



Federal Emergency Management Agency

Washington, D.C. 20472

CONDITIONAL LETTER OF MAP AMENDMENT COMMENT DOCUMENT

COMMUNITY AND MAP PANEL INFORMATION		LEGAL PROPERTY DESCRIPTION
COMMUNITY	CITY OF TULSA, TULSA COUNTY, OKLAHOMA	Lots 18, 19, and 21, Block 1, Lots 10 and 13, Block 2, Lots 9, 11, 12, 14, 16, 17 and 19, Block 3, Lots 1, 2, 3, 5 through 9, and 12 through 24, Block 4, Lots 1 through 4, 15 through 26, 28 through 33, Block 5, Lots 4, 6, 10, Block 6, Riverview Park Estates, as shown on the Plats, recorded as Document No. 2007056090 and No. 2007141739, on Plat 6124 and 6175, in the Office of the County Clerk, Tulsa County, Oklahoma
	COMMUNITY NO.: 405381	
AFFECTED MAP PANEL	NUMBER: 40143C0364K DATE: 8/3/2009	
FLOODING SOURCE: VENESEL CREEK SOUTH		APPROXIMATE LATITUDE & LONGITUDE OF PROPERTY: 36.015, -95.944 SOURCE OF LAT & LONG: ESRI: FEMA GEOCODE/GOOGLE MAPS DATUM: NAD 83

COMMENT TABLE REGARDING THE PROPOSED PROPERTY (PLEASE NOTE THAT THIS IS NOT A FINAL DETERMINATION. A FINAL DETERMINATION WILL BE MADE UPON RECEIPT OF AS-BUILT INFORMATION REGARDING THIS PROPERTY.)

LOT	BLOCK/ SECTION	SUBDIVISION	STREET	OUTCOME WHAT WOULD BE REMOVED FROM THE SFHA	FLOOD ZONE	1% ANNUAL CHANCE FLOOD ELEVATION (NAVD 88)	LOWEST ADJACENT GRADE ELEVATION (NAVD 88)	LOWEST LOT ELEVATION (NAVD 88)
18	1	Riverview Park Estates	2935 East 103rd Place	Structure	X (shaded)	615.5 feet	616.3 feet	--

Special Flood Hazard Area (SFHA) - The SFHA is an area that would be inundated by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood).

ADDITIONAL CONSIDERATIONS (Please refer to the appropriate section on Attachment 1 for the additional considerations listed below.)

DETERMINATION TABLE (CONTINUED)
PORTIONS REMAIN IN THE SFHA
CONDITIONAL LOMA DETERMINATION

This document provides the Federal Emergency Management Agency's comment regarding a request for a Conditional Letter of Map Amendment for the property described above. Using the information submitted and the effective National Flood Insurance Program (NFIP) map, we have determined that the proposed structure(s) on the property(ies) would not be located in the SFHA, an area inundated by the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood) if built as proposed. Our final determination will be made upon receipt of a copy of this document and certified as-built information showing the location of the structure(s), and the elevation of the lowest adjacent grade to the structure(s). This document is not a final determination; it only provides our comment on the proposed project in relation to the SFHA shown on the effective NFIP map.

This comment document is based on the flood data presently available. The enclosed documents provide additional information regarding this request. If you have any questions about this document, please contact the FEMA Map Assistance Center toll free at (877) 336-2627 (877-FEMA MAP) or by letter addressed to the Federal Emergency Management Agency, LOMA Clearinghouse, 6730 Santa Barbara Court, Elkridge, MD 21075.

Kevin C. Long, Acting Chief
Engineering Management Branch
Mitigation Directorate



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ATTACHMENT 1 (ADDITIONAL CONSIDERATIONS)

DETERMINATION TABLE (CONTINUED)

