



City of San Marcos

City Council Work Session

July 7, 2026



Presentation Item 1

Receive a staff presentation regarding the draft Riverfront and Eastside Regional Park Preliminary Designs, and direction to the City Manager.



Overview

- **Purpose and Background**
- **Process and Framework**
- **Planning Target Data**
- **Preliminary Design Review**
- **Board Recommendations**
- **Next Steps**



What is a Preliminary Design Report (PDR)?

- Provides Council with the essential information needed to guide a project before detailed design begins. It includes:
 - Project purpose and goals
 - Site conditions, constraints, and opportunities
 - Preliminary design concepts
 - Key amenities and program elements
 - High-level cost estimates and operational considerations



Purpose

- The purpose of this project is to develop two Preliminary Design Reports which will be a framework to guide the future development of the parks, including:
 - Programming
 - Facilities
 - Features
 - General Layout
 - Funding Requirements
 - Potential Implementation Strategy

Riverfront Design Plan Purpose

- Identified objective within the 2019 Parks and Open Space Master Plan
- Plaza Park is excluded due to it being included in the Hopkins City Center: New City Hall & Hopkins Corridor Redevelopment Study area.



San Marcos Riverfront Parks Schematic Plan



San Marcos Riverfront Parks Schematic Plan exhibit C-3: 2019 San Marcos Parks, Recreation and Open Space Master Plan

Eastside Regional Park Design Plan Purpose

- Most recent parkland acquisition for regional park purposes in Oct 2022.
- 176.5 Acres formally the Quail Creek Country Club and Golf Course.



Goals

- Assess community preferences and identify desired characteristics and factors that will shape the parks.
- Evaluate opportunities and constraints based on analysis of the project sites.
- Complement goals associated with the 2019 San Marcos Parks, Recreation and Open Space Master Plan.
- Create a defined action plan for moving forward with park development
- Build consensus and commitment amongst elected and appointed officials, City staff, and the community.



Process

- Began in February 2025.
- Phase 1 Open Houses:
 - Activity Center: 2/12/2025
 - Centro Cultural Hispano: 02/15/2025
 - Bowie Elementary: 02/19/2025
 - First Lutheran Church: 02/22/2025
 - Activity Center: 03/06/2025
 - DeZavala Elementary: 03/19/2025
 - Dunbar: 03/27/2025
- Online Survey: Feb 12 – March 31, 2025



Process

- Phase 2 Public Engagement:
 - Activity Center: 05/08/2025
 - Quail Creek Country Club & Golf Course (rained out held at Activity Center): 05/12/2025
 - Quail Creek Country Club & Golf Course: 06/02/2025
- Online Survey: May 8 – June 15, 2025



Parks & Rec Planning Targets



ACTIVE RECREATION

FACILITY	CURRENTLY AVAILABLE	NATIONAL AVERAGE LOS (PER RESIDENTS) BY NRPA2025 METRICS	2026 NEED BASED ON 91,082 POP.	2026 DEFICIT/ SURPLUS	2030 NEED BASED ON 97,700 POP.	2030 DEFICIT/ SURPLUS
Dog Park	1	1 per 55,250	2	-1	2	-1
Skate Park/Spot	1 - Skate Park 5 - Skate Spots	1 per 61,384	1.5	+0.5	4	+2

*Level of Service = LOS

*National Recreation and Parks Association = NRPA

Parks & Rec Planning Targets



ACTIVE RECREATION

FACILITY	CURRENTLY AVAILABLE	NATIONAL AVERAGE LOS (PER RESIDENTS) BY NRPA2025 METRICS	2026 NEED BASED ON POPULATION 91,082	2026 DEFICIT/ SURPLUS	2030 NEED BASED ON 97,700 POP.	2030 DEFICIT/ SURPLUS
Baseball / Softball	4 - Baseball 9 - Softball	1 per 4,560	20 diamond fields	-7 diamond fields	21	-8
Tennis	6	1 per 5,818	15	-9	17	-11

