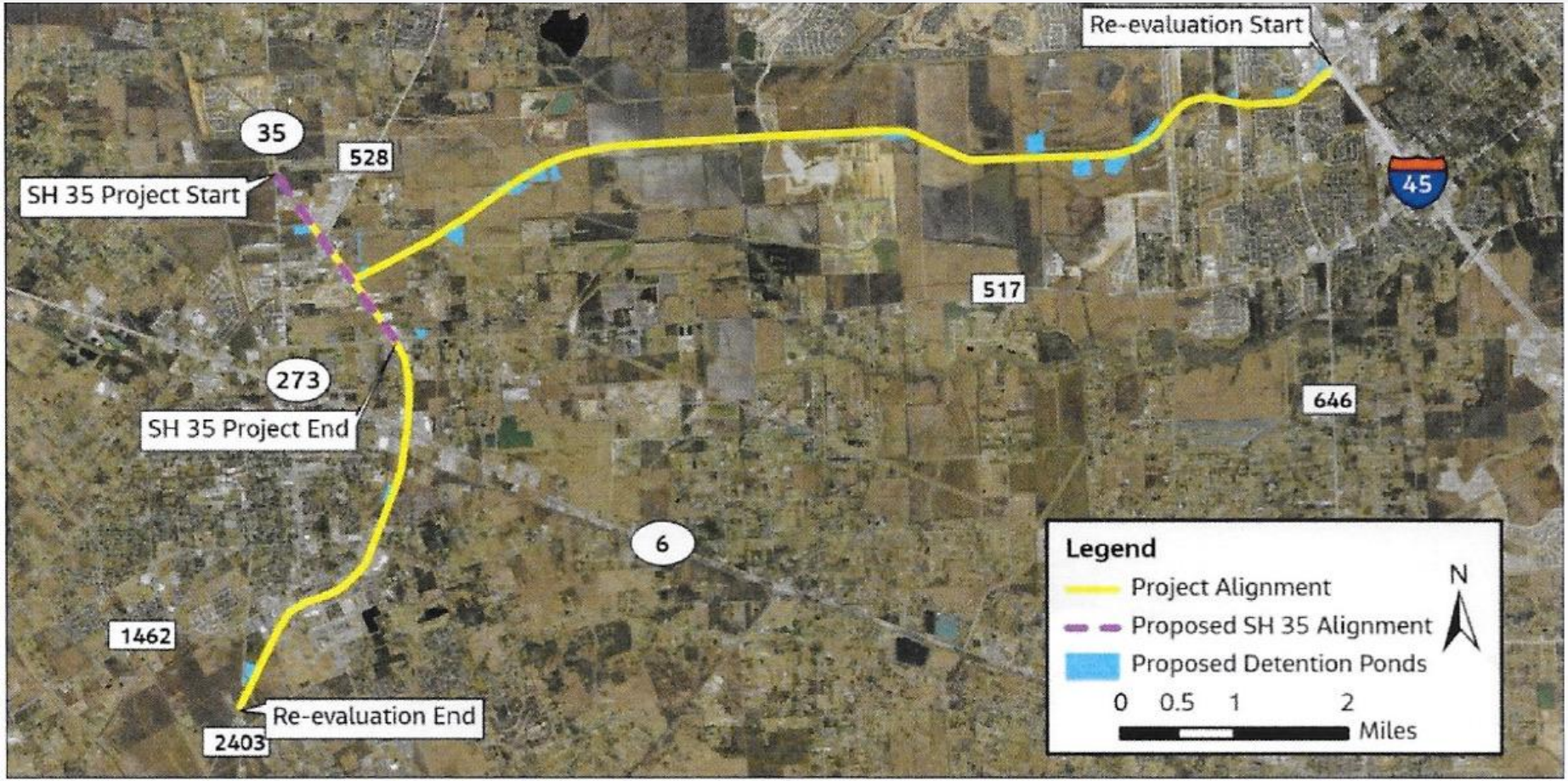

Re-evaluation Start
35
528
SH 35 Project Start
45
517
273
SH 35 Project End
646
6
1462
Re-evaluation End
2403
Legend
Project Alignment
Proposed SH 35 Alignment
Proposed Detention Ponds
N
0 0.5 1 2
Miles

October 23, 2025

SH 99/Grand Parkway
Segment B-1

League City Town Hall
Informational Presentation

Housekeeping



Be sure to provide your information on the sign-in sheet.



Please mute your phones.



You may ask questions at the end of the presentation.

Table of Contents

4 | Project Overview

11 | Project Risks and Challenges

19 | Project Schedule

28 | Changes on the Horizon

35 | Preparing for the Project

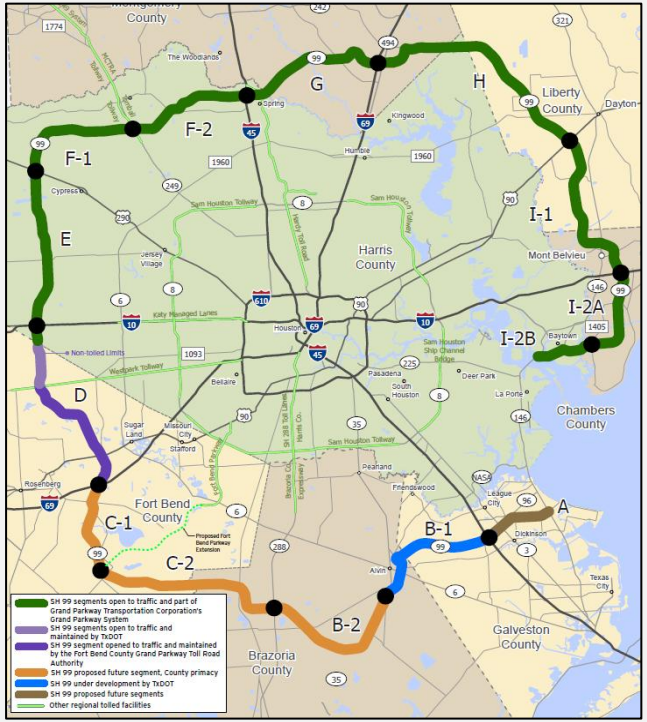
October 23, 2025

Project Overview

Corridor Location and Project Limits

- **Limits:** FM 646 to South of FM 2403
- **Project Locations:** Galveston & Brazoria counties
- **Length:** 14.0 miles
- **Project Details:**
  - Construct 4-lane tollway with discontinuous 2-lane frontage roads and interchanges
  - Construct two direct connectors at SH 35
  - Construct SH 35 mainlanes north of SH 99
  - Four direct connectors at I-45 interchange to be constructed by others
- **Estimated DB Cost:** $1.96 Billion
- **Contract Delivery Method:**

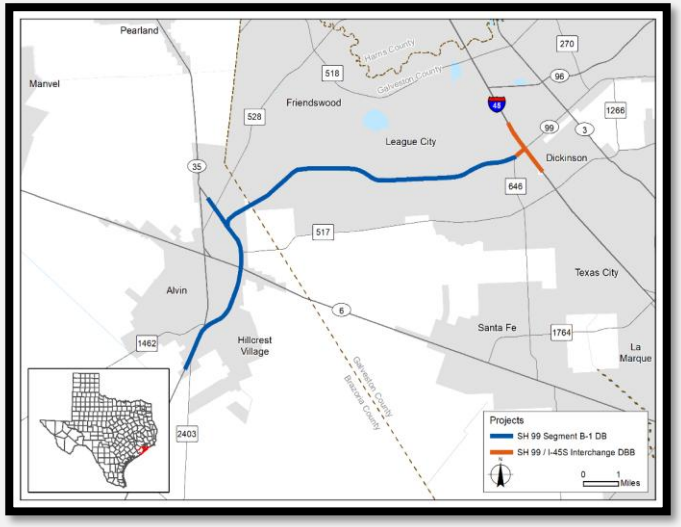
Deliver as a DB project and will include up to a 15-year Capital Maintenance Contract (CMC) consisting of three five-year terms as solicited on recent TxDOT DB projects.



