

# Eastern Triangle Community Plan Public Meeting

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# Meeting Purpose

- Overview of COSA Community and Neighborhood Planning
- Review the Planning Process
- Plan Chapter Highlights
  - Goals at a Glance
  - Crime & Public Safety
  - Economic Development
  - Housing & Neighborhoods
  - Parks, Linear Greenways, & Community Facilities
  - Public Health
  - Transportation, Infrastructure, & Drainage
  - Land Use
- Next Steps

# What is a Community Plan?

- A collaborative effort with many different community stakeholders
  - Based on the community's goals, current land uses, best planning practices, input from government agencies, and the City's Master Plan Policies
- Completed plans represent the collective vision for the community
  - Preferred method and form of future growth
  - Ideas for community improvement
  - Address: land use, community facilities, and transportation

# After Plan Adoption

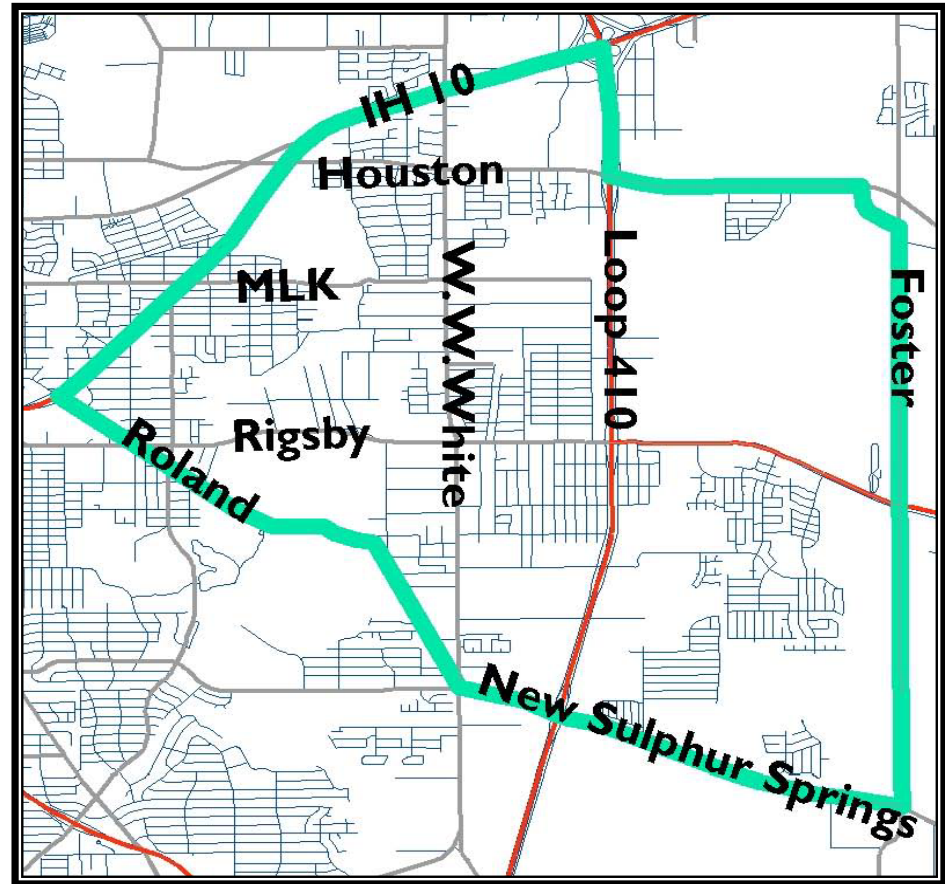
- **Benefits after plan adoption**
  - The future land use plan will be utilized by the City when evaluating zoning decisions
  - Priority projects are recommended as part of the Annual Improvement Project Report to City Council
  - As a component of the City Master Plan, plans should be consulted in reviewing projects for capital projects, bonds, and consideration of new programs.
- **Adopted plans serve as a guide and do not include a specific financial commitment by the City**



# Eastern Triangle Community Planning Area

# Boundaries

- North: IH 10, Loop 410, and FM 1346
- East: S. Foster Road
- South: New Sulphur Springs, Southcross, and Roland
- West: Roland



# Planning Process- 2006 to Today

- Call for community plan applications, Fall 2006
- Informal planning group made up of neighborhood associations, residents, and business owners formed the Eastern Triangle Master Planning Group, October 2006
- Eastern Triangle application received, February 2007
- COSA reviewed applications and notified selected communities, August 2007
- COSA began to organize community members to begin developing the community plan, March 2008
- Held first Planning Team meeting, April 2008

