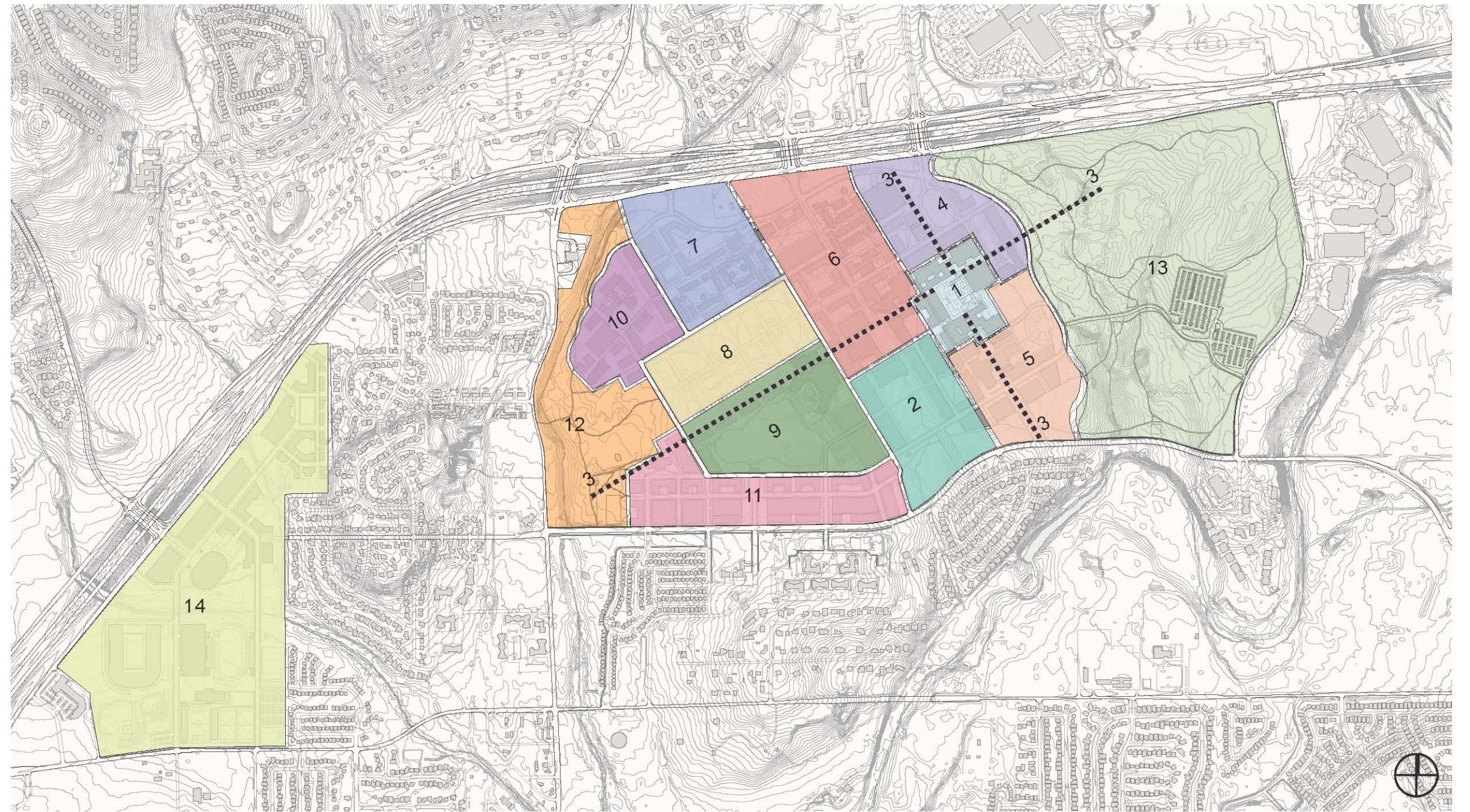


# DETAIL PLANS OF THE MAIN CAMPUS

FIGURE 1

Detail Plan Key

- Historic Academic Core 1
- Central Quadrangle 2
- Paseos 3
- Leon Creek North 4
- Leon Creek South 5
- Residential Area East 6
- Residential Area West 7
- Recreational Playfields 8
- Rattlesnake Hill 9
- West Campus 10
- Collegetown 11
- Maverick Creek 12
- East Campus 13
- UTSA Park West 14



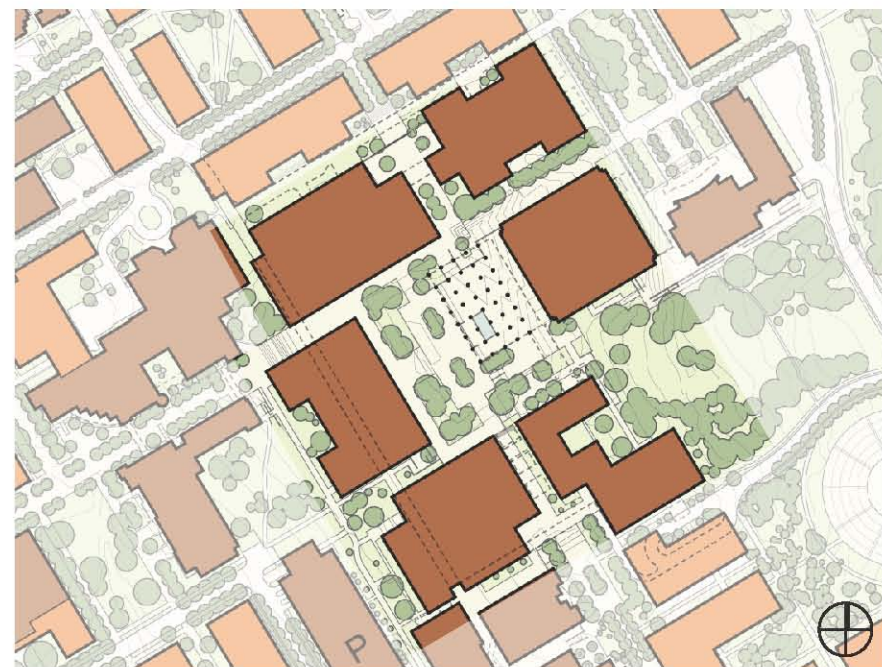
1

0 600 1,200 2,400 ft





2 0 200 400 ft



3 0 200 400 ft

**HISTORIC ACADEMIC CORE**

The Historic Academic Core contains the original campus buildings designed by Ford, Powell & Carson in the 1970s and is centered on the Sombrilla Plaza. The plaza remains beautiful and is perhaps more vibrant today than at any other point in campus history.

The Sombrilla Plaza and the associated Paseos should be preserved and enhanced. While the Sombrilla Plaza is lush, the Paseos are fairly stark and should be improved with trees, benches, and wayfinding graphics. Where it is not practical to plant trees, the University should add trees and other plants in containers. Plants should be scaled appropriately for the space and establish a rhythm of plantings.

