



**MEETING AGENDA
City Council
REGULAR SESSION CITY COUNCIL
December 17, 2024**

**HAL BALDWIN MUNICIPAL COMPLEX COUNCIL CHAMBERS
1400 SCHERTZ PARKWAY BUILDING #4
SCHERTZ, TEXAS 78154**

**CITY OF SCHERTZ CORE VALUES
Do the right thing
Do the best you can
Treat others the way you want to be treated
Work cooperatively as a team**

**AGENDA
TUESDAY, DECEMBER 17, 2024 at 6:00 p.m.**

Call to Order

**Opening Prayer and Pledges of Allegiance to the Flags of the United States and State of Texas.
(Mayor Pro-Tem Westbrook)**

City Events and Announcements

- Announcements of upcoming City Events (B. James/S. Gonzalez)
- Announcements and recognitions by the City Manager (S. Williams)
- Announcements and recognitions by the Mayor (R. Gutierrez)

Hearing of Residents

This time is set aside for any person who wishes to address the City Council. Each person should fill out the speaker's register prior to the meeting. Presentations should be limited to no more than 3 minutes.

All remarks shall be addressed to the Council as a body, and not to any individual member thereof. Any person making personal, impertinent, or slanderous remarks while addressing the Council may be requested to leave the meeting.

All handouts and/or USB devices must be submitted to the City Secretary no later than noon on the Monday preceding the meeting. Handouts will be provided to each Councilmember prior to the start of the meeting by the City Secretary. All USB devices will be vetted by City IT staff to ensure City property is protected from malware.

Discussion by the Council of any item not on the agenda shall be limited to statements of specific factual information given in response to any inquiry, a recitation of existing policy in response to an inquiry, and/or a proposal to place the item on a future agenda. The presiding officer, during the Hearing of Residents portion of the agenda, will call on those persons who have signed up to speak in the order they have registered.

Consent Agenda Items

The Consent Agenda is considered self-explanatory and will be enacted by the Council with one motion. There will be no separate discussion of these items unless they are removed from the Consent Agenda upon the request of the Mayor or a Councilmember.

1. **Minutes** - Approval of the minutes from the Council Meeting on December 3, 2024. (S.Edmondson/S.Courney)
2. **Resolution 24-R-165** - Authorizing the City Manager to reject all bids received for the Schertz Soccer Complex Well Drilling Project. (S.Gonzalez/L.Shrum)

Discussion and Action

3. **Resolution 24-R-162** - Approving a Resolution to canvass the returns and declaring the results of the December 14, 2024 Special Election, and other matters in connection therewith. (Mayor/Council/S.Edmondson)
4. **Oath of Office** - City Council Place 4
5. **Resolution 24-R-163** Approving a Resolution to call for a Runoff Election on January 18, 2025, with Guadalupe County, Bexar County and Comal County and approving the Guadalupe County Election Contract stating that Guadalupe County will oversee the entire Runoff Election. (Mayor/Council/S.Edmondson)
6. **Resolution No. 24-R-164** - Authorizing Professional Service Agreements with Freeland Turk Engineering Group, LLC, Half Associates, Inc., Kimley-Horn and Associates, Inc., Unintech Consulting Engineers, Inc., and Utility Engineering Group, PLLC, for on-call engineering services. (B. James/K. Woodlee)

Public Hearings

7. **Ordinance 24-M-164** - Conduct a public hearing and consider a request to amend the Comprehensive Land Use Plan by adopting the Parks, Recreation, Open Space & Trails (PROST) Master Plan. (S. Gonzalez/L.Shrum)

Information available in City Council Packets - NO DISCUSSION TO OCCUR

8. Monthly Update - Major Projects In Progress/CIP (B.James/K.Woodlee)

Requests and Announcements

- Requests by Mayor and Councilmembers for updates or information from Staff
- Requests by Mayor and Councilmembers that items or presentations be placed on a future City Council agenda
- City and Community Events attended and to be attended (Council)

Adjournment

CERTIFICATION

I, SHEREE COURNEY, DEPUTY CITY SECRETARY OF THE CITY OF SCHERTZ, TEXAS, DO HEREBY CERTIFY THAT THE ABOVE AGENDA WAS PREPARED AND POSTED ON THE OFFICIAL BULLETIN BOARDS ON THIS THE _____ DAY OF _____ 2024 AT _____, WHICH IS A PLACE READILY ACCESSIBLE TO THE PUBLIC AT ALL TIMES AND THAT SAID NOTICE WAS POSTED IN ACCORDANCE WITH CHAPTER 551, TEXAS GOVERNMENT CODE.

SHEREE COURNEY

I CERTIFY THAT THE ATTACHED NOTICE AND AGENDA OF ITEMS TO BE CONSIDERED BY THE CITY COUNCIL WAS REMOVED BY ME FROM THE OFFICIAL BULLETIN BOARD ON _____ DAY OF _____, 2024.

TITLE: _____

This facility is accessible in accordance with the Americans with Disabilities Act. Handicapped parking spaces are available. If you require special assistance or have a request for sign interpretative services or other services, please call 210-619-1030.

The City Council for the City of Schertz reserves the right to adjourn into closed session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by the Texas Open Meetings Act.

Closed Sessions Authorized: This agenda has been reviewed and approved by the City's legal counsel and the presence of any subject in any Closed Session portion of the agenda constitutes a written interpretation of Texas Government Code Chapter 551 by legal counsel for the governmental body and constitutes an opinion by the attorney that the items discussed therein may be legally discussed in the closed portion of the meeting considering available opinions of a court of record and opinions of the Texas Attorney General known to the attorney. This provision has been added to this agenda with the intent to meet all elements necessary to satisfy Texas Government Code Chapter 551.144(c) and the meeting is conducted by all participants in reliance on this opinion.

COUNCIL COMMITTEE AND LIAISON ASSIGNMENTS

<p>Mayor Gutierrez Member Audit Committee Investment Advisory Committee Main Street Committee</p> <p>Liaison Board of Adjustments Senior Center Advisory Board-Alternate</p>	<p>Councilmember Davis– Place 1 Member Interview Committee Main Street Committee - Chair TIRZ II Board</p> <p>Liaison Parks & Recreation Advisory Board Schertz Housing Authority Board Transportation Safety Advisory Board</p>
<p>Councilmember Watson-Place 2 Member Audit Committee</p> <p>Liaison Library Advisory Board Senior Center Advisory Board Cibolo Valley Local Government Corporation-Ex-Officio</p>	<p>Councilmember Macaluso – Place 3 Member Interview Committee Hal Baldwin Scholarship Committee</p> <p>Liaison TIRZ II Board Animal Services Advisory Committee</p>
<p>Councilmember – Place 4</p>	<p>Councilmember Westbrook – Place 5 Liaison Schertz-Seguin Local Government Corporation (SSLGC) Planning and Zoning Commission Schertz Historical Preservation Society Cibolo Valley Local Government Corporation (CVLGC)-Alternate</p>
<p>Councilmember Heyward – Place 6 Member Animal Services Advisory Committee Audit Committee Interview Committee-Chair Investment Advisory Committee Main Street Committee</p> <p>Liaison Building and Standards Commission Economic Development Corporation - Alternate Senior Center Advisory Board</p>	<p>Councilmember Brown – Place 7 Member Main Street Committee Schertz-Seguin Local Government Corporation (SSLGC)</p> <p>Liaison Economic Development Corporation</p>

CITY COUNCIL MEMORANDUM

City Council Meeting: December 17, 2024
Department: City Secretary
Subject: Minutes - Approval of the minutes from the Council Meeting on December 3, 2024. (S.Edmondson/S.Courney)

Attachments

12-03-2024 Minutes DRAFT

DRAFT

MINUTES REGULAR MEETING December 3, 2024

A Regular Meeting was held by the Schertz City Council of the City of Schertz, Texas, on December 3, 2024, at 6:00 p.m. in the Hal Baldwin Municipal Complex Council Chambers, 1400 Schertz Parkway, Building #4, Schertz, Texas. The following members present to-wit:

Present: Mayor Ralph Gutierrez; Mayor Pro-Tem Robert Westbrook; Councilmember Mark Davis; Councilmember Michelle Watson; Councilmember Paul Macaluso; Councilmember Allison Heyward; Councilmember Tim Brown

Absent: Councilmember Place 4 (vacant)

Staff present: City Manager Steve Williams; City Attorney Daniel Santee; Deputy City Manager Brian James; Assistant City Manager Sarah Gonzalez; Deputy City Secretary Sheree Courney

Call to Order

Mayor Gutierrez called the meeting to order at 6:00 p.m.

Opening Prayer and Pledges of Allegiance to the Flags of the United States and State of Texas. (Councilmember Macaluso)

Councilmember Paul Macaluso provided the opening prayer and led the Pledges of Allegiance to the Flags of the United States and State of Texas.

Employee Introductions

Mayor Gutierrez recognized City Department Heads who introduced the following new staff:

- **Parks:** Melanie Santiago-Administrative Assistant
- **Police:** Christopher Brusich-Police Officer, Joshua Dorantes-Police Officer
- **Public Works:** Krystopher Rojas-Industrial Electrician

Presentations

Presentation on the upcoming Holiday event on Saturday December 7, 2024. (S.Gonzalez/L.Shrum/C.Paddock)

Mayor Gutierrez recognized Recreation Manager Cassie Paddock who provided an update on the Holiday event, including a brief overview of the schedule.

Presentation of TRAPS 2024 Central Region Awards to the Schertz Parks & Recreation Department. (S.Gonzalez/L.Shrum)

Mayor Gutierrez recognized Recreation Manager Cassie Paddock and Jared Montney. Mr. Montney stated that the Parks and Rec staff participated in the TRAPS Maintenance Rodeo held on November 14, 2024, in Austin, with the following results:

- 3rd Place - Zero Turn Mower: Ray Tyquiengco
- 4th Place - Truck and Trailer: Diego Martinez and Daniel Delong
- 6th Place - Truck and Trailer: Cole Moody and Larry May
- 5th Place - Backhoe: Ian King
- 5th Place - Irrigation Assembly: Ian King and Diego Martinez
- 6th Place - Nail Drive: Cole Moody

Ms. Paddock presented the Region Awards won by or nominated by the City of Schertz that were announced at the Central Region Conference:

- Park Professional of the Year: Lauren Shrum
- Conservation Award: The Great Springs Project
- Photo - Facilities: Veterans Memorial Plaza
- Photo - Special Events: Color Fight

City Events and Announcements

- Announcements of upcoming City Events (B.James/S.Gonzalez)
Assistant City Manager Sarah Gonzalez presented upcoming City events.
- Announcements and recognitions by the City Manager (S.Williams)
City Manager Williams congratulated the Parks and Rec team for the awards they won.
- Announcements and recognitions by the Mayor (R.Gutierrez)
The Mayor had no announcements or recognitions.

Hearing of Residents

This time is set aside for any person who wishes to address the City Council. Each person should fill out the speaker's register prior to the meeting. Presentations should be limited to no more than 3 minutes.

All remarks shall be addressed to the Council as a body, and not to any individual member thereof. Any person making personal, impertinent, or slanderous remarks while addressing the Council may be requested to leave the meeting.

All handouts and/or USB devices must be submitted to the City Secretary no later than noon on the Monday preceding the meeting. Handouts will be provided to each Councilmember prior to the start of the meeting by the City Secretary. All USB devices will be vetted by City IT staff to ensure City property is protected from malware.

No residents signed up to speak during the Hearing of Residents.

Consent Agenda Items

The Consent Agenda is considered self-explanatory and will be enacted by the Council with one motion. There will be no separate discussion of these items unless they are removed from the Consent Agenda upon the request of the Mayor or a Councilmember.

1. **Minutes** - Approving the Special Session Council Meeting minutes of November 18, 2024, and regular meeting minutes of November 19, 2024.(S.Edmondson/S.Courney)
2. **Resolution 24-R-159** - Approving a recommendation to name the adjacent park properties located in the 5700 Block of Jimmy Walker Drive and 2911 Homestead Parkway as Hilltop Park. (S.Gonzalez/L. Shrum)
3. **Master Calendar** - Approval of 2025 Master Calendar (S.Williams/Z.Reed)
4. **Resolution 24-R-161** - Authorizing an increase in expenditures with Musco Sports Lighting for the Schertz Soccer Complex Lighting Project (S.Gonzalez/L.Shrum)

No items were removed for separate action.

Mayor Gutierrez asked for a motion to approve Consent Agenda Items #1 - #4.

Moved by Councilmember Michelle Watson, seconded by Councilmember Allison Heyward

AYE: Mayor Pro-Tem Robert Westbrook, Councilmember Mark Davis,
Councilmember Michelle Watson, Councilmember Paul Macaluso,
Councilmember Allison Heyward, Councilmember Tim Brown

Passed

Discussion and Action Items

5. **Resolution 24-R-150** - Establishing a legislative platform and priorities for the 89th legislative session in Texas. (S.Gonzalez/L.Klepper)

Mayor Gutierrez recognized Public Affairs Director Linda Klepper, who introduced Resolution 24-R-150. Ms. Klepper explained the purpose of the legislative platform, stating staff priorities for both advocacy and opposition for the 89th legislative session.

Councilmember Brown commended the work done to break down the number of bills submitted to present those that will affect the City directly.

Councilmember Heyward thanked Ms. Klepper for her work and stated that TML has

partnered with TAMIO to have multiple organizations on the same page. Mayor Gutierrez stated that out of the 186 legislators, only 39 have municipal experience, and they are making decisions that will impact us. Having the information provided will be a great help and thanked Mr. Williams for putting this project into action and Ms. Klepper for the work she has done.

Moved by Councilmember Tim Brown, seconded by Councilmember Allison Heyward

AYE: Mayor Pro-Tem Robert Westbrook, Councilmember Mark Davis, Councilmember Michelle Watson, Councilmember Paul Macaluso, Councilmember Allison Heyward, Councilmember Tim Brown

Passed

6. Resolution 24-R-160 - Authorizing a construction contract with E-Z Bel Construction for the Buffalo Valley South Project (B.James/K.Woodlee/J.Nowak)

Mayor Gutierrez recognized Assistant City Engineer John Nowak who introduced Resolution 24-R-160. He explained the bid packages received and provided support for staff's recommendation to accept the award-based bid plus alternates 1 and 2.

Mayor Pro-Tem Robert Westbrook asked if the bid included a project manager. Mr. Nowak explained that the Engineering Department would be doing most of the project manager doing most of the inspections, but would be hiring a testing firm to inspect the materials. Mayor Pro-Tem then asked what the basis for the contingency entailed. Mr. Nowak explained the contingency was to cover any incidental costs that arise during construction. Mayor Pro-tem asked whether there were any penalties assessed for not completing the project within the specified timeline. Mr. Nowak stated that the vendor is assessed "liquidated damages" for every day they exceed the expected completion date. That amount is approximately \$600/day.

Moved by Councilmember Tim Brown, seconded by Councilmember Michelle Watson

AYE: Mayor Pro-Tem Robert Westbrook, Councilmember Mark Davis, Councilmember Michelle Watson, Councilmember Paul Macaluso, Councilmember Allison Heyward, Councilmember Tim Brown

Passed

7. Application for Landmark Property Designation - Consideration of a Landmark Property Designation for the Schertz-Cibolo Cemetery, which is located at 93 Bubbling Springs Road. (S.Williams/B.James)

Mayor Gutierrez recognized Deputy City Manager Brian James who presented the application for Landmark Property Designation. The application was submitted by Dr. Miguel Vasquez to the Schertz Historical Preservation Society, whose mission

includes promoting awareness of the City's past, including important places. At their October meeting, the board recommended approval of the Landmark Property Designation.

Mayor Gutierrez recognized Councilmember Tim Brown who made the motion to approve the application for Landmark Property Designation; seconded by Councilmember Allison Heyward.

AYE: Mayor Pro-Tem Robert Westbrook, Councilmember Mark Davis, Councilmember Michelle Watson, Councilmember Paul Macaluso, Councilmember Allison Heyward, Councilmember Tim Brown

Passed

Mayor Gutierrez presented a proclamation for the Landmark Property Designation for the Schertz-Cibolo Cemetery to Dr. Miguel Vasquez and Dietz family members. Dr. Vasquez thanked the Mayor and Council and stated that the Schertz-Cibolo Cemetery has received three historical designations; State, County, and now City.

Public Hearings

8. **Ordinance 24-S-170** - Conduct a public hearing and consider a request for a Specific Use Permit to allow Mixed-Use Self-Storage in General Business (GB) on approximately 2.2 acres of land, located along the IH-35 North access road, near the intersection of Cibolo Valley Drive, more specifically known as a portion of Guadalupe County Property Identification Number 185564, City of Schertz, Guadalupe County, Texas. (B.James/L.Wood/W.Willingham)

Planner William Willingham introduced Ordinance 24-S-170 to consider a request for a Specific Use Permit to allow Mixed-Use Self-Storage in General Business on approximately 3.65 acres of land, located along the IH-35 North access road, near the intersection of Cibolo Valley Drive, more specifically known as a portion of Guadalupe County Property Identification Number 185564, City of Schertz, Guadalupe County, Texas. Mr. Willingham stated four public notices were sent on October 22, 2024. No responses have been received. A public hearing notice was published in the San Antonio Express on November 13, 2024. The Planning and Zoning Commission recommended approval of Ordinance 24-S-170 with a 4-0 vote and Staff recommends approval of Ordinance 24-S-170 conditioned upon the following:

1. A building permit is approved within two years of the adoption of the SUP ordinance; and
2. Twenty percent of the usable square footage of the first floor of the proposed Mixed-Use Self-Storage building be for office, service, or retail space, and separate from the individual units for rent or lease.

Applicant, Storage Hub, represented by Ms. Ashley Farrimond of Killen, Griffin & Farrimond, was recognized and provided a presentation to Council regarding the

proposed development. She stated this would take the place of the previous SUP approved for the FM 3009 location. The developer believes the IH-35 location to be better suited for their project.

Public Hearing opened at 6:52 p.m.
No residents came forward to speak.
Public Hearing closed at 6:53 p.m.

Mayor Gutierrez recognized a discrepancy in the size of the property listed on the agenda vs what was presented by staff and the applicant. Deputy City Manager Brian James confirmed the property size presented by staff (3.65 acres) is correct.

Mayor Gutierrez opened the floor to Council for discussion.

Councilmember Brown asked if the extension of Four Oaks Lane would be part of this development. Ms. Farrimond responded that the extension through the end of the property would be done at the same time as the development to ensure secondary access was available.

Councilmember Brown made a motion to approve Ordinance 24-S-170 with the change in acreage to 3.65 acres of land; seconded by Councilmember Michelle Watson.

AYE: Mayor Pro-Tem Robert Westbrook, Councilmember Mark Davis,
Councilmember Michelle Watson, Councilmember Paul Macaluso,
Councilmember Allison Heyward, Councilmember Tim Brown

Passed

9. **Ordinance 24-S-159** – Conduct a public hearing and consider a request to rezone approximately 3.014 acres of land to Agricultural District (AD), more specifically known as a portion of Comal County Property Identification Number 79004, Comal County, Texas. (B.James/L.Wood/E.Delgado)

Planning Manager Emily Delgado introduced Ordinance 24-S-159 stating the purpose of this ordinance was to establish a zoning district for the recently annexed property.

Public Hearing opened at 7:06 p.m.
No residents came forward to speak.
Public Hearing closed at 7:07 p.m.

No Council discussion occurred.

Moved by Councilmember Tim Brown, seconded by Councilmember Paul Macaluso

AYE: Mayor Pro-Tem Robert Westbrook, Councilmember Mark Davis,
Councilmember Michelle Watson, Councilmember Paul Macaluso,
Councilmember Allison Heyward, Councilmember Tim Brown

Passed

Moved by Councilmember Tim Brown, seconded by Councilmember Paul
Macaluso

AYE: Mayor Pro-Tem Robert Westbrook, Councilmember Mark Davis,
Councilmember Michelle Watson, Councilmember Paul Macaluso,
Councilmember Allison Heyward, Councilmember Tim Brown

Passed

- 10. Ordinance 24-S-167** - Conduct a public hearing and consider a request to rezone approximately 100 acres of land from General Business District (GB) and Agricultural District (AD) to Manufacturing Light District (M-1) and Apartment / Multifamily Residential District (R-4) generally located at the intersection of Schwab Road and IH 35, more specifically known as Comal County Property Identification Numbers 79017, 75463, 79018, and 75468, City of Schertz, Comal County, Texas. (B.James/L.Wood/S.Haas)

Senior Planner Samuel Haas introduced Ordinance 24-S-167 to consider a request to rezone approximately 100 acres of land from General Business District (GB) and Agricultural District (AD) to Manufacturing Light District (M-1) and Apartment / Multifamily Residential District (R-4) generally located at the intersection of Schwab Road and IH 35, more specifically known as Comal County Property Identification Numbers 79017, 75463, 79018, and 75468, City of Schertz, Comal County, Texas. Mr. Haas stated seven public notices were sent on October 25, 2024. Two responses have been received; 1 in favor and 1 neutral. A public hearing notice was published in the San Antonio Express on November 13, 2024. The applicant is asking to rezone 80.8 acres as M-1, and 19.2 acres as R-4. The proposed zoning change meets all criteria for approval outlined in the UDC and conforms to the Comprehensive Land Plan and surrounding land use is consistent. The Planning and Zoning Commission met on November 6, 2024, and recommended approval with a 4-0 vote. Staff recommends approval of Ordinance 24-S-167.

Paul Landa, MTR Engineers, spoke on behalf of the applicant. He stated the developer controls approximately 123 acres but is only asking for 100 acres to be rezoned. They intend to have commercial, industrial, and multifamily. They believe this fits with the City's vision for this property. He asked that Council approve this request.

Public Hearing opened at 7:17 p.m.
No residents came forward to speak.
Public Hearing closed at 7:17 p.m.

Mayor Gutierrez opened the floor to Council for discussion.

Councilmember Macaluso doesn't support rezoning property from GB off the interstate frontage road. He stated this is limited real estate that is core general business area for future retail growth.

Councilmember Brown stated that this is small enough area that it won't have a great impact on the future. There is currently nothing in this area and you need bodies before retail comes. It is appropriate at this time in this location.

Councilmember Davis requested clarification on the area currently GB that would not be rezoned. Mr. Haas provided the response.

Moved by Councilmember Tim Brown, seconded by Councilmember Michelle Watson

AYE: Mayor Pro-Tem Robert Westbrook, Councilmember Mark Davis,
Councilmember Michelle Watson, Councilmember Allison Heyward,
Councilmember Tim Brown

NAY: Councilmember Paul Macaluso

Passed

11. **Ordinance 24-S-169** - Conduct a public hearing and consider a request to rezone approximately .23 acres of land from General Business District (GB) to Main Street Mixed Use District (MSMU), more specifically known as 702 Main Street, also known as Guadalupe County Property Identification Number 21458, City of Schertz, Guadalupe County, Texas. (B.James/L.Wood/S.Haas)

Senior Planner Samuel Haas introduced Ordinance 24-S-169 requesting to rezone 0.23 acres of land from GB to MSMU, more specifically known as 702 Main Street, also known as Guadalupe County Property Identification Number 21458, City of Schertz, Guadalupe County, Texas. Per applicant's letter of intent, they are proposing a pet store with grooming. Mr. Haas stated ten public notices were sent on October 25, 2024. One response in favor has been received. A public hearing notice was published in the San Antonio Express on November 13, 2024. The proposed zoning change meets all criteria for approval outlined in the UDC, conforms to the Comprehensive Land Plan, surrounding land use is consistent, and MSMU District is uniquely appropriate to Main Street. The Planning and Zoning Commission met on November 6, 2024, and recommended approval with a 4-0 vote. Staff recommends approval of Ordinance 24-S-169.

Public Hearing opened at 7:24 p.m.

No public came forward to speak.

Public Hearing closed at 7:25 p.m.

Mayor Gutierrez opened the floor to Council for discussion. No discussion occurred.

Moved by Councilmember Paul Macaluso, seconded by Councilmember Tim Brown

AYE: Mayor Pro-Tem Robert Westbrook, Councilmember Mark Davis, Councilmember Michelle Watson, Councilmember Paul Macaluso, Councilmember Allison Heyward, Councilmember Tim Brown

Passed

- 12. Ordinance 24-S-168** - Conduct a public hearing and consider a request to rezone approximately 1.66 acres of land from General Business District (GB) and Single Family Residential District (R-2) to Main Street Mixed Use District (MSMU), more specifically known as 819, 817, and 815 Main Street and 810 Exchange Avenue, also known as Guadalupe County Property Identification Numbers 29057, 29058, 29059, 29060, 67493, 67495 City of Schertz, Guadalupe County, Texas.
(B.James/L.Wood/S.Haas)

Senior Planner Samuel Haas introduced Ordinance 24-S-168 requesting to rezone 1.66 acres of land from GB and R-2 to MSMU, more specifically known as 819, 817, and 815 Main Street and 810 Exchange Avenue, also known as Guadalupe County Property Identification Numbers 29057, 29058, 29059, 29060, 67493, and 67495 City of Schertz, Guadalupe County, Texas. Per applicant's letter of intent, there is no proposed development plan at this time. Mr. Haas stated 21 public notices were sent on October 25, 2024. Two responses have been received; one in favor and one neutral. A public hearing notice was published in the San Antonio Express on November 13, 2024. The proposed zoning change meets all criteria for approval outlined in the UDC, conforms to the Comprehensive Land Plan, surrounding land use is consistent, and MSMU District is uniquely appropriate to Main Street. The Planning and Zoning Commission met on November 6, 2024, and recommended approval with a 4-0 vote. Staff recommends approval of Ordinance 24-S-168.

Public Hearing opened at 7:29 p.m.

No public came forward to speak.

Public Hearing closed at 7:30 p.m.

Mayor Gutierrez opened the floor to Council for discussion. No discussion occurred.

Moved by Councilmember Mark Davis, seconded by Councilmember Michelle Watson

AYE: Mayor Pro-Tem Robert Westbrook, Councilmember Mark Davis, Councilmember Michelle Watson, Councilmember Paul Macaluso, Councilmember Allison Heyward, Councilmember Tim Brown

Passed

- 13. Ordinance 24-A-158-** Conduct a public hearing and consider a request for voluntary annexation of approximately 3.014-acres, a portion of Comal County Property Identification Number 79004 Comal County, Texas. (B.James/L.Wood/E.Delgado)

Planning Manager Emily Delgado introduced Ordinance 24-A-158 stating the purpose of this ordinance was to request approval for voluntary annexation of approximately 3.014-acres, a portion of Comal County Property Identification Number 79004 Comal County, Texas.

Public Hearing opened at 7:01 p.m.
No residents came forward to speak.
Public Hearing closed at 7:02 p.m.

No Council discussion occurred.

Moved by Councilmember Michelle Watson, seconded by Councilmember Allison Heyward

AYE: Mayor Pro-Tem Robert Westbrook, Councilmember Mark Davis,
Councilmember Michelle Watson, Councilmember Paul Macaluso,
Councilmember Allison Heyward, Councilmember Tim Brown

Passed

Workshop

- 14.** Workshop on the National League of Cities Membership (A.Heyward)

Workshop was postponed.

Information available in City Council Packets - NO DISCUSSION TO OCCUR

- 15.** FY24 Summary report of Library activities (S.Gonzalez/M.Uhlhorn)

Requests and Announcements

- Requests by Mayor and Councilmembers for updates or information from Staff
No requests from Mayor or Councilmembers for updates or information from Staff.
- Requests by Mayor and Councilmembers that items or presentations be placed on a future City Council agenda
No requests from Mayor or Councilmembers for items or presentations to be placed on a future City Council agenda.
- City and Community Events attended and to be attended (Council)

Councilmembers Heyward and Brown attended the SEDC Board Meeting and TxDOT Stakeholders Meeting.

Adjournment

Mayor Gutierrez adjourned the meeting at 7:31 p.m.

Ralph Gutierrez, Mayor

ATTEST:

Sheila Edmondson, City Secretary

CITY COUNCIL MEMORANDUM

City Council Meeting: December 17, 2024
Department: Parks, Recreation & Community Service
Subject: Resolution 24-R-165 - Authorizing the City Manager to reject all bids received for the Schertz Soccer Complex Well Drilling Project. (S.Gonzalez/L.Shrum)

BACKGROUND

As part of the Soccer Complex Irrigation Water Storage Project, it was discovered that the current well casing is too porous and out of compliance with Edwards Aquifer Authority standards and a new well needs to be drilled (and the old one is required to be capped.) City staff published solicitation 2024-024 to drill a new well and only received one bid. City staff met with the contractor, and it was determined the sole bidder was not qualified to complete the project due to the company not having the right sized equipment to be able to drill a commercial-sized well needed and the bid needed to be rejected per the City's Purchasing Policy. City staff is contacting a well-drilling company on a purchasing cooperative to inquire if they can drill a well to the specifications we need. City staff will rebid the project if it is determined that the purchasing cooperative vendor can't do the work.

GOAL

Reject the sole bid for Solicitation 2024-024 and acquire a new vendor through a purchasing cooperative, or republish the solicitation.

COMMUNITY BENEFIT

The community will benefit when a qualified vendor is acquired to drill the new well to supply irrigation well water to the Schertz Soccer Complex.

SUMMARY OF RECOMMENDED ACTION

Approve Resolution 24-R-165 to reject the sole bid received for the Schertz Soccer Complex Well Drilling Project.

FISCAL IMPACT

There is no fiscal impact at this time since the bid is being rejected.

RECOMMENDATION

Approve Resolution 24-R-165 to reject all bids received for the Schertz Soccer Complex Well Drilling Project.

Attachments

Resolution 24-R-165

RESOLUTION NO. 24-R-165

A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF SCHERTZ, TEXAS AUTHORIZING THE CITY MANAGER TO REJECT ALL BIDS RECEIVED FOR THE SCHERTZ SOCCER COMPLEX WELL DRILLING PROJECT, AND OTHER MATTERS IN CONNECTION THEREWITH.

WHEREAS, the City staff of the City of Schertz has recommended that the City reject all received bids for the Schertz Soccer Complex Well Drilling Project; and

WHEREAS, City staff has reviewed the sole bid submitted and determined that the respondent is not a qualified bidder; and

WHEREAS, the City Council has determined that it is in the best interest of the City to reject all received bids for the Schertz Soccer Complex Well Drilling Project in favor of utilizing a purchasing cooperative contractor or republishing the solicitation.

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SCHERTZ, TEXAS THAT:

The City Council hereby authorizes the City Manager to reject all bids received for the Schertz Soccer Complex Well Drilling Project.

The recitals contained in the preamble hereof are hereby found to be true, and such recitals are hereby made a part of this Resolution for all purposes and are adopted as a part of the judgment and findings of the City Council.

All resolutions, or parts thereof, which are in conflict or inconsistent with any provision of this Resolution are hereby repealed to the extent of such conflict, and the provisions of this Resolution shall be and remain controlling as to the matters resolved herein.

This Resolution shall be construed and enforced in accordance with the laws of the State of Texas and the United States of America.

If any provision of this Resolution or the application thereof to any person or circumstance shall be held to be invalid, the remainder of this Resolution and the application of such provision to other persons and circumstances shall nevertheless be valid, and the City Council hereby declares that this Resolution would have been enacted without such invalid provision.

It is officially found, determined, and declared that the meeting at which this Resolution is adopted was open to the public and public notice of the time, place, and subject matter of the public business to be considered at such meeting, including this Resolution, was given, all as required by Chapter 551, Texas Government Code, as amended.

This Resolution shall be in force and effect from and after its final passage, and it is so resolved.

PASSED AND ADOPTED, this _____ day of _____, 2024.

CITY OF SCHERTZ, TEXAS

Ralph Gutierrez, Mayor

ATTEST:

Sheree Courney, Deputy City Secretary

(CITY SEAL)

CITY COUNCIL MEMORANDUM

City Council Meeting: December 17, 2024
Department: City Secretary
Subject: Resolution 24-R-162 - Approving a Resolution to canvass the returns and declaring the results of the December 14, 2024 Special Election, and other matters in connection therewith. (Mayor/Council/S.Edmondson)

BACKGROUND

On September 24, 2024, the City Council of the City of Schertz, Texas passed Resolution 24-R-129 calling a Special Election on December 14, 2024, for the purpose of electing a Councilmember for Place 4, to fill a vacancy for a three-year term ending November 2026.

Unofficial Final Results: 12/14/2024								
	Early Voting			Election Day			Total Votes Cast	Vote %
	Bexar	Comal	Guadalupe	Bexar	Comal	Guadalupe		
City Council Place 4								
Tim Dusek								
Benjamin Guerrero								
Heather Stamper								
Paula Del Toro								
Tyrone Taylor								
Total Votes Cast								
	Early Voting:			Election Day:			Total Votes Cast	

Unofficial Final Vote Counts 12-14-2024 Sheila Edmondson, City Secretary

The total of votes cast during early voting was _____ personal appearance and absentee, and _____ votes were cast on Election Day. The total number of votes cast in this election was _____.

Council Place 4's tabulations of votes cast at the December 14, 2024, Special Election discloses that no candidate for Council Place 4 received sufficient votes to be elected to the City Council; and that it is necessary in conformity with the City Charter and Texas Election Code as amended, to call a runoff election for the purpose of voting upon a candidate to fill the Council Place 4 position.

- or-

Council Place 4's tabulations of votes cast at the December 14, 2024, Special Election reflect that _____ is hereby declared elected to the Office of the Councilmember Place 4.

Staff recommends approval of Resolution 24-R-162.

Attachments

Res 24-R-162 no runoff

Res 24-R-162 Runoff

Exhibit A - Unofficial Election Results

RESOLUTION 24-R-162

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SCHERTZ, TEXAS, APPROVING THE CANVASS OF THE DECEMBER 14, 2024 SPECIAL ELECTION AND DECLARING THE RESULTS OF SUCH ELECTION

WHEREAS, a Runoff Election were held in the City of Schertz, Texas (the "City"), on the 14th day of December 2024 to elect a Councilmember Place 4 to fill the vacancy for a three-year term expiring November 2026; and

WHEREAS, said elections were duly and legally held in conformity with the applicable election laws of the State of Texas ("Texas"); and

WHEREAS, the Election Administrator has provided to the City, as required by applicable Texas law, the election results, as tabulated by the Election Administrator; and

WHEREAS, there came to be considered the returns of the general election held on the 14th day of December 2024, for the purpose of electing one Councilmember for Place 4; and

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SCHERTZ, TEXAS, THAT:

Section 1: That the Special Election of the City of Schertz, Texas held December 14, 2024, was duly called, that notice of such election was given, and that such election was held in accordance with law.

Section 2: That the tabulation of votes cast to elect one Councilmember for Place 4 in the Special Election held on December 14, 2024, as shown in the official canvass of the returns of said general election shown below reflects the following results:

	Early Voting			Election Day				
	Bexar	Comal	Guadalupe	Bexar	Comal	Guadalupe	Total Votes Cast	Vote %
City Council Place 4								
Tim Dusek								
Benjamin Guerrero								
Heather Stamper								
Paula Del Toro								
Tyrone Taylor								
Total Votes Cast								
	Early Voting:			Election Day:			Total Votes Cast	

Section 3. The City Council finds that the results of the Special Election as set forth above reflect the reported votes, and the canvass of votes is hereby approved.

Section 4. The total of votes cast during early voting was ____ by personal appearance and absentee, and ____ votes were cast on Election Day. The total number of votes cast in this election was ____

Section 5. The City Council finds that the results of the Special Election as set forth above reflect that _____ is hereby declared elected to the Office of the Councilmember Place 4.

Page 1

Section 6. The recitals contained in the preamble hereof are hereby found to be true, and such recitals are hereby made a part of this Resolution for all purposes and are adopted as a part of the judgment and findings of the City Council.

Section 7. All resolutions, or parts thereof, which are in conflict or inconsistent with any provision of this Resolution are hereby repealed to the extent of such conflict, and the provisions of this Resolution shall be and remain controlling as to the matters resolved herein.

Section 8. This Resolution shall be construed and enforced in accordance with the laws of the State of Texas and the United States of America.

Section 9. If any provision of this Resolution or the application thereof to any person or circumstance shall be held to be invalid, the remainder of this Resolution and the application of such provision to other persons and circumstances shall nevertheless be valid, and the City Council hereby declares that this Resolution would have been enacted without such invalid provision.

Section 10. It is officially found, determined, and declared that the meeting at which this Resolution is adopted was open to the public and public notice of the time, place, and subject matter of the public business to be considered at such meeting, including this Resolution, was given, all as required by Chapter 551, Texas Government Code, as amended.

Section 11. This Resolution shall be in force and effect from and after its final passage, and it is so resolved.

PASSED, APPROVED AND ADOPTED this _____ day of _____ 2024.

City of Schertz

Ralph Gutierrez, Mayor

ATTEST:

Sheila Edmondson, City Secretary

RESOLUTION 24-R-162

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SCHERTZ, TEXAS, APPROVING THE CANVASS OF THE DECEMBER 14, 2024 SPECIAL ELECTION AND DECLARING THE RESULTS OF SUCH ELECTION

WHEREAS, Special Election were held in the City of Schertz, Texas (the "City"), on the 14th day of December 2024 to elect a Councilmember Place 4 to fill the vacancy for a three-year term ending November 2026; and

WHEREAS, said elections were duly and legally held in conformity with the applicable election laws of the State of Texas ("Texas"); and

WHEREAS, the Election Administrator has provided to the City, as required by applicable Texas law, the election results, as tabulated by the Election Administrator; and

WHEREAS, there came to be considered the returns of the Special Election held on the 14th day of December 2024, for the purpose of electing one Councilmember for Place 4; and

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SCHERTZ, TEXAS, THAT:

Section 1: That the Special Election of the City of Schertz, Texas held December 14, 2024, was duly called, that notice of such election was given, and that such election was held in accordance with law.

Section 2: That the tabulation of votes cast to elect one Councilmember for Place 4 in the Special Election held on December 14, 2024, as shown in the official canvass of the returns of said Special Election shown below reflects the following results:

	Early Voting			Election Day				
	Bexar	Comal	Guadalupe	Bexar	Comal	Guadalupe	Total Votes Cast	Vote %
City Council Place 4								
Tim Dusek								
Benjamin Guerrero								
Heather Stamper								
Paula Del Toro								
Tyrone Taylor								
Total Votes Cast								
	Early Voting:			Election Day:			Total Votes Cast	

Section 3. The City Council finds that the results of the Special Election as set forth above reflect the reported votes, and the canvass of votes is hereby approved.

Section 4. The total of votes cast during early voting was ____ by personal appearance and absentee, and ____ votes were cast on Election Day. The total number of votes cast in this election was ____

Section 5. The canvass and tabulations of votes cast at the December 14, 2024, Special Election reflect that no candidate for Councilmember Place 4 received sufficient votes to be elected to the city council. It is necessary in conformity with the City Charter and the Texas Election Code, as amended, to call a runoff election for the purpose of voting upon candidates to fill the Councilmember Place 4 on the City Council.

Section 6. The recitals contained in the preamble hereof are hereby found to be true, and such recitals are hereby made a part of this Resolution for all purposes and are adopted as a part of the judgment and findings of the City Council.

Section 7. All resolutions, or parts thereof, which are in conflict or inconsistent with any provision of this Resolution are hereby repealed to the extent of such conflict, and the provisions of this Resolution shall be and remain controlling as to the matters resolved herein.

Section 8. This Resolution shall be construed and enforced in accordance with the laws of the State of Texas and the United States of America.

Section 9. If any provision of this Resolution or the application thereof to any person or circumstance shall be held to be invalid, the remainder of this Resolution and the application of such provision to other persons and circumstances shall nevertheless be valid, and the City Council hereby declares that this Resolution would have been enacted without such invalid provision.

Section 10. It is officially found, determined, and declared that the meeting at which this Resolution is adopted was open to the public and public notice of the time, place, and subject matter of the public business to be considered at such meeting, including this Resolution, was given, all as required by Chapter 551, Texas Government Code, as amended.

Section 11. This Resolution shall be in force and effect from and after its final passage, and it is so resolved.

PASSED, APPROVED AND ADOPTED this _____ day of _____ 2024.

City of Schertz

Ralph Gutierrez, Mayor

ATTEST:

Sheila Edmondson, City Secretary

EXHIBIT A

UNOFFICIAL ELECTION RESULTS DECEMBER 19, 2024

City Council Place 4	BBM	Early Voting	Election Day	Total Votes	Vote %
Tim Dusek				-	#DIV/0!
Benjamin Guerrero				-	#DIV/0!
Heather Stamper				-	#DIV/0!
Paula Del Toro				-	#DIV/0!
Tyrone Taylor				-	#DIV/0!
Total Votes Cast	193	429	-	622	

CITY COUNCIL MEMORANDUM

City Council Meeting: December 17, 2024
Department: City Secretary
Subject: Oath of Office - City Council Place 4

BACKGROUND

If one candidate receives sufficient votes to be elected in accordance with State law and City Charter, the oath of office will be administered.

GOAL

COMMUNITY BENEFIT

SUMMARY OF RECOMMENDED ACTION

RECOMMENDATION

CITY COUNCIL MEMORANDUM

City Council Meeting: December 17, 2024
Department: City Secretary
Subject: Resolution 24-R-163 Approving a Resolution to call for a Runoff Election on January 18, 2025, with Guadalupe County, Bexar County and Comal County and approving the Guadalupe County Election Contract stating that Guadalupe County will oversee the entire Runoff Election. (Mayor/Council/S.Edmondson)

Attachments

Res 24-R-163 Call for Runoff
Exhibit B - Notice of Runoff Election
Exhibit A - Unofficial Election Results

RESOLUTION NO. 24-R-163

A RESOLUTION BY THE CITY COUNCIL OF SCHERTZ, TEXAS, ORDERING A RUNOFF ELECTION TO BE HELD ON JANUARY 18, 2025, FOR CITY COUNCIL PLACE 4 AND OTHER MATTERS IN CONNECTION THEREWITH.

WHEREAS, on the 24th day of September 2024, the City Council of the City of Schertz, through adoption of Resolution 24-R-129, ordered a Special Election to be held in said City on the 14th day of December 2024, in accordance with the provisions of the Charter of said city, for the purpose of electing one Councilmember for Place 4 to complete the term ending November 2026; and

WHEREAS, pursuant to Texas Election Code Sec. 2.021 through 2.023, if no candidate for a place on City Council receives a majority of the vote a runoff election is required between the candidates who receive the highest and second highest number of votes; and

WHEREAS, pursuant to Schertz City Charter Section 9.03, in the event no candidate for an elective office receives a majority of the votes cast for that place in the general or special election, a runoff election shall be held between the two (2) candidates who received the greater number of votes; and

WHEREAS, a canvassing of the returns and declaring the results of a Special Election held on December 14, 2024, was approved by the City Council on December 17, 2024; and

WHEREAS, the canvass determined that, in the race for Council Member Place 4, no candidate received a majority of the votes cast; and

WHEREAS, the two candidates receiving the highest number of votes for the office of Council Member Place 4 were _____ and _____; and

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SCHERTZ, TEXAS:

Section 1. That the City Council of the City of Schertz finds and declares the results of such election as per Exhibit A attached to this resolution.

Section 2. That a runoff election is hereby ordered to be held Saturday, January 18, 2025, for the purpose of electing Council member Place 4 and

Section 3. That in accordance with Section 2.026, Notices of the Run-off Election shall be posted on the bulletin board at the Hal Baldwin Municipal Complex 1400 Schertz Parkway and on the city's website, and a like copy shall be published not later than the 15th day before Election Day in the newspaper of general circulation.

Section 4. That the terms and conditions of the joint election agreement and contract with Bexar, Comal, and Guadalupe Counties, adopted on the 24th day of September 2024, through the adoption of Resolution No. 24-R-129, shall remain in full force and effective for the City of Schertz Runoff election; and

Section 5. That Guadalupe County will oversee the City of Schertz Runoff Election for January 18, 2025 (Counties: Guadalupe, Bexar, and Comal) with a Guadalupe County Election contract and shall be responsible for the appointment of the presiding judge and alternate judge for each polling location in accordance with Chapter 32 of the Texas Election Code and may employ other personnel necessary for the proper administration of the election; and

Section 6. That election day voting will be 7 a.m. through 7 p.m., and locations of the polling places are designated in Exhibit B attached to this resolution, but which locations may be changed by Guadalupe County, and which changes if any, are hereby made part of this resolution referenced and can be found by visiting the Guadalupe County Elections webpage at <http://www.co.guadalupe.tx.us/elections/index.php>; and visiting the City of Schertz webpage at www.schertz.com or contacting:

Lisa Hayes
Guadalupe County Elections Administrator
215 S. Milam, Sequin TX 78155
830-303-6363

Section 7. That the last day to vote for the January 18, 2025, City of Schertz Runoff Election is January 18, 2025.

Section 8. That applications for ballots by mail must be received no later than 5:00 p.m., January 18, 2025:

Guadalupe County
Lisa Hayes
Guadalupe County Elections Administrator
215 S. Milam, Sequin TX 78155

Section 9. The recitals contained in the preamble hereof are hereby found to be true, and such recitals are hereby made a part of this Resolution for all purposes and are adopted as a part of the judgment and findings of the City Council.

Section 10. All resolutions, or parts thereof, which are in conflict or inconsistent with any provision of this Resolution are hereby repealed to the extent of such conflict, and the provisions of this Resolution shall be and remain controlling as to the matters resolved herein.

Section 11. This Resolution shall be construed and enforced in accordance with the laws of the State of Texas and the United States of America.

Section 12. If any provision of this Resolution or the application thereof to any person or circumstance shall be held to be invalid, the remainder of this Resolution and the application of such provision to other persons and circumstances shall nevertheless be valid, and the City Council hereby declares that this Resolution would have been enacted without such invalid provision.

Section 13. It is officially found, determined, and declared that the meeting at which this Resolution is adopted was open to the public and public notice of the time, place, and subject matter of the public business to be considered at such meeting, including this Resolution, was given, all as required by Chapter 551, Texas Government Code, as amended.

Section 14. This Resolution shall be in force and effect from and after its final passage, and it is so resolved.

PASSED AND ADOPTED, this _____ day of _____ 2024.

CITY OF SCHERTZ, TEXAS

Ralph Gutierrez, Mayor

ATTEST:

Sheila Edmondson, City Secretary

Exhibit B

January 18, 2025 City of Schertz Runoff Election

Notice is hereby given that the polling places listed below will be open from 7:00 a.m. to 7:00 p.m., January 18, 2025, for voting in the runoff election to a Councilmember for Place 4. (Por la presente se notifica que los lugares de elección que se enumeran a continuación estarán abiertos de 7:00 a.m a las 7:00 p.m. el 18 de enero de 2025, para votar en la elección desempate (de segunda vuelta) para un Concejal para el Lugar 4.)

Election Day Location for the City of Schertz January 18, 2025, Runoff Election

(Lugar del día de las elecciones para la Ciudad de Schertz 18 de enero de 2025 elección de segunda vuelta)

Polls open 7:00 a.m. – 7:00 p.m.

(Las urnas abren de 7:00 a.m. a 7:00 p.m)

City of Schertz Election Day Location

Schertz Community Center

1400 Schertz Parkway

Schertz, Texas 78154

Bexar, Comal & Guadalupe County Voters

(Votantes de los Condados de Bexar, Comal y Guadalupe)

Early Voting

(votación anticipada)

Locations of Early Voting Polling Places: Early voting by personal appearance will be conducted as listed below: (Ubicaciones de los lugares de votación anticipada: La votación anticipada en persona se llevará a cabo como se indica a continuación:)

Early Voting Dates and Hours

(fechas y horas de votación anticipada)

Thursday, January 2nd and Friday, January 3rd, 20258:00 a.m. – 5:00 p.m.

Jueves, 2 de enero 2025 y el viernes, 3 de enero de 2025.....8:00 a.m. – 5:00 p.m.

Monday, January 6th through Friday, January 10th, 20258:00 a.m. – 5:00 p.m.

Lunes, 6 de enero de 2025 hasta viernes, 10 de enero de 2025.....8:00 a.m. – 5:00 p.m.

Monday, January 13th and Tuesday, January 14th, 20258:00 a.m. – 5:00 p.m.

Lunes, 13 de enero 2025 y el martes, 14 de enero de 2025.....8:00 a.m. – 5:00 p.m.

Main Early Voting Location
(Ubicación de la sucursal de votación anticipada)

Guadalupe County Elections Office
(Oficina de Elecciones del Condado de Guadalupe)
215 S. Milam St., Seguin, TX 78155
Phone (Teléfono) - 830-303-6363

Applications for ballots by mail shall be mailed to: (Las solicitudes de boletas de votación por correo se enviarán a:)

Guadalupe County Early Voting Clerk, Lisa Hayes
Secretaría del Condado de Guadalupe, Lisa Hayes
P.O. Box 1346
Seguin, Texas 78156-1346
Email (correo electrónico):
Website (sitio web):

Applications for ballots by mail must be received no later than the close of business on *Tuesday, January 7, 2025*. (Las solicitudes de boletas por correo deben recibirse no mas tarde del cierre de operaciones del martes 7 de enero de 2025.)

Early Voting Branch Location
(Ubicación de la sucursal de votación anticipada)

Schertz Community Center
1400 Schertz Parkway
Schertz, Texas 78154

EXHIBIT A

UNOFFICIAL ELECTION RESULTS DECEMBER 19, 2024

City Council Place 4	BBM	Early Voting	Election Day	Total Votes	Vote %
Tim Dusek				-	#DIV/0!
Benjamin Guerrero				-	#DIV/0!
Heather Stamper				-	#DIV/0!
Paula Del Toro				-	#DIV/0!
Tyrone Taylor				-	#DIV/0!
Total Votes Cast	193	429	-	622	

CITY COUNCIL MEMORANDUM

City Council Meeting: December 17, 2024
Department: Engineering
Subject: Resolution No. 24-R-164 - Authorizing Professional Service Agreements with Freeland Turk Engineering Group, LLC, Halff Associates, Inc., Kimley-Horn and Associates, Inc., Unintech Consulting Engineers, Inc., and Utility Engineering Group, PLLC, for on-call engineering services. (B. James/K. Woodlee)

BACKGROUND

The City of Schertz released a Request for Qualifications (RFQ) for on-call engineering services in the fall of this year. Responses were received from 27 firms. Seven responses were disqualified because of technical deficiencies. A panel of four City Staff representatives from the Engineering and Public Works Departments reviewed in detail each of the remaining 20 eligible responses and scored the submittals on the following criteria:

- Statement of Interest and Qualifications
- General Information and Firm's Ability to Perform Work
- Project Team
- Representative Projects
- References

The firms were ranked as a result of score tabulation and the top five firms were selected to be recommended for award of on-call contracts.

It is recommended that the City award On-Call Engineering Services Agreements to the following consulting engineering firms:

- Freeland Turk Engineering Group, LLC
- Halff Associates, Inc.
- Kimley-Horn and Associates, Inc.
- Unintech Consulting Engineers, Inc.
- Utility Engineering Group, PLLC

Having this group of firms available for consultation allows the City to use the most qualified firm for each particular project based on the particular engineering qualifications and experience without having to go through a separate request for qualification (RFQ) process for each task or project for which professional engineering services are needed.

Projects may be related to, but not necessarily limited to, water transmission and distribution, wastewater collection and conveyance, roadways, drainage facilities, and site work. Projects may include:

- Design, Permitting, Bidding and Negotiations, Construction Phase Services;
- Plan Review;
- Resident Project Representative or Inspections Services;
- Studies and Reports; and
- Other related professional services.

Once a project is identified and consulting services are needed, Staff will determine which of the already vetted and qualified firms is best suited for the project. A task order agreement including the specific project scope, fee, and schedule will be negotiated and implemented. As has been the case, for any agreement for which the cost may exceed \$50,000, Staff will seek Council authorization.

The agreements for On-Call Engineering Services will remain in force for three years: January 1, 2025 through December 31, 2027 with the option to renew the contract for up to two additional years.

GOAL

The goal of Resolution 24-R-164 is to authorize the City Manager to execute agreements with Unintech Consulting Engineering, Inc., Halff Associates, Inc., Kimley-Horn and Associates, Inc., Utility Engineering Group, PLLC, and Freeland Turk Engineering Group, LLC, for on-call consulting engineering-related services.

COMMUNITY BENEFIT

The City will be able to issue a task order to a vetted, qualified firm for each particular project without going through a time-consuming RFQ process each time. That will result in an effective and efficient operational process.

SUMMARY OF RECOMMENDED ACTION

It is recommended that Council approve Resolution 24-R-164, granting authorization and approval of master service agreements with five engineering consulting firms for on-call services.

RECOMMENDATION

Approve Resolution 24-R-164.

Attachments

Resolution 24-R-128 with Attachments

RFQ Scoring Summary

RESOLUTION NO. 24-R-164

A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF SCHERTZ, TEXAS, AUTHORIZING AND APPROVING PROFESSIONAL SERVICES AGREEMENTS WITH FREELAND TURK ENGINEERING GROUP, LLC, HALFF ASSOCIATES, INC., KIMLEY-HORN AND ASSOCIATES, INC., UNINTECH CONSULTING ENGINEERS, INC., AND UTILITY ENGINEERING GROUP, PLLC, FOR ON-CALL ENGINEERING SERVICES AND ALL MATTERS IN CONNECTION THEREWITH

WHEREAS, the City staff of the City of Schertz (the “City”) has determined that the City requires a professional services agreement with qualified firms, relating to on-call engineering services for the City; and

WHEREAS, City staff has determined that Freeland Turk Engineering Group, LLC, Halff Associates, Inc., Kimley-Horn and Associates, Inc., Unintech Consulting Engineers, Inc., and Utility Engineering Group, PLLC, are qualified to provide such services for the City; and

WHEREAS, the City Council has determined that it is in the best interest of the City to contract with Freeland Turk Engineering Group, LLC, Halff Associates, Inc., Kimley-Horn and Associates, Inc., Unintech Consulting Engineers, Inc., and Utility Engineering Group, PLLC, pursuant to the Professional Services Agreement for Engineering Services attached hereto as Exhibit A (the “Agreement”).

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SCHERTZ, TEXAS THAT:

Section 1. The City Council hereby authorizes the City Manager to execute and deliver the Professional Services Agreements with Freeland Turk Engineering Group, LLC, Halff Associates, Inc., Kimley-Horn and Associates, Inc., Unintech Consulting Engineers, Inc., and Utility Engineering Group, PLLC, in substantially the form set forth on Exhibit A.

Section 2. The recitals contained in the preamble hereof are hereby found to be true, and such recitals are hereby made a part of this Resolution for all purposes and are adopted as a part of the judgment and findings of the City Council.

Section 3. All resolutions, or parts thereof, which are in conflict or inconsistent with any provision of this Resolution are hereby repealed to the extent of such conflict, and the provisions of this Resolution shall be and remain controlling as to the matters resolved herein.

Section 4. This Resolution shall be construed and enforced in accordance with the laws of the State of Texas and the United States of America.

Section 5. If any provision of this Resolution or the application thereof to any person or circumstance shall be held to be invalid, the remainder of this Resolution and the application of such provision to other persons and circumstances shall nevertheless be valid, and the City

Council hereby declares that this Resolution would have been enacted without such invalid provision.

Section 6. It is officially found, determined, and declared that the meeting at which this Resolution is adopted was open to the public and public notice of the time, place, and subject matter of the public business to be considered at such meeting, including this Resolution, was given, all as required by Chapter 551, Texas Government Code, as amended.

Section 7. This Resolution shall be in force and effect from and after its final passage, and it is so resolved.

PASSED AND ADOPTED, this __ day of _____, 2024.

CITY OF SCHERTZ, TEXAS

Ralph Gutierrez, Mayor

ATTEST:

Sheila Edmondson, City Secretary

(CITY SEAL)

EXHIBIT A

AGREEMENT BETWEEN OWNER AND ENGINEER FOR PROFESSIONAL SERVICES

This document has important legal consequences; consultation with an attorney is encouraged with respect to its use or modification. This document should be adapted to the particular circumstances of the specific Agreement between Owner and Engineer, and the controlling Laws and Regulations.

EJCDC® E-505, Agreement between Owner and Engineer for Professional Services—Task Order Edition, is published in four parts: (1) the Main Agreement (general provisions governing all Task Orders)(see below); (2) the Exhibits to Main Agreement; (3) the Task Order Form; and (4) the Exhibits to Task Order. The Main Agreement contains a Guidelines for Use section that pertains to all four parts of E-505.

AGREEMENT BETWEEN OWNER AND ENGINEER FOR PROFESSIONAL SERVICES— TASK ORDER EDITION

PART 1 OF 4: MAIN AGREEMENT

NOTE: THE CITY OF SCHERTZ, TEXAS HAS MODIFIED THIS DOCUMENT. THE MODIFIED LANGUAGE IS INDICATED BY STRIKEOUT AND/OR UNDERLINING

Prepared by



Copyright© 2020

National Society of Professional Engineers
1420 King Street, Alexandria, VA 22314-2794
(703) 684-2882
www.nspe.org

American Council of Engineering Companies
1015 15th Street N.W., Washington, DC 20005
(202) 347-7474
www.acec.org

American Society of Civil Engineers
1801 Alexander Bell Drive, Reston, VA 20191-4400
(800) 548-2723
www.asce.org

The copyright for this EJCDC document is owned jointly by the three sponsoring organizations listed above. The National Society of Professional Engineers is the Copyright Administrator for the EJCDC documents; please direct all inquiries regarding EJCDC copyrights to NSPE.

The use of this document is governed by the terms of the License Agreement for the 2020 EJCDC® Engineering Series Documents.

NOTE: EJCDC publications may be purchased at www.ejcdc.org, or from any of the sponsoring organizations above.

AGREEMENT BETWEEN OWNER AND ENGINEER FOR PROFESSIONAL SERVICES—TASK ORDER EDITION

MAIN AGREEMENT

TABLE OF CONTENTS

	Page
Article 1— SERVICES OF ENGINEER	1
1.01 General.....	1
1.02 Task Order Procedure	1
1.03 Management of Engineering Services	2
1.04 Sequencing and Coordination.....	33334
Article 2— OWNER’S RESPONSIBILITIES	33334
2.01 Application of Owner’s Responsibilities	33334
2.02 Project Information.....	33334
2.03 Owner’s Instructions Regarding Bidding and Construction Contract Documents.....	55556
2.04 Owner-Furnished Services	66667
2.05 Owner’s General Responsibilities	66667
2.06 Payment	88889
Article 3— TERM AND TIMES FOR RENDERING SERVICES	88889
3.01 Term	88889
3.02 Commencement.....	88889
3.03 Time for Completion	88889
Article 4— INVOICES AND PAYMENTS.....	999910
4.01 Invoices	999910
4.02 Payments.....	999910
4.03 Basis of Compensation.....	1010101011
4.04 Explanation of Compensation Methods	1010101011
4.05 Reimbursable Expenses	1212121213
4.06 Other Provisions Concerning Payment	1212121213
Article 5— OPINIONS OF COST	1313131314
5.01 Opinions of Probable Construction Cost.....	1313131314

5.02	Opinions of Total Project Costs.....	<u>1313131314</u>
Article 6— GENERAL CONSIDERATIONS		<u>1313131314</u>
6.01	Standards of Performance	<u>1313131314</u>
6.02	Ownership and Use of Documents	<u>1616161617</u>
6.03	Electronic Transmittals	<u>1717171719</u>
6.04	Insurance.....	<u>1717171719</u>
6.05	Suspension and Termination	<u>1919191921</u>
6.06	Successors, Assigns, and Beneficiaries.....	<u>2121212123</u>
6.07	Dispute Resolution.....	<u>2121212123</u>
6.08	Controlling Law; Venue	<u>2222222224</u>
6.09	Environmental Condition of Site	<u>2222222224</u>
6.10	Indemnification and Mutual Waiver	<u>2323232325</u>
6.11	Records Retention.....	<u>2424242427</u>
6.12	Miscellaneous Provisions	<u>2424242427</u>
Article 7— DEFINITIONS.....		<u>2525252527</u>
7.01	Defined Terms.....	<u>2525252527</u>
Article 8— EXHIBITS AND APPENDICES TO MAIN AGREEMENT; TASK ORDER FORM; EXHIBITS TO TASK ORDER; SPECIAL PROVISIONS		<u>3030303033</u>
8.01	Exhibits to Main Agreement	<u>3030303033</u>
8.02	Appendices to Main Agreement	<u>3131313133</u>
8.03	Resource Documents: Task Order Form and Exhibits to Task Order.....	<u>3131313134</u>
8.04	Executed Task Orders and Their Exhibits.....	<u>3131313134</u>
8.05	Total Agreement; Amendments to Main Agreement and Task Orders.....	<u>3131313134</u>
8.06	Designated Representatives	<u>3131313134</u>
8.07	Engineer's Certifications	<u>3232323234</u>
8.08	Conflict of Interest	<u>3232323235</u>

AGREEMENT BETWEEN OWNER AND ENGINEER FOR PROFESSIONAL SERVICES—TASK ORDER EDITION

MAIN AGREEMENT

This Main Agreement is a part of the Agreement between **City of Schertz** (Owner) and **[Name of Engineer]** (Engineer). Other terms used in the Agreement are defined in Article 7.

From time to time Owner may request that Engineer provide professional services for Specific Projects. Each engagement will be documented by a Task Order. This Main Agreement sets forth the general terms and conditions that apply to all duly executed Task Orders.

Owner and Engineer further agree as follows:

ARTICLE 1—SERVICES OF ENGINEER

1.01 General

- A. Engineer's services will be detailed in a duly executed Task Order for each Specific Project, or for a portion of a Specific Project.
- B. The Main Agreement is not a commitment by Owner to issue any Task Orders.
- C. Engineer will not be obligated to perform any prospective Task Order unless and until (1) Owner and Engineer agree to the particulars of the assignment, including the scope of Engineer's services, time for performance, Engineer's compensation, and all other appropriate matters, and include such particulars in the Task Order, and (2) Owner and Engineer both sign the Task Order.
- D. Each duly executed Task Order will be subject to the terms and conditions of (a) this Main Agreement; (b) the Main Agreement's exhibits; (c) any executed written amendments of the Main Agreement (see Exhibit C); (d) the specific Task Order itself; (e) the specific Task Order's exhibits; and (f) any amendments or modifications of the specific Task Order.

1.02 Task Order Procedure

- A. The general recommended format of a Task Order is presented in the accompanying Task Order Form. Commonly-used Task Order exhibits are presented in the accompanying Exhibits to Task Order document.
- B. Each specific Task Order will indicate:
 - 1. Project Background Data;
 - 2. Specific services to be performed by Engineer ("Scope"), including key deliverables;
 - 3. Additions or Modifications to Owner's Responsibilities;
 - 4. Task Order Schedule;

Main Agreement.

EJCDC® E-505, Agreement between Owner and Engineer for Professional Services—Task Order Edition.
Copyright © 2020 National Society of Professional Engineers, American Council of Engineering Companies,
and American Society of Civil Engineers. All rights reserved.

5. Engineer's Compensation for Task Order; and
 6. Primary Subconsultants, if any.
- C. With respect to the Engineer's scope of services under a specific Task Order, each specific Task Order will either (1) be accompanied by and incorporate an Exhibit A, "Engineer's Services Under Task Order," and Exhibit B, "Deliverables Schedule," prepared for the specific Task Order, or (2) state a customized scope of services and deliverables schedule in the Task Order document itself or in an attachment.
- D. Upon signature of the Task Order by both parties (but no earlier than the Effective Date of the specific Task Order), Engineer will commence performance and furnish, or cause to be furnished, the services authorized by the Task Order.
- E. Task Orders may be amended as set forth in Paragraph 8.05.B of this Main Agreement.

1.03 Management of Engineering Services

- A. All phases of Engineer's services under each Task Order will include management of Engineer's Specific Project responsibilities, including but not limited to the following management tasks, whether separately tracked and itemized or included as being incidental to other phase and scope task items.
1. Develop and submit an Engineering Services Schedule. The Engineering Services Schedule will:
 - a. be consistent with and serve as a supplement to the Schedule of Deliverables set forth in Exhibit B to Task Order.
 - b. be updated on a regular basis, and as required to reflect any programmatic decisions by Owner.
 - c. include, but not be limited to, an anticipated sequence of tasks; estimates of task duration; interrelationships among tasks; milestone meetings and submittals; anticipated schedule of construction; and other pertinent Project events.
 2. Develop and submit detailed work plans from Exhibit A to Task Order tasks.
 3. Coordinate services within Engineer's internal team, and with Subconsultants and Engineer's Subcontractors.
 4. Prepare for and participate in meetings with consultants and contractors working on other parts of the Specific Project that may affect, or be affected by, Engineer's services or resulting construction.
 5. Prepare and submit monthly engineering services progress reports to the Owner. Include a summary of services performed in period, expected progress in next period, percent completion of current tasks, and a description of major issues or concerns.
 6. Special Invoicing: In addition to, or as a substitute for, Engineer's standard invoicing, for each invoice provide the specified additional information or documentation, following the invoicing procedures indicated: not applicable.
 7. Conduct ongoing management tasks, including:

- a. Maintaining communications records and files pertaining to or arising from Engineer's services;
 - b. With respect to Engineer's services and other directly relevant parts of the Specific Project, prepare for and participate in periodic progress meetings with Owner to discuss progress, schedule, budget, issues, potential problems and their resolution; and
 - c. Preparing agendas prior to and minutes following all Engineer-led meetings.
- B. Unless a different standard is expressly set forth in a specific Task Order, in all phases of Engineer's services, Engineer shall prepare draft and final Drawings in accordance with Engineer's CAD standards. If the Owner requests electronic CAD drawings, the drawing shall be provided to the Owner in AutoCAD format. Owner review and approval of drawings and other submittals shall be via the Owner's electronic permitting software, CityView. Documents shall be uploaded in PDF format via the Owner's online portal.
- C. The source documents for the draft and final Specifications in all phases of Engineer's services will be Owner's standard specifications, unless a different source document is expressly identified in the specific Task Order.

1.04 Sequencing and Coordination

- A. For each Task Order, the Work to be designed or specified by Engineer, upon which the Engineer's scope has been established, will be performed or furnished under one prime Construction Contract, unless specified otherwise in the Task Order.
- B. If the Work designed or specified by Engineer under a specific Task Order is to be performed or furnished under more than one prime Construction Contract, or if Engineer's services are to be separately sequenced with the work of one or more of Owner's consultants or contractors (such as in the case of fast-tracking), then:
 - 1. the Task Order's Deliverables Schedule will account for the need to sequence and properly coordinate Engineer's services as applicable to the Work under the Construction Contracts; or
 - 2. If the Task Order does not address such sequencing and coordination, then Owner and Engineer will jointly develop a schedule for sequencing and coordination of services prior to commencement of final design services; this schedule is to be prepared and included in or become an amendment to the authorizing Task Order, whether the work under such contracts is to proceed concurrently or sequentially.

ARTICLE 2—OWNER'S RESPONSIBILITIES

2.01 Application of Owner's Responsibilities

- A. The responsibilities of Owner set forth in Article 2 apply to each Specific Project and each specific Task Order. Supplemental responsibilities of Owner applicable only to a specific Task Order may be stated in the specific Task Order.

2.02 Project Information

- A. To the extent Owner has not already provided the following, or has new, additional, or revised information from that previously provided, Owner shall provide Engineer with

Main Agreement.

EJCDC® E-505, Agreement between Owner and Engineer for Professional Services—Task Order Edition.
 Copyright© 2020 National Society of Professional Engineers, American Council of Engineering Companies,
 and American Society of Civil Engineers. All rights reserved.

information and data needed by Engineer in the performance of the Specific Project, including Owner's:

1. design objectives and constraints;
 2. space, capacity, and performance requirements;
 3. flexibility and expandability needs;
 4. design and construction standards;
 5. budgetary limitations; and
 6. any other available information pertinent to the Specific Project including reports and data relative to previous designs, construction, or investigation at or adjacent to the Site.
- B. Following Engineer's assessment of initially-available information and data and upon Engineer's request, Owner shall obtain, furnish, or otherwise make available (if necessary through retention of specialists or consultants) such additional information and data as is reasonably required to enable Engineer to complete its Basic and Additional Services under the Task Order; or, with consent of Engineer, Owner may authorize the Engineer to obtain or provide all or part of such additional information as Additional Services. Such additional information or data may include the following:
1. Property descriptions.
 2. Zoning, deed, and other land use restrictions.
 3. Surveys, Mapping, and Utility Documentation.
 4. Property, boundary, easement, right-of-way, and other special surveys or data, including establishing relevant reference points.
 5. Explorations and tests of subsurface conditions at or adjacent to the Site; geotechnical reports and investigations; drawings of physical conditions relating to existing surface or subsurface structures at the Site; hydrographic surveys, laboratory tests and inspections of samples, materials, and equipment; with appropriate professional interpretation of such information or data.
 6. Environmental assessments, audits, investigations, and impact statements, and other relevant environmental, historical, or cultural studies relevant to the Specific Project, the Site, and adjacent areas.
 7. Data or consultations as required for the specific Task Order but not otherwise identified in this Agreement.
- C. Owner shall examine all alternative solutions, studies, reports, sketches, Drawings, Specifications, proposals, and other documents presented by Engineer (including obtaining advice of an attorney, risk manager, insurance counselor, financial/municipal advisor, and other advisors or consultants as Owner deems appropriate with respect to such examination) and render in writing timely decisions pertaining thereto.
- D. If a specific Task Order requires Engineer to assist Owner in collating the various cost categories that comprise Total Project Costs, Owner shall furnish to Engineer data as to Owner's anticipated costs for services to be provided to Owner by others (including, but not

Main Agreement.

EJCDC® E-505, Agreement between Owner and Engineer for Professional Services—Task Order Edition.
Copyright© 2020 National Society of Professional Engineers, American Council of Engineering Companies,
and American Society of Civil Engineers. All rights reserved.

limited to, accounting, bond and financial, independent cost estimating, insurance counseling, and legal advice).

- E. Owner shall advise Engineer if any invention, design, process, product, or device that Owner has requested, required, or recommended for inclusion in the Drawings or Specifications prepared or furnished under a Task Order will be subject to payment (whether by Owner or Contractor) of any license fee or royalty to others, as required by patent rights or copyrights.
- F. Owner shall inform Engineer as to whether Engineer's assistance is requested with respect to Owner's evaluation of the possible use of Project Strategies, Technologies, and Techniques, as defined in Exhibit A to Task Order.
- G. Owner shall inform Engineer as to whether Engineer's assistance is requested in identifying opportunities for enhancing the sustainability of the Specific Project.

2.03 Owner's Instructions Regarding Bidding and Construction Contract Documents

- A. Owner shall give instructions to Engineer regarding Owner's procurement of construction services (including instructions regarding advertisements for bids, instructions to bidders, and requests for proposals, as applicable) and Owner's construction contract practices and requirements, and furnish to Engineer (or give specific directions requesting Engineer to use copies already in Engineer's possession) the following:
 - 1. Owner's standard contract forms, general conditions (if other than the current edition of EJCDC® C-700, Standard General Conditions of the Construction Contract), supplementary conditions, text, and related documents and content for Engineer to include in the draft bidding-related documents (or requests for proposals or other construction procurement documents), and in draft Construction Contract Documents;
 - 2. insurance and bonding requirements;
 - 3. protocols for electronic transmittals during bidding and construction;
 - 4. Owner's safety and security programs applicable to Contractor and other Constructors;
 - 5. diversity and other social responsibility requirements;
 - 6. bidding and contract requirements of funding, financing, or regulatory entities;
 - 7. other specific conditions applicable to the procurement of construction or contract documents;
 - 8. any other information necessary for Engineer to assist Owner in preparing, for each Specific Project, bidding-related documents (or requests for proposals or other construction procurement documents) and Construction Contract Documents.
- B. Owner shall have responsibility for the final content of (1) such bidding-related documents (or requests for proposals or other construction procurement documents), and (2) those portions of any Construction Contract other than the design (as set forth in the Drawings, Specifications, or otherwise) and other engineering or technical matters.
 - 1. Owner shall seek the advice of Owner's legal counsel, risk managers, and insurance advisors with respect to the drafting and content of such documents.
- C. Owner shall place and pay for advertisements for Bids in appropriate publications.

2.04 Owner-Furnished Services

- A. Recognizing and acknowledging that Engineer's services and expertise do not include the following services, Owner shall obtain, as required for each Specific Project:
 - 1. Accounting, bond and financial advisory services (including, if applicable, "municipal advisor" services as described in Section 975 of the Dodd-Frank Wall Street Reform and Consumer Protection Act (2010) and the municipal advisor registration rules issued by the Securities and Exchange Commission), independent cost estimating, and insurance counseling services.
 - 2. Legal services, including attorney review of proposed Construction Contract Documents, legal services required by Owner, legal services needed as a result of issues raised by Contractor, and Project-related legal services reasonably requested by Engineer.
 - 3. Auditing services, including those needed by Owner to ascertain how or for what purpose Contractor has used money paid to it.
- B. Owner shall provide the services of an independent testing laboratory to perform all inspections, tests, and approvals of samples, materials, and equipment required by the Construction Contract Documents (other than those required to be furnished or arranged by Contractor), or to evaluate the performance of materials, equipment, and facilities of Owner, prior to their incorporation into the Work with appropriate professional interpretation thereof. Owner shall provide Engineer with the findings and reports generated by testing laboratories, including findings and reports obtained from or through Contractor.
- C. Owner shall acquire or arrange for acquisition of the Site(s) and any temporary or permanent rights of access, easements, or property rights needed for each Specific Project.
- D. With respect to the portions or phases of each Specific Project designed or specified by Engineer, Owner shall provide, obtain, or arrange for:
 - 1. all required reviews, approvals, consents, and permits from governmental authorities having jurisdiction, and
 - 2. such reviews, approvals, and consents from others as may be necessary for completion of each portion or phase of the Specific Project.
- E. Owner may delegate to a Contractor or others the responsibilities set forth in Paragraphs 2.04.C and D.

2.05 Owner's General Responsibilities

- A. Owner shall inform Engineer of the policies, procedures, and requirements of Owner that are applicable to Engineer's performance of services under this Agreement and under each Task Order.
- B. Owner will provide Engineer with Owner's budget for each Specific Project, including type and source of funding to be used and will promptly inform Engineer if the budget or funding sources change.

- C. Owner shall inform Engineer in writing of any safety or security programs that are applicable to the personnel of Engineer, its Subconsultants, and Engineer's Subcontractors, as they visit the Site or otherwise perform services under this Agreement and under each Task Order.
- D. Owner shall arrange for safe access to and make all provisions for Engineer to enter upon public and private property as required for Engineer to perform services under this Agreement and under each Task Order.
- E. Owner shall provide necessary direction and make decisions, including prompt review of Engineer's submittals, and carry out its other responsibilities in a timely manner so as not to delay Engineer's performance of its services.
- F. Owner shall be responsible for all requirements and instructions that it furnishes to Engineer pursuant to this Agreement, and for the accuracy and completeness of all programs, reports, data, and other information furnished by Owner to Engineer pursuant to this Agreement or any Task Order. Engineer may use and rely upon such requirements, programs, instructions, reports, data, and information in performing or furnishing services under this Agreement or any Task Order, subject to any express limitations or reservations applicable to the furnished items.
- G. Owner shall give prompt written notice to Engineer whenever Owner observes or otherwise becomes aware of:
 - 1. any development that affects the scope or time of performance of Engineer's services;
 - 2. the presence at the Site of any Constituent of Concern; or
 - 3. any relevant, material defect or nonconformance in: (a) Engineer's services, (b) the Work, (c) the performance of any Constructor, or (d) Owner's performance of its responsibilities under this Agreement.
- H. Owner shall advise Engineer of the identity and scope of services of any independent consultants employed by Owner to perform or furnish services in regard to a Specific Project, including, but not limited to, cost estimating, project peer review, value engineering, and constructability review.
- I. If Owner designates a construction manager, site representative, or any individual or entity other than, or in addition to, Engineer to represent Owner at the Site, then Owner shall define and set forth, in an exhibit to the governing Task Order, the duties, responsibilities, and limitations of authority of such other party and the relation thereof to the duties, responsibilities, and authority of Engineer.
- J. Owner shall:
 - 1. Attend and participate in the pre-bid conference, bid opening, pre-construction conferences, construction progress and other job-related meetings, and Site visits to determine Substantial Completion and readiness of the completed Work for final payment.
 - 2. Primarily communicate with Engineer's Subcontractors and Subconsultants through the Engineer.
 - a. Promptly inform Engineer of the substance of any communications between Owner and Engineer's Subcontractors or Subconsultants.

Main Agreement.

- b. Refrain from directing the services of Engineer's Subcontractors or Subconsultants.
- 3. Authorize Engineer to provide Additional Services as set forth in Part 2 of Exhibit A of each Task Order, as required.
- 4. Perform or provide the following:
 - a. All other Owner responsibilities expressly identified in any Task Order, not otherwise set forth in this Agreement.

2.06 Payment

- A. Owner shall pay Engineer as set forth in each Task Order, pursuant to the applicable terms of Article 4.

ARTICLE 3—TERM AND TIMES FOR RENDERING SERVICES

3.01 Term

- A. This Agreement will be effective and applicable to Task Orders issued hereunder for three (3) years ~~from the Effective Date of the Agreement~~beginning on January 1, 2025 and subject to single two year extension at the discretion of the Owner.
- B. ~~The parties may extend or renew this Agreement, with or without changes, by written instrument establishing a new term.~~

3.02 Commencement

- A. Engineer is authorized to begin rendering services under a Task Order as of the Effective Date of the Task Order.

3.03 Time for Completion

- A. The Effective Date of the Task Order and the times for completing services or providing deliverables will be stated in each Task Order.
- B. If, through no fault of Engineer, such periods of time or dates are changed, or the orderly and continuous progress of Engineer's services is impaired, or Engineer's services are delayed or suspended, then the time for completion of Engineer's services, and the rates and amounts of Engineer's compensation, will be adjusted equitably.
- C. If Owner authorizes changes in the scope, extent, or character of a Specific Project, or of Engineer's services, then the time for completion of Engineer's services, and the rates and amounts of Engineer's compensation, will be adjusted equitably.
- D. If the Contract Times to complete the Work under a Construction Contract are extended beyond the period stated in the governing Task Order, Owner will pay Engineer for the additional services during the extension based on the Standard Hourly Rates Method of Payment.
- E. If Engineer fails, for reasons within the control of Engineer, to complete the performance required in a Task Order within the time set forth, as duly adjusted, then Owner shall be entitled, as its sole remedy, to the recovery of direct damages to the extent, if any, resulting from such failure by Engineer.

ARTICLE 4—INVOICES AND PAYMENTS

4.01 Invoices

- A. Preparation and Submittal of Invoices: Engineer shall prepare invoices in accordance with its standard invoicing practices; the terms of any progress reporting and special invoicing requirements in Paragraph 1.03, or as otherwise required in Exhibit A to the Task Order; and with the applicable terms of Appendix 1 to Main Agreement, Reimbursable Expenses Schedule, and Appendix 2 to Main Agreement, Standard Hourly Rates Schedule. Engineer shall submit its invoices to Owner on a monthly basis. Invoices are due and payable within 30 days of receipt.

4.02 Payments

- A. Application to Interest and Principal: Payment will be credited first to any interest owed to Engineer and then to principal.
- B. Disputed Invoices: If Owner disputes an invoice, either as to amount or entitlement, then Owner shall promptly advise Engineer in writing of the specific basis for doing so, may withhold only that portion so disputed, and must pay the undisputed portion, subject to the terms of Article 4. After a disputed item has been resolved, Engineer shall include the agreed-upon amount on a new invoice.
- C. Failure to Pay: If Owner fails to make any undisputed payment due Engineer within 30 days after receipt of Engineer's invoice, then:
 1. amounts due Engineer will be increased at the rate of 1.0% per month (or the maximum rate of interest permitted by law, if less) from said thirtieth day, and
 2. Engineer may, after giving 7 days' written notice to Owner, suspend services under this Agreement until Owner has paid in full amounts due. Owner waives any and all claims against Engineer for any such suspension.
- D. Sales or Use Taxes: If after the Effective Date of a Task Order any governmental entity takes an action that imposes additional sales or use taxes on Engineer's services or compensation under the Task Order, then Engineer may invoice such additional sales or use taxes for reimbursement by Owner. Owner shall reimburse Engineer for the cost of such invoiced additional sales or use taxes; such reimbursement will be in addition to the compensation to which Engineer is entitled under the terms of this Main Agreement and the specific Task Order.

Guidance Notes—

1. Paragraphs 4.03 through 4.06 are intended to serve all Task Orders issued under the Main Agreement. The specifics of Engineer's compensation under the Task Order are to be set out in the Task Order; the Task Order then references and incorporates the provisions of Article 4.
2. Paragraphs 4.03 and 4.04 describe three compensation methods that are available for incorporation in specific Task Orders, for Basic Services, Additional Services, and Resident Project Representative Services. If there is certainty when the Main Agreement is being prepared that one or more of the methods will never be used, for any Task Order or category of services, then appropriate portions of

the paragraphs may be deleted (for example, delete 4.03.B.3 and 4.04.C if Owner and Engineer are certain that Direct Labor Costs Times a Factor will never be used).

3. Paragraph 4.04 references two schedules (tables) that will be needed in most cases, and that are intended to be incorporated as part of the Main Agreement and to apply to all Task Orders: Appendix 1 for identification and rates for Reimbursable Expenses, and Appendix 2 for Standard Hourly Rates, which are often used for Additional Services. These schedules should be completed for the specific Main Agreement and attached (appended) as noted in Paragraphs 4.01 and 8.02.
4. If a method of compensation in addition to Lump Sum, Standard Hourly Rates, and Direct Labor Costs Times a Factor will be used for some or all Task Orders, revise Paragraphs 4.03 and 4.04 to include the method. Standard provisions for two other methods, Percentage of Construction Costs and Salary Costs Times a Factor, are provided in Exhibit J of EJCDC E-500.

4.03 Basis of Compensation

- A. The bases of compensation (compensation methods) for Basic Services (including if applicable the bases of compensation for individual phases of Basic Services) and for Additional Services must be identified in each specific Task Order (Task Order Form, Paragraph 6). Owner shall pay Engineer for services in accordance with the applicable basis of compensation.
- B. The three following bases of compensation are used for services under Task Orders, as identified in each specific Task Order:
 1. Lump Sum (plus any expenses expressly eligible for reimbursement)
 2. Standard Hourly Rates (plus any expenses expressly eligible for reimbursement)
 3. Direct Labor Costs Times a Factor (plus any expenses expressly eligible for reimbursement)
- C. The terms and conditions applicable to each of the three compensation methods are set forth in Paragraph 4.04.

4.04 Explanation of Compensation Methods

- A. Lump Sum
 1. Owner shall pay Engineer a Lump Sum amount for the specified category of services.
 2. The Lump Sum will include compensation for Engineer's services and services of Engineer's Subcontractors and Subconsultants, if any. The Lump Sum constitutes full and complete compensation for Engineer's services in the specified category, including labor costs, overhead, profit, expenses (other than those expenses expressly eligible for reimbursement, if any), and Engineer's Subcontractor and Subconsultant charges.
 3. In addition to the Lump Sum, Engineer is also entitled to reimbursement from Owner for the following expenses reasonably and necessarily incurred by Engineer in connection with the performing or furnishing of the services in the specified category (see Appendix 1 for rates or charges):
 - a. **[List reimbursable expenses here, or indicate "None."]**

4. The portion of the Lump Sum amount billed for Engineer's services will be based upon Engineer's estimate of the proportion of the total services completed during the billing period to the Lump Sum.
- B. Standard Hourly Rates
1. For the specified category of services, the Owner shall pay Engineer an amount equal to the cumulative hours charged to the Specific Project by each class of Engineer's employees times Standard Hourly Rates for each applicable billing class. Under this method, Engineer shall also be entitled to reimbursement from Owner for the expenses identified in Paragraph 4.05 below, and Appendix 1.
 2. Standard Hourly Rates include salaries and wages paid to personnel in each billing class plus the cost of customary and statutory benefits, general and administrative overhead, non-project operating costs, and operating margin or profit.
 3. Engineer's Reimbursable Expenses Schedule and Standard Hourly Rates are attached to this Agreement as Appendices 1 and 2.
 4. The total estimated compensation for the specified category of services will be stated in the Task Order. This total estimated compensation will incorporate all labor at Standard Hourly Rates, and reimbursable expenses (including Engineer's Subcontractor and Subconsultant charges, if any).
 5. The amounts billed will be based on the cumulative hours charged to the specified category of services on the Specific Project during the billing period by each class of Engineer's employees times Standard Hourly Rates for each applicable billing class, plus reimbursable expenses (including Engineer's Subcontractor and Subconsultant charges, if any).
 6. The Standard Hourly Rates and Reimbursable Expenses Schedule will be adjusted annually (as of **[Date]**) to reflect equitable changes in the compensation payable to Engineer.
- C. Direct Labor Costs Times a Factor
1. For the specified category of services, the Owner shall pay Engineer an amount equal to Engineer's Direct Labor Costs times a factor of **[Factor]** for the services of Engineer's employees engaged on the Specific Project. Direct Labor Costs means salaries and wages paid to employees but does not include payroll-related costs or benefits. Under this method, Engineer shall also be entitled to reimbursement from Owner for the expenses identified in Paragraph 4.05 below, and Appendix 1.
 2. Engineer's Reimbursable Expenses Schedule is attached to this Exhibit as Appendix 1.
 3. The total estimated compensation for the specified category of services must be stated in the Task Order. This total estimated compensation incorporates all labor, overhead, profit, and reimbursable expenses (including Consultant's charges, if any).
 4. The amounts billed will be based on the applicable Direct Labor Costs for the cumulative hours charged to the specified category of services on the Specific Project during the billing period times the above-designated Factor, plus reimbursable expenses (including Engineer's Subcontractor and Subconsultant charges, if any).

5. The Reimbursable Expenses Schedule, Direct Labor Costs, and the factor applied to Direct Labor Costs will be adjusted annually (as of **[Date]**) to reflect equitable changes in the compensation payable to Engineer.

