

Land Use and Tax Base Summary for Module 32

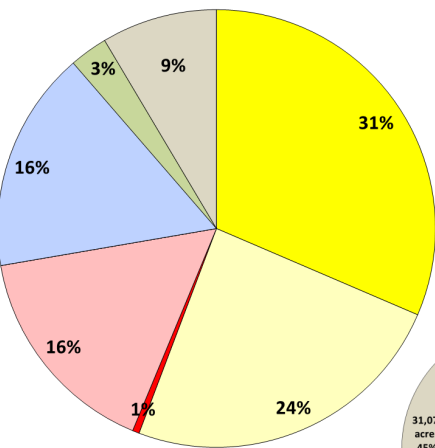
18-0032Z Rezoning Request

Land Use Summary

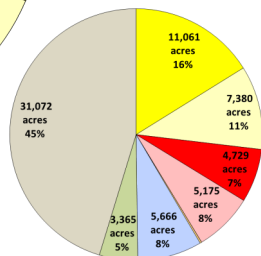
Below is a summary of existing and anticipated land uses for this module as of January 2016 based on information obtained from the Collin Central Appraisal District's certified tax roll in conjunction with approved zoning requests (for parcels

	Acres
Residential	415.4
Vacant Residential	321.0
Total Residential	736.4 (55.7%)
Non-Residential	6.6
Vacant Non-Residential	211.8
Total Non-Residential	218.4 (16.5%)
Mixed-Use	0.0
Vacant Mixed-Use	0.0
Total Mixed-Use¹	0 (0%)
Institutional (non-taxable)	216.1
Total Institutional (non-taxable)	216.1 (16.3%)
Agricultural/Undetermined	37.2
Total Agricultural/Undetermined²	37.1 (2.8%)
Total Acres (city limits only)	1,208.0 (91.4%)
Extraterritorial Jurisdiction (ETJ)	112.7
Total Extraterritorial Jurisdiction³	112.7 (8.5%)
Total Acres	1,320.8