Needs and Purpose

Project Needs

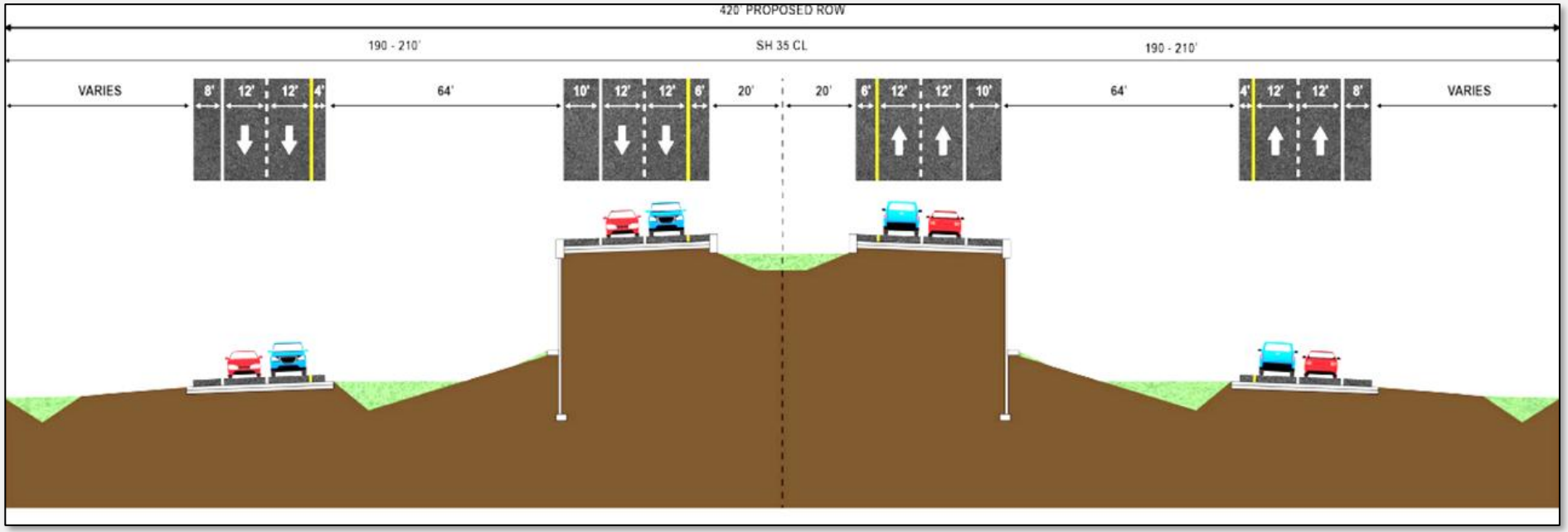
- Improve system linkage within the existing transportation system
- Address transportation demand in the area, reduce traffic congestion, and provide travel options
- Provide an alternative route to emergency evacuation routes for the greater Houston area
- Accommodate demographic and economic growth by improving the movement of persons and goods



Project Purpose

- Efficiently link suburban communities and major roadways
- Enhance mobility
- Respond to economic growth
- Provide an additional access to establish hurricane evacuation routes

SH 99 Grand Parkway Segment B-1 – Typical Section



SH99 Segment B1- Project Overview



Typical Configuration

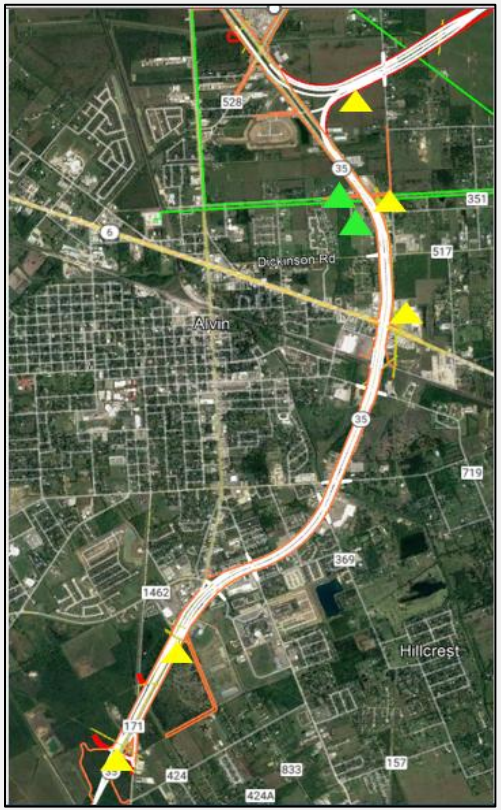
October 23, 2025

Project Risks and Challenges

Project Challenges

- **Utility relocations and impacts**
- **Construction phasing**
  - Mainlane and frontage road lane closures to accommodate DCs construction
  - Minimizing railway service disruptions during BNSF bridge replacement
- **Traveling impacts during construction**
  - Work zone management strategies
  - No two consecutive intersections closed for overhead activities simultaneously
  - Public information efforts and multi-jurisdictional coordination
  - Downtime of travel lanes during construction
- **Minimize impacts during construction to accommodate business owners' needs**
- **Multiple toll plaza layouts and equipment pads will be site specific**

Project Utility Risk Map for SH 35 Section



- Pipelines
- Electric Transmission – (2) Planned Advance Utility Relocations

Total Estimated Utility Conflicts:	**456**
Planned Advance Utility Relocations by TxDOT:	**2**
Total Number of Utility Owners:	**26**

Note:

(i) Data date as of December 09, 2024; numbers subject to change as project develops.

(ii) There are a total of 37 utility owners across all sections (SH35/Greenfield/IH45). Some utility owners exist across more than one section.

Project Utility Risk Map for Greenfield Section



- Pipelines – (33) Planned Advance Utility Relocations
- Electric Transmission – (3) Planned Advance Utility Relocations

Total Identified Utility Conflicts:	71
Planned Advance Utility Relocations by TxDOT:	36
Total Number of Utility Owners:	23

Note:
Data date as of December 9, 2024; numbers subject to change as project develops.