4.05 Reimbursable Expenses

- A. Under the Lump Sum method basis of compensation to Engineer, unless expressly indicated otherwise the Lump Sum amount includes the following categories of expenses: transportation (including mileage), lodging, and subsistence incidental thereto; providing and maintaining field office facilities including furnishings and utilities; toll telephone calls, mobile phone services, and courier charges; reproduction of reports, Drawings, Specifications, bidding-related or other procurement documents, Construction Contract Documents, and similar Specific Project-related items; and Engineer's Subcontractor and Subconsultant charges. These expenses are not reimbursable under the Lump Sum method, unless expressly indicated otherwise in Paragraph 4.04.A.3 above.
- B. Expenses eligible for reimbursement under the Direct Labor Costs Times a Factor and Standard Hourly Rate methods of compensation include the following expenses reasonably and necessarily incurred by Engineer in connection with the performing or furnishing of Basic and Additional Services for the Task Order:
 1. Transportation (including mileage), lodging, and subsistence incidental thereto;
 2. Providing and maintaining field office facilities including furnishings and utilities;
 3. Toll telephone calls, mobile phone services, and courier services; reproduction of reports, Drawings, Specifications, bidding-related or other procurement documents, Construction Contract Documents, and similar Specific Project-related items;
 4. Consultant charges; and
 5. Other expenses identified in Appendix 1.
- C. Reimbursable expenses reasonably and necessarily incurred in connection with services provided under the Direct Labor Costs Times a Factor and Standard Hourly Rate methods must be paid at the rates set forth in Appendix 1, Reimbursable Expenses Schedule, subject to the factors set forth below.
- D. The amounts payable to Engineer for reimbursable expenses will be the Project-specific internal expenses actually incurred or allocated by Engineer, plus all invoiced external reimbursable expenses allocable to the Specific Project, the latter multiplied by a factor of **[Factor]**.
- E. Whenever Engineer is entitled to compensation for the charges of its Consultants, those charges will be the amount billed by such Consultants to Engineer times a factor of **[Factor]**.
- F. The external reimbursable expenses and Consultants' factors include Engineer's overhead and profit associated with Engineer's responsibility for the administration of such services and costs.

4.06 Other Provisions Concerning Payment

- A. Estimated Compensation Amounts

1. Engineer's estimate of the amounts that will become payable for services are only estimates for planning purposes, are not binding on the parties, and are not the minimum or maximum amounts payable to Engineer under the Agreement.
2. When estimated compensation amounts have been stated in a Task Order and it subsequently becomes apparent to Engineer that a compensation amount thus estimated will be exceeded, Engineer shall give Owner written notice thereof, allowing Owner to consider its options, including suspension or termination for Owner's convenience of Engineer's services under the Task Order. Upon notice, Owner and Engineer will promptly review the matter of services remaining to be performed and compensation for such services. Owner shall either exercise its right to suspend or terminate Engineer's services under the Task Order for Owner's convenience, agree to such compensation exceeding said estimated amount, or agree to a reduction in the remaining services to be rendered by Engineer, so that total compensation for such services will not exceed said estimated amount when such services are completed. If Owner decides not to suspend the Engineer's services during the negotiations and Engineer exceeds the estimated amount before Owner and Engineer have agreed to an increase in the compensation due Engineer or a reduction in the remaining services, then Engineer will be paid for all services rendered.

ARTICLE 5—OPINIONS OF COST

5.01 Opinions of Probable Construction Cost

- A. Engineer's opinions of probable Construction Cost (if any) are to be made on the basis of Engineer's experience, qualifications, recent bid results for similar work, and general familiarity with the construction industry. The same standards of performance in Section 6.01.A shall apply to the preparation of Engineer's opinions of probable Construction Cost. However, because Engineer has no control over the cost of labor, materials, equipment, or services furnished by others, or over contractors' methods of determining prices, or over competitive bidding or market conditions, Engineer cannot and does not guarantee that proposals, bids, or actual Construction Cost will not vary from opinions of probable Construction Cost prepared by Engineer. If Owner requires greater assurance as to probable Construction Cost, then Owner agrees to obtain an independent cost estimate.

5.02 Opinions of Total Project Costs

- A. The services, if any, of Engineer with respect to Total Project Costs will be limited to assisting the Owner in tabulating the various categories that comprise Total Project Costs. Engineer assumes no responsibility for the accuracy of any opinions of Total Project Costs.

ARTICLE 6—GENERAL CONSIDERATIONS

6.01 Standards of Performance

- A. The same degree of care, skill, and diligence shall be exercised in the performance of the Services as is ordinarily possessed and exercised by a member of the same profession, currently practicing, under similar circumstances. Engineer warrants and represents that it has the capability, experience, available personnel, and means required to perform the services contemplated by this Agreement. Services will be performed using personnel and equipment

Main Agreement.

EJCDC® E-505, Agreement between Owner and Engineer for Professional Services—Task Order Edition.
Copyright© 2020 National Society of Professional Engineers, American Council of Engineering Companies,
and American Society of Civil Engineers. All rights reserved.

~~qualified and/or suitable to perform the work requested by the Owner. Owner retains the right to report to Engineer any unsatisfactory performance of Engineer personnel for appropriate corrective action. Engineer shall comply with applicable federal, state, and local laws in connection with any work performed hereunder. No other warranty, express or implied, is included in this Agreement or in any Task Order, drawing, specification, report, opinion, or other instrument of service, in any form or media, produced in connection with the Services. Standard of Care: The standard of care for all professional engineering and related services performed or furnished by Engineer under this Agreement will be the care and skill ordinarily used by members of the subject profession practicing under similar circumstances at the same time and in the same locality. Engineer makes no warranties, express or implied, under this Agreement or otherwise, in connection with any services performed or furnished by Engineer.~~

- B. Technical Accuracy: Owner shall not be responsible for discovering deficiencies in the technical accuracy of Engineer's services. Engineer shall correct deficiencies in technical accuracy without additional compensation, unless such corrective action is directly attributable to deficiencies in Owner-furnished information.
- C. Engineer's Subcontractors and Subconsultants: Engineer may retain such Engineer's Subcontractors and Subconsultants as Engineer deems necessary to assist in the performance or furnishing of the services, subject to reasonable, timely, and substantive objections by Owner.
- D. Reliance on Others: Subject to the standard of care set forth in Paragraph 6.01.A, Engineer may use or rely upon design elements and information ordinarily or customarily furnished by others, including, but not limited to, specialty contractors, manufacturers, suppliers, and the publishers of technical standards.
- E. Compliance with Laws and Regulations, and Policies and Procedures
 - 1. Engineer and Owner shall comply with applicable Laws and Regulations.
 - 2. Engineer shall comply with the policies, procedures, and instructions of Owner that are applicable to Engineer's performance of services under this Agreement and that Owner provides to Engineer in writing, subject to the standard of care set forth in Paragraph 6.01.A, and to the extent compliance is not inconsistent with professional practice requirements.
 - 3. This Agreement is based on Laws and Regulations and Owner-provided written policies and procedures as of the Effective Date. The following may be the basis for modifications to Owner's responsibilities or to Engineer's scope of services, times of performance, or compensation:
 - a. changes after the Effective Date of the Task Order to Laws and Regulations,
 - b. the receipt by Engineer after the Effective Date of the Task Order of Owner-provided written policies and procedures, and
 - c. changes after the Effective Date of the Task Order to Owner-provided written policies or procedures.
- F. General Conditions of Construction Contract: The general conditions for any construction contract documents prepared hereunder are to be the current edition of EJCDC® C-700,

Main Agreement.

EJCDC® E-505, Agreement between Owner and Engineer for Professional Services—Task Order Edition.
Copyright© 2020 National Society of Professional Engineers, American Council of Engineering Companies,
and American Society of Civil Engineers. All rights reserved.

Standard General Conditions of the Construction Contract, prepared by the Engineers Joint Contract Documents Committee and as modified by the City of Schertz, unless expressly indicated otherwise in this Agreement.

Notes to User—Paragraph 6.01.G states as a general rule that if a specific Task Order requires Engineer to furnish Drawings and Specifications, Engineer will provide one signed/sealed electronic copy and one signed/sealed printed copy. Any broader or differing requirement applicable to all Task Orders should be made here; specific exceptions to the general rule may be made in the governing Task Order.

- G. Copies of Drawings and Specifications: If Engineer is required to prepare or furnish Drawings or Specifications under a specific Task Order, Engineer shall deliver to Owner at least one complete electronic copy of such Drawings and Specifications, signed and sealed according to applicable Laws and Regulations, **and one complete printed copy, duly signed and sealed.**
- H. Engineer shall not be required to sign any document, no matter by whom requested, that would result in Engineer having to certify, guarantee, or warrant conditions whose existence the Engineer cannot ascertain within the authorized scope of Engineer's services. Owner agrees not to make resolution of any dispute with Engineer or payment of any amount due to Engineer in any way contingent upon Engineer signing any such document.
- I. Engineer shall not at any time supervise, direct, control, or have authority over any Constructor's work, nor will Engineer have authority over or be responsible for the means, methods, techniques, sequences, or procedures of construction selected or used by any Constructor, or the safety precautions and programs incident thereto, for security or safety at the Site, nor for any failure of a Constructor to comply with Laws and Regulations applicable to that Constructor's furnishing and performing of its work. Engineer shall not be responsible for the acts or omissions of any Constructor.
- J. Engineer neither guarantees the performance of any Constructor nor assumes responsibility for any Constructor's failure to furnish and perform the Work in accordance with the Construction Contract Documents.
- K. Engineer shall not be responsible for any decision made regarding the Construction Contract Documents, or any application, interpretation, clarification, or modification of the Construction Contract Documents, other than those made by Engineer.
- L. Engineer is not required to provide and does not have any responsibility for surety bonding or insurance-related advice, recommendations, counseling, or research, or enforcement of construction insurance or surety bonding requirements.
- M. Engineer's services do not include providing legal advice or representation.
- N. Engineer's services do not include (1) serving as a "municipal advisor" for purposes of the registration requirements of Section 975 of the Dodd-Frank Wall Street Reform and Consumer Protection Act (2010) or the municipal advisor registration rules issued by the Securities and Exchange Commission, or (2) advising Owner, or any municipal entity or other person or entity, regarding municipal financial products or the issuance of municipal securities, including advice with respect to the structure, timing, terms, or other similar matters concerning such products or issuances.

- O. While at the Site, Engineer, its Subconsultants, and Engineer's Subcontractors, and their employees and representatives will comply with the applicable requirements of Contractor's and Owner's safety programs of which Engineer has been informed in writing.

6.02 Ownership and Use of Documents

~~A. Upon completion or termination of this Agreement, all documents prepared by the Professional or furnished to the Professional by the City shall be delivered to and become the property of the City. All drawings, charts, calculations, plans, specifications and other data, including electronic files and raw data, prepared under or pursuant to this Agreement shall be made available, upon request, to the City without restriction or limitation on the further use of such materials PROVIDED, HOWEVER, THAT SUCH MATERIALS ARE NOT INTENDED OR REPRESENTED TO BE SUITABLE FOR REUSE BY THE CITY OR OTHERS. ANY REUSE WITHOUT PRIOR VERIFICATION OR ADAPTATION BY THE ENGINEER FOR THE SPECIFIC PURPOSE INTENDED WILL BE AT THE CITY'S SOLE RISK AND WITHOUT LIABILITY TO THE ENGINEER. Where applicable, Engineer shall retain all pre-existing proprietary rights in the materials provided to the City but shall grant to the City a non-exclusive, perpetual, royalty-free license to use such proprietary information solely for the purposes for which the information was provided. The Engineer may, at Engineer's expense, have copies made of the documents or any other data furnished to the City under or pursuant to this Agreement. All Documents are instruments of service, and Engineer owns the Documents, including all associated copyrights and the right of reuse at the discretion of the Engineer. Engineer shall continue to own the Documents and all associated rights whether or not the Specific Project is completed.~~

~~A. If Engineer at Owner's request verifies the suitability of the Documents, completes them, or adapts them for extensions of the Specific Project or for any other purpose, then Owner shall compensate Engineer at rates or in an amount to be agreed upon by Owner and Engineer.~~

~~1. Owner may make and retain copies of Documents for information and reference in connection with the use of the Documents on the Specific Project.~~

~~1. Engineer grants Owner a limited license to use the Documents on the Specific Project, extensions of the Specific Project, and for related uses of the Owner, subject to receipt by Engineer of full payment due and owing for all services relating to preparation of the Documents, and subject to the following limitations:~~

~~d. Owner acknowledges that such Documents are not intended or represented to be suitable for use on the Specific Project unless completed by Engineer, or for use or reuse by Owner or others on extensions of the Specific Project, on any other project, or for any other use or purpose, without written verification or adaptation by Engineer;~~

~~e. any such use or reuse, or any modification of the Documents, without written verification, completion, or adaptation by Engineer, as appropriate for the specific purpose intended, will be at Owner's sole risk and without liability or legal exposure to Engineer or to its officers, directors, members, partners, agents, employees, and Subconsultants;~~

~~f. Owner shall indemnify and hold harmless Engineer and its officers, directors, members, partners, agents, employees, and Subconsultants from all claims, damages, losses, and expenses, including attorneys' fees, arising out of or resulting from any use, reuse, or~~

~~modification of the Documents without written verification, completion, or adaptation by Engineer; and~~

~~g.B. such limited license to Owner shall not create any rights in third parties.~~

6.03 Electronic Transmittals

- A. To the fullest extent practical, Owner and Engineer agree to transmit, and accept, all correspondence, Documents, text, data, drawings, information, and graphics related to each Specific Project, in electronic media or digital format, either directly, or through access to a secure Project website, in accordance with Exhibit F, Electronic Documents Protocol (EDP).
 - 1. Compliance with the EDP by Engineer shall be considered a Basic Service and no direct or separate compensation will be paid to Engineer for such compliance, unless provisions for separate compensation are expressly set forth in the EDP or in a specific Task Order.
 - 2. Engineer's costs directly attributable to changes in Engineer's Electronic Documents obligations, after the effective date of this Agreement, necessitated by revisions to Exhibit F, delayed adoption of Exhibit F, or implementation of other Electronic Documents protocols, will be compensated as Additional Services.
- B. If this Agreement does not include Exhibit F, or a specific Task Order expressly excludes the application of Exhibit F or otherwise does not establish or include protocols for transmittal of Electronic Documents by Electronic Means, then Owner and Engineer may operate without specific protocols or may jointly develop such protocols at a later date.
- C. Except as stated otherwise in Exhibit F (if included in this Agreement), when transmitting Electronic Documents by Electronic Means, the transmitting party makes no representations as to long term compatibility, usability, or readability of the Electronic Documents resulting from the recipient's use of software application packages, operating systems, or computer hardware differing from those used in the drafting or transmittal of the Electronic Documents, or from those established in applicable protocols.
- D. This Agreement (including the EDP) is not intended to create obligations for Owner or Engineer with respect to transmittals to or from third parties, except as expressly stated in the EDP.

6.04 Insurance

- A. Engineer shall procure and maintain insurance as set forth in Exhibit G.
- B. Additional Insureds: The Engineer's commercial general liability, automobile liability, and umbrella or excess liability policies, must:
 - 1. include and list as additional insureds Owner, and any individuals or entities identified as additional insureds in Exhibit G;
 - 2. include coverage for the respective officers, directors, members, partners, and employees of all such additional insureds;

3. afford primary coverage to these additional insureds for all claims covered thereby (including as applicable those arising from both ongoing and completed operations); and
4. not seek contribution from insurance maintained by the additional insured.

~~C. Owner shall procure and maintain insurance as set forth in Exhibit G.~~

~~D.C.~~ Owner shall require Contractor to purchase and maintain policies of insurance covering workers' compensation, general liability, motor vehicle damage and injuries, and other insurance necessary to protect Owner's and Engineer's interests in the Project. Owner shall require Contractor to cause Engineer, its Subconsultants, and Engineer's Subcontractors to be listed as additional insureds with respect to such liability insurance purchased and maintained by Contractor for the Project. Owner shall give Engineer access to any certificates of insurance and copies of endorsements and policies obtained by Owner from Contractor.

~~E.D.~~ Owner and Engineer shall ~~each~~ deliver ~~to the other~~ certificates of insurance evidencing the coverages indicated in Exhibit G. Such certificates must be furnished prior to commencement of Engineer's services and at renewals thereafter during the life of the Agreement.

~~1. Upon request by Owner or any other insured, Engineer shall also furnish other evidence of such required insurance, including but not limited to copies of policies, documentation of applicable self-insured retentions (if allowed) and deductibles, full disclosure of all relevant exclusions, and evidence of insurance required to be purchased and maintained by Subconsultants and Engineer's Subcontractors. In any documentation made available for review under this provision, Engineer may redact (a) any confidential premium or pricing information and (b) any wording specific to projects or jurisdictions other than those applicable to this Agreement.~~

~~F.E.~~ All construction contracts entered into by Owner with respect to a Specific Project must require builder's risk or similar property insurance.

~~G.F.~~ All policies of property insurance relating to a Specific Project, including but not limited to any builder's risk or similar policy, must allow for waiver of subrogation rights and contain provisions to the effect that in the event of payment of any loss or damage the insurers will have no rights of recovery against any insured thereunder or against Engineer, its Subconsultants, or Engineer's Subcontractors. Owner and Engineer waive all rights against each other, Contractor, Engineer's Subcontractors and Subconsultants, and the respective officers, directors, members, partners, employees, agents, consultants, and subcontractors of each and any of them, for all losses and damages caused by, arising out of, or resulting from any of the perils or causes of loss covered by any such builder's risk or similar policy and any other property insurance relating to the Specific Project. Owner and Engineer shall take appropriate measures in other Specific Project-related contracts to secure waivers of rights consistent with those set forth in this paragraph.

~~H.G.~~ All policies of insurance must contain a provision or endorsement that the coverage afforded will not be canceled, and that renewal will not be refused, until at least 10 days prior written notice has been given to the primary insured. Upon receipt of such notice, the primary insured must promptly forward a copy of the notice to the other party to this Agreement and replace the coverage being cancelled or reduced to conform to the requirements of this Agreement.

H. At any time, Owner may request that Engineer, or Engineer's Subcontractors or Subconsultants, at Owner's sole expense, provide additional insurance coverage, increased limits, or revised deductibles that are more protective than those specified in Exhibit G. If so, requested by Owner, and if commercially available, Engineer shall obtain and shall require Engineer's Subcontractors or Subconsultants to obtain such additional insurance coverage, different limits, or revised deductibles for such periods of time as requested by Owner, and Exhibit G will be supplemented to incorporate these requirements.

6.05 Suspension and Termination

A. Suspension

1. By Owner: Owner may suspend Engineer's services under a specific Task Order for up to 90 days upon 7 days' written notice to Engineer.
2. By Engineer: Engineer may, after giving 7 days' written notice to Owner, suspend services under a Task Order:
 - a. if Owner has failed to pay Engineer for invoiced services and expenses under that Task Order, as set forth in Paragraphs 4.02.B and 4.02.C;
 - b. in response to the presence of Constituents of Concern at the Site, as set forth in Paragraph 6.09.D; or
 - c. if persistent circumstances beyond the control of Engineer have prevented it from performing its obligations under the Task Order.
3. A suspension under a specific Task Order, whether by Owner or Engineer, does not affect the duty of the two parties to proceed with their obligations under other Task Orders.

B. Termination for Cause—Task Order

1. Either party may terminate a Task Order for cause upon 30 days' written notice in the event of substantial failure by the other party to perform in accordance with the terms of this Agreement and the specific Task Order, through no fault of the terminating party.
 - a. Notwithstanding the foregoing, the Task Order will not terminate under Paragraph 6.05.B.1 if the party receiving such notice begins, within 7 days of receipt of such notice, to correct its substantial failure to perform and proceeds diligently to cure such failure within no more than 30 days of receipt thereof; provided, however, that if and to the extent such substantial failure cannot be reasonably cured within such 30 day period, and if such party has diligently attempted to cure the same and thereafter continues diligently to cure the same, then the cure period provided for herein will extend up to, but in no case more than, 60 days after the date of receipt of the notice.
2. In addition to its termination rights in Paragraph 6.05.B.1, Engineer may terminate a Task Order for cause upon 7 days' written notice:
 - a. if Owner demands that Engineer furnish or perform services contrary to Engineer's responsibilities as a licensed professional;

- b. if the Engineer's services under the Task Order are delayed or suspended for more than 90 days for reasons beyond Engineer's control; or
 - c. as the result of the presence at or adjacent to the Site of undisclosed Constituents of Concern, as set forth in Paragraph 6.09.E.
- 3. Engineer will have no liability to Owner on account of any termination by Engineer for cause.
- C. Termination for Cause—Main Agreement: In the case of a default by Owner in its obligation to pay Engineer for its services under more than one specific Task Order, Engineer may request immediate payment of all amounts invoiced on other Task Orders, and may invoice Owner for continued services on such Task Orders on a two-week billing cycle, with payment due within one week of an invoice. If Owner fails to make such payments, then upon 7 days' notice Engineer may terminate this Main Agreement and all Task Orders.
- D. Termination for Convenience by Owner: Owner may terminate a Task Order or this Main Agreement for Owner's convenience, effective upon Engineer's receipt of notice from Owner.
- E. Effective Date of Termination: If Owner terminates the Main Agreement for cause or convenience, Owner may set the effective date of termination at a time up to 30 days later than otherwise provided to allow Engineer to demobilize personnel and equipment from the Site, to complete tasks whose value would otherwise be lost, to prepare notes as to the status of completed and uncompleted tasks, and to assemble project materials in orderly files. Engineer shall be entitled to compensation for such tasks.
- F. Payments Upon Termination: In the event of any termination under Paragraph 6.05, Engineer will be entitled to invoice Owner and to receive full payment for all services that have been performed or furnished in accordance with this Main Agreement and the specific Task Order, and all reimbursable expenses incurred through the effective date of termination. Upon making such payment, Owner will have the limited right to the use of Documents, at Owner's sole risk, subject to the provisions of Paragraph 6.02.A.
 - 1. If Owner has terminated a Task Order for cause and disputes Engineer's entitlement to compensation for services and reimbursement of expenses, then Engineer's entitlement to payment and Owner's rights to the use of the Documents will be resolved in accordance with the dispute resolution provisions of this Main Agreement or as otherwise agreed in writing.
 - 2. If Owner has terminated the Main Agreement for convenience, or if Engineer has terminated a Task Order for cause, then Engineer will be entitled, in addition to the payments identified above, to invoice Owner and receive payment of a reasonable amount for services and expenses directly attributable to termination, both before and after the effective date of termination, such as reassignment of personnel, costs of terminating contracts with Engineer's Subcontractors or Subconsultants, and other related close-out costs, using methods and rates for Additional Services as set forth in this Main Agreement.

6.06 Successors, Assigns, and Beneficiaries

- A. Owner and Engineer are hereby bound and the successors, executors, administrators, and legal representatives of Owner and Engineer (and to the extent permitted by Paragraph 6.06.B the assigns of Owner and Engineer) are hereby bound to the other party to this Agreement and to the successors, executors, administrators and legal representatives (and said assigns) of such other party, in respect of all covenants, agreements, and obligations of this Main Agreement and any Task Order issued under this Main Agreement.
- B. Neither Owner nor Engineer may assign, sublet, or transfer any rights under or interest (including, but without limitation, claims arising out of this Agreement or money that is due or may become due) in this Main Agreement, or in any Task Order, without the written consent of the other party, except to the extent that any assignment, subletting, or transfer is mandated by law. Unless specifically stated to the contrary in any written consent to an assignment, no assignment will release or discharge the assignor from any duty or responsibility under this Main Agreement or any Task Order.
- C. Unless expressly provided otherwise in this Main Agreement:
 - 1. All duties and responsibilities undertaken pursuant to this Main Agreement or any Task Order will be for the sole and exclusive benefit of Owner and Engineer and not for the benefit of any other party.
 - 2. Nothing in this Main Agreement or in any Task Order will be construed to create, impose, or give rise to any duty owed by Owner or Engineer to any Constructor, other third-party individual or entity, or to any surety for or employee of any of them.
 - 3. Owner agrees that the substance of the provisions of this Paragraph 6.06.C will appear in all Construction Contracts associated with this Main Agreement and its Task Orders.

6.07 Dispute Resolution

- A. Owner and Engineer agree to negotiate all disputes between them in good faith for a period of 30 days from the date of notice, prior to invoking ~~mediation~~ other provisions of this agreement.
- ~~B. If the parties fail to resolve a dispute through mediation under Paragraph 6.07.A, then the parties may exercise their rights at law. Mediation: Owner and Engineer agree that they shall first submit any and all unsettled claims, counterclaims, disputes, and other matters in question between them arising out of or relating to this Main Agreement or any Task Order hereunder, or to any breach of this Main Agreement or any Task Order ("Disputes") to mediation. Owner and Engineer agree to participate in the mediation process in good faith. The process will be conducted on a confidential basis, and must be completed within 120 days.~~
- ~~C.B. If the parties fail to resolve a dispute through mediation under Paragraph 6.07.B, then either or both may invoke the applicable dispute resolution procedures of Exhibit H. If Exhibit H is not included, or if no applicable dispute resolution method is specified in Exhibit H, then the parties may exercise their rights at law~~

6.08 Controlling Law; Venue

- A. This Main Agreement and all Task Orders (unless expressly stated otherwise) are to be governed by the Laws and Regulations of the state in which the principal office of the Owner is located: ~~[here indicate state or other location]~~ State of Texas
- B. Venue for any exercise of rights at law will be the state court having jurisdiction at the location of Owner's principal office; or at the choice of either party, and if federal jurisdictional requirements can be met, in federal court in the district in which Owner's principal office is located.

6.09 Environmental Condition of Site

- A. With respect to each specific Task Order, Specific Project, and Site (unless indicated otherwise in a specific Task Order), Owner represents to Engineer that, as of the Effective Date of the Task Order, to the best of Owner's knowledge, no Constituents of Concern, other than those disclosed in writing to Engineer, exist at or adjacent to the Site.
- B. Undisclosed Constituents of Concern. For purposes of this Paragraph 6.09, the presence at or adjacent to the Site of Constituents of Concern that were not disclosed to Engineer pursuant to Paragraph 6.09.A, in such quantities or circumstances that such Constituents of Concern may present a danger to persons or property exposed to them, will be referred to as "undisclosed" Constituents of Concern.
 - 1. The presence at the Site of materials that are necessary for the execution of the Work, or that are to be incorporated in the Work, and that are controlled and contained pursuant to industry practices, Laws and Regulations, and the requirements of this Agreement or the Construction Contract, are not undisclosed Constituents of Concern.
 - 2. Constituents of Concern that are to be located, identified, studied, removed, or remediated as part of the services under a Task Order are not undisclosed Constituents of Concern.
 - 3. Constituents of Concern that are to be located, identified, studied, removed, or remediated as part of the services under another professional services contract for Owner, or as part of the work under a construction or remediation contract, are not undisclosed Constituents of Concern if Engineer has been informed of the general scope of such contract.
- C. If Engineer encounters or learns of an undisclosed Constituent of Concern at the Site, then Engineer shall notify (1) Owner and (2) appropriate authorities having jurisdiction if Engineer reasonably concludes that doing so is required by applicable Laws or Regulations.
- D. It is acknowledged by both parties that for all Task Orders the Engineer's scope of services does not include any services related to undisclosed Constituents of Concern. If Engineer or any other party encounters, uncovers, or reveals an undisclosed Constituent of Concern, or if encountered, uncovered, or revealed Constituents of Concern are present in substantially greater quantities or substantially different locations than disclosed or anticipated, or if investigative or remedial action, or other professional services, are necessary or required by applicable Laws and Regulations with respect to such Constituents of Concern, then Engineer may, at its option and without liability for direct, consequential, or any other damages, suspend performance of services on the portion of the Specific Project adversely affected

thereby until such portion of the Specific Project is no longer so affected; and Owner shall promptly determine whether to retain a qualified expert to evaluate such condition or take any necessary corrective action.

- E. If the presence at a Site of undisclosed Constituents of Concern, or of Constituents of Concern in substantially greater quantities or in substantially different locations than disclosed or anticipated, adversely affects the performance of Engineer's services under a specific Task Order, then:
1. if the adverse effects do not preclude Engineer from completing its Specific Project services in general accordance with the Task Order on unaffected or marginally affected portions of the Specific Project, Engineer may accept an equitable adjustment in its compensation or in the time of completion, or both; and the Task Order will be amended to reflect changes necessitated by the presence of such Constituents of Concern; or
 2. if the adverse effects are of such materiality to the overall performance of Engineer that it cannot complete its Specific Project services without significant changes to the scope of services, time of completion, and compensation, then Engineer may terminate the Task Order for cause on 7 days' written notice.
- F. Owner acknowledges that Engineer is performing professional services for Owner and that Engineer is not and will not be required to become an "owner," "arranger," "operator," "generator," or "transporter" of hazardous substances, as defined in the Comprehensive Environmental Response, Compensation, and Liability Act (CERCLA), as amended, which are or may be encountered at or near the Site in connection with Engineer's activities under this Agreement.

6.10 Indemnification and Mutual Waiver

~~A.—Engineer agrees to indemnify and hold the City of Schertz, Texas and all of its present, future and former agents, employees, officials and representatives harmless in their official, individual and representative capacities from any and all claims, demands, causes of action, judgments, liens and expenses (including attorney's fees, whether contractual or statutory), costs and damages (whether common law or statutory), costs and damages (whether common law or statutory, and whether actual, punitive, consequential or incidental), of any conceivable character, for injuries to persons (including death) or to property (both real and personal) created by, arising from or in any manner relating to the services or goods performed or provided by Engineer – expressly including those arising through strict liability or under the constitutions of the United States or Texas – BUT ONLY TO THE EXTENT ALLOWABLE BY SEC. 271.904(a) OF THE TEXAS LOCLA GOVERNMENT CODE AS APPLICABLE. Indemnification by Engineer: To the fullest extent permitted by Laws and Regulations, Engineer shall indemnify and hold harmless Owner, and Owner's officers, directors, members, partners, agents, and employees, from losses, damages, and judgments (including reasonable consultants' and attorneys' fees and expenses) arising from third-party claims or actions relating to a Specific Project, provided that any such claim, action, loss, damages, or judgment is attributable to bodily injury, sickness, disease, or death, or to injury to or destruction of tangible property (other than the Work itself), including the loss of use resulting therefrom, but only to the extent caused by any negligent act or omission of Engineer or Engineer's officers, directors,~~

Main Agreement.

~~members, partners, agents, employees, Subconsultants, or Engineer's Subcontractors. This indemnification provision is subject to and limited by the provisions, if any, agreed to by Owner and Engineer in Exhibit I, "Limitations of Liability."~~

- ~~B. Environmental Indemnification: To the fullest extent permitted by Laws and Regulations, Owner shall indemnify and hold harmless Engineer and its officers, directors, members, partners, agents, employees, Subconsultants, and Engineer's Subcontractors from all claims, costs, losses, damages, actions, and judgments (including reasonable consultants' and attorney's fees and expenses) caused by, arising out of, relating to, or resulting from a Constituent of Concern at, on, or under a Site, provided that:~~
- ~~0. any such claim, cost, loss, damages, action, or judgment is attributable to bodily injury, sickness, disease, or death, or to injury to or destruction of tangible property (other than the Work itself), including the loss of use resulting therefrom, and~~
 - ~~0. nothing in this paragraph obligates Owner to indemnify any individual or entity from and against the consequences of that individual's or entity's own negligence or willful misconduct.~~
- ~~E. No-Defense Obligation: The indemnification commitments in this Agreement do not include a defense obligation by the indemnitor unless such obligation is expressly stated.~~
- ~~F. Percentage Share of Negligence: To the fullest extent permitted by Laws and Regulations, a party's total liability to the other party and anyone claiming by, through, or under the other party for any cost, loss, or damages caused in part by the negligence of the party and in part by the negligence of the other party or any other negligent entity or individual, will not exceed the percentage share that the party's negligence bears to the total negligence of Owner, Engineer, and all other negligent entities and individuals.~~
- ~~G.A. Mutual Waiver: To the fullest extent permitted by Laws and Regulations, Owner and Engineer waive against each other, and the other's employees, officers, directors, members, agents, insurers, partners, and consultants, any and all claims for or entitlement to special, incidental, indirect, or consequential damages arising out of, resulting from, or in any way related to this Agreement, any Task Order, or a Specific Project, from any cause or causes. Such excluded damages include but are not limited to loss of profits or revenue; loss of use or opportunity; loss of good will; cost of substitute facilities, goods, or services; and cost of capital~~

6.11 Records Retention

- A. Engineer shall maintain on file in legible form, for a period of five years following completion or termination of its services under a specific Task Order, or such other period as required by Laws and Regulations, all Documents, records (including cost records), and design calculations related to Engineer's services or pertinent to Engineer's performance under the Task Order. Upon Owner's request, Engineer shall provide a copy of any such item to Owner at cost.

6.12 Miscellaneous Provisions

- A. Notices: Any notice required under this Main Agreement or a Task Order will be in writing, and delivered: in person (by commercial courier or otherwise); by registered or certified mail;

or by e-mail to the recipient, with the words “Formal Notice” or similar in the e-mail’s subject line. All notices must be effective upon the date of receipt.

- B. Survival: Subject to applicable Laws and Regulations, all express representations, waivers, indemnifications, and limitations of liability included in this Main Agreement or in a Task Order will survive completion or termination for any reason.
- C. Severability: Any provision or part of the Main Agreement or any Task Order held to be void or unenforceable under any Laws or Regulations will be deemed stricken, and all remaining provisions will continue to be valid and binding upon Owner and Engineer.
- D. No Waiver: A party’s non-enforcement of any provision will not constitute a waiver of that provision, nor will it affect the enforceability of that provision or of the remainder of this Agreement.
- E. Accrual of Claims: To the fullest extent permitted by Laws and Regulations, all causes of action arising under this Main Agreement and any Task Order will be deemed to have accrued, and all statutory periods of limitation will commence, no later than the date of Substantial Completion; or, if Engineer’s services do not include Construction Phase services, or the Specific Project is not completed, then no later than the date of Owner’s last payment to Engineer under the applicable Task Order.

ARTICLE 7—DEFINITIONS

7.01 Defined Terms

- A. Wherever used in this Agreement (as defined herein), terms (including the singular and plural forms) printed with initial capital letters have the meanings indicated in the text above, in the exhibits, or in the following definitions:
 - 1. Addenda—Written or graphic instruments issued prior to the opening of bids which clarify, correct, or change the bidding requirements or the proposed Construction Contract Documents.
 - 2. Additional Services—The services to be performed for or furnished to Owner by Engineer in accordance with Article 2 of Exhibit A of a specific Task Order.
 - 3. Agreement—This written contract for professional services between Owner and Engineer, including the Main Agreement, all exhibits and appendices to the Main Agreement identified in Paragraphs 8.01 and 8.02, all duly executed amendments, and all Task Orders, including all exhibits and duly executed amendments to such Task Orders.
 - a. Main Agreement—See definition at Paragraph 7.01.A.28 below.
 - 4. Application for Payment—The form acceptable to Engineer which is to be used by Contractor during the course of the Work in requesting progress or final payments and which is to be accompanied by such supporting documentation as is required by the Construction Contract.
 - 5. Basic Services—The services to be performed for or furnished to Owner by Engineer in accordance with Part 1 of Exhibit A of a specific Task Order.

Main Agreement.

EJCDC® E-505, Agreement between Owner and Engineer for Professional Services—Task Order Edition.
Copyright© 2020 National Society of Professional Engineers, American Council of Engineering Companies,
and American Society of Civil Engineers. All rights reserved.

Page 25 of 33

6. Bidding/Proposal Documents—Documents related to the selection of the Contractor, including advertisements or invitations to bid; requests for proposals; instructions to bidders or proposers, including any attachments such as lists of available Site-related documents; bid forms; bids; proposal forms; proposals; bidding requirements; and qualifications documents.
7. Change Order—A document which is signed by Contractor and Owner and authorizes an addition, deletion, or revision in the Work or an adjustment in the Construction Contract Price or the Construction Contract Times, or other revision to the Construction Contract, issued on or after the effective date of the Construction Contract.
8. Change Proposal—A written request by Contractor, duly submitted in compliance with the procedural requirements set forth in the Construction Contract, seeking an adjustment in Construction Contract Price or Construction Contract Times, or both; contesting an initial decision by Engineer concerning the requirements of the Construction Contract Documents or the acceptability of Work under the Construction Contract Documents; challenging a set-off against payments due; or seeking other relief with respect to the terms of the Construction Contract.
9. Constituents of Concern—Asbestos, petroleum, radioactive materials, polychlorinated biphenyls (PCBs), lead-based paint (as defined by the HUD/EPA standard), hazardous waste, and any substance, product, waste, or other material of any nature whatsoever that is or becomes listed, regulated, or addressed pursuant to Laws and Regulations regulating, relating to, or imposing liability or standards of conduct concerning, any hazardous, toxic, or dangerous waste, substance, or material.
10. Construction Contract—The entire and integrated written contract between the Owner and Contractor concerning the Work.
11. Construction Contract Documents—Those items designated as “Contract Documents” in the Construction Contract, and which together comprise the Construction Contract. See also definition of “Front-End Construction Contract Documents” below.
12. Construction Contract Price—The money that Owner has agreed to pay Contractor for completion of the Work in accordance with the Construction Contract Documents.
13. Construction Contract Times—The number of days or the dates by which Contractor must: (a) achieve milestones, if any, in the Construction Contract; (b) achieve Substantial Completion; and (c) complete the Work.
14. Construction Cost—The cost to Owner of the construction of those portions of a Specific Project designed or specified by or for Engineer under a Task Order, including construction labor, services, materials, equipment, insurance, and bonding costs, and allowances for contingencies. Construction Cost does not include costs of services of Engineer or other design professionals and consultants; cost of land or rights-of-way, or compensation for damages to property; Owner’s costs for legal, accounting, insurance counseling, or auditing services; interest or financing charges incurred in connection with the Project; or the cost of other services to be provided by others to Owner. Construction Cost is one of the items comprising Total Project Costs.
15. Constructor—Any person or entity (not including the Engineer, its employees, agents, representatives, or Subconsultants, or Engineer’s Subcontractors), performing or

Main Agreement.

supporting construction activities relating to a Specific Project, including but not limited to Contractors, Subcontractors, Suppliers, Owner's work forces, utility companies, other contractors, construction managers, design-builders, testing firms, shippers, and truckers, and the employees, agents, and representatives of any or all of them.

16. Contractor—The entity or individual with which Owner enters into a Construction Contract.
17. Documents—All documents expressly identified as deliverables in this Main Agreement or in any Task Order, whether in printed or Electronic Document form, required to be provided or furnished by Engineer to Owner. Such specifically required deliverables may include, by way of example, Drawings, Specifications, data, reports, building information models, and civil integrated management models.
18. Drawings—That part of the Construction Contract Documents that graphically shows the scope, extent, and character of the Work to be performed by Contractor.
19. Effective Date of the Main Agreement—The date indicated in this Main Agreement on which it becomes effective, but if no such date is indicated, it means the date on which the Main Agreement is signed and delivered by the last of the two parties to sign and deliver.
20. Effective Date of the Task Order—The date indicated in a specific Task Order on which the Task Order becomes effective, but if no such date is indicated, it means the date on which the Task Order is signed and delivered by the last of the two parties to sign and deliver.
21. Electronic Document—Any Specific Project-related correspondence, attachments to correspondence, data, documents, drawings, information, or graphics, including but not limited to Shop Drawings and other Submittals, that are in an electronic or digital format.
22. Electronic Means—Electronic mail (email), upload/download from a secure Specific Project website, or other communications methods that allow: (a) the transmission or communication of Electronic Documents; (b) the documentation of transmissions, including sending and receipt; (c) printing of the transmitted Electronic Document by the recipient; (d) the storage and archiving of the Electronic Document by sender and recipient; and (e) the use by recipient of the Electronic Document for purposes permitted by this Agreement. Electronic Means does not include the use of text messaging, or of Facebook, Twitter, Instagram, or similar social media services for transmission of Electronic Documents.
23. Engineer—The individual or entity named as such in this Main Agreement.
24. Engineer's Subcontractor—An individual, firm, vendor, or other entity having a contract with Engineer to furnish general services, equipment, or materials with respect to a Specific Project as an independent contractor.
25. Field Order—A written order issued by Engineer which requires minor changes in the Work but does not change the Construction Contract Price or the Construction Contract Times.

26. Front-End Construction Contract Documents—Those Construction Contract Documents whose primary purpose is to establish legal and contractual terms and conditions, typically including the Owner-Contractor agreement, bonds, general conditions, and supplementary conditions. The term excludes the Drawings and Specifications, and any Construction Contract Documents delivered or issued after the effective date of the Construction Contract.
27. Laws and Regulations; Laws or Regulations—Any and all applicable laws, statutes, rules, regulations, ordinances, codes, and orders of any and all governmental bodies, agencies, authorities, and courts having jurisdiction.
28. Main Agreement—The portion of the Agreement containing the general terms and conditions of the contract between Owner and Engineer, applicable to all Task Orders, including but not limited to provisions regarding task order procedures, Owner responsibilities, invoice and payment procedures, standard of care, ownership of documents, suspension and termination, and definitions.
29. Owner—The individual or entity named as such in this Main Agreement and for which Engineer's services are to be performed. Unless indicated otherwise, this is the same individual or entity that will enter into any Construction Contracts concerning Specific Projects.
30. Record Drawings—Drawings depicting the completed Specific Project, or a specific portion of the completed Specific Project, prepared by Engineer and based on Contractor's record copy of all Drawings, Specifications, Addenda, Change Orders, Work Change Directives, Field Orders, and written interpretations and clarifications, as delivered to Engineer and annotated by Contractor to show changes made during construction.
31. Resident Project Representative—As authorized by a specific Task Order, the representative of Engineer assigned to assist Engineer at the Site during the Construction Phase. As used herein, the term Resident Project Representative (RPR) includes any assistants or field staff of the RPR. The duties and responsibilities of the RPR (if any) will be as set forth in each Task Order.
32. Samples—Physical examples of materials, equipment, or workmanship that are representative of some portion of the Work and that establish the standards by which such portion of the Work will be judged.
33. Shop Drawings—All drawings, diagrams, illustrations, schedules, and other data or information that are specifically prepared or assembled by or for Contractor and submitted by Contractor to illustrate some portion of the Work. Shop Drawings, whether approved or not, are not Drawings and are not Construction Contract Documents.
34. Site—Lands or areas to be indicated in the Construction Contract Documents for a Specific Project as being furnished by Owner upon which the Work is to be performed, including rights-of-way and easements, and such other lands furnished by Owner which are designated for the use of Contractor.
35. Specifications—The part of the Construction Contract Documents that consists of written requirements for materials, equipment, systems, standards, and workmanship

Main Agreement.

as applied to the Work, and certain administrative requirements and procedural matters applicable to the Work.

36. Specific Project—A specifically identified and defined total undertaking to be accomplished for Owner by engineers, contractors, and others, including planning, study, design, construction, testing, commissioning, and start-up, and of which the services to be performed or furnished by Engineer under a specific Task Order are a part.
37. Subconsultant—An individual, design firm, consultant, or other entity having a contract with Engineer to furnish professional services with respect to a Specific Project as an independent contractor.
38. Subcontractor—An individual or entity having a direct contract with Contractor or with any other Subcontractor for the performance of a part of the Work.
39. Submittal—A written or graphic document, prepared by or for Contractor, which the Construction Contract Documents require Contractor to submit to Engineer, or that is indicated as a Submittal in the Schedule of Submittals accepted by Engineer. Submittals may include Shop Drawings and Samples; schedules; product data; Owner-delegated designs; sustainable design information; information on special procedures; testing plans; results of tests and evaluations, source quality-control testing and inspections, and field or Site quality-control testing and inspections; warranties and certifications; Suppliers' instructions and reports; records of delivery of spare parts and tools; operations and maintenance data; Project photographic documentation; record documents; and other such documents required by the Contract Documents. Submittals, whether or not approved or accepted by Engineer, are not Construction Contract Documents. Change Proposals, Change Orders, Claims, notices, Applications for Payment, and requests for interpretation or clarification are not Submittals.
40. Substantial Completion—The time at which the Work (or a specified part thereof) has progressed to the point where, in the opinion of Engineer, the Work (or a specified part thereof) is sufficiently complete, in accordance with the Construction Contract Documents, so that the Work (or a specified part thereof) can be utilized for the purposes for which it is intended. The terms "substantially complete" and "substantially completed" as applied to all or part of the Work refer to Substantial Completion thereof.
41. Supplier—A manufacturer, fabricator, supplier, distributor, materialman, or vendor having a direct contract with Contractor or with any Subcontractor to furnish materials or equipment to be incorporated in the Work by Contractor or a Subcontractor.
42. Task Order—A document executed under this Main Agreement by Owner and Engineer (including incorporated exhibits and amendments if any), stating the scope of services, Engineer's compensation, times for performance of services, and other relevant information.
43. Total Project Costs—The total cost of planning, studying, designing, constructing, testing, commissioning, and start-up of the Specific Project, including Construction Cost and all other Specific Project labor, services, materials, equipment, insurance, and bonding costs, allowances for contingencies, and the total costs of services of Engineer or other design professionals and consultants, together with such other project-related costs that Owner furnishes for inclusion, including but not limited to cost of land, rights-

of-way, compensation for damages to properties and private utilities (including relocation if not part of Construction Cost), Owner’s costs for legal, accounting, insurance counseling, and auditing services, interest and financing charges incurred in connection with the Specific Project, and the cost of other services to be provided by others to Owner.

44. Underground Facilities—All active or not-in-service underground lines, pipelines, conduits, ducts, encasements, cables, wires, manholes, vaults, tanks, tunnels, or other such facilities or systems at the Site, including but not limited to those facilities or systems that produce, transmit, distribute, or convey telephone or other communications, cable television, fiber optic transmissions, power, electricity, light, heat, gases, oil, crude oil products, liquid petroleum products, water, steam, waste, wastewater, storm water, other liquids or chemicals, or traffic or other control systems. An abandoned facility or system is not an Underground Facility.
45. Work—The entire construction or the various separately identifiable parts thereof required to be provided under the Construction Contract Documents. Work includes and is the result of performing or providing all labor, services, and documentation necessary to produce such construction; furnishing, installing, and incorporating all materials and equipment into such construction; and may include related services such as testing, start-up, and commissioning, all as required by the Construction Contract Documents.
46. Work Change Directive—A written directive to Contractor issued on or after the effective date of the Construction Contract, signed by Owner and recommended by Engineer, ordering an addition, deletion, or revision in the Work.

B. Terminology

1. The word “day” means a calendar day of 24 hours measured from midnight to the next midnight.

ARTICLE 8—EXHIBITS AND APPENDICES TO MAIN AGREEMENT; TASK ORDER FORM; EXHIBITS TO TASK ORDER; SPECIAL PROVISIONS

8.01 Exhibits to Main Agreement

The following exhibits are incorporated by reference and included as part of this Main Agreement, and as such are applicable to all Task Orders:

- A. Reserved.
- B. Reserved.
- C. Exhibit C, Amendment to Main Agreement (form).
- D. Reserved.
- E. Reserved.
- F. Exhibit F, Electronic Documents Protocol (EDP).
- G. Exhibit G, Insurance.

~~H. Exhibit H, Dispute Resolution.~~

Main Agreement.

EJCDC® E-505, Agreement between Owner and Engineer for Professional Services—Task Order Edition.
Copyright© 2020 National Society of Professional Engineers, American Council of Engineering Companies,
and American Society of Civil Engineers. All rights reserved.

[H. Exhibit I, Limitations of Liability.](#)

8.02 Appendices to Main Agreement

- A. The following appendices are incorporated by reference and made a part of this Main Agreement:
1. Appendix 1—Reimbursable Expenses Schedule
 2. Appendix 2—Standard Hourly Rates Schedule

8.03 Resource Documents: Task Order Form and Exhibits to Task Order

- A. The parties acknowledge the accompanying documents, “Part 3 of 4: Task Order Form” and “Part 4 of 4: Exhibits to Task Order.” These documents are a resource for the parties’ use when a specific Task Order is issued. To the extent practical and applicable to a Specific Project, the parties will use the Task Order Form and Exhibits to Task Order as the basis for preparing the specific Task Order and its exhibits. The Task Order Form and Exhibits to Task Order are not a part of this Main Agreement or binding on the parties except to the extent they serve as the basis for a duly executed Task Order and its exhibits.

8.04 Executed Task Orders and Their Exhibits

- A. When a specific Task Order is duly executed by Owner and Engineer, the Task Order and its exhibits become an integral part of the Agreement, governed by the Main Agreement and its exhibits.

8.05 Total Agreement; Amendments to Main Agreement and Task Orders

- A. This Agreement (as defined herein) constitutes the entire contractual agreement between Owner and Engineer and supersedes all prior written or oral understandings.
- B. Amendments:
1. This Main Agreement may only be amended, supplemented, modified, or canceled by a written instrument duly executed by both parties. Such written instruments should be based whenever possible on the format of Exhibit C to this Main Agreement.
 2. Amendments and modifications to a Task Order may be made by execution of a new, expressly related Task Order, or by execution of a written amendment to the Task Order.
 3. Nothing in any Task Order will be construed as revising or modifying the terms and conditions of the Main Agreement or its exhibits, except as expressly stated in such Task Order.

8.06 Designated Representatives

- A. With the execution of this Main Agreement, Engineer and Owner shall each designate a specific individual to act as representative under the Main Agreement. Such an individual must have authority to execute Task Orders, transmit instructions, receive information, and render decisions with respect to this Main Agreement, on behalf of the party that the individual represents.
- B. With the execution of each Task Order, Engineer and Owner shall each designate a specific individual to act as representative with respect to the Task Order. Such individual must have

authority to transmit instructions, receive information, and render decisions with respect to the specific Task Order, on behalf of the party that the individual represents.

8.07 Engineer's Certifications

- A. Engineer certifies that it has not engaged in corrupt, fraudulent, or coercive practices in competing for or in executing the Agreement. For the purposes of this Paragraph 8.07:
 - 1. "corrupt practice" means the offering, giving, receiving, or soliciting of anything of value likely to influence the action of a public official in the selection process or in the Agreement execution;
 - 2. "fraudulent practice" means an intentional misrepresentation of facts made (a) to influence the selection process or the execution of the Agreement to the detriment of Owner, or (b) to deprive Owner of the benefits of free and open competition;
 - 3. "coercive practice" means harming or threatening to harm, directly or indirectly, persons or their property to influence their participation in the selection process or affect the execution of the Agreement.

8.08 Conflict of Interest

- A. Nothing in this Agreement will be construed to create or impose any duty on the part of Engineer that would be in conflict with Engineer's paramount obligations to the public health, safety, and welfare under the professional practice requirements governing Engineer, its Subconsultants, and all licensed professionals employed by Engineer or its Subconsultants.
- B. If during the term of this Agreement a potential or actual conflict of interest arises or is identified:
 - 1. Engineer and Owner together will make reasonable, good faith efforts to avoid or eliminate the conflict of interest; to mitigate any adverse consequences of the conflict of interest; and, if necessary and feasible, to modify this Agreement to address the conflict of interest and its consequences, such that progress under the Agreement may continue.
 - 2. Such efforts will be governed by applicable Laws and Regulations and by any pertinent Owner's policies, procedures, and requirements (including any conflict of interest resolution methodologies) provided to Engineer under Paragraph 2.04.A of this Agreement.

This Main Agreement's Effective Date is **[date to be inserted at the time of execution]**.

Owner:

(name of organization)

By: _____
(individual's signature)

Date: _____
(date signed)

Name: _____
(typed or printed)

Title: _____
(typed or printed)

Attach evidence of authority to sign.

Attest: _____
(individual's signature)

Title: _____
(typed or printed)

Address for giving notices:

Designated Representative:

Name: _____
(typed or printed)

Title: _____
(typed or printed)

Address:

Phone: _____

Email: _____

Engineer:

(name of organization)

By: _____
(individual's signature)

Date: _____
(date signed)

Name: _____
(typed or printed)

Title: _____
(typed or printed)

Attach evidence of authority to sign.

Attest: _____
(individual's signature)

Title: _____
(typed or printed)

Address for giving notices:

Designated Representative:

Name: _____
(typed or printed)

Title: _____
(typed or printed)

Address:

Phone: _____

Email: _____

Main Agreement.

EJCDC® E-505, Agreement between Owner and Engineer for Professional Services—Task Order Edition.
Copyright® 2020 National Society of Professional Engineers, American Council of Engineering Companies,
and American Society of Civil Engineers. All rights reserved.

This document has important legal consequences; consultation with an attorney is encouraged with respect to its use or modification. This document should be adapted to the particular circumstances of the specific Agreement between Owner and Engineer, and the controlling Laws and Regulations.

EJCDC® E-505, Agreement between Owner and Engineer for Professional Services—Task Order Edition, is published in four parts: (1) the Main Agreement (general provisions governing all Task Orders); (2) the Exhibits to Main Agreement; (3) the Task Order Form (see below); and (4) the Exhibits to Task Order. The Main Agreement contains a Guidelines for Use section that pertains to all four parts of E-505.

**AGREEMENT BETWEEN OWNER AND ENGINEER
FOR PROFESSIONAL SERVICES—
TASK ORDER EDITION**

PART 3 OF 4: TASK ORDER FORM

NOTE: THE CITY OF SCHERTZ, TEXAS HAS MODIFIED THIS DOCUMENT. THE MODIFIED LANGUAGE IS INDICATED BY STRIKEOUT AND/OR UNDERLINING

Prepared by



Copyright© 2020

National Society of Professional Engineers
1420 King Street, Alexandria, VA 22314-2794
(703) 684-2882
www.nspe.org

American Council of Engineering Companies
1015 15th Street N.W., Washington, DC 20005
(202) 347-7474
www.acec.org

American Society of Civil Engineers
1801 Alexander Bell Drive, Reston, VA 20191-4400
(800) 548-2723
www.asce.org

The copyright for this EJCDC document is owned jointly by the three sponsoring organizations listed above. The National Society of Professional Engineers is the Copyright Administrator for the EJCDC documents; please direct all inquiries regarding EJCDC copyrights to NSPE.

The use of this document is governed by the terms of the License Agreement for the 2020 EJCDC® Engineering Series Documents.

NOTE: EJCDC publications may be purchased at www.ejcdc.org, or from any of the sponsoring organizations above.

TASK ORDER NO. [____]

This is Task Order No. [____],
consisting of 7 pages.

Guidance Notes

1. For each specific Task Order, modify this form as to scope, compensation, schedule, baseline information, and other key items. Where the services of the Engineer involve activities under other related Task Orders, those Specific Projects should be identified in this Task Order.
2. For additional discussion regarding the use of this Task Order Form, see the Guidelines for Use section that precedes the text of the Main Agreement.

In accordance with Paragraph 1.01, Main Agreement, of the Agreement Between Owner and Engineer for Professional Services—Task Order Edition dated [date], Owner and Engineer agree as follows:

1. TASK ORDER DATA

a.	Effective Date of Task Order:	
b.	Owner:	
c.	Engineer:	
d.	Specific Project (title)	
e.	Specific Project (description):	
f.	Related Task Orders Supplemented by this Task Order: Superseded by this Task Order:	

2. BASELINE INFORMATION

Guidance Notes – Baseline Information

1. Inherent in establishing the scope of Engineer's services for a specific Task Order is clearly defining the nature of the facility or facilities to be studied, planned, designed, or built, to the extent known at the time the Task Order is issued. Providing such information creates a mutual understanding by the parties as to the services that will be needed, as well as the level of effort and time (and thus cost) required to deliver those services. To accurately establish the scope of services, it is almost

Task Order.

always in the best interest of both the Owner and the Engineer when the Owner provides as much detailed baseline information regarding the facilities as is reasonably available.

2. If known, the baseline information regarding the physical improvements to be designed should include important controlling features, assumptions, and limitations that may affect Engineer's services. The information may be expressly stated below or by reference to external sources, such as requests for proposal or actual proposals, both of which often contain project descriptions.

Baseline Information. Owner has furnished the following Specific Project information to Engineer as of the Effective Date of the Task Order. Engineer's scope of services has been developed based on this information. As the Specific Project moves forward, some of the information may change or be refined, and additional information will become known, resulting in the possible need to change, refine, or supplement the scope of services.

Notes to User

1. Here insert relevant information about the Specific Project, either directly or by reference, to the extent known and necessary to give context to the Engineer's services that are specified in Exhibit A.
2. Below are some suggested or sample categories of information that may have been furnished to Engineer as baseline information about the Specific Project. Other categories may be relevant to the specific engagement.
3. In Paragraph 6.09.A of the Main Agreement the Owner represents that no Constituents of Concern, other than those disclosed to Engineer, exist at or adjacent to the Site. Such disclosures may be made here; and any specific exception to the Owner's representation should be addressed here or elsewhere in the Task Order.
4. Note that the term "Specific Project" is broadly defined; in most cases it will be sufficient here to describe information relevant to those portions of the Specific Project within Engineer's scope of services.

Specific Project Title:

Type and Size of Facility:

Description of Improvements:

Expected Construction Start:

Prior Studies, Reports, Plans:

Facility Location(s):

Current Specific Project Budget:

Funding Sources:

Task Order.

EJCDC® E-505, Agreement between Owner and Engineer for Professional Services—Task Order Edition.
Copyright© 2020 National Society of Professional Engineers, American Council of Engineering Companies,
and American Society of Civil Engineers. All rights reserved.

Known Design Standards:

Known Specific Project
Limitations:

Specific Project Assumptions:

Other Pertinent Information:

3. SERVICES OF ENGINEER (“SCOPE”)

A. The specific Basic Services to be provided or furnished by Engineer under this Task Order are:

[Select one of the following options and delete the others.]

Exhibit A to Task Order, “Engineer’s Services for Task Order,” as attached to this specific Task Order. **[Attach a scope of services exhibit labeled “Exhibit A.” This exhibit will often be based on E-505’s published Exhibit A to Task Order, as modified for the specific Task Order; or at the user’s option the exhibit may consist of an attached custom-drafted scope of services, or a scope of services set out in a separate document such as a letter or proposal.]**

[or]

as follows: **[Directly insert customized scope of services here.]**

B. All of the services included above comprise Basic Services for purposes of Engineer’s compensation under this Task Order, with the exception of Resident Project Representative Services, if any, which are compensated separately.

Notes to User

1. If RPR services are not in the scope of this Task Order, do not include any references to RPR services in Exhibit A for this Task Order (or state “Does not apply” or similar), or in any other scope of services text or document.
2. Modify Exhibit D to Task Order to suit this specific Task Order, and attach the modified document.

C. Resident Project Representative (RPR) Services:

1. If the Scope established in Paragraph 2.A above includes RPR services, then Exhibit D to Task Order is expressly incorporated in this Task Order by reference.

D. Additional Services: Services not expressly set forth as Basic Services in Paragraph 3.A above, and necessary services listed as not requiring Owner’s written authorization, or requiring additional effort in an immediate, expeditious, or accelerated manner as a result of unanticipated construction events or Specific Project conditions, **[if more clarity is needed, identify specific situations qualifying as additional effort, such as those described in Exhibit A to Task Order, Paragraph 2.01]** are Additional Services, and will be compensated

Task Order.

EJCDC® E-505, Agreement between Owner and Engineer for Professional Services—Task Order Edition.
Copyright© 2020 National Society of Professional Engineers, American Council of Engineering Companies,
and American Society of Civil Engineers. All rights reserved.

by the method indicated for Additional Services in this Task Order. All other Additional Services require mutual agreement and may be authorized by amending the Task Order as set forth in Paragraph 8.05.B.2 of the Main Agreement, with compensation for such other Additional Services as set forth in the amending instrument.

4. DELIVERABLES SCHEDULE

- A. In submitting required Documents and taking other related actions, Engineer and Owner will comply with Exhibit B to Task Order, attached to this specific Task Order.

5. ADDITIONS TO OWNER'S RESPONSIBILITIES

- A. Owner shall have those responsibilities set forth in Article 2 of the Main Agreement, and the following supplemental responsibilities that are specific to this Task Order: **[State any supplementary Owner responsibilities applicable to this Task Order here.]**

6. TASK ORDER SCHEDULE

- A. In addition to any schedule provisions provided in Exhibit B or elsewhere, the parties shall meet the following schedule: **[Indicate "Not Applicable" if the schedule in Exhibit B, as modified for the specific Task Order, is sufficient.]**

Date	Action / Milestone	Comment

7. ENGINEER'S COMPENSATION

- A. The terms of payment are set forth in Article 4 of the Main Agreement.
- B. Owner shall pay Engineer for services rendered under this Task Order as follows:

Notes to User

1. Delete line items that do not apply to this Task Order.
2. For each line item indicate either "Lump Sum," "Direct Labor," "Hourly Rates" or other method as the Basis of Compensation.
3. Revise, if necessary, with descriptions of key phases or subtasks, or cross-reference to Exhibit A to Task Order or other scope of services as appropriate.
4. In the typical Task Order many of the line items under Item 1, Basic Services, will be governed by a single Basis of Compensation; however, it is not unusual to have some variation in compensation methods among the services, so the table allows the user to establish specific bases of compensation for each of the various Basic Compensation phases or subtasks (1.a and following.) Add or remove subtask items as needed.

5. If compensation for a phase or subtask of Engineer’s services will vary if the construction contractor extends its time at the site, then the information furnished in the asterisked note at the end of the table will serve as the baseline for a possible adjustment of compensation.

Description of Service	Amount	Basis of Compensation
1. Basic Services	\$([])	[]
a. Phase or Subtask 1	\$([])	[]
b. Phase or Subtask 2	\$([])	[]
c. Phase or Subtask 3	\$([])	[]
d. Phase or Subtask 4*	\$([])	[]
2. Resident Project Representative Services*	\$([])	[]
TOTAL COMPENSATION (items 1 and 2)	\$([])	
3. Additional Services under Section 2.D above	(N/A)	[]

*Based on a [number]-month continuous construction period.

- C. Compensation items and totals based in whole or in part on Hourly Rates or Direct Labor are estimates only. Lump sum amounts and estimated totals included in the breakdown by phases incorporate Engineer's labor, overhead, profit, reimbursable expenses (if any), and Subconsultants' charges, if any. For lump sum items, Engineer may alter the distribution of compensation between individual phases (line items) to be consistent with services actually rendered, but shall not exceed the total lump sum compensation amount unless approved in writing by the Owner.

8. ENGINEER'S PRIMARY SUBCONSULTANTS FOR TASK ORDER, AS OF THE EFFECTIVE DATE OF THE TASK ORDER:

- A. [Identify primary Subconsultants]

9. EXHIBITS AND ATTACHMENTS:

- A. Exhibit A to Task Order—Engineer's Services Under Task Order
 B. Exhibit B to Task Order—Task Order Deliverables Schedule
 C. Exhibit D to Task Order—Duties, Responsibilities, and Limitations of Authority of Resident Project Representative Under Task Order

Task Order.

D. Exhibit E to Task Order-EJCDC® C-626, Notice of Acceptability of Work (Form)

E. Other:

Execution of this Task Order by Owner and Engineer makes it subject to the terms and conditions of the Main Agreement and its exhibits and appendices, which Main Agreement, exhibits, and appendices are incorporated by this reference.

OWNER:

ENGINEER:

By: _____

By: _____

Print Name: _____

Print Name: _____

Title: _____

Title: _____

Engineer's License or Firm's
Certificate No. (if required): _____

State of: _____

DESIGNATED REPRESENTATIVE FOR TASK ORDER:

DESIGNATED REPRESENTATIVE FOR TASK ORDER:

Name: _____

Name: _____

Title: _____

Title: _____

Task Order.

EJCDC® E-505, Agreement between Owner and Engineer for Professional Services—Task Order Edition.
Copyright® 2020 National Society of Professional Engineers, American Council of Engineering Companies,
and American Society of Civil Engineers. All rights reserved.

Address: _____

Address: _____

E-Mail
Address: _____

E-Mail
Address: _____

Phone: _____

Phone: _____

Date: _____

Date: _____

Task Order.

EJCDC® E-505, Agreement between Owner and Engineer for Professional Services—Task Order Edition.
Copyright© 2020 National Society of Professional Engineers, American Council of Engineering Companies,
and American Society of Civil Engineers. All rights reserved.

2024-019 - On-Call Engineering Services Scoring Summary

	Total	Statement of Interest and Qualifications	General Information and Firm's Ability to Perform Work	Project Team	Representative Projects	References
Supplier	/ 100 pts	/ 5 pts	/ 30 pts	/ 30 pts	/ 30 pts	/ 5 pts
Kimley-Horn and Associates, Inc.	88.5	4.625	26.25	27	26.25	4.375
Half	87.75	4.625	26.25	27	25.5	4.375
Unitech Consulting Engineers, Inc.	87.13	4.25	25.5	27	26.25	4.125
Utility Engineering Group, PLLC	78.88	4.25	23.25	24.75	22.5	4.125
Freeland Turk Engineering Group, LLC	77.75	3.75	21.75	24.75	24	3.5
Pape-Dawson Consulting Engineers, LLC	75.75	4.25	24	21.75	21.75	4
Colliers Engineering & Design	73.13	3.875	21.75	21.75	22.5	3.25
WSB LLC	72.88	4	21.75	21	22.5	3.625

2024-019 - On-Call Engineering Services Scoring Summary

	Total	Statement of Interest and Qualifications	General Information and Firm's Ability to Perform Work	Project Team	Representative Projects	References
Supplier	/ 100 pts	/ 5 pts	/ 30 pts	/ 30 pts	/ 30 pts	/ 5 pts
Lockwood, Andrews & Newnam, Inc.	72.5	4.125	20.25	21	23.25	3.875
Westwood Professional Services, Inc.	71.5	3.875	20.25	21	22.5	3.875
Bain Medina Bain, Inc.	70.38	3.625	21.75	21	20.25	3.75
Mendez Engineering	69.63	3.5	20.25	19.5	22.5	3.875
KPA Engineers	69.38	3.5	21	21	21	2.875
Gessner Engineering	64.38	3.125	18.75	21	18.75	2.75
Doucet & Associates, Inc., a Kleinfelder Company	64.13	3.375	16.5	21	19.5	3.75
Meta Engineering LLC	59.25	4	18	18	15.75	3.5

2024-019 - On-Call Engineering Services Scoring Summary

	Total	Statement of Interest and Qualifications	General Information and Firm's Ability to Perform Work	Project Team	Representative Projects	References
Supplier	/ 100 pts	/ 5 pts	/ 30 pts	/ 30 pts	/ 30 pts	/ 5 pts
Cobb, Fendley & Associates, Inc.	57.88	2.75	15	18	18.75	3.375
ALISTO ENGINEERING GROUP	52.63	3	17.25	17.25	12.75	2.375
Professional Service Industries, Inc.	23.13	1.5	8.25	6	6	1.375
Beatty's Services, Inc.	2.5	0.125	0.75	0.75	0.75	0.125

CITY COUNCIL MEMORANDUM

City Council Meeting: December 17, 2024
Department: Parks, Recreation & Community Service
Subject: Ordinance 24-M-164 - Conduct a public hearing and consider a request to amend the Comprehensive Land Use Plan by adopting the Parks, Recreation, Open Space & Trails (PROST) Master Plan. (S. Gonzalez/L.Shrum)

BACKGROUND

Access to parks and recreational activities is essential for enhancing the quality of life for City of Schertz residents. Establishing a top-notch parks and recreation system is a gradual process that requires careful planning. Similarly, decisions regarding park amenities and recreational programs should be made with community input rather than in isolation. It is crucial to establish a unified vision for the community's parks and recreation system and gradually implement it over time. This Plan, in coordination with the recently adopted Comprehensive Plan, offers the necessary guidance for achieving this vision.

This Parks, Recreation, Open Space and Trails (PROST) Master Plan:

- Identifies the implications of current community demographics and projected population growth as it relates to parks and recreation
- Analyzes the current state of the City's parks, recreation facilities, open spaces and trails
- Identifies parks and recreation deficiencies and needs
- Establishes goals, objectives, and recommendations for the next five to ten years
- Prioritizes improvements to the parks and recreation system
- Aids the City in seeking funding opportunities

GOAL

Approve Ordinance 24-M-164.

COMMUNITY BENEFIT

This document should be used as a planning tool by City staff, elected and appointed officials, citizens, and the private development community to understand community desires and move toward long-term community success. The Plan is intended to help coordinate local efforts for Schertz and to work in conjunction with local counties (Guadalupe, Bexar, Comal), area school districts, local organizations and sports leagues.

SUMMARY OF RECOMMENDED ACTION

Approve Ordinance 24-M-164.

RECOMMENDATION

Approve Ordinance 24-M-164.

Ordinance 24-M-164 PROST Master Plan adoption combined files
PROST Master Plan presentation

ORDINANCE NO. 24-M-164

AN ORDINANCE BY THE CITY COUNCIL OF THE CITY OF SCHERTZ, TEXAS AMENDING THE COMPREHENSIVE LAND USE PLAN BY ADOPTING THE PARKS, RECREATION, OPEN SPACE AND TRAILS (PROST) MASTER PLAN.

WHEREAS, the City Council of the City of Schertz, Texas (the “City”) desires to maintain an updated Comprehensive Land Use Plan by fulfilling many of the goals outlined in the Schertz Parks, Recreation, Open Space and Trails (PROST) Master Plan that provides for a diverse blend of parks, encourages conservation of natural resources and promotes a variety of recreational opportunities; and

WHEREAS, the City Council recognizes the need for a strategic Parks, Recreation, Open Space and Trails (PROST) Master Plan (the Plan) to provide goals, assessments, standards, recommendations, and strategies for implementation over a ten year period in an effort to provide for and continually improve park and recreational facilities, provide trail opportunities, preserve open spaces and rehabilitate existing parks in the City of Schertz; and

WHEREAS, the primary objective of the Plan is to provide recreational services desired by the citizens of Schertz, acquire needed open spaces, and preserve natural resources; and

WHEREAS, the City of Schertz has sought input from the citizens of Schertz through surveys, public input meetings, and the Parks and Recreation staff; and that input has been incorporated into the Plan; and

WHEREAS, the Plan complies with Texas Parks and Wildlife Department master plan guidelines which require parks and recreation needs to be prioritized and addressed in an action plan format; and

WHEREAS, the City Council, having taken into consideration the results of the in-depth study conducted by the consultant in conjunction with the Parks & Recreation Advisory Board, determines that the plan is reasonable; NOW

WHEREAS, the City’s Unified Development Code Section 21.4.6.D. provides for certain conditions to be considered by the Planning and Zoning Commission in making recommendations to the City Council and by City Council in considering final action on an amendment to the Comprehensive Land Plan (the “Conditions”); and

WHEREAS, on December 4, 2024, the Planning and Zoning Commission conducted a public hearing and, after considering the Conditions, hereby makes a recommendation of approval of the amendment to the Comprehensive Land Plan by adopting the associated Parks, Recreation, Open Space and Trails (PROST) Master Plan set forth in Exhibit A attached herein (the “Parks Master Plan”); and

WHEREAS, on December 17, 2024, the City Council conducted a public hearing and after considering the Conditions and recommendation by the Planning and Zoning Commission,

determined that the amendment to the Comprehensive Land Plan be approved as provided herein.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF SCHERTZ, TEXAS THAT:

Section 1. The current Comprehensive Land Plan is hereby amended to incorporate the Parks Master Plan as set forth in Exhibit A attached hereto.

Section 2. The recitals contained in the preamble hereof are hereby found to be true, and such recitals are hereby made a part of this Ordinance for all purposes and are adopted as a part of the judgment and findings of the City Council.

Section 3. All ordinances and codes, or parts thereof, which are in conflict or inconsistent with any provision of this Ordinance are hereby repealed to the extent of such conflict, and the provisions of this Ordinance shall be and remain controlling as to the matters resolved herein.

Section 4. This Ordinance shall be construed and enforced in accordance with the laws of the State of Texas and the United States of America.

Section 5. If any provision of this Ordinance or the application thereof to any person or circumstance shall be held to be invalid, the remainder of this Ordinance and the application of such provision to other persons and circumstances shall nevertheless be valid, and the City Council hereby declares that this Ordinance would have been enacted without such invalid provision.

Section 6. It is officially found, determined, and declared that the meeting at which this Ordinance is adopted was open to the public and public notice of the time, place, and subject matter of the public business to be considered at such meeting, including this Ordinance, was given, all as required by Chapter 551, Texas Government Code, as amended.

Section 7. This Ordinance shall be effective upon the date of final adoption hereof and publication required by law.

Section 8. This Ordinance shall be cumulative of all other ordinances of the City of Schertz, and this Ordinance shall not operate to repeal or affect any other ordinances of the City of Schertz except insofar as the provisions thereof might be inconsistent or in conflict with the provisions of this Ordinance, in which event such conflicting provisions, if any, are hereby repealed.

PASSED, APPROVED and ADOPTED ON, the _____ day of _____, 2024.

CITY OF SCHERTZ, TEXAS

Ralph Gutierrez, Mayor

ATTEST:

Sheree Courney, Deputy City Secretary

(CITY SEAL)

EXHIBIT A

PARKS, RECREATION, OPEN SPACE AND TRAILS (PROST) MASTER PLAN



DRAFT
City of Schertz, Texas

PARKS, RECREATION,
OPEN SPACE & TRAILS
MASTER PLAN

NOVEMBER 2024

SCHERTZ
COMMUNITY ★ SERVICE ★ OPPORTUNITY

SCHERTZ
PARKS &
RECREATION
FUN

ACKNOWLEDGMENTS

Parks & Recreation Board

Johnie McDow, Chair

William "Bill" Bosch, Member

Sally Macias, Member

James Garvin, Member

James "Brad" Snow, Member

Robert Sheridan III, Member

Reginna Agee, Member

Elizabeth Wiley, Member

Penny Jennings, Member

Christopher Castoro, Alternate

Tim Dusek, Alternate

City Council

Ralph Gutierrez, Mayor

Mark E. Davis, Place 1 Councilmember

Michelle Watson, Place 2 Councilmember

Paul Macaluso, Place 3 Councilmember

Robert Westbrook, Place 5 Councilmember

Allison Heyward, Place 6 Councilmember

Tim Brown, Place 7 Councilmember

City Staff

Lauren M. Shrum, Parks, Recreation & Community Services Director

Cassandra Paddock, Recreation Manager

Jared Montney, Parks Manager

Consultant Team



TABLE OF CONTENTS

Community Analysis 1

Parks & Recreation Inventory 13

Needs Assessment 71

Recommendations..... 99

Implementation 115

Appendix A: Community Engagement 129

Appendix B: Proposed Concept Plans 209



CHAPTER

1

Community Analysis



INTRODUCTION

Plan Purpose

Access to parks and recreational activities is essential for enhancing the quality of life for City of Schertz (City) residents. Establishing a top-notch parks and recreation system is a gradual process that requires careful planning. Similarly, decisions regarding park amenities and recreational programs should be made with community input rather than in isolation. It is crucial to establish a unified vision for the community's parks and recreation system and gradually implement it over time. This Plan, in coordination with the recently adopted Comprehensive Plan, offers the necessary guidance for achieving this vision.

This Parks, Recreation, Open Space and Trails (PROST) Master Plan:

- Identifies the implications of current community demographics and projected population growth as it relates to parks and recreation
- Analyzes the current state of the City's parks, recreation facilities, open spaces and trails
- Identifies parks and recreation deficiencies and needs
- Establishes goals, objectives and recommendations for the next five to 10 years
- Prioritizes improvements to the parks and recreation system
- Aids the City in seeking funding opportunities

This document should be used as a planning tool by City staff, elected and appointed officials, citizens, and the private development community to understand community desires and move toward long-term community success. The Plan is intended to help coordinate local efforts for Schertz and to work in conjunction with local counties (Guadalupe, Bexar, Comal), area school districts, local organizations and sports leagues.

Benefits of Parks

Access to quality parks and recreation is an important component of a high-quality community. Planning for a successful, equitable parks system ensures that all residents can experience these key benefits:

Overall Well-Being Benefits

- Contact with nature helps to improve overall well-being and quality of life
- Recreation provides multi-generational opportunities for mental, physical, social and emotional stimulation

Health Benefits

- Access to nature and recreation improves physical fitness and improves psychological health
- Play provides crucial developmental opportunities for children
- Physical activity helps to reduce obesity, depression and many other health problems

Environmental Benefits

- Parkland helps to mitigate climate, air and water pollution impacts
- Preserved open space protects vital habitat for plants and wildlife
- Parks foster environmental stewardship in citizens

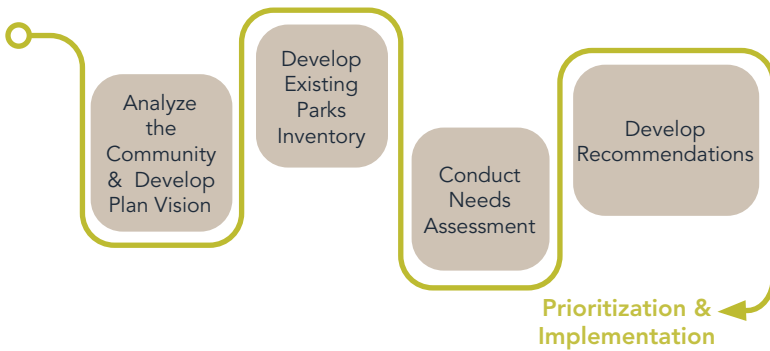
Economic Benefits

- Parkland increases property values within proximity
- Quality parks and recreation can attract new residents and businesses
- Unique park and recreation amenities can encourage tourism and associated economic benefits

Planning Process

In 2023, the City commissioned Freese and Nichols, Inc. to prepare a new Comprehensive Plan and PROST Master Plan. The Comprehensive Plan’s engagement outcomes, vision and goals, and recommendations influence Schertz’s parks and recreation system and carry over heavily into this PROST Plan.

The PROST Plan follows a specific process to produce a Texas Parks and Wildlife Department (TPWD) compliant plan.

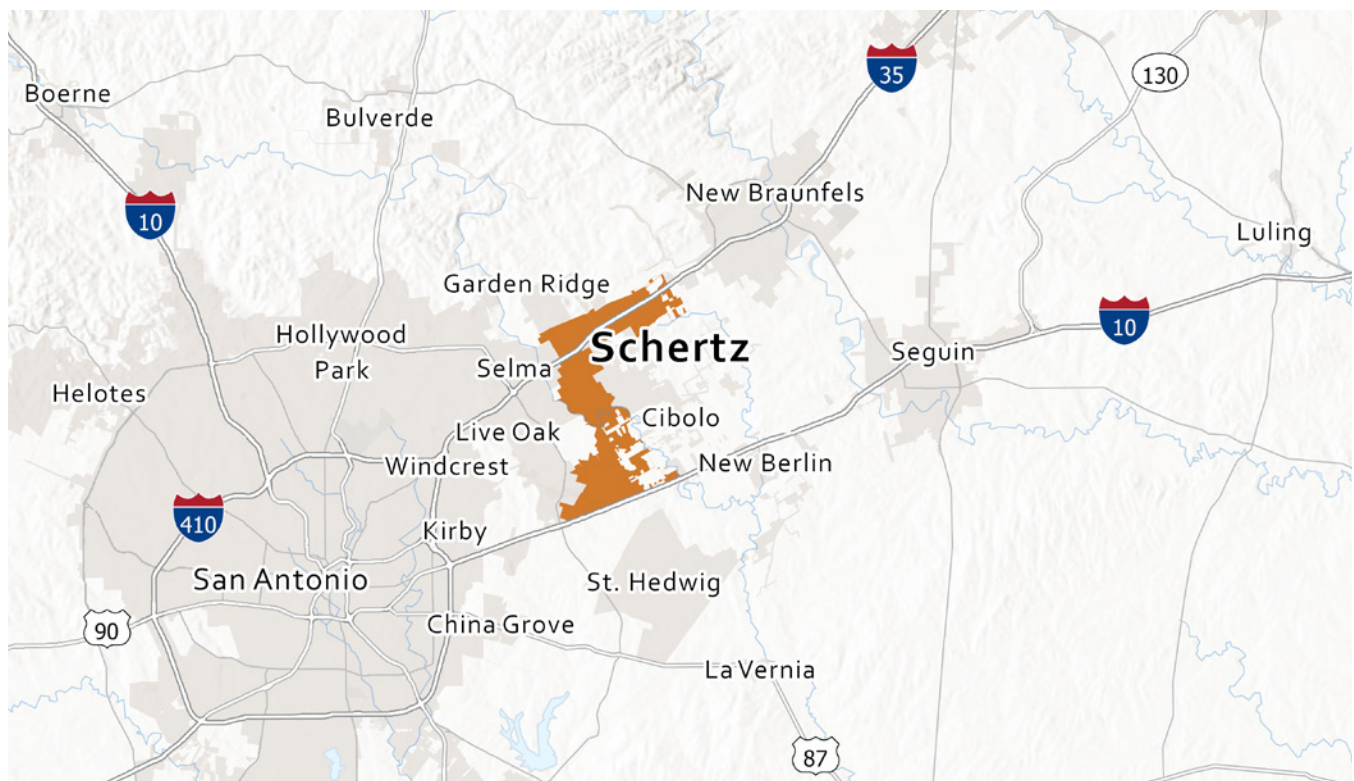


Recommendations should be re-evaluated periodically to ensure they are still valid. TPWD master plan guidelines recommend updating the Plan every five years or before any new major developments occur that significantly change the parks and recreation needs of residents.

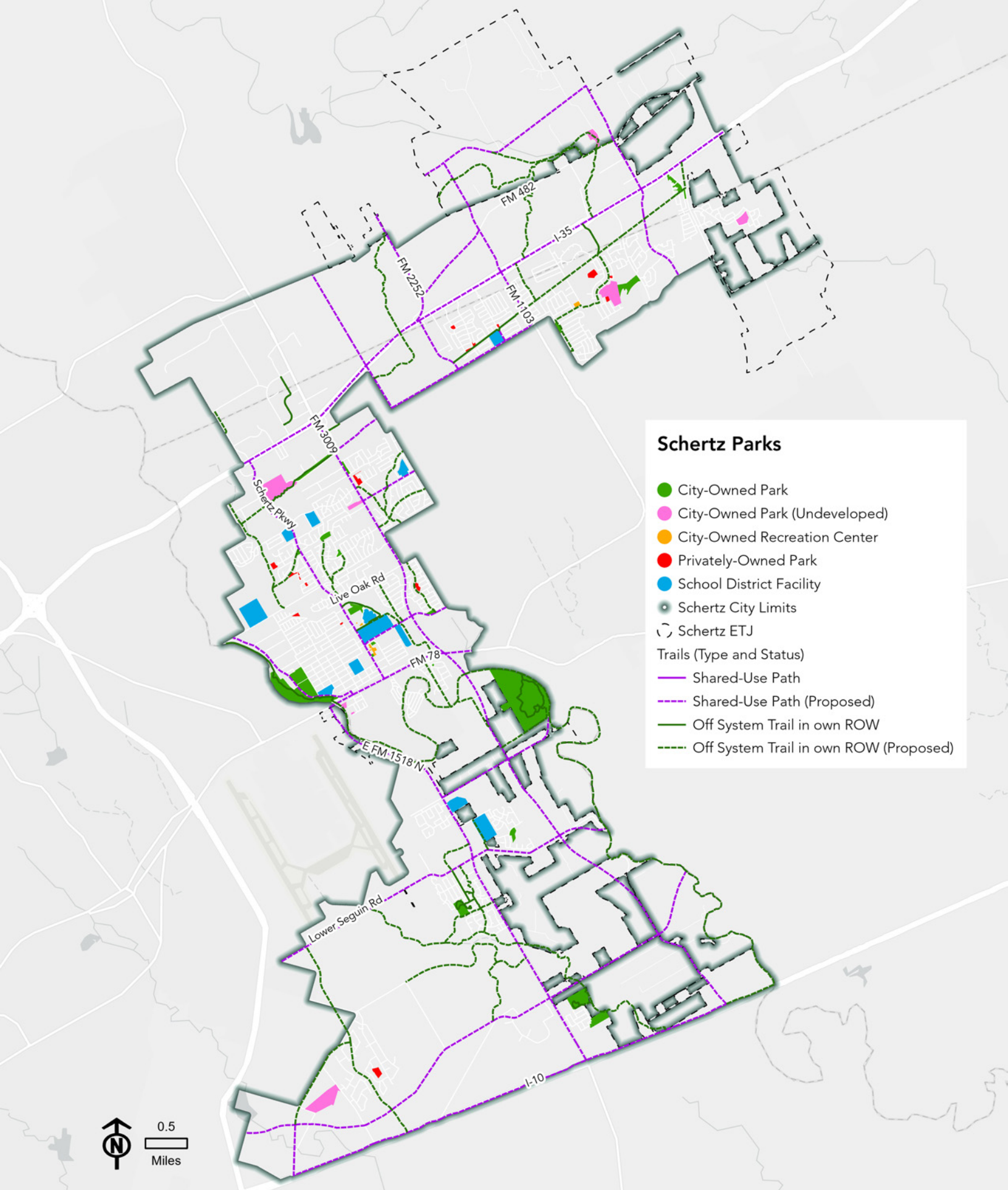
Planning Area

The scope of this Plan encompasses both the city limits and the extraterritorial jurisdiction (ETJ) of Schertz, totaling approximately 28,878 acres in area. Schertz is a city located in Guadalupe, Bexar and Comal counties in the U.S. state of Texas. The City of Schertz is bordered by Garden Ridge and New Braunfels on the north, Cibolo on the east, and Bracken and Universal City on the west. Interstate 10 (I-10) runs along the southern boundary of Schertz and Interstate 35 (I-35) bisects the northern part of the City. Joint Base San Antonio - Randolph Air Force Base (JBSA-R) is located to the City’s west and its presence influences various aspects of the community, including the local economy, population demographics and development patterns. Parts of southwest Schertz are impacted by JBSA-R’s Air Installations Compatible Use Zone (AICUZ).

The primary responsibility for providing parks and recreation facilities for its residents falls on the City of Schertz. Although the City will take the lead in implementation, the entire community needs to be invested in the improvement and success of parks and recreation. Potential collaborators in implementation may include other governmental bodies, local businesses, industries and the people of Schertz.



