

June  
2016

# McKinney at a Glance

A monthly development report prepared by the McKinney Planning Department

City of McKinney  
Planning Department

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## McKinney Population Summary

Year	Population	Year	Population	Year	Population	Year	Population
1900*	4,342	1990*	21,283	1999	44,000	2008	120,978
1910*	4,714	1991	23,138	2000*	54,369	2009	122,083
1920*	6,677	1992	24,261	2001	58,438	2010*	131,117
1930*	7,307	1993	25,953	2002	66,990	2011	133,399
1940*	8,555	1994	29,706	2003	76,907	2012	136,666
1950*	10,560	1995	30,173	2004	85,865	2013	140,826
1960*	13,763	1996	31,783	2005	94,733	2014	149,082
1970*	15,193	1997	34,150	2006	104,853	2015	155,142
1980*	16,256	1998	38,700	2007	115,198	2016	161,905

\*Official Census figure

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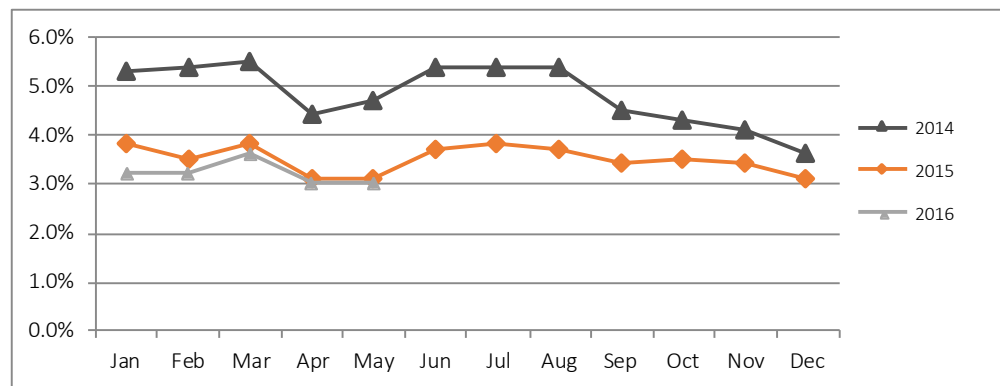
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[www.mckinneytexas.org/reports](http://www.mckinneytexas.org/reports)

## McKinney Unemployment Rate



Unemployment Rate  
published by the Texas Workforce Commission  
for May 2016

Unemployment Rates	
McKinney:	3.0%
Collin County:	3.2%
Texas:	4.4%

Texas Unemployment Rate is seasonally adjusted

## Building Permit Summary

Development Type	This Month <sup>1</sup>		Year to Date <sup>1</sup>	
	Permits Issued	Construction Dollars	Permits Issued	Construction Dollars
Single Family	259	\$77,682,896	1,079	\$357,914,714
Multi-Family	2 @ 595	\$52,022,267	3 @ 795	\$74,104,137
Non-Residential	5	\$4,241,543	25	\$27,289,939
Vertical Mixed-Use	0	\$0	0	\$0

<sup>1</sup>2016 Single Family and Non-Residential permits may include permits issued in the Trinity Falls Municipal Utility District. In June 2016, 22 single family permits valued at \$8,222,016 were issued in the Trinity Falls MUD. In the 2016 calendar year, 131 single family permits valued at \$46,575,715 have been issued in the Trinity Falls MUD and 0 non-residential permits valued at \$0 have been issued.

Note: Non-Residential permits include commercial, institutional, and recreational permits.



