

NOTICE OF A MEETING FOR CITY OF CHICKASHA BOARD OF ADJUSTMENT

In compliance with Title 25, Oklahoma Statutes, Section 301-314, the Oklahoma Open Meeting Act, including the posting of notices and agenda, be advised that the **City of Chickasha Board of Adjustment** of the City of Chickasha, Oklahoma, meeting on **Monday, July 7, 2025, at 3:00 PM.**

Said meeting will be held at City Hall, 2nd Floor City Council Chambers, 117 N. 4th Street, Chickasha, Oklahoma.

The City of Chickasha encourages participation from all its citizens. If special accommodations are needed, please notify the City Clerk at least 48 hours prior to the scheduled meeting. The City may waive the 48-hour rule if the necessary accommodations can be easily made.

1 Call to Order / Roll Call.

2 Meeting Items

- a. **Discussion, Consideration and Possible action to approve the minutes from the May 6th, 2025 meeting.**
- b. Public Hearing to discuss and consider the request for variance from the Chickasha Code of Ordinances for Chickasha Development Co LLC S/O SRB located at S 9th St & West Park Ave.
- c. Discussion, consideration, and possible action to approve the variance from the Chickasha Code of Ordinances for Chickasha Development Co LLC S/O SRB located at S 9th St & West Park Ave.

3 Motion to Adjourn.

Rachel Bernish, Director of Community Development

This Agenda was posted on the official City of Chickasha bulletin board in the Municipal Building, 117 North 4th Street Chickasha, OK, 73018, which is accessible to the public twenty-four hours each day at ___ a.m./p.m. on _____, 20__.

BOARD OF ADJUSTMENTS MEETING

May 6th, 2025

1. Call meeting to order: 4:00

Roll Call: Mike Mosley, Eric Anderson, Brandi Whitehead, Nita Ladd, John Allen

Present: Mike Mosley, Eric Anderson, Brandi Whitehead, Nita Ladd, John Allen

Absent:

Staff Present: Darren Martin Chief Building Inspector, Danielle Charles Permit Tech,
Nick Alexander Permit Tech

Citizens: Bret Burns

2. Meeting Items:

a. Discussion, Consideration and Possible action to approve the minutes from the April 18th, 2025, meeting.

***Motion by Whitehead and second by Ladd to approve minutes from the April 18th, 2025, meeting.**

Roll Call: Mike Mosley, Eric Anderson, Brandi Whitehead, Nita Ladd, John Allen

Ayes: Brandi Whitehead, Nita Ladd, John Allen

Nays:

Abstain: Mike Mosley, Eric Anderson

b. Public Hearing to discuss and consider the request for a variance of the Chickasha Code of Ordinances for 228 W Choctaw Ave for applicant Bret Bruns

Hearing Opened: 4:04

Hearing Closed: 4:05

c. Discussion, Consideration, and possible action to approve the request for variance of the Chickasha Code of Ordinances for 228 W Choctaw AVE for applicant Bret Burns

d. *Motion by Anderson and second by Whitehead to approve the request for a variance 324 W Colorado Ave for applicant First Baptist Church.

Roll Call: Mike Mosley, Eric Anderson, Brandi Whitehead, Nita Ladd, John Allen

Ayes: Mike Mosley, Eric Anderson, Brandi Whitehead, Nita Ladd, John Allen

Nays:

Abstain:

3. Motion to Adjourn:

***Motion by: Whitehead and second by Ladd to adjourn the meeting.**

Roll Call: Mike Mosley, Eric Anderson, Brandi Whitehead, Nita Ladd, John Allen

Ayes: Mike Mosley, Eric Anderson, Brandi Whitehead, Nita Ladd, John Allen

Nays:

Abstain:

The meeting adjourned at: 4:12



PC Petition #: _____

Filing Fee: \$ _____

PLANNING COMMISSION PETITION APPLICATION FOR OTHER REQUESTS

APPLICANT INFORMATION

Name <i>CHICKASHA DEVELOPMENT Co, LLC c/o SRB, LLC</i>		Date <i>5-21-2025</i>
Address <i>2500 MCGEE DR., SUITE 100</i>		Email: <i>dan.andrulis@srbok.com</i>
City, State, and Zip Code <i>Norman, OK 73072</i>		Phone Numbers <i>405-574-6857</i>
Applicant's Signature <i>Dan Andrulis, AGENT</i>		

PROPERTY LOCATION

☐ Platted ☒ Unplatted	Subdivision	Lot	Block
Property Address <i>S. 9th Street & West Park Ave, Chickasha, OK 73018</i>			
Legal Description (if unplatted). You may attach the legal description to this application. <i>SEE ATTACHED ALTA SURVEY</i>			

REQUEST INFORMATION

Please explain the nature of your request to the Planning Commission. Your response may be attached to this application, along with any additional supporting information.

SEE THE FOLLOWING ATTACHMENTS:

- 1. VARIANCE REQUEST LETTER*
- 2. ALTA SURVEY*
- 3. SITE EXHIBIT*
- 4. CERTIFIED OWNERSHIP LIST*

OFFICE USE ONLY

Dated Filed	Date Payment Received	PC Date	PC Action ☐ Approve ☐ Deny Date	CC Date ☐ Approve ☐ Deny Date	Ordinance/Resolution Number
Date Published	Date Mailed	Date Posted	Section/STR	Comments	

May 21, 2025

Chickasha Board of Adjustment

Re: Woodlands Residential Development

As shown on the attached Site Exhibit and ALTA survey, a portion of the northern end of the site is occupied by a FEMA designated floodway. In order to avoid the floodway, it is requested that a variance be granted to allow a five foot setback along West Park Avenue.



Daniel S. Andrulonis, P.E.



NOTICE OF PUBLIC HEARING

BOA PETITION

REQUEST FOR A VARIANCE OF THE CHICKASHA CODE OF ORDINANCES

NOTICE IS HEREBY GIVEN, that the City of Chickasha Board of Adjustment will hold a public hearing beginning at 3:00 p.m. on Monday July 7th, 2025, at Chickasha City Hall, 117 North 4th St., Chickasha, Oklahoma. This public hearing concerns the petition by Chickasha Development Co LLC C/O SRB, LLC requesting a variance from the Chickasha Code of Ordinances. The limit of the proposed variance includes the following described property:

Located at S 9th St & W Park Ave 04-06N-07W PART OF COMM NE/C NE/4 TH N 89DEG 51'50"W 625.01' TO POB TH S 00DEG 01'14"E 385.00' TH S 89DEG 51'50"E 200.00'; TH N 00DEG 01'14"W 123.00'; TH S 89DEG 51'50"E 81.00'; TH S 00DEG 01'14"E 264.00'; TH S 89DEG 51'50"E 264.01'; TH S 00DEG 01'26"E 264.00'; TH N 89DEG 51'50"W 264.01'; TH S 00DEG 01'36"E 159.00'; TH N 89DEG 51'50"W 480.93'; TH S 00DEG 01'36"E 363.65'; TH N 89DEG 53'55"W 1176.56'; TH N 00DEG 00'00"E 568.36'; TH N 00DEG 00'00"E 30.00'; TH N 89DEG 51'50"W 156.00'; TH N 00DEG 00'00"E 30.00'; TH N 89DEG 51'50"W 312.00'; TH N 00DEG 00'00"E 125.00'; TH N 89DEG 51'50"W 132.00'; TH N 00DEG 00'00"E 73.00'; TH N 89DEG 19'00"E 444.03'; TH N 89DEG 19'00"E 659.97'; TH N 00DEG 02'45"W 200.00'; TH N 07DEG 52'57"E 122.33'; TH N 89DEG 51'50"W 120.00'; TH N 00DEG 02'45"W 117.00'; TH S 89DEG 51'50"E 165.15'; TH S 00DEG 02'45"E 317.00'; TH S 89DEG 51'50"E 165.00'; TH N 54DEG 22'04"E 196.74'; TH N 00DEG 02'45"W 21.00'; TH N 42DEG 30'28"E 67.87'; TH N 28DEG 47'05"E 49.97'; TH N 00DEG 02'45"W 120.00'; TH S 89DEG 51'50"E 415.39' TO POB AND A 60' WIDE STRIP OF LAND DESCRIBED AS FOLLOWS: BEG AT THE SE/C OF BLK. 2 4.27 Acres

BRIEF DESCRIPTION OF REQUEST: The applicant wishes to be granted a variance from the Chickasha Code of Ordinance's Sec 54-34 Section (E) (3) Rear yard set back to be five feet for a multi-family development to be located at the 4th and Grand area.

Any person supporting or having any objections to this petition may appear before the Board of Adjustment on the above date set for hearing and show cause why the petition should or should not be approved. Written comments regarding this petition should be emailed to Rachel.bernish@chickasha.org or be mailed to City of Chickasha, Community Development Department, 117 North 4th Street Chickasha, Oklahoma 73018.

Please call the Community Development Department at 405-222-6010 or email Rachel.Bernish@chickahsa.org should you have any questions regarding this petition.

Sincerely,

Rachel Bernish,

Assistant City Manager

SPECIAL CERTIFICATE

STATE OF OKLAHOMA }
 }
COUNTY OF GRADY } SS:

The Undersigned, lawfully bonded abstracters in and for said County and State, hereby certify that the foregoing attached sheets contain a true and complete list of all property owners owning property with in a 300 foot radius of the following described premises, to wit:

SEE ATTACHED

as such list appears in the records of the County Treasurer of Grady County, Oklahoma.

Dated at Chickasha, Oklahoma, this 15th day of May, A.D. 2025
at 8:00 A.M.

COCHRAN ABSTRACT COMPANY

By *Denise Null*

Compiled by

COCHRAN ABSTRACT COMPANY
INCORPORATED

BONDED ABSTRACTERS

HAL LEE, MANAGER

LEGAL DESCRIPTION:

A tract of land being a part of Lot 2, Block 1, GRAND VIEW ADDITION to the City of Chickasha, Grady County, Oklahoma and lying in the Northwest Quarter of the Northeast Quarter (NW/4-NE/4) of Section 4, Township 6 North, Range 7 West of the Indian Meridian, Chickasha, Grady County, Oklahoma being more particularly described as follows:

BEGINNING at the Northwest corner of said Lot 2, said point being South 00°00'00" West, a distance of 487.00 feet and South 89°51'50" East, a distance of 40.00 feet of the northwest corner of said NW/4-NE/4;

THENCE North 89°19'00" East, along the north line of said Lot 2, a distance of 444.03 feet to the east line of said Lot 2;

THENCE continuing North 89°19'00" East, a distance of 466.86 feet to a point on the westerly line of Common Area B, THE WOODLANDS, SECTION II to the City of Chickasha, Grady County, Oklahoma;

THENCE South 00°08'10" West, along said westerly line, a distance of 271.03 feet;

THENCE North 89°51'50" West, a distance of 310.18 feet, to a point on the south right-of-way line of Park Avenue and east line of GRAND VIEW 2ND ADDITION to the City of Chickasha, Grady County, Oklahoma;

THENCE North 00°00'00" East, along said east line, a distance of 30.00 feet to the centerline of said Park Avenue and north line of said GRAND VIEW 2ND ADDITION;

THENCE North 89°51'50" West along said centerline and north line, a distance of 156.00 feet;

THENCE North 00°00'00" East, a distance of 30.00 feet, to a point on the north right-of-way line of said Park Avenue and the south line of said Lot 2, Block 1, GRAND VIEW ADDITION;

THENCE North 89°51'50" West, along said north right-of-way and south line, a distance of 290.00 feet, to a point on the east line of a tract described in a WARRANTY DEED recorded in Book 4788, Page 343 with the Grady County Clerk's Office;

THENCE North 00°00'00" East, along said east line, a distance of 125.00 feet, to the north line of said Book 4788, Page 343;

THENCE North 89°51'50" West, along said north line, a distance of 22.00 feet, to the northeast corner of a tract described in a WARRANTY DEED recorded in Book 3403, Page 352 with the Grady County Clerk's Office;

THENCE continuing North 89°51'50" West, along the north line of said Book 3403, Page 352, a distance of 132.00 feet, to a point on the east right-of-way line of South Ninth Street and the west line of said Lot 2, Block 1, GRAND VIEW ADDITION;

THENCE North 00°00'00" East, along said east right-of-way line and west line, a distance of 73.00 feet to the POINT OF BEGINNING.

Said tract of land contains an area of 190,269 square feet or 4.3680



C290-00-001-0-002-00 04-06N-07W PART OF LOT 1 BEG. AT THE
 HAC, INC DBA HOMELAND ACQUIST SW/C OF SAID LOT 1 BLK. 1 TH N 89 DEG. 19'00"E ALONG
 % RYAN, LLC BANK OF AMERICA CENTER 254 22' N..... S LINE LOT 1 BLK. 1 A DIST. 389.61', N 00 DEG 45'45"W
 15 WEST 6TH STREET STE 2400

School: 9001 CHICK CITY - 1 CHICKASHA

TULSA	OK	74119-0	Acres	Book-Page	Situs
			0	3053	GRAND AVE

C291-00-001-0-000-00 04-06-07-10250 ALL LOT 1 BLOCK 1
 MASTON, CHANELLE GRANDVIEW 2ND ADDN

2300 S 8TH ST CIRCLE

School: 9001 CHICK CITY - 1 CHICKASHA

CHICKASHA	OK	73018-0000	Acres	Book-Page	Situs
			0	3995	8TH

C290-00-002-004-0-000-00 04-06-07-09650 S 40' LOT 4 & N 30' LOT 5
 BOYSTER, JAMES K. JR BLOCK 2 GRANDVIEW ADDN

240 COUNTY ROAD 1510

School: 9001 CHICK CITY - 1 CHICKASHA

RUSH SPRINGS	OK	73082-0000	Acres	Book-Page	Situs
			0.19	4037	9TH CIR

C590-00-001-003-0-000-00 04-06-07-24800 ALL LOT 3 BLOCK 1
 BLACKBURN, STEVE & JENNIFER SHANNON PARK ADDN

37 HILLCREST

School: 9001 CHICK CITY - 1 CHICKASHA

CHICKASHA	OK	73018-0000	Acres	Book-Page	Situs
			0	4598	10TH

C290-00-002-001-0-000-00 04-06-07-09500 ALL LOT 1 BLOCK
 WEBB, MARGO 2 GRANDVIEW ADDN

825 PARK

School: 9001 CHICK CITY - 1 CHICKASHA

CHICKASHA	OK	73018-0000	Acres	Book-Page	Situs
			0.18	5120	PARK

C290-00-002-013-0-000-00 04-06-07-10050 N 30' LOT 13 & S 40' LOT 14
 WHITE, TRAVIS W. & COURTNEY N BLOCK 2 GRANDVIEW ADDN

