

# PLAN BIG

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UNL CAMPUS & LANDSCAPE  
MASTER PLANS

NOVEMBER 2013





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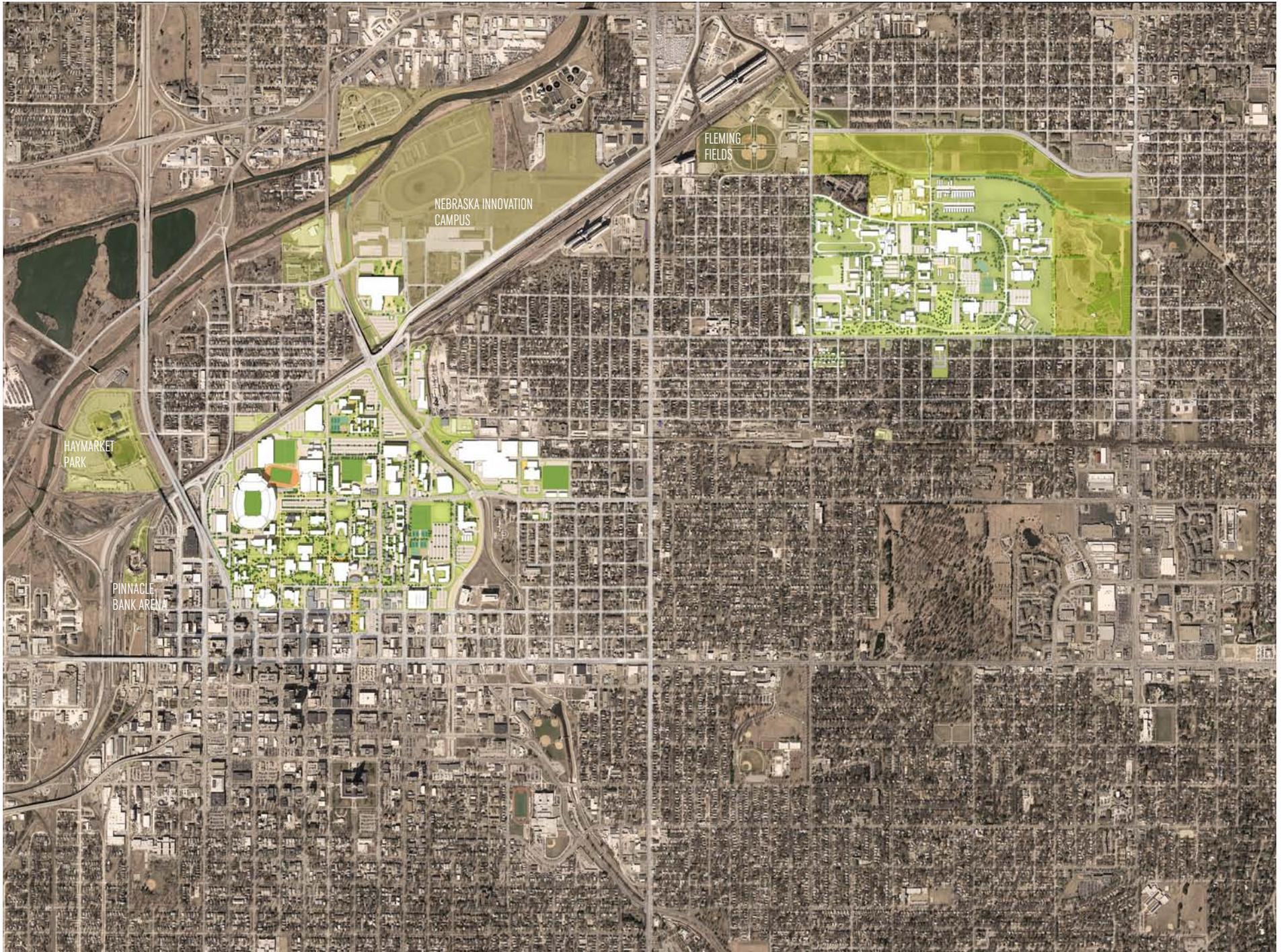
*For detailed information on campus utilities, please refer to Appendix A which is available under separate cover.*



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# UNDERSTANDING THE UNL CONTEXT FOR THE PLAN

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Existing conditions on City and East Campuses

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## UNDERSTANDING THE UNL CONTEXT FOR THE PLAN

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In June 2012, the University of Nebraska-Lincoln (UNL) launched Plan Big: UNL Campus and Landscape Master Plan, which will guide the university's growth over the next fifteen years and beyond. Emblematic of the name is the significance of this plan for the university, which is occurring at a time of ambitious growth aspirations, a new position within the Big Ten conference, and new visions for UNL's campus and landscape identity. It is truly a pivotal moment for the university. As Chancellor Harvey Perlman states on the Plan Big website, "I'm sure most of us can sense the momentum of our University—there's evidence everywhere of growth."

UNL's 2013 master plan, Plan Big, provides a framework for growth to ensure the highest quality campus learning and research environments are created to help the university achieve its goals and mission. As Nebraska's only land-grant, comprehensive, research university, UNL's mission is to teach, to conduct research, and to serve the broader Nebraska community. With the university's June 2010 entrance to the Big Ten, the UNL community has broadened in scope. Consistent with an internationally-significant Big Ten institution, Plan Big aspires to provide the physical framework for UNL to

grow and strengthen its place among national peers in academics, research and athletics. Plan Big encourages flexibility and entrepreneurship, and positions the university to anticipate and adapt to change while always building toward a long-term vision of campus and community.

Plan Big capitalizes on UNL's national reach while remaining true to the university's place, tradition and identity in Nebraska. Today, UNL is consistently ranked in the top 50 of US public universities by U.S. News and World Report. It is an internationally renowned research institution in the arts and sciences recognized for its deep commitment to undergraduate teaching. UNL's land-grant roots are still strong, and the university remains committed to its home state of Nebraska. The plan is centered on students, faculty, and staff. It was created through engagement with and input from the UNL campuses and City of Lincoln communities.

Plan Big amplifies and builds on the identity and character of each campus—City and East. It creates recommendations for a connected, two-campus system where future development is highly integrated with

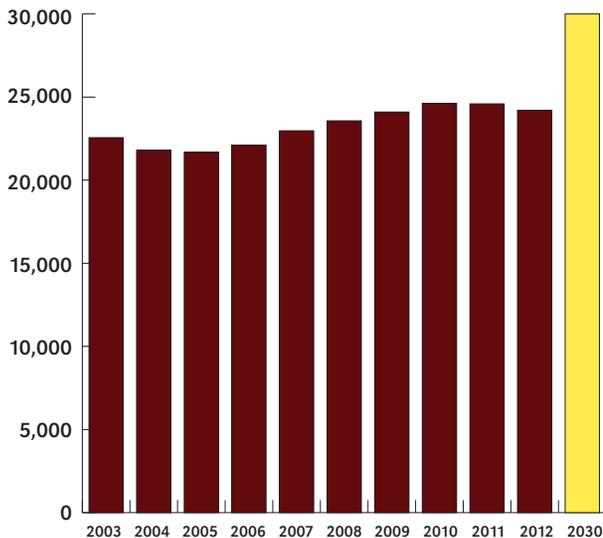
landscape goals, so that together they contribute to a cohesive, high quality sense of place.

Central to Plan Big is the notion that the university must aspire and reach beyond today's confines. Rather than conceiving of singular, circumscribed projects, the plan suggests ways that the university should create collaborative places that are conceived of as contributing to and reinforcing the whole. For example, each building or landscape project is envisioned as part of a broader district strategy that links together building program, exterior landscape ideas, and circulation strategies to create and enhance a sense of place. Similarly, UNL is celebrated for its relationship to the City of Lincoln and its broader context. The plan ensures that the university will be a strong partner to both the private and public sectors, creating connections to the City of Lincoln and burgeoning Innovation Campus.

# UNL MISSION AND MASTER PLAN ASPIRATIONS

The master plan provides the physical framework and environment needed to support the university's three-part mission toward research, service, and teaching. To accomplish this, Plan Big aspires to grow the student population to 30,000 students, to achieve ranking as the premier Midwest institution, and to create a memorable UNL identity across all campus environments.

## TOTAL FALL ENROLLMENT, 2003-2012



## GROW THE UNIVERSITY TO 30,000 STUDENTS

UNL Chancellor Harvey Perlman outlined bold growth and student success initiatives in his 2011 and 2012 State of the University addresses. The university has laid out goals to increase enrollment, tenure-track faculty, research expenditures, and graduation rates to achieve these visions of academic achievement and fiscal sustainability. While growth will be transformative in a positive way for the university, it must be thoughtfully planned and balanced with existing needs and opportunities on both City and East Campuses. Plan Big creates a framework within which this growth can happen, accommodating future development sites and the transportation/parking infrastructure required to support growth.

## WHY GROW?

1. **Talent:** To attract talent and realize the economic potential of the university, and Nebraska.
2. **Resources:** Growth, properly managed, can increase UNL's resources.
3. **Opportunities:** To yield funding, research, and staffing opportunities and make UNL more competitive with other Big 10 institutions.
4. **Service to Nebraska**

## UNL BY 2017

- 30,000 students
- 1,300 tenure / tenure track faculty
- 6-year undergrad graduation rate of 70%
- Research expenditures of \$300 M
- Double the number of faculty with national recognition for research and creative activity

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**“The next decade will be characterized by a determined effort to become bigger without sacrificing excellence.”**

— Chancellor Harvey Perlman, State of the University, September 1, 2011

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## **BE THE PREMIER MIDWEST INSTITUTION**

UNL’s 2010 entrance to the Big Ten established a new set of academic peers at the national level. Among these peers, UNL has many strengths and unique attributes that set it apart. Plan Big seeks to embody UNL’s strengths and unique attributes in an identity that is expressed in the physical environment through campus design and landscape. UNL is the westernmost member of the Big Ten, which impacts the university’s landscape and image. As one moves from the eastern U.S. toward UNL’s central location, there are decreasing precipitation rates, decreasing tree canopy, and increasing predicted droughts. These conditions contribute to a landscape character at UNL that is respectful of its climate. They also influence research trajectories, such as the Water for Food Institute.

Among its Big Ten peer cities, Lincoln has one of the largest populations and UNL’s location immediately north of downtown Lincoln creates tremendous opportunity to capitalize on the vitality of a proximate downtown relationship. Plan Big embraces City Campus’ downtown edge, celebrating the north-south corridors that connect the City into the campus and the transition from city to campus along Q Street.



Aerial view of City Campus, today, looking northeast toward East Campus

## CREATE A MEMORABLE UNL IDENTITY

A clear sense of campus image and identity will be critical to ensure that future growth occurs in a way that reinforces and strengthens UNL's national reputation and provides a clear sense of campus image and identity. It is often said that potential recruits—whether faculty, staff or student—make a decision about a campus within the first few moments of an initial campus visit. This speaks to the importance of campus identity and 'sense of place'—an elusive yet critical emotional connection we make to a physical environment—for UNL and its future. A high quality, interconnected built and landscape environment speaks volumes about the aspirations and priorities of an institution.

UNL has grown incrementally over time, from its inception as a public institution in 1869 through several eras of planning, growth, and changing needs. The incremental growth pattern has enabled the campus to grow and form as resources emerged over time. Today, however, Plan Big offers the chance to reflect on the campus' historic evolution and create a holistic view of the university's potentials. A central observation of Plan Big is the uniqueness of the two-campus system: the historically urban City Campus and its more pastoral

counterpart at East Campus. Each campus has a unique character that is shaped by its history, topography and ecology, campus uses, and immediate adjacencies. A key differentiator among its peers and a powerful dimension of the university's identity, these distinct campus identities are embraced by Plan Big. Developing each campus consistent with its own character will both accomplish the mission of the programs as well as enable greater diversity of experience, a stronger sense of place and a greater appeal to a broader community.

The Plan Big campus master plan and landscape plan is a chance for the university to plan for its future in an integrated way that coordinates the multiple systems that make it work—from learning environments to mobility to campus landscape. Plan Big presents a holistic, systems-based approach to a new, more sustainable era—taking a step back from the specific concerns of today to create a greater, bigger view of the university's future potentials. Specifically, Plan Big improves the quality of landscape systems and spaces, increases connectivity on campus and to the surrounding context, and strengthens the potential for innovation and collaboration in the learning environment.



City Campus



East Campus

# CAMPUS HISTORY

Although they differ today in character, City and East Campuses share a clear development pattern. This historic pattern offers lessons for future planning about what forms of campus development work best on UNL's campuses. Development on both campuses began in the southwest corners, perched on high and dry urban ridgelines. Over time, campus development moved north and east, growing toward and into the low-lying floodplain, with the exception of the open research fields that remain on East Campus. Today, every era of campus planning is visible on both campuses, with remnant traces of history: the initial garden/farm campuses (1890's), the Beaux Arts plans (1920's), the post-war boom (1950's), the era of automobile culture (1960's), and post-modernism (1980's). The charge of Plan Big is to honor these contributions while bringing them together in a more unified, cohesive physical framework consistent with today's standard of higher learning and research.

## EAST CAMPUS



## CITY CAMPUS



Physical growth of UNL over time



Lincoln, 1871. View northwest from the Nebraska State Capitol. (UNL Photo Lab)

## A PUBLIC UNIVERSITY: 1869-1890

“This was to be a place of learning devoted to public service, building on the classical past for an undiscovered future.”

Enrollment: 0-384

Physical Design + Planning: Garden Campus

Representative Buildings: University Hall (1869), Chemical Laboratory (Old) (1885), Nebraska Hall (Old) (1887), and Grant Memorial Hall (1887)

The University of Nebraska was founded in 1869 in close proximity to the recently designated Nebraska state capitol site. As a land grant institution, the university received federal land for the campus in return for providing education in practical sciences including agriculture and engineering, in addition to traditional classical studies. Plan Big’s inception in 2012 also marked the 150th anniversary of the Morrill Land Grant Act, signed into law by President Lincoln in 1862. Enrollment was free and open to anyone; 130 students enrolled in the first year. By 1890 the university grew to 384 students.

The early university included four blocks (11 acres) of land from the Original Plat of the City of Lincoln. At the time, this land was open prairie, bounded by 10th Street on the west, 12th Street on the east, T Street on the north, and R Street on the south. Ambitions with the campus’s landscape were thwarted each year when hot summer weather scorched plantings. In 1873, the Agricultural Campus was founded three miles to the northeast. Known today as East Campus, the original farm’s location was bounded by 33rd Street on the west, 48th Street on the east, Holdrege Street on the south, and Huntington Avenue on the north, similar to today’s campus boundaries. From the university’s early years, the dual campuses have provided diversity in setting and academic programs.

## PROFESSIONAL GROUND: 1890-1920

“A university as a place where men and women were prepared for professional responsibility”

Enrollment: 384-5,000

Physical Design + Planning: Garden Campus

Representative Buildings: Architecture Hall (campus’s first library) (1894), Brace Laboratory (1904), The Temple (1906), Administration Building (Old) (1905), Mechanical Engineering Laboratories (Richards) (1908), the first law college building (1912), Bessey Hall (1916), Agricultural Engineering (1918)

From its modest beginnings, the university would grow dramatically in enrollment, physical size, and reputation over the next three decades. Enrollment skyrocketed between 1890 and 1920, growing from 384 to 5,000 students. In 1909, the University of Nebraska had the 5th largest student body of any public university in the country, and the second-lowest fees. During the “Golden Years” of the 1890s, Chancellor James Canfield played a major role in this transition, increasing enrollment and overseeing the construction of many new buildings, including a new library (today home to the College of Architecture). At the same time that the university was developing a strong national reputation, it was also becoming more important within the state itself.

Growing student populations and increased building pressure prompted discussions in the early 1900s about future expansion. City Campus moved beyond its original 4-block area with the construction of the Temple Building in 1906 and improvement and expansion of athletic fields in 1908. Debates followed over the next decade, centered on whether the continuing need for expansion at City Campus was best accommodated on adjacent land, or whether it would be preferred to move City Campus to Agricultural Campus (today’s



City Campus, 1894. (UNL Archives)

East Campus). Plans completed in 1914 by Shepley Rutan and Coolidge explored both options, and the decision to maintain both campuses as distinct and separate prevailed. Over the next decade, significant new buildings occurred on both campuses. Shepley Rutan and Coolidge were appointed official campus architects and designed seven buildings including Bessey

Hall (1916), Agricultural Engineering Building (1918), and the Social Sciences Building (1919). City campus buildings were characterized by red brick, Bedford limestone, and classical details; Agricultural Campus buildings used buff brick. Campus planning during the university’s first few decades is best described as a “garden campus” with a collection of small open spaces framed by buildings.



City Campus, 1920. (UNL Archives)

## A CULTURE OF ASPIRATION: 1920-1945

“An accrediting agency socially as well as professionally”

Enrollment: 5,000-4,200

Physical Design + Planning: Beaux-Arts

Representative Buildings: Memorial Stadium (1923), Coliseum (1925), Morrill Hall (1927), Andrews Hall (1928), Raymond Hall (1931), Nebraska Union (1937)

In the 1920s, students began to seek more from the university than simply a good education. Social and athletic pursuits flourished. The number of fraternities and sororities nearly doubled, and football grew in importance. New construction in the 1920s reflected this broadening of priorities: Memorial Stadium was built in 1923, and the Coliseum was built in 1925. Despite the increase in construction, the late 1920s and 1930s were a challenging time for the university. Overall, enrollment

declined from about 5,000 to 4,200 students between 1920 and 1945, representing a reversal of earlier decades of rapid growth. These trends on campus mirrored broader economic difficulties in the agricultural economy and region following World War I.

In 1926, the Seymour Plan provided a new vision for the university. The plan was based on Beaux Arts ideas, prioritizing vistas with framed views of distant buildings, symmetry, classical order, and classical building details. The plan formalized malls, recommended closing 12th Street to vehicles, and sited future buildings including a new library, student union, administration building, and fraternity and sorority houses. Construction in subsequent years followed the plan closely. The construction of Morrill Hall with classical details (1927) and the relocation of UNL’s iconic columns from Omaha to a home on City Campus between the stadium and the coliseum (1930) were representative of this period. The Seymour plan’s framework was a critical concept for the campus. Its ideas remain tangible in the university’s campus even today, although development since then has altered significant open space ideas.

