

# **Floodplain Fill Permit Neighborhood Meeting FP 25-03**

**602 N Moore St  
March 10<sup>th</sup>, 2025**



**Olivia Whittaker, P.E., CFM  
Senior Engineer**

**Floodplain Management  
Dallas Water Utilities**



# Attendees

## City of Dallas – Floodplain Management

- **Olivia Whittaker – Senior Engineer**
- **David Phan – Senior Engineer, Engineering Program Manager**
- **Ivan Hernandez – Engineer II**
- **Charles Bunton – Floodplain Coordinator II**
- **Tam Vu – Floodplain Coordinator**

## Engineer

- **Kimley-Horn – Chris Fergusson, P.E.**
- **Kimley-Horn – Will McCullough, E.I.T**

## Property Owner

- **J. Eduardo Barajas**



# Attendees

Welcome and thank you for joining us. Please let us know who is joining us!

Register your attendance by:

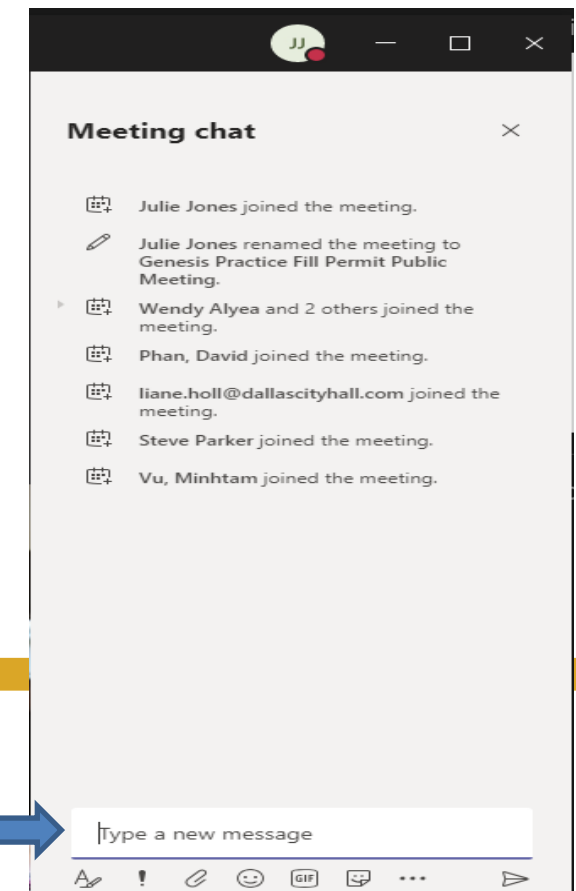
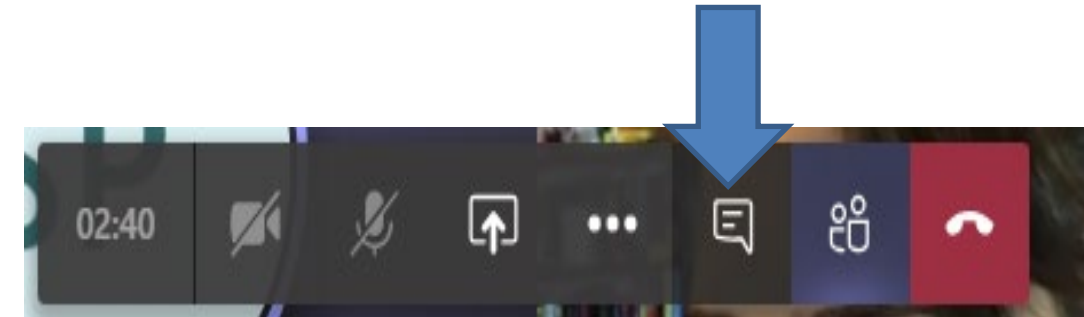
- **Either entering your name and e-mail into the chat window to your right**
- **By stating your name and e-mail on the phone if you called in**
- **Or by e-mailing Olivia Whittaker at [olivia.whittaker@dallas.gov](mailto:olivia.whittaker@dallas.gov); or William Bicher at [william.bicher@dallas.gov](mailto:william.bicher@dallas.gov) respectively**



