



Rockwall County Road Consortium Brief

Rockwall County Outer Loop Project

From FM 2755 to SH 205
CSJ: 0918-25-027

Rockwall County, Texas

May 21, 2025



Project Background | The Regional Outer Loop

The Rockwall County Outer Loop Project is part of the regional outer loop examined during the 2011 NCTCOG Regional Outer Loop Feasibility Study, which included 12 counties around the Dallas-Fort Worth Metroplex.

Denton County Outer Loop Project:

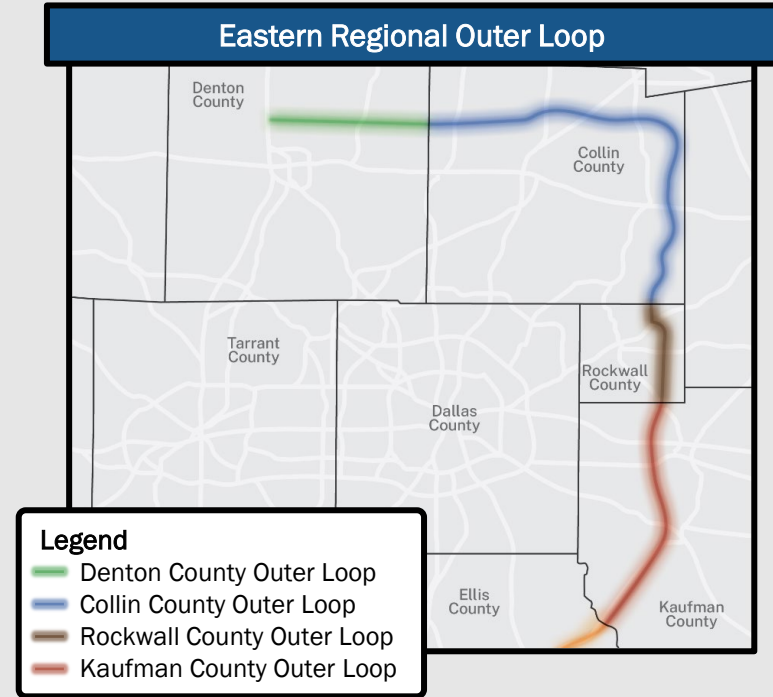
www.DentonCountyOuterLoop.com

Collin County Outer Loop Project:

www.ccol-se.com

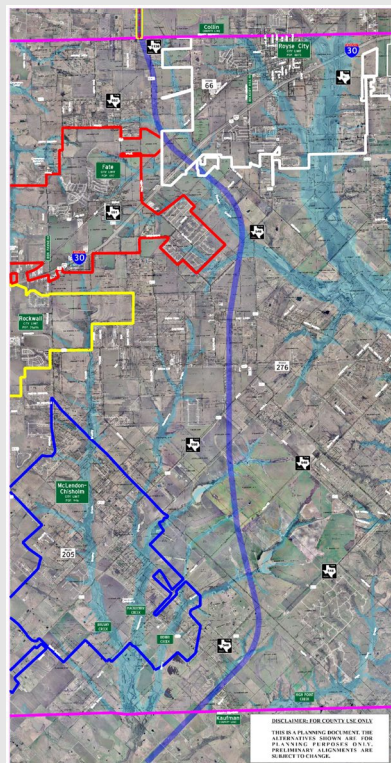
Kaufman County Outer Loop Project:

www.kaufmanouterloop.com

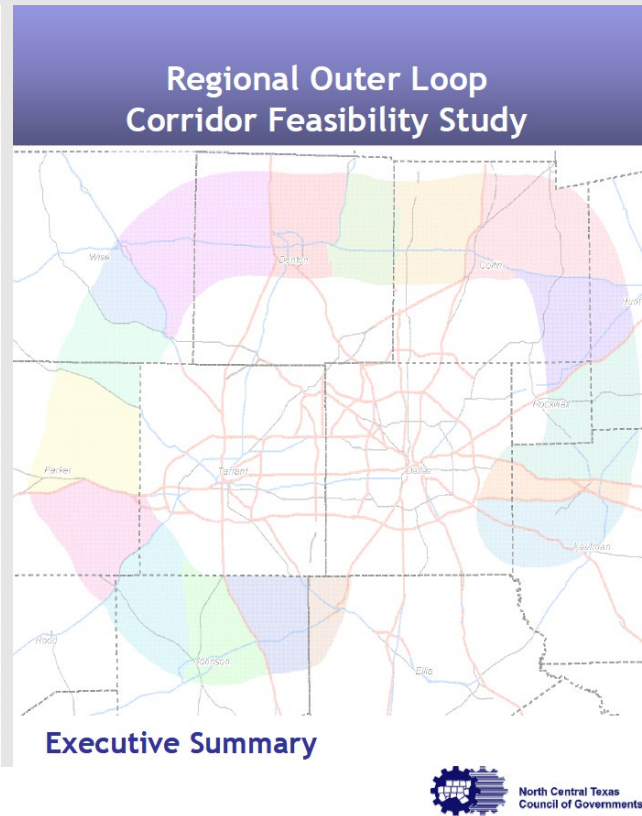


Project Background | Regional Planning

- Rockwall County Preliminary Alignment Alternatives (2005)
- Rockwall County Preferred Alignment (2007)
- NCTCOG *Mobility 2030 Metropolitan Transportation Plan*, Regional Bypass (2007)
- NCTCOG Regional Outer Loop Feasibility Study (2011)
 - Study extended over 12 Counties
 - Segments of independent utility ID'ed
 - Rockwall segment part of “Path A”
- Rockwall County Thoroughfare Plans (latest update, 2018)
- NCTCOG *Mobility 2045 Metropolitan Transportation Plan*, 2022 Update (2022)



Rockwall County 2007





Project Background | Regional Planning

The Rockwall County Outer Loop is included in the NCTCOG's draft *Mobility 2050*.

