



In Lieu of Directors Meeting

Monday, February 27th, 2023

I. City Council Agenda & City Clerk Advisories

- i. Public comments will be held tonight, 2.27.23

II. Directorial Advisories

- i. BP230221 - 1 AA Weekly Approvals - Jennifer McDonald
- ii. BPC230222 - PC Final Action Notice - Shelli Reid
- iii. BPC230222 - 2 PC Action - Shelli Reid

III. Constituent Correspondence

- i. Covid - Tcurtale
- ii. \$500,000 Study - Deanna McClintick
- iii. Lincoln Bold - Keith Dubas
- iv. Re: Nebraska lawmakers consider restricting local health directors' authority - Robert Borer
- v. Emergency Declaration - Jeanne Johnson
- vi. Snow cleaning culdassack - Wayne Miller
- vii. Snow removal - Ray Beckmann
- viii. Concern with library books - Jessica Wersky
- ix. Recent post on SeeClickFix on City's web site - Jayne Sebby
- x. Lincoln Bold's development plans - Rebecca Weiwel
- xi. Woods Park green space - Carole Curry
- xii. Miscellaneous 22014 - 2648 Washington Street - Jason Skold

Memorandum

Date: February 21, 2023
To: City Clerk
From: Alexis Longstreet, Planning Dept.
Re: Administrative Approvals
cc: Shelli Reid, Planning Dept.

This is a list of City administrative approvals by the Planning Director from February 14, 2023, through February 20, 2023:

Administrative Amendment 23010, to Special Permit #1853, Verizon Personal Wireless Facility, was approved on February 14, 2023, to delete the 15-year time limit on the approval of the special permit per Resolution #PC-00614 on property located at 4720 Randolph Street.

PLANNING COMMISSION FINAL ACTION NOTIFICATION

TO: Mayor Leirion Gaylor Baird
Lincoln City Council

FROM: Shelli Reid, Planning

DATE: February 22, 2023

RE: Notice of final action by Planning Commission: February 22, 2023

Please be advised that on February 22, 2023, the Lincoln City-Lancaster County Planning Commission adopted the following resolutions:

Resolution PC-01848, approving USE PERMIT 23001, to allow office space and associated parking, on property legally described as Lots 1-12, and vacated North 50th Street from the South line of Garland Street to the South line of Colby Street, and vacated Colby Street from the West line of North 51st Street to the West line of North 50th Street, Block 128, University Place; Lots 5-8, and that portion of the east-west alley abutting Lots 5-8, Block 127, University Place and a portion of North 51st Street, located in the SE 1/4 of Section 17-1-7, Lincoln, Lancaster County, Nebraska, generally located at 5025 Garland Street; and

Resolution PC-01849, approving USE PERMIT 58G, to allow for the addition of a 61,000 square foot mini warehouse, on property legally described as Lot 1, Cather 1st Addition, located in the SW 1/4 of Section 7-10-7, Lincoln, Lancaster County, Nebraska, generally located at 3400 North 27th Street.

The Planning Commission action on these applications is final, unless appealed to the City Council by filing a notice of appeal with the Planning Department within 14 days of the action by the Planning Commission.

The Planning Commission Resolution may be accessed on the internet at www.lincoln.ne.gov (search for "PATS"). Click on "Planning Application Tracking Service (PATS)" at the top of the page, click "Selection Screen" under "PATS Tools" on the right side of the screen, type in the application number (i.e. UP23001, UP56G), click on "Search", then "Select", and go to "Related Documents".

F:\devreview\final action notices\cc\2023\022223

****ACTION BY PLANNING COMMISSION****

NOTICE: The Lincoln/Lancaster County Planning Commission will hold a public hearing on Wednesday, February 22, 2023, at 1:00 p.m. in Hearing Room 112 on the first floor of the County-City Building, 555 S. 10th St., Lincoln, Nebraska. For more information, call the Planning Department, (402) 441-7491.

****PLEASE NOTE:** The Planning Commission action is final action on any item with a notation of *FINAL ACTION*. Any aggrieved person may appeal Final Action of the Planning Commission to the City Council or County Board by filing a Notice of Appeal with the City Clerk or County Clerk within 14 days following the action of the Planning Commission.

