

Boards & Commissions

Urban Design Committee Agenda

NOTICE

Notice is hereby given that the Urban Design Committee will hold a meeting on Tuesday, October 7, 2014 at 3:00 p.m. in the County-City Building, 555 S. 10th Street, Lincoln, Nebraska, in Room 210 on the 2nd Floor. For more information, please contact the Lincoln City/Lancaster County Planning Department at 402-441-7491.

AGENDA

TUESDAY, OCTOBER 7, 2014

* [Memo from Ed Zimmer](#)

1. Adoption of meeting record of UDC meeting of [September 2, 2014](#).
2. [Aspen Heights](#) multi-family / student apartment redevelopment project, vicinity 18th & P Street.
3. [23rd & O Street redevelopment project](#) (former Safeway / Office Max building).
4. Misc. and staff report: [Larry Enersen Urban Design award nominations](#) & process, [Misty's sidewalk cafe'](#) etc.

TO: Urban Design Committee

FROM: Ed Zimmer

RE: Agenda of October 7, 2014

DATE: October 2, 2014

Item #2: 18th & P “Aspen Heights” Student Apartments Project

The development team and city staff have met several times since the September UDC meeting. The development team will present a revised site plan and updated building designs incorporating staff comments and the Committee’s September discussion. Materials received today are attached for your preliminary consideration.

In particular, the orientation of the northwest building (#1) and the southeast building (#3) has been revised to address the courtyards towards Q Street and P Street, respectively. Staff recommends that in both cases, the intent of the Downtown Design Standards is better met by this orientation, which is based in large part on the Sept. discussion with UDC. We hope the Urban Design Committee concurs.

Just as a reminder, UDC member Tom Huston is legal counsel for the Aspen Development team. He has properly disclosed his connection and will continue to participate in his professional role, not in his committee role, and will not vote on the matter before the committee.

Committee action is sought both on the matter of conformance with the Downtown Design Standards and on this as a publicly assisted (TIF) redevelopment project.

Item #3: 23rd and O Street (former Office Max) Redevelopment Project

The former Safeway (recently Office Max) store at 23rd and O Streets is proposed for a redevelopment project. Preliminary design concepts are attached.

UDC is asked to make a recommendation on this as a TIF-supported project. At this stage of the design, it appears the concepts will fully meet the Downtown Design Standards for a “major remodeling.”

The broad standard for such projects is that the project be brought as closely into compliance with specific standards as is feasible given existing site conditions. For instance, this building is sited well-back from O Street, with parking in front of the building. For a new building on the parcel, a siting addressing O and 23rd would be required, but it would not be feasible or reasonable to relocate the existing building. However, the parking area currently lacks required screening, which can and will be addressed, and the ample glazing of the north storefronts will be retained in converting the retail building to office/human service spaces.

Item #4: Misc./Staff report

Attached are meeting notes from an earlier discussion of procedures and schedule for the upcoming Larry Enersen Urban Design Award process. Members are encouraged to nomination projects to the Jury assisting the Committee in the award process. One or two awards will be selected, with an emphasis on differing emphases between the projects if two are selected (public/private, large/small, etc.)

Misty's restaurant at 11th & P Street had an approved sidewalk café prior to the P Street renovation. Reinstallation of the café following the completion of the streetscape work was always intended. The revised plan is attached, with an illustration of the furniture. The new area will be narrower than the former area, removing the encroachment on the preferred straight-line pedestrian path, and the railing is simpler. I have encouraged the installation of the new café as soon as all other requirements are met. I would appreciate the Committee's feedback on this item.

