



**Harbor Bridge**  
**Northside Neighborhood Livability Plan Workshop Notes**  
**September 26, 2019 from 5:30 p.m. to 7:30 p.m.**  
**Oveal Williams Senior Center**

### **Introductions and Opening Remarks**

Christopher Amy, TxDOT, opened the meeting and thanked everyone for attending and participating. Pastor Adam Carrington, Community Advisory Board (CAB) Chair, followed up and welcomed the group. He reminded the group of the importance of this process and using their input to improve the Northside Neighborhood Livability Plan.

- Chris introduced City Manager Peter Zanoni, who talked about recent concerns cited by residents and stated he had sent a task force to conduct an assessment of conditions in the neighborhood. City Manager Zanoni stated the City will meet with the Port of Corpus Christi Authority to discuss the conditions found. He also stated he met with one of the CAB members, Mr. Henry Williams, to discuss conditions and the issues residents are experiencing in the neighborhood.
- Pastor Carrington informed the group there was a lot of material to cover this evening on the Livability Plan. He informed the CAB members and attending community residents that he would be holding additional meetings with members of the community to gather comments on the Northside Neighborhood Livability Plan. He asked the City Manager to meet with the neighborhood at a later date to review the concerns in Hillcrest.

### **Livability Plan Work Session**

After signing in, attendees were asked to sit at one of four tables for a workshop to provide their input on the Northside Neighborhood Livability Plan. Materials at each table included one of four different chapter sets from the Livability Plan for the group to review and provide feedback. A facilitator was present at each table to record comments on a flip chart. Participants were also provided comment worksheets to write remarks if they preferred not to vocalize them. Copies of draft comments from the Federal Highway Administration (FHWA) on the Livability Plan were available at each table. Attendees were given the opportunity to work at two tables during the meeting. At the end of the two work sessions, the facilitators reported back to the group on the highlights of the discussion at each table and asked if the larger group had additional comments. The following are highlights received from each group during the input sessions. For a full list of comments, refer to Attachment A.

- 1. Group A (Foreword, Contents, Introduction, Appendix [including Resource Guide])**
  - The group thought more “how-to guidance” needs to be included in the Livability Plan Resource Guide. The Resource Guide will not just have contact names and phone numbers, but who to call when, how the process works for certain services, and a simplified walk through of the contents of the plan.
  - The group thought the plan was too wordy and thought it should be simplified and easy to understand.



## **2. Group B (Existing Conditions Overview, History of the Northside Neighborhood, Community Advisory Board)**

- Participants thought the Existing Conditions section should include a description of existing conditions in the neighborhood, as opposed to information on previous plans. They thought the information on previous plans and efforts would be better suited in the Appendix. They suggested demographic data and the results of the Voluntary Acquisition & Relocation Program as the type of information they would like to see in Existing Conditions.
- The group also suggested including timelines for construction and for the rehabilitation and implementation of improvements in the Northside Neighborhood, citing accountability as very important to them.
- Participants also thought including information on the mission and actions of the Hillcrest Residents' Association would be useful.

## **3. Group C (Mobility & Infrastructure, Housing, Economic & Educational Development)**

- Participants commented that the plan should focus on operations and maintenance of existing infrastructure.
- They noted it was important to make sure the plan includes information on how the street network could be compatible with the community and match land use with transportation.
- The group thought it was important to include information about educational resources and maintaining their presence in the area.
- Participants voiced they would like an overview of homeowner's and renter's rights related to government services and actions.

## **4. Group D (Environmental & Refinery Concerns, Health & Safety, General Community Services)**

- Members of this group requested details about code enforcement be included and also thought it would be useful to include contact information in the plan and on signs in the neighborhood for those responsible for addressing specific issues, like maintenance of lots, lighting, and drainage.
- Participants thought a useful resource would be a map showing locations of general community services (churches, parks, businesses, schools, for example).

## **5. Parking Lot**

- A "parking lot" area was available with project team staff noting comments on a flip chart for issues in the community not related to the exercise at hand. It was noted these questions or comments would be responded to at the next CAB meeting. Issues of concern noted here included claims of damage to buildings due to construction, and maintenance, lighting, and crosswalk accommodations at Stillman Pedestrian Bridge.

### **Questions by CAB Members and the Public and Responses from Agencies**

Following the work group sessions, Pastor Carrington asked the group if they had any questions. The CAB and public asked several questions.

