



Federal Emergency Management Agency

Washington, D.C. 20472

September 30, 2015

IN REPLY REFER TO:

The Honorable David Glass
Mayor, City of Petaluma
11 English Street
Petaluma, California 94952

Case Number: 11-09-1223V
Community: City of Petaluma, CA
Community No.: 060379
Effective Date: October 3, 2015
Revised FIRM Panel No[s]: See Map Index
REVALIDATION 2

Dear Mayor Glass:

When a new National Flood Insurance Program (NFIP) map panel becomes effective, it automatically supersedes previously issued Letter of Map Change (LOMC) actions (i.e., Letters of Map Revision-based on Fill [LOMR-Fs] and Letters of Map Amendment [LOMAs]) that have been issued on that map panel, even if they are still valid and should apply to the new NFIP map as well. Because a revised NFIP map has been prepared for your community, it is necessary for the Federal Emergency Management Agency (FEMA) to take administrative action to prevent valid LOMR-Fs and LOMAs from being superseded. Accordingly, the purpose of this letter is to revalidate the determinations for properties and/or structures in your community as described in the LOMR-Fs and LOMAs previously issued by FEMA on the dates listed below. As of the above-referenced effective date, these LOMR-Fs and LOMAs will revise the effective NFIP map for the referenced community, dated October 2, 2015, and will remain in effect until superseded by a revision to the NFIP map panel on which the property is located. Please be advised, the revalidation letter effective February 20, 2014, case number 12-09-1258V, for the City of Petaluma has been superseded. All LOMR-Fs and LOMAs from that letter have been reviewed and have been incorporated into this updated revalidation letter if appropriate. Please note all LOMR-Fs and LOMAs with effective dates after February 20, 2014, on non-revised panels for your community, will remain valid until superseded by a revision to the NFIP map panel on which the property is located, such LOMCs therefore are not included in the tables below. The FEMA case numbers, when available, property identifiers, Flood Insurance Rate Map (FIRM) Panel numbers, and current flood insurance zones of the revalidated LOMR-Fs and LOMAs are listed below.

<u>Case No.</u>	<u>Date Issued</u>	<u>Identifier</u>	<u>Map Panel No.</u>	<u>Zone</u>
199300196R09	09/30/1991	500 HOPPER STREET	06097C0982G	X
96-09-044A	11/13/1995	HARMON'S MAP OF PETALUMA, BLOCK 27, PORTION OF LOTS 2, 6, & 11-15 AND ALL OF LOTS 3-5-- 351, 355, 3	06097C0982G	X
97-09-842A	06/26/1997	TWIN CREEKS SUBDIV, PHASE I, LOTS 1-4 & 10-20, & PHASE II, LOTS 1-20	06097C0982G	Multiple
03-09-0938A	08/06/2003	OAK CREEK APTS -- 102, 106, 110, 114, 118, 122, 126, 130, 134, 150, 160, 164 & 168 GRAYLAWN AVENUE	06097C0982G	X

<u>Case No.</u>	<u>Date Issued</u>	<u>Identifier</u>	<u>Map Panel No.</u>	<u>Zone</u>
03-09-1000A	09/26/2003	LINDA DEL MAR SUBDIV NO. 1, LOT 163 -- 33 GRAYLAWN AVENUE	06097C0982G	X
07-09-0941A	05/15/2007	OLD ELM VILLAGE -- 359 WEST PAYRAN STREET	06097C0982G	X
08-09-0160A	01/24/2008	425 FIRST STREET	06097C0982G	X
09-09-0820A	02/26/2009	EAST PETALUMA, BLOCK 9, LOTS 1 AND 2 -- 300 EAST D STREET	06097C0982G	X
09-09-1108A	03/24/2009	MCNEAR LANDING, UNIT 2, LOT 46 -- 1033 WARREN DRIVE	06097C1001G	X
09-09-1854A	09/22/2009	MCNEAR LANDING, UNIT 2, LOTS 45, 47, 50-54 -- WARREN DRIVE	06097C1001G	X
13-09-1773A	05/28/2013	804 MADISON STREET	06097C0982G	X
13-09-2001A	06/04/2013	MCNEAR LANDING, LOTS 48 & 49 -- 1021 & 1025 WARREN DRIVE	06097C1001G	X
13-09-1584A	08/20/2013	265, 301, 305, 317 & 321 FIRST STREET	06097C0982G	X
14-09-1834A	02/25/2014	MADISON SQUARE UNIT NO. 2, LOT 3 -- 616 MADISON STREET	06097C0982G	X
14-09-1848A	02/27/2014	MADISON SQUARE ADDITION, UNIT NO. 2, LOT 5 -- 608 MADISON STREET	06097C0982G	X
14-09-1867A	02/27/2014	MADISON SQUARE NO. 3, SUBDIVISION B, LOT 24 -- 50 RIO VISTA WAY	06097C0982G	X
14-09-1846A	03/04/2014	MADISON SQUARE UNIT NO. 2, LOT 34 -- 22 MYRTLE COURT	06097C0982G	X
14-09-1975A	03/11/2014	MADISON SQUARE ADDITION, LOT 47 -- 3 AVERYE WAY	06097C0982G	X
14-09-2087A	03/25/2014	LINDA DEL MAR SUBDIVISION NO. 1, LOT 80 -- 64 ROCCA DRIVE	06097C0982G	X
14-09-2150A	03/25/2014	MADISON VILLAGE TOWNHOUSES, LOT 2 -- 605 MADISON STREET	06097C0982G	X
14-09-2161A	03/25/2014	LINDA DEL MAR SUBDIVISION #1, LOT 161 -- 25 GRAYLAWN AVENUE	06097C0982G	X
14-09-1644A	03/27/2014	EAST PETALUMA, BLOCK 30 -- 12 EDITH STREET	06097C0982G	X
14-09-2330A	04/03/2014	MADISON SQUARE NO. 3, SUBDIVISION C, LOT 8 - 18 PAYRAN STREET	06097C0982G	X
14-09-1847A	04/15/2014	MADISON SQUARE 3, SUB. C, LOT 9 -- 14 PAYRAN STREET	06097C0982G	X
14-09-2257A	05/13/2014	LINDA DEL MAR NO. 1, LOT 6 - - 19 ROCCA DRIVE	06097C0982G	X
14-09-4215A	08/28/2014	LINDA DEL MAR SUBDIVISION NO. 1, LOT 166 -- 89 JESS AVENUE	06097C0982G	X

