



# Federal Emergency Management Agency

Washington, D.C. 20472

**Exhibit "3C"**

## LETTER OF MAP AMENDMENT DETERMINATION DOCUMENT (REMOVAL)

COMMUNITY AND MAP PANEL INFORMATION		LEGAL PROPERTY DESCRIPTION
COMMUNITY	CITY OF BURLINGTON, SKAGIT COUNTY, WASHINGTON	A portion of Tract 72, Burlington Acreage Property, as described in the Statutory Warranty Deed recorded as Document No. 202305260035, in the Office of the Auditor, Skagit County, Washington  The portion of property is more particularly described by the following metes and bounds:
	COMMUNITY NO.: 530153	
AFFECTED MAP PANEL	NUMBER: 5301530001B  DATE: 1/3/1985	
FLOODING SOURCE: SKAGIT RIVER; OVERBANK FLOWPATH 1		APPROXIMATE LATITUDE & LONGITUDE OF PROPERTY: 48.465976, -122.326882 SOURCE OF LAT & LONG: LOMA LOGIC DATUM: NAD 83

### DETERMINATION

LOT	BLOCK/ SECTION	SUBDIVISION	STREET	OUTCOME WHAT IS REMOVED FROM THE SFHA	FLOOD ZONE	1% ANNUAL CHANCE FLOOD ELEVATION (NGVD 29)	LOWEST ADJACENT GRADE ELEVATION (NGVD 29)	LOWEST LOT ELEVATION (NGVD 29)
Tract 72	--	Burlington Acreage Property	South Pine Street	Portion of Property	B	--	--	31.3 feet

**Special Flood Hazard Area (SFHA)** - The SFHA is an area that would be inundated by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood).

**ADDITIONAL CONSIDERATIONS** (Please refer to the appropriate section on Attachment 1 for the additional considerations listed below.)

LEGAL PROPERTY DESCRIPTION  
PORTIONS REMAIN IN THE SFHA  
STATE LOCAL CONSIDERATIONS

This document provides the Federal Emergency Management Agency's determination regarding a request for a Letter of Map Amendment for the property described above. Using the information submitted and the effective National Flood Insurance Program (NFIP) map, we have determined that the described portion(s) of the property(ies) is/are not located in the SFHA, an area inundated by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood). This document amends the effective NFIP map to remove the subject property from the SFHA located on the effective NFIP map; therefore, the Federal mandatory flood insurance requirement does not apply. However, the lender has the option to continue the flood insurance requirement to protect its financial risk on the loan.

This determination is based on the flood data presently available. The enclosed documents provide additional information regarding this determination. If you have any questions about this document, please contact the FEMA Mapping and Insurance eXchange (FMIX) toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, LOMA Clearinghouse, 3601 Eisenhower Avenue, Suite 500, Alexandria, VA 22304-6426.

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



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**LETTER OF MAP AMENDMENT  
DETERMINATION DOCUMENT (REMOVAL)**  
ATTACHMENT 1 (ADDITIONAL CONSIDERATIONS)

**LEGAL PROPERTY DESCRIPTION (CONTINUED)**

COMMENCING at the existing monument at the center of said section being in a case at the intersection of South Anacortes Street and Gilkey Road, the elevation at the top of the rebar being 26.10 feet, NGVD 1929 datum plot; Thence N 88°24'57" W 30.00 feet along the centerline of Gilkey Road extended west; Thence N 00°48'32" E 30.00 feet to the southeast corner of Tract 72, Plat of the Burlington Acreage Property recorded under Volume 1 of Plats, Page 49, records of Skagit County; Thence N 88°24'57" W 493.52 feet along the south line thereof and the north margin of the un-opened right-of-way of Gilkey Road to a point on the east right-of-way margin of the BNSF Railway; Thence N 06°43'14" W 317.88 feet along said east margin to the POINT OF BEGINNING of the parcel herein described of which the ground surface lies above the established Base Flood Elevation of 30.9 feet, according to the City of Burlington Building Department utilizing the FEMA vertical datum of NGVD 1929; Thence continuing N 06°43'14" W 325.58 feet along said margin to a point on the north line of said Tract 72; Thence S 88°26'43" E 276.38 feet along said north line to a point above the 30.9 foot contour on the west side of Gages Slough; Thence along the west side of Gages Slough the following ten (10) courses and distances: Thence S 10°54'22" W 22.43 feet; Thence S 07°33'00" W 5.24 feet to a point of tangency with a 250.00 foot radius circular curve to the right; Thence southerly along said curve, through a central angle of 28°05'43", an arc distance of 122.59 feet to a point of tangency; Thence S 35°38'44" W 0.77 feet; Thence S 29°36'56" W 3.54 feet to a point of tangency with a 250.00 foot radius circular curve to the right; thence southwesterly along said curve, through a central angle of 35°29'43", an arc distance of 154.88 feet to a point of tangency; Thence S 65°06'39" W 1.35 feet; Thence S 56°15'41" W 58.09 feet; Thence S 45°55'21" W 27.36 feet; Thence S 16°34'50" W 17.71 feet to the POINT OF BEGINNING.

**PORTIONS OF THE PROPERTY REMAIN IN THE SFHA (This Additional Consideration applies to the preceding 1 Property.)**

Portions of this property, but not the subject of the Determination/Comment document, may remain in the Special Flood Hazard Area. Therefore, any future construction or substantial improvement on the property remains subject to Federal, State/Commonwealth, and local regulations for floodplain management.

**STATE AND LOCAL CONSIDERATIONS (This Additional Consideration applies to all properties in the LOMA DETERMINATION DOCUMENT (REMOVAL))**

Please note that this document does not override or supersede any State or local procedural or substantive provisions which may apply to floodplain management requirements associated with amendments to State or local floodplain zoning ordinances, maps, or State or local procedures adopted under the National Flood Insurance Program.

This attachment provides additional information regarding this request. If you have any questions about this attachment, please contact the FEMA Mapping and Insurance eXchange (FMIX) toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, LOMC Clearinghouse, 3601 Eisenhower Avenue, Suite 500, Alexandria, VA 22304-6426.

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