The Planning Commission action on all other items is a recommendation to the City Council or County Board.

AGENDA

WEDNESDAY, February 22, 2023

Approval of minutes of the regular meeting held February 8, 2023. ****APPROVED: 9-0****

1. CONSENT AGENDA
(Public Hearing and Administrative Action)

COMPREHENSIVE PLAN CONFORMANCE:

- 1.1 COMPREHENSIVE PLAN CONFORMANCE 23001, to review as to conformance with the 2050 Lincoln-Lancaster Comprehensive Plan, a proposed amendment to the N. 27th Street Corridor and Environs Redevelopment Plan to identify the "27th & Starr Redevelopment Project" which will redevelop two properties with a 12-unit apartment building, 3 townhomes and associated parking, on property generally located at the NE corner of N. 27th and Starr Streets.

Staff recommendation: In Conformance with Comprehensive Plan

Staff Planner: George Wesselhoft, 402-441-6366, gwesselhoft@lincoln.ne.gov

Planning Commission granted the request on behalf of the applicant for a 2-week deferral, with Continued Public Hearing and Action scheduled on March 8, 2023.

- 1.2 COMPREHENSIVE PLAN CONFORMANCE 23002, to review as to conformance with the 2050 Lincoln-Lancaster Comprehensive Plan, the "NW 48th Redevelopment Area Redevelopment Plan", a proposed guide for redevelopment activities within the Redevelopment Plan Area, consisting of 815 acres generally bounded by NW 56th Street on the west, N Wilkins Street on the north, NW 40th Street on the east, and W Holdrege on the south, and including the NW 48 Apartments Redevelopment Project, with approximately 289 apartment units, on property, generally located at NW 48th Street and W Holdrege Street.

Staff recommendation: In Conformance with Comprehensive Plan

Staff Planner: Andrew Thierolf, 402-441-6371, athierolf@lincoln.ne.gov

Planning Commission recommendation: FINDING OF CONFORMANCE: 9-0. Public hearing before the City Council is tentatively scheduled for Monday, March 20, 2023, 3:00 p.m.

CHANGE OF ZONE:

1.3 CHANGE OF ZONE 23003, from AG (Agriculture District) to I-1 (Industrial District), to allow for additional storage and staging of construction materials, on property generally located at N 70th Street and McCormick Drive.

Staff recommendation: Conditional Approval

Staff Planner: Emma Martin, 402-441-6369, emartin@lincoln.ne.gov

Planning Commission recommendation: CONDITIONAL APPROVAL, as set forth in the revised conditions of the staff report as offered by staff dated February 9, 2023: 9-0. Public hearing before the City Council is tentatively scheduled for Monday, March 13, 2023, 3:00 p.m.

2. **REQUESTS FOR DEFERRAL: Items 1.1, 2.1 and 4.3**

TEXT AMENDMENT:

2.1 TEXT AMENDMENT 23001, amending the Lincoln Municipal Code Title 26, relating to form of the street tree plan and cash buyout requirements.

Staff recommendation: Approval

Staff Planner: Brian Will, 402-441-6362, bwill@lincoln.ne.gov

Planning Commission granted the request on behalf of the applicant to be placed on pending until further notice.

3. **ITEMS REMOVED FROM CONSENT AGENDA: None**

4. **PUBLIC HEARING AND ADMINISTRATIVE ACTION:**

CHANGE OF ZONE AND RELATED ITEMS:

4.1a CHANGE OF ZONE 23001, from R-2 (Residential District) and O-2 (Business District) to O-3 (Business District), to add office space and associated parking, on property generally located at 5025 Garland Street.

Staff recommendation: Approval

Staff Planner: Emma Martin, 402-441-6369, emartin@lincoln.ne.gov

Planning Commission recommendation: APPROVAL: 9-0. Public hearing before the City Council is tentatively scheduled for Monday, March 13, 2023, 3:00 p.m.

4.1b USE PERMIT 23001, to allow office space and associated parking, on generally located at 5025 Garland Street. The Planning Commission action is final, unless appealed to the Lincoln City Council.