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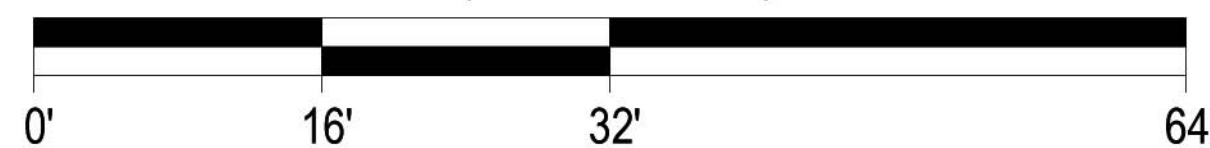


BLDG III SOUTH ELEVATION



BLDG III WEST ELEVATION

SCALE: 3/32" = 1'-0" (24"x36" SHEET)



A436

18TH & P STREET
 ASPEN HEIGHTS
 LINCOLN, NEBRASKA

9/23/2014

HPA#14017



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 Architectural conceptual site plans are for feasibility purpose only. Revisions may occur due to further investigation from regulatory authorities and building code analysis. Dimensions shown are of a strategic intent only. Refer to surveys and civil drawings for technical information and measurements.



Possible Addition

Existing Building

Preliminary Site Plan
2301 "O" Street Redevelopment







2014-10-02

Existing Building-2301 O St



2014-10-02

Existing-Northwest Corner



2014-7-09 - does not show addition

Northeast Entry



2014-10-02

Northwest Day



2014-10-02

Northwest Night





2014-10-02

Aerial



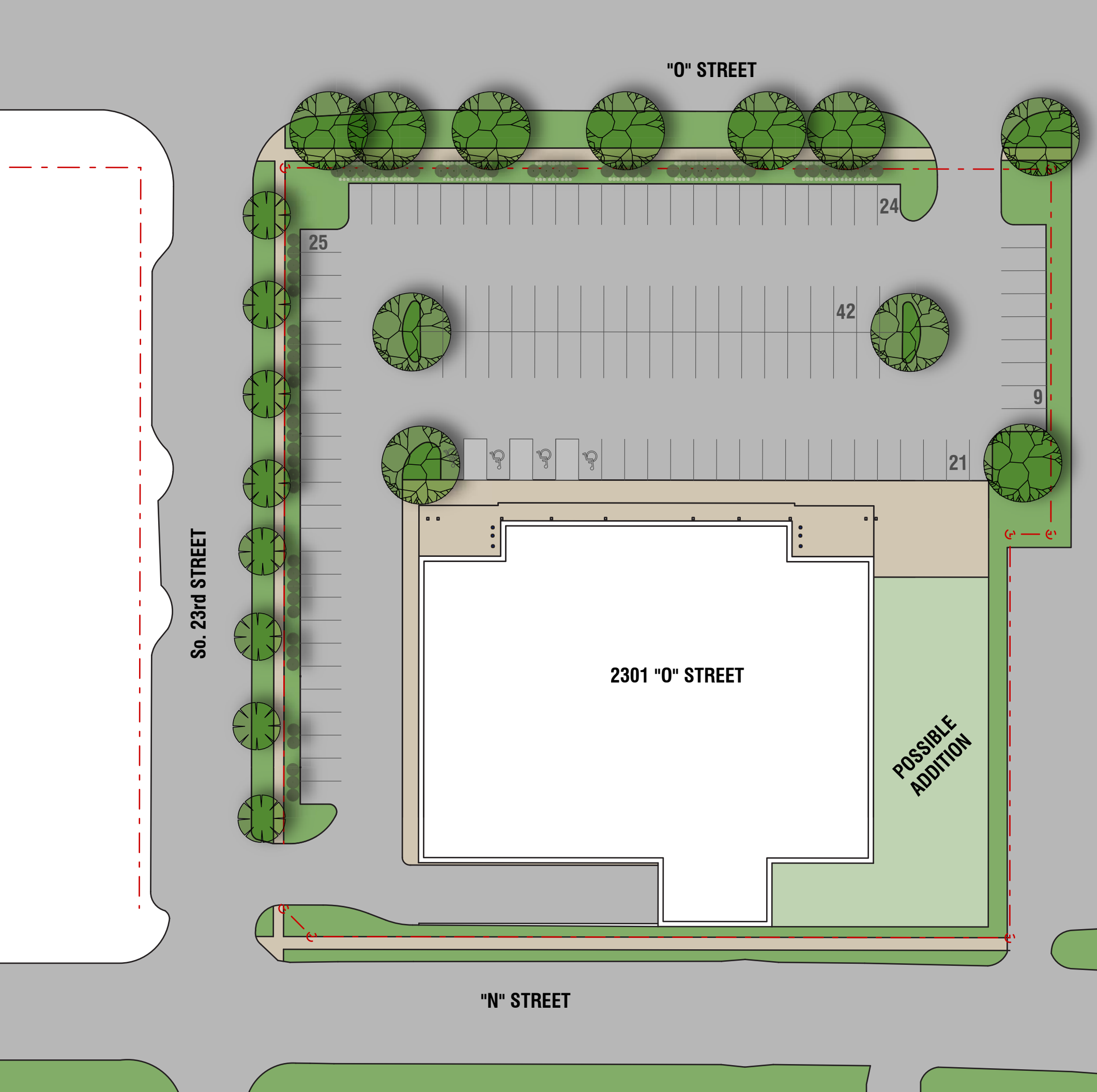
2014-7-09 - does not show addition

Aerial



2014-10-02

Aerial



From: **Michele Tilley** <michelejtilly@gmail.com>

Date: Sun, Sep 21, 2014 at 11:04 AM

Subject: Larry A Enersen Urban Design Award