## A RESEARCH INSTITUTION: 1945-1970

“The University now saw research as the distinguishing characteristic of a major institution of higher learning”

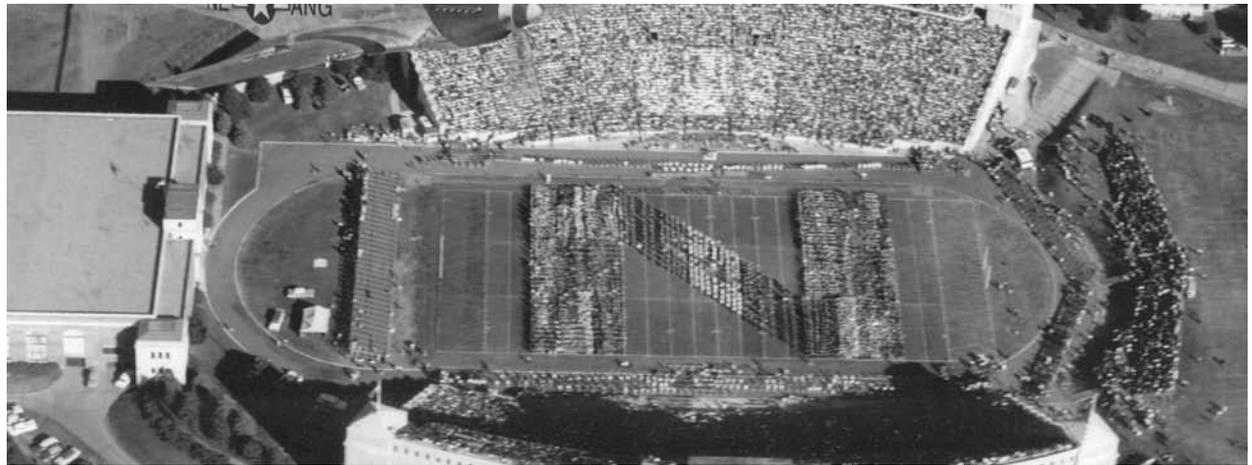
Enrollment: 4,200-20,800

Physical Design + Planning: Modernism

Representative Buildings: Love Library (1941), Mueller Tower (1949), Selleck Quadrangle (1952), Sheldon Museum of Art (1961), Behlen Laboratory of Physics (1965)

In the years following World War II, enrollment rebounded, building funds increased, and research became an increasing focus for the university. While encouraging research, the university also broadened curricula and created new programs in the arts and humanities. In the 1950s and 1960s, pressure to invest mounted, prompted by growing enrollment, residual deferred maintenance dating to the 1930s, and an increasing emphasis on research. Enrollment grew from 4,200 in 1945 to 20,800 by 1970. Demand was high for new classrooms and dormitories, and new buildings were placed wherever land was available.

Love Library opened in 1945, and its architectural style and classical details reflected earlier decades. However, later buildings departed in style and followed



City Campus, 1932. (UNL Archives)

modernist principles. Sheldon Memorial Art Gallery (today known as the Sheldon Museum of Art) designed by Philip Johnson characterizes this shift. Completed in 1963, the gallery is a simple rectangular form clad in white travertine with a two-story glass curtain wall at the entrance.

In 1967, a new campus plan by Caudell, Rowlett, and Scott reflected modernist principles. Buildings were treated as independent objects, set upon a broad landscape plane. On East Campus, a loop road system was used to organize the campus into superblocks

and provide vehicular circulation. In this era, the construction of taller buildings like Oldfather Hall (1970) and Hamilton Hall (1971) reflected modern departures from earlier campus architecture, and 14th street was closed to vehicles. While the Caudell Rowlett and Scott plan had few other impacts on City Campus, it was more influential on the development of East Campus. East Campus grew and diversified during this time period, building on the framework of the loop road. The campus added the College of Dentistry, College of Law, Center for Continuing Education, and The Nebraska Educational Telecommunications building,

and its name was changed from Agricultural Campus to East Campus to reflect its broadened academic program. On City Campus, an expansion to Love Library on the north was placed in the center of the iconic mall designated by the Seymour Plan of 1926.

### **AN EXPERIMENT STATION: 1970-1995**

“The university has become an experiment station... a place where research may bring prosperity to the region”

Enrollment: 20,800-24,300

Physical Design + Planning: Post-Modernism

Representative Buildings: Wick Alumni Center (1985), Sapp Campus Recreation Center (1987), Lied Center for Performing Arts (1990), Beadle Center (1995)

The 1970s brought a renewed focus on the campus landscape. A director of landscape services and a campus landscape architect were hired, and landscape funding increased. For the first time, funding for landscape efforts was separated from funding for buildings. UNL’s emphasis on research continued, but now reflected an increasing emphasis on “practical” research that would contribute to the state’s economy and draw funding from private companies. Many new centers with a focus on applied research were created, including the Center for Productivity and Entrepreneurship, International Center



East Campus (UNL Archives)

for Franchise Studies, Center for Engine Technology, Beadle Center for Genetics and Biomaterials Research, and the Food Processing Center. Enrollment increased modestly from 1970-1995, growing from 20,800 to 24,300. New campus buildings like the Beadle Center (1995) reflected a nationwide shift in architecture into a post-modern period.

### **A TRIPARTITE MISSION: 1995-2012**

“The university’s tripartite mission of teaching, research, and public service.”

Enrollment: 24,300-24,600

Physical Design + Planning: Post-Modernism

Representative Buildings: Quilt House (2007), Teachers College Hall (2001) Kauffman Academic Residential Center(2001), Mary Riepma Ross Media Arts Center-Van Brunt Visitors Center (2003), the Ken Morrison Life Sciences Research Center (2008 2007), major expansions of Memorial Stadium

Recent decades have seen the strengthening of UNL’s tripartite mission of teaching, research, and public service. New construction, expansions, and renovations reflect this three-part pursuit. Major projects since

1995 have included the Kauffman Academic Residential Center, new apartment- and suite-style residence halls, expansions of Memorial Stadium and the Nebraska Union, Quilt House (International Quilt Study Center), Jorgenson Physics building, Volte Keegan Nano-Science Research Facility and Ken Morrison Life Sciences Research Center. While enrollment has been quite stable since 1995, growing by 300 students to 24,600, the university has focused on improving the quality of education and strength in research. Research funding has increased by 146 percent since 2000.

## THE BIG TEN: 2012 ONWARD

Entry into the Big Ten means new athletic peers, new academic colleagues, and new ambitions for the university's identity.

Enrollment: 24,600- a goal of 30,000

Today, UNL sits at a critical moment, poised for future growth and success. UNL's entrance to the Big Ten in 2010 reflects the university's success and interest in continuing to strengthen its academic, research and athletic programs. With this shift, UNL joins a top group of universities, including the University of Michigan, the Ohio State University, and the University of Iowa. Of



East Campus today

this group, UNL is set apart since it is located farthest west, has among the smaller enrollments, and is in close proximity to Downtown Lincoln.

To build on the momentum of this Big Ten entrance, Chancellor Harvey Perlman has challenged the university community with goals to increase enrollment 20% to 30,000 by 2017, a commensurate increase in tenure-track faculty, achieving a \$300 million level of research expenditures, and to achieve a 70% graduation rate. This growth will generate needs for additional

academic, research, and student life space on both City Campus and East Campus. In tandem, this growth also creates the imperative to take a more rational approach to the full utilization of existing space. Plan Big provides a physical framework for growth that will support the university's ambitions, facilitate future success, and improve campus character and function. Importantly, Plan Big will build upon UNL's rich history and prairie setting in Lincoln.

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## EXISTING CONDITIONS

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### CAMPUS CONTEXT AND CHARACTER

The University of Nebraska-Lincoln City and East Campuses are located in the state capitol of Nebraska. Lincoln is a thriving, mid-sized Midwestern city of roughly 250,000 that consistently ranks high in quality of life for residents. It has more parkland per capita than any other city in the U.S. and an extensive bicycle trail network. Lincoln is considered one of the top cities for safety, education, low health care costs, careers, and children and college students.

City Campus and East Campus are of similar land areas (279 and 343 acres, respectively) but of very different character. City Campus is adjacent to downtown Lincoln, and its more intense density of use and activity reflect this proximity. The campus benefits from proximity to restaurants, housing and businesses in Downtown Lincoln, as well as the growing Haymarket District. The character of East Campus, on the other hand, reflects its agricultural roots. One hundred acres of research fields line the northern and eastern edges of campus along Dead Man's Run. City Campus bustles with activity, especially on fall football game days, while East Campus is generally quieter in nature.

City Campus benefits from a diverse set of local relationships, with Downtown Lincoln to the south, the burgeoning Haymarket District to the west, the evolving Whittier Campus to the east, and the future UNL Innovation Campus to the northeast. The Innovation Campus is a 249 acre district that was formerly the Nebraska State Fairgrounds and was recently transferred to the University of Nebraska Board of Regents. It is governed by the non-profit Nebraska Innovation Campus Development Council and is being privately developed. Design and construction of the public/private research and technology development campus is in the initial phase.

Q and R Streets delineate the southern edge of the campus, creating a one-block wide transition area between the university and downtown, consisting of university uses, fraternities, sororities, and university oriented businesses. Beyond this "zipper zone," City Campus' edges are generally defined by major roadways. 10th Street and I-180 define the west edge; Salt Creek Roadway and parallel railroad tracks sweep along the northwestern edge; Antelope Creek and the Antelope Valley Parkway define the eastern edge before intersecting with Salt Creek Roadway at the northern

tip of campus. Along these edges, there are only a few crossing opportunities to move between the campus and adjacent neighborhoods. The historic Malone and Clinton neighborhoods lie across Antelope Creek from City Campus. The North Bottoms neighborhood, home to many students, sits to the northwest. A major flood control project for Antelope Creek was completed within the past few years, channelizing the creek to reduce flooding risk and adding new recreational trails and park space along the eastern edge of campus.

East Campus lies about two miles to the northeast of City Campus. The original "Agricultural Campus" is situated within a very different context, surrounded by historic residential neighborhoods: Clinton to the west, East Campus to the south, and University Place to the east and north. Dead Man's Run and its associated floodway flows through the campus's northern edge.



**Broyhill Fountain and Plaza**

### Campus Snapshot

UNL has grown significantly since its inception in 1869 as a campus of 130 students. In fall 2012, 24,600 students enrolled at UNL. Of these, approximately 19,100 were undergraduates and 5,100 were enrolled for graduate or professional studies. In 2012, 78% of undergraduates were Nebraska natives, 16% hailed from elsewhere in the US, and 6% were from other countries. The graduate and professional student body is diverse,

comprised of 42% in-state students, 36% from out-of-state, and 22% international. International graduate students are most frequently from China or India; international undergraduates are most frequently from China or Malaysia. Out-of-state students at Nebraska are drawn from all 49 other states, with Iowa and South Dakota sending the highest number of students.

Overall, 54% of the student body is male, and 46% is female; this ratio is the reverse of most institutions. The majority of students

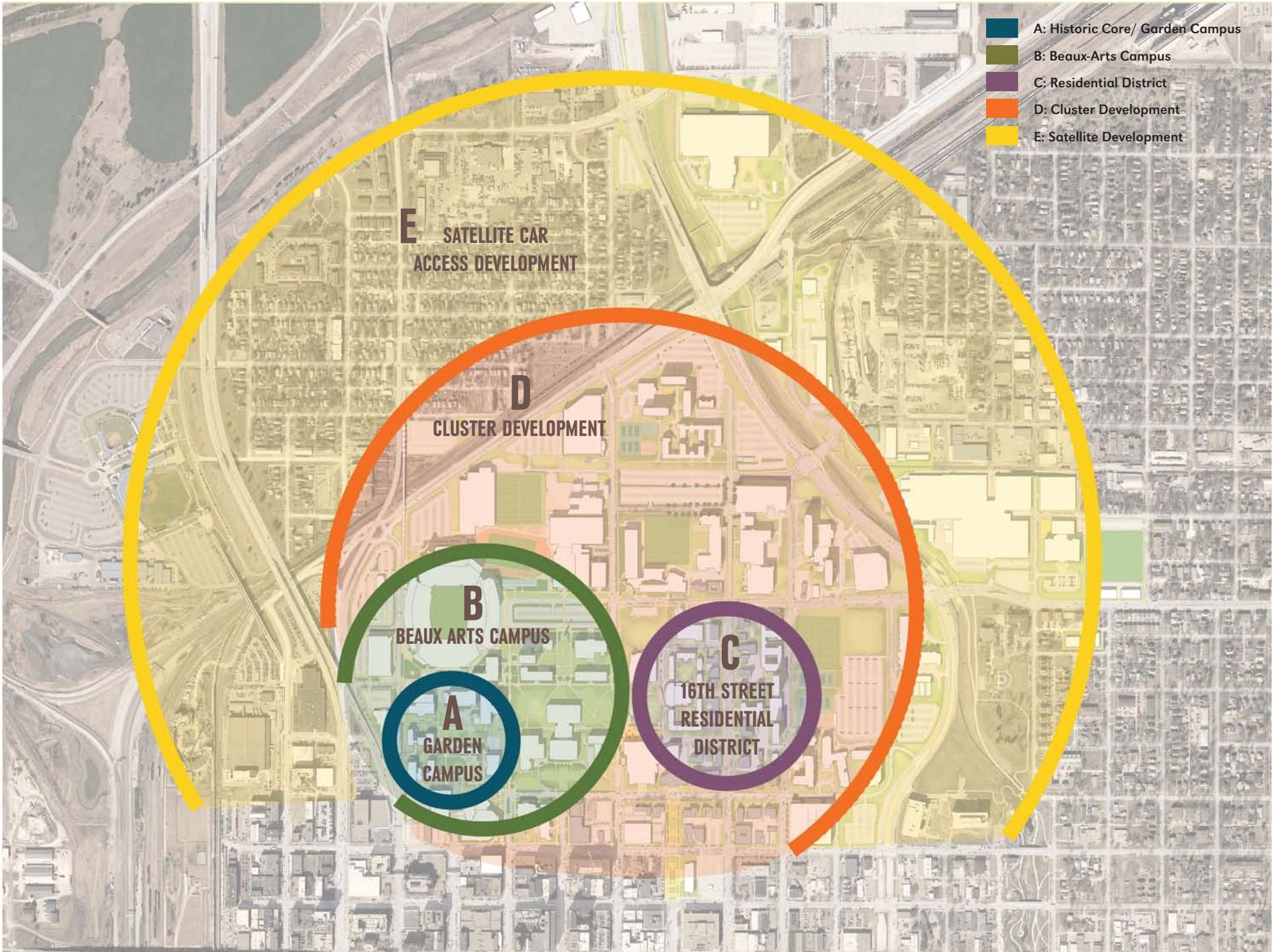


**Memorial Stadium**

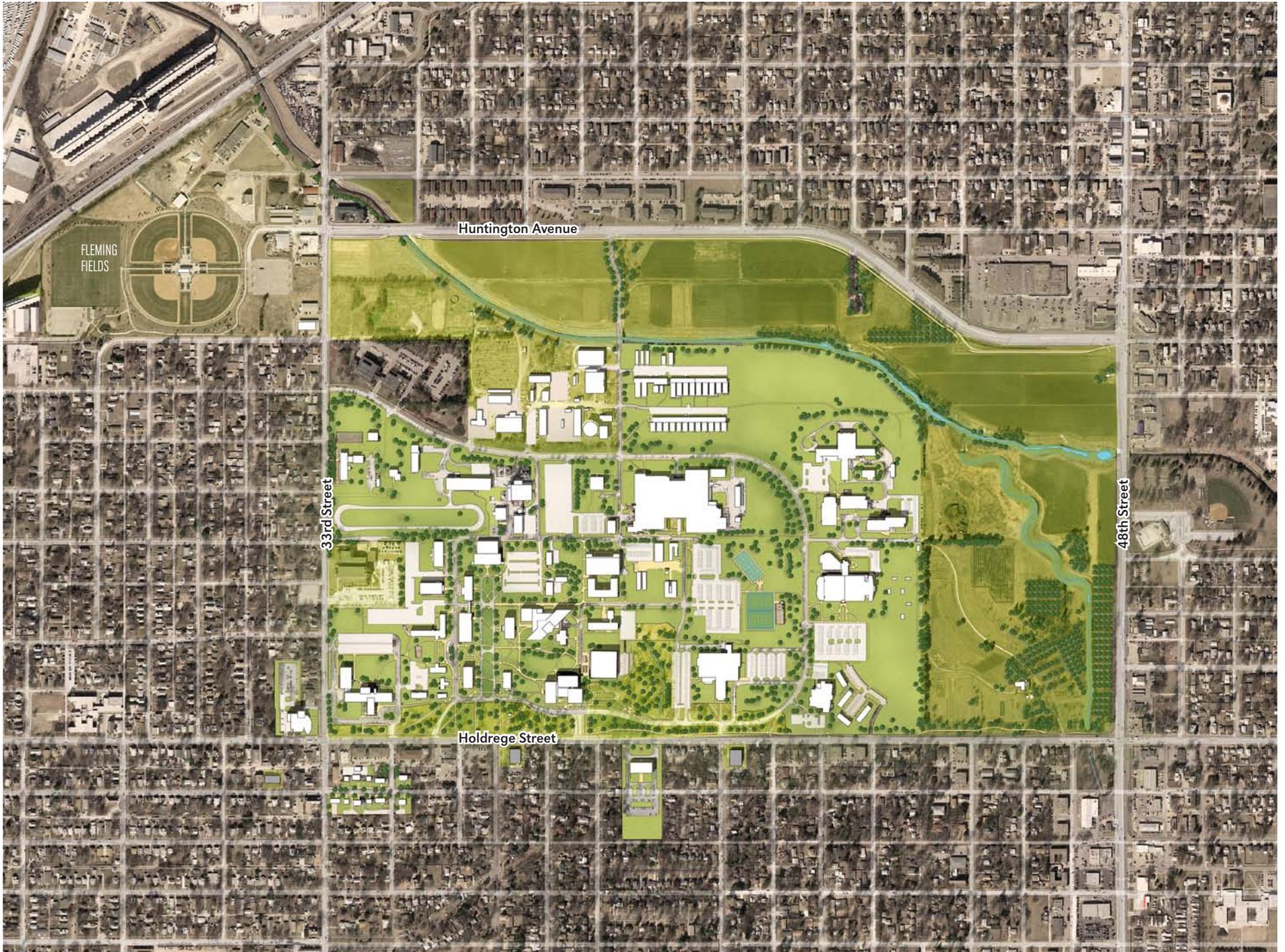
(82%) are White Non-Hispanic; 2% are Asian or Pacific Islanders; and 2% are Black/African American. Four percent of students report Hispanic or Latino ethnicity. The vast majority of students are full-time; only 7% of students are part-time. Thirty-five percent of students live on campus. The number of faculty has increased roughly 6% since 2008, growing to 1,615 in 2012. Roughly half of all faculty members are tenured, 16% are tenure track, and 33% are special appointments.