# Planning Process, Cont.












- Strengths, Weaknesses, Opportunities, and Threats (SWOTs) (1st public meeting), May 2008
- Plan writing workshops, June-August 2008
  - Crime & Public Safety
  - Land Use (2<sup>nd</sup> public meeting)
  - Transportation, Infrastructure, & Drainage
  - Economic Development & Housing
  - Parks, Linear Greenways, Community Facilities, and Public Health
- Business & Development meeting (3<sup>rd</sup> public meeting), Sept 2008
- Open House (4<sup>th</sup> public meeting), today

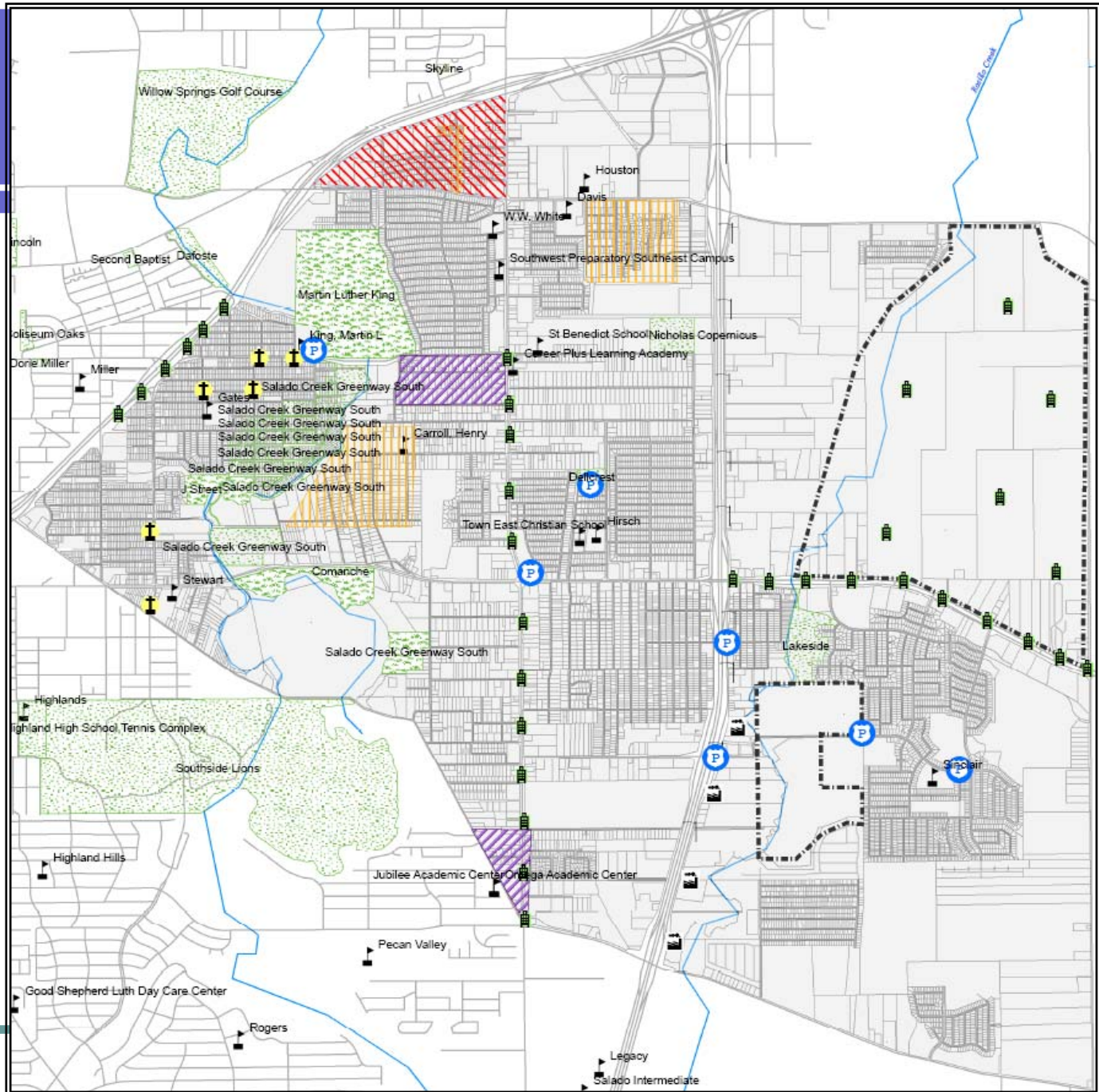
# Opportunities & Strengths

## Opportunities

-  For Churches
-  For Commercial
-  For Highway Lighting
-  For Industrial
-  Possible Police Substation

## Strengths

-  Good Park Areas
-  Good Neighbors/Human Capital
-  Good Housing Stock
-  Good Traffic Controls
-  Developable Land
-  Parks
-  Schools
-  Bexar Streets
-  Creeks



# Weaknesses & Threats

## Weakness






-  Crime/Gang Activity
-  Drugs/Prostitution
-  Dumping
-  Loose Animals
-  Vacant/Dilapidated
-  Violent Crime

