

2-26-18

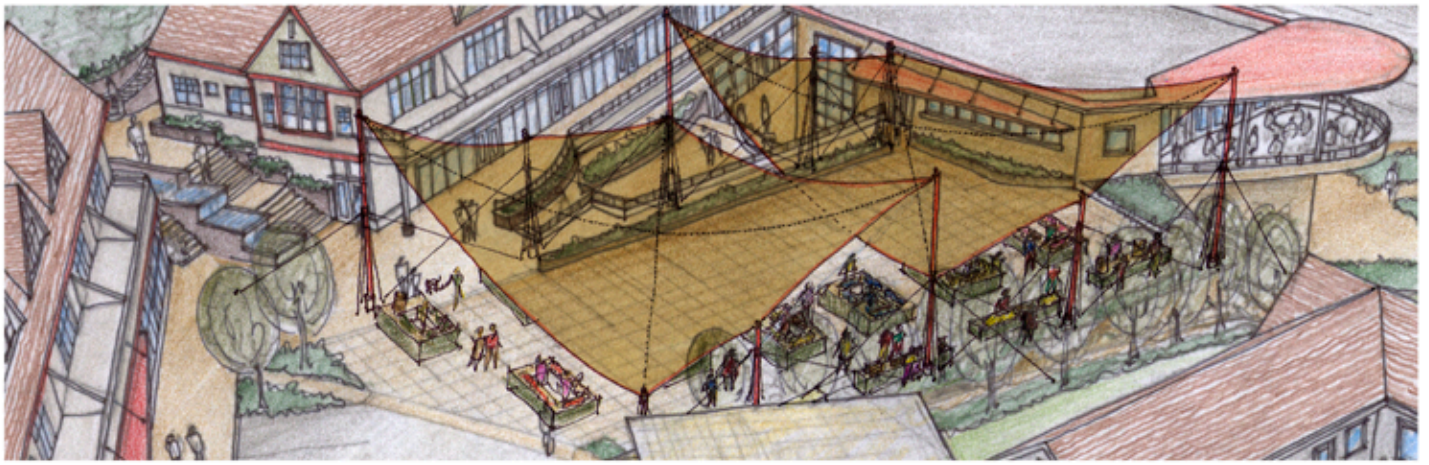
Hello!

This document includes all the 2007 Development Concepts for the Urban Renewal Agency owned property located at SE 32<sup>nd</sup> Street & Highway 101.

In 2007, it was not yet clear if the S. 32<sup>nd</sup> Street (skewed) Highway 101 intersection would be re-aligned on the east side of the highway to the north or south. ODOT decided to go with a south-alignment which used some of the Agency's property. What remains of the property is now being made available for redevelopment ([www.lincolncity.org/propertydevelopment](http://www.lincolncity.org/propertydevelopment)).