To: Thomas Laging <tlaging1@unl.edu>, "Ripley, Bob" <bob.ripley@nebraska.gov>, JoAnne

Kissel <joanne.kissel@clarkenersen.com>, Ed Zimmer <ezimmer@lincoln.ne.gov>,

"gscholz1@unl.edu" <gscholz1@unl.edu>, Margaret Berry <corn goddess7@icloud.com>

Cc: Michele Tilley <mtilly@neb.rr.com>

Hi all,

It is time to solicit nomination for the Larry A. Enersen Urban Design Award. Please reach out to your colleagues and anyone else you know who might be a good fit for the award. We would like the nominations back by October 15.

Here are the minutes from our meeting in June (so sorry for the delay). Timeline of events is listed at the bottom:

Meeting from June 6, 2014

Attending: Gordon S., Michele T., Tom L., Ed Z., Margaret B., JoAnne K., Bob R.

1. Suggestions for award verbiage:

- a. Award should be called "Larry A Enersen Urban Design Award."
- b. Up to two awards may be given and the criteria is "contrasting strengths."

2. Membership of the Jury

- a. No students at this time
- b. Consists of one or two members of UDC, one of whom chairs. Up to five juror members (preference given to former UDC members), with assistance of staff.
- c. No staggered terms
- d. Also consider past award winners
- e. UDC chair chooses Jury chair

