

## MEETING RECORD

**NAME OF GROUP:** NEBRASKA CAPITOL ENVIRONS COMMISSION

**DATE, TIME AND PLACE OF MEETING:** Thursday, March 25, 2010 8:00 a.m., Room 106, County/City Building, 555 S. 10<sup>th</sup> Street, Lincoln, Nebraska

**MEMBERS IN ATTENDANCE:** Jim Hewitt, John Kay, Jeff Searcy and Larry Stoll. Tom Laging, Cecil Steward and Kim Todd absent.

**OTHERS IN ATTENDANCE:** Tim Loseke (Lincoln Public Schools); Dennis Scheer & Tim Ripp (The Clark Enersen Partners); Lynn Johnson (Parks & Recreation); Bob Ripley (Capitol Commission); Marvin Krout, Ed Zimmer & Michele Abendroth (Planning Department)

**STATED PURPOSE OF MEETING:** Regular Meeting of the Nebraska Capitol Environs Commission

The meeting was called to order at 8:03 a.m. The Nebraska Open Meetings Act was acknowledged.

### **Approval of meeting notes of December 17, 2009 and February 25, 2010**

Kay moved approval of the meeting notes of December 17, 2009 and February 25, 2010, seconded by Stoll. Motion carried 4-0. Hewitt, Kay, Searcy and Stoll voting 'yes'; Laging, Steward and Todd absent.

### **The Clark Enersen Partners, on behalf of Lincoln Public Schools, request a certificate of appropriateness for a master plan for Beechner Athletic Complex, Lincoln High School, 21<sup>st</sup> and J Streets**

Loseke stated that Lincoln Public Schools contracted with The Clark Enersen Partners for enhancements to the Beechner Complex at Lincoln High School. They hope to make some of the improvements this summer.

Scheer stated that four years ago they made improvements to the exterior of the building. They wanted to accentuate the J Street corridor. They did some renovations to the landscape on the north side of the building. This was due to safety issues at the crossings, and the landscape was becoming overgrown. They saw an opportunity to improve the landscape and open up the corridor. Now the focus is to improve the perimeter of the site as well as between the building and the athletic complex. They want to create some landscape areas between the existing building and the complex. They also want to improve the pavement around the grandstand and the east ticket booth plaza with a special paving area. There will be a small storage building at the south corner of the green space. They want to ensure they are complementary to what has been done already.

Tim Ripp stated that they plan to improve the restroom facilities. The press box will also be expanded as well as single and double ticket booths.

Zimmer stated that the most relevant guidelines are the proximity to the Capitol with respect to elements that line the Mall and reinforce the edges of the Mall.

Searcy commended the team for the improvements to the J Street corridor.

Hewitt asked about the plans for the fence on the baseball field. Loseke stated that they are trying to protect everything outside of the field but there are not many options to do that.

Kay stated that he does not see any concerns with the Plan, and he commended the team as these improvements are desperately needed.

Hewitt moved approval of the Certificate of Appropriateness for the improvements at Beechner Athletic Complex, seconded by Kay. Motion carried 4-0. Hewitt, Kay, Searcy and Stoll voting 'yes'; Laging, Steward and Todd absent.

**The Lincoln Building and Safety Department requests a certificate of appropriateness for demolition of a dangerous building at 610 S. 17<sup>th</sup> Street (“The Juliet”)**

Zimmer stated that he was contacted by a housing inspector to alert staff that they had sent a letter to the owner of the Juliet that it was a dangerous building and needed to be secured or demolished within weeks. This apartment was built in the mid-teen's. It is a heavy reinforced concrete construction. There are many holes in the roof and the interior is not able to be salvaged. Typically with a demolition we require a redevelopment plan but this is an involuntary demolition. The Commission could advise the Planning Director to issue a certificate of “allowance on grounds of hazardous conditions” for razing a structure if Building and Safety has determined that failure to carry out said work poses an immediate hazard to human health and safety.

The Commission noted that the removal of this building could help with the aligning of J Street.

Stoll moved to issue a Certificate of Appropriateness for demolition of a dangerous building at 610 S. 17 Street, seconded by Hewitt. Motion carried 4-0. Hewitt, Kay, Searcy and Stoll voting 'yes'; Laging, Steward and Todd absent.

**Community Action (formerly Lincoln Action Program) requests a certificate of appropriateness for work at 1448 E Street, “The Gathering Place”**

Zimmer stated that Community Action has some funds to make some capital improvements. Some may be exterior improvements and to the landscape. They want to remove the split-rail fence and replace it with an iron fence. They need some porch improvements. There may try to improve the back door lift as there is not an opportunity for a ramp. They intend to bring this project to the Commission at its next meeting.

Ripley asked about the use of this property in terms of land use and zoning. Zimmer stated that the current use coincides with the zoning.

**Centennial Mall redesign and legislation**

Johnson stated that they hope to bring the Centennial Mall Master Plan to the Commission at its next meeting. They introduced some legislation on the Mall, but it did not make it out of committee. However, they believed they did raise awareness on the Mall. They are looking at announcing a capital campaign possibly in the Fall. They have a commitment from the Visitors and Promotion Committee through the County Commissioners for \$100,000 over two years.

There being no further business, the meeting was adjourned at 9:12 a.m.

*\*\*Please note that these minutes will not be formally approved until the next meeting of the Capitol Environs Commission. \*\**

*Q:\NCEC\MINUTES\2010\100325.wpd*