TEXAS A&M UNIVERSITY
SAN ANTONIO

2019 MASTER PLAN UPDATE
AND
ATHLETICS MASTER PLAN

MASTER PLANNING TEAM

TEXAS A&M UNIVERSITY - SAN ANTONIO

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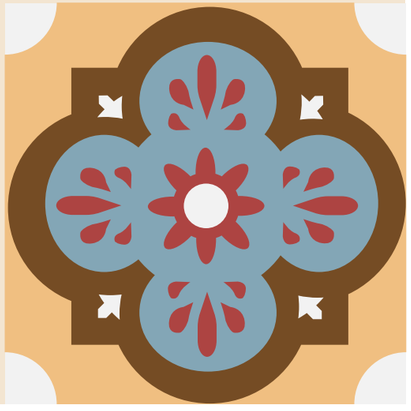


UNIVERSITY CORE VALUES

EXCELLENCE

We strive for excellence above all else. Those who represent the A&M-SA family—faculty, staff, students, and alumni—do so with the highest standards of integrity and characterize the grit, honor, and traditions of the campus community.

STUDENT FOCUSED

We use a number of co-curricular activities, including experiential learning, as catalysts to achieve active student learning. We use intentional and innovative teaching and applied learning methods to educate a diverse student body, enhance retention, and encourage timely graduation.

AUDACIOUSNESS

We think big and work diligently to fulfill our aspirations. We are an agile, innovative, and entrepreneurial University that prepares students to create a better future and transform the world, starting with our local community, region, and state.

OPPORTUNITY

We create opportunities for a diverse student body by embracing the demographics of our region and the military-connected community. We are inclusive of all learners and welcome students where they are, socially, economically and academically. We prepare traditional and nontraditional students with marketable skills and undergraduate research experiences that contribute to a meaningful life and a fulfilling career.

COLLABORATION

We value interdisciplinary approaches, partnerships, and research opportunities that respond to needs across public and private industries, the military community, school districts, other colleges and universities, and the Texas A&M University System.


TEXAS A&M UNIVERSITY
SAN ANTONIO

PURPOSE AND GOALS

Purpose

Analyze current development initiatives at the Texas A&M University - San Antonio campus in relation to of the current campus master plan and update the 2017 Master Plan to accommodate/ optimize these current and future developments. It is anticipated that modifications to the campus master plan will result from this analysis. The Current Development Initiatives include the following programs and facilities:

- Academic Expansion
    - Academic Phase I Building
    - Academic Phase II Building
- Texas A&M University System Agency Collaboration
    - Agency Innovation Center – Multi-Purpose Building
    - Texas A&M Department of Emergency Management (TDEM) facilities
    - Texas A&M Engineering Extension Service (TEEX) facilities
- Student Life Enhancement
    - Athletics Program Initiation
    - Athletics Venue Development – Practice, Training, and Competition Facilities
    - Campus Recreation Center Building and Fields

The analysis will focus on the Current Development Initiatives, proposed to be completed in the next three years, and consider the long-range implications of continued development in these programs and the effect on the campus master plan. The analysis will provide recommendations to the University to allow them to make informed decisions addressing current needs and the future growth of the campus.

Goals

- Identify possible locations for the Academic Phase II Building and recommend alternatives as needed.
- Analyze the initial outline program for the future Agency Innovation Center to establish a basic building area and recommend possible locations in the master plan.
- Recommend the best location for the Texas A&M Engineering Extension Service (TEEX) and the Texas Department of Emergency Management (TDEM) planned developments on campus.
- Prepare an outline facilities program for the Athletics program based on a chronology of phasing various sports into the Athletics program.
- Analyze alternative locations for athletic facilities, recommend locations for phase I athletic facilities, locations of future athletic facilities, and define the new athletic zone within the campus master plan.
- Prepare a Master Plan Update document to reflect the findings and recommendations.

EXECUTIVE SUMMARY

Today, at the ten-year anniversary of the founding of Texas A&M University - San Antonio, several unique opportunities affecting its growth path have presented themselves to the University. University leadership has seized these opportunities by choosing to build new campus curricula and programs, utilizing creative strategies for the development of these programs and facilities. This 2019 Master Plan Update identifies those opportunities as Current Development Initiatives.

Current Development Initiatives

Academic Expansion
The first Initiative is expanding academic space on campus. With funding available through the Texas A&M University System, the construction of the Academic Phase I building is underway with completion and occupancy scheduled in early 2021. The Academic Phase II building has been approved by the System Board of Regents for design/construction and is expected to begin in 2020 with occupancy in 2022.

State Agency Collaboration
The second Initiative is a collaboration with the Texas A&M System and two of the System agencies - the Texas A&M Department of Emergency Management (TDEM) and the Texas A&M Engineering Extension Service (TEEX). The mission of these programs is defined further in this document. The building programs will be a mix of office space, warehouse, testing facilities, and emergency housing during catastrophic event.

Funding for the TEEX and TDEM projects will be performance-based with those agencies committing to lease payments to guarantee initial capital project funding. These projects will utilize a development process within the Texas A&M University - San Antonio campus.

Student Life Expansion
The third Initiative is enhancing Student Life opportunities with the start of an athletics program at Texas A&M University - San Antonio, by phasing in four sports with facilities based on the phasing needs, and the development of a New Campus Recreation Center. The scope of the initial phase of athletics is further defined in this document.

Enhancing the Student Experience

Athletics
Texas A&M University - San Antonio will submit their application this fall to participate in the Southland conference of the NAIA for women's softball, women's soccer, men's soccer, and men's golf. Women's and men's basketball are anticipated with the opening of the recreation and convocation Center in 2022.

Campus Recreation
Nationally, campus recreation centers are trending to become multi-activity venues to support campus life. Texas A&M University - San Antonio will capitalize on their initiative by developing a recreation center with the flexibility to be a venue for recreation, intramural, and indoor competitive sports, while housing student services typical of a student union.

Combining multiple student services in the same project allows this project to be funded through a combination of student fees that support student recreation facilities, athletic programs, and on-campus services (i.e. food service, financial services, and possibly health services). A program of requirements has been written for the new campus recreation center and this master plan update addresses the growth of optimal location anticipating long-term growth path for recreation program support facilities in field sports and aquatics.

A 2019 Update to the 2017 Master Plan

Based on these Current Development Initiatives and the parameters of the existing campus infrastructure, the master plan needed updating to optimize the potential for immediate growth and define a logical path for long-term growth. This update plans for multiple possibilities associated with current growth. Flexibility in the plan allows strategic partnerships and partners to implement programs and access facilities, enhancing the diversity of the academic, research, and student experience. The result is a revised master plan for land use locations while maintaining the full character and intent of the 2017 Master Plan.

This 2019 Master Plan Update and Athletics Master Plan does not replace the 2017 Master Plan; it is intended to supplement and build upon it. This 2019 Master Plan Update and Athletics Master Plan is summarized by the following:

- Maintains Guiding Principles of the 2017 Master Plan.
- Maintains Design Guidelines of the 2017 Master Plan.
- Honors the planned campus Academic Core and placement of new Academic Phase I and Phase II Buildings according to that plan.
- Establishes new locations and geometries for development of Districts (Zones) addressing the parameters of the Current Development Initiatives.
- Maintains the Academic Core as the center of campus development while also maintaining key relationships and connectivity between Districts (Zones).
- Updates Master Plan location of the Athletics Zone to the west to capitalize on existing infrastructure and future opportunities for adjacent private development.
- Validates the site of the new Campus Recreation Center to be congruent with the Program of Requirements.

- Updates Master Plan locations for a logical growth path for campus recreation expansion and associated fields.
- Identifies new District areas in the Master Plan for Texas A&M Agency collaboration.
- Plans for and identifies a new athletics facilities program and addresses the long-range facility needs, accounting for future sports in the Athletics Department.

Infrastructure and Development Challenges
While the ten-year growth of campus has seen significant development of academic and administration facilities, the student enrollment has grown and the University continues to address space challenges for academic space and student life space. Correspondingly, the infrastructure on campus has grown to support specific building projects, but has not encouraged growth of new facilities. Infrastructure continues to be a challenge for each new project and project budget by having to accommodate some level of campus infrastructure in the project cost, particularly in the areas of roadways and utility extensions.

Funding and Strategic Opportunities
With growth of new initiatives, strategic partnerships are an ideal solution to help the University continue to flourish. This Master Plan Update identifies specific infrastructure and projects that could be developed with funding from these partners, where shared use by multiple users is possible.

During this master planning process, the planning team met with representatives from the City, County, State, and major utility and infrastructure developers to define potential avenues for agencies to assist in campus development.

An active sports program on the south side of San Antonio will encourage entertainment and recreation opportunities for the citizens of South San Antonio, as well as provide opportunities for economic development. What is good for Texas A&M University - San Antonio is good for the City of San Antonio, Bexar County, and the State of Texas.

PLANNING PARAMETERS

TEXAS A&M UNIVERSITY - SAN ANTONIO MASTER PLAN HISTORY

BACKGROUND

In developing this master plan update, it was important to review all prior master plan documents to gain an understanding of the planned campus development in relation to the existing development. Understanding the planning concepts implemented in the campus development helped signify their importance and guided this update document. This update reflects the present campus and incorporates components of each previous master plan to help determine a future direction for the Current Development Initiatives in Academics, Texas A&M University System Agency collaboration, and Student Life. Key concepts originally developed in prior master plans will be maintained, though updated to reflect current development and imminent projects helping to define both building campus fabric and campus infrastructure. This will be achieved through careful inspection of development zones. Development zones are planned areas of the campus reserved for specific functions (i.e. academic buildings or residential halls).

2009 MASTER PLAN

2012 MASTER PLAN

2017 MASTER PLAN

ANALYSIS

The following pages summarize the goals and direction of each master plan (2009, 2012, 2017) and summarize the basis for general campus organization depicted in Campus Development Zones.

2009 MASTER PLAN

BACKGROUND

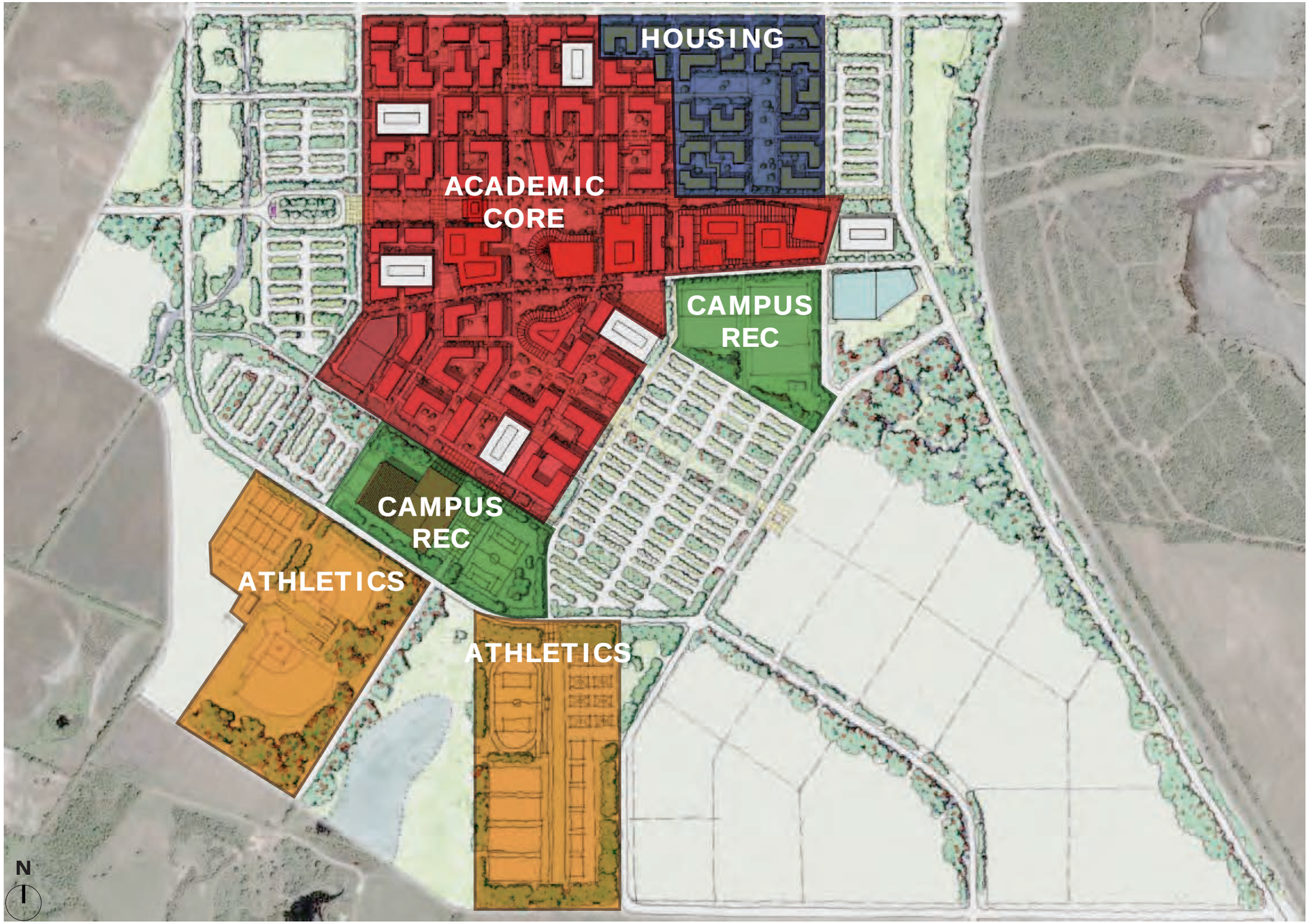
Urban Design Principles
The mission and vision of Texas A&M University - San Antonio is expressed in its campus, informed by the urban design principals set forth in the Development Plan. These principles define the desired character and expression of the campus. The Campus Design Principles include:

- Create a distinct sense of place that embraces the scale, character, and climate-sensitive building practices of the San Antonio region.
- Provide a welcoming arrival experience and a clear sense of orientation on campus. Create seamless connections between the campus and its neighbors.
- Build a 21st Century campus and a setting for innovation and learning.
- Create a compact, lively, and pedestrian oriented campus core.
- Develop an integrated transportation system to provide access to all and minimize inter-modal conflicts.
- Embrace sustainable design principles.

Framework Elements
The principals of the Campus Design Framework are translated to physical form through a series of constructs, which set the physical relationships and design tenets to be reflected in the development of the campus facilities and lands.

- Organizing open space
- Major gateways
- Flexible block structure
- Campus edges

2009 MASTER PLAN DEVELOPMENT ZONES



ANALYSIS

Prioritization
Establishing a prioritization of land use, by emphasizing the highest and best use of campus land, is critical to efficient utilization of land resources and creating an appealing and intuitively ordered campus. Most important to this idea is establishing a principal of value with regard to the core campus area. This obligates those activities most closely tied to the educational mission and vision of the institution be placed at the center of the campus. These functions are generally defined by the Texas Higher Education Coordination Board (THECB) as "Education and General" uses. This includes facilities that fulfill the academic mission of the institution and contribute to the scholarly activity of the campus life environment.

Education and General Uses
The land uses located most closely to the campus core include:

- Instructional classrooms and laboratories
- Academic research space
- Library space
- Academic and administrative departments
- Student support spaces like the student center, assembly, and lounges

These functions are located within the pedestrianized core campus, mostly concentrated within a ten-minute walk from its center. This reflects a typical class change time, allowing students and University employees to carry out the majority of their daily activities within a comfortable walk from their point of origin. The pedestrianization of the campus core reflects continued prioritization of central campus by moving parking and vehicle storage to the periphery.

Campus "Neighborhoods"
Beyond the core area, adjacent districts are closely linked to the central campus via attractive sightlines and pedestrian corridors. Areas adjacent to the core campus are defined by more than this relationship. Clustering uses like residence halls with residential life amenities and athletics with athletics open spaces, creates campus neighborhoods that benefit from shared proximity and common patterns of use and function.

2012 MASTER PLAN

BACKGROUND

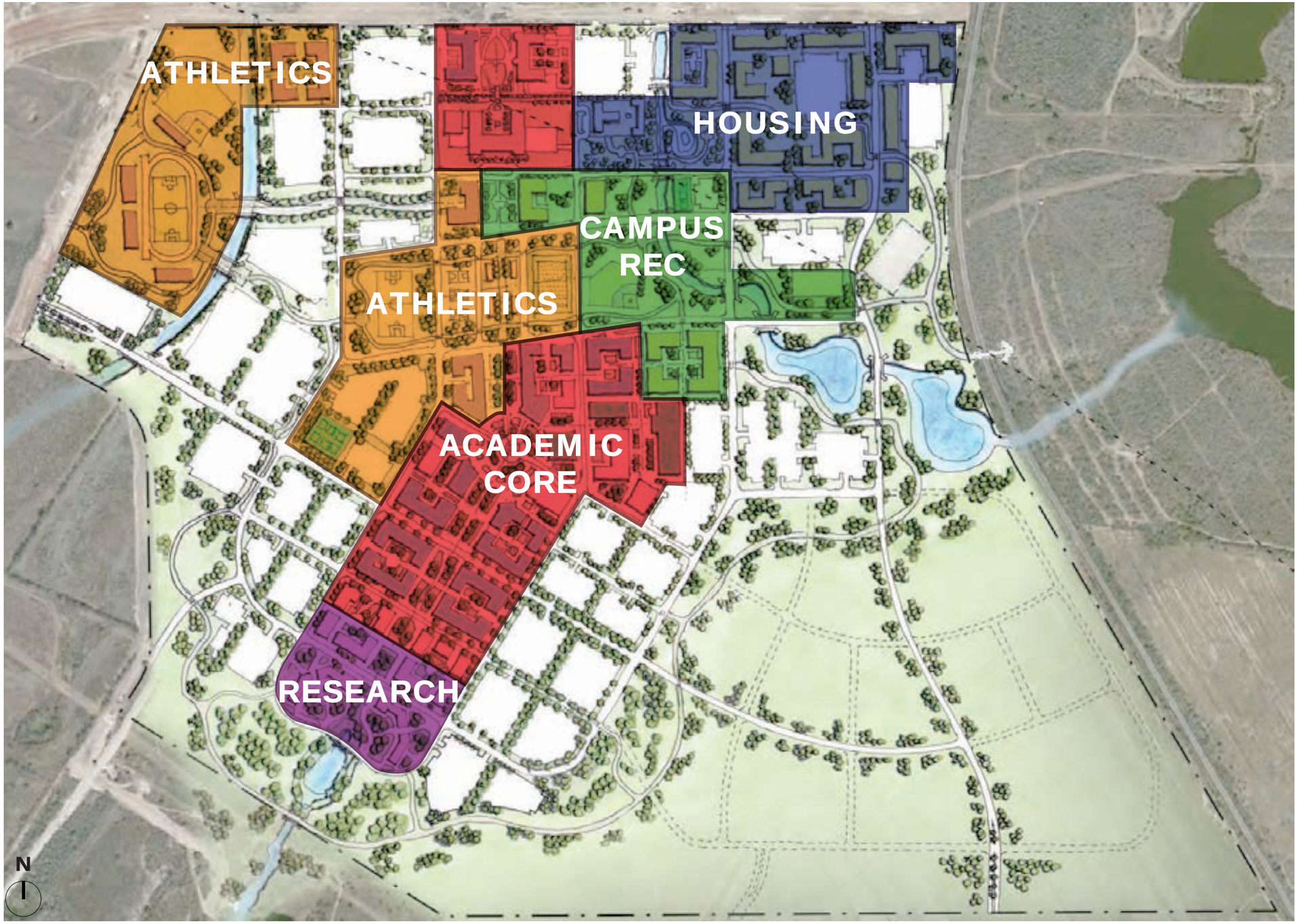
The Texas A&M University - San Antonio Development Plan is the result of collaboration between the design team, the office of Facilities Planning and Construction at the Texas A&M System, and the administration, faculty, and staff of Texas A&M – San Antonio.

The goal of the Development Plan is to guide and set standards for the campus' physical environment, now and in the future. The Campus Development Plan is intended to help the University achieve its strategic goals regarding growth and set a pattern for the University's long-term development.

From a series of campus workshops, a set of Guiding Principles emerged, setting the framework for the development of specific concepts and ideas for the Campus Development Plan. These Guiding Principles, discussed in detail in the plan, serve as the starting points for detailed planning goals.

The Campus Development Plan recognizes that improvements will occur incrementally. With phasing plans that relate to milestones of student enrollment, the Development Plan provides a logical approach to extending the physical structure of the campus. As the campus grows, adherence to the goals and concepts proposed in the plan will promote and sustain the thoughtful development of Texas A&M University - San Antonio for near and long-term development.

2012 MASTER PLAN DEVELOPMENT ZONES



ANALYSIS

The development team found that the two most significant factors affecting the future development of the Texas A&M University - San Antonio campus are the high-pressure natural gas pipeline and the "no-residential construction zone" imposed by Toyota. Given these restrictions, the following zoning strategy was devised:

1. Set a 250' construction setback from the edge of the pipeline easement and find land uses that require the minimum amount of infrastructure to be placed within this setback.
2. Locate all residence halls on the northeast portion of the site, outside of the no-residential construction zone.
3. Create a campus layout that complies with these restrictions while still creating a campus with a sense of cohesion and continuity.

RESIDENTIAL ZONE

The Residential Zone is a given since all student dorms must be located at the north-east corner of the site, outside of the No-Residential-Construction zone imposed by Toyota. The Development Plan shows the maximum amount of parking spaces convenient to this zone (approximately 1,000). Additional parking may be required as student dorms are developed. This can be accomplished by building parking structures over the surface lots.

SPORTS AND RECREATION ZONE

The Sports and Recreation Zone encompasses intramural fields, park areas, hike and bike trails, and other open-air activities, all of which can be located over the pipeline setbacks, a 550' wide strip that bisects the campus.

ACADEMIC ZONE

The Academic Zone includes all buildings necessary for learning, including academic buildings, laboratories, research facilities, administrative offices, and student service buildings.

