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Multi Family-One

Planned Development District permitting the construction of apartments in accordance with Article IV "Permissible Uses" of the UDC of the City of Grand Prairie, Texas, for the Multi Family-One District subject to the approval of a site plan by the City Council after recommendation by the Planning and Zoning Commission. The requisite site plan to be drawn in accordance with Article XVI "Site Plan Approval" of the UDC of the City of Grand Prairie, Texas. The area zoned Multi Family-One shall be built to all codes and requirements of the City of Grand Prairie, Texas, and in addition thereto shall be governed by the following special requirements- 1) dedication of rights-of-way for Warrior Trail and payment of the developer's pro rata share for curb and gutter and street paving; 2) all drainage shall be improved to all City codes at the developer's expense; 3) that the density for area shall not exceed 15 units per acre; and 4) that the developer take out a building permit within 24. months after the completion of Great Southwest Parkway.

The requisite site plan may be approved in whole or in part provided the elements influencing the development of the entire tract, such as access, parking and circulation are considered by the partial site plan.