



LETTER OF INTENT

Malouf Interests, Inc.
Old Parkland - Freedom Place
4143 Maple Ave., Suite 325
Dallas, TX 75219

October 4, 2024

Ramie Hammonds
Director of Development Services
City of Sanger
201 Bolivar Street/PO Box 1729
Sanger, TX 76266

RE: Amend City of Sanger Ordinance 12-32-22

Ms. Hammonds:

Malouf Interests, Inc. respectfully requests to make the following amendments to City of Sanger Ordinance 12-32-22 related to Section 5.B.1.a – Residential Development Standards/Design Features for Single Family Residential Buildings.

“Except as otherwise provided below, all Single Family Residential attached or detached buildings will comply with the City of Sanger Exterior Façade Design Criteria Manual Points System – dated October 7, 2019...add”

vii. Side facades facing a street may provide two window openings with the planting of an additional tree in the side yard.

viii. In the 2019 Exterior Facade Design Criteria Manual – Residential Development 1. Single Family and Duplex Development - #8 Earn a score of at least 15 points based on the scoring criteria listed below...add the following options:

- Decorative garage door hardware - 2 points
- Horizontal banding (rowlocks/ soldier course across front facade) - 2 points

The purpose of the request is to provide the single-family home builder, which as unknown and the time of original PD, enough flexibility to meet design requirements in accordance with modern home design and appearances.

Sincerely,

Malouf Interests, Inc.