

UPPER ONION CREEK FLOOD RISK REDUCTION

City of Austin Watershed Protection Department & Office of Real Estate Services
Onion Creek Neighborhood | October 13, 2018



Overview

- Project Update
- Urban Stewardship
- Flood Safety
- Atlas 14
- Questions

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FLOOD SAFETY

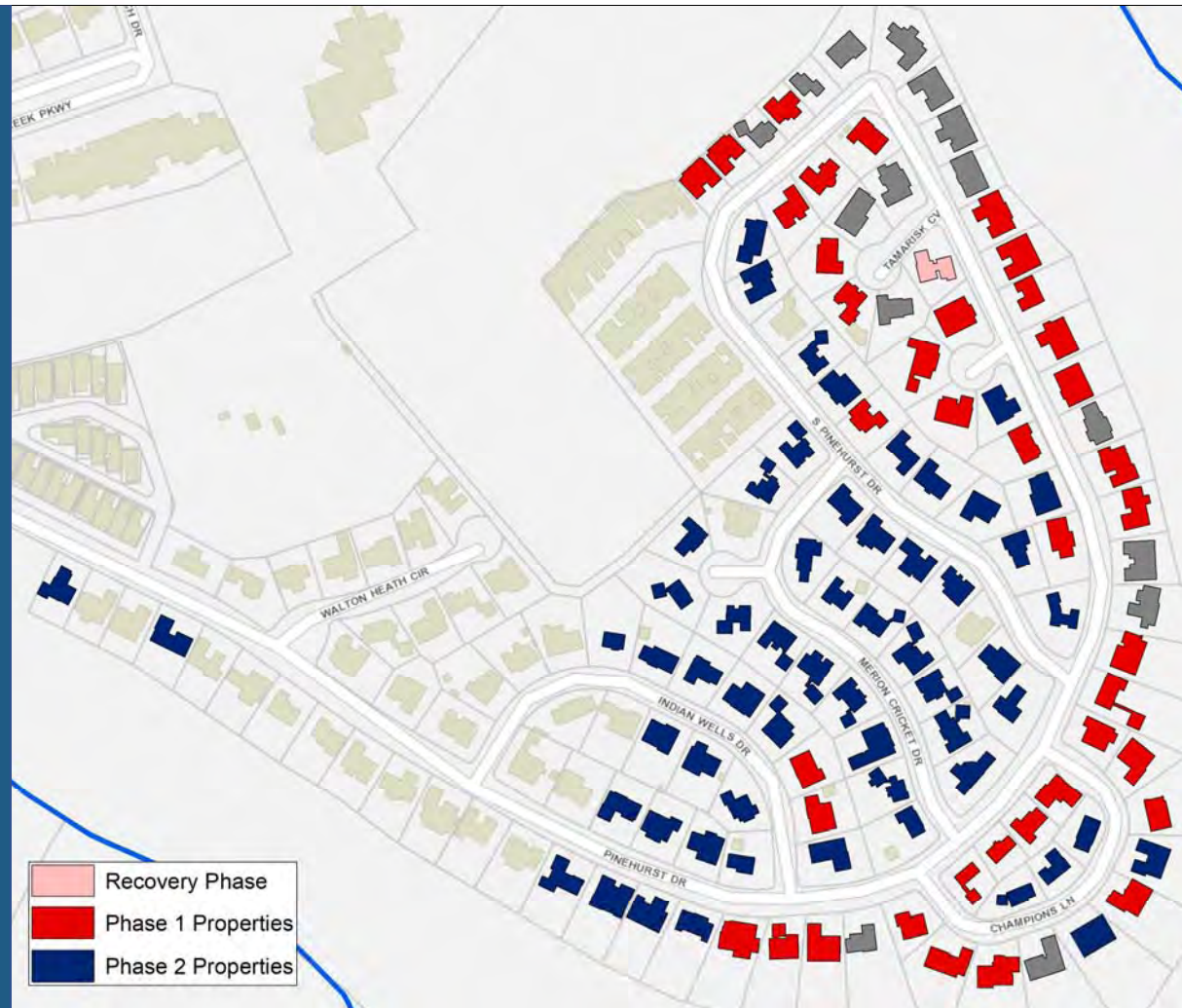
PROJECT UPDATE
Cory Lime
Office of Real Estate Services

