



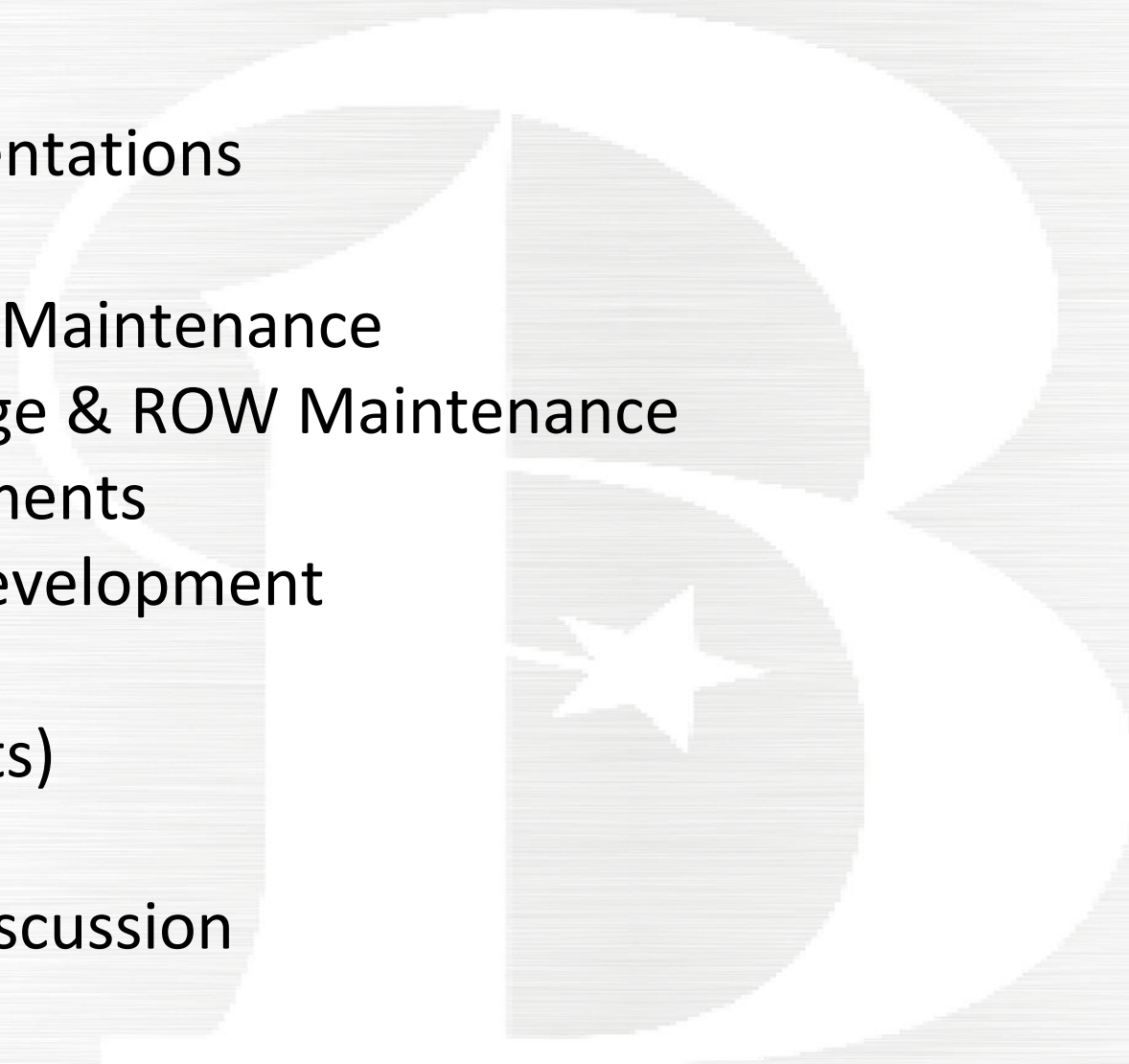
# City of Bryan - Castle Heights Update

Bryan City Council Workshop

October 9, 2018

# Castle Heights Subdivision - Outline

- Previous Presentations
- Water System
- Sewer System Maintenance
- Street, Drainage & ROW Maintenance
- Park Improvements
- Community Development
- CIP projects
- LATM (requests)
- Drainage
- Questions / Discussion



# Castle Heights Subdivision – Previous Presentations

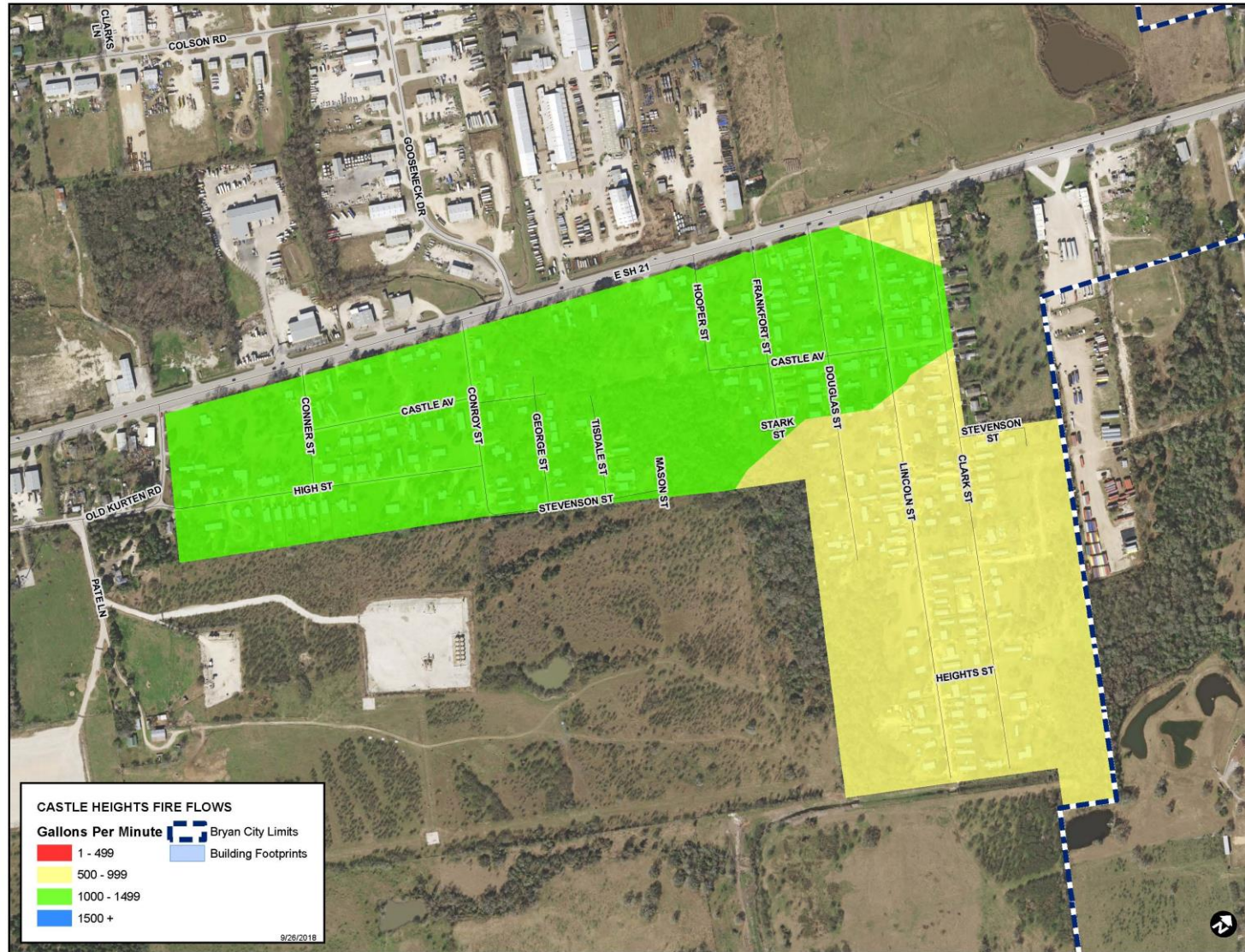
**April 12, 2016** – Councilmember Requested Item – Flooding in Castle Heights and Willow Bend Jayson Barfknecht – presented some slides and information as part of the discussion of this item

**June 7, 2016** – Presentation and Discussion by Staff Regarding Options for FEMA Assistance for Repetitive Flood Loss Properties and Strategies to Address Flooding in Castle Heights and Willow Bend Neighborhoods with Cost Estimates - Paul Kaspar

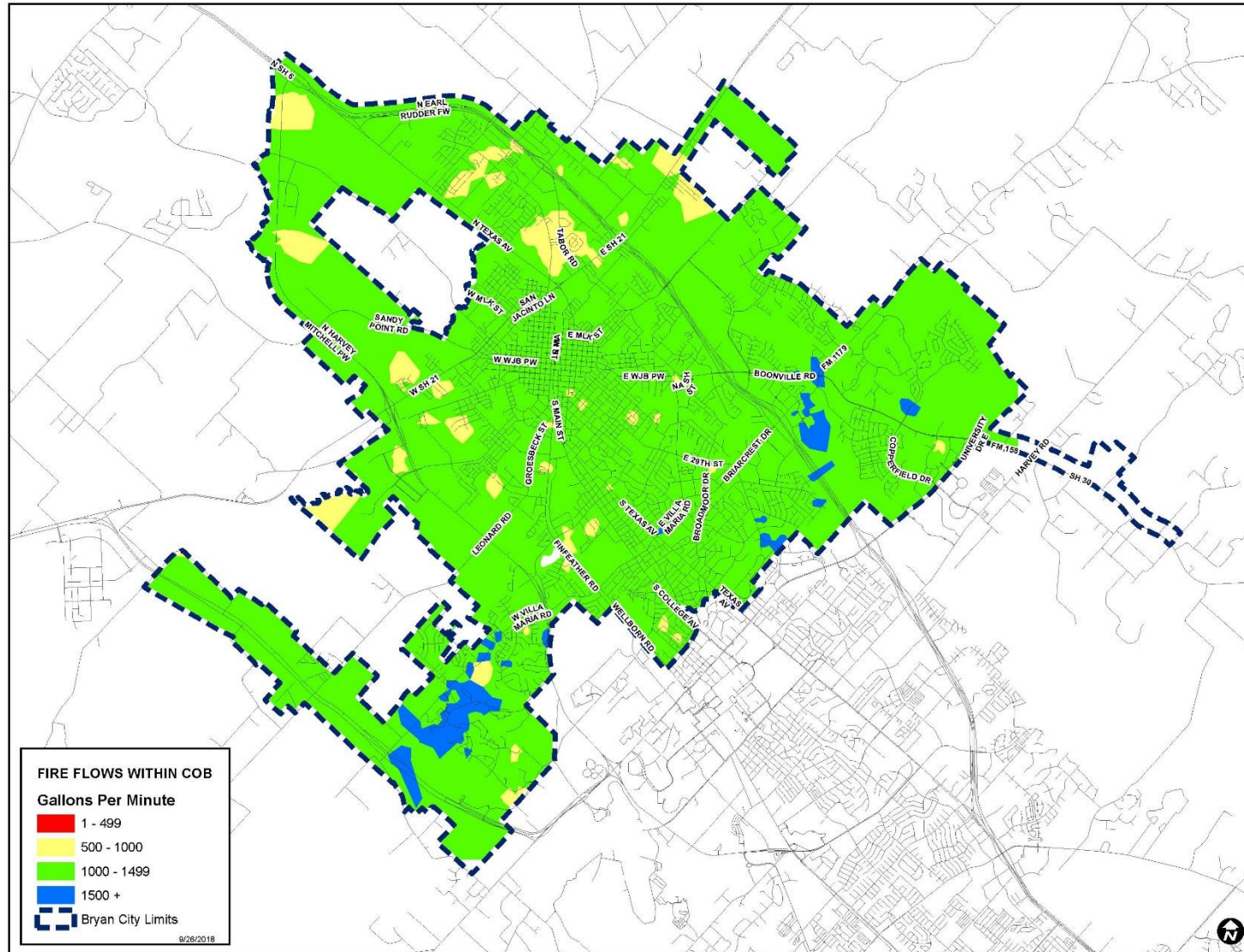
**September 19, 2017** – Castle Heights Flooding – Agenda Item Submitted by Two Councilmembers – Jayson Barfknecht answered questions during the discussion of this item (including reviewing information previously presented to council)

