



PLUM CREEK LANDOWNERS NOTIFIED ABOUT REVISED FLOODPLAIN MAP

MontgomeryCountyVA.gov

Nov. 10, 2008

Montgomery County, Virginia – A total of 30 property owners along Plum Creek have recently been notified that they may be affected by a recent revision to the floodplain map. The Federal Emergency Management Agency (FEMA) has performed a new hydraulic study of the entire length of Plum Creek in Montgomery County, which has resulted in changes to the proposed Base Flood Elevations (BFE) along Plum Creek.

The County's Department of Planning and GIS Services recently mailed letters to the affected property owners advising them of their opportunity to appeal the proposed base flood elevation changes. The Plum Creek area affected is approximately 900 feet upstream of U.S. Highway 11 at Gate and Plum Creek roads.

Plum Creek residents who wish to appeal the revised elevations have until Feb. 10 to notify William R. Blanton Jr., Chief, Engineering Management Branch, Mitigation Directorate, FEMA, 500 C St., SW, Washington, D.C. 20472. Appeals must be based on knowledge or information that the base flood elevations are scientifically or technically incorrect.

“Most Plum Creek residents will not be adversely affected by this revision of base flood elevations,” said Planning Director Steve Sandy. While appeals must be made to FEMA, residents may review the flood insurance study and revised insurance rate maps at the Planning and GIS Office at the Government Center, 755 Roanoke St., Suite 2A, Christiansburg.

Planning officials have been working with the Federal Emergency Management Agency (FEMA) to update flood maps to show flood hazard areas in the County. Federal law requires all structures within special flood hazard areas to have a federally backed mortgage.

For more information, contact 394-2148.

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