



## *Directors Meeting In Lieu*

Monday, September 4<sup>th</sup>, 2023

- I. Next Directors Meeting – Sept. 11<sup>th</sup>, 2023, 2:00 p.m.

### Correspondence – Online for Review

- I. Directorial Correspondence
  - i. BPC230823 – 1 PC Action – Shelli Reid
- II. Constituent Correspondence
  - i. Pershing Auditorium Space – Gregg Lee
  - ii. Important – Music at Pershing – Tina Seacrest
  - iii. Prison location – Taylor Wyatt
  - iv. Inadequate Apartment Conditions – Darius Herron
  - v. Prison location – Stacy Barnes
  - vi. Prison location change Jason Schmeeckle
  - vii. Voicing my concern: Northeast Lincoln Prison location – Courtney VanScoy
  - viii. [Jbowers@lincoln.ne.gov](mailto:Jbowers@lincoln.ne.gov) – Stephanie Schernikau
  - ix. State prison – Justin & Tami Petersen
  - x. RE: Proposed Prison 102nd and Adams Street – Todd Furasek

The Directors Meeting Agendas and Minutes may be accessed online at:  
<https://www.lincoln.ne.gov/City/City-Council/Directors-Minutes-Agendas>

## **\*\* ACTION BY PLANNING COMMISSION\*\***

**NOTICE:** The Lincoln/Lancaster County Planning Commission will hold a public hearing on Wednesday, August 23, 2023, at 1:00 p.m. in Hearing Room 112 on the first floor of the County-City Building, 555 S. 10<sup>th</sup> 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, August 23, 2023**

**[Commissioners Ball, Eddins and Edgerton absent]**

Approval of minutes of the regular meeting held August 9, 2023. **\*\*APPROVED:5-0 (Corr abstained; Ball, Eddins and Edgerton absent)\*\***

Resolution of Appreciation presented to Tracy Corr. **\*\*Tracy Corr – ADOPTED: 5:0; Resolution No. PC-01872 (Corr abstained; Ball, Eddins and Edgerton absent)\*\***.

1. **CONSENT AGENDA:** None  
**(Public Hearing and Administrative Action)**
2. **REQUESTS FOR DEFERRAL:** Item 4.4
3. **ITEMS REMOVED FROM CONSENT AGENDA:** None  
**(Public Hearing and Administrative Action)**
4. **PUBLIC HEARING AND ADMINISTRATIVE ACTION**

#### **COMPREHENSIVE PLAN AMENDMENT:**

- 4.1 CITY COMPREHENSIVE PLAN AMENDMENT 23009, to amend the Lincoln Lancaster County 2050 Comprehensive Plan to adopt the Local Food System Plan as part of the Lincoln Lancaster County Comprehensive Plan.

**Staff recommendation: Approval**

**Staff Planner:** Andrew Thierolf, 402-441-6371, [athierolf@lincoln.ne.gov](mailto:athierolf@lincoln.ne.gov)

**Planning Commission recommendation: APPROVAL: 6-0 (Ball, Eddins and Edgerton absent). Public hearing before the City Council is tentatively scheduled for Monday, September 18, 2023, 3:00 p.m. Public hearing before County Board is currently pending.**

### **TEXT AMENDMENT:**

- 4.2 TEXT AMENDMENT 23011, to amend the Lincoln Municipal Code, Section 27.02 Definitions to add a new definition, Passenger Carrier Vehicles; amend Section 27.06 Retail Sales and Service Use Group to add Storage and Maintenance of Passenger Carrier Vehicles and amend Section 27.63 Special Permits to allow Storage and Maintenance of Passenger Carrier Vehicles in AG and AGR zoning districts by special permit.

**Staff recommendation: Denial**

**Staff Planner:** Tom Cajka, 402-441-5662, [tcajka@lincoln.ne.gov](mailto:tcajka@lincoln.ne.gov)

**Planning Commission recommendation: DENIAL: 6-0 (Ball, Eddins and Edgerton absent). Public hearing before the City Council is tentatively scheduled for Monday, September 18, 2023, 3:00 p.m.**

### **CHANGE OF ZONE:**

- 4.3 CHANGE OF ZONE 15013B, to amend the Tower Heights Planned Unit Development (PUD) with a modification to the land use plan from O 3 (Office Park District) to B 2 (Planned Neighborhood Business District), with restricted uses, on property generally located at the SW corner of South 52nd Street and Yankee Hill Road.

**Staff recommendation: Conditional Approval**

**Staff Planner:** Benjamin Callahan, 402-441-6360, [bcallahan@lincoln.ne.gov](mailto:bcallahan@lincoln.ne.gov)

**Planning Commission recommendation: AS AMENDED FOR CONDITIONAL APPROVAL AS RECOMMENDED BY PLANNING COMMISSION: 6-0 (Ball, Eddins and Edgerton absent), as set forth in the conditions of the staff report dated August 10, 2023. Public hearing before the City Council is tentatively scheduled for Monday, September 18, 2023, 3:00 p.m.**

### **MISCELLANEOUS:**

- 4.4 STREET AND ALLEY VACATION 23005, to vacate a portion of the South 1st Street ROW (Right of Way) between Pioneers Blvd. and Old Cheney Road, adjacent to property generally located at South 1st Street and Pioneers Boulevard.

**Staff recommendation: Conforms to the Comprehensive Plan**

**Staff Planner:** Benjamin Callahan, 402-441-6360, [bcallahan@lincoln.ne.gov](mailto:bcallahan@lincoln.ne.gov)

**Planning Commission granted the request on behalf of the applicant for a 4-week deferral, with Continued Public Hearing and Action scheduled on September 20, 2023.**

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

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**Adjournment: 3:42 p.m.**

**From:** [Gregg Lee](#)  
**To:** [Council Packet](#)  
**Subject:** Pershing Auditorium Space  
**Date:** Monday, August 28, 2023 8:56:36 AM

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Dear City Council Members -

I hope I'm not too late for this but over the weekend I had the idea that instead of tearing down the Pershing stage, why not save the taxpayers money, keep the stage, proscenium and dressing rooms, fill the basement with dirt and plant grass. Let's turn the block into a grass seating area just for an outdoor concert space downtown and keep the stage and dressing rooms intact.

We could call it "Pershing Center Park," a nice large grassy area for people to set up chairs or lay blankets down"! Bands of all levels could get the opportunity to perform and let the community have lots of different kinds of live music and performances!

The proscenium could be closed off with a large garage door and all you would need to do is construct a 25-foot awning from the front to shade the performers.

Since posting my idea, I've had 70 responses in favor of the idea.  
<https://www.facebook.com/gregg.lee1>

One friend even went as far as creating a rough mock-up of the idea. <https://www.facebook.com/todd.bryer.3>

People feel that we have more than enough cookie-cutter student apartments going up all over downtown.

How would I proceed with stopping the tearing down of the stage area and discussing this idea before it's too late?

Greg L Votava  
402-760-7601  
7601 Brummond Drive  
Lincoln, NE 68516



**From:** [MissTina HOGPGRALRMMIW](#)  
**To:** [Council Packet](#)  
**Cc:** [paistyg@gmail.com](#); [MissTina HOGPGRALRMMIW](#)  
**Subject:** Important - Music at Pershing  
**Date:** Monday, August 28, 2023 2:15:27 PM

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Dear City Council Members -

I am reiterating an email from my friend Greg regarding our Historical Landmark Pershing Auditorium;

"I hope I'm not too late for this but over the weekend I had the idea that instead of tearing down the Pershing STAGE (Tina's edit), why not save the taxpayers money, keep the STAGE, proscenium and dressing rooms, fill the basement with dirt and plant grass. Let's turn the block into a grass seating area just for an outdoor concert space downtown and keep the stage and dressing rooms intact.