**January 23, 2018** – Presentation by Staff Regarding Drainage in Castle Heights – Paul Kaspar, Johnnie Price

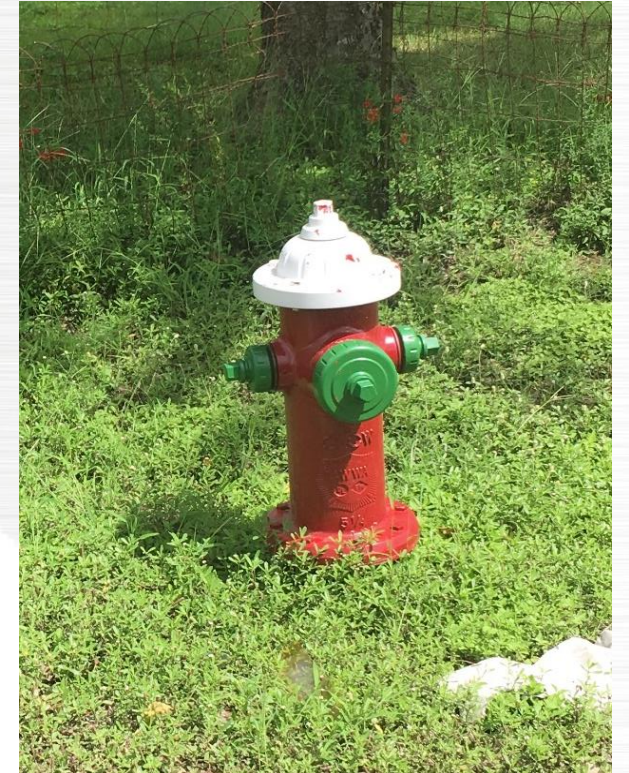
# Castle Heights Subdivision – Fire Flows



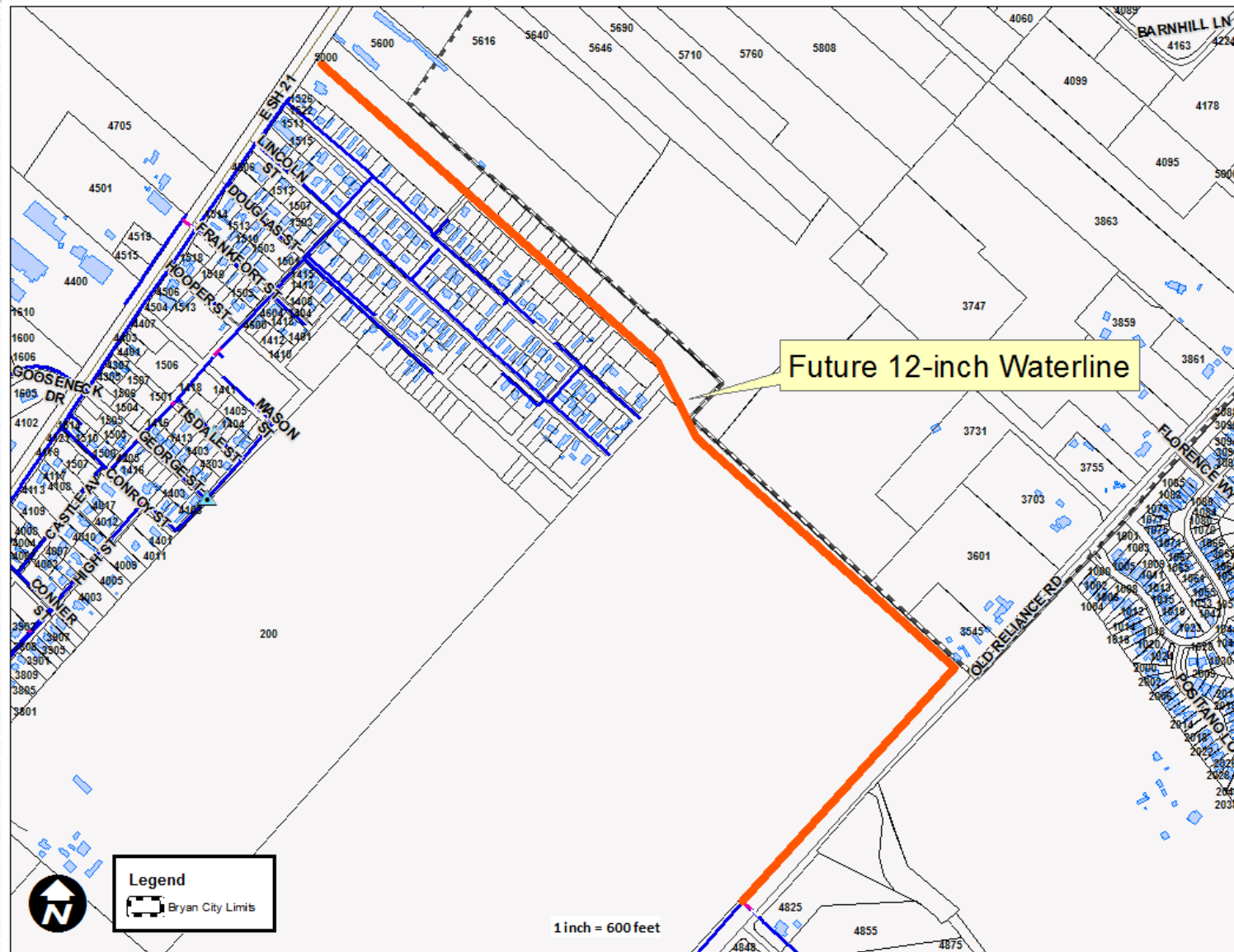
# Castle Heights Subdivision – Fire Flows



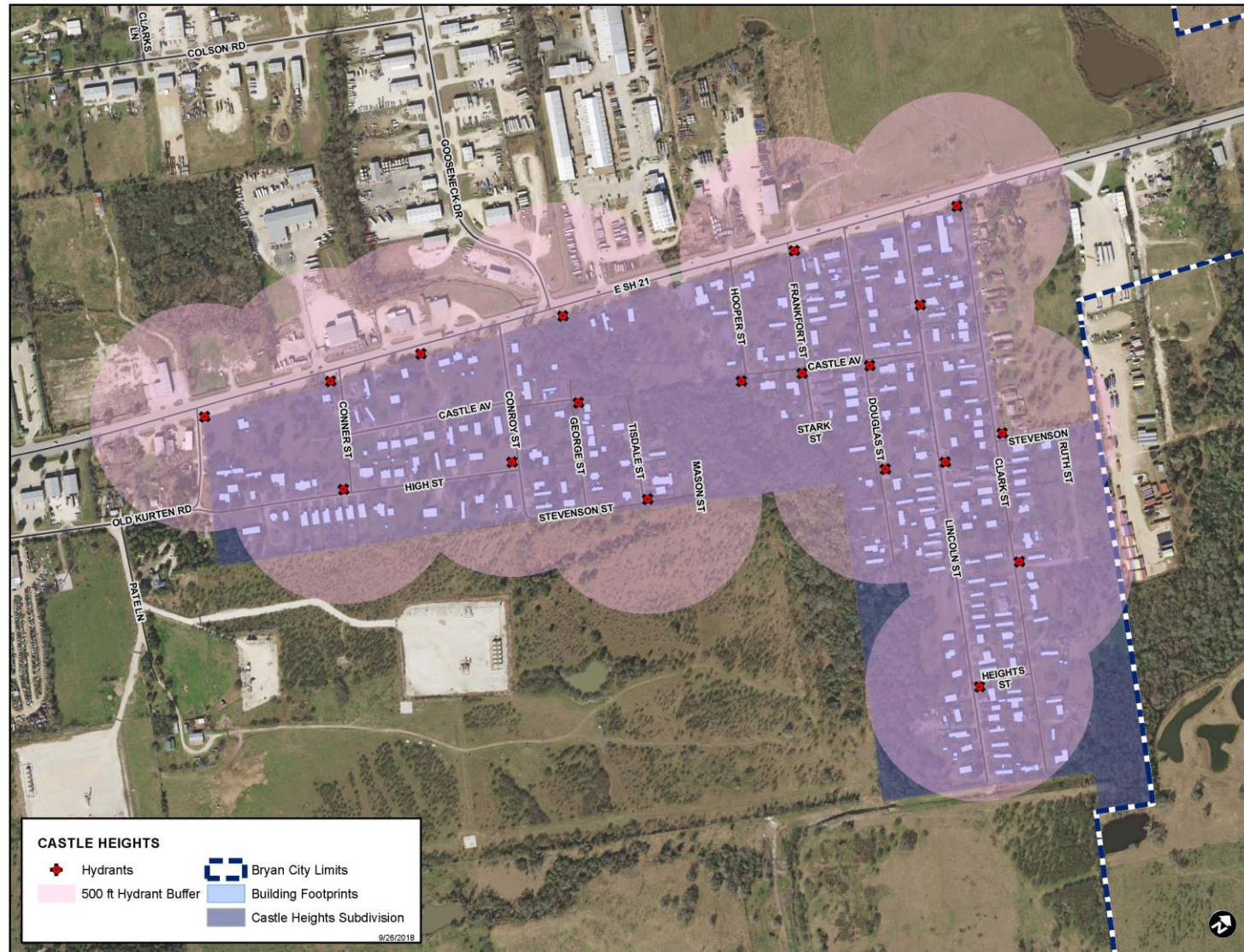
# Castle Heights Subdivision – Fire Flows