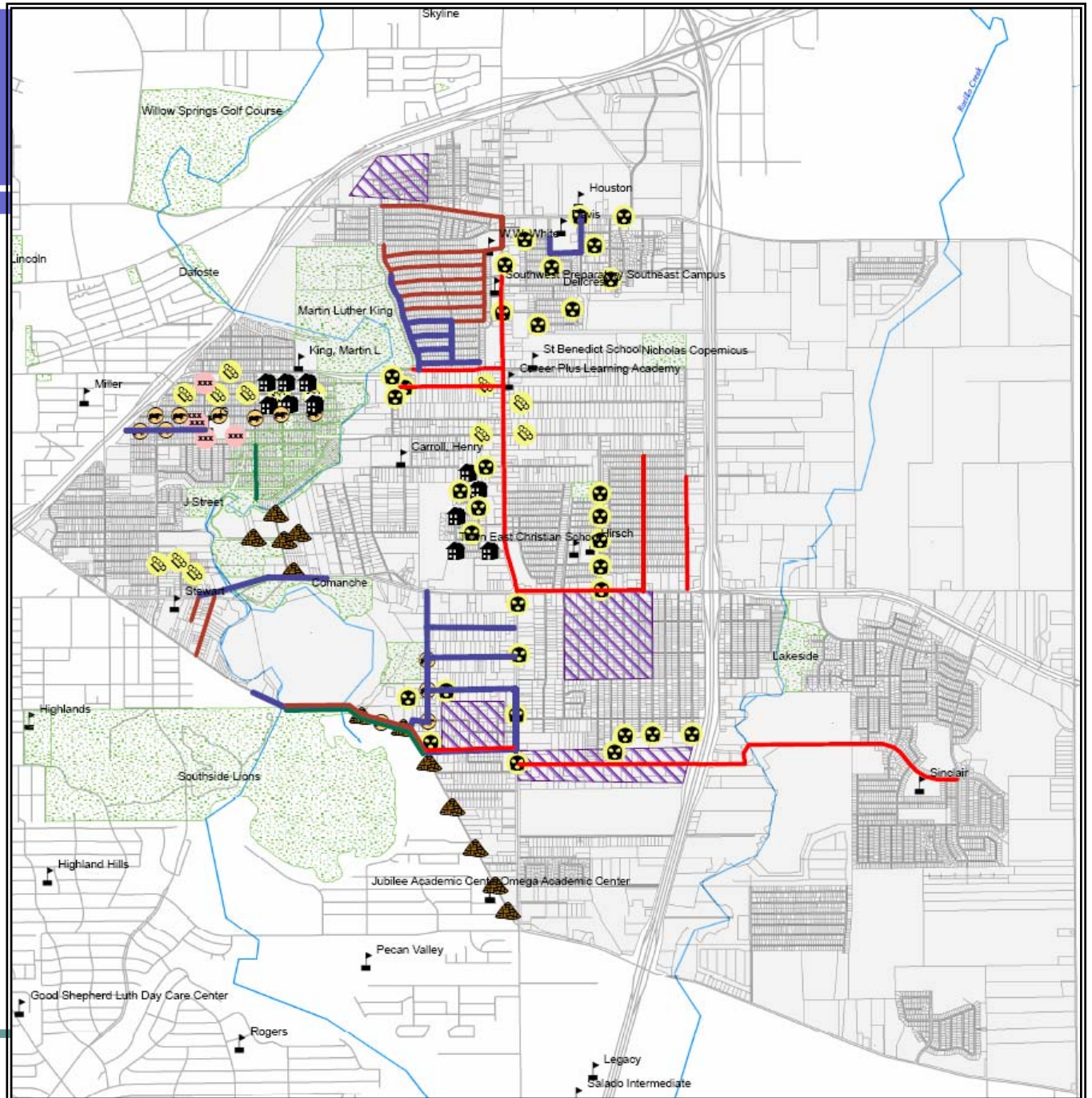
## Infrastructure

### Concerns

-  Drainage Issues
-  Need Sidewalks
-  Repair Street
-  Traffic/Speeding

### Issues

-  Code Compliance Issues
-  Parks
-  Schools
-  Bexar Streets
-  Creeks



# Planning Team

- Consists of 29 community leaders including a Chair and 2 Co-Chairs
- Meet approximately once a month from April 2008 to February 2009
- Assisted in the land use verification
- Assisted in the development and review of the plan content
- Recommend plan adoption to City Council
- After adoption, continue to work towards plan implementation
- After adoption, publicize plan to new and current community members

# Technical Committee

- Consists of all City departments, VIA, Metropolitan Planning Organization, Bexar County, TXDOT, SAISD, etc.
- Provided technical knowledge, recommendations, and input
- Assist in the final review of the document

# Crime and Public Safety

Pam Fischer, Chair  
Crime and Public Safety Committee  
Eastern Triangle Planning Team