**FIGURE 2**  
*The existing Historic Academic Core*

**FIGURE 3**  
*Long Range Plan for the Historic Academic Core*

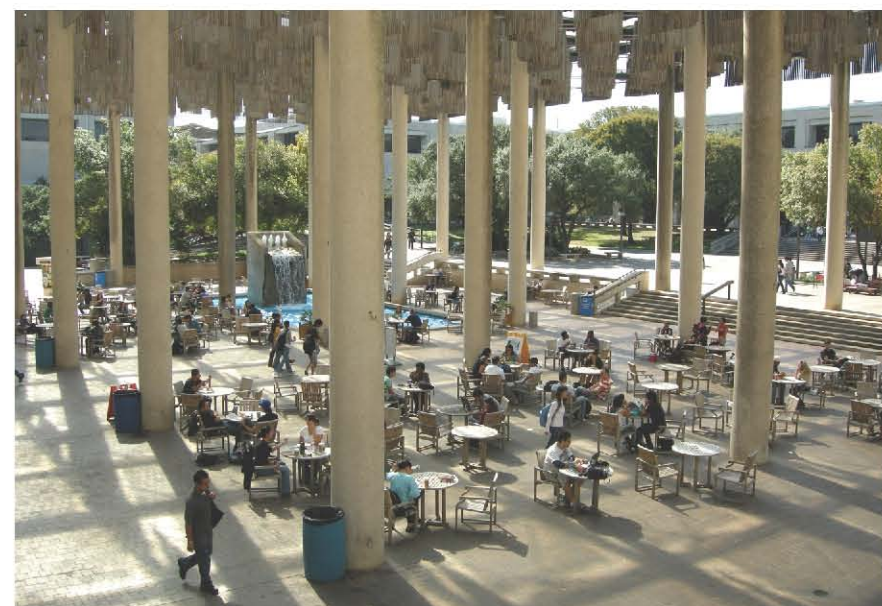
**FIGURE 4**  
*The Sombrilla Plaza viewed from the south*

**FIGURE 5**  
*The Sombrilla viewed from the northwest*

- Existing UTSA Buildings
- Future UTSA Buildings



4



5



Key Plan



**THE PASEOS**

The Paseos are the Main Campus's primary pedestrian paths. The Master Plan recommends that the Paseos be extended to encompass the entire Central Campus and that they be articulated by secondary quadrangles and open spaces.

The Paseos will be spatially defined by their landscape design and by the architectural design of the buildings that border them. Buildings should front directly onto the Paseos; their entrances and public circulation systems should connect directly to them. Buildings should incorporate loggias and sunshading devices to reinforce this connection. Live Oak allés extending the length of the Paseos will offer additional shade, reinforce their linear and connective nature, and enrich the pedestrian environment.

**FIGURE 1**

*Plan of the Paseos and Sombrilla Plaza*

**FIGURE 2**

*View of the Existing North Paseo*

**FIGURE 3**

*View of the Proposed North Paseo*



1



2







**FIGURE 1**

Plan of the existing Central Quadrangle area

**FIGURE 2**

Long Range Plan for the Central Quadrangle

- Central Quadrangle 1
- Edward Ximenes Avenue 2
- UTSA Boulevard 3
- Water Quality Filtration Basin 4

**FIGURE 3**

Aerial View of the Central Quadrangle

- Existing UTSA Buildings 
- Future UTSA Buildings 



Key Plan

**CENTRAL QUADRANGLE**

As the Main Campus continues to grow west of the Historic Academic Core, the center of activity of the student population will shift westward also. The new Central Quad will serve as the new symbolic center of the campus as well as the focus for the entrance from UTSA Boulevard at Edward Ximenes Avenue.

The buildings framing the east, north, and west sides of the quadrangle should be nominally four stories high. All buildings on the quad should contain loggias to provide continuity of pedestrian shelter throughout the campus as well as recall the original buildings on the campus. Special care should be given to the proportion of the loggias to ensure a height that is equal to or greater than its depth. The buildings shall be of similar height and contain horizontal regulating elements.

Edward Ximenes Avenue should be straightened and relocated slightly to the west of its current location, so as to align with Walter Brenan Avenue to the north. Edward Ximenes Avenue will be visually oriented toward a tower or similar vertical element on the new building at the northern end of the Central Quadrangle.

The Central Quadrangle's landscape should gently transition from a formally defined quadrangle at the north to a naturalistic landscape in the area west of Edward Ximenes Avenue. The existing water quality basin south of Lot 5 will be relocated to this parklike area. Because of its prominent location, this basin should be carefully designed to be natural in appearance. Its shape and slopes should be designed to blend in with existing topography and vegetation. Landscape elements should be incorporated into its design both to screen the basin from view and to discourage trespassing.









