

URBAN DESIGN COMMITTEE STAFF REPORT

APPLICATION NUMBER Urban Design Record #24116
APPLICATION TYPE Advisory Review & Final Action
ADDRESS/LOCATION 7th and N St, and 7th and M St Streetscape
HEARING DATE September 10, 2024
ADDITIONAL MEETINGS -
APPLICANT Hallie Salem, Hsalem@lincoln.ne.gov
STAFF CONTACT Arvind Gopalakrishnan, 402-441-6361, agopalakrishnan@lincoln.ne.gov

RECOMMENDATION: APPROVAL

Summary of Request

As part of the Cotswold Building Redevelopment Project and South Haymarket Street and Streetscapes Master Plan, the City will be constructing pedestrian improvements to the South Haymarket District. It involves designing streetscapes for 7th and N Streets and 7th and M Streets. The initiative is especially crucial due to the upcoming construction of South Haymarket Park at the southwest corner of 7th & N, scheduled to start in spring 2025. Although two separate consultants are handling the designs, City staff are working collaboratively with them to address the challenges associated with these streetscapes.

The project area is within the South Haymarket Streetscape Design Standards areas, and the proposed improvements achieve the same intent of the streetscape standards by improving pedestrian and bicyclist circulation.

The attached presentations outline the project's objectives, challenges, and design details.

The 7th & N Streetscape

Challenges:

Historically N Street has been a difficult street to cross due to its wide cross section and lack of designated crosswalks west of the 8th Street intersection. There is also a complex combination of intersections between 7th and N Street and N and Canopy Street intersections as well as the transition of the N Street cycle track to a side path all happening in less than a half block distance of each other.

Additional challenges include developing a solution that works within the existing context of the surrounding streets, including established elevations and stormwater drainage patterns. There is also an LES transmission line that runs along the south edge of N Street which impacts the location of streetlights and one of its large poles affecting clearances for bike travel.

Materials:

The materials for this project will be minimal so that the focus can be on the existing Canopy streetscape and the future park. The majority of the pavement will be standard concrete allowing for a transition of materiality from Canopy Street to South Haymarket Park. There will be areas of brick banding included on the southern portion of the N Street streetscape. These will act as visual cues for the cyclist and pedestrians sharing the space.

Pedestrian lighting will be included along 7th Street and an example image has been included in the presentation.

Design Overview:

To achieve our goals, we will be doing the following improvements:

On the west side of 7th Street, the parking stalls will be defined with bump outs at the intersections. The sidewalk will be widened and straightened to provide easier circulation for pedestrians in the area. Both pedestrian and street lighting will be added.

At the intersection of 7th and N Streets, the cycle track transition will be relocated to an area just east of 7th Street, where it will become a shared use path. This will reduce some of the existing conflicts with the street intersections. The 7th Street crosswalk will also be defined with striping and bump outs will be added to reduce the length of crossing for pedestrians.

At the intersection of Canopy and N Streets, crosswalks will be added on both sides of Canopy Street. These crosswalks will be striped, and the intersection will be tables to call attention to the crossings and slow traffic. The existing turn lanes will become landscape medians, which will create an area of refuge for pedestrians crossing N Street.

Along the south side of N Street, brick pavers will be used where the sidewalks intersect the shared use path to visually identify the path. A drop-off will also be added to serve the future Park's needs.

A midblock crossing will be added to allow easy access from the Gold 4 Parking garage to the future Park. This crossing will include a rectangular rapid flashing beacon (RRFB) and crosswalk markings to indicate the pedestrian movement. Similar to the intersection, the median will provide an area of refuge for pedestrians crossing.