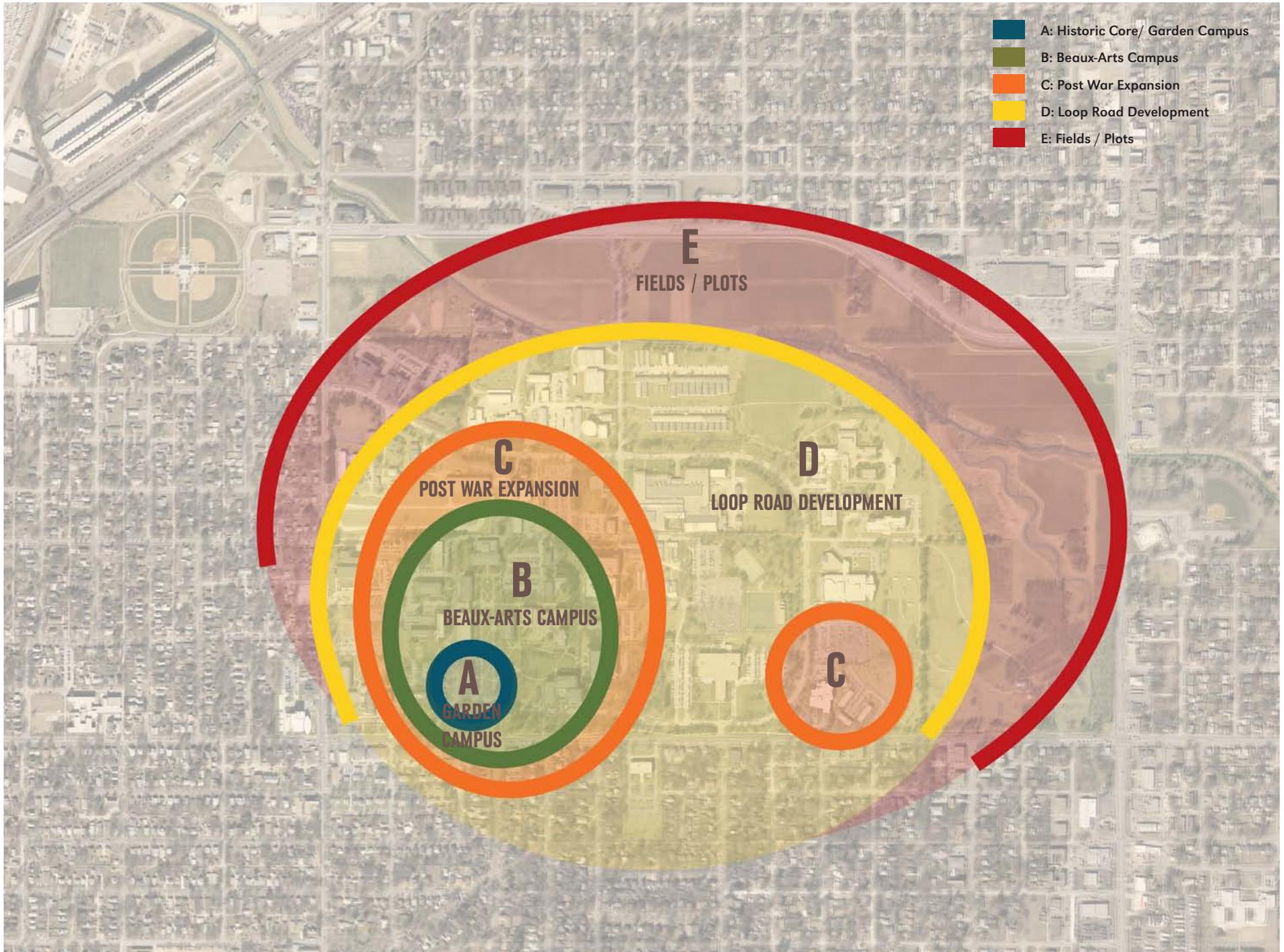
Existing conditions illustrative plan, City Campus



Patterns of development on campus mirror the historic plans and trends, City Campus



Existing conditions illustrative plan, East Campus

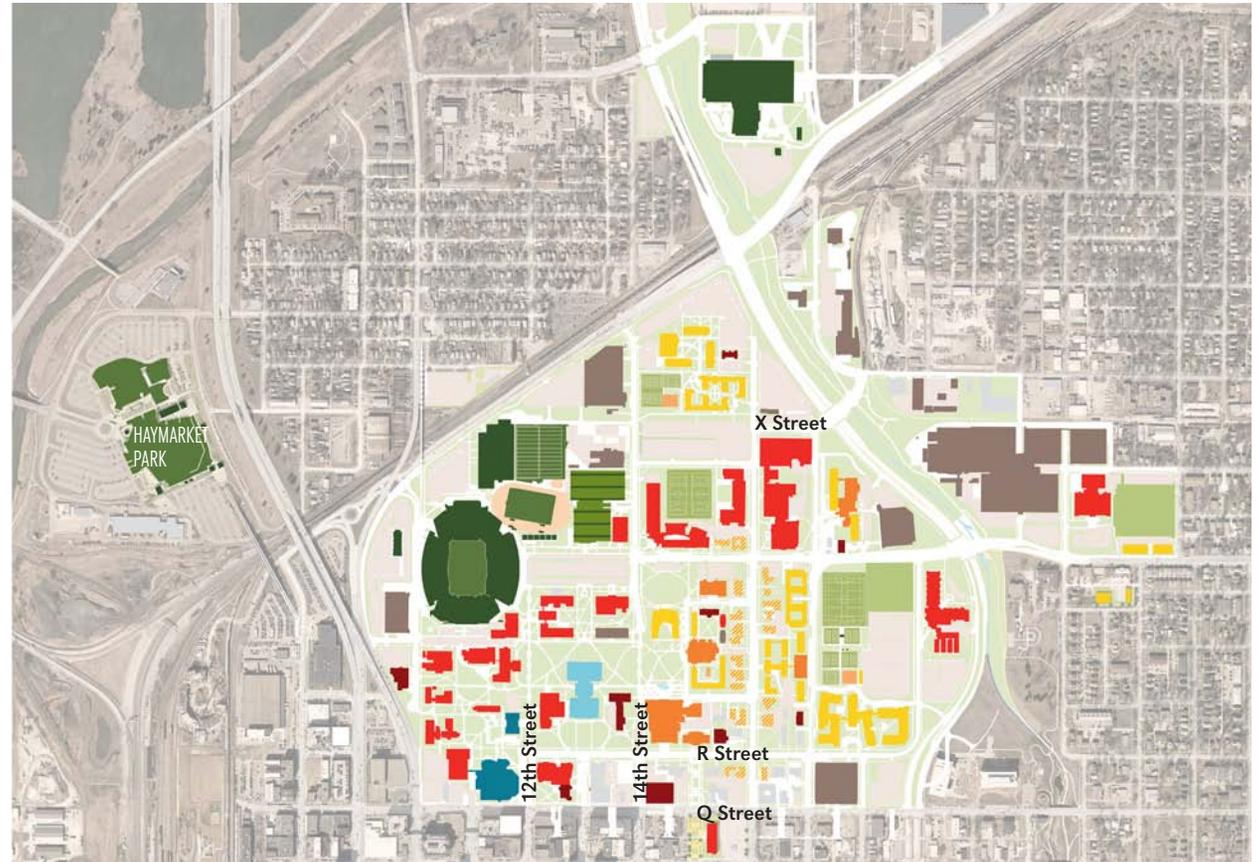


Patterns of development on campus mirror the historic plans and trends, East Campus

## LAND AND BUILDING USE

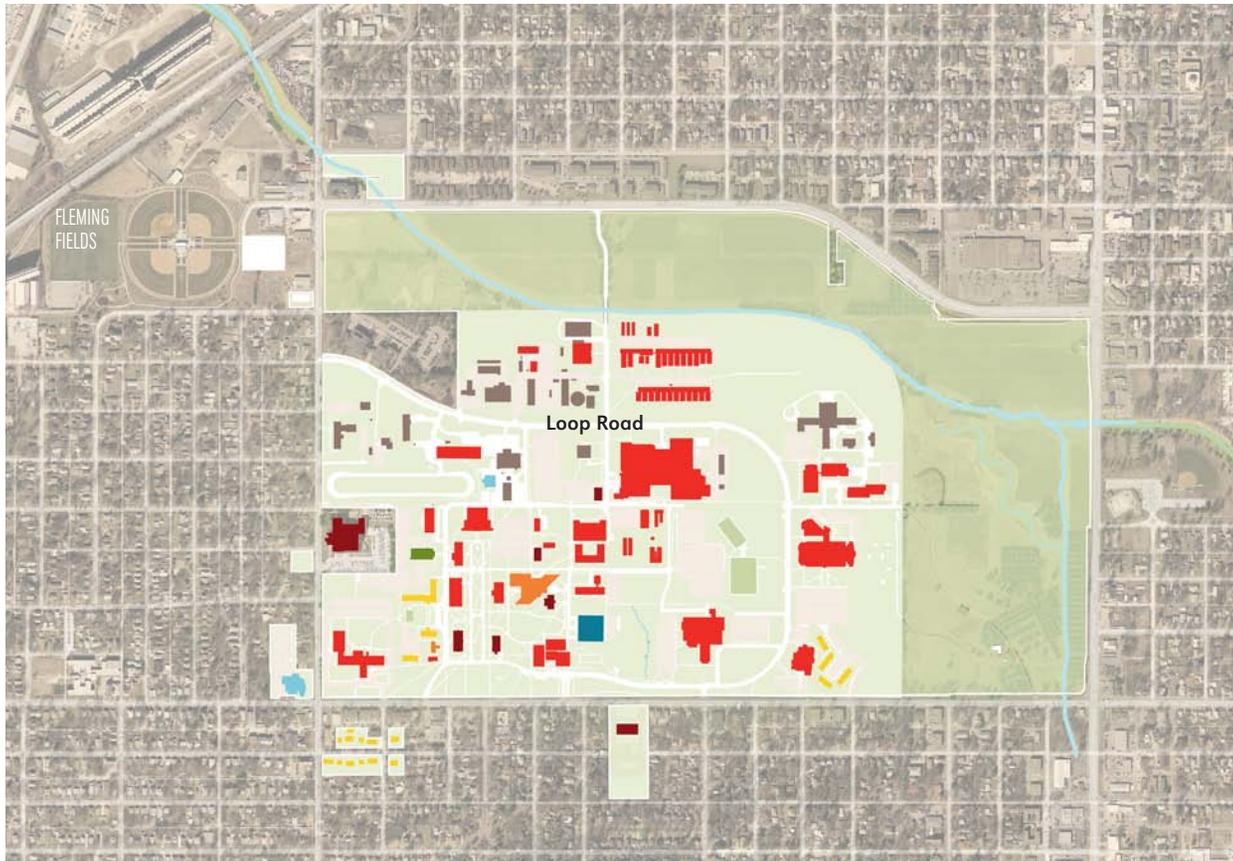
Together, City and East Campuses include about 13 million square feet of built space on about 720 acres of land. City Campus is denser, reflecting its diversity of academic programs, adjacency to downtown and its large proportion of UNL's on-campus residential population. City Campus accounts for 81% of total campus built space (10.5 million square feet) on 45% of the total campus land area. East Campus includes just 19% of total built space (2.5 million square feet), spread across 55% of total campus land area. Each campus includes a mix of academic, student life, research, and recreational uses, but the relative proportion of uses and their character varies between City and East campuses.

On City Campus, academic, recreation, and student life and housing buildings are loosely clustered in different zones across campus. The oldest portion of the campus, the southwest corner, includes the highest concentration of academic buildings on City Campus. The southwestern edge near 12th, Q and R Streets includes the Arts District. The Arts and Sciences District is located further north toward the center of campus. The northwest quarter of campus is primarily devoted to athletics and recreation, including Memorial

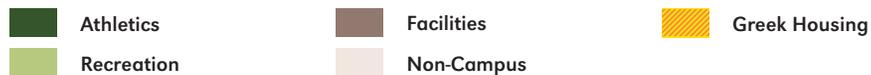


Building use City Campus

<span style="color: yellow;">■</span> Housing	<span style="color: brown;">■</span> Administration	<span style="color: lightblue;">■</span> Library
<span style="color: red;">■</span> Academic	<span style="color: orange;">■</span> Student Life	<span style="color: darkblue;">■</span> Performance/Civic



Building use East Campus



Stadium, the Coliseum, and Sapp Recreation Facility. A new Outdoor Adventure Center is under construction and will soon join the recreation district at 14th and X Streets. Housing and student life buildings and recreation sites are predominant on the eastern half of campus. All student housing on City Campus lies east of N 14th Street. Nearly 90% of UNL's privately owned Greek Housing is on City Campus, primarily along N 16th and R Streets.

East Campus is defined by a strong presence of research facilities, including more than 100 acres of research fields that are important to research, academic learning, and campus identity. The majority of facilities on East Campus are related to the College of Agricultural Sciences and Natural Resources or the College of Education and Human Sciences. It is also home to the Colleges of Law and Dentistry. Similar to City Campus, the southwest corner of East Campus is the densest and the oldest, and is built around the historic East Campus Mall. Housing, student life, and recreation facilities are more discretely located on East Campus. East Campus contains significantly less housing (700 beds compared to City Campus's 7,600). Housing on East Campus is a mix of residence halls (229 beds) and student family

housing (247 beds). Greek housing is located nearby in off-campus neighborhoods, with 230 beds total. A market demand study is underway to test if additional housing can be supported on East Campus. Parking is accommodated in surface lots of a range of sizes scattered throughout the campus, both at the edges and in the core.

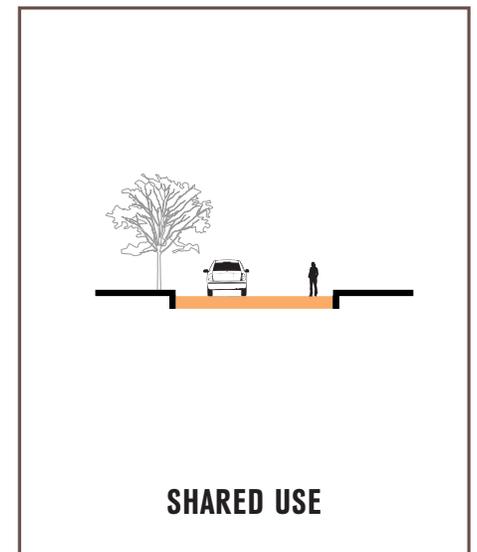
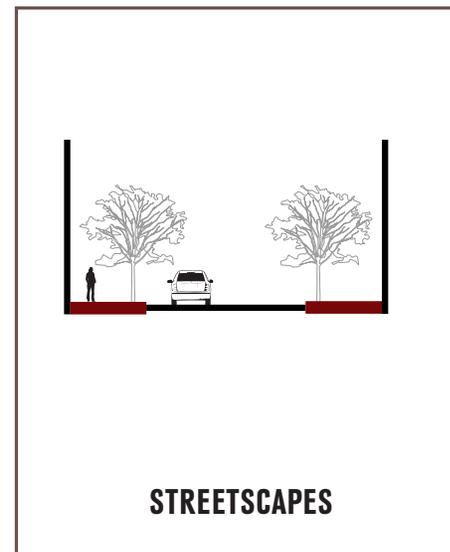
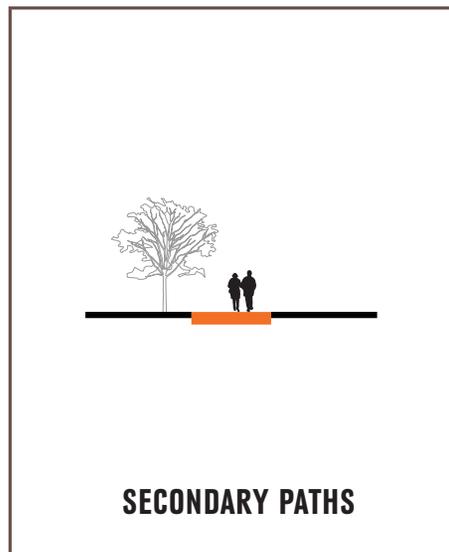
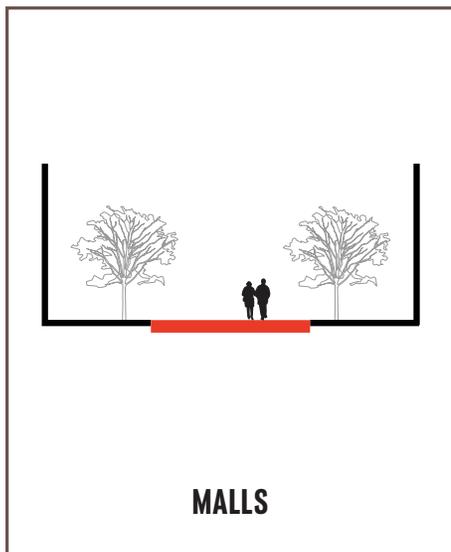
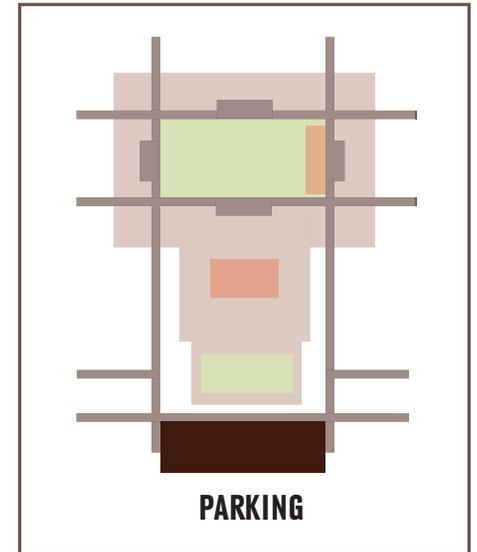
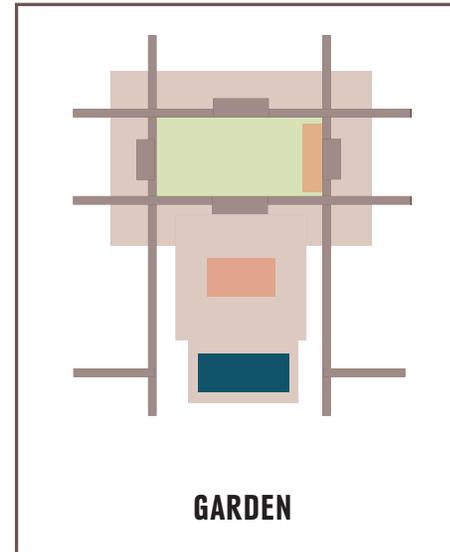
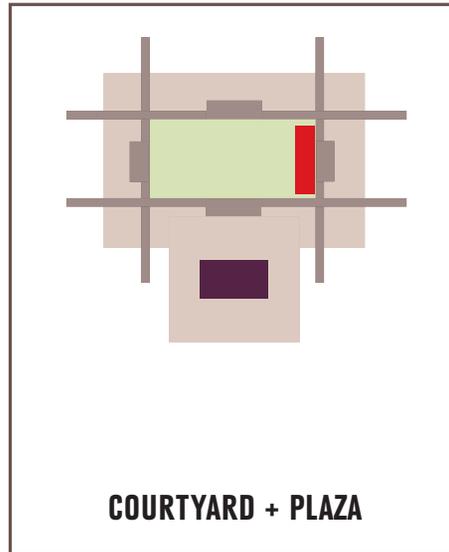
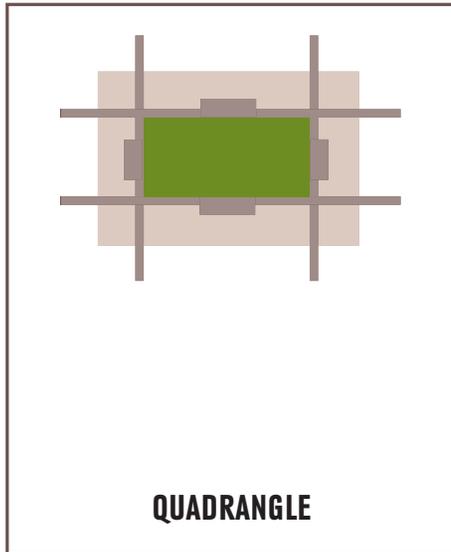
Plan Big recommendations considered building condition, maintenance needs and suitability. An initial Facility Condition Assessment is underway for City Campus and has approximated that one-third of the assessed buildings are in need of renovation.

