

MEETING RECORD

Advanced public notice of the Urban Design Committee meeting was posted on the County-City bulletin board and the Planning Department's website.

NAME OF GROUP: URBAN DESIGN COMMITTEE

DATE, TIME AND PLACE OF MEETING: Tuesday, November 2, 2021, 3:00 p.m., County-City Building, City Council Chambers, 555 S. 10th Street, Lincoln, NE.

MEMBERS IN ATTENDANCE: Mark Canney, Emily Deeker, Jill Grasso, Peter Hind, Tom Huston and Gil Peace; (Michelle Penn absent).

OTHERS IN ATTENDANCE: Stacey Hageman, Paul Barnes and Teresa McKinstry of the Planning Dept.; Hallie Salem with Urban Development Dept.; Kelsey Moline with Clark Enersen; and interested citizens.

Vice-Chair Peace called the meeting to order and acknowledged the posting of the Open Meetings Act in the room.

Vice-Chair Peace then called for a motion approving the minutes of the regular meetings September 7, 2021. Motion for approval made by Huston, seconded by Hind and carried 5-0: Deeker, Grasso, Hind, Huston and Peace voting 'yes'; Canney absent at time of vote; Penn absent.

HAYMARKET SOUTH STREETScape, 6TH TO 7TH UNDER ROSA PARKS WAY

Members present: Canney, Deeker, Grasso, Hind, Huston and Peace; Penn absent.

Kelsey Moline stated that this area has been designed as a more organized parking lot. They are planning on some more acceptable parking stalls, as well as a multi-functional area for food trucks, picnic tables, seat walls and pavement throughout the area. The banding has been adding to help define the movement of Rosa Parks Way. There will also be a few bollards in place to help define the curbing and movement of the area. This is a phased project with the rest of South Haymarket. You will also see a few banded areas along S. 7th Street. These will be a sandblasted concrete area. We wanted to tie a lot of the history and character to the area. A big element is some decorative lighting under the deck of Rosa Parks Way. There will be color changing floodlights. The piers will be downlit and uplit. There is a decorative concrete bench with a grate on the back that helps fill the edge of the void. It is a decorative piece and will have integrated

lighting as well. There is a 3 on 3 basketball court. The bollards will be similar to what has been used on 'P' Street. In addition to some of the sidewalls that serve as seat walls, they are reinforced with seat coping to provide a skateboarding experience as well. They are trying to maximize parking where they can. They have worked with the City parking agency. There will be a pay station for the lot. For maintenance, they haven't done much planting at all. As South Haymarket develops, there is the possibility in the future.

Deeker asked the applicant to point out where the food trucks will park. Moline noted on the site plan.

Huston has always been confused on who owns this space. Portions are privately owned. He asked if this area is owned by the City. Hallie Salem responded this is owned by the City of Lincoln. There is an agreement generally because Rosa Parks bridge was constructed in part with Federal funding. That in part prompted us to do this project. There was a thought that if we were doing parking under the bridge, we should charge for it and use those funds to maintain the bridge. We haven't been doing this. Anything over and above the maintenance of the parking lot will go to the maintenance of the bridge. Huston inquired if there will be any additional event space. Salem responded this area will be mainly parking, but from time to time, it could be used as event space.

Peace asked if this will be paid parking all the time or metered hours. Salem expects some people might want to do monthly, she suspects some may want to do hourly. There are other parking opportunities throughout the district. This is to help organize on-street parking and under these overpasses. Moline noted that a lot of these areas didn't have any defined pedestrian sidewalks. They are trying to separate and establish a pedestrian sidewalk. Salem added there is a sidewalk south of this area, but no defined spot. Moline stated it will be phased.

Huston stated that the South Haymarket Plan envisioned this type of activation of this space. Salem stated that the South Haymarket Plan pointed out this area for additional parking. The streetscape plan further developed the idea.

Peace asked how this was programmed and how the was concept developed. He inquired where the skateboarding will happen. Moline stated they worked through the streetscape plan that helps better define the South Haymarket area. We thought about things like South Haymarket Park and how it would be integrated. We know there is a shortage of skateboarding parks in the City. We were thinking about bike parking and circulation through the area. We went through a process to determine what would be the first phase. This would be the first phase. It is a gravel lot and muddy. We wanted to integrate a lot of these elements. We wanted to integrate more urban recreational elements such as basketball and skateboarding. The idea came about from the desire to do a multi-function use. This is a place the skateboarders could use. It came about through the collaborative design process. Salem stated that separate public meetings were held to develop this idea.

Peace likes a lot about this. What catches his eye is he believes this will be the only half basketball court that will be covered and lit. It looks like the hoop will be in the rain. If there is a way to cover it, that would be great. Moline stated the pillars are difficult to work around. Salem noted that this idea really came out of Streets Alive! event. Urban Development had a booth at the event and lighting and a basketball court was a big idea. Moline believes the downlighting of the columns will create an arch effect along with the uplighting.