# Crime and Public Safety



Overall Goal: The Eastern Triangle will be a community that is a safe and clean place in which to live in free of crime, stray animals, and trash

Goal 1: Greater sense of security

Goal 2: Safer streets

Goal 3: Gang free community

Goal 4: Animal care

Goal 5: Well maintained properties

Goal 6: Emergency preparedness

# Economic Development & Housing

Alderus Stewart, Chair  
Economic Development & Housing Committee  
Eastern Triangle Planning Team

# Economic Development



Overall Goal: Economically viable community through a well trained workforce and safe, attractive corridors

Goal 7: Economic development plan

Goal 8: Thriving commercial corridors

Goal 9: Diverse businesses and services

Goal 10: Educated and well trained workforce

Goal 11: Enhanced physical environment

# Housing & Neighborhoods



Overall Goal: The Eastern Triangle will be a well maintained community with a diverse housing stock that meets the needs of current and future residents through all stages of life

Goal 12: Quality housing

Goal 13: Well-maintained neighborhoods and housing stock

Goal 14: Neighborhood awareness, education, and cooperation

Goal 15: Community pride and attitude

Goal 16: Housing with access to transit and public amenities

# Parks, Linear Greenways, Community Facilities, and Public Health

Mary Kopecki, Co-chair

Parks, Linear Greenways, Community Facilities, and Public Health Committee

Eastern Triangle Planning Team

# Parks, Linear Greenways, & Community Facilities



Overall Goal: Enhance the area's parks, recreation, and community facilities and programming to establish a regional draw with world-class amenities that meets the current and future needs of the Eastern Triangle

Goal 17: Highest level of park facilities

Goal 18: Libraries

Goal 19: Learning centers

Goal 20: Art and cultural activities

Goal 21: Effective and efficient community programs

Goal 22: Enhanced County and City services

# Public Health & Wellness



Overall Goal: Provide a myriad of health care options to the residents of the Eastern Triangle through education, preventative healthcare services, and healthcare offices, clinics and medical complexes

Goal 23: Basic healthcare needs

Goal 24: Health and wellness education

Goal 25: Youth healthcare

# Transportation, Infrastructure, and Drainage

Ernestina Valdez, Chair

Transportation, Infrastructure, and Drainage Committee

Eastern Triangle Planning Team

# Transportation, Infrastructure, & Drainage



Overall Goal: Utilize the concept of Complete Streets to enhance the aesthetics and service level of infrastructure in the Eastern Triangle through maintenance and improvements to current systems so that transportation networks for all modes of transportation and drainage systems function safely and efficiently

Goal 26: Traffic safety and mobility

Goal 27: Build and maintain roads

Goal 28: Attractive streets

Goal 29: Less traffic congestion

Goal 30: Various traffic calming methods

Goal 31: Bicycle access

Goal 32: Walking as a viable mode of transportation

Goal 33: Safe school zones

Goal 34: Additional street lights for safety and security

Goal 35: Safe and reliable public transit options

Goal 36: Sewer service

Goal 37: Improve drainage

Goal 38: Utility network improvements

# Proposed Improvements from Plan

- Loop 410 turnarounds at: Rigsby, Sinclair, and Houston
- Widen Sinclair east of Loop 410
- Extend Lord Road over Loop 410
- Traffic study of Rigsby Avenue between WW White and Loop 410
- Traffic signal modernization on Martin Luther King
- Streetlight at Willenbrock and Bayhead and at Hein at Orchard
- Traffic calming on Semlinger, Diane, Rice, Bayhead, and Sinclair
- Speed humps on Bayhead and North Hein
- Pedestrian and bicycle mobility on WW White, Rigsby, Martin Luther King, Houston, Roland, and IH-10
- Drainage on WW White, Rigsby, Upland, Martin Luther King, Boxwood, and Orchard