# Castle Heights Subdivision – Future Waterline

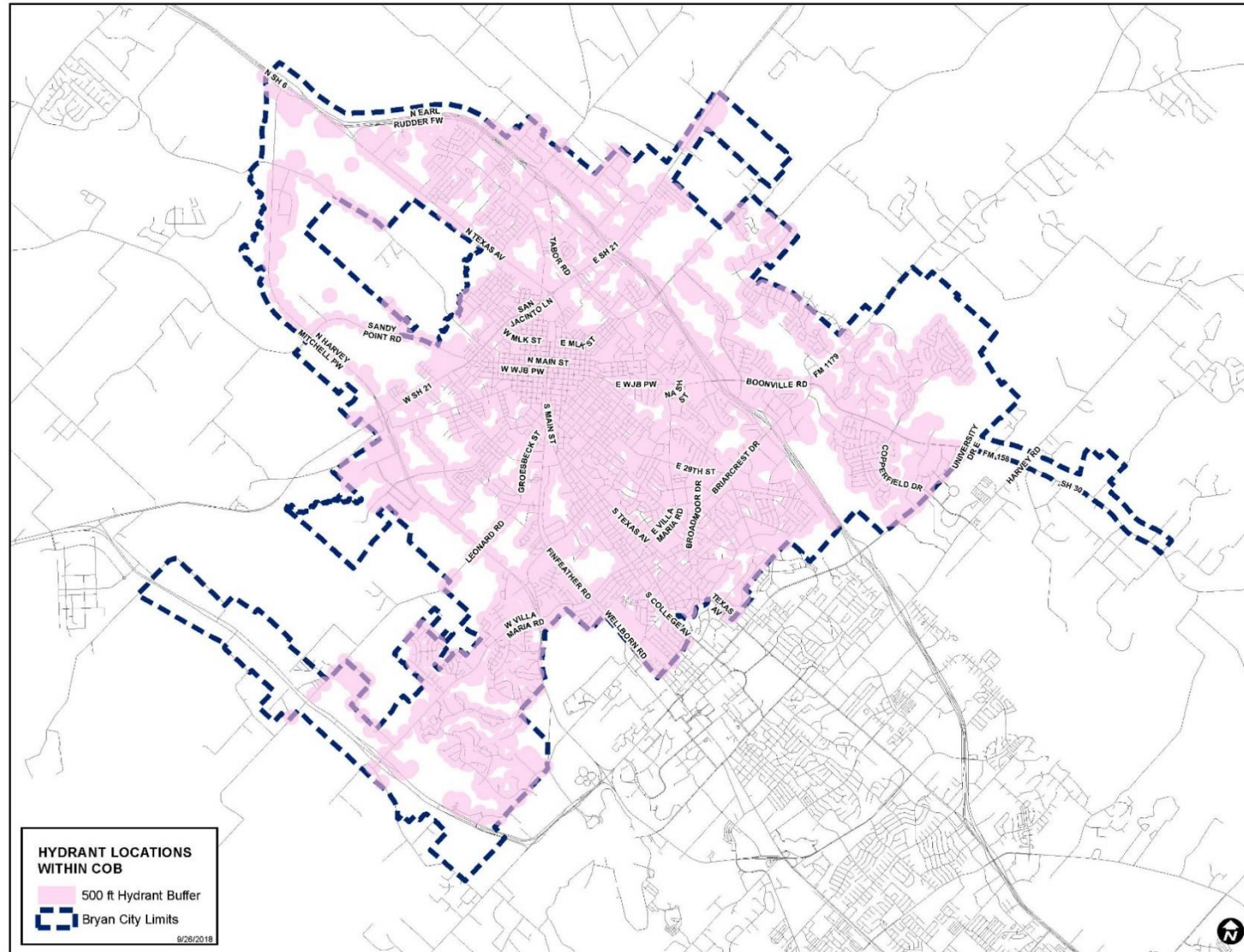


# Castle Heights Subdivision – Fire Hydrant Coverage

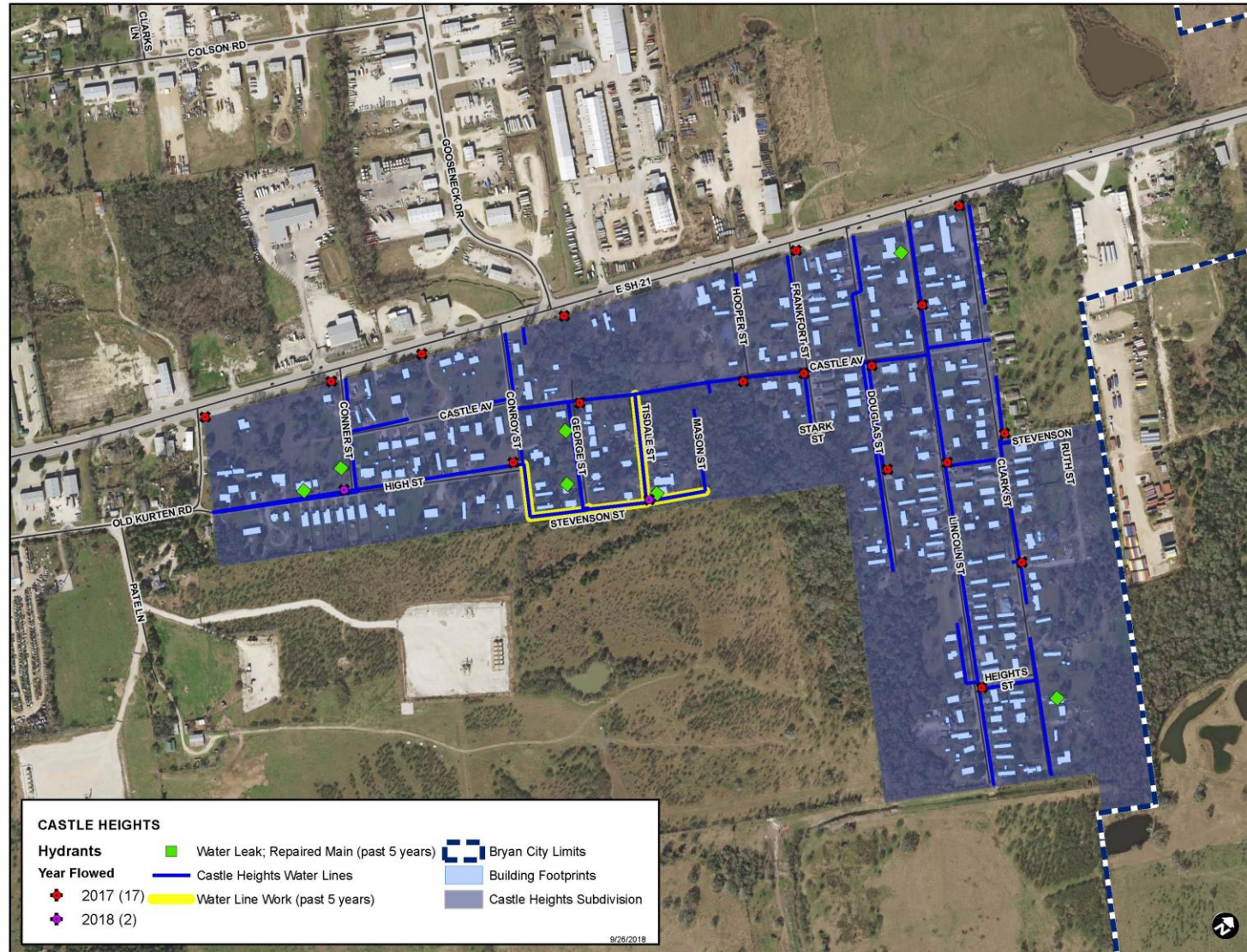




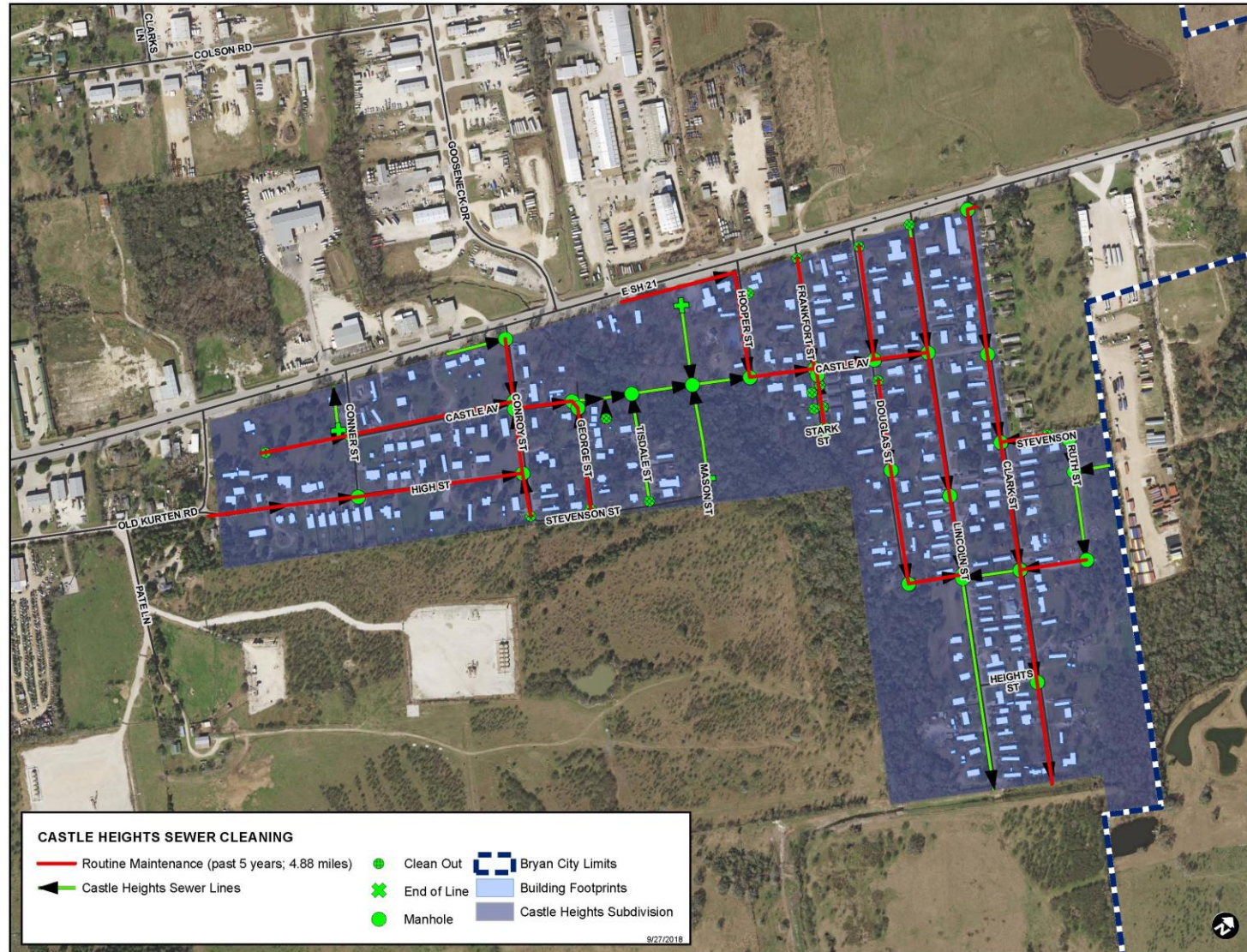
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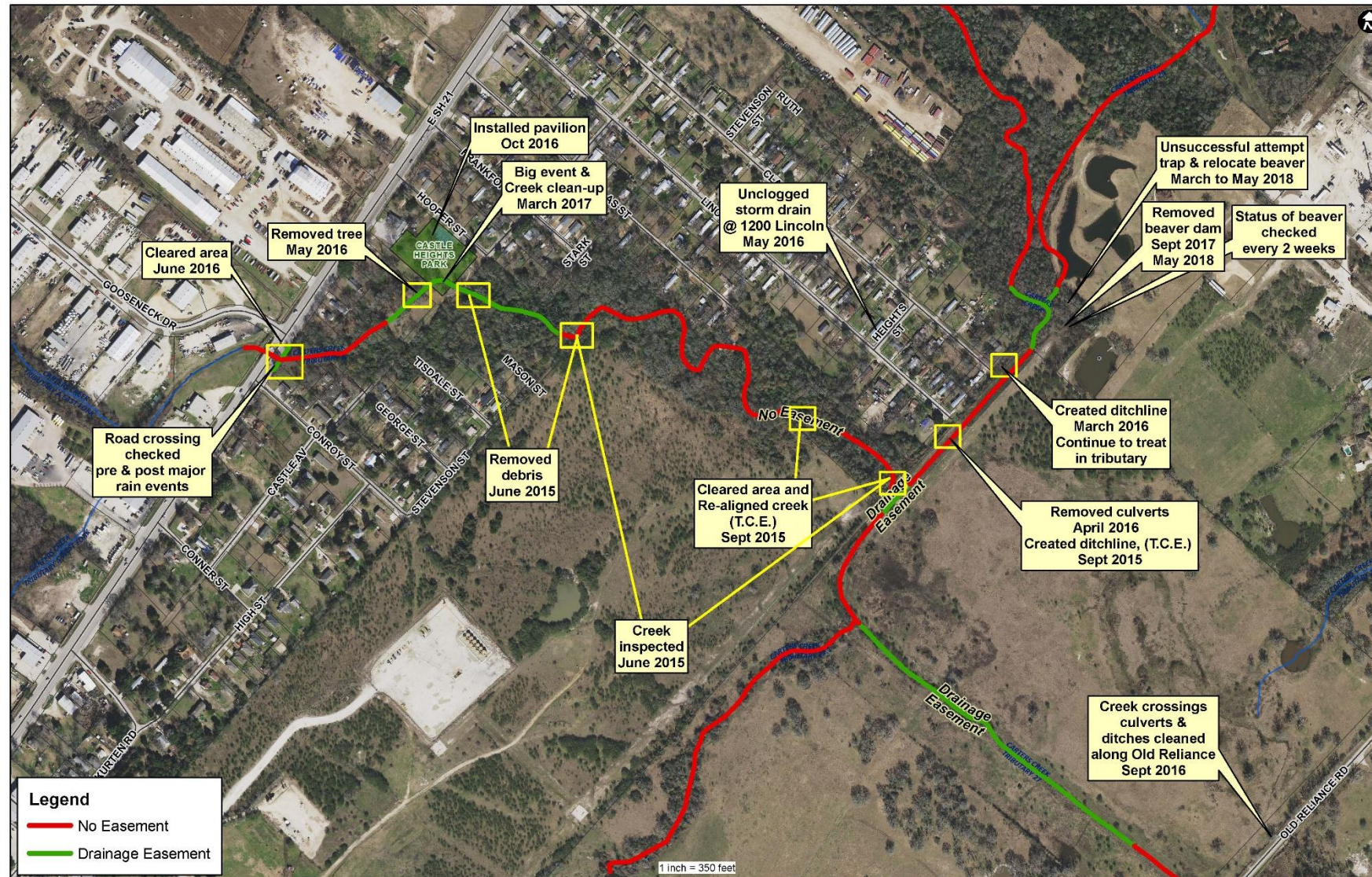
# Castle Heights Subdivision – Water Work Orders



