

What's Going On?

July 2004

A Report to the Honorable Mayor and City Council

destination EXCELLENCE Excites Employees

The City of College Station is committed to providing great customer service. In an effort to continue providing quality service, the City launched its customer service program, "destination EXCELLENCE" in July.

On July 12, 13 and 14, City employees attended a session of destination Excellence held at the Cinemark Theater. At this presen-



tation, popcorn, candy and drinks were provided for the movie theme. Tickets were distributed and a short film was shown of City employees from various employees. Dr. Rick Rigsby was present to motivate employees with his speech. Tom Brymer closed the event by encouraging employees to provide the best possible service.

The emotional and powerful speech delivered by Dr. Rigsby struck a chord with many of the audience members. City employees left the kick-off feeling inspired and empowered in their quest towards excellence. In response to the demand, the City will broadcast the program several times during the month of August.



The City-wide program is based upon four key components: **Customer Service, Continuous Improvement, Teamwork, and Ethics.**

Destination EXCELLENCE emphasizes values and with that, employees are geared to provide excellent customer service.

National Night Out Against Crime

The 21st Annual National Night Out, a unique crime/drug prevention event sponsored by the National Association of Town Watch, took place on the night of Tuesday, August 3, 2004. The City invited the community to be a part of NIGHT OUT.

Last year's National Night Out campaign involved citizens, law enforcement agencies, civic groups, businesses, neighborhood organizations and local officials from over 10,000 communities from all 50 states, U.S. territories, Canadian cities and military bases worldwide. In all, over 34 million people participated in National Night Out 2003.

National Night Out is designed to:

- Heighten crime and drug prevention awareness;
- Generate support for, and participation in, local anti-crime programs;
- Strengthen neighborhood spirit and police-community partnerships



Joey Dunn Named as New Development Services Director

Joey Dunn, Department Manager for Planning and Development Services in Bryan, has been selected as Director of Development Services for the City of College Station.

Dunn's appointment, effective August 16, was recently announced by College Station City Manager Tom Brymer. The selection followed an assessment process Brymer began in March that provided an opportunity to identify the characteristics of the person best suited for the position to meet the community's needs.

"The mission Joey and I have developed for his position is to work as a team to create a Development Services Department and a development review process regarded as a 'best practice' by other local governments, the development community and the citizens of College Station," said Brymer.

A veteran of 10 years in plan-

ning and development services, Dunn, 35, began his career in College Station in 1994, then moved north in 1997 to the City of Bryan where he took on increased responsibilities for long range planning and management of the 15-member department.

"We are fortunate Joey is returning to College Station and look forward to working with him to transfer our expectations to action," said Brymer. "In addition to his communication and leadership skills, the solid relationships he has in both cities will benefit the community."

"I have been blessed with great mentors in both cities – professionally and personally -- and see a lot of potential to make great things happen," said Dunn. "It is my good fortune to remain in a community where I have lived for 13 years. It is my home and I am happy to be part of a team that val-

ues quality of life."

Born in Virginia and raised in Alabama, Dunn moved to Texas to attend Texas A&M in 1991. He planned to be an architect, but discovered the urban planning program and graduated with a Master of Urban Planning in 1994. He earned a Certificate in Historic Preservation and completed 41 hours of graduate-level architectural design. In 1991, he completed requirements for a Bachelor of Science in Communications and Human Relations from Trevecca Nazarene University in Nashville. Dunn also served as a planning intern in Brentwood, Tennessee, in 1991 and as a Historic Preservation Intern in Bryan in 1993-94. He and his wife, Leslie, have three sons: Chandler, 9; Caleb, 8; and Conner, 5. His wife is an elementary teacher with Bryan ISD.

Cross Street Warehouse Grand Opening

A Ribbon-Cutting Ceremony and Grand Opening for The Warehouse at Cross Street was held July 30, at 4 p.m. The event took place at the loft apartment's new location at the corner of Cross Street and College Main in College Station. Representatives from the City of

College Station, the Bryan-College Station Chamber of Commerce and the Northgate District Association gathered with representatives of The Warehouse and the project's architects and builders to mark the occasion.

