

**DS TASKFORCE
MONTHLY MEETING
MAY 20, 2022**



DEVELOPMENT SERVICES



UTILITIES DEPARTMENT



NEW STAFF MEMBERS

BUILDING DIVISION

- **Grace Santana**

Building Management Assistant.....



- **Etta Black**

Senior Customer Service Representative.....



- **Raquel Ruiz**

Compliance Inspector.....



- **Ruben Zamora**

Compliance Inspector.....



- **Isidro Prado**

Senior Compliance Inspector.....



LAND DEVELOPMENT

- **Gina Trotter**

Land Development Management Assistant.....



- **Mark Zans**

City Planner.....



RECENT PROMOTIONS

- **Saradja Registre**

City Planner.....



Employees of the Month - February



ELENA BUENTELLO (LAND DEVELOPMENT)

In the brief time that Elena has rejoined the City of Corpus Christi, she has been an agent of change. She brings a wealth of knowledge, experience, and willingness to go above and beyond. Her drive for exceptional customer service has provided assistance to countless customers both internal and external to the City and has even garnered the attention of the City Manager himself. Due to Elena's extraordinary work ethic, Land Development Division frequently receives positive feedback on her performance. Elena is an asset to not only Development Services Department, but to the City as a whole.

NORBERT VALERIO (BUILDING DIVISION)

Norbert's experience in our industry, combined with his positive demeanor, has proven to be valuable to our department. Norbert is very conscientious in the performance of his duties, ensuring all customers thoroughly understand the code requirements and courteously assists customers to help facilitate the project. He exceeds the expectations of great customer service and continues to thrive in his current role. His continued efforts assist in shaping Development Services as leading to our goal of a top performing department of the City.



Employees of the Month - March



PATRICIA LOPEZ – GARCIA (BUILDING DIVISION)

Patricia has shown dedication to DSD, the City and to expending her knowledge to serve the public best. She is continuously striving to learn all aspects of her position and others to provide exemplarily customer service. Although Patricia's primary role is Compliance Inspector, she goes above and beyond by utilizing her time in the field during investigations to assist and educate owners, tenants, and contractors. This supports DSD's goal in ensuring that the life, health, and safety of the public is priority.

BERTHA GUERRERO (BUILDING DIVISION)

Bertha is eager to learn all aspects of Development Services. She has an excellent understanding of our department's goals and has become one of our top-performing permit techs and assists in training other permit techs on the complexities of the multitude of permits we process. Bertha is well known with our customers as a problem solver, although they also know she is stern and will ask questions until she unravels the full scope of work, ensuring that the project and all parties move forward in permitting with ease.



LAND DEVELOPMENT

Historic Preservation Plan Update

UDC Update

**Military Compatibility Area Overlay District (MCAOD)
Update**

Trust Fund & City Participation Fund Balance



HISTORIC PRESERVATION

May is National Preservation Month

May 10 - Mayoral Proclamation

May 26 - Landmark Commission

Annual Preservation Awards,
City Council Chambers, 4:30 p.m.



HISTORIC PRESERVATION

- ▶ Two Landmark Designations Approved by City Council
 - ▶ Todd-Budd Home, 805 Park Avenue, 1901
 - ▶ Boarri Craft Butchery, 817 S. Staples, 1931



UNIFIED DEVELOPMENT CODE (UDC) UPDATES

- ▶ Consultant: Camiros, Inc.
 - ▶ Conducted Stakeholder Interviews Oct. 20-21 via zoom
 - ▶ Currently drafting zoning/subdivision amendments
- ▶ Development Services Technical Action Group (DSTAG) has been re-established to begin reviewing draft amendments - June-July



MILITARY COMPATIBILITY AREA OVERLAY

- ▶ Military Compatibility Area Overlay Districts
 - ▶ May 4- Briefed Planning Commission
 - ▶ May 17 - Pulled from City Council agenda for further community engagement
 - ▶ DSD is currently briefing Council members
 - ▶ DSD is setting community meetings to brief and inform community
- ▶ Our goal is to bring back the item for consideration in the near future.



