

Sequencing of Area Development Plans



Planning Commission Presentation
April 19, 2017

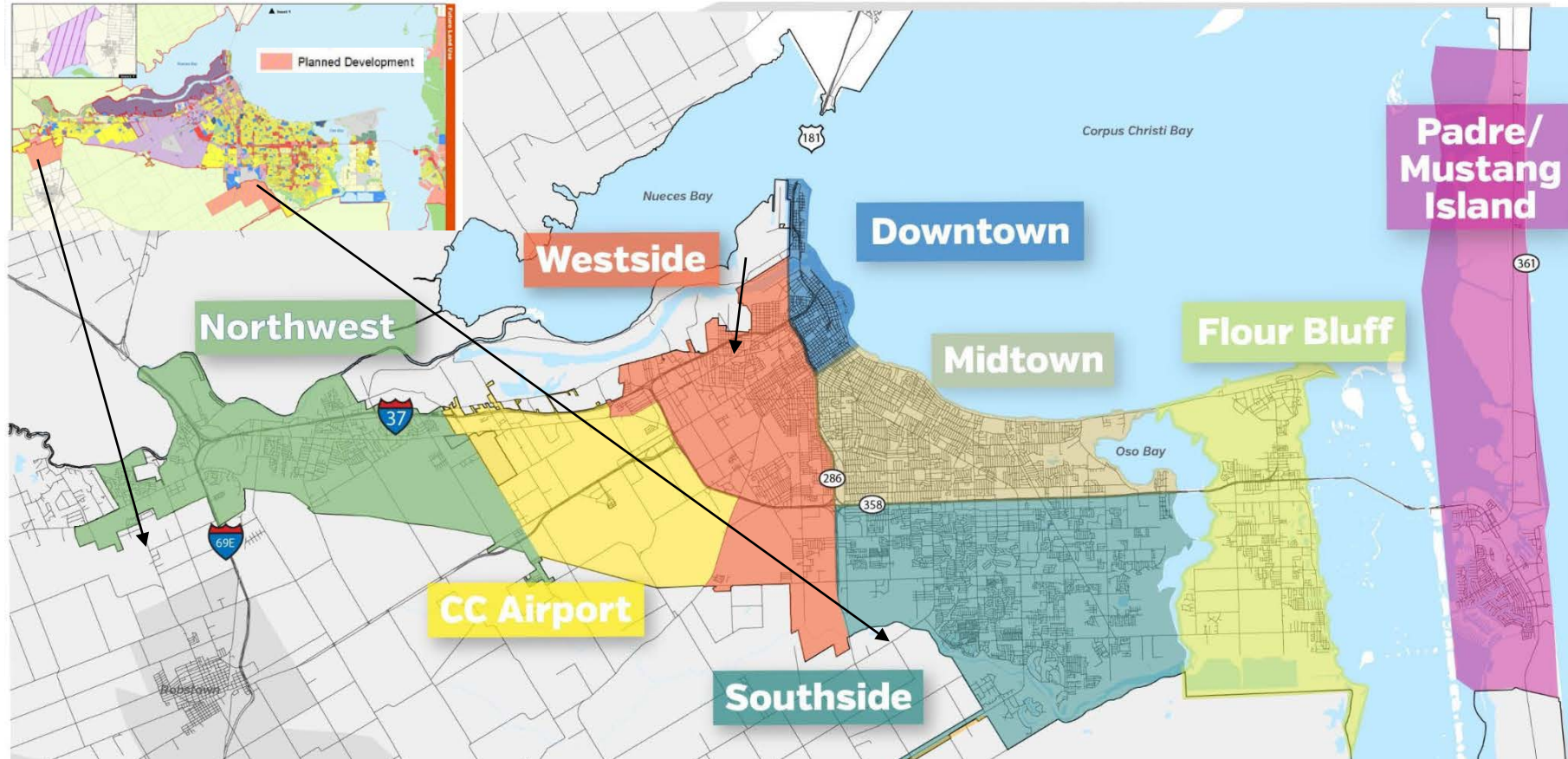


Planning Districts for ADPs

PLAN CC District Name	Previous Planning District Name	Year of Previous Area Development Plan Adoption (Amendments)
1. CC Airport	1. Port/Airport/Violet	1. 1992 (1995)
2. Downtown	2. C.C. Beach & So. Cen./CBD	2. <i>In Progress</i>
3. Flour Bluff	3. Flour Bluff	3. 1993
4. Midtown	4. Southeast	4. 1995
5. Northwest & Northwest OCL	5. Northwest	5. 2001
6. Padre/Mustang Island	6. Mustang-Padre Island	6. 2004 (2017)
7. Southside	7. Southside	7. 1989 (1995, 2000)
8. Southside OCL (London)	8. London	8. 1987
9. Westside	9. Westside	9. 1989 (1995)



