

September 7, 2011

Anthony Satarino, Planner  
City of McKinney  
221 S. Tennessee Street  
McKinney, Texas 75069

RE: The Louisiana Street Grill Project Impact Fee Waiver Request.  
350 East Louisiana Street, McKinney, Texas.

Dear Anthony,

We are requesting that the Impact Fees be waived for our project.

This letter is on behalf of Emigdio Raymundo pertaining to the project already submitted and approved and named as The Louisiana Street Grill. There are many reasons that impact fees should not apply to this project. With the information that has been gathered from the meetings with the City Council members, an assessment is to be charged for all buildings around and in the downtown square area in the near future, which we will have to pay. Many buildings in the area have changed uses and have paid no impact fees at all. This building is very old and with the installation of an engineered concrete parking lot with storm water drainage pipe, inlets and easement and all the specific landscape barriers asked for by the city are local improvements by themselves.

Emigdio Raymundo has already assumed the costs for all of the zoning specifications, permitting fees, and building and energy compliance codes set by the City of McKinney and State of Texas. Soon after opening, taxes on the property will certainly rise and Mr. Raymundo will be paying in County and City taxes on higher sales. Combined with the previously mentioned property assessment – paying further impact fees is an unfair practice. We hope to work this out with the City Council and hope that you all see this the way that we do.

See you all at the City Council Meeting and thank you for your time.

Sincerely,

The Louisiana Street Grill  
Emigdio Raymundo, Owner, Phone: 972-658-1279  
Jesus (Jesse) Raymundo, Owner, Phone: 214-537-6380  
(Change of Contact information.)