



Federal Emergency Management Agency

Washington, D.C. 20472

March 22, 2017

CERTIFIED MAIL
RETURN RECEIPT REQUESTED

The Honorable Kevin Ruane
Mayor, City of Sanibel
800 Dunlop Road
Sanibel, FL 33957

IN REPLY REFER TO:

Case No.: 17-04-0681P
Community Name: City of Sanibel, FL
Community No.: 120402
Effective Date of
This Revision: **August 3, 2017**

Dear Mayor Ruane:

The Flood Insurance Rate Map for your community has been revised by this Letter of Map Revision (LOMR). Please use the enclosed annotated map panels revised by this LOMR for floodplain management purposes and for all flood insurance policies and renewals issued in your community.

Additional documents are enclosed that provide information regarding this LOMR. Please see the List of Enclosures below to determine which documents are included. Other attachments specific to this request may be included as referenced in the Determination Document. If you have any questions regarding floodplain management regulations for your community or the National Flood Insurance Program (NFIP) in general, please contact the Consultation Coordination Officer for your community. If you have any technical questions regarding this LOMR, please contact the Director, Mitigation Division of the Department of Homeland Security's Federal Emergency Management Agency (FEMA) in Atlanta, Georgia, at (770) 220-5400, or the FEMA Map Information eXchange toll free at 1-877-336-2627 (1-877-FEMA MAP). Additional information about the NFIP is available on our website at <http://www.fema.gov/national-flood-insurance-program>.

Sincerely,

Patrick "Rick" F. Sacbbit, P.E., Branch Chief
Engineering Services Branch
Federal Insurance and Mitigation Administration

List of Enclosures:

Letter of Map Revision Determination Document
Annotated Flood Insurance Rate Map

cc: Mr. Harold Law
Building Official
City of Sanibel

Ms. Elizabeth A. Fountain, P.E., CFM
Vice President
J.R. Evans Engineering, P.A.

RECEIVED BY
17 APR -3 AM 10:33
CITY OF SANIBEL
ADMIN./LEGIS.



Federal Emergency Management Agency

Washington, D.C. 20472

LETTER OF MAP REVISION DETERMINATION DOCUMENT

COMMUNITY AND REVISION INFORMATION		PROJECT DESCRIPTION	BASIS OF REQUEST
COMMUNITY	City of Sanibel Lee County Florida	NO PROJECT	COASTAL ANALYSIS UPDATED TOPOGRAPHIC DATA
	COMMUNITY NO.: 120402		
IDENTIFIER	Sandalfoot Beachfront Condominium LOMR	APPROXIMATE LATITUDE AND LONGITUDE: 26.444, - 82.031 SOURCE: Precision Mapping Streets DATUM: NAD 83	
ANNOTATED MAPPING ENCLOSURES		ANNOTATED STUDY ENCLOSURES	
TYPE: FIRM* NO.: 12071C0533F DATE: August 28, 2008 TYPE: FIRM* NO.: 12071C0534F DATE: August 28, 2008		NO REVISION TO THE FLOOD INSURANCE STUDY REPORT	

Enclosures reflect changes to flooding sources affected by this revision.

* FIRM - Flood Insurance Rate Map

FLOODING SOURCE AND REVISED REACH

Gulf of Mexico - an area centered at approximately 250 feet northwest of the intersection of Spoonbill Court and East Gulf Drive

SUMMARY OF REVISIONS

Flooding Source	Effective Flooding	Revised Flooding	Increases	Decreases
Gulf of Mexico	Zone VE	Zone AE	NONE	YES
	BFEs*	BFEs	YES	YES

* BFEs - Base Flood Elevations

DETERMINATION

This document provides the determination from the Department of Homeland Security's Federal Emergency Management Agency (FEMA) regarding a request for a Letter of Map Revision (LOMR) for the area described above. Using the information submitted, we have determined that a revision to the flood hazards depicted in the National Flood Insurance Program (NFIP) map is warranted. This document revises the effective NFIP map, as indicated in the attached documentation. Please use the enclosed annotated map panels revised by this LOMR for floodplain management purposes and for all flood insurance policies and renewals in your community.

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 Information eXchange toll free at 1-877-336-2627 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 3601 Eisenhower Avenue, Suite 500, Alexandria, VA 22304-6426. Additional information about the NFIP is available on our website at <http://www.fema.gov/national-flood-insurance-program>.

Patrick "Rick" F. Sacbibit, P.E., Branch Chief
Engineering Services Branch
Federal Insurance and Mitigation Administration

17-04-0681P

102-I-A-C



Federal Emergency Management Agency

Washington, D.C. 20472

LETTER OF MAP REVISION DETERMINATION DOCUMENT (CONTINUED)

COMMUNITY INFORMATION

APPLICABLE NFIP REGULATIONS/COMMUNITY OBLIGATION

We have made this determination pursuant to Section 206 of the Flood Disaster Protection Act of 1973 (P.L. 93-234) and in accordance with the National Flood Insurance Act of 1968, as amended (Title XIII of the Housing and Urban Development Act of 1968, P.L. 90-448), 42 U.S.C. 4001-4128, and 44 CFR Part 65. Pursuant to Section 1361 of the National Flood Insurance Act of 1968, as amended, communities participating in the NFIP are required to adopt and enforce floodplain management regulations that meet or exceed NFIP criteria. These criteria, including adoption of the FIS report and FIRM, and the modifications made by this LOMR, are the minimum requirements for continued NFIP participation and do not supersede more stringent State/Commonwealth or local requirements to which the regulations apply.

