

# ELEVATION CERTIFICATE

Important: Follow the instructions on pages 1-9.

Copy all pages of this Elevation Certificate and all attachments for (1) community official, (2) insurance agent/company, and (3) building owner.

## SECTION A - PROPERTY INFORMATION

SECTION A - PROPERTY INFORMATION		FOR INSURANCE COMPANY USE	
A1. Building Owner's Name JOHN MARTIN			Policy Number:
A2. Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No. 459 20TH AVE.			Company NAIC Number:
City INDIAN ROCKS BEACH	State Florida	ZIP Code	

A3. Property Description (Lot and Block Numbers, Tax Parcel Number, Legal Description, etc.)  
PARCEL I.D. # 06-30-15-42174-000-0070

A4. Building Use (e.g., Residential, Non-Residential, Addition, Accessory, etc.) RESIDENTIAL

A5. Latitude/Longitude: Lat. 27.901781 Long. 82.840780 Horizontal Datum:  NAD 1927  NAD 1983

A6. Attach at least 2 photographs of the building if the Certificate is being used to obtain flood insurance.

A7. Building Diagram Number 1B

A8. For a building with a crawspace or enclosure(s):

a) Square footage of crawspace or enclosure(s) 682.00 sq ft

b) Number of permanent flood openings in the crawspace or enclosure(s) within 1.0 foot above adjacent grade 5

c) Total net area of flood openings in A8.b 632.00 sq in

d) Engineered flood openings?  Yes  No

A9. For a building with an attached garage:

a) Square footage of attached garage 0.00 sq ft

b) Number of permanent flood openings in the attached garage within 1.0 foot above adjacent grade 0

c) Total net area of flood openings in A9.b 0.00 sq in

d) Engineered flood openings?  Yes  No

## SECTION B - FLOOD INSURANCE RATE MAP (FIRM) INFORMATION

B1. NFIP Community Name & Community Number CITY OF INDIAN ROCKS BEACH 125177	B2. County Name PINELLAS	B3. State Florida
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B4. Map/Panel Number 12103C0114	B5. Suffix G	B6. FIRM Index Date 09-03-2003	B7. FIRM Panel Effective/ Revised Date 09-03-2003	B8. Flood Zone(s) AE	B9. Base Flood Elevation(s) (Zone AO, use Base Flood Depth) 10'
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B10. Indicate the source of the Base Flood Elevation (BFE) data or base flood depth entered in item B9:  
 FIS Profile  FIRM  Community Determined  Other/Source: \_\_\_\_\_

B11. Indicate elevation datum used for BFE in item B9:  NGVD 1929  NAVD 1988  Other/Source: \_\_\_\_\_

B12. Is the building located in a Coastal Barrier Resources System (CBRS) area or Otherwise Protected Area (OPA)?  Yes  No  
Designation Date: \_\_\_\_\_  CBRS  OPA

**ELEVATION CERTIFICATE**

OMB No. 1680-0008  
Expiration Date: November 30, 2018

**IMPORTANT: In these spaces, copy the corresponding information from Section A.**  
 Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.  
 459 20TH AVE. FOR INSURANCE COMPANY USE  
Policy Number:

City: INDIAN ROCKS BEACH State: Florida ZIP Code: Company NAIC Number:

**SECTION C - BUILDING ELEVATION INFORMATION (SURVEY REQUIRED)**

C1. Building elevations are based on:  Construction Drawings\*  Building Under Construction\*  Finished Construction  
 \*A new Elevation Certificate will be required when construction of the building is complete.

C2. Elevations - Zones A1-A30, AE, AH, A (with BFE), VE, V1-V30, V (with BFE), AR, ARA, ARAE, ARA1-A30, ARAH, ARAO.  
 Complete items C2 a-h below according to the building diagram specified in Item A7. In Puerto Rico only, enter meters.  
 Benchmark Utilized: SEE COMMENTS Vertical Datum: NAVD 1988

Indicate elevation datum used for the elevations in items a) through h) below.

NGVD 1929  NAVD 1988  Other/Source: \_\_\_\_\_

Datum used for building elevations must be the same as that used for the BFE.

Check the measurement used.

