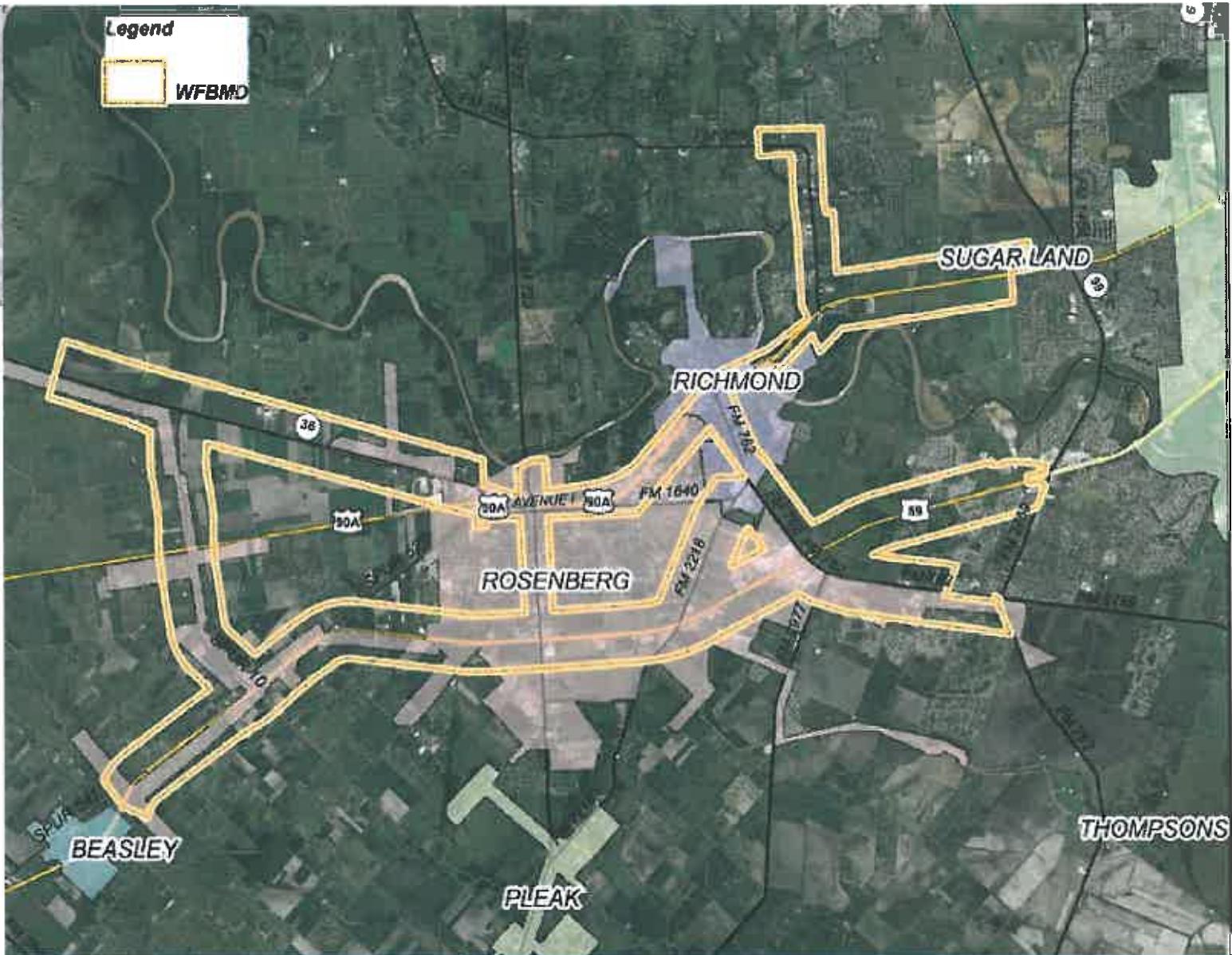


West Fort Bend Management District Landscape Master Plan



CONTEXT

project limits

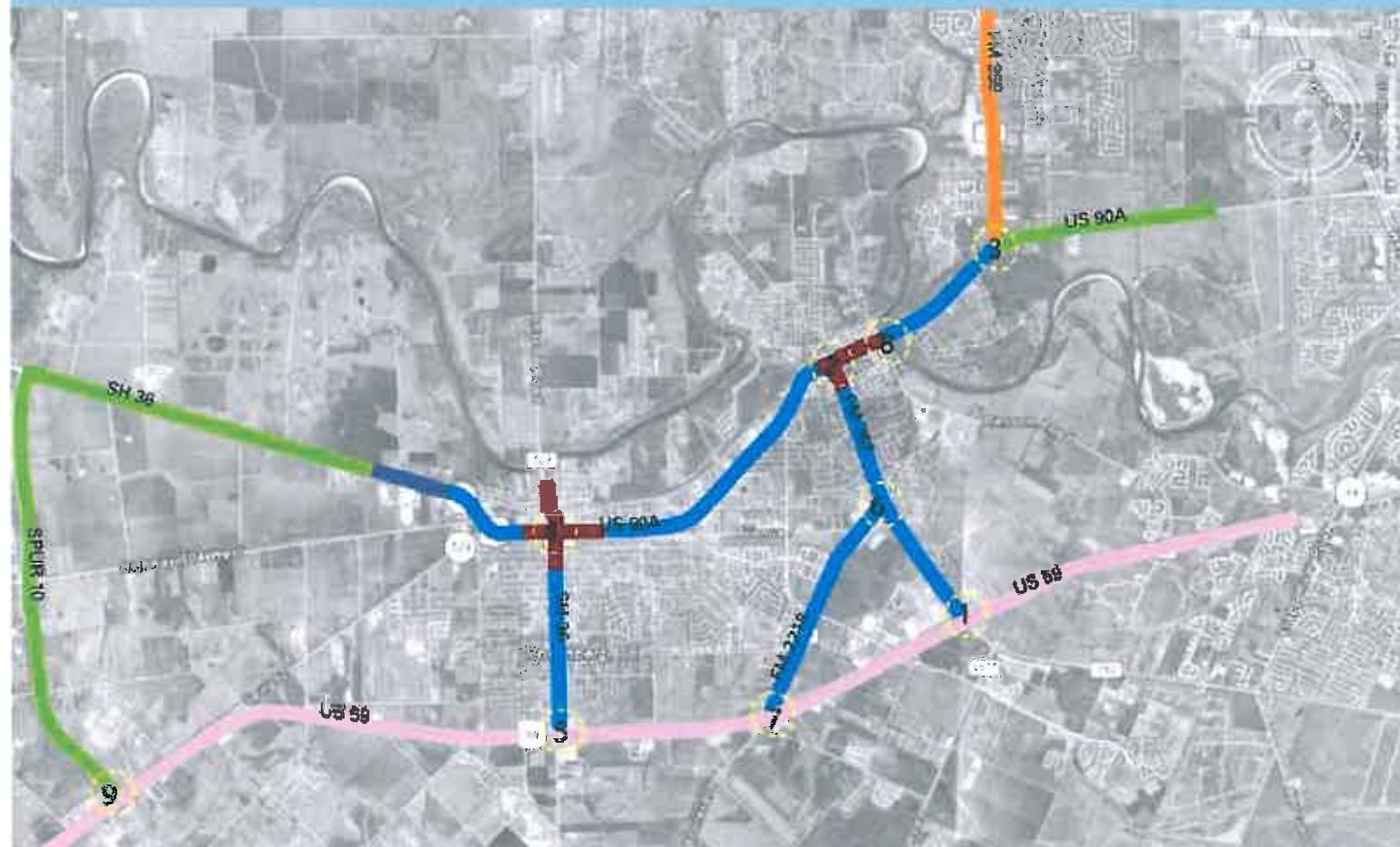


EXISTING CONDITIONS

corridor overview

LEGEND

- Type A
"Downtown"
- Type B
Planned Community & Commercial
- Type C
Residential & Commercial
- Type D
Rural
- Type E
Commercial & Industrial
- Type F
Freeway
- Critical Intersection



EXISTING CONDITIONS



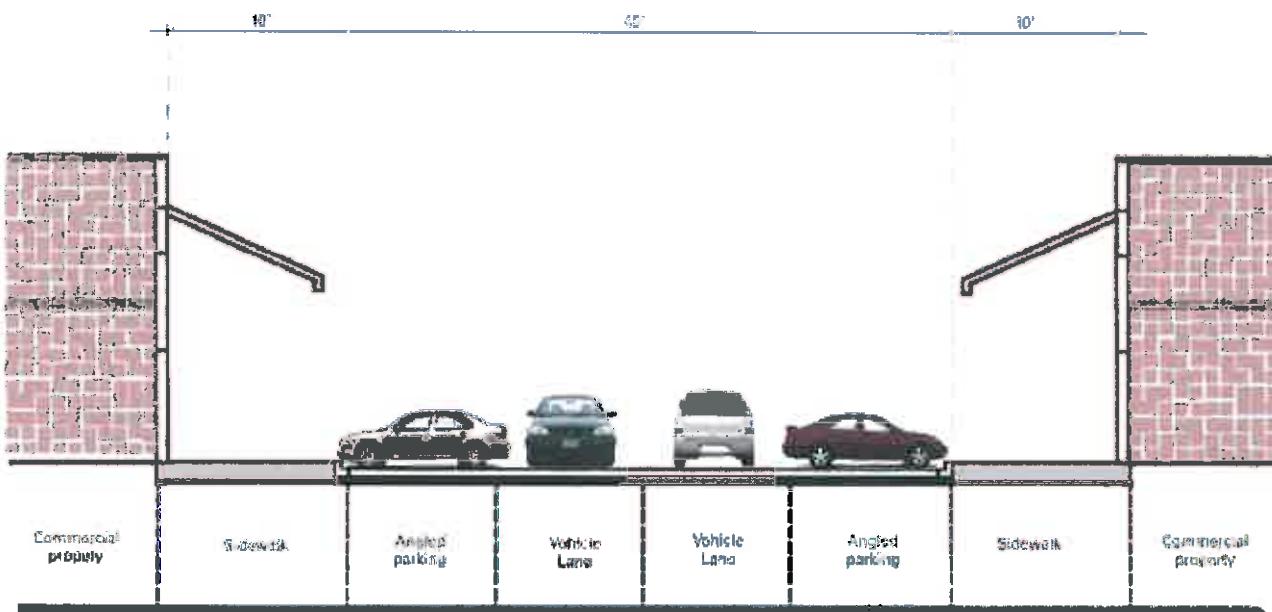
downtown

- narrower streets
- on-street parking
- sidewalks
- historic buildings
- awnings and covered seating
- pedestrian enhancements



