

# WHERE CAN I BUILD THAT?

MAPPING ENTITLEMENTS ACROSS MCKINNEY

BRIAN LOCKLEY, AICP, DIRECTOR OF PLANNING

JENNIFER ARNOLD, PLANNING MANAGER

NEIL ROSE, GIS PLANNER



# AGENDA

## **McKinney at a Glance**

Where do we start? Where are we now?

## **Zoning in McKinney**

Zoning structure, comparison, and difficulties

## **Where Can I Build That?**

Solving a complex question with GIS

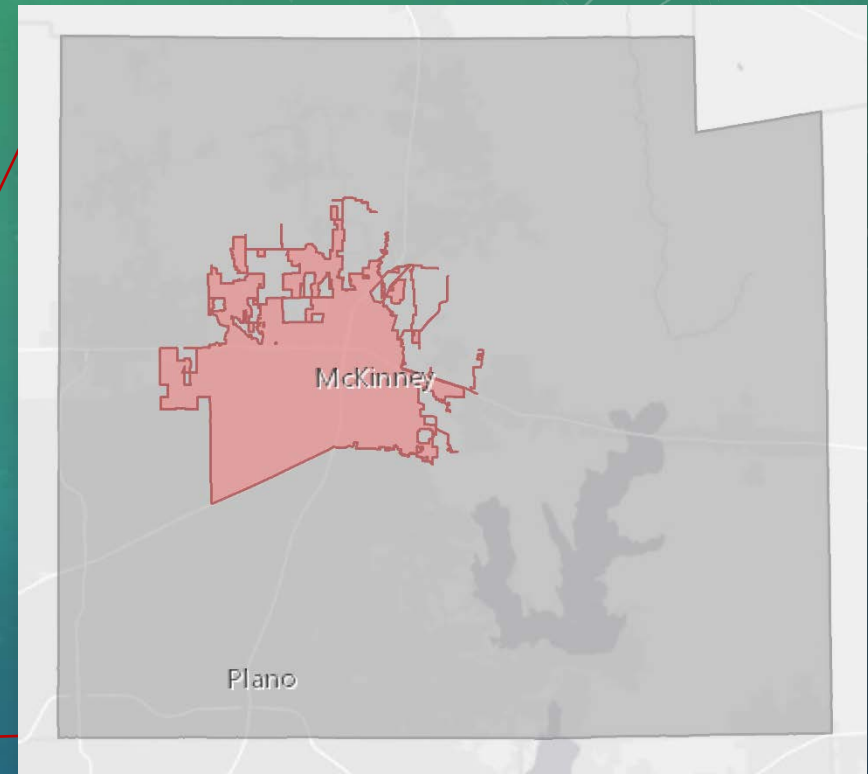
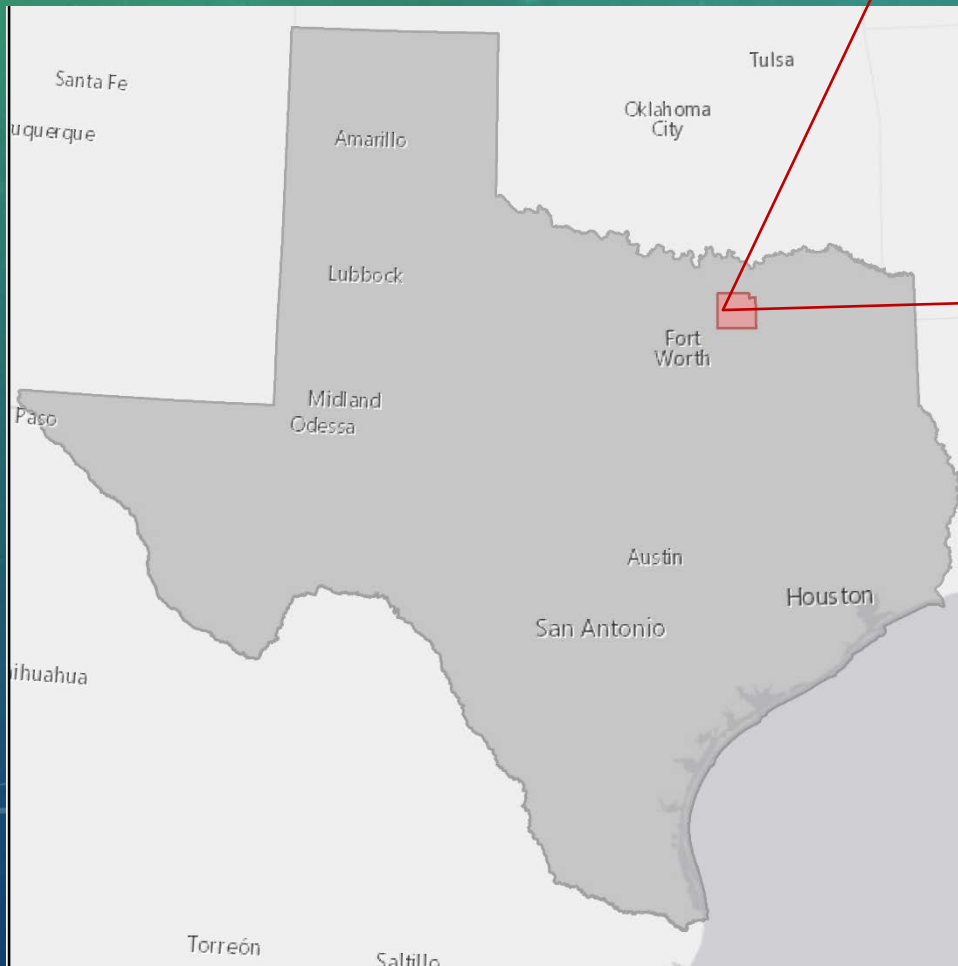
## **Demonstration**

## **Questions**

# MCKINNEY AT A GLANCE



# MCKINNEY, TEXAS

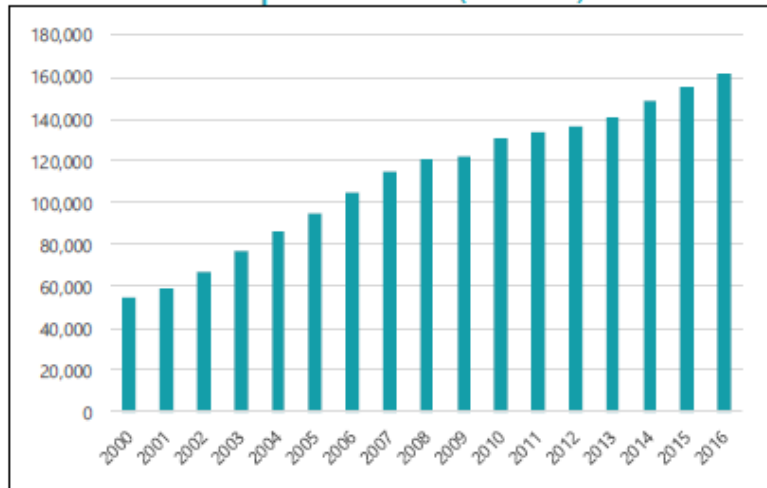


# AT A GLANCE

- Founded 1848
- 161,905 population  
*as of January 1, 2016*
- Land Area:
  - City Limits: 67.6 sq miles
  - ETJ: 115.7 sq miles



Population Estimates (1900-2016)

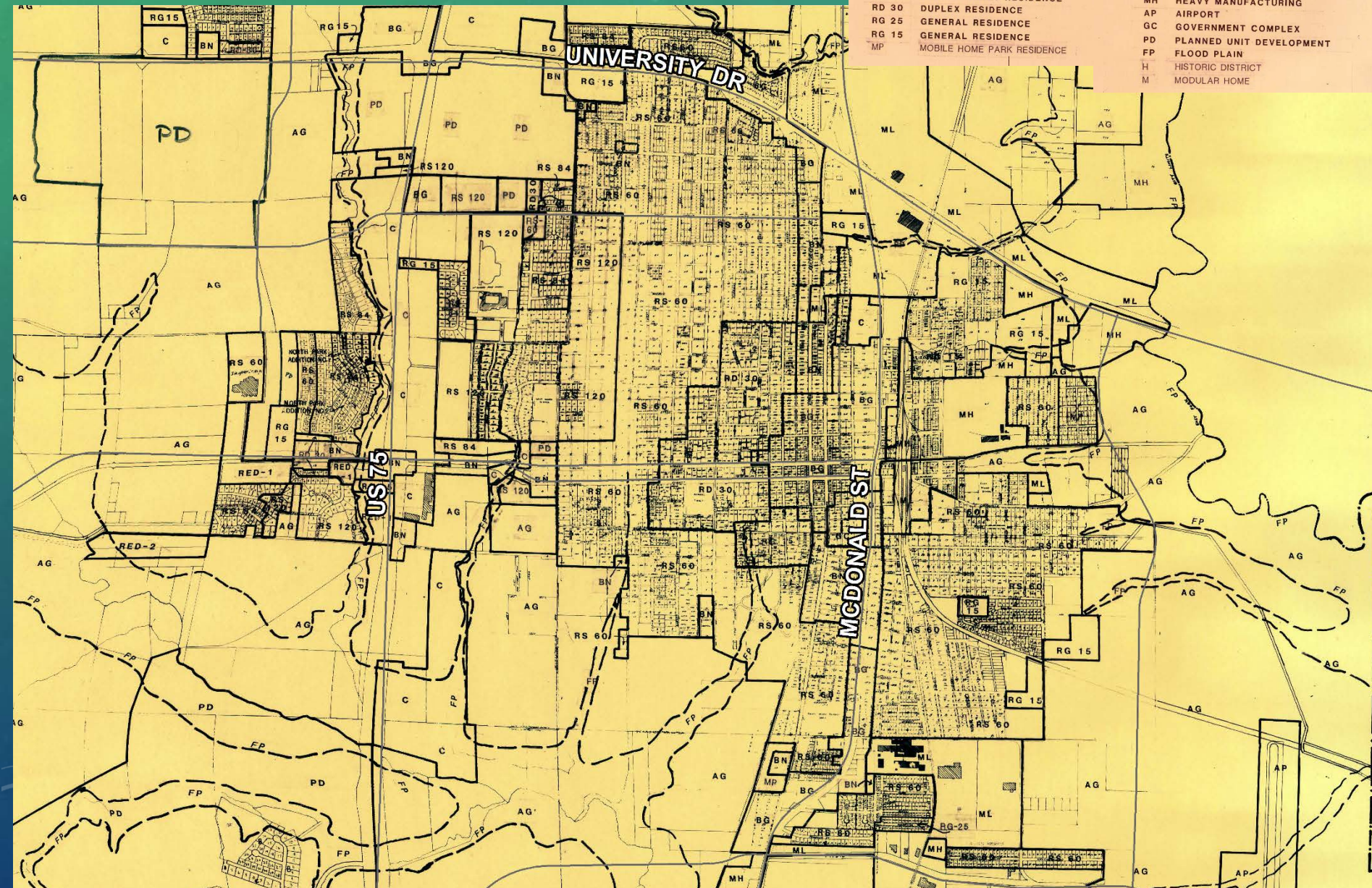


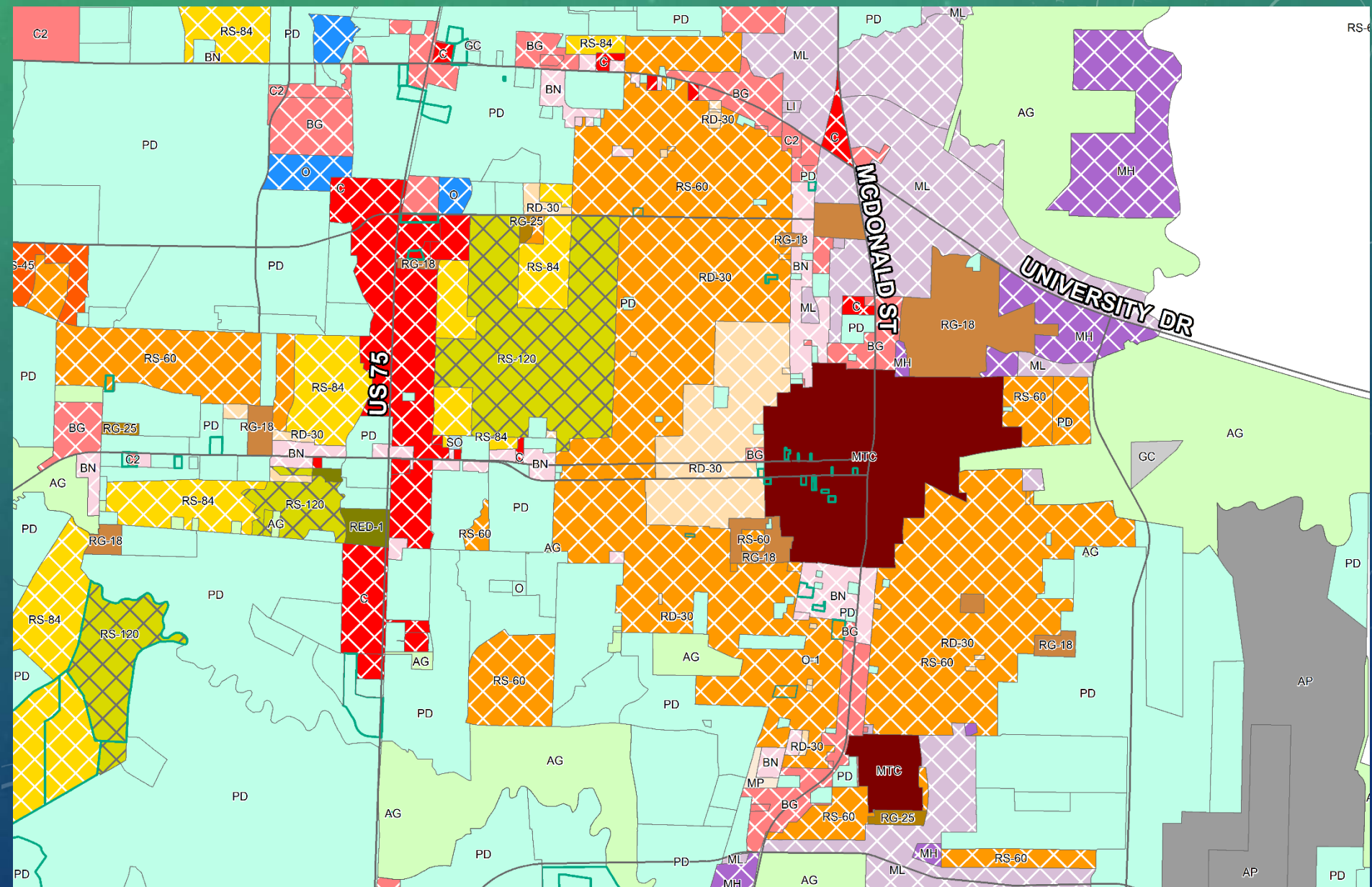
# ZONING IN MCKINNEY - 1981

PLATE 6

## ZONING DISTRICTS

AG	AGRICULTURAL	BN	NEIGHBORHOOD BUSINESS
RED-1	RESIDENTIAL ESTATES	BG	GENERAL BUSINESS
RED-2	RESIDENTIAL ESTATES	C	PLANNED CENTER
RS 120	SINGLE FAMILY RESIDENCE	O	OFFICE DEVELOPMENT
RS 84	SINGLE FAMILY RESIDENCE	ML	LIGHT MANUFACTURING
RS 60	SINGLE FAMILY RESIDENCE	MH	HEAVY MANUFACTURING
RD 30	DUPLEX RESIDENCE	AP	AIRPORT
RG 26	GENERAL RESIDENCE	GC	GOVERNMENT COMPLEX
RG 15	GENERAL RESIDENCE	PD	PLANNED UNIT DEVELOPMENT
MP	MOBILE HOME PARK RESIDENCE	FP	FLOOD PLAIN
		H	HISTORIC DISTRICT
		M	MODULAR HOME