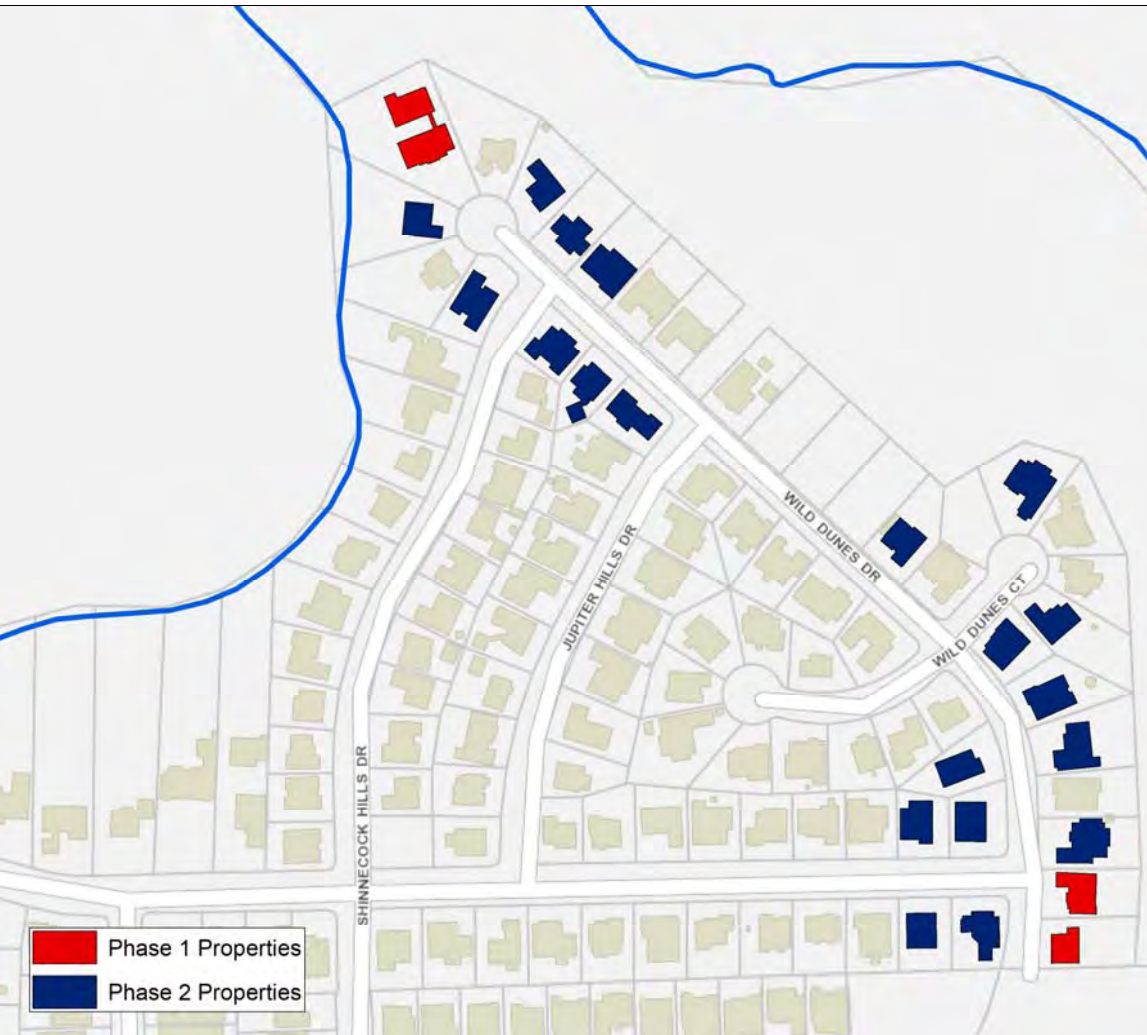
Project Overview

- Three Groups of Buyouts
 - Flood Recovery Buyouts – Completed
 - Phase 1 – In Progress
 - Phase 2 – Pending
- Participation Optional



**WATERSHED
PROTECTION**





Current Status – Phase 1 and Recovery Buyouts

58 Properties

- 45 Offers Made
 - 38 Offers Accepted
 - 17 Properties Acquired
- 2 Not Interested

Buyout Process

- Initial Interview
- Third-Party Appraisal
 - Based on current condition
 - Owner should be present during appraisal
- Offer
 - Based on appraisal
 - Owner may accept, reject or counter the offer





Buyout Process

- **Closing**

- 45 to 90 days after offer is accepted
- Contingent on clear title
- Typically coincides with replacement home closing date
- Property must be vacant and clear of debris prior to closing
- City pays closing costs

Relocation Benefits

- Included with offer
- One-time payment
- Spend-to-get
- Fixed or actual move payments
- May not relocate into FEMA 500-year floodplain

Owner (at least 90 days)

Difference between comparable replacement home and purchase price of buyout home.

Tenant / Owner (less than 90 days)

Difference between the replacement rental and the current rental rate x 42 months

Landlord

Up to \$25,000 for re-establishing their business and \$2,500 for searching



Phase 2

- Remaining properties at risk in current 100-year floodplain
- Cost estimate: about \$48M
- About \$2M in this year's budget
- Additional funds in future years
- Authorization needed from City Council, possibly in early 2019

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FLOOD SAFETY

URBAN STEWARDSHIP

Roxanne Jackson
Watershed Protection Department
Field Operations Division

Urban Stewardship

Green Infrastructure

Land Management & Vegetation Control Program

- Four dedicated employees
- Support by other staff
- Keep Austin Beautiful and other nonprofits
- Vegetation management contractors



Land Management

Over 1,227 Total Acres Managed

Increased Service Level

- Individual parcels & multiple lots
- Sub-sections of subdivisions
- Accepted land donations
- Purchased in support of WPD missions
- Pace and nature of buyouts affects management strategies