EXISTING CONDITIONS

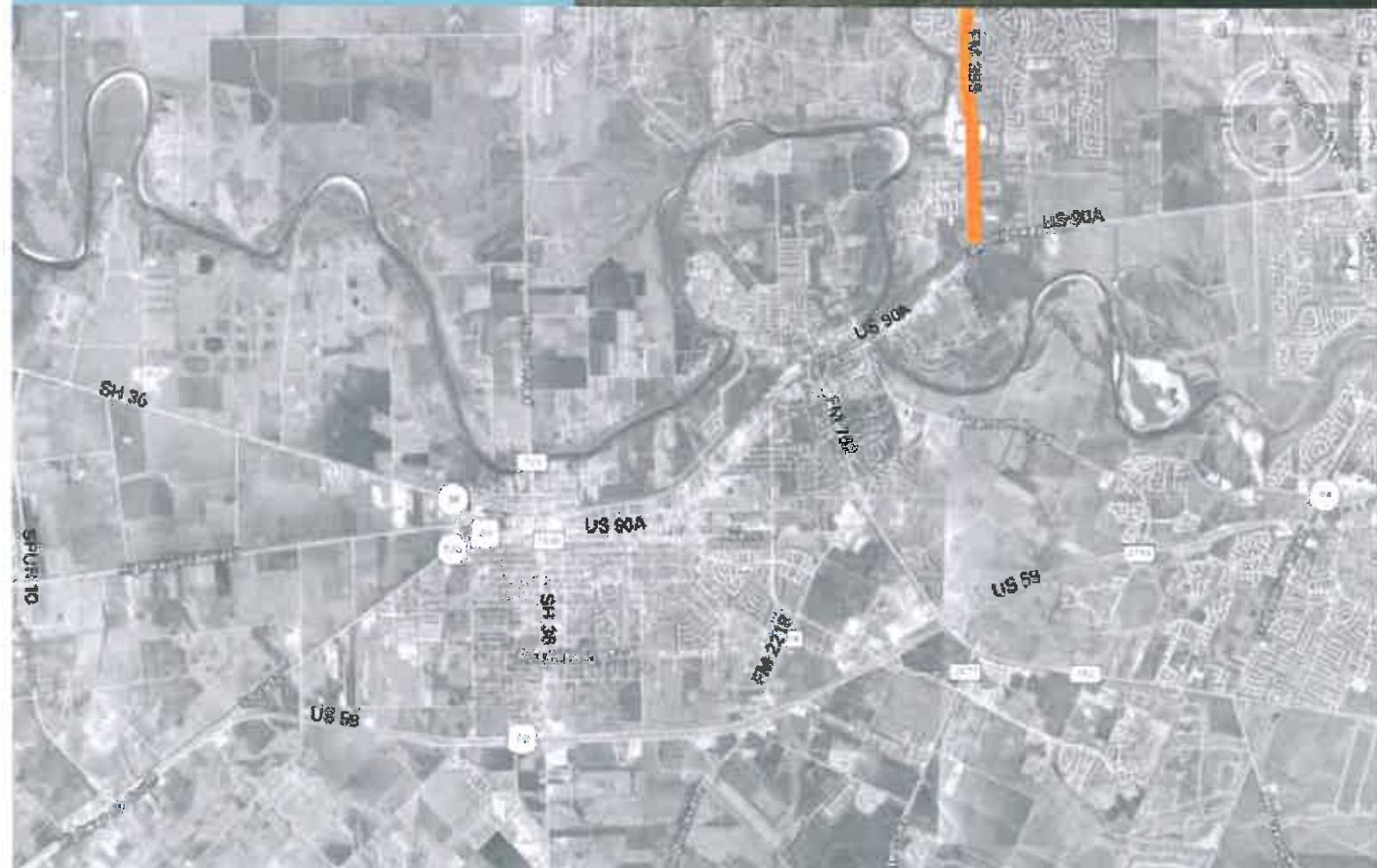
downtown



EXISTING CONDITIONS

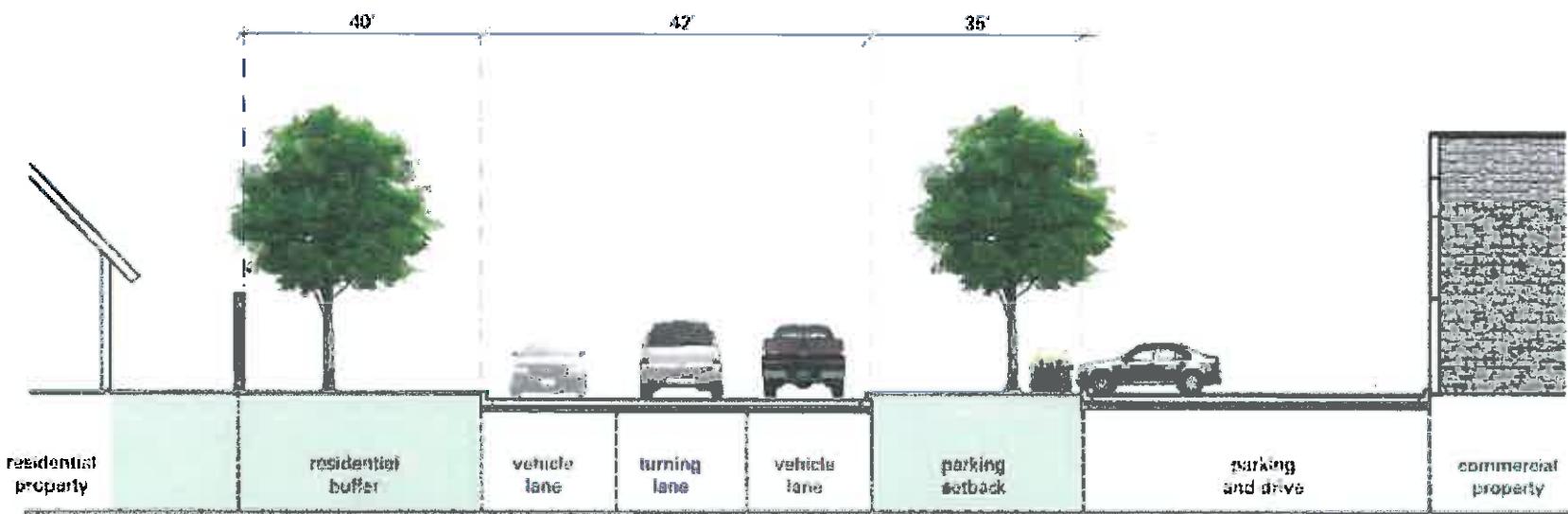
*planned community
& commercial*

- 3 lane highway
- shared bicyclist use
- new planned communities
- landscape buffers/ setbacks
- retail shopping centers



EXISTING CONDITIONS

*planned community
& commercial*



EXISTING CONDITIONS



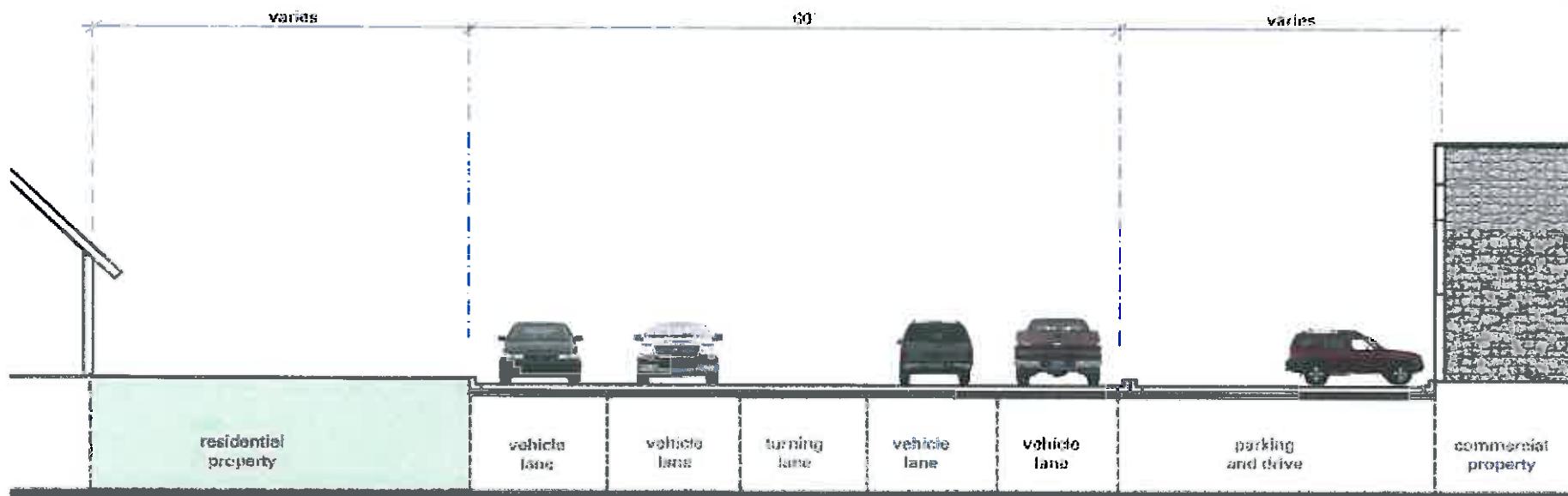
*residential
& commercial*

- 4 or 5 lanes
 - some sidewalks
 - mix of residences and businesses
 - retail shopping centers
 - leads to the “heart” of the cities



