

UNIVERSITY

CROSSING

**ANNUAL
MEETING 2022**

June 1, 2022

UNIVERSITY CROSSING PUBLIC IMPROVEMENT DISTRICT (UCPID) BOARD OF DIRECTORS

- Matt Omundson – GlenStar Properties
 - Brad Cheves – SMU
 - Larry Walton – The Highland Residences
 - Paul Ward – SMU
 - Margaret DiFrancesco – Public Service Plumbers
 - Nick Bendorf – GlenStar Properties
 - Lawrence Ward - Oncor
 - Julia Hart – GlenStar Properties
 - Jared Williams – The Beeman Hotel
 - Erin McKool – (formerly Start Restaurant)
 - Kristin Munson- The Highland Residences
 - Janice Chilton- Convexity
 - Brett Gerig (w/Missy Castaneda as Proxy) – Waterton Group
 - Annette Eastman– CBRE (Mockingbird Station)
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**2021 - 2022
HIGHLIGHTS**

2021-22 HIGHLIGHTS – PUBLIC SAFETY

PUBLIC SAFETY Programs:

- Crime Reduction through the Expanded Neighborhood Patrol Program (ENP)
 - **In 2022 & 2023**– The UCPID hopes to restart community engagement through the *Lunch & Learn Program* & *Crime Prevention Through Environmental Design (CPTED)* Program
 - VIP Bike Patrol Program
 - Homeless Outreach Program
-

2021-22 HIGHLIGHTS – CAPITAL IMPROVEMENTS

CAPITAL IMPROVEMENT PROJECTS:

- Pedestrian Lighting (University Crossing Trail)
 - Installed Public Mural under the Greenville Ave. & Matilda St. bridges
 - Developing Pollination Park under the Greenville Ave. & Matilda St. bridges
 - Installed a new Rest Area under the Greenville Ave. & Matilda St. bridges
 - Developed a new Decorative Fence under the Greenville Ave. & Matilda St. bridges
 - Installed a new Rest Area on the University Crossing Trail (near SMU Blvd.)
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2021-22 – CAPITAL IMPROVEMENTS

CAPITAL IMPROVEMENT PROJECTS (Continued):

- Partnering with Mockingbird Station to install a new mural on the east wall and the pedestrian bridge
 - Installing a new Sculpture and Rest Area on the University Crossing Trail (near Premier Place)
 - Installed a new “Chess Park” in Glencoe Park
 - Repainting Pedestrian Crosswalks (Strategic Locations)
 - Partnering with the City of Dallas on implementation of the *Mockingbird Pedestrian & Bicycle Study – Part of the City’s 2017 Bond Package*
 - Partnering with the City of Dallas on implementation of the *Greenville Avenue & Katy Trail Enhancement Master Plans*
 - Partnering with SMU’s *Masters of Design & Innovation* (“MADI”) to develop public space near Matilda St. & Mockingbird Ln.
 - Partnering with City of Dallas, Park & Rec. to install pedestrian flashers at cross-walks in our community
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2021-22 HIGHLIGHTS – MAINTENANCE PROGRAMS

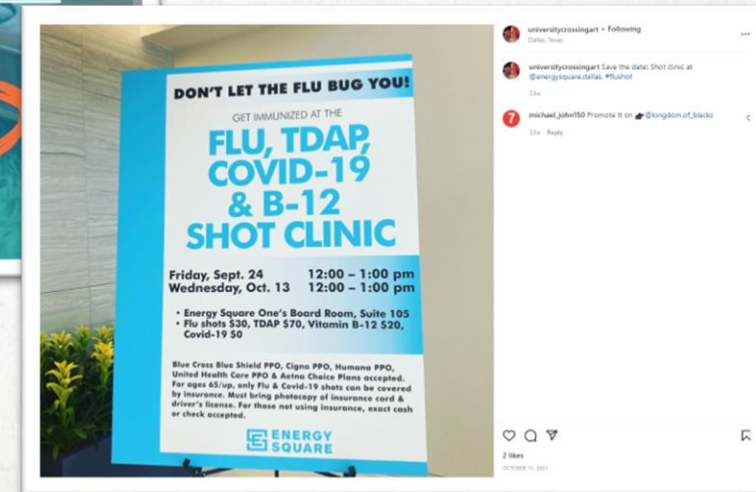
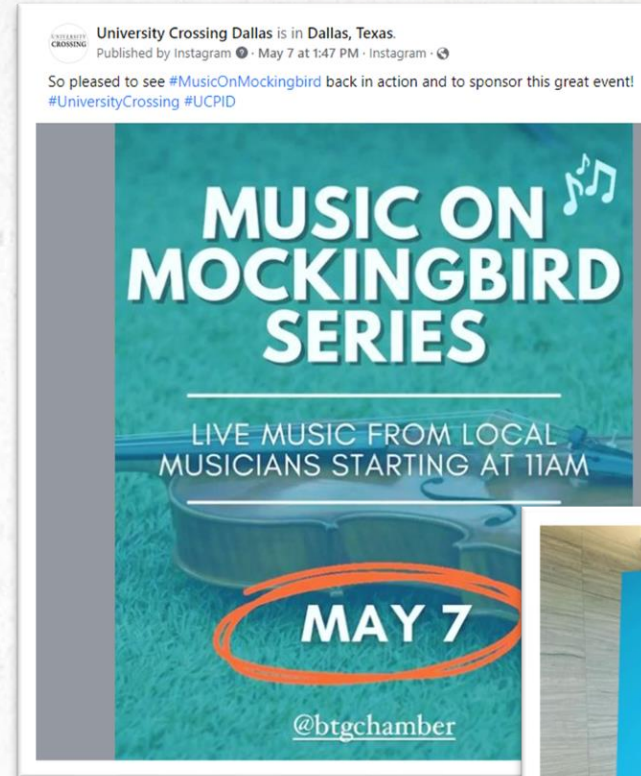
MAINTENANCE PROGRAMS:

- Continued maintenance on:
 - Mockingbird Ln.
 - SMU Blvd.
 - The University Crossing Trail
 - The University Crossing Trail (Pedestrian Lighting)
 - US75 (Access Road)
 - Public Trash Receptacles
 - *Birth II* Sculpture & Rest Area
 - Conducted Community Advocacy – Resulting in Cleaner Community
 - US75 & Lover Ln.
-

2021-22 HIGHLIGHTS – COMMUNICATION & CULTURAL

COMMUNICATION AND CULTURAL PROGRAMS:

- Maintain www.universitycrossing.com
- Maintain social platforms and engage with community (Facebook and Instagram)
- Partnered with *Mockingbird Station* and *Bridge the Gap* to offer **Music on Mockingbird**
- Partnered with *Mockingbird Station* and *Bridge the Gap* for a special performance of **Bach in the Subways**
- Reinstalled a Trail Camera to highlight life along the University Crossing Trail (UCT)



2021-22 – SERVICE PLAN

SERVICE PLAN (2022):

- The University Crossing Public Improvement District (UCPID) Developed a Service Plan to support our many projects.

SERVICE PLAN (2023-Draft):

- The University Crossing Public Improvement District (UCPID) is developing a draft Service to support our projects in 2023.
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**2021 - 2022
PUBLIC SAFETY
PROGRAMS**

EXPANDED NEIGHBORHOOD PATROL PROGRAM

- **Expanded Neighborhood Patrol Program (ENP)**– The UCPID Contracts with the Dallas Police Department (DPD) to hire off-duty Police Officers to Patrol our Community
 - Patrols in cars, in bikes and on foot occur Seven (7) Days a Week – With Extended Hours over the Weekend
 - These ENP Officers utilize a *Proactive* and *Community-Based* Policing mode
 - **Next Steps:** Please continue to *say something if you see something!* We are here when you need us!
 - For Emergencies, call 911
 - For Questions about the PID or the ENP, email info@universitycrossing.com
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2021-22 - ENP REPORT

UCPID ENP Annual Report *January 2021 – April 2022*

By the Numbers	Calls for Service	Business & Citizen Contacts	Arrests	ENP Notifications
Jan 2021 - April 2022	828	8,059	86	2,250

Highlights

- ❖ Enhanced partnership with UCPID Homeless Outreach Team through weekly communications and follow up
- ❖ Conducted multiple Crime Prevention Through Environmental Design (CEPTED) inspections
- ❖ Targeted focus on BMV offenses: Bait Cars, increased on-duty patrol support
- ❖ Multiple arrests, including felony offenses and warrants
- ❖ Coordination of on-duty patrol and ENP response to panhandlers
- ❖ Recruited additional officers to support ENP
- ❖ Intel sharing with other law enforcement agencies (University Park PD, SMU PD, DART PD)