COMMUNITY REMINDERS

We based this determination on the 1-percent-annual-chance stillwater elevations computed in the FIS for your community. A comprehensive restudy of your community's flood hazards could establish greater flood hazards in this area.

Your community must regulate all proposed floodplain development and ensure that permits required by Federal and/or State/Commonwealth law have been obtained. State/Commonwealth or community officials, based on knowledge of local conditions and in the interest of safety, may set higher standards for construction or may limit development in floodplain areas. If your State/Commonwealth or community has adopted more restrictive or comprehensive floodplain management criteria, those criteria take precedence over the minimum NFIP requirements.

We will not print and distribute this LOMR to primary users, such as local insurance agents or mortgage lenders; instead, the community will serve as a repository for the new data. We encourage you to disseminate the information in this LOMR by preparing a news release for publication in your community's newspaper that describes the revision and explains how your community will provide the data and help interpret the NFIP maps. In that way, interested persons, such as property owners, insurance agents, and mortgage lenders, can benefit from the information.

We have designated a Consultation Coordination Officer (CCO) to assist your community. The CCO will be the primary liaison between your community and FEMA. For information regarding your CCO, please contact:

Mr. Jesse Munoz
Director, Mitigation Division
Federal Emergency Management Agency, Region IV
Koger Center - Rutgers Building, 3003 Chamblee Tucker Road
Atlanta, GA 30341
(770) 220-5400

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 Information eXchange toll free at 1-877-336-2627 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 3601 Eisenhower Avenue, Suite 500, Alexandria, VA 22304-6426. Additional information about the NFIP is available on our website at <http://www.fema.gov/national-flood-insurance-program>.

A handwritten signature in black ink, appearing to read "Rick F. Sacbbit".

Patrick "Rick" F. Sacbbit, P.E., Branch Chief
Engineering Services Branch
Federal Insurance and Mitigation Administration



Federal Emergency Management Agency

Washington, D.C. 20472

LETTER OF MAP REVISION DETERMINATION DOCUMENT (CONTINUED)

STATUS OF THE COMMUNITY NFIP MAPS

We will not physically revise and republish the FIRM for your community to reflect the modifications made by this LOMR at this time. When changes to the previously cited FIRM panel warrant physical revision and republication in the future, we will incorporate the modifications made by this LOMR at that time.

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 Information eXchange toll free at 1-877-336-2627 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 3601 Eisenhower Avenue, Suite 500, Alexandria, VA 22304-6426. Additional information about the NFIP is available on our website at <http://www.fema.gov/national-flood-insurance-program>.

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Patrick "Rick" F. Sacbbit, P.E., Branch Chief
Engineering Services Branch
Federal Insurance and Mitigation Administration



Federal Emergency Management Agency

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LETTER OF MAP REVISION DETERMINATION DOCUMENT (CONTINUED)

PUBLIC NOTIFICATION OF REVISION

A notice of changes will be published in the *Federal Register*. This information also will be published in your local newspaper on or about the dates listed below, and through FEMA's Flood Hazard Mapping website at https://www.floodmaps.fema.gov/fhm/bfe_status/bfe_main.asp

