



LETTER OF INTENT

To: City of McKinney
Development Services - Planning Department
221 N. Tennessee St.
McKinney, TX 75069

From: Michael Doggett, P.E. (TX)
Kimley-Horn and Associates, Inc.

Date: March 8, 2021

Subject: Special Use Permit – Sun Auto
SW Corner Virginia Parkway & Hardin Boulevard
Hardin Crossing Addition
Lot 3, Block A
McKinney, Texas

Dear sir or madam:

The subject property is known as Lot 3, Block A of Hardin Crossing Addition and is generally located at the Southwest corner of Virginia Parkway and Hardin Boulevard. The existing lot size is approximately 1.0 acre. The property is zoned C2 for Local Commercial uses. According to the Zoning Code, the proposed use of an auto repair facility requires a Special use Permit. All parking and stacking requirements have been met. No variances are anticipated with this development.

The use proposes a total of 14 service bays. All service bays have been oriented to face adjacent properties and required screening devices will be provided against all non-industrial uses.

A proposed SUP site plan, landscape plan and building elevations are included in this submittal.

We would respectfully request this item be considered for approval at the next available public hearing. Should you have any questions, please feel free to contact me.

Sincerely,

A handwritten signature in blue ink, appearing to read "Michael Doggett".

Michael Doggett, P.E. (TX)
Project Manager