

# Continuing to Work Together to Simplify Permitting in the Trinity River Corridor

NCTCOG Floodplain Seminar for Elected Officials and  
CRS Users Group– October 19, 2023

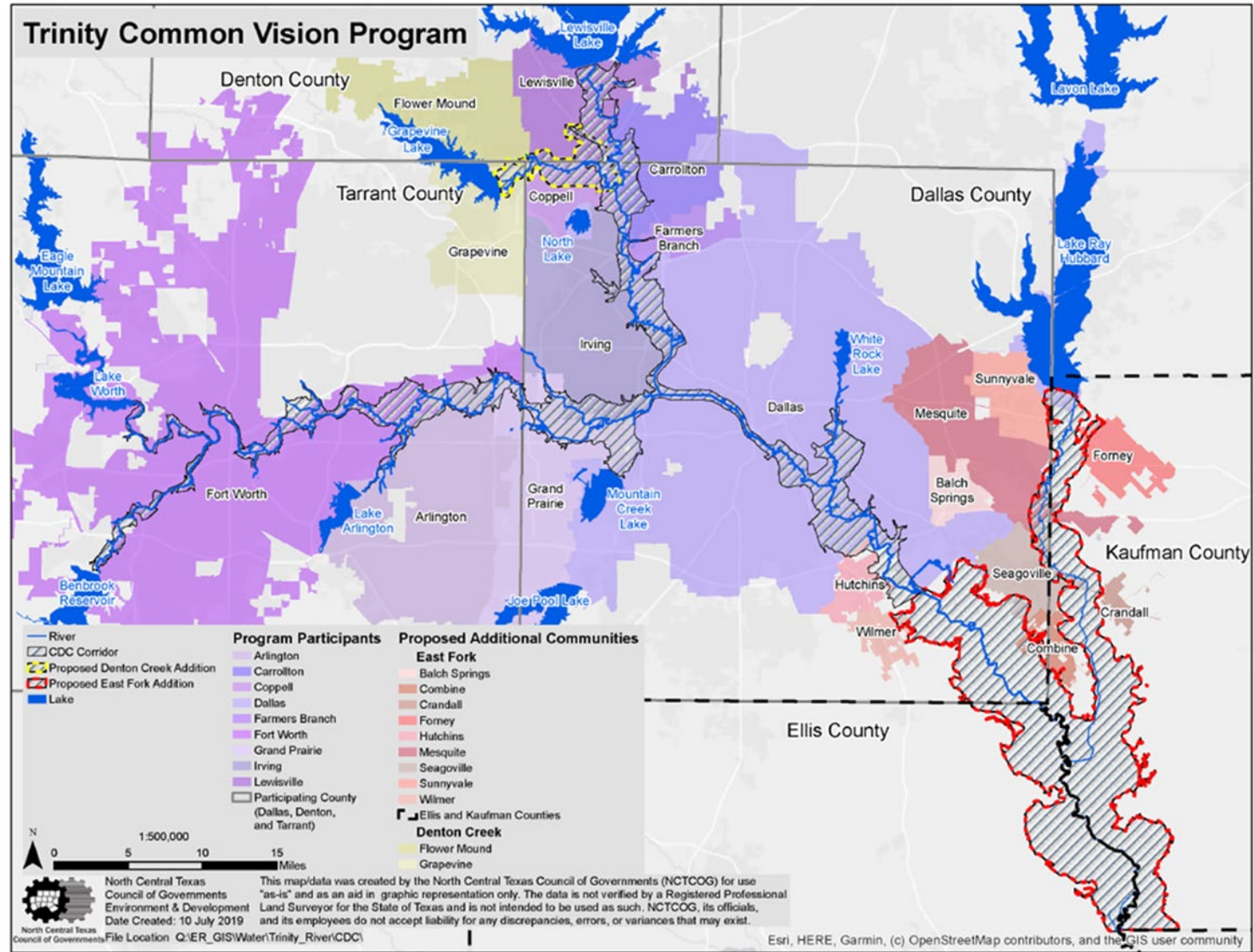
Lisa Biggs, City of Fort Worth

Craig Ottman, Tarrant Regional Water District

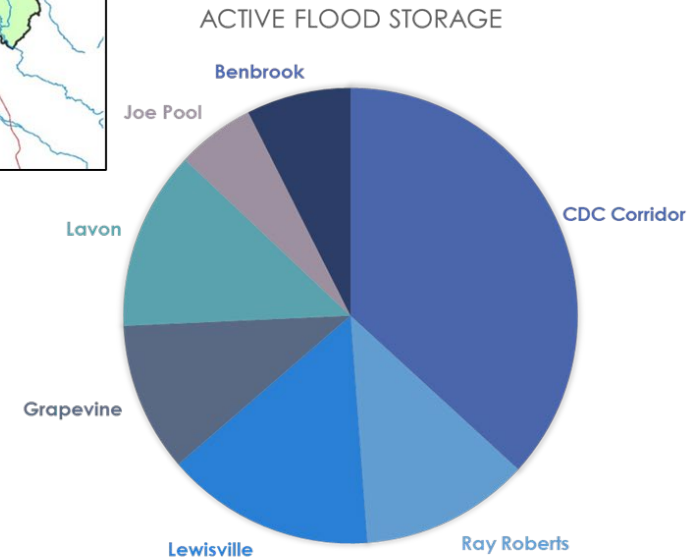
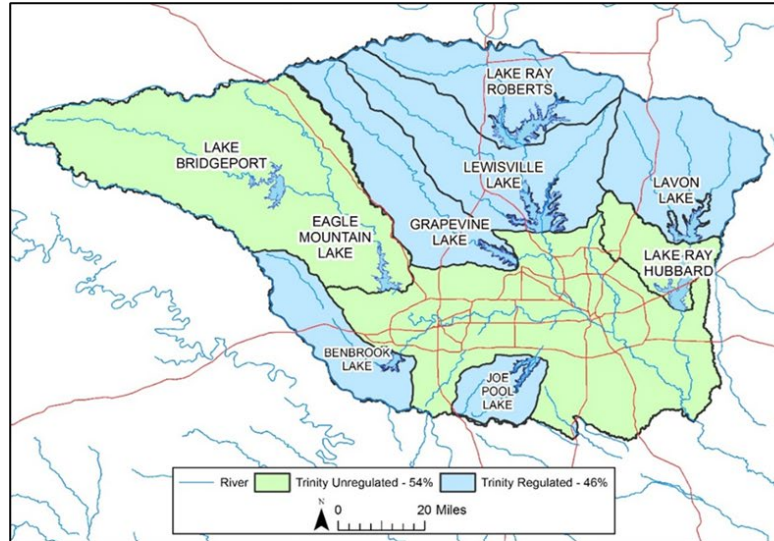
# Agenda

- Introduction to Trinity River Corridor Development Certificate (CDC) program
- Model updates
- Challenges of preparing a single model for dual purposes
- New CDC website
- New NFIP-CDC Manual updates
- Next steps
- CRS benefits

# The Trinity River Common Vision Program (Est. 1989)



# Why is the Trinity River Corridor important to flood protection?



# CDC Program Goals

## Corridor Development Certificate Program



### Limits Impact

Limits (but does not eliminate) the impact of floodplain encroachments for regulated streams on downstream areas



### Review Process

Establishes a consistent regional criteria and review process



### Funding Stream

Provides a funding stream for updates and state-of-the-art models and modeling tools