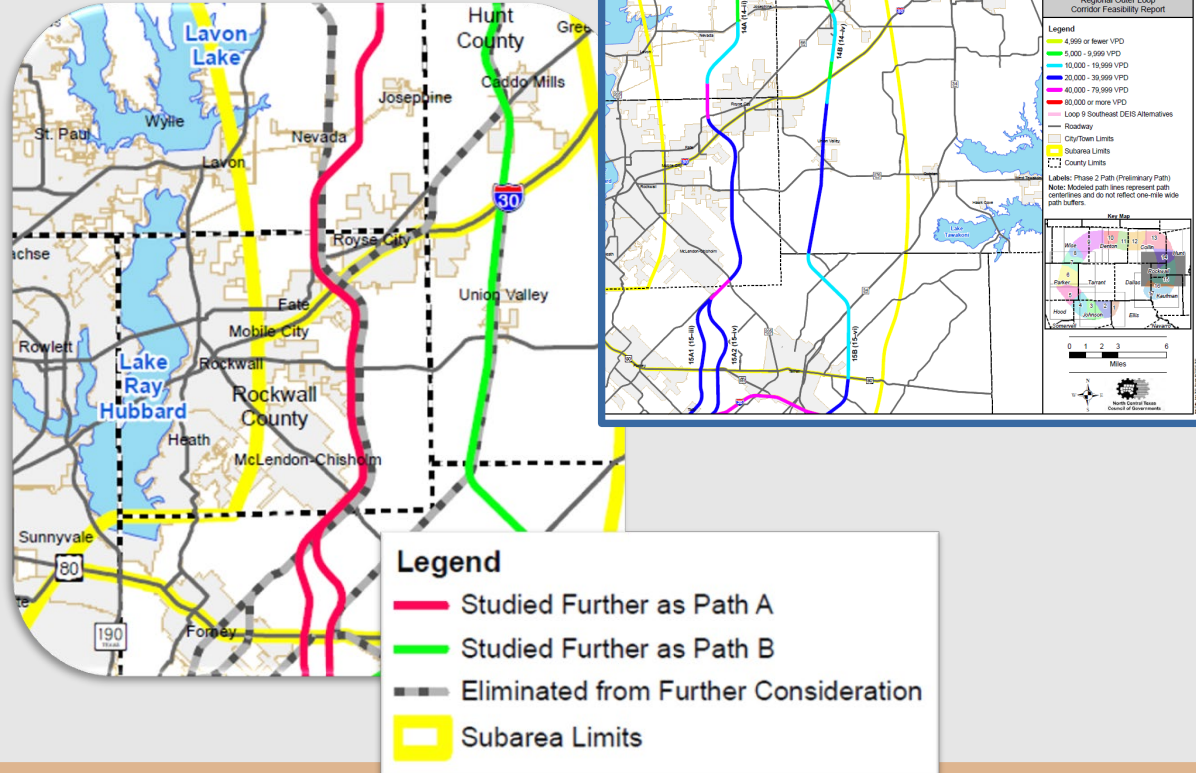
Freeway, Tollway, Express/HOV/Tolled Managed Lanes Recommendations Summary

April 4, 2025

FT Corridor	MTP ID	Facility	From	To	2026 Lanes	2035 Lanes	2040 Lanes	2050 Lanes	Asset Optimization Description	Total Project Cost (YOE)
25 - Outer Loop (East)	FT 111.10.3	Rockwall County Loop	FM 2755/CR 588 Birch Street	IH 30		2 (Frtg-C)	4 (Frtg-C)	4 (Frwy), 4/6 (Frtg-C)		\$1,620,000,000
25 - Outer Loop (East)	FT 111.20.1	Rockwall County Loop	IH 30	SH 205		2 (Frtg-C)	4 (Frtg-C)	4 (Frwy), 4/6 (Frtg-C)		w/ FT 111.10.3

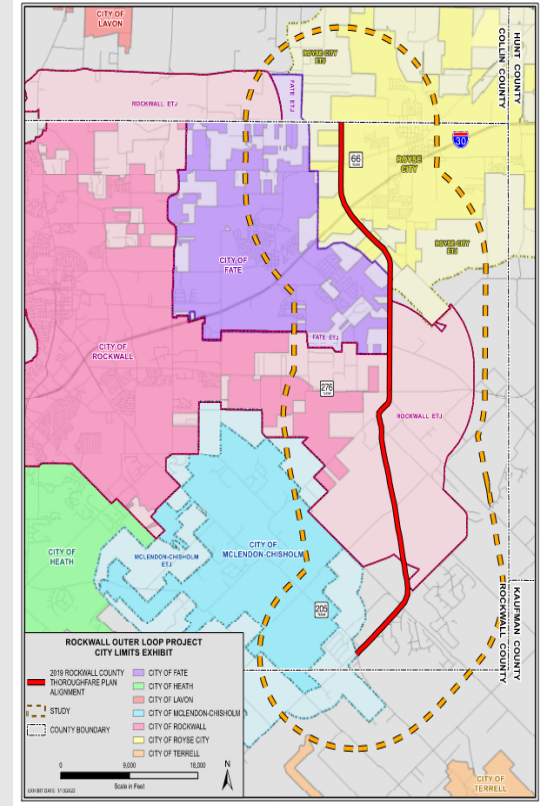
NCTCOG Regional Outer Loop Feasibility Study

- “Path A” helped define the current project
- “Path B” in Hunt County was an alternative to “Path A” in Rockwall County
- Using I-30 in Rockwall County was eliminated as an alternative
- “Path B” was eliminated because it did not meet local and regional mobility needs for current and future projected traffic





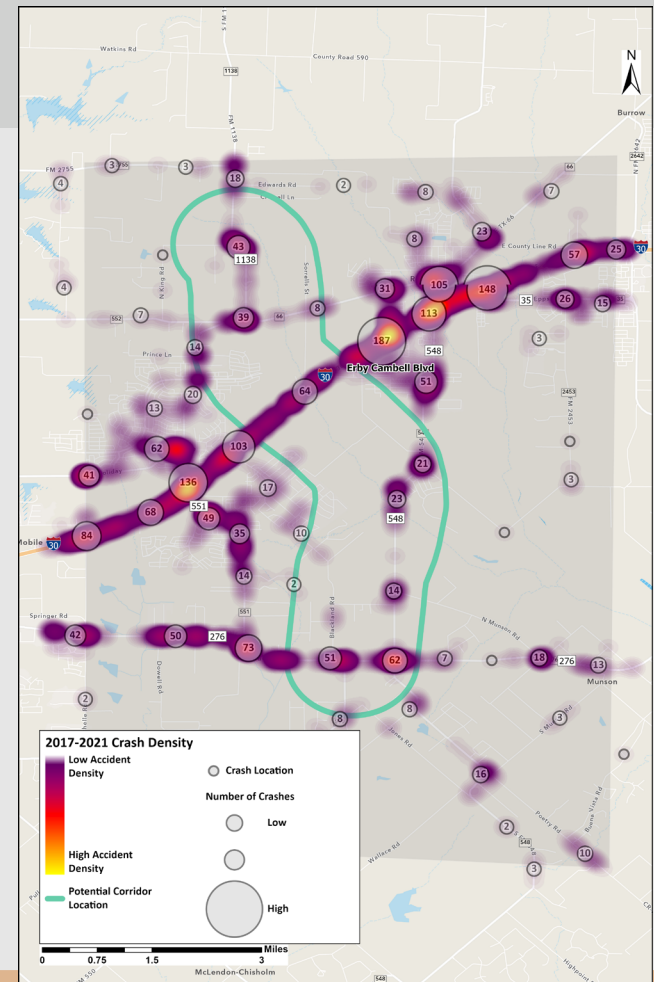
- Phase 1 – from FM 1138 north of I-30 to SH 276
- Phase 2 – from SH 276 to SH 205



Project Description | Purpose & Need

The purpose of this study is to provide a north-south roadway in Rockwall County to:

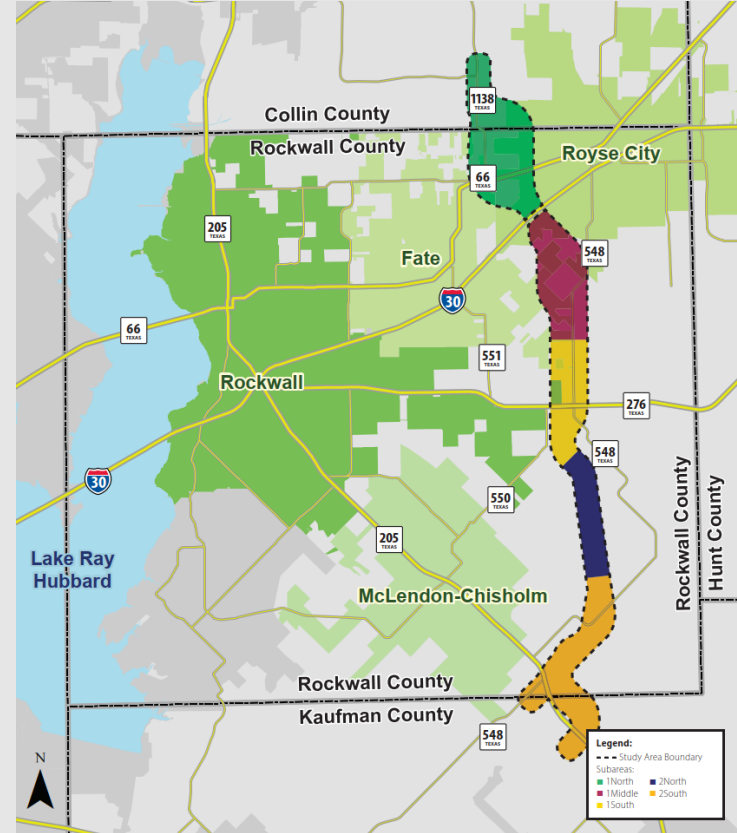
- meet local and regional mobility needs for current and future projected traffic,
- address congestion on major roadways in the study area such as SH 205 and FM 548, and
- enhance safety of the roadway system in the project area.



Project Description | Study Area for Evaluation

Subareas for Technical Alternatives Analysis / Route Study

- Phase 1
 - North: FM 1138 north of Collin County Line to I-30
 - Middle: I-30 to North of Linda Lane
 - South: North of Linda Lane to South of SH 276
- Phase 2
 - North: South of 276 to North of FM 548
 - South: North of FM 548 to SH 205



Previous Work | Agency Staff Coordination Meetings

Briefings to City/County Staff

- Rockwall Co
9/21/22, 10/19/22, 12/9/22, 2/21/23,
3/15/23, 5/2/23, 3/22/24, 3/28/24
- Royse City
12/8/21, 5/19/22, 8/15/22, 11/3/22,
11/8/22, 3/15/23, 5/2/23, 5/16/23,
10/3/23, 3/21/24, 11/1/24
- Fate
11/23/22, 3/15/23, 5/2/23, 9/26/23,
3/13/24, 11/6/24
- Rockwall
5/2/23, 5/12/23, 10/13/23, 11/6/24
- McClendon-Chisholm
5/2/23, 5/12/23, 10/13/23, 6/18/24,
11/6/24

Monthly meetings with:

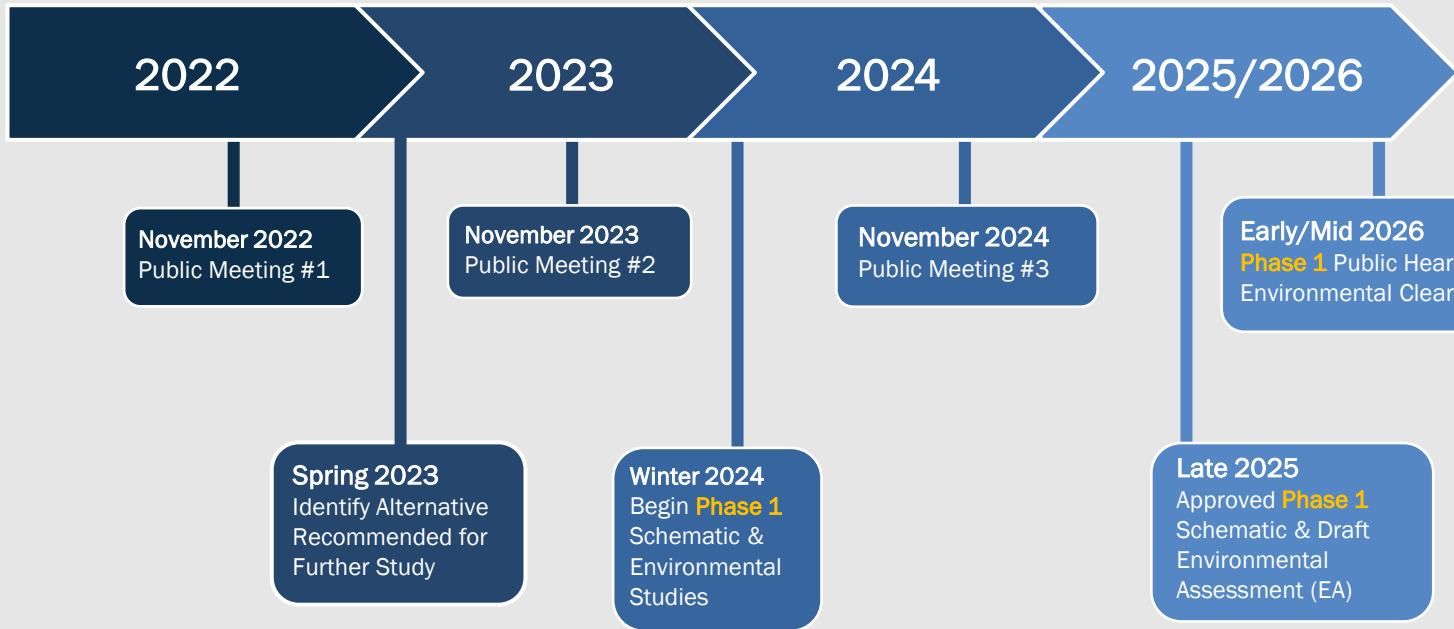
- NCTCOG
- TxDOT
- Rockwall County
- Kaufman County
- Collin County
- Denton County



Phase 1 Project Timeline

Current Step: Phase 1 Schematic and Environmental

Future Steps



- ▶ Identify Funding
- ▶ ROW Acquisition
- ▶ Utility Relocation
- ▶ Begin Construction

Project timeline is tentative and subject to change.

