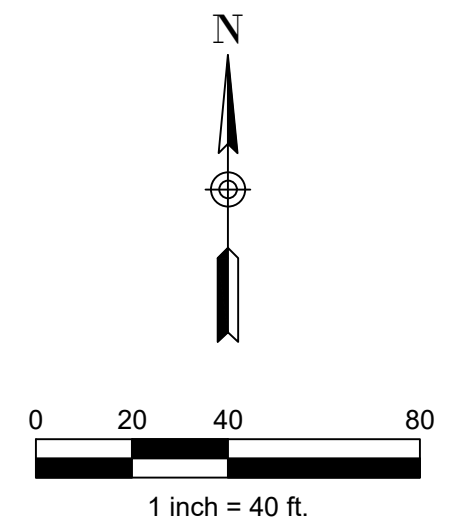
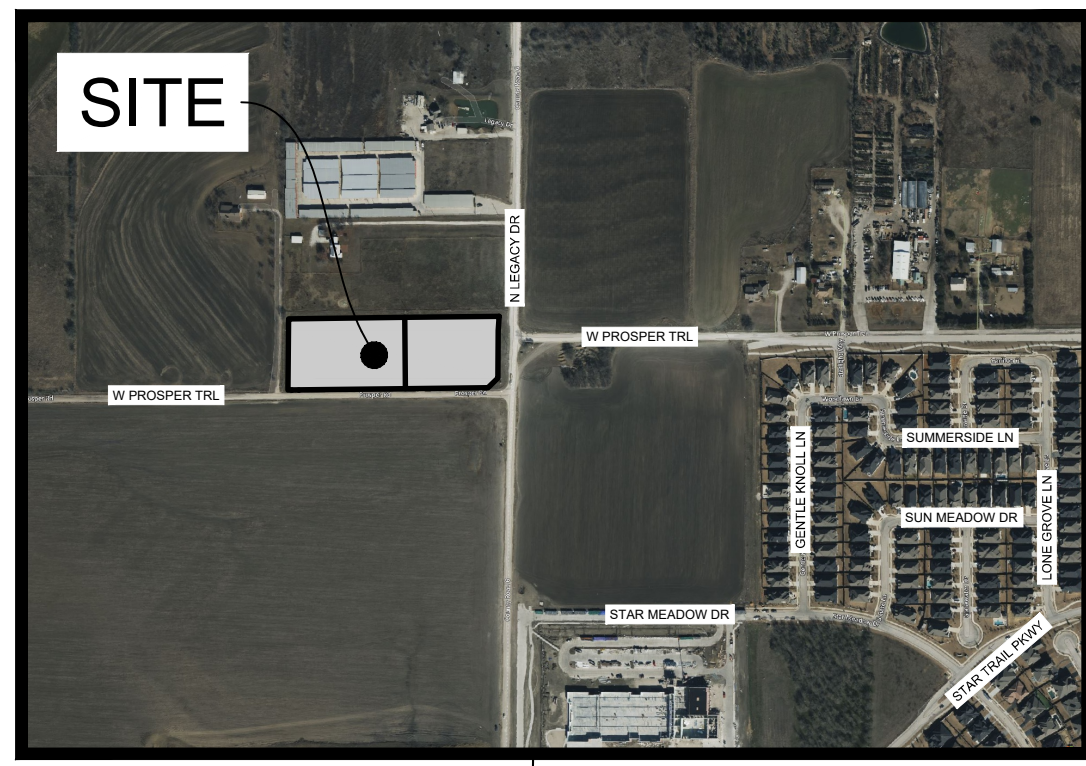


TOWN OF PROSPER GENERAL NOTES:

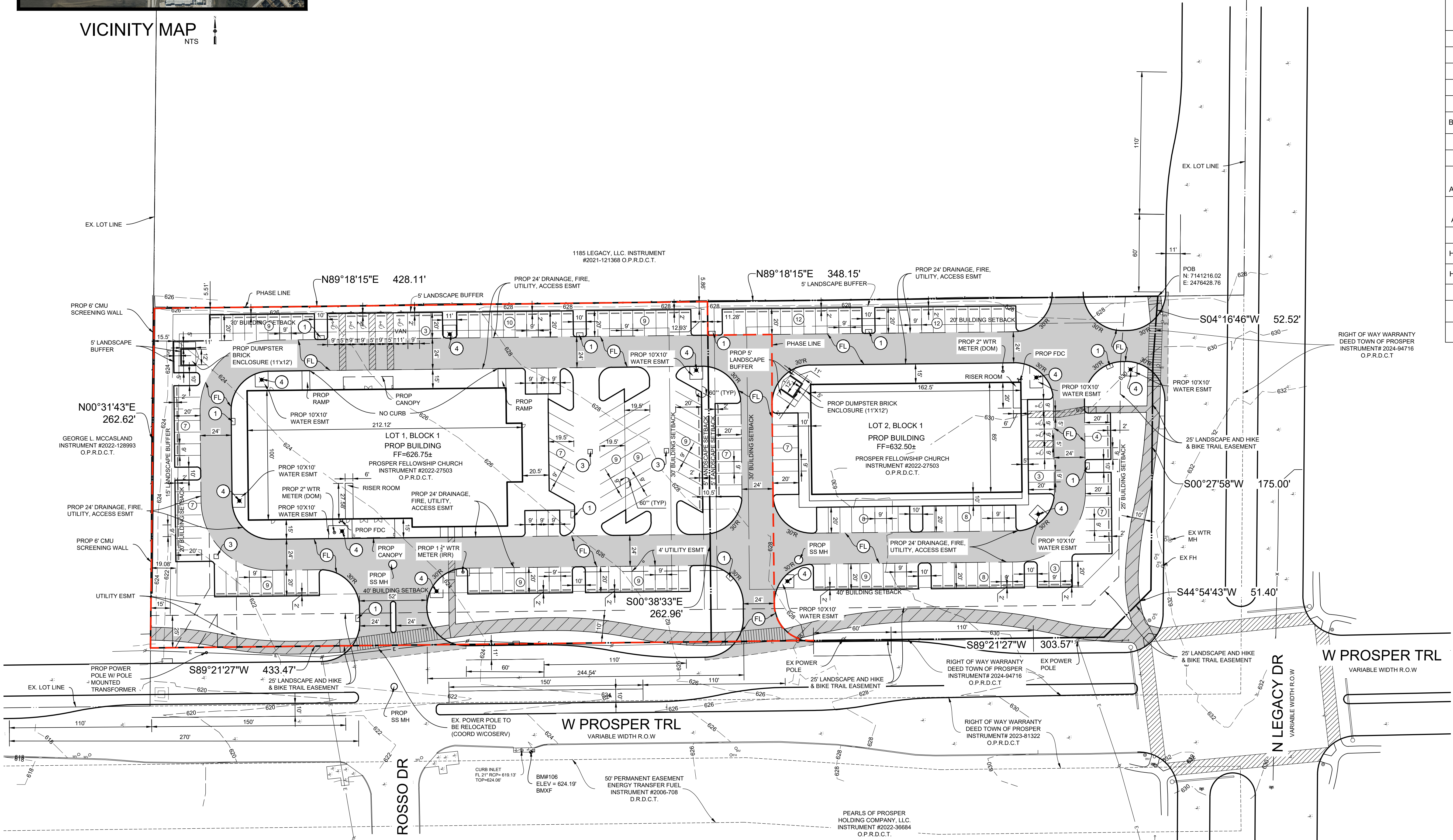
- ALL DEVELOPMENT STANDARDS SHALL FOLLOW TOWN STANDARDS.
- LANDSCAPING SHALL CONFORM TO LANDSCAPE PLANS APPROVED BY THE TOWN OF PROSPER.
- ALL DEVELOPMENT STANDARDS SHALL FOLLOW FIRE REQUIREMENTS PER THE TOWN OF PROSPER.
- HANDICAPPED PARKING AREAS AND BUILDING ACCESSIBILITY SHALL CONFORM TO THE AMERICANS WITH DISABILITIES ACT (ADA) AND WITH THE REQUIREMENTS OF THE CURRENT, ADOPTED BUILDING CODE.
- ALL SIGNAGE IS SUBJECT TO BUILDING OFFICIAL APPROVAL.
- IMPACT FEES WILL BE ASSESSED IN ACCORDANCE WITH THE LAND USE CLASSIFICATION(S) IDENTIFIED ON THE SITE DATA SUMMARY TABLE; HOWEVER, CHANGES TO THE PROPOSED LAND USE AT THE TIME OF CO AND/OR FINISH-OUT PERMIT MAY RESULT IN ADDITIONAL IMPACT FEES AND/OR PARKING REQUIREMENTS.
- THE APPROVAL OF A PRELIMINARY SITE PLAN SHALL BE EFFECTIVE FOR A PERIOD OF TWO (2) YEARS FROM THE DATE THAT THE PRELIMINARY SITE PLAN IS APPROVED BY THE PLANNING & ZONING COMMISSION, AT THE END OF WHICH TIME THE APPLICANT MUST HAVE SUBMITTED AND RECEIVED THE APPROVAL OF A SITE PLAN BY THE PLANNING & ZONING COMMISSION. IF A SITE PLAN IS NOT APPROVED WITHIN SUCH TWO (2) YEAR PERIOD, THE PRELIMINARY SITE PLAN APPROVAL IS NULL AND VOID. IF SITE PLAN APPROVAL IS ONLY FOR A PORTION OF THE PROPERTY, THE APPROVAL OF THE PRELIMINARY SITE PLAN FOR THE REMAINING PROPERTY SHALL BE NULL AND VOID.
- OPEN SPACE REQUIREMENTS SHALL FOLLOW THE ZONING ORDINANCE, PER TRACT. OPEN SPACE SHALL NOT INCLUDE VEHICULAR PAVING, REQUIRED PARKING LOT LANDSCAPE ISLANDS, BUILDING FOOTPRINT, UTILITY YARDS, REQUIRED LANDSCAPE SETBACKS, SIDEWALKS, AND DETENTION POND