# CDC Program Goals

## Corridor Development Certificate Program



### Provides Oversight

Provides oversight for projects constructed in the 100 year floodplain



### Allows Development

Allows development in the floodplain



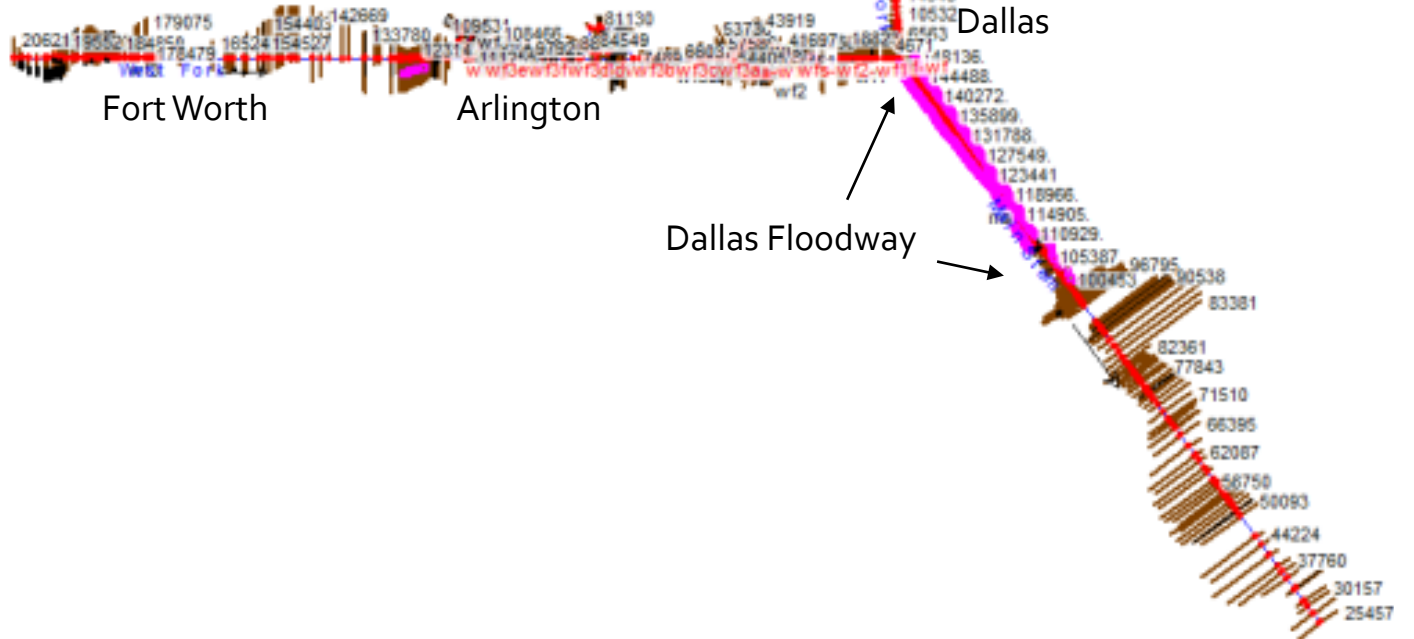
### Project Review

Allows all Flood Management Task Force (FMTF) members to review projects for the entire regulatory footprint

# Origins of the NFIP and CDC H&H Models



May-June 1989 flooding is the worst in the Dallas Floodway in 40 years. Storms return in the aftermath of Hurricane Norma in October. The president declares Dallas County a disaster area. Worse flooding follows in 1990 when back-to-back storm systems hit.



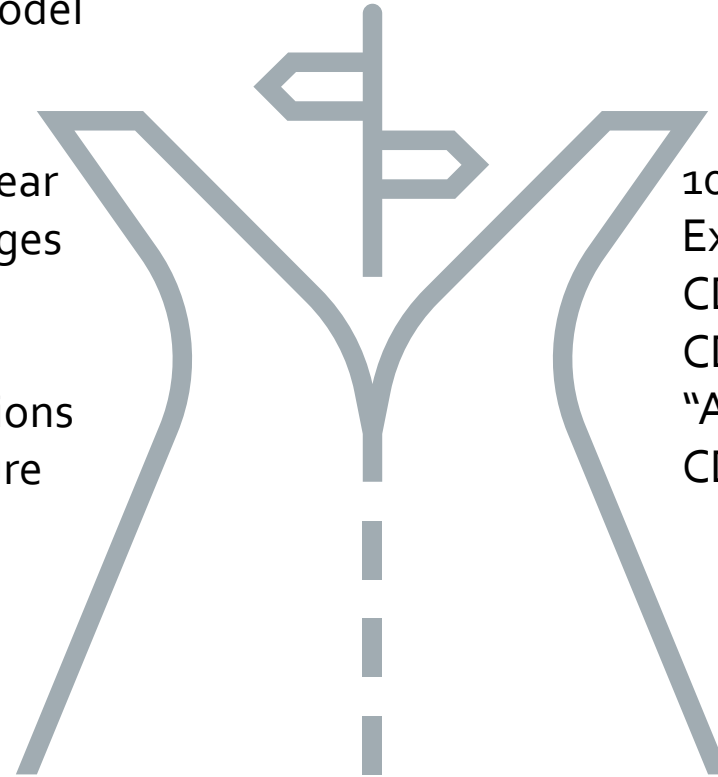
# Model Divergence

## FEMA NFIP Model

100-year & 500-year  
Effective Discharges  
FEMA Criteria  
LOMR Process  
"As-Built" Conditions  
MT-2 Fee Structure

## CDC Model

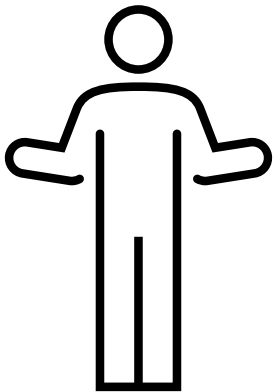
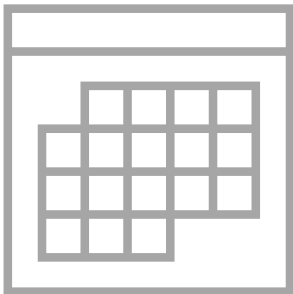
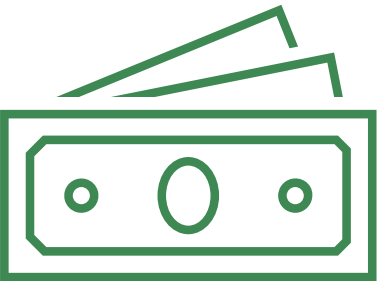
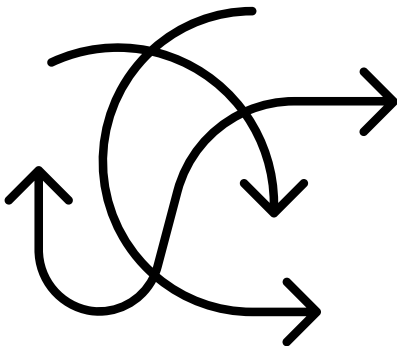
100-year & SPF  
Existing & Future Discharges  
CDC Criteria  
CDC Process  
"As-Approved" Conditions  
CDC Fee Structure