Safety & Security Education Opportunities

- ❖ CPTED Surveys
Security survey with safety improvement recommendations
- ❖ Lunch & Learns
Safety discussion including situational awareness and public safety resources



ENP Mission

- ❖ To supplement the Dallas Police Department's on-duty patrols and provide dedicated police services to UCPID in the form of:
 - Community policing
 - Proactive patrols
 - Quality of life enforcement (panhandlers)

Public safety questions?
Interested in CPTED Survey or Lunch & Learn?
Email info@universitycrossing.com

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LUNCH AND LEARN

SCHEDULE TODAY!

f @universitycrossingdallas
t @UnivCrossing

Lunch & Learn

PUBLIC SAFETY UPDATES

THEFT PREVENTION TIPS

SITUATIONAL AWARENESS

UNIVERSITY CROSSING

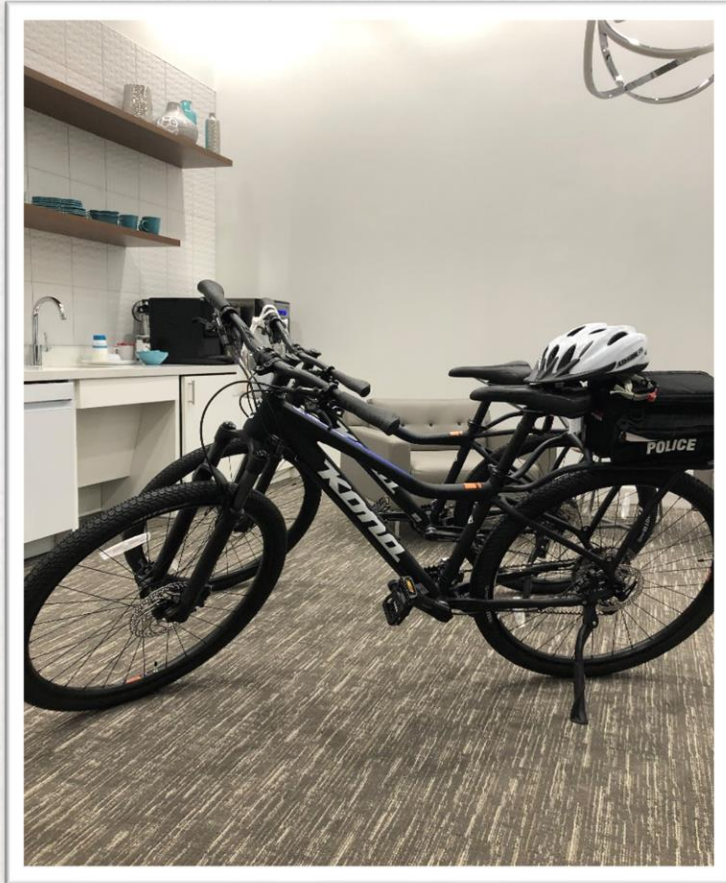
Email info@universitycrossing.com to schedule

UNIVERSITY CROSSING TRAIL VOLUNTEER IN PATROL (VIP) BIKE PATROL

- **Program Background:** The Dallas Police Department (DPD) manages a city-wide Volunteer in Patrol (VIP) Program
 - Through the VIP Program – DPD trains neighborhood volunteers to Observe & Report suspicious activity in their communities
 - VIP Results - Where the VIP program has been deployed, DPD has seen a reduction in crime
- **University Crossing Trail (VIP Bike Patrol):** This program is a partnership between DPD, the UCPID, and Mockingbird Station. Each party brings something unique to the partnership:
 - DPD trains volunteers in the VIP Program and only those certified in the program can participate in the VIP Patrol
 - The UCPID has purchased two (2) bikes, with accompanying equipment, for use in the VIP Bike Patrol
 - Mockingbird Station has agreed to store the bikes on their premises, which allows volunteers easy access to the trail

Next Steps: The UCPID is looking for volunteers to join this program! The more volunteers we have the more successful this program will be!

UNIVERSITY CROSSING VIP BIKES



HOMELESS OUTREACH PROGRAM

- Every Monday & Tuesday - The UCPID's Homeless Outreach Team deploys in our community with the goal of helping the homeless transition to shelters and other supportive housing
 - The Homeless Outreach team consists of the following:
 - **Homeless Case Manager** – trained in assisting the homeless community
 - **Executive Security Escort** – the security escort who helps ensure her safety
 - In addition to funding the Homeless Outreach Team – The UCPID purchases supplies the team can use to assist with their outreach
 - Water, bus passes, etc.
 - **Next Steps:** Notify the UCPID if you see homeless activity in our community!
-

HOMELESS OUTREACH REPORTS 2021-22

Date of UCPIID Count: 01/01/2022 - 02/10/2022
Population: Sheltered and Unsheltered Count

	Sheltered	Unsheltered	Total
Number of Children (under age 18)	0	0	0
Gender			
	Sheltered	Unsheltered	Total
Female	3	1	4
Male	15	1	16
Transgender	0	0	0
Race			
	Sheltered	Unsheltered	Total
White	4	0	4
Black or African-American	9	1	10
Asian	0	0	0
American Indian or Alaska Native	0	0	0
Hispanic/Latino	6	1	7
Multiple Races	n/a	n/a	n/a
Other			
Adults with a Serious Mental Illness	1		
Adults with a Substance Use Disorder	N/A		
Adults with HIV/AIDS	N/A		
Adult Survivors of Domestic Violence	N/A		
Adults with Covid 19	N/A		

Date of UCPIID Count: 01/01/2021 - 10/13/21
Population: Sheltered and Unsheltered Count

	Sheltered	Unsheltered	Total
Number of Children (under age 18)	0	0	0
Gender			
	Sheltered	Unsheltered	Total
Female	18	13	31
Male	46	22	68
Transgender	0	0	0
Race			
	Sheltered	Unsheltered	Total
White	23	14	37
Black or African-American	30	12	42
Asian	0	0	0
American Indian or Alaska Native	0	0	0
Hispanic/Latino	14	6	20
Multiple Races	n/a	n/a	n/a
Other			
Adults with a Serious Mental Illness	3		
Adults with a Substance Use Disorder	N/A		
Adults with HIV/AIDS	N/A		
Adult Survivors of Domestic Violence	N/A		
Adults with Covid 19	N/A		

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**2021 - 2022
CAPITAL
IMPROVEMENT
PROJECTS**

PEDESTRIAN LIGHTING (UNIVERSITY CROSSING TRAIL)

- In the fall of 2021 – TXDOT approved the Environmental Study for this project.
- In the spring of 2022 – The UCPID submitted its Construction Document for final approval from TXDOT.
- **The Construction Document calls for the following:**
 - Light Fixtures from Glencoe Park (near Martel) to Twin Sixties Dr.
 - Light Fixtures from the “Red Line” Bridge, above the DART line, heading east to the Greenville Ave. & Matilda Bridges
 - From Matilda Bridge to Skillman (Phase 1 Completed): *Oncor has installed light fixtures on existing light poles, located along the trail (NOTE: Oncor installed these light fixtures at NO COST, and the City of Dallas is paying the electricity cost. The UCPID thanks Oncor for this generous service!)*
 - **Estimated Cost of Project: \$1,000,000**

THE UNIVERSITY CROSSING TRAIL PEDESTRIAN LIGHTING PROJECT (FUNDING)

- Now that the relevant contracts are approved, including the UCPID's Funding Agreement, the project can move forward!
 - **Background:** In 2017 – The North Texas Council of Governments (NTCOG) awarded the City of Dallas and the UCPID a reimbursement grant to fund pedestrian lighting along the *University Crossing Trail* (*Note: Under the Funding Agreement, the UCPID will fund approximately 20% of this project, which is approximately \$300,000. Additionally, the UCPID will fund certain cost overruns, but the cost has been “capped” at \$750,000. If there are overruns beyond the “capped” amount, with Board approval the UCPID may provide additional funding*).
 - **Background:** The UCPID partnered with Dallas Park & Rec. to develop a **Funding Agreement** to install the pedestrian lighting
 - **Background:** In 2018 - The UCPID met with TXDOT, Park & Rec., and other Community Stakeholder to discuss implementation
- **Next Steps:** In 2022 – TXDOT will approve the *Construction Document*. With TXDOT's approval, Park & Rec. will select a contractor to install pedestrian lighting along the trail. **The UCPID will push for installation of the lighting in the winter of 2022 – 2023, and the UCPID will carry forward funding to ensure completion!**

PEDESTRIAN LIGHTING (PROPOSED AREA)

