

Brooks Car Wash
5001 Collin McKinney
Parkway
McKinney, TX
09/08/2020

City of McKinney – Planning & Development
221 N. Tennessee St,
McKinney, TX

Rezone Application - Letter of Intent

To Whom It May Concern:

This letter is to inform the City of McKinney of the intent to rezone the property located at the address 5001 Collin McKinney Parkway.

5001 Collin McKinney Parkway:

- 2.056-acre corner lot
- Zoned as PD currently
- 284' of the lot is on Collin McKinney Parkway
- 283' of the lot is on Lake Forest Drive
- General Location:
 - o North of Valliance Drive (465')
 - o East of Westport Drive (371')
 - o South of Brantley Drive (892')
 - o West of Lake Forest Drive (abuts east side of property)

The application associated with this letter of intent requests the zoning be changed to Commercial (C1). The properties to the north and west of this address are already zoned as C1, so there would not be an outstanding deviation from the types of zoning in this area. It is the intention of the owners to rezone the property to C1 and then apply for a Special Use Permit that would allow a car wash.