

**CITY OF OVERLAND PARK      PLANNING AND DEVELOPMENT SERVICES**

**INTRACITY COMMUNICATION**

January 3, 2017

Rhonda Clark – SPS

**THE RESERVE AT COFFEE CREEK  
ESR #2015-00047**

***NOTE: Building Permits will not be issued until the applicant produces a Sanitary Sewer Connection Permit from Johnson County Wastewater.***

**<ALL LOTS RELEASED - SEE REQUIREMENTS BELOW>**

**MLO SET BY ENGINEER**

The following lots are adjacent to large open stormwater conveyances which require freeboard for all building openings and tops of foundation walls. An engineered plot plan is required for these lots which show the minimum low opening established on the subdivision as-built grading plan and actual proposed building openings and top of foundation wall elevations.

<b><u>LOT</u></b>	<b><u>MLO (All Building Openings)</u></b>
1	951.1
2	951.2
3	952.6
4	953.0
5	954.3
6	955.4

**ENGINEERED BASEMENT TO MEET FEMA “REASONABLY SAFE FROM FLOODING” CRITERIA REQUIRED (RSF1)**

The following lots are in areas that have been removed from the FEMA Special Flood Hazard Area by placement of fill (See LOMR-F case #16-07-2161A). An engineered plot plan is required for this lot showing the basement floor elevation and the FEMA BFE. If the basement floor elevation is proposed to be constructed lower than the FEMA BFE, a special foundation design to resist hydrostatic pressures and sump pump design for design groundwater flow rates and backup power sources are required to meet the requirements of FEMA Technical Bulletin 10-01.

<b><u>LOT</u></b>	<b><u>FEMA BFE</u></b>
5	951.0
6	951.0

The Reserve at Coffee Creek, Fourth Plat  
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If you have any questions, please contact me.



Ernie Longoria, P.E., PTOE  
Civil Engineer, Sr.

- c: Tim Tucker, P.E. - PEI, Inc.
- Tony Meyers, P.E. - Manager, Engineering Services
- David Miller, P.E. - Supervisory Civil Engineer
- Dan White - Construction Inspector, Sr.
- Coffee Creek Land Company, LLC
- Subdivision Flood File
- City website