



Floodplain Development Declaration

Town of Corte Madera Department of Public Works & Engineering
300 Tamalpais Drive Corte Madera, CA 94925
628-258-0294

STAFF USE ONLY

PW # _____

Building Permit# _____

PERMIT FEE _____ FEES PAID _____

\$100 Date: _____

Receipt # _____

Ck/CC # _____

Site Address: _____ APN: _____

Scope of Work: _____

Property Owner Name: _____

Property Owner Address (if different): _____

Property Owner Phone Number: _____

Contractor: _____ CSLB License #: _____

SUBSTANTIAL IMPROVEMENT CALCULATION

Fair market value of proposed construction work (I): \$ _____

Total value, permits issued within the last 5 years¹ (P): +\$ _____

Cumulative value of improvements (I+P) = \$ _____

Depreciated value of existing structure² (S): \$ _____

STAFF INITIALS:

Improvement Ratio³ $\left(\frac{I+P}{S} \right)$: _____ x 100 = _____ %

1. Repair permits are exempt from inclusion (re-roof; furnace, water heater, electrical service, etc)

2. Appraised value from appraisal report ("Depreciated Value of Improvements") or County assessed value. **Attach** copy of appraisal report or Tax Roll Information, whichever is used.

3. This form is for Improvement Ratios **less than 40%**. Improvement Ratios 40% and greater are required to be submitted for review.

All floodplain development declarations may be subject to further review at the discretion of the Floodplain Administrator.

I declare the cumulative value of the work described above will not equal or exceed the definition of "Substantial Improvement", and as shown by the 5-year cumulative improvement calculation. I am aware the building site is located within a special flood hazard area zone and is subject to all the terms, conditions, and restrictions written below and in Municipal Code Chapter 16.10, Flood Damage Prevention. The Town of Corte Madera Floodplain Administrator reserves the right to revoke any permit issued with an inaccurate or falsified Floodplain Declaration form.

This declaration is to be strictly construed and no work other than that included in the scope of the building permit listed above is authorized. **This declaration is valid only for Residential projects that have Improvement Ratios less than 40%.**

The determination of "substantial improvement" or "substantial damage" is defined in the Town of Corte Madera Municipal Code Chapter 16.10 Flood Damage Prevention and considered any act or acts of reconstruction, rehabilitation, addition or other proposed new development of a structure within the five years immediately preceding the current application, regardless of any change in ownership during this time period, which aggregated has a total cost that equals or exceeds fifty percent of the market value of the structure before the 'start of construction' of the improvement. The determination of "substantial improvement" or "substantial damage" is based upon the improvement ratio and cumulative improvement ratio calculated above. If the cumulative improvement ratio equals or exceeds 50%, then the structure must conform to the flood hazard reduction provisions of Chapter 16.10. Use of the term "improvement" within the context of this permit implies: improvements to an existing structure, repairs to a damaged structure, and/or construction of a new structure.

Print Property Owner Name: _____

Property Owner Signature: _____ Date: _____

FLOODPLAIN ADMINISTRATOR SIGNATURE: _____ DATE: _____