



Texas Center for Athletes Garners Industry Award in 2010

Situated on the Northwest side of the city on a street named in honor of San Antonio's other championship entity, the 21 Spurs Lane address for Texas Center for Athletes is indicative of the "heart of a champion" philosophy espoused by the building's management team, which recently garnered the distinctive property a 2010 Office Building of the Year (TOBY) Award in the medical office buildings category from the San Antonio chapter of Building Owners & Managers Association (BOMA) during its most recent annual industry competition.

"Being judged a TOBY award winner makes us feel like, well...champions. It is an arduous process to complete the paperwork, go through the review process, and get recognition for what we do here. It's a validation of our commitment to excellence. It's an exciting honor," says Kelly Mizell, senior property manager with Travis Commercial Real Estate Services, Inc., and on-site property manager for Texas Center for Athletes.



A Class A-rated building, Texas Center for Athletes is an accommodating 128,473 square feet, four-story facility populated primarily by medical-based tenants caring for athletes of all abilities. Strategically located in what is known around the Alamo City as the "Medical Center," Texas Center for Athletes houses a community practice featuring otology, dentistry, cosmetic and plastic surgery, cardiology, spine, sleep disorders, ophthalmology, internal medicine, pain management, bracing, physical therapy, sports medicine and hand rehabilitation.

Appropriately ensconced in an almost bucolic 4.5 acres in the Northwest San Antonio, the building also houses research facilities, diagnostics and surgery center, as well as nutrition services. All this while conveniently located immediately adjacent to the four-time NBA Champion San Antonio Spurs' official practice facility. The building is owned by Sports SA Holdings, LP and managed exclusively by Travis Commercial Real Estate Services.

Like its championship-caliber neighbors, the award-winning Texas Center for Athletes was constructed through a team effort that saw completion in October 2006. (The following season, the Spurs would win their fourth NBA Championship title) TCA's team roster included architects from RVK Architects, and Koontz McCombs Construction Company as the general contractor. Tenant construction was completed by Koontz McCombs Construction Company, Metropolitan Contracting Company, Dimensions Contracting and Horizon Interiors.

The completed project opened up with various amenities on-site, such as a deli, a high-performance pharmacy, a therapeutic spa, covered reserved parking, on-premise security guards, state-of-the-art security cameras and an ATM machine. At the core of this championship pedigree is the fact that the building is owned by 21 investors who work in the building as physicians and who all came together to make the vision of having a "one-stop-shop" for athletes morph from a dream into a reality.

Finally, in this sports-themed analogy, Mizell deserves special recognition as this is the second property she manages for Travis Commercial Real Estate Services, Inc., that has earned a TOBY Award - the popular acronym favored among industry professionals. In 2009, Mizell's team at Stoneterra Medical Plaza earned a TOBY in the medical office building category.

BOMA's The Office Building of the Year award designation recognizes those buildings earning top marks in various facets of property operations. These include everything from site management and community involvement of the management team to environmental and "green" policies and procedures.

San Antonio-based Travis Commercial Real Estate Services, Ltd. is a full-service commercial real estate firm dedicated to providing fully integrated real estate services in order to effectively deliver value-enhanced solutions to the challenges and opportunities faced by today's corporate investors and users. Travis Commercial principals, all former national real estate company executives, employ one common philosophy: Serve our clients through an assertive, hands-on approach utilizing proven methodologies and resources developed through 75+ years of collective experience.