**FIGURE 1**  
*Existing Parking Lot 6 viewed from  
the south*

**FIGURE 2**  
*Long Range Plan for the Central  
Quadrangle viewed from the south*









**FIGURE 1**

Plan of the existing Leon Creek North

**FIGURE 2**

Long Range Plan for Leon Creek North

John Peace Quadrangle 1

Main Building Quadrangle 2

North Paseo 3

East Paseo 4

East Paseo Extension 5

Pedestrian Bridge 6

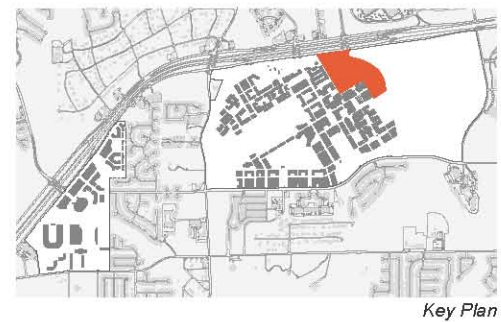
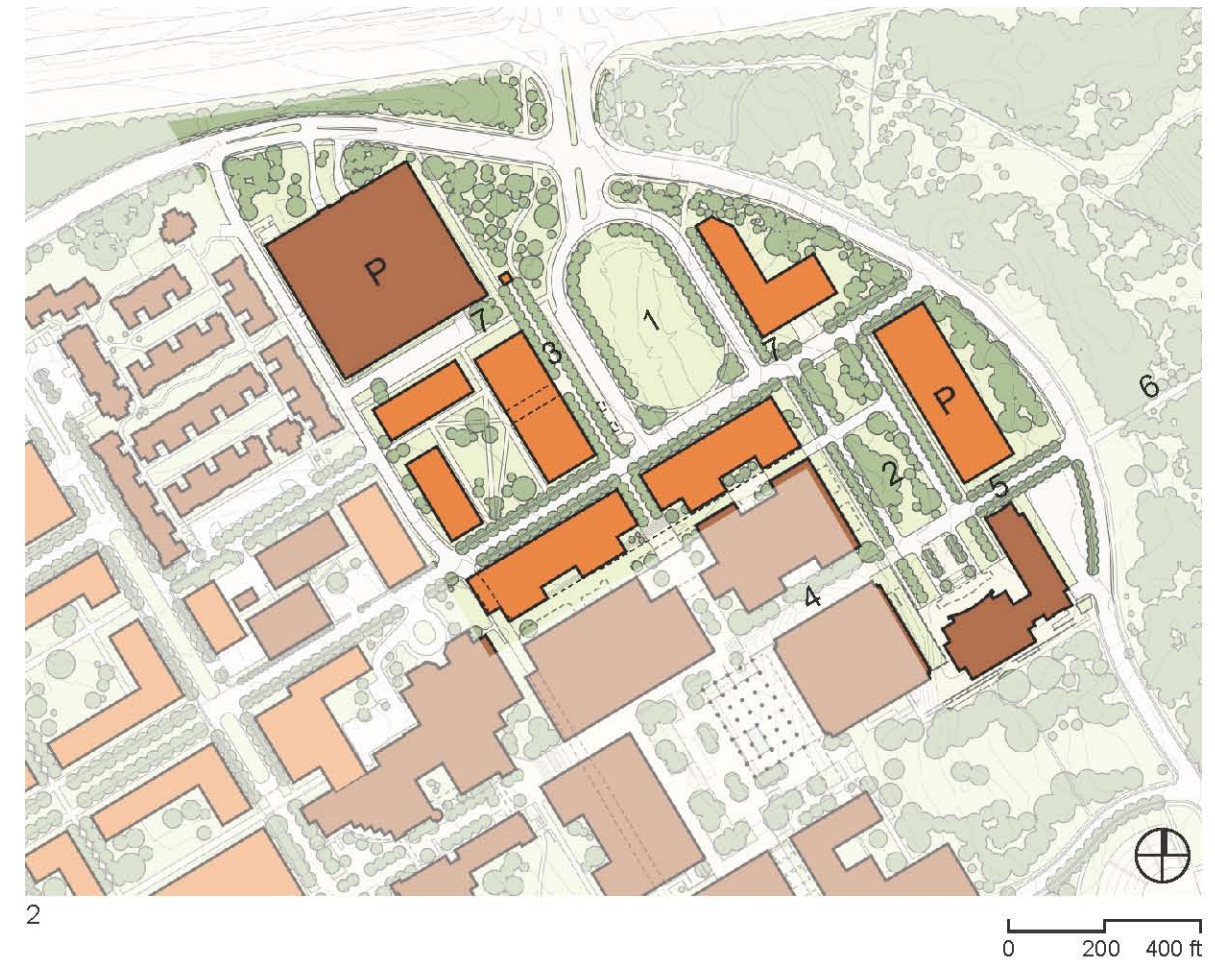
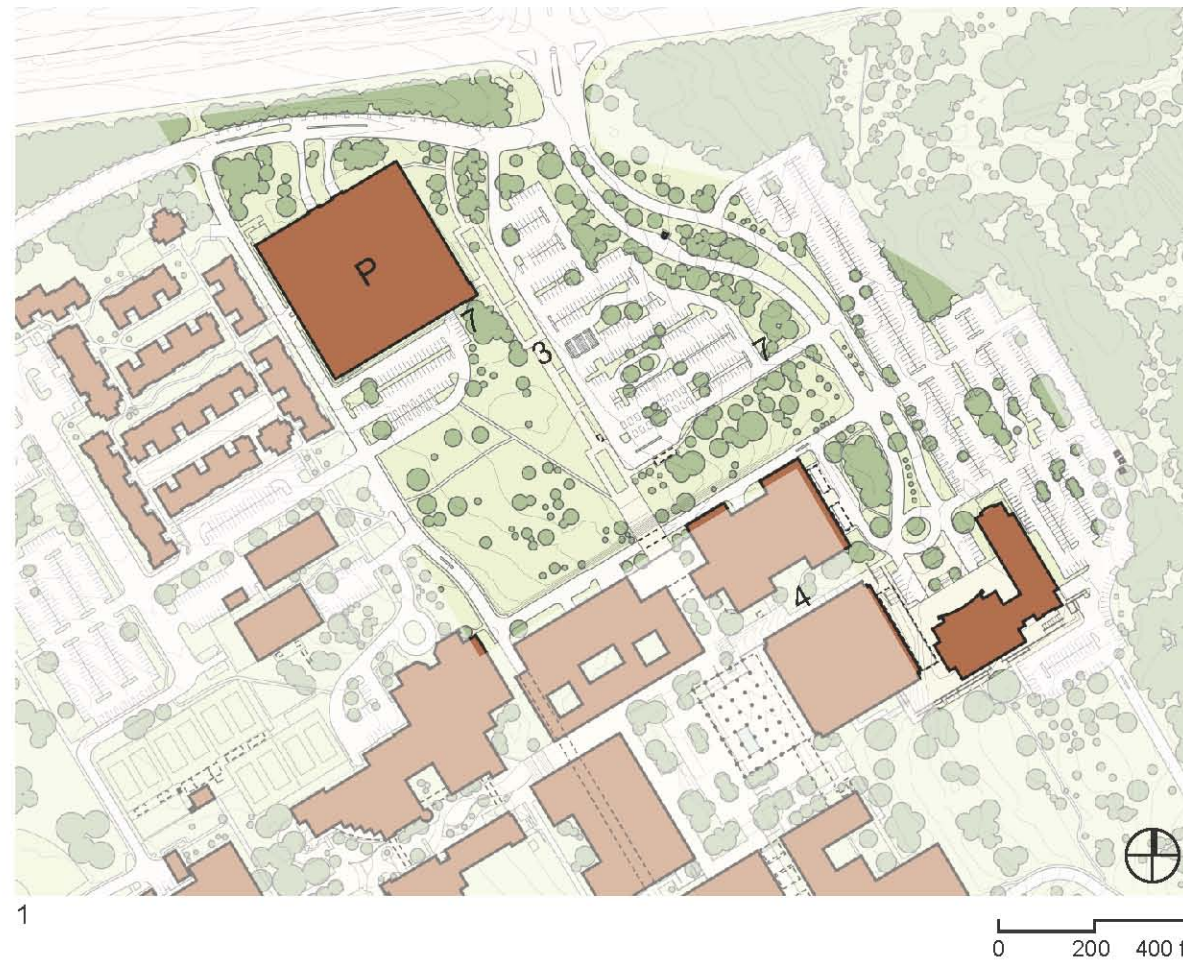
Sinkholes 7

Parking Garage P

Existing UTSA Buildings



Future UTSA Buildings



Key Plan

**LEON CREEK NORTH**

The proposed John Peace Quadrangle at the heart of this district will provide a new Main Campus entrance from Loop 1604. The quadrangle will link this entrance to the North Paseo, which in turn provides direct access to the Sombrilla Plaza, simplifying way-finding by creating a direct linkage between the campus entrance and the current center of campus life.

John Peace Boulevard will be rerouted to the western edge of John Peace Quadrangle, paralleling the North Paseo, and providing potential sites for bus stops for shuttle bus and future transit circulator routes.

