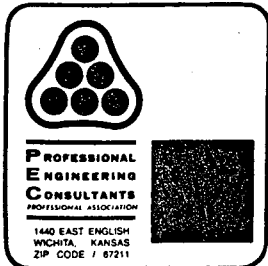


# MEMO



TO: Jim Weber, P.E. PROJECT NO. 36-86576-1310  
Sedgwick County PROJECT: Golden Hills  
Dept. of Public Works 4th Addn.  
ATTN: \_\_\_\_\_ DATE: 8/4/1987

COPIES TO:

✓ Mike Lindbak, City Engr.  
Forrest Nagley, NAPPD

FROM: Dick Linn  
REFERENCE: Floodway Reserve Agreement

PLEASE ADVISE IMMEDIATELY OF ANY MISCONCEPTIONS OR OMISSIONS YOU BELIEVE TO BE CONTAINED HEREIN.

Attached is a copy of the "Floodway Reserve Agreement" for the outfall line, & pond in connection with the Storm Water Sewer to serve the above-referenced Addition. This "Floodway Reserve Agreement" is located on property owned by Sunrise Enterprises, Ltd. in the SE 1/4 of Sec. 13, Twp. 27 S., R. 2 W. of the 6th P.M. If additional information is desired, please advise.

State of Kansas )  
                  ) SS  
County of Sedgwick )

I, Donald C. Armstrong, a Registered Land Surveyor in said state and county do hereby certify that I have caused to be surveyed the following:

THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 27 SOUTH, RANGE 2 WEST OF THE SIXTH PRINCIPAL MERIDIAN, SEDGWICK COUNTY, KANSAS, EXCEPT A TRACT DESCRIBED AS BEGINNING AT THE N.W. CORNER OF SAID S.E. QUARTER; THENCE S 1 DEGREE 49'59" W, ALONG THE EAST LINE OF SAID S.E. QUARTER, 704.10 FEET TO A POINT 1,938.0 FEET NORTH OF THE S.E. CORNER OF SAID S.E. QUARTER; THENCE N 90 DEGREES 00'00" W, PARALLEL TO THE SOUTH LINE OF SAID S.E. QUARTER, 435.60 FEET; THENCE N 1 DEGREE 49'59" W, PARALLEL TO SAID WEST LINE, 706.11 FEET TO THE NORTH LINE OF SAID S.E. QUARTER; THENCE N 89 DEGREES 44'09" E, ALONG SAID NORTH LINE, 435.54 FEET TO THE POINT OF BEGINNING, AND EXCEPT A TRACT BEGINNING AT THE S.E. CORNER OF SAID S.E. QUARTER; THENCE N 1 DEGREE 49'59" E, ALONG THE EAST LINE OF SAID S.E. QUARTER, 1900.97 FEET; THENCE N 90 DEGREES 00'00" W, PARALLEL TO THE SOUTH LINE OF SAID S.E. QUARTER, 217.91 FEET; THENCE S 1 DEGREE 49'59" W, PARALLEL TO SAID EAST LINE, 580.97 FEET; THENCE N 90 DEGREES 00'00" W, PARALLEL TO SAID SOUTH LINE, 404.52 FEET; THENCE S 1 DEGREE 49'59" W, PARALLEL TO SAID EAST LINE, 1102.20 FEET; THENCE N 90 DEGREES 00'00" E, PARALLEL TO SAID SOUTH LINE, 22.13 FEET; THENCE S 1 DEGREE 49'59" W, PARALLEL TO SAID EAST LINE, 217.80 FEET TO SAID SOUTH LINE; THENCE N 90 DEGREES 00'00" E, ALONG SAID SOUTH LINE, 600.31 FEET TO THE POINT OF BEGINNING, AND EXCEPT A TRACT BEGINNING AT THE S.W. CORNER OF SAID S.E. QUARTER; THENCE N 1 DEGREE 16'00" E, ALONG THE WEST LINE OF SAID S.E. QUARTER, 1296.66 FEET; THENCE N 90 DEGREES 00'00" E, PARALLEL TO THE SOUTH LINE OF SAID S.E. QUARTER, 208.33 FEET; THENCE N 1 DEGREE 49'59" E PARALLEL TO THE EAST LINE OF SAID S.E. QUARTER, 23.00 FEET; THENCE N 90 DEGREES 00'00" E, PARALLEL TO SAID SOUTH LINE, 1413.30 FEET; THENCE S 1 DEGREE 49'59" W, PARALLEL TO SAID EAST LINE, 1102.20 FEET; THENCE N 90 DEGREES 00'00" E, PARALLEL TO SAID SOUTH LINE, 186.29 FEET; THENCE S 1 DEGREE 49'59" W, PARALLEL TO SAID EAST LINE, 217.91 FEET TO SAID SOUTH LINE; THENCE N 90 DEGREES 00'00" W, ALONG SAID SOUTH LINE, 1794.98 FEET TO THE POINT OF BEGINNING, AND SUBJECT TO EASEMENTS OF RECORD.

