



Directors Meeting

Monday, March 20th, 2023, 2:00 p.m.

555 S 10th Street Luxford Studio

- I. **Approval of Directors Minutes from March 13th, 2023**
- II. **City Council Agenda & City Clerk Advisories**
 - i. Public Comments will be held March 27th.
- III. **Directorial Advisories**
 - i. BPC230309 - PC Final Action Notice - Shelli Reid
 - ii. BPC230309 - 2 PC Action - Shelli Reid
 - iii. REVISED - BPC230309 - 3 PCAction - Shelli Reid
 - iv. PB230314 - 1 AA Weekly Approval - Jennifer McDonald
- IV. **Boards, Committees, and Commission Reports**
- V. **Constituent Correspondence**
 - i. Lincoln Bold - Keith Dubas
 - ii. Michigan - George Wolf
 - iii. MYEP Summer Internship - Calvin Doerr
 - iv. Lincoln Bold Project - Jyl Voge
 - v. Vote against BOLD Lincoln - Glenda Dietrich Moore
 - vi. RE: The Process - Rosina Paolini
 - vii. Haymarket "Skyscraper" - Sara Mann
- VI. **Adjournment**

PLANNING COMMISSION FINAL ACTION NOTIFICATION

TO: Mayor Leirion Gaylor Baird
Lincoln City Council

FROM: Shelli Reid, Planning

DATE: March 9, 2023

RE: Notice of final action by Planning Commission: March 8, 2023

Please be advised that on March 8, 2023, the Lincoln City-Lancaster County Planning Commission adopted the following resolutions:

Resolution PC-01850, approving SPECIAL PERMIT 23005, to allow for a residential healthcare facility for up to 16 residents, on property legally described as Lots 185 and 186, I.T., located in the SE 1/4 of Section 6-9-7, Lincoln, Lancaster County, Nebraska, generally located at 3737 Calvert Street

Resolution PC-01851, approving SPECIAL PERMIT 23007, to allow for the existing accessory square foot total per lot to exceed the allowed maximum within the R-1 zoning district by 582 square feet, on property legally described as Lots 377 and 313, located in the NE 1/4 of Section 6-9-7, Lincoln, Lancaster County, Nebraska, generally located at 3430 and 3510 South 33rd Street.

Resolution PC-01852, approving SPECIAL PERMIT 13048A, amending an existing special permit to allow for a residential healthcare facility for up to 18 people, on property legally described as Sawyers Addition, Block 2, Lot 5 - 6, located in the NW 1/4 of Section 25-10-6, Lincoln, Lancaster County, Nebraska, generally located at 740 S. 17th Street; and

Resolution PC-01854, approving SPECIAL PERMIT 12016A, to allow for a recreational facility, on property legally described as that portion of Outlot A, Bentzingers Pleasant Acres First Addition within the City of Lincoln zoning jurisdiction, located in the South 1/2 of Section 9-8-6, Lancaster County, Nebraska, generally located at 2260 West Wittstruck Road.

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. SP23007, SP23005, SP13048A, SP12016A), click on "Search", then "Select", and go to "Related Documents".

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

NOTICE: The Lincoln/Lancaster County Planning Commission will hold a public hearing on Wednesday, March 8, 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, March 8, 2023

[Commissioners Corr and Cruz absent; Ball exited himself from hearing 1:30 p.m. to 2:00 p.m.]

Approval of minutes of the regular meeting held February 22, 2023. ****APPROVED: 7-0 (Corr and Cruz absent)****

1. CONSENT AGENDA

(Public Hearing and Administrative Action)

- 1.1 TEXT AMENDMENT 23003, to amend Articles 2-Definitions, 6-"R" District, 13-Special Permits and 17-Additional Height and Area Regulations of the Lancaster County Zoning Regulations.
Staff recommendation: Approval
Staff Planner: Tom Cajka, 402-441-5662, tcajka@lincoln.ne.gov
Planning Commission recommendation: APPROVAL: 7-0 (Corr and Cruz absent).
Public hearing before the City Council is tentatively scheduled for Monday, March 27, 2023, 5:30 p.m.

