

**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 MEETING ON:

**MONDAY, MARCH 12, 2018
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 Shoreline 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. Update on Shoreline Department Projects (Hill):
Signage and planter project for beach accesses.
Mobi- mat maintenance and mapping.
Beach Accesses improvements.
5. Approval of the February 26, 2018 meeting minutes.
6. Discussion and action to recommend to City Council the approval of a Beach and Dune Permit for 4004 Gulf Boulevard South Padre Island Texas. (Hill)
7. Discussion and action to recommend to City Council the approval of a Beach and Dune Permit for 5306 Gulf Boulevard South Padre Island Texas. (Hill)
8. Discussion and action to cancel the regular Shoreline Task Force Meeting to be held on March 26, 2018.
9. Adjournment

DATED THIS THE 8 TH DAY OF MARCH 2018




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 **MARCH 8, 2018** AT/OR BEFORE **5:00 P.M.** AND REMAINED SO POSTED CONTINUOUSLY FOR AT LEAST 72 HOURS PRECEDING THE SCHEDULED TIME OF SAID MEETING.



A handwritten signature in blue ink, which appears to read "Susan Hill", is written over a horizontal line.

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, DAVID TRAVIS; ADA DESIGNATED RESPONSIBLE PARTY AT (956) 761-8103.

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

MEETING DATE: 3/12/2018

NAME & TITLE: Brandon Hill, Shoreline Director

DEPARTMENT: Shoreline department

ITEM

Update on Shoreline Department Projects (Hill):
Signage and planter project for beach accesses.
Mobi- mat maintenance and mapping.
Beach Accesses improvements.

ITEM BACKGROUND

- Signage and planter updates includes the City Councils approval of “Sunset Circle” and the type of plant to be planted in the new planters.
- Mobi-Mat maintenance and mapping updates include the scheduling of maintenance and the scheduling of the mapping interval.
- Beach Access improvements update includes amenities that have been added to the city’s beach accesses.

BUDGET/FINANCIAL SUMMARY

None

COMPREHENSIVE PLAN GOAL

LEGAL REVIEW

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

Comments:

RECOMMENDATIONS/COMMENTS

Ixora

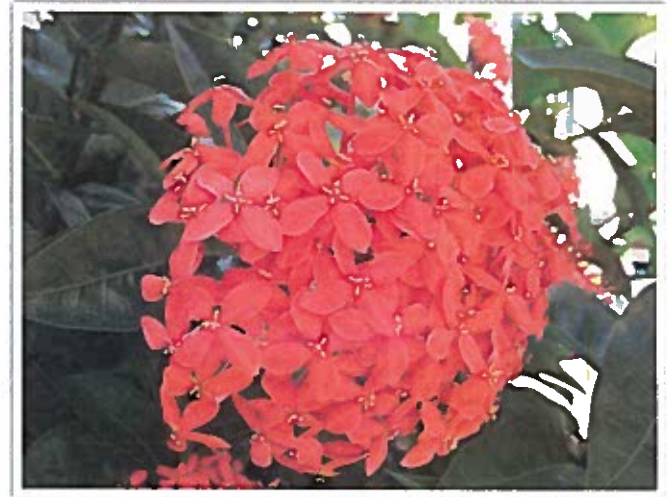
The old South Florida favorite ixora (*Ixora* spp.) is a year-round flowering plant that shouldn't be put into the old-fashioned category. This sun-loving shrub bears clusters of tubular flowers in Central and South Florida.

Sometimes called flame of the woods, ixora is a member of the Rubiaceae family which includes coffee, gardenia, firecracker vine, and pentas. While using scientific names to identify plants can be helpful in avoiding confusion between common names, figuring out how to pronounce a word written in Latin can be tricky. So if you find yourself struggling remember, ixora is pronounced "icks-SORE-ah."

Characteristics

One of the best things about ixora is that it flowers throughout the year! Each flower cluster can last between 6 and 8 weeks giving your landscape long-lasting and lovely color. Ixora varieties offer a nice selection of colors including bright red, orange, yellow, pink, and white.

The leaves of this tropical perennial are bronze when young and shift to glistening dark green as the plant ages. A compact, densely-branching shrub, ixora is ideal for planting as a hedge, border, screen, or featured specimen—depending on which variety you select.



Some ixora types grow to 10-15 feet tall and 4-10 feet wide when unpruned, but they can handle shearing to maintain them as a smaller hedge. However, it should be mentioned that constant shearing will reduce ixora's flower display. Smaller forms which only reach 4-6 feet are available, as well as petite cultivars.

This evergreen is moderately drought- and salt-tolerant. It can handle saline irrigation water, but does not do well with direct ocean breezes. Ixora is adapted to South and Central Florida; zone 9B seems to be its northern-most limit, as frosts or freezes will injure it. If you really want to grow ixora farther north, consider keeping it in a container where it can be moved indoors when temperatures drop.

An ever-blooming shrub that is easy to maintain sounds like a dream for many gardeners. The fact that ixora comes in a range of colors is a great bonus. For orange flowers look for 'Maui', which is thought to be more cold tolerant than other varieties, or 'Prince of Orange'. The variety 'Fraseri' has orange-rose flowers while 'Angela Busman' has rose-colored blooms. For red flowers try 'Nora Grant', a durable and popular hybrid with pinkish-red flowers, or 'Super King', an older cultivar with deep red flowers and large flower clusters. 'Sunset' is a yellow-flowered variety with a touch of orange-red in open flowers. 'Singapore Yellow' and 'Frances Perry' also have yellow flowers. 'Herrera's White' offers something completely different with, as the name suggests, white flowers.

Planting and Care

Ixora flowers continuously under ideal conditions. While full sun is necessary for maximum flower production, this plant—especially large-leaved varieties—can be grown in partial shade. And while ixora can be pruned anytime and will handle shearing, pruning will reduce your plant's flowering.

This native of Southern Asia is not well-suited to alkaline conditions, particularly areas next to sidewalks or foundations, and new growth will appear chlorotic from iron and manganese deficiencies. Purplish-red spots on older leaves indicate a combined potassium/phosphorus deficiency.

When shopping for ixora, purchase plants that have a full appearance and multiple branches that will support many blooms. While this plant requires little care, be on the look-out for sooty mold, which usually indicates aphids or scale insects. Beneficial parasites and predators usually clear them up, but an application of insecticidal soap may be needed.

Perhaps this low-maintenance, high pay-off, plant would be perfect for your landscape.

UF/IFAS Sites

Florida Plant ID: Ixora ([/mastergardener/outreach/plant_id/ornamentals/ixora.shtml](http://mastergardener/outreach/plant_id/ornamentals/ixora.shtml))

UF/IFAS Publications

Ixora coccinea, Ixora (<http://edis.ifas.ufl.edu/fp291>)

Ixora Shrubs are Litmus Test for Several Soil Nutrient Problems

(<http://collier.ifas.ufl.edu/CommHort/CommHortPubs/Ixora%20Spots%20A%20Nutrient%20Problem.pdf>) (pdf)

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

MEETING DATE: 3/12/2017

NAME & TITLE: Brandon Hill, Shoreline Director

DEPARTMENT: Shoreline department

ITEM

Approval of February 26, 2018 regular meeting minutes.

ITEM BACKGROUND

BUDGET/FINANCIAL SUMMARY

None

COMPREHENSIVE PLAN GOAL

LEGAL REVIEW

Sent to Legal: YES: _____

NO: _____

Approved by Legal: YES: _____

NO: _____

Comments:

RECOMMENDATIONS/COMMENTS

<p style="text-align: center;">MINUTES CITY OF SOUTH PADRE ISLAND SHORELINE TASK FORCE</p>

MONDAY, FEBRUARY 26, 2018

I. Call to Order.

The Shoreline Task Force of the City of South Padre Island, Texas held a regular meeting on Monday, February 26, 2018, at the Municipal Complex Building, 2nd Floor, 4601 Padre Boulevard, South Padre Island Texas. Chairman Neil Rasmussen, called the meeting to order at 3:00 p.m. A quorum was present: Task Force Members Virginia Guillot, Norma Trevino, Troy Giles and Thoren Thorbjørnsen were present at the meeting; Stormy Wall was not present.