We could call it "Pershing Center Park," a nice large grassy area for people to set up chairs or lay blankets down"! Bands of all levels could get the opportunity to perform and let the community have lots of different kinds of live music and performances!

The proscenium could be closed off with a large garage door and all you would need to do is construct a 25-foot awning from the front to shade the performers.

Since posting my idea, I've had 70 responses in favor of the idea.

<https://www.facebook.com/gregg.lee1>

One friend even went as far as creating a rough mock-up of the idea.

<https://www.facebook.com/todd.bryer.3>

People feel that we have more than enough cookie-cutter student apartments going up all over downtown.

How would I proceed with stopping the tearing down of the stage area and discussing this idea before it's too late? via Gregg Votava aka Gregg Lee on social media.

Tina Seacrest  
[Ladyj.divavet@gmail.com](mailto:Ladyj.divavet@gmail.com)

Attachment (1)

# Pershing Center Park



**From:** [Taylor Wyatt](#)  
**To:** [Council Packet](#)  
**Subject:** Prison location  
**Date:** Tuesday, August 29, 2023 12:07:20 AM

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Dear Council,

I regret I was unable to make public comment at Mondays meeting. I had work obligations that did not allow me to be there.

I did want to add my voice to the conversation. I have worked with most of you and know the comp plan well. I believe you all know and understand that this area is very well suited for a residential and commercial future. I won't add to that other than saying I agree. I watched the replay of public comment and it was discussed by others as well.

I want to second the comments of the Realtor who spoke. My experience as a Realtor is the same.

I am a lifelong resident in Northeast Lincoln. I too would like to see it moved from Northeast Lincoln as a whole, but the North site by the Landfill is hard to argue against. Especially when it's compared to the current site. The reasons are too numerous to list and I believe you already know. It's common sense.

I would also like to voice concerns I've heard from my friends in Waverly. I spent years out there as an educator and coach and still have a lot of relationships in that community. Though they are not your constituents, I believe their reactions have value. I have yet to hear one person who believes the current location is the best option.

I ask that all of you encourage our Mayor to engage in serious conversations to move this project to a better location for all involved.

Thank you,

Taylor Wyatt, REALTOR®  
COLDWELL BANKER/NHS COMMERCIAL  
402-440-0224 (cell)  
[Tayorwyatt.realtor@gmail.com](mailto:Tayorwyatt.realtor@gmail.com)  
[www.cb-nhs.com](http://www.cb-nhs.com)  
4230 Pioneer Woods DE Lincoln, NE  
RAMSEY TRUSTED

“People are capable of a lot more than they think they're capable of” ~Mike Leach

Sent from my iPhone

**From:** Darius Herron  
**To:** [amber@housingdevelopers.org](mailto:amber@housingdevelopers.org); [Moshah.Goodman@OneFS.org](mailto:Moshah.Goodman@OneFS.org); Council Packet; [gethelp@aclunehbraska.org](mailto:gethelp@aclunehbraska.org); [midwest@adl.org](mailto:midwest@adl.org); [judy@l-housing.com](mailto:judy@l-housing.com); [martha@l-housing.com](mailto:martha@l-housing.com); [susan@l-housing.com](mailto:susan@l-housing.com); [tom.riley@nebraska.gov](mailto:tom.riley@nebraska.gov); [justin.hladik@nebraska.gov](mailto:justin.hladik@nebraska.gov); [carol@housingdevelopers.org](mailto:carol@housingdevelopers.org); [info@inCOMMONcd.org](mailto:info@inCOMMONcd.org); [hud-phrc@trngusa.net](mailto:hud-phrc@trngusa.net); [information@realtworksbne.com](mailto:information@realtworksbne.com); [managerfcm@gmail.com](mailto:managerfcm@gmail.com); [investorrelations@blackhillscorp.com](mailto:investorrelations@blackhillscorp.com); [OCR@ed.gov](mailto:OCR@ed.gov); [OCR.KansasCity@ed.gov](mailto:OCR.KansasCity@ed.gov); Police Public Access; Fire; LFRMedia; [desk\\_1011now.com](mailto:desk_1011now.com); [jhynek@lealaidofnebraska.org](mailto:jhynek@lealaidofnebraska.org); [sfentress@communityactionnetwork.org](mailto:sfentress@communityactionnetwork.org); [cedric.perkins@nebraska.gov](mailto:cedric.perkins@nebraska.gov)  
**Cc:** President's Office - Nebraska Wesleyan University; Vince Benes; [dustin.lappe@messiah.us](mailto:dustin.lappe@messiah.us); [bethany.werner@messiah.us](mailto:bethany.werner@messiah.us); Marissa Machado; James M. Bowers; [david.loeschen@messiah.us](mailto:david.loeschen@messiah.us); [askmnc@navy.mil](mailto:askmnc@navy.mil); [info@noh8campaign.com](mailto:info@noh8campaign.com); John Kunze; [jeff.powell@nebraska.gov](mailto:jeff.powell@nebraska.gov); Pat D. Lopez; [susanbockrath@nalhd.org](mailto:susanbockrath@nalhd.org); [mchapman@nalhd.org](mailto:mchapman@nalhd.org); PHAN@publichealthne.org; Gina A. Egenberger  
**Subject:** Inadequate Apartment Conditions  
**Date:** Tuesday, August 29, 2023 1:51:33 PM  
**Attachments:** [Vince Benes Mistreatment, Discourteous, and Intimidating Behavior.docx](#)  
[Character Reference for Vince Benes.docx](#)

To Whom It May Concern,,

My name is **Darius Herron** and I currently live at **2635 N. 42nd Street Apt# 1 in Lincoln, Ne 68504** and the reason for this letter is to inform **Four Corners Property Management** and all those who may have invested and concerted concern regarding what can be considered as deplorable and/or inadequate living conditions at my apartment building. For approximately three years I've experienced many floods, mechanical malfunctions, cosmetic breakdowns, managerial miscommunications, and even racial aggression/intimidation both verbally and physically from neighboring tenant(s). I've notified the proper authorities on several occasions per policies and protocol, but have seemed to have gotten no adequate response regarding these matters, hence the urgency of this letter and it's various recipients.

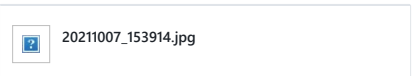
**10 specific incidents and concerns include, but not limited to:** **1.** The initial property listing promoted secure entry access which is clearly not so as there seems to constantly be non-residents going in/out of the property creating and leaving behind damage, disturbances, and crimes(re: Lincoln Police, Fire & EMT), **2.** The property listing included amenities such as washer/dryer which were malfunctioning, taken out of order, and taken off property within 2-3 months after move-in, **3.** multiple kitchen, living room, bathroom and bedroom flooding that includes sewage, sludge, and grime, **4.** Clogged, dusty, and dirty air vents, **5.** Low unhealthy water quality(discolored and distasteful) **6.** Insects & Rodents (roaches, spiders, water bugs, & mice), **7.** Called racial slurs and physically threatened and stalked by tenant in apt #2 who owns and brandished firearms, sharpened swords, and military grade knives, who is also a corrupt ex Nebraska Correctional Officer as well as a Navy Veteran (see attached), **8.** Mold and Mildew in walls and floors throughout the apt. and building. **9.** Soiled, dirty and filthy carpet that has mixtures of various gross elements. **10.** Property management has charged me with "late fees" of \$100 on \$47 past due gas bill amounts and has threatened eviction because somehow the gas bill has been abruptly transferred out of my name and into theirs even though I've been paying my Black Hills Electric bill on-time for approximately three years minus two recent missed payments... Meanwhile, other tenant(s) don't have to adhere to such a policy and seem to have never paid a gas bill or have one placed in their name such as the tenant in apt# 2.