# ZONING IN MCKINNEY – CONVENTIONAL - RESIDENTIAL



	RED-1 : Residential Estates

<b>22 residential</b>	20 non-residential
1 form-based code	1 planned development

- Schedule of land uses permitted
- General regulations for the land uses
- Specifically outlined in the zoning ordinance

# ZONING IN MCKINNEY – CONVENTIONAL - COMMERCIAL




RED-1 : Residential Estates

22 residential	<b>20 non-residential</b>
1 form-based code	1 planned development

- Schedule of land uses permitted
- General regulations for the land uses
- Specifically outlined in the zoning ordinance

# ZONING IN MCKINNEY

Supp. No. 23

CD146:166.153

## Section F-4. Schedule of uses.

### SCHEDULE OF USES

Type of Use	AG	RED-1	RED-2	RS 120	RS 84	RS 72	RS 60	RS 45	RD 30	RD 27	RD 25	RG 15 [18]	MF-1	MF-2	MF-3	MP	NC	BN	BG	C	O-1	O	BC	ML	MH	AP	GC	MTC	SF 12	SF 10	SF 8	SF 7.2	SF 5	DR	TH	SO	RO	C1	C2	C3	LI	H		
Residential Uses																																												
Bed and breakfast (See Ch. 138, Art. IV)	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S		S	S	S	S								N-1	S	S	S	S	S	S	S									
Boardinghouse or rooming house (17)										P			P	P	P			P	P	P			P					N-1											S	S	S			
Dormitories					P	P	P	P	P	P	P	P	P	P	P			P	P	P			P					N-1											P	P	P	P		
Independent living facility (retirement community) (56)											P	P	P	P	P				S	S	S	S					N-1							S	S	S	S	S	S	S				
Mobile home dwelling (58)																P								P	P			N-1																
Mobile home park (See Ch. 138, Art. II) (60)																P												N-1																
Multiple family dwelling (apartment) (71)											P	P	P	P	P			P	P	P								N-1																
Multiple family dwelling, senior (senior apartment) (72)											P	P	P	P	P			P	P	P								N-1																
Single family dwelling (attached) (104)										P	P	P	P	P	P			P	S	P								N-1							P									
Single family dwelling (detached) (105)	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P			P	P	P	P							N-1	P	P	P	P	P	P	P									
Two family dwelling (duplex) (119)									P	P	P	P	P	P	P			P	P	P	P							N-1							P									
Watchman or caretaker quarters	P	P	P																				P	P	P			N-1									S		S	S	P	P		
Educational and Institutional Uses																																												
Assisted living facility, nursing home, or rest home (10)												P	P	P	P			P	P	P	P	S	S					N-1						S	S	S	S	P	P	P	P			
Cemetery	S																											N-1																
Church, rectory, or other places of worship including church-operated day-care facilities and pre-schools (25)	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P			P	P	P	P	P	P	P	P	P		N-1	P	P	P	P	P	P	P	P	P	P	P	P	P	P		
Clinic (28)																		P	P	P	P	P	P	P				N-1								P	P	P	P	P				
College or university	S	S	S	S	P	P	P	P	P	P	P	P	P	P	P			P	P	P		P						N-1									P		P	P	P	P		

ZONING REGULATIONS

App. F, § F-4

# ZONING IN MCKINNEY

Supp. No. 23

CD146:166.153

## Section F-4. Schedule of uses.

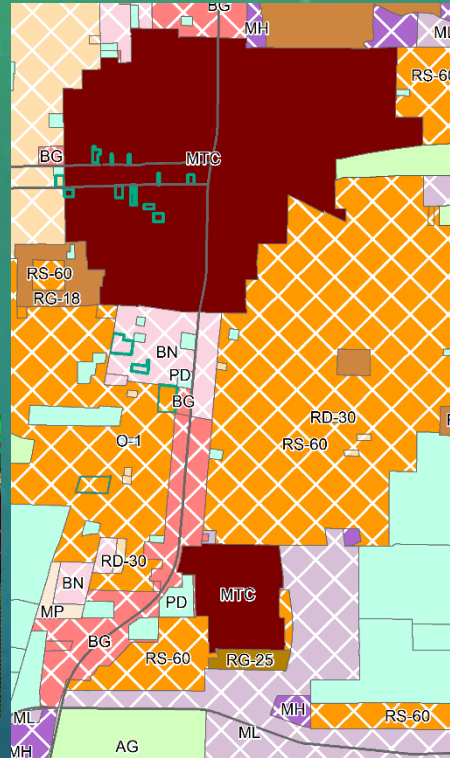
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Residential Uses																																												
Bed and breakfast (See Ch. 138, Art. IV)	S	S	S	S	S	S	S	S	S	S	S	S	S	S	S		S	S	S	S								N-1	S	S	S	S	S	S	S									
Boardinghouse or rooming house (17)										P			P	P	P			P	P	P		P						N-1												S	S	S		
Dormitories					P	P	P	P	P	P	P	P	P	P	P			P	P	P		P						N-1											P	P	P	P		
Independent living facility (retirement community) (56)											P	P	P	P	P				S	S	S	S						N-1							S	S	S	S	S	S	S			
Mobile home dwelling (68)																P								P	P			N-1																
Mobile home park (See Ch. 138, Art. II) (60)																P												N-1																
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Single family dwelling (detached) (105)	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P			P	P	P	P							N-1	P	P	P	P	P	P	P	P								
Two family dwelling (duplex) (119)										P	P	P	P	P	P			P	P	P	P							N-1								P								
Watchman or caretaker quarters	P	P	P																				P	P	P			N-1										S		S	S	P	P	
Educational and Institutional Uses																																												
Assisted living facility, nursing home, or rest home (10)											P	P	P	P			P	P	P	P	S	S						N-1							S	S	S	S	P	P	P			
Cemetery	S																											N-1																
Church, rectory, or other places of worship including church-operated day-care facilities and pre-schools (25)	P	P	P	P	P	P	P	P	P	P	P	P	P	P	P			P	P	P	P	P	P	P	P			N-1	P	P	P	P	P	P	P	P	P	P	P	P	P	P		
Clinic (28)																		P	P	P	P	P	P					N-1										P	P	P	P	P		
College or university	S	S	S	S	P	P	P	P	P	P	P	P	P	P	P			P	P	P		P						N-1										P		P	P	P		

ZONING REGULATIONS

App. F, § F-4

# ZONING IN MCKINNEY – SPECIAL DISTRICTS



22 residential

20 non-residential

**1 form-based code**

1 planned development

- Schedule of land uses permitted
- General regulations for the land uses
- Specifically outlined in the zoning ordinance



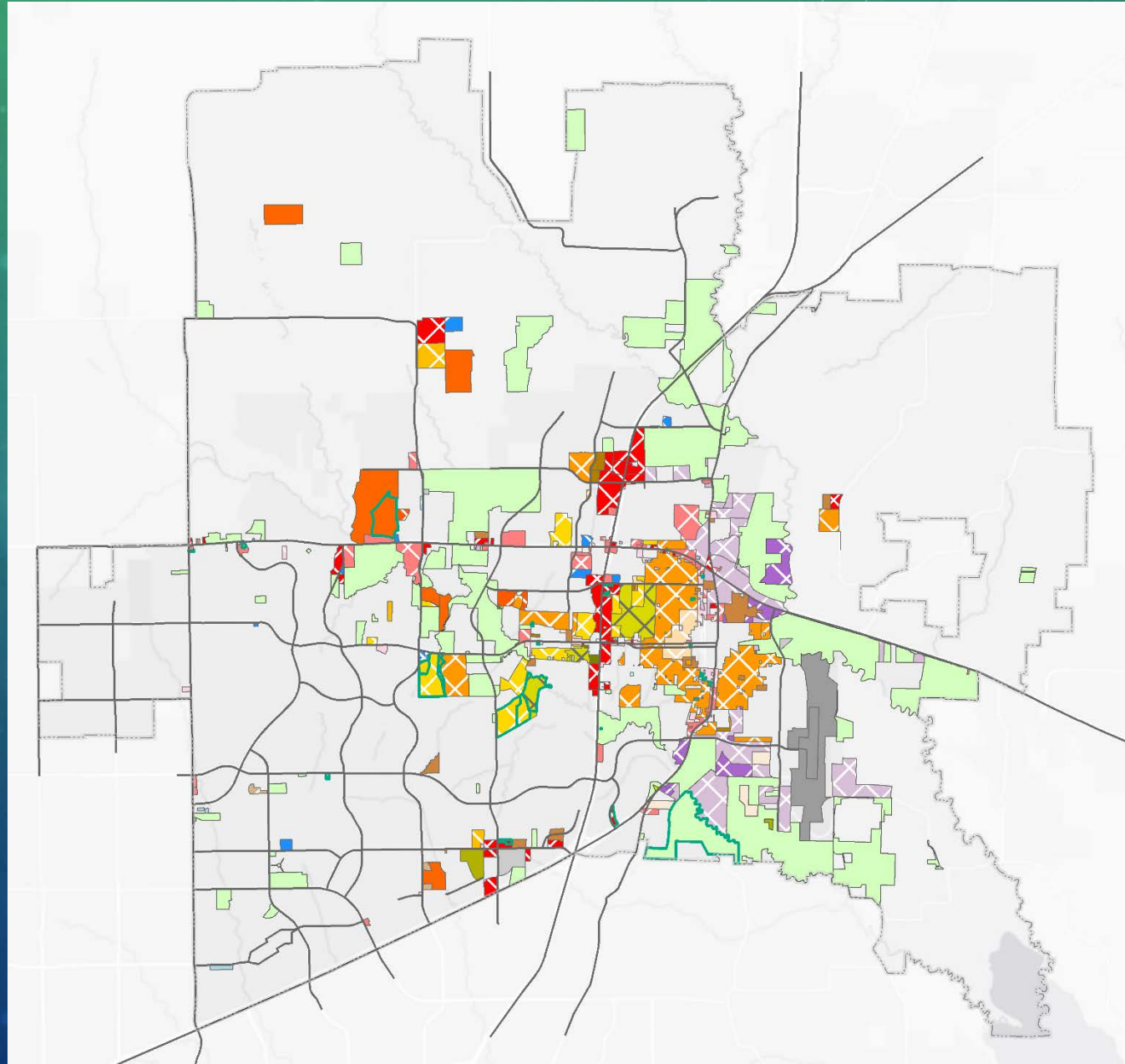
22 residential	20 non-residential
1 form-based code	<b>1 planned development</b>

- Designed to provide for unified and coordinated development
- Freedom of choice for intended land use and development standards
- Exceptional quality or innovation for the associated design or development
- Intended for mixed use developments

