



Comprehensive Plan Update Report

Community Input Snapshot

Executive summary of input from Questionnaire #1 and Focus Groups as of 10/11/2024

FOCUS AREAS:

Focus Area 1: Fondren Rd:

Vision: Relevant, cleaner look; hotel/lodging; improved identity for the corridor; decorative lighting; distinguishing beautification features that let people know they are in Missouri City. Police annex station

Focus Area 2: S Gessner Rd:

Vision: A more aesthetic, cleaner corridor; businesses that make sense for the community; decorative lighting; innovative food hall in office warehouse park

Focus Area 3: Texas Parkway:

Vision: Gateway to the City; eye catching entrance from US 90A; Missouri City town center, downtown; overpass connecting Texas Pkwy to S Gessner Rd; funplex with a movie theater, bowling and games; multiple housing choices; decorative lighting; high end retail options; zip line park; distinguishing beautification features that let people know they are in Missouri City; coffee shops, food trucks, and out door cafes. Walkable places. Grocery store close to US 90A.

Focus Area 4: 5th Street & Independence Blvd:

Vision: Expanded 5th Street with covered ditches; zip line park; indoor sporting facilities;

Focus Area 5: FM 1092:

Vision: Redesigned commercial centers to have a more inviting feel/appearance; more sit down, family restaurants; connectivity to American Legion Park by sidewalks and trails; vacant land use for a walkable commercial development; less wasted parking for development; grocery store in the old CVCS; Missouri City main road; nicer streetscape with signage, landscaping, and lighting; more townhome options for young homeowners;

Focus Area 6: Cartwright Rd

Vision: Services for seniors, health care facilities; decorative lighting

Focus Area 7: Fort Bend Parkway

Vision: Entertainment area for Top Golf, bowling, race cars; Roadway beautification to include flower beds along Watts Rd (east of Knight Rd); use of local artist/talent to beautify the toll road; sound walls along toll road; feeder road; corporate office space;



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Focus Area 8: Trammel Fresno Rd:

Vision: Mixed use, walkable, family friendly

Focus Area 9: Highway 6 (east of Fort Bend Parkway):

Vision: Walkable, upscale mixed-use developments that include more green space and more trees and community gathering locations. Rice Village types of shops and restaurants. Multiple uses for the parking garage. Convention center and hotels; medical facilities

Focus Area 10: Knight Rd / Watts Rd (east of Knight Rd) / McKeever Rd:

Vision: Green space between commercial and residential area; residential area; 10 feet wide sidewalks to allow for a place to walk, jog along roadways; Building heights limited to be below trees; wildlife preserve; beautiful stand-alone restaurants and cafes placed in the area of McKeever with airport viewing area; lower traffic generating uses along Watts; Lighting along Knight Rd and speed control to reduce drag racing up and down Knight Right.



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GENERAL INPUT:

➤ **Important factors to make Missouri City a great place to live, work, and play:**

Development standards that will make the City look and feel unique

Local businesses that fit well with the neighborhoods; lots of dining, stores, hotels, medical services; town centers, plazas, and gathering places

Practices to save the environment and protect nature

➤ **Choosing to live or do business in Missouri City:**

Home choice: perfect home, near family, great neighborhood

Location / accessibility: Regionally accessible; short commutes to work, shopping, recreation, church, medical

Natural environment: green space, wildlife, mature trees, non-concrete City

➤ **Concerns:**

Connectivity; lack of sidewalks and trails connecting to commercial development

Development that does not align with adjacent properties; boring big box and strip center development; No entertainment or destinations; food options

Increased traffic and flooding risk; loss of natural beauty surrounding neighborhoods; overbuilding

Lack of opportunities to receive communication and input from residents as it relates to the development activity

Safety

➤ **Emerging items:**

Places for City history (Watts cemetery; museum; cultural center within City)

Preservation/conservation of open space/green space/community gathering spaces; walkable areas

Youth sports

Upscale development



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PARTICIPATION STATISTICS:

❖ Questionnaire #1

Total responses to date:		54
Subdivisions represented:		23
Years living in Missouri City:	0-15 years:	54%
	16+ years:	41%
	Not in City:	5%
Age of respondents:	35 years or less:	22%
	36-55 years:	52%
	56+ years:	24%
Work in Missouri City:		20%

❖ Focus Groups

Total number of focus groups:		14
Total number of participants:		126*
Average number of participants:		9
Participants with direct access to focus areas:		53
Average years living in area:		9 years
Years living in Missouri City:	Longest:	49 years
	Shortest:	1 month (August)
	Average:	18 years

*Note: Focus group participants based on number attending each session. Several participated in multiple sessions. This number will be adjusted as further analysis of input is performed.