

More About Flood Insurance

The Village of Ottawa participates in the National Flood Insurance Program (NFIP) administered by the Federal Emergency Management Agency (FEMA), a division of the U.S. Department of Homeland Security. The NFIP provides coverage for structures regardless of their location in the flood plain. Two types of coverage are avail-

Mandatory Purchase Requirement

The Flood Disaster Protection Act requires obtaining flood insurance coverage for buildings located in the Special Flood Hazard Area, (SFHA, the 100-year flood plain) when any form of federal or federally related financial assistance is involved. This includes loans and grants for purchase, construction, repair or improvement of any publicly or privately owned building in the SFHA and any machinery, equipment, fixtures, and furnishings contained in such buildings. Federal financial assistance programs are loans and grants from agencies such as the Department of Veterans Affairs, Farmers Home Admin-

istration, Federal Housing Administration, Small Business Administration and the Federal Emergency Management Agency. The mandatory purchase re-

How Flood Insurance

Before a potential buyer can secure a loan or other financial assistance from any of the above-mentioned agencies or lenders, the property location must be checked to determine if it is in a Special Flood Hazard Area (SFHA). The SFHA is the base flood plain as shown on a Flood Insurance Rate Map (FIRM). These special areas are denoted on Ottawa's map as "AE or AO" zones. The copy of Putnam County's, including the Village of Ottawa's most recent FIRM is available for review online at <https://msc.fema.gov/portal/home>. *It is an agency's or lender's responsibility to determine if the property is located in the SFHA.* Those with online access have the ability to generate an aerial view to determine if a property is in or out of the floodplain by simply entering an address on the FIRM's website. If the property is in the SFHA, the funding entity is required by law to ensure that the recip-

When Considering a Home in the Flood Plain



Information provided by the
Village of Ottawa in
cooperation with local Real

Flood Hazard: Check before You Buy

Though the hunt can be exhausting, finding that special home is exhilarating. Avoid getting caught up in the excitement of looking for a new home; and, remember to consider important issues such as does the property lie in the floodplain. Flooding and other surface drainage problems can occur away from a river or lake. If you are looking at a property, it's a good idea to check out the possible flood hazard before you buy. Here's why:



- *The force of moving water or waves can destroy a building.*
- *Slow-moving floodwaters can knock people off their feet or float a car.*

- *Even standing water can float a building, collapse basement walls or buckle a concrete floor.*
- *Water-soaked contents, such as carpeting, upholstered furniture and mattresses, may have to be thrown away.*
- *Items like photographs and heirlooms may never be re-*

Flood Plain Regulations

The Village of Ottawa regulates construction and development in the flood plain to ensure that buildings will be better protected from flood damage. Filling and similar projects are prohibited in certain areas. Existing homes in the flood plain, substantially damaged by fire, flood or

Checking for Flood Haz-

Before you commit yourself to buying property, it is suggested you do the following:

- Ask the seller if the property is

in a flood plain. Question neighbors about how long they have lived in the area; if the property has ever been flooded; or if it has been subject to any other hazards.

- Contact the Village of Ottawa zoning department and ask to see the Flood Insurance Rate

Is the Property Already Covered by Flood

If property you are considering purchasing is already covered by a flood insurance policy, consider having that policy assigned to you. This can be beneficial if the home has a current favorable rating for

Flood Insurance, in Gen-

Purchasing flood insurance is one of the best protection measures for buildings located in flood-prone areas. Most mortgage lenders, by law, will require flood insurance