113 9TH ST CIRCLE

School: 9001 CHICK CITY - 1 CHICKASHA

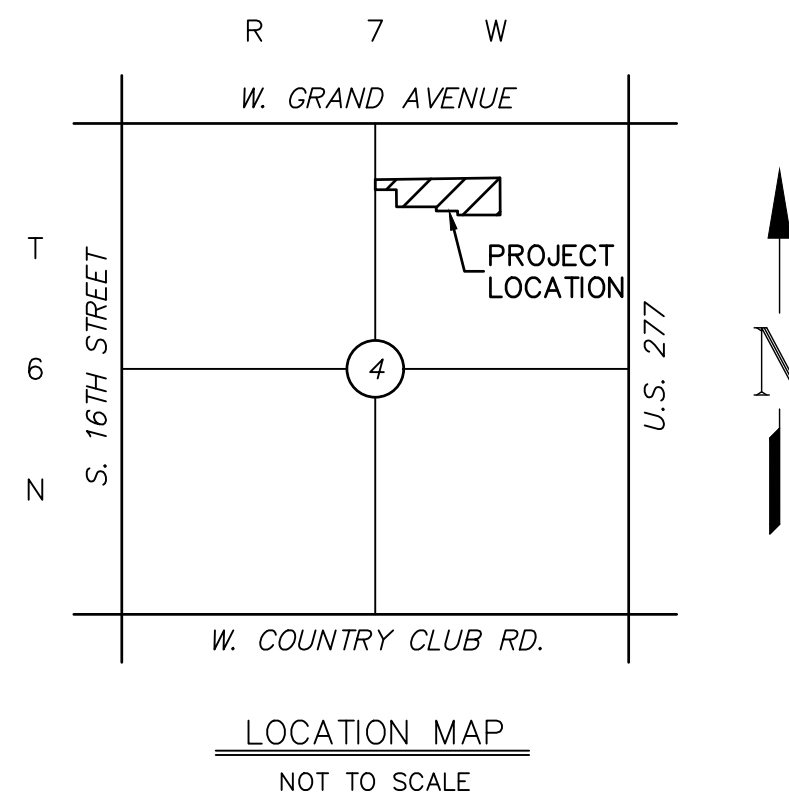
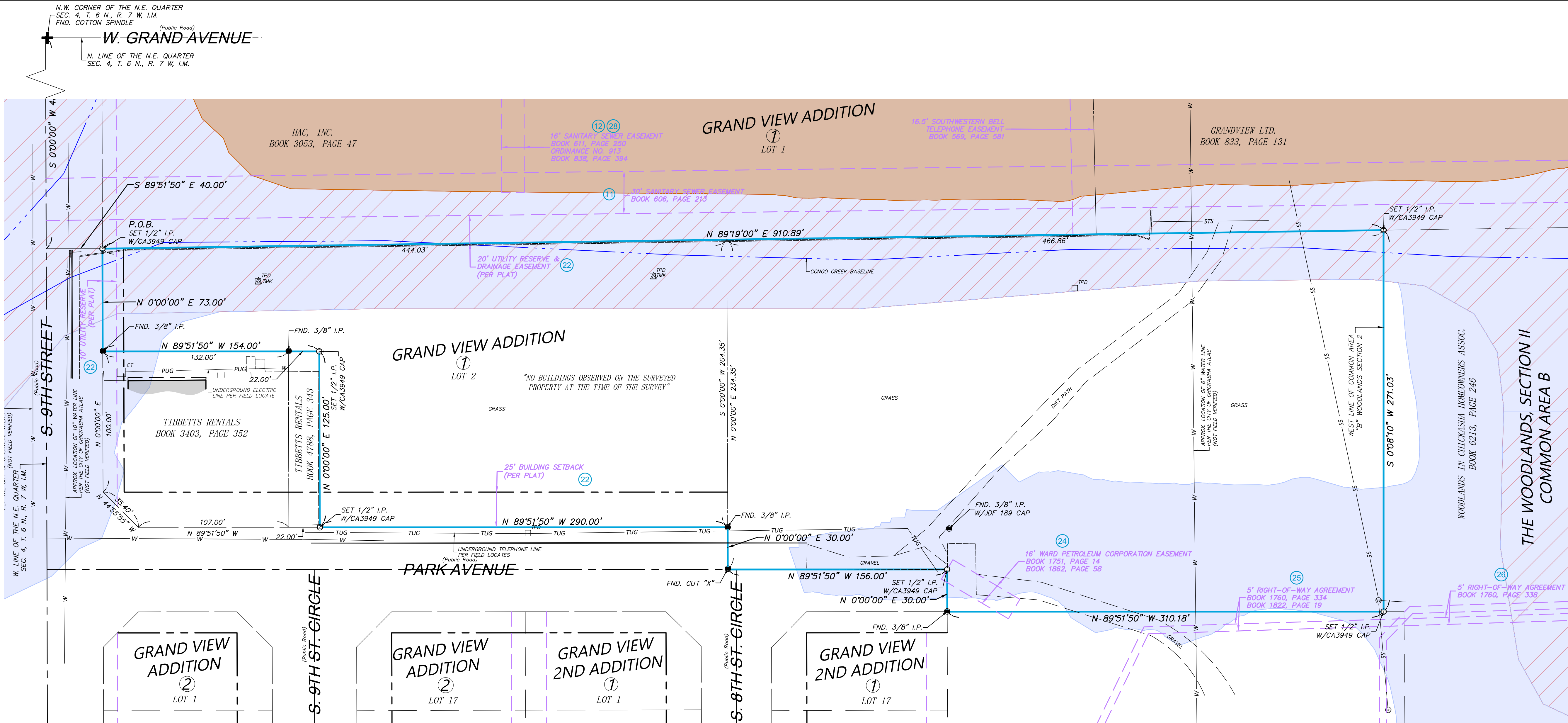
CHICKASHA	OK	73018-0000	Acres	Book-Page	Situs
			0	5474	9TH STREET CIRCLE

C290-00-002-014-0-000-00 CIRCLE STREET, LLC	04-06-07-10100 BLOCK 2	N 20' LOT 14 & S 50' LOT 15 GRANDVIEW ADDN			
721 COUNTRY CLUB RD					
CHICKASHA OK 73018-0000	School: 9001 CHICK CITY - 1 CHICKASHA Acres 0 Book-Page 4225 Situs 9TH				
C291-00-001-002-0-000-00 CAMPOPIANO, PATRICK	04-06-07-10300 GRANDVIEW 2ND ADDN	ALL LOT 2 BLOCK 1			
2302 S. 8TH STREET CIRCLE					
CHICKASHA OK 73018-0000	School: 9001 CHICK CITY - 1 CHICKASHA Acres 0 Book-Page 2794 Situs 8TH				
C290-00-001-002-0-000-00 TIBBETTS RENTALS L.L.C.	04-06-07-09400 BLOCK 1	S 125' OF W 132' LOT 2 GRANDVIEW ADDN			
25 WALNUT DR					
NINNEKAH OK 73067-0000	School: 9001 CHICK CITY - 1 CHICKASHA Acres 0.38 Book-Page 3403 Situs PARK				
C290-00-002-002-0-000-00 HORTON, SARAH J. & CHARLES W. HORTON	33-07-07-37500 MILLS & WITHERSPOON SUB- DIV	LOT 7 BLK 202			
104 S 9TH ST CIRCLE					
CHICKASHA OK 73018-0000	School: 9001 CHICK CITY - 1 CHICKASHA Acres 0.19 Book-Page 6107 Situs 9TH ST CIRCLE				
C590-00-001-001-0-000-00 VICTORY FAMILY CHURCH, INC	04-06-07-24650 BLOCK 1	N 50' OF LOT 1 SHANNON PARK ADDN			
4343 N FLOOD AVE					
NORMAN OK 73069-0000	School: 9001 CHICK CITY - 1 CHICKASHA Acres 0 Book-Page 3743 Situs 9TH				
C590-00-001-004-0-000-00 CONLEY, DAVID L. JR. & TERESA	04-06-07-24850 SHANNON PARK ADD'N	ALL LOT 4 BLOCK 1			
2127 S. 10 TH STREET					
CHICKASHA OK 73018-0000	School: 9001 CHICK CITY - 1 CHICKASHA Acres 0 Book-Page 2463 Situs 10TH				

C291-00-001-003-0-000-00 TREMBATH, LAWRENCE E. & CYTHI	04-06-07-10350	ALL LOT 3 GRANDVIEW 2ND ADDN	BLOCK 1
2304 S. 8TH STREET CIRCLE			
CHICKASHA OK 73018-0000	School: 9001 CHICK CITY - 1 CHICKASHA Acres 0.17 Book-Page 5655 Situs 8TH		
C291-00-001-004-0-000-00 MITCHUSSON, MELANIE	04-06-07-10400 1	ALL LOT 4 GRANDVIEW 2ND ADDN	BLOCK
2306 S 8TH STREET CIRCLE			
CHICKASHA OK 73018-0000	School: 9001 CHICK CITY - 1 CHICKASHA Acres 0.17 Book-Page 3814 Situs 8TH		
C590-00-003-001-0-000-00 MCNATT RENTALS, L.L.C.	04-06-07-25450	ALL LOTS 1-2 SHANNON PARK ADDN	BLK 3
3390 COUNTY STREET 2850			
NINNEKAH OK 73067-0000	School: 9001 CHICK CITY - 1 CHICKASHA Acres 0 Book-Page 4937 Situs SHANNON		
C290-00-002-015-0-000-00 REYNOLDS, KEITH ALAN REV TRUS	04-06-07-10150 BLOCK 2	N 10' LOT 15 & ALL LOT 16 GRANDVIEW ADDN	
105 9TH STREET CIRCLE			
CHICKASHA OK 73018-0000	School: 9001 CHICK CITY - 1 CHICKASHA Acres 0 Book-Page 4479 Situs 9TH		
C290-00-002-017-0-000-00 REYNOLDS, KEITH ALAN REV TRUS	04-06-07-10200 2	ALL LOT 17 GRANDVIEW ADDN	BLOCK
105 9TH STREET CIRCLE			
CHICKASHA OK 73018-0000	School: 9001 CHICK CITY - 1 CHICKASHA Acres 0 Book-Page 4479 Situs 9TH		
C590-00-002-005-0-000-00 BAKER, DUANE ALAN	04-06-07-25150	ALL LOT 5-6 SHANNON PARK ADDN	BLOCK 2
12 SHANNON DR.			
CHICKASHA OK 73018-0000	School: 9001 CHICK CITY - 1 CHICKASHA Acres 0 Book-Page 5162 Situs SHANNON		

C291-00-001-003-0-000-00 TREMBATH, LAWRENCE E. & CYTHI	04-06-07-10350 GRANDVIEW 2ND ADDN	ALL LOT 3	BLOCK 1
2304 S. 8TH STREET CIRCLE	School: 9001 CHICK CITY - 1 CHICKASHA		
CHICKASHA OK 73018-0000	Acres 0.17	Book-Page 5655	Situs 8TH
C291-00-001-004-0-000-00 MITCHUSSON, MELANIE	04-06-07-10400 1 GRANDVIEW 2ND ADDN	ALL LOT 4	BLOCK
2306 S 8TH STREET CIRCLE	School: 9001 CHICK CITY - 1 CHICKASHA		
CHICKASHA OK 73018-0000	Acres 0.17	Book-Page 3814	Situs 8TH
C590-00-003-001-0-000-00 MCNATT RENTALS, L.L.C.	04-06-07-25450 SHANNON PARK ADDN	ALL LOTS 1-2	BLK 3
3390 COUNTY STREET 2850	School: 9001 CHICK CITY - 1 CHICKASHA		
NINNEKAH OK 73067-0000	Acres 0	Book-Page 4937	Situs SHANNON
C290-00-002-015-0-000-00 REYNOLDS, KEITH ALAN REV TRUS	04-06-07-10150 BLOCK 2	N 10' LOT 15 & ALL LOT 16 GRANDVIEW ADDN	
105 9TH STREET CIRCLE	School: 9001 CHICK CITY - 1 CHICKASHA		
CHICKASHA OK 73018-0000	Acres 0	Book-Page 4479	Situs 9TH
C290-00-002-017-0-000-00 REYNOLDS, KEITH ALAN REV TRUS	04-06-07-10200 2 GRANDVIEW ADDN	ALL LOT 17	BLOCK
105 9TH STREET CIRCLE	School: 9001 CHICK CITY - 1 CHICKASHA		
CHICKASHA OK 73018-0000	Acres 0	Book-Page 4479	Situs 9TH
C590-00-002-005-0-000-00 BAKER, DUANE ALAN	04-06-07-25150 SHANNON PARK ADDN	ALL LOT 5-6	BLOCK 2
12 SHANNON DR.	School: 9001 CHICK CITY - 1 CHICKASHA		
CHICKASHA OK 73018-0000	Acres 0	Book-Page 5162	Situs SHANNON

C290-00-001-001-0-001-00 GRANDVIEW LTD. ATTN: CARL POJEZNY P.O. BOX 20837	04-06-07-09350 ALL LOT 1-LESS N 100' OF W 140' & TR BG 738.31' E OF NW/C LOT 2 E 581.69' S 843.72' W 380' S 470' W 300' N 598.33' W 1 56' N 264.35' E 262.57'
OKLAHOMA CITY OK 73156-0000	School: 9001 CHICK CITY - 1 CHICKASHA Acres 0 Book-Page 4534 Situs GRAND AVE
C590-00-003-003-0-000-00 HARMON, RICKY G. & SHARON Y. 5 SHANNON DRIVE	04-06-07-25500 ALL LOT 3 SHANNON PARK ADDN BLK 3
CHICKASHA OK 73018-0000	School: 9001 CHICK CITY - 1 CHICKASHA Acres 0 Book-Page 4534 Situs SHANNON
C290-00-001-001-0-003-00 CHICKASHA DEVELOPMENT CO. LLC 600 NW 23RD AT, STE 200	04-06N-07W PART OF COMM NE/C NE/4 TH N 89DEG 51'50"W 625.01' TO POB TH S 00DEG 01'14"E 385.00' TH S 89DEG 51'50"E 200.00'; TH N 00DEG 01'14"W 123.00';
OKLAHOMA CITY OK 73103-0000	School: 9001 CHICK CITY - 1 CHICKASHA Acres 8.71 Book-Page 5490 Situs
C290-00-001-002-0-002-00 TIBBETTS RENTALS, LLC 25 WALNUT DRIVE	4-06N-07W PART OF LOT 2 BLOCK 1 GRAND VIEW ADDN COMM AT NW/C OF NE/4 04-06N-07W TH S 00DEG 00'00"E 685.00; TH S 89DEG 51'50"E 65'; TH S 89DEG 51'50" E 107' TO POB; TH N 00DE.....
NINNEKAH OK 73067	School: 9001 CHICK CITY - 1 CHICKASHA Acres 0.06 Book-Page 4788 Situs
C590-00-001-002-0-002-00 CHICKASHA MUNICIPAL AUTHORITY 117 N. 4TH STREET	04-06-07-24750 TR BEG SE/C LOT 2 SHANNON PARK ADDN, CHICKASHA TH W 132.5' TO INTER. E LINE LOT 4 BLK 1, S 62' SW LY ALONG S SIDE LOT 3 BL.....
CHICKASHA OK 73018-0000	School: 9001 CHICK CITY - 1 CHICKASHA Acres 0 Book-Page 4788 Situs



SURVEYOR'S CERTIFICATE

To:

NEW PHASE VENTURES LLC
MCCLEIN BANK, its successors and/or assigns
CHICKASHA DEVELOPMENT COMPANY, LLC, an Oklahoma limited liability co.
AMERICAN GUARANTY TITLE INSURANCE COMPANY
OLD REPUBLIC TITLE COMPANY OF OKLAHOMA

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 1, 2, 3, 4, 6(b), 7(a)(1)-(c), 8, 9, 13, 16 and 17 of Table A thereof.

The field work was completed on March 12, 2025

Justin Smith, Professional Land Surveyor No. 1868

Date of Plat or Map: March 24, 2025

Date of Signature: March 27, 2025

GENERAL SURVEY NOTES:

- This plat or map and the survey on which it is based were made in accordance with the "Oklahoma Minimum Standards for the Practice of Land Surveying" as adopted by the Oklahoma State Board of Licensure for Professional Engineers and Land Surveyors.
- The property described herein is the same as the property described in American Guaranty Title Insurance Company Commitment No. 25311529 with an effective date of February 10, 2025 and that all easements, covenants and restrictions referenced in said title commitment or apparent from a physical inspection of the site or otherwise known to me have been placed hereon or otherwise noted as to their effect on the subject property.
- Said described property is located within an area having a Zone Designation "X", "AE" and "Floodway" by the Federal Emergency Management Agency (FEMA), on Flood Insurance Rate Map No. 40051C02200E, with a date of identification of April 3, 2012, for Community No. 400234, in Grady County, State of Oklahoma, which is the current Flood Insurance Rate Map for the community in which said premises is situated.
- The Property has direct access to Park Avenue, a dedicated public street or highway.
- The total number of striped parking spaces on the subject property is 0.
- There is no observed evidence of current earth moving work, building construction or building additions.
- There are no proposed changes in street right of way lines, to the best of my knowledge.
- There is no observed evidence of recent street or sidewalk construction or repairs.
- There is no observed evidence of site use as a solid waste dump, sump or sanitary landfill.
- No zoning report provided at the time of survey.