2017 MASTER PLAN

BACKGROUND

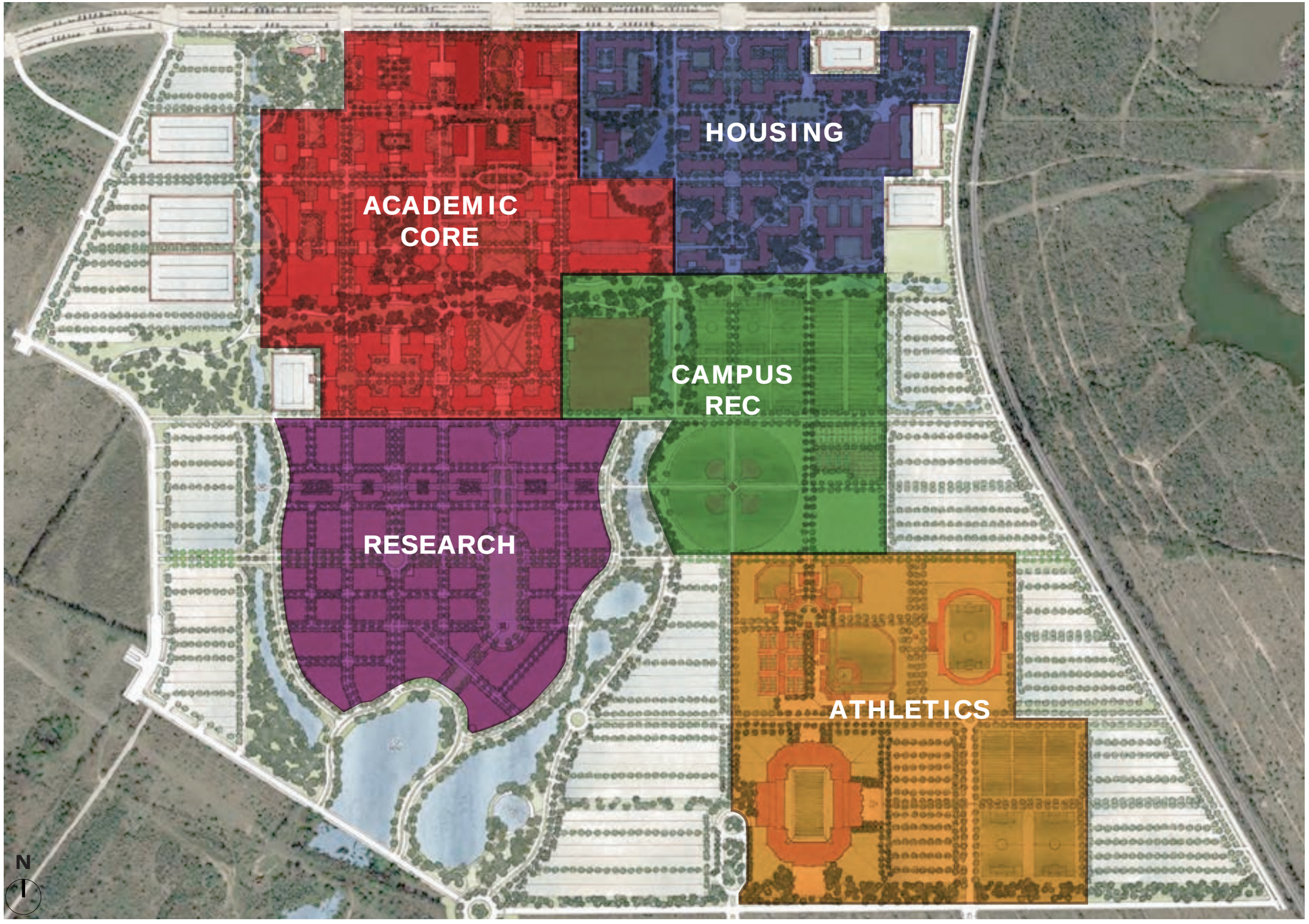
The 2017 Master Plan is designed for a potential enrollment of 50,000 students and features:

- 4.8-6.0 Million gross square feet (GSF) of academic facilities
- 500,000 GSF of student life facilities
- Student residences for 10,000 students (20% of student population; 3.0 Million gsf)
- 16,000 Parking spaces (30% ratio)

Texas A&M University - San Antonio anticipates high growth in student enrollment during the next 10 years, increasing from approximately 5,500 students to nearly 12,500 students by 2026. The Master Plan provides a framework for rapid expansion and construction of new facilities in the near-term, directing the development that occurs today to responsibly consider the long-term vision for campus development.

Drawing from the revised Planning Principles, the 2017 Master Plan features more density than previous plans and incorporates more connections to regional ecological and recreational systems. It features architectural and landscape elements that draw from San Antonio and South Texas' cultural heritage and anticipates future growth and connectivity with regional transportation infrastructure. Additionally, it celebrates the role of the University as a beacon within the community. The plan strategically utilizes landmarks, nodes, and edges to both orient and define the campus as a place for academic pursuit.

2017 MASTER PLAN DEVELOPMENT ZONES



ANALYSIS

The Concept Plan features the following elements:

- Programmatic Districts, which organize University uses into discreet areas of the campus.
- Street networks and open-space patterns that align with neighboring development.
- Greenbelts and eco-corridors that tie the campus into regional water, habitat, and recreation systems.
- Pedestrian-friendly core with limited vehicular access to the interior.
- Parking areas at the edges of the campus.

The Concept Plan builds upon the existing campus gateway, centered on the Central Academic Building (CAB), and stretches the academic core of the campus to the south and west of this existing node. The Plan locates on-campus student residences to the northwest corner of the campus, outside of the three-mile Toyota exclusion zone. The student life district, which will contain the student innovation center and dining facilities, is placed centrally between housing and academics. Recreation and athletics facilities are positioned on the southeast portion of the campus and research is located to the southwest.

Across the 581-acre main campus site, the Concept Plan offers the following space allocation:

- Academic Core, 140 acres
- Student Housing, 57 acres
- Student Life, 24 acres
- Athletics, 115 acres
- Research, 84 acres
- Parking, 100 acres (appx. 12,445 spaces)

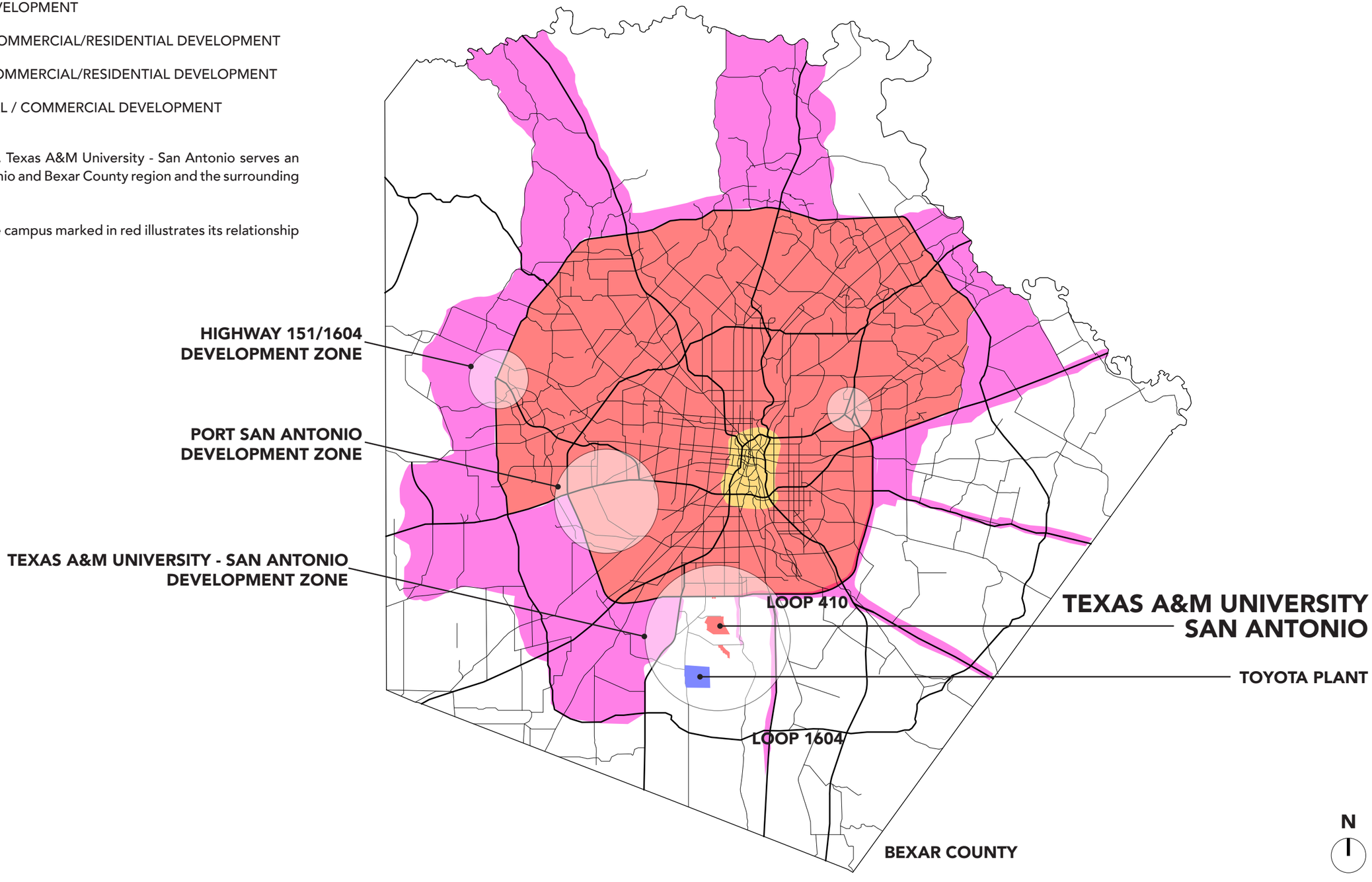
REGIONAL DEVELOPMENT PARAMETERS

CAMPUS LOCATION

- HIGH DENSITY URBAN DEVELOPMENT
- HIGH/MEDIUM DENSITY COMMERCIAL/RESIDENTIAL DEVELOPMENT
- MEDIUM/LOW DENSITY COMMERCIAL/RESIDENTIAL DEVELOPMENT
- LOW DENSITY RESIDENTIAL / COMMERCIAL DEVELOPMENT

Situated in San Antonio's South Side, Texas A&M University - San Antonio serves an area comprising the greater San Antonio and Bexar County region and the surrounding South Texas counties.

Shown in the diagram to the right, the campus marked in red illustrates its relationship to the greater San Antonio area.



SA TOMORROW AREA PLAN

BACKGROUND

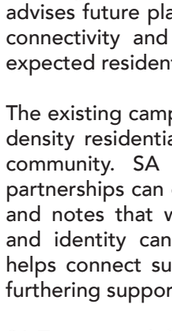
The SA Tomorrow Comprehensive Plan identifies the Texas A&M University - San Antonio campus as one of four emerging Activity Centers in San Antonio and a key location for the institutional/campus mixed-use place type. The land area around the campus is planned to be a vibrant, mixed-use neighborhood serving the University and the south side. SA Tomorrow advises future planning for this regional center should focus on increased connectivity and other infrastructure and investments to catalyze the expected residential and employment growth forecast for the area.

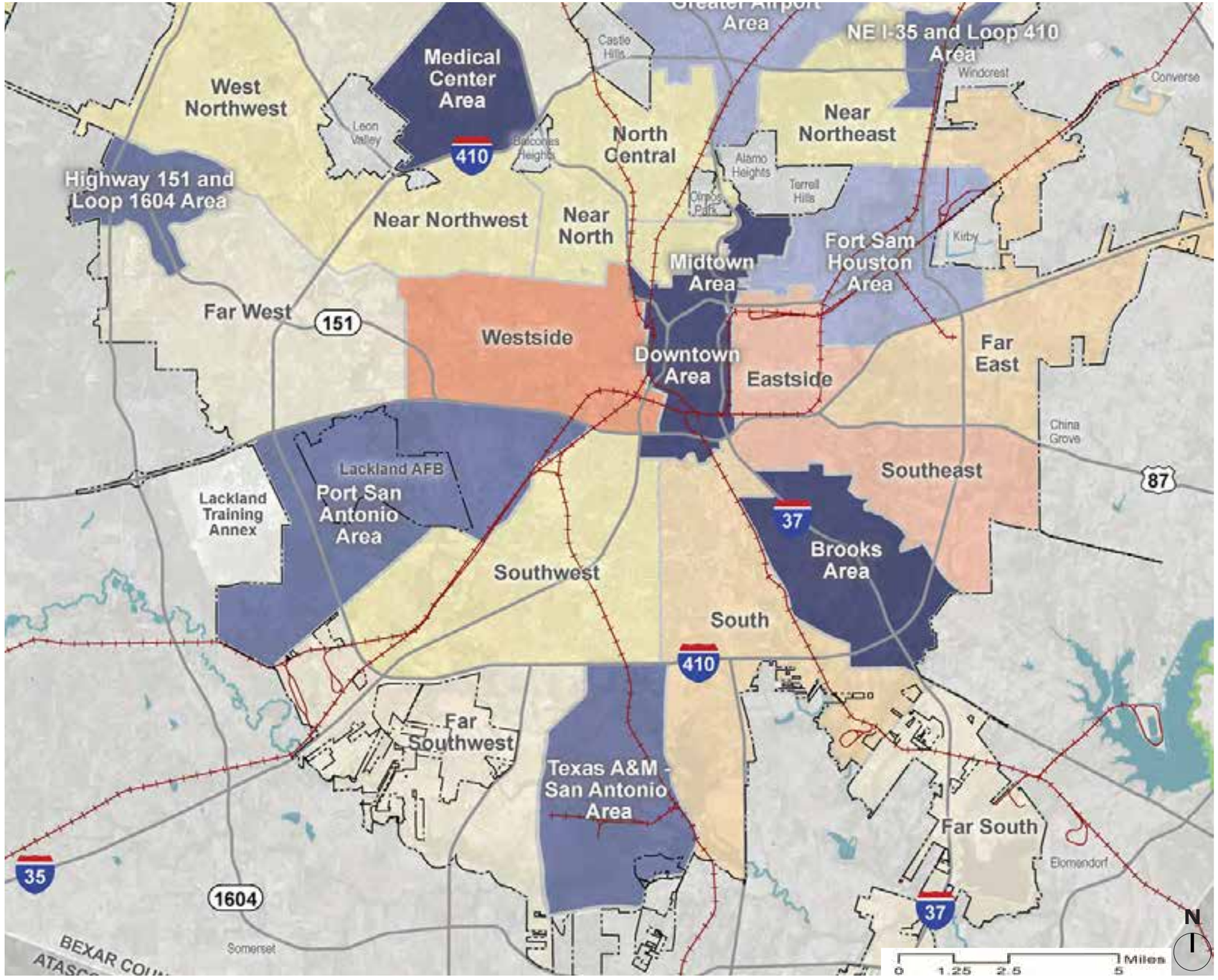
The existing campus will be enhanced by mixed-use development, higher-density residential land use, and open spaces to serve the surrounding community. SA Tomorrow suggests public-private (or public-public) partnerships can catalyze the transformation of institutions and campuses and notes that with proper planning and design, the institutional core and identity can be strengthened. Planned multimodal transportation helps connect surrounding neighborhoods to the University community, furthering support, accessibility, and unification with University neighbors.

SA Tomorrow defines the Texas A&M University - San Antonio campus and surrounding area as a Phase 2 Regional Center. As such, it will be planned concurrently with other Phase 2 Regional Centers: Port of San Antonio Area, High 151/Loop 1604 Area, and NE 1-35/Loop 410 Area.

Major transportation thoroughfares, including mass transit, and alternative transit strategies, are planned to connect these Activity Centers. While the timing for funding of these thoroughfares and strategies is not determined, accelerated development in a single Activity Center, like Texas A&M University – San Antonio, may be cause for accelerated development of this transportation infrastructure.

Continued communication about University investment, initiatives, and growth between the University Administration and the infrastructure providers, such as TxDOT, will be key to identifying viable accelerated infrastructure projects. The Site Analysis phase of this Master Plan Update effort included discussion with area thoroughfare developers. No immediate plans for roadway development around the campus were funded, but discussion of possible collaboration on roadway projects was discussed.





REGIONAL DEVELOPMENT PARAMETERS

2008 VERANO MASTER DEVELOPMENT PLAN

BACKGROUND

Verano was originally planned to be a community within San Antonio that embodies the culture, diversity, and beauty of historic San Antonio. Located in San Antonio's City South at the southern terminating station on the Austin-San Antonio Inter-Municipal Rail Line, Verano was envisioned to break new ground in urban living and environmental friendliness.

The Verano planning team worked closely with VIA Metropolitan Transportation Authority and the Austin-San Antonio Commuter Rail District to plan for the complete integration of a Commuter rail station in the town center.

Verano planned area and Texas A&M University - San Antonio could be home to 30,000 residents, 30,000 students and 30,000 jobs, potentially generating a tax base of $2 billion. This development potential led the City of San Antonio and Bexar County to create a 30-year, $235 million refunding Tax Increment Reinvestment Zone (TIRZ) for Verano.

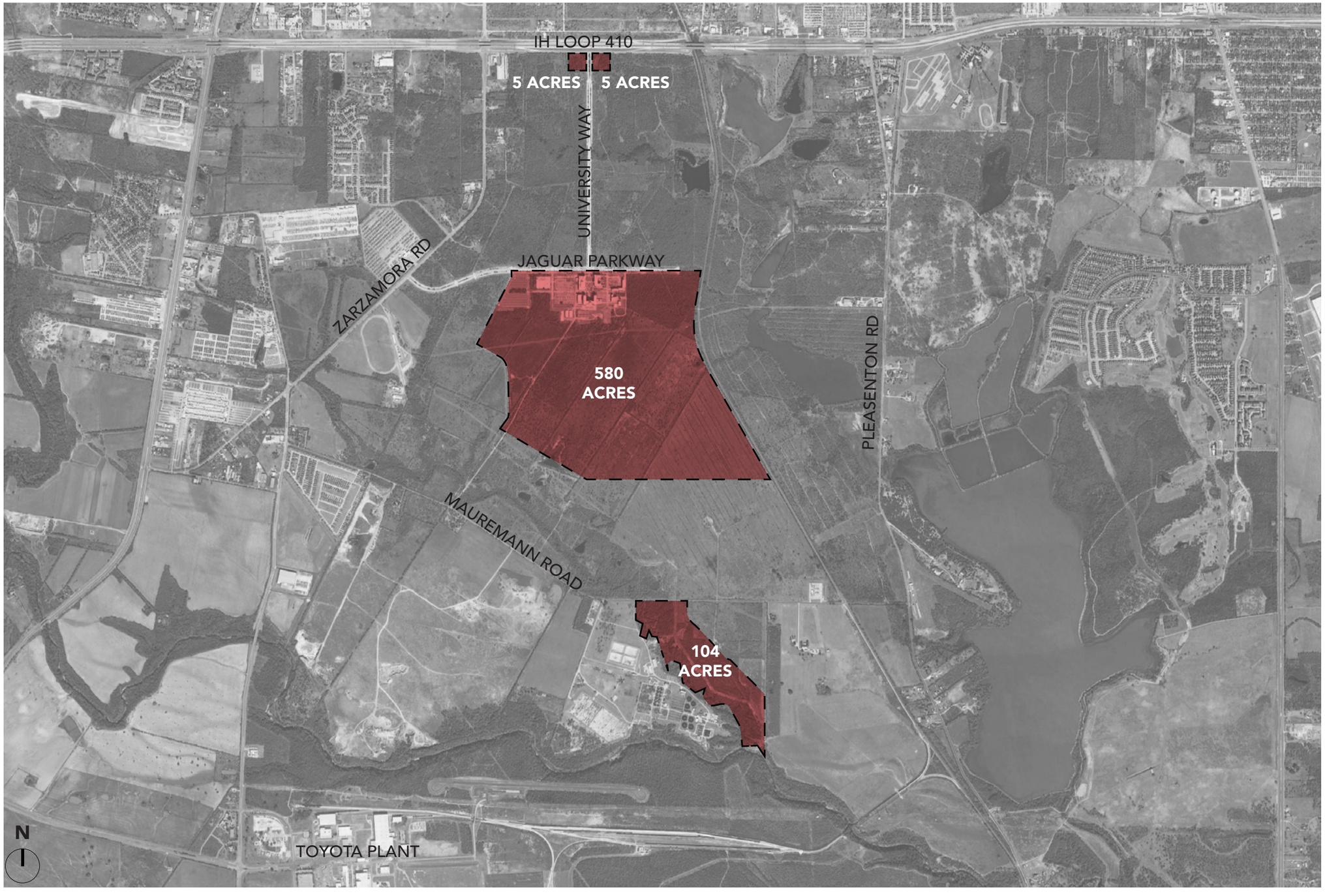
Verano's overall program was planned to include a town center across the street from the new Texas A&M University - San Antonio campus, anchored by the commuter rail station. Three villages surround the town center to the north and east, each containing a wide variety of housing, greens, plazas, trails, and neighborhood retail.

The Verano community was targeted to create a sustainable balance of ecological responsibility, social well-being, and economic viability through their new vision. Athletics, Campus Recreation, and Performing Arts facilities are envisioned to be shared-use facilities with the surrounding communities to create a living connection between the adjacent private development and campus development. Regardless of the developer, the adjacent campus property will provide needed services for students, faculty, and staff and encourage economic development to enhance University-sponsored events and programs.

LEGEND

- T1
- T3
- T4
- T5
- T6
- SPECIAL DISTRICT
- TEXAS A&M SA

CAMPUS LAND AREA



BACKGROUND

TOTAL LAND AREA

Texas A&M University - San Antonio is comprised of four plots of land on the south side of San Antonio:

- Two, 5-Acre plots at the intersection of University Way and IH Loop 410.
- The main campus plot of 580 acres south of the intersection of University Way and Jaguar Pkwy.
- A 104-acre plot south of Mauremann Road along the Leon Creek recycled Water Facility.

STUDY SCOPE AREA

This 2019 study focuses on the development of the main campus plot of 580 acres.

ANALYSIS

Identification of near future infrastructure development projects beyond the boundaries of the property were investigated with each of the appropriate authorities having jurisdiction.

SAN ANTONIO MAJOR THOROUGHFARE PLAN

BACKGROUND

The City of San Antonio last updated its Thoroughfare Plan on June 19, 2019. Roadways surrounding Texas A&M - SA are anticipated to be constructed or improved as the area surrounding the campus develops, consistent with the City Border Street Policy. The Texas A&M University - San Antonio campus is included in the Major Thoroughfare Plan 2019 Master Development Plan.

On the 2019 City of San Antonio Map, Kelly Parkway (Mauremann Rd.) is classified as a Super Arterial Type A with 200 feet to 250 feet of right-of-way and is anticipated to extend from IH-37 to Loop 410. Jaguar Parkway is classified as an Enhanced Secondary Arterial with 120 feet to 142 feet of right-of-way.

Major thoroughfares leading to the campus will have a significant impact on attracting development partners, such as TEEX and TDEM, and have an impact accommodating traffic traveling to the campus for future events, including athletics. If community access to on-campus recreation and sports facilities is to be developed with municipal partners, like the City and County, adequate roadways will be important in creating and maintaining the relationship.

To date, the primary access to the campus is from the north (University) and the east (Zarzamora to Jaguar), but the Current Development Initiatives, particularly Texas A&M University System Agency partnership and athletics, indicate the need for a more developed south campus entrance is needed sooner.

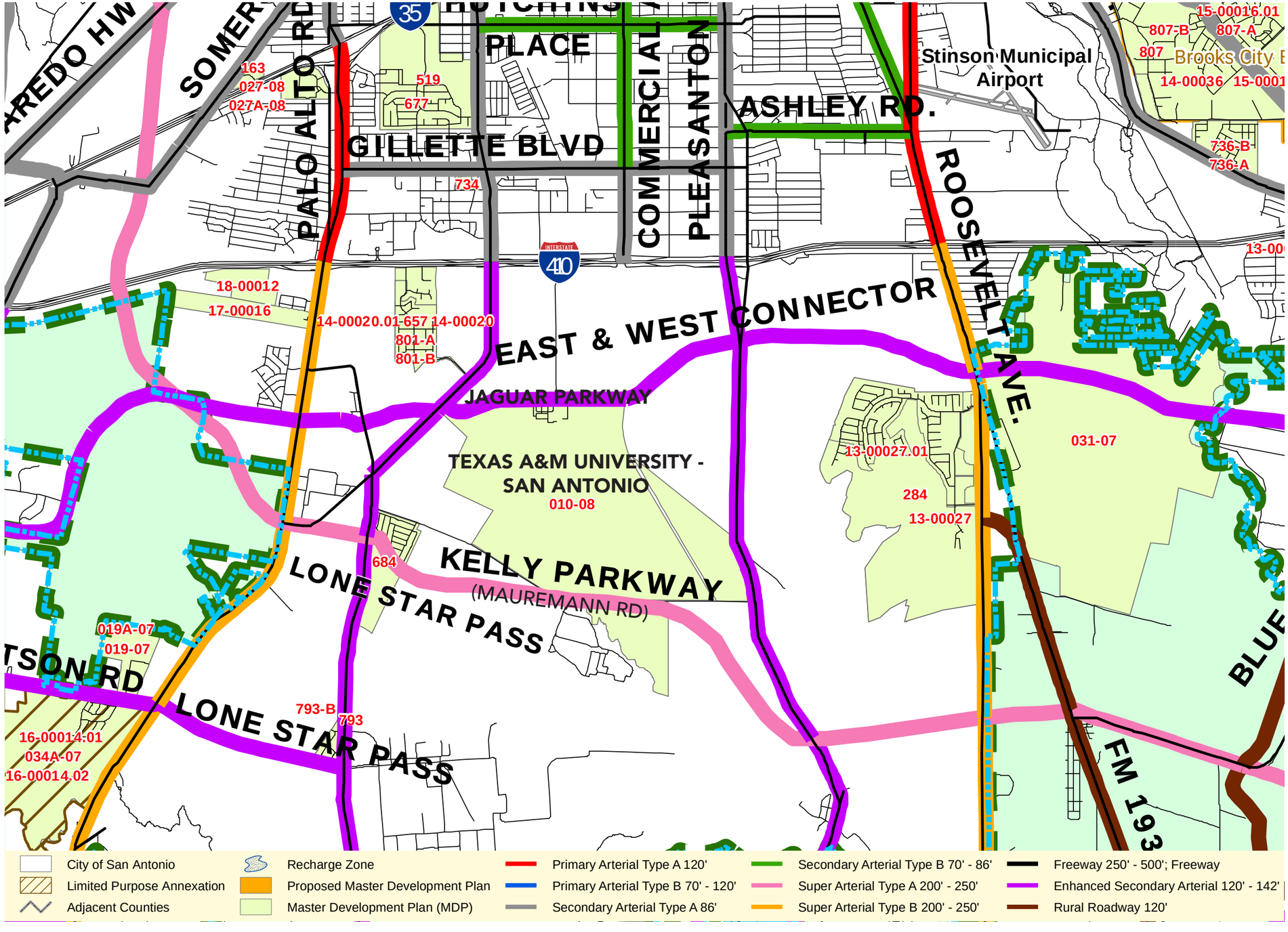
The major thoroughfare plan places no immediate schedule for completing Mauremann as a parkway or the extension of Jaguar Parkway, but the Current Development by Texas A&M University - San Antonio requires a south entrance.

