

# The University of Texas at San Antonio Campus Master Plan

Work Session #2 | October 25-26, 2018

# Agenda

**1**

## **Introduction**

Process and Schedule

Discovery Survey

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## **Main Campus**

Key Stakeholder Themes

Space Needs

Physical Framework

Initial Land Use Concepts

**3**

## **Downtown Campus**

Key Stakeholder Themes

Space Needs

Physical Framework

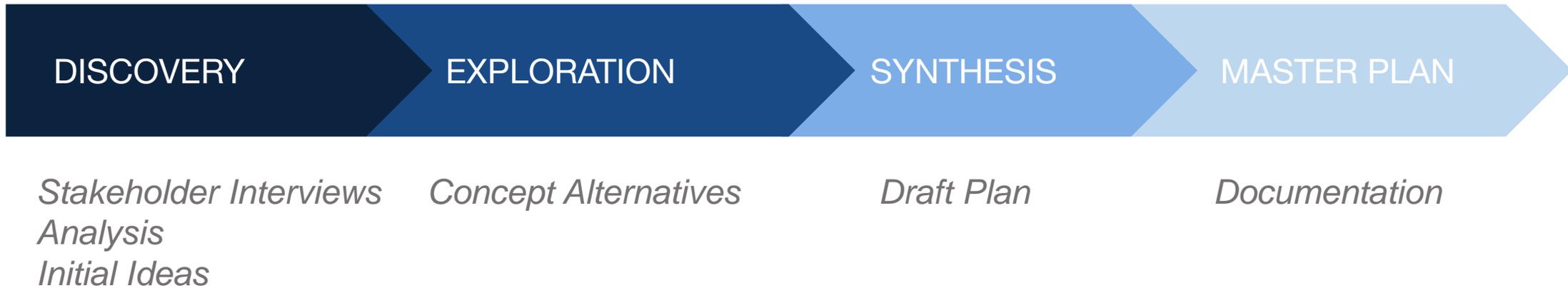
Comparative Precedents

**4**

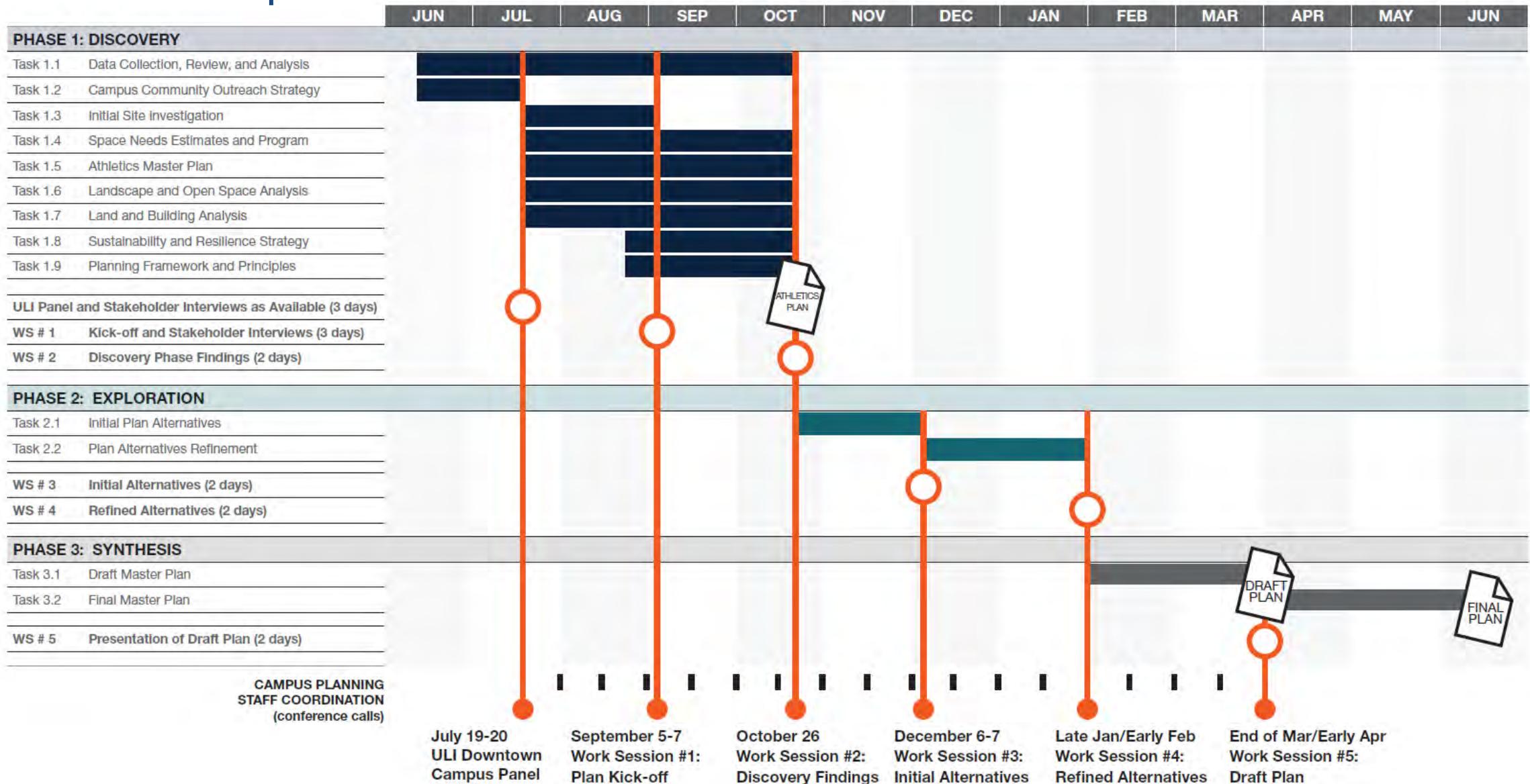
## **Next Steps**

# 1 Introduction

# Introduction | Master Plan Components

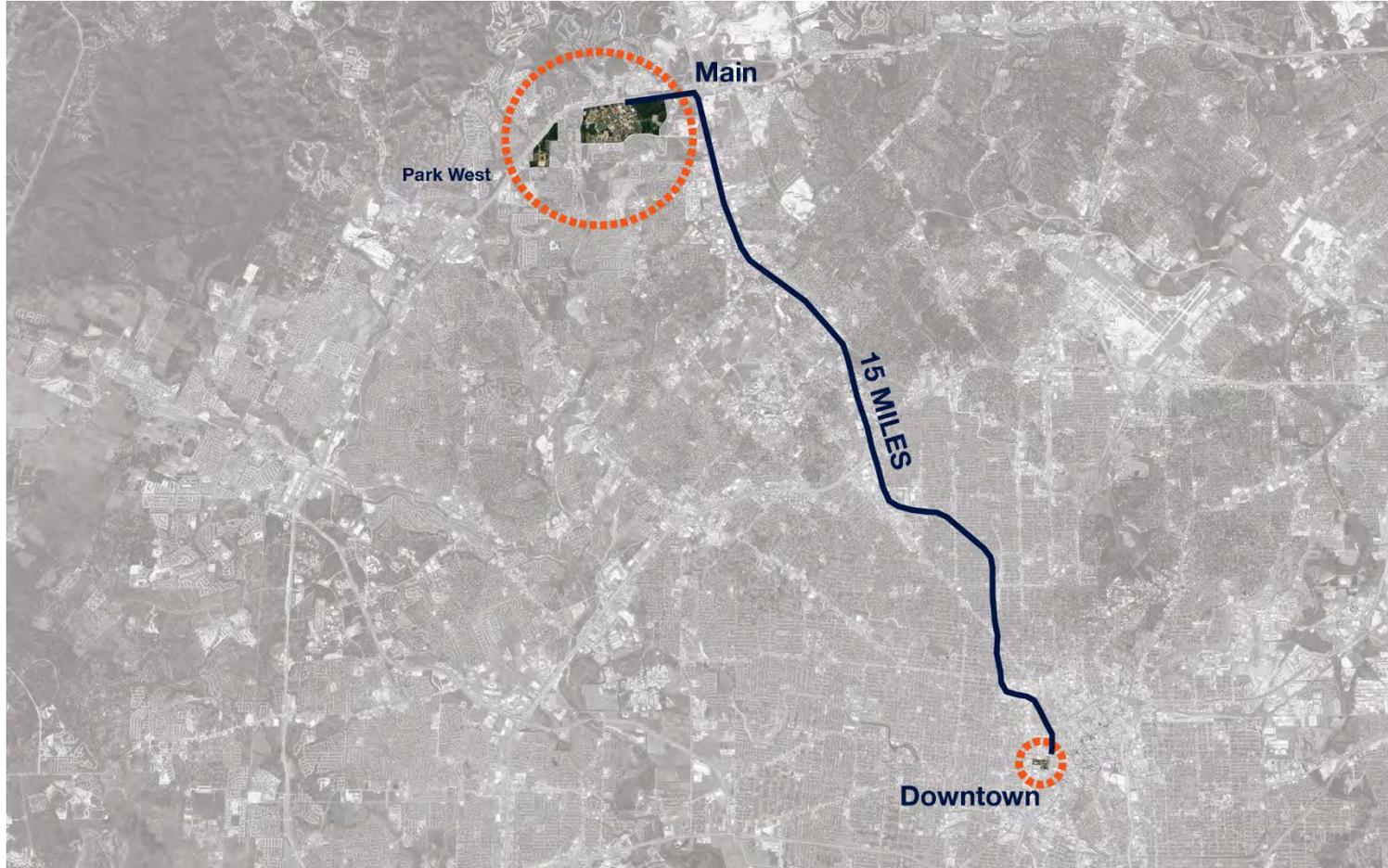


# Introduction | Schedule



# Introduction | UTSA Campuses

The distance between Main and Downtown campuses is just over 15 miles via I-10.



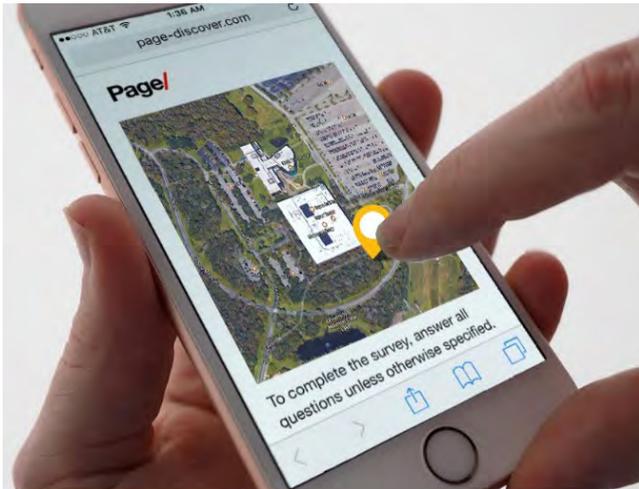
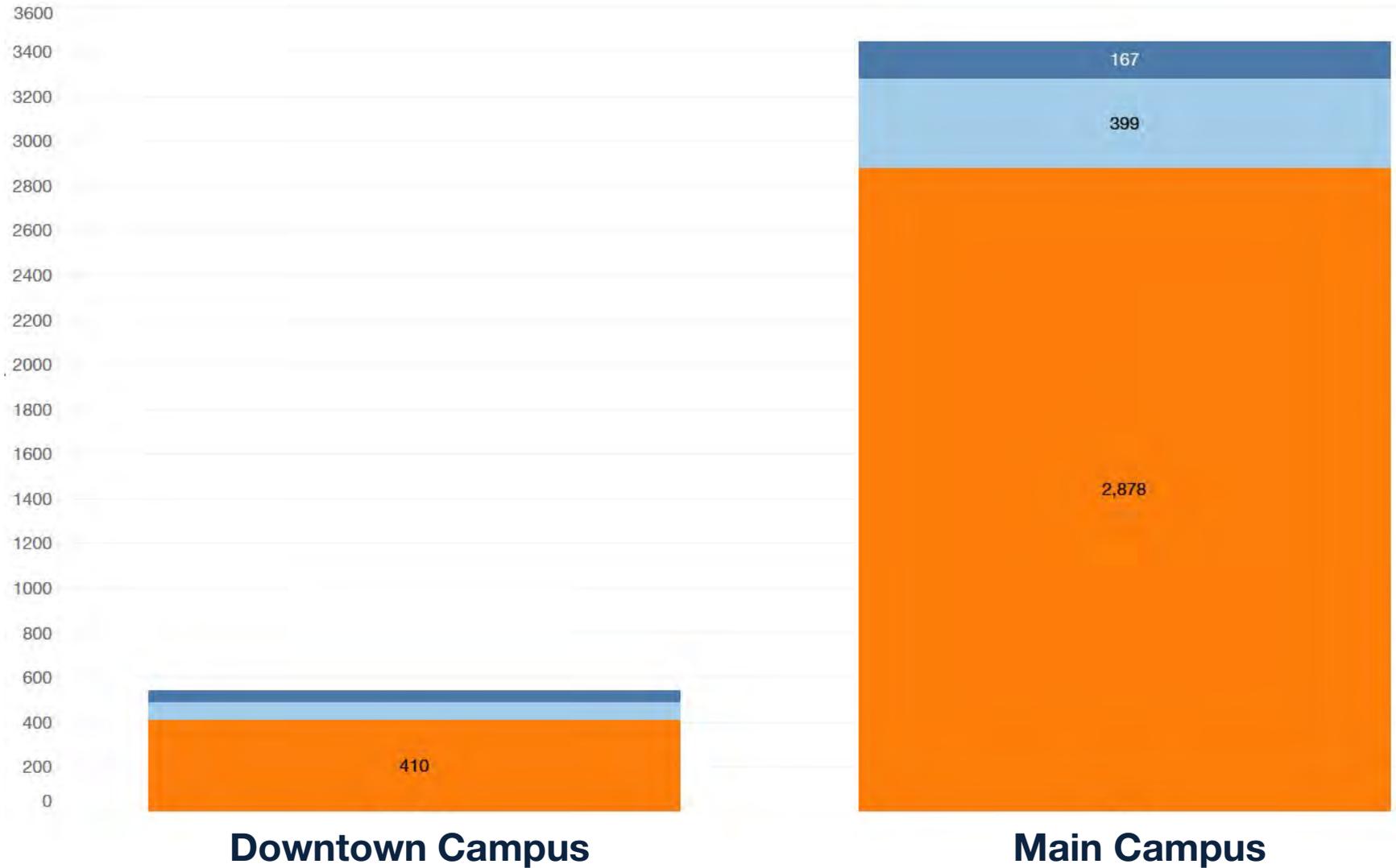
- Typically 20-40 minutes to drive between campuses along I-10
- VIA routes 93 and 94 run about every half hour and take 30-40 minutes
- VIA route 100 runs about every 10 minutes during peak hours
- VIA 97 runs downtown along Navarro

# Introduction | Discovery Survey

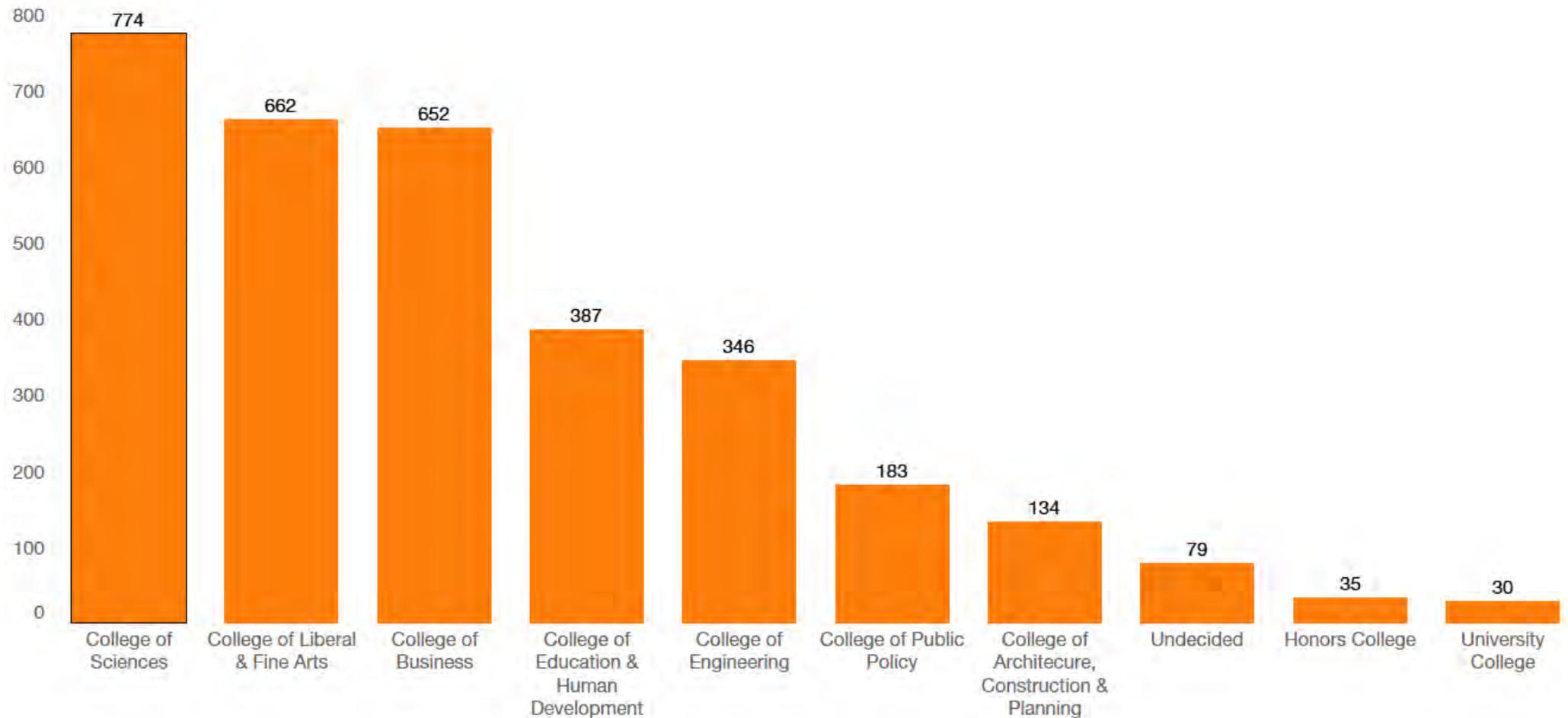


## RESPONSES

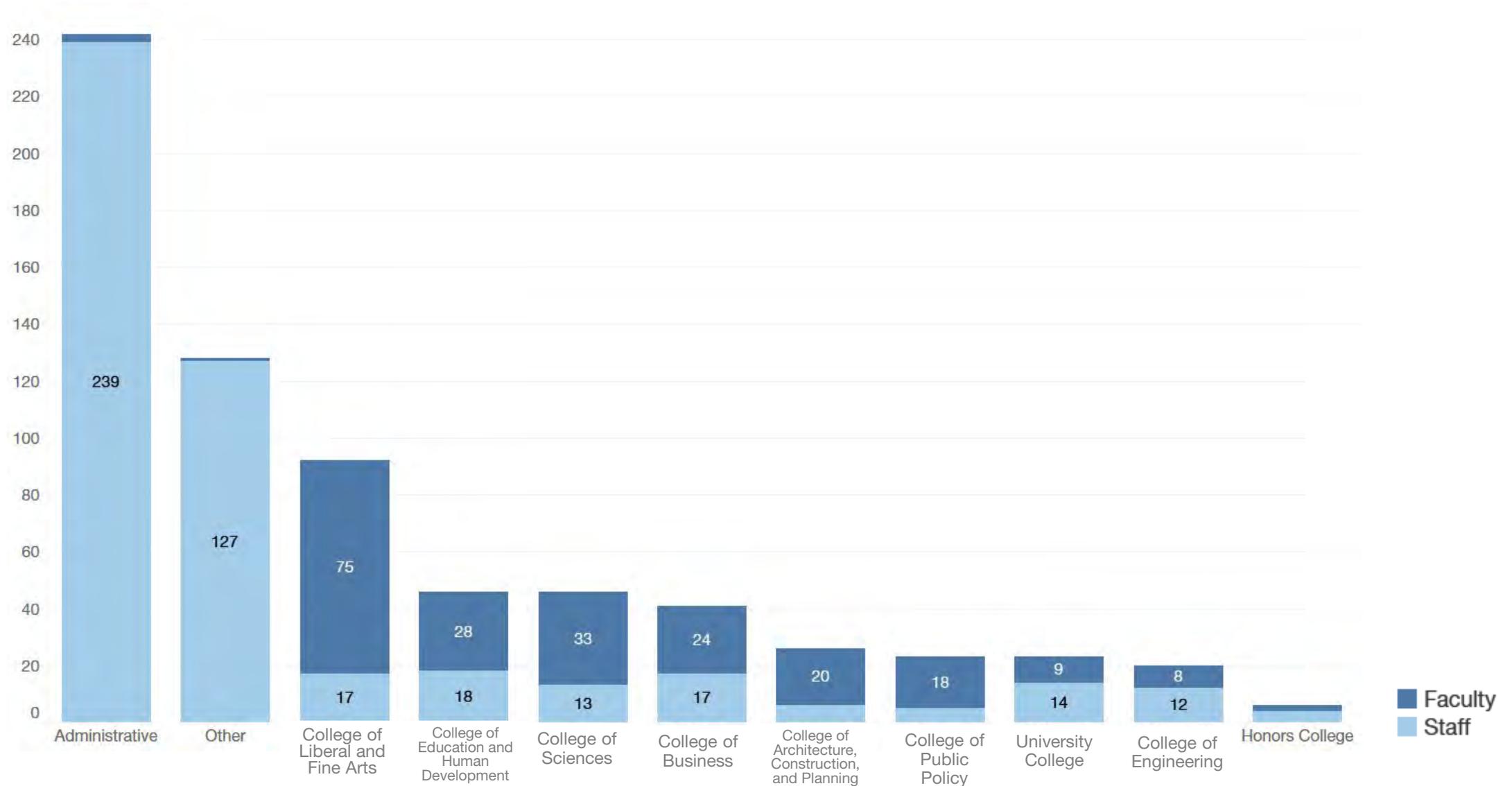
- About **4,000** total responses
- About **10%** student response rate



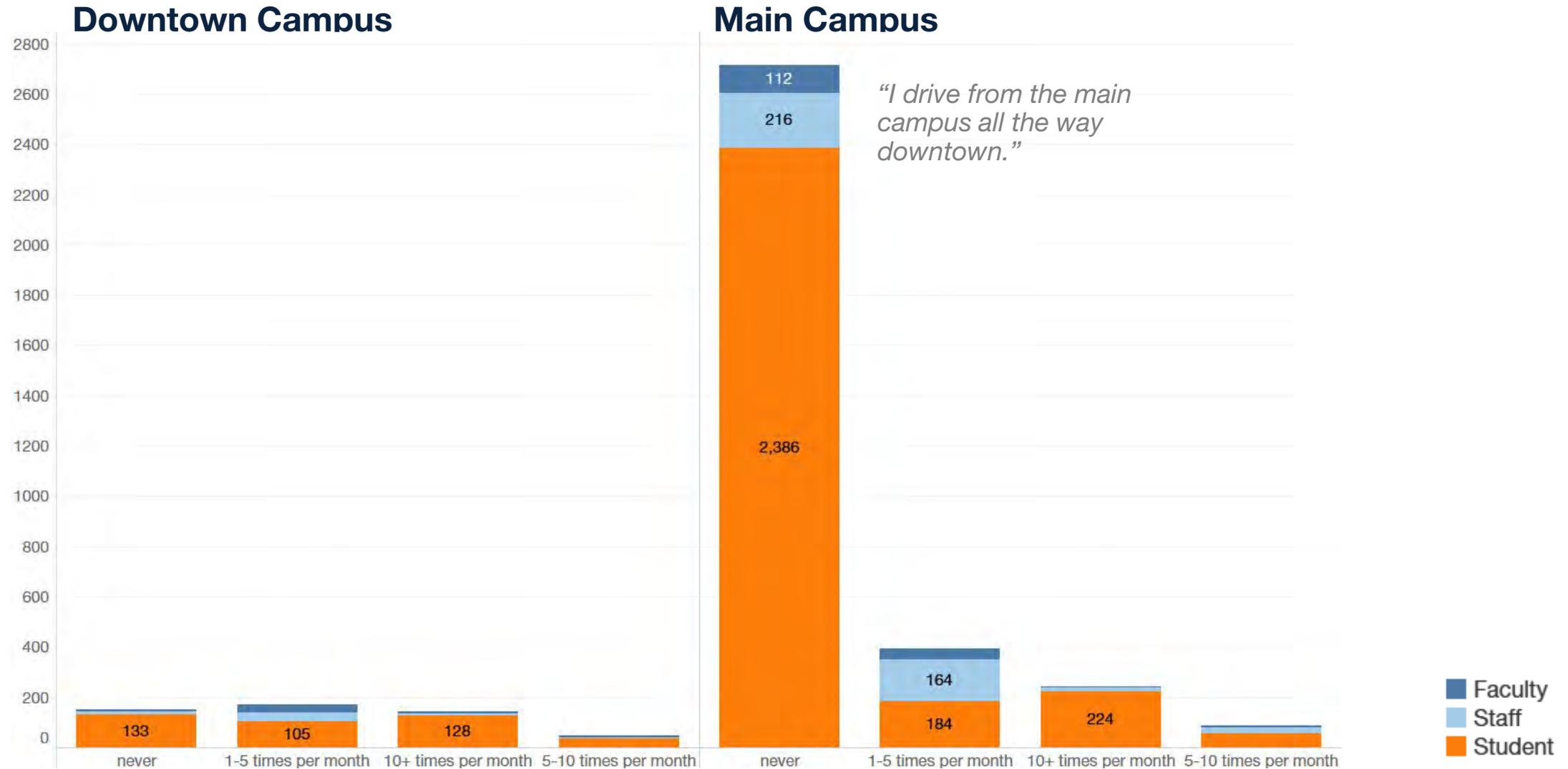
# Introduction | Discovery Survey Student Responses