Staff recommendation: Conditional Approval

Staff Planner: Emma Martin, 402-441-6369, emartin@lincoln.ne.gov

Planning Commission "final action": CONDITIONAL APPROVAL, as set forth in the conditions of the staff report dated February 9, 2023: 9-0. Resolution No. PC-01848.

USE PERMIT:

4.2 USE PERMIT 56G, to allow for the addition of a 61,000 square foot mini warehouse, on property located at 3400 North 27th Street. The Planning Commission action is final, unless appealed to the Lincoln City Council.

Staff recommendation: Conditional Approval

Staff Planner: Emma Martin, 402-441-6362, emartin@lincoln.ne.gov

Planning Commission “final action”: CONDITIONAL APPROVAL, as set forth in the conditions of the staff report dated February 9, 2023: 8-0 (Eddins declared a conflict of interest) Resolution No. PC-01849.

COUNTY MISCELLANEOUS:

4.3 MISCELLANEOUS 23001, to revoke existing Special Permit 21005, on property generally located at 22500 South 176th Street.

Staff recommendation: Approval of Revoke Special Permit

Staff Planner: Tom Cajka, 402-441-5662, tcajka@lincoln.ne.gov

Planning Commission granted the request on behalf of the applicant for a 6-week deferral, with Continued Public Hearing and Action scheduled on April 5, 2023.

5. **CONTINUED PUBLIC HEARING AND ADMINISTRATIVE ACTION: None**

* * * * *

AT THIS TIME, ANYONE WISHING TO SPEAK ON AN ITEM
NOT ON THE AGENDA, MAY DO SO.

* * * * *

Adjournment: **1:34 p.m.**

From: [tcurtale](#)
To: [Council Packet](#)
Subject: Covid
Date: Thursday, February 16, 2023 2:01:58 AM

It's discussing that you still have Covid information on your website.

Sent from my T-Mobile 5G Device

From: [Jim & Deanna McClintick](#)
To: [Mayor](#); [Council Packet](#); "Lelliott@lincoln.ne.gov"; [Roberto Partida](#)
Cc: "sgeist@leg.ne.gov"
Subject: \$500,000 study
Date: Thursday, February 16, 2023 10:41:03 AM

Hello,

It is nice that we can get a \$400,000 grant--assume it is still taxpayer money and not free--and cost us \$100,000-tax payer money.

To make the streets safer and end fatalities and reduce serious injury--most of which is common sense and our departments already have the statistics-or should.

Not sure how you plan to control drunk driving--limit or control the sale of alcohol? Keep hiring more police for sure! Give this money to the police department for hiring.

Other drug related driving issues--limit sale/use of drugs. Close the border where much of it is coming from.

School crossings--make them all as safe as possible and consult with each school--they know.

Wasteful spending and time.

Otherwise, thank you for your service, time, and energy in serving the public.

Deanna McClintick

From: kwdubas@windstream.net
To: [Council Packet](#)
Subject: Lincoln Bold
Date: Thursday, February 16, 2023 10:45:22 AM

Development at ALL COSTS! This LUXURY project is wrong for so many reasons:

1. Existing parking garages meant to serve patrons coming to the Haymarket are going to find them crowded by residents of the newly constructed residential housing. The valet parking proposal by the developers to deal with disruptions during construction will not address the long-term problem of parking in the area, and it will discourage patronage of all the businesses in the Haymarket not just the ones on that block.
2. Taxpayers of the City should not be providing TIF money for the few who could afford the rents or purchase of the units in this project. Subsidizing the wealthy is not what TIF money should be applied to. It now appears that ANY development is worthy of TIF dollars. It will benefit the few at the expense of the many working people in Lincoln.
3. It was a past error that this specific parcel of the block was not included in the historic district. Rather than correcting this oversight this project rubs its nose in it. Where is the report from the design review committee? Where is an objective Planning Department statement on what the effects of this project will be on the urban fabric? Or is the Urban Development Department so powerful that all development is considered good development?
4. Ninth and Tenth streets are major arterials and the entrance and exit to the downtown area. Congestion not just on game day but at rush hours has increased becoming even more dangerous for pedestrians.

Looking at growing the City is challenging. The Lied Place Tower just 2 blocks away was a good location for such a project. This Lincoln Bold project needs to find a new site with far fewer environmental impacts and with much less TIF funding.