- |  |       |  |                                 |
|--|-------|--|---------------------------------|
| a) Top of bottom floor (including basement, crawlspace, or enclosure floor)  | 5.39  | <input checked="" type="checkbox"/> feet | <input type="checkbox"/> meters |
| b) Top of the next higher floor  | 12.26 | <input checked="" type="checkbox"/> feet | <input type="checkbox"/> meters |
| c) Bottom of the lowest horizontal structural member (V Zones only)  | N/A   | <input type="checkbox"/> feet            | <input type="checkbox"/> meters |
| d) Attached garage (top of slab)   | N/A   | <input type="checkbox"/> feet            | <input type="checkbox"/> meters |
| e) Lowest elevation of machinery or equipment servicing the building (Describe type of equipment and location in Comments) | 15.53 | <input checked="" type="checkbox"/> feet | <input type="checkbox"/> meters |
| f) Lowest adjacent (finished) grade next to building (LAG)   | 5.00  | <input checked="" type="checkbox"/> feet | <input type="checkbox"/> meters |
| g) Highest adjacent (finished) grade next to building (HAG)  | 5.50  | <input checked="" type="checkbox"/> feet | <input type="checkbox"/> meters |
| h) Lowest adjacent grade at lowest elevation of deck or stairs, including structural support                               | 5.00  | <input checked="" type="checkbox"/> feet | <input type="checkbox"/> meters |

**SECTION D - SURVEYOR, ENGINEER, OR ARCHITECT CERTIFICATION**

This certification is to be signed and sealed by a land surveyor, engineer, or architect authorized by law to certify elevation information. I certify that the information on this Certificate represents my best efforts to interpret the data available. I understand that any false statement may be punishable by fine or imprisonment under 18 U.S. Code, Section 1001.

Were latitude and longitude in Section A provided by a licensed land surveyor?  Yes  No  Check here if attachments.

Certifier's Name: KENNETH A. LANDSEADEL License Number: 4248

Title: PSM

Company Name: CORNERSTONE SURVEYING

Address: 16844 SAGUARO LANE

City: SPRING HILL State: Florida ZIP Code: 34610

Signature:  Date: 07-23-2019 Telephone: (727) 846-1041 Ext:

Copy all pages of this Elevation Certificate and all attachments for (1) community official, (2) insurance agent/company, and (3) building owner.

Comments (including type of equipment and location, per C2(e), if applicable)  
 BENCHMARK - NAIL & DISK NEAR CENTERLINE OF 20TH AVE. ( POINT A-1 ) ELEV. = 4.33 NAVD 1988.  
 ITEM A8 - ENCLOSED AREA IS GARAGE & STORAGE.  
 ITEM C2e - ELEVATION SHOWN IS ON THE BASE OF THE A/C CONDENSER.





**ELEVATION CERTIFICATE**

**BUILDING PHOTOGRAPHS**

See Instructions for Item A6.

OMB No. 1660-0008  
Expiration Date: November 30, 2018

**IMPORTANT:** In these spaces, copy the corresponding information from Section A.  
Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.  
459 20TH AVE.

**FOR INSURANCE COMPANY USE**  
Policy Number:

City: INDIAN ROCKS BEACH State: Florida ZIP Code: Company NAIC Number:

If using the Elevation Certificate to obtain NFIP flood insurance, affix at least 2 building photographs below according to the instructions for Item A6. Identify all photographs with date taken, "Front View" and "Rear View", and, if required, "Right Side View" and "Left Side View." When applicable, photographs must show the foundation with representative examples of the flood openings or vents, as indicated in Section A6. If submitting more photographs than will fit on this page, use the Continuation Page.



Photo One

Clear Photo One

Photo One Caption FRONT RIGHT VIEW



Photo Two

Clear Photo Two

Photo Two Caption FRONT LEFT VIEW

**ELEVATION CERTIFICATE**

**BUILDING PHOTOGRAPHS**

OMB No. 1660-0008  
Expiration Date: November 30, 2019

Continuation Page

**IMPORTANT: In these spaces, copy the corresponding information from Section A.**

Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P. O. Route and Box No.  
459 20TH AVE.

