



Federal Emergency Management Agency

Washington, D.C. 20472

CERTIFIED MAIL
RETURN RECEIPT REQUESTED

IN REPLY REFER TO:
115-I

December 7, 2018

The Honorable Darin Taylor
Mayor, City of Middleton
City Hall
1103 West Main Street
Middleton, Idaho 83644

Community: City of Middleton,
Canyon County, Idaho
Community No.: 160037
Map Panels Affected: See FIRM Index

Dear Mayor Taylor:

On May 3, 2017, you were notified of proposed modified flood hazard determinations (FHDs) affecting the Flood Insurance Rate Map (FIRM) and Flood Insurance Study (FIS) report for the City of Middleton, Canyon County, Idaho. The statutory 90-day appeal period that was initiated on May 17, 2017, when the Department of Homeland Security's Federal Emergency Management Agency (FEMA) published a notice of proposed FHDs for your community in the *Idaho Press Tribune*, has elapsed.

FEMA received no valid requests for changes in the FHDs. Therefore, the determination of the Agency as to the FHDs for your community is considered final. The final FHDs will be published in the *Federal Register* as soon as possible. The modified FHDs and revised map panels, as referenced above, will be effective as of June 7, 2019, and revise the FIRM that were in effect prior to that date. For insurance rating purposes, the community number and new suffix code for the panels being revised are indicated above and on the maps and must be used for all new policies and renewals.

The modifications are pursuant to Section 206 of the Flood Disaster Protection Act of 1973 (Public Law 93-234) and are in accordance with the National Flood Insurance Act of 1968, as amended (Title XIII of the Housing and Urban Development Act of 1968, Public Law 90-448), 42 U.S.C. 4001-4128, and 44 CFR Part 65. Because of the modifications to the FIRM and FIS report for your community made by this map revision, certain additional requirements must be met under Section 1361 of the 1968 Act, as amended, within 6 months from the date of this letter. Prior to June 7, 2019, your community is required, as a condition of continued eligibility in the National Flood Insurance Program (NFIP), to adopt or show evidence of adoption of floodplain management regulations that meet the standards of Paragraph 60.3(d) of the NFIP regulations. These standards are the minimum requirements and do not supersede any State or local requirements of a more stringent nature.

It must be emphasized that all the standards specified in Paragraph 60.3(d) of the NFIP regulations must be enacted in a legally enforceable document. This includes the adoption of the effective FIRM and FIS report to which the regulations apply and the modifications made by this map revision. Some of the standards should already have been enacted by your community. Any additional requirements can be met by taking one of the following actions:

1. Amending existing regulations to incorporate any additional requirements of Paragraph 60.3(d);
 2. Adopting all the standards of Paragraph 60.3(d) into one new, comprehensive set of regulations;
- or

3. Showing evidence that regulations have previously been adopted that meet or exceed the minimum requirements of Paragraph 60.3(d).

Communities that fail to enact the necessary floodplain management regulations will be suspended from participation in the NFIP and subject to the prohibitions contained in Section 202(a) of the 1973 Act as amended.

A Consultation Coordination Officer (CCO) has been designated to assist your community with any difficulties you may be encountering in enacting the floodplain management regulations. The CCO will be the primary liaison between your community and FEMA. For information about your CCO, please contact:

Mr. David M. Ratté
 Engineer, Federal Emergency Management Agency, Region 10
 130 - 228th Street, Southwest
 Bothell, Washington 98021-8627
 (425) 487-4657

