Terrace Park-University Square Vision Plan

March 25, 2013
Acknowledgements

City of Tampa

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EXECUTIVE SUMMARY

Terrace Park-University Square is a 4.3-square-mile community located approximately 12 miles northeast of Downtown Tampa. The community is bounded to the north by Fowler Avenue, to the south by Busch Boulevard, to the west by Interstate 275 (I-275), and to the east by the Temple Terrace City Limits. Terrace Park-University Square community holds some of Tampa’s most prominent assets, including Busch Gardens, Adventure Island, H. Lee Moffitt Cancer Center’s innovative M2GEN genetics laboratory, the Cardinal Healthcare district facility and Museum of Science and Industry (MOSI).

The purpose behind the plan, developed with input from the Terrace Park-University Square community’s stakeholders is to guide redevelopment of commercial corridors, revitalization of neighborhoods, and improve the overall quality of life for the community. To accomplish the goals and strategies derived from stakeholders, effort has been made to assist City staff in the development and implementation of measures to guide the growth of the Terrace Park-University Square Community for the next decade. Successful implementation of this plan will require human, financial, and political resources. In order to expedite the implementation of the plan, the Terrace Park-University Square community and its neighborhood associations are encouraged to continue and enhance their partnership with the City of Tampa.

Planning Commission staff reviewed and analyzed existing conditions, issues and opportunities, in the community, through surveys, brain-storming exercises, and workshops, during the public planning process.
INTRODUCTION

In early 2012, the Planning Commission was asked to develop a community plan for the Terrace Park-University Square community at the request of Councilwoman Lisa J. Montelione, with the approval of Mayor Bob Buckhorn.

Between February 2012 and March 2013, residents and stakeholders of the Terrace Park-University Square community worked together, through a process of stakeholder interviews, surveys and workshops to develop the long-term plan for the community. The results of this collaborative effort are presented in this plan document.

The Terrace Park-University Square community is home to one of the leading tourist attractions in the nation. The community’s assets include not only tourist’s attractions, such as Busch Gardens, Museum of Science and Industry (MOSI) and Adventure Island, but also a number of major employers including, Ball Corporation, Sypris Electronics, Pepsi Beverages Company, the Yuengling Brewing Company, Johnson Controls, Quest Diagnostic Laboratory, and the Hillsborough County Tax Collector’s Department. The community has vast potential to leverage these assets and public/private investments within its boundaries.

The plan, as outlined in this document, identifies key issues facing the community and provides direction towards improving the quality of life and utilizing the vast potentials and public/private investments in the community. The long-term recommendations in this document have been developed with the goal that local citizens, the City of Tampa, the Terrace Park and University Square neighborhood organizations, surrounding business owners and other supporting interests in the Terrace Park-University Square community can work together towards the creation of a more vibrant, sustainable community.
STAKEHOLDER’S VISION STATEMENT

The Terrace Park and University Square neighborhoods aspire to have a vibrant, clean, and safe community that is a welcome place to live, work, and play, with quality housing, exceptional recreational areas, easy-access to government services, efficient multi-modal transportation options connecting to the wider City, and increased economic development opportunities.

The following is a summary of recommendations and strategies proposed by stakeholders of the community.

Quality of Life
- Work to develop a strong-unified neighborhood association for Terrace Park and University Square neighborhoods
- Strive to improve the community’s visual appearance through streetscape-improvement programs
- Enhance and create an identity for the community and establish attractive gateways
- Conduct regular street and sidewalk cleaning through neighborhood clean-up events
- Collaborate with the City to develop community gardens on vacant public/private lots

Public Safety
- Work to reduce crime and improve public safety
- Work to increase street lighting
- Work to develop neighborhood watch groups
- Partner with Tampa Police Department

Housing
- Strive to increase the home-ownership rate in the community, and develop upscale-rental-dwellings to accommodate workers in the professional, medical and biotech industries.
- Increase code enforcement efforts.

Transportation
- Transform Busch Boulevard, Nebraska Avenue and Fowler Avenue corridors through beautification programs
- Improve traffic safety for pedestrians through intersection improvements and traffic calming
- Improve mass transit to move residents to Downtown Tampa, Westshore District, Tampa International Airport, and connect USF with New Tampa.
- Make the transportation network safer and more efficient
- Provide bicycle facilities and bicycle lanes
- Build new sidewalks and replace sidewalks where needed
- Provide more crosswalks at intersections and mid-blocks along Fowler Avenue, Busch Boulevard and Nebraska Avenue.

Public Facilities and Services
- Work to expand and increase City of Tampa’s presence in the community by educating residents on how to access City services, such as solid waste, storm-water, code enforcement, building inspection, police and fire prevention
- A community library and meeting place is needed

Parks Recreation and Open Space
- Improve Copeland Recreation Park and Takomah Trail Park
- Work with the City to expand public safety in parks
- Improve the maintenance, upkeep and the policing of parks
- Increase programs at existing park-facilities
- Increase number of parks in the community including playgrounds and “pocket parks”.

**Land Use**

- Improve the physical appearance of residential areas by working with the **City of Tampa Department of Planning and Development Department** to study and implement regulatory actions, such as form based codes or design guidelines, that will create walkable and appealing environment

**Economic Development**

- Work to create more economic development opportunities
- Pursue funding for job training and job creation for community residents
- Provide business incentives & assistance to area businesses
- Provide neighborhood-based grocery stores
- Explore the possibility of establishing a business association to preserve existing businesses and creating new ones
CHAPTER 1

STUDY AREA

The study area is bounded to the north by Fowler Avenue, to the south by Busch Boulevard, to the west by Interstate-275 (I-275), and to the east by the Temple Terrace City Limits (Map 1). The study area consists of three residential neighborhoods, Terrace Park, University Square and Copeland Park. Among the study area’s prominent assets are Busch Gardens, Adventure Island, H. Lee Moffitt Cancer Center and its innovative genetics laboratory (M2GEN), the Cardinal Healthcare district facility and Museum of Science and Industry (MOSI).

Access to the Terrace Park-University Square area is made easier by several major streets, including North Nebraska Avenue, East Bougainvillea Avenue, North 22nd Street, North McKinley Drive, Fowler Avenue, Busch Boulevard and East Linebaugh Avenue. Residents enjoy easy access to Interstate 275 (I-275) and Interstate 75 (I-75). These are key benefits to the community, but also cause high volumes of commuter traffic in some parts of the community.

