

**NOTICE OF MEETING
CITY OF SOUTH PADRE ISLAND
SHORELINE TASK FORCE**

NOTE: One or more members of the City of South Padre Island City Council may attend this meeting; if so, this statement satisfies the requirements of the OPEN MEETINGS ACT.

NOTICE IS HEREBY GIVEN THAT THE SHORELINE TASK FORCE OF THE CITY OF SOUTH PADRE ISLAND, TEXAS, WILL HOLD A REGULAR MEETING ON:

**MONDAY, APRIL 24, 2017
3:00 P.M. AT THE MUNICIPAL BUILDING,
CITY COUNCIL CHAMBERS, 2ND FLOOR
4601 PADRE BOULEVARD, SOUTH PADRE ISLAND, TEXAS**


1. Call to Order.
2. Pledge of Allegiance.
3. Public Comments and Announcements: *This is an opportunity for citizens to speak to Task Force relating to agenda or non-agenda items. Speakers are required to address the Task Force at the podium and give their name before addressing their concerns. [Note: State law will not permit the Shoreline Task Force to discuss debate or consider items that are not on the agenda. Citizen Comments may be referred to City Staff or may be placed on the agenda of a future Shoreline Task Force meeting]*
4. Approval of the April 18, 2017 meeting minutes.
5. Discussion and possible action on recommending the award of the Seaside Circle Access construction (Hill)
6. Discussion and possible action on recommending the award of the Ocean Circle Access construction (Hill)
7. Adjournment.

DATED THIS THE 21TH DAY OF APRIL 2017



Susan Hill, City Secretary

I, THE UNDERSIGNED AUTHORITY, DO HEREBY CERTIFY THAT THE ABOVE NOTICE OF MEETING OF THE SHORELINE TASK FORCE OF THE CITY OF SOUTH PADRE ISLAND, TEXAS IS A TRUE AND CORRECT COPY OF SAID NOTICE AND THAT I POSTED A TRUE AND CORRECT COPY OF SAID NOTICE ON THE BULLETIN BOARD AT CITY HALL/MUNICIPAL BUILDING ON APRIL 21, 2017 AT/OR BEFORE 2:15 P.M. AND REMAINED SO POSTED CONTINUOUSLY FOR AT LEAST 72 HOURS PRECEDING THE SCHEDULED TIME OF AID MEETING.



Susan Hill, City Secretary



THIS FACILITY IS WHEELCHAIR ACCESSIBLE, AND ACCESSIBLE PARKING SPACES ARE AVAILABLE. REQUESTS FOR ACCOMMODATIONS OR INTERPRETIVE SERVICES MUST BE MADE 48 HOURS PRIOR TO THIS MEETING. PLEASE CONTACT BUILDING OFFICIAL, JAY MITCHIM; ADA DESIGNATED RESPONSIBLE PARTY AT (956) 761-1025.

**CITY OF SOUTH PADRE ISLAND
SHORELINE TASKFORCE
MEETING
AGENDA REQUEST FORM**

MEETING DATE: April 24, 2017

NAME & TITLE: Brandon Hill, Shoreline Department Director

DEPARTMENT: Shoreline Department

ITEM

Approval of the April 18, 2017 meeting minutes.

ITEM BACKGROUND

Shoreline Taskforce held a special meeting regarding the recommendation to City Council for a proposed ordinance for establishment of a building setback line for the property south of the SHORES.

BUDGET/FINANCIAL SUMMARY

COMPREHENSIVE PLAN GOAL

LEGAL REVIEW

Sent to Legal: YES: _____ NO: X _____
Approved by Legal: YES: _____ NO: X _____

Comments:

RECOMMENDATIONS/COMMENTS

**MINUTES
CITY OF SOUTH PADRE ISLAND
SHORELINE TASK FORCE**

MONDAY, APRIL 18, 2017

I. Call to Order.

The Shoreline Task Force of the City of South Padre Island, Texas held a special meeting on Tuesday, April 18, 2017, at the Municipal Complex Building, 2nd Floor, 4601 Padre Boulevard, South Padre Island Texas. Chairman Troy Giles called the meeting to order at 1:00 p.m. A quorum was present: Task Force Member Virginia Guillot, Norma Trevino, Neil Rasmussen, Stormy Wall, Thor Lassen, and Kerry Schwartz.

City staff members present were: Assistant City Manager Darla Jones, Shoreline Management Director Brandon Hill, and Shoreline Program Coordinator Jose Manuel Aguilar

II. Pledge of Allegiance.

Chairman Giles led the Pledge of Allegiance.

