

# Emails

# Additional Costs Internally EBG

## Island Park

### 17600 Captiva -

- EBC Removed Master bathroom DURROCK left damaged unremoved by ServePro.
- EBC Removed Master bathroom DURROCK shower walls and concrete floor.
- EBC Replace Master bedroom subfloor. 2' x 12' area
- EBC Remove Kitchen DURROCK from tile floor.  
**\$3,800.00 (\$3,600.00 labor plus \$200.00 materials and debris removal)**

### 17601 Captiva -

- EBC removed kitchen cabinets completely due to moisture all cabs falling apart off walls left by ServePro.
- Drywall in kitchen behind cabinets and along garage wall was moist and was removed. Left by ServePro.  
**\$2,600.00 (\$2,300.00 labor plus \$300.00 debris disposal)**

### 17603 Captiva -

- wood sheathing in living room walls are water damaged non storm related.  
**Unforeseen/unknown/unquotable needs to be T&M**
- kitchen subfloors that share master bathroom subfloors have water damage. Needs to be replaced this is due to storm. **Will be captured in EBC Xactimate.**
- Potential moisture damaged drywall in laundry area. **\$800.00 (\$600.00 labor plus \$200.00 in materials)**
- guest bedroom Wood wall ext. sheathing are all rotted and showing daylight severely damaged this is non storm related. **Unforeseen/unknown/unquotable needs to be T&M**
- Framing in master bedroom is rotted and master bathroom, subfloor, flaky, and rotted. Non storm related **Unforeseen/unknown/unquotable needs to be T&M**

### 17611 Captiva -

- kitchen drywall guest bedroom ext. wood sheathing water damaged; plywood rotted showing daylight. Non storm related. **Unforeseen/unknown/unquotable needs to be T&M**
- kitchen area behind refrigerator potential mold found, drywall was removed should have been removed by demo sub. **\$250.00 labor and materials.**
- sub flooring damage in guest bathroom. Needs replaced.  
sub-flooring and frame damage in kitchen and living room/ entry. Needs repair replaced. **(\$4,800.00 labor and \$1,967.00 materials)**

### 17613 Captiva -

- master bathroom, shower framing, and subfloor water damage needs replaced. **Non storm related. Unforeseen/unknown/unquotable needs to be T&M**

- Guest bathroom subfloor and framing around bathtub is rotted needs replaced. Non storm related. **Unforeseen/unknown/unquotable needs to be T&M**

**17620 Captiva** -

- Need to replace sub-flooring in master bedroom and bathroom, master closet, Hallway closet, and guest bath all share same area of sub flooring, completely rotted out to the framing needs replaced.
- Will need to take out sub-flooring in kitchen.
- Will have to remove sub-flooring in guest bedroom as well.  
**Estimated at \$21,885.00 (\$14,855.00 labor plus \$7,030.00 materials)**  
**All this above will be captured in Xactimate.**

**17631 Captiva** -

- We need to remove the DURROCK on the floor throughout the whole house never removed from demo guys.
- Potential mold in master bathroom wall on cinderblocks due to roof damage.
- Pocket door next to laundry room is hanging, and the door casing is damaged badly all due to demo done poorly.
- Master bathroom has excess linoleum that needs to be removed was not done by demo ServePro.  
**All this above is Estimated cost \$15,000.00 will be captured in Xactimate quote.**

**17633 Captiva** - Roof damage waiting on engineering.

**17641 Captiva** – pulled out being done by others.

**17653 Captiva** -

- Tile on bathroom floors, and kitchen floors never demoed out by others needs removed. **Estimate \$6,000.00 will capture in Xactimate.**
- This unit has a potential roof leak.
- Entry way closet ext. wood sheathing rotted **non storm related.**  
**Unforeseen/unknown/unquotable needs to be T&M**
- Living room ext. wood sheathing rotted in several different areas **non storm related.** **Unforeseen/unknown/unquotable needs to be T&M**
- Guest bedroom wood ext. sheathing and plywood water damage and severely rotted and still potential mold in wall. **Non storm related.**  
**Unforeseen/unknown/unquotable needs to be T&M**

**17601 Marco -**

- Master bedroom subfloors and living room water damaged due to storm needs replaced. **\$750.00 (\$600.00 labor plus \$150.00 materials)**
- EBC Removed subfloor and cement board in standup shower in master bath. **\$750.00 (\$600.00 labor plus \$150.00 materials)**