- Question: What is the timeline for the Livability Plan to be completed?



- Response: Chris stated it would be before the end of the year. He emphasized the importance of getting it right and making sure the plan accurately reflects the values and input of the community.
- Comment: Due to the rain, there has been flooding on Martin Luther King Blvd. all the way to Nueces Bay. Hillcrest never flooded until construction began.
  - Response: Chris let the group know he would meet with the project manager to discuss the flooding issues and provide a response on how it will be addressed. John Becker, HNTB project manager on the Harbor Bridge project stated the issue had been identified, and the team is working with the contractor to improve drainage, particularly before the rainy season. A lot of it is temporary drainage due to construction.
- Question: There are only 15 lights in Hillcrest. Who is responsible for lighting? It's dark in our neighborhood.
  - Response: John mentioned the team is working on restoring lighting within the project's construction area and making it operable. He communicated that street lighting outside of the construction area is the responsibility of the City, but they would report back on lighting within the project limits.
- Comment: Stormwater is being diverted. The stormwater system we have is mud.
  - Response: John stated there have been crews working on mud control for the past two weeks. They have also been cleaning up exit areas.

### **Adjournment**

The CAB Chair and TxDOT thanked everyone for participating and stated the next CAB meeting would be held on October 10. The meeting was adjourned.



**Save the Date!**  
**Livability Plan Subcommittee Meeting**  
**5:30 – 7:30 p.m.**

**DOORS OPEN AT 5:00 P.M.**

**When:** Thursday, Sept. 26, 2019

**Where:** Oveal Williams Senior Center

1414 Martin Luther King Drive

Corpus Christi, TX 78401

*The purpose of this meeting will be to review the draft Livability Plan with the Community Advisory Board, the Hillcrest Residents' Association, and Hillcrest and Washington-Coles residents.*





## ¡Guarde la fecha!

**Reunión del Subcomité del Plan de Habitabilidad**  
**5:30 – 7:30 p.m.**

LAS PUERTAS ABREN A LAS 5:00 P.M.

**Cuándo:** jueves, 26 de septiembre de 2019

**Donde:** Oveal Williams Senior Center  
1414 Martin Luther King Drive  
Corpus Christi, TX 78401

*El propósito de esta reunión es revisar el borrador del Plan de Habitabilidad con el Comité de Consejo Comunitario, la Asociación de Residentes de Hillcrest y los residentes de Hillcrest y Washington Coles.*





## Harbor Bridge Livability Plan Subcommittee Meeting #8

Thursday, Sept. 26, 2019 from 5:30 p.m. – 7:30 p.m.

Oveal Williams Senior Center  
1414 Martin Luther King Drive  
**PUBLIC SIGN-IN SHEET**

Name (Please print) Nombre (Use letra de bloque)	Address Dirección	Phone Teléfono	Email Correo Electrónico	Affiliation (homeowner, tenant, property owner, other) Afiliación (propietario, inquilino, dueño, other)
Kim Cager				Habitat Project
Edie Johnson Mays				St. Paul
Lizzie Shackney				TRCA
BERT & Marie Aske				
Chris White				CCPA
MONNA LYTHE				
Wilfred Knox				City Council
Paulette King				
David Dally				
Mr. Mori Scott				
Everett Roy				Council member District 1





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Bansara MAJOR				Hillcrest Citizen





## Harbor Bridge Livability Plan Subcommittee Meeting #8

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Oveal Williams Senior Center  
1414 Martin Luther King Drive