## **CAMPUS LANDSCAPE**

The landscape system is a critically important element of UNL's campuses, both today and in the future. The campus landscape creates a UNL identity that inspires pride and sense of place and forms the framework within which future development will occur. While both campuses have unique landscape characters, each is composed of circulation and functional landscape typologies which work together to form the complete landscape system. UNL's campus circulation types include campus malls, streets, shared service drives and paths. UNL's landscape gathering and functional areas include quadrangles, gardens, plazas and parking lots.

The historic zones of both City and East Campuses are located in the southwest corner of their present-day boundaries. These areas reflect "Garden Campus" planning ideas from campus development at the end of the 19th century and feature small to medium-sized, formal open spaces like quads, gardens, and malls. Architecture Quadrangle is a successful, intimately scaled quadrangle in this zone. Moving north and east, the next zone of both campuses features large open spaces. Open spaces in this area tend to be more formal on City Campus than on East Campus. City Campus

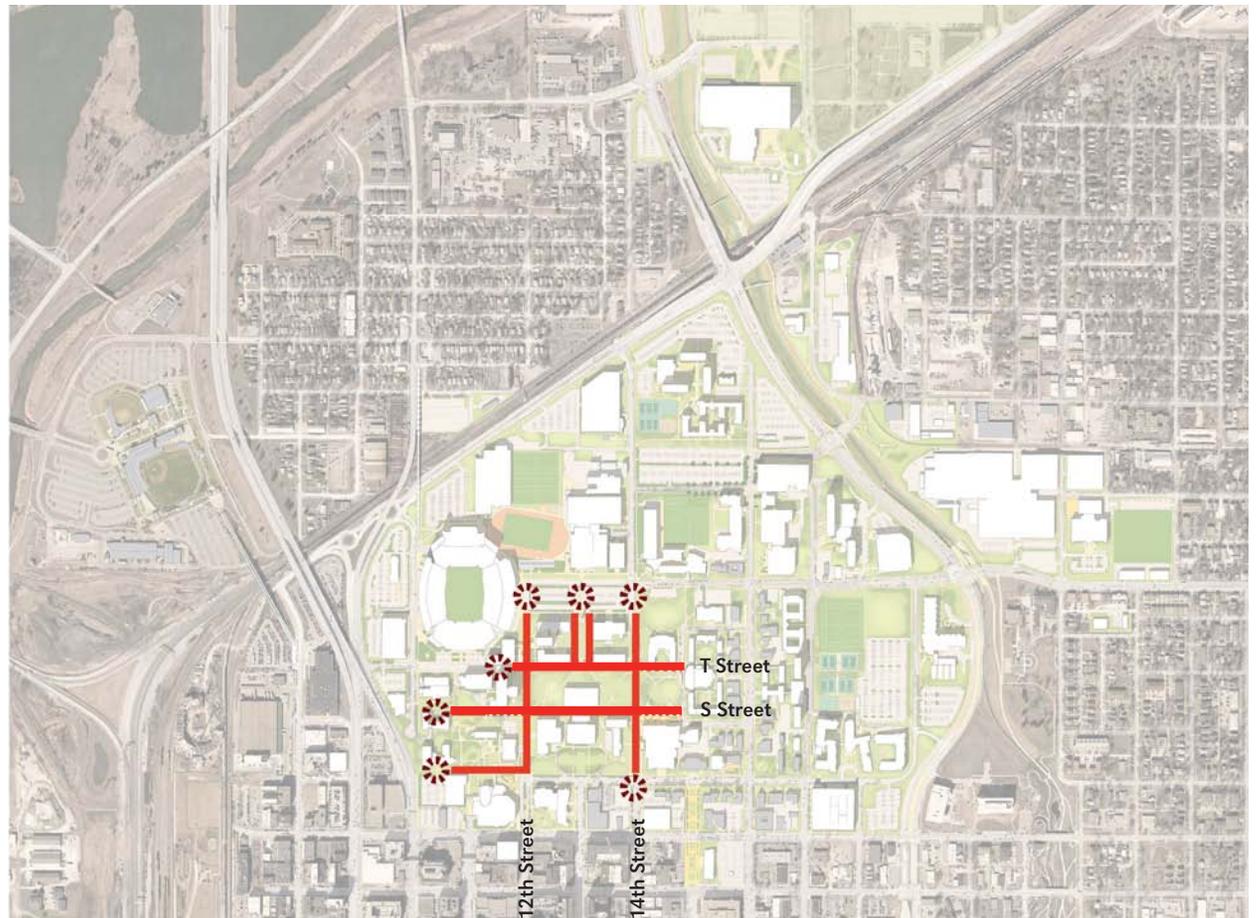
includes several large quads, such as Memorial Mall and Meier Commons. East Campus has an educational and research focus to its open spaces, including the Maxwell Arboretum and the tractor test track. The north and eastern edges of both campuses are characterized by lower density development patterns and less clear relationships of buildings to streets and open spaces than in the core. In this zone, City Campus includes dorms and parking; East Campus includes experimental agricultural fields along Dead Man's Run. A network of malls, paths, and streets forms the connective framework that connects districts within the campuses.



## Malls

Malls are primary movement paths that accommodate large volumes of pedestrians, especially between classes. They are important social and civic spaces on campus, provide formal structure, connect vistas, and lend identity through their design. The design of malls often incorporates wide sidewalks lined with shade trees and amenities such as seating, lighting, and trashcans. Frequently, they are formed from a closed-street that was given over to pedestrian movement. Historically, city campus was part of the original plat of Lincoln. As the campus expanded it followed the existing grid pattern, and the streets were closed to enhance pedestrian traffic and green space, creating much of UNL's mall system. Major malls include 14th Street, 12th Street, S Street and T Street on City Campus, and the East Campus Mall and Center Drive on East Campus.

The design of UNL's campus malls should accommodate large flows of pedestrians and bikers while providing an attractive, memorable connection between destinations. Yet today, discontinuities in many campus malls disrupt clear, efficient movement from one area of campus to another. Malls frequently originate or terminate in service or parking zones, creating a poor impression, such as the western terminus of T Street Mall on City



### City Campus malls

- Existing
- ⊗ Termination Points



#### East Campus malls

— Existing

⊗ Termination Points

Campus near Memorial Stadium. The 12th Street Mall which links City Campus to R Street and Downtown Lincoln features many successful elements. The 12th Street Mall creates a clear, attractive campus gateway, and its geometry and paving system signal the importance of this civic path. Adjacent buildings relate well to the path: the Sheldon Museum of Art's entrance and steps gracefully engage the mall. In contrast, the 14th Street Mall parallels 12th Street but has a different character. Along 14th Street planting, entrances, material choices, and the siting of functional elements (trash cans, bicycle racks, lighting) do not reflect the importance of the path. A parking lot marks the key campus gateway at R Street, and planting obscures both the view into campus and views to the city behind.

Pedestrian and vehicular navigation on East Campus can be challenging. This is due in part to the Loop Road system, as well as the lack of clarity of the mall system. Improvements to the East Campus malls could significantly aid east-west navigation on campus. The historic East Campus Mall is memorable and well-formed, but there is limited consistency and clarity to the mall's design. The paving also does not express quality or identity of the space, with interim repairs with inconsistent materials.

### Quadrangles

Quadrangles are well-defined open space areas on UNL's campuses that function as large outdoor rooms and gathering spaces. They are usually civic in character with simple plantings, forms, and walkway alignments. Cather Garden, Donaldson Garden, and Meier Commons on City Campus and South Meadows on East Campus are important quadrangles within the UNL landscape. They typically host many different types of uses, from informal study to Game Day celebrations, so designing for durability and flexibility is important. UNL's quadrangles should be strengthened through opportunities to link indoor program with the outdoor spaces.

Cather Garden on City Campus is an example of a centrally located quadrangle. The surrounding buildings provide a strong architectural frame to the major campus quad, and public art enlivens and adds identity. The space is pleasantly scaled and includes a diverse array of shrubs. However, it currently serves as a pass-through space, rather than a destination. Plantings and berms within the quadrangle reduce the strength of the architectural frame of the quadrangle. They also limit visual continuity between Cather Garden and adjacent malls and building entrances. On East Campus, South

Meadows is a well-scaled quadrangle that is framed by key campus landmarks, including the East Campus Union and the C.Y. Thompson Library. Yet, the interior building programs do not engage with the landscape, so the South Meadows is often underutilized and empty.

### Plazas and Courtyards

The best campus plazas and courtyards act as social hubs or "stages" for campus life. These human-scaled open spaces are places for social gathering, interaction and collaboration. When successful, they are typically well-defined by consistent materials and building enclosure. Plazas and courtyards are most successful when vehicles are excluded from the area to demonstrate that pedestrians have priority. In contrast to larger civic quadrangles, plazas and courtyards should be designed and detailed to a more intimate pedestrian scale and amenities should include ample seating. Broyhill Plaza and Fountain, north of the Nebraska Union, is a memorable and iconic UNL space that includes a mix of special elements that add interest to and enliven the space, including paving, a water feature, public art, banners, and shade tree canopy. Broyhill Plaza is flexible and can accommodate many different uses, ranging from concerts to outdoor dining. Critical to its location at the center of

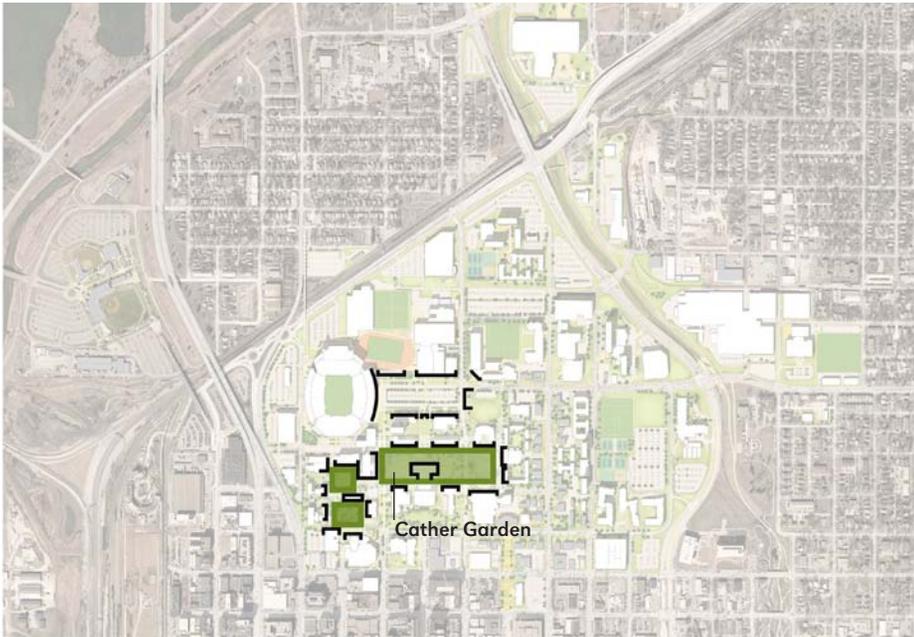
campus, the plaza can also accommodate large volumes of pedestrian traffic during class change periods.

On East Campus, the entry plaza to the East Campus Student Union is noteworthy due to its central location on a major east-west mall and adjacency to one of the campus' social and dining hubs. However, the East Campus Union's entry is hard to locate and lacks connections between indoor activities and outdoor landscape.

### Gardens

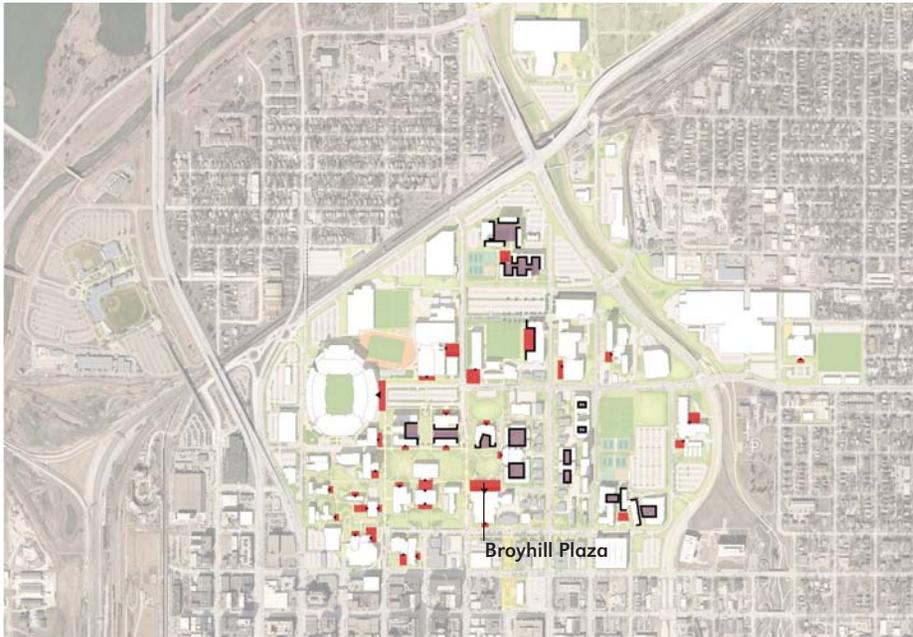
With its many named and treasured gardens, UNL's gardens are a hallmark of its landscape. Gardens are well-defined outdoor rooms that often have a thematic collection of individual plants, such as the Maxwell Arboretum, or a special purpose, such as the Sheldon Sculpture Garden. Gardens provide variety on a campus, and are used to reinforce the overall structure of the campus and provide a sense of UNL's regional landscape. They can be active or quiet spaces at different moments, hosting events, classes, and gatherings or providing places for contemplation.

The character and design of UNL's campus gardens varies widely. East Campus' Maxwell Arboretum is an example of a garden that operates at a large scale and has an



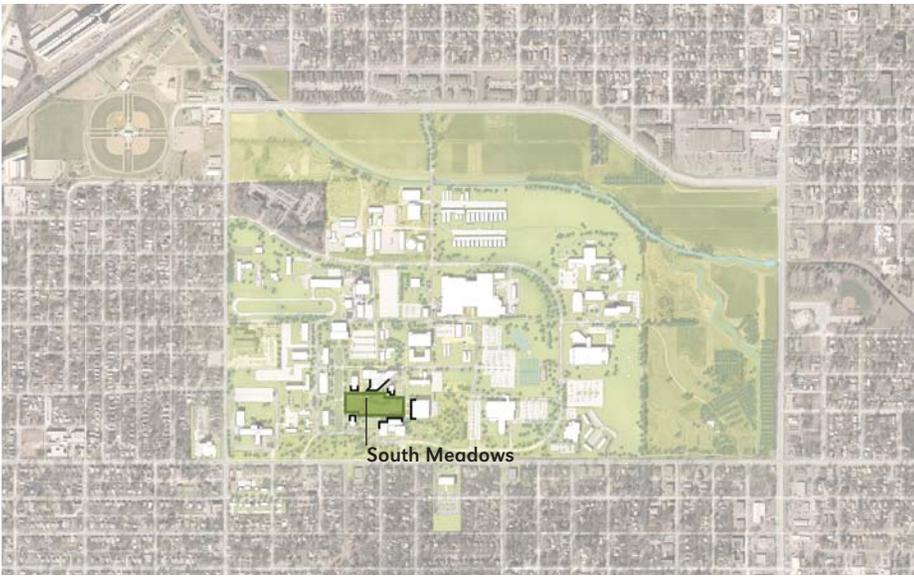
City Campus quadrangles

■ Quadrangles



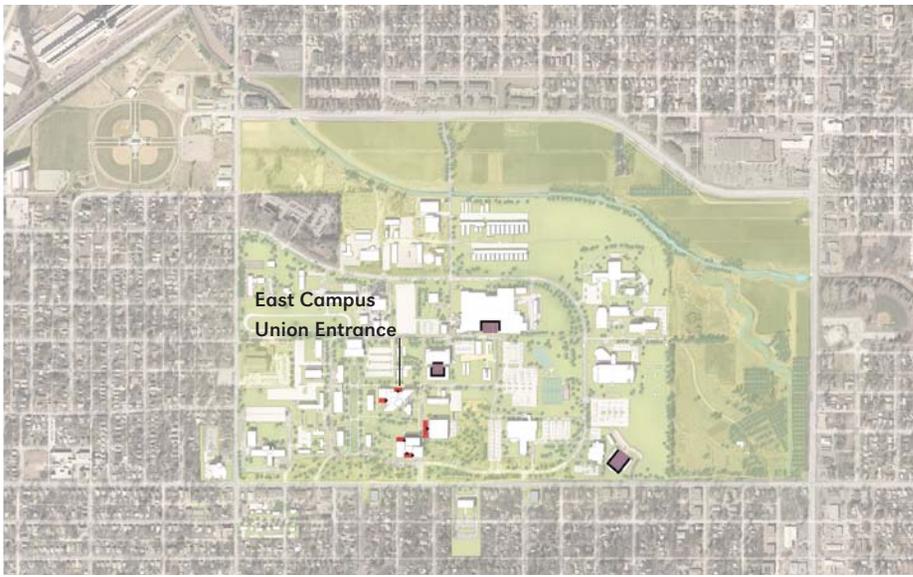
City Campus plazas and courtyards

■ Courtyard ■ Plaza



East Campus quadrangles

■ Quadrangles



East Campus plazas and courtyards

■ Courtyard ■ Plaza

informal design. This notable open space is a character-defining landscape of East Campus, and an important amenity for UNL and neighborhood communities. In contrast, City Campus' Sheldon Sculpture Garden is designed with a strong boundary and a formal, contemplative interior. The character of the Sheldon garden is influenced strongly by the architectural style of the Sheldon Museum. Additional design elements integrate art, planting, paving and fountains, making the Sheldon Sculpture Garden an important identity landscape on campus. Both gardens host members of the local and university community, for daily walks through the Maxwell Arboretum or Jazz in June in the Sheldon Sculpture Garden.