The accompanying sketch is a true and correct exhibit of said survey.

Date of survey: November 22, 1986

  
DONALD C. ARMSTRONG L.S.#780

Re: Golden Hills 4<sup>th</sup> Alder.  
~~Outfall~~ Drainage System Outfall

① Discharge from Golden Hills  
Storm Water Sewer = 2.72 Ac.-ft.

② Capacity of retention/detention pond  
(650' x 250' x 7' - elev 137 to 144) = 26.1  
ac/ft.

③ FEMA DWS = 1334 = 146.6 City datum  
top bank @ pond = 144.6 ±

100yr Flood on Cowskin will  
over top bank & fill pond

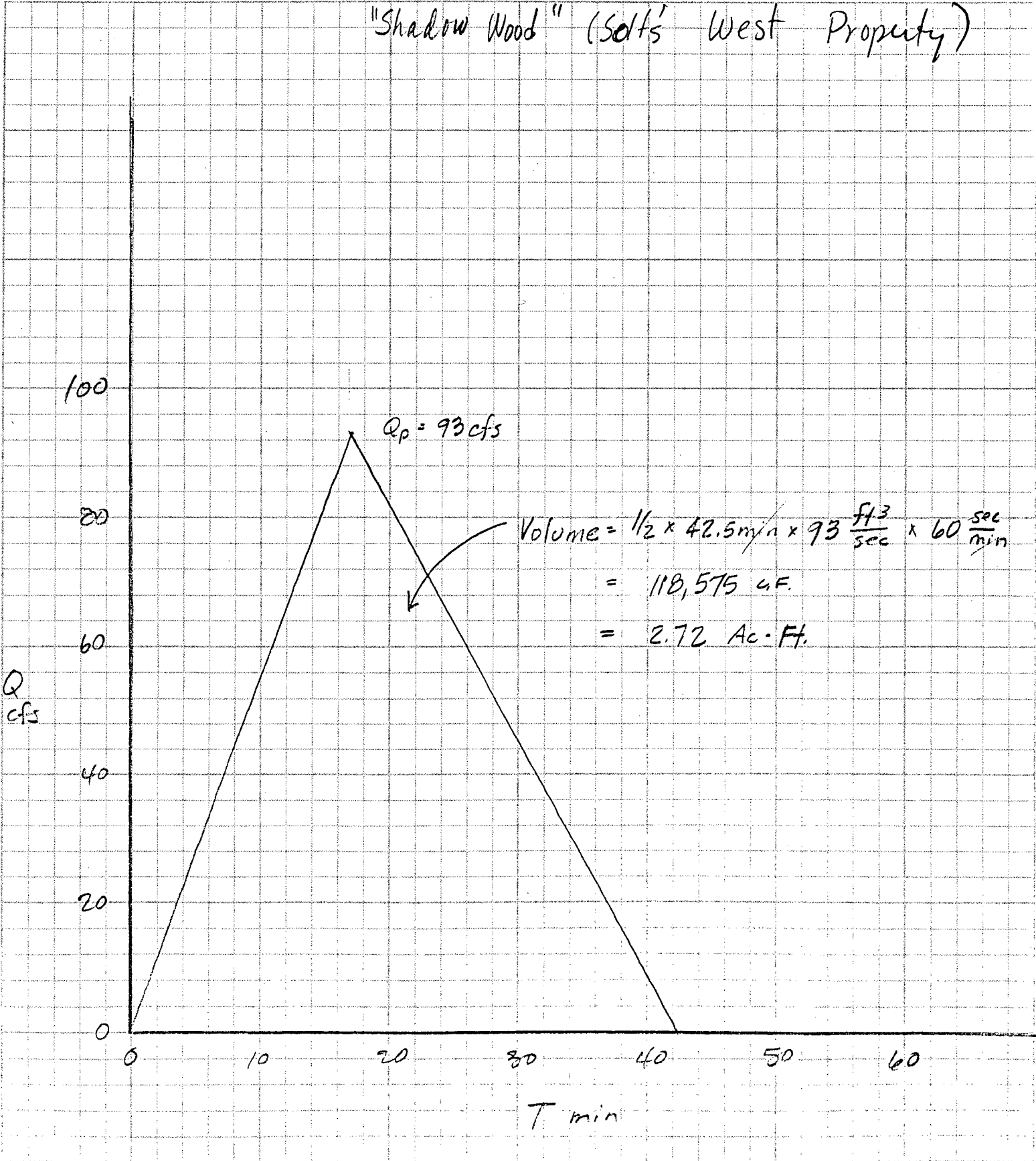
Outlet from pond to Cowskin Creek  
to be constructed after expansion  
of pond north.

