

Rising Above the Risk

Elevation and Reconstruction

Repetitive Loss Area Analysis & Mitigation Assessment

August 2025 – BTNEP Management Conference



Presenter Introductions

Maggie Talley



**Floodplain Management &
Hazard Mitigation Director**

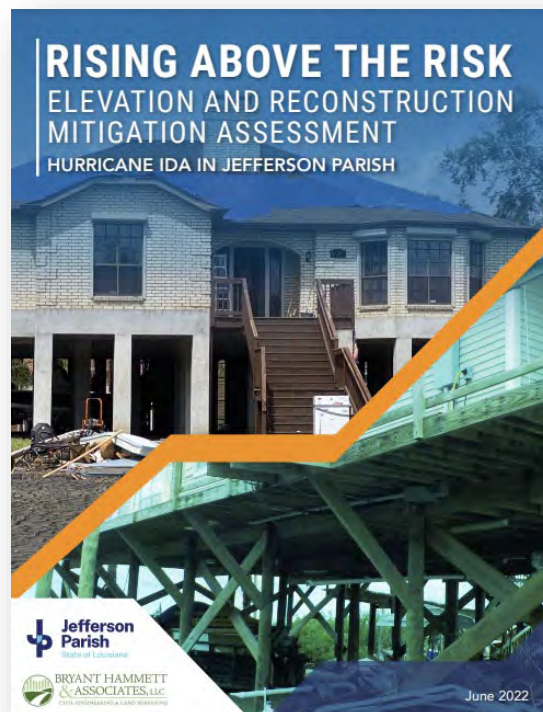
Michelle Gonzales



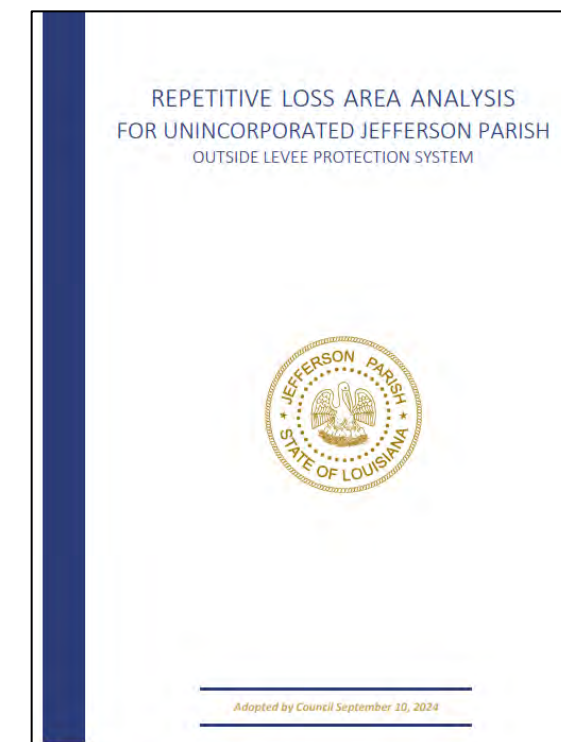
**Environmental Affairs &
Ecosystem & Coastal
Management Director**

Local Mitigation Assessment vs Repetitive Loss Area Analysis

- Highlight Benefits of Mitigated Structures
- Demonstrate the Value of Mitigation compared to the Magnitude of Hurricane Ida
- Create Recommendations for Future Success of Programs

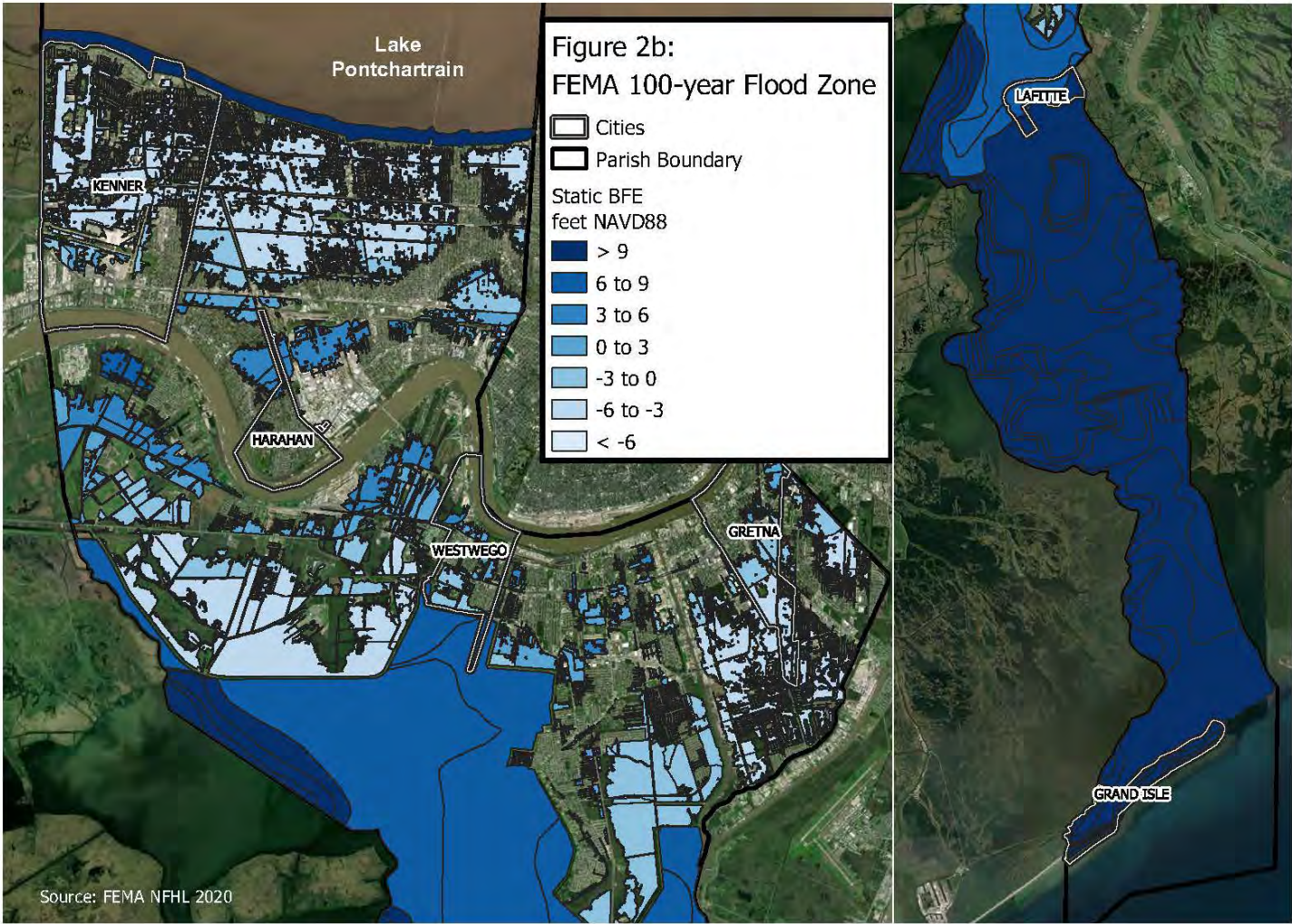


- Identify the flood risk and mitigation action for housing stock within the identified area
- Community Rating System points & pre-requisite for various class improvements

