U.S. DEPARTMENT OF HOMELAND SECURITY
Federal Emergency Management Agency
National Flood Insurance Program

OMB Control No. 1660-0008
Expiration Date: 06/30/2026

RECEIVED
SEP 13 2023
BOROUGH OF STONE HARBOR
CONSTRUCTION OFFICE

ELEVATION CERTIFICATE

IMPORTANT: MUST FOLLOW THE INSTRUCTIONS ON PAGES 9-19

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

FOR INSURANCE COMPANY USE

Policy Number:

Company NAIC Number:

A1. Building Owner's Name: Kilgour, Phyllis and Jackson, Kimberly

A2. Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.:
421 98th Street

City: Stone Harbor State: NJ ZIP Code: 08247

A3. Property Description (e.g., Lot and Block Numbers or Legal Description) and/or Tax Parcel Number:
Block 98.04; Lot 132

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

A5. Latitude/Longitude: Lat. 39.054795 Long. -74.764876 Horizontal Datum: ☐ NAD 1927 ☐ NAD 1983 ☐ WGS 84

A6. Attach at least two and when possible four clear photographs (one for each side) of the building (see Form pages 7 and 8).

A7. Building Diagram Number: 6

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

a) Square footage of crawlspace or enclosure(s): 1,134.00 sq. ft.

b) Is there at least one permanent flood opening on two different sides of each enclosed area? ☒ Yes ☐ No ☐ N/A

c) Enter number of permanent flood openings in the crawlspace or enclosure(s) within 1.0 foot above adjacent grade:
Non-engineered flood openings: _____ Engineered flood openings: _____

d) Total net open area of non-engineered flood openings in A8.c: _____ sq. in.

e) Total rated area of engineered flood openings in A8.c (attach documentation – see Instructions): 1,200.00 sq. ft.

f) Sum of A8.d and A8.e rated area (if applicable – see Instructions): 1,200.00 sq. ft.

A9. For a building with an attached garage:

a) Square footage of attached garage: _____ sq. ft.

b) Is there at least one permanent flood opening on two different sides of the attached garage? ☐ Yes ☐ No ☒ N/A

c) Enter number of permanent flood openings in the attached garage within 1.0 foot above adjacent grade:
Non-engineered flood openings: _____ Engineered flood openings: _____

d) Total net open area of non-engineered flood openings in A9.c: _____ sq. in.

e) Total rated area of engineered flood openings in A9.c (attach documentation – see Instructions): _____ sq. ft.

f) Sum of A9.d and A9.e rated area (if applicable – see Instructions): _____ sq. ft.

SECTION B – FLOOD INSURANCE RATE MAP (FIRM) INFORMATION

B1.a. NFIP Community Name: Borough of Stone Harbor B1.b. NFIP Community Identification Number: 345323

B2. County Name: Cape May B3. State: NJ B4. Map/Panel No.: 34009C0242 B5. Suffix: F

B6. FIRM Index Date: 10/05/2017 B7. FIRM Panel Effective/Revised Date: 10/05/2017

B8. Flood Zone(s): AE B9. Base Flood Elevation(s) (BFE) (Zone AO, use Base Flood Depth): 9

B10. Indicate the source of the BFE data or Base Flood Depth entered in Item B9:
☐ FIS ☒ FIRM ☐ Community Determined ☐ Other: _____

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

B13. Is the building located seaward of the Limit of Moderate Wave Action (LiMWA)? ☒ Yes ☐ No

ELEVATION CERTIFICATE

IMPORTANT: MUST FOLLOW THE INSTRUCTIONS ON PAGES 9-19

Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.: 421 98th Street

City: Stone Harbor State: NJ ZIP Code: 08247

FOR INSURANCE COMPANY USE

Policy Number:

Company NAIC Number:

SECTION C – BUILDING ELEVATION INFORMATION (SURVEY REQUIRED)

C1. Building elevations are based on: ☐ Construction Drawings* ☐ Building Under Construction* ☒ Finished Construction
*A new Elevation Certificate will be required when construction of the building is complete.

C2. Elevations – Zones A1–A30, AE, AH, AO, A (with BFE), VE, V1–V30, V (with BFE), AR, AR/A, AR/AE, AR/A1–A30, AR/AH, AR/AO, A99. Complete Items C2.a–h below according to the Building Diagram specified in Item A7. In Puerto Rico only, enter meters.
Benchmark Utilized: GPS Vertical Datum: NAVD 88

Indicate elevation datum used for the elevations in items a) through h) below.
☐ NGVD 1929 ☒ NAVD 1988 ☐ Other:

Datum used for building elevations must be the same as that used for the BFE. Conversion factor used? ☐ Yes ☒ No
If Yes, describe the source of the conversion factor in the Section D Comments area.

		Check the measurement used:
a) Top of bottom floor (including basement, crawlspace, or enclosure floor):	7.80	☒ feet ☐ meters
b) Top of the next higher floor (see Instructions):	13.00	☒ feet ☐ meters
c) Bottom of the lowest horizontal structural member (see Instructions):	11.38	☒ feet ☐ meters
d) Attached garage (top of slab):		☒ feet ☐ meters
e) Lowest elevation of Machinery and Equipment (M&E) servicing the building (describe type of M&E and location in Section D Comments area):	33.40	☒ feet ☐ meters
f) Lowest Adjacent Grade (LAG) next to building: ☐ Natural ☒ Finished	6.30	☒ feet ☐ meters
g) Highest Adjacent Grade (HAG) next to building: ☐ Natural ☒ Finished	7.60	☒ feet ☐ meters
h) Finished LAG at lowest elevation of attached deck or stairs, including structural support:	7.40	☒ feet ☐ meters

SECTION D – SURVEYOR, ENGINEER, OR ARCHITECT CERTIFICATION

This certification is to be signed and sealed by a land surveyor, engineer, or architect authorized by state 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? ☒ Yes ☐ No

☐ Check here if attachments and describe in the Comments area.

