City of McKinney

Paul Grimes – City Manager
McKINNEY FIRST
CITY COUNCIL GOALS & STRATEGIES

- Direction for Strategic & Economic Growth
- Financially Sound Government
- Operational Excellence
- Enhance the Quality of Life in McKinney
- Maximize the Development Potential of the McKinney National Airport
- Safe & Secure Community
City of McKinney – Taxable Value History
### Historical Population Estimates

<table>
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<tr>
<th>Year</th>
<th>Population</th>
<th>Year</th>
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21% Growth
Southern Cities Growing Quickly

The 15 Fastest-Growing Large Cities by Percent Change Between July 1, 2015, and July 1, 2016

-...
2017 Updates – Summary

- Approximately $1.3 Billion of New Value
- 2.9 Million sq/ft Added (Non-Residential)
- 2,521 Single-Family Permits Issued
- 3.1% Unemployment
- Re-evaluating Development Related Ordinances
- Update to Airport Layout & Master Plan
- Update to City Land-Management Software
Development Highlight – Craig Ranch Hotel & Conference Center

- $100 Million Project
- Marriott Autograph Collection
  - 208,000 sq/ft
  - 285 Rooms
  - TPC & Craig Fitness/Spa Access
  - Lazy River
  - 350 Stall Garage
- Est. Completion of 2020
Development Highlight – Independent Bank Headquarters

- $45-50 Million Project
- 400 Jobs
- Est. Completion of 2020
Development Highlight – Davis at the Square

- $41 Million Project
- Residential Units
- Retail Space
- Office Space
- Est. Completion of 2018
Development Highlight – PACCAR Dynacraft Facility

- $20 Million Project
- Manufacturer of Peterbilt, Kenworth, & DAF
- 200 Jobs
- Est. Completion of 2019
Development Highlight – Playful Corp.

- $6.5 Million Project
- 58,000 sq/ft Global Headquarters
- Partnerships Include:
  - Microsoft
  - GameStop
  - Sony
- Est. Completion of 2018
Development Highlight – FBO Terminal & Hangar

- $16 Million Project
- 17,000 sq/ft Terminal
- 40,000 sq/ft Hangar
- Public Private Partnership Between:
  - City of McKinney
  - MEDC
  - MCDC
  - Western, LLC
- Est. Completion of 2019
Development Highlight – 190 Acre Land Purchase

- $23 Million Purchase Agreement
  - Cash Funded from Reserves
- Approximate Location
  - FM546 & Enloe Road
- Identified Growth Area in Recent Airport Master Plan Update
- Est. Closing by End of February
Development Highlight – Southgate McKinney

- Formerly Gateway
- Development Team Led by KDC
- Site Proposal Includes:
  - Free Standing Office
  - Boutique Office Over Retail
  - Multi-Family
  - Dining
  - 2 Acres Green Space
  - Performance Stage
How Does The City Handle Growth?

- **$650 Million – Total 5-Year Capital Improvement Budget**
- $52.1 Million – Airport
- $24.4 Million – Drainage
- $35.6 Million – Facilities
- $21.3 Million – Fire Improvements
- $9.5 Million – Library
- $65.7 Million – Parks
- $149.5 Million – Streets
- $8.6 Million – Traffic
- $198.9 Million – Water
- $84.2 – Wastewater
How Does The City Handle Growth?

- Update to Comprehensive Plan & Engineering Designing Manual
- Consolidate Long-Range CIP to Short Range
- Expedite Annual CIP Budget Activities
- More Frequent/Thorough Assessments of Infrastructure
- Being Regionally Aware/Involved
  - Collin County
  - NCTCOG
  - NTMWD
  - TxDOT & NTTA
  - Federal & State Legislation
Development Future – What’s on the Horizon

- Only 48% Developed
- Public/Private Partnerships
  - McKinney Air Center
  - Davis At The Square
  - Playful Corporation
  - Craig Ranch Hotel & Resort
  - Dr. Pepper Stars Center Expansion
- Regional Transportation & Transit Plans
  - NCTCOG Transportation Plan
  - Collin County Transit Study with MUTD & Various Entities
- 121 Corridor Expansion
  - Adding Lanes 7 & 8
Development Future – Getting Involved

- Professional Services Used to Leverage City Resources for Efficient Service Delivery
- All Information Pertaining to Purchasing Process:
  - www.mckinneytexas.org/purchasing
- 3-Year Statements of Qualifications for On-Call Street & Utility Professional Services Coming Soon
- Emphasis Placed on Consultants with High Amount of Relevant/High-Growth Experience
- Encourage Involvement in Local Issues Impacting McKinney & Greater Region
Questions???