Living here in this apartment could be worse and for knowing that I am grateful and thankful to my Lord and Savior Jesus Christ of the Holy Bible as well to the property owners and all of the decent positive people in this community and neighborhood including two of the maintenance guys with Four Corners Mgmt. James and Hassan, who in my opinion, do a great job when fulfilling the work orders as they are given to them with what they have. However, the living conditions here can improve and the threat of possible white supremacy/extremist intentions and/or motives with the tenant in apt #2 can be quelled and this property can not only be affordable, but livable and conducive to fostering a good life and the enjoyment of it. So, I'm seeking a viable resolution to these housing concerns and/or reasonable alternatives that delivers positive change and/or modification that is just and fair.

Respectfully,  
Darius S. Herron

Ps. I've documented the incidents over the past few years with emails, pictures, and videos, some of which I have included/attached in this email.

[20211007\\_153914.jpg](#)



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[https://drive.google.com/file/d/17hGUuzblqKbZOa7\\_EABUI4K\\_kYuVUukC/view?usp=drivesdk](https://drive.google.com/file/d/17hGUuzblqKbZOa7_EABUI4K_kYuVUukC/view?usp=drivesdk)







## Your Mistreatment, Discourteous, and Intimidating Behavior3

Yahoo/Sent

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**Darius Herron** <dariusherron@yahoo.com>

To:

vlbsevenz@gmail.com

Cc:

Marissa Machado

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Wed, Jun 29, 2022 at 12:40 AM

Good Evening Vince,

The reason for this email is in response to the mistreatment, discourteous, and intimidating behavior I endured from you on Saturday June 25th 2022 from approximately 10 am thru 2 am the following day. I received a text from you on Friday June 24th at 7:19 pm asking me if I wanted to accompany you the following day to run various errands including but not limited to going to tattoo parlors and looking at potential apartments where you may move to as you're currently seeking to relocate from where we live now. I agreed to accompany you and we agreed to meet at approximately 10 am on June 25th and from the first interaction on that day your uneasy disposition began.

At 9:31 am on Saturday you texted "Are you up?" and I responded "Just woke up" at 9:57 am, then you responded with "Smh. I'm ready go. Can you be ready in 20 mins?" which I perceived as you being frustrated and/or upset by me not being ready right then as you are, hence the reason for you scratching your head. As I readied myself and met you in our hallway and we walked to your car to begin the day of errands, you played and showed me a YouTube video in which a woman was stating how she doesn't necessarily need a man to complete her or assist her in educational, career and life activities/goals in which you initiated a conversation between us in regard to the video. So, by me being in college and enjoy having learned and continue to learn many aspects to relationship viewpoints and even feminism, I was excited that we were engaged in conversation on the subject and I searched and found a You Tube video where a woman was explaining a similar viewpoint as the video you showed me except you became obviously angry and frustrated and aggressively told me to "turn that s\*\*t off" because that type of woman makes up mad and you "want to have a good day off from work" and videos like that ruin your day, but ironically that's exactly what you shared with and showed me.

As we arrived at the first apartments on your errands list, we attempted to enter the leasing office area where I noticed a sign that read "by appointment only" which prompted me to ask you if you had an appointment scheduled and you replied "no" and that you hadn't made any appointments for that day in regard to any of your errands which immediately prompted me to ponder why you had seemingly been bothered and upset by me not being ready exactly when you were per your earlier text message. As

we came upon a different apartment complex that had a pool in it, you began saying how you would enjoy a pool as an amenity, but not like at the location we were at. So, I mentioned that I like pools as an amenity as well and that an indoor pool/whirlpool can be even better in which your face scrunched up and you began to say in a matter-of-fact sarcastic condescending tone "they're aren't any apartment complexes with indoor pools in Lincoln" and I responded by stating that I've been to an apartment complex in Lincoln with outdoor and indoor pool amenities and you agreed to go and see the apartments, but after arriving there and being asked by the property management for a callback and/or showing time and you rudely declined their offer and then stated to me that the location or apartment type was not what you wanted which prompted me to ponder that it seemed you were attempting to call my bluff on knowing of such a place insinuating that I would lie about such a thing.

After the apartments and the tattoo parlor errands, you stated that you were wanting get lunch in and around the downtown area which you had also offered me on the initial invitation to accompany you. So as I suggested some restaurants that I know of in that area including "Stur Fast" and "Sultan's Kite" which are across the street from each other and you suddenly seemed to get upset again and passed up the restaurants prompting me to think that it seemed you were bothered by me either knowing of such places and/or that I was giving you directions where to turn and park. After you seemed to accept the suggestions and calm down, you then asked me again where the restaurants were in which I reiterated their locations and that you had literally just drove right past them and you then turned around and we went to "Sultan's Kite". I previously communicated to you there was a certain way to order the food and that I can maximize the quantity and variation of our food, however, after entering the restaurant you went ahead of me and proceeded to order a "spicy gyro" from the menu which seemed to be because you didn't want me to order for you and/or that I knew about this thing and you didn't. So, after I ordered a "chicken shwarma" and "spicy gyro" combo on top of rice with vegetables and a pita on the side you asked me "how much does that cost?" and I told you that it's the same price as what you ordered besides the extra dollar or so for the pita, you seemed to become upset again at the fact that I had more food than you for the same price(besides the cost of the pita). The cashier then asked you "will you be paying separate or together" and you replied "separate" even though you invited me out to run your errands all day and to lunch in-between the errands. You never told me that I would be on my own for lunch or asked if I had money to buy my own, which insinuated that you would be buying lunch for the both us... thankfully I had some money to purchase my food because had I not, it would've been embarrassing and disappointing to not be able to afford and eat lunch with you.

After we sat down to eat lunch I was reminded of how we have had some discussion about faith in God and I figured what a wonderful time to share not only a meal but some scriptures with you, my neighbor and seemingly friend and brother in Christ. So I shared some from the New Testament in the New Life Translation of the Holy Bible and you began to scrunch up your face again and began to say how you don't believe it's

possible that a person can be righteous and can be forgiven of their sins once and for all in this life, and you believe that until people die and go to heaven they remain unrighteous and sinners. I responded by referring to scriptures and testifying that I believe the biblical Jesus Christ and His finished works on the Cross and His Resurrection defeating sin and certain death and people can be and are declared Righteous in this life and can be forgiven of sins (past, present, and future) and that sins are not imputed on those in Christ Jesus in this life right now and forever because of our faith in Jesus Christ and His Grace, Victory and Power. You then began to turn the conversation around and make it all about yourself and asked (as if I'm Jesus Christ) since you don't believe what I had showed you and testified of, if you were to die right now would you go to hell? I responded by giving an analogy of what imputation of sin is like for believers and unbelievers and then referred to what Jesus said Himself in the Bible in regard to judgement. In the NLT Bible in John 3:18 Jesus Christ says ""**There is no judgment against anyone who believes in him. But anyone who does not believe in him has already been judged for not believing in God's one and only Son.**" So, I also couldn't figure why you were getting so angry, combative, and upset in regard to me showing you New Testament scriptures because the scriptures makes believers happy, joyful, and peaceful.