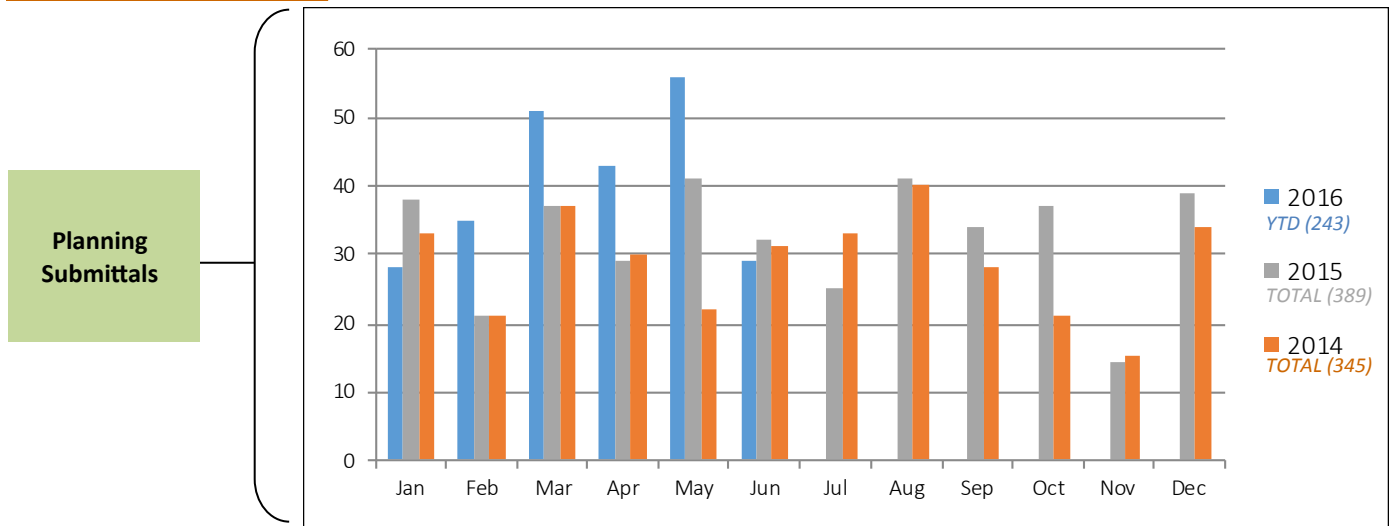
## Planning Submittal Summary

Case Type	This Month				Year to Date			
	Submitted	Approved			Submitted	Approved		
		P&Z	City Council	Staff Review Only		P&Z	City Council	Staff Review Only
<i>Pre-Development Meetings</i> <sup>1</sup>	11	n/a	n/a	n/a	81	n/a	n/a	n/a
Zoning <sup>2</sup>	4	0	1	n/a	15	0	12	n/a
Site Plans	2	1	0	7	63	11	5	31
Plats	16	3	0	17	112	24	1	50
Architectural Elevations	5	0	0	5	42	5	0	22
Other	2	0	0	0	11	2	10	0
<b>Totals</b>	<b>29</b>	<b>4</b>	<b>1</b>	<b>29</b>	<b>243</b>	<b>42</b>	<b>28</b>	<b>103</b>

<sup>1</sup> Pre-Development Meetings are not included in submittal totals.

<sup>2</sup> All zoning requests require a recommendation by the Planning and Zoning Commission and final approval by City Council.

## Planning Submittal Comparison



## Engineering & Parks

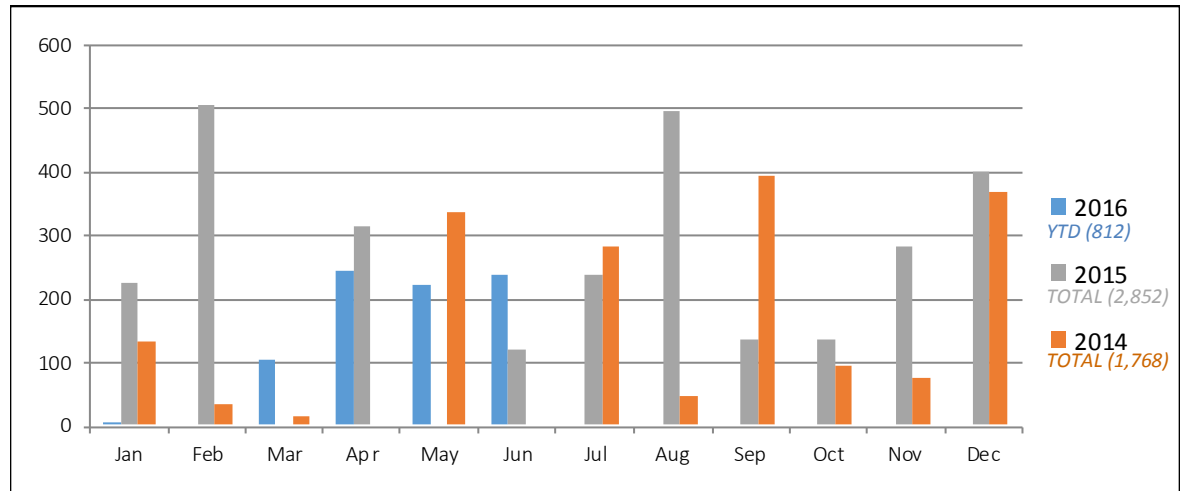
### Engineering & Parks Summary

Development Type	This Month	Year to Date
Engineering Development Plans Reviewed	36	196
Engineering CIP Payments Made	30	197
Park CIP Payments Made	12	81

## Approved Single Family Lots

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD
2016	5	0	104	243	222	238							<b>812</b>
2015	225	505	0	315	0	118	239	497	134	135	283	401	<b>2,852</b>
2014	131	32	12	0	335	0	282	46	394	94	74	368	<b>1,768</b>

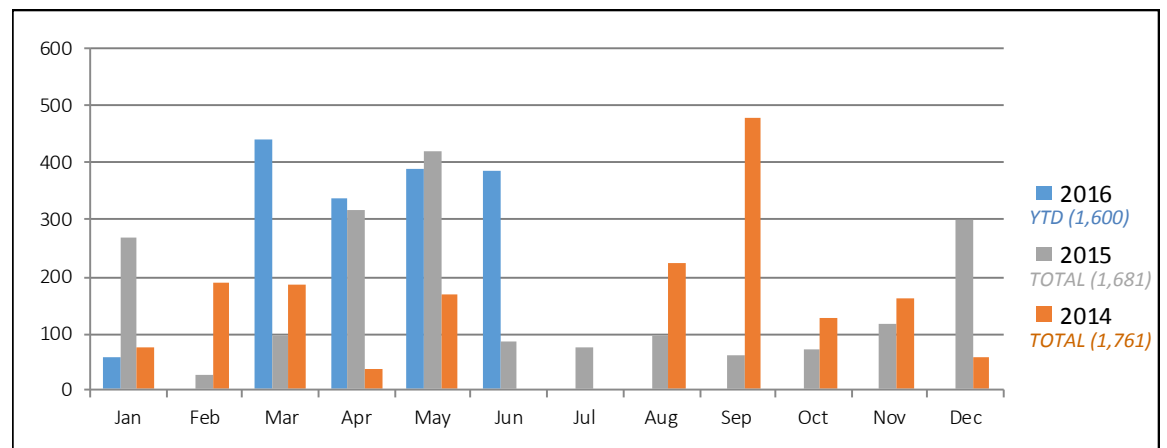
Approved Single Family Lots Comparison



## Filed Single Family Lots

	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	YTD
2016	56	0	438	335	386	385							<b>1,600</b>
2015	71	187	184	33	165	0	0	220	479	126	160	56	<b>1,681</b>
2014	237	98	100	352	0	289	0	64	102	0	301	218	<b>1,761</b>

