



**WIER & ASSOCIATES, INC.**  
 ENGINEERS  
 SURVEYORS  
 LAND PLANNERS

June 8, 2020

Director of Planning  
 221 N. Tennessee St.  
 McKinney, TX 75069  
 Attn: Ms. Jennifer Arnold, AICP

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**RE: LETTER OF INTENT - PRELIMINARY/FINAL PLAT SUBMITTAL OF  
 APPROXIMATELY 170.772 ACRES LOCATED AT THE SOUTHWEST  
 CORNER OF FM 543 (WESTON ROAD) AND TRINITY FALLS PARKWAY  
 W&A#19035**

Dear Ms. Arnold:

1000 Trinity Falls Investments, LLC intends to develop an approximate 170.772-acre tract of land located within the Extraterritorial Jurisdiction of the City of McKinney, Collin County, Texas. Said property is generally located at the southwest corner of FM 543 (Weston Road) and Trinity Falls Parkway. The Preliminary/Final Plat shows a tract of land which will be subdivided into 3 lots and will be known as the Luxe Addition. The proposed lots include two lots containing multiple duplexes and one lot containing multiple duplex and single tenant residences. This land on the very corner of the southwest corner of Weston Road and Trinity Falls Parkway is not part of the development.

This Letter of Intent is accompanying a submittal for a preliminary-final plat for the development of a multiple phased duplex development with private amenity centers and a private park lot.

We request that the review of the plat for the property noted above be placed on the agenda of a scheduled commission meeting or be acted upon by staff. Please contact the owner, Matthew Hiles with 1000 Trinity Falls Investments, LLC by phone at 972-471-8700 or via email at MattH@LiveW3.com or myself by phone at 817-467-7700 or via email at RandyE@WierAssociates.com with any questions or comments.

Very truly yours,

Randall Eardley, P.E.  
 Senior Associate

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