**FOR INSURANCE COMPANY USE**  
Policy Number:

City INDIAN ROCKS BEACH	State Florida	ZIP Code	Company NAIC Number
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If submitting more photographs than will fit on the preceding page, affix the additional photographs below. Identify all photographs with: date taken; "Front View" and "Rear View"; and, if required, "Right Side View" and "Left Side View." When applicable, photographs must show the foundation with representative examples of the flood openings or vents, as indicated in Section A8.



Photo Three

Photo Three Caption REAR VIEW

Clear Photo Three

Photo Four

Photo Four Caption REAR RIGHT VIEW

Clear Photo Four





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# ICC-ES Evaluation Report

## ESR-3560

ICC-ES | (800) 423-6587 | (562) 699-0543 | [www.icc-es.org](http://www.icc-es.org)

Reissued 09/2018  
This report is subject to renewal 09/2019.

**DIVISION: 08 00 00—OPENINGS**

**SECTION: 08 95 43—VENTS/FOUNDATION FLOOD VENTS**

**REPORT HOLDER:**

**FLOOD FLAPS®, LLC**

**EVALUATION SUBJECT:**

**FLOOD FLAPS® AUTOMATIC FLOOD VENTS:**

**MODELS FFWF12; FFNF12; FFWF08; FFNF08; FFWF05; FFNF05**



*"2014 Recipient of Prestigious Western States Seismic Policy Council (WSSPC) Award in Excellence"*

A Subsidiary of



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ISO/IEC 17025  
Product 01000

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# ICC-ES Evaluation Report

**ESR-3560**

Reissued September 2018

This report is subject to renewal September 2019.

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**DIVISION: 08 00 00—OPENINGS**

**Section: 08 95 43—Vents/Foundation Flood Vents**

**REPORT HOLDER:**

**FLOOD FLAPS®, LLC**

**EVALUATION SUBJECT:**

**FLOOD FLAPS® AUTOMATIC FLOOD VENTS: MODELS FFWF12; FFNF12; FFWF08; FFNF08; FFWF05; FFNF05**

## 1.0 EVALUATION SCOPE

Compliance with the following codes:

- 2018, 2015, 2012 and 2009 *International Building Code*® (IBC)
- 2018, 2015, 2012 and 2009 *International Residential Code*® (IRC)

Properties evaluated:

- Physical operation
- Water flow
- Weathering

## 2.0 USES

Flood Flaps® automatic flood vents are used to provide for the equalization of hydrostatic flood forces on exterior walls. Certain models also allow natural ventilation.

## 3.0 DESCRIPTION

### 3.1 General:

Flood Flaps® automatic flood vents are engineered mechanically operated flood vents (FVs) that automatically allow flood waters to enter and exit enclosed areas. The FVs are constructed of ABS plastic which serves as the FV's housing, and a front grill that contains an anodized metal screen imbedded in polypropylene plastic. On contact with rising flood water, the grill will disengage from its secured position, allowing flood water and debris to flow through in either direction. The FVs are available in two series as described in Section 3.3.

The sealed series models contain two rubber flaps that close the FV to the passage of air when using with conditioned areas or sealed crawl spaces. In the same manner as the grill, the two rubber flaps are pushed open by water pressure, allowing water and debris to flow through the FV in either direction. See Figure 1 for an illustration of the Flood Flaps® automatic FV.

### 3.2 Engineered Opening:

The Flood Flaps® automatic FVs comply with the design principle noted in Sections 2.7.2.2 and 2.7.3 of ASCE/SEI 24-14 (2018 and 2015 IBC and IRC) [Section 2.6.2.2 of ASCE/SEI 24-05 (2012 and 2009 IBC and IRC)] for a rate of rise and fall of 5 feet per hour (0.423 mm/s). In order to comply with the engineered opening requirement of ASCE/SEI 24, Flood Flaps® automatic FVs must be installed in accordance with Section 4.0.

### 3.3 Flood Vent Series Models:

Flood Flaps® automatic FVs are available in two series with multiple models and sizes as described in Table 1. The sealed series models, designated FFWF, include two rubber flaps for the prevention of air flow. The multi-purpose series, designated FFNF, omits the rubber flaps.

### 3.4 Natural Ventilation:

Flood Flaps® automatic FV models FFNF12, FFNF08, FFNF05, and FFNF02 have metal screens with 1/4 inch by 1/4 inch (6 mm by 6 mm) openings and provide 37 square inches (0.02 m<sup>2</sup>) of net free opening to supply natural ventilation for under-floor ventilation. Flood Flaps® automatic FV models FFWF12, FFWF08, and FFWF05 have not been evaluated for use as openings for under-floor ventilation.

