



RINGLEY & ASSOCIATES, INC.

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Planning Department
City of McKinney
221 N. Tennessee
McKinney, TX 75070

June 5, 2023

Re: Letter of Intent pursuant to the Conveyance Plat of Lots 1 and 2, Block A of Aggie Hill Addition, being a Re-Plat of Lot 2, Block 12 of Waddill Addition, City of McKinney, Collin County, Texas.

Dear Planning Department:

Arlis J. James and Amy Schrickel Goff James are the owners of Lot 2, Block 12 of Waddill Addition, recorded in Volume 78, Page 478, Plat Records, Collin County, Texas and as further described in a deed recorded in Document No. 20210408000711650 of the Deed Records of Collin County, Texas. The intent of this Conveyance Plat is to subdivide the original Lot into two (2) Lots in order to sell the north Lot. As required by the Planning Department's guidelines, the following data is provided for your information:

Acreage of property: 0.574 acres.

Located at the southeast corner of Hill Street and Francis Street, 1109 Hill Street, McKinney, Tx 75069.

Proposed Number of lots: Two (2)

Zoning: The property is currently zoned RS-60 – Residential 60.

Applicant is not requesting consideration of a facilities agreement for deferment of public improvements, etc.

No special considerations.

No Trees will be removed or altered.

The proposed is a Conveyance Plat.

The proposed Conveyance Plat is a residential plat

Your earliest consideration and approval of this request is appreciated.

Thank you.

Very truly yours,

Lawrence H. Ringley, R.P.L.S.

President

Ringley & Associates, Inc. (Applicant)

Arlis J. James and Amy Schrickel Goff James (Owners)