

PETSCHE & ASSOCIATES, INC.

Professional Engineers • Land Surveyors • Development Consultants

June 3, 2016

City of McKinney Planning Department
221 N. Tennessee
McKinney, TX 75069

Attn: Michael Quint, Director of Planning

Re: 16-110RP
Notice of Intent – Pre-Final Plat
Westridge Development
Lot 1, Block A – Parcel 1505 Addition

Dear Mr. Quint:

We are hereby requesting on behalf of DR Horton – Texas, LTD, the review and approval of the attached Pre-Final Plat as referenced above. The subject property, consisting of 5.414 acres of land, is located along the west edge of Independence Parkway, north of Virginia Parkway, and is east of Bluestem Drive. It borders the eastern and southern limits of the Highlands at Westridge Phase 8. Pursuant to the approved zoning, the tract will be zoned R-1 and contains 1 commercial lot.

This plat is for a portion of Parcel 1505 (zoned R-1) and is a one lot plat is in conformance with the approved Planned Development (*Second Amended and Restated Development Agreement*) for west of custer portion of the overall planned development) and the requirements of the newly adopted amendment to this developer agreement.

This plat is intended for the conveyance of this property to North Texas Municipal Water District and meets the requirements set forth in Section X of the **“Second Amended and Restated Development Agreement”** for west of custer portion of the overall planned development.

Please find an attached check for the following application fee for this submittal:

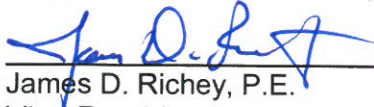
Record Plat - \$335.00

Also, this property lies with the 11B01/Planning Area 15 area that was grandfathered under the previous tree ordinance (No. 2006-10-115) for tree permitting requirements. Only quality trees greater than 6” require protection under this grandfathered ordinance.

Do not hesitate to contact me should you have any questions or require additional information. Please copy j.d.richey@att.net will all comments and responses.

Sincerely,

PETSCHE & ASSOCIATES, INC.



James D. Richey, P.E.

Vice President

cc: A/A File