



August 13, 2020

Danny & Susan Beers  
805 North Waddill Street  
McKinney, Texas 75069

RE: 2020-060HT Letter of Eligibility to Qualify the Residential Property Located at 805 North Waddill Street for a Level 2 or Level 3 Historic Neighborhood Improvement Zone (HNIZ) Tax Exemption.

Dear Mr. & Ms. Beers:

This letter shall serve as your Letter of Eligibility for the Historic Neighborhood Improvement Zone (HNIZ) Tax Exemption Program. Your application for 805 North Waddill Street was received on August 13, 2020.

The following proposed improvement(s) are eligible:

- Restore historic wood windows (exterior)

Upon completion of the improvements, dated, paid, final receipts from the contractor must be submitted to this office for verification. Once copies of receipts are verified and the project is inspected, a Staff Report will be forwarded to the next meeting of the Building and Standards Commission for approval or denial of the tax exemption.

From the date of issuance of this Letter of Eligibility, you have 1 year to complete any or all the proposed improvements listed above. Depending on the combination of verifiable costs of these exterior and interior improvements, you may qualify for a Level 2 or Level 3 exemption. If the total costs of eligible *exterior* improvements are in excess of \$10,000, you may receive an exemption of 50% of the City's ad valorem taxes for a period of 15 years (Level 2 of the Historic Neighborhood Improvement Zone Program). If the combined cost of eligible *interior or exterior* improvements is in excess of \$5,000, you may receive an exemption of 30% of the City's ad valorem taxes for a period of 15 years (Level 3 of the Historic Neighborhood Improvement Zone (HNIZ) Tax Exemption Program).

Please be advised that there is an aggregate cap of \$250,000 on the total amount of ad valorem taxes that can be exempted in any budget year under any

or all the levels set forth in the HNIZ Tax Exemption Program. Therefore, it is possible that the completion of eligible improvements may not result in a historic tax exemption should capacity not be available in the program.

If you have any questions about the approval of this item, please contact the Historic Preservation Officer at 972-547-7416.

Sincerely,

*Guy R. Giersch, Historic Preservation Officer*

Guy R. Giersch  
Historic Preservation Officer

*"The Planning Department consistently strives to provide quality, professional customer service to our applicants. In an effort to evaluate and improve the service we provide, we ask that you complete [this brief customer service survey](#). We sincerely appreciate your responses and opinions!"*