

Summary of 5-Step Floodplain Analysis

Application ID Number: **RRE00029262MF**

Applicant: **Claudette O'Malley**

Project Location: **438 Highway 35 North, Unit 1102, Mantoloking (Brick Township), Ocean County, NJ; Block 36, Lot 31_C1102**

Project Description: **Rehabilitation of a single residential unit within a multifamily (5 or more units) structure**

Step 1. Determine if the proposed action is in a 100-year floodplain.

The proposed action involves the rehabilitation of a single residential unit (Unit 1102) within a multifamily structure (5 or more units) located at 438 Route 35 North, Mantoloking (Brick Township), Ocean County, New Jersey (Block 36, Lot 31_C1102). The multifamily residential structure, contains a total of 29 units and occupies approximately 0.21 acres (8,987 square feet) of land based on measurement of the building using the NJDEP ArcGIS Screening Tool (see RRE0029262MF_ProjectLocationMap). Elevation of the structure is not proposed (see RRE0029262MF_ECR). The unit subject to the environmental review occupies approximately 0.0311 acres of land based on property tax records (see RRE0029262MF_TaxCard).

The presence of a 100-year floodplain was determined by examination of National Flood Insurance Program (NFIP) Flood Insurance Rate Map (FIRM) for Ocean County, New Jersey, Panel 218 of 611, Community-Panel Number 34029C0218F, dated September 29, 2006 (see attached map RRE0029262MF_FIRM34029C0218F). It has been determined that the entire proposed action is located in a 100-year floodplain, i.e. zone AO.

Because there will be no elevation and no changes to the footprint of the structure or unit, the proposed action would not change the floodplain from pre-Superstorm Sandy conditions

Step 2. Notify the public of the intent to locate the proposed action in a floodplain.

Because the project involves minor rehabilitation of a residential structure, this step does not apply.

Step 3. Identify and evaluate practicable alternatives to locating the proposed action in a floodplain.

Because the project involves minor rehabilitation of a residential structure, this step does not apply.

Step 4. Identify and describe the proposed action's direct and indirect effects associated with occupying or modifying the floodplain.

The proposed action involves the rehabilitation of a single residential unit (Unit 1102) within a multifamily structure (5 or more units) located at 438 Route 35 North, Mantoloking (Brick Township), Ocean County, New Jersey (Block 36, Lot 31_C1102). The multifamily residential structure, built in 1969

according to property tax records, contains 29 units. Elevation of the structure is not proposed (see RRE0029262MF_ECR). The property subject to the environmental review occupies approximately 0.0311 acres of land based on property tax records (see RRE0029262MF_TaxCard). Because there will be no elevation and no changes to the footprint of the structure or unit, the proposed action represents no change to the floodplain from pre-Sandy conditions.

Step 5. Identify methods to minimize the potential adverse impacts within a floodplain and to restore and preserve its natural and beneficial values.

The project activity is unlikely to have any impact on the floodplain. No additional direct or indirect impacts are anticipated to occur as a result of the continued occupation of the residential unit. However, because the site is located in the floodplain and as a condition of receiving project funding, the NJDEP requires that all participants whose property is in the 100-year floodplain shown on the effective FIRM must carry flood insurance on the subject property for its economic life and to comply with any applicable requirements under the NFIP. Therefore, these requirements will help to mitigate the potential flood hazard threat to the property.

Step 6. Reevaluate the proposed action to determine if it is still practicable given its floodplain effects.

Because the proposed action represents no change from pre-Sandy conditions, it is still determined to be practicable.

Per 24 CFR 55.12(a)(3), because the proposed project involves only minor, interior rehabilitation to existing multifamily housing, no alternative beyond the No Action alternative was considered.

Step 7: If the only practicable alternative is locating in a floodplain, publish a final public notice.

Because the project involves minor rehabilitation of a residential structure, this step does not apply.

Step 8. The proposed action can be implemented after steps 1, 4, 5 through 6 have been completed.

Implementation of the proposed action may require additional local and state permits, which could place additional design modifications or mitigation requirements on the project.