Federal Emergency Management Agency

Washington, D.C. 20472

LETTER OF MAP REVISION BASED ON FILL DETERMINATION DOCUMENT (REMOVAL)

COMMUNITY AND MAP PANEL INFORMATION		LEGAL PROPERTY DESCRIPTION
COMMUNITY	OLMSTED COUNTY, MINNESOTA (Unincorporated Areas)	Lots 1 through 8, Block 3, Reflections on Mayo Lake, as shown on the Plat Map, recorded as Document No. A-1246658, in the Office of the Recorder, Olmsted County, Minnesota The portion of property is more particularly described by the following metes and bounds:
	COMMUNITY NO.: 270626	
AFFECTED MAP PANEL	NUMBER: 27109C0144E	
	DATE: 2/4/1998	
FLOODING SOURCE: SOUTH FORK ZUMBRO RIVER		APPROXIMATE LATITUDE & LONGITUDE OF PROPERTY: 44.002, -92.519 SOURCE OF LAT & LONG: ARCGIS 10 DATUM: NAD 83

DETERMINATION

LOT	BLOCK/ SECTION	SUBDIVISION	STREET	OUTCOME WHAT IS REMOVED FROM THE SFHA	FLOOD ZONE	1% ANNUAL CHANCE FLOOD ELEVATION (NGVD 29)	LOWEST ADJACENT GRADE ELEVATION (NGVD 29)	LOWEST LOT ELEVATION (NGVD 29)
1 - 8	3	Reflections on Mayo Lake	Mayo Lake Road Southwest	Portion of Property	X (shaded)	1025.4 feet	--	1025.8 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 (Please refer to the appropriate section on Attachment 1 for the additional considerations listed below.)

LEGAL PROPERTY DESCRIPTION
PORTIONS REMAIN IN THE SFHA
REVISED BY LETTER OF MAP REVISION
STUDY UNDERWAY
STATE LOCAL CONSIDERATIONS

This document provides the Federal Emergency Management Agency's determination regarding a request for a 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 have determined that the described portion(s) of the property(ies) is/are not 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). This document revises the effective NFIP map to remove the subject property from the SFHA located on the effective NFIP map; therefore, the Federal mandatory flood insurance requirement does not apply. However, the lender has the option to continue the flood insurance requirement to protect its financial risk on the loan. A Preferred Risk Policy (PRP) is available for buildings located outside the SFHA. Information about the PRP and how one can apply is enclosed.

This determination is based on the flood data presently available. The enclosed documents provide additional information regarding this determination. If you have any questions about this document, please contact the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, LOMC Clearinghouse, 847 South Pickett Street, Alexandria, VA 22304-4605.

Luis Rodriguez, P.E., Chief
Engineering Management Branch
Federal Insurance and Mitigation Administration

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ATTACHMENT 1 (ADDITIONAL CONSIDERATIONS)

LEGAL PROPERTY DESCRIPTION (CONTINUED)

BEGINNING at the most Westerly corner of Lot 1, Block 3; thence S25°45'54"E, 112.28 feet; thence N81°31'52"E, 49.65 feet; thence N88°56'35"E, 48.36 feet; thence N67°07'52"E, 35.85 feet; thence N69°24'28"E, 39.97 feet; thence N62°39'50"E, 153.43 feet; thence N66°39'37"E, 55.62 feet; thence N73°07'59"E, 48.84 feet; thence N79°04'47"E, 94.93 feet; thence S86°37'11"E, 10.92 feet; thence N66°02'19"E, 37.70 feet; thence N59°15'24"E, 41.06 feet; thence N40°53'21"E, 7.43 feet; thence N85°17'42"E, 16.23 feet; thence N39°07'02"E, 45.39 feet; thence N29°18'32"E, 36.17 feet; thence N06°08'14"W, 14.94 feet; thence N20°34'21"E, 15.27 feet; thence N27°15'49"E, 14.21 feet; thence N39°53'04"E, 19.39 feet; thence N48°21'44"E, 17.64 feet; thence N40°56'02"E, 41.40 feet; thence N47°46'01"W, 134.17 feet; thence S42°13'59"W, 36.97 feet; thence 55.21 feet along a curve, having a radius of 300.00 feet, a central angle of 10°32'39", and a chord bearing of S47°30'18"W, 55.13 feet; thence S25°45'54"E, 55.98 feet; thence 157.08 feet along a curve, having a radius of 50.00 feet, a central angle of 180°00'00", and a chord bearing of S64°14'06"W, 100.00 feet; thence N25°45'54"W, 50.00 feet; thence S64°14'06"W, 399.18 feet; thence S25°45'54"E, 2.50 feet; thence 157.08 feet along a curve, having a radius of 50.00 feet, a central angle of 180°00'00", and a chord bearing of S64°14'06"W, 100.00 feet; thence S64°14'06"W, 60.30 feet to POINT OF BEGINNING.

PORTIONS OF THE PROPERTY REMAIN IN THE SFHA (This Additional Consideration applies to the preceding 1 Property.)

Portions of this property, but not the subject of the Determination/Comment document, may remain in the Special Flood Hazard Area. Therefore, any future construction or substantial improvement on the property remains subject to Federal, State/Commonwealth, and local regulations for floodplain management.

REVISED BY LETTER OF MAP REVISION (This Additional Consideration applies to the preceding 1 Property.)

The effective National Flood Insurance Program map for the subject property, has since been revised by a Letter of Map Revision (LOMR) dated 5/15/2009. The 5/15/2009 LOMR has been used in making the determination/comment for the subject property.

STUDY UNDERWAY (This Additional Consideration applies to all properties in the LOMR-F DETERMINATION DOCUMENT (REMOVAL))

This determination is based on the flood data presently available. However, the Federal Emergency Management Agency is currently revising the National Flood Insurance Program (NFIP) map for the community. New flood data could be generated that may affect this property. When the new NFIP map is issued it will supersede this determination. The Federal requirement for the purchase of flood insurance will then be based on the newly revised NFIP map.

This attachment provides additional information regarding this request. If you have any questions about this attachment, please contact the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, LOMC Clearinghouse, 847 South Pickett Street, Alexandria, VA 22304-4605.

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STATE AND LOCAL CONSIDERATIONS (This Additional Consideration applies to all properties in the LOMR-F DETERMINATION DOCUMENT (REMOVAL))

Please note that this document does not override or supersede any State or local procedural or substantive provisions which may apply to floodplain management requirements associated with amendments to State or local floodplain zoning ordinances, maps, or State or local procedures adopted under the National Flood Insurance Program.

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