

1 The Open Space and Trails Committee met on Thursday, May 5, 2022 at Seabrook Public Works  
2 and Animal Control Complex Training Room, 1100 Red Bluff Road, Seabrook, Texas to discuss  
3 and if appropriate, take action on the agenda items listed below.  
4

5 **THOSE PRESENT WERE:**

|                     |               |                                           |
|---------------------|---------------|-------------------------------------------|
| 6 Sally Antrobus    |               | Chair, Position 1                         |
| 7 David Popken      | - Ex. Absence | Vice-Chair, Position 6                    |
| 8 John Coggeshall   |               | Position 3                                |
| 9 Monica Comeaux    |               | Position 5                                |
| 10 Debra Harper     |               | Position 2                                |
| 11 Nehemiah Jackson |               | Position 4                                |
| 12 Jesse Jones      |               | Position 7                                |
| 13 Gayle Cook       |               | City Manager                              |
| 14 Sean Landis      | - Ex. Absence | Deputy City Manager                       |
| 15 Kevin Padgett    | - Ex. Absence | Public Works Director                     |
| 16 Brian Craig      |               | City Engineer/Asst. Public Works Director |
| 17 Natalie Stephens |               | Public Works Administrative Coordinator   |

18  
19 Chair Sally Antrobus called the meeting to order at 5:02 p.m.

20 **1. PRESENTATION**

21 **1.1** Proposal for a Wildlife Refuge butterfly monarch waystation by applicant to achieve an  
22 American Heritage High School Level award. The project received full support from the  
23 committee pending location details. *Abbey Hill*

24 **2. PUBLIC COMMENTS AND ANNOUNCEMENTS**

25 None

26 **3. CONSENT AGENDA**

27 Approve the minutes of the April 7, 2022 Open Space and Trails Committee meeting. *Natalie*

28 *Stephens, Public Works Admin Coordinator*

29 *Motion made by Member Jones and seconded by Member Jackson.*

30 *To approve the minutes of the April 7, 2022 Open Space and Trails Committee meeting.*

31 *MOTION CARRIED BY UNANIMOUS CONSENT*

32 **4. DISCUSSION**

33 **4.1** Discuss Open Space and Trails Committee by-Laws. *City Staff*

*Motion made by Member Jones and seconded by Member Harper.*

*To move discussion about Open Space and Trails committee By-Laws to next meeting.*

**MOTION CARRIED BY UNANIMOUS CONSENT**

**4.2** Discuss, consider, and if necessary take all appropriate action regarding CIP (Capital Improvement Projects). *City Staff & Committee*

Gayle Cook, City Manager, gave a presentation explaining what a CIP is, how it is funded, current park projects listed and new proposed park projects for OST committee input prior to bringing CIP recommendations to City Council for approval. Presentation shown in Attachment A.

**4.3** Update and report on various Seabrook Park items, including needed repairs, signage, plants, flowers and vegetation, and park use matters. *Committee*

Member Jones mentioned:

- Carothers Community Garden has submitted a Grant application for \$9,600
- Carothers Community Garden host various garden classes. They are looking forward to Rock painting with Seabrook Rocks. The class will be taught by rock painter, Laura Harris.
- 25' treated wood pilings have been located and have been confirmed to be free and available. Weber confirmed that the pilings were not theirs. TXDOT responded that the pilings will not be used and anyone is welcome to have them. There are about 500 wood pilings near the Kemah/Seabrook Bridge. Member Jones will share email contact with the City.
- Wi-Fi not available at Carothers Community Garden. Brian Craig, City Engineer/Asst. Public Works Director, will follow up with IT Department on status.
- Carothers Community Garden will host a Work Party BBQ on the first Saturday of May with City Council and staff invited.
- Discussed new Open Space and Trails Facebook page providing updates on OST discussions and activities as well as find volunteers for OST projects. Brian Craig, City Engineer/Asst. Public Works Director, recommended there be a link to City website to the volunteer tab for people to sign up to volunteer. This would address liability concerns.

Chair Antrobus mentioned:

- Pine Gully Park near the parking lot has four tallow trees that should be removed. She can mark them to identify which should be removed.

