

Public Comment Period

The public comment period remained open for one month and received 17 comments from community members on a variety of topics. The comments received, along with responses from the planning team, are provided below.

Comments

1. Greetings, Studied the Wolfforth Forward Comprehensive Plan, the draft is easy to read and understand. Overall, this project is excellent and appreciate the people involved. The Watco Railway relocation would unlock several issues as addressed in the draft. The impact of Watco Railway has restricted traffic, safety & growth, The relocation would most likely be largest positive impact on our community. Quality of life is my number one priority. The draft plan includes several projects but would like to see more green space & community facilities. A community center centered around family life has the opportunity to provide a meeting place, arts & crafts shows, lectures, lunch & learn seminars for businesses, etc. I do not have any criticism, just encouragement. Job well done.
 - i. Additional green space and community facilities could be explored through a future Parks Master Plan, which would provide a more focused planning process and opportunities for public engagement to help identify community needs, priorities, and desired amenities. Because the Comprehensive Plan addresses a wide range of topics citywide, a Parks Master Plan would allow for more detailed evaluation of park-related improvements and community facility needs.

2. Sports facilities bring people and families to Wolfforth. Our facilities are very outdated. There is no place for girls to play softball or soccer for boys and girls. We need our own facilities and not depend on Lubbock to provide our children and grandchildren recreational needs. "If you build it, they will come".

- i. This comment could be addressed through a future Parks Master Plan, which would allow for a more detailed evaluation of recreational facilities, amenities, and opportunities for upgrades or new additions.

3. We need a Gym! Including a pool.

- i. This comment could be explored through a future Parks Master Plan and public engagement process to help determine community support and the feasibility of adding a gym and pool in the future.

4. The planning is nice but whoever designed the planning is generic. Poorly designed.

- a. The thinking needs to be QUALITY not QUANTITY
- b. When you build poorly built houses example (Betenbough) or (DR Horton) south end of 82, what comes with poorly cheap homes is bad ppl, plus reduces the value of homes in Preston for example.
- c. Ppl end up renting and trashing devalue the nice homes we live in
- d. The new grocery store on 82nd was a bad idea up against one of the best neighborhoods in Wolfforth and the traffic will be terrible. Especially during school
- e. The stop signs north of town should be lights. But one stop sign is basically waiting for an accident to happen.

- f. Charging for collecting water should be removed. What water you collecting? None!!
 - g. The town needs to stay small and stay with quality not quantity. More you built the worst it gets .
 - h. The reason ppl bought nice house here is because it is outside Lubbock not watch Wolfforth bringing cheap constructed housing and to plan more development.
 - i. This comment raises several important concerns related to development quality and traffic operations. The plan includes development standards intended to support quality growth, such as minimum lot width requirements and provisions for public amenities when smaller lots are proposed. However, building materials are also subject to state law, which limits the City's ability to prohibit materials that are approved under national model building codes. Concerns related to traffic, congestion, and stop sign intersections may be addressed through future traffic studies and coordination on potential signal improvements where warranted. A section on roadway safety countermeasures will be added to the report.
5. Personally as a home owner in Wolfforth I do not think our little town needs to become a little Lubbock. Bringing in duplexes, apartments, and cheaper built housing (yes even single family homes being built in Wolfforth now) only damages the value of the homes already here and with cheaper housing comes trouble for our little town. I also think this United supermarket being built in one of the best neighborhoods in Wolfforth was not a great idea especially for home owners here. We already have lots of traffic because of housing and the school traffic now those of that have to take Cambridge to get to our homes will deal with even more traffic. All of this is just extremely

frustrating. I would not have bought a home in Wolfforth had I known the store was going there. If I wanted a store in my back yard I would have bought inside of Lubbock or on the south end of Lubbock near the HEB since that's where I shop anyways. I didn't move to Wolfforth for convenience to a store. I moved here to not be inside of the "big little" town and traffic of Lubbock. I honestly feel like it's a money grab to build up this quaint little town. We are Wolfforth not Lubbock.

- i. The plan includes development standards intended to support quality growth, such as minimum lot width requirements and provisions for public amenities when smaller lots are proposed. However, building materials are also subject to state law, which limits the City's ability to prohibit materials that are approved under national model building codes.

6. The comprehensive plan is an impressive document. I did not see plans for a public pool. A public pool is desperately needed in the area. Lubbock has closed all of there pools. It would be a big draw for people in the area with possible revenue from admissions and classes such as much needed swim lessons for children, water aerobics, and water zumba that were offered at the Lubbock Public pools previously.