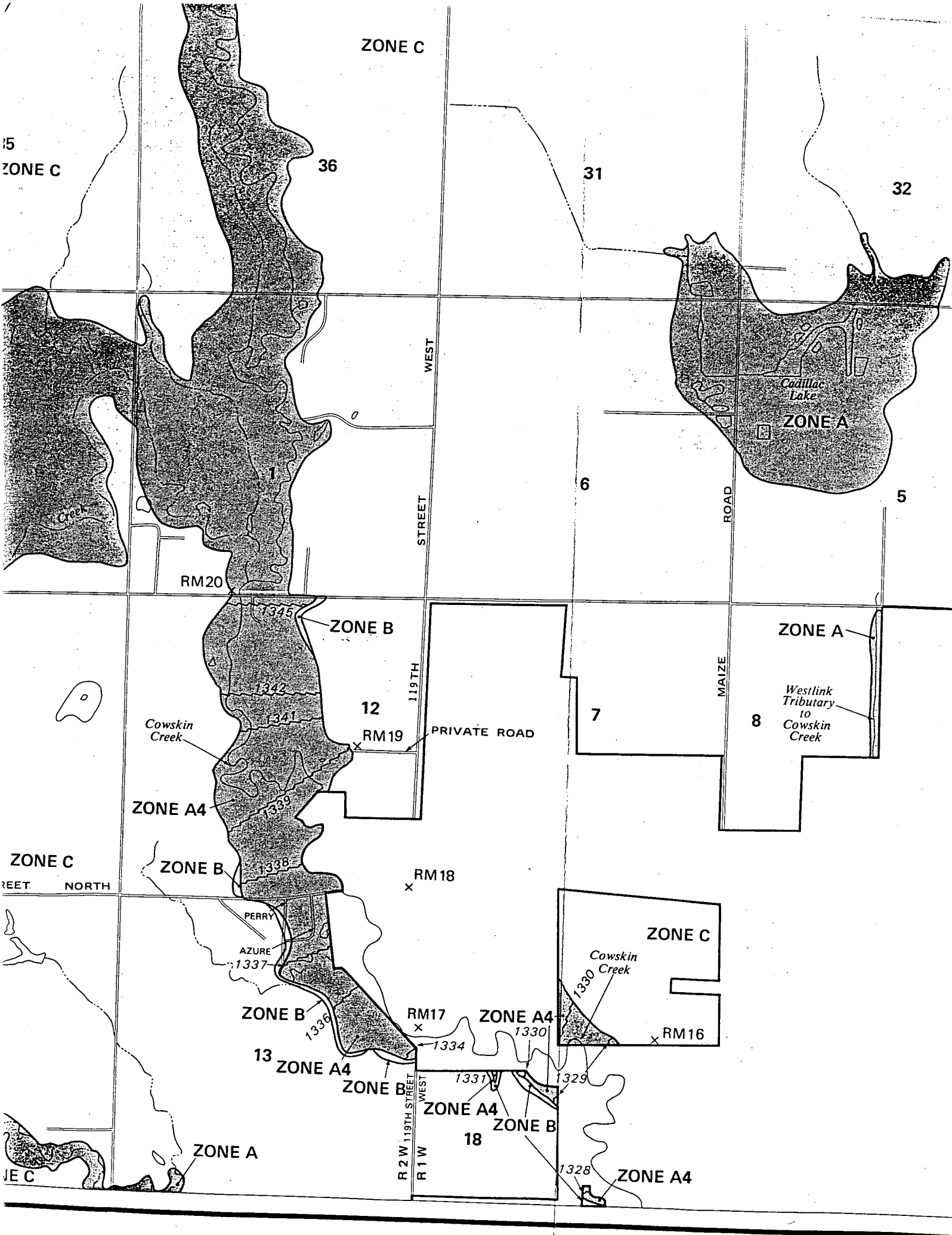


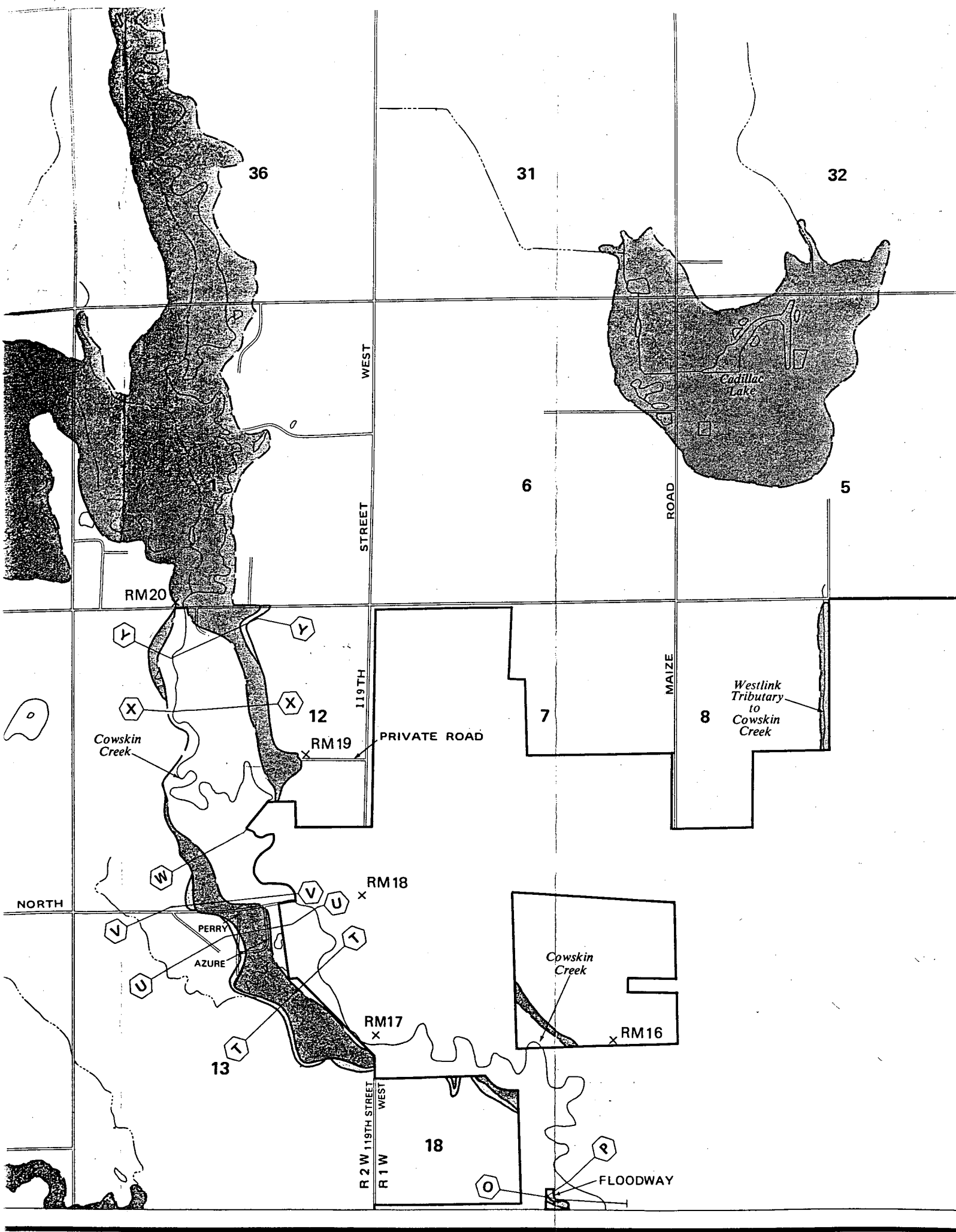
Date 7-31-87 Page 1 of 1

Project Golden Hills 4th

Item Volume 2 year flow From Golden Hills 4th Into "Shadow Wood" (Selt's West Property)







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 (FEET NGVD)	WITHOUT FLOODWAY (FEET NGVD)	WITH FLOODWAY (FEET NGVD)	INCREASE (FEET)	
<b>COWSKIN CREEK</b>									
J	9.06	400 <sup>3</sup>	6215	2.5	1314.0	1314.0	1314.6	0.6	
O	11.16	1215 <sup>3</sup>	10,601	1.4	1327.8	1327.8	1328.4	0.6	
P	11.28	1020 <sup>3</sup>	10,439	2.0	1327.9	1327.9	1328.5	0.6	
T	13.59	500 <sup>3</sup>	5632	2.7	1336.0	1336.0	1336.5	0.5	
U	13.90	980 <sup>3</sup>	6093	2.5	1337.3	1337.3	1337.4	0.1	