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

II. Pledge of Allegiance.

Mr. Neil Rasmussen led the Pledge of Allegiance.

III. Public Comments and Announcements.

Troy Giles requested that a current city project update be a recurring agenda item. Brandon Hill updated the Task force in regards to the ribbon cutting ceremony for the Moonlight, Seaside and Ocean walkovers, taking place on March 2, 2018

IV. Approval of February 5, 2018 special meeting minutes.

Task Force Member Troy Giles made a motion to approve the February 5, 2018 special meeting minutes, seconded by Virginia Guillot. The motion passed unanimously

V. Discussion and possible action to recommend to City Council the official name of South Padre Island Beach Access # 24. (Hill)

Task Force Member Troy Giles made a motion to recommend to City Council that “Sunset Circle” be the official name for beach access #24, seconded by Virginia Guillot. The motion passed unanimously.

VI. Discussion and possible action to recommend to City Council the approval of a Beach and Dune Permit for 5812A Gulf Boulevard South Padre Island Texas. (Hill).

Task Force Member Troy Giles made a motion to recommend to City Council to approve the Beach and Dune Permit for 5812A Gulf Blvd, South Padre Island, seconded by Norma Trevino. The motion passed unanimously.

VII. Discussion and possible action to recommend to City Council the approval of a Beach and Dune Permit for Regency Condominiums at 1816 Gulf Boulevard, South Padre Island Texas. (Hill)

Task Force Member Troy Giles made a motion to recommend to City Council to approve the Beach and Dune Permit for 1816 Gulf Blvd, South Padre Island, seconded by Norma Trevino. The motion passed unanimously.

VIII. Adjournment

There being no further business, Task Force Chairman Neil Rasmussen adjourned the meeting at 3:22 p.m.

Jose Aguilar, Program Coordinator

Neil Rasmussen, Taskforce Chairman

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

MEETING DATE: 3/12/2018

NAME & TITLE: Brandon Hill, Shoreline Director

DEPARTMENT: Shoreline department

ITEM

Discussion and possible action to recommend to City Council the approval of a Beach and Dune Permit for 4004 Gulf Boulevard South Padre Island Texas.

ITEM BACKGROUND

Permit for the construction of a paver walkways surrounding the residence.

BUDGET/FINANCIAL SUMMARY

None

COMPREHENSIVE PLAN GOAL

LEGAL REVIEW

Sent to Legal:	YES: _____	NO: <u> X </u>
Approved by Legal:	YES: _____	NO: <u> X </u>

Comments:

RECOMMENDATIONS/COMMENTS

Staff recommends the approval.



Beach & Dune Application

City of South Padre Island
4601 Padre Blvd.
South Padre Island, TX 78597
Phone: (956) 761-3044
Fax: (956) 761-3898

Site for Proposed Work

Legal Description: So Padre IS - Padre Beach Physical Address: 4004 Gulf Blvd
Section VIII Lot 4 BPK 106 S.P.I.

Property Owner Information

Name: Isabel C. Igua
Mailing Address: PO Box 1986
City: Mc Allen State: TX
Zip: 78505 Country: USA
Phone Number: (956) 648-2741
Fax Number: _____
E-Mail Address: isaigua@aol.com

Applicant / Agent for Owner

Name: Ladislao Arce
Mailing Address: 13314 Wane St
City: Edinburg State: TX
Zip: 78592 Country: Hidalgo USA
Phone Number: 956 457-1955
Fax Number: _____
E-Mail Address: ladislaoarce2@gmail.com

I / We, owners of the above-mentioned property, authorize the applicant stated above, to act in my behalf in order to acquire a Beach and Dune permit for the construction proposed below. (owner initials here ICI)

Owner(s) Signature(s): Isabel C. Igua
Date: 11-28-17

Applicant Signature: Ladislao Arce
Date: 12/04/17

Project Description

Describe with as much detail as possible, the construction proposed. If more room is needed, please include an additional page. Include the number of habitable units, amenities, swimming pools, fences, kinds of fences, whether footings and/or retaining walls will be installed, and locations of proposed landscaping and parking.

Installation of pavers

Total Square Footage of Footprint of Habitable Structure: 2100 sq ft

Total Area of Impervious Surface (i.e. retaining walls, walkways, drives, patios, etc.): Patios, walkways

Percentage Impervious Surface [(impervious surface / habitable footprint) * 100]: _____

Please Note: the percentage of impervious surface cannot exceed 5% in an eroding area.

Approximate Duration of Construction: one month

Financial Plan for the Removal of All Hard Structures

All properties which are allowed to build retaining walls on their property are allowed to do so with the condition that a financial plan for the removal of the retaining wall is submitted to the Public Works Department of the City of South Padre Island. Removal of the retaining wall at the owner's expense may be required if/once the retaining wall comes into regular contact with wave action for twenty (20) out of thirty (30) consecutive days. The City accepts the submission of a Retaining Wall Covenant, or other financial guarantee, insuring the removal of the retaining wall if the required conditions are met.

Type of Plan Submitted: _____ Date Submitted: _____

Drainage

Describe the impact that the proposed construction will have on the natural drainage pattern on the site and adjacent lots.

- ☐ No change in the drainage on site.
- ☐ The proposed construction will change the grading and the drainage on the subject property. (An explanation will be required detailing where the water will drain.)

Explanation / Other Information: Instalar 2100 SF Pavers agua
come hacia la calle Golf

Impacts to Beach / Dune System

Answer each question as completely as possible in narrative form.

1. What damage will this proposed construction have on the dune vegetation located at the project site?

- ☒ No damage to dune vegetation whatsoever.
- ☐ The proposed construction will impact _____ % of the dune vegetation site. (An explanation of the "impact" will be required.)
- ☐ The proposed construction will require the removal and relocation of _____ % of the dune vegetation on site. (The submission of a mitigation plan will be required.)

Explanation / Other Information: _____

2. How will the proposed construction alter the dune size/shape at the project site?

- ☒ No change to dune size/shape whatsoever.
- ☐ The proposed construction will change _____ % of the size/shape of dunes on site. (Details will be required.)
- ☐ The proposed construction will require the removal and relocation of _____ % of the dunes on site. (The submission of a mitigation plan will be required.)

Explanation / Other Information: _____

3. How will the proposed construction change the hydrology of the dunes at the project site?

- ☒ No change to dune hydrology whatsoever.
- ☐ The proposed construction will impact dune hydrology on site. (Details will be required.)

Explanation / Other Information: _____

4. Describe alternatives to the proposed construction or method of construction which will cause fewer or no adverse effects on dunes and dune vegetation.

6. Describe alternatives to the proposed construction or method of construction which will cause fewer or no adverse impairment to beach access.

Mitigation Plan

Describe the methods which you will use to avoid, minimize, mitigate and/or compensate for any adverse effects on dunes or dune vegetation.

Explanation / Other Information:

Will be working within Property Lines also within Fence Line.

Financial Plan for Dune Mitigation:

If required by the City Council, a financial guarantee (irrevocable letter of credit or a performance bond, etc.) may be necessary to insure the mitigation of dunes/dune vegetation takes place as proposed and required of the applicant.

Type of Plan Submitted: _____ Date of Submission: _____

Checklist of Additional Required Application Information

An accurate map, plat or site plan showing:

- ☐ 1. Legal description of the property (lot, block, subdivision) and the immediately adjoining property.
- ☐ 2. Location of all existing structures - including the habitable and inhabitable structures, swimming pools, decks, fences, parking areas, landscape areas, etc.
- ☐ 3. Location of the Historical Building Line on the subject property and the extension of the line on the properties immediately adjoining the subject property to the north and to the south.
- ☐ 4. Location and elevation of existing retaining walls - both on the subject property and those properties immediately adjoining the subject property to the north and to the south.
- ☐ 5. Location of proposed structure(s) - if proposing the construction of a retaining wall, please also include the proposed elevation of the retaining wall.
- ☐ 6. Location of proposed driveways, parking areas (showing the # of proposed parking spaces) and landscape areas.
- ☐ 7. Location of all existing and proposed beach access paths and/or dune walkovers.
- ☐ 8. Location and extent of any man-made vegetated mounds, restored dunes, fill activities, or any other pre-existing human modifications on the tract.
- ☐ 9. Topographical survey of the site identifying all elevations, existing contours of the project area (including dunes and scales) and the proposed contours of the final grade.