Member Jackson mentioned:

- Hester Butterfly Garden cleanup will have red ribbons marking the plants to save and not remove. The McCartney Rose should be removed.

**4.4** City Staff update and report on various Seabrook Park items including community events, grant administration, repairs, Council approvals and determinations and emergency events. *City Staff*

Brian Craig, City Engineer/Asst. Public Works Director, gave updates on berm trail progress. The recently cleared bamboo on the south side of Hester butterfly garden now has filter fabric and seeded.

## **5. ROUTINE BUSINESS**

### **5.1** Update on volunteer hours. *Committee*

258 volunteer hours were reported for the month of April by Open Space and Trails, Carothers Community Garden, Community Service and park volunteers.

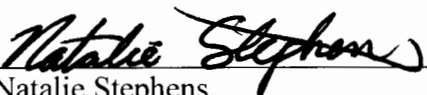
### **5.2** Establish future meeting dates and agenda items. *Committee*

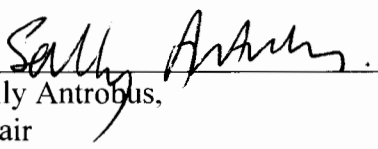
The next Open Space & Trails meeting will be held tentatively on June 2, 2022 at 5 PM.

By Committee consensus, the following will be added to the next agenda:

- CIP Discussion Workshops (1-2 hours)
- Parking along Todville
- Trail Opening event

Upon motion duly made, the meeting was adjourned at 6:43PM

  
Natalie Stephens,  
Public Works Administrative Coordinator

  
Sally Antrobus,  
Chair

94 ATTACHMENT A  
95 THIS SPACE INTENTIONALLY LEFT BLANK

# CAPITAL IMPROVEMENTS PROGRAM (CIP)



May 5, 2022

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OPEN SPACE AND TRAIL COMMITTEE MAY 5, 2022

# AGENDA

- WHAT IS A CAPITAL IMPROVEMENT PLAN (CIP)
- HOW IS IT FUNDED
- WHAT ARE THE CURRENT PARKS PROJECTS
- NEW STAFF PROPOSED PROJECTS
- COMMITTEE INPUT ON OTHER PROPOSED PROJECTS FOR COUNCIL