Vegetation Control

Limited Service Level

- Storm water control parcels
- Engineered channels & drainage conveyance areas

Coordination with Customers

- Field Operations staff
- Standard land management activities
- Site constraints & potential service level enhancements
- Potential community partnerships
- Communication & coordination





Standard Best Management Practices

- Mowing
 - Undeveloped and Natural Areas
 - Active Residential Areas
 - Wildflower and Native Grass Meadow
- Tree Care
- Trash & Illegal Dumping Removal

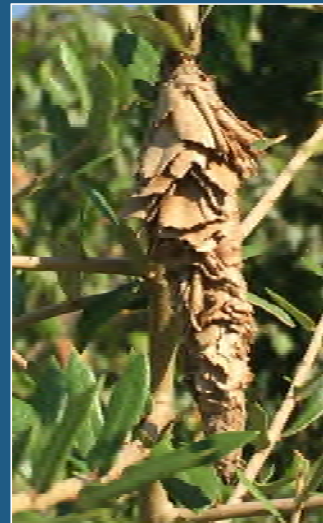
Enhanced Practices

- Watershed Protection Mission
 - Grow Zones
 - Rain Gardens
 - Capital Improvement Projects
- Community Gardens
- Pollinator Gardens
- Fruit & Nut Orchard
- Adoption & Volunteer Work Days
- Trails
- Dog Waste Station
- Other Community Requests



Community Partners Coordination

- Watershed Protection
- Parks and Recreation
- Public Works
- Office of Real Estate Services
- Law Department
- Austin Resource Recovery
- Sustainability Office
- Keep Austin Beautiful (KAB)
- Texas Conservation Corp
- Tree Folks
- Sustainable Food Center



Next Steps

- Continue Standard Management Practices
- Identify Community Partners
- Coordinate with Community Partners
- Identify Enhanced Management Practices
- Develop Land Management Plan



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**Thank you to our future
neighbors and partners!**

**The whole can be greater than
the sum of its parts!**

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FLOOD SAFETY AND NOAA ATLAS 14

Karl McArthur – WPD Floodplain Office

“ Texas is a land of perennial drought,
broken by the occasional
devastating flood”

State Meteorologist, National Weather Service, 1927

Where to Go for Flood Safety Information

ATXfloodsafety.com

ALL YOU NEED TO KNOW ABOUT FLOOD SAFETY AND FLOOD RELATED INFO.

Austin is in the heart of Flash Flood Alley. Use the links on this page to help protect yourself, your family and your property from floods.

NEW & NOTEWORTHY



FLOOD RISK AND ATLAS 14

Understanding Austin's flood risk and changing floodplains.



FLOODED ROADS

Visit ATXfloods to see real-time road closures.



FLOODPLAIN MAPS

Use FloodPro to see Austin's floodplains.



EMERGENCY ALERTS

Sign up for alerts through WarnCentralTexas.



FLOOD INSURANCE

Learn about flood insurance and how to get it.



RAINFALL DATA

Find out how much it's rained on LCRA Hydromet.



FLOOD SAFETY

Turn Around - Don't Drown and other flood safety information.



MAKE A PLAN

What to include in your emergency plan.