LEGAL DESCRIPTION:

A tract of land being a part of Lot 2, Block 1, GRAND VIEW ADDITION to the City of Chickasha, Grady County, Oklahoma and lying in the Northwest Quarter of the Northeast Quarter (NW1/4-NE1/4) of Section 4, Township 6 North, Range 7 West of the Indian Meridian, Chickasha, Grady County, Oklahoma being more particularly described as follows:

BEGINNING at the Northwest corner of said Lot 2, said point being South 00°00'00" West, a distance of 487.00 feet and South 89°51'50" East, a distance of 40.00 feet to the northwest corner of said NW1/4-NE1/4;

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THENCE North 00°00'00" East, a distance of 30.00 feet, to a point on the north right-of-way line of said Park Avenue and the south line of said Lot 2, Block 1, GRAND VIEW ADDITION;

THENCE North 89°51'50" West, along said north right-of-way and south line, a distance of 290.00 feet, to a point on the east right-of-way line of said Ninth Street and the west line of said Lot 2, Block 1, GRAND VIEW ADDITION;

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THENCE North 00°00'00" East, along said east right-of-way line and west line, a distance of 132.00 feet to the POINT OF BEGINNING.

Said tract of land contains an area of 190,269 square feet or 4.3680 acres, more or less.

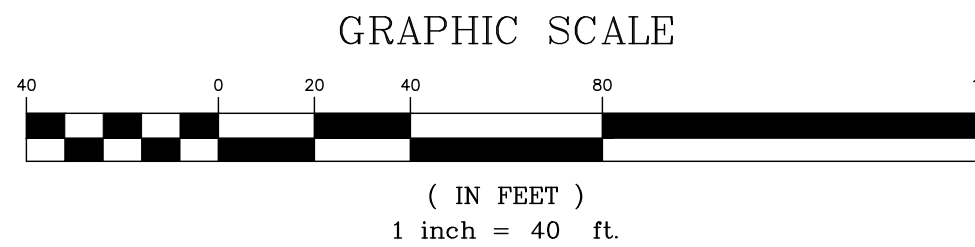
TITLE COMMITMENT EXCEPTION NOTES:

- Property is subject to the terms and conditions as contained in DECLARATION OF COVENANTS AND RESTRICTIONS, recorded in Book 4120, Page 468, DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR THE WOODLANDS recorded in Book 5895, Page 326, FIRST AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR THE WOODLANDS recorded in Book 5702, Page 107 and SECOND AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS FOR THE WOODLANDS recorded in Book 6182, Page 264, inasmuch as subject property lies within the lands described therein. (Not Plottable)
- RIGHT OF WAY EASEMENT in favor of Southwestern Bell Telephone Company, for telecommunications, recorded in Book 569, Page 581, is a blanket type document and affects subject property inasmuch as subject property lies within the lands described therein. (Not Plottable)
- CONTRACT FOR RELOCATION by and between Southwestern Bell Telephone Company and Grandview LTD., recorded in Book 960, Page 332, grants Southwestern Bell Company a new easement and asks to release prior easement recorded in Book 569, Page 581 in which Grandview LTD has violated its terms. Said document does not provide enough information to confidently depict said easement and therefore unable to determine the extent of how said easement affects subject property.
- RIGHT-OF-WAY AGREEMENT in favor of the City of Chickasha, for sewer line, recorded in Book 606, Page 213, does not affect subject property but is shown hereon for reference purposes only.
- RIGHT-OF-WAY AGREEMENT in favor of the City of Chickasha, for sewer line, recorded in Book 611, Page 250, does not affect subject property but is shown hereon for reference purposes only.
- GRANT OF SANITARY SEWER EASEMENT in favor of the City of Chickasha, for sewer line, recorded in Book 1359, Page 438, does not affect subject property.
- RIGHT-OF-WAY AGREEMENT in favor of Reliance Pipeline Company, for pipeline, recorded in Book 1760, Page 334, does not affect subject property.
- DRAINAGE EASEMENT in favor of the public, for drainage, recorded in Book 2486, Page 40, does not affect subject property.
- DRAINAGE EASEMENT in favor of the public, for drainage, recorded in Book 2526, Page 225, does not affect subject property.
- DECLARATION OF RECIPROCAL EASEMENTS WITH COVENANTS AND RESTRICTIONS, by and between Grandview, LTD and Homeland Stores, Inc., recorded in Book 3053, Page 51. Said document does not contain "Exhibit A" in which describes the tracts of lands and therefore cannot be determined if it affects subject property.
- EASEMENT in favor of the public, for public road, recorded in Book 217, Page 608, does not affect subject property.
- EASEMENT FOR RIGHT-OF-WAY in favor of the State of Oklahoma, for public road, recorded in Book 187, Page 324 does not affect subject property.
- DEDICATION DEED in favor of the State of Oklahoma, for public highway, recorded in Book 636, Page 282, does not affect subject property.
- GRANT OF UTILITY EASEMENT in favor of the City of Chickasha, for utilities, recorded in Book 1219, Page 873, does not affect subject property.
- All matters as shown on the Plat of GRAND VIEW ADDITION, recorded in Book 1 of Plats, Page 59, affects subject property and is shown hereon.

FEMA FLOOD HAZARD LEGEND

- FLOOD ZONE "AE" (1% ANNUAL CHANCES OF FLOOD HAZARD)
- FLOOD ZONE "X" (0.2% ANNUAL CHANCES OF FLOOD HAZARD)
- REGULATORY FLOODWAY

SURVEY LEGEND



ALT/NSPS LAND TITLE SURVEY
S. 9TH STREET & W. PARK AVENUE
CHICKASHA
GRADY COUNTY
STATE OF OKLAHOMA

Sheet: 1 of 1

KORMAN
2505 S. 10th St.
Oklahoma City, OK 73106
P: 405.418.2389
F: 405.418.2389
E: korm@korm.com

OKLAHOMA CITY
Chickasha City
Chickasha, OK 73015
P: 405.960.7704
F: 405.960.7704
E: korm@korm.com

NO.	DATE	DESCRIPTION	BY	CHK
1	4/10/25	ADD WATER LINE PER PLAT	CMP	
2				
3				
4				
5				
6				
7				
8				
9				
10				

Files: 231179420\Boudabady.dwg

SURVEY LEGEND

AIR CONDITIONER	ELECTRIC METER	GUY ANCHOR	MAIL BOX	REFERENCE POINT	TELEPHONE PEDESTAL	WATER MARKER
AREA DRAIN OR CATCH BASIN	ELECTRIC MANHOLE	GAS METER	MONITORING WELL	SECTION CORNER	TELEPHONE PEDESTAL	WATER METER PIT
ALPHA BOX	ELECTRIC MARKER	GAS MARKER	MISC. MARKER	SPIGOT	TREE	WATER MANHOLE
AUTO SPRINKLER	ELECTRIC UTILITY TRANSFORMER	GUARD POST	GAS VALVE	SEWER LIFT STATION	WATER SHUTOFF (SPIGOT)	WATER WELL
AIR VENT	ELECTRIC UTILITY TRANSFORMER	GREASE TRAP	GAS VALVE	SEWER MANHOLE	WATER VALVE	WATER WELL
PROP. MON. (FOUND)	FIRE HYDRANT	HC SIGN	HC SIGN	STORM SEWER MANHOLE	TV MARKER	WATER WELL
PROP. MON. (NOT FOUND)	FIRE HYDRANT	HC SIGN	HC SIGN	STORM SEWER MANHOLE	TV MARKER	WATER WELL
BUSH	FIRE HYDRANT	HC SIGN	HC SIGN	STORM SEWER MANHOLE	TV MARKER	WATER WELL
CLEAN OUT	FIRE HYDRANT	HC SIGN	HC SIGN	STORM SEWER MANHOLE	TV MARKER	WATER WELL
DOWN SPOUT	FIRE HYDRANT	HC SIGN	HC SIGN	STORM SEWER MANHOLE	TV MARKER	WATER WELL
UNDERG. FIBER OPTIC	UNDERG. GAS	UNDERG. STORM SEWER	UNDERG. STORM SEWER	UNDERG. STORM SEWER	UNDERG. STORM SEWER	UNDERG. STORM SEWER
UNDERG. TELEVISION	UNDERG. ELECTRIC	UNDERG. CHILLED WATER	UNDERG. CHILLED WATER	UNDERG. CHILLED WATER	UNDERG. CHILLED WATER	UNDERG. CHILLED WATER
TOP OF BANK	TOP OF BANK	TOP OF BANK	TOP OF BANK	TOP OF BANK	TOP OF BANK	TOP OF BANK
O/P/L OVERHEAD PIPE LINE	O/P/L OVERHEAD PIPE LINE	O/P/L OVERHEAD PIPE LINE	O/P/L OVERHEAD PIPE LINE	O/P/L OVERHEAD PIPE LINE	O/P/L OVERHEAD PIPE LINE	O/P/L OVERHEAD PIPE LINE
EDGE OF ASPHALT	EDGE OF CONCRETE	EDGE OF CONCRETE	EDGE OF CONCRETE	EDGE OF CONCRETE	EDGE OF CONCRETE	EDGE OF CONCRETE
P.O.C. - POINT OF COMMENCEMENT	P.O.C. - POINT OF COMMENCEMENT	P.O.C. - POINT OF COMMENCEMENT	P.O.C. - POINT OF COMMENCEMENT	P.O.C. - POINT OF COMMENCEMENT	P.O.C. - POINT OF COMMENCEMENT	P.O.C. - POINT OF COMMENCEMENT
M - MEASURED	M - MEASURED	M - MEASURED	M - MEASURED	M - MEASURED	M - MEASURED	M - MEASURED
P.O.B. - POINT OF BEGINNING	P.O.B. - POINT OF BEGINNING	P.O.B. - POINT OF BEGINNING	P.O.B. - POINT OF BEGINNING	P.O.B. - POINT OF BEGINNING	P.O.B. - POINT OF BEGINNING	P.O.B. - POINT OF BEGINNING
R - RECORD	R - RECORD	R - RECORD	R - RECORD	R - RECORD	R - RECORD	R - RECORD

FLOOD LEGEND

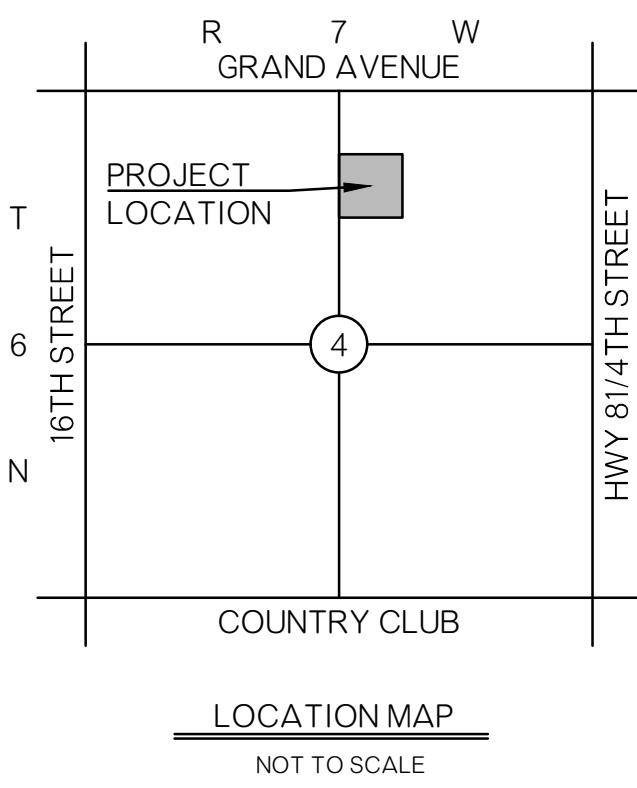
500 YEAR FLOOD	100 YEAR FLOOD	FLOOD WAY
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SITE LEGEND

PROPOSED BUILDING	6" ASPHALT PAVEMENT	5" ASPHALT PAVEMENT
5" OR 6" P.C. CONCRETE PAVEMENT	7" REINFORCED P.C. CONCRETE PAVEMENT	CONCRETE SIDEWALK
LANDSCAPING	6" CONCRETE CURB & GUTTER	6" CONCRETE CURB
PROPOSED RETAINING WALL		

NOTE: PROVIDE SOLID SLAB SOD IN ALL DISTURBED AREAS UNLESS SHOWN OTHERWISE ON THE LANDSCAPE PLANS.

NOTE: REFER TO SHEET C-5 SITE UTILITY PLAN FOR UNDERGROUND UTILITY INFORMATION.



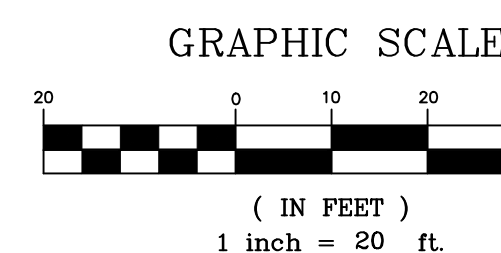
NO.	DATE	DESCRIPTION	REVISIONS
1	05/15/25	ISSUED FOR REVIEW	

PROJ. NO.	17663
DATE	05/15/25
DRAWN BY	DSW
CHECKED BY	DSA

WOODLANDS RESIDENTIAL PHASE 1
S. 9TH STREET & W. PARK AVENUE
CHICKASHA, OKLAHOMA
VARIANCE REQUEST SITE EXHIBIT

SCALE	HOR. 1"=20'
SHEET	1

FOR REVIEW
NOT FOR CONSTRUCTION



UTILITY STATEMENT:
THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR & ENGINEER MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR & ENGINEER FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR & ENGINEER HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES. CONTRACTOR IS RESPONSIBLE IN VERIFYING LOCATION OF UTILITIES.



CITY OF CHICKASHA

WOODLANDS RESIDENTIAL PHASE 1

NO-RISE CERTIFICATION

JUNE 4TH, 2025

S. 9TH STREET & W. PARK AVENUE

SMITH ROBERTS BALDISCHWILER, LLC
2500 MCGEE DRIVE SUITE 100
NORMAN OK 73072



DANIEL S. ANDRULONIS, P.E.

"NO-RISE" CERTIFICATION

This is to certify that I am a duly qualified registered professional engineer licensed to practice in the State of Oklahoma.

It is further to certify that the Woodlands Residential Phase 1 will not impact the 1% Annual Chance of flood elevations, floodway elevations, or floodway widths on Congo Creek Main & Middle Branch at published sections in the Flood Insurance Study for Grady County, OK dated April 3rd, 2012 and will not impact the 1% Annual Chance of flood elevations, floodway elevations, or floodway widths at unpublished cross-sections in the vicinity of the proposed development. Furthermore, the hydraulic design is in compliance with 44 CFS 60.3 (d)(3) and there are no potential risks to human life or property due to the proposed construction.

Attached are the following documents that support my findings:

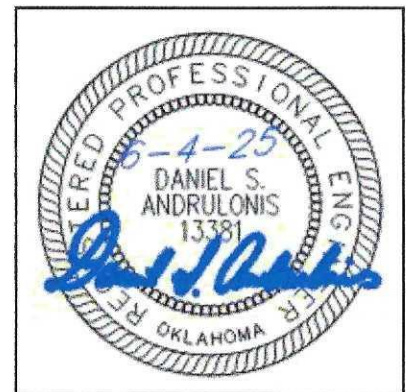
Appendix A - Hydrology (FEMA FIS & OKC Urbanized Report)

Appendix B - No-Rise Analysis (HEC-RAS FEMA)

Signature: _____

Daniel S. Andrulonis

Title: Project Engineer Date: 06/04/2025



{SEAL}

City of Chickasha
Woodlands Residential Phase 1
No-Rise Analysis

1.0 Introduction

The proposed project consists of the construction of several multi-family residential units, drives, parking, site utilities and miscellaneous improvements.