EXISTING CONDITIONS

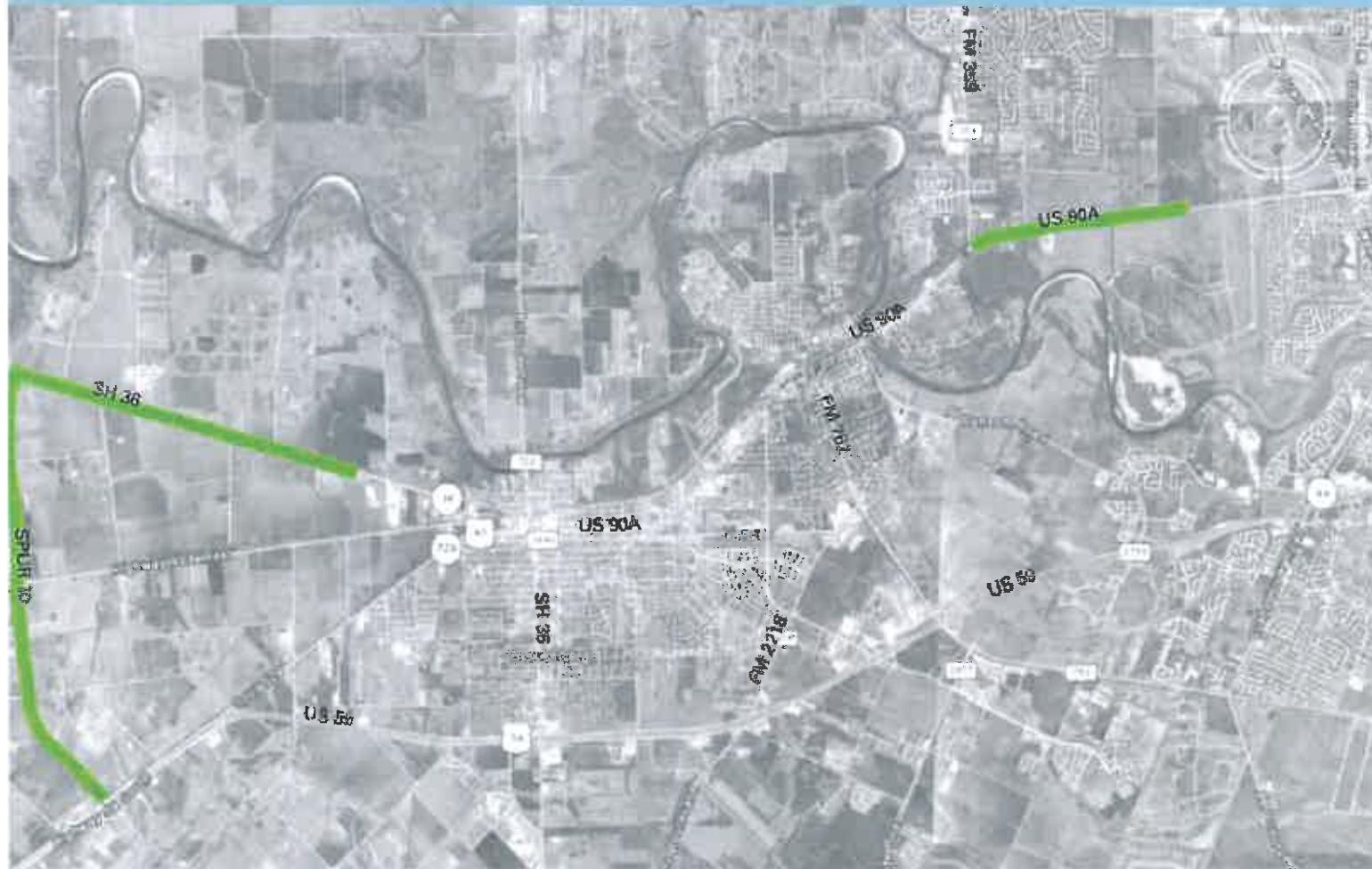
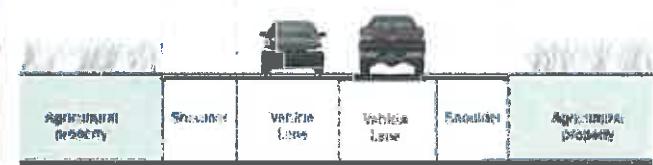
*residential
& commercial*