November 2022

Phase 2 North Alternatives

 Green

Phase 2 South Alternatives

 Blue

 Green

 Orange

 Purple

 Red

 Turquoise

 Yellow

November 2023

Phase 2 Alternatives

 Aqua

 Brown

 Gray

 Green/Purple

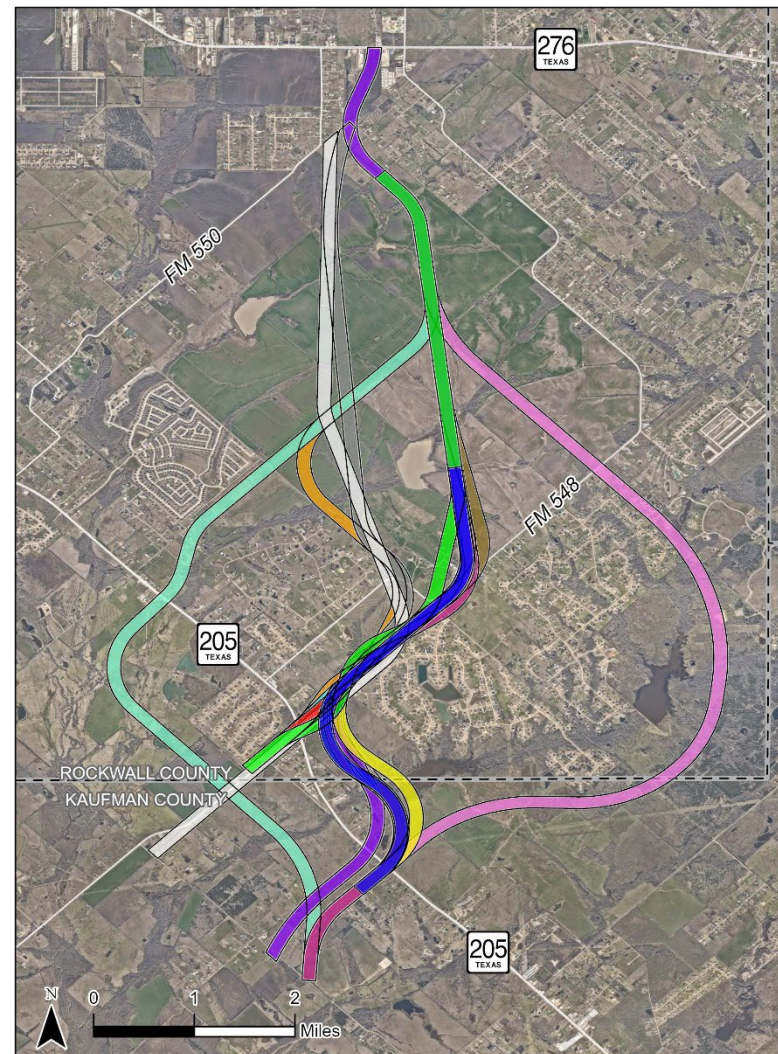
 Green/Purple MOD

 Orange

 Pink

 Violet

 White



Preliminary Alternatives Analysis



Engineering / Design Features

Length, Right of Way Areas



Impacts to Natural & Section 4(f) Resources

Parks, Historic, Archeologic, Floodplain, Wetlands, Riparian Hardwood Forest



Community & Socio-Economic Impacts

of Displacements, # Property Owners Affected, Hazmat Sites, # Residences within 500 feet



Transportation Performance

Access, Regional Mobility, Consistency with Thoroughfare Plans



Major Infrastructure & Federal Property

Railroads, Airports, Electric & Utility Infrastructure, Soil and Water Conservation Reservoirs and Dams



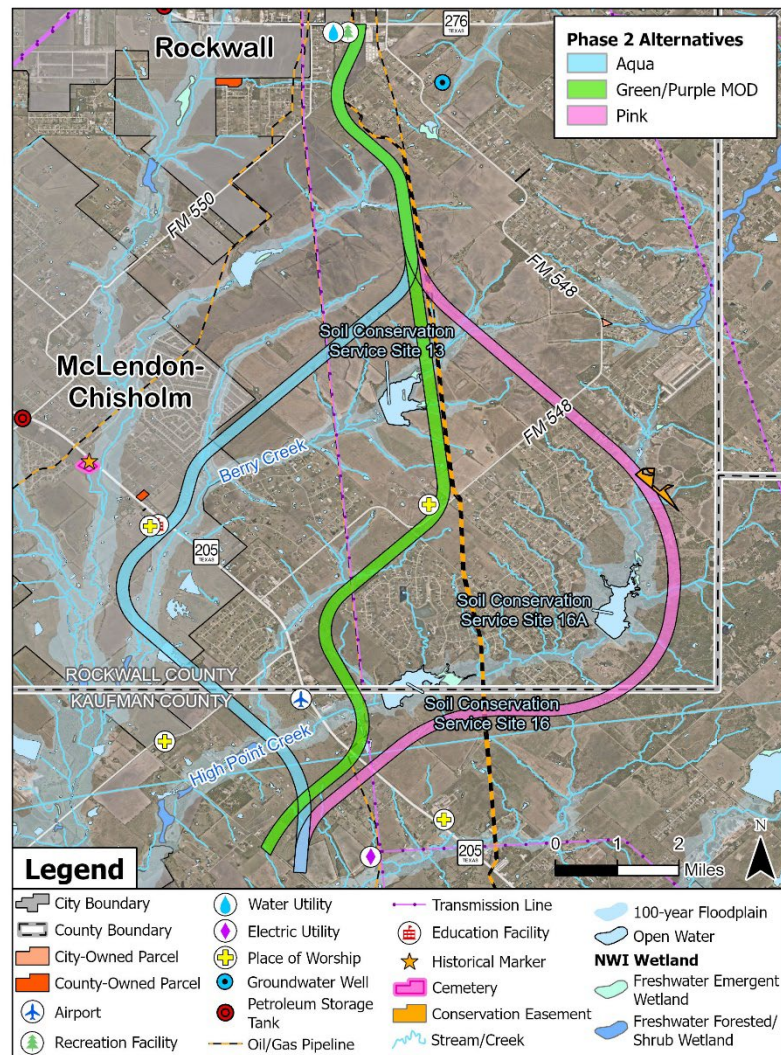
Other Measures

Costs, Local Support (Cities, County, Agencies, Public)



Previous Work | Phase 2 Alternatives Carried Forward

ALTERNATIVE FEATURES AND POTENTIAL IMPACTS	ID #	PHASE 2 - TOP 3 ALTERNATIVES		
		From Howell Road to South of SH 205		
		All build alignments are subject to future refinements.		
		Aqua (west)	Green/Purple MOD	Pink (east)
ENGINEERING / DESIGN FEATURES				
Alignment Length (miles)	1	7.911	7.056	8.986
Estimated Existing ROW Utilized (acres)	2	11.7	7.3	21.8
Estimated Total ROW Required (acres)	3	479.29	421.1	544.45
COMMUNITY AND SOCIO-ECONOMIC IMPACTS				
# of Property Owners Affected by Proposed ROW	4	23	26	50
Proposed ROW Impact to Other Publicly-Owned Properties / Conservation Easement (acres)	6	0.00	1.51	7.37
Proposed ROW Impact to Other HOA-Owned Open Space (acres)	6A	1.65	0.00	0.00
# of Displaced Residences	7	7	1	4
# of Residences within 500 feet	7A	37	54	54
# of Displaced Barns/Sheds/Detached Garages	9	12	19	4
# of Displaced Commercial / Industrial / Other Facilities	12	1	2	0
IMPACTS TO FEDERAL PROPERTY OR MAJOR INFRASTRUCTURE				
Proposed ROW Impact to Federal Land or Projects (acres)	15	0.00	0.01	0.00
Proposed ROW Impact to Major Electric Utility Infrastructure (linear feet)	18	647	2276	641
Proposed ROW Impact to Major Oil/Gas Utility Infrastructure (linear feet)	19	646	4073	5907
# of Displaced Utility Structures	20	1	4	1
IMPACTS TO SECTION 4(f) RESOURCES				
# of Historic-age Properties within the Proposed ROW	24	5	5	3
Proposed ROW Impact to Areas of High-Risk Potential Archeological Liability (acres)	26	29.40	10.47	11.54
# of Historic-age Properties within the APE	31	8	6	3
IMPACTS TO NATURAL RESOURCES				
Proposed ROW Impact within 100-Year Floodplain (acres)	32	78.22	60.93	47.33
Proposed ROW Impact to Ponds and Lakes (acres)	33	11.23	5.97	5.05
Proposed ROW Impact to NWI Wetlands (acres)	34	4.80	9.08	0.60
Proposed ROW Impact to NHD Rivers and Streams (acres)	35	2.99	2.52	2.68
Proposed ROW Impact to Riparian Forest Areas (acres)	36	14.06	18.46	41.80
Proposed ROW Impact to Potential Prime Farmland (acres)	37	441.74	402.60	491.97
PROJECT COSTS (IN \$ MILLIONS)				
Estimated Construction Costs (\$M)	46	\$ 576.5	\$ 477.4	\$ 502.5
Estimated ROW Costs (\$M)	47	\$ 34.4	\$ 29.1	\$ 35.2
Estimated Utility Costs (\$M)	48	\$ 5.8	\$ 4.8	\$ 5.0
Estimated Engineering Costs (\$M)	49	\$ 57.7	\$ 47.7	\$ 50.3
Estimated Total Costs (\$M)	50	\$ 674.3	\$ 559.0	\$ 593.0