## STAFF SIGN-IN SHEET





## AGENDA

Community Advisory Board - Livability Plan Subcommittee Meeting

Thursday, Sept. 26, 2019 - 5:30 -7:30 PM

Oveal Williams Senior Center, 1414 Martin Luther King Drive

1. Welcome & Purpose of Meeting	5:30 p.m. – 5:35 p.m.
2. Update on Livability Plan Efforts	5:35 p.m. – 5:40 p.m.
3. Review of the meeting process	5:40 p.m. – 5:45 p.m.
4. Break out into groups to review Livability Plan sections	5:45 p.m. – 6:15 p.m.
<b>Group A</b> <ul style="list-style-type: none"><li>• Foreword</li><li>• Contents</li><li>• Introduction</li><li>• Appendix (including Resource Guide)</li></ul>	
<b>Group B</b> <ul style="list-style-type: none"><li>• Existing Conditions Overview</li><li>• History of the Northside Neighborhood</li><li>• Community Advisory Board</li></ul>	
<b>Group C</b> <ul style="list-style-type: none"><li>• Mobility &amp; Infrastructure</li><li>• Housing</li><li>• Economic &amp; Educational Development</li></ul>	
<b>Group D</b> <ul style="list-style-type: none"><li>• Environmental &amp; Refinery Concerns</li><li>• Health &amp; Safety</li><li>• General Community Services</li></ul>	
5. Rotate to another group table of choice; repeat exercise	6:15 p.m. – 6:45 p.m.
6. Groups report back and provide comments	6:45 p.m. – 7:15 p.m.
7. Next steps for subcommittee and partner agencies (5 min)	7:15 p.m. – 7:30 p.m.



**Comments Worksheet – Group Table A**  
**Harbor Bridge Livability Plan Subcommittee Meeting**  
**September 26, 2019**

<b>Section</b>	<b>Foreword</b>	<b>Contents</b>	<b>Introduction</b>	<b>Appendix</b>
1. What stands out for you in this chapter?				
2. What appeals to you about the information in these chapters?				
3. What concerns do you have about the contents of these chapters?				
4. What would you add to these chapters?				



**Comments Worksheet – Group Table B**  
**Harbor Bridge Livability Plan Subcommittee Meeting**  
**September 26, 2019**

<b>Section</b>	<b>Existing Conditions Overview</b>	<b>History of the Northside Neighborhood</b>	<b>Community Advisory Board</b>
1. What stands out for you in this chapter?			
2. What appeals to you about the information in these chapters?			
3. What concerns do you have about the contents of these chapters?			
4. What would you add to these chapters?			



**Comments Worksheet – Group Table C**  
**Harbor Bridge Livability Plan Subcommittee Meeting**  
**September 26, 2019**

<b>Section</b>	<b>Mobility &amp; Infrastructure</b>	<b>Housing</b>	<b>Economic &amp; Educational Development</b>
1. What stands out for you in this chapter?			
2. What appeals to you about the information in these chapters?			
3. What concerns do you have about the contents of these chapters?			
4. What would you add to these chapters?			



**Comments Worksheet – Group Table D**  
**Harbor Bridge Livability Plan Subcommittee Meeting**  
**September 26, 2019**

<b>Section</b>	<b>Environmental &amp; Refinery Concerns</b>	<b>Health &amp; Safety</b>	<b>General Community Services</b>
1. What stands out for you in this chapter?			
2. What appeals to you about the information in these chapters?			
3. What concerns do you have about the contents of these chapters?			
4. What would you add to these chapters?			