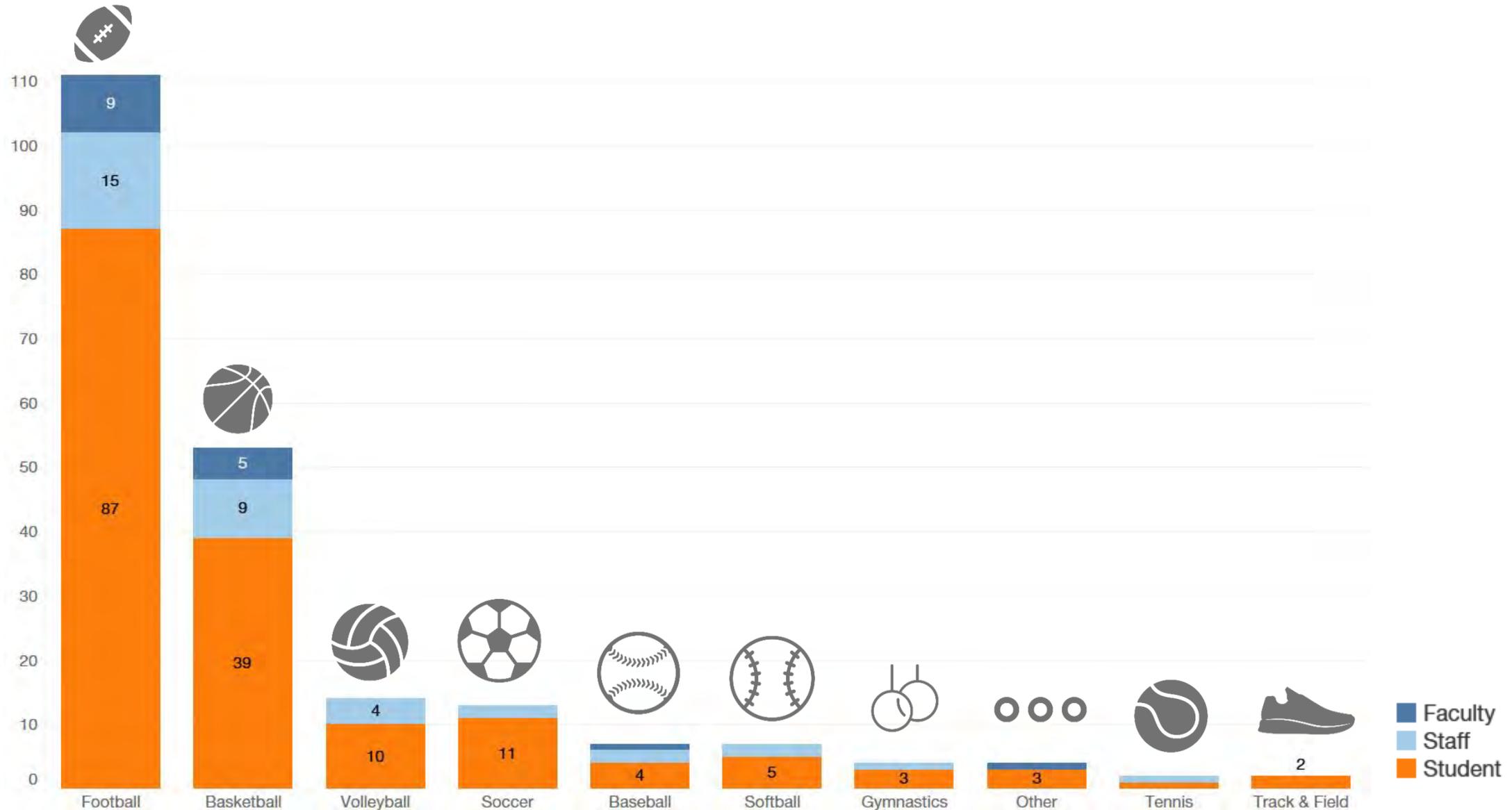
# Introduction | Discovery Survey Faculty and Staff Responses



# Introduction | Discovery Survey: *How often do you travel between campuses?*



# Introduction | **Discovery Survey: Which athletic events do you attend?**



## **2 Main Campus**

# Main Campus | Key Discovery Findings

## CAMPUS VISION THEMES

- NRUF/R1 research university
- Cultural hub for San Antonio

## PHYSICAL CAMPUS

- Lack of sufficient academic facility and student space
- Appreciation for natural areas in and around campus
- Paseos and Sombrilla provide campus identity and structure

## TRANSPORTATION

- Challenges with finding and navigating parking
- Desire for shuttle service downtown
- Need for better bicycle and pedestrian facilities

## HOUSING

- Desire for mixed-use housing options
- Potential for faculty and/or staff housing on or near campus



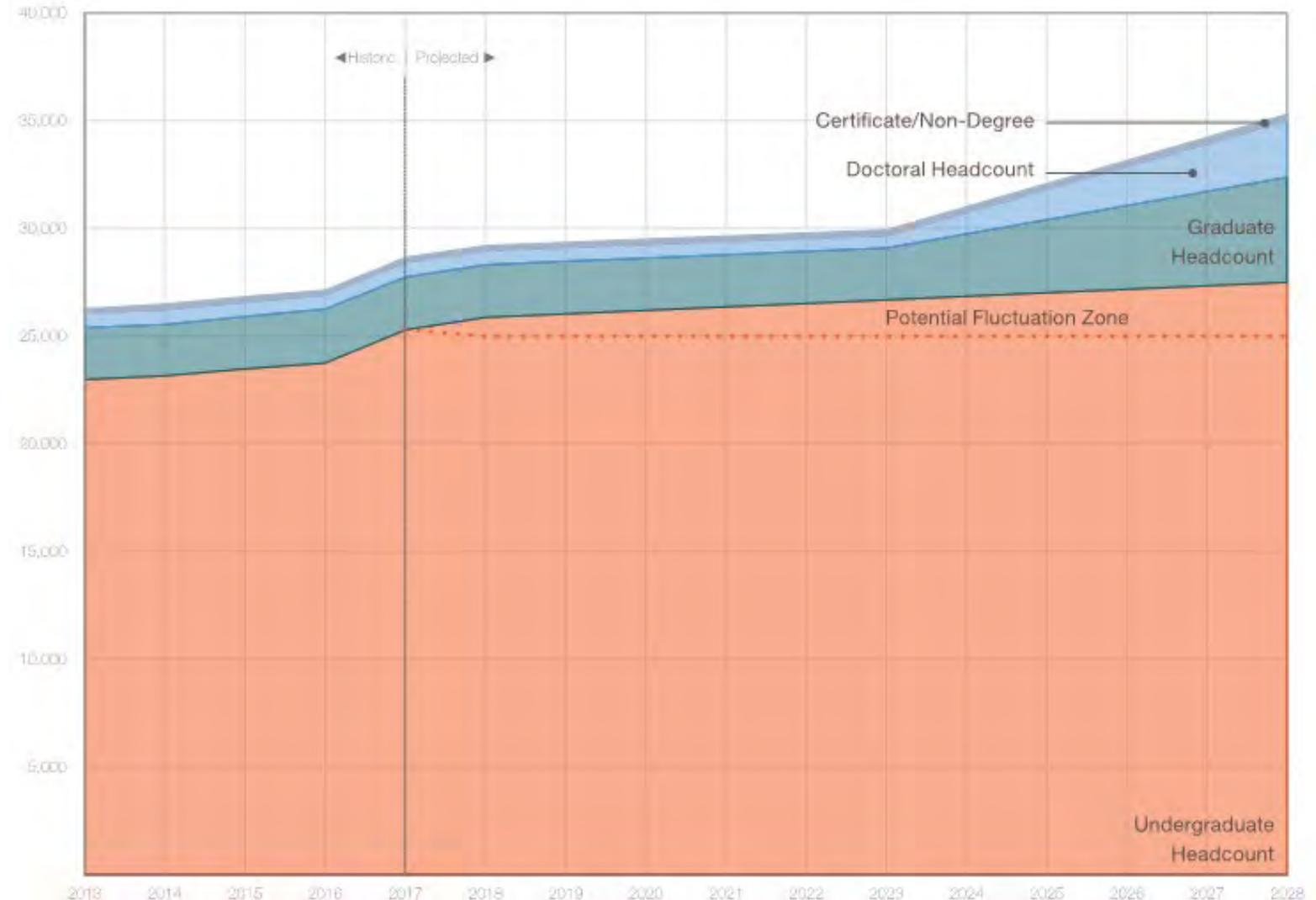
# Main Campus | Planning Assumptions

## POPULATION

- At least 30,000 headcount students
- Growth from graduate and doctoral students
- Faculty:student ratio 1:15 (from 1:18)

## NEAR-TERM NEW FACILITIES

- Science and Engineering Building
- Large Scale Testing Facility
- Roadrunner Hall
- Roadrunner Athletics Center of Excellence



# Main Campus | Preliminary Space Needs Summary

|  | EXISTING SPACE (ASF) | NEW BUILDINGS by 2023 (SEB and Testing Facility) (ASF) | 2028 NEW SPACE NEED (ASF) | 2028 NEW SPACE NEED (GSF) |
|--|----------------------|--|---------------------------|---------------------------|
| Instructional  | 439,183              | 72,017   | 661,000                   | 1,017,000                 |
| Research   | 230,992              | 15,444   | 698,000                   | 1,075,000                 |
| Office   | 530,776              | 9,703  | 247,000                   | 380,000                   |
| Library  | 131,348              | -  | 161,000                   | 247,000                   |
| Support  | 60,838               | 423  | 226,000                   | 348,000                   |
| <b>TOTAL E&amp;G Space</b>   | <b>1,393,137</b>     | <b>97,587</b>  | <b>1,994,000</b>          | <b>3,067,000</b>          |
| Auxiliary (recreation, dining, retail, clinic, child care, lounge/student space) | 431,150              | 1,958  | 160,000                   | 246,000                   |
| <b>TOTAL*</b>  | <b>1,824,287</b>     | <b>99,545</b>  | <b>2,154,000</b>          | <b>3,313,000</b>          |

\*Excludes housing and athletics

## POTENTIAL FACILITIES (included)

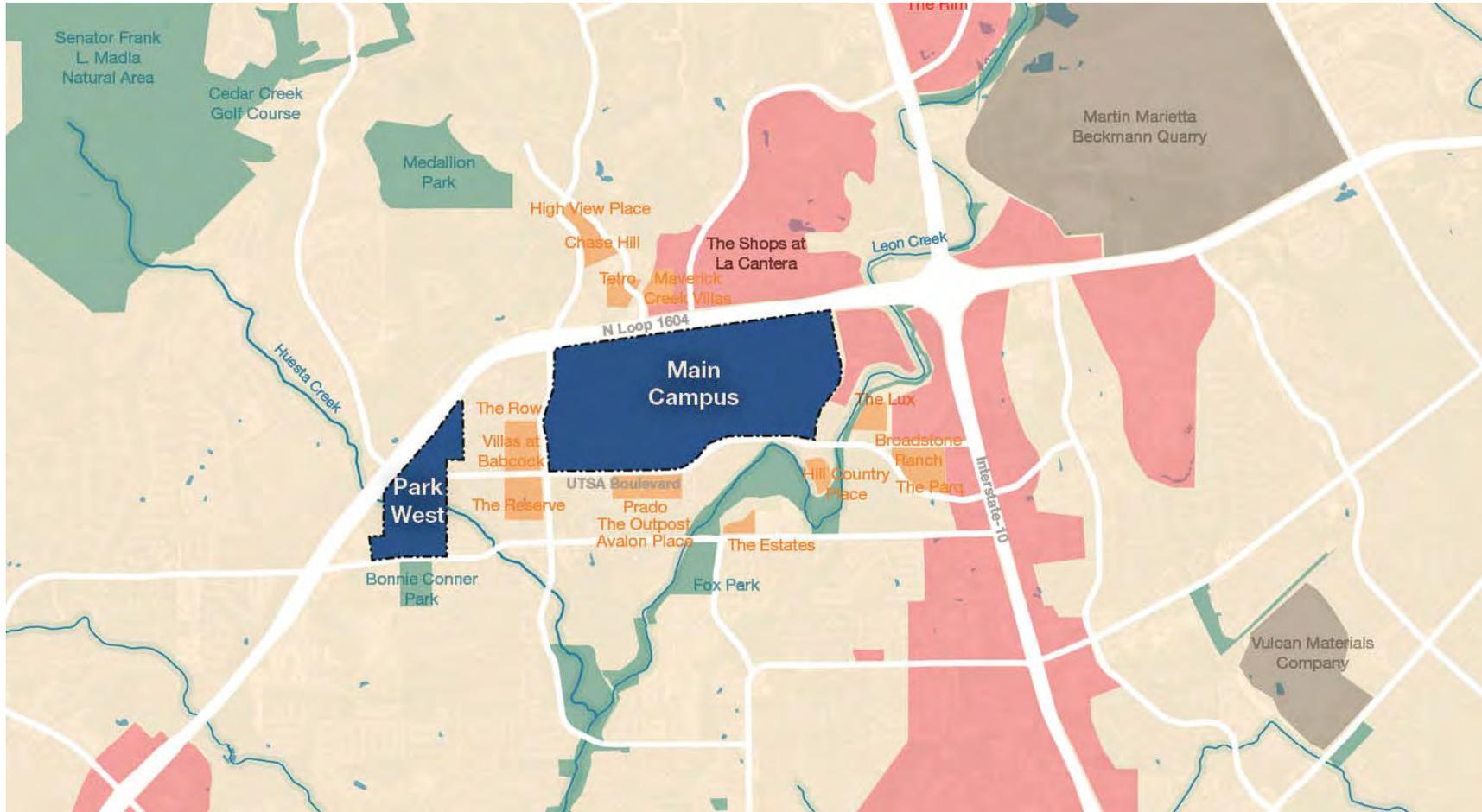
- New academic buildings, particularly for instruction and research
- Student success center
- Larger child care facility (400 slots)
- Food service and/or student center expansion
- Library expansion
- Performing arts center

## ADDITIONAL FACILITIES (not included)

- Student housing
- Faculty/staff housing
- Innovation Park partner space
- Athletics facilities
- Outdoor recreation fields/courts

# Main Campus | Context

Nearby commercial corridor along I-10 and La Cantera serve region but aren't easily accessible to UTSA. Thousands of students live nearby in housing developments.



- Residential Neighborhood
- Significant Off-Campus Student Housing
- Commercial
- Industrial
- Park/Open Space
- Creek/River
- Campus Boundary

# Main Campus | Primary Building Use

Defined academic core with auxiliary uses along paseos, surrounded by student neighborhoods at the campus periphery

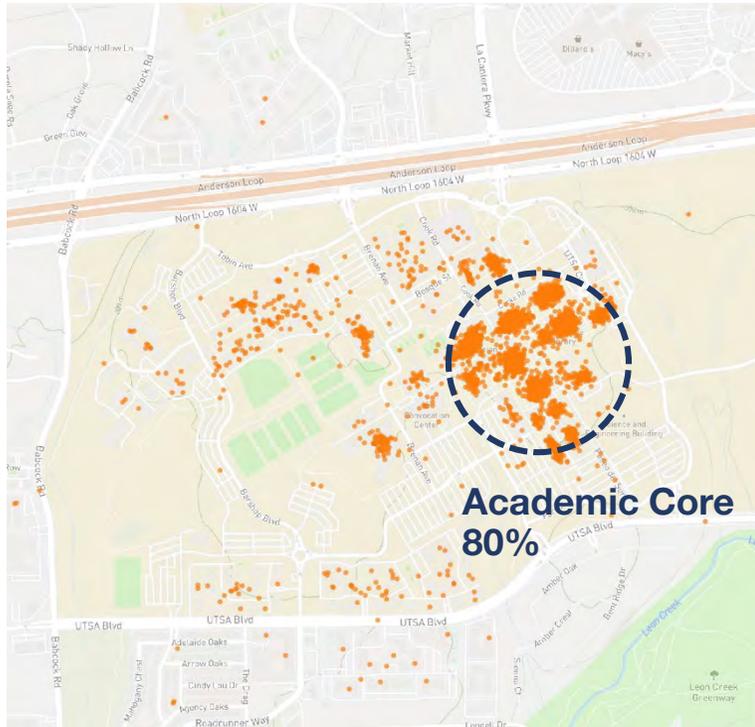


- Approx. 3.9M GSF of existing non-residential space on campus
- About 4,110 beds, including University Oaks and Chisholm Hall

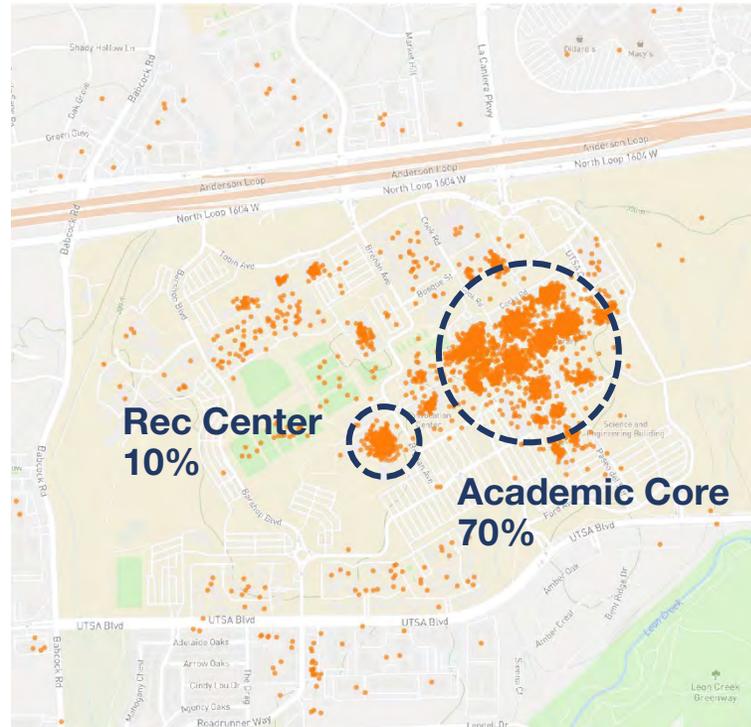
- Academic
- Athletic/Recreational
- Student Housing
- Student Services/Admin
- Service Facility
- Parking Garage
- Campus Boundary

# Main Campus | Gathering Spaces

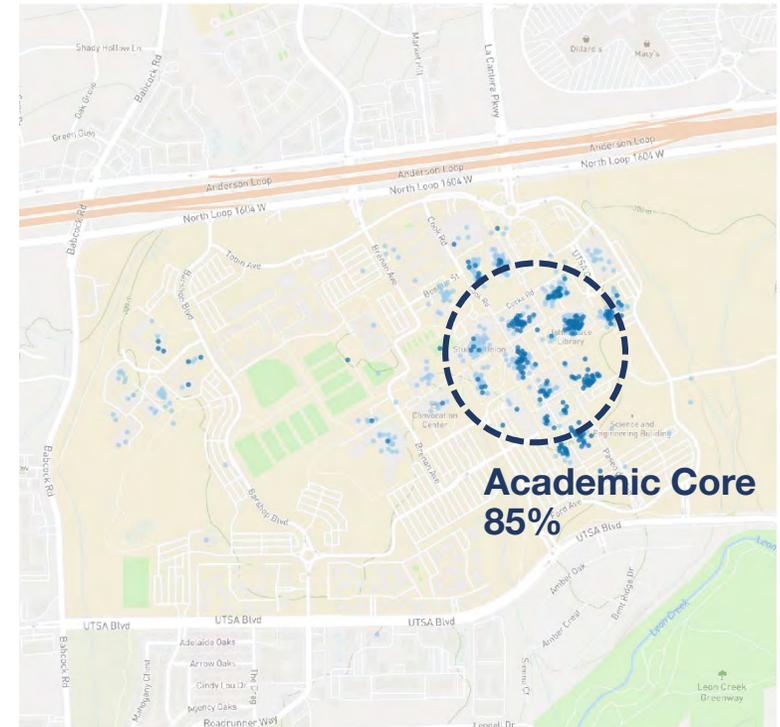
Where do you typically **study**?



Where do you **socialize**?



Where do you **collaborate**?



*“JPL Quiet Computing, or anywhere in that building I can have a peaceful moment”*

*“I socialize all over campus, but mainly the University Center and the JPL food court”*

*“Faculty Center is great!”  
“UC food court area”  
“JPL at Starbucks”*



# Main Campus | Hydrological Systems

Floodplains and aquifer recharge impact future development feasibility



- Vegetative Filter Strip / Water Quality Basin
- Current 100-Year Floodplain
- Future 100-Year Floodplain
- Aquifer Recharge Area
- 10 Meter Contour Line
- Campus Boundary

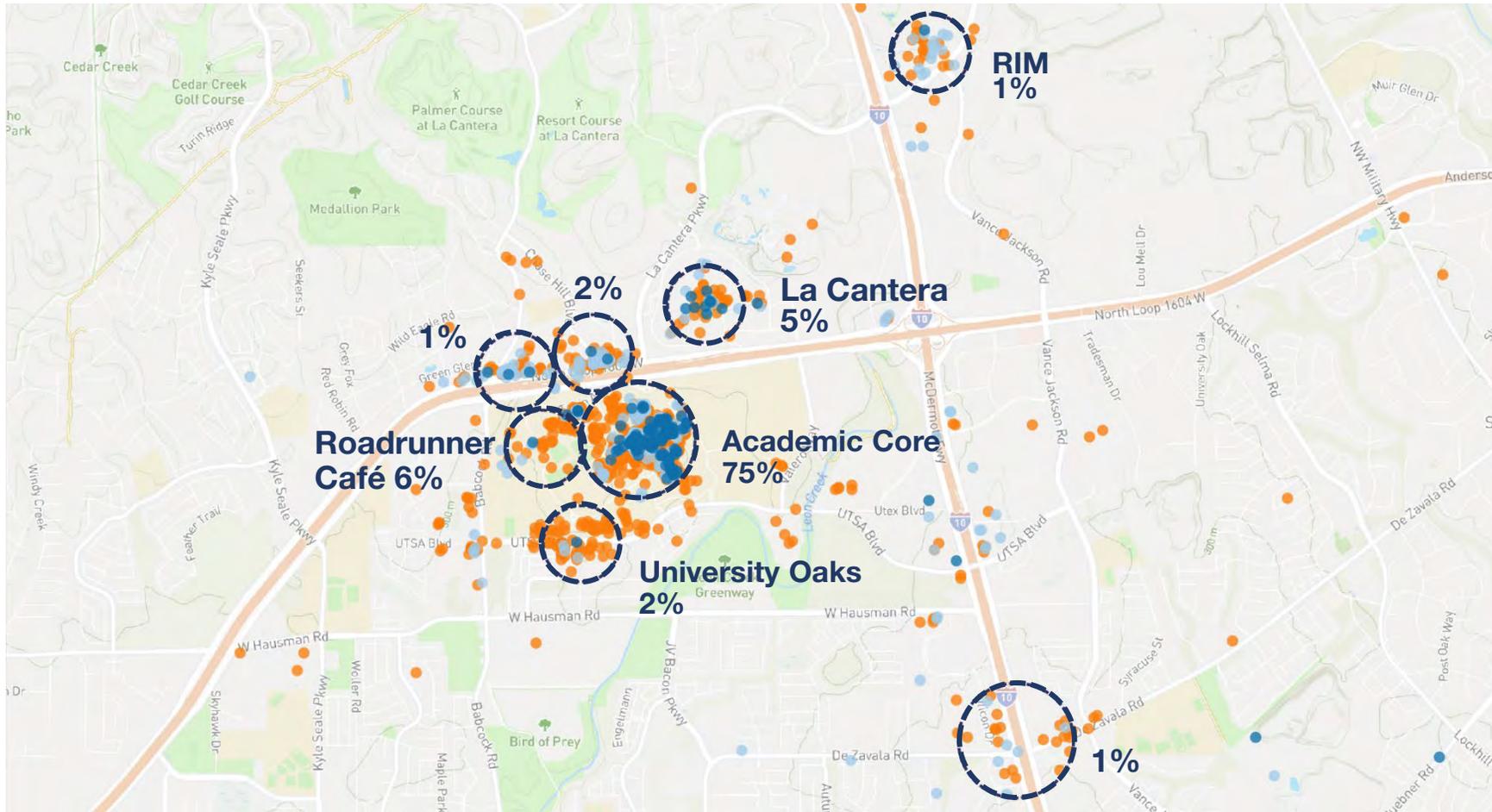
# Main Campus | Environmental Constraints

East campus, particularly the northern portion has significantly limited development potential



# Main Campus | Where do you typically eat on or near campus?

Over 80% of the faculty, staff, and students surveyed stated that they typically eat on campus.