# ZONING IN MCKINNEY - OVERVIEW

## Conventional Zoning:

- 376 ordinances
- 21.17 sq miles
- 31.35% of area



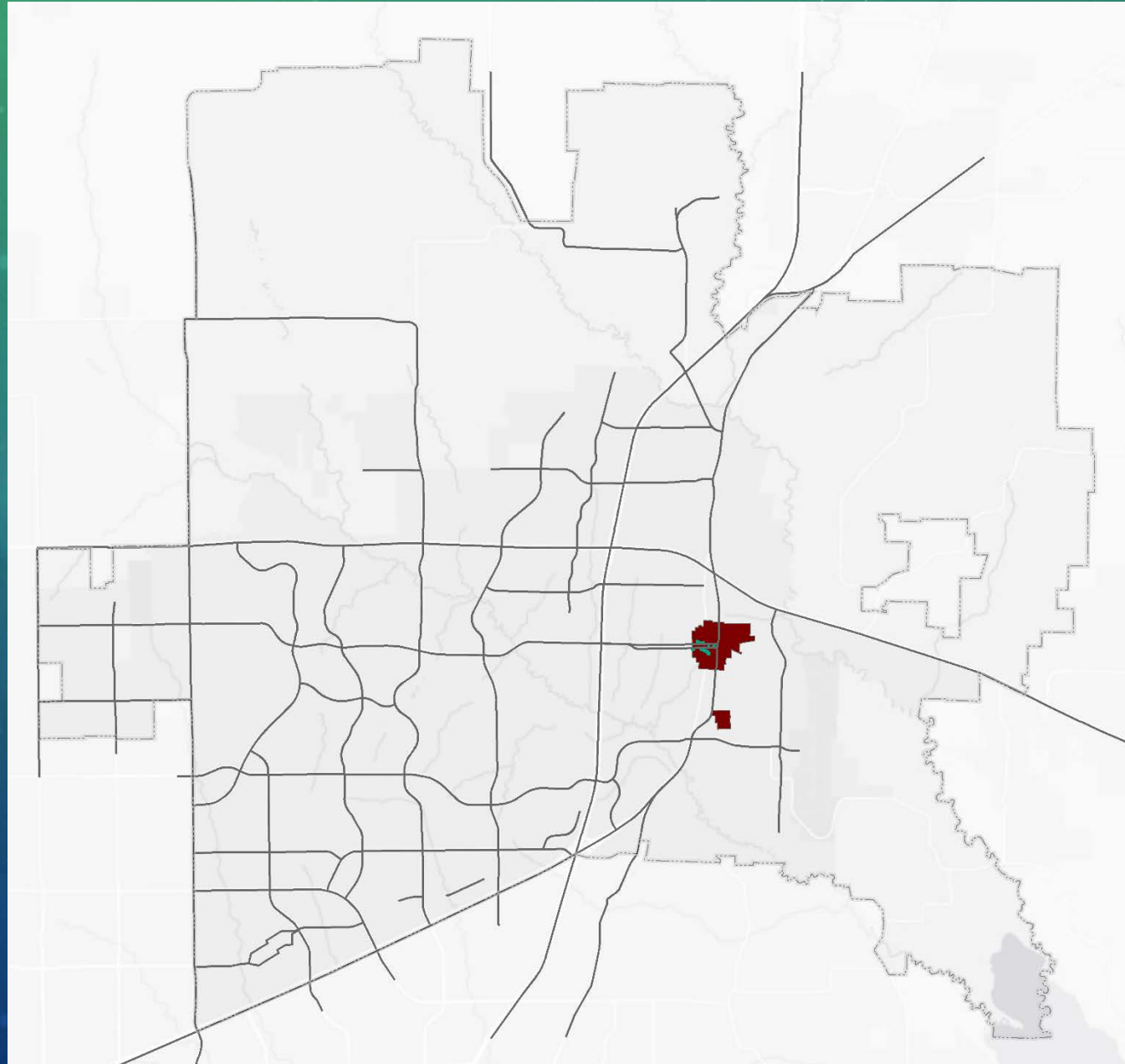
# ZONING IN MCKINNEY - OVERVIEW

## Conventional Zoning:

- 376 ordinances
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## Form Base Zoning:

- 1 ordinance
- 0.41 sq miles
- 0.61% of area



# ZONING IN MCKINNEY - OVERVIEW

## Conventional Zoning:

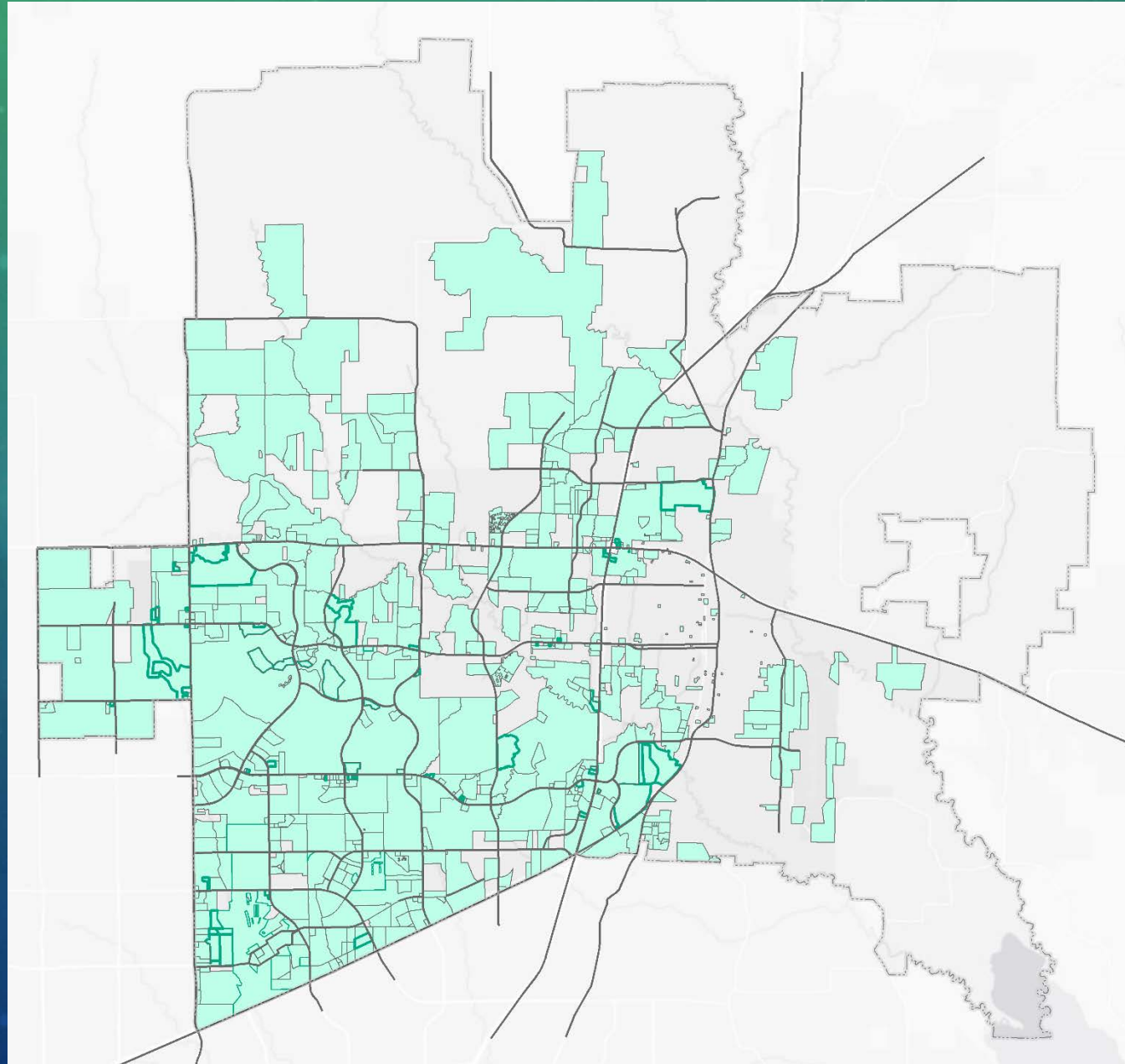
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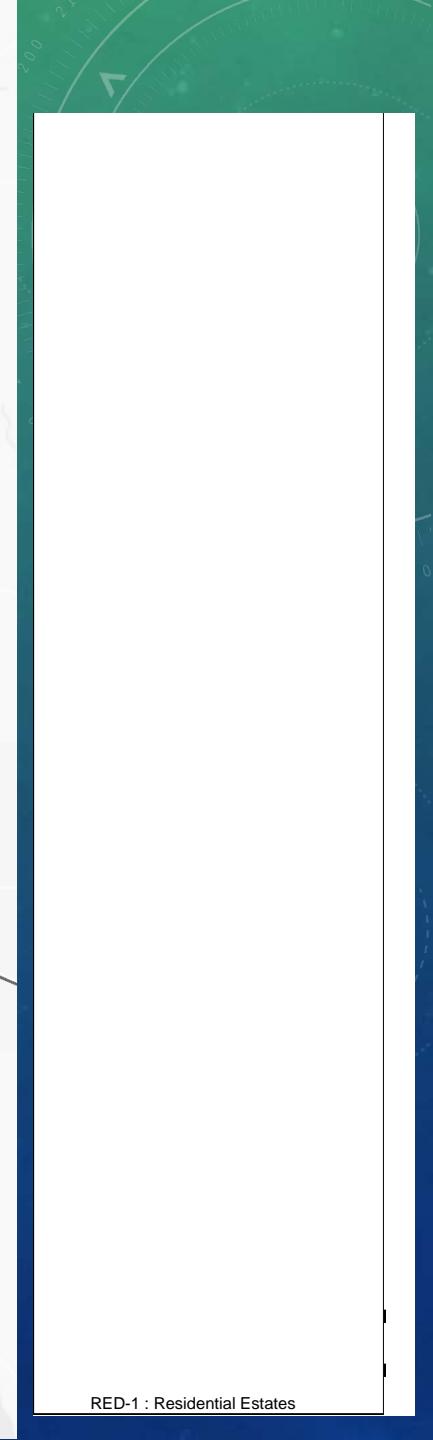
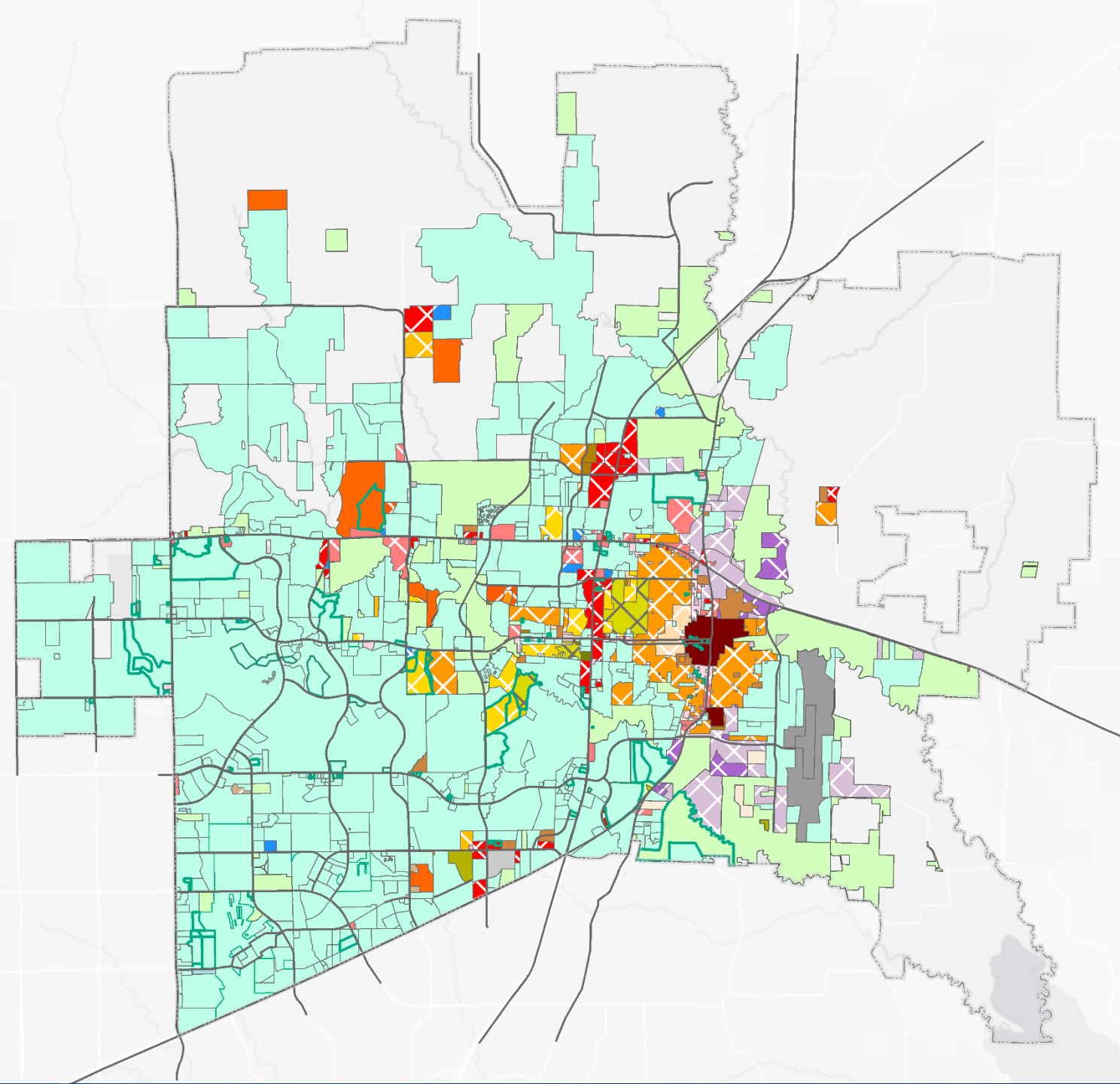
## Form Base Zoning:

- 1 ordinance
- 0.41 sq miles
- 0.61% of area

## Planned Development:

- 615 ordinances
- 45.95 sq miles
- 68.04% of area





# ZONING IN MCKINNEY – PLANNED DEVELOPMENTS



Exhibit D

# ZONING IN MCKINNEY – PLANNED DEVELOPMENTS

## Proposed Development Standards

1. Tract 1 of the subject property, shown on Exhibit C, shall develop in accordance with the *Area and bulk regulations* for apartment dwellings or townhouse (rowhouse) dwellings of the REC Neighborhood Zone, except as follows:
  - a. Apartment dwellings shall not be required to have a non-residential use on the first floor.
  - b. Maximum building height for apartment dwellings shall be four (4) stories (buildings within 125 feet of a single family zoning district shall be limited two (2) stories).
2. Tract 2 of the subject property, shown on Exhibit C, shall develop in accordance with the *Area and bulk regulations* for Single Family Detached lots of the REC Neighborhood Zone, except as follows:
  - a. No dwelling shall be required to have a finished floor elevation higher than the finished surface grade of the lot at the front door;
  - b. Attached garages on single family detached dwellings accessed by driveways from the front of the house with garage doors facing the street shall be set back no less than five (5) feet from the front façade of the house;
  - c. Front porches on residential dwellings shall not be required;
  - d. There shall be no limitation on articulations or roof styles on front facades of residential buildings;
  - e. Side yard at corner setbacks for all Single Family Detached, Standard and Small Lots, shall be no closer to the street than the front build-to-line;
  - f. The minimum side yard setback for all Single Family Detached, Standard and Small Lots, shall be five (5) feet; provided that a zero (0) to two (2) foot side yard on one side may be permitted as long as a minimum of ten (10) feet of separation is provided between buildings;
3. Tract 3 of the subject property, shown on Exhibit C, shall develop in accordance with the *Area and bulk regulations* for Townhouse (rowhouse) dwellings of the REC Neighborhood Zone.