Certifier's Name: Thomas R. Deneka License Number: 35828

Title: PLS

Company Name: The Hyland Group

Address: 701 West Avenue, Suite 301

City: Ocean City State: NJ ZIP Code: 08226

Signature: Thomas R Deneka Date: 09/07/2023

Telephone: (609) 398-4477 Ext.: Email: tdeneka@thehylandgroupnj.com

Place Seal Here

Copy all pages of this Elevation Certificate and all attachments for (1) community official, (2) insurance agent/company, and (3) building owner.

Comments (including source of conversion factor in C2; type of equipment and location per C2.e; and description of any attachments):
C-2-E is exterior HVAC
A-8-F consists of 6 Smart Vents Model #1540-510 covering 200 sq. ft. each
Pool Equipment at elevation 16.2

ELEVATION CERTIFICATE

IMPORTANT: MUST FOLLOW THE INSTRUCTIONS ON PAGES 9-19

Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.: 421 98th Street

City: Stone Harbor State: NJ ZIP Code: 08247

FOR INSURANCE COMPANY USE

Policy Number: _____

Company NAIC Number: _____

SECTION E – BUILDING MEASUREMENT INFORMATION (SURVEY NOT REQUIRED) FOR ZONE AO, ZONE AR/AO, AND ZONE A (WITHOUT BFE)

For Zones AO, AR/AO, and A (without BFE), complete Items E1–E5. For Items E1–E4, use natural grade, if available. If the Certificate is intended to support a Letter of Map Change request, complete Sections A, B, and C. Check the measurement used. In Puerto Rico only, enter meters.

Building measurements are based on: ☐ Construction Drawings* ☐ Building Under Construction* ☐ Finished Construction
*A new Elevation Certificate will be required when construction of the building is complete.

E1. Provide measurements (C.2.a in applicable Building Diagram) for the following and check the appropriate boxes to show whether the measurement is above or below the natural HAG and the LAG.

a) Top of bottom floor (including basement, crawlspace, or enclosure) is: _____ ☐ feet ☐ meters ☐ above or ☐ below the HAG.

b) Top of bottom floor (including basement, crawlspace, or enclosure) is: _____ ☐ feet ☐ meters ☐ above or ☐ below the LAG.

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 (C2.b in applicable Building Diagram) of the building is: _____ ☐ feet ☐ meters ☐ above or ☐ below the HAG.

E3. Attached garage (top of slab) is: _____ ☐ feet ☐ meters ☐ above or ☐ below the HAG.

E4. Top of platform of machinery and/or equipment servicing the building is: _____ ☐ feet ☐ meters ☐ above or ☐ below the HAG.

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 AUTHORIZED REPRESENTATIVE) CERTIFICATION

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

☐ Check here if attachments and describe in the Comments area.

Property Owner or Owner's Authorized Representative Name: _____

Address: _____

City: _____ State: _____ ZIP Code: _____

Signature: _____ Date: _____

Telephone: Ext.: _____ Email: _____

Comments:

ELEVATION CERTIFICATE

IMPORTANT: MUST FOLLOW THE INSTRUCTIONS ON PAGES 9-19

Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.: 421 98th Street	FOR INSURANCE COMPANY USE
City: Stone Harbor State: NJ ZIP Code: 08247	Policy Number: _____
	Company NAIC Number: _____

SECTION G – COMMUNITY INFORMATION (RECOMMENDED FOR COMMUNITY OFFICIAL COMPLETION)

The local official who is authorized by law or ordinance to administer the community's floodplain management ordinance can complete Section A, B, C, E, G, or H of this Elevation Certificate. Complete the applicable item(s) and sign below when:

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 state law to certify elevation information. (Indicate the source and date of the elevation data in the Comments area below.)

G2.a. ☐ A local official completed Section E for a building located in Zone A (without a BFE), Zone AO, or Zone AR/AO, or when item E5 is completed for a building located in Zone AO.

G2.b. ☐ A local official completed Section H for insurance purposes.

G3. ☐ In the Comments area of Section G, the local official describes specific corrections to the information in Sections A, B, E and H.

G4. ☒ The following information (Items G5–G11) is provided for community floodplain management purposes.

G5. Permit Number: 22-1211 G6. Date Permit Issued: 09/28/22

G7. Date Certificate of Compliance/Occupancy Issued: 9/13/23

G8. This permit has been issued for: ☒ New Construction ☐ Substantial Improvement

G9.a. Elevation of as-built lowest floor (including basement) of the building: 13.0 ☒ feet ☐ meters Datum: NAVD 88

G9.b. Elevation of bottom of as-built lowest horizontal structural member: 11.38 ☒ feet ☐ meters Datum: NAVD 88

G10.a. BFE (or depth in Zone AO) of flooding at the building site: AE 9 ☒ feet ☐ meters Datum: NAVD 88

G10.b. Community's minimum elevation (or depth in Zone AO) requirement for the lowest floor or lowest horizontal structural member: Higher of BFE+3 or 12 ☒ feet ☐ meters Datum: NAVD 88

G11. Variance issued? ☒ Yes ☐ No If yes, attach documentation and describe in the Comments area.

The local official who provides information in Section G must sign here. *I have completed the information in Section G and certify that it is correct to the best of my knowledge. If applicable, I have also provided specific corrections in the Comments area of this section.*

Local Official's Name: Raymond Poudrier Title: Construction Official / F.P.A.

NFIP Community Name: Stone Harbor N.J.

Telephone: 609-368-6814 Ext.: ____ Email: poudrierr@shnj.org

Address: 9508 Second Ave.