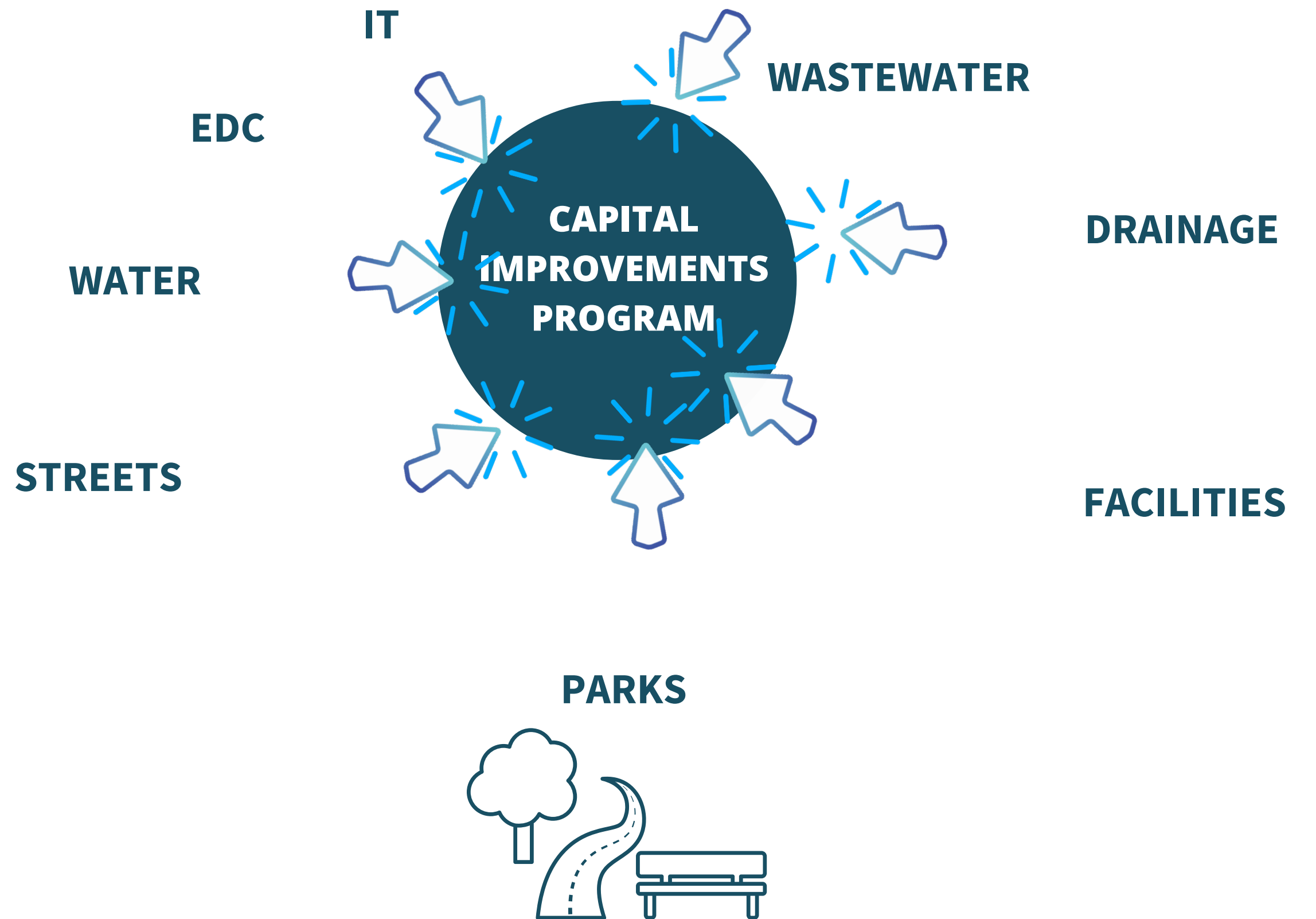
| CAPITAL IMPROVEMENT PROJECT SUMMARY |           |                                                            |                           |              |      |      |      |      |       |
|-------------------------------------|-----------|------------------------------------------------------------|---------------------------|--------------|------|------|------|------|-------|
| CIP #                               | Project # | PROJECT DESCRIPTION                                        | Funding                   | PROJECT COST |      |      |      |      |       |
|                                     |           |                                                            |                           | PREVIOUS     | FY22 | FY23 | FY24 | FY25 | FY26+ |
| WATER PROJECTS                      |           |                                                            |                           |              |      |      |      |      |       |
| W2                                  |           | SHIPYARDS WATER SERVICE PHASE 1                            | DEVELOPER CONTRIBUTION    | \$           | \$   | \$   | \$   | \$   | \$    |
| W3                                  |           | SHIPYARDS WATER SERVICE PHASE 2                            | DEVELOPER CONTRIBUTION    | \$           | \$   | \$   | \$   | \$   | \$    |
| W5                                  |           | TAYLOR LAKE WATER LINE CROSSING                            | RESCUE FUND               | \$           | \$   | \$   | \$   | \$   | \$    |
| W7                                  |           | STATE HIGHWAY 146 WATER LINE IMPROVEMENTS                  | SIB & ENTERPRISE          | \$           | \$   | \$   | \$   | \$   | \$    |
| W9                                  | 306       | RED ACRES SUBDIVISION WATER LINE                           | ENTERPRISE & IMPACT FEES  | \$           | \$   | \$   | \$   | \$   | \$    |
| W10                                 |           | PINE GULLY WATER LINE IMPROVEMENTS                         | FUTURE BOND               | \$           | \$   | \$   | \$   | \$   | \$    |
| W12                                 |           | REPSODORPH WATER LINE IMPROVEMENTS                         | ENTERPRISE                | \$           | \$   | \$   | \$   | \$   | \$    |
| W16                                 |           | OLD SH 146 INTERCONNECT                                    | IMPACT FEES               | \$           | \$   | \$   | \$   | \$   | \$    |
| W19                                 |           | NASA ROAD WATERLINE REHABILITATION                         | RESCUE FUND & IMPACT FEES | \$           | \$   | \$   | \$   | \$   | \$    |
| W21                                 |           | SECON TO RED BLUFF INTERCONNECT                            | FUND 28 GEN               | \$           | \$   | \$   | \$   | \$   | \$    |
| W22                                 |           | COMMERCIAL ROAD WATER                                      | DEVELOPER CONTRIBUTION    | \$           | \$   | \$   | \$   | \$   | \$    |
| W23                                 |           | STARBOARD ROAD WATER AND SANITARY SEWER                    | DEVELOPER CONTRIBUTION    | \$           | \$   | \$   | \$   | \$   | \$    |
| TOTAL WATER PROJECTS                |           |                                                            |                           | \$           | \$   | \$   | \$   | \$   | \$    |
| WASTEWATER PROJECTS                 |           |                                                            |                           |              |      |      |      |      |       |
| WW1                                 |           | EAST MEYER PARALLEL SEWER                                  | DEVELOPER CONTRIBUTION    | \$           | \$   | \$   | \$   | \$   | \$    |
| WW2                                 |           | SHIPYARDS SEWER SERVICE PHASE 1                            | DEVELOPER CONTRIBUTION    | \$           | \$   | \$   | \$   | \$   | \$    |
| WW3                                 |           | SHIPYARDS SEWER SERVICE PHASE 2                            | RESCUE FUND & IMPACT FEES | \$           | \$   | \$   | \$   | \$   | \$    |
| WW7                                 |           | STATE HIGHWAY 146 SANITARY SEWER EXTENSION                 | FUTURE BOND               | \$           | \$   | \$   | \$   | \$   | \$    |
| WW8                                 |           | PINE GULLY WASTEWATER TREATMENT PLANT IMPROVEMENTS         | ENTERPRISE                | \$           | \$   | \$   | \$   | \$   | \$    |
