

MEETING RECORD

NAME OF GROUP: NEBRASKA CAPITOL ENVIRONS COMMISSION

DATE, TIME AND PLACE OF MEETING: Thursday, February 28, 2008, 8:00 a.m., Room 206, County-City Building, 555 South 10th Street, Lincoln, Nebraska

MEMBERS IN ATTENDANCE: Jim Hewitt, V.J. Nelson, Jeff Searcy and Cecil Steward. Tom Laging, Patrick O'Donnell, and Kim Todd absent.

OTHERS IN ATTENDANCE: Liz Kuhlman (Sinclair Hille Architects); Neal Clayburn (Nebraska State Education Association); Peter Hind and Matt Wills (Studio 951); Bob Ripley (Capitol Commission); Lynn Johnson and Jerry Shorney (Parks & Recreation); (Ed Zimmer and Michele Abendroth (Planning Department)

STATED PURPOSE OF MEETING: Regular Meeting of the Nebraska Capitol Environs Commission

Chair Jeff Searcy called the meeting to order at 8:00 a.m.

Approval of Meeting Notes of September 27, 2007 and November 29, 2007

Nelson moved approval of the meeting notes of September 27, 2007 and November 29, 2007, seconded by Steward. Motion carried 4-0. Hewitt, Nelson, Searcy, and Steward voting 'yes'; Laging, O'Donnell and Todd absent.

Application by Sinclair Hille Architects on behalf of NSEA for a Certificate of Appropriateness for work at the NSEA Building, 605 South 14th Street, in the Capitol Environs District.

Liz Kuhlman stated that they presented preliminary ideas at the November meeting and have now firmed up the direction on the building. NSEA had originally discussed the possibility of an addition, but have since decided that is not within the budget. The project will include landscape screening on the north side and additional parking with screening. The heating and cooling will be a geothermal system. They are preserving the fins and the 1960's character of the building. They are also adding more windows on the north side. Construction costs are estimated at \$3.1 million. Construction will begin in mid-March and they are anticipating 14-16 months of construction. It is expected that NSEA will be able to move back in April 2009.

Commissioners expressed their appreciation for the update and liked the design. Ripley complimented them on the blend of the old with the new. When additional site details have been developed, the Commission will be interested in reviewing them.

Steward moved approval of the renovations and scope of work as presented in the drawings on February 28, 2008, seconded by Hewitt. Motion carried 4-0. Hewitt, Nelson, Searcy, and Steward voting 'yes'; Laging, O'Donnell and Todd absent.

Application by Studio 951 on behalf of Monkey Wrench Cycles for a certificate of appropriateness for work at the McKelvie Building, 210 North 14th Street, in the Capitol Environs District.

Peter Hind began by stating that the original charge for this project was to address the drive-through, the south side of the building and the overhead door. However, that has been put on hold in order to determine the long-term viability of the building. The project is now a north and west elevation project. There are two options for the treatment of the building. One is a backlit polycarbonate panel. They have opened up an existing window to have visibility from the street. The other option is an opaque resin panel to be used as a skin to the exterior of the building.

Ripley felt the resin panel was a better choice as he questioned the long-term durability of the polycarbonate. Hind noted that the polycarbonate would be high on the building and is inexpensive to replace sections.

Steward encouraged a careful study of the color selection of the tile under the canopy. He likes the continuity of color under the canopy. Hind stated that they are going to do a mock-up to look at that issue. Ripley agreed that the variation of the red scheme has real merit. Steward asked that they bring the color selection back to the Commission for their review.

Hind noted that Monkey Wrench would like to be ready to move to this building in April

Nelson moved approval of the Certificate of Appropriateness and to give the architects latitude in terms of material choice; however, a final color selection needs to be brought to the Commission for their review; it was seconded by Hewitt. Motion carried 4-0. Hewitt, Nelson, Searcy, and Steward voting 'yes'; Laging, O'Donnell and Todd absent.

Application by Bahr Vermeer & Haecker Architects on behalf of Nebraska State Historical Society for work at the NSHS Headquarters Building, 1500 R Street, in the Capitol Environs District.

Zimmer offered his opinion that upon further review, this proposal has no material effect on the Capitol Environs District; therefore, no action may be needed by the Commission. There is no north visible elevation. He presented drawings of the proposed project, and Commissioners agreed there is no effect on the Capitol Environs District.

Hewitt noted for the record that he is on the Nebraska State Historical Society Board and took no part in the discussion on this item.

Staff Report: Downtown Neighborhood Design Standards

Zimmer reported that Crandall Arambula is here this week presenting the Antelope Valley Research & Development Corridor Master Plan recommendations. Design standards are being considered for the Downtown and Antelope Valley. Standards will be reviewed by staff. If there is an appeal, it will go to Urban Design Committee, unless the project is within a historic district or the Capitol Environs District, then the existing Commission would retain jurisdiction. The proposed standards will go to the Planning Commission in May at the earliest.

Ripley commented that Antelope Valley abuts downtown, and it is appropriate that they have one and the same standards.

Steward asked about adding a sustainable design category to the standards. Zimmer stated that is an important challenge and asked for suggestions. Steward suggested that it could be in the preamble without being a part of the standards.

Staff Report: Lincoln Mall Plaza

Zimmer noted that Ripley has a plan to restore the Lincoln Memorial on the west end of the Capitol, and would like to see a similar renovation in front of the Hall of Justice. Zimmer agrees that the west end of Lincoln Mall is not a dignified entrance to a public building. However, he is still trying to determine the best approach in seeking funding for these renovations.

Misc.

Johnson stated that the Parks and Recreation Advisory Board would like to work on a funding strategy in

assembling a Centennial Mall Task Force.

Johnson also informed the Commission that the two fountains between P and Q are not operational and will not be able to be repaired. He will bring a plan for this area forward at the next meeting.

There being no further business, the meeting was adjourned at 9:21 a.m.

***Please note that these minutes will not be formally approved until the next meeting of the Capitol Environs Commission. ***

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