

Previous Case No.: 20-10-0117P



# Federal Emergency Management Agency

Washington, D.C. 20472

## LETTER OF MAP REVISION DETERMINATION DOCUMENT

COMMUNITY AND REVISION INFORMATION		PROJECT DESCRIPTION	BASIS OF REQUEST
COMMUNITY	City of Scappoose Columbia County Oregon	BRIDGE	HYDRAULIC ANALYSIS UPDATED TOPOGRAPHIC DATA FLOODWAY
	COMMUNITY NO.: 410039		
IDENTIFIER	Buxton LOMR	APPROXIMATE LATITUDE & LONGITUDE: 45.758, -122.883 SOURCE: Precision Mapping Streets      DATUM: NAD 83	
ANNOTATED MAPPING ENCLOSURES		ANNOTATED STUDY ENCLOSURES	
TYPE: FIRM*      NO.: 41009C0444D      DATE: November 26, 2010 TYPE: FIRM      NO.: 41009C0482D      DATE: November 26, 2010		DATE OF EFFECTIVE FLOOD INSURANCE STUDY: November 26, 2010 PROFILES: 28P and 29P FLOOD DATA TABLE: 7	

Enclosures reflect changes to flooding sources affected by this revision.

\* FIRM - Flood Insurance Rate Map

### FLOODING SOURCE & REVISED REACH

Scappoose Creek – from approximately 955 feet upstream of NW E.J. Smith Road to approximately 2,200 feet upstream of E.M. Watts Road

### SUMMARY OF REVISIONS

Flooding Source	Effective Flooding	Revised Flooding	Increases	Decreases
Scappoose Creek	Zone AE	Zone AE	YES	YES
	Floodway	Floodway	NONE	YES
	BFEs*	BFEs	NONE	YES
	Zone X	Zone X	YES	YES

\* BFEs - Base (1-percent-annual-chance) Flood Elevations

### DETERMINATION

This document provides the determination from the Department of Homeland Security's Federal Emergency Management Agency (FEMA) regarding a request for a Letter of Map Revision (LOMR) for the area described above. Using the information submitted, we have determined that a revision to the flood hazards depicted in the Flood Insurance Study (FIS) report and/or National Flood Insurance Program (NFIP) map is warranted. This document revises the effective NFIP map, as indicated in the attached documentation. Please use the enclosed annotated map panels revised by this LOMR for floodplain management purposes and for all flood insurance policies and renewals in your community.

This determination is based on the flood data presently available. The enclosed documents provide additional information regarding this determination. If you have any questions about this document, please contact the FEMA Mapping and Insurance eXchange toll free at 1-877-336-2627 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 3601 Eisenhower Avenue, Suite 500, Alexandria, VA 22304-6426. Additional information about the NFIP is available on our website at <https://www.fema.gov/flood-insurance>.

Patrick "Rick" F. Sacbbit, P.E., Branch Chief  
Engineering Services Branch  
Federal Insurance and Mitigation Administration



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## LETTER OF MAP REVISION DETERMINATION DOCUMENT (CONTINUED)

### COMMUNITY INFORMATION

#### APPLICABLE NFIP REGULATIONS/COMMUNITY OBLIGATION

We have made this determination pursuant to Section 206 of the Flood Disaster Protection Act of 1973 (P.L. 93-234) and in accordance with the National Flood Insurance Act of 1968, as amended (Title XIII of the Housing and Urban Development Act of 1968, P.L. 90-448), 42 U.S.C. 4001-4128, and 44 CFR Part 65. Pursuant to Section 1361 of the National Flood Insurance Act of 1968, as amended, communities participating in the NFIP are required to adopt and enforce floodplain management regulations that meet or exceed NFIP criteria. These criteria, including adoption of the FIS report and FIRM, and the modifications made by this LOMR, are the minimum requirements for continued NFIP participation and do not supersede more stringent State/Commonwealth or local requirements to which the regulations apply.

We provide the floodway designation to your community as a tool to regulate floodplain development. Therefore, the floodway revision we have described in this letter, while acceptable to us, must also be acceptable to your community and adopted by appropriate community action, as specified in Paragraph 60.3(d) of the NFIP regulations.