Filed Single Family Lots Comparison



## Building Permit Comparison

### Single Family Permits (2012-2016)

	2012		2013		2014		2015 <sup>1</sup>		2016 <sup>2</sup>	
	Permits	Valuation	Permits	Valuation	Permits	Valuation	Permits	Valuation	Permits	Valuation
Q1	261	\$88,437,310	419	\$141,467,863	415	\$139,221,302	464	\$159,619,856	432	\$148,976,943
Q2	<b>440</b>	<b>\$150,586,422</b>	<b>678</b>	<b>\$223,774,220</b>	<b>493</b>	<b>\$165,301,479</b>	<b>536</b>	<b>\$179,787,881</b>	<b>647</b>	<b>\$208,937,771</b>
Q3	442	\$147,018,920	402	\$142,829,655	359	\$125,081,104	568	\$191,108,421		
Q4	347	\$117,917,809	363	\$121,164,524	436	\$152,374,960	513	\$173,027,832		
<b>Total</b>	<b>1,490</b>	<b>\$503,960,461</b>	<b>1,862</b>	<b>\$629,236,262</b>	<b>1,703</b>	<b>\$581,978,845</b>	<b>2,081</b>	<b>\$703,543,990</b>	<b>1,079</b>	<b>\$357,914,714</b>

### Multi-Family Permits (2012-2016)

	2012		2013		2014		2015		2016	
	Permits	Valuation	Permits	Valuation	Permits	Valuation	Permits	Valuation	Permits	Valuation
Q1	1@334	\$20,000,000	0@0	\$0	1@164	\$12,000,000	1@245	\$21,000,000	1@200	\$22,081,870
Q2	<b>0@0</b>	<b>\$0</b>	<b>0@0</b>	<b>\$0</b>	<b>0</b>	<b>\$0</b>	<b>1@182</b>	<b>\$16,140,948</b>	<b>2@595</b>	<b>\$52,022,267</b>
Q3	0@0	\$0	1@418	\$28,859,713	1@7	\$3,360,000	3@884	\$59,845,641		
Q4	1@334	\$26,877,763	0@0	\$0	2@377	\$31,858,075	4@891	\$95,566,810		
<b>Total</b>	<b>2@668</b>	<b>\$46,877,763</b>	<b>1@418</b>	<b>\$28,859,713</b>	<b>4@548</b>	<b>\$47,218,075</b>	<b>9@2,202</b>	<b>\$192,553,399</b>	<b>3@795</b>	<b>\$74,104,137</b>

### Non-Residential Permits (2012-2016)

	2012		2013		2014		2015 <sup>1</sup>		2016 <sup>2</sup>	
	Permits	Valuation	Permits	Valuation	Permits	Valuation	Permits	Valuation	Permits	Valuation
Q1	2	\$255,000	15	\$14,771,400	12	\$20,283,000	10	\$8,309,154	10	\$14,723,451
Q2	<b>11</b>	<b>\$90,639,388</b>	<b>7</b>	<b>\$26,415,000</b>	<b>11</b>	<b>\$26,926,188</b>	<b>18</b>	<b>\$35,825,718</b>	<b>15</b>	<b>\$12,566,488</b>
Q3	16	\$38,797,657	15	\$24,117,500	12	\$51,095,883	24	\$102,586,757		
Q4	10	\$24,771,750	13	\$23,387,500	9	\$14,022,500	19	\$41,205,391		
<b>Total</b>	<b>39</b>	<b>\$154,463,795</b>	<b>50</b>	<b>\$88,691,400</b>	<b>44</b>	<b>\$112,327,571</b>	<b>71</b>	<b>\$187,927,020</b>	<b>25</b>	<b>\$27,289,939</b>

### Vertical Mixed-Use Permits (2012-2016)

	2012		2013		2014		2015		2016	
	Permits	Valuation	Permits	Valuation	Permits	Valuation	Permits	Valuation	Permits	Valuation
Q1	2@26	\$7,000,000	2@211	\$18,500,000	0@0	\$0	0@0	\$0	0@0	\$0
Q2	<b>0@0</b>	<b>\$0</b>	<b>0@0</b>	<b>\$0</b>	<b>0@0</b>	<b>\$0</b>	<b>0@0</b>	<b>\$0</b>	<b>0@0</b>	<b>\$0</b>
Q3	0@0	\$0	0@0	\$0	0@0	\$0	0@0	\$0		
Q4	0@0	\$0	0@0	\$0	0@0	\$0	0@0	\$0		
<b>Total</b>	<b>2@26</b>	<b>\$7,000,000</b>	<b>2@211</b>	<b>\$18,500,000</b>	<b>0@0</b>	<b>\$0</b>	<b>0@0</b>	<b>\$0</b>	<b>0@0</b>	<b>\$0</b>

<sup>1</sup> 2015 Single Family and Non-Residential permits may include permits issued in the Trinity Falls Municipal Utility District. In the 2015 calendar year, 241 single family permits, valued at \$83,148,016 were issued in the Trinity Falls MUD and 1 non-residential permit, valued at \$45,000 was issued.

<sup>2</sup> 2016 Single Family and Non-Residential permits may include permits issued in the Trinity Falls Municipal Utility District. In the 2016 calendar year, 131 single family permits, valued at \$46,575,715 have been issued in the Trinity Falls MUD and 0 non-residential permits valued at \$0 have been issued.

Notes: Non-Residential permits include commercial, institutional, and recreational permits. Permit activity listed by calendar year. Non-residential permits only include new buildings and major additions and do not include minor additions or alterations.