III. Public Comments and Announcements.

None

IV. Approval of the April 10, 2017 meeting minutes.

Task Force Member Virginia Guillot made a motion, seconded by Neil Rasmussen to approve minutes as submitted. Motion passed unanimously.

V. Discussion and possible action to recommend City Council pass ordinance for Lot 1, Block 1, Padre Island Inn Subdivision, to set the Dune Protection Line also referred to the Historic Building line (this was tabled from the March 20, 2017 Shoreline Task Force meeting). (Hill)

Task Force Member Norma Trevino made a motion, seconded by Stormy Wall to approve the recommendation to the City Council to pass ordinance §22-4 (C) Lot 1, Block 1, Padre Island Inn Subdivision, the Building Line shall be the currently existing 440 line as established by the SHORES Subdivision in conjunction with the GLO and the US Army Corps of Engineers, and such Line shall be a linear extension of the existing, established 440 line, and such line shall extend north and south to the extent of the property boundaries.

Motion passed with Task Force Member Thor Lassen abstaining from the vote.

VIII. Adjournment.

There being no further business, Task Force Member Troy Giles adjourned the meeting at 2:00 p.m.

Jose Aguilar, Program Coordinator

Troy Giles, Chairman

**CITY OF SOUTH PADRE ISLAND
SHORELINE TASKFORCE
MEETING
AGENDA REQUEST FORM**

MEETING DATE: April 24, 2017

NAME & TITLE: Brandon Hill, Shoreline Department Director

DEPARTMENT: Shoreline Department

ITEM

Discussion and possible action on recommending the award of the Seaside Circle Access construction (Hill)

ITEM BACKGROUND

The City of South Padre Island (City) proposes to construct a concrete sidewalk with a retaining wall leading up to a 6-ft wide ADA accessible dune walkover with a wash station. The City also proposes to mitigate for adverse effects to 5 square feet of dune vegetation and 16 cubic feet of sand.

BUDGET/FINANCIAL SUMMARY

COMPREHENSIVE PLAN GOAL

LEGAL REVIEW

Sent to Legal: YES: _____ NO: X _____
Approved by Legal: YES: _____ NO: X _____

Comments:

RECOMMENDATIONS/COMMENTS

MEMORANDUM

TO: Shoreline Task Force
Natalie Bell, General Land Office
FROM: Brandon N. Hill, Shoreline Management Department Project and Program Manager
DATE: February 15, 2017
RE: Walkover at Seaside Circle

The city has received CMP funding in order to construct this walkover. The engineering for this walkover seek to achieve compliance with the GLO beach and dune handbook while maintaining ADA accessibility. There is a very small area of dune that will be impacted and it will be mitigated for 1:1.

With consideration given to conformance with TAC regulations our preliminary determination is that:

1. The proposed activity will not reduce the size of the public beach. [TAC 15.5 (b)(1)]
2. The proposed activity does not appear to involve construction upon the public beach. [TAC 15.5 (c)(1)]
3. The proposed activity will not encroach upon the public beach. [TAC 15.5 (c)(1)]
4. The proposed activity will not close any existing public beach accesses within the area, nor will the construction close or prevent the use of any existing public beach parking spaces. [TAC 15.5 (d)(1)]

With consideration given to the City's *Dune Protection and Beach Renourishment and Access Plan* [B&D Ord. Section 22-10]:

1. The proposed activity will not result in the potential for increased flood damage to the subject property or adjacent properties.
2. The proposed activity will not result in run-off or drainage patterns that aggravate erosion on and off the site.
3. The proposed activity will cause no changes to the existing dune hydrology east of the Historic Building Line.
4. The proposed activity will result in minimal adverse effects on dune vegetation. These effects will be mitigated through the actions outlined in the attached mitigation plan.
5. The proposed activity will not significantly increase the potential for washover or blowouts.



Brandon N. Hill

Seaside mitigation plan:

The City of South Padre Island seeks to build a walkover where one stood several years ago but was removed due to age. The footprint will fall where the previous walkover existed and a sandy walkway currently exists. The walkover has been designed to meet ADA standards and minimize the impact on the dunes. At every point in the walkover it has been kept as far off of the beach as physically possible. This has resulted in an impact as miniscule as possible. The projected impact for this construction will be 5 ft² of vegetation and 7.5 ft³ of sand.

This impact has been minimized as is apparent by its scope. It will be mitigated on site and 1:1. The City of South Padre proposes adding the impacted amount of sand and vegetation to the foredune on location. This will serve to continue establishing our vegetated foredune line along the city's length.

