

AN ORDINANCE OF THE VILLAGE OF FOUR SEASONS, MISSOURI AMENDING AND RESTATING THE CODE OF ORDINANCES OF THE VILLAGE OF FOUR SEASONS, MISSOURI, TO REPLACE COUNTY PLANNING AND ZONING ADMINISTRATOR WITH VILLAGE INSPECTOR OR ANOTHER QUALIFIED VILLAGE EMPLOYEE AS FLOODPLAIN ADMINISTRATOR FOR FLOOD DAMAGE PREVENTION TOPICS

WHEREAS, after due and proper consideration, the Trustees of the Village of Four Seasons, Missouri find that amending and restating the Four Seasons Village Code as herein provided is in the best interests of the residents of the Village and is desirable for the welfare of the Village’s government and affairs; more specifically, the Trustees note the Four Seasons Village Code at Chapter 20, Article II – Flood Damage Prevention, Sections 20-25, 20-50, 20-51, and 20-52 reflect the County Planning and Zoning Administrator and not the Village Inspector or another qualified Village employee shall serve as the Floodplain Administrator and perform certain acts pertaining to that title, and that such designation and text does not comport with the current needs of the Village.

NOW THEREFORE, BE IT ORDAINED BY THE TRUSTEES OF THE VILLAGE OF FOUR SEASONS, MISSOURI AS FOLLOWS:

Chapter 20 – Floods, Article II – Flood Damage Prevention, Sections 20-25; 20-50; 20-51; and 20-52 in the Code of Ordinances of the Code of Ordinances of the Village of Four Seasons, Missouri, is hereby amended and restated so that the following amended and restated sections shall read as follows:

Sec. 20-25. - Floodplain Administrator.

The Village Inspector, or any other qualified Village employee should the Village Inspector lack sufficient training and credentials, is hereby designated as the Floodplain Administrator under this article.

(Ord. No. 11.07, art. 2, § B, 12-14-2011)

Sec. 20-50. - Designation of Floodplain Administrator.

The Floodplain Administrator is hereby appointed to administer and implement the provisions of this article.

(Ord. No. 11.07, art. 3, § B, 12-14-2011)

Sec. 20-51. - Duties and responsibilities of Floodplain Administrator.

Duties of the Floodplain Administrator shall include, but not be limited to:

- (1) Review of all applications for floodplain development permits to ensure that sites are reasonably safe from flooding and that the floodplain development permit requirements of this article have been satisfied;
- (2) Review of all applications for floodplain development permits for proposed development to ensure that all necessary permits have been obtained from Federal, State, or local governmental agencies from which prior approval is required by federal, state, or local law;

- (3) Review all subdivision proposals and other proposed new development, including manufactured home parks or subdivisions, to determine whether such proposals will be reasonably safe from flooding;
- (4) Issue floodplain development permits for all approved applications;
- (5) Notify adjacent communities and the Missouri State Emergency Management Agency (MOSEMA) prior to any alteration or relocation of a watercourse, and submit evidence of such notification to the Federal Emergency Management Agency (FEMA);
- (6) Ensure that the flood carrying capacity is not diminished and shall be maintained within the altered or relocated portion of any watercourse;
- (7) Verify and maintain a record of the actual elevation (in relation to mean sea level) of the lowest floor, including basement, of all new or substantially improved structures;
- (8) Verify and maintain a record of the actual elevation (in relation to mean sea level) that the new or substantially improved nonresidential structures have been floodproofed; and
- (9) When floodproofing techniques are utilized for a particular nonresidential structure, the Floodplain Administrator shall require certification from a Registered Professional Engineer or Architect.

(Ord. No. 11.07, art. 3, § C, 12-14-2011)

Sec. 20-52. - Application for floodplain development permit.

To obtain a floodplain development permit, the applicant shall first file an application in writing on a form furnished for that purpose. Every floodplain development permit application shall:

- (1) Describe the land on which the proposed work is to be done by lot, block and tract, house and street address, or similar description that will readily identify and specifically locate the proposed structure or work;
- (2) Identify and describe the work to be covered by the floodplain development permit;
- (3) Indicate the use or occupancy for which the proposed work is intended;
- (4) Indicate the assessed value of the structure and the fair market value of the improvement;
- (5) Identify the existing base flood elevation and the elevation of the proposed development;
- (6) Give such other information as reasonably may be required by the Floodplain Administrator;
- (7) Be accompanied by plans and specifications for proposed construction; and
- (8) Be signed by the permittee or his authorized agent who may be required to submit evidence to indicate such authority.

(Ord. No. 11.07, art. 3, § D, 12-14-2011)

ALL OTHER PORTIONS OF THE VILLAGE CODE AT CHAPTER 20 – FLOODS NOT SPECIFICALLY WRITTEN HEREIN REMAIN IN FULL FORCE AND EFFECT AND UNDISTURBED.

That this Amended Ordinance shall be in full force and effect from and after its passage and shall be a part of the Four Seasons Village Code so that reference to the Four Seasons Village Code includes the additions and amendments.

PASSED AND APPROVED after two (2) readings this ____ day of June 2024.

ATTEST:

Danielle Glover, Village Clerk

Tony Baldrige, Chairman
Board of Trustees
Village of Four Seasons, Missouri

APPROVED AS TO FORM BY:



Todd Miller, Village Attorney

Those voting "aye" were: _____

Those voting "nay" were: _____