
CROSS ENGINEERING CONSULTANTS

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May 20, 2015
Job 15013

City of McKinney
Planning Department
221 N. Tennessee St.
McKinney, Texas 75070

Attn: Mr. Michael Quint, Director of Planning

Re: Zoning Request – Synergy Plaza

Dear Mr. Quint:

Please accept this Letter as our request for Zoning Application for the 2.007 acre property located at the Southeast corner of Synergy Drive and Lakota Trail in the City of McKinney. The property is currently Zoned PD. We are requesting a rezone to Straight Suburban Office. Proposed development is to subdivide the existing Lot 8R, Block B, of the Custer Crossing Addition into 4 lots and develop the lots in phases for Medical Office use. It is the owner's intent to develop the entire 2.007 acres under the Suburban Office guidelines as outlined in the current ordinance. We appreciate your consideration of this request. We look forward to working with you on this project. Project details are summarized as follows:

- Subject property is 2.007 acres
- Subject property is currently zoned PD
- Requesting Suburban Office Zoning
- Medical Office Use
- Subdivide Lot 8R into 4 Lots
- Tree Removal for building and parking lot construction
- Phase Development is Planned
- Shared Parking agreement will be needed for Phase 1, Buildings A & B
- Shared Dumpster Agreement will be needed
- Phase 1 will include two 5,146 square foot buildings

Thank you for your consideration of this Site Plan Request. Please call if you have any questions.
Sincerely,

CROSS ENGINEERING CONSULTANTS, INC.



Bill Perman