To assist your community in maintaining the FIRM, we have enclosed a Summary of Map Actions to document previous Letter of Map Change (LOMC) actions (i.e., Letters of Map Amendment (LOMAs), Letters of Map Revision (LOMRs)) that will be superseded when the revised FIRM panels referenced above become effective. Information on LOMCs is presented in the following four categories: (1) LOMCs for which results have been included on the revised FIRM panels; (2) LOMCs for which results could not be shown on the revised FIRM panels because of scale limitations or because the LOMC issued had determined that the lots or structures involved were outside the Special Flood Hazard Area as shown on the FIRM; (3) LOMCs for which results have not been included on the revised FIRM panels because the flood hazard information on which the original determinations were based is being superseded by new flood hazard information; and (4) LOMCs issued for multiple lots or structures where the determination for one or more of the lots or structures cannot be revalidated through an administrative process like the LOMCs in Category 2 above. LOMCs in Category 2 will be revalidated through a single letter that reaffirms the validity of a previously issued LOMC; the letter will be sent to your community shortly before the effective date of the revised FIRM and will become effective 1 day after the revised FIRM becomes effective. For the LOMCs listed in Category 4, we will review the data previously submitted for the LOMA or LOMR request and issue a new determination for the affected properties after the revised FIRM becomes effective.

The FIRM and FIS report for your community have been prepared in our countywide format, which means that flood hazard information for all jurisdictions within Canyon County, Idaho has been combined into one FIRM and FIS report. When the FIRM and FIS report are printed and distributed, your community will receive only those panels that present flood hazard information for your community. We will provide complete sets of the FIRM panels to county officials, where they will be available for review by your community.

The FIRM panels have been computer-generated. Once the FIRM and FIS report are printed and distributed, the digital files containing the flood hazard data for the entire county can be provided to your community for use in a computer mapping system. These files can be used in conjunction with other thematic data for floodplain management purposes, insurance purchase and rating requirements, and many other planning applications. Copies of the digital files or paper copies of the FIRM panels may be obtained by calling our FEMA Map Information eXchange (FMIX), toll free, at 1-877-FEMA-MAP

(1-877-336-2627). In addition, your community may be eligible for additional credits under our Community Rating System if you implement your activities using digital mapping files.

If you have any questions regarding the necessary floodplain management measures for your community or the NFIP in general, we urge you to call the Director, Federal Insurance and Mitigation Division of FEMA in Bothell, Washington, at (425) 487-4600 for assistance. If you have any questions concerning mapping issues in general or the enclosed Summary of Map Actions, please call FMIX at the number shown above. Additional information and resources your community may find helpful regarding the NFIP and floodplain management, such as *The National Flood Insurance Program Code of Federal Regulations*, *Answers to Questions About the NFIP*, *Use of Flood Insurance Study (FIS) Data as Available Data*, *Frequently Asked Questions Regarding the Effect that Revised Flood Hazards have on Existing Structures*, and *National Flood Insurance Program Elevation Certificate and Instructions*, can be found on our website at <https://www.floodmaps.fema.gov/lfd>. Paper copies of these documents may also be obtained by calling FMIX.

Sincerely,



Luis Rodriguez, P.E., Director
Engineering and Modeling Division
Federal Insurance and Mitigation Administration

Enclosure:

Final Summary of Map Actions

cc: Community Map Repository
Amy Woodruff, City of Engineer and Floodplain Administrator, City of Middleton
Maureen O'Shea, CFM, NFIP State Coordinator, Idaho Department of Water Resources
Robin Kiska, Idaho Risk MAP Coordinator, Idaho Office of Emergency Management

FINAL SUMMARY OF MAP ACTIONS

Community: MIDDLETON, CITY OF

Community No: 160037

To assist your community in maintaining the Flood Insurance Rate Map (FIRM), we have summarized below the effects of the enclosed revised FIRM panels(s) on previously issued Letter of Map Change (LOMC) actions (i.e., Letters of Map Revision (LOMRs), Letter of Map Revision based on Fill (LOMR-Fs), and Letters of Map Amendment (LOMAs)) that will be affected when the revised FIRM becomes effective on June 7, 2019.

1. LOMCs Incorporated

The modifications effected by the LOMCs listed below will be reflected on the revised FIRM. In addition, these LOMCs will remain in effect until the revised FIRM becomes effective.