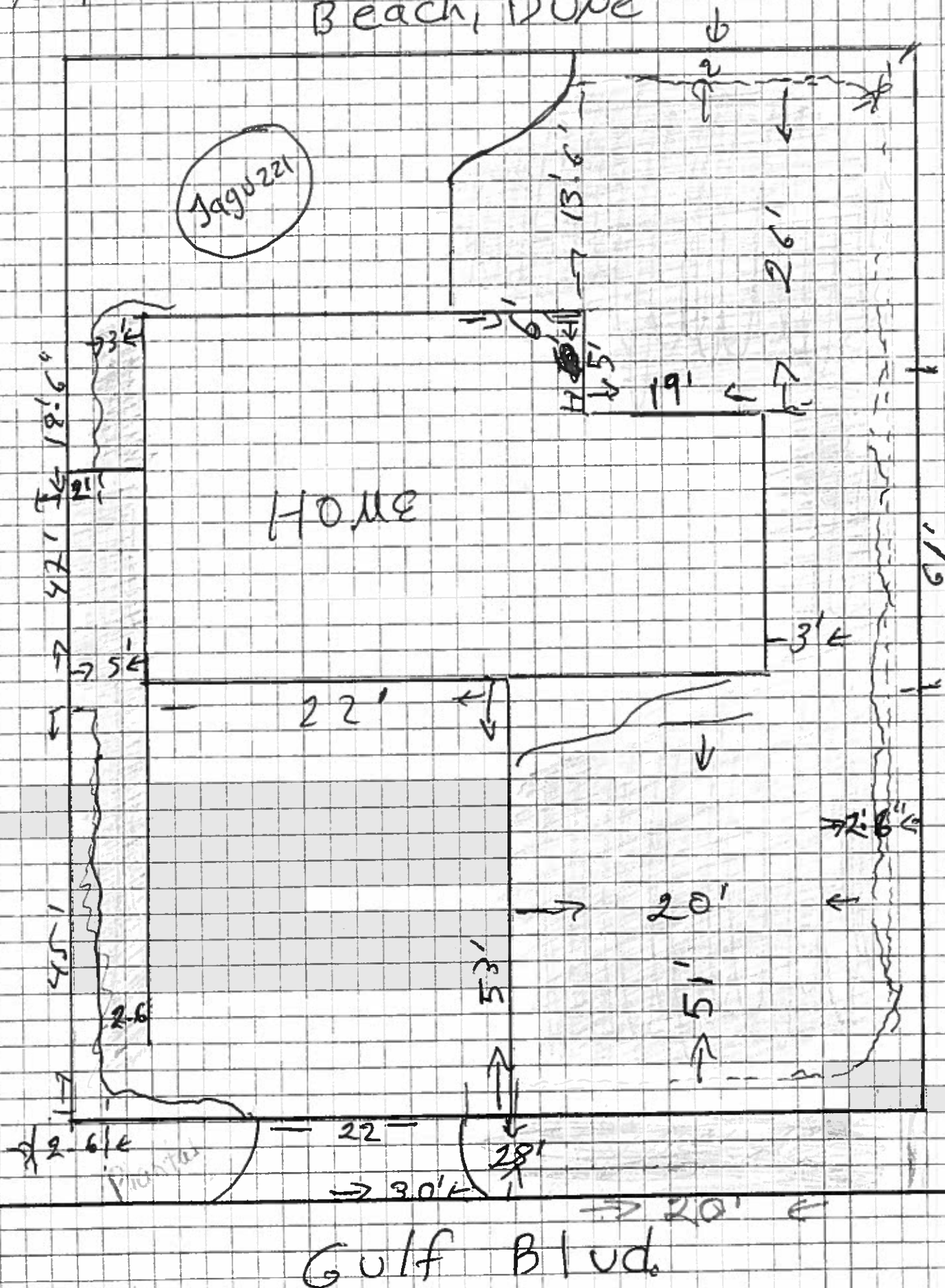
Other required application information:

- ☐ 1. A grading and layout plan showing proposed contours for the final grade.
- ☐ 2. The floor plan(s) and elevation(s) of the structure proposed to be constructed or expanded.
- ☐ 3. Photographs of the site which clearly show the current location of the vegetation line & existing dunes on the tract within the last 6 months.
- ☐ 4. Copy of the Flood Rate Map showing the location of the subject property. (FEMA.GOV - Map Search)
- ☐ 5. Copy of the Historical Erosion Rate Map as determined by the University of Texas at Austin, Bureau of Economic Geology. (beg.utexas.edu)
- ☐ 6. Application Fee of \$180 for Staff Approved applications and \$300 for City Council Approved applications.

Your application is not complete unless all information requested above is submitted.

Application submissions require only three (3) copies of the complete information plus a digital copy.

Beach, DUPE











RLI Insurance Company
P.O. Box 3967 Peoria IL 61612-3967
Phone: (309)692-1000 Fax: (309)683-1610

LICENSE AND PERMIT BOND

Bond No. LSM1020318

KNOW ALL MEN BY THESE PRESENTS:

That we, Ladislao Arce
13314 Wane St.
Edinburg, TX 78542

as Principal, and the RLI Insurance Company, a corporation duly licensed to do business in the state
of Texas, as Surety, are held and firmly bound unto the City of South Padre Island, State of Texas, Obligee,
in the penal sum of Ten Thousand and 00/100
(\$ 10,000.00) DOLLARS, lawful money of the United States, to be paid to the said Obligee, for which payment well and
truly to be made, we bind ourselves and our legal representatives, jointly and severally by these presents.

THE CONDITION OF THE ABOVE OBLIGATION IS SUCH, That whereas, the said Principal has been licensed as a(n) _____
General Contractor by the Obligee.

NOW, THEREFORE, if the said Principal shall faithfully perform the duties and in all things comply with the laws and ordinances,
including all Amendments thereto, pertaining to the license or permit applied for, then this obligation to be void, otherwise to remain in
full force and effect for a period commencing on the 9th day of May, 2017, and ending on the 9th
day of May, 2018.

This bond may be terminated at any time by the Surety upon sending written notice to the clerk of the Political Subdivision with whom
this bond is filed and to the Principal, addressed to them at their first known address, and at the expiration of thirty (30) days from the
mailing of said notice, or as soon thereafter as permitted by applicable law, whichever is later, this bond shall terminate and the Surety
shall thereupon be relieved from any liability for any acts or omissions of the Principal subsequent to said date.

Dated this 9th day of May, 2017.

Ladislao Arce
Principal
(Individual, Partner or Corporate Officer)
Ladislao Arce Owner



RLI Insurance Company

By B. W. Davis
Barton W. Davis Vice President

R0002307-20,30



RLI Insurance Company
P.O. Box 3967 Peoria IL 61612-3967
Phone: (309)692-1000 Fax: (309)683-1610

POWER OF ATTORNEY

RLI Insurance Company

Bond No. LSM1020318

Know All Men by These Presents:

That the RLI Insurance Company, a corporation organized and existing under the laws of the State of Illinois, and authorized and licensed to do business in all states and the District of Columbia does hereby make, constitute and appoint: Barton W. Davis in the City of Peoria, State of Illinois, as Vice President, with full power and authority hereby conferred upon him/her to sign, execute, acknowledge and deliver for and on its behalf as Surety, in general, any and all bonds, undertakings, and recognizances in an amount not to exceed One Million and 00/100 Dollars (\$ 1,000,000.00) for any single obligation, and specifically for the following described bond.