Due to the proximity of the existing flood plain/floodway, it is being requested that a waiver of the storm water detention requirements be granted for this project. This analysis shows that no change in the base flood elevation on site, upstream or downstream of the site will result from the proposed construction.

2.0 Analysis

The hydrologic parameters used for this analysis were obtained from the FEMA FIS Report for Grady County, Oklahoma and are included in Appendix A. In addition, a HEC-RAS hydraulic model was analyzed with Pre-Project and Post-Project Conditions comparing FEMA Peak discharges (10-Yr., 50-Yr., 100-Yr. & 500-Yr. Floodplain). The results of the model are included in Appendix B. The results show no change or decrease at FEMA Cross Sections P through T in the Base Flood Elevation (see Table 1).

The plans/profiles were created:

1. Pre-Project & Post-Project 100-Yr. Floodplain (FEMA Discharges)

For proposed plans/profiles, the geometry was modified to reflect the proposed development (see Cross Section Profiles in Appendix B).

Table 1. Congo Creek Main Branch - No Rise Results

		100-Yr. Floodplain FEMA	
FEMA XS	Station	Pre-Project WSEL (ft)	Post-Project WSEL (ft)
T	16,748	1125.3	1125.3
U	16,081	1124.3	1124.3
Proposed Drive	15,953	1123.0	1123.0
Proposed Buildings	15,761	1122.4	1122.4
Extents of Proposed Development	15,535.5	1122.5	1122.5
R	14,425	1117.2	1117.2
Q	13,988	1115.6	1115.6
P	13,728	1110.9	1110.9

Table 2. Congo Creek Middle Branch - No Rise Results

		100-Yr. Floodplain FEMA	
FEMA XS	Station	Pre-Project WSEL (ft)	Post-Project WSEL (ft)
E*	1,660	1123.3	1123.3
D*	1,171	1120.6	1120.6
C*	565	1118.5	1118.5
B*	421	1116.9	1116.9
-	134	1117.7	1117.7

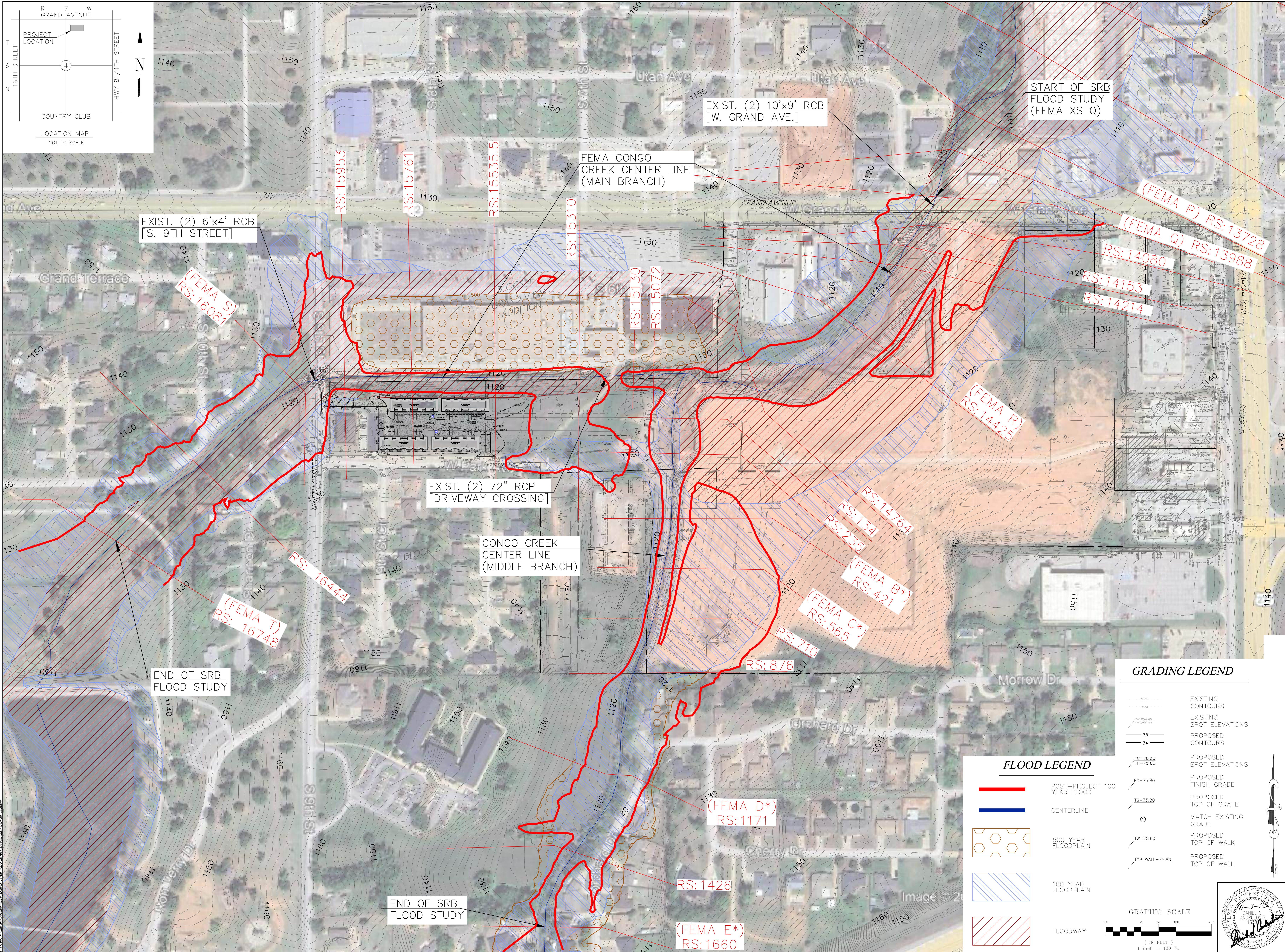
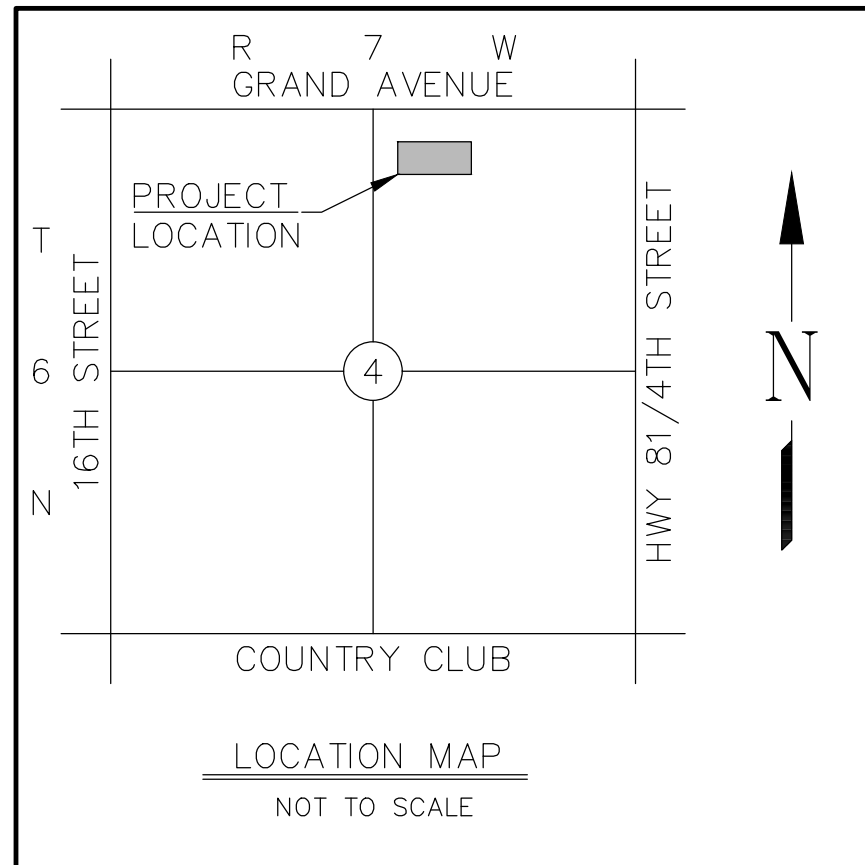
*Approximate location of XS based on Flood Profiles for Congo Creek Middle Branch from FEMA FIS Report for Grady County, Oklahoma.

3.0 Conclusions

No-rise in the base flood elevation will result from the proposed project, and a no-rise certification is warranted. Furthermore, the hydraulic design is in compliance with 44 CFS 60.3 (d)(3) and there are no potential risks to human life or property due to the proposed construction.

4.0 Future Actions

An As-Built Survey will be completed upon construction of proposed project.



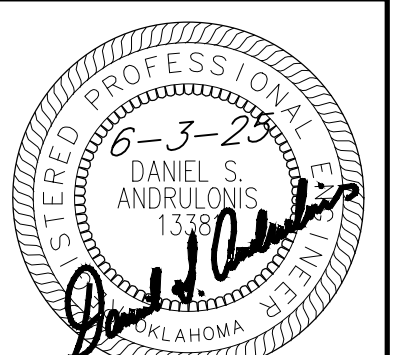
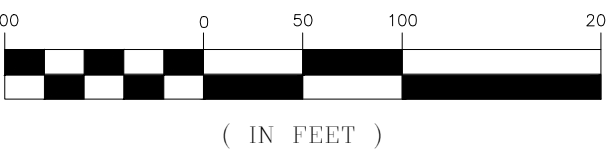
GRADING LEGEND

- | | |
|--|--------------------------|
| | EXISTING CONTOURS |
| | EXISTING SPOT ELEVATIONS |
| | PROPOSED CONTOURS |
| | PROPOSED SPOT ELEVATIONS |
| | PROPOSED FINISH GRADE |
| | PROPOSED TOP OF GRATE |
| | MATCH EXISTING GRADE |
| | PROPOSED TOP OF WALK |
| | PROPOSED TOP OF WALL |

FLOOD LEGEND

- | | |
|--|-----------------------------|
| | POST-PROJECT 100 YEAR FLOOD |
| | CENTERLINE |
| | 500 YEAR FLOODPLAIN |
| | 100 YEAR FLOODPLAIN |
| | FLOODWAY |

GRAPHIC SCALE



WOODLANDS RESIDENTIAL PHASE 1
S. 9TH STREET & W. PARK AVENUE
CHICKASHA, OKLAHOMA
NO-RISE ANALYSIS EXHIBIT

SCALE:
HOR. 1"=100'
SHEET
1

ENGINEERING SURVEYING PLANNING
SRB
REVISIONS
NO. DATE DESCRIPTION
1 11/7661 06/03/25
DRAWN BY: CSW
DESIGNED BY: DSA
CHECKED BY: DSA

SURVEY LEGEND

AIR CONDITIONER	ELECTRIC METER	GUY ANCHOR	MAIL BOX	REFERENCE POINT	TELEPHONE PEDestal	WATER MARKER
AREA DRAIN OR CATCH BASIN	ELECTRIC MANHOLE	GAS METER	MONITORING WELL	SECTION CORNER	TELEPHONE PEDestal	WATER METER PIT
ALPHA BOX	ELECTRIC MARKER	GAS MARKER	MISC. MARKER	SEWER CONTROL VALVE	TREE	SQUARE WATER METER
AUTO SPRINKLER	ELECTRIC UTILITY TRANSFORMER	GREASE TRAP	PULLBOX	SANITARY SEWER LIFT STATION	TRAFFIC SIGNAL LIGHT	WATER SHUTOFF (SPIGOT)
AIR VENT	END UNKNOWN	GAS VALVE	PARKING METER	SEWER MANHOLE	TV MANHOLE	WATER VALVE
PROP. MON. (SET)	FIRE HYDRANT	HC SIGN	POWER POLE WITH SERVICE	STORM SEWER MANHOLE	TV PEDestal	WATER WELL
BUSH	HC PARKING	FLAG POLE	INLET	QUARTER CORNER EAST-WEST	VENT	YARD LIGHT
CLEAN OUT	FIRE VALVE	LIGHT POLE	QUARTER CORNER NORTH-SOUTH	TELEPHONE MANHOLE	ROUND WATER METER	BM #1 (FIXED)
UNDERGROUD FIBER OPTIC	UNDERGROUD GAS	UNDERGROUD STORM SEWER	UNDERGROUD SANITARY SEWER	UNDERGROUD TELEPHONE		
UNDERGROUD TELEVISION	TUG	UNDERGROUD CHILLED WATER	UNDERGROUD ELECTRIC	OVERHEAD ELECTRIC		
TOP OF BANK	CHAINLINK FENCE	HEDGE	BARBED WIRE FENCE	TREE LINE		
EDGE OF ASPHALT	EDGE OF CONCRETE	EDGE OF DIRT	PRESENT RIGHT-OF-WAY	BUILDING SETBACK LINE		
P.O.C. - POINT OF COMMENCEMENT	M - MEASURED		P.O.B. - POINT OF BEGINNING	R - RECORD		

FLOOD LEGEND

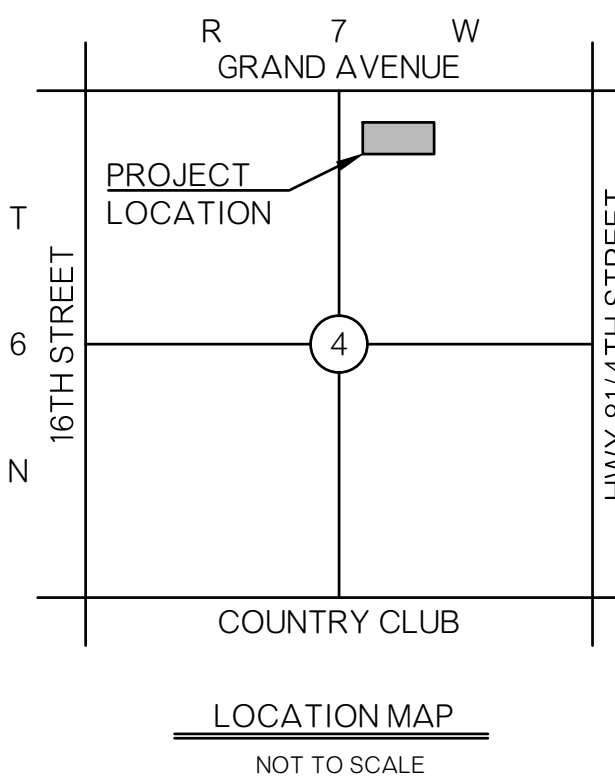
500 YEAR FLOOD
100 YEAR FLOOD
FLOOD WAY

SITE LEGEND

PROPOSED BUILDING
6" ASPHALT PAVEMENT
5" ASPHALT PAVEMENT
5" OR 6" P.C. CONCRETE PAVEMENT
7" REINFORCED P.C. CONCRETE PAVEMENT
CONCRETE SIDEWALK
LANDSCAPING
6" CONCRETE CURB & GUTTER
6" CONCRETE CURB
PROPOSED RETAINING WALL

NOTE: PROVIDE SOLID SLAB SOD IN ALL DISTURBED AREAS UNLESS SHOWN OTHERWISE ON THE LANDSCAPE PLANS.

NOTE: REFER TO SHEET C-5 SITE UTILITY PLAN FOR UNDERGROUND UTILITY INFORMATION.