Map 1. Regional Context of Schertz



Map 2. Planning Area

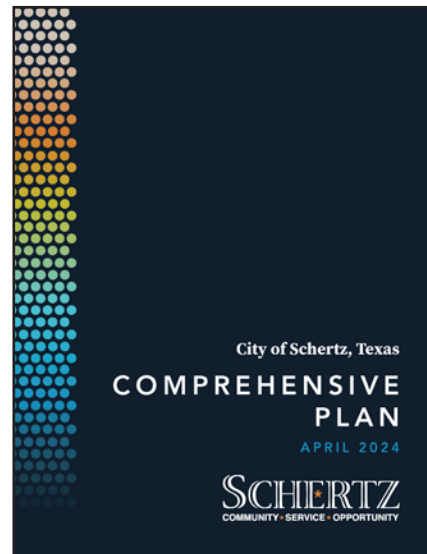
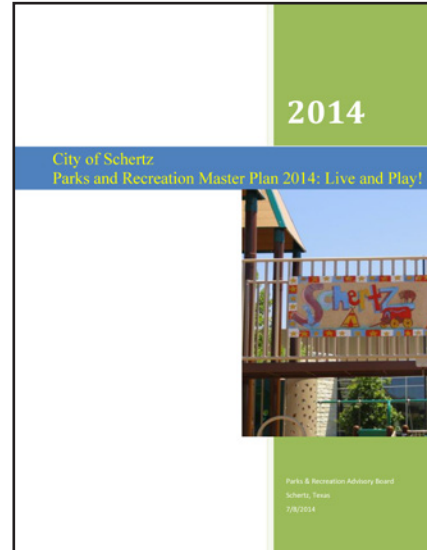
PREVIOUS PLANNING EFFORTS

City of Schertz Parks and Recreation Master Plan 2014: Live and Play!

The Parks and Recreation Master Plan built on the 2002 Comprehensive Land Plan and 2007 Parks and Open Space Master Plan and was in congruence with the 2013 Sector Plan. The 2014 Parks and Recreation Master Plan provided an inventory of the existing parks and recreational facilities, identified needs and gaps, and recommended strategies for improving quality of life in the City of Schertz. The strategies from the 2014 Parks and Recreation Master Plan will inform the current PROST planning process.

City of Schertz Comprehensive Plan 2024

This PROST Plan will build upon the foundation laid by the City of Schertz Comprehensive Plan adopted in April 2024. The plan was the result of an extensive community engagement process, which involved input from various stakeholders including community members, a steering committee, the Planning and Zoning Commission, City Council, and representatives of key groups. It identified both assets and challenges within the City and proposed strategies concerning land use and economic development. The Comprehensive Plan designated focus areas that will inform the growth areas for the purpose of the PROST Plan. Additionally, the Comprehensive Plan included an implementation strategy. The PROST Plan is a continuation of the comprehensive planning effort undertaken by the City to develop a vision for the future and ensure sustained growth. The Parks and Recreation Department will rely mainly on the Future Land Use Map and population forecasts from the Comprehensive Plan to plan for future parks, recreation facilities, trails and open spaces.



PUBLIC ENGAGEMENT

The planning process included a variety of public engagement opportunities to allow community input to help shape the Plan. Engagement opportunities included:

- Parks-related feedback gathered during the recent Comprehensive Plan update process
- Parks Board advisory meetings
- Stakeholder focus groups
- Statistically valid community survey
- Community event tabling
- Public open house event
- Project website and online mapping exercise

Additional discussion, key takeaways, and full detailed responses from these engagements can be found in the demand-based assessment portion of Chapter 3 and Appendix A.

Comprehensive Plan Engagement

The Comprehensive Plan update process gathered feedback from the community through community events, an interactive online map, online survey, focus groups and Comprehensive Plan Advisory Committee meetings. Many of the questions asked and feedback received included parks-specific content that carried over into informing this PROST Plan and process.

Parks and Recreation Advisory Board Meetings

The Parks and Recreation Advisory Board was the primary steering committee for the Plan’s development. They guided various stages of Plan development to ensure that the Plan aligned with the community’s needs and vision. Their key responsibilities included championing the planning process, providing feedback on the analysis presented by the planning team, guiding Plan recommendations, and ultimately recommending the final draft to the City Council for adoption. A total of three Parks and Recreation Board Advisory meetings were conducted throughout the process.

Stakeholder Focus Groups

Stakeholders provided feedback during a series of five focus group sessions held throughout the process. Participants were given an overview of the Plan and process, followed by discussion in which they were asked to consider the existing parks and recreation system and explain the strengths, needed improvements, and priorities for the parks system as a whole.

Statistically Valid Survey

The survey was open from June 24 through August 11, 2024, and was promoted via the project website, emails to HOAs, the City’s various social media channels, signage posted in the parks, and word of mouth from stakeholder participants and Parks Board members. The survey sampling also included mailed postcards to 4,000 household addresses within Schertz. A total of 426 respondents participated in the survey, 132 of which had received a mailed postcard.

Community Event Tabling

The planning team tabled at the City of Schertz’s annual 4th of July Jubilee community event held on July 4, 2024. At this event, the consultant planners had information related to this parks master plan process, conceptual parks plans, and the active online survey. The team members spoke with festival goers who stopped by the booth as well as worked the crowds to increase awareness and hand out swag with the project website on it. Most of the attendees at this event were unaware of the Plan, indicating that this outreach successfully engaged a previously unreached segment of the community.

Public Open House

A public open house was conducted on September 23, 2024, to present the Plan elements to the community and gather feedback on the recommendations of the Plan. The open house was attended by a few members of the Parks and Recreation Advisory Board and City staff.

Project Website and Interactive Map

A project website was developed to provide all stakeholders with one-stop access to all the resources and updates related to the PROST Plan. The website provided relevant information about past planning efforts, an overview of the planning process, updates on upcoming engagement opportunities, and an option to contact the project team directly. An interactive map was embedded into the website to gather issues and concerns related to specific parks and recreation amenities. The map had 103 participants who left 162 comments.



COMMUNITY DEMOGRAPHICS

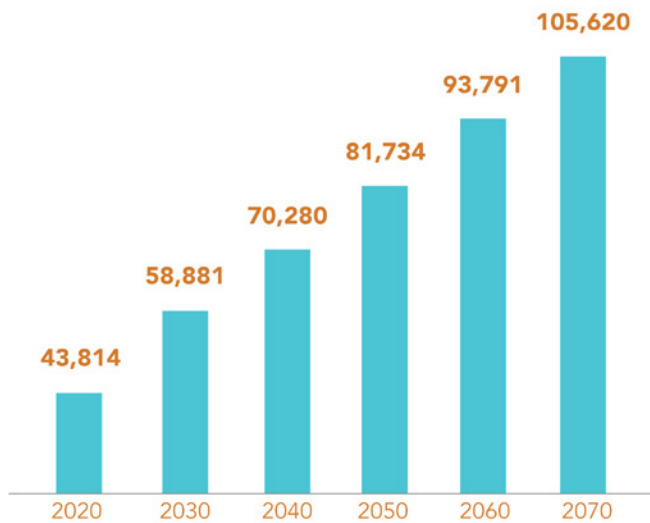
Demographics play a pivotal role in parks planning, as they inform decisions regarding park location, size, amenities and programming to meet the diverse needs and preferences of different population groups. Alongside current demographic insights, it is vital to factor in the anticipated community growth to plan for sufficient parkland and amenities for future residents.

Population Growth

The City of Schertz has continued to grow steadily in population since the 1970s. As per the Texas Water Development Board, Schertz is projected to experience faster population growth than the state, with a projected annual growth rate of 1.8%.

Population growth has a significant impact on parks and recreation planning. As the community grows, there is often an increased demand for recreational facilities to accommodate the growing population. This includes the need for additional parks, playgrounds, sports fields, walking trails and other amenities to serve residents of all ages.

Figure 1. Population Projection

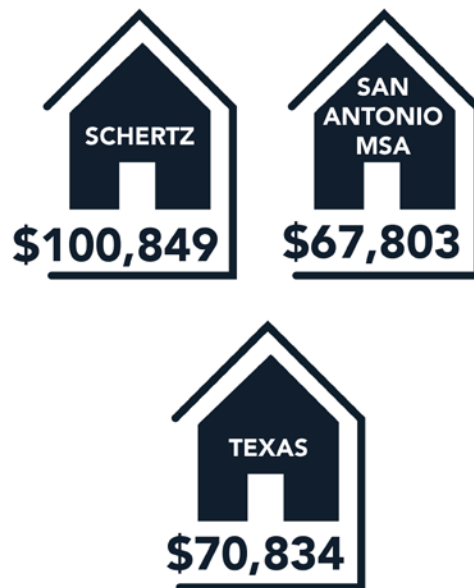


Source: Texas Water Development Board

Household Income

According to recent data, the average household income in Schertz is \$118,183, which is higher than both the San Antonio MSA (\$94,960) and Texas (\$101,658) averages. Overall, Schertz is a relatively affluent and growing city within the larger San Antonio area. The median disposable income in Schertz is \$82,732, which is significantly higher than both the San Antonio MSA (\$57,231) and Texas (\$59,270) medians. Income is an important consideration when determining the mix of fee-based versus free recreation opportunities to offer the community. Some residents may be willing and able to pay a fee for increased recreation options.

Figure 2. Average Household Income



Source: ESRI

Age Distribution

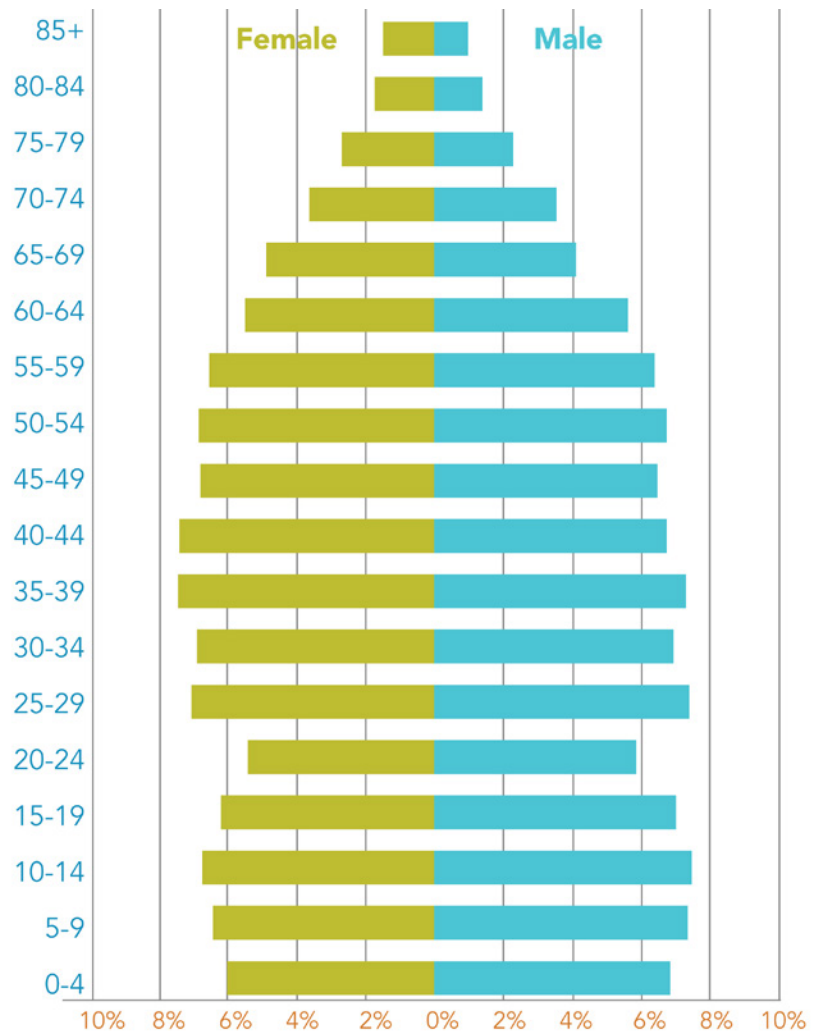
Parks and recreation amenities serve diverse age groups within communities. For example, playgrounds and sports fields are popular among families with children, whereas walking trails are popular among families with children, whereas walking trails are multi-generational and fitness areas are often favored by adults and seniors. Considering the age distribution within a community is crucial for designing parks and recreational spaces that cater to various interests. Moreover, demographic shifts, such as an aging population, may require adaptations in park amenities and programming to address the evolving preferences and mobility requirements of older adults. Different age groups have different recreational needs.

The Schertz population has a median age of 37.2 years old, which is slightly higher than the median age of the San Antonio MSA and Texas. However, the projected population growth rate for Schertz is higher than both the MSA and Texas, indicating that the City may continue to attract a younger demographic in the coming years. Most notably, children and middle-aged adults are largely similar in distribution while having different recreational needs. This indicates a need for a highly diverse parks and recreation system that can meet the varying needs of the community.

Race and Ethnicity

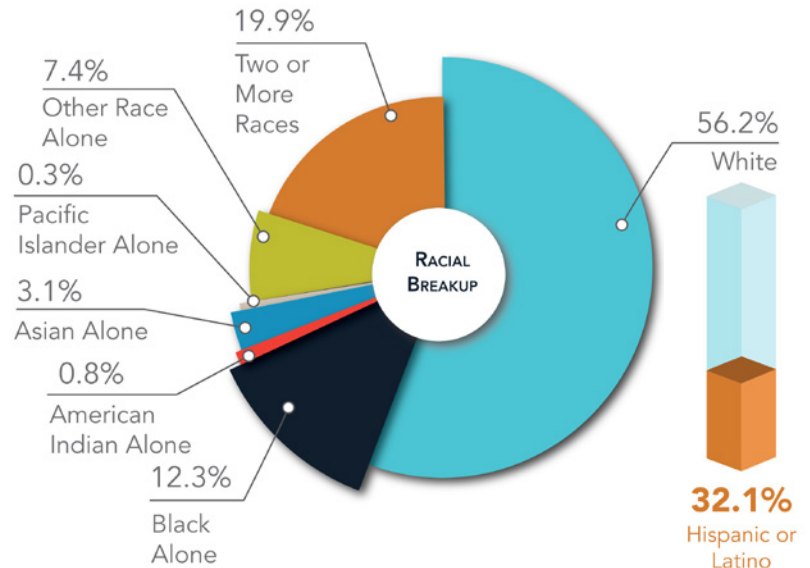
According to recent ESRI data, there have been significant changes in the racial and ethnic makeup of Schertz between 2010 and 2022. The percentage of the population that identifies as two or more races has increased from 3.9% in 2010 to 19.9% in 2022, suggesting that the population of Schertz has become more diverse in terms of racial and ethnic identity. About 32.1% of the population identifies as Hispanic or Latino. There may be a need for parks and recreation signage and information to be provided in Spanish and English.

Figure 3. Age Distribution



Source: ESRI

Figure 4. Race and Ethnicity



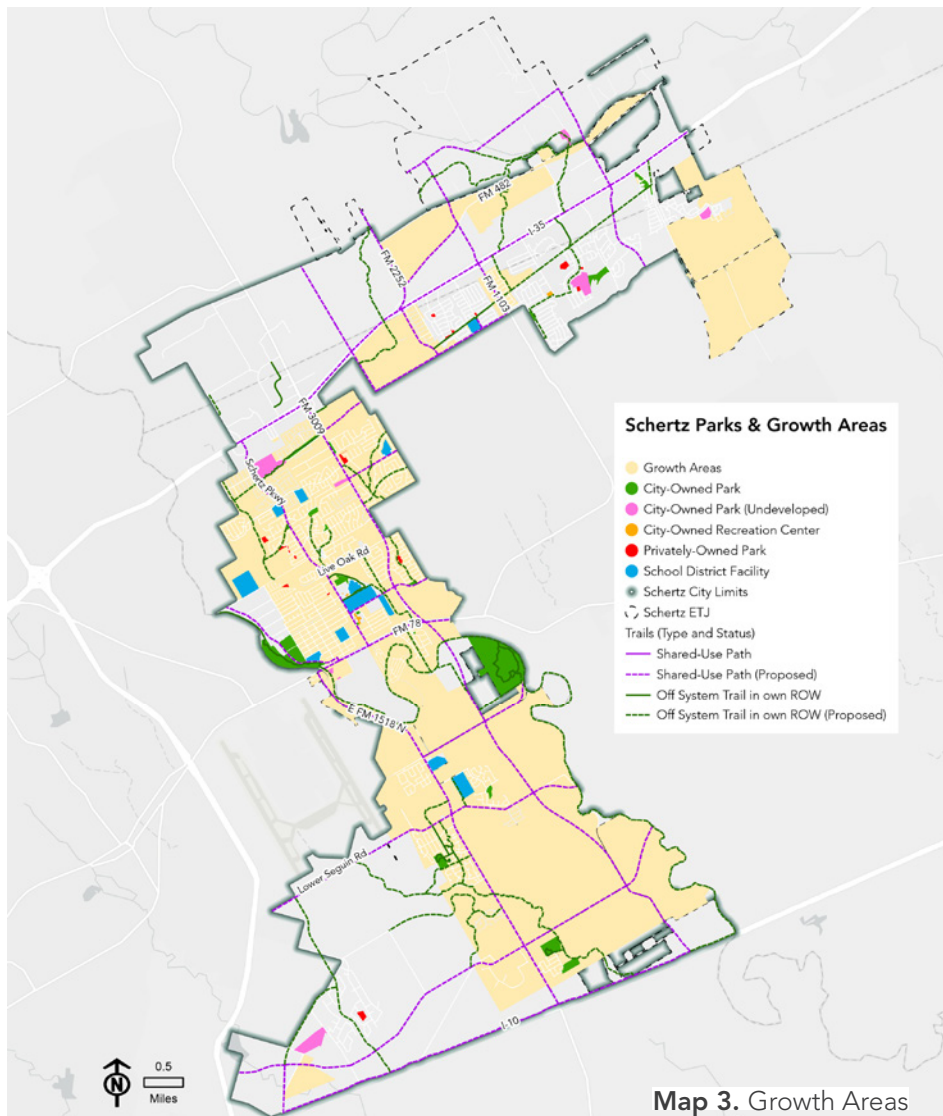
Source: ESRI

GROWTH AREAS

As the population of Schertz expands, the demand for housing will rise, necessitating the development of additional residential areas. Undertaking a coordinated effort to accommodate housing needs while also providing adequate parks and recreational spaces will be crucial for enhancing the quality of life for the Schertz community.

The Comprehensive Plan identified focus areas in the City that have larger amounts of vacant and developable land, and present the greatest potential for future residential development. Map 3 shows the potential residential growth areas in the City. This includes the focus areas mentioned above as well as areas where current or future development could include a residential component. While parkland is needed in all residential areas, new parkland is often more easily dedicated and/or developed in areas of new residential growth.

As the City considers the future of its parks system, it is important to locate parks in close proximity to residential areas. Future parkland acquisitions and/or development should aim to provide adequate parkland resources to serve any under-served neighborhoods in these areas (see the Needs Assessment later in the PROST for parkland service area maps).



Map 3. Growth Areas

VISION AND GOALS

The vision statement sets the groundwork for future growth and development of parks and recreation within the City of Schertz. A community-driven vision is crucial for the success of any plan. The vision is supported by the goals that will serve as the basis for developing measurable action items to implement the Plan.

VISION STATEMENT

Schertz's parks and recreation system aspires to enhance the quality of life for all community members by providing safe, accessible, aesthetically pleasing amenities and inclusive recreational programming. Our commitment is to create family-friendly spaces and events that cater to people of all ages and abilities, continually striving for improvement and meeting changing community needs.



The City will proactively acquire parkland and open space acreage to provide physical access to all existing and future residents of Schertz.



The City will provide recreational facilities and programs that enhance the quality of life and accessibility of services for Schertz residents.



The City will update existing parks and improve undeveloped parkland to accommodate the changing needs of the communities.



The City will maintain parks in a way that promotes full utilization of park spaces and aligns with community values.



The City will implement system-wide improvements that enhance access, usability, and aesthetics of existing and future parks.



The City will pursue/continue partnerships and seek diverse funding strategies to support the expansion of parks and recreational options.



CHAPTER

2

Parks & Recreation Inventory

INTRODUCTION

The inventory provides a comprehensive list of existing parks and recreation assets in the City of Schertz. The inventory includes City-owned parkland and facilities as well as privately owned parks (such as those provided by an HOA) and facilities owned by the school district (ISD). The privately and ISD-owned assets are listed separately from the City parks since they are only accessible by a portion of the community. This approach provides a holistic picture of amenities available for resident use and helps to identify deficiencies or gaps in specific types of parks and amenities.

This chapter provides an overview of the existing parks, recreation facilities, trails and open spaces in the City. Following a comprehensive inventory, a series of 13 park profiles provide more detailed information for a select group of parks.

At the time of this Plan, there are a variety of proposed parks, trails and properties proposed for consolidation or future development. They will be mentioned throughout this chapter, but the primary intent of the inventory is to describe a snapshot of the existing parks and recreational system available for community use today. The profiles that follow the inventory matrices discuss future plans in further detail.

A Note on Park Lighting

Providing lighting in parks is a balance and should be applied in a contextually sensitive way. Lighting for safety and security is important, but beyond that, considerations must be made for the impact lighting may have on the park use and adjacent properties. For example, well-lit amenities encourage use later into the evenings, which may or may not be preferable for those in the surrounding homes.

WHAT'S INCLUDED IN THIS CHAPTER

- Park Classifications
- Inventory of Existing Parks and Facilities
- Profiles of Select Parks and Open Spaces
- Overview of Recreational Programming

PARK

CLASSIFICATIONS

Parks and open space systems include a variety of different types of parkland that meet the varying recreational needs in a community. Types vary by size, function, typical amenities and service area. As the City grows and new park spaces are acquired, an adopted classification system should be used to guide the development of each type of park.

Pocket Park (P)

Pocket parks provide passive recreational opportunities and outdoor access to a concentrated population within an immediate proximity.

Typical Size

1/4 to 1 acre

Service Area

1/4-mile radius, walkable from immediate neighborhoods

Location and Access

Located within close proximity to residential areas, often located at the street edge and should be safely accessible by pedestrians. Does not require parking.

Typical Amenities

Seating and enhanced plantings, may include a small playground or picnic area. Some support facilities such as bike racks, trash receptacles, drinking fountains, signage, etc.

Optional Amenities

Shaded seating, gathering areas, water features, public art, monuments/statues, decorative fountains.

Park Lighting

As required for security and safety only



Gutierrez Garden Park

Neighborhood Park (N)

Neighborhood parks are medium-sized parks designed to be located within walking or biking distance of the surrounding neighborhoods. These parks foster a sense of belonging and community and can serve as focal points within their respective neighborhoods.

Typical Size

1 to 10 acres

Service Area

1/4- to 1/2-mile radius

Location and Access

Located in the center of neighborhoods with good public access. At least one side of the park should front a residential street. Sites should drain properly and be suitable for a variety of active and passive recreational uses. Drop off areas, on-street parking or small parking lots may be provided, but large parking areas are not necessary.

Typical Amenities

Playgrounds, sports courts, trail access, multipurpose fields, picnic pavilions, areas for family functions, support facilities (benches, bike racks, trash receptacles, drinking fountains, signage, etc.)

Optional Amenities

Water features (such as splash pads), public art, monuments/statues, decorative fountains, community gardens, restrooms

Park Lighting

Generally intended for security and safety only. Very limited facility lighting with no glare to adjoining residential uses.



Wendy Swan Memorial Park

Community Park (C)

Community parks are larger in size and serve a broader population than neighborhood parks. They are intended to meet the recreational needs of several neighborhoods and may include special amenities that draw users from across the City. Park development should protect desirable natural amenities and include active and passive activities for all ages.

Typical Size

10 to 100 acres

Service Area

1- to 3-mile radius

Location and Access

Should be located adjacent to desirable natural resources. The parks should be connected to citywide trail networks and be conveniently accessed by cars. Also, the parks should include adequate space for off-street parking.

Typical Amenities

Playground, picnic areas, event pavilions, athletic fields, sports courts, pools, restrooms, enhanced plantings, support facilities (benches, bike racks, trash receptacles, drinking fountains, signage, etc.)

Optional Amenities

Shaded seating, gathering areas, water features, public art, monuments/statues, decorative fountains, fishing

Park Lighting

Facility lighting at ball fields, pavilions, courts, and associated parking. Security lighting at playgrounds, trails and exterior perimeters of park structures. Avoid glare to adjoining residential uses.



Pickrell Park

Regional Park (R)

Regional parks are the largest type of park for a typical city's park system. The size varies depending on the purpose and character of the site. Regional parks provide recreational amenities for the entire community and even serve as a hub for surrounding communities to travel to and access special amenities. Regional parks often help to protect and showcase valuable natural resources such as habitat preserves or bodies of water. These parks include a very wide range of active and passive recreation opportunities and can be an economic generator by attracting sports tournaments or ecotourism or hosting large events.

Typical Size

Varies from 10 acres to several thousand acres, the "regional" draw often comes from the special amenities offered rather than the size.

Service Area

Up to 50-mile radius, depending on site features and amenities

Location and Access

These parks can be located almost anywhere in the community. They should be accessible by car and connected to citywide trail networks for locals. Large parking areas to accommodate peak use times (such as during an annual event) are likely required.

Typical Amenities

Destination playgrounds, athletic courts and field complexes, regional trail systems, water activities, unprogrammed open space, preserved natural areas, amphitheaters, large gathering areas or pavilions

Optional Amenities

Shaded seating, water features, pool, public art, monuments/statues, decorative fountains, fishing

Park Lighting

Facility and security lighting similar to a community park. Park drives and major entrance drives. Trail lighting is optional. If hosting evening events, lighting to accommodate the events as well as safe movement around the park and parking areas is necessary. Lighted sports fields often cause light pollution for surrounding properties and should be thoughtfully installed.

Linear Parks or Greenways (L)

Linear parks are typically located alongside linear natural features such as creeks or man-made features like utility easements. These parks often serve as connectors between multiple parks or points of interest within a city. They also serve purposes such as safeguarding wildlife routes and ecosystem function or facilitating floodways and stormwater drainage.

Typical Size

Varies based on surrounding environment

Service Area

Varies based on amenities

Location and Access

These parks can be located almost anywhere in the community. They should be accessible by car and connected via citywide trail networks.

Typical Amenities

Cleared trails and other amenities for walking, jogging, bicycling and/or hiking. Trails may be paved or natural. At key nodes or trailheads, benches, water fountains, restrooms, and trash cans may be provided.

Optional Amenities

Educational, safety and wayfinding signage, trailhead facilities such as information kiosks, trail maps, etc., safety and accessibility features, public art

Park Lighting

Security night lighting at picnic areas, playgrounds and trailheads. Where adjacent to streets, make dual use of street light poles to supplement park pathway or trail lighting.



Portion of the Future Great Northern Trail

Open Space or Nature Park (OS)

Open space or nature park typically refers to areas of land that are undeveloped, natural or minimally developed. These areas may include nature parks, nature reserves, meadows, forests, wetlands, riparian zones and other natural landscapes. Open spaces help preserve biodiversity, protect wildlife habitats and maintain ecological balance. They provide an environment for native flora and fauna to flourish, thus, contributing to the overall health and well-being of the ecosystem.

Typical Size

Varies

Service Area

Varies

Location and Access

Varies based on available land and appropriate adjacent uses

Typical Amenities

Natural trails, observation points, picnic areas, restrooms, parking

Optional Amenities

Educational and safety signage, visitor center, campgrounds, recreational facilities such as fishing, non-motorized boating, wildlife viewing, birdwatching, nature play or exploration, outdoor classrooms, etc.

Park Lighting

Lighting should be limited so as to preserve the natural darkness to the maximum extent possible, as light has a profound impact on ecosystem function and wildlife.



Dry Comal Creek Nature Park

Special Purpose Park (SP)

Special purpose parks can have a wide range of uses, but park facilities are oriented toward a single purpose. Typical examples of special use parks include dog parks, golf courses, skate parks, aquatic facilities, tennis complexes, ballfield complexes or historic sites. These parks can be operated and maintained by the City or a private enterprise.

Typical Size

Varies

Service Area

Varies

Location and Access

Varies based on available land and appropriate adjacent uses. Likely require some off-street parking as they provide a special amenity that residents may travel from across the City to utilize.

Typical Amenities

Varies based on user groups that they intend to serve

Optional Amenities

Varies based on user groups that they serve

Park Lighting

Specific to the intended use, but should be sensitive to the surrounding context.



Schertz Skate Park

SCHERTZ'S EXISTING PARKS AND FACILITIES

27

CITY-OWNED PARKS

457

ACRES CITY-OWNED PARK AREA

20 Miles

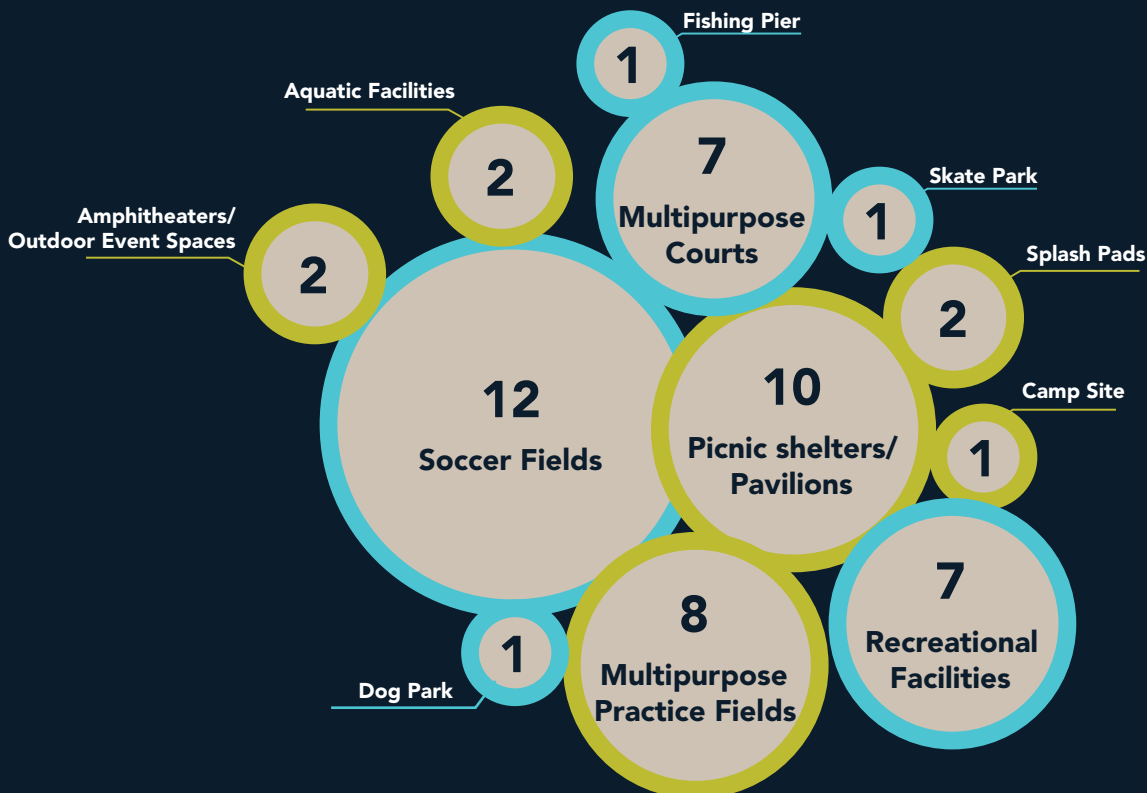
WALKING AND BIKING TRAILS

7

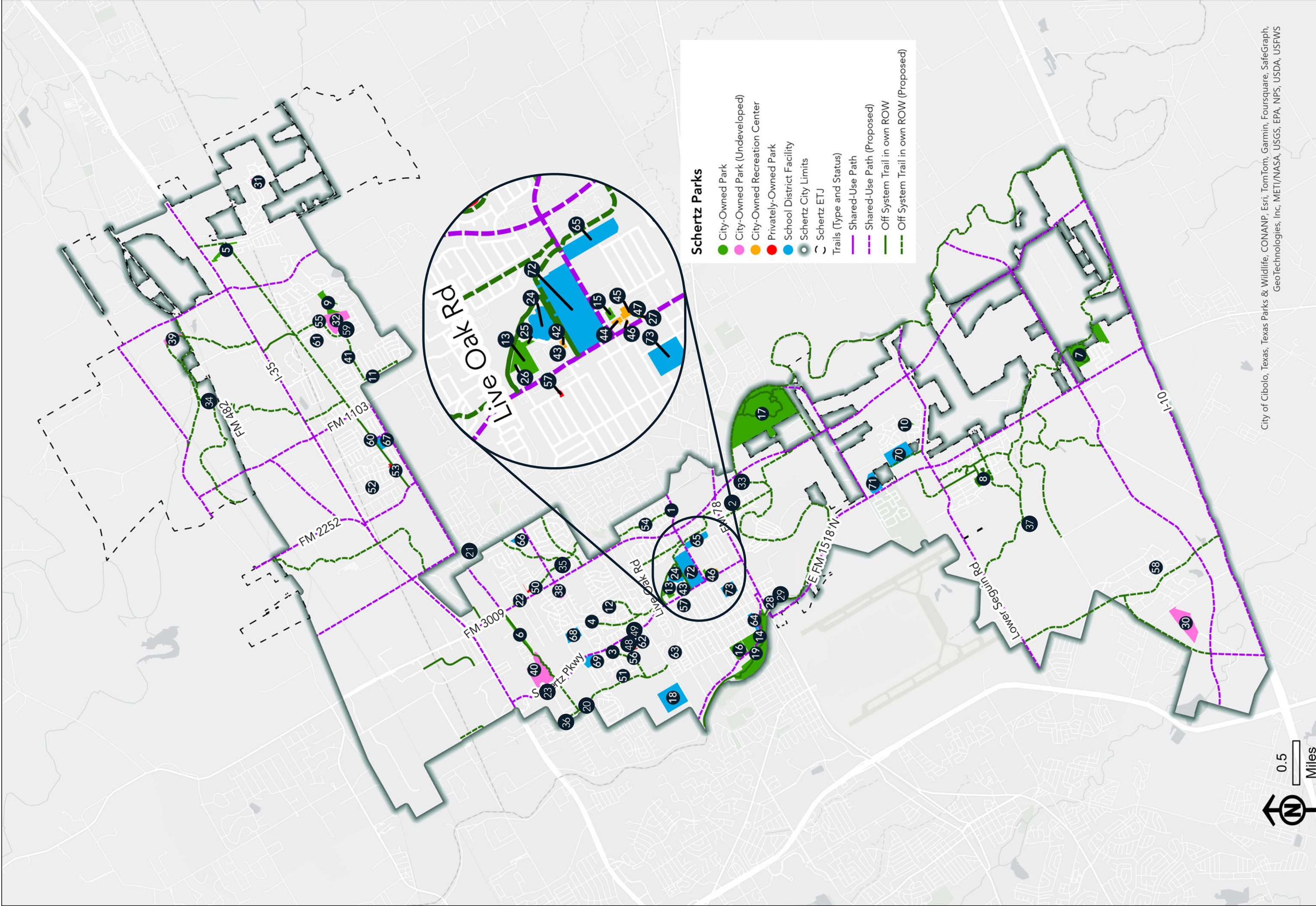
COMMUNITY RECREATIONAL FACILITIES

In total, the City of Schertz owns 27 parks covering 457 acres, with 20 miles of trails and seven recreational facilities. Privately owned amenities, such as those provided by neighborhood HOAs, provide residents with an additional 16 parks and 30 acres. The local ISD also has its own recreational facilities at schools throughout the City. It should be noted that while privately and ISD-owned facilities do provide amenities to some of the population of the City, they are often restricted for public use, so do not function like true public parks. However, with the creation of appropriate agreements, ISD facilities could potentially serve a greater portion of the population. The parks are spread throughout the City, with the majority being located in the central part of the City between I-35 and FM 78. The parks include opportunities for both

active and passive recreation. Active recreation refers to structured activities for individuals and teams that often require specialized facilities such as baseball, soccer and football. Passive recreation refers to unstructured activities that typically do not require specialized facilities such as jogging, picnicking and fishing. Schertz is especially fortunate to have prime ecological assets in the form of creeks that run through the community, most notably Cibolo Creek. Schertz has been recently successful in securing funding for additional park development and has many active plans in the works. With so many existing and new park amenities throughout the City, the opportunity exists to connect these destinations via a citywide trail network.



Note: This graphic illustrates select facilities available in City-owned parks.



City of Cibolo, Texas, Texas Parks & Wildlife, CONANP, Esri, TomTom, Garmin, Foursquare, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, USDA, USFWS

Map 4. Existing and Proposed Parks and Recreation Facilities in Schertz

Table 1. Parks and Recreation Facilities Inventory

Map Label	Park Name	Address	Acreage	Classification	Baseball/Softball Field (#)	Standalone Backstop (#)	Soccer Field (#)	Football Field (#)	Multipurpose Practice Field (#)	Basketball Court (#)	Pickleball Court (#)	Multipurpose Court (basketball, pickleball) (#)	Tennis Court (#)	Concession Stand (Y/N)	Skate Park (#)	Disc Golf Course (#)
City-Owned Parks (Developed)																
1	Gutierrez Garden Park	1231 Borgfeld Rd	2.1	P												
2	Lone Oak Park	100 Round Tree Dr	0.3	P												
3	Mary Whitfield Burks Park	3175 Schertz Parkway	2.0	P												
4	Ashley Park	534 Ashley Park	4.8	N					1			1				
5	Cypress Point Park	5526 Cypress Point	10.5	N												
6	Forest Ridge Park	17529 Wiederstein Road	11.1	N												
7	Unnamed Future Park (Hallie's Cove)*	Hallie Glade	39.7	N												
8	Heritage Oaks Park	11700 Long Leaf Pkwy	13.1	N								1				
9	Unnamed Future Park (Homestead) ⁽³⁾	Homestead Parkway	14.9	N												
10	Rhine Valley Park	9958 Mulhouse Dr	5.0	N					2			1				
11	Wendy Swan Memorial Park	4601 Cherry Tree	2.7	N								1				
12	The Park at Woodland Oaks	905 Woodland Oaks Drive	1.8	N								1				
13	Community Circle Park ^{(2)*}	Community Circle Drive	8.3	C		5			5							

* Concept Plan Available

P = Pocket Park, N = Neighborhood Park, C = Community Park, R = Regional Park, L = Linear Park or Greenway, OS = Open Space or Nature Park, SP = Special Purpose Park

	Active Facilities		Water Recreation			Passive Recreation								Miscellaneous										
	Walking/Biking Trail (# miles)	Fitness Equipment (Y/N)	Fishing Pier (#)	Outdoor Aquatic Facility (#)	Indoor Aquatic Facility (#)	Splash Pad (#)	Dog Park (#)	Playscape Units (#)	Gardens (Y/N)	Bird Blinds (#)	Table/Picnic Tables (Y/N)	BBQ Grill (Y/N)	Picnic Shelter/Pavilion (#)	Campsite	Amphitheater/Outdoor Event Space (#)	Community Recreation Facility(#)	Restrooms (Y/N)	Parking (Y/N)	Trash Cans	Water Fountain (Y/N)	Benches (Y/N)	Shade Structures (#)	Dog Waste Station (Y/N)	Bleachers (Y/N)
	0.2								Y		Y		1					Y	Y		Y		Y	
	0.05										Y	Y									Y			
	0.04	Y																	Y	Y	Y			
	0.3						4			Y	Y	1					Y		Y	Y	Y		Y	
	0.58						5											Y	Y	Y	Y	1	Y	
	0.6																			Y				
	0.2																							
	0.5						3			Y								Y	Y				Y	
	0.5		1															Y	Y					
	0.5						1			Y	Y	1						Y	Y		Y	1	Y	
	0.2					1	3			Y	Y	1					Y	Y	Y	Y	Y	1	Y	
							2			Y		1							Y		Y			
																			Y					

Table 1. Parks and Recreation Facilities Inventory, *Continued*

Map Label	Park Name	Address	Acreeage	Classification	Baseball/Softball Field (#)	Standalone Backstop (#)	Soccer Field (#)	Football Field (#)	Multipurpose Practice Field (#)	Basketball Court (#)	Pickleball Court (#)	Multipurpose Court (basketball, pickleball) (#)	Tennis Court (#)	Concession Stand (Y/N)	Skate Park (#)	Disc Golf Course (#)
14	Pickrell Park	703 Oak St	17.3	C								2		Y		
15	Schertz Community Playscape	629 Westchester Dr	1.1	C												
16	Thulemeyer Park	901 Oak St	16.1	C	5									Y		
17	Crescent Bend Nature Park	12805 Schaefer Road	189.6	R												
18	Schertz Soccer Complex	75 Maske Rd	42.0	R			12							Y		
19	Cut-Off Park ⁽¹⁾	FM 1518 along Cibolo Creek	58.2	L												
20	Dietz Creek Trail	Community Circle Drive		L												
21	Great Northern Trail*	Varies		L												
22	Oak Forest Park	4200 Block of FM 3009	2.6	L												
23	Schertz Parkway Trail	Schertz Parkway from IH-35 to FM 78		L												
24	Johnie McDow Sports Complex ⁽²⁾	955 Community Circle Drive	11.9	SP	7									Y		
25	Schertz Dog Park ⁽²⁾	940 Community Circle Drive	0.6	SP												
26	Schertz Skate Park ⁽²⁾	820 Community Circle Drive	0.3	SP											1	

* Concept Plan Available

P = Pocket Park, N = Neighborhood Park, C = Community Park, R = Regional Park, L = Linear Park or Greenway, OS = Open Space or Nature Park, SP = Special Purpose Park

Active Facilities		Water Recreation			Passive Recreation									Miscellaneous									
Walking/Biking Trail (# miles)	Fitness Equipment (Y/N)	Fishing Pier (#)	Outdoor Aquatic Facility (#)	Indoor Aquatic Facility (#)	Splash Pad (#)	Dog Park (#)	Playscape Units (#)	Gardens (Y/N)	Bird Blinds (#)	Table/Picnic Tables (Y/N)	BBQ Grill (Y/N)	Picnic Shelter/Pavilion (#)	Campsite	Amphitheater/Outdoor Event Space (#)	Community Recreation Facility(#)	Restrooms (Y/N)	Parking (Y/N)	Trash Cans	Water Fountain (Y/N)	Benches (Y/N)	Shade Structures (#)	Dog Waste Station (Y/N)	Bleachers (Y/N)
0.3			1				10			Y	Y	4		1		Y	Y	Y	Y	Y		Y	
0.1							10									Y	Y	Y	Y	Y			
										Y						Y	Y	Y	Y				Y
3.7									2	Y			1			Y	Y	Y	Y	Y		Y	
							1			Y		1				Y	Y	Y	Y	Y	1		
1.5																	Y						
0.85																							
2.4+																		Y		Y		Y	
0.2																				Y			
6.2																		Y	Y	Y		Y	
										Y						Y	Y	Y	Y		4		Y
0.1						1				Y						Y	Y	Y	Y	Y		Y	
																	Y	Y		Y			

+ Great Northern Trail - 7 miles proposed trail length

Table 1. Parks and Recreation Facilities Inventory, Continued

Map Label	Park Name	Address	Acreeage	Classification	Baseball/Softball Field (#)	Standalone Backstop (#)	Soccer Field (#)	Football Field (#)	Multipurpose Practice Field (#)	Basketball Court (#)	Pickleball Court (#)	Multipurpose Court (basketball, pickleball) (#)	Tennis Court (#)	Concession Stand (Y/N)	Skate Park (#)	Disc Golf Course (#)
27	Veterans Memorial Plaza	512 Schertz Parkway	0.6	SP												
Total			456.6		12	5	12		8			7			1	
City-Owned Properties Designated for Parks Utilization (Undeveloped)																
28	Palm Park ⁽¹⁾	200 Block of FM 78	2.4	P												
29	Zuehl Lot ⁽¹⁾	107 Zuehl Rd	0.6	P												
30	Unnamed Future Park (Graytown Valley)*	Graytown Road and Boeing Drive	44.9	N												
31	Unnamed Future Park (Parklands)*	Parklands Way	8.8	N												
32	Unnamed Future Park (Hilltop) ^{(3)*}	6300 Block of Jimmy Walker Dr	28.3	C												
33	Cibolo Creek Trail & Paddle Trail ⁽¹⁾	Varies		L												
34	Dry Comal Creek Trail	Varies		L												
35	East Dietz Creek Trail*	Varies		L												
36	West Dietz Creek Trail*	Varies		L												
37	Woman Hollering Creek Trail*	Varies		L												
38	Berry Creek Open Space	FM 3009	5.1	OS												

* Concept Plan Available

P = Pocket Park, N = Neighborhood Park, C = Community Park, R = Regional Park, L = Linear Park or Greenway, OS = Open Space or Nature Park, SP = Special Purpose Park

Table 1. Parks and Recreation Facilities Inventory, *Continued*

Map Label	Park Name	Address	Acreeage	Classification	Baseball/Softball Field (#)	Standalone Backstop (#)	Soccer Field (#)	Football Field (#)	Multipurpose Practice Field (#)	Basketball Court (#)	Pickleball Court (#)	Multipurpose Court (basketball, pickleball) (#)	Tennis Court (#)	Concession Stand (Y/N)	Skate Park (#)	Disc Golf Course (#)
39	Dry Comal Creek Nature Park*	Bunker St and FM 482	10.6	OS												
40	Unnamed Future Park (Live Oak Hills)	Schertz Parkway/Wiederstein	52.2	OS												
Total			152.9													
City-Owned Recreation Facilities																
41	North Center	3501 Morning Drive	2.3	-										Y		
42	Schertz Civic Center	1400 Schertz Parkway	0.5	-										Y		
43	Schertz Community Center	1400 Schertz Parkway	0.1	-										Y		
44	Schertz Library	798 Schertz Parkway	0.8	-										Y		
45	Schertz Recreation Center (Operated by the YMCA)	621 Westchester Drive	2.3	-												
46	Schertz Senior Center (Operated by the YMCA)	608 Schertz Parkway	0.2	-										Y		
47	Schertz Aquatic Center (Operated by the YMCA)	560 Schertz Parkway		-												
Total			6.2													
City-Owned Totals			615.7		12	5	12		8			7			1	

* Concept Plan Available

P = Pocket Park, N = Neighborhood Park, C = Community Park, R = Regional Park, L = Linear Park or Greenway, OS = Open Space or Nature Park, SP = Special Purpose Park

	Active Facilities		Water Recreation			Passive Recreation								Miscellaneous											
	Walking/Biking Trail (# miles)	Fitness Equipment (Y/N)	Fishing Pier (#)	Outdoor Aquatic Facility (#)	Indoor Aquatic Facility (#)	Splash Pad (#)	Dog Park (#)	Playscape Units (#)	Gardens (Y/N)	Bird Blinds (#)	Table/Picnic Tables (Y/N)	BBQ Grill (Y/N)	Picnic Shelter/Pavilion (#)	Campsite	Amphitheater/Outdoor Event Space (#)	Community Recreation Facility(#)	Restrooms (Y/N)	Parking (Y/N)	Trash Cans	Water Fountain (Y/N)	Benches (Y/N)	Shade Structures (#)	Dog Waste Station (Y/N)	Bleachers (Y/N)	
	0.5																								
	1																								
																1	Y	Y							
																1	Y	Y							
																1	Y	Y							
						1										1	Y	Y			Y				
									Y							1	Y	Y	Y	Y	Y	1			
				1												1									
				1	1											7						1			
	20.02		1	1	1	2	1	39		2			10	1	2	7						9			

+ West Dietz Creek Trail - 3 miles proposed total trail length, Woman Hollering Creek Trail - 5 miles proposed trail length

Table 1. Parks and Recreation Facilities Inventory, *Continued*

Map Label	Park Name	Address	Acreage	Classification	Baseball/Softball Field (#)	Standalone Backstop (#)	Soccer Field (#)	Football Field (#)	Multipurpose Practice Field (#)	Basketball Court (#)	Pickleball Court (#)	Multipurpose Court (basketball, pickleball) (#)	Tennis Court (#)	Concession Stand (Y/N)	Skate Park (#)	Disc Golf Course (#)
Privately Owned/Home Owner Association (HOA) Parks																
48	Elm Park	Melville Lane	0.2	P												
49	Willow Park	Melville Lane	0.3	P												
50	Arroyo Verde Park	North side of Arroyo Verde	4.0	N												
51	Ashley Place Park	At the terminus of Victoria Point	2.6	N												
52	Belmont Park	Granville Peak	1.2	N												
53	Belmont Park Open Space	Intersection of Hourless Oaks/ Triple Crown	2.2	N												

Proposed Consolidations

(1)	Marked with blue in the map label column in the matrix: Cut-off, Zuehl and Palm Parks will become part of the Cibolo Creek String of Parks, as stops along a regional Cibolo Creek Trail network.
(2)	Marked with green in the map label column in the matrix: The existing Community Circle Park will be enhanced and expanded to incorporate the Johnie McDow Sports Complex, Dog Park, Skate Park, and a new community park space.
(3)	Marked with orange in the map label column in the matrix: The unnamed future park (Hilltop) will be combined with unnamed future park (Homestead) and two adjacent undeveloped parcels to create a larger park.

	Active Facilities		Water Recreation		Passive Recreation								Miscellaneous												
	Walking/Biking Trail (# miles)	Fitness Equipment (Y/N)	Fishing Pier (#)	Outdoor Aquatic Facility (#)	Indoor Aquatic Facility (#)	Splash Pad (#)	Dog Park (#)	Playscape Units (#)	Gardens (Y/N)	Bird Blinds (#)	Table/Picnic Tables (Y/N)	BBQ Grill (Y/N)	Picnic Shelter/Pavilion (#)	Campsite	Amphitheater/Outdoor Event Space (#)	Community Recreation Facility(#)	Restrooms (Y/N)	Parking (Y/N)	Trash Cans	Water Fountain (Y/N)	Benches (Y/N)	Shade Structures (#)	Dog Waste Station (Y/N)	Bleachers (Y/N)	
																		Y							
	0.25			1				1			Y		2				Y	Y	Y	Y	Y	Y			
	1							1			Y							Y			Y				

Table 1. Parks and Recreation Facilities Inventory, *Continued*

Map Label	Park Name	Address	Acreeage	Classification	Baseball/Softball Field (#)	Standalone Backstop (#)	Soccer Field (#)	Football Field (#)	Multipurpose Practice Field (#)	Basketball Court (#)	Pickleball Court (#)	Multipurpose Court (basketball, pickleball) (#)	Tennis Court (#)	Concession Stand (Y/N)	Skate Park (#)	Disc Golf Course (#)
54	Dove Meadows Park	Sandy Ridge Circle	2.5	N	2				1	1						
55	Fairhaven Park	Columbia Drive	0.6	N												
56	Jonas Woods Park	Jonas Drive	1.3	N												
57	Kramer Farms Park	Corner of Hitch Road/Rooster Run	0.4	N												
58	Laura Heights	Halie Heights	5.2	N												
59	Links at Scenic Hills	6300 Block of Jimmy Walker Dr	1.5	N												
60	Riata Amenity Center	Mineral Springs & Fairlawn Ave	0.6	N												
61	Scenic Hills Lodge	Scenic Drive & Vista Drive	5.1	N												
62	Turtle Park	Thoreau Trail	0.7	N												
63	Windy Meadows Park	Windy Oaks Mobile Home Park, Meadow View Drive	1.4	N						1						
Total			29.9		2				1	2						
SCUCISD Facilities (even if not currently open to public)																
64	Allison L. Steele Enhanced Learning Center	204 Wright Avenue	9.5	-		3			1	3						
65	Clarence Shelton Athletic Complex	Elbel Road	13.1	-						1			8			
66	Green Valley Elementary School	1694 Green Valley Road	10.2	-												

Active Facilities		Water Recreation			Passive Recreation									Miscellaneous									
Walking/Biking Trail (# miles)	Fitness Equipment (Y/N)	Fishing Pier (#)	Outdoor Aquatic Facility (#)	Indoor Aquatic Facility (#)	Splash Pad (#)	Dog Park (#)	Playscape Units (#)	Gardens (Y/N)	Bird Blinds (#)	Table/Picnic Tables (Y/N)	BBQ Grill (Y/N)	Picnic Shelter/Pavilion (#)	Campsite	Amphitheater/Outdoor Event Space (#)	Community Recreation Facility(#)	Restrooms (Y/N)	Parking (Y/N)	Trash Cans	Water Fountain (Y/N)	Benches (Y/N)	Shade Structures (#)	Dog Waste Station (Y/N)	Bleachers (Y/N)
			1							Y						Y	Y	Y					
			1				2			Y		2			1	Y	Y	Y	Y	Y	Y		
										Y		1				Y	Y	Y	Y				
							2			Y		1						Y		Y	Y		
																				Y	Y		
							1										Y						
			1				1									Y	Y	Y	Y	Y	Y		
0.2			1							Y		1			1	Y	Y	Y	Y	Y			
							1													Y			
			1				1			Y	Y				1		Y	Y		Y	Y		
1.45			6				10					7			3								
																	Y						
																Y	Y	Y	Y	Y	2		8
							3									Y	Y				4		

Table 1. Parks and Recreation Facilities Inventory, *Continued*

Map Label	Park Name	Address	Acreage	Classification	Baseball/Softball Field (#)	Standalone Backstop (#)	Soccer Field (#)	Football Field (#)	Multipurpose Practice Field (#)	Basketball Court (#)	Pickleball Court (#)	Multipurpose Court (basketball, pickleball) (#)	Tennis Court (#)	Concession Stand (Y/N)	Skate Park (#)	Disc Golf Course (#)
67	John A. Sippel Elementary School	420 Fairlawn Avenue	13.5	-												
68	Laura Ingalls Wilder Intermediate School	806 Savannah Drive	12.1	-			2	1		3						
69	Norma J. Paschal Elementary School	590 Savannah Drive	10.8	-					1	3						
70	Ray D. Corbett Junior High School	12000 Ray Corbett Drive	33.6	-		2	1		1				6			
71	Rose Garden Elementary School	10414 E Fm 1518 N	17.6							1						
72	Samuel Clemens High School	1001 Elbel Road	47.1	-	2			1								
73	Schertz Elementary School	701 Curtiss Street	13.0	-						2						
Total			180.3		2	5	3	2	3	13			14			

Active Facilities		Water Recreation				Passive Recreation								Miscellaneous									
Walking/Biking Trail (# miles)	Fitness Equipment (Y/N)	Fishing Pier (#)	Outdoor Aquatic Facility (#)	Indoor Aquatic Facility (#)	Splash Pad (#)	Dog Park (#)	Playscape Units (#)	Gardens (Y/N)	Bird Blinds (#)	Table/Picnic Tables (Y/N)	BBQ Grill (Y/N)	Picnic Shelter/Pavilion (#)	Campsite	Amphitheater/Outdoor Event Space (#)	Community Recreation Facility(#)	Restrooms (Y/N)	Parking (Y/N)	Trash Cans	Water Fountain (Y/N)	Benches (Y/N)	Shade Structures (#)	Dog Waste Station (Y/N)	Bleachers (Y/N)
							4									Y	Y				2		
							1									Y	Y	Y	Y	Y	4		
							4														2		
																Y	Y		Y	Y			5
							6									Y	Y	Y					
	Y									Y		6				Y	Y	Y					1
							5									Y	Y				2		
							23					6									16		14

Cibolo Creek String of Parks

The Cibolo Creek String of Parks is intended to create a series of open spaces and access points along a regional walking and paddling trail along Cibolo Creek that would go through Schertz as well as its neighboring cities of Cibolo, Universal City and Selma. Parks in the "string" would encompass the existing Cut-Off Park along with some undeveloped parcels already acquired by the Parks Department, including Palm Park, Zuehl Park and an additional parcel recently donated along FM 1518. Eventually, Crescent Bend Nature Park and two Cibolo Creek Municipal Authority (CCMA) properties (one adjacent to Crescent Bend Nature Park and another near the southern city limit) would be connected to the walking and paddling trail along Cibolo Creek as well, along with any other creek-side parcels the City is able to acquire.

Location and Access

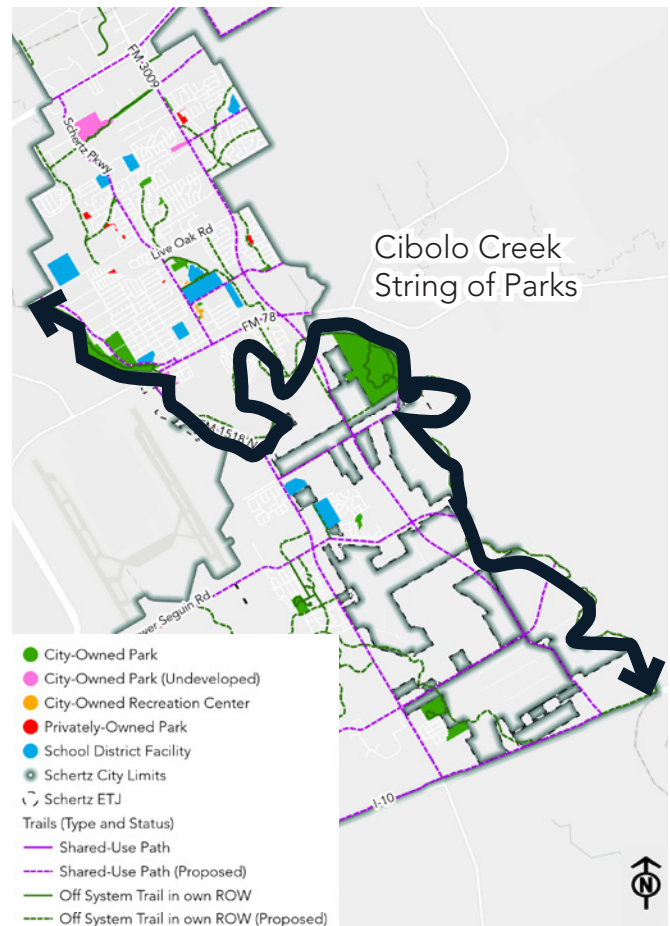
Currently, Cut-Off Park has a prime location with significant frontage along FM 1518 and one small dirt parking lot and some signage. The trails in Cut-Off Park are natural and not handicapped accessible. Palm and Zuehl Parks are tucked behind commercial and residential developments. Palm has limited parking and Zuehl has no parking. Neither park has signage.

Existing Conditions

Cut-Off Park is a linear natural area with primitive trails and Palm and Zuehl parks are both small undeveloped lots. All provide water access to Cibolo Creek.

Opportunities for Improvement

- A full trailhead at Cut-Off Park with paved parking and restroom facilities
- Accessible trails at Cut-Off Park
- The eastern edge of Cut-Off Park is near historic Downtown Schertz and could become a part of any redevelopment efforts for the Downtown area.
- Palm Park could serve youth activities, such as Scouting.
- Through the FM 78 corridor redevelopment, if the opportunity presents itself for redevelopment of the two buildings between the park and FM 78 the City could consider it.
- Zuehl Park is adjacent to single-family homes and is best suited for low-impact activities. This could be an ideal location for a kayak put-in, as the Cibolo Creek is dammed and non-navigable just to the north.
- With the implementation of a regional hike and walking trail network along Cibolo Creek, the String of Parks could become a regional draw.



Map 5. Cibolo Creek String of Parks Route

About the Park



Park Location	Park Size	Park Type
Varies	Varies	Community

Park Features
Walking and Biking Trails
Natural Area
Water Access
Picnic Tables
Parking



Existing Conditions at Palm Park

Community Circle Park

Location and Access

The proposed Community Circle Park will consolidate the existing multipurpose fields with the Skate Park, Dog Park, Johnie McDow Sports Complex, and new park amenities. This would develop a 38.5-acre community park, located in the center of Schertz adjacent to the City's Municipal Complex. Access is directly off Schertz Parkway and there is ample parking available.

Existing Conditions

The Johnie McDow Sports Complex currently contains competition-level baseball and softball fields and is one of the primary sport amenities in the City. It is managed by the City in partnership with the Buffalo Valley Youth Association (BVYA). Both the Skate Park and Dog Park are located adjacent to the sports complex and, while functional, are limited in their offerings and in need of infrastructure improvements. The current Community Circle Park is an open, multipurpose field with freestanding backstops that are used by BVYA for practice.

Opportunities for Improvement

- Implement the concept plan shown on the following page to provide improved amenities and additional recreational programming. The park improvements have been fully funded by the Schertz EDC and are expected to complete construction in 2028.
- Expand the Dietz Creek Trail to connect the park to the Cibolo Creek Trail and Great Northern Trail as shown in the map on page 19.



Map 6. Community Circle Park Location

About the Park



Park Location	Park Size	Park Type
Community Circle Drive	38.5 Acres	Community

Park Features	
Baseball and Softball Complex	Parking
Standalone Backstop	Trash Cans
Concession Stand	Water Fountain
Picnic Tables	Grand Stands
Restrooms	Shade Structure
Skate Park	Multipurpose Practice Field
Walking and Biking Trails	Dog Park
	Benches

Great Northern Trail

The Great Northern Trail is a proposed 8-mile long trail that will span from Schertz Parkway to the Cypress Point neighborhood in northern Schertz. The trail is planned to be developed as a multi-use trail. Some sections of the trail are already developed that include a half-mile section from Schertz Parkway to Wiederstein Road and another section on the Cibolo Valley Baptist Church property at FM 1103.



Concept for Community Circle Park (Source: City of Schertz)



Concept for an expanded Skate Park (Source: City of Schertz)



Concept for Community Circle Park (Source: City of Schertz)

Crescent Bend Nature Park

Location and Access

Crescent Bend Nature Park (CBNP) is located along the Cibolo Creek and West Schaefer Road. The park attracts visitors from the surrounding region and is accessible by personal automobiles. Eventually the park is expected to be connected to the Cibolo Creek Trail network.

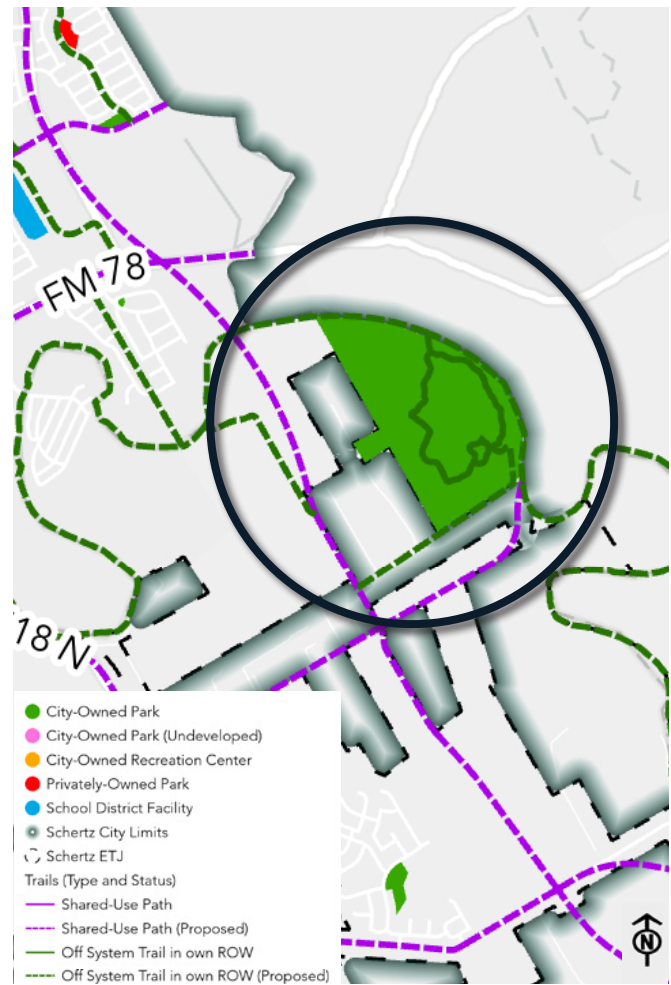
Existing Conditions

CBNP is one of the few parks with a regional draw in the City and offers unique amenities such as birding and campsites (to be used for Scouting groups only) along with walking and biking trails, picnic tables, and educational signage. The park is also a Certified Firefly Habitat and is committed to the protection of fireflies from invasive species, light pollution and habitat degradation. In addition, the park sustains multiple habitats and diverse wildlife. It also hosts events such as educational walks and Star Party.

The Friends of Crescent Bend Nature Park is a volunteer group that works with the City to spearhead conservation efforts and ensure the provision of necessary amenities in the park. The group has been involved in developing strategies and recommendations for the future development of the park.

Opportunities for Improvement

- Undertake initiatives to preserve the biodiversity of the park and restore habitat, such as invasive removal and soil health enhancing maintenance strategies.
- Provide fishing access along the northeast corner of the park. Identify locations for fishing piers.
- Develop a concept plan for constructing an educational pavilion in the park.
- Improve pedestrian and bicycle access to the park through a connected trail system and introduce additional educational programming for kids and young adults.
- Provide additional parking for visitors.
- Provide additional restrooms.
- Provide natural, exploratory children’s play areas.
- Provide outdoor classroom nodes along the trail network.



Map 7. Crescent Bend Nature Park Location

About the Park



Park Location	Park Size	Park Type
12805 Schaefer Road	180.7 Acres	Open Space
Park Features		
Walking and Biking Trails	Parking	
	Benches	
Picnic Tables	Campsite	
Restrooms	Paved Trails	
Natural Areas,Habitat		
Birding Stations		
Water Access		



Existing Conditions in Crescent Bend Nature Park

Cypress Point Park

Location and Access

Cypress Point Park is a neighborhood park located along Cypress Point in the northern part of Schertz and will serve as the eastern end point for the proposed Great Northern Trail (see Appendix B for concept plan of the Great Northern Trail). The Park begins at a neighborhood entrance off the I-35 frontage road and follows a utility easement through single-family homes. Access is via neighborhood streets and sidewalks, and there is a small parking lot next to the playscape.

Existing Conditions

The park is irregular in shape and weaves among homes. Amenities currently consist of a small playground and walking and biking trails. It is also informally used for hosting outdoor movies. The majority of the park is open lawn space.

Opportunities for Improvement

- Utilize the natural topography of the site to develop an amphitheater to host movie nights and other programming.
- Develop a trailhead that connects to the Great Northern Trail on the west side of the park.
- Assess the potential of developing a disc golf course.



Map 8. Cypress Point Park Location

About the Park



Park Location	Park Size	Park Type
5526 Cypress Point	10.5 Acres	Neighborhood
Park Features		
Walking and Biking Trails	Parking	
	Benches	
Covered Playground		



Existing Conditions in Cypress Point Park

Dry Comal Creek Nature Park

Location and Access

The Dry Comal Creek Nature Park is a recently annexed, undeveloped park located along FM 482 adjacent to Dry Comal Creek. It is in the far northeast part of the City, and a portion of the park is in Comal Township. The park is located along Comal Creek and includes a pond with wetland habitat. It is also adjacent to the historic Saint Joseph’s Cemetery and is across the street from St. Joseph’s German Chapel, which was designated as a historic site by the Schertz Historic Preservation Committee in 2011. It is accessed by neighborhood streets and is adjacent to single-family homes.

Existing Conditions

The area has drainage issues and is prone to flooding. The park is conceptualized to be developed as a nature park in partnership between the City and Great Springs Project.

Opportunities for Improvement

Opportunities for future improvements and new amenities could include:

- Implement the existing concept plan shown on the following page to improve access and introduce amenities such as parking, boardwalks and trailheads.
- Develop the park as part of a greater cultural site celebrating local history.
- Provide buffering from the adjacent neighborhoods.
- Enhance the site with habitat restoration.
- Identify opportunities for recreational programming including aquatic recreation, nature play and education.

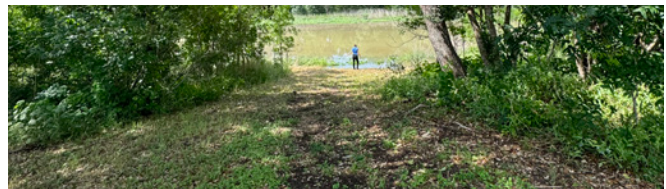


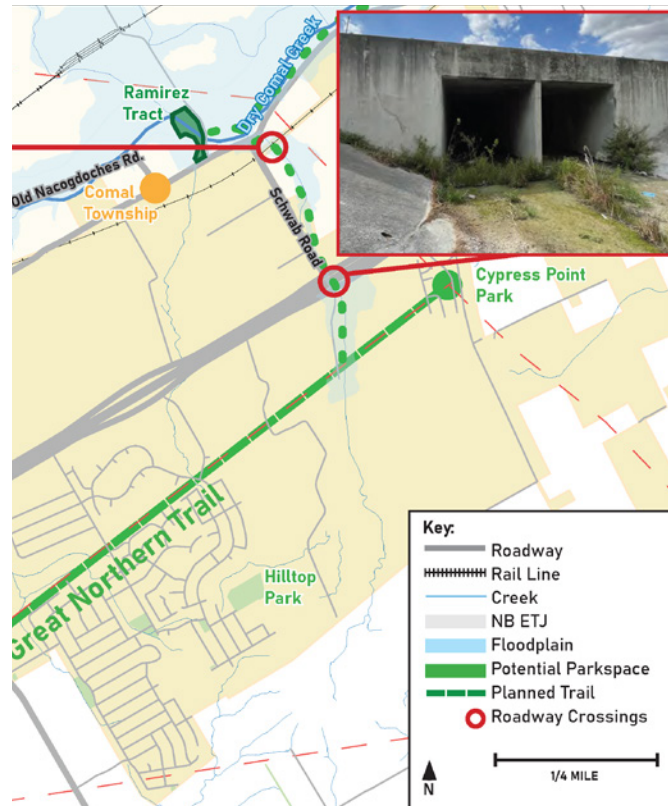
Map 9. Dry Comal Creek Nature Park Location

About the Park



Park Location	Park Size	Park Type
Intersection of Bunker Street and FM 482	10.6 Acres	Open Space
Park Features		
Under Construction	Large Trees	
Natural Areas	Mowed Field on Upper Portion of Site	
Pond and Wetland Habitat		





Proposed Trail Connections to Dry Comal Creek Park
(Source: City of Schertz)



Trailhead Vision for Dry Comal Creek Plan (Source: City of Schertz)



Boardwalk Vision for Dry Comal Creek Plan (Source: City of Schertz)

Unnamed Future Park (Graytown Valley)

Location and Access

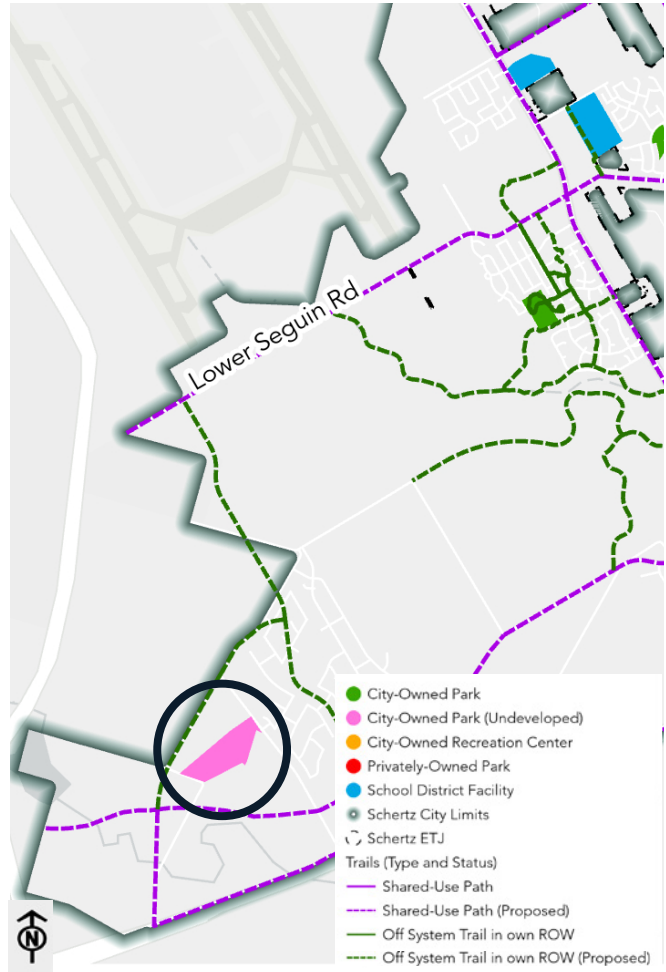
This unnamed future park is a 45-acre undeveloped park located along Graytown Road and Boeing Drive in the southwest part of Schertz. It will be accessible via neighborhood streets.

Existing Conditions

The park is currently undeveloped and features natural assets of large trees and ponds. The future concept includes a neighborhood park with trails, lakes, a multi-age playground and a pavilion as shown in the concept plan on the following page. The park is expected to be developed with the construction of the surrounding housing development.

Opportunities for Improvement

- Implement the concept plan shown on the following page to develop a playground, pavilion, trailhead, restrooms and parking as shown in Phase One of the concept plan.
- Prepare an implementation plan for Phase Two of the concept plan.



Map 10. Graytown Valley Park Location

About the Park



Park Location	Park Size	Park Type
Intersection of Graytown Road and Boeing Drive	45 Acres	Neighborhood

Park Features

Currently Undeveloped

- Natural Areas
- Natural Ponds
- Large Trees



Graytown Valley Park, Phase One Improvements (Source: City of Schertz)



***NOTE:** All improvements outside of Phase One are for conceptual planning purposes only, and will be the responsibility of the City of Schertz

Proposed Concept for Graytown Valley Park (Source: City of Schertz)

Heritage Oaks Park

Location and Access

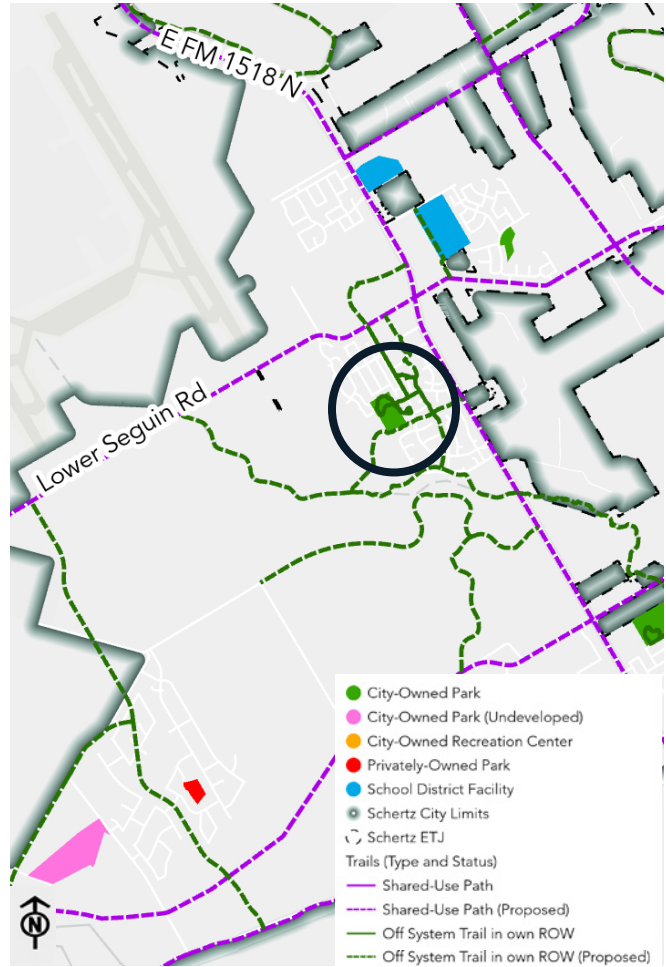
Heritage Oaks Park is a neighborhood park located in the southern part of Schertz serving the adjacent neighborhood. Its access is via neighborhood roads and there is a parking lot that is shared with the adjacent amenity center.

Existing Conditions

The park provides natural amenities such as large oak trees and a pond. It also houses recreational amenities including a playground, half basketball court, educational signage, picnic tables and scenic views. It is surrounded by single-family homes. The Crossvine Amenity Center, a private recreation center, is located adjacent to Heritage Oaks Park. The amenity center houses an amphitheater and events pavilion overlooking the pond.

Opportunities for Improvement

- Partner with The Crossvine to connect the park to the adjacent amenity center for special events open to the public.
- Provide more educational signage throughout the park.
- Provide nature-play elements for kids such as discovery trails, natural hiding spots, logs, etc.
- Provide accessible trails and handicapped access to the playscape.
- Provide additional parking.
- Provide water access for fishing, kayaking and birding.



Map 11. Heritage Oaks Park Location

About the Park



Park Location	Park Size	Park Type
11700 Long Leaf Parkway	13.1 Acres	Neighborhood
Park Features		
Playground	Basketball Court (half)	
Picnic Tables	Parking	
Large Shade Trees	Benches	
	Pond	



Bridge Crossing at Heritage Oaks Park



Existing Conditions in Heritage Oaks Park

Unnamed Future Park (Hilltop)

Location and Access

This unnamed future park is a proposed consolidation of the existing unnamed park located along Columbia Drive, the adjacent unnamed park (Homestead) currently under development, and two additional undeveloped parcels. Once combined, they will create a 45-acre community park as shown in the concept plan on the following page. The park is accessed via neighborhood streets and unnamed park (Homestead) is accessed off a new collector street recently built by the adjacent housing development. There are small paved parking lots at both parks.

Existing Conditions

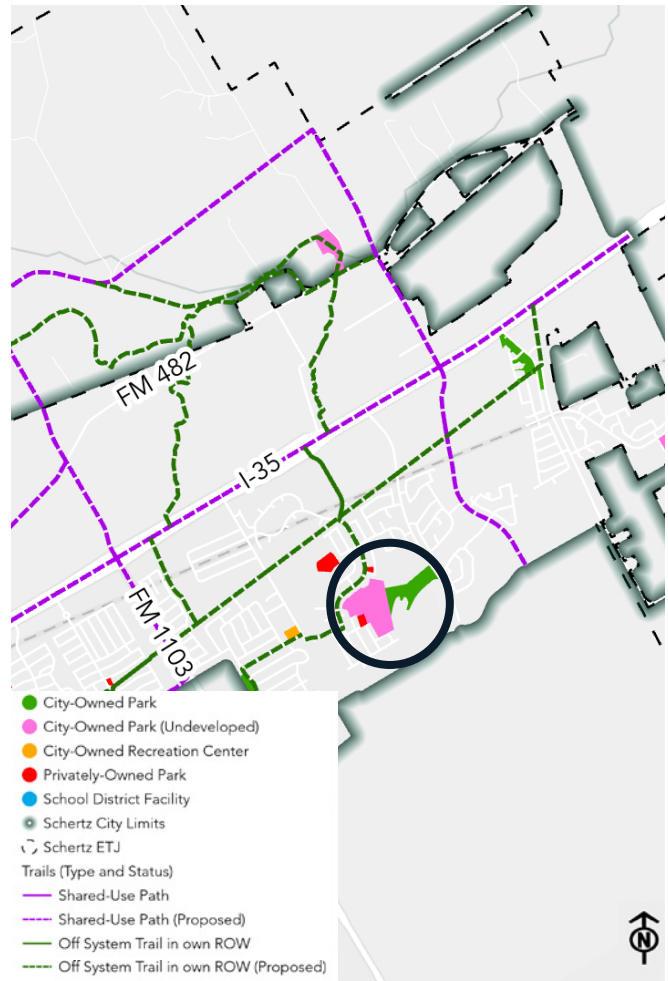
The existing parkland contains one of the highest points in the City and offers beautiful views of Schertz and the Hill Country. The park has large topographical changes and is covered in cedar trees. It is currently used for biking and hiking on primitive trails. There is some evidence of wash-out on the steeper trails.

Unnamed park (Homestead) is being built along with the surrounding housing development. It has a pond with wetland habitat, paved walking trails, lighting and a fishing pier.

The two undeveloped parcels are similar in nature to the existing unnamed park (Homestead) with hilly terrain and cedars.

Opportunities for Improvement

- The consolidated park offers a unique opportunity to become a regional draw due to its size and potential to provide desirable assets.
- Improve the trail network within the park as shown in the concept plan, with a focus on mountain biking and hiking.
- Provide a lookout tower at the highest point of the park.
- Coordinate with the respective HOA to provide more parking.
- Identify locations for interpretive signage throughout the park.
- Identify opportunities for recreational programming on the property.



Map 12. Hilltop Park Location

About the Park



Park Location	Park Size	Park Type
6300 Block of Jimmy Walker Dr	45 acre	Community
Park Features		
Partially Undeveloped/ Under Construction	Natural Topographic Change, High Spot/Viewpoint	
Paved Walking Trails	Fishing Pond and Pier	
Natural Walking and Biking Trails, Single Track	Parking Lot along Homestead Pkwy	
Cedar Forest and Wetland Habitats	Playground and Parking Lot along Jimmy Walker (currently owned by HOA, planned to be given to the City)	
Lighting		

Live Oak Hills Park + Forest Ridge Park

Location and Access

The existing Forest Ridge Park is a linear park located along Wiederstein Road. It does not have parking but is accessible from the surrounding neighborhoods via sidewalks and community trails. Live Oak Hills is an undeveloped piece of parkland on the western end of Forest Ridge Park, and is anticipated to serve as the western end point for the proposed Great Northern Trail (GNT), the concept plan for which can be found in Appendix B. Existing trails stretch from Roy Richard Drive to Schertz Parkway, but are intended to connect all the way to Cibolo Creek in the future.

Existing Conditions

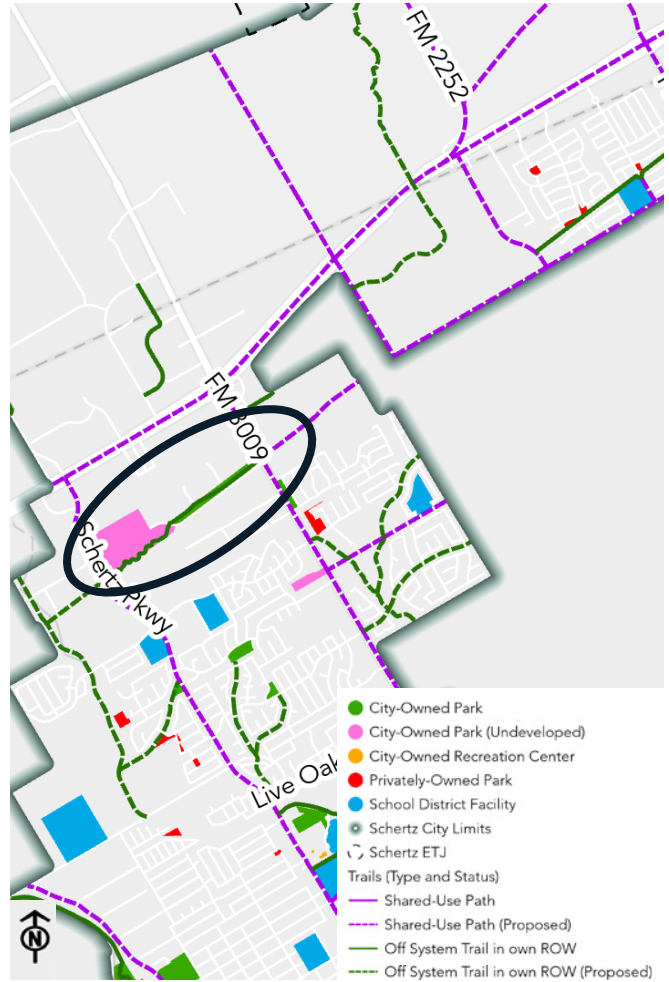
Both parks follow a major overhead utility easement and provide unpaved trails with minimal amenities. Portions of the trail are exposed, while others are shaded by tree cover. At present, Forest Ridge serves the residents of Forest Ridge Community and is an area primarily for walking. The trails must cross Wiederstein Road at one point. The Live Oak Hills portion is undeveloped and unmaintained, except for a trail that follows the utility lines.

Opportunities for Improvement

- Develop a trailhead with parking and restrooms for the GNT.
- Develop amenities, such as a splashpad and trailhead closer to Schertz Parkway, in order to minimize impact on the existing neighborhoods.
- Develop maintenance guidelines that protect and enhance the natural features of the park, such as the trees and native plants and wildflowers.