## 4.0 DESIGN AND INSTALLATION

Flood Flaps® automatic FVs are designed to be installed into walls of existing or new construction. Installation of the FVs must be in accordance with the manufacturer's instructions, the applicable code and this report. Flood Flaps® automatic FVs can be installed in wood, masonry and concrete walls up to a thickness of 12 inches (305 mm). In order to comply with the engineered opening design principle noted in Sections 2.7.2.2 and 2.7.3 of ASCE/SEI 24-14 (2018 and 2015 IBC and IRC) [Section 2.6.2.2 of ASCE/SEI 24-05 (2012 and 2009 IBC and IRC)], the Flood Flaps® FVs must be installed as follows:

- With a minimum of two openings on different sides of each enclosed area.
- With a minimum of one FV for every 220 square feet (20 m<sup>2</sup>) of enclosed area.
- Below the base flood elevation.
- With the bottom of the FV located a maximum of 12 inches (305 mm) above grade.

## 5.0 CONDITIONS OF USE

The Flood Flaps® automatic flood vents described in this report comply with, or are suitable alternatives to what is



specified in those codes listed in Section 1.0 of this report, subject to the following conditions:

7.2 The report holder's contact information is the following:

5.1 The Flood Flaps® automatic FVs must be installed in accordance with this report, the applicable code and the manufacturer's installation instructions. In the event of a conflict, the instructions in this report govern.

**FLOOD FLAPS®, LLC**  
 POST OFFICE BOX 1003  
 ISLE OF PALMS, SOUTH CAROLINA 29451  
 (843) 881-0190  
[www.floodflaps.com](http://www.floodflaps.com)  
[info@floodflaps.com](mailto:info@floodflaps.com)

5.2 The Flood Flaps® automatic FVs must not be used in place of "breakaway walls" in coastal high hazard areas, but are permitted for use in conjunction with breakaway walls in other areas.

**6.0 EVIDENCE SUBMITTED**

Data in accordance with the ICC-ES Acceptance Criteria for Mechanically Operated Flood Vents (AC364), dated August 2015 (editorially revised October 2017).

**7.0 IDENTIFICATION**

7.1 The Flood Flaps® models recognized in this report are identified by a label bearing the manufacturer's name, the model number, and the evaluation report number (ESR-3560).

TABLE 1—FLOOD FLAP AUTOMATIC FLOOD VENT MODEL SIZES

MODEL NUMBER	MODEL DESIGNATION	ROUGH OPENING (Width X Height) (inches)	VENT SIZE (W X H X D) (inches)	ENCLOSED AREA COVERAGE (ft <sup>2</sup> )	NET FREE AREA OPENING <sup>1</sup> (in <sup>2</sup> )
FFWF12	Sealed Series	16 x 8	15 <sup>5</sup> / <sub>8</sub> X 7 <sup>1</sup> / <sub>4</sub> X 12	220	NA
FFNF12	Multi-Purpose	16 x 8	15 <sup>5</sup> / <sub>8</sub> X 7 <sup>1</sup> / <sub>4</sub> X 12	220	37
FFWF08	Sealed Series	16 x 8	15 <sup>5</sup> / <sub>8</sub> X 7 <sup>1</sup> / <sub>4</sub> X 8	220	NA
FFNF08	Multi-Purpose	16 x 8	15 <sup>5</sup> / <sub>8</sub> X 7 <sup>1</sup> / <sub>4</sub> X 8	220	37
FFWF05	Sealed Series	16 x 8	15 <sup>5</sup> / <sub>8</sub> X 7 <sup>1</sup> / <sub>4</sub> X 5	220	NA
FFNF05	Multi-Purpose	16 x 8	15 <sup>5</sup> / <sub>8</sub> X 7 <sup>1</sup> / <sub>4</sub> X 5	220	37

For SI: 1 inch = 25.4 mm; 1 ft<sup>2</sup> = 0.093 m<sup>2</sup>

<sup>1</sup>For under-floor ventilation only.