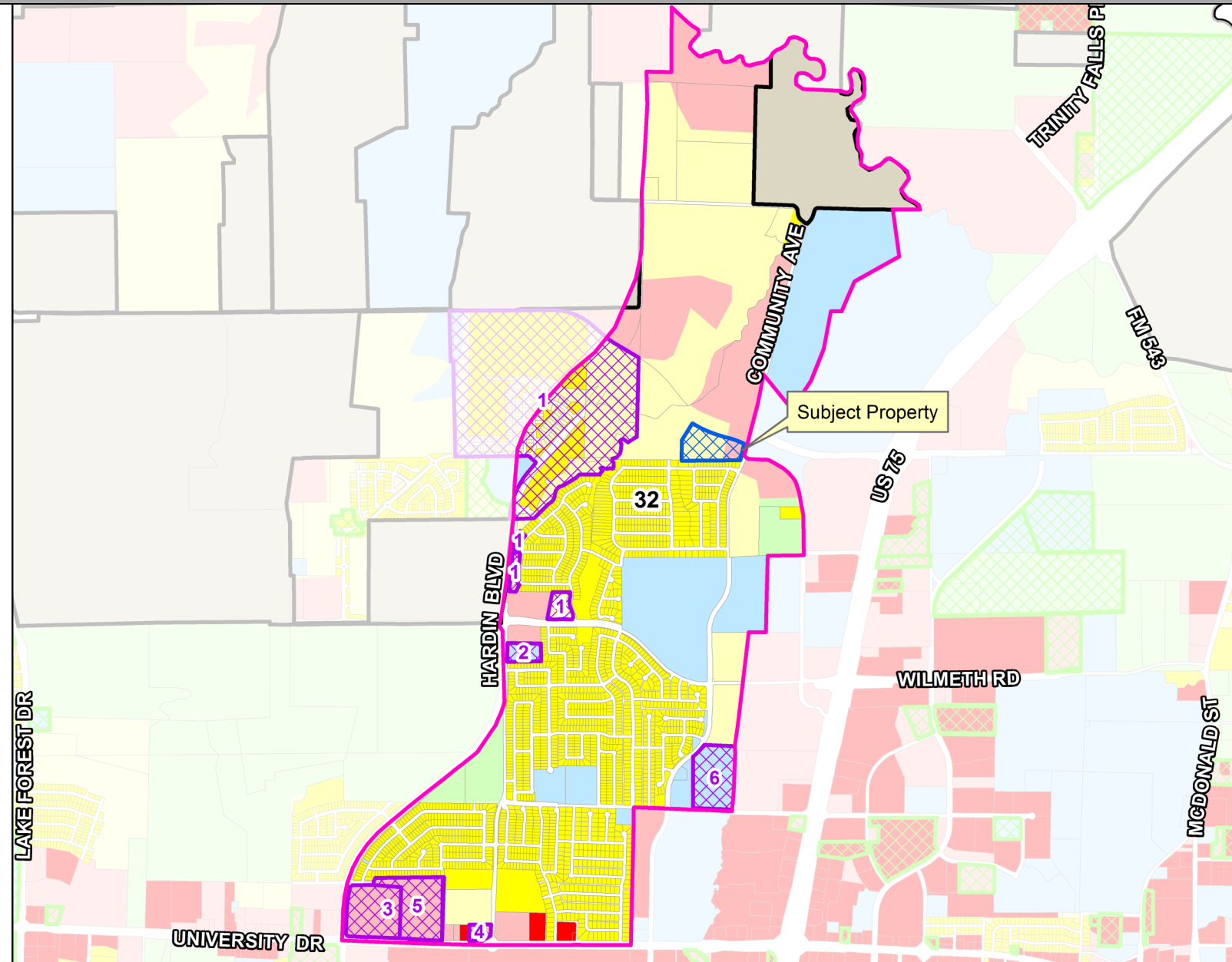
Module 32



Citywide and ETJ

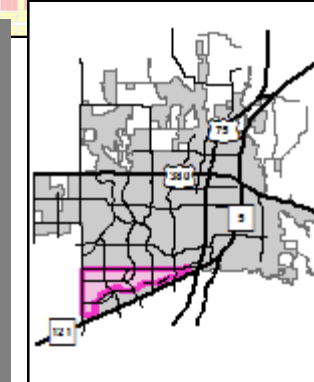


Module 32



Approved Projects Impacting Land Use or Tax Base (2016, 2017)⁴

Map ID	Case Number	Project	Project Description	Acres
1	16-205Z	Timber Creek	Rezone the subject property from PD to PD, Modify the Development Standards	196.89
2	16-283SP	Church of Christ Latter-Day Saints	Site plan for a church	4.15
3	17-048RP	380 Crossing at Headington Heights	Record plat for Lots 1R-5R, Block A	37.81
4	16-375SP	Skyline Car Wash	Site plan for a carwash	2.22
5	16-389SP	380 Crossing & Headington Heights NEC	Site plan for retail and commercial development	19.08
6	16-216SP	Public Safety Building	Site plan for an office and storage facility	17.03

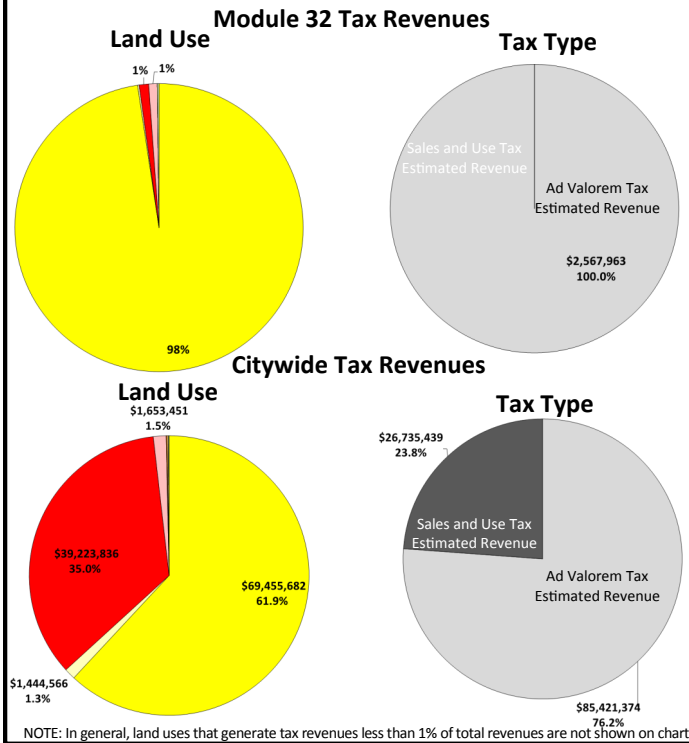


Tax Base Summary⁵

Based on the existing land uses in this module, below is a summary of the estimated tax revenues as of January 2016. These revenues are aggregated from Collin Central Appraisal District (for Ad Valorem taxes) and from the Texas Comptroller

Land Use	Ad Valorem	Sales Tax	Total
Residential	\$ 2,506,768	\$ -	\$ 2,506,768
Non-Residential	\$ 27,300	\$ -	\$ 27,300
Mixed-Use	\$ -	\$ -	\$ -
Tax Revenue from Developed Land	\$ 2,534,068	\$ -	\$ 2,534,068
Vacant Residential	\$ 4,447	\$ -	\$ 4,447
Vacant Non-Residential	\$ 24,230	\$ -	\$ 24,230
Vacant Mixed-Use	\$ -	\$ -	\$ -
Agricultural/Undetermined	\$ 5,217	\$ -	\$ 5,217
Tax Revenue from Undeveloped Land	\$ 33,895	\$ -	\$ 33,895

Grand Total (city limits only)	Ad Valorem	Sales Tax	Total
\$ 2,567,963	\$ -	\$ -	\$ 2,567,963



NOTE: In general, land uses that generate tax revenues less than 1% of total revenues are not shown on chart.

1. Mixed-Use land uses reflect those parcels for which zoning allows for residential and/or non-residential horizontal or vertically-integrated uses.
 2. Agricultural/Undetermined land uses reflect those parcels with agricultural zoning for which no future use is currently defined.
 3. Properties located in the ETJ are not included in the Land Use Summary and the Tax Base Summary because they fall outside of the city's land use and taxing jurisdiction.
 4. Zoning, site plan and record plat cases approved after the certified tax roll of January 1, 2016 and change land use and/or vacancy status. These cases are not included in the Land Use Summary or the Tax Base Summary.
 5. Institutional (non-taxable) properties are not included in the Tax Base Summary because these properties do not generate taxes. Estimated tax revenues do not include any property exemptions, delinquencies, etc. and; therefore, may not reflect actual collection amounts.

DISCLAIMER: This map and information contained in it were developed exclusively for use by the City of McKinney. Any use or reliance on this map by anyone else is at that party's risk and without liability to the City of McKinney, its officials or employees for any discrepancies, errors or variances which may exist.