| WW9                                 | 306       | LIFT STATION NO. 5 FORCE MAIN IMPROVEMENTS                 | IMPACT FEES               | \$           | \$   | \$   | \$   | \$   | \$    |
| WW14                                | 301       | PORTABLE 125kW GENERATOR                                   | RESCUE FUND & IMPACT FEES | \$           | \$   | \$   | \$   | \$   | \$    |
| WW16                                |           | EDC WASTEWATER LINE COMMERCIAL ROAD                        | FUND 28 GEN               | \$           | \$   | \$   | \$   | \$   | \$    |
| WW17                                |           | EDC WASTEWATER LINE STARBOARD                              | DEVELOPER CONTRIBUTION    | \$           | \$   | \$   | \$   | \$   | \$    |
| WW18                                |           | EDC WASTEWATER LINE STARBOARD                              | DEVELOPER CONTRIBUTION    | \$           | \$   | \$   | \$   | \$   | \$    |
| TOTAL WASTEWATER PROJECTS           |           |                                                            |                           | \$           | \$   | \$   | \$   | \$   | \$    |
| DRAINAGE PROJECTS                   |           |                                                            |                           |              |      |      |      |      |       |
| D1                                  |           | TODVILLE ROAD BRIDGE                                       | DEVELOPER CONTRIBUTION    | \$           | \$   | \$   | \$   | \$   | \$    |
| D4                                  |           | WILDLIFE PARK BRIDGE                                       | DEVELOPER CONTRIBUTION    | \$           | \$   | \$   | \$   | \$   | \$    |
| D5                                  |           | BAYBROOK SUBDIVISION HCPCD F220-02-00                      | DEVELOPER CONTRIBUTION    | \$           | \$   | \$   | \$   | \$   | \$    |
| D8                                  |           | LOWER PINE GULLY DRAINAGE IMPROVEMENTS                     | SIB & ENTERPRISE          | \$           | \$   | \$   | \$   | \$   | \$    |
| D9                                  |           | SURF OAKS DRIVE                                            | ENTERPRISE & IMPACT FEES  | \$           | \$   | \$   | \$   | \$   | \$    |
| D10                                 |           | WATER WAY OUTFALL                                          | POTENTIAL GRANT           | \$           | \$   | \$   | \$   | \$   | \$    |
| D11                                 | 319       | BAYWOOD BRIDGE IMPROVEMENTS                                | DEVELOPER CONTRIBUTION    | \$           | \$   | \$   | \$   | \$   | \$    |
| D12                                 |           | SEASCAPE SUBDIVISION HCPCD BOND E-07                       | DEVELOPER CONTRIBUTION    | \$           | \$   | \$   | \$   | \$   | \$    |
| D13                                 |           | MIRAMAR SUBDIVISION STREET AND STORM IMPROVEMENTS          | DEVELOPER CONTRIBUTION    | \$           | \$   | \$   | \$   | \$   | \$    |
| D14                                 |           | MASTER DRAINAGE PLAN                                       | DEVELOPER CONTRIBUTIONS   | \$           | \$   | \$   | \$   | \$   | \$    |
| D15                                 |           | DRAINAGE MODIFICATIONS AND SIDEWALK TO INTERMEDIATE SCHOOL | DEVELOPER CONTRIBUTIONS   | \$           | \$   | \$   | \$   | \$   | \$    |
| TOTAL DRAINAGE PROJECTS             |           |                                                            |                           | \$           | \$   | \$   | \$   | \$   | \$    |
| STREET PROJECTS                     |           |                                                            |                           |              |      |      |      |      |       |
| S8                                  |           | SEASCAPE II STREET IMPROVEMENTS                            | POTENTIAL GRANT           | \$           | \$   | \$   | \$   | \$   | \$    |
| S13                                 |           | BAYBROOK SECTION II STREET IMPROVEMENTS                    | FUND 36 PRIOR BONDS       | \$           | \$   | \$   | \$   | \$   | \$    |
| S15                                 |           | TODVILLE SIDE STREET ASPHALT REHAB                         | POTENTIAL GRANT           | \$           | \$   | \$   | \$   | \$   | \$    |
|                                     |           | ASPHALT STREET RECLAMATION                                 | FUTURE BONDS              | \$           | \$   | \$   | \$   | \$   | \$    |
| TOTAL STREET PROJECTS               |           |                                                            |                           | \$           | \$   | \$   | \$   | \$   | \$    |