April 13, 2017

Mr. Brandon Hill
Shoreline Management Director
City of South Padre Island Shoreline Management
4601 Padre Blvd
South Padre Island, Texas 78597

Re: **Seaside Circle Beach Access Improvements**

Dear Mr. Hill:


Enclosed please find attached Bid Summary for the above referenced project. Two general contractors submitted bids to the City of South Padre on 04/10/17. Their information is attached herewith. The bidders' list with their total bid is given below:

	Total Base Bid	Addendum 1	Bid Bond
Willis Development, LLC	\$ 298,690.20	Yes	Yes
Bryant Industrial Services	\$ 307,000.00	No	Yes

Willis Development, LLC submitted the lowest bid for this project, meeting all of the requirements of the specifications. The Engineer's recommendation is to award the contract to Willis Development, LLC for a base bid of \$298,690.20.

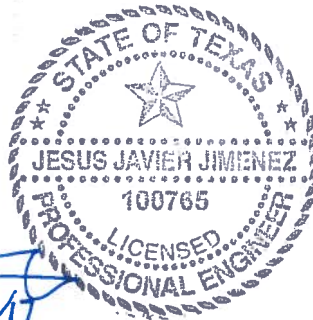
Please let me know if you have any questions regarding this matter.

Sincerely,
I.C.E.




04/13/17

Jesus J. Jimenez, P.E., CFM, MSCE
Project Manager



Bid Tab

Meeting Date: 04-10-2017			
Meeting Subject: Bid Opening - City of South Padre Seaside Circle Beach Access Improvements Project			
Client Name: City of South Padre			
Meeting Location: City of South Padre Island City Hall			
Company	Base Bid	Acknowledge of Addendum 1	Bid Bond
Willis Development, LLC	\$ 298,690.20	Yes	Yes
Bryant Industrial Services	\$ 307,000.00	No	Yes
COPIES TO: <input checked="" type="checkbox"/> Client <input type="checkbox"/> Participants <input type="checkbox"/> Job File <input checked="" type="checkbox"/> ICE			
Reviewed By: Jesus J. Jimenez, PE			
PREPARED BY: International Consulting Engineers 555 N. Carancahua St. Suite 860 Corpus Christi, Tx 78401 (361)826-5805			
			

**CITY OF SOUTH PADRE ISLAND
SHORELINE TASKFORCE
MEETING
AGENDA REQUEST FORM**

MEETING DATE: April 24, 2017

NAME & TITLE: Brandon Hill, Shoreline Department Director

DEPARTMENT: Shoreline Department

ITEM

Discussion and possible action on recommending the award of the Ocean Circle Access construction (Hill)

ITEM BACKGROUND

The City of South Padre Island (City) proposes to construct a 6-ft wide ADA accessible dune walkover with a wash station, and a public beach access parking lot that will provide 26 public parking spaces and two additional ADA parking spaces for persons with disabilities, and also proposes to mitigate for any damages to dunes and dune vegetation that may occur and compensate both on and off-site for adverse effects to 14,529 square feet of dune vegetation and 175 cubic yards of sand.

BUDGET/FINANCIAL SUMMARY

COMPREHENSIVE PLAN GOAL

LEGAL REVIEW

Sent to Legal: YES: _____ NO: X _____
Approved by Legal: YES: _____ NO: X _____

Comments:

RECOMMENDATIONS/COMMENTS

MEMORANDUM

TO: Shoreline Task Force
Natalie Bell, General Land Office
FROM: Brandon N. Hill, Shoreline Management Department Project and Program Manager
DATE: February 15, 2017
RE: Walkover at Ocean Circle

The city has received CMP funding in order to construct this walkover. The engineering for this walkover seek to achieve compliance with the GLO beach and dune handbook while maintaining ADA accessibility. The areas that will be impacted are outlined in the project description and mitigation plan and will be mitigated for 1:1.

With consideration given to conformance with TAC regulations our preliminary determination is that:

1. The proposed activity will not reduce the size of the public beach. [TAC 15.5 (b)(1)]
2. The proposed activity does not appear to involve construction upon the public beach. [TAC 15.5 (c)(1)]
3. The proposed activity will not encroach upon the public beach. [TAC 15.5 (c)(1)]
4. The proposed activity will not close any existing public beach accesses within the area, nor will the construction close or prevent the use of any existing public beach parking spaces. [TAC 15.5 (d)(1)]

With consideration given to the City's *Dune Protection and Beach Renourishment and Access Plan* [B&D Ord. Section 22-10]:

1. The proposed activity will not result in the potential for increased flood damage to the subject property or adjacent properties.
2. The proposed activity will not result in run-off or drainage patterns that aggravate erosion on and off the site.
3. The proposed activity will cause no changes to the existing dune hydrology east of the Historic Building Line.
4. The proposed activity will result in minimal adverse effects on dune vegetation. These effects will be mitigated through the actions outlined in the attached mitigation plan.
5. The proposed activity will not significantly increase the potential for washover or blowouts.