# ZONING IN MCKINNEY – PLANNED DEVELOPMENTS



Exhibit C

# ZONING IN MCKINNEY – PLANNED DEVELOPMENTS

## 3. Craig Ranch Urban Core-1 (UC1) Development Standards.

### a. *Permitted Uses.*

- i. Hotel with associated pool, office, conference room, convention center, and recreation uses;
- ii. Professional and/or Medical Office (corporate and/or high-rise);
- iii. Retail and Service Uses; and
- iv. Restaurant with no drive-through.

### b. *Space Limits for Permitted Uses other than Hotel.*

- i. Front Build-To Line: 0' – 10'. A minimum of 50% of a building's front façade must be pulled up to the build-to line.
- ii. Front Build-To Zone: 75' back from the build-to line in which all horizontal building projections and recesses shall occur.
- iii. Side Setback: 20'
- iv. Rear Setback: 20'
- v. Building Height: No maximum building height.
- vi. Lot Coverage: No maximum lot coverage.
- vii. Lot Area: None.
- viii. Lot Width: None.
- ix. Lot Depth: None.

### c. *Space Limits for Hotel.*

- i. A site plan for the development of a hotel and associated uses listed herein shall generally conform to the attached Site Layout – Exhibit “E”. If a site plan is submitted that does not generally conform to the attached site layout and its associated site elements, the site plan shall be subject to full discretionary review and approval by the City Council. Development of the site may be constructed in multiple phases, so long each phase generally conforms to the attached site layout or subsequent site plan(s) approved by the City Council.
- ii. Architectural elevations not strictly in conformance with Section 146-139 (Architectural and site standards) of the Zoning Ordinance may only be approved by the City Council if the Council determines such building elevations are meritorious in nature.

# WHERE CAN I BUILD THAT?

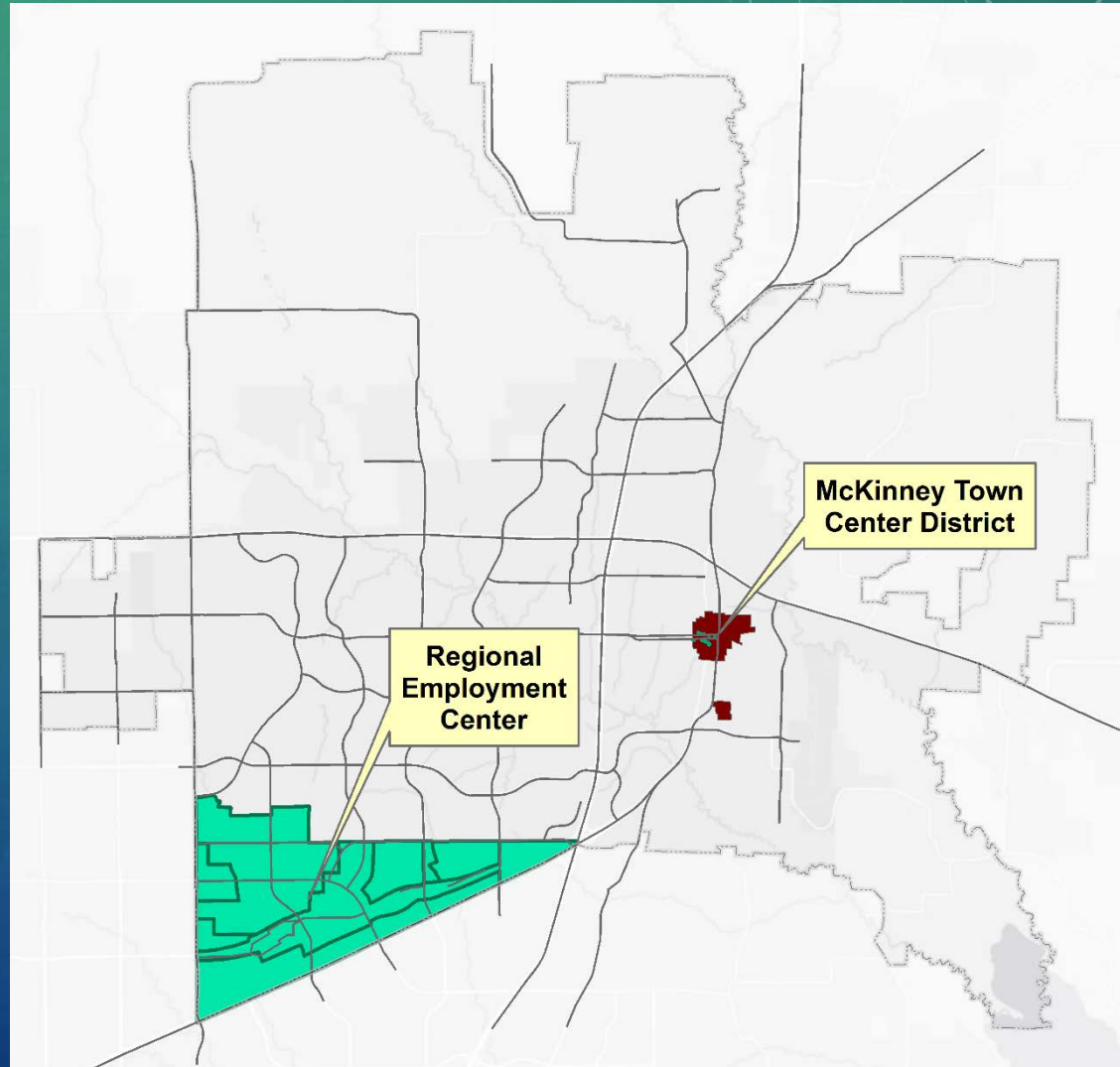


# PROCESS

## Schedule of Use Compilation

### Schedule of Uses:

- Chapter 146 – Zoning Ordinance
- McKinney Town Center Ordinance
- Regional Employment Center Ordinance



# PROCESS

## Schedule of Use Compilation

	A	B	C	D	E	F	G	H	I	J	K	L	M	N
1	Field_Type	OBJECTID	Geometry	String	String	String	String	Short	String	String	String	String	String	String
2	Precision							0		6				
3	Scale							0		3				
4	Length			50	50	50	50		50	20	50	50	10	10
5	Field name length	8	5	16	23	16	23	12	3	7	13	8	18	17
6	Field Name	OBJECTID	Shape	A001	A002	A003	A004	A005	A006	A007	A008	A009	B001	B002
7	Alias Name	OBJECTID	Shape	True Zoning Abbr	True Zoning Description	Base Zoning Abbr	Base Zoning Description	SubtypeField	REC	Density	Density Notes	Comments	Accessory dwelling	Bed and breakfast
8			Polygon	PD	Planned Development	<Subtype>	<BASE_ZONE_DESC>	1						
9			Polygon	AG	Agriculture	AG	Agriculture	100						S
10			Polygon	RED-1	Residential Estates	RED-1	Residential Estates	200						S
11			Polygon	RED-2	Residential Estates	RED-2	Residential Estates	201						S
12			Polygon	RS 120	Single Family Residential	RS 120	Single Family Residential	202						S
13			Polygon	RS 84	Single Family Residential	RS 84	Single Family Residential	203						S
14			Polygon	RS 72	Single Family Residential	RS 72	Single Family Residential	204						S
15			Polygon	RS 60	Single Family Residential	RS 60	Single Family Residential	205						S
16			Polygon	RS 45	Single Family Residential	RS 45	Single Family Residential	206						S
17			Polygon	RD 30	Duplex Residential	RD 30	Duplex Residential	207						S
18			Polygon	RG 27	General Residence	RG 27	General Residence	208						S
19			Polygon	RG 25	General Residence	RG 25	General Residence	209						S
20			Polygon	RG 15 [18]	General Residence	RG 15 [18]	General Residence	210						S
21			Polygon	MF-1	Multi-Family	MF-1	Multi-Family	211						S
22			Polygon	MF-2	Multi-Family	MF-2	Multi-Family	212						S
23			Polygon	MF-3	Multi-Family	MF-3	Multi-Family	213						S
24			Polygon	MP	Mobile Home Park	MP	Mobile Home Park	214						
25			Polygon	SF 12	Single Family Residential	SF 12	Single Family Residential	215						S
26			Polygon	SF 10	Single Family Residential	SF 10	Single Family Residential	216						S
27			Polygon	SF 8	Single Family Residential	SF 8	Single Family Residential	217						S
28			Polygon	SF 7.2	Single Family Residential	SF 7.2	Single Family Residential	218						S
29			Polygon	SF 5	Single Family Residential	SF 5	Single Family Residential	219						S
30			Polygon	DR	Duplex Residential	DR	Duplex Residential	220						S
31			Polygon	TH	Townhome Residential	TH	Townhome Residential	221						S
32			Polygon	NC	Neighborhood Commercial	NC	Neighborhood Commercial	300						S
33			Polygon	BN	Neighborhood Business	BN	Neighborhood Business	301						S
34			Polygon	BG	General Business	BG	General Business	302						S
35			Polygon	C	Planned Center	C	Planned Center	303						
36			Polygon	O-1	Neighborhood Office	O-1	Neighborhood Office	304						S
37			Polygon	O	Office	O	Office	305						
38			Polygon	BC	Commercial Business	BC	Commercial Business	306						