# WHAT IS THIS PLAN

- CITY MANAGER REQUIRED BY CHARTER TO SUBMIT WITH THE ANNUAL BUDGET A CAPITAL PLAN FOR CURRENT FISCAL YEAR
- 5 YEAR + PLANNING DOCUMENT - RESOURCE PLANNING TOOL
- UPDATED EACH YEAR AND CHANGES
- PROJECTS FLOW FROM PRIORITY NEEDS, MASTER PLANS, STAFF, COUNCIL, BOARDS, AND RESIDENTS

# CIP CATEGORIES



# HOW IS IT FUNDED?

GENERAL FUND

SPECIAL FUND - CAPITAL

IMPACT FEE FUND

SPECIAL FUND - PARK IMPACT

DEBT (BOND, C.O., SIB)

GRANTS / DISASTER FUND

PARTNERS (HARRIS CO, TXDOT)

ENTERPRISE FUND

# RECENTLY COMPLETED

- P6 WILDWOOD PLAYGROUND REPLACEMENT
- P16 CAROTHERS COMMUNITY GARDEN
- P8 BAYSIDE KAYAK LAUNCH

# CURRENT PARK PROJECTS

**P1  
PINE GULLY HIKE  
AND BIKE TRAIL**

In Progress  
\$173,400

TEXAS PARKS AND  
WILDLIFE GRANT  
75/25

**P2  
E. MEYER HIKE  
AND BIKE TRAIL**

In Progress  
\$595,159

HARRIS COUNTY  
50/50.

