



1. Sunrise at El Cielo



2. Rancho del Cielo



Introduction

The University of Texas at Brownsville and Texas Southmost College (UTB/TSC) has a long history of providing higher education opportunities to the region. Southmost Union Junior College was founded in 1926 as a Junior College and later became Texas Southmost College. In 1991, a historic partnership was formed between Texas Southmost College and The University of Texas to create UTB/TSC. Enrollment has increased dramatically to almost 11,000 students. Campus facilities have also expanded to keep pace with the increasing demand for programs and classes. The original campus of 48 acres has grown to 380 and campus buildings have increased from 9 to 57.

This dramatic growth in facilities has been guided by a campus master plan since 1990. The pace of this growth required updates to the plans in 1994 and 2000. In 2003 the Texas Southmost College Board of Trustees and the President of UTB/TSC recognized that another update was required to keep up with the institution's strategic planning efforts. An update of the master plan also arose as one important challenge for the UTB/TSC Futures Commission. The specific charge to prepare an update of the plan for consideration by the Trustees and President was given to the Campus Facilities Task Force.



3. South Padre Island Center



4. Port Mansfield Learning Center



Futures Commission Process

A call went out to the community to assist UTB/TSC to look into the future and help plan for a campus that continues to meet the growing demand for higher education. The Campus Facilities Task Force was formed during the first Futures Commission meeting in November of 2003. Twenty-five to thirty members attended each of the Task Force meetings. At least fifty percent of the participants were from the community at large.

The Task Force was led by co-facilitators Mr. Jim Greene and Dr. Diamond Freeberg. Mr. Green is President of South Padre Bank. He has also served on several university committees. Dr. Freeberg is a long-standing faculty member at UTB/TSC in the Department of Behavioral Sciences.

Following a rigorous review and selection process, the firm of 3D/I was selected by the Trustees to update the master plan.

More than 30 campus meetings were held to seek input for this master plan update. All key stakeholder groups were given an opportunity to provide input and shape the revised plan. Almost 350 participants attended meetings scheduled for students, faculty, staff, administration, community, and the TSC Board. Representatives of the City of Brownsville, the local school district, private developers and neighbors were also consulted. Three rounds of meetings were held. The first meeting was conducted to obtain input to begin the revision process, while the subsequent meetings were designed to obtain comments and suggestions for improving the draft plans.

The TSC Board of Trustees was responsible for final approval of the master plan. The Campus Planning Task Force endorsed this master plan in March 2004, and the Board of Trustees approved it at their August 2004 meeting.



5. Cueto Building



6. Young House



Mission Statement

The mission of the master plan is to provide Texas Southmost College and The University of Texas at Brownsville with a strategy for comprehensive future land and building developments that result in a unified and coherent campus in the context of a rapidly developing economic region. The master plan reinforces two major tasks:

- ★ To reinforce and enrich the functional and aesthetic values of the existing campus by incorporating the newly acquired lands into the existing campus, through planning and design, into an integrated whole while respecting the unique character of each institution and the partnership of the two schools.
- ★ To help predict the capacity of the site and the probable net present value of new construction.



Introduction (cont.)

Overview of the Campus Design Guidelines

The Campus Design Guidelines include:

- ★ *Campus Design Guidelines*

This section includes guidelines for the overall Campus, considering design elements such as shade, Paseo, resacas, bridges, gates and entrances, color, building height, open space, vistas and details.

- ★ *Fort Brown Zone Guidelines*

This zone within the overarching Campus Design Guidelines contains a layer of additional guidelines within the original Fort Brown area. It includes roof form, building height, materials, arcades, density, proportion, layers of walls and openings, brick and coursing details and window type and configuration.

- ★ *Peninsula Zone Guidelines*

Also within the Campus Design Guidelines, the Peninsula requires an additional layer of guidelines addressing palm groves, building height and mixed use.

- ★ *International Technology, Education and Commerce Campus (ITECC) Zone Guidelines*

The ITECC is planned to become of an architectural character sympathetic to the Campus at Fort Brown

Overview of the Revised Master Plan

The revised master plan, while ultimately encompassing the entire campus, focused on the following five areas:

- ★ *Campus*

The plan addresses overall changes and building displacements that are necessary due to recent acquisitions and construction. The plan accommodates growth of new programs and expansion of existing ones.

- ★ *Fort Brown Peninsula*

The Fort Brown Peninsula is the location of student housing. The revision proposes the construction of new housing that capitalizes on the tropical-like environment of the setting and grand resaca views. A retail space that caters to both students and the community is proposed. A pedestrian bridge will link the Peninsula to the main campus.

- ★ *International Technology, Education and Commerce Campus (ITECC)*

The master planners were charged to develop a coherent plan that addresses access and connections to ITECC from the main campus. Several access options were proposed including a route via Madison and 6th Streets, and a pedestrian connection that takes advantage of the levee that connects both campuses.

An additional task given to the planners was to develop a plan for making this 600,000 square feet former retail mall into a state-of-the-art educational facility. Bringing ITECC up to main campus standards and recreating its ambience provided additional challenges. The proposed revisions for ITECC take into account core elements from the Campus such as its paseos, green areas, gathering places, and major structural and façade characteristics.

- ★ *Jacob Brown Auditorium*

The proposed revision includes efforts to re-think the purpose of the Jacob Brown Auditorium and its surrounding areas. The facility expansion and the re-orientation of the auditorium to face the Fort Brown Resaca are major aspects of the revision.