TRUST FUND BALANCE

- Available Combined Trust Funds Balance as of 4/30/22 is: \$ 1,234,707.95
- Balance Includes London Town Unit 6&7
- Individual Trust Fund balance break down:

Water Arterial Transmission & Grid Main Trust	Water Distribution Main Trust	Sanitary Sewer Trunk System Trust	Sanitary Sewer Collection Line Trust
\$542,585.52	\$133,450.23	\$470,586.19	\$88,086.01

Denied:

- Caroline's Heights - Water Arterial/Grid Main - \$471,448.10 Denied 3/22/22 City Council

Approved:

- London Towne Unit 6 - Wastewater Trunk Line- \$82,935.48 Scheduled for 4/19/22 City Council
- London Towne Unit 7- Wastewater Trunk Line - \$110,296.96 Scheduled for 4/19/22 City Council

Pending:

- Royal Oak Future Units (PUD), Sanitary Sewer Collection Line - Cost \$645,777.30 (pending master plan amendment)
- Pozo-Flores Cruz - Water Arterial/Grid Main - Cost TBD

CITY PARTICIPATION

Available Balance Participation Funds as of 5/16/22

- **Bond 18 - \$1,339,322.44**
- *Note: There are no developer participation funds allocated in the 2020 Bond initiative*

City Participation Activity FY 2021-2022:

- Royal Oak Future Units (PUD), Off-Site Storm Sewer- \$867,649.76 (City Council approved on 1/25/22)

Pending :

BUILDING DIVISION

I-Code
Adoption
Update

STAR
Program
Update

Pre-Quote
for TAPS



2021 Code Adoption

Building Code
Existing Building Code
Residential Code
Plumbing Code
Mechanical Code
Fuel Gas Code
National Electrical
Code
Energy Conservation
Code
Fire Code
Swimming Pool Spa
Code

Proposed Timeline

- **Drafts completed.**
- **Spring 2023**, present 2021 Codes with Local Amendments to the Planning Commission.
- **Summer 2023**, present 2021 Codes with Local Amendments to City Council for adoption.

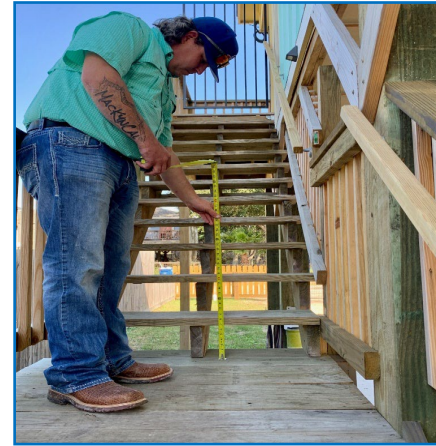




Patrick 'Pat' Roberts

City of Corpus Christi

Building & Mechanical Inspector



We are saddened to share that we learned of the death of Patrick Roberts on May 14, 2022. Patrick was a valued member of our Building Division team. Patrick is survived by his wife Brianna and daughter Tori; we ask that you send your thoughts and condolences to their family during this difficult time. Patrick was a well-liked member of the DSD family. His death is a great loss to the department. We know this is shocking news and we share our deepest sympathy with everyone who knew Patrick and to all who are impacted by this tragedy.



Sincerely,
DSD Team

You may donate to the family using the Go Fund Me link below:

<https://gofund.me/ae616602>.

