# 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

<table>
<thead>
<tr>
<th>A1. Building Owner’s Name</th>
<th>ISLAND SHOPS AT WALMART</th>
</tr>
</thead>
<tbody>
<tr>
<td>A2. Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.</td>
<td>277 SEA ISLAND PARKWAY</td>
</tr>
<tr>
<td>City</td>
<td>LADY’S ISLAND</td>
</tr>
<tr>
<td>State</td>
<td>South Carolina</td>
</tr>
<tr>
<td>ZIP Code</td>
<td>29907</td>
</tr>
</tbody>
</table>

A3. Property Description (Lot and Block Numbers, Tax Parcel Number, Legal Description, etc.)

**TAX PARCEL NUMBER R123 018 000 0777 0000**

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

**NON-RESIDENTIAL**


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

A7. Building Diagram Number 1A

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

a) Square footage of crawlspace or enclosure(s) N/A sq ft

b) Number of permanent flood openings in the crawlspace or enclosure(s) within 1.0 foot above adjacent grade N/A

c) Total net area of flood openings in A8 b N/A sq in

d) Engineered flood openings?  ☑ Yes  ☐ No

A9. For a building with an attached garage:

a) Square footage of attached garage N/A sq ft

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

c) Total net area of flood openings in A9 b N/A sq in

d) Engineered flood openings?  ☐ Yes  ☑ No

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

<table>
<thead>
<tr>
<th>B1. NFIP Community Name &amp; Community Number</th>
<th>CITY OF BEAUFORT 450026</th>
</tr>
</thead>
<tbody>
<tr>
<td>B2. County Name</td>
<td>BEAUFORT</td>
</tr>
<tr>
<td>B3. State</td>
<td>South Carolina</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>B4. Map/Panel Number</th>
<th>B5. Suffix</th>
<th>B6. FIRM Index Date</th>
<th>B7. FIRM Panel Effective/Revised Date</th>
<th>B8. Flood Zone(s)</th>
<th>B9. Base Flood Elevation(s) (Zone AO, use Base Flood Depth)</th>
</tr>
</thead>
<tbody>
<tr>
<td>450025 0100</td>
<td>D</td>
<td>11/4/92</td>
<td>9/29/86</td>
<td>A9</td>
<td>13.0'</td>
</tr>
</tbody>
</table>

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

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ELEVATION CERTIFICATE

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

FOR INSURANCE COMPANY USE

Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.
277 SEA ISLAND PARKWAY

City
LADY'S ISLAND

State
South Carolina

ZIP Code
29907

Company NAIC Number

|

SECTION C – BUILDING ELEVATION INFORMATION (SURVEY REQUIRED)

C1. Building elevations are based on:
[ ] Construction Drawings*
[ ] Building Under Construction*
[ x ] Finished Construction

*A new Elevation Certificate will be required when construction of the building is complete.

Complete Items C2.a–h below according to the building diagram specified in Item A7. In Puerto Rico only, enter meters.

Benchmark Utilized: SITE
Vertical Datum: NAVD 1988

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

[ ] NGVD 1929
[ x ] NAVD 1988
[ ] Other/Source:

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

<table>
<thead>
<tr>
<th>Item</th>
<th>Description</th>
<th>Datum</th>
<th>Check the measurement used.</th>
<th>Units</th>
</tr>
</thead>
<tbody>
<tr>
<td>a)</td>
<td>Top of bottom floor (including basement, crawlspace, or enclosure floor)</td>
<td>13.23</td>
<td>feet</td>
<td>meters</td>
</tr>
<tr>
<td>b)</td>
<td>Top of the next higher floor</td>
<td>N/A</td>
<td></td>
<td></td>
</tr>
<tr>
<td>c)</td>
<td>Bottom of the lowest horizontal structural member (V Zones only)</td>
<td>N/A</td>
<td></td>
<td></td>
</tr>
<tr>
<td>d)</td>
<td>Attached garage (top of slab)</td>
<td>N/A</td>
<td></td>
<td></td>
</tr>
<tr>
<td>e)</td>
<td>Lowest elevation of machinery or equipment servicing the building (Describe type of equipment and location in Comments)</td>
<td>N/A</td>
<td></td>
<td></td>
</tr>
<tr>
<td>f)</td>
<td>Lowest adjacent (finished) grade next to building (LAG)</td>
<td>12.85</td>
<td>feet</td>
<td>meters</td>
</tr>
<tr>
<td>g)</td>
<td>Highest adjacent (finished) grade next to building (HAG)</td>
<td>13.07</td>
<td>feet</td>
<td>meters</td>
</tr>
<tr>
<td>h)</td>
<td>Lowest adjacent grade at lowest elevation of deck or stairs, including structural support</td>
<td>N/A</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

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? [ x ] Yes [ ] No [ ] Check here if attachments.

Certifier's Name
JEREMY W. REEDER

License Number
28139

Title
LAND SURVEYOR

Company Name
ATLAS SURVEYING

Address
49 BROWNS COVE ROAD, SUITE 5

City
RIDGELAND

State
South Carolina

ZIP Code
29936

Signature

Date
07-03-18

Telephone
843-645-9277

Comments (including type of equipment and location, per C2(e), if applicable)

JOB# BFT-18033. C2a. ELEVATION IS FOR FINISHED FLOOR OF BUILDING. C2e. ELEVATION IS NOT AVAILABLE, AC UNIT IS LOCATED ON TOP OF ROOF.