Project Utility Risk Map for I-45S Section



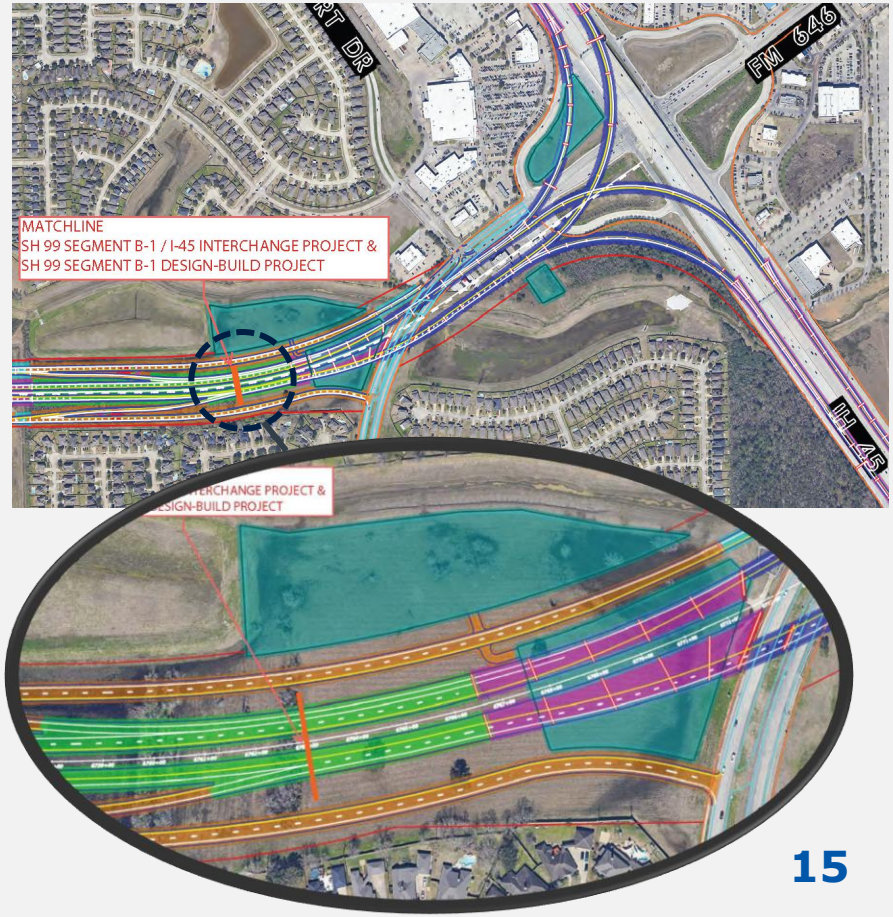
Total Identified Utility Conflicts:	**159**
Total Number of Utility Owners:	**12**

Note:
Data date as of December 9, 2024; numbers subject to change as project develops.

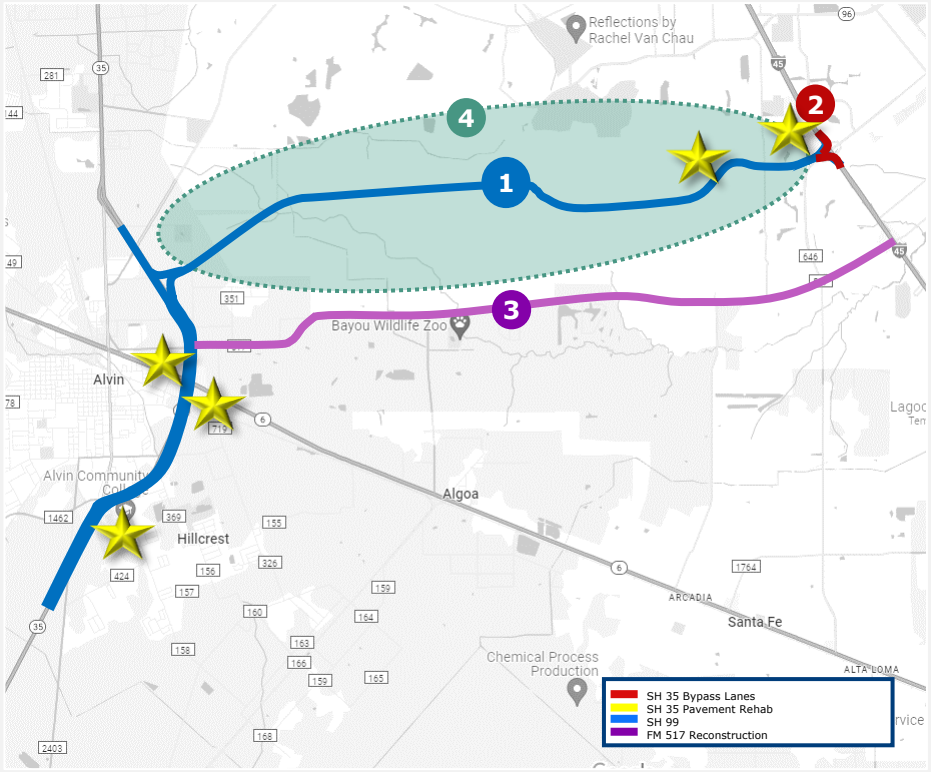
Project Status Summary

Adjacent Project Coordination:

- A business decision was made to bifurcate/divide the project into two separate contracts.
- The Design-Builder will complete the frontage road/ramp connections at FM 646.
- A separate Contractor will construct the bridges, etc. for the I 45S interchange.
- Both are slated for completion to coordinate opening to tolling at the same time.



Project & Adjacent Projects



1 **SH 99 Segment B-1** — DESIGN - BUILD
From FM 646 to South of FM 2403
NTP1: 6/2026

2 **CSJ 3510-01-003** — DESIGN BID BUILD
SH 99, AT I-45S
Construct 4 direct connectors
LET Date: 12/2027
→ Adjacent Project

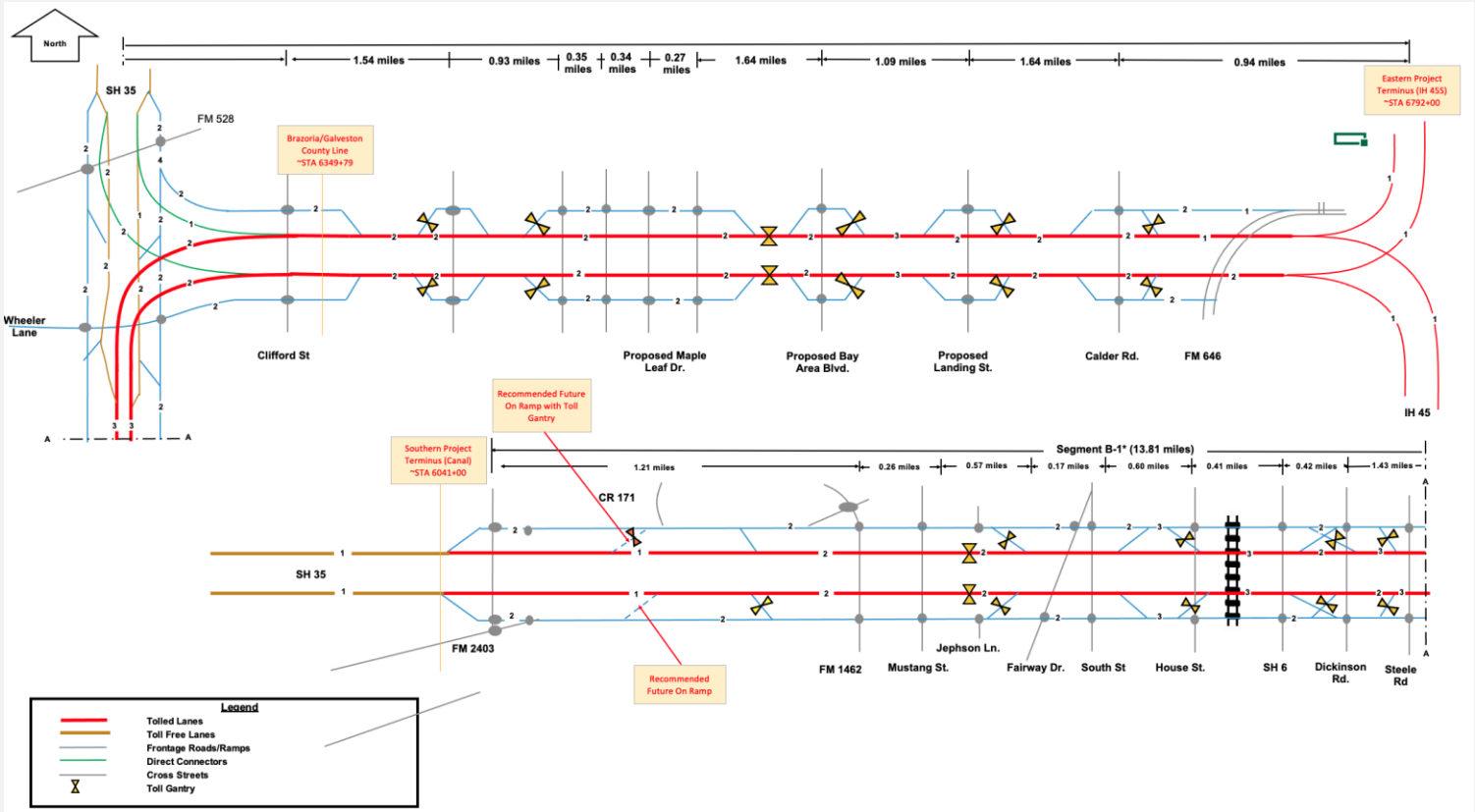
3 **FM 517 Reconstruction** — DESIGN BID BUILD
From I-45 S to SH 35
LET Date: 12/2027
→ Adjacent Project