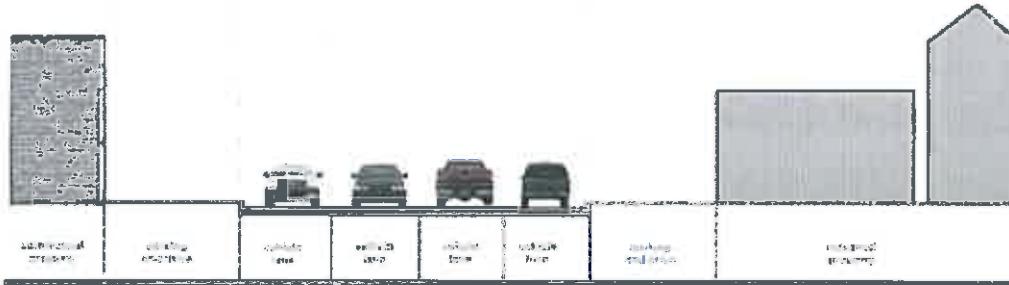
EXISTING CONDITIONS

rural

- 3 lanes
- little development
- mostly agricultural
- on the edges of town



EXISTING CONDITIONS



industrial

- 3 or 4 lanes
- some sidewalks
- high need for landscape buffers

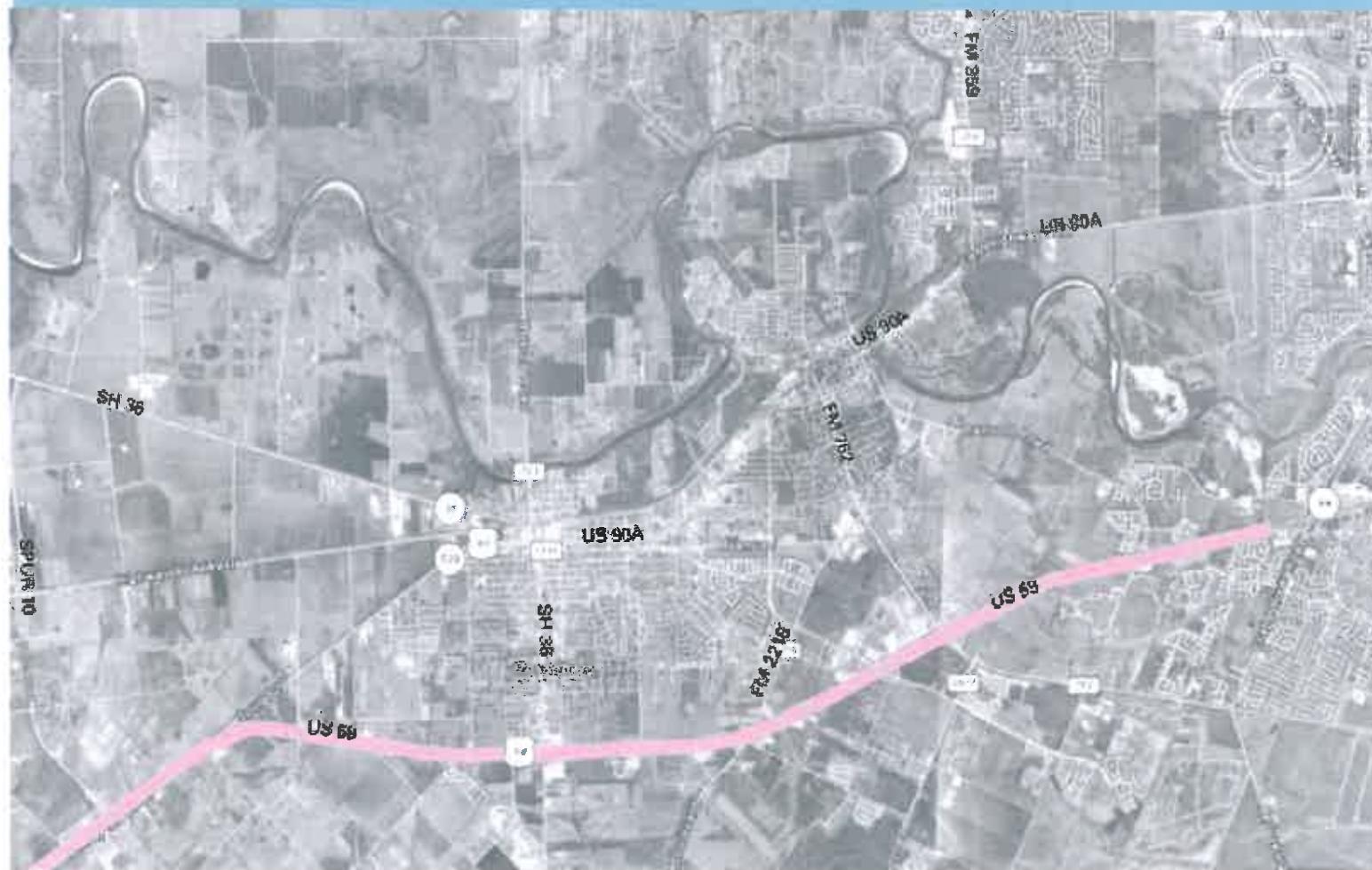


EXISTING CONDITIONS



freeway

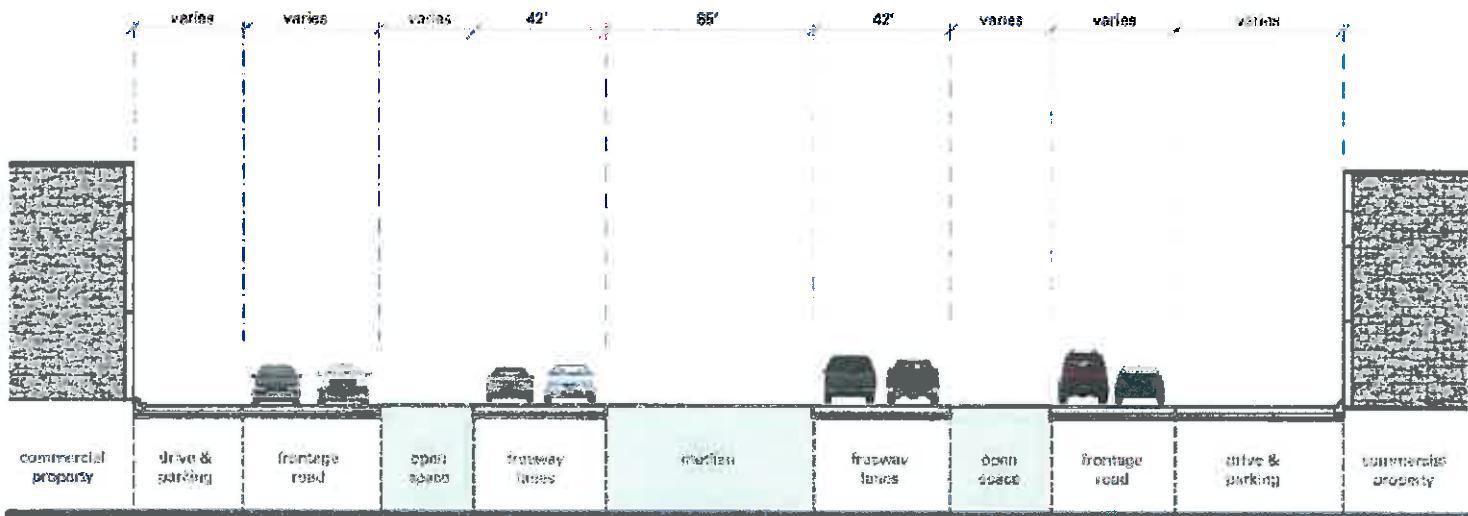
- 4 lanes with center median and some frontage roads
- commercial developments
- main access to both towns



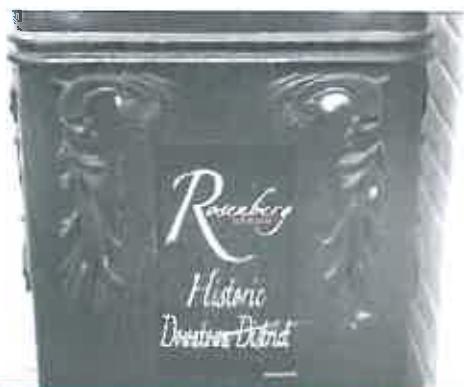
EXISTING CONDITIONS



freeway



GOALS & PRINCIPLES



WFBMD goals



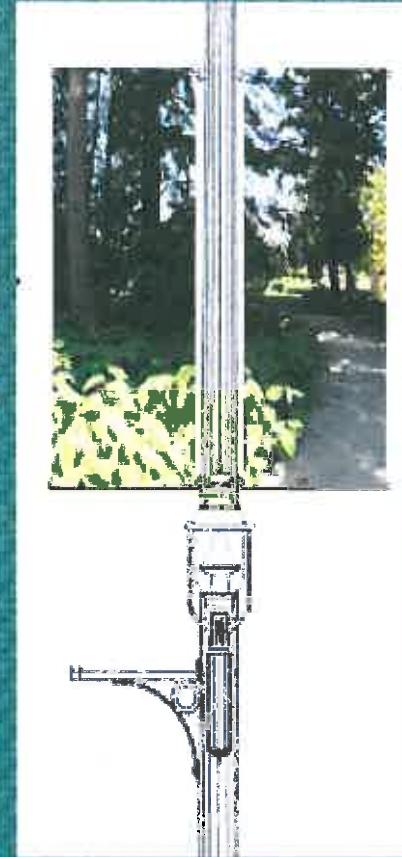
- *create a sophisticated uniting identity for the district*
- *increase property value through beautification*
- *attract economic development*
- *compliment and coordinate existing resources and services*
- *stimulate the creation of parks, open space, and trails*



GOALS & PRINCIPLES

*focus group
suggestions*

- utilize the live oak as the symbol for the district
- lampposts with hanging baskets, banners and street signs designating the historic districts
- pedestrian friendly sidewalks and bike paths
- directional signage defining points of interest
- murals and public art
- maximize the use of the Brazos River



GOALS & PRINCIPLES



- incorporate previous ideas from WFBMD goals and focus group
- provide for long term maintenance that will ensure the landscape's survival
- promote cultural heritage that is the identity of west fort bend county
- “layer” elements to create a rich experience that unfolds as one moves through the corridors



PLANNING STRATEGY

'kit o parts'

- a combination of streetscape and landscape elements
- different applications for different conditions within the corridors
- can be installed over time
- certain 'big bang' elements for critical town access points



PLANNING STRATEGY



tree uses



- *Reforestation* US-59 “Green Ribbon” extension
 - *Clusters* Rural and Transition Areas
 - *Bulb-Outs* Pedestrian Crosswalks
 - “Signature” Live Oaks Give them room!
 - *Special Conditions* Under Power lines
Pipeline easements
Drainage



PLANNING STRATEGY



tree palette



reforestation

- *Live Oak* Evergreen
- *Pine* Evergreen
- *Magnolia* Evergreen
- *Cypress* Evergreen

- *Red Oak* Deciduous
- *Nuttall Oak* Deciduous
- *Mexican Sycamore* Deciduous
- *Red Maple* Deciduous
- *Texas Hickory* Deciduous

signature trees

- *Live Oak* Evergreen
- *Crape Myrtle 'Fantasy'* Deciduous
- *Montezuma Cypress* Evergreen
- *Mexican Sycamore* Deciduous



PLANNING STRATEGY



shrub uses

- Hedge Rows
- Understory for Cluster Trees
- Swale plantings



shrub palette

- | | |
|---------------------|------------------|
| •Oleander | <i>Evergreen</i> |
| •Wax Myrtle | <i>Evergreen</i> |
| •Pampas Grass | <i>Evergreen</i> |
| •Dwarf Oleander | <i>Evergreen</i> |
| •Dwarf Wax Myrtle | <i>Evergreen</i> |
| •Dwarf Pampas Grass | <i>Evergreen</i> |



PLANNING STRATEGY

lighting

Simple, timeless style...

- *Pedestrian Lights*
- *Hanging Lights*
- *Sculptural Lights*
- *Special Effect Lights*





PLANNING STRATEGY

*special effect
lighting*



PLANNING STRATEGY



signage



existing signage

TXDOT Signs:

City Pride Signs

Boundary Area Guide Signs

Enhancement Markers

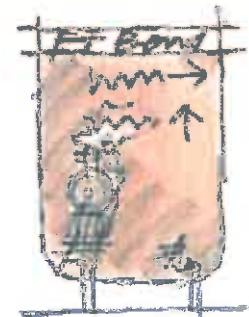
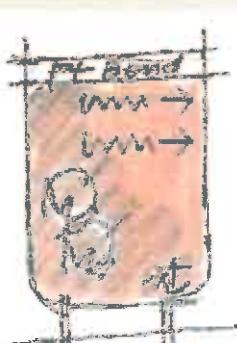
Vehicle Directional Signs

Pedestrian Directional Signs

- *Murals*
- *Banners*
- *Custom Street Signs*



proposed signage



TEXAS
WILDERNESS
TRAIL

TEXAS
TROPICAL
TRAIL

TEXAS
WILDERNESS
TRAIL

PLANNING STRATEGY



site furnishings

existing site furnishings



proposed site furnishings

PLANNING STRATEGY



paving

existing paving

- Add brick pavers to texture sidewalks downtown
- Improve crosswalks
- Add trails
- Add bike lanes
- Add curbs and planting areas to limit "free-for-all" parking



proposed paving



CORRIDOR TREATMENTS

overview

treatment type 1
"Destination"

treatment type 2
"Pedestrian Passage"

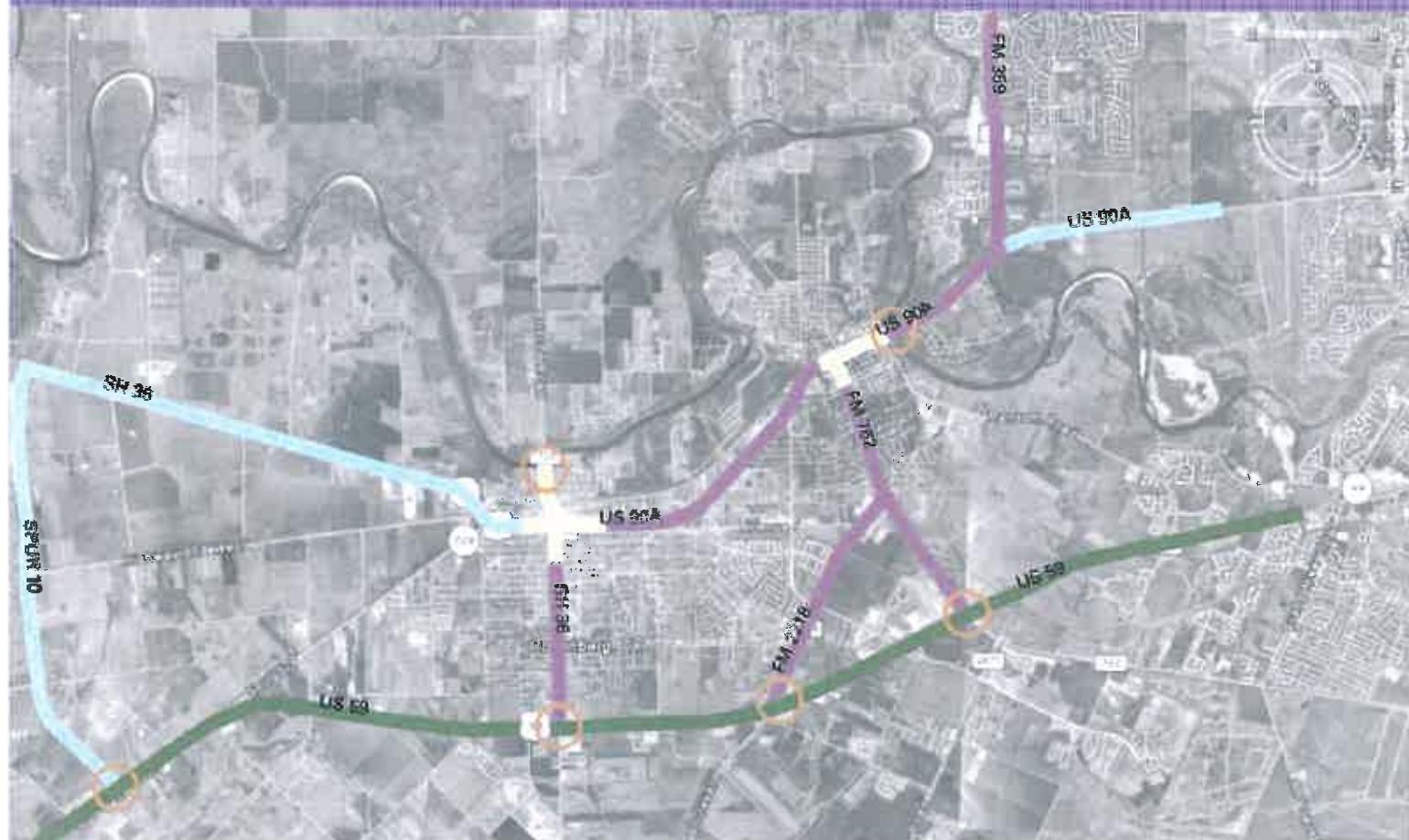
treatment type 3
"Transition"

treatment type 4
"Reforestation"

treatment type 5
"Signature Entry Node"