Brandon N. Hill



TEXAS GENERAL LAND OFFICE
GEORGE P. BUSH, COMMISSIONER

March 20, 2017

Via Electronic Mail

Brandon Hill
Shoreline Management Department
City of South Padre Island
P.O. Box 3410
South Padre Island, Texas 78597-3410

Beachfront Construction Certificate & Dune Protection Permit in the City of South Padre Island

Site Address: Ocean Circle, South Padre Island
Legal Description: Ocean Circle Public Beach Access
Lot Applicant: City of South Padre Island c/o Brandon Hill
GLO ID No.: BDSPI-17-0073

Dear Mr. Hill:

The General Land Office (GLO) has reviewed the application for a dune protection permit and beachfront construction certificate for the above-referenced location. The permit application was submitted to the Beach Access and Dune Protection Program as part of a Coastal Management Program Grant Cycle 19 funded project entitled Ocean Circle Beach Access Improvements. The City of South Padre Island (City) proposes to construct a 6-ft wide ADA accessible dune walkover with a wash station, and a public beach access parking lot that will provide 26 public parking spaces and two additional ADA parking spaces for persons with disabilities. The City also proposes to mitigate for any damages to dunes and dune vegetation that may occur and compensate both on and off-site for adverse effects to 14,529 square feet of dune vegetation and 175 cubic yards of sand. According to the Bureau of Economic Geology, the area is accreting.

Based on the materials forwarded to our office for review, we have the following comments:

- The seaward terminus of the walkway should be restricted to the most landward point of the public beach¹ and should ensure that the walkover will not interfere with or otherwise restrict public use of the beach at normal high tides.²
- The City must ensure that the construction and maintenance of the proposed wash station will minimize impacts on natural hydrology and will not cause erosion of critical dune areas.³

¹ 31 Tex. Admin. Code § 15.7(g)(1).

² 31 Tex. Admin. Code § 15.7(g)(2).

³ 31 Tex. Admin. Code § 15.6(g).

- The deck of the walkway must be of sufficient elevation to allow for the growth of dune vegetation and the migration of dunes to the greatest extent practicable.⁴
- The dune walkover should be constructed to allow rain and sand to pass through the decking. The GLO recommends placing the slats that form the deck of the walkover at least ½-inch apart.
- The walkway height should be at least one to one and a half times its width (three feet minimum) to allow sunlight to reach vegetation underneath and allow for the migration of dunes.
- Concrete may not be used to stabilize the base of the pilings.⁵
- Off-site compensation is required to be located as close to the construction site as practicable.⁶
- The City shall locate restored dunes in the area extending no more than 20 feet seaward of the landward boundary of the public beach. The City shall ensure that the 20-foot restoration area follows the natural migration of the vegetation line.⁷
- The City shall not restore dunes, even within the 20-foot corridor, if such dunes would restrict or interfere with the public use of the beach at normal high tide.
- The City shall restore dunes to be continuous with any surrounding naturally formed dunes and shall approximate the natural position, contour, volume, elevation, vegetative cover, and sediment content of any naturally formed dunes in the proposed dune restoration area.
- The City shall restore dunes using indigenous vegetation that will achieve the same protective capability as the surrounding natural dunes.⁸
- Construction of the proposed dune walkover should conform to the GLO's guidelines provided in the Dune Protection and Improvement Manual for the Texas Gulf Coast; found on the GLO website at: <http://www.glo.texas.gov/coast/coastal-management/forms/files/dune-protection-manual-gpb.pdf>
- The City shall provide written notification to the GLO after determining that the mitigation and compensation is complete. The GLO may conduct a field inspection to verify compliance.⁹
- The 28 parking spaces created by the construction of the Ocean Circle parking lot must remain free and open to the public at all times for ingress and egress to and from the public beach, as provided for in the Open Beaches Act, 31 TAC 15.7(h), and as a condition of CMP grant funding.

⁴ 31 Tex. Admin. Code § 15.7(g)(3).

⁵ 31 Tex. Admin. Code § 15.6(f)(3).

⁶ 31 Tex. Admin. Code § 15.4(f)(4)(B)(ii).

⁷ 31 Tex. Admin. Code § 15.7(e)(1).