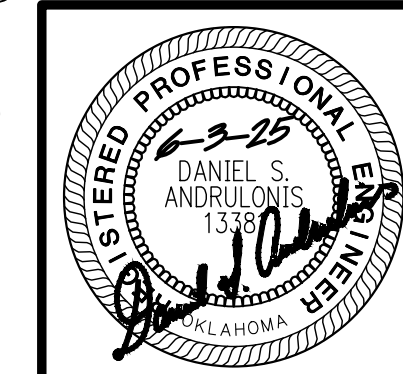
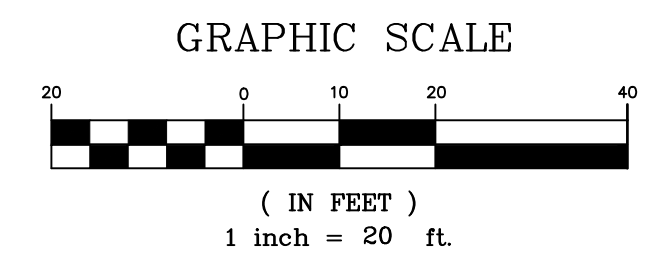
NO.	T	DATE	DESCRIPTION	REVISIONS
1		11/16/20	17663	
2		06/03/25	17663	
3				
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8				
9				
10				

PROJ. DATE:	11/16/20
DRAWN BY:	DSW
CHECKED BY:	DSA

WOODLANDS RESIDENTIAL PHASE 1
S. 9TH STREET & W. PARK AVENUE
CHICKASHA, OKLAHOMA
SITE PLAN

SCALE:	HOR. 1"=20'
SHEET	C-3.0

UTILITY STATEMENT:
THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR & ENGINEER MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR & ENGINEER FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR & ENGINEER HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES. CONTRACTOR IS RESPONSIBLE IN VERIFYING LOCATION OF UTILITIES.



- AIR CONDITIONER - CATCHER DRAIN - ALPHA BOX - AUTO SPRINKLER - VENT - PROP. MON. (FALLING) - PROP. MON. (RISING) - CLEAN OUT - CLEAN SPOUT	- ELECTRIC METER - GAS METER - ELECTRIC MARKER - ELECTRIC UTILITY - GROUND TRAP - FRENCH DRAIN - HC SP. (BSH) - TY FIRE HYDRANT - FL. PIPE - INLET - FIRE VALVE	- OUT - MAIL BOX - MOUNTING HEAD - M.S. MARKER - PIER - PAIL BOX - PARKING METER - POWER POLE - POWER POLE WITH SERVICE - TRAFFIC CORNER - EAST-WEST - QUADRANT CORNER - NORTH-SOUTH	- REFERENCE POINT - SINKER - SANITARY STATION - LEFT STATION - THRU-SEWER - THRU-SEWER MANHOLE - POWER POLE - TRAFFIC CONTROL - EAST-WEST - QUADRANT CORNER - NORTH-SOUTH	- TELEPHONE MANHOLE - FOOTING - FREE - FREE - THRU-SEWER - TV MANHOLE - TV MANHOLE - PEDESTAL - VENT - WATER	- WATER MARKER - WATER METER - WATER MANHOLE - SQUARE WATER - WATER SHUT OFF - WATER VALVE - WATER VALVE - WATER VALVE - YD LIGHT - E.M. LIGHT - E.L. XX XX - E.L. XX XX - E.L. XX XX
UNDERGROUND FIBER OPTIC TVLUS UNDERGROUND TELEVISION TOE OF BANK 0/0% - 0/0% OVERHEAD FENCE EDGE OF ASPHALT	UNDERGROUND GAS PLUS UNDERGROUND ELECTRIC TOE OF BANK 0/0% - 0/0% OVERHEAD TELEPHONE EDGE OF CONCRETE	UNDERGROUND STORM SEWER W UNDERGROUND CHILLED WATER CHAIN LINK FENCE 0/0% - 0/0% OVERHEAD TELEVISION EDGE OF DIRT	SS C/N UNDERGROUND CHILLED WATER STOCKPILE FENCE 0/0% - 0/0% OVERHEAD TELEVISION PRESENT RIGHT-OF-WAY	TUG OVERHEAD TELEPHONE OVERHEAD ELECTRIC BARBED WIRE FENCE RESURFACING BUILDING SETBACK LINE	
P.O.C. - POINT OF COMMENCEMENT (M) - MEASURED	P.O.B. - POINT OF BEGINNING (R) - RECORD				

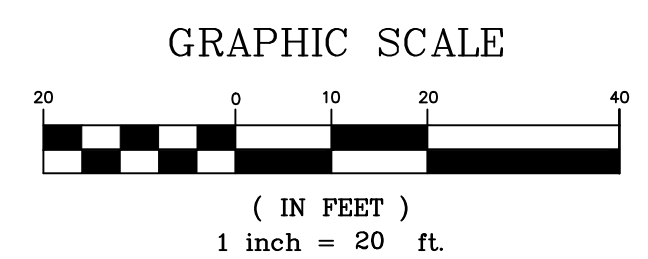
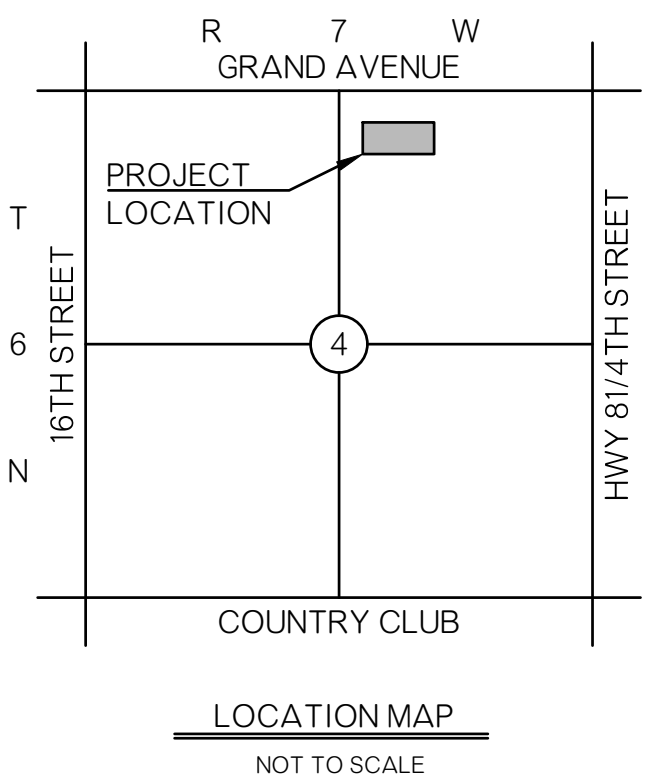
500 YEAR FLOOD

100 YEAR FLOOD

FLOOD WAY

[illegible]

NOTE: REFER TO SHEET C-5 SITE
UTILITY PLAN FOR UNDERGROUND
UTILITY INFORMATION.



SCALE:
HOR. 1"=20'

SHEET
C-4.0

APPENDIX A

Hydrology - FEMA FIS & USGS-8326 Reports



6((),6 5(3257)25 '(7\$,/(' /(*(' \$1' ,1'(: 0\$3)25),50

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+\$=\$5' \$5(

5HJXODWRU\)ORRGZD\

12 6&5((\$UHD RI 0LQLPDO)ORRG
(IHFPLYH /205V
27+(5 \$5 (\$6 \$UHD RI 8QGHWHUPLQH
*(1(\$ /--- &KDQQHO &XOYHUW RU
6758&785(16111 /HYHH 'LNH RU)ORRGZD

&URVV 6HFWRQRV ZLWK
:DWHU 6XUIDFH (OHYDWL
--- &RDVWDO 7UDQVHF
%DVH)ORRG (OHYDWLRQ
/LPL RI 6WXG\
-XULVGLFWLRQ %RXQGDU
--- &RDVWDO 7UDQVHF %DV
27+(5 3URLOH %DVHOLQH
)(\$785(6 +IGURJUDSKLF)HDWXUH

'LJLWDO 'DWD \$YDLODEO
1R 'LJLWDO 'DWD \$YDLODEO
0\$3 3\$1(/6 8QPDSHG

7KH SLQ GLVSODIHG RQ WKH
SRLQW VHOHFWHG E\ WKH XV
DQ DXWKRLWDWLYH SURSHU

7KLV PDS FRPSOLHV ZLWK)(0\$ V VWDQ
GLJLWDO IORRG PDSV LI LW LV QRW YR
7KH EDVHPDS VKRZQ FRPSOLHV ZLWK)(0
DFFXUD\ VWDQGDUGV

7KH IORRG KD]DUG LQIRUPDWLRQ LV GH
DXWKRLWDWLYH 1)/ ZHE VHUFLFHV S
ZDV H[SRUWHG RQW DQG GRHV QRW
UHIOHFV FKDQJHV RU DPHQGPHQV VX
WLPH 7KH 1)/ DQG HIIHFWLYH LQIRUP
EHFRPH VXSHUVHG E\ QHZ GDWD RYH

7KLV PDS LPDJH LV YRLG LI WKH RQH R
HOHPHQWV GR QRW DSSHDU EDVHPDS
OHJHQ VFDODU PDS FUDWLRQ G
,50 SDQHO QXPEHU DQG),50 HIIHFWLY
XQPDSSHG DQG XQPRGHUQLJHG DUHDV
UHJXODWRU\ SXUSRVH

This map is for use in administering the National Flood Insurance Program. It does not necessarily identify all areas subject to flooding, particularly from local drainage sources of small size. The **community map repository** should be consulted for possible updated or additional flood hazard information.

Coastal Base Flood Elevations shown on this map apply only to landward of 0.0' North American Vertical Datum of 1988 (NAVD 88). Users of this FIRM should be aware that coastal flood elevations are also provided in the Summary of Stillwater Elevations table in the Flood Insurance Study report for this jurisdiction. Elevations shown in the Summary of Stillwater Elevations table should be used for construction and/or floodplain management purposes when they are higher than the elevations shown on this FIRM.

Certain areas not in Special Flood Hazard Areas may be protected by flood control structures. Refer to Section 2.4 "Flood Protection Measures" of the Flood Insurance Study report for information on flood control structures for this jurisdiction.

Flood elevations on this map are referenced to the North American Vertical Datum of 1988. These flood elevations must be compared to structure and ground elevations referenced to the same **vertical datum**. For information regarding conversion between the National Geodetic Vertical Datum of 1929 and the North American Vertical Datum of 1988, visit the National Geodetic Survey website at <http://www.ngs.noaa.gov/> or contact the National Geodetic Survey at the following address:

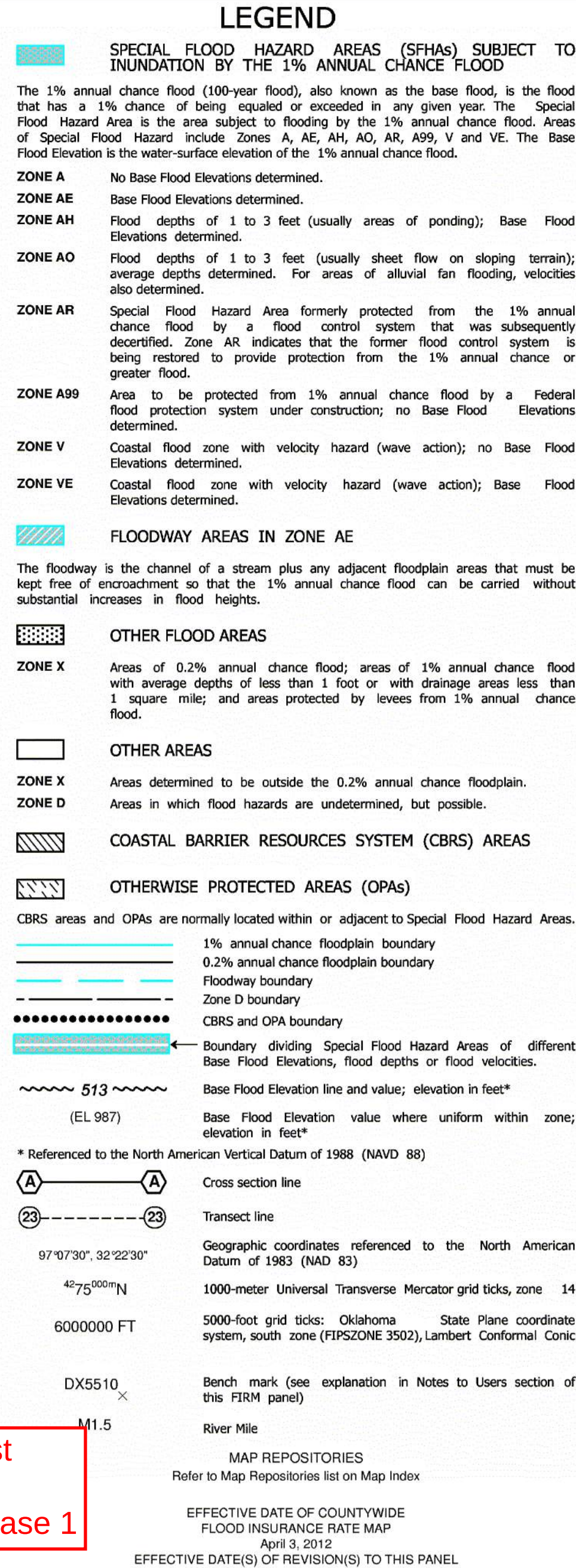
To obtain current elevation, description, and/or location information for **bench marks** shown on this map, please contact the Information Services Branch of the National Geodetic Survey at (301) 713-3242, or visit its website at <http://www.ngs.noaa.gov/>.

This map reflects more detailed and up-to-date **stream channel configurations** than those shown on the previous FIRM for this jurisdiction. The floodplains and floodways that were transferred from the previous FIRM may have been adjusted to conform to these new stream channel configurations. As a result, the Flood Profiles and Floodway Data tables in the *Flood Insurance Study report (which contains authoritative hydraulic data)* may reflect stream channel distances that differ from what is shown on this map.

Corporate limits shown on this map are based on the best data available at the time of publication. Because changes due to annexations or de-annexations may have occurred after this map was published, map users should contact appropriate community officials to verify current corporate limit locations.

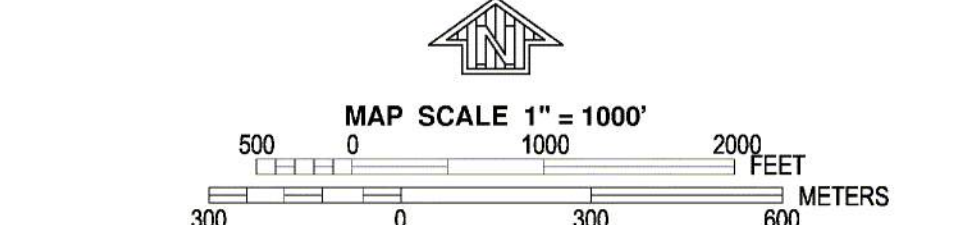
Please refer to the separately printed **Map Index** for an overview map of the county showing the layout of map panels; community map repository addresses; and a Listing of Communities table containing National Flood Insurance Program dates for each community as well as a listing of the panels on which each community is located.

For information and questions about this map, available products associated with this FIRM including historic versions of this FIRM, how to order products or the National Flood Insurance Program in general, please call the FEMA Map Information eXchange at 1-877-FEMA-MAP (1-877-336-2627) or visit the **FEMA Map Service Center** website at <http://msc.fema.gov>. Available products may include previously issued Letters of Map Change, a Flood Insurance Study Report, and/or digital versions of this map. Many of these products can be ordered or obtained directly from the website. Users may determine the current map date for each FIRM panel by visiting the **FEMA Map Service Center** website or by calling the FEMA Map Information eXchange.



For community map revision history prior to countywide mapping, refer to the Community Map History table located in the Flood Insurance Study report for this jurisdiction.

To determine if flood insurance is available in this community, contact your insurance agent or call the National Flood Insurance Program at 1-800-638-6620.