Peace sees rectangles on either side of the basketball court on the site plan. He inquired if they are proposed to be seat benches. Moline replied yes. They could be used as a bench or for skateboarding.

Canney believes it might be a benefit to think about quick couplers to use for hosing down. A water source can be helpful for clean up after activities. He doesn't know what the pigeon activity is under here. Moline noted that was brought up during the design process. They haven't come up with a great solution. They are seeing it as a potential issue. Salem believes this is a little different than the Harris Overpass with the height of the structure. She doesn't know if we can do the same thing. They need to learn more about access to some of the bridge components. They are also looking at potential shade structures. Canney believes that site fixtures could be fixed or movable. Moline stated they are looking at landscape forms and picnic tables with possibly a power pedestal in between. It could be used to charge a cell phone. The furniture is very heavy. They were thinking about a cable on the tables so they would be heavy to move. Power pedestals are an option for the food truck area. This would make the food trucks quieter if they could plug in.

Canney inquired who would maintain this. Salem responded that Downtown Lincoln Association (DLA) maintenance district doesn't go this far. This is a chicken/egg situation. They are looking at what improvements could be done before DLA can come down to this district. It could discourage a vote for the district. It is a bit of a challenge. With things like garbage collection, it will be the Parking Dept. They would handle this like they do with any other surface lot. At the time we get into more programming, we would look at interested parties or DLA taking over those types of activities.

Hind is confused on something on the drawing. He asked about Lincoln Fabrication. Moline noted the lines on the lot show private paving and other types of surfaces. Hind wondered about talking with the owners in the area. Salem stated that a company owns two of the spaces shown. They have been talking to others as well. They are keeping everyone informed of what the plans are. She believes they are less impacted. They have their own parking facilities. Hind asked about programming and designing this zone. He wondered about the private property edge and where that starts and stops. He also asked about truck parking. Salem believes that trucks currently park and move pretty seamlessly around this lot now. There is signage to keep people out of the

private space. Issues they have been having on the Jansky property are people trying to park there and using the property for a roadway. Some people are cutting through. There are concerns with trespassing, and also with people who sleep under the bridge and go into private property. She thinks there is general concern about eyes on the street and would people feel safe about going to their parking spot at night. She believes there are issues with drainage that this will help. There will continue to be a circulation problem. They are talking to property owners in the area about that as well. She knows that in the Haymarket, people are able to navigate around truck drivers. She believes they are working through the issues. These issues will be resolved, but there are still some concerns on the private side.

Hind would suggest coordinating the picnic tables with some entries so they aren't right in front. Stormwater was mentioned. He inquired how snow will be managed. Salem stated that the Parking Dept. will maintain that as well.

Hind likes the delicate detail of the sandblasting of the concrete. He wondered about the basketball court. Perhaps it could become more of an element that breaks up the pattern. It might be a better long term solution for the basketball court. More bollards might be needed. Moline pointed out the bollards and seat walls on the plan. Salem added that part of the issue is there has been material storage on this site. They are trying to delineate the public and private property.

Grasso asked if there is a curb on the east side. Moline pointed it out on the drawing. This will also help with the drainage. Along the north area, they are trying to preserve it as a drive into the Lincoln Cabinet area. There will be bollards to help delineate the area.

ACTION:

Huston moved approval, seconded by Peace and carried 6-0: Canney, Deeker, Grasso, Hind, Huston and Peace voting 'yes'; Penn absent.

STAFF REPORT

- Enersen Urban Design Award

Stacey Hageman stated that this award generally goes to two different projects, public and private. Hind stated this is his first year for doing this. He met with Ed Zimmer, Tom Laging and Gordon Scholz last month. They had a lively conversation. Initially, the Learning Commons wasn't even on the original list. They felt this project was completed and proven. Everyone had been to the Kindler Hotel and Lincoln Commercial Club and felt it was also finished and complete. He believes the group commented on the connection to each other and the street.

Deeker stated that the Adele Coryell Learning Commons is on the first floor space of Love Library. It is a really open space. As an extension of that, the grass berms were removed and a plaza space was created. The concept behind both of those was to have the inside and outside mesh together. This used to be an unused space. Hind walked through in June and it was a beautiful space. It really reinvents the Love Library space. He inquired who the designed was. Deeker responded Clark Enersen. She would have to check the files to see who was all on the design team.

Huston thinks this will give a little publicity to this site. It will be great to have more people know about it.

Deeker will find out who was all involved in the commons for the awards.

ACTION:

Hind moved to accept the recommendation of the committee, seconded by Peace and carried 6-0: Canney, Deeker, Grasso, Hind, Huston and Peace voting 'yes'; Penn absent.

Hind noted the award ceremony will be at the Johnny Carson Emerging Arts Center on November 16, 2021.

There being no further business, the meeting was adjourned 3:40 p.m.