Shiloh Floodplain

Land-Harmony Briefing

Shiloh Flood Map

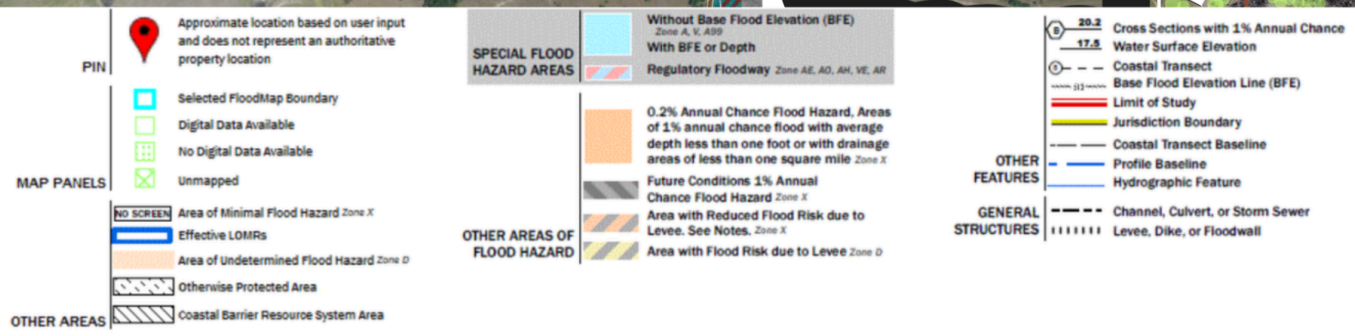

TABLE OF CONTENTS

Shiloh Floodplain & Land-Harmony Briefing

A Civilizational Development Philosophy Rooted in Safety, Stewardship, and Regenerative Design

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0. Floodplain Map

0.1 FEMA Overlay Map + Shiloh Campus Map

1. Purpose

1.1 Overview of Briefing

1.2 Core Clarifications

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2. Floodplain Analysis (Bullhide Creek Corridor)

2A. Regulatory Floodway (Highest-Risk Zone)

2B. 1% Annual Chance Floodplain (100-Year Zone)

2C. 0.2% Frequency Flood Fringe (500-Year Zone)

2D. Upland Buildable Acreage (Safe & Unmapped Zones)

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3. Shiloh's Land-Harmony & Resilience Strategy

3A. Bullhide Creek Optimization & Hydrologic Resilience

3B. Erosion Control & Ecological Fortification

3C. Syntropic Forestry & Agroforestry Across the Floodplain

3D. Low-Risk Recreational Infrastructure

3E. Safe Zones for Civilization Infrastructure

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4. Risk, Mitigation, and Investor Assurance

4.1 Risk Profile Summary

4.2 Multi-Layered Mitigation System

4.3 Investor & Patron Outcomes

---

5. Executive Takeaway

5.1 Shiloh's Floodplain as a Strategic Asset

5.2 Assurance of Safe, Elevated Development

5.3 Vision of Regenerative Land Transformation

5.4 Harmonizing Faith, Ecology & Civilizational Growth

SHILOH FLOODPLAIN & LAND-HARMONY BRIEFING

A Civilizational Development Philosophy Rooted in Safety, Stewardship, and Regenerative Design

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1. Purpose

This briefing synthesizes floodplain conditions on the **86-acre Shiloh Property** at 2379 Spring Valley Rd, Lorena, TX, and outlines Shiloh's **innovative approach to risk mitigation, ecological restoration, and harmonious development** across the Bullhide Creek corridor.

This document clarifies three core truths:

1. **Flood-prone areas are fully known and mapped.**

2. **All major development is safely positioned outside these zones.**

3. **Floodplain regions will be transformed into one of Shiloh's greatest ecological and recreational assets.**

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2. Floodplain Analysis (Bullhide Creek Corridor)

A. Regulatory Floodway (Highest-Risk Zone)

- Identified in teal with red hatching on the FEMA overlay.
- Confined closely to the active Bullhide Creek channel.
- Represents the hydraulically active area where water must move freely during high-flow events.

Development Stance:
✦ *No permanent buildings* in this corridor.
✦ Reserved for **restoration, rewilding, trails, water gardens, and riparian buffer systems**.

B. 1% Annual Chance Floodplain (100-Year Zone)

- Surrounds the narrow floodway band.
- Low-lying valley floors with recurring water movement.
- Ideal for **agroforestry, orchards, grazing, trails, and ecological corridors**.

Development Stance:
✦ No residential structures.
✦ Selective use for **landscape-based programming**, pavilions on stilts, and regenerative agriculture.

C. 0.2% Frequency Flood Fringe (500-Year Zone)

- Appears as light brown/orange edge zones.
- Low to moderate risk—generally buildable with proper engineering.