After we left the restaurant, we went to the "Gameroom" where you parked next to this big pickup truck on my side of your vehicle so close that I could hardly open my door and had to squeeze out of the car whereas on your side there was plenty of room for you to fully open your door and exit the vehicle. I then stated how I could hardly get out the car because you parked so close and then you scrunched up your face again and said "you think I parked that close on purpose" and I replied "I never said you parked like that on purpose, you just did" and you continued your scrunched face and started talking to someone on your phone. After leaving the Gameroom you continued to talk on the phone and then we got back in your vehicle and pulled off. As we were riding you proceeded to apologize for arguing with me about the scriptures and said that we have different interpretation and perceptions on the scriptures and if we can agree not to bring up the topic no more. I agreed to not bring up the scriptures among us anymore per your request which led me to ponder if that might've come as an instruction from the pastor that you had earlier said you would call to ask for clarity on the scriptures I showed and testified of to you earlier in the restaurant, however, you never confirmed if that's who were indeed talking with just moments before on your phone. After the agreement, you seemed to have gotten more cheerful and your scrunched face had turned pleasant and happy. Moments later you stopped at a gas station and as you pumped the gas, your phone rang and then shortly after your conversation began with what seemed to be your girlfriend; your face started to scrunch up yet again and your demeanor changed. After noticing how you were obviously back in a bad mood I signaled to you to just take me home as I was done with this emotional roller-coaster ride with you for the day. As we pulled up to our apartments, you got off the phone and asked if I thought you had been rude in your responses with your girlfriend on the phone and I said "No, I don't think you were at all"... then the phone began to ring again and you looked as if it were your



girlfriend calling again, then said "you better get out and go home" in a frustrated tone; which I did.

After arriving home, I took a nap because I was exhausted after the earlier occurrences. After I awoke and began to listen to some music, you called me at approximately 10:29 pm and sounded like you were in a way better mood than earlier and asked if I wanted to go bowling (something we regularly do on Saturday nights) and since it was pretty routine that we link up on Saturday nights, I said yes. You then asked me to come up stairs to our neighbors place as you were up there briefly hanging out with them... I said yes because I enjoy talking with our neighbors and I think they are wonderful caring young parents, plus they have two adorable cats that I hadn't seen in a while as I have a cat as well. After I arrived at the neighbors place, you began to brag about how awesome one of the two cats is and how it's your favorite cat and how in some ways its better than my cat - yet again, being comparative and condescending. After you seemed to be intentionally making us late for our routine bowling event, I began to repeatedly ask if you indeed wanted to go bowling and then you began to act somewhat erratic and asked one of the two neighbors if he wanted to go bowling with us, and he said no. You then repeatedly asked the neighbor if he wanted to go bowling and he continued respectfully to decline your offer, then you attempted to bribe him with offering to pay his way, he declined again... it seemed that you became aggressive again because you began to push, pull and tug on him and his clothing to the point where he had to cover up and assume a fetal-like position as you were attempting to force and/or pressure him to leave his girlfriend and go bowling with us after they had already told us that their kiddos were gone for the weekend and they had the place to themselves and you being inconsiderate didn't even think that maybe they would like to spend some quality alone time together to advance and magnify their bond and relationship. Anyhow, we ended up going bowling and playing laser tag just the two of us at the world famous Sun Valley Lanes.

At the bowling alley you became more competitive than usual over the fact that I won 2 out of 3 games and began to involve other bowlers by coercing them to agree that the high score you got in game two was more important than my two wins. In addition, we were assigned to the same team against a team of three in laser tag, however, after the game started you betrayed me and began attacking me and joined the other team and made it everyone against me. After the bowling alley we had approximately 20 mins before the 2 am last call for nightlife in the Haymarket where we went to get some last minute socializing in and after being there for approximately 10 mins, you got into a situation where you became argumentative and scrunch faced again and got into an altercation that involved at least two cops, drinks being spilled, verbal aggression, and you being in the center of it all that resulted in you being escorted and put out of the establishment by the cops and others. On the way home you began to tell me how one of the cops got offended when you called him "Corporal Winkler" and I said "Corporal Winkler?" and you said "yeah his name was Corporal Winkler" and I said "then why would he get offended by you calling him by his name?" You said "I don't know" then I

responded saying how that might not be his name, then you abruptly stopped the vehicle on the highway we were traveling on that was so intense it could've resulted in me having whiplash and possibly caused an accident if other vehicles had been close by. You then scrunched up your face again and began to yell extremely loud at the top of your voice so close to my face that your lips were almost touching my face and you were spitting as well saying "Get the F\*\*K out of my car now and walk home". I existed your vehicle per your demand and began to walk all the way home from the side of a dark highway road around 2 am, ironically, from the same stretch of highway that I came to your rescue at when you ran out of gas and didn't have anyone else to call and come help you several months ago.

Vince I've have been knowing and living across the hall from you for approximately 1 1/2 years and have had and shared many fond and great times and memories with you and have given you much positive feedback, care, and assistance in many situations including but not limited to the first time I met you when you were standing in our apartments hallway because you locked yourself out of your place (which you do often) and you stated that you were waiting on maintenance to come and open the door for you, I had compassion for you because I've done the same before plus it was winter and cold outside and in our hallway, so I opened my apartment to you while you waited and offered you something to eat and drink instead of you standing in that cold damp hallway looking like a cold, lost, sad mixed curly-coated labrador retriever. I also provided a written character statement to help booster your chances of being able to see, visit, and possibly gain partial and/or full custody of all of your children (See Attached).

The reason this situation is very negative from your end is because you know about how I'm a student entering what could be my last year at Nebraska Wesleyan University and how there's also a Christian based aspect to the institution and by you being aggressively argumentative and condescending to me for even mentioning anything biblical and/or scriptural is not only impertinent toward my growth in education, but toward all of the students, faculty and staff in this city as well this entire community after-all even the name of the community we live in is called University Place. In addition, you shared with me your military background in the U.S. Navy which I highly respect and has been a major reason why I enjoyed you even more than a neighbor. I've also shared with you how I have many family and friends that are currently in the military and are veterans like yourself from all branches of the Armed Forces. However, I cannot recall ever getting in any situations where a military member current or former treated me they way you did in my entire life except my baby brother (sibling rivalry) and some law enforcement officers (being black in America). You even went as far as to tell me how life is a game to you and that you play people and relationships just like a game and how all women and men are the same, competing and manipulating each other in regard to money, emotions, and romance. I responded to your approach to life communicating to you (over time) that I grew up in the American Foster Care System, lived in urban war zones, both of my biological parents are deceased, I lost a child to miscarriage, I've been homeless over 10 times, am legally disabled, and am a first-generation college student...

So life is anything but a game to me and I truly Love to see people happy and believe in the Power of Christ and that there is still good and good people in the world that are hoping and working for a better future for not only people like me, but for people like you and your children, and people and their children everywhere.

So in conclusion, you have unfortunately behaved similarly toward me in the past, so let this letter serve as your final warning from me in regard to you yelling at me, being ultra competitive and comparative about everything; and your constant need to be in and have control over every aspect of our interactions. Arguments do happen and seem to be apart of life in general and are allowable, however, they don't have to be super heated and have to result in intense verbal degradation or full-on blowouts. Clear communication and compromise is very useful when dealing with two people like us, so let's make sure that is something we keep in mind. Your good outweighs your bad to me so the next step is your response on what you think about the elements of this letter and how you respond to it. I can be reached by dariusherron@yahoo.com or 402-298-6192 or by properly knocking on my freakin' door and having a sit down.

Sincerely,  
Darius Herron

---

Character Reference for Vince Benes (2).docx  
13kB

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**Darius Herron** <dariusherron@yahoo.com>

To:

vlbsevenz@gmail.com

---

Thu, Jun 30, 2022 at 4:24 PM

Vince what makes you so uncomfortable with me in this friendship?... what specifically am I doing to hurt you?? I have been nothing but helpful, supportive and encouraging to you.