Map 1 – Study Area
HISTORY

Growth in the Terrace Park-University Square community can be directly attributed to the opening of the campus of the University of South Florida (USF) in 1960. In the past 53 years, USF has grown to become one of the largest research universities, federally recognized within the state of Florida. Low-to-moderate-income housing, as well as commercial businesses were constructed to meet the growing needs of the transitory students and working population from USF. One by-product of the university’s growth is the substantial increase in student and staff population, which affected its adjoining communities, including the Terrace Park-University Square community during the 1970s. Census data indicates that between 1960 and 1990, a large concentration of college students lived within the study area and its surrounding communities.

1943 The Hillsborough Army Airfield (left) opened, to become the civil-use Henderson Airfield. It was bordered by Bougainvillea Avenue to the south, Fowler Avenue to the north, 30th Street to the west and 46th Street to the East. It was decommissioned by 1955, although portions of the runway are still intact today.

1953 The land bordered by Busch Boulevard to the south, Fowler to the north and 30th Street to the east, excluding the area between 22nd Street and Bougainvillea Avenue, but including land bordered by 30th Street to the west, Bougainvillea Avenue to the north and 46th Street to the east was annexed into the city-limits in 1953.

1959 Anheuser-Busch (right) opens a brewery extending onto the site of the former airfield (Henderson Airfield) to the north, and opens Busch Gardens shortly after. It evolves over time into a full scale theme park in the 1970s.

1960 The Tampa Industrial Park began to evolve on the northern portion of Terrace Park to include two breweries, and businesses in manufacturing, glassware and more.

1960 The campus of the University of South Florida opens, after being established in 1956.

1974 University Square Mall opens (JC Penney, Sears, Robinson’s and Maas Brothers).

1982 The Museum of Science and Industry (MOSI)(right) relocates to a site on the south side of Fowler Avenue, between McKinley Drive and 56th Street. A significant expansion in 1995 added the Imax-Dome Theater among other features.
CHAPTER 2

CITY OF TAMPA’S COMPREHENSIVE PLAN

Growth in the City of Tampa is regulated by the City’s Comprehensive Plan and land development codes. The Terrace Park-University Square community is located within the boundaries of the University Planning District, as indicated in the Comprehensive Plan. The District Vision Map identifies Busch Boulevard, Fowler Avenue, 40th Street and Nebraska Avenue as Mixed Use Corridor Villages and Transit Corridors.

The University Planning District offers many opportunities towards becoming a more livable and sustainable part of City of Tampa through:

- **Improving Mobility:** Redevelopment efforts should focus on development that, support mass transit and other mobility options, while continuing to accommodate traffic within and through the district. Multi-modal transportation options will help improve transportation efficiency.
- **Attracting Residential Investment:** Development of higher density housing in the District can provide opportunities for people to live near employment opportunities. The creation of livable developments will require creative site design and public investment in livable streets and functional transit facilities.
- **Changing the Urban Form of Corridors:** Aging infrastructure and building stock along Fowler and Nebraska Avenues, 40th Street and Busch Boulevard are opportunities for the District to increase its economic vitality and build upon the continued vibrant, diverse business corridors.
- **Stable single-family neighborhoods that enhance the District’s housing choices:** Changing demographics, rising energy costs and environmental concerns will increase the importance of having safe, affordable and convenient mobility and housing options.

TAMPA’S COMPREHENSIVE VISION VALUES – CREATING “A LIVABLE CITY”

Tampa’s comprehensive vision for the city is founded on four (4) core values that enhance the long-term sustainability of the city and its citizenry. The City’s core values are:

- **Livability:** Tampa is a place where diverse people find it easy, safe, and enjoyable to live.
- **Prosperity:** Tampa is focused on the quality of life for all its’ people and must be economically healthy, with a broad mix of good jobs.
- **Respect:** The living systems that support us are revered and conferred to future generations in better condition than today.
- **Resilience:** The ability of the systems that support our day-to-day living to recover from misfortune, handle uncertainty, and adjust easily to change.
ROLE OF COMMUNITY PLANS IN THE CITY’S COMPREHENSIVE PLAN
The City of Tampa has embarked on an innovative and progressive approach to community planning by creating its community planning platform through a Form-Based Codes Program. Reaching out and engaging citizens to help shape the look and feel of their communities is vital to the success of this program.

Opportunities
Community Planning offers many opportunities to support Tampa in becoming a more livable and sustainable city.

- The City’s Comprehensive Plan lays the foundation for implementing general “Livable City” principles throughout all areas of the City, while promoting individual communities identities, goals and visions.
- The City of Tampa’s Comprehensive Plan calls for the preservation and enhancement of existing neighborhoods and recommends that city policies and actions support neighborhood revitalization and preservation.
THE PLANNING PROCESS
The planning process for the preparation of the Terrace Park-University Square Community’s Plan occurred between February 2012 and March 2013, through a process of stakeholder interviews, workshops, surveys, presentations by City of Tampa departments and analysis of existing conditions of the community.

STAKEHOLDER INTERVIEWS
In February 2012, Planning Commission staff met with the Terrace Park and University Square Neighborhood Association’s board members and discussed the community’s plan for the future. Staff also spoke with a number of individuals, institutions and employers in the Terrace Park-University Square community. The Planning Commission Staff learned of a number of existing initiatives, plans, and pressing issues in the community during these interviews.

MEETINGS AND WORKSHOPS
Community input was a key element in the community planning process. In preparing the Terrace Park-University Square community plan, the Planning staff held several meetings and workshops with community residents. Presentations were made by Planning Commission staff and City of Tampa department staff. The meetings and workshops allowed citizens of Terrace Park-University Square community to express their concerns and vision for the community. Their plans and ideas revealed many similarities, and consensus was reached on many issues.

Terrace Park-University Square community’s planning process was structured around two open-house meetings and ten workshops. All workshops were oriented to allow the public to interact with each other and to influence the direction of the plan. Additionally, participants were allowed to submit comments and questions in writing to ensure that all voices from the community were heard and answered. Information on workshops held with citizens of Terrace Park-University Square is recorded in this document as “Background of the Planning Process.”