Initial NFIP/CDC Model circa 1990



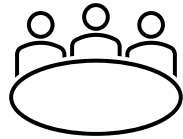
# Issues and Challenges



# An Improved Process



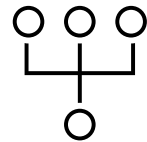
CDC model updated and geo-referenced



Model Consolidation Team formed to evaluate options and define improved process



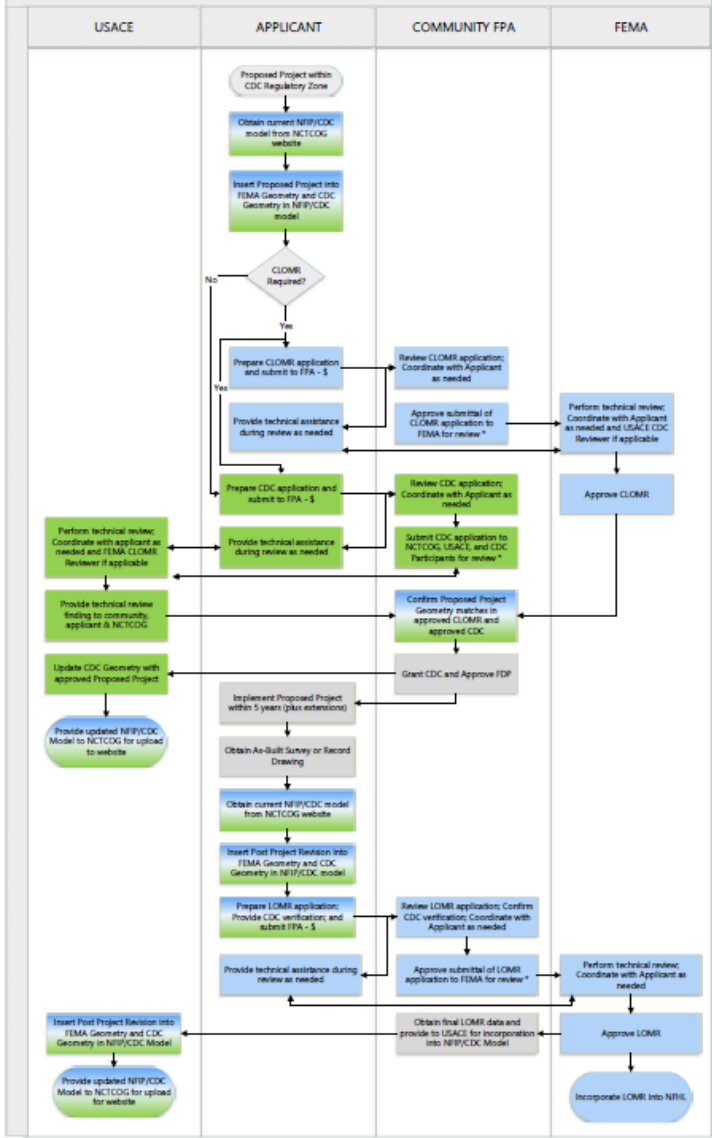
Online model management system developed