Why do you keep going back on your word and bringing up scriptures (2nd time) after you proposed and we agreed not to. The first scripture you mentioned doesn't apply to

me anymore because I have repented and have been forgiven of my sins, and the second is Old Testament religious law and I adhere to New Testament teaching under Jesus Christ.

[Sent from Yahoo Mail on Android](#)

Show original message

---

**Darius Herron** <dariusherron@yahoo.com>

To:

john.kunze@messiah.us

Cc:

dustin.lappe@messiah.us

,

bethany.werner@messiah.us

,

david.loeschen@messiah.us

,

info@messiah.us

,

Marissa Machado

and 1 more...

---

Fri, Jul 1, 2022 at 2:47 PM

Good Afternoon Leaders of Messiah Ministries!

My name is Darius Herron and the reason for this email is in regard to one of your members (Vince Benes) and his behavior toward me and I would like to know if this is typical for your worshipers and what you teach them about Jesus and how to conduct themselves toward potential members because he previously has asked me to come and possibly join your church.

Hide original message

----- Forwarded Message -----

**From:** Darius Herron <dariusherron@yahoo.com>

**To:** "vlbsevenz@gmail.com" <vlbsevenz@gmail.com>

**Sent:** Thursday, June 30, 2022, 04:24:14 PM CDT

**Subject:** Re: Your Mistreatment, Discourteous, and Intimidating Behavior

Vince what makes you so uncomfortable with me in this friendship?... what specifically am I doing to hurt you?? I have been nothing but helpful, supportive and encouraging to you.

Why do you keep going back on your word and bringing up scriptures (2nd time) after you proposed and we agreed not to. The first scripture you mentioned doesn't apply to me anymore

because I have repented and have been forgiven of my sins, and the second is Old Testament religious law and I adhere to New Testament teaching under Jesus Christ.

[Sent from Yahoo Mail on Android](#)

On Wed, Jun 29, 2022 at 10:06PM, Vince Benes  
<vlbsevenz@gmail.com> wrote:

I'm no longer comfortable with this friendship. Take care.

1 John 1:8

**Ecclesiastes 7:20**

On Wed, Jun 29, 2022, 12:43 AM Darius Herron <dariusherron@yahoo.com> wrote:

Good Evening Vince,

The reason for this email is in response to the mistreatment, discourteous, and intimidating behavior I endured from you on Saturday June 25th 2022 from approximately 10 am thru 2 am the following day. I received a text from you on Friday June 24th at 7:19 pm asking me if I wanted to accompany you the following day to run various errands including but not limited to going to tattoo parlors and looking at potential apartments where you may move to as you're currently seeking to relocate from where we live now. I agreed to accompany you and we agreed to meet at approximately 10 am on June 25th and from the first interaction on that day your uneasy disposition began.

At 9:31 am on Saturday you texted "Are you up?" and I responded "Just woke up" at 9:57 am, then you responded with "Smh. I'm ready go. Can you be ready in 20 mins?" which I perceived as you being frustrated and/or upset by me not being ready right then as you are, hence the reason for you scratching your head. As I readied myself and met you in our hallway and we walked to your car to begin the day of errands, you played and showed me a YouTube video in which a woman was stating how she doesn't necessarily need a man to complete her or assist her in educational, career and life activities/goals in which you initiated a conversation between us in regard to the video. So, by me being in college and enjoy having learned and continue to learn many aspects to relationship viewpoints and even feminism, I was excited that we were engaged in conversation on the subject and I searched and found a You Tube video where a woman was explaining a similar viewpoint as the video you showed me except you became obviously angry and frustrated and aggressively told me to "turn that s\*\*t off" because that type of woman

makes up mad and you "want to have a good day off from work" and videos like that ruin your day, but ironically that's exactly what you shared with and showed me.

As we arrived at the first apartments on your errands list, we attempted to enter the leasing office area where I noticed a sign that read "by appointment only" which prompted me to ask you if you had an appointment scheduled and you replied "no" and that you hadn't made any appointments for that day in regard to any of your errands which immediately prompted me to ponder why you had seemingly been bothered and upset by me not being ready exactly when you were per your earlier text message. As we came upon a different apartment complex that had a pool in it, you began saying how you would enjoy a pool as an amenity, but not like at the location we were at. So, I mentioned that I like pools as an amenity as well and that an indoor pool/whirlpool can be even better in which your face scrunched up and you began to say in a matter-of-fact sarcastic condescending tone "they're aren't any apartment complexes with indoor pools in Lincoln" and I responded by stating that I've been to an apartment complex in Lincoln with outdoor and indoor pool amenities and you agreed to go and see the apartments, but after arriving there and being asked by the property management for a callback and/or showing time and you rudely declined their offer and then stated to me that the location or apartment type was not what you wanted which prompted me to ponder that it seemed you were attempting to call my bluff on knowing of such a place insinuating that I would lie about such a thing.

After the apartments and the tattoo parlor errands, you stated that you were wanting get lunch in and around the downtown area which you had also offered me on the initial invitation to accompany you. So as I suggested some restaurants that I know of in that area including "Stur Fast" and "Sultan's Kite" which are across the street from each other and you suddenly seemed to get upset again and passed up the restaurants prompting me to think that it seemed you were bothered by me either knowing of such places and/or that I was giving you directions where to turn and park. After you seemed to accept the suggestions and calm down, you then asked me again where the restaurants were in which I reiterated their locations and that you had literally just drove right past them and you then turned around and we went to "Sultan's Kite". I previously communicated to you there was a certain way to order the food and that I can maximize the quantity and variation of our food, however, after entering the restaurant you went ahead of me and proceeded to order a "spicy gyro" from the menu which seemed to be because you didn't want me to order for you and/or that I knew about this thing and you didn't. So, after I ordered a "chicken shwarma" and "spicy gyro" combo on top of rice with vegetables and a pita on the side you asked me "how much does that cost?" and I told you that it's the same price as what you ordered besides the extra dollar or so for the pita, you seemed to become upset again at the fact that I had more food than you for the same price(besides the cost of the pita). The cashier then asked you "will you be paying separate or together" and you replied "separate" even though you invited me out to run your errands all day and to lunch in-between the errands. You never told me that I would be on my own for lunch or asked if I had money to buy my own, which insinuated

that you would be buying lunch for the both us... thankfully I had some money to purchase my food because had I not, it would've been embarrassing and disappointing to not be able to afford and eat lunch with you.

After we sat down to eat lunch I was reminded of how we have had some discussion about faith in God and I figured what a wonderful time to share not only a meal but some scriptures with you, my neighbor and seemingly friend and brother in Christ. So I shared some from the New Testament in the New Life Translation of the Holy Bible and you began to scrunch up your face again and began to say how you don't believe it's possible that a person can be righteous and can be forgiven of their sins once and for all in this life, and you believe that until people die and go to heaven they remain unrighteous and sinners. I responded by referring to scriptures and testifying that I believe the biblical Jesus Christ and His finished works on the Cross and His Resurrection defeating sin and certain death and people can be and are declared Righteous in this life and can be forgiven of sins (past, present, and future) and that sins are not imputed on those in Christ Jesus in this life right now and forever because of our faith in Jesus Christ and His Grace, Victory and Power. You then began to turn the conversation around and make it all about yourself and asked (as if I'm Jesus Christ) since you don't believe what I had showed you and testified of, if you were to die right now would you go to hell? I responded by giving an analogy of what imputation of sin is like for believers and unbelievers and then referred to what Jesus said Himself in the Bible in regard to judgement. In the NLT Bible in John 3:18 Jesus Christ says **"There is no judgment against anyone who believes in him. But anyone who does not believe in him has already been judged for not believing in God's one and only Son."** So, I also couldn't figure why you were getting so angry, combative, and upset in regard to me showing you New Testament scriptures because the scriptures makes believers happy, joyful, and peaceful.

