NOTES TO USERS

This map is for use in administering the National Flood Insurance Program. It does not represent current or historical conditions of flood risk. The highest flood risk may exist between the mapped boundaries of flood areas and the floodplain boundaries. The map is for use in the National Flood Insurance Program and flood insurance rates are not based on the elevation of individual buildings. Therefore, this map does not reflect the current floodplain boundary in all areas.

To obtain more detailed information in areas where Base Flood Elevations are not shown on the FIRM, map users should contact appropriate flood control agencies. Floodplain boundaries and flood elevation data are shown on the FIRM to assist in identifying areas of Special Flood Hazard and Base Flood Elevations. Flood elevations on the FIRM are referenced to the North American Vertical Datum of 1988.

Questions about this map or flood insurance in your community should be directed to your insurance agent or in the community.

Visit the FEMA website at http://www.fema.gov/business/nfip/ for more information on floodplain management and the National Flood Insurance Program.

Visit the FEMA website at http://www.msc.fema.gov/ for information on flood control structures for this jurisdiction.

Contact the Federal Emergency Management Agency at 1-800-358-9616 for information on flood insurance and floodplain management.

The 1% annual chance flood (100-year flood), also known as the base flood, is the flood that has a 1% chance of being equaled or exceeded in any given year. The base flood is the basis for determining Base Flood Elevations (BFEs) used in calculating flood insurance premiums.

Base Flood Elevations (BFEs) determined. For areas of alluvial fan flooding, velocities also determined.

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Notice to User: The FIRM is an updated map of the floodplain using the latest information on the floodplain. To determine the elevation of your property, contact your insurance agent or in the community. Base Flood Elevations (BFEs) are shown on this map for areas of Special Flood Hazard. BFEs are needed to determine flood insurance rates. BFEs are shown on special flood hazard areas determined.