Live Oak Hills



Map 13. Live Oak Hills & Forest Ridge Parks Location

About the Park

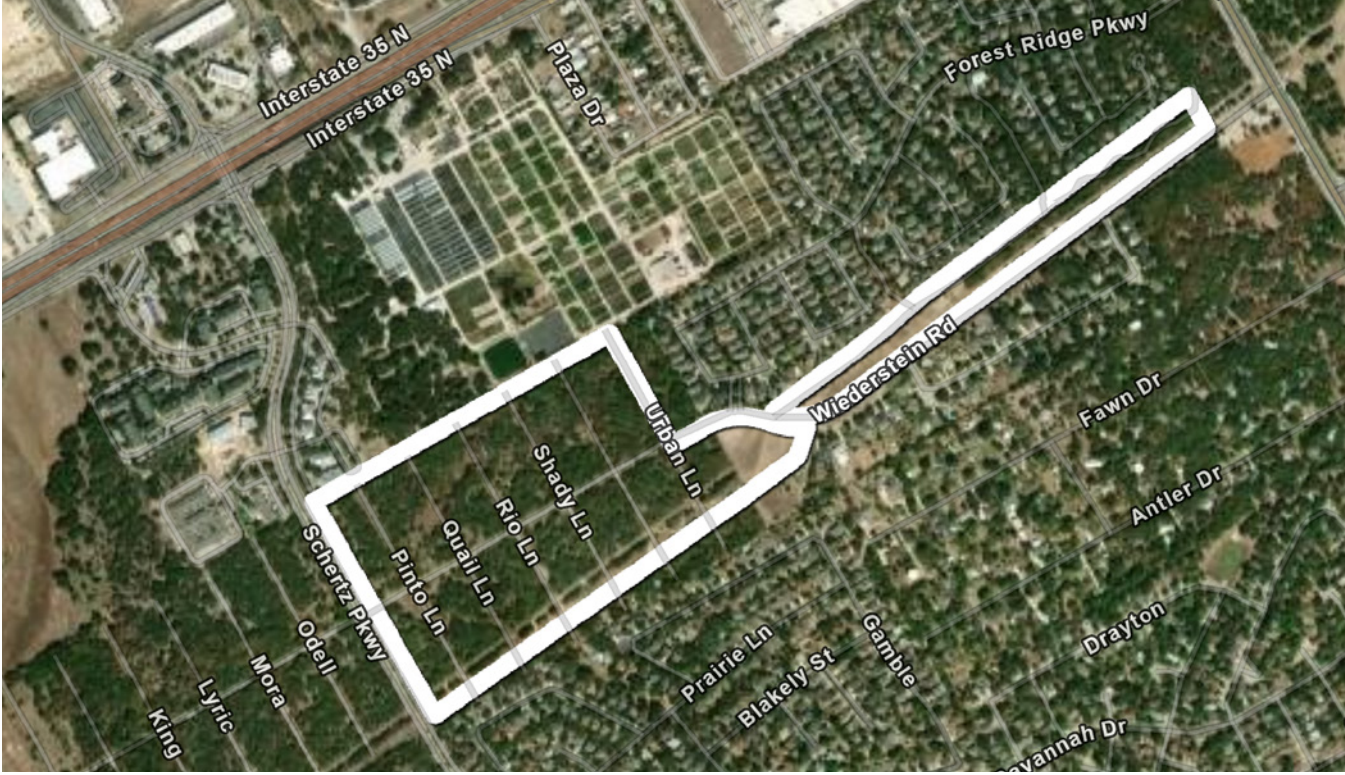


Park Location	Park Size	Park Type
17529 Wiederstein Road	36.8 Acres	Community

Park Features

Partially Undeveloped

- Unpaved Trails
- Natural Areas
- Prairie Habitat
- Natural Tree Cover/
Shade



Existing Conditions in Live Oaks Hills

North Center

Location and Access

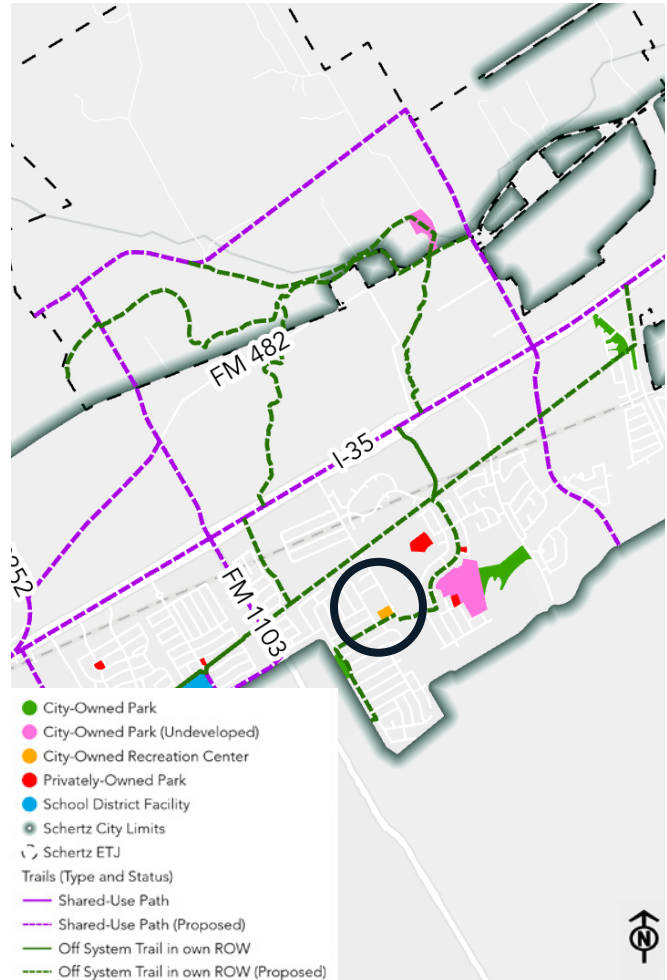
The North Center is located at the intersection of Morning Drive and Country Club Boulevard within walking distance of Wendy Swan Memorial Park, the Northcliffe Area Trails and Greenspace, and Hilltop Park. It is situated among single-family homes and accessible via neighborhood roads and sidewalks. There is a 15-spot paved parking lot.

Existing Conditions

The facility currently includes an approximately 5,200 square foot building that serves as a community center and provides additional recreational programming in the area. The remaining land is open field. There is a drainage ditch along the western boundary of the site and an undeveloped, wooded approximately 5-acre parcel to the north. The facility is planned to be developed into a formal satellite location for the Recreation Center, serving the northern part of Schertz. The City currently hosts programming such as summer camp at the location.

Opportunities for Improvement

- Develop and implement a concept plan to turn the facility into a satellite recreation center.
- Acquire adjacent land to expand the community center and provide additional facilities, outdoor amenities and parking.
- Identify a location to develop a small dog park on the site.
- Identify opportunities for hosting recreational events that incorporate Wendy Swan Memorial Park, the North Center, and Hilltop Park as destinations.
- Identify opportunities for additional outdoor recreational programming.



Map 14. The North Center Location

About the Recreation Facility



Facility Location	Property Size	Facility Type
3501 Morning Drive	5.3 Acres	Recreational Facility
Park Features		
Community Center	Parking	
Restrooms	Snack Bar/Kitchen	
Multipurpose Field		



Existing Conditions of the North Center

Pickrell Park and Thulemeyer Park

Location and Access

Pickrell and Thulemeyer Parks are located near the City’s western boundary along Cibolo Creek. They have good vehicular access off of FM 1518, a few blocks north of FM 78. They are just across FM 1518 from Cut-Off Park and the Cibolo Creek Trails, but there is no safe pedestrian crossing location along FM 1518. Both Pickrell and Thulemeyer Parks have large paved and gravel parking areas. The parks are accessible from neighborhoods to the east via some limited sidewalk infrastructure. Aero Avenue, a neighborhood collector street that runs from FM 1518 to Schertz Parkway, runs between Pickrell Park and Thulemeyer Park, with no formal pedestrian crossings provided.

Existing Conditions

These two parks currently provide some of the premier amenities in the City, including lighted sports fields at Thulemeyer Park and a large event pavilion, pool and multiple playscapes at Pickrell Park. Many large community events are held at this location. However, many of the facilities are starting to show their age and could use upgrading. There is a major drainage channel running north/south through the parks, which provides some topographical change between the east and west portions of the parks.

Opportunities for Improvement

- Enhance pedestrian connections and crossings between Thulemeyer and Pickrell Parks as well as across FM1518 to provide access to the Cibolo Creek Trails.
- Update existing amenities such as fencing, lighting and restrooms.
- Improve accessibility of existing playground and walkways.
- Provide additional parking.
- Address drainage issues.



Map 15. Pickrell and Thulemeyer Parks Location

About the Park



Park Location	Park Size	Park Type
Oak Street	33.4 Acres	Community
Park Features		
Softball/Baseball Fields	BBQ Grills	
Standalone Backstop	Outdoor Event Space	
Basketball Court	Concession Stand	
Pickleball Court	Picnic Tables	
Walking and Biking Trails	Restrooms	
Swimming Pool	Parking	
Playgrounds	Grand Stands	



Pickrell Park



Pickrell Park



Thulemeyer Park



Pickrell Park



Pickrell Park

Unnamed Future Park (part of Parklands development dedication)

Location and Access

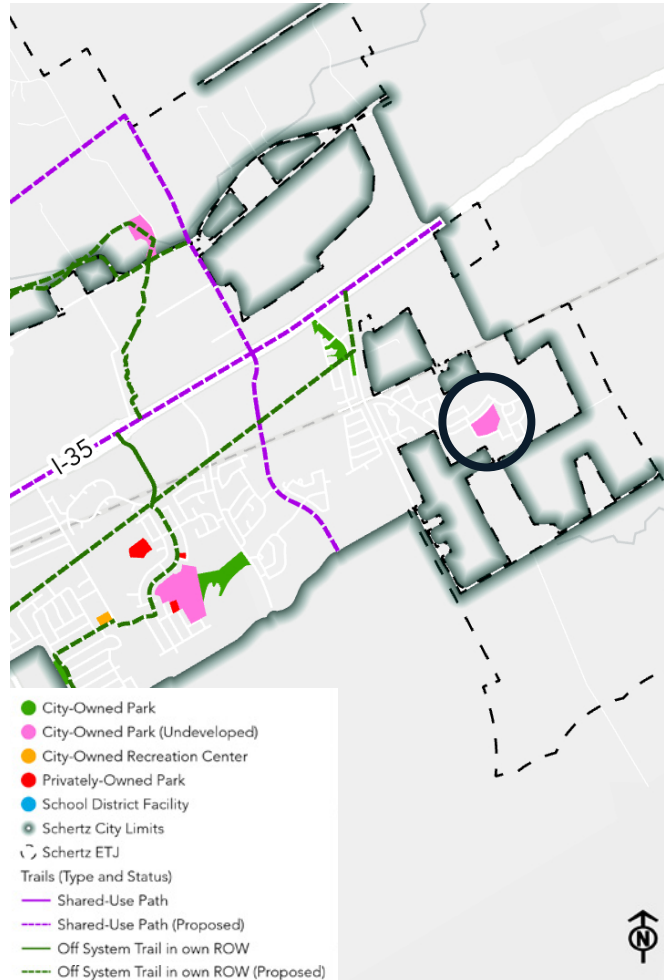
This undeveloped park is located along Parklands Way adjacent to Parklands Estate, a community collector street for a new housing development in far northeast Schertz. The park will be accessible by Parklands Way and other neighborhood streets. There is on-street parking and a future off-street parking lot. The park will primarily be accessible to the adjacent neighborhoods, as there is little else in the area currently.

Existing Conditions

The area is undeveloped. The park is planned to be developed by the developer of the housing community and deeded to the City as a neighborhood park. It will provide amenities such as playgrounds, a basketball court, soccer field, pickleball court, restrooms and a parking lot.

Opportunities for Improvement

- Implement the concept plan shown on the following page.



Map 16. Future Park Location

About the Park



Park Location	Park Size	Park Type
Parklands Way	8.8 Acres	Neighborhood
Park Features		
Currently Undeveloped		



Existing Conditions at Unnamed Park (Parklands Development Dedication)



Concept Plan for Parklands Recreation (Source: City of Schertz)

Unnamed Future Park (part of Hallie’s Cove development dedication)

Location and Access

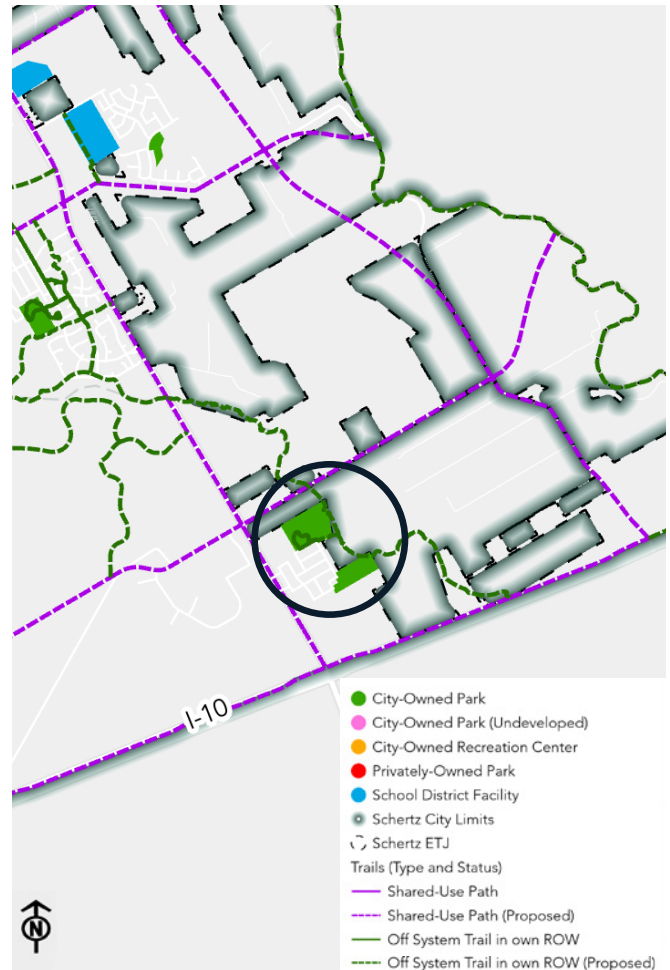
Hallie’s Cove Park is an undeveloped park located at the back of the Hallie’s Cove subdivision, which is off FM 1518 near the City’s southern boundary. The park is accessible via neighborhood roads with good sidewalk infrastructure.

Existing Conditions

The park includes two parcels located north and south of the existing neighborhood development. There is a proposed additional phase of development located east of the current houses, which will also provide a trail easement along Woman Hollering Creek to connect the two park sites (see concept plan on the following page). Currently, the only amenities are a small paved walking loop trail and mowed fields in the northern parcel off Hallie Glade. The remaining portions of the sites are undeveloped and wooded. There is a small natural drainageway running east/west through the southern parcel that connects into Woman Hollering Creek.

Opportunities for Improvement

- Implement the existing concept plan to provide additional paved and natural trails throughout the park sites.
- Develop neighborhood park amenities, such as a playground and picnic shelter, most appropriate in the northern parcel.
- Enhance the natural function of the “secondary drainage” running through the southern parcel via habitat and ecosystem restoration.
- Provide more natural amenities in the southern parcel, such as nature play, picnic sites and seating nodes along the trail.



Map 17. Future Park Location

About the Park

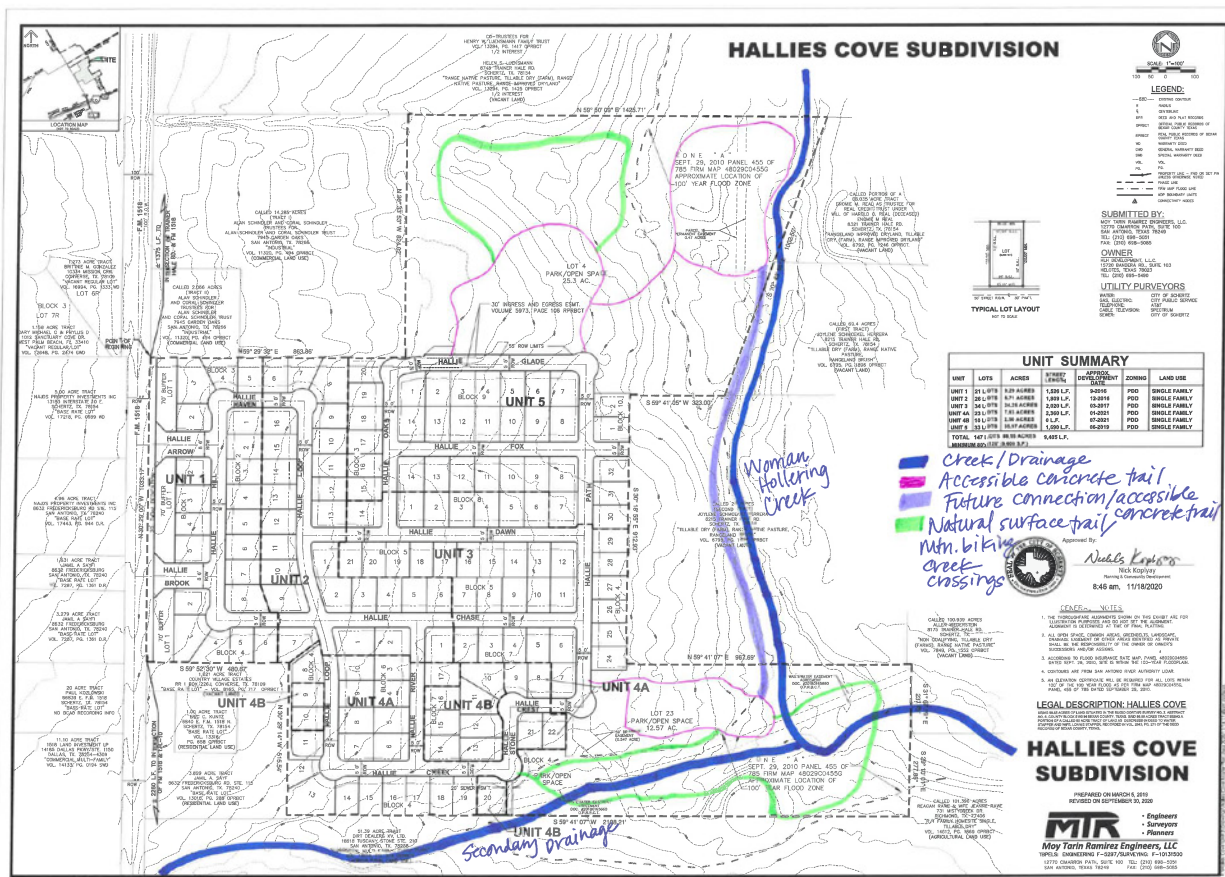


Park Location	Park Size	Park Type
Hallie Glade	39.7 Acres	Neighborhood

Park Features

Partially Undeveloped

- Paved Walking Path
- Natural Tree Cover
- Natural Drainage Feature



Concept Plan for Woman Hollering Creek Park (Source: City of Schertz)

RECREATIONAL PROGRAMMING

The City of Schertz is committed to ensuring that everyone in the community has access to fun, enjoyable and healthy recreational activities. The City offers various seasonal and year-round recreational programs, festivals and sports leagues for the community. The majority of the programs offered are geared toward children 12 years of age or under. The 4th of July Jubilee, Holidazzle and Movin on Main were among the most attended events held in 2023. The City also offers a significant number of events for teenagers, adults and seniors. Most of the events are open to the public either for free or at a nominal fee. Pickrell Park, Schertz North Center, Schertz Community Center, Crescent Bend Nature Park and Schertz Soccer Complex are some of the highly utilized parks and facilities in the City. Tables 2 to 7 list the recreation programming available to the Schertz community. Recreational programming should respond to community needs. The City should regularly review its list of programs and make changes as needed based on demographics, level of attendance/usage, funding and similar programs offered by other entities in the community.

In addition to recreation programs offered by the City, the Buffalo Valley Youth Association (BVYA) offers Fall Ball and Volleyball and the Schertz Youth Soccer Alliance (SYSA) offers youth soccer programs in Schertz.



Recreational Programming in Schertz



Table 2. Festivals and Events in Schertz

Program Name (City run or operated by other vendor on City property)	Age Group				Location	Frequency	Season	Participant Fee	Estimated Annual Attendance/Participation					
	Age 12 and under	Age 13 to 18	Adults	Seniors					2019	2020	2021	2022	2023	2024
Festivals/Events														
Polar Bear Plunge	x	x	x	x	Pickrell Park Pool	Once a year	Winter	\$20		35	N/A	53	63	92
Mother/Son Dance	x	x	x	x	Civic Center	Once a year	Winter	\$18 Adult/\$12 Child	N/A	N/A	V	90	103	147
Daddy/Daughter Dance	x	x	x	x	Civic Center	Once a year	Winter	\$18 Adult/\$12 Child	300	475	V	209	270	324
Trail Riders Luncheon	x	x	x	x	Pickrell Park Large Pavilion	Once a year	Winter	\$0		25			40	40
Kick Cancer 5K (Formerly Wilenchik Walk)	x	x	x	x	Pickrell Park	Once a year	Spring	\$35		200	V	223	634	583
Easter-Eggstravaganza	x	x			Schertz Aquatic Center	Once a year	Spring	\$0			160	300	375	375
Movin on Main	x	x	x	x	Main Street	Once a year	Spring	\$100 Business, \$50 Non-profit			3 K	3 K	3 K	2 K
Movies & Music in the Park	x	x	x	x	Varies	6-8 times a year	Summer	\$0				600	580	1 K
Project Flagline	x	x	x	x	Schertz Parkway	Once a year	Summer	\$0	N/A	40	100	100	100	100
Let Freedom Run 5K	x	x	x	x	Schertz Parkway	Once a year	Summer	\$20		N/A		141	309	296
4th of July Parade	x	x	x	x	Schertz Parkway	Once a year	Summer	\$50 Business, \$0 non-profit	4 K	N/A	4 K	4 K	5 K	5 K
4th of July Jubilee	x	x	x	x	Pickrell Park	Once a year	Summer	\$0	10 K	N/A	10 K	10 K	11 K	10 K
Float & Fireworks	x	x	x	x	Pickrell Park Pool	Once a year	Summer	\$3	200	N/A	300	300	300	304
National Watermelon Day	x	x	x	x	Pickrell Park Pool	Once a year	Summer	\$3				100	88	120
Paws in the Pool	x	x	x	x	Pickrell Park Pool	Once a year	Fall	\$3	253	77	180	120	121	102

V = Virtual

Table 2. Festivals and Events in Schertz, *Continued*

Program Name <small>(City run or operated by other vendor on City property)</small>	Age Group				Location	Frequency	Season	Participant Fee	Estimated Annual Attendance/Participation					
	Age 12 and under	Age 13 to 18	Adults	Seniors					2019	2020	2021	2022	2023	2024
Festivals/Events														
Dunkin for Pumpkins	x	x			Schertz Aquatic Center	Once a year	Fall	\$0			190	200	300	
Hal Baldwin Golf Tournament	x	x	x	x	Olympia Hills	Once a year	Fall	\$90 / person		150	135	151	172	
Star Party	x	x	x	x	Crescent Bend Nature Park	3 times a year	Spring/ Fall/ Summer	\$0			150	65	214	240
Deck the City Hall	x	x	x	x	Hal Baldwin Complex	Once a year	Winter	\$0				100	250	
Breakfast with Santa	x	x	x	x	Bluebonnet Hall	Once a year	Winter	\$10		142	63	273	272	
Kris Kringle Market	x	x	x	x	Grand Ballroom	Once a year	Winter	\$50 for vendors	40	31	33	35	37	
Holiday Hoopla	x	x	x	x	Johnnie McDow Fields	Once a year	Winter	\$0	2 K			3 K	5 K	
Festival of Angels Parade	x	x	x	x	Pickrell Park	Once a year	Winter	\$0			800	1 K	1 K	
New Years Eve in the Park	x	x	x	x	Pickrell Park	Once a year	Winter	\$0	N/A	RO	200	175	N/A	N/A
Trunk or Treat	x	x	x	x	Pickrell Park	Once a year	Fall	\$0	8 K	N/A	N/A	N/A	N/A	N/A
Candy Cruise	x	x	x	x		Once a year	Fall	\$0	N/A	N/A	200	N/A	N/A	N/A
Swim with Santa	x				Aquatics Center	Once a year	Winter		100	N/A	N/A	N/A	N/A	N/A
Swim N' S'mores	x				Aquatics Center	Twice a year	Winter				N/A	N/A	N/A	N/A

Table 3. Social Leagues/Adult Sports in Schertz

Program Name <small>(City run or operated by other vendor on City property)</small>	Age Group				Location	Frequency	Season	Participant Fee	Estimated Annual Attendance/Participation					
	Age 12 and under	Age 13 to 18	Adults	Seniors					2019	2020	2021	2022	2023	2024
Special Leagues/Adult Sports														
Kickball			x	x	Thulemeyer Park	Weekly	Spring/ Fall	\$25/ person	78	86	293	265	295	298
Cornhole			x	x	Pickrell Park	Weekly	Spring/ Fall	\$20/ person			69	55	112	42
Softball			x	x	Thulemeyer Park	Weekly	Summer	\$25/ person	N/A	N/A	N/A	N/A	103	153
Pickleball			x	x	Pickrell Park Large Pavilion	Weekly	Spring	\$20	N/A	N/A	N/A	N/A	N/A	47
Pickleball Tournament			x	x	Pickrell Park Large Pavilion	Once a year	Winter	\$50	N/A	N/A	N/A	N/A	22	

Table 4. Recreational Programs in Schertz

Program Name <small>(City run or operated by other vendor on City property)</small>	Age Group				Location	Frequency	Season	Fee	Estimated Annual Attendance/Participation					
	Age 12 and under	Age 13 to 18	Adults	Seniors					2019	2020	2021	2022	2023	2024
Recreational Programs														
Walk with a Naturalist	x	x	x	x	Crescent Bend Nature Park	Monthly (Oct-May)	Fall/ Winter/ Spring	\$0	N/A	N/A	N/A	N/A	24	25
Nature Discovery Series	x	x	x	x	Crescent Bend Nature Park	Monthly (Skips Nov/Jan/Jul)	Year Round	\$0					272	35
Pickleball Open Play	x	x	x	x	Pickrell Park Large Pavilion	Weekly	Spring/ Summer	\$0				24	104	N/A
Ed-Zoo-Cation	x	x	x	x	Crescent Bend Nature Park	3 times a year	Fall/ Spring/ Summer	\$0				120	171	33
Dark Skies & Fireflies	x	x	x	x	Crescent Bend Nature Park	Once a year	Spring	\$0					65	133
Parent & Me	x	x	x	x	Schertz North Center	Weekly	Spring/ Summer	\$7/ session	N/A	N/A	N/A	N/A	28	16
Owl Prowl	x	x	x	x	Crescent Bend Nature Park	Monthly (Jun-Sep)	Summer	\$0	N/A	N/A	N/A	N/A	105	117
Archery Camp	x	x			Schertz Community Center	Daily	Spring/ Summer	\$50/ week	N/A	N/A	N/A	N/A	16	46
Archery 101			x	x	Schertz Community Center	Quarterly	Year Round	\$20	N/A	N/A	N/A	N/A	N/A	18
Schertz Young Leaders		x			Schertz Community Center	Monthly (Oct-May)	School Year	\$0	N/A	N/A	N/A	N/A	7	12
Sweetheart Court		x			Varies		Year Round		4	4	4	4	N/A	N/A
Battle of the Bots (iCode)	x	x			Schertz Community Center	Daily	Summer	\$200/ week	N/A	N/A	N/A	N/A	0	N/A
Roblox Editor (iCode)	x	x			Schertz Community Center	Daily	Summer	\$200/ week	N/A	N/A	N/A	N/A	0	N/A
Wild Adaptations	x	x			Schertz North Center	Weekly	Summer	\$10/ session	N/A	N/A	N/A	N/A	29	N/A

Table 4. Recreational Programs in Schertz, *Continued*

Program Name <small>(City run or operated by other vendor on City property)</small>	Age Group				Location	Frequency	Season	Fee	Estimated Annual Attendance/Participation					
	Age 12 and under	Age 13 to 18	Adults	Seniors					2019	2020	2021	2022	2023	2024
Recreational Programs														
International Day of Yoga	x	x	x	x	Pickrell Park Large Pavilion	Once a year	Summer	\$0					10	N/A
Crafty Tweens	x	x			Schertz North Center	Weekly	Summer	\$10/session	N/A	N/A	N/A	N/A	23	N/A



Recreational Programming in Schertz

Table 5. Skyhawks* Programs in Schertz

Program Name <small>(City run or operated by other vendor on City property)</small>	Age Group				Location	Frequency	Season	Fee	Estimated Annual Attendance/Participation					
	Age 12 and under	Age 13 to 18	Adults	Seniors					2019	2020	2021	2022	2023	2024
Skyhawks Programs														
Lacrosse	x				Schertz Soccer Complex	Daily	Summer	\$175/week	N/A	N/A	N/A	N/A	7	12
Flag Football Spring Break Camp	x				Schertz North Center	Daily	Spring	\$175/week	N/A	N/A	N/A	N/A	N/A	8
Basketball & Swim Camp	x				Pickrell Park Large Pavilion	Daily	Summer	\$249/week	N/A	N/A	N/A	N/A	N/A	9
Multi-Sport Camp	x				Schertz North Center	Weekly	Spring	\$79/participant	N/A	N/A	N/A	N/A	6	7
Multi-Sport Camp	x				Schertz Soccer Complex	Daily	Summer	\$175/week	N/A	N/A	N/A	N/A	N/A	8
Flag Football	x				Schertz Soccer Complex	Daily	Summer	\$175/week	N/A	N/A	N/A	N/A	N/A	15
Cheer Camp	x				Schertz North Center	Weekly	Fall	\$69/participant	N/A	N/A	N/A	N/A	6	N/A
Cheer Camp	x				Schertz Soccer Complex	Daily	Summer	\$175/week	N/A	N/A	N/A	N/A	N/A	8
Hoopster Tots	x				Schertz North Center	Weekly	Fall	\$69/participant	N/A	N/A	N/A	N/A	4	N/A
Soccer Tots	x				Schertz North Center	Weekly	Spring/ Fall	\$79/participant	N/A	N/A	N/A	N/A	N/A	42
Pickleball	x				Wendy Swan	Weekly	Spring	\$79/participant	N/A	N/A	N/A	N/A	N/A	11
Stem Sports (Skyhawks)	x				Schertz North Center	Daily	Summer	\$185/week	N/A	N/A	N/A	N/A	6	N/A

*The Skyhawks Sports Academy offers camps, clinics and leagues for multiple sports including basketball, flag football, volleyball, baseball, etc. for kids between the ages of 4 and 14. The formats of the camps and programs include traditional weeklong summer day camps, year-round after-school programs, sport leagues and clinics.

Table 6. New Summer Programs in Schertz

Program Name (City run or operated by other vendor on City property)	Age Group				Location	Frequency	Season	Fee	Estimated Annual Attendance/ Participation					
	Age 12 and under	Age 13 to 18	Adults	Seniors					2019	2020	2021	2022	2023	2024
New Summer Programs														
Wild Wonderers Camp	x				Crescent Bend Nature Park	Daily	Summer	\$70/week	N/A	N/A	N/A	N/A	N/A	6
Minecraft: Modeling Adventure (iCode)	x				Schertz Community Center	Daily	Summer	\$200/week	N/A	N/A	N/A	N/A	N/A	4
Bluey Bonanza	x				Schertz North Center	Daily	Summer	\$60/week	N/A	N/A	N/A	N/A	N/A	5
Slime Sculptor School	x				Schertz North Center	Daily	Summer	\$60/week	N/A	N/A	N/A	N/A	N/A	15
Ninja Warrior Camp	x				Schertz North Center	Daily	Summer	\$48/week (4 days)	N/A	N/A	N/A	N/A	N/A	20
Monster's Vale Junior Warrior Camp		x			Pickrell Park Poplar Pavilion	Daily	Summer	\$30/week	N/A	N/A	N/A	N/A	N/A	5
YouTube Creator (iCode)	x				Schertz Community Center	Daily	Summer	\$200/week	N/A	N/A	N/A	N/A	N/A	11
Nailed It!	x				Schertz North Center	Daily	Summer	\$60/week	N/A	N/A	N/A	N/A	N/A	5
STEM-ulate your mind	x				Schertz Community Center	Daily	Summer	\$60/week	N/A	N/A	N/A	N/A	N/A	7
Day Camp Express	x				Schertz Community Center	Daily	Summer	\$70/week	N/A	N/A	N/A	N/A	N/A	11
Crafting Corner	x	x			Schertz North Center	Daily	Summer	56/week (4 days)	N/A	N/A	N/A	N/A	N/A	9
Pickleball Camp	x				Pickrell Park Large Pavilion	Daily	Summer	\$36/week (3 days)	N/A	N/A	N/A	N/A	N/A	17

Table 7. Parks and Rec Month Programs in Schertz

Program Name (City run or operated by other vendor on City property)	Age Group				Location	Frequency	Season	Fee	Estimated Annual Attendance/ Participation					
	Age 12 and under	Age 13 to 18	Adults	Seniors					2019	2020	2021	2022	2023	2024
New Summer Programs														
Glow Party	x	x	x	x	Neighborhood Parks	Once a Year	Summer	\$0	N/A	N/A	N/A	126	75	351
Pupsicles in the Park	x	x	x	x	Neighborhood Parks	Once a Year	Summer	\$0				75	40	20
Pickleball Open Play	x	x	x	x	Pickrell Park Large Pavilion	Once a Year	Summer	\$0				4	51	40
Field Day	x	x	x	x	Neighborhood Parks	Once a Year	Summer	\$0	N/A	N/A	N/A	N/A	30	Rainout
Foam Party	x	x	x	x	Neighborhood Parks	Once a Year	Summer	\$0	N/A	N/A	N/A	N/A	100	230
Trivia Night	x	x	x	x	Neighborhood Parks	Once a Year	Summer	\$0	N/A	N/A	N/A	N/A	N/A	5
Nerf War	x	x	x	x	Neighborhood Parks	Once a Year	Summer	\$0	N/A	N/A	N/A	N/A	N/A	130
Color Fight	x	x	x	x	Neighborhood Parks	Once a Year	Summer	\$0	N/A	N/A	N/A	N/A	N/A	200
Water Games	x	x	x	x	Neighborhood Parks	Once a Year	Summer	\$0	N/A	N/A	N/A	N/A	N/A	150
Twilight Yoga	x	x	x	x	Neighborhood Parks	Once a Year	Summer	\$0	N/A	N/A	N/A	N/A	4	N/A
Laser Tag	x	x	x	x	Pickrell Park Large Pavilion	Weekly	July	\$12			131	27	N/A	N/A







CHAPTER

3

Needs Assessment

ASSESSMENT METHODOLOGY

This Plan uses a multifaceted analysis to help determine the parks and recreational needs of the Schertz community. The needs assessment analyzes whether those needs are being met and what types of improvements or changes would be beneficial for Schertz. Existing parks and recreation opportunities are analyzed in terms of public opinion, the location and quantity of parkland, the quantity of facilities within parks, and natural resources in the City.

The needs assessment includes three parts. These include demand-based, standards-based and resource-based assessments. The use of multiple assessment methods helps to establish an understanding of key parks and recreation needs and informs Plan recommendations to address those needs.

Demand-Based Assessment

The needs assessment starts with a demand-based assessment. This includes an analysis and summary of public feedback to identify what the community wants

and expects from the parks and recreation system, and how this compares to its current state.

Standards-Based Assessment

The standards-based assessment then analyzes parkland acreage, location and amenities in comparison with the needs and location of the current population and future growth areas. This is used to determine an appropriate target level of service for the Schertz community and identify surpluses or deficits.

Resource-Based Assessment

Lastly, the resource-based assessment evaluates Schertz’s existing physical, man-made and natural resources to identify opportunities to leverage for public recreation benefit.

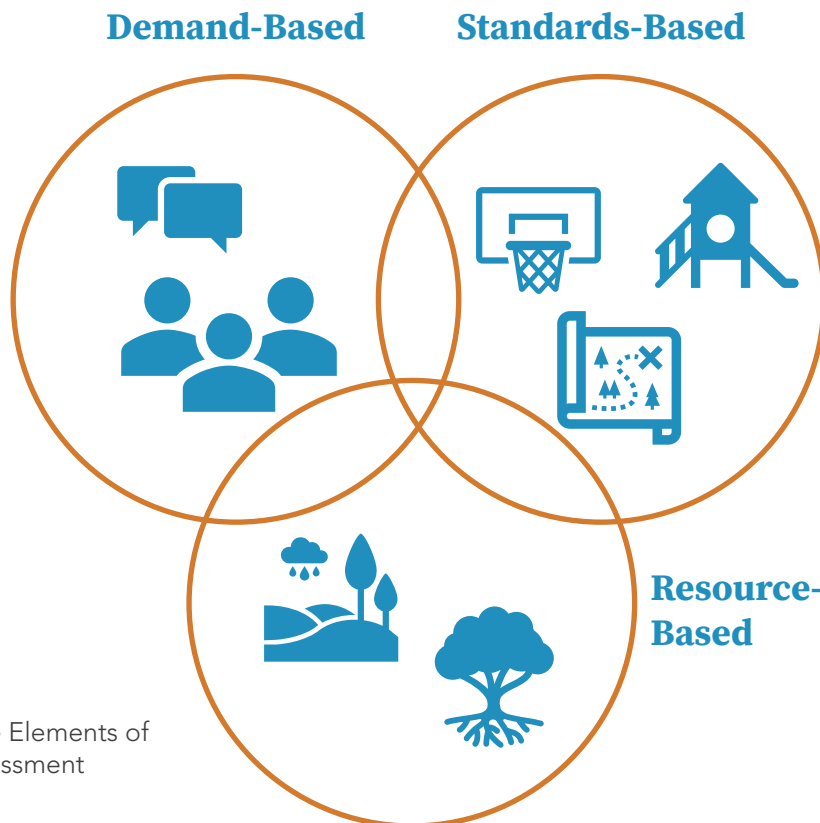


Figure 5. Three Elements of the Needs Assessment

DEMAND-BASED ASSESSMENT

The demand-based assessment is a reflection of the community's needs and desires for their parks system as expressed directly by residents through various public engagement opportunities. Community engagements utilized for this assessment included:

- Stakeholder focus groups (5)
- Tabling at the City's 4th of July Jubilee event
- Parks-specific community survey
- Project website and online mapping exercise
- Parks-related feedback gathered during the recent Comprehensive Plan update process

The following pages present highlights from the community input received. These highlights are opinions from Schertz residents and/or park users and may differ between the various engagement opportunities and questions. Additional public engagement information and details can be found in [Appendix X](#).

Feedback Gathered During the Comprehensive Plan Update

This PROST Master Plan followed on the heels of an update to the City of Schertz's Future Land Use Plan, a process which also conducted community engagement efforts, including a community visioning survey that garnered some parks-specific feedback. During those engagements, the following parks-related items were heard:



When the survey asked what Schertz should be like in 20 years, a "Place connected with parks and trails" was #3.



Many written comments received during the survey noted parks as one of their favorite things about Schertz.



When the survey asked about Schertz's most critical issue, "preserving green space" was #2.



When the survey asked what Schertz should be known for, "connected, attractive parks and greenspaces" was #2.



When the survey asked about prioritizing public facilities, "greater access to natural amenities" and "accessibility to neighborhood parks" were #3 and #4.

Noted Parks and Open Space Needs & Desires:

- Development of a trail network/system was a priority.
- There is a desire to make sure new developments are providing recreational amenities to accommodate their residents.
- Many comments also noted the need for better parks, upkeep/maintenance and more parks.
- Many comments noted the desire for natural and preserved spaces, over improved parks.

Stakeholder Focus Groups

Stakeholders provided feedback during a series of five focus group sessions held throughout the process. Stakeholders in these focus groups included BVYA, SYSA, Schertz Area Senior Center Advisory Board, Friends of Crescent Bend Nature Park, Master Naturalists, Master Gardeners and Trail Advocates. Participants were given an overview of the Plan and process, followed by discussion in which they were asked to consider the existing parks and recreation system and explain the strengths, needed improvements, and priorities for the parks system as a whole. The following are key themes that were identified during these meetings, many of which were reiterated by participants in other engagement opportunities. Full meeting notes for these focus group sessions can be found in Appendix A.

Priorities:

- Balancing needs across a variety of users.
- Enhancing park amenities in ways that are contextually appropriate for each park.
- Preservation of nature and wildlife habitat.
- Connectivity via trails between parks and regionally; more loop trails with trailheads.
- Additional opportunities for water access, including fishing and kayaking.
- Public education campaigns related to local ecology and natural systems.
- Sustainable practices in parks, such as low water-use plantings, removal of invasive species, and reduction of light pollution.
- Additional lighting at sports fields to increase field utilization and extend seasons.
- Additional competition-level sports facilities.
- Increasing the variety of offerings, such as flag football, eSports and pickleball.
- Indoor facilities for the summer months.

Concerns:

- Overcrowding of park spaces.
- Lack of public understanding of natural maintenance practices.
- Off-leash dogs.
- Maintenance of older facilities, specifically at Thulemeyer Park.
- General park beautification and enhanced landscaping needs.
- Demand for sports leagues outweighs most of the facility capacities.
- Use of school facilities is an arduous process and sometimes the facilities are unavailable.
- Extreme weather events (heat, drought, rain, freeze) and their impacts on park infrastructure and usability.
- Increasing maintenance costs.
- Water quality along natural waterways and the continued impact of local development.

Community Parks Survey

National Service Research (NSR) completed a comprehensive research study for the City as part of the PROST Master Plan. The survey was open from June 24 through August 11, 2024, and was promoted via the project website, emails to HOAs, the City’s various social media channels, signage posted in the parks, and word of mouth from stakeholder participants and Parks Board members. The survey sampling plan also included mailed postcards to 4,000 household addresses within Schertz, and recipients were asked to provide their unique postcard code when taking the survey.

A total of 426 respondents participated in the survey, 132 of which had received a mailed postcard. Schertz has approximately 14,600 households, therefore, approximately 3% of the households completed a survey. The respondents span a range of ages,

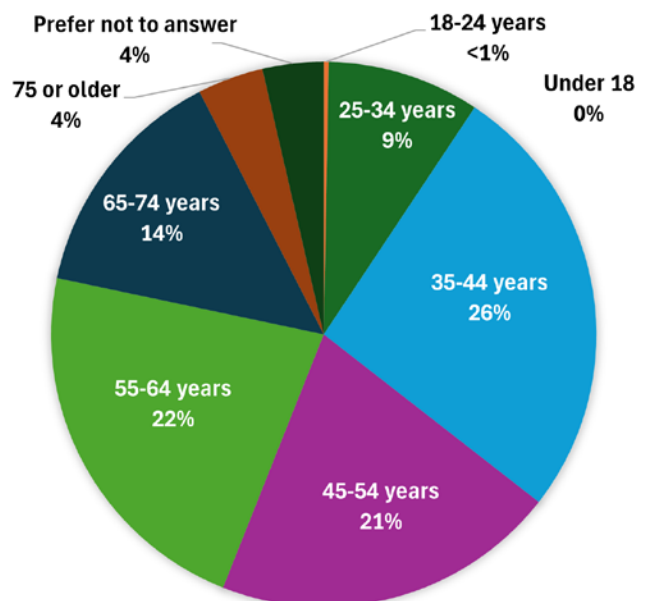


Figure 6. Age of respondents taking the survey.

with the majority falling between 35 and 64 years old. Over half of survey respondents noted the presence of children in their households. It is noteworthy that the majority of respondents (95%) are residents within the City, underscoring the local engagement and relevance of the survey findings to the community.

The following pages present the most notable takeaways from the survey. The full survey results report can be found in Appendix A.

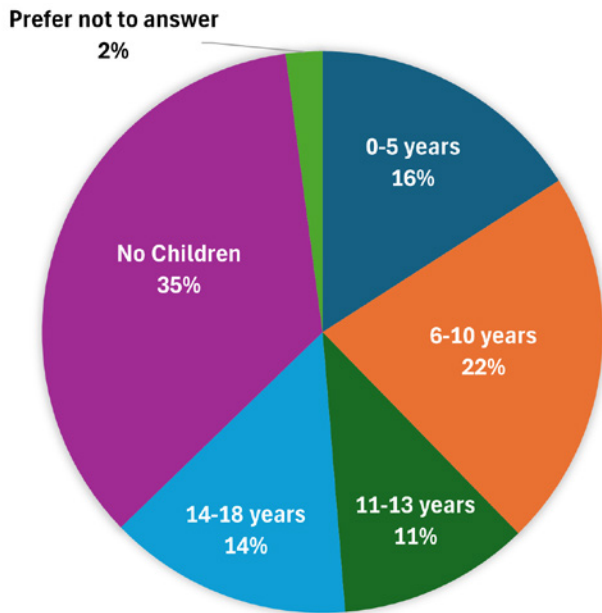


Figure 7. Age of children in respondent households.

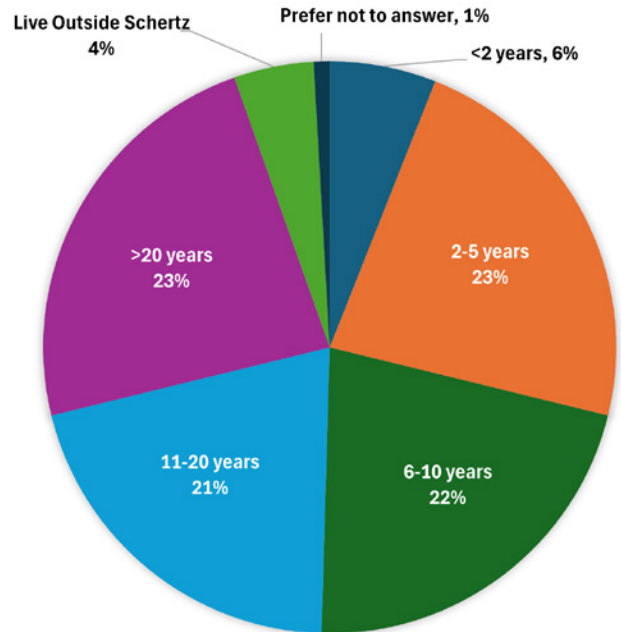


Figure 8. How long respondents have lived in Schertz.

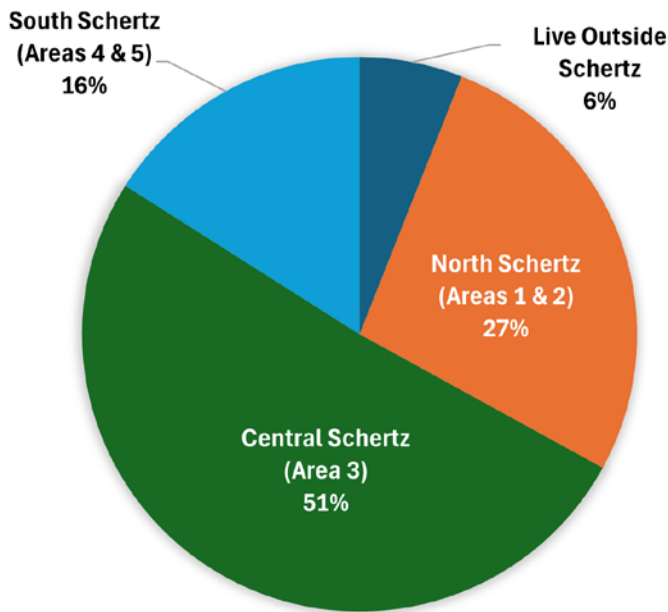
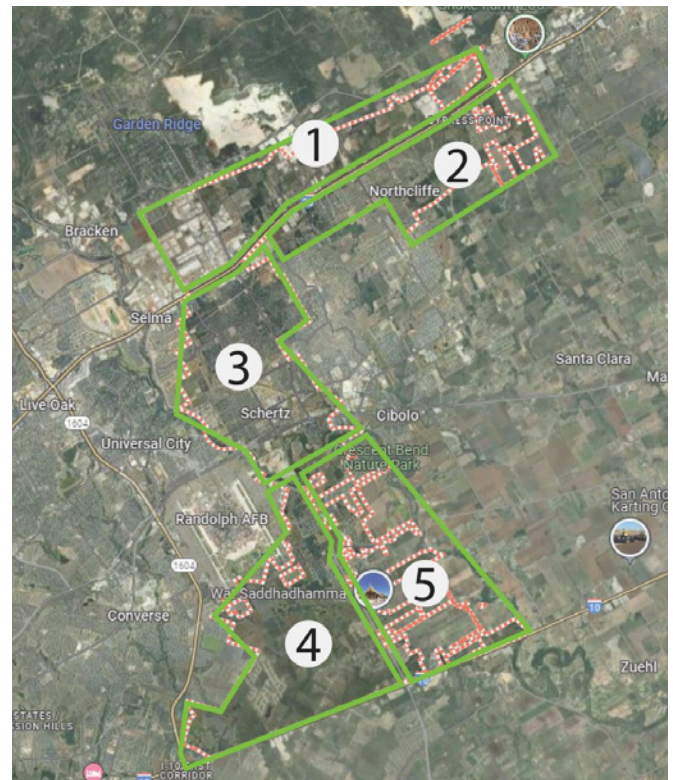


Figure 9. Where in Schertz respondents reside.



Parks & Recreation System Usage

Main Reasons for Parks & Recreation Program Usage

The main reasons respondents use Schertz’s parks and recreation programs are to enjoy the outdoors and nature and for exercise, followed closely by attending special events and general leisure.

The main reasons respondents do not use parks/programs are:

- It’s too far (36%)
- Not interested in visiting (16%)
- Physically unable to participate (12%)

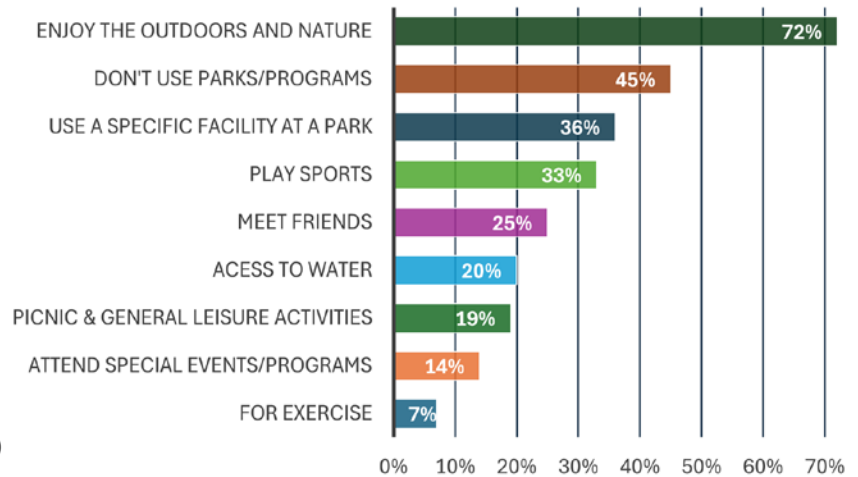


Figure 10. Reasons respondents use parks.

Frequency of Use for Schertz’s Parks & Recreation Facilities

The most frequently utilized system facilities are:

- Parks
- Trails
- Special events
- Playgrounds
- Picnic pavilions
- Athletic fields

The least frequently utilized system facilities are:

- Skate park
- Senior Center
- North Center
- Pickleball courts
- Outdoor fitness equipment
- Dog park

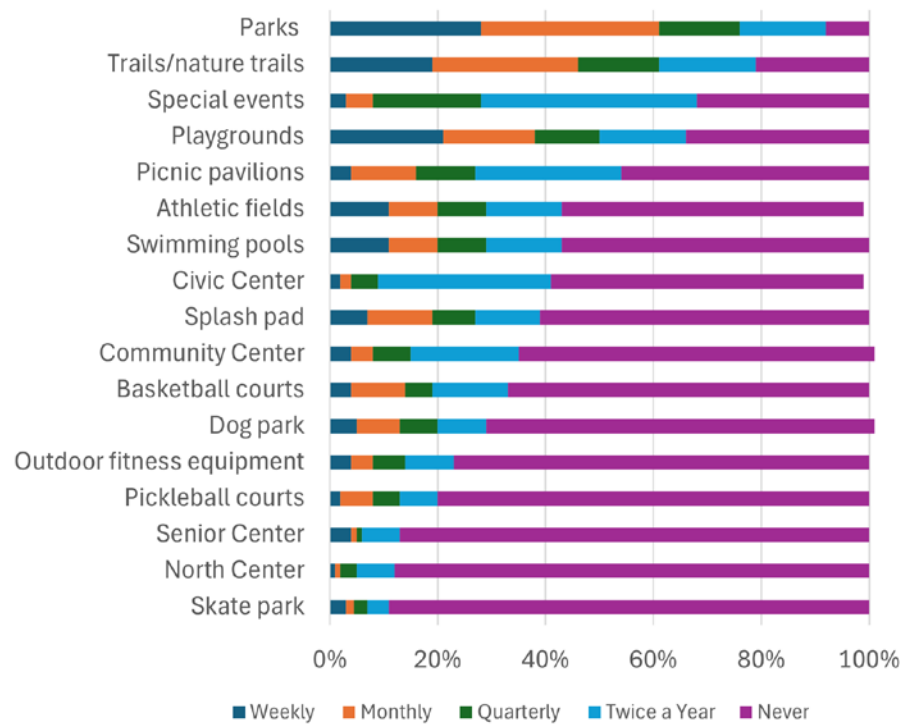


Figure 11. Frequency of use of facilities.

It is important to note that many of the least used facilities are special use parks or facilities that cater to a specific portion of the population, so their use by the general population is not necessarily indicative of their value to the users. Additionally, many of the least utilized facilities are items that have been expressed as priorities by the community, so their lack of use may be more indicative of the current quality of the offering rather than lack of interest in the community.

Overall Ratings of the Parks & Recreation System

Rating the Quality of Parks, Recreation and Open Space Opportunities in Schertz

Almost three-fourths of respondents (72%) rated the quality of parks, recreation and open space opportunities as excellent or good. Of the respondents that rated the system fair or poor, the main themes were:

- Need for more and improved pools/splash pads
- Demand for pickleball and tennis courts
- Outdated and inadequate park facilities
- Geographical disparities in park access
- Need for biking and walking trails
- Maintenance and cleanliness concerns
- Environmental and safety concerns
- Lack of facilities for various age groups
- Desire for more green spaces and nature trails
- Need for improved parking and accessibility

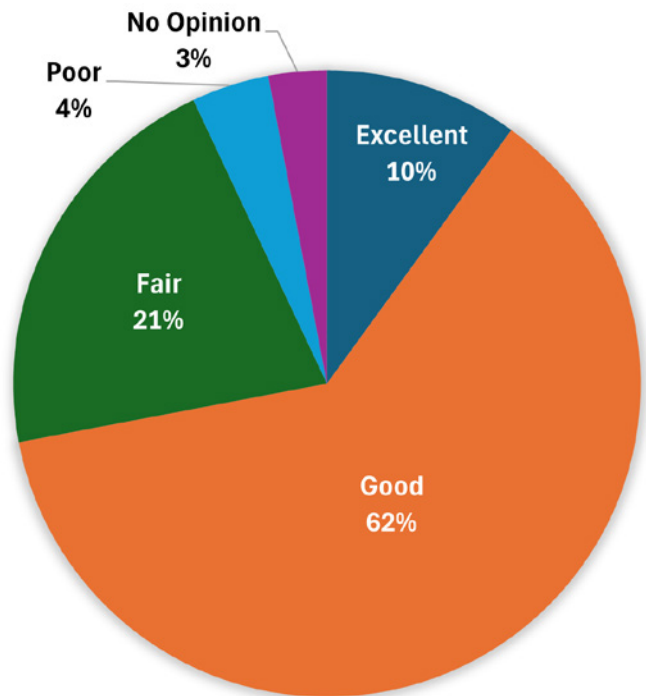


Figure 12. Quality Ratings of Parks & Open Space

Rating the Physical Condition of Parks in Schertz

Three-fourths of respondents (75%) rated the physical condition of parks as excellent or good. Of the respondents that rated the system fair or poor, the main themes were:

- Outdated and unsafe playground equipment
- Lack of maintenance of grass and landscape
- Need for more shade
- Poor pool conditions
- Insufficient restroom facilities
- Litter and trash issues
- Need for park aesthetic enhancements
- Limited park facilities; specifically workout equipment, bike trails and facilities for older children
- Safety concerns; specifically lighting

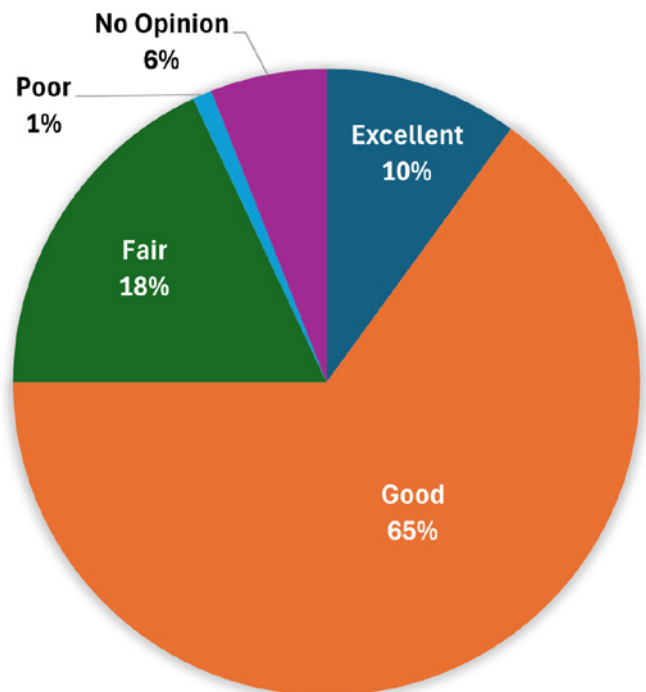


Figure 13. Condition Ratings of Parks

Parks & Recreation System Priorities

Most Important Opportunity to Have Close to Home

The majority of respondents feel the most important opportunities to have close to home are trails for walking, running and bicycling as well as a place to play or take the kids to play. Additionally, a place to relax or enjoy the outdoors was a top choice.

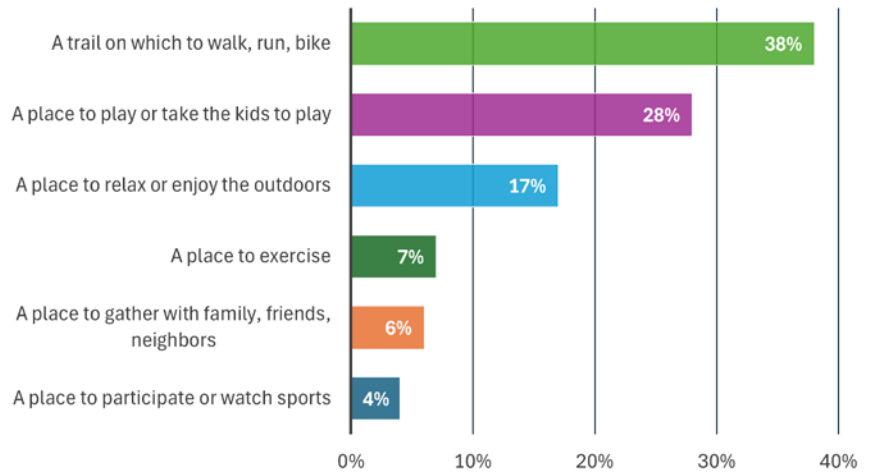


Figure 14. Respondents' priorities for close to home amenities.

Most Important Purposes/Benefits of Parks & Recreation in Schertz

The top parks and recreation benefits that respondents valued were:

- Opportunities to enjoy nature and the outdoors
- Free community events
- Protection of the natural environment and preservation of wildlife habitat
- The physical and social development of youth and teens

Notably, the lowest score (adult sports opportunities) was still rated relatively high at 2.99, meaning that none of these purposes or benefits are unimportant to the respondents.

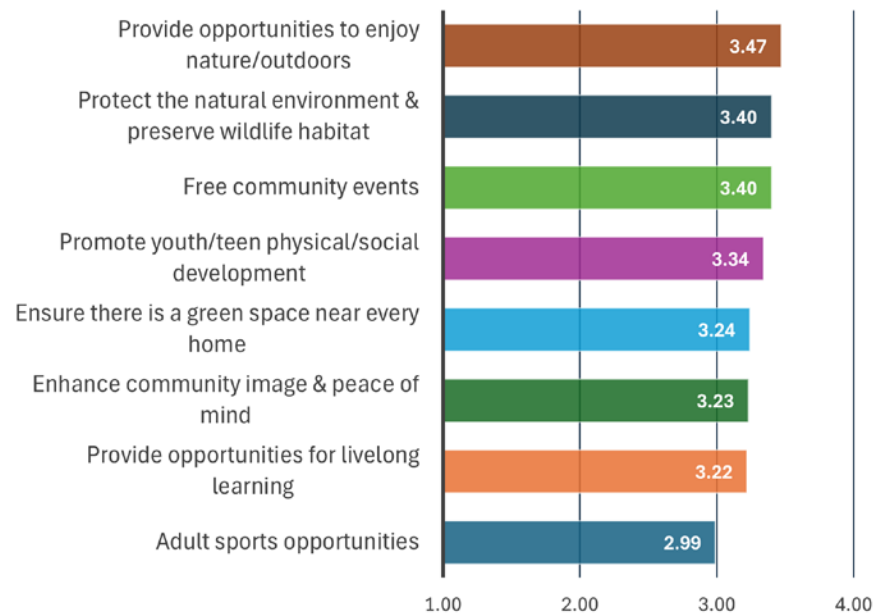


Figure 15. Respondents' priorities for the purpose of parks.

Most Important Parks & Recreation Functions Performed by the City of Schertz

The top City-performed parks and recreation functions that respondents valued were:

- Operating and maintaining parks/facilities
- Providing trails and linear parks
- Preserving the environment and providing open space/green space
- Allocating parks facilities equally to different parts of the community

Notably, the lowest score (providing places for cultural programs) was still rated relatively high at 2.78, meaning that none of these functions are unimportant to the respondents.

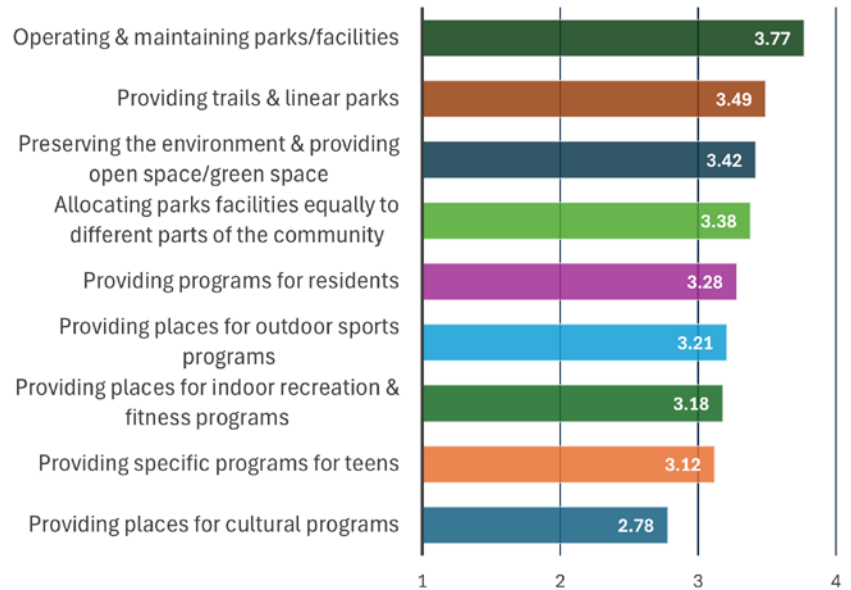


Figure 16. Respondents' priorities for City functions related to parks and recreation.

Parks & Recreation Facility Priorities

The top 10 facility priorities respondents are interested in include:

- Addition of shade to playgrounds
- Trails & trail connections throughout the City
- Nature areas/open space
- Playgrounds
- Benches/seating areas in parks/trails
- Swimming pool
- Adaptive playground equipment (for special needs)
- Covered picnic pavilions
- Splash pad/water spray ground
- Indoor recreation space (gym, fitness, etc.)



Schertz Aquatic Center

Parks & Recreation Programming

Recreational Programming Priorities

The top 10 program priorities respondents are interested in include:

- Farmers Market
- Art/music/food festivals
- Aquatic programs-all ages
- Fitness classes/events
- Arts & crafts events
- Community gardens
- Guided nature walks
- Swim lessons
- Pickleball
- Cooking & nutrition classes



North Center

Age Groups Interested in Leisure Programs

There is interest in programming for all age groups. The largest interest areas for children are the elementary ages of 5 to 10 years and for adults the mid- to late-career ages of 30 to 60 years.

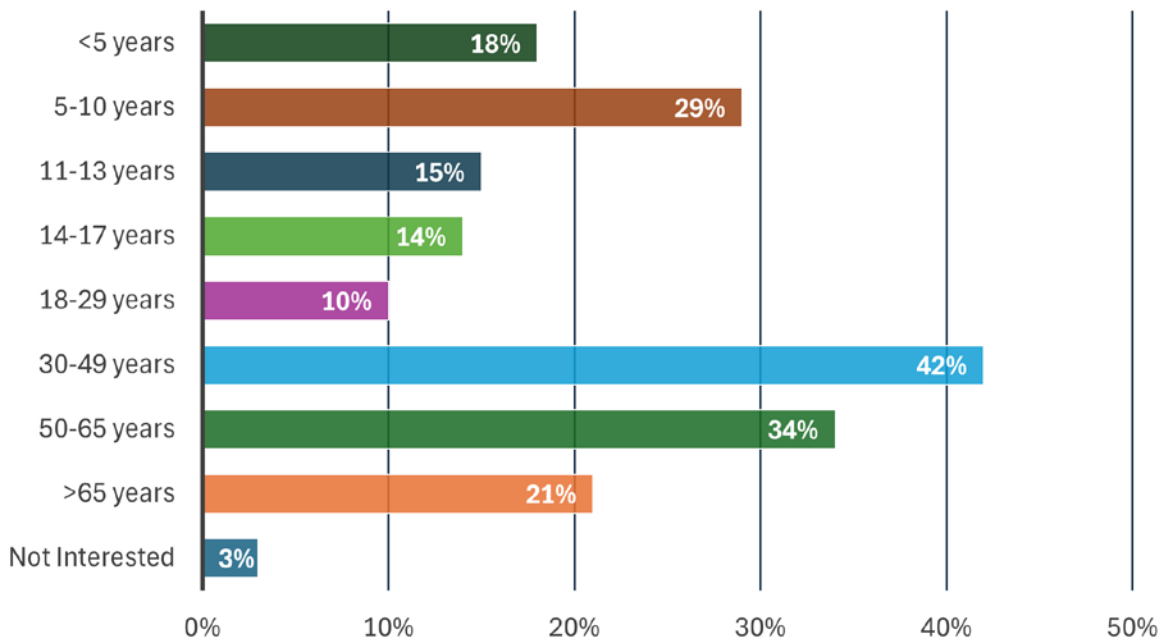


Figure 17. Programming interest by age group.

Parks & Recreation Funding

Opinions on Facility Fees

Excluding no opinion responses, 25% feel fees are too high and 74% feel fees are appropriate. 38% of respondents were unaware of facility fees, indicating that they likely don't utilize those facilities that charge fees.

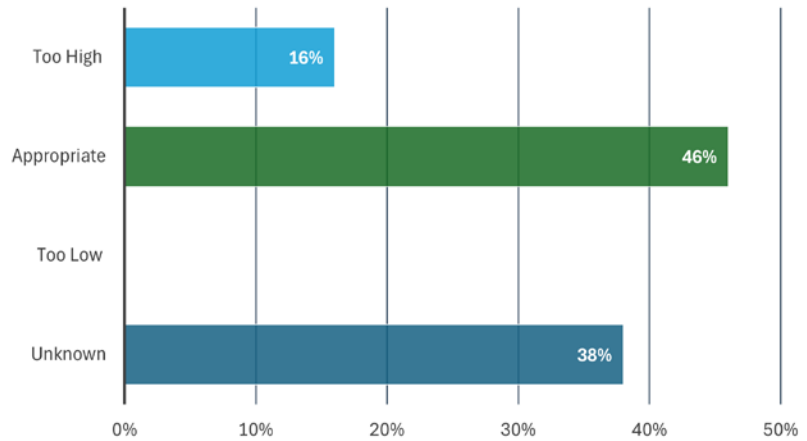


Figure 18. Respondents' feelings on facility fees.

Support for Funding Sources

Respondents were asked to rank their preferred funding sources for parks and recreation. Respondents had strong support for sponsorships and increased park improvement fees for developers as the preferred funding strategies to pay for developing and maintaining park and recreation facilities/amenities. There is less support for funding sources that pass the cost onto residents, such as increased user fees or property taxes.

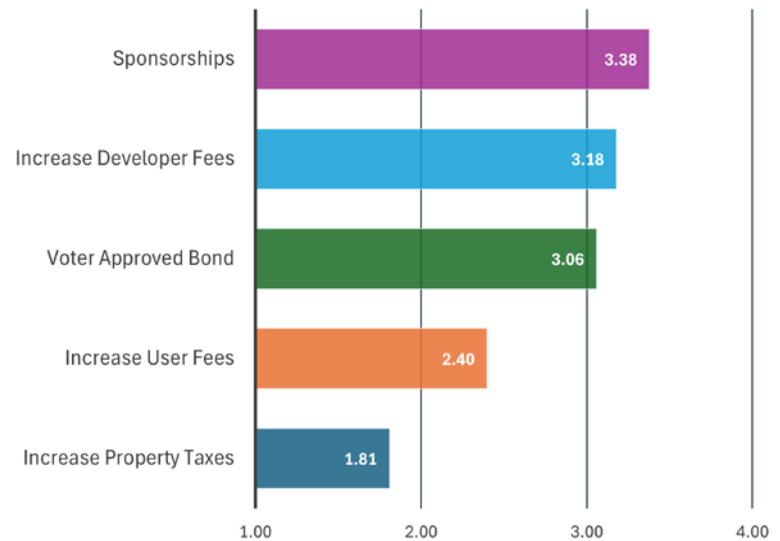


Figure 19. Respondents' preferred funding sources.

Willingness to Pay

Although increasing taxes was the least desirable funding mechanism noted above, 72% of respondents said they are willing to pay some additional property taxes annually to help fund the improvement priorities suggested in this survey. Respondents are willing to pay an average of \$88 per year to help fund these priorities.

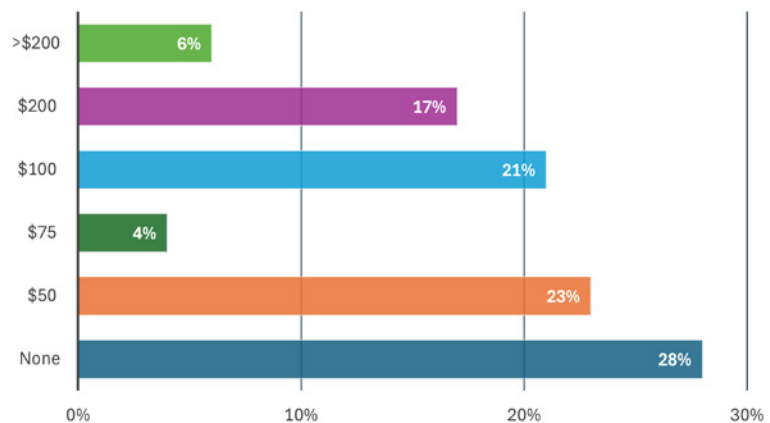
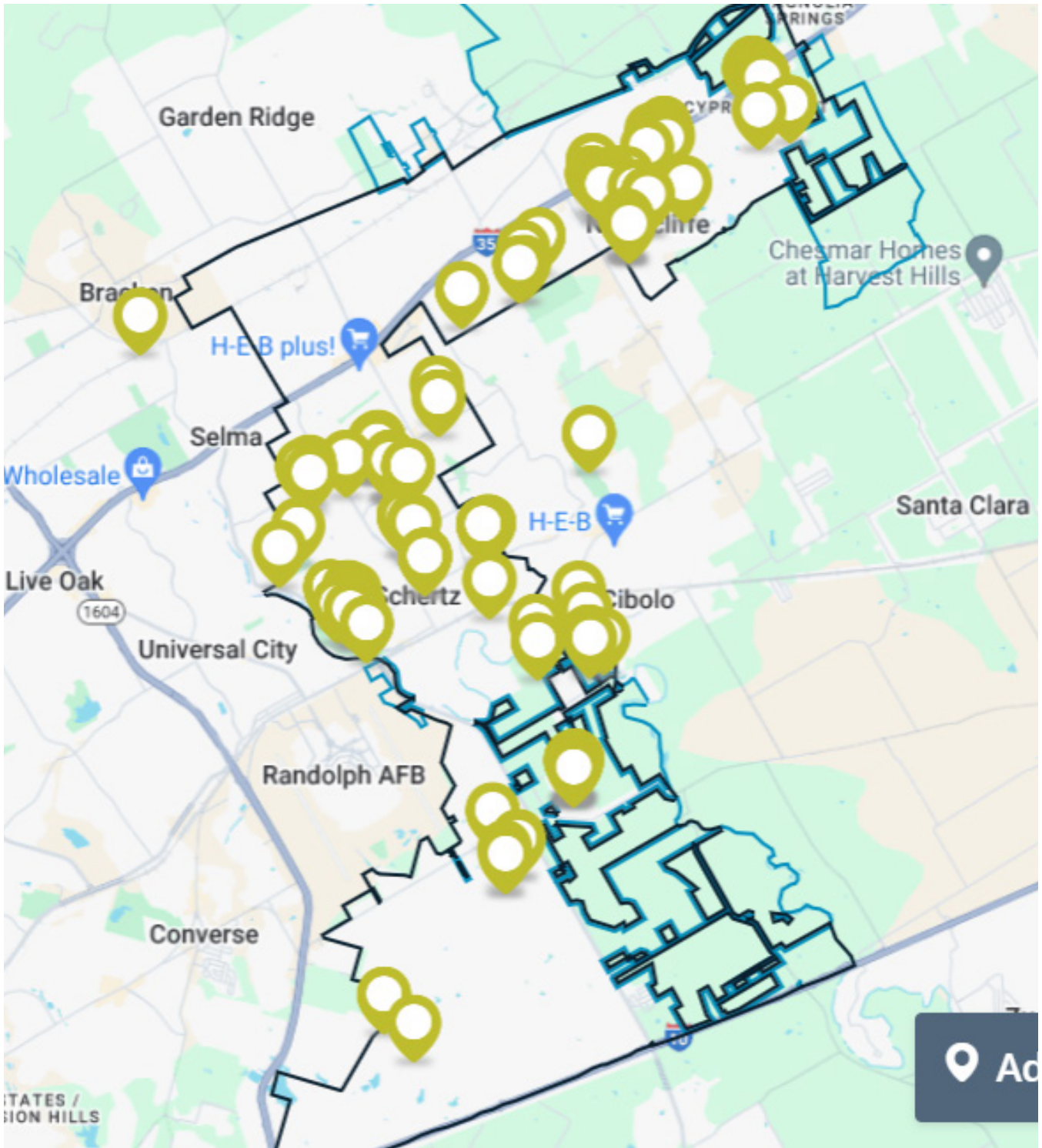


Figure 20. Amount respondents are willing to pay annually to support parks priorities.

Online Mapping Tool

Throughout the course of the project, there was an online mapping exercise available for residents to provide comments and ideas related to specific points around Schertz parks. The map had 103 participants that left 162 comments. Participants were able to upvote and downvote other comments. The following represents the highest voted responses, exactly as they were provided. Full responses keyed to the map pins can be found in Appendix A.

1. We back up to the Preserved Greenspace/ Drainage in the Northcliffe area. We would like to see this space remain Greenspace/Drainage. This space could provide a vital area that remains undeveloped and provide a needed space for wildlife and a buffer to overdevelopment as well as the main purpose of providing proper drainage.
2. We would love a volleyball pit built at Ashley Park maybe by the back far corner past the basketball court. Just put in the border and add the sand. Can either provide a net or people can bring their own.
3. People love coming to this pond and walking the green space around it. Let's make it a park! Ducks and fish in the pond make it great too [related to the pond near the intersection of Covers Cove and Columbia Dr in the Northcliffe area].
4. Cibolo Farms [pin located along FM 1518 between Selma Parkway and Hidden Knoll] could be purchased and reserved as a green space for recreational and educational purposes. This land contains a pond that is supposedly fed by an aquifer that is unique to this area. Preservation of that aquifer and fishing pond is very important to the diverse wildlife in this area. An aquifer channel running below the property should be preserved and researched. These 40+ acres that are currently for sale are also conveniently located right by the future Dietz trails that are being added. Having those walking trails along side a park / green space area would be a great addition to Schertz. With the recent attempt from a developer to build apartments on this property, the city should be aware of the challenges this property faces. Being surrounded by established neighborhoods, the city obtaining this land makes sense for maintaining the quality of life in the area. Since a portion of this land is in the Accident Potential area for JBSA, preserving that area is a service to the military as well.
5. Would love a splash pad! This park [Ashley Park] has so much unused area and a lot of potential. The playground is basic, in need of mulch. Would love to see improvements all around for the community to enjoy
6. This area [east side of Northcliffe] needs to be saved as a green space. It is a natural drainage for our neighborhood. It is full of wildlife. Any development would disrupt nature.
7. This is hole 7 of the old golf course [west side of Northcliffe]. The "run off" ditch runs between 7-8-2-3. The ditch takes all the water run off from many neighborhoods, and flows all the way to Cibolo Creek. Would cost developers millions of dollars just to reroute enormous amounts of water from area. Then to build on low lying areas would be worthless. Parks, Greenway, walking paths are what Schertz, Cibolo needs. Not apartments on an old established single family neighborhoods.
8. Crescent Bend Nature Park. Wonderful park that has evolved considerably, in the right direction from the opening 12 years ago. The emphasis needs to remain on Nature, not an urban playscape park.
9. Please maintain this beautiful pond area as a green space, open space, nature trail, recreational area, or park! Our community needs a place where people can relax and enjoy the health-promoting benefits this scenic location provides [related to the pond near the intersection of Covers Cove and Columbia Dr in the Northcliffe area].



Map 18. Online Mapping Comment Pin Distribution.

Community Event

The planning team tabled at the City of Schertz's annual 4th of July Jubilee community event held on July 4, 2024 from 5:00 to 8:00 p.m. At this event, the consultant planners had information related to this parks master plan process, conceptual parks plans, and the active online survey. The team members spoke with festival goers who stopped by the booth as well as worked the crowds to increase awareness and hand out swag with the project website on it. Most of the attendees at this event were unaware of the Plan, indicating that this outreach successfully engaged a previously unreached segment of the community. The notable comments received at this event are listed below.

- Desire for smaller, more frequent event for locals, like a farmers market.
- Outdoor exercise and fitness equipment, especially to cater to local military members.
- Enhanced trail connections from Pickrell Park to Veterans Park, through a potential partnership with Universal City.
- Partnerships with the local VFW for community events like cornhole tournaments.
- Splash pad at Pickrell Park.
- The recent addition of playgrounds to local parks has limited the opportunities for people to find peaceful places to walk, make sure to preserve some of these places.
- Rollerblading is popular at Pickrell Park, would be great to have more opportunities for these activities.
- More shade everywhere!



Two of the many informational boards displayed at the event.

STANDARDS-BASED ASSESSMENT

The standards-based assessment analyzes parkland in terms of acreage, location and number of park facilities. It identifies the current level of service and whether it is meeting the community's needs. Levels of service represent a specific acreage of parkland or number of facilities needed per given population.

The National Recreation and Park Association (NRPA) publishes their Agency Performance Review annually. It presents data and insights from 1,000 parks and recreation agencies around the country. This information was referenced throughout the standards-based assessment as a baseline comparison.

Three types of standards were examined in this assessment: acreage, location and facilities.

Acreage Level of Service

The acreage level of service defines the quantity of parkland acreage as a ratio to population. The results are expressed as park acreage per 1,000 residents. The analysis examines whether there is sufficient parkland for residents today and in the future.

Spatial Level of Service

The spatial level of service looks at the location and distribution of different park types to identify underserved areas and where new parks may be needed.

Facility Level of Service

The facility level of service defines the number of park facilities needed to meet the community's recreational needs. Standards are expressed as a ratio of facility per population size (e.g., one baseball field per 3,500 residents).



Acreage levels of service define targets for how much parkland is needed to serve the community's population.



Facility levels of service identify how many facilities, such as playscape units, are needed to provide adequate resources for Schertz residents.

Acreage Level of Service

Different types of parks are intended to serve different needs. Pocket, neighborhood and community parks, cumulatively thought of as close-to-home parks, are focused on recreational benefits for nearby residents. In addition to local residents, regional parks serve a population beyond the immediate community. Linear parks/greenways and open space/nature parks provide passive recreation opportunities for the whole community, while special purpose parks serve a focused user group (e.g., dog park).

According to the 2024 NRPA Agency Performance Review, the median community with 20,000-49,999 people had 11.2 acres of parkland per 1,000 residents. A median community with 50,000-99,999 people had 10.2 acres of parkland per 1,000 residents.¹ A target level of service has been defined for Schertz through comparison with the NRPA Agency Performance Review, and an understanding of the community's goals, opportunities and challenges.

Schertz's parks system includes over 639 acres of parkland, of which 29.9 acres are owned by homeowners associations. Existing and target levels of service per park type are listed in Table 8. The City's total combined level of service today is 14.3 acres per 1,000 residents for City-owned parks and 15.0 acres per 1,000 residents when including privately owned parks.

Considering the parks system overall, there is adequate total parkland in 2024, with a future deficit developing as the community grows toward its projected 2035 population. However, the City is lacking close-to-home parkland in 2024 and beyond, as listed in the "surplus/deficit acreage" columns in the table. Additionally, approximately 153 acres of City-owned parkland included in Table 8 remains largely undeveloped and/or is land that will be deeded to the City through development agreements. In order to truly meet the recreational needs of the community, these areas should be developed with appropriate amenities based on the type of park to provide diverse recreation opportunities and ideally address facility deficiencies identified later in this chapter.

¹ <https://www.nrpa.org/publications-research/research-papers/agency-performance-review/>

The City should consider opportunities for additional close-to-home parks in areas with new development in the future. Based on the City's extensive amount of regional and undeveloped parkland, it will be important to add or enhance amenities (e.g., playground, basketball court, picnicking) within these parks to ensure that they can help meet the daily recreational needs for residents in the vicinity. Adding diverse recreation offerings to the parks will allow them to meet the needs of a wider user group (e.g., adding a playground to a sports complex to provide recreation for players' families).

If properly located and developed with bicycle and pedestrian trails, linear parks/greenways can greatly support citywide connectivity to parks and other points of interest. There is no specific target level of service for these parks and the City is already focusing on further developing their trail network. The City is encouraged to continue doing so.

Open spaces/nature parks are intended to remain natural or minimally developed and there is no target level of service for this type of parkland. As the City evaluates development options for these parks, consideration should be given to including trails and picnic amenities, where appropriate, to allow the acres to provide some recreational benefit.

There is no target level of service for special purpose parks.

National Recreation & Parks Association (NRPA) 2024 Agency Review¹

Total Parkland per 1,000 Residents (for communities 20,000-49,999 people):

- Lower Quartile = 6.2 acres/1,000 people
- Median = 11.2 acres/1,000 people
- Upper Quartile = 18.0 acres/1,000 people

Total Parkland per 1,000 Residents (for communities 50,000-99,999 people):

- Lower Quartile = 4.8 acres/1,000 people
- Median = 10.2 acres/1,000 people
- Upper Quartile = 17.4 acres/1,000 people

Table 8. Parkland Acreage Level of Service

Park Classification	Existing Level of Service (LOS)		Recommended Level of Service (2024)			Recommended Level of Service (2035)		
	Existing Acreage (2024)	Current LOS (based on 42,545 population*)	Recommended Target LOS (2024-2035)	2024 Recommended Acreage (based on 42,545 pop.*)	Surplus/Deficit Acreage (2024) ***	2035 Recommended Acreage (based on 56,302 pop.*)	Surplus/Deficit Acreage (2035) ***	
Close-to-Home Parks (focused on benefit to nearby residents)**								
Pocket Parks (City-owned)	7.4	0.17 Ac/1,000 Residents	0.25 Ac/1,000 Residents	10.6	-3.2	14.1	-6.7	
Pocket Parks (City + HOA)	7.9	0.19 Ac/1,000 Residents			-2.7		-6.2	
Neighborhood Parks (City-owned)	157.3	3.7 Ac/1,000 Residents	4.0 Ac/1,000 Residents	170.2	-12.9	225.2	-67.9	
Neighborhood Parks (City + HOA)	186.7	4.4 Ac/1,000 Residents			16.5		-38.5	
Community Parks (City-owned)	71.1	1.7 Ac/1,000 Residents	5.0 Ac/1,000 Residents	212.7	-141.6	281.5	-210.4	
Community Parks (City + HOA)	71.1	1.7 Ac/1,000 Residents			-141.6		-210.4	
Close-to-Home Parks Subtotal (City-owned)	235.8	5.5 Ac/1,000 Residents	9.25 Ac/1,000 Residents	393.5	-157.7	520.8	-285.0	
Close-to-Home Parks Subtotal (City + HOA)	265.7	6.2 Ac/1,000 Residents			-127.8		-255.1	
Other Parks Types** (All City-owned)								
Regional Parks	231.6	5.4 Ac/1,000 Residents	4.0 Ac/1,000 Residents	170.2	61.4	225.2	6.4	
Linear Parks/Greenways	60.8	1.4 Ac/1,000 Residents	Varies	N/A	N/A	N/A	N/A	
Open Space/Nature Park	67.9	1.6 Ac/1,000 Residents	Varies	N/A	N/A	N/A	N/A	
Special Purpose Parks	13.4	0.3 Ac/1,000 Residents	Varies	N/A	N/A	N/A	N/A	
Other Parks Subtotal	373.7	8.8 Ac/1,000 Residents	Varies	N/A	N/A	N/A	N/A	
All Park Types (City-owned)	609.5	14.3 Ac/1,000 Residents	13.25 Ac/1,000 Residents	563.7	45.8	746.0	-136.5	
All Park Types (all facilities)	639.4	15.0 Ac/1,000 Residents			75.7		-106.6	

* Source:

- Current Population: United States Census Bureau, 2022 ACS 5-Year Population Estimates
- 2035 Population: 2% Growth Rate Projections from Texas Water Development Board 2030 Population Estimate as of July 17, 2024 (51,020)

** These acreages include land that will be deeded to the City through development agreements

*** Negative numbers = acreage deficits

The bottom row includes all park types (including those without target levels of service) and an overall recommended level of service of 13.25 acres of parkland per 1,000 residents. The total 2024 and 2035 surplus and deficit calculations are based on all park types combined (i.e., 609.5 existing City-owned acres - 563.7 recommended acres in 2024 = 45.8 acre surplus)

Spatial Level of Service

Access to Pocket & Neighborhood Parks

Pocket parks typically serve residents within a ¼-mile area, while neighborhood parks are meant to serve residents within a ¼-mile to ½-mile radius. These parks are intended to serve daily recreational needs for nearby residents and are often accessed by foot or bike. These service areas equate to approximately a 5-minute (¼-mile) to 10-minute (½-mile) walk. Pocket and neighborhood parks should be generally located away from major arterial streets and should be accessible without requiring residents to cross major roadways.

Map 19 illustrates service areas of parks meeting local neighborhood needs. The service areas are associated with existing pedestrian infrastructure.¹ Notably, community parks can also meet the local recreational needs of residents within a ¼- to ½-mile walking distance. As such, Map 19 shows ¼-mile and ½-mile service areas around pocket, neighborhood and community parks.