The new proposed east-west street will define sites for future buildings north of the Humanities and Social Sciences Building and the Business School, and connect the district west to the Residential Area East and

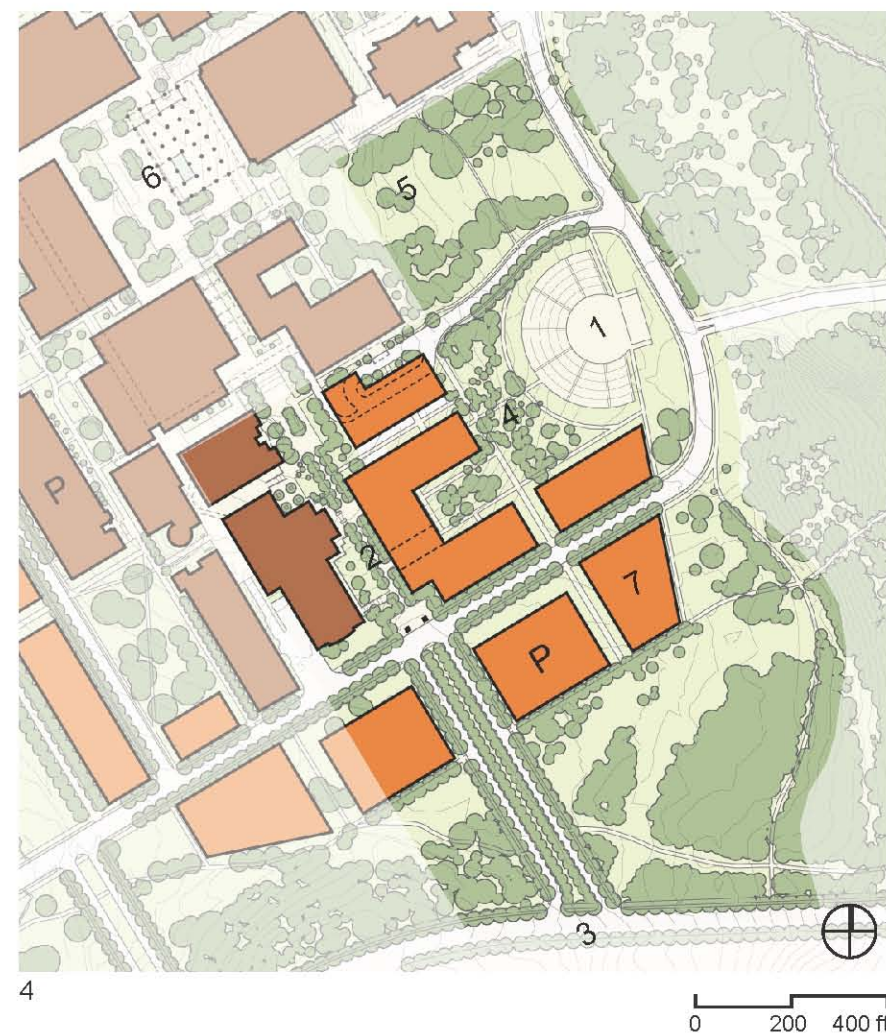
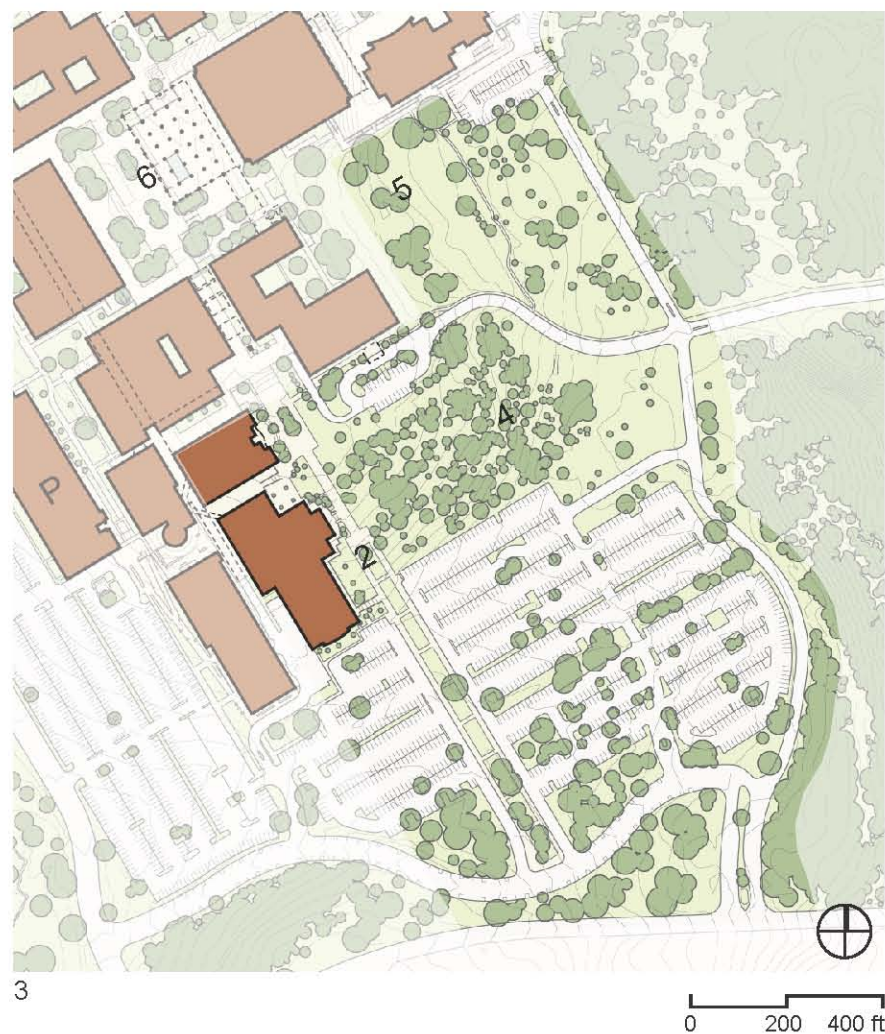
Recreational Playfields, facilitating east-west movement across campus, and providing sites for bus stops. The eastern extension of the East Paseo will lead to a pedestrian bridge to the proposed running and biking trails in the East Campus.

The site between the Humanities and Social Sciences Building and the North Parking Garage is one of the last unencumbered sites near the Academic Core. It

should be developed with buildings of nominally four stories and around 20,000 gsf/floor. Additional buildings and a parking garage will define the Main Building Quadrangle.

There are two sinkholes in the area, leading to porous areas in the underlying limestone. The sinkholes should be protected from surface runoff and from excessive encroachment by buildings.





**LEON CREEK SOUTH**

As is indicated on the early sketch for the Main Campus (p. 12), the intent of the original Master Plan was that the Sombrilla Plaza remain open to the “Scenic Area” of East Campus and beyond. The concept remains remarkably intact today. Tom Frost Plaza, adjoining Sombrilla Plaza and recently renovated, is a beautiful natural amenity. The parklike green space to its south, however, is largely neglected and underused. Because the East Campus will be kept in a natural state, this picturesque neighboring area—“East Park”—provides an opportunity to further emphasize the campus’s connection to the Hill Country landscape.

New buildings to the south and west will bring definition as well as increased activity to East Park. Although these buildings will primarily address the South Paseo, they should have secondary entrances and, where possible, courtyards that address the park. The park’s most notable feature is a new outdoor amphitheater that creates a visual connection to East Campus with spectacular views of the native landscape. The amphitheater will continue the development of Leon Creek South as a district for Science and the Arts.

The vehicular entrance from UTSA Boulevard is relocated to the axis of the South Paseo, with a turn-around/drop-off to serve the public buildings that would be appropriate at this edge of campus.

Leon Creek South is an ideal location for a future campus Performing Arts Center because of its proximity to a major campus entrance and to existing arts facilities. In this regard, special consideration should be given to the building site at the southeast corner of the district. This building is proximate both to parking and to the new amphitheater, and will be highly visible from the new campus entrance off UTSA Boulevard.

