

Per Plat (GCMR)

20' Front B.L.

15' Front U.E. & D.E.

50' Rear D.E.

20' Rear Maintenance

& Access Esmt. 10' Rear B.L.

5' Side B.L.

Per 2014034769 (OPRGCTx)

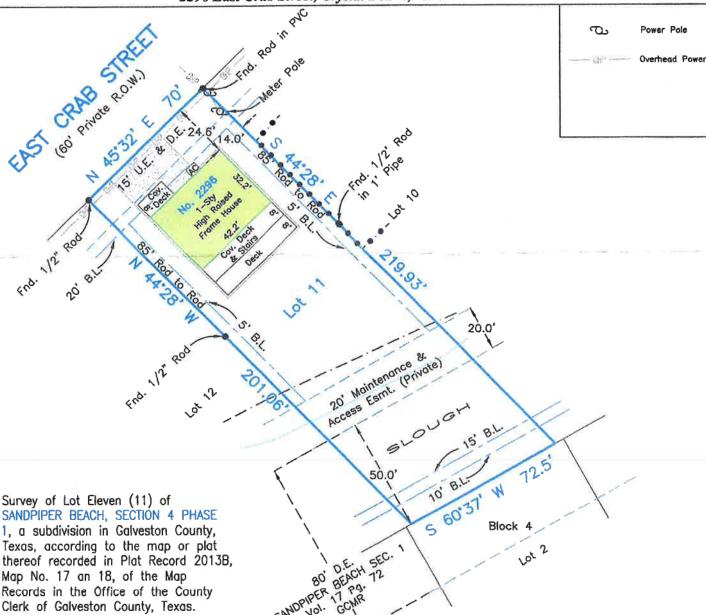
15' Rear B.L. 5' Side B.L.

B.L. = Building Line U.E. = Utility Esmt. D.E. = Drainage Esmt. Boundary Line
Building Line
Building Line
(Esmts)
High Bank
Water's Edge

Concrete

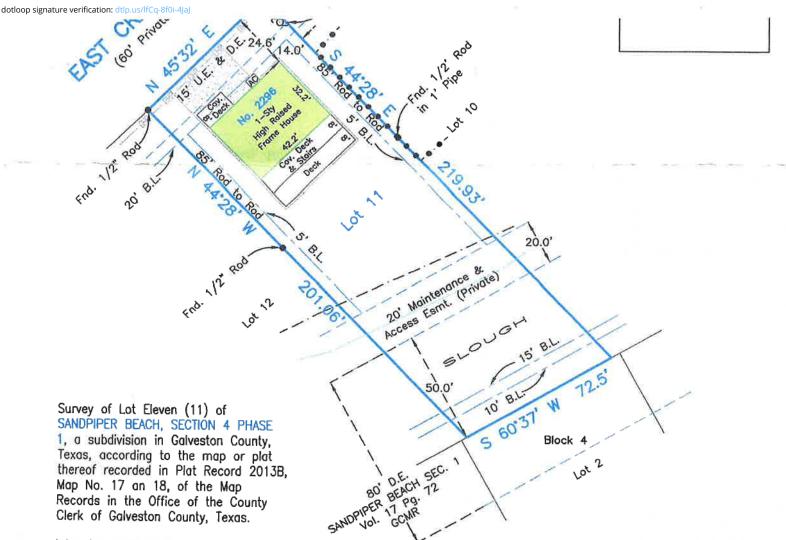


2296 East Crab Street, Crystal Beach, TX 77650



I hereby certify that on the below date, the herein described property, together with improvements located thereon, was surveyed on the ground and under my direction, and that this map, together with dimensions as shown hereon, accurately represents the facts as found on the ground this date.

Brutoline Brene Addison



Clerk of Galveston County, Texas.

I hereby certify that on the below date, the herein described property, together with improvements located thereon, was surveyed on the ground and under my direction, and that this map, together with dimensions as shown hereon, accurately represents the facts as found on the ground this date.