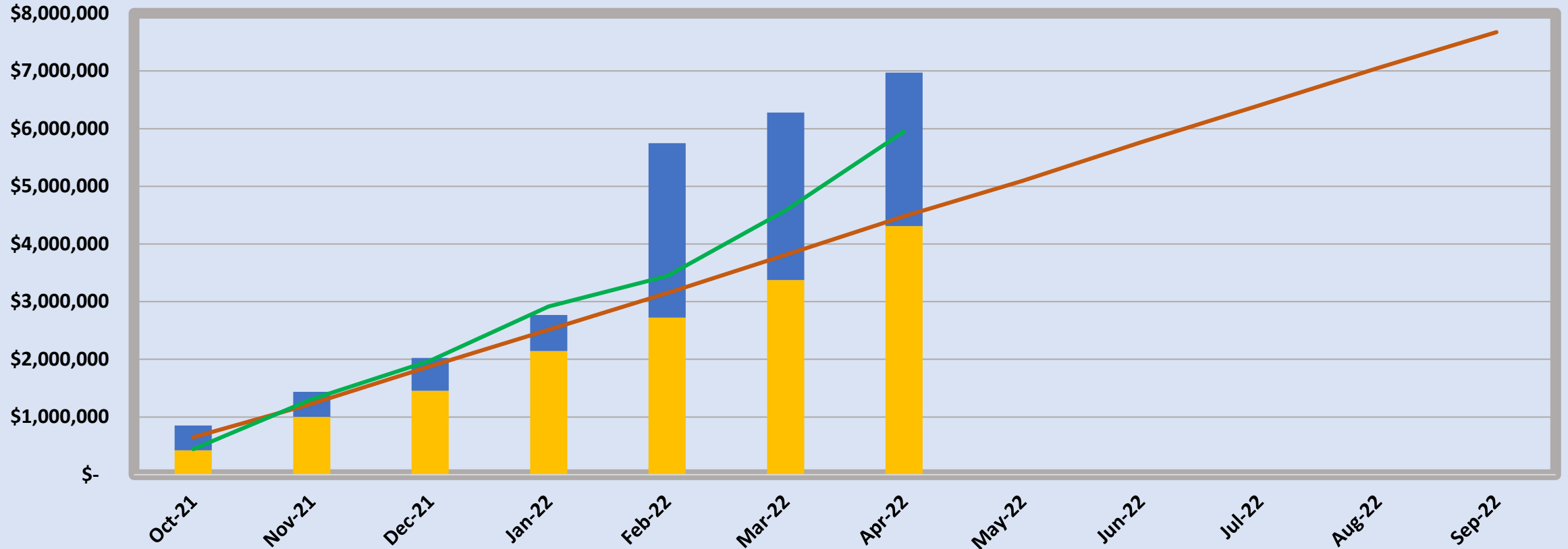


DIRECTOR'S REPORT

- Revenue / Expenses – April
- Current Vacancy Rate
- Performance Metrics
- Update on the Master Planning & Impact Fee Study
- Questions, Comments, Suggestions



Development Services Budget Vs. Actual Analysis (As Of April 30, 2022)



	Oct-21	Nov-21	Dec-21	Jan-22	Feb-22	Mar-22	Apr-22	May-22	Jun-22	Jul-22	Aug-22	Sep-22
Outstanding PO's	\$430,084	\$435,217	\$569,555	\$625,830	\$3,024,065	\$2,904,763	\$2,661,221					
Actual Expenses	\$423,480	\$1,001,606	\$1,453,211	\$2,143,094	\$2,723,397	\$3,376,376	\$4,312,130					
Planned Revenue	\$649,291	\$1,227,110	\$1,881,030	\$2,512,363	\$3,149,970	\$3,809,249	\$4,481,453	\$5,093,047	\$5,764,954	\$6,404,770	\$7,052,736	\$7,671,819
Actual Revenue	\$442,424	\$1,308,591	\$1,977,125	\$2,917,926	\$3,444,269	\$4,580,886	\$5,953,384					

■ Actual Expenses
 ■ Outstanding PO's
 — Planned Revenue
 — Actual Revenue



Vacancy Report

Division	October Vacancy Rate	November Vacancy Rate	December Vacancy Rate	January Vacancy Rate	February Vacancy Rate	March Vacancy Rate	April Vacancy Rate
Land Development	48.33%	48.00%	36.67%	26.67%	20.00%	26.67%	26.67%
Administration	17.86%	20.00%	14.29%	14.29%	14.29%	14.29%	14.29%
Inspection Operations	26.63%	26.96%	18.48%	15.22%	13.04%	13.04%	13.04%
Totals:	30.51%	30.88%	22.43%	17.65%	14.71%	16.18%	16.18%



PERFORMANCE METRICS

PENDING REVIEW



■ DSD Scheduled and Pending Community Meetings:

DSD is collaborating with Council Members in setting up Community Meetings within each district beginning in June, as a great way to engage with the community - up close and personal - to communicate and discuss things that are important to the citizens and share additional information so that they remain informed.

DS COMMUNITY MEETINGS SCHEDULE	DATE	TIME	LOCATION
District 3 / Barrera	8-Jun-22	6PM	Choke Canyon Conf Room
Chamber's Infrastructure Committee	10-Jun-22		Pending
District 5 / Hernandez	Pending	6PM	Dr. Clotilde P. Garcia Library
District 2 / Molina	Pending	6PM	Del Mar College





DEVELOPING OUR FUTURE CORPUS CHRISTI

****Next Meeting scheduled
for June 17, 2022**