NATIONAL FLOOD INSURANCE PROGRAM	NFP	PANEL 0290E		
	FIRM FLOOD INSURANCE RATE MAP GRADY COUNTY, OKLAHOMA AND INCORPORATED AREAS			
	PANEL 290 OF 650 (SEE MAP INDEX FOR FIRM PANEL LAYOUT)			
	CONTAINS:			
	COMMUNITY	NUMBER	PANEL	SUFFIX
	GRADY COUNTY	400483	0290	E
	CHICKASHA, CITY OF	400234	0290	E
	NINNEKAH, TOWN OF	400582	0290	E
	Notice to User: The Map Number shown below should be used when placing map orders. The Community Number shown above should be used on insurance applications for the subject community.			
			MAP NUMBER 40051C0290 EFFECTIVE DATE APRIL 3, 2011	
Federal Emergency Management Agency				

NOTES TO USERS

This map is for use in administering the National Flood Insurance Program. It does not necessarily identify all areas subject to flooding, particularly from local drainage sources of small size. The community map repository should be consulted for possible updated or additional flood hazard information.

To obtain more detailed information in areas where **Base Flood Elevations** (BFEs) and/or **floodways** have been determined, users are encouraged to consult the Flood Profiles and Floodway Data and/or Summary of Stillwater Elevations tables contained within the Flood Insurance Study (FIS) report that accompanies this FIRM. Users should be aware that BFEs shown on the FIRM represent rounded whole-foot elevations. These BFEs are intended for flood insurance rating purposes only and should not be used as the sole source of flood elevation information. Accordingly, flood elevation data presented in the FIS report should be utilized in conjunction with the FIRM for purposes of construction and/or floodplain management.

Coastal Base Flood Elevations shown on this map apply only landward of 0.0' North American Vertical Datum of 1988 (NAVD 88). Users of this FIRM should be aware that coastal flood elevations are also provided in the Summary of Stillwater Elevations table in the Flood Insurance Study report for this jurisdiction. Elevations shown in the Summary of Stillwater Elevations table should be used for construction and/or floodplain management purposes when they are higher than the elevations shown on this FIRM.

Boundaries of the **floodways** were computed at cross sections and interpolated between cross sections. The floodways were based on hydraulic considerations with regard to requirements of the National Flood Insurance Program. Floodway widths and other pertinent floodway data are provided in the Flood Insurance Study report for this jurisdiction.

Certain areas not in Special Flood Hazard Areas may be protected by **flood control structures**. Refer to Section 2.4 "Flood Protection Measures" of the Flood Insurance Study report for information on flood control structures for this jurisdiction.

The **projection** used in the preparation of this map was Oklahoma State Plane south zone (FIPS ZONE 3502). The **horizontal datum** was NAD83, GRS1980 spheroid. Differences in datum, spheroid, projection or State Plane zones used in the production of FIRMs for adjacent jurisdictions may result in slight positional differences in map features across jurisdiction boundaries. These differences do not affect the accuracy of the FIRM.

Flood elevations on this map are referenced to the North American Vertical Datum of 1988. These flood elevations must be compared to structure and ground elevations referenced to the same vertical datum. For information regarding conversion between the National Geodetic Vertical Datum of 1929 and the North American Vertical Datum of 1988, visit the National Geodetic Survey website at <http://www.ngs.noaa.gov/> or contact the National Geodetic Survey at the following address:

NGS Information Services
NOAA, N/NGS12
National Geodetic Survey
SSM-C-3, #9202
1315 East-West Highway
Silver Spring, MD 20910-3282

To obtain current elevation, description, and/or location information for **bench marks** shown on this map, please contact the Information Services Branch of the National Geodetic Survey at (301) 713-3242, or visit its website at <http://www.ngs.noaa.gov/>.

Base map information shown on this FIRM was provided in digital format by the University of Oklahoma Center for Spatial Analysis.

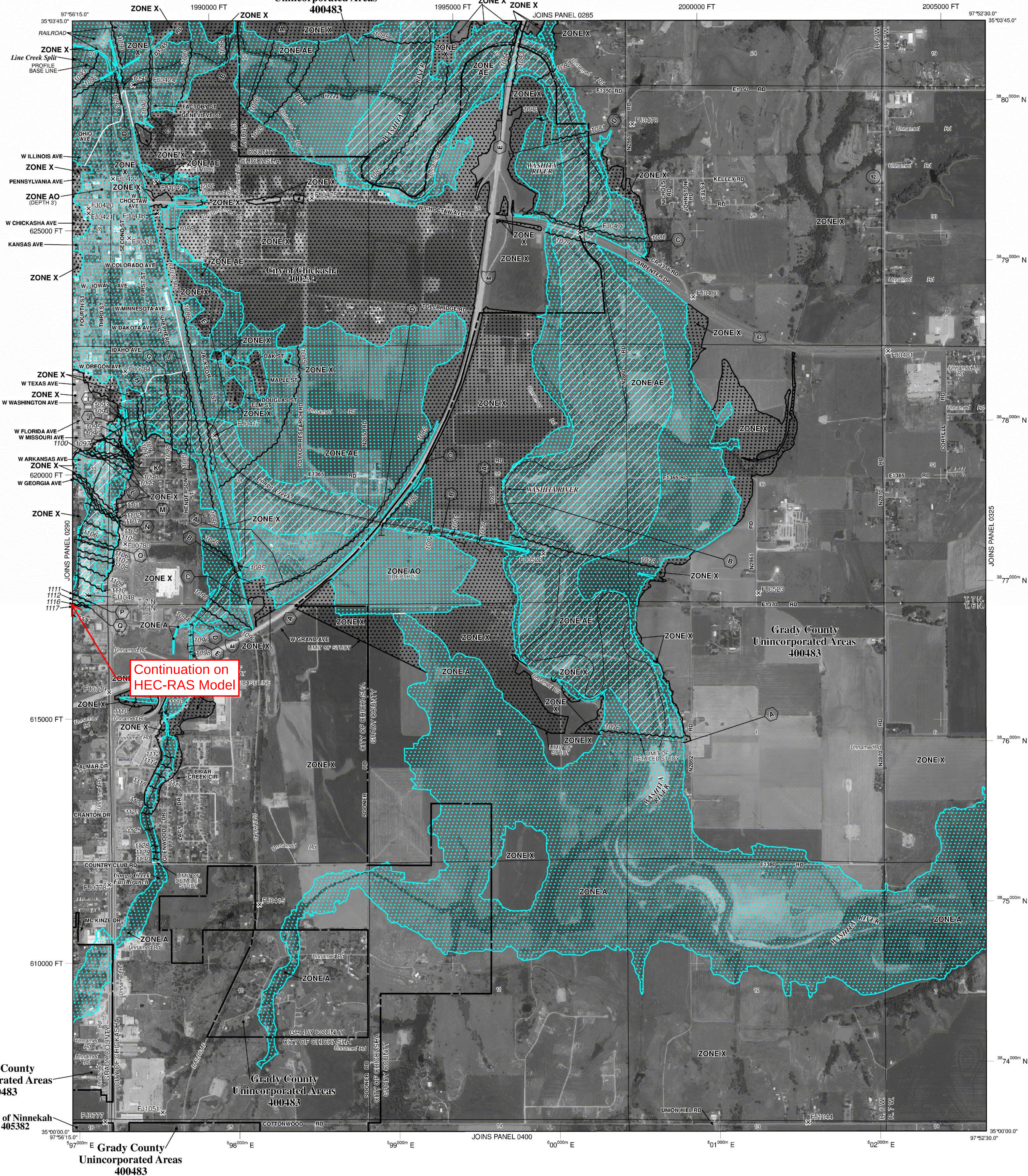
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Grady County Unincorporated Areas 400483



LEGEND

SPECIAL FLOOD HAZARD AREAS (SFHAs) SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD

The 1% annual chance flood (100-year flood), also known as the base flood, is the flood that has a 1% chance of being equaled or exceeded in any given year. The Special Flood Hazard Area is the area subject to flooding by the 1% annual chance flood. Areas of Special Flood Hazard include Zones A, AE, AH, AO, AR, A99, V and VE. The Base Flood Elevation is the water-surface elevation of the 1% annual chance flood.

ZONE A No Base Flood Elevations determined.

ZONE AE Base Flood Elevations determined.

ZONE AH Flood depths of 1 to 3 feet (usually areas of ponding); Base Flood Elevations determined.

ZONE AO Flood depths of 1 to 3 feet (usually sheet flow on sloping terrain); average depths determined. For areas of alluvial fan flooding, velocities also determined.

ZONE AR Special Flood Hazard Area formerly protected from the 1% annual chance flood by a flood control system that was subsequently de-certified. Zone AR indicates that the former flood control system is being restored to provide protection from the 1% annual chance or greater flood.

ZONE A99 Area to be protected from 1% annual chance flood by a Federal flood protection system under construction; no Base Flood Elevations determined.

ZONE V Coastal flood zone with velocity hazard (wave action); no Base Flood Elevations determined.

ZONE VE Coastal flood zone with velocity hazard (wave action); Base Flood Elevations determined.

FLOODWAY AREAS IN ZONE AE

The floodway is the channel of a stream plus any adjacent floodplain areas that must be kept free of encroachment so that the 1% annual chance flood can be carried without substantial increases in flood heights.

OTHER FLOOD AREAS

ZONE X Areas of 0.2% annual chance flood; areas of 1% annual chance flood with average depths of less than 1 foot or with drainage areas less than 1 square mile; and areas protected by levees from 1% annual chance flood.

OTHER AREAS

ZONE X Areas determined to be outside the 0.2% annual chance floodplain.

ZONE D Areas in which flood hazards are undetermined, but possible.

COASTAL BARRIER RESOURCES SYSTEM (CBRS) AREAS

OTHERWISE PROTECTED AREAS (OPAs)

CBRS areas and OPAs are normally located within or adjacent to Special Flood Hazard Areas.

1% annual chance floodplain boundary

0.2% annual chance floodplain boundary

Floodway boundary

Zone D boundary

CBRS and OPA boundary

Boundary dividing Special Flood Hazard Areas of different Base Flood Elevations, flood depths or flood velocities.

Base Flood Elevation line and value; elevation in feet*

Base Flood Elevation value where uniform within zone; elevation in feet*

* Referenced to the North American Vertical Datum of 1988 (NAVD 88)

Cross section line

Transect line

Geographic coordinates referenced to the North American Datum of 1983 (NAD 83)

1000-meter Universal Transverse Mercator grid ticks, zone 14

5000-foot grid ticks: Oklahoma State Plane coordinate system, south zone (FIPS ZONE 3502), Lambert Conformal Conic

Bench mark (see explanation in Notes to Users section of this FIRM panel)

River Mile

MAP REPOSITORIES

Refer to Map Repositories list on Map Index

EFFECTIVE DATE OF COUNTYWIDE FLOOD INSURANCE RATE MAP

April 3, 2012

EFFECTIVE DATE(S) OF REVISION(S) TO THIS PANEL

For community map revision history prior to countywide mapping, refer to the Community Map History table located in the Flood Insurance Study report for this jurisdiction.

To determine if flood insurance is available in this community, contact your insurance agent or call the National Flood Insurance Program at 1-800-638-6620.

MAP SCALE 1" = 1000'

500 0 1000 2000 FEET

300 0 300 600 METERS

NFIP

NATIONAL FLOOD INSURANCE PROGRAM

PANEL 0295E

FIRM FLOOD INSURANCE RATE MAP GRADY COUNTY, OKLAHOMA AND INCORPORATED AREAS

PANEL 295 OF 650
(SEE MAP INDEX FOR FIRM PANEL LAYOUT)

CONTAINS:

COMMUNITY	NUMBER	PANEL	SUFFIX
GRADY COUNTY	400483	0295	E
CHICKASHA, CITY OF	400234	0295	E
NINNEKAH, TOWN OF	405382	0295	E

Notice to User: The Map Number shown below should be used when placing map orders. The Community Number shown above should be used on insurance applications for the subject community.



MAP NUMBER

40051C0295E

EFFECTIVE DATE

APRIL 3, 2012

Federal Emergency Management Agency

Table 2. Summary of Discharges

<u>Flooding Source and Location</u>	<u>Drainage Area (square miles)</u>	<u>Peak Discharges (cubic feet per second)</u>			
		<u>10-percent</u>	<u>2-percent</u>	<u>1-percent</u>	<u>0.2-percent</u>
BRIDGE CREEK					
At the county road approximately 5,300 feet upstream of State Route 76	14.80	*	*	14,950	*
Approximately 14,300 feet upstream of State Highway 76	9.80	*	*	10,360	*
Approximately 21,100 feet upstream of State Highway 76	6.10	*	*	6,790	*
At Interstate Route 44 (H. E. Bailey Turnpike)	3.60	*	*	3,990	*
COAL CREEK					
At State Route 37	5.80	*	*	7,320	*
Approximately 5,800 feet upstream of State Highway 37	3.60	*	*	4,670	*
Approximately 12,700 feet upstream of State Highway 37	2.40	*	*	4,010	*
Approximately 15,800 feet upstream of State Highway 37	0.50	*	*	800	*
COAL CREEK - LOWER REACH					
At mouth	14.80	11,441	15,384	18,100	25,712
Approximately 400 feet upstream of the confluence of Coal Creek Tributary	6.60	5,093	6,855	8,018	12,040
Approximately 700 feet downstream of State Highway 37	*	4,652	6,262	7,320	10,721
COAL CREEK - UPPER REACH					
At State Highway 37	5.80	*	*	7,320	*
COAL CREEK TRIBUTARY					
At State Highway 37	6.40	*	*	8,690	*
Approximately 5,300 feet upstream of State Highway 37	1.70	*	*	3,180	*
Approximately 11,600 feet upstream of State Highway 37	0.70	*	*	1,500	*
Approximately 15,800 feet upstream of State Highway 37	0.10	*	*	290	*
COAL CREEK TRIBUTARY - LOWER REACH					
At the confluence with Coal Creek	7.00	5,325	7,170	8,409	11,428
COAL CREEK TRIBUTARY - UPPER REACH					
At State Highway 37	6.40	*	*	8,690	*
CONGO CREEK					
Approximately 470 ft downstream of Interstate 44	7.77	1,716	3,347	3,652	4,873

* Data Not Available

Table 2. Summary of Discharges (cont)

<u>Flooding Source and Location</u>	<u>Drainage Area (square miles)</u>	<u>Peak Discharges (cubic feet per second)</u>			
		<u>10-percent</u>	<u>2-percent</u>	<u>1-percent</u>	<u>0.2-percent</u>
CONGO CREEK (cont)					
Approximately 328 ft upstream of Interstate 44	7.42	2,370 ¹	3,953 ¹	4,323 ¹	5,068 ¹
Downstream of confluence with Congo Creek East Branch	7.42	2,786	4,955	5,721	5,937
Approximately 258 ft downstream of Chicago Rock Island and Pacific Railroad	4.79	1,995	3,389	4,540 ¹	7,271 ¹
Approximately 128 ft upstream of Henderson Ave	4.67	1,955 ²	3,350 ²	6,575 ²	9,009 ²
Approximately 227 ft upstream of 1st street	4.67	1,900 ¹	2,846	3,306	3,985 ¹
Approximately 178 ft upstream of Grady Road	2.61	1,934	2,730	3,217	4,627
Downstream of Congo Creek Middle Branch	2.48	1,245	2,385	3,015	4,200
Upstream of Congo Creek Middle Branch	1.31	685	1,390	1,825	2,625
At Dam in City Park	1.02	630 ¹	1,240	1,605	2,280
Downstream of Golf Course Tributary at 16 th Street	0.76	790	1,135	1,395	1,915
Upstream of Golf Course Tributary at 16 th Street	0.42	360	525	645	970
At Country Club Road	0.33	340	475	535	715
At Willow Creek Road	0.19	310	450	525	645
CONGO CREEK EAST BRANCH					
At confluence with Congo Creek	1.49	930 ¹	1,470 ¹	1,810 ¹	2,385 ¹
Approximately 785 feet downstream of Chicago Rock Island and Pacific Railroad	1.38	990	1,545	1,855	2,290
Approximately 565 feet upstream of Grand Avenue	1.08	885	1,345	1,580	2,005
CONGO CREEK MIDDLE BRANCH					
Approximately 90 feet downstream of Country Club Road	0.76	525	825	975	1,245
Approximately 3,440 feet upstream of Country Club Road	0.21	325	470	545	670
GOLF COURSE TRIBUTARY					
At mouth	0.40	430	850	1,020	1,300
LINE CREEK					
Approximately 250 ft upstream of Chicago Rock Island and Pacific Railroad	52.03	7,656 ¹	13,819 ¹	14,529 ¹	23,208 ¹

