

ISLAND OF LOST DREAMS

Galveston is a fragile barrier island, inches above sea level, that is long overdue for a massive hurricane. So what better place to build gigantic new developments! A massive spike in construction — both underway and proposed — is radically changing the Galveston that we all know and love (or settle for, anyway). Here's some of what's transforming the island city.



Developments like this are planned for all along Galveston's beach.

	What it is	Why it's terrific	Why, maybe, it's not
Palisades Palms	Two 27-story condo towers on East Beach	It's the biggest "on the beach" construction in 20 years!	The first few floors may be permanently "under the beach" after a hurricane.
The Preserve	1,000-plus acres of farmland turned into Galveston's largest planned community	Less cowshit and horseshit on the island	Built where the beach is eroding faster than the Astros' playoff chances
Pointe West	1,800-unit condo development on the very western tip of the island	Besides the classy extra "e," there's a fully equipped fitness center.	The desolate beauty of the San Luis Pass? It was crying out for "Topsiders Lounge," which the Web page says "features your favorite frosty libations."
Beachside Village	A relatively small development between 8 Mile and 9 Mile roads on FM 3005	In what could have far-reaching effects, the developers are asking a federal judge to rule the Army Corps of Engineers has no jurisdiction over the wetlands there.	Potentially devastating impact on employment rate of federal wetlands experts. Oh, and on wetlands, too.