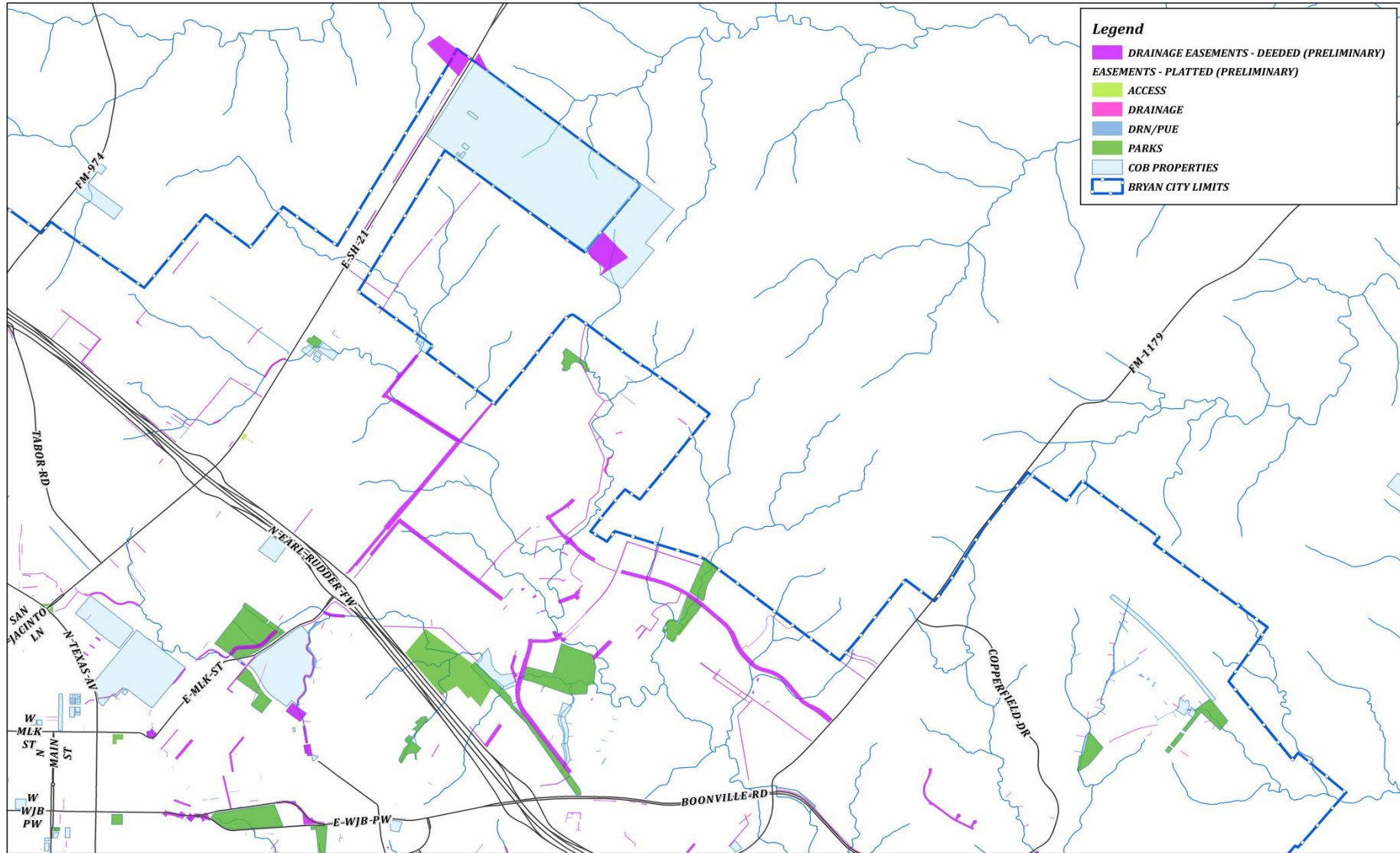
# Castle Heights Subdivision – Sewer System



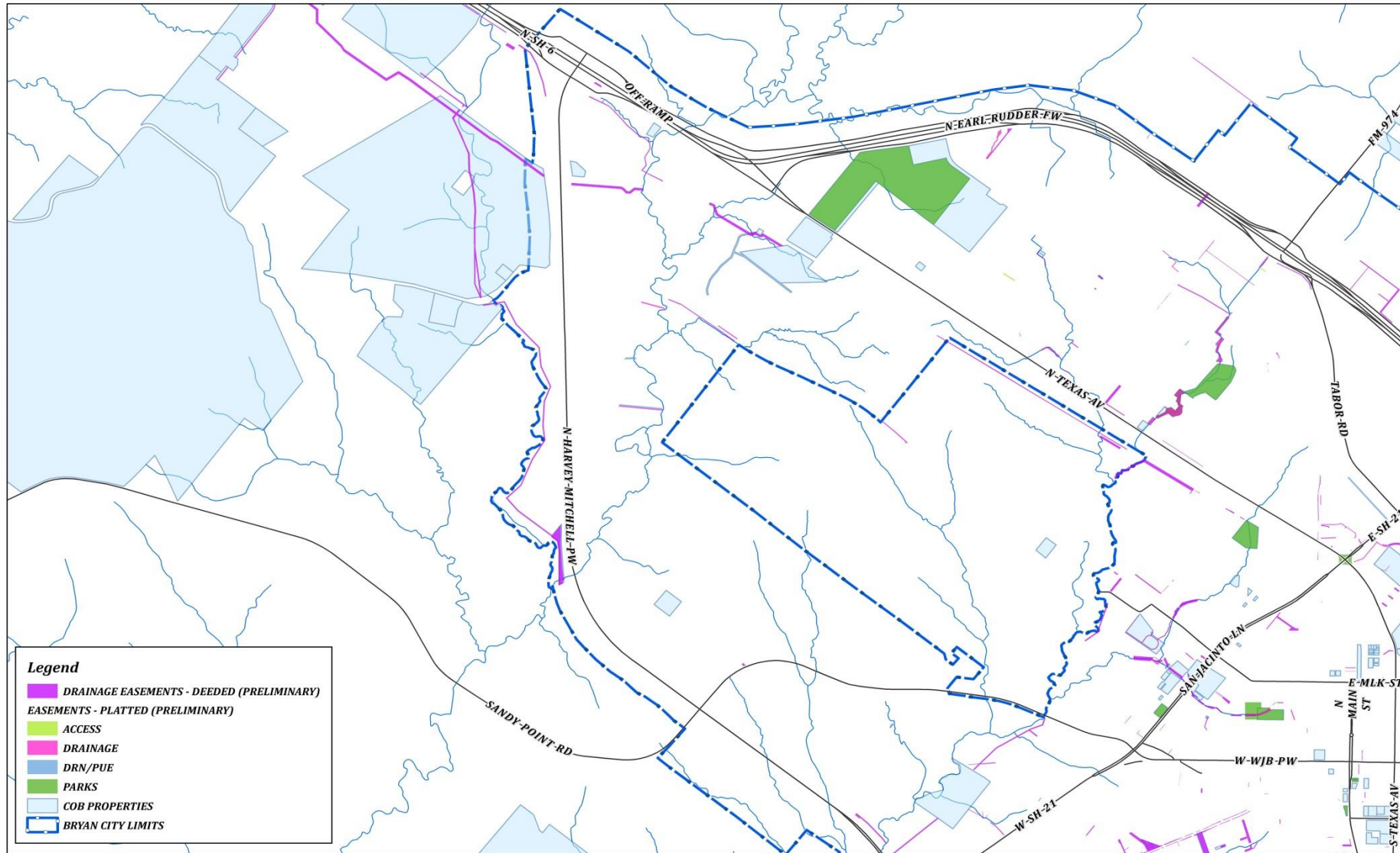
# Castle Heights Subdivision – Drainage Work