# Chat Function

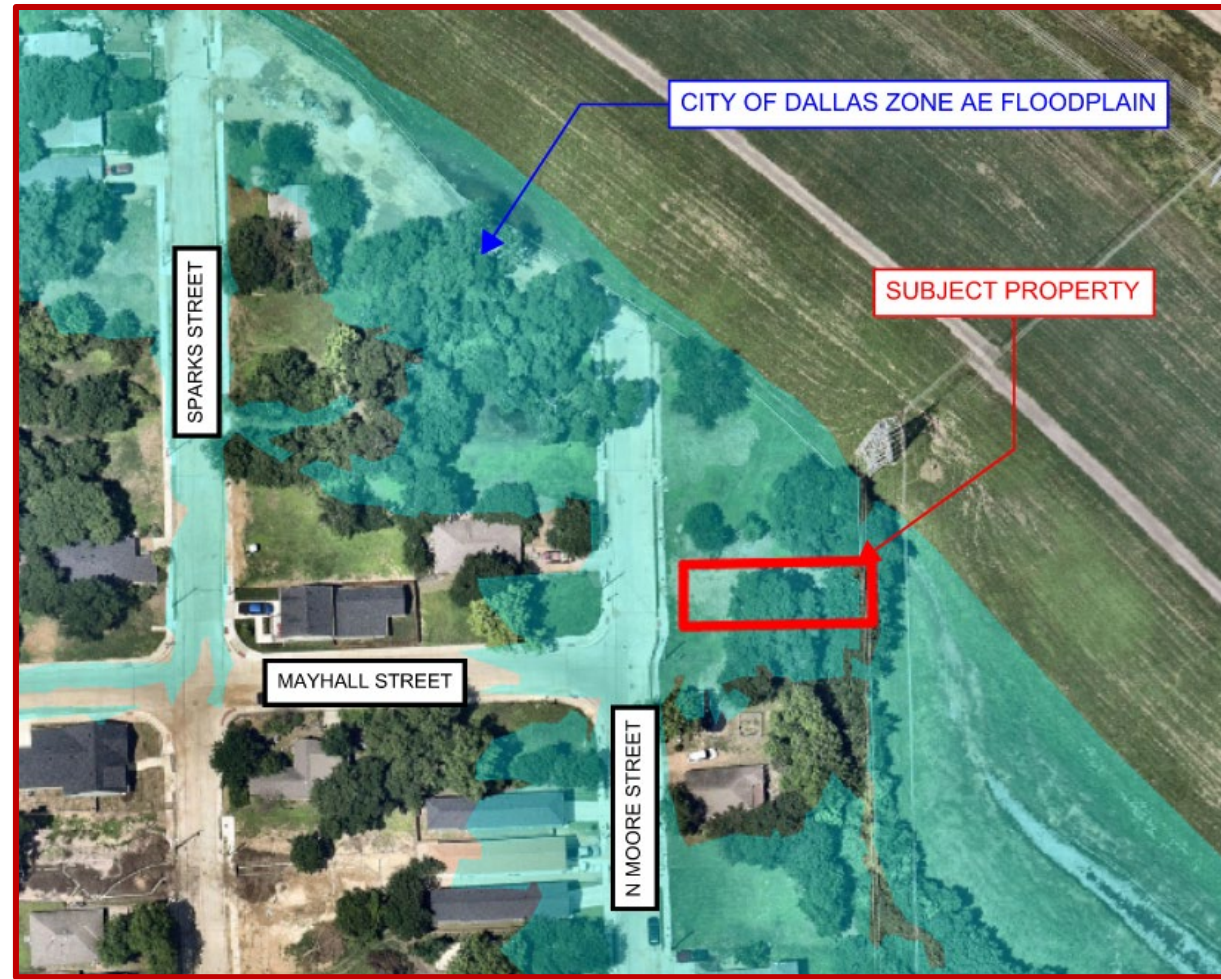
Click on the Chat icon

- It may be at the bottom of the screen or at the top right
- You can then type into the chat function for your introduction or with any questions