ANALYSIS

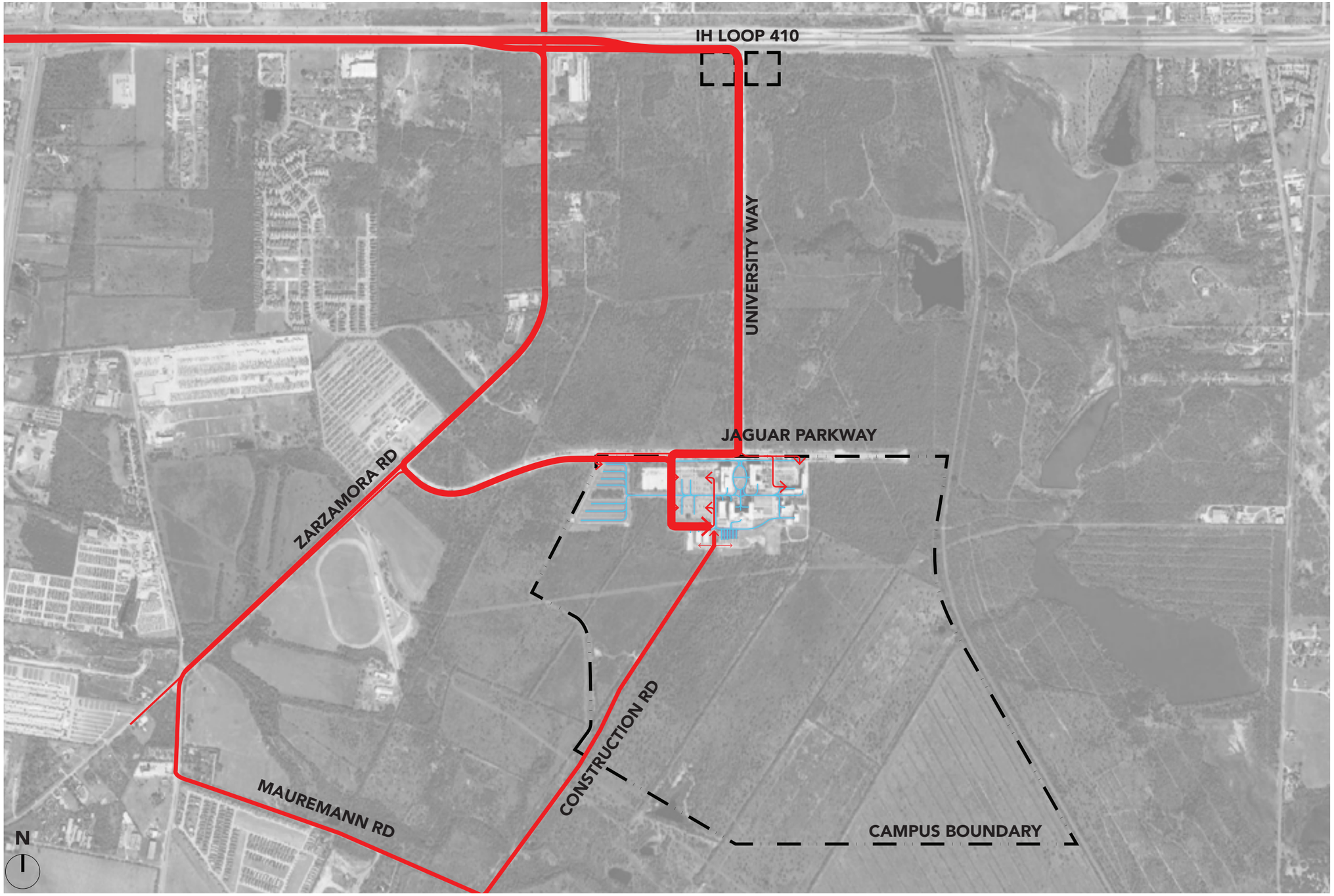
Two development forces indicate an investment in a south campus access road will be necessary sooner rather than later.

One, Texas A&M University System Agencies will require larger land areas now and in the future, and generate their own traffic, separate from the day to day student/faculty/staff traffic.

Two, increased investment by Toyota and increased development in the vacant land south and east of the campus will continue to encourage general development immediately to the south of campus



CAMPUS ACCESS



BACKGROUND

Vehicular access to campus is currently limited to 3 roads: University Way, Jaguar Parkway, and a temporary construction road ("Construction Road").

University Way

University Way runs north/south and provides access for visitors to the current center of campus, orienting them to the main courtyard, Central Academic Building, and ending at the Madla Building.

Jaguar Parkway

Jaguar Parkway runs east/west, extending the length of campus and acts as the northern boundary of campus property. Jaguar Parkway must be accessed for campus parking.

"Construction Road"

"Construction Road" runs from the current campus southwest corner of property, with entry from Mauermann Road. The road was originally built to provide a campus entrance for construction vehicle traffic and does not currently access campus parking.

ANALYSIS

"Construction Road" was not built to campus design standards; however, this road can provide a south campus access road at a reduced cost compared to new road construction.

The diagram illustrates paths of travel to campus parking and pedestrian routes from campus parking to current campus destinations.

LEGEND

- Vehicular Access
- Pedestrian Routes
- Bicycle Trails

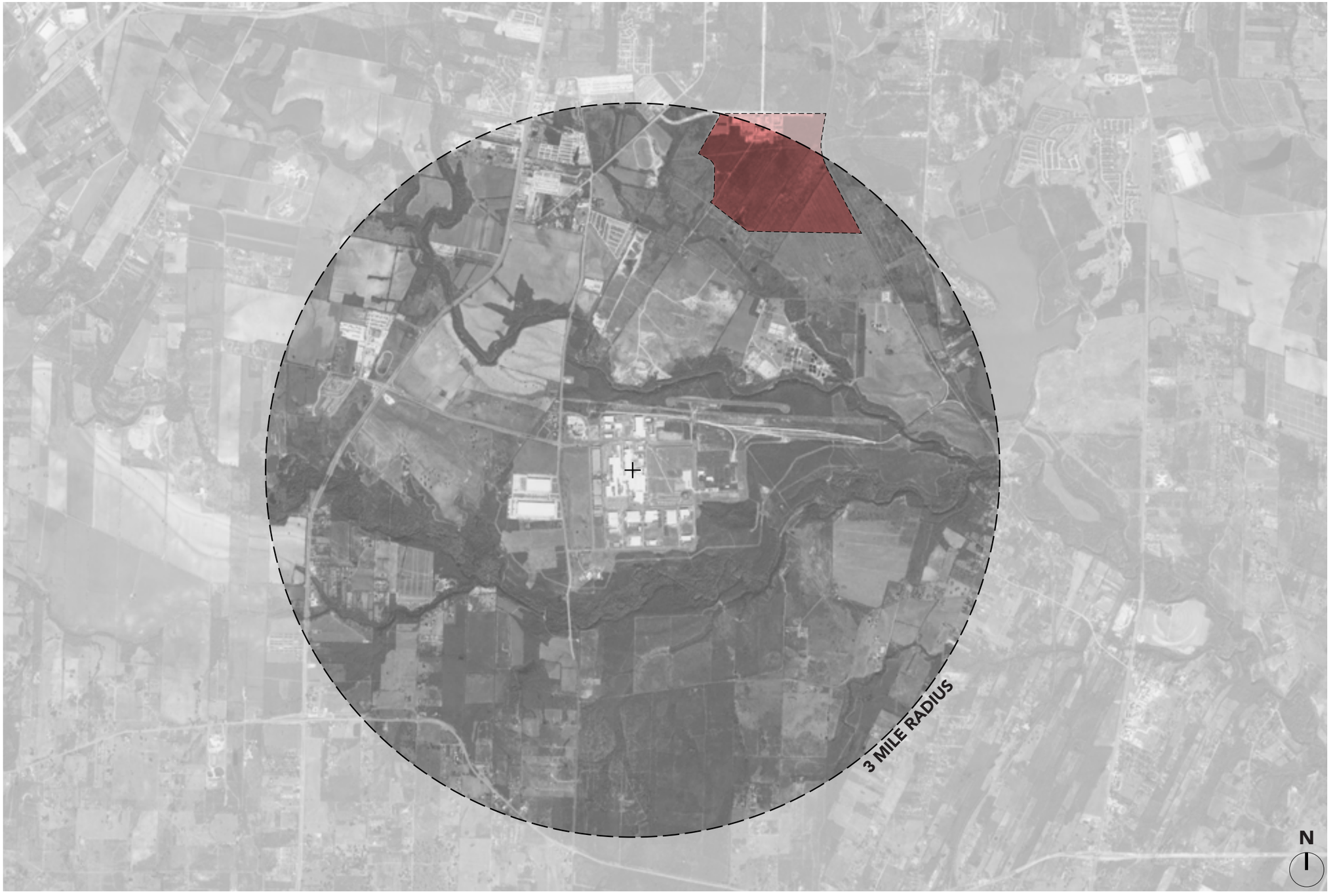
TOYOTA PLANT 3-MILE RESIDENTIAL EXCLUSION BOUNDARY

BACKGROUND

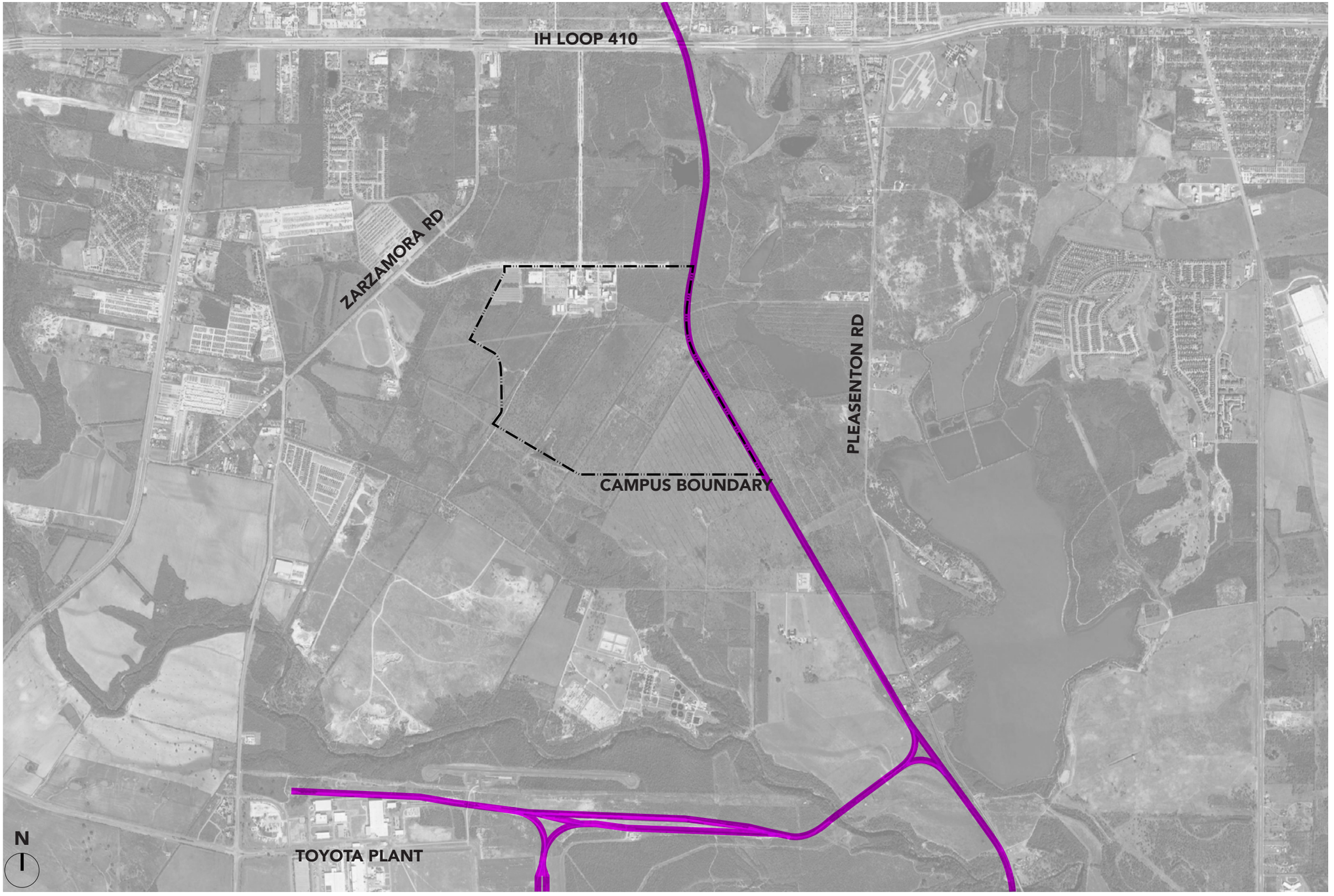
The City of San Antonio, through the Starbright Agreement, created a 3-mile zoning buffer around the Toyota manufacturing plant. The agreement states "within three (3) miles of the perimeter of the Project... with the objective of imposing upon the Enhanced Zoning Area appropriate land use guidelines that satisfy Toyota" (Starbright Agreement 12).
The buffer zone primarily limits the development of residential properties, including campus housing.

ANALYSIS

As the buffer zone encompasses most of the campus, it reinforces the location of student housing on campus per the 2017 Master Plan. While the imposed buffer zone requirement may no longer be in effect in the future, this Master Plan Update considers the buffer zone requirement in full effect. The campus residential zone is planned accordingly by locating campus housing at the north-east corner of the 580 acres.



UNION PACIFIC RAILWAY



BACKGROUND

Prior to the development of the Toyota manufacturing facility south of the Texas A&M University - San Antonio campus, a north to south railroad line extended from Loop 410 to the South. The rail line forms the eastern boundary of the Texas A&M University - San Antonio main campus. When Toyota was developed, the additional railway spur was extended westward, south of Mauremann Road to the Toyota plant.

The railway line forming the east boundary of the main campus will present challenges in future development on the east edge of the campus property and adjacent uses east of campus.

ANALYSIS

While it is possible to build roadways across the railway line, these are often difficult because of administrative challenges dealing with the railroad company. Additionally, at-grade crossings are more dangerous than elevated bridges or tunnels, which are more costly.

If campus development on the eastern edge depended upon a free flow of movement between pedestrians and vehicles, this could be this could prove to be difficult over time.

HIGH PRESSURE GAS MAIN EASEMENT

BACKGROUND

Bisecting the property is a 20" high pressure gas main with a 50' easement. The easement runs immediately south of the existing campus development. The easement is currently cleared of trees and other vertical vegetation. It is maintained by the easement holder.

The diagram illustrates how neighboring developments have treated the easement and the location of crossings.

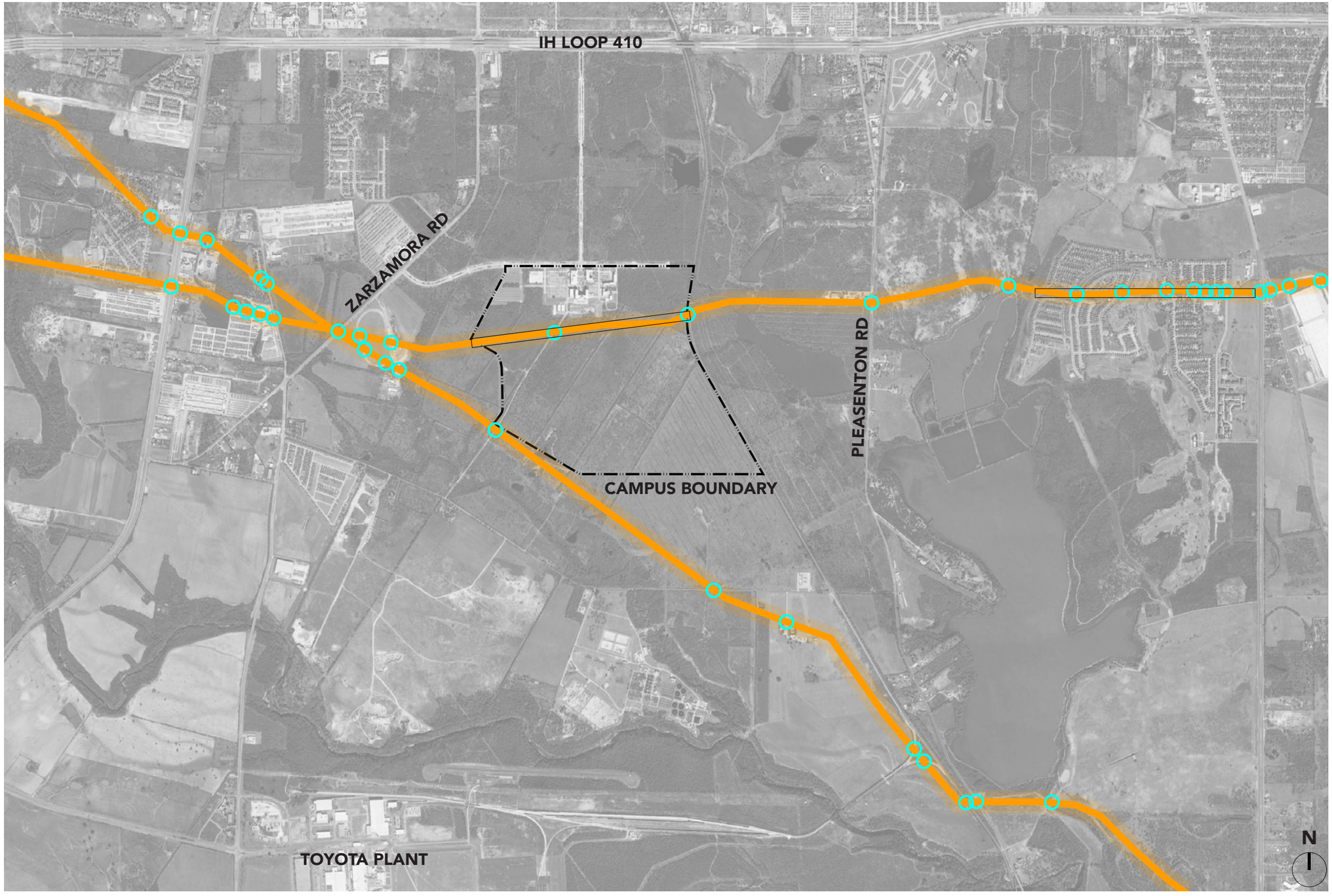
ANALYSIS

Effect on the Study

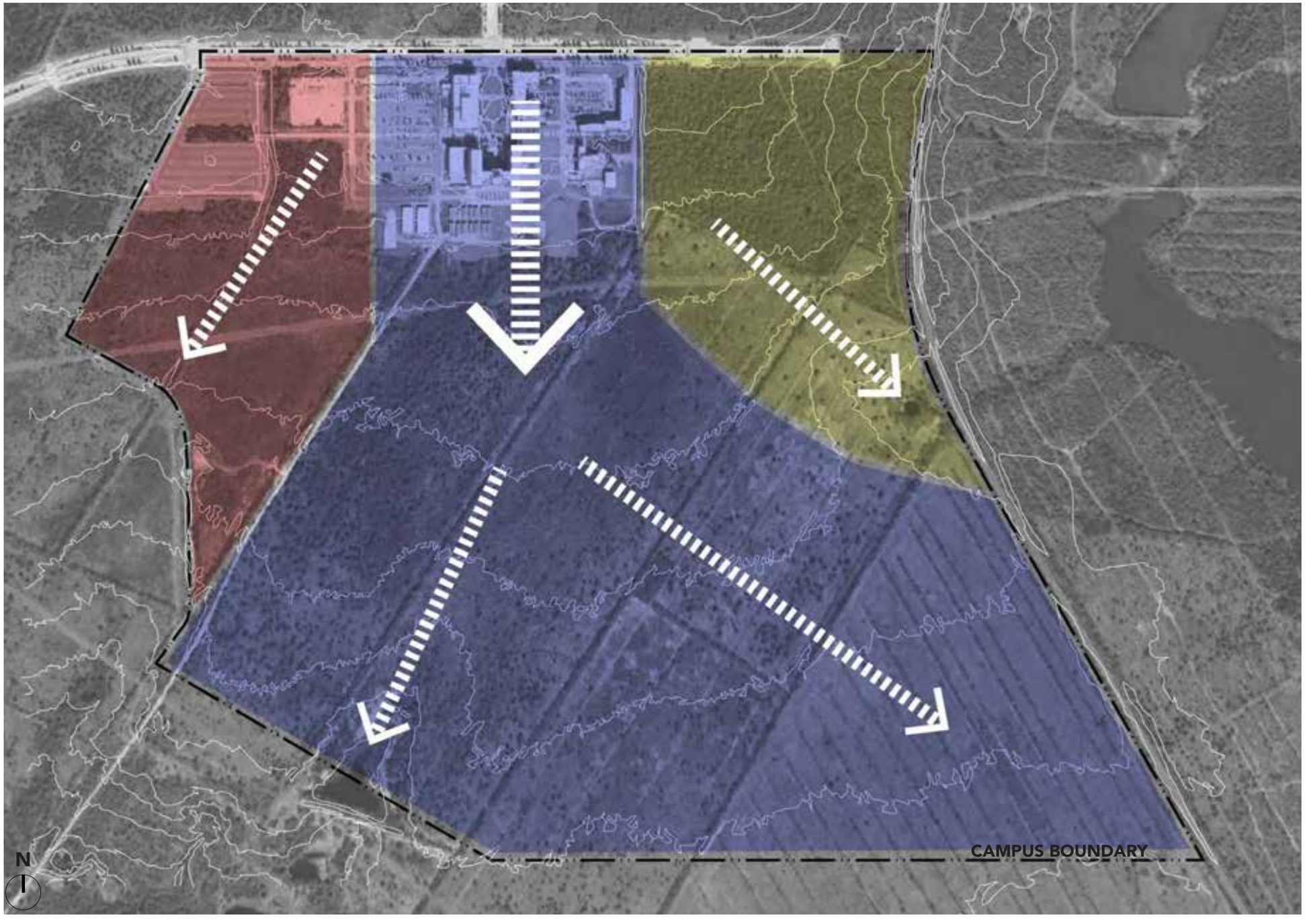
The 2017 Masterplan treats the easement as a greenway running through the middle of campus. This study will respect the easement and the direction of the 2017 Masterplan. The number of roads and paths crossing the easement will be limited to primary pathways.

LEGEND

- Gas Line
- Crossing



CAMPUS DRAINAGE



BACKGROUND

The main campus site drains at a gentle 2% slope to the south, with the western portions of the campus sloping toward Comanche Creek and Leon Creek, while the eastern portions slope south toward Leon Creek and east toward Canvasback and Mitchell Lakes. Storm water detention is required for areas of the site that flow into Mitchell Lake, which can be incorporated into the campus plan through low impact bioswales, rain gardens, or other methods that incorporate native vegetation.