4 **Third Party Development**
Unknown timetable for private developer activities in the greenfield section
→ Adjacent Project

Major Third-Party/Stakeholders
(major traffic generators and business access)

1. Alvin Community College
2. BNSF Railroad
3. SH 35 / SH 6 Retail Area
4. Lobit Elem & Middle Schools
5. I-45S / FM 646 Retail Area

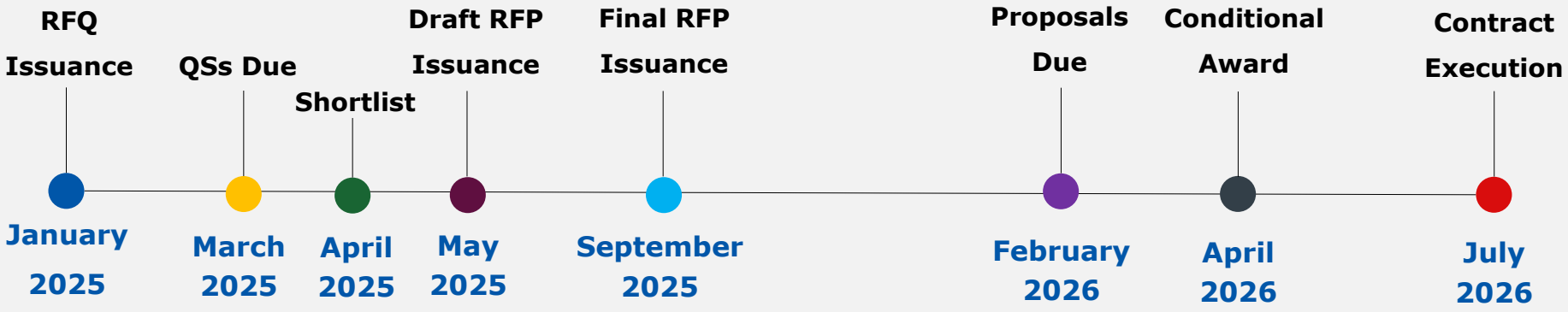
SH99 Segment B1- Overpasses, Interchanges & Tolling Points



October 23, 2025

Project Schedule

Timeline


RFQ Issuance
January 2025
QSs Due
March 2025
Shortlist
April 2025
Draft RFP Issuance
May 2025
Final RFP Issuance
September 2025
Proposals Due
February 2026
Conditional Award
April 2026
Contract Execution
July 2026

So, when do they start work?

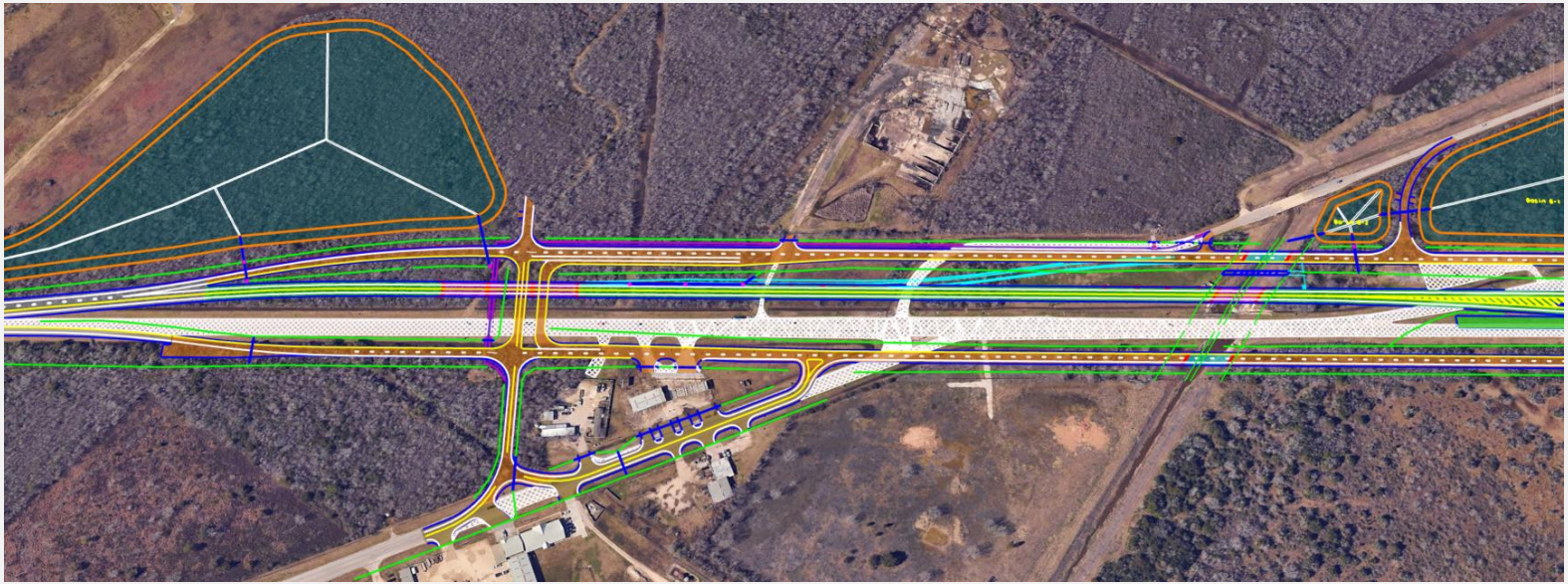
- Beginning as soon as we execute the contract – anticipated July 2026
- Conduct surveying
- Conduct site investigations
- Perform geotechnical – drill rigs to take soil/foundation samples
- Confirm “Hazardous Materials sites”
- Begin Subsurface Utilities investigations – to initiate agreements with Utility Owners
- Other items: BNSF railroad agreement, local permitting, setup field office/laydown yards

When do the bull dozers show up?