# PROCESS

Schedule of Use  
Compilation

Georeferencing

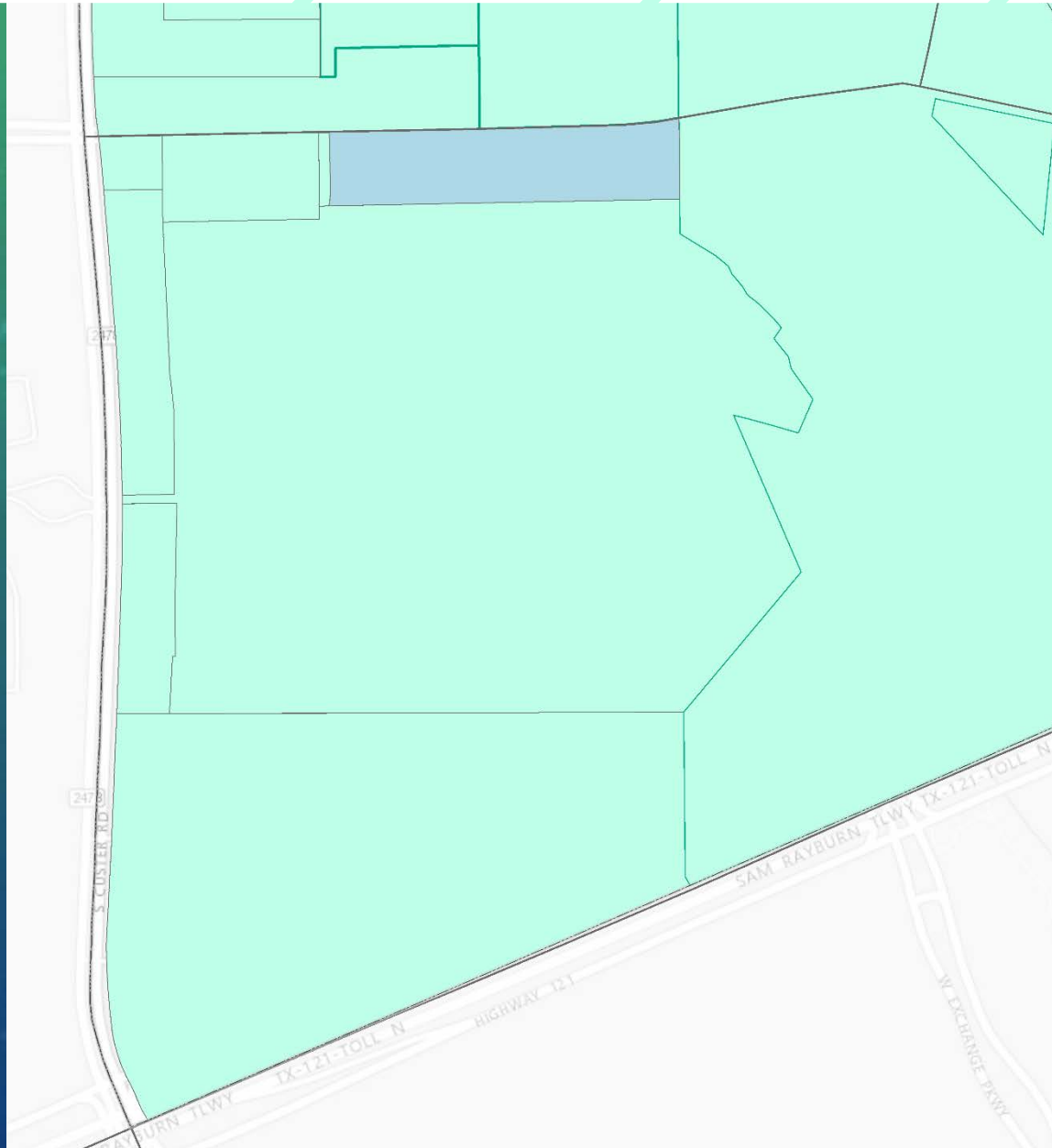


Exhibit D

# PROCESS

*Schedule of Use  
Compilation*

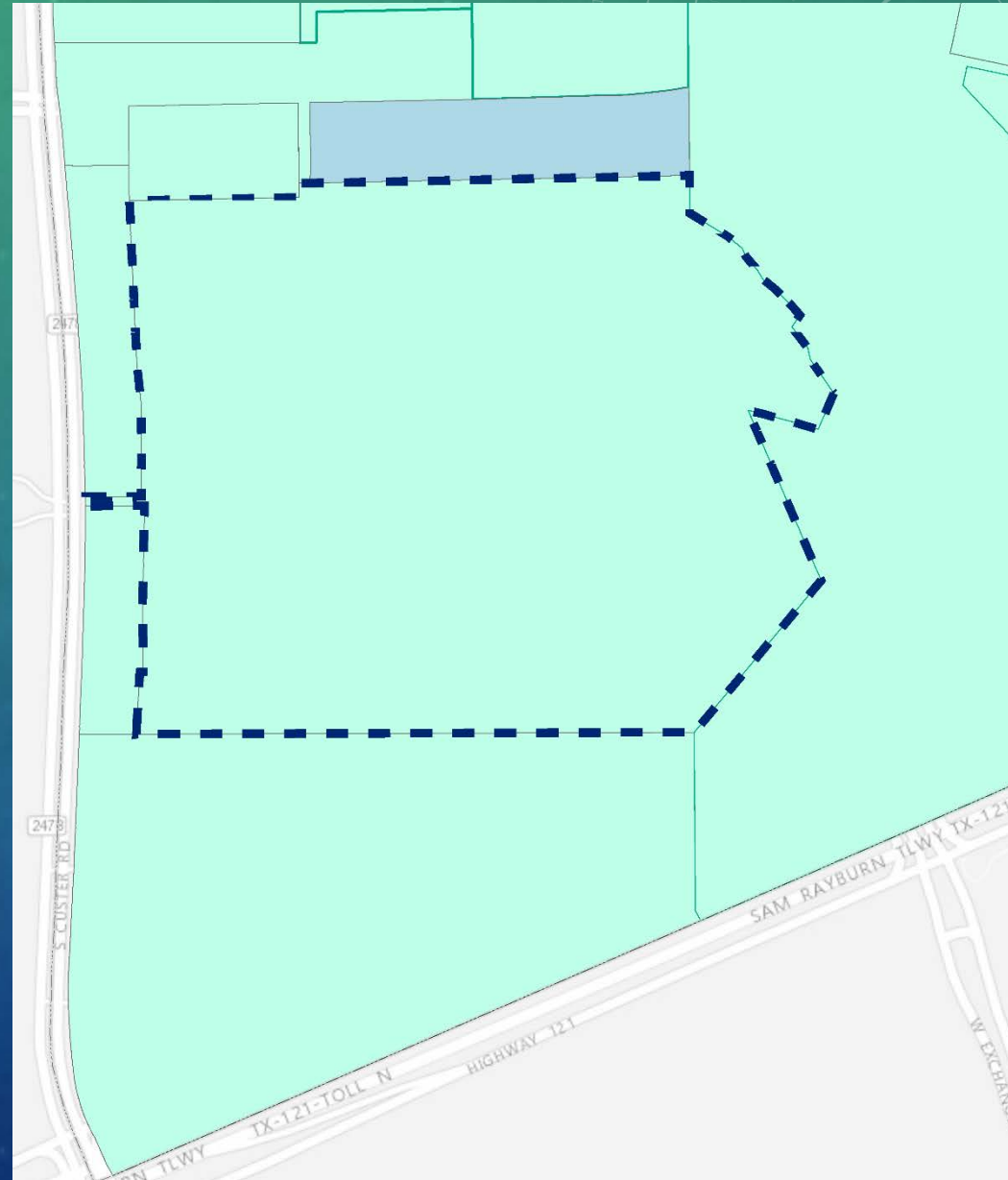
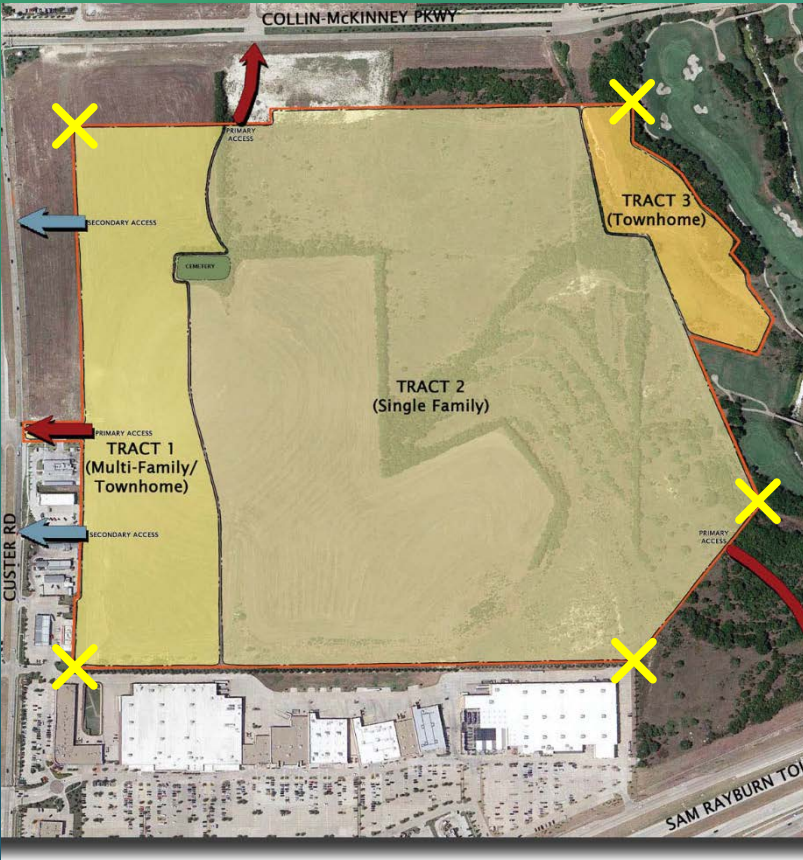
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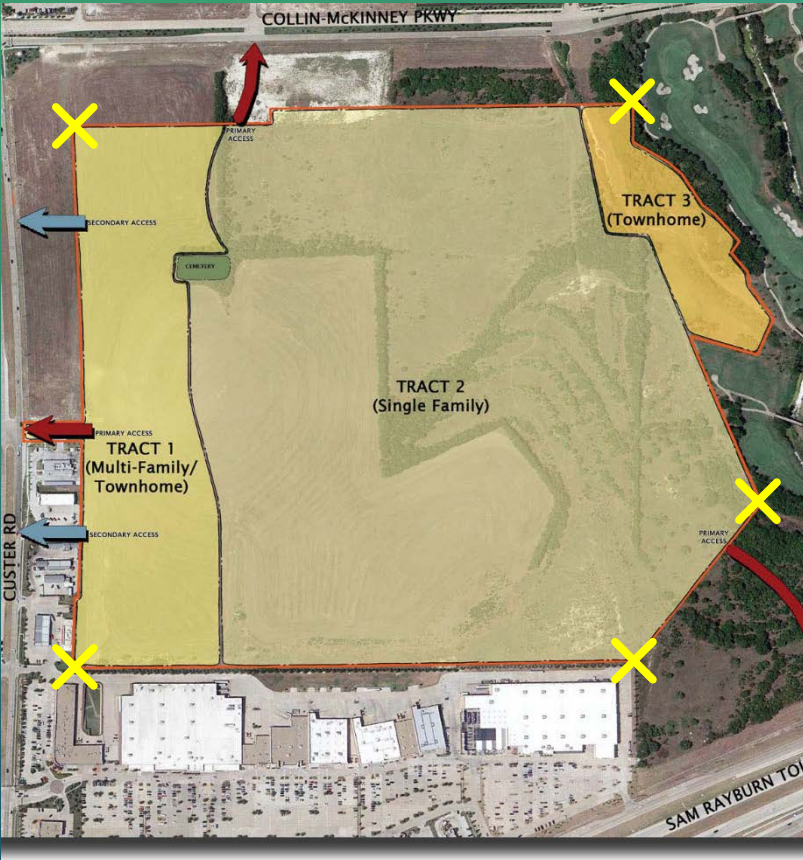
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*Schedule of Use  
Compilation*

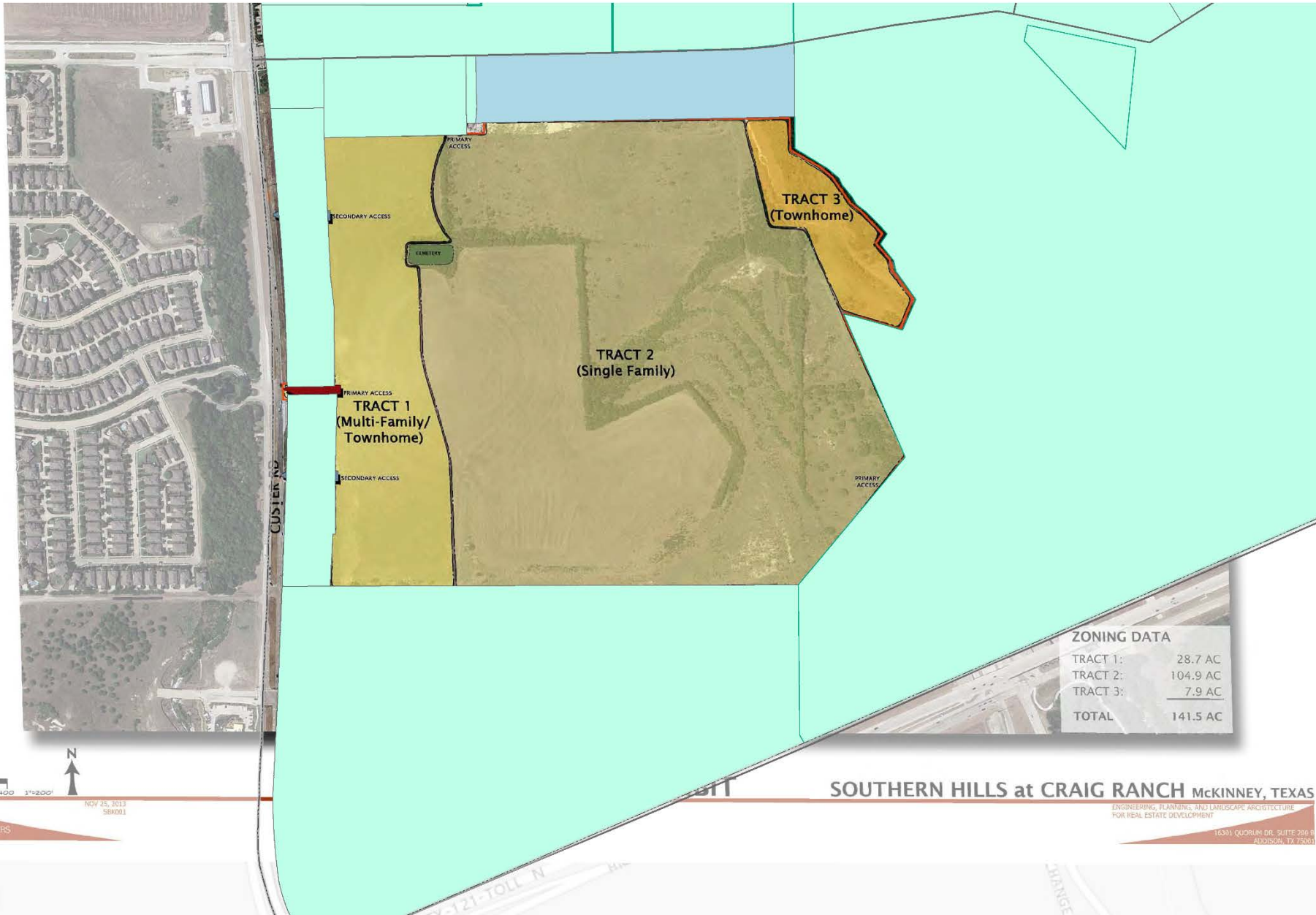
Georeferencing



# PROCESS

Schedule of Use  
Compilation

Georeferencing



SOUTHERN HILLS at CRAIG RANCH McKinney, TEXAS

ENGINEERING, PLANNING, AND LANDSCAPE ARCHITECTURE  
FOR REAL ESTATE DEVELOPMENT

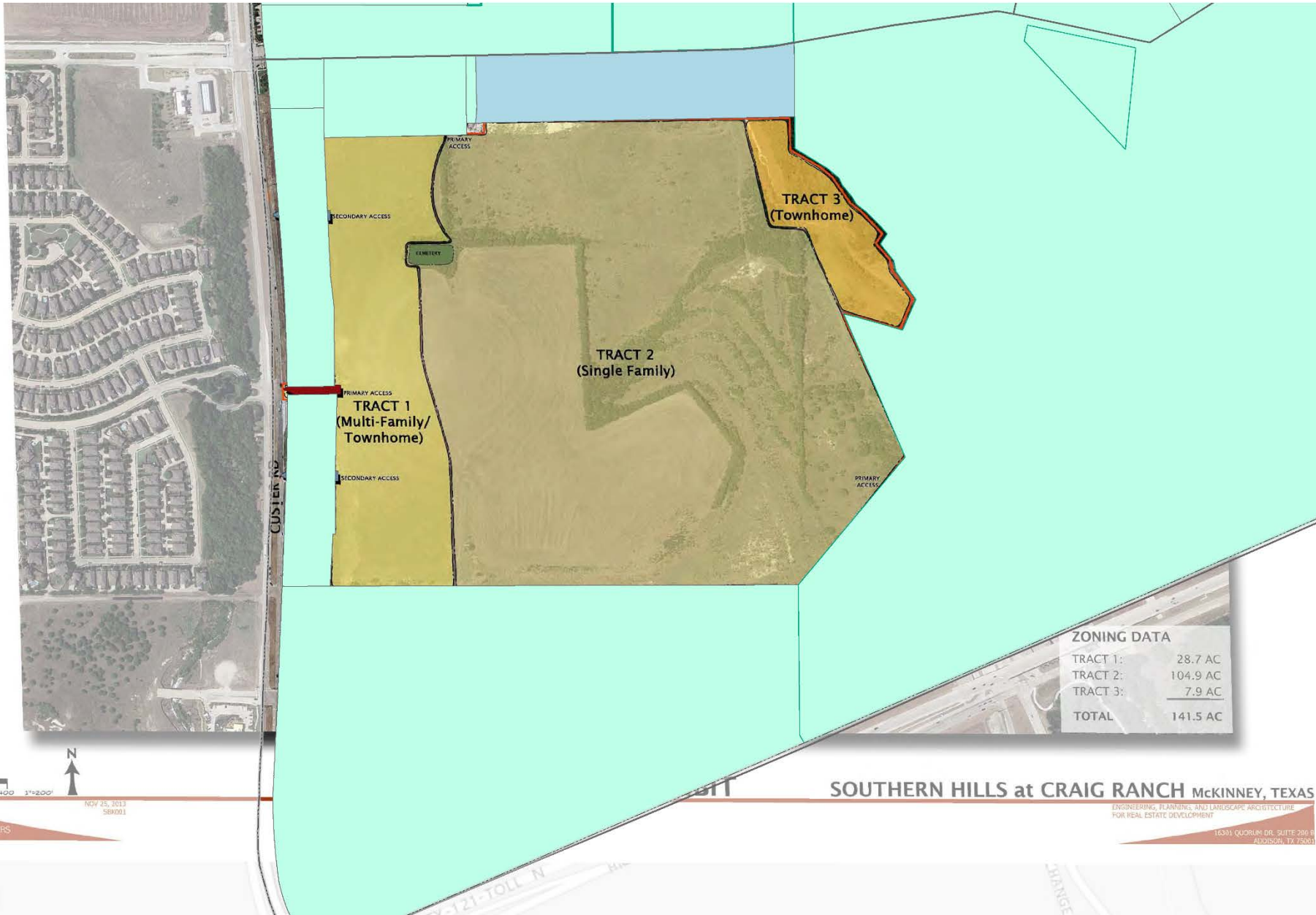
16301 QUORUM DR., SUITE 200 B  
ADDISON, TX 75001

