

Site Analysis			
Annual Operating Summary	Proposed Zoning	Existing Zoning	2040 Plan Placetype
	LI - Light Industrial	LI - Light Industrial, AG - Agricultural	Oak Hollow District: Employment Mix
Annual Operating Revenues	\$285,890	\$259,695	\$171,534
Annual Operating Expenses	\$32,146	\$30,009	\$16,510
Net Surplus (Deficit)	\$253,744	\$229,686	\$155,024

Development Value	Proposed Zoning	Existing Zoning	2040 Plan Placetype
Total Residential Development Value	\$0	\$115,632	\$0
Residential Development Value (per unit)	\$0	\$0	\$0
Residential Development Value (per acre)	\$0	\$49,500	\$0
Total Nonresidential Development Value	\$28,753,782	\$26,006,365	\$17,252,269
Nonresidential Development Value (per square foot)	\$108	\$108	\$108
Nonresidential Development Value (per acre)	\$1,176,120	\$1,176,120	\$705,672

Projected Output			
Total Employment	206	187	124
Total Households	0	0	0

Projected Market Analysis			
Market Share Analysis (Communitywide*)	Proposed Zoning	Existing Zoning	2040 Plan Placetype
% Residential	0.0%	0.0%	0.0%
% Retail	0.0%	0.0%	0.0%
% Office	0.0%	0.0%	0.0%
% Industrial	4.8%	4.4%	2.9%

*Includes City and Extraterritorial Jurisdiction

Market Share Analysis (Districtwide*)	Proposed Zoning	Existing Zoning	2040 Plan Placetype
% Residential	0.0%	0.3%	0.0%
% Retail	0.0%	0.0%	0.0%
% Office	0.0%	0.0%	0.0%
% Industrial	16.7%	15.1%	10.0%

*ONE McKinney 2040 Comprehensive Plan