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# Commercial Construction at a Glance

Commercial Construction in McKinney (as of June 30, 2016)

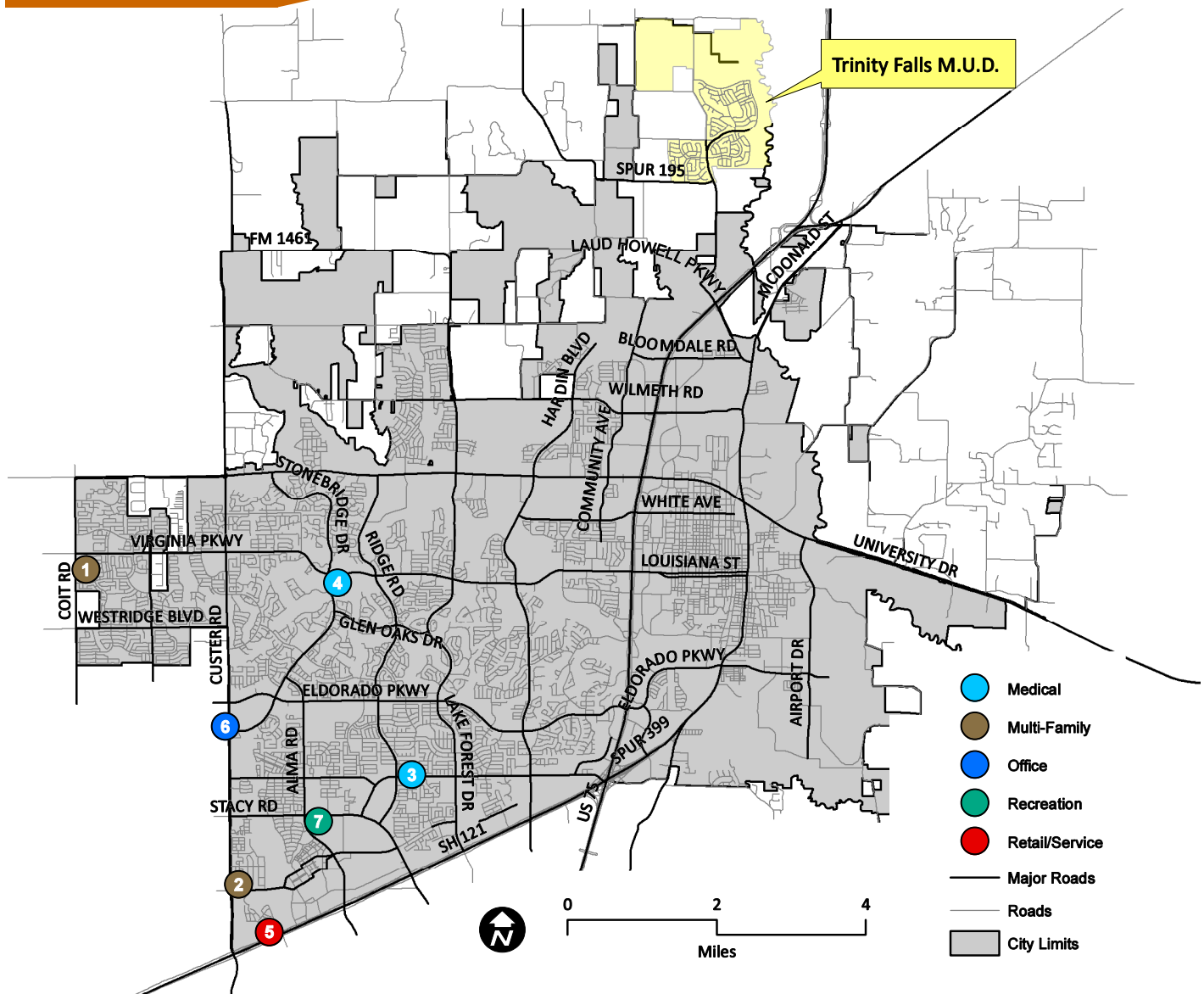
## New Construction Summary

The commercial construction summary below reflects new development projects that have received an approved building permit by the City of McKinney.

Project Name	Type	Address	New Sq. Ft.	Valuation	Date Permit Issued
1. Sanctuary at Westridge	Multi-Family	401 Coit Rd.	492,267 (432 units)	\$32,000,000	6/9/2016
2. Artistry Senior Residence at Craig Ranch	Multi-Family	8950 Collin McKinney Pkwy.	249,521 (163 units)	\$20,022,267	6/10/2016
3. Avalon Memory Care	Medical	5401 McKinney Ranch Pkwy.	13,278	\$1,678,472	6/2/2016
4. Medical Office at Adriatica (Bldg. A)	Medical	240 Adriatic Pkwy.	8,405	\$1,260,000	6/29/2016
5. Moviehouse Retail Center	Retail / Service	8480 SH 121	6,975	\$600,000	6/29/2016
6. Stonebridge Ranch Office (Bldg. 6)	Office	3900 S. Stonebridge Dr.	4,900	\$356,671	6/15/2016
7. Greens at Stacy Crossing Amenity Center	Recreation	7111 Mitchell Dr.	2,228	\$346,400	6/27/2016

**New Construction Totals**      **777,574**      **\$56,263,810**

## New Construction Map



Note: New development projects include non-residential, multi-family, and vertical mixed-use projects only.