Planning Districts Map





2014 Population Estimates

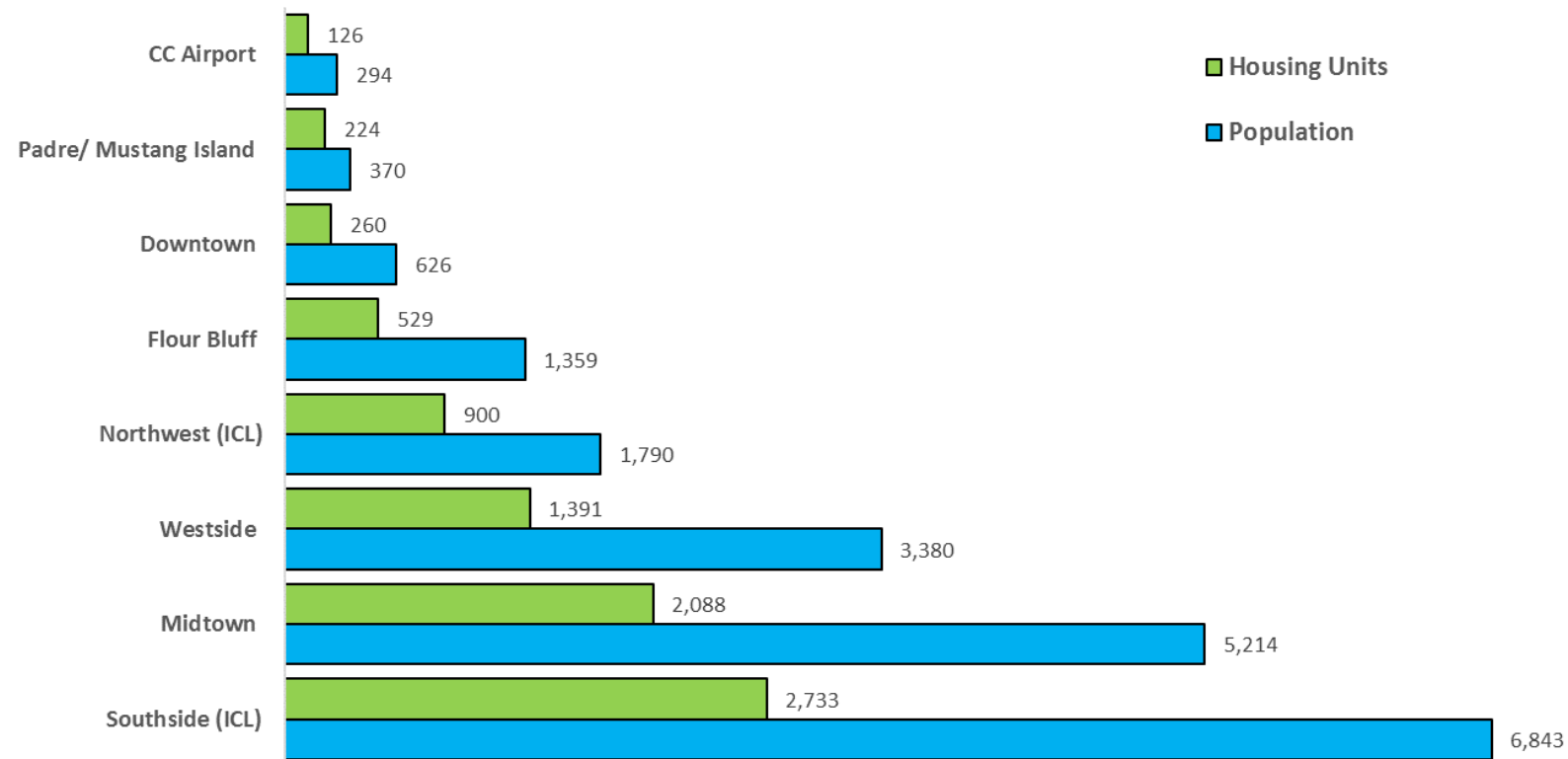
PLAN CC District Name	2014 Population	% of Total Population
Southside (ICL)	108,115	33%
Midtown	90,018	27%
Westside	54,792	17%
Northwest (ICL)	30,189	9%
Flour Bluff	22,876	7%
Downtown	10,761	3%
Padre/ Mustang Island	9,591	3%
CC Airport	3,619	1%
Southside OCL (London)	472	0.1%
Northwest OCL	685	0.2%
Total:	331,118	100%

Sources: 2014 American Community Survey. Corpus Christi Development Services Department, February 2017.



