

cross creek ranch by johnson development

cross creek ranch by johnson development is a premier master-planned community located in Fulshear, Texas, renowned for its exceptional design, family-friendly amenities, and sustainable living environment. Developed by Johnson Development, a respected name in real estate, Cross Creek Ranch combines natural beauty with modern conveniences, making it an ideal choice for homebuyers seeking a balanced lifestyle. This article explores the intricate details of Cross Creek Ranch by Johnson Development, highlighting the community's features, amenities, location advantages, and the developer's commitment to quality and innovation. Readers will gain insight into the residential options, recreational facilities, educational opportunities, and environmental initiatives that define this thriving neighborhood. Whether considering a new home or investment property, understanding the unique attributes of Cross Creek Ranch by Johnson Development is essential. The following sections will provide a comprehensive overview of this distinguished community.

- Overview of Cross Creek Ranch by Johnson Development
- Community Features and Amenities
- Residential Options and Home Designs
- Location and Accessibility
- Educational Facilities and Community Services
- Sustainability and Environmental Initiatives

Overview of Cross Creek Ranch by Johnson Development

Cross Creek Ranch by Johnson Development is a meticulously planned community that spans thousands of acres in Fulshear, Texas. This master-planned neighborhood integrates residential living with natural landscapes, creating a harmonious environment for families and individuals. The development emphasizes open spaces, preserved green areas, and water features, contributing to the scenic beauty and tranquility of the area. Johnson Development has established a reputation for creating communities that prioritize quality of life, and Cross Creek Ranch is no exception. The community's design reflects a blend of traditional and contemporary aesthetics, ensuring a timeless appeal that meets diverse lifestyle preferences.

History and Development Vision

The vision behind Cross Creek Ranch by Johnson Development was to create more than just a residential area; it aimed to build a vibrant, sustainable community where residents could enjoy nature, recreation, and convenience. Since its inception, the project has evolved with careful attention to infrastructure, community planning, and environmental stewardship. Johnson Development's expertise in crafting large-scale communities is evident in the cohesive layout and thoughtful amenities that cater to all age groups.

Community Demographics

Cross Creek Ranch attracts a diverse population, including young families, professionals, and retirees. The community's appeal lies in its family-oriented atmosphere, safety, and access to quality amenities. Residents benefit from a strong sense of neighborhood and community engagement, with numerous events and activities promoting social interaction.

Community Features and Amenities

One of the defining characteristics of Cross Creek Ranch by Johnson Development is the extensive range of amenities designed to enhance residents' quality of life. The community offers an array of recreational and social facilities that foster an active and connected lifestyle.

Parks and Green Spaces

Cross Creek Ranch boasts numerous parks, trails, and open spaces, allowing residents to engage with nature daily. The community's design includes:

- Over 400 acres of preserved green spaces
- Hiking and biking trails weaving throughout the neighborhood
- Playgrounds and picnic areas for families
- Multiple lakes and water features adding to the scenic environment

Sports and Recreation Facilities

For sports enthusiasts, Cross Creek Ranch provides various facilities, including:

- A community clubhouse with fitness centers and exercise rooms
- Swimming pools, including family and lap pools
- Tennis courts and basketball courts

- Soccer fields and open spaces for team sports

Community Events and Social Hubs

Johnson Development encourages community engagement through organized events such as seasonal festivals, farmers markets, and holiday celebrations. These events help build a strong neighborhood spirit and provide opportunities for residents to connect.

Residential Options and Home Designs

Cross Creek Ranch by Johnson Development offers a variety of residential options tailored to different needs and preferences, from single-family homes to custom-built estates. The architecture reflects quality craftsmanship and attention to detail.

Home Styles and Floor Plans

The community features a diverse selection of home styles, including traditional, craftsman, and modern designs. Homebuyers can choose from multiple floor plans that vary in size, layout, and features, accommodating families of all sizes and lifestyles.