LOMC	Case No.	Date Issued	Project Identifier	Original Panel	Current Panel
			NO CASES RECORDED		

2. LOMCs Not Incorporated

The modifications effected by the LOMCs listed below will not be reflected on the revised FIRM panels or will not be reflected on the revised FIRM panels because of scale limitations or because the LOMC issued had determined that the lot(s) or structure(s) involved were outside the Special Flood Hazard Area, as shown on the FIRM. These LOMCs will remain in effect until the revised FIRM becomes effective. These LOMCs will be revalidated free of charge 1 day after the revised FIRM becomes effective through a single revalidation letter that reaffirms the validity of the previous LOMCs.

FINAL SUMMARY OF MAP ACTIONS

Community: MIDDLETON, CITY OF

Community No: 160037

2A. LOMCs on Revised Panels

LOMC	Case No.	Date Issued	Project Identifier	Original Panel	Current Panel
LOMR-F	96-10-120A	05/17/1996	PLUMTREE SUBDIV NO. 1, BLOCK 1, LOT 1 & BLOCK 2, LOT 21	1600370001E	16027C0234G
LOMR-F	96-10-194A	07/23/1996	PLUMTREE SUBDIV NO. 1, BLOCK 2, LOT 24	1600370001E	16027C0234G
LOMA	96-10-210A	08/15/1996	MOUNTAIN VIEW SUBDIV NO. 1, BLOCK 2, LOTS 13-16-- 457, 433, 405, & 421 MOUNTAIN LOOP ST	1600370001E	16027C0253G
LOMR-F	96-10-234A	09/12/1996	PLUMTREE SUBDIV NO. 1, BLOCK 1, LOTS 2-4; BLOCK 2, LOT 22	1600370001E	16027C0234G
LOMA	97-10-029A	11/14/1996	MOUNTAIN VIEW SUBDIV UNIT 2, BLOCK 2, LOTS 17-21; BLOCK 4, LOTS 1-3	1600370001E	16027C0253G
LOMR-F	97-10-087A	01/27/1997	PLUMTREE SUBDIV NO. 1, BLOCK 2, LOT 25-- 590 WEST THIRD STREET	1600370001E	16027C0234G
LOMR-F	97-10-218A	05/29/1997	PLUMTREE SUBDIV NO. 1, BLOCK 2, LOT 23; SUBDIV NO. 2, BLOCK 1, LOTS 6 & 11; BLOCK 2, LOT 6-- 638, 52	1600370001E	16027C0234G
LOMR-F	97-10-273A	07/24/1997	PLUMTREE SUBDIV NO. 2, BLOCK 1, LOT 15-- FIFTH AVENUE WEST	1600370001E	16027C0234G
LOMR-F	97-10-330A	09/05/1997	PLUMTREE SUBDIV NO. 2, BLOCK 1, LOT 12	1600370001E	16027C0234G
LOMR-F	97-10-376A	10/14/1997	PLUMTREE SUBDIV NO. 2, BLOCK 1, LOT 13-- 260 NORTH 5TH AVE WEST	1600370001E	16027C0234G
LOMR-F	98-10-082A	01/27/1998	PLUMTREE SUBDIV NO. 2, BLOCK 1, LOT 16 & BLOCK 3, LOT 1-- 330 NORTH FIFTH AVE WEST, 450 WEST HALVERS	1600370001E	16027C0234G
LOMR-F	98-10-228A	04/23/1998	PLUMTREE SUBDIV NO. 2, BLOCK 1, LOT 14 & BLOCK 2, LOT 7	1600370001E	16027C0234G
LOMR-F	98-10-326A	07/09/1998	PLUMTREE SUBDIV NO. 2, BLOCK 1, LOT 10 -- 473 WEST 3RD STREET NORTH	1600370001E	16027C0234G
LOMR-F	98-10-370A	07/31/1998	PLUMTREE SUBDIV NO. 2, BLOCK 2, LOT 10 & BLOCK 1, LOT 5 -- 245 NORTH 5TH AVE WEST & 543 WEST 3RD ST	1600370001E	16027C0234G
LOMR-F	99-10-121A	01/22/1999	PLUMTREE SUBDIV NO. 2, BLOCK 2, LOT 11 -- 3162 NORTH 5TH AVENUE WEST	1600370001E	16027C0234G
LOMA	99-10-298A	03/11/1999	VIDA GLENN SUBDIV, BLOCK 1, LOT 5 -- 405 WEST CONCORD STREET	1600370001E	16027C0234G

