



PLANNING

To: Mayor and Town Council

From: David Hoover, AICP, Director of Development Services

Through: Mario Canizares, Town Manager
Chuck Ewings, Assistant Town Manager

Re: Development Agreement for Prosper Flex Park

Town Council Meeting – February 10, 2026

Strategic Visioning Priority: 3. Commercial Corridors are ready for Development

Agenda Item:

Consider and act upon authorizing the Town Manager to execute a Development Agreement between Prosper Trail Commercial, LP and the Town of Prosper relative to Prosper Flex Park. (DEVAGRE-25-0005)

Description of Agenda Item:

On January 13, 2026, the Town Council approved the proposed rezoning request by a vote of 6-0 (Councilmember Andres absent). A Development Agreement has been prepared accordingly.

Budget Impact:

There is no budgetary impact affiliated with this item.

Legal Obligations and Review:

Terrence Welch of Brown & Hofmeister, L.L.P., has approved the attached documents as to form and legality.

Attached Documents:

1. Development Agreement

Town Staff Recommendation:

Town Staff recommends that the Town Council authorize the Town Manager to execute a Development Agreement between Prosper Trail Commercial, LP and the Town of Prosper relative to Prosper Flex Park.

Proposed Motion:

I move to authorize/not authorize the Town Manager to execute a Development Agreement between Prosper Trail Commercial, LP and the Town of Prosper relative to Prosper Flex Park.