**17623 Marco -**

- master bathroom behind sink wall, ext. wood sheathing, rotted. **Non storm related. Unforeseen/unknown/unquotable needs to be T&M**
- Subfloor needs replaced from water damage as well as in stand-up shower area sub-flooring needs replaced **non storm related. Unforeseen/unknown/unquotable needs to be T&M**
- living room area wood ext. sheathing damaged in several areas **non storm related. Unforeseen/unknown/unquotable needs to be T&M**
- Guest bedroom ext. Wood sheathing water damage several areas needs replaced. **Non storm related. Unforeseen/unknown/unquotable needs to be T&M**
- Guest bathroom sub floor is flaky needs replaced. **\$1,350.00 (\$1,200.00 labor plus \$150.00 materials)**
- Guest bedroom 2 ext. wood sheathing is water damage in several areas **non storm related. Unforeseen/unknown/unquotable needs to be T&M**

**17633 Marco -**

- Sub-flooring throughout the unit in guest bedrooms 1 and 2 and the master bedroom hallway, kitchen, living room, dining room area, bathroom area was water damage throughout the unit and when demoed by others the subfloor plywood was destroyed needs replaced. **\$21,885.00 (\$14,855.00 labor plus \$7,030.00 materials)**
- Rotted ext. wood framing in dining living room wall area and in Mast. Bed by slider door. **Non storm related. Unforeseen/unknown/unquotable needs to be T&M**
- Master bedroom next to sliding glass door, right hand side rotted wood in wall. **Non storm related. Unforeseen/unknown/unquotable needs to be T&M.**

**17643 Marco**

- Hallway bathroom/Living room floor has ½" sag due to poor framing under the house. **Non storm related. Unforeseen/unknown/unquotable needs to be T&M**
- All upper cabinets are hanging off the walls in kitchen damaged by storm never removed. **Estimate demo to be \$2500.00**
- Water damage ext. sheathing on wall and framing in living room area **non storm related. Unforeseen/unknown/unquotable needs to be T&M**
- Back side of sink wall facing the living room there is subfloor rotted non storm related. **Unforeseen/unknown/unquotable needs to be T&M**

- Kitchen floor next to sink damaged during demo and not removed completely.
- Sub flooring in master bathroom, shower area water damages are non-storm related needs replaced shower pan been leaking.  
**Unforeseen/unknown/unquotable needs to be T&M**
- White mold residue master bathroom shower non storm related.  
**Unforeseen/unknown/unquotable needs to be T&M**
- Master bathroom ext. wood sheathing wall rotting behind where the sinks were. can see day light. Non storm related. **Unforeseen/unknown/unquotable needs to be T&M**
- Guest bedroom, water damage, and Wood sheathing damage in several areas guest bathroom subfloor rotted. Non storm related.  
**Unforeseen/unknown/unquotable needs to be T&M**

**17651 Marco -**

- Under living room window ext. wood sheathing rotted non storm related.  
**Unforeseen/unknown/unquotable needs to be T&M**
- Left and right side of the floor and ext. wood sheeting next to sliding glass door and several other spots in master bedroom rotted. Non storm related.  
**Unforeseen/unknown/unquotable needs to be T&M**
- 2 pocket door frames are very out of level. non storm related.  
**Unforeseen/unknown/unquotable needs to be T&M**