| Planning Commission & City of Tampa – Schedule of Staff Presentations |
|---------------------------|-----------------------------|--------------------------|
| **Topic**                | **Speakers**                | **Date**                 |
| Open House #1            | City Council Member Lisa Montelione | 2/29/12               |
| Introduction to Planning | Planning Commission Staff   | 4/12/12                  |
| Crime Prevention and Fire Safety | Tampa Police Department, Tampa Fire Rescue | 5/17/12 |
| Transportation           | City of Tampa Transportation Department, Hillsborough Area Regional Transit, Hillsborough Metropolitan Planning Organization | 6/21/12 |
| Code Enforcement and Parks and Recreation | Code Enforcement Department Parks and Recreation Department | 7/19/12 |
| Solid Waste              | City of Tampa Solid Waste Department | 8/20/12 |
| Stormwater and Land Development | City of Tampa Stormwater Department, Land Development Coordination Department | 9/20/12 |
| Strategies               | Planning Commission Staff   | 10/18/12                 |
| Open House #2            | Tampa Mayor Bob Buckhorn, City Council Member Lisa Montelione, John Schuler, USF and Innovation Alliance | 11/29/12 |
| 1st Vision Plan Draft Review | Planning Commission Staff | 1/24/13 |
| 2nd Vision Plan Draft Review | Planning Commission Staff | 2/21/13 |
| 3rd Vision Plan Draft Review | Planning Commission Staff | 3/21/13 |
SURVEYS
In a public survey conducted by Planning Commission staff, residents identified the community’s strengths, weaknesses, opportunities and threats (SWOT), and prioritized the key issues affecting the community. The SWOT survey was conducted between April and August 2012. Approximately, 89 residents participated in the survey. Overall, respondents to the survey believed that Terrace Park-University Square community is improving but deteriorating in some areas. The respondents were interested in seeing more improvements in the areas of public safety, particularly on crime, more sidewalks, street lights, traffic-calming, unsightly conditions of some of the streets, inadequate sidewalks and their quality of life.

Strengths, Weaknesses, Opportunities and Threats (SWOT)
Strengths cited from the SWOT survey included the community’s prime location and proximity to shopping centers, employment, Busch Gardens, quietness, the University of South Florida (USF), entertainment centers, Museum of Science and Industry (MOSI) and easy access to Interstate 275 and Interstate 75. Weaknesses and threats observed from the survey were crime, burglaries, robberies, vandalism, theft, lack of sidewalks, and speeding vehicles on local streets.

- Potential to construct infill housing and rehabilitate existing buildings;
- Potential to redesign and change appearance of Busch Boulevard, Nebraska Avenue, and Fowler Avenue corridors with landscaped boulevards, shopping, living, and civic activities;
- Potential for recreational activities on existing retention ponds and drainage areas.

While Terrace Park-University Square residents have faith in the future of their community, they also have a clear eye on the challenges they face in reducing abandoned and substandard houses, reducing crime, keeping the community clean, and providing after-school programs and play space for children.

SWOT Strengths/Opportunities
- Proximity to shopping centers, work, major university (USF), Interstate-275 (I-275), Interstate-75 (I-75);
- Diversity of nationalities in Terrace Park and University Square neighborhoods;
- Busch Gardens, (MOSI), Adventure Island
- Greco Softball Field;
- Potential to reuse vacant public lands in the community;
- Employment centers;
- Witter Elementary School, Shaw Elementary School;
- Friendly people;
- Stable, peaceful and quiet;
- Potential to upgrade Takoma Trail/Park with tennis/racquetball courts and a swimming pool;
- Public/Private vacant lands ripe for public/private ventures;
- Potential to construct infill housing and rehabilitate existing buildings;
- Potential to redesign and change appearance of Busch Boulevard, Nebraska Avenue, and Fowler Avenue corridors with landscaped boulevards, shopping, living, and civic activities;
- Potential to manage and provide wonderful, fishing, birding and wildlife viewing opportunities on existing retention ponds.
Business Survey
A survey of businesses in the Terrace Park-University Square community was conducted to understand the challenges those establishments face. Four corridors were surveyed in the study area, including 30th Street, Busch Boulevard, Fowler Avenue and Nebraska Avenue. Sixty-nine in-person surveys were conducted through a student internship project between the University of South Florida and the Planning Commission. The results confirm some of the issues identified in the Strength Weakness Opportunity Threats (SWOT) survey conducted by the Planning Commission.

In addition to sharing the problems businesses encounter in the community, those surveyed were also asked to make recommendations on possible solutions to the problems facing them. The following recommendations were suggested by business respondents:

- Make infrastructure improvements on pedestrian crossings, bike lanes, and provide additional bus services
- Beautify business corridors through proper landscaping, streetlights, and rehabilitate dilapidated and abandoned buildings
- Increase code enforcement for buildings and parking lots
- Increase police presence to prevent crime
- Providing job training and job creation for area residents
- Provide tax cuts and other business incentive & assistance programs
- Create a business association to develop an identity and provide branding opportunities

Issues identified by respondents
- Too many rundown and abandoned buildings;
- Need more street lights and sidewalks;
- Potholes in parking lots;
- Flooding during rainstorms;
- Need more aggressive enforcement of housing code to encourage landlords to repair their buildings;
- Signage restrictions on businesses hinders advertising efforts to generate sales;
- Pass through nature of traffic - diminished sense of community;
- Crime;
- Presence of transients along street corridors;
- High cost of land for expanding businesses in Tampa;
Key Community Issues
Among the key issues facing the Terrace Park and University Square neighborhoods were public-safety, insufficient sidewalks and bike lanes, inadequate code enforcement, street lighting, poor community appearance, substandard housing, lack of recreational facilities for children, unsightly conditions of streets, unsafe pedestrian crossings, and the absence of a public-library and meeting place.

- Staff observation of the community also shows bus stops along Busch Boulevard, Nebraska Avenue and Fowler Avenue lack basic amenities such as benches, shelters, trash cans and transit information.

- Residents identified the lack of civic involvement as one of the major obstacles facing Terrace Park-University Square Community.
CHAPTER 3

EXISTING CONDITIONS

This section presents a summary of the social, economic, and physical conditions of Terrace Park-University Square community. Demographic data presented in this section was taken from the U.S. Census data and Geographic Information System (GIS) data provided by the Planning Commission. Data on the community’s housing condition was provided by students at the University of South Florida (USF). A detailed analysis on the social and economic characteristics of the community is shown in the “Terrace Park-University Square Community Vision Data” report.

Land Area
Hillsborough County Land Area: 1,072 square miles
City of Tampa Land Area: 178 square miles

Terrace Park-University Square Community
- 4.26 square miles
- 0.40% of County land area
- 2.39% of City of Tampa’s land area

People
The U.S. Census reported 25,545 persons residing in the Terrace Park-University Square community in 2010.
- Between 2000 and 2010 the Terrace Park-University Square community grew by 3.8% (927 persons).
- Terrace Park-University Square community’s population is younger and more racially diverse (persons between the ages of 18 and 24 represent 17% of the community’s population) than the City of Tampa.