After we left the restaurant, we went to the "Gameroom" where you parked next to this big pickup truck on my side of your vehicle so close that I could hardly open my door and had to squeeze out of the car whereas on your side there was plenty of room for you to fully open your door and exit the vehicle. I then stated how I could hardly get out the car because you parked so close and then you scrunched up your face again and said "you think I parked that close on purpose" and I replied "I never said you parked like that on purpose, you just did" and you continued your scrunched face and started talking to someone on your phone. After leaving the Gameroom you continued to talk on the phone and then we got back in your vehicle and pulled off. As we were riding you proceeded to apologize for arguing with me about the scriptures and said that we have different interpretation and perceptions on the scriptures and if we can agree not to bring up the topic no more. I agreed to not bring up the scriptures among us anymore per your request which led me to ponder if that might've come as an instruction from the pastor that you had earlier said you would call to ask for clarity on the scriptures I showed and testified of to you earlier in the restaurant, however, you never confirmed if that's who were indeed talking with just moments before on your phone. After the agreement, you

seemed to have gotten more cheerful and your scrunched face had turned pleasant and happy. Moments later you stopped at a gas station and as you pumped the gas, your phone rang and then shortly after your conversation began with what seemed to be your girlfriend; your face started to scrunch up yet again and your demeanor changed. After noticing how you were obviously back in a bad mood I signaled to you to just take me home as I was done with this emotional roller-coaster ride with you for the day. As we pulled up to our apartments, you got off the phone and asked if I thought you had been rude in your responses with your girlfriend on the phone and I said "No, I don't think you were at all"... then the phone began to ring again and you looked as if it were your girlfriend calling again, then said "you better get out and go home" in a frustrated tone; which I did.

After arriving home, I took a nap because I was exhausted after the earlier occurrences. After I awoke and began to listen to some music, you called me at approximately 10:29 pm and sounded like you were in a way better mood than earlier and asked if I wanted to go bowling (something we regularly do on Saturday nights) and since it was pretty routine that we link up on Saturday nights, I said yes. You then asked me to come up stairs to our neighbors place as you were up there briefly hanging out with them... I said yes because I enjoy talking with our neighbors and I think they are wonderful caring young parents, plus they have two adorable cats that I hadn't seen in a while as I have a cat as well. After I arrived at the neighbors place, you began to brag about how awesome one of the two cats is and how it's your favorite cat and how in some ways its better than my cat - yet again, being comparative and condescending. After you seemed to be intentionally making us late for our routine bowling event, I began to repeatedly ask if you indeed wanted to go bowling and then you began to act somewhat erratic and asked one of the two neighbors if he wanted to go bowling with us, and he said no. You then repeatedly asked the neighbor if he wanted to go bowling and he continued respectfully to decline your offer, then you attempted to bribe him with offering to pay his way, he declined again... it seemed that you became aggressive again because you began to push, pull and tug on him and his clothing to the point where he had to cover up and assume a fetal-like position as you were attempting to force and/or pressure him to leave his girlfriend and go bowling with us after they had already told us that their kiddos were gone for the weekend and they had the place to themselves and you being inconsiderate didn't even think that maybe they would like to spend some quality alone time together to advance and magnify their bond and relationship. Anyhow, we ended up going bowling and playing laser tag just the two of us at the world famous Sun Valley Lanes.

At the bowling alley you became more competitive than usual over the fact that I won 2 out of 3 games and began to involve other bowlers by coercing them to agree that the high score you got in game two was more important than my two wins. In addition, we were assigned to the same team against a team of three in laser tag, however, after the game started you betrayed me and began attacking me and joined the other team and made it everyone against me. After the bowling alley we had approximately 20 mins



before the 2 am last call for nightlife in the Haymarket where we went to get some last minute socializing in and after being there for approximately 10 mins, you got into a situation where you became argumentative and scrunched faced again and got into an altercation that involved at least two cops, drinks being spilled, verbal aggression, and you being in the center of it all that resulted in you being escorted and put out of the establishment by the cops and others. On the way home you began to tell me how one of the cops got offended when you called him "Corporal Winkler" and I said "Corporal Winkler?" and you said "yeah his name was Corporal Winkler" and I said "then why would he get offended by you calling him by his name?" You said "I don't know" then I responded saying how that might not be his name, then you abruptly stopped the vehicle on the highway we were traveling on that was so intense it could've resulted in me having whiplash and possibly caused an accident if other vehicles had been close by. You then scrunched up your face again and began to yell extremely loud at the top of your voice so close to my face that your lips were almost touching my face and you were spitting as well saying "Get the F\*\*K out of my car now and walk home". I exited your vehicle per your demand and began to walk all the way home from the side of a dark highway road around 2 am, ironically, from the same stretch of highway that I came to your rescue at when you ran out of gas and didn't have anyone else to call and come help you several months ago.

Vince I've have been knowing and living across the hall from you for approximately 1 1/2 years and have had and shared many fond and great times and memories with you and have given you much positive feedback, care, and assistance in many situations including but not limited to the first time I met you when you were standing in our apartments hallway because you locked yourself out of your place (which you do often) and you stated that you were waiting on maintenance to come and open the door for you, I had compassion for you because I've done the same before plus it was winter and cold outside and in our hallway, so I opened my apartment to you while you waited and offered you something to eat and drink instead of you standing in that cold damp hallway looking like a cold, lost, sad mixed curly-coated labrador retriever. I also provided a written character statement to help booster your chances of being able to see, visit, and possibly gain partial and/or full custody of all of your children (See Attached).

The reason this situation is very negative from your end is because you know about how I'm a student entering what could be my last year at Nebraska Wesleyan University and how there's also a Christian based aspect to the institution and by you being aggressively argumentative and condescending to me for even mentioning anything biblical and/or scriptural is not only impertinent toward my growth in education, but toward all of the students, faculty and staff in this city as well this entire community after-all even the name of the community we live in is called University Place. In addition, you shared with me your military background in the U.S. Navy which I highly respect and has been a major reason why I enjoyed you even more than a neighbor. I've also shared with you how I have many family and friends that are currently in the military and are veterans like yourself from all branches of the Armed Forces. However, I cannot recall

ever getting in any situations where a military member current or former treated me they way you did in my entire life except my baby brother (sibling rivalry) and some law enforcement officers (being black in America). You even went as far as to tell me how life is a game to you and that you play people and relationships just like a game and how all women and men are the same, competing and manipulating each other in regard to money, emotions, and romance. I responded to your approach to life communicating to you (over time) that I grew up in the American Foster Care System, lived in urban war zones, both of my biological parents are deceased, I lost a child to miscarriage, I've been homeless over 10 times, am legally disabled, and am a first-generation college student... So life is anything but a game to me and I truly Love to see people happy and believe in the Power of Christ and that there is still good and good people in the world that are hoping and working for a better future for not only people like me, but for people like you and your children, and people and their children everywhere.

So in conclusion, you have unfortunately behaved similarly toward me in the past, so let this letter serve as your final warning from me in regard to you yelling at me, being ultra competitive and comparative about everything; and your constant need to be in and have control over every aspect of our interactions. Arguments do happen and seem to be apart of life in general and are allowable, however, they don't have to be super heated and have to result in intense verbal degradation or full-on blowouts. Clear communication and compromise is very useful when dealing with two people like us, so let's make sure that is something we keep in mind. Your good outweighs your bad to me so the next step is your response on what you think about the elements of this letter and how you respond to it. I can be reached by [dariusherron@yahoo.com](mailto:dariusherron@yahoo.com) or 402-298-6192 or by properly knocking on my freakin' door and having a sit down.