# Executed Contracts

# Invoicing

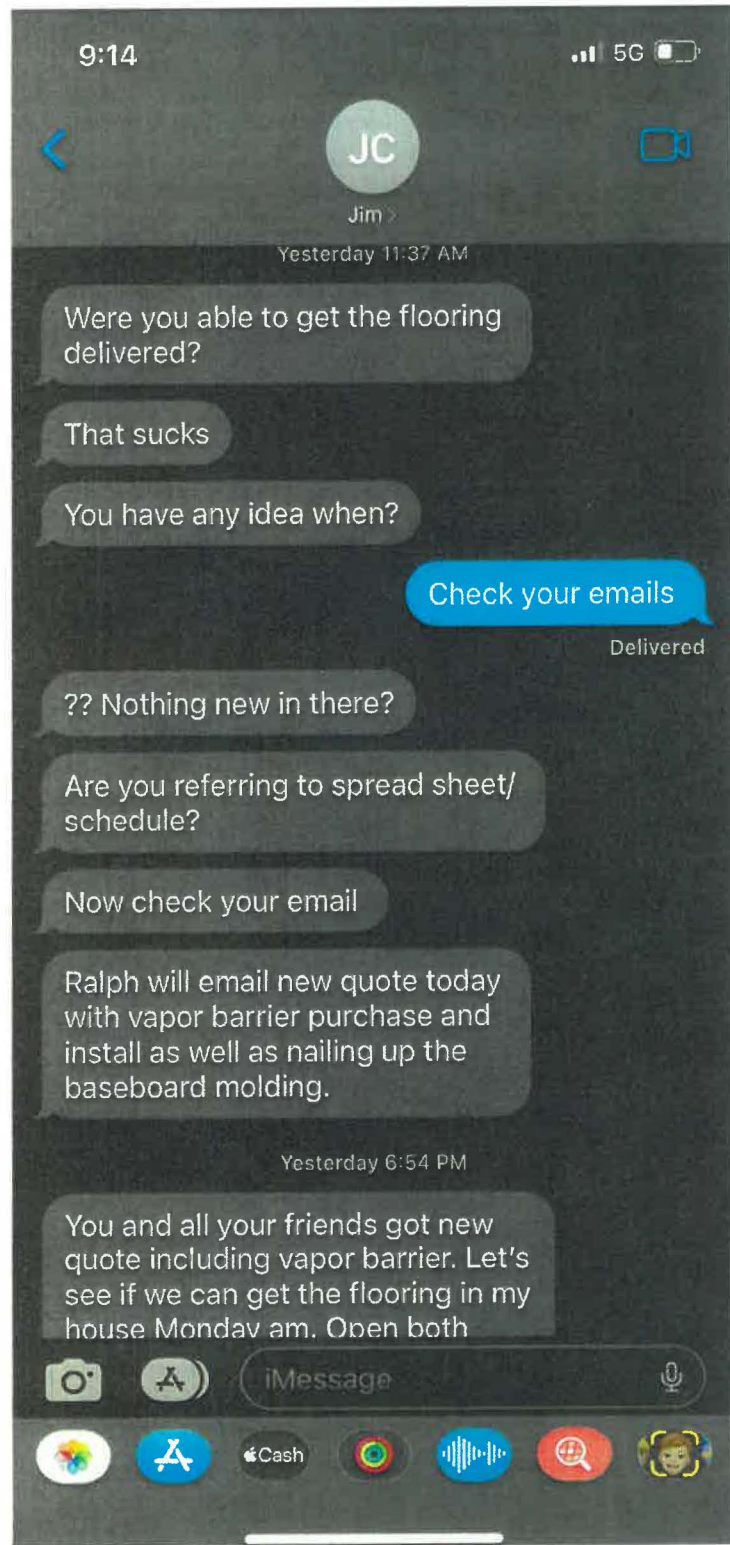


# ISLAND PARK

## DAILY LOGS



# 17601 Captiva Island Jim Cillo Residence



# Permitting

# National Flood Hazard Layer FIRMette



81°52'W 26°29'21"N



## Legend

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

<b>SPECIAL FLOOD HAZARD AREAS</b>		Without Base Flood Elevation (BFE) Zone A, V, A99
		With BFE or Depth Zone AE, AO, AH, VE, AR
		Regulatory Floodway
<b>OTHER AREAS OF FLOOD HAZARD</b>		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
<b>OTHER AREAS</b>		NO SCREEN Area of Minimal Flood Hazard Zone X
		Effective LOMRs
<b>GENERAL STRUCTURES</b>		Area of Undetermined Flood Hazard Zone D
		Channel, Culvert, or Storm Sewer
<b>OTHER FEATURES</b>		Levee, Dike, or Floodwall
		20.2 Cross Sections with 1% Annual Chance
		17.5 Water Surface Elevation
		8 Coastal Transect
		312 Base Flood Elevation Line (BFE)
<b>MAP PANELS</b>		Limit of Study
		Jurisdiction Boundary
		Coastal Transect Baseline
		Profile Baseline
		Hydrographic Feature
		Digital Data Available
		No Digital Data Available
		Unmapped



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 2/23/2023 at 9:11 AM 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.

**ELIAS - #01243**



Basemap: USGS National Map: Ortholmagery: Data refreshed October, 2020

81°51'23"W 26°28'49"N



# Federal Emergency Management Agency

Washington, D.C. 20472

## LETTER OF MAP REVISION BASED ON FILL DETERMINATION DOCUMENT (NON-REMOVAL)

COMMUNITY AND MAP PANEL INFORMATION		LEGAL PROPERTY DESCRIPTION
COMMUNITY	CITY OF FORT MYERS, LEE COUNTY, FLORIDA	A portion of Lot 13, Coves of Estero Bay as shown on the Plat recorded as Instrument No. 2015000053973, in the Office of the Clerk of Circuit Court, Lee County, Florida  The portion of property is more particularly described by the following metes and bounds:
	COMMUNITY NO.: 125106	
AFFECTED MAP PANEL	NUMBER: 12071C0576H	
	DATE: 11/17/2022	
FLOODING SOURCE: TEN MILE CANAL; ESTERO BAY		APPROXIMATE LATITUDE & LONGITUDE OF PROPERTY: 26.491136, -81.862676 SOURCE OF LAT & LONG: LOMA LOGIC DATUM: NAD 83