Race and Ethnicity
The community’s racial composition is different from that of City of Tampa (Table 1). The percentage of White only persons’ in Terrace Park-University Square community (46.6%) is lower than that of the City of Tampa (62.9%).
Table 1 – Race and Ethnicity

<table>
<thead>
<tr>
<th></th>
<th>Terrace Park/ University Square</th>
<th>City of Tampa</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Population</td>
<td>Percent</td>
</tr>
<tr>
<td>Total Population</td>
<td>25,545</td>
<td></td>
</tr>
<tr>
<td>White only</td>
<td>11,914</td>
<td>46.6%</td>
</tr>
<tr>
<td>Black or African American only</td>
<td>10,167</td>
<td>39.8%</td>
</tr>
<tr>
<td>American Indian &amp; Alaska native only</td>
<td>115</td>
<td>0.5%</td>
</tr>
<tr>
<td>Asian only</td>
<td>637</td>
<td>2.5%</td>
</tr>
<tr>
<td>Hawaiian &amp; other Pacific Islander only</td>
<td>48</td>
<td>0.2%</td>
</tr>
<tr>
<td>Some other race</td>
<td>1,682</td>
<td>6.6%</td>
</tr>
<tr>
<td>Two or More Races</td>
<td>982</td>
<td>3.8%</td>
</tr>
<tr>
<td>Hispanic or Latino</td>
<td>7,504</td>
<td>29.4%</td>
</tr>
</tbody>
</table>

Source: US Census Bureau, STF1, 2010. Note: People of Hispanic Origin may be of any race.

- Asians accounted for 2.5% (637 persons) of Terrace Park-University Square Community’s population in 2010.
- The percentage of Black only persons in the Terrace Park-University Square community in 2010 was 10,167 persons, or 39.8% compared with 87,872 persons, or 26.2% for the City of Tampa.
- People of Hispanic origin or Latinos, regardless of race accounted for 29.4% (7,504 persons) of the community’s 2010 population (25,545 persons).

Age Distribution

Age distribution in the Terrace Park-University Square community differs from the overall age distribution structure in the City of Tampa. The community has a greater percentage of persons under the age of 24 than the City of Tampa.

- Forty-two percent of Terrace Park-University Square community’s population is under the age of 24, whereas the City of Tampa’s percentage is 35.2% of the population.
- Eleven percent of Terrace Park-University Square community’s population is between the ages of 18 and 21 years of age, in contrast to the City of Tampa, where that age range accounts for only 7.6% of the population.
- Persons over the age of 65 accounted for 8.3% of the community’s population compared to 11% for the City of Tampa in 2010.
Households

- The estimated family-households in the community in 2010, was 19,076 and non-family household was 6,236 households.
- Persons-per household in the Terrace Park-University Square community were 3.18 compared to 2.47 in the City of Tampa (2010 Census).

Housing

The U.S. Census reported 11,510 housing units in Terrace Park-University Square community in 2010, an increase of 10.9% (1,133 units) from 2000 (10,377 units). A majority of housing units in Terrace Park-University Square community is renter occupied.

- Renter-Occupied housing units accounted for 61.6% (5,940 units) of housing units in 2010, compared to 48.3% (65,602 units) for the City of Tampa.
- Owner-occupied housing units accounted for 38.4% (3,705 units) of housing units in 2010 compared to 51.7% (70,353 units) for the City of Tampa.
- The architecture styles of houses in Terrace Park-University Square community range from 1990’s post-modern, to the early 19th and early to mid-20th Century.
- A significant number of the community’s housing stock was built before 1960.

Housing types in the community are predominantly single family, and the character of the community is generally low-density interspersed with medium-density apartments and duplexes. Most of the community’s housing units are in good condition, kept up by homeowners who take pride in the appearance of their properties. However, some of the community’s housing stock is aging and in need of upkeep and maintenance.

A significant number of housing units within the community are at least 50 years old, and vacant units and foreclosures have become a severe problem in some parts of the community at the time of preparing this report.
Housing Conditions Survey
Between October and November 2012, students from the University of South Florida conducted a survey on housing conditions in Terrace Park-University Square community. On November 29, 2012, they presented their findings to the public at the Gwazi Pavilion - Busch Gardens. A summary of the findings is included in this document as Appendix 1.

Housing Conditions
Terrace Park-University Square community’s housing stock has tremendous potential, but needs improvement. The most significant housing issue for the community is its condition and the high percentage of renters. Some existing buildings are in need of repair and there are several unoccupied and underutilized public and private lots in the community. Some yards and fences have not been maintained and some buildings need physical improvements.

Table 2 – Housing Conditions Data - Summary

<table>
<thead>
<tr>
<th>Quadrant</th>
<th># Properties</th>
<th>Good</th>
<th>Fair</th>
<th>Poor</th>
<th>N/A</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Surveyed</td>
<td>#</td>
<td>%</td>
<td>#</td>
<td>%</td>
</tr>
<tr>
<td>Southeast</td>
<td>100</td>
<td>78</td>
<td>78%</td>
<td>14</td>
<td>14%</td>
</tr>
<tr>
<td>Southwest</td>
<td>151</td>
<td>64</td>
<td>42%</td>
<td>77</td>
<td>51%</td>
</tr>
<tr>
<td>Northwest</td>
<td>150</td>
<td>31</td>
<td>21%</td>
<td>97</td>
<td>65%</td>
</tr>
<tr>
<td>Northeast</td>
<td>100</td>
<td>57</td>
<td>57%</td>
<td>33</td>
<td>33%</td>
</tr>
<tr>
<td>Total</td>
<td>501</td>
<td>230</td>
<td>46%</td>
<td>221</td>
<td>44%</td>
</tr>
</tbody>
</table>

Map 2 – Housing Conditions Survey

Source: University of South Florida.
According to a 2012 housing-condition survey conducted for 501 housing units in the community; 230 (46%) were found to be in good condition; 221 (44%) were in fair condition; and 36 (7%) in poor condition (Table 2). This random sample survey was conducted between October and November 2012, by students from the University of South Florida (USF). The survey concluded that, housing conditions in the community varies by location, and are roughly split between “good” and “fair,” with the highest concentrations of “good” housing, found in the Southeast quadrant of the study area, and the biggest percentage of “poor” housing in the Northwest quadrant (see Table 2 and Map 2). A brief report of the housing condition survey is included as “Appendix 1 - Terrace Park-University Square Vision Plan-Survey Project.”
Building Activity
Between 2000 and 2010, residential and non-residential-building activity in the Terrace Park-University Square community followed the trend found in the City of Tampa. The decade started with modest growth in permits for single-family-detached units until the effects of the recession in 2008.

- The community had two years of increases in permits for apartments for the years 2007 and 2008.

Income
Residents in the Terrace Park-University Square community have lower-median family and household incomes when compared to the City of Tampa. Analysis of the community by its constituent Census Tracts indicated that even when the margins of error are taken into account, average incomes in the community remain lower than the overall City of Tampa median income. See page 13 of “Terrace Park-University Square Community Vision Data” report for more information on this community’s income characteristics.