Thank you,

Keith Dubas
Lincoln, Nebraska

From: [Robert Borer](#)
To: info@nebraskaexaminer.com; zwendling@nebraskaexaminer.com; [Council Packet](#); [Commish](#); [Mayor](#); [Pat D. Lopez](#); [Scott E. Holmes](#); tyrantbaird@lincoln.ne.gov; [Ben Madsen](#)
Subject: Re: Nebraska lawmakers consider restricting local health directors' authority
Date: Thursday, February 16, 2023 12:44:40 PM

Zach,

Toxic air is one thing (think Ohio), but infectious air is a scam. Bring me some infectious air, and I'll breathe it. Or bring me your sickest "covid" patient, and they can breathe all over me. Let's do some real science. I'll prove that your "science" is pseudo-science.

I used to teach hazmat.

Think for yourself.

Don't let the Examiner be controlled like every other "liberal" "news" outlet.

"Covid" is normal respiratory "illness" (vicarious elimination/detoxification through the lungs/respiratory tract) that was repurposed and repackaged (through false diagnostics) and made deadly through financially incentivized medical malpractice/malfeasance (harmful medical protocols) for the purpose of population control. Gates, Fauci, Baird, Newsome, Lopez and Co are all about it. They are all soulless.

Do some real investigative journalism.

Kathleen Kauth is misguided and wrong. So is everyone else on BOTH sides of LB421. Both sides are unconstitutional (Article I-1).

You can't legitimately declare the common air we breathe a hazard zone without showing proof that a deadly hazard IS AIRBORNE....AND airborne IN THE AIR I'M BREATHING, or soon to breathe. The fact I'm still breathing, and doing so with great ease, says big pharma, Fauci, Lopez and Baird are all full of crap.

Association is not causation.

They can't isolate a novel deadly contagion/virus from the air. No one can.

I've been all over the country the last three years. I haven't avoided anyone. I've been deep into crowds of tens of thousands. I haven't used any of the idiotic "precautions." I've contracted nothing. When I asked the morons at the Lincoln and Lancaster County Health Department why I haven't been able to find their boogeyman, they replied with, "You're just lucky." Let me translate that for you: "We don't know the first thing about science, or health."

I asked Lopez for her science. She had none. I asked Anthonie (state medical director). He didn't have any either.

If "luck" is a scientific category, and I fall into it, then I should be left alone, with my freedoms intact. (We need a bill for "lucky" people. Actually, we don't. Article I-1 of our state constitution is all I need. Lopez and Baird can't deny or infringe upon my

inherent and inalienable God-given rights. All they can do is bluff, and they do a really bad job of that. Baird especially, with her fake-caring expressions.)

People do all kinds of things to make themselves sick. There's no way to control all of it. If people don't want to take care of themselves, and they end up symptomatic as a result, and subject to the illogical and tyrannical nanny state scrutiny and quarantine of public "health" idiots, that's their problem, but leave us "lucky" people alone. We know where dis-ease comes from. We know how to take care of ourselves. And we know how to stay healthy. Fresh air is a crucial part.

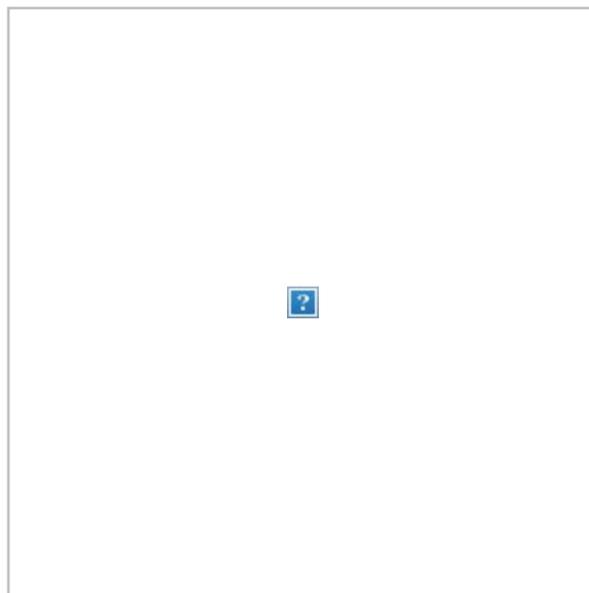
Medical doctors and staff are just indoctrinated,, brainwashed pharmaceutical sales-sheep.

Thank you kindly,

Robert J. Borer

<https://nebraskaexaminer.com/2023/02/15/lawmakers-weigh-whether-to-restrict-local-health-directors-authority-over-public-health-measures/>

On Thu, Feb 16, 2023 at 6:10 AM Nebraska Examiner <info@nebraskaexaminer.com> wrote:



Good morning, Nebraska.

"When DHMs [directed health measures] were announced, there would be a collective sigh of relief amongst bedside clinicians, myself included. We would actually cheer because we knew it was going to work, and it did." – Nurse Julia Keown

*The proposal "maintains the importance of the education and experience brought by public health directors but redirects the responsibility of restricting liberties. This should also serve to redirect the ire of the public from the public health director to the elected officials where it belongs." - **State Sen. Kathleen Kauth***

Lawmakers weigh whether to restrict local health directors' authority over public health measures



State Sen. Kathleen Kauth of Omaha introduces a bill to change the role of public health

directors. (Zach Wendling/Nebraska Examiner)

LINCOLN — COVID-19 placed an immense strain on hospitals and the medical field with thousands of cases and deaths in the nearly three years of the pandemic in Nebraska.

Public health directors as well as state and local governments issued directed health measures to mitigate the spread of the coronavirus, action that helped “save” local hospitals according to one registered nurse in Lincoln.

“When DHMs [directed health measures] were announced, there would be a collective sigh of relief amongst bedside clinicians, myself included,” nurse Julia Keown told the Health and Human Services Committee on Wednesday. “We would actually cheer because we knew it was going to work, and it did.” [***Read more.***](#)

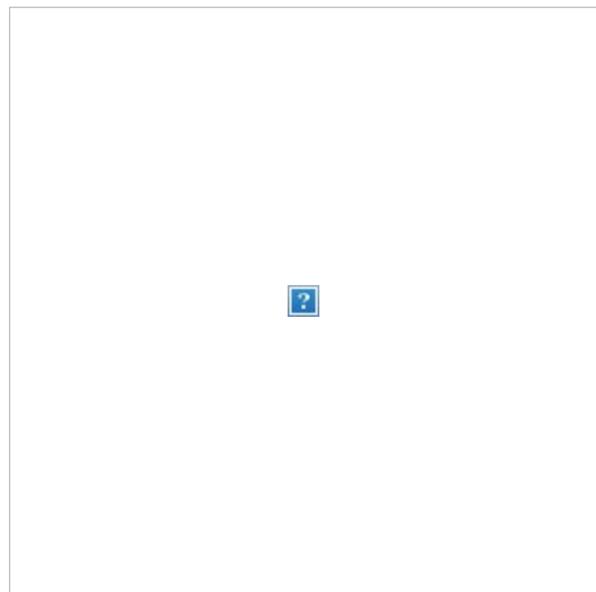
Nebraska Power Review Board presented with conflicting arguments on proposed merger

LINCOLN — A state utilities board was given starkly different opinions Wednesday about the potential impact of merging two central Nebraska power districts.

An attorney representing the Central Nebraska Public Power and Irrigation District said the proposed merger with the Dawson Public Power District continues a "visionary path" begun decades ago when waters of the Platte River were first diverted for irrigation.

"(Central) has reliably and consistently delivered vital water for irrigation to benefit agriculture, our state's most important industry," said Kurth Brashear, a lawyer representing Central.

But an attorney for [irrigators protesting the merger](#) said that it's a lopsided deal, with little benefit for



A center-pivot irrigation system that draws groundwater bolstered by canals operated by the Central Nebraska Public Power and Irrigation District. (Courtesy of the Central Nebraska Public Power and Irrigation District)

Central or irrigators. [Read more.](#)

Legislators plan to wait, and listen, before deciding University of Nebraska budget

LINCOLN — A preliminary budget report issued Wednesday by a legislative committee leaves open the allocation for the University of Nebraska system, an allocation that has been criticized as failing to keep up with inflation.

The university system had requested a 3% annual increase in its budget, but new Gov. Jim Pillen's budget recommendation came in below that. [Read more.](#)

Former director of Bertrand senior center accused of \$34,000 in questionable purchases

LINCOLN — A state audit has uncovered more than \$34,000 in questionable purchases by the former director of a Bertrand senior center, which prompted the filing of felony charges against Consuello “Coni” Park.

The audit, released Monday, showed dozens of purchases via Amazon and PayPal for items including an iPhone, an exercise bike and an infant stroller charged to the Bertrand Young at Heart Center, which Park ran from 2017 until her resignation in August. [Read more.](#)

Ethanol touted at U.S. Senate hearing for possible national clean fuels standard

A national clean transportation fuel standard should include enough flexibility to allow for biofuels and other non-electric-vehicle solutions, bipartisan members of a U.S. Senate panel said Wednesday.

The United States doesn't have a national clean fuels standard, though senators on the Environment and Public Works Committee hinted that one may be in the works.

Members of both parties said such a standard — if properly structured — could offer myriad benefits by encouraging lower-carbon energy sources like ethanol

and hydrogen to power cars and trucks. Republicans, however, were much more qualified in their expectations. [Read more.](#)

U.S. likely to default on debt between July and September unless Congress acts, CBO says

WASHINGTON — Congress has until at least July to broker a bipartisan debt agreement if lawmakers want to avoid a first-ever default, according to the Congressional Budget Office.

The nonpartisan scorekeeper, which typically details how much legislation would cost, released a report Wednesday saying that U.S. lawmakers and the Biden administration have until sometime between July and September to raise or suspend the debt limit.

CBO, however, cautioned in its [report](#) the window is uncertain, since the amount of money flowing into the federal government from taxes and other revenue sources fluctuates, as does the amount of money distributed for programs ranging from Social Security and Medicare to military paychecks to public lands programs. [Read more.](#)

Funding needed to curb fentanyl smuggling at ports of entry, administration officials say

WASHINGTON — Biden administration officials at a U.S. Senate hearing Wednesday on the deadly illicit drug fentanyl said they need more money for better screening technology at ports of entry at the Southern border.

They also said the U.S. needs to keep pressure on China due to its role in the sale of chemicals used to make fentanyl, a highly addictive man-made opioid that is 50 times more potent than heroin. [Read more.](#)

In Case You Missed It

- [Conflict resolved over who pays for utility work needed to build Omaha's streetcar](#)
- [Stricter 'Right to Farm' proposal called a 'solution searching for a problem'](#)

[Nebraska bill would ban access to USF funds for cell providers with Huawei equipment](#)

- [One lawsuit dismissed, another filed opposing merger of Central Nebraska irrigation district and Dawson Public Power](#)
- [Lack of action by Congress to protect kids online criticized at U.S. Senate hearing](#)
- [Biden renews a call for action on gun control following Michigan State mass shooting](#)
- [One missile fired at mystery flying object wound up in Lake Huron, officials say](#)
- [Attorneys general from Democratic-led states urge judge to keep abortion pill legal](#)
- [Proposed restrictions on Nebraska school bathrooms, sports teams trigger tense hearing](#)
- [Shift of Environmental Trust funds and construction of new prisons panned](#)
- [Civic Nebraska says state's 2022 general election was 'safe' and 'secure'](#)
- [Recent shooting at Omaha Target store calls for changes in workers compensation, senator says](#)
- [Frustrated parents seek middle step in treatment of Nebraska youths in juvenile justice](#)

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From: [Jeanne Johnson](#)
To: [Council Packet](#)
Subject: Emergency Declaration
Date: Thursday, February 16, 2023 8:32:23 PM

Lincoln City Council Members,

It is time to end the Emergency Declaration from the COVID-19 sickness. I believe that this declaration no longer applies to the effects of COVID-19. Please consider ending this Emergency Declaration soon.

