

AUGUST 2025



DEVELOPMENT SERVICES

NEWSLETTER



CERTIFICATIONS



Andrew Garcia

Residential Building Inspector

Blasa Rodriguez

Mechanical Plans Examiner

Michael Shelton

***Residential Electrical Inspector
Certified Building Official***

Edward Giarrusso

Commercial Mechanical Inspector

George Chatman

Registered Code Compliance Officer

Jorge Ortiz

ICC - Code Safety Specialist

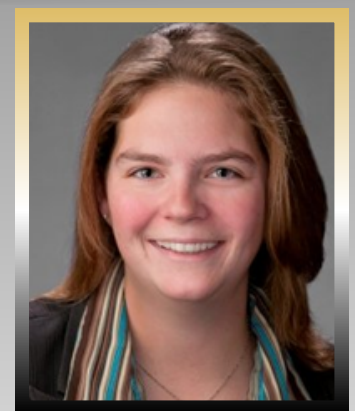
We're incredibly proud of our outstanding Development Services staff who have recently achieved professional certifications! These certifications reflect their deep expertise, commitment to continuous learning, and passion for serving our community with the highest standards. Whether in planning, inspections, or customer service, their accomplishments enhance our department's ability to deliver efficient, knowledgeable, and forward-thinking support. Their hard work not only elevates our team but also strengthens the foundation of growth and innovation across our city.



***Michael Dice
Development Services Director***



***Michael Shelton
Building Inspector II***



***Bria Whitmire
Engineer V***

We are thrilled to announce that we now have three ICC Certified Building Officials under one roof! Please join me in congratulating Michael Dice, Michael Shelton, and Bria Whitmire on this outstanding achievement. Becoming a Certified Building Official through the International Code Council (ICC) reflects a deep understanding of building codes, public safety, and leadership in community development. It's one of the highest credentials in our field—and speaks volumes about their dedication and expertise. This is a huge win for our department and for the City. Way to go!

BUILDING DIVISION

Dynamic Portal

Dynamic Portal Training Guide

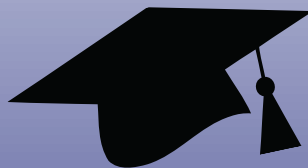
Great news! We now have easier access to both our Dynamic Portal and the Dynamic Portal Training Guide. Whether you're logging in to manage tasks or brushing up on how to navigate the system, everything is just a few clicks away. This streamlined access means less time searching and more time getting things done—empowering you to make the most of our tools with confidence and ease.

For more information, please visit our website at:
www.corpuschristitx.gov/departments-directory/development-services/

Take a look at our training dates and times for our STAR Program, designed to educate and empower our local contractors. These sessions will provide valuable insights into the program's benefits, requirements, and how to get involved. If you're interested in joining the STAR Program, we encourage you to attend one of the scheduled trainings and submit your application to dsoutreach@cctexas.com. This is a great opportunity to become part of a dynamic initiative that supports excellence in our community.



Sept. 17, 2025 8 a.m. - 10 a.m.	Residential Fire Sprinklers	Development Services Building 2406 Leopard St. Corpus Christi, Texas 78408 (3 rd Fire Dept. Training Room)
Oct. 15, 2025 8 a.m. - 10 a.m.	Fire Safety	TBD
Nov. 19, 2025 8 a.m. - 10 a.m.	Drought Friendly Landscaping and Points	TBD
Jan. 21, 2026 8 a.m. - 10 a.m.	TBD	TBD



You
Did It!

We are thrilled to announce that our very own Development Services Administrator, Yvette Dodd-Wallace has received her Bachelor's Degree in Organizational Management from the University of Arizona Global Campus by utilizing Education Support Programs offered by the City. Her hard work and dedication exemplify commitment to professional development and lifelong learning! Congratulations, Yvette!!

JUNE METRICS



Performance Metrics

DEVELOPMENT
SERVICES

June 2025

CALL VOLUME

2,702

AVERAGE HOLD TIME

1 Minute 36 Seconds

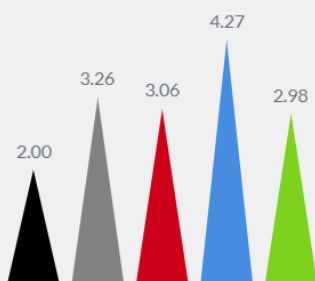
LOBBY CUSTOMERS

838

AVERAGE WAIT TIME

3.81 Minutes

CUSTOMER ADVOCACY



■ PERMITS/LICENSES
■ ZONING.HISTORIC ■ PLAN REVIEW
■ PLATTING/PUBLIC IMPRO.
■ CODE COMPLIANCE

Customer Wait In Minutes

1,325 PERMITS ISSUED

3,903 INSPECTIONS CONDUCTED

100% NEXT DAY INSPECTIONS (GOAL = 85%)

