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May 16, 2016
No: R0008110.00

Ms. Kathy Wright
City of McKinney
221 N. Tennessee Street
McKinney, Texas 75070

**Re: GOLF COURSE WEST OFFICE ADDITION-Preliminary Final Replat
Lot 1R2, Block B
McKinney, Texas**

Dear Ms. Wright:

Please accept this letter as evidence of the intent of Wridge Golf, LLC to file a Preliminary Final Replat Submittal for a lot on the west side of Custer Road, between Westridge Boulevard and North Cotton Ridge Road. This lot is located within the addition named Golf Course West Addition.

This proposed plat is to subdivide Lot and to provide necessary easements for development. Associated with this plat is a siteplan for 10 buildings totaling 49,000 SF for professional office use. The parking and utility infrastructure for all 10 buildings will be developed in three phase. The subject tract is currently platted as Part of Lot 1, Block B Golf Course West Addition, Lot1R2, Block A, Lot 1, Block B, and Regency Trail Row (Vol. 2008, PG. 285). The site consists of 4.2911± acres of land with an existing PD zoning. The subject tract is on process to be rezoned from the Ordinance 1621, modified by PD 2001-07-081 to a regular C-1 (Neighborhood Commercial) zoning. The request is to rezone the subject tract to C-1 (Neighborhood Commercial). The proposed rezoning request is to provide for the allowed uses within the C-1 zoning district on the subject tract. There will be three phases of construction for the project.

If you have any questions regarding the above items, or need any additional information, please call me at your convenience. We appreciate this opportunity to work with you.

Sincerely,

Héctor M Leon, E.I.T.

RPP/mdl
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