Christopher Q. Dicks, P.E.
P.E. License No. 64766
4037 SE County Road 252
Lake City, FL 32025
(386) 365-1223
chrisdicks1974@outlook.com

7/21/2025

Wentworth Construction Services, LLC
Caleb Wentworth
(850) 295-3016

Re: **ELEVATION LETTER - Parcel Id 27-6S-17-09784-105, Columbia County Florida.**

To whom it may concern,

In regards to Parcel Id 27-6S-17-09784-105 (located in section 27, township 6 south, range 17 east) at address 258 SE Ripley Pl., Lake City, FL. The subject property is located in Zone X unshaded, areas outside the 0.2% annual chance flood plain according to FEMA Firm Map No. 12023C0505C, effective date February 4, 2009. The topography of the property has a downward gradient sloping from the north(Ripley Place) towards the south-southeast of the property where the apparent lower elevation is located. Based on Columbia County LIDAR, the elevation of Ripley Road varies from 115'-120'+/-. While the elevation of the property varies from 120'+/- at Ripley Place to an elevation of 100'+/- at the southeastern corner of the property. Based on the location of the proposed structure, the finished floor elevation would be ~ 114'+/-.

I certify that the minimum finish floor elevation listed above will protect the structure against water damage from a base flood event, as defined in Article 8 of the Land Development Regulations.

Recommendations:

It is recommended that the finish floor is constructed 12 inches above the highest adjacent grade. The building pad must be graded to drain away from the foundation of the structure at a minimum rate of 6 inches on the first 10 feet (5%) measured perpendicular from the wall, if the structure is located closer than 10 feet from the property line, use guidance provided in the current Florida Building Code. Due to the existing site topography and conditions, it is not recommended that garage doors / garage openings are located in the front elevation of the proposed structure. If garage doors / openings are proposed in the front elevation, sufficient clearance from any descending slopes must be provided to protect the structure from slope runoff.

Respectfully,

Christopher Q Dicks

Digitally signed by Christopher Q Dicks
DN: CN=Christopher Q Dicks, dnQualifier=A05410D000001BD9DEA75C20000F146, C=Florida, C=US
Reason: I am the author of this document
Date: 2025.07.21 17:28:32-04'00'

Christopher Q. Dicks, P.E.

CHRISTOPHER Q. DICKS
LICENSE
No 64766
STATE OF
FLORIDA
PROFESSIONAL ENGINEER

Attachments: Property Card, Columbia County LIDAR

Columbia County Property Appraiser

Jeff Hampton | Lake City, Florida | 386-758-1083

PARCEL: 27-6S-17-09784-105 (36047) | MOBILE HOME (0200) | 5.03 AC

LOT 5 SHADOW WOOD S/D UNIT 2. 756-1532, 779-456, 906-2230, CT 1176-868, WD 1184-1355, WD 1204-2495,

Owner: **BORCHARDT GARY A**
BORCHARDT SHERI A
258 SE RIPLEY PL
LAKE CITY, FL 32024

Site: 258 SE RIPLEY PL, LAKE CITY

Sales Info

11/15/2010	$79,000	I (Q)
11/20/2009	$13,600	I (U)
6/17/2009	$100	I (U)