3. Scheduling

June: solicit jury members

August/September: call for nominations

October: Tour

November: send to UDC

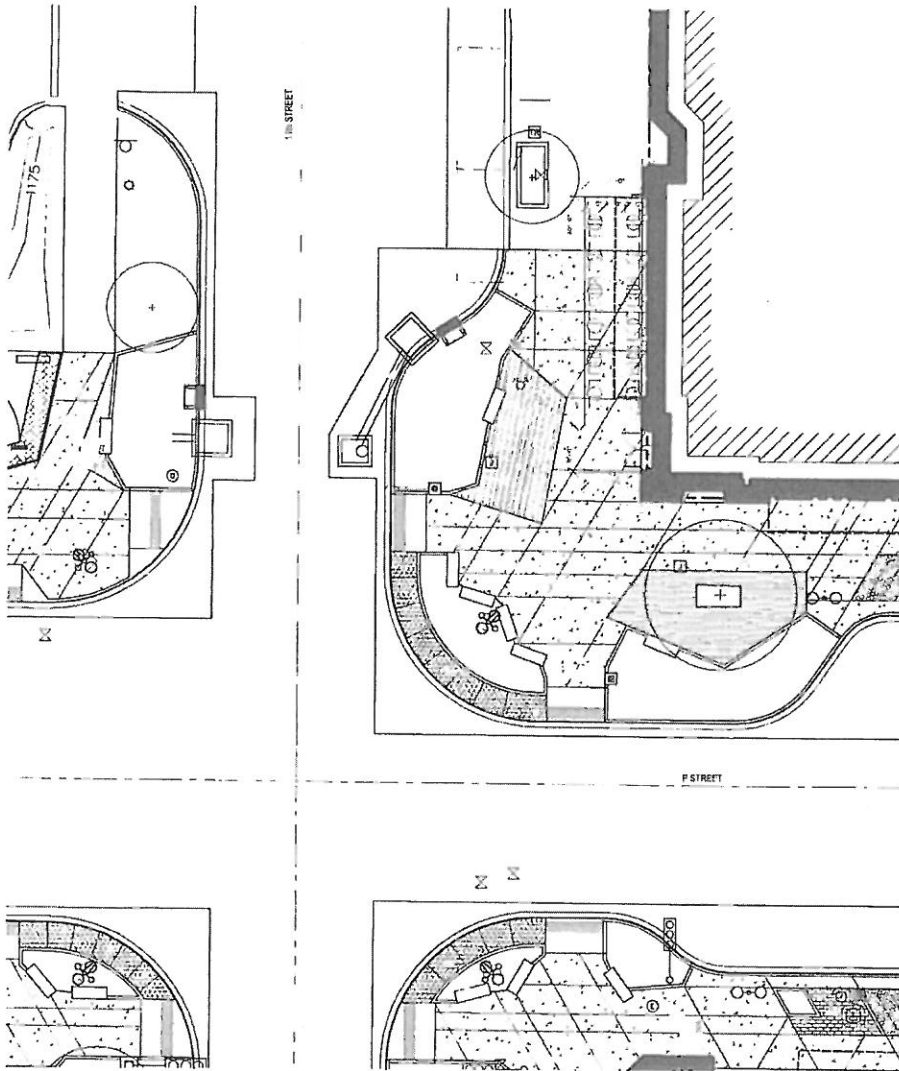
December/January: to Lincoln Arts Council

May/June: Mayor's Arts Awards

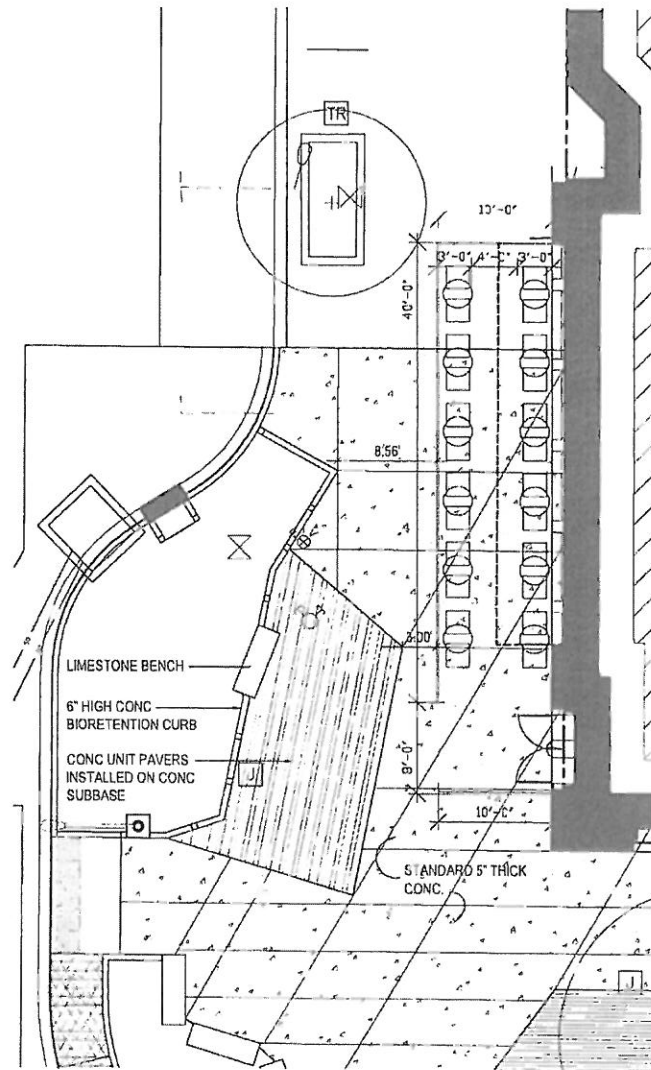
As always, thank you all for everything you do for Lincoln, and for participating in this important selection process.

