

MEMORANDUM

Date: November 9, 2023

To: Nathan Jurey
Olathe Planning Dept.

From: Tim Tucker, P.E.
Phelps Engineering, Inc.

Re: Purpose For Rezoning Request
Heritage Ranch (Rezoning and preliminary plat)
PEI #230732

The purpose for this rezoning request is to allow for single family residential lots to be constructed on this property. Currently the property is zoned RUR Rural District, which allows 1 dwelling unit per ten acres and does not allow for a R-1 Single Family density. The proposed zoning being requested is R-1, which would allow for single family residential lots. There is existing R-1 property zoning directly to the south, west, north, and northeast; and RN-1 Residential Neighborhood zoning on Heritage Park to the east.