**FIGURE 3**  
*Plan of the existing Leon Creek South*

**FIGURE 4**  
*Long Range Plan for Leon Creek South*  
1 Amphitheater  
2 South Paseo  
3 New Campus Entrance  
4 East Park  
5 Tom Frost Plaza  
6 Sombrilla Plaza  
7 Potential Performing Arts Center  
P Parking Garage

**FIGURE 5**  
*View of Tom Frost Plaza and East Park, with East Campus beyond*

- Existing UTSA Buildings
- Future UTSA Buildings



Key Plan



**FIGURE 1**

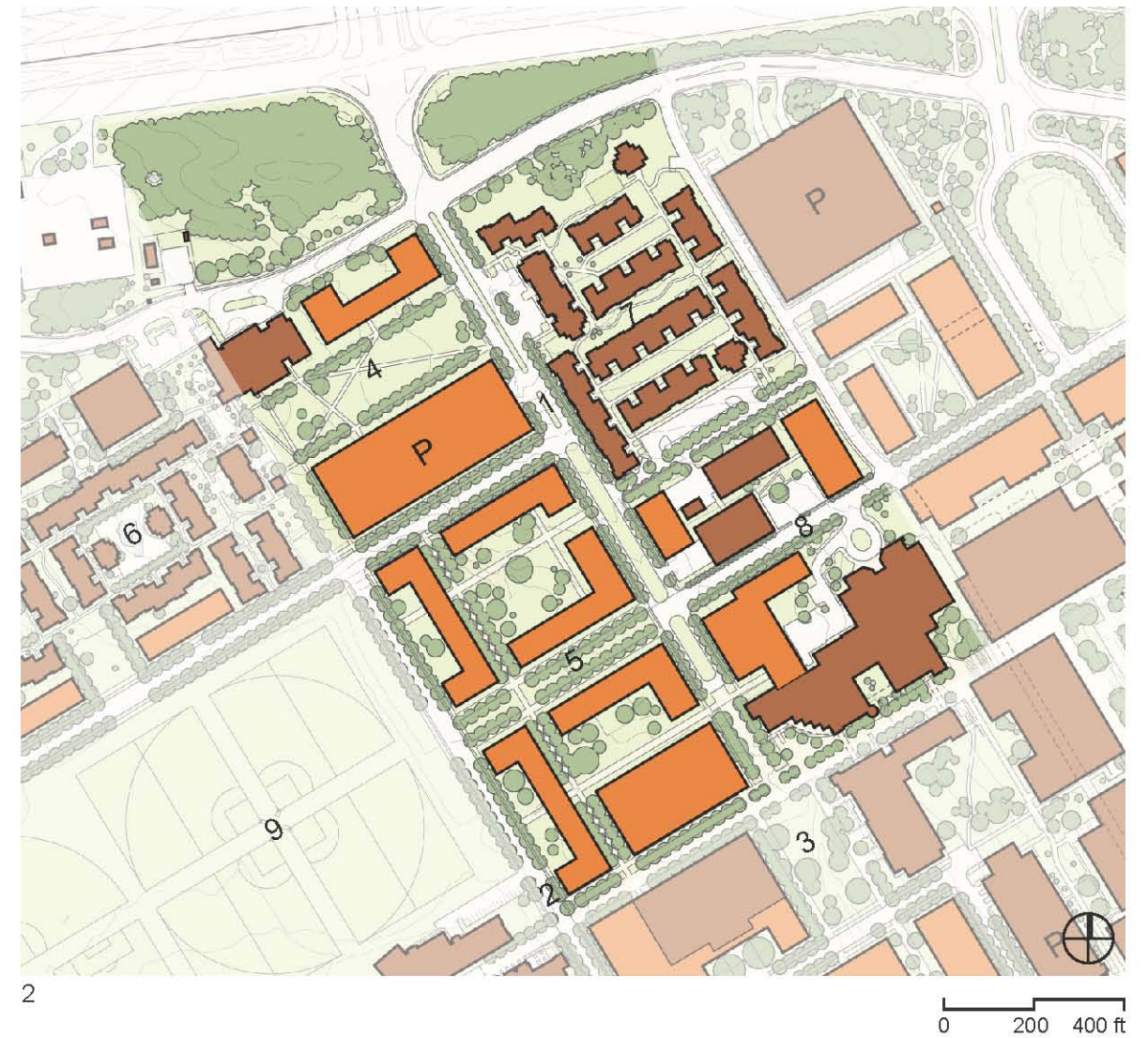
Plan of the existing Residential Area East

**FIGURE 2**

Long Range Plan for the Residential Area East

- Walter Brenan Avenue 1
- Thomas Devine Drive 2
- University Center Quadrangle 3
- Roadrunner Quadrangle 4
- Pedestrian Mall 5
- Chaparral Village 6
- Laurel Village 7
- New Street 8
- Recreational Playfields 9
- Tennis Courts 10
- Parking Garage P

- Existing UTSA Buildings
- Future UTSA Buildings



Key Plan

**RESIDENTIAL AREA EAST**

The Residential Area East is centered on Walter Brenan Avenue, which is currently, via Thomas Devine Drive, a significant route connecting the northern and southern portions of campus. Although Walter Brenan Avenue is a major entry point to the campus from Loop

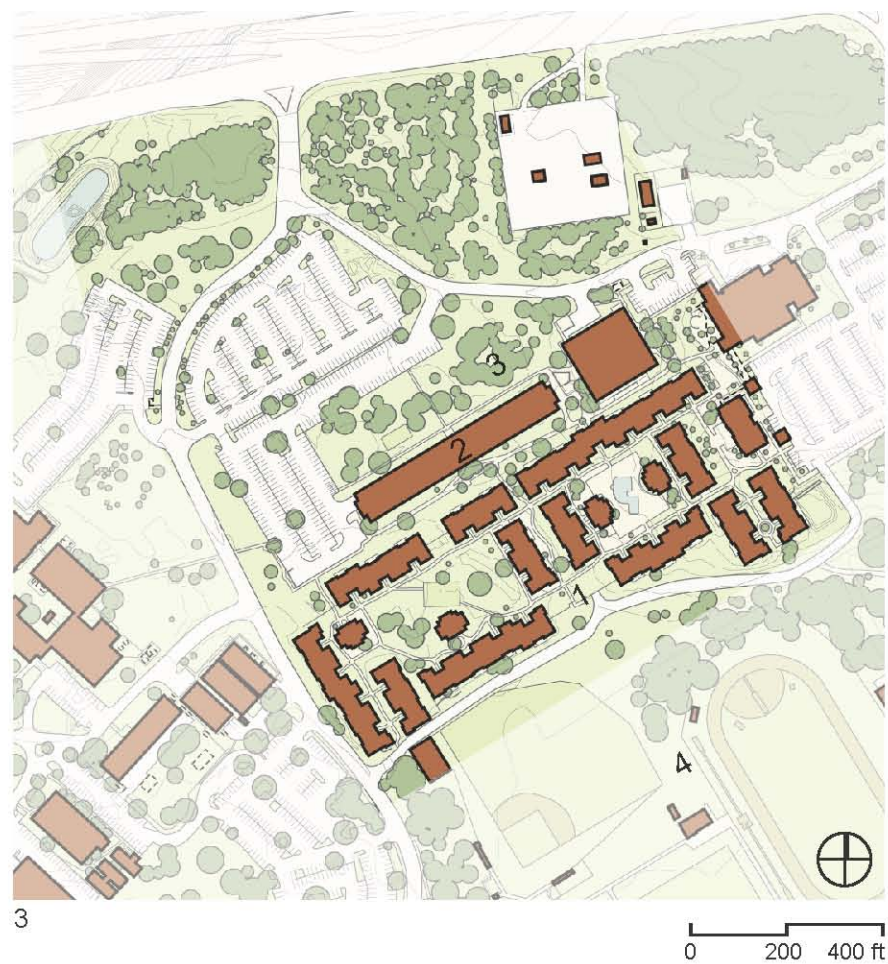
1604, this roadway currently leads to a circuitous route through campus, navigating around the tennis courts, the Physical Education Building, and the Convocation Center, and finally terminating in Parking Lot 5.