323 comments from 303 commenters were received. Major themes include:

- Project need and purpose,
- Project timeline,
- Requests to consider specific routes,
- Concerns about impacts to property and home value,
- General project support or opposition,
- Concerns about environmental impacts including air quality, traffic noise, wildlife habitat, and historical resources,
- Safety, and
- Future development and growth.

330 comments from 327 commenters were received. Major themes repeated previous meeting comments, including:

- Project need and purpose.
- Requests to avoid routes in the vicinity of Phase 2 subdivisions,
- Concerns about impacts to property and home value,
- General project support or opposition,
- Concerns about environmental impacts including air quality, traffic noise, and wildlife habitat,
- Safety, and
- Future development and growth.

58 comments from 56 commenters were received. Major themes included those listed under Meeting No. 2, in addition to:

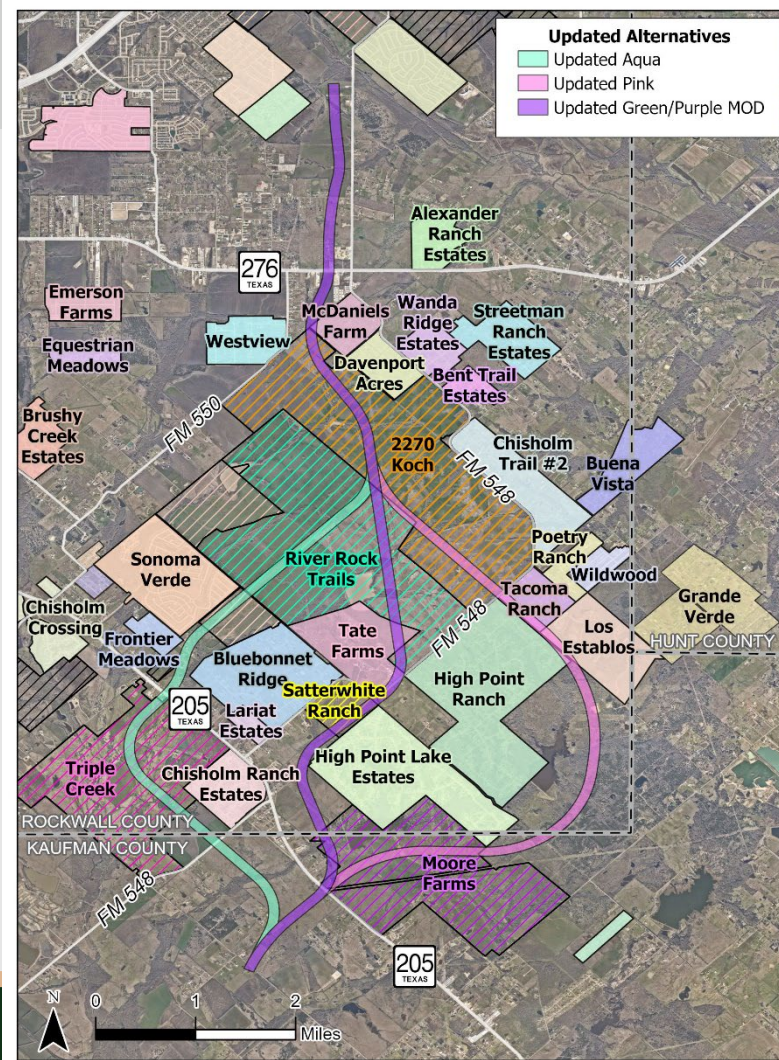
- Political background and project funding, and
- Specific property access considerations within Phase 1 project limits.





Previous Work | Property Owner Meetings (South of SH 276)

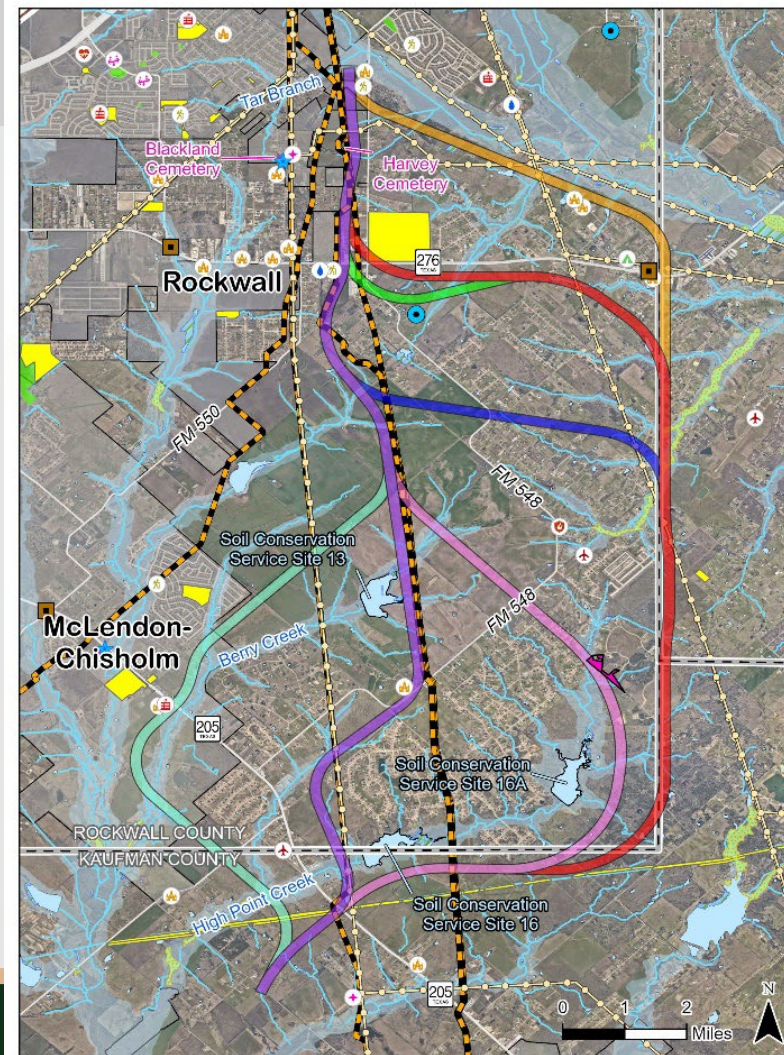
- 2/25/22: 2270 Koch
- 9/29/22: 2270 Koch
- 10/19/22: Moore Farms
- 11/22/22: River Rock Trails
- 12/5/22: Chisholm Ranch Estates
- 12/6/22: Tate Farms
- 12/9/22: 2270 Koch
- 12/12/22: Satterwhite Ranch
- 12/15/22: High Point Lake Estates
- 3/20/23: Tate Farms
- 3/22/23: Satterwhite Ranch
- 4/3/23: 2270 Koch
- 4/5/23: River Rock Trails
- 6/19/23: High Point Lake Estates
- 6/19/23: Tate Farms
- 6/28/23: River Rock Trails
- 7/5/23: 2270 Koch
- 7/6/23: Moore Farms
- 9/15/23: Tate Farms
- 2/26/24: 2270 Koch