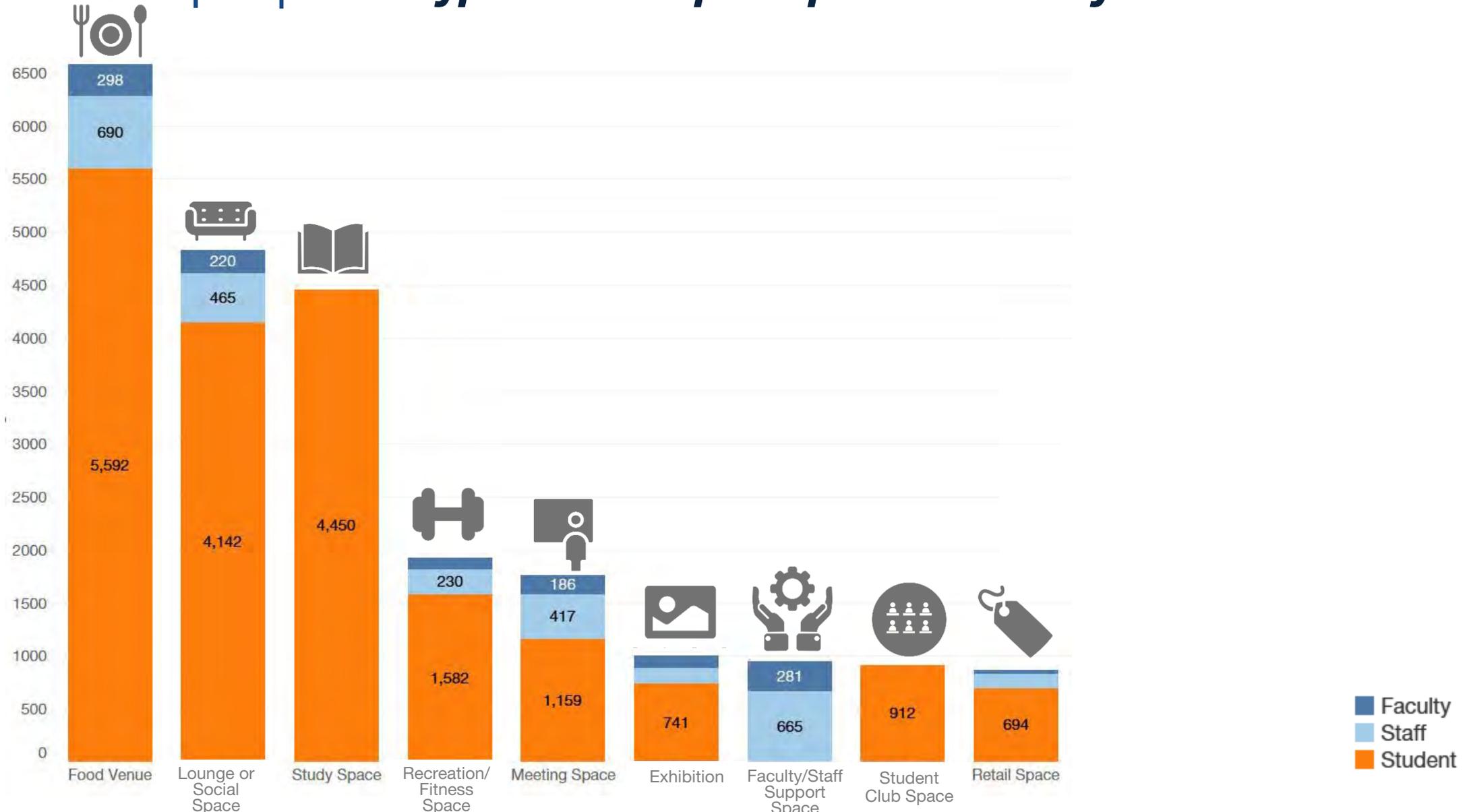
*“I typically eat outside wherever there is room or in the student union when the weather is bad.”*

*“We need vegetarian options.”*

*“I go home for lunch or eat in my office” “Restaurants at the Rim, Whataburger, or La Cantera.”*

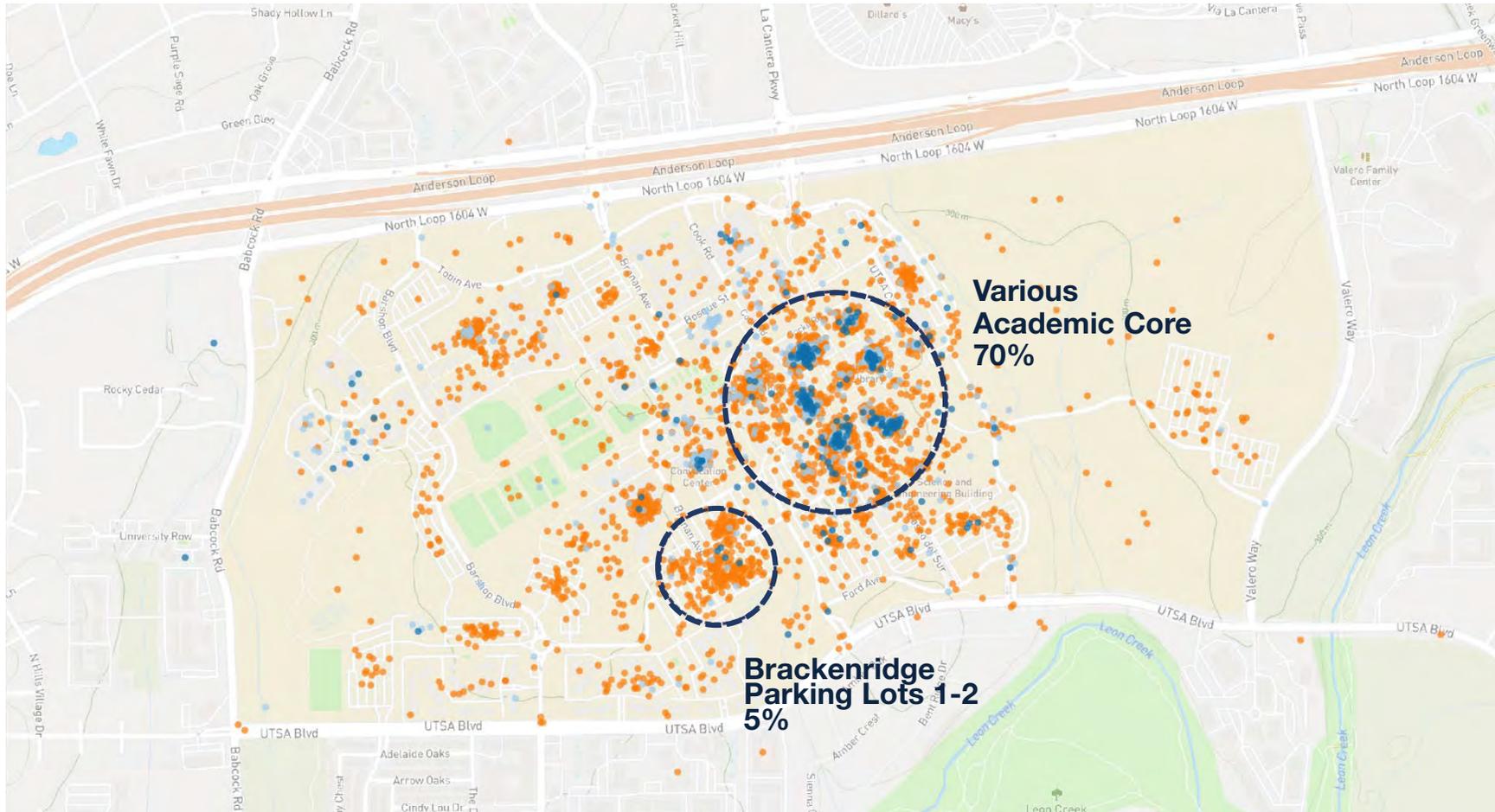
*“I wish there were more restaurants within walking distance.”*

# Main Campus | *What types of campus spaces would you like to see?*



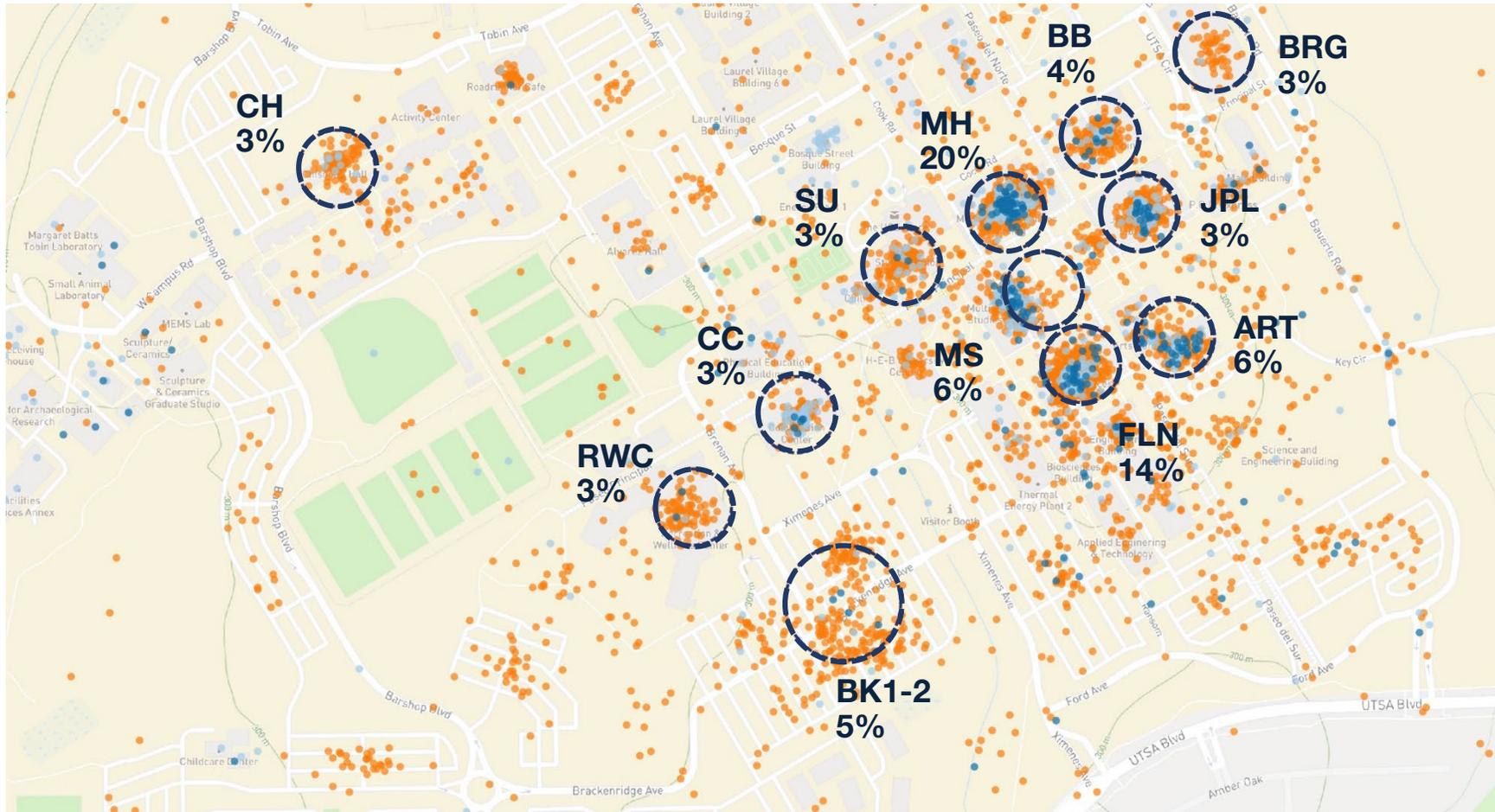
# Main Campus | *Identify spaces that need the most improvement*

More than half of the responses identified places in and around the academic core in need of improvement.



# Main Campus | *Identify spaces that need the most improvement (core detail)*

Most responses identified buildings and interior spaces as in need of improvement.



*“Need student exhibition/critique space”*

*“Tiny desks”*

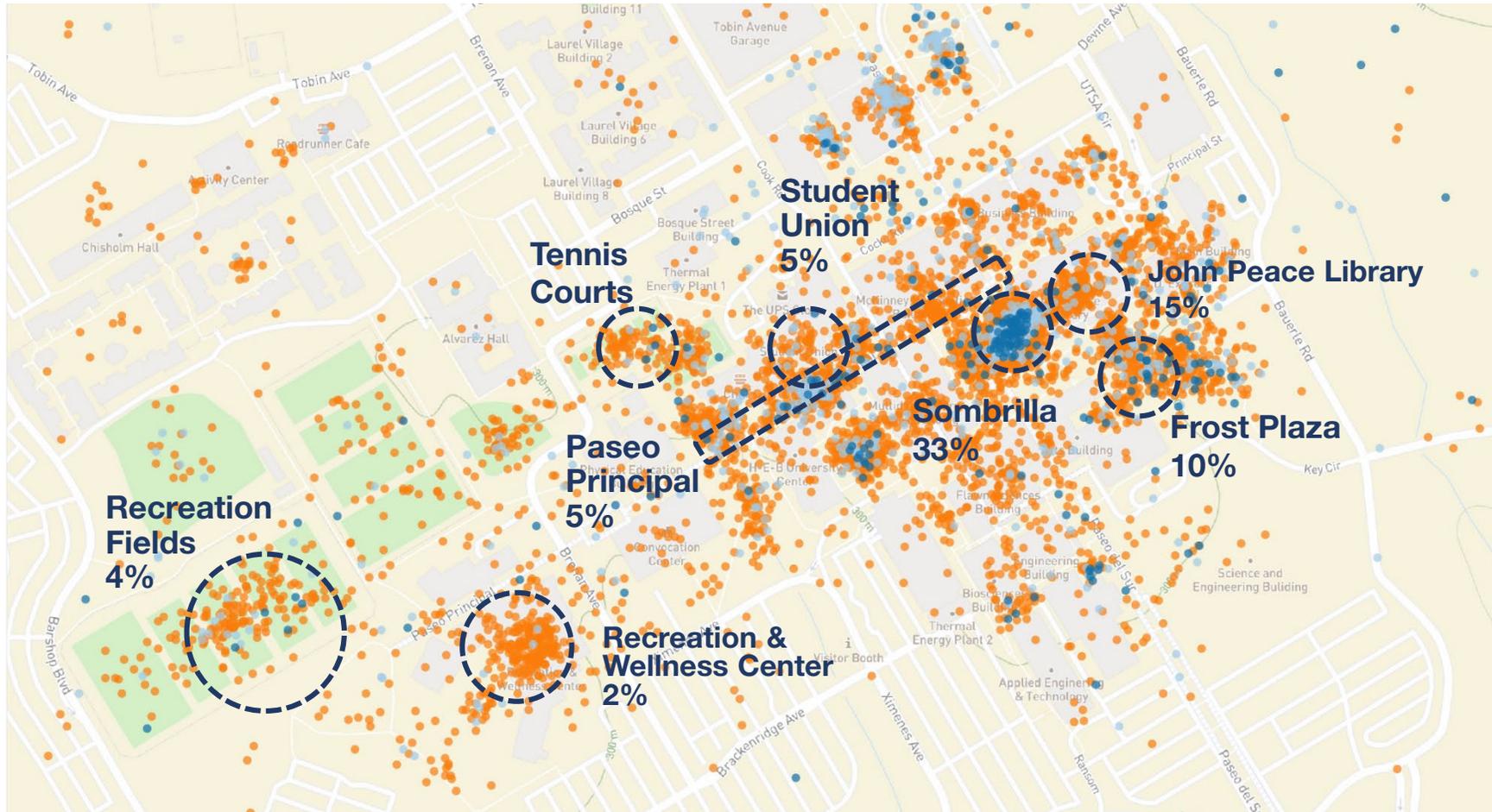
*“Pedestrian traffic versus speeding cars trying to park!”*

*“All parking for commuters”*

*“The Flawn and MS classrooms and laboratories are in poor condition and without modern tech”*

# Main Campus | *Where/what is the heart of campus?*

Many faculty, staff, and students consider the Sombrilla and John Peace Library the heart of the campus.



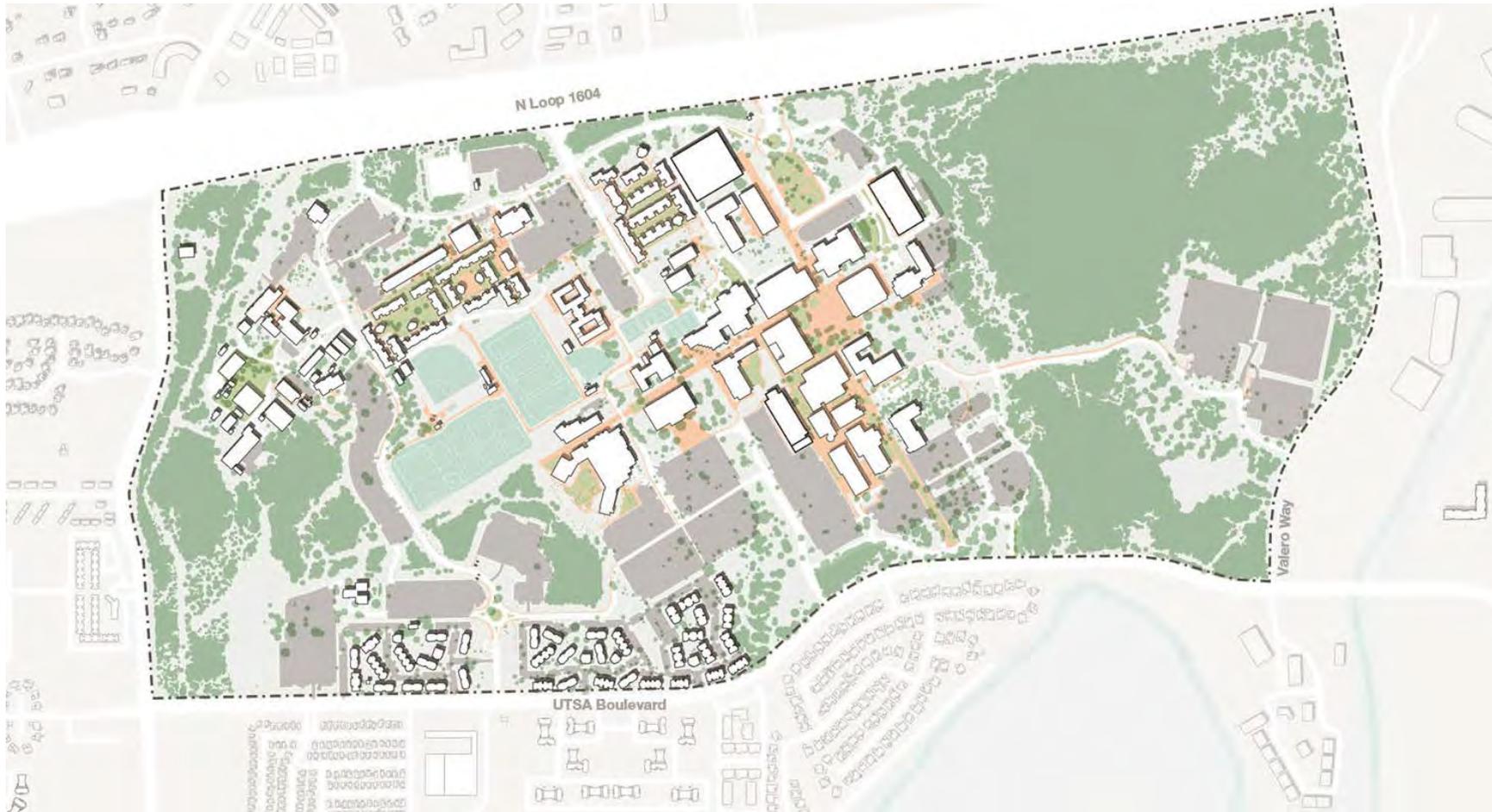
*“Sombrilla, definitely. Rowdy statue, fountain”*

*“Anywhere on campus”*

*“The paseo is always lively and fun”*

# Main Campus | Landscape and Open Space

There is still significant tree canopy around the edges of campus, but much of the landscape surrounding the core is surface parking.



*“It would be nice to have more lawn areas. I used to go to school at UT Austin and that’s what I miss”*

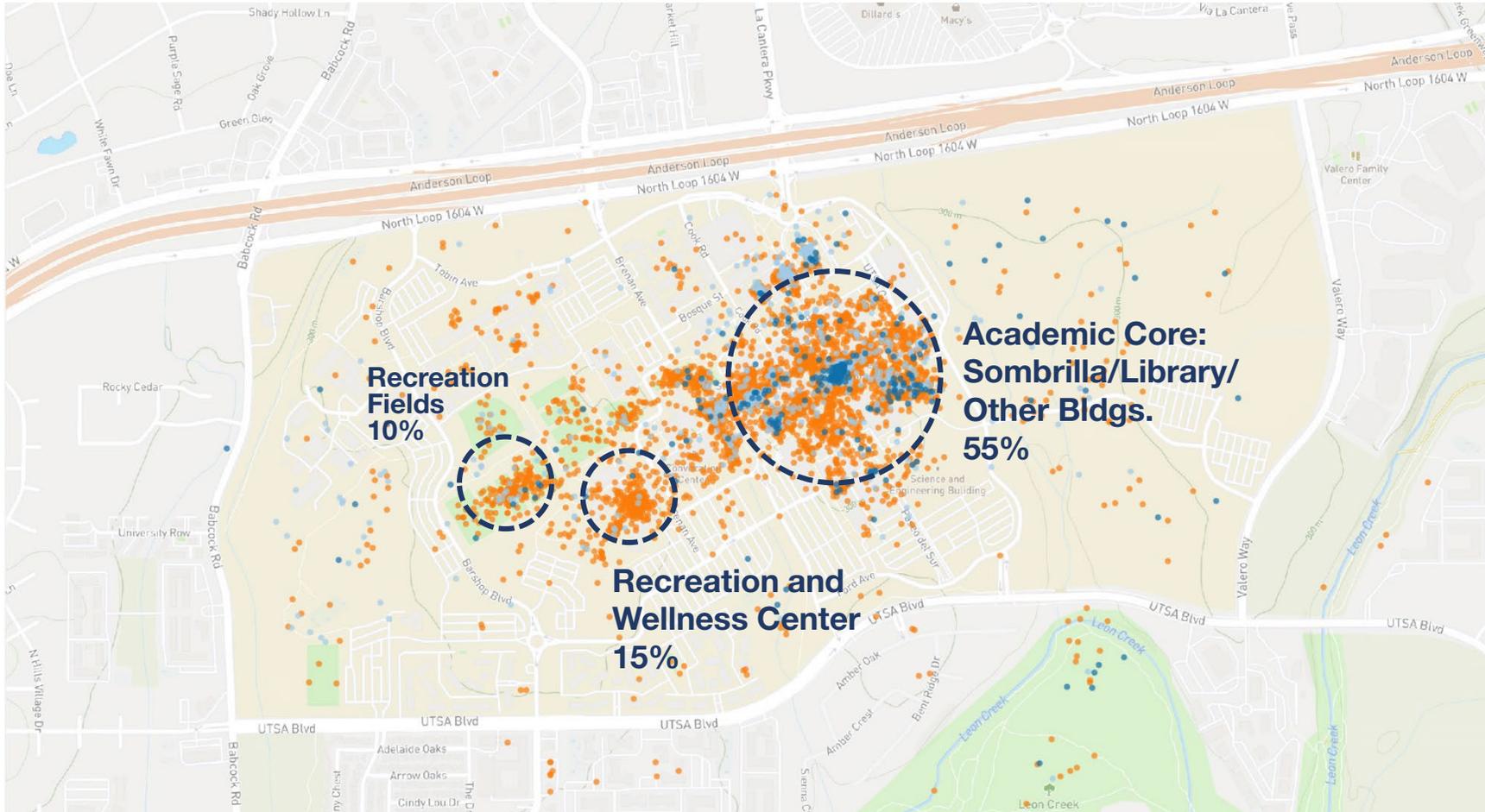
*“The scenery at UTSA is generally bland. I haven’t found nice places to sit and be outside in nice weather”*

*“I wish there were more shaded outdoor areas. More trees and vegetation on campus could make it more inviting”*

-  Courtyard/Lawn Area
-  Tree Canopy
-  Plaza /Path
-  Athletics/Recreation Field
-  Campus Boundary

# Main Campus | *Identify your favorite outdoor spaces*

The Academic Core is by far the most popular outdoor spaces on campus, this includes the Paseo Principal, Sombrilla, and interstitial spaces between buildings.