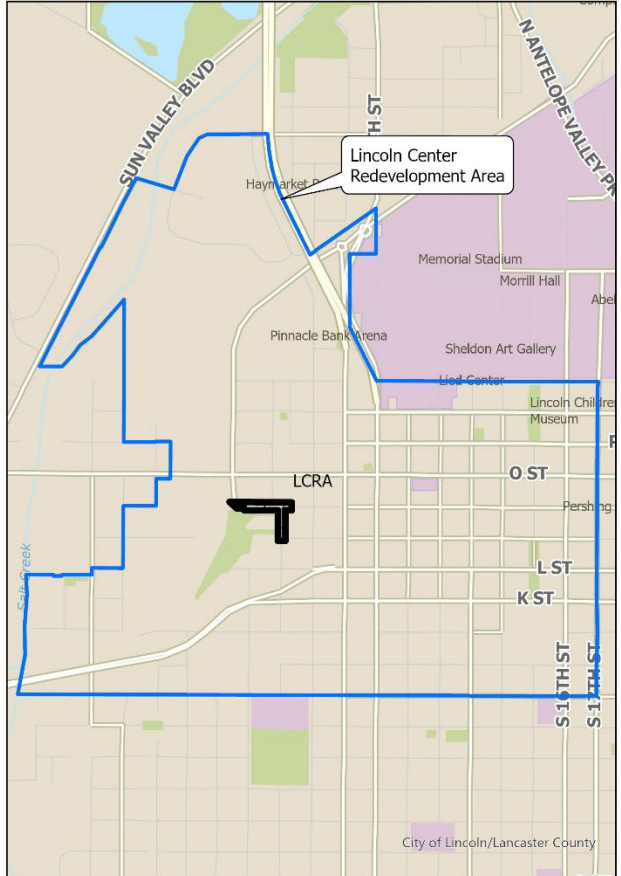
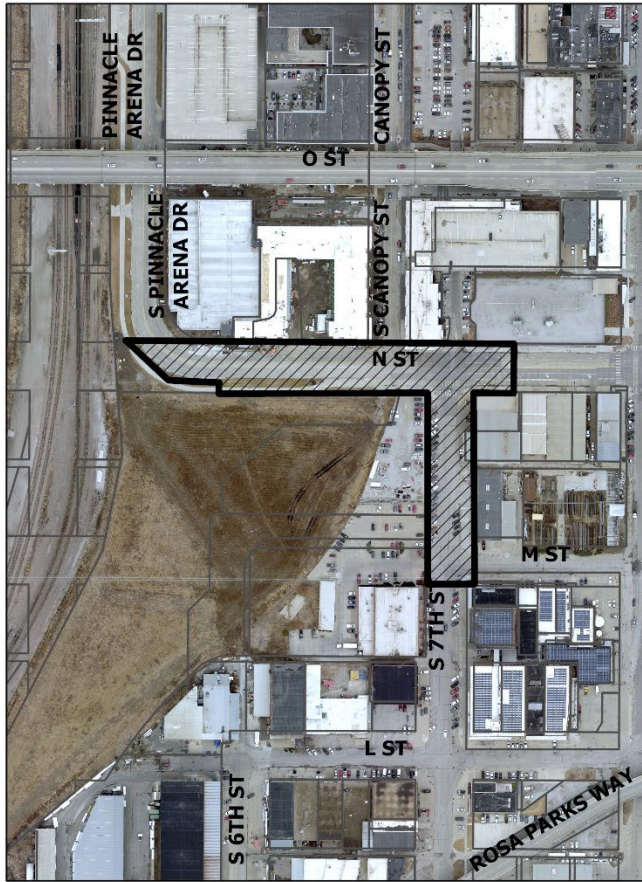
https://inlanc.sharepoint.com/sites/PlanningDept-Boards/Shared Documents/Boards/UDC/REPORTS/2024/09 Sep/7th and N, and 7th and M staff report_09102024.docx

The 7th & M Streetscape

The City will be constructing new sidewalk, parking trays, stormwater quality improvements, landscaping, and ADA/pedestrian connections to improve the pedestrian environment in the South Haymarket District. The sidewalk will be widened and straightened to provide easier circulation for pedestrians in the area. Much of the pavement will be standard concrete allowing for a transition of materiality from Canopy Street south to other areas of South Haymarket. Both pedestrian and street lighting will be added on the west side of 7th Street and is intended to be consistent throughout the district as future areas are redeveloped. Crossings will be narrowed using bump outs, which will also define parking areas on the west side of 7th Street. Crosswalks will be striped from ramp to ramp. Bump outs will have a combination of water quality improvements and landscaped beds.

The project is expected to be bid in September for construction starting in the fall and completion in Summer of 2025.

ATTACHMENT A - Location Map



2022 aerial

UDR24116 - 7th and N St, and 7th and M St Streetscape Design

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