LOCAL NEWSPAPER

Name: *Fort Myers News-Press*

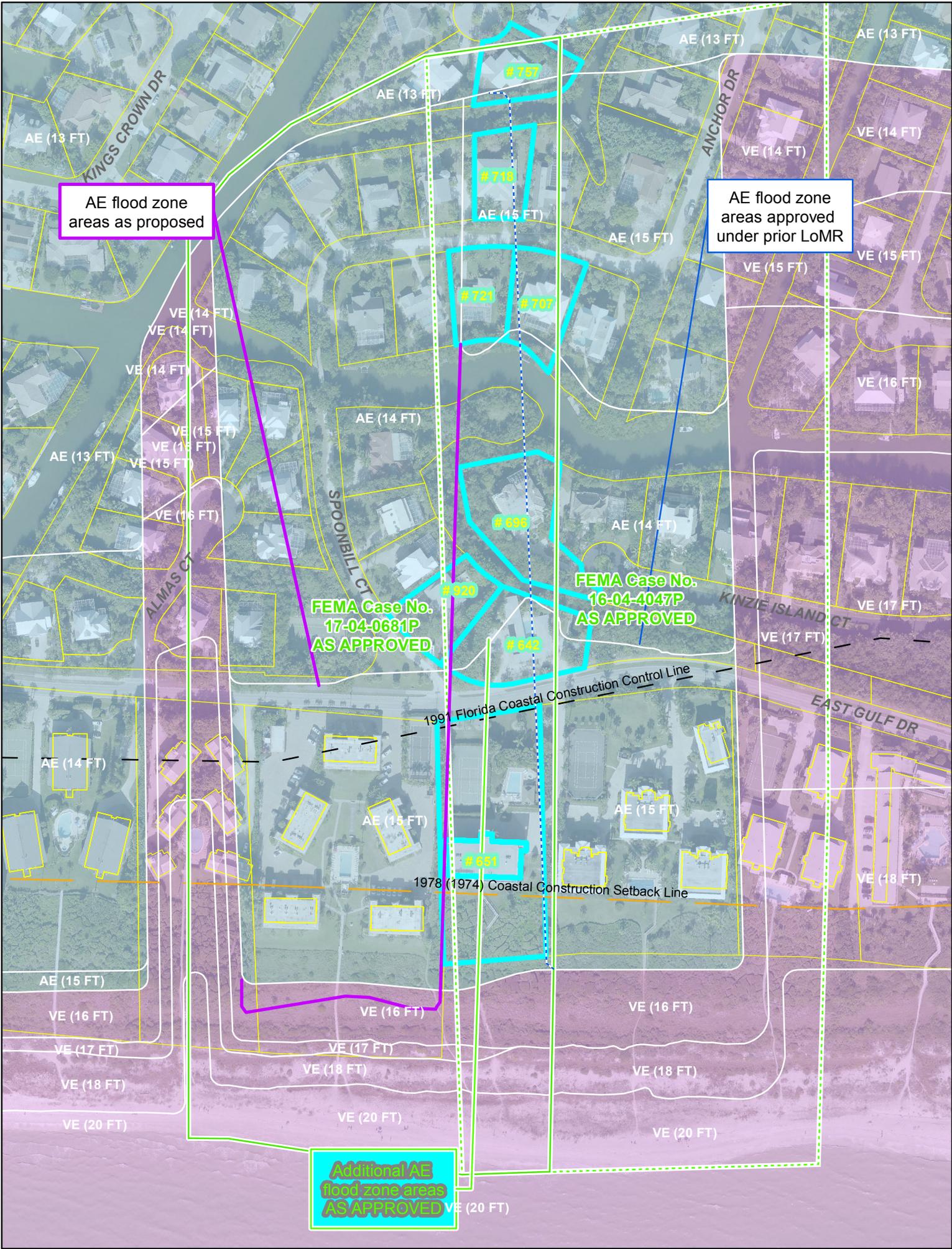
Dates: March 29, 2017 and April 5, 2017

Within 90 days of the second publication in the local newspaper, any interested party may request that we reconsider this determination. Any request for reconsideration must be based on scientific or technical data. Therefore, this letter will be effective only after the 90-day appeal period has elapsed and we have resolved any appeals that we receive during this appeal period. Until this LOMR is effective, the revised flood hazard determination presented in this LOMR may be changed.

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 Information eXchange toll free at 1-877-336-2627 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 3601 Eisenhower Avenue, Suite 500, Alexandria, VA 22304-6426. Additional information about the NFIP is available on our website at <http://www.fema.gov/national-flood-insurance-program>.

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Patrick "Rick" F. Sacbbit, P.E., Branch Chief
Engineering Services Branch
Federal Insurance and Mitigation Administration