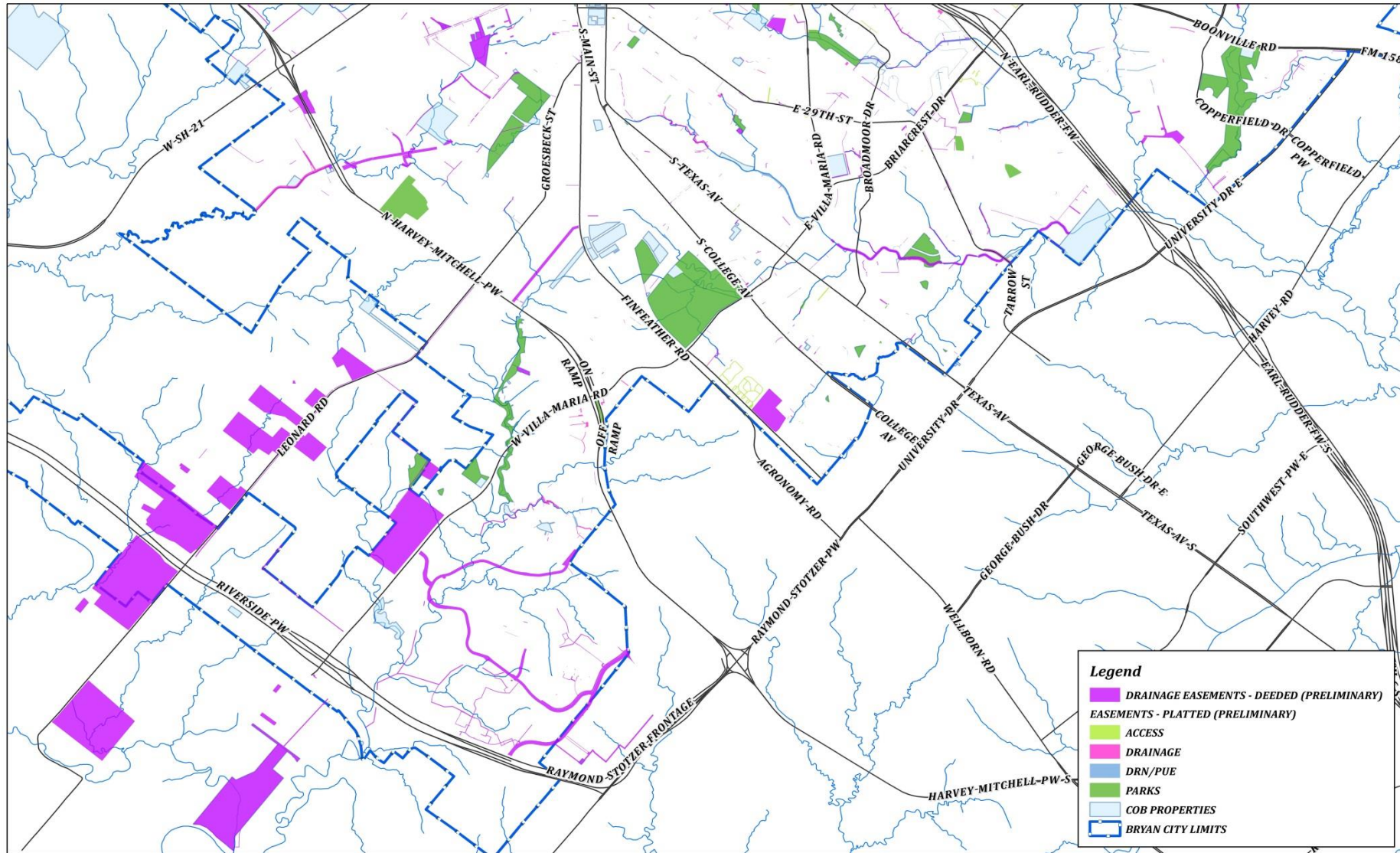
# City Owned Properties and Drainage Easements



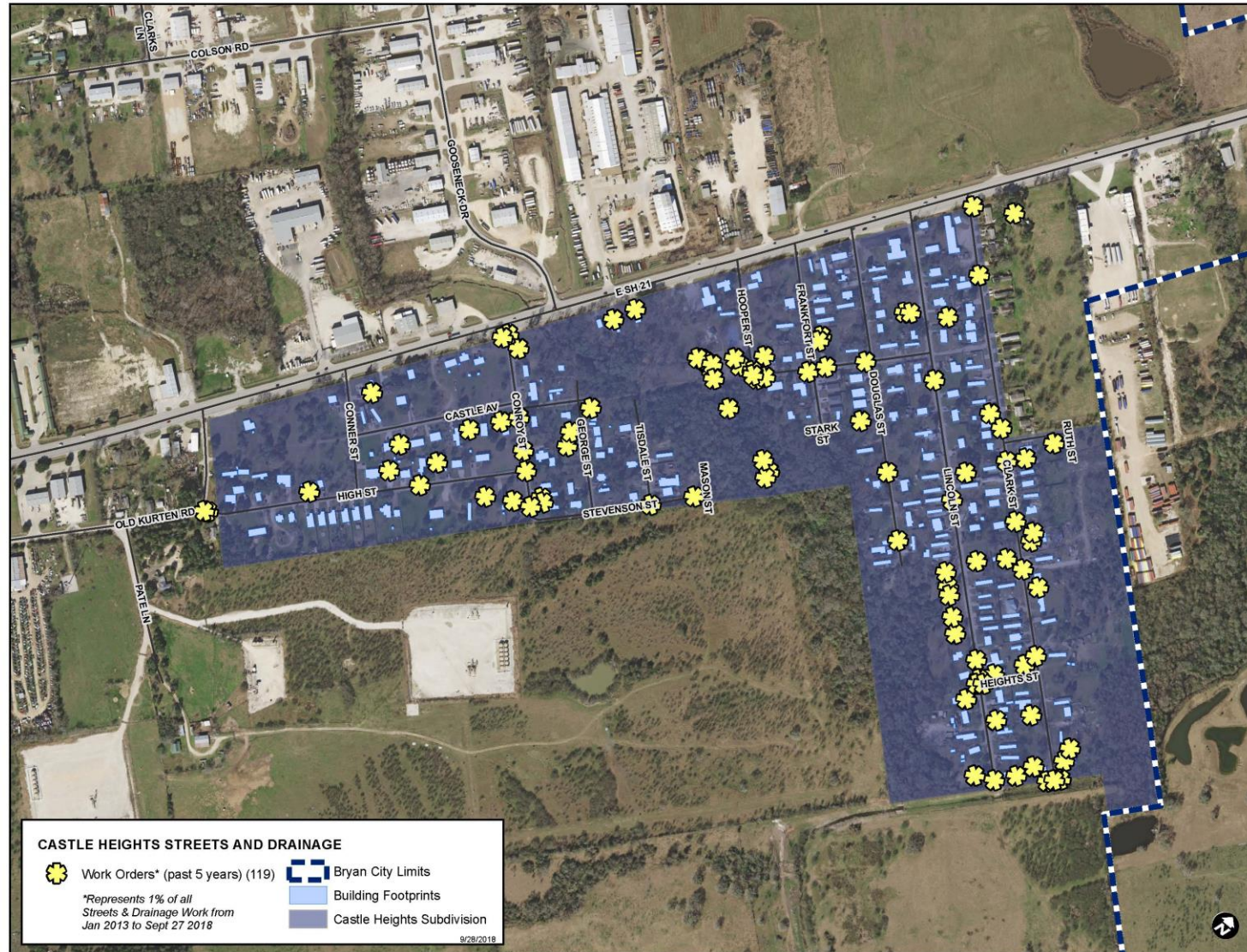
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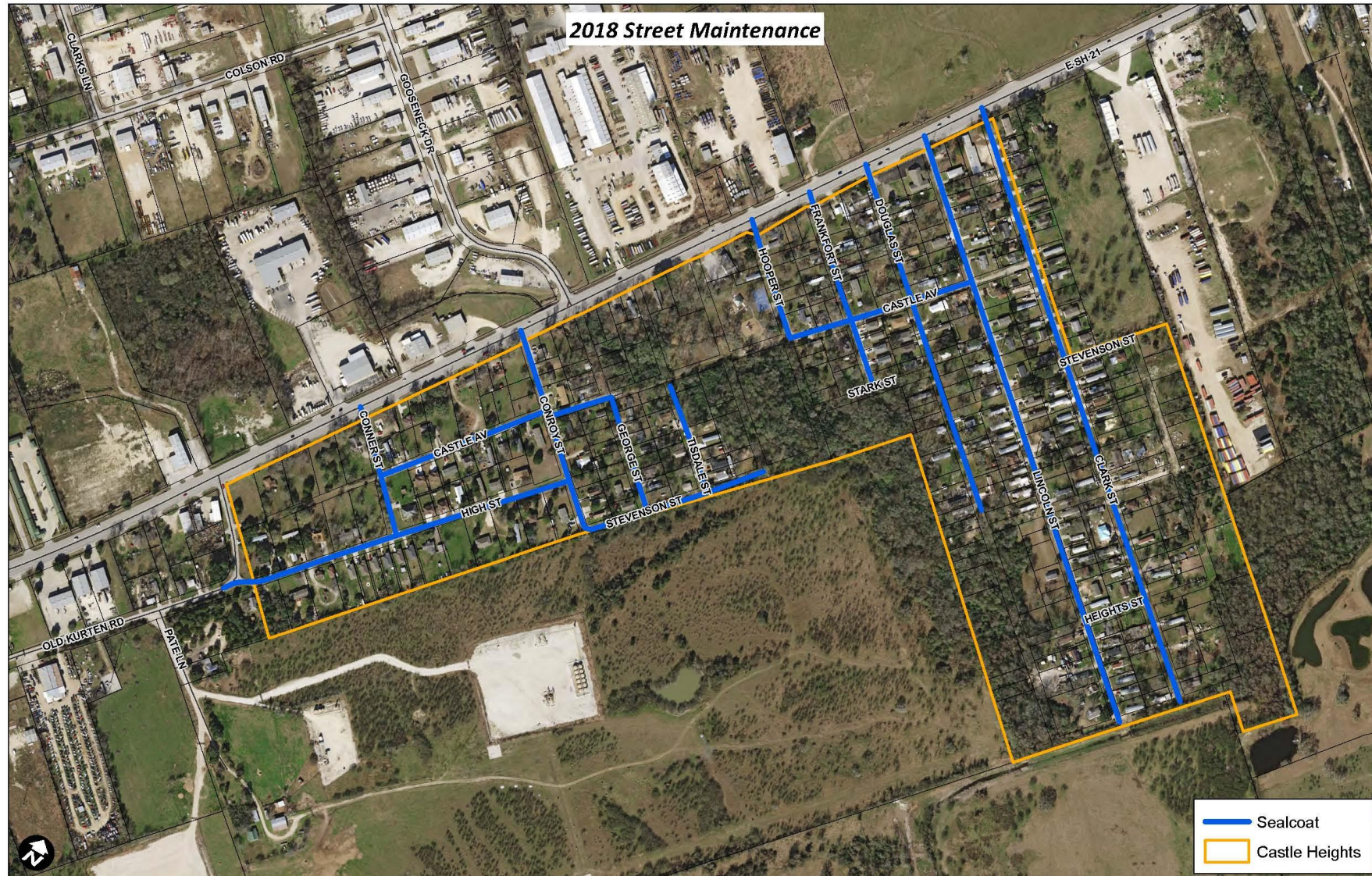


