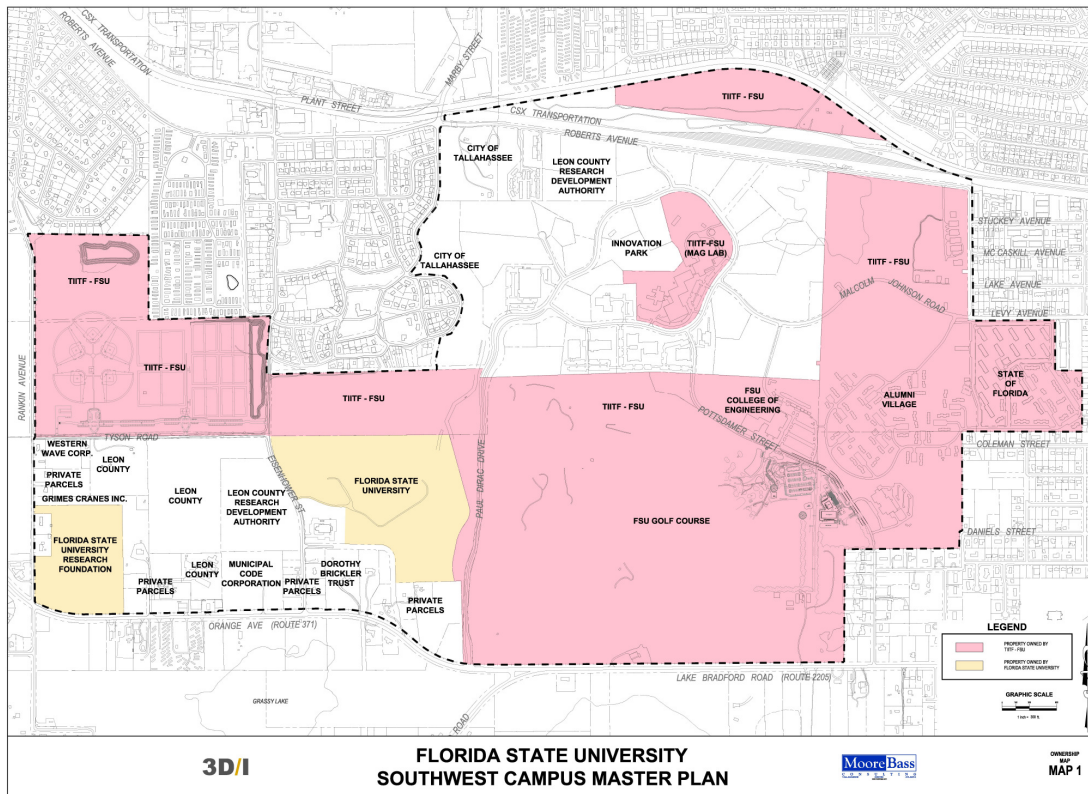


SOUTHWEST CAMPUS OVERVIEW

Location

Situated about one and a half miles to the southwest of the University Center/Campbell Stadium on the Main Campus in Tallahassee (see Fig. 4.2 in Element 4 Land Use), the property commonly called “the Southwest Campus” (abbreviated “SWC”) is composed of several parcels totaling approximately 720 acres. This area was once an active teaching dairy farm encompassing approximately 1000 acres and until recently was called “The Farm”. Several parcels were transferred to other governmental agencies over the years for various uses. A few have recently been transferred back and others are being sought as part of a long-range acquisitions plan.

The SWC is generally bounded by Roberts Road and the CSX railroad on the north side, by residential neighborhoods on the east between Lake Bradford Road and the campus, by Orange Avenue/Lake Bradford Road to the south and Rankin Road on the west. North-south access is provided by (from west to east) Rankin Road, Eisenhower Street, Paul Dirac Drive, and Pottsdamer Street. From Lake Bradford Road on the east, Levy Street provides the main access (it becomes Malcolm Johnson Road within the property) while Tyson Road enters from Rankin on the west.