Sincerely,  
Darius Herron

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To Whom It May Concern,

My name is Darius Herron and I'm a former Human Services and Social Work student, however, I'm currently attending Nebraska Wesleyan University majoring in Organizational Leadership & Communication. The reason for this letter is to offer a character reference for my neighbor and friend Vince Benes.

Vince and I have known each other for approximately 1 ½ years as neighbors and more recently as friends here in Lincoln, NE. I have had many quality conversations and interactions with Vince and one of the most common topics we discuss is how he misses and yearn for custody and/or regular interactions with his children. I've had the opportunity to meet his Daughter several times when he apparently had her for weekend visitations. From my observations, Vince's Daughter seemed to be very cheerful, playful, and happy to be with and near him including a specific event when us neighbors facilitated a cookout on a Nebraska Huskers football game day where I overheard her enthusiastically proclaim "Dad, this is the best bbq I've ever been to".

Vince and I have also had many experiential experiences outside of our living space together including going bowling on weekends and attending community social events where I noticed how he easily communicates and how beneficent he can be towards others including people he just met and/or doesn't know.

In conclusion, Vince seems to be a dependable, caring, and compassionate person and U.S. Navy Veteran not only towards his friends, but especially toward his children. According to many research studies, and in my own opinion; Vince and his children need to have and make experiences that enriches their relationship and nourish one of the most important bonds in life... the bond between parent and child

Sincerely,

Darius Herron







**From:** [Stacy Barnes](#)  
**To:** [Council Packet](#)  
**Subject:** Prison location  
**Date:** Wednesday, August 30, 2023 5:36:05 AM

---

All,

I live just north of the Lincoln Landfill at 12501 Emmawalter Road. I am a Disabled Combat Veteran that moved to this area of Lincoln because it was out and away from the congestion of city life and is close to where I work. Now I am hearing that the Governor is wanting to put the prison out in this area of town. I didn't spend all this money to buy a home for my family to be within a few miles away from the prison and to have the value of my home plummet due to a prison!!! With economy now so difficult to live I can't afford to leave and relocate. I can imagine the ramifications this will have on the economic value of anything else that will be placed out North of Lincoln like Google that is already being built. This will cause them to disappear from this location and will be another situation that was not allowed by the residents to have a voice!

Governor Pillen has definitely lost my vote on any election and my Republican vote will no longer be with this party!! Retirement is also ending up moving out of Nebraska.

Place this prison out South Lincoln around the expressway that was built. This will help the starving towns that are about to die get some life due to lack of places to get a decent job.

Thanks You,  
MSG Barnes, Stacy L.

**From:** [J.W. Schmeeckle](#)  
**To:** [Council Packet](#)  
**Subject:** Prison location change  
**Date:** Wednesday, August 30, 2023 8:44:39 AM

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Lincoln City Council members,

I am writing you in full opposition of a possible proposed location for the new prison in Lincoln/Lancaster County. Though I do not agree that the placement on Adams Street is a suitable location either, the location north of Lincoln is no better for many reasons. First of all is what we want to have visible and on display to everybody driving down I 80 as they pass through our state? Secondly, all of us who have worked very hard for many years to build and maintain a suitable family home are now at risk of losing all of that. We built in our current location in the early 2000s. Since then we have had to fight to keep our community, safe and quiet from a drag strip, a chemical depot, a large campground, and now we are getting bombarded with the Google center and a possible prison. Where does this all end? It would seem to me that there are plenty of locations where people have not already settled and built their lives to house Dangerous criminals. Also, keeping in mind that as projects like this are approved and completed, what happens to the value of our investments/properties and the sale ability of those properties? I think at the very least, if something like this is to be proposed, there needs to be time for public input, including those directly affected by a decision like this. We have had absolutely no knowledge of this until last night. Seems only fair that the community Meaning all of North East Lincoln should be heard. He Thank you for hearing my concerns.

Jason W. Schmeeckle  
Chief Pilot  
Sound Trak, Inc.  
Omaha Eppley Airport  
402-730-1383

Sent from my iPhone 13

**From:** [Courtney Vanscoy](#)  
**To:** [Council Packet](#)  
**Subject:** Voicing my concern: Northeast Lincoln Prison location  
**Date:** Wednesday, August 30, 2023 8:57:34 AM  
**Importance:** High

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Lincoln area council members,

My name is Courtney VanScoy and I am a resident of Northeast Lincoln in an acreage community just northeast of highway 77 and Waverly road. Yesterday, it was brought to my attention that the new prison location now being discussed is near the Lincoln landfill area. The purpose of this email is the stress that this would be disastrous for homeowners and businesses in north and northeast Lincoln. Here are my main concerns:

1. James Bowers stated that Northeast Lincoln needs a hospital, NOT a prison and I could not agree more.
2. We need Google to build here, and I fear a prison will cause them to look elsewhere. Google will be great for this area of Lincoln, a prison will not.
3. Central Nebraska is where you should be looking to build a prison. Less populated and would offer them jobs.
4. One week ago, Mr. Bowers stated that he is completely against a prison anywhere in Northeast Lincoln (regardless if in Waterford or near the landfill) and I am confident many of you would agree.

My ask: 1. Do not build a prison in or near Northeast Lincoln. 2. A major move like this with disastrous implications on homeowners and surrounding businesses must not be approved without a fair public process.

Courtney VanScoy  
12311 Emmawalter Road  
Lincoln, NE 68517  
402-309-4115

***Courtney C. VanScoy***

Bayer U.S.- Crop Science  
US Commercial Sales  
12311 Emmawalter Rd.  
Lincoln, NE 68517, USA  
Cell: +1 402-309-4115  
E-mail: [courtney.vanscoy@bayer.com](mailto:courtney.vanscoy@bayer.com)  
Web: <http://www.bayer.com>

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**From:** [Stephanie Schernikau](#)  
**To:** [Council Packet](#)  
**Subject:** Jbowers@lincoln.be.gov  
**Date:** Wednesday, August 30, 2023 9:08:31 AM

---

Dear Mr. Bowers and council representatives,

My name is Stephanie Schernikau, and I am a very concerned citizen in regards to the prison that is being considered for the Northeast Lincoln landfill. I ask you to please hear my concerns, as well as others, and take them to heart. I ask that you please stand behind your original position and protect our homes, businesses, location and peace.

We have lived in our home for almost 19 years. In those 19 years, I feel that as a community, we have had to fight tooth and nail to protect our homes and surrounding area. We have had to fight to not allow a dragstrip to be developed in our backyards. We have opposed a chemical depot and a large campground. It very much feels that Northeast Lincoln is a dumping ground for developments that nobody else wants to allow in or around their homes. Please allow us to enjoy the same peace that so many other neighborhoods in this county have had the opportunity to enjoy by not having to consistently fight for our homes and our land.

Mr. Powers, in your official statement the other day on the original prison location you announced that, "Northeast Lincoln needs a hospital and not a prison." I hope you stand behind those words. Northeast Lincoln deserves a chance to thrive like every other neighborhood/area in this county. Roughly a week ago, you also said you were against a prison anywhere in Northeast Lincoln, regardless of whether it was Waterford or the landfill. Again, I ask that you please not change your position! I ask that you continue to fight and advocate for Northeast Lincoln, as well as our individual neighborhoods and businesses!

Had our community known of the public comment on Monday to move the prison closer to our homes & businesses, we wouldn't have thought twice about showing up and advocating for the prison to be moved away from this area. I plead with you all to please not build a prison in Northeast Lincoln! With the development of Google going in, we are excited to see some potential positive growth, and reap some economic gain in our surrounding areas. We are afraid that if you allow this prison to be put up across the street from them, we will lose them, and any positive outcomes from their development.

