

City of McKinney
Fiscal Impact Model
Dashboard Summary

Case: 25-0031Z

Site Analysis			
Annual Operating Summary	Proposed Zoning	Existing Zoning	2040 Plan Placetype
	PD - Planned Development (Industrial)	PD - Planned Development (Industrial)	Business & Aviation District: Aviation
Annual Operating Revenues	\$4,247,435	\$4,247,435	\$0
Annual Operating Expenses	\$392,664	\$392,664	\$0
Net Surplus (Deficit)	\$3,854,771	\$3,854,771	\$0

Development Value	Proposed Zoning	Existing Zoning	2040 Plan Placetype
Total Residential Development Value	\$0	\$0	\$0
Residential Development Value (per unit)	\$0	\$0	\$0
Residential Development Value (per acre)	\$0	\$0	\$0
Total Nonresidential Development Value	\$451,630,080	\$451,630,080	\$0
Nonresidential Development Value (per square foot)	\$108	\$108	\$0
Nonresidential Development Value (per acre)	\$2,258,150	\$2,258,150	\$0

Projected Output			
Total Employment	2,300	2,300	0
Total Households	0	0	0

Projected Market Analysis			
Market Share Analysis (Communitywide*)	Proposed Zoning	Existing Zoning	2040 Plan Placetype
% Residential	0.0%	0.0%	0.0%
% Retail	0.0%	0.0%	0.0%
% Office	0.0%	0.0%	0.0%
% Industrial	76.0%	76.0%	0.0%

*Includes City and Extraterritorial Jurisdiction

Market Share Analysis (Districtwide*)	Proposed Zoning	Existing Zoning	2040 Plan Placetype
% Residential	0.0%	0.0%	0.0%
% Retail	0.0%	0.0%	0.0%
% Office	0.0%	0.0%	0.0%
% Industrial	192.7%	192.7%	0.0%

*ONE McKinney 2040 Comprehensive Plan