NFIP regulations Subparagraph 60.3(b)(7) requires communities to ensure that the flood-carrying capacity within the altered or relocated portion of any watercourse is maintained. This provision is incorporated into your community's existing floodplain management ordinances; therefore, responsibility for maintenance of the altered or relocated watercourse, including any related appurtenances such as bridges, culverts, and other drainage structures, rests with your community. We may request that your community submit a description and schedule of maintenance activities necessary to ensure this requirement.

#### COMMUNITY REMINDERS

We based this determination on the 1-percent-annual-chance flood discharges computed in the FIS for your community without considering subsequent changes in watershed characteristics that could increase flood discharges. Future development of projects upstream could cause increased flood discharges, which could cause increased flood hazards. A comprehensive restudy of your community's flood hazards would consider the cumulative effects of development on flood discharges subsequent to the publication of the FIS report for your community and could, therefore, establish greater flood hazards in this area.

Your community must regulate all proposed floodplain development and ensure that permits required by Federal and/or State/Commonwealth law have been obtained. State/Commonwealth or community officials, based on knowledge of local conditions and in the interest of safety, may set higher standards for construction or may limit development in floodplain areas. If your State/Commonwealth or community has adopted more restrictive or comprehensive floodplain management criteria, those criteria take precedence over the minimum NFIP requirements.

This determination is based on the flood data presently available. The enclosed documents provide additional information regarding this determination. If you have any questions about this document, please contact the FEMA Mapping and Insurance eXchange toll free at 1-877-336-2627 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 3601 Eisenhower Avenue, Suite 500, Alexandria, VA 22304-6426. Additional Information about the NFIP is available on our website at <https://www.fema.gov/flood-insurance>.

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Engineering Services Branch  
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## LETTER OF MAP REVISION DETERMINATION DOCUMENT (CONTINUED)

We will not print and distribute this LOMR to primary users, such as local insurance agents or mortgage lenders; instead, the community will serve as a repository for the new data. We encourage you to disseminate the information in this LOMR by preparing a news release for publication in your community's newspaper that describes the revision and explains how your community will provide the data and help interpret the NFIP maps. In that way, interested persons, such as property owners, insurance agents, and mortgage lenders, can benefit from the information.

We have designated a Consultation Coordination Officer (CCO) to assist your community. The CCO will be the primary liaison between your community and FEMA. For information regarding your CCO, please contact:

Ms. Kristen Meyers  
Director, Mitigation Division  
Federal Emergency Management Agency, Region X  
Federal Regional Center  
130 228th Street, Southwest  
Bothell, WA 98021-8627  
(425) 487-4543

### STATUS OF THE COMMUNITY NFIP MAPS

We will not physically revise and republish the FIRM and FIS report for your community to reflect the modifications made by this LOMR at this time. When changes to the previously cited FIRM panels and FIS report warrant physical revision and republication in the future, we will incorporate the modifications made by this LOMR at that time.

This determination is based on the flood data presently available. The enclosed documents provide additional information regarding this determination. If you have any questions about this document, please contact the FEMA Mapping and Insurance eXchange toll free at 1-877-336-2627 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 3601 Eisenhower Avenue, Suite 500, Alexandria, VA 22304-6426. Additional Information about the NFIP is available on our website at <https://www.fema.gov/flood-insurance>.

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## LETTER OF MAP REVISION DETERMINATION DOCUMENT (CONTINUED)

### PUBLIC NOTIFICATION OF REVISION

A notice of changes will be published in the *Federal Register*. This information also will be published in your local newspaper on or about the dates listed below, and through FEMA's Flood Hazard Mapping website at

[https://www.floodmaps.fema.gov/fhm/bfe\\_status/bfe\\_main.asp](https://www.floodmaps.fema.gov/fhm/bfe_status/bfe_main.asp)

#### LOCAL NEWSPAPER

Name: *Columbia County Spotlight*

Dates: December 11, 2020 and December 18, 2020

Within 90 days of the second publication in the local newspaper, any interested party may request that we reconsider this determination. Any request for reconsideration must be based on scientific or technical data. Therefore, this letter will be effective only after the 90-day appeal period has elapsed and we have resolved any appeals that we receive during this appeal period. Until this LOMR is effective, the revised flood hazard determination presented in this LOMR may be changed.

