

Richard House Fact Sheet

- Foundation: 10 inch by 10 inch wooden pilings (20 feet long) driven using vibrating method 12 feet deep into ground—wrapped w/ brick veneer to complement house design. Front piles 34 feet long, driven 12 feet deep, extending 24 feet above slab support front edge of roof.
- The Base Flood Elevation (BFE) of the lot is 11 feet above sea level, which means the lowest part of the lowest horizontal beam must be at or above this level. The original home was partly in a V (Velocity) zone, meaning waves of at least 3 foot could be expected during floods or storm surge. The new house is sited north, away from the Gulf, and is now in flood zone AE-11.
- Grade is about 5 feet above sea level; brought in 1 foot of soil was added + 8 feet elevation above slab = bottom of lowest horizontal beam is 14 feet 2 inches above sea level.
- A/C unit on elevated back porch to protect from flooding.
- Short roof overhangs are less vulnerable to wind uplift forces. Gable end walls are braced to resist strong winds.
- Impact-resistant windows.
- Few roof penetrations except for sewer.
- Exterior siding is impact-resistant vinyl, installed with a wind-resistant nailing pattern.
- Roof shingles are secured with a wind resistant nailing pattern.
- Energy-efficient features include:
 - A/C unit ½ the size of units usually installed in similar-size houses, provides lower cost, better humidity control.
 - Spray foam insulation under roof deck of unvented attic puts ductwork in conditioned space to cut energy losses, add comfort, and eliminate roof/soffit vents vulnerable to wind-driven water entry.
 - On-demand “tankless” water heater (natural gas) is more expensive to install but is more affordable to operate. The total cost for water heating was about \$20 for July 2007.