AE flood zone areas as proposed

AE flood zone areas approved under prior LoMR

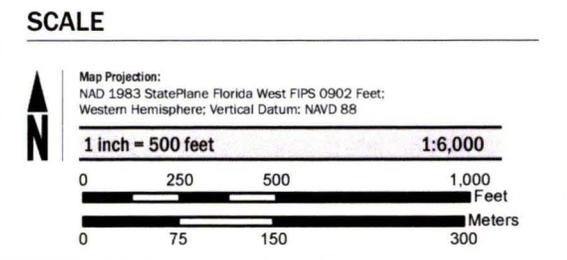
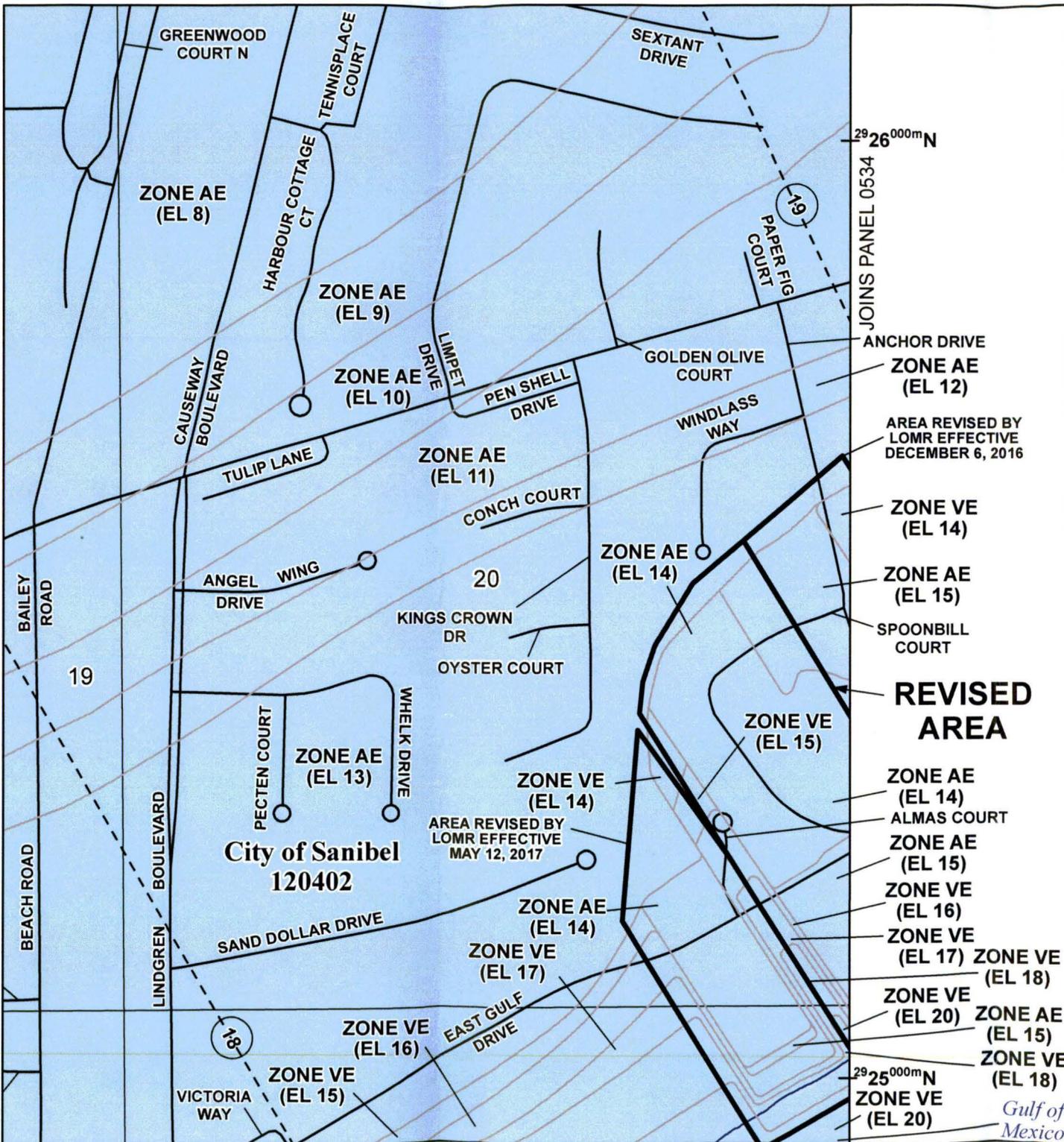
FEMA Case No. 17-04-0681P AS APPROVED

FEMA Case No. 16-04-4047P AS APPROVED

Additional AE flood zone areas AS APPROVED

1991 Florida Coastal Construction Control Line

1978 (1974) Coastal Construction Setback Line



FEMA
National Flood Insurance Program

**NATIONAL FLOOD INSURANCE PROGRAM
FLOOD INSURANCE RATE MAP**

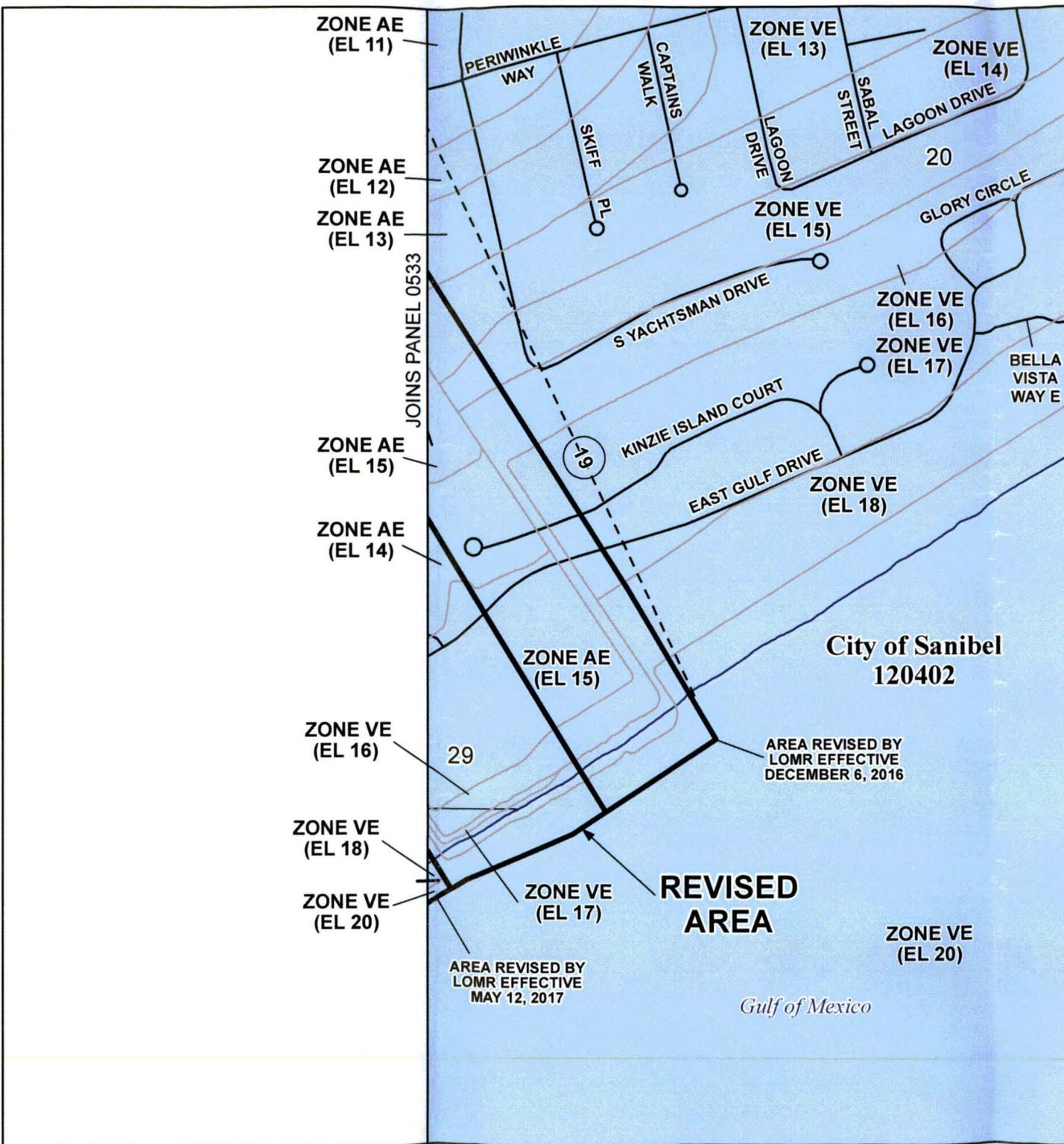
LEE COUNTY, FLORIDA
and Incorporated Areas
PANEL 533 OF 685