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# Commercial Construction at a Glance

Commercial Construction in McKinney (as of June 30, 2016)

Development Quarterly Summary  
(Quarter 2: April—June)

Development Type	April 2016	May 2016	June 2016	Qtr 2 Totals (as of June 30)
<b>Office</b>				
New Building Square Footage	12,840	8,026	4,900	25,766
Interior Finish-Out Square Footage	4,532	42,060	99,154	145,746
Construction Valuation	\$1,118,404	\$1,493,000	\$1,536,162	\$4,147,566
<b>Retail/Service</b>				
New Building Square Footage	9,180	16,900	6,975	33,055
Interior Finish-Out Square Footage	5,218	0	220,650	225,868
Construction Valuation	\$1,226,310	\$1,347,391	\$1,371,000	\$3,944,701
<b>Restaurant</b>				
New Building Square Footage	0	3,583	0	3,583
Interior Finish-Out Square Footage	1,800	7,777	0	9,577
Construction Valuation	\$46,800	\$1,473,500	\$0	\$1,520,300
<b>Recreation</b>				
New Building Square Footage	1,097	0	2,228	3,325
Interior Finish-Out Square Footage	0	0	0	0
Construction Valuation	\$311,000	\$0	\$346,400	\$657,400
<b>Industrial</b>				
New Building Square Footage	43,292	0	0	43,292
Interior Finish-Out Square Footage	21,712	725	48,564	71,001
Construction Valuation	\$3,590,740	\$300,000	\$4,743,176	\$8,633,916
<b>Institutional</b>				
New Building Square Footage	0	0	0	0
Interior Finish-Out Square Footage	0	0	1,520	1,520
Construction Valuation	\$211,594	\$0	\$2,745,705	\$2,957,299
<b>Medical</b>				
New Building Square Footage	0	0	21,683	21,683
Interior Finish-Out Square Footage	1,730	0	42,534	44,264
Construction Valuation	\$81,000	\$0	\$5,591,733	\$5,672,733

2016 Summary		New Building Sq. Ft.	Interior Finish Out Sq Ft	Construction Valuation
	Q1 (Jan - Mar 2016)	161,682	550,963	\$36,416,630
	<b>Q2 (Apr - June 2016)</b>	<b>130,704</b>	<b>497,976</b>	<b>\$27,533,915</b>
	Q3 (July - Sept 2016)			
	Q4 (Oct - Dec 2016)			
<b>Grand Total (2016)</b>	<b>292,386</b>	<b>1,048,939</b>	<b>\$63,950,545</b>	

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# Commercial Construction at a Glance

Commercial Construction in McKinney (as of June 30, 2016)

## Development Monthly Summary

The projects below reflect non-residential building permits that have been approved by the City of McKinney. Existing businesses may be listed for additions and/or alterations.

Office	Name	Permit Type	Address	New Building Sq. Ft.	Finish Out Sq. Ft.	Valuation	Date Permit Issued
	Stonebridge Ranch Office (Bldg. 6)	Construction	3900 S. Stonebridge Dr.	4,900		\$356,671	6/15/2016
	Farmers Insurance	Finish Out	8720 SH 121 (Ste. 124)		1,988	\$60,741	6/28/2016
	Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 301)		4,600	\$48,000	6/13/2016
	Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 302)		4,600	\$48,000	6/13/2016
	Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 303)		4,600	\$48,000	6/13/2016
	Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 304)		4,600	\$48,000	6/13/2016
	Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 501)		4,600	\$48,000	6/27/2016
	Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 502)		4,600	\$48,000	6/27/2016
	Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 503)		4,600	\$48,000	6/27/2016
	Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 504)		4,600	\$48,000	6/27/2016
	Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 601)		4,600	\$48,000	6/27/2016
	Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 602)		4,600	\$48,000	6/27/2016
	Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 603)		4,600	\$48,000	6/27/2016
	Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 604)		4,600	\$48,000	6/27/2016
	Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 701)		4,600	\$48,000	6/27/2016
	Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 702)		4,600	\$48,000	6/27/2016
	Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 703)		4,600	\$48,000	6/27/2016
	Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 704)		4,600	\$48,000	6/27/2016
	Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 801)		4,600	\$48,000	6/27/2016
Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 802)		4,600	\$48,000	6/27/2016	
Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 803)		4,600	\$48,000	6/27/2016	
Speculative Lease Space	Finish Out	8951 Collin McKinney Pkwy. (Ste. 804)		4,600	\$48,000	6/27/2016	
Speculative Lease Space	Alteration	1700 Redbud Blvd. (Ste. 230)		1,153	\$47,500	6/22/2016	
Speculative Lease Space	Alteration	1700 Redbud Blvd. (Ste. 220)		1,247	\$47,500	6/22/2016	
Real Estate Services, LLC	Finish Out	1833 Hunt St. (Ste. 102)		1,500	\$41,750	6/13/2016	
Edward Jones	Finish Out	2150 Central Expy. (Ste. 170)		1,266	\$22,000	6/28/2016	
<b>TOTAL:</b>				<b>4,900</b>	<b>99,154</b>	<b>\$1,536,162</b>	

Retail/Service	Name	Permit Type	Address	New Building Sq. Ft.	Finish Out Sq. Ft.	Valuation	Date Permit Issued
	Moviehouse Retail Center	Construction	8480 SH 121	6,975		\$600,000	6/29/2016
	Walmart #5221	Alteration	5001 McKinney Ranch Pkwy.		210,399	\$620,000	6/10/2016
	St. Paul's Square (Bldg. B)	Finish Out	470 Adriatic Pkwy. (Ste. 1201)		4,173	\$80,000	6/23/2016
	Jessica Beauty Supply	Finish Out	1651 Eldorado Pkwy. (Ste. 110)		4,835	\$46,000	6/15/2016
	4/4 School of Music	Alteration	4610 Eldorado Pkwy. (Ste. 400)		1,243	\$25,000	6/14/2016
<b>TOTAL:</b>				<b>6,975</b>	<b>220,650</b>	<b>\$1,371,000</b>	

Restaurant	Name	Permit Type	Address	New Building Sq. Ft.	Finish Out Sq. Ft.	Valuation	Date Permit Issued
	n/a						
<b>TOTAL:</b>				<b>0</b>	<b>0</b>	<b>\$0</b>	

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# Commercial Construction at a Glance

Commercial Construction in McKinney (as of June 30, 2016)

Development Monthly Summary  
(cont.)