FINAL SUMMARY OF MAP ACTIONS

Community: MIDDLETON, CITY OF

Community No: 160037

LOMC	Case No.	Date Issued	Project Identifier	Original Panel	Current Panel
LOMR-F	99-10-253A	03/26/1999	PLUMTREE SUBDIV NO. 2, BLOCK 1, LOT 9 & BLOCK 2, LOT 8; 491 & 500 WEST 3RD STREET NORTH	1600370001E	16027C0234G
LOMR-F	99-10-386A	06/04/1999	PLUMTREE SUBDIV NO. 2, BLOCK 2, LOT 9 -- 490 WEST 3RD STREET	1600370001E	16027C0234G
LOMR-F	99-10-538A	09/17/1999	PLUMTREE SUBDIV NO. 3, BLOCK 2, LOTS 12-20; BLOCK 3, LOTS 2-11	1600370001E	16027C0234G
LOMR-F	00-10-002A	10/19/1999	PLUMTREE SUBDIV NO. 2, BLOCK 1, LOT 7 -- 505 WEST THIRD STREET NORTH	1600370001E	16027C0234G
LOMR-F	01-10-058A	12/20/2000	PLUMTREE SUBDIV NO. 4, BLOCK 1, LOTS 17-22; BLOCK 3, LOTS 12-15	1600370001E	16027C0234G
LOMA	02-10-023A	12/31/2001	HURLEY ESTATES SUBDIV REV, BLOCK 1, LOT 9 -- 116 EAST 4TH STREET NORTH	1600370001E	16027C0253G
LOMA	04-10-0397A	07/14/2004	JOHNSON PARK ESTATES PHASE 4, BLOCK 4, LOT 18 -- 355 NORTH CAMPBELL AVENUE	1602080228D	16027C0253G
LOMR-F	05-10-0780A	09/16/2005	MILL CREEK SUBDIV, BLOCK 2, LOTS 1-8-215, 239, 259 BOISE AVENUE	1600370001E	16027C0253G
LOMR-F	09-10-0745A	06/16/2009	BRIDGEWATER CREEK, L9, 14, B1, L5, B2 -- 41 COBBLE STONE CT, 380 CREEKSIDE CT, 534 BRIDGEWATER WAY	1600370001E	16027C0253G
LOMR-F	10-10-0976A	09/16/2010	LOT 8, BLOCK 2, BRIDGEWATER CREEK SUBDIVISION -- 58 BRIDGEWATER WAY	1600370001E	16027C0253G
LOMA	11-10-1684A	07/29/2011	Lot 3&4, Block 1, Viking Park Subdivision - 414 S 1st Avenue E	16027C0253F	16027C0253G
LOMR-F	11-10-1619A	08/25/2011	LOTS 15 THROUGH 18, BLOCK 2 AND LOTS 16 THROUGH 21, BLOCK 4, MIDDLETON LAKES SUBDIVISION NO. 1	16027C0253F	16027C0253G
LOMR-F	11-10-1621A	09/08/2011	MIDDLETON LAKES NO. 2 & NO. 3, MULTIPLE LOTS	16027C0234F 16027C0253F	16027C0234G 16027C0253G
LOMR-F	11-10-1623A	09/15/2011	MULTIPLE LOTS, BLOCKS 2, 4, 6, 7, 8, 9 -- MIDDLETON LAKES SUBDIVISION NO. 2	16027C0234F 16027C0253F	16027C0234G 16027C0253G
LOMR-F	11-10-1622A	10/25/2011	MIDDLETON LAKES NO. 4, MULTIPLE LOTS	16027C0234F 16027C0253F	16027C0234G 16027C0253G
LOMA	12-10-0680A	03/13/2012	LOT 15, BLOCK 4, MIDDLETON LAKES NO 1. -- 246 EAST ROSELAKE DRIVE	16027C0253F	16027C0253G
LOMR-F	12-10-1332A	08/16/2012	LOT 48 & 54, BLOCK 10, MIDDLETON LAKES NO. 4 -- 960 & 1090 SOUTH TWIN LAKES AVENUE	16027C0234F 16027C0253F	16027C0234G 16027C0253G