Panel Contains:

COMMUNITY	NUMBER	PANEL	SUFFIX
LEE COUNTY	125124	0533	F
SANIBEL, CITY OF	120402	0533	F

REVISED TO REFLECT LOMR EFFECTIVE: August 3, 2017

VERSION NUMBER: 2.1.3.0
MAP NUMBER: 12071C0533F
EFFECTIVE DATE: AUGUST 28, 2008



SPECIAL FLOOD HAZARD AREAS

- Without Base Flood Elevation (BFE)
Zone A.V, A99
- With BFE or Depth Zone AE, AO, AH, VE, AR
- Regulatory Floodway
- 0.2% Annual Chance Flood Hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile Zone X
- Future Conditions 1% Annual Chance Flood Hazard Zone X
- Area with Reduced Flood Risk due to Levee See Notes. Zone X

OTHER AREAS OF FLOOD HAZARD

SCALE

Map Projection:
NAD 1983 StatePlane Florida West FIPS 0902 Feet;
Western Hemisphere; Vertical Datum: NAVD 88

1 inch = 500 feet 1:6,000

0 250 500 1,000 Feet
0 75 150 300 Meters

FEMA
National Flood Insurance Program

**NATIONAL FLOOD INSURANCE PROGRAM
FLOOD INSURANCE RATE MAP**

LEE COUNTY, FLORIDA
and Incorporated Areas
PANEL 534 OF 685

Panel Contains:

COMMUNITY	NUMBER	PANEL	SUFFIX
LEE COUNTY	125124	0534	F
SANIBEL, CITY OF	120402	0534	F

REVISED TO REFLECT LOMR EFFECTIVE: August 3, 2017

VERSION NUMBER
2.1.3.0

MAP NUMBER
12071C0534F

EFFECTIVE DATE
AUGUST 28, 2008

Application Subject Parcels

STRAP formatted	Street No	Street Name	Unit No
29-46-23-T1-00200.00CE		SANDALFOOT CONDO C/E	
29-46-23-T1-00200.1A10	671	EAST GULF DR	1A1
29-46-23-T1-00200.1A20	671	EAST GULF DR	1A2
29-46-23-T1-00200.1A30	671	EAST GULF DR	1A3
29-46-23-T1-00200.1B10	671	EAST GULF DR	1B1
29-46-23-T1-00200.1B20	671	EAST GULF DR	1B2
29-46-23-T1-00200.1B30	671	EAST GULF DR	1B3
29-46-23-T1-00200.1C10	671	EAST GULF DR	1C1
29-46-23-T1-00200.1C20	671	EAST GULF DR	1C2
29-46-23-T1-00200.1C30	671	EAST GULF DR	1C3
29-46-23-T1-00200.1D10	671	EAST GULF DR	1D1
29-46-23-T1-00200.1D20	671	EAST GULF DR	1D2
29-46-23-T1-00200.1D30	671	EAST GULF DR	1D3
29-46-23-T1-00200.2A10	671	EAST GULF DR	2A1
29-46-23-T1-00200.2A20	671	EAST GULF DR	2A2
29-46-23-T1-00200.2A30	671	EAST GULF DR	2A3
29-46-23-T1-00200.2B10	671	EAST GULF DR	2B1
29-46-23-T1-00200.2B20	671	EAST GULF DR	2B2
29-46-23-T1-00200.2B30	671	EAST GULF DR	2B3
29-46-23-T1-00200.2C10	671	EAST GULF DR	2C1
29-46-23-T1-00200.2C20	671	EAST GULF DR	2C2
29-46-23-T1-00200.2C30	671	EAST GULF DR	2C3
29-46-23-T1-00200.2D10	671	EAST GULF DR	2D1
29-46-23-T1-00200.2D20	671	EAST GULF DR	2D2
29-46-23-T1-00200.2D30	671	EAST GULF DR	2D3
29-46-23-T1-00200.3A10	671	EAST GULF DR	3A1
29-46-23-T1-00200.3A20	671	EAST GULF DR	3A2
29-46-23-T1-00200.3A30	671	EAST GULF DR	3A3
29-46-23-T1-00200.3B20	671	EAST GULF DR	3B2
29-46-23-T1-00200.3B30	671	EAST GULF DR	3B3
29-46-23-T1-00200.3C10	671	EAST GULF DR	3C1
29-46-23-T1-00200.3C20	671	EAST GULF DR	3C2
29-46-23-T1-00200.3C30	671	EAST GULF DR	3C3
29-46-23-T1-00200.3D10	671	EAST GULF DR	3D1
29-46-23-T1-00200.3D20	671	EAST GULF DR	3D2
29-46-23-T1-00200.3D30	671	EAST GULF DR	3D3

Owner 1

SANDALFOOT CONDOMINIUM ASSN
SPENCER WILLIAM A + LAURA L E
OTTE FAMILY L P
CHELSEA INVESTORS LLC
COLLINS ROSEMARY +
RICHARDS BERRY G TR
MARRINAN SHEILA A TR +
BRAMLEY JAMES L TR +
HAVERLY SANIBEL LLC
BURBANK WILLIAM F TR
SANDALFOOT ASSOCIATES
KYLE INVESTMENTS
BRUCE DAVID B + CAROL A
ROBERTS JAMES V JR + EILEEN F
SEIDL STEPHEN L + MARY LYNN TR
DESPATCH STORAGE CORP
FODOR ROBERT A +
MACKEY DENNIS J + SHARON
BOOKSTAFF LAWRENCE + RENEE J
BURKE SUSAN JEAN TR
BARROWS JULIANNE
SANIBEL SHORES LLC
DRAYTON JAMES G + ELEANOR A
RADER DINAH F TR +
BRUCE DAVID B + CAROL ANN
JOHNSON EVELYN DWYER TR
EAMES CAROLYN M +
DRASNIN LINDA TR
ORLANDO ATILIO + MARIE
MOECKEL GENEVIEVE M TR
SCHMITZ DONALD E + MARSHA M TR
BRANDT ALAN R + CHRISTINE L
JORNLIN ROBERT D + LOIS M TR
P+R HOLDINGS LLC
MACFARLANE DUNCAN + EVELYN S
SNYDER JOSEPH M + PATRICIA M

Owner 2

29-46-23-T1-00200.4A10	671	EAST GULF DR	4A1
29-46-23-T1-00200.4A20	671	EAST GULF DR	4A2
29-46-23-T1-00200.4A30	671	EAST GULF DR	4A3
29-46-23-T1-00200.4B10	671	EAST GULF DR	4B1
29-46-23-T1-00200.4B20	671	EAST GULF DR	4B2
29-46-23-T1-00200.4B30	671	EAST GULF DR	4B3
29-46-23-T1-00200.4C10	671	EAST GULF DR	4C1
29-46-23-T1-00200.4C20	671	EAST GULF DR	4C2
29-46-23-T1-00200.4C30	671	EAST GULF DR	4C3
29-46-23-T1-00200.4D10	671	EAST GULF DR	4D1
29-46-23-T1-00200.4D20	671	EAST GULF DR	4D2
29-46-23-T1-00200.4D30	671	EAST GULF DR	4D3
29-46-23-T1-00200.5A10	671	EAST GULF DR	5A1
29-46-23-T1-00200.5A20	671	EAST GULF DR	5A2
29-46-23-T1-00200.5A30	671	EAST GULF DR	5A3
29-46-23-T1-00200.5B10	671	EAST GULF DR	5B1
29-46-23-T1-00200.5B20	671	EAST GULF DR	5B2
29-46-23-T1-00200.5B30	671	EAST GULF DR	5B3
29-46-23-T1-00200.5C10	671	EAST GULF DR	5C1
29-46-23-T1-00200.5C20	671	EAST GULF DR	5C2
29-46-23-T1-00200.5C30	671	EAST GULF DR	5C3
29-46-23-T1-00200.5D10	671	EAST GULF DR	5D1
29-46-23-T1-00200.5D20	671	EAST GULF DR	5D2
29-46-23-T1-00200.5D30	671	EAST GULF DR	5D3

Additional Affected Parcel (may be affected)