Principal: Ladislao Arce

Obligee: City of South Padre Island

Type Bond: General Contractor

(Valid only when a County, City, Town or Village is named as Obligee)

Bond Amount: \$ 10,000.00

Effective Date: May 9, 2017

The RLI Insurance Company further certifies that the following is a true and exact copy of a Resolution adopted by the Board of Directors of RLI Insurance Company, and now in force to-wit:

"All bonds, policies, undertakings, Powers of Attorney or other obligations of the corporation shall be executed in the corporate name of the Company by the President, Secretary, any Assistant Secretary, Treasurer, or any Vice President, or by such other officers as the Board of Directors may authorize. The President, any Vice President, Secretary, any Assistant Secretary, or the Treasurer may appoint Attorneys in Fact or Agents who shall have authority to issue bonds, policies or undertakings in the name of the Company. The corporate seal is not necessary for the validity of any bonds, policies, undertakings, Powers of Attorney or other obligations of the corporation. The signature of any such officer and the corporate seal may be printed by facsimile."

IN WITNESS WHEREOF, the RLI Insurance Company has caused these presents to be executed by its Vice President with its corporate seal affixed this 9th day of May, 2017.

ATTEST:

Cherie L. Montgomery
Cherie L. Montgomery Assistant Secretary



RLI Insurance Company

Barton W. Davis
Barton W. Davis Vice President

On this 9th day of May, 2017 before me, a Notary Public, personally appeared Barton W. Davis and Cherie L. Montgomery, who being by me duly sworn, acknowledged that they signed the above Power of Attorney as Vice President and Assistant Secretary, respectively, of the said RLI Insurance Company, and acknowledged said instrument to be the voluntary act and deed of said corporation.

Jacqueline M. Bockler
Jacqueline M. Bockler Notary Public



A0083506



RLI Insurance Company
P.O. Box 3967 Peoria IL 61612-3967
Phone: (309)692-1000 Fax: (309)683-1610

POWER OF ATTORNEY

RLI Insurance Company

Bond No. LSM1020318

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Obligee: City of South Padre Island
(Valid only when a County, City, Town or Village is named as Obligee)

Type Bond: General Contractor

Bond Amount: \$ 10,000.00

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ATTEST:

Cherie L. Montgomery
Cherie L. Montgomery Assistant Secretary



Barton W. Davis
Barton W. Davis Vice President

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Jacqueline M. Bockler
Jacqueline M. Bockler Notary Public



A0083506



COLEMAN HALL & HEINZE
INSURANCE

Ladislao Arce
13314 Wane
Edinburg, TX78542

PAYMENT RECEIPT

Receipt #	3,385
Issued	05/09/2017
Receipt For	Arce, Ladislao
Page	1 of 1

Payment Information	
Payment Type	Cash
Payment Total	100.00
Issued By: Villarreal, Nora	

Policy #	Invoice #	Description	Amount
On Account	100752	Cash payment-SPI Bond	100.00
			Total
			100.00

Thank You

MEMORANDUM

TO: Shoreline Task Force
Natalie Bell, General Land Office

FROM: Brandon N. Hill, Shoreline Director

DATE: February 23, 2018

RE: Preliminary determination on proposed construction at South Padre Island Padre Beach, VIII Lot 4, Block 106

The enclosed application materials present plans for the Proposed Construction paver pad around home.

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 no adverse effects on dune complexes of vegetation.
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 2, 2018

Via Electronic Mail

Brandon Hill
Shoreline Management Department
City of South Padre Island
4601 Padre Blvd.
South Padre Island, Texas 78597-3410

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

Site Address: 4004 Gulf Boulevard, South Padre Island
Legal Description: Lot 4, Block 106, Padre Beach Section VIII
Lot Applicant: Ladislao Arce
GLO ID No.: BDSPI-18-0037

Dear Mr. Hill:

The General Land Office has reviewed the application for a beachfront construction certificate and dune protection permit for the above-referenced location. The applicant proposes to place brick pavers around an existing residence. The proposed construction is located landward of the Historic Building Line (HBL). According to the Bureau of Economic Geology, the proposed construction is located in an area that is considered stable.

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

- The proposed construction activities must minimize impacts on natural hydrology and not cause erosion of adjacent properties, critical dune areas, or the public beach.¹

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

Sincerely,

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

¹ 31 Tex. Admin. Code § 15.6(g).

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

MEETING DATE: 3/12/2018

NAME & TITLE: Brandon Hill, Shoreline Director

DEPARTMENT: Shoreline department

ITEM

Discussion and possible action to recommend to City Council the approval of a Beach and Dune Permit for 5306 Gulf Boulevard, South Padre Island Texas.

ITEM BACKGROUND

Permit for the construction of a swimming pool.

BUDGET/FINANCIAL SUMMARY

None

COMPREHENSIVE PLAN GOAL

LEGAL REVIEW

Sent to Legal:	YES: _____	NO: <u> X </u>
Approved by Legal:	YES: _____	NO: <u> X </u>

Comments:

RECOMMENDATIONS/COMMENTS

Staff recommends the approval.



Beach & Dune Application

City of South Padre Island
4601 Padre Blvd.
South Padre Island, TX 78597
Phone: (956) 761-3044
Fax: (956) 761-3898

Site for Proposed Work

Legal Description: Lot 9A Block 170 XI Physical Address: 5306 Gulf Blvd.
Padre Beach Subdivision SPI, TX 78597

Property Owner Information

Name: Guillermo + Lupita Martinez
Mailing Address: Arroyo 210 Beredetta
City: Monterrey N. Leon State: MX
Zip: _____ Country: Mexico
Phone Number: _____
Fax Number: _____
E-Mail Address: _____

Applicant / Agent for Owner

Name: E+V Pools
Mailing Address: 2502 Moodie Ave
City: Donna State: TX
Zip: 78537 Country: USA
Phone Number: (956) 975-4097
Fax Number: _____
E-Mail Address: evpools@hotmail.com

I / We, owners of the above-mentioned property, authorize the applicant stated above, to act in my behalf in order to acquire a Beach and Dune permit for the construction proposed below. (owner initials here _____)

Owner(s) Signature(s): _____
Date: _____

Applicant Signature: Lupita Estrada
Date: 2/20/18

Project Description

Describe with as much as detail as possible, the construction proposed. If more room is needed, please include an additional page. Include the number of habitable units, amenities, swimming pools, fences, kinds of fences, whether footings and/or retaining walls will be installed, and locations of proposed landscaping and parking.

Underground swimming pool w/ 3ft of surrounding deck.

Total Square Footage of Footprint of Habitable Structure: 13X16 pool w/ 3ft deck
Total Area of Impervious Surface (i.e. retaining walls, walkways, drives, patios, etc.): Approx 420 ft
Percentage Impervious Surface [(impervious surface / habitable footprint) * 100]: _____

Please Note: the percentage of impervious surface cannot exceed 5% in an eroding area.

Approximate Duration of Construction: 6 weeks from Beach + Dune permit issued.

Financial Plan for the Removal of All Hard Structures

All properties which are allowed to build retaining walls on their property are allowed to do so with the condition that a financial plan for the removal of the retaining wall is submitted to the Public Works Department of the City of South Padre Island. Removal of the retaining wall at the owner's expense may be required if/once the retaining wall comes into regular contact with wave action for twenty (20) out of thirty (30) consecutive days. The City accepts the submission of a Retaining Wall Covenant, or other financial guarantee, insuring the removal of the retaining wall if the required conditions are met.

Type of Plan Submitted: _____

Date Submitted: _____

Drainage

Describe the impact that the proposed construction will have on the natural drainage pattern on the site and adjacent lots.

- ☐ No change in the drainage on site.
- ☐ The proposed construction will change the grading and the drainage on the subject property. (An explanation will be required detailing where the water will drain.)

Explanation / Other Information: _____

Impacts to Beach / Dune System

Answer each question as completely as possible in narrative form.

1. What damage will this proposed construction have on the dune vegetation located at the project site?

- ☒ No damage to dune vegetation whatsoever.
- ☐ The proposed construction will impact _____% of the dune vegetation site. (An explanation of the "impact" will be required.)
- ☐ The proposed construction will require the removal and relocation of _____% of the dune vegetation on site. (The submission of a mitigation plan will be required.)