This determination is based on the flood data presently available. The enclosed documents provide additional information regarding this determination. If you have any questions about this document, please contact the FEMA Mapping and Insurance eXchange toll free at 1-877-336-2627 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 3601 Eisenhower Avenue, Suite 500, Alexandria, VA 22304-6426. Additional Information about the NFIP is available on our website at <https://www.fema.gov/flood-insurance>.

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Engineering Services Branch  
Federal Insurance and Mitigation Administration

FLOODING SOURCE		FLOODWAY			1-PERCENT-ANNUAL-CHANCE FLOOD WATER SURFACE ELEVATION			
CROSS SECTION	DISTANCE <sup>1</sup>	WIDTH (FEET)	SECTION AREA (SQ. FEET)	MEAN VELOCITY (FEET/SEC)	REGULATORY (FEET NAVD)	WITHOUT FLOODWAY (FEET NAVD)	WITH FLOODWAY (FEET NAVD)	INCREASE (FEET)
Scappoose Creek								
A	-2,881	1,160	7,352	0.8	27.4	23.2 <sup>2</sup>	24.2 <sup>2</sup>	1.0
B	-931	199	1,478	4.1	27.4	24.9 <sup>2</sup>	25.9 <sup>2</sup>	1.0
C	0	114	928	6.6	28.3	28.3	28.8	0.5
D	900	350	2,421	2.5	30.1	30.1	30.7	0.6
E	1,300	290	1,933	3.2	30.4	30.4	31.1	0.7
F	1,650	300	1,108	5.5	30.9	30.9	31.7	0.8
G	1,780	390	2,404	2.5	32.8	32.8	33.2	0.4
H	2,880	170	1,218	5.0	34.8	34.8	35.5	0.7
I	3,440	155	707	8.7	36.5	36.5	37.4	0.9
J	3,770	205	955	6.4	40.0	40.0	40.0	0.0
K	4,050	200	1,158	5.3	40.9	40.9	41.0	0.1
L	4,690	480	1,975	3.1	42.1	42.1	42.1	0.0
M	5,100	180	726	4.6	42.5	42.5	42.5	0.0
N	6,160	130	709	4.7	44.2	44.2	44.5	0.3
O	6,340	79	566	5.9	44.5	44.5	44.9	0.4
P	6,570	95	684	4.9	45.6	45.6	46.3	0.7
Q	6,760	94	767	4.4	46.2	46.2	47.0	0.8
R	7,021	100	858	3.9	47.3	47.3	47.5	0.2
S	7,581	150	1,474	2.3	47.8	47.8	48.4	0.6
T	7,785	82	810	4.1	48.3	48.3	48.8	0.5
U	8,301	164	1,341	2.5	49.2	49.2	49.4	0.2
V	8,741	220	550	6.1	49.4	49.4	49.7	0.3
W	9,756	220	1,945	1.7	50.5	50.5	51.2	0.7
X	11,156	90	728	4.6	51.0	51.0	51.9	0.9
Y	12,476	95	1,031	3.2	52.3	52.3	53.2	0.9
Z	14,702	63	560	6.0	55.8	55.8	55.9	0.1

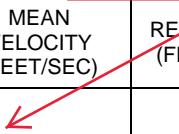
<sup>1</sup> Feet from West Lane Road    <sup>2</sup> Elevation computed without consideration of backwater from Columbia River

<b>TABLE 7</b>	FEDERAL EMERGENCY MANAGEMENT AGENCY	<b>REVISED TO</b>	<b>FLOODWAY DATA</b>
	<b>COLUMBIA COUNTY, OR AND INCORPORATED AREAS</b>	<b>REFLECT LOMR</b> <b>EFFECTIVE: April 19, 2021</b>	<b>SCAPPOOSE CREEK</b>