# PROCESS

Schedule of Use  
Compilation

Georeferencing

Ordinance Review

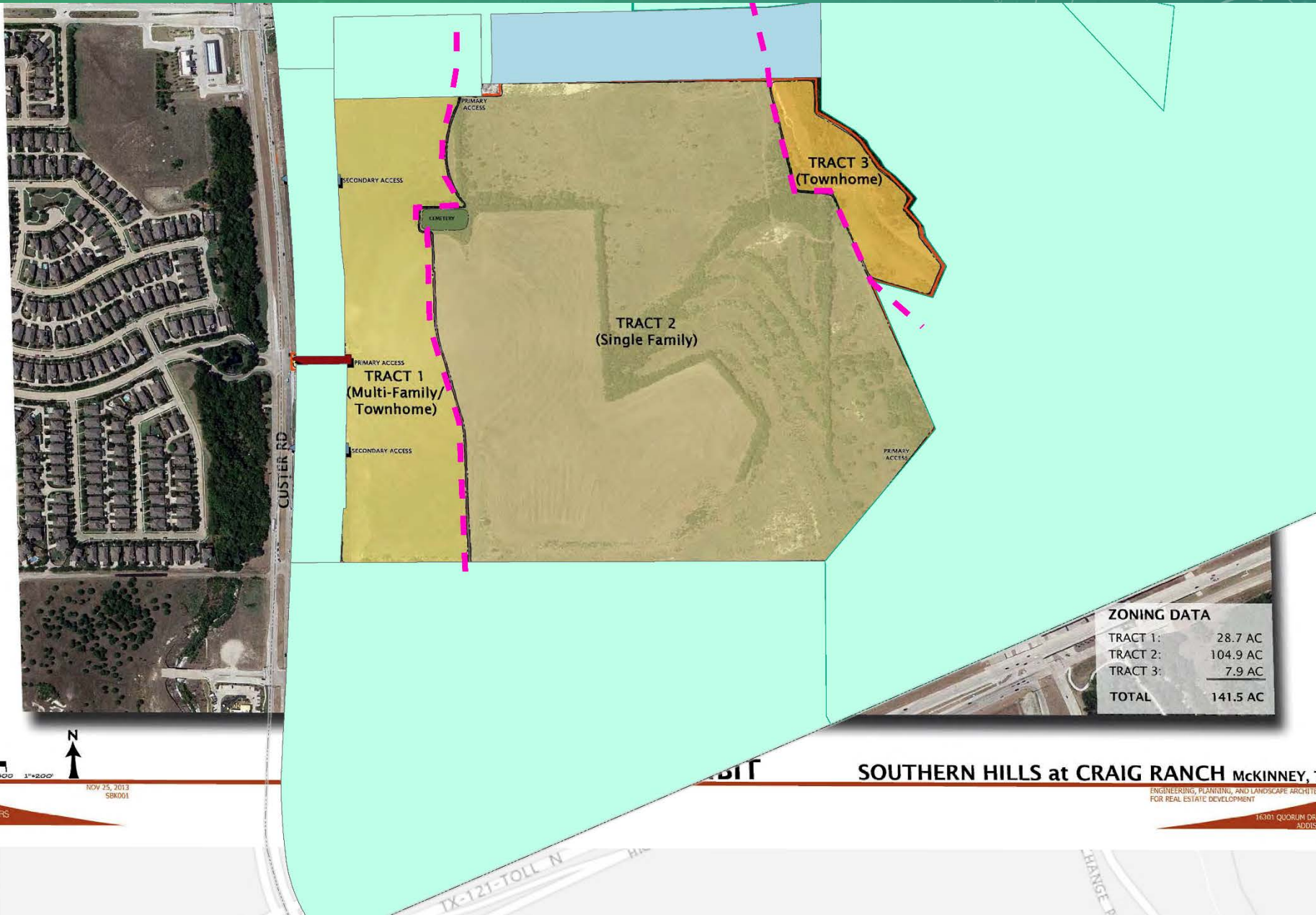


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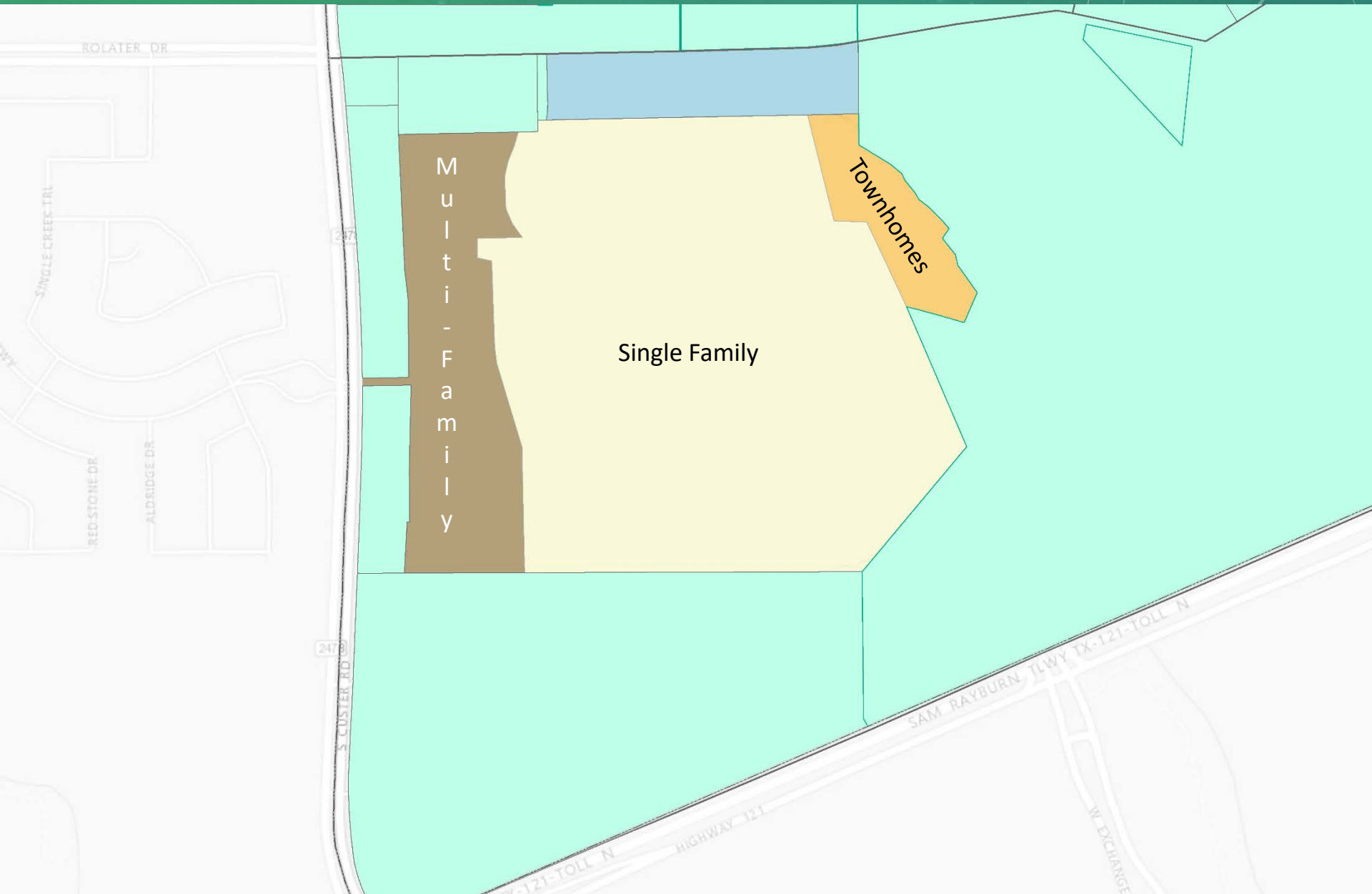


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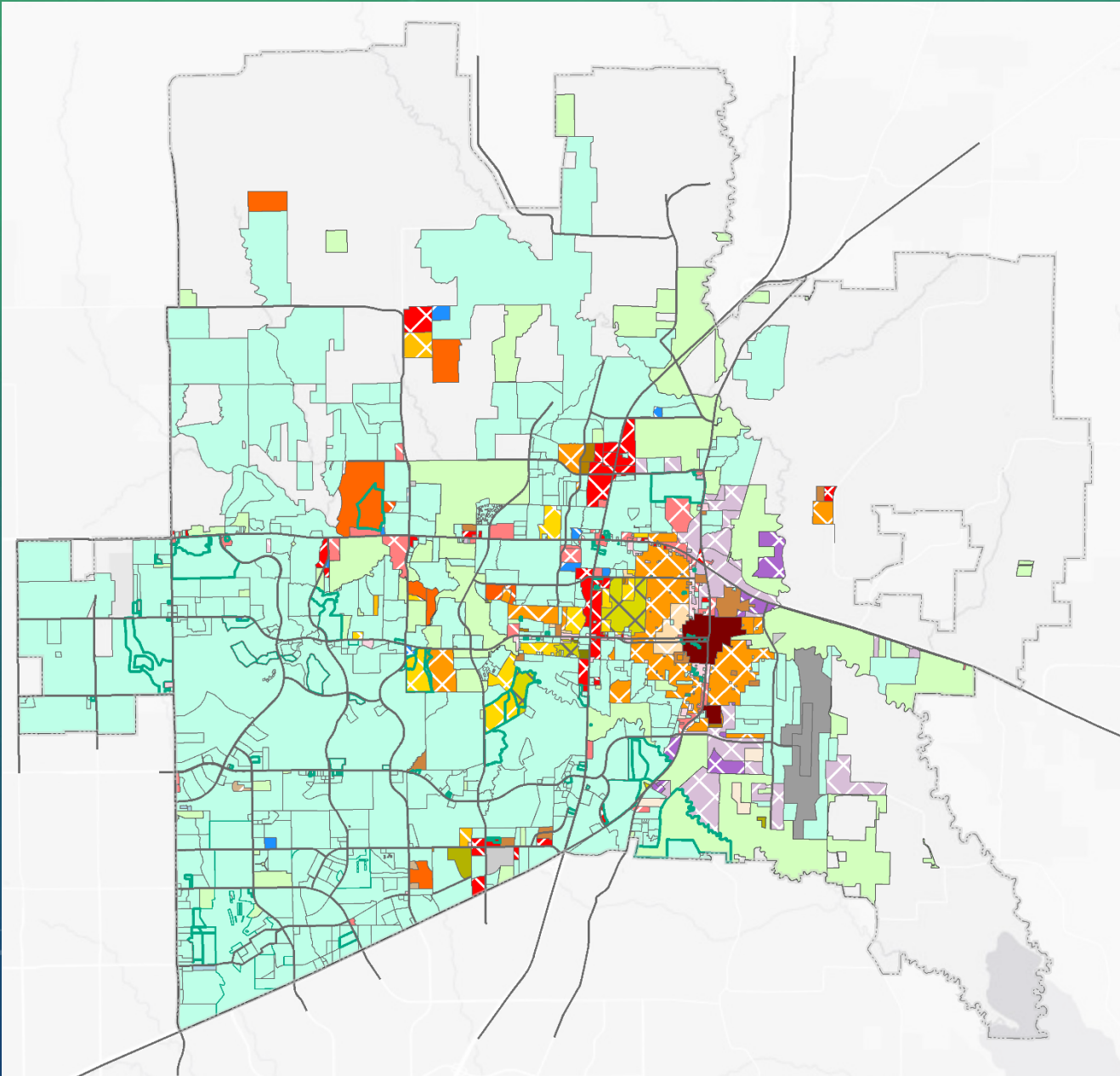
*Schedule of Use  
Compilation*