Recreation	Name	Permit Type	Address	New Building Sq. Ft.	Finish Out Sq. Ft.	Valuation	Date Permit Issued
		Greens at Stacy Crossing Amenity Center	Construction	7111 Mitchell Dr.	2,228		\$346,400
<b>TOTAL:</b>				<b>2,228</b>	<b>0</b>	<b>\$346,400</b>	

Industrial	Name	Permit Type	Address	New Building Sq. Ft.	Finish Out Sq. Ft.	Valuation	Date Permit Issued
		Aramark	Alteration	407 Interchange St.		45,080	\$4,520,776
	Tomes Texas Star Parts	Alteration	410 Industrial Blvd.		3,484	\$222,400	6/15/2016
<b>TOTAL:</b>				<b>0</b>	<b>48,564</b>	<b>\$4,743,176</b>	

Institutional	Name	Permit Type	Address	New Building Sq. Ft.	Finish Out Sq. Ft.	Valuation	Date Permit Issued
		McNeil Elementary School (reroof)	Alteration	3650 Hardin Blvd.		0	\$942,000
	Walker Elementary School (reroof)	Alteration	4000 Cockrill Dr.		0	\$942,000	6/17/2016
	Nell Burks Elementary School (HVAC replacement)	Alteration	1801 Hill St.		0	\$489,225	6/1/2016
	Eddins Elementary School (reroof)	Alteration	311 Peregrine Dr.		0	\$259,850	6/15/2016
	Vega Elementary School (reroof)	Alteration	2511 Cattleman Dr.		0	\$72,630	6/15/2016
	Highpointe Church of Christ	Alteration	3201 Central Expy.		1,520	\$40,000	6/24/2016
<b>TOTAL:</b>				<b>0</b>	<b>1,520</b>	<b>\$2,745,705</b>	

Medical	Name	Permit Type	Address	New Building Sq. Ft.	Finish Out Sq. Ft.	Valuation	Date Permit Issued
		Avalon Memory Care	Construction	5401 McKinney Ranch Pkwy.	13,278		\$1,678,472
	Medical Office at Adriatica (Bldg. A)	Construction	240 Adriatic Pkwy.	8,405		\$1,260,000	6/29/2016
	HealthTexas Provider Network Family Practice	Finish Out	5220 University Dr. (Ste. 100)		16,088	\$1,300,000	6/6/2016
	Medical Center of McKinney	Alteration	4500 Medical Center Dr.		17,960	\$753,261	6/22/2016
	HealthTexas Provider Network Orthopedics	Finish Out	5220 University Dr. (Ste. 220)		4,681	\$450,000	6/6/2016
	The Heart Group	Alteration	5236 University Dr. (Ste. 4900)		3,805	\$150,000	6/24/2016
<b>TOTAL:</b>				<b>21,683</b>	<b>42,534</b>	<b>\$5,591,733</b>	

**TOTAL NON-RESIDENTIAL: 35,786 412,422 \$16,334,176**



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2016

# Vertical Mixed-Use at a Glance

Vertical Mixed-Use Projects in McKinney (as of June 30, 2016)

## Vertical Mixed-Use Quarterly Summary (Quarter 2: April—June)

Development Type	April 2016	May 2016	June 2016	Qtr 2 Totals (as of June 30)
<b>Office</b>				
New Building Square Footage	0	0	0	0
Interior Finish-Out Square Footage	0	0	0	0
Construction Valuation	0	0	0	\$0
<b>Retail/Service</b>				
New Building Square Footage	0	0	0	0
Interior Finish-Out Square Footage	0	0	0	0
Construction Valuation	0	0	0	\$0
<b>Multi-Family</b>				
New Building Square Footage	0	0	0	0
Interior Finish-Out Square Footage	0	0	0	0
Construction Valuation	0	0	0	0
<b>Other*</b>				
New Building Square Footage	0	0	0	0
Interior Finish-Out Square Footage	0	0	0	0
Construction Valuation	0	0	0	\$0

\*Includes courtyards, parking, and independent senior living

Note: Existing businesses may be listed for additions and/or alteration permits. Construction valuation for vertical mixed-use developments does not include a breakdown by use type.

2016 Summary	New Building Sq. Ft.	Interior Finish Out Sq. Ft.	Construction Valuation
	Q1 (Jan - Mar 2016)	0	0
Q2 (Apr - June 2016)	0	0	\$0
Q3 (July - Sept 2016)			
Q4 (Oct - Dec 2016)			
<b>Grand Total (2016)</b>	<b>0</b>	<b>0</b>	<b>\$0</b>

June  
2016

# Vertical Mixed-Use at a Glance

Vertical Mixed-Use Projects in McKinney (as of June 30, 2016)

## New Vertical Mixed-Use

Office	New Business Name	Permit Type	Address	New Building Sq. Ft.	Finish Out Sq. Ft.	Valuation	Date Permit Issued
		n/a					
<b>TOTAL:</b>				<b>0</b>	<b>0</b>	<b>\$0</b>	

Retail/Service	New Business Name	Permit Type	Address	New Building Sq. Ft.	Finish Out Sq. Ft.	Valuation	Date Permit Issued
		n/a					
<b>TOTAL:</b>				<b>0</b>	<b>0</b>	<b>\$0</b>	