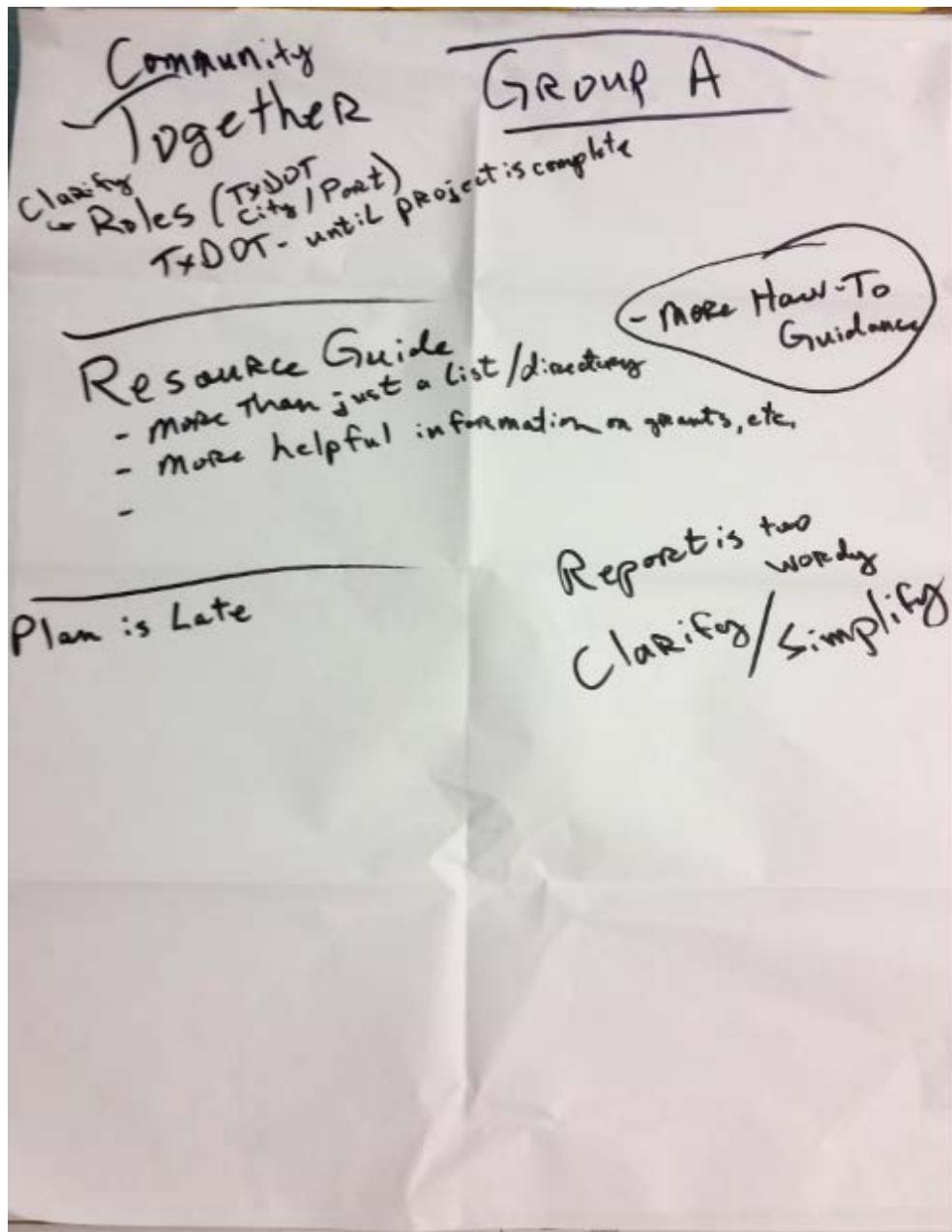
**Comments from Federal Highways Administration on the  
Northside Neighborhood Livability Plan  
September 2019**

- Establish Vision, or connected Goals and Objectives
  - carry throughout report
  - include to more comprehensively address neighborhood concerns
  - include to help the neighborhood implement change with local entities like the City of Corpus Christi (City), Port of Corpus Christi Authority (Port), etc.
- Upon availability, provide up-to-date information concerning those that left and those remaining in the neighborhood.
  - final Voluntary Relocation Program (VRP) results
  - neighborhood specific transportation data
- Summarize indirect and cumulative impacts section of the Environmental Impact Statement to help with context.
- Provide status, recommendations and strategies that address specific collected concerns of the Washington Coles/Hillcrest community.
  - temporary (during construction) and more long-term in nature
  - clarify current efforts being carried out during construction by TxDOT, Port, City
  - break down by topic area or address in a new section
- Provide less emphasis on previous plans established by the City of Corpus Christi. Revised plan to:
  - better help the neighborhood dovetail their concerns and needs into plans that the City and Port are currently updating and/or developing.

