



Instructions for accessing FEMA Preliminary Flood Maps 2021

- These preliminary FEMA maps are not yet effective and may change as FEMA addresses comments by stakeholders
- Property owners are encouraged to review the preliminary changes



Accessing the Site

Step 1: Access the Flood Zone Map Changes ArcGis tool by clicking below (<https://fema.maps.arcgis.com/apps/webappviewer/index.html?id=e7a7dc3ebd7f4ad39bb8e485bb64ce44>).

Step 2: Narrow the viewer by scrolling to the general area where you will be searching

Welcome to the Flood Map Changes Viewer!

The Flood Map Changes Viewer (FMCV) includes the following: [preliminary National Flood Hazard Layer](#), [preliminary Changes Since Last FIRM \(CSLF\)](#), the [Preliminary Map Comparison Tool](#), and the [pending National Flood Hazard Layer](#), and the [National Flood Hazard Layer \(NFHL\)](#). The consolidated FMCV provides a single location to access flood hazard data across several data life stages and facilitates a better understanding of potential changes coming to flood hazard risks. For more information on using the Preliminary Map Comparison Tool in the FMCV, please visit the [Preliminary Map Comparison Tool Tutorial](#) page.

Preliminary data are for review and guidance purposes only and cannot be used to rate flood insurance policies; they are not used to determine whether there is a mandatory flood insurance purchase requirement. By viewing preliminary data and maps, the user acknowledges that the information provided is preliminary and subject to change. Preliminary data, including new or revised FIRMs, FIS reports, and FIRM Databases, are not final and are presented on the MSC as the best data available for a particular area at this time. FEMA will remove the preliminary data for a particular area once effective data are available..

Questions? Contact the Map Specialists at the [FEMA Map Information eXchange \(FMIX\)](#).

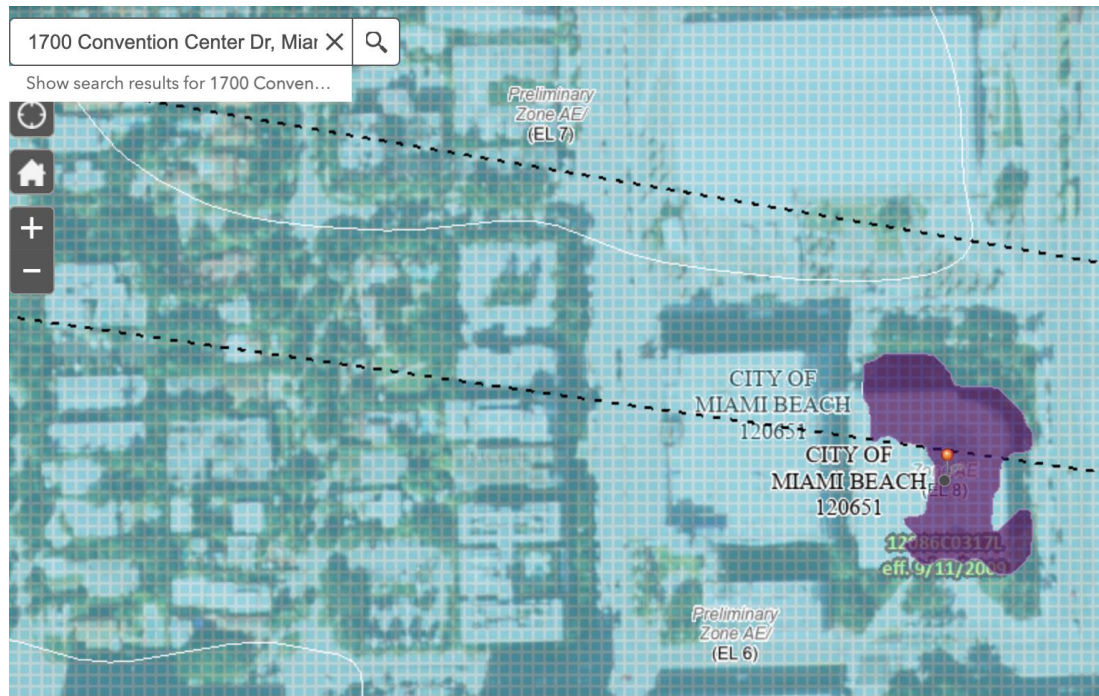
Do not show this splash screen again.

OK

Finding your Location

Step 3: Type in an address or place by using the finder tool in the top left corner. Make sure to click the search icon

Step 4: After being taken to the location, use the pin tool in the toolbox on the right to drop a pin.