V	13.98	1313 <sup>3</sup>	6548	2.0	1337.6	1337.6	1337.6	0.0	
W	14.49	928 <sup>3</sup>	4015	3.6	1338.6	1338.6	1339.1	0.5	
X	16.00	1380	7118	2.1	1342.0	1342.0	1342.8	0.8	
Y	16.17	1251	4216	3.6	1343.5	1343.5	1344.2	0.7	
Z	0 <sup>2</sup>	880	3600	1.9	1366.4	1366.4	1367.3	0.9	
AA	3800 <sup>2</sup>	540	2140	3.2	1368.6	1368.6	1369.5	0.9	
AB	6150 <sup>2</sup>	760	2900	2.4	1370.8	1370.8	1371.8	1.0	
AC	8500 <sup>2</sup>	820	4600	1.2	1373.7	1373.7	1374.7	1.0	
AD	10,100 <sup>2</sup>	900	4660	1.2	1373.9	1373.9	1374.9	1.0	
AE	11,300 <sup>2</sup>	540	2280	2.4	1374.2	1374.2	1375.1	0.9	
AF	13,200 <sup>2</sup>	500	1920	2.8	1376.2	1376.2	1377.1	0.9	

<sup>1</sup>MILES ABOVE CONFLUENCE WITH WICHITA-VALLEY CENTER FLOODWAY  
<sup>2</sup>FEET ABOVE LIMIT OF DETAILED STUDY WHICH IS 6850 FEET DOWNSTREAM OF STATE HIGHWAY 296  
<sup>3</sup>THIS WIDTH EXTENDS WITHIN AREA NOT INCLUDED

**TABLE 3**

FEDERAL EMERGENCY MANAGEMENT AGENCY  
**SEDGWICK COUNTY, KS**  
 (UNINCORPORATED AREAS)

**FLOODWAY DATA**  
**COWSKIN CREEK**



Sedgwick County, Kansas  
**FLOODWAY RESERVE AGREEMENT**

WHEREAS, to assure protection of the interests and safety of the public, it becomes necessary that Sedgwick County, State of Kansas, Party of the Second Part, provide flood protection and preserve the natural drainageway through the establishment of a "FLOODWAY RESERVE" within the property below described.

