



MORGAN COUNTY, COLORADO  
BOARD OF COUNTY COMMISSIONERS

CORRECTION - RESOLUTION NO. 2018 BCC 13

A RESOLUTION AMENDING VARIOUS SECTIONS OF THE MORGAN COUNTY  
ZONING REGULATIONS REGARDING FLOODPLAIN REGULATIONS

**WHEREAS**, the Board of County Commissioners of Morgan County has adopted the Morgan County Zoning Regulations to protect the public health, safety and welfare of citizens;

**WHEREAS**, the flood hazard areas of Morgan County are subject to periodic inundation, which can result in loss of life and property, health and safety hazards, disruption of commerce and governmental services, and extraordinary public expenditures for flood protection and relief, all of which adversely affect the health, safety and general welfare of the public;

**WHEREAS**, in order to participate in the National Flood Insurance Program, the County must adopt a new Flood Insurance Study ("FIS") and Floodplain Insurance Rate Maps ("FIRM") dated April 4, 2018 and created by FEMA;

**WHEREAS**, the County's FIS and FIRM have been recently updated by FEMA and the County desires to adopt the FIRM's and FIS in order to maintain the ability of its citizens to obtain flood insurance and to maintain the County's continued ability to receive federal grants and funding related to floodplain management;

**WHEREAS**, the County further desires to lower the threshold for the lowest floor of any new construction and substantial improvements of any residential or non-residential structure; and

**WHEREAS**, this Correction Resolution No. 13, 2018 BCC shall supersede the Resolution No. 13, 2018 BCC recorded at reception number 911034 in the records of the Morgan County Clerk and Recorder.

NOW THEREFORE BE IT RESOLVED by the Morgan County Board of County Commissioners as follows:

1. Sections 3-760 "Boundaries" of the Morgan County Zoning Regulations is amended to read as follows:

"Boundaries" The areas of special flood hazard identified by the Federal Emergency Management Agency (FEMA) in a scientific and engineering report entitled, "The Flood Insurance Study for Morgan County," Dated April 4, 2018, with an accompanying Flood Insurance Rate Maps (FIRM), and any revisions thereto, is here by adopted by reference and declared to be a part of these Regulations. The Flood Insurance Study and FIRM are on file in the Planning Department of Morgan County, 231 Ensign Street, Fort Morgan Colorado 80701. Zones A and AE on these maps delineate the areas within which the requirement of these Regulations apply.

2. Section 3-820(A) of the Morgan County Zoning Regulations is amended to read as follows:

New construction and substantial improvements of any residential structure shall have the lowest floor, including basement, one foot (1') above the base flood elevation.

In areas that the base flood elevation has not been determined, new construction and substantial improvements of any residential structure shall have the lowest floor, including basement, one foot (1') above the highest adjacent grade.

3. Section 3-820(D) of the Morgan County Zoning Regulations is amended to read as follows:

New construction and substantial improvement of any nonresidential structure, excluding critical facilities, shall either have the lowest floor, including basement, elevated one foot (1') above the base flood elevation in Flood Zone AE, or one foot (1') above the highest adjacent grade in Flood Zone A or, together with attendant utility and sanitary facilities shall:

\* \* \*

4. Section 3-820 of the Morgan County Zoning Regulations is amended by the revision of subsection E and addition of a new subsection F to read as follows:

(E) New construction and substantial improvement of critical facilities shall either have the lowest floor, including basement, elevated two feet (2') above the base flood elevation in Flood Zone AE, or two feet (2') above the highest adjacent grade in Flood Zone A or, together with attendant utility and sanitary facilities shall:

- (1) Be flood-proofed so that below the base flood elevation the structure is water tight with walls impermeable to the passage of water.
- (2) Have structural components capable of resisting hydrostatic and hydrodynamic loads and effects of buoyancy.
- (3) Be certified by a registered professional engineer that the design and methods of construction are in accordance with accepted standards of practice for meeting the provisions of this paragraph. Such certifications shall be provided to the Morgan County Planning Administrator as set forth in Section 3-780.

(F) Any exterior fuel storage or supply equipment must be adequately anchored to prevent flotation.

APPROVED this 27<sup>th</sup> day of March, 2018.

**BOARD OF COUNTY COMMISSIONERS  
MORGAN COUNTY, COLORADO**

  
Mark A. Arndt, Chairman

  
Laura D. Teague, Commissioner

  
James P. Zwetzig, Commissioner



ATTEST:  
(SEAL)

  
Susan L. Bailey, Clerk to the Board