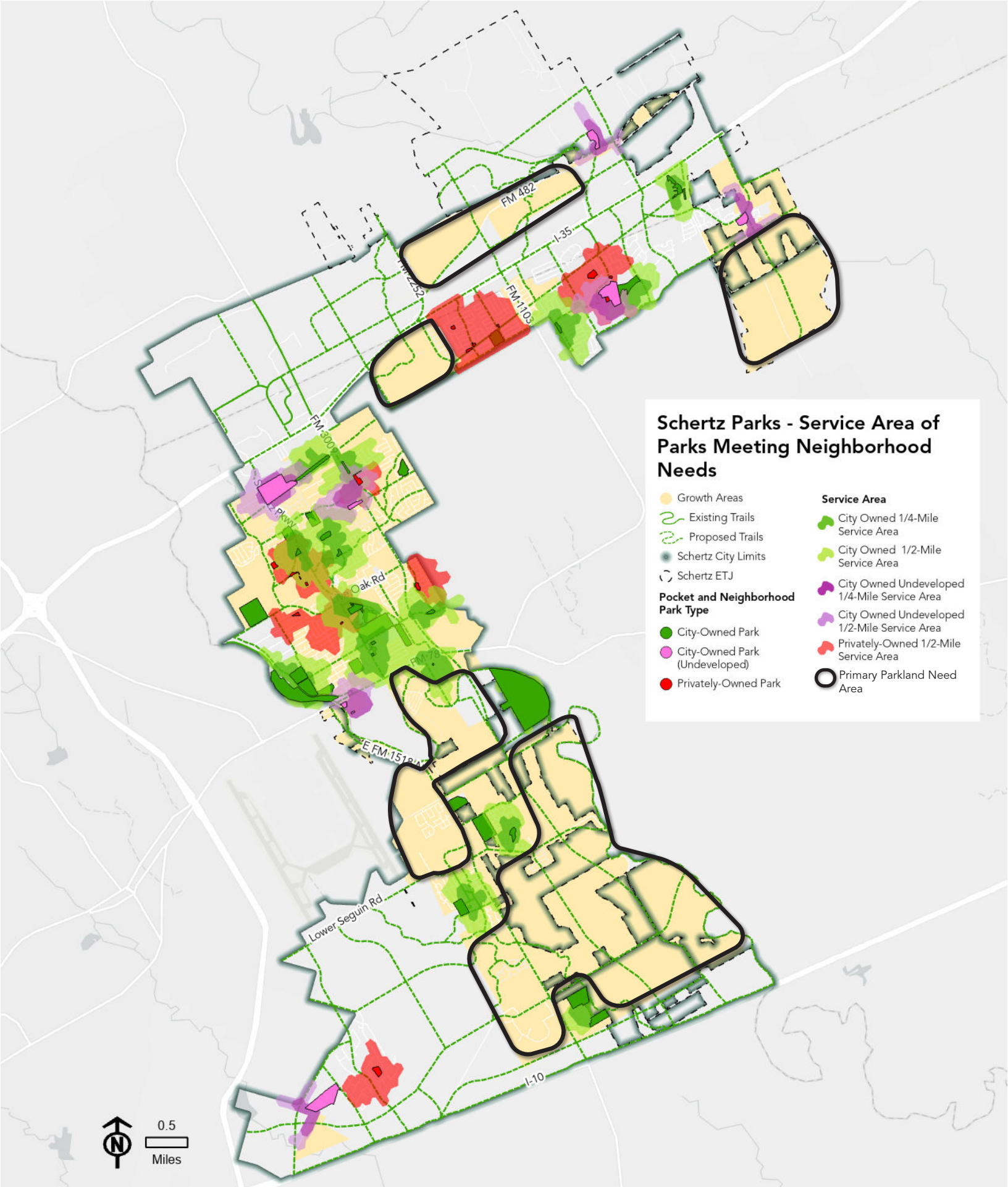
When the park service areas are overlaid with the residential growth areas, it is evident where existing and future residential areas do not have adequate parkland within a short walking distance. Need areas are those areas within the growth area that are not currently serviced with appropriate parks. Primary need areas are located throughout the City, with the southern portion of the City having the largest area lacking access to neighborhood-serving parkland. As the City considers locations for new close-to-home parks, priority should be given to residential areas located within the primary need areas.

As the City considers improvements to its sidewalk and trail network, priority should be given to streets within a 1/2-mile distance of existing parks to allow nearby residents to safely walk and bike to the parks.



¹ Based on walking distance analysis run through Network Analyst by ESRI. Analysis follows paths and roads that allow pedestrian traffic.

Pocket , neighborhood and community parks can all serve close-to-home park needs for residences within reasonable walking distances. These include daily amenities such as playgrounds, picnic areas and walking paths.



Schertz Parks - Service Area of Parks Meeting Neighborhood Needs

<ul style="list-style-type: none"> ● Growth Areas — Existing Trails - - - Proposed Trails ● Schertz City Limits ● Schertz ETJ 	<p>Pocket and Neighborhood Park Type</p> <ul style="list-style-type: none"> ● City-Owned Park ● City-Owned Park (Undeveloped) ● Privately-Owned Park 	<p>Service Area</p> <ul style="list-style-type: none"> ■ City Owned 1/4-Mile Service Area ■ City Owned 1/2-Mile Service Area ■ City Owned Undeveloped 1/4-Mile Service Area ■ City Owned Undeveloped 1/2-Mile Service Area ■ Privately-Owned 1/2-Mile Service Area ● Primary Parkland Need Area
---	--	---

Map 19. Service Area of Parks Meeting Neighborhood Needs

Access to Community Parks

Community parks are large parks that are meant to serve multiple neighborhoods. They typically include a range of facilities such as playgrounds, picnic pavilions, athletic fields and courts, trails, swimming pools, and splash pads. Residents are often willing to drive to these parks for access to a greater diversity of options than at their neighborhood park.

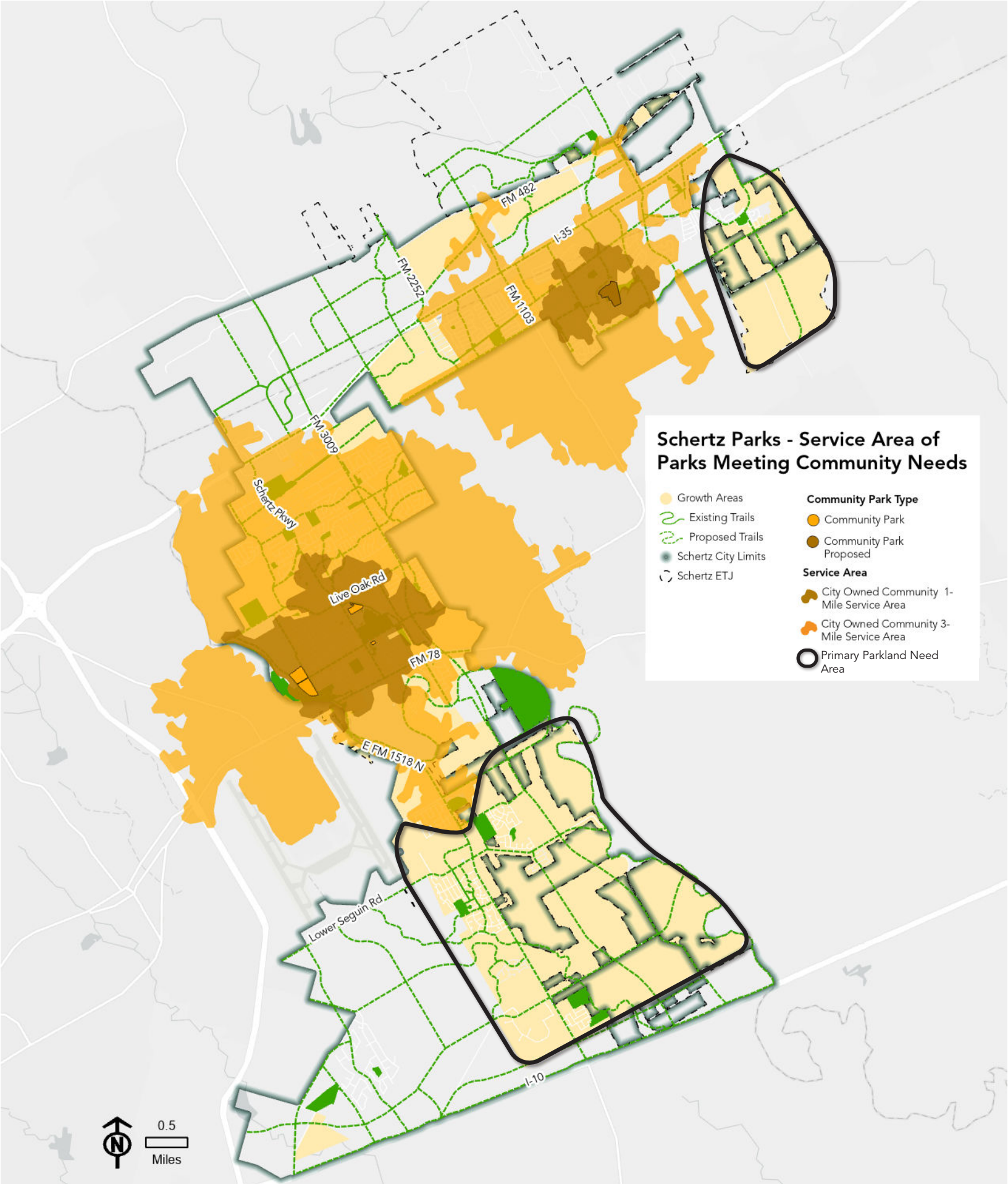
Map 20 illustrates a 1- to 3-mile service area around community parks. The service areas are associated with existing vehicular infrastructure.¹ There are four existing community parks and one proposed community park in Schertz. All of the developed parks are located in the central part of the City.

When the community park service areas are overlaid with the residential growth areas, primary parkland need areas are identified in the southern, eastern, central northern part of the City. As these areas further develop, there may be an opportunity to create community parks or upgrade existing parks to meet both community and neighborhood parkland needs for these parts of the City.

¹ Based on driving distance analysis run through Network Analyst by ESRI. Analysis models the movement of cars. Travel obeys one-way roads, avoids illegal turns and follows other rules that are specific to cars.



Community parks provide larger amenities that draw from a wider area, such as pools and sports fields.



Map 20. Service Area of Parks Meeting Community Needs

Access to Trails

Similar to pocket and neighborhood parks, trails are often accessed by foot or bike. Therefore they have the same service area as pocket and neighborhood parks — ¼- to ½-mile.

There are a significant amount of proposed trail connections that will cover the majority of the City once complete; however, the existing trail system has significant gaps in several areas. Currently there are no existing trails serving any of the residential areas east of Homestead Pkwy in the northeastern corner of the City limits and the growth area that is currently ETJ. There are also large swathes of existing residential development within the anticipated growth areas south of FM 78 that are not served by any existing trails. When prioritizing future trail improvement or extension projects growth areas that not within the existing ¼- to ½-mile trailer buffer should be prioritized.



Trails in Crescent Bend Nature Park.

Access to Regional Parks

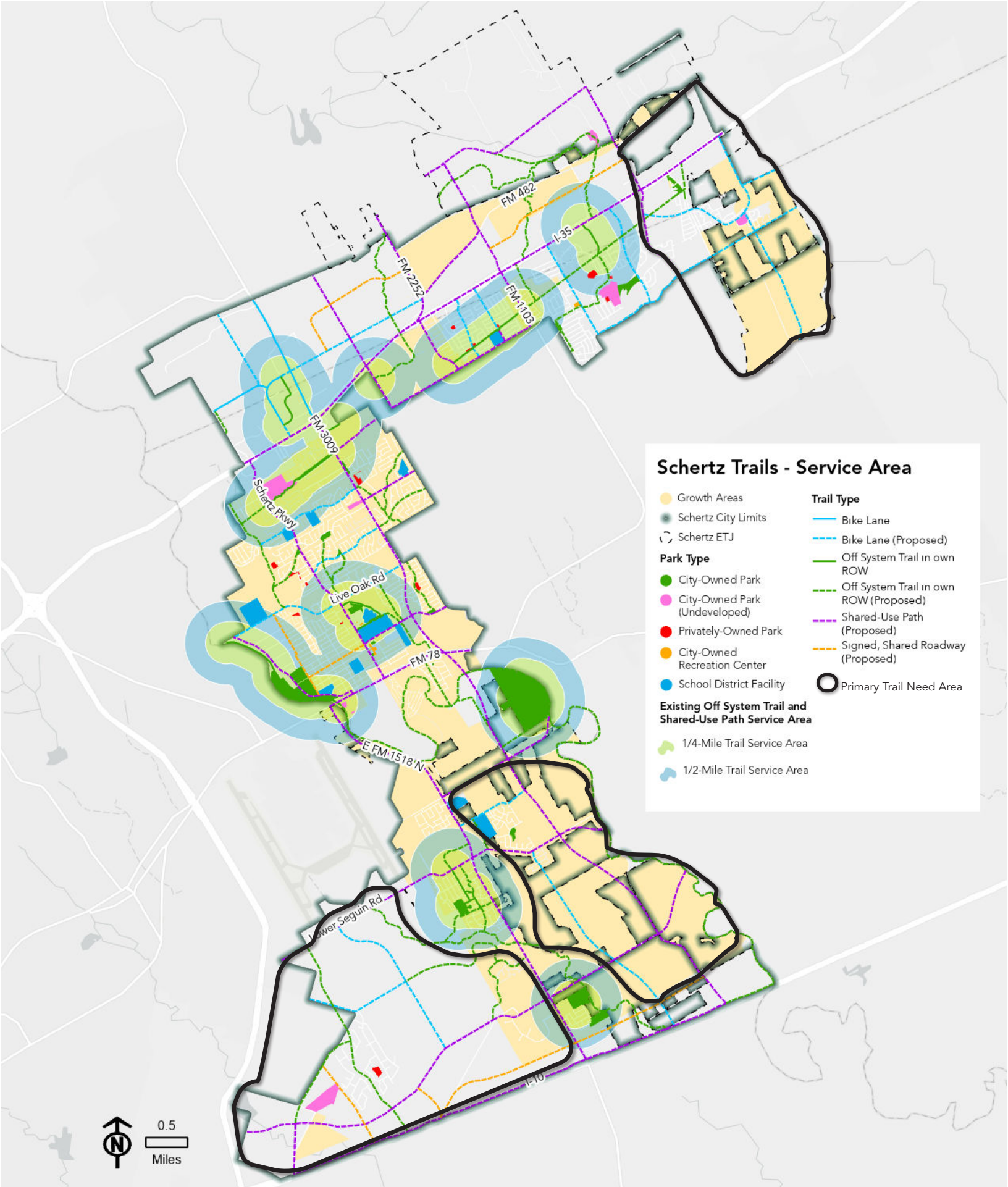
There are two regional parks in Schertz: Crescent Bend Nature Park and Schertz Soccer Complex. Based on their size and/or recreation options, both of these parks have large service areas that include the entirety of the City, as well as the surrounding region.

Crescent Bend Nature Park is nearly 190 acres and has potential to provide extensive passive recreation options.

While the Schertz Soccer Complex does serve the greater region, it is also a gated special purpose park, so its use is currently largely limited to groups playing soccer.



Youth soccer leagues at the Schertz Soccer Complex.



Schertz Trails - Service Area

<ul style="list-style-type: none"> ● Growth Areas ● Schertz City Limits Schertz ETJ 	Park Type <ul style="list-style-type: none"> ● City-Owned Park ● City-Owned Park (Undeveloped) ● Privately-Owned Park ● City-Owned Recreation Center ● School District Facility 	Trail Type <ul style="list-style-type: none"> — Bike Lane Bike Lane (Proposed) — Off System Trail in own ROW Off System Trail in own ROW (Proposed) Shared-Use Path (Proposed) Signed, Shared Roadway (Proposed)
Existing Off System Trail and Shared-Use Path Service Area <ul style="list-style-type: none"> ● 1/4-Mile Trail Service Area ● 1/2-Mile Trail Service Area 		<ul style="list-style-type: none"> Primary Trail Need Area

Map 21. Service Area of Trails

Facility Level of Service

In addition to considering the different types of parkland, it is important to consider what types of facilities are available for resident use. The 2024 NRPA Agency Performance Review also provides comparison data for the prevalence for outdoor park and recreation facilities per population. The facility target levels of service were determined through a baseline comparison of the 2024 NRPA Agency Performance Review results for communities with 20,000-49,999 people and communities with 50,000-99,999 people. Targets were then tailored to Schertz based on community input, goals, and an understanding of parkland and staffing opportunities and challenges.

The Facility Level of Service table on the next page illustrates the current level of service for each type of facility based on the current estimated population. Targets are applied to the facility categories to determine current and future deficits. The far right two columns display the findings from the 2024 NRPA Agency Performance Review, when available.

There are currently deficiencies in the following facilities:

- Baseball/softball fields
- Standalone backstops
- Basketball courts
- Pickleball courts
- Disc golf
- Fitness equipment circuit
- Multipurpose fields
- Soccer fields
- Tennis courts
- Volleyball courts
- Trails
- Amphitheater/outdoor event space
- Dog park
- Picnic shelters
- Picnic facilities
- Fishing piers
- Outdoor aquatic facilities
- Splash pads
- Recreation center

Looking out toward 2035, without the addition of new facilities, there will also be deficiencies in:

- Multipurpose courts
- Playscape units

Most other current deficits increase by 2035.

Based on the City's north-to-south geographic distribution, specialized facilities including dog parks, outdoor aquatic facilities and recreation centers should be geographically distributed. Ideally, as a long-term goal, the City should have one of each in the north, central and south portions of the City.

Table 9. Facility Level of Service

	Facility/Amenity	Current Available [^]	Current LOS (1 Facility per # Residents)		
Active	Baseball/Softball Fields	12	3,545		
	Backstop	5	8,509		
	Basketball Courts	0	0		
	Pickleball Court	0	0		
	Multipurpose Court (basketball, pickleball)	7	6,078		
	Disc Golf	0	0		
	Fitness Equipment Circuit	0	0		
	Skate Park	1	42,545		
	Multipurpose Field**	8	5,318		
	Soccer Fields	12	3,545		
	Tennis Courts	0	0		
	Volleyball Courts (Outdoor)	0	0		
Trails (miles)	20	2,127			
Passive	Amphitheater/Outdoor Event Space	2	21,273		
	Dog Park	1	42,545		
	Picnic Shelters/Pavilions	10	4,255		
	Picnic Facilities (e.g., public parks with picnic tables)	14	3,039		
	Playscape Units	39	1,091		
Water	Fishing Piers	1	42,545		
	Outdoor Aquatic Facility	1	42,545		
	Indoor Aquatic Facility	1	42,545		
	Splash Pad	2	21,273		
Misc.	Recreation Center	1	42,545		
	Other Quality of Life Facilities ^{^^}	6	7,091		
	Restrooms/Portable (in parks)	9	4,727		

	Target LOS (Per Residents)	2024 Need (based on 42,545 pop. *)	2024 Deficit or Surplus ***	2035 Need (based on 56,302 pop. *)	2035 Deficit or Surplus ***	2024 NRPA Agency Review (some facility categories are not included in the Agency Review)	
						Cities 20,000-49,999	Cities 50,000-99,999
	1 per 3,500	13	-1	17	-5	Diamond fields 1 per 3,007	Diamond fields 1 per 3,675
	1 per 6,000	8	-3	10	-5		
	1 per 8,000	6	-6	8	-8	1 per 7,501	1 per 8,363
	1 per 8,000	6	-6	8	-8	1 per 7,737	1 per 10,500
	1 per 8,000	6	1	8	-1	1 per 13,000	1 per 12,972
	1 per city	1	-1	1	-1	1 per 29,445	1 per 58,603
	1 per 30,000	2	-2	2	-2	1 per 27,262	1 per 35,000
	1 per city	1	0	1	0	1 per 33,167	1 per 60,904
	1 per 4,000	11	-3	15	-7	Rectangular fields 1 per 3,333	Rectangular fields 1 per 4,070
	1 per 3,500	13	-1	17	-5	1 per 5,461	1 per 5,865
	1 per 13,000	4	-4	5	-5	1 per 14,280	1 per 26,612
	1 per 15,000	3	-3	4	-4		
	1 per 2,000	21.3	-1.3	29	-9.0	Median 10 total miles	Median 18.1 total miles
	1 per 15,000	3	-1	4	-2		
	1 per 30,000	2	-1	2	-1	1 per 27,508	1 per 55,135
	1 per 3,000	15	-5	19	-9		
	In all publicly accessed parks	In all publicly accessed parks	-26	In all publicly accessed parks	-26		
	1 per 1,200	36	3	47	-8	Playground 1 per 3,105	Playground 1 per 3,707
	1 per 15,000	3	-2	4	-3		
	1 per 25,000	2	-1	3	-2	Pool: 1 per 27,081 Water park: 1 per 32,812	Pool: 1 per 46,363 Water park: 1 per 76,780
	1 per city	1	0	1	0	1 per 31,000	1 per 60,824
	1 per 6,000	8	-6	10	-8	1 per 30,629	1 per 54,100
	1 per 30,000	2	-1	2	-1	1 per 24,486	1 per 39,886
	Where feasible	Where feasible	Varies	Where feasible	Varies		
	Where feasible	Where feasible	Varies	Where feasible	Varies		

* Source: Current Population: United States Census Bureau, 2022 ACS 5-Year Population Estimates, 2035 Population: 2% Growth Rate Projections from Texas Water Development Board 2030 Population Estimate as of July 17, 2024 (51,020)

** Multipurpose field should be appropriate for soccer, football and other rectangular field uses

*** Negative numbers = facility/amenity deficits

^ Excludes ISD and non-publicly accessible facilities (e.g., HOA facilities)

^^ E.g., Community center, library, senior center

Resource-Based Assessment

The resource-based assessment is the third analysis for the needs assessment. This exercise recognizes key physical, man-made or natural resources within the community that may provide potential recreational opportunities. These areas can either support active recreational pursuits or provide opportunities for passive enjoyment. The following areas have potential to be further leveraged for recreation or open space preservation in Schertz.

Water bodies and floodplains are areas that are inherently unsuitable for most types of development. They are also often beautiful natural areas that wind through cities. Schertz's streams, such as the Dry Comal Creek, Cibolo Creek, and associated floodplains extend across the City. With strategic development of trail infrastructure, these natural areas could be used as key elements in a citywide trail network.

Dry Comal Creek

The Dry Comal Creek drainage corridor is a natural greenway with potential to be utilized for recreation and connectivity, especially due to its inclusion as part of the Great Springs Project, a regional trail spanning from San Antonio to Austin. Once implemented, this trail will likely be popular with weekend cyclists and could bring opportunities to capture some recreational tourism income in north Schertz.

Cibolo Creek

Cibolo Creek is a major natural drainage corridor that is far reaching geographically through the City of Schertz and neighboring cities. There is much interest and opportunity along Cibolo Creek for the implementation of both hiking and paddling trails. Additionally, there are a variety of properties along Cibolo Creek that could be incorporated into the linear greenway, creating a "string" of small parks along the banks for trail heads, non-motorized boat put-ins, and fishing access. Regional coordination with adjacent municipalities could enhance the success of this amenity and create opportunities for cost sharing.

Topography

Schertz contains topographical change that creates natural high points with vistas of the Hill Country. The City's highest point is within the proposed Hilltop Park, providing opportunity for a unique experience for park users.

Utility Corridors

Utility corridors are great opportunities for multi-purpose facilities, for example, implementing trails in utility rights-of-way that would otherwise remain underutilized land.

Development of structures is largely prohibited in utility corridors. While these areas need to remain clear of vertical development, they are great locations for extensive trail segments. As the City develops additional trails, consideration should be given to best leveraging utility corridors for connectivity. To the extent possible, shrubs or small trees should be integrated to provide shade for users.

The proposed Great Northern Trail through northern Schertz is a great example of multi-purpose facilities for utilities and an idea that could be implemented elsewhere in the City as well.



A portion of the Great Northern Trail along a utility corridor.

Summary of Needs

Through the needs assessment and public engagement process, the high importance and value of parks and recreation is clear, both within the City organization as well as the community. For Schertz to maintain its high level of parks and recreation quality and services, there are some identified needs

for additional distribution of parkland, increased connectivity, new and improved facilities, and expanded recreational programs. These needs include services that are currently lacking for existing residents as well as needs expected as Schertz's population grows through 2035.



Parkland Acreage and Development

- Enhanced maintenance and upgrades for older parks and equipment
- Account for additional close-to-home parks, especially in future residential areas
- Distribution of services among the City's three distinct geographies: north, central and south
- Balancing needs and amenities for all ages and abilities
- More sustainable parks maintenance practices
- Beautification and shade enhancements at existing parks



Park Facilities

- Trails
- Natural areas
- Water access
- Lighted, competition-level sports fields
- Baseball/softball practice fields
- Pickleball
- Splash pads
- Basketball courts
- Fitness equipment
- Amphitheater
- Picnic facilities & pavilions



Parkland Access and Connectivity

- A trail network that connects major park spaces
- More loop trails for exercise
- Safer and more complete sidewalk network throughout the City
- Regional trails connecting Schertz to neighboring cities as well as the wider Central Texas region



Recreational Programs

- Public education campaigns related to local ecology and natural systems.
- Farmers market
- Art/music/food festivals
- Community gardens
- Teen programming
- Adult programming
- Indoor gymnasium + eSports





CHAPTER

4

Recommendations

INTRODUCTION

This chapter details the recommendations formulated as part of this Plan. These recommendations are based on the assessment of current conditions, input from the public and stakeholders, and a needs assessment. They encompass a combination of strategies for maintaining and improving the existing parks and recreation infrastructure, as well as introducing new facilities where a need has been identified.

Goals for the Parks & Recreation System

The following goals provide overall direction for Schertz's parks and recreation system to achieve the community's vision and aspirations. These goals should be used to help guide the City's decision-making processes and form the basis of the PROST plan's recommendations.

1. The City will proactively acquire parkland and open space acreage to provide physical access to all existing and future residents of Schertz.
2. The City will update existing parks and improve undeveloped parkland to accommodate the changing needs of the communities.
3. The City will implement system-wide improvements that enhance access, usability, and aesthetics of existing and future parks.
4. The City will provide recreational facilities and programs that enhance the quality of life and accessibility of services for Schertz residents.
5. The City will maintain parks in a way that promotes full utilization of park spaces and aligns with community values.
6. The City will pursue/continue partnerships and seek diverse funding strategies to support the expansion of parks and recreational options.



Wendy Swan Memorial Park

GOAL #1: The City will proactively acquire parkland and open space acreage to provide physical access to all existing and future residents of Schertz.

Action 1.1: Proactively pursue the acquisition of additional parkland acreage in the target areas.

- Acquire land in the target areas (Map 22) noted in the Needs Assessment chapter, with the intent of providing a close-to-home park within 0.5 miles of all homes in Schertz.
- Address the concerns of Northcliffe residents by working closely with the community and future landowners or developers of the old golf course property to encourage open space preservation, especially in environmentally sensitive or valuable parts of the course such as ponds and drainageways.

Action 1.2: Proactively pursue the acquisition of additional parkland acreage along Cibolo Creek.

- Acquire parcels along Cibolo Creek to realize the “String of Parks” vision, this includes parcels that are encumbered by floodplain.
- Through the FM 78 corridor redevelopment, if the opportunity presents itself for redevelopment of the two buildings between the park and FM 78 the City could consider it for additional programming and recreational space.

Action 1.3: Update the Parkland Dedication Ordinance.

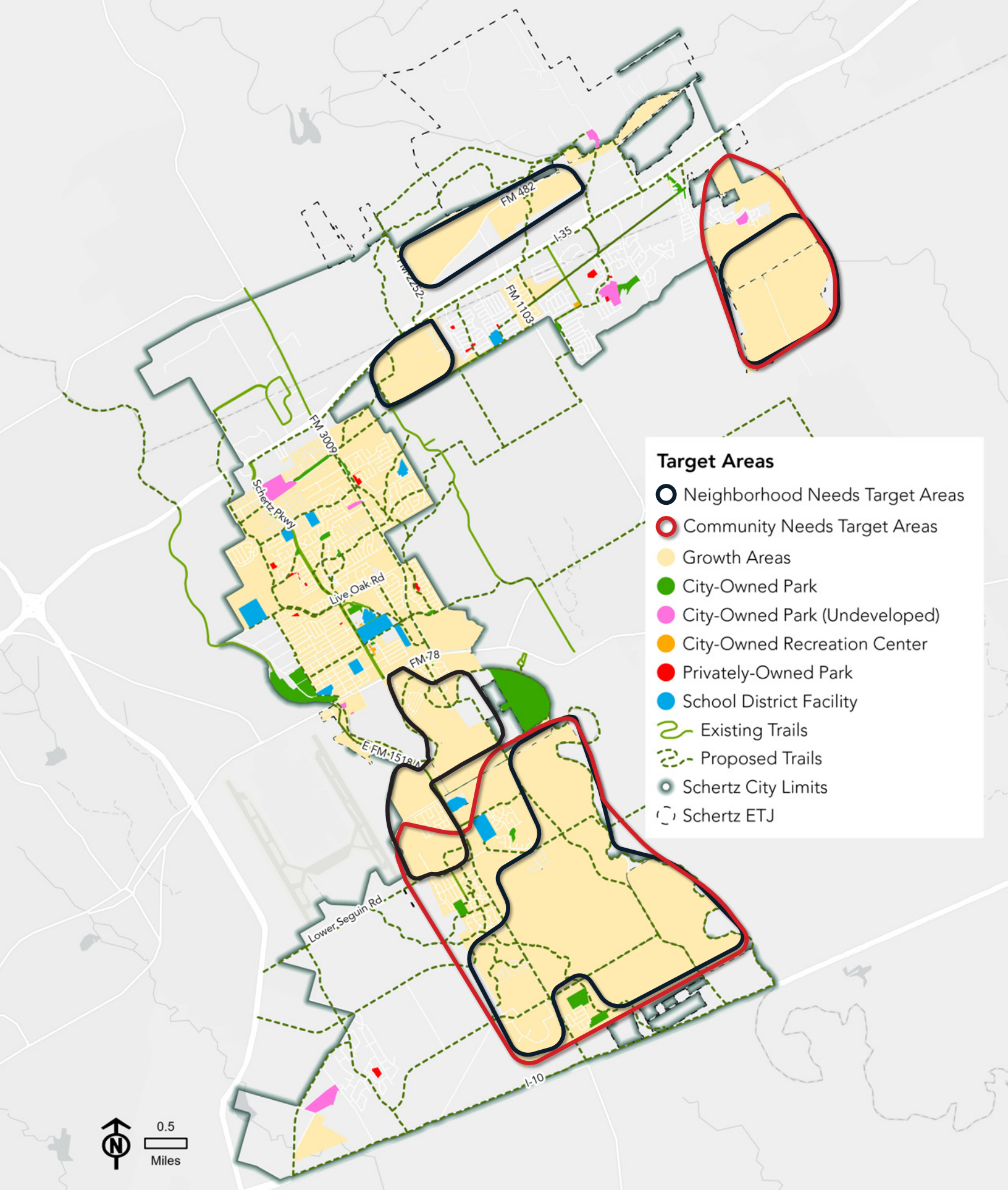
- Ensure the parkland dedication requirements are adequate to provide the necessary park access for new communities.
- Encourage the dedication of land over fee-in-lieu, unless extenuating circumstances or the City does not want the land for a strategic reason
- Explore the option to add a “regional park” category as well as a “neighborhood park” category to the dedication ordinance.

Action 1.4: Keep the PROST plan updated.

- The community’s parks and recreation needs and desires will change as the population grows and demographics shift. The City should plan to update the PROST Plan periodically to ensure that it reflects current needs and priorities. The TPWD recommends updating the Plan every five years or before any new major developments occur that significantly change the parks and recreation needs of residents. This can also help the City during a TPWD grant funding evaluation, as TPWD places a higher point value on submittals that demonstrate that a plan has been updated within the previous five years. All Plan updates should include a public involvement process.
- The City should review and update the Plan per the following:
 - Annually: Staff review implementation to identify progress and provide an annual report to the City Council.
 - Every five years (or sooner if needed): Conduct a full review and make needed updates to the inventory, needs assessment, recommendations, and prioritization, if needed.

Action 1.5: Keep parks data and GIS layers updated between plan updates so there is sufficient and up-to-date information available for subsequent updates.

- The Parks, Recreation & Community Services staff should work with the City’s GIS staff annually to update the City’s parks-related shapefiles including trails and parkland names, locations, and status (undeveloped, under design/ construction, completed, etc.)



Map 22. Target Areas

GOAL #2: The City will update existing parks and improve undeveloped parkland to accommodate the changing needs of the communities.

Action 2.1: Implement a continuous walking trail along Cibolo Creek.

- Work with adjacent municipalities to extend the trail beyond the Schertz city limits and make it a regional amenity.
- Work with Cibolo Creek Municipal Authority (CCMA) to provide public trail access through their two properties adjacent to Cibolo Creek (one adjacent to Crescent Bend Nature Park and another near the southern city limit).

Action 2.2: Provide appropriate amenities at small park locations along Cibolo Creek to support the “String of Parks” vision.

- Enhance Palm Park to provide additional parking, signage, water access, youth activities, scouting and outdoor seating nodes.
- Enhance Zuehl Park to provide additional parking, signage and water access. Zuehl Park is adjacent to single-family homes and is best suited for low-impact activities and is an ideal location for a kayak put-in, as the Cibolo Creek is dammed and non-navigable just to the north.
- Enhance Cut-Off Park to serve as a formal Cibolo Creek Trail trailhead with paved parking, restrooms and appropriate signage.
- Identify additional locations for parking, restrooms, picnic areas, kayak launches, and fishing piers along Cibolo Creek as the City acquires additional parcels.
- Connect park spaces and amenities to the Cibolo Creek walking trail.

Action 2.3: Implement a paddle trail along Cibolo Creek.

- Study the creek water levels to understand where consistent water levels exist to accommodate decent paddling and focus land acquisitions and investments in these areas.
- Remove barriers, such as brush, that block consistent paddling along the creek. Where barriers cannot be avoided, such as the dam at Aviation Blvd, provide reasonable portages for paddlers.

Action 2.4: Identify potential locations to build an amphitheater.

- Identify potential locations to build an amphitheater preferably closer to the Downtown area. The City should conduct a feasibility study to determine the viability, location, programming, cost and potential funding sources and partnerships for such a facility.

Action 2.5: Improve Community Circle Park.

- Implement the concept plan shown in Appendix B to provide improved amenities including parking, ballfields, a playscape, an enhanced dog park, a teen pavilion, basketball courts, volleyball courts and an enhanced skate park.
- As a future highly-amenitized community park, the City should strive to provide universal accessibility to all amenities and facilities at this site to the extent possible. This does not mean that all parts of all amenities are fully accessible, but that there is at least a portion of each element in the park that allows inclusive participation for all abilities to the extent possible.

Action 2.6: Expand the Dietz Creek Trail.

- Expand Dietz Creek Trail to connect Community Circle Park to the Cibolo Creek Trail and Great Northern Trail as shown in the Trails Plan in Map 23.



Action 2.7: Develop a Master Plan for Crescent Bend Nature Park.

- Create a park-specific master plan for CBNP that takes into consideration the ecological restoration and maintenance plan and selects appropriate locations for additional amenities, accounting for the different contexts and intended uses present in different areas of the park. For example, the front of the park is appropriate for more active uses, such as the pavilion and play areas, whereas the soft surface trails at the interior of the park are less suitable for additional disruption as they are utilized for wildlife viewing. Recommended amenities include:
 - Educational pavilion
 - A natural, exploratory children’s play area that is contextually sensitive, utilizes natural materials and does not detract from the natural setting of the park.
 - Additional educational signage along trails
 - Additional parking and restrooms, potentially farther back in the park, to provide better access to all parts of the park and disperse crowds
 - Small, unobtrusive outdoor classroom nodes along the trail network, which can double as sitting/rest areas
 - Locations for fishing piers
 - Additional primitive trails along Cibolo Creek with water and fishing access
 - Additional primitive trails in the southern portion of the site that provide access to the pecan grove in that location
- Enhance the parking area and fishing access to Cibolo Creek in the area on the east side of Schaefer Road, across from the main park entrance.
- Expand educational programming hosted at CBNP for kids and young adults .
- Improve the small parcel on the western edge of CBNP that protrudes into the Lost Meadow neighborhood to incorporate it better with the rest of the park.

Action 2.8: Improve Cypress Point Park.

- Utilize the natural topography of the site to develop an amphitheater to host movie nights and other programming.
- Develop a trailhead that connects to the Great Northern Trail on the west side of the park.

- Consider implementing nature-based solutions, such as rain gardens, into the drainageways in this park, to provide additional environmental, educational and aesthetic benefits.
- Consider utilizing some of the open, upland field areas of this park for community gardens.

Action 2.9: Enhance Dry Comal Creek Nature Park

- Implement the existing concept plan shown in Appendix B to improve access and introduce amenities such as parking, boardwalks, picnic pavilion and educational signage.
- Develop and promote the site to function as the Schertz trailhead providing access to the regional Great Springs Project trail network. Considerations should be made to provide and maintain adequate buffering from the adjacent homes.

Action 2.10: Promote the creation of a cultural district near Dry Comal Creek Nature Park.

- Promote Dry Comal Creek Nature Park as part of a greater cultural site for celebrating local history, providing connections to nearby assets such as Saint Joseph’s Cemetery and chapel, the historic Comal Settlement and “Post Road” (part of the Camino Real de los Tejas Trail) sites, and other assets that can be identified.
- Work with the Schertz Historical Preservation Committee to turn this area into a cultural destination highlighting the early days of Schertz and its agricultural roots.

Action 2.11: Improve Heritage Oaks Park.

- Provide nature-play elements for kids such as discovery trails, natural hiding spots, logs, etc.
- Provide additional parking and restrooms.
- Develop additional trails and seating/picnic areas in the underutilized southern end of the park. These trails can provide access to future water-related amenities along the pond.
- Provide more educational signage along trails throughout the park.
- Provide water access to the pond and related amenities such as a fishing pier, kayak launch, boardwalk and bird blind.

Action 2.12: Enhance Hilltop/Homestead Park.

- Improve the trail network and provide nodes within the park as shown in the existing concept plan available in Appendix B, with a focus on encouraging mountain biking and hiking uses.
- There is some evidence of wash-out on the steeper trails. Ensure that future trail design, materials and maintenance consider this.
- Construct a lookout tower at the highest point of the park.
- Provide more parking in coordination with the adjacent HOAs.
- Provide a bicycle repair station.
- Implement interpretive signage throughout the park, especially in areas of ecological significance.

Action 2.13: Enhance Live Oak Hills Park & Forest Ridge Park.

- Develop a trailhead with parking and restrooms for the Great Northern Trail (GNT).
- Consider the addition of other amenities that could allow this site to serve as a neighborhood park, such as a picnic pavilion, playground and splash pad. Develop these amenities closer to the Schertz Parkway end of Live Oak Hills Park, to minimize impact on the existing neighborhoods and provide access to the Schertz Parkway Trail.

Action 2.14: Enhance the North Center.

- Develop and implement a concept plan to turn the facility into a recreation center serving the northern geography of Schertz.
- If possible, acquire adjacent land to the north to expand the community center and provide additional amenities and parking.
- Develop a small dog park on the site.
- Provide other amenities that allow this site to serve as a neighborhood park, such as a picnic pavilion, playground and splash pad.

Action 2.15: Improve Pickrell Park & Thulemeyer Park.

- Provide designated, safe pedestrian crossings across Aero Ave, between Thulemeyer and Pickrell Parks, as well as across FM 1518 to provide access from these parks to the Cibolo Creek Trail network.

- Update existing site facilities and equipment that are showing age and wear, including fencing, lighting and restrooms.
- Pool upgrade
- Playscape upgrades
- Provide additional parking
- Improve the ADA accessibility of existing playgrounds and walkways. As the City's primary amenitized park where many community events are held, the City should strive for universal accessibility for all amenities and facilities at this site, to the extent feasible.
- Address drainage issues. Consideration could be given to implementing nature-based solutions, such as rain gardens, into the drainageways in this park, to provide additional environmental, educational and aesthetic benefits.

Action 2.16: Enhance the Unnamed Future Park (in Parklands Neighborhood)

- Implement the concept plan for this park shown in Appendix B to develop playgrounds, a basketball court, a soccer field, a pickleball court, restrooms and a parking lot at the site. This will provide area residents with a needed close-to-home park.

Action 2.17: Enhance the Unnamed Future Park (in Hallie's Cove Neighborhood)

- Implement the concept plan for this park shown in Appendix B to provide additional paved and soft-surface trails throughout the park sites.
- Develop additional amenities, such as a playground and picnic shelter, most appropriate in the northern parcel. This will provide area residents with a needed close-to-home park.
- Enhance the natural function of the drainage running through the southern parcel via habitat and ecosystem restoration strategies.
- Provide more natural amenities in the southern parcel, such as nature play, picnic sites and seating nodes along the trail.

Action 2.18: Enhance the Unnamed Future Park (in Graytown Valley Neighborhood)

- Implement Phase One of the concept plan shown in Appendix B to develop a playground, pavilion, trailhead, restrooms and parking at the site. This will provide area residents with a needed close-to-home park.
- Prepare an implementation plan for Phase Two of the concept plan, including ballfields, water access and loop trails.

GOAL #3: The City will implement system-wide improvements that enhance access, usability, and aesthetics of existing and future parks.

Action 3.1: Implement the City-wide Trails Plan.

- Continue the implementation of proposed trails shown in the Schertz Trails Plan, shown in Map 23. Prioritize trail segments that build network connectivity from residents' homes to close-to-home parks, increasing accessibility.
- As new parks are proposed and completed, update the Trails Plan to provide trail connectivity to those new parks.

Action 3.2: Conduct an ADA Assessment.

- Some of the amenities in the parks system are currently inaccessible to individuals who are mobility challenged. To provide equal access to park amenities, the City should conduct an ADA assessment of each of the parks including trails, playgrounds, splash pads, parking areas, picnic facilities, etc. Identified deficiencies should be addressed in a prioritized order.

Action 3.3: Improve park beautification efforts.

- The community voiced a desire for more attractive parks. Beautifying parks helps to increase community pride, attract greater usage and improve the City's overall image. The City should create a beautification program for existing parks that includes enhanced landscaping in high-visibility areas, upgrading materials for durability and aesthetics (e.g., furnishings and pavilions), and proactively repairing and replacing amenities as needed. Beautification efforts are a great opportunity to bring out community members for park clean-up and planting days.
- Develop a program for the installation of art in public places, including in parks and along trails.

Action 3.4: Increase shade within parks.

- In Texas's climate, shade is an important element in making the parks usable and comfortable and in promoting community health and wellness in public spaces. It is recommended that the City provide additional shaded areas in all parks. This can be through the use of shade structures, shade fabric or the planting of more shade trees. Shade trees is the preferred shade strategy, since tree planting brings additional multi-benefits to the community. Shade investments should be focused around gathering areas, at amenities and along walking trails.

Action 3.5: Develop a photography policy for public parks.

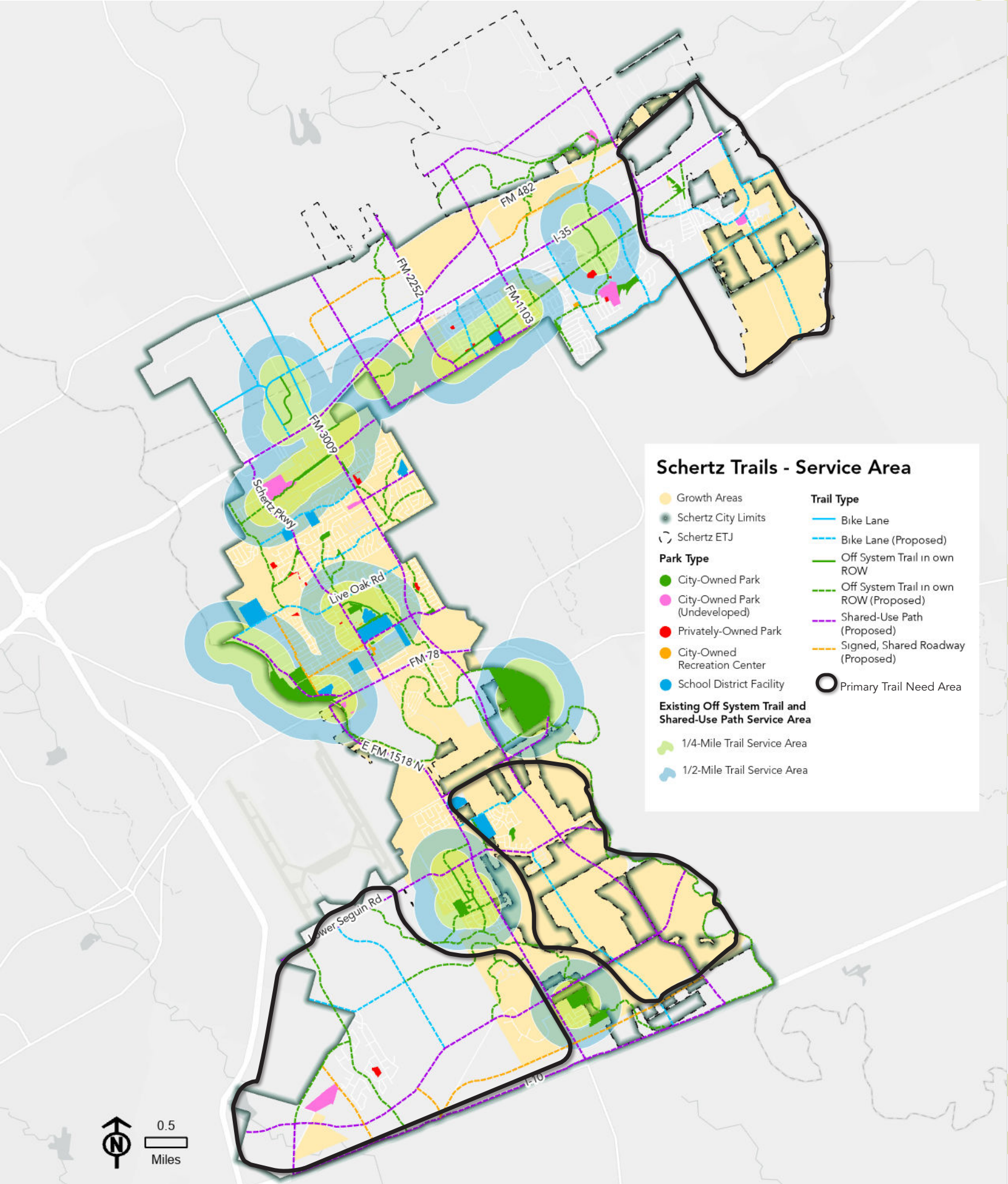
- The City should consider a photography policy for public parks, specifically focused on addressing photography for commercial purposes.

Action 3.6: Update and provide additional lighting at sports fields throughout the City.

- Improve the usability of existing baseball/softball and soccer facilities by adding lighting that allows for extended evening and seasonal use. This could enable the City to make sufficient use of existing fields to meet the demand for practice areas, eliminating the need to construct additional facilities.

Action 3.7: Offer free Wi-Fi at all neighborhood and community parks.

- The City should seek to provide public WiFi access at all neighborhood and community level parks.
- The City can also utilize QR code quick links on signs throughout the parks to allow people to report an issue, learn about a recreation opportunity, educate themselves about natural features or participate in organized activities (e.g., digital scavenger hunt).



Map 23. Proposed Trails Plan

Action 3.8: Develop Park Design Guidelines.

- These guidelines should be applied to all new park design and construction projects as well as any park renovations. The guidelines should consider providing guidance on the following, and more as deemed necessary:
 - Accessibility requirements
 - Signage design and location
 - Park lighting policies and guidelines per park classification, including the use of dark skies strategies for all park lighting.
 - Contextual considerations; buffers, etc.
 - Plant species selection; native plantings, low water use plantings, etc.
 - Reduction of light pollution
 - Use of low-maintenance, high-quality materials and furnishings
 - Resilience and sustainability strategies. The City may consider utilizing Sustainable SITES strategies to improve environmental performance; even if certification is not desirable, Sustainable SITES can still be used as a framework for designing, implementing, and maintaining parks for better performance.



Schertz Soccer Complex

GOAL #4: The City will provide recreational facilities and programs that enhance the quality of life and accessibility of services for Schertz residents.

Action 4.1: Provide suitable facilities in each of the three geographical regions of Schertz (North, Central and South).

- In addition to the close-to-home park needs identified in the target need areas, the City should seek to provide the following amenities in each of the City's three geographic areas:
 - A satellite recreation/community center offering programs and services for kids, teens, adults, and seniors, library services and basic indoor recreation including eSports, fitness, volleyball, basketball, and multi-purpose gym space.
 - An outdoor swimming pool
 - A dog park

Action 4.2: Work to address facility deficiencies as the City continues to develop the park system.

- The needs assessment identified gaps in the provision of a variety of amenities and facilities. The City should proactively seek opportunities to address facility deficiencies as funding and space allow in existing and future parks and recreation facilities. Based on community input, the following are considered the highest priorities:
 - Stand-alone pickleball courts
 - Outdoor fitness equipment
 - Splash pads
 - Community gardens
 - Baseball and softball practice fields
 - Outdoor basketball courts
 - Picnic pavilions
 - Disc golf

Action 4.3: Evaluate opportunities to provide a city-wide market pavilion and festival plaza.

- Based on community input, there is a strong desire for a more frequent farmers market and more locally focused community events. The City should conduct a feasibility study to determine the viability, location, programming, cost and potential funding sources and partnerships for such a program. The location identification should consider:
 - Space for a festival plaza that is primarily hardscape
 - Space for a permanent market stalls/pavilion
 - Pedestrian-oriented
 - Parking availability
- The preferred location for this market pavilion and festival plaza would be Schertz's Main Street, which also has good adjacency to Cut-Off and Pickrell Parks. A secondary option would be utilizing the Pickrell Park pavilion.
- The creation of a Downtown Area or Main Street Plan is a short-term priority in the City's recent Comprehensive Plan update, and this market pavilion and festival plaza idea should be considered in that Plan. The City does have incentives and economic development programs promoting Main Street Development.

Action 4.4: Identify locations for additional competition-level sports fields.

- Schertz is known regionally for its sports leagues and facilities. In order to maintain and boost this reputation, the City may wish to provide additional competition-level baseball/softball and soccer facilities.
 - Enhance existing baseball/softball fields including lighting, restrooms, grandstands, and other amenities, allowing them to host tournaments.
 - Enhance the Schertz Soccer Complex to include a tournament stadium facility.

Action 4.5: Create a community garden program and expand farmers' markets.

- Community gardens were an identified need by the community and can provide a variety of health and wellness benefits for community members. The City should seek to provide community garden plots in their parks as noted elsewhere in these recommendations. Along with the provision of the physical garden, there must be a program in place to ensure proper use and maintenance of plots. This can be a community or City-led program that is responsible for member and plot management as well as the communal elements of the garden, such as:
 - General area upkeep and workdays.
 - Communal tools.
 - Rules and security.
 - Educational programs, either for members or external groups.
 - Care trades (for when members are out of town and need extra help caring for their plot).

Action 4.6: Enhance recreational programming.

- Based on survey results and stakeholder conversations, the City should focus on adding or expanding the following programs:
 - Farmers Market
 - Art/music/food festivals
 - Fitness classes/events
 - Arts & crafts events
 - Guided nature walks and public education campaigns related to local ecology and natural systems.
 - Cooking & nutrition classes; to note cooking classes are popular events for date nights, girls nights, and similar social outings.



Recreational Programming in Schertz

GOAL #5: The City will maintain parks in a way that promotes full utilization of park spaces and aligns with community values.

Action 5.1: Conduct a staffing assessment.

- The City should conduct a Parks, Recreation, and Community Services staffing assessment to determine needs for additional staff. The assessment should consider increased maintenance regularity, capacity to quickly address safety and security concerns, and handle recreational programming as the parks and recreation network in the City expands.

Action 5.2: Ensure adequate funding and staffing accompany park system expansions and increased expectations of residents.

- The Parks, Recreation, and Community Services staff currently does a good job maintaining parks throughout the City. However, as the City develops additional park facilities, it is crucial to budget adequate funding and staffing to allow for increased park system maintenance, repairs and program/event production at this same high level of service.

Action 5.3: Develop a proactive maintenance plan that prioritizes maintaining safety, accessibility, and aesthetics.

- A maintenance plan that focuses on proactive updates and quickly addresses any equipment safety concerns should be created. Proactive maintenance can help prevent unexpected costs and undue risk for the City as well as allow staff to identify the most efficient and effective way to maintain parks. At a minimum, this plan should include:
 - An inventory of park assets.
 - Proactive park maintenance plans and schedules for each park.
 - Replacement or upgrade plans for furniture and amenities.
 - Required training necessary to develop the specialized skill sets needed to maintain the parks. Specialized training is especially important for the maintenance of green infrastructure, such as rain gardens.

Action 5.4: Create Ecological Restoration and Maintenance Plans (ERMPs) for appropriate parks.

- Future climate conditions and the possible impact of those on plants and animals in the parks should be studied as a part of these plans, and recommendations should be made that carefully consider this.
- Develop an ERMP for Crescent Bend Nature Park that focuses on initiatives to preserve the biodiversity of the park, restore habitat, remove invasives, improve water quality and enhance soil health.
- Develop an ERMP for Dry Comal Creek Park that focuses on initiatives to preserve the biodiversity of the park, restore habitat, remove invasives and enhance water quality.
- Develop an ERMP for Heritage Oaks Park that includes initiatives to preserve the biodiversity of the park, restore habitat, remove invasives and enhance water quality.
- Develop an ERMP for Hilltop/Homestead Park that includes initiatives to preserve the biodiversity of the park, restore habitat, remove invasives and enhance water quality.
- Develop an ERMP for Live Oak Hills Park that includes initiatives to preserve the biodiversity of the park, restore habitat, remove invasives and enhance the natural features of the park, such as the trees, native plants and wildflowers.
- Given the natural assets of Unnamed Future Park in the Graytown Valley Neighborhood, consider developing an ERMP that includes initiatives to preserve the biodiversity of the park, restore habitat, remove invasives and enhance water quality.

Action 5.5: Adopt sustainable maintenance practices for all park maintenance work.

- Fleet and equipment/tool upgrades
- No-mow, fertilizer, etc. policies
- Training for staff on nature-based solutions (NbS), green infrastructure (GI), rain gardens, etc.

Action 5.6: Develop a Parks & Recreation Asset Resilience Plan

- Assess extreme weather events (heat, drought, rain, freeze) and their potential impacts on park assets, infrastructure and maintenance.
- Develop strategies to mitigate or adapt to these impacts.

GOAL #6: The City will pursue/continue partnerships and seek diverse funding strategies to support the expansion of parks and recreational options.

Action 6.1: Organizations that run recreational facilities, programs and sports leagues, including YMCA, BVYA, and SYSA

Action 6.2: Additional community support groups, like Friends of Crescent Bend

Action 6.3: Great Springs Project

Action 6.4: Historical Society

Action 6.5: VFW or similar groups that organize regular recreational tournaments

Action 6.6: Adjacent jurisdictions

Action 6.7: Work with SCUCISD for expanded joint-use of playgrounds, practice facilities and indoor gymnasiums during non-school hours and on weekends.

Action 6.8 Scouting Organizations

This page is intentionally left blank.





CHAPTER

5

Implementation

INTRODUCTION

The City of Schertz Parks, Recreation & Community Services Department is responsible for planning, upkeep, and improvement of the public parks, trails, and recreation facilities in the City. The department also plans and manages recreational programs, special events, nature education, and youth sports. The department will work with the Schertz community and respective stakeholder to ensure the implementation of the PROST Plan.

High Priority Needs

This Plan includes a variety of recommendations to improve and expand the parks, facilities, trails and recreational programming in Schertz. The Plan meets the TPWD’s requirements for a parks, recreation and open space master plan, and can help increase the City’s competitiveness when applying for TPWD grant funding.

Schertz’s top priority parks facility needs are summarized in the table below. These are based on community input, needs assessments, consultant evaluation, and staff input. Future parks and recreation efforts should work toward fulfilling these community needs.

Table 10. Top Priority Facility Needs

New facilities needed based on community input	New facilities needed based on level of service	Upgraded facilities needed based on existing condition
<ol style="list-style-type: none"> Trails and linear parks Places to relax and enjoy nature Shaded playgrounds Water access, including fishing and kayaking Fitness equipment Sports facilities Splash pads 	<ol style="list-style-type: none"> Shaded picnic facilities, shelters and pavilions Baseball/softball Fields Trails Basketball court Pickleball court Playscapes Splash pads Dog park 	<ol style="list-style-type: none"> Shade, generally Improved pool Upgraded play equipment Enhanced maintenance and beautification Improved accessibility, generally Improved softball/baseball fields
Top cumulative outdoor facility needs		Top cumulative indoor facility needs
<ol style="list-style-type: none"> Trails, especially nature trails Access to nature and natural waterbodies Improved playground equipment/inclusive playgrounds Shaded picnic facilities, shelters and pavilions Splash pads and pools Events pavilion and amphitheatre Baseball/softball fields Sports courts (basketball/pickleball) Community gardens Fitness equipment 		<ol style="list-style-type: none"> Indoor multipurpose gym (basketball/volleyball) Indoor fitness Recreation/community center with programming and services Library services Office/admin space and storage for sports leagues Commercial kitchen spaces

Prioritized Action Plan

Prioritization

The recommended actions of this Plan have been prioritized based on the following criteria:

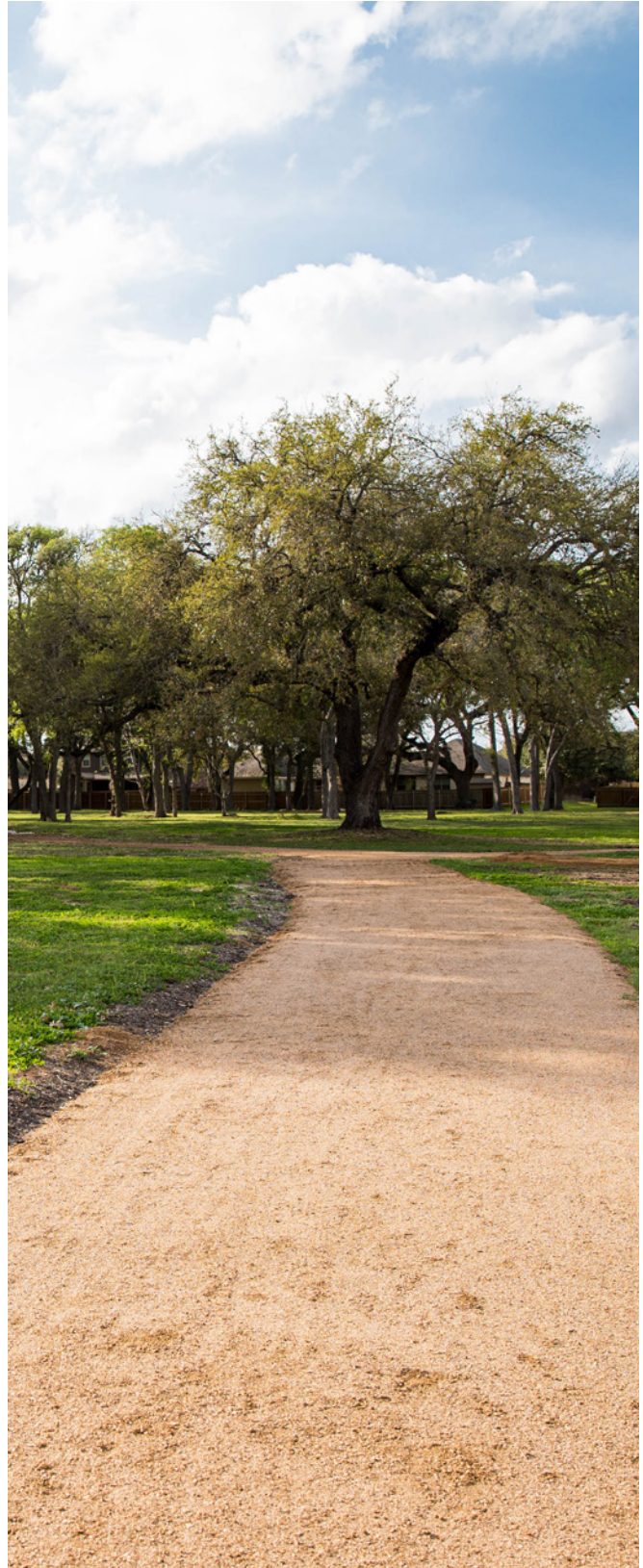
- Level of need based on community input
- Level of need based on the level of service
- Existing conditions evaluations
- Less complex actions that can create early wins

Actions have been organized into near-term (1-2 years), mid-term (3-7 years) and long-term (8-10+ years) time frames, with an indication of actions that will be ongoing. Some actions will be initiated and completed within their designated time frame, while others may be initiated during their designated time frame and then completed over time. Near- and mid-term actions have been ranked. Long-term actions should be further prioritized in subsequent Plan updates.

The priorities set forth in the Prioritized Action Plan on the next page are intended to guide staff and the City Council as they improve and operate the parks and recreation system for the next five to 10 years. This does not, however, preclude the City from initiating an action sooner than recommended if opportune circumstances arise.

Potential Cost Ranges

Order of magnitude potential cost ranges are provided where possible in the action plan. These planning level cost ranges were created in 2024, based on a current understanding of the industry. Ultimate costs will be dependent on detailed design and construction plans, industry trends, and timing of implementation. Considering current high levels of inflation, costs should be re-evaluated closer to budgeting and implementation phases. Final costs will be dependent on further decisions by the City.



Heritage Oaks Park

Table 11. Prioritized Action Plan

Rank	Action Items	Initiation Timeframe				Potential Cost Range	
		Short-term (1-2 yrs)	Mid-term (3-7 yrs)	Long-term (8-10+ yrs)	Ongoing		
Goal 1: The City will proactively acquire parkland and open space acreage to provide physical access to all existing and future residents of Schertz.							
1	1.3	Update the Parkland Dedication Ordinance.	◆	◆			-
2	1.1	Proactively pursue the acquisition of additional parkland acreage in the target areas.		◆			-
3	1.2	Proactively pursue the acquisition of additional parkland acreage along Cibolo Creek.		◆			-
4	1.5	Keep parks data and GIS layers updated between Plan updates so there is sufficient and up-to-date information available for subsequent updates.	◆				-
5	1.4	Keep the PROST Plan updated.		◆		◆	-
Goal 2: The City will update existing parks and improve undeveloped parkland to accommodate the changing needs of the communities.							
1	2.7	Develop a Master Plan for Crescent Bend Nature Park.	◆				<ul style="list-style-type: none"> ▪ Master Plan via a consultant \$100,000 - \$150,000.
2	2.1	Implement a continuous walking trail along Cibolo Creek.			◆		<ul style="list-style-type: none"> ▪ Assumed no land acquisition costs: ▪ 12' wide concrete trail is generally \$1-million dollars per mile ▪ Professional services/survey/geotech - 18% of construction cost

Rank	Action Items		Initiation Timeframe				Potential Cost Range
			Short-term (1-2 yrs)	Mid-term (3-7 yrs)	Long-term (8-10+ yrs)	Ongoing	
3	2.2	Provide appropriate amenities at small park locations along Cibolo Creek to support the "String of Parks" vision.			◆		<ul style="list-style-type: none"> ▪ Parking (\$4500/space) ▪ 12' wide concrete trail (\$1-million per mile) ▪ Landscape and Irrigation (\$65,000 per acre) ▪ Small Shade Pavilion - (\$80,000 - \$100,000 (ea))(including slab and tables)) ▪ Small playscape, shade and fall surfacing - (\$75,000 - \$125,000 (depending on complexity)) ▪ Prefabricated restroom - (\$125,000 - \$150,000) ▪ Standardized Park System Sign - (\$5,000 - \$15,000 per each (depending on complexity)) ▪ Exercise Equipment Allowance (\$10,000 - \$15,000 (depending on complexity)) ▪ Site Furniture Allowance (\$10,000-\$15,000 each) ▪ Professional services/survey/geotech - 18% of construction cost
4	2.3	Implement a paddle trail along Cibolo Creek.			◆		<ul style="list-style-type: none"> ▪ Debris Removal (TBD) ▪ Small floating kayak launch (\$20,000 - \$30,000) ▪ Portage Structure (\$50,000 allowance)
5	2.12	Enhance Hilltop/ Homestead Park.		◆			<ul style="list-style-type: none"> ▪ 6' Natural Surface Trail (8500 LF) - (\$300,000 - \$350,000) ▪ Parking lot expansion (\$55,000 - \$60,000) ▪ Trailhead (\$10,000 - \$15,000/each depending on complexity) ▪ Interpretive Signage Package - (\$15,000 - \$20,000 (depending on complexity)) ▪ Bicycle Repair Station (\$3000) ▪ Lookout Tower (TBD) ▪ Professional services/survey/geotech - 18% of construction cost

Rank	Action Items		Initiation Timeframe				Potential Cost Range
			Short-term (1-2 yrs)	Mid-term (3-7 yrs)	Long-term (8-10+ yrs)	Ongoing	
6	2.9	Enhance Dry Comal Creek Nature Park		◆			<ul style="list-style-type: none"> Natural Surface Trail (6') (3500 lf @ \$35/lf) Boardwalk Trail (6') (1200 lf @ \$450/lf) Parking Lot - (\$45,000 - \$50,000) Trailhead (\$10,000 - \$15,000 depending on complexity) Standardized Park System Sign - (\$5,000 - \$15,000 per each (depending on complexity)) Small Shade Pavilion - (\$80,000 - \$100,000 (ea)(including slab and tables)) Professional services/survey/geotech - 18% of construction cost
6	2.10	Promote the creation of a cultural district near Dry Comal Creek Nature Park.			◆		-
7	2.5	Improve Community Circle Park.		◆			<ul style="list-style-type: none"> City provided 2020 cost estimate \$11 million (assume 14% cost escalation to current costs) Professional services/survey/geotech - 18% of construction cost
8	2.11	Improve Heritage Oaks Park.		◆			<ul style="list-style-type: none"> Natural Play Area (\$75,000 - \$100,000 (depending on complexity)) Parking (\$4500/space) Water Access/Fishing Pier Allowance (\$40,000) Interpretive Signage Package - (\$5,000 - \$15,000 (depending on complexity)) Prefabricated restroom - (\$125,000 - \$150,000) 8' Concrete Trail - \$96/LF Picnic Stations (\$7500/ea) Professional services/survey/geotech - 18% of construction cost

Rank	Action Items		Initiation Timeframe				Potential Cost Range
			Short-term (1-2 yrs)	Mid-term (3-7 yrs)	Long-term (8-10+ yrs)	Ongoing	
8	2.15	Improve Pickrell Park & Thulemeyer Park.	◆				<ul style="list-style-type: none"> ▪ Pedestrian Crossing (further study needed) ▪ Fencing replacement per LF (\$20 - \$75) ▪ Lighting replacement (\$2500 - \$7500) each ▪ Restroom replacement (\$150,000 - \$300,000) ▪ Pool Upgrades (further study needed) ▪ Playscape upgrades (\$100,000 - \$400,000) ▪ Provide additional parking (\$4500/space) ▪ Drainage improvements (further study needed) ▪ Professional services/survey/geotech - 18% of construction cost
9	2.13	Enhance Live Oak Hills Park & Forest Ridge Park.		◆			<ul style="list-style-type: none"> ▪ Trailhead (\$10,000 - \$15,000/each depending on complexity) ▪ Picnic Pavilion - \$120,000 - \$150,000 (including slab/tables) ▪ Med playscape, shade and fall surfacing - (\$125,000 - \$200,000 (depending on complexity)) ▪ Splash Pad (\$250,000 - \$850,000) ▪ Site Furnishing Allowance (\$15,000 - \$20,000) ▪ Professional services/survey/geotech - 18% of construction cost
9	2.14	Enhance the North Center.		◆			-
10	2.6	Expand the Dietz Creek Trail.			◆		<ul style="list-style-type: none"> ▪ Assumed no land acquisition costs: ▪ 12' wide concrete trail is generally \$1-million dollars per mile ▪ Professional services/survey/geotech - 18% of construction cost
11	2.16	Enhance the Unnamed Future Park (in Parklands Neighborhood)		◆			-

Rank	Action Items		Initiation Timeframe				Potential Cost Range
			Short-term (1-2 yrs)	Mid-term (3-7 yrs)	Long-term (8-10+ yrs)	Ongoing	
11	2.17	Enhance the Unnamed Future Park (in Hallie's Cove Neighborhood)		◆			-
11	2.18	Enhance the Unnamed Future Park (in Graytown Valley Neighborhood)		◆			<ul style="list-style-type: none"> ▪ Lighted youth field (225'-250' outfield) - \$250,000 to \$300,000 per field ▪ Lighted adult field (300' outfield) - \$300,000 to \$350,000 per field ▪ Stadium bleacher seating - \$100,000 per field ▪ Parking requirements for league fields - 40 spaces per field (\$4,500/space)
12	2.8	Improve Cypress Point Park.		◆			<ul style="list-style-type: none"> ▪ 4'x 8' raised box garden (\$500 each) ▪ Trailhead (\$10,000 - \$15,000 depending on complexity) ▪ Drainage Improvements (\$TBD) ▪ Amphitheatre (\$800,000-\$1 million (depending on size) ▪ Site work and improvements allowance (\$250,000) ▪ Professional services/survey/geotech - 18% of construction cost
13	2.4	Identify potential locations to build an amphitheater.			◆		<ul style="list-style-type: none"> ▪ Amphitheatre (\$1.5-\$2 million (depending on size) ▪ Site work and improvements allowance (\$500,000) ▪ Landscape and Irrigation (\$65,000/ acre) ▪ Site Furniture Allowance (\$25,000-\$40,000) ▪ Professional services/survey/geotech - 18% of construction cost

Rank	Action Items	Initiation Timeframe				Potential Cost Range	
		Short-term (1-2 yrs)	Mid-term (3-7 yrs)	Long-term (8-10+ yrs)	Ongoing		
Goal 3: The City will implement system-wide improvements that enhance access, usability, and aesthetics of existing and future parks.							
1	3.1	Implement the City-wide Trails Plan.			◆		-
2	3.4	Increase shade within parks.	◆			◆	<ul style="list-style-type: none"> Shade structures \$75,000 - \$150,000 per each Shade Sails - \$25,000 - \$75,000 depending on complexity Shade trees - \$600 - \$800 per each
3	3.8	Develop Park Design Guidelines.	◆				-
4	3.3	Improve park beautification efforts.	◆			◆	<ul style="list-style-type: none"> Landscape material varies in cost, but a budgeting \$700-\$1000 per tree (30gal-45gal size). Costs could be reduced by having city staff procure and plant these materials. Planting bed installation costs typically range between \$4.50 - \$7.00 per SF.
5	3.2	Conduct an ADA Assessment.	◆				-
6	3.7	Offer free Wi-Fi at all neighborhood and community parks.		◆			-
7	3.5	Develop a photography policy for public parks.	◆				-
8	3.6	Update and provide additional lighting at sports fields throughout the City.		◆			<ul style="list-style-type: none"> Cost Range between \$100,000 and \$150,000 per field.
Goal 4: The City will provide recreational facilities and programs that enhance the quality of life and accessibility of services for Schertz residents.							
1	4.1	Provide suitable facilities in each of the three geographical regions of Schertz (North, Central and South).		◆		◆	-
2	4.2	Work to address facility deficiencies as the City continues to develop the park system.	◆			◆	-

Rank	Action Items		Initiation Timeframe				Potential Cost Range
			Short-term (1-2 yrs)	Mid-term (3-7 yrs)	Long-term (8-10+ yrs)	Ongoing	
3	4.6	Enhance recreational programming.	◆			◆	-
4	4.3	Evaluate opportunities to provide a city-wide market pavilion and festival plaza.		◆			▪ Further Study Needed
5	4.4	Identify locations for additional competition-level sports fields.	◆				-
6	4.5	Create a community garden program and expand farmers' markets.	◆				-
Goal 5: The City will maintain parks in a way that promotes full utilization of park spaces and aligns with community values.							
1	5.2	Ensure adequate funding and staffing accompany park system expansions and increased expectations of residents.	◆			◆	-
2	5.1	Conduct a staffing assessment.	◆				-
3	5.4	Create Ecological Restoration and Maintenance Plans (ERMPs) for appropriate parks.		◆			-
4	5.5	Adopt sustainable maintenance practices for all park maintenance work.	◆				-
5	5.6	Develop a Parks & Recreation Asset Resilience Plan		◆			-
6	5.3	Develop a proactive maintenance plan that prioritizes maintaining safety, accessibility, and aesthetics.	◆				-
Goal 6: The City will pursue/continue and expand partnerships and seek diverse funding strategies to support the expansion of parks and recreational options.							
N/A	6.1	Organizations that run recreational facilities, programs and sports leagues, including YMCA, BVYA, and SYSA	◆			◆	-
N/A	6.2	Additional community support groups, like Friends of Crescent Bend	◆			◆	-

Rank	Action Items		Initiation Timeframe				Potential Cost Range
			Short-term (1-2 yrs)	Mid-term (3-7 yrs)	Long-term (8-10+ yrs)	Ongoing	
N/A	6.3	Great Springs Project	◆			◆	-
N/A	6.4	Historical Society	◆			◆	-
N/A	6.5	VFW or similar groups that organize regular recreational tournaments	◆			◆	-
N/A	6.6	Adjacent jurisdictions	◆			◆	-
N/A	6.7	Work with SCUCISD for expanded joint-use of playgrounds, practice facilities and indoor gymnasiums during non-school hours and on weekends.	◆			◆	-
N/A	6.8	Scouting organizations	◆			◆	-

Funding Sources

General Funds

This source of funding is supported by ad valorem tax revenues and is generally the primary source of funds for maintenance and operation of the existing park system. The general fund is also the source for projects requiring smaller amounts of capital investment. It is important to include funding for ongoing maintenance and staff requirements for new trail and park improvements.

Economic Development Corporation

Economic Development Corporations (EDCs) are often utilized in communities as a means of concentrating resources toward economic development and creating new jobs. One advantage to EDCs is that they may exist as a public entity (directly associated with municipal government) or as a non-profit organization. EDCs may be created to promote and attract economic development for the City as a whole, or they may be created to specifically address issues within a particular neighborhood or area within the community. EDCs often receive funding from both public and private sources, such as funding by 4B sales tax revenues, and essentially act as an ambassador for the area that they serve. Advocacy and proactive outreach are important functions of EDCs in their attempt to reach out to potential development and provide reasons and incentives for choosing to locate within the identified area.

Bonds

Bonds are generally the most common source used by cities for the purchase of land and for providing development monies. Debt financing through the issuance of municipal bonds is one of the most common ways to fund park, recreation and open space projects. This type of funding is a strategy wherein a city issues a bond, receives an immediate cash payment to finance projects, and must repay the bond with interest over a set period of time ranging from a few years to several decades.

A general obligation bond is amortized using ad valorem taxes and is used to fund capital projects that are not supported by a revenue source. These projects include water service, sanitary sewer service, and park acquisition and development. The availability of bonding for parks is often dependent upon the overall municipal needs financed by this source. Capital items such as purchase of land and physical improvements

with a usable life expectancy of 15 to 20 years can be funded with general obligation bonds.

A revenue bond finances projects which produce enough revenue to retire their debt, such as golf courses, batting cages and enterprise-oriented park projects.

Developer Requirements

This involves requiring new development to provide a dedication of land for parks (or fee-in-lieu of land), park development fees, and trail rights-of-way or easements to offset the City's costs.

Texas Parks and Wildlife Department Local Park Grants

The Texas Parks and Wildlife Department's Local Park Grant Program includes five individual programs that assist local governmental entities with the acquisition and/or development of public recreation areas and facilities. In general, these grants provide percentage matching grant funds to local units of government to acquire and develop parkland, renovate existing public recreation areas, or construct recreation centers, nature centers and other indoor recreation-related buildings. Current grant requirements can be found at <https://tpwd.texas.gov/business/grants/recreation-grants/about-local-parks-grants>.

Grant Program	Eligible Population
Small Community	<20,000
Non-Urban Outdoor Recreation	<500,000
Urban Outdoor Recreation	<500,000
Non-Urban Indoor Recreation	>500,000
Urban Indoor Recreation	>500,000

Texas Parks and Wildlife Department Community Outdoor Outreach Program (CO-OP) Grants

The CO-OP grant helps to introduce underserved populations to the services, programs and sites of TPWD. This is not a land acquisition or construction grant; this is only for programs. Grants are awarded to non-profit organizations, schools, municipalities, counties, cities and other tax-exempt groups. Funds may be used for direct program costs for outdoor recreation or environmental education and conservation programs.

Texas Parks and Wildlife Department Recreational Trail Grants

TPWD administers the National Recreational Trail Grants in Texas under the approval of the Federal Highway Administration (FHWA). This federally funded program receives its funding from a portion of federal gas taxes paid on fuel used in non-highway recreational vehicles.

Private Donations

This source of financial assistance would usually come from a citizen, organization or business that has an interest in assisting with the development of the park system. Land dedication is a common occurrence when property is being developed. The location of a neighborhood park within a residential development offers additional value to residential units within that neighborhood, especially if the residential development is occupied by younger families with children. Once property is acquired through this method, the City should be prepared to improve the facility for use within a reasonable length of time and to maintain the new facility.

Private donations may also be received in the form of funds, facilities, recreation equipment, art and in-kind services. Donations from local and regional businesses as sponsors for events or facilities should be pursued. A Parks Improvement Trust Fund may be set up to manage donations by service organizations, benevolent citizens, willed estates and other donated sources. The purpose of this trust is to establish a permanent source of principal value that will increase as donations occur. The principal cannot be decreased; however, the annual interest can be used for park development.

Public Improvement District (PID)

When authorized by City Council in compliance with state laws, new developments can establish a Public Improvement District (PID). As a taxing district, the PID provides funds specifically for the operation and maintenance of public facilities such as parks and major boulevards.

Tax Increment Reinvestment Zones (TIRZ)

A TIRZ is a tool used by local governments to finance public improvements in a defined area as approved by the City Council. When an area is designated as a TIRZ district, the tax base is frozen at the current level. As development occurs within the TIRZ, the increased value of property, or the tax increment, is captured. The tax increments are posted to a separate fund to finance public improvements within the district.

Partnership with the School District and County

The City can investigate opportunities to share park facilities and their associated cost with both the local school district and county as they have many common goals. Additionally, assets and costs can be shared between the entities to help meet each of their specific needs. For example, the City may purchase land next to a future school site and a school district may install the facilities, such as a playground, which can be enjoyed by the entire community. As a result, the entire community benefits.



APPENDIX

A

Community Engagement

MINUTES FROM STAKEHOLDER FOCUS GROUPS

Friends of Crescent Bend Nature Park | May 10, 2024

ITEM	DESCRIPTION
1.	Preservation of nature, natural systems, and wildlife habitat is the priority for CBNP.
2.	<p>Noted issues:</p> <ul style="list-style-type: none"> • Off-leash dogs • Light pollution from fields • Crowds picked up a lot during COVID and have remained, how to ensure this does not lead to detrimental impacts on the park and that amenities are right sized for the number of users. • People bring large items into the park, such as mattresses and furniture for use in photoshoots. • Visitors/residents don't understand the purpose of a "nature park" and are asking for amenities and maintenance practices that are not appropriate
3.	<p>Specific needs include:</p> <ul style="list-style-type: none"> • A pavilion and outdoor classroom space, potential for smaller education nodes along the trails? • Additional parking, especially in the back part of the park (to increase access and spread people out) • More amenities for birders – trails, blinds, etc • Improve restrooms, and potentially add more restrooms further back in the park. • Updated maps and directional/wayfinding signage • Nature play area; keep it very natural/informal, like the idea of exploratory play (stumps, sticks, etc) • Enhance the small dirt parking lot on the other side of Schaefer Rd, used heavily by people fishing. • Public education about the purpose of a nature park, why it's maintained (or not) the way it is; for example, why we leave dead logs and stumps
4.	<p>Trails Discussion:</p> <ul style="list-style-type: none"> • Do not necessarily need an increase in the amount of trails (don't want to cut up the habitat), leave the paved and natural trails where they are; but could look at enhancing the trails • Specifically, updating the old roads into a more formalized walking and biking path, keep them clear of weeds creeping in from the sides and potentially stripe specific pedestrian vs bicycle lanes. Mile markers and maps/wayfinding signage.

ITEM	DESCRIPTION
	<ul style="list-style-type: none"> Primitive trails along the creek for fishing/birding access, currently there are informal trails. Be careful not to disturb the habitat. Also note the presence of poison ivy in that area which could pose a risk for users.
5.	<p>Other opportunities:</p> <ul style="list-style-type: none"> Increasing access to the beautiful pecan grove along Schaefer Rd, maybe a small loop trail that allows visitors to enjoy the area but does not disturb too much of the habitat. Note that this is the most low-lying part of the park. Enhancing the scouting camp area, but make sure it's clearly marked for use by the scouts only. Coordinate with CCMA for expanding access into their adjacent property (note historic cemetery location). Could implement flood-resistant amenities there. At a minimum, continue the trail system along Cibolo Creek. The City should consider approaching the owners of the 3 plots of land on the other side of Schaefer Rd (surrounded by the "bend" of Cibolo Creek) about having a first right of refusal to purchase that land should they ever want to sell. Connecting the Grand Creek Parkway, connecting to Cut-Off Park and Hallie's Cove
6.	<p>Plan and policy considerations:</p> <ul style="list-style-type: none"> The park needs a detailed concept plan (will not be a part of this PROST plan, but could be a next step) Dark Sky Ordinance Restoration and maintenance plan; including eradication of invasives, riparian restoration, and mowing strategies. Photography policy; there could be a variety of ways to do this, which needs further discussion. This could be applied to all Schertz parks. This should address the bringing of large items into the park and using the parks for commercial photography.

Buffalo Valley Youth Association (BVYA) | May 13, 2024

ITEM	DESCRIPTION
1.	<p>General Notes:</p> <ul style="list-style-type: none"> • Provide youth baseball/softball, volleyball, basketball and swimming leagues, heavily services Schertz residents with some players from surrounding communities • Current baseball/softball facilities include the use of 5 fields at Thulemeyer Park, 3 at Allison Steele School, and 5 at Community Circle – all with a heavily utilized practice load. • Use school gymnasiums for basketball, volleyball • Use Pickrell Park pool for aquatics. • High demand, their programs are growing! • The number of players doesn't accurately represent the number of community members involved/community impact (includes parents, grandparents, volunteers, coaches) • BVYA is a major feeder for the local high school sports.
2.	<p>Noted issues:</p> <ul style="list-style-type: none"> • Two of the fields at Community Circle are unused due to conflicts with adjacent businesses • Will lose all of the Community Circle fields with the new concept plan for that location. • The school requires a lot of paperwork to use their facilities and often cancels on them with little warning. • Lack of lighting on fields are an issue before the time changes, working parents struggle to get their kids there in time to have daylight left • Registration for aquatics programs are capped/limited at 150-175 participants due to facility capacity • Price increases for lifeguards (provided by YMCA)
3.	<p>Near-term needs for baseball/softball:</p> <ul style="list-style-type: none"> • Proactive plan with plenty of warning to replace the fields used at Community Circle and Allison Steele (8 fields) • If they can expand and get a couple additional fields too that would be great (10 fields total) • Location agnostic in terms of where in Schertz these fields go, need ample parking and preferably restrooms. Ashley Park was brought up as an example park that has the ideal setup for fields, BVYA plans to identify additional parks in the City that would work as well.