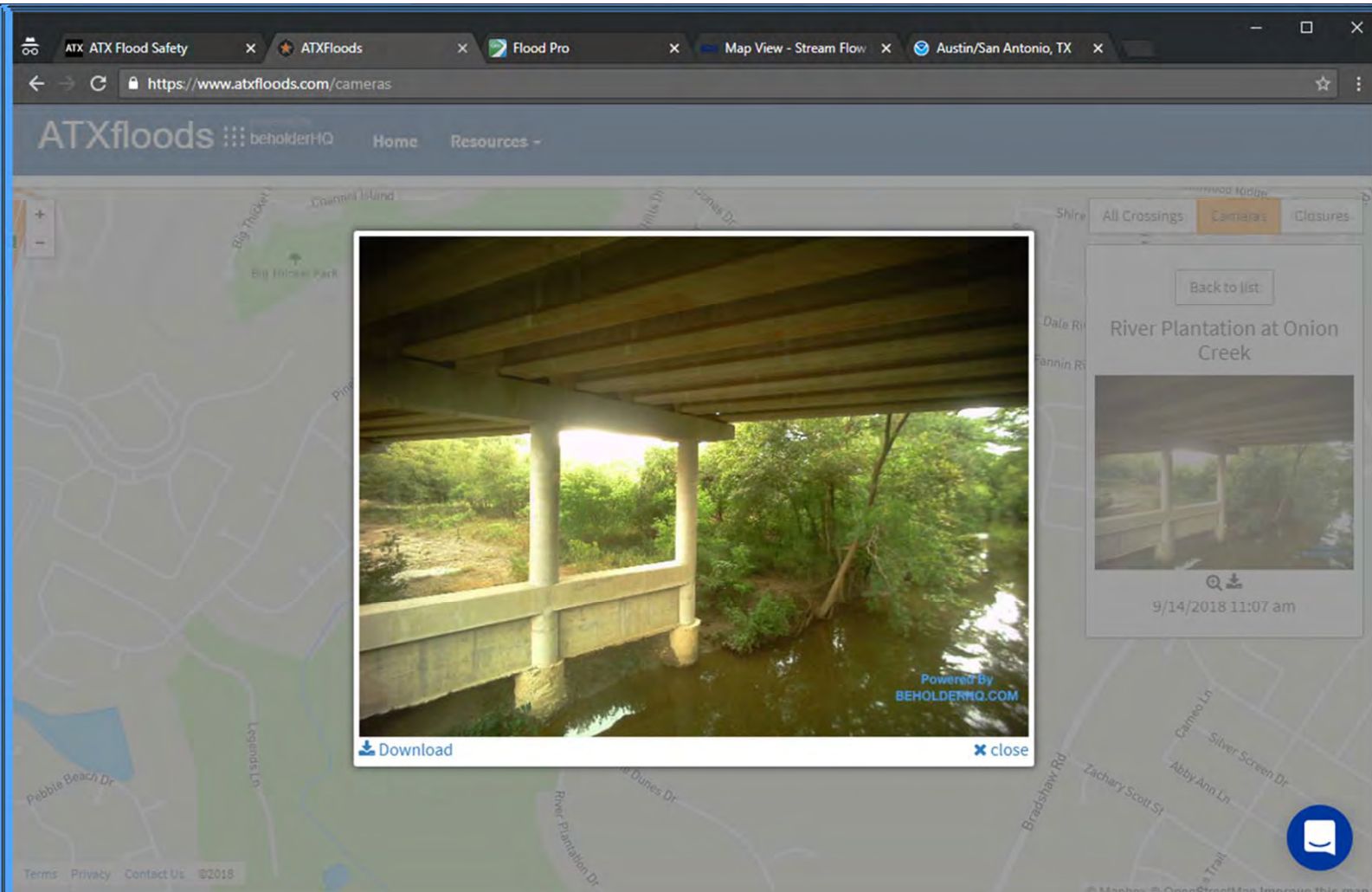
FLOODPLAIN REGULATIONS

Get information about regulations on building in the floodplain.

What roads are flooded?

[ATXfloods.com](https://www.atxfloods.com)

- Map of closed crossings in Central Texas Area
- Cameras to show flood status



- Stay alert for flooded roads
- Flooding can occur quickly
- Even if it looks shallow, you don't know what is underneath



ATX FLOOD SAFETY

Don't underestimate the power of water!



6 inches of fast-moving water can knock over and carry away an adult.

12 inches of fast-moving water can carry away a small car.

18-24 inches of fast-moving water can carry away most large SUVs, vans and trucks.



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Receive Warnings

[WarnCentralTexas.org](https://warncentraltexas.org)

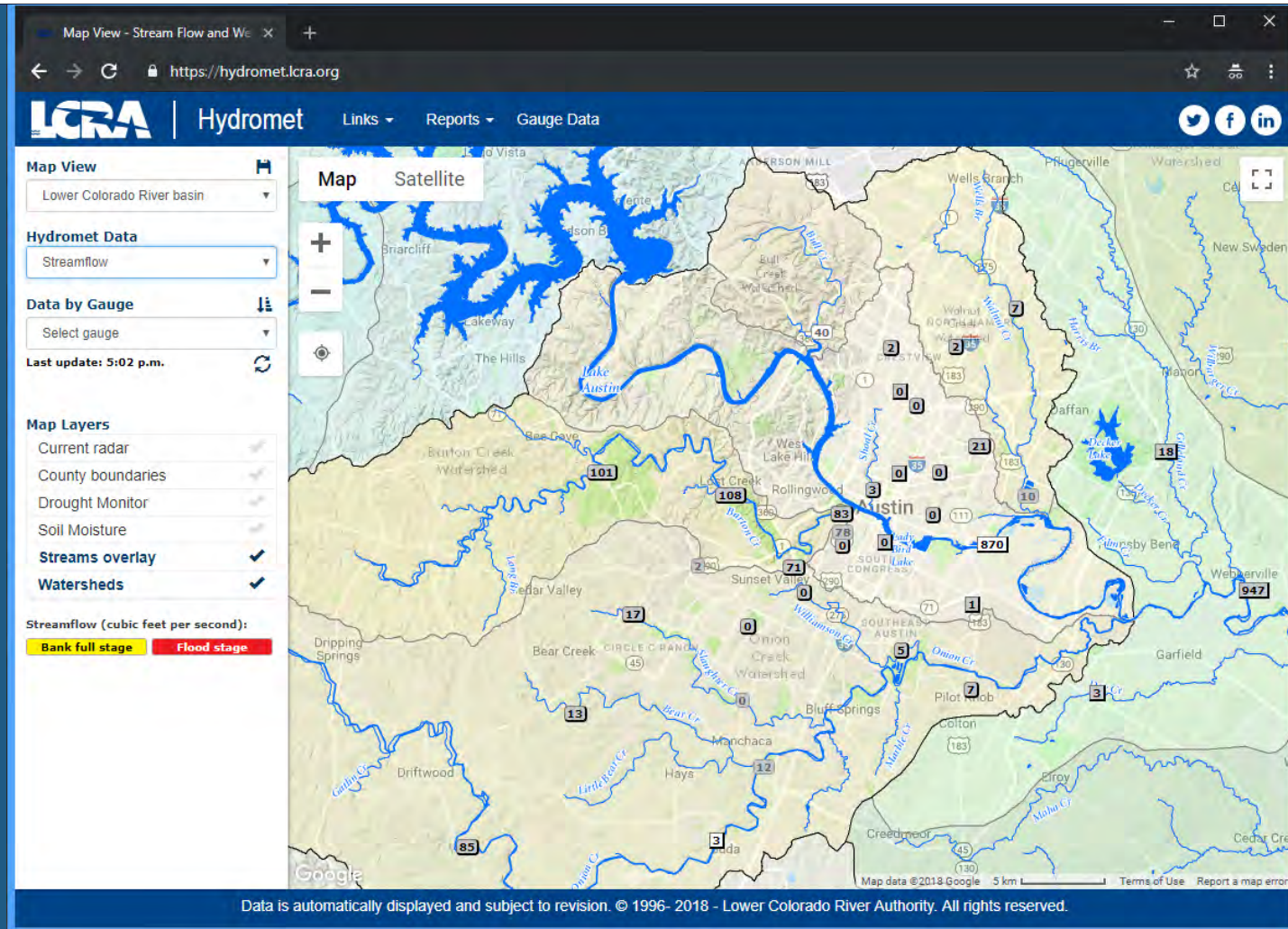
- Click on “Get Alerts” and follow steps to register