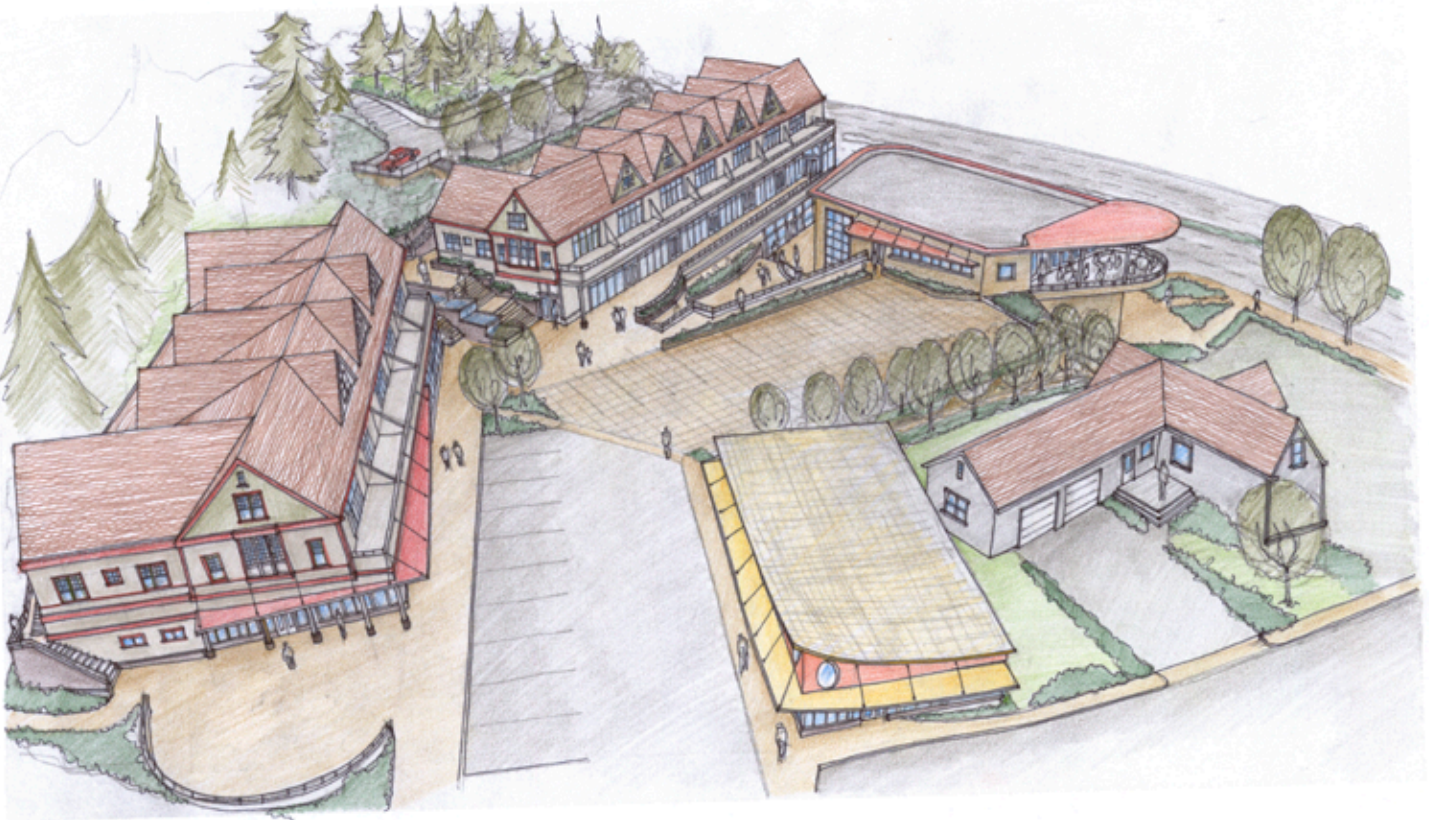
What follows includes:

- Aerial – for Scheme A (Maximum Development Concept prior to intersection “south” re-alignment)
- Level 1 – for Scheme A
- Level 2 – for Scheme A
- Level 3 – for Scheme A
- Scheme B – Level 1, 2, and 3 Concept Plans
- Scheme C – Level 1, 2, and 3 Concept Plans
- Scheme D – Level 1 Plan (Minimum Development Concept; what is likely most realistic considering the current property size)



MARKET CANOPY PERSPECTIVE VIEW

SCALE : NTS



AERIAL PERSPECTIVE VIEW FROM NE

SCALE : NTS



VIEW FROM SE 32ND

SCALE : NTS



SCHEME A - LEVEL I PLAN

SCALE : 1/16"=1'-0"

- |  |   |  |   |  |   |   |
|--|---|--|---|--|---|---|
|  COMMERCIAL/<br>RETAIL |  OFFICE/<br>STUDIO |  RESTAURANT |  RESIDENTIAL |  PEDESTRIAN<br>PAVING |  VEHICULAR<br>PAVING |  LANDSCAPING |
|--|---|--|---|--|---|---|



SECTION THROUGH SITE

SCALE : 3/32"=1'-0"



SCHEME A - LEVEL 2 PLAN

SCALE : 1/16"=1'-0"





VIEW FROM HWY 101

SCALE : NTS



SCHEME A - LEVEL 3 PLAN

SCALE : 1/16"=1'-0"





**SCHEME B - LEVEL 1 PLAN**

SCALE : 1/32"=1'-0"




**SCHEME B - LEVEL 2 PLAN**

SCALE : 1/32"=1'-0"



**SCHEME B - LEVEL 3 PLAN**

SCALE : 1/32"=1'-0"

- |  |   |  |   |  |   |   |
|--|---|--|---|--|---|---|
|  COMMERCIAL/<br>RETAIL |  OFFICE/<br>STUDIO |  RESTAURANT |  RESIDENTIAL |  PEDESTRIAN<br>PAVING |  VEHICULAR<br>PAVING |  LANDSCAPING |
|--|---|--|---|--|---|---|



**SCHEME C - LEVEL 1 PLAN**

SCALE : 1/32" = 1'-0"



**SCHEME C - LEVEL 2 PLAN**

SCALE : 1/32" = 1'-0"



**SCHEME C - LEVEL 3 PLAN**

SCALE : 1/32" = 1'-0"

- COMMERCIAL / RETAIL
- OFFICE / STUDIO
- RESTAURANT
- RESIDENTIAL
- PUBLIC RESTROOM
- PEDESTRIAN PAVING
- LANDSCAPING



**SCHEME D - LEVEL 1 PLAN**

SCALE : 1/16" = 1'-0"