Combined NFIP (CLOMR/LOMR) and CDC Permitting Process

# Streamlined Process

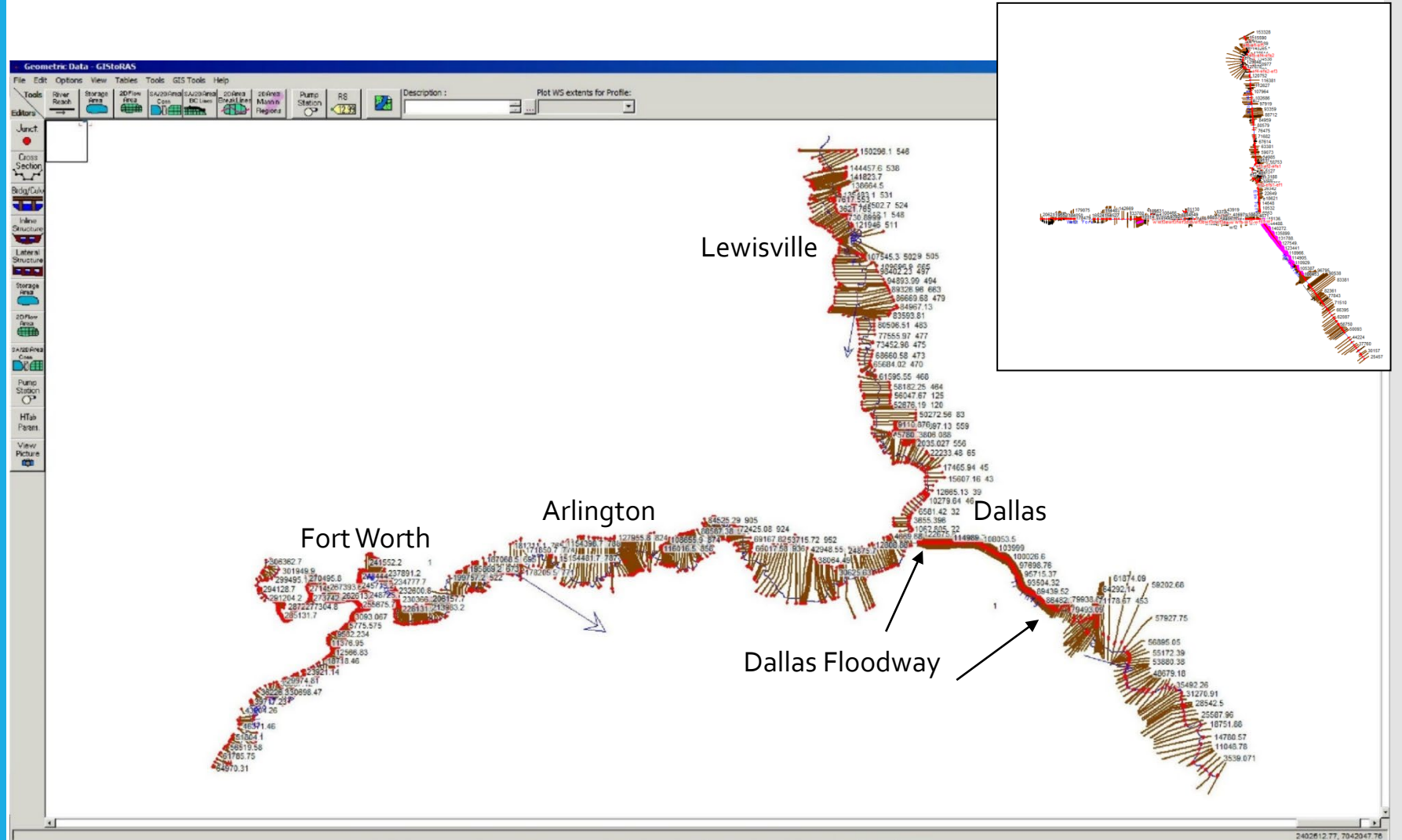
NFIP/CDC PROCESS FOR TRINITY RIVER CORRIDOR



**LEGEND:**

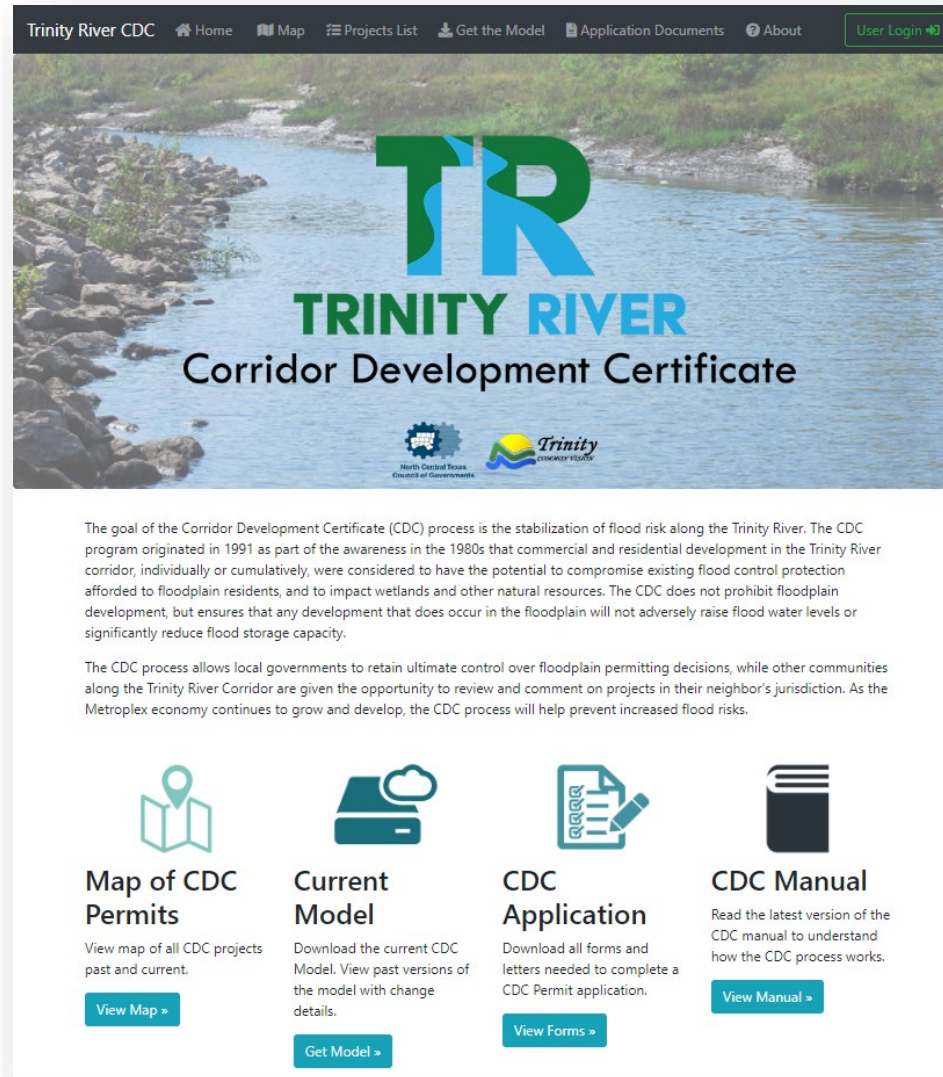
- NFIP Process using FEMA Geometry
- CDC Process using CDC Geometry
- Combined Process using FEMA Geometry and CDC Geometry
- Review Fee Required
- Follow local regulations for official submittal

