



Fort Bend County Engineering
FORT BEND COUNTY, TEXAS

J. Stacy Slawinski, P.E.
County Engineer

March 8, 2024

Judge KP George
Fort Bend County Judge
301 Jackson Street
Richmond, Texas 77469

RE: Major Thoroughfare Plan modifications to Bissonnet Street in Trillium

Dear Judge George:

Fort Bend County Engineering respectfully requests modifications to the Fort Bend County Major Thoroughfare Plan (MTP). The street lies within the City of Houston Extraterritorial Jurisdiction. The City of Houston updates their Major Thoroughfare and Freeway Plan once a year, beginning in March. An amendment is being presented to the City of Houston in 2024 for formal action. The requested modifications are as follows:

- **Bissonnet Street** – modify classification from a Major Thoroughfare to a Collector Road from FM 1464 to Harlem Road and adjust the western alignment to the north of the Centerpoint easement.

A copy of the map is attached for your review. The public hearing date for acceptance of the change is being scheduled. If you should have any questions, please give me a call 281-633-7515.

Sincerely,

Sandy Garza
Special Projects Coordinator – Development

SG/cv

cc: Commissioner Vincent M. Morales, Jr., Pct. 1
Commissioner Grady Prestage, Pct. 2
Commissioner W. A. Andy Meyers, Pct. 3
Commissioner Dexter L. McCoy, Pct. 4
Mr. J. Stacy Slawinski, P.E., County Engineer
File

301 Jackson St., Suite 401 | Richmond, TX 77469
Phone 281-633-7500



January 11, 2024

Commissioner Dexter McCoy
Fort Bend County Commissioners' Court
c/o Fort Bend County Engineering
301 Jackson Street, 4th Floor,
Richmond, Texas, 77469

RE: Bissonnet Street in Trillium MTFP Amendment Request

Dear Commissioner McCoy,

On behalf of TPHTM 1465, LLC, we, META Planning + Design, respectfully submit a Major Throughfare Plan amendment request for the segment of Bissonnet Street located between FM 1464 and Harlem Road. Currently, per Fort Bend County and the City of Houston's Major Throughfare Plan, this segment of Bissonnet Street is classified as a major throughfare, but it is requested to downgrade this portion of Bissonnet Street to a major collector.

The Trillium development is a single-family residential development consisting of approximately 410 acres of land located in the City of Houston's ETJ in Fort Bend County. Trillium is bounded by two major thoroughfares- FM 1464 to the east and Harlem Road to the west. Additionally, Trillium is bisected by major collector Westmoor Drive, which runs north-south through the tract, and proposed major throughfare Bissonnet Street, which runs east-west through the tract.

The developer is proposing to downgrade the segment of Bissonnet Street that is located between FM 1464 and Harlem Road from a major throughfare to a major collector. This portion of Bissonnet Street is approximately 1.7 miles (8,980' feet) in length and is constructed within the Mission Trace subdivision until the northern boundary of the Trillium development. Existing Bissonnet Street in Mission Trace has been constructed to major throughfare standards (including a 100' dedication of right-of-way). While it is proposed to change the classification of this portion, it is not proposed to change any of the existing infrastructure or right-of-way along Bissonnet Street within Mission Trace.

In this region of Fort Bend County, there is a strong network of existing major thoroughfares that serve the regional community. Just to the north of Bissonnet Street is Beechnut Street and just to the south is West Belfort- both roadways carry traffic running east/west. For north/south traffic, Harlem Road and FM 1464 are existing strong connectors. These major thoroughfares carry regional traffic between major destinations that are miles apart. The thoroughfares are also supported by numerous major collectors that connect thoroughfares to local neighborhoods and bring regional trips to their local destinations. This strong regional network of major thoroughfares puts Bissonnet Street in an optimal location to function as a major collector within Trillium.

The portion of Bissonnet Street that traverses the Trillium Development is the last portion of planned Bissonnet Street that remains unbuilt. Per Fort Bend County's Major Throughfare Plan, Bissonnet Street is planned to dead-end at Harlem Road. There is an existing CenterPoint power transmission facility on the west side of Harlem Road that blocks any road extension further west. This last segment of Bissonnet Street cannot serve as a regional connection because it must end at Harlem Road, but there are parallel major roadways nearby that go the same direction for greater distances and that already carry regional traffic through this area. As a



result of the existing conditions, the last mile of Bissonnet Street will mostly serve the residential traffic within the Trillium and Mission Trace developments, making it suitable for collector street status.

Separately, a major constraint that the Trillium development must develop around is a large CenterPoint corridor that bisects the development east to west, parallel with the proposed alignment of Bissonnet Street. To extend Bissonnet Street, the crossing of this corridor must be approved by CenterPoint. After numerous conversations between CenterPoint and the developer regarding the crossing of the CenterPoint corridor by Bissonnet Street, it was agreed that the ideal solution was a downgrade of Bissonnet Street to minimize the roadway impact on the overhead transmission lines. The downgrade of Bissonnet Street will allow for a reduced ROW width and more flexible ROW geometry, such as a reduced centerline radius. A reduction in ROW allows for less square footage within the CenterPoint corridor to be encumbered, and more flexible ROW geometry allows for tighter curves throughout the CenterPoint corridor. These aspects together will help make the crossing as safe and efficient as possible.

