

SPECIAL EXCEPTION - See Attached Explanation & supporting documentation for request to raise a portion of a new fence we are building on West side of lot to give neighbors (the Johnsons) more privacy. This is associated with the new house we are building under permit 16-00002161. Also attached is a fence permit application in the event this request is approved.

VARIANCE

Items Submitted: Completed application and fee Plot/Site Plan or Survey drawn to scale

I hereby certify that the above statements are true and correct to the best of my knowledge.

[Signature]
Property Owner Signature (if different from Applicant)

[Signature]
Applicant's Signature

STATE OF TEXAS | Page

COUNTY OF Collin

Subscribed and sworn to before me this 3rd day of October, 2017
Veronica White
Notary Public

(seal) 

My Commission expires: 10-08-2017

OFFICE USE ONLY

Seeking an appeal from Chapter 41, McKinney Zoning Ordinance, Section No:

BOA Number: TOTAL FEE DUE: \$50.00 (non-refundable)

Received by: Signature: Date:

INTEGRITY CUSTOM

490B N. KENTUCKY STREET

MCKINNEY, TEXAS 75069

214-982-1340

Hello! To Whom It May Concern....

Our client Dave Foster property owner of 501 N. Byrne St located in the historic district of Mckinney Texas has asked us to request a special exception to the required fence height in the historic district on his behalf. We are currently finishing the building of a new house for our client and they would like to build a new fence as well. Attached is a recent survey identifying the location and section of the fence we would like to raise to 8'6" or as high as would be allowed instead of the 6'8" maximum height requirement by code in the historic district. The neighbors located on 1103 Tucker (The Johnson's) have approached our client with great concern about the height of the new fence. Since the level of the lot has been raised about a foot the neighbors feel like The Fosters are able to see right into their yard easily and feel their privacy has been violated. They have lived there for approximately 20 years with little to no concern for their privacy. Our client wants to appease the neighbors to prevent a hardship on the relationship between them for probably years to come.

Thank You for your help in this matter!!