<u>Case No.</u>	<u>Date Issued</u>	<u>Identifier</u>	<u>Map Panel No.</u>	<u>Zone</u>
14-09-4374A	09/11/2014	EASTON HOMESTIES SUBDIVISION NO. 2, LOT 11 -- 804 ARDEN WAY	06097C0982G	X
15-09-1485A	05/22/2015	PETALUMA RANCHO, LOT 196 -- 500 CASA GRANDE ROAD	06097C1001G	X
10-09-2225A	04/22/2010	LOT 10, BLOCK 1, MADISON SQUARE SUBDIVISION - 116 PAYRAN STREET	06097C0982G	X
11-09-1084A	02/4/2011	101 H STREET	06097C0982G	X

The letters shown below were revalidated by case number 12-09-1258V. They are revalidated automatically by this letter because they are not located on a revised FIRM panel.

<u>Case No.</u>	<u>Date Issued</u>	<u>Identifier</u>	<u>Map Panel No.</u>	<u>Zone</u>
199300169R09	11/14/1991	1408 LAUREN DRIVE	06097C0894F	X
93-09-156A	01/14/1993	1330 ROSS STREET	06097C0893F	X
93-09-558A	05/26/1993	21870 RUSSION RIVER AVENUE	06097C0893F	X
96-09-518A	04/23/1996	PETALUMA RANCHO, PORTIONS OF ALLOTMENT NOS. 308 & 315-- 2000 PETALUMA BLVD. NORTH	06097C0894F	X
96-09-257A	06/24/1996	PETALUMA RANCHO, A PORTION OF LOT 311-- 1365 INDUSTRIAL AVE	06097C0893F	X
97-09-1196A	10/23/1997	DOLLAR MOTEL, PARCEL 1, PARCEL MAP 50	06097C0893F	X
04-09-0485A	02/06/2004	200 STONY POINT ROAD -- PORTION OF PETALUMA RANCHO, T5N, R7W, M.D.B.&M. (APN: 007-422-037)	06097C0893F	X
05-09-0911X	05/05/2005	775 SOUTHPOINT BLVD	06097C0894F	X
05-09-0417A	06/03/2005	PETALUMA BUSINESS CENTER, LOT 16 -- 1201 NORTH MCDOWELL BLVD	06097C0893F	X
05-09-1062A	07/01/2005	755 SOUTH POINT BLVD	06097C0894F	X
09-09-2185A	08/04/2009	PARCELS 1 AND 2 -- 740 SOUTHPOINT BOULEVARD	06097C0894F	X
09-09-2796A	12/31/2009	LOT 14, PETALUMA BUSINESS CENTER -- 1209 N MCDOWELL BLVD.	06097C0893F	X
10-09-0702A	12/31/2009	LOT 37, WOODSIDE VILLAGE SUBDIVISION -- 1439 WOODSIDE CIRCLE	06097C0894F	X
13-09-1885A	07/02/2013	PARCEL MAP 325, PORTION OF PARCEL 2 -- 5401 OLD REDWOOD HIGHWAY	06097C0891F 06097C0893F	X

Because these revalidated LOMR-Fs and LOMAs will not be printed or distributed to primary map users, such as local insurance agents and mortgage lenders, your community will serve as a repository for these new data. We encourage you to disseminate the information reflected by this letter throughout your community so that interested persons, such as property owners, local insurance agents, and mortgage lenders, may benefit from the information.

If you feel a LOMC has been omitted from the list that should have been included, we encourage you to submit the LOMC for re-determination. When requesting a re-determination, we ask that a cover letter be sent along with a copy of the original determination letter to: LOMC Clearinghouse, 847 South Pickett Street, Alexandria, Virginia 22304-4605. Re-determinations may also be requested online at <http://www.fema.gov/online-lomc>.

This REVALIDATION 2 letter is considered legally binding, in the same manner as the original LOMC, as long as a copy of the original LOMC determination accompanies the REVALIDATION 2 letter. Copies of previously issued LOMCs, if needed, may be obtained from your community's map repository, FEMA's Map Service Center website located at <https://msc.fema.gov>, or by contacting the FEMA Map Information eXchange (FMIX), toll free, at 1-877-FEMA-MAP (1-877-336-2627).

For additional information or questions relating to LOMCs not listed on the enclosed table, or mapping in general, please contact the FMIX at the number provided above.

Sincerely,



Luis Rodriguez, P.E., Chief
Engineering Management Branch
Federal Insurance and Mitigation Administration

cc: LOMC Subscription Service Subscribers
Community Map Repository
Curt Bates, City Engineer and Floodplain Administrator