

JAN 19 2000

Case No.: 00-09-115C

CLOMR-F



Federal Emergency Management Agency

Washington, D.C. 20472

CONDITIONAL LETTER OF MAP REVISION BASED ON FILL COMMENT DOCUMENT

COMMUNITY AND MAP PANEL INFORMATION		LEGAL PROPERTY DESCRIPTION
COMMUNITY	City of Oceanside, California	A portion of Parcel B, Parcel Map 7587, as described in the Grant Deed recorded as Document No. 1998-0349515, in the Office of the Recorder, San Diego County, California The legal description of the portion mentioned above is as follows: COMMENCING at the northwest corner of Parcel B; thence S 00°57'38" E, 256.08 feet; thence 303.03 feet along a curve to the right having a radius of 4209.74 feet to the TRUE POINT OF BEGINNING; thence N 24°36'07" E, 95.68 feet; thence S 75°11'04" E, 16.87 feet; thence S 03°58'10" W, 61.58 feet; thence 56.06 feet along a curve to the left having a radius of 4209.74 feet to the TRUE POINT OF BEGINNING
	COMMUNITY NO: 060294	
MAP PANEL AFFECTED	NUMBER: 06073C0759 F	APPROXIMATE LATITUDE & LONGITUDE: 33.21, -117.28 SOURCE OF LATITUDE & LONGITUDE: OFF THE SHELF SOFTWARE
	NAME: San Diego County, California and Incorporated Areas	
	DATE: June 19, 1997	
FLOODING SOURCE: Loma Alta Creek		

COMMENT TABLE REGARDING THE PROPOSED PROPERTY (PLEASE NOTE THAT THIS IS NOT A FINAL DETERMINATION. A FINAL DETERMINATION WILL BE MADE UPON RECEIPT OF AS-BUILT INFORMATION REGARDING THIS PROPERTY)

LOT	BLOCK/SECTION	SUBDIVISION	STREET ADDRESS	OUTCOME WHAT WOULD BE REMOVED FROM THE SFHA	PROPOSED FLOOD ZONE	1% ANNUAL CHANCE FLOOD ELEVATION (NGVD)	LOWEST ADJACENT GRADE ELEVATION (NGVD) (Proposed)	LOWEST FLOOR ELEVATION (NGVD) (Proposed)	LOWEST LOT ELEVATION (NGVD) (Proposed)
N/A	N/A	Parcel B	4301 Oceanside Blvd.	Portion of Property	X Unshaded	257.1 feet	N/A	N/A	268.5 feet

Special Flood Hazard Area (SFHA) – The SFHA is an area that would be inundated by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood).

ADDITIONAL CONSIDERATIONS (if the appropriate box is checked, please refer to the appropriate section on Attachment 1)

- | | |
|---|--|
| <input type="checkbox"/> 1. PROPERTY DESCRIPTION (CONTINUED) | <input type="checkbox"/> 6. STUDY UNDERWAY |
| <input type="checkbox"/> 2. DETERMINATION TABLE (CONTINUED) | <input type="checkbox"/> 7. FILL RECOMMENDATION |
| <input type="checkbox"/> 3. PORTIONS REMAIN IN THE FLOODWAY | <input checked="" type="checkbox"/> 8. PORTIONS REMAIN IN THE SFHA |
| <input type="checkbox"/> 4. INADVERTENT INCLUSION IN THE FLOODWAY | <input checked="" type="checkbox"/> 9. CONDITIONAL |
| <input type="checkbox"/> 5. ZONE A | |

This document provides the Federal Emergency Management Agency's comment regarding a request for a Conditional Letter of Map Revision based on Fill for the property described above. Using the information submitted and the effective National Flood Insurance Program (NFIP) map, we determined the property would not be located in the SFHA, an area inundated by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood) if built as proposed. Our final determination will be made upon receipt of a copy of this document and certified as-built information showing the location of the structure(s), the elevation of the lowest adjacent grade to each structure (the lowest ground touching the structure), and the lowest floor elevation (including basement/crawl space) for each structure. These two elevations must be at or above the base flood elevation for the structure to be outside the SFHA. This document is not a final determination; it only provides our comment on the proposed project in relation to the SFHA shown on the effective NFIP map.

This comment document is based on the flood data presently available. The enclosed documents provide additional information regarding this request. If you have any questions about this document, please contact the FEMA Map Assistance Center toll free at 1-877-336-2627 (FEMA MAP) or by letter addressed to the FEMA LOMA DEPOT, 3601 Eisenhower Avenue, Suite 600, Alexandria, VA 22304-6439.

Matthew B. Miller

Matthew B. Miller, P.E., Chief
Hazards Study Branch
Mitigation Directorate



Federal Emergency Management Agency

Washington, D.C. 20472

CONDITIONAL LETTER OF MAP REVISION BASED ON FILL COMMENT DOCUMENT

ATTACHMENT 1 (ADDITIONAL CONSIDERATIONS)

9. CONDITIONAL

Comments regarding this conditional request are based on the flood data presently available. Our final determination will be made upon receipt of this comment document, certified as-built elevations and/or survey, and the appropriate fee. The "Certification of Fill Placement" and "Community Acknowledgement of Requests Involving Fill" forms must be completed and submitted if the comment document is for a Conditional Letter of Map Revision based on Fill. The "Certification of Fill Placement" form must be completed by a professional engineer, an accredited soils engineer, or the community's National Flood Insurance Program permit official. A recorded plat and other additional data may be required for a final as-built determination.

8. PORTIONS OF THE PROPERTY REMAIN IN THE SFHA

The Determination Document has removed the subject of the determination from the Special Flood Hazard Area (SFHA). However, portions of the property may remain in the SFHA. Therefore, any future construction or substantial improvement on the property remains subject to Federal, State, and local regulations for floodplain management.

This attachment provides additional information regarding this request. If you have any questions about this attachment, please contact the Federal Emergency Management Agency Map Assistance Center toll free at 1-877-336-2627 (FEMA MAP) or by letter addressed to the FEMA LOMA DEPOT, 3601 Eisenhower Avenue, Suite 600, Alexandria, VA 22304-6439.

Matthew B. Miller

Matthew B. Miller, P.E., Chief
Hazards Study Branch
Mitigation Directorate