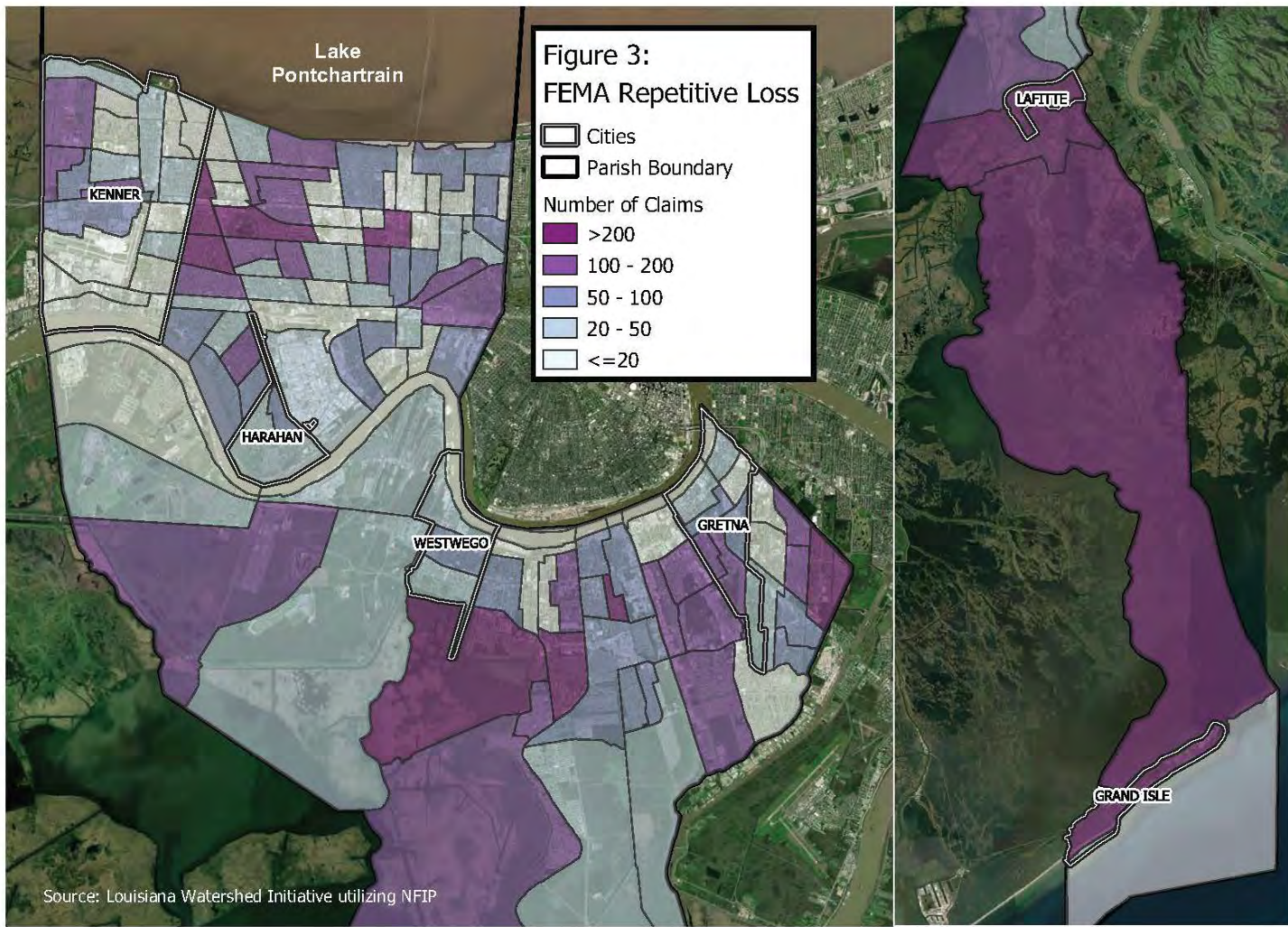


Jefferson Parish Overview

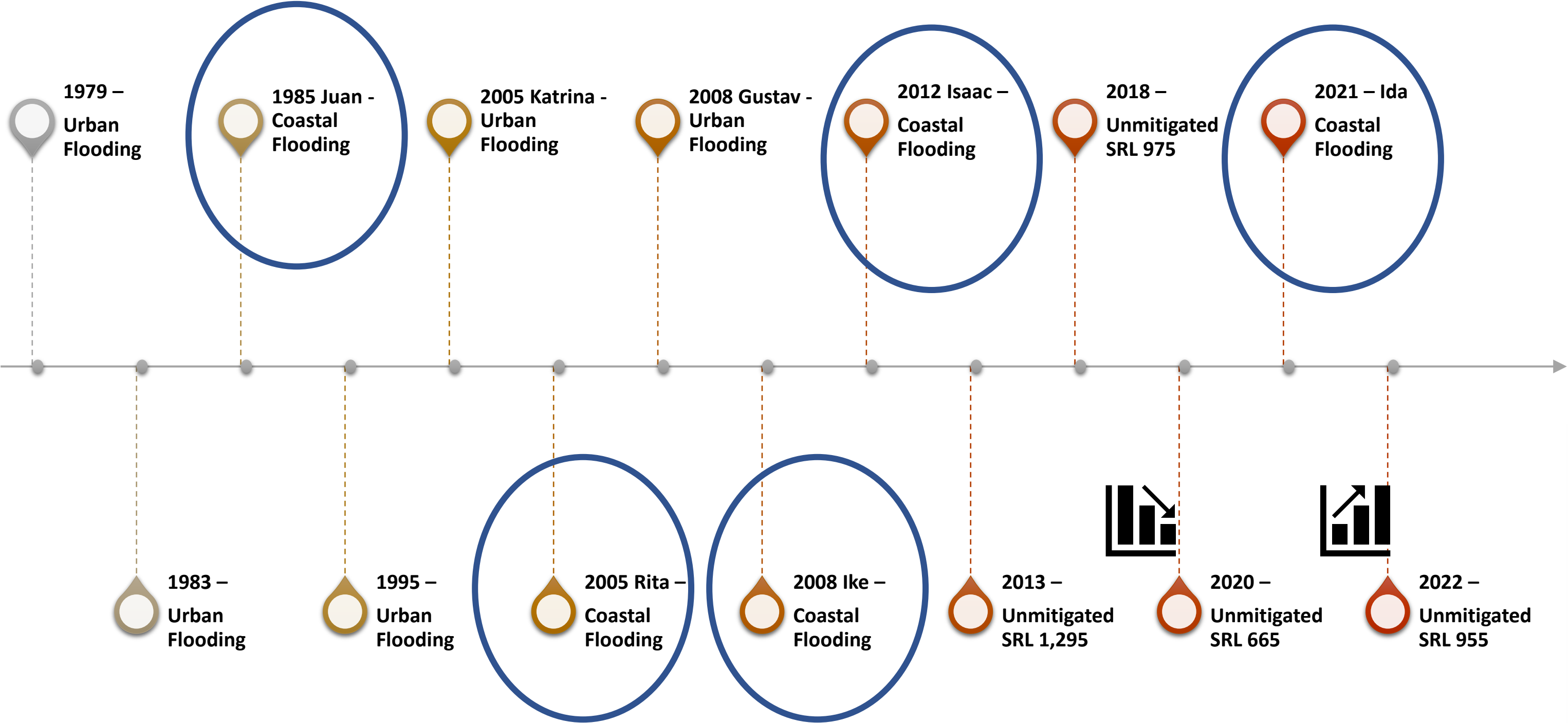
100-Year Flood Zone



FEMA Repetitive Loss



Coastal Jefferson Parish Mitigation Program Overview



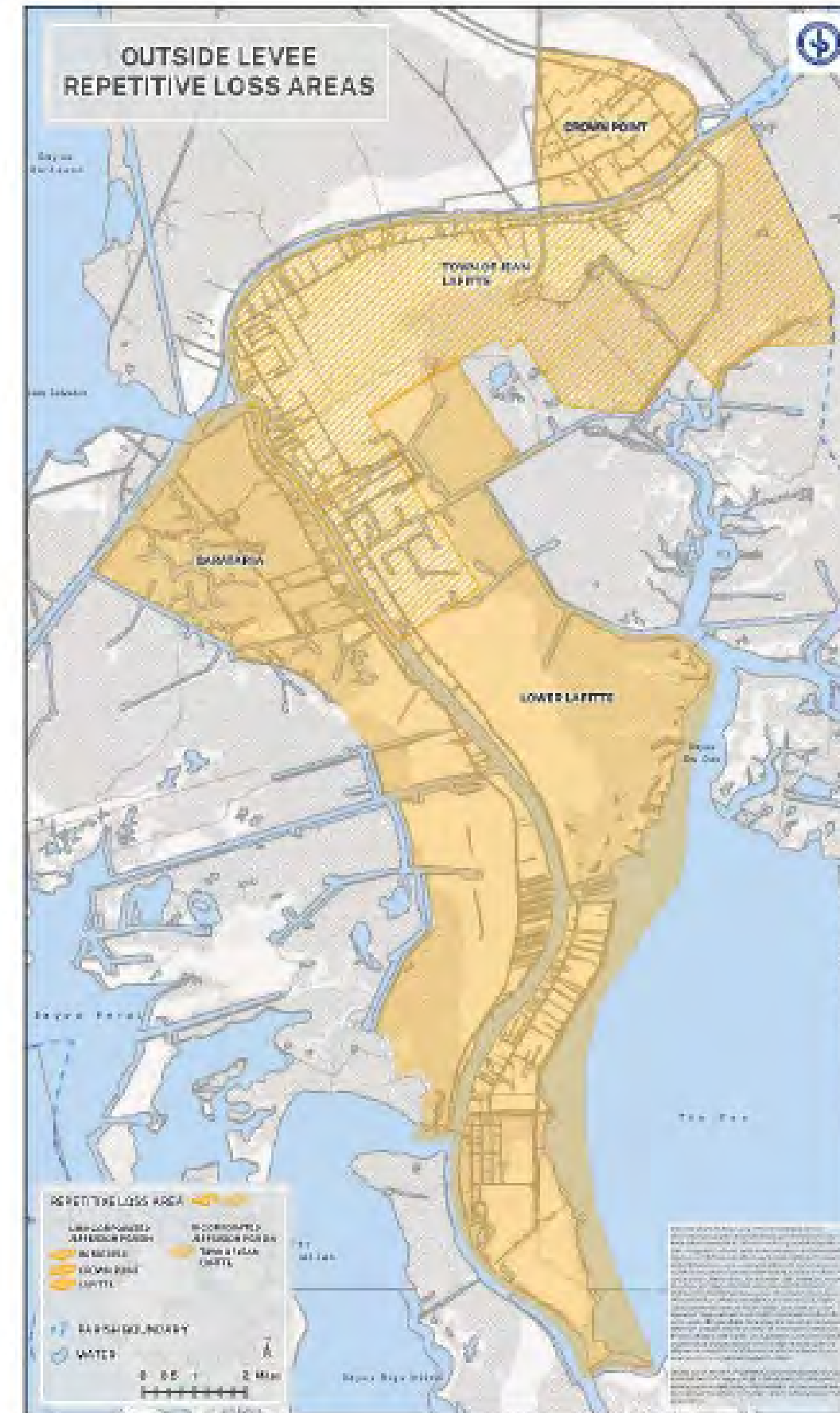
Repetitive Loss Area Analysis

Community Rating System Benefit

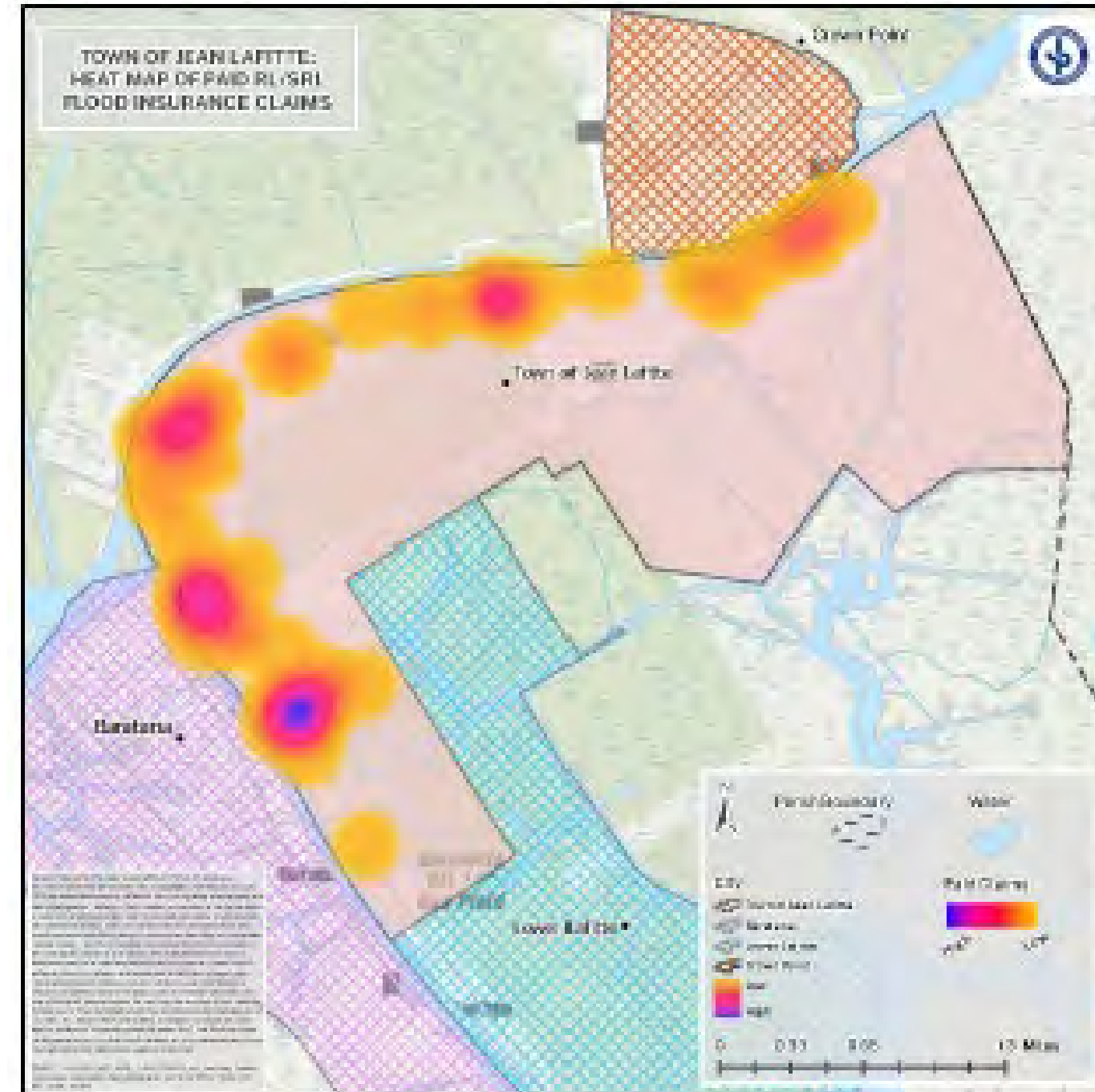
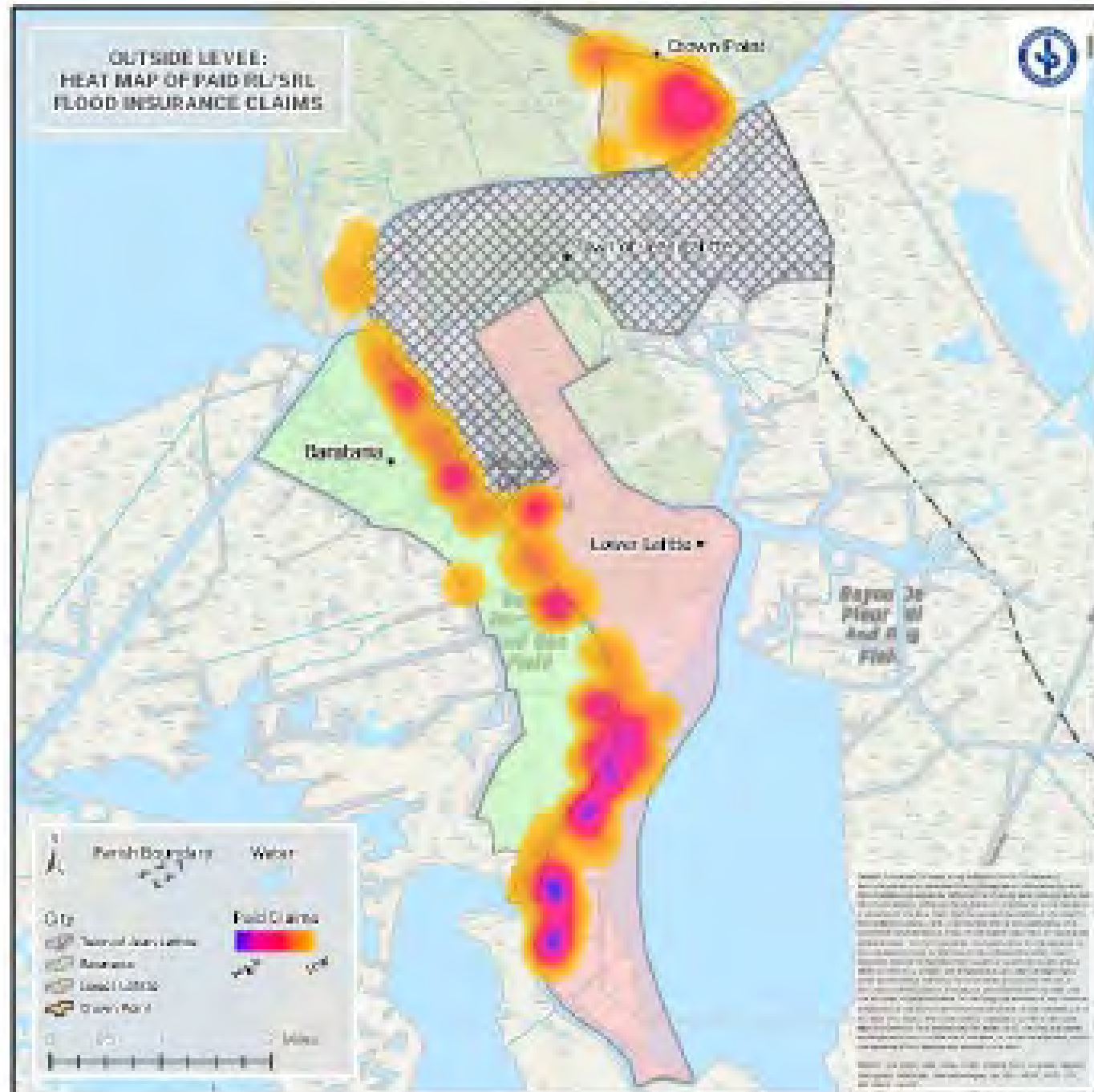
- Points gained from conducting the RLAA –
