



TOWN OF BETHANY BEACH

**P.O. BOX 109
214 GARFIELD PARKWAY
BETHANY BEACH, DE 19930
OFFICE (302) 539-8011
FAX (302) 539-7604
EMAIL: sfrederick@townofbethanybeach.com**

Dear Property Owner,

I have reviewed your recent application for a permit to repair your existing property located at **[insert building address]**. I have determined that this building is located in a mapped Special Flood Hazard Area (SFHA) shown on the Flood Insurance Rate Map (FIRM).

I have evaluated the proposed work to repair the building to its pre-damage condition and determined that **it does not constitute repair of Substantial Damage.** This determination is based on a comparison of the estimate of the cost to repair the damaged building to its pre-damage condition to the market value of the building (excluding land value). When the cost of repairs is less than 50 percent of the pre-damage market value of the building, the damage is not Substantial Damage. This means no additional requirements apply to this building.

Please be advised that I may need to make another determination if you elect to perform work other than the work described and defined in your current permit application, including if you decide to make additional renovation or upgrades or add addition. Construction activities that are undertaken without a proper permit are violations and may result in citations, fines, an order to remove non-compliant construction, or other legal action.

I will complete my review of your application and will contact you if there are any additional questions or when the permit is ready.

Please let me know if you have any questions.

Thank you,

Susan Frederick
Building Inspector / Certified Floodplain Manager
Town of Bethany Beach
(302) 539-8780