

## **Early Notice and Public Review of a Proposed Activity in a Federal Flood Risk Management Standard (FFRMS) Designated Floodplain**

To: All interested Agencies including, Federal Emergency Management Agency- City of Houston Floodplain Administrator, U.S. Army Corps of Engineers, U.S. Department of Housing and Urban Development, Groups, and Individuals

This is to give notice that the City of Houston as the Responsible Entity under 24 CFR Part 58 has determined that the following proposed action under Community Project Funding B-24-CP-TX-2138 is located in the Federal Flood Risk Management Standard (FFRMS) floodplain, and the City of Houston will be identifying and evaluating practicable alternatives to locating the action within the floodplain and the potential impacts on the floodplain from the proposed action, as required by Executive Order 11988, as amended, in accordance with HUD regulations at 24 CFR 55.20 in Subpart C Procedures for Making Determinations on Floodplain Management and Protection of Wetlands. The proposed project location is located along IH 610/West Loop/Post Oak Road between Memorial Drive and Post Oak Boulevard, and includes Memorial Park at 6501 Memorial Drive in Houston, Harris County, Texas. The extent of the FFRMS floodplain was determined using the 0.2 percent flood approach. The project is referred to as West Loop Shared Use Path and Bayou Bridge - Harris County Improvement District 1 (Uptown Houston District), and it utilizes an estimated \$4,000,000.00 in HUD Community Project Funding (CPF) Grant funds, along with other funding that includes money from the Federal Transit Administration (FTA), specifically an estimated \$18,456,060 in Transportation Set Aside funds plus local match of 3,691,212 in Transportation Development Credits. The total project cost is estimated at \$25,000,000.00.

Aquatic resources assessments were conducted in February and May 2025. The only resource identified was one stream, Buffalo Bayou, which is also a designated wetland and Water of the U.S. The report concluded that 0.28 (±) acres of a jurisdictional stream is present within the project area and would likely be regulated by the U.S. Army Corps of Engineers. Based on discussions with the City of Houston Public Works Department, permitting by the Corps would only be required if work was being done in the channel. Because the proposed bridge is a clear span over the water, no bridge piles or any new obstructions are proposed for bayou and a permit would not be needed. No isolated (non-jurisdictional) wetlands were noted.

The project would involve constructing an approximately 2.7-kilometer- (1.7-mile-) long hike-and-bike trail adjacent to Loop 610 along the western edge of Memorial Park. The proposed trail would run north to south adjacent to the northbound frontage road of Loop 610 extending southward from Memorial Drive, crossing Woodway Drive. At that point, the trail would cross under the Loop 610 bridge over Buffalo Bayou to the western side of the highway and continue southward, crossing Buffalo Bayou and terminating in Post Oak Park at the intersection of Loop 610 and Post Oak Boulevard. The proposed hike-and-bike path would measure only about three meters (10 feet) in width. Vegetation clearing and limited surface grading would be conducted adjacent to the trail. As such, the linear project corridor, including the proposed hike-and-bike path and adjacent landscaping, would range from 4.6 to 22.9 meters (15 to 75 feet) in width, though the majority of the project area would measure 9.1 meters (30 feet) or less in width. The project also includes a 0.2-kilometer- (0.1-mile) long segment west of Loop 610 within the portion of Memorial Park known as the Archery Range. As a whole, the project area would cover an area of approximately 3.6 acres. The proposed hike-and-bike trail would be constructed of poured concrete and the maximum depth of subsurface disturbances along the proposed hike-and-bike pathway would be on the order of 15.2 centimeters (six inches) below surface. In addition to the surface trail, the project would also involve construction of a pedestrian bridge

across Buffalo Bayou. Subsurface disturbances within limited areas where bridge support piles would be drilled would measure up to 21.3 meters (70 feet) in depth. Because the proposed bridge is a clear span over the water, no bridge piles or any new obstructions are proposed for bayou.