### Streetscapes

Streetscapes are the landscapes on, along, or adjacent to roadways and parking, which typically include sidewalks separated from the road with planting and/or vertical curbs. Streetscape characteristics such as street width, orientation of parking, dimensions of the pedestrian sidewalk, and the presence of shade trees shape the character and walkability of each street. UNL's campus is traversed by public streets that are owned by the City of Lincoln, such as R Street or 16th Street, which influences

the character and design of the streets. Street dimensions reflect City standards, with sidewalks that are typically six to ten feet wide and are separated from the road with planting and curbs. Increasingly, the City of Lincoln and UNL are integrating considerations about bicycle accommodations, such as bike lanes or locks, into the design of city streetscapes in and around UNL.

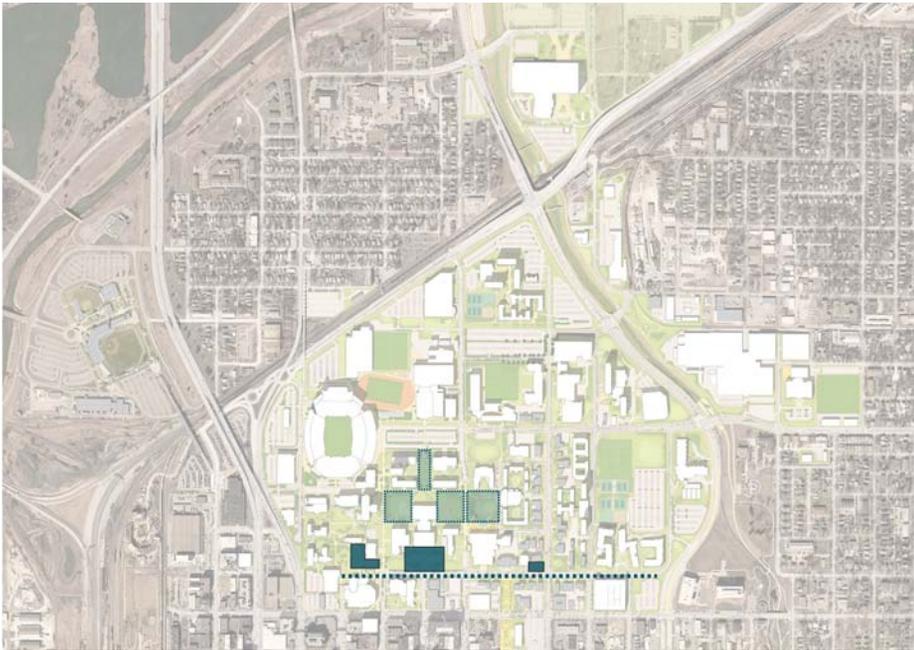
The R Street streetscape operates as the southern gateway to the university and is an important "front door" for the campus from the downtown. South of Love Library, R Street contains streetscape elements such as lighting, street trees, and parking that are well-coordinated. Large canopy trees provide a sense of grandeur and offer shade for human comfort. Yet, R Street is a high traffic corridor where pedestrians, bikes, buses and cars mix on a regular basis and congestion and conflicts among the different user groups often occur. Street parking along R Street varies in orientation and location, contradicting the sense of a continuous corridor.

### Secondary Paths

Secondary paths are pedestrian connections that are narrower than malls and accommodate secondary traffic flows. They are often located to follow "desire lines:" the shortest distances between destinations. The paths

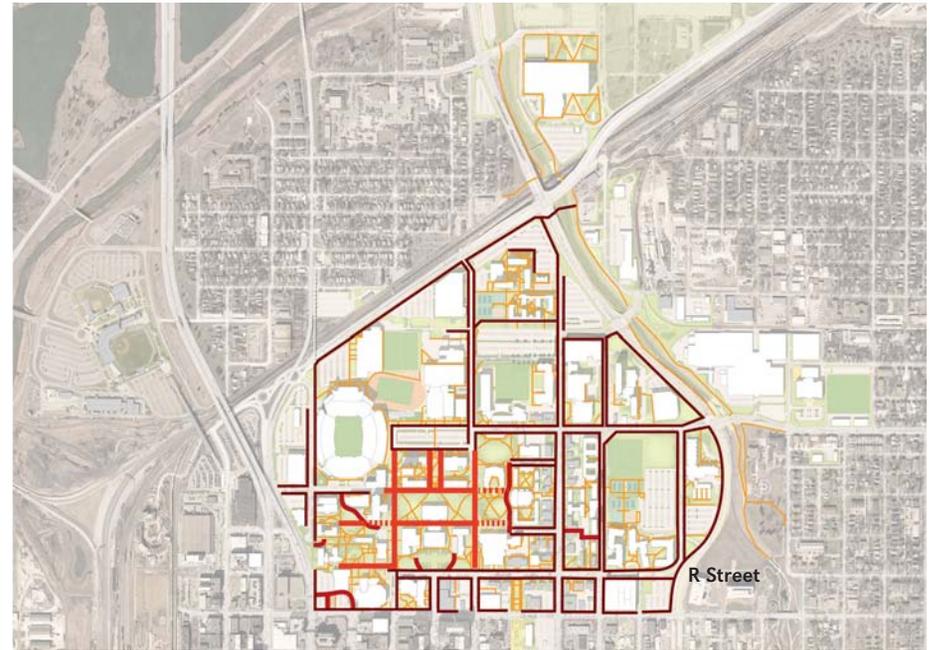
that crisscross Donaldson Garden typify the condition of many secondary paths on campus. These paths are important to move people through the gardens, but are not integral to the formal structure of Donaldson Garden. Their layout, directly through the center of the space, breaks up the overall garden space and does not allow for broader use of the different zones in the garden.

Secondary paths carry large volumes of pedestrian movement on campus so their design should include durable materials, appropriate lighting, and amenities. Appropriate grading, alignment, and siting of amenities greatly contribute to user experience and provide elegance to the paths. On both campuses today, there are ample opportunities to improve the distribution, unity, and arrangement of amenities along secondary paths (bicycle racks, trash cans, and benches) through consistent locations and materials choices. There are currently many lighting standards in place across campus and amenities, such as bike racks or trash cans, are located at highly visible intersections, rather than discreetly placed. The Plan Big landscape architectural guidelines offer details about materials choices and appropriate locations.



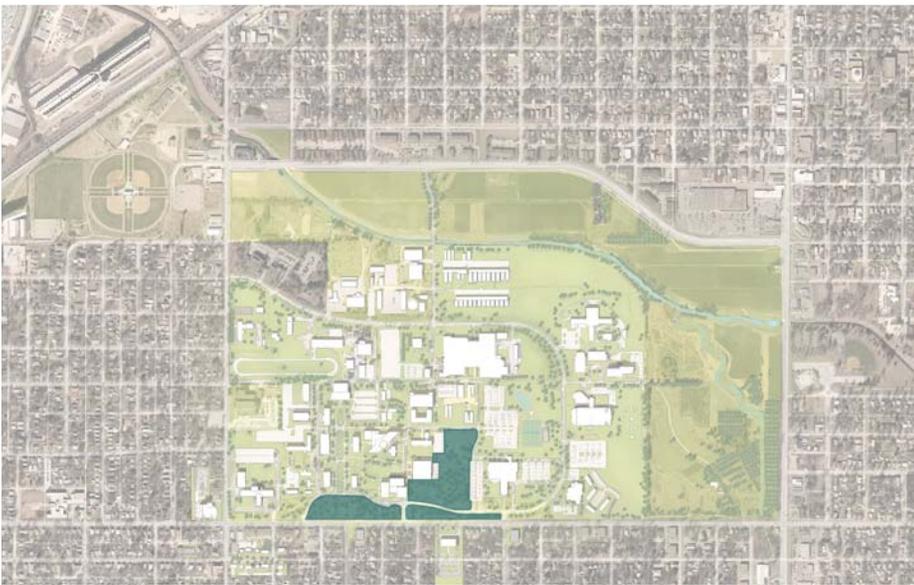
City Campus gardens

Gardens



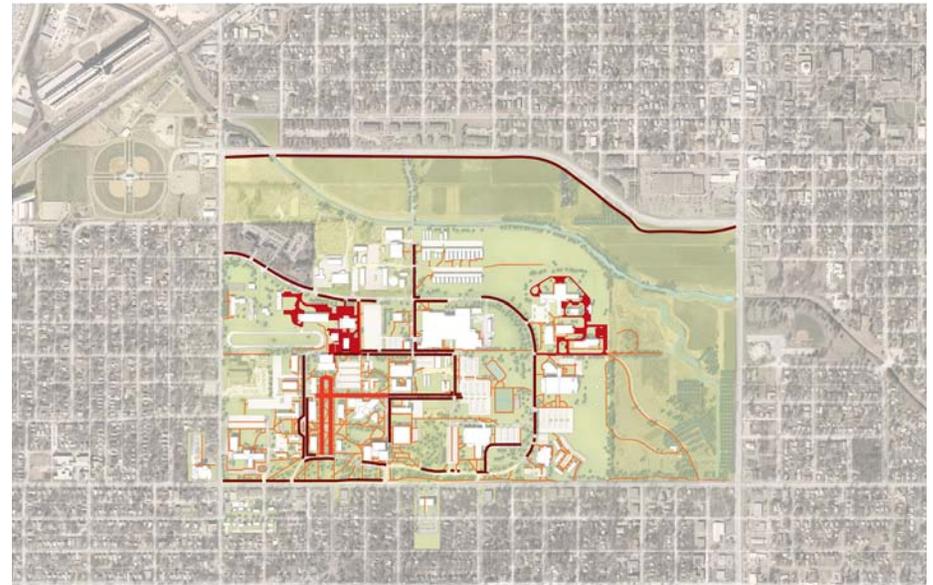
City Campus pedestrian composite

Shared Use  
  Secondary  
  Streetscapes  
  Malls



East Campus gardens and arboretums

Gardens



East Campus pedestrian composite

Shared Use  
  Secondary  
  Streetscapes  
  Malls

### Shared Use Pathways

Shared use pathways are used by both service or emergency vehicles and pedestrians. As a result, they tend to be wider than secondary pathways in order to accommodate vehicular circulation. Shared use pathways are often lined with bollards or traffic control devices, but rarely curbed. This balance is meant to allow for ease of vehicular passage for specialized vehicles, while restricting use by others.

On UNL's campus, shared use pathways occur at several key campus gateways, disrupting the path hierarchy and view into campus. As a result, the experience of the path and entrance is dominated by vehicular use, not human experience. The shared use paths located in Love Garden along R Street and at the 14th and R Street downtown entrance are an important example of shared use paths that are located at an important campus gateway. In these locations, layout and design of the paths must be given particular attention to ensure that the requirements for service and access are provided, without detrimental impact to the campus impression.

### ECOLOGY

While it is helpful to conceive of the campus landscape as a system of distinct typologies and individual spaces, the campus ecology must also be understood in a broader regional context. The natural character of the University of Nebraska-Lincoln campus is defined by its location in the Great Plains and tallgrass prairie ecoregion. While most of the original landscape and its ecosystems have been transformed over the past 144 years since the university was founded, the university community is mindful of its prairie heritage. The deep tallgrass prairie sod that took root in the region's windblown silts and alluvial deposits became some of the richest cropland systems in the world, making this region an important center for corn and cattle. This spectacular agricultural success was accompanied by changes in the tallgrass prairie ecosystem that rendered it less able to build soils and purify water—unnoticed ecosystem services that are critical to support culture and economy.

Over time, however, development has transformed the condition of the environment on and around UNL. Decades of agricultural production, urban and suburban development, and commercial activity have fragmented once continuous habitats, degraded habitat quality, and

depressed biodiversity in the area around the university. Fish and aquatic organisms in Salt Creek and its tributaries, Antelope Creek and Dead Man's Run, now contend with high nutrient and low oxygen levels due to stormwater runoff from developed and agricultural lands. Similarly, e. coli bacteria from birds and other wildlife is an issue in Antelope Creek. More importantly, the capacity of the land to absorb and hold water has been diminished, contributing to accelerated erosion and excess sediment in the region's rivers and streams. Invasive species have colonized disturbed upland and aquatic habitats, further putting native biodiversity at risk. For UNL, these transformations lead to the need for greater management of invasive species as well as stormwater to improve water quality and reduce run-off on campus.

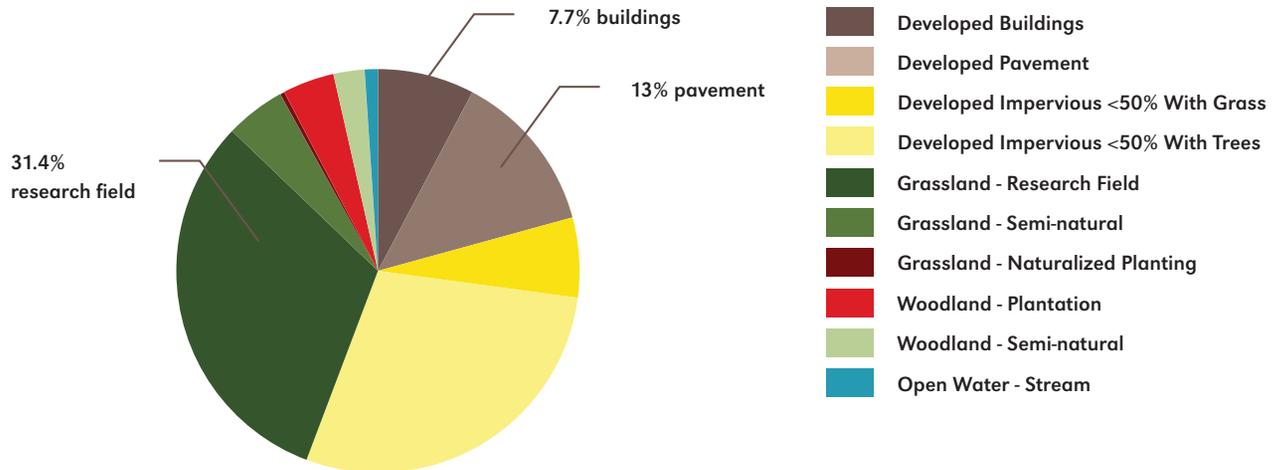
### Ecological Connectivity and Land Cover

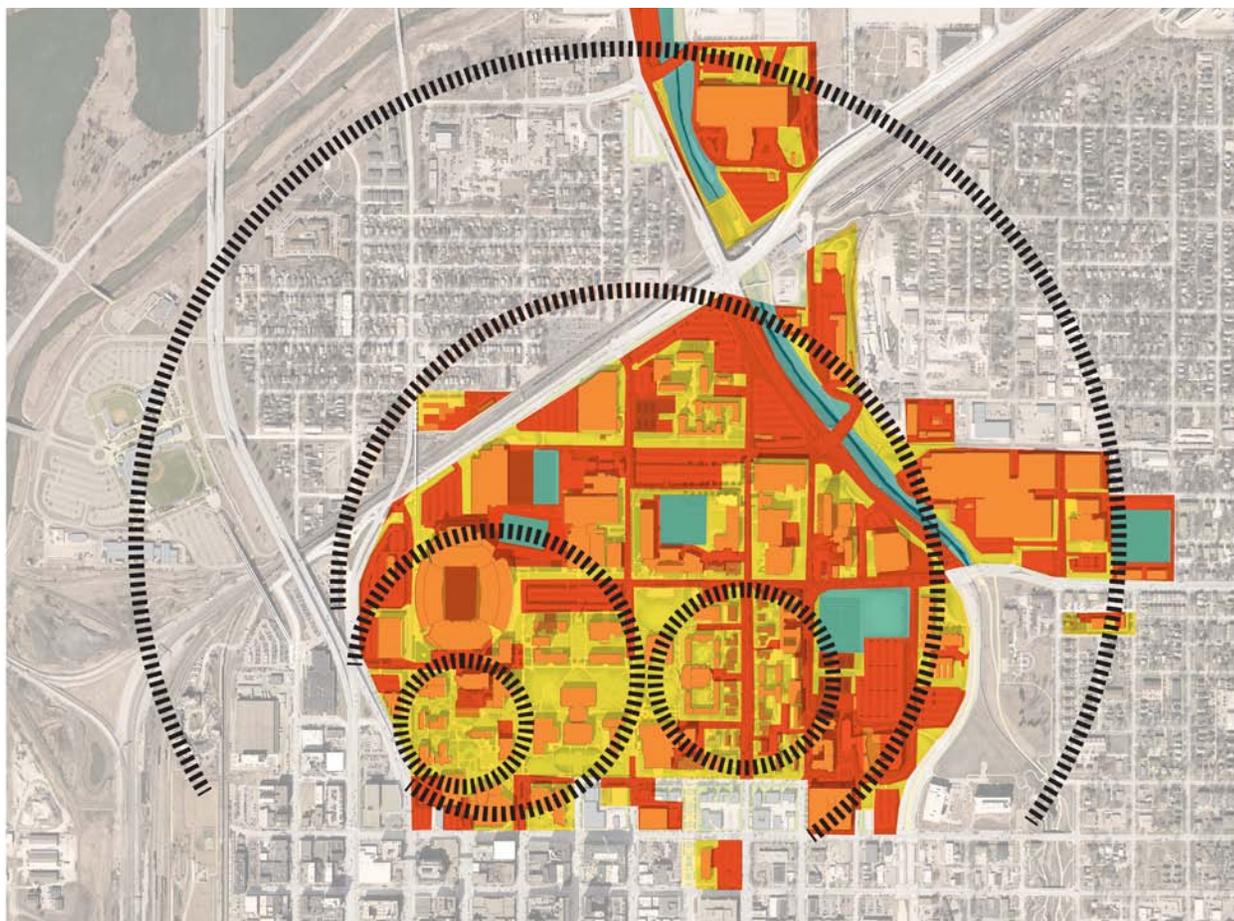
The land cover patterns on both City and East Campuses can be described as a system of ecological zones, reflecting the building patterns, presence of green space, and ratio of paved areas in each area. Ecological zone designations for both City and East Campus correspond closely with the development history of each campus. Ecological zones range from 1 to 4, and describe the level of ecological function possible in each, with 1 as the

highest and 4 as the lowest. Conversely, the heat island effect is greatest in Zone 4, and lowest in Zone 1. Heat island effect refers to the tendency of certain areas to be significantly warmer than other areas due to human activities, materials, or land uses.

City Campus is dominated by land cover types containing buildings and pavement (59% of total area). Nearly all green spaces consist of formal landscaping and managed turf. Although highly engineered, the Antelope Creek corridor is the closest approximation to a natural area (Zone 1) on City Campus. With its continuous grass cover and flowing stream, this corridor is able to attract a variety of dragonflies, butterflies, other insects, minnows, and other small fish. Ecological Zone 2 encompasses the early historical campus in the southwest corner of City Campus. It is differentiated from the rest of campus because it is primarily a vegetated landscape with buildings (40% tree canopy cover, 40% buildings, and 20% walkways). Ecological Zone 3 joins the Antelope Creek corridor on the east side, and vegetation covers less than half of the space. The other edges of City Campus consist of Ecological Zone 4, where pavement and parking are dominant. The current form of the Whittier Campus is included in this

## ECOLOGICAL ZONES





Heat island effect on City Campus



zone due to the high percentage of impervious cover in this area and surroundings.