A portion of the south campus and a small portion of the main campus are within a 100-year flood plain, and drainage areas are subject to flash flooding. The EPA regulates the tributaries and wetlands leading into Leon Creek, so drainage areas will need to be formally surveyed to delineate wetlands prior to development occurring. Notably, the existing drainage and wetlands areas have been minimaly disturbed by agricultural activity. These native habitats that could provide outdoor learning and recreational opportunities (such as the Leon Creek Preserve).

ANALYSIS

As per the 2017 Master Plan, the site gently slopes from north to south. As the campus further develops, special care will need to be taken in managing storm water run-off. The campus currently has two drainage swells running north-south, located just outside of the current campus development. This master plan update respects these existing conditions and intends for these to be further developed as the campus grows south. Larger at-grade basins or detention areas, along with drainage pathways to the detention areas, will need to be developed in the south region of the campus as development continues in the future.

EXISTING ROADWAYS

ANALYSIS

To date, all campus interior roadways are parking access roads or service drives. The roads are primarily north-south drives, with the exception of the east-west bound drive that loops just south of the Central Academic Building. In the future, it is planned that these drives will be further developed and named roads, including the construction road running from campus to the southwest corner of the campus property. This can be anticipated in the next five to ten years.

LEGEND

1 **Existing Parking Access Rd**
2 **West Ring Rd**
3 **Existing Campus Rd**
4 **East Ring Rd**
5 **Existing Fire Lane**
6 **Planned Road Extension**
7 **Planned Road Extension**
8 **Planned Road Extension**
9 **Planned Campus Rd**
(Partially Under Construction)
10 **Planned Campus Rd**
(Partially Under Construction)
11 **Fire Lane Extension**
12 **Planned Campus Access Rd**
13 **Planned Perimeter Rd**

EXISTING PARKING

BACKGROUND

On-campus Parking

Parking on campus is currently limited to four lots:

- Lot 1
- Lot 2
- Lot 3
- Temporary Lot (2C)

These lots total 2,334 spots. The spots are allocated to faculty/staff, residents, commuter, motorcycle, disabled, and visitor parking.

Lot 1 has:

- 153 faculty/staff spots
- 36 resident spots
- 15 handicapped spots

Lot 2 has:

- 570 faculty/staff spots
- 116 disabled spots
- 8 motorcycle spots
- 58 visitor spots

Lot 3 has:

- 1,067 student commuter spots

Temporary Lot (2C) has:

- 234 commuter student spots
- 8 disabled spots

Off-campus Parking

The University also utilizes off-campus parking through slip lanes along Jaguar Parkway and University Way. These spots account for 55 additional spots. Public parking stretches north along University Way.

ANALYSIS

The campus will continue to develop surface lots on the periphery for the short term development. It is anticipated that a 4th lot will be built just south of lot 3 in the next two years. The development and location of the lot will serve as immediate infrastructure for the next phase of campus development. Future phases are planned to incorporate a combination of surface and structured parking.

EXISTING BUILDINGS

BACKGROUND

Currently on campus there are six permanent buildings, one building under construction (the Academic Administration Building), one open-air basketball pavilion, and two groupings of temporary portable buildings.

ANALYSIS

Due to the immediate needs and lack of available funding for permanent buildings to satisfy all needs, portable and modular buildings have been utilized on the current south edge of the campus. It is anticipated that in the near future, the current functions housed in these buildings will be relocated into permanent campus buildings (i.e. Academic Phase 1 & 2). It is also anticipated that these buildings will be used on an interim basis as the campus' needs arise.

LEGEND

1 Senator Frank Madla Building
2 Patriot's Casa
3 Central Academic Building
4 Auditorium
5 Science & Technology Building
6 Esperanza Residence Hall
7 Administrative Portables
8 Classroom Modular Buildings
9 Kinesiology Pavilion

EXISTING BUILDINGS

BACKGROUND





SENATOR FRANK MADLA BUILDING

The Frank Madla building was the first campus building. It is 90,300 GSF and contains 20 classrooms, a University library, 7 group study rooms, 36 computer stations, a multipurpose science laboratory, a dining facility, a University bookstore, a security command center, and administrative/faculty office spaces. In front of the main entrance is a decorative quatrefoil fountain at the intersection of Jaguar Parkway and University Boulevard that marks the entrance to the Texas A&M University - San Antonio campus.

PATRIOTS' CASA

The Patriot's Casa is a 22,057 SF facility designed to restore and re-energize military and veteran students who join the Texas A&M University - San Antonio family, assuring their academic success and easy transition into a civilian lifestyle. Veteran students are offered specialized resources and support as they progress through a shared collegiate experience to become better educated and contributing members of society in the civilian workforce. The Patriots' Casa houses the offices of Military Relations, Advancement, and Communications. Adjacent are the offices of the A&M San Antonio ROTC Corps. The "Stables" provide administrative and professional support in addition to study and recreation space for cadets as they prepare to graduate and accept future commissions as military officers.

CENTRAL ACADEMIC BUILDING

At 170,750 GSF, the Central Academic Building offers multiple floors of classrooms, lecture halls, and an auditorium with a focus on encouraging student interaction. Space is provided for various student services, student lounge areas, and an "Opportunity Mall/Hall" for events and club activities. A cyber café and food court are also located in the building.

SCIENCE AND TECHNOLOGY

The new Science and Technology building is a 140,000 GSF, three-story academic building. The building currently houses the Mays Center, Kinesiology Program, Natural Science department, the Center for Information Technology, and the Cyber Security program.

The building has faculty offices, research labs, technology labs, collaborative spaces, and traditional classrooms.

ESPERANZA HALL

The first and only residence hall on the campus. Esperanza Hall was built in partnership with American Campus Communities.

EXISTING CAMPUS UTILITIES

BACKGROUND

NOTE: Some information in this research was contained in the 2017 Master Plan. Although master planning does not typically develop detail for utility distribution, the 2017 master plan shows a general scheme for utility distribution and may not reflect what is built. The University Facilities staff provided some information in the form of as-built drawings to determine actual utility routing based on individual projects. Marmon Mok compiled these as-built documents into a comprehensive digital database to show utility line locations; this database does not contain utility line depths or sizes at this time.

Through conversations with CPS Energy, Marmon Mok located the major electrical circuits available to the campus. Represented in the diagram, green lines indicate electrical lines supplying power to campus. Currently there are four circuits running to campus: Pleasanton Road, Zarzamora Street, University Way, and a temporary construction line.

ANALYSIS

Pleasanton Road Circuit
- Powers all permanent structures
- 7.4 MW available

Zarzamora Street Circuit
- Requires additional meter install
- 6.7 MW available

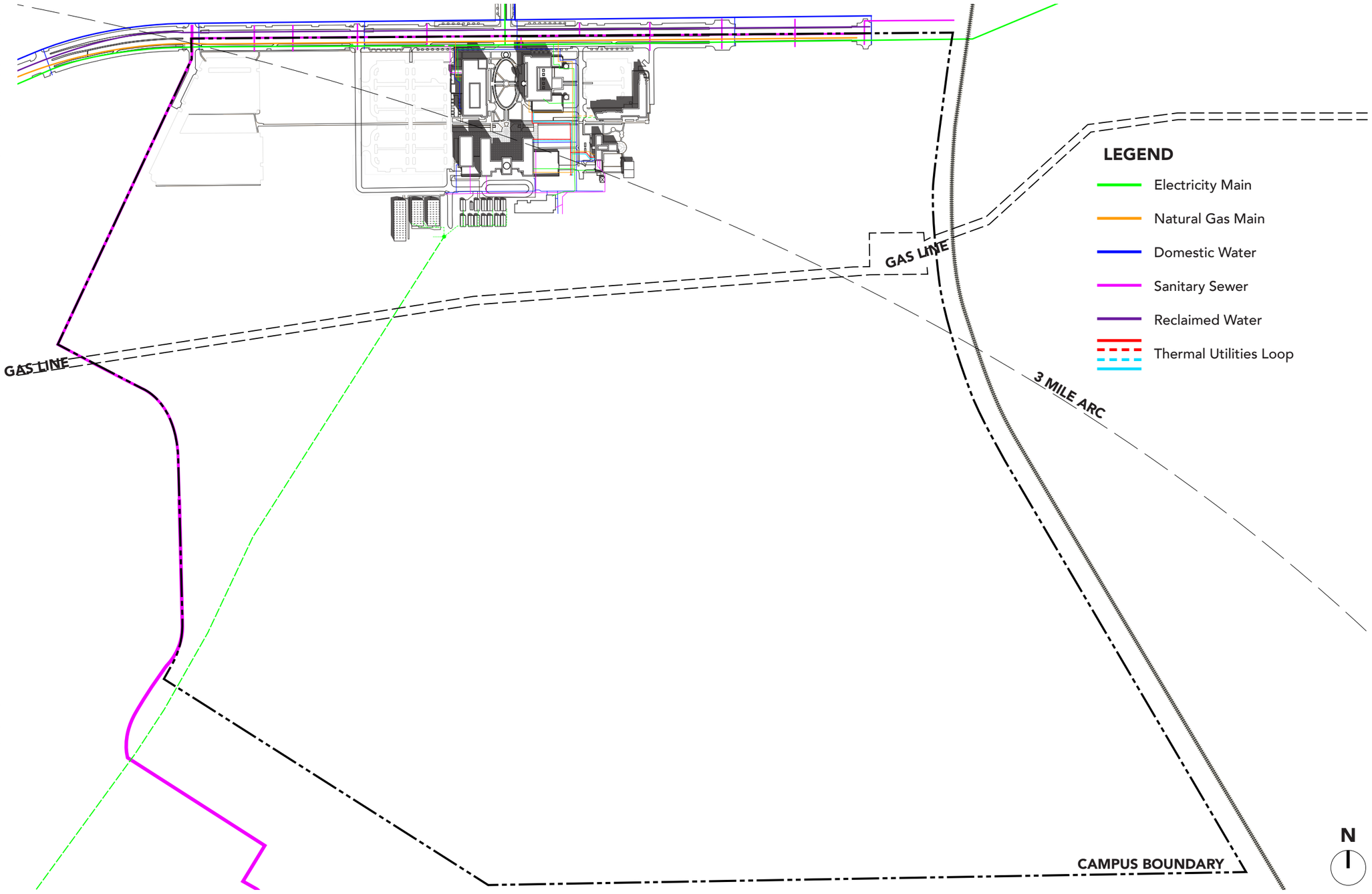
University Way Circuit
- Not in current use
- 10 MW available

Temporary Construction Circuit
- Powers modular structures
- Run on separate meter

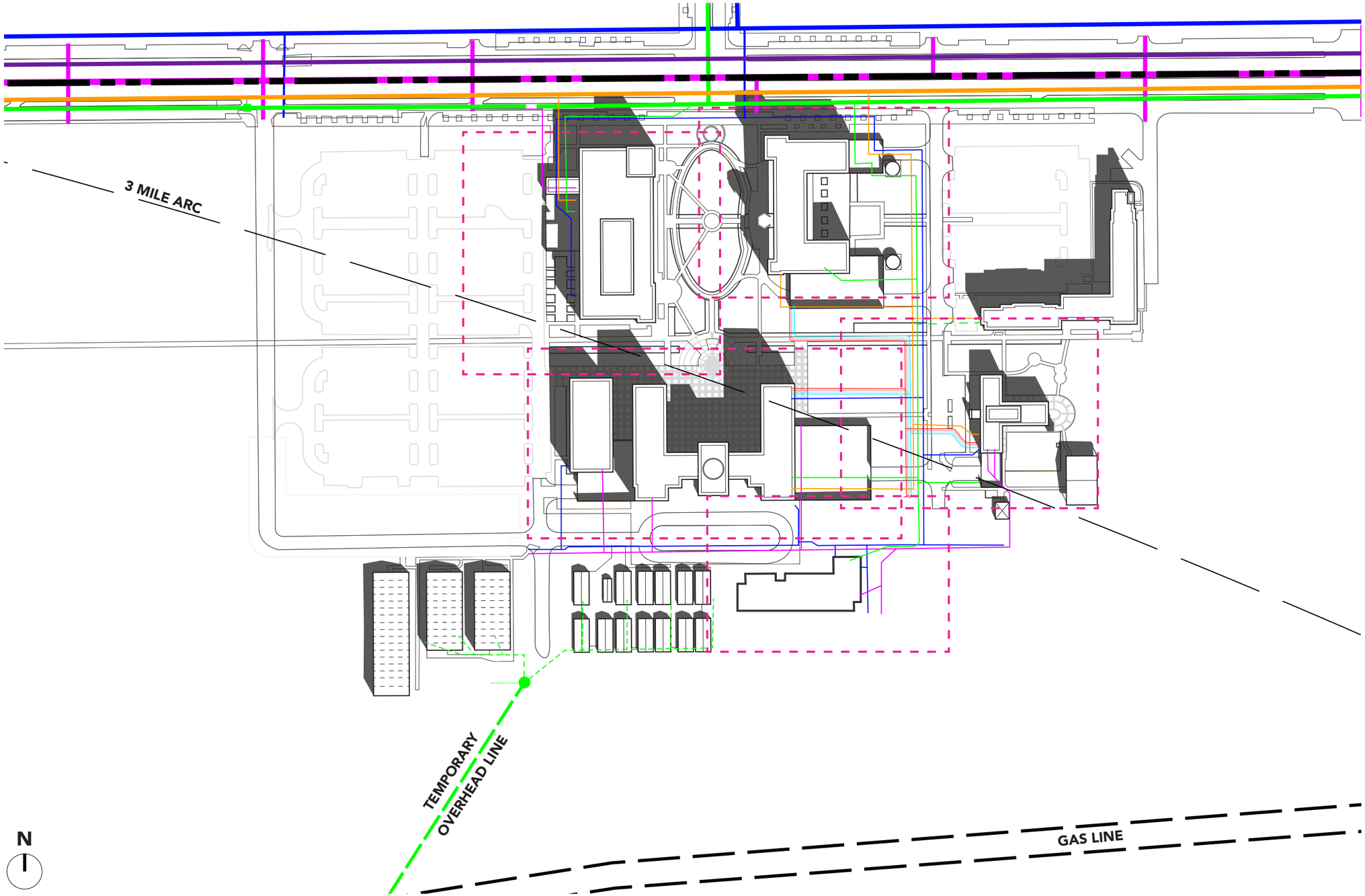
All parties agreed there is more than an adequate supply of power for the next 10 projects on campus and the gateway development along Loop 410. It is important to note that currently there is no utility easement identified.

Future Utility Development

Thermal utility master plan in progress to analyze a future central plant for the campus.



EXISTING CAMPUS UTILITIES



BACKGROUND

As part of the Master Plan Update, the information regarding utility infrastructure was updated based on conversations with University Administration, discussions with local utility providers, and the examination of record drawings from existing permanent buildings and temporary buildings.

ANALYSIS

The campus facilities office is currently developing new strategies for thermal utilities distribution and the documentation prepared in this Master Plan Update will help facilitate the documentation of that update.

UTILITY STUDY

Major Utility developments have been organized along the north-south service roads and parking access roads at the perimeter of the existing academic zone. Providing utility extensions from these existing lines will allow for development west of the current campus development.

PATRIOT'S CASA UTILITIES

BACKGROUND

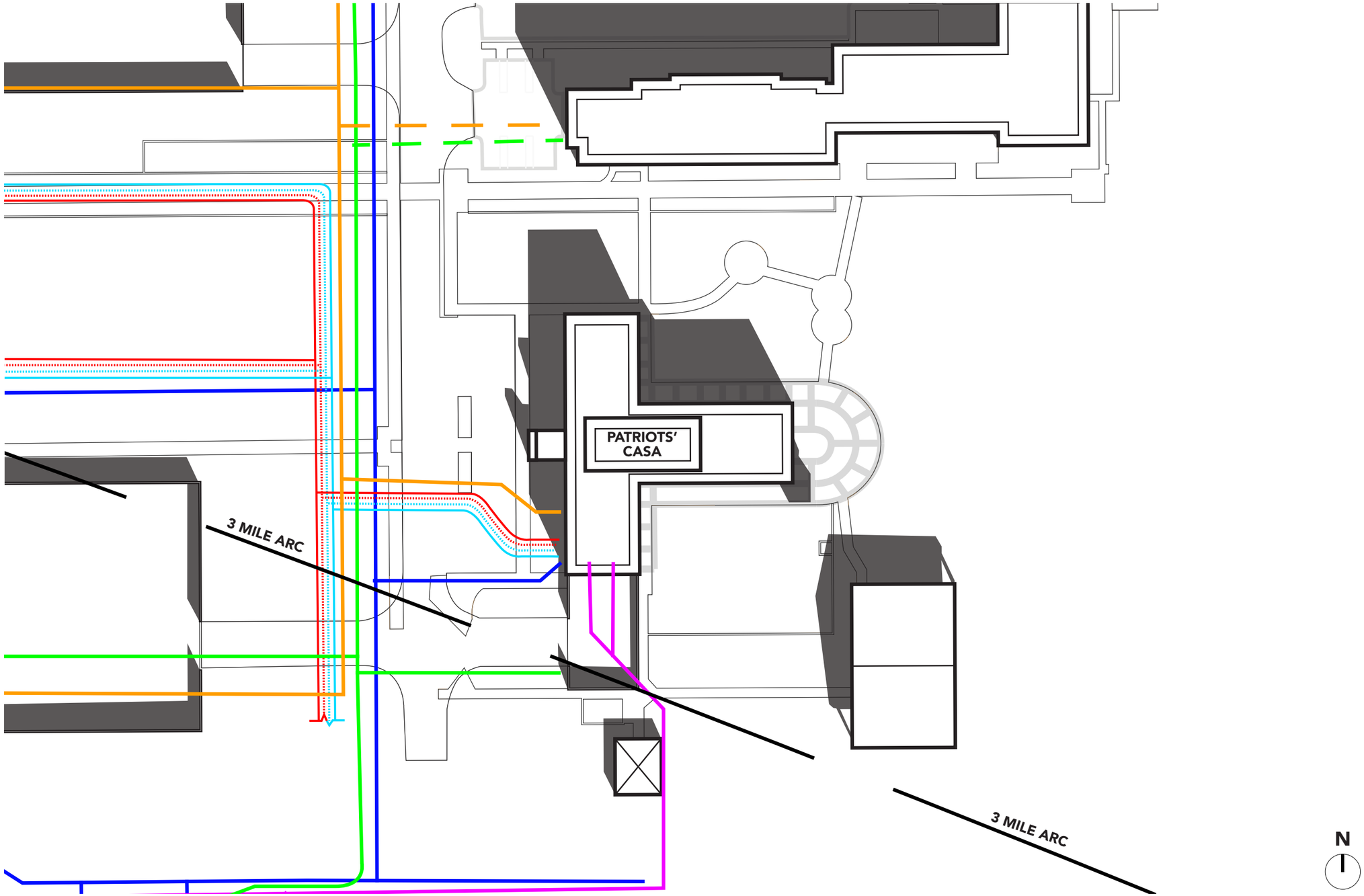
Per the analysis of the 2017 Master Plan, the following is summarized and remains accurate.

Patriots' Casa is served by two, 500-ton, air cooled chillers and five 1.275 million BTUh, non-condensing, forced draft boilers. These utilities are shared with the Center Academic Building.

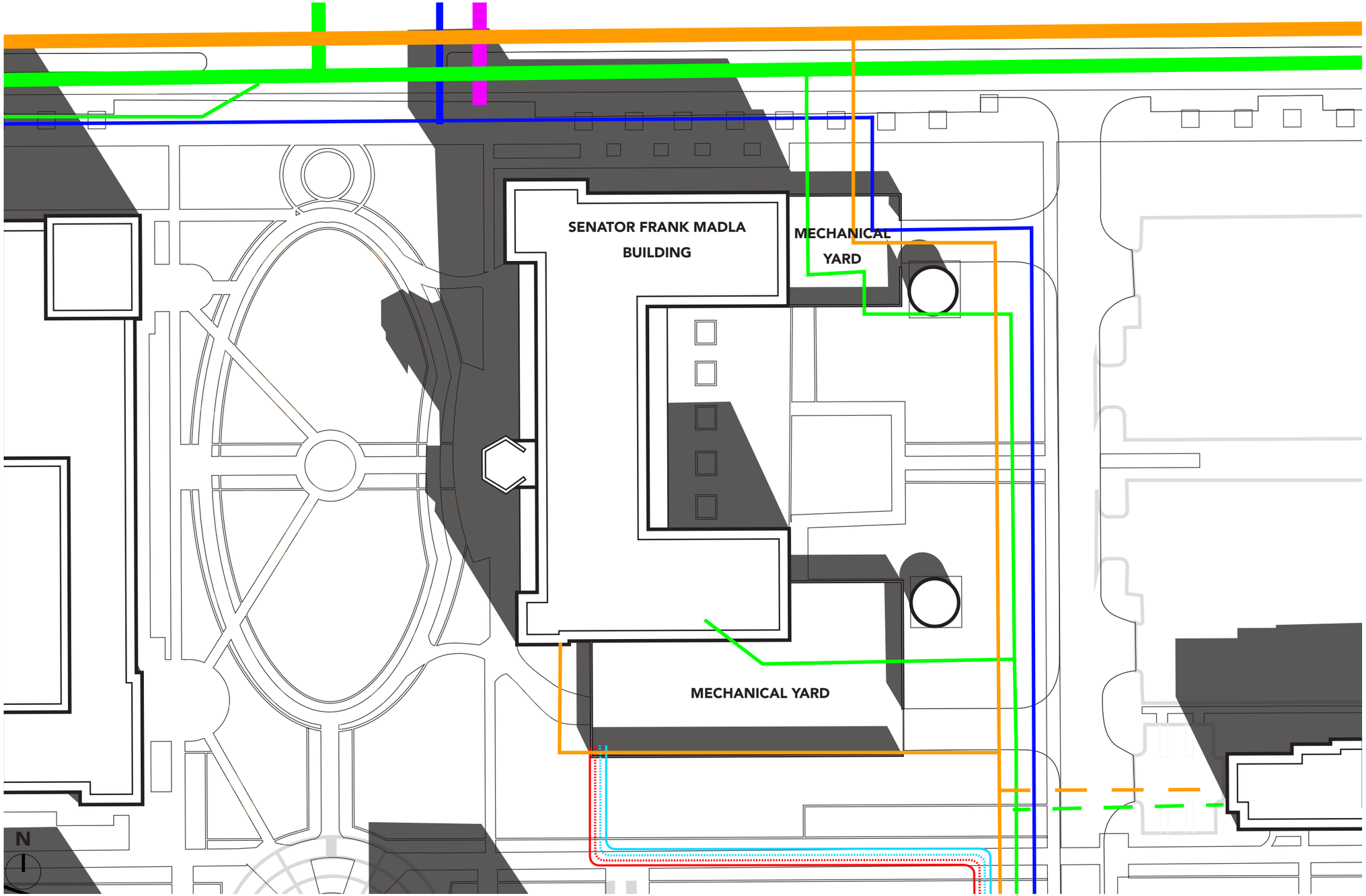
NOTE: All information shown was obtained from construction documents.

LEGEND

- Electricity Main
- Natural Gas Main
- Domestic Water
- Sanitary Sewer
- Reclaimed Water
- Thermal Utilities Loop



MADLA BUILDING UTILITIES



BACKGROUND

Per the analysis of the 2017 Master Plan, the following is quoted and remains accurate.