"This is the type of high density, mixed use development we want to see in Northgate," said Mayor Ron Silvia. "As the second major redevelopment project in Northgate in the last three years, this is really a step forward in the City's Northgate Redevelopment Plan." The Warehouse at Cross Street has 42 loft-style apartments and includes 2,500 square feet of retail space on the bottom

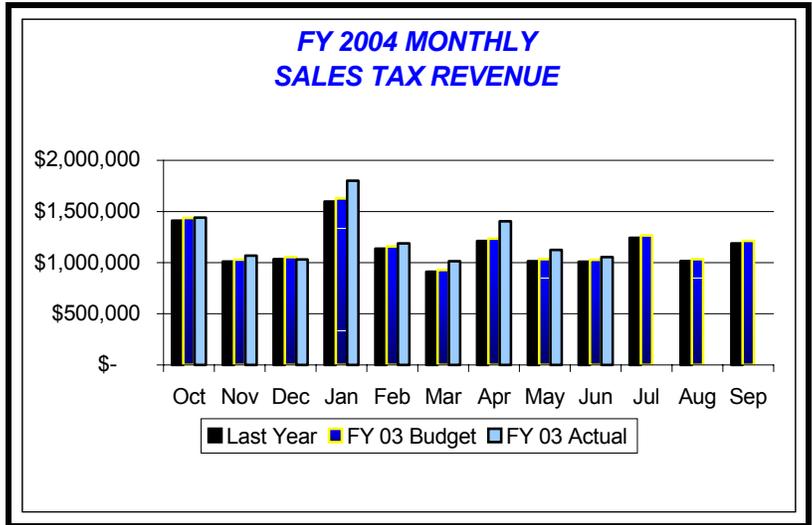
floor. The 60,000 square foot mixed use development represents a \$4 million investment in College Station's Northgate. The Northgate Redevelopment Plan's primary goals include increasing residential density and developing more "mixed-use" projects in Northgate.

The City's Economic Development Department assisted the project with site location, served as ombudsman during the development process, and provided a grant to assist with the cost of redevelopment including construction of new sidewalks, street trees, utility infrastructure and curb and gutter.



Sales Tax Revenues Exceed Expectations for 6th Consecutive Month

The City collected **\$1,034,678.07** for the month of June; this is a **2.55%** increase in the same month last year. The June receipts are for sales that occurred in May. Sales tax collections for FY 04 YTD are **\$11,104,648.79** or **7.44%** above FY 03 collections. Sales tax receipts have increased by 6.71% when comparing the last 12 months to the previous 12 months. Overall, state tax receipts have increased in the last several months. In FY 04, sales tax was projected to grow 2% and year to date receipts are well above that level of increase. This month's receipts again signify a continued growth in the local economy.

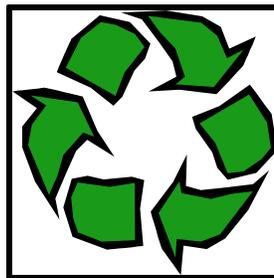


City Holds a Clean Up for Offices

The City held its annual Clean Your Files Day on July 23. Over 150 cities nationwide participate in this program developed by the U.S. Conference of Mayors. In 2003, City employees recycled over 4.5 tons of office paper. In recognition of this event, employees take time to sort through their file cabinets, bookcases, storage areas, desks and computers.

The idea of Clean Your Files

Day is to increase awareness of recycling unnecessary documents and publications, which take up storage



space in office files, bookcases, record boxes and to increase awareness of the need to clean out unnecessary computer documents and messages, which occupy valuable server space on computer systems. The program also shows the importance of record management in the daily operation of City offices.

GIS Collects and Maintains Cemetery Information

In late June 2004, the City started the implementation of a cemetery database software to allow electronic storage and inquiry of cemetery space ownership, interments, and a variety of other information related to the daily operation of the cemetery. While the cemetery database will not fully integrate with the city's existing GIS, the two applications will work off the same database to allow a wide range of inquiry and information up-

dates. The city's existing imaging system will be utilized to store electronic versions of deeds and correspondence related to space ownership and utilization. The approach of utilizing existing GIS and imaging applications was selected primarily as a cost savings to the city. All files for the soon to be established second municipal cemetery site will be electronic, and all files for the existing cemetery site will be converted to

electronic format.

The Parks and Recreation Department would like to extend many thanks to MIS for their participation and support of this project.

Community Development Proposes Budget and Action Plan

The Community Development Division presented the Proposed 2004 Annual Action Plan on July 08. On August 9, staff will recommend final review and approval of the Action Plan and Budget by the City Council. The deadline for submission to the HUD Regional Office is August 16.

The purpose of Annual Action Plan is to report to the U. S. Department of Housing and Urban Development (HUD) how the City will utilize the Community Development Block Grant and HOME Investment Partnership funds for the 2004 - 2005 fiscal year in addressing the goals and objectives in the Five-Year Consolidated Plan.