**P9  
RED  
BLUFF/TAYLOR  
LAKE KAYAK  
LAUNCH**

Soliciting Grants  
\$294,140

Application in with  
Harris County FY22

**P10  
PINE GULLY  
TRAIL EAST**

Partnership with  
Pasadena solicited

?

# CURRENT PARK PROJECTS

**P12  
WILDLIFE PARK  
TRAILHEAD  
IMPROVEMENTS**

\$49,500

Application in with  
Port of Houston

**P13  
MEADOR  
RESTROOM  
UPGRADE**

Soliciting RFP  
\$49,750

CITY FUNDED

**P14  
OLD REPSDORPH  
ROW -SIDEWALK**

HARRIS COUNTY  
\$87,500

**P15  
MAIN ST  
RESTROOM**

**\*\*FEMA RESTRICTED\*\***

DISCUSS MOVING  
TO LIVABLE  
CENTER PLAN

# CURRENT FACILITIES PROJECTS



## FAC26 POOL SLIDE

\$344,500

End of Life  
Aquatics Survey

## FAC29 BOAT RAMP

-0-

TxDOT Consultant in  
partnership with City

## FAC32 PUMP TRACK

\$287,500

5+ year project with

## FAC20 SIGNAGE

Gateways  
Wayfinding  
Parks



# NEWLY SCOPED PROJECTS

# PARKS - SCOPED FOR FY 23 CIP



## PLAYGROUND FRIENDSHIP

Replace aged playground  
equipment



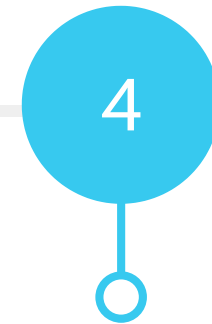
## TRAILHEAD OLD SH 146

Entrance Point,  
signage, parking



## TRAILHEAD TODVILLE

Additional parking on  
Todville near Pine  
Gully bridge



## TRAIL/ SIDEWALK N. MEYER

(see graphic)  
Reconstruct and  
improvement a  
concrete sidewalk  
along N. Meyer



## TRAIL OSV TO MAIN

Construct a  
granite/concrete trail  
from OSV to Main  
Street



## TRAIL/ SIDEWALK BAY ELEM

Construct a sidewalk  
from Ashley Oaks and  
Bay Elementary to  
Cook St granite trail