CHANGE OF ZONE:

- 1.2 CHANGE OF ZONE 06075B, for an amendment to Wilderness Commons PUD (Planned Unit Development) to expand boundary of the PUD and increase number of allowed units dwelling units from 401 to 467, along with a request to increase the height in the R-5 PUD zoning from 55 feet to 65 feet, on property generally located at 40th Street and Wilderness Hills Boulevard.
Staff recommendation: Conditional Approval
Staff Planner: Benjamin Callahan, 402-441-6360, bcallahan@lincoln.ne.gov
Planning Commission recommendation: CONDITIONAL APPROVAL: 7-0 (Corr and Cruz absent), as set forth in the conditions of the staff report dated February 23,

2023. Public hearing before the City Council is tentatively scheduled for Monday, March 27, 2023, 5:30 p.m.

- 1.3 CHANGE OF ZONE 23012, from AG (Agricultural District) to B-2 (Planned Neighborhood Business District) as part of Waterford Estates Commercial Park, on property generally located at North 98th Street and O Street.

Staff recommendation: Approval

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

Planning Commission recommendation: APPROVAL: 7-0 (Corr and Cruz absent).

Public hearing before the City Council is currently pending.

SPECIAL PERMIT:

- 1.4 SPECIAL PERMIT 23005, to allow for a residential healthcare facility for up to 16 residents, on property generally located at 3737 Calvert Street. The Planning Commission action is final, unless appealed to the Lincoln City Council.

***** FINAL ACTION *****

Staff recommendation: Conditional Approval

Staff Planner: Benjamin Callahan, 402-441-6360, bcallahan@lincoln.ne.gov

This item was removed from the Consent Agenda for a separate public hearing.

Planning Commission "final action": CONDITIONAL APPROVAL: 6-0 (Ball, Corr and Cruz absent), as set forth in the conditions of the staff report dated February 23, 2023. Resolution No. PC-01850.

- 1.5 SPECIAL PERMIT 23007, to allow for the existing accessory square foot total per lot to exceed the allowed maximum within the R-1 zoning district by 582 square feet, on property generally located at 3430 and 3510 South 33rd Street. The Planning Commission action is final, unless appealed to the Lincoln City Council.

***** FINAL ACTION *****

Staff recommendation: Conditional Approval

Staff Planner: Benjamin Callahan, 402-441-6360, bcallahan@lincoln.ne.gov

Planning Commission "final action": CONDITIONAL APPROVAL: 7-0 (Corr and Cruz absent), as set forth in the conditions of the staff report dated February 23, 2023. Resolution No. PC-01851.

2. REQUESTS FOR DEFERRAL: Item 2.1

- 2.1 COMPREHENSIVE PLAN CONFORMANCE 23003, to review as to conformance with the 2050 Lincoln-Lancaster County Comprehensive Plan, a proposed amendment to the Van Dorn Redevelopment Plan to make updates throughout the document, including amending the redevelopment area boundary, generally bounded by Hill Street on the north, 13th Street on the east, Lowell Street on the south, and 7th Street on the west, also including the Pedestrian Crossing and Van Dorn Park Enhancement Project with a project area that includes Van Dorn Park, public right-of-way along 9th, 10th, High, and Van Dorn streets, as well as the parcel located at 2744 S 9th Street, more particularly generally located at 10th & Van Dorn Streets.

Staff recommendation: In Conformance with the Comprehensive Plan

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

Planning Commission granted a request on behalf of applicant for a 2-week deferral, on this application to the March 22, 2023, Planning Commission hearing.

3. **ITEMS REMOVED FROM CONSENT AGENDA:** Item 1.4

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

TEXT AMENDMENT:

- 4.1 TEXT AMENDMENT 23002, to amend Chapter 27 of the Lincoln Municipal Code, Section 27.82 (impact fees), amending the provisions for imposition of impact fees by allowing transfer of a credit from an old location to a new location within the same project where the old location is rendered non-buildable; and repealing Section 27.82 as hitherto existing.

Staff recommendation: Conditional Approval

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

Planning Commission recommendation: CONDITIONAL APPROVAL, as set forth in the amended staff report as offered by staff dated February 23, 2023: 7-0 (Corr and Cruz absent). Public hearing before the City Council is tentatively scheduled for Monday, March 27, 2023, 5:30 p.m.