REVISED DATA

FLOODING SOURCE		FLOODWAY			1-PERCENT-ANNUAL-CHANCE FLOOD WATER SURFACE ELEVATION			
CROSS SECTION	DISTANCE <sup>1</sup>	WIDTH (FEET)	SECTION AREA (SQ. FEET)	MEAN VELOCITY (FEET/SEC)	REGULATORY (FEET NAVD)	WITHOUT FLOODWAY (FEET NAVD)	WITH FLOODWAY (FEET NAVD)	INCREASE (FEET)
Scappoose Creek								
AA	16,952	170	1,140	2.7	58.5	58.5	59.5	0.5
AB	20,752	100	734	4.2	62.6	62.6	63.4	0.8
AC	21,822	30	326	9.6	66.4	66.4	66.4	0.0
AD	22,472	230	1,460	2.0	67.1	67.1	68.0	0.9
AE	24,172	224	925	3.2	69.3	69.3	70.3	1.0
AF	25,522	200	842	3.6	73.7	73.7	74.6	0.9
AG	26,052	270	606	4.9	77.0	77.0	77.6	0.6
AH	26,722	242	611	4.9	80.8	80.8	81.2	0.4
AI	27,388	210	606	4.9	84.9	84.9	84.9	0.0
AJ	27,738	160	437	6.8	87.2	87.2	87.3	0.1
AK	28,038	231	390	7.4	89.7	89.7	90.2	0.5
AL	28,107	246	1,575	1.8	91.9	91.9	92.6	0.7

