



TOWN OF BROOKFIELD

**APPLICATION  
FLOODPLAIN DEVELOPMENT**

ACTIVITY #: \_\_\_\_\_ PROPERTY I.D. # \_\_\_\_\_

**APPLICANT/AGENT:**

Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
Zip \_\_\_\_\_  
Contact Name: \_\_\_\_\_  
Phone #: \_\_\_\_\_

**LANDOWNER OF RECORD:**

Name: \_\_\_\_\_  
Address: \_\_\_\_\_  
Zip \_\_\_\_\_  
Contact Name: \_\_\_\_\_  
Phone #: \_\_\_\_\_

**PROJECT  
DESCRIPTION:**

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**SITE DATA:**

Street Address: \_\_\_\_\_ Zone: \_\_\_\_\_ Has a variance been granted on this property? Yes [ ] No [ ]  
Subdivision Name: \_\_\_\_\_ Conservation Subdivision?: Yes [ ] No [ ]  
Acres: \_\_\_\_\_ Lot Size: (Multiply acres by 43,560 sq. ft) = Square Feet:

**COVERAGE:**

<u>Item</u>	<u>Square Feet</u>	<u>Elevation above Mean Sea Level</u>
Building	_____	_____
Material Storage	_____	_____
Drainage devices	_____	_____
Garage	_____	_____
Shed	_____	_____
Pool	_____	_____
Other	_____	_____
New Construction	_____	_____

**TOTAL SQUARE FOOTAGE:**

**PERCENT LOT COVERAGE:**

**PROPOSED SETBACKS:**

Center of Road	Rear Yard	Left	Right
<div></div>	<div></div>	<div></div>	<div></div>

*I represent that this information is current, accurate and complete and that all the work has been completed in accordance with ordinances, regulations, building and health codes. I agree that any information that is determined to be false, or misleading will be subject to fines and penalties set by regulation, code or statute.*

*I certify that I am the designated agent for this project*

OR

**Signature:**

*Applicant*

**Signature:**

*Property Owner*

# INSTRUCTIONS FOR A FLOODPLAIN APPLICATION

## GENERAL REQUIREMENTS:

All activity within a floodplain falls under the authority of the State Department of Environmental Protection (DEP) and the Federal Emergency Management Administration (FEMA) who have delegated various activities to the municipalities.

If a building is to be repaired, improved, or constructed, two separate applications are required:

1. Inland Wetlands Commission Application which must be submitted first before application to the Zoning Commission.
2. Zoning Commission Application in accordance with Section 242-503 of The Brookfield Zoning Regulations.

## BASIC RULE:

If the cost of improvement or the cost of to repair the damage exceeds 50% of the market value of the structure, it must be brought up to the current floodplain management standards.

The cost of an addition, alteration, or repair shall be established by a detailed written contractor's estimate:

Cost of materials  
Sales tax on materials, equipment and fixtures.  
Site Preparation  
Contractor's overhead  
Contractor's profit  
Grand Total

STANDARDS: The following standards must be adhered to:

1. New construction and substantial improvement shall be placed on a permanent foundation elevated to at least one (1) foot above flood plain elevation.
2. Fill deposits, excavations, obstructions, storage of materials equipment or any other activity which would increase to more than one (1) foot above the 100 year flood plain elevation shall not be permitted.
3. Structures shall have a low flood-damage potential.
4. Structures shall be placed so as to minimize the obstruction to the flow of floodwaters and placed parallel to the direction of flood flow.
5. Structures shall be firmly anchored to prevent flotation to prevent damage to nearby structures or bridges.
6. Service facilities, utilities, heating equipment, storage tanks, etc. shall be constructed above the regulatory flood protection elevation.
7. Storage of materials that are buoyant, flammable or explosive is prohibited.
8. All new construction or substantial improvements shall be constructed with materials that are resistant to flood damage.
9. Non-residential construction shall be constructed a minimum of one (1) foot above the 100 year flood limits or be so that the structure is watertight and substantially impermeable to the passage of water.
10. Recreational vehicles shall be stored above the 100 year flood plain level.
11. The water holding capacity of the floodplain shall not be reduced except by special exception based on technically acceptable methods.
12. All work shall be certified by a registered engineer to insure that the standards of this section are satisfied.

PLANS: Project plans must contain the following information:

1. Nature, location, dimensions and elevations of the area in question.
2. Location of present and proposed structures.
3. Fill, storage of materials, drainage facilities, and the location thereof
4. Elevation in relation to mean sea level of the lowest floor which must be at least one (1) foot higher than mean sea level.
5. Elevation in relation to mean sea level to which any structure is to be floodproofed.
6. Certification by a registered engineer that floodproofing meets required standards and criteria.
6. Description of the extent to which any watercourse will be altered.
7. Data prescribed within Section 242-301 C. of the Zoning Regulations.