Dustin Mahorney

dotloop verified 10/08/21 11:15 AM CDT OSRD-UXUG-XLON-HZPW

ne Addison Registered Professional Land Surveyor No. 6598



SURVEY DATE September 29, 2016 FILE No. 6278-1000-0011-000 DRAFTING ms JOB No. 16-0867



COASTAL SURVEYING OF TEXAS, INC. P.O. BOX 2742 (mailing) ph (409) 684-6400 CRYSTAL BEACH, TX 77650 fx (409) 684-6112

975 LAZY LANE WEST, CRYSTAL BEACH Firm Registration Certificate No. 10026601 SURVEYGALVESTON.COM

- 1) Bearings based on Monumentation of South R.O.W. line of East Crab Street.
- 2) This property does lie within the 100 Year Flood Plain as established by the Federal Emergency Management Agency.
- 3) This property is subject to any restrictions of record and may be subject to setbacks from power lines as established by OSHA (call your power company).

Surveyed without the benefit of a Title Report.

29234

U.S. DEPARTMENT OF HOMELAND SECURITY FEDERAL EMERGENCY MANAGEMENT AGENCY

National Flood Insurance Program ELEVATION CERTIFICATE

ELEVATION CERTIFICATE

IMPORTANT: FOLLOW THE INSTRUCTIONS ON PAGES 8-15

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	FOR INSURANCE COMPANY USE			
A1. Building Owner's Name CST Job# 16-0867 GCAD Long Acct No: 6278-1000-0011-000	Policy Number:			
A2. Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.	Company NAIC Number:			
2296 East Crab Street				
City Crystal Beach State TX	Zip Code 77650			
A3. Property Description (Lot and Block Numbers, Tax Parcel Number, Legal Description, etc)			
Lot 11, SANDPIPER BEACH SECTION 4 PHASE 1				
A4. Building Use (e.g., Residential, Non-Residential, Addition, Accessory, etc.) RESIDENT	IAL .			
A5. Latitude/Longitude: Lat. 29°27'39.4" Long. 94°37'10.5" Horizontal Datum: A6. Attach at least 2 photographs of the building if the Certificate is being used to obtain flood	○ NAD 1927			
	ng with an attached garage:			
a) Square footage of crawlspace or enclosure(s) 465 sq ft a) Square footage	ge of attached garage NA sq ft			
	ermanent flood openings ed garage within 1.0 foot			
above adjacent grade 4 above adjace				
c) Total net area of flood openings in A8.b 1000 sq in c) Total net are	a of flood openings in A9.b NA sg in			
d) Engineered flood openings? Yes No				
SECTION B - FLOOD INSURANCE RATE MAP (FIRM) IN				
B1. NFIP Community Name & Community Number B2. County Name	B3. State			
	ESTON TEXAS			
B4. Map/Panel Number B5. Suffix B6. FIRM Index Date B7. FIRM Panel Effective/ B8. Revised Date	Flood Zone(s) B9. Base Flood Elevation(s) (Zone AO, use base flood depth			
485470 0128 E Apr 8, 1971 Jul 5, 1993	A15 15'			
310. Indicate the source of the Base Flood Elevation (BFE) data or base flood depth entered in				
☐ FIS Profile FIRM ☐ Community Determined ☐ Other/Source:				
811. Indicate elevation datum used for BFE in Item B9: CNGVD 1929 VNAVD 1988 C	Other/Source:			
B12. Is the building located in a Coastal Barrier Resources System (CBRS) area or Otherwise				
Designation Date: CBRS COPA	Total Control (Control Control			
SECTION C - BUILDING ELEVATION INFORMATION (SUR)	EY REQUIRED)			
21. Building elevations are based on: Construction Drawings* Building Under Cons	truction*			
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, AR/A, AR/AE, AR/A1-A30, AR/AH, AR/AO. Complete Items C2.a-h below according to the building diagram specified in Item A7. In Puerto Rico only, enter meters.				
Benchmark Utilized: HGCSD 64 Vertical Datum: NAVD 88				
Indicate elevation datum used for the elevations in items a) through h) below. C NGVD 1929 V 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) 8	9 feet C meters			
o) Top of the next higher floor 22	7 d feet C meters			
c) Bottom of the lowest horizontal structural member (V Zones only)	feet C meters			
d) Attached garage (top of slab) NA .				
Lowest elevation of machinery or equipment servicing the building (Describe type of equipment and location in Comments)	5 Ø feet C meters			
) Lowest adjacent (finished) grade next to building (LAG) 8	1 feet (meters			
Highest adjacent (finished) grade next to building (HAG) 8	3 Ø feet C meters			
Lowest adjacent grade at lowest elevation of deck or stairs, including structural support	6 Ø feet C meters			
Date: Sep 28, 2016 CST Job# 16-0867				