City: Stone Harbor State: N.J. ZIP Code: 08247

Signature: [signature] Date: 9/13/23

Comments (including type of equipment and location, per C2.e; description of any attachments; and corrections to specific information in Sections A, B, D, E, or H):

1) Home is in the Coastal A Zone - V Zone Certificate Attached
2) Line G10.b Community's minimum Elevation Changed 5/30/23 after Issuance of Permit
3) Variance Line G11 is for Lot Size Non-Conformity only (setbacks reduced)

ELEVATION CERTIFICATE

IMPORTANT: MUST FOLLOW THE INSTRUCTIONS ON PAGES 9-19

Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.: 421 98th Street

City: Stone Harbor State: NJ ZIP Code: 08247

FOR INSURANCE COMPANY USE

Policy Number: _____

Company NAIC Number: _____

SECTION H – BUILDING'S FIRST FLOOR HEIGHT INFORMATION FOR ALL ZONES (SURVEY NOT REQUIRED) (FOR INSURANCE PURPOSES ONLY)

The property owner, owner's authorized representative, or local floodplain management official may complete Section H for all flood zones to determine the building's first floor height for insurance purposes. Sections A, B, and I must also be completed. Enter heights to the nearest tenth of a foot (nearest tenth of a meter in Puerto Rico). ***Reference the Foundation Type Diagrams (at the end of Section H Instructions) and the appropriate Building Diagrams (at the end of Section I Instructions) to complete this section.***

H1. Provide the height of the top of the floor (as indicated in Foundation Type Diagrams) above the Lowest Adjacent Grade (LAG):

a) **For Building Diagrams 1A, 1B, 3, and 5–9.** Top of bottom floor (include above-grade floors only for buildings with subgrade crawlspaces or enclosure floors) is: _____ ☐ feet ☐ meters ☐ above the LAG

b) **For Building Diagrams 2A, 2B, 4, and 6–9.** Top of next higher floor (i.e., the floor above basement, crawlspace, or enclosure floor) is: _____ ☐ feet ☐ meters ☐ above the LAG

H2. Is **all** Machinery and Equipment servicing the building (as listed in Item H2 instructions) elevated to or above the floor indicated by the H2 arrow (shown in the Foundation Type Diagrams at end of Section H instructions) for the appropriate Building Diagram?

☐ Yes ☐ No

SECTION I – PROPERTY OWNER (OR OWNER'S AUTHORIZED REPRESENTATIVE) CERTIFICATION

The property owner or owner's authorized representative who completes Sections A, B, and H must sign here. *The statements in Sections A, B, and H are correct to the best of my knowledge.* **Note:** If the local floodplain management official completed Section H, they should indicate in Item G2.b and sign Section G.

☐ Check here if attachments are provided (including required photos) and describe each attachment in the Comments area.

Property Owner or Owner's Authorized Representative Name: _____

Address: _____

City: _____ State: _____ ZIP Code: _____

Signature: _____ Date: _____

Telephone: _____ Ext.: _____ Email: _____

Comments:

ELEVATION CERTIFICATE

IMPORTANT: MUST FOLLOW THE INSTRUCTIONS ON PAGES 9-19

BUILDING PHOTOGRAPHS

See Instructions for Item A6.

Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.:
421 98th Street

City: Stone Harbor State: NJ ZIP Code: 08247

FOR INSURANCE COMPANY USE

Policy Number: _____

Company NAIC Number: _____

Instructions: Insert below at least two and when possible four photographs showing each side of the building (for example, may only be able to take front and back pictures of townhouses/rowhouses). Identify all photographs with the date taken and "Front View," "Rear View," "Right Side View," or "Left Side View." Photographs must show the foundation. When flood openings are present, include at least one close-up photograph of representative flood openings or vents, as indicated in Sections A8 and A9.

Photo One

Photo One Caption: Front View

Clear Photo One

Photo Two

Photo Two Caption: Left Side View

Clear Photo Two

ELEVATION CERTIFICATE

IMPORTANT: MUST FOLLOW THE INSTRUCTIONS ON PAGES 9-19

BUILDING PHOTOGRAPHS

Continuation Page

Building Street Address (including Apt., Unit, Suite, and/or Bldg. No.) or P.O. Route and Box No.:
421 98th Street

City: Stone Harbor State: NJ ZIP Code: 08247

FOR INSURANCE COMPANY USE

Policy Number: _____

Company NAIC Number: _____

Insert the third and fourth photographs below. Identify all photographs with the date taken and "Front View," "Rear View," "Right Side View," or "Left Side View." When flood openings are present, include at least one close-up photograph of representative flood openings or vents, as indicated in Sections A8 and A9.

Photo Three

Photo Three Caption: Rear View

Clear Photo Three

Photo Four

Photo Four Caption: Right Side View or Vent

Clear Photo Four

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ESR-2074

Reissued 02/2019
This report is subject to renewal 02/2021.

DIVISION: 08 00 00—OPENINGS

SECTION: 08 95 43—VENTS/FOUNDATION FLOOD VENTS

REPORT HOLDER:

SMART VENT PRODUCTS, INC.

EVALUATION SUBJECT:

SMART VENT® AUTOMATIC FOUNDATION FLOOD VENTS:
MODELS #1540-520; #1540-521; #1540-510; #1540-511; #1540-570; #1540-574; #1540-524; #1540-514
FLOOD VENT SEALING KIT #1540-526

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ICC-ES Evaluation Report

ESR-2074

Reissued February 2019
This report is subject to renewal February 2021.

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DIVISION: 08 00 00—OPENINGS
Section: 08 95 43—Vents/Foundation Flood Vents

REPORT HOLDER:

SMART VENT PRODUCTS, INC.

EVALUATION SUBJECT:

SMART VENT® AUTOMATIC FOUNDATION FLOOD VENTS: MODELS #1540-520; #1540-521; #1540-510; #1540-511; #1540-570; #1540-574; #1540-524; #1540-514
FLOOD VENT SEALING KIT #1540-526

1.0 EVALUATION SCOPE

Compliance with the following codes:

- 2018, 2015, 2012, 2009 and 2006 *International Building Code®* (IBC)
- 2018, 2015, 2012, 2009 and 2006 *International Residential Code®* (IRC)
- 2018 *International Energy Conservation Code®* (IECC)
- 2013 *Abu Dhabi International Building Code* (ADIBC)†

†The ADIBC is based on the 2009 IBC. 2009 IBC code sections referenced in this report are the same sections in the ADIBC.