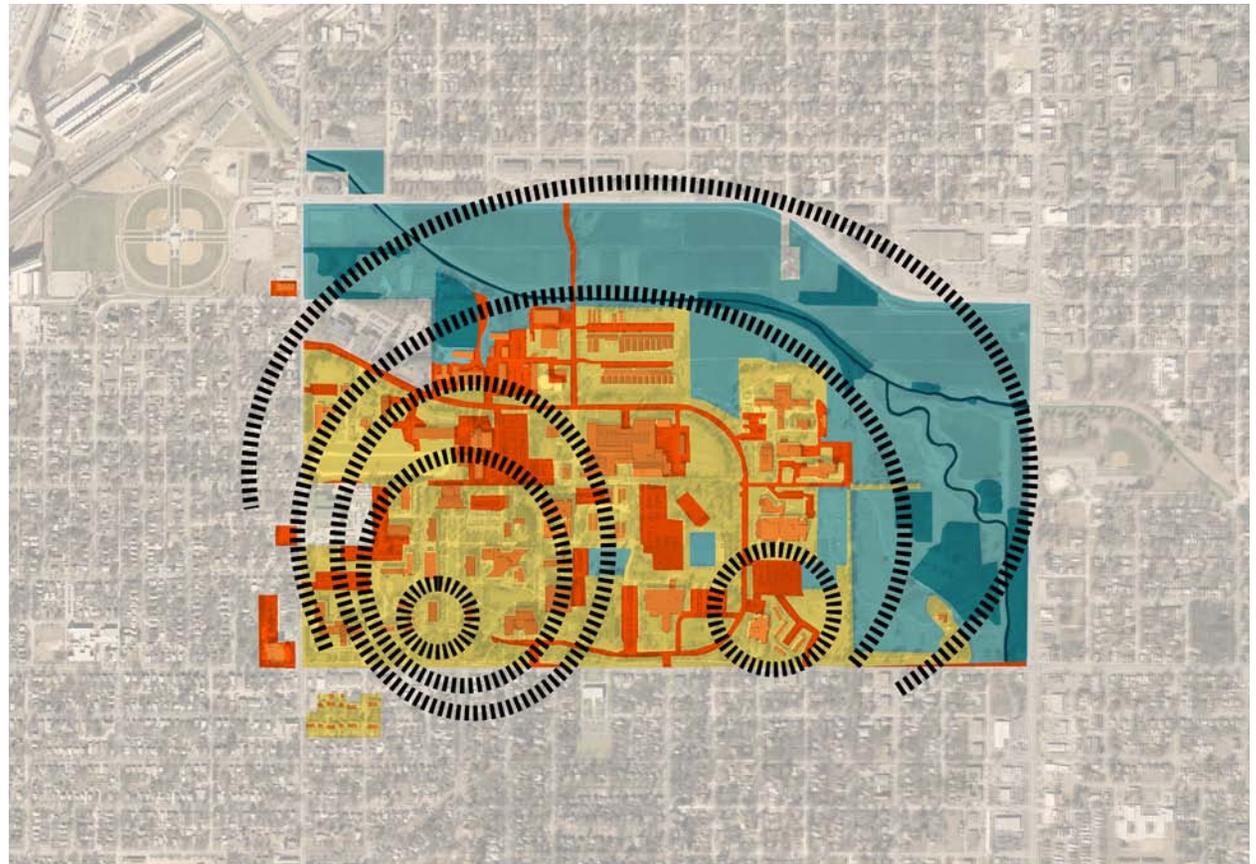
Ecological connectivity within and at the edges of City Campus is currently constrained by city streets and major highways. Previous planning efforts have recommended creating a system of existing and newly created open spaces and recreational areas. These areas would be linked by landscaped pedestrian trails and streetscape development to campus extensions to the east and to residential neighborhoods to the south.

East Campus has fewer extensive areas of pavement (Zone 4) than City Campus, and as a result, the heat island effect is much less on East Campus. Instead, the acreage dominated by vegetation (Zone 1) is significant. The largely vegetated Zone 1 is dominated by agricultural fields and tree plantations used in research, which occupy 36% of the campus area. The lower density development pattern on East Campus reduces areas of high heat island effect caused by building footprints, with only 8% of East Campus covered by developed buildings versus 24% on City Campus. However, 13% of the total campus land area is covered by impervious pavement due to the predominant pattern of large parking lots and roads throughout campus.

### Vegetation + Biodiversity

The vegetative cover of City Campus is comprised of lawns, formal plantings and theme gardens. It includes mature trees and shrubs scattered throughout the open space, in streetscapes, and along walkways. City Campus trees are a mix of deciduous and coniferous species of native, non-native, and cultivated varieties. Plant species are selected for minimal fruit and seed production as part of the campus's sustainability and maintenance strategy. The planting palette for the campus is constrained by steam lines and utilities, budgets, and a preference for trees and turf over shrubs and perennials. Tall, dense shrubs that were planted in the 1960s and 1970s can detract from campus aesthetics and pose a security issue; as a result, there has been a trend to replant older shrub plantings with shorter plantings.

On City Campus, the use of native prairie grasses and naturalized plantings is currently limited to a few areas including the Weaver Native Garden, the Cather Garden, and the Love Memorial Garden. Bio-swales and rain gardens, which are often designed using diverse plantings of native wetland species, are considered for new projects on campus where appropriate.



Heat island effect on East Campus





Maxwell Arboretum



Recent improvements to Antelope Creek

East Campus is less urbanized than City Campus and the ecological character of the vegetation in East Campus is more varied. Vegetated areas include large expanses of grass cover, formal and naturalized plantings, and trees, both on the main campus area and in the agricultural research fields and plantations. The five-acre Maxwell Arboretum with mature trees provides additional open space. A tributary that flows south to north was recently modified to stabilize and naturalize its banks and riparian areas. A reach of the tributary stream that enters at the southeast corner of East Campus was reconfigured with a buffer planting to improve water quality.

On both campuses, campus landscaping is faced with challenges that include invasive species, utility constraints, and the potential for changing climate conditions. Several problematic exotic invasive species already occur on campus, including reed canary grass (*Phalaris arundinacea*), purple loosestrife (*Lythrum salicaria*), common reed (*Phragmites australis*), Russian olive (*Elaeagnus angustifolia*), eastern red cedar (*Juniperus virginiana*), and sweet clover (*Melilotus alba*). Near City Campus, the need to monitor, manage, and control invasive species and noxious weeds is most pressing in the semi-natural setting of Antelope

Creek, where reed canary-grass, purple loosestrife, and Phragmites can colonize through water, bird, and mammal movements. Opportunities for invasive plant colonization and spread are even greater on East Campus, particularly in the extensive experimental fields in the east and north portions of campus where periodically disturbed soils are more susceptible to invasion by noxious weeds.

Utilities likewise pose challenges for the landscape. On City Campus, steam tunnels under Enright Garden overheat the soil and kill the turf above it by drying it out. Similarly, steam tunnels in the southeast part of the East Campus negatively affect the turf. Landscaping in these areas must accommodate the higher soil temperature and drier soil conditions or be continuously irrigated. Finally, if future climate trends in the region include warmer and drier conditions, exposure to desiccating winds and droughts in the summer may become an important issue in landscaping. Droughts affect water supply by lowering the river aquifer and reducing the volume that can be pumped. While yearly precipitation in Lincoln has increased about 10 percent since 1887, the occurrence of drought in the Great Plains remains unpredictable for the future.

#### Hydrology + Stormwater

Two creeks run within, along, or near both City and East Campus. City Campus is fringed on its east side by Antelope Creek. Antelope Creek, runs in a northerly direction along the eastern edge of campus. Antelope Creek is adjacent to, but not visible from, the main campus, sitting deep in a concrete-lined channel designed to accommodate the 100-year flood plain.

City Campus' location near Salt Creek has placed portions of the campus in the 100-year floodplain. The Antelope Valley Project engineered Antelope Creek to accommodate its 100-year flood levels within its banks. In addition, the campus is affected by incoming drainage from off campus and by water quality issues in storm drains and Antelope Creek. Flooding on Salt Creek can cause flood water to back up into campus. Since 1900, one hundred floods of varying degrees have been recorded in Lincoln. Of these, 17 were major events.

City Campus has three major overland drainage areas. The main area of the campus includes two of these, which split on a ridge line trending north-south on the east side of the stadium, near 14th Street. The east area drains northeast, eventually terminating at Antelope Creek. The west area of campus flows to the northwest

and into Salt Creek. The third major drainage area, north of the Burlington Northern/Santa Fe Railroad and Holdrege Street, drains northwest into Antelope Creek.

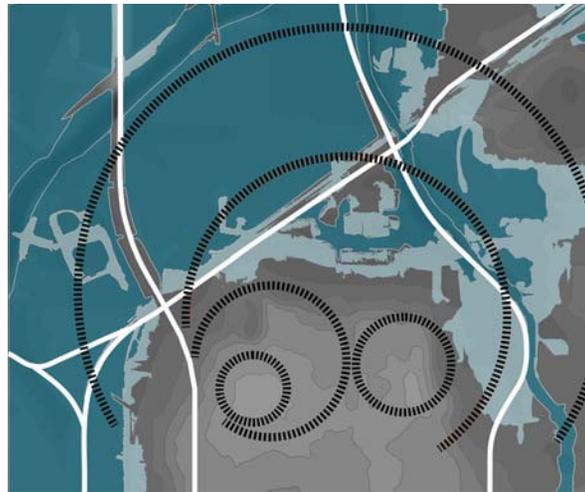
Recently, the Antelope Valley Project opened the east section of City Campus to new development by removing over 50 acres of land from the Antelope Creek 100-year floodplain. The project created a naturalized feature near campus with a parkway for commuters and a bike trail along the creek corridor on the eastern edge of campus. Flooding is now confined to this creek corridor. Flooding on Salt Creek, however, will still cause floodwaters to back up into campus. The Lower Platte South Natural Resource District uses best management practices to control the speed at which runoff flows to Antelope Creek. Best Management Practices (BMP) are a type of water pollution control or treatment, particularly regarding stormwater management. Depressed parking lots and athletic fields are being used to store runoff. For example, a new athletic field is being designed to provide 12 hours of ponding for a 20-year storm.

East Campus is located in the lower Dead Man's Run watershed. Dead Man's Run is located at the north end of the campus and runs in a westerly direction. East Campus' two major overland drainage areas both

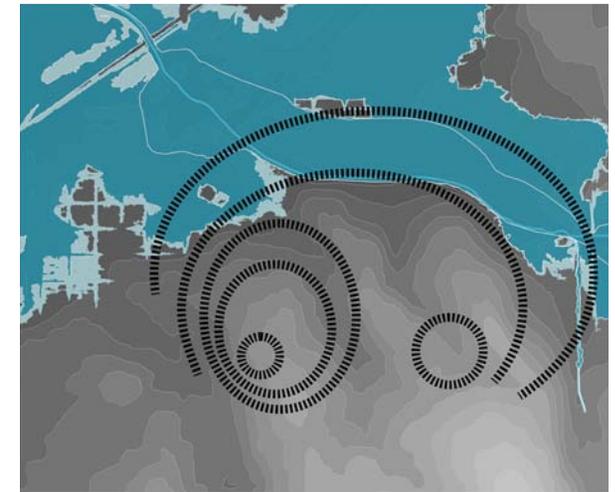
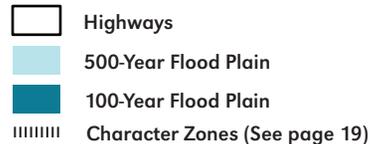
drain to Dead Man's Run. Approximately 100 acres of the campus currently fall within its 100-year floodplain and floodway. Due to the extensive development in the watershed, Dead Man's Run tends to react quickly to heavy rains. In 2005-2006, a section of Dead Man's Run at the east side of East Campus was the focus of restoration efforts. The Lower Platte South Natural Resource District (LPS NRD) and the university collaborated on a project to raise the channelized, depressed creek bed, stabilize the banks with bioengineering and other techniques, and create a series of meanders. This project has reduced erosion and run-off. Future planned projects upstream outlined in a 2007 Watershed Master Plan will decrease the floodplain on East Campus.

On East Campus, a stormwater outlet near Maxwell Arboretum is daylighted briefly as it runs through the Arboretum. Erosion is becoming a problem when water flows exceed pipe capacity at either end of the daylighted portion. Additionally, the railroad ties used in this area are degraded and in need of significant maintenance.

The university has completed, or is in the process of completing, several projects within City and East Campuses to address drainage and storm water



City Campus, flood conditions



East Campus, flood conditions



management. These include the 19th Street and Vine Parking Deck (City), and the Morrison Center Rain Garden (East). The City is also supporting dispersed small storage projects using rain gardens and other BMPs to help address issues caused by an at-capacity sewer system and other watershed issues.

UNL is conscientious in its use of water. It has a water use plan for indoor use and for irrigation. To reduce water wasted when irrigating, the university uses timers, rain shutoff valves, and high efficiency heads. About 90 percent of City Campus landscaping and 50 percent of East Campus landscaping is irrigated using an underground system. The university is aware of the need for drought-tolerant plantings (xeriscaping) and is implementing this through its plant palette.

#### Soils and Slopes

City Campus soils are well drained, moderately permeable, and highly erodible if unvegetated. Most soils on East Campus have similar characteristics to City Campus, with one exception of an additional soil type, Zook soils which are poorly drained and of slow permeability. Zook soils are located in the northwest corner of campus, along Salt Creek. Still, only a minority

of both campuses have poorly drained, slow permeable soils. On both campuses, slopes range from 0-3 percent in bottomland settings and 2-6 percent on gentle slopes. Slopes of up to 25 percent are only associated with a few landscaped areas of the campus.

#### Wind Exposure

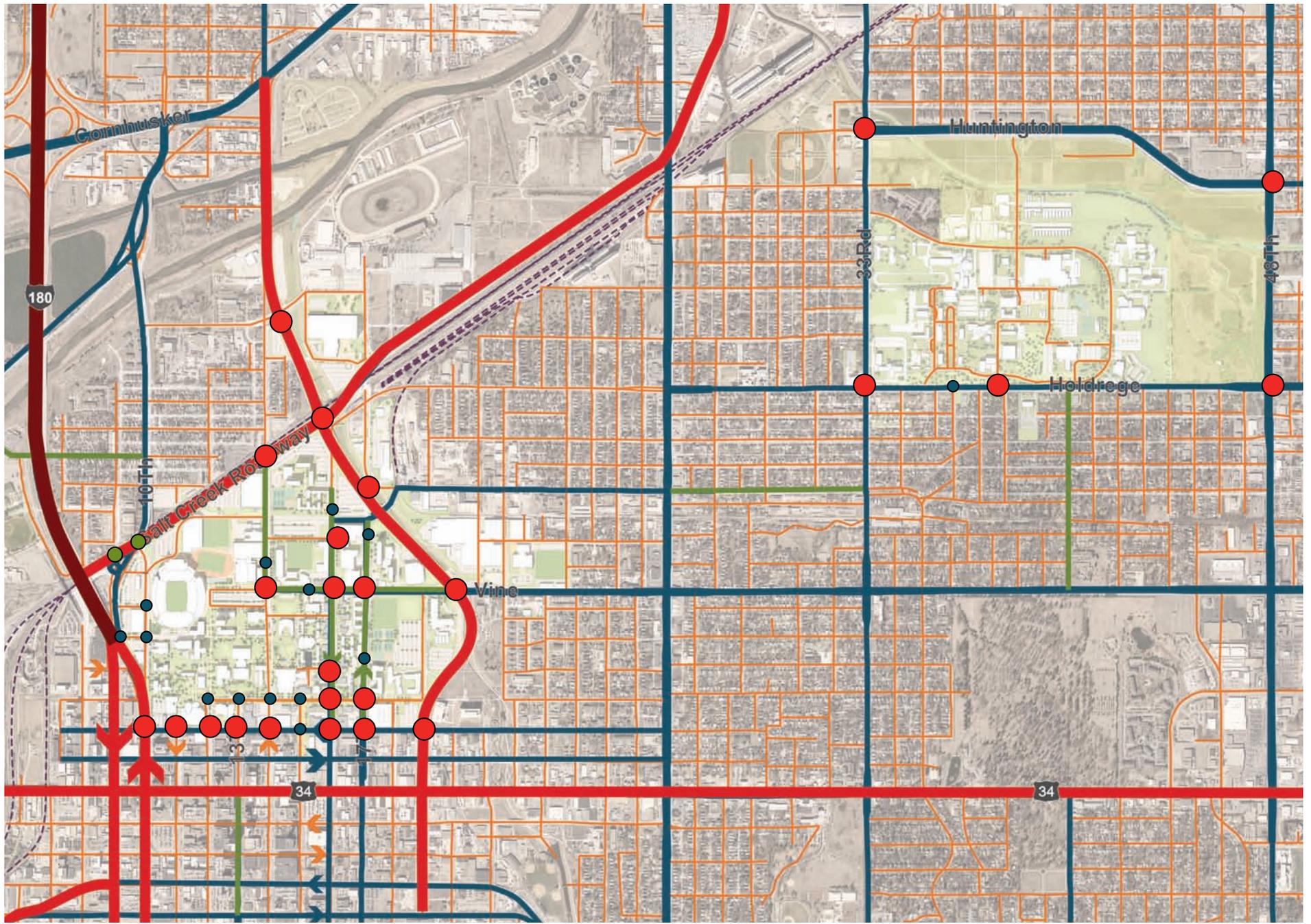
Certain air flow patterns and prevailing winds are important to human comfort and an exposure risk for plants. Campus design, from building orientation to plantings, should consider local wind patterns to help mitigate the impact and improve human comfort. Wind patterns and intensities can be highly variable and reach extremes in the continental climate of the Midwest. Annual wind data in Lincoln over the 1996-2005 period showed that southerly winds of 10-13 miles per hour were dominant, along with a strong northerly wind from December through March. Today, certain areas of campus are unprotected from harsh winds. North-facing entryways and some campus walkways are exposed to greater winds in winter, when temperatures are lowest. A shade strategy with careful tree placement relative to pedestrian routes and building facades can help minimize cold winds.

## ACCESS AND CIRCULATION

Plan Big considers campus mobility as a multi-modal system that balances all modes of transportation, including private vehicles and parking, the campus shuttle and Startran bus system, bikes, and pedestrians. A complete mobility system offers multiples choices for travel to and within campus, which helps to manage demand and congestion.