# Consolidated NFIP-CDC Model



# Public Facing CDC Website

<http://www.trinityrivercdc.com/>



The screenshot shows the homepage of the Trinity River CDC website. At the top is a navigation bar with links for Home, Map, Projects List, Get the Model, Application Documents, and About, along with a User Login button. The main header features a large image of a river with the 'TR' logo and the text 'TRINITY RIVER Corridor Development Certificate'. Below this are logos for the North Central Texas Council of Governments and Trinity. The main content area contains two paragraphs of text explaining the CDC process. At the bottom, there are four service tiles: 'Map of CDC Permits', 'Current Model', 'CDC Application', and 'CDC Manual', each with a brief description and a 'View' button.


Trinity River CDC Home Map Projects List Get the Model Application Documents About User Login

## TR TRINITY RIVER Corridor Development Certificate

North Central Texas Council of Governments Trinity

The goal of the Corridor Development Certificate (CDC) process is the stabilization of flood risk along the Trinity River. The CDC program originated in 1991 as part of the awareness in the 1980s that commercial and residential development in the Trinity River corridor, individually or cumulatively, were considered to have the potential to compromise existing flood control protection afforded to floodplain residents, and to impact wetlands and other natural resources. The CDC does not prohibit floodplain development, but ensures that any development that does occur in the floodplain will not adversely raise flood water levels or significantly reduce flood storage capacity.


The CDC process allows local governments to retain ultimate control over floodplain permitting decisions, while other communities along the Trinity River Corridor are given the opportunity to review and comment on projects in their neighbor's jurisdiction. As the Metroplex economy continues to grow and develop, the CDC process will help prevent increased flood risks.



### Map of CDC Permits

View map of all CDC projects past and current.


[View Map »](#)



### Current Model

Download the current CDC Model. View past versions of the model with change details.


[Get Model »](#)



### CDC Application

Download all forms and letters needed to complete a CDC Permit application.

[View Forms »](#)



### CDC Manual

Read the latest version of the CDC manual to understand how the CDC process works.

[View Manual »](#)

<http://www.trinityrivercdc.com/>

# CDC Website for Program Participants

The screenshot shows a web application interface with a navigation bar containing 'Ontril', 'CDC Permits', 'CDC Application', and 'Reports'. Below the navigation bar, there is a dropdown menu for 'All CDC Permits (32)' and a 'Filter' button. A table lists various permits with columns for CDC PERMIT ID, CDC APPLICANT/PROPERTY OWNER, STAGE, CREATED ON, ASSIGNEE, PRIORITY, and REQUESTOR. The table contains 15 rows of data.