KATY TRAIL EXTENSION ENHANCEMENT CONCEPT PLANS - KEYMAP



GREENVILLE AVE. BRIDGE & MATILDA ST. BRIDGE (PUBLIC MURAL)

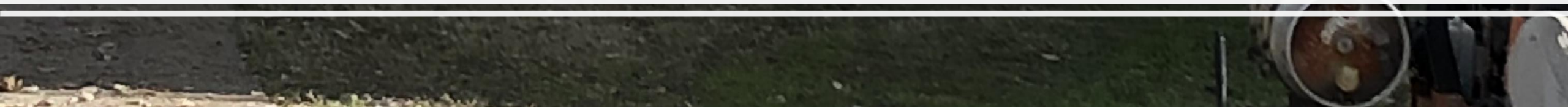
- In 2021 - The University Crossing Public Improvement District (UCPID) was proud to fund the installation of public murals under the Greenville Ave. & Matilda St. bridges!
 - In the fall of 2021 – Artist *JM Rizzi* completed the installation of the murals!
 - **Next Steps:** Enjoy the beautiful art!
-



Greenville Ave. Bridge
(After Mural Installation)

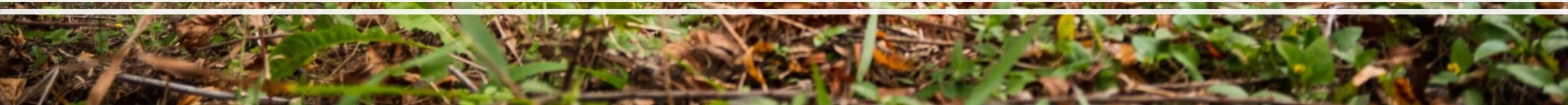


Greenville Ave. Bridge
(After Mural Installation)





Greenville Ave. Bridge
(After Mural Installation)





Greenville
Ave. Bridge
(After Mural
Installation)



Greenville
Ave. Bridge
(After Mural
Installation)



Greenville
Ave. Bridge
(After Mural
Installation)



Matilda St.
Bridge
(After Mural
Installation)



Matilda St.
Bridge
(After Mural
Installation)



Matilda St.
Bridge
(After Mural
Installation)

UNIVERSITY CROSSING TRAIL (UCT) POLLINATION PARK

- The University Crossing Public Improvement District (UCPID) is proud to develop and fund the installation of a pollination park, along the UCT!
 - The Pollination Park will be installed underneath the Greenville Ave. & Matilda St. bridges.
 - Not only will this park serve as a respite along the trail, but once it is complete, signage will also be installed to educate the public about the importance of pollination parks to our ecosystem!
 - Installation is hoped to begin in the fall of 2022
 - **Next Steps:** Enjoy the park!
-

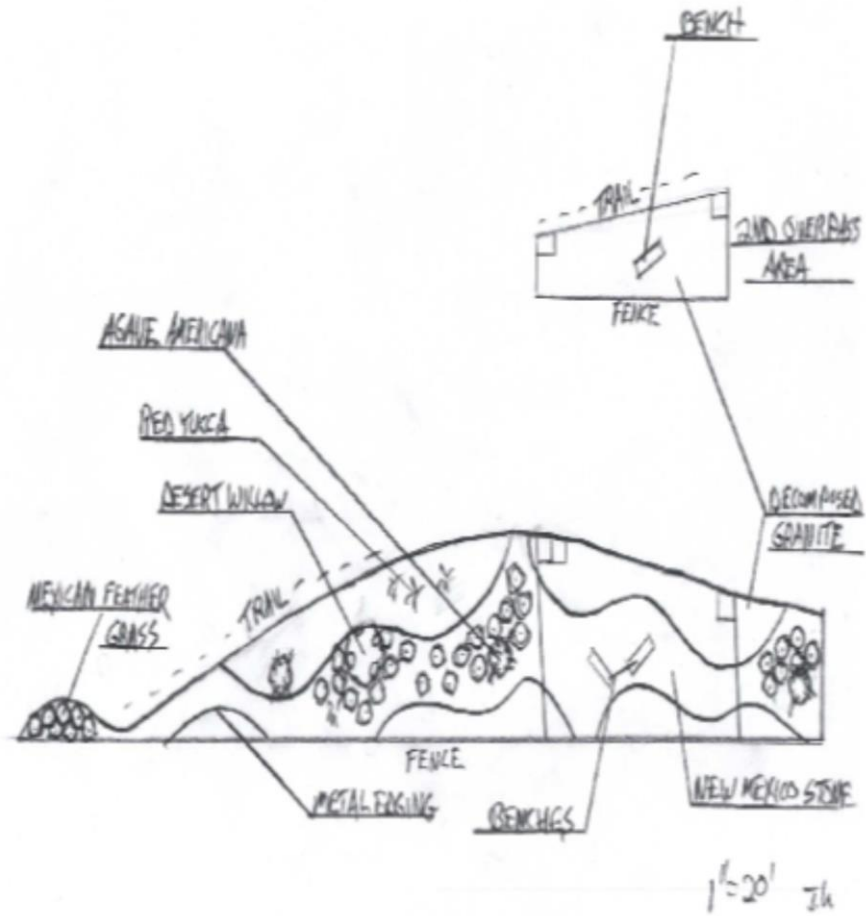
POLLINATION PARK LOCATION



UNIVERSITY CROSSING TRAIL (REST AREA)

- The UCPID is proud to sponsor a new Rest Area, along the UCT!
 - The Rest Area will be installed underneath the Greenville Ave. & Matilda St. bridges, on the southside of the trail.
 - The location of this new Rest Area will allow pedestrians to enjoy the new murals and the new pollination park.
 - This new Rest Area will include new park benches which will be accessible from the trail.
 - **Next Steps:** Enjoy the new Rest Area!
-

OVERPASS TRAIL AREA



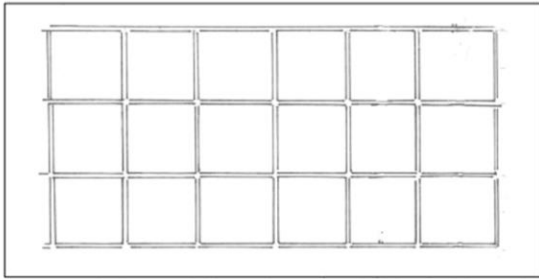
REST AREA
LOCATION
(LANDSCAPE
DESIGN)

UNIVERSITY CROSSING TRAIL (DECORATIVE FENCE)

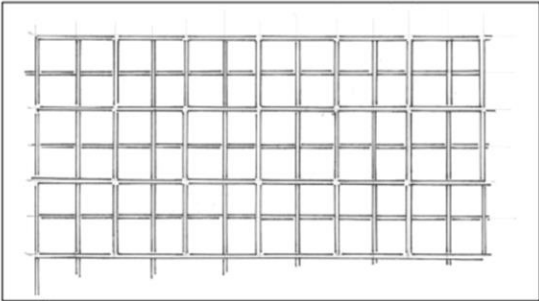
- In the summer of 2022 - The UCPID is proud to fund a new decorative fence, which will replace current fencing underneath the Greenville Ave. & Matilda St. bridges.
 - This new fence will allow the public to better enjoy both the murals and the pollination park located in this area.
 - **Next Steps:** Enjoy the area!
-

DECORATIVE FENCE (DESIGN CONCEPT)

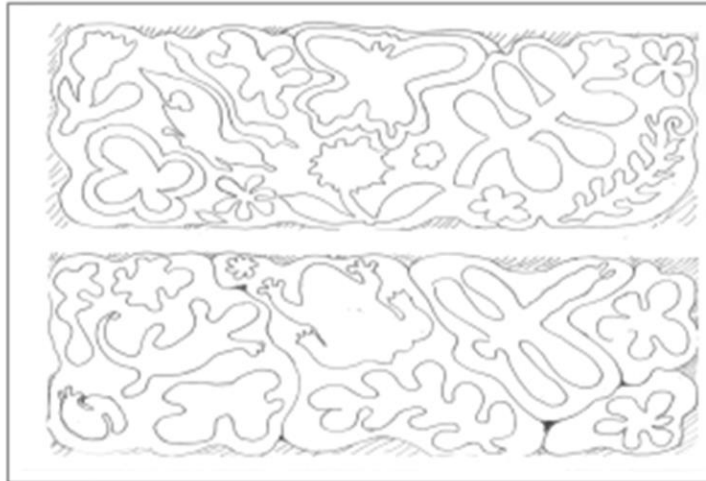
There are many aperture types the vertical slotted "Horse" fencing would be difficult to climb. I would recommend a "farm type" fencing company be involved in the putting it up.