Builder Partnerships

Johnson Development collaborates with reputable homebuilders known for their quality and innovation. These partnerships ensure that each home meets high standards of construction, aesthetics, and energy efficiency, providing lasting value to homeowners.

Customization and Upgrades

Many homes in Cross Creek Ranch offer customization options, allowing buyers to personalize interiors, finishes, and landscaping. Upgrades such as gourmet kitchens, smart home technology, and outdoor living spaces are commonly available.

Location and Accessibility

The strategic location of Cross Creek Ranch by Johnson Development enhances its desirability, offering residents convenient access to major cities, employment centers, and essential services.

Proximity to Major Cities

Situated in Fulshear, Texas, Cross Creek Ranch is approximately 30 miles west of downtown Houston. This proximity allows residents to enjoy suburban living while maintaining easy access to Houston's business districts, cultural attractions, and airports.

Transportation and Commute

The community benefits from well-connected roadways, including nearby highways such as State Highway 99 (Grand Parkway) and U.S. Highway 290. These routes facilitate efficient commuting and travel throughout the Greater Houston area.

Nearby Shopping and Dining

Residents have access to various retail centers, grocery stores, restaurants, and entertainment venues within a short drive. This convenience contributes to the community's appeal for daily living and leisure activities.

Educational Facilities and Community Services

Cross Creek Ranch emphasizes quality education and comprehensive community services, catering to families and individuals seeking a supportive living environment.

School Districts and Institutions

The community is served primarily by the Lamar Consolidated Independent School District, known for its strong academic programs and extracurricular activities. Several highly-rated elementary, middle, and high schools are located within or near the neighborhood.

Community Centers and Libraries

Johnson Development has incorporated community centers and public libraries into the master plan, providing spaces for learning, events, and social engagement. These facilities support lifelong education and cultural enrichment.

Healthcare and Emergency Services

Residents have access to nearby medical centers, clinics, and emergency services, ensuring health and safety needs are promptly met. The community's planning includes coordination with local authorities for effective emergency response.

Sustainability and Environmental Initiatives

Cross Creek Ranch by Johnson Development reflects a commitment to environmental stewardship through sustainable practices and green infrastructure integrated into community planning.

Preservation of Natural Habitats

The master plan intentionally preserves wetlands, forests, and wildlife habitats, protecting local biodiversity and maintaining the natural character of the area. These preserved zones provide educational and recreational opportunities for residents.

Water Conservation and Management

Innovative water management systems are employed to reduce consumption and protect water quality.

Features include:

- Stormwater retention ponds
- Native landscaping requiring minimal irrigation
- Efficient irrigation and drainage systems

Energy Efficiency and Green Building

Many homes and community buildings incorporate energy-efficient designs, appliances, and materials. Johnson Development promotes sustainable building techniques that reduce environmental impact and lower utility costs for residents.

Frequently Asked Questions

What is Cross Creek Ranch by Johnson Development?

Cross Creek Ranch by Johnson Development is a master-planned community located in Fulshear,

Texas, known for its family-friendly amenities, beautiful homes, and scenic natural surroundings.

Where is Cross Creek Ranch located?

Cross Creek Ranch is located in Fulshear, Texas, within the Greater Houston area, offering convenient access to major highways and nearby cities.

What types of homes are available at Cross Creek Ranch?

Cross Creek Ranch offers a variety of home styles including single-family homes, with multiple floor plans and sizes built by several reputable builders to suit different budgets and preferences.

What amenities does Cross Creek Ranch offer residents?

Residents of Cross Creek Ranch enjoy amenities such as swimming pools, fitness centers, playgrounds, walking trails, parks, lakes, and community event spaces designed to promote an active and social lifestyle.

Is Cross Creek Ranch a good community for families?

Yes, Cross Creek Ranch is highly regarded as a family-friendly community with excellent schools, safe neighborhoods, recreational facilities, and organized community events geared toward families.