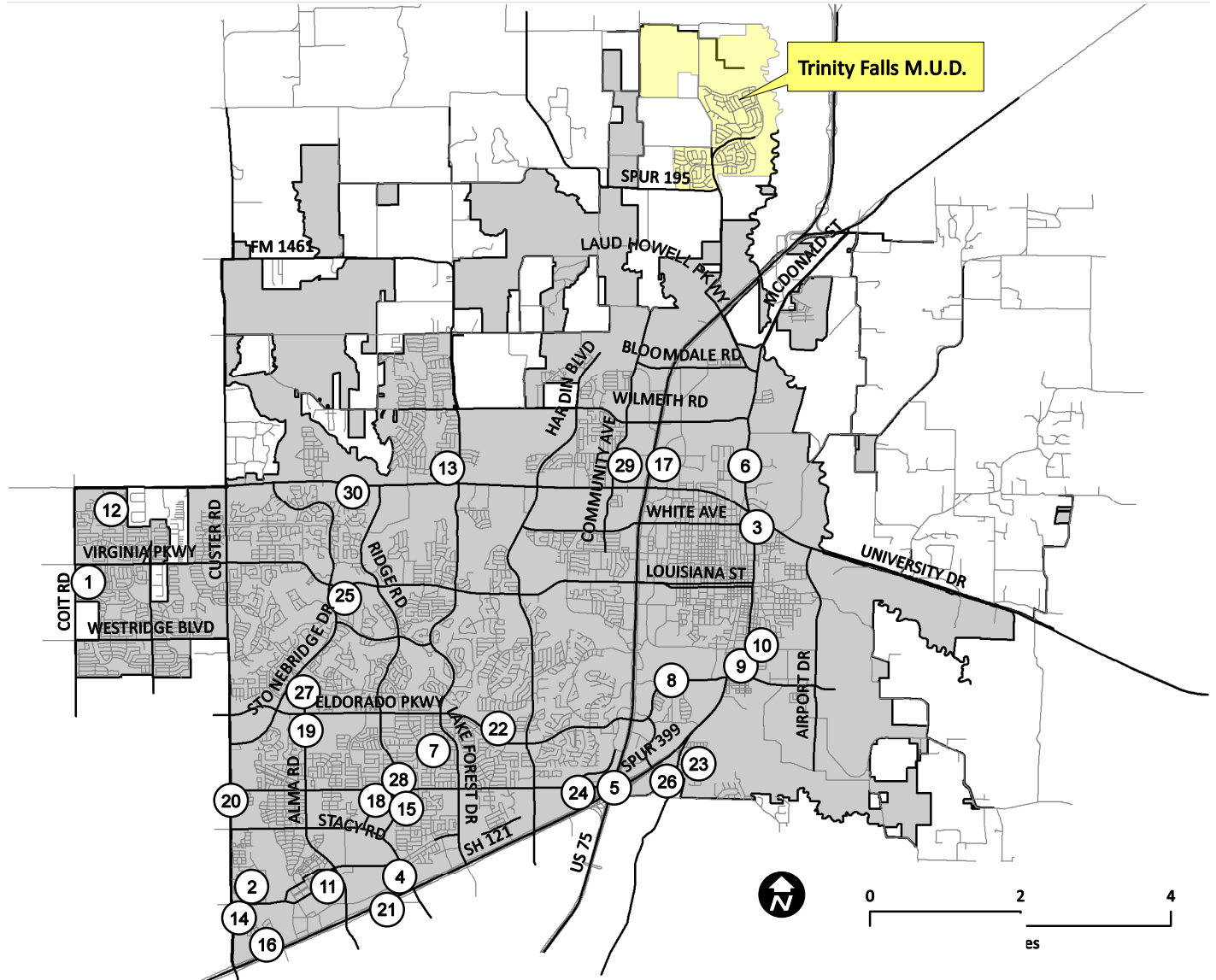
Multi-Family	New Business Name	Permit Type	Address	New Building Sq. Ft.	Finish Out Sq. Ft.	Valuation	Date Permit Issued
		n/a					
<b>TOTAL:</b>				<b>0</b>	<b>0</b>	<b>\$0</b>	

Other	New Business Name	Permit Type	Address	New Building Sq. Ft.	Finish Out Sq. Ft.	Valuation	Date Permit Issued
		n/a					
<b>TOTAL:</b>				<b>0</b>	<b>0</b>	<b>\$0</b>	

**TOTAL VERTICAL MIXED-USE      0      0      \$0**

Note: Existing businesses may be listed for additions and/or alteration permits. Construction valuation for vertical mixed-use developments does not include a breakdown by use type.

Major Projects Map



- |                             |                                   |                                 |                                    |
|-----------------------------|-----------------------------------|---------------------------------|------------------------------------|
| — Major Roads               | ⑦ Johnson Elementary              | ⑮ Raleigh House                 | ⑳ HarborChase Assisted Living      |
| — Roads                     | ⑧ Malvern Elementary              | ⑯ Moviehouse & Eatery           | ㉑ Post Oak Apartments              |
| ■ City Limits               | ⑨ Newsome Homes (Bldg. A)         | ⑰ Mercedes-Benz of McKinney     | ㉒ St. Paul's Senior Living         |
| ① Sanctuary at Westridge    | ⑩ Newsome Homes (Bldg. B)         | ⑱ Mansions of McKinney          | ㉓ McKinney Urban Village           |
| ② Artistry Senior Residence | ⑪ Parkside at Craig Ranch Ph III  | ⑲ McKinney Aquatics and Fitness | ㉔ Emerald Cottages                 |
| ③ Hisun Motors              | ⑫ Prosper ISD Elementary School   | ㉑ The Venue at Craig Ranch      | ㉕ Out of Space Storage             |
| ④ Life Fellowship Church    | ⑬ Baylor Medical Office (Bldg. 2) | ㉒ Sewell Audi of McKinney       | ㉖ Collin College Conference Center |
| ⑤ McKinney Pointe           | ⑭ Southern Hills Office Park      | ㉓ Oxford Grand Assisted Living  | ㉗ Long-term Acute Care Hospital    |
| ⑥ Samaritan Inn             |                                   |                                 |                                    |

June  
2016

# Major Projects at a Glance

## Major Projects Descriptions

Project numbers correspond to map legend on page 11.