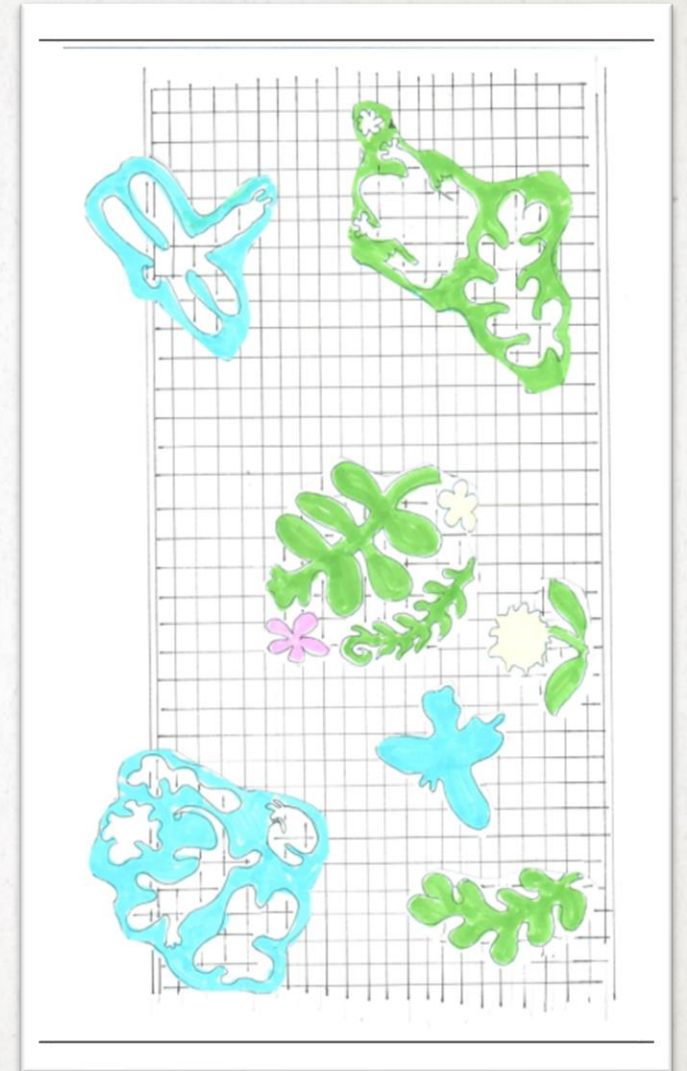
Above. A single set could be used. *Below.* A double set with a gap in between could be installed.



van Enter Studio - Dallas Texas - vanenterstudio.com
214 - 515-9948 mve@vanenterstudio.com



The elements can all be used. In sets or individually. Note the negligible waste of material.



NEW REST AREA (UNIVERSITY CROSSING TRAIL & SMU BLVD.)

- In 2021 - The UCPID was proud to install a pedestrian Rest Area along the University Crossing Trail, near SMU Blvd.
 - Before installation of this Rest Area, there was no public seating available in this area.
 - **Next Steps:** Enjoy the trail!
-

NEW REST AREA (UNIVERSITY CROSSING TRAIL & SMU BLVD.)



MOCKINGBIRD STATION MURAL (EAST FACING WALL & DART PEDESTRIAN BRIDGE)

- The UCPID is proud to partner with Mockingbird Station to install murals along the east facing wall of Mockingbird Station and the pedestrian bridge linking Mockingbird Station to the DART station.
 - Under this partnership, the UCPID will pay 50% of the cost and Mockingbird Station will pay 50%
-

MOCKINGBIRD STATION MURALS (NEW LOCATIONS)



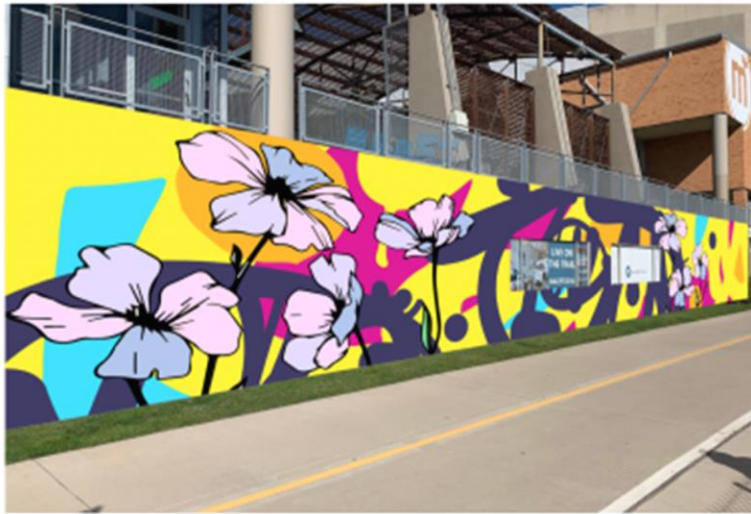
MOCKINGBIRD STATION MURALS (PROPOSED DESIGN)

Mockingbird Station Art Enhancement

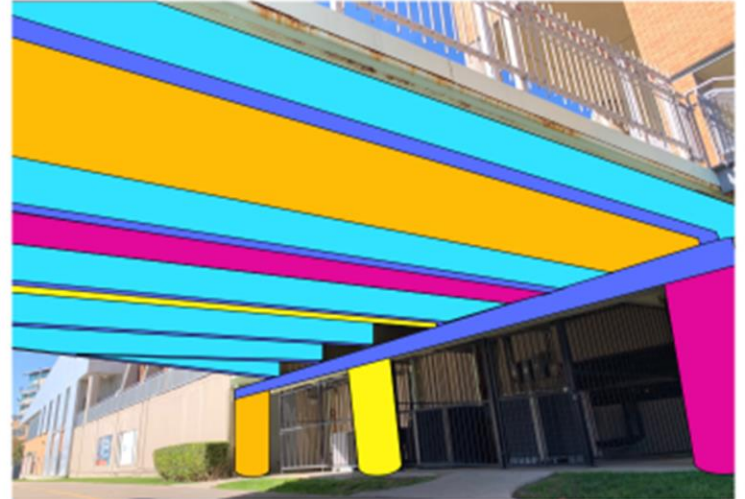
Artist: JM Rizzi
2022



Mockingbird Station Mural



Mockingbird Station Underpass



NEW SCULPTURE & REST AREA (ON UNIVERSITY CROSSING TRAIL NEAR PREMIER PLACE)

- In 2022 - The UCPID is proud to partner with community stakeholders to install a new Sculpture & Rest Area along the University Crossing Trail.
 - This project would not be possible without a partnership between the UCPID, Mockingbird Station, and Premier Place. Each partner brings something unique to this project:
 - Mockingbird Station has generously donated a sculpture, for public use along the University Crossing Trail.
 - Premier Place has generously donated the land for the new Sculpture and Rest Area, which sits next the University Crossing Trail.
 - The UCPID is funding the restoration and installation of the Sculpture and the new Rest Area.
 - **Next Steps:** Enjoy the New Sculpture & Rest Area!
-

NEW SCULPTURE LOCATION & REST AREA



“CHESS PARK” (GLENCOE PARK)

- In 2022 – The UCPID is proud to sponsor the installation of a new “Chess Park” in Glencoe Park.
 - Situated in a grove of trees – The new “Chess Park” includes five tables and chairs, which are installed over decomposed granite for easy access.
 - The area will also include a bike station, to make it accessible for both pedestrians and cyclists.
 - **Next Step:** Enjoy the new “Chess Park”!
-

GLENCOE PARK BEFORE “CHESS PARK” INSTALLATION



GLENCOE PARK AFTER "CHESS PARK" INSTALLATION



REPAINTING PEDESTRIAN CROSSWALKS

- To promote pedestrian safety - The UCPID will repaint three Pedestrian Crosswalks in our community
 - The Intersections include:
 - **Greenville Ave. & Milton St.**
 - **Greenville Ave. & University**
 - **Greenville Ave. & SMU Blvd.**
 - These intersections were chosen because of the high pedestrian traffic.
 - **Next Steps:** The UCPID will continue to monitor crosswalks in our community to help ensure pedestrian safety!
-

REPAINTED CROSSWALKS (GREENVILLE AVE. & MILTON ST.; GREENVILLE AVE. & UNIVERSITY; AND GREENVILLE AVE. & SMU BLVD.)