Michele and Gordon, co-chairs

file:///F:/Boards/UDC/REPORTS/2014/10October/EnersenAwardJury2014.docx



MISTY'S OUTDOOR CAFE LOCATION PLAN
SCALE: 1"=20'-0"



OUTDOOR CAFE LAYOUT PLAN
SCALE: 1"=10'-0"



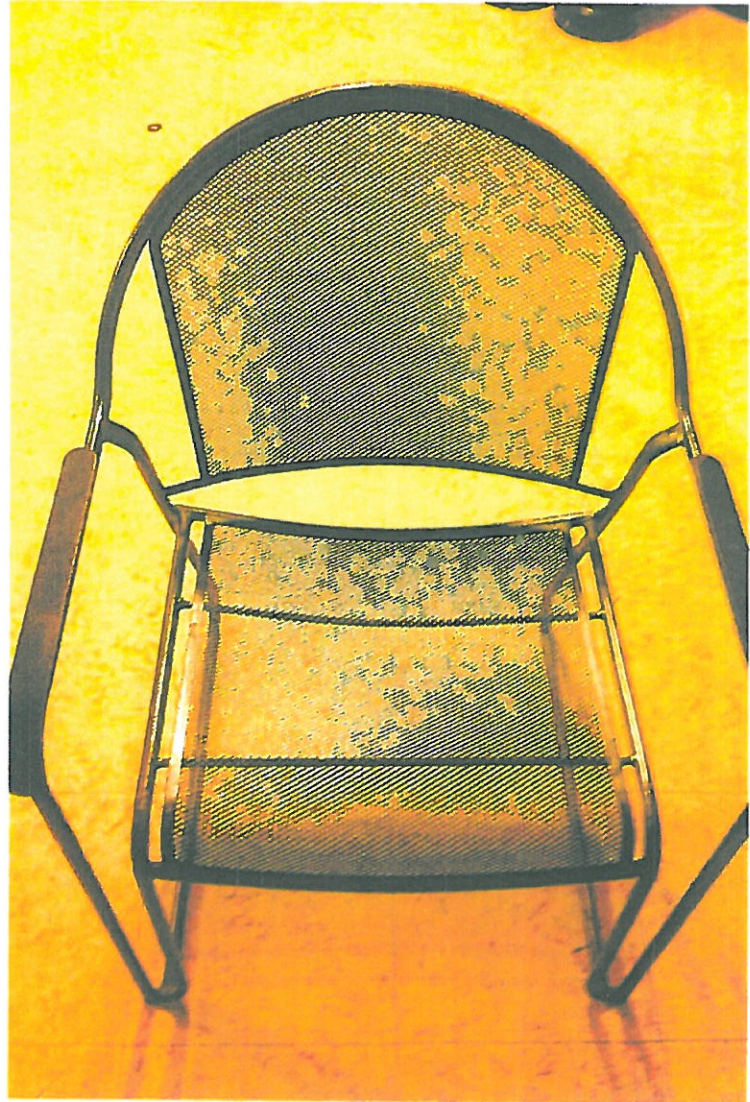
Architecture
Landscape Architecture
Engineering
Interiors

