

Kimley»Horn

February 1, 2017

Ms. Melissa Spriegel
City of McKinney
Planning Department
221 N. Tennessee
McKinney, Texas 75069

**RE: *Façade Plan – Grocer
±5.10 Acres
City of McKinney, Texas***

Dear Ms. Spriegel:

Kimley-Horn and Associates, Inc. respectfully submits the attached façade plan for the City of McKinney's review. The subject property is approximately 5.10 acres located at the northwest corner of Virginia Parkway and Custer Road. The immediate project is for grocer use.

The proposed site lies within tracts of land owned by LG Northern Custer Parkway, LLC, LG Virginia & Custer, LLC, and GF3 Partnership, LLC.

Per City code, all elevations must be finished with a minimum of 50% masonry materials. The glass curtain wall on the front face of the building's east elevation is considered a secondary finishing material, per City code. A variance is requested to utilize the glass curtain wall as a primary finishing material instead of masonry.

The existing jurisdiction for the subject property outlines the site as a Planned Development following Neighborhood Business District (BN) restrictions.

We respectfully request consideration for approval. If you have any questions regarding the exhibit, please contact me at (972) 776-1778 or sarah.williamson@kimley-horn.com

Sincerely,
KIMLEY-HORN AND ASSOCIATES, INC.