# Proposed Future Land Use Plan

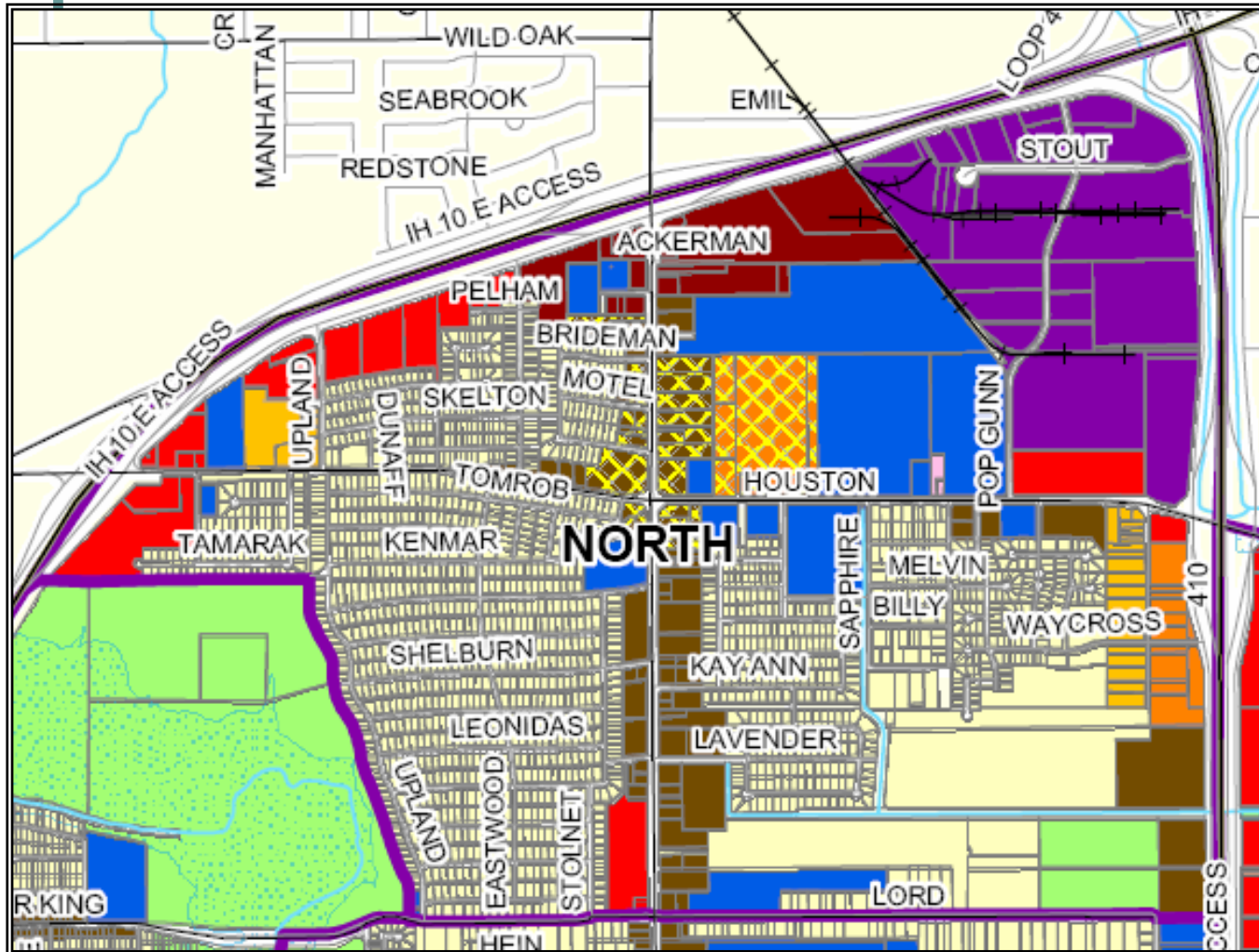
Vivian Olivares, Co-Chair  
Land Use Committee  
Eastern Triangle Planning Team

# Community Input



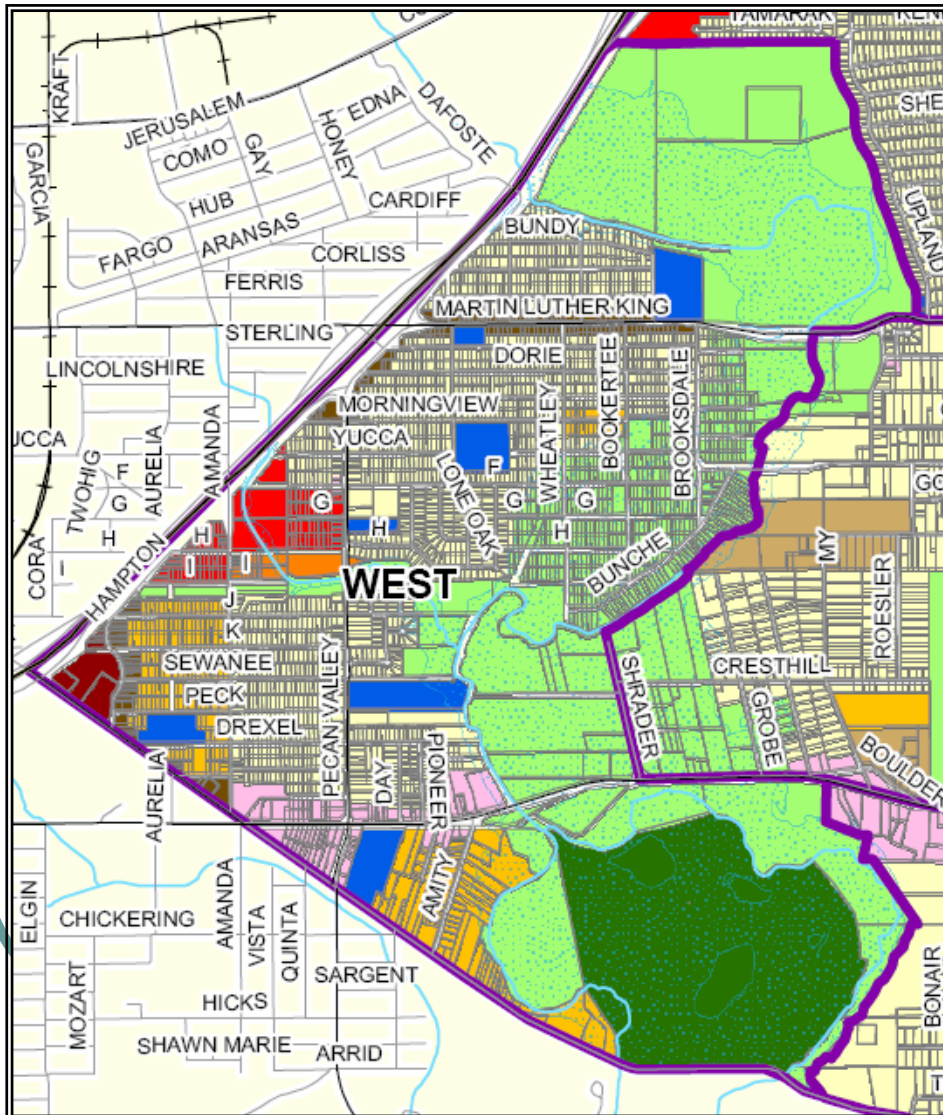
- Land Use Workshop held on July 26<sup>th</sup>
- Business and Development Meeting held on September 23<sup>rd</sup>