- Between NTP1 (contract execution in June) and NTP2 (released to begin "the Work")
  - Project Management Plans, Quality Mgmt Plans, & those prior items
- Following NTP2 – should be about 90 days
  - Here comes the silt fence, bull dozers, and traffic control signs
  - Sep/Oct 2026 may well begin the season of "preparing the right of way"
  - We won't know true activities until we have a winning Contractor and their schedule of activities to review and approve

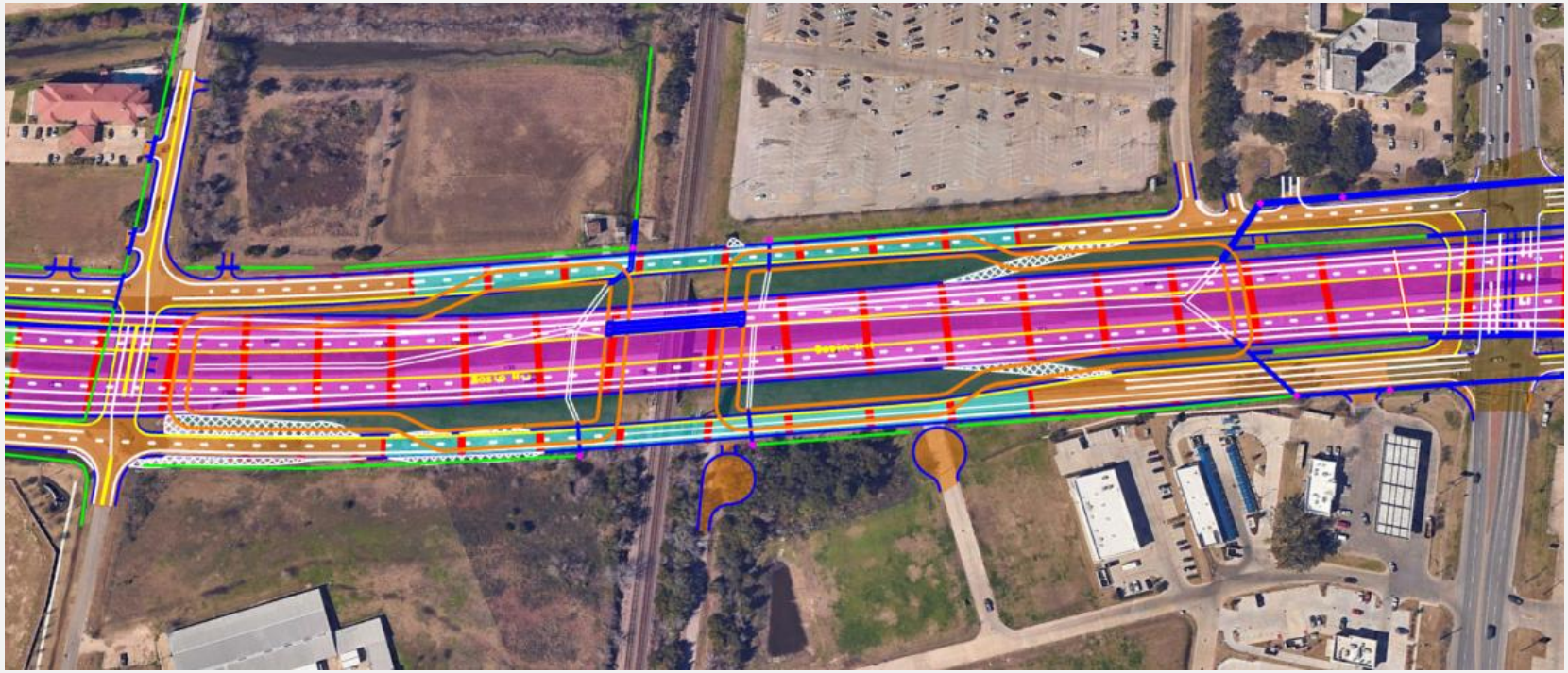
Construction Phasing – Priority vs Open Space

Wherever there is priority and/or open space, like near FM 2403



Construction Phasing – Build to move traffic to outside

- It could be where we need to move traffic to get to the middle, like at the railroad



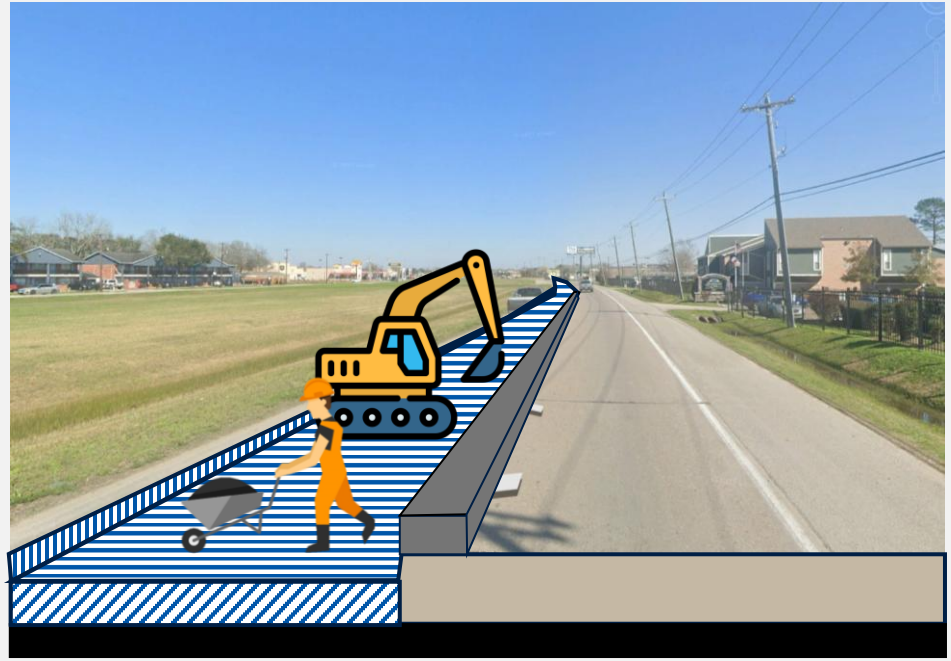
Construction Phasing – SH 35 and Cross Streets