- i. As noted in previous comments, the idea of a community pool could be explored through a future Parks Master Plan and public engagement process to help determine community support, potential programming opportunities, and the feasibility of developing a pool.

7. Nice eating restaurants, shopping, hardware store. Please slow down FM 179 there are a lot of residents in the Harvest area.

- i. Additional retail development can help keep more local spending within Wolfforth and support the city's sales tax base. This is one reason the Future Land Use Plan includes several areas for commercial development. The comment regarding FM 179 traffic is also important, and the plan includes action items related to traffic calming and speeding to help address safety concerns in residential areas. A section on roadway safety countermeasures will be added to the report.

8. Live In Preston manor. A lot of us have and use golf carts. Is there any plans to bring a golf course close to that area we would be able to take out carts too?

- i. No plans right now for a golf course.

9. Personally feel that the greatest consideration of this community's future must be any item relating to its water, or lack thereof. Protecting this resource is vital to the sustainability of the community. Data centers should in no way shape or form be part of any plan for a future for Wolfforth. Any plan that does include these will in fact be its unfortunate demise – they will drain our resources, strain our infrastructure, increase our costs, and benefit no one other than the transplant/temporary construction workers and those who are gaining personally to allow them to encroach upon our town. Am certain there are many other items within the plan that are of course relevant, absolutely so as I review the provided document, but none more pressing than stopping any and all plans as they relate to data centers.

- i. Data Centers will be removed from primary use. The City Council asked for a moratorium on Data Centers for 6 months.

10. A new playground and maybe a splash pad by the lake would be awesome!

- i. Additional parks and amenities would need to be explored in more detail through future planning, as the Comprehensive Plan provides only a broad overview. However, the plan's walkshed analysis does indicate that the city is not fully meeting current park access needs in some areas.

11. The plan is lacking in the area of health in regards to parks and trails.

Patterson Park does not meet the needs of all citizens. It is completely inaccessible for disabled children and disabled parents. There is no accessible play equipment and there is not a way to get to the actual playground if you use a mobility device. There are no accessible paths or trails at the park.

Frenship ISD facilities are mentioned as way to maintain health yet they do not have an accessible playground in the city of Wolfforth. This is an area in which our community is greatly lacking and not meeting the citizens needs.

- i. There is a plans for future Parks Master Plan for Patterson Park that could provide a more detailed review of it and provide the ability for improvement of amenities and accessibility. A City-Wide Park Master Plan would provide the opportunity of reviewing each park's conditions, including accessibility, safety, and equipment needs, while helping identify priorities for upgrades such as accessible routes, trails, and play features. An ADA Transition Plan could also support this effort by identifying barriers and outlining improvements needed to make park facilities and trails more accessible over time.

12. Large fishing park

- a. Revive the Wolfforth pool!
- b. Community center worth of having event such as boxing!
- c. A night district would be huge 3 different style clubs and bars
 - i. Patterson Park and Preston Manor Park function as the City's fishing parks and were last stocked with fish in March 2025. Comments regarding reviving the pool or developing a community center with events and programming could be explored through a future Parks Master Plan, which would provide a more detailed planning process to evaluate current conditions, identify community priorities, and assess public support and feasibility for additional facilities and amenities.

13. I see a lot of generalization and broad approaches, with very little definitive plans. You state the water agreement with Lubbock expires this month, but you don't mention a bridge solution while new wells are up and running.

- a. Why is there no discussion to expand the city limits to the west, enveloping the planned route of Loop 88? This is where retail trade, rental properties, additional tax base can be achieved.
- b. There is also no critique of the previous 2030 plan. How accurate was it? Where did it fail?
- c. All in all, a very conservative, safe approach with no definitive plans or ideas.

- i. Regarding water supply, the City's agreement with Lubbock allows Wolfforth to purchase an increased supply of up to 0.75 million gallons per day beginning June 1, which reduces the need for a separate interim bridge solution. Now with westward expansion toward Loop 88, the City cannot unilaterally annex property. Landowners would need to voluntarily petition for annexation, and under Texas law, the City's jurisdiction generally cannot extend beyond its Extraterritorial Jurisdiction (ETJ) unless property is voluntarily brought into the City through annexation. While the draft plan does not include a detailed critique of the 2030 Comprehensive Plan, that document was reviewed as part of the base studies that informed this update.
- ii. Below comment 17, you will find the text that has been added to the comprehensive plan regarding road ownership and maintenance to help address comments 13 through 17.

