

# MONROE COUNTY ZONING OFFICE

100 South Main Street  
Waterloo, IL 62298  
618-939-8681 Ext. 260  
[zoning@monroecountyil.gov](mailto:zoning@monroecountyil.gov)

## **WET FLOODPROOFING VARIANCE APPLICATION**

Name: \_\_\_\_\_ Phone # \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip Code: \_\_\_\_\_

Email address: \_\_\_\_\_

Address of subject property if different from above: \_\_\_\_\_

Parcel Number: \_\_\_\_\_ Legal Description: (please attach to application)

Size of Subject Parcel (contiguous under one owner): \_\_\_\_\_

Total number of acres owned: \_\_\_\_\_ Total number of acres farmed: \_\_\_\_\_

FIRM Panel Number: \_\_\_\_\_

The following items should be submitted with this application:

- A copy of the FEMA floodplain map (FIRM) outlining the proposed site.
- Copies of any applicable state or federal permits.
- Construction plans for the proposed structure including details of permanent openings, utilities, electrical, etc.
- Provide a plot plan showing location of all structures on site.

**WET FLOODPROOFING QUALIFICATION:** The property is located within the floodplain of the

- Mississippi or  Kaskaskia River (check one).

**BUILDING TYPE:**

- Accessory structure (Garage or Shed)
- Grain Bin
- Pole Barn
- Livestock

**CONSTRUCTION REQUIREMENTS:**

- Is the building designed with permanent openings (one inch for every square foot of enclosed area subject to flooding) for the automatic entry and exit of flood water?  Yes  No
- Is the building constructed with flood resistant materials below the base flood elevation?  Yes  No
- Are all incoming electric lines above the base flood elevations?  Yes  No
- Is the main electrical switch box above the base flood elevation?  Yes  No
- Will ground fault circuit interrupters be used on all branch circuits?  Yes  No
- Is the heating, ventilating, plumbing or mechanical equipment elevated above the base flood elevation or designed for quick disconnect and removal?  Yes  No
- Is the building used only for parking or limited storage of farm equipment or material?  Yes  No
- Is the building anchored to resist floatation, collages and lateral movements?  Yes  No

**TECHNICAL INFORMATION:**

- Base Flood elevation at site: \_\_\_\_\_
- Lowest floor elevation of proposed structure: \_\_\_\_\_
- Height of proposed structure: \_\_\_\_\_

**VARIANCE DETERMINATION**

The Monroe County Board cannot vary the regulation of its floodplain ordinance unless they make findings based on evidence admitted in each specific item below.

- The proposed development cannot be located outside of the Special Flood Hazard Area (SFHA) because:  
\_\_\_\_\_  
\_\_\_\_\_
- The applicant has good and sufficient cause for requesting the variance and will suffer sufficient hardship should the variance be denied. (The hardship may not be a financial hardship) The hardship is:  
\_\_\_\_\_  
\_\_\_\_\_
- The variance will not cause increased flood heights, additional threats to public health or safety extraordinary public expense, create a nuisance, cause fraud on or victimization of the public, or conflict with existing local laws or ordinances.  
\_\_\_\_\_  
\_\_\_\_\_
- List any specific actions the grantee of the variance will perform expeditiously in the event of a flood to minimize flood damage (disconnect utility hook-ups, remove motors and blowers, relocate animals, move equipment, grain, seed, fertilizer, etc.)  
\_\_\_\_\_  
\_\_\_\_\_

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The Monroe County Board of Appeals votes \_\_\_\_ ayes \_\_\_\_ nays to recommend that this variance application be  approved  denied.

\_\_\_\_\_  
Chairman, Zoning Board of Appeals

\_\_\_\_\_  
Date

Based upon the finding developed above, the Monroe County Board of Commissioners votes \_\_\_\_ ayes and \_\_\_\_ nays to  approve  deny this variance application.

\_\_\_\_\_  
Chairmen, Monroe County Board of Commissioners

\_\_\_\_\_  
Date

## Variance Notification/Certification

The Monroe County Board of Commissioners at the \_\_\_\_\_, 20\_\_ meeting have approved the request to vary from the elevation requirements of the Floodplain Ordinance.

In accordance with the variance procedure outlined in the Floodplain Ordinance, notification is hereby given that by granting this variance for construction below the base flood elevation:

1. The issuance of the variance will result in increased premium for flood insurance up to amounts as high as \$25 per \$100 of insurance.
2. May increase risk to life and property.

I acknowledge these risks and proceed assuming any and all risks and liability.

\_\_\_\_\_  
Grantee

\_\_\_\_\_  
Date

\_\_\_\_\_  
Chairman, Monroe County Board of Commissioners

\_\_\_\_\_  
Date

### **NOTE**

The building must be inspected by the Monroe County Building Inspector to certify that the structure does comply with the conditions of the variance. Failure to comply could result in fines or penalties as outlined in the Floodplain Ordinance.

The building has been inspected and complies with the conditions of this variance.

\_\_\_\_\_  
Monroe County Building Inspector

\_\_\_\_\_  
Date