- The area west of 30th Street in the Terrace Park-University Square Community had a larger population of persons living below the poverty level in 2010.
- Census data regarding poverty in the Terrace Park-University Square community shows the proportion of families living in poverty increased between 2000 and 2010.

Employment
Several major employers call the Terrace Park-University Square community home. Busch Gardens, Museum of Science and Industry (MOSI), Sypris Electronics, Pepsi Beverages Company, Yuengling Brewing Company, Johnson Controls and Ball Container are a few examples of corporations. State and local government agencies, such as the Florida Highway Patrol, Florida Department of Transportation (FDOT), Hillsborough County Medical Examiner’s office, and the Hillsborough County Tax Collectors Department are also located within the community. The community is an Economic Development Target Industry area. Medical facilities also populate the area, with Cardinal Healthcare, Quest Diagnostic Laboratory, and H. Lee Moffitt Cancer Center’s innovative M2Gen genetics laboratory. H. Lee Moffitt is currently constructing a hospital facility adjacent to M2Gen.

- The U.S. Census estimated a total of 10,566 jobs in Terrace Park-University Square in 2010.

Workers in the Health Care and Social Assistance sectors accounts for the highest number of jobs in the community. This is followed by Accommodation and Food Services, then Professional Scientific and Technical Services (see page 18 of Terrace Park-University Square Community Vision Data report).
Table 3 shows Terrace Park-University Square community’s jobs-by-worker-educational attainment compared to the City of Tampa.

### Table 3 – Jobs by Worker Educational Attainment

<table>
<thead>
<tr>
<th>Educational Attainment</th>
<th>Count</th>
<th>Share</th>
<th>Count</th>
<th>Share</th>
</tr>
</thead>
<tbody>
<tr>
<td>Less than high school</td>
<td>953</td>
<td>9.0%</td>
<td>23,924</td>
<td>8.8%</td>
</tr>
<tr>
<td>High school or equivalent, no college</td>
<td>2,038</td>
<td>19.3%</td>
<td>51,591</td>
<td>18.9%</td>
</tr>
<tr>
<td>Some college or Associate degree</td>
<td>2,398</td>
<td>22.7%</td>
<td>69,957</td>
<td>25.7%</td>
</tr>
<tr>
<td>Bachelor’s degree or advanced degree</td>
<td>2,015</td>
<td>19.1%</td>
<td>69,026</td>
<td>25.3%</td>
</tr>
<tr>
<td>Educational attainment not available (workers aged 29 or younger)</td>
<td>3,162</td>
<td>29.9%</td>
<td>57,883</td>
<td>21.3%</td>
</tr>
</tbody>
</table>


Table 4 shows Terrace Park-University Square community’s employment characteristics by worker age and earnings per month.

### Table 4 – Employment Characteristics

<table>
<thead>
<tr>
<th></th>
<th>Terrace Park/University Square</th>
<th></th>
<th>City of Tampa</th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Count</td>
<td>Share</td>
<td>Count</td>
<td>Share</td>
</tr>
<tr>
<td><strong>Total Primary Jobs</strong></td>
<td>10,566</td>
<td>100.0%</td>
<td>272,381</td>
<td>100.0%</td>
</tr>
<tr>
<td><strong>Jobs by Worker Age</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Age 29 or younger</td>
<td>3,162</td>
<td>29.9%</td>
<td>57,883</td>
<td>21.3%</td>
</tr>
<tr>
<td>Age 30 to 54</td>
<td>5,475</td>
<td>51.8%</td>
<td>162,375</td>
<td>59.6%</td>
</tr>
<tr>
<td>Age 55 or older</td>
<td>1,929</td>
<td>18.3%</td>
<td>52,123</td>
<td>19.1%</td>
</tr>
<tr>
<td><strong>Jobs by Earnings</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>$1,250 per month or less</td>
<td>3,113</td>
<td>29.5%</td>
<td>50,989</td>
<td>18.7%</td>
</tr>
<tr>
<td>$1,251 to $3,333 per month</td>
<td>4,450</td>
<td>42.1%</td>
<td>102,902</td>
<td>37.8%</td>
</tr>
<tr>
<td>More than $3,333 per month</td>
<td>3,003</td>
<td>28.4%</td>
<td>118,490</td>
<td>43.5%</td>
</tr>
</tbody>
</table>

EXISTING LAND USE

Terrace Park-University Square community covers a total land area of 2,728.34 acres or 4.6-square miles (Table 5). The majority of existing-land uses in the Terrace Park-University Square community are single-family homes, followed by light commercial land uses. Public/Institutional uses rank third trailed by multi-family land uses. Other land uses found in the community include Mobile-Home Parks (1.2%), Heavy Commercial land uses (1.1%) and Recreation/Open Space (0.7%).

Table 5 – Distribution of Land Uses

<table>
<thead>
<tr>
<th>Land Use</th>
<th>Terrace Park/ University Square</th>
<th>Tampa</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td>Acreage</td>
<td>Percent</td>
</tr>
<tr>
<td>Single-Family</td>
<td>969.0</td>
<td>35.5%</td>
</tr>
<tr>
<td>Light Commercial</td>
<td>642.7</td>
<td>23.6%</td>
</tr>
<tr>
<td>Public Institutional</td>
<td>378.1</td>
<td>13.9%</td>
</tr>
<tr>
<td>Multi-Family</td>
<td>198.5</td>
<td>7.3%</td>
</tr>
<tr>
<td>Light Industrial</td>
<td>151.2</td>
<td>5.5%</td>
</tr>
<tr>
<td>Heavy Industrial</td>
<td>90.1</td>
<td>3.3%</td>
</tr>
<tr>
<td>Two Family</td>
<td>85.1</td>
<td>3.1%</td>
</tr>
<tr>
<td>Unknown/ROW/Not Classified</td>
<td>50.7</td>
<td>1.9%</td>
</tr>
<tr>
<td>Vacant</td>
<td>38.3</td>
<td>1.4%</td>
</tr>
<tr>
<td>Mobile Home Park</td>
<td>31.6</td>
<td>1.2%</td>
</tr>
<tr>
<td>Heavy Commercial</td>
<td>31.0</td>
<td>1.1%</td>
</tr>
<tr>
<td>Educational</td>
<td>29.3</td>
<td>1.1%</td>
</tr>
<tr>
<td>Recreation/Open Space</td>
<td>20.3</td>
<td>0.7%</td>
</tr>
<tr>
<td>Public Utilities</td>
<td>11.7</td>
<td>0.4%</td>
</tr>
<tr>
<td><strong>Total</strong></td>
<td><strong>2,728.34</strong></td>
<td><strong>100.0%</strong></td>
</tr>
</tbody>
</table>

Source: Hillsborough County City-County Planning Commission, February 2012
Hillsborough County Property Appraiser parcel data, October 2011
Map 3 – Existing Land Use
Residential  
Single-Family land uses account for the largest land use in Terrace Park-University Square community (35.5% of land area). However, the residential character of the community is more varied, offering a mix of residential densities. Higher-density buildings such as apartments are found along 30th Street, DeBeers Drive and North McKinley Drive. Furthermore, the lower density properties in the community, including the older single-family houses, apartments and duplexes, lack landscaping and are in need of maintenance and structural repair.

