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Development Takes Center Stage as the City of Kemah Secures Over 1 Mile of Right of Way, Agrees to Economic Development Agreement for New Retail Project and Continues Downtown Revitalization Effort

Kemah, Texas – 2/16/17 – More than a year of work and preparation led to substantial decisions made by Kemah City Council at their regular meeting on February 15, 2017. Their actions resulted in the City acquiring more than one mile of Right of Way for future road development while also agreeing to terms with Nashville-based GBT Realty for the construction of a new retail center to be located just west of Wal Mart on FM 518 in Kemah. The Council also took action to move forward with construction projects to enhance the downtown area and open it up for greater access and development.

Estimated value of the donated Right of Way, which spans three different commercially valuable private properties and connects FM 518 to SH 96, can be estimated at approximately \$2.5 million in land value.

“If we had to go out and purchase that, it would have taken years,” said Mayor Carl Joiner. “It is fantastic for our City. It opens our City up and allows growth to happen. Our TEAM Kemah approach has been instrumental in making good things happen for our citizens and community”

One of the properties involved in this project is under contract to GBT Realty for the construction of a new retail center. This approximately 80,000 square foot facility is slated to begin construction in May of 2017 to be open for business sometime in the spring of 2018. Negotiations for other projects on the adjacent properties are on-going and progress on those is expected to be announced in the coming months.

In addition to these actions, Council also approved a design contract with Houston-based SWA Design Group to remodel the City’s existing downtown parking lot at the Visitor Center. The remodel will include the creation of a new park area, pedestrian promenade and flex space for parking or special events. This will be one component of the projects for the downtown revitalization master plan. Additional components include the creation of a pedestrian walkway and 6th Street plaza/event area. The completed plan for all phases of the project will be presented in a community meeting at a future date to be determined.

TEAM Kemah anticipates maintaining forward momentum on these efforts and other components of their capital improvement projects in the upcoming months and looks forward to completing many of these endeavors in the future.