

MEETING SUMMARY

Meeting: UTSA Area Planning Team Meeting #2
Date: August 23, 2017
Time: 2:00 – 4:00 pm
Location: John Igo Branch Library

Invited/Accepted/Attended

Ashley Farrimond, Kaufman | Killen
Colleen Waguespack, Northside Neighborhoods for Organized Development (NNOD)
Jordan Lindsey, Student Government Association - UTSA
Ernest Haffner, Facilities Planning & Development - UTSA
Al Philippus, Valero
Mark Johnson, North San Antonio Chamber of Commerce
Peggy Brimhall, American Institute of Architects
Benjamin Perry, Facilities Planning & Development - UTSA
Nicholas Mohat, Cedar Point Homeowners Association
Brent Doty, Edwards Aquifer Authority
Michelle E. Garza, San Antonio River Authority
Santiago Jaramillo, VIA Metropolitan Transit

Invited/Could not attend

James Griffin, Brown & Ortiz, P.C.
Darcie Schipull, TXDOT
Teri Bilby, San Antonio Apartment Association

Invited Organizations

Woodland Park HOA
Oakland Heights HOA
The Woods of Shavano Community Association
Ridgehaven Volunteer HOA
College Park Neighborhood Association
Cantera Village HOA

Meeting Purpose

The second meeting of the UTSA Area Planning Team aimed to accomplish these objectives: provide a recap of Planning Team Meeting #1; review existing conditions findings and maps; start to identify a vision for the UTSA Plan Area; and identify areas of opportunity.

Meeting Format

Brenda Valadez, City of San Antonio Project Manager for the SA Tomorrow UTSA Area Regional Center Project, presented a recap of planning team meeting #1, an overview of the planning process and schedule and introduced a visioning activity for Planning Team members. MIG, Inc. Principal Jay Renkens described the SA Tomorrow Comprehensive Plan that was adopted by the City in 2016, and then facilitated a group discussion. MIG, Inc. Project Manager Mark De La Torre presented existing conditions, demographic and employment information about the UTSA Area and recorded comments on a large wall graphic (see attached photo reduction).

This memo provides highlights of the meeting discussion organized into sections that reflect primary discussion topics:

- Planning Team Meeting #1 Recap
- Existing Conditions Review
- Visioning
- Next Steps

Planning Team #1 Recap

The UTSA Area planning team members had made some additional stakeholder suggestions. Staff reached out to the stakeholders identified and requested their participation on the Planning Team or the Technical Working Group. A representative from Camp Bullis as well as Transportation and Capital Improvements are now on the Technical Working Group. A representative of TXDOT and the Edwards Aquifer Authority are participating on the Planning Team. Staff presented an overview of the assets, opportunities, issues and challenges that the planning team had identified in the kick-off meeting as well as through the survey that was sent out to those members who could not attend the first meeting.

Assets/Opportunities Highlights:

- UTSA
- Camp Bullis
- Destination already because of shopping and entertainment amenities in the area
- Large conscientious employers

Issues/Challenges Highlights:

- Connectivity for all modes of transportation
- Tree Canopy and green space preservation
- Protection of military facilities and missions
- Developing over the Aquifer

UTSA Area Today: Existing Conditions Findings

Demographics/Employment

- Staff is in the process of developing a "UTSA Area Existing Conditions Atlas" displaying existing land use conditions maps, amenities, natural systems, etc.
- The UTSA Regional Center is one of the fastest growing areas of the City.
- The residents are on average much younger than the region overall.
- Residents are highly educated with over 60% of residents having a college degree.
- The area is emerging as a major commercial hub for the region.
- Diverse employment base anchored by large employers and major retail centers.
- Diverse set of workers in the area that commute to the area from many directions.

Land Use

- Almost ¼ of the land in this area is vacant. Though much of the vacant land is characterized by steep slopes, a good portion of it is developable.
- Promote mixed use development. As this area continues to grow, vertical and horizontally integrated uses should be employed. Right now less than 1% of land is designated as mixed use, even though mixed use exists at the project scale in areas such as The Rim.
- Neighborhood services are needed in the residential portions of this area. Neighborhood services are typically smaller footprints of retail, office and service-oriented uses found in and around neighborhoods.

Transportation/Mobility

- Current land use/transportation environment not considered “walkable”.
- Sidewalks are present in much of the UTSA Area Regional Center, on many roadways, sidewalks are on only one side of the roadway.
- Cycling infrastructure & amenities are limited.
- Existing bike lanes lack connection to nearby transit facilities and recreational trails.
- East-west connectivity is limited, with few arteries traversing the entire study area due to the UTSA campus. Loop 1604 represents the major east-west arterial.
- Access roads for I-10 and Loop 1604 provide access to the major commercial and entertainment attractions, but do not connect to residential neighborhoods in the southwest and southeast portions of the UTSA Area Regional Center.
- High-quality transit service is needed to address the issues and constraints of the current bus service in the corridor, as well as better serve current riders, and attract new riders to the system.

Public Investments

- The 2017 Bond included four projects for the UTSA Plan Area.
- General park improvements to Fox Park, which may include a shade structure for existing fitness equipment and parking expansion.
- Park land acquisition and development in District 8 for development of a new park.
- Funding towards improvements to UTSA Athletics Complex Park West to include but not limited to locker rooms, showers and restrooms.
- The reconstruction and widening of DeZavala Road from IH-10 to Lockhill Selma Road. This project may include curbs, sidewalks, driveway approaches, improved railroad crossing, intersection signal modifications and drainage improvements as appropriate and within available funding.