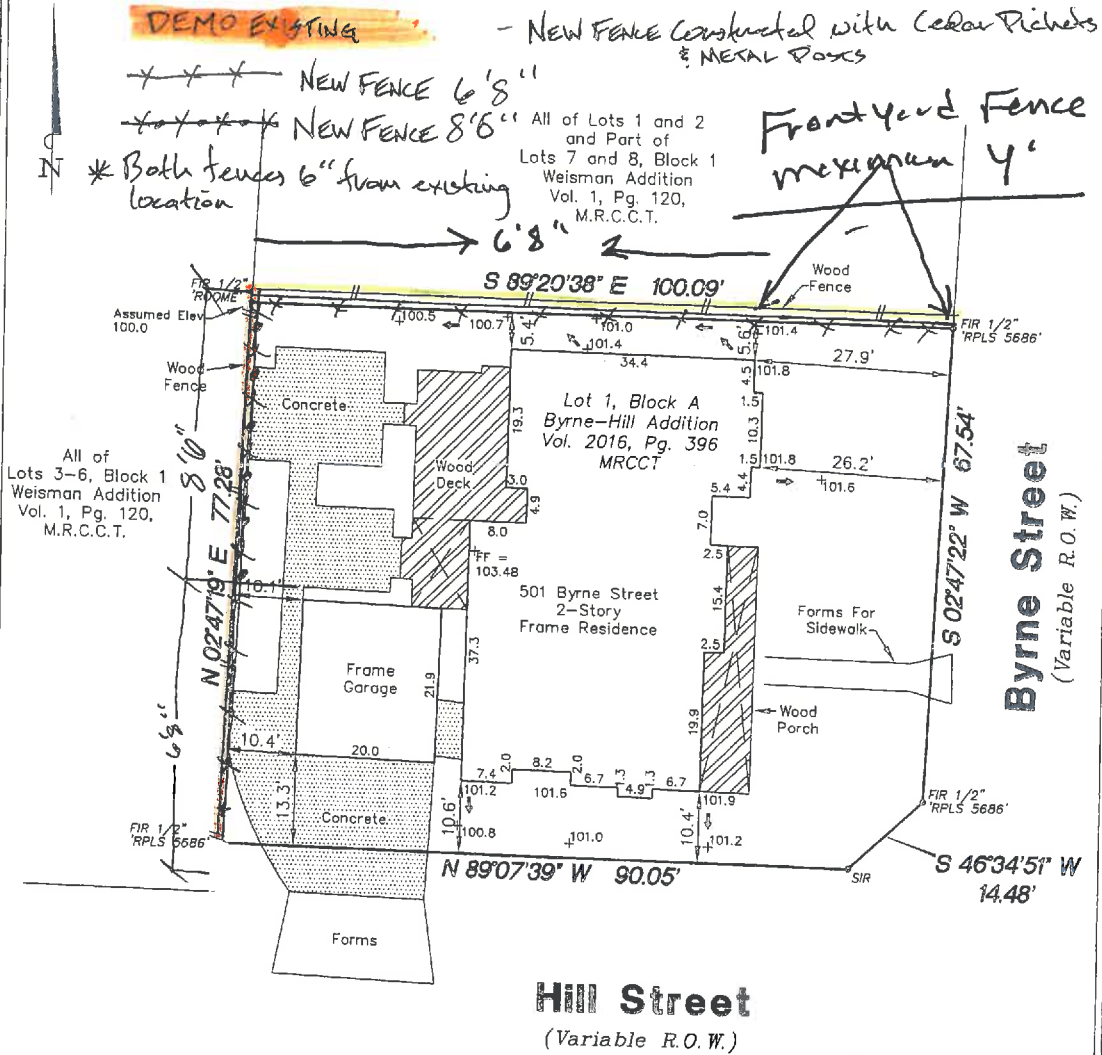
Richard Zercher
Operations Manager
Integrity Custom
214-861-9940

INTEGRITY CUSTOM
Build ~ Design ~ Renovate
EDWARD E. CAREL, PRESIDENT

SURVEY PLAT

TO ALL PARTIES INTERESTED IN PREMISES SURVEYED:

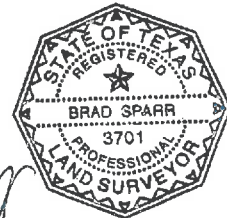
This is to certify that I have this date, made a careful and accurate survey on the ground of the property located at No. 501 BYRNE STREET, in the City of McKINNEY, Texas, Lot No. 1, Block No. A, City Block No. of BYRNE-HILL ADDITION an addition to the City of McKINNEY, Texas, according to the AMENDING PLAT THEREOF recorded in Volume 2016 Page 396, Map Records COLLIN County, Texas.



NOTES:

- 1) BEARINGS ESTABLISHED BY ASSUMING N 02°47'19" W ALONG THE WEST LINE OF LOT 1, BLOCK A.
- 2) FIR DENOTES A FOUND IRON ROD.
- 3) SIR DENOTES A 5/8" IRON ROD SET WITH PLASTIC CAP STAMPED 'SPARR SURVEYS'.
- 4) THIS SURVEY WAS COMPLETED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT AND DOES NOT CONSTITUTE A TITLE SEARCH BY SPARR SURVEYS TO DETERMINE OWNERSHIP OR EASEMENTS OF RECORD.

The survey hereon is a true, correct, and accurate representation of the property, as determined by on the ground survey, the lines and dimensions of said property being as indicated by the plat; the size, location and type of buildings and improvements are as shown, all improvements being within the boundaries of the property, set back from the property lines the distances indicated, and that the distance from the nearest intersecting street, or road, is as shown on said plat.



REGISTERED PROFESSIONAL LAND SURVEYOR No. 3701