* Data Not Available

¹ Discharge Decreased Due to Storage Routing Effects² Discharge Increased Due to Interbasin Flow from Line Creek

FLOODING SOURCE		FLOODWAY			BASE FLOOD WATER SURFACE ELEVATION			
CROSS SECTION	DISTANCE ¹	WIDTH (FEET)	SECTION AREA (SQUARE FEET)	MEAN VELOCITY (FEET PER SECOND)	REGULATORY (FEET NAVD 88)	WITHOUT FLOODWAY (FEET NAVD 88)	WITH FLOODWAY (FEET NAVD 88)	INCREASE (FEET)
Congo Creek								
P	13,728	277	954	3.4	1111.0	1111.0	1111.8	0.8
Q	13,988	325	965	3.3	1115.6	1115.6	1116.1	0.5
R	14,380	309	2,068	1.5	1117.2	1117.2	1117.7	0.5
S	16,120	144	654	2.8	1124.9	1125.0	1125.5	0.5
T	16,820	194	801	2.0	1125.9	1125.9	1126.4	0.5
U	17,720	215	1,715	0.9	1135.6	1135.6	1135.6	0.0
V	18,450	140	989	1.6	1138.0	1138.0	1138.9	0.9
W	19,100	160	688	2.3	1138.5	1138.9	1139.6	0.7
X	19,900	138	602	2.7	1143.9	1144.0	1144.3	0.3
Y	20,925	105	628	1.0	1151.2	1151.3	1152.2	0.9
Z	21,410	56	192	3.4	1151.7	1151.7	1152.5	0.8
AA	22,070	79	390	1.7	1156.8	1156.8	1157.2	0.4
AB	22,925	57	143	3.8	1163.0	1163.0	1163.9	0.9
AC	23,480	89	140	3.8	1170.0	1170.0	1170.0	0.0
AD	24,250	122	613	0.9	1176.3	1176.3	1177.2	0.9
AE	25,225	60	110	4.8	1181.4	1181.4	1181.4	0.0
AF	25,900	142	106	5.0	1192.5	1192.5	1192.5	0.0

¹ Feet above confluence with Washita River.

TABLE 4

FEDERAL EMERGENCY MANAGEMENT AGENCY

GRADY COUNTY, OK
AND INCORPORATED AREAS

FLOODWAY DATA

CONGO CREEK

FLOODING SOURCE		FLOODWAY			BASE FLOOD WATER SURFACE ELEVATION			
CROSS SECTION	DISTANCE ¹	WIDTH (FEET)	SECTION AREA (SQUARE FEET)	MEAN VELOCITY (FEET PER SECOND)	REGULATORY (FEET NAVD 88)	WITHOUT FLOODWAY (FEET NAVD 88)	WITH FLOODWAY (FEET NAVD 88)	INCREASE (FEET)
Congo Creek Middle Branch A – AC ² AD AE AF AG AH								

¹ Feet above confluence with Congo Creek.

² Floodway not computed.

