

March 27, 2017

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

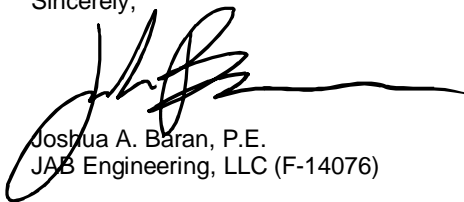
**Re: WWI Addition
Letter of Intent – Preliminary-Final Plat**

This letter and attachments shall serve as the Letter of Intent for Preliminary-Final Plat submittal as required by the City of McKinney. The following summarizes the proposed development:

- The subject property is 12.3566 acres.
- The proposed development is located on the east side of Hardin Boulevard and north side of McKinney Ranch Parkway.
- The proposed development will be developed in two phases. The first phase will occur on Lot 1 and the second phase is to be determined.
- There is no existing subdivision for the subject property.
- Screening and buffering will be in accordance with the approved SUP Item #16-165SU2.
- Two lots are proposed:
 - Lot 1 – 5.1635 acres
 - Lot 2 – 7.1930 acres
- Common areas are not proposed for the subject property.
- Applicant is not requesting consideration of a facilities agreement for deferment of public improvements.
- No special considerations are requested.
- The proposed plat is a Preliminary-Final Plat.
- The proposed plat is for commercial use.

Please let me know if you should have any questions or comments. Thank you for your assistance.

Sincerely,



Joshua A. Baran, P.E.
JAB Engineering, LLC (F-14076)