# Castle Heights Subdivision – S&D Work Orders





# Castle Heights Subdivision – Street Maintenance



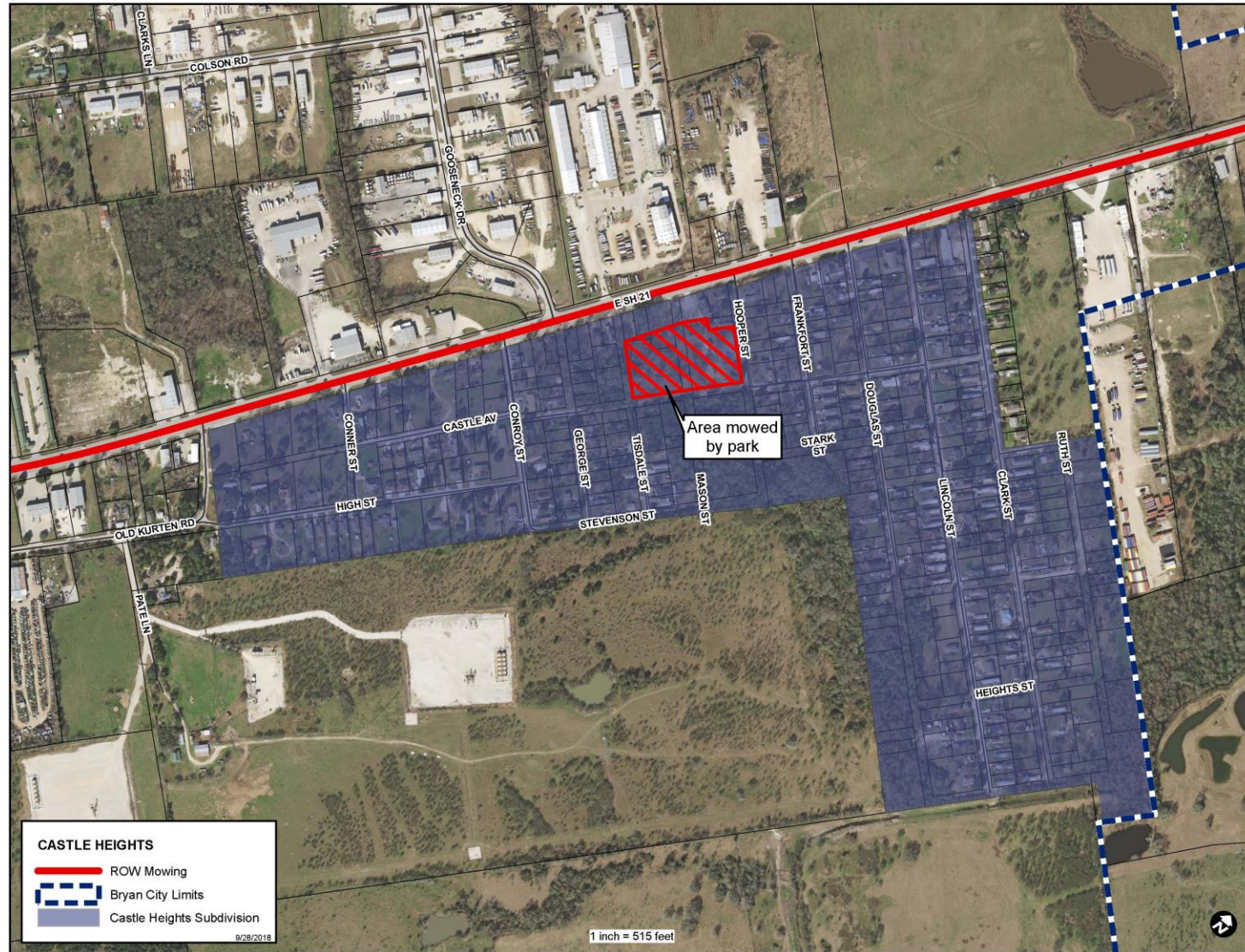
# Castle Heights Subdivision – Street Maintenance



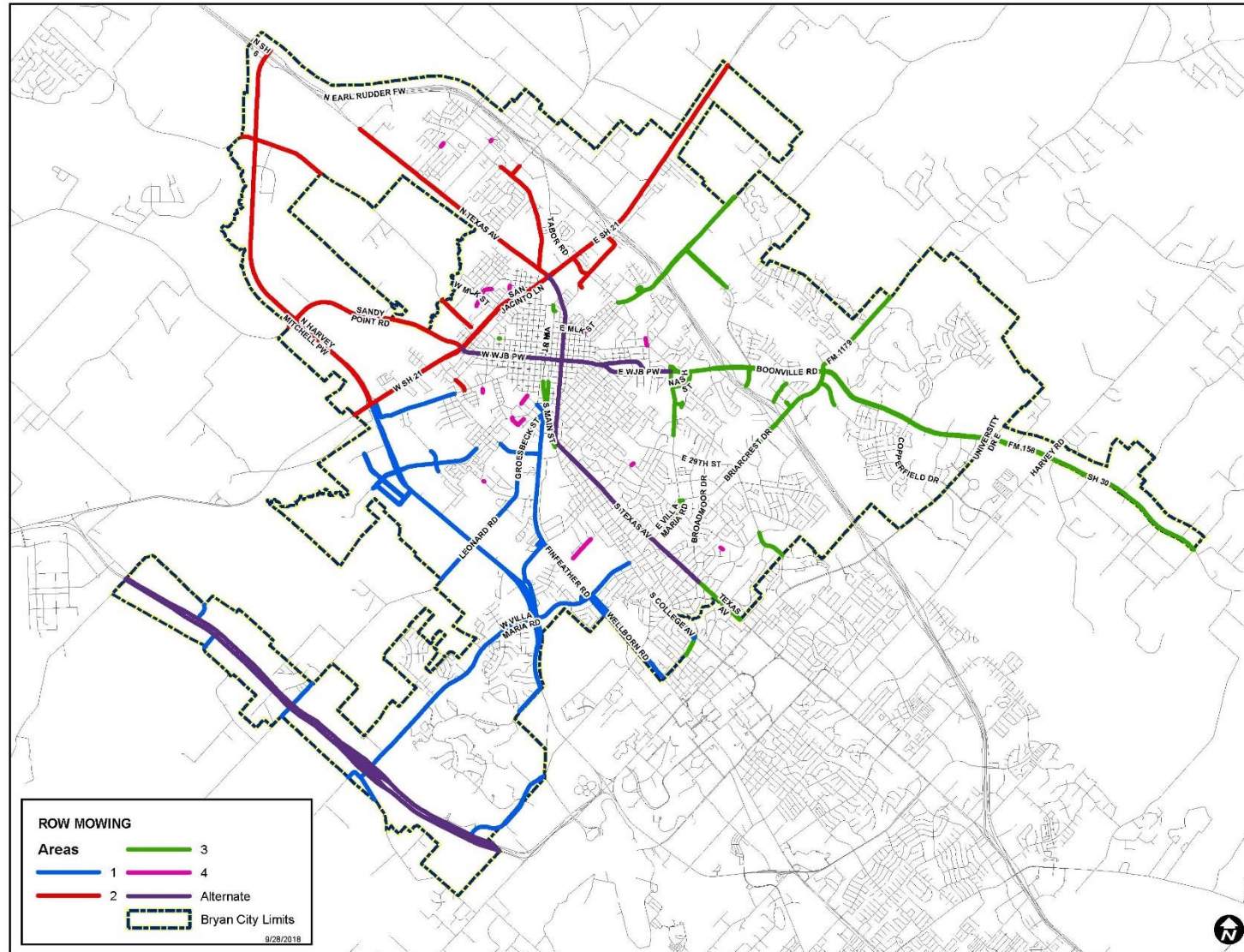
# Castle Heights Subdivision – Street Signage (2016)



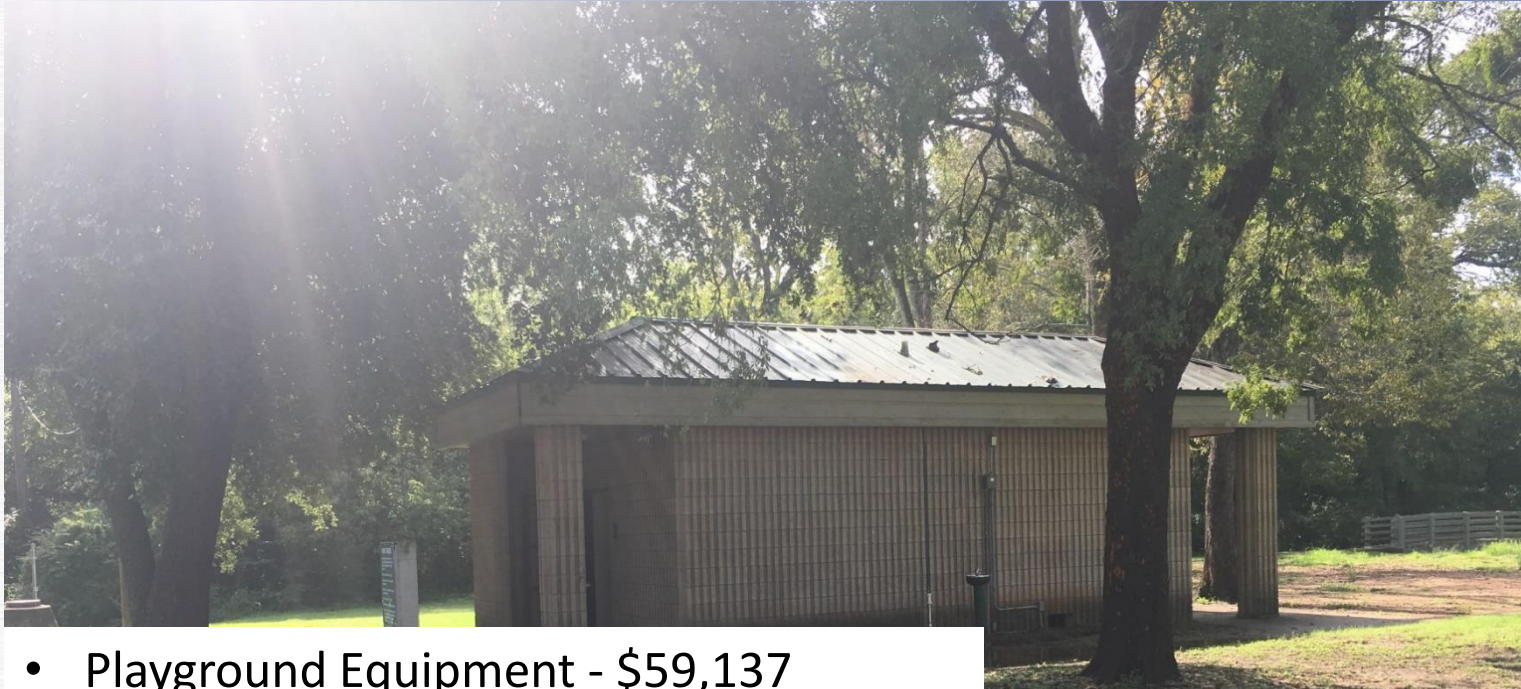
# Castle Heights Subdivision - Mowing



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# Castle Heights Subdivision – Park Improvements



- Playground Equipment - \$59,137
- Pavillion - \$40,450 plus labor
- 6 new tables - \$4,335
- 5 new trash cans - \$1,150
- Basketball court resurface 2014 - \$4,000
- Lighting upgrades - \$8,988
- **Total - \$118,060**