- Assisted with JP moving from Class 5 (25% discount) to Class 3 (35% discount) effective October 2025!
- Better understanding the areas within the Parish
- Conducted multiple analysis
 - City of Gretna
 - City of Westwego
 - City of Kenner
 - Town of Jean Lafitte
 - JP Eastbank
 - JP Westbank
 - JP Outside levee

Outside Levee Analysis Highlights

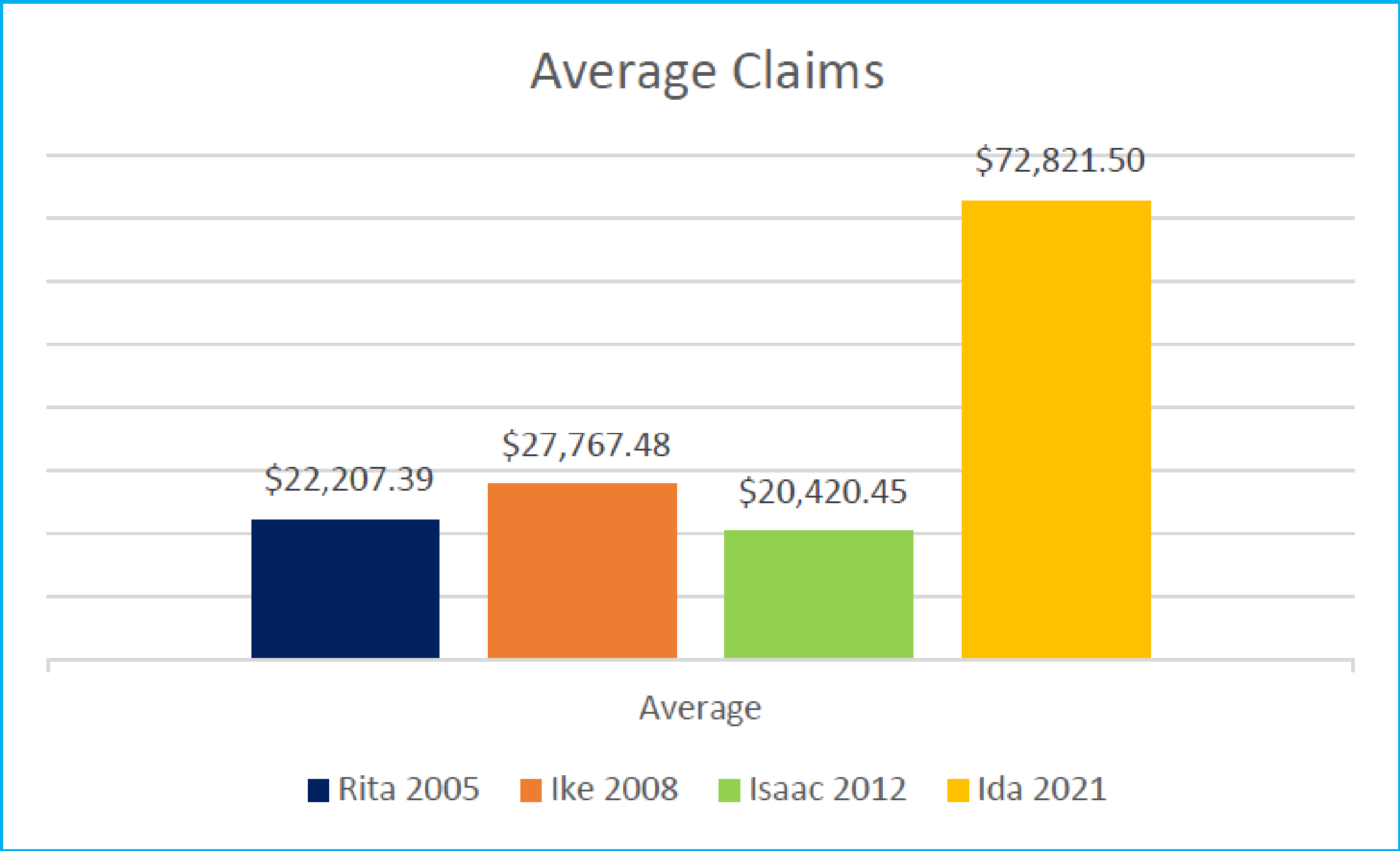
- Incorporated Lafitte needed an analysis separate than JP
- Included all structures in Crown Point, Barataria, and Lower Lafitte for JP



