



## LOMC: LETTER OF MAP CHANGE

Publishing a Flood Insurance Rate Map (FIRM) is a major undertaking for both FEMA and Yolo Builds. When maps need small changes, they are handled through a “letter” that modifies the effective FIRM. There are several kinds of letter described below.

These descriptions are summaries. For the full requirements of each of these documents, see [FEMA's website](#).

### **Letter of Map Amendment (LOMA)**

A LOMA may correct an error on the FIRM or reference improved data to refine existing floodplain boundaries.

### **Letter of Map Revision (LOMR)**

A LOMR is typically used to document a change to the floodplain, often caused by development, flood prevention projects, or other major changes that may increase the Base Flood Elevation in some locations. The burden of documentation on a LOMR is much higher than that for a LOMA, with a corresponding increase in time required for review by FEMA.

### **Letter of Map Revision Based on Fill (LOMR-F)**

A LOMR-F is typically used to document the construction of an elevated building pad. The increased ground elevation can change the flood zone of a portion of land from Zone A, AE, or AO to Flood Zone X.

### **Conditional Letters: CLOMA, CLOMR, CLOMR-F**

A LOMA, LOMR, or LOMR-F can only be based on completed projects. To obtain approval from FEMA to start work on a project, it may be required to obtain a Conditional Letter stating that a project constructed as submitted would be approved for a LOMA, LOMR, or LOMR-F once construction is completed. A Conditional Letter does NOT alter the effective FIRM, and only indicates to the applicant that FEMA has approved starting the proposed work.

Examples:

1. A homeowner plans to construct a single-family dwelling on an elevated pad, prior to starting work they may request a CLOMR-F to ensure that FEMA would recognize the fill as providing adequate elevation. Upon completion of the construction, they would then request a LOMR-F to document the completion of the project.

A regional flood control agency plans to construct a waterway to divert flood water away from existing developed areas. A CLOMR is required to show that the proposed project would mitigate any negative impacts from diverting water into the new waterway.