THE SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 27 SOUTH, RANGE 2 WEST OF THE SIXTH PRINCIPAL MERIDIAN, SEDGWICK COUNTY, KANSAS, EXCEPT A TRACT DESCRIBED AS BEGINNING AT THE NE CORNER OF SAID SE QUARTER; THENCE S01°49'59"W, ALONG THE EAST LINE OF SAID SE QUARTER 704.10 FEET TO A POINT 1,938.00 FEET NORTH OF THE SE CORNER OF SAID SE QUARTER; THENCE N90°00'00"W, PARALLEL TO THE SOUTH LINE OF SAID SE QUARTER, 435.60 FEET; THENCE N01°49'59"E, PARALLEL TO SAID EAST LINE, 706.11 FEET TO THE NORTH LINE OF SAID SE QUARTER; THENCE N89°44'09"E, ALONG SAID NORTH LINE, 435.54 FEET TO THE POINT OF BEGINNING, AND EXCEPT A TRACT BEGINNING AT THE SE CORNER OF SAID SE QUARTER; THENCE N01°49'59"E, ALONG THE EAST LINE OF SAID SE QUARTER 1700.97 FEET; THENCE N90°00'00"W, PARALLEL TO THE SOUTH LINE OF SAID SE QUARTER 217.91 FEET; THENCE S01°49'59"W, PARALLEL TO SAID EAST LINE, 380.97 FEET; THENCE N90°00'00"W, PARALLEL TO SAID SOUTH LINE, 404.52 FEET; THENCE S01°40'59"W, PARALLEL TO SAID EAST LINE, 1102.20 FEET; THENCE N90°00'00"E, PARALLEL TO SAID SOUTH LINE, 22.13 FEET; THENCE S01°49'59"W, PARALLEL TO SAID EAST LINE, 217.80 FEET TO SAID SOUTH LINE; THENCE N90°00'00"E, ALONG SAID SOUTH LINE, 600.31 FEET TO THE POINT OF BEGINNING, AND EXCEPT A TRACT BEGINNING AT THE SW CORNER OF SAID SE QUARTER; THENCE N01°16'00"E; ALONG THE WEST LINE OF SAID SE QUARTER, 1296.66 FEET; THENCE N90°00'00"E PARALLEL TO THE SOUTH LINE OF SAID SE QUARTER, 208.33 FEET; THENCE N01°49'59"E PARALLEL TO THE EAST LINE OF SAID SE QUARTER, 23.00 FEET; THENCE N90°00'00"E, PARALLEL TO SAID SOUTH LINE, 1413.30 FEET; THENCE S01°49'59"W, PARALLEL TO SAID EAST LINE, 1102.20 FEET; THENCE N90°00'00"E, PARALLEL TO SAID SOUTH LINE, 186.29 FEET; THENCE S01°49'59"W, PARALLEL TO SAID EAST LINE, 217.91 FEET TO SAID SOUTH LINE; THENCE N90°00'00"W, ALONG SAID SOUTH LINE, 1794.98 FEET TO THE POINT OF BEGINNING.

AND WHEREAS, SUNRISE ENTERPRISES, LTD., Party of the First Part, is the rightful owner of, or legal agent for, the above property;

THE PARTIES HERETO AGREE as follows: That the Party of the First Part, for himself, his heirs, executors, administrators, and assigns for mutual considerations and covenants hereby agrees with the Party of the Second Part and its successors that a FLOODWAY RESERVE over and across the following described portion of the above described tract is necessary for the protection of the health and welfare of the county. The Party of the First Part hereby places the following described portion of the above described tract in the FLOODWAY RESERVE and state that he fully understands that by placing this portion of the tract in said Floodway Reserve no human habitat may be built therein and that any other obstruction to be placed therein shall be permitted only with the approval of the Kansas State Board of Agriculture, Division of Water Resources in accordance with KSA 24-126 or the appropriate governing body:

COMMENCING AT THE NORTHEAST CORNER OF THE SE 1/4 OF SEC 13, TWP 27 S, R2W OF THE 6TH PM; THENCE S01°49'59"W ALONG THE EAST LINE OF SAID SE 1/4 A DISTANCE OF 704.10 FEET TO THE POINT OF BEGINNING; THENCE N90°00'00"W A DISTANCE OF 435.60 FEET; THENCE N01°49'59"E A DISTANCE OF 706.11 FEET TO A POINT ON THE NORTH LINE OF SAID SE 1/4; THENCE S89°44'20"E ALONG THE NORTH LINE OF SAID SE 1/4 A DISTANCE OF 250 FEET; THENCE N01°49'59"E A DISTANCE OF 200 FEET; THENCE N89°44'20"W A DISTANCE OF 500 FEET; THENCE S01°49'59"W A DISTANCE OF 200 FEET TO A POINT ON THE NORTH LINE OF SAID SE 1/4; THENCE S01°49'59"W A DISTANCE OF 330 FEET; THENCE N88°24'43"E A DISTANCE OF 100.16 FEET; THENCE S01°49'59"W A DISTANCE OF 435 FEET; THENCE S90°00'00"E A DISTANCE OF 585.60 FEET TO A POINT ON THE EAST LINE OF SAID SE 1/4; THENCE N01°49'59"E ALONG SAID EAST LINE A DISTANCE OF 55 FEET TO THE POINT OF BEGINNING, EXCEPT EXISTING ROAD RIGHT-OF-WAY.

FURTHER, the "FLOODWAY RESERVE" shall be the responsibility of the owners of the property, Party of the First Part, until such time as the governing body exercising jurisdiction under K.S.A. 82a-301 elects to assume the responsibility for maintenance of, and improvement of drainage. Provided further that no building shall be constructed on, or within said "FLOODWAY RESERVE" nor shall any fill, change of grade, creation of channels or other work be carried on without the permission granted under K.S.A. 24-126, the Sedgwick County Engineer, or his successor.

Grantor \_\_\_\_\_, their heirs or assigns, to have full use and enjoy the premises except for, and subject to the right of the Grantee for the purpose herein granted.

DATED THIS 5th DAY OF August, 1987.

PARTY OF THE FIRST PART

SUNRISE ENTERPRISES, LTD.

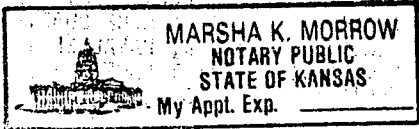
*H. W. Hill*

STATE OF KANSAS)  
SEDGWICK COUNTY) SS

I hereby certify that on this 5th day of August, 19 87, before  
me the undersigned, a Notary Public in and for the County and State aforesaid, came \_\_\_\_\_  
H. William Solt, Sunrise Enterprises, Ltd.

to me personally known to be the same person \_\_\_\_\_ who signed and executed the above and  
foregoing instrument and duly acknowledged the execution of the same.

WITNESS my hand and Notary Seal on the day and date last above written.



*Marsha K. Morrow*  
\_\_\_\_\_  
NOTARY PUBLIC

My appointment expires May 8, 1989

SUBMITTED TO THE OFFICE OF COUNTY ENGINEER AND THE BOARD OF COUNTY  
COMMISSIONERS FOR APPROVAL ON \_\_\_\_\_

APPROVED BY:

PARTY OF THE SECOND PART  
SEDGWICK COUNTY COMMISSIONERS

\_\_\_\_\_  
DIRECTOR, BUREAU OF PUBLIC SERVICES/  
COUNTY ENGINEER

\_\_\_\_\_  
CHAIRMAN

ATTEST:

\_\_\_\_\_  
COUNTY CLERK

APPROVED AS TO FORM ONLY:

\_\_\_\_\_  
ASSISTANT COUNTY COUNSELOR