Heat Map of Rep Loss Properties



Claim Data Analyzed compared to Storm Surge

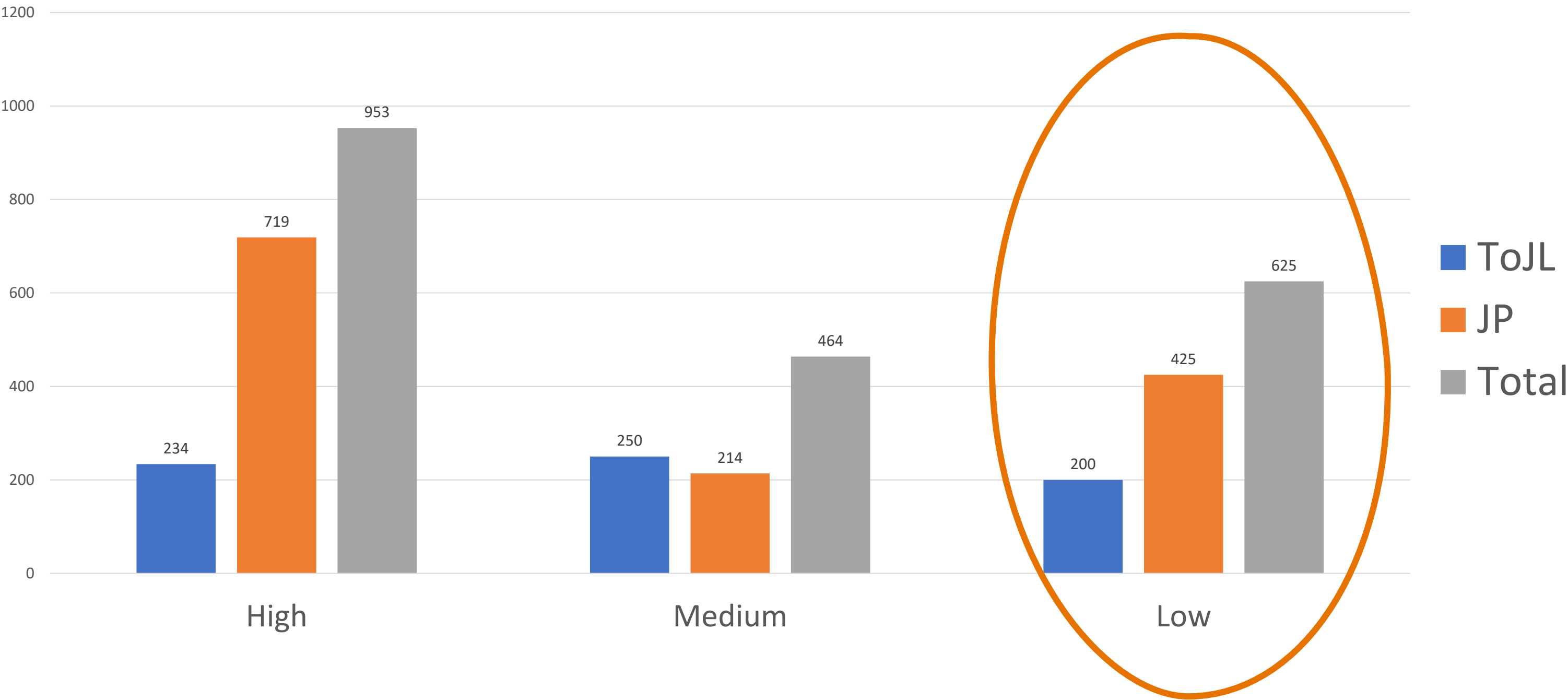


Ida: > 9ft
Ike & Rita: 5 to 6 ft

Structure Assessment

High = >5ft
Medium = 3 to 5ft
Low = < 3ft

Foundation Heights



Mitigation Actions

- Levees
- Drainage Improvements
- Elevation
- Reconstruction
- Acquisition



Mitigation Assessment

Mitigation in JP Coastal Communities

Program Type	# of Structures Assessed
Hazard Mitigation Grant Program	221
Flood Mitigation Assessment	41
Repetitive Flood Claims	18
Severe Repetative Loss	8

Hurricane Ida – Lafitte Area



Hurricane Ida – Elevated vs. Non-Elevated



Hurricane Ida – Grand Isle



Hurricane Ida – Updated Building Codes



Mitigation Assessment Process

- The Team
 - Jefferson Parish Directors
 - Bryant Hammett & Associates, LLC
 - Licensed Shoring Contractors
 - Coastal Building Official
- The Timeline
 - 10 days post-landfall JP Directors and BHA Program Manager meet to outlay parameters of assessments
 - 14 days post-landfall BHA deploys 5 field assessors
 - 26 days post-landfall 288 mitigated structures in the Lafitte and Grand Isle areas have been evaluated for mitigation performance



Mitigation Assessment Process

- Data Analysis
 - The findings from all 288 properties are charted in a spreadsheet that can be sorted by 30 findings-specific parameters

Mitigation Assessment

9/22/21

T. PUGH
BIA Representative

RFC-PJ-06-LA-2012-005
Grant Number

150 A BIEVILLE LN.
Address

Foundation System:

☐ Is there damage to the elevated foundation system? ☒ No ☐ Minor Damage ☐ Major Damage ☐ Destroyed ☒ Not Applicable

☐ Is there damage to the installed flood vents? ☒ No ☐ Minor Damage ☐ Major Damage ☐ Destroyed ☒ Not Applicable

☐ Is there a visible watermark on site? ☒ No ☐ Yes

Height of watermark: _____ inches

Structural Components:

☐ Is there damage to the stabilizing structural slab? ☒ No ☐ Minor Damage ☐ Major Damage ☐ Destroyed ☒ Not Applicable

☐ Is there damage to any piles/piers? ☒ No ☐ Minor Damage ☐ Major Damage ☐ Destroyed ☒ Not Applicable

Decking/Stairs:

☐ Is there damage to any landings and/or porches? ☒ No ☐ Minor Damage ☒ Major Damage ☐ Destroyed ☒ Not Applicable

☐ Is there damage to any stairs? ☒ No ☐ Minor Damage ☐ Major Damage ☐ Destroyed ☒ Not Applicable

☐ Is there damage to any railings on landings, porches, and/or stairs? ☒ No ☐ Minor Damage ☐ Major Damage ☐ Destroyed ☒ Not Applicable

Utilities:

☐ Is there damage to the gas meter? ☒ No ☐ Minor Damage ☐ Major Damage ☐ Destroyed ☒ Not Applicable

☐ Is there damage at the gas connection to the structure? ☒ No ☐ Minor Damage ☐ Major Damage ☐ Destroyed ☒ Not Applicable

☐ Is there damage at the water connection to the structure? ☒ No ☐ Minor Damage ☐ Major Damage ☐ Destroyed ☒ Not Applicable

☐ Is there damage at the sewer connection to the structure? ☒ No ☐ Minor Damage ☐ Major Damage ☐ Destroyed ☒ Not Applicable

☐ Is there damage to the electric meter? ☒ No ☐ Minor Damage ☐ Major Damage ☐ Destroyed ☒ Not Applicable

☐ Is there damage to the electric meter access landing/stairs? ☒ No ☐ Minor Damage ☐ Major Damage ☐ Destroyed ☒ Not Applicable

HVAC:

☐ Is there damage to the exterior A/C unit? ☒ No ☐ Minor Damage ☒ Major Damage ☐ Destroyed ☒ Not Applicable

☐ Is there damage at the exterior A/C unit connection to the structure? ☒ No ☐ Minor Damage ☐ Major Damage ☐ Destroyed ☒ Not Applicable

☐ Is there damage to the exterior A/C platform? ☒ No ☐ Minor Damage ☐ Major Damage ☐ Destroyed ☒ Not Applicable

ADA:

☐ Is there damage to the ADA mechanical lift or ramp? ☒ No ☐ Minor Damage ☐ Major Damage ☒ Destroyed ☒ Not Applicable

Overall post-storm structural assessment:

☐ Is there damage to carport or awnings/overhangs attached to the structure? ☒ No ☐ Minor Damage ☐ Major Damage ☐ Destroyed ☒ Not Applicable

☐ Is there wind damage to the roof? ☒ No ☐ Minor Damage ☐ Major Damage ☐ Destroyed ☒ Not Applicable

☐ Is there tree/debris penetration of the roof? ☒ No ☐ Minor Damage ☐ Major Damage ☐ Destroyed ☒ Not Applicable

☐ Is there damage to any windows? ☒ No ☐ Minor Damage ☒ Major Damage ☐ Destroyed ☒ Not Applicable

☐ Is there damage to any ingress/egress doors? ☒ No ☐ Minor Damage ☐ Major Damage ☐ Destroyed ☒ Not Applicable

Comments/Notes:
PILES TWISTED, ROOF RIPPED OFF
WATER INSIDE HOUSE, BROKEN WINDOW
HOUSE HAS SUSTAINED MAJOR DAMAGE.

