

WICHITA - SEDGWICK COUNTY



METROPOLITAN AREA PLANNING  
DEPARTMENT

CITY HALL - TENTH FLOOR  
455 NORTH MAIN STREET  
WICHITA, KANSAS 67202  
(316) 268-4561

RECEIVED

MAY 2 1983

Dept. Of Engineering

April 29, 1983

Baughman Company, P.A.  
330 Laura  
Wichita, Ks. 67211

Re: S/D 83-30 - Final plat of Stubbs Addition

Gentlemen:

At the regular meeting of the Subdivision Committee of the Metropolitan Area Planning Commission on Thursday, April 28, 1983, the above-captioned plat was considered. The action of the Committee was to recommend that this plat be approved subject to:

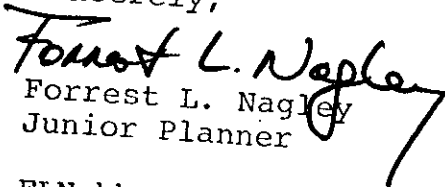
- A. The street name on the west side of this lot shall be platted as 119th Street West.
- B. The nearest municipal water main to this site is at Maple and 119th Street West. Since municipal water is not presently available to serve this site, the applicant shall contact the Environmental Health Division of the Health Department and obtain approval for use of an on-site individual water well.
- C. Since this lot is less than 40,000 square feet and an on-site water well is to be utilized, municipal sanitary sewer must be used. The applicant shall obtain approval from the West Millbrook Improvement District to tie into their sewer system. Written approval from the District shall be submitted to the Planning Department.
- D. The final plat tracing shall indicate "access control except for one opening" to 119th Street West across the west line of the plat. Appropriate reference to the access control shall be added to the plat's text. County Public Works has advised that a 30-inch or greater culvert will be required for this driveway.

- E. The final plat shall indicate a 10-foot utility easement adjacent to the east line of this lot.
- F. The final plat shall reference a minimum building pad of 1322 m.s.l. This will require 4 to 6 feet of fill.
- G. Recording of the plat within 30 days after approval by the Board of City Commissioners.

The enclosed "marked" copy of the final plat is for your information and files.

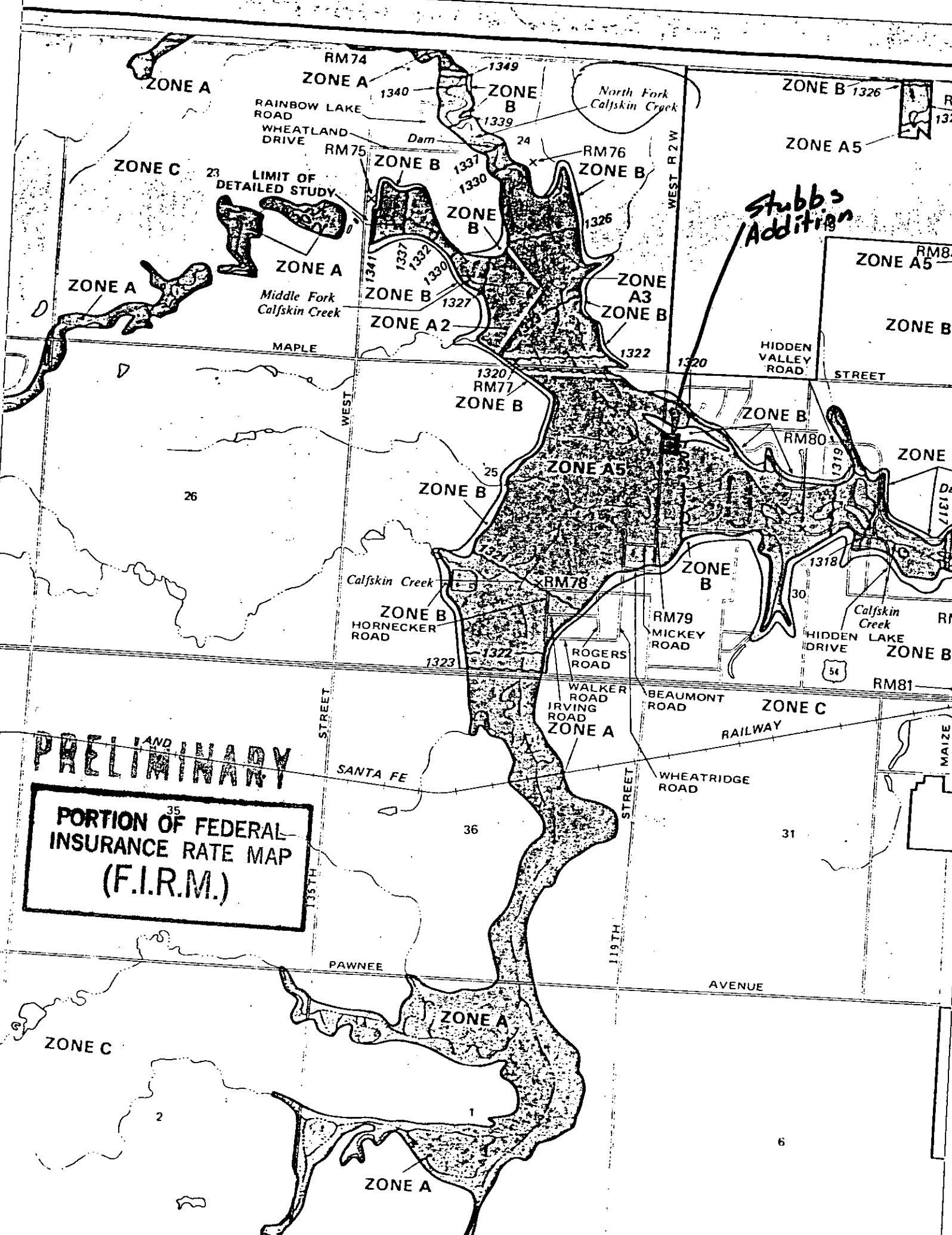
This matter will be forwarded to the Planning Commission for its consideration on Thursday, May 5, 1983, at 1:30 p.m. If you have any questions concerning this matter, please call.

