

NANCE COUNTY PLANNING & ZONING

Nance County, Nebraska

www.co.nance.ne.us

NONCONVERSION AGREEMENT

FOR APPURTENANT STRUCTURES IN THE 100-YEAR FLOODPLAIN

Application has been made for a Floodplain Permit by _____, the Property Owner(s) to build a(n) _____ which does not conform to the elevation requirements of the Floodplain Management Regulations of Nance County. The Flood Protection Elevation at the site (1 ft. above BFE) is _____ feet (NGVD)

In consideration for the granting of the permit for the above structure which does not conform to the requirements of the Floodplain Regulations of Nance County, the Property Owner agrees to the following:

1. The enclosed area, if permitted, shall be used exclusively for storage of motor vehicles, and storage of other items readily removable in the event of a flood warning.
2. The structure will never be used for human habitation without first becoming fully compliant with the Floodplain Regulations in effect at the time of conversion.
3. All interior walls, ceilings, and floors below the Flood Protection Elevation shall be unfinished or constructed of flood resistant materials.
4. No utilities (electrical, plumbing, etc.) shall be installed below the Flood Protection Elevation.
5. The walls of the enclosed areas below the Flood Protection Elevation shall be equipped with at least two vents which permit the automatic entry and exit of flood water with total openings of at least one square inch for every square foot of enclosed area below flood level. The vents shall be on at least two different walls, and the bottoms of the vents shall be no more than one foot above grade.
6. The structure shall be adequately anchored to prevent flotation, collapse, or lateral movement resulting from hydrodynamic and hydrostatic loads including the effects of buoyancy, and there shall be no other structures attached to requested structure.
7. The requested structure may increase the risk to life and property, and may be subject to increased premium rates for flood insurance from the National Flood Insurance Program.

- 8. Any variation in construction beyond what is permitted shall constitute a violation and be abatable as such.
- 9. This Non-Conversion Agreement becomes part of **Zoning Permit #_____** and **Floodplain Permit #_____** and grants Nance County the ability to inspect and enforce the provisions of this Agreement at any time.

Date

Signature of Property Owner

Date

Signature of Floodplain Administrator

Legal Description of Property for which this Non-Conversion Agreement is attached:

Fractional _____ Section _____ Township _____ Range _____

Note: This Agreement must be used whenever a permit to build or substantially improve an enclosed storage (appurtenant) structure of 400 square feet or less is requested *within* the 100-year floodplain below the Flood Protection Elevation. This Agreement must be signed whenever permits are to be issued for such structures and must be filed with the Register of Deeds.

***Applicant agrees to pay for all filing fees necessary in order to register this agreement with the Register of Deeds of Nance County _____.** (Initials here)