

DEVELOPMENT ACTIVITY REPORT

FIRST QUARTER - 2023



Grand Prairie, TX

PLANNING & DEVELOPMENT
DEPARTMENT



JANUARY - MARCH 2023



PUBLISH DATE: APRIL 2023

WWW.GPTX.ORG



GENERAL INFORMATION



Pre-Application Meetings

72



Volume of Submittals
Breakdown by App Type-Energov

Plats.....	24
Site Plans.....	6
Zoning Changes.....	9
Specific Use Permits.....	10
Comp. Plan Amendment.....	3
Text Amendments.....	4
Zoning Board of Adjustments.....	18
Zoning Verification Letters.....	17
Variances.....	1



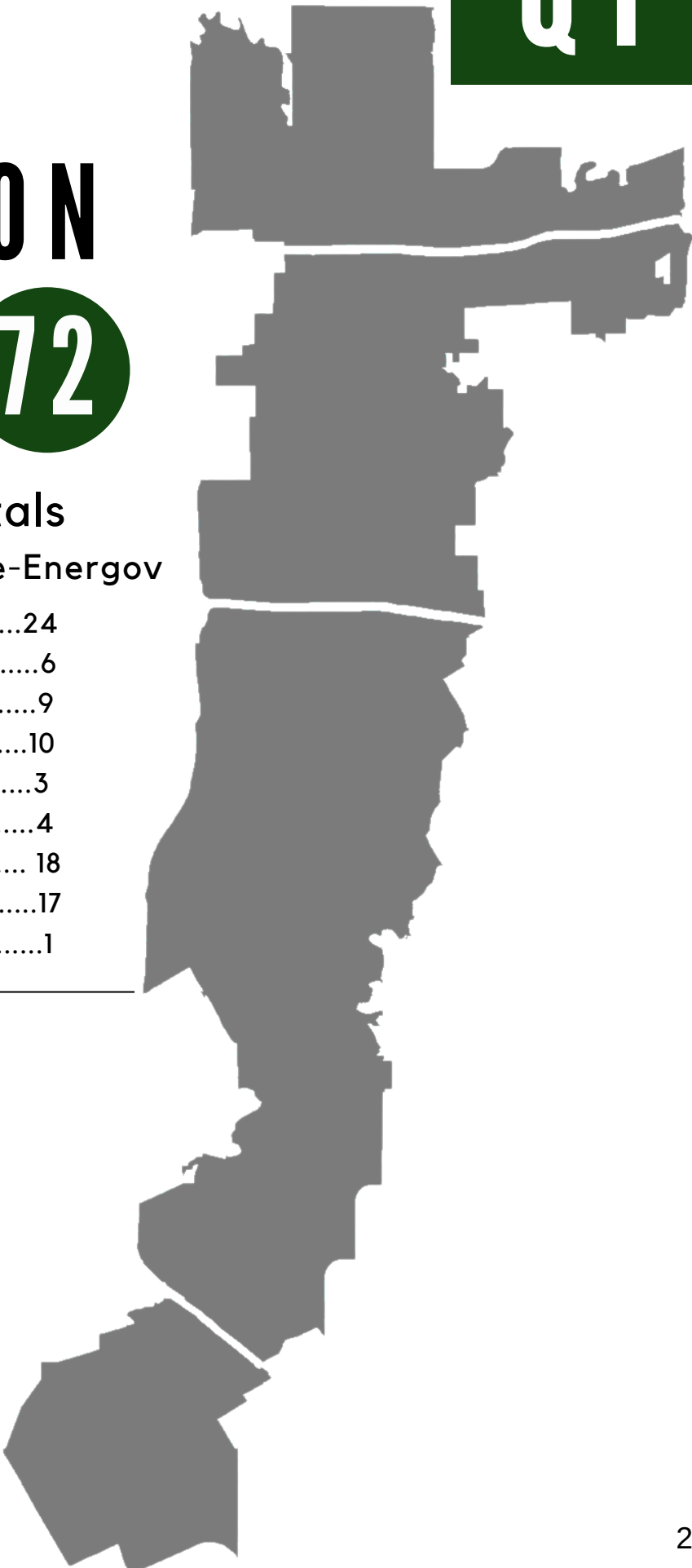
Overall # of Building Permits Applied For

2,681



Overall # of Building Permits Issued

1,641



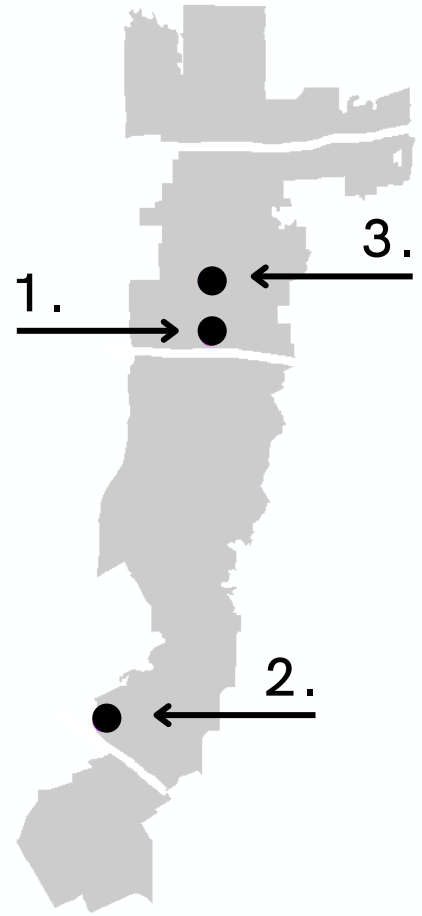
JANUARY - MARCH 2023

COMMERCIAL

Q1

4

Zoning Changes Approved.....	1
Specific Use Permits Approved.....	2
Site Plans Approved.....	4
# of Building Permits Issued.....	6
Square Footage Approved.....	210,361



1. ANDRETTI INDOOR KARTING & GAMES

Andretti Indoor Karting and Games is an entertainment destination coming to the northeast corner of State Highway 161 and South Forum Drive. The proposed 93,000 sq. ft. entertainment facility will include indoor electric karting, arcade games, laser tag, bowling, and a full restaurant.



