

**STAFF REPORT**  
**(One-Step Final Plat)**

**CASE NUMBER:** SUB 2009-23 -- SIMMONS 2<sup>ND</sup> ADDITION

**OWNER/APPLICANT:** DRN Investments, LLC, Attn: Dennis Niedens, 14530 Killarney Circle, Wichita, KS 67230

**AGENT:** Certified Engineering Design, P.A., 810 W. Douglas, #C, Wichita, KS 67203

**SURVEYOR:** Savoy Company, P.A., 433 S. Hydraulic, Wichita, KS 67211

**LOCATION:** North of Central, West of Meridian (District VI)

**SITE SIZE:** .93 acres

**NUMBER OF LOTS**

Residential:	1
Office:	
Commercial:	
Industrial:	
Total:	1

**MINIMUM LOT AREA:** 36,750 square feet

**CURRENT ZONING:** SF-5 Single-family Residential

**PROPOSED ZONING:** TF-3 Two-family Residential

**VICINITY MAP**