The screenshot shows a web browser window displaying the WarnCentralTexas.org website. The browser's address bar shows the URL https://warncentraltexas.org. The website's header includes the logo, navigation links for Home, Be Prepared, Local Communities, and Contact, and a prominent red "Get Alerts" button. The main content area features a large banner with an aerial view of a flooded area. The banner text reads "STAY INFORMED BE PREPARED" and "Register to get Emergency Warnings by Text, Email or Phone." Below this is another red "Get Alerts" button. At the bottom of the banner, there are three small circles, with the first one filled, indicating the current slide in a sequence.

View Rainfall and Stream Flow

hydromet.lcra.org

- Rainfall data for various timeframes
- Stream flow and Stage data



Local NWS Office

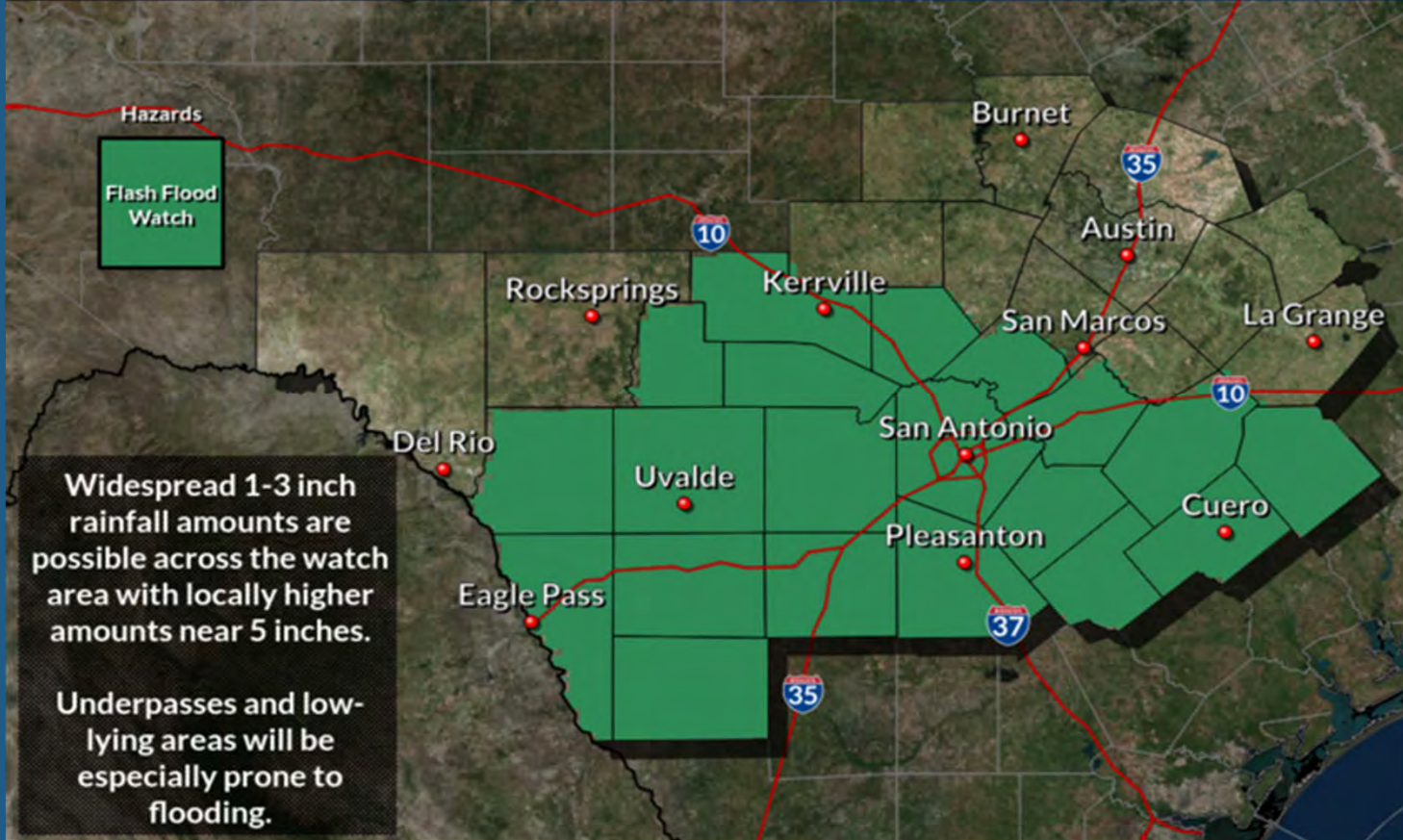
www.weather.gov/ewx

- Timely weather-related information
- Rainfall Total Projections
- Flash Flood Watch Areas

Flash Flood Watch

In Effect Friday Morning through Saturday Evening

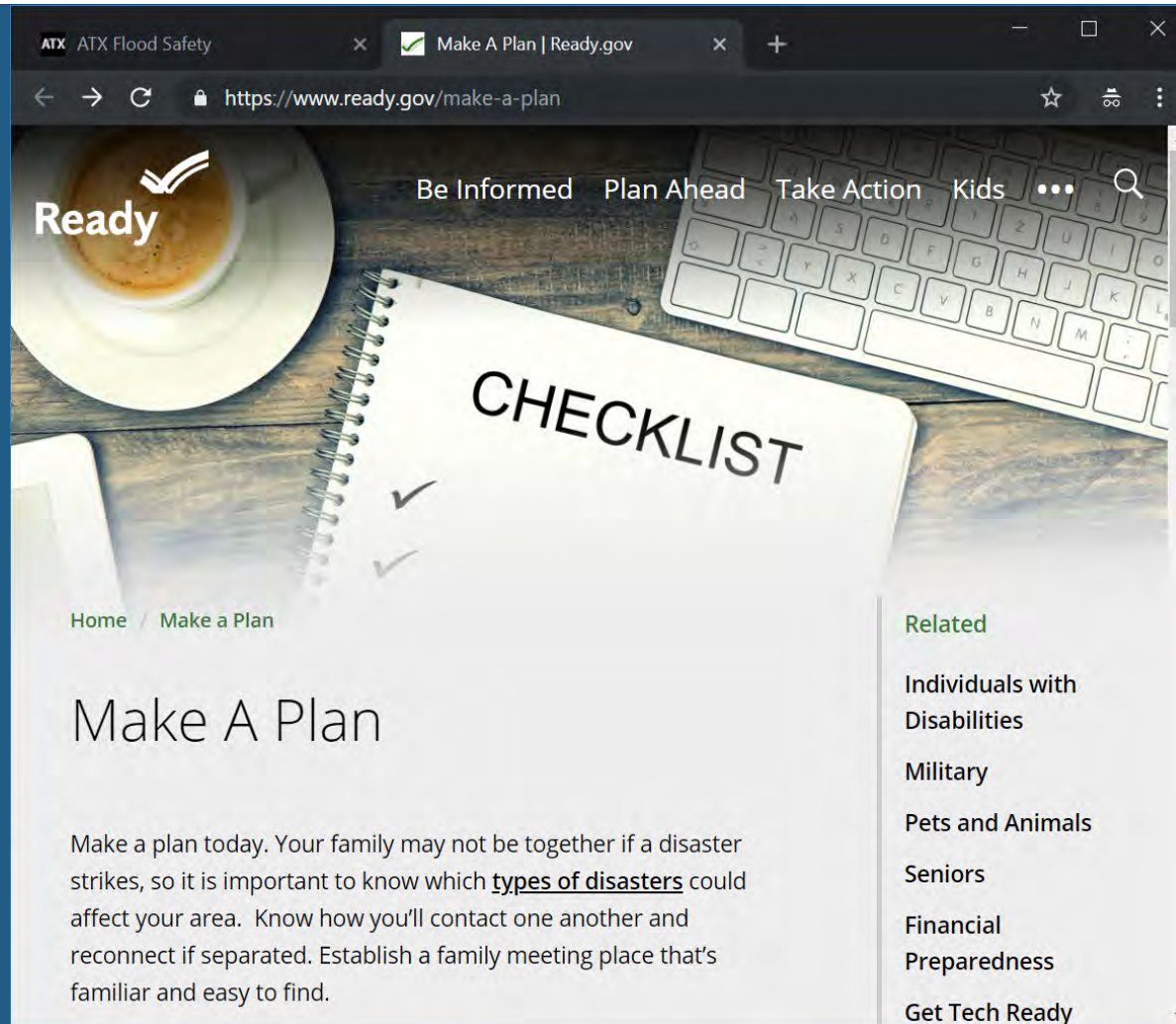
Weather Forecast Office
Austin/San Antonio, TX
Issued Sep 14, 2018 3:26 AM CDT



