



David Jones
Chief City Planner
City of Grand Prairie

David,

The Wolff Company is a third-generation family owned private equity and development company with 70 years of multifamily experience. The firm has active residential communities throughout the country with approximately 10,000 units under construction or in planning. The Wolff Company is excited about the prospect of leveraging our expertise to develop the Grand Prairie Apartments at Forum Drive.

Each multifamily phase will feature a standalone clubhouse and amenity space. The proposed community amenity package for each phase includes a resort-style outdoor pool, conference room, media lounge, game area and a “state-of-the-art” fitness center. The units will be designed with superior quality finishes including slab countertops, upgraded fixtures, and stainless-steel appliances.

Please see the following representative list of project amenities and features –

Representative Community Amenities

- Urban inspired architecture
- Clubhouse
- Controlled Access/Gated
- “State of the Art Fitness” Center with cardio and flex space
- Professional On-Site Maintenance
- Professional On-Site Management
- Billiard and Gaming Room
- Clubroom with catering kitchen overlooking the pool
- Wi-Fi access in amenity areas
- Branded Coffee Bar
- Conference room with TV and Teleconferencing capabilities
- Package concierge with email notification
- Digital Cable and Internet
- Resort inspired pool featuring cabana and wet deck
- Poolside outdoor kitchen with grilling stations
- Bicycle parking for residents
- Relaxing outdoor lounge area with fire pit
- Private garage, carport, and surface parking
- Pedestrian pathway throughout open spaces with linkages between phases

Representative Apartment Amenities – Available in Select Units

- Designer inspired color schemes
- Contemporary Euro style cabinets
- Expansive nine-foot ceilings
- Custom closets and built-ins
- Chef inspired kitchens
- Ceramic tile backsplash in kitchen
- Designer appliances
- Programmable thermostats
- Upgraded lighting with LED fixtures
- Integrated USB ports
- Wood styled plank flooring in living, dining, and kitchen
- Contemporary Slab Countertops in kitchen and bath
- Euro style vanities in bath
- Ceramic tile flooring in bath
- Personal patios, private yards, and balconies

The Wolff Company appreciates the opportunity to work with the City of Grand Prairie on this project and specific application. The development has fantastic characteristics that will make it a desirable apartment community and an attractive addition to the City. We look forward to the continued progress and advancing design and entitlements in 2018.

Respectfully,

Jeff Moten, VP Development

The Wolff Company

FORUM AT SARA JANE APARTMENTS – REPRESENTATIVE COMMUNITY AMENITIES



FORUM AT SARA JANE APARTMENTS – REPRESENTATIVE RESIDENTIAL UNITS