The Long Range Plan reconfigures Walter Brenan Avenue as a tree-lined street leading to the pedestrian

heart of campus. Its southernmost portion is pedestrian and connects to the West Paseo at an enhanced quadrangle between the Convocation Center and the University Center III. Walter Brenan Avenue is on axis with the relocated Edward Ximenes Avenue to the south, with both streets oriented toward a tower on the new building at the north end of the Central Quadrangle.

The proposed Roadrunner Quadrangle links Chaparral Village to Laurel Village. Future student residences in the western portion of the area will face the reconfigured recreational playfields across the extension of Thomas Devine Drive. They frame a pedestrian mall on the axis of the playfields and aligned with the new street leading east to John Peace Quadrangle.





**RESIDENTIAL AREA WEST**

This area is largely built out and is currently dominated by Chaparral Village and Chisholm Hall. The intent of this component is to extend the housing capacity of the campus. Buildings should be placed in such a way as to avoid the sinkhole identified in the 2003 Geological Assessment as well as to avoid the lease boundaries of Chisholm Hall until such time as the lease expires. The area incorporating the sinkhole should be kept in a natural state, providing the proposed new quadrangle north of Chisholm Hall with a different character than other residential quadrangles.

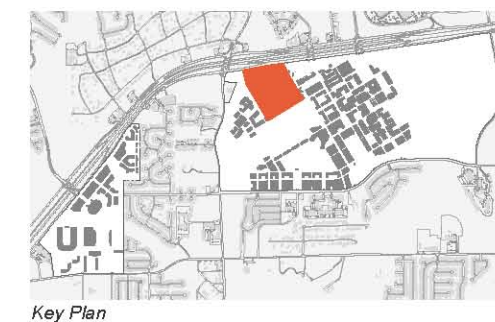
New residence halls are proposed along the south side of Chaparral Village to further define the northern edge of the Recreational Playfields. New halls in this area should be three to four stories in height.

**FIGURE 3**  
*Plan of the existing Residential Area West*

**FIGURE 4**  
*Long Range Plan for the Residential Area West*

- 1 Chaparral Village
- 2 Chisholm Hall
- 3 Sinkhole
- 4 Playfields
- P Parking Garage

Existing UTSA Buildings  
 Future UTSA Buildings



Key Plan



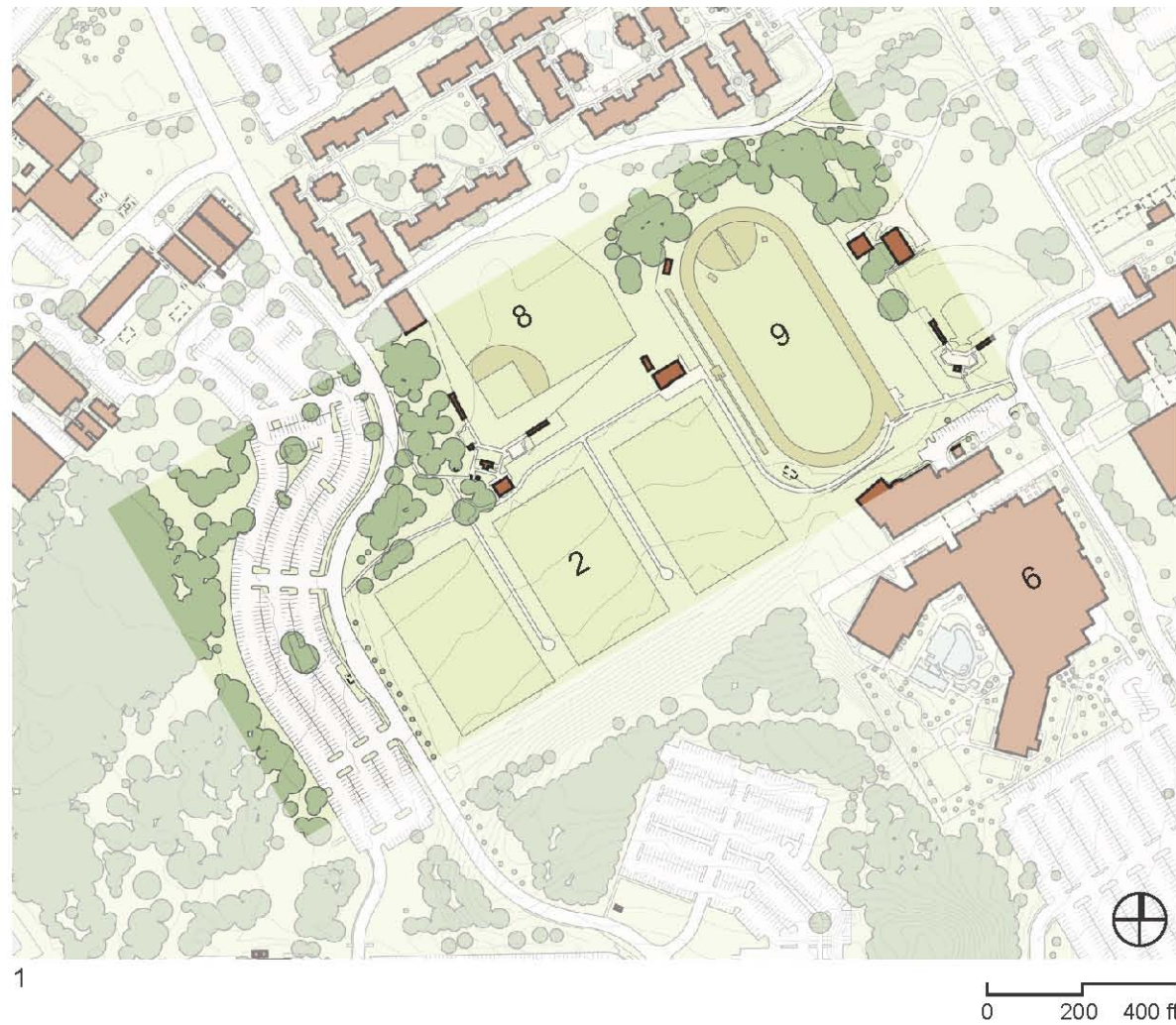
**FIGURE 1**

*The existing Recreational/Athletic Fields*

**FIGURE 2**

*Long Range Plan for the Recreational Playfields*

- Football Practice/Softball Fields 1
  - Soccer Fields 2
  - Softball Fields 3
  - Practice Field 4
  - West Paseo 5
  - Recreation and Wellness Center 6
  - Park connecting to Maverick Creek 7
  - Existing Baseball Field 8
  - Existing Track 9
- Existing UTSA Buildings
  - Future UTSA Buildings



*Key Plan*

**RECREATIONAL PLAYFIELDS**

The relocation of major athletic facilities to UTSA Park West allows for the establishment of a new recreational quadrangle in Central Campus. Adjacent both to Residential Area East and Residential Area West, the Recreational Playfields will serve as a focal point for student life and housing functions and are a major part of the spatial structure of Central Campus.

