



COLLIN COUNTY

Public Works Department
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September 23, 2013

To: Judge Self and Commissioners

From: Jon Kleinheksel, Director of Public Works *K*

Re: Request to abandon a portion of Piccadilly Ave in the Westminster Original Donation

Wesley Smart has petitioned Collin County to abandon a portion of the Piccadilly Ave dedicated, undeveloped right-of-way within the Westminster Original Donation plat adjacent to his lot (see attached exhibits). This tract of land was reserved to accommodate a future extension of Piccadilly southward from W Houston St. However, these plans were never pursued and thus, never materialized.

Since the tract borders Mr. Smart's property to the west and is very close to his house, he is not allowed to develop the area to improve the aesthetics by, for example, constructing a fence. For this reason, Mr. Smart wishes to exercise his first option as adjacent landowner to purchase the property and pay for all costs associated (please reference his letter of intent).

The appraisal fee cost is \$1,000, which Mr. Smart has agreed to pay (see attached email correspondence). The appraised value of the right-of-way will be presented to the Court when available, along with Smart's letter of agreement to pay same.

If you have any questions in regards to this matter, please contact me and I will respond accordingly.

Regards,

Jon Kleinheksel
Director of Public Works