REVISED DATA



<sup>1</sup> Feet from West Lane Road

TABLE 7

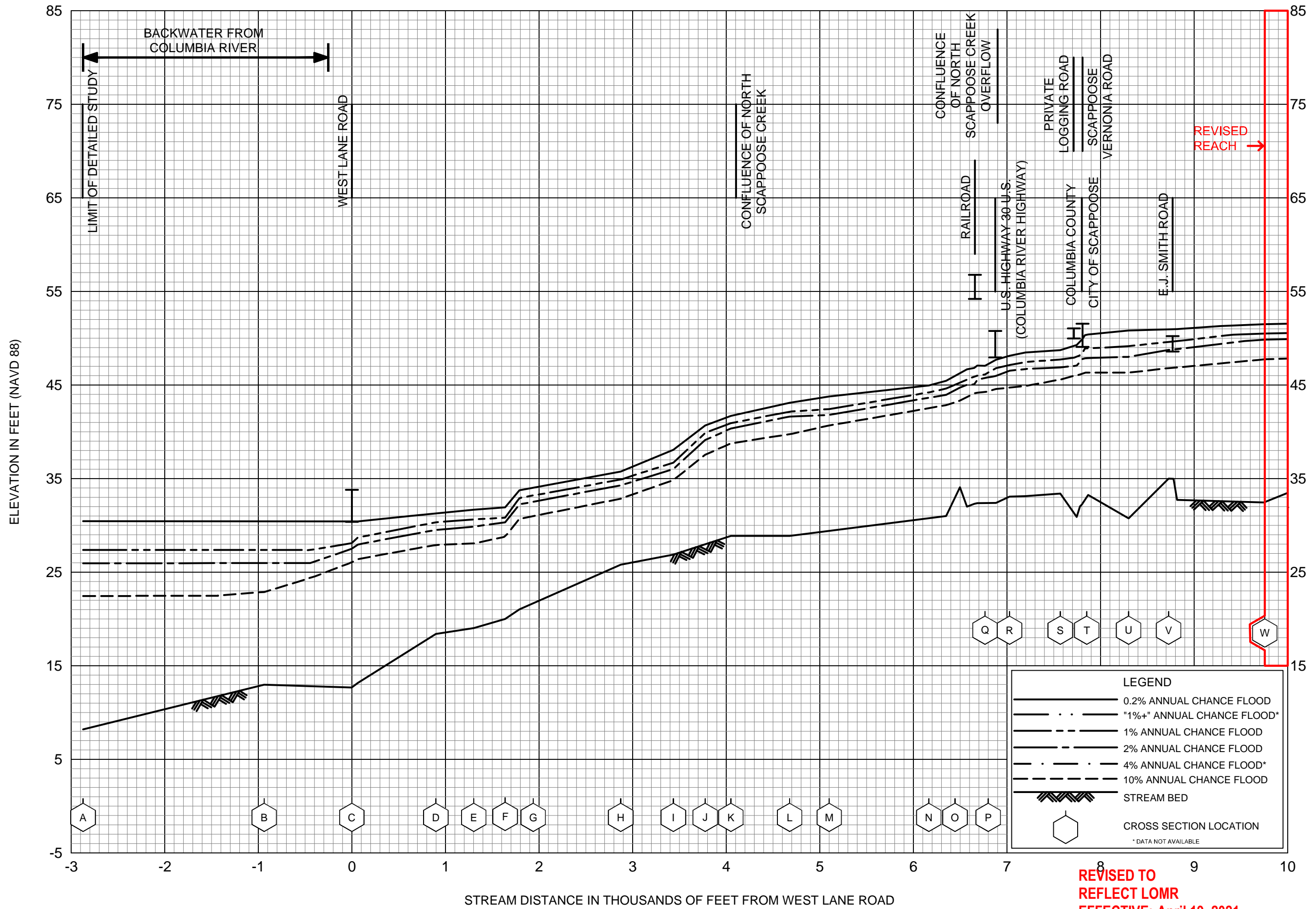
FEDERAL EMERGENCY MANAGEMENT AGENCY

COLUMBIA COUNTY, OR  
AND INCORPORATED AREAS

REVISED TO  
REFLECT LOMR  
EFFECTIVE: April 19, 2021

FLOODWAY DATA

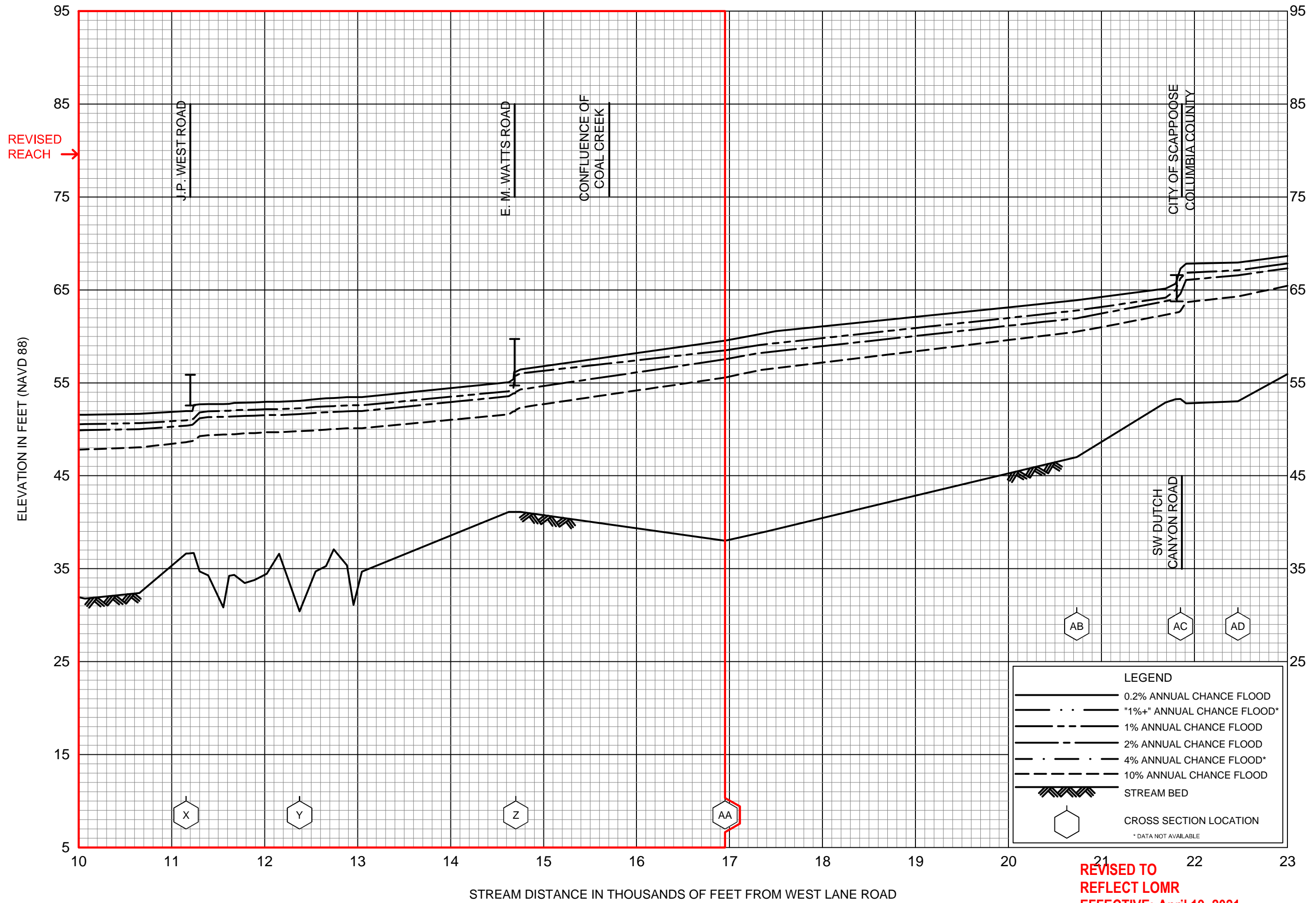
SCAPPOOSE CREEK



**REVISED TO  
REFLECT LOMR  
EFFECTIVE: April 19, 2021**

**FLOOD PROFILES  
SCAPPOOSE CREEK**

FEDERAL EMERGENCY MANAGEMENT AGENCY  
**COLUMBIA COUNTY, OR**  
AND INCORPORATED AREAS



**REVISED TO  
REFLECT LOMR  
EFFECTIVE: April 19, 2021**

**FLOOD PROFILES  
SCAPPOOSE CREEK**