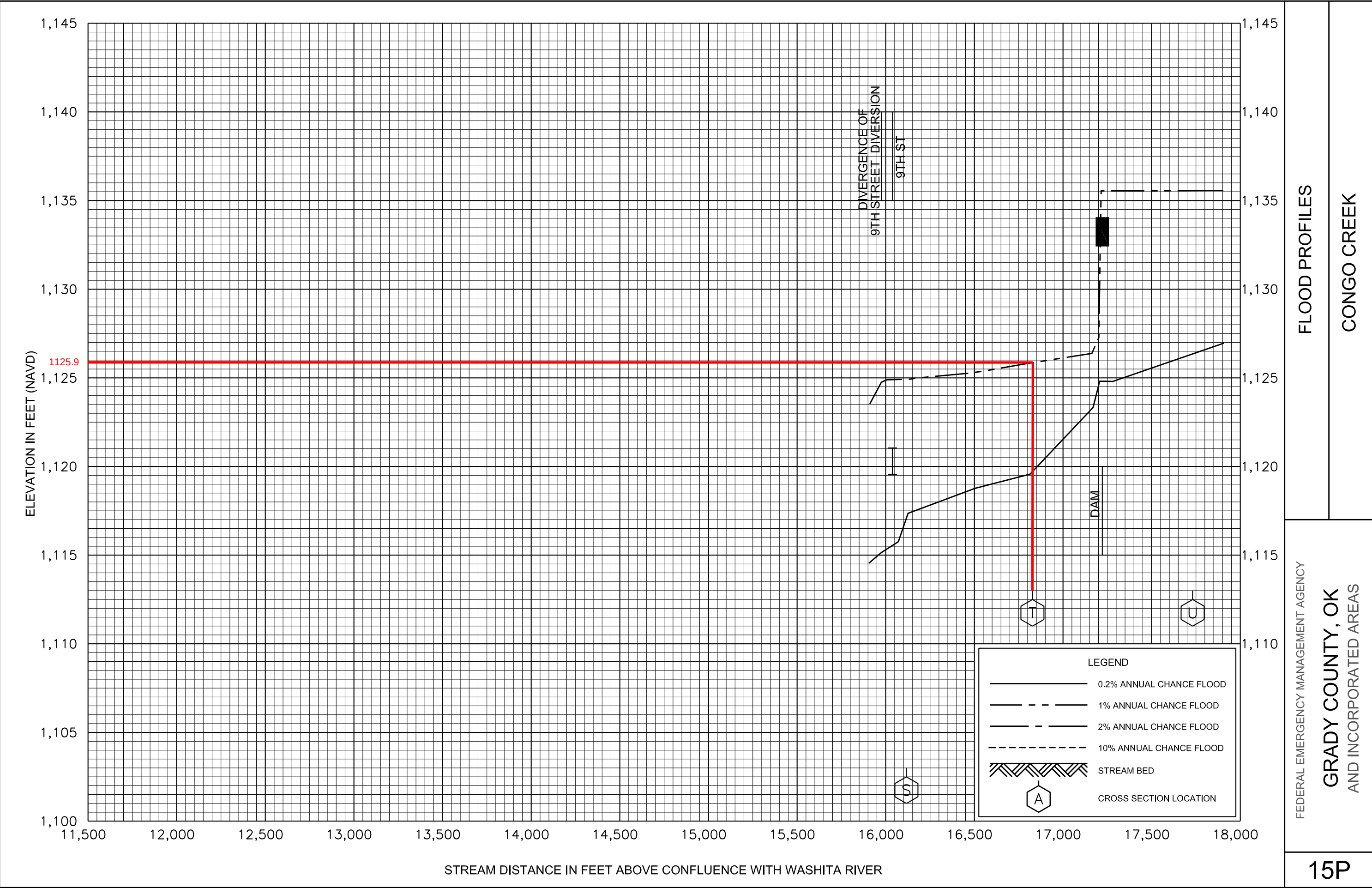
TABLE 4

FEDERAL EMERGENCY MANAGEMENT AGENCY

GRADY COUNTY, OK
AND INCORPORATED AREAS

FLOODWAY DATA

CONGO CREEK MIDDLE BRANCH



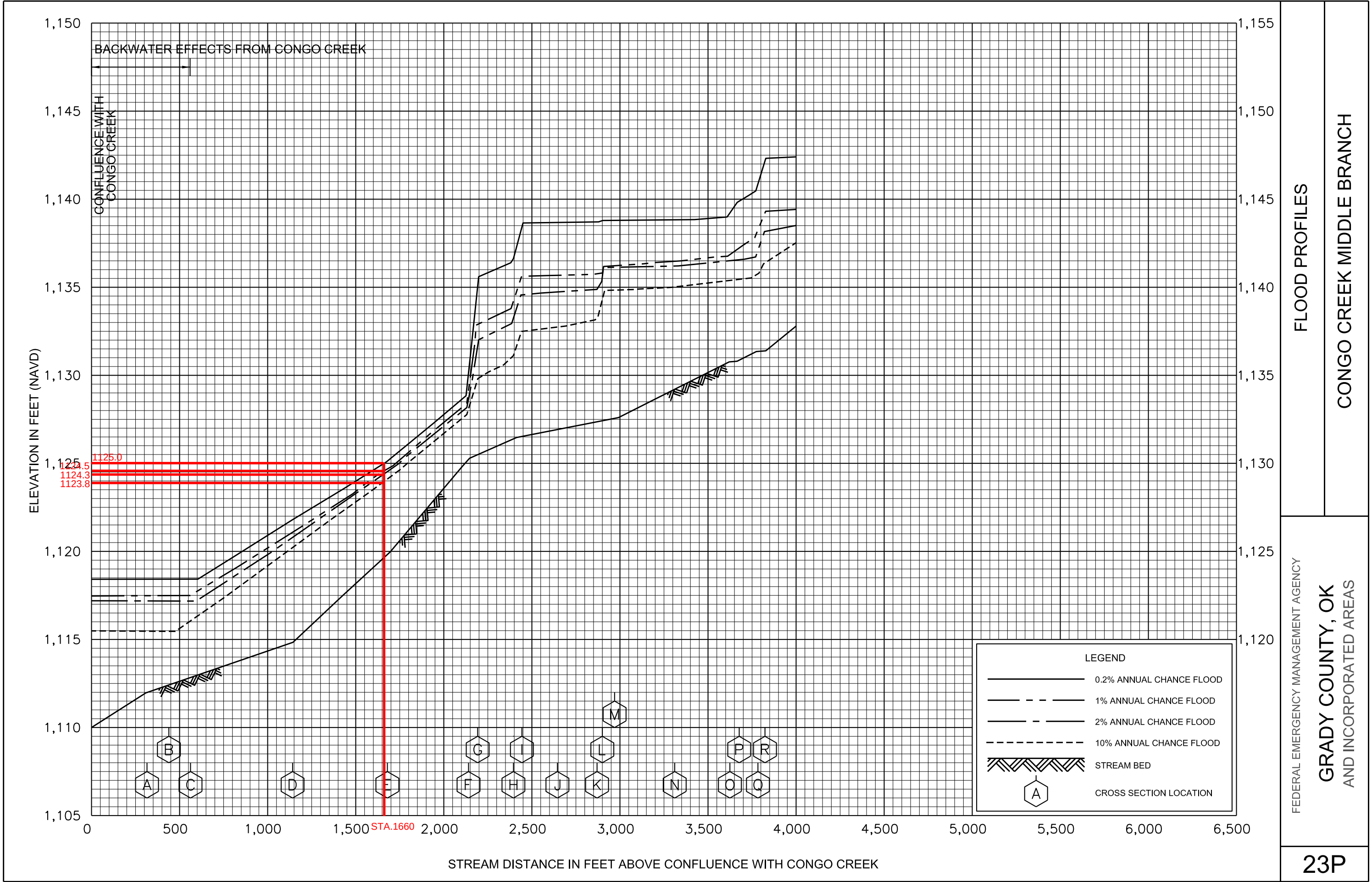
FLOOD PROFILES

CONGO CREEK

FEDERAL EMERGENCY MANAGEMENT AGENCY

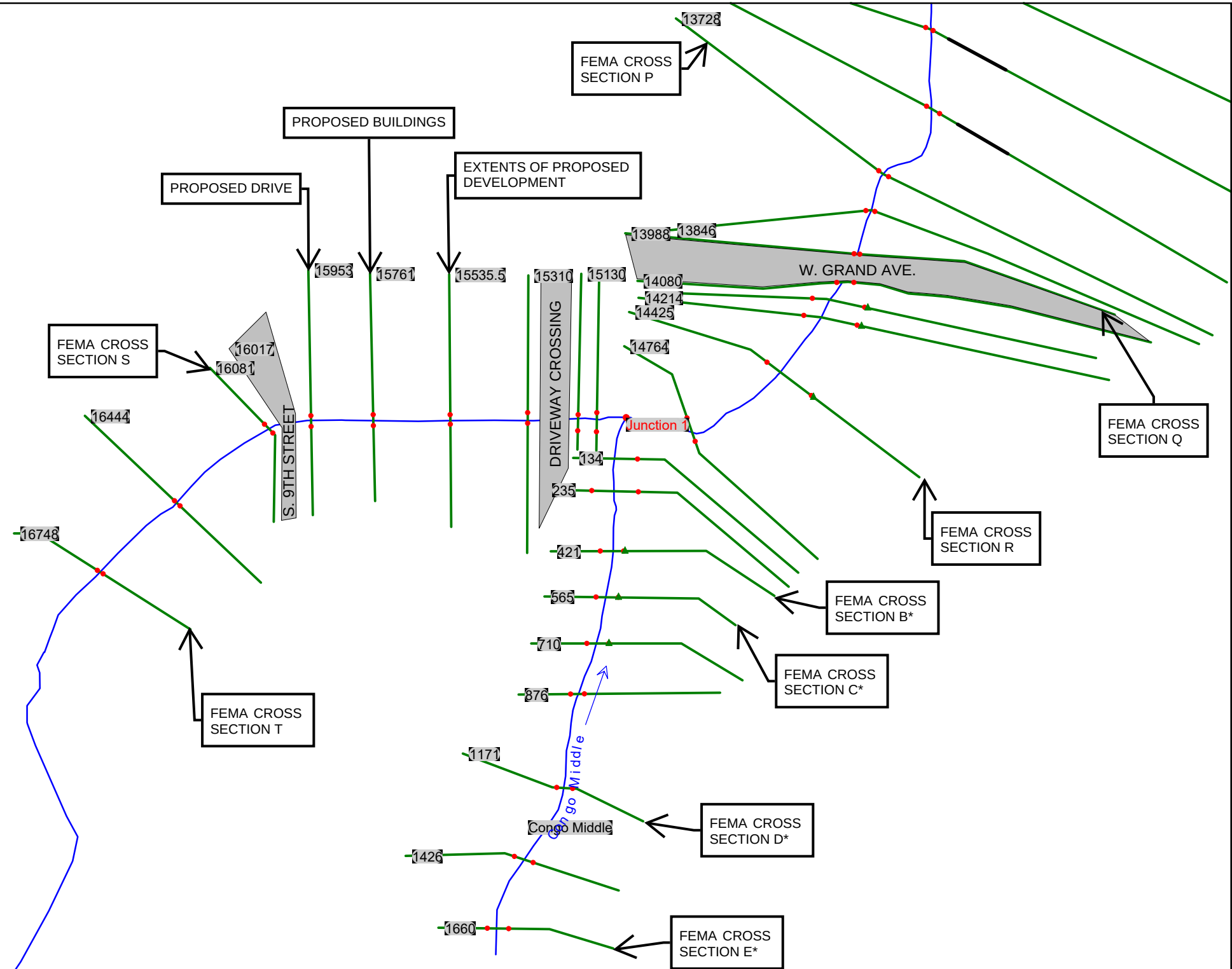
GRADY COUNTY, OK
AND INCORPORATED AREAS

15P



APPENDIX B

100 Yr. Floodplain Pre- vs. Post-Project (FEMA Peak Discharges)



HEC-RAS FEMA MODEL FOR CONGO CREEK MAIN & MIDDLE BRANCH - WOODLANDS RESIDENTIAL PHASE 1

PROPOSED BUILDINGS

PROPOSED DRIVE

EXTENTS OF PROPOSED DEVELOPMENT

FEMA CROSS SECTION P

FEMA CROSS SECTION S

FEMA CROSS SECTION Q

FEMA CROSS SECTION R

FEMA CROSS SECTION B*

FEMA CROSS SECTION C*

FEMA CROSS SECTION D*

FEMA CROSS SECTION E*

FEMA CROSS SECTION T

Page 37 of 43

HEC-RAS Profile: 100-yr

	Reach	River Sta	Profile	Plan	Q Total	Min Ch El	W.S. Elev	Crit W.S.	E.G. Elev	E.G. Slope	Vel Chnl	Flow Area	Top Width	Froude # Chl
					(cfs)	(ft)	(ft)	(ft)	(ft)	(ft/ft)	(ft/s)	(sq ft)	(ft)	
FEMA T	Reach-1-Upper	16748	100-yr	Pre-Project Model	1605.00	1120.97	1125.32		1125.40	0.000523	2.85	737.61	306.03	0.25
	Reach-1-Upper	16748	100-yr	Post-Project Model	1605.00	1120.97	1125.32		1125.40	0.000521	2.85	738.69	306.25	0.25
	Reach-1-Upper	16444	100-yr	Pre-Project Model	1605.00	1118.35	1124.64		1125.07	0.002200	6.97	530.90	237.05	0.53
	Reach-1-Upper	16444	100-yr	Post-Project Model	1605.00	1118.35	1124.65		1125.07	0.002181	6.95	532.93	237.38	0.53
FEMA S														
	Reach-1-Upper	16081	100-yr	Pre-Project Model	1605.00	1115.32	1124.29	1122.49	1124.50	0.000811	4.50	771.26	339.56	0.33
	Reach-1-Upper	16081	100-yr	Post-Project Model	1605.00	1115.32	1124.30	1122.49	1124.51	0.000805	4.49	774.98	343.66	0.32
S. 9TH STREET														
	er	16017			Culvert									
PROPOSED DRIVE	Reach-1-Upper	15953	100-yr	Pre-Project Model	1605.00	1114.52	1122.97	1122.97	1123.82	0.000556	7.98	299.15	255.46	0.62
	Reach-1-Upper	15953	100-yr	Post-Project Model	1605.00	1114.52	1122.97	1122.97	1123.82	0.000557	7.99	298.62	254.75	0.62
PROPOSED BUILDINGS	Reach-1-Upper	15761	100-yr	Pre-Project Model	1605.00	1113.19	1122.39		1123.53	0.000542	8.75	234.75	53.88	0.61
	Reach-1-Upper	15761	100-yr	Post-Project Model	1605.00	1113.19	1122.39		1123.54	0.000542	8.75	234.79	53.88	0.61
EXTENTS OF PROPOSED DEVELOPMENT	er	15535.5	100-yr	Pre-Project Model	1605.00	1111.60	1122.51		1123.24	0.000284	7.02	317.52	62.62	0.45
	er	15535.5	100-yr	Post-Project Model	1605.00	1111.60	1122.51		1123.24	0.000284	7.02	317.56	62.62	0.45
DRIVEWAY CROSSING	Reach-1-Upper	15310	100-yr	Pre-Project Model	1605.00	1110.00	1122.65	1117.16	1123.02	0.000130	5.17	706.25	290.62	0.31
	Reach-1-Upper	15310	100-yr	Post-Project Model	1605.00	1110.00	1122.65	1117.16	1123.02	0.000130	5.17	706.25	290.62	0.31
FEMA R														
	Reach-1-Upper	15220			Culvert									
	Reach-1-Upper	15130	100-yr	Pre-Project Model	1825.00	1109.91	1117.02	1116.83	1118.82	0.008126	10.76	169.53	41.82	0.94
	Reach-1-Upper	15130	100-yr	Post-Project Model	1825.00	1109.91	1117.02	1116.83	1118.82	0.008126	10.76	169.53	41.82	0.94
	Reach-1-Upper	15072	100-yr	Pre-Project Model	1825.00	1110.13	1116.98		1118.15	0.004824	8.69	209.90	49.09	0.74
	Reach-1-Upper	15072	100-yr	Post-Project Model	1825.00	1110.13	1116.98		1118.15	0.004824	8.69	209.90	49.09	0.74
	Reach-1	14764	100-yr	Pre-Project Model	3015.00	1107.99	1116.98		1117.59	0.001563	6.35	524.41	116.47	0.46
	Reach-1	14764	100-yr	Post-Project Model	3015.00	1107.99	1116.98		1117.59	0.001563	6.35	524.41	116.47	0.46
	Reach-1	14425	100-yr	Pre-Project Model	3015.00	1106.50	1117.22	1110.05	1117.31	0.000156	2.37	1272.87	272.97	0.15
	Reach-1	14425	100-yr	Post-Project Model	3015.00	1106.50	1117.22	1110.05	1117.31	0.000156	2.37	1272.87	272.97	0.15
	Reach-1	14214	100-yr	Pre-Project Model	3217.00	1105.20	1117.18	1109.52	1117.28	0.000164	2.50	1288.49	293.38	0.16
	Reach-1	14214	100-yr	Post-Project Model	3217.00	1105.20	1117.18	1109.52	1117.28	0.000164	2.50	1288.49	293.38	0.16
	Reach-1	14153	100-yr	Pre-Project Model	3217.00	1104.97	1117.17	1109.16	1117.26	0.000152	2.42	1338.27	337.82	0.15
	Reach-1	14153	100-yr	Post-Project Model	3217.00	1104.97	1117.17	1109.16	1117.26	0.000152	2.42	1338.27	337.82	0.15
	Reach-1	14080	100-yr	Pre-Project Model	3217.00	1104.55	1116.94	1110.98	1117.20	0.000417	4.55	1316.38	392.58	0.25
	Reach-1	14080	100-yr	Post-Project Model	3217.00	1104.55	1116.94	1110.98	1117.20	0.000417	4.55	1316.38	392.58	0.25

FEMA Q

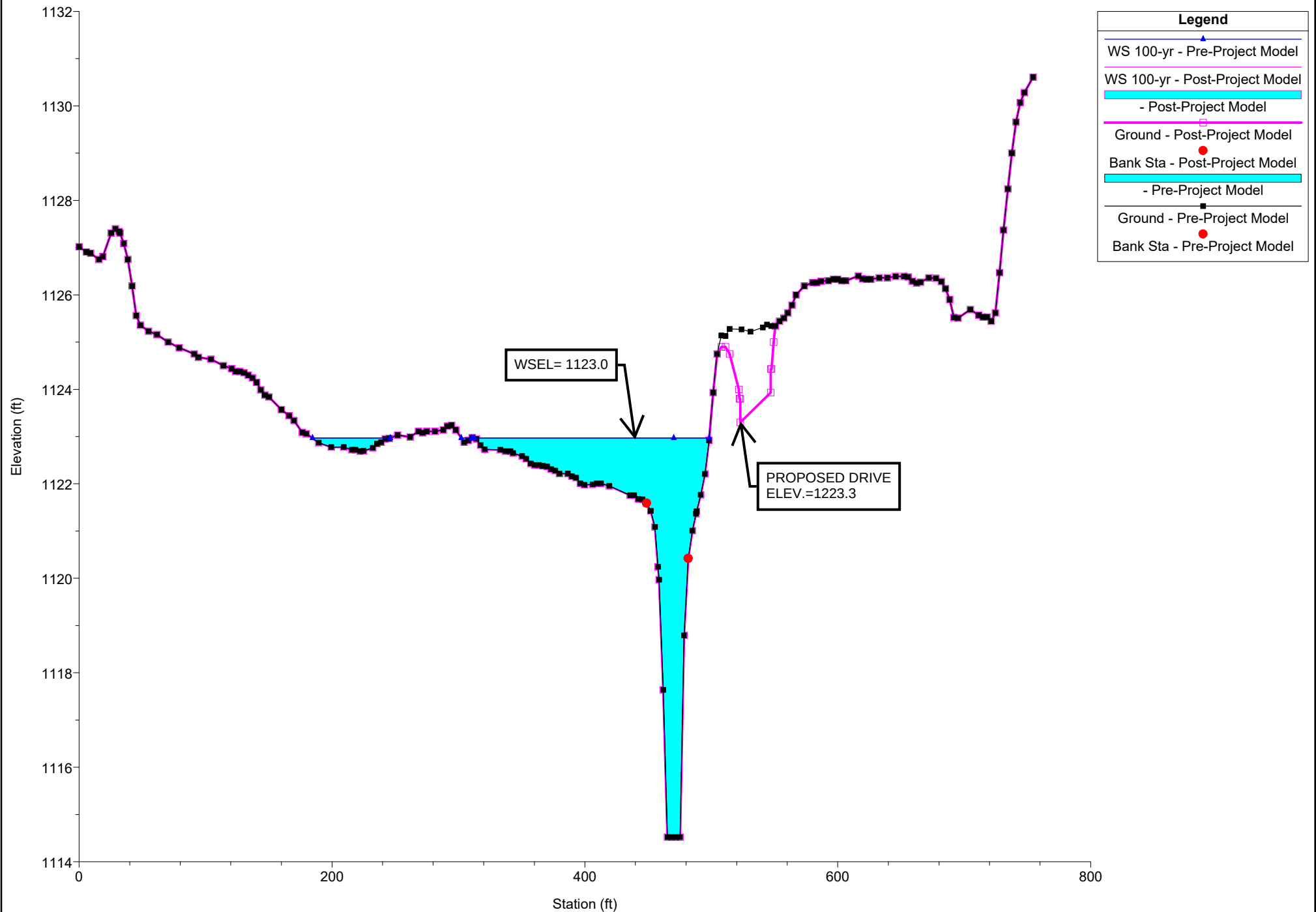
FEMA P

Reach	River Sta	Profile	Plan	Q Total	Min Ch El	W.S. Elev	Crit W.S.	E.G. Elev	E.G. Slope	Vel Chnl	Flow Area	Top Width	Froude # Chl
				(cfs)	(ft)	(ft)	(ft)	(ft)	(ft/ft)	(ft/s)	(sq ft)	(ft)	
Reach-1	14036			Culvert									
h-1	13988	100-yr	Pre-Project Model	3217.00	1105.68	1115.58	1115.58	1116.54	0.003176	10.99	1330.27	598.36	0.66
h-1	13988	100-yr	Post-Project Model	3217.00	1105.68	1115.58	1115.58	1116.54	0.003176	10.99	1330.27	598.36	0.66
Reach-1	13846	100-yr	Pre-Project Model	3217.00	1104.40	1112.09	1112.09	1113.55	0.009456	12.81	767.50	287.67	1.02
Reach-1	13846	100-yr	Post-Project Model	3217.00	1104.40	1112.09	1112.09	1113.55	0.009456	12.81	767.50	287.67	1.02
h-1	13728	100-yr	Pre-Project Model	3217.00	1102.40	1110.85	1110.73	1111.82	0.004792	10.06	1129.39	509.14	0.76
h-1	13728	100-yr	Post-Project Model	3217.00	1102.40	1110.85	1110.73	1111.82	0.004792	10.06	1129.39	509.14	0.76

Congo Creek Main-Middle Plan: 1) Pre-Project Model 2) Post-Project Model

Geom: Pre-project Model Main-Middle Flow: FEMA FIS Flows Main-Middle

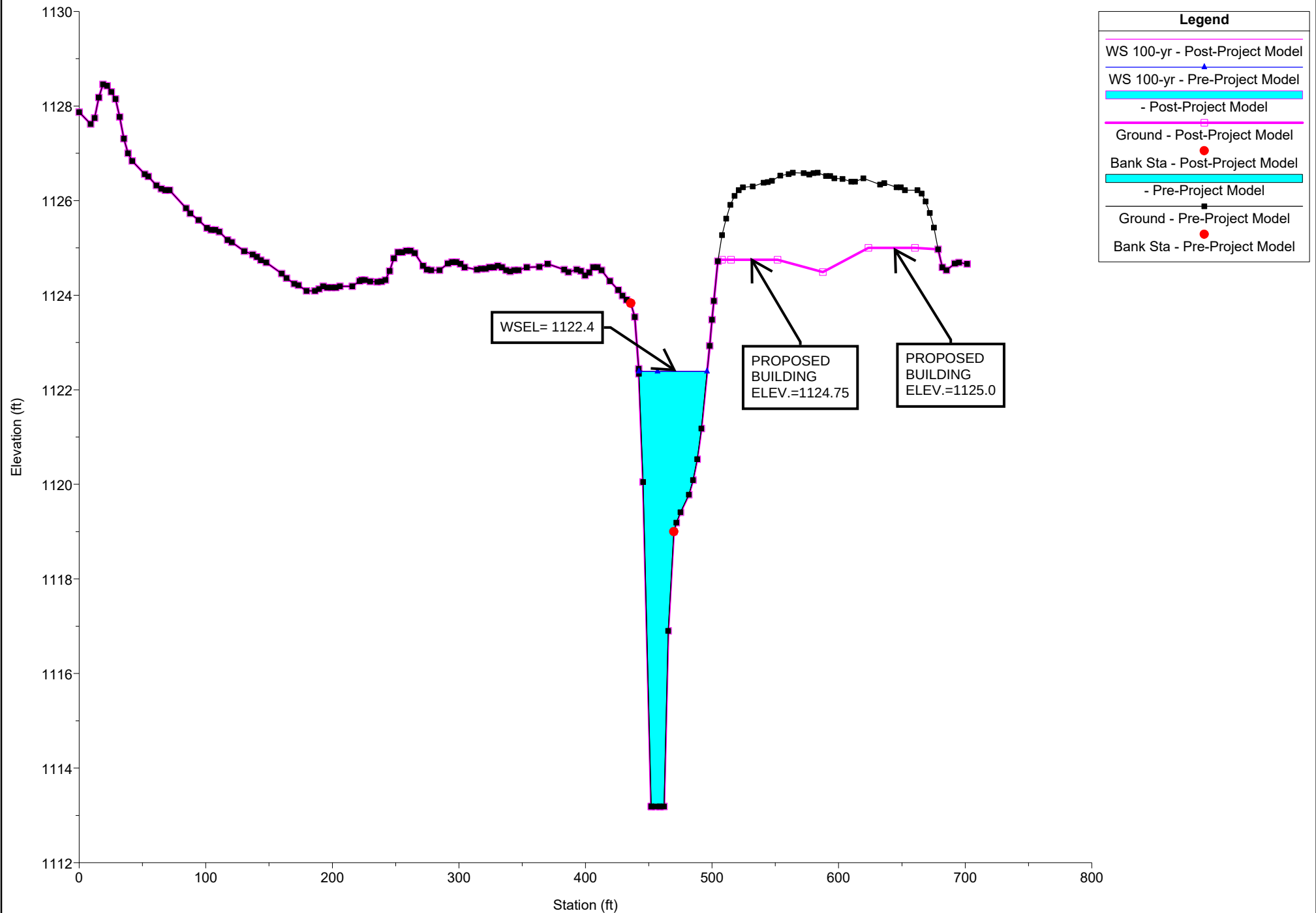
River = Congo Creek Reach = Reach-1-Upper RS = 15953 DS S 9th St (Proposed Drive)



Congo Creek Main-Middle Plan: 1) Pre-Project Model 2) Post-Project Model

Geom: Pre-project Model Main-Middle Flow: FEMA FIS Flows Main-Middle

River = Congo Creek Reach = Reach-1-Upper RS = 15761 Proposed Buildings



Congo Creek Main-Middle Plan: 1) Pre-Project Model 2) Post-Project Model

Geom: Pre-project Model Main-Middle Flow: FEMA FIS Flows Main-Middle

River = Congo Creek Reach = Reach-1-Upper RS = 15535.5 Extents of Proposed Development

