

Comment and Response Marix: Acquisition of PAs 38, 39 and 40 Gulf Intracoastal Waterway (GIWW) Dredge Material Placement Area Parcel

This document shares the comments (in column E) received from stakeholders during the official comment period following the virtual public hearing in February 2026. Each comment was reviewed by the project team and responded to (in column F).

Comment #	Comment Method	Date Received	Commenter Name	Comment	Comment Response
1	Online	3/11/2026	Moneymakers, Inc.	<p>I am submitting comments regarding "Acquisition of PAs 38, 39 and 40 Gulf Intracoastal Waterway (GIWW) dredge material placement area parcels." I represent Moneymakers, Inc. who owns Galveston County Appraisal District Parcel 214206, which appears to be a parcel affected by the proposed acquisition of property. Moneymakers, Inc. received direct notice of the virtual hearing.</p> <p>First, the virtual hearing materials stated that placement areas 38, 39 and 40 had been used as placement areas in the past. But, now TXDOT is proposing to acquire the property to continue its use for placement of spoils. What was the legal basis the past use of the property sought to be acquired as spoil placement? To clarify, was there a prior easement allowing the use of this property for spoil placement and now that easement has expired by its terms? Stated another way, why does TXDOT need to acquire this property if the property has already been used as a placement area? That scenario is not clear.</p> <p>If there is or was an easement or other interest in property that provided the right to past use of this property, can TXDOT provide a link or citation to that document so that property owners can review it?</p> <p>Second, can TXDOT clarify if it is seeking to acquire full fee simple ownership of the property at issue or some lesser interest such as a new easement allowing use of the property as placement area? And in followup, if past use of the property at issue as a placement area was possible "for 80 years" without fee simple ownership by TXDOT, why is fee simple ownership required now as opposed to a replacement easement allowing use as a placement area? These clarifications will greatly assist property owners in understanding what is being proposed.</p> <p>Thank you.</p> <p>Note: To be sure this comment gets to the correct location, I am submitting the identical comment through this portal and to the email address provided in the written notice.</p>	<p>Thank you for your comment regarding the proposed acquisition of Gulf Intracoastal Waterway (GIWW) placement areas (PAs) 38-40. TXDOT is the non-federal sponsor of the GIWW with the U.S. Army Corps of Engineers Galveston District (USACE) being the federal sponsor.</p> <p>USACE secured easements from the original property owners around 1930 when the GIWW was initially constructed. The easements allowed for the construction of the GIWW and for the PAs to accommodate the periodic placement of sediment dredged from the channel. Those easements are perpetual and are still in effect. TXDOT can provide copies of the USACE easements upon request.</p> <p>TxDOT is proposing to purchase in fee simple the third-party interests in the PAs to facilitate restoration efforts. The condition of the PAs has been deteriorating due to ongoing erosion and increased exposure of the GIWW to East Galveston Bay. TXDOT is proposing to conduct restoration efforts to re-establish the physical boundaries of the PAs, address the erosion along Seivers Cove and Stingaree Cut, and to protect the PAs, the navigation traffic in the GIWW, and exposed shorelines on Bolivar Peninsula. The restoration efforts will likely involve heavy construction and mining of dredged material from the PAs.</p>
2	Online	2/26/2026	Anonymous	<p>I approve and support TxDOT's Acquisition of PAs 38, 39 and 40 Gulf Intracoastal Waterway (GIWW) dredge material placement area parcels Project.</p>	<p>Thank you for your comment regarding the proposed acquisition of Gulf Intracoastal Waterway (GIWW) placement areas (PAs) 38-40.</p>
3	Email	3/11/2026	L. DeWayne Layfield	<p>I am submitting comments regarding "Acquisition of PAs 38, 39 and 40 Gulf Intracoastal Waterway (GIWW) dredge material placement area parcels." I represent Moneymakers, Inc. that owns Galveston County Appraisal District Parcel 214206, which appears to be a parcel affected by the proposed acquisition of property. Moneymakers, Inc. received direct notice of the virtual hearing.</p> <p>First, the virtual hearing materials stated that placement areas 38, 39 and 40 had been used as placement areas in the past. But, now TXDOT is proposing to acquire the property to continue its use for placement of spoils. What was the legal basis the past use of the property sought to be acquired as spoil placement? To clarify, was there a prior easement allowing the use of this property for spoil placement and now that easement has expired by its terms? Stated another way, why does TXDOT need to acquire this property if the property has already been used as a placement area? That scenario is not clear.</p> <p>If there is or was an easement or other interest in property that provided the right to past use of this property, can TXDOT provide a link or citation to that document so that property owners can review it?</p> <p>Second, can TXDOT clarify if it is seeking to acquire full fee simple ownership of the property at issue or some lesser interest such as a new easement allowing use of the property as placement area? And in follow up, if past use of the property at issue as a placement area was possible "for 80 years" without fee simple ownership by TXDOT, why is fee simple ownership required now as opposed to a replacement easement allowing use as a placement area?</p> <p>These clarifications will greatly assist property owners in understanding what is being proposed.</p> <p>Thank you.</p> <p>Note: To be sure this comment gets to the correct location, I am submitting the identical comment through this portal and to the email address provided in the written notice.</p>	<p>Thank you for your comment regarding the proposed acquisition of Gulf Intracoastal Waterway (GIWW) placement areas (PAs) 38-40. TXDOT is the non-federal sponsor of the GIWW with the U.S. Army Corps of Engineers Galveston District (USACE) being the federal sponsor.</p> <p>USACE secured easements from the original property owners around 1930 when the GIWW was initially constructed. The easements allowed for the construction of the GIWW and for the PAs to accommodate the periodic placement of sediment dredged from the channel. Those easements are perpetual and are still in effect. TXDOT can provide copies of the USACE easements upon request.</p> <p>TxDOT is proposing to purchase in fee simple the third-party interests in the PAs to facilitate restoration efforts. The condition of the PAs has been deteriorating due to ongoing erosion and increased exposure of the GIWW to East Galveston Bay. TXDOT is proposing to conduct restoration efforts to re-establish the physical boundaries of the PAs, address the erosion along Seivers Cove and Stingaree Cut, and to protect the PAs, the navigation traffic in the GIWW, and exposed shorelines on Bolivar Peninsula. The restoration efforts will likely involve heavy construction and mining of dredged material from the PAs.</p>