Explanation / Other Information: _____

2. How will the proposed construction alter the dune size/shape at the project site?

- ☒ No change to dune size/shape whatsoever.
- ☐ The proposed construction will change _____% of the size/shape of dunes on site. (Details will be required.)
- ☐ The proposed construction will require the removal and relocation of _____% of the dunes on site. (The submission of a mitigation plan will be required.)

Explanation / Other Information: _____

3. How will the proposed construction change the hydrology of the dunes at the project site?

- ☒ No change to dune hydrology whatsoever.
- ☐ The proposed construction will impact dune hydrology on site. (Details will be required.)

Explanation / Other Information: _____

4. Describe alternatives to the proposed construction or method of construction which will cause fewer or no adverse effects on dunes and dune vegetation.

5. Describe alternatives to the proposed construction or method of construction which will cause fewer or no adverse impairment to beach access.

Mitigation Plan

Describe the methods which you will use to avoid, minimize, mitigate and/or compensate for any adverse effects on dunes or dune vegetation.

Explanation / Other Information: _____

Financial Plan for Dune Mitigation:

If required by the City Council, a financial guarantee (irrevocable letter of credit or a performance bond, etc.) may be necessary to insure the mitigation of dunes/dune vegetation takes place as proposed and required of the applicant.

Type of Plan Submitted: _____ Date of Submission: _____

Checklist of Additional Required Application Information

An accurate map, plat or site plan showing:

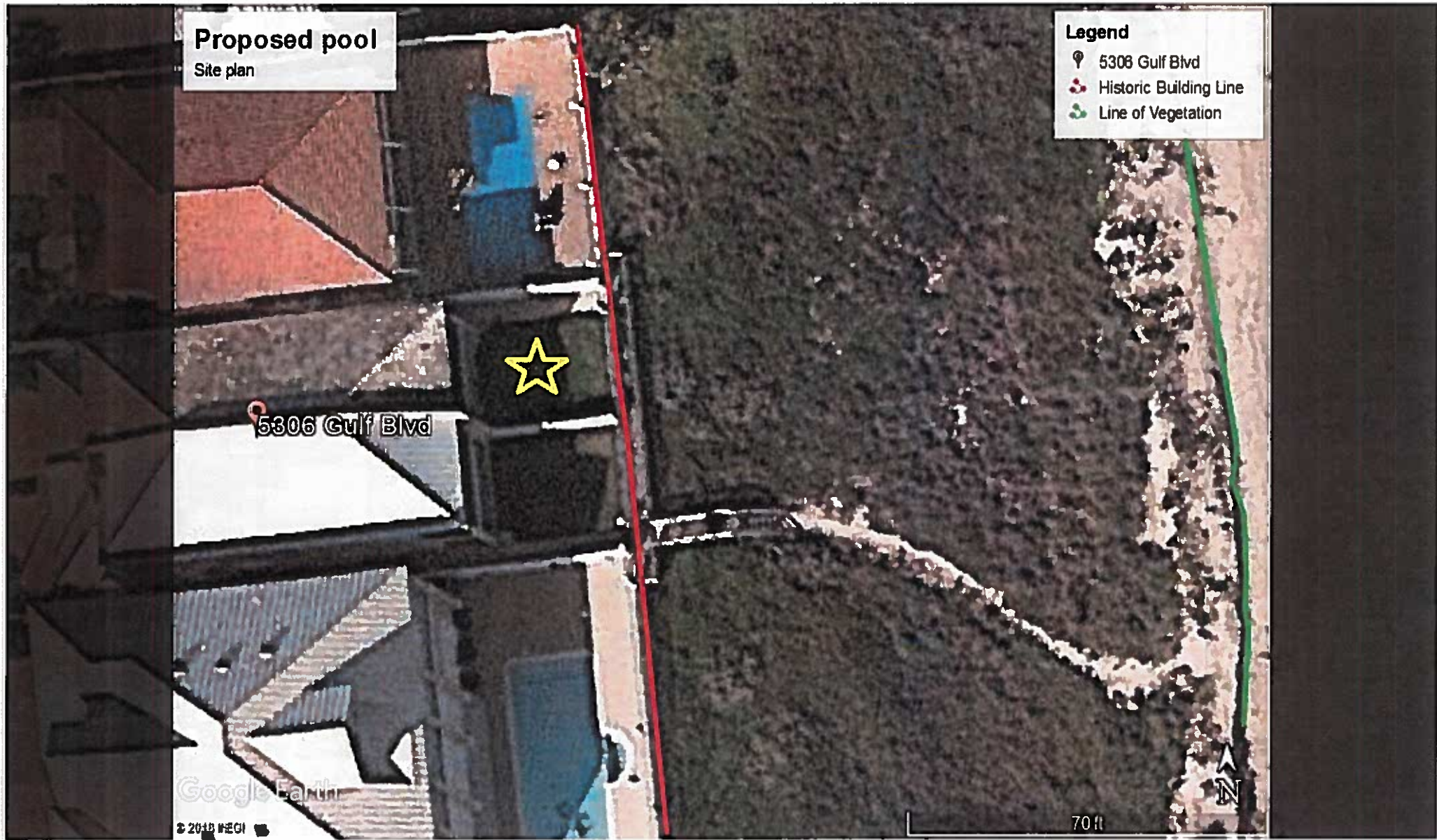
- ☐ 1. Legal description of the property (lot, block, subdivision) and the immediately adjoining property.
- ☐ 2. Location of all existing structures - including the habitable and inhabitable structures, swimming pools, decks, fences, parking areas, landscape areas, etc.
- ☐ 3. Location of the Historical Building Line on the subject property and the extension of the line on the properties immediately adjoining the subject property to the north and to the south.
- ☐ 4. Location and elevation of existing retaining walls - both on the subject property and those properties immediately adjoining the subject property to the north and to the south.
- ☐ 5. Location of proposed structure(s) - if proposing the construction of a retaining wall, please also include the proposed elevation of the retaining wall.
- ☐ 6. Location of proposed driveways, parking areas (showing the # of proposed parking spaces) and landscape areas.
- ☐ 7. Location of all existing and proposed beach access paths and/or dune walkovers.
- ☐ 8. Location and extent of any man-made vegetated mounds, restored dunes, fill activities, or any other pre-existing human modifications on the tract.
- ☐ 9. Topographical survey of the site identifying all elevations, existing contours of the project area (including dunes and scales) and the proposed contours of the final grade.

Other required application information:

- ☐ 1. A grading and layout plan showing proposed contours for the final grade.
- ☐ 2. The floor plan(s) and elevation(s) of the structure proposed to be constructed or expanded.
- ☐ 3. Photographs of the site which clearly show the current location of the vegetation line & existing dunes on the tract within the last 6 months.
- ☐ 4. Copy of the Flood Rate Map showing the location of the subject property. (FEMA.GOV - Map Search)
- ☐ 5. Copy of the Historical Erosion Rate Map as determined by the University of Texas at Austin, Bureau of Economic Geology. (beg.utexas.edu)
- ☐ 6. Application Fee of \$180 for Staff Approved applications and \$300 for City Council Approved applications.

Your application is not complete unless all information requested above is submitted.

Application submissions require only three (3) copies of the complete information plus a digital copy.