STRAP formatted	Street No	Street Name	Unit No
20-46-23-T4-00002.0180	950	SPOONBILL CT	
20-46-23-T4-00002.0220	940	SPOONBILL CT	
20-46-23-T4-00002.022A	930	SPOONBILL CT	
20-46-23-T4-00002.0290	744	ANCHOR DR	
20-46-23-T4-00002.0300	748	ANCHOR DR	
20-46-23-T4-00002.0350	738	ANCHOR DR	
20-46-23-T4-00002.0360	729	ANCHOR DR	
20-46-23-T4-00002.0370	739	ANCHOR DR	
20-46-23-T4-00002.0390	734	ANCHOR DR	
20-46-23-T4-00002.0410	728	ANCHOR DR	
20-46-23-T4-04200.0080	920	ALMAS CT	

WHITMAN ANNE Z + C LAWRENCE
CLAYDON RICHARD C + JUDY A
DEPREE CHARLES TR +
EAGLE LEE S + JEAN F
OTTE FAMILY L P
DESPATCH STORAGE CORP
VON ESCHEN GLENEE A TR
RITSMA BENJAMIN + JENNIFER
WARDELL MARK L +
COSTA LISA +
SEPLAVY JOSEPH R + CANDACE L
CZAJKOWSKI NORBERT + DEBORAH
ERNEST ROBERT C & TERESE M
BURKE SUSAN JEAN TR
CZAJKOWSKI NORBERT P + DEBORAH
FLECK HARRY M JR + SALLIE J TR
SCHMITZ DONALD E TR +
VALLEAU PAMELA M
BREITER DONALD L +
LOTT RUBY L TR
BARTOK PETER J + COLLEEN J
MENG JOHN C + ENGRID H
OTTE FAMILY LIMITED
OTTE FAMILY L P

Owner 1

KIDDER SUSAN J
BONSER CHARLES F TR
DINTINO SUSAN TR
DAVIES GLORIA C
STANBACK FRED J JR TR
PETERSON CHRISTOPHER + JUDITH
ANCHORS AWEIGH PROPERTIES LLC
VOSS MICHAEL P TR +
LEWIS JEFFREY D TR +
BEITTEL CLIFFORD B + SUSAN J
FELKER ALEX D + DIANE L TR

Owner 2

20-46-23-T4-04200.0090	916	ALMAS CT
20-46-23-T4-04200.0100	912	ALMAS CT
20-46-23-T4-04200.0110	900	ALMAS CT
20-46-23-T4-0420A.00CE	(Tennis Ct)	EASTWOOD LANDINGS C/E

Additional Affected Area Parcels AS APPROVED BY FEMA

STRAP formatted	Street No	Street Name	Unit No
20-46-23-T4-00002.0030	757	WINDLASS WAY	
20-46-23-T4-00002.041A	718	ANCHOR DR	
20-46-23-T4-00002.0320	721	ANCHOR DR	
20-46-23-T4-00002.028A	707	ANCHOR DR	
20-46-23-T3-03600.0220	696	KINZIE ISLAND CT	
20-46-23-T4-00002.0150	920	SPOONBILL CT	
20-46-23-T3-01908.0030	642	EAST GULF DR	
20-46-23-T3-03000.00CE	WHITE PELICAN CONDO HDR		
20-46-23-T3-03000.1110	651	EAST GULF DR	111
20-46-23-T3-03000.1120	651	EAST GULF DR	112
20-46-23-T3-03000.1130	651	EAST GULF DR	113
20-46-23-T3-03000.1140	651	EAST GULF DR	114
20-46-23-T3-03000.1210	651	EAST GULF DR	121
20-46-23-T3-03000.1220	651	EAST GULF DR	122
20-46-23-T3-03000.1230	651	EAST GULF DR	123
20-46-23-T3-03000.1240	651	EAST GULF DR	124
20-46-23-T3-03000.1310	651	EAST GULF DR	131
20-46-23-T3-03000.1320	651	EAST GULF DR	132
20-46-23-T3-03000.1330	651	EAST GULF DR	133

Other Area Parcels (existing structures not affected/not entirely removed)

STRAP formatted	Street No	Street Name	Unit No
20-46-23-T4-04200.0070	927	ALMAS CT	
29-46-23-T1-00800.00CE	NU-SAN CONDO CYPRINA BEACH C/E		
29-46-23-T1-00800.0020	695	EAST GULF DR	2
29-46-23-T1-00800.0030	695	EAST GULF DR	3
29-46-23-T1-00800.0060	695	EAST GULF DR	6
29-46-23-T1-00800.0070	695	EAST GULF DR	7