*Level of Service = LOS

*National Recreation and Parks Association = NRPA

Parks & Rec Planning Targets



ACTIVE RECREATION						
FACILITY	CURRENTLY AVAILABLE	NATIONAL AVERAGE LOS (PER RESIDENTS) BY NRPA2025 METRICS	2026 NEED BASED ON 91,082 POP.	2026 DEFICIT/ SURPLUS	2030 NEED BASED ON 97,700 POP.	2030 DEFICIT/ SURPLUS
Pickleball - Outdoor	8	1 per 8,592	10	-2	11	-3
Pickleball - Indoor	6	1 per 14,818	6	Need Met	7	-1

*Level of Service = LOS

*National Recreation and Parks Association = NRPA

Parks & Rec Planning Targets



ACTIVE RECREATION

FACILITY	CURRENTLY AVAILABLE	NATIONAL AVERAGE LOS (PER RESIDENTS) BY NRPA2025 METRICS	2026 NEED BASED ON 91,082 POP.	2026 DEFICIT/ SURPLUS	2030 NEED BASED ON 97,700 POP.	2030 DEFICIT/ SURPLUS
Basketball - Outdoor	13	1 per 8,447	11	Need Met	12	+1
Basketball - Indoor	1	1 per 25,598	4	-3	4	-3
Soccer	10	1 per 4,659	19	-9	19	-9

*Level of Service = LOS

*National Recreation and Parks Association = NRPA

Parks & Rec Planning Targets



PASSIVE RECREATION

FACILITY	CURRENTLY AVAILABLE	NATIONAL AVERAGE LOS (PER RESIDENTS) BY NRPA2025 METRICS	2026 NEED BASED ON 91,082 POP.	2026 DEFICIT/ SURPLUS	2030 NEED BASED ON 97,700 POP.	2030 DEFICIT/ SURPLUS
Playground	26	1 per 3,643	25	+1	27	-1
Trail	42 miles(+\ -)	16 miles	16 miles	+26 miles	16 miles	+26 miles

*Level of Service = LOS

*National Recreation and Parks Association = NRPA

Parks & Rec Planning Targets



WATER RECREATION

FACILITY	CURRENTLY AVAILABLE	NATIONAL AVERAGE LOS (PER RESIDENTS) BY NRPA2025 METRICS	2026 NEED BASED ON 91,082 POP.	2026 DEFICIT/ SURPLUS	2030 NEED BASED ON 97,700 POP.	2030 DEFICIT/ SURPLUS
Splash Pad	1	1 per 51,000	2	-1	2	-1
Swimming Pool - Outdoor	1	1 per 48,064	2	-1	2	-1
Swimming Pool - Indoor	1	1 per 64,000	1	Need Met	2	-1

Indoor Service = LOS

*National Recreation and Parks Association = NRPA

Parks and Recreation Board



- Began review and discussion of concepts at their September 18 Regular Meeting
- Riverfront Parks - Focused on reducing parking originally proposed, pulling parking away from the river and layout of baseball fields at Ramon Lucio Park.
- Eastside Regional Park – Focused on addition of baseball fields and location of amenities on the site
- December 18, 2025, adopted their Recommendation

Parks Board Recommended Concept



Master Plan Concept D



Other Concepts Discussed



Other Concepts Discussed





Eastside Regional Park Preliminary Design Concepts

Initial Concept



Other Concept Discussed



Neighborhood Commission



- **January 21, 2026** – Initial Staff Presentation to the Board regarding the Parks and Recreation Board’s Recommendation
- **February – May 2026** – Commission held discussion regarding the Parks and Recreation Board’s Recommendation
- **May 20, 2026** – Neighborhood Commission adopted Recommendation opposing the Parks and Recreation Board’s Recommendation.



Council Direction

- Related to the Parks and Recreation Board's Recommended Concepts – Does Council want to proceed as recommended or modify the recommended concepts?
- If modification is desired, which amenities in each concept should be revised, removed or added?
- Any other direction as we proceed?

Next Steps



- Staff will take what we heard tonight and work towards generating a final draft for consideration of both concepts.
- Staff will bring those items back to Council for additional review and discussion at another Work session before being placed on a future agenda for adoption of the Preliminary Design Reports which will contain the final concepts.