Properties evaluated:

- Physical operation
- Water flow

2.0 USES

The Smart Vent® units are engineered mechanically operated flood vents (FVs) employed to equalize hydrostatic pressure on walls of enclosures subject to rising or falling flood waters. Certain models also allow natural ventilation.

3.0 DESCRIPTION

3.1 General:

When subjected to rising water, the Smart Vent® FVs internal floats are activated, then pivot open to allow flow in either direction to equalize water level and hydrostatic pressure from one side of the foundation to the other. The FV pivoting door is normally held in the closed position by a buoyant release device. When subjected to rising water, the buoyant release device causes the unit to unlatch, allowing the door to rotate out of the way and allow flow. The water level stabilizes, equalizing the lateral forces. Each unit is fabricated from stainless steel. Smart Vent® Automatic Foundation Flood Vents are available in various models and sizes as described in Table 1. The SmartVENT® Stacking Model #1540-511 and FloodVENT® Stacking Model #1540-521 units each contain two vertically arranged openings per unit.

3.2 Engineered Opening:

The FVs comply with the design principle noted in Section 2.7.2.2 and Section 2.7.3 of ASCE/SEI 24-14 [Section 2.6.2.2 of ASCE/SEI 24-05 (2012, 2009, 2006 IBC and IRC)] for a maximum rate of rise and fall of 5.0 feet per hour (0.423 mm/s). In order to comply with the engineered opening requirement of ASCE/SEI 24, Smart Vent FVs must be installed in accordance with Section 4.0.

3.3 Ventilation:

The SmartVENT® Model #1540-510 and SmartVENT® Overhead Door Model #1540-514 both have screen covers with $^1/_4$-inch-by-$^1/_4$-inch (6.35 by 6.35 mm) openings, yielding 51 square inches (32 903 mm^2) of net free area to supply natural ventilation. The SmartVENT® Stacking Model #1540-511 consists of two Model #1540-510 units in one assembly, and provides 102 square inches (65 806 mm^2) of net free area to supply natural ventilation. Other FVs recognized in this report do not offer natural ventilation.

3.4 Flood Vent Sealing Kit:

The Flood Vent Sealing Kit Model #1540-526 is used with SmartVENT® Model #1540-520. It is a Homasote 440 Sound Barrier® (ESR-1374) insert with 21 – 2-inch-by-2-inch (51 mm x 51 mm) squares cut in it. See Figure 4.

4.0 DESIGN AND INSTALLATION

4.1 SmartVENT® and FloodVENT®:

SmartVENT® and FloodVENT® are designed to be installed into walls or overhead doors of existing or new construction from the exterior side. Installation of the vents must be in accordance with the manufacturer's instructions, the applicable code and this report. Installation clips allow mounting in masonry and concrete walls of any thickness. In order to comply with the engineered opening design principle noted in Section 2.7.2.2 and 2.7.3 of ASCE/SEI 24-14 [Section 2.6.2.2 of ASCE/SEI 24-05 (2012, 2009, 2006 IBC and IRC)], the Smart Vent® FVs must be installed as follows:

- With a minimum of two openings on different sides of each enclosed area.
- With a minimum of one FV for every 200 square

feet (18.6 m^2) of enclosed area, except that the SmartVENT® Stacking Model #1540-511 and FloodVENT® Stacking Model #1540-521 must be installed with a minimum of one FV for every 400 square feet (37.2 m^2) of enclosed area.

- Below the base flood elevation.
- With the bottom of the FV located a maximum of 12 inches (305.4 mm) above the higher of the final grade or floor and finished exterior grade immediately under each opening.

4.2 Flood Vent Sealing Kit

The Flood Vent Sealing Kit Model 1540-526 is used in conjunction with FloodVENT® Model #1540-520. When installed and tested in accordance with ASTM E283, the FV and Flood Vent Sealing Kit assembly have an air leakage rate of less than 0.2 cubic feet per minute per lineal foot (18.56 l/min per lineal meter) at a pressure differential of 1 pound per square foot (50 Pa) based on 12.58 lineal feet (3.8 lineal meters) contained by the Flood Vent Sealing Kit.

5.0 CONDITIONS OF USE

The Smart Vent® FVs described in this report comply with, or are suitable alternatives to what is specified in, those codes listed in Section 1.0 of this report, subject to the following conditions:

5.1 The Smart Vent® FVs must be installed in accordance with this report, the applicable code and the manufacturer's installation instructions. In the event of a conflict, the instructions in this report govern.

5.2 The Smart Vent® FVs must not be used in the place of "breakaway walls" in coastal high hazard areas, but are permitted for use in conjunction with breakaway walls in other areas.

6.0 EVIDENCE SUBMITTED

6.1 Data in accordance with the ICC-ES Acceptance Criteria for Mechanically Operated Flood Vents (AC364), dated August 2015 (editorially revised October 2017).

6.2 Test report on air infiltration in accordance with ASTM E283.

7.0 IDENTIFICATION

7.1 The Smart VENT® models and the Flood Vent Sealing Kit recognized in this report must be identified by a label bearing the manufacturer's name (Smartvent Products, Inc.), the model number, and the evaluation report number (ESR-2074).