Back Beach
0+9 BIK/70,
0+9A

3306 Gulf Blvd.
PI, TX

3x16
3x4 Koydeck

North
Side

Property line 120'

Property line 25'

Proposed
Pool

4ft

5ft

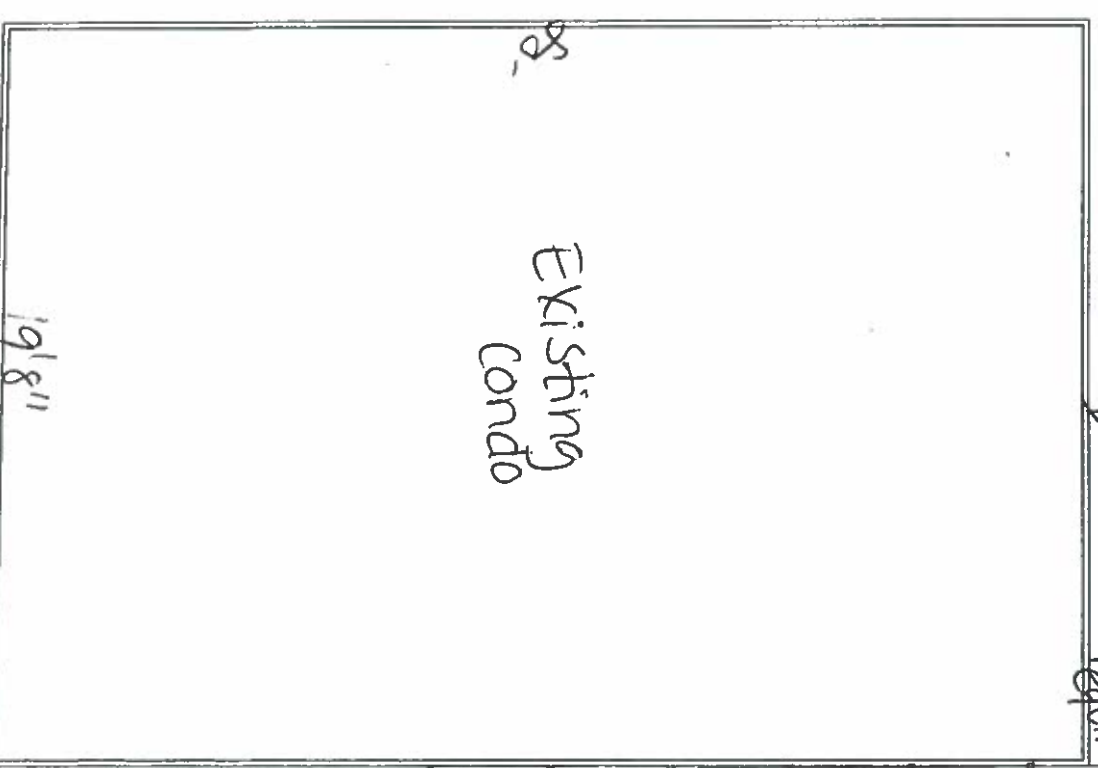
4ft

4ft

Pool
Equipment

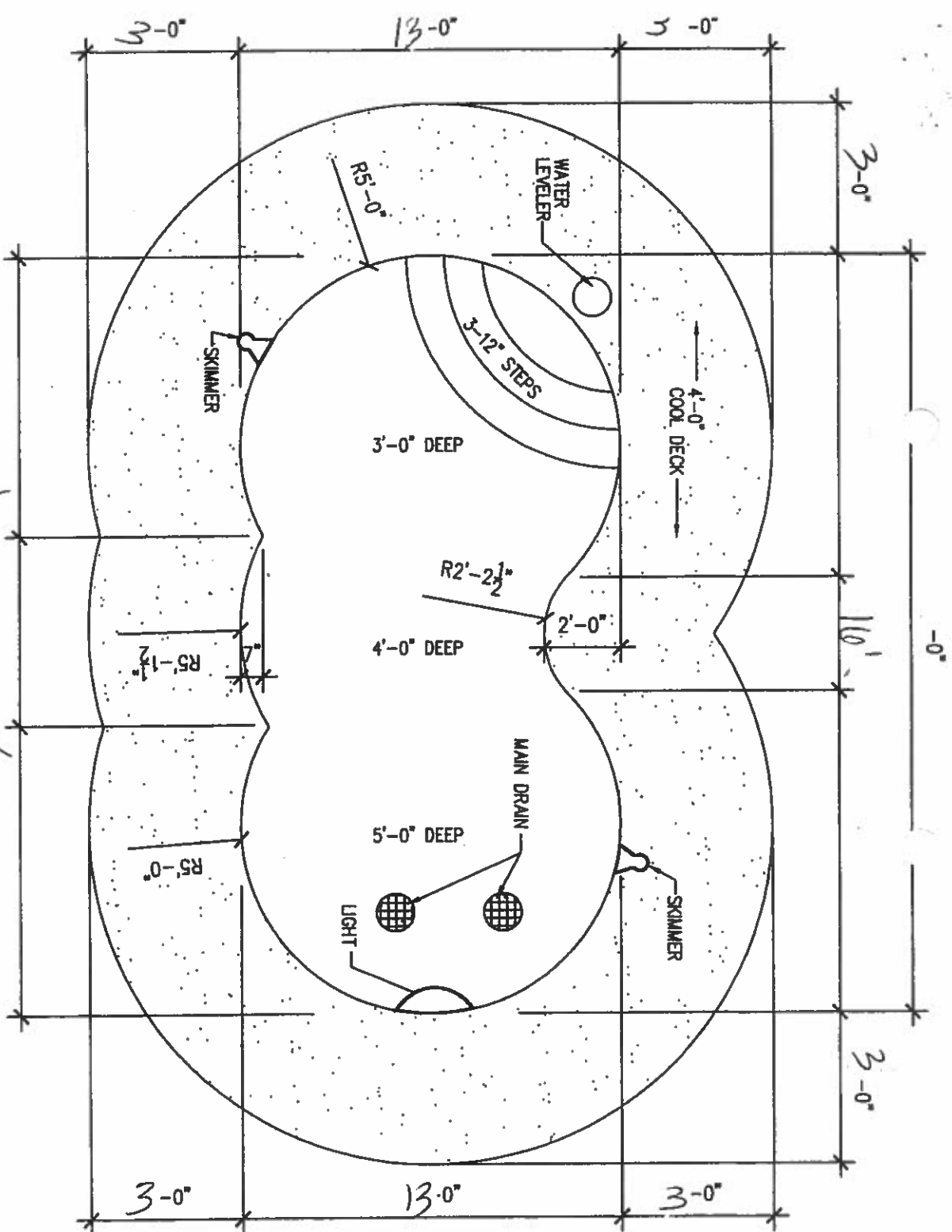
Existing
Condo

South
Side



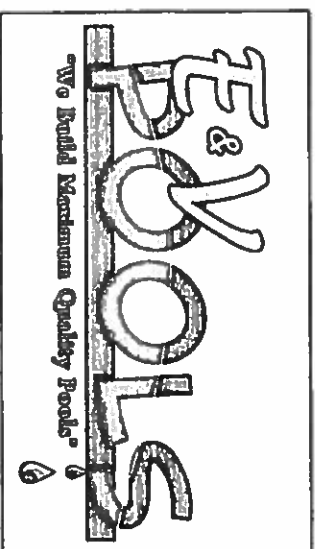
--- Gulf Blvd. ---

Scale: 1/16" = 1 ft.



1 POOL PLAN
SCALE: 1/4" = 1'-0"

10'4"