Grant	House #	Street	Slab	Piles/ Piers	Landings/ Porches	Stairs	Railings	Gas Meter	Gas Connecti	Water connection	Sewer Connection	Electric Meter
FMA-PJ-06-LA-2015-013 (E-SI	101	Grand Isle Pkwy	Not Applicable	No	No	No	No	Not Applicable	Not Applicable	No	No	No
FMA-PJ-06-LA-2017-020	101	Medical Lane	Not Applicable	No	No	No	No	Not Applicable	Not Applicable	No	No	No
FMA-PJ-06-LA-2017-020	103	Medical Lane	Not Applicable	No	No	No	No	Not Applicable	Not Applicable	No	No	No
SRL 09-IV GSTF SRL-PJ-06-LA-	113	Dewberry Ln	Not Applicable	No	No	Major	No	Not Applicable	Not Applicable	No	No	No
RFC-PJ-06-LA-2012-005	114	Romes Lane	No		Major	Destroyed	Destroyed	No	No	No	Minor	No
RFC-PJ-06-LA-2012-005	117	Apple Lane	Not Applicable	No	Minor	Minor	Destroyed	Not Applicable	Not Applicable	No	No	No
2017-020	118	Bienville										
RFC-PJ-06-LA-2012-005	123	Carondelet Lane	Not Applicable	No	No	Minor	No	Not Applicable	Not Applicable	No	No	No
SRL09-III GSTF SRL-PJ-06-LA-;	126	Pete's Wharf Ln	Not Applicable	No	No	No	No	No	No	No	No	No
SRL09-III TRAD SRL-PJ-06-LA-	134	Santiny Ln	Not Applicable	No	No	No	No	Not Applicable	Not Applicable	No	No	No
FMA-PJ-06-LA-2015-013 (E-SI	135	Apricot Lane	Not Applicable	No	No	Destroyed	No	No	No	No	No	No
RFC-PJ-06-LA-2012-005	136	Norah Lane	No	No	Major	Major	Major	Not Applicable	Not Applicable	No	Major	No
Gustav-Ike HMGP E1 1786-05	139	Coulon Rigaud	Not Applicable	No	No	No	No	Not Applicable	Not Applicable	No	No	No
RFC-PJ-06-LA-2012-005	142	Norah Lane	No	No	Major	Major	Major	Minor	Minor	No	Major	Minor
RFC-PJ-06-LA-2012-005	144	Cott Lane	Not Applicable	No	No	No	No	Destroyed	No	No	No	Major
2018-010	147	Peach										
2018-010	150	Cameron	Not Applicable	No	Destroyed	Destroyed	Destroyed	Not Applicable	Not Applicable	No	Destroyed	No
RFC-PJ-06-LA-2012-005	150	Hebert Lane										
FMA-PJ-06-LA-2015-013 (E-SI	151	Santiny	Not Applicable	No	No	No	Minor	No	No	No	No	No
2018-010	153	Capital										
FMA-PJ-06-LA-2015-013 (E-SI	155	A Naccari	Not Applicable	No	No	No	No	Not Applicable	Not Applicable	No	No	No
RFC-PJ-06-LA-2012-005	155	W Central Avenue	Not Applicable	No	Minor	Destroyed	No	Minor	Minor	No	Major	No
FMA-PJ-06-LA-2016-007	158	Sand Dollar	No	No	No	No	No	No	No	No	No	No
FMA-PJ-06-LA-2016-007	159	Santiny	Not applicable	No	No	No	No	Not Applicable	Not Applicable	No	No	No
RFC-PJ-06-LA-2012-005	163	Minnich Lane	Not Applicable	No	No	No	No	No	No	No	No	No
2018-010	166	Vacation										
RFC-PJ-06-LA-2012-005	178	Catherine	Not Applicable	No	No	No	Destroyed	Not Applicable	Not Applicable	No	No	No
E4 1607-051-0009	185	Chighizola Ln	Not Applicable	No	No	No	No	No	No	No	No	No
RFC-PJ-06-LA-2012-005	195	Highway 1	No	No	Minor	Destroyed	Destroyed	Not Applicable	Not Applicable	Minor	Minor	Major
RFC-PJ-06-LA-2012-005	198	Landry Lane	Not Applicable	No	No	No	No	No	No	No	No	No
RFC-PJ-06-LA-2012-005	199	Santiny Lane	Not Applicable	No				No	No	No	No	No
RFC-PJ-06-LA-2012-005	209	Catherine	Not Applicable	No	No	Destroyed	Minor	No	No	No	No	No
RFC-PJ-06-LA-2012-005	216	W Central Avenue										
Gustav-Ike HMGP E1 1786-05	223	Santiny Lane	Not Applicable					No	No	No	No	No
RFC-PJ-06-LA-2012-005	288	Smith Lane	Not Applicable	No	No	No	No	No	No	No	No	No
Isaac HMGP-E1 4080-051-000	313	Jean Lafitte Blvd	No	No	No	No	No	No	No	No	No	No

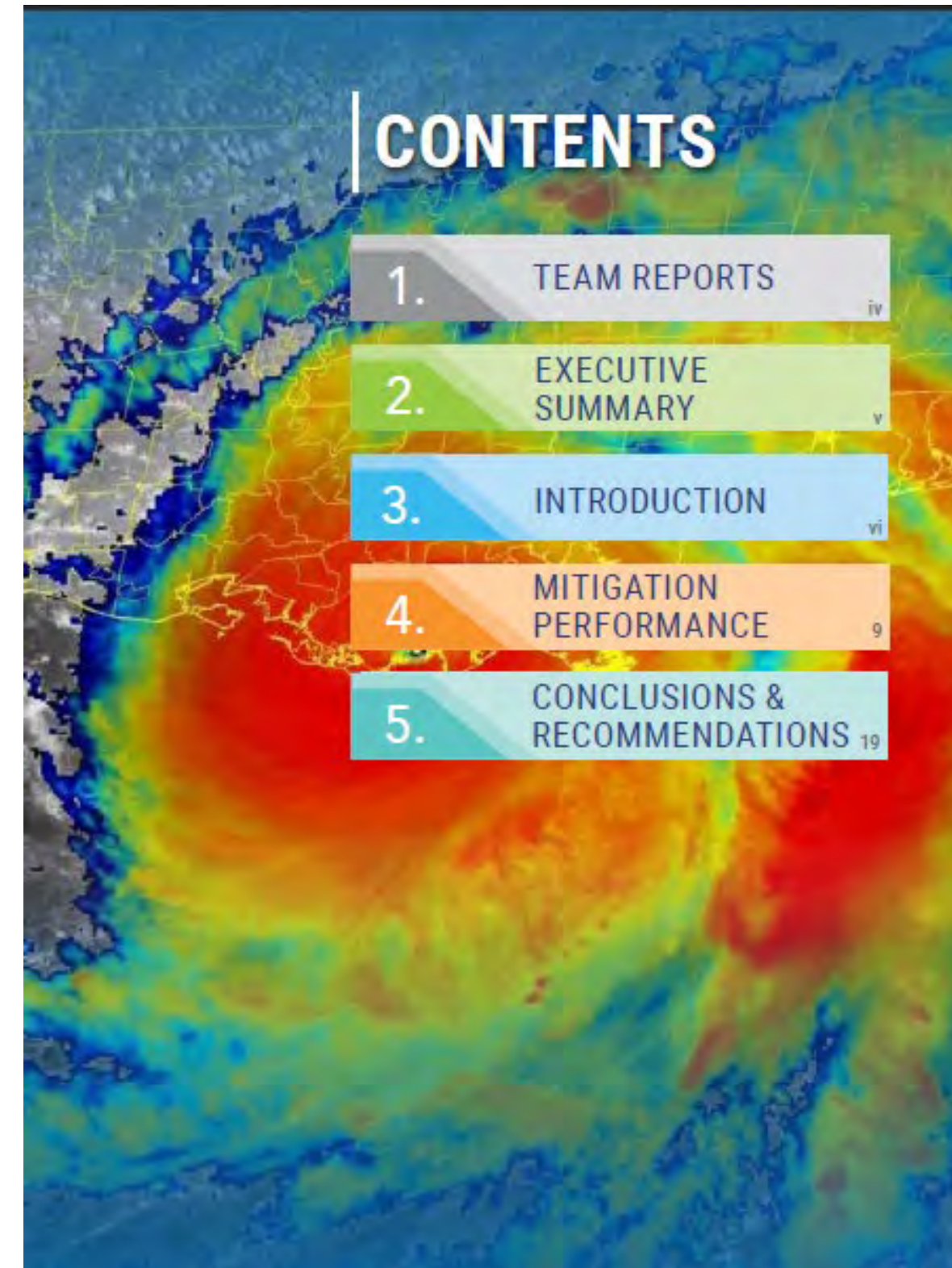
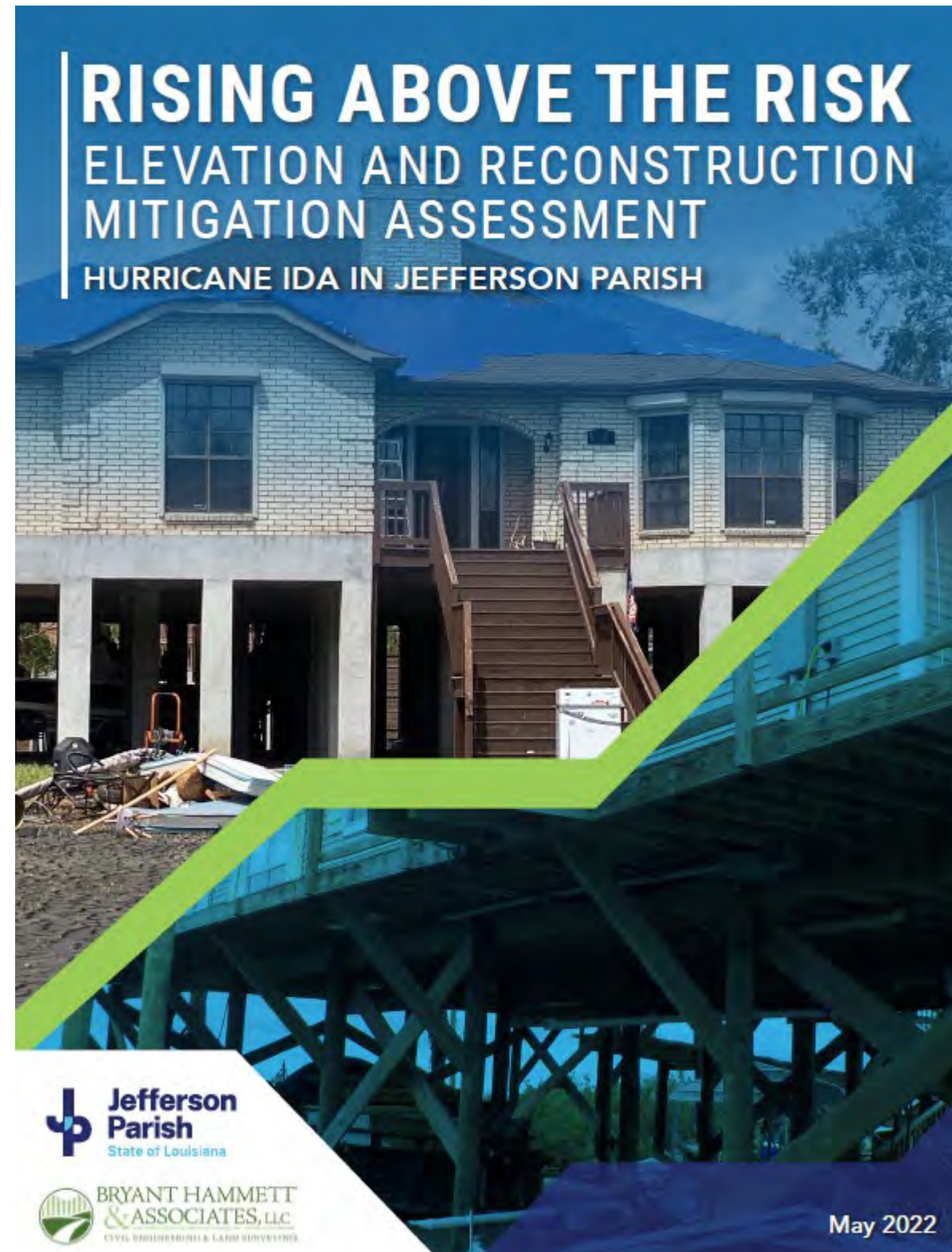
Mitigation Assessment Process