MOCKINGBIRD PEDESTRIAN & BICYCLE STUDY

- In May 2022 – The UCPID met with representatives from the City of Dallas, Transportation Dept. where the City confirmed its plans to move forward with improvements outlined in this study.
 - **Background:** Under the City of Dallas' 2017 Bond Package - Improvements outlined in the *Mockingbird Pedestrian & Bicycle Study* are designated for funding. (**Note:** The improvements are found in the “*US75/Mockingbird/Lovers Lane Pedestrian Improvements*”)
 - **Background:** In addition to the City of Dallas, TXDOT and the NCTCOG have also pledged to help fund these improvements.
 - **Background:** TXDOT has already begun implementing improvements from the *Mockingbird Pedestrian & Bicycle Study* (TXDOT's improvements can be found at the intersection of Mockingbird Ln. & US75, in the form of new pedestrian crossings!)
 - **Next Steps:** In 2022 - The UCPID will partner with the City of Dallas to develop a Funding Agreement, which will focus on widening and beautifying the sidewalks along Mockingbird Ln, between US75 and Matilda St.
-

GREENVILLE AVENUE & KATY TRAIL ENHANCEMENT MASTER PLANS

- In 2022– The UCPID met with representatives from the City of Dallas, Transportation Dept. where the UCPID shared the *Greenville Avenue & Katy Trail Enhancement Master Plans* (“Greenville Ave. Plan”), to implement the improvements outlined in the plan.
 - **Background:** In 2016 – The UCPID commissioned the Greenville Ave. Plan, developed by Jacobs Consulting
 - **Background:** The Plan outlines numerous capital improvements along Greenville Ave., including upgraded sidewalks, additional street lighting, generous tree planting, and beautification to the medians on Greenville Ave.
 - **Background:** The UCPID used the Greenville Ave. Plan to develop the pedestrian lighting along the trail. Now, the UCPID plans to implement additional recommendations from the Greenville Ave. Plan, with emphasis on improved sidewalks.
 - **Next Steps:** In 2022- The UCPID will partner with the City of Dallas to develop a Funding Agreement, which will focus on widening and beautifying the sidewalks along Greenville Ave., between SMU Blvd. & Lovers Ln. Additionally, the UCPID will focus on beautifying the medians, on Greenville Ave., between SMU Blvd. & Lovers. Ln.
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RE-IMAGINING PUBLIC SPACE (MATILDA ST. & MOCKINGBIRD LN.)



PEDESTRIAN “FLASHERS”

- The UCPID has identified at least two locations where pedestrian “flashers” would help protect our community. The locations are as follows:
 - Twin Sixties Dr. & the University Crossing Trail (UCT)
 - Worcola St. & the University Crossing Trail (UCT)
- **Next Steps:** The UCPID has notified the City of Dallas, Park & Rec. Dept. (“Park & Rec.”) about our concerns, and the Park & Rec. should be developing a plan. If additional funding is required, the UCPID is happy to discuss funding assistance.

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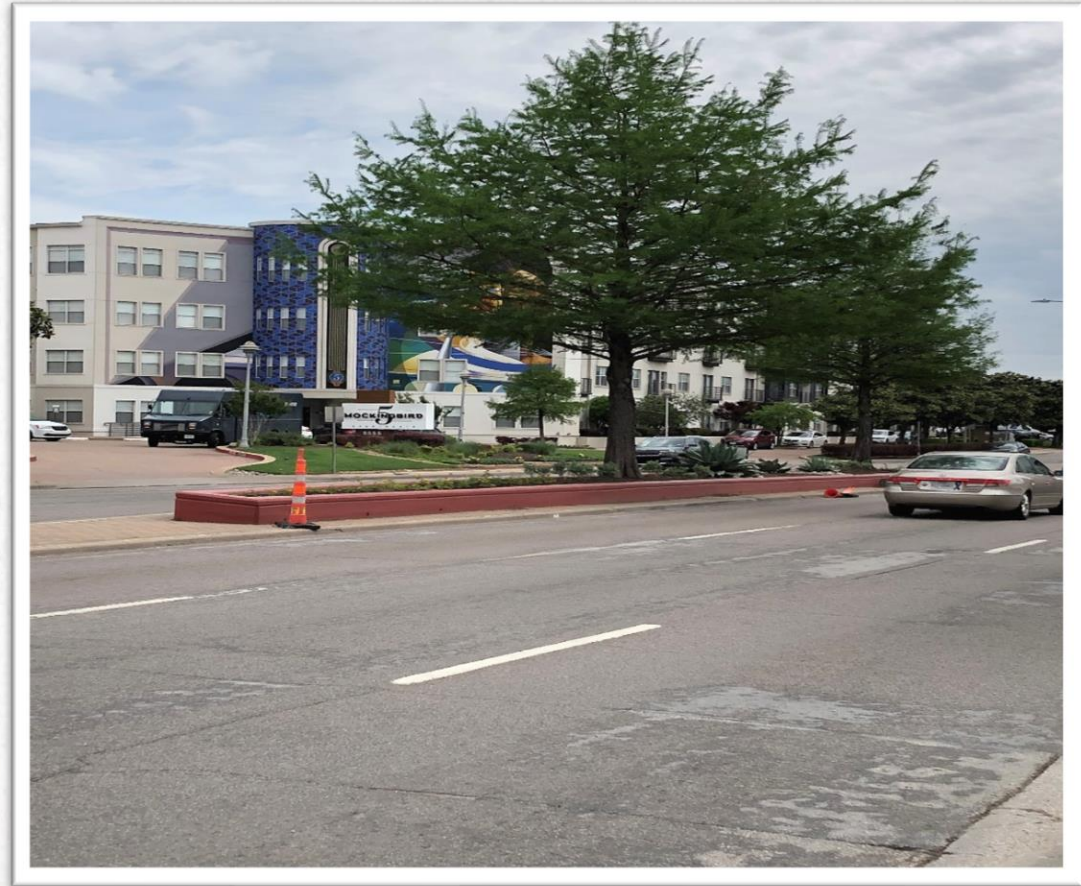
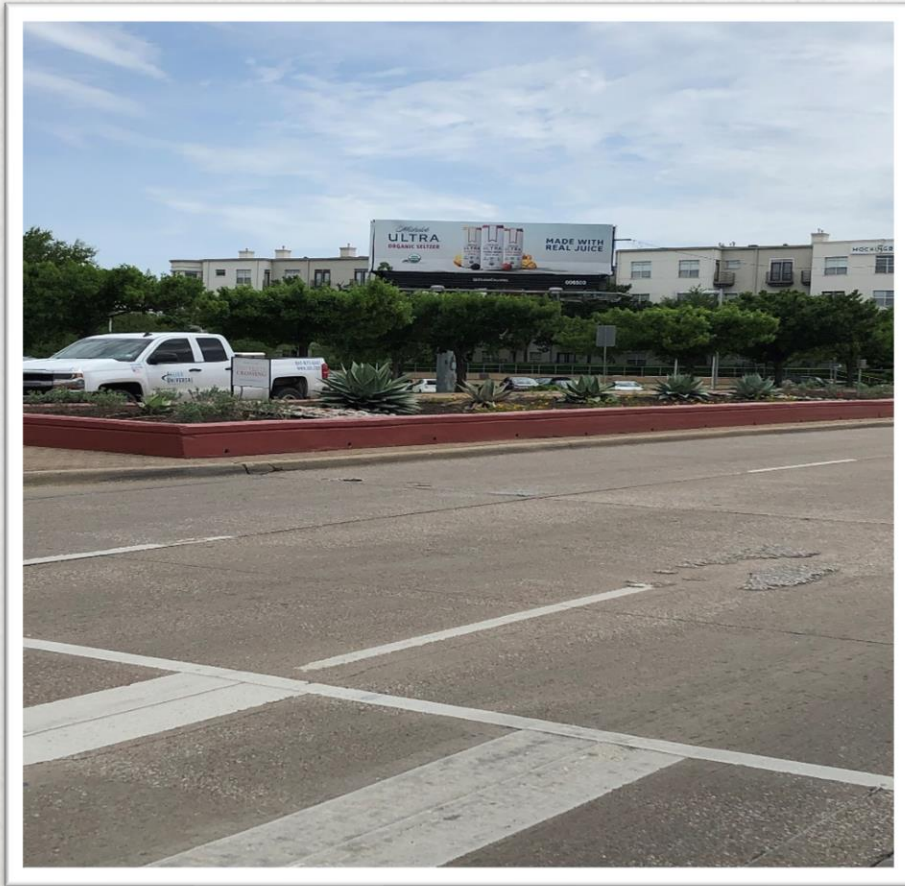
CROSSING

**2021 - 2022
MAINTENANCE
PROGRAMS**

MAINTENANCE PLAN (MOCKINGBIRD LANE)

