

---

---

# CROSS ENGINEERING CONSULTANTS

---

---

131 S. Tennessee St.  
972.562.4409

•  
•

McKinney, Texas 75069  
Fax 972.562.4471

July 18, 2013

**RECEIVED**

*By Kathy Wright at 4:44 pm, Jul 18, 2013*

City of McKinney  
Planning Department  
221 N. Tennessee St.  
McKinney, Texas 75070

Attn: Mr. Michael Quint

**Re: Zoning Change Request – Honey Creek Addition**

Dear Mr. Quint:

Please find this Letter as our request for Zoning Change from AG to PD on the following Property. 0.81 Acres at the Northeast corner of Country Club Road (FM 1378) and Nature Place located within the City of McKinney's City Limits. It is the owner's intent to develop the entire 0.81 acre property using the RS-84 guidelines as outlined in the current ordinance as the base Zoning. Project details are summarized as follows:

- Subject property is 0.81 acres
- Subject property is currently zoned AG
- Owner requests Zoning & Rezoning to PD
- 20 foot Front Setbacks
- 15 foot Rear setbacks
- Maximum Density 2.4 units per acre
- Enhanced Quality - Planting of Trees (2-6" Trees per Lot or 3-4" Trees Per Lot)
- Target Planning & Zoning Commission date is August 13, 2013
- Target City Council date is September 3, 2013

Thank you for your consideration of this Zoning Request. Please call if you have any questions.

Sincerely,

**CROSS ENGINEERING CONSULTANTS, INC.**

Bill Perman  
Project Manager