Geoprocessing

Input Output

To print Map Changes report:

- 1) Click the pin tool below.
- 2) Click a point on the map to select location.
- 3) Press Execute to receive a comparison report at 1 in = 500ft scale for the selected location.

The process may take up to one minute.*

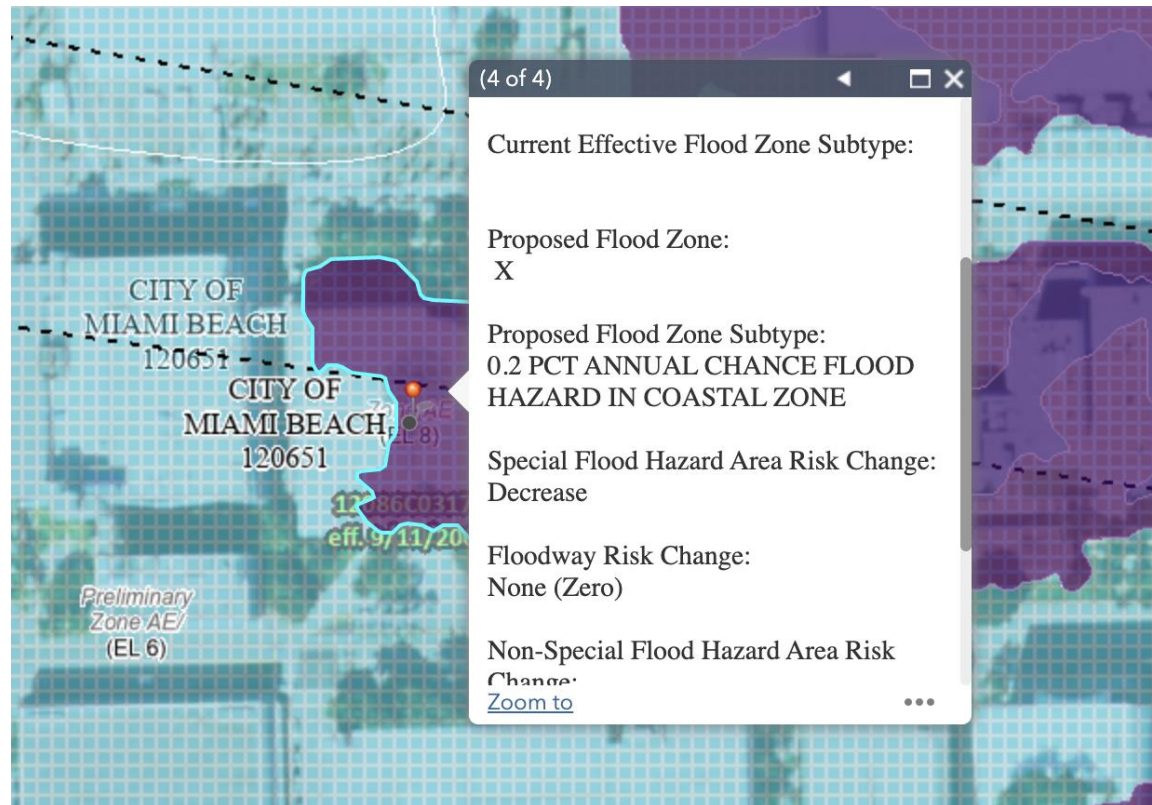
 

[Help](#) Run

Your New Flood Zone

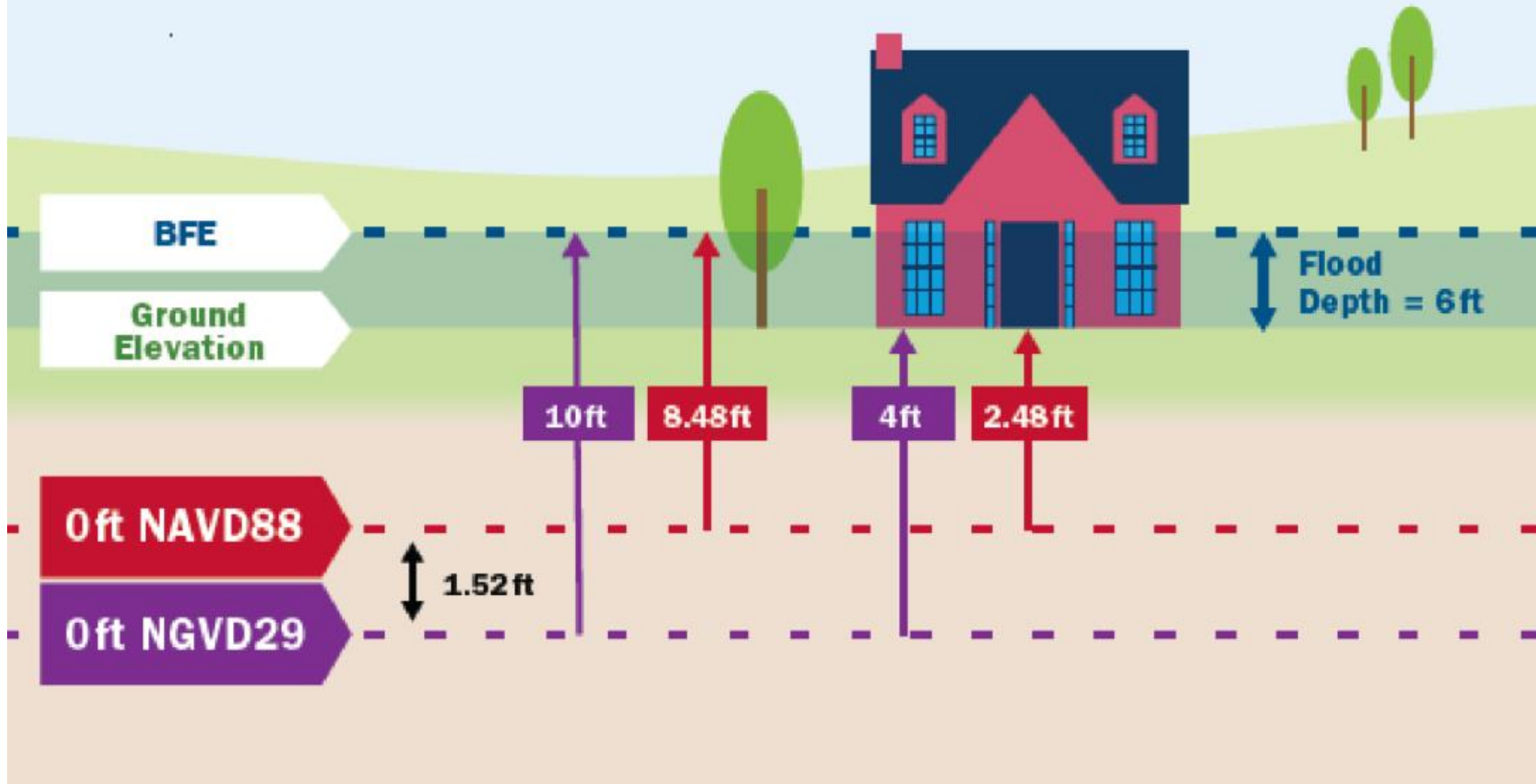
Step 5: Click on or near the dropped pin to find the relevant information

Step 6: Click on the box edge and select the arrow within the box window. Scroll through the pages to find your new flood zone



Miami-Dade County, FL DATUM CONVERSIONS

$$\text{NAVD88} = \text{NGVD29} - 1.52 \text{ ft}$$



- Your flood zone's Base Flood Elevation (BFE) may change due to new maps and will change due to the datum change conversion from NGVD29 to NAVD88
- This FEMA graphic helps to visualize the datum conversion changes
- The 2009 Flood Maps used NGVD29
- The 2021 Preliminary Flood Maps use NAVD88
- This datum change is a change in the starting point for measuring elevations; a consistent starting point necessary for comparing flood versus ground

For More Information

- **Make an appointment with the City's Floodplain Manager.**
 - **Appointments may be made through the Building Department's [online appointment system \(https://wb-miamibeachfl.qmatic.cloud/qmatic/webbooking/#/\)](https://wb-miamibeachfl.qmatic.cloud/qmatic/webbooking/#/)**
- **Call the City's Floodplain Manager at 305.673.7610**
- **Call the Miami-Dade County Flood Zone Hot Line at 305-372-6466, Monday through Friday, from 8 a.m. to 5 p.m.**
- **Call the FEMA Map Assistance Center at 1-877-FEMA MAP or 1-877-336-2627, Monday through Friday, 8 a.m. to 6:30 p.m., for information and assistance on how to obtain flood maps. You can also [view maps online](#).**