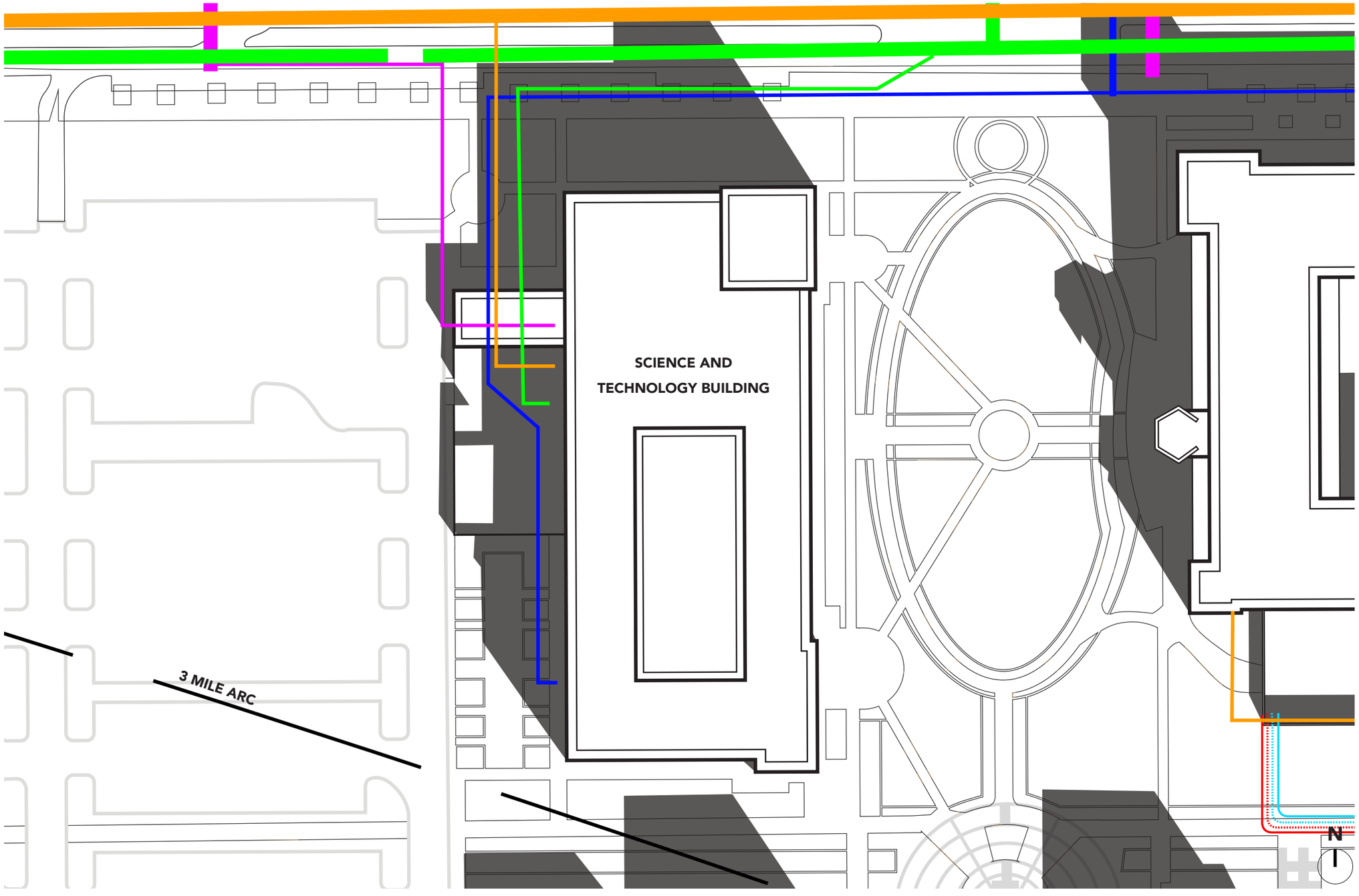
> The existing Malda Building has two, 230-ton, air cooled chillers and two 1.5 MMBH condensing boilers with total capacity of 3.0 million BTUh that provide the thermal utilities to this building. The Madla Building's existing air-cooled chillers have approximately 200 tons of redundant chilled water capacity. Over-sizing of the Madla Building thermal utilities may have been to provide redundant capacity for the Central Academic Building, approximately 185,000 GSF and Patriots' Casa, approximately 20,000 GSF.

NOTE: All information shown was obtained from construction documents.

SCIENCE AND TECHNOLOGY BUILDING UTILITIES

NOTE: All information shown was obtained from construction documents.

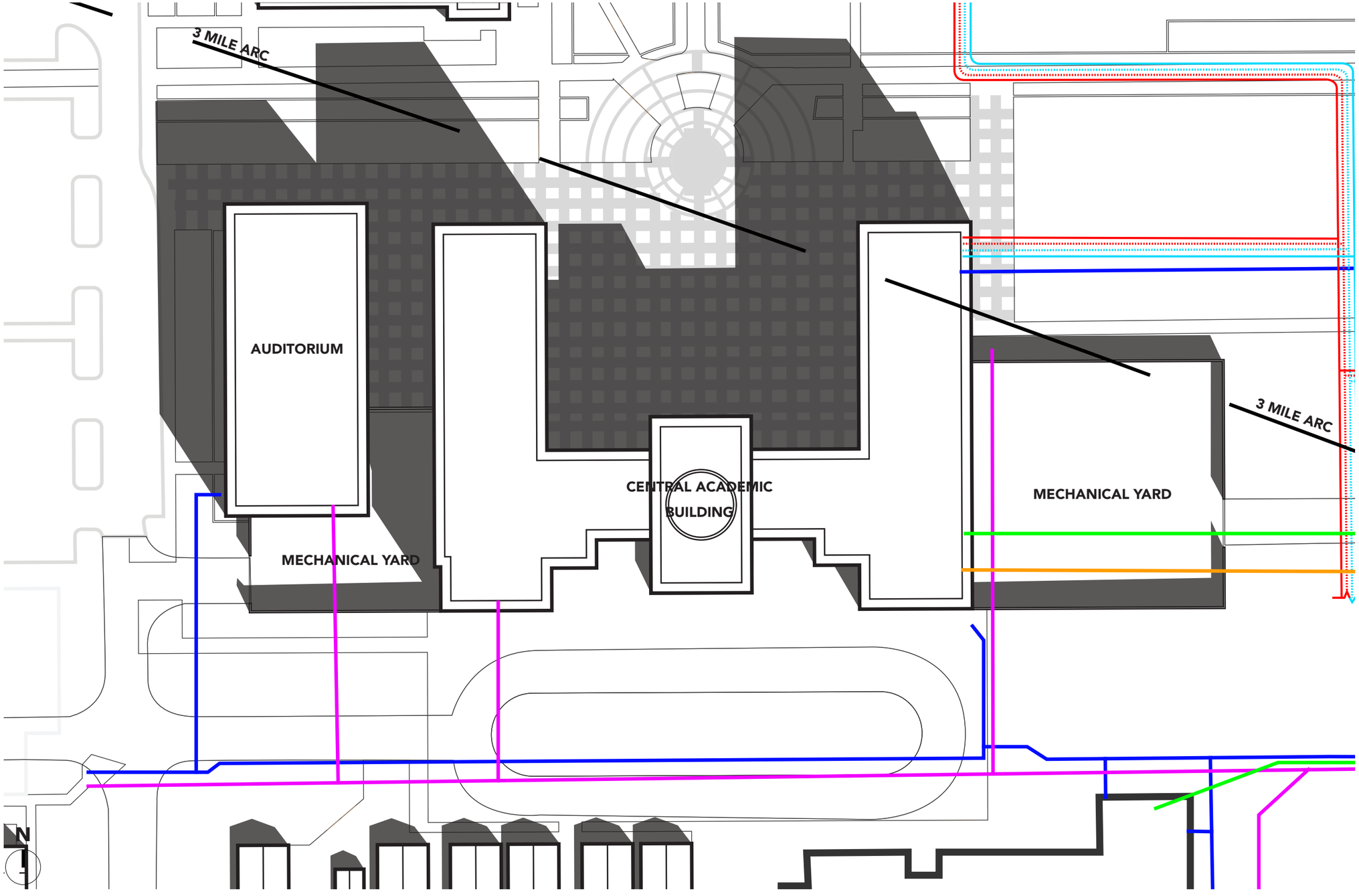
At the time of this Master Plan Update, there is no long-term utility usage data available.



LEGEND

- Electricity Main
- Natural Gas Main
- Domestic Water
- Sanitary Sewer
- Reclaimed Water
- Thermal Utilities Loop

CENTRAL ACADEMIC BUILDING UTILITIES



BACKGROUND

Per the analysis of the 2017 Master Plan, the following is summarized and remains accurate.

The Central Academic Building is served by two, 500-ton, air cooled chillers and five, 1.275 million BTUh, non-condensing, forced draft boilers. These utilities are shared with Patriots' Casa.

NOTE: All information shown was obtained from construction documents.

LEGEND

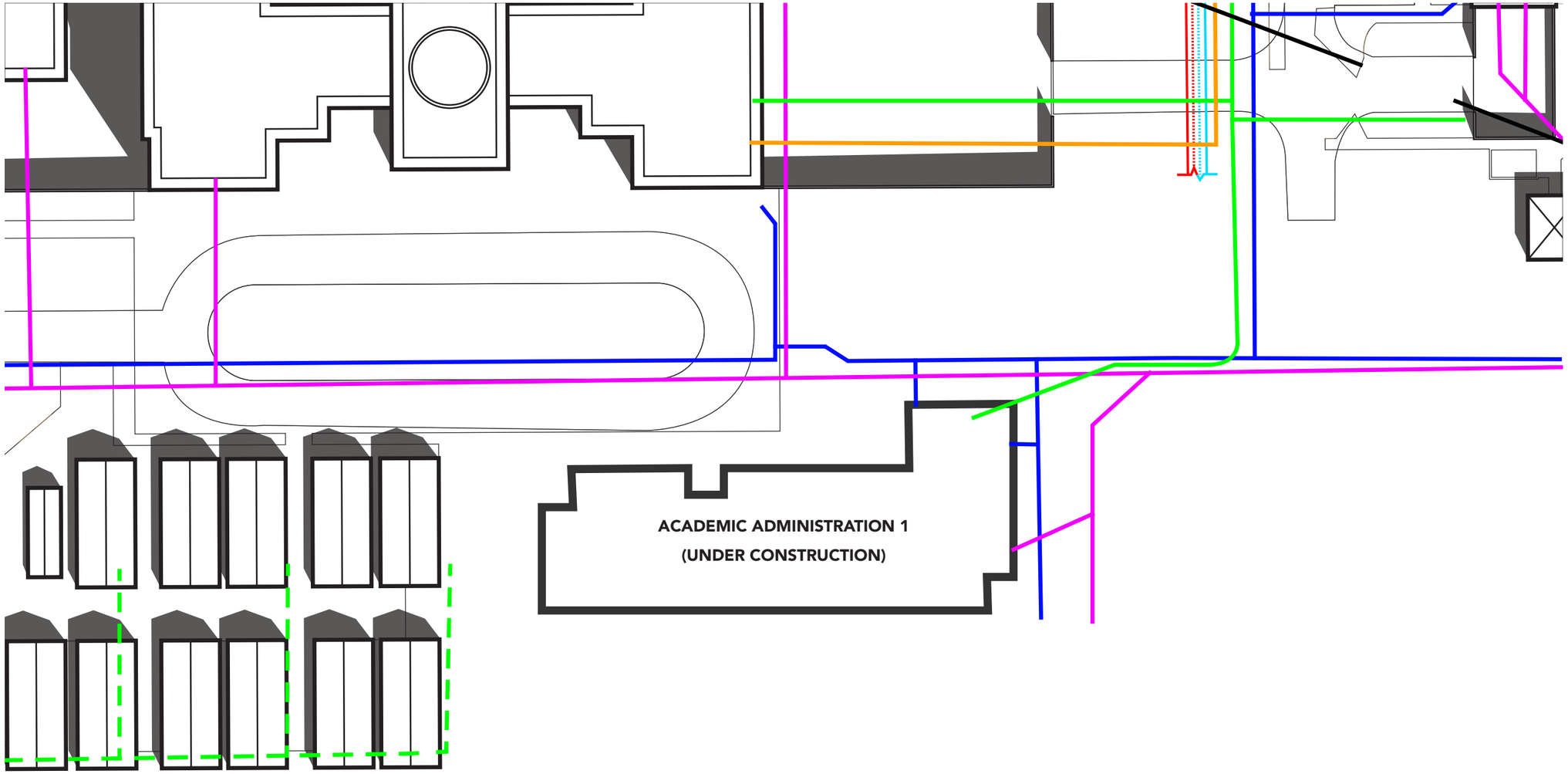
- Electricity Main
- Natural Gas Main
- Domestic Water
- Sanitary Sewer
- Reclaimed Water
- Thermal Utilities Loop

ACADEMIC ADMINISTRATION BUILDING 1 UTILITIES

BACKGROUND

The Academic Administration 1 Building is currently under construction and thus has no records for utility usage.

NOTE: All information shown was obtained from construction documents.



LEGEND

- Electricity Main
- Natural Gas Main
- Domestic Water
- Sanitary Sewer
- Reclaimed Water
- Thermal Utilities Loop

N

IMMINENT BUILDINGS

BACKGROUND

At the time of preparing this document, five buildings are under construction, in design, or in the planning stages of development. These buildings are summarized as follows:

Academic Administration Building Phase 1
- Slated to open 2020 fall semester
- 56,200 GSF, 3 floors
- Classrooms and faculty offices

Campus Recreation Center
- In planning stages
- Projected 86,600 GSF, 2 floors
- Recreation spaces and student union functions

Academic Administration Building Phase 2
- In programming stage

Agency Innovation Center
- In planning stages
- Projected 100,300 GSF, 4 floors
- Library, classrooms, faculty offices, and College of Business administration

Esperanza Hall 2
- Will be a mirror image of Esperanza Hall 1

LEGEND

Existing

1 Senator Frank Madla Building
2 Patriot's Casa
3 Central Academic Building
4 Auditorium
5 Science & Technology Building
6 Esperanza Residence Hall
7 Administrative Portables
8 Classroom Modular Buildings

Imminent

9 Academic Administration Building Phase 1
10 Academic Administration Building Phase 2
11 Recreation Center
12 New Residence Hall

IMMINENT BUILDINGS

BACKGROUND

Academic Administration Building Phase 1

Slated to open in the fall semester of 2020, the Academic Administration 1 Building will contain small, medium, and large lecture spaces; an art suite with studios and equipment/workshop support; a language lab suite; an incubator classroom with support; and faculty offices.

Campus Recreation Center

Currently in the programming phase, the Campus Recreation Center is proposed to contain a full-size gymnasium, exercise room, fitness/weight room, locker rooms, student activity lounge, food services, athletic offices and team areas, shelled space for a bookstore, an e-sports suite, the Newman Center including a chapel, and financial institution.

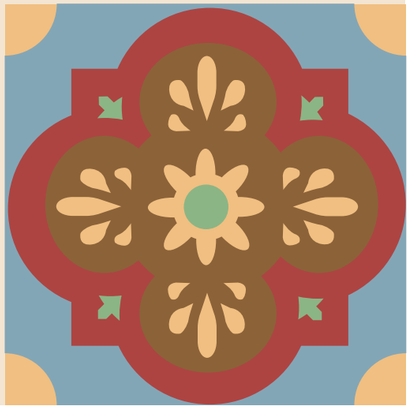
Academic Administration Building Phase 2

The Academic Administration Building Phase 2 is in the programming phase. At the time of this document, no campus Program of Requirements has been provided to Marmon Mok.

Esperanza Hall 2

Esperanza Hall 2 has been designed to be a mirror image of the original Esperanza Hall. It will be the second on-campus housing building.

SITE LOCATION ANALYSES



INTRODUCTION

EXISTING CONDITIONS

This master planning process required research and analysis of existing site conditions to properly evaluate the approximate relative cost of facilities development, analyze parameters to evaluate facility locations, and new infrastructure required for future facilities. This site analysis was developed at a campus-wide level for master planning and was not intended to reach a highly detailed level of facility planning.

BUILDING LOCATION ANALYSIS - BUILDING AREA & USE

An analysis was developed on a smaller scale for specific projects in each of the Current Development Initiatives. Academic Phase II, the new Recreation Center, and the Phase I Athletics facilities were all investigated as to their specific locations and the cost of connectivity to infrastructure leading to project cost. The Recreation Center, because of its relationship to the athletics program and position on campus, was investigated in greater detail.

ATHLETIC ZONE LOCATION ANALYSIS

For the site location analysis of the Recreation Center and athletics development zone, a site selection matrix was utilized to identify major campus development parameters in a scoring system to further illustrate the development parameters and prioritize them.

SPORTS TEAMS PHASING

The sequence of sports teams to be initiated in the University Athletic program was also evaluated by campus administration. Components of the athletics master plan were identified according to the chronological phasing of those sports that could be more easily developed without further development of the program. Those venues would initially be practice facilities for the athletics teams with future competition venues developed at or near the Phase 1 practice facilities. This 2019 Master Plan Update identifies that progression.

ATHLETICS PROGRAM TIMELINE

With the University Administration decision to pursue an athletics program, several major decisions were made.

- Decision to start athletics
- Decision to develop practice venues
- Master planned to grow the program
- Working with Thomas Baugh to apply for membership to the National Association of Intercollegiate Athletics (NAIA)
- Established sequence of sports
- Simultaneously working with perspective partners for community sports venue opportunities to be part of campus athletics and/or campus recreation

The following is a representation of the major decisions identified to the development of the athletics program and phasing. The phasing of the athletics program was important to provide guidance to the chronology of facility phasing in the master plan development process.

1. Professional consultant for athletic initiation - hired Thomas Baugh to advise on the initial athletics program.
2. Which sports - Women's Soccer, Men's Soccer, Women's Softball, and Men's Golf.
3. Timeline - start competition in the Fall of 2020
4. Conference affiliation - apply to the National Association of Intercollegiate Athletics (NAIA)
5. Funding - a student athletics fee would provide operational support
6. Practice and competition venues - practice venues would be developed on campus and competition venues would be contracted at other existing San Antonio Venues
7. Future Sports - the introduction of future phased sports as identified in the graphic shown on this page indicating the sport and timing for initiation of the sport.

Based on these decisions the Athletics Master Plan was developed to address the initial phase 1 of athletics and all subsequent phases.

Texas A&M University - San Antonio
ATHLETICS MASTER PLAN
ATHLETICS PROGRAM PHASING

ATHLETICS PROGRAM PHASING

		FACILITIES		PHASING - FACILITIES					
				PHASE 1		PHASE 2		PHASE 3	
PROGRAM PHASE	SPORT	FACILITY TYPE	NUMBER	LOCATION	START DATE	LOCATION	START DATE	LOCATION	START DATE
PHASE 1 [FALL 2020]	SOFTBALL	Practice Field	1	ATHLETIC ZONE MASTER PLAN	FALL 2020				
		Batting Cages	4	AT SOFTBALL FIELD	TBD				
		Locker Room	1	ATHLETIC ZONE MASTER PLAN	FALL 2020				
		Stadium	1					FUTURE	FUTURE
	WOMEN'S SOCCER	Practice Field	1	ATHLETIC ZONE MASTER PLAN	FALL 2020				
		Locker Room	1	ATHLETIC ZONE MASTER PLAN	FALL 2020				
		Stadium	1					FUTURE	FUTURE
	MEN'S SOCCER	Practice Field	1	ATHLETIC ZONE MASTER PLAN	FALL 2020				
		Locker Room	1	ATHLETIC ZONE MASTER PLAN					
		Stadium	1					FUTURE	FUTURE
	MEN'S GOLF	Locker Room	1	Mission Del Lago Golf Course	FALL 2020				
		Practice Range	1	Mission Del Lago Golf Course	FALL 2020				
		Home Course	1	Mission Del Lago Golf Course	FALL 2020				
PHASE 2 [FALL 2022]	WOMEN'S BASKETBALL	Practice Court	1			RECREATION CENTER	FALL 2022		
		Locker	1			RECREATION CENTER	FALL 2022		
		Competition Court	1			RECREATION CENTER	FALL 2022		
	MEN'S BASKETBALL	Practice Court	1			RECREATION CENTER	FALL 2022		
		Locker	1			RECREATION CENTER	FALL 2022		
		Competition Court	1			RECREATION CENTER	FALL 2022		
	WOMEN'S E-SPORTS	E-SPORTS STATION	3			RECREATION CENTER	FALL 2022		
		E_SPORTS ARENA	1					FUTURE	FUTURE
	MEN'S E-SPORTS	E-SPORTS STATION	3			RECREATION CENTER	FALL 2022		
PHASE 3 [FALL 2023]	WOMEN'S TRACK & FIELD	Track & Field	1					FUTURE	FUTURE
		Locker	1					FUTURE	FUTURE
		Stadium	1					FUTURE	FUTURE
	MEN'S TRACK & FIELD	Track & Field	1					FUTURE	FUTURE
		Locker	1					FUTURE	FUTURE
		Stadium	1					FUTURE	FUTURE
	WOMEN'S TENNIS	Locker	1					FUTURE	FUTURE
		Courts	6					FUTURE	FUTURE
	MEN'S TENNIS	Locker	1					FUTURE	FUTURE
		Courts	6					FUTURE	FUTURE
PHASE 4 [FALL 2025]	VOLLEYBALL	Practice Court	1					FUTURE	FUTURE
		Locker	1					FUTURE	FUTURE
		Competition Court	1					FUTURE	FUTURE
	BASEBALL	Practice Field	1					FUTURE	FUTURE
		Batting Cages	4					FUTURE	FUTURE
		Locker Room	1					FUTURE	FUTURE
		Stadium	1					FUTURE	FUTURE
PHASE 5 [FALL 2030]	FOOTBALL	Outdoor Practice Field	1					FUTURE	FUTURE
		Covered Practice Field	1					FUTURE	FUTURE
		Locker	1					FUTURE	FUTURE
		Stadium	1					FUTURE	FUTURE
	WOMEN"S GOLF	Locker Room	1					FUTURE	FUTURE
		Practice Range	1					FUTURE	FUTURE
		Home Course	1					FUTURE	FUTURE

ATHLETICS PROGRAM TIME-LINE

Texas A&M University - San Antonio
ATHLETICS MASTER PLAN
ATHLETICS PROGRAM PHASING

ATHLETICS PROGRAM PHASING		FACILITIES		PHASING - FACILITIES					
				PHASE 1		PHASE 2		PHASE 3	
PROGRAM PHASE	SPORT	FACILITY TYPE	NUMBER	LOCATION	START DATE	LOCATION	START DATE	LOCATION	START DATE
PHASE 1 [FALL 2020]	SOFTBALL	Practice Field	1	ATHLETIC ZONE MASTER PLAN	FALL 2020				
		Batting Cages	4	AT SOFTBALL FIELD	TBD				
		Locker Room	1	ATHLETIC ZONE MASTER PLAN	FALL 2020				
		Stadium	1					FUTURE	FUTURE
	WOMEN'S SOCCER	Practice Field	1	ATHLETIC ZONE MASTER PLAN	FALL 2020				
		Locker Room	1	ATHLETIC ZONE MASTER PLAN	FALL 2020				
		Stadium	1					FUTURE	FUTURE
	MEN'S SOCCER	Practice Field	1	ATHLETIC ZONE MASTER PLAN	FALL 2020				
		Locker Room	1	ATHLETIC ZONE MASTER PLAN					
		Stadium	1					FUTURE	FUTURE
	MEN'S GOLF	Locker Room	1	Mission Del Lago Golf Course	FALL 2020				
		Practice Range	1	Mission Del Lago Golf Course	FALL 2020				
		Home Course	1	Mission Del Lago Golf Course	FALL 2020				
PHASE 2 [FALL 2022]	WOMEN'S BASKETBALL	Practice Court	1			RECREATION CENTER	FALL 2022		
		Locker	1			RECREATION CENTER	FALL 2022		
		Competition Court	1			RECREATION CENTER	FALL 2022		
	MEN'S BASKETBALL	Practice Court	1			RECREATION CENTER	FALL 2022		
		Locker	1			RECREATION CENTER	FALL 2022		
		Competition Court	1			RECREATION CENTER	FALL 2022		
	WOMEN'S E-SPORTS	E-SPORTS STATION	3			RECREATION CENTER	FALL 2022		
		E_SPORTS ARENA	1					FUTURE	FUTURE
	MEN'S E-SPORTS	E-SPORTS STATION	3			RECREATION CENTER	FALL 2022		

ATHLETICS PROGRAM TIME-LINE

PHASE 3 [FALL 2023]	**WOMEN'S TRACK & FIELD**	Track & Field	1					FUTURE	FUTURE
		Locker	1					FUTURE	FUTURE
		Stadium	1					FUTURE	FUTURE
	MEN'S TRACK & FIELD	Track & Field	1					FUTURE	FUTURE
		Locker	1					FUTURE	FUTURE
		Stadium	1					FUTURE	FUTURE
	WOMEN'S TENNIS	Locker	1					FUTURE	FUTURE
		Courts	6					FUTURE	FUTURE
	MEN'S TENNIS	Locker	1					FUTURE	FUTURE
		Courts	6					FUTURE	FUTURE
PHASE 4 [FALL 2025]	**VOLLEYBALL**	Practice Court	1					FUTURE	FUTURE
		Locker	1					FUTURE	FUTURE
		Competition Court	1					FUTURE	FUTURE
	BASEBALL	Practice Field	1					FUTURE	FUTURE
		Batting Cages	4					FUTURE	FUTURE
		Locker Room	1					FUTURE	FUTURE
		Stadium	1					FUTURE	FUTURE
PHASE 5 [FALL 2030]	**FOOTBALL**	Outdoor Practice Field	1					FUTURE	FUTURE
		Covered Practice Field	1					FUTURE	FUTURE
		Locker	1					FUTURE	FUTURE
		Stadium	1					FUTURE	FUTURE
	WOMEN"S GOLF	Locker Room	1					FUTURE	FUTURE
		Practice Range	1					FUTURE	FUTURE
		Home Course	1					FUTURE	FUTURE

ATHLETICS SITE SELECTION - OPTIONS

A0 2017 Master Plan Proposed Location

A1 Alternative 1

A2 Alternative 2

To evaluate and develop a new Athletics Facilities Zone in the 2019 Master Plan Update, the 2017 Master Plan was reviewed and evaluated for alternate facility locations. Phasing of facilities was based on the athletic development sequence of introducing new sports and teams to the program.