CDC PERMIT ID	CDC APPLICANT/PROPERTY OWNER	STAGE	CREATED ON	ASSIGNEE	PRIORITY	REQUESTOR
CDC-58	Oakdale Industrial III, LLC	Payment Received by NCTCOG	04-01-2022	-	-	Ryan Harrell
CDC-57	Berkshire Hathaway Automotive	Payment Sent to USACE	03-31-2022	-	-	Matt Brennan
CDC-56	Scannell Properties	Payment Sent to USACE	03-07-2022	-	-	Lisa Biggs
CDC-55	Scannell Properties	USACE Technical Review In Process	02-17-2022	-	-	Ben Thompson
CDC-54	City of Grand Prairie	CDC Exemption	02-11-2022	-	-	Ryan Harrell
CDC-53	TOR Texas, LLC	USACE Technical Review In Process	01-13-2022	-	-	noevillarreal@dall...
CDC-52	Sebastian Benitez	Permit Issued	12-16-2021	-	-	noevillarreal@dall...
CDC-51	Republic Services	CDC Exemption	11-11-2021	-	-	Ben Thompson
CDC-50	Mark Johnston					
CDC-49	City of Farmers Branch					
CDC-48	Half Associates, Inc. / David Morgan					
CDC-47	Hunter Ferrell Industrial, LLC					

The screenshot shows the details for 'CDC - 55 Scannell Properties', created by Ben Thompson on 02-17-2022. The current stage is 'USACE Technical Review In Process'. The page includes fields for FEMA FIRM map panel (48439C0195L), Effective FIRM Date (03-21-2019 08:05 AM), and Flood Zone (AE). There is a section for Project Files with five downloadable files. Below that is a section for Final Action Form, and a section for Proposed Project with activity tags: Swale Construction, Fill, and Excavation.

**CDC - 55 Scannell Properties**  
Created by Ben Thompson on 02-17-2022 | CDC Application

Current Stage: **USACE Technical Review In Process** Blueprint - Preview  
CDC-Application-Blueprint-NC

FEMA FIRM map panel: 48439C0195L

Effective FIRM Date: 03-21-2019 08:05 AM

Flood Zone: AE

Project Files:

- FW021622-1\_CDC Applicatio...
- FW021622-1\_NCTCOGReviewL...
- FW021622-1\_USACEReviewLet...
- FW021622-1\_Rev4 GIS files C...
- FW021622-1\_Rev4 HEC-RAS C...