POTENTIAL CORRIDOR TREATMENTS

AREA	CENTER OF TOWN	CENTER/MID TOWN	MID-EDGE OF TOWN	EDGE OF TOWN	EDGE OF TOWN
MAP KEY #	1	2	3	4	5
FUNCTION	"destination"	"pedestrian passage"	"transition"	"reforestation"	"signature entry node"
ELEMENTS	<ul style="list-style-type: none"> -bikeways/ sidewalks -street trees -lighting -site furnishings -signage -kiosks 	<ul style="list-style-type: none"> -bikeways/ sidewalks -street tree groups -landscaping -pockets -signage 	<ul style="list-style-type: none"> -bikeways/ sidewalks -street tree groups -landscaping -pockets -signage 	<ul style="list-style-type: none"> -tree reforestation -landscaping -masses -signage 	<ul style="list-style-type: none"> -tree masses -landscaping masses -signage

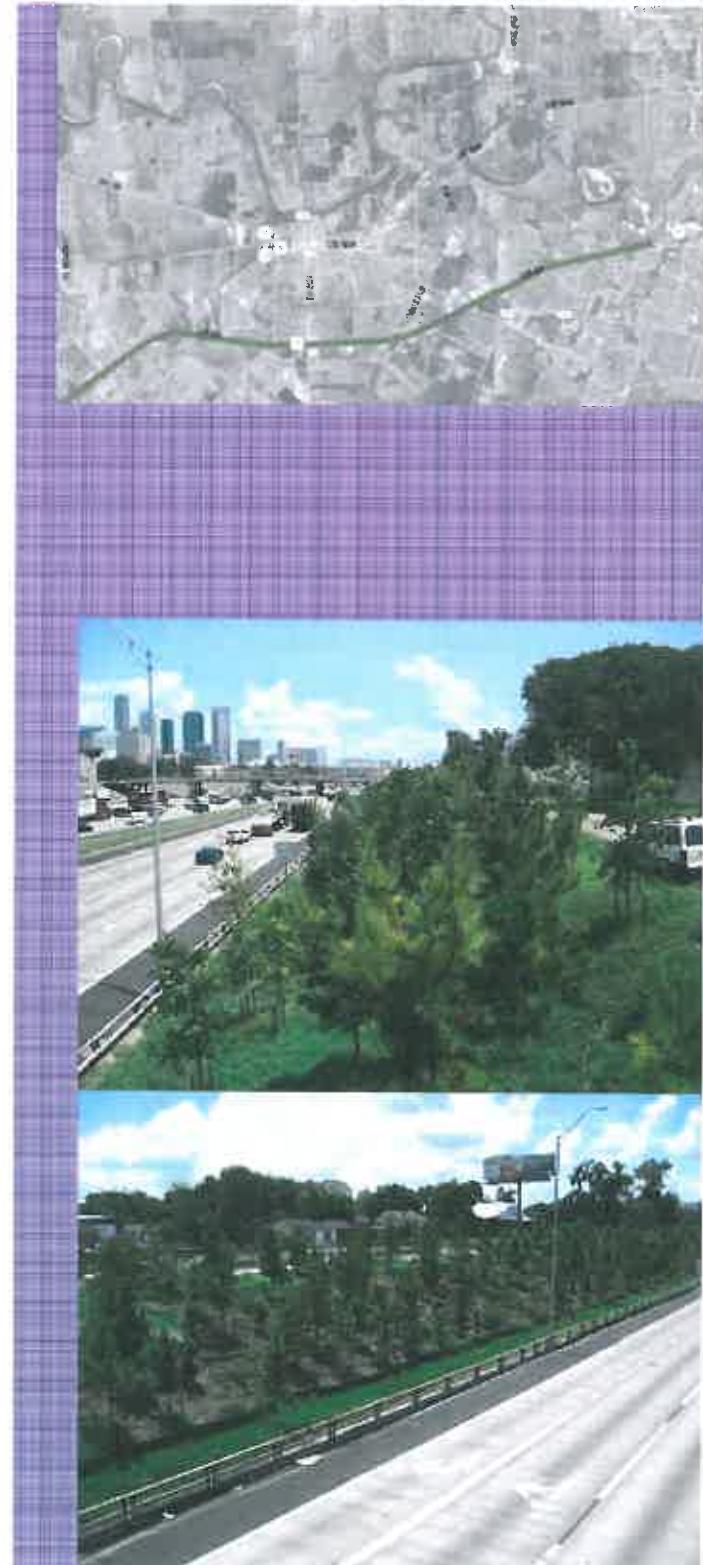
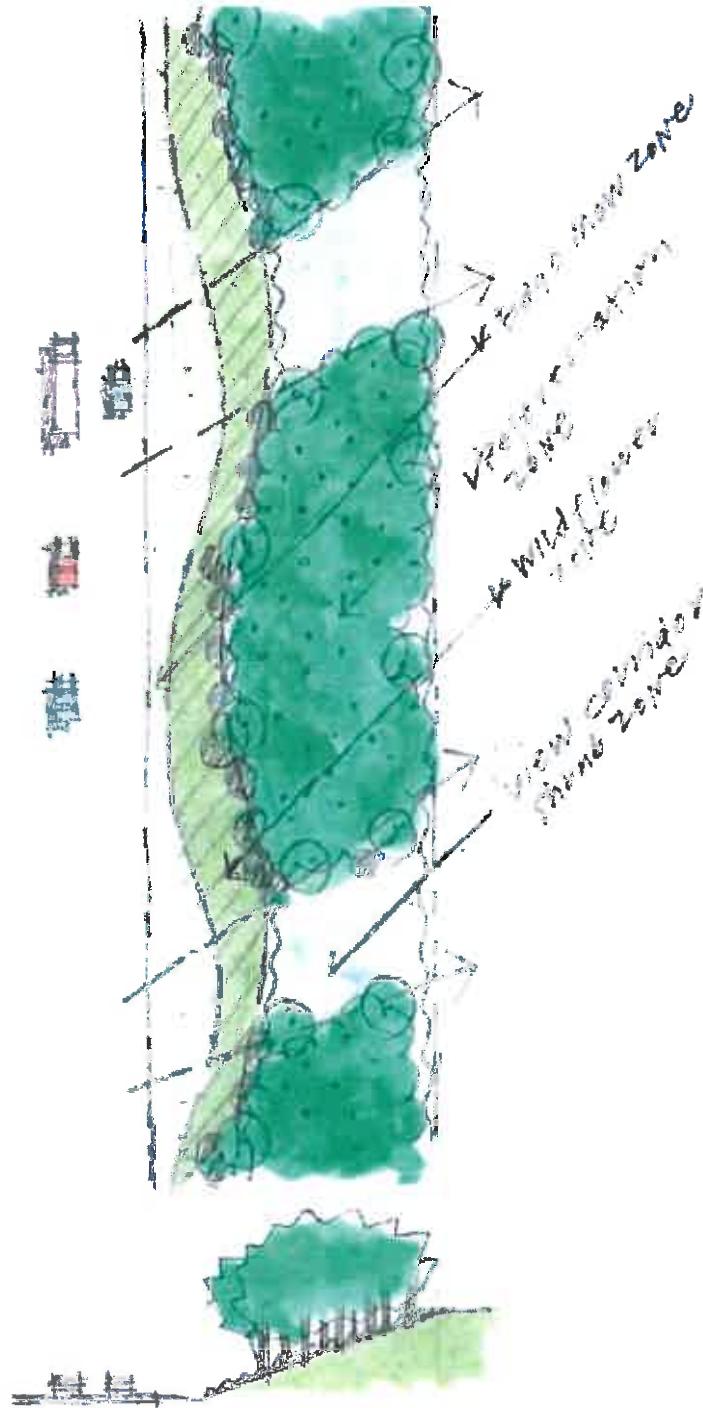


CORRIDOR TREATMENTS

reforestation

- mass plantings of mixed trees
- open view corridors to retail
- wildflowers
- entirely mulched areas require less mowing
- typical cost: \$2 per SF