# Future Land Use – North District



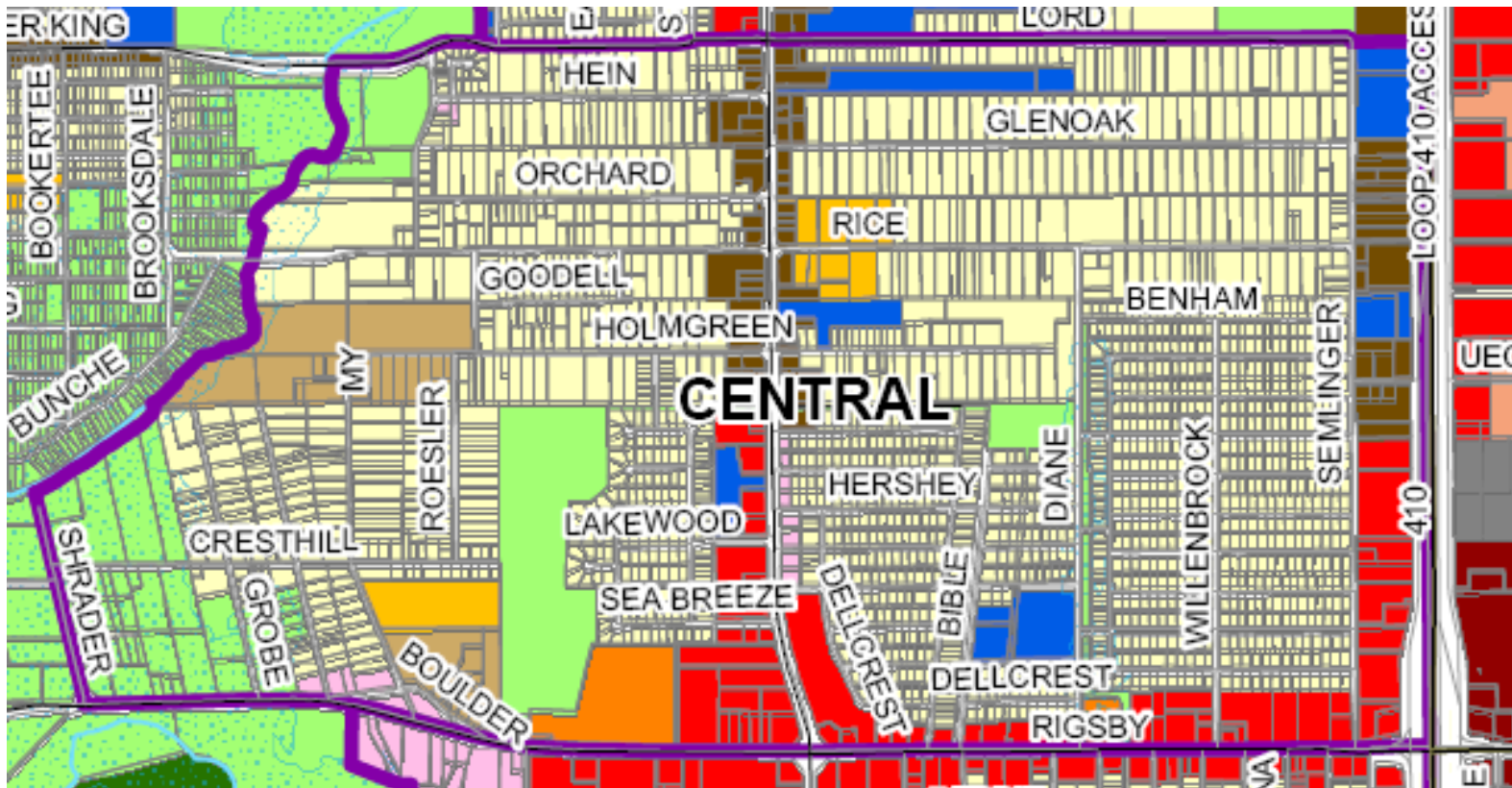
- Concentrate general industrial uses in the northeast corner bordered by Loop 410, IH-10, and Union Pacific railroad right-of-way.
- Locate a regional node at IH-10 and South W. W. White.
- Propose transit-oriented development (TOD) around the intersection of South W. W. White and Houston.