⁸ 31 Tex. Admin. Code § 15.7(e)(4).

⁹ 31 Tex. Admin. Code § 15.4(g)(4).

March 20, 2017

Page 3 of 3

If you have any questions, please contact me by phone at (512) 463-0413 or by email at natalie.bell@glo.texas.gov.

Sincerely,

A handwritten signature in black ink that reads "Natalie Bell". The signature is written in a cursive style with a large, looping initial "N".

Natalie Bell
Beach Access & Dune Protection Program
Coastal Resources Division
Texas General Land Office

Project Mitigation Overview

The city is pleased to propose the development of the Ocean beach access. This is currently a completely undeveloped lot that provides no unencumbered access. There is currently no even a trail where the vegetation has been stepped on.

We propose the construction of a parking lot (capacity 28 vehicles) 10,652 ft² in size, a sidewalk that will measure 1,791 ft² as well as 2,086 ft² of landscaping. This gives us a total impact of 14,529 ft² dune vegetation. The city proposes mitigating this vegetative impact by transplanting as many of the impacted plants as can be safely and successfully moved. What cannot be mitigated by transplanting will be mitigated by purchasing culms of bitter panicum and sea oats. Utilizing both of these methods the city dedicates to plant 14,529 ft² worth of vegetation as close to the impacted site as possible. The impact on sand volume will result in 175 cubic yards of sand that will be moved. This amount of sand will be transported to the front of the property and placed as an extension of the properties foredune structure. This will be achieved without encroaching upon the public aerial beach.

Deliverables

The city shall mitigate all impacts on a 1:1 basis, sedimentary and vegetative alike.

The city will provide before, during and after photographs of the planting areas.

The city will provide the GLO with a final report once the project is completed.

Ocean Circle Beach Access Mitigation Zones

Zone C
Approx. 3,600 sq. ft.

Zone B
Approx. 4,000 sq. ft.

Zone A
Approx. 7,240 sq. ft.

Zone D Alternative
Approx. 1,380 sq. ft.

Totals A-C 14,840 Sq. ft.
Totals A-D 16,220 Sq. ft.

Ocean Circle Beach Access

Google Earth

© 2016 Google

26°05'51.78" N 97°09'44.61" W elev 4 ft eye alt 1464 ft

12:21 PM
2/28/2017

Tour Guide 1962

April 19, 2017

Mr. Brandon Hill
Shoreline Management Director
City of South Padre Island Shoreline Management
4601 Padre Blvd
South Padre Island, Texas 78597

Re: **Ocean Circle Beach Access Improvements**

Dear Mr. Hill:


Enclosed please find attached Bid Tabulation for the above referenced project. Two general contractors submitted bids to the City of South Padre on 04/17/17. Their information is attached herewith. The bidders' list with their total bid is given below:

	Total Base Bid	Addendum 1	Bid Bond
Gonzalez-De La Garza	\$ 452,000.00	Yes	Yes
Bryant Industrial Services	\$ 564,000.00	Yes	Yes

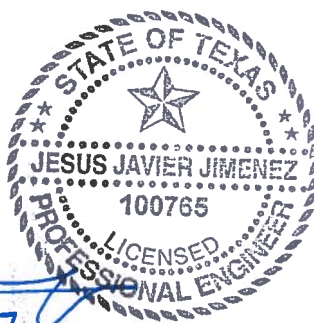
Gonzalez-De La Garza & Associates, LLC submitted the lowest bid for this project, meeting all of the requirements of the specifications. The Engineer's recommendation is to award the contract to Gonzalez-De La Garza & Associates, LLC for a base bid amount of \$452,000.00.

Please let me know if you have any questions regarding this matter.

Sincerely,
I.C.E.



Jesus J. Jimenez, P.E., CFM, MSCE
Project Manager



Bid Tab

Meeting Date: 04-17-2017

Meeting Subject: Bid Opening - City of South Padre Ocean Circle Beach Access Improvements Project

Client Name: City of South Padre Island

Meeting Location: City of South Padre Island City Hall

Company	Base Bid	Acknowledge of Addendum 1	Bid Bond
Gonzalez-De La Garza & Associates, LLC	\$ 452,000.00	Yes	Yes
Bryant Industrial Services	\$ 564,000.00	Yes	Yes

COPIES TO:

- Client
- Participants
- Job File
- ICE

Reviewed By: Jesus J. Jimenez, PE

PREPARED BY:

International Consulting Engineers
 555 N. Carancahua St. Suite 860
 Corpus Christi, Tx 78401
 (361)826-5805