- Data Analysis
 - The catalogued data was then dissected and analyzed for each mitigation component's success/failure and a collaborative brainstorming effort between Jefferson Parish, BHA, coastal building officials, and licensed shoring contractors began to shape how the future of the Parish's mitigation program could be improved



Mitigation Assessment Process

- Report Creation



Evaluation of Mitigation Performance

Building Components

- Foundation Performance
- Utilities
 - Sewer, Water, Gas Connections
- AC Units
- Stairs
- ADA Access

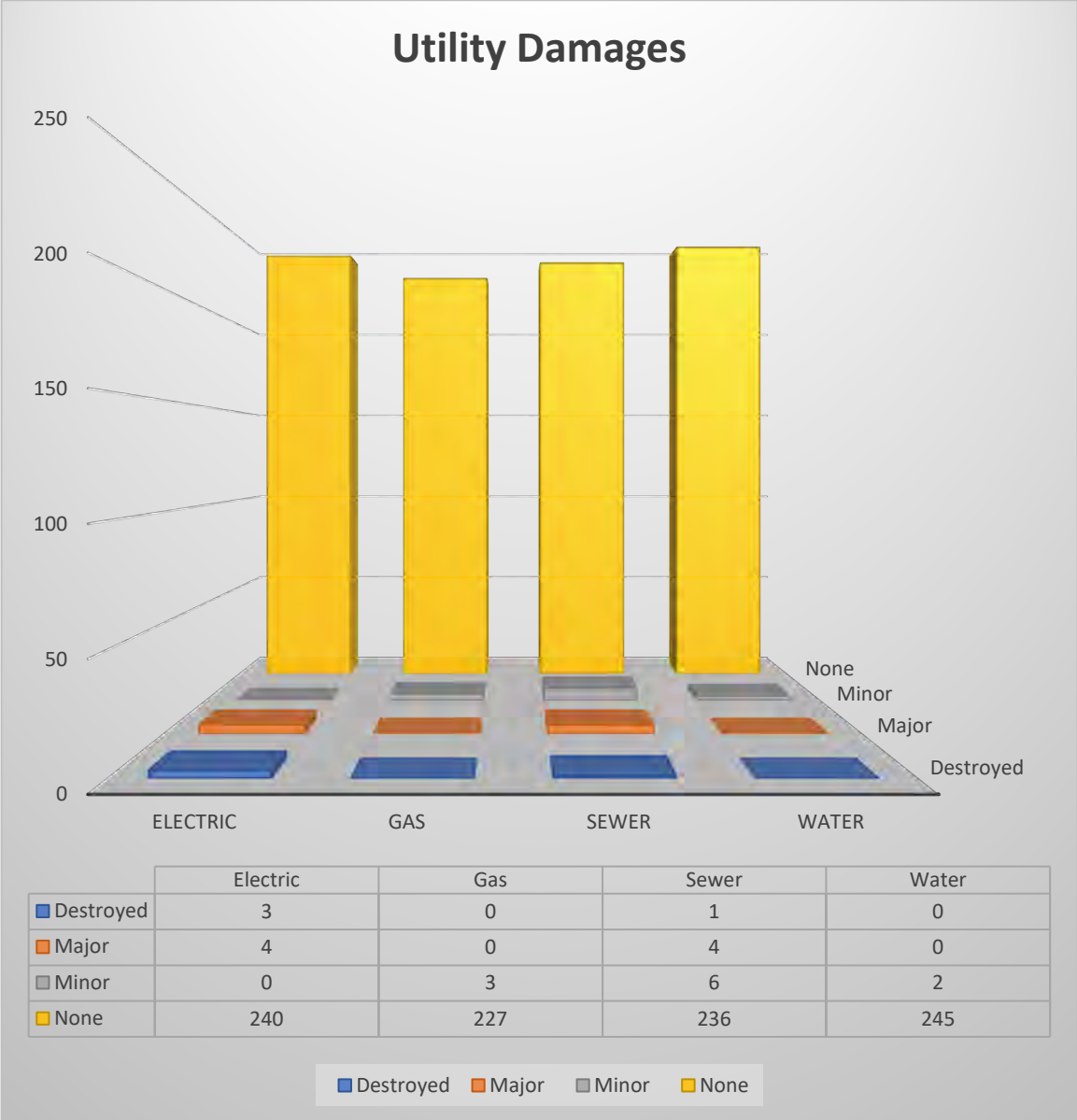


Overall Success

- None of the structures mitigated had water enter the elevated 1st floor



Utilities



Sewer



Water



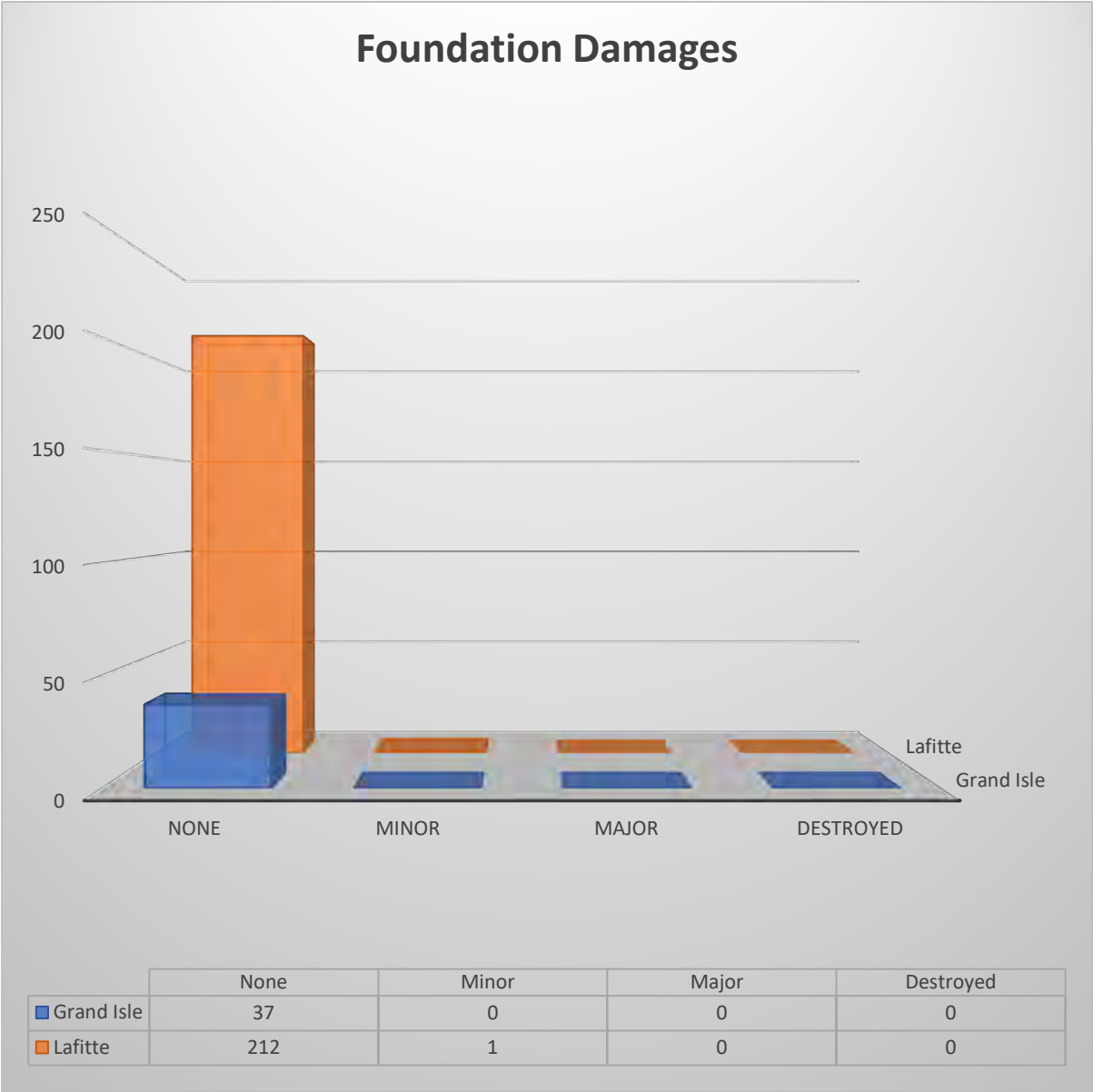
Electric



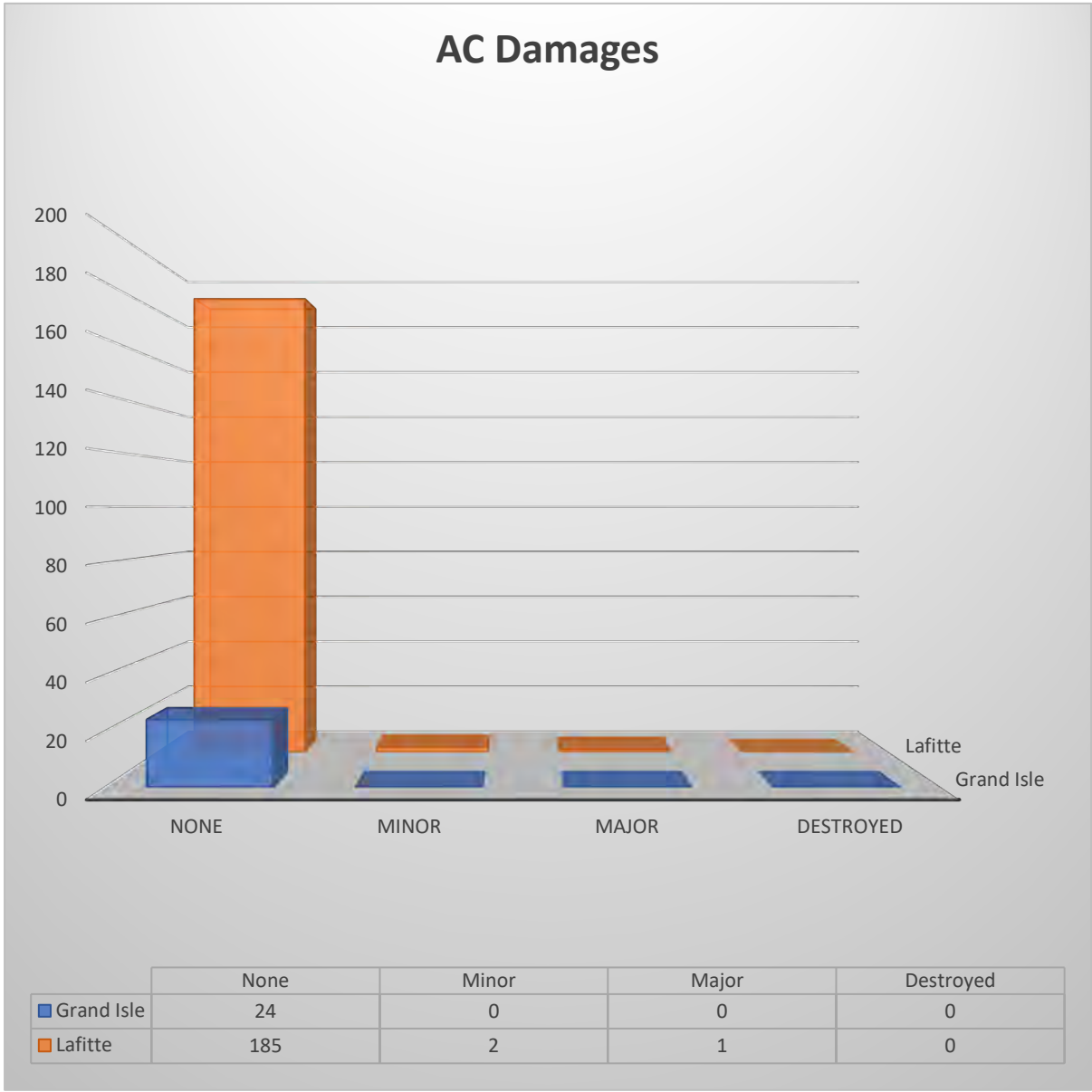
Gas



Foundation Performance



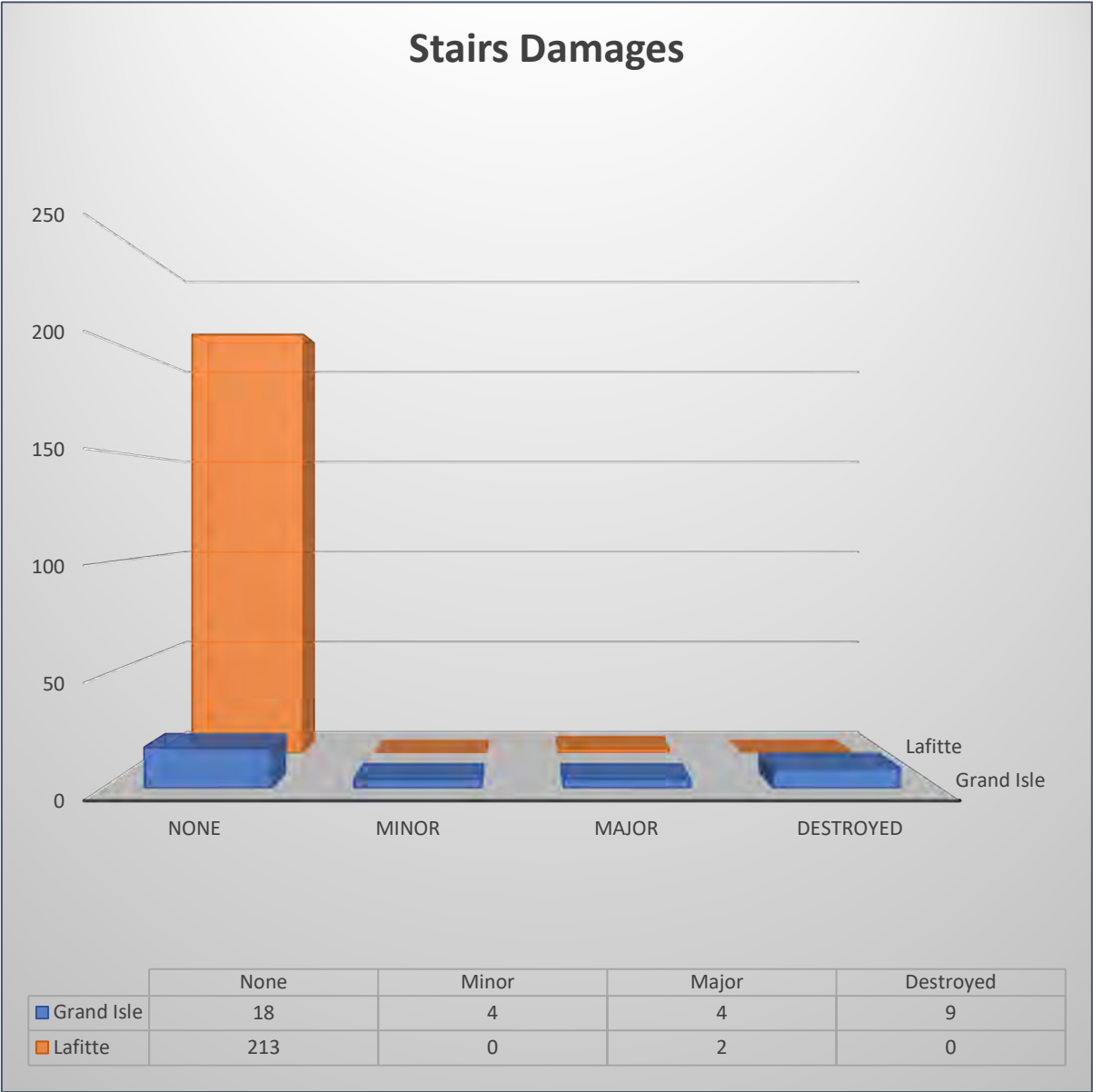
Air Conditioning Units



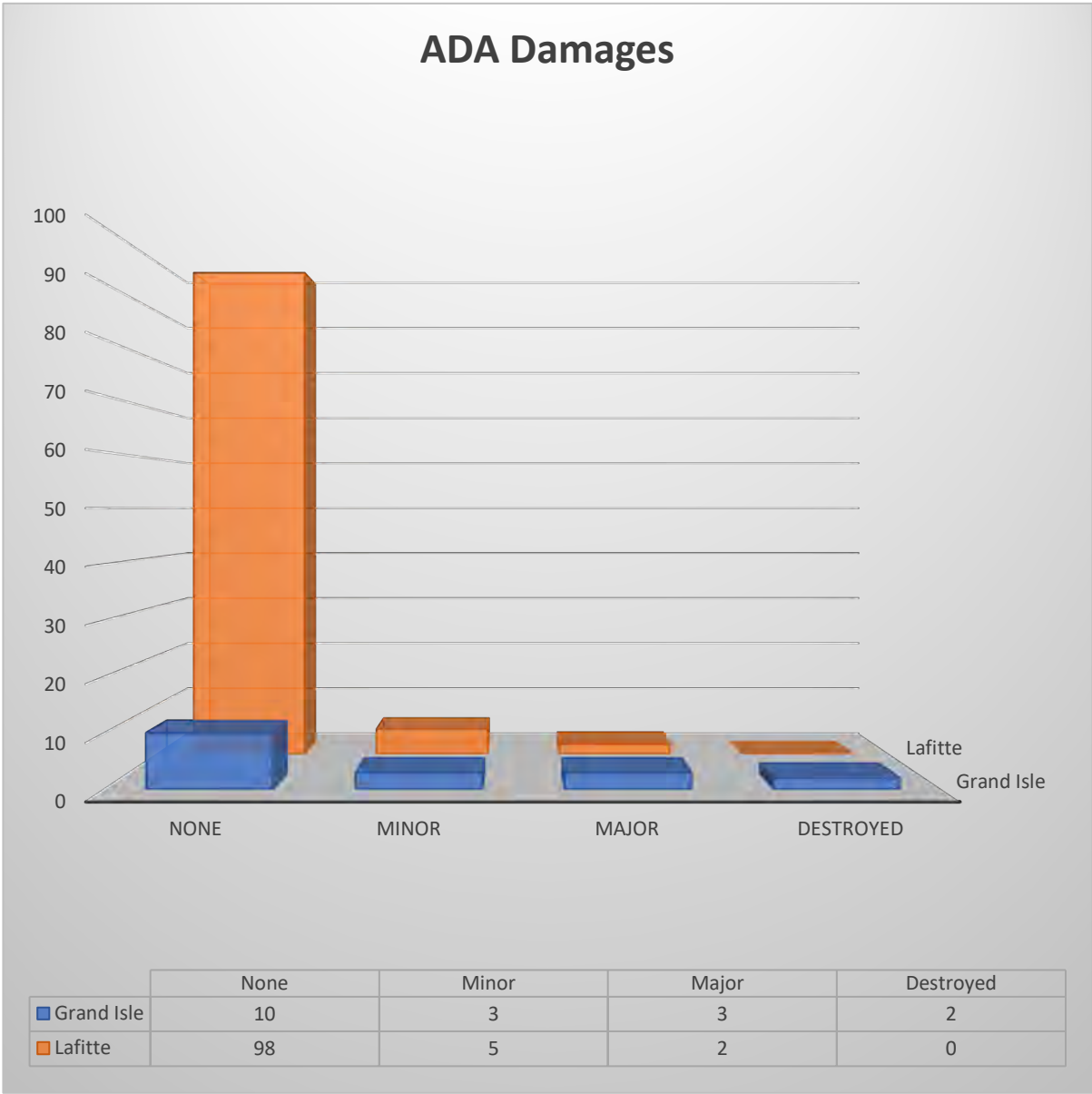
Stairs

Successes Observed

Damages Observed



ADA Ingress / Egress



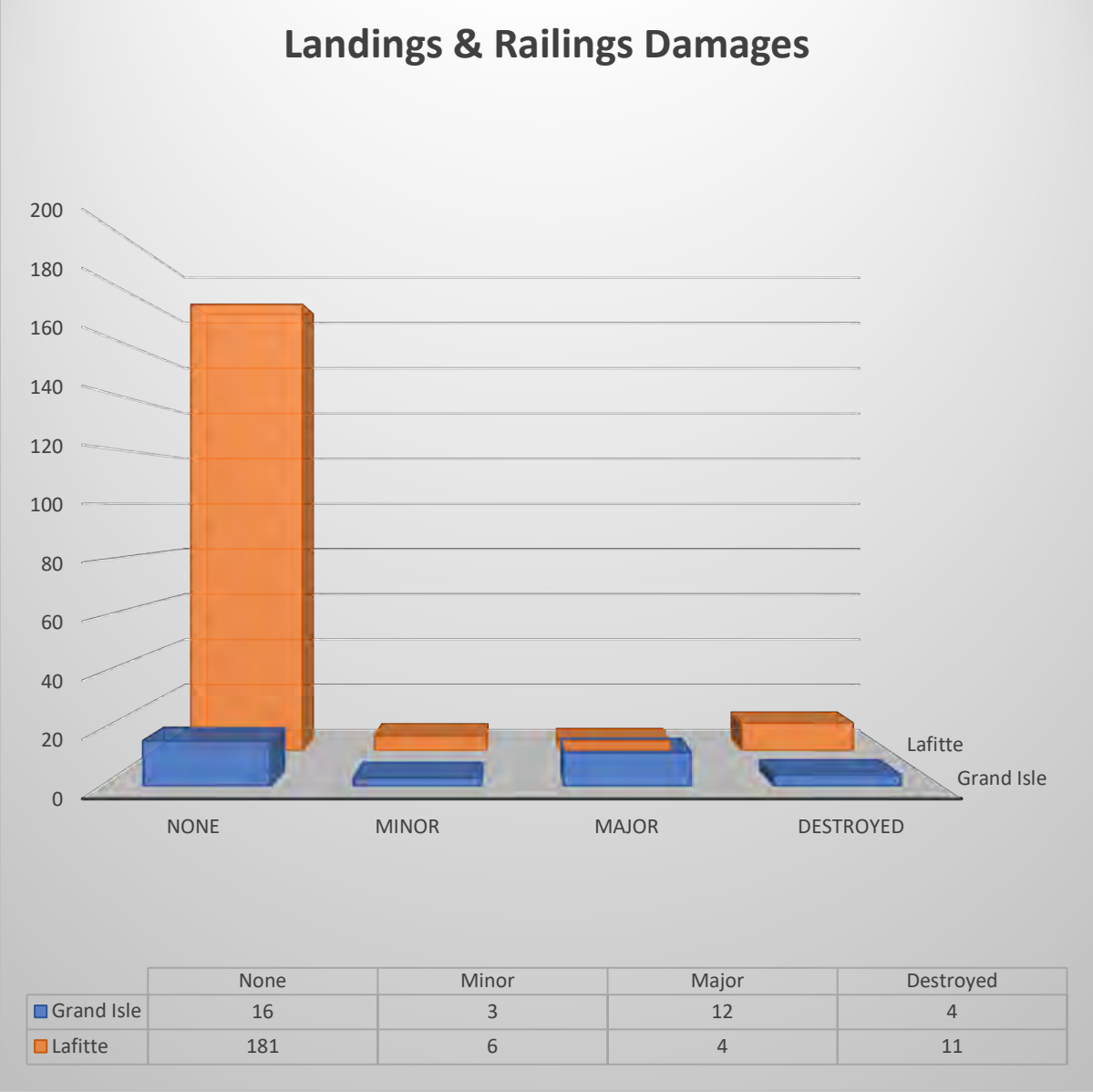
Damages Observed



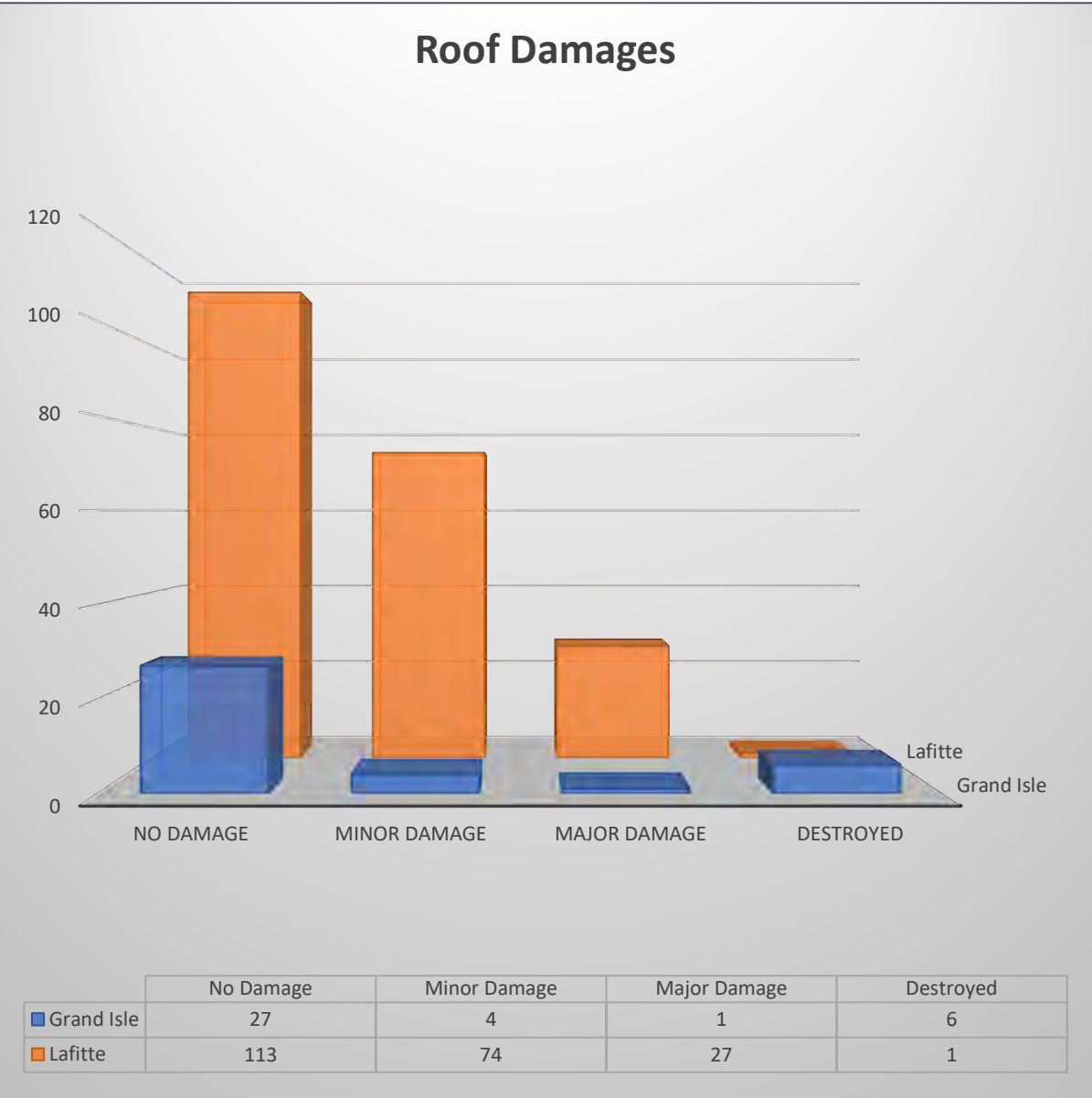
Successes Observed



Landings & Railings



Roofs



Flood Risk Mitigation Benefits Demonstrated

- Used FEMA's Depth Damage Functions
- Pre-mitigation elevation certificates for First Floor Elevation
- Verified Square Footage of structures