- The UCPID contracts with the landscape company, Green2B, to maintain Mockingbird Lane (Maintenance starts west of US75 (near the CVS) and continues east to Matilda)
 - *In 2022 – The UCPID replanted the planters with purple sage & yellow lantana to beautify the streetscape*
 - Green2B also maintains portions of the US75 Access Road - Along southbound US75 near Mockingbird Lane
 - **Repainting Planters:** In 2022, the UCPID plans to repaint six planters on Mockingbird Lane, between Mockingbird Station & Matilda Ave.
 - **Next Steps:** We plan to continue this Maintenance Plan but welcome any feedback or suggestions
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MOCKINGBIRD LANE PLANTERS



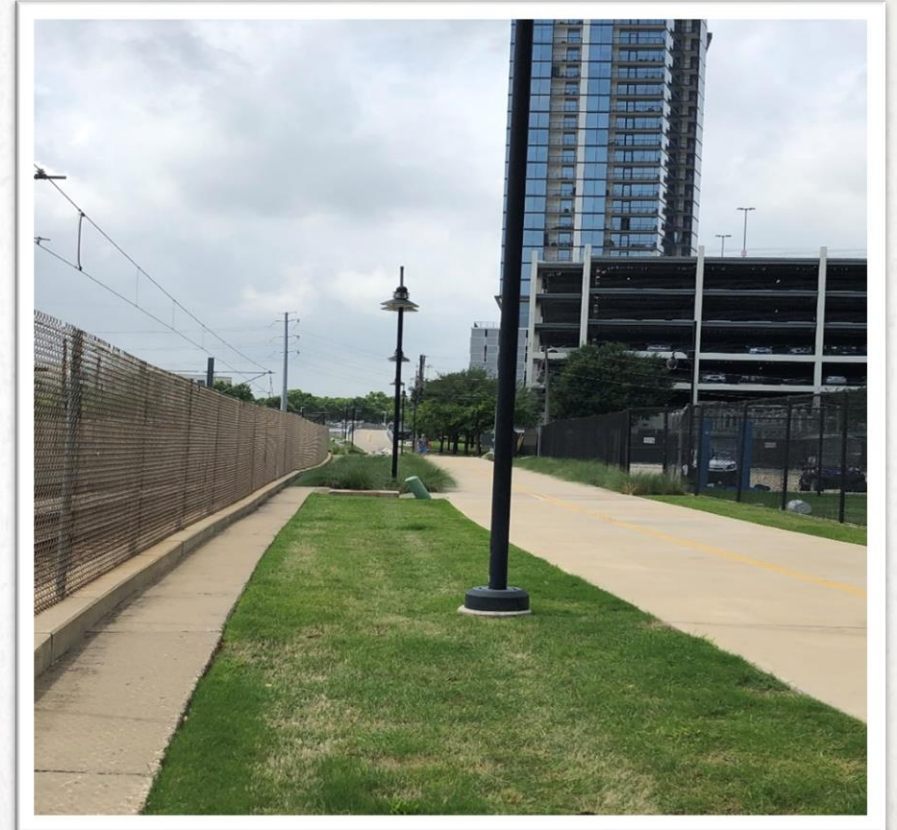
MAINTENANCE PLAN (SMU BLVD.)

- The UCPID maintains portions of SMU Blvd.
(Maintenance is between US75 & the DART track)
- We keep SMU Blvd. free from trash and debris and maintain portions of the landscaping – which includes the southside of the sidewalk and the medians
- **Next Steps:** We plan to continue this Maintenance Plan but welcome any feedback or suggestions



MAINTENANCE PLAN (UNIVERSITY CROSSING TRAIL)

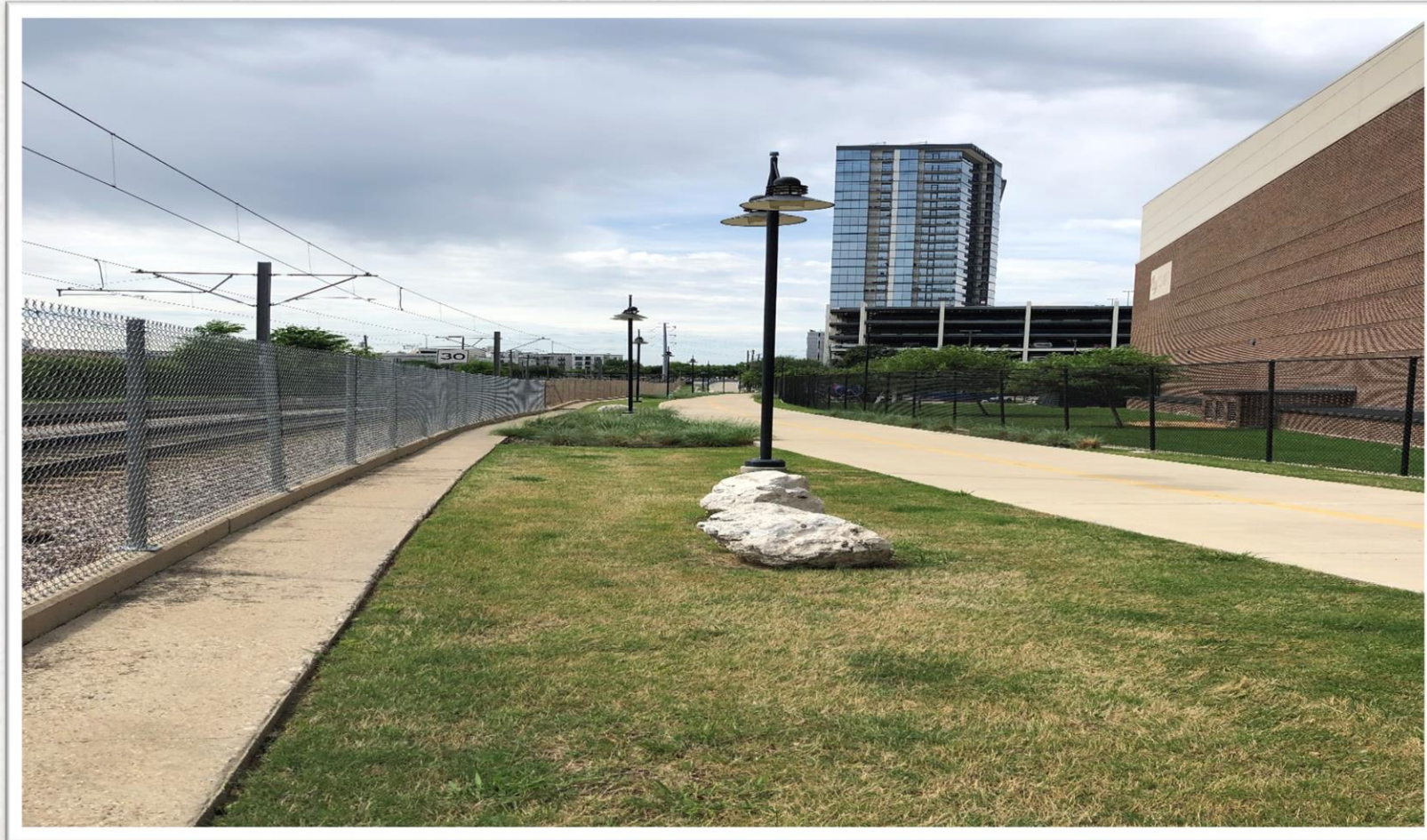
- The UCPID maintains a portion of the University Crossing Trail (UCT) (Maintenance is from SMU Blvd. to Twin Sixties Dr.)
- UCPID keeps the UCT free from trash and debris and maintains the landscaping – which includes Spanish Grass
 - *The UCPID funds a Porter Service that removes trash and debris from both SMU Blvd. & the UCT.*
- **Next Steps:** We plan to continue this Maintenance Plan but welcome any feedback or suggestions.



