

City Council Introduction: June 24, 2013

Bill Number 13R-139

Public Hearing: July 1, 2013

FACT SHEET

TITLE: Amend the 6 Year Capital Improvements Program to add an appropriation for the Civic Plaza Improvements

APPLICANT: Dave Landis, Urban Development Department

SPONSOR: Urban Development Dept.

OTHER DEPARTMENTS AFFECTED:
Parks and Recreation Department

OPPONENTS: None

STAFF RECOMMENDATION: Approval

REASON FOR LEGISLATION:

The amendment will allow an additional \$400,925 in Tax Increment Financing funds from the 12th Street Revitalization Area Project, Phase I - 11th/13th Street Core Area Sub Project Area and \$100,001 in unallocated Keno funds to be used toward the development of Lincoln's Civic Plaza at 13th and P.

DISCUSSION

The Civic Plaza (or "Civic Square") was identified in the 2005 Lincoln Downtown Master Plan as Downtown's future "Living Room" at 13th and P Streets. The project is one of seven priority catalyst projects that are expected to stimulate investment, draw people to Downtown, and improve the quality of life of Lincoln residents.

On September 15, 2010, Document No. 83444 approved an amendment to the Lincoln Center Redevelopment Plan, 12th Street Revitalization Area Project, Phase I - 11th/13th Street Core Area Sub Project to include the Civic Plaza project area.

The City, with participation from the Departments of Parks and Recreation, Urban Development, Planning, and Public Works, along with the Downtown Lincoln Association and the expertise of a design team and artist, have developed a design plan for the Civic Plaza at 13th and P Streets in Downtown Lincoln. The design team used the program statement developed from the Project for Public Spaces 2010 public workshops in developing a design. The design meets the charge of the Master Plan in creating inviting, dignified, low-maintenance, universally-designed, public assembly space with a location for a significant piece of public art.

A total of \$1,052,170 in TIF funds was previously dedicated to the project in the Capital Improvements Program. The additional \$400,925 in TIF would allow for the City to pay for the construction of the plaza and amenities. A total of \$1.6 million has already been raised to pay for the prominent art piece designed by Jun Kaneko and to set up an endowment for the maintenance of the plaza.

Funding for the prominent east wall of the plaza will help create active frontage to the plaza, improve the "eyes" on the plaza for safety and help to increase pedestrian activity. "Continuous ground floor retail activity in adjacent buildings surrounding the plaza" is an essential element of a successful plaza space, as identified in the Master Plan.

POLICY OR PROGRAM CHANGE:

COST OF TOTAL PROJECT: \$2,728,961

SOURCE OF FUNDS:

CITY: \$1,453,095 TIF, \$100,001 Unallocated Keno

NON CITY: \$1.6 million of private fundraising completed (\$600,000 of which is for an endowment and not part of total project costs), \$175,865 to \$500,000 (continued private fundraising for the project)

BENEFIT COST:

FACT SHEET PREPARED BY: Hallie Salem, Urban Development *HS*

REVIEWED BY: David Landis, Urban Development *DL*