SA TOMORROW

Housing and Economic Development Strategies
Fort Sam Houston Area Regional Center
Planning Team Meeting #4

Attendees:

Hyder Salih
Chris Derby
Christine Vina
Joe Donnelly
Lindsey Logan
Karen Bishop, SARA
Carissa Cox, Mosaic
Michelle Lugalia-Hollon
Dave Powell, CoSA
Chamrany Gould, CoSA
Krystin Ramirez, MIG
Jonathan Tan, MIG
Matt Prosser, EPS

Today's Objective

With projected population growth in the Regional Center ...

How will we guide the addition of housing?

How will we guide the addition of job centers?

Vision

The Fort Sam Houston Area Regional Center is a high-quality place to live, work, learn, and play with safe and distinct neighborhoods connected to, and are well integrated with the military base, AT&T Center, and vibrant employment areas. This mosaic of San Antonio's past, present and future is woven together with a robust trail and greenway system providing local and regional transportation and recreation opportunities; and a well-connected network of shaded roadways and streets that are well-maintained; and walkable, bikeable and transit-friendly mixed-use districts that serve local residents during non-event times and visitors during events.

Goals

- Promote quality development that is compatible with existing neighborhoods and includes additional housing options for military and non-military families and households.
- Improve existing connections and create new connections and crossings that are truly multimodal, aesthetically pleasing and provide stormwater benefits.
- Provide more greenways, trails and recreational amenities throughout the Regional Center and connecting to nearby areas.
- Strategically locate additional medium and higher density mixed use development to create districts that double as locally serving hubs of small business and visitor entertainment destinations.
- Facilitate overall development patterns that include local employment and entertainment opportunities
- Improve comfort, safety and aesthetics throughout the Regional Center with trees, other urban greening, and integration of sustainable infrastructure.

General comments

Copy the sticky note types into each question to indicate attendee responses.

Housing Types

1. What existing housing is an asset in the Fort Sam Area?

2. What housing types are we missing in the Fort Sam Area?

Potential for higher density infill development

Could meet needs for smaller units (1-2 bedroom) at lower price points

3. What housing challenges do we face in the Fort Sam Area?

Ability to maintain patrons in a variety of units of spectrum

Have to provide parking without negative impacts to existing residents

"Build and they will come" marketing around AT&T Ctr hasn't worked out yet

What desired housing types are most appropriate for the area?
Where would we like to see them?

Possibility for infill housing but need to find appropriate sites

Additional comments

Can we get more data on the housing demand in the Regional Center?

Can we get more data on the housing demand in the Regional Center by zip code?

Will new-per residential development increase traffic congestion on the area?

How does the Regional Center fit into Regional Plan for Housing?

Drop housing type icons (on a proportional basis from projected growth) into map as attendees respond to each prompt. Screenshot the completed map.

NOTE: Trades are appropriate.

Single-Family Detached
- Est. of 200 units
- 1 piece = 100 units
- 100 acres per piece

2 PIECES TO ALLOCATE

Attached Townhomes
- Est. of 200 units
- 1 piece = 100 units
- 42 acres per piece

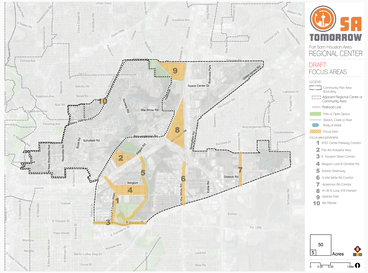
2 PIECES TO ALLOCATE

Garden Multi-Family
- Est. of 700 units
- 1 piece = 100 units
- 20 acres per piece

7 PIECES TO ALLOCATE

Urban Multifamily
- Est. of 700 units
- 1 piece = 100 units
- 10 acres per piece

7 PIECES TO ALLOCATE


SA TOMORROW
For Fort Sam Houston Area
REGIONAL CENTER
DRAFT
FOCUS AREAS
LEGEND
Study Area
Community Plan Area Boundary
Adjacent Regional Center or Community Area
Railroad Line
Park or Open Space
Stream, Creek or River
Bridge, if needed
Focus Area
FOCUS AREA DESCRIPTIONS
1 AT&T Center Trailway Corridor
2 Pre-Art Industrial Area
3 E. Houston Street Corridor
4 Belgian Lane & Cambridge Rd
5 Grayson Greenway
6 E Harry Wurzbach Corridor
7 Ackerman Rd Corridor
8 IH-35 (Loop 410 Interior)
9 Wilshire Park
10 Ski House
Wilshire Blvd
Harry Wurzbach Rd
Grayson St
Ackerman Rd
Austin Hwy
Loop 410
Rice Rd
Mary Ellen Dr
Cambridge Rd
Belgian Ln
Lockwood Dr
Lockwood Ave
Lockwood Pl
Lockwood Ln
Lockwood Cir
Lockwood Ct
Lockwood Way
Lockwood Pkwy
Lockwood Blvd
Lockwood Rd