

## Learn Your Property's Flood Risk

Floods can — and do — occur throughout the State of Indiana. And flooding not only occurs in high-risk areas but in low-risk to moderate-risk areas, as well. Twenty to 25 percent of all flood insurance claims come from areas designated as low-risk to moderate-risk areas.

The new digital flood maps show flood risks property-by-property. Learn your risk. Go to <http://www.floodmaps.in.gov> to view and find information on how to use the maps.



*Flooding occurs in all 50 states and is the nation's most costly natural disaster. Everyone in your community is at some risk. Please attend the Flood Risk Open House to learn more about your risk and to learn more about flood insurance.*



## From Release To Final Adoption

When the new flood maps are adopted, new insurance requirements will take effect. The map adoption process includes a round of community meetings, and a review of citizen concerns. Some property owners may feel that even though part of the property is in a high-risk area, the house or commercial structure itself sits high enough to warrant a lower flood insurance rate. Owners who wish to challenge the new designation will need to prove that the structure is sufficiently above the base flood elevation. For more details on the appeals and protest process, please attend the Flood Risk Open House or visit <http://www.floodmaps.in.gov>.

### THE MAP ADOPTION PROCESS

- Preliminary maps released
- Flood Risk Open House
- Start of 90-day Public Comment Period (for filing of appeals and protests)
- County, State, and Federal review begins of any appeals and protests
- All appeals and protests are addressed; maps become final
- Letter of Final Determination mailed; Communities have 6 months to adopt maps
- Approximately 1 year from Flood Risk Open House, maps are adopted by your community; new insurance requirements take effect\*

Visit <http://www.floodmaps.in.gov> to see the preliminary maps and learn when map changes take effect

\* Date subject to change pending completion of review process

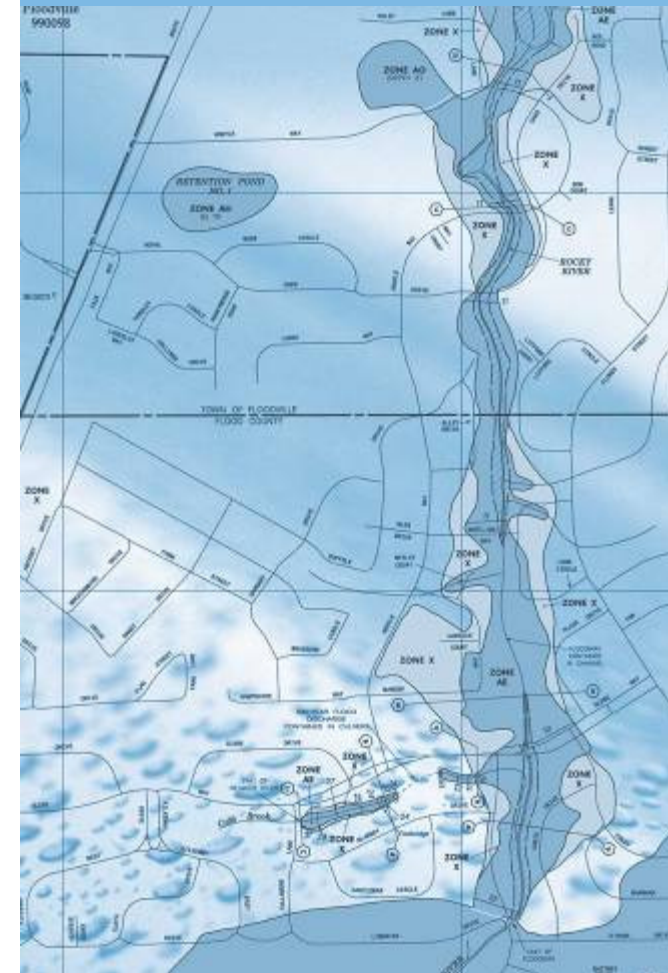
The map modernization project is a joint effort between your community, the Indiana Department of Natural Resources, and the Federal Emergency Management Agency, in cooperation with private sector partners.

# MAPPING THE RISK

## FLOOD MAP MODERNIZATION

## New Flood Hazard Maps

### What Property Owners Should Know



## Mapping The Risk

Flooding is a frequent and costly hazard in the State of Indiana, and the first step in flood protection is knowing your flood risk.

Flood risks vary from property to property, even in the same neighborhood. And risks can change over time due to erosion, land use, and other factors. The State of Indiana is in the process of completing a major effort to develop detailed, digital flood hazard maps that reflect current flood risks and areas of recent growth. The new maps replace maps that are up to 30 years old. Planners, local officials, engineers and builders can use the maps to make important determinations about where and how to build new structures and developments. Residents and businesses can use the maps to learn their risk, and decide the financial steps they need to take to protect against damage and loss.

## Flood Maps And Flood Insurance

With the release of the new maps, some property owners will learn that their risk is higher, or lower, than they thought. If you receive a letter describing a change in your flood risk status, the change may affect what you pay for flood insurance. Flood insurance is a federally underwritten program that can help you repair or replace your structure and belongings after a flood.

The federal government requires mortgage holders in high-risk areas (known as Special Flood Hazard Areas) to carry flood insurance. However, if you are mapped into a high-risk area, and already have flood insurance when the maps are officially adopted, your premium will stay at the current lower risk level when your policy renews.

IF THE MAP SHOWS	THESE REQUIREMENTS, OPTIONS AND SAVINGS APPLY
<b>Change from low or moderate flood risk to high risk</b>	<b>Flood insurance is mandatory.</b> Flood insurance will be federally required for most mortgage holders. Insurance costs may rise to reflect the true (high) risk. <b>Grandfathering offers savings.</b> The National Flood Insurance Program (NFIP) has “grandfather” rules to recognize policyholders who have built in compliance with the flood map or who maintain continuous coverage. Talk with your insurance agent about the ways you can save.
<b>Change from high flood risk to low or moderate risk</b>	<b>Flood insurance is optional, but recommended.</b> The risk is reduced, not removed. Flood insurance can still be obtained, and at lower rates. Twenty to 25 percent of all flood insurance claims come from low- to moderate-risk areas. <b>Conversion offers savings.</b> An existing policy can be converted to a lower-cost Preferred Risk Policy for those properties that qualify.
<b>No change in risk level</b>	<b>No change in insurance rates.</b> Most homeowner insurance policies do not cover damages due to flooding. Talk to your insurance agent to learn your specific risk and the steps you can take to protect your property and assets.

**Questions about maps?** For general information and to view your community’s maps visit:

<http://www.floodmaps.in.gov>

**Questions about flood insurance?** Visit [www.FloodSmart.gov](http://www.FloodSmart.gov), or speak with your insurance agent.