Make a Plan

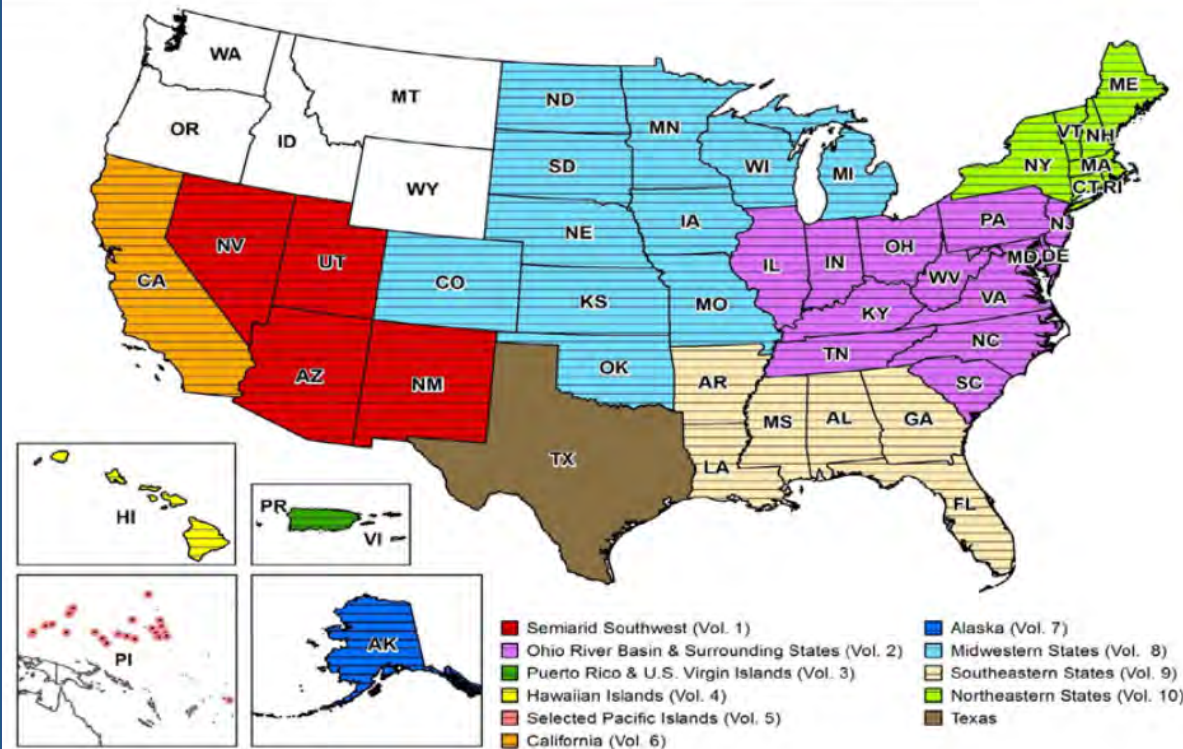
www.ready.gov

- How will I receive emergency alerts and warnings?
- What is my shelter plan?
- What is my evacuation route?
- What is my family/household communication plan?



Atlas 14

- Nationwide study of rainfall intensities
- **Federal Partners**
National Weather Service,
U.S. Army Corps of Engineers,
Federal Highway Administration
- **State/Local**
TxDOT, Harris County Flood
Control District, City of Austin, et al.



Rainfall Depth Changes

- Examination of historic rainfall data
- Adds data from 1961 – 2017



Austin Rainfall Impacts

Storm Level	Current Rainfall Depth (24 hour storm)	Updated Rainfall Depth (24 hour storm)
25-year (4% chance)	7.6 inches	Almost 10 inches
100-year (1% chance)	10.2 inches	Up to 13+ inches
500-year (0.2% chance)	13.5 inches	Up to 19.5 inches

What does a

1% Annual Chance of Flooding Mean?

- A 100-year flood has a 1% chance of happening every year
- It has a 26% chance of happening over a 30-year mortgage
- Can occur multiple times per year; does not occur every 100 years
- FEMA and nationwide standard to map flood hazard areas