For this plan update, facility sites considered the long-term needs for practice and competition facilities with allocation for growth. For the future central athletics administration building, an outline space program was provided.

Based on this understanding of current athletic space requirements and the time-line for starting phase I of the athletics program in 2020, different land areas to accommodate facilities were identified on the 580 acres of the main campus. Three options were considered in this site analysis:

Option A0 -The existing 2017 Master Plan location.

Option A1 - The western edge of the main campus property south of the existing parking lots.

Option A2 - South of the housing zone and immediately south of the gas easement along the eastern border of the campus property.

Each area was considered for having an adequate amount of contiguous land to aggregate athletics facilities together. The schedule for a student athlete requires efficiency of movement from one facility to the next. Keeping facilities in proximity allows sharing of central athletic training facilities by all sports. It is anticipated that a central athletic facility will be developed to serve all sports. This central facility may include: athletic training, strength and conditioning, athlete academic study space, coaches offices, and team meeting space. Spacious facilities are an integral part of the athletics program. The proximity to related campus activities and to existing facilities and infrastructure was also considered.

As the athletics program is scheduled to begin in 2020 with development of initial facilities, cost of development is critical. It is anticipated that associated development would occur around the athletic zone with retail and entertainment uses by private developers to support the athletic event experience. Accessed by the public both in the short and long-term two, athletic facilities on campus and neighboring commercial development is critical.

A site selection evaluation matrix was utilized to help assess and quantify the priorities associated with the location of the athletic zone and to make a recommendation for this location.

ATHLETICS SITE SELECTION - EVALUATION MATRIX

	Texas A&M University - San Antonio Development Zone Site Selection Matrix — Athletics	Weight Factor	Site A0	Site A1	Site A2
CATEGORY	CRITERIA				
PHYSICAL SITE FACTORS	Site Size and Configuration	4	5	4	2
	Potential for Future Facility Expansion	3	5	4	1
	Potential For Conflict With Existing Utilities	2	5	1	3
	Availability of Existing Utility Infrastructure	4	1	5	2
	Flood Plain Limitations	1	4	4	4
	Environmental Limitations	2	3	3	3
	Geotechnical Limitations	2	3	3	3
TRANSPORTATION, PARKING AND PEDESTRIAN PROXIMITY	Vehicular Access	4	1	5	2
	Ability to Utilize Existing Parking Resources	3	1	4	1
	Proximity To On-Campus Housing	4	2	2	5
	Proximity To Off-Campus Housing	2	2	5	2
	Proximity To Academic Core	3	1	5	2
	Proximity to On-Campus Dining	3	2	3	2
	Overall Student Athlete Experience	4	2	4	4
	Overall Spectator Experience	4	3	4	3
CAMPUS IMPACTS	Compatibility With Campus Master Planning Initiatives	4	5	2	3
	Proximity to Future On-Campus Recreation	2	2	2	4
	Visability / Strengthening of TAMU-SA Brand	4	2	5	2
	Ability to Support Strategic Partnerships	2	3	4	2
COMMUNITY IMPACTS	Compatibility With Surrounding Community Context	3	3	4	2
	Compatibility with Future Community Initiatives	3	3	3	3
	Accessability to The Larger San Antonio Community	3	3	5	2
SITE DEVELOPMENT COSTS	Temporary Campus Impacts During Construction	2	5	2	5
	Initial Development Costs	3	1	4	1
	Impacts to Campus Traffic/Parking	3	5	2	5
	TOTALS		206	270	197

WEIGHTING FACTOR MULTIPLIER	
4	Very Important
3	Important
2	Mildly Important
1	Least Important

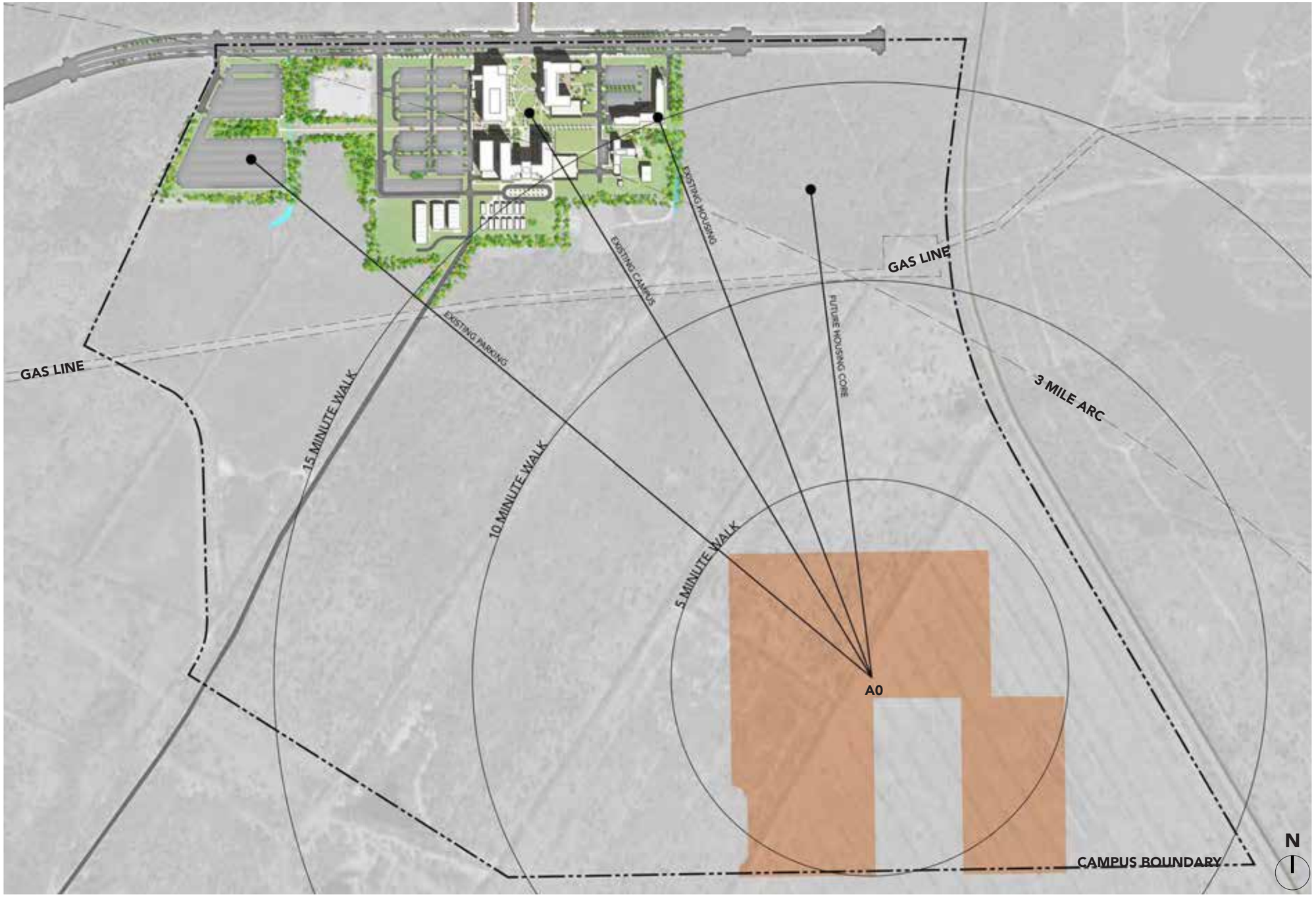
SCORING	
5	Excellent
4	Good
3	Average
2	Below Average
1	Poor

ATHLETICS SITE ANALYSIS DIAGRAM - 2017 MASTER PLAN LOCATION

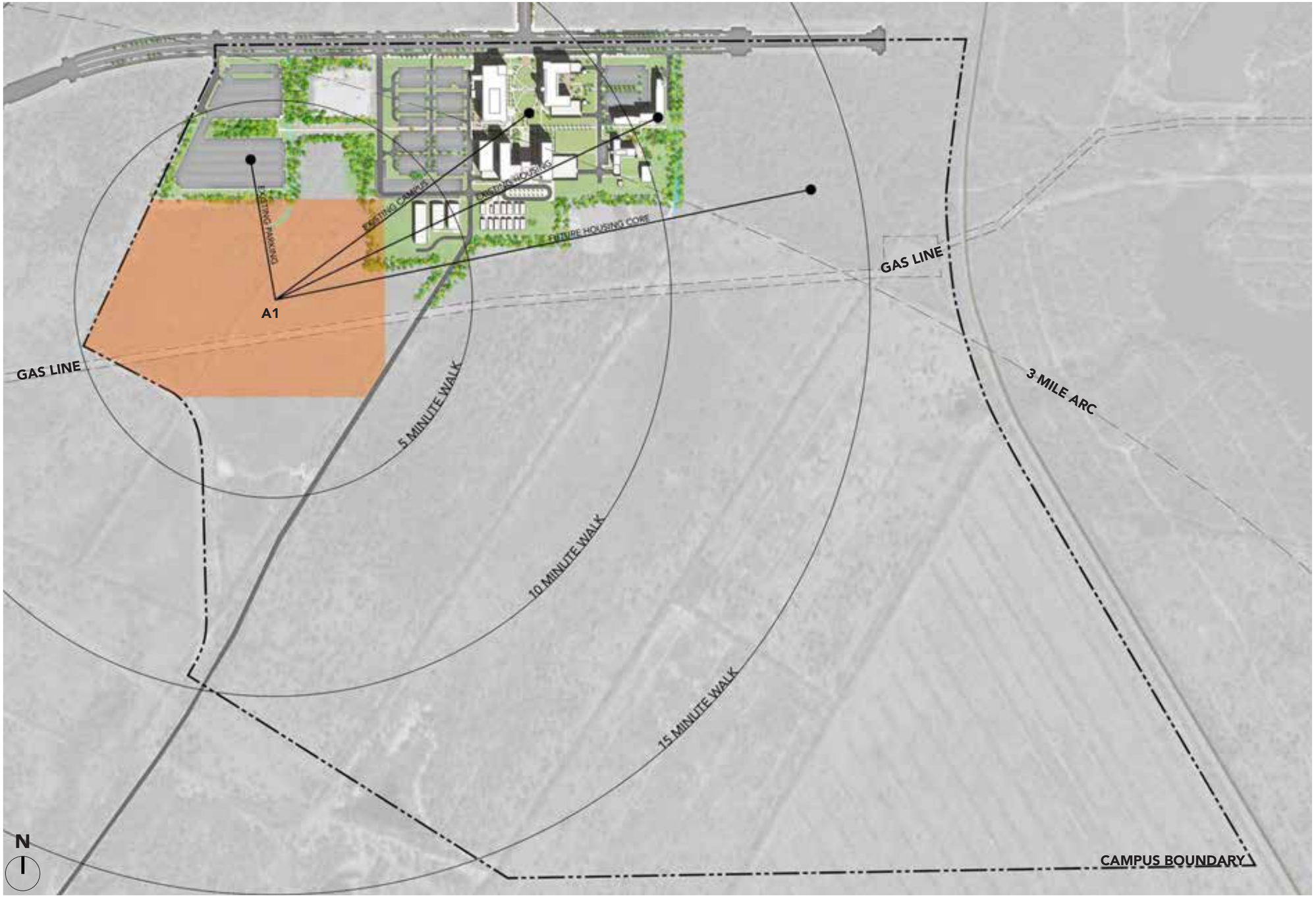
SITE A0 ANALYSIS

A summary of the site location evaluation is as follows:

- The distance from available infrastructure would significantly add to the cost of the building project. The cost of extending infrastructure was not anticipated by the total project budget in the program.
- The site location south of the gas line easement may present access issues.
- The relationship to the Housing Zone was distant.
- Relationship to the Academic Core is very distant.
- Parking availability for students and the public was difficult.



ATHLETICS SITE ANALYSIS DIAGRAM - ALTERNATIVE LOCATION 1



SITE A1 ANALYSIS

A summary of the evaluation of this site location is as follows:

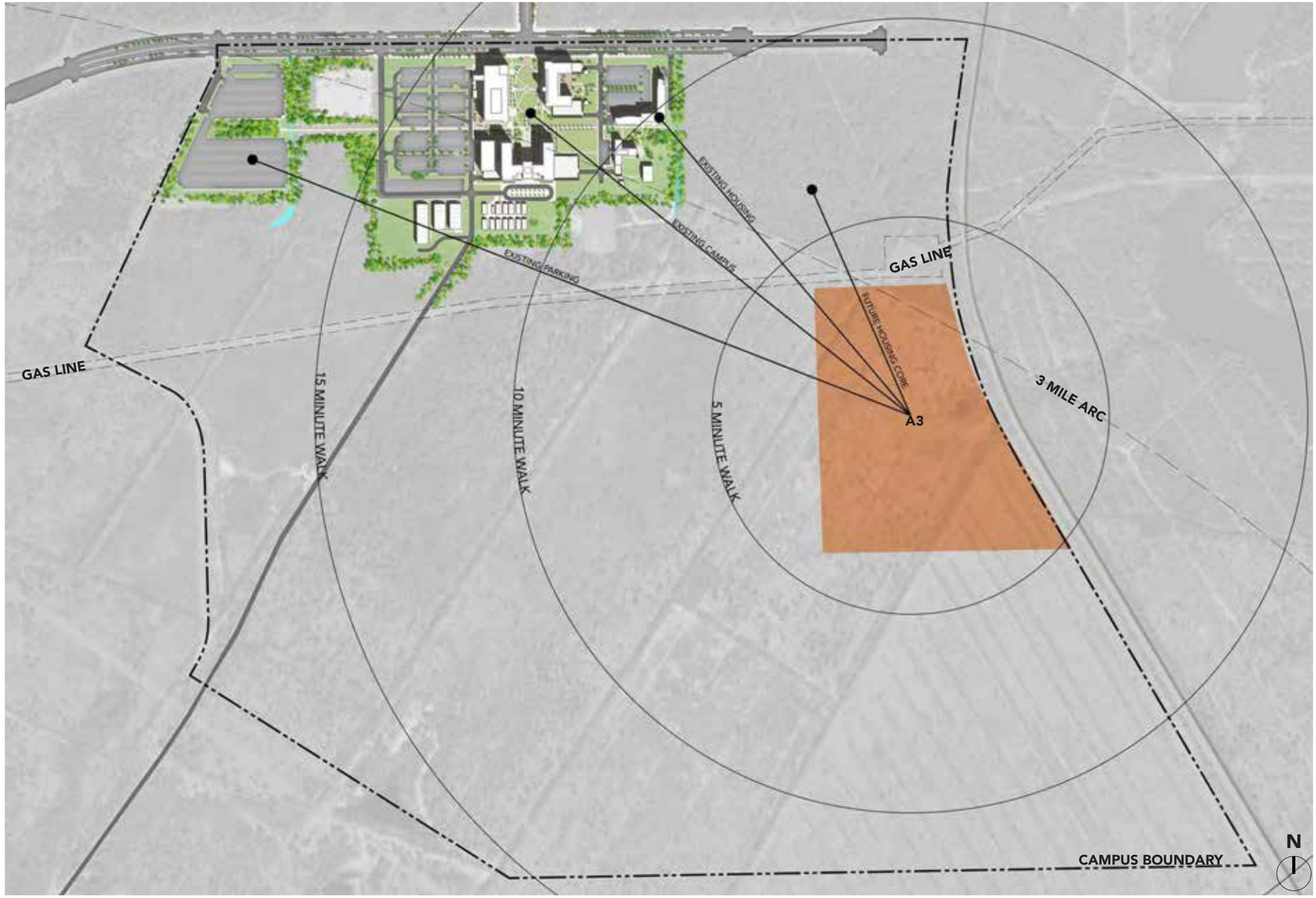
- The distance from available infrastructure is optimal for lower development costs.
- Locating north of the gas line allows for easier access and smaller development costs.
- The relationship to the Housing Zone was average.
- Relationship to the Academic Core is close, creating a greater sense of place between the two uses.
- Parking availability for students and the public is optimal.

ATHLETICS SITE ANALYSIS DIAGRAM - ALTERNATIVE LOCATION 2

SITE A2 ANALYSIS

A summary of the evaluation of this site location is as follows:

- The distance from available infrastructure would add significantly to the cost of the building project. The cost of extending infrastructure was not anticipated by the total project budget in the program.
- The site location south of the gas line easement may present some issues.
- The relationship to the Housing Zone was average.
- Relationship to the Academic Core is very distant.
- Parking availability for students and the public was difficult.



TEXAS A&M UNIVERSITY - SYSTEM AGENCY PARTNERSHIP

TEEX

Texas A&M Engineering Extension Service, commonly known as TEEX, is an adaptive and innovative service agency. Using programs and outreach, TEEX trains the people who expand the security, occupational, and economic development of Texas and beyond. The major TEEX programs include fire and rescue, infrastructure and safety, law enforcement, economic and workforce development, and homeland security. As a member of The Texas A&M University System, TEEX is unique in its ability to access a broad range of emerging research and technical expertise. Beginning with course design and development, all the way through hands-on instruction and national certification testing, TEEX delivers comprehensive training through both classroom and hands-on instruction and as online courses.

Through collaboration with Texas A&M University – San Antonio, TEEX will extend their expert training and outreach to Texas A&M University – San Antonio students, faculty, staff, and members of the local and surrounding community. Teaching these skill sets will equip the Texas A&M University – San Antonio community with invaluable knowledge that will continue to better the community. With program opportunities for learning, research, and economic development through TEEX's expert training and outreach, Texas A&M University – San Antonio will have the opportunity to grow an innovative engineering science program as the initial foundation will be established through the TEEX programs.

TDEM

The Texas Division of Emergency Management, commonly known as TDEM, coordinates the state emergency management program, which is intended to ensure the state and its local governments respond to/recover from emergencies and disasters, and implement plans and programs to help prevent or lessen future impact. As part of the Texas A&M University System, TDEM implements programs to increase public awareness about threats and hazards, coordinates emergency planning, provides an extensive array of specialized training for emergency responders and local officials, and administers disaster recovery and hazard mitigation programs in the State of Texas.

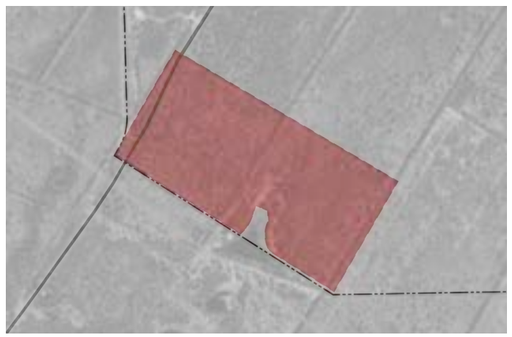
By having TDEM on the Texas A&M University – San Antonio campus, the community would have the opportunity for specialized education and skill training in emergency management, while further establishing the University as a cornerstone of the community through the programs, education, and support contributed. With TDEM's extensive network across the state, the University would be connected to state and local governments with a specific mission of assisting through emergency management, further integrating the University to serve Texas on a larger scale. With the experience TDEM brings, Texas A&M University – San Antonio will be able to bolster their B.A.A.S Fire and Emergency Services Administration and Fire and Emergency Services Homeland Security Concentration programs, making the University an expert in these fields and a destination for study.

TEXAS A&M UNIVERSITY - SYSTEM AGENCY PARTNERSHIP

As agencies of the Texas A&M University System, TEEX and TDEM share a relationship allowing these two entities to co-locate within a development on the Texas A&M University - San Antonio campus. Although independent agencies, the master plan will develop an approach with shared resources by the two agencies including, but not limited to, utilities distribution, parking, and roadways. It is anticipated that each entity will develop a contracting relationship with Texas A&M University - San Antonio to occupy land and building facilities under a long-term lease. For these reasons, planning for these entities will occur as a joint consideration in the master plan.

LOCATION 1

LOCATION 2

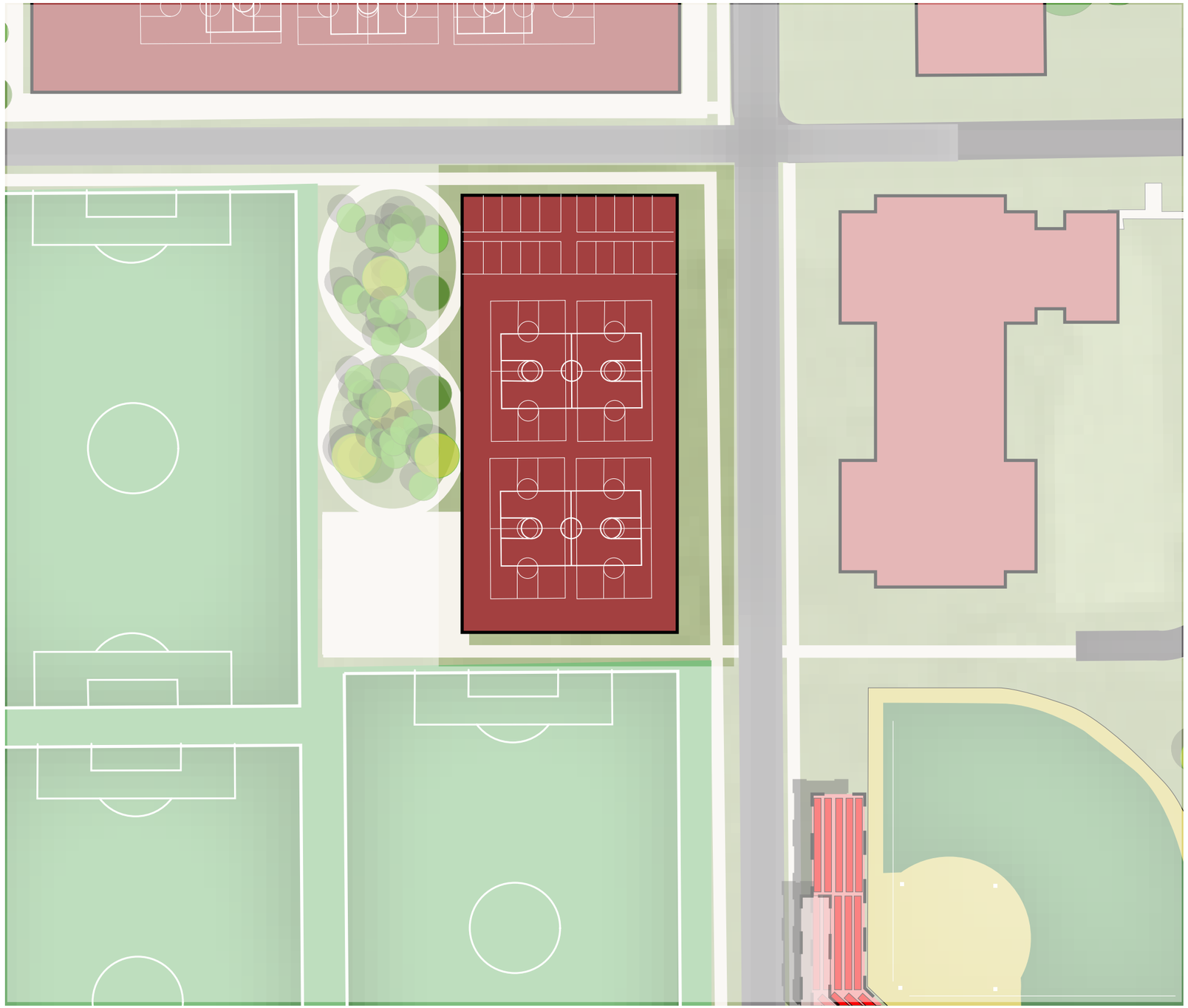


LOCATION 3

TEXAS A&M UNIVERSITY - SYSTEM AGENCY PARTNERSHIP

Although not identified as a separate zone for development within the Texas A&M University - San Antonio master plan, the TEEX and TDEM area will be considered a continuous land area on the southwest portion of the 580-acre site of the campus. It is anticipated that 50 acres will be established for the TEEX and TDEM area as a combined land area. It is also anticipated that the TDEM building will be approximately 80,000 SF with a combination of office equipment storage and open space for logistics and materials movement during emergency situations. The TEEX building will be approximately 35,000 SF and its operations will occupy the majority of the 50 acres set aside for this area on campus.