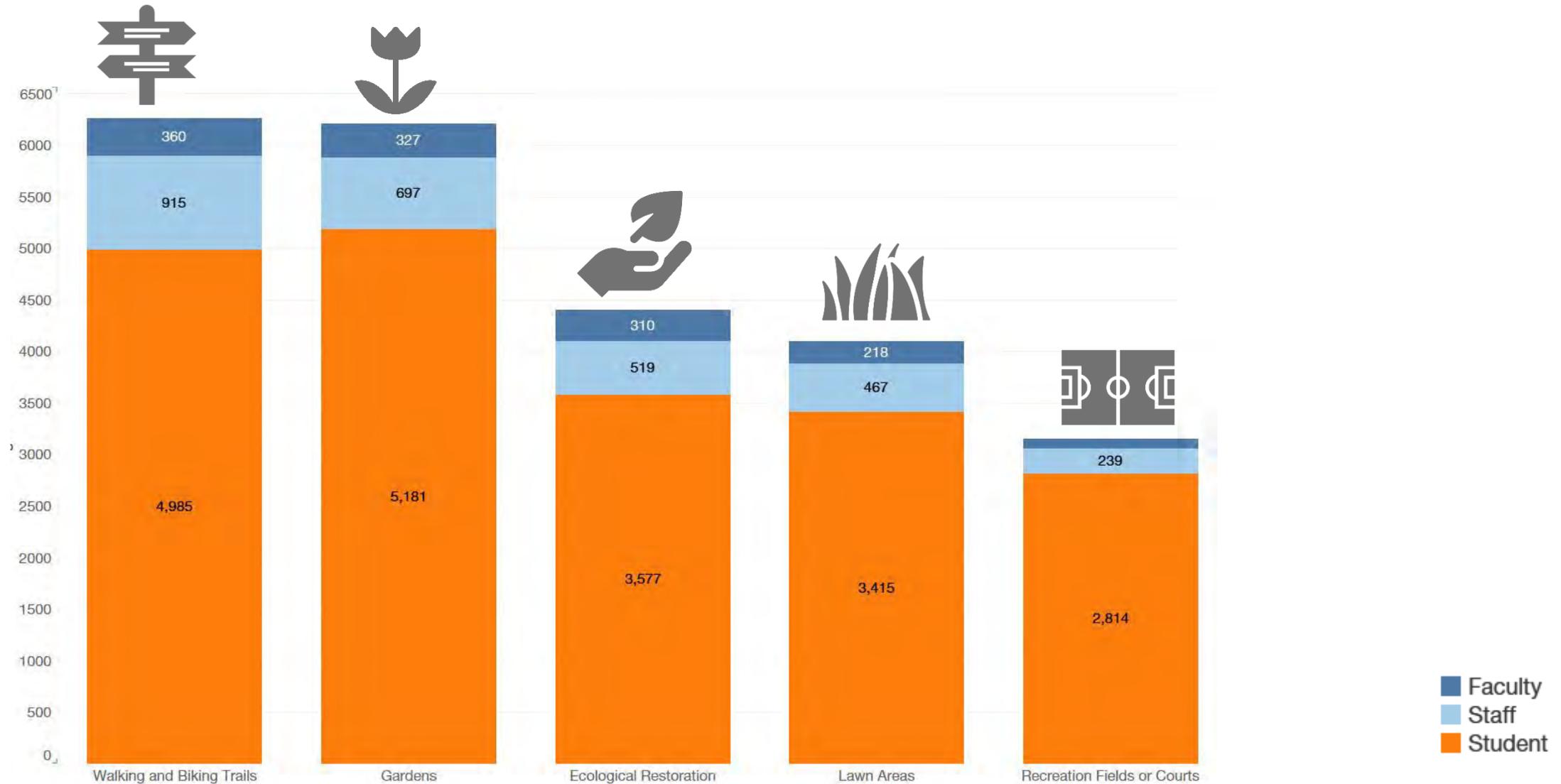


*“All the natural areas, which are being demolished”*

*“There aren’t very many enjoyable outdoor spaces on campus”*

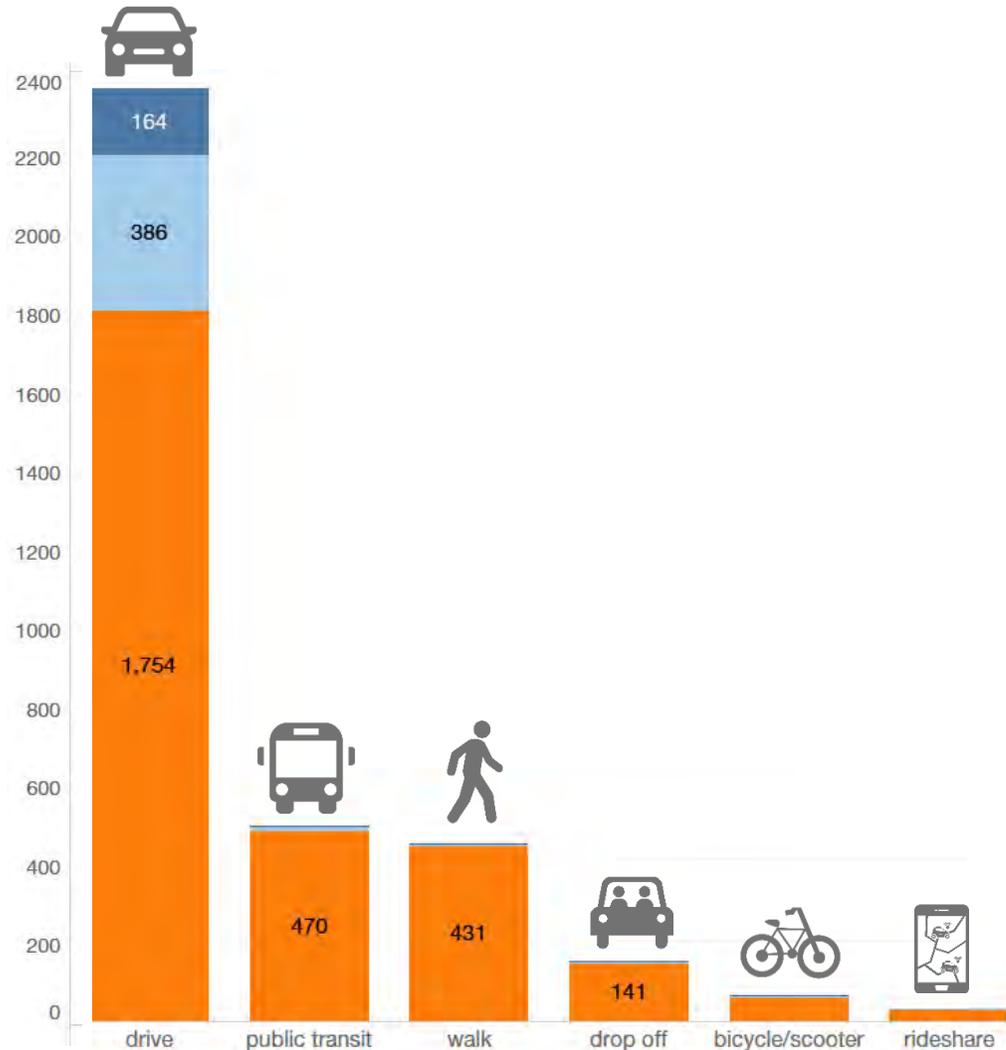
*“Anywhere there is shade and available spaces to sit”*

# Main Campus | *What type of new outdoor space would you like to see?*

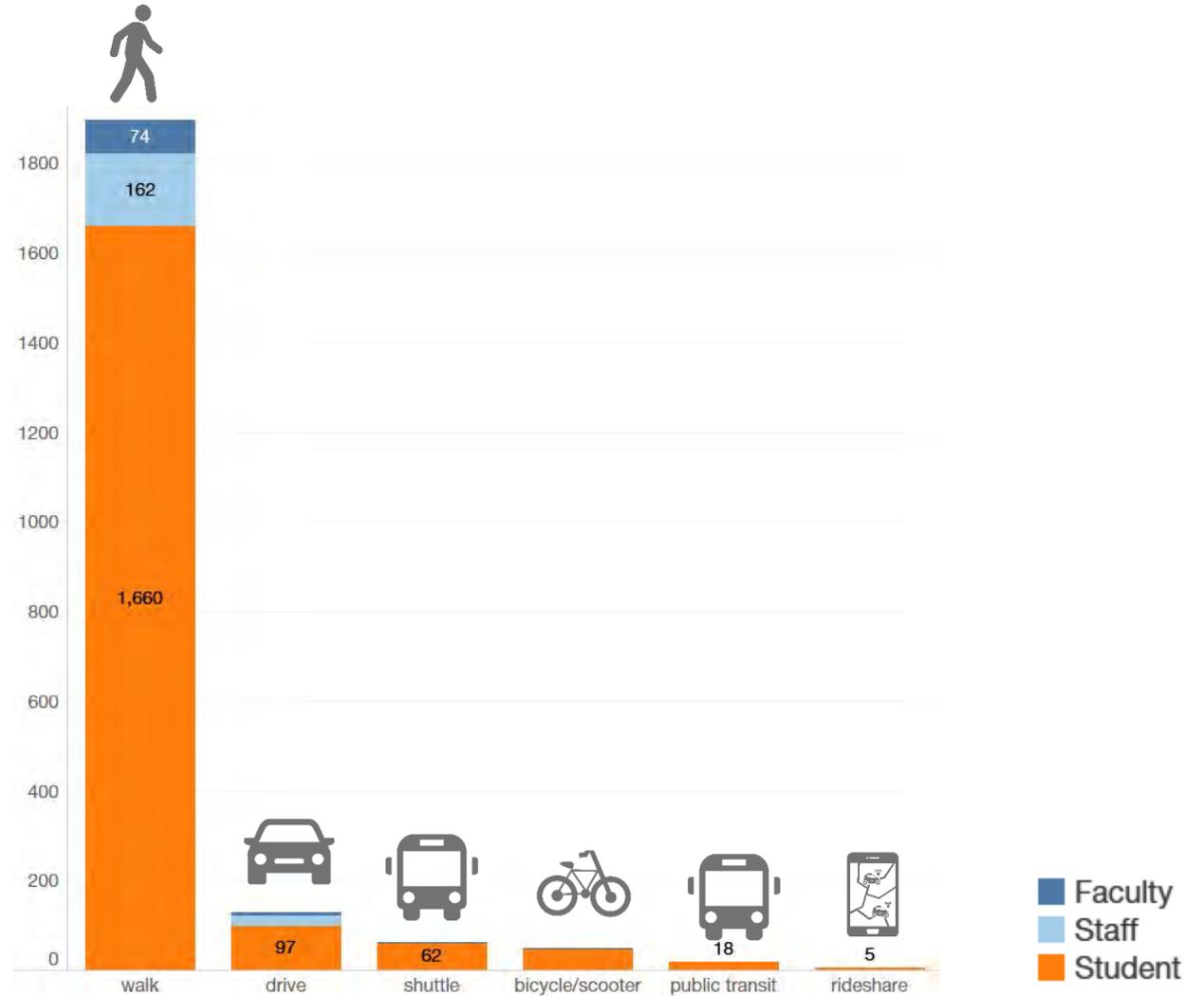


# Main Campus | Transportation Mode Share

*How do you get to campus?*

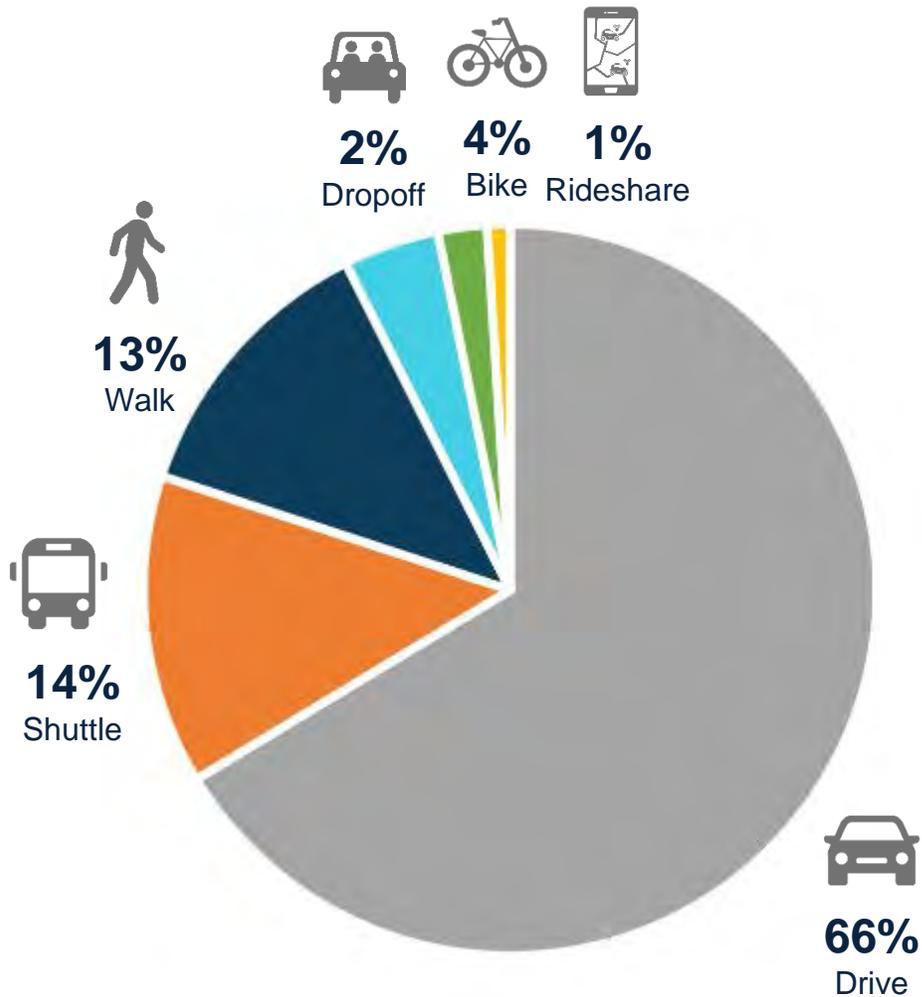


*How do you travel within the campus?*

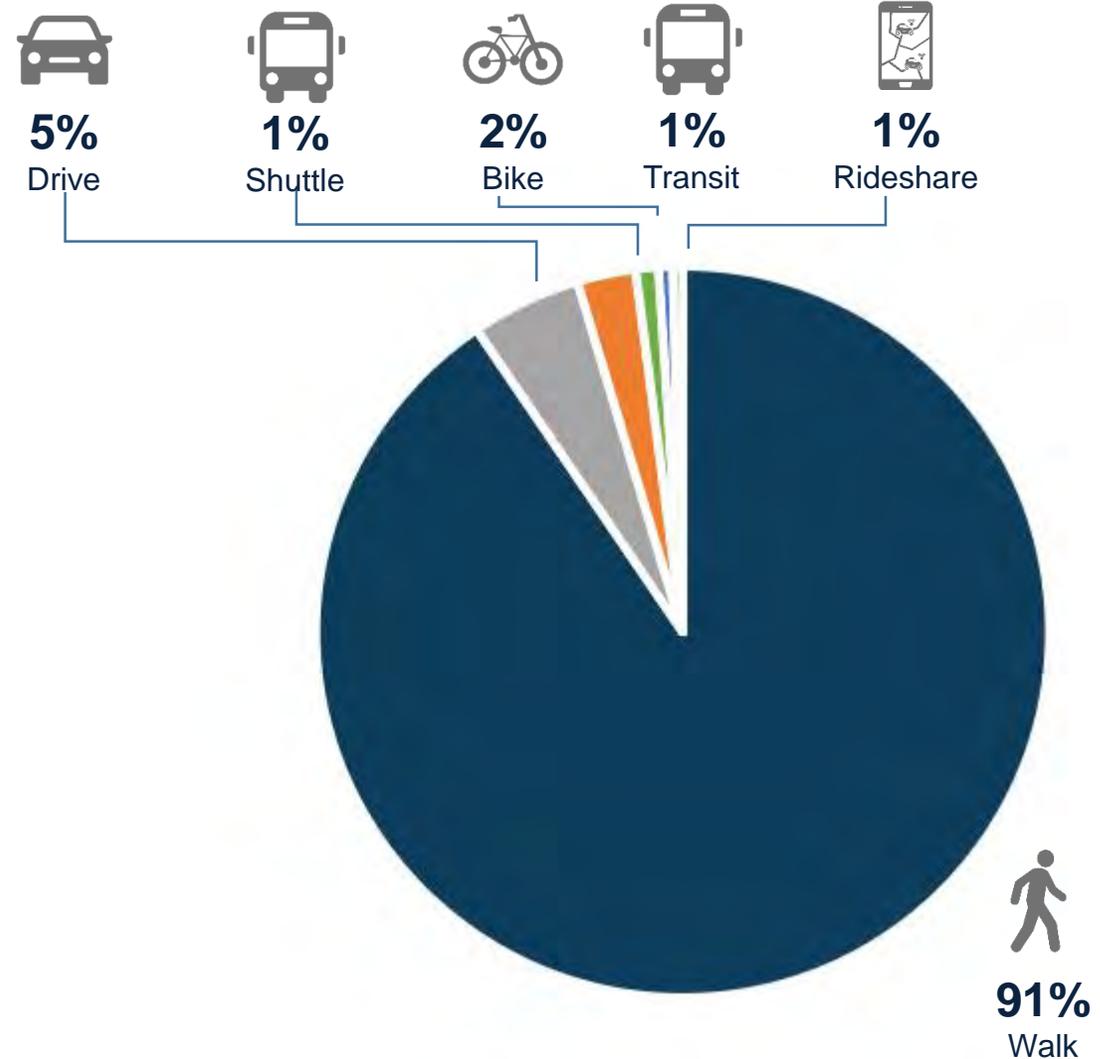


# Main Campus | Transportation Mode Share

*How do you get to campus?*

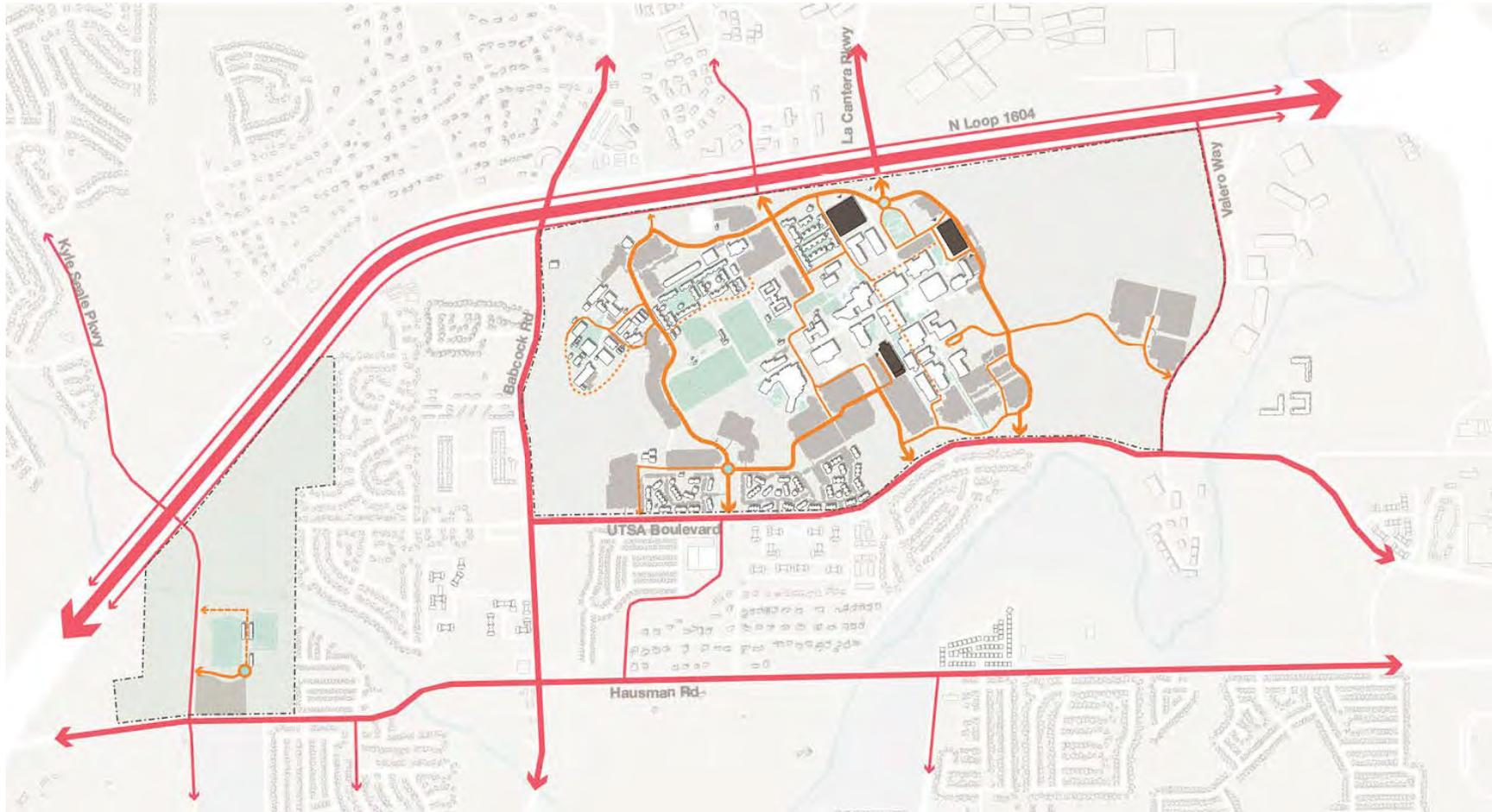


*How do you travel within the campus?*



# Main Campus | Street Network

Internal campus circulation is not a true loop road and cuts through parking areas and in between buildings.



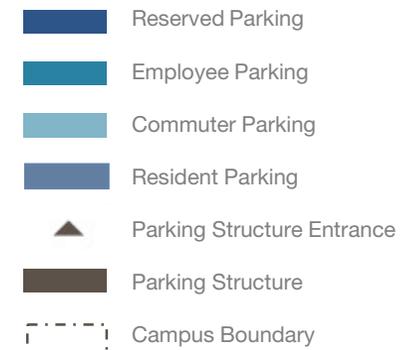
- Highway
- Arterial/Collector Road
- Primary Campus Street
- Secondary Campus Street
- Campus Service Drive
- Parking Structure Entrance
- Parking Structure
- Surface Parking
- Campus Boundary

# Main Campus | Parking

Current parking strategy is to build remote surface lots, but nearby lots could also be favorable development sites.



- 10,527 surface spaces
- 2,140 garage spaces
- Parking was a popular complaint in the Discovery Survey. Respondents described challenges with amount, location, and cost of parking.



# Main Campus | Transit and Shuttle Network

Runner shuttles primarily serve surrounding student housing while VIA provides service downtown.