### DETERMINATION

LOT	BLOCK/SECTION	SUBDIVISION	STREET	OUTCOME WHAT IS NOT REMOVED FROM THE SFHA	FLOOD ZONE	1% ANNUAL CHANCE FLOOD ELEVATION (NAVD 88)	LOWEST ADJACENT GRADE ELEVATION (NAVD 88)	LOWEST LOT ELEVATION (NAVD 88)
13	—	Coves of Estero Bay	6450 Estero Bay Drive	Portion of Property	AE	11.0 feet	—	10.0 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  
SUPERSEDES PREVIOUS DETERMINATION

This document provides the Federal Emergency Management Agency's determination regarding a request for a Letter of Map Revision based on Fill 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 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). Therefore, flood insurance is required for the subject property described above. If fill was placed on the subject property to raise its elevation above the base flood elevation after the effective date of the first NFIP map showing the property in the SFHA, then, for the subject property to be outside of the SFHA, it must be demonstrated that the subject property is reasonably safe from flooding in accordance with Part 65.5(a)(4) of our regulations. Further guidance on determining if the subject property is reasonably safe from flooding may be found in FEMA Technical Bulletin 10-01. A copy of this bulletin can be obtained by calling the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or from our web site at <http://www.fema.gov/mit/tb1001.pdf>.

This determination is based on the flood data presently available. The enclosed documents provide additional information regarding this determination and information regarding your options for obtaining a Letter of Map Revision based on Fill. 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, LOMC Clearinghouse, 3601 Eisenhower Avenue, Suite 500, Alexandria, VA 22304-6426.

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

ELIAS - #01244



# Federal Emergency Management Agency

Washington, D.C. 20472

## LETTER OF MAP REVISION BASED ON FILL DETERMINATION DOCUMENT (NON-REMOVAL)

ATTACHMENT 1 (ADDITIONAL CONSIDERATIONS)


### LEGAL PROPERTY DESCRIPTION (CONTINUED)

COMMENCING at the Northeasterly corner of said Lot 13; thence S76°17'58"W, a distance of 35.90 feet to the POINT OF BEGINNING; thence S89°10'28"W, a distance of 70.00 feet; thence S00°49'32"E, a distance of 59.00 feet; thence N89°10'28"E, a distance of 70.00 feet; thence N00°49'32"W, a distance of 59.00 feet to the POINT OF BEGINNING

**SUPERSEDES OUR PREVIOUS DETERMINATION (This Additional Consideration applies to all properties in the LOMR-F-DEN DETERMINATION DOCUMENT (NON-REMOVAL))**

This Determination Document supersedes our previous determination dated 12/8/2018, for the subject property.

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.

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

ELIAS - #01245

how can a pull a copy of flood zone elevations from past years?

For reference, and as a record of changing flood risk over time, most historic flood maps are available on the FEMA Flood Map Service Center (MSC) website. To locate the available historic information, please visit the MSC at

<https://msc.fema.gov/portal/advanceSearch>. Using the Jurisdiction search option, choose the appropriate drop-down selections that correspond to your area of interest. Press the Search button and expand the Historic Products folder to show the catalog of available items for your area (FIRM Panels, FIS Reports, and LOMCs). If you wish to view the historic flood maps, choose the FIRM Panels folder. If you are unsure of the map panel you wish to download, you may use the Index map issued during the desired timeframe to determine the appropriate product ID. Index maps are the first items listed, sorted by effective date, and will contain "IND" within the product ID. Please note that a community may have more than one Index map.

FMIX Specialist

12071C0557F

8/28/2008

12071C05766





# Provided Homeowner Contacts of Island Park 5.2

# Re-pipe change orders

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4627 Arnold Avenue, Suite 201 • Naples, FL 34104 • Phone 239-354-2080 • Toll Free 800-803-6415 • Fax 239-643-4918 • CGC059267

# Scheduled Meetings & Meeting Minutes



Island Park 5.2 scheduled meeting dates as follows:

December 27<sup>th</sup> 2022

January 11<sup>th</sup>, 2023  
January 20<sup>th</sup>, 2023  
January 24<sup>th</sup>, 2023  
January 31<sup>st</sup>, 2023

February 1<sup>st</sup>, 2023  
February 3<sup>rd</sup>, 2023  
February 7<sup>th</sup>, 2023  
February 17<sup>th</sup>, 2023  
February 27<sup>th</sup>, 2023  
February 28<sup>th</sup>, 2023

March 1<sup>st</sup>, 2023  
March 17<sup>th</sup>, 2023  
March 31<sup>st</sup>, 2023

April 28<sup>th</sup>, 2023

NOTE: C.C. With Doug malone  
on February 20<sup>th</sup> and  
February 28<sup>th</sup>

# Scopes of work per EBG field crew