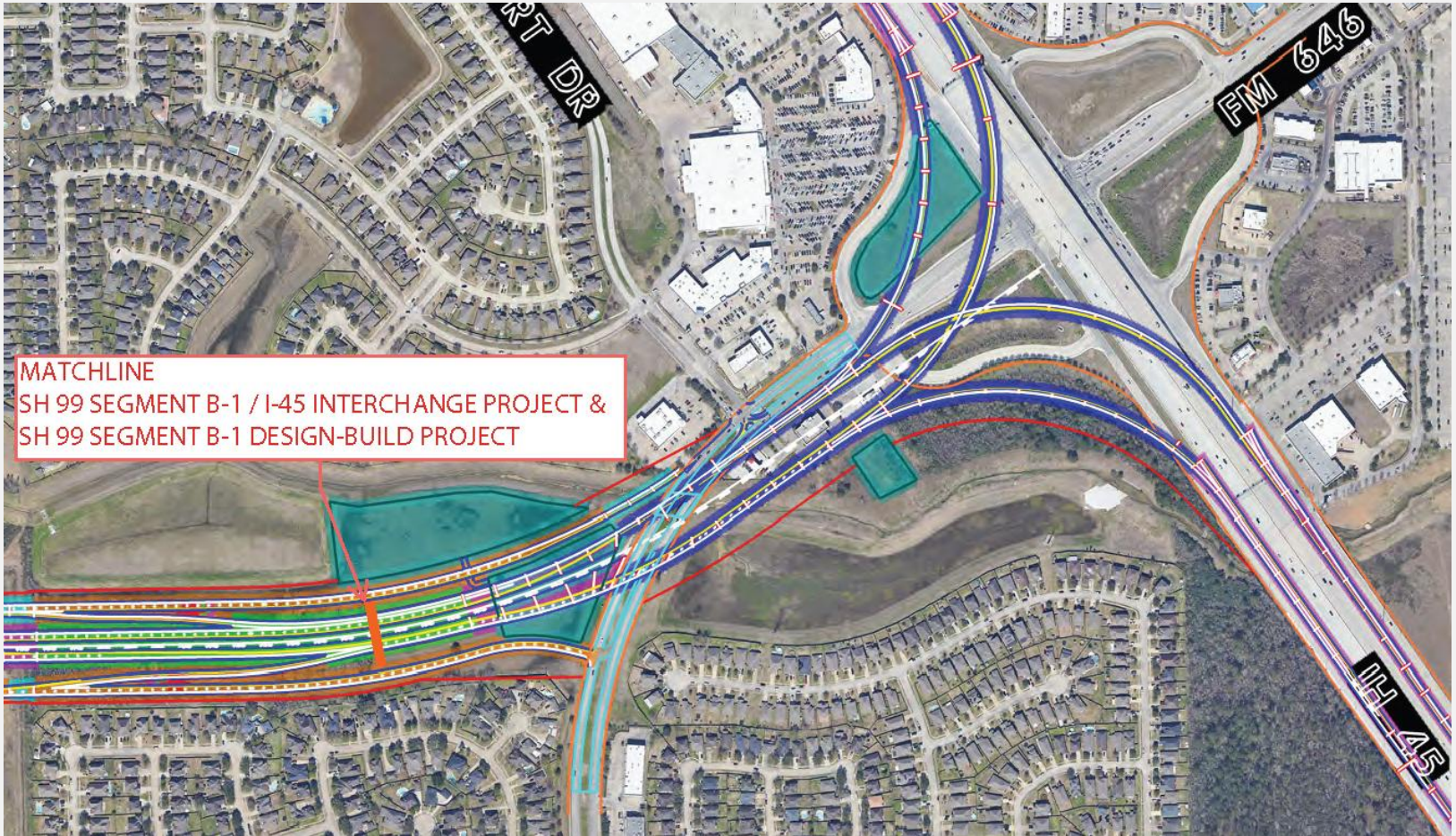
- There will be barrels, concrete barrier walls, and signage – it will be "busy"
- DB Contractor to coordinate with business owners for driveway reconstruction