The fields are overlooked by new residential buildings and tree-lined streets to the north, east, and south. Two major east-west pedestrian paths—the West Paseo and a new pedestrian mall centered on the playfields—connect the fields back to the Academic Core of campus.

The Recreational and Wellness Center is located immediately south of the playfields and will be aug-

mented over time by an expansion to the south and by additions and renovations to the existing Convocation Center.

The existing athletic and recreational fields are currently terminated on the west by the meandering Sam Barshop Boulevard and Parking Lot 12. As the campus expands, this roadway will be straightened to align with the campus grid and to allow for additional

recreational fields. The expanded recreational fields will connect westward to Maverick Creek via a picturesque meadow and woodland.





**FIGURE 3**  
*Plan of the existing Rattlesnake Hill*

**FIGURE 4**  
*Long Range Plan for Rattlesnake Hill*

- 1 Restored Live Oak Forest
- 2 Recreation and Wellness Center
- 3 Recreational Basketball and Volleyball Courts
- 4 Recreational Tennis Courts
- 5 Student Residences
- 6 Expansion of Recreation Center
- 7 Extended West Paseo
- 8 Recreational Playfields
- P Parking Garage

- Existing UTSA Buildings
- Future UTSA Buildings

**RATTLESNAKE HILL**

Rattlesnake Hill occupies the unique position as the highest natural point on the Main Campus. The hill has been left in a predominantly natural state, except for the parking lot on its southwest portion. As surface parking is replaced by garages over time, the University should restore the natural vegetation and geological character of the hill.

In contrast to the Recreational Fields' more formal role in the campus's civic structure, Rattlesnake Hill is envisioned as a natural area, a microcosm of the Hill Country Landscape.

The restoration of Rattlesnake Hill should include hiking trails for both recreational and teaching purposes. These should be planned in a manner that preserves and restores the natural qualities of the place.

The West Paseo extends across the north face of Rattlesnake Hill as a tree-lined allée, framed by new student residences overlooking the Recreational Playfields. To the south, Rattlesnake Hill is bordered by new Collegetown residences.

Tennis, basketball, and volleyball courts, an expansion of the existing Recreation and Wellness Center, and a proposed parking garage occupy the eastern portion of the Rattlesnake Hill area.



Key Plan



**FIGURE 1**

*Plan of the existing West Campus*

**FIGURE 2**

*Long Range Plan for the West Campus*

- Existing UTSA Buildings
- Future UTSA Buildings

**WEST CAMPUS**

The existing buildings of the West Campus are generally of lower quality and/or a somewhat temporary nature, such as service buildings, or buildings whose program calls for isolation, such as the Margaret Batts Tobin Laboratory Building (which houses BSL Level III functions), the Small Animal Laboratory, the Physical Science Laboratory, and the Life Science Laboratory.

While some improvements to the district are recommended to aid in knitting the West Campus into the rest of the campus, it is anticipated that the use of the district for buildings of a less permanent nature will continue. Alignment of the peripheral streets and buildings with those of the body of the campus is the major recommendation for this area. While it is recommended that smaller quads and courtyards be developed, their exact location and shape is less critical than those of other areas of the campus.



*Key Plan*



1



2

0 200 400 ft

0 200 400 ft





3



4

**COLLEGETOWN**

Numerous students commented in early planning meetings that the Main Campus lacks the adjacent retail and/or commercial center that most universities have. Given the suburban nature of the Loop 1604 side of the campus, Maverick Creek on the west, the need to preserve a significant portion of the East Campus as protected habitat, and the large number of students living in off-campus housing along and south of UTSA Boulevard, UTSA Boulevard provides the best opportunity to develop such an area within walking distance of Central Campus.

The portion of the campus adjacent to UTSA Boulevard is currently leased by the University to a private company and is occupied by the University Oaks Apartments. When this lease expires, the University should consider soliciting a development team for redevelopment of the property with the intent of creating a mixed-use neighborhood two blocks deep consisting of retail and office space, housing, and garage parking. The University should tightly control the RFP/RFQ process to obtain a development that supports the Campus Master Plan. Guidelines for the district should be included in any request. It is important to create commercial and retail activity at street level along UTSA Boulevard. Housing above the commercial space as well as facing the campus would be appropriate. A central green space is envisioned to give "Collegetown" a civic sense.

The buildings of Collegetown should address the street in an urban manner with sidewalks and street trees. Similar development should be encouraged on the privately owned property on the south side of UTSA Boulevard, so as to transform this portion of UTSA Boulevard into a pedestrian-oriented street.

**FIGURE 3**  
*Plan of the existing University Oaks Apartment Complex*

**FIGURE 4**  
*Long Range Plan for Collegetown*

- 1 Residential/Retail
- 2 Residential/Retail/Office
- 3 Collegetown Square
- 4 UTSA Boulevard
- P Parking Garage

- Existing UTSA buildings
- Future UTSA buildings or ground lease buildings
- Potential non-UTSA retail/office/residential buildings



Key Plan



FIGURE 1

Plan of the existing Maverick Creek

FIGURE 2

Long Range Plan for Maverick Creek

**MAVERICK CREEK**

With the exception of a water quality vegetative filter strip and a water quality filtration basin, the Maverick Creek area is undeveloped. The Campus Master Plan proposes that it remain a natural area, preserved as part of the Green Reserve, and incorporating running and biking trails. A meadow, suitable for frisbee golf, should be opened up to connect the creek to the recreational playfields. Water quality filtration basins should be screened by trees and designed to blend in with the natural landscape.



Key Plan



1



2





**FIGURE 3**  
*Plan of the existing East Campus*



**FIGURE 4**  
*Long Range Plan for the East Campus*

- 1 Water Quality Vegetative Strips
- 2 Parking Lot 13
- 3 Pedestrian Bridge
- 4 Running/Biking Trails

**EAST CAMPUS**

The East Campus is bounded by a tributary of Leon Creek on the west and Valero Way on the east. Aside from the existing UTSA parking Lot 13 and its associated drive and a utility substation, this portion of UTSA's property remains undeveloped. It contains a number of features associated with karstic terrain of the Edwards Aquifer Recharge Zone. It also contains

areas designated by the U.S. Fish and Wildlife Services as "critical habitat" for karst invertebrate species. (See the *Environmental Systems* section of this chapter for more information.)

Given the sensitive environmental nature and the relatively undeveloped state of this portion of the campus, further development of the East Campus should be limited. The Plan recommends that this

area be designated as part of the campus's Green Reserve (see page 56). Using this area to protect the habitat of these species is believed to be the best way for the University to satisfy environmental regulations as it develops.