MAINTENANCE PLAN (UNIVERSITY CROSSING TRAIL – PEDESTRIAN LIGHTING)

- The UCPID maintains the light fixtures along the UCT, from SMU Blvd. to the “Red Line” Bridge. (Note: This includes 11 light fixtures).
 - The UCPID pays the electricity for these 11 light fixtures and provides maintenance when required. (**Note:** After assuming responsibility for these light fixtures – The UCPID is now able to ensure this portion of the UCT is illuminated).
 - *A special acknowledgement to UCPID Board Member, Larry Walton, for walking the trail to monitor these lights!*
 - **Next Steps:** Enjoy the lighting!
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UNIVERSITY CROSSING TRAIL PEDESTRIAN LIGHTING



MAINTENANCE PLAN (US75 ACCESS ROAD)

- The UCPID maintains a portion of the US75 Access Road (Maintenance is on the southbound side of US75 near Mockingbird Lane)
 - We keep the Access Road free from trash and debris and maintain the landscaping
 - **Next Steps:** We plan to continue this Maintenance Plan but welcome any feedback or suggestions
-

US75 ACCESS ROAD



PUBLIC TRASH RECEPTACLES

- After installing public trash receptacles along Mockingbird Ln., SMU Blvd., and University – The UCPID maintains the receptacles to encourage a “culture of clean” in our community.
 - Every week these trash receptacles are emptied by the UCPID’s maintenance team, Green2B, and in the event a receptacle is damaged, the UCPID will replace it.
 - **Next Steps:** Encourage your friends, neighbors and coworkers to use these receptacles, and if you notice damage to a receptacle or it has not been emptied, please notify the UCPID.
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UCPID TRASH RECEPTACLES



BIRTH II SCULPTURE & REST AREA

- After installing the *Birth II* Sculpture and Rest Area in 2020 – *The UCPID wants to express its gratitude to the Highland Hotel & Residences for maintaining these areas, for continued public enjoyment!*
 - Both the *Birth II* Sculpture and Rest Area require landscaping, maintenance, and removal of trash and debris.
 - Presently, the Highland Hotel & Residence is maintaining these areas.
 - **Next Steps:** Enjoy this unique piece of public art along with the rest area that accompanies it!
-

BIRTH II SCULPTURE & REST AREA



MAINTENANCE (THROUGH COMMUNITY ADVOCACY)

- In addition to funding Maintenance Programs - The UCPID also acts as an advocate for our community!
 - This year, the UCPID partnered with DART and the City of Dallas to clean homeless encampments in our community. (**Note:** The area of focus is US75 & Lovers Ln.)
 - Specifically, under Councilmember Paul Ridley's leadership, the City of Dallas and the UCPID have developed a partnership to install fencing on the southeast corner of Lovers Ln. & US75. Under this partnership, the City of Dallas will install a chain link fence, and then the UCPID will upgrade the fence into an art installation, similar to the Art Fence under the Greenville Ave. & Matilda St. bridges.
 - Additionally, the UCPID has offered to install landscaping along Lovers Ln., which would both beautify the area and deter the homeless from congregating in the area.
 - **Next Steps:** Please contact the UCPID if you have concerns about a specific area or property – The UCPID is here to advocate for you!
-

UNIVERSITY

CROSSING

**2021 - 2022
COMMUNICATION
AND CULTURAL
PROGRAMS**

MAINTAINING UNIVERSITY CROSSING WEBSITE (WWW.UNIVERSITYCROSSING.COM)

- Throughout 2021 & 2022- The UCPID maintained its website to provide citizens with up-to-date information about our community
 - The UCPID encourages citizens to visit our website to find information about:
 - Cultural Programs
 - Sporting Events
 - New Businesses & Restaurants
 - Public Service Announcements
 - **Next Steps:** The UCPID will be conducting a thorough update of the site to reflect new businesses that have joined the community.
-

MUSIC ON MOCKINGBIRD

- In 2022 – The UCPID is proud to partner with Mockingbird Station and Bridge the Gap, Chamber Players to resume *Music on Mockingbird!*
 - *Music on Mockingbird* is a program that supports live musical performances two times a month. Each participant in the program brings something unique:
 - Mockingbird Station allows performances in its beautiful pavilion, next to the Angelika Theater.
 - Bridge the Gap, Chamber Players is a non-profit group comprised of current and former SMU music students who bring their talent to our community.
 - The UCPID funds the performances.
 - **Next Steps:** The performances occur on Saturday afternoon from fall to spring, and a reminder is usually sent to our newsletter , so come out and enjoy the music!
-

BACH IN THE SUBWAYS

- *Bach in the Subways* – During his birth month of March, musicians honor the composer Johann Sebastian Bach, by performing his music in subways all over the world.
- In 2022 - The UCPID was proud to partner with Bridge the Gap Chamber Players, Mockingbird Station, and 101.1FM to bring our community *Bach in the Subways!*
- Each of these partners brought something unique to this program:
 - Mockingbird Station offered its beautiful pavilion near the Angelika Theater.
 - Bridge The Gap performed works by Johann Sebastian Bach.
 - 101.1FM advertised the event across the metroplex, offered free merchandise, along with food and drinks.
 - The UCPID supported this performance by funding the musicians and refreshments.
- **Next Steps:** Come out enjoy the program next year!

BACH IN THE SUBWAYS



BACH IN 
THE SUBWAYS

JOIN US AT THE STATION FOR LIVE
MUSIC FROM BRIDGE THE GAP
CHAMBERS PLAYERS FROM 4PM - 6PM.

MARCH 26

5307 E Mockingbird Ln, Dallas, TX 75206

 mockingbirdstation.com  [emockingbirdstation](https://www.facebook.com/emockingbirdstation)  [emockingbirdstation](https://www.instagram.com/emockingbirdstation)

 **mockingbird
station**  **BRIDGE THE GAP
CHAMBER • PLAYERS**

TRAIL CAMERA (UNIVERSITY CROSSING TRAIL)

- In 2022 - The UCPID partnered with the Highland Hotel & Residences to reinstall our trail camera.
 - **Background:** When the pedestrian bridge over Mockingbird Lane was being built the UCPID installed a time lapse camera to chronicle the construction of bridge and provide updates to the community. After the bridge was completed, the UCPID needed to find the camera a new home.
 - The Trail Camera is located along the University Crossing Trail (UCT), behind the Highland Residences, near the *Birth II* sculpture.
 - The camera is linked to the UCPID's website, and it provides time lapse images of life along the trail. These images show the vibrancy of our community!
 - **Next Steps:** Access the UCPID's website at www.universitycrossing.com and get a glimpse of our vibrant community!
-

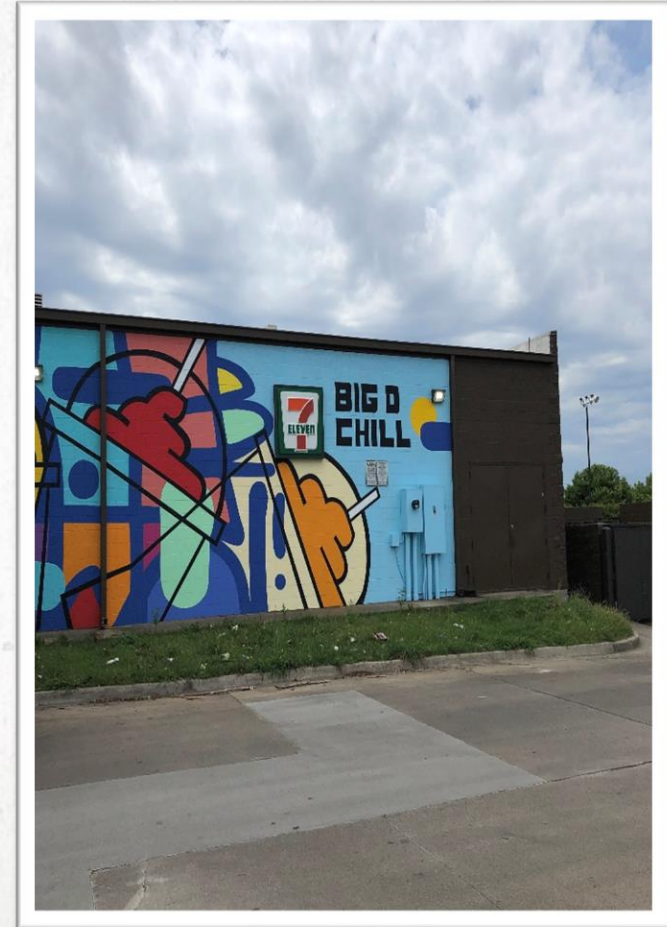
TRAIL CAMERA



ALL SHIPS RISE TO THE SAME LEVEL

- From 2021 & 2022 - The UCPID would like to highlight investment that has occurred in our community.
 - There is an exciting level of investments that can be seen throughout our community, and even though this investment has not come from the UCPID, the UCPID believes that “*All Ships Rise to the Same Level*”!
 - As the UCPID continues to invest in our community, it is great to see other stakeholders do the same!
-

ALL SHIPS RISE TO THE SAME LEVEL (EXAMPLES OF INVESTMENT IN OUR COMMUNITY)



