



Dunaway No. B004031.001

May 22, 2018

Kathy Wright, Planning Tech  
City of McKinney  
221 N. Tennessee St.  
McKinney, TX 75069

Reference: Site Plan– Office/ Warehouse Building Site  
Corporate Dr., McKinney, TX

Dear Ms. Wright:

The area of the previously platted site is 5.5 acres. The site is platted (Lot 1RB, Block E, Bray Central Two Addition, Cab. L, Page 236).

At present the south 3.94 acres of the site is vacant raw land. The north 2.5 acres of the site is developed with an existing single story office building, parking lot and fire lane.

The proposed development consists of two 25,000 to 28,000, single story, 16' eave, pre-engineered buildings, parking lots and loading zones as well as other accessories as required in the City Zoning Ordinances.

All of the site is planned to be developed in one phase.

The site will only be occupied by these two office/ warehouse buildings.

The site is zoned O/ML, Ord #'s 1563 and 1464 and re-zoning is not required.

We do not request any variances to the City of McKinney Zoning regulations.

Best Regards,

Dunaway Associates

A handwritten signature in blue ink, appearing to read "Randall E. Siemon".

Randall E. Siemon, P.E.