The downgrade of Bissonnet Street from a major throughfare to a major collector will not negatively impact the traffic circulation of the region. Bissonnet Street will be constructed as a two-lane collector, allowing for vehicular traffic to flow efficiently into the surrounding neighborhoods. It is likely that this segment of Bissonnet Street will mainly be used to serve the Trillium and Mission Trace subdivisions, rather than funneling traffic from the surrounding region. There is a strong existing network of major throughfares and major collectors in the region that can support the traffic of the greater area.

Please contact me if you have any questions.

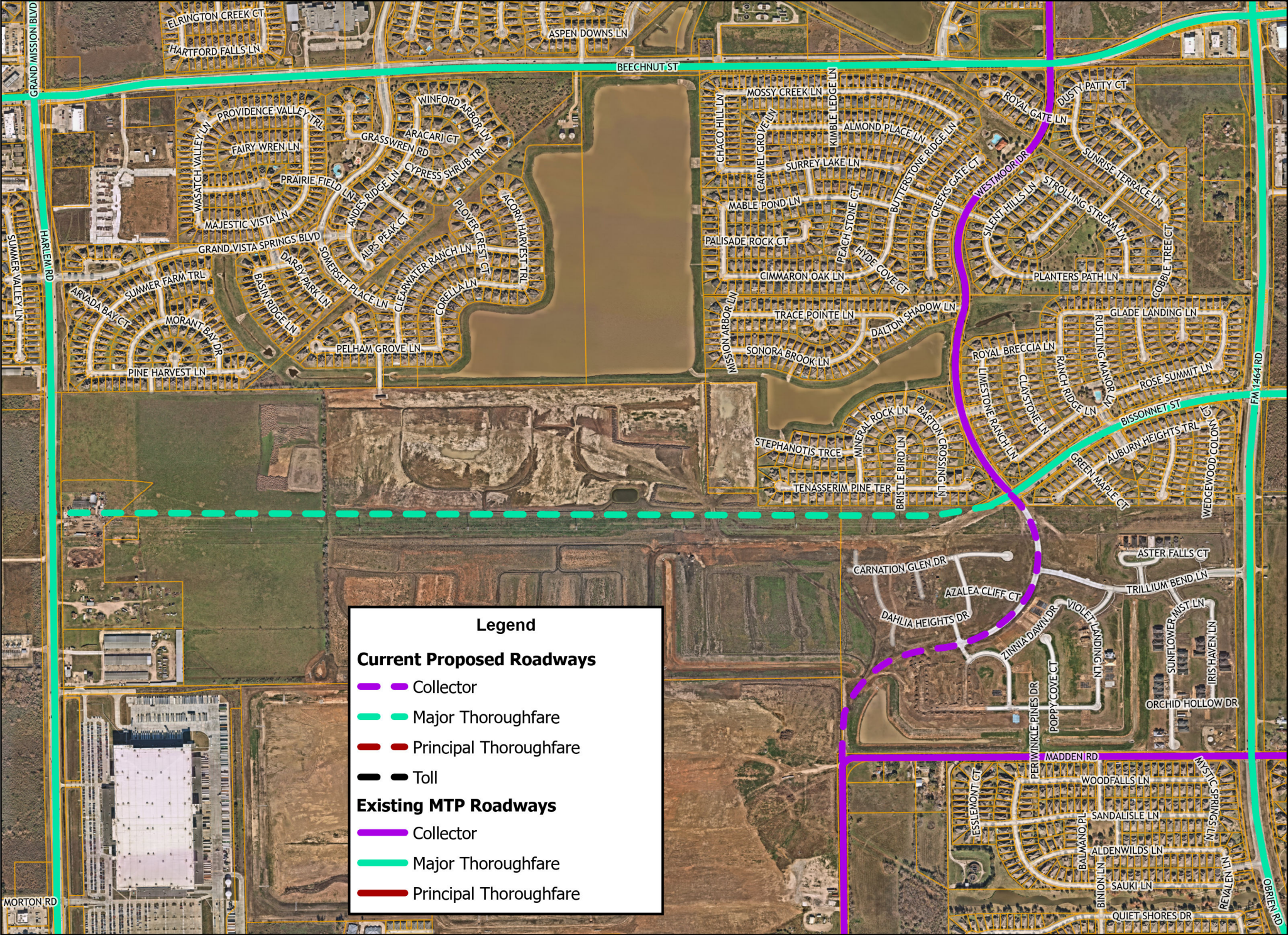
Sincerely,

A handwritten signature in cursive script that reads "Caitlin King".

Caitlin King

MTP Proposed Amendment

ADOPTED/CURRENT PLAN



PROPOSED ALIGNMENT