SPECIAL PERMIT:

- 4.2 SPECIAL PERMIT 13048A, amending an existing special permit to allow for a residential healthcare facility for up to 18 people, on property generally located at 740 S. 17th Street. The Planning Commission action is final, unless appealed to the Lincoln City Council. ***** FINAL ACTION *****

Staff recommendation: Approval with Conditions

Staff Planner: Stephanie Rouse, 402-441-6373, srouse@lincoln.ne.gov

Planning Commission "final action": CONDITIONAL APPROVAL, as set forth in the revised conditions of the staff report dated February 20, 2023, as agreed upon by staff and the applicant: 7-0 (Corr and Cruz absent). Resolution No. PC-01852.

COUNTY SPECIAL PERMIT AND RELATED ITEMS:

- 4.3a SPECIAL PERMIT 12015A, to allow for a recreational facility, on property generally located at 2260 West Wittstruck Road. The Planning Commission action is final, unless appealed to the Lancaster County Board. ***** FINAL ACTION *****

Staff recommendation: Conditional Approval

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

Planning Commission "final action": CONDITIONAL APPROVAL: 7-0 (Corr and Cruz absent), as set forth in the conditions of the staff report dated February 27, 2023. Resolution No. PC-01853.

- 4.3b SPECIAL PERMIT 12016A, to allow for a recreational facility, on property generally located at 2260 West Wittstruck Road. The Planning Commission action is final, unless appealed to the Lincoln City Council. ***** FINAL ACTION *****

Staff recommendation: Conditional Approval

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

Planning Commission "final action": CONDITIONAL APPROVAL: 7-0 (Corr and Cruz absent), as set forth in the conditions of the staff report dated February 27, 2023. Resolution No. PC-01854.

MISCELLANEOUS:

4.4 MISCELLANEOUS 23002, to review the proposed determination that the 56th, 70th, and Fletcher Redevelopment Area be declared blighted and substandard as defined in the Nebraska Community Development Law. The study area is approximately 936 acres, generally located between 56th Street on the west, Salt Creek on the north, 84th Street on the east, and Fletcher Avenue on the south, located in sections 33-11-07 and 34-11-07, Lincoln, Lancaster County, Nebraska.

Staff recommendation: Finding of Substandard or Blighted Conditions

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

Planning Commission recommendation: FINDING OF SUBSTANDARD AND

BLIGHTED CONDITIONS: 7-0 (Corr and Cruz absent), Public hearing before the

City Council is tentatively scheduled for Monday, April 3, 2023, 3:00 p.m.

5. CONTINUED PUBLIC HEARING AND ADMINISTRATIVE ACTION

COMPREHENSIVE PLAN CONFORMANCE:

5.1 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 recommendation: FINDING OF CONFORMANCE, with

approval to an amendment to the North 27th Street Corridor and

Environs Redevelopment Plan, describing the North 27th & Starr Redevelopment

Project, in place of the Plan Amendment, as agreed upon by staff and developers:

6-1 (Eddins dissenting; Corr and Cruz absent).. Public hearing before the City

Council is tentatively scheduled for Monday, April 3, 2023, 3:00 p.m.

* * * * *

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

* * * * *

Adjournment: 5:07 p.m.

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

NOTICE: The Lincoln/Lancaster County Planning Commission will hold a public hearing on Wednesday, March 8, 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, March 8, 2023

[Commissioners Corr and Cruz absent; Ball exited himself from hearing 1:30 p.m. to 2:00 p.m.]

Approval of minutes of the regular meeting held February 22, 2023. ****APPROVED: 7-0 (Corr and Cruz absent)****

1. CONSENT AGENDA

(Public Hearing and Administrative Action)

- 1.1 TEXT AMENDMENT 23003, to amend Articles 2-Definitions, 6-"R" District, 13-Special Permits and 17-Additional Height and Area Regulations of the Lancaster County Zoning Regulations.
Staff recommendation: Approval
Staff Planner: Tom Cajka, 402-441-5662, tcajka@lincoln.ne.gov
Planning Commission recommendation: APPROVAL: 7-0 (Corr and Cruz absent).
Public hearing before the City Council is tentatively scheduled for Monday, March 27, 2023, 5:30 p.m. Public hearing before the County Board is currently pending.

