

Site Analysis			
Annual Operating Summary	Proposed Zoning	Existing Zoning	2040 Plan Placetype
	PD - Planned	PD - Planned	Collin McKinney
Annual Operating Revenues	\$366,210	\$366,210	\$243,142
Annual Operating Expenses	\$168,399	\$168,399	\$255,967
Net Surplus (Deficit)	\$197,811	\$197,811	(\$12,824)

Development Value	Proposed Zoning	Existing Zoning	2040 Plan Placetype
Total Residential Development Value	\$39,394,771	\$39,394,771	\$29,548,800
Residential Development Value (per unit)	\$364,766	\$364,766	\$144,000
Residential Development Value (per acre)	\$3,647,664	\$3,647,664	\$2,736,000
Total Nonresidential Development Value	\$0	\$0	\$0
Nonresidential Development Value (per square foot)	\$0	\$0	\$0
Nonresidential Development Value (per acre)	\$0	\$0	\$0

Projected Output			
Total Employment	0	0	0
Total Households	108	108	205

Projected Market Analysis			
Market Share Analysis (Communitywide*)	Proposed Zoning	Existing Zoning	2040 Plan Placetype
% Residential	0.3%	0.3%	0.6%
% Retail	0.0%	0.0%	0.0%
% Office	0.0%	0.0%	0.0%
% Industrial	0.0%	0.0%	0.0%

*Includes City and Extraterritorial Jurisdiction

Market Share Analysis (Districtwide*)	Proposed Zoning	Existing Zoning	2040 Plan Placetype
% Residential	1.6%	1.6%	3.1%
% Retail	0.0%	0.0%	0.0%
% Office	0.0%	0.0%	0.0%
% Industrial	0.0%	0.0%	0.0%

*ONE McKinney 2040 Comprehensive Plan