*reforestation planting on sloped edge
no frontage road*



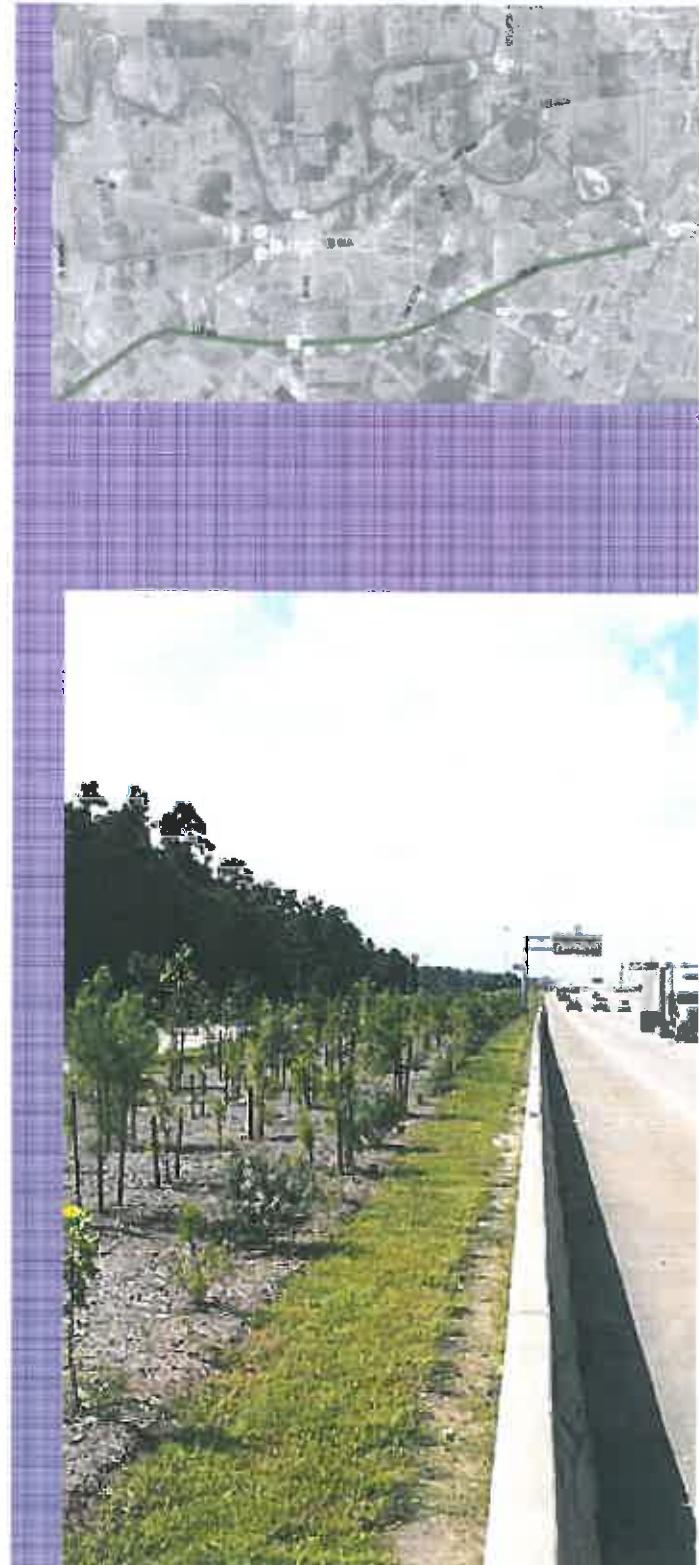
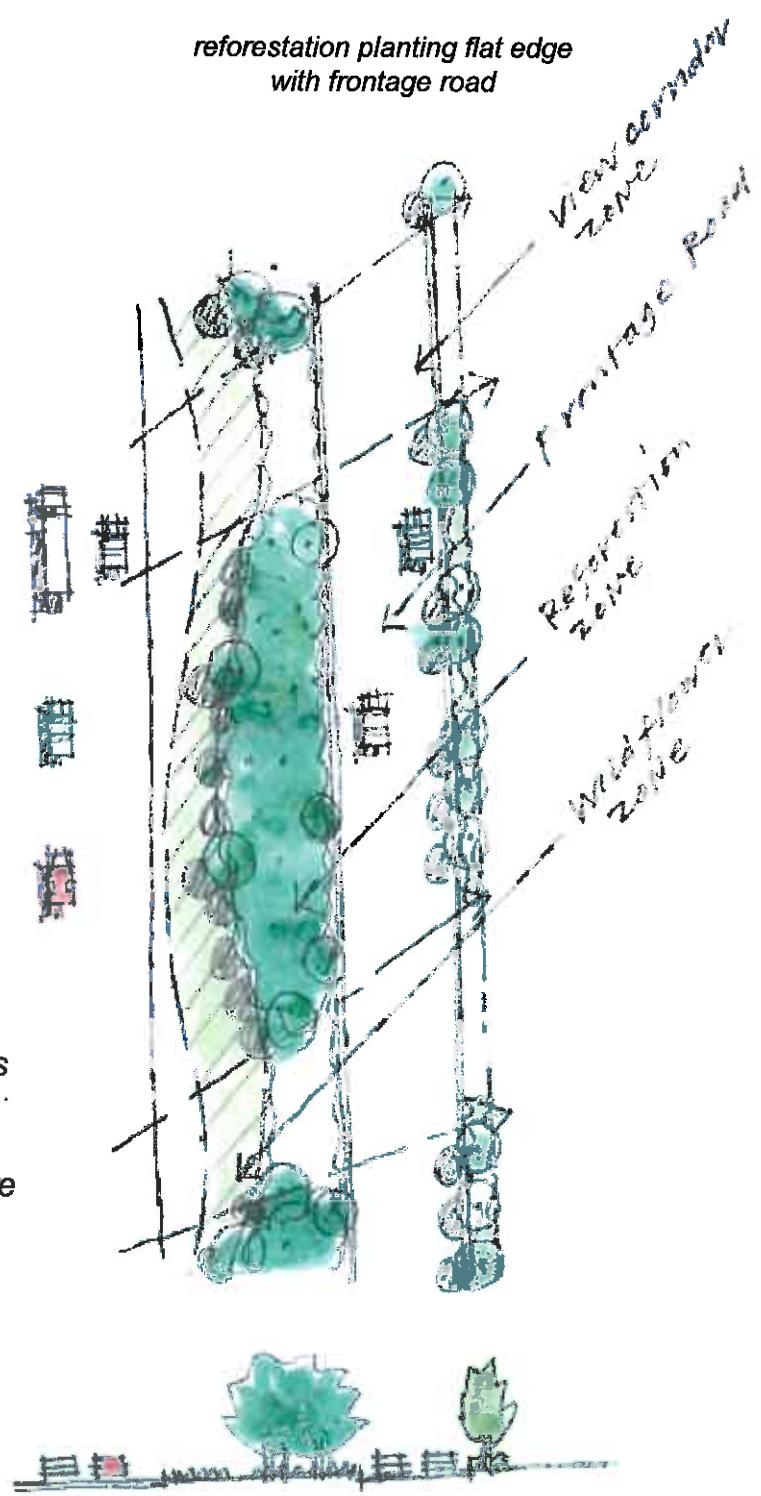
CORRIDOR TREATMENTS

reforestation

- mass plantings of mixed trees
- open view corridors to retail
- wildflowers
- entirely mulched areas require less mowing
- typical cost: \$2 per SF



reforestation planting flat edge with frontage road

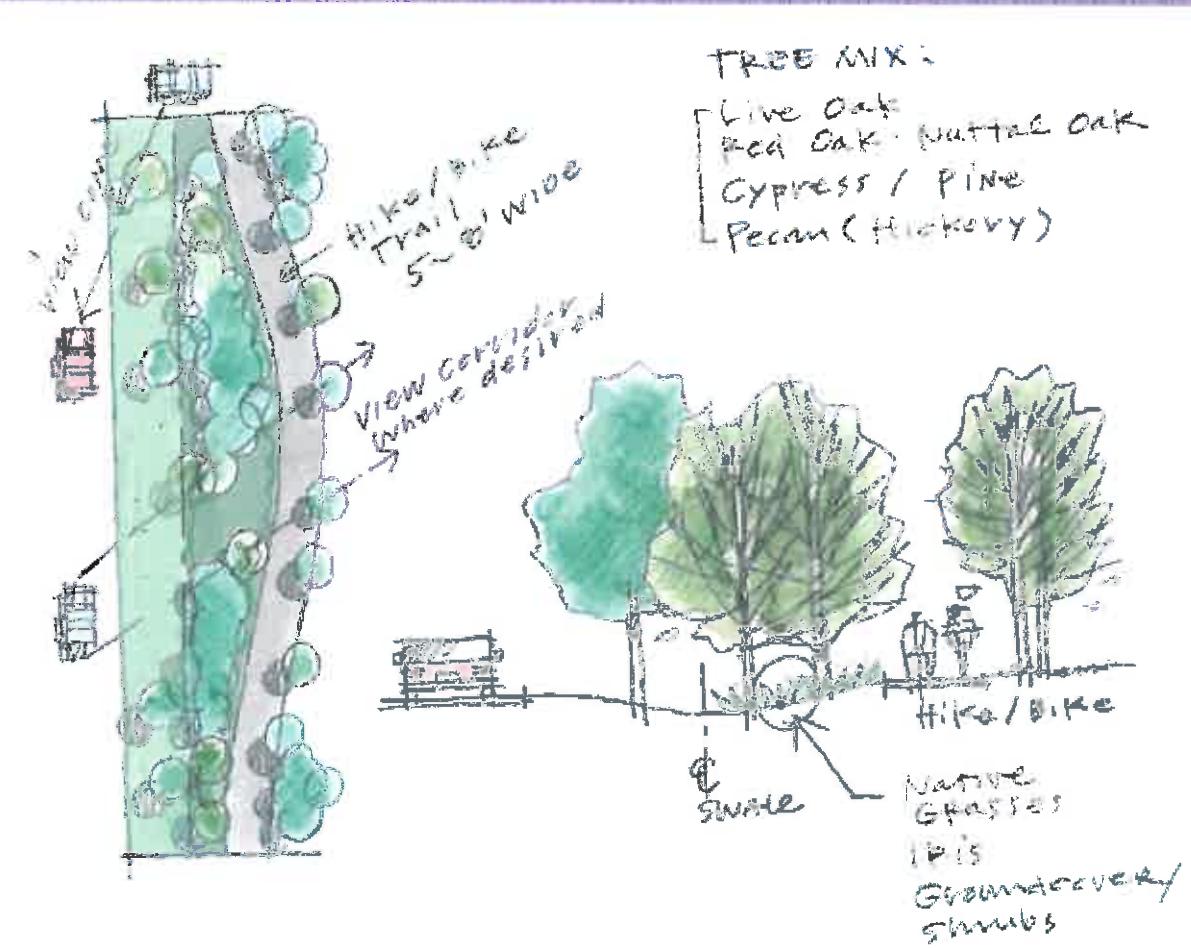


CORRIDOR TREATMENTS



*transition
(future pedestrian passage)*

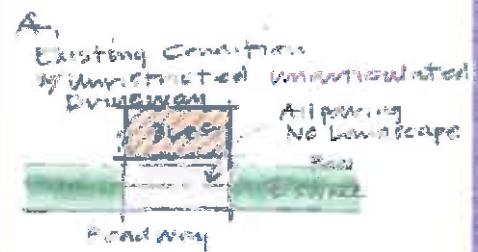
- bikeways
- tree masses
- signage
- 'ditch beautiful' plantings
- typical cost:
 - trail: \$5/SF
 - plantings: \$2.50/SF