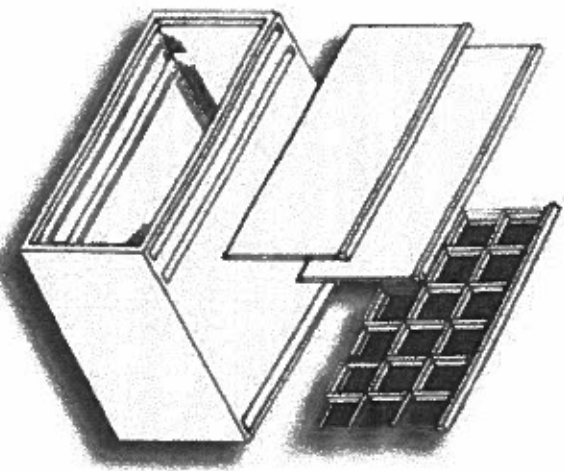
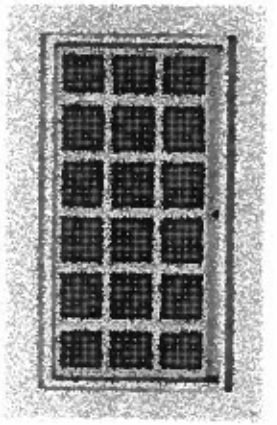
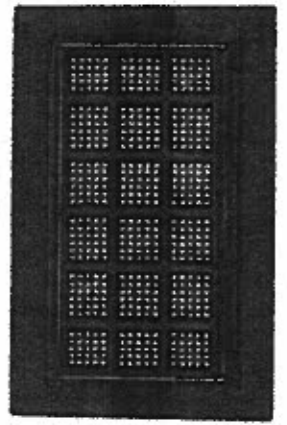


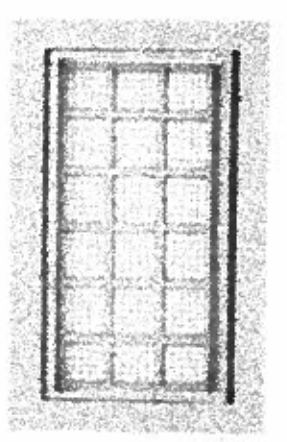
FIGURE 1—FLOOD FLAPS® AUTOMATIC FLOOD VENT



**FFWF12**

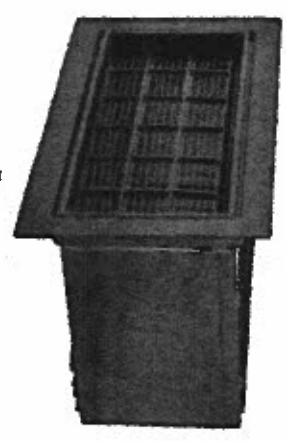


**FFNF08**



**FFNF05**

**FIGURE 2—FLOOD FLAPS® AUTOMATIC FLOOD VENT SERIES MODELS**



**12" DEPTH**



**8" DEPTH**



**5" DEPTH**

**FIGURE 3—FLOOD FLAPS® AUTOMATIC FLOOD VENTS MULTIPLE DEPTH OFFERINGS**



**ICC-ES Evaluation Report****ESR-3560 FBC Supplement**

Reissued September 2018

*This report is subject to renewal September 2019.***www.icc-es.org | (800) 423-6567 | (562) 699-0543    A Subsidiary of the International Code Council®****DIVISION: 08 00 00—OPENINGS****Section: 08 95 43—Venturi/Foundation Flood Vents****REPORT HOLDER:****FLOOD FLAPS®, LLC****EVALUATION SUBJECT:****FLOOD FLAPS® AUTOMATIC FLOOD VENTS: MODELS FFWF-12; FFNF-12; FFWF-08; FFNF-08; FFWF-05; FFNF-05****1.0 REPORT PURPOSE AND SCOPE****Purpose:**

The purpose of this evaluation report supplement is to indicate that Flood Flaps® automatic flood vents, recognized in ICC-ES master evaluation report ESR-3560, have also been evaluated for compliance with the codes noted below.

**Applicable code editions:**

- 2017 Florida Building Code—Building
- 2017 Florida Building Code—Residential

**2.0 CONCLUSIONS**

The Flood Flaps flood vents, described in Sections 2.0 through 7.0 of the master evaluation report ESR-3560, comply with the Florida Building Code—Building and the Florida Building Code—Residential, provided the design and installation are in accordance with the 2015 International Building Code® provisions noted in the master report.

