

AGENDA
PHYSICAL SYSTEMS – COMPREHENSIVE PLAN
August 9, 2022
WORKGROUP MEETING

What are Physical Systems?

Physical Systems, often called infrastructure, are the basic physical and organizational structures and facilities (buildings, roads, drainage/sewer, utilities) needed for the operation of a society or enterprise.

Physical Systems Specific To Woodcreek

The City of Woodcreek does not own the utilities (electricity, cable, water, and sewer) that serve its citizens. The following entities provide those services:

- Utilities:
 - Electricity – Pedernales Cooperative
 - Water and Sewer – AQUA
 - Cable/Internet– Spectrum
 - Telephone – Frontier and Spectrum

These services are provided to the City through Franchise Agreements. Franchise Agreements are contracts under which the City grants the service provider the right to offer, sell, or distribute services specifically identified in the agreement. Franchise Agreement fees supplement the Ad Valorem Tax revenues of the City, and for 2021-2 were:

- | | |
|------------|-----------|
| • PEC | \$34,000 |
| • Cable | \$30,000 |
| • TWCPEG | \$6,000 |
| • AQUA | \$100,000 |
| • Frontier | \$200 |

- Roads
 - 34 Roads for a total of 10.38 miles
 - Only 3 roads (Brookhollow, Tulley Court, and Woodcreek Drive are considered above average and complete)
 - Most of the remaining roads were rated below average by the engineering firm as well as the Roads Advisory Workgroup
 - Roads conditions are the #1 concern of citizens
 - Traffic calming is not part of the road system in Woodcreek

- Primary streets, such as Woodcreek Drive, Brookhollow, and Brookmeadow experience cut-through traffic, as well as speeding.
 - Traffic calming options are not available on primary streets
- Trails and other Pedestrian Options. Safe options for pedestrians are not available. There are few choices for those who wish to exercise, either walking, jogging, or bicycling. Woodcreek is relatively close to the Winters Mill/Blue Hole Trails but is not connected and those who wish to use the trails must either drive or cross RR 12.
- Drainage and Road Improvements:

A citywide drainage assessment was conducted in 2017 by Jones Carter Engineering, under contract with the City. In this assessment, Jones Carter wrote: “The majority of Woodcreek has no roadway drainage infrastructure. Runoff currently sheet flows throughout the neighborhoods due to the lack of curbs and underground storm sewer system. The roadways vary in width (16’ to 24’) throughout the city. Most of the roadways have a width approximately 22 feet in width. There are a few valley gutters. Heavy vegetation and tree cover is common throughout Woodcreek.”

These conditions remain, with the exception of improvements to the bridge and culvert on Brookhollow when the road was rebuilt. In spite of these improvements, that area continues to experience drainage challenges, specifically at the intersection of Brookhollow and Westwood.

Drainage issues must be resolved during road repairs or reconstruction. Failing to do so will reduce the lifespan of the roads.

Financing

Current revenues, including reserves, are insufficient to fund required repairs and improvements to the physical systems. The Fiscal Focus Group reviewed options available for financing and impact of these options on citizens’ ad valorem taxes.

The Fiscal Focus Group also reviewed potential sources for additional revenues, including researching grant opportunities through various Federal and State agencies. City leadership is currently reviewing those options.

The Platinum Road Panel also reviewed road conditions and priorities and potential financing options. At its meeting of July 21, 2022, the Panel unanimously recommended that Council begin the process of repairing all streets in the City, with the exception of Brookhollow and Woodcreek Drive as soon as possible, and

that this include an ongoing maintenance schedule to protect the investment on these streets.

After reviewing financing options, the Panel recommended City Council consider issuing a tax note as soon as possible to begin the overall repair process. Panel members chose this option due to concerns with the timeline for a Tax Bond election. If this recommendation is approved, the Platinum Panel would develop a project schedule and budget with input from the Physical Systems Focus Group that takes into consideration the goals and objectives of the Comprehensive Plan.

Desired Physical Systems Improvements Identified by Comprehensive Plan Survey:

- In response to Survey Question #11, What do you see as the most pressing issues facing Woodcreek in the next several years?
 - Improving the Roadways was the #1 priority
 - Improving Pedestrian and/or Bicycle mobility was #3
 - Addressing Drainage Issues #5
 - Traffic Calming #6

Other issues identified in the Survey relevant to Physical Systems:

1. Citizens expressed general dissatisfaction with the service and rates of the water and sewer provider, AQUA, Poor customer service, and frequent outages, as well as the quality of the water, were mentioned as issues needing improvement. Specific open-ended comments addressed the condition of AQUA's infrastructure.
2. Citizens expressed general satisfaction with the electricity provider, Pedernales Electric Cooperative, and the Cable Provider.

Next Steps and Goals:

- Increase Coordination with the Platinum Roads Panel, specifically to develop a transportation plan and budget including funding options
- Update this outline to incorporate input received at this meeting.
- Anything missing?