



January 2, 2015

Michael Quint  
Director of Planning  
221 N. Tennessee  
McKinney, Texas 75069

**RE: Letter of Intent – Zoning Request +/- 127 acres Maxwell Tract  
Generally located on the North side of County Road 164, East of County  
Road 1006, McKinney Texas 75070 (Collin County)**

Dear Mr. Quint:

Please accept this correspondence as the formal Letter of Intent for the submittal of a Zoning Request for approximately 127 acres generally located on the north side of County Road 164 and east of County Road 1006. The subject property is commonly referred to as the “Maxwell Tract” and is immediately adjacent to the Cross F Ranch.

Currently, the subject property is located in the ETJ of McKinney; however, given that it is midblock on County Road 164, it does not make sense to zone the subject property for anything but single family residential. As such, since there are no current plans for development of the property, we respectfully request to zone the property of the current zoning district designated SF-5.

Regards,

Tyler C. Scott, EIT  
Project Manager

CC: File