- Approximately 7.3% or 198.5 acres of Terrace Park-University Square community's land area is occupied by multi-family units (Table 5).
- A majority of the housing stock in the community was developed in the 1950’s, 1960’s, and early 1970’s.

Commercial  
Light Commercial-land uses occupy 23.6% (642.7 acres) of the community’s land area and are concentrated along East Fowler Avenue, East Busch Boulevard, North 22nd Street, Nebraska Avenue, and North 30th Street. Existing uses include restaurants, automobile-oriented shops, retail, medical services, and offices. Commercial strip-malls along East Busch Boulevard and North Nebraska Avenue were built in the 1970’s design and are in excellent condition for redevelopment.

Overall, commercial land use designations in the community offer potential for economic redevelopment, but the physical condition and appearance of some commercial properties along East Busch Boulevard and North Nebraska Avenue are in obvious need of repair and reinvestment.

Industrial  
Light-industrial lands in the Terrace Park-University Square community account for 5.5% of the community’s total land area, while heavy-industrial-land uses account for 3.3%. Most of the industrial areas in the Terrace Park-University Square community are found between North 30th Street and North McKinley Drive, just south of Fowler Avenue.

Warehouses are the dominant-industrial uses along these thoroughfares with structures and sites being in generally fair condition.

Some industrial sites are in need of general repairs and beautification. There are also vacant parcels available for new investments and redevelopment. The Tampa Industrial Park, a specially-designed industrial park accounts for most of the community’s industrial-land use.
Vacant Land
Although the Terrace Park-University Square community is largely developed, approximately 1.4% of the community’s total land area is vacant land mostly located in the Tampa Industrial Park.

Transportation Network

Roadways
The City of Tampa’s Functional Classification of Roadway’s Map classifies the existing and proposed street network in Terrace Park-University Square. The map shows East Bougainvillea Avenue, 22nd Street, West Linebaugh Avenue, and East 109th Avenue as collector roads whiles North McKinley Drive, East Busch Boulevard, Fowler Avenue and North Nebraska Avenue are classified as arterials.

Public Transit
Six Hillsborough Area Regional Transit (HART) Bus routes (2, 5, 9, 12, 39 and 45) serve the Terrace Park-University Square community. Residents call for improvement in waiting-time for buses.

Pedestrian Accessibility
The pedestrian network within the Terrace Park-University Square community is deficient. Most streets in the community lack basic sidewalks, especially in residential neighborhoods, and are not contiguous to allow pedestrian-access to various neighborhood services within the community. There are also sidewalks in need of repair and upkeep. Residents asked for decrease in speed limits on Busch Boulevard, between school hours (7 a.m. - 9 a.m. and 2 p.m. -4 p.m.). They also request speed bumps/tables throughout the neighborhoods and more pedestrian crosswalks on Busch Boulevard and Fowler Avenue.

Bicycle Lanes/Facilities
There are few facilities for bicycling in the Terrace Park-University Square community although many residents, especially students, travel by bicycle. Cyclists usually ride either in the vehicle travel lane or on sidewalks, which is dangerous to pedestrians. A fundamental objective of this plan is to improve pedestrian and bicycle connectivity, and to reduce vehicular mobility in favor of alternative pedestrian-friendly modes of transport.

Community Facilities
The following public schools are located in the Terrace Park-University Square community.
- Shaw Elementary School and Witter Elementary School - Serves grades PK-5 in the Hillsborough County Public School District.
• There is currently no library and public-meeting place for residents in Terrace Park. However, other libraries, including Temple Terrace Public Library and North Boulevard Public Library lie outside the boundaries of the study area.
• University Square residents have a meeting place at Copeland Park Community Center.

Parks and Open Space

Copeland Recreational Park
Copeland Recreational Park, located at 11001 North 15th Street, is the largest park in the Terrace Park-University Square community. The 53-acre community park provides amenities, for youth, adults and seniors. Amenities in the park include a swimming pool, a softball field, fitness center, computer-laboratory, with internet access, racquetball and tennis courts and outdoor-covered shelters. A 2.1-mile trail, which is part of the Hillsborough River Greenway, a boardwalk and pond, offer beautiful vistas and opportunities for passive recreation to area residents. More lighting, increased police presence and variety of programs for after-school children in the park are improvements suggested by participants in this planning process.

Takomah Trail Park
Takomah Trail Park, which is located at 10099 Takomah Trail, sits east of Takomah Trail and north of East Linebaugh Avenue. It is 24.6 acres in size and comprised of trails and picnic shelters. Takomah Trail Park could be expanded and enlivened to attract visitors. Amenities for Takomah Trail Park could include basketball courts, restrooms, a community garden, and a soccer field.

David E. West Park
David E. West Park at 2212 East 97th Avenue could be a better resource for families and children, if the fence surrounding it is removed and the playground is made more accessible. Flooding is a problem in half of the park and needs to be addressed.

Greco Softball Complex
Greco Softball Complex, located at 11000 North 50th Street, attracts teams from all over Hillsborough County providing opportunities for promoting local businesses and other amenities in the area. The complex could be expanded and more can be done to make the play fields more accessible to area residents.
CHAPTER 4

GOALS AND STRATEGIES

The following goals and strategies are based on the comments and ideas gleaned from citizens of the Terrace Park-University Square community. The City of Tampa’s Land Development Division should utilize these goals and strategies in the development of a long term community plan for this area.

LAND USE

**GOAL**

Improve and enhance the aesthetics and character throughout the Terrace Park and University Square areas.

**Strategy:** Collaborate with the *City of Tampa Department of Planning and Development Department* towards the goal of establishing a walkable and visually attractive appearance along North Nebraska Avenue, East Busch Boulevard, North 30th Street, North 22nd Street, 59th Street, Temple Heights Road, and East Bougainvillea Avenue, using Community Planning via form-based codes approach using the Seminole Heights and 40th Street Community Plans as a basis.

