

Deer Park CDC Project Update

(2015 Type B Bond Projects)

April – June 2026

COMPLETED PROJECTS:

Dow Park Pavilion Project – completed September 2018

Maxwell Adult Center – completed Spring 2019

Girls Softball Complex – completed Fall 2019

Deer Park Soccer Complex – completed Fall 2019

Hike and Bike Trails Phase 1 – completed Fall 2022

Community Center (the DAC) – completed January 6, 2026

CURRENT PROJECTS:

Spencerview Athletic Complex – Final of the seven approved projects in the 2015 Type B dedicated sales tax election. The project is being funded with \$3 million from Type B sales tax.

- This project was completed in August of 2017 and is currently in use.
- Ongoing discussions with Harris County Flood Control on Spencerview Bridge project
- City staff currently working with HCFCD on the Spencerview Bridge access and design.
- City staff has contracted with Cobb Findley to assist with easement issues related to the access and design of the Spencerview Bridge.
- City staff has begun discussions with TCEQ on relocation of the air monitoring station located at the Spencerview Athletic Complex.
- City staff evaluated the possibility of acquiring an easement with Cenikor for bridge access across the drainage ditch. City Staff met with Cenikor representatives to discuss the Spencer View Bridge project and potential property easement.
- City staff continues to work with TCEQ to relocate monitoring station to the undeveloped park area.
- It was determined that ownership of the bridge access by the City was need in order to grant a maintenance access easement to HCFCD.
- City Staff evaluated options to either offering to purchase a small portion of the Mobile Home Park property to meet HCFCD guidelines on mowing access or to offer to purchase approximately 3,000 sq. ft. of property from Cenikor for the bridge access.
- City staff has contracted with T.F. Harper and Associates for the proposed design of the bridge.
- City staff continues discussions with Harris County Flood Control concerning the access for ditch maintenance by Harris County.
- Discussion with TF Harper on Bridge Abutment Design

- TF Harper submitted cost for design of Abutments
- TCEQ has begun mobilization to relocate monitoring station to the undeveloped park area.
- City staff have developed an RFQ and issued it. The RFQ was opened and the awarded to MHS Planning and Design.
- TCEQ is waiting on the Glenwood Park Design.
- City Staff also working with TF Harper on Bridge Construction and Abutment design.
- The City continues to work with Harris County Flood Control and Cobb-Fedley on the design and easement requirements.
- Harris County Flood Control has approved the drainage portion and now moving into Bridge Design approval.
- The City of Deer Park is now working closely with HCFCD to gain final approval for the construction of the bridge.
- The City of Deer Park is now awaiting the approval of the HCFCD inter-local agreement.
- ILA between the City and the HCFCD has been fully executed.
- Bid opening November 5, 2024.
- RFP was awarded to Lucas Construction.
- Pre-construction meeting held in mid-January.
- 20-24 weeks to construct the bridge.
- Construction schedule to begin April 7, 2025.
- Construction started mid-April.
- Bridge was set in early August.
- 8 ft to 5 ft trail extension from bridge to existing trail scheduled for October.
- Project expect to be completed in November, 2025.
- Sod placed; trail extension completed.
- Ribbon Cutting held on December 2, 2025.
- Temporary rails are in place.

2026

- New rails have been installed.
- Project closeout pending TDLR inspection.
- **TDLR Inspection was completed May 28, 2026.**
- **Project closed out at the June 16, 2026 council meeting.**