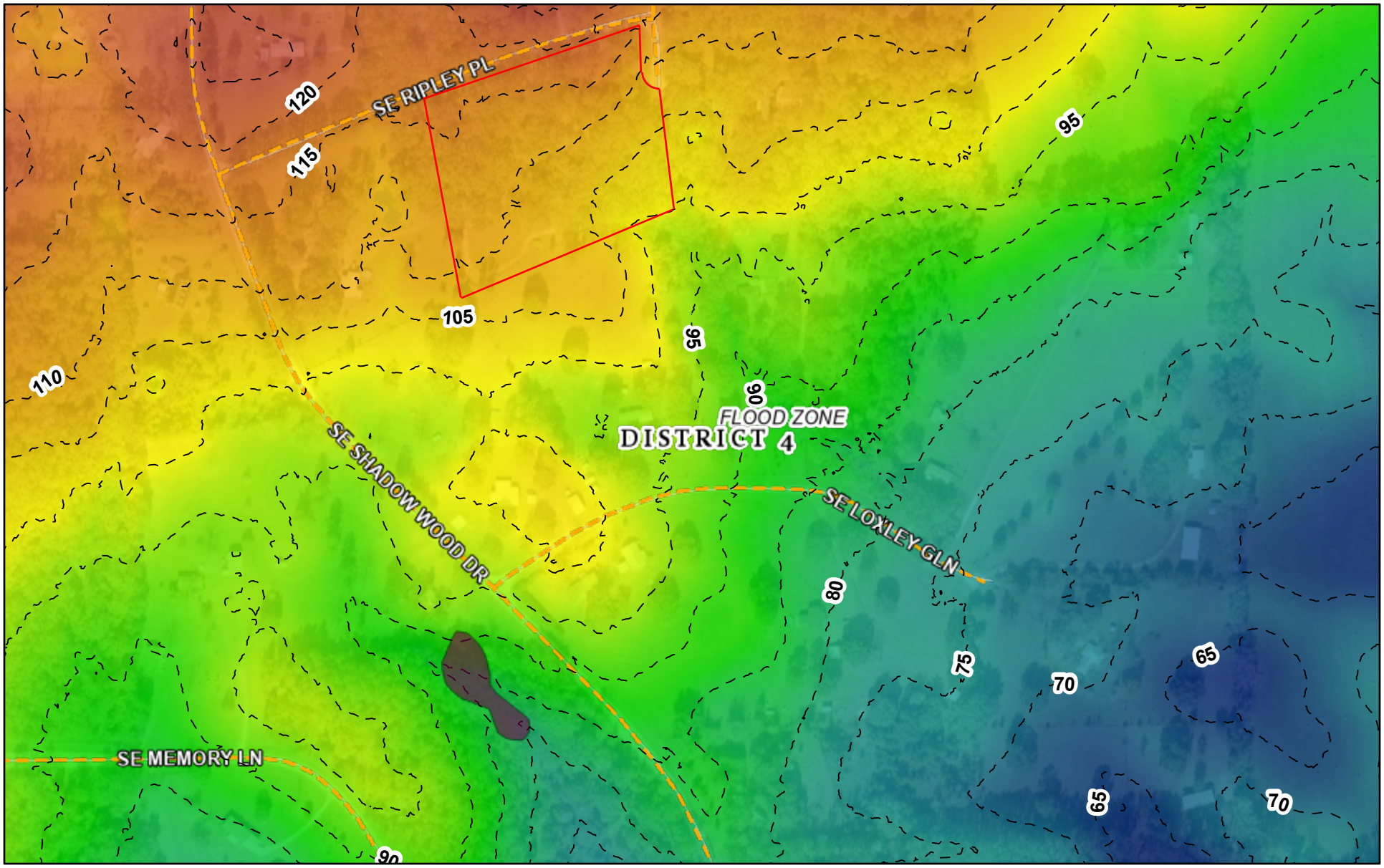
2025 Working Values

Mkt Lnd	$50,300	Appraised	$98,002
Ag Lnd	$0	Assessed	$60,431
Bldg	$40,152	Exempt	$35,431
XFOB	$7,550		**county:**$25,000
Just	$98,002	Total Taxable	**city:**$0
			other:$0
			school:$35,431

NOTES:

Columbia County, FL

Public Works DEM (LiDAR) Map



7/18/2025, 4:28:02 PM

Districts
District 4

Flood Zones 2018
A

All Roads
Roads_Engineering
NonPaved

258 SE Ripley Place, outlined in red

1:4,514

0 0.03 0.07 0.13 mi

0 0.05 0.1 0.2 km

State of Florida, Maxar

Columbia County GIS Department
State of Florida, Maxar |