ITEM	DESCRIPTION
	<ul style="list-style-type: none"> • Would need signage to reserve fields for their times, but can be open to use publicly at other times • Better backstops, what they have now works but they are somewhat piecemealed • Lighted fields could allow them to add a 3rd practice time slot, and need less fields
4.	<p>Thulemeyer Park Feedback:</p> <ul style="list-style-type: none"> • Lighting system is old, they replace bulbs but many of the light poles/fixtures don't work anymore (used to have 8 poles per field, some are gone/have blown over in wind, etc) • Needs new fences, dugouts, lighting and more equipment storage. • Main park bathroom needs to be updated. • It would be a dream to upgrade it to something similar to the game fields over off of Schertz Parkway (Johnie McDow?) → more GOOD practice space with lights and potentially more game facilities • An inventory of unused and derelict buildings to be demolished would be useful
5.	<p>Big Dreams:</p> <ul style="list-style-type: none"> • A fully lit baseball/softball complex – upgrades to Thulemeyer? • Indoor facility with 5-6 gymnasiums, HQ/office space, and storage • Additional outdoor pool facility • Have looked at adding flag football to offerings, it's an issue of having the space, potential for a partnership with Under Armour • Like the idea of offering eSports; could be a part of the indoor facility noted above? • Potential other sports to consider include pickleball or tennis, which are large active communities there

Schertz Youth Soccer Alliance (SYSA) | May 23, 2024

ITEM	DESCRIPTION
1.	<p>General Parks Notes:</p> <ul style="list-style-type: none"> • Individual park offerings are nice • Would like to see more connectivity between the park facilities and destinations via trails; longer trail loops and trailheads, San Antonio is a good example • Some of the parks could use some updating, they like the new landscape at Veterans Plaza. Would like to see more lighting in parks overall. • Appreciate that the parks allow the City to feel more green and like “not every space is taken up with something” • Generally feel that Schertz has better parks compared to other cities in the region, specifically noted easy access and good maintenance • Some of the smaller parks could be better utilized, specifically some of the pocket parks • SYSA gets asked by other orgs to use their fields for football, football fields may be a noted need within the Schertz sports community • Would like to see more fishing opportunities
2.	<p>Noted SYSA Facility Strengths:</p> <ul style="list-style-type: none"> • High utilization – hosts 329 games in one tournament, will host 12 tourneys this year, this is beyond the regular season games • The facility is a great location regionally, one of the best facilities of its type in the region • Best concessions in Texas! • SYSA is not a grant-available org itself, but the individual member orgs can apply for grants • Adjacent Lions Pride Park is a member org of SYSA and will partner with SYSA for big tourneys, SYSA can lease their fields and parking for overflow
3.	<p>Noted SYSA Facility Issues:</p> <ul style="list-style-type: none"> • People park across the street on private property, which has not been an issue with the property owner but that may change with expected future development • Lack of shade • Loose balls going into adjacent properties • The irrigation system is a constant maintenance issue, especially with recent extreme weather, this has major budget impacts • Walking areas can get muddy after rain • Limited capacity for winter trouneys, due to lack of lighting

ITEM	DESCRIPTION
4.	<p>SYSA Facility Needs (generally in priority order):</p> <ul style="list-style-type: none"> • More lighting is their #1 priority, would love to be able to offer night games • Irrigation is another very high priority, needs to be upgraded and weatherized against freezing temps to avoid continued costly repairs • More parking, additional land or potentially a parking garage to preserve ground space, especially for tournaments • Team benches, shade canopies over benches on the full-size fields • Walking paths; both a recreational walking loop around the fields as well as enhanced pathways in the highly trafficked areas between fields • Fields need general dirt, levelling and grass work • Storage building with garage doors • Catch nets to block balls from going into adjacent properties • Enhanced building facility would be welcome, amenities could include: <ul style="list-style-type: none"> ○ Upgraded electrical, HVAC, and WiFi systems; solar panels to reduce electricity costs ○ More seating and tables for guests, some shaded, possibly misters ○ Upgraded bathrooms, with non-slip surfaces for cleats ○ Indoor air-conditioned seating area for guests to cool off ○ Conference room and office area for tournaments, referee lounge separated from guests – could be in a second story ○ <i>Do not</i> need locker rooms, that is just more maintenance • Could use 1 or 2 turf fields. Dream would be to have a true championship stadium, could incorporate some of the amenities noted above • Overall, SYSA is very maintenance conscious, all facility upgrades and enhancements should be as low-maintenance as possible

Trails Advocates & Master Naturalists | June 27, 2024

ITEM	DESCRIPTION
1.	<p>Future Vision/Priorities and Big Ideas:</p> <ul style="list-style-type: none"> • Have opportunities to experience natural settings/real nature, keep certain parks as natural and pristine as possible • Educational opportunities; learning and education for kids and people new to the community, pass along generational knowledge • Balance and provide a variety of parks and recreational opportunities (passive, active, age- and ability-inclusive, improved, natural, etc.), doing so in a thoughtful and contextually appropriate way • More opportunities for smaller/frequent access to nature and parks; pocket parks, pollinator gardens, small underutilized sites where something more imaginative can happen. • Links – corridors that connect all the green spaces together; for people and wildlife • Increase Parks and Rec Dept budget to ensure balance, continue and expand what they’re doing • People (community and City staff) need to understand how parks can be the solution to a variety of the City’s problems/priorities; parks as a way to be a proactive and cost-saving solution
2.	<p>Strengths & Unique Assets:</p> <ul style="list-style-type: none"> • The City still has some natural land: this is unique compared to nearby communities, needs to be preserved, it’s a precious resource that can’t be restored once it’s gone. These areas are a resource for wildlife, which have increasingly less space • The community is highly supportive of preservation efforts, the cultural relevance is there in Schertz • The City’s aggressive tree ordinance has been successful • Crescent Bend Nature Park is (CBNP) a true jewel • Youth sports programs and facilities are some of the best in the region • Parks and Rec Dept is doing a good job <ul style="list-style-type: none"> ○ Provides a good balance between all offerings, everyone has plenty of things they can participate in ○ The magazine provides good information to the community ○ Parks Dept has been improving over the last 10 years

ITEM	DESCRIPTION
	<ul style="list-style-type: none"> • Cibolo Creek is an underutilized asset: natural springs, real opportunity, fishing; needs some clean up, more access.
3.	<p>Opportunities and Needs:</p> <ul style="list-style-type: none"> • For CBNP: <ul style="list-style-type: none"> ○ Has 3-4 specific ecosystems, it would be great to differentiate and highlight those within the park with education for each area ○ The pathways along Cibolo Creek are informal, improve those for better access to the creek ○ Education pavilion, minimalistic ○ Keep this park natural • Clean up invasives, especially in CBNP and along Cibolo Creek • Education; in-person programs and signage in parks/along trails • Water quality concerns with continued development • More bicycle and pedestrian connections, especially between parks and natural spaces, extension of the trail network • Pools are dated and needs improvement • Add other water elements in parks, such as splash pads; free to use, include water conservation elements • Stewardship programs: partner with community members, local orgs, higher ed, businesses, and ISD (potential HS credit); encourage/support more groups like Friends of CBNP • More interpretive signage in parks and along trails: a relatively easy/cheap thing that can be done; focus on topics like highlighting specimen trees, local plants and wildlife, pollinators • Access to the pond at Heritage Oaks, fishing pier • Shaded playgrounds • Group fitness classes in parks • Frisbee golf, maybe at Pickrell Park
4.	<p>General Notes</p> <ul style="list-style-type: none"> • Natural surface trails are user preference trend • All fishing should be catch and release only, not edible • Note that this is not an unbiased group in this meeting, make sure this feedback is being balanced with other community input • Work to break down silos between City depts, more collaboration between depts to find collaboration and common interest/alignment – can lead to lots of possibilities, smaller scale opportunities • This plan needs to provide specific objectives and outcomes to help get grants and increase community support for parks funding/spending

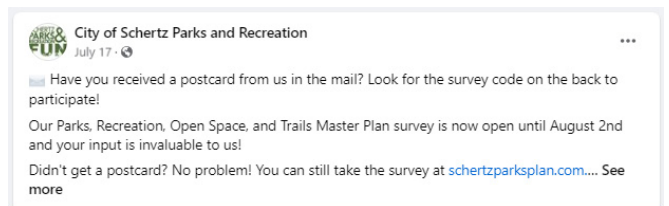
Schertz Senior Center | May 22, 2024

No stakeholder/user participants showed up to the meeting, the Director of the Center chatted briefly with us, but FNI did not make the presentation or facilitate the planned discussion. One set of users did stop in, but did not want to stay for the presentation/discussion, their concerns were related to pickleball and are noted below.

ITEM	DESCRIPTION
1.	<p>Pickleball:</p> <ul style="list-style-type: none"> • Wondering what is happening with the provision of pickleball, were informed by Staff of the progress on adding lines to some parks with nets available to rent. They were satisfied with that answer and left. • FNI/Staff discussed options for potentially providing designated times when the nets could be set up and available for use, so that people don't have to come in and rent them, set up, and takedown themselves.
2.	<p>Discussion with the Director:</p> <ul style="list-style-type: none"> • Her "big wish" is for everyone to get along – <i>how can parks play a role in that?</i> • Most users of the Center are pretty satisfied with the programs and offerings • Users come to the Center for socialization, generally have their own agenda/plan • Most users access the center via driving themselves, ART (?) bus, or family brings them and drops them off • Garden is going great, working on getting more facilitators for related programming such as planting, cooking and nutrition • YMCA is about to start a year-long diabetes program, including healthy eating habits • Free lunch program, seniors only (defined as 60+ by the AACOG program that funds it, but the Center serves 50+ so the City covers the cost for those that are not considered "reimbursable" by AACOG). Utilizes a large indoor area where everyone eats together (cannot take the food off site) – <i>would there be any interest in an outdoor eating area?</i> • They take fieldtrips, such as an upcoming trip to Gruene. <i>Might need to ask follow up on what types of amenities at local parks would make them more desirable to use for Center field trips.</i>

PUBLIC OUTREACH

The planning process included a variety of public engagement opportunities to allow community input to help shape the Plan. The responses from the Community Survey and Online Mapping Tool are included in this section.





SCHERTZ
 COMMUNITY ★ SERVICE ★ OPPORTUNITY

Parks, Recreation, Open Space & Trails Master Plan

Citizen Survey Results

August 14, 2024

**NATIONAL
 SERVICE
 RESEARCH**
 MARKET RESEARCH



Table of Contents

	Page
Methodology	1
Awareness of Parks, Recreation Facilities and Programs in Schertz	3
Quality Rating – Parks and Recreational Opportunities in Schertz	4
Physical Condition of Parks in Schertz	5
Most Important Opportunity to Have Close to Home	6
Frequency of Use – Schertz	7
Main Reasons You Use Park and Recreation Facilities in Schertz	10
Schertz Programs of Interest	11
Age Groups Interested in Recreation of Leisure Programs in Schertz	13
Schertz Park Facility Priorities	14
Importance of Purposes/Benefits of Parks & Recreation in Schertz	17
Importance of Functions that might be Performed by the City of Schertz	18
How do you feel about this statement: Current recreation facilities at schools should be more accessible to the public during non-school use.	19

	Page
Feelings toward fees associated with city park and recreation activities (Pool passes, pavilion rentals, social leagues, Community Center Fees, etc.)	20
Willing to Pay	21
Funding Option Support	22
Frequency of Visiting/Using City-Owned Recreation Facilities Operated by the YMCA	23
Rate Physical Condition of City-Owned Recreation Facilities Operated by the YMCA	24
Rate Your Experience at the City-Owned Recreation Facilities Operated by the YMCA	25
Feelings Toward Fees Associated with City-Owned Recreation Facilities Operated by the YMCA	26
Demographics	27
Where Do We Go From Here?	32
National Service Research – Contact Information	33

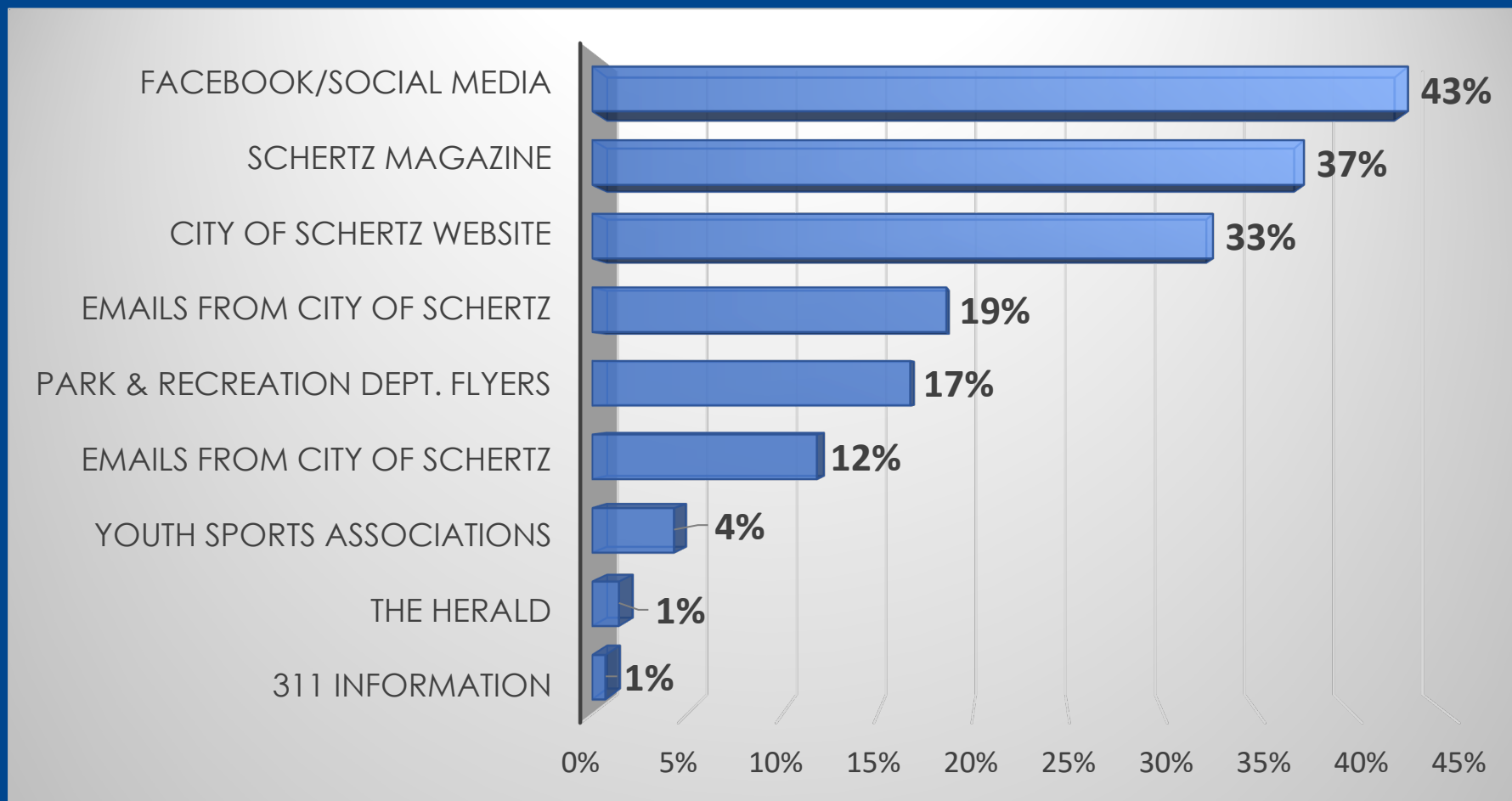
- **National Service Research (NSR)** completed a comprehensive research study for the City of Schertz, Texas as part of the Comprehensive Parks, Recreation, Open Space and Trails Master Plan. An important aspect of the Master Plan was to conduct a demand and needs assessment which involved citizen input. The purpose of the needs assessment study was to provide a foundation for the Master Plan that will provide guidance based upon citizen needs and priorities. NSR worked closely with Freese & Nichols and the City of Schertz staff throughout the research process.



- The survey sampling plan included mailed postcards to 4,000 household addresses. The postcard message directed residents to the online survey. The survey was posted on the Master Plan website, emails to HOA's, and various social media sites. The survey was also promoted at several special events. Postcards were mailed June 24, 2024. The survey opened June 24 and closed August 11, 2024.
- A total of 426 respondents participated in the survey. All questions were optional to answer. The margin of error of this sample size at a 95% confidence level is plus or minus 4.9%.
- The Schertz has approximately 14,600 households, therefore, approximately 3% of the households completed a survey.

Awareness of Parks, Recreation Facilities and Recreation Programs in Schertz

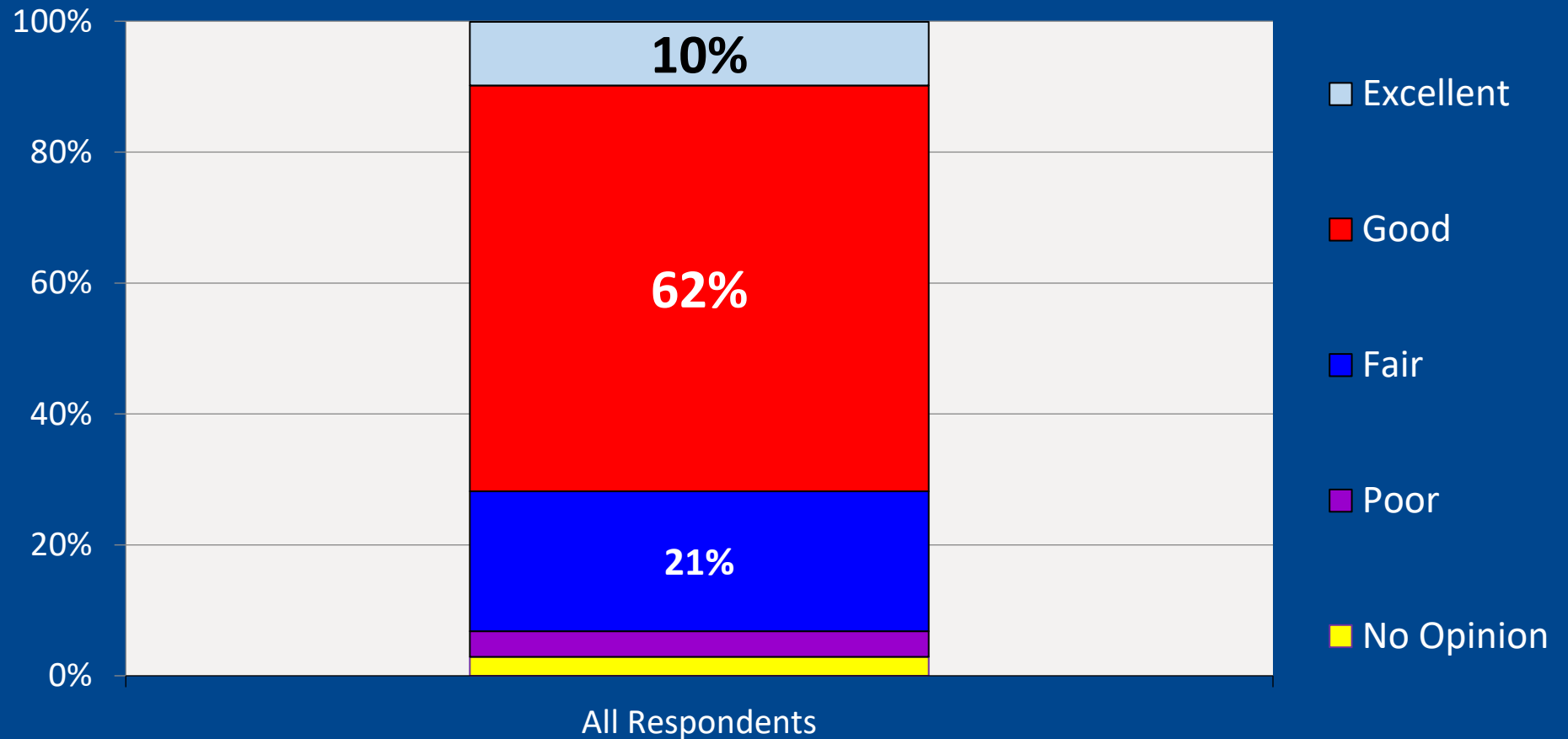
43% of survey respondents find out about parks, recreation facilities and programs through social media and 37% find out through Schertz Magazine. One-third use the City of Schertz website.





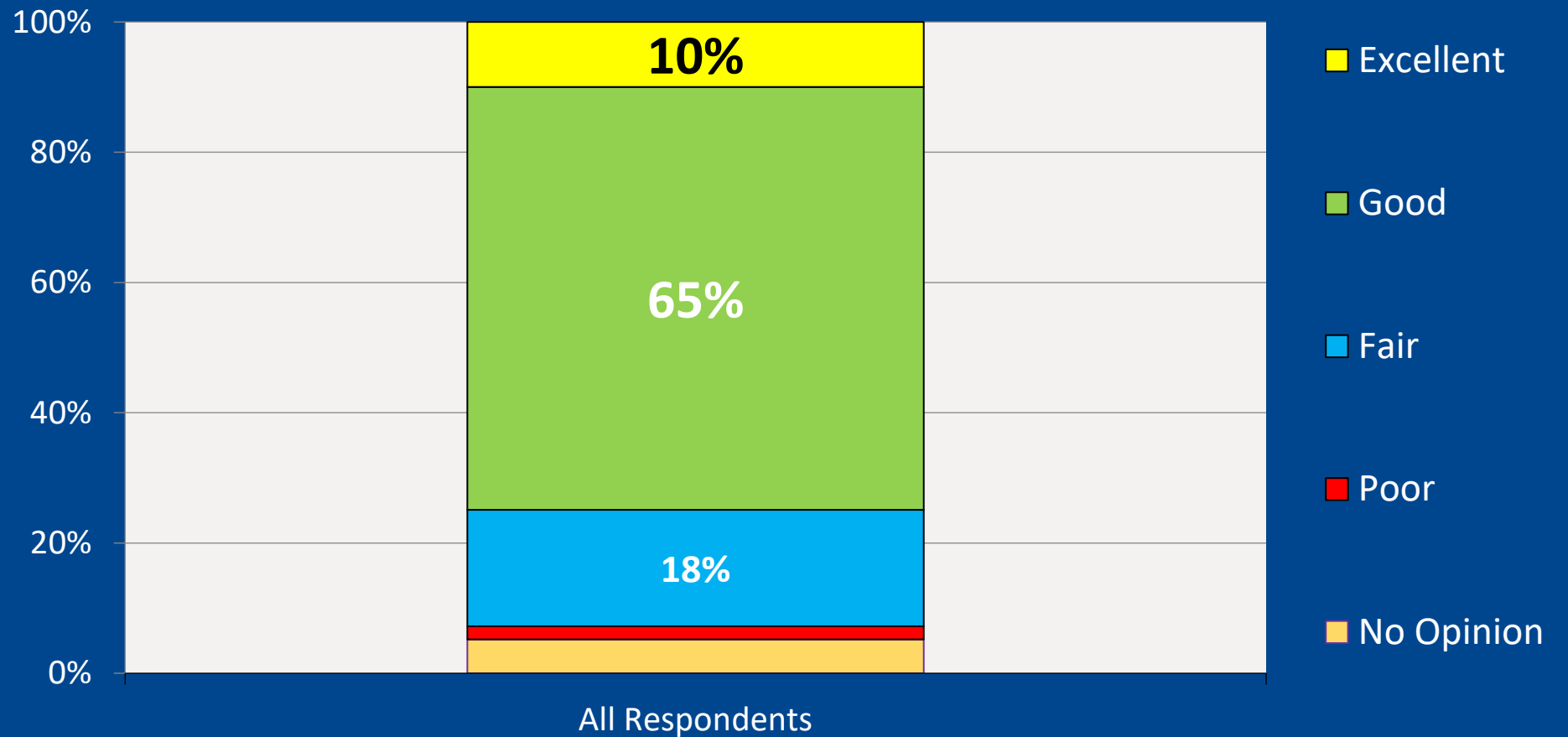
Quality Rating – Parks, Recreational & Open Space Opportunities in Schertz

Almost three-fourths of respondents (72%) rated the quality of parks, recreational and open space opportunities as excellent or good. One in five rated it fair.



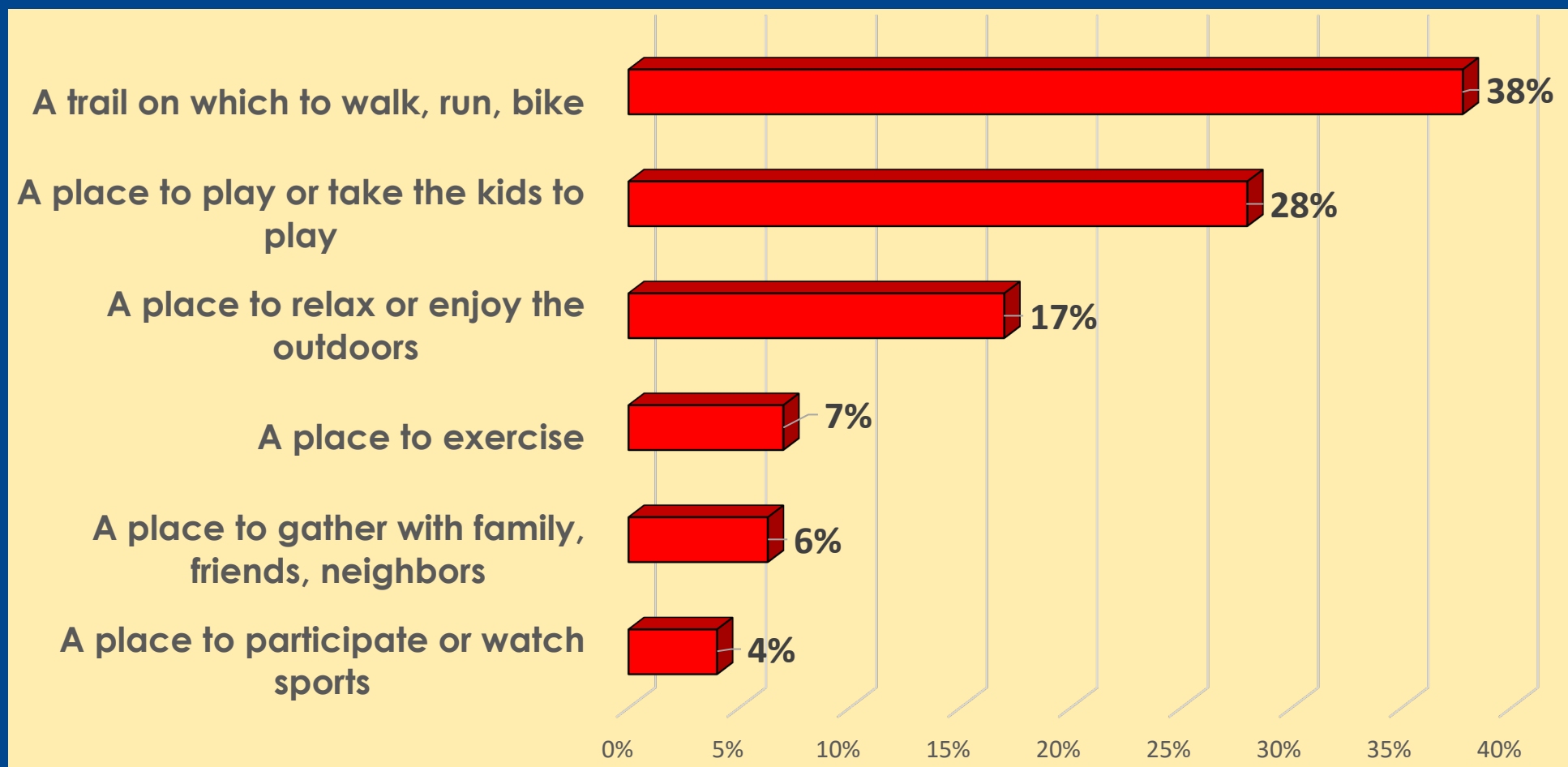
Physical Condition of Parks in Schertz

Three-fourths of respondents rated the physical condition of parks as excellent or good.



Most Important Opportunity to Have Close to Home

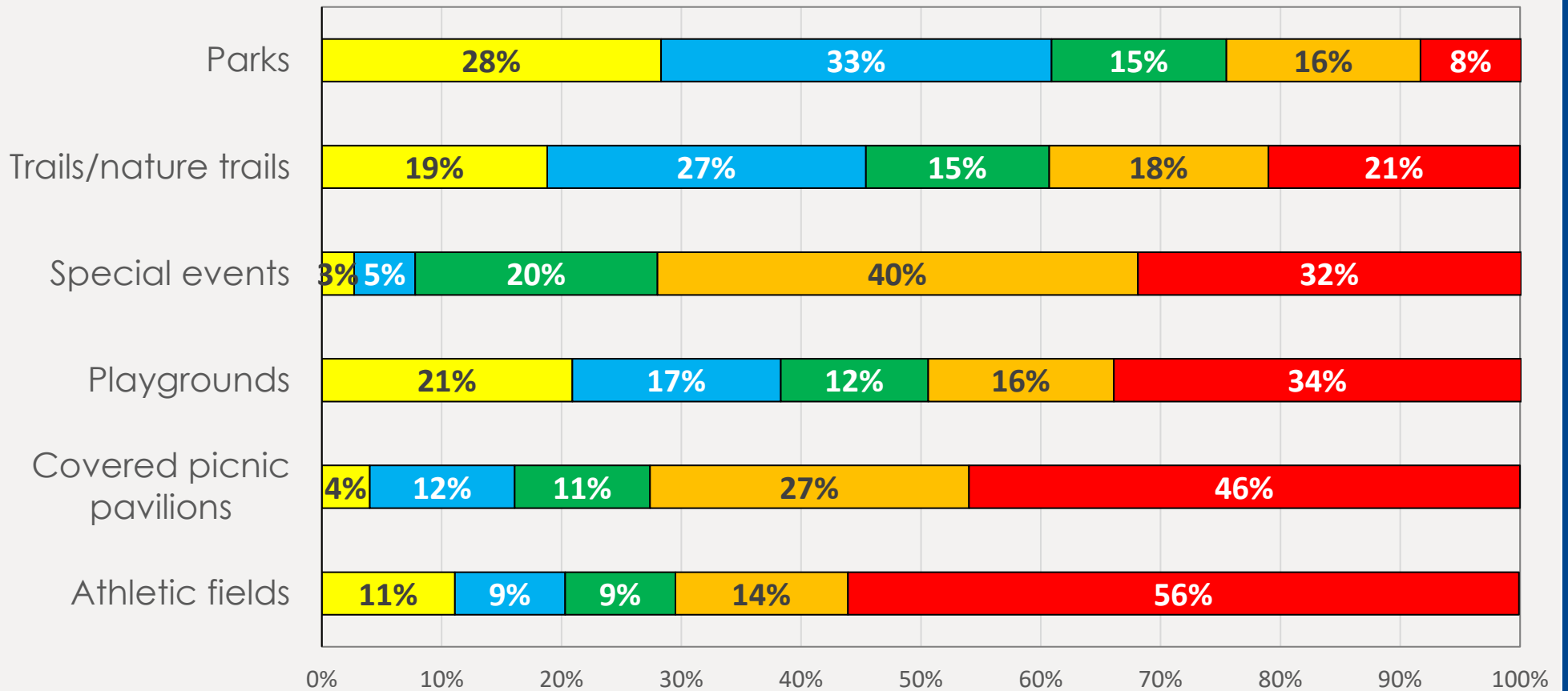
Most respondents feel the most important opportunity to have close to home is a trail on which to walk, run or bike and a place to play or take the kids to play. Others like a place to relax or enjoy the outdoors.



Frequency of Use – City of Schertz Facilities

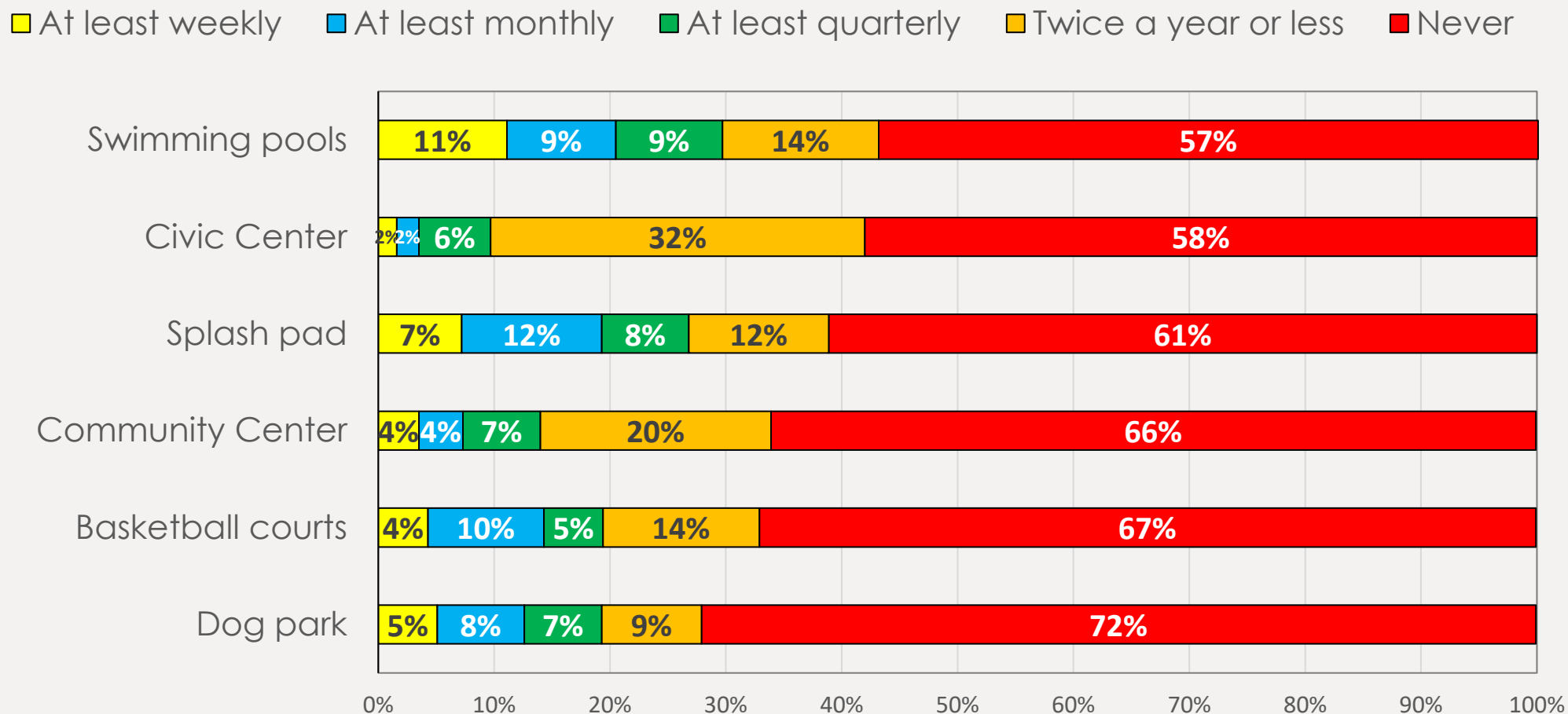
This chart depicts the most frequently used park facilities in Schertz.

■ At least weekly
 ■ At least monthly
 ■ At least quarterly
 ■ Twice a year or less
 ■ Never



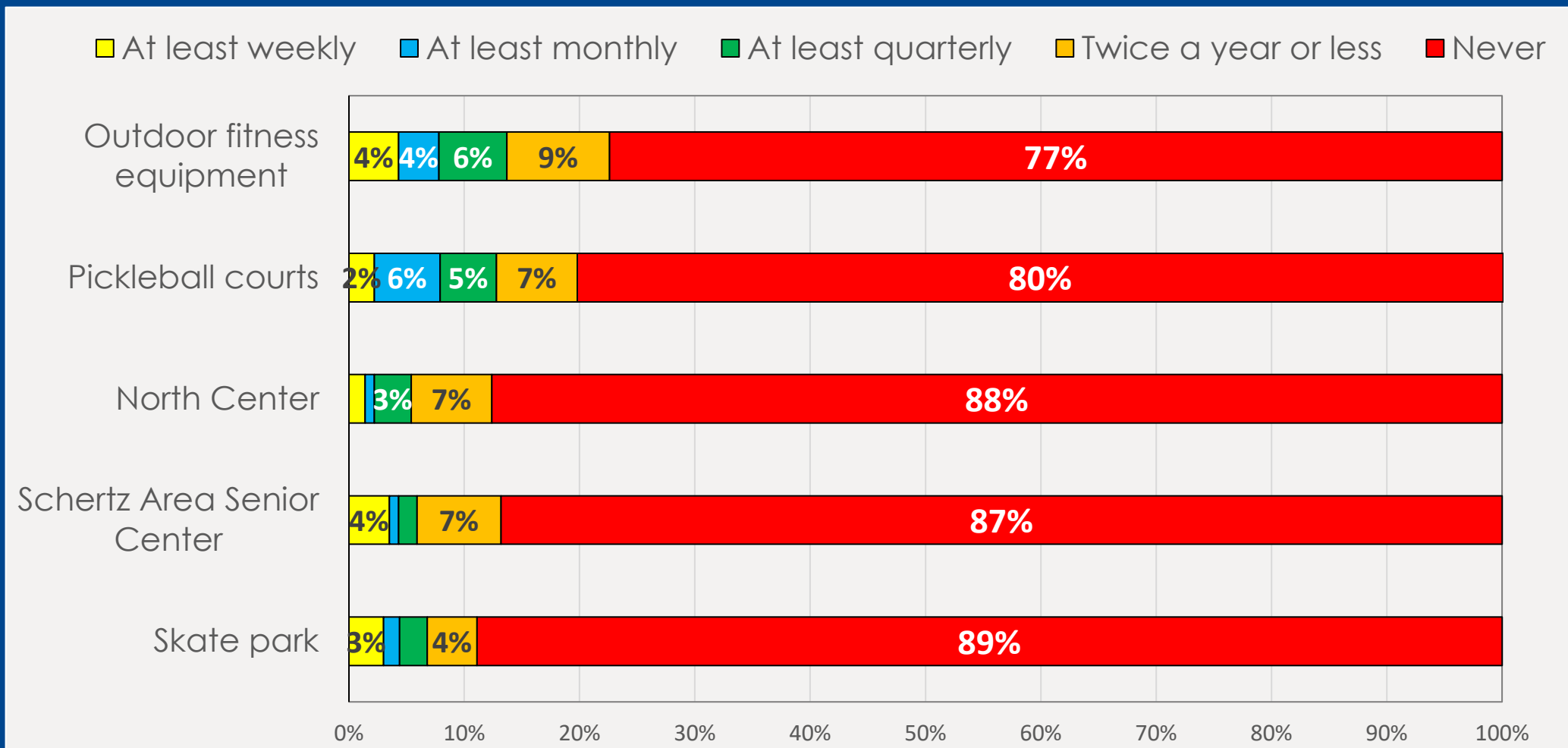
Frequency of Use – City of Schertz Facilities (continued)

This chart depicts facilities that are used by 28% to 43% of the respondents.



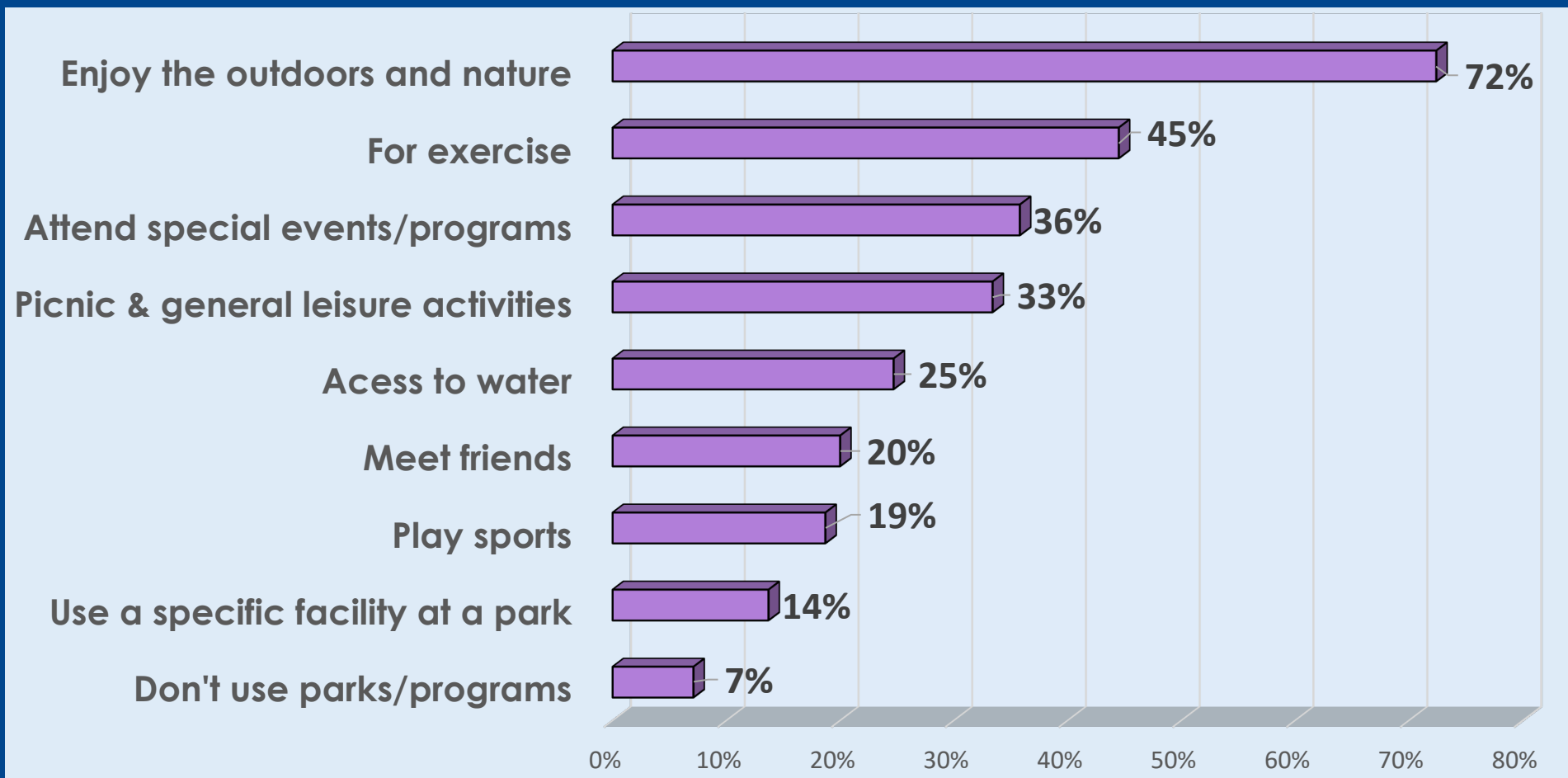
Frequency of Use – City of Schertz Facilities (continued)

This chart depicts facilities that are used by 11% to 23% of the respondents.



Main Reasons you use Park and Recreation Programs in Schertz

- The main reasons respondents use parks and programs is to enjoy the outdoors and nature and for exercise.
- The main reasons respondents do not use parks/programs is; it's too far (36%), not interested in visiting (16%), and physically unable to participate (12%).



Schertz Programs of Interest (240 Random & 126 Postcard respondents)

These are the programs household members would be most interested in participating.

Program/Event	All Resp.	Random	Post card
Farmers Market	48%	54%	36%
Art/music/food festivals	40	41	39
Aquatic programs-all ages	38	42	30
Fitness classes/events	33	31	37
Arts & crafts events	30	33	24
Community gardens	28	30	25
Guided nature walks	26	30	19
Swim lessons	26	27	25
Pickleball	26	29	19
Cooking & nutrition classes	25	25	25
Pilates/yoga	25	26	22
Biking, cycling programs	24	25	23
Family programs	23	27	17
Youth programs/camps	22	28	10
Music/dance programs	21	22	20
Tree planting programs	20	23	15

Program/Event	All Resp.	Random	Post card
Adult programs	20%	19%	21%
Races (5K, 10K, etc.)	19	19	19
Senior programs	19	18	20
Nature play	18	20	14
Adult sports leagues	17	19	14
Climbing wall	16	19	10
City volunteer opportunities	16	16	16
Outdoor musical instruments	15	18	11
Teen programs/camps	15	18	10
Soccer	15	19	7
Parent/child programs	15	16	12
Fishing tournaments	14	19	6
Basketball	13	15	11
Story walks	13	16	9
Ninja courses	13	17	6
Preschool/toddler programs	13	16	7



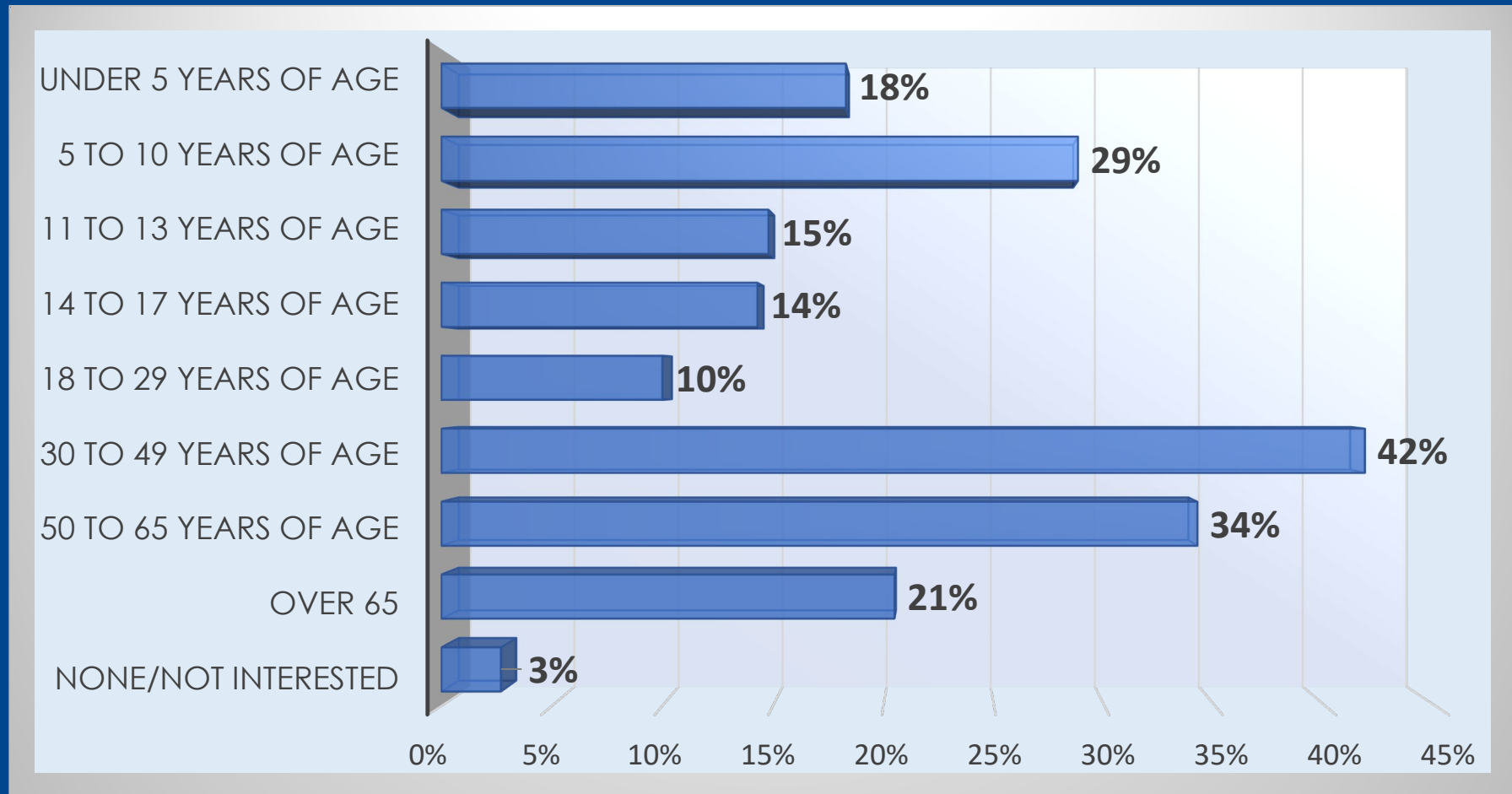
Schertz Programs of Interest (Continued)

Program/Event	All Resp.	Random	Post card
Archery	13%	15%	10%
Swim team	12	15	7
Ropes course	12	14	8
Tennis	12	15	6
Disc golf	12	14	7
Sand volleyball	11	12	10
Cornhole tournaments	10	10	12
Baseball	10	12	6
Softball	10	11	6
Bike skills course	10	9	10
Gymnastics	10	13	4
Football	8	10	5
Horseshoes	8	9	6
Bocce ball	5	7	2
Cheer	5	5	3
Skateboarding	5	5	5

Program/Event	All Resp.	Random	Post card
Badminton	4%	6%	0%
Roller derby	4	3	5
Adaptive recreation	4	5	2
Wrestling	4	5	0
Esport programs	3	5	1
Live action role play	3	4	2
Small side/speed sports	2	3	0
Inline hockey	2	2	2
Cricket	2	2	2
Lacrosse	1	1	1
Rugby	1	1	1
Futsal	1	1	0
Other	7		
None/not interested	2		

Age Groups Interested in Schertz Recreation or Leisure Programs

All age groups have interest in participating in a Schertz recreation or leisure program. 42% of respondents 30 to 49 years of age have interest in a recreation or leisure program in Schertz.





Schertz Park Facility Priorities

The mean score is a weighted calculation of the 4, 3, 2, 1 scores excluding the no opinion responses. This data will assist with developing priorities for the master plan.

Facility ²⁸	4-Very Important	3-	2-	1- Not at all Important	No Opinion	Mean Score
Add shade to playgrounds at parks	64%	25%	4%	4%	2%	3.53
Trails & trail connections throughout the city	57	29	8	4	3	3.42
Nature areas/open space	48	36	9	5	3	3.31
Playgrounds	44	37	8	6	5	3.24
Benches/seating areas in parks/trails	41	42	8	7	2	3.20
Swimming pool	44	28	11	10	7	3.13
Adaptive playground equipment*	33	39	10	7	11	3.11
Covered picnic pavilions	33	43	12	6	6	3.09
Splash pad/water spray ground	36	31	13	11	9	3.01
Indoor recreation space (gym, fitness, etc.)	34	39	13	10	4	3.01
More special events in parks	24	40	14	11	11	2.86
Interpretive signs in park/trails	23	39	21	10	7	2.79

*For special needs

Schertz Park Facility Priorities (Continued)

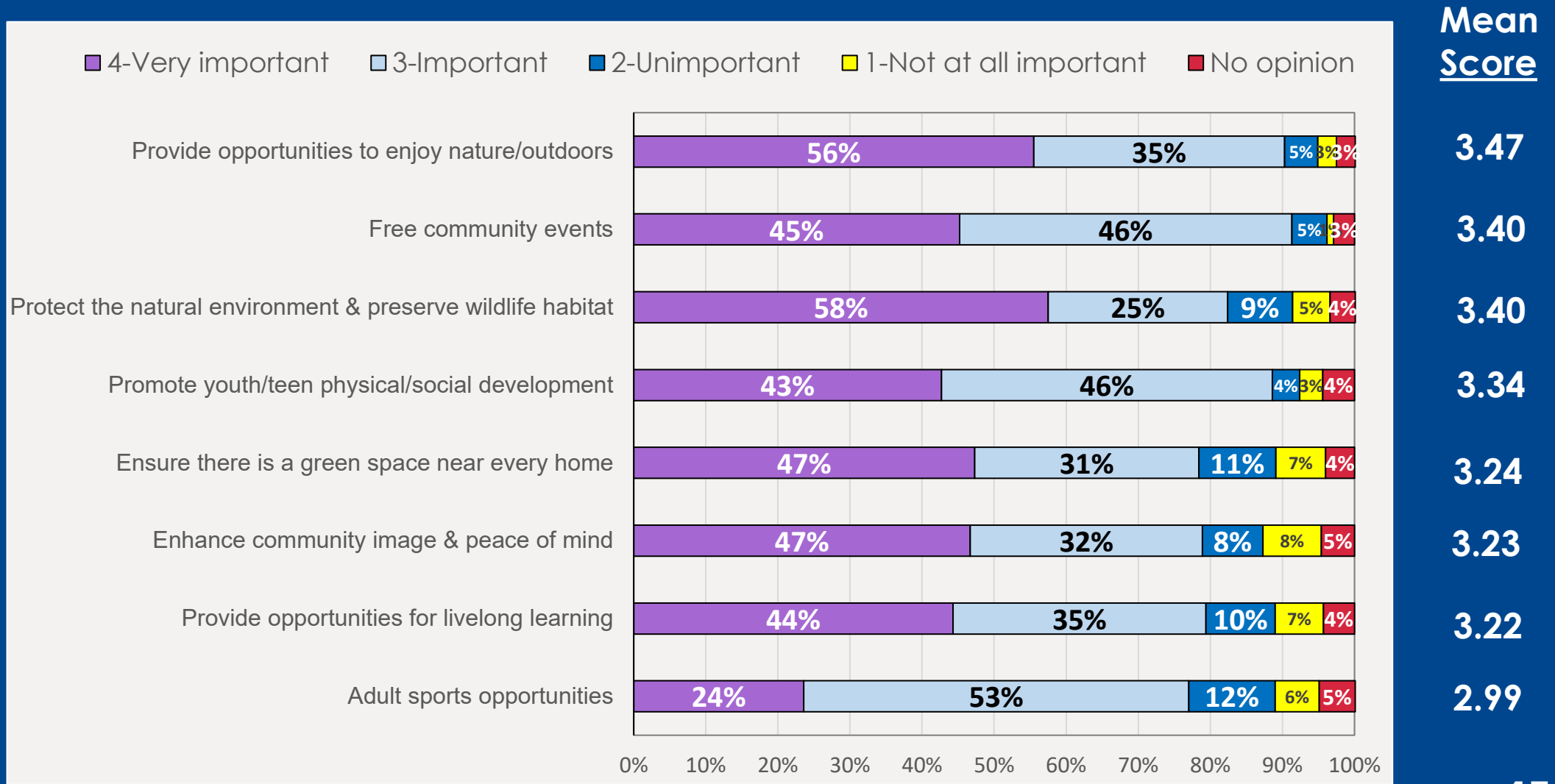
Facility	4-Very Important	3-	2-	1- Not at all Important	No Opinion	Mean Score
Lighted outdoor athletic fields	23%	36%	16%	15%	11%	2.74
Kayak, canoe, paddle trails	23	31	17	15	14	2.73
Multipurpose sports fields	17	38	18	14	14	2.68
More fishing opportunities in parks	22	28	20	15	15	2.66
Practice sports fields	19	37	17	16	11	2.66
Attractions (mini train, mini golf, paddle boats)	24	30	18	19	10	2.65
Dog park	19	33	17	20	11	2.58
Mountain bike trails	17	24	25	18	15	2.48
Outdoor pickleball courts	16	24	22	19	19	2.47
Public art installations	17	28	20	24	11	2.44
Exercise stations in parks/along trails	14	30	24	21	11	2.41
Outdoor fitness courts (Ninja courses)	12	26	27	19	16	2.37

Schertz Park Facility Priorities (Continued)

Facility	4-Very Important	3-	2-	1- Not at all Important	No Opinion	Mean Score
Amphitheater	10%	29%	26%	22%	13%	2.31
Concrete game tables (chess, checkers)	8	30	25	22	15	2.28
Bird blinds	11	20	25	22	21	2.25
Develop outdoor artificial turf fields	12	19	25	25	19	2.22
Indoor volleyball	10	17	27	25	20	2.16
Skate park	7	21	26	26	19	2.12
Disc golf	7	16	29	25	23	2.06
Sand volleyball	8	14	30	26	22	2.04
Municipal golf course	13	15	18	38	17	2.02

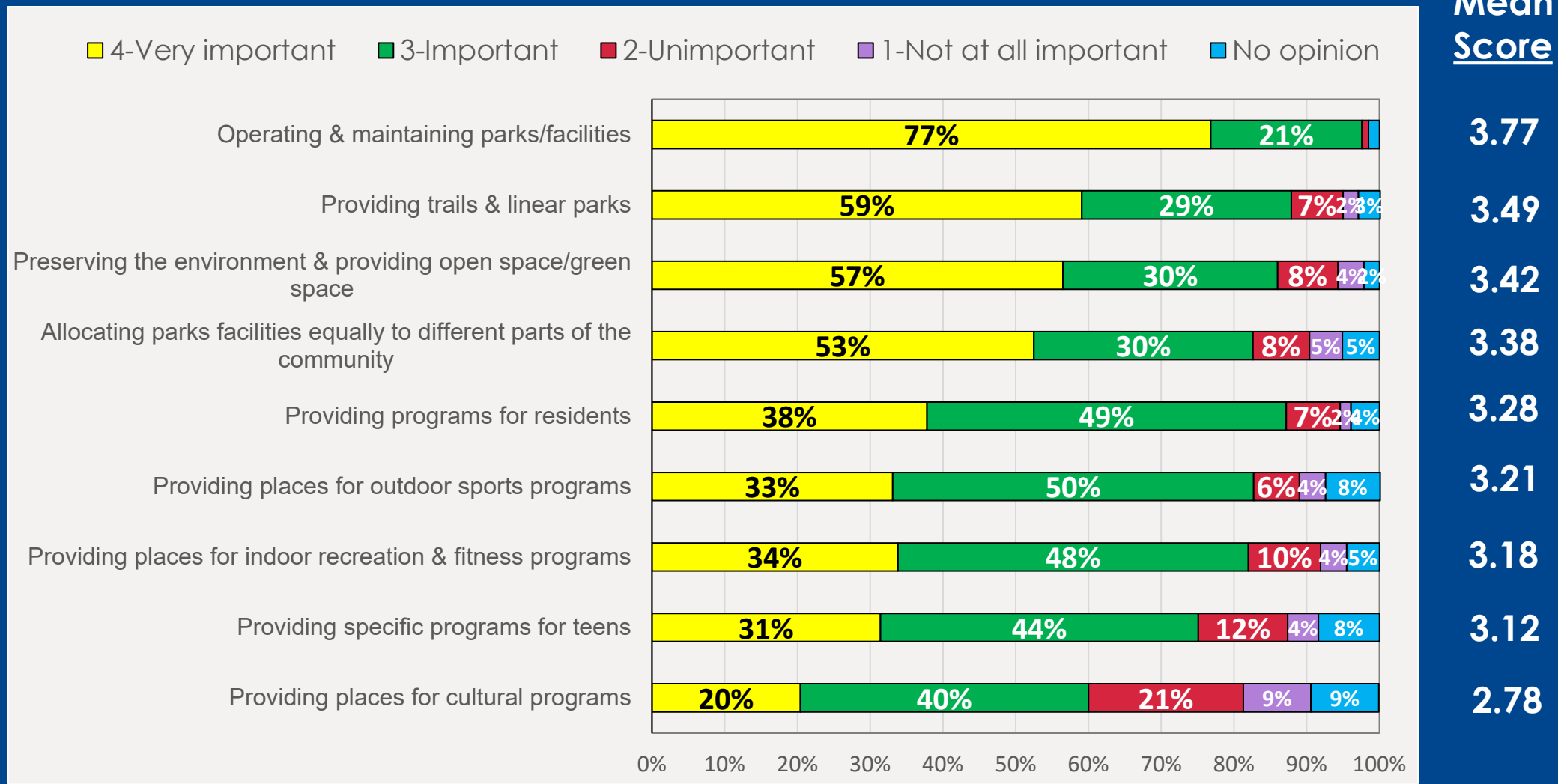
Importance of Purposes/Benefits of Parks & Recreation in Schertz

The mean score is a weighted calculation of the 4, 3, 2, 1 scores excluding the no opinion responses. Many of these purposes/benefits of parks/recreation are important to the respondents.



Importance of Functions that might be Performed by the City of Schertz

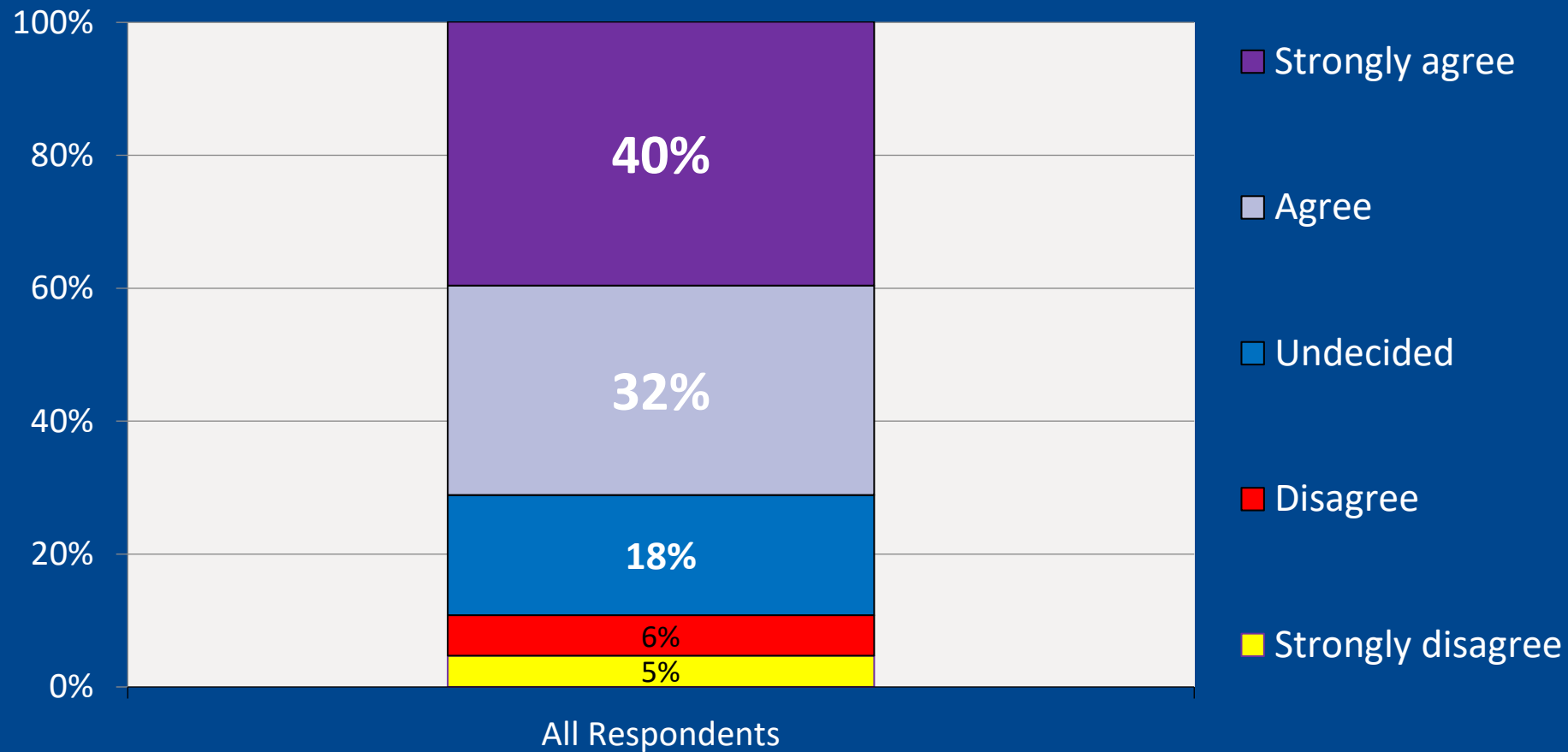
The mean score is a weighted calculation of the 4, 3, 2, 1 scores excluding the no opinion responses. Many of these functions are important to the respondents.





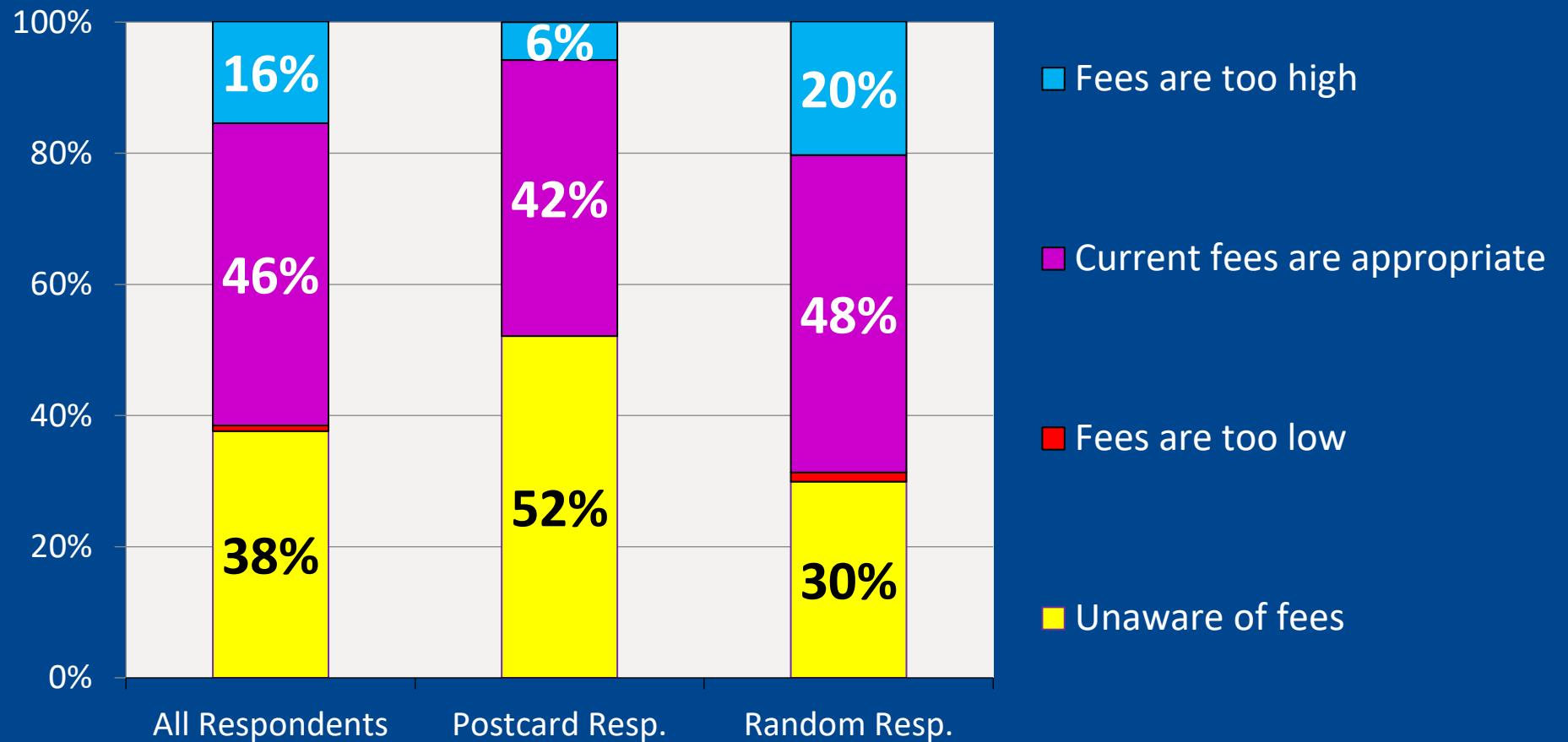
How do you feel about this statement: Current recreation facilities at schools should be more accessible to the public during non-school use.

72% of respondents agree that school recreation facilities should be more accessible during non-school use.



Feelings toward fees associated with city park and recreation activities (Pool passes, pavilion rentals, social leagues, Community Center Fees, etc.)

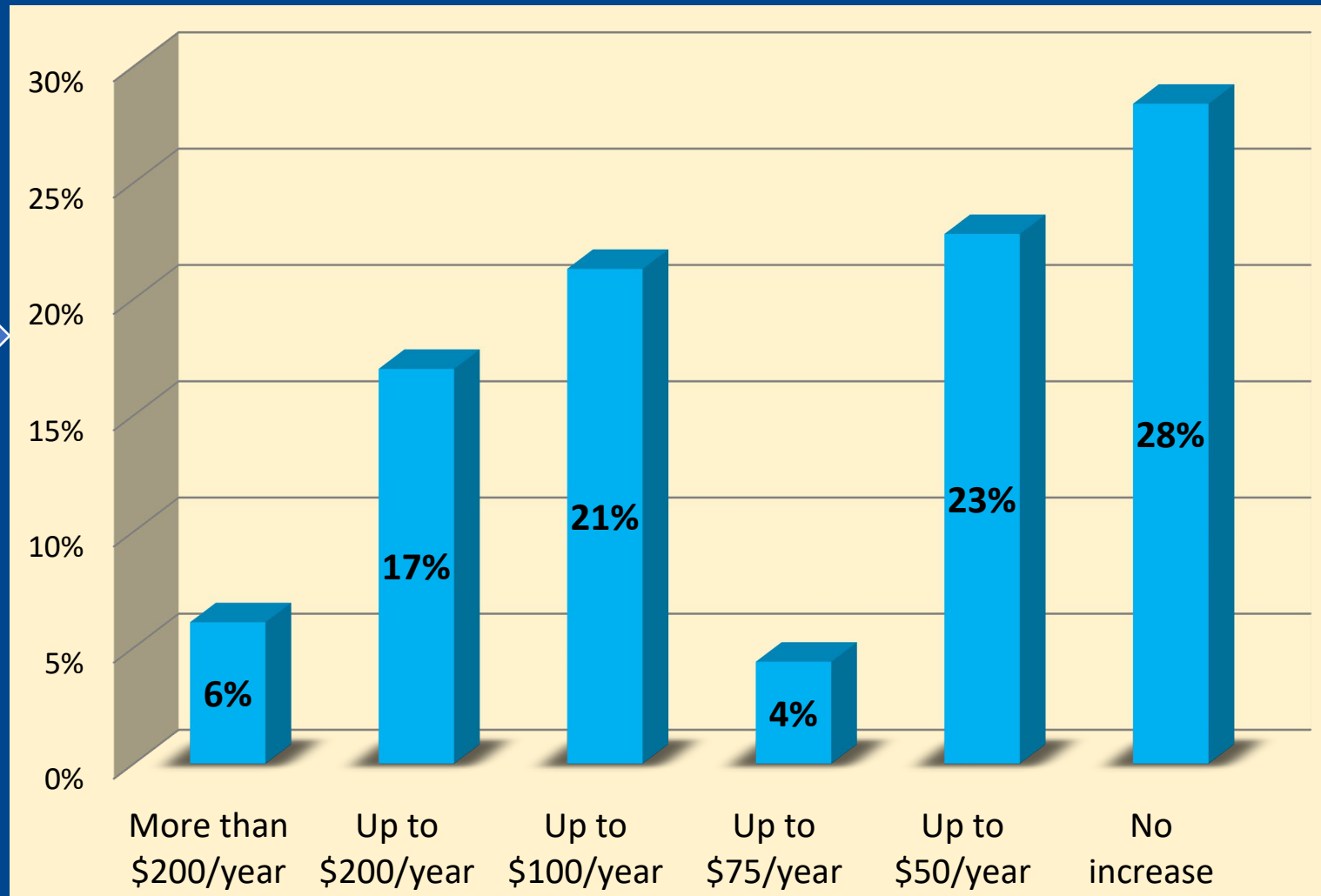
Almost half of respondents feel the current fees are appropriate, yet 38% are unaware of the fees. Excluding no opinion responses, 25% feel fees are too high and 74% feel fees are appropriate.



Willing to Pay

72% of respondents are willing to pay additional property taxes annually to help fund the improvement priorities suggested in this survey.

Respondents are willing to pay an average of \$88 per year to help fund the improvement priorities suggested herein.



Survey Conducted by: National Service Research, August 2024

Funding Option Support

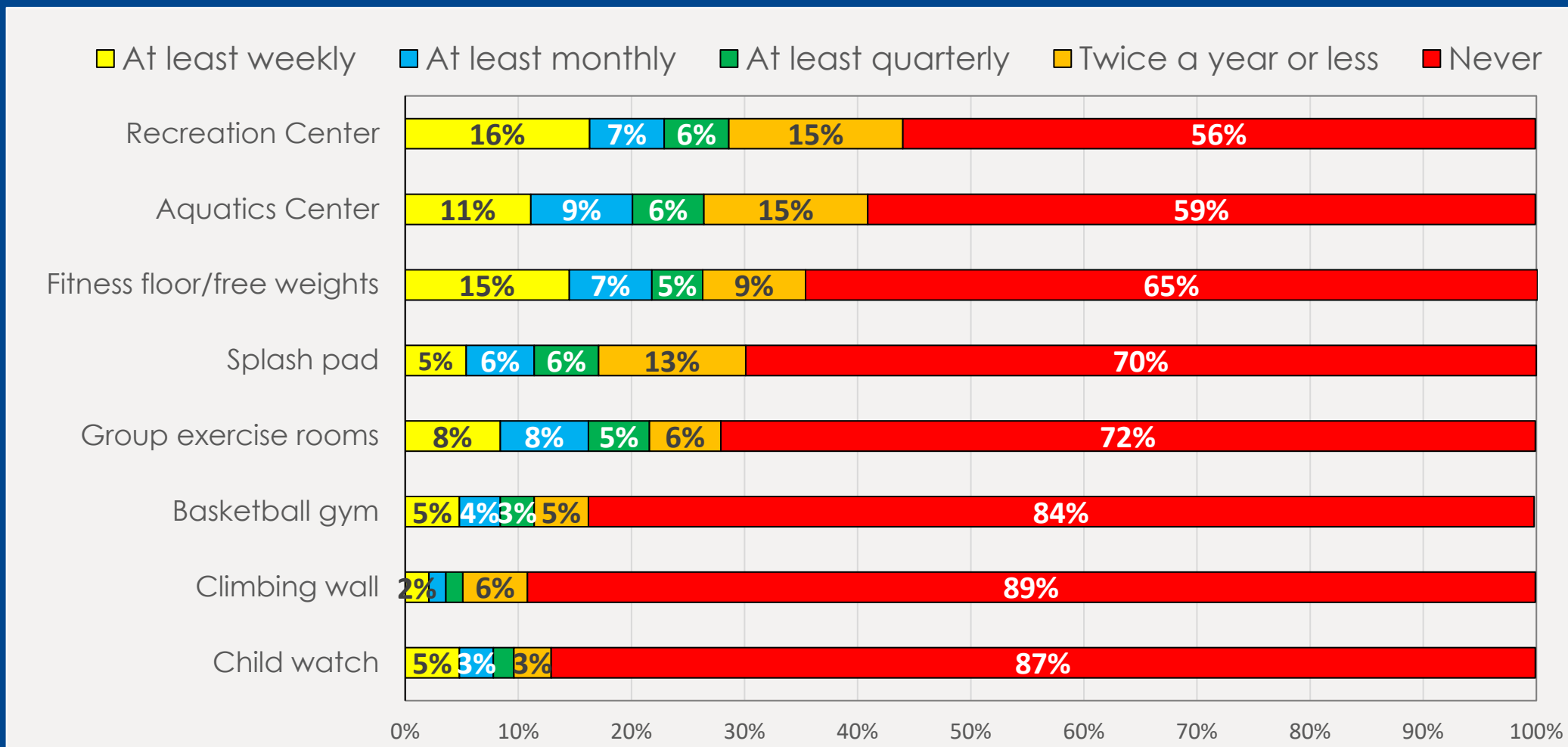
Respondents had strong support for sponsorships and increased park improvement fees for developers as a funding strategy to pay for developing and maintaining park and recreation facilities/amenities.

Facility	4- Strong support	3-	2-	1- Low Support	No Opinion	Mean Score
Sponsorships (private contributions for programs, supplies, equipment, etc.)	51%	32%	4%	4%	5%	3.38
Increased park improvement fees for developers	42	28	13	7	10	3.18
Voter approved bond programs	39	31	13	10	7	3.06
Increased user fees	16	32	23	25	4	2.40
Increased property taxes	7	17	25	49	3	1.81



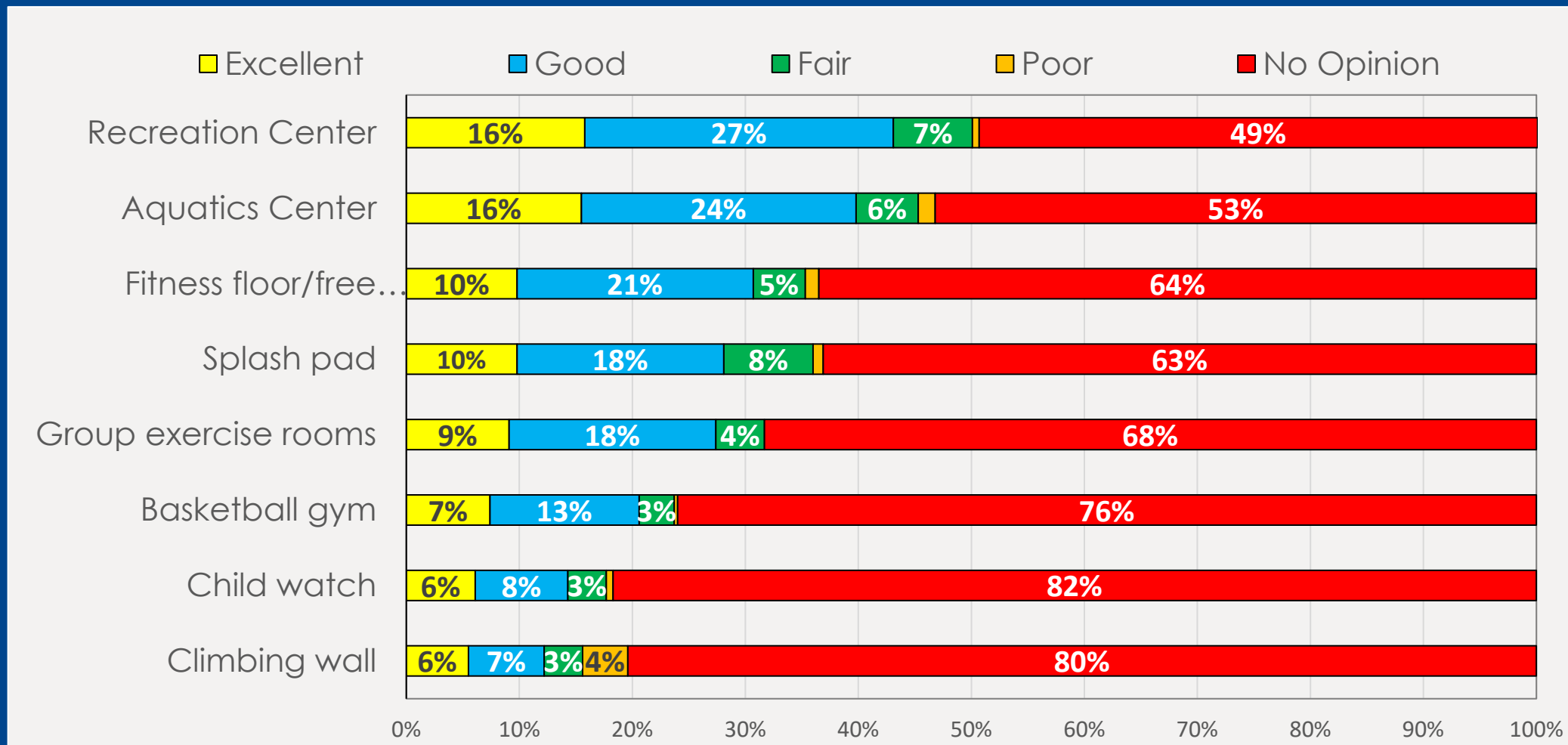
Frequency of Visiting/Using City-Owned Recreation Facilities Operated by the YMCA

Respondents use the recreation center, aquatics center and fitness floor/free weights the most.



Rate Physical Condition of City-Owned Recreation Facilities Operated by the YMCA

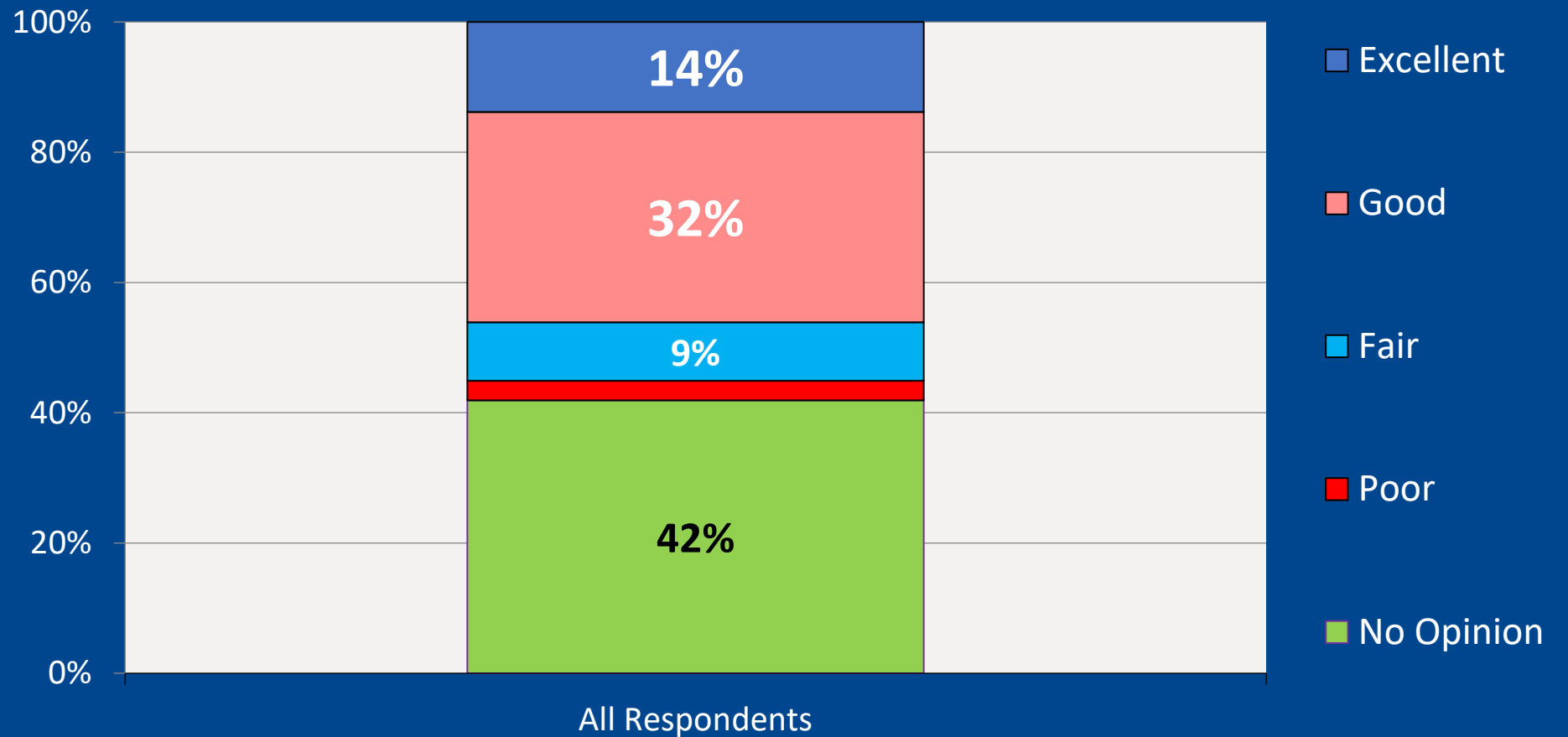
Most respondents rated the physical condition of the YMCA facilities as excellent or good. Excluding no opinion responses, excellent good ratings ranged from 63% for the climbing wall to 87% for group exercise rooms.





Rate Your Experience at the City-Owned Recreation Facilities Operated by the YMCA

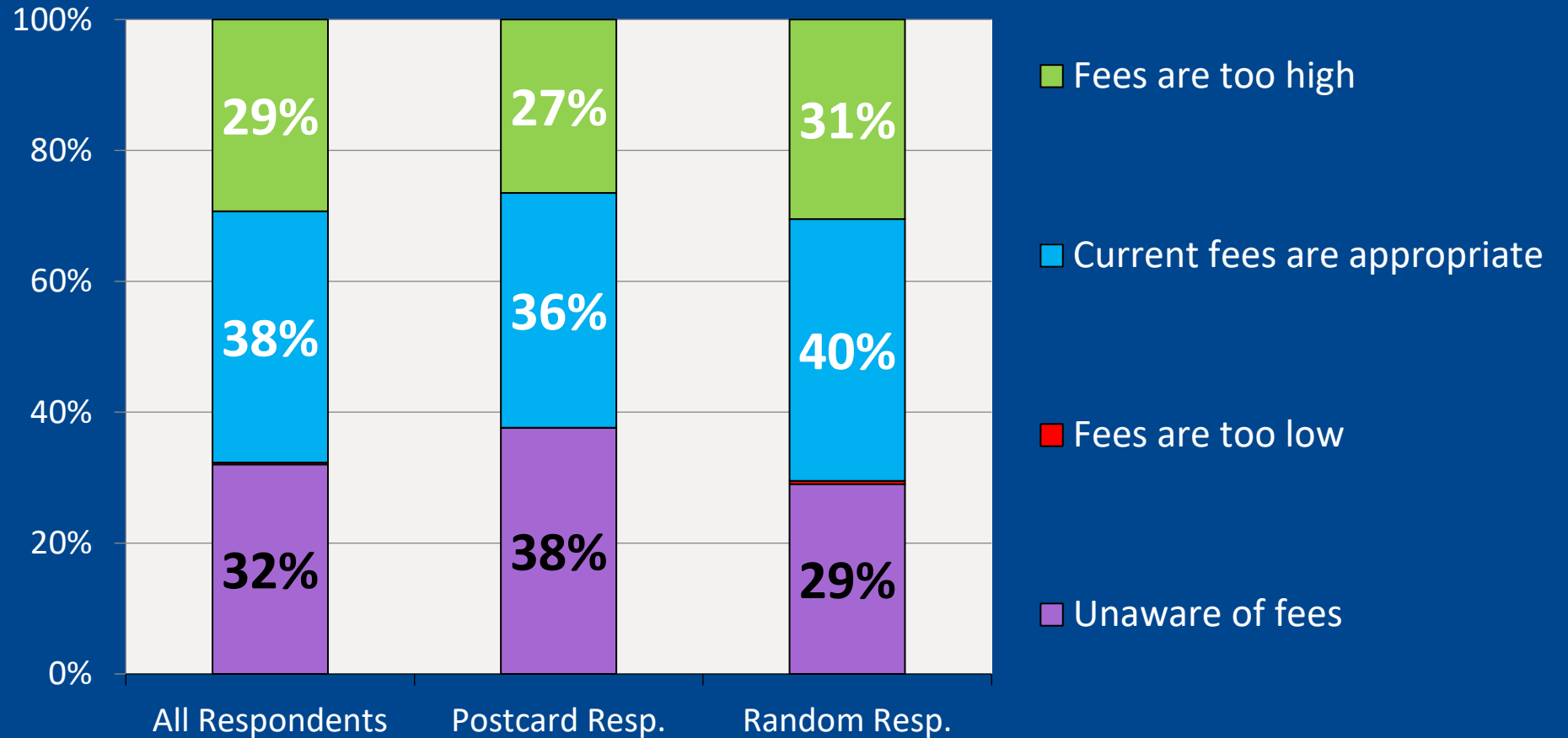
Excluding no opinion responses, 79% rated their experience at the YMCA as excellent or good.





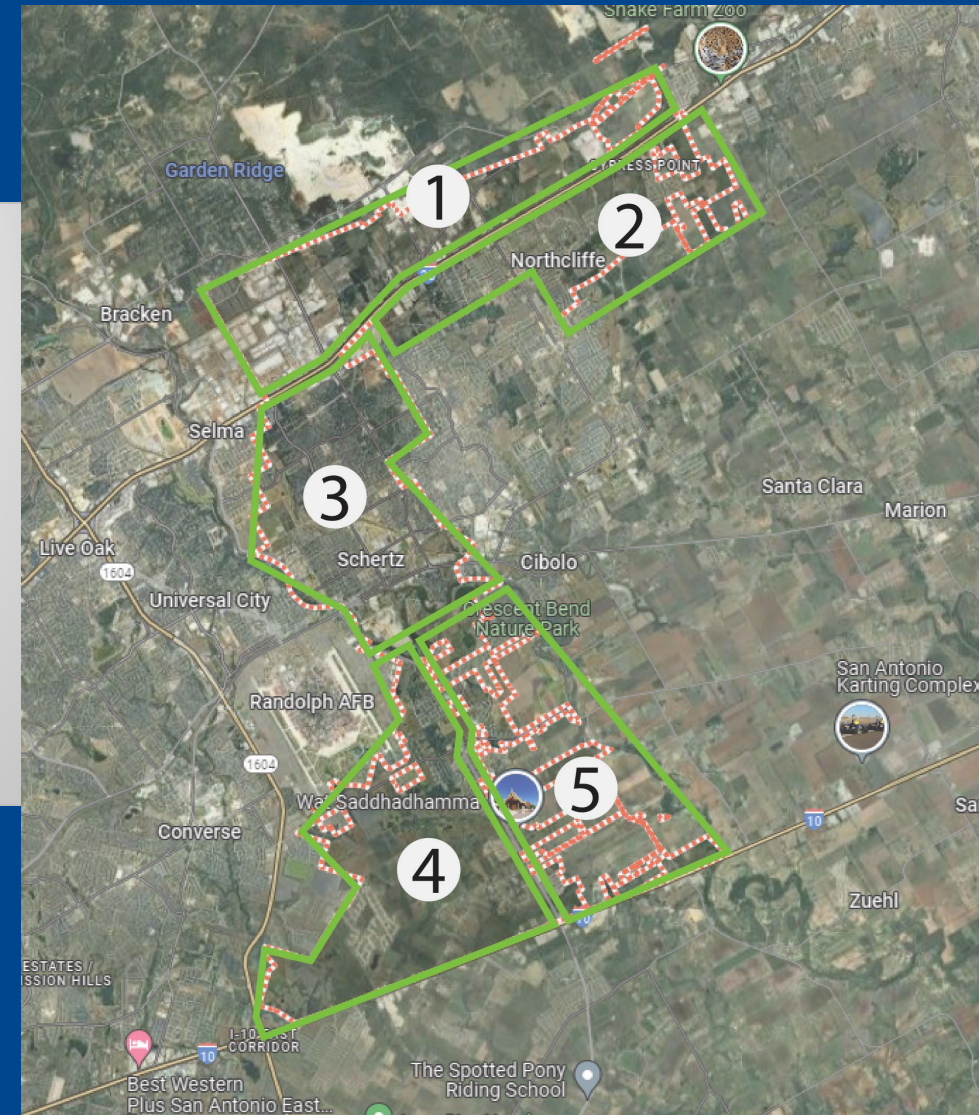
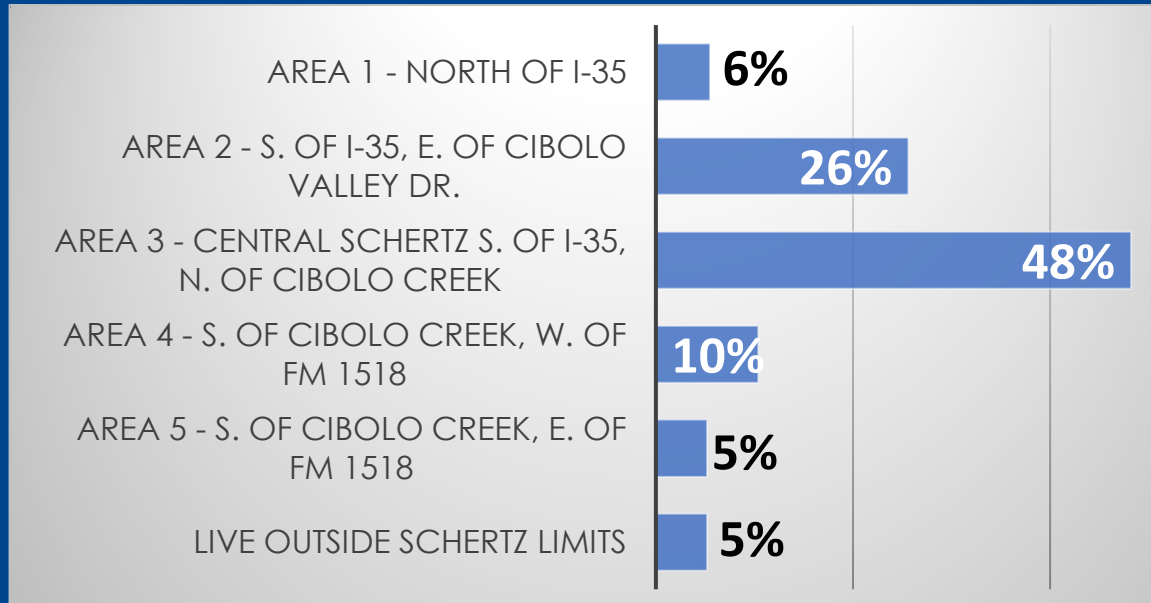
Feelings Toward Fees Associated with City-Owned Recreation Facilities Operated by the YMCA

Excluding no opinion responses, 43% feel fees are too high and 57% feel the fees are appropriate.