FEDERAL EMERGENCY MANAGEMENT AGENCY  
**COLUMBIA COUNTY, OR**  
AND INCORPORATED AREAS



Columbia County  
Unincorporated Areas  
410034

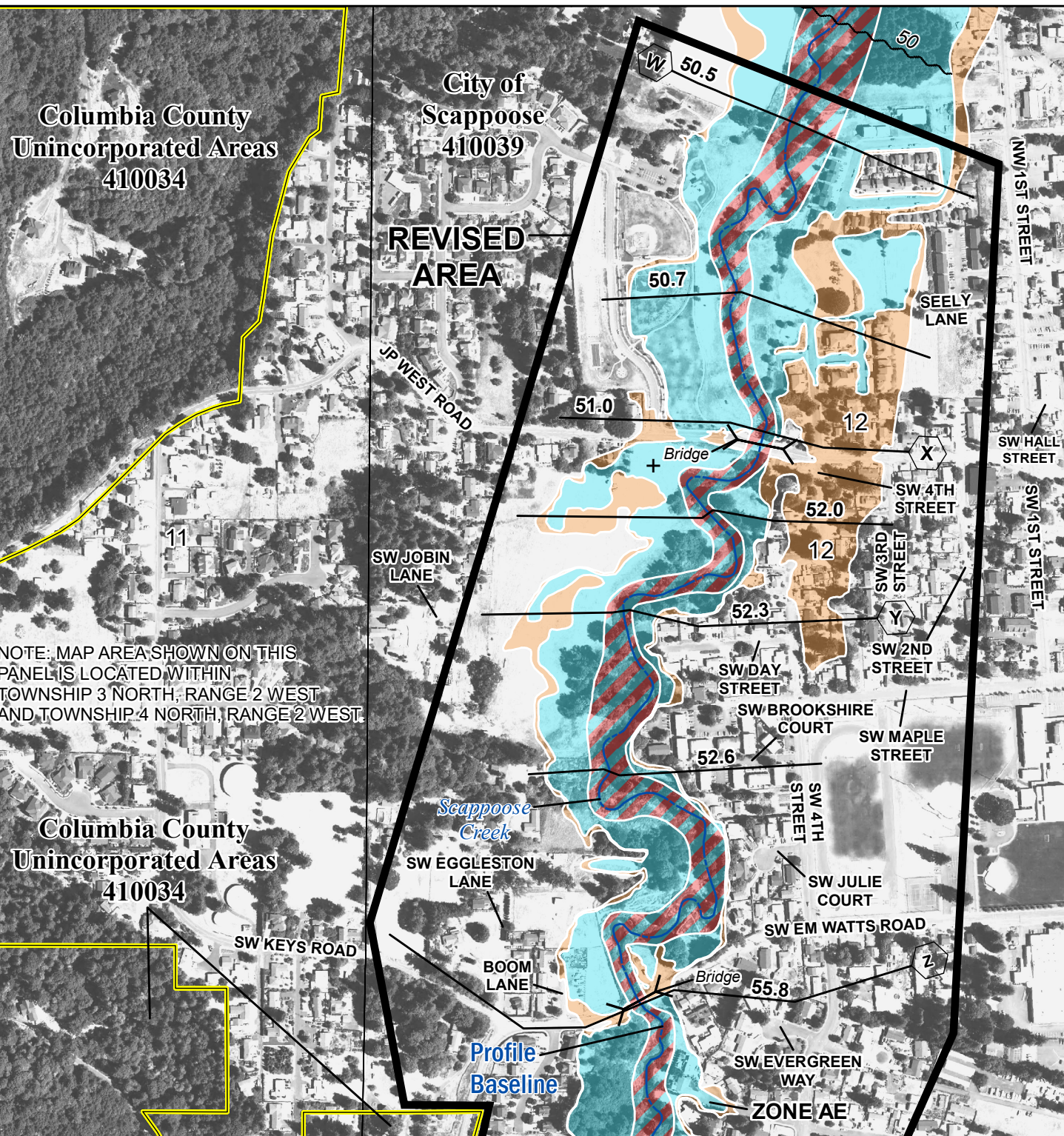
City of  
Scappoose  
410039

REVISED  
AREA

NOTE: MAP AREA SHOWN ON THIS  
PANEL IS LOCATED WITHIN  
TOWNSHIP 3 NORTH, RANGE 2 WEST  
AND TOWNSHIP 4 NORTH, RANGE 2 WEST.

Columbia County  
Unincorporated Areas  
410034

JOINS PANEL 0482



**SPECIAL FLOOD HAZARD AREAS**

- Without Base Flood Elevation (BFE)  
Zone A, V, A99
- With BFE or Depth Zone AE, AO, AH, VE, AR
- Regulatory Floodway

**OTHER AREAS OF FLOOD HAZARD**

- 0.2% Annual Chance Flood Hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile Zone X
- Future Conditions 1% Annual Chance Flood Hazard Zone X
- Area with Reduced Flood Risk due to Levee See Notes. Zone X

**SCALE**

Map Projection:  
NAD 1983 UTM Zone 10N;  
Western Hemisphere; Vertical Datum: NAVD 88

1 inch = 500 feet 1:6,000

0 250 500 1,000 Feet  
0 75 150 300 Meters

**FEDERAL EMERGENCY MANAGEMENT AGENCY**  
**FEMA**

**National Flood Insurance Program**

**NATIONAL FLOOD INSURANCE PROGRAM**  
FLOOD INSURANCE RATE MAP

**COLUMBIA COUNTY, OREGON**  
and Incorporated Areas

PANEL **444** OF **525**

Panel Contains:

COMMUNITY	NUMBER	PANEL	SUFFIX
COLUMBIA COUNTY	410034	0444	D
SCAPPOOSE, CITY OF	410039	0444	D

**U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT**  
**FEMA**

**REVISED TO REFLECT LOMR EFFECTIVE: April 19, 2021**

VERSION NUMBER  
2.1.3.0

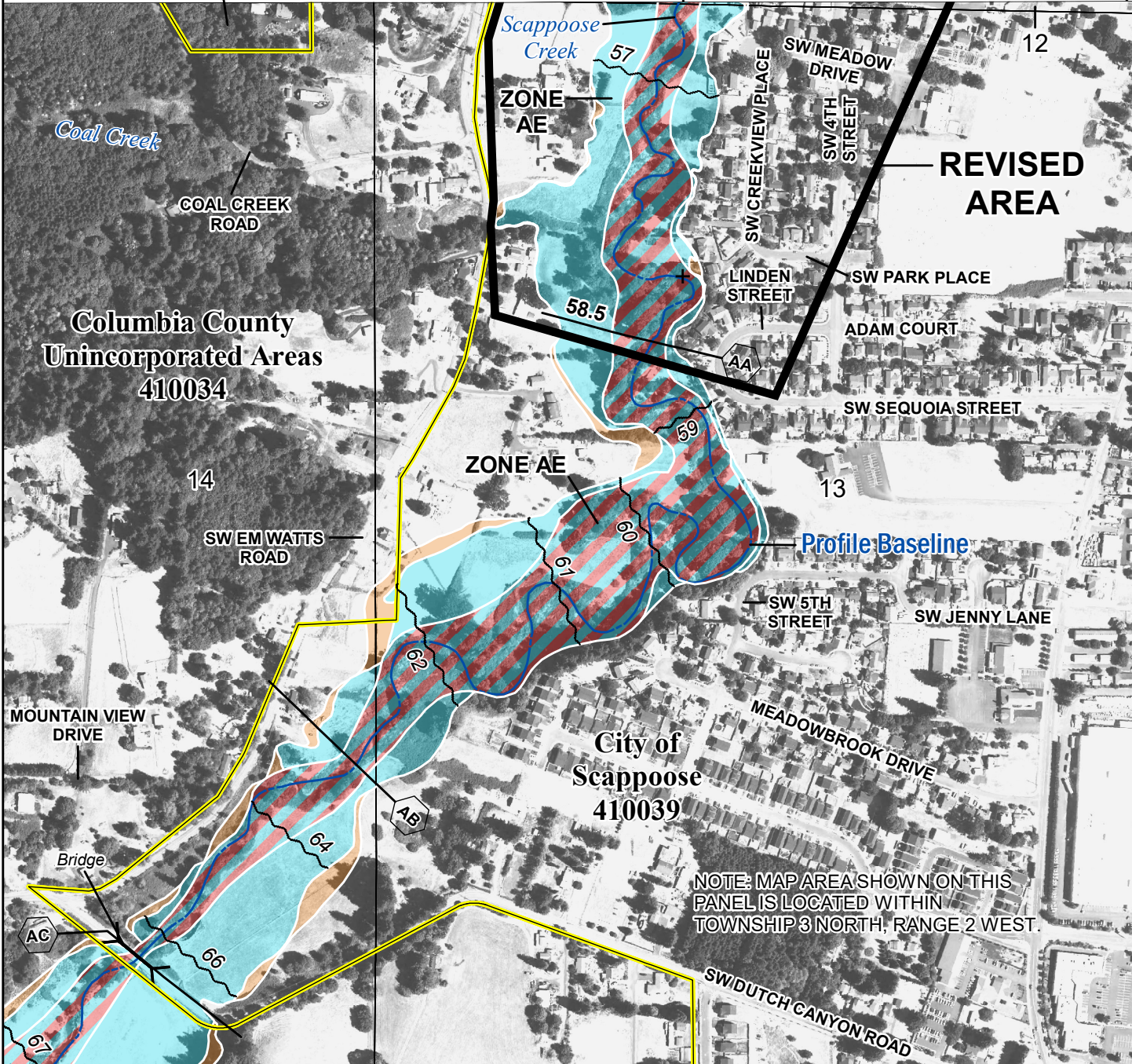
MAP NUMBER  
41009C0444D

MAP REVISED  
NOVEMBER 26, 2010

City of Scappoose  
410039

509<sup>000m</sup>E

JOINS PANEL 0444



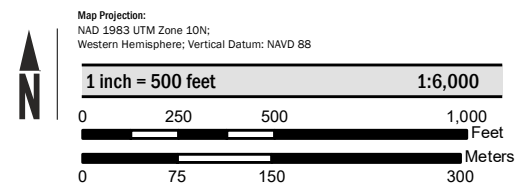
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**SCALE**



**FEDERAL EMERGENCY MANAGEMENT AGENCY**  
**FEMA**

**NATIONAL FLOOD INSURANCE PROGRAM**  
FLOOD INSURANCE RATE MAP

**COLUMBIA COUNTY, OREGON**  
and Incorporated Areas

**PANEL 482 OF 525**

Panel Contains:

COMMUNITY	NUMBER	PANEL	SUFFIX
COLUMBIA COUNTY	410034	0482	D
SCAPPOOSE, CITY OF	410039	0482	D

**REVISED TO REFLECT LOMR EFFECTIVE: April 19, 2021**

VERSION NUMBER 2.1.3.0  
MAP NUMBER 41009C0482D  
MAP REVISED NOVEMBER 26, 2010

NOTE: MAP AREA SHOWN ON THIS PANEL IS LOCATED WITHIN TOWNSHIP 3 NORTH, RANGE 2 WEST.