CHANGE OF ZONE:

- 1.2 CHANGE OF ZONE 06075B, for an amendment to Wilderness Commons PUD (Planned Unit Development) to expand boundary of the PUD and increase number of allowed units dwelling units from 401 to 467, along with a request to increase the height in the R-5 PUD zoning from 55 feet to 65 feet, on property generally located at 40th Street and Wilderness Hills Boulevard.
Staff recommendation: Conditional Approval
Staff Planner: Benjamin Callahan, 402-441-6360, bcallahan@lincoln.ne.gov
Planning Commission recommendation: CONDITIONAL APPROVAL: 7-0 (Corr and Cruz absent), as set forth in the conditions of the staff report dated February 23,

2023. Public hearing before the City Council is tentatively scheduled for Monday, March 27, 2023, 5:30 p.m.

- 1.3 CHANGE OF ZONE 23012, from AG (Agricultural District) to B-2 (Planned Neighborhood Business District) as part of Waterford Estates Commercial Park, on property generally located at North 98th Street and O Street.

Staff recommendation: Approval

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

Planning Commission recommendation: APPROVAL: 7-0 (Corr and Cruz absent).

Public hearing before the City Council is currently pending.

SPECIAL PERMIT:

- 1.4 SPECIAL PERMIT 23005, to allow for a residential healthcare facility for up to 16 residents, on property generally located at 3737 Calvert Street. The Planning Commission action is final, unless appealed to the Lincoln City Council.

***** FINAL ACTION *****

Staff recommendation: Conditional Approval

Staff Planner: Benjamin Callahan, 402-441-6360, bcallahan@lincoln.ne.gov

This item was removed from the Consent Agenda for a separate public hearing.

Planning Commission "final action": CONDITIONAL APPROVAL: 6-0 (Ball, Corr and Cruz absent), as set forth in the conditions of the staff report dated February 23, 2023. Resolution No. PC-01850.

- 1.5 SPECIAL PERMIT 23007, to allow for the existing accessory square foot total per lot to exceed the allowed maximum within the R-1 zoning district by 582 square feet, on property generally located at 3430 and 3510 South 33rd Street. The Planning Commission action is final, unless appealed to the Lincoln City Council.

***** FINAL ACTION *****

Staff recommendation: Conditional Approval

Staff Planner: Benjamin Callahan, 402-441-6360, bcallahan@lincoln.ne.gov

Planning Commission "final action": CONDITIONAL APPROVAL: 7-0 (Corr and Cruz absent), as set forth in the conditions of the staff report dated February 23, 2023. Resolution No. PC-01851.

2. REQUESTS FOR DEFERRAL: Item 2.1

- 2.1 COMPREHENSIVE PLAN CONFORMANCE 23003, to review as to conformance with the 2050 Lincoln-Lancaster County Comprehensive Plan, a proposed amendment to the Van Dorn Redevelopment Plan to make updates throughout the document, including amending the redevelopment area boundary, generally bounded by Hill Street on the north, 13th Street on the east, Lowell Street on the south, and 7th Street on the west, also including the Pedestrian Crossing and Van Dorn Park Enhancement Project with a project area that includes Van Dorn Park, public right-of-way along 9th, 10th, High, and Van Dorn streets, as well as the parcel located at 2744 S 9th Street, more particularly generally located at 10th & Van Dorn Streets.

Staff recommendation: In Conformance with the Comprehensive Plan

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

Planning Commission granted a request on behalf of applicant for a 2-week deferral, on this application to the March 22, 2023, Planning Commission hearing.

3. **ITEMS REMOVED FROM CONSENT AGENDA:** Item 1.4

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

TEXT AMENDMENT:

- 4.1 TEXT AMENDMENT 23002, to amend Chapter 27 of the Lincoln Municipal Code, Section 27.82 (impact fees), amending the provisions for imposition of impact fees by allowing transfer of a credit from an old location to a new location within the same project where the old location is rendered non-buildable; and repealing Section 27.82 as hitherto existing.

Staff recommendation: Conditional Approval

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

Planning Commission recommendation: CONDITIONAL APPROVAL, as set forth in the revised conditions per memo dated March 7, 2023 and amendment to conditions offered by staff March 8, 2023: 7-0 (Corr and Cruz absent). Public hearing before the City Council is tentatively scheduled for Monday, March 27, 2023, 5:30 p.m.

SPECIAL PERMIT:

- 4.2 SPECIAL PERMIT 13048A, amending an existing special permit to allow for a residential healthcare facility for up to 18 people, on property generally located at 740 S. 17th Street. The Planning Commission action is final, unless appealed to the Lincoln City Council. ***** FINAL ACTION *****

Staff recommendation: Approval with Conditions

Staff Planner: Stephanie Rouse, 402-441-6373, srouse@lincoln.ne.gov

Planning Commission "final action": CONDITIONAL APPROVAL, as set forth in the revised conditions of the staff report dated February 20, 2023, as agreed upon by staff and the applicant: 7-0 (Corr and Cruz absent). Resolution No. PC-01852.