Who is the developer behind Cross Creek Ranch?

Johnson Development is the developer behind Cross Creek Ranch, a well-established firm known for creating master-planned communities with a focus on quality, sustainability, and community engagement.

Are there schools located within Cross Creek Ranch?

Yes, Cross Creek Ranch has several schools within or nearby the community, including elementary, middle, and high schools that are part of highly rated school districts.

What is the price range for homes in Cross Creek Ranch?

Home prices in Cross Creek Ranch vary depending on size, builder, and features, generally ranging from the mid \$300,000s to over \$700,000, making it accessible for a wide range of homebuyers.

Additional Resources

1. *Cross Creek Ranch: A Community Built on Nature*

This book explores the development of Cross Creek Ranch by Johnson Development, highlighting how the community integrates natural landscapes with modern living. It delves into the design principles that prioritize green spaces, parks, and sustainable growth. Readers gain insight into the vision behind creating a harmonious environment where residents can enjoy outdoor activities and a family-friendly atmosphere.

2. *Master Planned Living: The Story of Johnson Development*

Focusing on Johnson Development's approach to master-planned communities, this book details their projects with a special emphasis on Cross Creek Ranch. It covers the strategic planning, architectural styles, and amenities that make these neighborhoods highly desirable. The book also discusses the company's commitment to quality and innovation in suburban development.

3. *Family Life at Cross Creek Ranch*

This title offers a closer look at the lifestyle and community culture within Cross Creek Ranch. Through interviews with residents and community leaders, it paints a picture of family-oriented events, schools, and recreational opportunities. The book showcases how the development fosters a strong sense of belonging and neighborliness.

4. *Sustainable Development in Modern Communities*

Using Cross Creek Ranch as a case study, this book examines sustainable building practices and environmental stewardship in residential developments. It discusses how Johnson Development incorporates energy efficiency, water conservation, and green infrastructure. The book is a valuable resource for understanding the balance between growth and environmental responsibility.

5. The Architecture and Design of Cross Creek Ranch

This book highlights the architectural styles and community layout that define Cross Creek Ranch. It covers the design philosophies used by Johnson Development and their collaborators to create aesthetically pleasing and functional neighborhoods. Detailed photographs and plans illustrate the thoughtful integration of homes, parks, and community centers.

6. Creating Communities: Lessons from Cross Creek Ranch

Targeted at urban planners and developers, this book analyzes the successful elements of Cross Creek Ranch's development. It discusses land use, community engagement, and infrastructure planning that contribute to the area's popularity. The lessons here can be applied to future projects aiming for sustainable and livable communities.

7. Outdoor Living and Recreation in Cross Creek Ranch

Highlighting the abundant outdoor amenities, this book showcases the parks, trails, and recreational facilities available to residents of Cross Creek Ranch. It explains how these features encourage an active lifestyle and strengthen community ties. The book includes maps, activity guides, and resident testimonials.

8. Johnson Development: Pioneers in Community Building

This biography-style book chronicles the history and achievements of Johnson Development, with a focus on landmark projects like Cross Creek Ranch. It provides insight into the company's philosophy, leadership, and impact on suburban development trends. Readers learn about the challenges and successes that shaped their communities.

9. Real Estate Investment in Cross Creek Ranch

A practical guide for prospective homebuyers and investors, this book examines the real estate market within Cross Creek Ranch. It covers pricing trends, property types, and the benefits of living in a master-planned community. Additionally, it offers tips on maximizing investment potential and understanding the local economy.

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historical benchmark elevation data over much of the valley prevents its detailed quantification. Continued groundwater mining and resultant subsidence will likely cause existing fissures to lengthen and new fissures to form which may eventually impact developed areas in Cedar Valley. This report also includes possible aquifer management options to help mitigate subsidence and fissure formation, and recommended guidelines for conducting subsidence-related hazard investigations prior to development.

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