7.2 The report holder's contact information is the following:

SMART VENT PRODUCTS, INC.
430 ANDBRO DRIVE, UNIT 1
PITMAN, NEW JERSEY 08071
(877) 441-8368
www.smartvent.com
info@smartvent.com

TABLE 1—MODEL SIZES

MODEL NAME	MODEL NUMBER	MODEL SIZE (in.)	COVERAGE (sq. ft.)
FloodVENT®	1540-520	$15^3/_4$" X $7^3/_4$"	200
SmartVENT®	1540-510	$15^3/_4$" X $7^3/_4$"	200
FloodVENT® Overhead Door	1540-524	$15^3/_4$" X $7^3/_4$"	200
SmartVENT® Overhead Door	1540-514	$15^3/_4$" X $7^3/_4$"	200
Wood Wall FloodVENT®	1540-570	14" X $8^3/_4$"	200
Wood Wall FloodVENT® Overhead Door	1540-574	14" X $8^3/_4$"	200
SmartVENT® Stacker	1540-511	16" X 16"	400
FloodVent® Stacker	1540-521	16" X 16"	400

For **SI:** 1 inch = 25.4 mm; 1 square foot = m^2

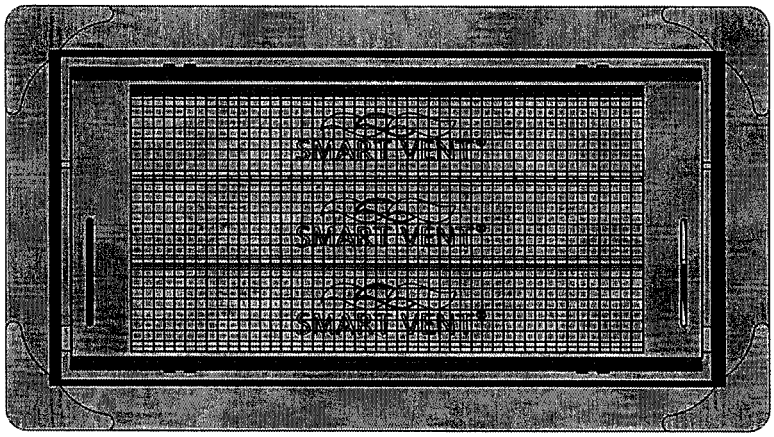

FIGURE 1—SMART VENT: MODEL 1540-510

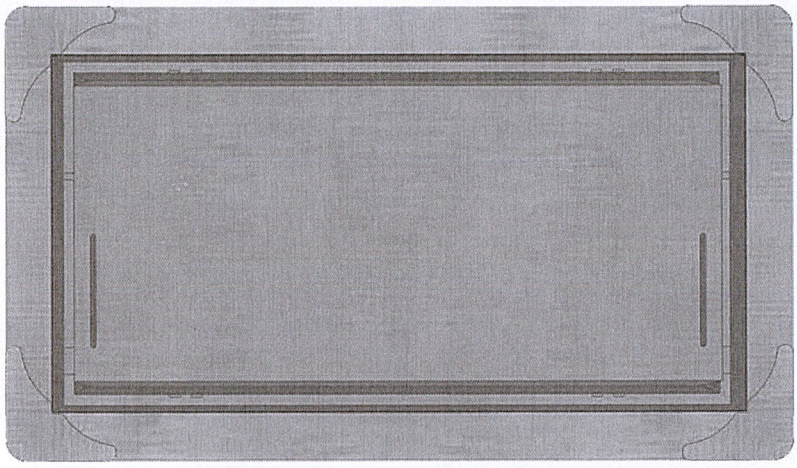

FIGURE 2—SMART VENT MODEL 1540-520

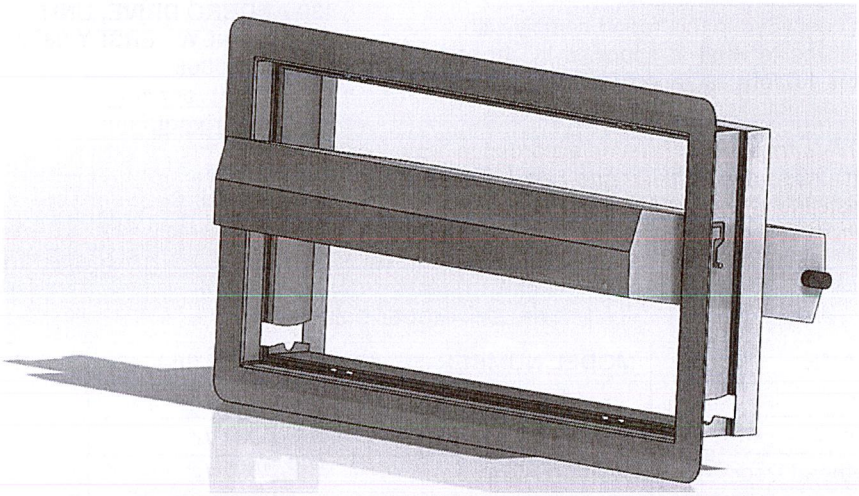

FIGURE 3—SMART VENT: SHOWN WITH FLOOD DOOR PIVOTED OPEN

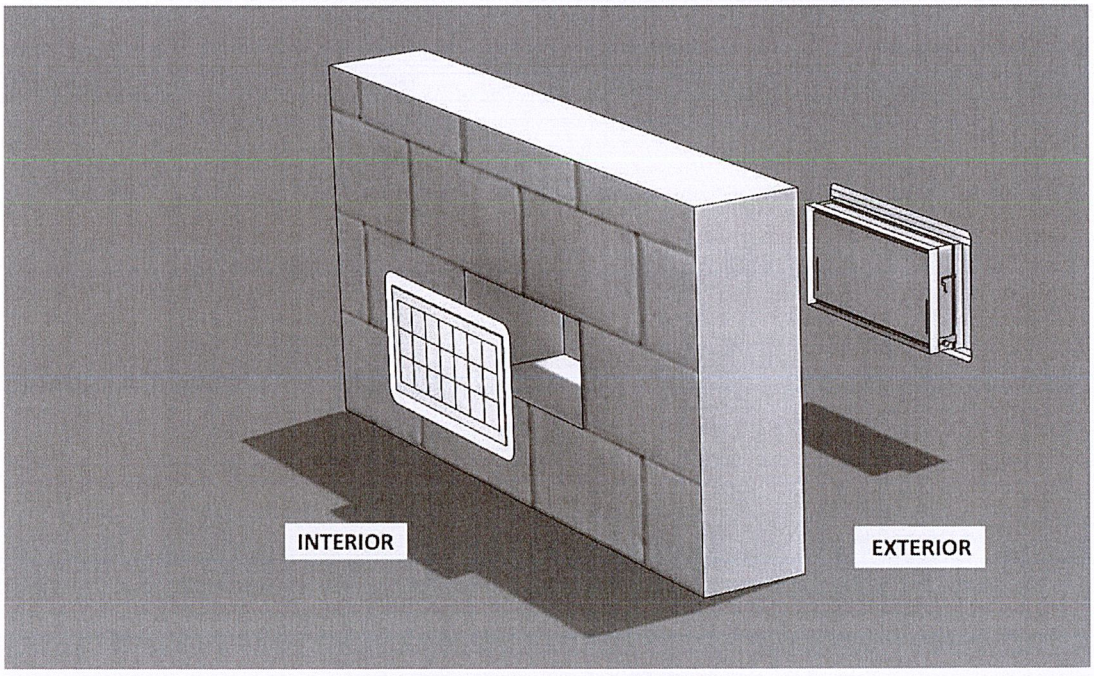

FIGURE 4—FLOOD VENT SEALING KIT

ICC-ES Evaluation Report

ESR-2074 CBC and CRC Supplement

Reissued February 2019

This report is subject to renewal February 2021.

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DIVISION: 08 00 00—OPENINGS
Section: 08 95 43—Vents/Foundation Flood Vents

REPORT HOLDER:

SMART VENT PRODUCTS, INC.

EVALUATION SUBJECT:

SMART VENT® AUTOMATIC FOUNDATION FLOOD VENTS: MODELS #1540-520; #1540-521; #1540-510; #1540-511; #1540-570; #1540-574; #1540-524; #1540-514
FLOOD VENT SEALING KIT #1540-526

1.0 REPORT PURPOSE AND SCOPE

Purpose:

The purpose of this evaluation report supplement is to indicate that Smart Vent® Automatic Foundation Flood Vents, recognized in ICC-ES master evaluation report ESR-2074, have also been evaluated for compliance with codes noted below.

Applicable code edition:

- 2016 *California Building Code* (CBC)
- 2016 *California Residential Code* (CRC)

2.0 CONCLUSIONS

2.1 CBC:

The Smart Vent® Automatic Foundation Flood Vents, described in Sections 2.0 through 7.0 of the master evaluation report ESR-2074, comply with 2016 CBC Chapter 12, provided the design and installation are in accordance with the 2015 *International Building Code®* (IBC) provisions noted in the master report and the additional requirements of CBC Chapters 12, 16 and 16A, as applicable.

The products recognized in this supplement have not been evaluated under CBC Chapter 7A for use in the exterior design and construction of new buildings located in any Fire Hazard Severity Zone within State Responsibility Areas or any Wildland-Urban Interface Fire Area.

2.2 CRC:

The Smart Vent® Automatic Foundation Flood Vents, described in Sections 2.0 through 7.0 of the master evaluation report ESR-2074, comply with the 2016 CRC, provided the design and installation are in accordance with the 2015 *International Residential Code®* (IRC) provisions noted in the master report.

