CERTIFIED MAIL
RETURN RECEIPT REQUESTED

The Honorable Cheryl Grieb
Chair, Osceola County Board of Commissioners
1 Courthouse Square, Suite 4700
Kissimmee, FL 34741

IN REPLY REFER TO:
Case No.: 20-04-1554R
Community Name: Osceola County, FL
Community No.: 120189

Dear Chair Grieb:

We are providing our comments with the enclosed Conditional Letter of Map Revision (CLOMR) on a proposed project within your community that, if constructed as proposed, could revise the effective Flood Insurance Study (FIS) Report, and Flood Insurance Rate Map (FIRM) for your community.

If you have any questions regarding the floodplain management regulations for your community, the National Flood Insurance Program (NFIP) in general, or technical questions regarding this CLOMR, please contact the Director, Mitigation Division of the Federal Emergency Management Agency (FEMA) Regional Office in Atlanta, Georgia, at (770) 220-5406, or the FEMA Map Information eXchange (FMIX) toll free at 1-877-336-2627 (1-877-FEMA MAP). Additional information about the NFIP is available on our website at https://www.fema.gov/national-flood-insurance-program.

Sincerely,

Patrick “Rick” F. Sacibbit, P.E., Branch Chief
Engineering Services Branch
Federal Insurance and Mitigation Administration

Enclosure:
Conditional Letter of Map Revision Comment Document

cc: Mr. Carlos Castro, E.I., CFM
Floodplain Administrator
Osceola County

Mr. Keith Crowe
Deerfield Land Corporation

Mr. Abdul Alkalidy, P.E.
Harris Civil Engineers, LLC

Mr. Timothy McCormick, P.E.
Harris Civil Engineers, LLC
# Conditional Letter of Map Revision Comment Document

## Community Information

<table>
<thead>
<tr>
<th>Community</th>
<th>Osceola County, Florida (Unincorporated Areas)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Community No.:</td>
<td>120189</td>
</tr>
</tbody>
</table>

## Proposed Project Description

<table>
<thead>
<tr>
<th>Detention Basin Description</th>
<th>Fill Culvert</th>
</tr>
</thead>
</table>

## Basis of Conditional Request

<table>
<thead>
<tr>
<th>Hydrologic Analysis</th>
<th>Hydraulic Analysis</th>
<th>Updated Topographic Data</th>
</tr>
</thead>
</table>

## Affected Map Panel

- **Type:** FIRM
- **No.:** 12097C0060G
- **Date:** June 18, 2013
- **Source:** Google Earth
- **Datum:** NAD 83

## Flooding Source and Reach Description

Pond 901 - area centered approximately 700 feet northwest of the intersection of East Osceola Parkway and Railroad

## Proposed Project Description

<table>
<thead>
<tr>
<th>Flooding Source</th>
<th>Proposed Project</th>
<th>Location of Proposed Project</th>
</tr>
</thead>
<tbody>
<tr>
<td>Pond 901</td>
<td>New Detention Basin</td>
<td>Area centered approximately 700 feet northwest of the intersection of East Osceola Parkway and Railroad</td>
</tr>
</tbody>
</table>

## Summary of Impacts to Flood Hazard Data

<table>
<thead>
<tr>
<th>Flooding Source</th>
<th>Effective Flooding</th>
<th>Proposed Flooding</th>
<th>Increases</th>
<th>Decreases</th>
</tr>
</thead>
<tbody>
<tr>
<td>Pond 901</td>
<td>Zone X (unshaded)</td>
<td>Zone AE</td>
<td>YES</td>
<td>NONE</td>
</tr>
<tr>
<td></td>
<td>No BFEs*</td>
<td>BFEs</td>
<td>YES</td>
<td>NONE</td>
</tr>
</tbody>
</table>

* BFEs - Base (1-percent-annual-chance) Flood Elevations

## Comment

This document provides the Federal Emergency Management Agency’s (FEMA’s) comment regarding a request for a CLOMR for the project described above. This document is not a final determination; it only provides our comment on the proposed project in relation to the flood hazard information shown on the effective National Flood Insurance Program (NFIP) map. We reviewed the submitted data and the data used to prepare the effective flood hazard information for your community and determined that the proposed project meets the minimum floodplain management criteria of the NFIP. Your community is responsible for approving all floodplain development and for ensuring that all permits required by Federal or State/Commonwealth law have been received. State/Commonwealth, county, and community officials, based on their knowledge of local conditions and in the interest of safety, may set higher standards for construction in the Special Flood Hazard Area (SFHA), the area subject to inundation by the base flood. If the State/Commonwealth, county, or community has adopted more restrictive or comprehensive floodplain management criteria, these criteria take precedence over the minimum NFIP criteria.