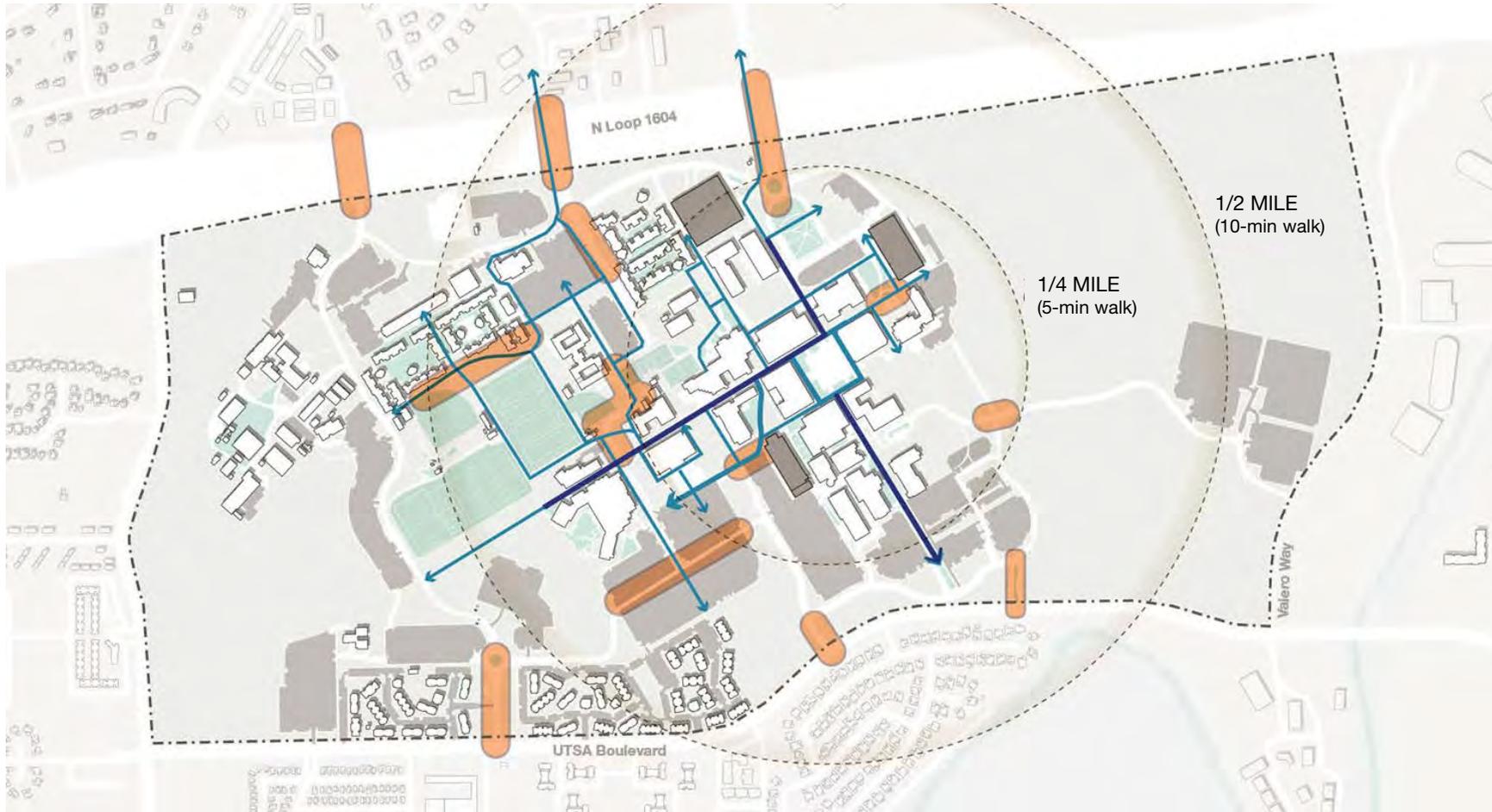


- 93, 94, and 101 bus lines go to Downtown Campus
- Runner shuttle 43 is an internal campus shuttle
- Runner shuttles 12, 13, 14, 20, and 22 serve student housing complexes.

- UTSA Runner Shuttle
- VIA Frequent Bus Line
- VIA Local Bus Service
- 🚌 VIA Park & Ride
- - - Campus Boundary

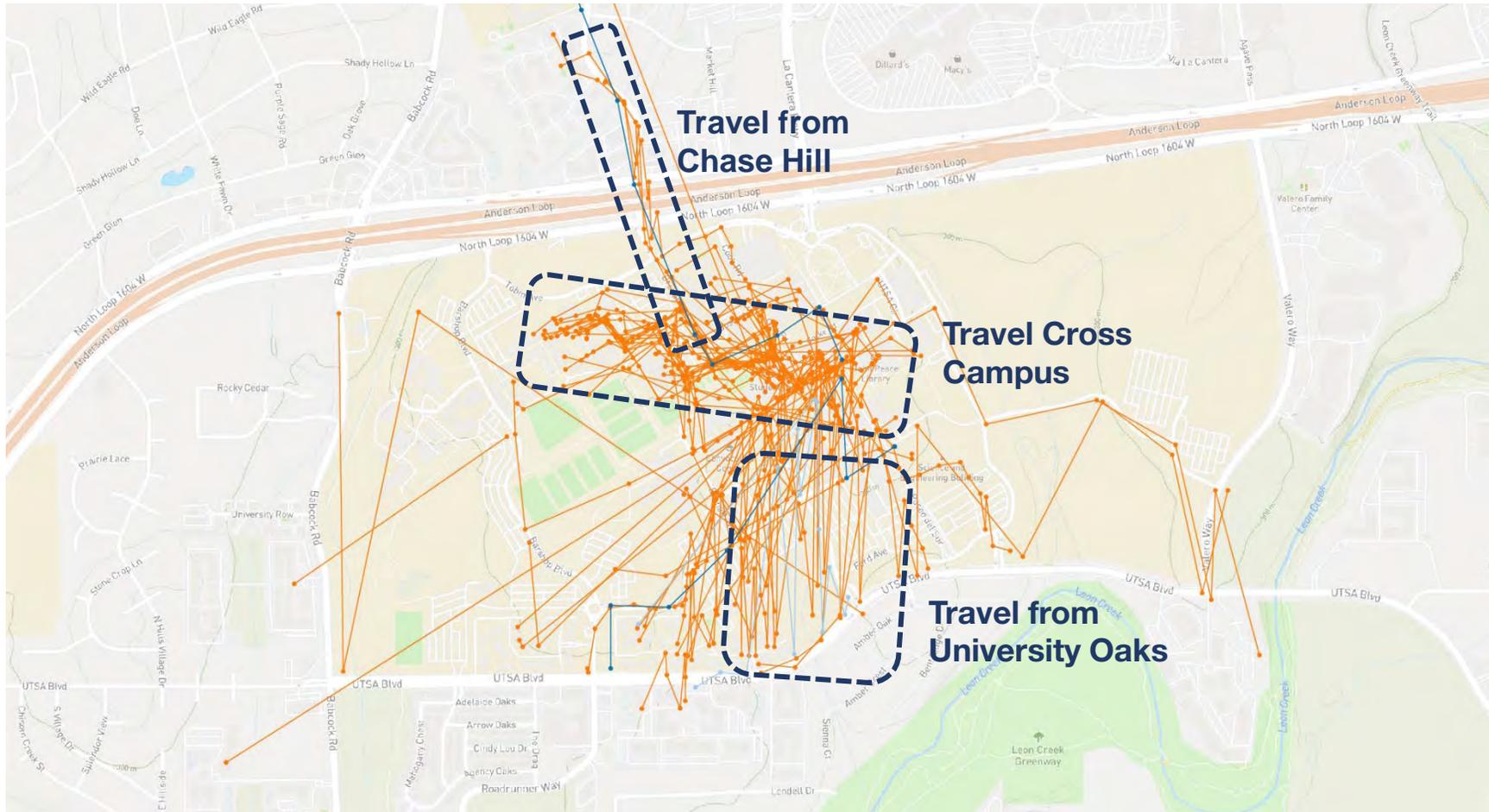
# Main Campus | Pedestrian and Bicycle Network

Paseos organize the campus framework. Pedestrian conflict areas primarily occur at intersections with vehicle traffic.



# Main Campus | Pedestrian and Cyclists

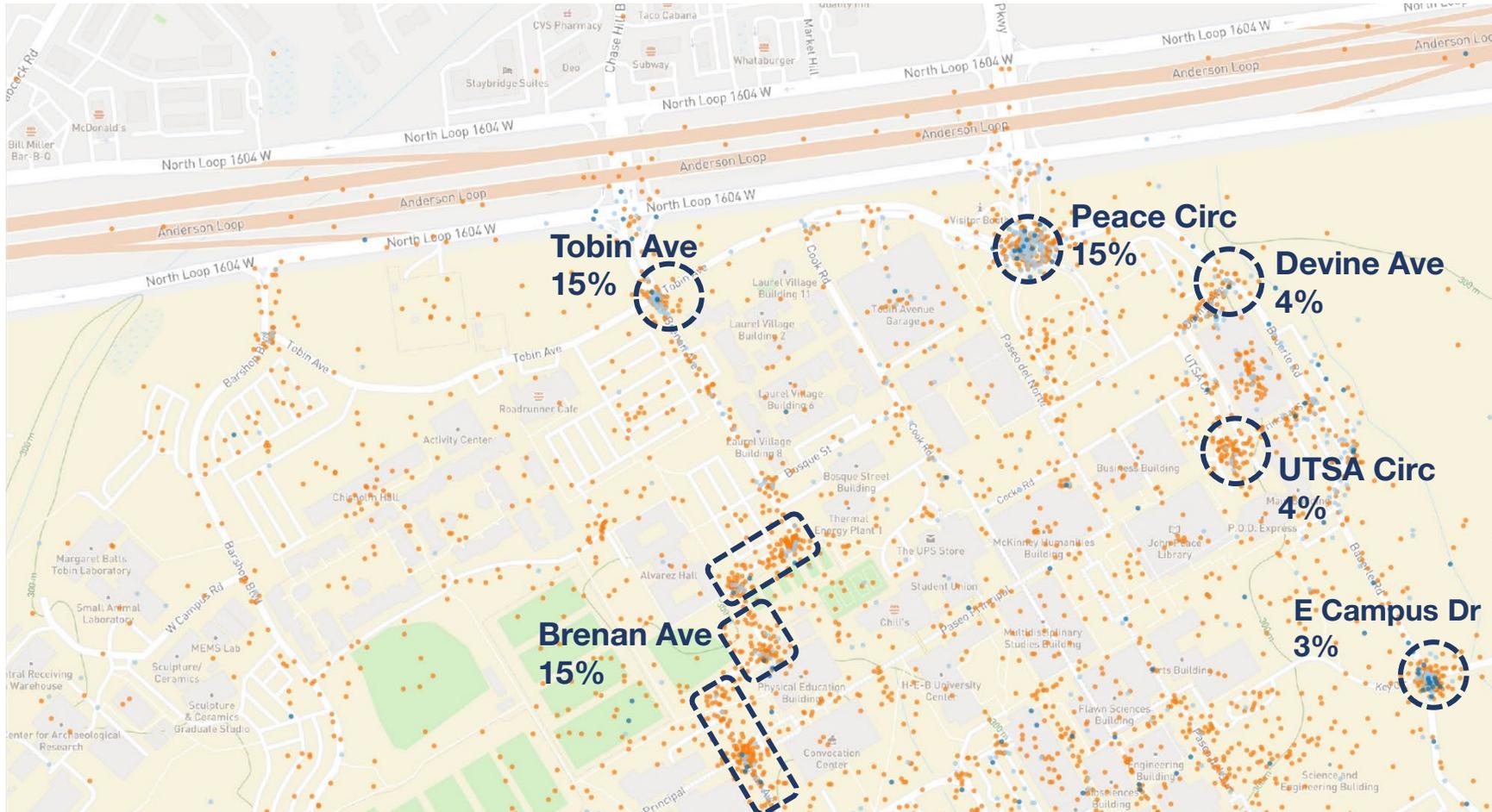
Nearly all of the survey respondents that walk, cycle, or use scooters were students. They primarily moved between their dorms/apartments and classes during the day.



- 13% total respondents walk to campus
- 2% total respondents bike/scooter to campus

# Main Campus | *Identify Unsafe Areas (North Campus)*

Most identified unsafe areas were intersections and/or pedestrian conflict areas.



*“I feel very safe here.”*

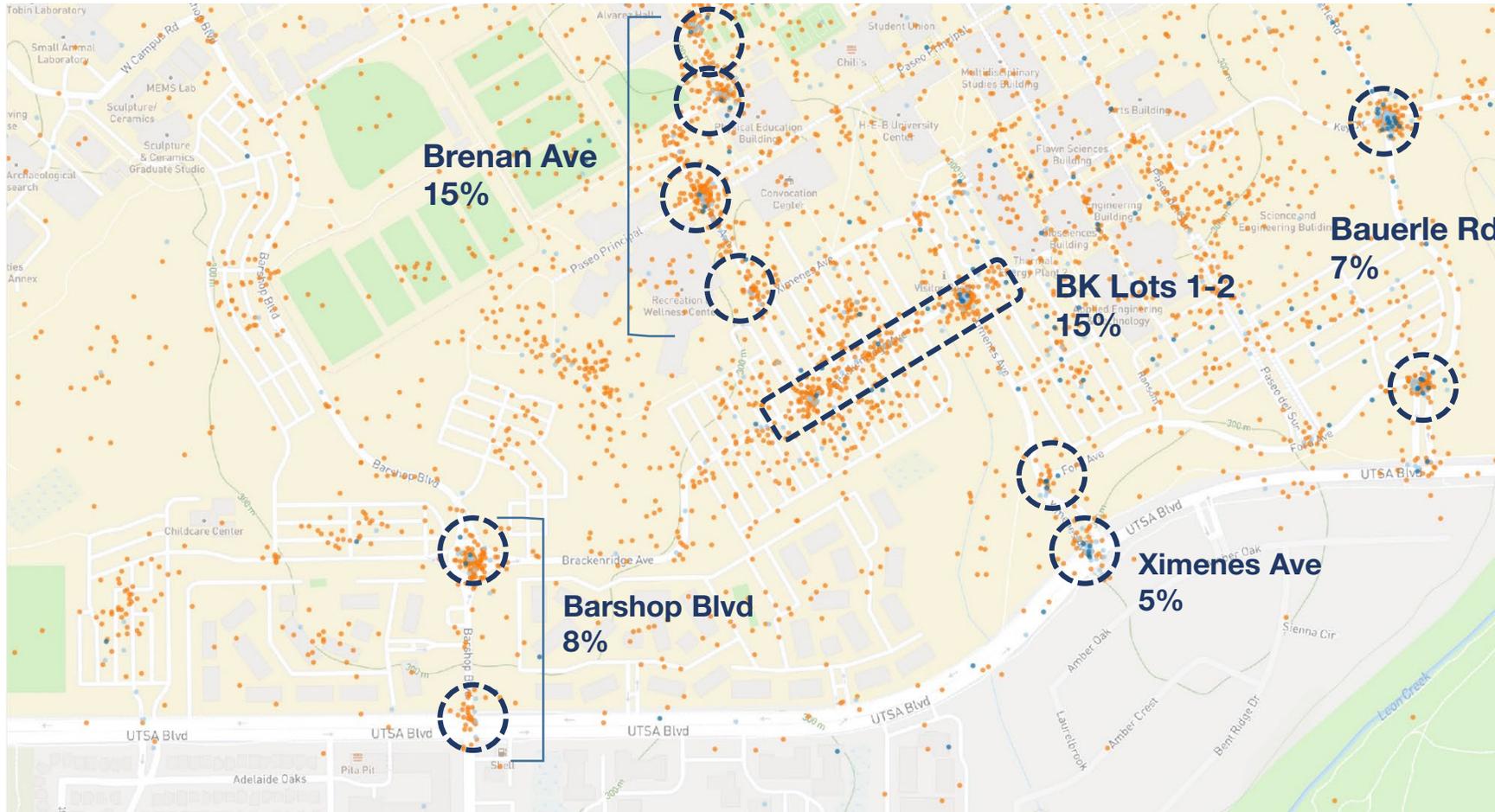
*“Crossing under the freeway”*

*“Peace Circle is like a free-for-all”*

■ Faculty  
■ Staff  
■ Student

# Main Campus | *Identify Unsafe Areas (South Campus)*

Most unsafe areas identified were at intersections and/or pedestrian conflict areas.

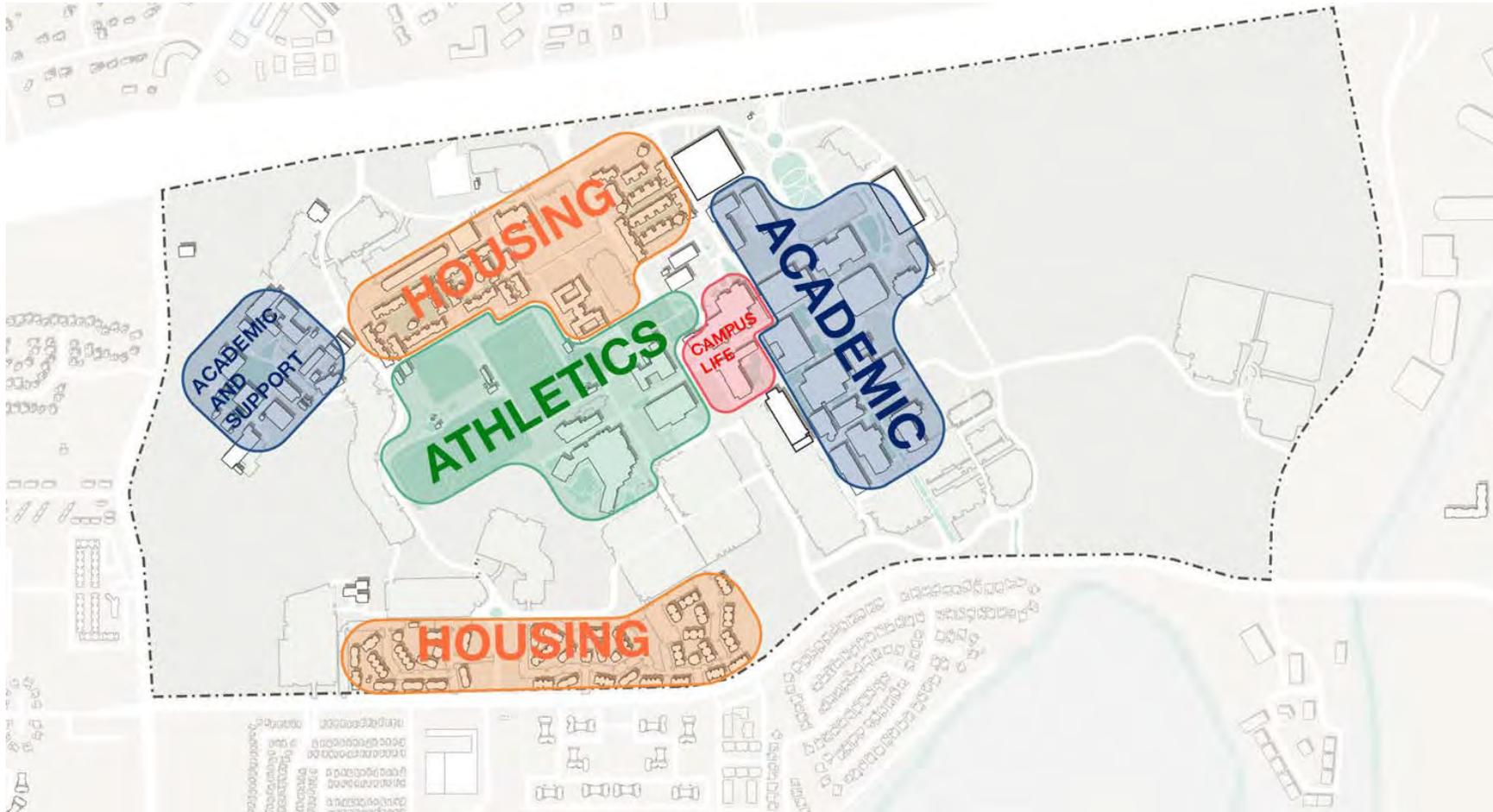


*“Brackenridge Ave lots are usually a zoo”*

*“Lack of crosswalks and heavy traffic.”*

# Main Campus | Existing Districts

Current campus buildings are organized into clear districts.



- Existing Student Housing
- Existing Academic
- Existing Athletics/Recreation
- Existing Campus Life
- Campus Boundary

# Main Campus | Existing Paseo Framework

The academic, campus life, and recreation/athletics districts are organized along the paseos.



- Existing Student Housing
- Existing Academic
- Existing Athletics/Recreation
- Existing Campus Life
- Existing Paseos
- Campus Boundary

# Main Campus | Siting New Academic Development

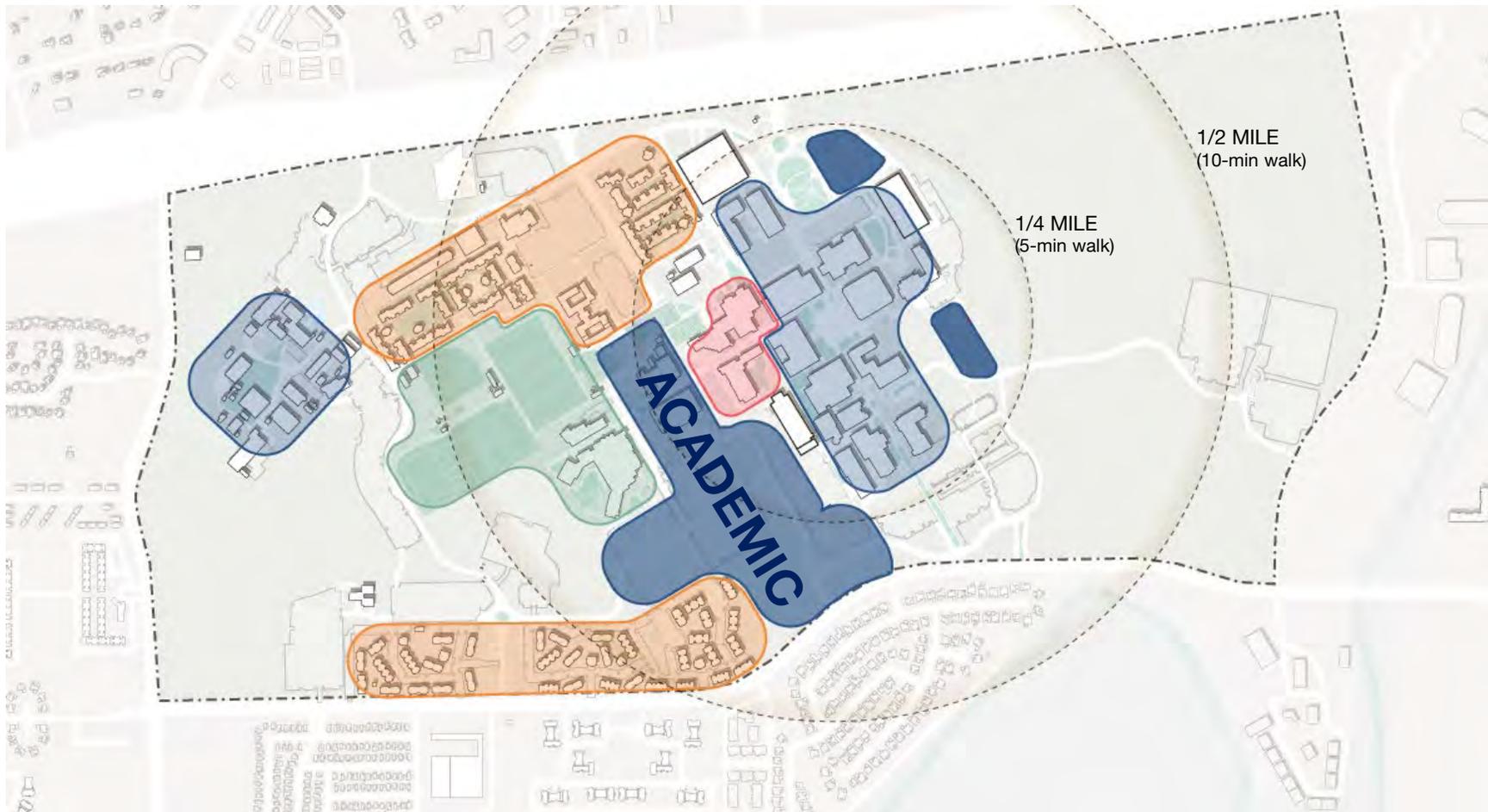
Building onto the existing campus core



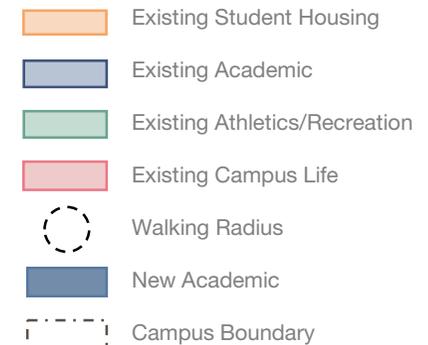
- Existing Student Housing
- Existing Academic
- Existing Athletics/Recreation
- Existing Campus Life
- Walking Radius
- Campus Boundary