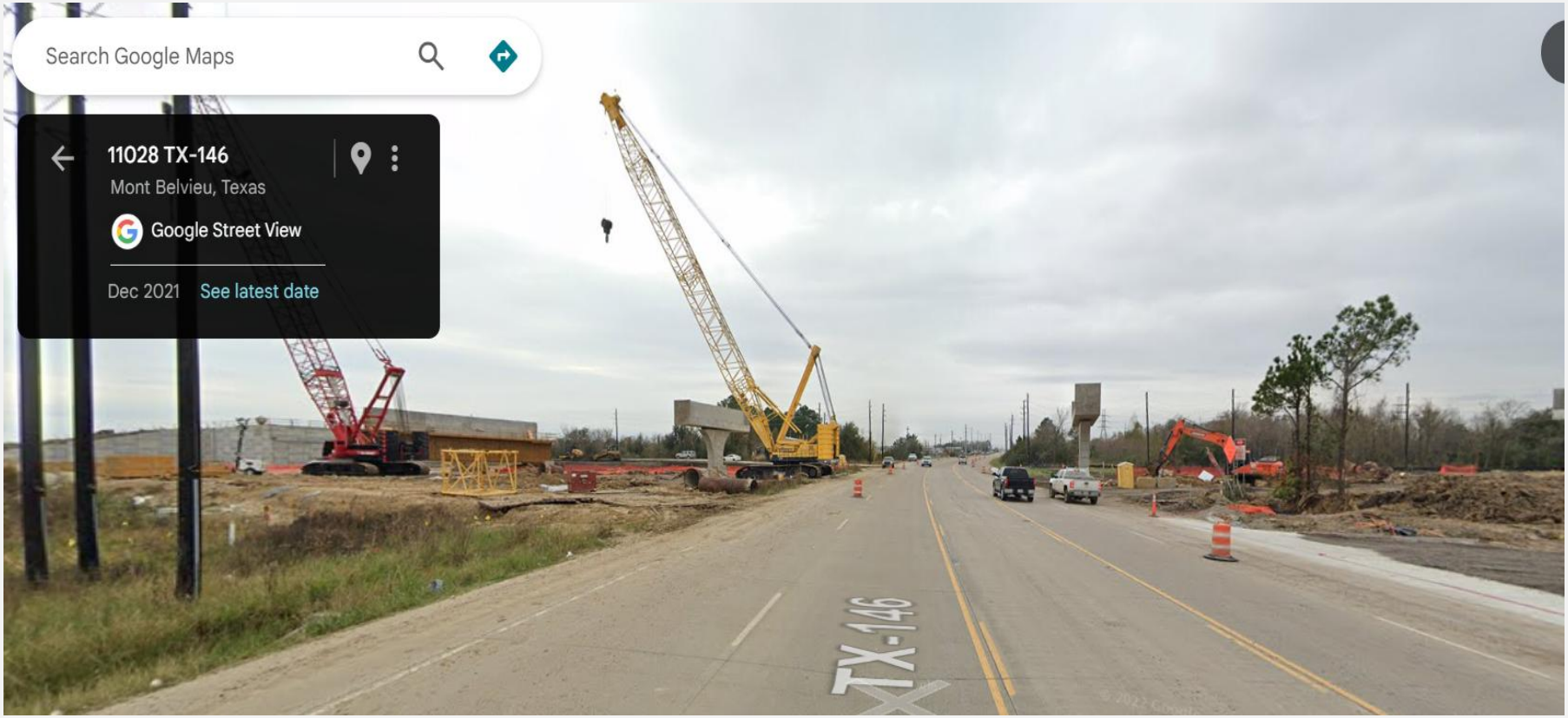






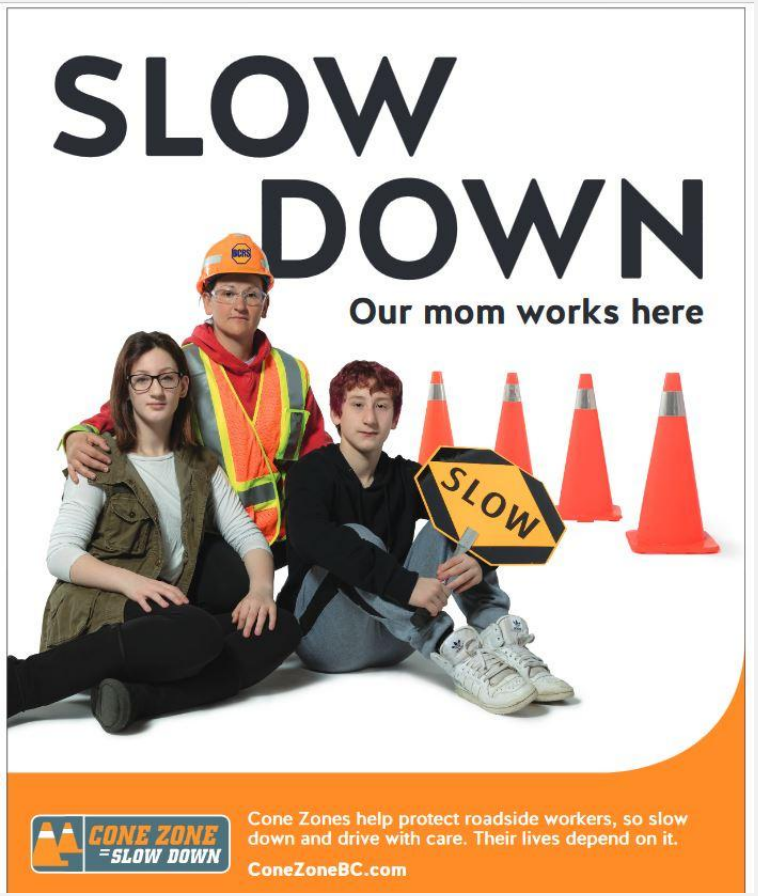

RT DR
FM 646
MATCHLINE
SH 99 SEGMENT B-1 / I-45 INTERCHANGE PROJECT &
SH 99 SEGMENT B-1 DESIGN-BUILD PROJECT
IH 45


I-45


Search Google Maps
11028 TX-146
Mont Belvieu, Texas
Google Street View
Dec 2021
See latest date
TX-146

"Give Us a Brake"

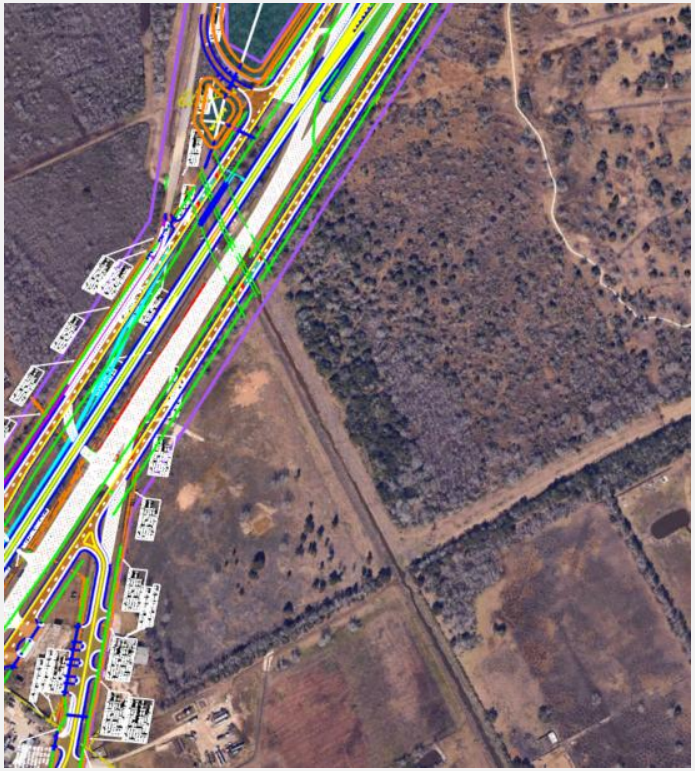




October 23, 2025

Changes on the Horizon

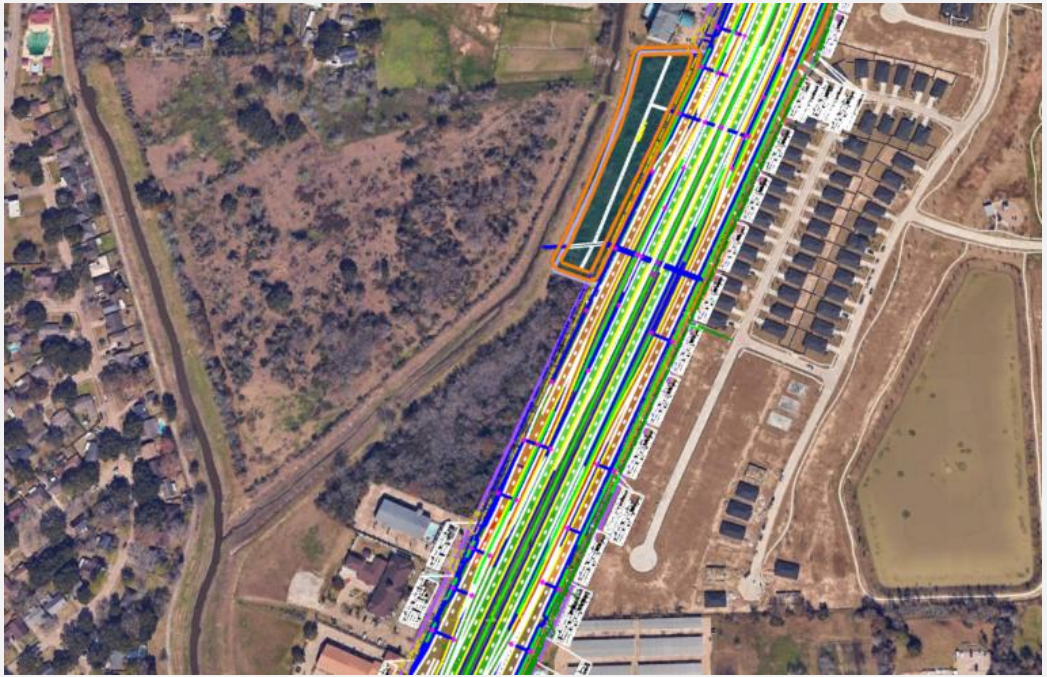
"Build it; they will come." – "They're already here."



At least 3 permits I have seen to date near FM 2403:

1. 2 businesses
2. 1 for a residential subdivision

Between House and South Streets

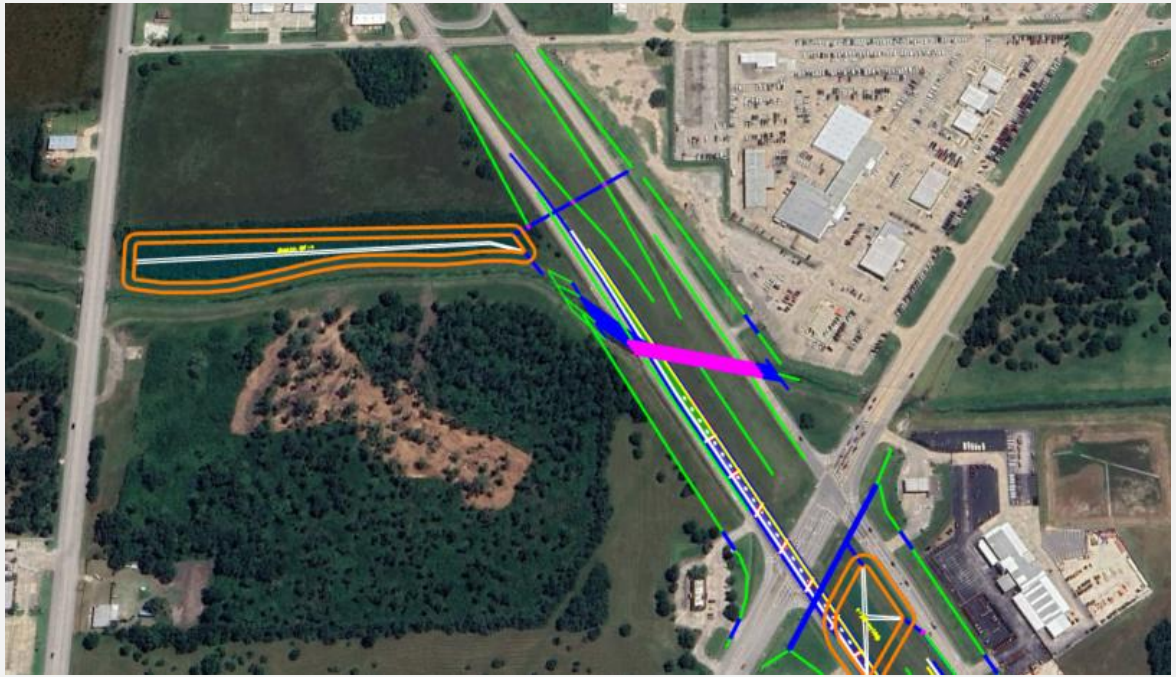


Watermark is filling out and across the highway is a business permit and a residential subdivision coming

Wheeler Lane – Imperial Forest is continuing to fill out



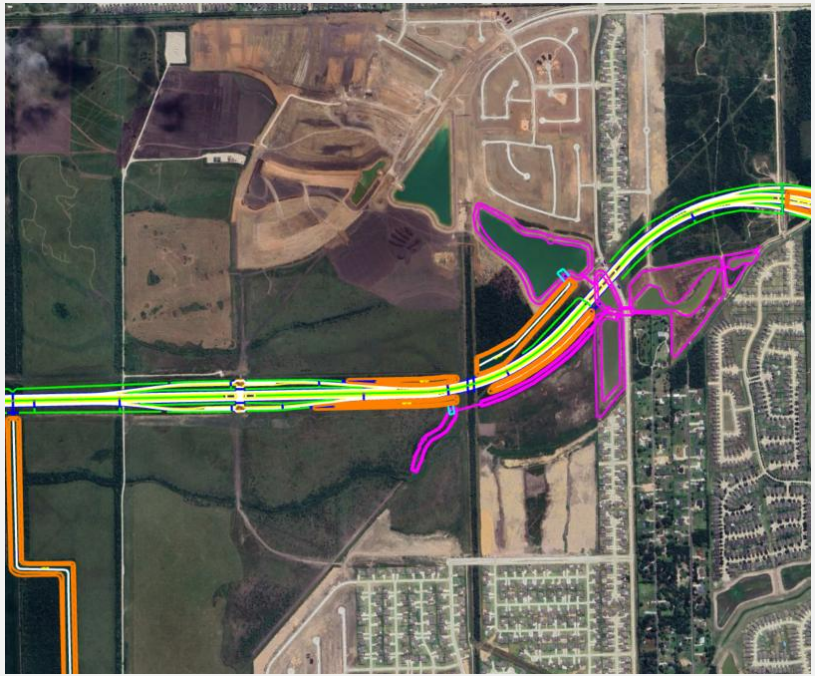
NW of FM 528 – 1 subdivision has begun + County Annex



Westland Ranch has filled up…this is all rooftops now



Near Hobbs – many more rooftops plus more platted



October 23, 2025

Preparing for the Project

Project Websites – Get informed/Stay informed

GPTC Segment B -
https://www.txdot.gov/projects/projects-studies/houston/sh99-grand-parkway/overview/segment-b.html

SH 99 Grand Parkway Segment B-1 Design-Build:
https://www.txdot.gov/business/road-bridge-maintenance/alternative-delivery/sh99-grand-parkway-segb1.html

City of League City's Website:
www.leaguecitylistens.com/grandparkway

Economic Opportunities for the Community

Infrastructure projects bring significant economic opportunities for our community. Local businesses and residents can get involved through traditional subcontracting roles like trucking and erosion control, as well as broader opportunities in vendor supply and personal services. By participating, we can contribute to the project's success and enjoy substantial economic benefits, fostering a thriving local economy.

Traditional Subcontracting:

Trucking
Clearing and grubbing of vegetation
Erosion control
Place and tie reinforcing steel
Placing miscellaneous concrete
Surveying
Electrical/fiber line installation
Fuel/oil distribution
And so much more



Economic Opportunities for the Community

Economic Opportunities for Subcontracting, Vendor Supply, and Servicing Personal Needs:

•**Subcontracting**:

- **Heavy Equipment Repairs**: Local businesses can provide repair services for heavy machinery used in the project.
- **Equipment Leasing**: Companies can offer leasing services for construction equipment and tools.
- **Security**: Providing security services for offices, field offices, and project limits.

•**Vendor Supply**:

- **Oil Changes and Vehicle Repairs**: Local auto shops can offer maintenance and repair services for project vehicles.
- **Office Supplies**: Businesses can supply necessary office materials such as paper, pens, and other essentials.
- **Carpentry and Safety Supplies**: Local suppliers can provide carpentry materials and safety equipment.
- **Printing Services**: Companies can handle printing needs for brochures, business cards, and training manuals.
- **Catering**: Local catering services can provide meals for management lunches, safety banquets, and toolbox talk breakfasts.
- **Janitorial Services**: Businesses can offer cleaning services for field offices.
- **Printer/Copier and Computer Services**: Installation and maintenance services for office equipment and computers.
- **Fuel Stations and Auto Parts**: Local fuel stations and auto parts stores can support the project's vehicle needs.
- **Dry Cleaning/Uniform Servicing**: Services for cleaning and maintaining uniforms for project workers.

Economic Opportunities for the Community

Servicing Personal Needs:

- **Rental Properties**: Short-term and month-to-month rentals for specialty crews.
- **Daycare**: Providing childcare services for the families of project workers.
- **Discount Programs**: Offering discounts for project workers, such as specialty coffee mugs with project ID.
- **Training/Meeting Rooms**: Providing spaces for training sessions and meetings. (*Core Office and Field Offices are going to be quite the SqFt of needs…20,000+SqFt plus laydown yards*)
- **Car/Truck and Equipment Wash**: Stationary and mobile washing services for vehicles and equipment.
- **Basic Living Supplies**: Local stores can supply groceries, clothing, medicines, and other essentials.
- **Urgent Care**: Medical services for immediate healthcare needs.
- **Hotels/B&B**: Short-term and extended stay accommodations for workers and their families.



Mount a boot brush (or two) outside your doors and hang banners welcoming the workers

Contact Information:



Kenneth J. Shirley, PE, CCM, DBIA
Construction Management Engineer
Strategic Projects Office | Houston District (HOU)
7600 Washington Ave. Houston, TX 77007
Kenneth.shirley@txdot.gov
Call: (936) 641-7240



Danny Perez
Public Information Officer CMD
TxDOT Houston District's Public Information Officer
7600 Washington Ave. Houston, TX 77007
Danny.Perez@txdot.gov
Call: (713) 802-5077

For additional resources and information related to TxDOT go to www.TxDOT.gov

Construction Schedule and Closure Updates

DriveTexas.org

for real-time closure and detour information:

Houston TranStar (https://traffic.houstontranstar.org)

Follow us on the TxDOT Houston Twitter: **@TxDOTHouston**

Texas Department of Transportation

October 23, 2025

Thank you