*Georeferencing*

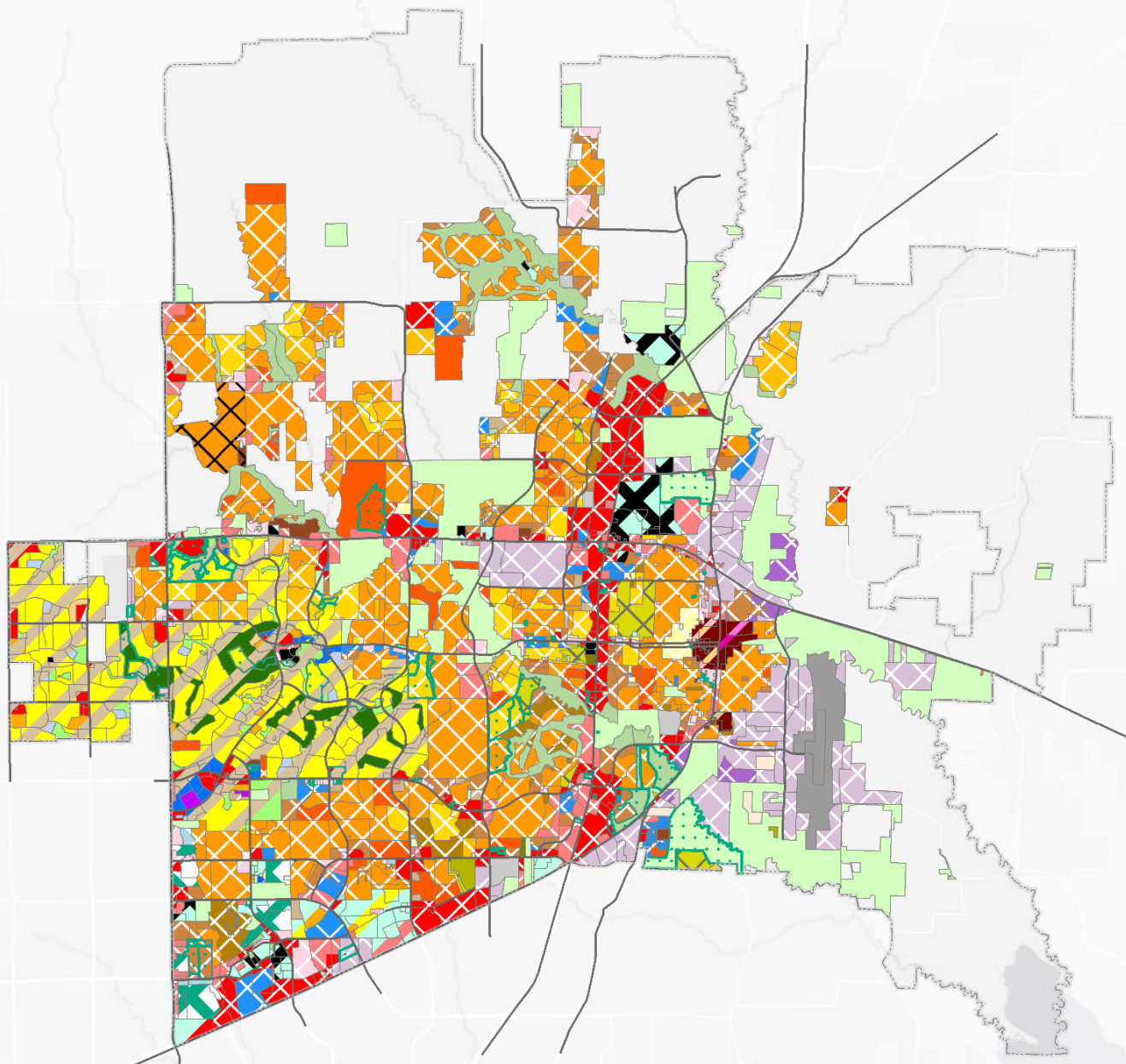
*Ordinance Review*



# CONVENTIONAL ZONING IN MCKINNEY



# BASE ZONING IN MCKINNEY



# PROCESS

Schedule of Use  
Compilation

Georeferencing

Ordinance Review

Table



ZoningBaseLayer

True Zoning Abbr	True Zoning Description	Base Zoning Abbr	Base Zoning Description	Subtype	REC	Density	Density Notes	Comments
C1	Neighborhood Commercial	C1	Neighborhood Commercial	C1	<Null>	0	<Null>	<N
C2	C2	C2	Local Commercial	C2	<Null>	0	<Null>	<N
GC	Government Complex	GC	Government Complex	GC	<Null>	0	<Null>	<N
PD	Planned Development	RS 60	Single Family Residential	RS 60		4	Minimum 4/ac. 5% housing mix: RS84, RS60, RS45, RG27, RD30, RG25, RG18	Allows Commercial Antenna
MTC	McKinney Town Center	MTC-HC	MTC-Historic Core	MTC-HC		Unlimited	See character districts	<N
MTC	McKinney Town Center	MTC-HC	MTC-Historic Core	MTC-HC		Unlimited	See character districts	<N
MTC	McKinney Town Center	MTC-HC	MTC-Historic Core	MTC-HC		Unlimited	See character districts	<N
MTC	McKinney Town Center	MTC-HC	MTC-Historic Core	MTC-HC		Unlimited	See character districts	<N
MTC	McKinney Town Center	MTC-HC	MTC-Historic Core	MTC-HC		Unlimited	See character districts	<N
MTC	McKinney Town Center	MTC-HC	MTC-Historic Core	MTC-HC		Unlimited	See character districts	<N
AG	Agriculture	AG	Agriculture	AG		0.1	Minimum lot size: 10 ac., 1 DU	<N
MTC	McKinney Town Center	MTC-HC	MTC-Historic Core	MTC-HC		Unlimited	See character districts	<N
MTC	McKinney Town Center	MTC-HC	MTC-Historic Core	MTC-HC		Unlimited	See character districts	<N
PD	Planned Development	RS 60	Single Family Residential	RS 60		7		<N
PD	Planned Development	RS 60	Single Family Residential	RS 60		7		<N
PD	Planned Development	RS 60	Single Family Residential	RS 60		7		<N
PD	Planned Development	RS 60	Single Family Residential	RS 60		7		<N
BN	Neighborhood Business	BN	Neighborhood Business	BN		24	Allows RG 18: MF-1 (24), RD 30 (14.5), RS 60 (7)	<N
PD	Planned Development	RS 60	Single Family Residential	RS 60		7		<N
PD	Planned Development	AG	Agriculture	AG		0.1	Minimum lot size: 10 ac., 1 DU	<N
C	Planned Center	C	Planned Center	C		24	Allows RG 18: MF-1 (24), RD 30 (14.5), RS 60 (7)	<N
MTC	McKinney Town Center	MTC-HC	MTC-Historic Core	MTC-HC		Unlimited	See character districts	<N
PD	Planned Development	RS 60	Single Family Residential	RS 60		7		<N
BG	General Business	BG	General Business	BG		24	Allows RG 18: MF-1 (24), RD 30 (14.5), RS 60 (7)	<N
PD	Planned Development	RS 60	Single Family Residential	RS 60		7		<N
PD	Planned Development	RS 60	Single Family Residential	RS 60		7		<N
PD	Planned Development	RS 60	Single Family Residential	RS 60		7		<N
PD	Planned Development	RS 60	Single Family Residential	RS 60		7		<N
PD	Planned Development	RS 60	Single Family Residential	RS 60		7		<N
MTC	McKinney Town Center	MTC-HC	MTC-Historic Core	MTC-HC		Unlimited	See character districts	<N
RD-30	Duplex Residential	RD 30	Duplex Residential	RD 30		14.5		<N
MTC	McKinney Town Center	MTC-HC	MTC-Historic Core	MTC-HC		Unlimited	See character districts	<N
RD-30	Duplex Residential	RD 30	Duplex Residential	RD 30		14.5		<N
MTC	McKinney Town Center	MTC-HC	MTC-Historic Core	MTC-HC		Unlimited	See character districts	<N
MTC	McKinney Town Center	MTC-DC	MTC-Downtown Core	MTC-DC		Unlimited	See character districts	<N
PD	Planned Development	O-1	Neighborhood Office	O-1		0		<N
PD	Planned Development	RS 60	Single Family Residential	RS 60		7		<N
MTC	McKinney Town Center	MTC-DE	MTC-Downtown Edge	MTC-DE		Unlimited	See character districts	<N
PD	Planned Development	RS 60	Single Family Residential	RS 60		7		<N
MTC	McKinney Town Center	MTC-HC	MTC-Historic Core	MTC-HC		Unlimited	See character districts	<N
RS-60	Single Family Residential	RS 60	Single Family Residential	RS 60		7		<N
RD-30	Duplex Residential	RD 30	Duplex Residential	RD 30		14.5		<N
RD-30	Duplex Residential	RD 30	Duplex Residential	RD 30		14.5		<N

1 (0 out of 1629 Selected)

ZoningBaseLayer

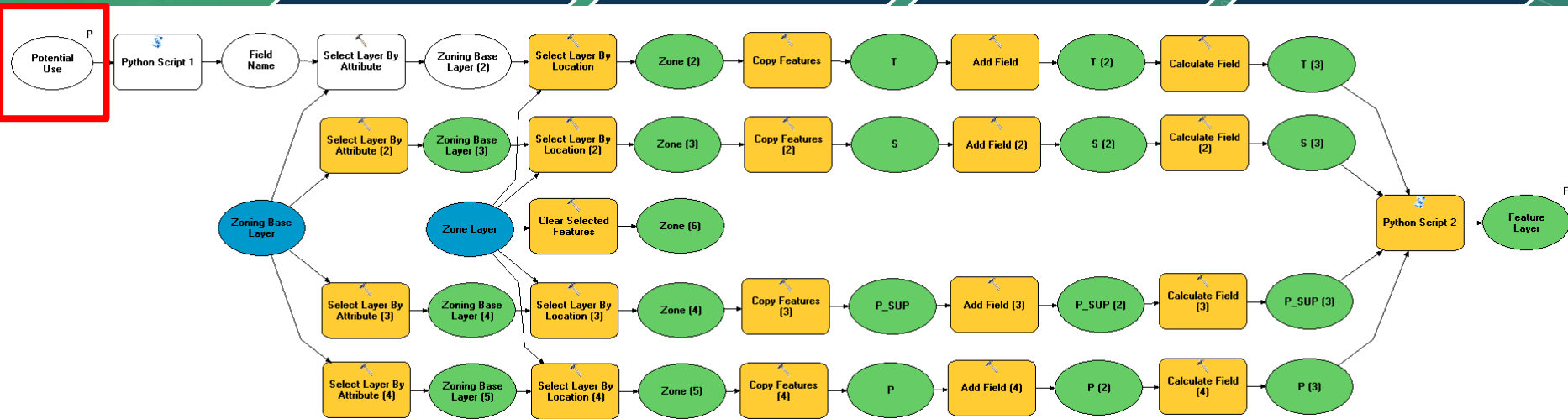
# PROCESS

*Schedule of Use  
Compilation*

*Georeferencing*

*Ordinance Review*

**Application  
Development**



### Choose a Land Use

Land Use Tool

Legend

Land Use Category

Please Select

Please Select

All

Residential

Transportation

Educational / Institutional

Accessory / Utility / Incidental

Recreational / Entertainment

Commercial / Retail

Industrial

Agricultural

[Help](#)