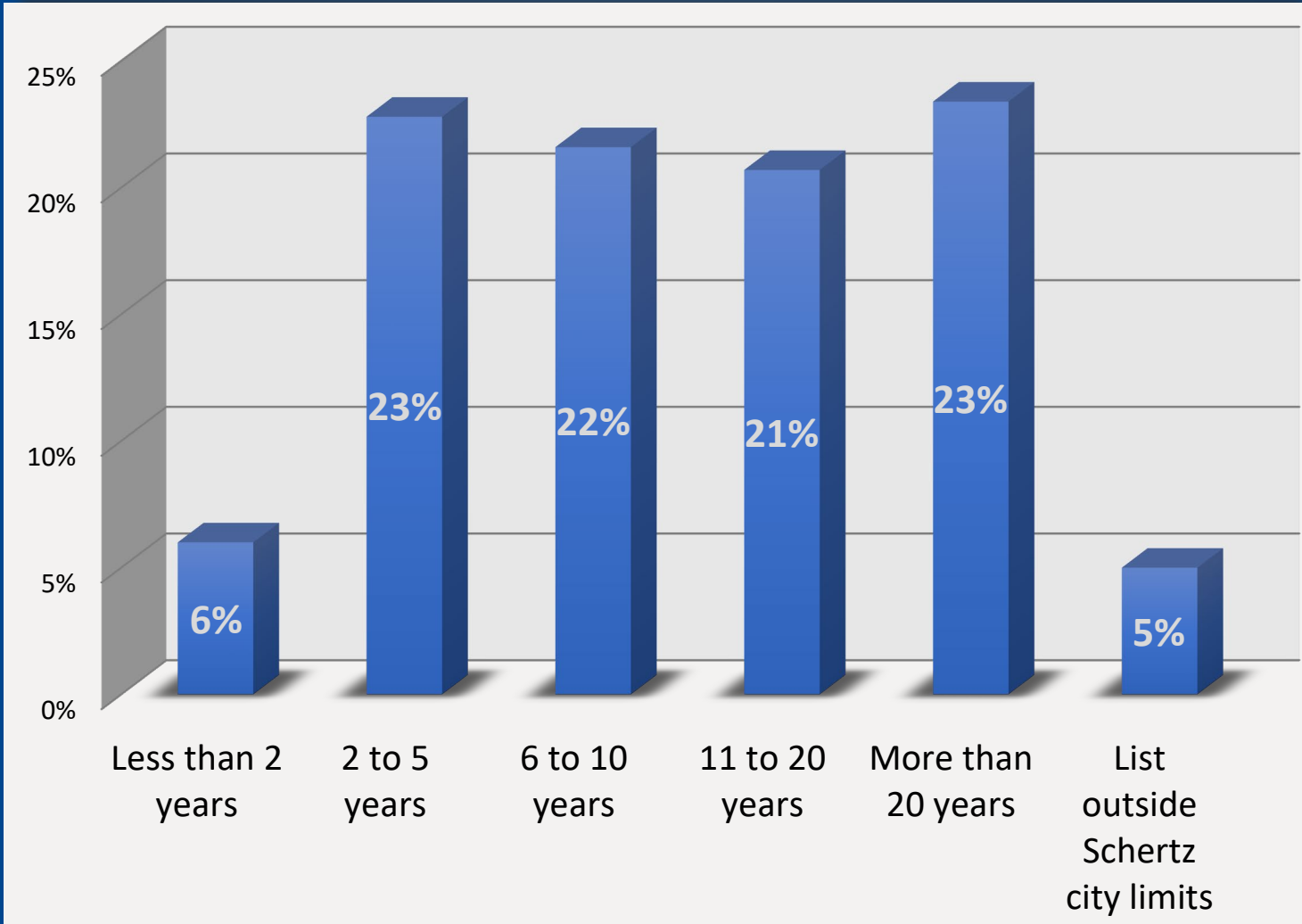
Demographics

In which Area of Schertz do you Live?



Demographics

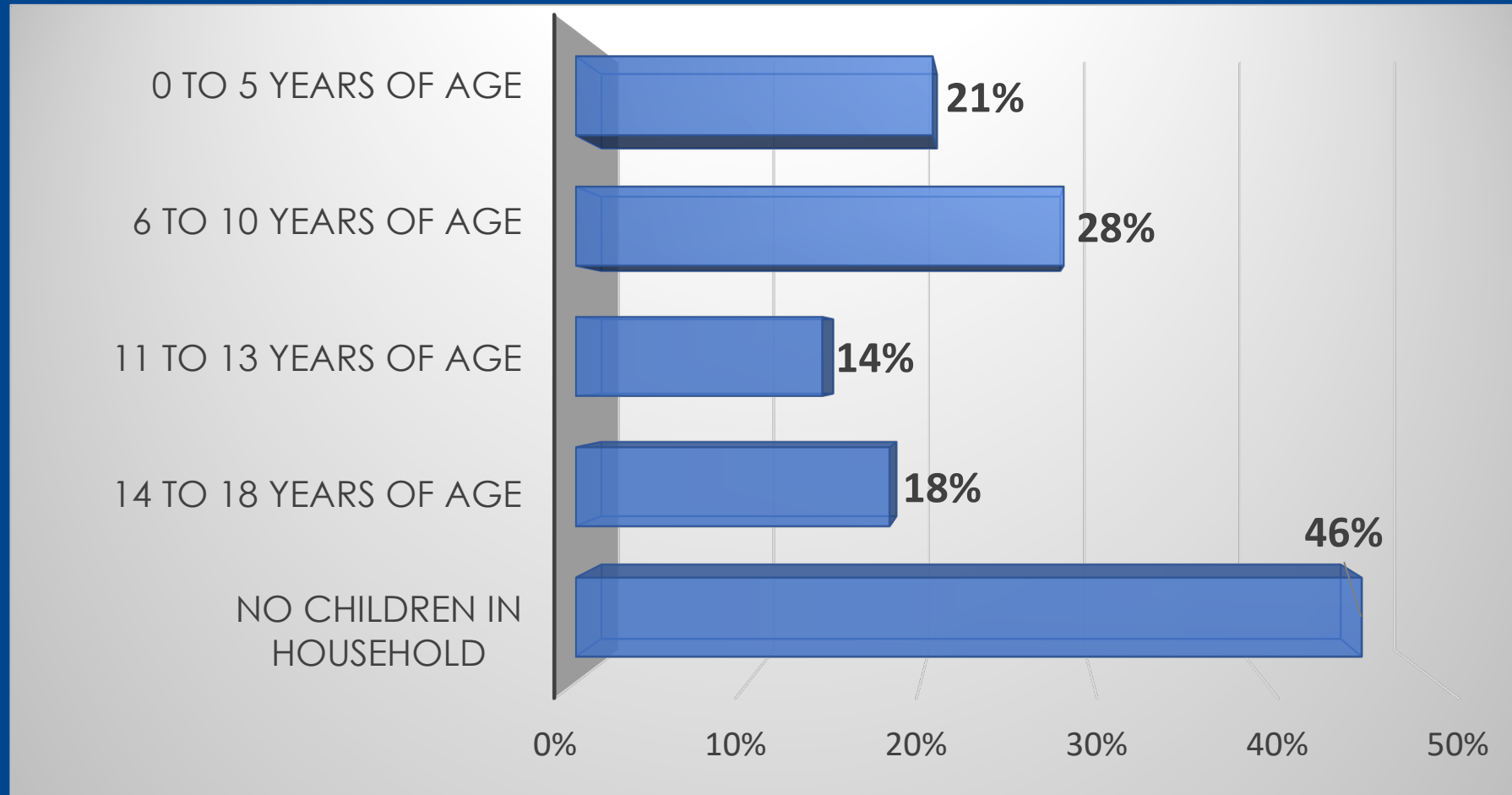
How long have you been a resident of Schertz?



The mean years respondents have lived in Schertz is 12.3 years.

Demographics

Age Groups Represented in Household

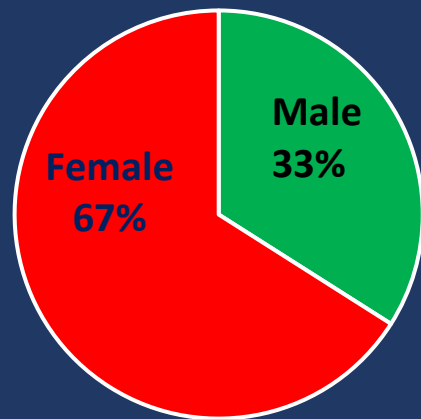


Percentages will add to more than 100% due to multiple answers allowed

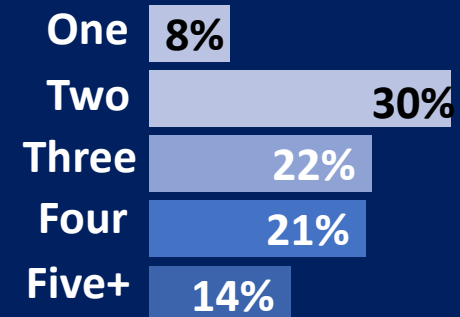
Demographics

Gender, Own vs. Rent, Household Size, Age

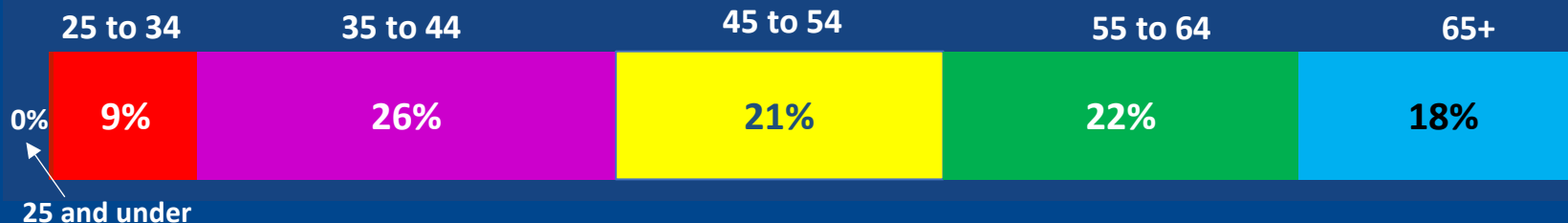
Gender



Household Size – Average 3.2

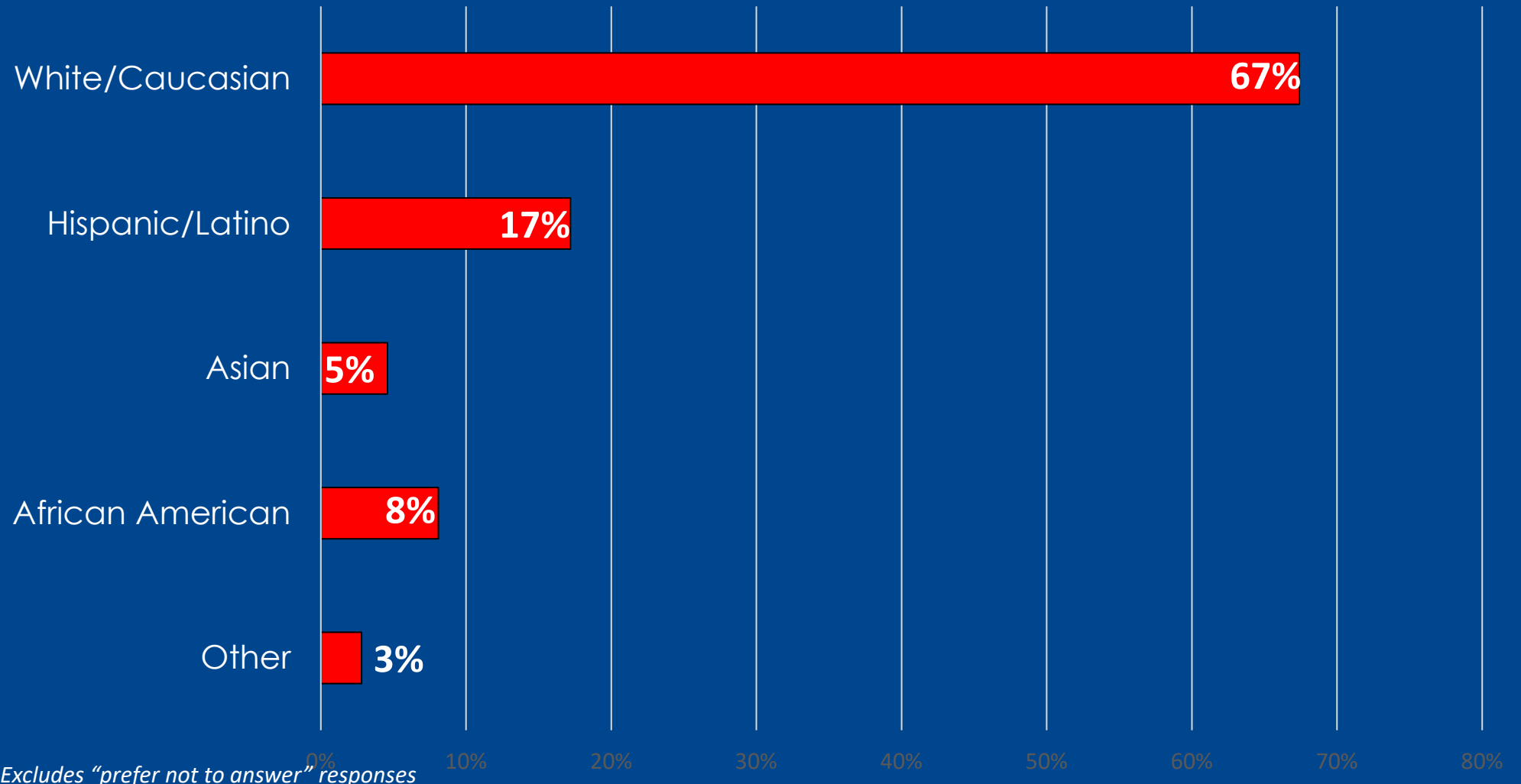


Respondent Age – Mean 51.7 years of age



Demographics Race/Ethnicity

Series 1



Excludes "prefer not to answer" responses

Survey Conducted by: National Service Research, August 2024



WHERE DO WE GO FROM HERE?

Communicate

- **Community**
- **City Staff**

**Use results to
inform decision
making**

- **Priorities**
- **Resource
Allocation/
Planning**

National Service Research – Contact Information

Contact: Andrea Thomas, Owner

1617 Park Place Ave., Suite 110-NSR

Fort Worth, Texas 76110

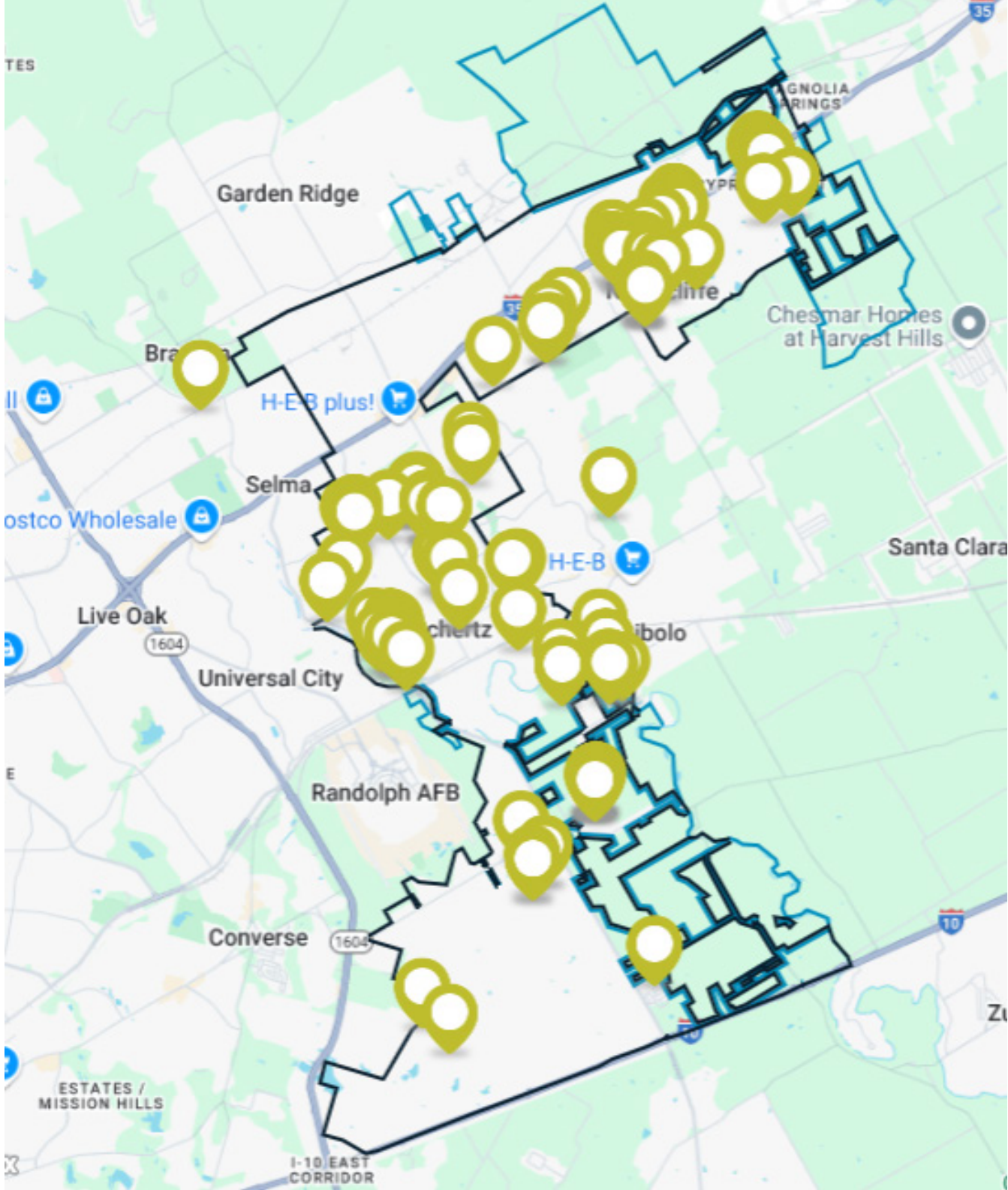
817-312-3606

e-mail: andrea@nationalserviceresearch.com

web site: www.nationalserviceresearch.com

National Service Research (NSR), founded in 1989, is a full-service market research consulting firm and conducts market studies for the public and private sector. NSR conducts various types of consumer and business research including focus groups and surveys nationwide. NSR's owner and founder, Andrea Thomas, over thirty-five years of professional market research experience.

ONLINE MAPPING RESPONSES



#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
1	We really enjoy the green space behind our home. It's a great habitat for wildlife and a buffer for the interstate road noise.	6034 Covers Cove, Schertz, Texas 78108, United States	29.631	-98.222	0	0	0	0
2	The former golf course should be used for trails, sports fields, green space preservation, wildlife protection--all desperately needed with the rapid residential & commercial development in the area--before the available land is gone!	Northcliffe Golf Course, 5301 Country Club Blvd, Schertz, Texas 78108, United States	29.625	-98.228	0	0	0	0
3	This empty space could have a kids playground, splash pad, benches etc	13218 Hallie Glade, Schertz, Texas 78154, United States	29.498	-98.226	0	0	0	0
4	Pool with slide,volleyball court,movie in park,tennis court.	3 Ashley Park, Schertz, Texas 78154, United States	29.580	-98.275	0	0	0	0
5	Pool,volleyball,movie in park	3 Ashley Park, Schertz, Texas 78154, United States	29.580	-98.275	0	0	0	0
6	Pool,volleyball court	3 Ashley Park, Schertz, Texas 78154, United States	29.580	-98.275	0	0	0	0
7	Would love to see some toddler friendly equipment at this park when developed.	5701 Ty Lindstrom, Schertz, Texas 78108, United States	29.621	-98.217	0	0	0	0
8	Please enforce no cars and parking inside the park perhaps with sinage that is more clear or effective barriers. I was informed the fence was put around the park to protect children from traffic however when people decide to park inside the park you can't let your child run freely as they should for concern of moving vehicles.	Schertz Pool, 1 1988, Schertz, Texas 78154, United States	29.553	-98.278	0	0	0	0

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
9	Good little park. Great shade. Could probably use a little more upkeep. Kids could not stay to play because the play structure was covered in ants and many cobwebs.	11700 Long Leaf Parkway, Schertz, Texas 78154, United States	29.516	-98.248	0	0	0	0
10	More shaded seating - benches and tables	1231 Borgfeld Road, Schertz, Texas 78154, United States	29.567	-98.254	0	0	0	0
11	This is such a nice natural area with big trees. Could this property be acquired for potential walking trails for the city? But leave it as wooded as possible.	1505 Green Valley Road, Schertz, Texas 78154, United States	29.589	-98.264	0	1	1	1
12	I'm a resident of Belmont Park. We keep hearing about the city wanting to use our neighborhood walking trails to connect other citywide trails. I would greatly oppose this idea unless the city commits to contributing money and resources for the upkeep of the trails and other features along these trails (picnic tables, benches, playground equipment, etc.). All of these were funded and are managed through our neighborhood HOA dues. If made accessible as a citywide trail, usage would surely increase. People not living in this neighborhood may not be as motivated to maintain these amenities that we greatly value here and that concerns me.	2600 Cloverbrook Lane, Schertz, Texas 78108, United States	29.613	-98.245	0	0	0	0

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
13	I read that the part of warbler woods that has been sold to Schertz to become a new park will have "open spaces." I am greatly disappointed if that's the case. This region is losing its natural areas SO rapidly, and we desperately need to preserve natural, wooded areas for what little wildlife we are able to protect and to create shaded walking trails. While the city is adding walking trails, many are along roads or under power lines and in the blazing sun. It's far too hot here most of the year to really enjoy such trails.	627 Dean Road, Schertz, Texas 78108, United States	29.609	-98.247	0	0	0	0
14	Is there a way to connect these parks with a trail and to larger Schertz/Cibolo trail system?	12479 Lake View Drive, Cibolo, Texas 78108, United States	29.556	-98.237	0	0	0	0
15	I really don't see anyone using this park	3175 Schertz Parkway, Schertz, Texas 78154, United States	29.577	-98.280	0	0	0	0
16	Work with UC/Selma to connect to parks and trails toward San Antonio trail system.	49 Maske Road, Schertz, Texas 78154, United States	29.563	-98.293	0	0	0	0
17	Work with Cibolo to connect to their Town Creek trail to take folks from Great Northern Trail to Steele HS/ HEB/Downtown Cibolo.	19021 Old Wiederstein Road, Cibolo, Texas 78108, United States	29.608	-98.248	0	0	0	0
18	Trail connection to EVO and HEB?	2505 Pillory Pointe, Schertz, Texas 78108, United States	29.611	-98.248	0	0	0	0
19	Would love the trail along this creek (East Dietz?) to connect up to Ripps Kreisler and down to Elbel and FM 78 in coordination with Cibolo.	3424 Estates Drive, Schertz, Texas 78154, United States	29.587	-98.263	0	1	1	1

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
20	Add library services to the city's North Community Center.	3501 Morning Drive, Schertz, Texas 78108, United States	29.620	-98.224	0	0	0	0
21	Continuation of linear park along the abandoned "Lazar Pkwy" right of way	Ivy Pond, Schertz, Texas 78154, United States	29.486	-98.268	0	0	0	0
22	Linear Park in the "Lazar Pkwy" abandoned right of way near The Reserve @ Schertz and Laura Heights Estates	7117 Sheila Pond, Schertz, Texas 78154, United States	29.490	-98.273	0	0	0	0
23	Need better mosquito control in this park , or fix some of the low areas that cause standing water	608 Bison Lane, Cibolo, Texas 78108, United States	29.581	-98.235	0	0	0	0
24	Replace outdated and unused gazebo with more playground equipment	905 Woodland Oaks Drive, Schertz, Texas 78154, United States	29.577	-98.272	0	1	1	1
25	We love that we have a park near our house but there are some problems with it. Ashley Park absolutely has no shade for the equipment, there is limited equipment for kids to play on, and the mulch around the equipment is old and a breeding place for bugs. When I see pictures of the parks around town, Ashley Park seems to be a forgotten park. :(2568 Cove Trail, Schertz, Texas 78154, United States	29.580	-98.275	0	1	1	1
26	Add lighting along the trail and on the basketball court, soccer field, playground and in the parking lot of the park.	9876 Mulhouse Drive, Schertz, Texas 78154, United States	29.528	-98.238	0	1	1	1
27	Add a fence around the playground	9958 Mulhouse Drive, Schertz, Texas 78154, United States	29.529	-98.238	0	0	0	0

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
28	pool or splash pad	10046 Mulhouse Drive, Schertz, Texas 78154, United States	29.528	-98.237	0	1	1	1
29	Add. better grass in the soccer field area. There are to many little rock's in the hard dirt.	9958 Mulhouse Drive, Schertz, Texas 78154, United States	29.528	-98.238	0	0	0	0
30	A splash pad or a pool would be a nice addition to the park.	10046 Mulhouse Drive, Schertz, Texas 78154, United States	29.529	-98.238	1	1	2	0
31	Covered picnic tables would be a great addition to Cypress Point Park!	5526 Cypress Point, Cibolo, Texas 78108, United States	29.639	-98.203	0	0	0	0

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
32	<p>This a moderate income family community surrounded by schools. Rose Garden, Ray Corbett, Founders, Heritage, Schertz Elementary, Sam Clemens, etc. Most people live here for the schools, because this is the best ISD. There are more than enough places for old people and dog owners to go out into thick country and have a good time away from other people. The rest of us with kids, would love a splash pad or way to stay cool in our remote community. It's hard to entertain kids and stay cool over summer break. They need more reasons to play outside in their own neighborhood. During the summer we can't use the playground, soccer field or basketball court because it's too hot. A large splash pad would be worth all the money we're paying the city and HOA! :D</p> <p>All the kids are going to grow up and add to this community someday. The cranky old people with dogs, who don't like kids, won't be here...</p>	9864 Mulhouse Drive, Schertz, Texas 78154, United States	29.527	-98.238	0	1	1	1
33	Recreation facility that includes a branch library for residents of north Schertz	4913 Wedgewood Drive, Schertz, Texas 78108, United States	29.621	-98.227	0	0	0	0
34	We would love to have a slash pad here being that we are so far out from the rest of town	10009 Mulhouse Drive, Schertz, Texas 78154, United States	29.529	-98.238	0	2	2	2

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
35	Let's create a awesome facility in this area for recreation AND library services! This area of Schertz is sorely in need of easier access to both types of services and they could be co-located in one building.	3501 Morning Drive, Schertz, Texas 78108, United States	29.620	-98.224	0	1	1	1
36	The old golf course should remain green space. We hope the city will work with us as we do our best to work within the confines of it currently being privately owned. Help us preserve our nature!!! It is the responsible thing to do for the environment, native species, and humans!	3417 Sherwin Drive, Schertz, Texas 78108, United States	29.623	-98.231	0	2	2	2
37	This pond is one of the most beautiful parts of our neighborhood. It should be preserved out of respect for the environment, species, and for the humans that live here too.	6112 Covers Cove, Schertz, Texas 78108, United States	29.629	-98.221	0	4	4	4
38	Sand volleyball	9958 Mulhouse Drive, Schertz, Texas 78154, United States	29.528	-98.238	0	0	0	0
39	Just "discovered" this beautiful park in South Schertz. It has a large pond, but could use some access... perhaps a small fishing pier.	3216 Pencil Cholla, Schertz, Texas 78154, United States	29.516	-98.248	0	0	0	0
40	Would love to get a better hoop for the basketball court and a cover for the court with lights. Youth have to wait until the end of the day in the summer (or most of the year) to play, but then there isn't enough daylight. It's hot out there! Maybe a water fountain as well.	9959 Mulhouse Drive, Schertz, Texas 78154, United States	29.528	-98.239	0	0	0	0

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
41	As others have mentioned, I think a large splash pad would do absolute wonders for Pickerell! The pool is nice but a splash pad would be incredible! Also, shade covers over the playgrounds! We love to come to the park but during the summer, we get an hour of play at best until it's too hot.	503 Oak Street, Schertz, Texas 78154, United States	29.553	-98.278	0	0	0	0
42	I would love to see more toddler/new walker activities at this park! We love the library and love to play at the playground, but it doesn't lend itself to the smaller guys!	629 Westchester Drive, Schertz, Texas 78154, United States	29.561	-98.266	0	1	1	1
43	We love this park but don't like how it's almost completely surrounded by busy roads. We'd feel better as parents of a small child, if there was a fence around it or at least on the Woodland Oaks Drive side!	905 Woodland Oaks Drive, Schertz, Texas 78154, United States	29.577	-98.272	0	1	1	1
44	I have never seen the splash pad open. It is always down for maintenance. I thought it was new but it is always closed.	4318 Cherry Tree Drive, Schertz, Texas 78108, United States	29.616	-98.228	0	0	0	0
45	I would love to see this area updated with walking and bicycling trails, like a nature preserve or a park area similar to Landa Park. It is easily accessible to the highway which could make it usable to a greater amount of people in the area.	5713 Fairways Drive, Schertz, Texas 78108, United States	29.625	-98.235	0	5	5	5

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
46	I cannot think of a better use for this piece of land than to make it a community space that can be enjoyed by the surrounding neighborhoods, communities and visitors to Schertz. The vision: Fishing pond, wildlife area, walking trails, biking trails, maybe even equestrian trails, playground, clean restrooms, covered pavillion (for community events), preserving and repurposing the existing buildings (maybe renting space to an ice cream shop/ restaurant/ bar/ bakery for the enjoyment of those visiting the park)... the possibilities are really endless. A portion could also be used as an ag barn or community garden. Liberty Park in Inverness Florida would be a great park to draw inspiration from!	316 Sunset Ridge, Schertz, Texas 78154, United States	29.576	-98.287	0	0	0	0
47	Not only is this former golf course critical habitat for all sorts of native wildlife, it is also critical for flood control. From the pond to the drainage area that funnels water off the streets and land into the creek. This side of Schertz has very little public green space as it is and even though this land is privately owned, it is currently not zoned and should kept that way. Outside owners/ developers took that chance when they purchased it and the City of Schertz must preserve our own city by controlling the zoning. Please don't allow outside entities dictate what happens to our city.	6058 Covers Cove, Schertz, Texas 78108, United States	29.630	-98.222	0	2	2	2

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
48	Please keep this area natural! It is a beautiful area for all ages to enjoy and just meander around the quiet area!	3804 Columbia, Schertz, Texas 78108, United States	29.630	-98.222	0	3	3	3
49	This is home to many kinds of wildlife and provides drainage for this area. Would make great nature trails along with the trail that will be out in along electrical lines.	5705 Pelican Hill, Schertz, Texas 78108, United States	29.627	-98.225	0	1	1	1
50	I'd love to see some public pickleball courts or tennis courts and Ashley Park has great flat space to do that.	3 Ashley Park, Schertz, Texas 78154, United States	29.580	-98.274	0	2	2	2
51	Northcliffe Golf Course should become a trail!	3301 Sherwin Drive, Schertz, Texas 78108, United States	29.621	-98.233	0	5	5	5
52	This space is home to 81 documented bird species. https://ebird.org/hotspot/L25223965	6116 Covers Cove, Schertz, Texas 78108, United States	29.629	-98.221	0	3	3	3
53	This space is home to 146 species of birds documented so far. https://ebird.org/hotspot/L23112494	5021 Whisper Cove, Schertz, Texas 78108, United States	29.623	-98.230	0	5	5	5
54	Green space!! Keep it green please. Schertz is going to be seriously struggling for water and green in a year or two. We need to preserve some of our long established green spaces.	5024 Eagle Valley, Schertz, Texas 78108, United States	29.622	-98.233	0	5	5	5

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
55	This is hole 7 of the old golf course. The "run off" ditch runs between 7-8-2-3. The ditch takes all the water run off from many neighborhoods, and flows all the way to Cibolo Creek. Would cost developers millions of dollars just to reroute enormous amounts of water from area. Then to build on low lying areas would be worthless. Parks, Greenway, walking paths are what Schertz, Cibolo needs.. Not apartments on an old established single family neighborhoods..	5116 Eagle Valley, Schertz, Texas 78108, United States	29.623	-98.235	0	6	6	6
56	Beautiful green space that me and my family love to walk along.	3325 Sherwin Drive, Schertz, Texas 78108, United States	29.621	-98.232	0	5	5	5
57	Add a multi purpose park here. Keep it green.	3421 Mayfair Drive, Schertz, Texas 78108, United States	29.623	-98.228	0	4	4	4
58	Add some senior friendly exercise equipment and expand the walkway to encompass the play area also.	4601 Cherry Tree Drive, Schertz, Texas 78108, United States	29.616	-98.228	0	0	0	0
59	Wishing for a bike trail or sidewalk along 1518 from Schertz Main Street to Highway 35.	1220 Fm 1518, Schertz, Texas 78154, United States	29.556	-98.283	0	0	0	0
60	Can the city please repaint the Bike Lane along Oak Street? It's almost completely gone or invisible	901 Oak Street, Schertz, Texas 78154, United States	29.556	-98.279	0	0	0	0
61	Gutierrez Park is so relaxing and peaceful.	1231 Borgfeld Road, Schertz, Texas 78154, United States	29.567	-98.254	0	0	0	0

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
62	There aren't many places left around our neighborhood that aren't going to be developed. The pond is a beautiful spot for the kids,wildlife, and tranquility. Please leave our little pond alone	6112 Covers Cove, Schertz, Texas 78108, United States	29.629	-98.221	0	3	3	3
63	Add a dog park please!	5703 Devonwood Street, Cibolo, Texas 78108, United States	29.640	-98.206	0	0	0	0
64	Add a pool to this community.	5703 Devonwood Street, Cibolo, Texas 78108, United States	29.640	-98.206	0	1	1	1
65	Keep this area a green space!	5100 Eagle Valley, Schertz, Texas 78108, United States	29.622	-98.234	0	5	5	5
66	Please leave this area a green space. I love the idea of a frisbee course and open space. This is a long time habitat for many animals and birds.	5024 Eagle Valley, Schertz, Texas 78108, United States	29.622	-98.233	0	5	5	5

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
67	Although my property is not directly adjacent to the natural drainage area and pond in this area, maintaining the green space and pond will provide a pleasing view from my backyard as opposed to having to install a privacy fence if further development is approved for the area. The area directly behind my property has a paved path in place from the golf course and is used by people as a walking trail. It would be nice to maintain that trail as it is safe for people and pets since it is away from normal traffic patterns. My request is that the property adjacent to the green space and pond be developed into a park type setting for residents to enjoy. Thank you for the opportunity to provide my input into this process.	3795 Pebble Beach, Schertz, Texas 78108, United States	29.630	-98.224	0	2	2	2
68	I believe it is important to maintain green space where ever possible. Preserving the green space, the natural drainage and the pond in this location provides benefits to the local residents and migratory birds and other animals that benefit from the water source provided by the pond.	6074 Covers Cove, Schertz, Texas 78108, United States	29.630	-98.222	0	1	1	1
69	HUGE improvement from Fall 2022 when this park was a health hazard of dog feces. Though this is a PUBLIC NEIGHBORHOOD'S responsibility to CLEAN UP after their own dogs, the city seems to be assisting with the matter. Thank you!	4601 Cherry Tree Drive, Schertz, Texas 78108, United States	29.615	-98.228	0	0	0	0

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
70	Bastard Cabbage - an invasive non-native weed- has proliferated to the extent that the native wildflowers are almost gone. The Parks and Rec department should make a concerted removal effort.	12043 Crooked Tree Rd Rd, Schertz, Texas 78108, United States	29.548	-98.235	0	0	0	0
71	Keep this pond and all of the old golf course natural. We need this green space!	6112 Covers Cove, Schertz, Texas 78108, United States	29.629	-98.222	0	4	4	4
72	Increase maintenance of the existing ball fields. The Schertz ballpark is great but public can't use without permission. This use to be a good spot but it's in desperate need of repair and updates.	901 Oak Street, Schertz, Texas 78154, United States	29.556	-98.280	0	0	0	0
73	Please leave this pond alone. It is part of the drainage area for our neighborhood, a habitat for many different plants and animals, and a very nice place to walk. A park can be created, leaving the pond alone. Thank you.	5100 Columbia, Schertz, Texas 78108, United States	29.629	-98.221	0	5	5	5
74	Greenspace for the animals. Please don't disturb it. Thank You.	6082 Covers Cove, Schertz, Texas 78108, United States	29.630	-98.221	0	3	3	3
75	Please do NOT destroy our pond. We enjoy the birds turtles and wild life to that area. We the people want it to stay.	6050 Covers Cove, Schertz, Texas 78108, United States	29.631	-98.221	0	2	2	2
76	Please do not destroy, change, eradicate, develop over this pond! This is a much needed natural space, source of drainage, and home to native and traveling birds and other creatures.	6112 Covers Cove, Schertz, Texas 78108, United States	29.629	-98.221	0	5	5	5

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
77	Please keep the pond. It is a beautiful spot we like to take walks thru. The ducks have lived there for years. Please no more concrete or buildings. Lets keep some country life in the country.	6082 Covers Cove, Schertz, Texas 78108, United States	29.630	-98.222	0	4	4	4
78	I love these ponds in the green space. They have never gone dry so, they have to be natural. The frogs, turtles, birds are a wonder to watch. I have also seen deer, opossums, and raccoons. Please save our green space and ponds the animals and our neighborhood needs this space.	5024 Eagle Valley, Schertz, Texas 78108, United States	29.622	-98.233	0	1	1	1
79	Living right off 35 has its limitations on viewing nature up close. This needs to be preserved. So many of us enjoy the space.	6112 Covers Cove, Schertz, Texas 78108, United States	29.629	-98.221	0	5	5	5
80	I would suggest addressing the drainage issues definitely and improving the grass area which is currently all weeds. It might be nice to include native plants around the walking trail or pollinator plants even. It would also be nice to have more shade trees along the path and/or in the open area with picnic tables and benches. An enclosed basketball court might make for a versatile multi-use court with retractable nets for other court sports as well.	9882 Mulhouse Drive, Schertz, Texas 78154, United States	29.528	-98.238	0	0	0	0
81	Would like to see a gaga ball pit built for the Woodland Oaks park. Monkey bars would be a fun addition too.	2705 Cotton King, Schertz, Texas 78154, United States	29.577	-98.272	0	1	1	1

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
82	Like the parks.hoping you can spruce up the parkway. Put compost / dirt on the medium clean out/replace the dead remains of some of the trees but by vehicles maybe make it a city event to do the medium ???	2501 Star Light Lane, Schertz, Texas 78154, United States	29.576	-98.269	0	0	0	0
83	Would like more walking trails around nature/open space areas instead of only parks with equipment.	1222 Borgfeld Road, Schertz, Texas 78154, United States	29.566	-98.255	0	0	0	0
84	Would like to have more benches or seating options.	1231 Borgfeld Road, Schertz, Texas 78154, United States	29.566	-98.254	0	0	0	0
85	This pond area and location should be saved as green space or open space for people to enjoy. We see many people young and old using this natural and beautiful location for recreational purposes.	6078 Covers Cove, Schertz, Texas 78108, United States	29.630	-98.221	0	2	2	2
86	I been living in this neighborhood for 11 years. Me and my kids have enjoyed this area from moment the golf course was shut down. Now that I am a newly grandmother it felt special strolling the baby around this area. Please keep this area green so we can build more memories.	3804 Columbia, Schertz, Texas 78108, United States	29.629	-98.222	0	4	4	4
87	It is such a peaceful view that we enjoy as elders. Seeing families gathering together and seeing the little ones playing with each other. For us it is very soothing and reassuring that there will be a very special place for people to enjoy for years to come.	6066 Covers Cove, Schertz, Texas 78108, United States	29.630	-98.221	0	4	4	4

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
88	Please maintain this pond and surrounding area as green space or open space. This is such a great area for our community to enjoy and it should be preserved. People are using this area on a daily basis to walk their children and pets, to fish and enjoy as families, to play and relax.	6086 Covers Cove, Schertz, Texas 78108, United States	29.630	-98.221	0	4	4	4
89	The Library park desperately needs more shaded areas. The playground equipment gets too hot to use for most of the day during summer months. My kids only last 15 minutes before they are done; Compared to the Stage stop park, which the majority is covered, they can play for hours.	Schertz Texas Playground, Schertz, Texas 78154, United States	29.561	-98.266	0	5	5	5
90	This would be a great park if it had a little bit more to do. A few items that have broken were not replaced and the see saws are hard to use. I LOVE the shade a new swings, an accessible swing would be a cool addition. This is a great spot to add a couple of pickleball courts as well. Or even a disc golf course!	5524 Eckhardt Road, Cibolo, Texas 78132, United States	29.639	-98.203	0	2	2	2
91	Cypress Point Park-speed bumps on Eckhard Rd by the park, better fencing, a splash pad, monkey bars, more benches with shade, and A Free Little Library.	5526 Cypress Point, Cibolo, Texas 78108, United States	29.639	-98.203	0	1	1	1
92	A play ground would come in handy for the unused open field. It's normally not maintained, so a playground, preferably a basketball court would enhanced the beauty within the area.	11631 Chalk Stem, Schertz, Texas 78154, United States	29.520	-98.253	0	0	0	0

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
93	We want this area behind our homes to remain an open/green space. The pond in this location provides a beautiful and perfect spot for people, pets and wildlife to intermingle. Please do all you can to preserve this space for many to enjoy for years to come!	6074 Covers Cove, Schertz, Texas 78108, United States	29.630	-98.221	1	5	6	4
94	Dreaming, a large community center, with gym, courts, indoor pools, 1 for adults 1 for children with water playground.	901 Oak Street, Schertz, Texas 78154, United States	29.556	-98.280	0	0	0	0
95	A forest playground, wooden structure, a sand box for kids. Access to the shallow part of the creek would be nice for kids to explore, sand with river rocks	12126 Crooked Tree Rd Rd, Schertz, Texas 78108, United States	29.549	-98.235	0	1	1	1
96	Possibly* a pool	905 Woodland Oaks Drive, Schertz, Texas 78154, United States	29.577	-98.272	0	0	0	0
97	Possible a pool	905 Woodland Oaks Drive, Schertz, Texas 78154, United States	29.577	-98.272	1	0	1	-1
98	This basketball court is run down and not maintained with a old gazebo that would be nicer with minor repairs to refresh and some outlets and public barbecue pits for outside gatherings	2713 Cotton King, Schertz, Texas 78154, United States	29.577	-98.272	0	2	2	2
99	This would be a great spot for a tennis court. There are no public tennis courts in the area.	2473 Grove Park, Schertz, Texas 78154, United States	29.577	-98.272	0	4	4	4

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
100	Pls add coverings to the playground equipment. The plastic gets to hot during the summer. Most other playgrounds have coverings, so don't be a cheapo city, please.	4601 Cherry Tree Drive, Schertz, Texas 78108, United States	29.615	-98.228	0	1	1	1
101	Expand water park or make a pool. Make some exercise stations	4318 Cherry Tree Drive, Schertz, Texas 78108, United States	29.616	-98.229	0	2	2	2
102	The basketball court should remain as it is used daily. The playground equipment needs to be updated There needs to be lighting as there is nothing there except pavilion on the mo this it gets dark early. Live to see the field turned into a fun such as a pickleball court interactive playground with benches for parents to be able to sit and watch their kids. The walking trail is used a lot so I wouldn't remove it	9958 Mulhouse Drive, Schertz, Texas 78154, United States	29.529	-98.238	1	2	3	1
103	This park doesn't have street lights and is not safe when the sun goes down. In the winter time this means we aren't able to utilize the park after 5-6pm	9958 Mulhouse Drive, Schertz, Texas 78154, United States	29.528	-98.238	0	0	0	0
104	Would love to see a disc golf course in a Schertz park!	5059 Top Ridge Lane, Schertz, Texas 78108, United States	29.633	-98.204	0	1	1	1
105	needs a public restroom.	9958 Mulhouse Drive, Schertz, Texas 78154, United States	29.528	-98.238	0	1	1	1
106	I would recommend adding a tennis court that can serve both Tennis and Pickleball. This would give residence more options besides basketball and field sports.	9882 Mulhouse Drive, Schertz, Texas 78154, United States	29.528	-98.238	0	0	0	0

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
107	The city needs to look at the drainage for this park. During rainstorms the park floods in some areas and the stale water attracts mosquitos.	9958 Mulhouse Drive, Schertz, Texas 78154, United States	29.528	-98.238	0	0	0	0
108	Recommend adding benches around the walkway and around the field to allow member to sit down and enjoy the park.	9882 Mulhouse Drive, Schertz, Texas 78154, United States	29.528	-98.238	0	2	2	2
109	I would recommend they replace the metal open fence to something solid. Children at the park tend to throw rocks at the house next door. Having a higher solid fence would prevent those type of issues.	10046 Mulhouse Drive, Schertz, Texas 78154, United States	29.529	-98.238	0	0	0	0
110	Recommend adding lights to illuminate the Rhine Valley Park sign. You cannot see the sign during the evening and would boost park appeal.	9959 Mulhouse Drive, Schertz, Texas 78154, United States	29.528	-98.239	0	0	0	0
111	The pavillion light is always on. There is no timer or sensor that turns the lights off.	9958 Mulhouse Drive, Schertz, Texas 78154, United States	29.529	-98.238	0	0	0	0
112	Need to fix grass and holes in the park.	9882 Mulhouse Drive, Schertz, Texas 78154, United States	29.528	-98.238	0	1	1	1
113	Need to add lights around the walkway for safety and to allow residence to use the park. Most residence will use the walkway in the evenings during the summer so having light will allow more people to enjoy the park during the hottest times of the year.	9958 Mulhouse Drive, Schertz, Texas 78154, United States	29.528	-98.238	0	1	1	1

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
114	Need to upgrade drainage (storm drain) next to the park. Not sure if this is the responsibility of the HOA or the city. During rain, the water is backed up because there is dirt and the vegetation at the end of the storm drain blocks the water. The concrete storm drain has to be extended to connect with the other storm drain to allow for water to flow correctly.	10046 Mulhouse Drive, Schertz, Texas 78154, United States	29.529	-98.238	0	2	2	2
115	Needs lights around walking trail to allow residence to talk in the evenings or early mornings. Additionally, the parking lot needs lights for safety and security. There have been numerous times late at night cars would park in the parking lot with their lights off. With this city park being in the middle of a neighborhood there needs to be some form of security since the park at night is really dark.	9958 Mulhouse Drive, Schertz, Texas 78154, United States	29.528	-98.238	0	0	0	0
116	It would be nice if heritage oaks had public bathroom access	8522 Greaves Lane, Schertz, Texas 78154, United States	29.513	-98.251	0	0	0	0
117	A park for walking with a fenced in area for dogs would greatly benefit our Kensington Ranch subdivision residents please! Thanks J Stewart	390 Savannah Drive, Schertz, Texas 78154, United States	29.576	-98.289	0	1	1	1

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
118	Bathrooms, lights, and more walking/running/biking trails. We need to encourage healthy outdoor activities all around Schertz and not just in the heart of Schertz, those of us living off 1518 would like more stuff in our area as well. Not all of us in Rhine Valley have little kids a fair amount of us have older kids, adult kids and we ourselves want safe places to be in nature.	9958 Mulhouse Drive, Schertz, Texas 78154, United States	29.528	-98.238	1	3	4	2
119	Would be nice if there was a basketball court or a volleyball court or tennis court.	4835 Park Leaf, Marion, Texas 78124, United States	29.634	-98.198	0	0	0	0
120	Please add a pool here.	5721 Cypress Point, Cibolo, Texas 78108, United States	29.640	-98.204	0	1	1	1
121	Bathrooms, a splash pad, and swings	9958 Mulhouse Drive, Schertz, Texas 78154, United States	29.528	-98.238	3	1	4	-2
122	It would be nice if you added a small splash pad to cypress point park. Especially since the summer heat is brutal and continues to get worse every year.	5526 Cypress Point, Cibolo, Texas 78108, United States	29.638	-98.203	1	1	2	0
123	Please consider a splash pad for rhine valley park. We are far from any places for our children to cool off in the summer time	9958 Mulhouse Drive, Schertz, Texas 78154, United States	29.529	-98.238	3	2	5	-1
124	Beautiful park.this is my go to park thats close by.	12516 Crescent Bend Dr Dr, Schertz, Texas 78108, United States	29.552	-98.236	0	1	1	1

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
125	A water fountain with a dog attachment would be great. It's Texas summer.. it's hot.. The Park (Heritage Oaks 11700 Longleaf pkwy) is inside a sub division. I'm certain the HOA would let you attach to their water lines if need be.	8522 Greaves Lane, Schertz, Texas 78154, United States	29.513	-98.251	0	1	1	1
126		Antarctica	-76.729	-103.360	0	0	0	0
127	WHAT THE SIGMA	2576 Cove Trail, Schertz, Texas 78154, United States	29.579	-98.275	0	0	0	0
128	Add a skatepark, please be better than the one near the ball park	2560 Cove Trail, Schertz, Texas 78154, United States	29.580	-98.274	0	0	0	0
129	Wendy Swan Memorial Park Splash Pad When I moved to Whisper Meadow 3 years ago one of my criteria was to have a neighborhood pool. Found a great house and saw there was a pool at Wendy Swan, unfortunately it never opened. Instead it was closed and replaced with the splash pad. Really wish we had a pool instead, my kiddos have outgrown splash pads, we would use the pool more. Otherwise, we've enjoyed the neighborhood.	4314 Cherry Tree Drive, Schertz, Texas 78108, United States	29.615	-98.228	0	2	2	2
130	Lone Oak Park, I'd like to see some changes to this park for the children in the neighborhood and make a place for them to play sports and possibly have some sort of playground.	100 Valley Oak, Schertz, Texas 78154, United States	29.557	-98.254	0	1	1	1
131	Hike and bike trails along Cibolo Creek across city limits IH10 to IH35 and continue Eastward and Westward	Private Road, San Antonio, Texas 78266, United States	29.600	-98.319	0	0	0	0

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
132	A splash pad would be awesome . A soft park for toddlers would be appreciated for example (woodchase park in Houston) we loved it on our last trip there. & shade of the playscapes this summer heat has those slides burning up	503 Oak Street, Schertz, Texas 78154, United States	29.553	-98.278	1	3	4	2
133	Having a splash pad in Pickrell park would greatly benefit the community. To me this park seems to get neglected a lot but has great potential.	909 Fm 1518, Schertz, Texas 78154, United States	29.553	-98.280	1	1	2	0

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
134	<p>Cibolo Farms could be purchased and reserved as a green space for recreational and educational purposes. This Land contains a pond that is supposedly fed by an aquifer that is unique to this area. Preservation of that aquifer and fishing pond is very important to the diverse wildlife in this area. An aquifer channel running below the property should be preserved and researched. These 40+ acres that are currently for sale are also conveniently located right by the future Dietz trails that are being added. Having those walking trails along side a park / green space area would be a great addition to Schertz. With the recent attempt from a developer to build apartments on this property, the city should be aware of the challenges this property faces. Being surrounded by established neighborhoods, the city obtaining this land makes sense for maintaining the quality of life in the area. Since a portion of this land is in the Accident Potential area for JBSA, preserving that area is a service to the military as well.</p>	<p>3327 E Fm 1518 N, Schertz, Texas 78154, United States</p>	29.575	-98.287	0	7	7	7
135	<p>Where it makes sense, it would be nice to have an amphitheater-type park space for movies and concerts in the park.</p>	<p>703 Oak Street, Schertz, Texas 78154, United States</p>	29.555	-98.279	0	1	1	1

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
136	It would be fun to have an archery range. I don't know if this is an ideal spot (it can be moved around if needed - I'm just going based on logistics[?]). I would love to see more archery opportunities, especially for adults since it seems that there are plenty of archery opportunities for kids and elders.	75 Maske Road, Schertz, Texas 78154, United States	29.566	-98.289	1	0	1	-1
137	Please budget to add on to the so-called skatepark which is so inferior for this city. Visit other skateparks to see how to improve this area for kids. Schertz never got past phase 1. What happened to phase 2?	820 Community Circle, Schertz, Texas 78154, United States	29.568	-98.270	0	2	2	2
138	Would love a splash pad! This park has so much unused area and a lot of potential. The playground is basic, in need of mulch. Would love to see improvements all around for the community to enjoy	534 Ashley Park, Schertz, Texas 78154, United States	29.580	-98.275	1	8	9	7
139	These 43 acres (former equestrian farm) could be made into a beautiful park that would benefit the community and could be accessed by all of the surrounding areas via the trail system.	316 Sunset Ridge, Schertz, Texas 78154, United States	29.576	-98.287	0	4	4	4
140	Would love to see this area expanded. More than just walking paths and skate park phases. Something for all ages preferred.	820 Community Circle, Schertz, Texas 78154, United States	29.568	-98.270	0	0	0	0

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
141	Cypress Point Park - the small fence that runs along the park by Eckhardt Rd needs to be more substantial in length and height. Traffic speeds by on Eckhardt all day long and a vehicle could easily go thru the existing fence and plow into the playground. Also, speed bumps on Cypress Point road in front of the park would be an added benefit to the safety of those enjoying the playground equipment.	5508 Eckhardt Road, Cibolo, Texas 78108, United States	29.639	-98.203	0	2	2	2
142	Needs work on invasive species like bastard cabbage so the native wildflowers can flourish in the spring. An updated bathroom would be nice. No dogs should be allowed in the bird blinds. Professional Photographers should limit props-no balloons, etc.	12691 Schaefer Road, Schertz, Texas 78108, United States	29.548	-98.233	0	2	2	2
143	Heritage oaks park needs a pickleball court!! One that is separate from the basketball court.	11800 Canopy Bend, Schertz, Texas 78154, United States	29.514	-98.251	0	0	0	0
144	A three to four zone dog park. Area for large dogs, area for small dogs, training area and obstacles coarse. Multiple area entry area to keep dogs from getting away. New Braunfels Puppy Playland is a starter model.	Oakwood Lane, Cibolo, Texas 78108, United States	29.641	-98.205	0	4	4	4
145	Crescent Bend park is made more valuable thanks to the Friends Of Crescent Bend who fill bird feeders at the blinds among other things. Thank you! I agree that the emphasis should remain on nature. I hope never to see a swing set or soccer field!	Cibolo Creek Muncpl Authority Road, Cibolo, Texas 78108, United States	29.551	-98.245	0	4	4	4

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
146	As I am the closest leaving I this area if all parks had the same care as we (the neighborhood) do to this area we all pitched in to look the best of them all.	6082 Covers Cove, Schertz, Texas 78108, United States	29.630	-98.221	0	3	3	3
147	Would love to see the Walking Trails continue past 3009 to 1103.	Old Wiederstein Road, Schertz, Texas 78108, United States	29.604	-98.259	0	2	2	2
148	Crescent Bend Nature Park. Wonderful park that has evolved considerably, in the right direction from the opening 12 years ago. The emphasis needs to remain on Nature, not an urban playscape park.	Cibolo Creek Muncpl Authority Road, Cibolo, Texas 78108, United States	29.548	-98.245	0	6	6	6
149	We back up to the Preserved Greenspace/Drainage in the Northcliffe area. We would like to see this space remain Greenspace/Drainage. This space could provide a vital area that remains undeveloped and provide a needed space for wildlife and a buffer to overdevelopment as well as the main purpose of providing proper drainage.	6050 Covers Cove, Schertz, Texas 78108, United States	29.631	-98.221	0	10	10	10
150	This area needs to be saved as a green space. It is a natural drainage for our neighborhood. It is full of wildlife. Any development would disrupt nature.	6074 Covers Cove, Schertz, Texas 78108, United States	29.630	-98.221	0	7	7	7
151	Large community with lots of dogs, need enclosed dog run at our park! Needs massive upgrades to the grass and cracked areas	9958 Mulhouse Drive, Schertz, Texas 78154, United States	29.528	-98.238	4	1	5	-3
152	A trashcan located at the trail head would be a great addition	909 Fm 1518, Schertz, Texas 78154, United States	29.553	-98.282	0	0	0	0

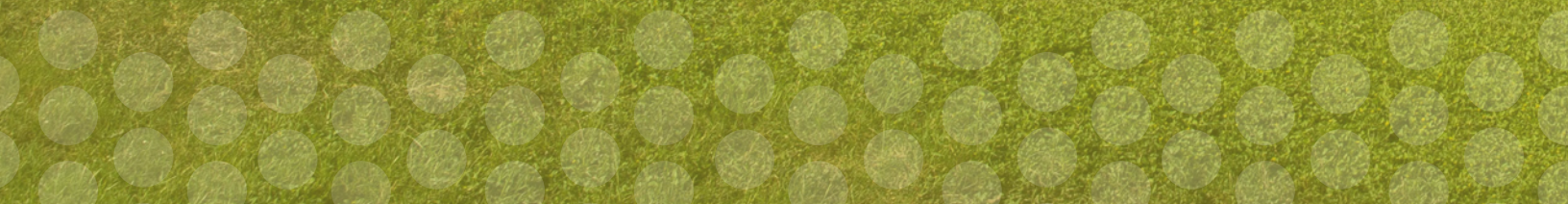
#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
153	Section of fence facing the fire station needs repairing as dogs are able to crawl under it and get out. Lighting and some more grass would be amazing as well. This dog park has a great community and most people who visit really try to take care of the park.	940 Community Circle, Schertz, Texas 78154, United States	29.567	-98.268	0	1	1	1
154	I'm unsure whether the playground here is part of Schertz Parks, but I think it's the best playground for small children since it has all abilities equipment and is newer and up to current safety codes as far as heights/enclosed areas at heights, etc. I have comments about other parks that I wanted to add, and overall I think most of the playgrounds need to be updated with climbing/slides equipment that meets current safety standards especially so that there are safe play areas for children under age 5. Additionally, something I love about Landa Park that would be a reasonable addition to some Schertz playgrounds are the double swings that can accommodate a young child (or adult) on a wide seat and an infant/toddler in a bucket seat on the other side.	431 East Aviation Boulevard, Universal City, Texas 78148, United States	29.550	-98.277	0	2	2	2
155	I really think Schertz is lacking covered pavilions (smaller than the one by the pool). This was a major reason I've chosen to hold celebration events at parks in neighboring cities. I think it would be a good revenue generator for the city to have covered pavilion options at the larger parks that are near playgrounds, possible to add grills, and/or near the pool.	1980 Brooks Avenue, Schertz, Texas 78154, United States	29.554	-98.279	0	2	2	2

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
156	Ashley Park also really needs more mulch.	3 Ashley Park, Schertz, Texas 78154, United States	29.580	-98.275	0	2	2	2
157	I've only been to the new splash pad a couple of times last summer right after it opened, but I was disappointed that the paint had already peeled off the pavement. Also the second time we visited, the water was not working properly. We called maintenance and they did arrive promptly and fixed it. It's great to have a splash pad like this, I just hope it is maintained regularly when running during the summer months.	4601 Cherry Tree Drive, Schertz, Texas 78108, United States	29.615	-98.228	0	2	2	2
158	Schertz park by the library desperately needs more mulch. Spaces under the steps/tunnel on the baby Playscape (train) are almost 2 ft. Safety is compromised if mulch is not kept up at least annually - possibly 2x/yr with these hot summers breaking it down. Also this is the most high traffic park, with high school kids etc, and often has litter and recently a section of the climbing area for older kids became torn... I don't know if/when this park is maintained, but a weekly cleanup and walk through would be much appreciated especially for parents of small children who are most at risk of injury.	Schertz Texas Playground, Schertz, Texas 78154, United States	29.561	-98.266	0	2	2	2
159	Add lighting to basketball court area, it gets dark fast and providing lighting will ensure we feel safe walking around the trail/playing basketball	4318 Cherry Tree Drive, Schertz, Texas 78108, United States	29.616	-98.229	0	3	3	3

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
160	Add more toddler friendly play areas	City of Schertz Northcliff Park, Schertz, Texas 78108, United States	29.615	-98.228	0	1	1	1
161	This area of Schertz feels neglected as we are so distant from most of what the city has to offer. It would be great to add courts of some type, splash pad or public pool. Shade was added to the park, but the playground itself is nothing special for the kids. Extending the fencing further along Ekhart or wrapping it around would be helpful as well since the little ones could easily run off onto a busy road with cars going very fast.	5712 Cypress Point, Cibolo, Texas 78108, United States	29.640	-98.204	1	4	5	3
162	We really need some lighting for the dog park (especially for when it gets dark early in the winter) and it would be great to have some dedicated parking spots during ball season. Another bench or two would be nice as well. Thanks!!	940 Community Circle, Schertz, Texas 78154, United States	29.567	-98.268	0	4	4	4
163	We would love a volleyball pit built at Ashley Park maybe by the back far corner past the basketball court. Just put in the boarder and add the sand. Can either provide a net or people can bring their own.	2560 Cove Trail, Schertz, Texas 78154, United States	29.580	-98.274	0	9	9	9
164	People love coming to this pond and walking the green space around it. Let's make it a park! Ducks and fish in the pond make it great too	6108 Covers Cove, Schertz, Texas 78108, United States	29.629	-98.221	0	8	8	8

#	Your comment	Address	Latitude	Longitude	Downvote	Upvote	Total Votes	Average Score
165	Please maintain this beautiful pond area as a green space, open space, nature trail, recreational area, or park! Our community needs a place where people can relax and enjoy the health-promoting benefits this scenic location provides.	6078 Covers Cove, Schertz, Texas 78108, United States	29.630	-98.222	0	6	6	6





APPENDIX

B

Proposed Concept Plans

PROPOSED PARKS CONCEPT PLANS

Community Circle Park

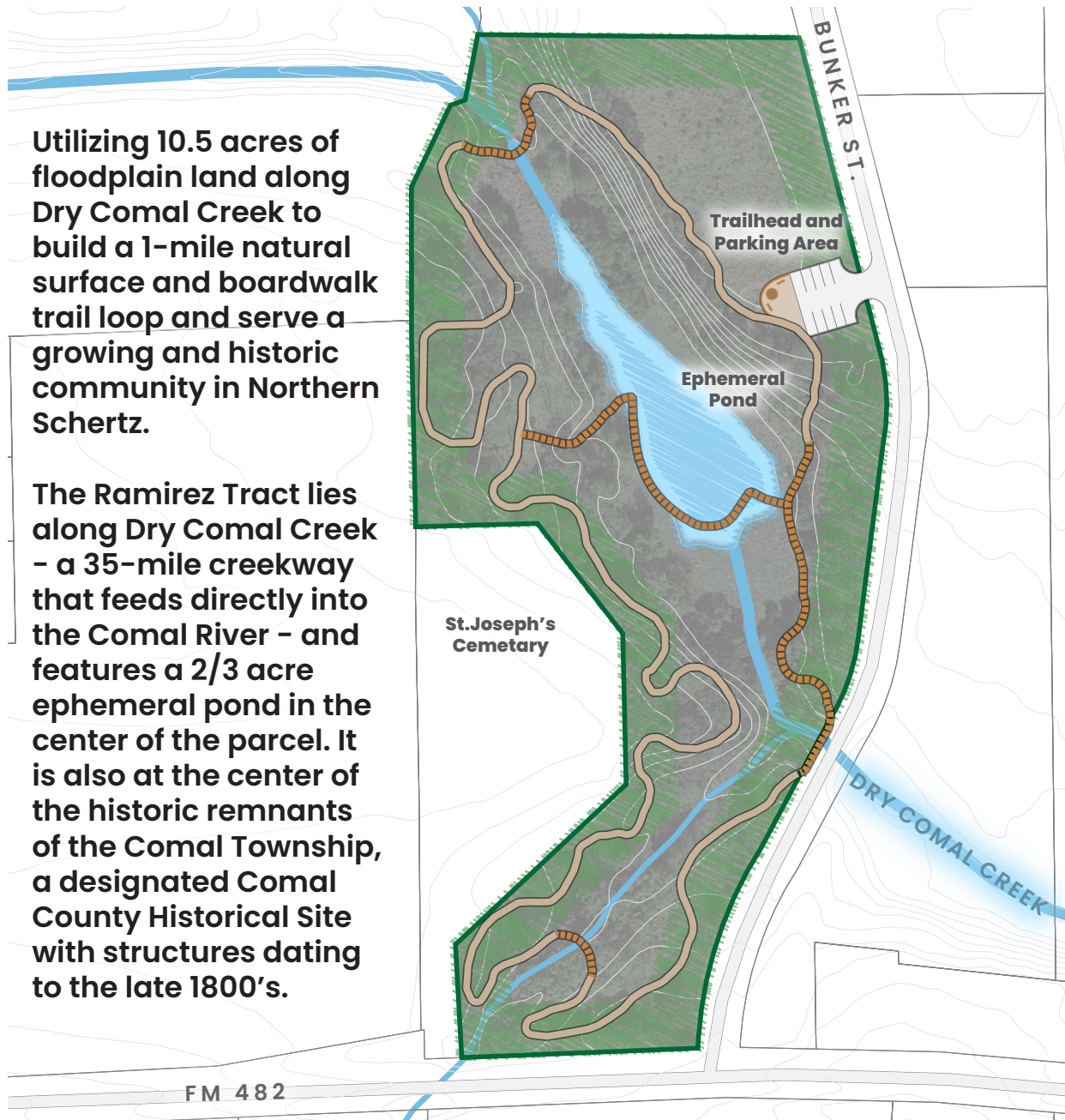




Ramirez Tract - Conceptual Plan

Utilizing 10.5 acres of floodplain land along Dry Comal Creek to build a 1-mile natural surface and boardwalk trail loop and serve a growing and historic community in Northern Schertz.

The Ramirez Tract lies along Dry Comal Creek - a 35-mile creekway that feeds directly into the Comal River - and features a 2/3 acre ephemeral pond in the center of the parcel. It is also at the center of the historic remnants of the Comal Township, a designated Comal County Historical Site with structures dating to the late 1800's.



Key:

- Ramirez Tract
 - Standing Water Level
 - Creekway
 - Roadway
 - Natural Surface Trail
 - Boardwalk Trail
- 250 FEET

Ramirez Tract Great Northern Trail Connection



Unnamed Future Park (Gravtown Valley)



Graytown Valley Municipal Park Overall Conceptual Plan	
Date: 9-4-19 DWG: DWG	
Project:	
Designer:	
Checker:	
Title Block Information:	
Sheet 2 of 2	

Graytown Valley Park, Overall Conceptual Plan



Graytown Valley Municipal Park Phase One Improvements	
Date: 9-5-19 DWG: DWG	
Project:	
Designer:	
Checker:	
Title Block Information:	
Sheet 1 of 2	

Graytown Valley Park, Phase One Improvements

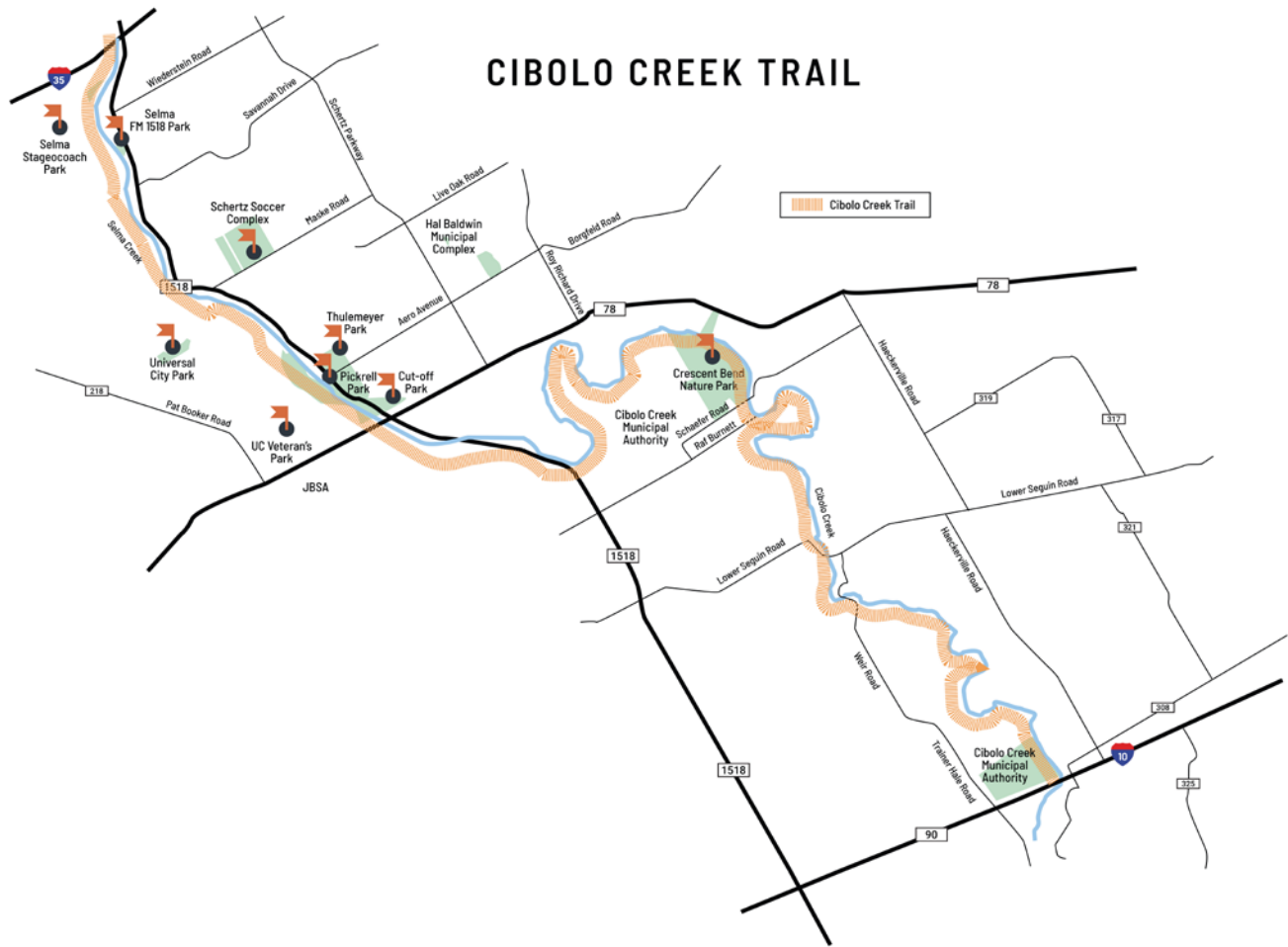
Scale 1" = 50'

Unnamed Future Park (part of Parklands development dedication)



PROPOSED TRAILS CONCEPT PLANS

Cibolo Creek Trail



Dry Comal Creek Trail



East Dietz Creek Trail

EAST DIETZ CREEK TRAIL



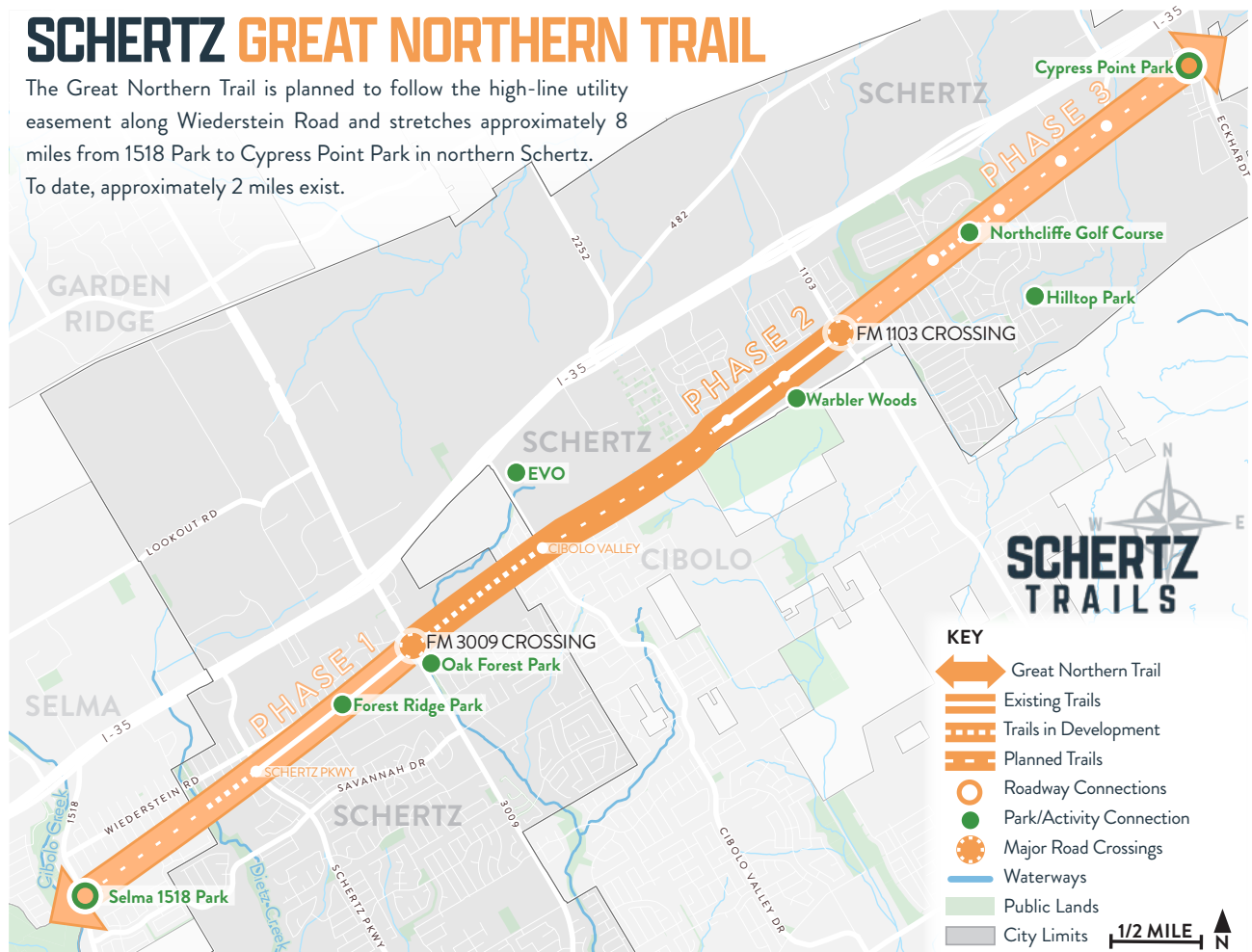
Great Northern Trail



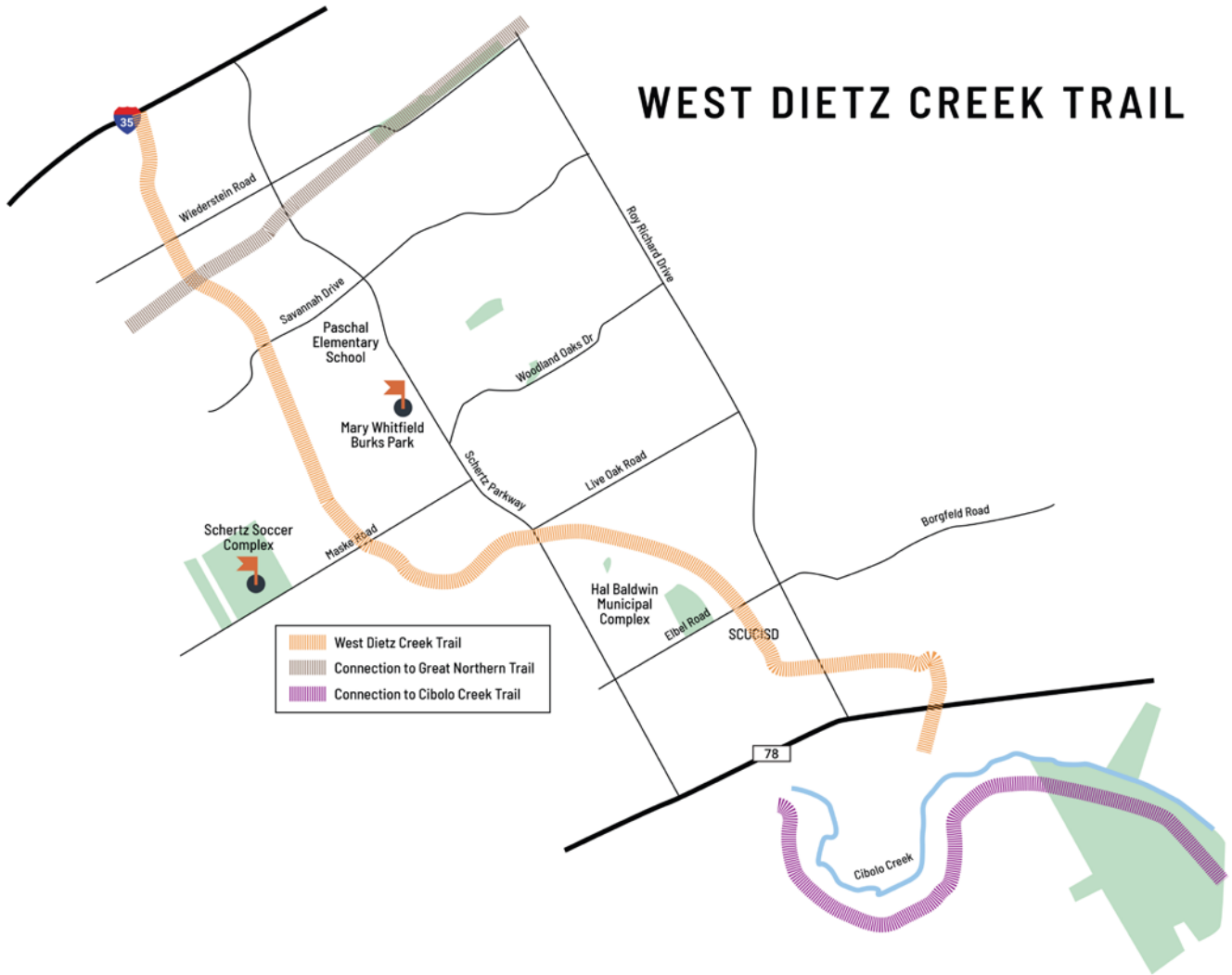
Great Northern Trail

SCHERTZ GREAT NORTHERN TRAIL

The Great Northern Trail is planned to follow the high-line utility easement along Wiederstein Road and stretches approximately 8 miles from 1518 Park to Cypress Point Park in northern Schertz. To date, approximately 2 miles exist.

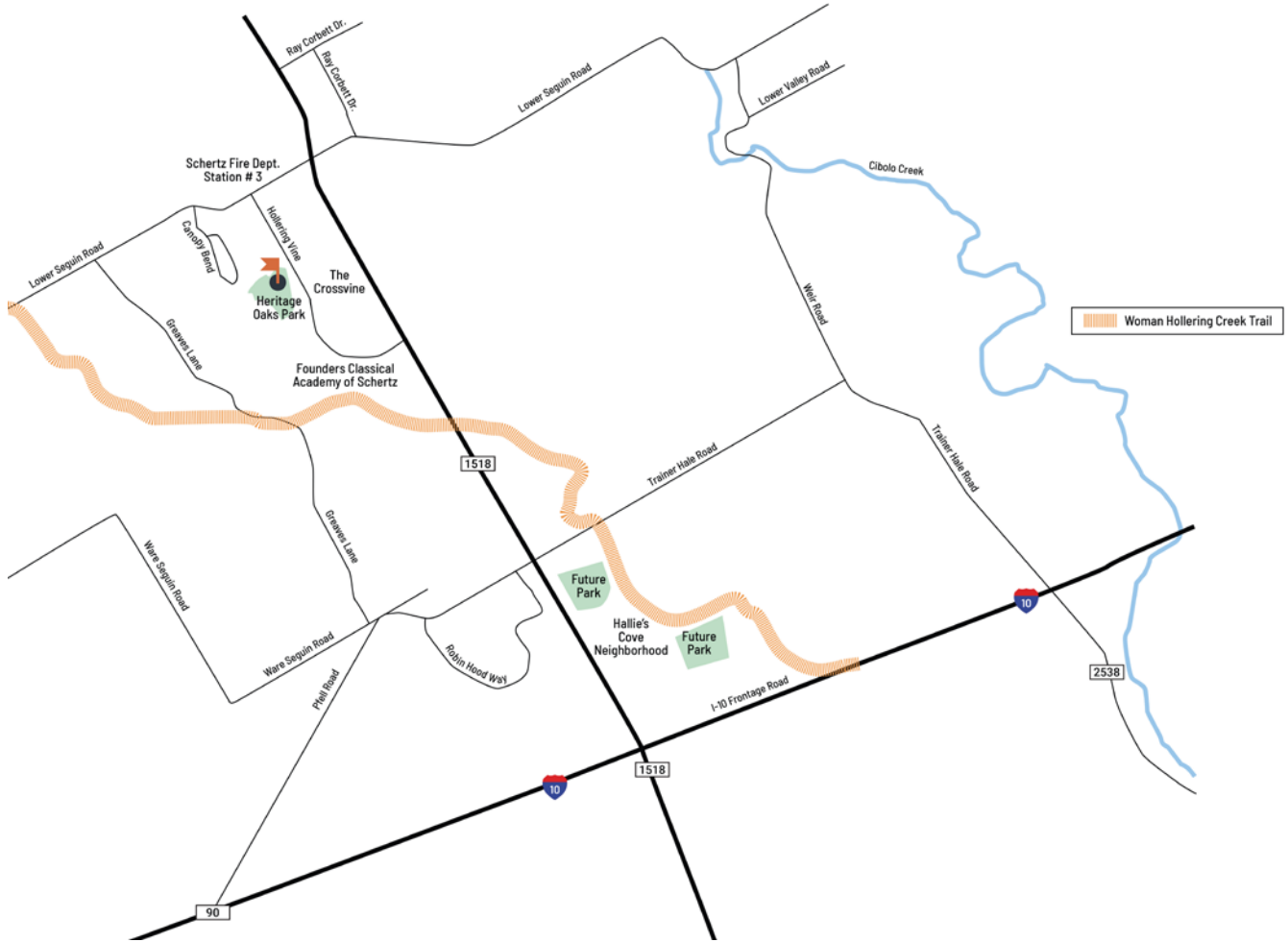


West Dietz Creek Trail



Woman Hollering Creek Trail

WOMAN HOLLERING CREEK TRAIL



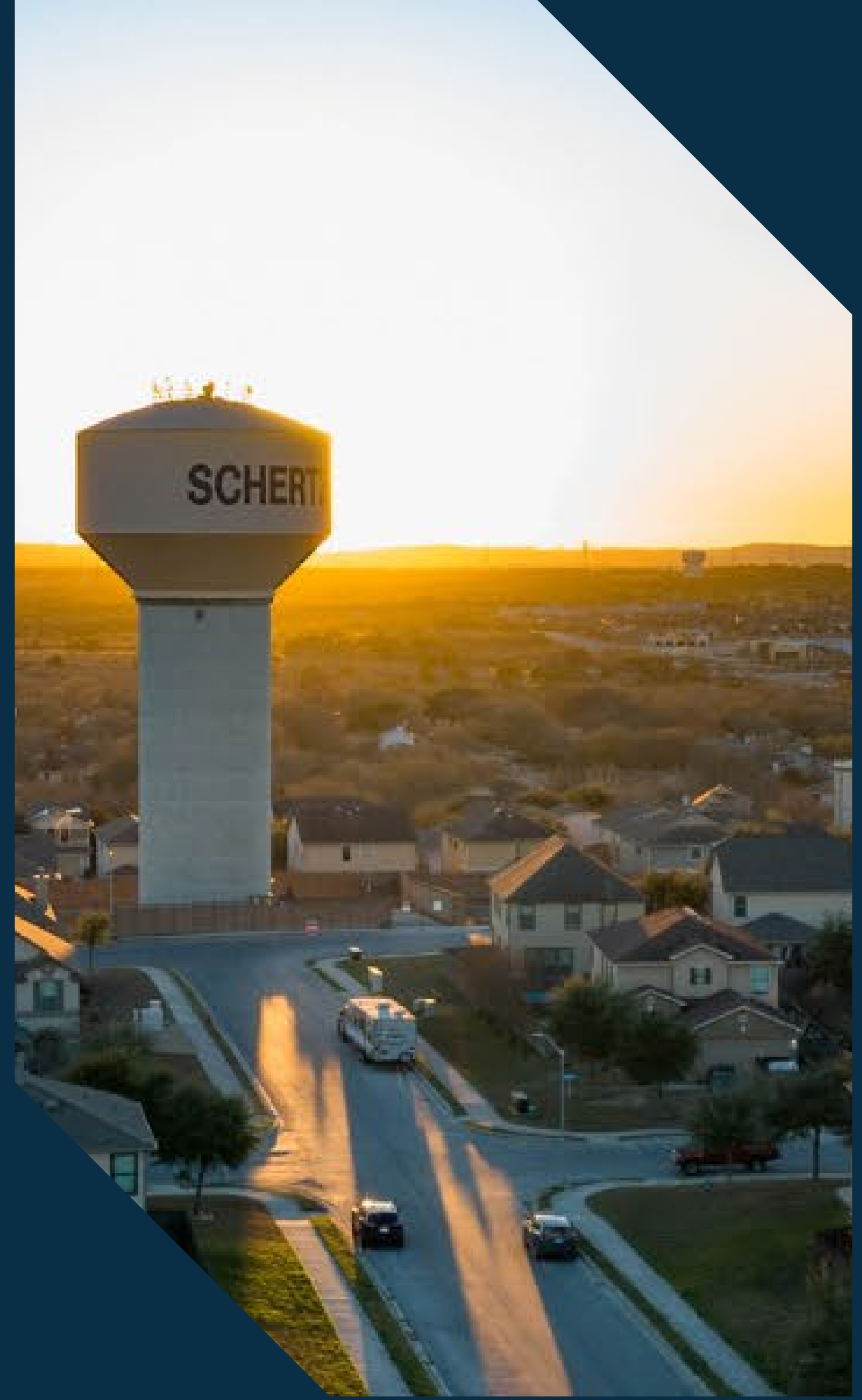


City of Schertz

Parks, Recreation and Open Space Master Plan

November 12, 2024

City Council Meeting



Meeting Agenda

Process Review

Engagement & Feedback

Document Contents

Q&A

City of Schertz PROST Plan

Process Review



What is a PROST Plan?

