

3. **U. T. Arlington: Approval of updated Campus Master Plan to expand the real estate acquisitions zone to add the area immediately across South Center Street from U. T. Arlington's College Park Center and bounded by South Center Street, East Third Street, Mesquite Street, and East Mitchell Street**

RECOMMENDATION

The Chancellor concurs in the recommendation of the Executive Vice Chancellor for Academic Affairs, the Interim Vice Chancellor and General Counsel, and President Spaniolo that an update to the institution's Campus Master Plan be approved to revise the real estate acquisitions zone for U. T. Arlington.

BACKGROUND INFORMATION

The Campus Master Plan for U. T. Arlington was approved by the Board of Regents on May 11, 2000. The approved Campus Master Plans for all 15 U. T. System institutions were subsequently included in a single bound volume as directed by the Board on November 16, 2000. Since that time, some institutions have presented updates of their Campus Master Plans to the Board, which U. T. Arlington did with its master plan on May 9, 2007.

A common element in many of the institutions' master plans is a real estate acquisitions zone. The acquisitions zone is intended to reflect anticipated, long-term future needs of the institution as it manages its enrollment and programmatic offerings.

Enrollment at U. T. Arlington has increased from 20,424, as referenced in the November 2000 bound master plan volume, to 33,800 in Spring 2013. With the growth in enrollment and expected programmatic demands, the institution's long-term real estate acquisitions zone needs expansion.

The area selected for the expansion zone is immediately across South Center Street from U. T. Arlington's College Park Center. The zone is bounded by South Center Street, East Third Street, Mesquite Street, and East Mitchell Street and is in need of redevelopment. The area has several older apartments that are past their useful life expectancies. Land assembly, even though long-term, will enable this area to be redeveloped, and at the same time, will create a "buffer" with the adjacent area, enhancing campus safety and security.

The expansion to the acquisitions zone totals approximately 6.13 acres. Acquisitions within the zone would be made over an extended period of time. Approval of the acquisitions zone permits negotiated, voluntary acquisitions only for properties with a purchase price of \$1 million or less. In accordance with Regents' *Rules and Regulations*, Rules 10501 and 70301, acquisitions exceeding \$1 million will be brought to the Board for approval as and when an acquisition within the zone is proposed.

A map of the proposed acquisitions zone appears on the following page.



THE UNIVERSITY OF TEXAS
AT ARLINGTON

Subject Property

E 3rd St

S Mesquite St

S Center St

S Cooper St

S Davis Dr

S Fielder Rd

189

Google earth