

FEMA - FLOODWATER

FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD ZONE REQUIREMENT

Floodwaters from storms have caused major structural damage to homes. Water during storm surges accumulates in the crawl space. When floodwaters recede and there are not sufficient openings in the crawl space foundation, the house foundation is torn apart causing the house to collapse. Now FEMA requires all new construction and substantial improvements to homes in flood zones to have sufficient openings in the crawl space foundations to allow the floodwater to escape without destroying the foundation.

FEMA has instituted regulation 44CFR 60.3. The main part of the regulation is as follows: "A minimum of two openings having a total net area of not less than one square inch for every square foot of enclosed area subject to flooding shall be provided. The bottom of all openings shall be no higher than one foot above grade. Openings may be equipped with screens, louvers, valves, or other coverings or devices provided that they permit the automatic entry and exist of floodwaters."

Crawl Space Door Systems' deluxe door frame with a rigid 3/8" polystyrene screen without the door lid can be used to meet FEMA's regulation. For example, if the enclosed area subject to flooding is 2,000 square feet by using four (4) 16" X 32" crawl space door frames and screens meets the FEMA requirement. Each 16" X 32" door has 512 square inches of open space for the floodwater to escape. The four (4) doors gives a total of 2,048 square inches.