



February 21, 2020

Pikes Peak Regional Building Department
2880 International Circle
Colorado Springs, Colorado 80910

Attn: Keith Curtis, PE, LEED AP, CFM
Floodplain Administrator

Re: *Mountains Edge (EPC File No. SF201) - Floodplain Certification Letter*
MVE Project No. 61097

Dear Mr. Curtis:

The Floodplain Certification Statement below concerns the proposed Mountains Edge subdivision plat (SF201) located on the east side of McClelland Road, north of Scott Road and south of US Highway 24. No portion of the proposed subdivision site is located within a FEMA designated Special Flood Hazard Area as denoted on the Flood Insurance Rate Map (FIRM), map number 08041C0375G, effective December 7, 2018. Zone A Special Flood Hazard Area is located within 300 feet of the easterly boundary of the site. A portion The FIRM with the site delineated is attached for reference.

In support of the Certification statement below, I made a field visit to the subject property to study the limits of the FEMA-mapped Zone A hazard area located within 300 feet of the property. Also, the Geology and Soils Study, prepared for this site by Kumar and Associates, dated November 14, 2008 was reviewed. The no-build areas recommended by the study as delineated on the Geologic Hazards Map (attached) are observed in the subdivision platting proposal. The following Floodplain Certification statement, in accordance with FLOODPLAIN CODE RBC313.18.5, relating to proposed Mountains Edge subdivision is hereby submitted for record:

“Based on field verified characteristics of the property, the property is reasonably safe from flooding and to the best of my knowledge if the 100-year floodplain were studied it would not enter the property in question.”

Very truly yours,

M.V.E., Inc.



David R. Gorman, P.E.
DRG:cwg

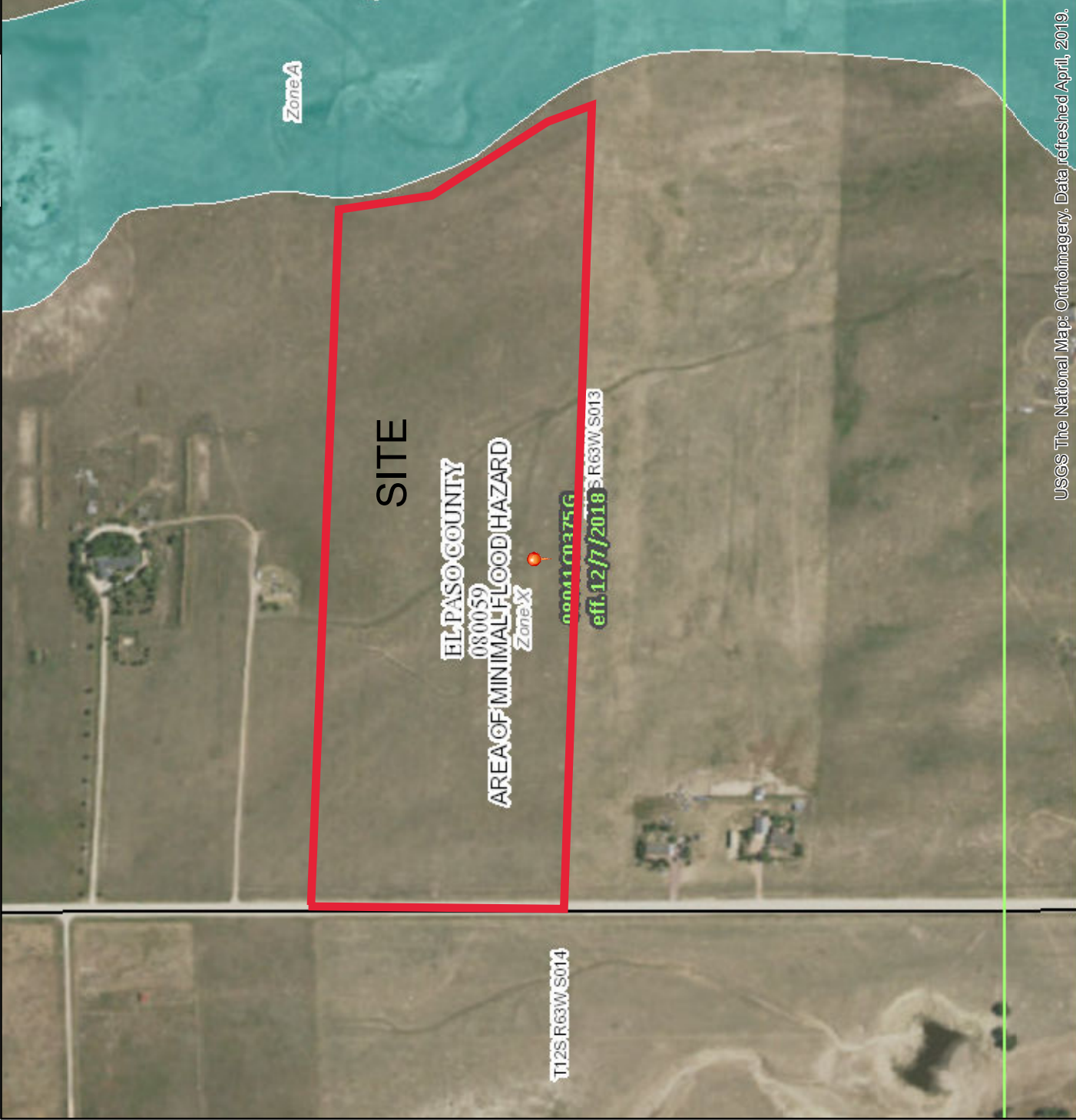
Z:\61097\Documents\Correspondance\61097 Floodplain Letter.odt
Enc.

Engineers • Surveyors
1903 Lelaray Street, Suite 200 • Colorado Springs, CO 80909 • Phone 719-635-5736
Fax 719-635-5450 • e-mail mve@mvecivil.com

National Flood Hazard Layer FIRMette



39°0'26.03"N



USGS The National Map: Orthoimagery, Data refreshed April, 2019.

38°59'58.07"N

Feet 1:6,000

Legend

SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT

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*
- Area with Flood Risk due to Levee *Zone D*

OTHER AREAS OF FLOOD HAZARD

- NO SCREEN
- Effective LOMR
- Area of Minimal Flood Hazard *Zone X*
- Area of Undetermined Flood Hazard *Zone D*

OTHER AREAS

- Channel, Culvert, or Storm Sewer
- Levee, Dike, or Floodwall

GENERAL STRUCTURES

- 20.2 Cross Sections with 1% Annual Chance Water Surface Elevation
- 17.5 Coastal Transect
- 513 Base Flood Elevation Line (BFE)
- Limit of Study
- Jurisdiction Boundary
- Coastal Transect Baseline
- Profile Baseline
- Hydrographic Feature

OTHER FEATURES

- Digital Data Available
- No Digital Data Available
- Unmapped

MAP PANELS

The pin displayed on the map is an approximate point selected by the user and does not represent an authoritative property location.

This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The basemap shown complies with FEMA's basemap accuracy standards

The flood hazard information is derived directly from the authoritative NFHL web services provided by FEMA. This map was exported on 6/20/2019 at 4:30:25 PM and does not reflect changes or amendments subsequent to this date and time. The NFHL and effective information may change or become superseded by new data over time.

This map image is void if the one or more of the following map elements do not appear: basemap imagery, flood zone labels, legend, scale bar, map creation date, community identifiers, FIRM panel number, and FIRM effective date. Map images for unmapped and unmodernized areas cannot be used for regulatory purposes.

104°23'46.38"W