ELEVATION CERTIFICATE, page 2

OMB Control Number: 1660-0008 Expiration: 11/30/2018

IMPORTANT: In these spaces, copy the corr	esponding information	from Section A.	FOR INSURANCE COMPANY USE
Building Street Address (including Apt., Unit, Si			
2296 East Crab Street			Policy Number:
City	State	Zip Code	Company NAIC
Crystal Beach	TX	77650	Number:
		R, OR ARCHITECT CERTII	
This certification is to be signed and sealed by a that the information on this Certificate represents			*
punishable by fine or imprisonment under 18 U.S.	•	pret the data available. I dist	derstand that any laise statement may be
Check here if attachments.	Were latitude and longitude in Section A provided by a licensed land surveyor? Yes C No		TE OF IST
Certifier's Name	Lice	nse Number	G. de A Ro. To
Brene Addison brene@surveyg	alveston.com	6598	A
Title	Company Name		BRENE ADDISON
Registered Professional Land Surveyor		ing of Texas, Inc.	6598 7
Address	City	State Zip Code	1 Ession
975 Lazy Lane West - PO Box 2742	Crystal Beach	TX 77650	SURV
Signature	Date Sep 28, 2016	Telephone (409) 684-6400	A A A
Copy all pages of this Elevation Certificate for (1) community official, (2)	insurance agent/company,	and (3) building owner.
Comments (including type of equipment and loc	ation, per C2(e), if appli	cable)	
A5: Lat. and Long. derived from Coastal S C2e: REFERS TO THE TOP OF AN AIR O			centroid of parcel.
	JONE TONE TO BE OF		
Signature Butturn			# 16-0867 Date Sep 28, 2016
SECTION E - BUILDING ELEVATION INF			
For Zones AO and A (without BFE), complete Its Sections A, B, and C. For Items E1-E4, use nati	ural grade, if available. (Check the measurement use	d. In Puerto Rico only, enter meters.
E1. Provide elevation information for the following highest adjacent grade (HAG) and the lower than the lower than the lower highest adjacent grade (HAG) and the lower highest grade (HAG) and the lower high grade (r the elevation is above or below the
a) Top of bottom floor (including basement, or enclosure) is	crawlspace,	Cfeet Cme	ters above or below the HAG.
b) Top of bottom floor (including basement, or enclosure) is	crawlspace,	Cfeet C me	ters above or below the LAG.
E2. For Building Diagrams 6-9 with permanent t	lood openings provided	in Section A Items 8 and/or	9 (see page 8 of Instructions), the next
higher floor (elevation C2.b in the diagrams) of t		· Cfeet C me	
E3. Attached garage (top of slab) is		(feet (me	ters above or below the HAG.
E4. Top of platform of machinery and /or equipm servicing the building is	nent	. Cfeet Cme	
	wallahla is the tax of the		
E5. Zone AO only: If no flood depth number is a management ordinance? Yes No			
SECTION F - PROPE	RTY OWNER (OR OW	NER'S REPRESENTATIVE	CERTIFICATION
The property owner or owner's authorized reprocommunity-issued BFE) or Zone AO must sign			
Property Owner or Owner's Authorized Repres	sentative's Name		
Address	City	State	ZIP Code
Signature	Date	Telephone	
Comments			
Commonto			
			Check here if attachments.

BUILDING PHOTOGRAPHS

ELEVATION CERTIFICATE, page 4

See instructions for Item A6.

OMB Control Number: 1660-0008 Expiration: 11/30/2018

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. 2296 East Crab Street			FOR INSURANCE COMPANY USE Policy Number:
Crystal Beach	TX	77650	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 A8. If submitting more photographs than will fit on this page, use the Continuation Page.

Picture Taken: 09-28-2016



Picture Taken: 09-28-2016



BUILDING PHOTOGRAPHS

ELEVATION CERTIFICATE, page 5

Continuation Page

OMB Control Number: 1660-0008 Expiration: 11/30/2018

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. 2296 East Crab Street			FOR INSURANCE COMPANY USE Policy Number:
Crystal Beach	TX	77650	Number:

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.

Picture Taken: 09-28-2016



Picture Taken: 09-28-2016

