



## REMINDER: FLOOD INSURANCE REQUIREMENTS

If you receive a grant through the *ReBuild NC Housing Recovery Program* and your damaged property is in an area which FEMA has determined is a “Special Flood Hazard Area” (SFHA), there are special insurance rules that apply to you (and future owners) of the restored property.

**(1) You must keep a flood insurance policy on the property repaired or rebuilt with the grant.**

Question: How do I know if my home is located in a Special Flood Hazard Area (SFHA)?

Answer: If you are in a SFHA, the ReBuild NC Program would have required you to provide a policy as part of the Program. Also, you can check online at <https://msc.fema.gov/portal>

Question: Are there ever changes to whether my property is in a SFHA?

Answer: Yes, FEMA does continue to review flood data and its maps can change. You can check these changes with your or online at <https://msc.fema.gov/portal>

Question: How much flood insurance am I required to have?

Answer: The law requires you to insure your home for its replacement cost, up to the maximum amount you can get under FEMA's National Flood Insurance Program. Your insurance agent can help you determine your home's replacement cost.

**(2) You must purchase and maintain flood insurance for as long as you live in your home. Failure to maintain flood insurance could result in the denial of future federal disaster assistance.**

**(3) When you transfer the rehabilitated, elevated or reconstructed property (sale, donation, property is inherited or other transfer), you must tell the new owner IN THE TRANSFER DOCUMENT(S) that flood insurance has to be kept in place.**

Question: Can I just tell the new owner about these rules and that I got ReBuild NC Housing Recovery Program money?



Answer: No. Federal law says it has to be in the transfer document(s). When you sign a sale, donation or other document transferring the property, that document should warn the new owner.

Question: What happens if I do not warn the new owner in the transfer document?

Answer: If a later disaster happens, and federal disaster funds are given to a later owner, the law says that you may have to pay the government for those disaster funds and be precluded from receiving disaster relief funding.

Please refer section seven (7) of the Grant Agreement, Flood Insurance section of your Grant Agreement for additional details related to the flood insurance requirements.

---

Applicant

---

Date

---

Co-Applicant

---

Date