# Future Land Use – West District



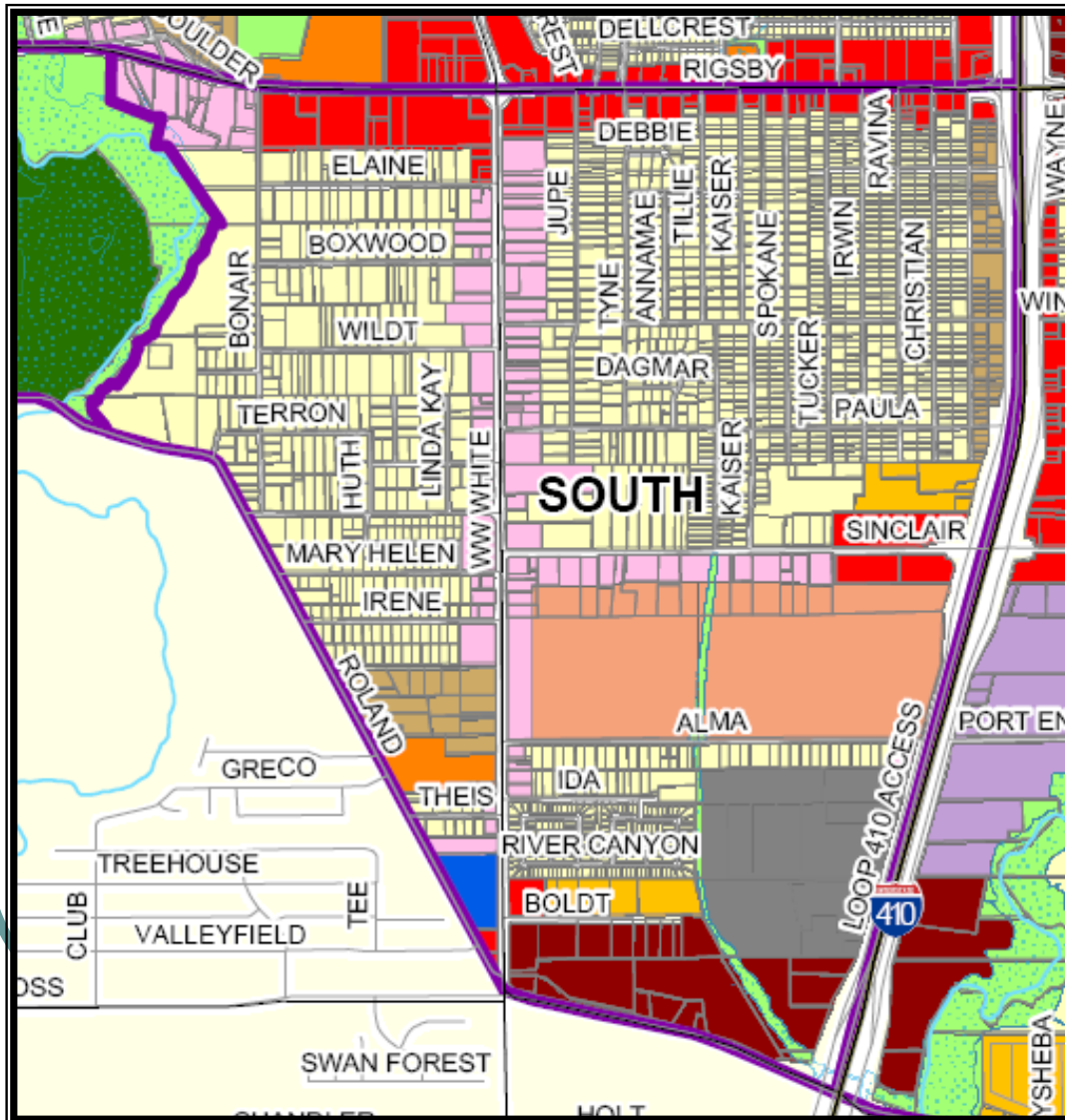
- Allow for a variety of high quality construction and market rate medium and high density housing.
- Create a mixed use corridor along Martin Luther King.
- Encourage a regional node at the intersection of Roland and IH-10 buffered by mixed use developments.
- Transform drainage canals into a linear greenway to provide pedestrian and bicyclist off-road access to Salado Creek Greenway.
- Promote less intense commercial land uses along Rigsby.
- Smaller lot sizes less than 8,000 square feet may be recommended within this district.