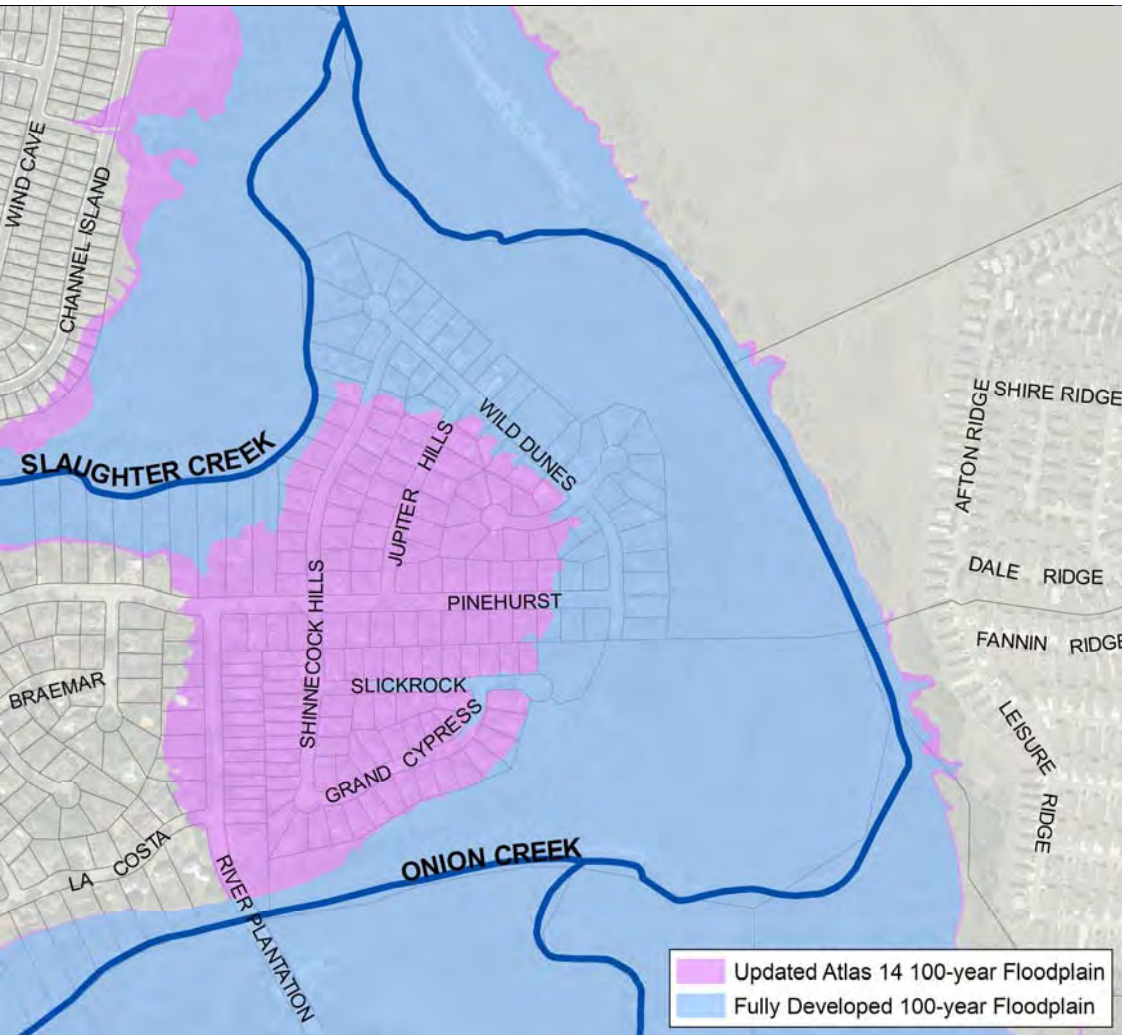
What does the new understanding of **Flood Risk Mean?**

- More buildings in the 100-year floodplain
- Depth of flooding increases
- More low water crossings at risk of flooding
- Depth and velocity of flooding over roadways increase



Impacts to Citywide floodplains

Floodplain	<u>Approximate</u> number of buildings in the floodplain	<u>Approximate</u> percent of City area in the floodplain
Current 100-year	4,000	9%
Current 500-year (excluding Colorado River floodplain)	7,200	11%
Difference	3,200	2%



Austin's Floodplains Expand

- More homes and businesses are at risk of flooding than previously thought.
- Affects ability to develop, remodel, or redevelop property.
- Affects the need for and the cost of flood insurance.
- Floodplains will need to be re-studied.
- See impacts at ATXfloodpro.com

FloodPro

Explore Atlas 14 Changes

I want to...

Atlas 14 Changes

The National Weather Service is completing a historical rainfall study, called Atlas 14. This study shows that Central Texas is more likely to experience larger storms than previously thought. This means that severe flooding is also more likely. To discover if your property has an increased flood risk, please enter an address in the address search below.

- Interim Atlas 14 100-Year Floodplain
- Current 100-Year Floodplain

[Atlas 14 website](#)

Address Search

Enter a street address starting with a House Number (Example: 505 Barton Springs Rd).

Street Address: *

Search Cancel

Home Layers Explore A...

StreetMap 0 0.15 0.3mi

Using FloodPro

- Go to ATXfloodpro.com
- Click “I want to...”
- Click “Explore Atlas 14 Changes”
- Enter an address to search



What is the Impact to Flood Insurance?

- Flood insurance impacts are dependent on FEMA map update
- Map updates at least 3 years away
- Rates may go up
- Insurance requirements may change
- Talk to an insurance agent now

Websites

ATXfloodsafety.com

AustinTexas.gov/Atlas14

AustinTexas.gov/OnionCreek

Contact us

Atlas14@AustinTexas.gov

Floodplain Hotline 512-974-2843

Questions?