Development Stance

✦ Suitable for **raised glamping platforms, campsites, amphitheater lawns, and seasonal programming**.

✦ Structures designed for water-resistant durability.

D. Upland Buildable Acreage (Outside All SFHAs)

The majority of Shiloh—including all substantial structures—is located on **high, safe, unmapped elevations** with no floodplain encumbrance.

This includes:

- **Southland Village Residences**
- **Shiloh Suites (50-unit lodge)**
- **Four Bunkhouses**
- **Promethean Institute**
- **Church & Sanctuary Gardens (8+ acres)**
- **Holistic Wellness Center**
- **HQ/Command Castle & Microgrid Hub**
- **Marketplace Terrace & Great Hall**
- **Workshop/Warehouse Campus**
- **Greenhouse Complex**
- **Barn & Agriculture Support Facilities**
- **Shiloh Silo (Castle Tower Conversion)**

Conclusion:
All major structural assets—hospitality, utilities, residential, academic, cultural, economic—are **already sited in safe zones by design**.

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3. Shiloh’s Land-Harmony & Resilience Strategy

Shiloh does not fight the land.
Shiloh **works with the land**, reshaping it only where appropriate to create harmony between **safety, beauty, ecology, and civilization-building**.

Below is the integrated resilience and mitigation approach:

A. Bullhide Creek Optimization & Hydrologic Resilience

Shiloh will develop the entire creek corridor using:

- **Selective shaping for optimal water flow**
- **Sloped terrains for controlled dispersion during rain events**
- **Engineered overflow basins**
- **Regenerative riparian replanting**
- **Water-retention swales & terraces**
- **Permeable pathways and biofilters**

This turns the creek system into a **natural water engine**—reducing erosion, improving hydrology, enhancing wildlife habitat, and reinforcing long-term safety.

B. Erosion Control & Ecological Fortification

Advanced strategies include:

- Contour-aligned berms & swales
- Terraced ground on slopes
- Native grass root mats
- Tree root stabilization belts
- Geo-textile reinforcement where needed
- Controlled stormwater infiltration systems

This creates a *self-reinforcing landscape* where the land becomes stronger each year.

C. Syntropic Forestry & Agroforestry Across the Floodplain

The floodplain becomes a **living ecological cathedral**, not a liability.

Plans include:

- Syntropic forest rows aligned with water movement
- Mixed canopy systems (fruit, nut, timber, nitrogen fixers)
- Riparian orchards
- Rewilding pockets for biodiversity
- Shaded trail systems
- Living food corridors for the community

This both **stabilizes soil** and **generates ongoing agricultural value**.

D. Low-Risk Recreational Infrastructure

In the moderate-risk fringe zones (0.2%–1%):

- **Glamping tents** will be placed on **elevated platforms 24 inches above grade**, immune to minor flood events.

- Rustic **campsites**, **gazebos**, and **open-air pavilions** will utilize water-resistant materials and quick-drain substrates.

- All designs prioritize **temporary or flexible use**, preserving safety and insurance simplicity.

E. Safe Zones for Civilization Infrastructure

Your visual assets and architectural renderings accurately depict Shiloh's layout:
✦ *All major structures are located on stable, elevated, non-floodplain land.*

Residential villages, academic facilities, command centers, wellness complexes, and hospitality assets remain secure under all modeled flooding conditions.

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4. Risk, Mitigation, and Investor Assurance

Risk Profile

- The creek corridor presents predictable flood behavior consistent with Central Texas waterways.
- Risks relate primarily to **low-lying terrain**, not the buildable acreage.

Mitigation Engine

Shiloh employs a **multi-layered resilience approach** that exceeds rural Texas norms:

1. **Engineering Controls** – grading, berms, swales, terraced flow.
2. **Ecological Controls** – forest belts, root stabilization, wet meadows.
3. **Structural Controls** – raised platforms, flood-resistant materials.
4. **Operational Controls** – evacuation routes, monitoring, seasonal maintenance.
5. **Design Philosophy** – build on the high ground; beautify the low ground.

Outcome for Patrons & Investors

Shiloh demonstrates:

- **Secure residential & hospitality infrastructure**
- **Beautiful, revenue-generating ecological parkland in the floodplain**
- **Reduced long-term insurance pressures**
- **Strong asset protection**
- **Enhanced land value through regenerative improvements**

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5. Executive Takeaway

Shiloh's floodplain is not an obstacle.

It is an asset— a landscape that will be sculpted, stabilized, and transformed into one of the most beautiful ecological corridors in Central Texas.

All major structures remain safely above flood zones.
All ecological zones will be elevated through design.
All risks are mitigated through engineering, landscaping, and regenerative systems.

Shiloh stands as a **model for how faith, civilization-building, and ecological intelligence can coexist in full harmony.**