**1**  
**Sanctuary at Westridge**  
401 Coit Rd.  
Valuation: \$32 million  
Permit Issuance: June 2016



**2**  
**Artistry Senior Residence at Craig Ranch**  
8950 Collin McKinney Pkwy.  
Valuation: \$20 million  
Permit Issuance: June 2016



**3**  
**Hisun Motors**  
1020 N. McDonald St.  
Valuation: \$3 million  
Permit Issuance: April 2016



**4**  
**Life Fellowship Church**  
6400 Henneman Way  
Valuation: \$4.7 million  
Permit Issuance: February 2016



**5**  
**McKinney Pointe**  
2401 McKinney Ranch Pkwy.  
Valuation: \$22 million  
Permit Issuance: January 2016



**6**  
**Samaritan Inn**  
1514 McDonald St.  
Valuation: \$5.5 million  
Permit Issuance: January 2016



**7**  
**Johnson Elementary (MISD)**  
3400 Ash Ln.  
Valuation: \$3.2 million  
Permit Issuance: January 2016



**8**  
**Malvern Elementary (MISD)**  
1100 Eldorado Pkwy.  
Valuation: \$2.6 million  
Permit Issuance: January 2016



**9**  
**Newsome Homes (Bldg. A)**  
1450 Amcott St.  
Valuation: \$9.4 million  
Permit Issuance: December 2015



**10**  
**Newsome Homes (Bldg. B)**  
203 McMakin St.  
Valuation: \$6.2 million  
Permit Issuance: December 2015



**11**  
**Parkside at Craig Ranch Phase III**  
6130 Alma Rd.  
Valuation: \$48.4 million  
Permit Issuance: November 2015



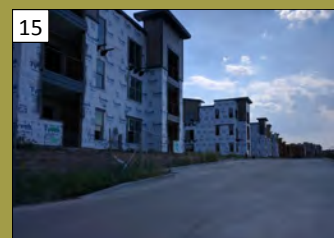
**12**  
**Prosper ISD Elementary School**  
1551 Prestwick Hollow Dr.  
Valuation: \$20 million  
Permit Issuance: November 2015



**13**  
**Baylor Scott & White Medical Office (Bldg 2)**  
2550 W. University Dr.  
Valuation: \$8.9 million  
Permit Issuance: November 2015



**14**  
**Southern Hills Office Park**  
8951 Collin McKinney Pkwy.  
Valuation: \$1.7 million  
Permit Issuance: November 2015



**15**  
**Raleigh House**  
4450 S. Ridge Rd.  
Valuation: \$31.5 million  
Permit Issuance: October 2015



**16**  
**Moviehouse & Eatery**  
8450 SH 121  
Valuation: \$5.5 million  
Permit Issuance: October 2015



June  
2016

# Major Projects at a Glance

## Major Projects Descriptions

Project numbers correspond to map legend on page 11.



**Mercedes-Benz of McKinney**  
2080 N. Central Expwy.  
Valuation: \$12 million  
Permit Issuance: September 2015



**Mansions of McKinney**  
6600 McKinney Ranch Pkwy.  
Valuation: \$37 million  
Permit Issuance: August 2015



**McKinney Aquatics and Fitness**  
3003 Alma Rd.  
Valuation: \$30.2 million  
Permit Issuance: August 2015



**The Venue at Craig Ranch**  
4651 S. Custer Rd.  
Valuation: \$21 million  
Permit Issuance: August 2015



**Sewell Audi of McKinney**  
6650 SH 121  
Valuation: \$12.4 million  
Permit Issuance: August 2015



**Oxford Grand Assisted Living**  
2851 Orchid Dr.  
Valuation: \$9.3 million  
Permit Issuance: July 2015



**HarborChase Assisted Living**  
265 Plateau Dr.  
Valuation: \$6.6 million  
Permit Issuance: June 2015



**Post Oak Apartments**  
2601 McKinney Ranch Pkwy.  
Valuation: \$16.1 million  
Permit Issuance: May 2015



**St. Paul's Square Senior Living**  
375 Adriatic Pkwy.  
Valuation: \$15.1 million  
Permit Issuance: May 2015



**McKinney Urban Village**  
201 McKinney Village Pkwy.  
Valuation: \$21 million  
Permit Issuance: January 2015



**Emerald Cottages**  
2551 Alma Rd.  
Valuation: \$3.6 million  
Permit Issuance: November 2014



**Out of Space Storage**  
3920 S. Ridge Rd.  
Valuation: \$3 million  
Permit Issuance: October 2014



**Collin College Conference Center**  
2300 Community Ave.  
Valuation: \$4.6 million  
Permit Issuance: August 2014



**Long-term Acute Care Hospital**  
6601 W. University Dr.  
Valuation: \$10 million  
Permit Issuance: July 2014

For any questions or suggestions about this publication, please contact Steven Doss, Planning Department at (972) 547-7403 or at [sdoss@mckinneytexas.org](mailto:sdoss@mckinneytexas.org). This publication can be made available upon request in alternative formats, such as Braille, large print, audiotape or computer disk. Requests can be made by calling 972-547-2694 (Voice) or email at [contact-adacompliance@mckinneytexas.org](mailto:contact-adacompliance@mckinneytexas.org). Please allow at least 48 hours for your request to be processed.