LOT	BLOCK/ SECTION	SUBDIVISION	STREET	OUTCOME WHAT WOULD BE REMOVED FROM THE SFHA	FLOOD ZONE	1% ANNUAL CHANCE FLOOD ELEVATION (NAVD 88)	LOWEST ADJACENT GRADE ELEVATION (NAVD 88)	LOWEST LOT ELEVATION (NAVD 88)
19	1	Riverview Park Estates	2939 East 103rd Place	Structure	X (shaded)	615.5 feet	616.3 feet	--
10	2	Riverview Park Estates	2932 East 103rd Place	Structure	X (shaded)	615.5 feet	616.3 feet	--
9	3	Riverview Park Estates	2930 East 104th Street	Structure	X (shaded)	615.5 feet	616.3 feet	--
1	4	Riverview Park Estates	4827 East 112th Street	Structure	X (shaded)	616.2 feet	617.0 feet	--
1	5	Riverview Park Estates	3103 East 103rd Street	Structure	X (shaded)	616.2 feet	618.3 feet	--
4	6	Riverview Park Estates	3116 East 103rd Street	Structure	X (shaded)	616.1 feet	620.8 feet	--
13	2	Riverview Park Estates	2933 East 104th Street	Structure	X (shaded)	615.5 feet	616.3 feet	--
11	3	Riverview Park Estates	2938 East 104th Street	Structure	X (shaded)	615.5 feet	616.3 feet	--
12	3	Riverview Park Estates	2944 East 104th Street	Structure	X (shaded)	615.5 feet	616.3 feet	--
14	3	Riverview Park Estates	10331 South College Avenue	Structure	X (shaded)	615.5 feet	616.3 feet	--

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16	3	Riverview Park Estates	10323 South College Avenue	Structure	X (shaded)	615.5 feet	616.3 feet	--
17	3	Riverview Park Estates	10319 South College Avenue	Structure	X (shaded)	615.5 feet	616.3 feet	--
19	3	Riverview Park Estates	10311 South College Avenue	Structure	X (shaded)	615.5 feet	616.3 feet	--
2	4	Riverview Park Estates	3023 East 102nd Place	Structure	X (shaded)	616.2 feet	617.0 feet	--
3	4	Riverview Park Estates	3019 East 102nd Place	Structure	X (shaded)	616.2 feet	617.0 feet	--
5	4	Riverview Park Estates	3011 East 102nd Place	Structure	X (shaded)	616.2 feet	616.7 feet	--
6	4	Riverview Park Estates	3007 East 102nd Place	Structure	X (shaded)	616.2 feet	616.7 feet	--
7	4	Riverview Park Estates	3003 East 102nd Place	Structure	X (shaded)	616.2 feet	616.7 feet	--
8	4	Riverview Park Estates	10202 South College Avenue	Structure	X (shaded)	616.2 feet	616.7 feet	--
9	4	Riverview Park Estates	10206 South College Avenue	Structure	X (shaded)	616.2 feet	616.3 feet	--
12	4	Riverview Park Estates	10218 South College Avenue	Structure	X (shaded)	616.2 feet	617.4 feet	--

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13	4	Riverview Park Estates	10215 South College Avenue	Structure	X (shaded)	616.2 feet	617.4 feet	--
14	4	Riverview Park Estates	3007 East 103rd Street	Structure	X (shaded)	616.2 feet	617.7 feet	--
15	4	Riverview Park Estates	3016 East 103rd Street	Structure	X (shaded)	616.2 feet	617.7 feet	--
16	4	Riverview Park Estates	3012 East 103rd Street	Structure	X (shaded)	616.2 feet	617.0 feet	--
17	4	Riverview Park Estates	3008 East 103rd Street	Structure	X (shaded)	616.2 feet	617.0 feet	--
18	4	Riverview Park Estates	3023 East 103rd Street	Structure	X (shaded)	616.2 feet	617.2 feet	--
19	4	Riverview Park Estates	3024 East 102nd Place	Structure	X (shaded)	616.2 feet	617.2 feet	--
20	4	Riverview Park Estates	3020 East 102nd Place	Structure	X (shaded)	616.2 feet	616.3 feet	--
21	4	Riverview Park Estates	3016 East 102nd Place	Structure	X (shaded)	616.2 feet	616.3 feet	--
22	4	Riverview Park Estates	3012 East 102nd Place	Structure	X (shaded)	616.2 feet	616.7 feet	--
24	4	Riverview Park Estates	3004 East 102nd Place	Structure	X (shaded)	616.2 feet	616.3 feet	--

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2	5	Riverview Park Estates	3107 East 103rd Street	Structure	X (shaded)	616.2 feet	619.1 feet	--
3	5	Riverview Park Estates	3111 East 103rd Street	Structure	X (shaded)	616.2 feet	620.0 feet	--
4	5	Riverview Park Estates	3115 East 103rd Street	Structure	X (shaded)	616.2 feet	620.8 feet	--
15	5	Riverview Park Estates	3124 East 103rd Place	Structure	X (shaded)	616.1 feet	620.7 feet	--
16	5	Riverview Park Estates	3120 East 103rd Place	Structure	X (shaded)	616.1 feet	619.8 feet	--
17	5	Riverview Park Estates	3116 East 103rd Place	Structure	X (shaded)	616.1 feet	618.9 feet	--
18	5	Riverview Park Estates	3112 East 103rd Place	Structure	X (shaded)	616.1 feet	617.9 feet	--
19	5	Riverview Park Estates	3108 East 103rd Place	Structure	X (shaded)	616.1 feet	617.0 feet	--
20	5	Riverview Park Estates	3104 East 103rd Place	Structure	X (shaded)	616.1 feet	616.3 feet	--
21	5	Riverview Park Estates	3024 East 103rd Place	Structure	X (shaded)	616.1 feet	616.3 feet	--
22	5	Riverview Park Estates	3020 East 103rd Place	Structure	X (shaded)	616.1 feet	616.3 feet	--

