
November 16, 2020
City of McKinney, Texas
Planning & Zoning Department

RE: Site Plan Submittal

Letter of Intent

Please accept this Letter of Intent for the proposed development for The RPMx Construction Office Building on Lot 1, Block A at Craig Ranch (R-6717-000-0020-1) in McKinney, Texas.

- Property Area: 189,086 S.F. (4.341 acres)
- Property Location: Lot 1, Block A, MC22DE Addition, Mckinney, TX approximately 575 FT north of the intersection of Meyer Way and Henneman Way, and approximately 570 FT south of the intersection of Meyer Way and Van Tuyl Parkway.
- Proposed Use: Office Building
- Proposed Building Area: 99,093 S.F.
- Development Phases: The proposed Site and Building improvements will be developed in a single continuous phase.
- Use & Tenants Owner: The proposed Building is a single-use Occupancy as an Owner-Occupied Office Building with partial tenant Office lease space.
- Special Considerations:
- Off-Street Loading Zone reduction allowed per 146-131(3) from 2 LZ required to Proposed 1 LZ shown.
- Zoning District: Current zoning is PD w/ Regional Employment Overlay. NOTE: a Re-Zoning application is pending with the P&Z Department.

Submitted by Owner's Agent / Civil Engineer



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