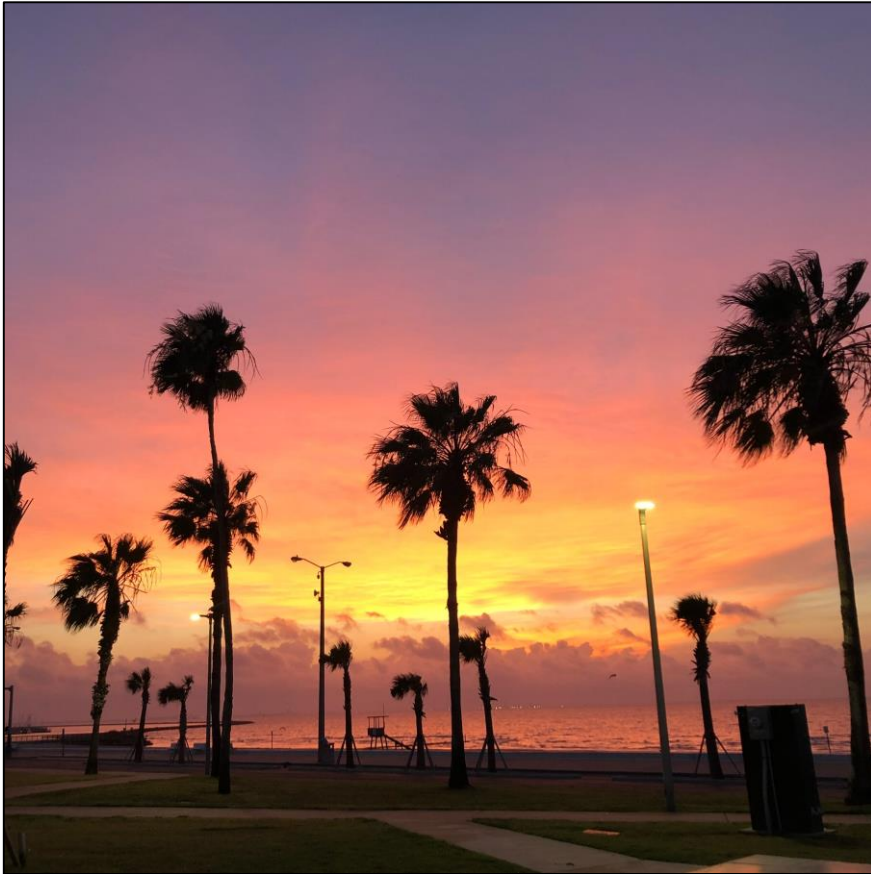




Presentation to Type A Board Proposal for Seawall Steward Program

August 20, 2018

Iconic Corpus Christi Seawall



Iconic Corpus Christi Seawall



Opportunity for a Seawall Program



- DMD's FY 2018 Service Plan includes
 - work with City to improve maintenance and beautification of the Seawall and Miradors
 - proactively address street order crime and transient population issues in concert with City and advocate for necessary ordinance tools and aggressive enforcement
- Committee on Substance Abuse, Mental Health Awareness has 4 Point Plan
 - Coordinated Entry
 - Family Reunification
 - Tiny Houses
 - Homeless Work Program



DMD's Clean Team



- Block By Block is DMD's Clean Team Service Provider
- Clean Team has 8 Members
- Responsible for keeping Downtown Clean
- Block by Block has 2nd Chances Program in other cities



Seawall Steward Program Summary



- 3 Teams of Three (One Supervisor, Two Stewards)
 - Seawall Sidewalk 5 AM to 2 PM
 - Inspect, Clean Gum and other materials with Daily Pressure Washing
 - Miradors Team 5 AM to 2 PM
 - Pressure Wash and Painting
 - Seawall Stairs 8 AM to 5 PM
 - Daily Trash Pickup, Skimmer along bottom Seawall Step.
- Transitional Persons
 - Mission 911
 - Salvation Army
 - Catholic Charities



Seawall Equipment Needed



- Pressure Washer
- Water Tank
- Recovery Tank
- Spinner
- Generator
- Trailer
- Truck **\$25,589**