Sincerely,

  
Forrest L. Nagley  
Junior Planner

FLN:bh

cc: Edward J. Stubbs, 456 Millbrook, 67209  
Mike Lindebak, City Engineering  
Andy Harkness, County Department of Public Works



**PRELIMINARY**  
 AND  
**PORTION OF FEDERAL INSURANCE RATE MAP (F.I.R.M.)**

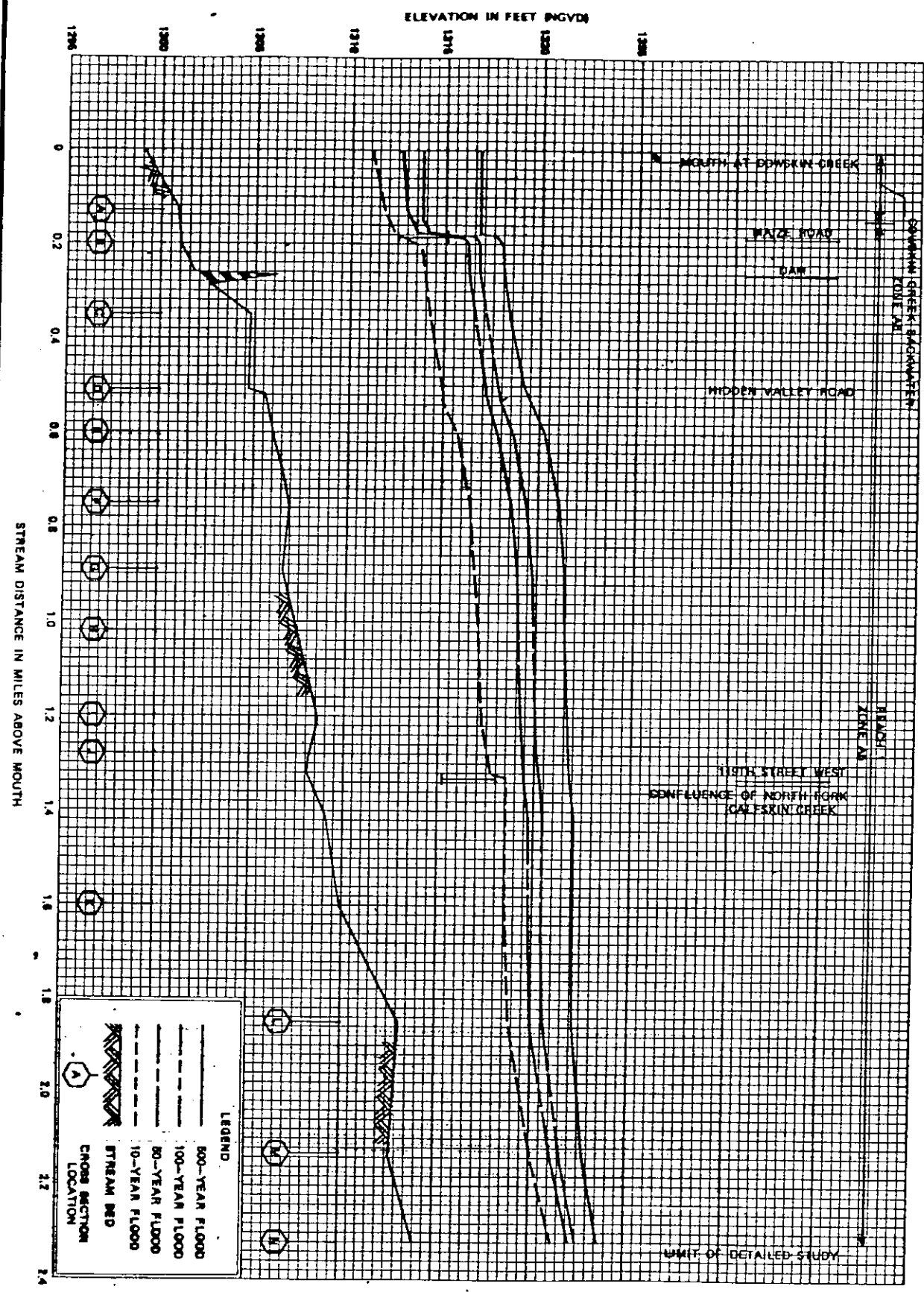
*Stubbs Addition*

LIMIT OF DETAILED STUDY





1320  
 3  
 1323



13P  
 FEDERAL EMERGENCY MANAGEMENT AGENCY  
 Federal Insurance Administration  
 COUNTY OF SEDGWICK, KS  
 (UNINCORPORATED AREAS)

FLOOD PROFILES  
 CALFSKIN CREEK

FLOODING SOURCE		FLOODWAY				BASE FLOOD WATER SURFACE ELEVATION			
CROSS SECTION	DISTANCE <sup>1</sup>	WIDTH (FEET)	SECTION AREA (SQ. FEET)	MEAN VELOCITY (FEET/SEC.)	REGULATORY (NGVD)	WITHOUT FLOODWAY (NGVD)	WITH FLOODWAY (NGVD)	INCREASE (FEET)	
CALFSKIN CREEK									
A	0.13	252	1741	4.9	1313.7	1313.5 <sup>2</sup>	1314.5	1.0	
B	0.20	334	3366	2.6	1316.7	1316.7	1317.7	1.0	
C	0.35	410	3356	2.6	1317.0	1317.0	1318.0	1.0	
D	0.51	303	2915	3.0	1317.8	1317.8	1318.7	0.9	
E	0.60	301	2725	3.2	1318.6	1318.6	1319.6	1.0	
F	0.75	628	5305	1.6	1319.3	1319.3	1320.3	1.0	
