

## MEETING NOTES

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| <b>NAME OF GROUP:</b>                   | URBAN DESIGN COMMITTEE   |
| <b>DATE, TIME AND PLACE OF MEETING:</b> | Wednesday, June 3, 2009 3:00 p.m., Room 206, County-City Building, 2 <sup>nd</sup> Floor, 555 South 10 <sup>th</sup> Street, Lincoln, Nebraska                             |
| <b>MEMBERS IN ATTENDANCE:</b>           | Margaret Berry, Michelle Penn, Gordon Scholz and Scott Sullivan. Mike Eckert, JoAnne Kissel and Mary Anne Wells absent.  |
| <b>OTHERS IN ATTENDANCE:</b>            | Ryan Cairns (3 C's Enterprises); Hung & Thuy Nguyen (Little Saigon); Ernie Castillo (Urban Development Department); Ed Zimmer and Michele Abendroth (Planning Department.) |
| <b>STATED PURPOSE OF MEETING:</b>       | Regular Meeting of the Urban Design Committee  |

The meeting was called to order at 3:05 p.m. The Nebraska Open Meetings Act was acknowledged.

### **Accept meeting notes of May 6, 2009.**

Scholz moved approval of the May 6, 2009 meeting minutes, seconded by Berry. Motion carried 4-0. Berry, Penn, Scholz and Sullivan voting 'yes'; Eckert, Kissel and Wells absent.

### **Vendor cart review for Ryan Cairns**

Ryan Cairns presented photos of the hot dog vending cart which he would like to operate downtown. Zimmer stated that the ordinance for outdoor vending on City right-of-way states that the Urban Design Committee is asked to review and comment on vending carts. The Health Department reviews the cart as well as the Police Department.

Penn moved approval of the vendor cart, seconded by Scholz. Motion carried 4-0. Berry, Penn, Scholz and Sullivan voting 'yes'; Eckert, Kissel and Wells absent.

### **Little Saigon Project, 920 N. 26<sup>th</sup> Street**

Ernie Castillo, introduced Hung & Thuy Nguyen, owners of Little Saigon. Kevin Hittle of SSH Architects is the architect for the project. The redevelopment area stretches from 26<sup>th</sup> to 29<sup>th</sup> Streets and from W to Y Streets. The new bridge is at 27<sup>th</sup> & X Streets. The owners would like to build an addition on to the existing building. They are proposing to have a market, restaurant and five retail spaces. The new building will match the existing building. The western half of the alley has been vacated. TIF funds of \$80,000 will be used for the relocation of the LES utility buildings and for access drives off W Street and 26<sup>th</sup> Street. The owners are investing \$550,000.

Nguyens presented a drawing of the proposed building and addition. He noted that the addition and the existing building will match.

Sullivan stated that he likes how the two buildings will match. He expressed a concern with the west facade with the placement of the trash receptacles and how that is perceived by the neighbors on 26<sup>th</sup> Street. Hung Nguyen stated that the dumpsters will be in an enclosed brick building with an access door. They also will landscape around the area. Scholz expressed the same concern and suggested that the trash area be screened.

Castillo stated that the neighborhoods were supportive of the project but also had concerns with the utility and trash areas and requested that those areas be screened.

Castillo stated that they will bring a full plan and landscape plan for the committee to review at the next meeting.

**Streetscape enhancements on S. 48<sup>th</sup> Street/ College View business area (Urban Development Department)**

Castillo stated that this project is in the early stages. Urban Development is partnering with Public Works to complete a streetscape project on 48<sup>th</sup> Street from the alley south of Calvert to the alley north of Pioneers. Urban Development's role is the streetscape. They will be working with the newly created College View Business Association. The LES overhead utilities will be buried. Erickson Sullivan was selected as the architect for the design work on the project.

Sullivan stated it is anticipated that the project will go out for bid in November. Implementation funds are in place with construction beginning in spring 2010. With the LES lines being buried, they will do some overstory trees. He noted that there are many different styles and ages of buildings in this area. They feel that the entry point is at 48<sup>th</sup> & Prescott and should be treated as a center point. They feel that they do not need to have one style of furnishings but to build to a crescendo in the center. They feel that they do not need to have uniform furnishings as there is not uniformity in the buildings. Prescott & 48<sup>th</sup> is proposed as an area of enhanced hardscaping and some planting beds at the intersections. They also talked about an opportunity for a green streetscape project. Public Works has embraced this idea. They want to do LED ornamental lights. They believe that the amenities will be minimal, but there will be some benches and bike racks. They do not have a consensus on signs or banners. The biggest item to address is the green streetscape. He noted that they will present the full plan in July or August for the Committee's review, but wanted to get their initial thoughts on the project.

Scholz stated that he feels it may be better to have some consistency throughout the project.

Penn stated that she feels lighting is only needed on Prescott and suggested having continuous signage throughout.

Sullivan asked members for their opinion on having lighting and landscaping at the intersections only. Committee members were supportive of that idea.

**Staff report: Lewis Ballfield landscaping, etc.**

Zimmer stated that he would bring information on this item to the next meeting.

**Misc.**

There being no further discussion, the meeting was adjourned at 5:06 p.m.

*\*\*Please note that these minutes will not be formally approved until the next meeting of the Urban Design Committee. \*\**

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