COUNTY SPECIAL PERMIT AND RELATED ITEMS:

- 4.3a SPECIAL PERMIT 12015A, to allow for a recreational facility, on property generally located at 2260 West Wittstruck Road. The Planning Commission action is final, unless appealed to the Lancaster County Board. ***** FINAL ACTION *****

Staff recommendation: Conditional Approval

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

Planning Commission "final action": CONDITIONAL APPROVAL: 7-0 (Corr and Cruz absent), as set forth in the conditions of the staff report dated February 27, 2023. Resolution No. PC-01853.

- 4.3b SPECIAL PERMIT 12016A, to allow for a recreational facility, on property generally located at 2260 West Wittstruck Road. The Planning Commission action is final, unless appealed to the Lincoln City Council. ***** FINAL ACTION *****

Staff recommendation: Conditional Approval

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

Planning Commission "final action": CONDITIONAL APPROVAL: 7-0 (Corr and Cruz absent), as set forth in the conditions of the staff report dated February 27 ,

2023. Resolution No. PC-01854.

MISCELLANEOUS:

- 4.4 MISCELLANEOUS 23002, to review the proposed determination that the 56th, 70th, and Fletcher Redevelopment Area be declared blighted and substandard as defined in the Nebraska Community Development Law. The study area is approximately 936 acres, generally located between 56th Street on the west, Salt Creek on the north, 84th Street on the east, and Fletcher Avenue on the south, located in sections 33-11-07 and 34-11-07, Lincoln, Lancaster County, Nebraska.

Staff recommendation: Finding of Substandard or Blighted Conditions

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

Planning Commission recommendation: FINDING OF SUBSTANDARD AND

BLIGHTED CONDITIONS: 7-0 (Corr and Cruz absent), Public hearing before the City Council is tentatively scheduled for Monday, April 3, 2023, 3:00 p.m.

5. CONTINUED PUBLIC HEARING AND ADMINISTRATIVE ACTION

COMPREHENSIVE PLAN CONFORMANCE:

- 5.1 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 Wesselhoff, 402-441-6366, gwesselhoff@lincoln.ne.gov

Planning Commission recommendation: FINDING OF CONFORMANCE, with approval to an amendment to the North 27th Street Corridor and

Environs Redevelopment Plan, describing the North 27th & Starr Redevelopment Project, in place of the Plan Amendment, as agreed upon by staff and developers: 6-1 (Eddins dissenting; Corr and Cruz absent),. Public hearing before the City Council is tentatively scheduled for Monday, April 3, 2023, 3:00 p.m.

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

Adjournment: 5:07 p.m.

Memorandum

Date: March 14, 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 March 7, 2023, through March 13, 2023:

Administrative Amendment 23009, to Special Permit #820, Three Pines Court Community Unit Plan, was approved on March 8, 2023, to remove the public access easement (20 feet width) being provided to Lot 3, Block 1 and Lot 5, Block 2 on property generally located at South 48th Street and A Street.

From: kwidubas@windstream.net
To: [Mayor](#); [Council Packet](#)
Subject: Lincoln Bold
Date: Thursday, March 9, 2023 12:18:40 PM

I believe that Dan Marvin's interpretation of the "surplus" of parking in the Haymarket is misrepresented. If you visit the Haymarket on a weekend in the summer with the Haymarket Farmers' Market in full swing, during the State High School Basketball Tournaments, or on a nice weather weekend evening you'll find the garages full. Yes, when there is no demand late at night and into the early morning, you'll find the parking garages receiving vehicles. As businesses recover from Covid and begin to require office staff to return if only on a part time basis will they find parking available in these public parking garage? Or have those spaces been dedicated to this project? The office space planned for this project is going to require parking for their staffs, or will that already have been set aside for this project? Public parking is for when the demand is high, not for when it is low. Please preserve our public parking garages for the public. A project like this needs to be in a zone where parking is required to be part of the program just as it is required in other zones of the City.