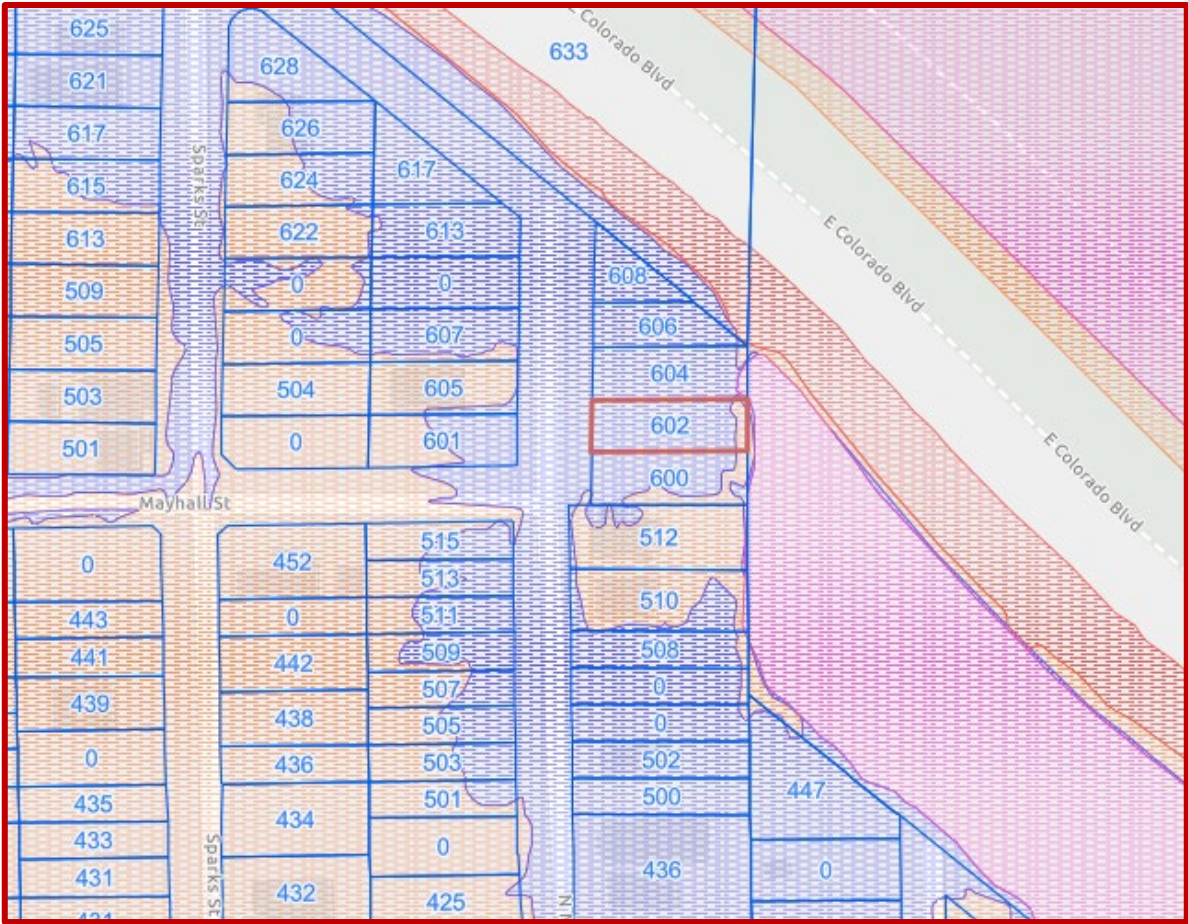


# Project Location

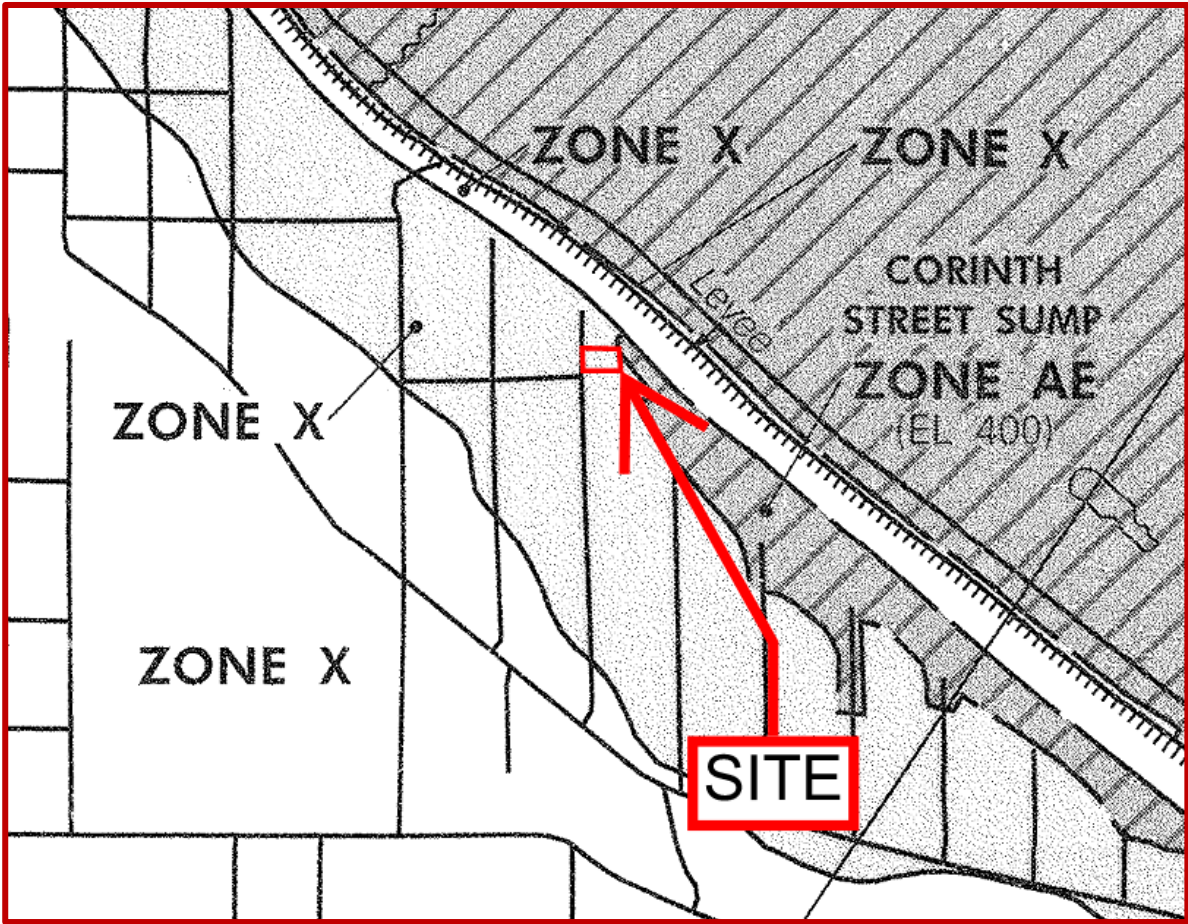
## 602 N Moore St



# Current 100-Year Floodplain



City of Dallas Floodplain



FEMA Floodplain



# Why is a Permit Required?

**Dallas Development Code prohibits the deposition or storage of fill, placement of a structure, excavation, or any other development activity in the 100-year floodplain unless a fill permit is first obtained.**

