
CROSS ENGINEERING CONSULTANTS

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August 26, 2021

City of McKinney
Planning Department
221 N. Tennessee St.
McKinney, Texas 75070

Attn: Ms. Jennifer Arnold, Director of Planning

Re: Rezoning of Part of Lot 4, Block A of the Parcel 1502 Addition

Dear Ms. Arnold:

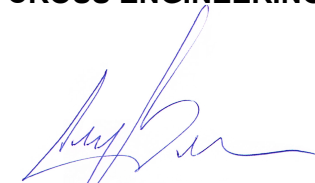
Advantage Storage is in negotiations to purchase 2.707 acres out of Lot 4, Block A of the Parcel 1502 Addition. The owner's intent is to develop this property into a high-quality self-storage facility. The design of the property is configured to have minimum impact on, and provide beneficial aesthetics for, the single-family residences to the east. In order to move forward with development, the property must first be rezoned from R-1 to C2. A Specific Use Permit will also be required as part of this Rezone.

Advantage Storage has a reputation for building very attractive storage facilities complete with upgraded buildings and enhanced landscaping. Their intent is to continue that trend with this development. Some additional project details are listed below:

- 2.707 acre facility
- Approx. 83,275 SF of Rentable Space (Approx. 700 Units)
- Secure facility with card entry
- Enhanced Landscaping throughout the property

Thank you in advance for your consideration of this rezone. Please contact me if you have any questions or concerns.

Sincerely,
CROSS ENGINEERING CONSULTANTS, INC.



Casey McBroom, P.E.
Project Engineer