Amenities & Access

- The UTSA Regional Center Area contains 1 of only 4 Amusement Parks in San Antonio.
- Most amenities, including schools, are located on the southern half of the area.

Natural Systems

- The UTSA Regional Center Area contains the most notable amount of topography in all of the Regional Center Areas.
- Large portions of the SW and NE quadrants are subject to the FEMA 100 year flood plain
- Riverlines (creeks and streams) are integrated throughout most of the Regional Center Area.

UTSA Area Visioning

After this presentation, the planning team participated in a visioning exercise for the UTSA Area. Planning team members were asked to brainstorm their vision for the future of the area.

Visioning Exercise:

- What should the UTSA Area look like 20 years from now?
- Participants wrote down their “vision” statement and passed it along to their neighbor. The neighbor highlighted key words and phrases. Those highlighted words were then grouped into visioning themes.
- Highlights of these visions were recorded on the large wall graphic (included below).

Other Comments/Questions

- What percentage of students live in the UTSA area?



Next Steps

The third Planning Team Meeting will be held October 23rd.

Preliminary objectives for this meeting include:

- Review input from the planning team meetings & community meeting
- Confirm preliminary vision and goals
- Discuss initial Plan framework and map key elements
- Discuss opportunity and focus areas

A UTSA Area/Medical Center Area community-wide meeting is planned for Monday September 18th. The purpose of the meeting will be to garner broader public input that will be used to create both the UTSA Area & Medical Center Area Plans. The meeting will include an introduction to the planning process, a presentation of existing conditions, and an opportunity to gather input on vision and goals. Over the coming months, the Department of Planning will also be engaging the public through intercepts and focus groups to further inform the UTSA Area Plan.

If you have questions about the UTSA Area planning project, please contact Project Manager Brenda Valadez, City of San Antonio Department of Planning.

Email: Brenda.valadez@sanantonio.gov Phone: (210) 207-5428



SA TOMORROW **UTSA AREA PLANNING TEAM MEETING #2**

"HISTORICALLY, UTSA WAS ON THE EDGE OF THE CITY THAT'S NOT TRUE ANYMORE"

ADDITIONS TO THE ATLAS

- UPDATE BIKE FACILITIES
- ADD E. AQUAFER BOUNDARY
- REFER TO SA TOMORROW'S MCM PLAN TRAIL DATA
- CONSIDER CRIME STATS
- HOUSEHOLD INCOMES
- TRAVEL SURVEY (UTSA)
- VIA'S UPDATED DATA

VISION THEMES

- SUSTAINABLE**
 - DEVELOP IN A SUSTAINABLE WAY - MAINTAINING A QUALITY OF LIFE
 - GREEN SPACES
 - LAND-USE BARRIERS
 - GREEN SPACE
 - AIR QUALITY
 - ADDSITIVE AMENITIES (JOBS)
- CONNECTED COMMUNITY**
 - ENGAGE W/ THE COMMUNITY
 - PERAL
 - PHYSICAL/SOCIAL CONNECTIVITY
 - SAFETY
- ENVIRONMENTALLY FRIENDLY**
- CONNECTIVITY/ACCESSIBLE**
- ENHANCING RESOURCES**
 - EDUCATING THE COMMUNITY
 - EDUCATION
- SUCCESS**
- NEW CIP**
- MOBILITY**

QUALITY OF LIFE

- THERE'S MORE GREEN SPACE THAN ANY OTHER PART OF TOWN
- EASY ACCESS TO THE FILES

MORE VISION THEMES

- FUTURE**
- MAXIMIZING USES**
- ENJOYABLE, COMFORTABLE**
- PROSPEROUS**
- PREPARED FOR THE:**
 - PROTECT/ENHANCE
 - NATURE
 - EMPLOYEE
 - IDENTIFY & MAINTAIN OUR ASSETS
 - TRAILS/NATURE
 - STUDENTS
 - COLLEGE CAMPUS
 - SHOPPING
- BALANCED**
- THOUGHTFUL**
- EFFICIENT**
 - TRANSITIONS IN CONNECTIVITY
- THRIVING COMMUNITY**
- LIVE, LEARN, DO BUSINESS**

CONNECTIVITY CENTRES

- TO - THROUGH - FROM
- TO PROMOTE EVERYDAY VIBRANT LIFE
 - SUPPORT/BALANCE AMENITIES
 - E. SOUTH LAKESHORE (FROM, TO)
 - W. THE BLOCK
- PEDESTRIAN CONNECTIVITY
 - SAFE ACCESS
 - FROM COLLEGE
 - TRANS. CHOICES
- SHADE: NOT JUST TREES

CHANGING HABITS → BUSINESS, COMMUNITIES, ETC.

QUALITY OF LIFE

- HOUSING OPTIONS
- EMPLOYMENT OPPORTUNITIES
- ARTS & CULTURE

UTSA TO CREATE A PROGRAM THAT GETS PERFORMING

TO LEARN FROM OUR MISTAKES

HOW CAN WE MAKE A COLLECTIVE CHOICE AT COLLEGE?

NO MATTER HOW YOU GET AROUND IT'S DIFFICULT

MIXED USE DEV. AVOIDS PROBLEMS TO ADDRESS ISSUES