#### Vehicles

City and East Campuses are embedded within and connected by the City's street grid. In response to recommendations in recent master plans, efforts have been made to re-locate vehicles, both in large parking lots or major roads, to the exterior in order to enhance pedestrian movement and safety. Over time, campus development has included street closures and today both campuses have a less dense vehicular grid than the surrounding neighborhoods and city. The southern edge of City Campus is well integrated with the urban street grid, but city-owned one-way streets still impact vehicular circulation, leading to confusing navigation. Similarly, the I-180, Salt Creek Roadway and adjacent rail lines, on the western and northwestern edges, limit



Street hierarchy

- |                |                |               |                 |                             |
|----------------|----------------|---------------|-----------------|-----------------------------|
| Interstate     | Primary Road   | Local Streets | Traffic Signals | Pedestrian Signal/ Crossing |
| Major Arterial | Secondary Road | One-Way Road  | Roundabout      | Railroad                    |

local connectivity, both at the pedestrian and vehicular scale. For example, students who live in the North Bottoms neighborhood have limited access to campus via biking or walking; they can use a pedestrian bridge near North 10th Street that enters campus near the stadium or a trail connection under Antelope Valley Parkway near Harper Schramm Smith.

On East Campus, the primary circulation route within campus is the Loop Road, but currently this road is primarily designed for vehicles. Sidewalks are missing along portions of its length, and there are no bicycle lanes. The lack of distinction between areas for pedestrians, bicycles, and cars poses safety hazards.

#### Bicycles

Lincoln has an extensive bicycle trail network, but all areas are not yet fully accessible. Plan Big recommends improvements to bike transportation on campus that can link into and augment the city's efforts. Dedicated bicycle lanes are not always available both on and off campus. This leads to conflicts among bikers, pedestrians and drivers. Feedback from the campus community confirmed that clarifying bicycle circulation and minimizing conflicts among different modes of transportation in the campus core is a critical concern.

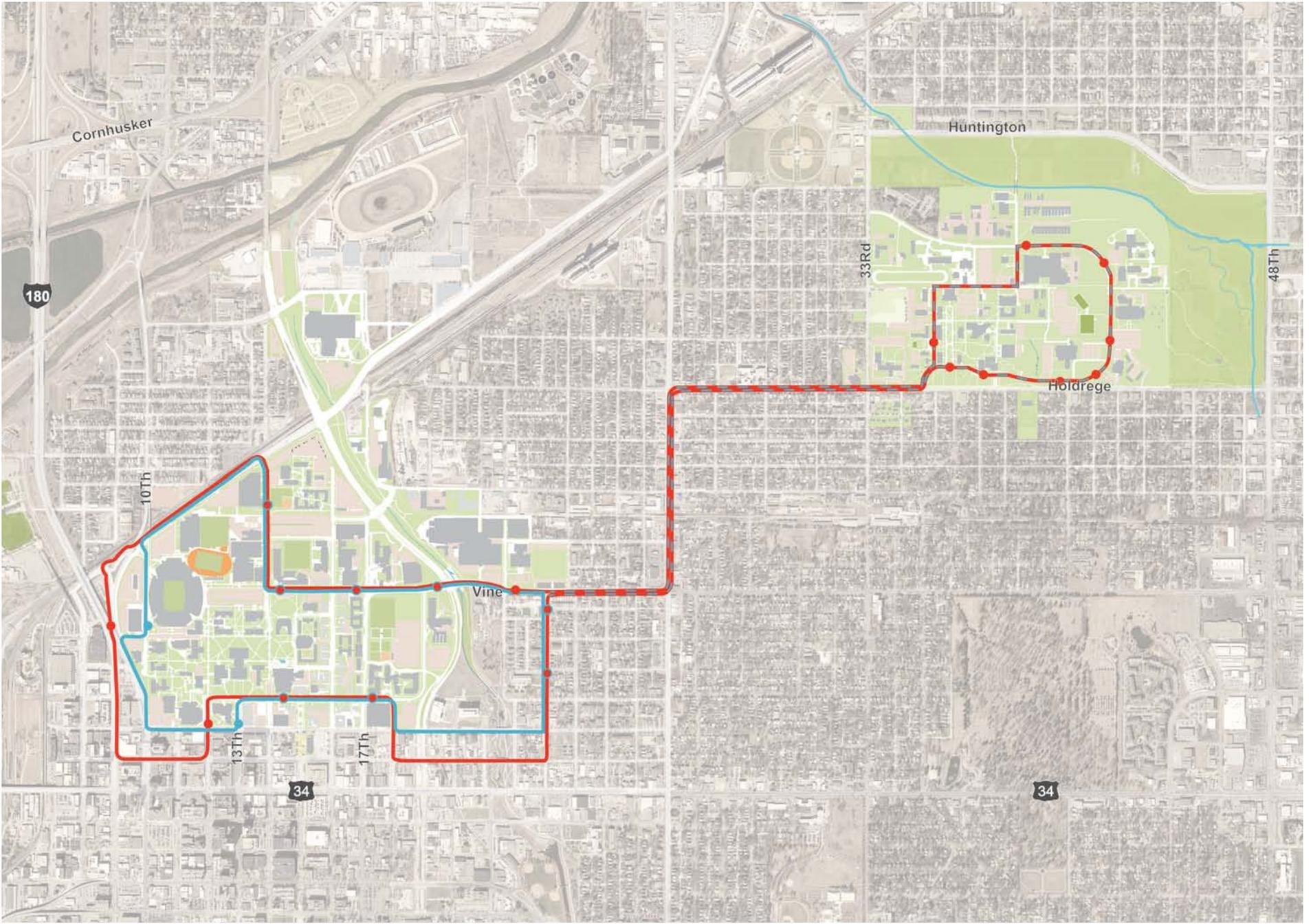
Beyond the campus edges, the City of Lincoln is also working to strengthen the citywide bike network. The Antelope Valley Parkway project introduced new multiuse trails that parallel the eastern edge of campus that are a great asset for recreation and commuting use. The road itself, however, separates campus from the trails; access from the trails to campus is only possible at a few locations. At the southern edge of campus adjacent to downtown, 11th and 14th Streets are the only connecting streets with designated bicycle lanes. The recent Downtown Lincoln Plan places an emphasis on improving multi-modal transportation. It calls for a protected on-street bike route connecting to UNL, along 14th Street, which will improve safety for those using the bike lanes and encourage additional users.

There are several bike route options linking City and East Campus, however they are not direct. The Huntington-Leighton Avenue bike trail on the north side of East Campus connects with the Dietrich bike trail that meanders to approximately 21st and Holdrege Street. One can then ride on Holdrege Street approximately two blocks to the 17th Street trail overpass that connects with the Antelope Valley trail system and with City Campus. Additionally, the city's trail plan anticipates a shared

bike/vehicle lane on Holdrege Street from 19th Street to 33rd Street.

The MoPac Trail is an off-street path that runs east-west following the former Missouri-Pacific Rail Road right-of-way through Lincoln. This trail can be accessed approximately 4 blocks south of East Campus, via city streets. The trail is on-street west of 24th Street, as Lincoln Lumber continues to use the rail road right-of-way for rail traffic. A more direct route would be possible if the rail easement could someday be acquired west of 24th Street. Formalizing sidewalk connections from the MoPac Trail to East Campus could help improve bicycle connectivity and safety between the two campuses. North 33rd Street and North 40th Street are options for these connections.

On City Campus, current policies and siting of bike racks bring bikes into core of City Campus. More than 90 different locations for bicycle parking currently exist across the campuses. While having distributed parking may improve convenience for bicyclists, it creates other challenges. Parking brings bicyclists through every part of campus, increasing congestion on sidewalks. Conflicts between pedestrians and bicyclists are common as well, especially along Vine, R, and 14th



Existing intercampus bus service

● Intercampus Bus Stops and Route 24 Holdrege (clockwise)

● Intercampus Bus Stops and Route 24 Vine (counter clockwise)

Streets. The 14th Street and Vine Street is a particularly problematic intersection today.

#### Campus Shuttle

An Intercampus bus service runs frequently between campuses when classes are in session during the academic year. Two routes provide circulator service in opposite directions around City Campus and provide intercampus service to East Campus, with each stop being serviced every 10 minutes during the day (7 am – 6 pm) and every 20 minutes in the evenings (6-9 pm). (An on-call van service is available from 9:00 pm to 11:30 pm when buses stop running for the day.) The bi-directional bus route provides greater choice and planning in trips, however users also reported that it causes frequent confusion, particularly for new users. Bus stops are located near the perimeter of City Campus with the exception of central campus stops at Henzlik Hall and Othmer Hall. On East Campus, buses circle through the Loop Road, North 38th Street, Fair Street, and North 35th Street, before looping back to City Campus via Holdredge, North 27th, and Vine or North 23rd Streets. Buses stop twice on 23rd Street in the Malone/Hawley neighborhood, the only shuttle stops off-campus. Key mobility concerns for the shuttle are to clarify usability

and ensure bus riders have protected areas to wait during inclement weather.

In addition, a Perimeter Route operates as a “walk-up / on-call” van service. Two vans are available during the day (6:30 am – 6:00 pm) and a single van is available in the evenings (6-9:15 pm). This route provides access primarily to parking lots and structures in the northern parts of City Campus and in the area to the north, including one designated stop in North Bottoms.

#### Parking

Private vehicle use is dominant at UNL, and in the region. An appropriate parking strategy for the future will be required to ensure adequate supply as well as balance development needs. Four parking structures and many surface lots provide parking on City Campus today. In total, City Campus has 12,336 parking spaces and 128 motorcycles spaces. Today, large areas of parking on City Campus are located primarily near the perimeter of campus. A notable exception to perimeter parking is the large surface lot east of the stadium. Historically, this parking lot was an iconic open space, designated as Memorial Mall by the 1920 Seymour Plan.

On East Campus, parking is accommodated in surface

lots of varying sizes scattered throughout the campus, both at the edges and in the core. East Campus has a total of 3,640 parking spaces and 89 motorcycle spaces. Estimates of current parking use are complicated by common parking practices. Adjacent neighborhoods do not have metered or permitted parking, so students frequently park off-campus on neighborhood streets rather than in on-campus lots (which require purchasing a UNL parking permit). This practice creates pressures on the neighborhoods and also makes actual parking demand on East Campus harder to estimate.

A Parking Operations and Infrastructure Review completed by Chance Management in 2012 analyzed the existing parking and future demand on both campuses. Analysis from both the operations study and this master plan suggest that the quantity will be sufficient to accommodate expected increases due to future growth as well. Rather, key issues to consider as growth occurs will be to ensure that parking is appropriately located in relationship to existing and future development, and that it is walkable to key campus destinations. The 2012 operations review found that both campuses had significant surplus capacity today, even at peak parking times. The high estimate of vehicles counted overall was

## 2012 PARKING INVENTORY - CITY

Non-Reserved	4,723
Reserved Surface	694
Reserved Garage	4,440
Perimeter	880
Metered	748
Handicap	298
Special Use	461
Service/Delivery	92
<b>TOTAL CARS</b>	<b>12,336</b>
Motorcycles	128

## 2012 PARKING INVENTORY - EAST

Non-Reserved	2,920
Reserved Surface	13
Reserved Garage	0
Perimeter	163
Metered	160
Handicap	68
Special Use	280
Service/Delivery	36
<b>TOTAL CARS</b>	<b>3,640</b>
Motorcycles	89

never more than 72% occupancy on City Campus and 63% on East Campus. On East Campus, there are some challenges understanding true parking demand, however, because many people park on neighboring streets rather than campus lots.

With a high current-day surplus, accommodating future demand can primarily be accomplished within existing lots or by identifying sites for future structures, if needed. On City Campus, future parking demand will approach filling existing capacity. Estimates for future parking need to accommodate UNL's growth goals range from an approximate 150 space deficit to a surplus of 660 spaces. If there is a deficit, this estimate is small enough to be absorbed by changes to management and operations rather than requiring the construction of new parking. Similarly on East Campus, increases in future demand will fall significantly below available supply. Surpluses of 800 to 1,000 spaces are estimated.

*For detailed information on campus utilities, please refer to Appendix A.*





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# ENGAGING THE UNL COMMUNITY

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Students learn about the master plan during a January exhibition at Architecture Hall

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## ENGAGING THE UNL COMMUNITY

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Plan Big was launched in May 2012, and major planning efforts concluded in April 2013. Board approval followed in the fall of 2013. Throughout the year-long study, community engagement was central to the process and to decision-making. The planning team used multiple levels of outreach to engage stakeholder groups and to reach the broadest audience possible. In-person methods included stakeholder interviews, advisory committees, and open houses on both City and East Campuses. Critical to the public outreach efforts were steering committee meetings, campus open houses, additional advisory committee meetings, an interactive survey, and an idea generation website. Continuing a process of engagement will help to ensure that the plan continues to be supported at all levels as it moves toward implementation

### COMMITTEE MEETINGS

Plan Big was guided by an executive committee, a Steering Committee, executive group, and a series of topical committees. These Working Committees included Land Use; Landscape; Academic & Research Issues; Circulation: Bike, Pedestrian, Parking, Transit; Utilities / Infrastructure; Stormwater; Space Planning Advisory Committee; Student Life; Security; and Sustainability. Throughout the process, additional meetings were also held with the UNL Deans and Directors, representatives of the Downtown Lincoln Association, representatives from the City of Lincoln, and members of University Communications.

There were three steering committee meetings with participation of 80% of the committee members. This committee addressed issues of a similar nature to those that were addressed by the Land Use and Landscape Committees and there was an overlap in membership. Thus, the committees were combined for two meetings to be considerate of the members' time. These two meetings had a participation of between 85 and 90%. In all, there were a total of 70 meetings to discuss and address the planning efforts.

### OPEN HOUSES

Open house events were conducted at each milestone in the master plan process: from inventory and analysis in September, 2012, to development of concept alternatives in October and November, 2012 to the final plan in January 2013. The intent was to reach a diverse cross section of the UNL community and to provide an opportunity for people to ask questions and provide feedback. A total of eight open houses were held, with four on each campus. A total of 141 attended the September open houses; 124 in October; 104 in November and 78 in January. The open houses were critical to gather the student, faculty and staff reactions and test design ideas before moving forward toward the preferred plan. There was highest support from the university community for the proposed Crossroads plan concept which helped shape the preferred plan. Additionally, residents from abutting neighborhoods were invited to an open house to learn about the planning process and provide input.

## FOCUSED WORK SESSIONS

A series of additional onsite workshops were held to help facilitate conversation and dialogue about Plan Big implementation among key staff responsible for future master plan implementation. In January, the planning team held three key workshops designed to support the development of guidelines for the future maintenance and implementation of the master plan. These workshops addressed landscape guidelines for the academic core and auxiliary spaces on campus, as well as issues related to governance and implementation structures. Ongoing workshops were held to refine architectural and landscape guidelines. The guidelines workshops brought together key individuals from the UNL landscape and building community, with both design and maintenance perspectives.

## ONLINE OUTREACH

While in-person discussion was important, the Plan Big process also included a series of online tools to reach a broader audience. A web site was created to provide information about the planning process and concepts, copies of presentations, an opportunity to provide email feedback, and links to the MyCampus and PlanBigIdeas

survey tools. The website had a tremendous response with 14,719 views between September 1, 2012 and April 15, 2013. Of those who viewed the web site, 5,068 viewed additional information and analysis. 464 people viewed the posted presentations (more than the number attending open houses), and 182 provided email feedback.

At the beginning of the analysis phase, the team launched MyCampus, an online, visual mapping survey. MyCampus asked the UNL community to describe how they use their campus on a daily basis: what modes of travel take them to campus and between classes; what spaces are campus landmarks; what spaces on campus are best suited for socializing or for quiet study; and what areas on campus are busiest to travel or have high opportunities for collisions. More than 1,500 students, faculty, and staff took the MyCampus survey and contributed their concepts of the campus for analysis. Fifty-one percent of the respondents were students, 12% faculty, 33% staff, and 4% other. The survey showed that respondents liked the campus landscape, compactness and walkability and the distinct character of each campus. Concerns included safety at campus edges and parking lots, pedestrian/bike conflicts, parking, and

the loss of open space for new buildings. Additionally, students from a transportation engineering class taught by Dr. Anuj Sharma used the data to research and recommend transportation improvements for the plan.

During the concept alternatives phase, MindMixer, an online discussion forum, was utilized to generate feedback through the website [www.PlanBigIdeas.com](http://www.PlanBigIdeas.com). This website invited users to comment on master plan concepts and offer new ideas to help improve them. There were a total of 25,553 page views of the PlanBigIdeas site, with 2,474 visitors who registered to make comments. Of those who actively participated, 82 were between the ages of 18 and 24; 76 between the ages of 25 and 44; and 82 were 45 or older. The average participant was a 38 year old male. The website and PlanBigIdeas platform remained available online through the final stages of the process for further comment toward refinement of the plan.

The findings of the online survey and community feedback helped to define the master plan principles, as well as a campus framework, which together set the stage for development of three alternative master plan concepts during the concept alternative phase of the planning process. The MindMixer website allowed the planning team to continue to have a virtual presence on campus

← → ↻ sasakistrategies.com/UNL/ ☆ 🔧

**UNL Campus**

Please drag as many icons to the map as needed & click on them to add comments More Info

**Dining**  
Where do you like to eat? (On & Off Campus)

**Socializing**  
Where do you like to spend time with friends & colleagues on campus?

**Heart of Campus**  
What do you consider the heart of campus?

**Landmarks**  
Mark the campus landmarks. Click on the icon to name each one.

**Outdoor / Recreation activities**

**Safety**

**Getting To Campus**

**Getting Around**

**General Comment**

**SUBMIT**

**Instructions** X

Please use this survey to tell us how you use City & East campus today

- To pan, click and drag on the map
- To zoom, use the mouse wheel or +/- buttons on top right
- Grab an icon, then drag it to the map. Place as many icons as you would like.
- Click any icon on the map to add a comment

The UNL MyCampus online tool garnered over 1,500 responses.

after the scheduled campus visits. Targeted questions on the website helped to solve critical points of discussion and decision in the final plan.

## PLAN BIG EXHIBITION

In January, 2013, the College of Architecture at the University of Nebraska held an exhibition titled Making of a Master Plan: Plan Big in Architecture Hall on City campus. The exhibition traced the progress, process and development of the master plan over the course of the project from June 2012-May 2013 through a series of themes. Each theme was explored with diagrams, plans and site photos generated through the master plan process summarizing the design ideas and concepts explored in the theme for the project. The overall goal for the exhibition was to explore the collective efforts that went into making the Plan Big vision and to provide a comprehensive and educational tool to the students of the university demonstrating the master planning process.