107 RESIDENTIAL PLANS REVIEWED

1 Day RESIDENTIAL AVERAGE INITIAL REVIEW (GOAL = 3 DAYS)

61 COMMERCIAL PLANS REVIEWED

5 Days COMMERCIAL AVERAGE INITIAL REVIEW (GOAL = 10 DAYS)

25 COMMERCIAL SIGN REVIEWS

ZONING

4 ZONING APPLICATIONS SUBMITTED

0 APPLICATIONS TAKEN TO PLANNING COMMISSION

1 APPLICATIONS TAKEN TO CITY COUNCIL

120 AVERAGE DAYS TO CITY COUNCIL (GOAL = LESS THAN 76 DAYS)

PLATTING

16 PLATTING APPLICATIONS SUBMITTED

10 PLATS TAKEN TO TECHNICAL REVIEW COMMITTEE (TRC)

7 PLATS TAKEN TO PLANNING COMMISSION

42 AVERAGE DAYS TO PLANNING COMMISSION (GOAL = LESS THAN 45 DAYS)

PUBLIC IMPROVEMENT

4 PUBLIC IMPROVEMENT PLANS (PIP) SUBMITTED

6 PUBLIC IMPROVEMENT PLANS REVIEWED

13 AVERAGE REVIEW TIME (GOAL = 15 DAYS)

JULY METRICS



Performance Metrics

DEVELOPMENT
SERVICES
July 2025

CALL VOLUME

2,628

AVERAGE HOLD TIME

1 Minute 33 Seconds

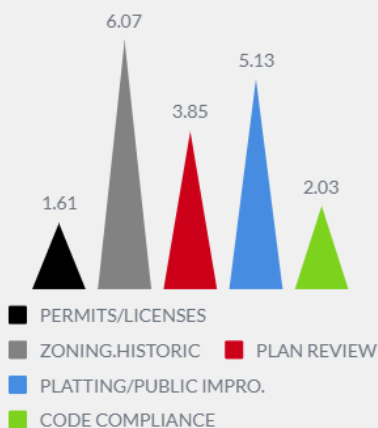
LOBBY CUSTOMERS

910

AVERAGE WAIT TIME

3.33 Minutes

CUSTOMER ADVOCACY



Customer Wait In Minutes

1,613 PERMITS ISSUED
4,243 INSPECTIONS CONDUCTED
100% NEXT DAY INSPECTIONS (GOAL = 85%)
134 RESIDENTIAL PLANS REVIEWED
1 Day RESIDENTIAL AVERAGE INITIAL REVIEW (GOAL = 3 DAYS)
165 COMMERCIAL PLANS REVIEWED
7 Days COMMERCIAL AVERAGE INITIAL REVIEW (GOAL = 10 DAYS)
52 COMMERCIAL SIGN REVIEWS

ZONING

3 ZONING APPLICATIONS SUBMITTED
2 APPLICATIONS TAKEN TO PLANNING COMMISSION
2 APPLICATIONS TAKEN TO CITY COUNCIL
195 AVERAGE DAYS TO CITY COUNCIL (GOAL = LESS THAN 76 DAYS)

PLATTING

7 PLATTING APPLICATIONS SUBMITTED
3 PLATS TAKEN TO TECHNICAL REVIEW COMMITTEE (TRC)
12 PLATS TAKEN TO PLANNING COMMISSION
64 AVERAGE DAYS TO PLANNING COMMISSION (GOAL = LESS THAN 45 DAYS)

PUBLIC IMPROVEMENT

3 PUBLIC IMPROVEMENT PLANS (PIP) SUBMITTED
3 PUBLIC IMPROVEMENT PLANS REVIEWED
14 AVERAGE REVIEW TIME (GOAL = 15 DAYS)

VACANCY REPORTS

June

Monthly Vacancy Report	
Division	June
Land Development	40.00%
Administration	27.27%
Inspection Operations	25.00%
Code Enforcement	7.14%
Total	24.85%

July

Monthly Vacancy Report	
Division	July
Land Development	40.00%
Administration	27.27%
Inspection Operations	26.79%
Code Enforcement	11.90%
Total	26.49%

visit our website at:
www.corpuschristitx.gov/department-directory/development-services/