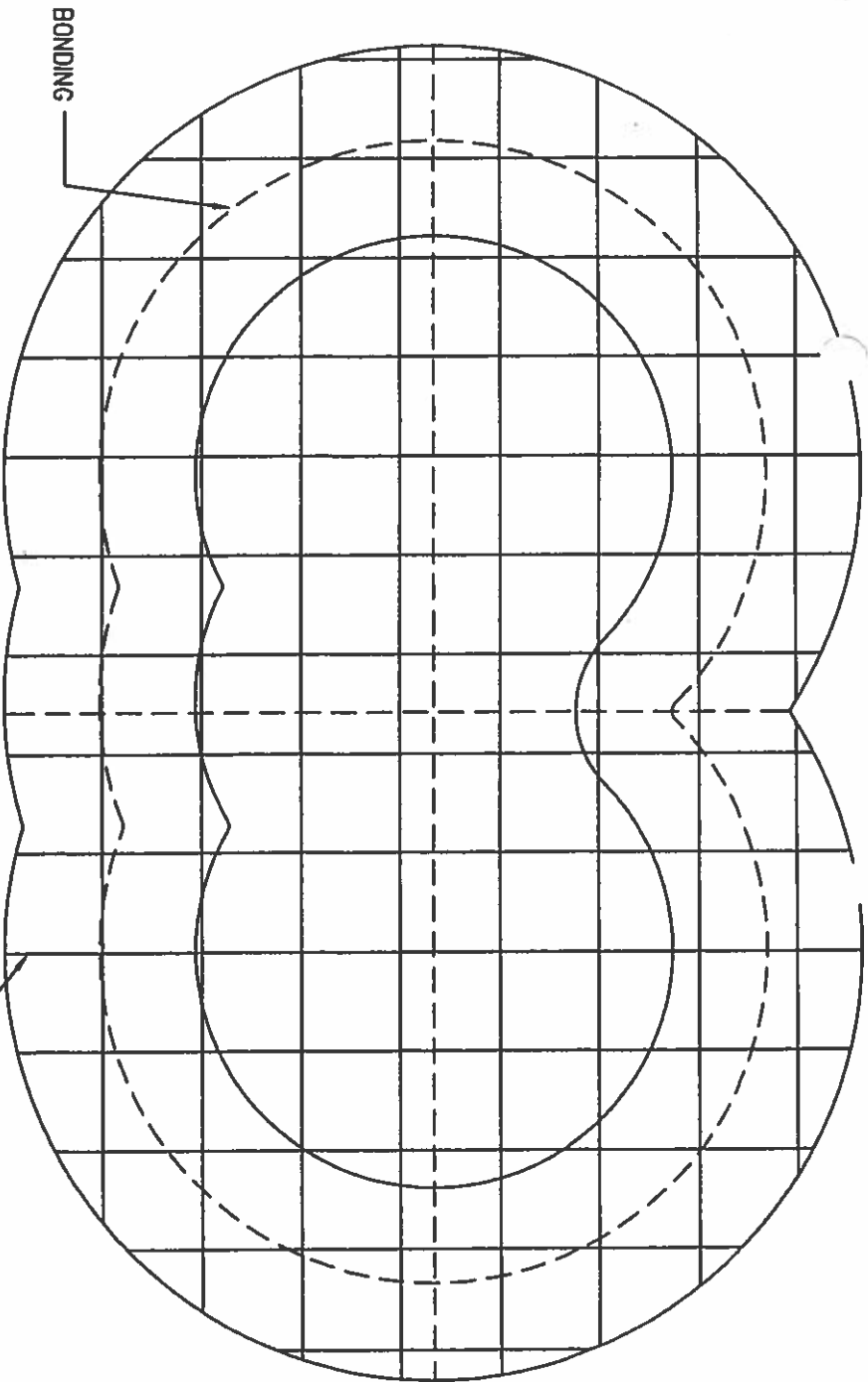
POOLS & SPAS

(956) 854-7419

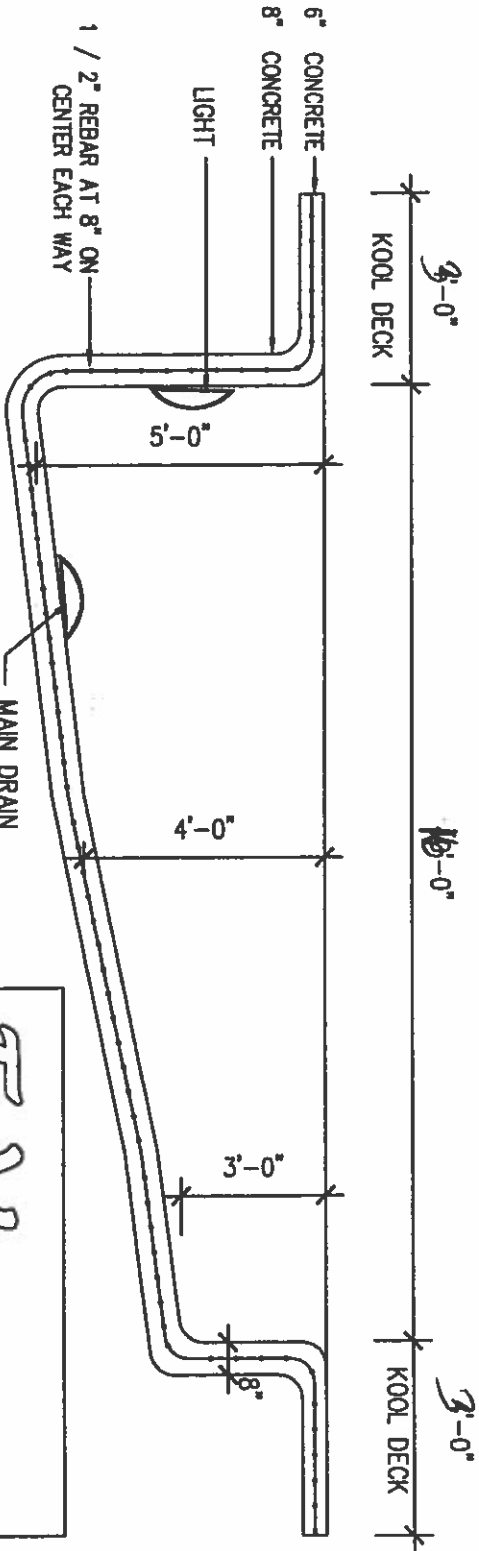
(956) 975-4097

BUILDING QUALITY POOLS

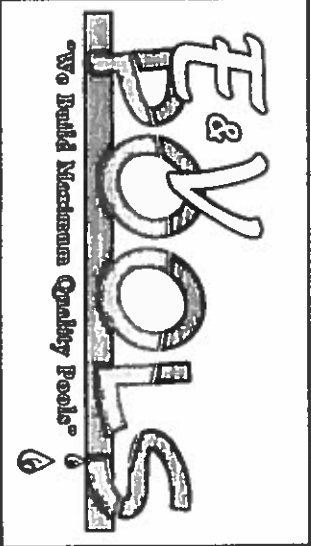
SANCHEZ GARCIA DESIGN SERVICES
(956) 472-3758 PROJECT# 03182013
SHEET 2 of 3



1 POOL FOUNDATION
SCALE: $1/4" = 1'-0"$
1 / 2" REBAR AT 8" ON CENTER EACH WAY. SHOWN FURTHER FOR CLARITY



2 POOL SECTION
SCALE: NOT TO SCALE



POOLS & SPAS

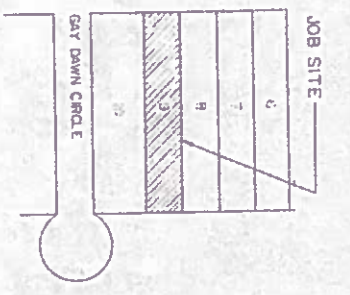
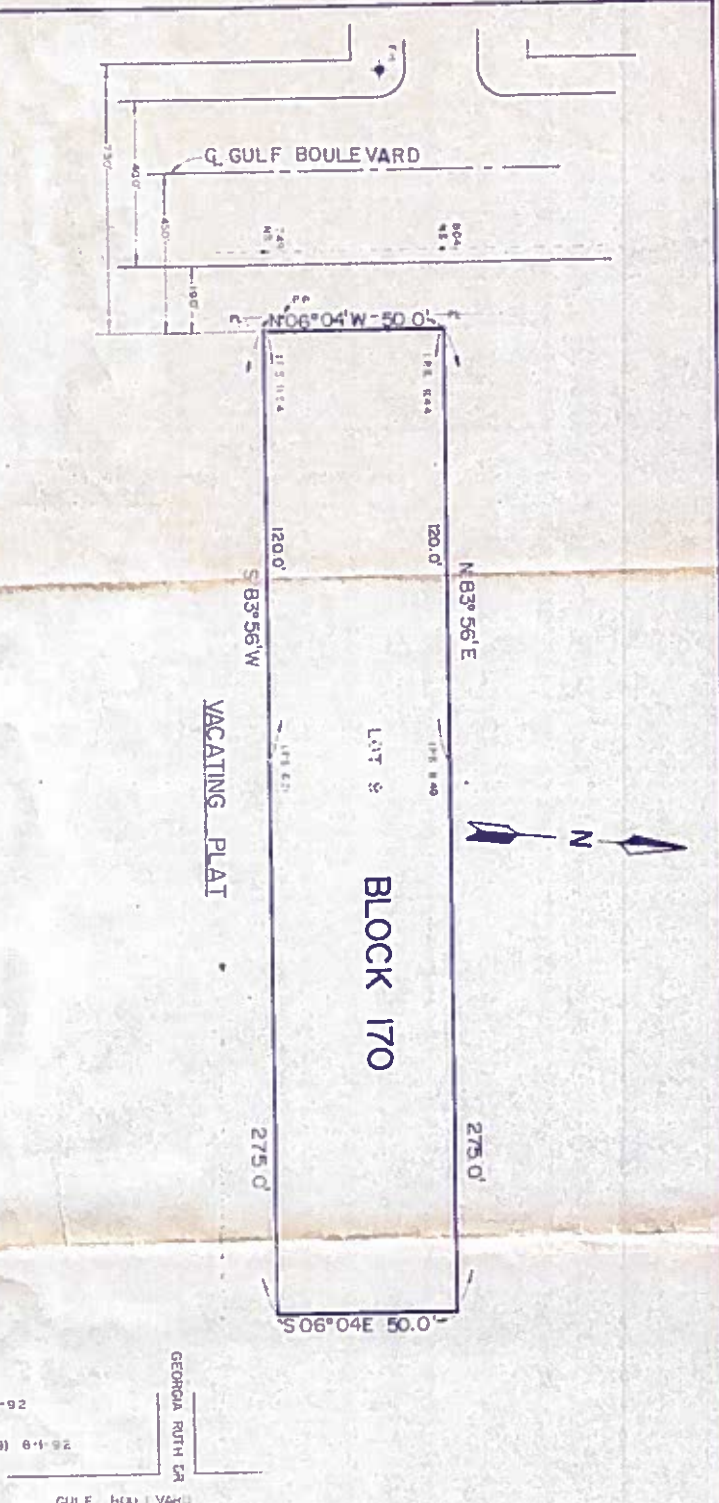
SANCHEZ GARCIA DESIGN SERVICES