This comment is based on the flood data presently available. If you have any questions about this document, please contact the FEMA Map Information eXchange (FMX) toll free at 1-877-338-2627 (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 the FEMA website at https://www.fema.gov/national-flood-insurance-program.

Patrick “Rick” F. Sacchiti, P.E., Branch Chief
Engineering Services Branch
Federal Insurance and Mitigation Administration
Federal Emergency Management Agency
Washington, D.C. 20572

CONDITIONAL LETTER OF MAP REVISION
COMMENT DOCUMENT (CONTINUED)

COMMUNITY INFORMATION (CONTINUED)

ADDITIONAL FLOODING SOURCES AFFECTED BY THIS CONDITIONAL REQUEST

FLOODING SOURCE AND REACH DESCRIPTION

Unnamed Wetland – area centered approximately 560 feet northwest of the intersection of East Osceola Parkway and Railroad

PROPOSED PROJECT DESCRIPTION

<table>
<thead>
<tr>
<th>Flooding Source</th>
<th>Proposed Project</th>
<th>Location of Proposed Project</th>
</tr>
</thead>
<tbody>
<tr>
<td>Unnamed Wetland</td>
<td>Fill Placement</td>
<td>Area centered approximately 560 feet northwest of the intersection of East Osceola Parkway and Railroad</td>
</tr>
<tr>
<td></td>
<td>New Culvert</td>
<td>Area centered approximately 560 feet northwest of the intersection of East Osceola Parkway and Railroad</td>
</tr>
</tbody>
</table>

SUMMARY OF IMPACTS TO FLOOD HAZARD DATA

<table>
<thead>
<tr>
<th>Flooding Source</th>
<th>Effective Flooding</th>
<th>Proposed Flooding</th>
<th>Increases</th>
<th>Decreases</th>
</tr>
</thead>
<tbody>
<tr>
<td>Unnamed Wetland</td>
<td>Zone A</td>
<td>Zone A</td>
<td>YES</td>
<td>YES</td>
</tr>
</tbody>
</table>

*BFEs - Base (1-percent-annual-chance) Flood Elevations

This comment is based on the flood data presently available. If you have any questions about this document, please contact the FEMA Map Information eXchange (FMIX) toll free at 1-877-396-2627 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 3601 Eisenhower Avenue, Suite 500, Alexandria, VA 22304-5426. Additional information about the NFIP is available on the FEMA website at https://www.fema.gov/national-flood-insurance-program.

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

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CONDITIONAL LETTER OF MAP REVISION
COMMENT DOCUMENT (CONTINUED)

COMMUNITY INFORMATION

To determine the changes in flood hazards that will be caused by the proposed project, we compared the hydraulic modeling reflecting the proposed project (referred to as the proposed conditions model) to the hydraulic modeling reflecting the existing conditions.

The table below shows the changes in the base flood water-surface elevations (WSELS).

<table>
<thead>
<tr>
<th>Flooding Source: Pond 901</th>
<th>Base Flood WSEL Change (feet)</th>
<th>Location of maximum change</th>
</tr>
</thead>
<tbody>
<tr>
<td>Proposed vs. Existing</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Maximum increase</td>
<td>None</td>
<td>Not applicable</td>
</tr>
<tr>
<td>Maximum decrease</td>
<td>None</td>
<td>Not applicable</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>Flooding Source: Unnamed Wetland</th>
<th>Base Flood WSEL Change (feet)</th>
<th>Location of maximum change</th>
</tr>
</thead>
<tbody>
<tr>
<td>Proposed vs. Existing</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Maximum increase</td>
<td>0.4</td>
<td>Area centered approximately 500 feet northwest of the intersection of East Osceola Parkway and Railroad</td>
</tr>
<tr>
<td>Maximum decrease</td>
<td>None</td>
<td>Not applicable</td>
</tr>
</tbody>
</table>

This comment is based on the flood data presently available. If you have any questions about this document, please contact the FEMA Map Information eXchange (FMIX) 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 22304-6428. Additional information about the NFIP is available on the FEMA website at https://www.fema.gov/national-flood-insurance-program.