TEXAS A&M UNIVERSITY - SYSTEM AGENCY PARTNERSHIP



TDEM MULTIPURPOSE FACILITY

In addition to the TDEM building at the southwest area of campus, an additional multipurpose building for their operations is anticipated. This facility is currently identified as the Agency Multipurpose Building. This building will be approximately 50,000 SF with a small office and open bay area for housing evacuees during an emergency. The open bay area can also be utilized as a multipurpose space for sports and intramural activities

RECREATION LOCATION OPTIONS

LEGEND

R0 Master Plan Location

R1 Alternative 1

R2 Alternative 2

R3 Alternative 3

At the start of this master plan update, the program of requirements for a new recreational center recreation center on campus was in progress and near completion. However, the program and site needed to be confirmed. Through this master plan update, a better understanding of the relationship of campus recreation to other facilities on campus, including athletics, needed to be understood.

A site selection matrix was developed and evaluated, similar to the athletics' own study, to evaluate the ideal location for the recreation center. Optional locations for campus recreation were as follows:

1. Option 1: The 2017 master plan location south of the gas line.
2. Option 2: A site immediately southeast of the Central Administration Building and immediately east of the Academic Phase I Building.
3. Option 3: A site between parking lot 4 and 2, and south of the planned Welcome Center.

We identified Option 2 as the most ideal and cost-effective option.

Key criteria for the location of the recreation center was adjacency to the housing zone, adjacency to the central campus, and available land area for expansion for aquatics and outdoor recreation fields.

It was anticipated that the recreation center would accommodate a complete competition venue for basketball and volleyball, and thereby become part of the athletics program, creating a relationship between the recreation and athletics programs.

RECREATION CENTER SITE SELECETION MATRIX

Texas A&M University - San Antonio Center Site Selection Matrix	Student Recreation	Weight Factor	Site R0	Site R1	Site R2	Site R3
CATEGORY	CRITERIA					
PHYSICAL SITE FACTORS	Site Size and Configuration	4	4	5	2	4
	Potential for Future Facility Expansion	3	4	5	3	4
	Potential For Conflict With Existing Utilities	2	5	5	2	3
	Availability of Existing Utility Infrastructure	4	4	3	1	3
	Flood Plain Limitations	1	4	4	4	4
	Environmental Limitations	2	5	3	3	4
	Geotechnical Limitations	2	3	3	3	3
TRANSPORTATION, PARKING AND PEDESTRIAN PROXIMITY	Vehicular Access	4	4	5	2	3
	Ability to Utilize Existing Parking Resources	3	3	5	1	3
	Proximity To On-Campus Housing	4	4	2	5	4
	Proximity To Off-Campus Housing	2	3	4	3	3
	Proximity To Academic Core	3	5	3	3	4
	Proximity to On-Campus Dining	3	4	4	2	4
	Overall Student Experience	4	4	2	3	4
CAMPUS IMPACTS	Compatibility With Campus Master Planning Initiatives	4	4	2	3	4
	Proximity to Future On-Campus Athletics	2	3	4	2	3
	Visability / Strengthening of TAMU-SA Brand	4	3	4	2	1
	Ability to Support Strategic Partnerships	2	3	4	2	2
COMMUNITY IMPACTS	Compatibility With Surrounding Community Context	3	4	4	4	4
	Compatibility with Future Community Initiatives	3	3	3	3	3
	Accessability to The Larger San Antonio Community	3	3	4	2	3
SITE DEVELOPMENT COSTS	Temporary Campus Impacts During Construction	2	3	4	4	3
	Initial Development Costs	3	5	2	2	4
	Impacts to Campus Traffic/Parking	3	3	4	3	3
	TOTALS		264	252	183	234

WEIGHTING FACTOR MULTIPLIER	
4	Very Important
3	Important
2	Mildly Important
1	Least Important

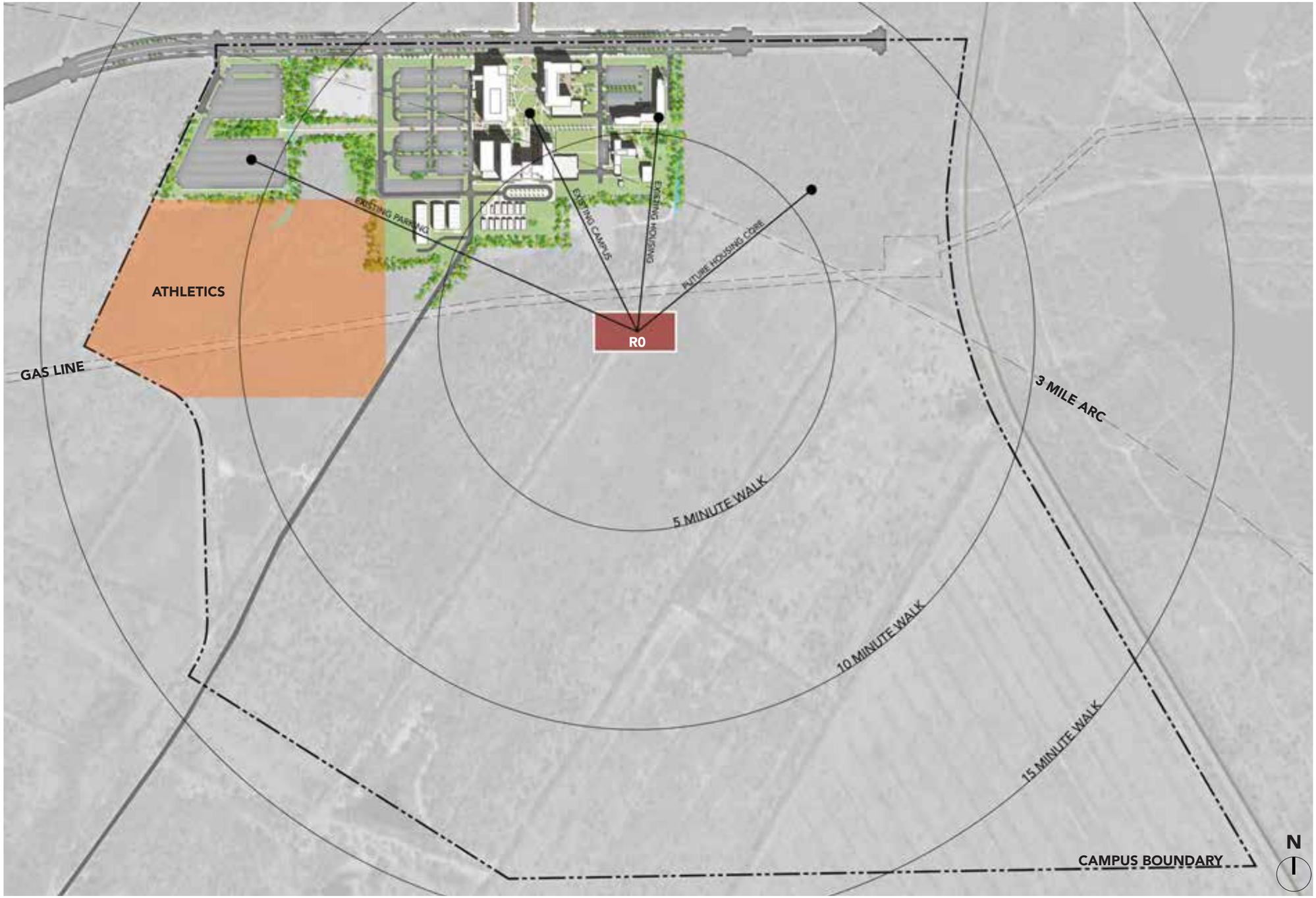
SCORING	
5	Excellent
4	Good
3	Average
2	Below Average
1	Poor

RECREATION SITE ANALYSIS DIAGRAM - 2017 MASTER PLAN LOCATION

SITE R0 ANALYSIS

A summary of the evaluation of this site location is as follows:

- The distance from available infrastructure would significantly add to the cost of the building project
- The cost of extending infrastructure was not anticipated by the total project budget in the program.
- The site location south of the gas line easement may present access issues.
- The relationship to the Housing Zone was average.
- Relationship to the Academic Core would be very central in the future; average in the near term.
- Available adjacent land for recreation fields was optimal.
- Parking availability for off-campus students was difficult.



RECREATION SITE ANALYSIS DIAGRAM - ALTERNATIVE LOCATION 1

SITE R1 ANALYSIS

A summary of the evaluation of this site location is as follows:

- Adjacency to housing is optimal; both existing housing and future housing.
- Adjacency to the existing campus academic core is optimal.
- Adjacency to existing campus infrastructure, roads, and utilities is average.
- Adjacency to future recreation fields was good, but required crossing the gas easement for future fields.
- Building and field expansion opportunities are good.

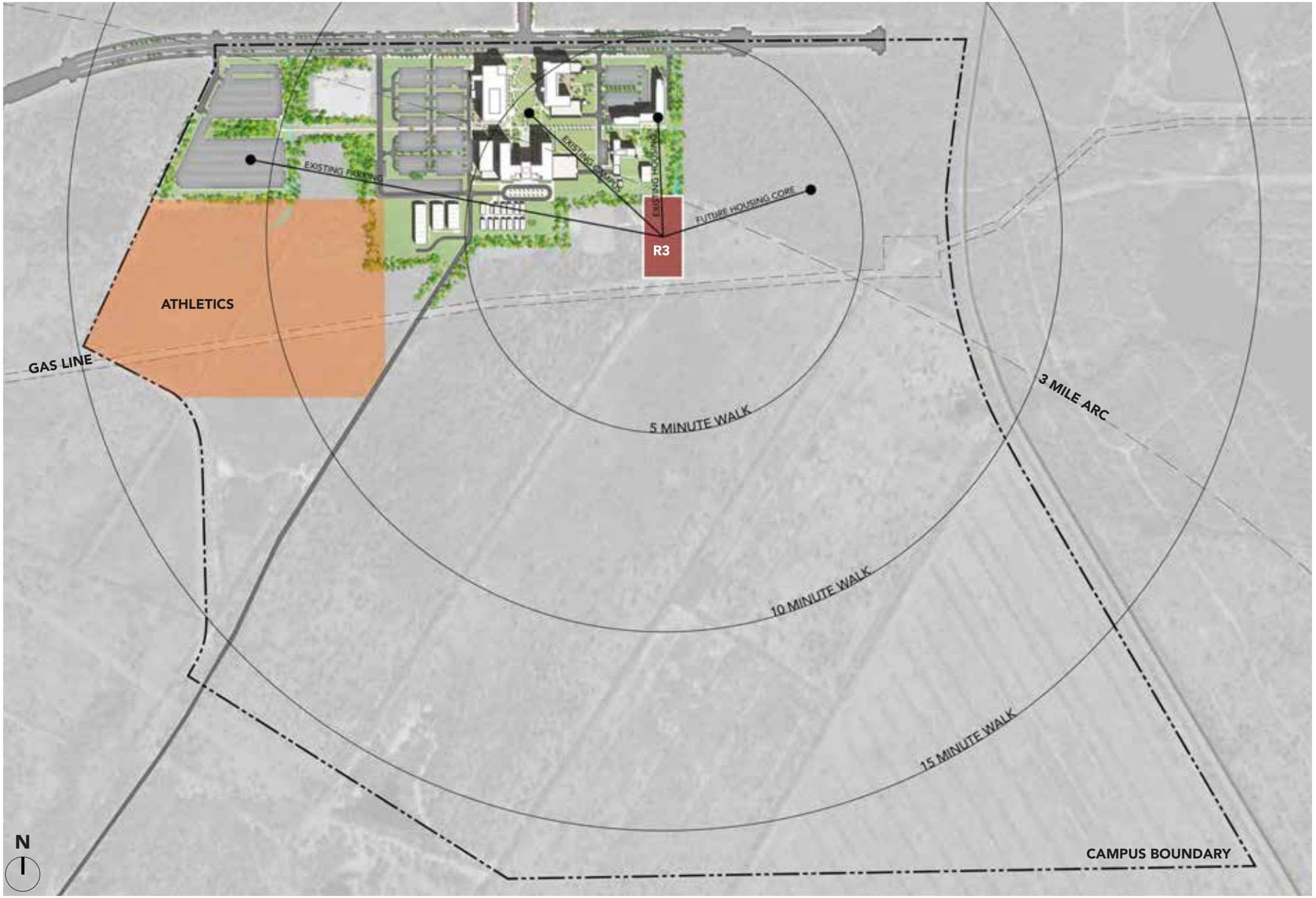
RECREATION SITE ANALYSIS DIAGRAM - ALTERNATIVE LOCATION 2

SITE R2 ANALYSIS

A summary of the evaluation of this site location is as follows:

- Adjacency to existing parking was very good.
- Adjacency to the housing zone was far.
- The distance from available infrastructure would significantly add to the cost of the building project
- The cost of extending infrastructure was not anticipated by the total project budget in the program.
- The site location south of the gas line easement may present access issues.
- The relationship to the Housing Zone was average.
- Relationship to the Academic Core would be very central in the future; average in the near term.
- Available adjacent land for recreation fields was optimal.
- Parking availability for off-campus students was difficult.

RECREATION SITE ANALYSIS DIAGRAM - ALTERNATIVE LOCATION 3



SITE R3 ANALYSIS

A summary of the evaluation of this site location is as follows:

- Adjacency to the housing zone was superior.
- Adjacency to utilities was poor.
- Distance to the to the Academic Core was average.
- Distance to parking was difficult.

SITE LOCATION ANALYSES

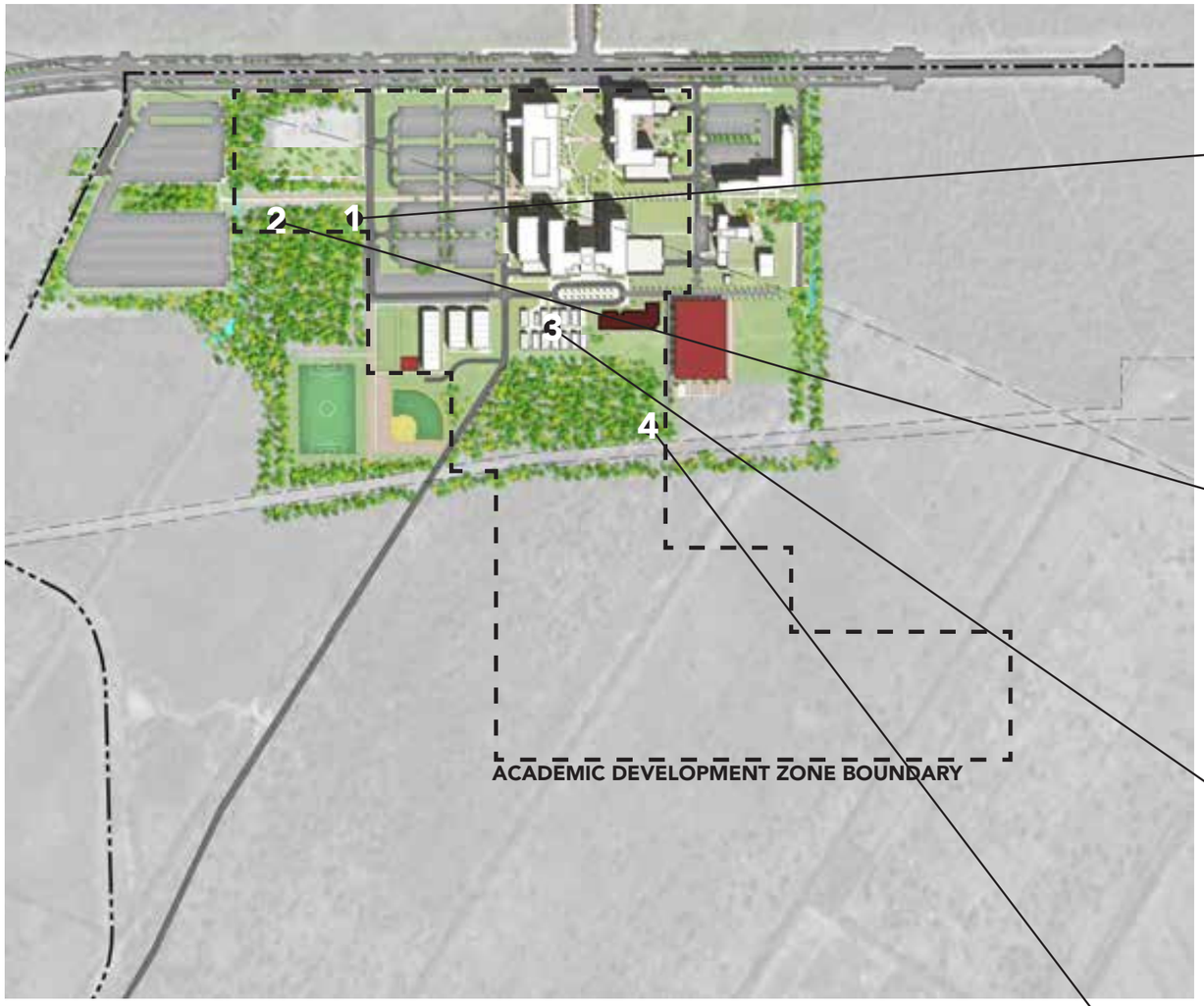
ACADEMIC EXPANSION

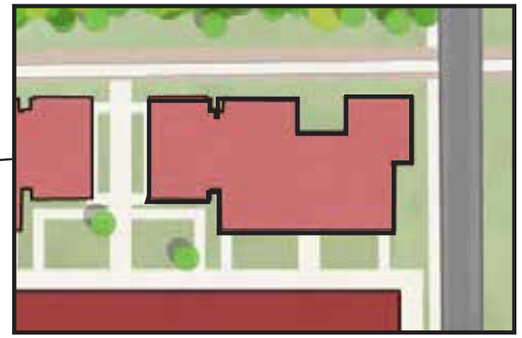
An analysis was preformed on the geometry of the academic development zone in relation to the shifting of athletics and recreation. The updated zone (shown here) has maintained the character and properties of the previous academic zone.

Once the overall zone was developed, it was imperative to determine potential locations for The Academic Administrative Building Phase II. Understanding the current conditions of the campus infrastructural systems, programmatic use of the proposed, and the long-term impact of the location was used to analyze the potential locations.

A summary of the findings is shown on the following page.

ACADEMIC ADMINISTRATION BUILDING PHASE 2 - LOCATION STUDY

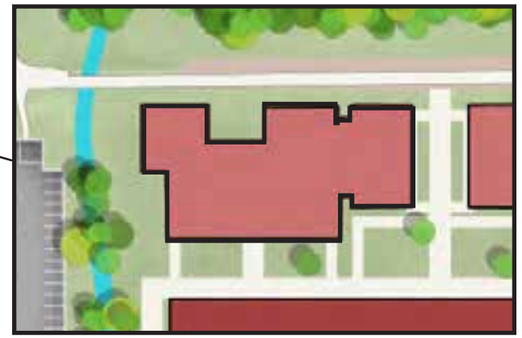




LOCATION 1

This option places the building near available parking and along the existing pedestrian access that connects to the center of current campus development.

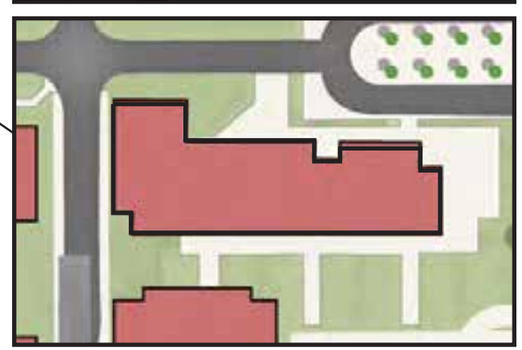
In order to develop this location, a considerate investment in utility extensions must be made.



LOCATION 2

This option places the building near available parking and along the existing pedestrian access that connects to the center of current campus development. This building would establish the westward edge of campus buildings for future development.

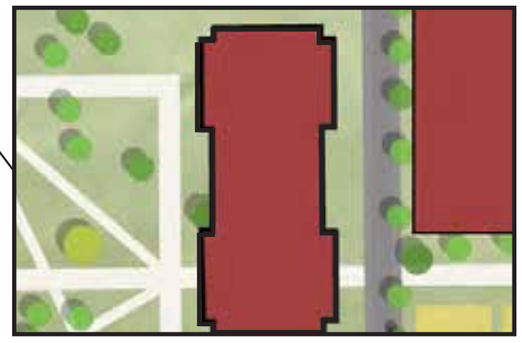
Like the previous site a considerate investment in utility extensions must be made.



LOCATION 3

Located to the south west of the central academic building, this location would replace the existing administrative portable buildings. Developing this site will complete the north edge of the planned quad and frame the ring road.

Utilities currently exist in this location with minimal upgrades to infrastructure.



LOCATION 4

This is the location shown in the Program of Requirements. Developing on this site will create the north east corner of the planned campus quad.

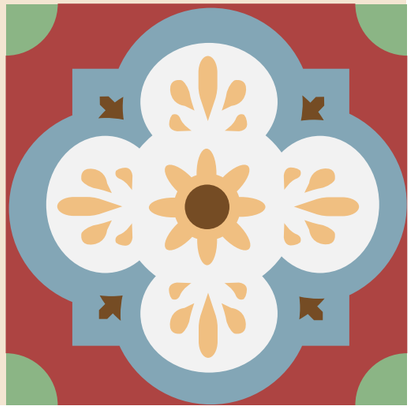
Like the previous site, utilities have been extended into this area. Minimal infrastructural costs would be associated with this location.

SUMMARY OF ANALYSIS

Alternative locations were analyzed based on current development initiatives and the existing distribution of campus infrastructure. Through discussions between Marmon Mok Architecture, Texas A&M University - San Antonio, and Vispiro Strategies, the location of the Academic Administration Phase 2 building would be maintained at location 4. The decision for location #4 is based on the following:

1. This placement is in-line with the 2017 Master Plan location.
2. Maintains the consolidation of academic buildings at the center of campus.
3. Serves to develop the major campus quadrangle north of the gas line.
4. Capitalizes on the current development of infrastructure in this area of campus.