Use of the Flood Flaps flood vents has also been found to be in compliance with the High-Velocity Hurricane Zone provisions of the Florida Building Code—Building and the Florida Building Code—Residential.

For products falling under Florida Rule 9N-3, verification that the report holder's quality-assurance program is audited by a quality-assurance entity approved by the Florida Building Commission for the type of inspections being conducted is the responsibility of an approved validation entity (or the code official, when the report holder does not possess an approval by the Commission).

This supplement expires concurrently with the master report, reissued September 2018.

**CORNERSTONE SURVEYING AND LAND PLANNING INC.**

16844 SAGUARO LANE SPRING HILL, FLORIDA 34610  
 KENNETH A. LANDSEADEL  
 PROFESSIONAL SURVEYOR AND MAPPER:

CERTIFICATE OF AUTHORIZATION NUMBER LB 4686

CERTIFIED TO:  
**BARONIAL BUILDERS**

DATE	REVISIONS	F.B.	224	PAGE	07
		WORK ORDER NO.	17104		
		MAP NO.	10815		
		SURVEY DATE:	7/5/2017		

UNLESS OTHERWISE STATED, THE PROPERTY DESCRIPTION SHOWN HEREON WAS PROVIDED BY THE CLIENT OR THEIR AGENTS. THIS SURVEY WAS PREPARED ACCORDING TO SAID DESCRIPTION AND PERFORMED WITHOUT THE BENEFIT OF A TITLE SEARCH. THERE MAY BE ADDITIONAL EASEMENTS AND RESTRICTIONS NOT SHOWN ON THIS SURVEY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.  
 UNDERGROUND IMPROVEMENTS, INCLUDING BUILDING FOUNDATIONS HAVE NOT BEEN LOCATED EXCEPT AS SHOWN HEREON.  
 ADDITIONS OR DELETIONS TO THIS MAP BY OTHERS THAN THE SIGNING PARTY IS PROHIBITED WITHOUT THE WRITTEN CONSENT OF THE SIGNING PARTY