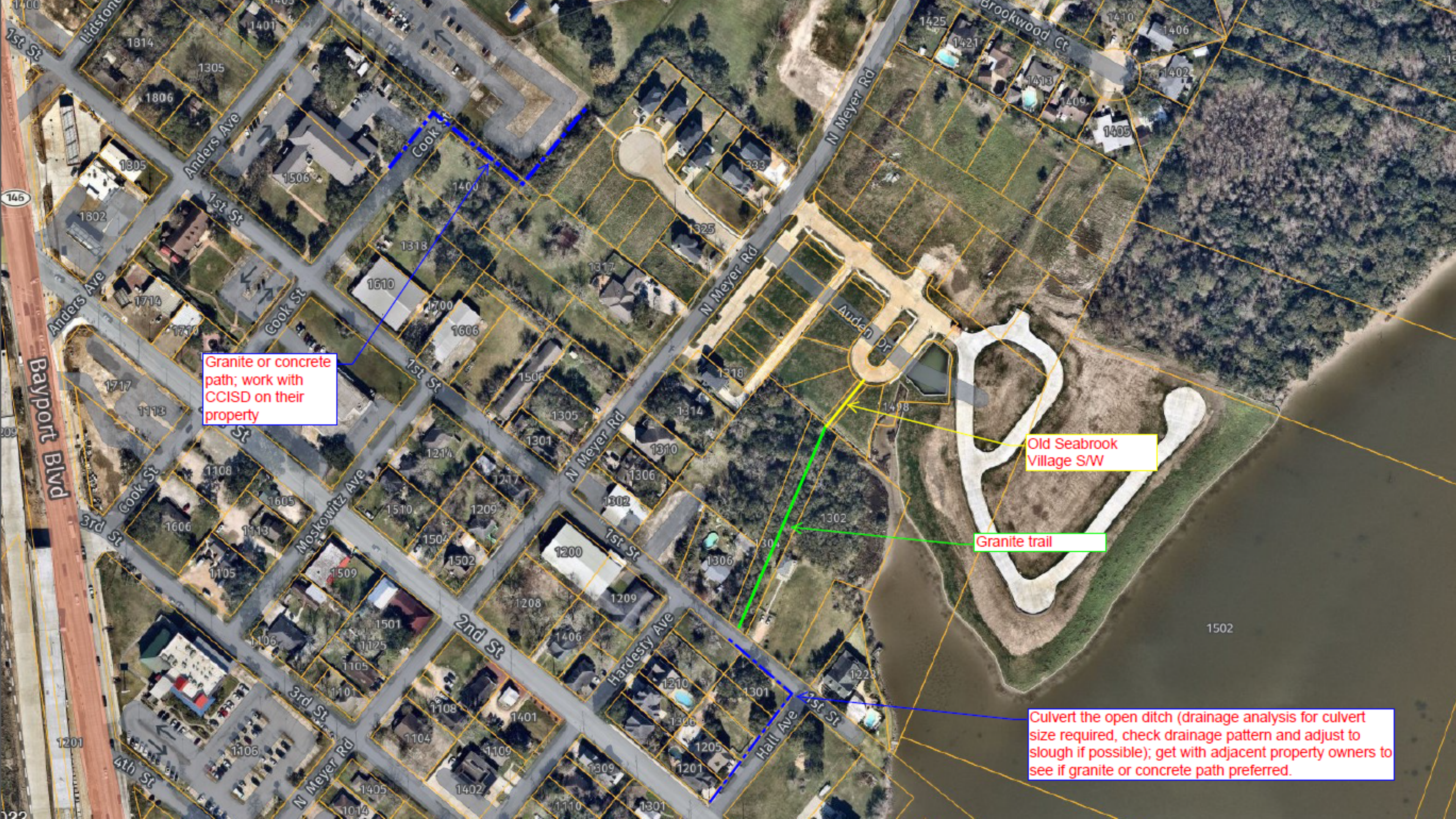
Granite or concrete path.