- **100-Year Floodplain: the flood event having a 1% chance of being equaled or exceeded in any given year.**



# Why is a Permit Required?

**No adverse impact policy.**

- **Not allow development that will flood or cause flooding to others.**

**City of Dallas is a member of National Flood Insurance Program (NFIP) and must enforce our floodplain regulations.**





# General Criteria the City Considers

**10-point Engineering criteria for no adverse impact to the floodplain – All 10 must be met. Below are a few of the criteria:**

- **No rise in existing water surface**
- **No increase in erosive velocities**
- **Storage calculations**
- **Landscape, Tree Survey, and Erosion control plans**

**Ecological criteria**

**Recreational criteria**



# Fill Permit Approval Timeline

You Are Here



Takes Approximately 6 Months to 1 Year

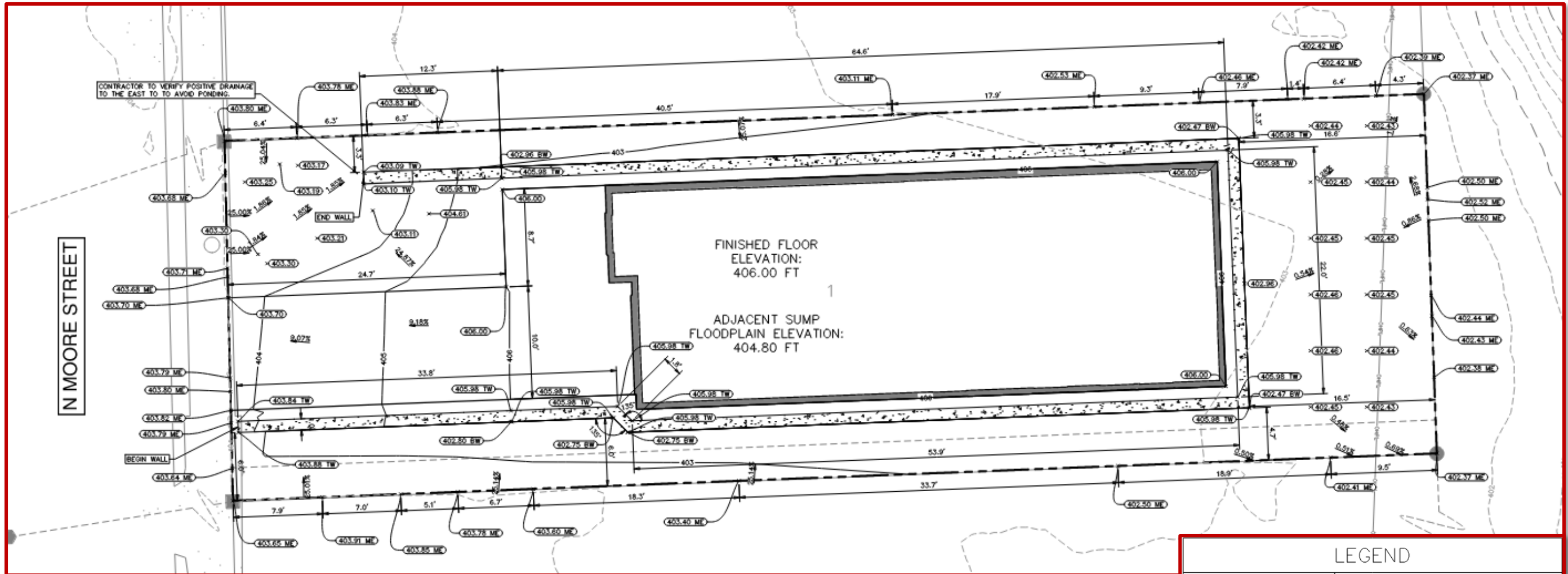


# Summary of Work

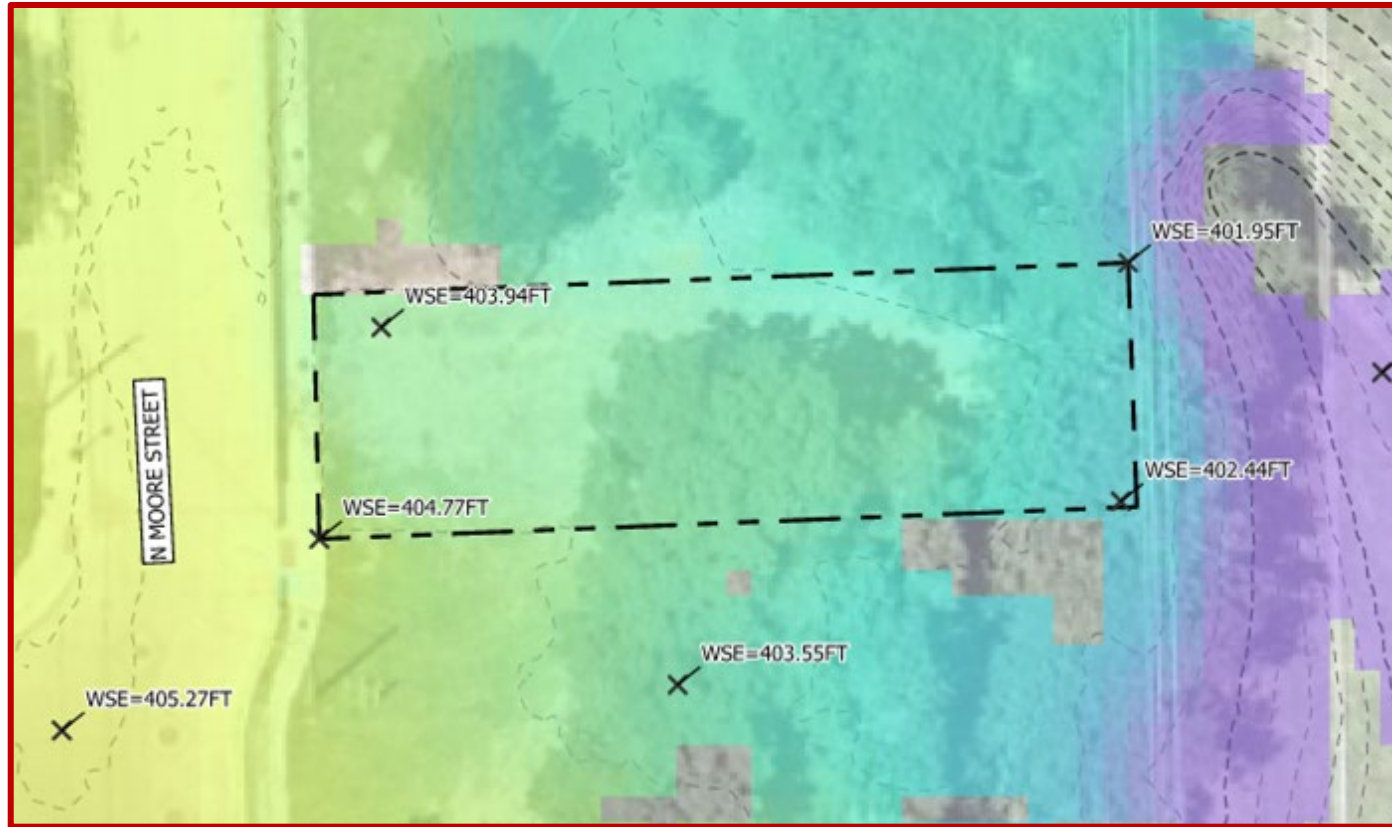
- **Client has proposed a single-family home at 602 N Moore Street. As part of the project, the client must raise the finished floor elevation (FFE) of the proposed home above the existing sump flood elevation and maintain on-site valley storage via:**
  - **Retaining wall to elevate the home's FFE**
  - **Compensatory grading to maintain existing valley storage**
- **These Improvements have been designed such that there are:**
  - **No increase in erosive velocities**
  - **No increase in 100-year water surface elevation**
  - **No change in storage volume**