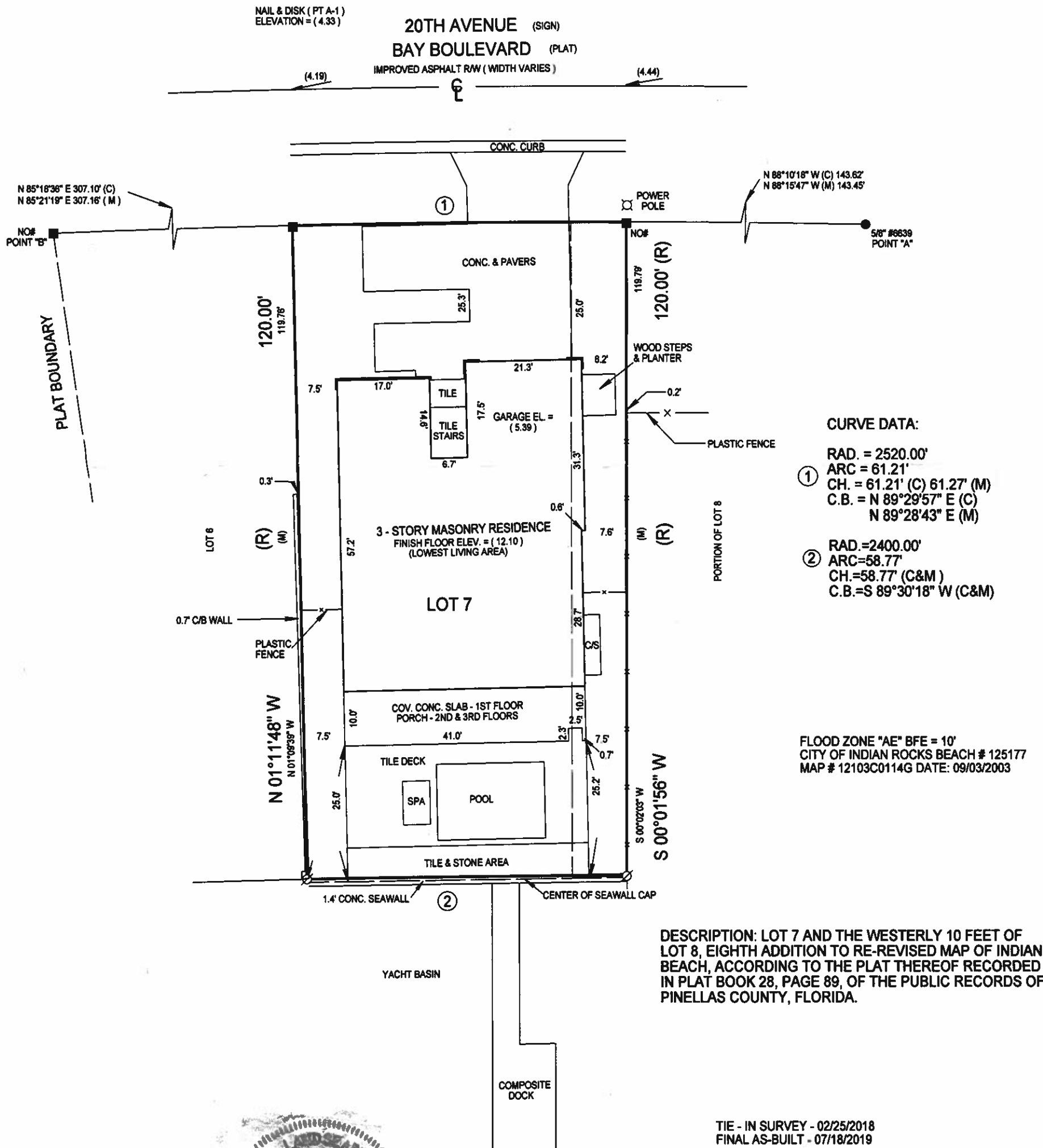
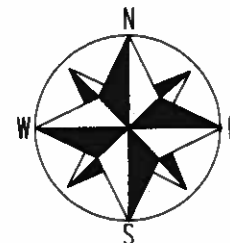
**ABBREVIATIONS**

(R) -RECORDED	C/B -CONCRETE BLOCK	EL -ELEVATION
(M) -MEASURED	C/S -CONC. SLAB	TYP. -TYPICAL
(C) -CALCULATED	RES. -RESIDENCE	COL. -COLUMN
P.B. -PLAT BOOK	STY. -STORY	P.C. -POINT OF CURVATURE
PG. -PAGE	COV. -COVERED	R/W -RIGHT-OF-WAY
SEC. -SECTION	RAD. -RADIUS	
TWP. -TOWNSHIP	CH. -CHORD	
RNG. -RANGE	C.B. -CHORD BEARING	

**LEGEND**

- -FOUND CONCRETE MONUMENT
- -FOUND IRON ROD
- -FOUND IRON PIPE
- -SET 1/2" IRON ROD (COR 4686)
- ▲ -SET WOODEN HUB AND TACK
- -SET WOODEN LATH
- -FOUND NAIL
- (#) -INDICATES ELEVATION REFERENCED TO N.A.V.D. 1988

SCALE: 1" = 20.0'



**DESCRIPTION: LOT 7 AND THE WESTERLY 10 FEET OF LOT 8, EIGHTH ADDITION TO RE-REVISED MAP OF INDIAN BEACH, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 28, PAGE 89, OF THE PUBLIC RECORDS OF PINELLAS COUNTY, FLORIDA.**

TIE - IN SURVEY - 02/25/2018  
 FINAL AS-BUILT - 07/18/2019

BEARING BASIS ESTABLISHED FOR THIS SURVEY IS BETWEEN FIELD MEASURED POINTS "A" AND "B" (SEE SURVEY). BEARING ASSUMED TO BE S 01°05'38" W (M) 511.23' (M).

SEC. 6 TWP. 30 SOUTH RNG. 15 EAST

TYPE OF SURVEY :  
 BOUNDARY / ELEVATION

**KENNETH A. LANDSEADEL P.S.M. #42298**  
 NOT VALID WITHOUT THE SIGNATURE AND RAISED SEAL OF A FLORIDA LICENSED SURVEYOR & MAPPER.