I ask at the very least you not allow the prison to be located anywhere in Northeast Lincoln without fair public process. We would like our position to be heard. We would like to protect our land and our homes and our businesses and our peace. I ask that you all consider a prison going into your backyard and how you would feel. I also ask that you defend Northeast Lincoln against any further developments that detour from the success of our businesses, the peace of mind that we have grown to treasure in our homes and protect the future positive growth in our neighborhoods and surrounding areas.

Please please please help us! Please point us in the right direction! Please protect us and our homes!

Thank you for hearing me,

Stephanie Schernikau

**From:** [Justin and Tami Petersen](#)  
**To:** [Council Packet](#)  
**Subject:** State prison  
**Date:** Wednesday, August 30, 2023 9:30:43 AM

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The attempt to locate the prison at the original planned site has failed due to public pressure. The decision to further degrade the northeast side of Lincoln by placing a prison by the landfill is letting the people of NE Lincoln down. Shame on you for allowing this to happen. I live at 12315 Emmawalter Rd and recently my home value rose \$140K. I doubt I would see a 50% decrease in taxes when my land value plummets by 50% when this jail is placed within a mile of my home. Nebraska is a big state, putting this jail within the confines of the city is just plain wrong and without a public meeting to discuss. More under the table government politics. We need your help to stop this build. We have the trash, we do not need more of it!

Justin and Tami Petersen  
12315 Emmawalter Rd  
Lincoln, NE 68517  
402.202.4345

**From:** [Todd Furasek](#)  
**To:** [Council Packet](#)  
**Cc:** [Tom Duden](#); [James M. Bowers](#); [Justin P. Carlson](#); [Brodey B. Weber](#); [Sandra J. Washington](#); [Tom J. Beckius](#); [Bennie R. Shobe](#)  
**Subject:** RE: Proposed Prison 102nd and Adams Street  
**Date:** Wednesday, August 30, 2023 3:56:30 PM  
**Attachments:** [image001.png](#)

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Lincoln Council Members,

Good afternoon! First and foremost, I really want to thank all of you, those that listened, those that reached out to me personally about the prison project, and those that acted on behalf of those of us in NE Lincoln. I don't know if when an issue like this gets "handled", like this one did today, if people actually reach out and say THANK YOU! James, all the work that you did, all that you said, all the listening, from our family, we appreciated it so much. Benny, the phone call you made to me literally 10 minutes after I sent my original email really helped me to understand that this was not a "done deal" and that we had hope for another location. Tom, we really appreciated the email you sent regarding the press conference, it gave us hope that our voices did matter. The approach that was taken by all of you, signing onto the letter that was sent to the Governor, and persuading him to work with the mayor and find another site. During this process, I did not run into one person of 100's I talked to, that thought the location at 102<sup>nd</sup> and Adams was a good location for Lincoln or the Prison. These are people from the Country Club, South Lincoln, Heritage Lakes, Downtown, Wilderness Ridge, everyone that I talked with thought it was a terrible place for it. The location on N 70<sup>th</sup> Street makes total sense, and it is a huge win. From the bottom of my heart, I cannot tell you how much we appreciate each of you and what you did!

Sincerely,

**Todd Furasek**

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**From:** Todd Furasek  
**Sent:** Wednesday, August 23, 2023 8:46 AM  
**To:** [mayor@lincoln.ne.gov](mailto:mayor@lincoln.ne.gov)  
**Cc:** [councilpacket@lincoln.ne.gov](mailto:councilpacket@lincoln.ne.gov); [tduden@lincoln.ne.gov](mailto:tduden@lincoln.ne.gov); [jbowers@lincoln.ne.gov](mailto:jbowers@lincoln.ne.gov); [jpcarlson@lincoln.ne.gov](mailto:jpcarlson@lincoln.ne.gov); [bweber@lincoln.ne.gov](mailto:bweber@lincoln.ne.gov); [swashington@lincoln.ne.gov](mailto:swashington@lincoln.ne.gov); [tbeckius@lincoln.ne.gov](mailto:tbeckius@lincoln.ne.gov); [bshobe@lincoln.ne.gov](mailto:bshobe@lincoln.ne.gov)  
**Subject:** Proposed Prison 102nd and Adams Street

Mayor Gaylor Baird,

Good morning! My name is Todd Furasek. My wife Anne Marie and our three daughters, Randi, Delani, and Zelli live at approximately 94th and Adams Street in Lincoln. I am reaching out and **pleading with you** to help us, lead us, and try and **negotiate a different site** for the proposed NE Prison that is to be located just 8 blocks from our home! I work for UBT here in Lincoln, a Commercial Lender, and know the value of economic development, real estate, and of course, the location of the real estate and the impact of location on property value and quality of life. I am a

lifelong Lincoln resident and have lived in NE Lincoln my entire life.

Bottom line, nobody wants a prison in their neighborhood! I know that and get that. I don't want one in our neighborhood. I fully understand that not everyone will be happy in this endeavor of relocating the prison and can see why this prison needs to be located between Lincoln and Omaha. When Anne Marie and I bought our home at 3040 N 94th Street, of course there was not any consideration to a prison being relocated to this part of town. Not in my wildest dreams did I ever think that this would be a possibility. Now I am faced with this coming near to our home, I just cannot understand how this happened without valuable public input or the voicing of concerns either at the State or City level. I have attached and am referencing the letter from several Lincoln leaders that was recently sent to Governor Pillen. From the bottom of my heart, I am asking you to help NE Lincoln and find a better place for this prison. The proposed location is simply just not right for the area and the plan of growth for the City. I know that there must be other sites that would be further from Schools, Churches, Neighborhoods, and other public places. This location is close to all of these. The approximate location as stated is 112th and Adams, but with the size, it "lays out" back to the West so it is much closer to the neighborhood that I live, it extends to 102<sup>nd</sup> and Adams St. I know that the HOA's and other groups are rallying to try and get this changed and "fight" for the neighborhood. It is going to take much money, time, and work from all of us, your staff, potentially attorneys, neighborhood organizations, citizens, etc. Can this be worked out a different way? I am willing to contribute to helping fight this at our neighborhood level and "put my money where my mouth is". I don't have a lot, I have earned everything that I have, and would much rather spend time and the money doing things with my three Daughter's rather than trying to fight the location of this prison. **Once again, I am pleading to you for help and leadership!**

My last comment is, please stay true to what is best for Lincoln and help us negotiate a better location with the Governor. I understand that relocating the prison point blank is not desirable in any area, we just need to move it to a favorable location for all involved. I have talked to hundreds of people about this issue, know that several have joined forces, and no-one, not anywhere in town, not one, thinks this is a good location for the prison in one of Lincoln's highest growth areas. I feel like the Governor is "playing politics" with this site selection and those in NE Lincoln have a ton to lose. Why can this not be located further North of Lincoln, closer to I-80, where wonderful neighborhoods like Prairie Village North will not be impacted. We have just a great neighborhood. Tons of friends there. I invite you anytime, day or night, to come over and meet with my family, my neighbors, and my friends, all that will be impacted. If you would like to see our neighborhood, please call me at (402) 440-1417 and I will give you a tour and show you how this will impact our neighborhood. I think that this is a great opportunity for you to **BE THE BETTER PERSON** (as I always tell my daughters) in all of this and get something done for Lincoln in what I feel is just a great area of town that you should be very proud of!

Thank you and I would love to hear from you on what we can do to help stop this nonsense!!!

Sincerely,

Todd Furasek  
3040 N 94th Street

Lincoln, NE 68507  
(402) 440-1417

**Todd Furasek**

Vice-President — Commercial Lending

**402-323-1795 Direct**

402-440-1417 Cell

[www.ubt.com](http://www.ubt.com)

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