# Castle Heights Subdivision – Community Development

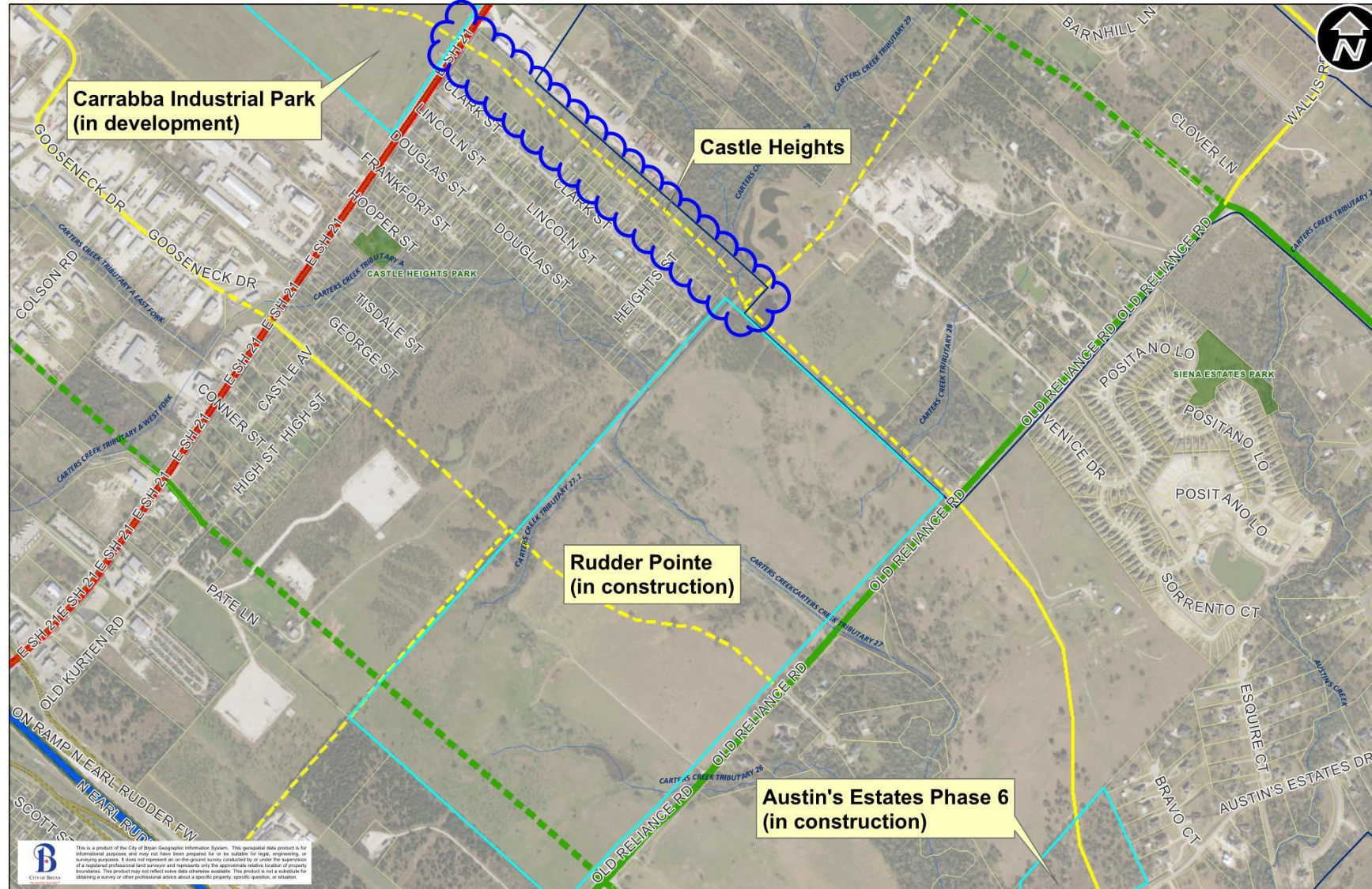
- Frankfort Street Construction - 2010-2011 –from Castle Ave to Stark reconstructed as curb & gutter
  - Public Works & Community Development joint project
  - Over \$50,000
  - opened up lots for development (ROW but no road prior to project)
- Since 2013
  - \$145,328 direct assistance to citizens in Castle Heights through
    - Down payment Assistance – 8 projects
    - Minor Repair – 12 projects
    - Leveraging over \$758,000 in new property value

# Castle Heights Subdivision – CIP Database

1. Clark Street – SH21 to Dead End: Cost - \$2,765,000 (Citizen Request)
2. Lincoln Street – SH21 to Dead End: Cost - \$2,381,000 (Citizen Request)
3. Storm Water Improvements - \$756,000 (Stormwater masterplan)
4. Castle Heights Play Structure - \$275,000 (Complete)
5. Thornberry ROW extension - \$230,000 (Thoroughfare Plan)



# Castle Heights Subdivision – Thornberry Extension



# Castle Heights Subdivision – LATM Requests

18A-1 – Castle Avenue from Hooper Street to Lincoln Street

- Not Eligible

18A-2 - Lincoln Street from E. SH 21 to Terminus

- Eligible

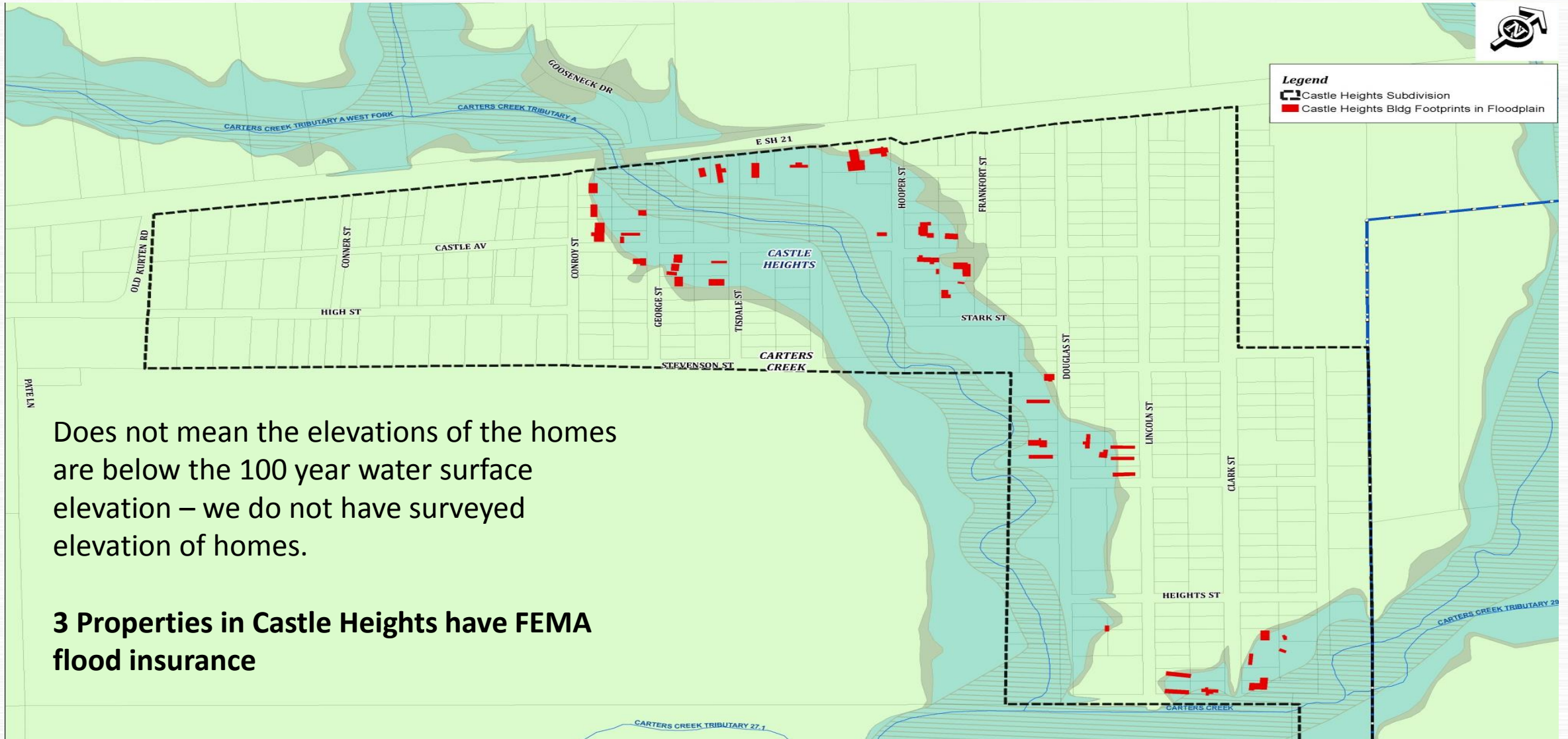
18A-3 – Clark Street from E. SH 21 to Terminus

- Not Eligible

18A-4 – Conroy Street from Stevenson to E. SH 21

- Eligible

# Castle Heights – Houses in Floodplain



Does not mean the elevations of the homes are below the 100 year water surface elevation – we do not have surveyed elevation of homes.