Annual Program Staffing Cost



6 Ambassadors, 3 Team Leads

3 Supervisors @ \$11 hour

6 Stewards @ \$10 hour

360 Hours/Week

\$318,349.22 Annually

PRICING	Cleaning Ambassador	Safety Ambassador	Team Leader	Operations Manager
Pay Rate	\$ 10.00	\$ -	\$ 11.00	\$ -
FICA	\$ 0.77	\$ -	\$ 0.84	\$ -
WC	\$ 0.56	\$ -	\$ 0.62	\$ -
Liability	\$ 0.26	\$ -	\$ 0.28	\$ -
Unemployment	\$ 0.19	\$ -	\$ 0.21	\$ -
Subtotal	\$ 11.77	\$ -	\$ 12.95	\$ -
Weekly Hours	240.00	-	120.00	-
Annual Hours	12,480.00	-	6,240.00	-
Annual Billing	\$ 146,939.52	\$ -	\$ 80,816.74	\$ -
Overhead	\$ 2.54		\$ 2.54	
Benefits	\$ 1.11		\$ 1.11	
Profit	\$ 1.19		\$ 1.19	
Bill Rate	\$ 16.62	\$ -	\$ 17.80	\$ -
Weekly Hours	240	-	120	-
Annual Hours	12,480	-	6,240	-
Annual Billing	\$ 207,394.83	\$ -	\$ 111,044.39	\$ -
ANNUAL BILLING				\$ 318,439.22
Monthly Billing				\$ 26,536.60

Use of Seawall Funds



PROPOSITION NO. 4 **SEAWALL IMPROVEMENTS**

FOR _____
AGAINST _____

The adoption of a sales and use tax (under Section 4A of the Development Corporation Act of 1979) for the promotion and development of improvements to the downtown Seawall and for maintenance and operating costs of said Seawall improvements for the life thereof at the rate of one-eighth of one percent to be imposed for 25 years.

SECTION 11. The City Council finds that the Seawall Improvements proposed in Proposition No. 4 serve multiple purposes which meet the economic development objectives of Section 4A of the Development Corporation Act (which objectives the statute also defines to include projects authorized by Section 4B of the Act). The findings specifically include, but are not limited to, the following: First, the Seawall is a facility and improvement which promotes new and expanded business development. The downtown area protected by the Seawall consists of approximately 551 acres with private property tax valuation of \$203,000,511, including: major office buildings, the City's largest hotels, Convention Center, Memorial Coliseum, Art Center, Art Museum, Science and History Museum, Harbor Playhouse, Museum of Oriental Cultures, Selena Bayfront Auditorium, and Heritage Park, the City's primary entertainment district with numerous nightclubs and restaurants, the city marina, and warehouses and terminal facilities of the Port of Corpus Christi Authority. The Seawall is essential to maximizing new and expanded commercial and retail business development and retaining commercial business activity in the area. Maximizing development in the area is critical to employment and the long-term economic health of the City and its residents. Second, the Seawall meets the Section 4B criteria of promoting or developing new or expanded business enterprises, including a project to provide public safety (storm and flood protection) facilities, streets (the Seawall sidewalk is an essential part of the Shoreline Drive right-of-way serving hundreds of thousands of pedestrians, and is part of the Bayfront Hike and Bike Trail), drainage (connecting with the City's stormwater system, it is a fundamental part of draining the commercial areas behind the Seawall), general municipally owned improvements, related improvements, and other projects determined to promote or develop new or expanded business enterprises. Third, it meets the Section 4B purpose of being required or suitable for use for entertainment (for example, hundreds of thousands gather there to watch and participate in events such as Buccaneer Days, Bayfest, parades, sailing regattas, the Fourth of July and Millennium Celebration fireworks displays, and the East-West Powerboat Races), tourist, convention, and public park purposes and events. As a place conducive to gatherings of hundreds of thousands of people, the Seawall serves the function of an auditorium, amphitheater, or concert hall. In addition, it serves as a public park and supports facilities and open space improvements. In addition, the Seawall complex (including the Marina) serves, and has the capacity to expand its services of, store, restaurant, concession, automobile parking facilities, and area transportation facilities. Fourth, the seawall is a port-related facility which supports waterborne commerce.

Next Steps



- Discuss with Type A Board, Follow Up to Address Concerns
- Identify Metrics and Benchmarks
- Work with City Staff to ensure clarity and eliminate overlap
- Propose to City Council
- Develop an MOU with DMD
- Develop Service Contract & Budget Amendments