Keith Dubas, Architect
Lincoln, Nebraska

From: [George Wolf](#)
To: [Council Packet](#)
Subject: Michigan
Date: Friday, March 10, 2023 11:46:58 AM

Dear Council Members:

FYI:

https://www.lgbtqnation.com/2023/03/michigan-becomes-22nd-state-to-pass-lgbtq-protections-after-decades-of-fighting/?utm_id=sidebar7&utm_term=image&utm_content=usa&utm_source=LGBTQ+Nation+Subscribers&utm_campaign=1bd601c8a3-20230310_LGBTQ_Nation_Daily_Brief&utm_medium=email&utm_term=0_c4eab596bd-1bd601c8a3-%5BLIST_EMAIL_ID%5D

George Wolf

Sent from [Mail](#) for Windows

From: [Calvin B. Doerr](#)
To: [Council Packet](#)
Subject: MYEP Summer Internship
Date: Friday, March 10, 2023 1:19:39 PM

Good afternoon!

My name is Calvin Doerr and I am the 2023 Coordinator for the Mayor's Youth Employment Program. I am reaching out to inquire if the Lincoln City Council is interested in working with an intern this year. We may have space for multiple interns per department. If this is something you are interested in, please let me know. If you have any questions or require any additional information, don't hesitate to reach out.

Thank you!

Calvin Doerr

Mayor's Youth Employment Program Coordinator

He/Him/His



From: [Jyl Voge](#)
To: [Council Packet](#)
Subject: Lincoln Bold Project
Date: Monday, March 13, 2023 7:16:01 AM

Please oppose the Lincoln Bold project, at least delay it. I agree with everything presented at the meeting last week on why this shouldn't be passed and have a couple of other thoughts.

I believe Steve Glenn said occupants of the building would not park in front of the building, who's going to monitor that? I felt Steve wasn't prepared and relied too much on Ms Kalkowski for answers. Steve had too many "I didn't think about that". For a project this size you need to think inside and outside the box.

Have you ever tried driving on 8th St when a delivery truck is trying to make a delivery? Friday evening I was going south on 9th St and had to wait thru a green light for the traffic to clear on Q St. Interesting thing. a firetruck was blocking my lane, good thing it wasn't responding to a call.

Please put the brakes on this project, Steve can take his striking addition somewhere else and let the Historic Haymarket remain the Historic Haymarket.

Thank you.

Jyl Voge

From: [Glenda Dietrich Moore](#)
To: [Council Packet](#)
Subject: Vote against BOLD Lincoln
Date: Monday, March 13, 2023 9:19:16 AM

Dear City Council Members,

I urge you all to vote against allowing any TIIF funding for the Bold Lincoln project. I do not think TIF funding should be used for private development.

Further, I urge you to listen to all the Haymarket business owners/workers' concerns regarding the BOLD project. I join them in being concerned especially that the project's long construction duration and lack of parking both during construction and after completion will cause economic downturn for the Haymarket businesses.

As a longtime resident of Lincoln who treasures the Haymarket district and shops there frequently, I think the BOLD project should be moved somewhere else. It's design does not fit in with the Haymarket district and will bring only more congestion to a very busy area. I am not against the project itself, but I think it would be much better at a different downtown location.

Sincerely,
Glenda Dietrich Moore

Glenda Dietrich Moore

creationenergy@outlook.com

402.483.5308

Website: www.GlendaDietrich.com

Creation Energy Art Studio, Lincoln NE

From: [Soulinnee Phan](#)
To: [Planning](#); [Brandi R. Lehl](#); [Steve S. Henrichsen](#)
Cc: [Council Packet](#)
Subject: RE: The Process
Date: Monday, March 13, 2023 1:25:59 PM

Hello,

Thank you for forwarding this information to us. We will share this with the Council Office and forward this as well to the councilpakcet@lincoln.ne.gov email for constituencies correspondences.

Soulinnee Phan
City Clerk | City of Lincoln
Pronouns: she/her/hers

Office of the City Clerk
555 S. 10th Street Suite 103
Lincoln, Ne 68508
W: (402) 441-7437 | F: (402) 441-8325 | sphan@lincoln.ne.gov



From: Planning <Plan@lincoln.ne.gov>
Sent: Monday, March 13, 2023 12:42 PM
To: Soulinnee Phan <SPhan@lincoln.ne.gov>; Brandi R. Lehl <BLEhl@lincoln.ne.gov>; Steve S. Henrichsen <shenrichsen@lincoln.ne.gov>
Subject: FW: The Process

Hello,

This comment was received in our public comments this morning in regards to Lincoln Bold project.