- RS Means for Building Replacement Value

Building Damages	Contents Damages	Displacement Costs	Total Ida Avoided Flood Damages
\$27,833,025	\$15,101,280	\$4,617,000	\$47,551,305


Total Cost of Mitigation Activities	Total Ida Avoided Flood Damages	1 Event Cost to Benefits Ratio
\$41,003,898	\$47,551,305.56	1.16

Recommendations

Construction Changes

- Utilities
 - Relocate gas meter if feasible
 - Water and Sewer lines next to piers if feasible
 - Electric meter above BFE
- AC
 - Secure to platform
 - Platform may need support
- Landings/Stairs/Railings
 - Use screws instead of nails
 - Reinforce existing 2nd story railings
- Awnings & Overhangs
 - Assess if it is code compliant – if not owner may need to remove before project

- Roof
 - Wind Mitigation must be included if elevating more than 8ft above grade
- Foundation
 - No CMU block wall when elevating greater than 6ft

ADA MECHANICAL LIFT OR RAMP ... WHICH IS RIGHT FOR YOU?		
<small>NEED MORE TEXT. If you or family or friend are in need of adding Etc etc...take a look at our chart below to compare and see which is right for you.</small>		
		
FEATURES	ADA Mechanical Lift	ADA Ramp
SPACIAL CAPACITY	Can be installed in an area as small as 5' x 5'	Typically requires a minimum of 36 linear feet of ramp which increases the higher your home is elevated
MAINTENANCE	Requires scheduled maintenance at least once annually Maintenance must be performed by a qualified service professional	Maintenance required as needed for routine wear Maintenance can typically be performed by the property owner or family member/friend
FLOOD INSURANCE COVERAGE	Per the NFIP claims manual flood insurance will only cover repairs for flood damage if the lift is attached directly to the building, or attached directly to the 16 square foot landing area immediately in front of a door into the building	There are no restrictions on coverage for ramps listed in the NFIP claims manual
MECHANICAL FEATURES	Power failure events will result in loss of function/use	Requires no mechanical features to function
WARRANTY	Mechanical lift is typically provided with a limited warranty from the manufacturer - any issues for warranted items would have to be addressed to the manufacturer directly	Not warranted

Education

- Benefits of Ramps vs Lift
- Benefits of Owner paying to install items above minimum code requirements (iron railings)
- Proper maintenance of ADA Lift & Deck/Stairs

Additional Analysis

- What changes will provide best benefit for RR 2.0?
- Is there a threshold of existing condition that moves from Elevation to Mitigation Reconstruction?
- How did the incorporation of Sea Level Rise benefit?
- Advocate for Reconstruction in V Zone

Questions