Remove and replace concrete S/W

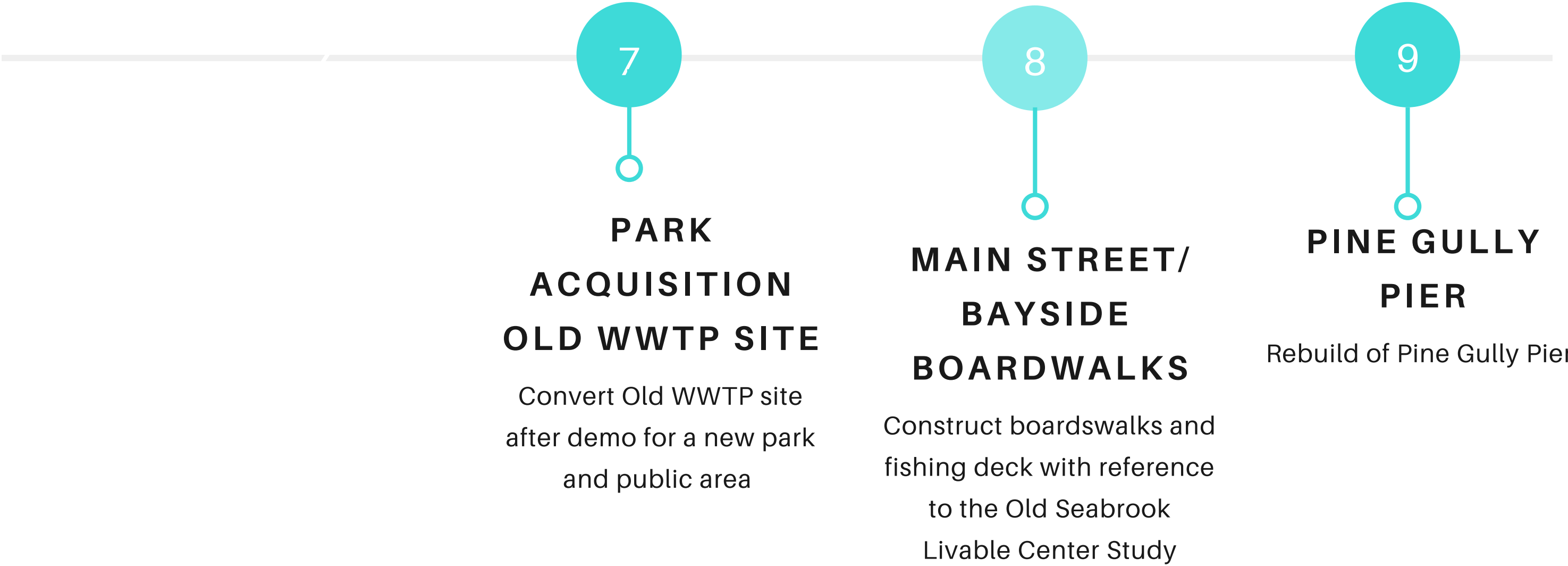
Remove and replace concrete S/W

Remove granite trail and replace w/ concrete S/W

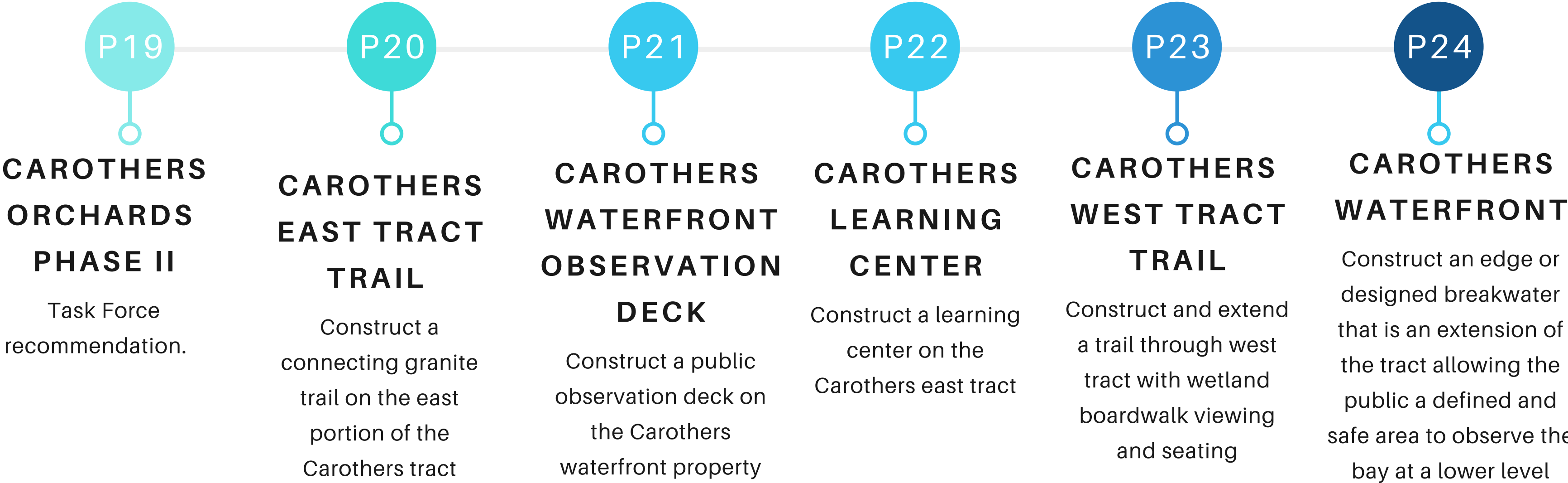
Will be part of the Old Seabrook Livable Center plans



# PARKS - SCOPED FOR FY23 CIP



# PARKS - CAROTHERS





# OTHER COMMITTEE INPUT FOR CIP PROJECTS





- Seabrook Park Cabanas and Pavilions Standardization
- Trail and Playground Shade Structures

QUESTIONS?

**THANK YOU**