**Attachment A**  
**Harbor Bridge Livability Plan Workshop**  
**Flip Chart Notes from Group Tables**

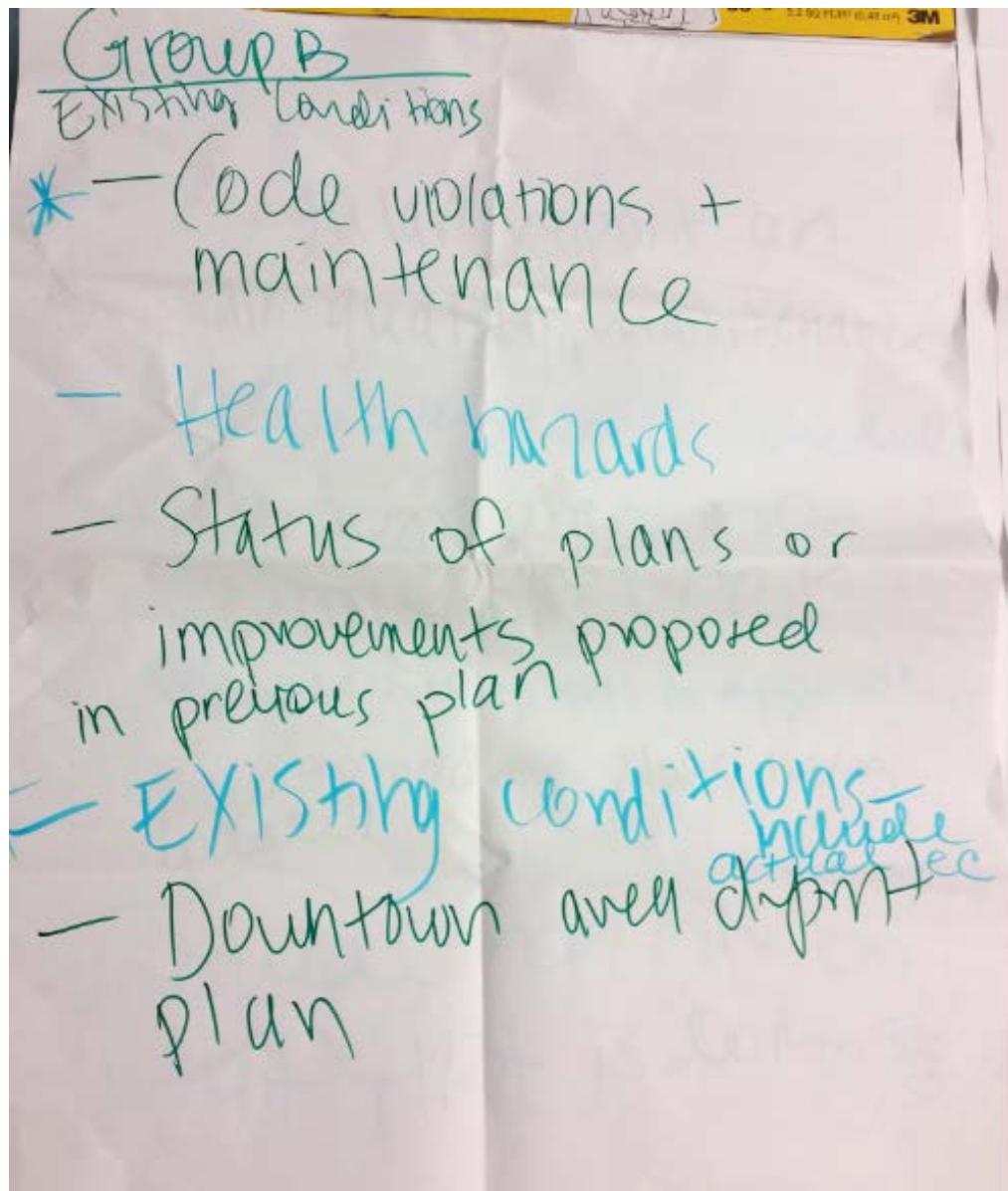
## Group A

### Foreword, Contents, Introduction, Appendix (including Resource Guide)



## Group B

### Existing Conditions Overview, History of the Northside Neighborhood, Community Advisory Board



**Group B continued**

- Regular report on air quality, maintenance
- Biweekly const schedule
- Demographic info
- Results of VARP
- ~~Previous plans in appendix~~
- How to address plans being updated
- Include more info on what HRA is doing