UNIVERSITY

CROSSING

**2022 SERVICE
PLAN & 2023
SERVICE PLAN
(DRAFT)**

Exhibit B
University Crossing Public Improvement District 5- year budget

		2022 Budget	2023 Budget	2024 Budget	2025 Budget	2026 Budget
INCOME						
Net assessment revenue		\$1,041,305	\$1,058,457	\$1,079,626	\$1,101,218	\$1,123,022
Reimbursement from NTCOG		\$0	\$0	\$0	\$0	\$0
Exempt jurisdictions		\$0	\$0	\$0	\$0	\$0
Interest on cash balances		\$1,500	\$1,500	\$1,500	\$1,500	\$1,500
Other income & contributions		\$0	\$0	\$0	\$0	\$0
Reserve carry over		\$1,800,000	\$1,500	\$1,500	\$1,500	\$1,500
TOTAL INCOME¹		\$2,842,805	\$1,061,457	\$1,082,626	\$1,104,218	\$1,126,022
EXPENDITURES						
Security ²	16%	\$442,493	\$402,783	\$358,933	\$336,328	\$341,778
Improvements ³	12%	\$337,348	\$417,625	\$505,932	\$559,078	\$589,586
Public Area Maintenance ⁴	3%	\$74,865	\$67,837	\$61,662	\$58,444	\$55,028
Promotion and Communication ⁵	2%	\$51,419	\$45,578	\$41,082	\$38,595	\$37,059
Organization & Administration ⁶	4%	\$124,776	\$112,355	\$101,625	\$99,246	\$89,841
Audit & Insurance ⁷	0%	\$10,404	\$13,779	\$11,892	\$11,027	\$11,230
Reserve carry over (University Trail lighting project) ⁸	63%	\$1,800,000				
Carry Forward	0%	\$1,500	\$1,500	\$1,500	\$1,500	\$1,500
TOTAL EXPENDITURES		\$2,842,805	\$1,061,457	\$1,082,626	\$1,104,218	\$1,126,022

NOTES:

1 The income is net of City/County PID and collection fees based on a \$0.10 per \$100 contribution on the total tax value of the area minus \$28,956.66 for Dallas county charges and City PID administrative expenses (est. deductions from retainage for protest, staff time, publications, and mailing cost)

2 Police patrol of the University Crossing area, owner safety coordination, safety enhancements in lighting, etc.

3 Public Improvements, landscape, parks and pedestrian amenities for the PID.

4 Sidewalk, public planters, waste disposal, clean area programs, and landscape. Improvements throughout the University Crossing area and speed caution signs.

5 University Crossing area coordination among owners, SMU, program services for area promotion and awareness.

6 Expenses of the PID administration and salary of PID director.

7 Annual audit of the PID finances and liability insurance for the PID.

8 Reserve carried over from 2021 will be prioritized to fund the University Crossing trail lighting project. (NOTE: In February 2021, the Dallas City Council approved a Funding Agreement between the PID and the City of Dallas, Park & Recreation Dept., to install lighting along the University Crossing Trail, see Resolution 210330). Upon completion of the trail lighting project, if any Reserve Carry over remains, the funds will be allocated for capital improvement projects along Mockingbird Ln. and Greenville Ave. Specifically, along Mockingbird Ln., the PID will partner with the City of Dallas to enhance improvements recommended in the Mockingbird Pedestrian and Bicycle Study, see CSJ: 092-47-281: . Along Greenville Ave., the PID will partner with the City of Dallas to implement improvements recommended in the Greenville Avenue & Katy Trail Enhancements Master Plans, see CSJ: 092-47-281.

Exhibit B

University Crossing Public Improvement District 5- year budget

	% *	2022 Budget	2023 Budget	2024 Budget	2025 Budget	2026 Budget
INCOME						
Net assessment revenue		\$1,041,236	\$1,058,457	\$1,079,626	\$1,101,218	\$1,123,022
Reimbursement from NTCOG		\$0	\$0	\$0	\$0	\$0
Exempt jurisdictions		\$0	\$0	\$0	\$0	\$0
Interest on cash balances		\$1,500	\$1,500	\$1,500	\$1,500	\$1,500
Other income & contributions		\$0	\$0	\$0	\$0	\$0
Reserve carry over		\$1,800,000	\$1,431	\$1,431	\$1,431	\$1,431
TOTAL INCOME¹		\$2,842,736	\$1,061,388	\$1,082,557	\$1,104,149	\$1,125,953
EXPENDITURES						
Security ²	16%	\$442,493	\$402,783	\$358,933	\$336,328	\$341,778
Improvements ³	12%	\$337,348	\$417,625	\$505,932	\$559,078	\$589,586
Public Area Maintenance ⁴	3%	\$74,865	\$67,837	\$61,662	\$58,444	\$55,028
Promotion and Communication ⁵	2%	\$51,419	\$45,578	\$41,082	\$38,595	\$37,059
Organization & Administration ⁶	4%	\$124,776	\$112,355	\$101,625	\$99,246	\$89,841
Audit & Insurance ⁷	0%	\$10,404	\$13,779	\$11,892	\$11,027	\$11,230
Reserve carry over (University trail lighting project) ⁸	63%	\$1,800,000				
Expenses		\$2,841,305	\$1,059,957	\$1,081,126	\$1,102,718	\$1,124,522
Carry Forward	0%	\$1,431	\$1,431	\$1,431	\$1,431	\$1,431
TOTAL EXPENDITURES and Carry Forward		\$2,842,736	\$1,061,388	\$1,082,557	\$1,104,149	\$1,125,953

NOTES:

- * Percentages are calculated by dividing each service category by annual expenses and carry forward funds
- 1 The income is net of City/County PID and collection fees based on a \$0.10 per \$100 contribution on the total tax value of the area minus \$28,956.66 for Dallas county charges and City PID administrative expenses (est. deductions from retainage for protest, staff time, publications, and mailing cost)
- 2 Police patrol of the University Crossing area, owner safety coordination, safety enhancements in lighting, etc.
- 3 Public Improvements, landscape, parks and pedestrian amenities for the PID.
- 4 Sidewalk, public planters, waste disposal, clean area programs, and landscape. improvements throughout the University Crossing area and speed caution
- 5 University Crossing area coordination among owners, SMU, program services for area promotion and awareness.
- 6 Expenses of the PID administration and salary of PID director.
- 7 Annual audit of the PID finances and liability insurance for the PID.
- 8 Reserve carried over from 2021 will be prioritized to fund the University Crossing trail lighting project. (NOTE: In February 2021, the Dallas City Council

approved a *Funding Agreement* between the PID and the City of Dallas, Park & Recreation Dept., to install lighting along the University Crossing Trail, see *Resolution 210330*). Upon completion of the trail lighting project, if any Reserve Carry over remains, the funds will be allocated for capital improvement projects along Mockingbird Ln. and Greenville Ave. Specifically, along Mockingbird Ln., the PID will partner with the City of Dallas to enhance improvements recommended in the *Mockingbird Pedestrian and Bicycle Study*, see *CSJ: 092-47-281*: . Along Greenville Ave., the PID will partner with the City of Dallas to implement improvements recommended in the *Greenville Avenue & Katy Trail Enhancements Master Plans*, see *CSJ: 092-47-281* .

GOALS FOR 2022 - 2023

- **Support Public Safety:** Utilizing our ENP Program, with an emphasis on community engagement and proactive policing, the UCPID will enhance the safety of our community.
- **Support Public Safety:** Utilizing our Homeless Outreach program, the UCPID will enhance the safety of our community through compassionate outreach to the homeless.
- **Support Capital Improvements:** With an emphasis on pedestrian safety – The UCPID will finish the *Pedestrian Lighting Project, along the University Crossing Trail*, partner with the City of Dallas on the *Mockingbird Pedestrian & Bicycle Improvements*, and implement projects from our *Greenville Avenue & Katy Trail Enhancement Master Plans*
 - **Carryforward Funds:** Using the \$1,800,000 allocated to the *University Crossing Trail Lighting Project*, in the 2022 Service Plan, in 2022 and 2023 the UCPID will complete installation of trail lighting. *In 2023, remaining carryforward funds will be used to fund the Mockingbird Pedestrian & Bicycle Improvements, the Greenville Avenue & Katy Trail Enhancements Master Plans, and other important improvements like a Dog Park or police Store Front.*
- **Support Maintenance Programs:** Enhance the quality of life of our community through vigilant maintenance
- **Promote our Community:** Highlight local businesses on the web and through social media
- **Promote the Arts:** To strengthen community identity and engagement by continuing to support the arts through such programs like the UCPID's public art initiatives.

THANK YOU FOR JOINING US!

PLEASE VISIT US @:

WWW.UNIVERSITYCROSSING.COM

LIKE US:

