

## MEETING NOTES

<b>NAME OF GROUP:</b>	URBAN DESIGN COMMITTEE
<b>DATE, TIME AND PLACE OF MEETING:</b>	Wednesday, January 6, 2010, 3:00 p.m., Room 106, County-City Building, 1 <sup>st</sup> Floor, 555 South 10 <sup>th</sup> Street, Lincoln, Nebraska
<b>MEMBERS IN ATTENDANCE:</b>	JoAnne Kissel, Gordon Scholz and Scott Sullivan. Margaret Berry, Mike Eckert, Michelle Penn and Mary Anne Wells absent.
<b>OTHERS IN ATTENDANCE:</b>	Gill Peace (BVH Partners); Hallie Salem (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 3:10 p.m. The Nebraska Open Meetings Act was acknowledged.

### **Adoption of meeting record from joint meeting of December 2, 2009**

Due to the lack of a quorum, the meeting record was not voted upon.

### **Streetscape improvements for Color Court project, M Street between 8<sup>th</sup> and 9<sup>th</sup> Streets (Gill Peace, BVH)**

Peace stated they have been working on the Color Court renovation project since 2007. The first and second floors are occupied, but the third and fourth are still available. As a result of the project, there is approximately \$100,000 in TIF funds. They are proposing to use some for utilities, streetscape and architectural amenities. There are five projects broken into five separate phases. Some of the work in the first phase has been done and includes work in the alley for utilities. They are planning to pave the alley. Phase two is the 9<sup>th</sup> Street streetscape. They are proposing all new curbs, sidewalks, a node on the M Street side, new paving, landscaping and street trees. They would also like to do a dock and canopy on the face of the Booth Fishery Building at the southwest corner of 9<sup>th</sup> & M. This is for accessibility and to create a covered dock zone. They are proposing to keep the exterior the same but replace the windows. The existing curb on M Street will remain in the existing location.

Salem stated that the intent of the Block 68 project is to design the entire M Street plan, so if they see the south side fitting into the general design, they would be okay with that.

Zimmer stated that it is important to determine what the broad pieces are. The wide promenade on the north side is important.

Kissel stated that there is a human scale here that is important to keep. 9<sup>th</sup> Street is a very comfortable space as a pedestrian.

Zimmer stated that his concern is with a dock on 9<sup>th</sup> Street. Sullivan stated that he likes the idea of embellishing it with a feature like they are proposing, but his concern is with the scale into 9<sup>th</sup> Street. Zimmer suggested the possibility of creating a ramp and stair system instead.

Scholz expressed a concern with the wraparound porch and planting areas.

Scholz asked about street lighting and how it fits into the Downtown Master Plan. Peace stated that there are placeholders for street lights.

Scholz stated that it would be helpful to see how this development relates to the entire M Street concept.

Salem noted that because we intend to create a design for M Street in the next year, they don't want to spend TIF dollars on something that has to be torn out or redone but at the same time they don't want to hinder WRK's work on this project. She would hesitate to do that large node without seeing the entire picture. Peace stated that the nodes are shown as a way for discussion, but they could very easily take them out of the project. Sullivan stated then that raises the question of the parking and curb.

Zimmer suggested that he provide more information to the Committee at the next meeting on the Downtown Master Plan, the M Street promenade and the West Haymarket project.

**Landscape/streetscape improvements for Block 68 redevelopment project, bounded by 10<sup>th</sup>, 11<sup>th</sup>, M and N Streets (Gill Peace, BVH)**

Peace stated that the curb, travel lanes and trees concepts are taken straight from the Downtown Master Plan. This gives a 30 foot promenade from building face to existing curb. The trees will be five feet off the curb line.

Zimmer noted that the intent of the park blocks is to create a small, off-street green spaces. He noted that we are approaching the five year review of the Downtown Master Plan, and the park block concept should be reviewed.

Salem stated that the redevelopment agreement approved a streetscape treatment of M Street between 10<sup>th</sup> & 11<sup>th</sup> matching the promenade concept of the adjacent blocks to the east, rather than the added park block.

Peace stated that the redevelopment agreement calls for M Street to be City designed which will be outside of what the developer is doing. Salem stated that they have not determined the public review process, but it will include the Urban Design Committee in some way.

**New bus shelters, StarTran**

Zimmer stated that update of work that has been stimulus funded. This model is sturdier, cleaner and safer and has more architectural features. He noted that these are for downtown.

**Miscellaneous**

Zimmer noted that the Planning Department has hired a firm to do a wayfinding plan. It will be undertaken this spring. The contract will include mandatory meetings with the Urban Design Committee.

He stated that he will bring the 2009 Annual Report to the Committee at the next meeting.

He also noted that the Arts Council is interested in moving along the Enersen Award, and this topic will appear on the next agenda.

There being no further business, the meeting was adjourned at 4:53 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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