



FEMA

March 26, 2021

Mr. Jason Reynolds
City Manager
1800 Space Park Drive Suite 200
Nassau Bay, TX 77058

Dear Mr. Reynolds:

The purpose of this letter is to provide you with the results of the National Flood Insurance Program (NFIP) Community Rating System (CRS) field verification findings based on your 5-year cycle verification. The field verification report is enclosed for your records.

I am pleased to inform you that the Department of Homeland Security, Federal Emergency Management Agency (FEMA), has determined that the City of Nassau Bay will retain its current rating as a Class 7 in the National Flood Insurance Program (NFIP) Community Rating System (CRS). The floodplain management activities implemented by your community qualify it for a 15 percent discount on flood insurance premiums for NFIP policies issued or renewed in Special Flood Hazard Areas. This savings is a tangible result of the flood mitigation activities your community implements to protect lives and reduce property damage.

Please note that Preferred Risk Policies, applicable in Zones B, C, and X on your community's NFIP Flood Insurance Rate Map, are not eligible for the CRS discount. Standard rated flood insurance policies in Zones B, C, X, D, AR, and A99 are limited to a CRS discount of ten percent in Class 1–6 communities and five percent in Class 7–9 communities. The rates for the above-mentioned policies already reflect significant premium reductions.

The CRS rating for your community will automatically be renewed annually as long as there are no NFIP noncompliance actions, so a notification letter will not be sent every year. This annual renewal will take place as long as your community continues to implement the CRS activities you certify in your annual recertification documentation. If no additional modifications or new CRS activities are added, the next verification visit for your community will be in accordance with its established 5-year cycle. In the interim, FEMA will periodically send the *NFIP/CRS Update* newsletter and other notices to your CRS Coordinator to keep your community informed.

I commend you on your community actions and your determination to lead your community to be more disaster resistant. This commitment enhances public safety, property protection, and protects the natural functions of floodplains, and reduces flood insurance premiums.

If you have any questions or need additional information, please contact the FEMA Region VI Office, CRS Coordinator, David Hiegel, by telephone at (940) 898-5405.

Sincerely,

A handwritten signature in black ink that reads "William H. Lesser".

William H. Lesser, CRS Coordinator
Federal Insurance and Mitigation Administration

Enclosure

cc: Mark Stelly, CRS Coordinator



COMMUNITY
RATING
SYSTEM

VERIFICATION
REPORT

City of Nassau Bay, TX

Verified Class 7

NFIP Number: 485491

Cycle

Date of Verification Visit: October 3, 2018

This Verification Report is provided to explain the recommendations of Insurance Services Office, Inc. (ISO) to DHS/FEMA concerning credits under the Community Rating System (CRS) for the above named community.

A total of 1671 credit points are verified which results in a recommendation that the community remain classified as a CRS Class 7. The following is a summary of our findings with the total credit points for each activity noted in parenthesis:

Activity 310 – Elevation Certificates: The Building Department maintains elevation certificates for new and substantially improved buildings. Copies of elevation certificates are made available upon request. Elevation Certificates are also kept for post-FIRM. (25 points)

Activity 320 – Map Information Service: Credit is provided for furnishing inquirers with basic flood zone information from the community's latest Flood Insurance Rate Map (FIRM). The service is publicized annually and records are maintained. (30 points)

Activity 330 – Outreach Projects: Credit is provided for informational outreach projects, general outreach projects, and targeted outreach projects. These projects are disseminated annually. (120 points)

Activity 340 – Hazard Disclosure: Credit is provided for state regulations requiring disclosure of flood hazards. (15 points)

Activity 350 – Flood Protection Information: Documents relating to floodplain management are available in the reference section of the Harris County Public Library. Credit is also provided for floodplain information displayed on the community's website. (39 points)

Activity 360 – Flood Protection Assistance: Credit is provided for offering one-on-one advice regarding property protection and making site visits before providing advice. Credit is also provided for giving advice on financial assistance programs. (65 points)

Activity 370 – Flood Insurance Promotion: Credit is provided for providing technical advice regarding flood insurance. (15 points)

Activity 420 – Open Space Preservation: Credit is provided for preserving approximately 16 percent of the Special Flood Hazard Area (SFHA) as open space and preserving open space land in a natural state. (295 points)

Activity 430 – Higher Regulatory Standards: Credit is provided for enforcing regulations that require freeboard for new and substantial improvement construction and local drainage protection. Credit is also provided for the enforcement of building codes, a Building Code Effectiveness Grading Schedule (BCEGS) Classification of 4/4 and regulations administration. (286 points)

Activity 440 – Flood Data Maintenance: Credit is provided for maintaining and using additional map data in the day to day management of the floodplain. Credit is also provided for establishing and maintaining a system of benchmarks and maintaining copies of all previous FIRMs and Flood Insurance Study Reports. (122 points)

Activity 450 – Stormwater Management: The community enforces regulations for soil and erosion control and water quality. (34 points)

Section 502 – Repetitive Loss Category: Based on the updates made to the NFIP Report of Repetitive Losses as of January 30, 2020, the City of Nassau Bay, TX has 88 repetitive loss properties and is a Category B community for CRS purposes. All requirements for a Category B community have been met. (No credit points are applicable to this section)

Activity 510 – Floodplain Management Planning: Credit is provided for the adoption and implementation of the Harris County Multi-Hazard Mitigation Action Plan Update adopted July 1, 2020. A progress report must be submitted on an annual basis. (262 points)

Activity 520 – Acquisition and Relocation: Credit is provided for acquiring and relocating 7 buildings from the community's regulatory floodplain. (23 points)

Activity 610 – Flood Warning and Response: Credit is provided for a program that provides timely identification of impending flood threats, disseminates warnings to appropriate floodplain residents, and coordinates flood response activities. Credit is also provided for the designation as a Storm Ready Community by the National Weather Service. (340 points)

Activity 710 – County Growth Adjustment: All credit in the 400 series is multiplied by the growth rate of the county to account for growth pressures. The growth rate for Harris County, TX is 1.14.

Attached is the Community Calculations Worksheet that lists the verified credit points for the Community Rating System.

CEO Name / Address:

Jason Reynolds
City Manager
1800 Space Park, Suite 201
Nassau Bay, Texas 77058

CRS Coordinator Name / Address:

Mark Stelly
Building Official
1800 Space Park, Suite 201
Nassau Bay, Texas 77058
(281) 336-6291

Date Report Prepared: December 15, 2020

720 COMMUNITY CREDIT CALCULATIONS (Cycle):

CALCULATION SECTION :

Verified Activity Calculations:	Credit
c310 25	25
c320 30	30
c330 120	120
c340 15	15
c350 39	39
c360 65	65
c370 15	15
c410 x CGA =	
c420 259 x CGA 1.14 =	295
c430 251 x CGA 1.14 =	286
c440 107 x CGA 1.14 =	122
c450 30 x CGA 1.14 =	34
c510 262	262
c520 23	23
c530	
c540	
c610 340	340
c620	
c630	

Community Classification Calculation:

cT = total of above	cT = <u>1671</u>
Community Classification (from Table 110-1):	Class = <u>7</u>

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