# Future Land Use – Central District



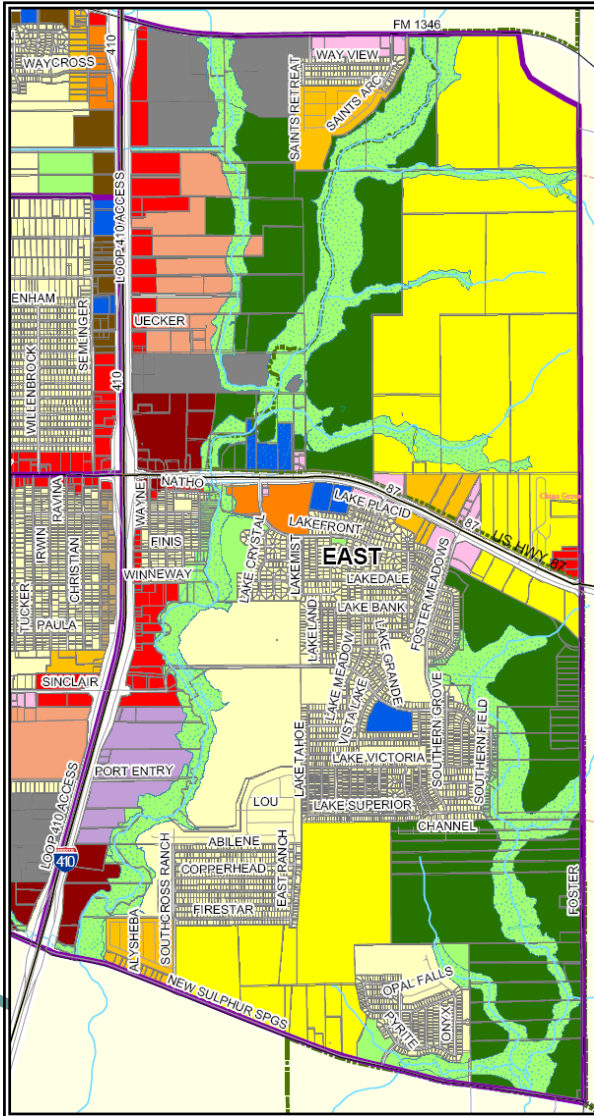
- Recommend conversion of a former landfill located at 2755 Rigsby to a park, open space, golf course, or junior golf course for use by community members.
- Create linear greenways along drainage easements to connect park lands and increase off road access to parks.
- Locate a mixed use node east of the Salado Creek Greenway along Rigsby.

# Future Land Use – South District



- Preserve large single-family residential lots one acre or more and the rural character of the Southern District.
- Recommend neighborhood commercial uses along South W. W. White.
- Work with the City Councilperson to initiate a rezoning case to convert unwanted industrial zoning along Sinclair Road to neighborhood commercial as indicated in the Future Land Use Map in order to discourage encroachment of industrial uses into the Jupe Manor Neighborhood.

# Future Land Use – East District



- Preserve large lots one acre or more and the rural character of the East District especially those located along Foster Road through the use of conservation and resource protection subdivisions.
- Provide commercial opportunities within walking distance of residential neighborhoods along Highway 87.
- Transform existing industrial sites north of Highway 87 into business parks.
- Maintain light industrial land uses south of Sinclair along the eastern side of Loop 410.
- A linear greenway similar to the Salado Creek Greenway is desired along the floodplain of Rosillo Creek.

# Future Land Use Q & A

## Q. What is the “Plan Amendment” process?

The Plan amendment process begins when a zoning change request is found to be *inconsistent* with the Community Plan.

### Example:

- A property owner seeks to change the zoning from Residential to Commercial
- The Future Land Use Plan designates the property as intended for “Low Density Residential” = *inconsistent with the plan*
- The property owner is required to request a plan amendment. Plan amendments are heard by the Planning Commission for its recommendation.
- Both Plan Amendment cases and re-zoning cases are ultimately heard and decided by City Council.

# Next Steps

- Plan adoption process
  - Planning Commission – April 2009
  - City Council – May 2009
- Plan implementation
  - Plan Implementation Team

# Contact Information

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