# Main Campus | Siting New Academic Development

Building onto the existing campus core

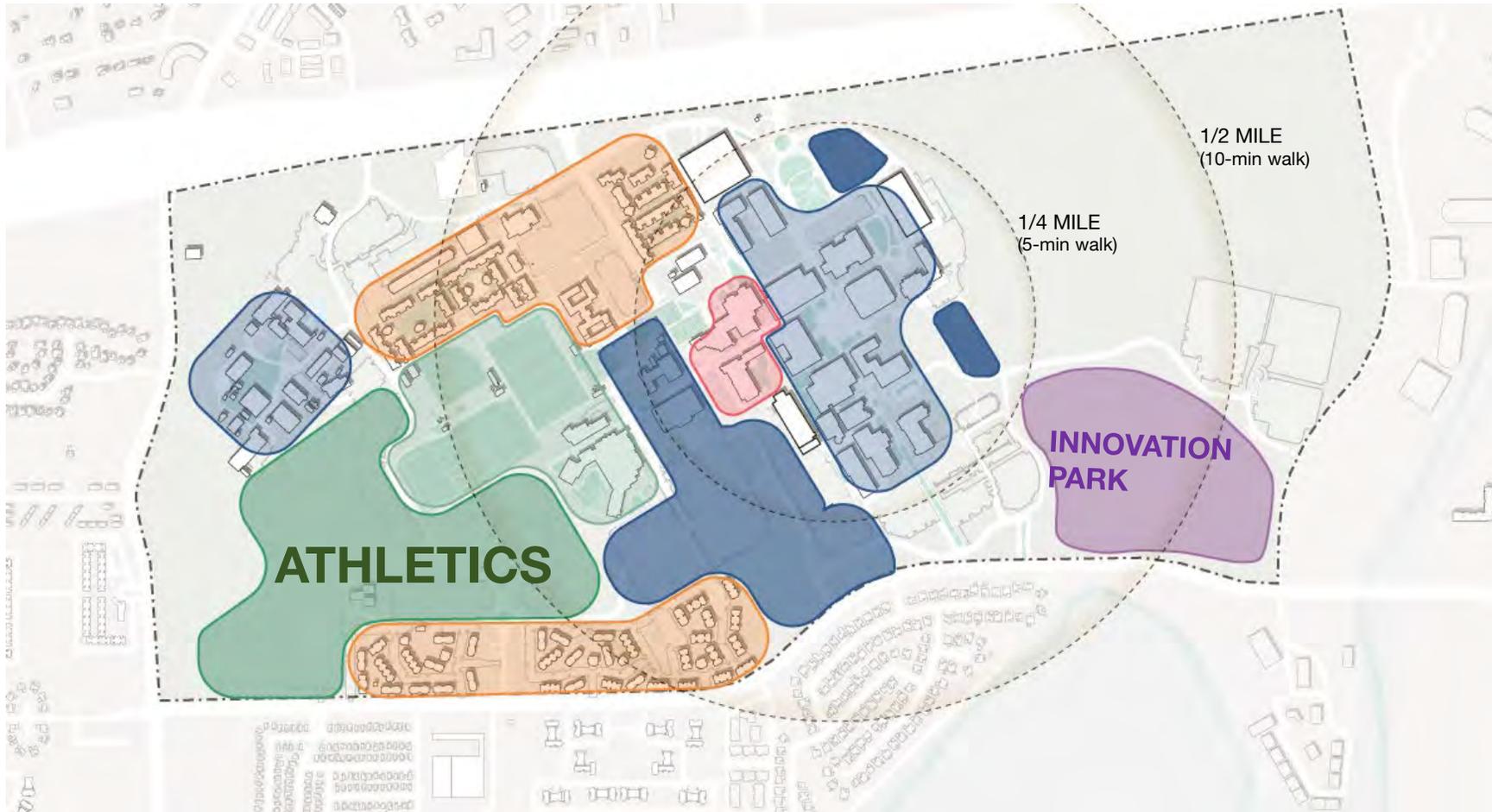


- About 3 million new GSF is needed for academic, administrative, and auxiliary uses
- New academic facilities should be walkable from the existing core



# Main Campus | Siting Additional Development

Athletics and Innovation Park benefit from proximity to the existing campus but establish their own districts.



- Potentially about 660,000 GSF is needed to meet the articulated athletics goals
- 50-100 acres has been identified to create an Innovation Park, which will promote research and strategic partnerships.

- Existing Student Housing
- Existing Academic
- Existing Athletics/Recreation
- Existing Campus Life
- New Athletics
- New Innovation Park
- Campus Boundary

# Main Campus | Siting New Student Housing

Roadrunner Village is envisioned to be a mixed-use housing development that links the campus and community via UTSA Blvd.



- Roadrunner Village is envisioned to be a mixed-use development that may have 1,500-3,000 beds
- This may include an Honors College hall

- Existing Student Housing
- Existing Academic
- Existing Athletics/Recreation
- Existing Campus Life
- New Athletics
- New Innovation Park
- New Roadrunner Mixed-Use Village
- Campus Boundary

# Main Campus | Extending the Paseo Framework

Primary and secondary paseos can help to organize the campus growth and provide a pleasant pedestrian-oriented environment.





# Main Campus | Park West

Approx. 125 acres along 1604

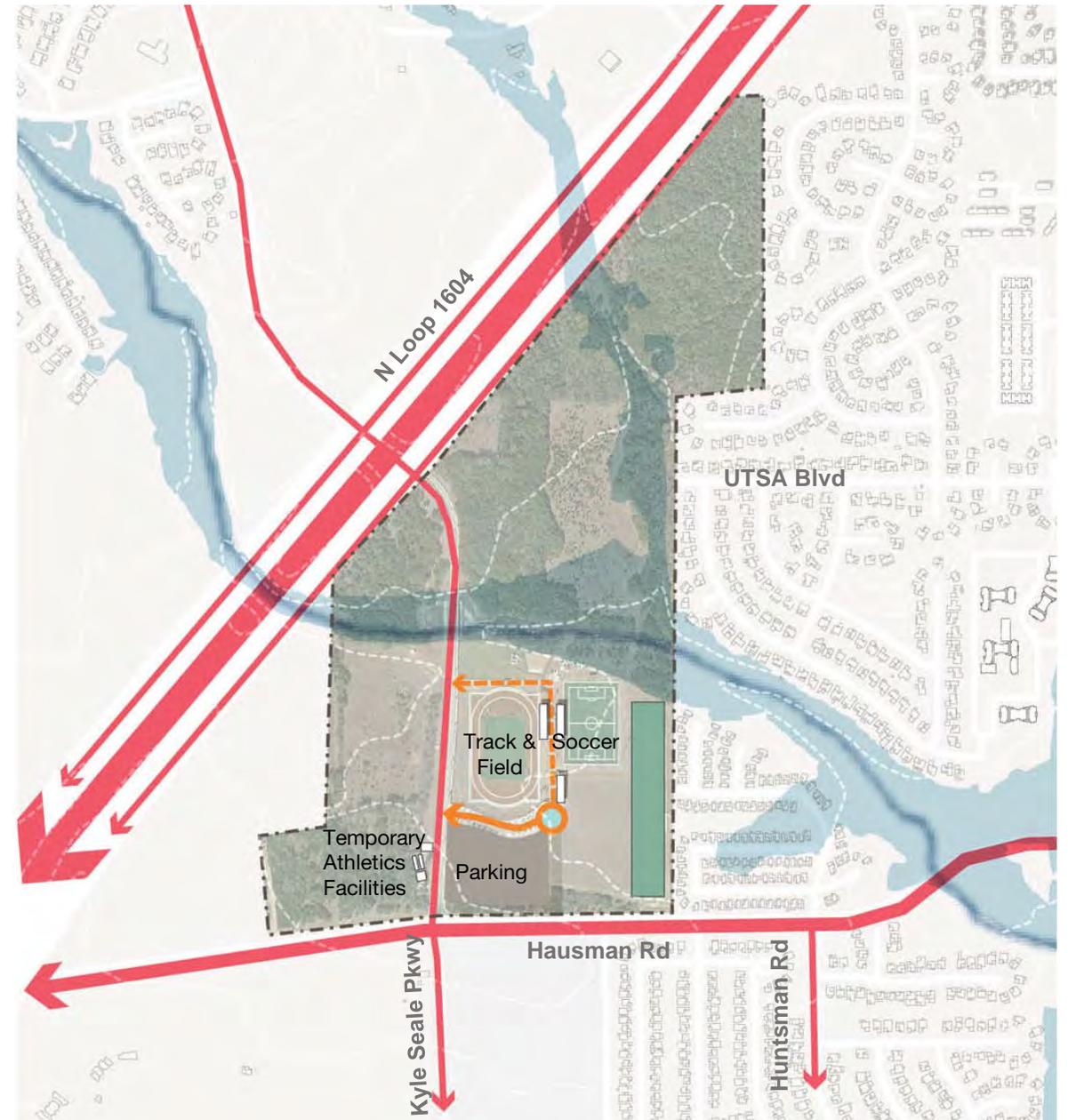
New soccer field and Track & Field stadium

Temporary facilities serving those sports will require permanent buildings

Potential for additional development along 1604 frontage

Potential to continue UTSA Blvd to connect Main Campus and Park West

-  Floodplain
-  Vegetative Filter Strip/ Water Quality Basin
-  Highway
-  Arterial/Collector Road
-  Primary Campus Street
-  Campus Service Drive
-  Campus Boundary



# **3** Downtown Campus

# Downtown Campus | Stakeholder Themes

## CAMPUS VISION THEMES

- Growth to a self-sustaining campus
- Integration with downtown San Antonio both physically and programmatically
- Facilitate partnerships with local industry, institutions, and workforce

## PHYSICAL CAMPUS

- Desire for additional amenities and resources on or immediately near campus
- Need for better pedestrian, bicycle, and transit links



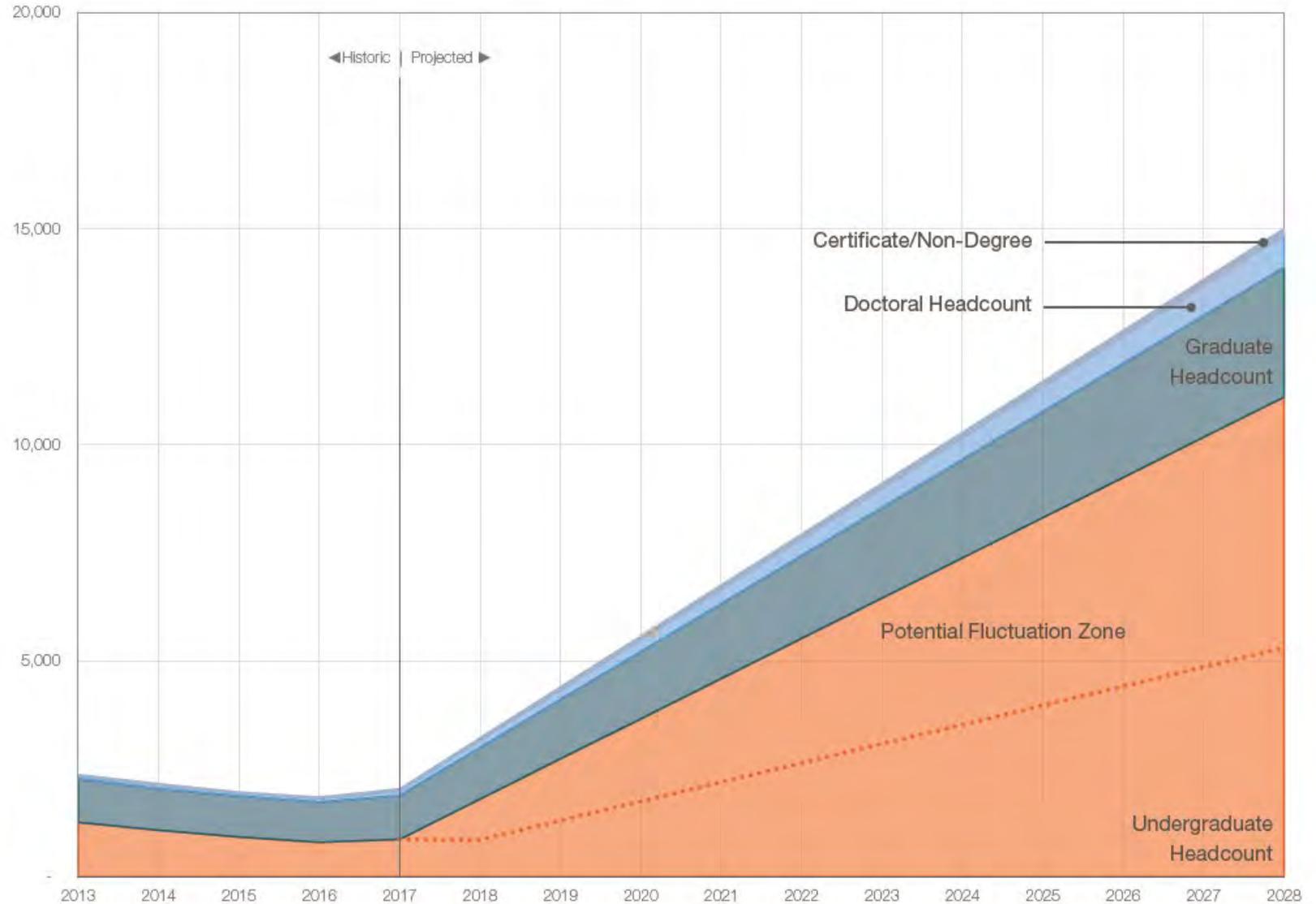
# Downtown Campus | Planning Assumptions

## POPULATION

- 15,000 headcount students

## NEAR-TERM NEW FACILITIES

- National Security Collaboration Center
- School of Data Science



# Downtown Campus | Preliminary Space Needs Summary

|  | EXISTING SPACE (ASF) | NEW BUILDINGS by 2023 (SDS and NSCC) (ASF) | 2028 NEW SPACE NEED (ASF) | 2028 NEW SPACE NEED (GSF) |
|--|----------------------|--|---------------------------|---------------------------|
| Instructional  | 131,213              |  | 538,000                   | 827,000                   |
| Research   | 4,800                |  | 303,000                   | 465,000                   |
| Office   | 83,283               |  | 310,000                   | 477,000                   |
| Library  | 21,730               |  | 124,000                   | 191,000                   |
| Support  | 2,887                |  | 134,000                   | 205,000                   |
| <b>TOTAL E&amp;G Space</b>   | <b>243,913</b>       | <b>127,500</b>                             | <b>1,281,000</b>          | <b>1,971,000</b>          |
| Auxiliary (recreation, dining, retail, clinic, child care, lounge/student space) | 66,741               | 14,000                                     | 75,000                    | 115,000                   |
| <b>TOTAL*</b>  | <b>310,654</b>       | <b>142,000</b>                             | <b>1,356,000</b>          | <b>2,086,000</b>          |

\*Excludes housing

## POTENTIAL FACILITIES (included)

- New academic buildings, particularly for instruction and research
- New auxiliary space- dining, recreation, etc.
- Arts and cultural spaces

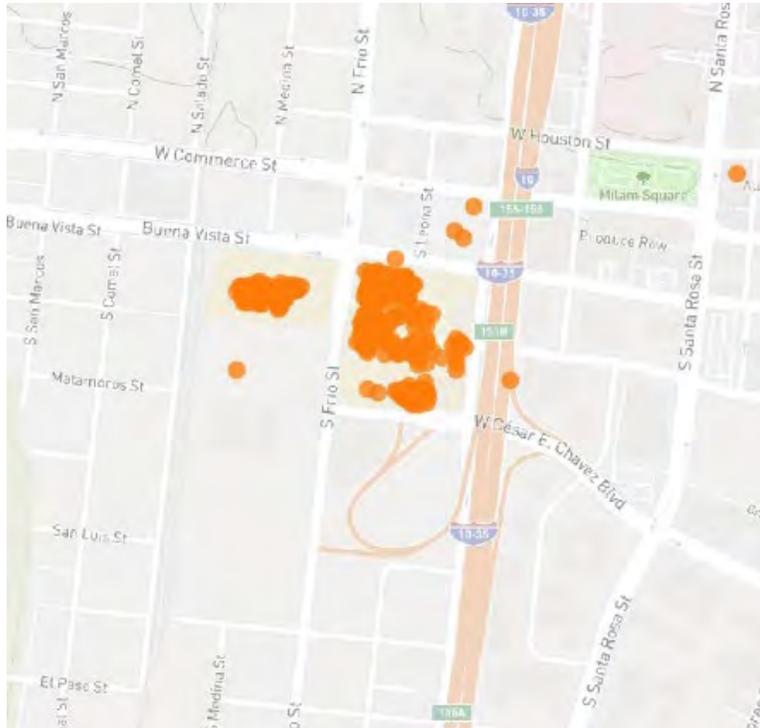
## ADDITIONAL FACILITIES (not included)

- Student housing
- Faculty/staff housing
- Lab school
- Shared partnership facilities
- Outdoor recreation fields/courts

# Downtown Campus | Gathering Spaces

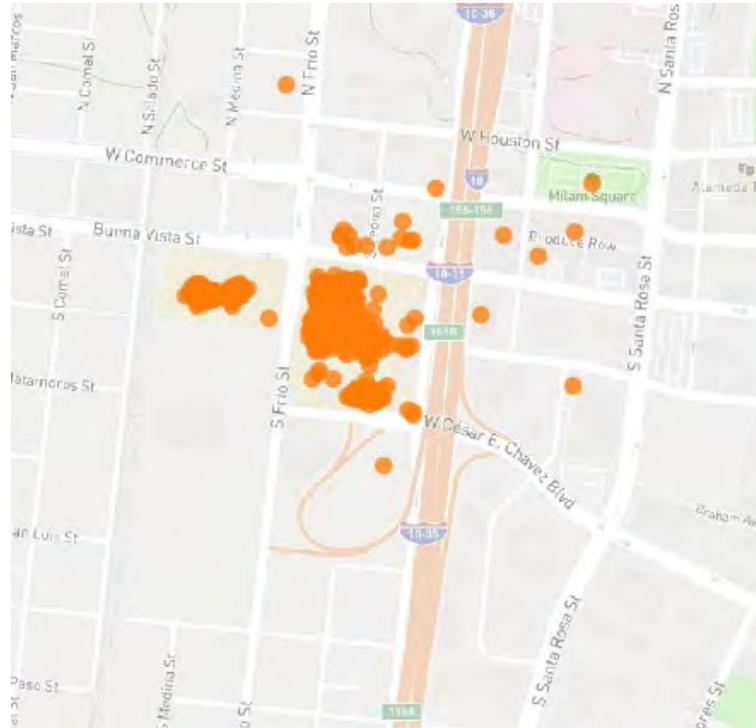
- Faculty
- Staff
- Student

Where do you typically *study*?



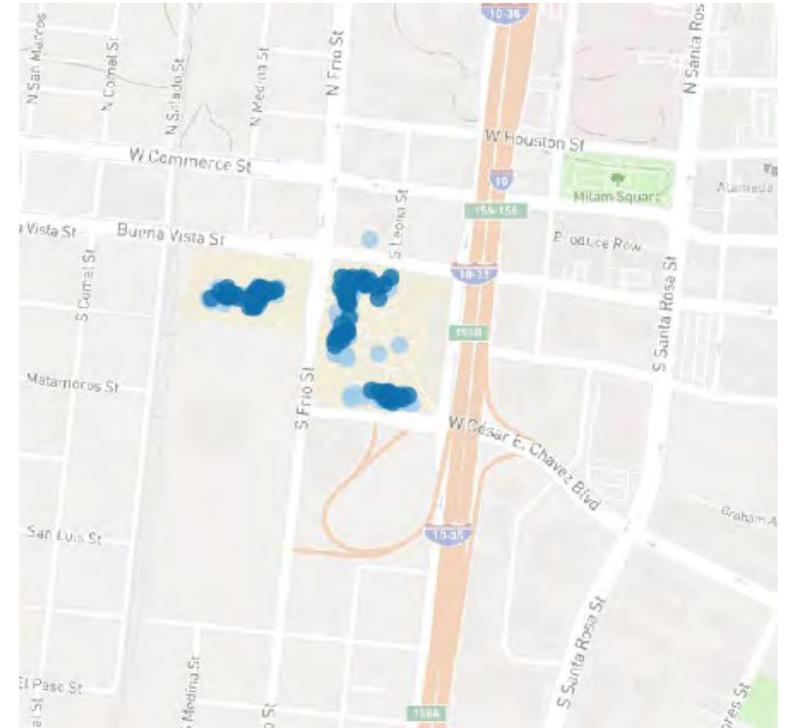
*"I usually study at home since I work full-time and don't have that much time in between classes"*

Where do you *socialize*?



*"[I] spend most time at downtown campus"*

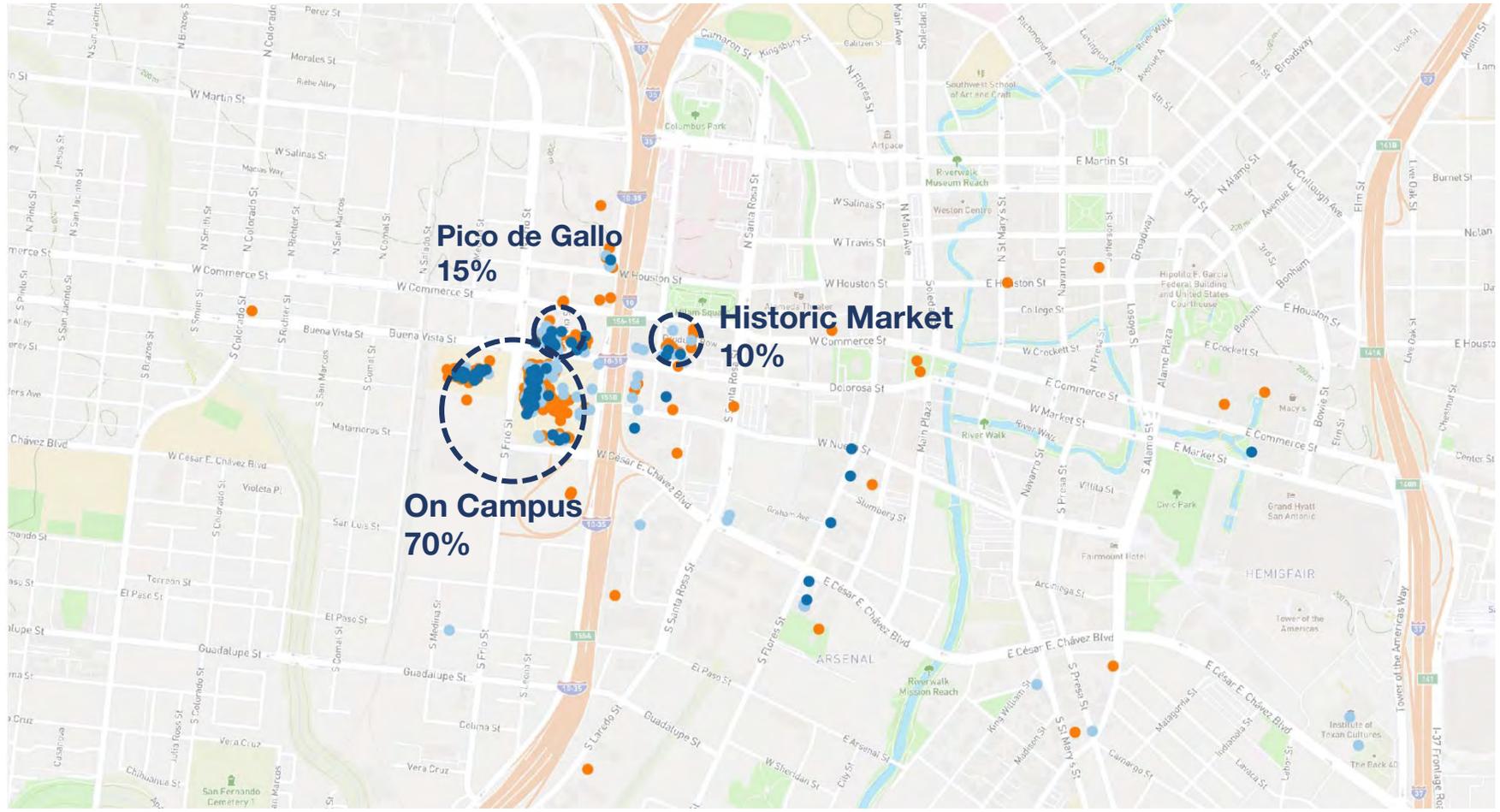
Where do you *collaborate*?



*"[I eat at the] student union food court."*

# Downtown Campus | *Where do you typically eat on/near campus?*

Most respondents eat on campus. Pico de Gallo was the most popular off-campus food venue.