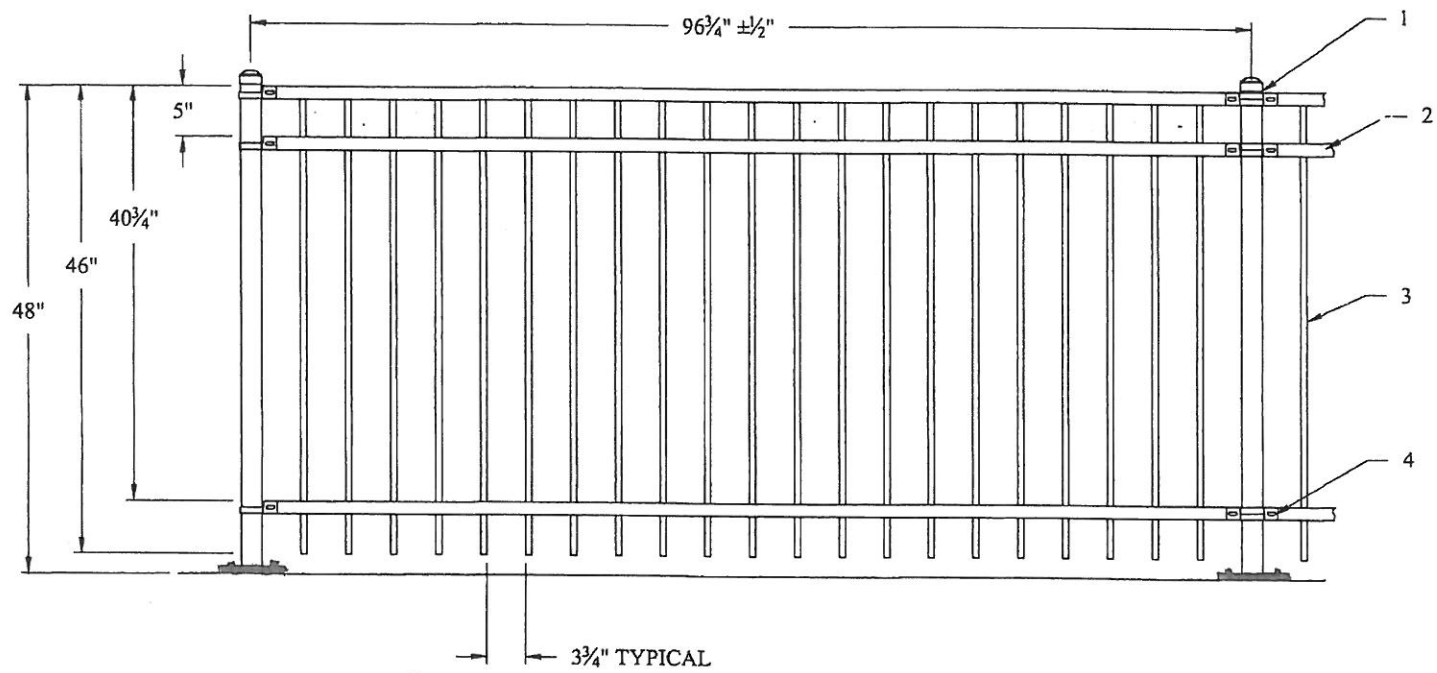
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Lincoln, Nebraska
1912 Lincoln Mall, Suite 200
Lincoln, NE 68502
402.477.2791 Fax 402.477.542

Kansas City, Missouri
Fairfax, Kansas

Misty's Sidewalk Cafe
Lincoln, Nebraska
TCEP No.: 227-149-12

Supplemental Drawing: SDL-035
Revision of Sheet: L2.01A
Date: Sept. 22, 2014





#	QTY.	DESCRIPTION
1	2	2" SQ POST
2	3	1 5/16" x 1 1/4" x 14 ga. RIBBED CHANNEL RAIL
3	21	3/8" SQ x 18 ga. PICKET
4	6	BRACKETS

PROPRIETARY INFORMATION
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TITLE: MONTAGE PANEL MAJESTIC 3R EXT 4T 8'W		
DATE: 02/10/09	SCALE: Do Not Scale	SHEET: 1/3
DRN BY: NJB	CHK BY: CI	REV: b
DRAWING NO: RMX346		