G	0.89	522	4360	2.0	1319.7	1319.7	1320.7	1.0	
H	1.02	772	6041	1.4	1319.8	1319.8	1320.8	1.0	
I	1.20	1258	8339	1.0	1320.0	1320.0	1321.0	1.0	
J	1.28	722	4576	1.9	1320.1	1320.1	1321.1	1.0	
K	1.60	1154	7048	0.9	1320.4	1320.4	1321.4	1.0	
L	1.85	965	5881	1.1	1320.6	1320.6	1321.6	1.0	
M	2.13	717	3047	2.0	1321.5	1321.5	1322.5	1.0	
N	2.32	700	3224	1.9	1322.5	1322.5	1323.4	0.9	
NORTH FORK CALFSKIN CREEK.									
A	0.07	718	2661	2.0	1320.3	1318.1 <sup>3</sup>	1318.8	0.7	
B	0.42	761	2377	2.2	1320.3	1318.8 <sup>3</sup>	1319.5	0.7	
C	0.46	1065	3122	1.7	1322.0	1322.0	1322.1	0.1	
D	0.75	517	1558	3.3	1323.3	1323.3	1324.1	0.8	
E	0.85	488	1167	3.1	1324.4	1324.4	1325.0	0.6	
F	1.29	164	956	3.8	1330.2	1330.2	1331.0	0.8	
G	1.95	278	1548	2.4	1340.5	1340.5	1341.3	0.8	

<sup>1</sup> MILES ABOVE MOUTH

<sup>2</sup> ELEVATIONS WITHOUT CONSIDERING BACKWATER EFFECT FROM COWSKIN CREEK

<sup>3</sup> ELEVATIONS WITHOUT CONSIDERING BACKWATER EFFECT FROM CALFSKIN CREEK

FEDERAL EMERGENCY MANAGEMENT AGENCY  
Federal Insurance Administration

COUNTY OF SEDGWICK, KS  
(UNINCORPORATED AREAS)