Current Work | 2025 New and Updated Alternatives

- Maps & Markers Meeting held 4/29/2025
 - Included Commissioners Stacy and Liechty as well as representatives from the Cities of Rockwall, Royse City, McClendon-Chisholm, and Fate
 - Reviewed constraints and identified four new routes to analyze in addition to the three routes previously studied



Current Work | Preliminary Alternatives Analysis

Gray evaluation matrix categories will be calculated after routes are submitted to NCTCOG



Engineering / Design Features

Length, Right of Way Areas



Impacts to Natural & Section 4(f) Resources

Parks*, Historic*, Archeologic, Floodplain,
Wetlands, Riparian Hardwood Forest



Community & Socio-Economic Impacts

of Displacements, # Property Owners
Affected, Hazmat Sites*, # Residences
within 500 feet



Transportation Performance

Access, Regional Mobility, Consistency with
Thoroughfare Plans



Major Infrastructure & Federal Property

Railroads*, Airports, Electric & Utility
Infrastructure, Soil and Water
Conservation Reservoirs and Dams



Other Measures

Costs, Local Support (Cities, County, Agencies,
Public)

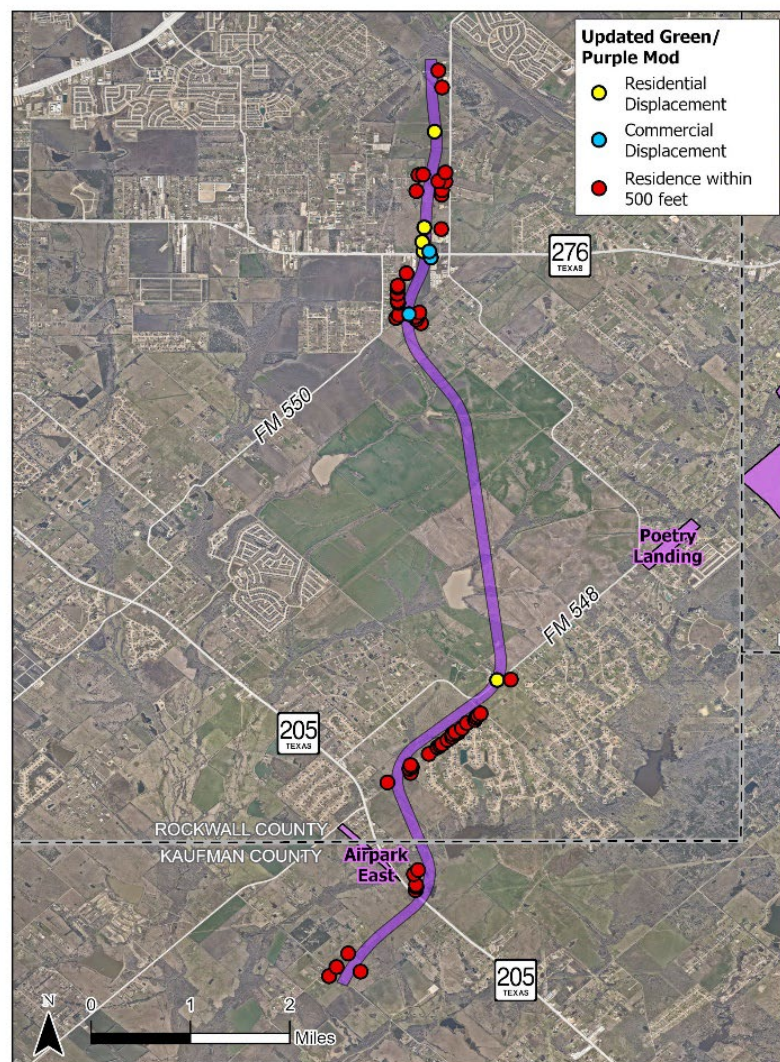
**No potential impacts anticipated.*

Socio-Economic Impacts | Displacements and Nearby Residences

Updated Green/Purple Mod

# Residential Displacements*	5
# Commercial Displacements*	3
# Residences within 500 ft*	53
# Property Owners Impacted by ROW*	53

**Anticipated impacts are preliminary*



Socio-Economic Impacts | Displacements and Nearby Residences

Updated Aqua

# Residential Displacements*	12
# Commercial Displacements*	4
# Residences within 500 ft*	82
# Property Owners Impacted by ROW*	56

**Anticipated impacts are preliminary*



Socio-Economic Impacts | Displacements and Nearby Residences

Updated Pink

# Residential Displacements*	9
# Commercial Displacements*	3
# Residences within 500 ft*	53
# Property Owners Impacted by ROW*	80

**Anticipated impacts are preliminary*



Socio-Economic Impacts | Displacements and Nearby Residences

New 2025 Orange

# Residential Displacements*	34
# Commercial Displacements*	5
# Residences within 500 ft*	111
# Property Owners Impacted by ROW*	115