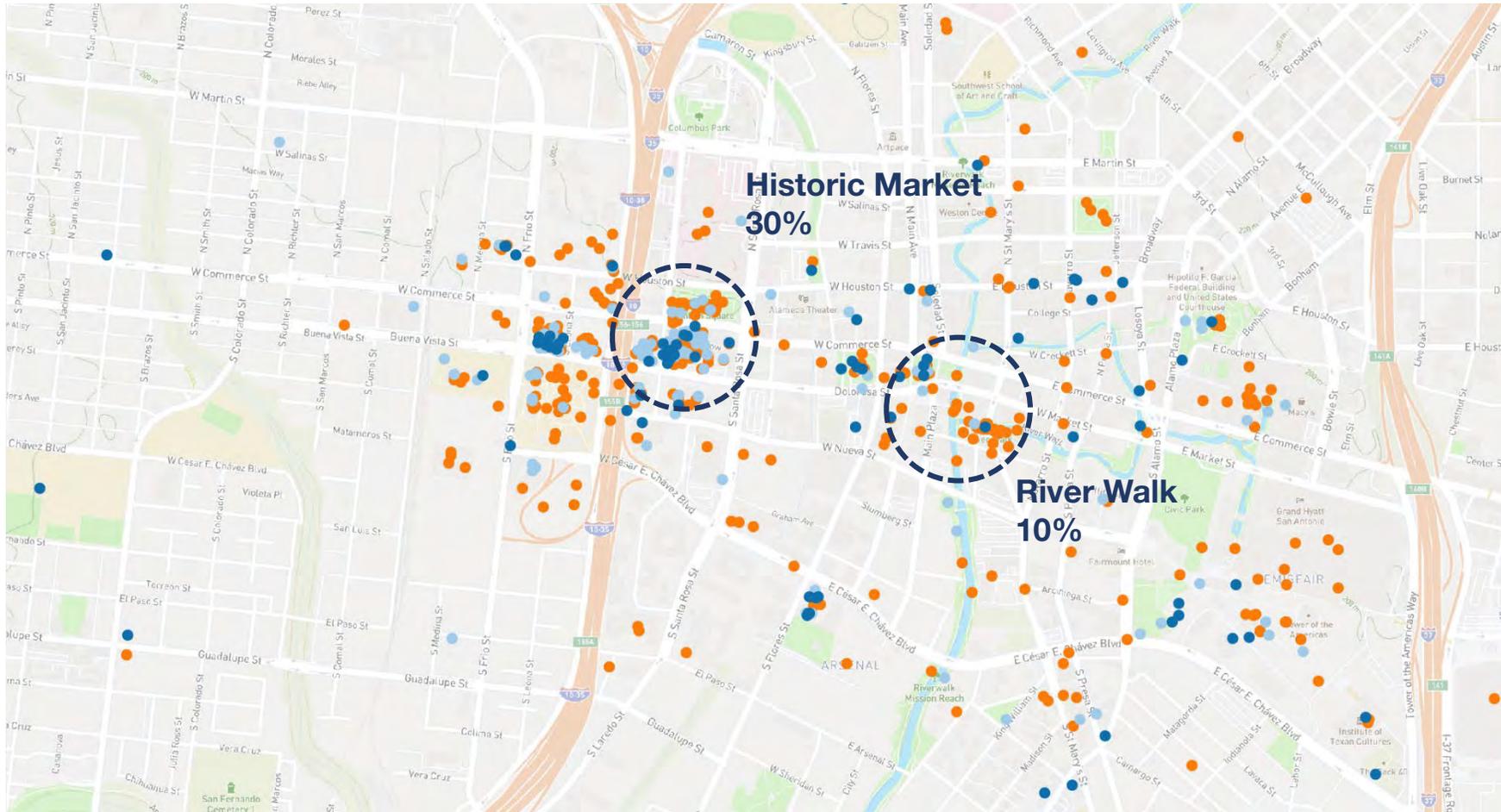


*“Food choices on downtown campus are minimal compared to those offered on Main Campus”*

*“I order Uber eats. There are no good, affordable food places in downtown and definitely no good food”*

# Downtown Campus | *Which off-campus destinations do you visit?*

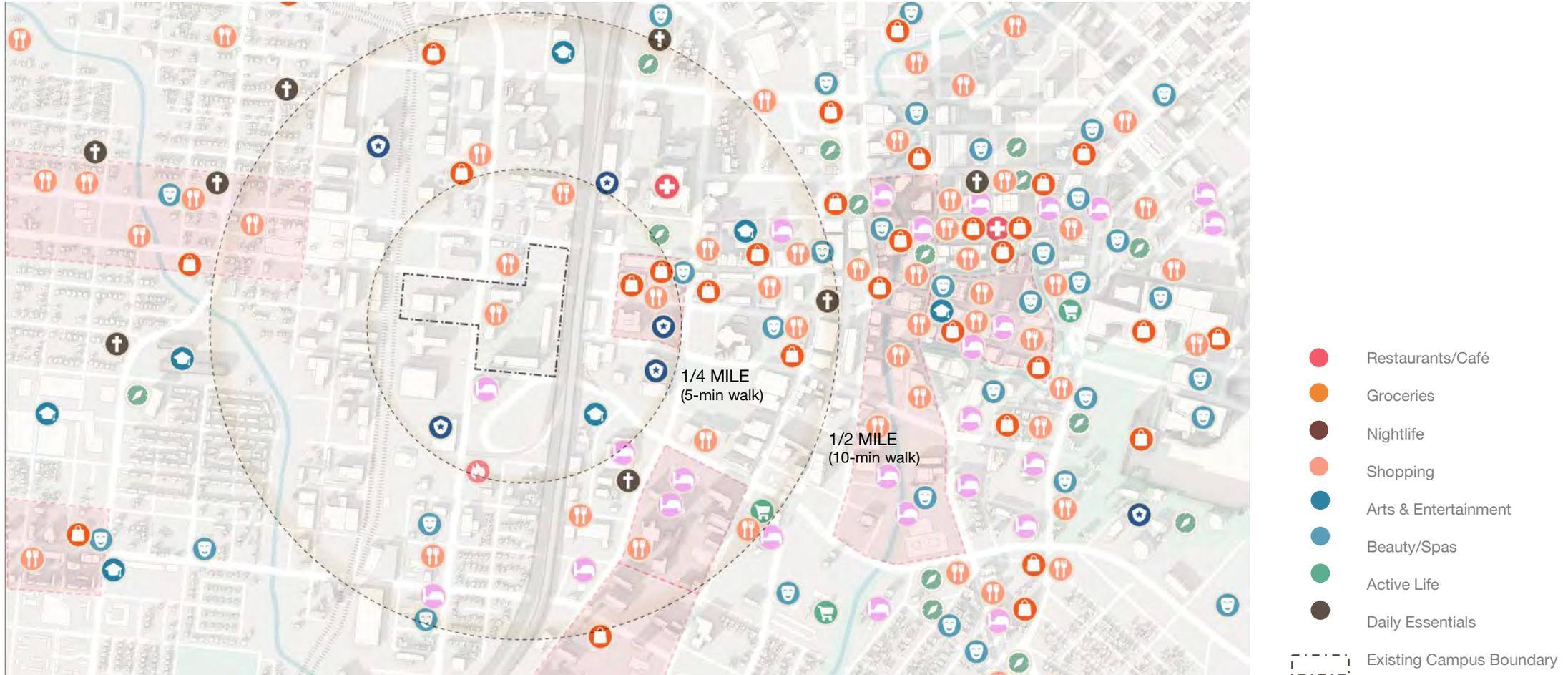
While many don't tend to venture off campus often, popular destinations include the Historic Market Square, Milam Park, Main Plaza, and the River Walk



*“I bicycle the River Walk at lunch, sometimes visit Market Square, and go to various downtown restaurants”*

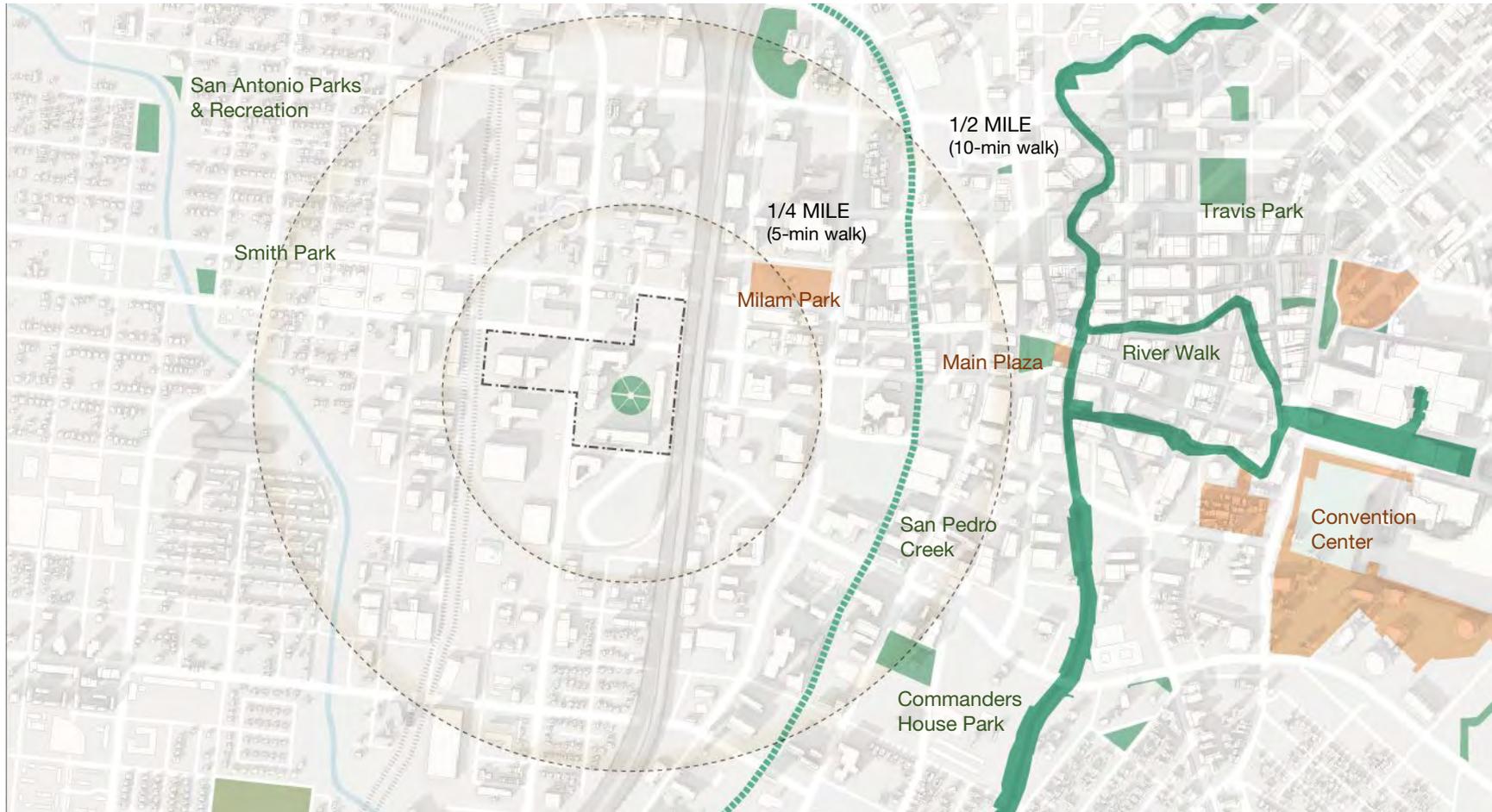
# Downtown Campus | Nearby Amenities

Many amenities are clustered east of I-10 including around the Downtown and River Walk area.



# Downtown Campus | Open Space Network

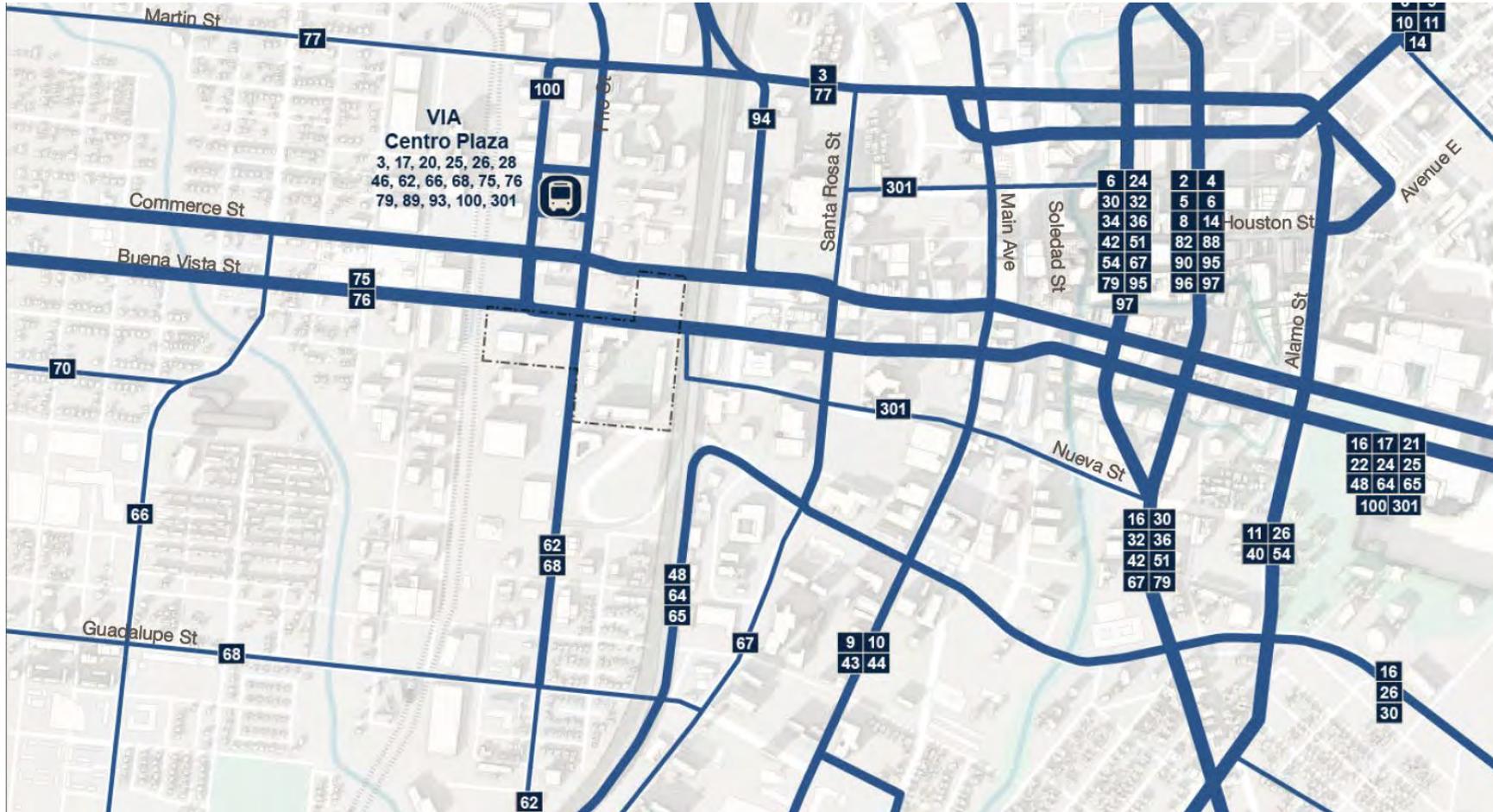
Areas immediately surrounding the Downtown Campus lack open space or significant connections to open space.



- The River Walk is about 10-15 minute walk away
- Phase 1 of the San Pedro Creek Culture Park project is currently under construction. It will provide numerous community programming opportunities to downtown.
- Phases 3-4 are currently in planning.

# Downtown Campus | Transit Network

Downtown is well-served by transit, including the 93 and 94 routes, which serve the Main Campus. The VIA Centro is a new transit hub for downtown.

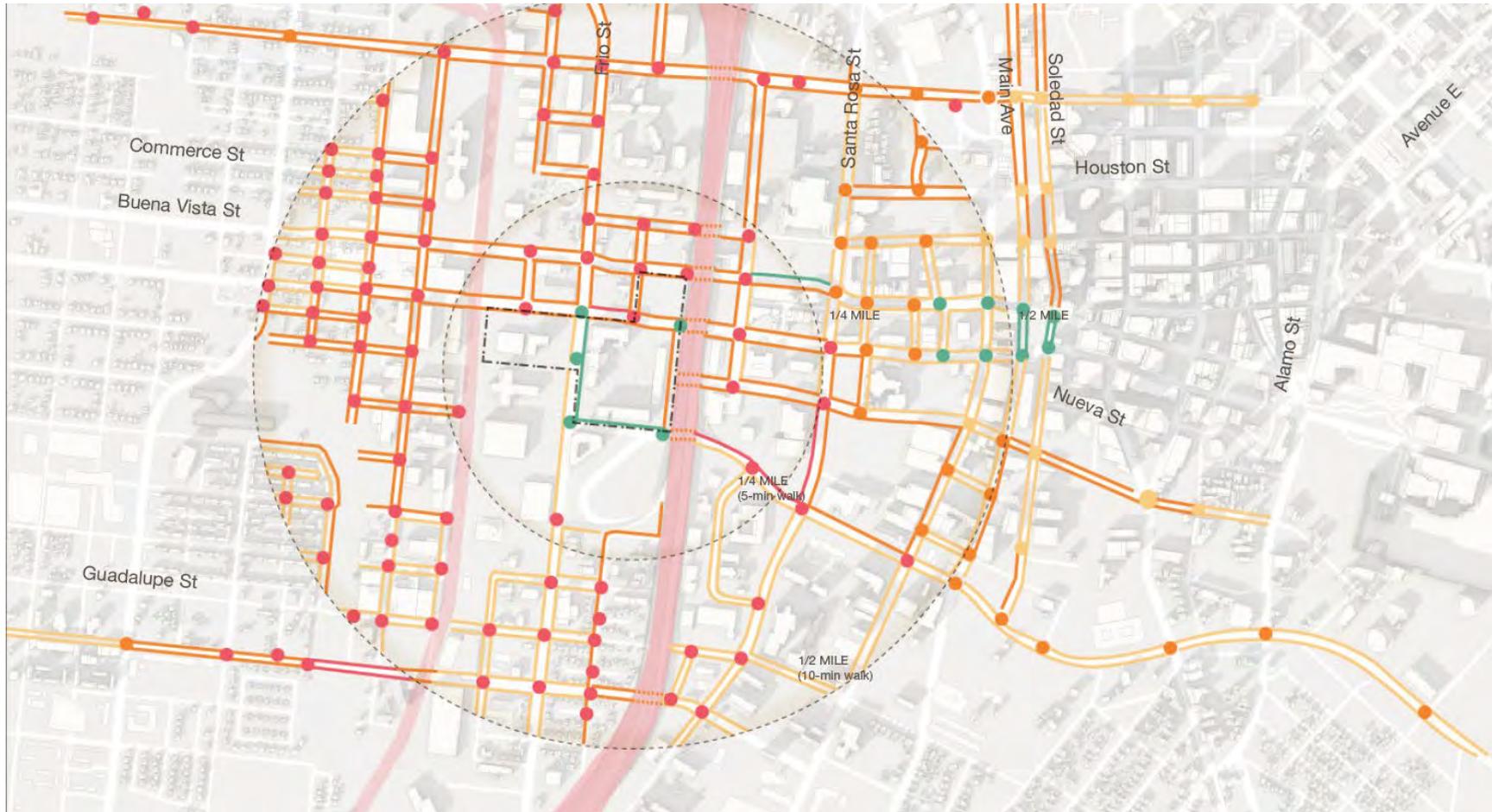


*“The downtown campus needs reliable transportation”*

*“Severe NEED for dedicated UTSA shuttles to Downtown”*

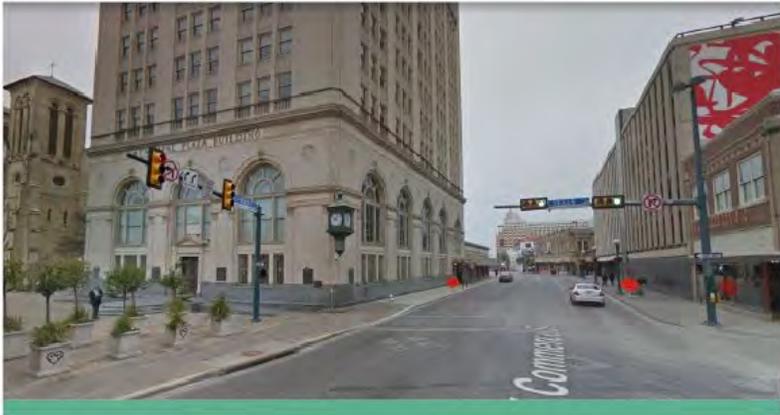
# Downtown Campus | Pedestrian Network

The pedestrian environment around the campus is generally in poor condition, but improvements along key corridors could connect to the more pleasant sidewalks further east.



- Poor Pedestrian Sidewalk Conditions
- Average Pedestrian Sidewalk Conditions
- Good Pedestrian Sidewalk Conditions
- Poor Pedestrian Intersection Conditions
- Average Pedestrian Intersection Conditions
- Good Pedestrian Intersection Conditions
- - - Existing Campus Boundary

# Downtown Campus | Pedestrian Network



Good Quality



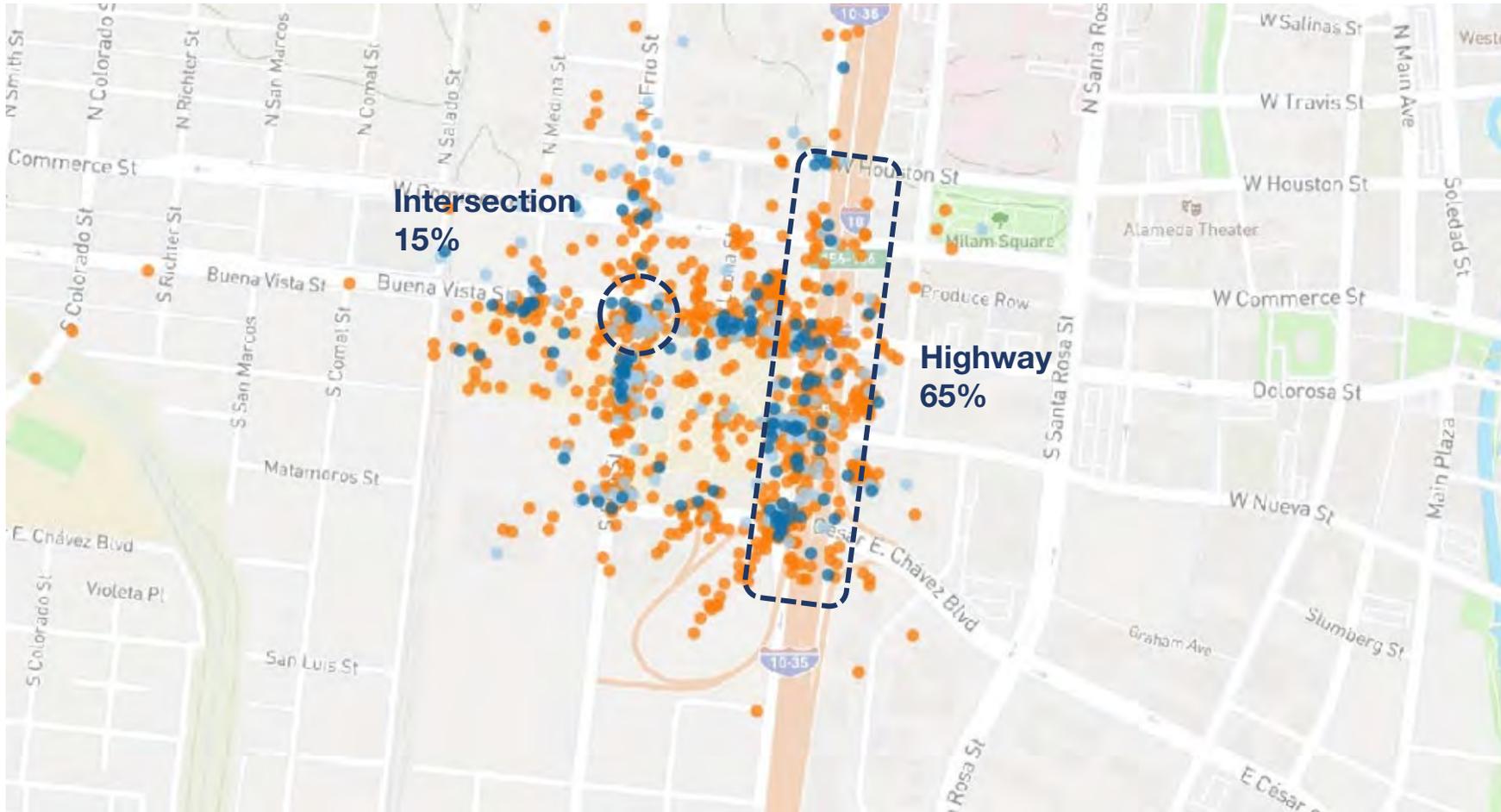
Moderate Quality



Poor Quality

# Downtown Campus | *Where do you feel unsafe?*

The streets surrounding Main Campus have been noted as unsafe from students, faculty, and staff.