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

20-04-1554R 104
NFIP regulations Subparagraph 60.3(b)(7) requires communities to ensure that the flood-carrying capacity within the altered or relocated portion of any watercourse is maintained. This provision is incorporated into your community's existing floodplain management ordinances; therefore, responsibility for maintenance of the altered or relocated watercourse, including any related appurtenances such as bridges, culverts, and other drainage structures, rests with your community. We may request that your community submit a description and schedule of maintenance activities necessary to ensure this requirement.
CONDITIONAL LETTER OF MAP REVISION
COMMENT DOCUMENT (CONTINUED)

COMMUNITY INFORMATION (CONTINUED)

DATA REQUIRED FOR FOLLOW-UP LOMR

Upon completion of the project, your community must submit the data listed below and request that we make a final determination on revising the effective FIRM and FIS report. If the project is built as proposed and the data below are received, a revision to the FIRM and FIS report would be warranted.

- Detailed application and certification forms must be used for requesting final revisions to the maps. Therefore, when the map revision request for the area covered by this letter is submitted, Form 1, entitled "Overview and Concurrence Form," must be included. A copy of this form may be accessed at https://www.fema.gov/media-library/assets/documents/1343.

- The detailed application and certification forms listed below may be required if as-built conditions differ from the proposed plans. If required, please submit new forms, which may be accessed at https://www.fema.gov/media-library/assets/documents/1343, or annotated copies of the previously submitted forms showing the revised information.

Form 2, entitled “Riverine Hydrology and Hydraulics Form.” Hydraulic analyses for as-built conditions of the base flood must be submitted with Form 2.

Form 3, entitled “Riverine Structures Form.”

- A certified topographic work map showing the revised and effective base floodplain boundaries. Please ensure that the revised information ties in with the current effective information at the downstream and upstream ends of the revised reach.

- An annotated copy of the FIRM, at the scale of the effective FIRM, that shows the revised base floodplain boundary delineations shown on the submitted work map and how they tie-in to the base floodplain boundary delineations shown on the current effective FIRM at the downstream and upstream ends of the revised reach.

- As-built plans, certified by a registered Professional Engineer, of all proposed project elements.

- Documentation of the individual legal notices sent to property owners who will be affected by any widening or shifting of the base floodplain and/or any BFE establishment along Unnamed Wetland and Pond 901.

This comment is based on the flood data presently available. If you have any questions about this document, please contact the FEMA Map Information eXchange (FMIX) toll free at 1-877-336-2027 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 3601 Eisenhower Avenue, Suite 500, Alexandria, VA 22304-8426. Additional information about the NFIP is available on the FEMA website at https://www.fema.gov/national-flood-insurance-program.

Patrick "Rick" F. Sachbit, P.E., Branch Chief
Engineering Services Branch
Federal Insurance and Mitigation Administration
DATA REQUIRED FOR FOLLOW-UP LOMR (continued)

• An officially adopted maintenance and operation plan for Pond 901. This plan, which may be in the form of a written statement from the community Chief Executive Officer, an ordinance, or other legislation, must describe the nature of the maintenance activities, the frequency with which they will be performed, and the title of the local community official who will be responsible for ensuring that the maintenance activities are accomplished.

• FEMA’s fee schedule for reviewing and processing requests for conditional and final modifications to published flood information and maps may be accessed at https://www.fema.gov/forms-documents-and-software/flood-map-related-fees. The fee at the time of the map revision submittal must be received before we can begin processing the request. Payment of this fee can be made through a check or money order, made payable in U.S. funds to the National Flood Insurance Program, or by credit card (Visa or MasterCard only). Please either forward the payment, along with the revision application, to the following address:

LOMC Clearinghouse
Attention: LOMR Manager
3601 Eisenhower Avenue, Suite 500
Alexandria, Virginia 22304-6426

or submit the LOMR using the Online LOMC portal at: https://hazards.fema.gov/femaportal/onlinelome/signin

After receiving appropriate documentation to show that the project has been completed, FEMA will initiate a revision to the FIRM and FIS report. Because the flood hazard information (i.e., base flood elevations, base flood depths, SFHAs, zone designations, and/or regulatory floodways) will change as a result of the project, a 90-day appeal period will be initiated for the revision, during which community officials and interested persons may appeal the revised flood hazard information based on scientific or technical data.
COMMUNITY REMINDERS

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) 220-5406

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