A hiking/nature trail should be developed in East Campus to enhance its use as an aesthetic and environmental asset, with care to avoid areas

identified in the 2003 Geologic Assessment as those containing or potentially containing karst invertebrate features. All trails should be the product of a design process addressing route, detailed topography and vegetation, security, lighting, and rest/exercise stations. Identification of such trails and pedestrian bridge locations are provided in this report for conceptual purposes only.



Key Plan



**FIGURE 1**

*Plan of the existing UTSA Park West*

**FIGURE 2**

*Long Range Plan for UTSA Park West. Facilities are keyed on page 79.*

**FIGURE 3**

*Aerial View of the existing UTSA Park West*

**FIGURE 4**

*Aerial View of the Long Range Plan for UTSA Park West*

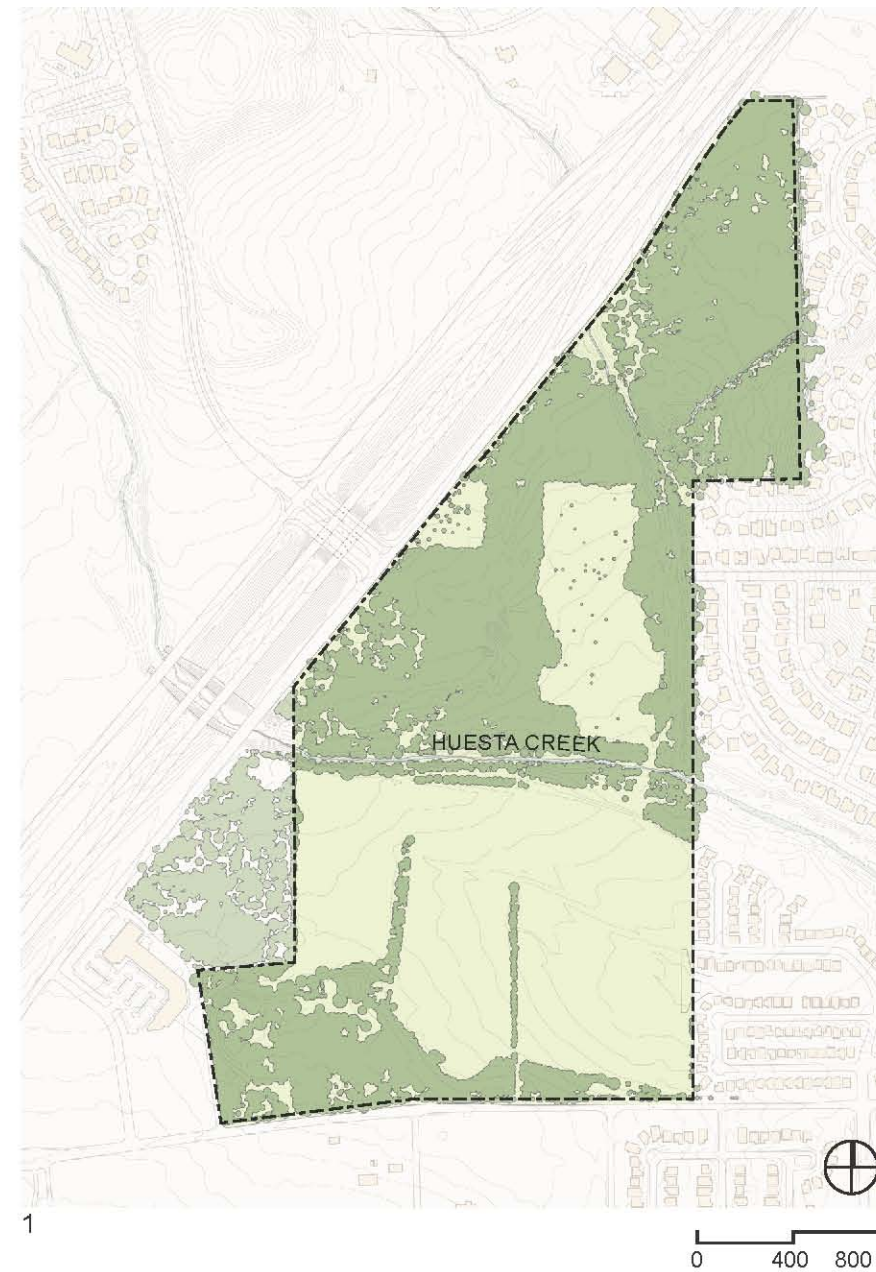
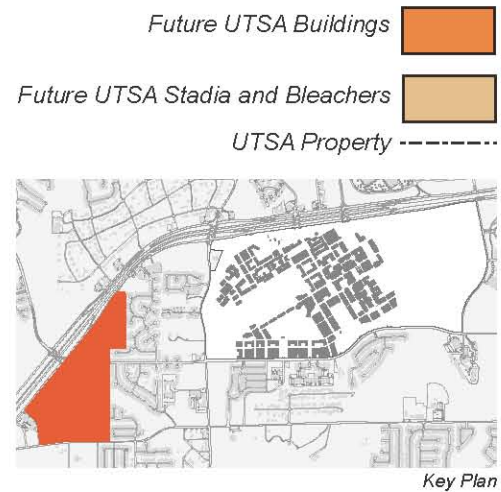
**UTSA PARK WEST**

UTSA's 2004 Master Plan recommended that the University acquire additional land to relieve overcrowding on the Main Campus. In 2007, the University acquired a 125-acre site near the intersection of Hausman Road and Loop 1604, now known as UTSA Park West. The property is currently undeveloped. It consists of open fields and wooded areas, and is divided into three parts by Huesta Creek and its tributaries. The southern portion of the property will become the new home of UTSA Athletics, and the northern portion of the site will become a mixed-use neighborhood.

There are several advantages to moving Athletics to UTSA Park West. The move will consolidate athletics facilities and programs; it will free space for an expanded recreational sports program at the Central Campus; it will provide more direct access to the athletic facilities from the surrounding communities; and the site can accommodate large numbers of spectators more easily than the Central Campus.

Housing, retail, hospitality, and research are potential uses for the northern portion of the site. The development of the north zone should include parking structures that can function as game day parking for large athletic events as well.

The athletics area and the mixed-use area should both be designed as pedestrian-friendly neighborhoods, with low-speed, tree-lined vehicular streets. Buildings should follow the same architectural guidelines as recommended for the Central Campus. Parking garages should incorporate retail space at ground level and incorporate street-friendly facades. The phased development of the athletics facilities is discussed in the Athletics section of this chapter.







3

The 125-acre UTSA Park West property will serve UTSA Athletics well into the future. In order to accommodate a football stadium as part of the contiguous athletic complex at the south end of the site, additional property should be acquired. The ten-acre parcel immediately west of the site is ideal for this purpose.

UTSA Park West, like the rest of the Main Campus, is situated over the Edwards Aquifer recharge zone.

Construction of buildings, parking lots, and impervious athletic fields must therefore be accompanied by the construction of water quality filtration basins. The Long Range Plan locates these basins throughout the property.

Additional details regarding water quality treatment at UTSA Park West may be found in the *Environmental Systems* section of this chapter (p. 110).



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