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23	5	Riverview Park Estates	3016 East 103rd Place	Structure	X (shaded)	616.1 feet	616.6 feet	--
24	5	Riverview Park Estates	3012 East 103rd Place	Structure	X (shaded)	616.1 feet	616.9 feet	--
25	5	Riverview Park Estates	3011 East 103rd Place	Structure	X (shaded)	616.1 feet	616.9 feet	--
26	5	Riverview Park Estates	3015 East 103rd Place	Structure	X (shaded)	616.1 feet	616.6 feet	--
28	5	Riverview Park Estates	3023 East 103rd Place	Structure	X (shaded)	616.1 feet	616.3 feet	--
29	5	Riverview Park Estates	3024 East 103rd Street	Structure	X (shaded)	616.1 feet	617.2 feet	--
30	5	Riverview Park Estates	3020 East 103rd Street	Structure	X (shaded)	616.1 feet	617.0 feet	--
31	5	Riverview Park Estates	3016 East 103rd Street	Structure	X (shaded)	616.1 feet	617.0 feet	--
32	5	Riverview Park Estates	3012 East 103rd Street	Structure	X (shaded)	616.1 feet	617.7 feet	--
33	5	Riverview Park Estates	3006 East 103rd Street	Structure	X (shaded)	616.1 feet	617.7 feet	--
6	6	Riverview Park Estates	3123 East 103rd Place	Structure	X (shaded)	616.1 feet	621.7 feet	--

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10	6	Riverview Park Estates	3108 East 103rd Place	Structure	X (shaded)	616.1 feet	617.2 feet	--
19	1	Riverview Park Estates	2939 East 103rd Place	Structure	X (shaded)	615.5 feet	616.3 feet	--
13	3	Riverview Park Estates	10335 South College Avenue	Structure	X (shaded)	615.2 feet	617.0 feet	--
1	5	Riverview Park Estates	3103 East 103rd Street	Structure	X (shaded)	616.1 feet	618.3 feet	--
6	4	Riverview Park Estates	3007 East 102nd Place	Structure	X (shaded)	616.2 feet	616.7 feet	--
23	4	Riverview Park Estates	3008 East 102nd Place	Structure	X (shaded)	616.2 feet	616.7 feet	--
2	5	Riverview Park Estates	3107 East 103rd Street	Structure	X (shaded)	616.1 feet	619.1 feet	--
3	5	Riverview Park Estates	3111 East 103rd Street	Structure	X (shaded)	616.1 feet	620.0 feet	--
18	5	Riverview Park Estates	3112 East 103rd Place	Structure	X (shaded)	616.1 feet	618.0 feet	--
10	6	Riverview Park Estates	3108 East 103rd Place	Structure	X (shaded)	616.1 feet	617.2 feet	--
21	1	Riverview Park Estates	10304 South College Avenue	Structure	X (shaded)	615.5 feet	616.3 feet	--

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PORTIONS OF THE PROPERTY REMAIN IN THE SFHA (This Additional Consideration applies to the preceding 66 Properties.)

Portions of this property, but not the subject of the Determination/Comment document, may remain in the Special Flood Hazard Area. Therefore, any future construction or substantial improvement on the property remains subject to Federal, State/Commonwealth, and local regulations for floodplain management.

CONDITIONAL LOMA DETERMINATION (This Additional Consideration applies to the preceding 66 Properties.)

Comments regarding this conditional request are based on the flood data presently available. Our final determination will be made upon receipt of this comment document, certified as-built elevations and/or certified as-built survey. Please note that additional items may be required before a final as-built determination is issued.

This letter does not relieve Federal agencies of the need to comply with Executive Order 11988 on Floodplain Management in carrying out their responsibilities and providing Federally undertaken, financed, or assisted construction and improvements, or in their regulating or licensing activities.

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A handwritten signature in cursive script that reads "Kevin C. Long".

Kevin C. Long, Acting Chief
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