There is anticipated acquisition at the Villa D' Este condominiums at 1000 Uptown Park Boulevard to accommodate the bridge landing on the south side of the bayou. This area is within the floodplain. Uptown has coordinated with the property owners' association and they support the donation of an easement to Uptown to accommodate the completion of the project. Uptown will not convey any resources (federal or local) in this transaction.

Proposed rehabilitative work to existing infrastructure includes the removal of sanitary lines, improving the trail connection under 610, and streambank repair; all other proposed work is new construction.

Impact on existing natural and beneficial functions (e.g. floodwater storage and conveyance, groundwater discharge or recharge, erosion control, water quality maintenance, and habitat for flora and fauna) is expected to be relatively limited or beneficial due to the offset features provided by the mitigation measures associated with this project.

The total alteration in the floodplain is described in the table below. Please note that impervious/pervious surface is traditionally measured in area and mitigation is measured in volume, with the relationship between the two defined by a mitigation rate in volume per area (*ac-ft/sf*). The primary concern in the floodplain is added volume rather than area.

<b>Floodplain</b>	<b>Added Impervious</b>	<b>Removed Impervious</b>	<b>Added Offset/Mitigation</b>
Floodway	0.13 acres	0.13 acres	0 acres
100-year Floodplain	0.42 acres	0.10 acres	0.32 acres / 6,818 cubic feet
500-year Floodplain	0.29 acres	0.10 acres	0.19 acres / 4,707 cubic feet
<b>TOTAL</b>	<b>0.84 acres</b>	<b>0.33 acres</b>	<b>0.51 acres / 11,525 cubic feet</b>

The increase in impervious surface due to the trail construction is being offset with detention swales and associated stormwater mitigation (connecting pipes) in accordance with the City of Houston Infrastructure Design Manual.

Trees and vegetation have been surveyed and marked in collaboration with the Memorial Park Conservancy to avoid the removal or damage to any healthy, mature, desirable trees. The project includes new plantings focusing on native vegetation which will provide stormwater mitigation and maintenance benefits.

Area of at-grade trail work (both grading/pervious and trail concrete/impervious):

- Within the floodway = 0.15 acre (NOTE: this is all existing slope paving that is to be cut and reconstructed as concrete trail or new slope paving)
- Within the 100-year floodplain = 0.35 acre total, 0.21 acre concrete for trail
- Within the 500-year floodplain = 0.25 acre total, 0.14 acre concrete for trail (outside 100-year, inside 500-year)

The total added impervious cover is 2.17 acres of trail and 0.80 acres of pond surface. The total existing impervious cover removed is 0.32 acres. Total mitigation provided is 97,940 cubic feet (a detention rate of 0.8 ac/sf per IDM table 9.5).

The project will result in a net gain of floodplain storage.

There are three primary purposes for this notice. First, people who may be affected by activities in the floodplain and those who have an interest in the protection of the natural environment should be given an opportunity to express their concerns and provide information about these areas. Commenters are encouraged to offer alternative sites outside of the floodplain, alternative methods to serve the same project purpose, and methods to minimize and mitigate project impacts on the [floodplain/wetland]. Second, an adequate public notice program can be an important public educational tool. The dissemination of information and request for public comment about the floodplain can facilitate and enhance Federal efforts to reduce the risks and impacts associated with the occupancy and modification of these special areas. Third, as a matter of fairness, when the Federal government determines it will participate in actions taking place in the floodplain, it must inform those who may be put at greater or continued risk.

Written comments must be received by the City of Houston at the following address on or before May 1, 2026. City of Houston, Housing & Community Development Department, 2100 Travis Street, 9th Floor, Houston, Texas, 77002, Attention: HCD Environmental Team. A full description of the project may also be reviewed from 8:00 AM - 5:00PM CT at the above address or upon request to [hcdenvironmental@houstontx.gov](mailto:hcdenvironmental@houstontx.gov). Appointments for office visits to view the project description/environmental review in person are recommended to avoid any potential for delays. HCD reserves the right to request verbal messages be followed up in writing if possible.

This public notice is published on the HCD website at <https://www.houstontx.gov/housing/public-notices.html>, as of April 16, 2026

Date: April 16, 2026