



August 10, 2022

TO: McKinney Economic Development Corporation
Visit McKinney

FROM: Cindy Schneible

McKinney Community Development Corporation Update

- Project Grants
 - Public hearings were held on the grant applications listed on the attached document at the July 28, 2022 board meeting.
 - Board action will be scheduled for the August 25, 2022 meeting.
 - A project grant application approved by the board earlier this year, for the funding of infrastructure associated with Hotel Denizen (Archstreet, LLC), has been withdrawn (letter from applicant attached). Hotel Denizen is a select service hotel planned for District 121.
- Promotional and Community Event Grants
 - Attached is the list of Promotional grants approved by the board at the July 28, 2022 meeting. Amount awarded for each is listed.
- Retail Development Infrastructure Grants
 - Applications were accepted through July 29, 2022. Eligible expenses include horizontal infrastructure exterior to a building – site work, drainage, sewer, water, utilities and in addition, fire suppression equipment. Façade improvements are not permitted. The maximum award is \$25,000 – and requires an equal match from the applicant.
 - One application was submitted – by The Cotton Mill. A public hearing will be held on the application at the July 25, 2022 meeting.
- TUPPS Brewery Expansion
 - July report and Progress Photos attached.

2022 MCDC Project Grants				
Cycle III Applications				
Discretionary Project Grants - Funds available - \$681,520.07			Requested	Awarded
22-11	Arete Athletics	Expansion of club volleyball facility	\$987,750.00	
22-12	Heritage Guild of Collin County	Renovations of restrooms, Bevel House kitchen, Bevel House landscaping, Chapel groom's suite, office deck replacement, restoration of front of offices	\$73,765.00	
22-13	Bridge the Gap	Educational programming	\$10,000.00	Not eligible for consideration - Applicant notified
22-14	Main Street	Downtown lighting improvements and speaker upgrades	\$38,200.00	
22-15	Colin County History Museum	Construction of new and refacing of existing facades to set the stage for the new "Created in Collin" exhibit	\$35,375.00	
22-16	Adriatica Business Association	Complete the project for privately owned/publicly accessible harbor park at Adriatica including multi-level 18" retaining wall seating, grade level observation decks, cobblestone stamped walkway, irrigation and sod	\$98,392.00	
TOTAL			\$1,233,482.00	\$ -

Parks and Recreation - Projects for FY23 \$5.5 Million Allocation			
22-17	Parks & Rec	Neighborhood & community park renovations; hike & bike trails improvements & expansion; playground replacements; vehicles & equipment	\$5,500,000.00 approved and included in MCDC FY 23 budget.

Community Partnership Project (if approved funded from Fund Balance)		
22-18	City of McKinney	Open Space development/plaza at Municipal Complex \$7,000,000.00



Archstreet Hotel Partners

August 9, 2022

Cindy Schneible
McKinney Community Development Corporation
Via Email: Email: cschneible@mckinneycdc.org

RE: Archstreet McKinney LLC's MCDC Project Grant Application

Dear Cindy:

As per our recent telephone conversations, Archstreet McKinney LLC would like to formally withdraw our application for a project grant. As we discussed, the project has been delayed as we have made the decision to change architects for the project. We intend to re-submit for the project grant in the future when the project is at the appropriate stage.

We apologize for an inconvenience that this may have caused MCDC. Please feel free to contact me with any questions. We appreciate your support. Thank you.

Sincerely,

Michael C. Mueller

Michael Mueller

Archstreet Hotel Partners LLC
5700 Templin Way, Plano, TX 75093
(404) 502-8382
mmueller@archtower.com

Promotional & Community Event Grants -- 2022 Cycle II

	Applicant	Event(s)	Requested	Subcommittee Recommendation	Awarded
22-14	McKinney Lacrosse	Turlaxin' Tournament - national campaign for October tournament hosted over 4 weekends	\$3,100	3,054	3,054
22-15	McKinney Repertory Theater	5 shows with 22+ performances (2022-23 season)	\$11,855	11,667	11,667
22-16	Odysseus (McK Philharmonic)	6 performances (2022-23 season)	\$13,970	13,760	13,760
22-17	Heritage Guild of Collin County	Farmers Market (52 markets) , Bar Wars Series, Murder Mystery, Ghost Walk, Holiday Tour of Homes	\$13,960	13,751	13,751
22-18	Legacy Keepers of Old East McKinney	Dia de los Muertos	\$14,640	14,420	14,420
22-19	McKinney Rotary Foundation	2022 Parade of Lights	\$7,500	7,388	7,388
22-20	McKinney Main Street	2022 Oktoberfest and Home for the Holidays	\$12,000	11,820	11,820
22-21	Collin County Master Gardeners	2023 McKinney Garden Show	\$10,000	9,850	9,850
22-22	SBG Hospitality	2022 McKinney Wine & Music Festival	\$10,000	9,850	9,850
22-23	Adriatica Business Association	2022 events: Fall Flavors Wine Walk & Shop, Chili Cookoff & Tailgate, Pumpkin Patch, Friendsgiving	\$2,500	2,463	2,463
22-24	Meals on Wheels	Wine Walk & Shop, Christmas in Adriatica I Spy McKinney	\$3,000	2,955	2,955
			\$102,525	100,977	100,977

TUPPS Brewery Expansion Project – July 2022 Construction Update

SpawGlass [SG] mobilized on site February 28. They continue buyout of subcontractors/vendors for the project.

The Current Schedule indicates some slip in the schedule, mainly due to material availability and delivery date of the Pre-Engineered Brewery Building – Substantial Completion is showing currently showing staggered for the three building and site, but all substantially complete by the end of November.

Below is a high-level recap of work progress and photos.

July 5 – July

Continue install of conduit and underground utilities, salvage of tin from the MCDC Blue Building on the NE corner of site



July 11 – July 15

Underground utilities continue, backfill elevator pit, drilling piers, final grading for brewery building pad, vapor barrier at brewery pad, rebar for brewery pad



July 18 – July 23

Final grading & forming fire lane, pour brewery building pad, continued salvage of MCDC blue building, first pour of fire lane



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July 25 – July 29

Pour Fire Lane east to west (Andrews st across in front of Brewery), underground utilities, salvaging tin from roof of MCDC Blue Building

