



# CITY OF MCKINNEY, TEXAS

## Legislation Text

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**File #:** HP2024-0026, **Version:** 1

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Consider/Discuss/Act on the Request by applicant Jeremy Jones on behalf of owner Barratt Properties, LLC of a Certificate of Appropriateness for Relocation for the Building Located at 303 S Kentucky Street

**COUNCIL GOAL:** Enhance the Quality of Life in Downtown McKinney

**MEETING DATE:** May 2, 2024

**DEPARTMENT:** Development Services - Planning Department

**CONTACT:** Cassie Bumgarner, Planner  
Paula Jarrett Nasta, Planning Manager

**RECOMMENDED BOARD ACTION:**

- Staff recommends approval of the Certificate of Appropriateness for relocation of the building at 303 S Kentucky Street off site.

**ITEM SUMMARY:**

- The applicant requests approval of a Certificate of Appropriateness for the relocation of the building currently located at 303 S Kentucky Street off site.
- Staff has reviewed the request and found that it meets the Secretary of the Interior's Standards for Rehabilitation.
- Applicant submitted a Certificate of Appropriateness in 2022. Staff approved relocation for the low priority home on August 17, 2022. The Applicant is returning with a request for relocation because the previous approval expired and the project is not ready to commence.

**BACKGROUND INFORMATION:**

- Zoning code states that the applicant shall not construct, reconstruct, alter, change, restore, expand or demolish any exterior architectural feature of a building or structure that is visible from a public right-of-way located in the H historic preservation overlay district without first obtaining a certificate of appropriateness.
- The criteria for approval mandates that the following standards, guidelines, and criteria be used in a balanced evaluation of the project:

- Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings to assist in the consideration of all applications.
- Checklist of design elements to be reviewed and evaluated.
- Consideration of the preservation priority rating assigned to the property in question.
  - The 2015 Historic Resource Survey Update found the home at 303 S Kentucky Street to be a low priority rating, built circa 1910.
  - Definition of Low Priority: Typifies a common local building form, architectural style, or type, with no identified historical associations; is a moderate to severely altered resource with reversible modifications that exemplifies a distinctive building type or architectural style, or that has only minor historical significance.