The products recognized in this supplement have not been evaluated under 2016 CRC Chapter R337, for use in the exterior design and construction of new buildings located in any Fire Hazard Severity Zone within State Responsibility Areas or any Wildland-Urban Interface Fire Area.

The products recognized in this supplement have not been evaluated for compliance with the International Wildland–Urban Interface Code®.

This supplement expires concurrently with the master report, reissued February 2019.

ICC-ES Evaluation Report

ESR-2074 FBC Supplement

Reissued February 2019
This report is subject to renewal February 2021.

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DIVISION: 08 00 00—OPENINGS
Section: 08 95 43—Vents/Foundation Flood Vents

REPORT HOLDER:

SMART VENT PRODUCTS, INC.

EVALUATION SUBJECT:

SMART VENT® AUTOMATIC FOUNDATION FLOOD VENTS: MODELS #1540-520; #1540-521; #1540-510; #1540-511; #1540-570; #1540-574; #1540-524; #1540-514
FLOOD VENT SEALING KIT #1540-526

1.0 REPORT PURPOSE AND SCOPE

Purpose:

The purpose of this evaluation report supplement is to indicate that Smart Vent® Automatic Foundation Flood Vents, recognized in ICC-ES master report ESR-2074, have also been evaluated for compliance with the codes noted below.

Applicable code editions:

- 2017 *Florida Building Code—Building*
- 2017 *Florida Building Code—Residential*

2.0 CONCLUSIONS

The Smart Vent® Automatic Foundation Flood Vents, described in Sections 2.0 through 7.0 of the master evaluation report ESR-2074, comply with the *Florida Building Code—Building* and the FRC, provided the design and installation are in accordance with the 2015 *International Building Code®* provisions noted in the master report.

Use of the Smart Vent® Automatic Foundation Flood Vents has also been found to be in compliance with the High-Velocity Hurricane Zone provisions of the *Florida Building Code—Building* and the *Florida Building Code—Residential* .

For products falling under Florida Rule 9N-3, verification that the report holder's quality assurance program is audited by a quality assurance entity approved by the Florida Building Commission for the type of inspections being conducted is the responsibility of an approved validation entity (or the code official when the report holder does not possess an approval by the Commission).

This supplement expires concurrently with the master report, reissued February 2019.

V ZONE DESIGN CERTIFICATE

Name Kim Jackson + Phyllis Kilgour Policy Number *(Insurance Co. Use)*
Building Address or Other Description 421 98th Street
Permit No. _____ City Stone Harbor State NJ Zip Code 08247

SECTION I: Flood Insurance Rate Map (FIRM) Information

Community No. 34009C Panel No. 0242 Suffix F FIRM Date 10/5/2017 FIRM Zone(s) AE

SECTION II: Elevation Information Used for Design

[NOTE: This section documents elevations used in the design – it does not substitute for an Elevation Certificate.]