**Anticipated impacts are preliminary*

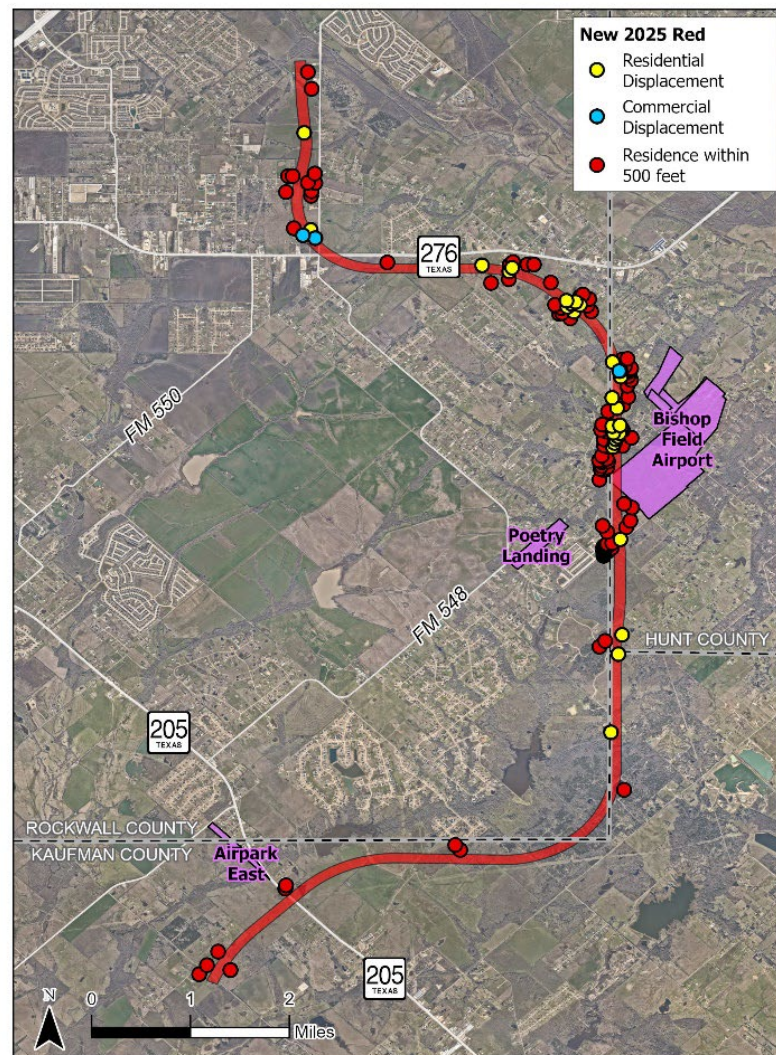


Socio-Economic Impacts | Displacements and Nearby Residences

New 2025 Red

# Residential Displacements*	28
# Commercial Displacements*	3
# Residences within 500 ft*	107
# Property Owners Impacted by ROW*	114

**Anticipated impacts are preliminary*

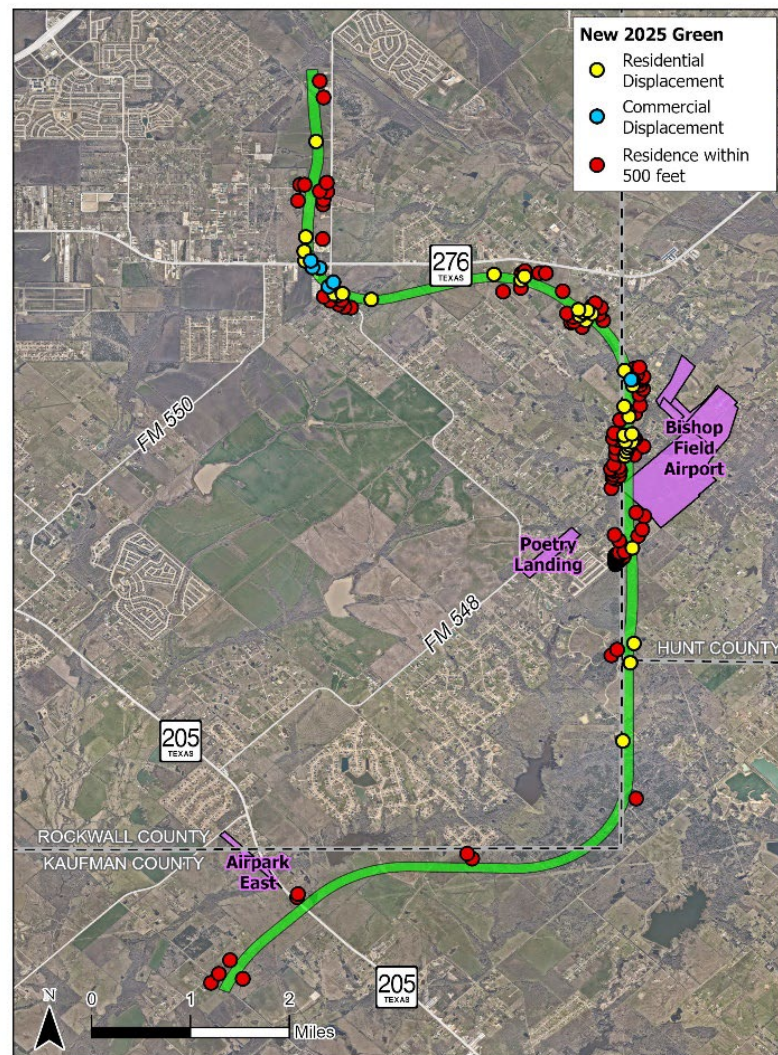


Socio-Economic Impacts | Displacements and Nearby Residences

New 2025 Green

# Residential Displacements*	34
# Commercial Displacements*	6
# Residences within 500 ft*	112
# Property Owners Impacted by ROW*	128

**Anticipated impacts are preliminary*

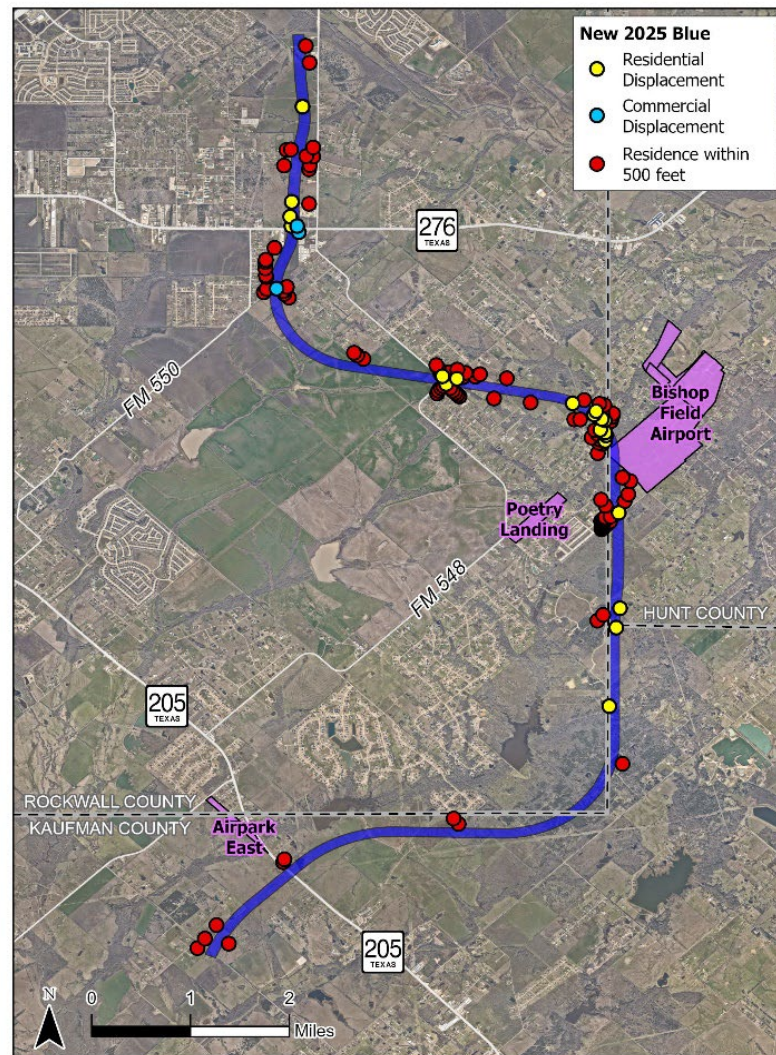


Socio-Economic Impacts | Displacements and Nearby Residences

New 2025 Blue

# Residential Displacements*	20
# Commercial Displacements*	3
# Residences within 500 ft*	110
# Property Owners Impacted by ROW*	102