Jeanne Johnson
6132 Fleetwood Dr
Lincoln, NE 68516

From: [Wayne Miller](#)
To: [Council Packet](#)
Subject: Snow cleaning culdasack
Date: Friday, February 17, 2023 10:20:19 AM

After we clean our driveways , they clean the circle shoving the snow to the outside, blocking everyone's driveways. I was shown the instructions from Tim Burns, to do exactly that. They are not to take time to clear the driveways. By the next morning it is frozen solid. It took the truck 30 seconds to push the snow to the side of my drive. I thanked the guy for doing it even though he wasn't supposed to do it. We pay way too much taxes already and now they're raising the home values so they can get more taxes. We need a change in leadership in Lincoln. Starts at the top. You can't make this crap up. I've lived here for 45 years and it's gotten worse with this city administration. I'm sure this will go on deaf ears. Thank you.

Wayne Miller

From: [Ray Beckmann](#)
To: [Council Packet](#)
Subject: Snow removal
Date: Friday, February 17, 2023 11:58:00 AM

Happy Friday, community representatives!

If you desire input on how this storm's contract snow removal compares to two years ago, I live on the 7200 block of N. 16th street and as of almost Noon of Friday, the 17th, no contracted or city plow has been seen. My memory of two years ago does not see any improvement to this year. I am thankful that I have four wheel drive.

Please critique the snow removal program representing all of Lincoln taxpayers.

Thanks for your attention to this matter!

Sent from [Mail](#) for Windows

From: [Jessica Wersky](#)
To: [Council Packet](#)
Subject: Concern with library books
Date: Monday, February 20, 2023 2:33:47 PM

Hello,

I am a local mother of four small girls. I am very concerned with some of the highly political and inappropriate content openly displayed in the children's sections of several library branches we frequent.

What can I do to raise this concern and get some of these titles moved from the kids' sections?

Thank you,
Jessica Wersky
(209) 251-9228

From: [Jayne L. Seby](#)
To: [Council Packet](#)
Subject: Recent post on SeeClickFix on City's web site
Date: Monday, February 20, 2023 5:01:27 PM

This is an on-going problem in older neighborhoods. We can't get Building and Safety to get off their butts and enforce the laws. They no longer allow additional comments from the public with additional evidence of the problem complained of. The Health Department is a little better at addressing a problem but god forbid anyone complain about crappy landlords. And yet how much money are you dumping into the south of downtown neighborhoods to fix up all those landlord-owned properties that B&S failed to force maintenance on? I went to one of those community meetings some months ago about the latest "fabulous city project" to make more low cost housing available and told the city official who was doing the presentation that this expense could have been avoided if the City had actually done its job. He was pretty pissed, of course, and blew off my suggestion to not provide grants to known slumlords. And where's the money in that project going? To slumlords, of course. They're getting major improvements in their horrible houses and will reap increased profit while we tax-payers are getting charged for it. And I was planning on using that money on maintaining my own property. Sadly, I'll never be eligible for a city tax-funded program.

Residential Property Maintenance **Acknowledged**

130 S 28th St Lincoln, NE, 68510, USA • [Show on Map](#)

Issue ID: 14096455
Submitted To: [City of Lincoln](#)
Category: Residential Property Maintenance
Viewed: 8 times
Neighborhood: [Lincoln](#)
Reported: about 2 hours ago
Service Request ID: CT230102

REPORTER
An anonymous
SeeClickFix user



DESCRIPTION

In addition to broken windows questionable structural integrity and consistent trash build up, this location has frequent drug use on the property as evidenced by both visual and smell observation. I would be curious when the last time was that any of the multi-family dwellings in this neighborhood were inspected for any number of city code violations related to safe habitability.

also asked...

Q. Please list the address/intersection/block range at which the property is located
A. 130 s 28th St/28th St from O to M

From: [Rebecca Wiewel](#)
To: [Tom J. Beckius](#); [Michelle R. Suarez](#); [Sandra J. Washington](#); [Bennie R. Shobe](#); [Council Packet](#)
Subject: Lincoln Bold's development plans
Date: Tuesday, February 21, 2023 9:52:14 AM

Good morning, council members.

I am writing to share my opposition to the TIF funding for Lincoln Bold's development project in the Haymarket. While I am not opposed to the project in general, I struggle to see how a luxury development qualifies for a taxpayer-financed subsidy when its public benefits are not well defined and are perhaps non-existent given the fact that its proposed location may be detrimental to current businesses in the short term and have long term effects on parking.