**Strategy:** Work with the *City of Tampa* to identify and implement methods that limit open storage uses along major corridors.

**Strategy:** Partner with *City of Tampa* agencies and businesses in the community to create an “Adopt a Street Program.”

HOUSING

**GOAL**

Recognize and support the preservation and revitalization of Terrace Park and University Square’s residential character.

**Strategy:** Preserve existing housing and encourage development of new housing to meet the diverse economic and physical needs of residents.

**Strategy:** Protect single-family residential areas from the intrusion of duplexes and discourage their development where they do not fit the character of the surrounding community.

**Strategy:** Encourage home-ownership incentives such as grants through City, State and Federal assistance to prospective new home buyers to increase the home-ownership rate in the community.

**Strategy:** Reduce the number of sub-standard homes by focusing public and private resources on housing maintenance and rehabilitation for low-income and senior homeowners.
TRANSPORTATION

GOAL

Create transportation choices that include a safe and accessible pedestrian and bicycle network providing connectivity between residential areas, activity centers, employment centers and transit stops.

**Strategy:** Support the *City of Tampa* in implementing the priority projects identified in the *Tampa Walk Bike Plan*.

**Strategy:** Support the *City of Tampa* in implementing the *USF Circulator Study*.

**Strategy:** Support the *City of Tampa Parks and Recreation and Transportation Departments*, and their respective divisions on sidewalks and engineering and *Urban Design Division* in implementing 'complete streets' programs.

**Strategy:** Support the *City of Tampa* in implementing the *Congestion Management Study* strategies identified by the Metropolitan Planning Organization throughout the Terrace Park and University Square neighborhoods.

**Strategy:** Support the *City of Tampa* as it explores a citywide sales tax as a funding source for publicly desired transportation improvements including light-rail and expanded bus service.

**Strategy:** Work with the *Tampa Police Department* to ensure better traffic enforcement along major arterials and neighborhood streets.

**Strategy:** Support and work with the *Metropolitan Planning Organization* and its *Bicycle and Pedestrian Committee* toward an education program that encourages the installation of bike racks in convenient, safe, and visible locations at local businesses, schools, and public facilities.

**Strategy:** Coordinate with the *City of Temple Terrace* to improve transportation connectivity to the east of the community.

PUBLIC SAFETY

GOAL

Promote a safe, healthy and secure community for all residents.

**Strategy:** Work with the *Tampa Police Department* to implement community-based-safety programs aimed at crime prevention. (Crime Prevention through Environmental Design and increasing the number of Crime Watch organizations in the area)

**Strategy:** Encourage more awareness of traffic, bicycle and pedestrian safety at local events, parks, community centers, schools, local businesses, and bus stops.

**Strategy:** Work with the *City of Tampa Transportation Division, Tampa Electric Company*, and the *Tampa Police Department* to identify where additional street-lighting...
is needed. *(Note: The City of Tampa will spend $2.2 million on 8,400 streetlights in the next five-years.)*

**QUALITY OF LIFE**

**GOAL**

Promote a “sense of community” by improving community awareness and a stronger commitment towards improving stakeholder involvement.

**Strategy:** A commitment by the Terrace Park and University Square neighborhood associations and its leaders to share information and increase awareness among residents, businesses, schools and universities, government agencies, religious institutions, and non-profit organizations towards achieving the goals and strategies of this Vision document. The Terrace Park and University Square neighborhoods should agree to periodically hold joint meetings to address neighborhood issues and concerns and also to monitor the appropriate use of this Vision document.

**Strategy:** Strengthen and improve neighborhood associations through clean-ups, community gardens, parties, events, cultural celebrations, annual house painting programs, and other activities to strengthen the community’s overall image and provide opportunities for residents and businesses to be involved in shaping the future of the Terrace Park and University Square neighborhoods.

**Strategy:** Work with the *City of Tampa Historic Preservation and Urban Design Division* and *Historic Preservation Commission* to identify and preserve historic structures.

**PUBLIC FACILITIES AND SERVICES**

**GOAL**

Provide and support recreational and educational opportunities for the community, through public and private funding.

**Strategy:** Encourage the *Tampa-Hillsborough County Public Library System* to study the need for a new public library in the Terrace Park or University Square neighborhoods.

**Strategy:** Work with the *City of Tampa Solid Waste Department* to improve, expand, and educate the public about commercial and residential recycling programs.

**Strategy:** Coordinate with the *Tampa-Hillsborough County Public Library System* for mobile-library services to improve educational opportunities for residents.

**Strategy:** Develop mentoring programs to help after-school children by partnering with churches, *School Board of Hillsborough County, Boys and Girls Clubs*, the *YMCA*, and the business community.

**Strategy:** Work with the *City of Tampa* to educate residents on how to appropriately access available City services, such as solid waste, stormwater, code enforcement, building inspection, police and fire prevention.

**Strategy:** Recognize and encourage community gardens as a high priority use of open space resources and ensure that community gardens are appropriately located and protected to meet needs for local food production, community health, community education, environmental enhancement, preservation of green space, and community enjoyment.
GOAL Improve storm-water drainage in areas prone to flooding.

Strategy: Coordinate with the City of Tampa’s Stormwater Division to study and address areas prone to flooding. Urge city staff to allocate the funding necessary to meet the needs of the community.

Strategy: Ensure that the City of Tampa Stormwater Division provides adequate piping of irrigation ditches, maintains existing retention ponds through dredging, and where appropriate, converts existing ponds into bird sanctuaries or fish ponds.

GOAL Support the maintenance and improvement of residential and non-residential properties.

Strategy: Work with the Code Enforcement Division, Tampa Police Department, civic groups, residents and businesses to identify code violations and substandard homes and commercial structures; and encourage businesses and residents to maintain well-kept properties free of overgrowth, junked vehicles, trash, and debris.

GOAL Improve existing public-park sites and facilities, and develop new public-parks to meet the needs of residents.

Strategy: Work with the City of Tampa Parks and Recreation Department to promote City parks and programs.

Strategy: Support the City of Tampa in implementing projects identified in the Greenways and Trails Plan.

Strategy: Work with the City of Tampa Parks and Recreation Department and Tampa Police Department toward enhancing security at parks and community centers including the addition of safety/security officers, better lighting, and security cameras.

Strategy: Maintain and improve neighborhood parks by partnering with the City of Tampa Parks and Recreation Department, residents, community businesses, and other civic organizations. Improvements at public parks should include the addition of landscaping, park furniture, Wi-Fi access, sports fields and courts, boardwalks, dog parks, activities, music concerts and social services.

Strategy: Work with and support the City of Tampa and the Tampa Innovation Alliance in creating a community identity through the use of streetscaping and signage to help improve and create a new and unique visual identity for the community.