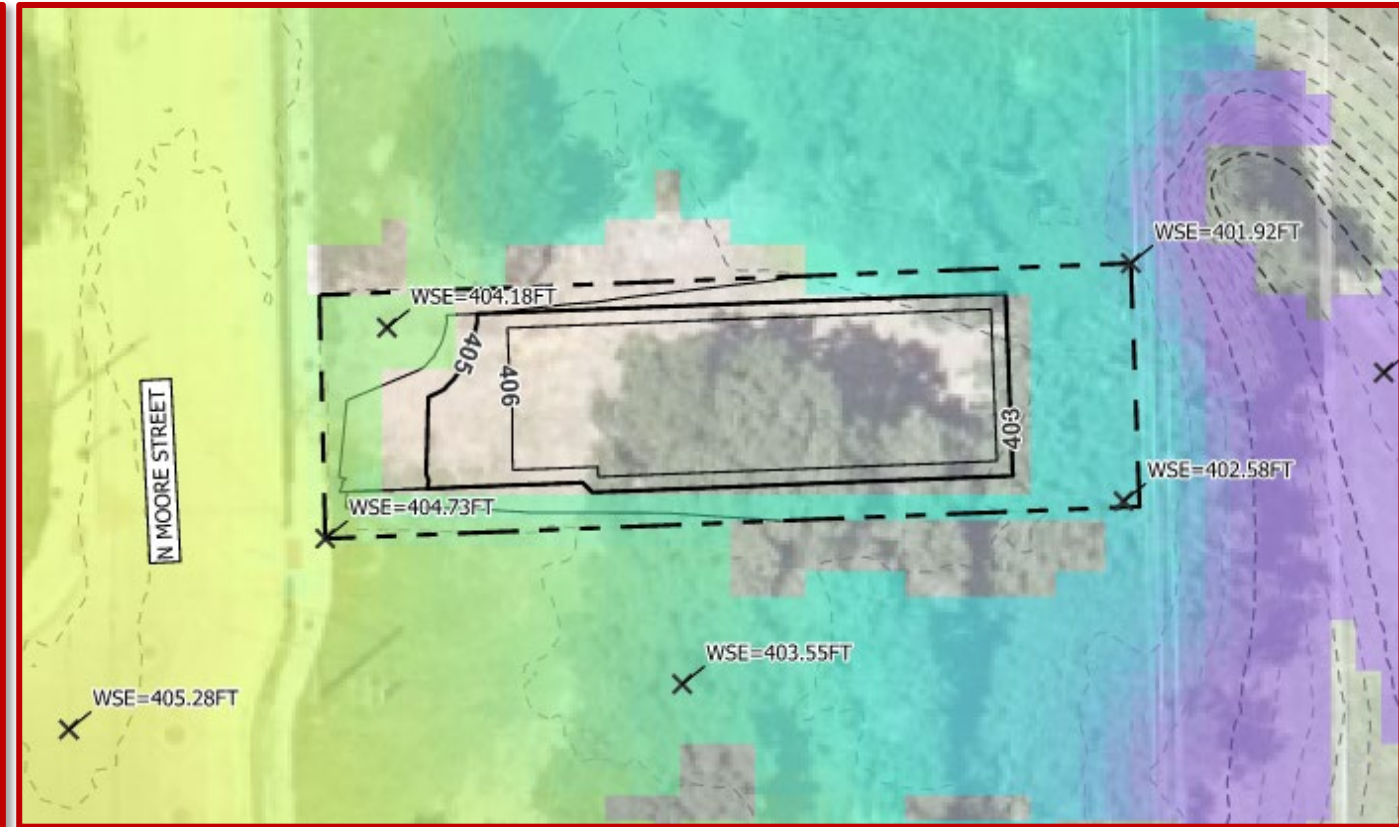
# Proposed Grading/Site Plan



# Floodplain Workmap



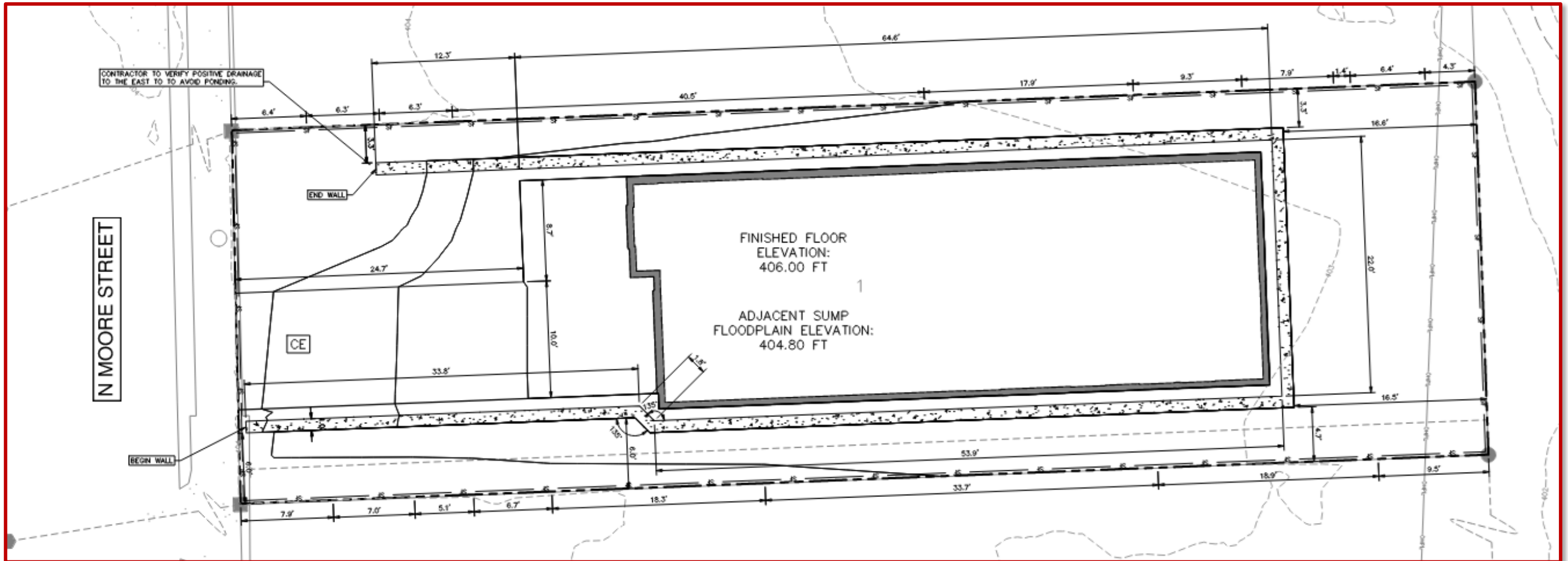
Existing Condition



Proposed Condition



# Erosion Control Plan



LEGEND	
	PROPERTY BOUNDARY
	PROPOSED WALL
	SILT FENCE
	CONSTRUCTION ENTRANCE
	PROPOSED GRADE
	EXISTING GRADE

# QUESTIONS

- Ask them aloud
- Type them into the chat
- Or e-mail Olivia Whittaker @ [olivia.whittaker@dallas.gov](mailto:olivia.whittaker@dallas.gov) and William Bicher at [william.bicher@dallas.gov](mailto:william.bicher@dallas.gov)

A copy of this presentation will be posted here:

<https://dallascityhall.com/departments/waterutilities/stormwater-operations/Pages/FloodplainandDrainageManagement.aspx>



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