**3 Properties in Castle Heights have FEMA flood insurance**

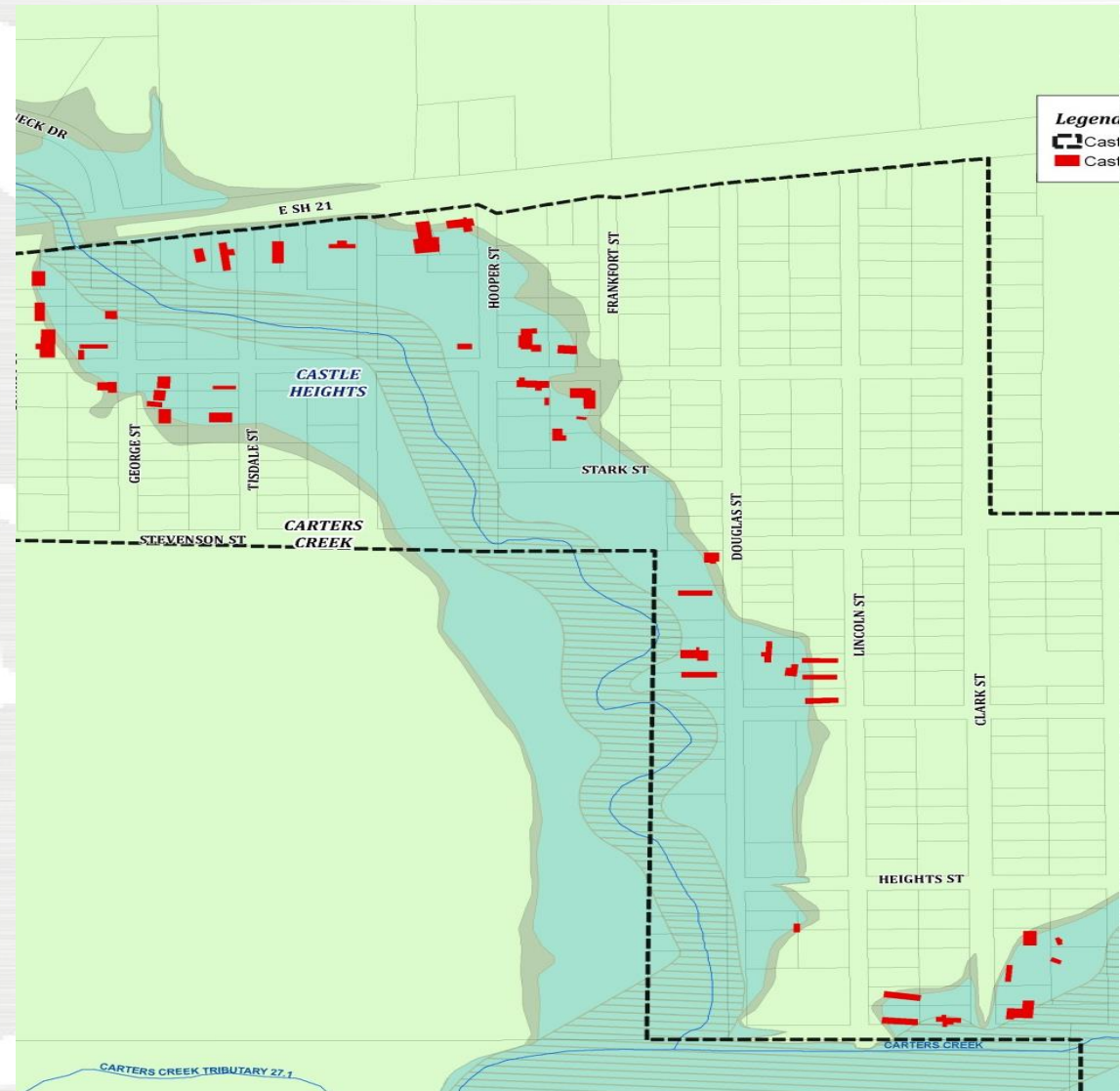
# Castle Heights Properties

## Properties that are subject to flooding in Castle Heights:

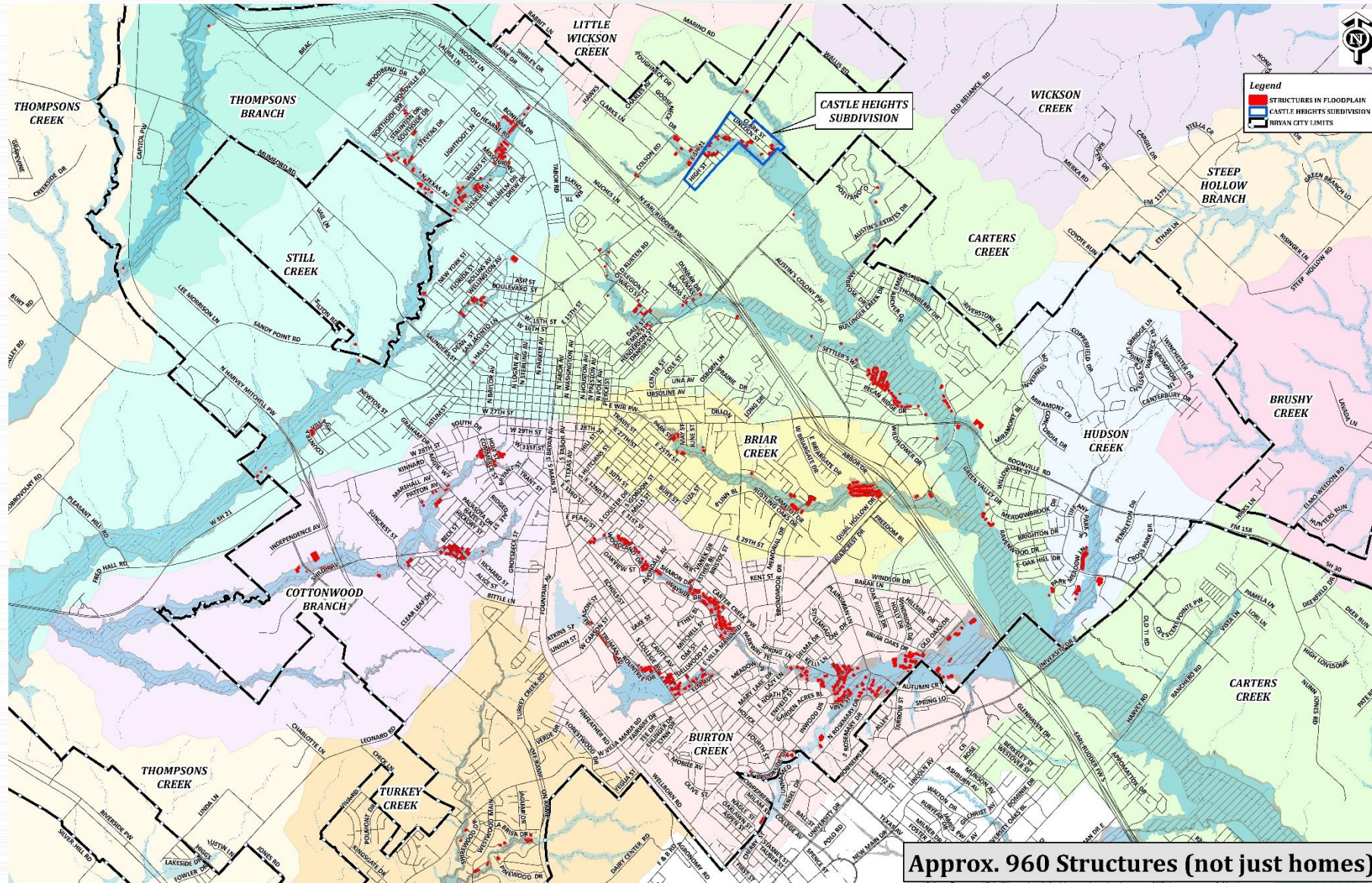
- 3 on Clark Street
- 5 on Lincoln Street
- 5 on Douglass Street
- 1 on Frankfort Street
- 4 on Castle Street
- 5 on George Street
- 2 on Tisdale Street
- 6 on Hwy. 21
- 3 on Conroy Street

Total: 34

We have heard of 4 structures that have had water enter the structure. One of those has since been removed.



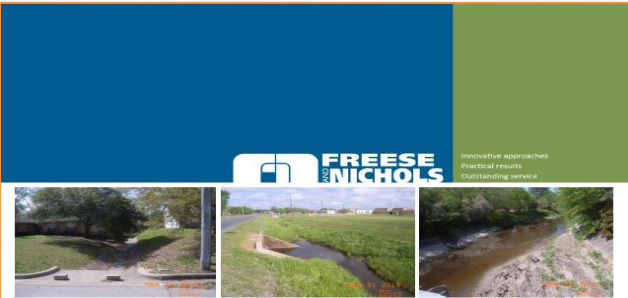
# Structures located in Floodplains



# Stormwater System Master Plan - 2010

## Total Project Costs by Watershed

<u>Watershed</u>	<u>Cost (millions)</u>	
Briar Creek	\$6	
Burton Creek	\$27.3	←———— Willow Bend
Carters Creek	\$15.5	←———— Castle Heights
Cottonwood Branch	\$5.1	
Hudson Creek	\$2.1	
Still Creek	\$4	
Thompsons Branch	\$1.9	
Turkey Creek	\$5.1	
<b>TOTAL PROJECT COST</b>	<b>\$67</b>	



**Bryan Storm Water Masterplan**

Prepared for:  
**City of Bryan**  
 December 2010

  
 CITY OF BRYAN  
 Prepared by:  
**FREES AND NICHOLS, INC.**  
 4055 International Plaza, Suite 200  
 Fort Worth, Texas 76109  
 817-735-7300  
 BRY10121

# Stormwater System Master Plan

We have been using the plan as a guiding document.

Top ranked projects:


1. Lynndale Acres (Old Hearne CIP Project FY16 plus future projects)
2. Willow Bend Drive Flooding (buyouts)
3. W. 17<sup>th</sup> Trib A – Culvert (in design – FY16)
4. Malvern/Staunton/Southside (West Fork Still Creek – Design)
5. 23<sup>rd</sup> Street Drainage (future CIP)
6. MLK Culvert (completed)

Castle Heights Flood Study ranked 54 out of 78 projects.

# Stormwater System Master Plan

## Evaluation Criteria

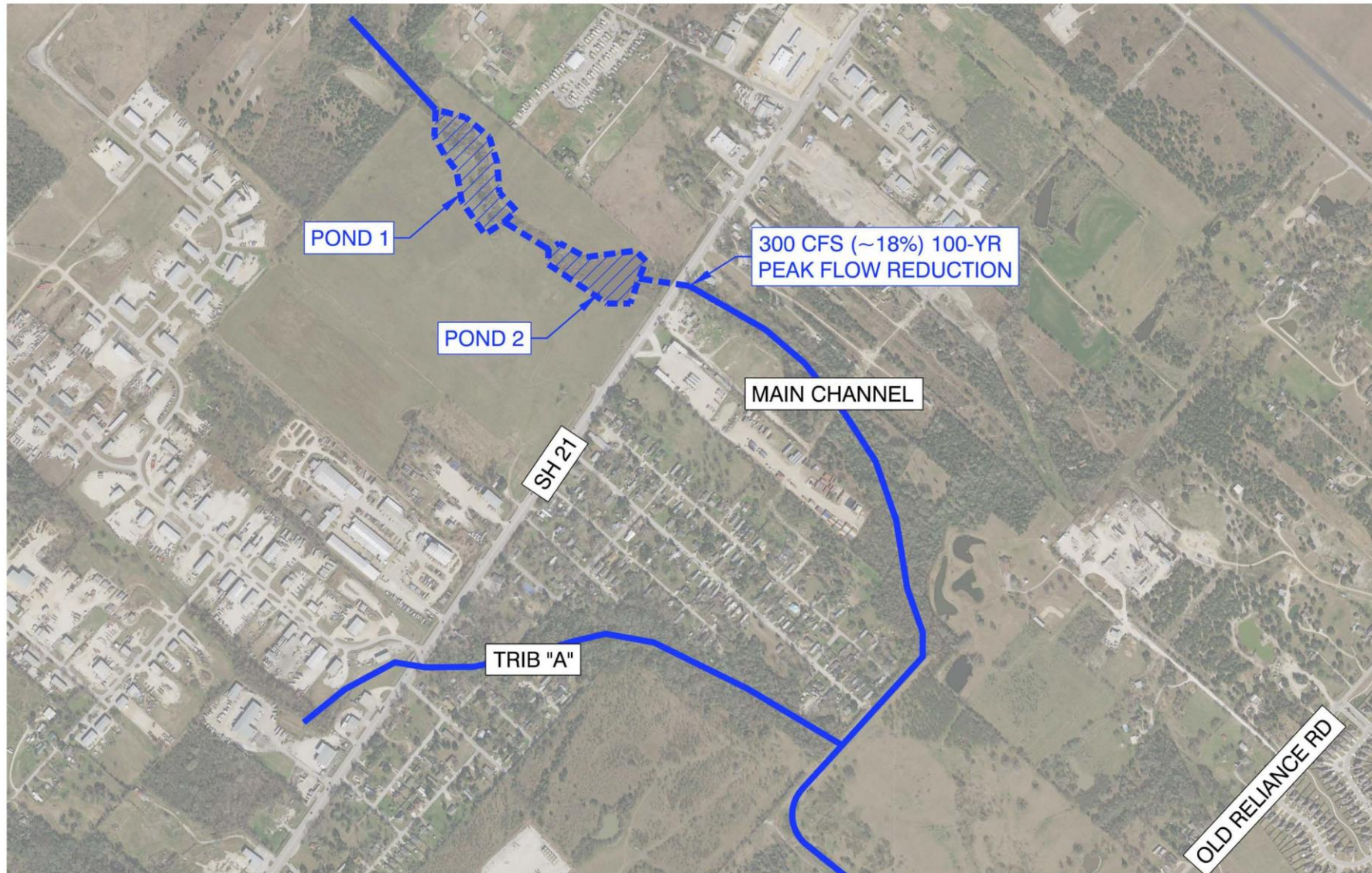
## Weighting Factor



Life Safety	22
Infrastructure Damage	19
Structure Flooding	18.25
Maintenance	16.25
Frequency of Flooding	15.75
Project Cost	14
Street Flooding	13.75
Funding Source	12.5
Right-of-Way Availability	12.5



# Castle Heights Subdivision



# Castle Heights Subdivision – Questions