Strategy: Support and encourage the use of vacant-public lands within the community vision boundary for additional parks and playgrounds to support activities geared toward children and families.
**ECONOMIC DEVELOPMENT**

**GOAL**

Develop neighborhood assets, economic activities, and employment opportunities, to meet current and future needs of residents.

**Strategy:** Use public and private-funding sources, such as the *City of Tampa Revolving Loan Fund, Enterprise Community programs and the City of Tampa Economic Development Office* to support small businesses and community revitalization.

**Strategy:** Work with the *City of Tampa Economic and Urban Development Department and Development Services Division* to pursue a variety of strategies and programs to encourage investment on street corridors that have been susceptible to disinvestment in the past, particularly Busch Boulevard and Nebraska Avenue.

**Strategy:** Explore public and private programs or incentives to encourage the redevelopment of commercial structures along major corridors and enhance building facades, signage, landscaping, general buffering and access management.

**Strategy:** Vacant lands suitable for development should be developed in an environmentally, economically and socially sustainable manner for the benefit of the community.

**Strategy:** Work with *University of South Florida (USF), Hillsborough County Community College (HCCC), City of Tampa Economic and Urban Development Department* and appropriate business groups to help improve employment opportunities and entrepreneurial development.

**Strategy:** Work toward and support the creation of a community chamber of commerce or business association to serve the community’s diverse businesses.

**Strategy:** Encourage the *City of Tampa* to provide state-of-the-art infrastructure for existing and prospective industry.
CHAPTER 5

BACKGROUND OF PLANNING PROCESS – WORKSHOPS AND MEETINGS

Open House Meeting #1:
On Wednesday, February 29, 2012, the Planning Commission staff held an Open-House with residents and stakeholders of Terrace Park-University Square community to provide information to the public at-large as to what the planning process entailed and the purpose for developing a Vision Plan for the community. Approximately, 82 citizens attended the session at Busch Gardens - Gwazi Pavilion.

Workshop #1:
The first community workshop was held at the Florida Department of Transportation Conference Room on Thursday, April 19, 2012. Forty-six people attended. Planning Commission staff made a video presentation on “Community-Based Planning” and the “Roles and Responsibilities of the Advisory Committee.” Residents commented on the February 29 Open-House meeting and discussed responses from the community’s Strengths, Weaknesses, Opportunities and Threats (SWOT) survey.

Workshop #2:
The second workshop was held on Thursday, May 17, 2012, at the Copeland Park Recreation Center. Approximately, 21 people attended the workshop. Attendees discussed the April 12 workshop and provided valuable comments on the SWOT survey to the Planning Commission staff. The City of Tampa’s Fire Rescue Department and Tampa Police Department made presentations on public safety.

Workshop #3:
A third public workshop was held on Thursday, June 21, 2012, at Busch Gardens - Gwazi Pavilion. Presentations were made by representatives from the City of Tampa Transportation Department and the Hillsborough Area Regional Transit Authority (HART). Planning Commission staff discussed the community’s strengths, barriers and weaknesses, connections and potential opportunity areas. Sixteen people participated in the workshop.

Workshop #4:
The fourth workshop on Thursday, July 19, 2012, at the FDOT offices: Those in attendance discussed the June 21 workshop, and provided additional comments on the SWOT results. Planning Commission staff worked with participants on the prioritization of major issues affecting the community. Staff from the City of Tampa’s Parks and Recreation Department and City of Tampa’s Code Enforcement Department made presentations to the participants. There were 19 people in attendance.

Workshop #5:
Workshop #5 was held at the Copeland Park Recreation Center on Thursday, August 16 2012. Participants had further discussions with staff on issues affecting the community and categorized them under the following headings: Land Use, Housing, Public Safety (Law Enforcement), Parks Recreation and Open Space and Economic Development. Staff did an exercise on goal formulation with citizens who attended the workshop. Representatives from City of Tampa’s Solid Waste Division and Storm-Water Division gave presentations. Twenty-seven people attended the workshop.
Workshop #6:
The sixth public workshop took place on Thursday, September 20, 2012, at the Museum of Science and Industry (MOSI) conference room with 20 citizens in attendance. Participants discussed and worked on goals formulated by attendees from the August workshop.

Workshop #7:
This workshop took place at the Yuengling Brewery Community Meeting Room on Thursday, October 18, 2012. Approximately 39 people participated in the workshop. Planning Commission staff organized the attendees into eight working teams, each consisting of 5-8 people. A leader was designated for each group. The teams were assigned to brainstorm, developing strategies on how to deal with community issues under the following categories: Land Use, Housing, Transportation, Public Safety, Community Facilities and Services, Quality of Life, Parks/Recreation, Open Space and Economic Development. There were tables laid out representing each item, equipped with a flip chart and markers for each team to log down their ideas. Teams were given approximately 10-12 minutes at each table, shifting to the next table when time expired. Each of the teams exhibited a great deal of consensus on the strategies formulated, and participants provided valuable comments on strategies for dealing with community issues.

Open House Meeting #2:
On Thursday, November 29, 2012, the Planning Commission staff held a second Open-House meeting at Busch Gardens - Gwazi Pavilion, which was attended by Mayor Bob Buckhorn, Mayor Frank Chillura newly elected Mayor of the City of Temple Terrace and Tampa City Council member for District 7 Lisa Monteleone. Students from the University of Tampa and University of South Florida constructed static presentations on the community’s history, housing and street conditions and business climate. The goals and strategies formulated by Planning Commission staff, based on the brainstorming session at the prior workshop, were displayed for review by those in attendance with Planning Commission staff on hand to answer any questions. Approximately 109 citizens were in attendance.

Workshop #8:
Workshop #8 took place at the Museum of Science and Industry (MOSI) on Thursday, January 24, 2013. A draft report of the Terrace Park-University Square Vision Plan was presented to the citizens for review. 20 citizens attended this meeting.

Workshop #9:
The ninth public workshop took place on Wednesday, February 20, 2013, at the Yuengling Brewery Community Meeting Room. Nineteen citizens attended. Participants discussed and reviewed the second draft of the community plan.

Workshop #10:
The tenth and final public workshop was held on Thursday, March 21, 2013, at the Copeland Park Recreation Center. Eleven citizens attended. Participants discussed and reviewed the final draft of the community plan before being sent to the Tampa City Council, Mayor Bob Buckhorn, and City Staff for review and consideration.
APPENDICES AND ATTACHMENTS
Appendix 1 – Housing Conditions
Appendix 2 – Tree Coverage, Street Lights and Sidewalk Survey

Source: University of South Florida, 2012