Additionally, the design and height of the building is not in keeping with the historic district in which it will sit. I worry that all the prime real estate in the Haymarket is going toward condos rather than other businesses, which makes me question the direction that city planners are taking.

Thank you for considering my comments.

Best regards,
Rebecca Wiewel,
District 3 resident

From: [Carole Curry](#)
To: [Gordon, Randall](#)
Cc: [Mayor](#); [Council Packet](#); [Parks Counter Registrations](#)
Subject: Woods Park green space
Date: Tuesday, February 21, 2023 2:12:01 PM

Dear Director Stuckey Ross,

I'm writing to express my continuing concern about the proposed expansion of the Woods Park Tennis Center. This expansion would take away more green space from the park while adding more concrete and hard structural surfaces. It would require the removal of healthy trees in the park as well.

This proposed expansion, in my opinion, would do nothing to support our city's climate action plan. I highly support that plan.

Recently, the Nebraska Statewide Arboretum designated Woods Park as an arboretum site. "Woods Park-Keep It Green" members applied for and were approved to become part of the "Adopt a Park" program. Neighbors have organized clean up days in the park, including assisting with new tree planting, trimming of dead wood, weeding and caring for native plants in designated areas. We want to work with the city and the parks department to keep this green space available and viable for the future.

There isn't a single day when Woods Park isn't used by many folks...children playing at the playground, many ages playing both organized and pick-up sports, running, walking, exercising dogs, flying kites, picnicking, utilizing the FitLot, etc. Woods Park is truly a park to be enjoyed in every season.

I hope we can continue to work together to "keep it green."

Thank you for your consideration.

Respectfully,

Carole Curry
3300 Woods Ave.
Lincoln, NE 68510
(402) 770-7104

--

[Carole](#)

cscurry10@gmail.com

"Do the best you can until you know better. When you know better, do better."
Dr. Maya Angelou

From: [Jason Skold](#)
To: [Council Packet](#)
Subject: Miscellaneous 22014 - 2648 Washington Street
Date: Wednesday, February 22, 2023 3:33:54 PM

Council Members -

My name is Jason Skold and I have lived at 2627 Washington Street with my family since 1998. I am writing to voice my **opposition** to this application for a Reasonable Accommodation to MAK Development, LLC.

I attended and provided comment at the Planning Commission's January 25, 2023 meeting where they appropriately and unanimaously **denied** the application 7-0. I urge the City Council to do the same.

I believe the Planning Commision was well informed, listened carefully to the applicant, city staff, and all public comment and found and stated several reasons to deny the application. The most striking aspects of this application and application process to me are:

- The MAK Development, LLC only sought a Reasonable Accomodation **after** they were found in violation of Housing Codes by having more than three unrelated persons living at 2648 Washington even though MAK Development, LLC had previously sought Resonable Accomodations for other addresses. The applicant knew the Codes and violated them anyway.
- In Chapter 1.28 of the Lincoln Municipal Code, 1.28.030 Appplication Requirements. b. Additional Information. states "The following information shall be submitted with the application:
 - 3. Documention supporting the financial, therapeutic, or other necessity for the accomodation."

I find no documentation in MAK Development, LLC's application supporting a financial or therapeutic necessity for the accommodation. The application is deficient of the required information.

The application maybe states a hypothetical legal necessity for the accomodation via the Fair Housing Act and associated case law that also fails. From <https://www.justice.gov/crt/fair-housing-act-1>:

"To refuse to make reasonable accommodations in land use and zoning policies and procedures where accommodations may be necessary to afford person or groups of persons with disabilities an equal opportunity to use and enjoy housing. What constitutes

a reasonable accomodation is a case-by-case determination. Not all requested modifications of rules or policies are reasonable. If a requested modification imposes an undue financial or administrative burden on a local government, or if a modification creates a fundamental alteration on a local government's land use and zoning scheme, it is not a "reasonable" accommodation."

I believe a request for a four-fold increase in the number of unrelated people living in a single-family home over current zoning is a fundamental alteration. Allowing this accomodation would also fundamentally alter requirement of the R-2 Zoning district as two group homes are within 2,600 feet of 2648 Washington.

Thank you for your time and attention to this matter. This application should be denied.