1. Elevation of the Bottom of Lowest Horizontal Structural Member ..... 11.38 feet (NAVD88)
2. Base Flood Elevation (BFE)..... 9.0 feet (NAVD88)
3. Elevation of Lowest Adjacent Grade ..... 6.5 feet (NAVD88)
4. Approximate Depth of Anticipated Scour/Erosion used for Foundation Design..... -0.5 feet (NAVD88)
5. Embedment Depth of Pilings or Foundation Below Lowest Adjacent Grade..... -11.5 feet (NAVD88)

SECTION III: V Zone Design Certification Statement

[NOTE. This section must be certified by a registered engineer or architect.]

I certify that: (1) I have developed or reviewed the structural design, plans, and specifications for construction and (2) that the design and methods of construction to be used are in accordance with accepted standards of practice for meeting the following provisions:

- The bottom of the lowest horizontal structural member of the lowest floor (excluding piles and columns) is elevated to or above the BFE; and
- The pile and column foundation and structure attached thereto is anchored to resist flotation, collapse, and lateral movement due to the effects of the wind and water loads acting simultaneously on all building components. Water loading values used are those associated with the base flood. Wind loading values used are those required by the applicable State or local building code. The potential for scour and erosion at the foundation has been anticipated for conditions associated with the base flood, including wave action.

SECTION IV: Breakaway Wall Design Certification Statement

[NOTE. This section must also be certified by a registered engineer or architect when breakaway walls exceed a design safe loading resistance of 20 pounds per square foot.]

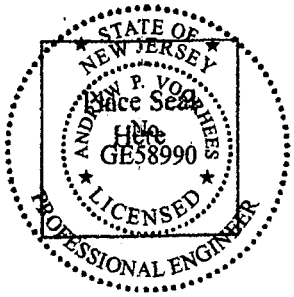
I certify that (1) I have developed or reviewed the structural design, plans, and specifications for construction and (2) that the design and methods of construction to be used for the breakaway walls are in accordance with accepted standards of practice for meeting the following provisions:

- Breakaway wall collapse shall result from a water load less than that which would occur during the base flood; and
- The elevated portion of the building and supporting foundation system shall not be subject to collapse, displacement, or other structural damage due to the effects of wind and water loads acting simultaneously on all building components (wind and water loading values to be used are defined in Section III).

SECTION V: Certification and Seal

This certification is to be signed and sealed by a registered professional engineer or architect authorized by law to certify structural designs. *I certify the V Zone Design Certification Statement in Section III and the Breakaway Wall Design Certification Statement in Section IV (if applicable).*

ANDREW VOORHEES		GE58990	
Certifier's Name		License Number	
PROJECT MANAGER	MULHERN & KULP		
Title	Company Name		
300 BROOKSIDE AVE	AMBLER	PA	19002
Address	City	State	ZIP
Signature	9/1/23 Date	215-646-8001 Telephone	



Place Seal Here

BOROUGH OF STONE HARBOR ZONING BOARD
STONE HARBOR, NEW JERSEY
APPLICATION OF PHYLLIS KILGORE AND KIMBERLY JACKSON
RESOLUTION #944–2022

WHEREAS, Phyllis Kilgore and Kimberly Jackson, owners, whose address is 17 Mockingbird Lane, The Villages, Florida 32163 has applied to the Borough of Stone Harbor Zoning Board for variances for lot frontage where 60 feet is required and 37.1 feet exists, minimum lot area where 6600 ft.^{2} is required and 4876 ft.^{2} exists, and minimum required side yard setback were 10 feet on each side is required and proposed is 10 feet on one side and 5 feet on the other side to construct a single-family residence on the subject property which is located in the Residential A Zoning District at Block 98.04, Lot 132 as shown on a Municipal Tax Map of the Borough of Stone Harbor, State of New Jersey, commonly known as 421 98th Street, Stone Harbor, New Jersey; and

WHEREAS, the application was heard by the Board at its regular meeting of June 6, 2022; and

WHEREAS, the Board at the meeting carefully considered the application submitted as well as the testimony and evidence presented as follows:

1. All statements contained in the preamble are incorporated by this reference.
2. Richard King, Esquire with law offices located in North Wildwood, New Jersey presented the application on behalf of the Applicant.
3. Applicant is the owner of the property and has standing. Notices are proper and all fees and taxes have been paid.
4. The application and supporting documents made by the Applicant are accepted as accurate. The Applicant submitted the following:
    a. Land Development Application for the Stone Harbor Zoning Board dated February 16, 2022.
    b. Survey of premises prepared by the Hyland Design Group with offices located in Ocean City, New Jersey identified as V-101 dated August 10, 2021 with no revisions.
    c. Architectural plans prepared by Blane Steinman Architect, LLC with offices located in Claremont, New Jersey consisting of four pages, P-1 through P-4 all prepared on January 31, 2022 with no revisions.
5. The subject parcel is located in the Residential B Zoning District.