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FS-200
13 June 2008

SW-1

Two other nearby parcels owned by FSU are included in the Southwest Campus for purposes of the Master Plan: a lozenge-shaped parcel on the north side of the CSX railroad tracks and the former Florida Highway Patrol Training Center near the intersection of Eisenhower Street and Roberts Road.

Academic Programs

The SWC is focused on supporting two major themes: scientific research and student recreation facilities.

The SWC is the home of the jointly operated FSU-FAMU College of Engineering. It is also the home of the U.S. Government-sponsored National High Magnetic Field Laboratory. The University and its Research Foundation have built several research-oriented office and laboratory buildings (with many more planned) as well as operating several leased facilities in the adjacent Innovation Park. (Innovation Park is a research park of which FSU is part owner but it is not included in the SWC Master Plan.)

Other academic activities at the SWC include the golf course professional management program, the WFSU television and radio broadcast facility, the new Marine Sciences diving and training classroom and pool facility.

Land Use

The SWC is in effect a collection of separate parcels with differing land uses based on trends set long ago as new activities were founded or were off-loaded from the Main Campus to available land at the SWC.

Current land uses at the SWC include the following.

- Scientific Research and associated Academic Instruction (see descriptions above)
- Academic, primarily at the College of Engineering
- Student Recreation activities at the Seminole Golf Course (which is the major land occupant) and the new Intramural Fields (currently under construction)
- Student Housing at Alumni Village
- Support including warehouses along Mission Road and the vacated FHP Training Center
- Auxiliary functions including WFSU broadcast facilities

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SW-2

SUPPORTING DATA

Southwest Campus

Several parcels are categorized as “undeveloped”:

- the former trailer park site in the middle of the property bordered by Paul Dirac and Eisenhower
- the former FDOT parcel adjacent to the trailer park
- the “Hill Property” at the northeast corner of Orange Avenue and Rankin Road recently acquired by the FSU Research Foundation

Housing

The venerable Alumni Village complex is about 50 years old. It is primarily used by international students and families. There are no immediate plans for major renovations or redevelopment but the site could hold more density when the University deems that the market will support the investment.

Recreation and Open Space

The Seminole Golf Course is a long-standing amenity to both the university community and to the City of Tallahassee. The need to expand intramural sports facilities which are land-locked on the Main Campus has prompted the development of the large parcel (approx. 115 acres) in the northwest corner formed by Rankin Road and Tyson Street into the main Intramural Fields for the University.

General Infrastructure

The City of Tallahassee has adequate potable water and sanitary sewer service in the Southwest Campus along the major roadways. The City has said that there does not appear to be any constraint to further FSU development from these services and the City will cooperate in facilitating future needs.

Utilities

The existing facilities are served by stand alone heating and cooling plants. There are no plans for creating a central utilities system.

A major electrical substation is on the property and the area is served by high-voltage transmission lines running through a major easement. The City is the supplier of electrical power.

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SW-3

SUPPORTING DATA

Southwest Campus

Telecommunications among the FSU facilities and service back to the Main Campus are provided by FSU's IT group. Currently all landlines run in easements along the major roadways

Transportation

Almost all students and faculty arrive by automobile. Except for students commuting out to the main Campus from Alumni Village, most occupants are in-bound day workers with normal mid-day trips for an office park environment. Transit services are primarily available to the residents of Alumni Village.

Intergovernmental Coordination

See discussion in Element 12 Intergovernmental Coordination, which will apply to the Southwest Campus.

Conservation

All of the parcels within the collective property of the Southwest Campus have been disturbed or developed at some point. There are no known habitat issues. Some portions of the property are within a 100-year floodplain but these are clearly defined and impose no significant constraint to future development for university purposes. There are several sinkhole sites that tend to embody wetlands. Storm water issues include prevention of detrimental runoff affecting the nearby Monson Slough and Chain of Lakes systems.

Capital Improvements

The comments included in Element 14 include the Southwest Campus.

Architectural Design

Until recently, little recognition has been given to the growing community at the SWC. Each enclave has been viewed as a separate entity with little cohesion to the other FSU facilities. The recent facilities display a professional and quality appearance as befits the high building standards of the university.

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SW-4