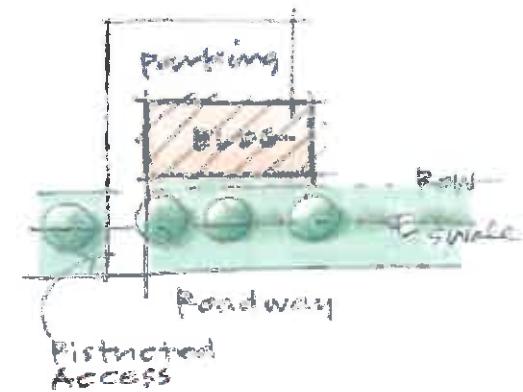
CORRIDOR TREATMENTS

pedestrian passage

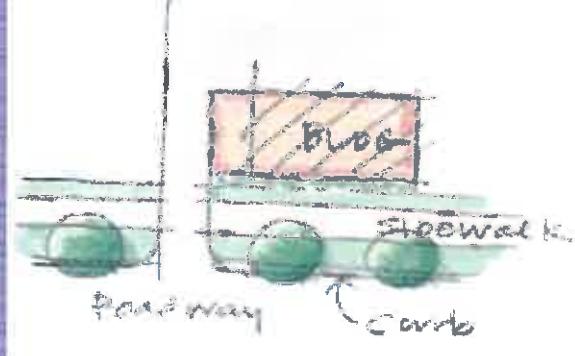
- restricted driveway access
- new bikeways and sidewalks
- street trees
- pockets of landscaping
- lighting
- signage



B. Revised w/ Landscaping



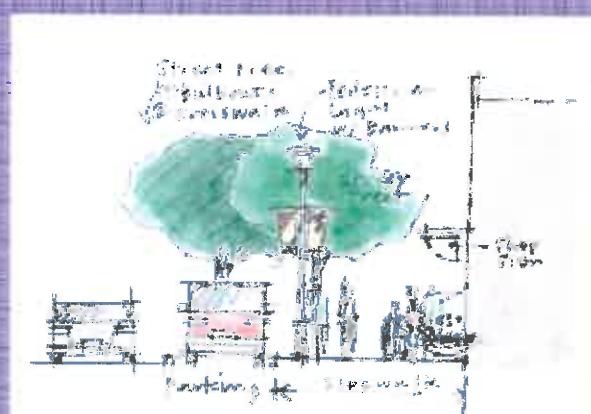
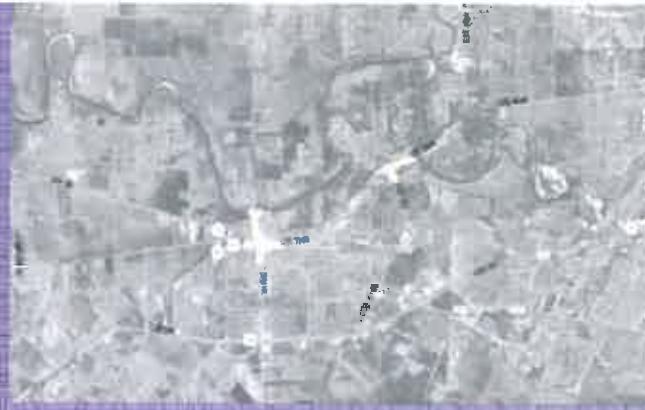
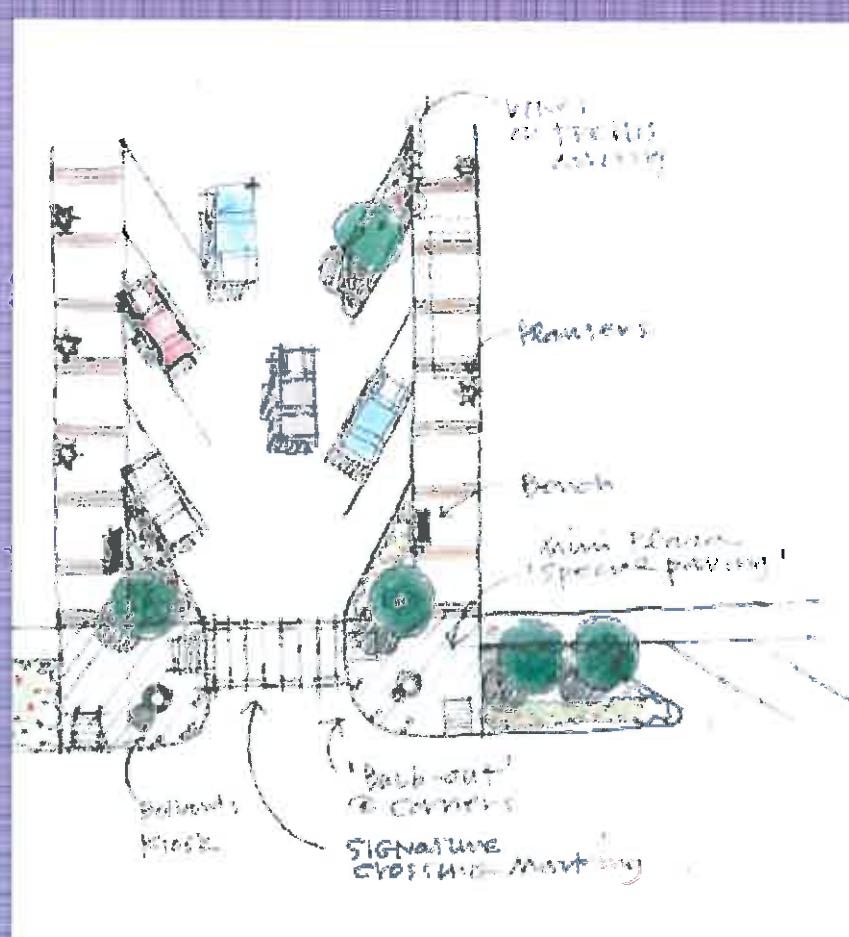
C. Street w/ Curb/Gutter and Landscaping



CORRIDOR TREATMENTS

*downtown
destination*

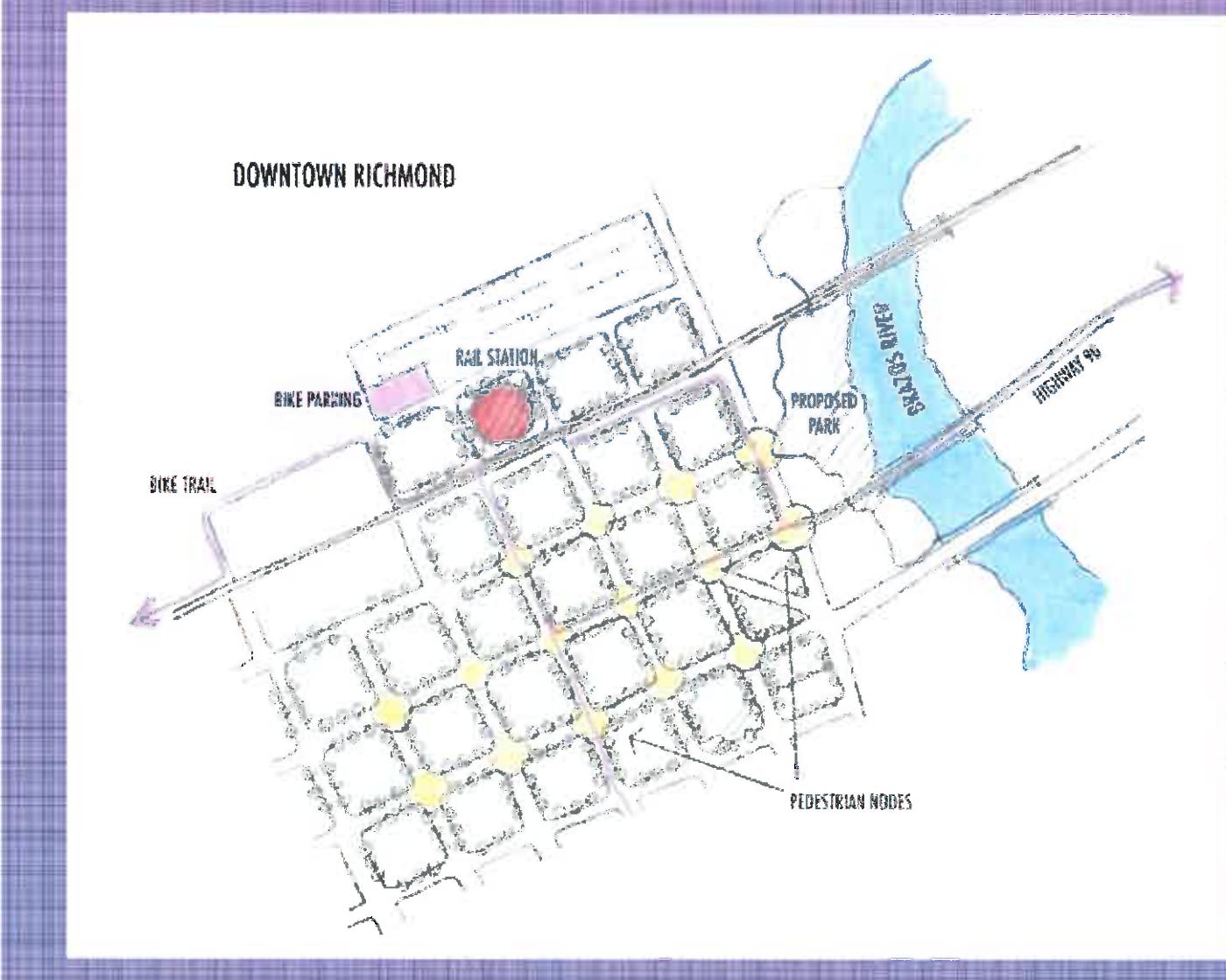
- improve and expand sidewalks, crosswalks
- signage
- lighting elements
- site furnishings and kiosks
- street trees and plantings



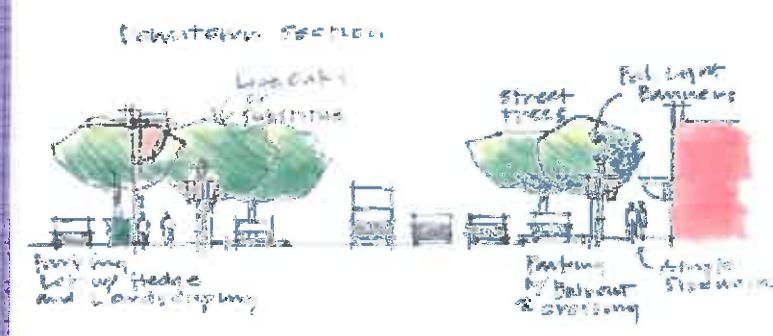
CORRIDOR TREATMENTS

downtown Richmond

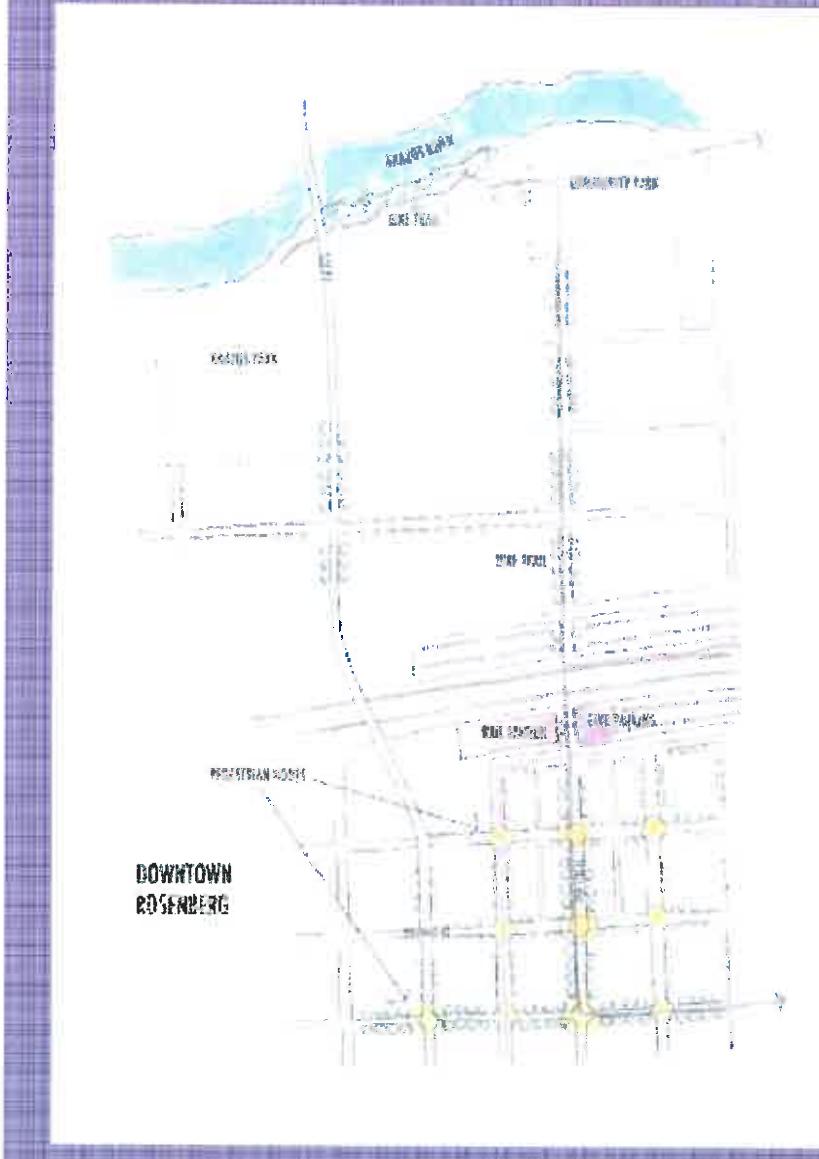
- pedestrian nodes with downtown streetscape improvements
- bike trail to connect Richmond and Rosenberg
- bike parking at commuter rail station
- new park to connect downtown to the river



CORRIDOR TREATMENTS



*downtown
Rosenberg*



- pedestrian nodes with downtown streetscape improvements
 - bike trail to connect Richmond and Rosenberg
 - bike parking at commuter rail station
 - Brazos Park and Community Park improvements
 - hike and bike trail along the river



SPECIALTY TREATMENTS

- viewing dock overlooking Brazos River
- picnic areas
- pavilion and amphitheater for group gatherings
- specialty gardens

Brazos Park



SPECIALTY TREATMENTS

- hike and bike trail along the river
- picnic areas
- sports complex
 - soccer fields
 - basketball courts
 - baseball field



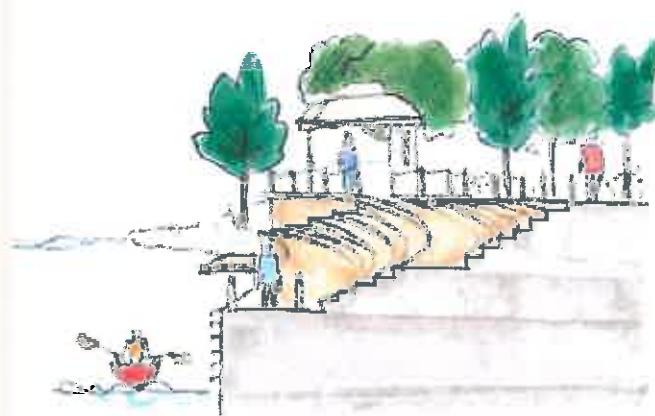
Community Park



SPECIALTY TREATMENTS

Richmond riverfront park

- riverfront restaurants
- bike paths
- canoe/kayak landing
- festivals
- fireworks



SPECIALTY TREATMENTS

*Richmond
riverfront park*

- riverfront restaurants
- bike paths
- canoe/kayak landing
- festivals
- fireworks

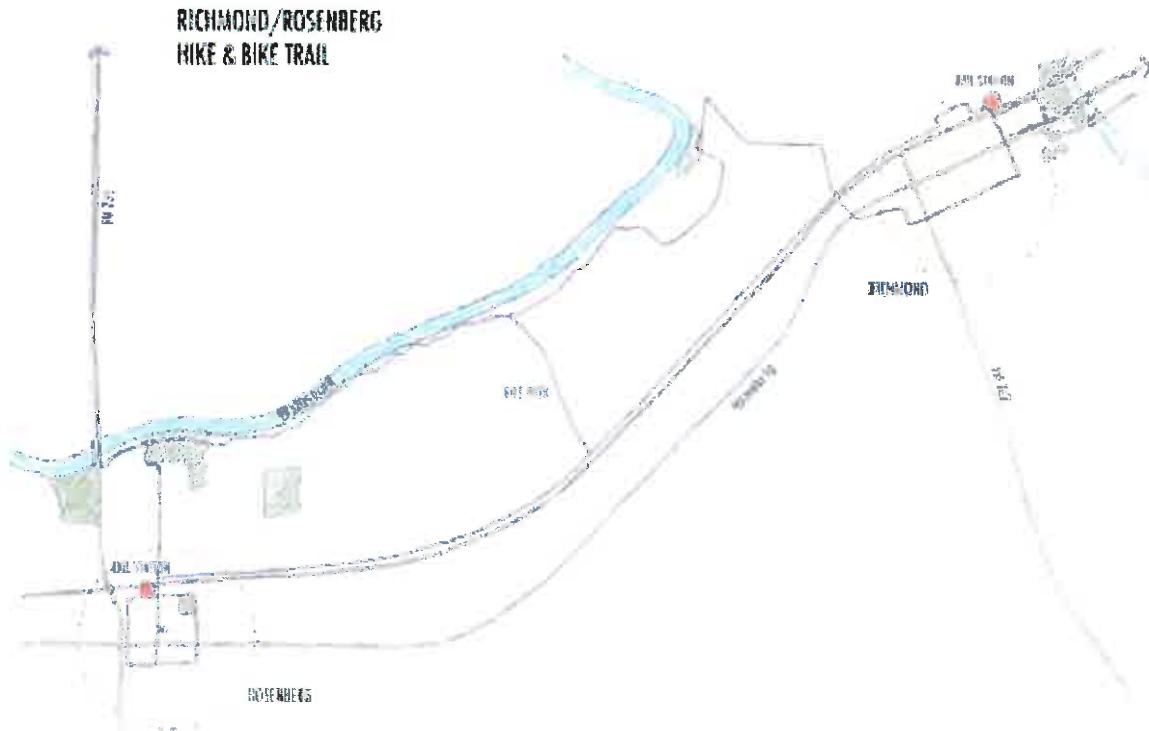


SPECIALTY TREATMENTS



*hike and
bike trails*

- 2 main routes:
riverfront
90A
- shortcuts to provide loop access
- connects to both downtowns and several parks
- bike parking at commuter rail stations



SPECIALTY TREATMENTS

- an attractive entry to town that reduces monthly mowing
- groups of highway reforestation plantings
- view corridors to retail
- large specimen live oaks
- rows of globe lighting with plantings

US 59/ FM 762
“Cottonfield” Scheme



SPECIALTY TREATMENTS

US 59/FM 762
“Cottonfield” Scheme