**Group B continued**

\* - Timeline for  
rehabilitating  
Northside neighbourhood

- improvements
- responsible parties

\* Who holds private owners  
responsible for code violations

\* Accountability

## Group C

### Mobility & Infrastructure, Housing, Economic & Educational Development

+ SPECIFICITY - INCLUDE ACTIONS GROUP C

① AREA MEDIAN INCOME WOULD QUALIFY FOR \$150K HOUSE

+ CONNECTIVITY OF PATHS CREATED BY PROJECT

+ PTA FLEX BUS SERVICE

② FOCUS ON OPS & MAINTENANCE OF EXISTING INFRASTRUCTURE

③ STREETS + STREET NETWORK MORE COMPATIBLE w/ COMMUNITY - CONTEXT SENSITIVE MATCH LAND USE TO TRANSPORTATION

+ COMPATIBILITY OF LAND USE WITH UTILITY INFRASTRUCTURE

+ TIE ECONOMIC DEVELOPMENT & OPPORTUNITIES OF NEIGHBORHOOD TO SURROUNDING AREAS

+ ASSESSMENT OF LIGHTING - SCALE TO NEIGHBORHOOD

+ EXPLORE ECONOMIC INCENTIVE ZONES

④ MAINTAIN AN EDUCATIONAL EDUCATIONAL PRESENCE IN THE AREA

**Group C continued**

- + CONSTRUCTION IMPACTS ON HILLCREST CHURCH OF CHRIST
  - PESTS
  - ACCESS
  - SAFETY
  - STRUCTURAL IMPACTS
- + ACCESS TO COLES H.S.
- + BETTER SIGNS & ACCESS DURING CONSTRUCTION
- + REMEDY DAMAGE TO EXISTING HOMES & BUSINESSES
- + CITY TO MAINTAIN COMMUNICATION WITH NEIGHBORHOOD REGARDING INFRASTRUCTURE & PROPERTY MAINTENANCE MAINTENANCE
- + INCLUDE NEIGHBORHOOD MAP THAT SHOWS NEW BRIDGE
- ④ INCLUDE OVERVIEW OF HOMEOWNERS & RENTERS RIGHTS RELATED TO GOVERNMENT SERVICES AND ACTIONS

**Group C continued**

P.75 - 8 KEY WORDS ASSOCIATED WITH  
EACH CONTACT - WHO DO CALL FOR WHAT?

## Group D

### Environmental & Refinery Concerns, Health & Safety, General Community Services

Group D :

1 of 2

- ADD INFO ABOUT CITY APP FOR CODE ENFORCEMENT, GENERAL INFO, etc.
- WHEN EXPLAINING A PROCESS OR RESOURCE, IMPROVE COMMUNICATION ABOUT ACCESSIBILITY OF DATA esp. FOR NON-INTERNET & NON-SMART PHONE USERS.
- WHO TO CONTACT FOR MOSQUITO CONTROL. (VECTOR CONTROL)
- SAFER CONDITIONS - LIGHTING & STREET MAINTENANCE ESPECIALLY PEDESTRIAN WAYS (RUNNED SHOES, DARK AREAS, MUD, NAILS)
- ADD EXPLANATION ABOUT YOUR RIGHTS AS A CITIZEN. WHAT BASIC SERVICES SHOULD BE PROVIDED WITHOUT ASKING?
- PROVIDE SIGNAGE IN NEIGHBORHOOD TO SHARE CONTACTS IF THERE IS AN IMMEDIATE CONCERN IN THE NEIGHBORHOOD - CITY, PORT, BRIDGE PROJECT
- MOWING

**Group D continued**

- PURPLE BLDG @ PORT & WINNEBAGO — <sup>2nd</sup>  
2-3 TIMES EA. DAY — STRONG ODOR  
DURING CLEAN OUT
- ADD CONCERNING HISTORICAL EVENTS  
AIR QUALITY (TCEQ) & OIL SPILLS.  
WHEN DID EVENTS OCCUR?
- BETTER SIGNAGE (ADVANCED  
WARNING) WITH ENTRANCE/EXIT  
DETOURS & CLOSURES
- CONTACT BILLY DELGADO FOR  
UPDATED EVAC HANDOUTS &  
PET SHELTERING.
- DUE TO STAFFING CHANGES,  
REMOVE NAMES
- INCLUDE A MAP WITH GENERAL  
COMMUNITY SERVICES (CHURCHES,  
PARKS, BUSINESSES, SCHOOLS)
- ADD OTHER AREA CEMETERY  
ADDRESSES

## Parking Lot

Parking Lot

Building damages due  
to construction. St. Paul  
UMC.

STILLMAN PED. BRIDGE

- MAINT.
- LIGHTING
- GROUNDING STOLEN
- CROSSWALKS

## Q&A with Public and the CAB

CONSTRUCTION CONCERNS:

MLK BLVD. FLOODING/ STANDING WATER  
ALL THE WAY BACK TO NUECES

SOME LIGHTING - WORKING TO  
GET POWER RESTORED

STREET LIGHT REMOVED ;  
SOME CUT OFF; NEED  
LIGHTS TO COME BACK ON.

DRAINAGE ISSUES LEADING TO  
MUDDY AREAS & CLOGGING BECAUSE  
OF MOWING & DIRT; STORMWATER  
CONNECTED TO GREENINERS