Thank you,

Shelli Reid
Administrative Officer
Lincoln-Lancaster County Planning Dept.
Ph: 402-441-6363
sreid@lincoln.ne.gov

From: Rosina Paolini <rapaolini@gmail.com>

Sent: Monday, March 13, 2023 6:19 AM

To: Planning <Plan@lincoln.ne.gov>

Subject: The Process

Please appreciate the stories from the people you represent. When consideration of proposed developments are solely based on land use, many socio economic issues crop up. When the Climate Action plan is not considered and the Comprehensive Plan is loosely interpreted, many socio economic issues crop up. A holistic approach provides equitable developments.

Members of the Council,

I, Rosina Paolini, speak for those who don't understand the process, know where to look for the notices, can not afford the newspaper or know how to navigate the city website. I feel fortunate to have the privilege to attend meetings on a semi-regular basis in the middle of the day.

I have a couple of short stories related to the 9th & P location for a proposed skyscraper that demonstrate the endemic effect on the district, and the citizens of Lincoln.

The gentleman sitting in front of me at the 9 & P public hearings was a valet driver, he testified, didn't know the process, thought his voice would be heard. His message was clear, there is plenty of parking downtown and in the parking garages, the issue is those who use valet service at peak times to drop off a friend here and drop them off at their car at the garage or wherever that creates the congestion.

The gentleman is brilliant, listen to his testimony. We chatted and exchanged notes. The fleet of drivers wanted to testify, imagine, they were working.

The gentleman is a full time valet driver, he is an expert in what he does and was clearly proud of his work. His information was germane and could provide a solution and or a reason the site is not appropriate. With the information of the person who manages the parking garages, a more complete picture would allow for an informative decision.

What if the valet drivers of the many hotels in the area were interviewed to understand their expertise before the 9th & P location was adopted ?

I learned the planning commission must reveal any outside information they may encounter at say a Neighborhood Association meeting or other interaction with citizens. Whether or not the information was relative, provides perspective or may have touched on aspects missed is apparently irrelevant.

The other story is that of Amy Green who realizes her employees can not afford the parking garages or find street parking that is free or at least only a \$10 ticket, so she schedules her employees so they can travel in one car each shift to keep them safe and save them money. These are the people serving you until midnight after the show.

You know Amy, she owns Ivanna Cone. She came through cancer and the pandemic, kept her

employees paid, is in remission and working at a limited capacity due to ongoing recovery. So Ivanna Cone is now going to survive a 3 year construction project at the crux of traffic congestion right in front of her door with Mc Kinney's next door, 2 blocks down from 9th & P. Same story without the cancer, rinse and repeat.

Do you think they will survive?

Remember who built the Haymarket, local folks starting with relatively little that is now an amazing thriving district. The landlords may or may not thrive, they likely have other properties to fall back on. If not they will suffer. The business owners will perish. Why? Business owners have families, house, car, responsibilities to staff, so when the business perishes, layers of people are affected. The staff may be going to school, renting an apartment and their life is disrupted.

I asked you at the hearing and I will ask you again, what is the real price for the approval of the 9th and P Street development and others?

I invite a deeper conversation about the process with you all,
*rosina

Rosina Paolini, 1850 Dakota Street

From: [Sara Mann](#)
To: [Council Packet](#)
Subject: Haymarket "Skyscraper"
Date: Monday, March 13, 2023 4:07:54 PM

It's too late for me to add additional thoughts, but that was your plan all along. You did a major disservice to the business owners in the Haymarket and a greater disservice to the overall Lincoln community by sneaking in this vote for TIF financing. And by sneaking, I mean not notifying the 40+ business owners of the Haymarket that this was occurring until a few weeks ago.

You say that less than 1% of Lincoln voters had contacted you about this, so 99% must be on board...that is preposterous. How could people reach out and give opinions if you purposefully weren't making folks aware of your intentions back in November when this was initially brought up?

Shame on all of you. You could be building affordable housing, you could take care of infrastructure, you could worry about the decline of the Railyard space adjacent to the Haymarket. And instead you're meddling in people's livelihoods by building another gaudy, prohibitively expensive building to have million dollar condos sit empty amongst dying businesses.

And this will all be thanks to you.

I know I will continue to support the Haymarket area. And presumably I'll follow the businesses if they don't end in the fire of you're own making.

I regret voting for any of you cowards.