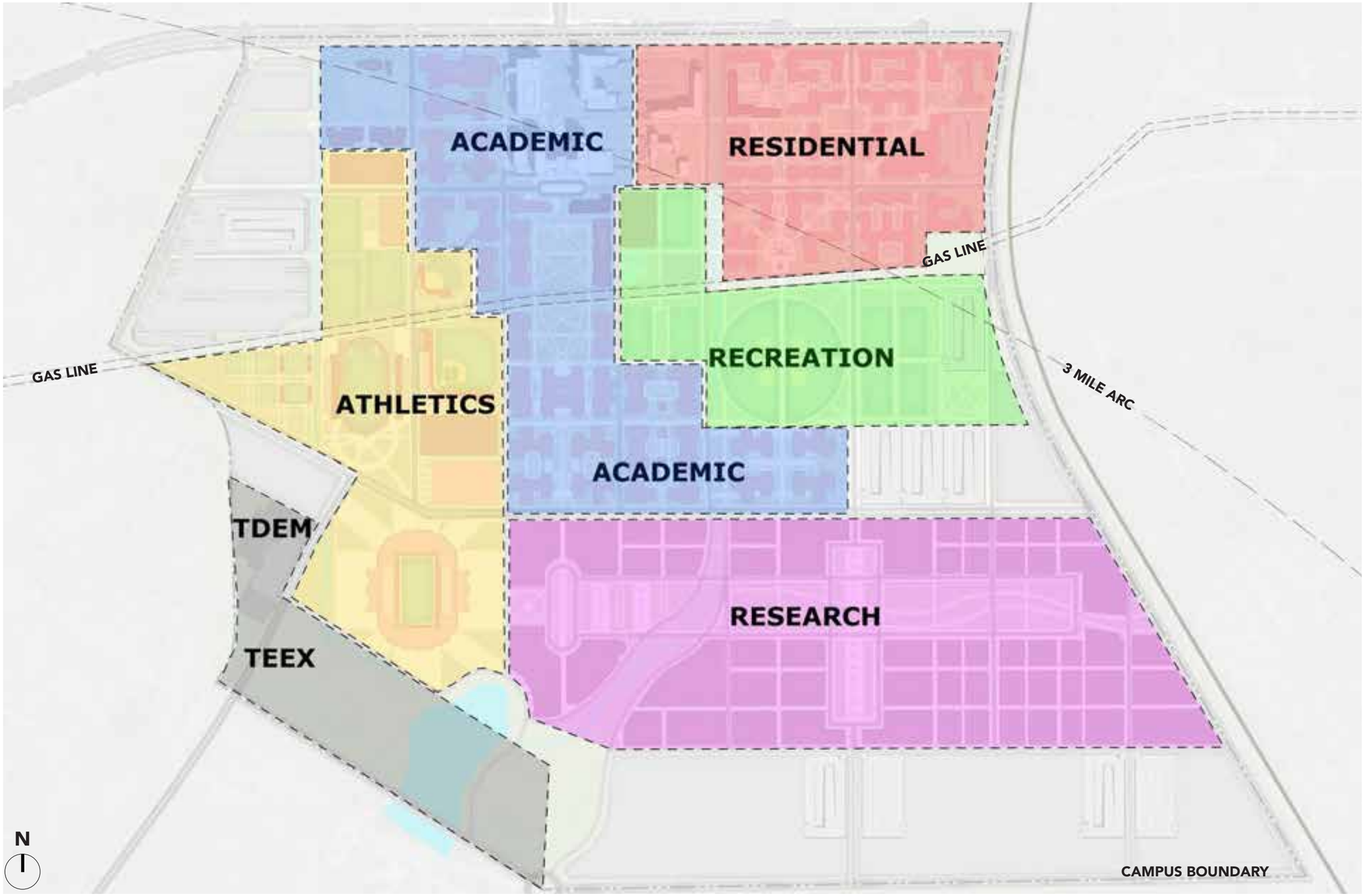
MASTER PLAN UPDATES



2019 UPDATED MASTER PLAN

The updated master plan, proposed and shown, has considered all parameters discussed in this document. As such, Marmon Mok formulated a cohesive master plan that respects and follows the 2017 Master Plan spirit for the adjacencies of districts/zones to each other. Unlike the 2017 Master Plan, this update evaluates developing a phased athletics program concurrently with developing the Current Development Initiatives, academic expansion, and collaboration with state agencies.

2019 UPDATED MASTER PLAN DEVELOPMENT ZONES



In developing the new Zones geometry for this Master Plan update, the land area for buildings in the Academic Core have been maintained in the general location from the 2017 Master Plan. This update builds on the existing framework and incorporates the new Academic Phase I and II Buildings in a rational way, positioning this development Zone to relate to the Housing Zone, Recreation Zone, and Research Zone in a meaningful way while efficiently utilizing infrastructure. The Housing Zone is essentially the same in the 2017 Master Plan. The Recreation Zone accommodates for the new Phase I Recreation Center and the future recreation fields, along with necessary parking for a robust recreation and intramural program.

The Research Zone has been maintained in land area, but the geometry has been modified to stretch east/west, allowing access for research facilities that require heavy rail axis on the eastern boundary of the property. The new geometry has a large portion of its northern boundary adjacent to the Academic Zone, enabling facility development in support of each other. In the southwest corner, nearness to TEEX will allow for opportunity for integration of facilities and programs. New zones have been created on the campus plan for the TEEX property and the TDEM property to accommodate Phase I of their development and potential future phases without compromising the overall mission of the University.

UPDATED MASTER PLAN PHASE I - 2020

1 Senator Frank Madla Building
2 Patriots' Casa
3 Central Academic Building
4 Auditorium
5 Science & Technology Building
6 Esperanza Residence Hall
7 Administrative Portables
8 Classroom Modular Buildings
9 Academic Administration Building Phase 1
10 Practice Softball Field
11 Practice Soccer Field
12 Modular Athletics Building
13 Future Modular Buildings

ENLARGED - UPDATED MASTER PLAN PHASE I

ATHLETICS MASTER PLAN PHASE I

- Practice soccer field with room for temporary spectator seating
- Practice softball field with room for full stadium
- Modular athletics building to include
  - Men's athletics locker room
  - Women's athletics locker room
  - Training room

CAMPUS RECREATION MASTER PLAN PHASE I

- Campus recreation center with room for facility expansion and outdoor recreation/aquatics
- Recreation / intramural field
- Temporary parking lot

UPDATED MASTER PLAN PHASE II - 2022-2025

1 Senator Frank Madla Building
2 Patriots' Casa
3 Central Academic Building
4 Auditorium
5 Science & Technology Building
6 Esperanza Residence Hall
7 Administrative Portables
8 Classroom Modular Buildings
9 Academic Administration Building Phase 1
10 Recreation Center
11 Residential Hall
12 Recreation/Intramural Field
13 Softball Stadium
14 Practice Soccer Field
15 Modular Athletics Building
16 Future Modular Buildings
17 Outdoor Recreation
18 Academic Administration Building Phase 2
19 Community Sports Facility
20 Agency Innovation Center
21 Agency Multi-Purpose Center
22 University House
23 General Academic Building
24 TDEM Warehouse
25 TEEX Facility

ENLARGED - UPDATED MASTER PLAN PHASE II

ATHLETICS MASTER PLAN PHASE II

- Additional practice soccer field with room for stadium
- Community sports building with athletics offices and practice facilities

CAMPUS RECREATION MASTER PLAN PHASE II

- Two additional campus recreation and intramural fields

BOND PROJECTS

COMMUNITY ATHLETICS FACILITY
$18.8M
85,000 SF

MULTI-PURPOSE PRACTICE FIELDS
$1.4M

COMPETITION SOCCER & TRACK VENUE
$3M

SOFTBALL STADIUM
$3M

BASEBALL STADIUM
$3.8M

N

BOND PROJECTS DESCRIPTION

Large Community Athletics Facility - $18.8M

To service the regional demand for indoor public court space in this under-served side of Bexar County, this facility will be an enclosed large Multi-Purpose Community Sports Center suitable for practice, intramural, competitive tournament, league and public walk-up play.

The facility will have a flexible clear span space accommodating 4 regulation basketball courts and 8 volleyball courts. The play area will have 8 LED scoreboards, multiple LED monitors to monitor the action, tip and roll bleachers with over a thousand capacity, indoor video wall, overhead divider curtains, overhead electric goals and volleyball nets, all on a maple wood floor play surface. The audio and video system can accommodate flat floor expos and concerts. The attractiveness of play in the facility will be enhanced by the utilization of natural light.

Supporting the play area will be team locker, training room, and tournament rooms that are A/V and WIFI capable. It will include a fitness center that is open to the public, concessions with indoor/outdoor seating areas, offices, and a community room with separate access for neighborhood and organization meetings.

Competition Soccer Field with Track - $3M

A Competition Soccer Field with natural turf integrated with a tournament track and field facility comprised of an eight-lane synthetic running track and stations for shot put, discuss, hammer throw, javelin, long jump, high jump, and pole vault. The track and field will be open to community events and service enhanced community fitness. Soccer field will include bleachers for 400, team side benches, and a soccer viewing tower with canopy. The facility will be serviced by concession and restroom facilities built into the Competition Baseball and Softball Fields. LED sports lighting will be included for night play.

Competition Softball Field - $3M

A Competition Softball Field will be a signature presence in the sports-plex. It will be available for the public reserve for club play and individual practice. The softball field will have a regulation natural grass baseball field with a fenced outfield. Field includes covered team dugout, bullpens, and batting cages. Fixed bleacher capacity is 700. Support facilities built in under the bleachers include training rooms, umpire rooms, storage, ticket booth, and multi-field use restrooms and concessions. An upper level press box and film deck is included. LED scoreboards and LED sports lighting will be included for night play.

Competition Baseball Field - $3M

As a partner to the softball facility, this competition Baseball Field will have a regulation natural grass turn and fenced outfield. Field includes covered team dugout, bullpens and batting cages. It too will be available for community club play and individual practice. Fixed bleacher capacity is 780. Support facilities built in under the bleachers include umpire rooms, tournament meeting room, storage, ticket booth and multi-field use restrooms and concessions. An upper level press box and film deck is included. LED scoreboards and LED sports lighting will be included for night play.

Multi-Purpose Practice Fields - $1.4M

The public use of these field will be especially encouraged. Their open and flexible nature will be attractive for youth and parent supervised play and fitness enhancing activities as diverse as pick-up soccer, flag football games, and even family kite flying events. This Flex Sports area with a graded natural turf play surface suitable for multiple sports will include adjustable field markings that can accommodate soccer, little league baseball and softball, pony leagues, lacrosse, rugby, and other sports with soil mix suitable for play. Size will be based on what is suitable for three full size soccer fields.

The scope descriptions and the projected costs associated with each venue are provide by Texas A&M University – San Antonio and reflect an overall bond program. This program includes an overall bond or projected bond program which includes these facilities

INFRASTRUCTURE UPGRADES

SIDEWALKS & LIGHTING BOTH SIDES OF ROADS $6M

ROAD UPGRADE $3M

- Upgrade road - $1 M
- Add sidewalks & lighting - $1 M
- Extend utilities - $1 M

ROADWAYS, PARKING, AND UTILITIES

SIDEWALKS & LIGHTING BOTH SIDES OF ROADS $6M

WEST COMPLEX $6.7M

- Parking 1500 spaces - $5.25 M
- Campus interior road - $400,000
- Includes utilities

PERIMETER LOOP ROAD $5.8M

- Road - $1.8M
- Sidewalks & lighting - $2M
- Associated infrastructure extensions - $2M

ROAD UPGRADE $3M

- Road - $1M
- Sidewalks & lighting - $1M
- Associated infrastructure extensions - $1M

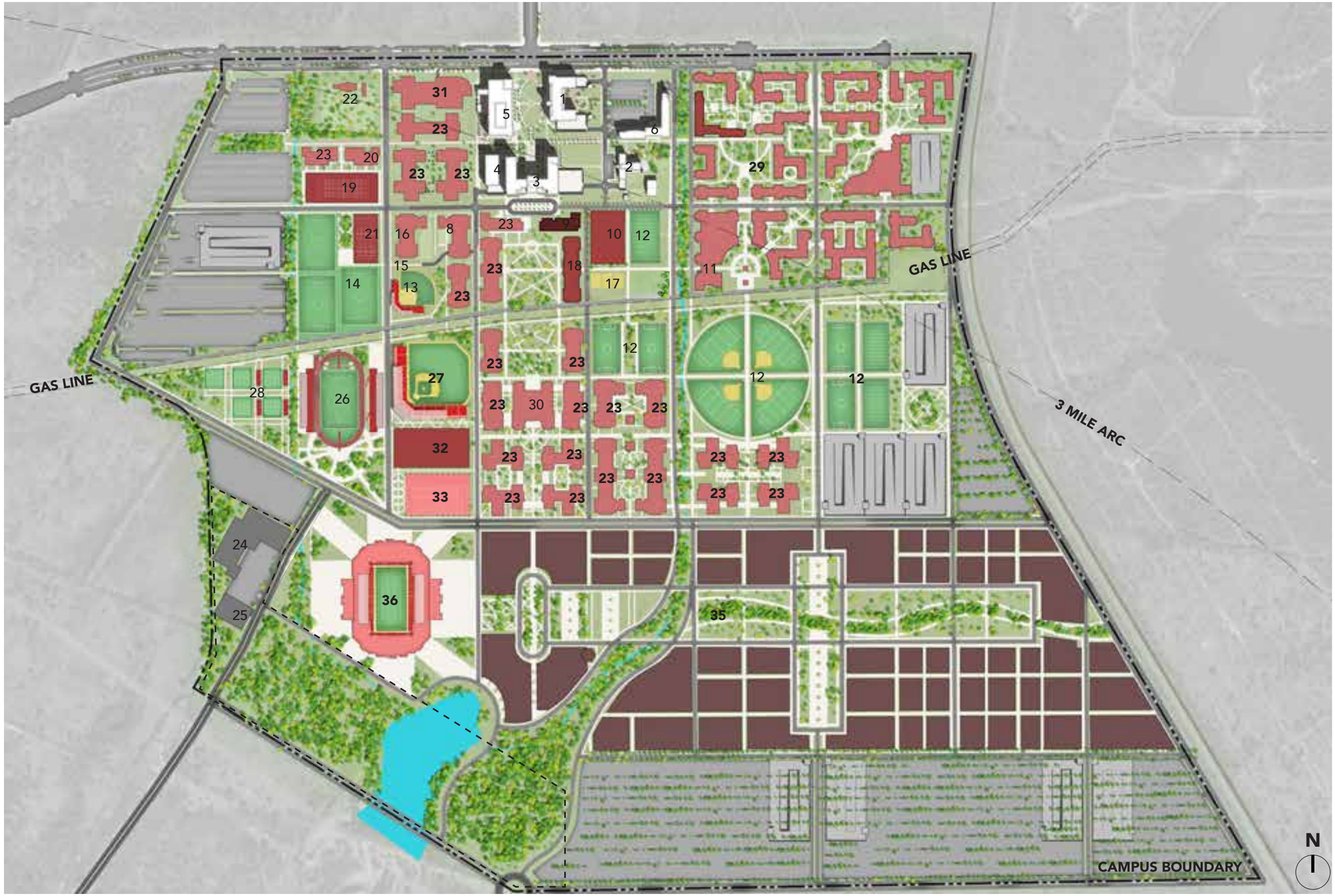
PURPLE PIPE RECLAIMED WATER LINE $1M

CENTRAL COMPLEX $2M

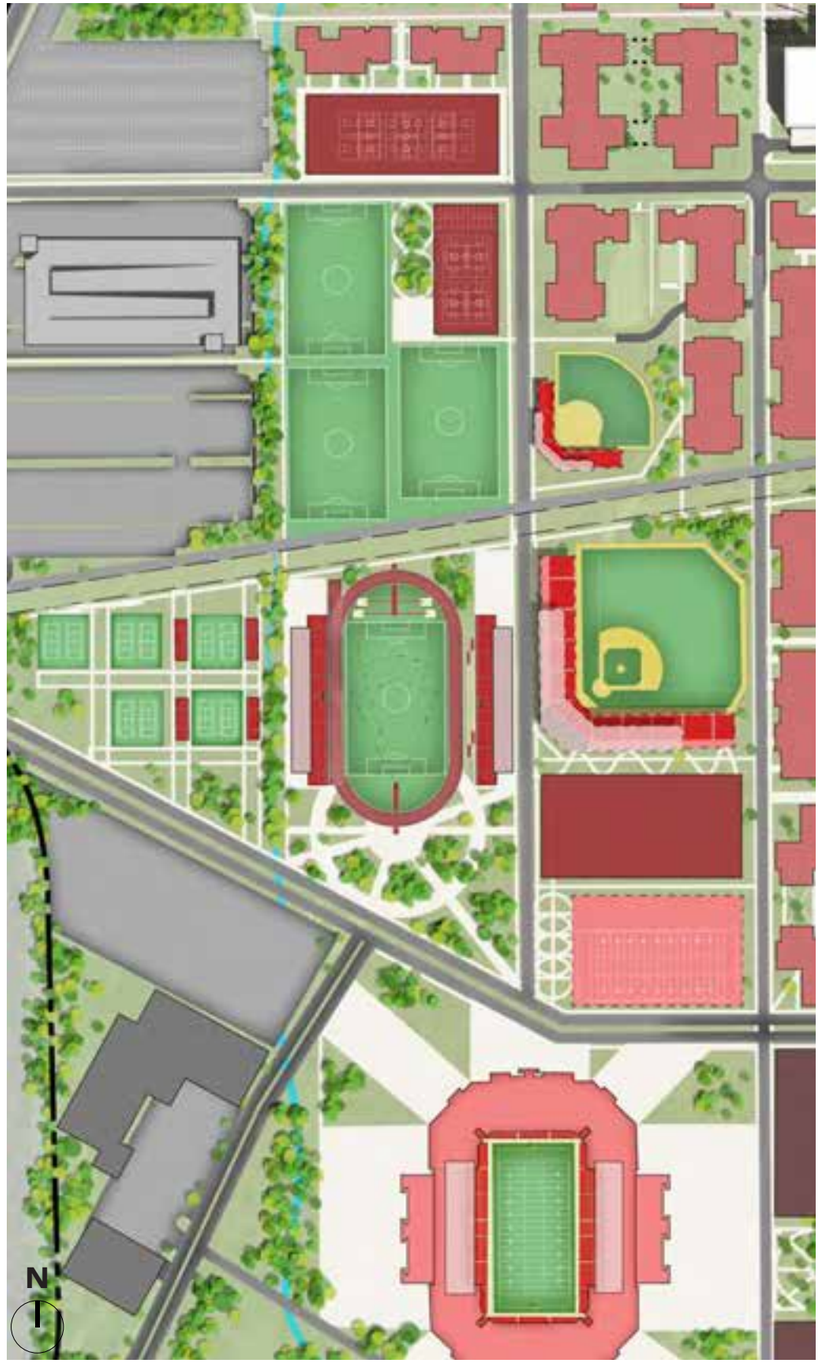
- Parking 200 spaces - $900,000
- Campus interior road - $300,000
- Includes utility extensions

UPDATED MASTER PLAN FULL DEVELOPMENT

1 Senator Frank Madla Building
2 Patriots' Casa
3 Central Academic Building
4 Auditorium
5 Science & Technology Building
6 Esperanza Residence Hall
7 Administrative Portables
8 Classroom Modular Buildings
9 Academic Administration Building Phase 1
10 Recreation Center
11 Student Union
12 Recreation/Intramural Field
13 Softball Stadium
14 Practice Soccer Field
15 Modular Athletics Building
16 Future Modular Buildings
17 Outdoor Recreation
18 Academic Administration Building Phase 2
19 Community Sports Facility
20 Agency Innovation Center
21 Agency Multi-Purpose Center
22 University House
23 General Academic Building
24 TDEM Warehouse
25 TEEX Facility
26 Soccer and Track Competition
27 Baseball Stadium
28 Tennis Facility
29 Residential District Expansion
30 Library
31 Preforming Arts Center
32 Central Athletics Building
33 Indoor Football Training
34 Football Stadium
35 Research District



ENLARGED - UPDATED MASTER PLAN FULL DEVELOPMENT

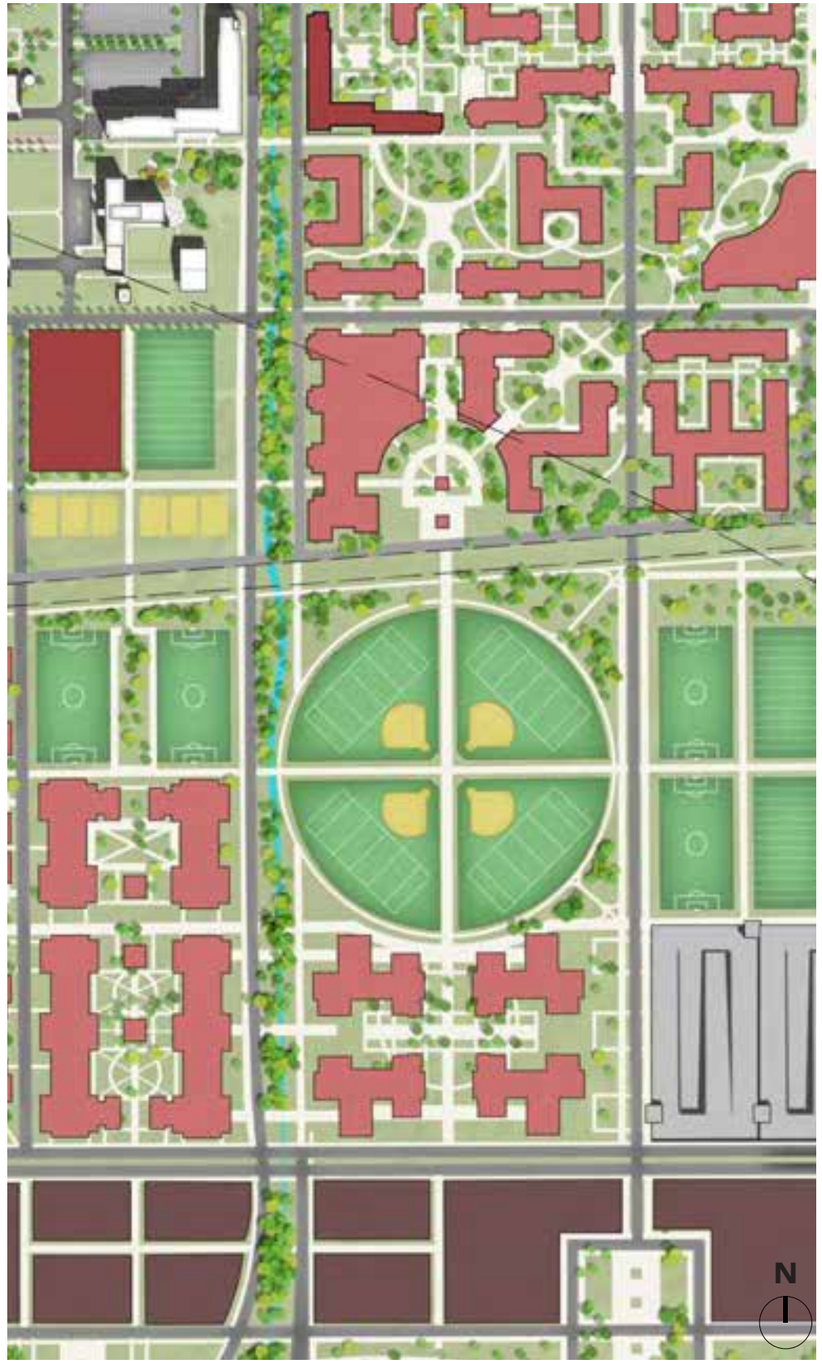


ATHLETICS MASTER PLAN FULL DEVELOPMENT

- Football stadium
- Athletics plaza

RECREATION MASTER PLAN FULL DEVELOPMENT

- Full intramural fields build-out



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