Run

### Choose a Land Use

Land Use Tool

Legend

Land Use Category

All

Land Use

Accessory building or use

Accessory building or use

Accessory dwelling

Agricultural and ranching uses

Airport or landing field, and/or aircraft hangar

Amusement; commercial, indoor

Amusement; commercial, outdoor

Antique shop

Apparel and accessory store

Apparel and related manufacture

Art supplies

Assisted living facility, nursing or rest home

Auto display and sales

Auto painting or body shop

Auto parts sales; indoor

Automobile, Trailer, Light Truck, Tool Rental

Bait shop

Bakeries; wholesale

Bakery or confectionary; retail

Banks and financial institutions

Barber or beauty shop

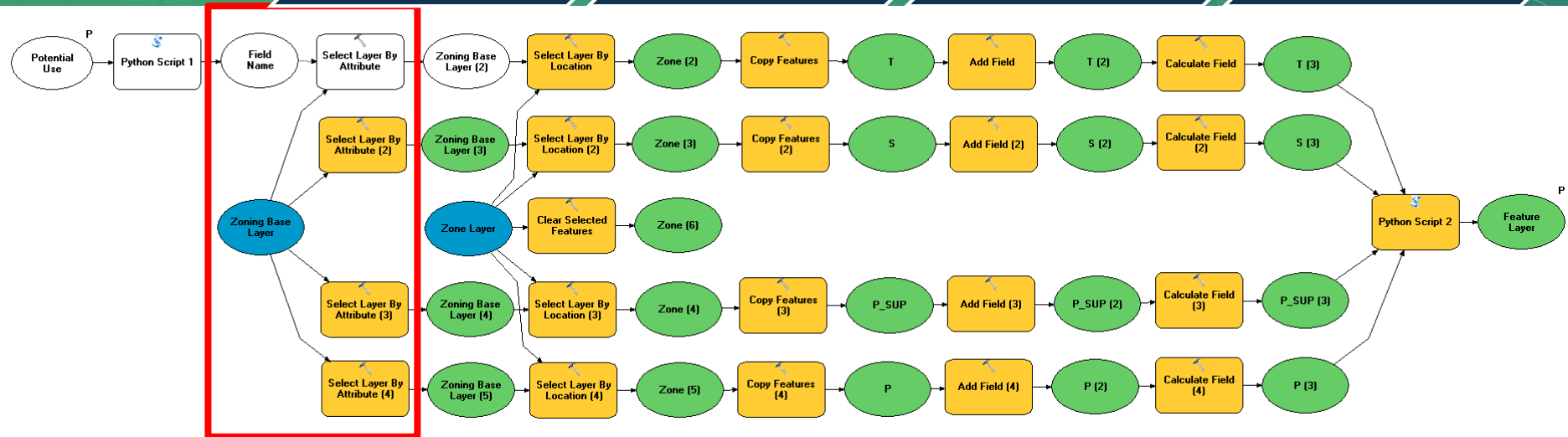
# PROCESS

*Schedule of Use  
Compilation*

*Georeferencing*

*Ordinance Review*

**Application  
Development**



## Choose a Land Use

Land Use Tool

Legend

### Land Use Category

Residential

### Land Use

Multiple family dwelling

### Search

Search for a Land Use

Run

Permitted

Permitted by Specific Use Permit

Specific Use Permit Required

Temporary Permit Required

Permitted with Criteria

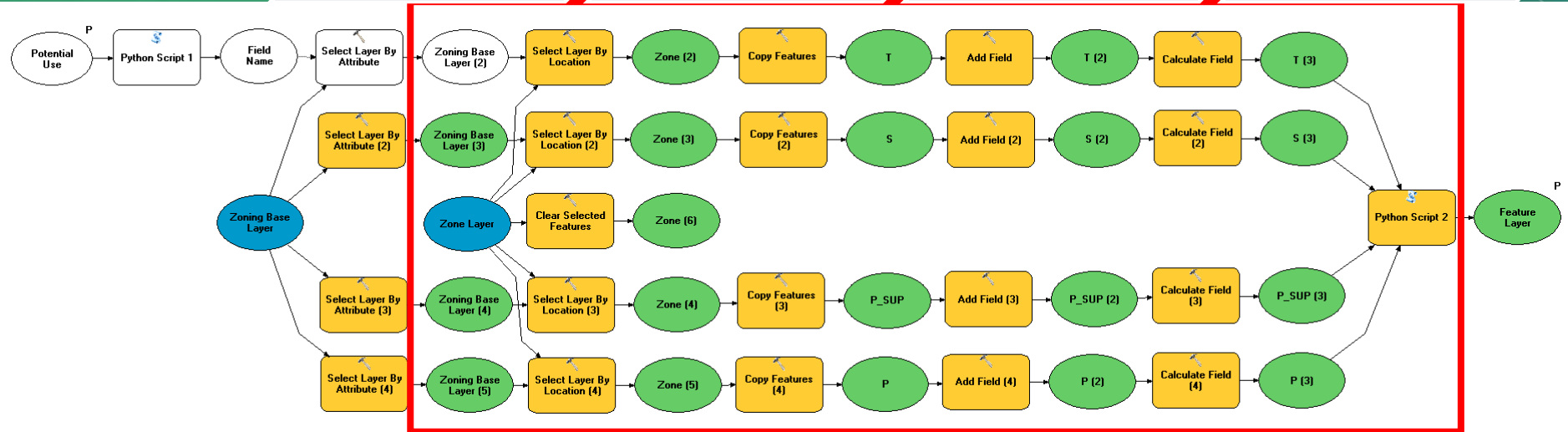
# PROCESS

*Schedule of Use  
Compilation*

*Georeferencing*

*Ordinance Review*

*Application  
Development*



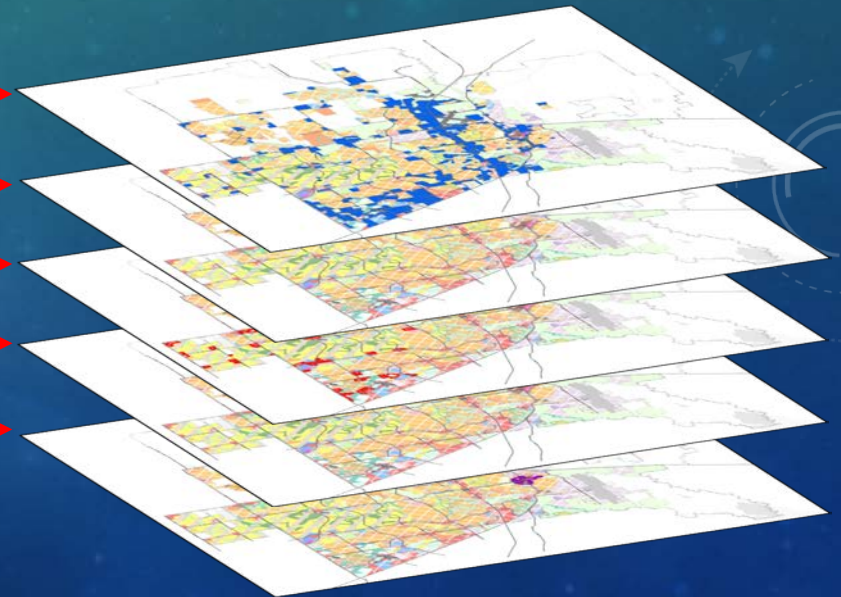
Permitted

Permitted by Specific Use Permit

Specific Use Permit Required

Temporary Permit Required

Permitted with Criteria



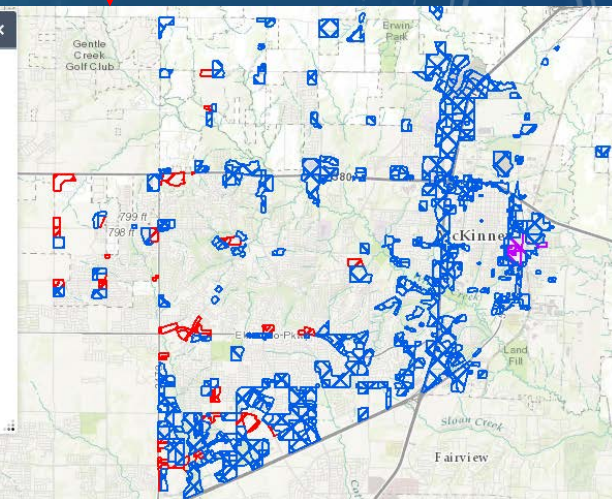
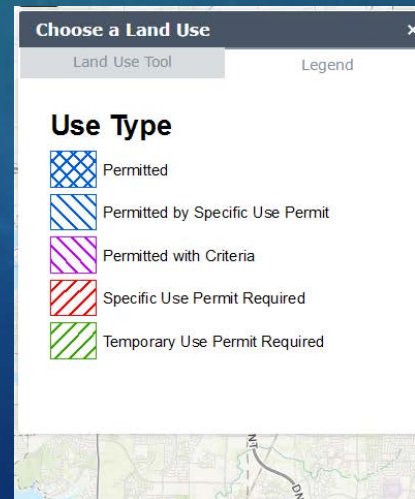
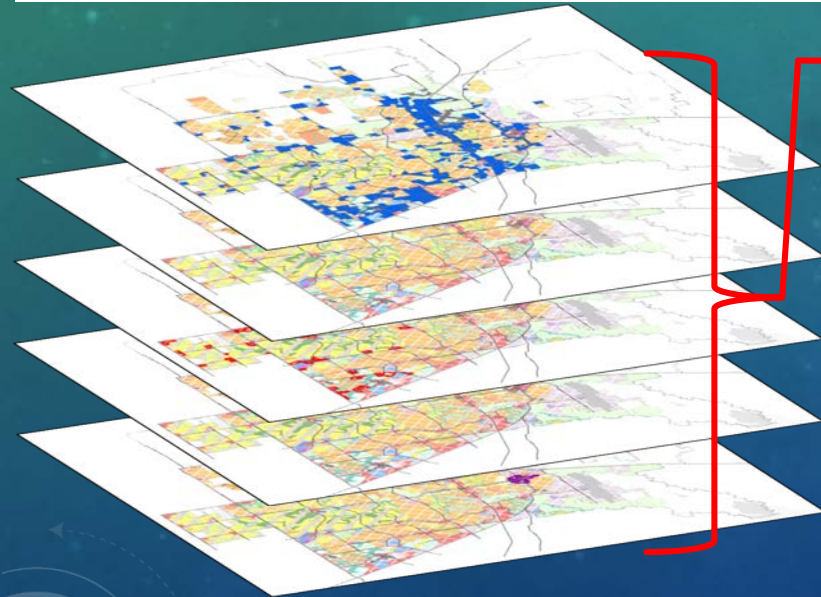
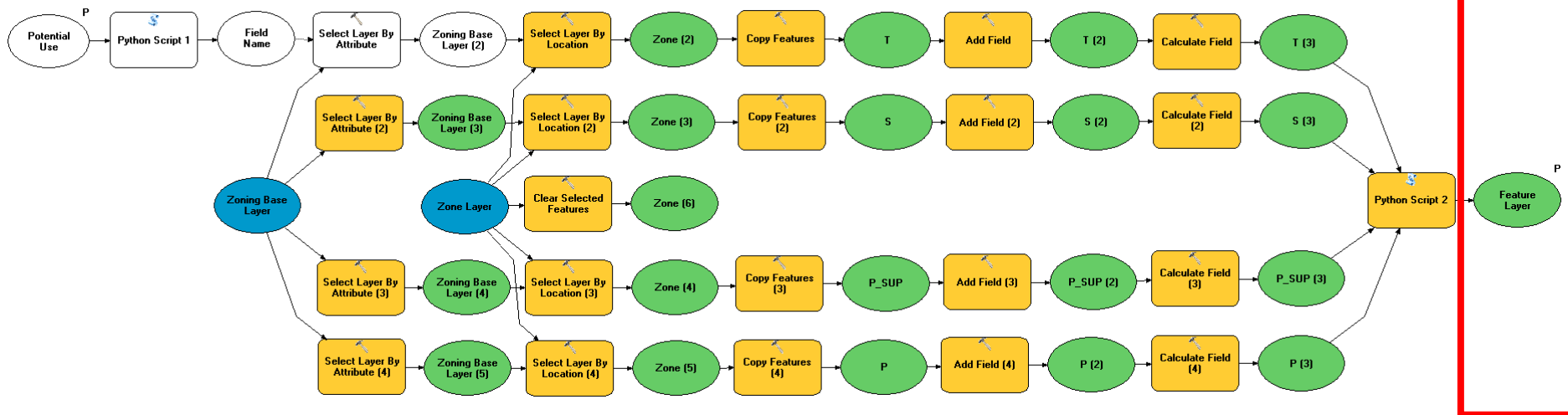
# PROCESS

*Schedule of Use  
Compilation*

*Georeferencing*

*Ordinance Review*

**Application  
Development**



# NUANCES - DISCLAIMER

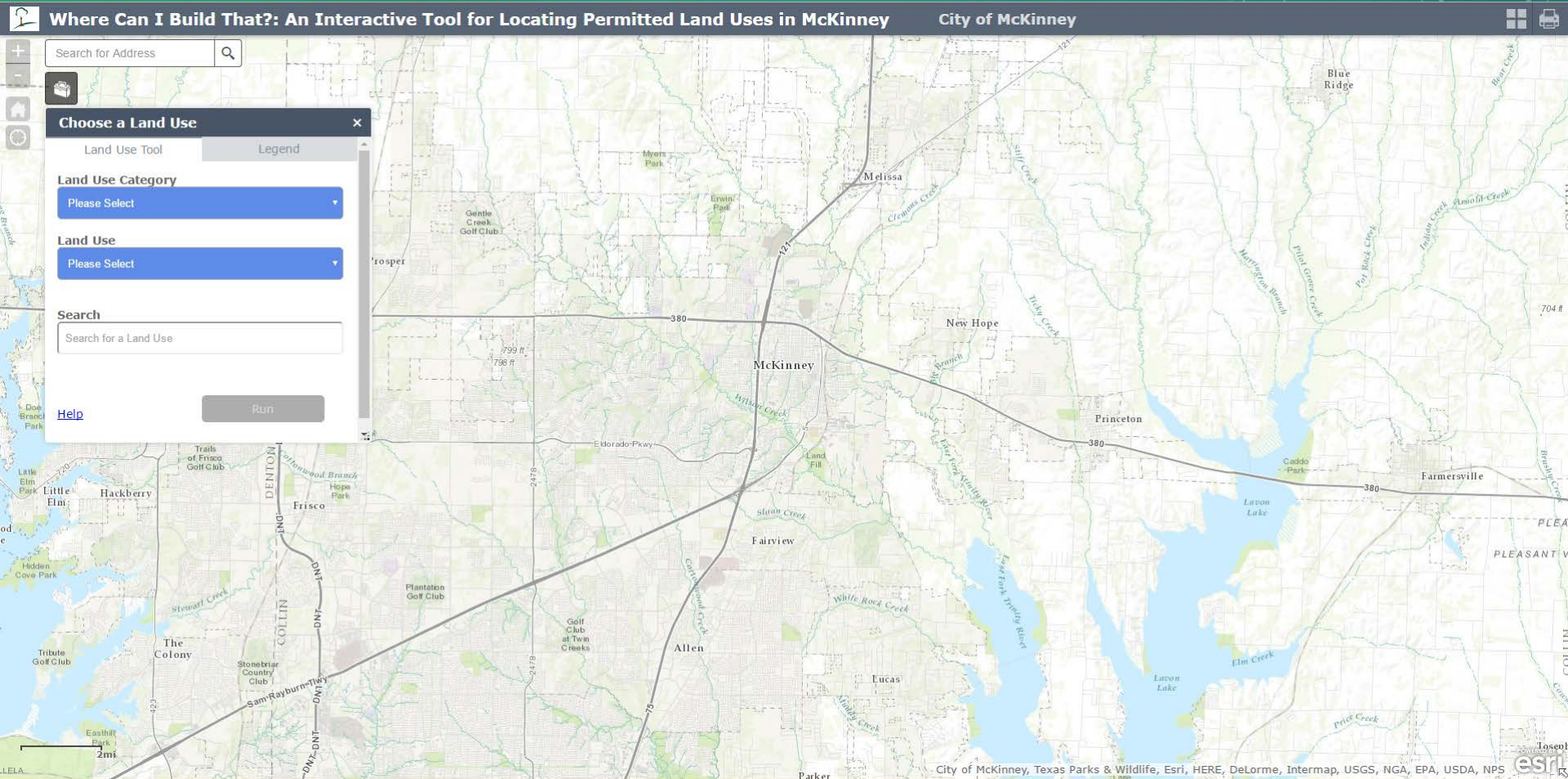
**DISCLAIMER: THE INFORMATION CONTAINED IN THIS MAP IS NOT AN OFFICIAL ZONING MAP OR LAND USE MAP.**

The information contained in this map has been compiled for the exclusive use of the City of McKinney and is distributed for the convenience of the user. Various official and unofficial sources were used to gather this data, and it does not represent an on-the-ground survey. Any property boundaries shown are approximate only. **Every effort was made to ensure the accuracy of this data, but it was not prepared for and may not be suitable for legal, engineering or surveying purposes.** As such, the City does not certify or warrant the authenticity, accuracy (including, but not limited to, errors of scale, resolution, rectification, positional accuracy, development methodology, time period, environmental, and climatic conditions specific to this GIS data), quality, reliability, completeness, content, suitability or timeliness of information. This information is provided on an "as is" basis. The act of distribution of information does not constitute or imply any warranty. Any person or entity who relies on any information obtained from these files or tools does so at his or her own risk. The City of McKinney specifically disclaims any and all liability for any special, indirect, exemplary, incidental or consequential claims or damages that may result from providing this data, or from the use, misuse, or inability to use this data, including, but not limited to, loss of anticipated profits or benefits arising out of use or reliance on the data. The City of McKinney is neither responsible nor liable for any viruses or other contamination of or damage to your system due to use of this data.

**Zoning Verification:** To request a Zoning Verification Letter, please contact Kathy Wright, Planning Technician with the McKinney Planning Department at 972.547.7409. Please have the property address and/or property ID number (from the Collin Central Appraisal District) available for your request.

For more information or clarification about the purpose of this information, please contact Neil Rose, GIS Planner with the City of McKinney Planning Department at 972.547.7405.

# LIVE DEMONSTRATION



QUESTIONS?

# QUESTIONS?

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