Population and Housing Growth

Change in Population And Housing Units by Planning District
2010-2014

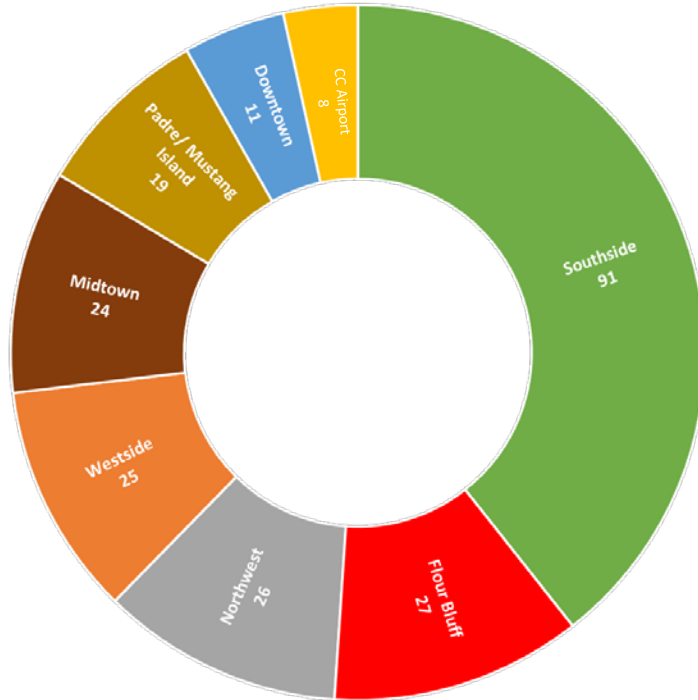


Sources: 2010 Census. 2014 American Community Survey. Corpus Christi Development Services Department, February 2017.

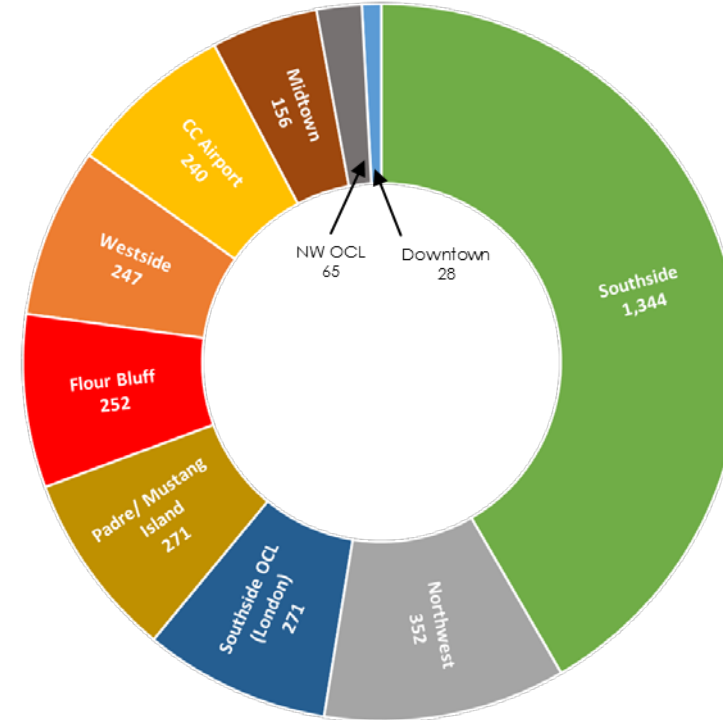


Zoning and Platting Applications

Zoning Applications January 2012 - March 2016



Total Platted Acreage Recorded January 2012- March 2016



Note: Projects outside City limits (OCL) do not require zoning applications.
Sources: Corpus Christi Development Services Department, February 2017.



Projects Affecting Planning Districts

- New Harbor Bridge: **Downtown** and **Westside**
 - TxDOT 286 Extension: **Westside**, **Southside**, and **London (OCL)**
 - Hector P. Garcia Memorial Family Health Center (Memorial Hospital): **Westside**
 - Spohn Shoreline Expansion: **Midtown**
 - Six Points Transportation Improvements: **Midtown**
 - TAMU-CC Momentum Campus: **Midtown**
 - Barisi Village: **Midtown**
 - Del Mar South Campus: **South Side**
 - Park Road 22 Bridge: **Padre Island**
 - Lake Padre Development: **Padre Island**
 - Also Consider if Planning Districts should be evaluated simultaneously
 - ex. **Southside & London**
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Staff Work Plan Recommendation

- Southside and London ADPs
 - Funds allocated to Southside at time of Plan CC award
 - High growth area
 - Cost savings when background studies conducted concurrently
 - Westside
 - Budget for FY 2017 limited to one additional single ADP
 - Westside has oldest ADP in City limits
 - Revitalization Potential
 - Flour Bluff and Padre Island ADPs
 - Flour Bluff Zoning Cases
 - Active community organizations
 - Padre/Mustang resident and tourism needs
 - Cost savings when background studies conducted concurrently
 - Northwest & Northwest OCL and CC Airport ADPs
 - Midtown
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Discussion

Planning Districts

1. CC Airport
2. Downtown
3. Flour Bluff
4. Midtown
5. Northwest & Northwest OCL
6. Padre/Mustang Island
7. Southside
8. Southside OCL (London)
9. Westside