MILLER JAMES D + HANNAH E
HACK ROBERT J + MARY
DIX CAROLYN M
EASTWOOD LANDINGS LOT OWNERS

ISLAND MANAGEMENT

Owner 1	Owner 2
MCCARTNEY HELEN B SMITH JAMIE S TR ANDREWS SUSAN	FOR JAMIE S SMITH TRUST
WILLIAMS FLORENCE T TR + WHITMAN CHARLES R & LISA A BURBANK WILLIAM F TR SUNSHINE ISLAND INN LLC WHITE PELICAN CONDO ASSOC	WILLIAMS KIRK R TR FOR FLORENCE T WILLIAMS TRUST
ALAN S VITOUS TRUST + WRIGHT HANNAH C TR WHITE ANDREW G TR MCLEOD JOANNE M TR WERNER CLEMENS A JR + JILL J RHUDE JAMES E TR	c/o ISLAND MANAGEMENT ANITA C VITOUS TRUST FOR HANNAH C WRIGHT TRUST FOR JOANNE M MCLEOD
TAUGHER THOMAS M + PAMELA TR YENKOLE JUDITH TR MANNING BETTY J TR RICHARD H SCHRECK TRUST + TOOTER HOWARD + JACQUELINE	FOR 2012 WHITE FAM GIFT TRUST 1/2 + WHITE HELEN M TR + WHITE RONALD G TR FOR JOAN J RHUDE TRUST FOR THOMAS M + PAMELA A TAUGHER TRUST FOR JUDITH L YENKOLE TRUST FOR BETTY J MANNING TRUST ANNE L SCHRECK TRUST

from VE zone)

Owner 1	Owner 2
BUCKLEY BRENT M TR NU-SAN CONDO CYPRINA BEACH WEBBER DAVID B + CYNTHIA H BARRY KEVIN D + HOLLY L REINHART SIEGLINDE CORSI SERGIO + NAOMI S	c/o ISLAND MANAGEMENT

FOR EDWARD S WHITE TRUST 1/2

29-46-23-T1-00800.0090	695	EAST GULF DR	9
29-46-23-T1-00800.0110	695	EAST GULF DR	11

CYPRINA 9 LLC

SEXHUS SANFORD CHARLES +

SEXHUS ZOE NICOLA H/W



Federal Emergency Management Agency

Washington, D.C. 20472

August 11, 2017

17 AUG 17 AM 9:32

CITY OF SANIBEL
ADMIN./LEGIS.

CERTIFIED MAIL
RETURN RECEIPT REQUESTED

The Honorable Kevin Ruane
Mayor, City of Sanibel
800 Dunlop Road
Sanibel, FL 33957

IN REPLY REFER TO:

Case No.: 17-04-0681P
Community Name: City of Sanibel, FL
Community No.: 120402
FIRM Panel Affected: 12071C0533F,
12071C0534F

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Dear Mayor Ruane:

In a Letter of Map Revision (LOMR) dated March 22, 2017, you were notified of proposed flood hazard determinations affecting the Flood Insurance Rate Map (FIRM) and Flood Insurance Study (FIS) report for the City of Sanibel, Lee County, FL. These determinations were for Gulf of Mexico - an area centered at approximately 250 feet northwest of the intersection of Spoonbill Court and East Gulf Drive. The 90-day appeal period that was initiated on April 5, 2017, when the Department of Homeland Security's Federal Emergency Management Agency (FEMA) published a notice of proposed Flood Hazard Determinations in *The Fort Myers News-Press* has elapsed.

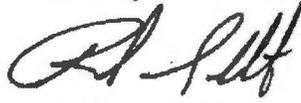
FEMA received no valid requests for changes to the modified flood hazard information. Therefore, the modified flood hazard information for your community that became effective on August 3, 2017, remains valid and revises the FIRM and FIS report that were in effect prior to that date. The modifications are pursuant to Section 206 of the Flood Disaster Protection Act of 1973 (Public Law 93-234) and are in accordance with the National Flood Insurance Act of 1968, as amended (Title XIII of the Housing and Urban Development Act of 1968, Public Law 90-448), 42 U.S.C. 4001-4128, and 44 CFR Part 65. The community number(s) and suffix code(s) are unaffected by this revision. The community number and appropriate suffix code as shown above will be used by the National Flood Insurance Program (NFIP) for all flood insurance policies and renewals issued for your community.

FEMA has developed criteria for floodplain management as required under the above-mentioned Acts of 1968 and 1973. To continue participation in the NFIP, your community must use the modified flood hazard information to carry out the floodplain management regulations for the NFIP. The modified flood hazard information will also be used to calculate the appropriate flood insurance premium rates for all new buildings and their contents and for the second layer of insurance on existing buildings and their contents.

If you have any questions regarding the necessary floodplain management measures for your community or the NFIP in general, please contact the Mitigation Division Director, FEMA Region IV, in Atlanta, Georgia either by telephone at (770) 220-5200, or in writing at 3003 Chamblee Tucker Road, Atlanta, Georgia, 30341.

If you have any questions regarding the LOMR, the proposed flood hazard determinations, or mapping issues in general, please call the FEMA Map Information eXchange, toll free, at (877) 336-2627 (877-FEMA MAP).

Sincerely,



Patrick "Rick" F. Sacbbit, P.E., Branch Chief
Engineering Services Branch
Federal Insurance and Mitigation Administration

cc: Mr. Harold Law
Building Official
City of Sanibel

Ms. Elizabeth A. Fountain, P.E., CFM
Vice President
J.R. Evans Engineering, P.A.

U.S. Department of Homeland Security
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Washington, DC 20472 - _____



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The Honorable Kevin Ruane
Mayor, City of Sanibel
800 Dunlop Road
Sanibel, FL 33957