Final Action Form

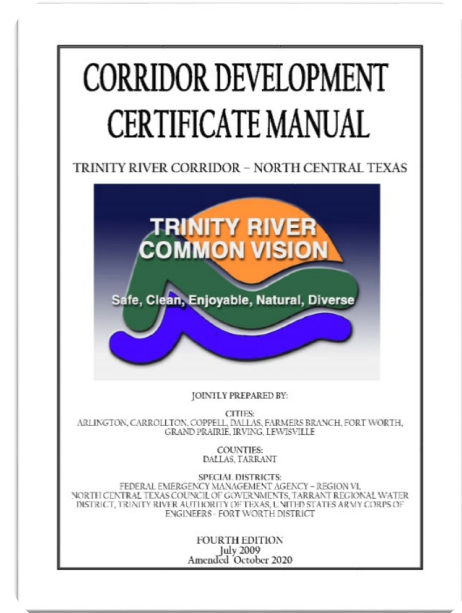
Proposed Project

Proposed Activity: Swale Construction, Fill, Excavation

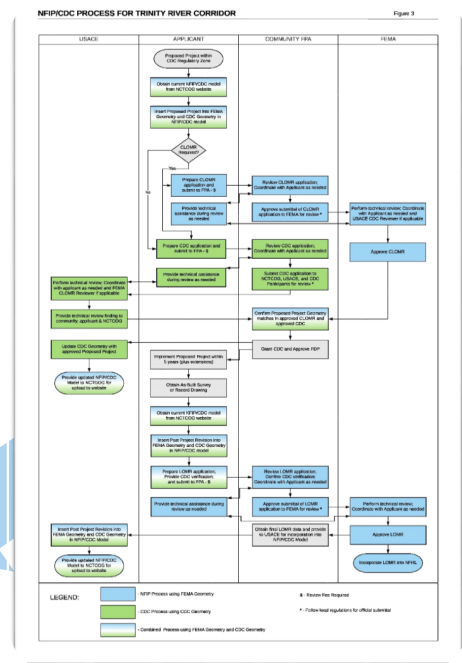
Other Activity

# NFIP-CDC Model Consolidation Team

## Scope of Work

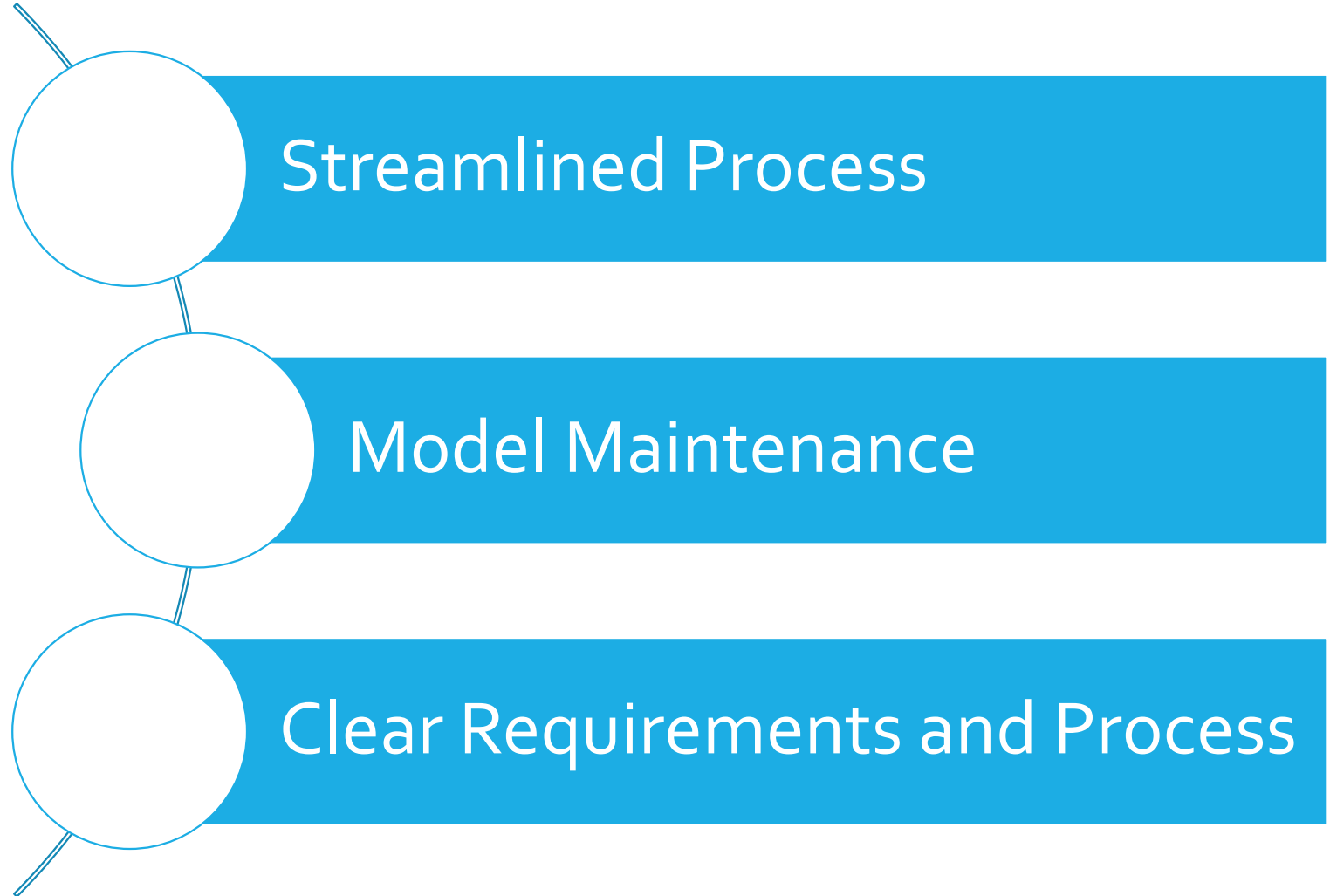


CDC  
Manual  
5<sup>th</sup> Edition



NFIP-CDC  
Model  
Consolidation  
Team

Goals





# NFIP-CDC Model Consolidation Team

## Main Updates and Revisions

- Updating the CDC Process to include the NFIP-CDC Model
- Inclusion of the new Trinity River CDC website
- CDC will be valid for two years instead of current five years and one year extensions given instead of three years with a maximum of three extensions allowed
- CDC Cost Recovery Fee renamed to CDC Application Fee
- Addition of Model Maintenance Fee and CDC Verification Form following completion of project
- Updates to Forms to make easier to complete

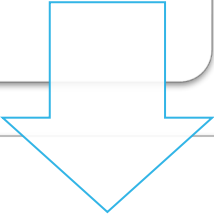
# NFIP-CDC Model Consolidation Team

## Next Steps

Complete Update and Adopt  
Revised CDC Manual



USACE, FEMA, NCTCOG &  
Communities Implement New  
Process



Can the CDC be expanded to  
other areas to provide more  
protection from future flood risk?

# NFIP-CDC Model Consolidation Team

- Current Team Members:
  - Lisa Biggs, City of Fort Worth (Lead)
  - Amy Cannon, City of Arlington
  - Olivia Whittaker, City of Dallas
  - Craig Ottman, TRWD
  - Matt Lepinski, USACE SWF
  - Mike Danella, USACE SWF
  - Cameron Cornett, FEMA R6
  - Jai-W Hayes-Jackson, NCTCOG
  - Stephanie Griffin, Halff Associates
  - Jake Lesue, Dewberry
  - Chris Johnson, Freese & Nichols
  - Jerry Cotter, USACE SWF (Advisory Group)

# Contact Information

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Questions?