Parks, Recreation, Open Space, and Trails

WHAT?

- 10-year plan, followed by 5-year updates (per TPWD guidelines)
- Establishes a community vision
- Helps guide City decisions
- Creates an Action Plan

WHO?

- Freese and Nichols w/ City Planning & Parks Dep facilitate the process
- Schertz community identifies issues and vision
- Parks Board acts as sounding board
- City staff work with the community to implement the plan

WHY?

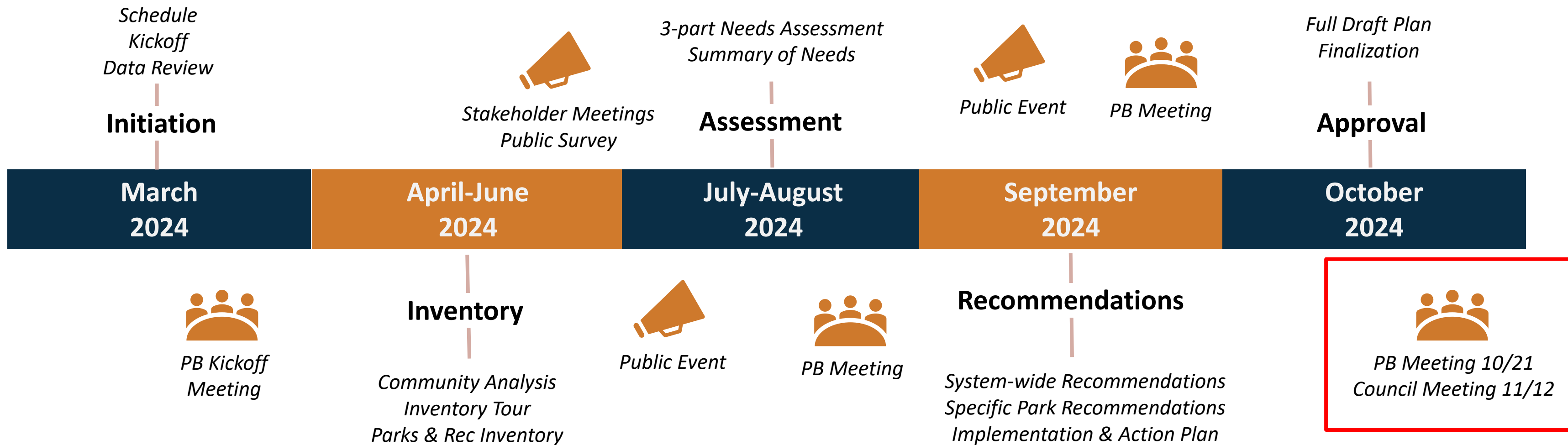
- Builds consensus
- Identifies current and future priorities
- Plans for future population growth
- Provides Parks Dept a road map for planning & budgeting
- TPWD Compliance and Funding

About the Plan

- Implications of **demographic trends and projected population growth** as they relate to parks and recreation.
- **Analyzes current state** of the City's parks and recreation system and **identifies deficiencies and needs**
- Establishes **goals and recommendations** for the next 10 years
- **Prioritizes improvements** to the parks and recreation system
- Aids the City in **seeking funding** opportunities
- This document should be **used as a planning tool** by **City staff, elected and appointed officials, citizens, and the private development community** to understand community desires and move toward long-term community success.
- The Plan is intended to help **coordinate local efforts** for Schertz and to work in conjunction with local counties (Guadalupe, Bexar, Comal), area school districts, local organizations and sports leagues.

Project Timeline

March/April 2024
COMP PLAN ADOPTION



**WE ARE
HERE!**

City of Schertz PROST Plan

Engagement & Feedback



Community Engagement

Engagement Events

- **Comprehensive Plan Feedback**
- **4 Parks Board Meetings**
- **5 Stakeholder Meetings**
- **Public Online Survey**
- **Website and Online Mapping Tool**
- **Tabling at 4th of July Jubilee**
- **Public Open House**



Stakeholder Focus Groups

- **BVYA**
- **SYSA**
- **Schertz Area Senior Center**
- **Friends of Crescent Bend Nature Park**
- **Master Naturalists, Master Gardeners and Trail Advocates**

Priorities:

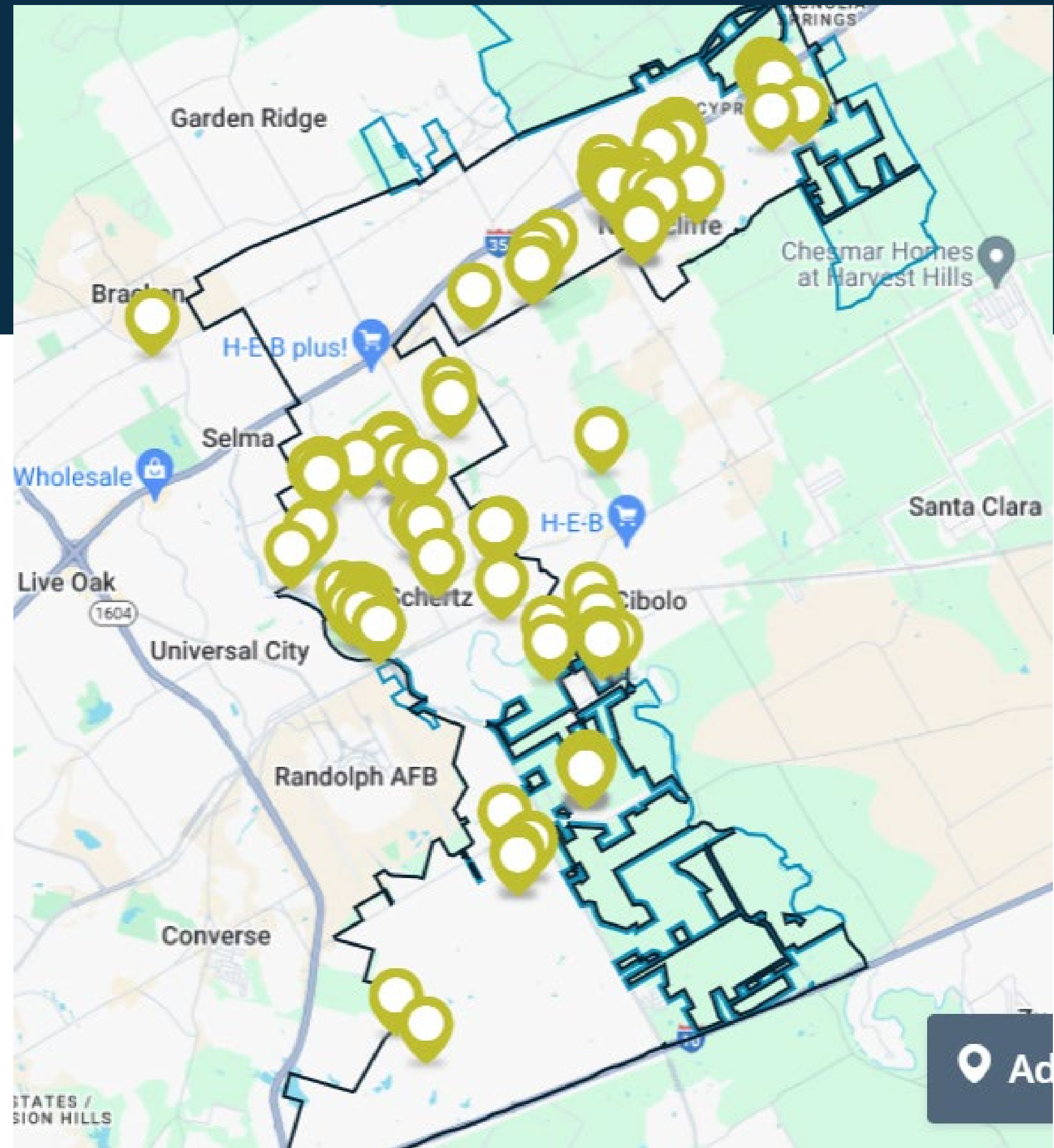
- Balancing needs across a variety of users.
- Enhancing park amenities in ways that are contextually appropriate for each park.
- Preservation of nature and wildlife habitat.
- Connectivity via trails between parks and regionally; more loop trails with trailheads.

Concerns:

- Overcrowding of park spaces.
- Lack of public understanding of natural maintenance practices.
- Maintenance of older facilities,
- Demand for sports leagues outweighs most of the facility capacities.
- Extreme weather events (heat, drought, rain, freeze) and their impacts on park infrastructure and usability.
- Increasing maintenance costs.
- Water quality along natural waterways and the continued impact of local development.

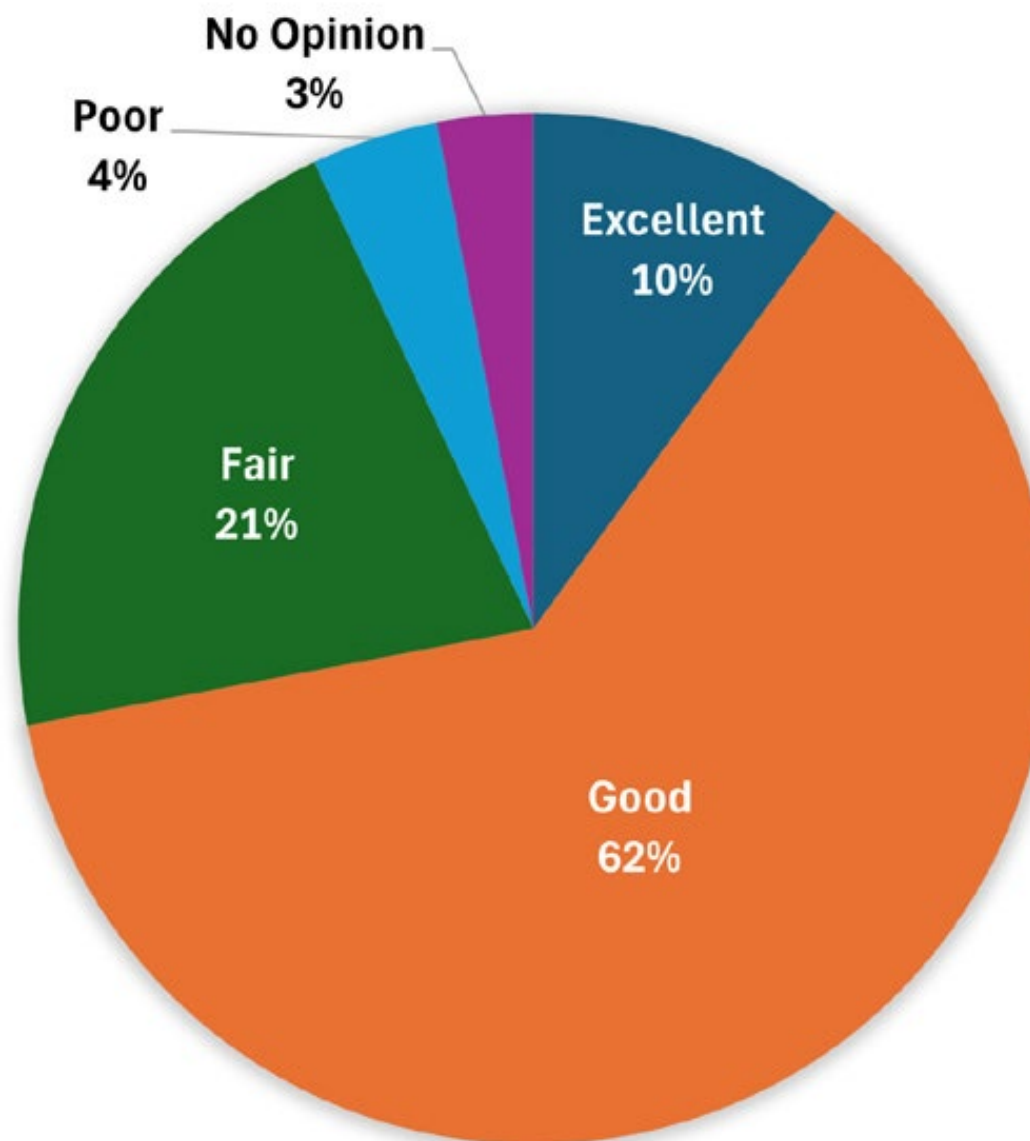
Online Mapping Tool

103 participants, 162 comments

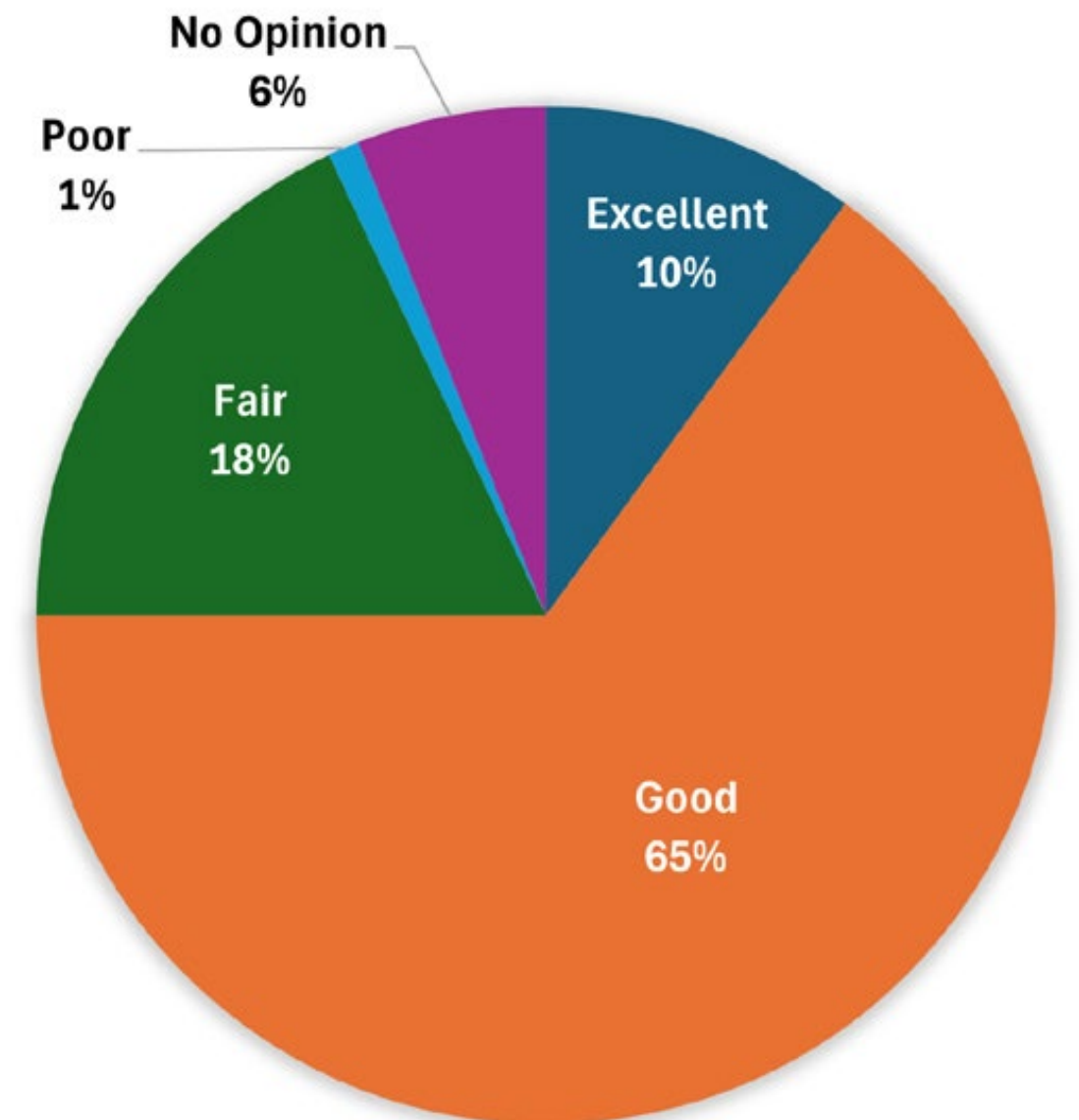


Online Survey

- Open June 24-August 11, 2024
- 4000 Postcards Mailed
- 426 responses (132 or 31% were from postcards)
- 3% of households, 95% confidence

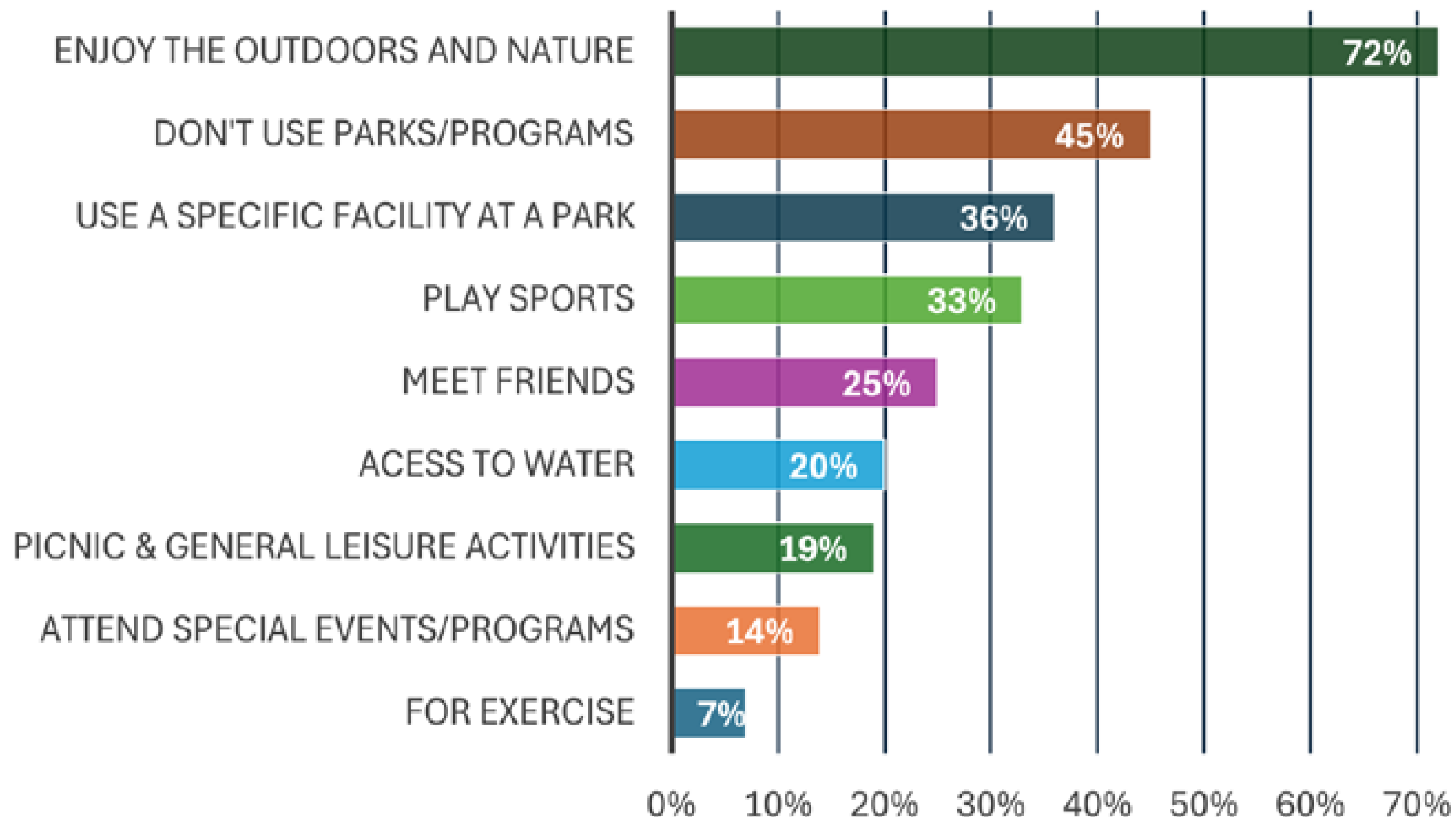


72% Rated the quality of parks excellent or good



75% Rated the physical condition of parks excellent or good

Online Survey

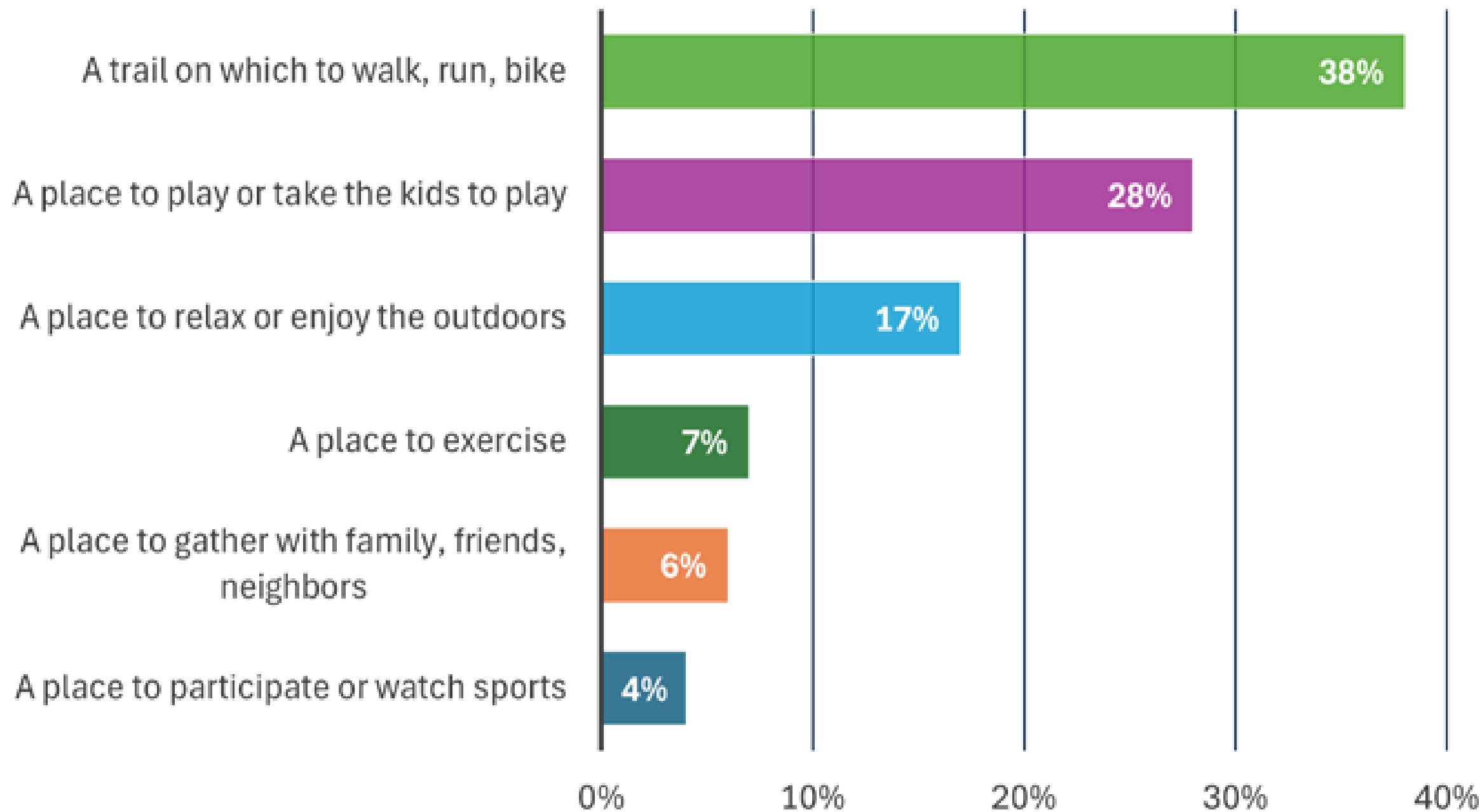


Main Reasons for Parks & Recreation Program Usage

The main reasons respondents do not use parks/programs are:

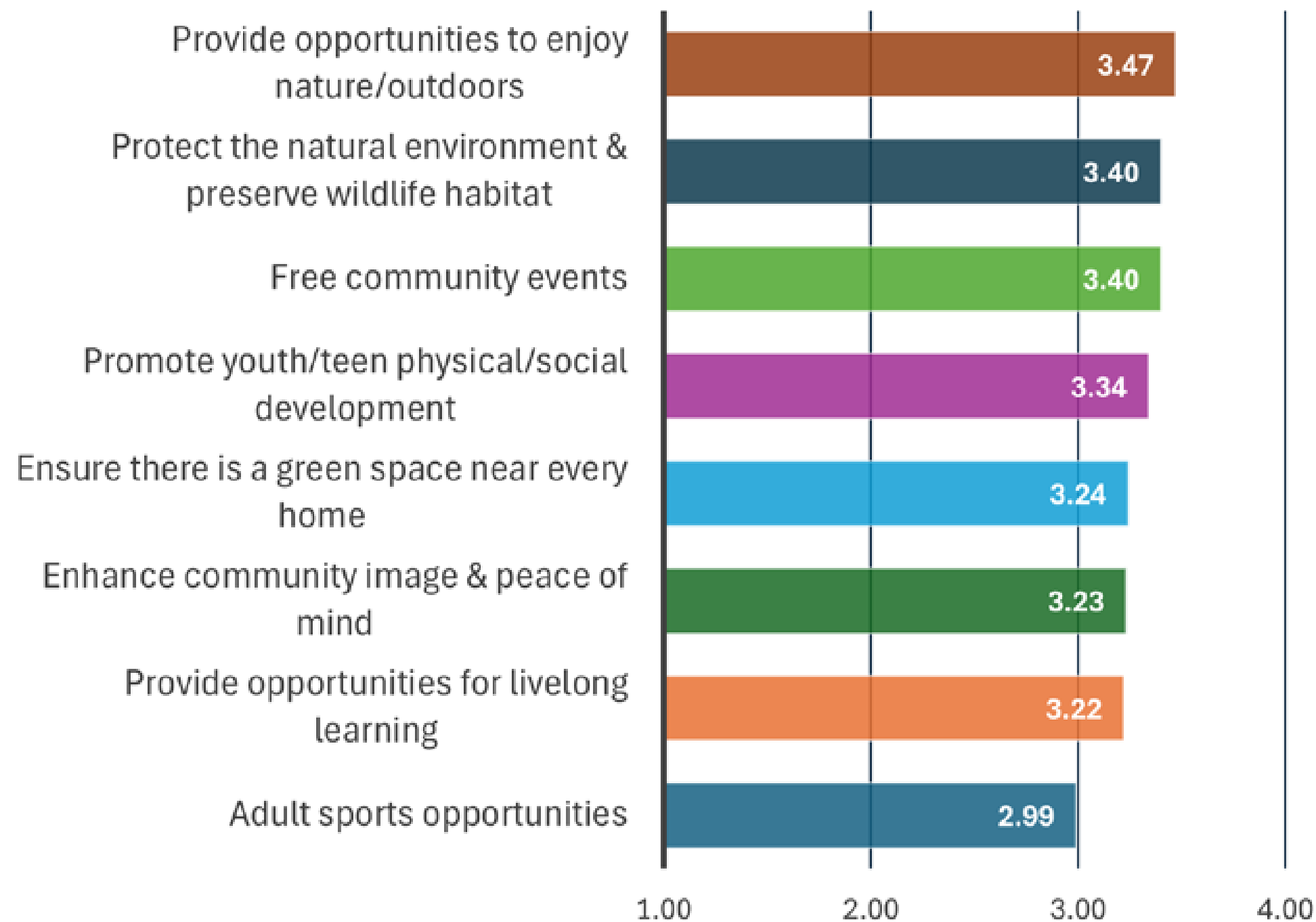
- It's too far (36%)
- Not interested in visiting (16%)
- Physically unable to participate (12%)

Online Survey



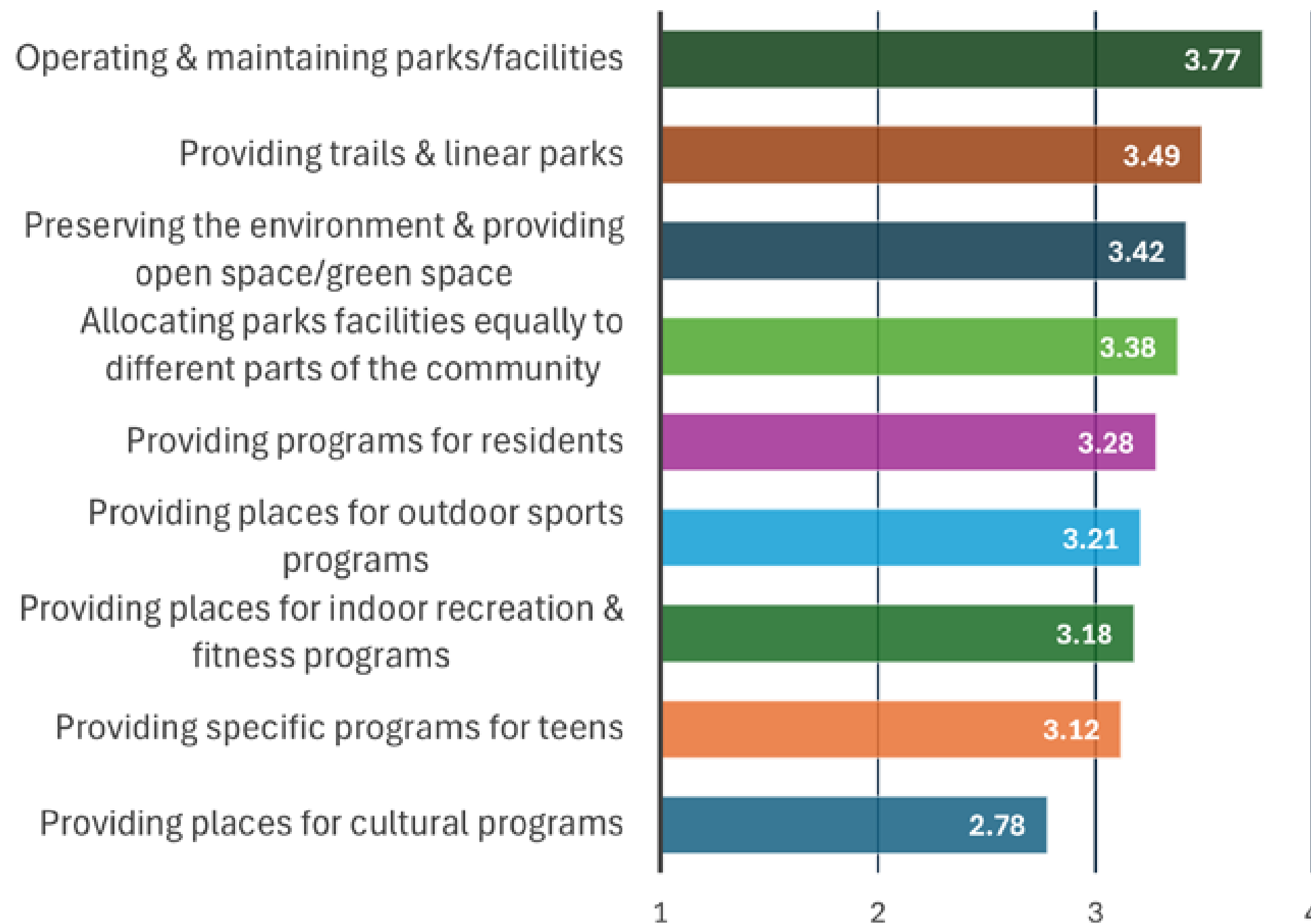
**Most Important
Opportunity to
Have Close to Home**

Online Survey



Most Important Purposes/Benefits of Parks & Recreation in Schertz

Online Survey



Most Important Parks & Recreation Functions Performed by the City of Schertz

Online Survey

The top 10 facility priorities respondents are interested in include:

- Addition of shade to playgrounds
- Trails & trail connections throughout the City
- Nature areas/open space
- Playgrounds
- Benches/seating areas in parks/trails
- Swimming pool
- Adaptive playground equipment (for special needs)
- Covered picnic pavilions
- Splash pad/water spray ground
- Indoor recreation space (gym, fitness, etc.)



City of Schertz PROST Plan

Document Contents



Park Classifications



Gutierrez Garden Park



Wendy Swan Memorial Park



Pickrell Park



Crescent Bend Nature Park



Great Northern Trail



Dry Comal Creek Nature Park



Schertz Skate Park

Pocket Parks

- **Typ. Size:** 0.25-1.0 ac
- **Service Area:** ¼ mile radius
- **Common Features:** Playground, picnic amenities

Neighborhood Parks

- **Typ. Size:** 1-10 ac
- **Service Area:** ¼ - ½ mile radius
- **Common Features:** Playground, sports court, trail, pavilion, multi-use lawn

Community Parks

- **Typ. Size:** 10-100 ac
- **Service Area:** 1 - 3 mile radius
- **Common Features:** Athletic fields, pool, trails, signature open spaces, amphitheater

Regional Parks

- **Typ. Size:** Varies
- **Service Area:** Up to 50-mile radius (varies)
- **Common Features:** nature areas, trails, athletic complex, event spaces

Greenbelts and Linear Parks

- **Typ. Size:** Varies
- **Service Area:** Varies
- **Common Features:** Trails

Open Space/ Nature Park

- **Typ. Size:** Varies
- **Service Area:** Varies
- **Common Features:** Trails, observation points, picnic areas

Special Use Parks

- **Typ. Size:** Varies
- **Service Area:** Varies
- **Common Features:** Pool, skate park, dog park, tennis complex, golf course

Inventory Tables

- Classification and inventory of:
 - Existing City parks
 - Undeveloped parkland
 - Recreation facilities
 - HOA Parks
 - ISD Facilities
 - Recreational Programming, Events, Sports Leagues

Map Label	Park Name	Address	Acreage	Classification	Baseball/Softball Field (#)	Standalone Backstop (#)	Soccer Field (#)	Football Field (#)	Multipurpose Practice Field (#)	Basketball Court (#)	Pickleball Court (#)	Multipurpose Court (basketball, pickleball) (#)	Tennis Court (#)	Concession Stand (Y/N)	Skate Park (#)	Disc Golf Course (#)
City-Owned Parks (Developed)																
1	Gutierrez Garden Park	1231 Borgfeld Rd	2.1	P												
2	Lone Oak Park	100 Round Tree Dr	0.3	P												
3	Mary Whitfield Burks Park	3175 Schertz Parkway	2.0	P												
4	Ashley Park	534 Ashley Park	4.8	N					1			1				
5	Cypress Point Park	5526 Cypress Point	10.5	N												
6	Forest Ridge Park	17529 Wiederstein Road	11.1	N												
7	Unnamed Future Park (Hallie's Cove)*	Hallie Glade	39.7	N												
8	Heritage Oaks Park	11700 Long Leaf Pkwy	13.1	N								1				
9	Unnamed Future Park (Homestead) ⁽³⁾	Homestead Parkway	14.9	N												
10	Rhine Valley Park	9958 Mulhouse Dr	5.0	N					2			1				
11	Wendy Swan Memorial Park	4601 Cherry Tree	2.7	N								1				
12	The Park at Woodland Oaks	905 Woodland Oaks Drive	1.8	N								1				
13	Community Circle Park ^{(2)*}	Community Circle Drive	8.3	C		5			5							

Profiles

1. Cibolo Creek String of Parks
2. Community Circle Park
3. Crescent Bend Nature Park
4. Cypress Point Park
5. Dry Comal Creek Nature Park
6. Heritage Oaks Park
7. Hilltop/Homestead Park
8. Live Oak Hills + Forest Ridge Park
9. North Center
10. Pickrell + Thulemeyer Park
11. Unnamed Graytown Valley Park
12. Unnamed Hallie's Cove Park
13. Unnamed Parklands Park

Crescent Bend Nature Park

Location and Access

Crescent Bend Nature Park (CBNP) is located along the Cibolo Creek and West Schaefer Road. The park attracts visitors from the surrounding region and is accessible by personal automobiles. Eventually the park is expected to be connected to the Cibolo Creek Trail network.

Existing Conditions

CBNP is one of the few parks with a regional draw in the City and offers unique amenities such as birding and campsites (to be used for Scouting groups only) along with walking and biking trails, picnic tables, and educational signage. The park is also a Certified Firefly Habitat and is committed to the protection of fireflies from invasive species, light pollution and habitat degradation. In addition, the park sustains multiple habitats and diverse wildlife. It also hosts events such as educational walks and Star Party.

The Friends of Crescent Bend Nature Park is a volunteer group that works with the City to spearhead conservation efforts and ensure the provision of necessary amenities in the park. The group has been involved in developing strategies and recommendations for the future development of the park.

Opportunities for Improvement

- Undertake initiatives to preserve the biodiversity of the park and restore habitat, such as invasive removal and soil health enhancing maintenance strategies.
- Provide fishing access along the northeast corner of the park. Identify locations for fishing piers.
- Develop a concept plan for constructing an education pavilion in the park.
- Improve pedestrian and bicycle access to the park through a connected trail systems and introduce additional educational programming for kids and young adults.
- Provide additional parking for visitors.
- Provide additional restrooms.
- Provide natural, exploratory children's play areas
- Provide outdoor classroom nodes along the trail network



Map 7. Crescent Bend Nature Park Location

About the Park

Park Location	Park Size	Park Type
12805 Schaefer Road	180.7 Acres	Open Space

Park Features	
Walking and Biking Trails	Parking
Picnic Tables	Benches
Restrooms	Camp Site
Natural Areas, Habitat	Paved Trails
Birding Stations	
Water Access	

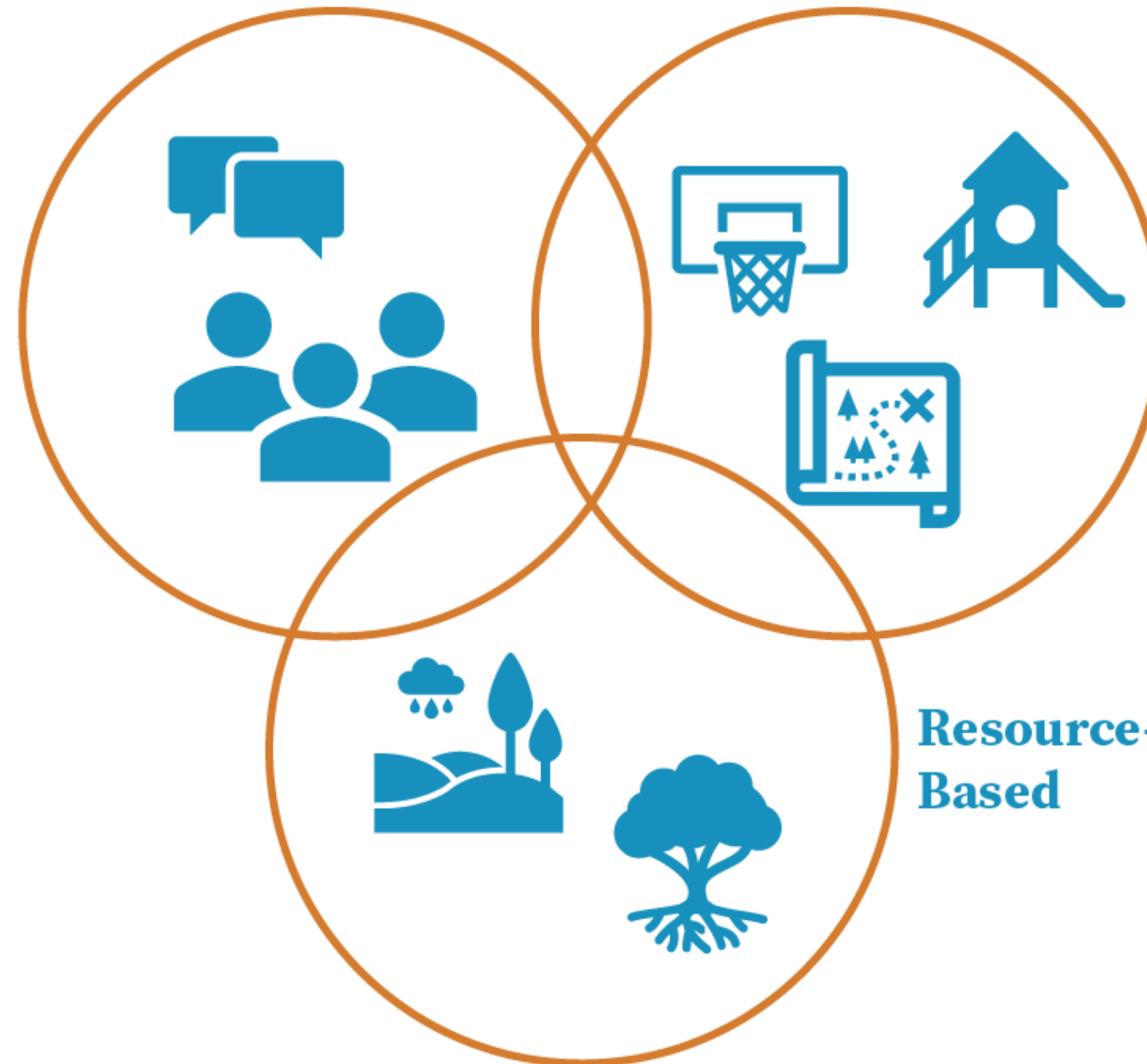


All the above photos show existing conditions in Crescent Bend Nature Park

3-Part Needs Assessment

Analyzes and summarizes public feedback to identify what the community wants and expects from the parks and recreation system.

Demand-Based



Standards-Based

Analyzes parkland acreage, location and amenities in comparison with the location of the current population and future growth areas, based on industry standards.

Resource-Based

Evaluates existing physical, man-made and natural resources to identify opportunities to leverage for public recreation benefit.

Standards Based Assessment

Acreage Level of Service

The acreage level of service defines the quantity of parkland acreage as a ratio to population. The results are expressed as park acreage per 1,000 residents. The analysis examines whether there is sufficient parkland for residents today and in the future.

Park Classification	Existing Level of Service (LOS)		Recommended Level of Service (2024)			Recommended Level of Service (2035)	
	Existing Acreage (2024)	Current LOS (based on 42,545 population*)	Recommended Target LOS (2024-2035)	2024 Recommended Acreage (based on 42,545 pop.*)	Surplus/Deficit Acreage (2024) ***	2035 Recommended Acreage (based on 56,302 pop.*)	Surplus/Deficit Acreage (2035) ***
Close-to-Home Parks (focused on benefit to nearby residents)**							
Pocket Parks (City-owned)	7.4	0.17 Ac/1,000 Residents	0.25 Ac/1,000 Residents	10.6	-3.2	14.1	-6.7
Pocket Parks (City + HOA)	7.9	0.19 Ac/1,000 Residents			-2.7		-6.2
Neighborhood Parks (City-owned)	157.3	3.7 Ac/1,000 Residents	4.0 Ac/1,000 Residents	170.2	-12.9	225.2	-67.9
Neighborhood Parks (City + HOA)	186.7	4.4 Ac/1,000 Residents			16.5		-38.5
Community Parks (City-owned)	71.1	1.7 Ac/1,000 Residents	5.0 Ac/1,000 Residents	212.7	-141.6	281.5	-210.4
Community Parks (City + HOA)	71.1	1.7 Ac/1,000 Residents			-141.6		-210.4
Close-to-Home Parks Subtotal (City-owned)	235.8	5.5 Ac/1,000 Residents	9.25 Ac/1,000 Residents	393.5	-157.7	520.8	-285.0
Close-to-Home Parks Subtotal (City + HOA)	265.7	6.2 Ac/1,000 Residents			-127.8		-255.1
Other Parks Types** (All City-owned)							
Regional Parks	231.6	5.4 Ac/1,000 Residents	4.0 Ac/1,000 Residents	170.2	61.4	225.2	6.4
Linear Parks/Greenways	60.8	1.4 Ac/1,000 Residents	Varies	N/A	N/A	N/A	N/A
Open Space/Nature Park	67.9	1.6 Ac/1,000 Residents	Varies	N/A	N/A	N/A	N/A
Special Purpose Parks	13.4	0.3 Ac/1,000 Residents	Varies	N/A	N/A	N/A	N/A
Other Parks Subtotal	373.7	8.8 Ac/1,000 Residents	Varies	N/A	N/A	N/A	N/A
All Park Types (City-owned)	609.5	14.3 Ac/1,000 Residents	13.25 Ac/1,000 Residents	563.7	45.8	746.0	-136.5
All Park Types (all facilities)	639.4	15.0 Ac/1,000 Residents			75.7		-106.6

Standards Based Assessment

Facility Level of Service

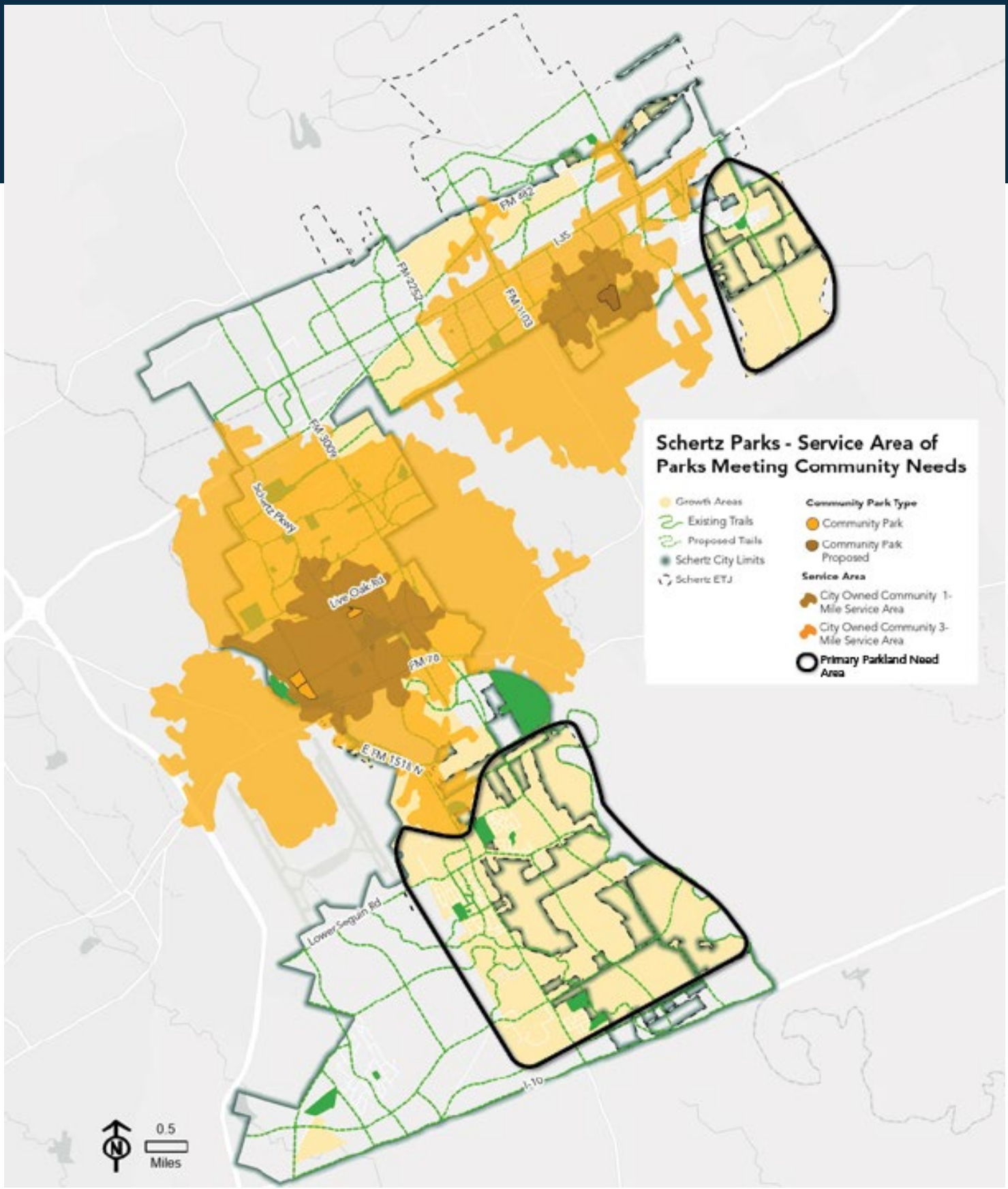
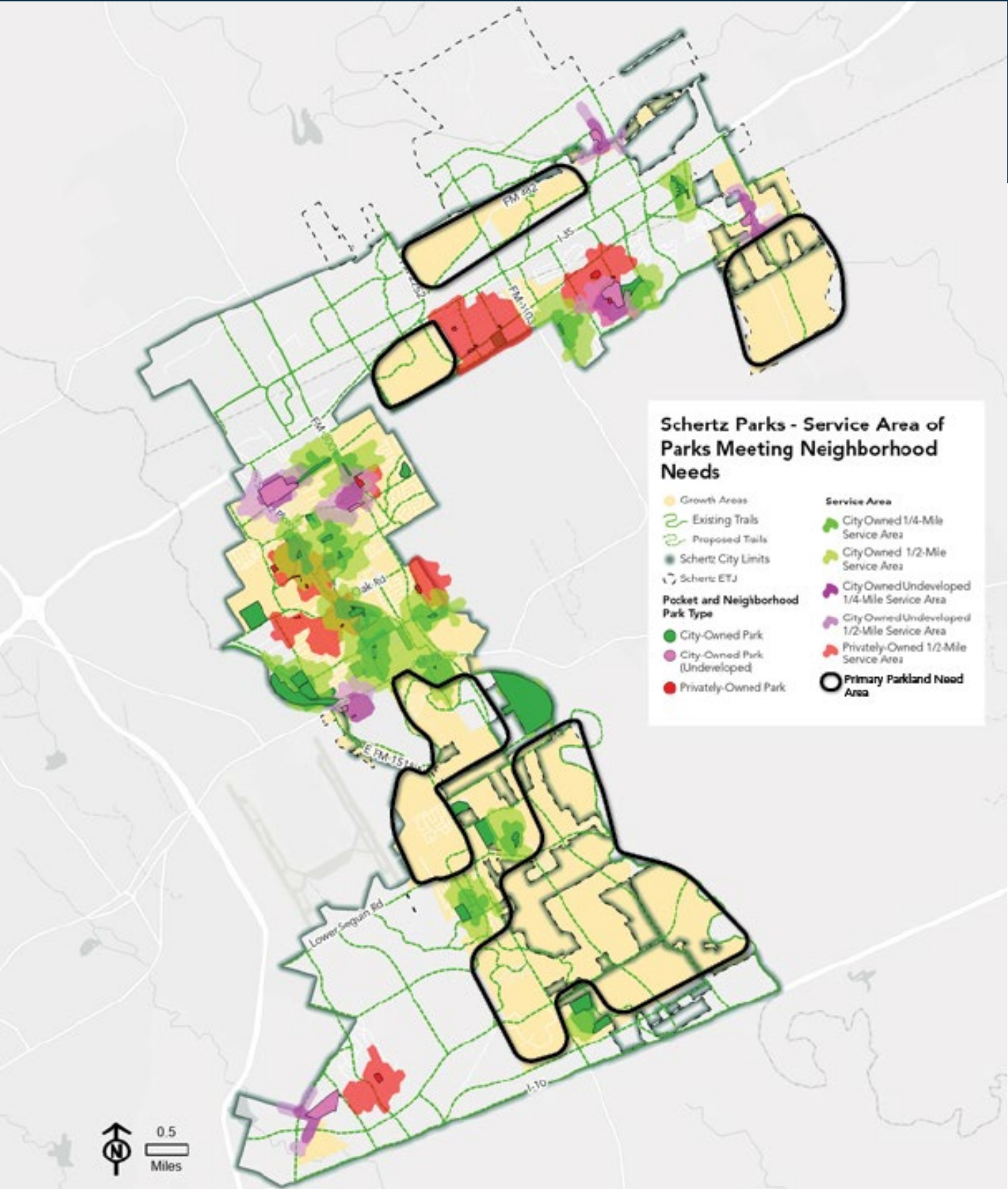
The spatial level of service looks at the location and distribution of different park types to identify underserved areas and where new parks may be needed.

	Facility/Amenity	Current Available^	Current LOS (1 Facility per # Residents)			Target LOS (Per Residents)	2024 Need (based on 42,545 pop.*)	2024 Deficit or Surplus ***	2035 Need (based on 56,302 pop.*)	2035 Deficit or Surplus ***	2024 NRPA Agency Review (some facility categories are not included in the Agency Review)	
											Cities 20,000-49,999	Cities 50,000-99,999
Active	Baseball/Softball Fields	12	3,545			1 per 3,500	13	-1	17	-5	Diamond fields 1 per 3,007	Diamond fields 1 per 3,675
	Backstop	5	8,509			1 per 6,000	8	-3	10	-5		
	Basketball Courts	0	0			1 per 8,000	6	-6	8	-8	1 per 7,501	1 per 8,363
	Pickleball Court	0	0			1 per 8,000	6	-6	8	-8	1 per 7,737	1 per 10,500
	Multipurpose Court (basketball, pickleball)	7	6,078			1 per 8,000	6	1	8	-1	1 per 13,000	1 per 12,972
	Disc Golf	0	0			1 per city	1	-1	1	-1	1 per 29,445	1 per 58,603
	Fitness Equipment Circuit	0	0			1 per 30,000	2	-2	2	-2	1 per 27,262	1 per 35,000
	Skate Park	1	42,545			1 per city	1	0	1	0	1 per 33,167	1 per 60,904
	Multipurpose Field**	8	5,318			1 per 4,000	11	-3	15	-7	Rectangular fields 1 per 3,333	Rectangular fields 1 per 4,070
	Soccer Fields	12	3,545			1 per 3,500	13	-1	17	-5		
	Tennis Courts	0	0			1 per 13,000	4	-4	5	-5	1 per 5,461	1 per 5,865
Volleyball Courts (Outdoor)	0	0			1 per 15,000	3	-3	4	-4	1 per 14,280	1 per 26,612	
Trails (miles)	20	2,127			1 per 2,000	21.3	-1.3	29	-9.0	Median 10 total miles	Median 18.1 total miles	
Passive	Amphitheater/Outdoor Event Space	2	21,273			1 per 15,000	3	-1	4	-2		
	Dog Park	1	42,545			1 per 30,000	2	-1	2	-1	1 per 27,508	1 per 55,135
	Picnic Shelters/Pavilions	10	4,255			1 per 3,000	15	-5	19	-9		
	Picnic Facilities (e.g., public parks with picnic tables)	14	3,039			In all publicly accessed parks	In all publicly accessed parks	-26	In all publicly accessed parks	-26		
	Playscape Units	39	1,091			1 per 1,200	36	3	47	-8	Playground 1 per 3,105	Playground 1 per 3,707
Water	Fishing Piers	1	42,545			1 per 15,000	3	-2	4	-3		
	Outdoor Aquatic Facility	1	42,545			1 per 25,000	2	-1	3	-2	Pool: 1 per 27,081 Water park: 1 per 32,812	Pool: 1 per 46,363 Water park: 1 per 76,780
	Indoor Aquatic Facility	1	42,545			1 per city	1	0	1	0	1 per 31,000	1 per 60,824
	Splash Pad	2	21,273			1 per 6,000	8	-6	10	-8	1 per 30,629	1 per 54,100
Misc.	Recreation Center	1	42,545			1 per 30,000	2	-1	2	-1	1 per 24,486	1 per 39,886
	Other Quality of Life Facilities ^^	6	7,091			Where feasible	Where feasible	Varies	Where feasible	Varies		
	Restrooms/Portable (in parks)	9	4,727			Where feasible	Where feasible	Varies	Where feasible	Varies		

Standards Based Assessment

Spatial Level of Service - Parks

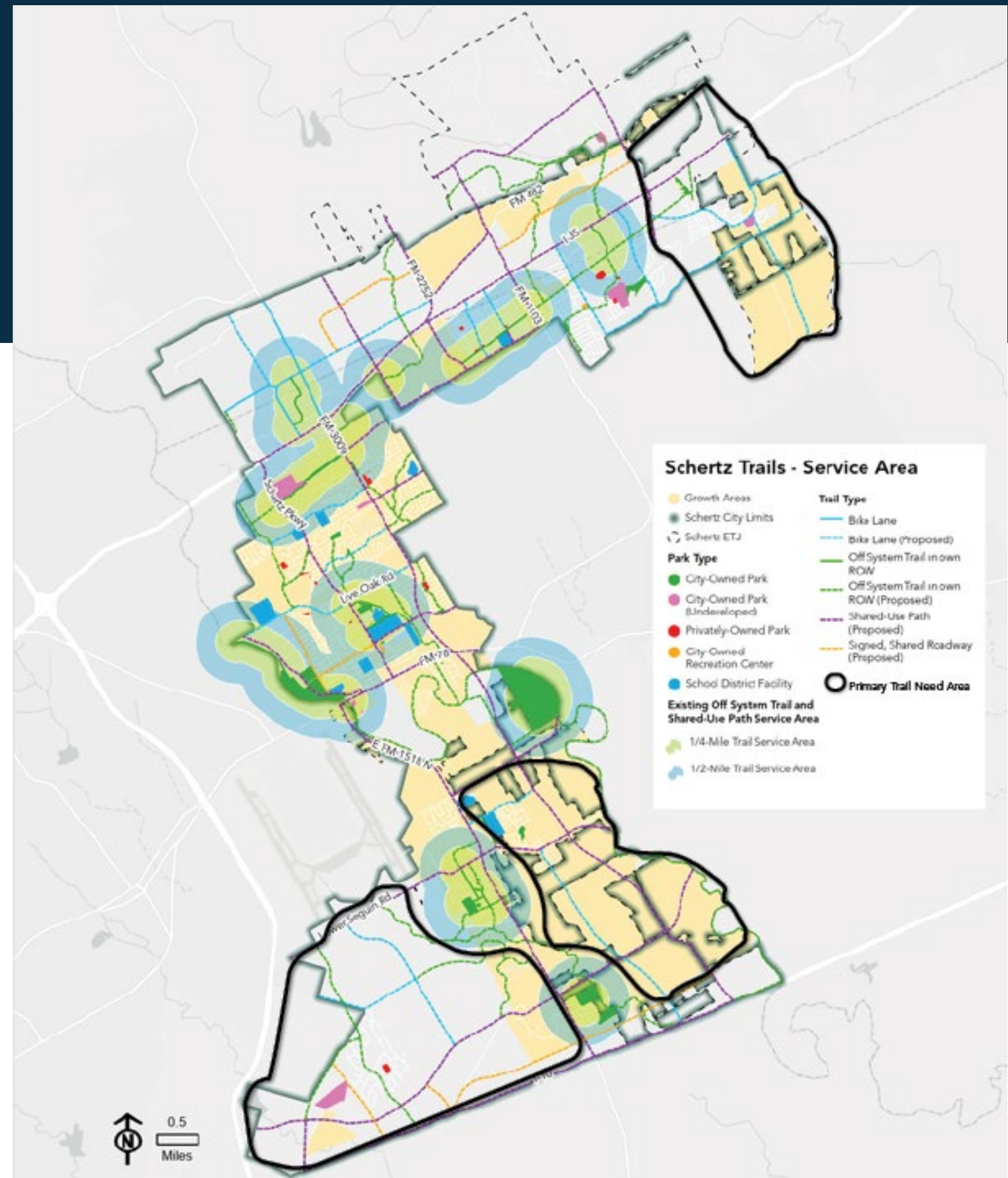
The spatial level of service looks at the location and distribution of different park types to identify underserved areas and where new parks may be needed.



Standards Based Assessment

Spatial Level of Service – Trails

A level of service assessment was created for trails by placing a ¼ mile and ½ mile buffer around existing shared-use paths and off-system trails. Existing bike lanes and shared roadways were not used to calculate buffers, nor were any proposed trails.



Resource Based Assessment

- Creeks and Greenbelts
- Topography
- Utility Corridors



Oak Ridge Park



Hilltop Park



Dry Comal Creek Park

Top Priority Needs

New facilities needed based on community input	New facilities needed based on level of service	Upgraded facilities needed based on existing condition
<ol style="list-style-type: none"> 1. Trails and linear parks 2. Places to relax and enjoy nature 3. Shaded playgrounds 4. Water access, including fishing and kayaking 5. Fitness equipment 6. Sports facilities 7. Splash pads 	<ol style="list-style-type: none"> 1. Shaded picnic facilities, shelters and pavilions 2. Baseball/softball Fields 3. Trails 4. Basketball court 5. Pickleball court 6. Playscapes 7. Splash pads 8. Dog park 	<ol style="list-style-type: none"> 1. Shade, generally 2. Improved pool 3. Upgraded play equipment 4. Enhanced maintenance and beautification 5. Improved accessibility, generally 6. Improved softball/baseball fields
Top cumulative outdoor facility needs		Top cumulative indoor facility needs
<ol style="list-style-type: none"> 1. Trails, especially nature trails 2. Access to nature and natural waterbodies 3. Improved playground equipment/inclusive playgrounds 4. Shaded picnic facilities, shelters and pavilions 5. Splash pads and pools 6. Events pavilion and amphitheatre 7. Baseball/softball fields 8. Sports courts (basketball/pickleball) 9. Community gardens 10. Fitness equipment 		<ol style="list-style-type: none"> 1. Indoor multipurpose gym (basketball/volleyball) 2. Indoor fitness 3. Recreation/community center with programming and services 4. Library services 5. Office/admin space and storage for sports leagues 6. Commercial kitchen spaces

Parks Goals



Goal 1: The City will proactively acquire parkland and open space acreage to provide physical access to all existing and future residents of Schertz.



Goal 2: The City will update existing parks and improve undeveloped parkland to accommodate the changing needs of the communities.



Goal 3: The City will implement system-wide improvements that enhance access, usability, and aesthetics of existing and future parks.



Goal 4: The City will provide recreational facilities and programs that enhance the quality of life and accessibility of services for Schertz residents.



Goal 5: The City will maintain parks in a way that promotes full utilization of park spaces and aligns with community values.



Goal 6: The City will pursue/continue partnerships and seek diverse funding strategies to support the expansion of parks and recreational options.

Action Plan

Rank	Action Items	Initiation Timeframe				Potential Cost Range	
		Short-term (1-2 yrs)	Mid-term (3-7 yrs)	Long-term (8-10+ yrs)	Ongoing		
Goal 1: The City will proactively acquire parkland and open space acreage to provide physical access to all existing and future residents of Schertz.							
1	1.3	Update the Parkland Dedication Ordinance.	◆	◆			-
2	1.1	Proactively pursue the acquisition of additional parkland acreage in the target areas.		◆			-
3	1.2	Proactively pursue the acquisition of additional parkland acreage along Cibolo Creek.		◆			-
4	1.5	Keep parks data and GIS layers updated between Plan updates so there is sufficient and up-to-date information available for subsequent updates.	◆				-
5	1.4	Keep the PROST Plan updated.		◆		◆	-

City of Schertz PROST Plan

Q&A



CITY COUNCIL MEMORANDUM

City Council Meeting: December 17, 2024

Department: Engineering

Subject: Monthly Update - Major Projects In Progress/CIP (B.James/K.Woodlee)

Attachments

December 2024 CIP Update

CITY COUNCIL MEMORANDUM

City Council Meeting: December 17, 2024
Department: City Manager
Subject: Update on Major Projects in Progress

Background

This is the monthly update on large projects that are in progress or in the planning process. This update is being provided so Council will be up to date on the progress of these large projects. If Council desires more information on any project or on projects not on this list, please reach out to staff and that information will be provided.

Facilities Projects:**1. Demolish/Remove Unoccupied City Buildings Project**

Project Description – Demolish unoccupied existing structures

- Project Status: Underway
- Projected Completion: January 31, 2025
- Project Cost: Estimated \$61,000
- Contractor: Hansco

Project Update: Asbestos removal was completed on the E. Live Oak property and are currently waiting on removal of electrical so that demolition can begin. Property at Borgfeld has been demolished and debris removal is ongoing estimated to be completed by 12/13/2024. Demolition has not begun on the property at Lower Seguin.

2. Fleet Building Parking Lot

Project Description – Pave the open grassy area located at 27 Commercial Place

- Project Status: Site Plan Development and Construction Design
- Projected Completion: To be determined
- Consultant: Unintech Consulting Engineers, Inc.
- Contractor: To be determined

Project Update: The Site Plan process is nearing completion. The next step will be submittal of construction plans for permitting.

3. Digital Sign Replacement in Front of City Hall

Project Description- Replacement of the broken electronic marquee sign that sits in front of City Hall

- Project Status: Pending permits filed by Ezzi Signs
- Projected Completion: January 31, 2025
- Project Cost: \$78,000
- Contractor: Ezzi Signs, Inc

Project Update: Permits have been reviewed and issued. Plan to order new LED sign with estimated arrival set for December 27. Contractor estimates installation to start the week of January 13, 2025.

Drainage Projects:

1. FM 78 South Channel Silt Removal

Project Description – Silt removal for the existing FM 78 South Drainage channel to include permitting, easement acquisition and construction.

- Project Status: Easement Acquisition
- Projected Completion: Summer 2025
- Project Cost: Design \$32,100, Drainage Report \$4,600
- Consultant: Unintech Consulting Engineers, Inc.
- Contractor: TBD

Project Update: Design of the project is complete and Unintech is going to refocus efforts to acquire necessary easements for the project. After easements are acquired, the project will be rebid, and construction will proceed.

Water and Wastewater Projects:

1. Woman Hollering Creek Wastewater Interceptor Main and Lift Station

Project Description – Design and construction of a sanitary sewer system to collect and convey wastewater to the future CCMA water reclamation plant off Trainer Hale Road in Southern Schertz. The system will consist of approximately 19,000 linear feet of 30” gravity wastewater line running generally along Woman Hollering Creek from the existing Sedona lift station on FM 1518 to a new lift station on IH 10 and approximately 6,000 feet of force main from the lift station to CCMA plant. It will also include an additional 18” gravity line approximately 1,500 feet in length that will first serve the Hallie’s Cove Subdivision. The system is necessary for the new CCMA plant to begin operation and to allow the existing Woman Hollering Lift Station at Sedona to be taken out of service.

- Project Status: Construction
- Projected Completion: Winter 2025
- Project Cost: Engineering/Design \$1,187,594, Land purchases, ROW, legal and advertising \$700,810, Construction \$11,100,000, totaling \$12,988,404
- Design Engineer: Cobb Fendley & Associates, Inc.
- Owner’s Representative: AGCM, Inc.
- Contractor: Thalle Construction Co, Inc.

Project Update: The project is nearing completion. During testing of the lift station in October, it was identified that electrical equipment needs to be elevated further than installed due to the location within the area of special flood hazard (100-year floodplain). Staff is still working with the design professionals and contractors to get this accomplished. Once the adjustments are made, further testing will take place and if successful, the contractor will move to transfer flow of actual wastewater from the Sedona lift station to the Woman Hollering Lift Station. Staff and the contractor will work closely with CCMA as this will also mark the startup of the CCMA South Water Reclamation Plant.

2. Riata Lift Station Relocation (Design Phase)

Project Description – Relocation of the Riata Lift Station ahead of TxDOT’s IH 35 NEX project to remove it from conflict with the proposed highway improvements. The design phase included identification of a new site for the lift station, design of new lift station and design of the abandonment of the existing lift

station. Property and easement acquisitions were required. The new lift station is needed to maintain sewer services.

- Project Status: Begin Construction 4th Quarter of 2024.
- Projected Completion: Summer 2026
- Project Cost: Design & Acquisition of easements and existing lift station \$478,000; Construction: \$2,545,375
- Consultant: Utility Engineering Group, PLLC
- Contractor: Keystone Construction
- Project Update: Keystone has begun construction of the lift station. Material submittals are continuing to be reviewed by UEG and city staff. Long lead items like electrical equipment are being reviewed, approved, and ordered as soon as possible to avoid and/or minimize project delays.



3. FM 1518 Utility Relocations

Project Description – Relocation of water and sewer utilities to avoid conflicts as part of the TxDOT FM 1518 Improvement Project.

- Project Status: Construction
- Projected Completion: The City’s utility relocation portion of the project is expected to be completed in the summer of 2025.
- Project Cost: Design NTE \$980,000, Construction Joint Bid \$8,986,837/Aztec 16” Line \$884,270
- Consultant: Halff Associates
- Contractor: SER Construction Partners (TxDOT’s General Contractor)/Qro Mex Construction (Aztec 16” Line)

Project Update: SER continues the installation of water and sewer as part of the joint bid work. They are installing water near the intersection of Lisa Meadows and continuing their efforts north toward FM 78. CC Carlton and Capital Excavation are working to complete water line installations from the Founders School to the south limits of Crossvine. Once this is installed, SER can complete the abandonment of the old 12” water line along this section of FM 1518. Qro Mex has been working to complete the bore under the creek and Aztec Lane. They are also working on the section of line near the tie-in point along FM 78. Barring any further delays with the creek crossing, Qro Mex should be substantially complete by early

January 2025. This will allow SER to complete all their work for the City relocations up to the FM 1518/FM 78 intersection.

4. Corbett Ground Storage Tank

Project Description – Construction of a new 3-million-gallon Ground Storage Tank (GST). The GST will be used to fill the existing Corbett Elevated Storage Tank and provide additional water storage capacity. This new GST will receive water directly from the Schertz Seguin Local Government Corporation.

- Project Status: Construction Phase
- Projected Completion: Fall 2025
- Project Cost: Design \$466,265, Construction \$7,360,054
- Consultant: Unintech Consulting Engineers
- Contractor: Pesado Construction Co.

Project Update: Pesado is working on electrical conduit installation and had to reroute a section due to the generator pad site. Plans to begin the initial filling of the storage tank have begun but have not been scheduled at this time.

5. Water Loop Lines

Project Description – Install 12” water main lines to provide a looped distribution system from Ware Seguin to Lower Seguin and Pfeil Road to N Graytown Road.

- Project Status: Design
- Projected Completion: Spring 2026
- Project Cost: Design NTE \$200,000, Construction Estimate \$4,400,000

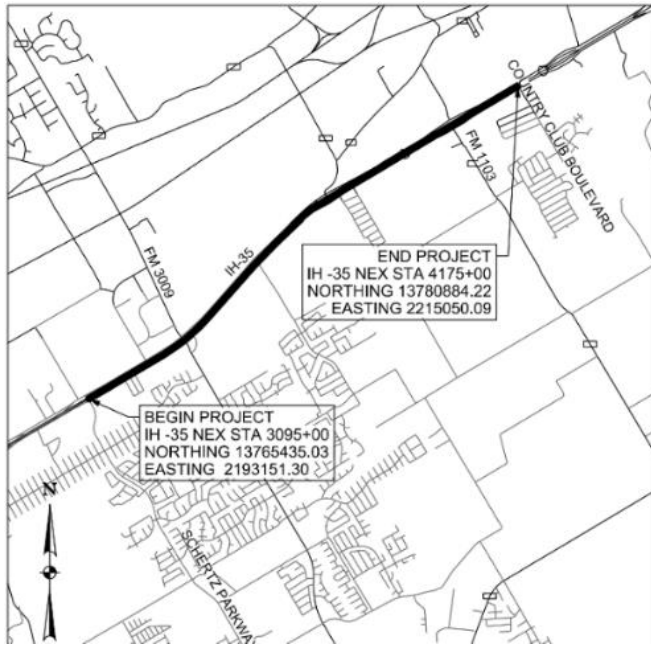
Project Update: Unintech is completing the metes and bounds for easements and will begin making offers to landowners. Once all easements have been acquired the project will be bid and proceed into construction.

6. IH 35 NEX-North Utility Relocations

Project Description – Relocation of water and sewer utilities to avoid conflicts as part of the TxDOT IH 35 NEX project.

- Project Status: Design
- Projected Completion: Joint Bid Construction is planned for End of 2026
- Project Cost: Design & Easement Acquisition Services - \$1,250,000
- Consultant: Halff Associates

Project Update: Halff is completing the sewer design of the project. This will be bid separately from the water relocations which will be joint bid with the highway construction efforts. Halff is working to secure the necessary easements for the sewer installation. Once all easements have been acquired the project will be bid and proceed to construction. Staff has also been working with TxDOT and the utility coordinators to complete the relocation agreements that need to be in place for the City to be reimbursed by TxDOT for these relocations associated with an interstate highway project.



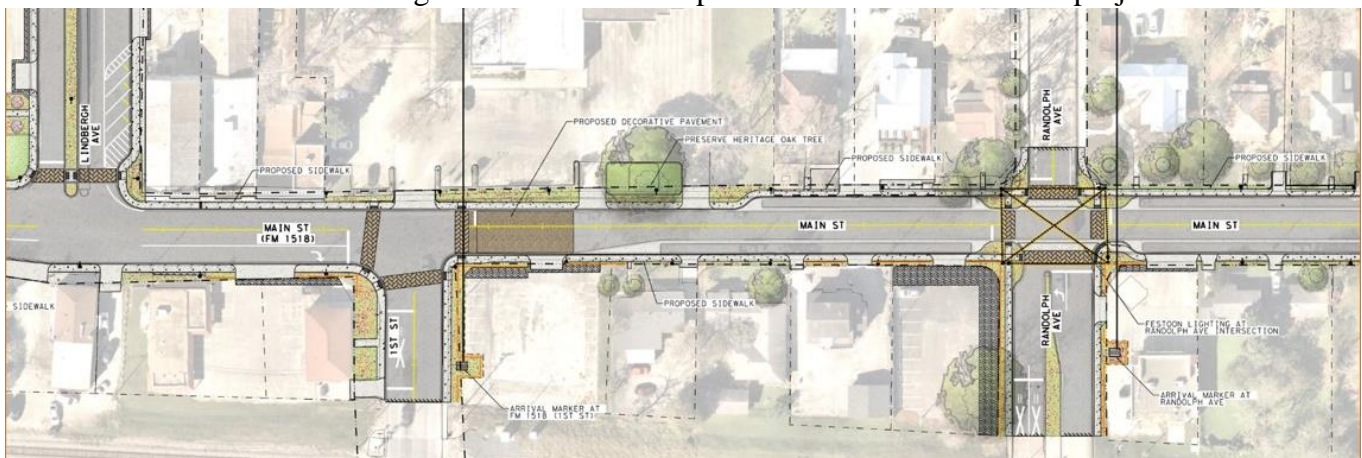
Street Projects:

1. Main Street Improvements Project

Project Description – The project will improve sidewalks, provide street lighting, way-finding signage, landscaping, utility relocations, and architectural elements such as decorative concrete, decorative lighting, screening, and area signage. This project will also replace aging water and sanitary sewer mains and reconstruct the street with a new, stronger pavement section. Additionally, Lindbergh between Main and Exchange will be reconstructed.

- Project Status: Design
- Projected Completion: Fall 2027
- Project Cost: Design NTE \$2,173,905, Construction \$24,600,000
- Consultant: Kimley- Horn Associates

Project Update: GVEC is close to having their relocation plans completed to the level where we can finalize our water and sewer replacement plans. GVEC expects to get their semi-final plans to our consultant mid-January. Once the plans have been received, our consultant will finalize the water and sewer replacement plans and create the electrical easement documents. This will allow us to complete the bid package, advertise for bids for the water and sewer replacement, and begin acquisition of the needed easements. We will also begin our more detailed public outreach effort for the project.



2. Lookout Road Reconstruction

Project Description – The project involves reconstruction of Lookout Road from Schertz Parkway to Doerr Lane. A traffic signal at the Lookout Road/Schertz Parkway intersection will also be installed. The project also includes the replacement and upsizing the existing sanitary sewer main in Lookout Road from Doerr Lane to Schertz Parkway.

- Project Status: Design
- Projected Completion: January 2026
- Project Cost: Design \$571,000 (\$20,000 from Selma), Construction estimate \$6,738,092 (\$100,000 from Selma)
- Design Consultant: Halff Associates

Project Update: The consultant is performing the final checks on the right-of-way acquisition documents before delivering them to Staff. Once Staff has these, we will begin acquisition of the needed right-of-way. We are still waiting for construction schedules from the utilities that need to relocate their facilities out of way of the project. Once we have these schedules, we will be able to establish a bidding schedule for the project.

3. Lower Seguin Road Reconstruction

Project Description – The project includes the development of a preliminary design and secure environmental clearance for a 2.9-mile segment of Lower Seguin Road to widen and improve the street to the section identified in the Master Thoroughfare Plan. The results of this project will be used to acquire needed right-of-way; develop final construction plans; and secure federal funding to assist with construction costs.

- Project Status: Design
- Projected Completion: January 2027
- Project Cost: Preliminary Design \$985,000
- Consultant: Halff & Associates

Project Update: Staff and our consultant have met with Randolph Base personnel to brief them on the project and the next steps forward. The meeting was a very productive one and we were able to identify some Randolph staff members who will be able to help keep the project moving forward. Our consultant is providing Randolph staff with some documentation they need to start their internal approval process for supporting the project. Our consultant is finishing up their Task Order proposal for the final project design and Staff expects to have it before Council for approval in January 2025.

4. 2024 SPAM Resurfacing and Rehabilitation

Project Description – The project includes the performance of prep work (base repairs, crack sealing, level up, etc.) and application of a slurry seal to the surface of various streets in the City. Work on other streets includes removal of existing asphalt surface; cement stabilization of base material; and application of a new layer of asphalt on street surface for other various City streets. PCI data was used to select the streets in the project.

- Project Status: Design and Construction
- Projected Completion: Summer 2025
- Project Cost: \$3,220,000 (estimated total)
- Design Consultant: Kimley-Horn Associates
- Contractor: R.L. Jones LP (Resurfacing Project)

Project Update: Construction began on the resurfacing project last month in the Northcliffe area. The contractor has made good progress on the prep work in that area and is nearing completion of the base repairs and localized concrete repairs. Prep work began in the Kensington Ranch and Savannah Bluff areas this month. The contractor expects to be completed with the prep work in these two areas in mid-

January. The contractor will not be doing any work on the project from December 23rd to January 3rd to allow residents to celebrate the holidays without construction activity.



5. Buffalo Valley South Resurfacing and Rehabilitation and Utility Replacements

Project Description – Water and sanitary sewer main replacements and street rehabilitation of Buffalo Valley South, specifically Mill Street, 1st St, 2nd St, Bowman St, Lee St, Church St, Zuehl St, and Wuest. PCI data was used to select the streets in the project. Project will be funded with a combination of SPAM funding (for the street rehabilitation) and ARP funding for the utility replacement.

- Project Status: Design/Bidding
- Projected Completion: Design Summer 2024; Construction Fall 2025
- Project Cost: \$5,300,000 (estimated total)
- Design Consultant: Unintech Consulting Engineering
- Contractor: E-Z Bel Construction, LLC

Project Update: The construction contract has been awarded and Staff expects construction to start in early 2025.



Parks & Recreation Projects:

1. Parks, Recreation, Open Space, and Trails Master Plan (PROST)

Project Description – As a continuation of the Comprehensive Plan, staff and consultants are embarking on a planning process to create a 10-year vision for the parks & recreation system. The process includes inventory and analysis of the current system, public input via stakeholder meetings and social pinpoint feedback site, Parks & Recreation Advisory Board meetings check-ins, and a statistically valid survey.

- Project Status: Completion – awaiting Council Approval
- Projected Completion: December 2024
- Project Cost: \$85,000 (NTE)
- Contractor: Freese & Nichols

Project Update: The final plan version was approved by the Parks & Recreation Advisory Board at their special-called meeting on October 21. The final plan version was approved by the Planning and Zoning Commission on December 4. The final plan will then be presented for approval to City Council at the December 17 meeting.

2. Schertz Soccer Complex Irrigation Water Storage Project

Project Description – Upgrading electrical components, upsizing well pump and piping, and adding storage capacity for irrigation of the Schertz Soccer Complex.

- Project Status: Bidding Phase III
- Projected Completion: Summer 2025
- Project Cost: \$107,036.90
- Consultant: Unintech Engineering
- Contractor: TBD

Project Update: City staff received one bid and needs to reject the bid due to the company not having the right size of equipment to be able to drill a commercial-sized well. City staff is contacting a well-drilling company on a purchasing cooperative to inquire if they can drill a well to the specifications we need. City staff will rebid the project if it is determined that the purchasing cooperative vendor can't do the work.

3. Schertz Soccer Complex Lighting Project

Project Description – Adding lights and accompanying infrastructure to Fields 3-12. Replacing metal halide lighting on Fields 1 and 2 with upgraded LED lighting for energy efficiency and color consistency.

- Project Status: Pre-Construction and Permitting
- Projected Completion: Spring 2025
- Project Cost: \$1,843,000 (estimated total)
- Contractor: Musco Lighting w/subcontractor Master's Electrical

Project Update: Partial delivery of materials was accepted on October 30. Additional deliveries scheduled for December 18. An electrical site plan was needed for Field 12 as the original plan set did not have the design for Field 12. A change order for \$6,500 was approved for this site plan. It is pending review in the permit process. The tentative construction date is now December 16th.

I.T. Projects:

4. Asset Management- Work Order System – Open Gov

Project Description- Replace the current work order and asset management systems

- Project Status: In progress
- Projected Completion: Fall 2025
- Project Cost: Approximately \$470,000
- Contractor: Open Gov

Project Update: Staff recently completed the ESRI GIS setup meeting. The contractor provided a spreadsheet requesting staff to update all city assets that need to be uploaded into the new software system. The next meeting will be the Project Timeline, which is scheduled to take place the week of December 9th.

Studies and Plans:

1. Water and Wastewater Master Plan Update and Impact Fee Study

Project Description – Collect, review data from the City and provide updated data for the Land Use Plan, Water and Wastewater System Model, Master Plan, CIP, Water/Wastewater Impact Fees, and Flow monitoring.

- Project Status: Study
- Projected Completion: Spring 2025
- Project Cost: \$500,000
- Consultant: Lockwood, Andrews & Newnam

Project Update: Final calculations including a financial analysis to determine the discount needed to be added to the calculated maximum impact fee rates have been completed and are being incorporated into the final plan being prepared by LAN. Statutorily required meetings and hearings regarding the adoption of updated impact fees that begin with a Capital Improvements Advisory Committee (CIAC) are expected to be scheduled within the next few months. Two meetings are planned with the CIAC to review and recommend adoption of the Land Use Assumptions, Capital Improvement Plan, Land Use Equivalent Counts (growth), and Recommended impact fee rates. After that, City Council will be asked to pass a resolution setting a date for a public hearing of the plans and fees. At the subsequent public hearing, Council will consider adoption of the plans and rates. Because of timing required by Chapter 395, these meetings and the updated impact fee ordinance are planned to wrap up in March 2025.

TxDOT Roadway Projects:

Note: If links do not work, please contact engineering@schertz.com

- 1. FM 1103 Improvement Project:** Construction officially began in November 2022 and was originally expected to be complete in fall 2026. Minor progress is being made on the roadway while utility relocation

continues. General project updates are available by signing up at this link: [FM 1103 Construction Newsletter](#)

- 2. FM 1518 Improvement Project:** SER Construction, LLC, formally began construction on April 9, 2024. The contractor has leased property owned by the City on Schaefer Road to stage construction activities. The first few months of the project will be mainly underground utility construction and will mostly take place outside travel lanes. While there may be some delays, major traffic disruptions should not be experienced much during this phase of the project. The project is currently anticipated to be completed in 2028. Updates regarding the FM 1518 project are available by visiting and subscribing at the following link: [FM 1518 Expansion](#)
- 3. IH-35 NEX (I-410 South to FM 1103):** The central segment of the I-35 Northeast Expansion project continues with Alamo NEX Construction handling the design-build project. The central section runs from 410 N to FM 3009. Utility coordination work for the northern segment of the project is underway. TxDOT consultants have met with Public Works and Engineering Staff to begin establishing relocation needs. The City will be reimbursed for the costs of all relocations needed except for any upsizing or improvements above current conditions. Updates about the project can be obtained by signing up at the following link: [I 35 NEX Project Updates](#)
- 4. IH-10 Graytown Road to Guadalupe County Line: Work** for the widening of the main lanes and utility relocations continues. Work on the FM 1518 bridge over IH 10 continues and will involve numerous episodes of the rerouting of traffic including shifting lanes and detours as necessary. Updates regarding the IH 10 project are available by signing up at the following link: [IH 10 Expansion Information](#)