VICINITY MAP
NTS

SITE DATA SUMMARY		
ITEM	LOT 1	LOT 2
ZONING	AGRICULTURAL (A)	AGRICULTURAL (A)
PROPOSED USE	CHURCH	CHURCH
LOT AREA (SF / ACRES)	113,065 SF / 2.595AC	89,592 SF / 2.057 AC
BUILDING AREA (SF)	21,060	13,852
BUILDING HEIGHT (FT/STORIES)	29'10" / 2 STORIES	20' / 1 STORY
LOT COVERAGE (%)	18.62%	15.46%
FLOOR AREA RATIO	0.19:1	0.15:1
LOT 1 CHURCH PARKING REQUIRED (MAIN AUDITORIUM= 330SEATS/3=110)	110 SPACES	NA
LOT 2 CHURCH PARKING REQUIRED (MAIN AUDITORIUM= 100SEATS/3=33)	NA	34 SPACES
TOTAL PARKING PROVIDED	112 SPACES	89 SPACES
HANDICAP PARKING REQUIRED	5 SPACES	4 SPACES
HANDICAP PARKING PROVIDED	5 SPACES	4 SPACES
IMPERVIOUS AREA (SF)	82,487	63,194
TOTAL OPEN SPACE AREA REQUIRED (LOT SF * 7%)	7,915	6,271
TOTAL OPEN SPACE AREA PROVIDED	8,442	7,061

LEGEND	
	PROPOSED 24' FIRE LANE, ACCESS, DRAINAGE, AND UTILITY EASEMENT
	PROPOSED 10' HIKE & BIKE TRAIL
#	PROPOSED PARKING COUNT
1	PROPOSED CURB INLET
2	PROPOSED SS CLEAN OUT
3	PROPOSED GRATE INLET
4	PROPOSED FIRE HYDRANT



CASE NO.	DEVAPP-25-0118				
	UDC ENGINEERS 12222 MERIT DR SUITE 425 (469)-387-6907 DALLAS, TX, 75251 WWW.UDCTX.COM TBPE FIRM REG. F-26996				
PRELIMINARY SITE PLAN					
PROSPER FELLOWSHIP CHURCH					
BLOCK 1, LOTS 1-2					
PRELIMINARY SITE PLAN SUBMISSION					
TOWN OF PROSPER, DENTON COUNTY, TEXAS					
REVIEW	DRAWN	DATE	FILE	NUMBER	SHEET
UDC	UDC	05/05/2026	2510	38	C01.00

PROGRESS SET FOR REVIEW ONLY
NOT FOR CONSTRUCTION

JULIO I. OLVERA-LOPEZ
LICENSE NO. 153353
05/05/2026

THIS DOCUMENT IS INCOMPLETE AND NOT INTENDED FOR BIDDING, PERMITTING, OR CONSTRUCTION

BENCHMARKS:
BENCHMARK # 105
A SQUARE CUT ON Y-INLET, 830± WEST OF PROSPER RD AND LEGACY DR INTERSECTION, AND 30± NORTH OF PROSPER RD CENTERLINE.
ELEV = 618.27'
BENCHMARK # 106
A SQUARE CUT ON STORM INLET, ON THE SOUTH CURB LINE OF PROSPER RD, 550± WEST OF PROSPER RD AND LEGACY DR INTERSECTION.
ELEV = 624.19'

U:\Projects\2025\251038 Prosper Fellowship Church - project drawings\01-00 PRELIMINARY SITE PLAN.dwg, 5/19/2026 6:13:23 PM, Abdulrah Khan