FLOODWAY DATA

CALFSKIN CREEK - NORTH FORK CALFSKIN CREEK

TABLE 3

12

APRIL 28, 1983

NO SANITARY  
NO STORM



Bench mark:  
City disc, 1/2 mi. S.W. of  
1/2 mi. S.W. of  
Elev. = 130.52

CENTRACT PURCHASED  
EDWARD STUBBS

District

M.H.  
rim = 133.58  
E = 128.14

Improved

West Millbrook

(A)

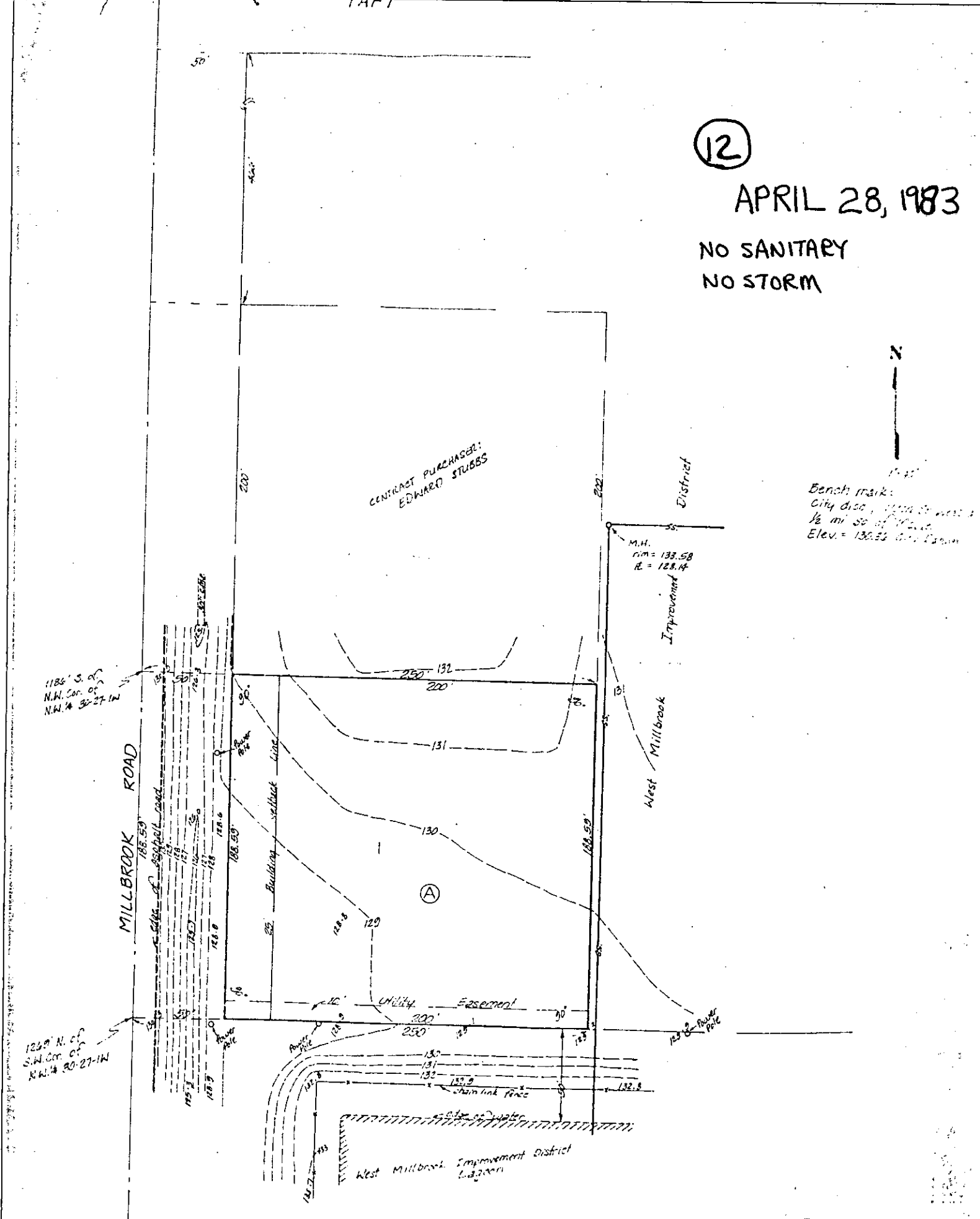
Utility Easement

West Millbrook Improvement District  
Lagoon

MILLBROOK ROAD

1186' S. of  
N.W. Cor. of  
N.W. 1/4 30-27-1W

1269' N. of  
S.W. Cor. of  
N.W. 1/4 30-27-1W



SKETCH PLAT  
STUBBS ADDITION