6. Blane Steinman was sworn and testified. He testified he is a licensed architect and was accepted as an expert. He testified as to the pre-existing undersized nature of the lot. He took the Board through his four Exhibits, P-1 through P-4, identifying existing conditions on the subject parcel and the side yard variance. He testified that the property was built in approximately 1971 below base flood elevation and consists of a two-story single-family residence. He described the various proposed elevations and plans for the redevelopment of the property. He confirmed the property is located in the Coastal A Zone and will comply with all of the FEMA requirements as well as modernize all code requirements for the property. He testified that in his opinion, his plan is an architectural improvement over what was on the site.
7. Jason Schullol was sworn and testified. He testified he is an engineer and a planner and was speaking as a planner before the Board. He was accepted as an expert planner. He testified he visited the site and described the current conditions at the location. He testified that most homes in the area were developed on two lots rather than one lot as this parcel is developed. He testified this present lot is the last single-family lot left in the area and there is no land to acquire. He testified the lot is so undersized he cannot conform to the bulk requirements and develop a reasonable house on the property.
8. He testified that in his opinion the proposed plan is a better alternative for zoning purposes of the subject parcel. He testified that several purposes of zoning are advanced by the granting of the variances. He testified the purpose of promoting the public health, safety, morals, and general welfare was fostered by granting the application. He testified the development establishes appropriate population densities in the area. He testified this is so because the subject parcel retains the allowable area coverage for the lot and does not overdevelop the parcel.
9. He testified that the development promotes appropriate population density and complies with all of the parking requirements particularly since it is replacing one parking space with three. He testified the subject parcel secures safety from fire, flood, panic, and other natural or man-made disasters based upon the conformance with modern FEMA code and modern safety codes. Finally, he testified that the subject parcel creates a desirable visual environment which enhances the character and aesthetics of the neighborhood.
10. He testified the subject property meets the negative criteria. He testified the undersized

nature of the lot and the reasonable development will have no negative impact on the Zoning Ordinance Rezoning Plan. He testified that there is no impact to the surrounding neighborhood since there are other homes in the area which have 5-foot setbacks or less than the 10-foot required by the Zoning Ordinance.

11. Phyllis Kilgore was sworn and testified. She testified she bought the property in 1976 and the lot was the size it was back at the time she bought it and remains the same today. She testified she spends a lot of time at the property and is seeking to modernize the structure since it is outdated in design, has old electric heat, and no air conditioning.
12. The matter was open to the public with two members of the public testifying in favor of the application.

WHEREAS, there being no further comment, the application was returned to the Board for findings of fact and conclusions of law:

1. The Board accepts the Applicant is the owner of the parcel and has standing. All fees and taxes are paid and notices are proper.
2. The Board incorporates all statements contained in the preamble and the previous WHEREAS clauses into the findings of fact by reference.
3. The Board accepts that the Applicant is represented by Richard King, Esquire who presented the application.
4. The Board accepts the Applicant's applications and supporting documents noted herein. The Board finds the testimony of the Applicant and the Applicant's experts to be credible and accepts same.
5. The Board finds the proposed development will take a noncompliant property in terms of FEMA requirements and code requirements and modernize the property. The Board finds the application promotes the public health, safety, morals, and general welfare; secures safety from fire, flood, panic, and other man-made disasters; provides for adequate light, air, space, and presents a desirable visual environment through creative development techniques. The Board is particularly persuaded by the Applicant's commitment to not exceed the lot coverage for the subject zone even though the parcel is undersized.
6. The Board finds that the subject lot existed prior to the requirements of the Grandfathering Clause under the Stone Harbor Grandfathering Ordinance and is therefore grandfathered for lot area of 6600 ft.^{2} is required in 4876 feet is existing and

grandfathered for frontage where 60 feet is required and 37.19 feet is existing. As such, the Zoning Board does not grant variance relief for these two items but finds that those items are permitted as grandfathered under the Grandfathering Ordinance.

7. The Board finds that the relief can be granted without substantial detriment to the public good and without impairment to the intent and purpose of the Zoning Plan and Zoning Ordinance. The Board finds that the proposed development is reasonable for the neighborhood and is a pre-existing lot as permitted under the Grandfathering Ordinance.

WHEREAS, the Zoning Board has determined that the Applicant has met the burden imposed by N.J.S.A. 40:55D–70 C-2 and that the purposes of the Municipal Land Use Law will be advanced by the requested variance from side yard setback where 10 feet is required and 5 feet is proposed on one side since the Board has found that various Municipal Land Use Law purposes are advanced by the granting of the variances and that the benefits of the variances substantially outweigh the detriment based upon the Applicant designing a property to remain consistent with lot coverage for the zone and remaining consistent with side yard setbacks previously granted or permitted in the zone less than the zoning standard; and

WHEREAS, the Board has determined that the relief can be granted without substantial detriment to the public good and without substantially impairing the intent and purpose of the Zoning Plan and Zoning Ordinance since the subject property is grandfathered under the Grandfathering Clause of the Ordinance and the side yard setback variance is consistent with side yards in the neighborhood already existing; and

WHEREAS, this Resolution is intended to memorialize the foregoing decision of June 6, 2022.

NOW, THEREFORE, LET IT BE RESOLVED by the Zoning Board of the Borough of Stone Harbor on this 11th day of July, 2022 that the application of Phyllis Kilgore and Kimberly Jackson for variance relief for side yard setback where 10 feet is required on each side and 5 feet is proposed on one side is hereby granted and approved subject to the following terms and conditions:

1. Applicant shall make any revisions to the variance plan as required by the relief granted herein and submit such revisions for approval to the Zoning Official prior to obtaining a construction permit.
2. Applicant must obtain any and all other necessary municipal, county, state, federal, and

other governmental approvals and permits, and comply with any and all other such laws, permits, and regulations.

3. All setbacks contained in the plan submitted to the Board are not to be deemed as deed restrictions, but are only evidence of the current requirements of the Stone Harbor Plan and Zoning Ordinance.
4. The approval hereby granted is specifically based upon the testimony, evidence, and documentation submitted to the Board during the hearing. The Board reserves the right to modify or deem this approval null and void if, in the future, testimony, evidence, and documentation are determined to be inaccurate.
5. Pursuant to Borough Code 345–31, all variances granted herein expire by limitation unless construction, alteration, or use shall have commenced on or in each and every structure to which the variances apply within two years of the date of publication of the notice of the granting of the variances.

BE IT FURTHER RESOLVED that a copy of this Resolution be forwarded to the Applicant and maintained by the Secretary of the Zoning Board of Adjustment for their records.

Dated: July 11, 2022

Megan Brown

Megan Brown, Secretary
Stone Harbor Zoning Board