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ELEVATION CERTIFICATE

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. | FOR INSURANCE COMPANY USE |
| 277 SEA ISLAND PARKWAY | Policy Number. |

| City | State | ZIP Code | Company NAIC Number |
| LADY'S ISLAND | South Carolina | 29907 | |

SECTION E – BUILDING ELEVATION INFORMATION (SURVEY NOT REQUIRED) FOR ZONE AO AND ZONE A (WITHOUT BFE)

For Zones AO and A (without BFE), complete Items E1–E5. If the Certificate is intended to support a LOMA or LOMR-F request, complete Sections A, B, and C. For Items E1–E4, use natural grade, if available. Check the measurement used. In Puerto Rico only, enter meters.

E1. Provide elevation information for the following and check the appropriate boxes to show whether the elevation is above or below the highest adjacent grade (HAG) and the lowest adjacent grade (LAG).
   a) Top of bottom floor (including basement, crawlspace, or enclosure) is
   b) Top of bottom floor (including basement, crawlspace, or enclosure) is

<table>
<thead>
<tr>
<th>Feet</th>
<th>m</th>
<th>above or below the HAG.</th>
</tr>
</thead>
</table>

E2. For Building Diagrams 6–9 with permanent flood openings provided in Section A Items 8 and/or 9 (see pages 1–2 of Instructions), the next higher floor (elevation C2.b in the diagrams) of the building is

<table>
<thead>
<tr>
<th>Feet</th>
<th>m</th>
<th>above or below the HAG.</th>
</tr>
</thead>
</table>

E3. Attached garage (top of slab) is

<table>
<thead>
<tr>
<th>Feet</th>
<th>m</th>
<th>above or below the HAG.</th>
</tr>
</thead>
</table>

E4. Top of platform of machinery and/or equipment servicing the building is

<table>
<thead>
<tr>
<th>Feet</th>
<th>m</th>
<th>above or below the HAG.</th>
</tr>
</thead>
</table>

E5. Zone AO only: If no flood depth number is available, is the top of the bottom floor elevated in accordance with the community’s floodplain management ordinance?  ☐ Yes  ☐ No  ☐ Unknown. The local official must certify this information in Section G.

SECTION F – PROPERTY OWNER (OR OWNER’S REPRESENTATIVE) CERTIFICATION

The property owner or owner’s authorized representative who completes Sections A, B, and E for Zone A (without a FEMA-issued or community-issued BFE) or Zone AO must sign here. The statements in Sections A, B, and E are correct to the best of my knowledge.

Property Owner or Owner’s Authorized Representative’s Name

<table>
<thead>
<tr>
<th>Address</th>
<th>City</th>
<th>State</th>
<th>ZIP Code</th>
</tr>
</thead>
</table>

Signature

Date

Telephone

Comments

☐ Check here if attachments.
# Elevation Certificate

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

<table>
<thead>
<tr>
<th>Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.</th>
</tr>
</thead>
<tbody>
<tr>
<td>277 SEA ISLAND PARKWAY</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>City</th>
<th>State</th>
<th>ZIP Code</th>
</tr>
</thead>
<tbody>
<tr>
<td>LADY'S ISLAND</td>
<td>South Carolina</td>
<td>29907</td>
</tr>
</tbody>
</table>

<table>
<thead>
<tr>
<th>FOR INSURANCE COMPANY USE</th>
</tr>
</thead>
<tbody>
<tr>
<td>Policy Number:</td>
</tr>
<tr>
<td>Company NAIC Number:</td>
</tr>
</tbody>
</table>

## Section G – Community Information (Optional)

The local official who is authorized by law or ordinance to administer the community's floodplain management ordinance can complete Sections A, B, C (or E), and G of this Elevation Certificate. Complete the applicable item(s) and sign below. Check the measurement used in Items G8–G10. In Puerto Rico only, enter meters.

**G1.** The information in Section C was taken from other documentation that has been signed and sealed by a licensed surveyor, engineer, or architect who is authorized by law to certify elevation information. (Indicate the source and date of the elevation data in the Comments area below.)

**G2.** A community official completed Section E for a building located in Zone A (without a FEMA-issued or community-issued BFE) or Zone AO.

**G3.** The following information (Items G4–G10) is provided for community floodplain management purposes.

### G4. Permit Number  
### G5. Date Permit Issued  
### G6. Date Certificate of Compliance/Occupancy Issued

**G7.** This permit has been issued for:  
- [ ] New Construction  
- [ ] Substantial Improvement

### G8. Elevation of as-built lowest floor (including basement) of the building:  
- [ ] feet  
- [ ] meters  
Datum __________

### G9. BFE or (in Zone AO) depth of flooding at the building site:  
- [ ] feet  
- [ ] meters  
Datum __________

### G10. Community's design flood elevation:  
- [ ] feet  
- [ ] meters  
Datum __________

**Local Official's Name**

**Title**

**Community Name**

**Telephone**

**Signature**

**Date**

**Comments (including type of equipment and location, per C2(e), if applicable)**

- [ ] Check here if attachments.

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Replaces all previous editions.  
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ELEVATION CERTIFICATE

BUILDING PHOTOGRAPHS
See Instructions for Item A6.

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.
277 SEA ISLAND PARKWAY

City
LADY'S ISLAND

State
South Carolina

ZIP Code
29907

Policy Number:

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 A8. If submitting more photographs than will fit on this page, use the Continuation Page.

Photo One Caption  FRONT VIEW (6-28-18)

Photo Two Caption  REAR VIEW (6-28-18)
**ELEVATION CERTIFICATE**

**BUILDING PHOTOGRAPHS**

**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. | **FOR INSURANCE COMPANY USE** |
| 277 SEA ISLAND PARKWAY | Policy Number. |

| City | State | ZIP Code | Company NAIC Number |
| LADY'S ISLAND | South Carolina | 29907 |  |

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 A9.

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**Photo One**

**Photo One Caption**

---

**Photo Two**

**Photo Two Caption**