Based on the needs analysis of the City of College Station and as required by HUD, the following objectives/goals are addressed in the 2004 Action Plan:

- Housing Goals and Objectives:**
- Ensure adequate affordable rental housing opportunities for lower income individuals and families
 - Ensure adequate affordable rental housing opportunities for special needs populations
 - Ensure adequate housing assistance for lower income home owners
 - Ensure adequate affordable housing opportunities for lower income first-time homebuyers
 - Ensure affordable, safe and secure housing opportunities for lower income occupants

- Continuum of Goals/Objectives:**
- Help low-income families avoid becoming homeless
 - Reach out to homeless persons and assess their individual needs
 - Address the emergency shelter and transitional housing needs of

- Help homeless persons make the transition to permanent housing and independent living

- Non-housing Goals/Objectives**
- Encourage the delivery of human services to assist families in reaching their fullest potentials
 - Support public facilities and infrastructure to provide safe, secure and healthy environments for families
 - Expand economic opportunities for development of strong and diverse economic environment to break cycle of poverty
 - Revitalize declining neighborhoods in support of well planned neighborhoods for development of families

Funding for Community Development is provided through the Community Development Block Grant and HOME Investment Partnership Programs. The City of College Station's FY04-05 allocation for CDBG is \$1,345,000 and for HOME is \$755,095 from the HUD. The HOME program does not currently require a local match for the City of College Station. CDBG Funds will be used to support Outside Agency Programs, these include: Hospice, Food Bank, MHMR, Literacy Volunteers, and Health for All.

CDBG Funds will also be used to

Outside Agency Funding:	
• Hospice	\$32,500
• Food Bank	28,000
• MHMR	25,207
• Literacy Volunteers	28,800
• Health for All	24,438

support City sponsored programs, which include: Kids' Klub, Teen Ap-

prenticeship, the Lincoln Center and Building Better Futures.

Other recommended eligible CDBG activities include \$121,745 for acquisition; \$107,000 for code enforcement; \$25,419 for housing activities; \$27,480 for commercial rehabilitation; and \$592,606 for public facilities.

Some of the bigger projects that Community Development will undertake with funds in FY 05 include:

- Spray Park at Lincoln Center
- Stasny and Tauber Street Im-



- provements— Engineering and Design
- Northgate Residential Street and Sidewalk Improvements
 - Steeplechase Park Development

The recommended HOME allocations for FY 04-05 includes \$144,000 for home buyer assistance. The budget also includes \$159,568 for optional relocation. An additional \$113,264 is included for CHDO. Another \$185,000 is allocated for new construction. Also included is \$39,999 for rehabilitation. Finally, \$37,755 is included in the Community Development's proposed budget for CHDO operating expenses.

SHINING MOMENTS

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- The Director of the Bryan-College Station Metropolitan Planning Organization sent thanks to City of College Station employees for their help in publishing a survey designed to help update long-range goals and to provide a snapshot of transportation needs. These employees included: **the Exit Teen Center staff, Connie Hooks and Katie Elrod.**
- A resident sent a letter of thanks to Fire Department personnel for their “professional, courteous, respectful and compassionate” response following an accident. The personnel included: **George Spain, Bobby Rogers, Greg Rodgers, David Huff, Nick King, Jeremy Murders, Chris Poole, Andrew Byorth, James McNeely, Donny Ramirez and Misty Vargas**
- **Detective Brandy Norris (PD)** received three letters of commendation. Sergeant Jeff Capps and First Assistant District Attorney Shane Phelps commended Detective Norris for her initiative in the investigation of several cases. Detective Norris identified and arrested the suspect who posed a very real threat to the citizens, especially the children of our community. Bryan Police Chief Mike Strope also wrote indicating a "JOB WELL DONE" by **Detective Norris** for this investigation. Chief Strope wrote, "Through the persistence and dedication of Investigator Norris, a serious threat to the safety of children in the area was identified and apprehended."
- **Lieutenant Mike Mathews (PD)** received a thank you letter from former President George Bush. President Bush was appreciative of Mike's coordinating CSPD's presence at his Birthday Event/Parachute Jump. **Lt. Mathews** also received a letter from the Union Pacific Railroad in reference to the Event. Mike was in charge of coordinating the traffic plan which allowed for the safe movement of the "Special Birthday Train" when it arrived from Houston.
- A customer commented on how helpful Conference Center employee **Jackie Jones (PARD)** was. The customer said that Jackie was very helpful in helping them unload and load items and made her (and her group's) experience here at the conference center just that much more special.
- A citizen wrote a letter of appreciation for the help he received from CSPD during a recent power outage that caused his residential alarm system to malfunction. According to the citizen, **Officers Ryan Kelly, David Fallwell and Liza Phillips** showed professionalism and a caring attitude in helping him with the alarm.
- A citizen wrote a thank you letter to **Sergeant Jeff Capps** for his efficient and professional work in helping the person locate and retrieve some property.