**Anticipated impacts are preliminary*

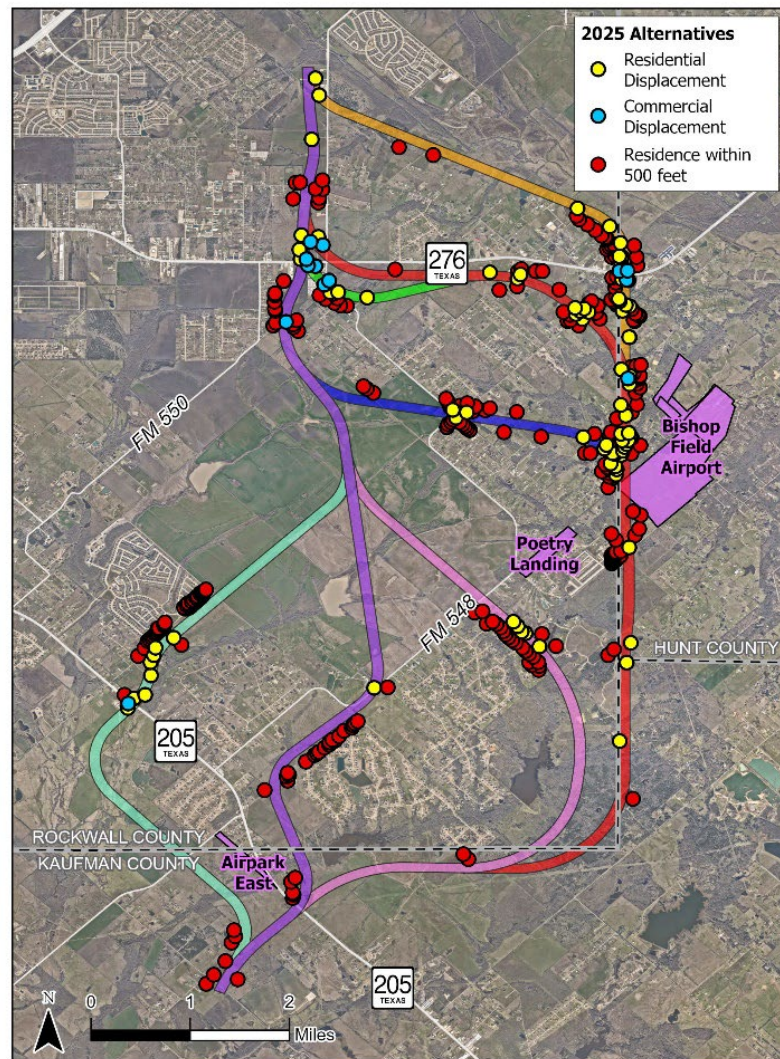




Socio-Economic Impacts | Displacements and Nearby Residences

	Updated Purple/ Green Mod	Updated Aqua	Updated Pink	New 2025 Orange	New 2025 Red	New 2025 Green	New 2025 Blue
# Residential Displacements	5	12	9	34	28	34	20
# Commercial Displacements	3	4	3	5	3	6	3
# Residences within 500 ft	53	82	53	111	107	112	110
# Property Owners Impacted by ROW	53	56	80	115	114	128	102

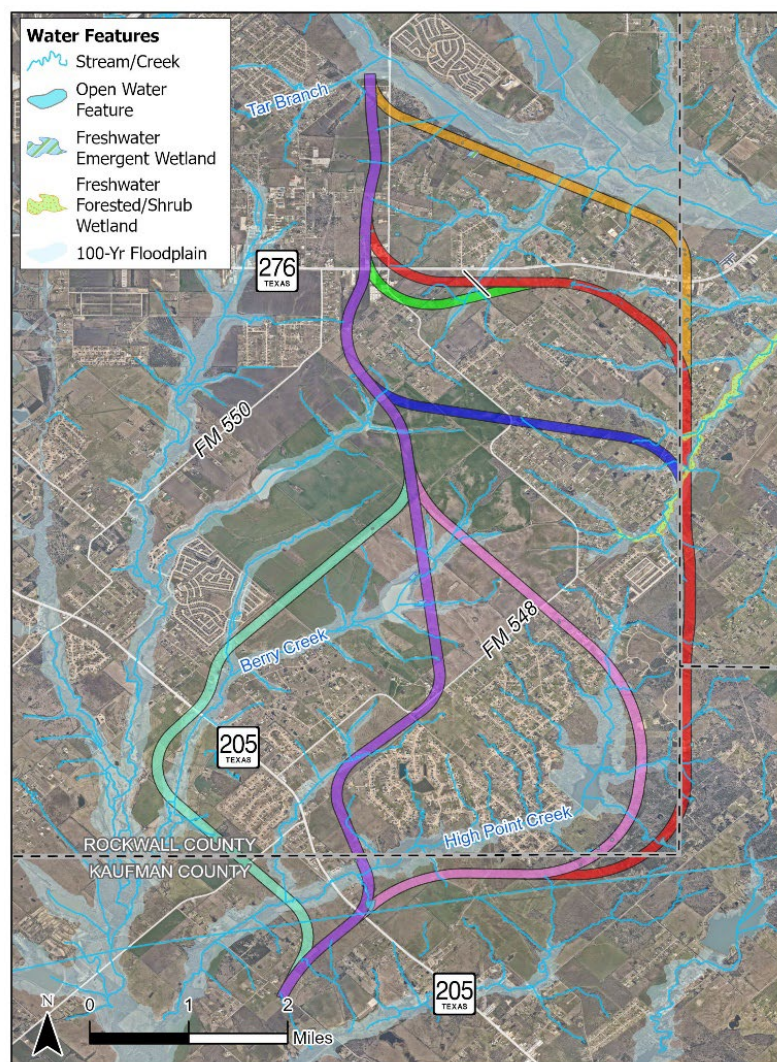
**Anticipated impacts are preliminary*



Project Length and Water Features

	Updated Purple/ Green Mod	Updated Aqua	Updated Pink	New 2025 Orange	New 2025 Red	New 2025 Green	New 2025 Blue
Miles in Rockwall County	8.4	9.1	8.8	3.8	5.4	5.7	6.6
Miles in Hunt County	-	-	-	4.3	3.0	3.0	1.9
Miles in Kaufman County	1.7	1.7	3.2	5.1	5.1	5.1	5.1
Total Length	10.1	10.8	12.0	13.2	13.5	13.8	13.6
Miles of Phase 1 Affected	-	-	-	2.0	0.8	0.2	-

**Anticipated impacts are preliminary. A desktop delineation of water features will be completed after incorporating consortium feedback.*



Next Steps

- Incorporate feedback from Road Consortium to adjust routes, as needed
- Provide alternative routes to NCTCOG to conduct traffic analyses
- Refine preliminary impacts calculations and complete evaluation matrix
- Present the traffic analysis and completed evaluation matrix
- Continue 90% draft development of Phase 1 Schematic design for areas outside limits of Phase 2 reevaluation



Questions?

CONTACT:

Brenda Callaway | (972) 484-2525
bcallaway@itsinc-tx.com

Matt Craig | (214) 346-6375
mCraig@Halff.com

Cara Rouvaldt | (214) 346-6200
cRouvaldt@Halff.com

Erin Crumpler | (214) 346-6200
eCrumpler@Halff.com

PROJECT WEBSITE:

www.rockwallcountytexas.com/loop