(956) 472-3758 PROJECT# 03182013
SHEET 3 of 3

(956) 854-7419

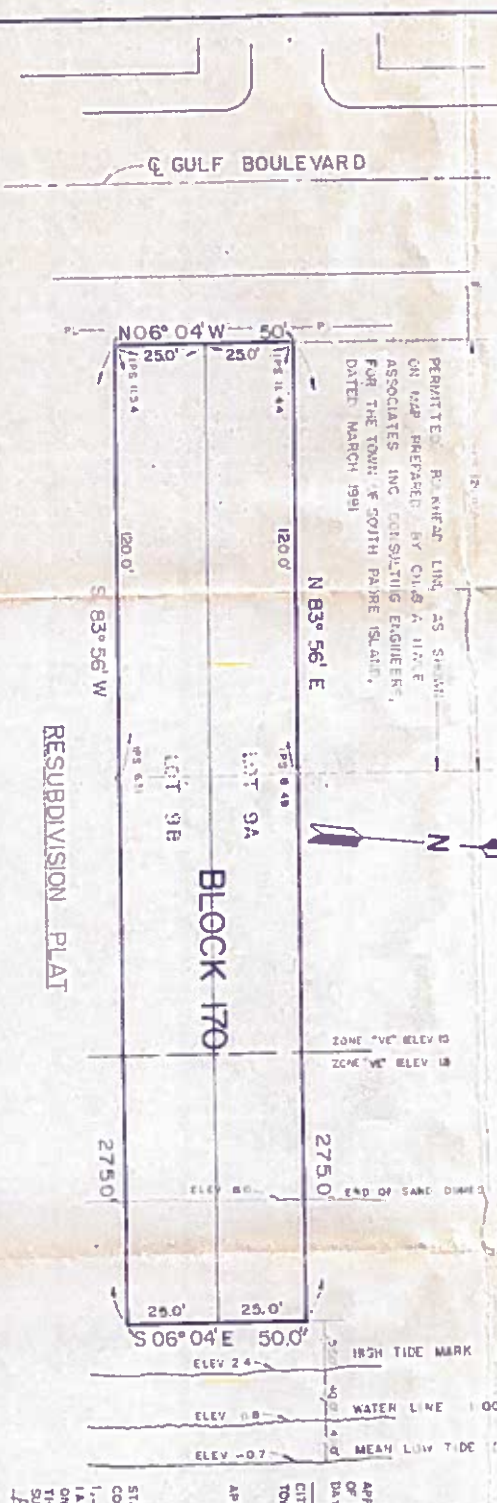
(956) 975-4097

BUILDING QUALITY POOLS



VICINITY MAP

SCALE 1" = 100'



APPROVED BY THE ALDERMEN OF THE TOWN OF SOUTH PADRE ISLAND THIS DAY OF 1992

CITY SECRETARY MAYOR OF SOUTH PADRE ISLAND

APPROVED BY: [Signature] DATE 11-12-92

ASSIGNMENT: COLLECTION OF TEXAS POINT ISABEL INDEPENDENT SCHOOL DISTRICT TAX

STATE OF TEXAS COUNTY OF CAMERON

1. James K. Garcia, Sr., P.E., CERTIFY THAT I AM THE HOLDER OF A LIES ON THE LAND SHOWN ON THIS PLAT, OF WHICH [Signature] IS THE OWNER AND THAT I APPROVE OF THE SUBDIVISION OF SAME AS SHOWN

Exhibit by: [Signature] DATE 11-12-92

LIEH HOLDER

RESUBDIVISION OF LOT 9, BLOCK 170, PADRE BEACH, SECTION 21, A SUBDIVISION TO THE TOWN OF SOUTH PADRE ISLAND, CAMERON COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 14, PAGE 66, OF THE MAP RECORDS OF CAMERON COUNTY, TEXAS.

SCALE 1" = 20'

10-28-92

STATE OF TEXAS COUNTY OF CAMERON

James K. Garcia, Sr., P.E.

11-12-92

STATE OF TEXAS COUNTY OF CAMERON

James K. Garcia, Sr., P.E.

11-12-92

STATE OF TEXAS COUNTY OF CAMERON

James K. Garcia, Sr., P.E.

11-12-92

FLORES ENGR. C²P.O. BOX 889 LOS FRESNOS, TEXAS 78566 (512) 233-4687

FE. 696

MEMORANDUM

TO: Shoreline Task Force
Natalie Bell, General Land Office

FROM: Brandon N. Hill, Shoreline Director

DATE: February 21, 2018

RE: Preliminary determination on proposed construction at Lot 9A Block 170 XI Padre Beach Subdivision

The enclosed application materials present plans for the Proposed Construction of an underground swimming pool with three feet of surrounding deck.

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 no adverse effects on dune complexes of vegetation.
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 2, 2018

Via Electronic Mail

Brandon Hill
Shoreline Management Department
City of South Padre Island
4601 Padre Blvd.
South Padre Island, Texas 78597-3410

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

Site Address: 5306 Gulf Boulevard, South Padre Island
Legal Description: Lot 9A, Block 170, Padre Beach Section XI
Lot Applicant: Guillermo and Lupita Martinez c/o E & V Pools
GLO ID No.: BDSPI-18-0034

Dear Mr. Hill:

The General Land Office has reviewed the application for a beachfront construction certificate and dune protection permit for the above-referenced location. The applicant proposes to construct a swimming pool. The proposed construction is located landward of the Historic Building Line (HBL). According to the Bureau of Economic Geology, the proposed construction is located in an area that is eroding at a rate of two to three feet per year.

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

- The City must ensure the proposed construction is consistent with FEMA minimum requirements or with the FEMA approved local ordinance.¹

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

Sincerely,

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

¹ 31 Tex. Admin. Code § 15.6(e)(3).

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

MEETING DATE: 3/12/2018

NAME & TITLE: Brandon Hill, Shoreline Director

DEPARTMENT: Shoreline department

ITEM

Discussion and possible action to cancel the regular Shoreline Task Force Meeting to be held on March 26, 2018.

ITEM BACKGROUND

Due to Shoreline Dept. staff attending ASBPS Coastal Summit the week prior (3/19-23/2018)

BUDGET/FINANCIAL SUMMARY

None

COMPREHENSIVE PLAN GOAL

LEGAL REVIEW

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

Comments:

RECOMMENDATIONS/COMMENTS