14. I would love to see lights at the intersection at Allsup's and Casey administration building. With the increase in traffic it is very hard to get into Casey Administration building or down towards the housing south of the Marsha Sharp Freeway.

- i. Below comment 17, you will find the text that has been added to the comprehensive plan regarding road ownership and maintenance to help address comments 13 through 17.

15. Dowden and HWY 62 intersection needs better traffic control or just expand the lanes.

- a. There needs to be a light or something at the exit leaving E 20th. It is a dangerous road. The speed limit slows down to traffic heading North and speeds up going south.

b. Alcove to 1585 should be paved

- i. Below comment 17, you will find the text that has been added to the comprehensive plan regarding road ownership and maintenance to help address comments 13 through 17.

16. I strongly support the installation of traffic lights at the intersection of FM 179/Dowden Road and Highway 62 in Wolfforth. This intersection has become increasingly dangerous due to the heavy amount of traffic and the rapid growth of the area. There have been numerous accidents at this location, and it is becoming more difficult and unsafe for residents to navigate, especially during peak traffic hours between 7:00–9:00 a.m. and 3:30–6:30 p.m.

- a. In addition, the popularity of Evie Mae's BBQ brings a significant increase in traffic during lunch hours and on weekends, which further contributes to congestion and unsafe driving conditions. With all of the new housing developments being built nearby, the current two-lane roadway can no longer efficiently handle the volume of traffic entering and exiting the intersection.
- b. The installation of traffic lights would not only improve traffic flow, but more importantly, increase safety for the residents of Wolfforth and surrounding communities. Emergency vehicles also face challenges navigating this area safely, and drivers are often put at risk while attempting to move out of the way in already congested traffic conditions.

c. Adding traffic signals at this intersection would be a smart and necessary improvement for the continued growth and safety of the City of Wolfforth.

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17. I would love to see traffic lights installed at the all way stop under the Brownfield highway to help with school and work traffic. It never fails that the backup at this intersection is beyond a mile long and it's been the point of a lot of near miss accidents. Every other overpass intersection has a light and it makes sense with the amount of traffic, old and new, to help mitigate the time spent at this intersection as well as an added layer of safety for people traveling southbound on FM179.

i. Below you will find the text that has been added to the comprehensive plan regarding road ownership and maintenance to help address comments 13 through 17.

Regarding traffic concerns, many of the roadways identified by residents are currently outside the jurisdiction and authority of the City of Wolfforth. While these concerns are valid and recognized, the City cannot independently make decisions regarding improvements to roads that are owned and maintained by other entities. For the City of Wolfforth to have direct authority over these roadways, jurisdiction would first need to be transferred to the City. Such a transfer would also shift the responsibility for maintenance, improvements, and associated costs from City of Lubbock or Lubbock County to the taxpayers of Wolfforth, which wouldn't be a fair trade to the Wolfforth taxpayers.

To address transportation challenges collaboratively, the City is exploring opportunities to work with other governmental entities through mechanisms such as

interlocal agreements. Discussions are currently in the early stages with partners including the City of Lubbock and Lubbock County. Roadways that have generated the most concern include 66th Street, 98th Street, 90th Street, and Alcove south of Highway 62/82.

In addition, several transportation improvements requested by residents fall under the jurisdiction of the Texas Department of Transportation rather than the City of Wolfforth. The City will continue to work closely with TxDOT to evaluate traffic conditions and advocate for improvements where needed.

Efforts to improve traffic flow and transportation infrastructure are already underway. Recent and ongoing projects include:

- The widening of Alcove from 66th Street to Highway 62/82 into a three-lane thoroughfare, 100% funded by the City of Wolfforth.
- The reconstruction and concrete reinforcement of Donald Preston Drive from Cambridge Street to Highway 62/82, 100% funded by the City of Wolfforth.
- TxDOT's planned improvements to Highway 179 south of Highway 62/82, which include widening the roadway to a three-lane thoroughfare and installing signalized intersections at the junction of Highway 179 and Highway 62/82, should begin in late Summer/early Fall of 2026.

The City of Wolfforth remains committed to working with regional partners, evaluating transportation needs, and pursuing infrastructure improvements that enhance safety, mobility, and quality of life for residents.