FINAL SUMMARY OF MAP ACTIONS

Community: MIDDLETON, CITY OF

Community No: 160037

LOMC	Case No.	Date Issued	Project Identifier	Original Panel	Current Panel
LOMA	13-10-0214A	11/27/2012	Lot 45, Amended Lemp Park Urban Tracts Subdivision - Highway 44	16027C0254F	16027C0254G
LOMA	13-10-0334A	01/31/2013	LOT 7, BLOCK 2, BRIDGEWATER CREEK -- 74 BRIDGEWATER WAY	16027C0253F	16027C0253G
LOMA	13-10-0359A	01/31/2013	LOT 3, BLOCK 1, MIDDLETON ANNEX - 219 EAST ASCENT COURT	16027C0253F	16027C0253G
LOMA	13-10-0422A	01/31/2013	LOT 4, BLOCK 1, MIDDLETON ANNEX SUBDIVISION -- 216 ASCENT COURT	16027C0253F	16027C0253G
LOMA	14-10-2099A	10/23/2014	LOT 21, BLOCK 2, MIDDLETON LAKES -- 815 SOUTH AHSAHKA WAY	16027C0253F	16027C0253G
LOMA	15-10-1577A	10/08/2015	JONES ADDITION TO MIDDLETON, BLOCK 1, LOTS 3-10 - EAST IDAHO STREET	16027C0253F	16027C0253G
LOMA	18-10-1219A	06/18/2018	Lot 9, Block 2, Bridgewater Creek Subdivision - 30 Bridgewater Way	16027C0253F	16027C0253G

2B. LOMCs on Unrevised Panels

LOMC	Case No.	Date Issued	Project Identifier	Original Panel	Current Panel
LOMR-F	17-10-1576A	08/11/2017	THE PINES NO. 1 AT MEADOW PARK, LOT 23 -- 1986 SCOTCH PINE DRIVE	16027C0275F	16027C0275F

FINAL SUMMARY OF MAP ACTIONS

Community: MIDDLETON, CITY OF

Community No: 160037

3. LOMCs Superseded

The modifications effected by the LOMCs listed below have not been reflected on the Final revised FIRM panels because they are being superseded by new or revised flood hazard information or the information available was not sufficient to make a determination. The reason each is being superseded is noted below. These LOMCs will no longer be in effect when the revised FIRM becomes effective.

LOMC	Case No.	Date Issued	Project Identifier	Reason Determination Will be Superseded
			NO CASES RECORDED	

1. Insufficient information available to make a determination.
2. Lowest Adjacent Grade and Lowest Finished Floor are below the proposed Base Flood Elevation.
3. Lowest Ground Elevation is below the proposed Base Flood Elevation.
4. Revised hydrologic and hydraulic analyses.
5. Revised topographic information.
6. Superseded by another LOMC.

4. LOMCs To Be Redetermined

The LOMCs in Category 2 above will be revalidated through a single revalidation letter that reaffirms the validity of the determination in the previously issued LOMC. For LOMCs issued for multiple lots or structures where the determination for one or more of the lots or structures is no longer valid, the LOMC cannot be revalidated through this administrative process. Therefore, we will review the data previously submitted for the LOMC requests listed below and if appropriate issue a new determination for the affected properties after the effective date of the revised FIRM.

LOMC	Case No.	Date Issued	Project Identifier	Original Panel	Current Panel
			NO CASES RECORDED		