



May 24, 2021

City of McKinney Planning Department
221 N Tennessee
McKinney, TX 75069

RE: *Letter of Intent – Preliminary Plat Submittal*
Approximately 29.74 Acres
CR 124, West of CR 161

To Whom It May Concern:

Please accept this correspondence as the formal Letter of Intent for our submittal of a Preliminary-Final Plat Application for the 29.739 acres located along CR 124, within the City of McKinney ETJ. The property is currently unplatted; the intent is to plat the property, dedicate FAUE and Detention Easement and dedicate the ROW required by the City per our pre-application meeting.

The site will not be subdivided at this time. Once platted, the applicant requests a plat verification letter to be used for permitting with Collin County. The future use of this site is for RV Storage. One point of access will be provided to CR 124. Domestic water and sewer connections will not be needed; two connections to the existing 12" water main along CR 124 will be made for fire coverage.

The property does have no have any trees onsite. Consequently, a tree survey is not attached.

The property is within the EJT, and not within zoning restrictions. Therefore, a setback exhibit is not provided. However, we have maintained a 15' offset for all enclosures along the property line to allow for grading.

Thank you for your time and consideration in this matter. Please contact me at (972) 731-2197 or neda.hosseiny@kimley-horn.com should you have any questions.

Sincerely,

Applicant
Neda Hosseiny, P.E.
Engineer