2. INTERNATIONAL LEADERSHIP OF TEXAS K-8

The International Leadership of Texas K-8 school is coming to 10701 Heritage Parkway. The proposal is for a school and athletic fields to accommodate enrollment of 1,400 students. The school has a building footprint of 97,564 sq. ft. and 57 classrooms.



Locations based on building permits approved.

3. GRAND CENTRAL CROSSING

A new retail center, Grand Central Crossing is coming to 2810 State Highway 161 joining the recent 7 Brew Coffee and the Courtyard by Marriott – all east of Epic Central. The proposed multi-tenant building is for retail, restaurants, and a bank with a drive-through. The proposed 10,963 sq. ft. building consists of 2,600 sq. ft. of retail, 4,863 sq. ft. of restaurant, and 3,500 sq. ft. of bank. The proposed restaurant will provide 3,700 sq. ft. of dining area, including an indoor seating area and an outdoor patio.



JANUARY - MARCH 2023

INDUSTRIAL

Q1

Zoning Changes Approved.....	0
Specific Use Permits Approved.....	1
Site Plans Approved.....	4
# of Building Permits Issued.....	2
Square Footage Approved.....	48,575

1. BELL HELICOPTER - TEXTRON INDUSTRIAL PARK

The Bell-Textron campus at 1700 N Highway 360 is adding a new 35,000 sq. ft. building. The construction is for a new office and laboratory.



Locations based on building permits approved.

JANUARY - MARCH 2023

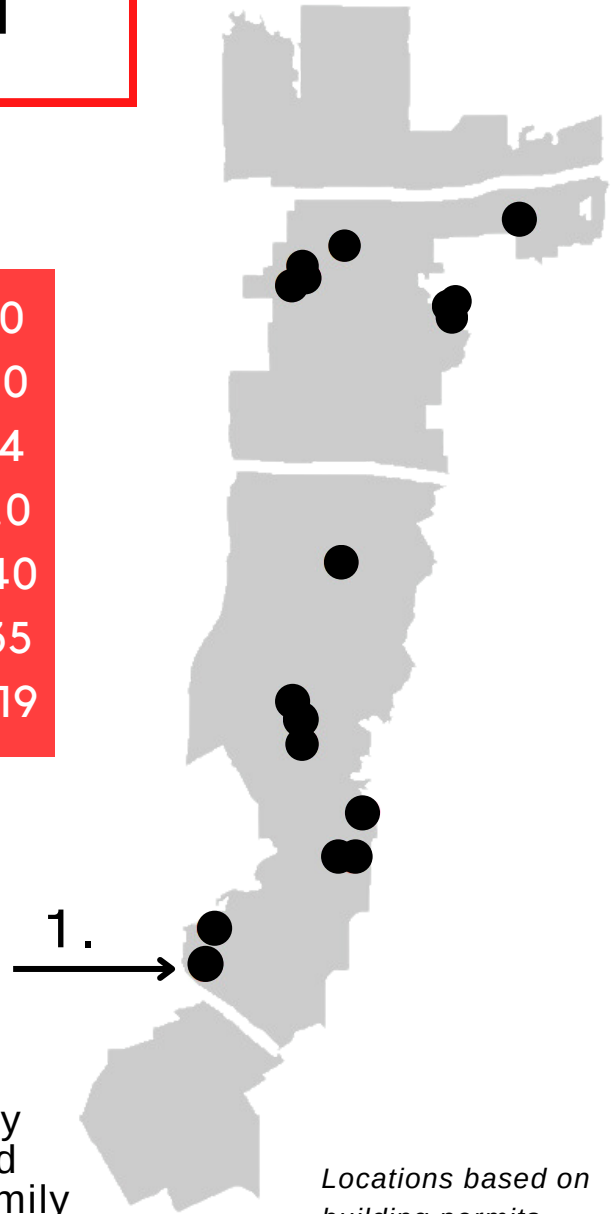
MULTI-FAMILY

Zoning Changes Approved	2
Specific Use Permits Approved.....	0
Site Plans Approved.....	3
# of Building Permits Issued	0

JANUARY - MARCH 2023

SINGLE FAMILY

Townhome Zoning Changes Approved.....	0
Townhome Site Plans Approved.....	0
SF Detached Zoning Changes Approved....	4
# of SF Townhome Lots Approved.....	0
# of New SF Detached Lots Approved.....	40
# of Building Permits Issued.....	35
ZBA Residential Variances Approved.....	19



Locations based on building permits approved.

1. HERITAGE TOWNE

Heritage Towne is a 76.96 acre development located in the northeast corner of State Highway 360 and US 287 off of Davis Drive. The Planned Development (PD-399A) includes 105 single family lots, which are currently under construction. Future phases include multi-family and general retail uses.



STATS AT A GLANCE

First Quarter Stats | 2023

Building Permits Issued: 2022: 2,419
2023: 1,641

Commercial New Construction Permits Issued: 2022: 10
2023: 8

Commercial New Construction Valuations over \$10 Million: 2022: 3
2023: 3

Multi-Family New Construction Permits Issued: 2022: 7
2023: 0

Multi-Family New Construction Number of Units: 2022: 1,974
2023: 0

Single Family New Construction Permits Issued: 2022: 140
2023: 35

Inspections Made: 2022: 12,478
2023: 9,115

