



PLANNING DEPARTMENT

NEIGHBORHOOD EMPOWERMENT ZONE
IMPACT FEE
WAIVER PROGRAM APPLICATION

OWNER INFORMATION

NAME: Boilermaker Rockhill LLC PHONE: (214) 288-9288

Attn: Robert Frick

ADDRESS: 3308 Preston Road, Suite 350 FAX: ()

CITY Plano STATE Texas ZIP 75093

E-MAIL ADDRESS rdfintx@aol.com

Within the Neighborhood Empowerment Zone (NEZ), new single family, multi-family, non-residential, or vertically integrated mixed-use construction commencing on a lot of record may be eligible to receive impact fee waivers provided that the design and completion of the new construction meets the eligibility criteria as described in Ordinance No. 2013-11-110. Prior to construction, an application shall be made to the Historic Preservation Officer (HPO), who shall determine whether the proposed construction is eligible for the waiver of impact fees per Ordinance No. 2013-11-110. The HPO shall make an eligibility recommendation to City Council for consideration/approval/denial for all multi-family projects and any non-residential or mixed-use projects that have anticipated impact fees in excess of \$50,000 within the NEZ. The HPO shall make a determination/recommendation of eligibility for impact fee waivers based, in part, on the eligibility criteria and the "Guidelines for New Construction in the NEZ."

Impact fees shall be collected at the time of building permit issuance and remitted to the owner upon completion and final inspection of compliant construction.

I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions of laws and ordinances governing this type of work will be complied with whether specific or not. The granting of a Certificate of Eligibility does not presume to give authority to violate or cancel the provisions of any other state or local law regulating construction or the performance of construction. All work is subject to verification through approved final inspections.

ADDRESS OF SUBJECT PROPERTY east of Wilson Creek Pkwy, south of Rockhill Pkwy,
west of Graves St.

SIGNATURE: Robert W Frick, PRESIDENT DATE: 9-18-19
(Owner or Legal Representative)

For Office Use Only:
Case # _____ Date Rec'd: October 7, 2019

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Must Complete Both Pages



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NEIGHBORHOOD EMPOWERMENT ZONE IMPACT FEE WAIVER PROGRAM APPLICATION

(See Attached Guidelines for New Construction)

SELECT PROJECT TYPE

Single-family – Duplex: Must be compatible with the following:

- Massing
- Size
- Scale
- Compatible architectural features

Multi-family: Must be compatible with the following:

- Massing
- Size
- Scale
- Compatible architectural features

Non-residential / Mixed-Use: (must comply with at least three of the following; documentation required)

- Compatibility:** Construction is generally compatible with the massing, size, scale, and architectural features of the surrounding buildings and environment.
- Amenities:** Construction includes enhanced pedestrian and /or streetscape amenities;
- Town Center Master Plan:** Development project is consistent with and promotes the Town Center Master Plan;
- Investment:** New construction on a vacant site includes a minimum capital investment of \$75,000. Rehabilitation of an existing building in accordance with Secretary of the Interior Standards. Includes a minimum capital investment of \$75,000 or 30% of the present building value as appraised by CCAD, whichever is greater;
- Mixed-use:** Construction includes vertical integration of residential and non-residential used in the same structure with non-residential;
- Job Creation:** Development project creates 1 new, full –time job (or correlative FTV (full-time employment) per 200 square feet of gross floor area: or **(supporting documentation required)**
- Vacant/Underutilized - Site/Building:** Construction occurs within the Vacant/Underutilized Sites/Buildings Improvement Area as designated in the Tax Increment Reinvestment Zone (TIRZ) #1.

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