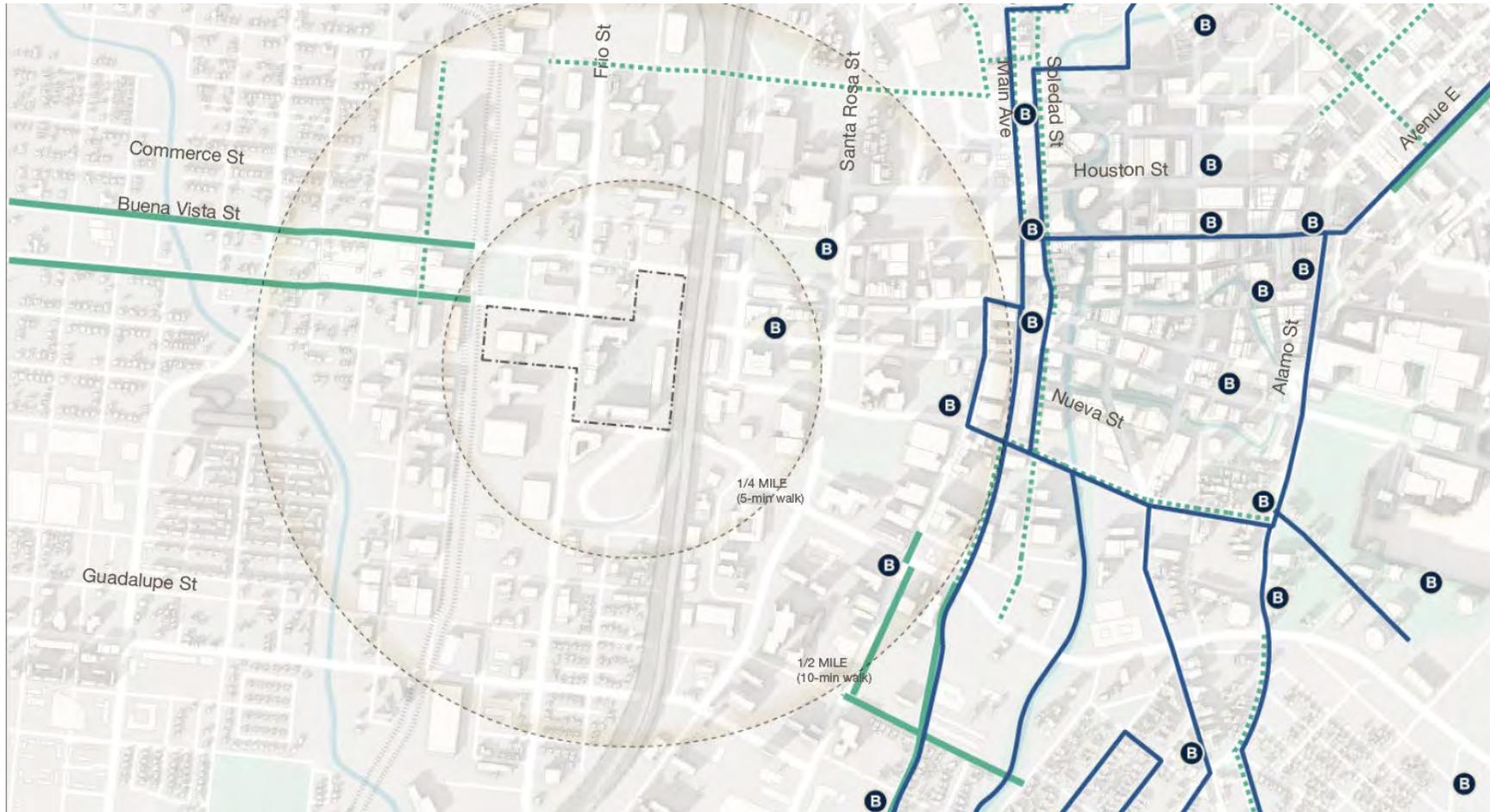
*“Parking lots have poor lighting and limited patrols by campus police. At night, weekends and during”*

*“Crosswalks are unsafe. One of my students was hit”*

*“Crossing Frio Street is dangerous.”*

# Downtown Campus | Bicycle Network

Bicycle network is disjointed and largely absent near campus.

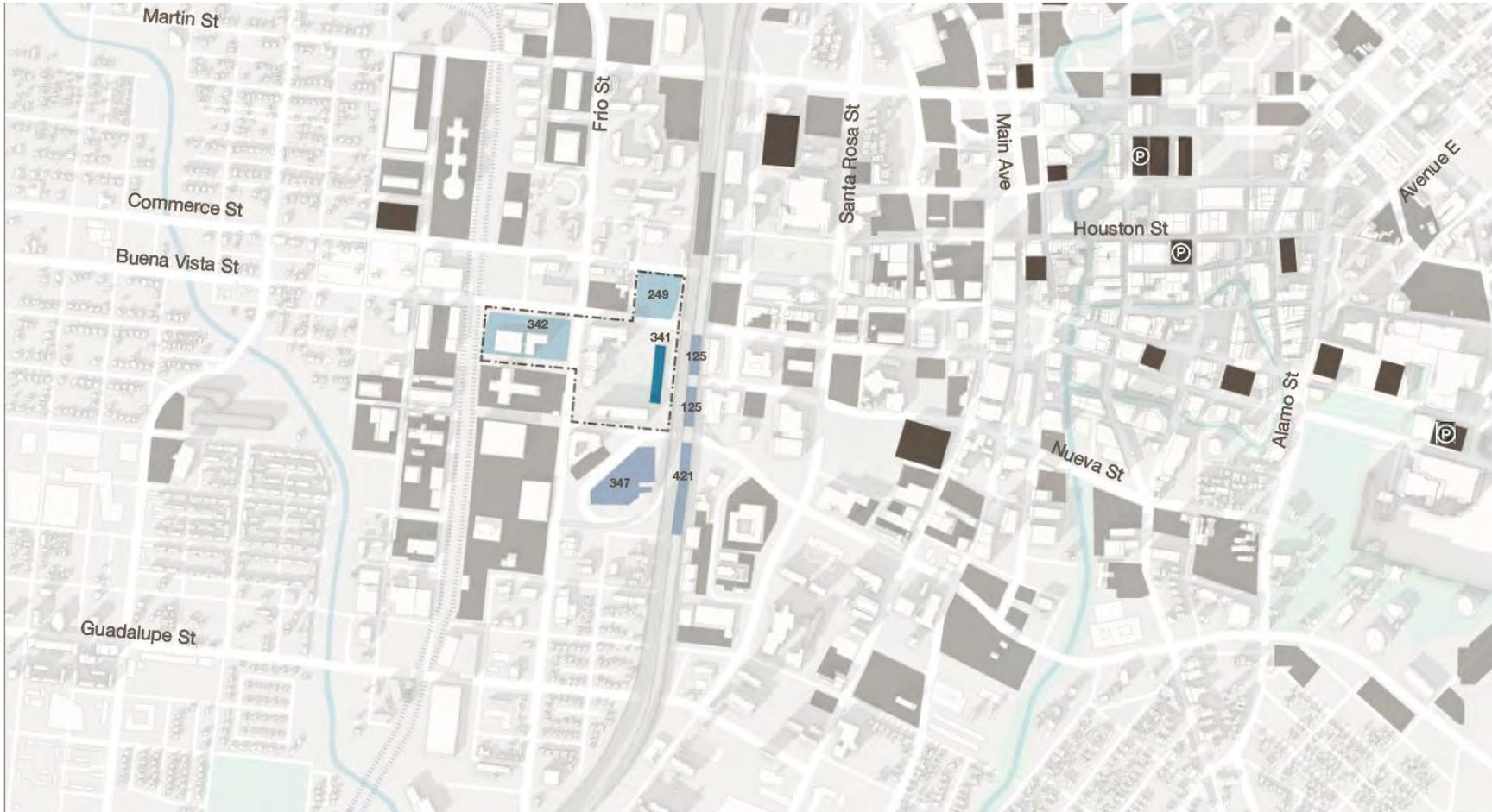


*“Biking should be more encouraged among the students. Bike trail availability would be helpful.”*

- Dedicated Bicycle Lane
- ⋯ Bicycle Friendly Lane
- Suggested Bicycle Routes
- ⓑ Swell Cycle Station
- - - Existing Campus Boundary

# Downtown Campus | Parking

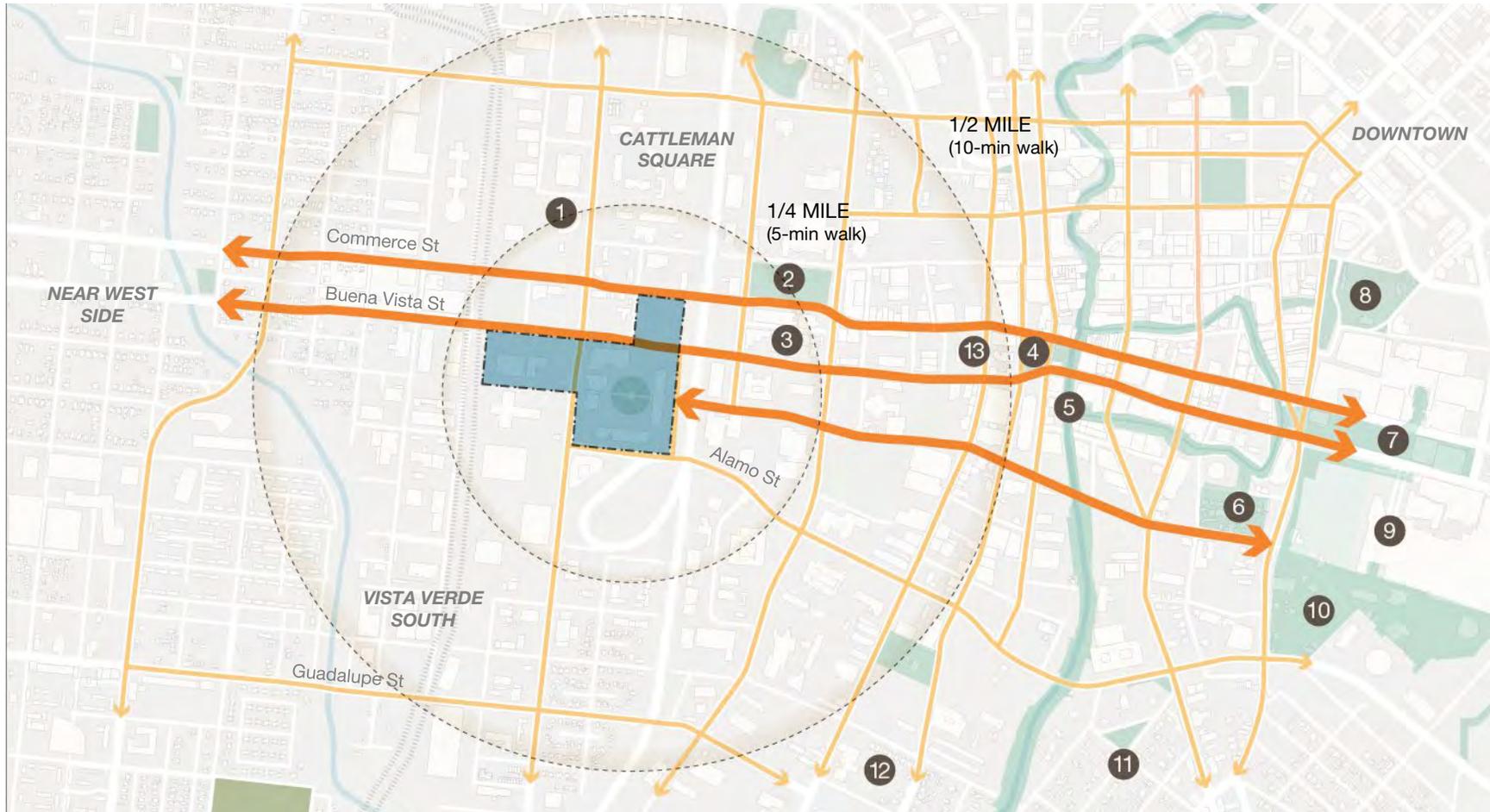
Surface parking dominates San Antonio's downtown landscape, particularly west of I-10 near the Downtown Campus.



- 236 garage spaces
- 1,721 of surface spaces (including 1,025 leased from TXDOT)

# Downtown Campus | Development Context

Numerous amenities are within a 1/2 mile walking distance of the current campus. As the campus moves east it will become more integrated with downtown San Antonio.

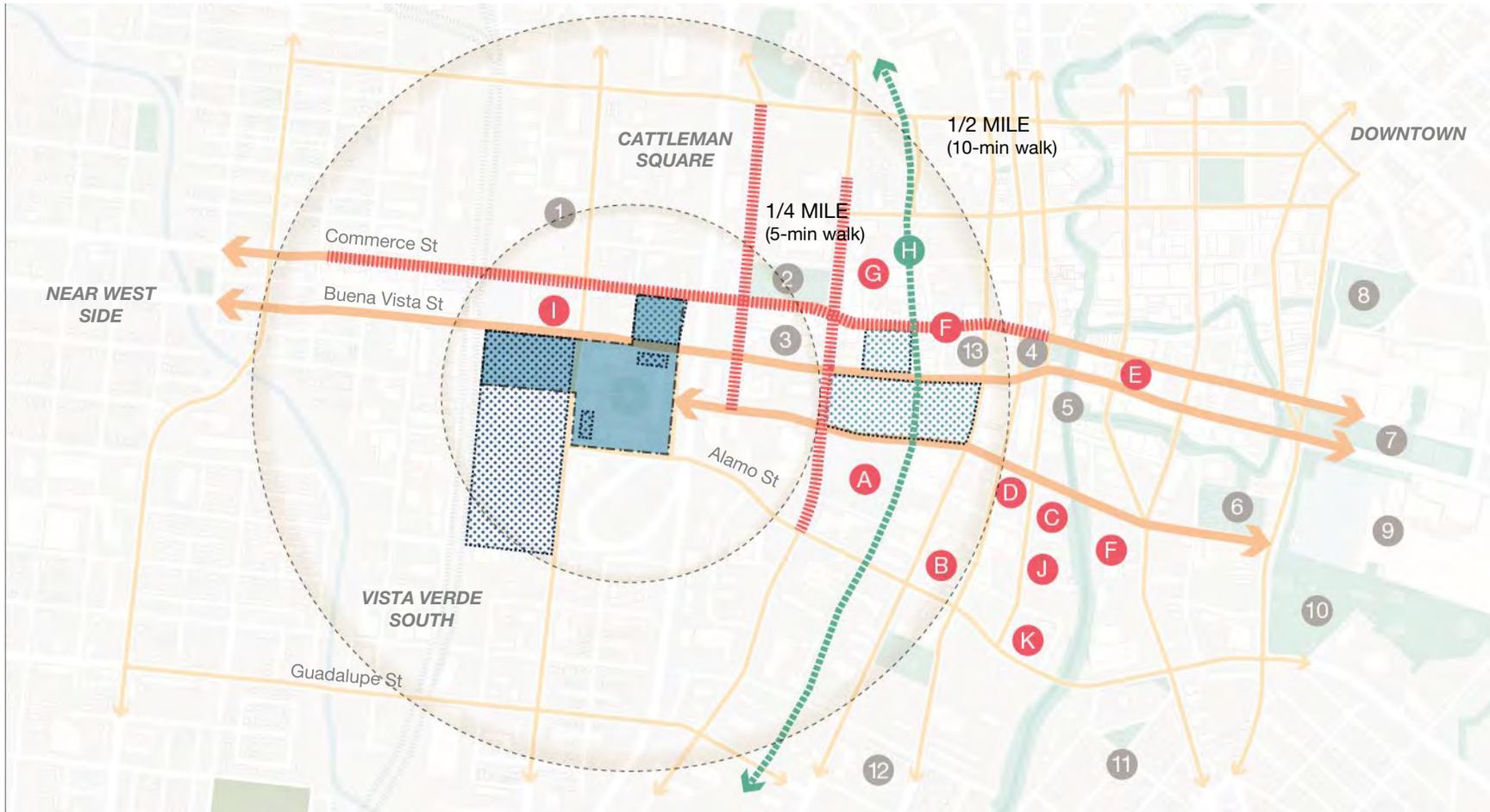


1. VIA Centro Plaza
2. Historic Market Square
3. Milam Park
4. Main Plaza
5. The River Walk
6. La Villita Plaza
7. Rivercenter Mall
8. The Alamo
9. Henry B. Gonzalez Convention Center
10. Hemisfair Park
11. Southtown Arts District
12. King William Historic District
13. City Hall

- Major Pedestrian Routes
- Minor Pedestrian Routes
- # Significant Downtown Areas/Buildings
- Existing Campus Boundary

# Downtown Campus | Development Context

Additional amenities are now within a ¼ mile walking distance of the new campus parcels.

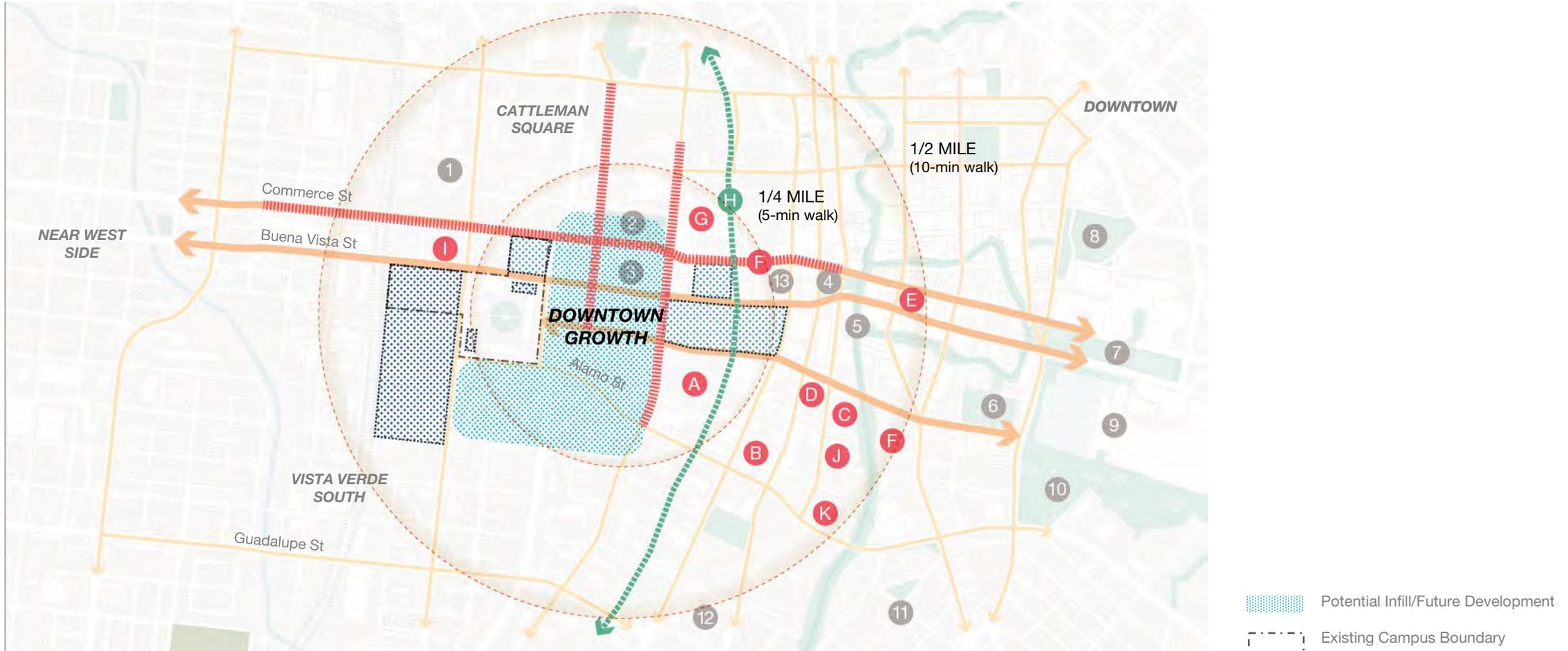


- A. Federal Courthouse
- B. Encore SoFlo
- C. Bexar County Parking Garage
- D. Dwyer Apartments
- E. Canopy Hilton
- F. W. Commerce St Improvements
- G. Alameda Theater Renovation/Add.
- H. San Pedro Creek Improvement Project
- I. Bexar County Center for Health Care Services
- J. Heritage Plaza
- K. HEB Parking Garage

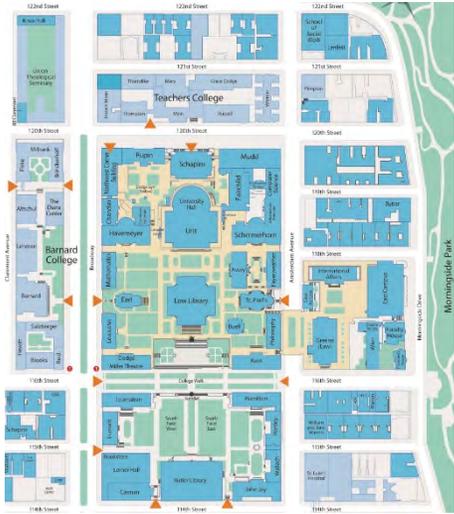
- ■ ■ Capital Improvement Areas
- ■ ■ UTSA Expansion Phase 1
- ■ ■ UTSA Expansion Phase 2
- ● Future Development Projects
- Existing Campus Boundary

# Downtown Campus | Development Context

The Downtown Campus has an opportunity to become closer to numerous amenities with growth.



# Downtown Campus | Downtown Campus Development Precedents



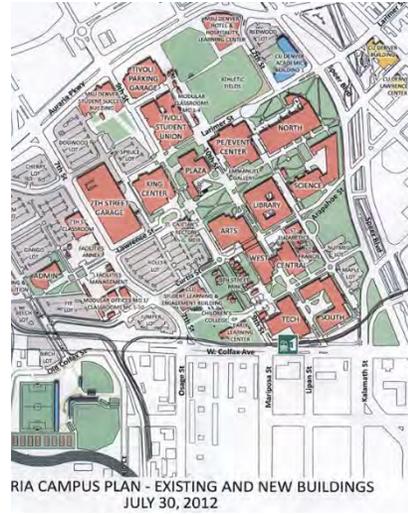
**Columbia University**  
New York, NY

- Clearly defined campus edges
- Defined internal campus quad



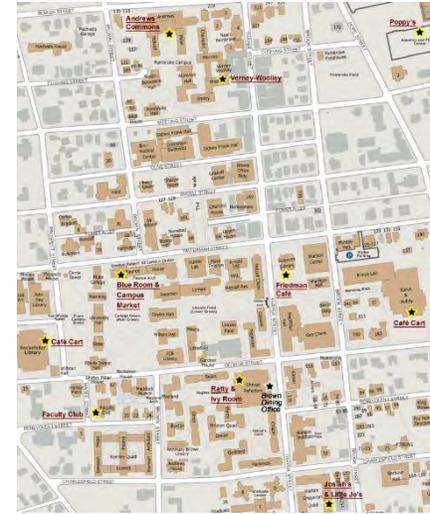
**New York University**  
New York, NY

- Dispersed locations
- Undifferentiated boundary between city and campus



**Auraria Higher Education Campus**  
Denver, CO

- Multiple institutions on single campus
- Adjacent to CBD



**Brown University**  
Providence, RI

- Integrated in neighborhood
- Common green



**Arizona State University**  
Phoenix, AZ

- Rapidly growing urban campus
- Integrated in city
- Evolving shared open spaces

# 4 Next Steps

# Next Steps | Opportunities for Additional Information and Feedback

## MASTER PLAN WEBSITE

- <https://www.utsa.edu/strategicplan/presidential-initiatives/campusmasterplan/index.html>

## WRITE YOUR FEEDBACK OR IDEAS TO:

### MASTER PLAN EMAIL

- [masterplan@utsa.edu](mailto:masterplan@utsa.edu)

### MASTER PLAN TEXT NUMBER

- 830-339-2252