Campus open house, January 2013, at the City Campus Union

## BRANDING

Creating an identity, or “brand” for a project can be an important first step in master planning. The goals of creating a project identity are to make a connection between the project’s content and its constituents, and to create a clear, consistent message. Three elements comprise the UNL master plan brand—its graphic structure, palette, and title—each inspired by the region, the university identity, and its future aspirations. The project’s graphic structure expresses aspiration through reference to the region’s vast horizon and big sky. In practice, this meant utilizing a wide-frame format for all drawings and a series of linear, horizontal graphic elements. The project’s graphic palette derives from the Nebraska landscape and culture—rich, deep, jewel-toned hues partnered with strong, bold typography. Finally, the plan’s title reconceives the traditional master plan title in favor of the aspirational Plan Big.



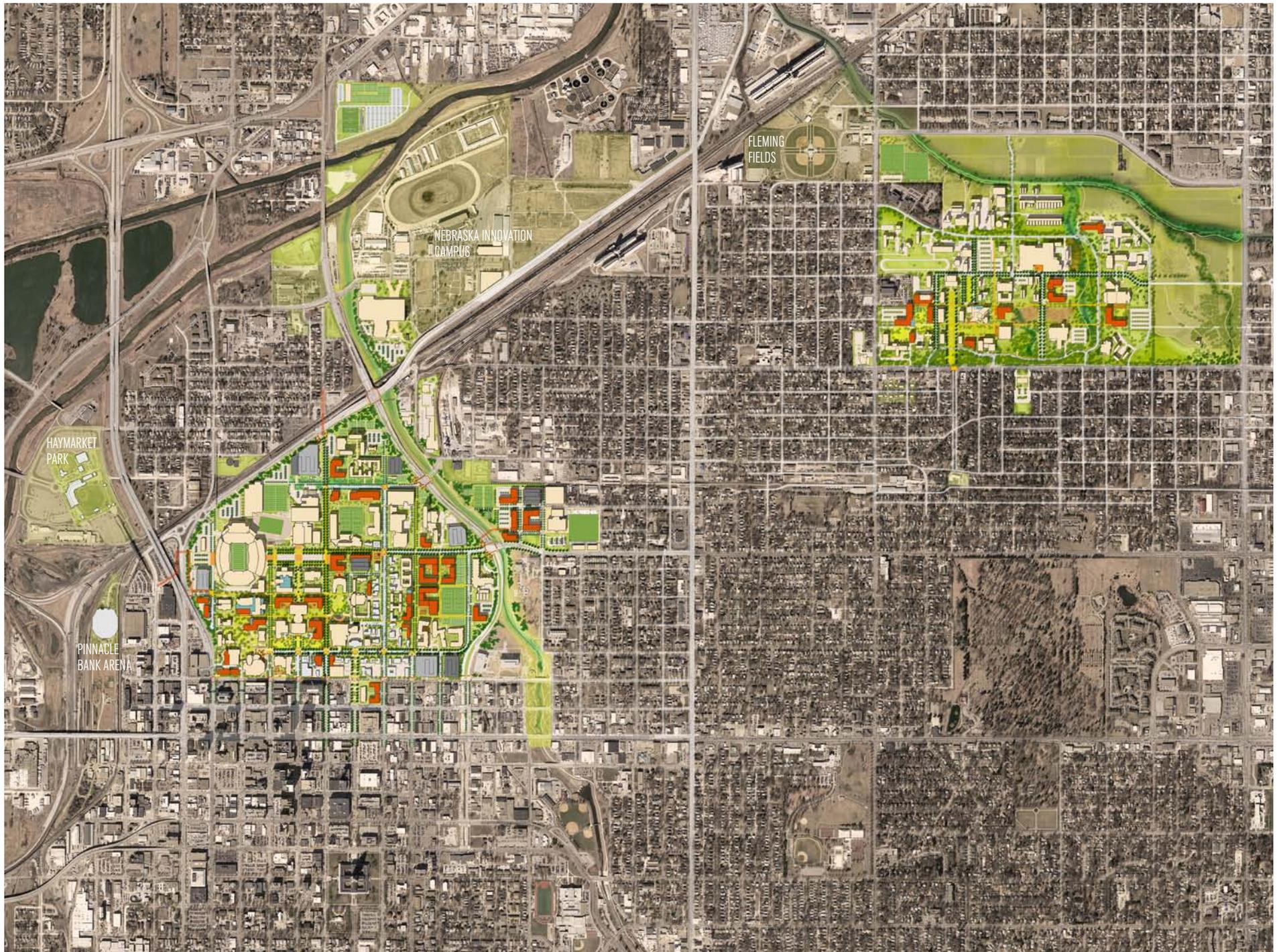
Campus open house, January 2013, at the City Campus Union



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**PLAN BIG VISION**

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Plan Big creates a vision for growth on both City and East Campuses.

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## PLAN BIG VISION

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Plan Big represents the first landscape master plan that UNL has undertaken in its history. The coordination of the master plan and landscape master plan is a unique approach that symbolizes the university's commitment to creating a strong identity for its campus that reflects its status as a nationally recognized Big Ten institution. This creates the opportunity for a holistic plan with a vision for all aspects of university activity: academics and research, residential and campus life, campus context and culture, athletics and recreation, open space and stormwater management, transportation and parking, and infrastructure. Each of these topics is overlapping and intertwined. They are embodied in physical ideas at all scales, from broad organizing concepts for the whole university, to distinct plans for each campus, to street sections and conceptual district designs for special landscapes and new buildings. Ultimately, each idea—from small to large—is grounded in UNL's mission and strategic goals.

Plan Big is a plan for both City and East Campus, the connections between them, and between the university and its surroundings. Plan Big builds on the unique character of each campus and offers recommendations to improve and enhance each, while maintaining the elements that are valued by the campus community. With its proximity to downtown, City Campus is envisioned as an urban campus that capitalizes on connections beyond its edges, has increased density within the core to provide space for new development, and creates a welcoming, vibrant landscape. East Campus's agricultural lands and open landscape represent UNL's land grant history. The plan respects these traditions, while finding ways to create more logical circulation, increase the vibrancy of outdoor spaces, and encourage more interaction across campus.

### **GROWTH OPPORTUNITIES AND PROGRAMMATIC NEEDS**

UNL's goals for growth in enrollment, tenure-track faculty, and research expenditures require renovation, and reinvention in its campuses. While growth will be transformative in a positive way for the university, it must be thoughtfully planned and balanced with existing needs. Plan Big provides a flexible framework for future development. The plan describes future campus development sites; yet, it does not prescribe building uses or land uses. Rather, the plan allows the university to make incremental decisions within the context of broader goals. Infill development sites have been located throughout all areas of campus, identifying areas for careful building expansion as well as new construction. This will allow UNL to site future buildings or expansions in locations that best enhance desired programmatic adjacencies and relationships.

The plan was developed within the context of a dynamic, evolving campus environment. During the planning period, several projects were already underway, and have been incorporated into the plan. These projects range in scale from building expansions, such as the expansion to the Morrison Center on East Campus, to comprehensive visions for a new Innovation Campus north of City Campus. Other current development projects on City Campus include the Outdoor Adventure Center, a new College of Business Administration, and a mixed use parking garage. Cather Hall, Pound Hall, Benton Hall, Fairfield Hall and University Terrace have been considered for future demolition. On East Campus, additional projects that are in development include the East Campus Recreation Center, a study of housing demand, and a new Veterinary Diagnostic Facility.

In addition to these individual projects, Plan Big was developed within the context of several larger growth opportunities. UNL has recently renovated the Whittier Building, east of Antelope Valley Parkway, for research office and lab facilities. In this same area, they have acquired the former Cushman/Textron industrial building, a large single story complex with immense redevelopment potential. Plan Big seeks to integrate these new sites into a coherent

“Whittier Campus” that is well connected to City Campus. Additionally, the master plan considers connections to the future Innovation Campus, immediately north of City Campus along the Antelope Valley corridor.

On both City and East Campuses, the master plan has identified ample room to accommodate future needs for new buildings and expansions, with a development potential of between 2.8 million and 3.6 million gross square feet (with buildings ranging from four to five stories) on City Campus and between 800,000 and 1 million gross square feet (with buildings ranging from three to four stories) on East Campus. The flexible framework and ample development potential allow for a range of outcomes to unfold over time, in support of the master plan goals as well as in coordination with specific program needs.

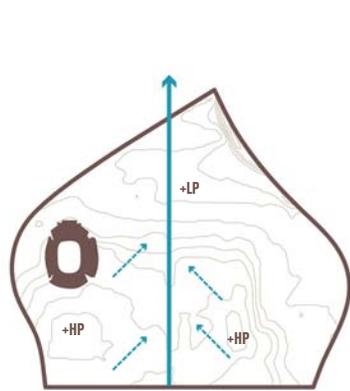
#### Gross Square Footage at Recorded Building Height

	3	4	5
City Campus		2,800,000	3,600,000
East Campus	800,000	1,000,000	

Through the planning process, a diverse set of program needs were identified, both to meet existing demands and plan for the future. Potential land use and building needs were described to include student life needs such as recreation fields and courts, a student services center, student health center, and space for on-campus housing and Greek housing growth; needs for land-based research, and expansions for the life sciences, nursing, engineering, social sciences, education, and arts and cultural programs.

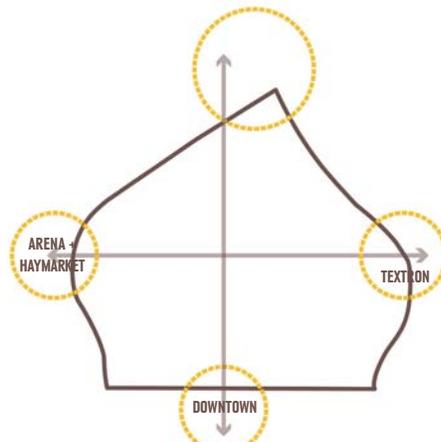
The fundamental principle for growth on each campus is to concentrate activity in the core. Concentrating development helps to enable interaction and interdisciplinary collaboration, allow efficient infrastructure investments, and protect land for open space activities. The master plan sensitively locates several new building sites, expansions, and renovations within City Campus’ historic academic core through redevelopment and infill. The development sites have been carefully selected and designed to reinforce and strengthen the existing pedestrian structure by framing and right-sizing landscape spaces and aligning buildings to reinforce the landscape structure of campus. The existing pattern of development on East Campus isolates buildings and does not encourage interaction. Future development

## CROSSROADS CONCEPT KEY IDEAS



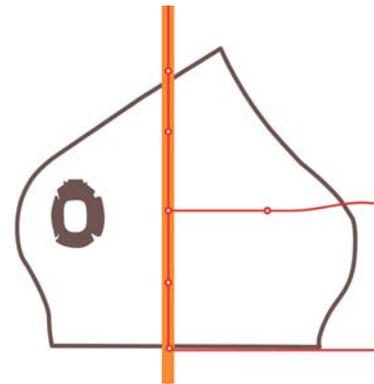
Topography + Drainage

Utilize natural drainage pattern  
Capture and convey stormwater



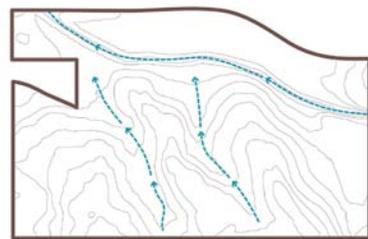
Context

Connect to program outside  
campus boundary  
Strengthen connection to  
downtown



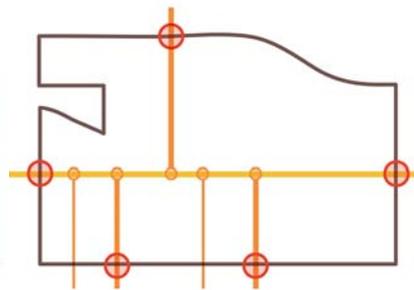
Mobility

Expand Downtown's 14th Street  
multi-modal corridor through  
campus as limited access shuttle  
route



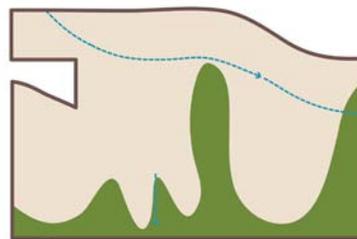
Environment

Remove Loop Road from Drainage  
Corridors



Crossroads

Create a strong, continuous east-  
west roadway, punctuated by north-  
south connectors and concluding  
landmarks



Open Space

Restore water landscapes

sites on East Campus have been sited to create clusters of buildings with appropriate relationships among them with the intent of encouraging collaboration. With this strategy, East Campus' agricultural research lands, which are critical to land-based research and to UNL's land-grant history, remain protected from encroaching development. The research lands also should not be developed as they are in the floodway.

## CONCEPT DEVELOPMENT PROCESS

Development of the Plan Big vision began in October 2012 with the exploration of three alternative plan concepts: the Crossroads scheme, Precincts scheme, and Mall scheme. Each concept explored different solutions for campus landscape identity, transportation efficiency, and accommodating growth in different ways. Stakeholder engagement and campus outreach helped to direct the three concepts toward refinement and integration in a single plan.

The Crossroads scheme was built on the concept of creating strong, identity spines on each campus that help to shape development patterns, organize transportation, and support stormwater management. On City Campus, 14th Street was envisioned as a north-south

# PRELIMINARY MASTER PLAN CONCEPTS

## CITY CROSSROADS



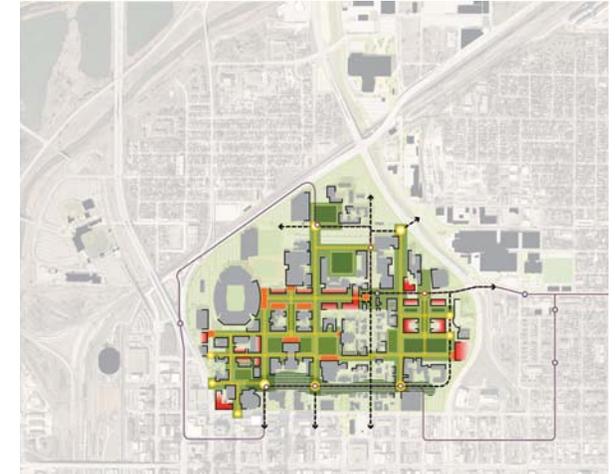
-  Shuttle Stop
-  Gateway Entry
-  Connection Zones
-  Ped Malls
-  N-S Crossroad
-  E-W Crossroad
-  OpenSpaceExpansion
-  Building Expansion

## CITY PRECINCTS



-  Shuttle Stop
-  Gateway Entry
-  GreenCampusBoundary
-  Landscape Open Space
-  Recreation Open Space
-  Building Expansion

## CITY MALLS



-  Gateway Entry
-  Green Campus Boundary
-  N-S Crossroad
-  E-W Crossroad
-  Open Space Expansion
-  Building Expansion

### EAST CROSSROADS



-  Shuttle Stop
-  Gateway Entry
-  Green Campus Boundary
-  N-S Crossroad
-  E-W Crossroad
-  OpenSpaceExpansion
-  Building Expansion

### EAST PRECINCTS



-  Shuttle Stop
-  Gateway Entry
-  Green Campus Boundary
-  N-S Crossroad
-  E-W Crossroad
-  OpenSpaceExpansion
-  Building Expansion

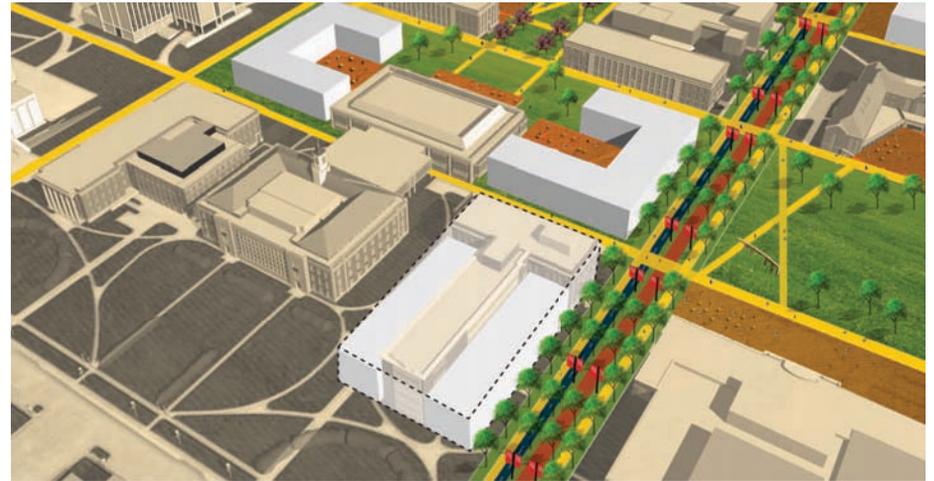
### EAST MALLS



-  Gateway Entry
-  Green Campus Boundary
-  N-S Crossroad
-  E-W Crossroad
-  OpenSpaceExpansion
-  Building Expansion

spine, strengthening the connection between campus and Downtown Lincoln via a multi-modal corridor. Vine Street gained equal prominence as the east-west movement spine which would connect the iconic stadium at the west to a major new campus development district across Antelope Valley Parkway at the current Textron/Cushman building. On East Campus, the concept focused on rationalizing the campus' road system and creating a better connected system, specifically by reintroducing the grid as a street system internal to the Loop Road. The Crossroads scheme built on the former Fair Street right of way, portions of which are developed as a road through the center of campus today. In this scheme, Fair Street would be redeveloped as a continuous east-west "Main Street" for the campus, along which future development would be concentrated. Further, a new east entryway would be added to the campus at 48th Street, providing a much needed connection to the east.

In the second concept, the Precincts scheme, the goal was to create strong campus zones with a mix of land uses organized around a central open space of varied scales. This concept built on the existing character and land use zones on each campus today and strengthened them to create compact, walkable districts. For example, on City



An idea for City Campus from the concept development phase.



During the concepts development phase, different ideas for landscape, development sites, and uses were tested on key sites such as Donaldson Garden and Cather Garden.

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Campus, a new growth district was conceived east of 17th Street. This district was planned to reinforce development of the Knoll Residence Hall and adjacent halls under construction and ensure that a mixed use, vibrant district would form around it. Programs can seem isolated in the East Campus landscape due to the low density development. The Precincts scheme located future development sites in programmatic clusters to create opportunities for interdisciplinary collaboration. New buildings were sited to create strong indoor and outdoor relationships with existing buildings in an effort to create opportunities for collaboration and interaction among them.

On both City and East Campus today, the campus malls are the pedestrian mobility framework of campus. The third alternative, the Malls scheme, builds on this framework and seeks to strengthen it, using the malls to connect disparate areas of campus. This scheme envisions campus malls on City and East Campuses as the major north-south and east-west pedestrian spines that organize circulation and create a “human scale” in the core. To this end, 17th Street would be closed to vehicular traffic, creating a new campus mall on the eastern end of City Campus. On both campuses, discontinuous east-west malls would be connected to link across the campuses.

For example, on City Campus new links to the S and T Street Malls would be constructed, while on East Campus the East Campus Mall would be extended east to reach the Law School. Future building development would be related to the campus malls, with building entrances, plazas, and massing that engage the campus malls.

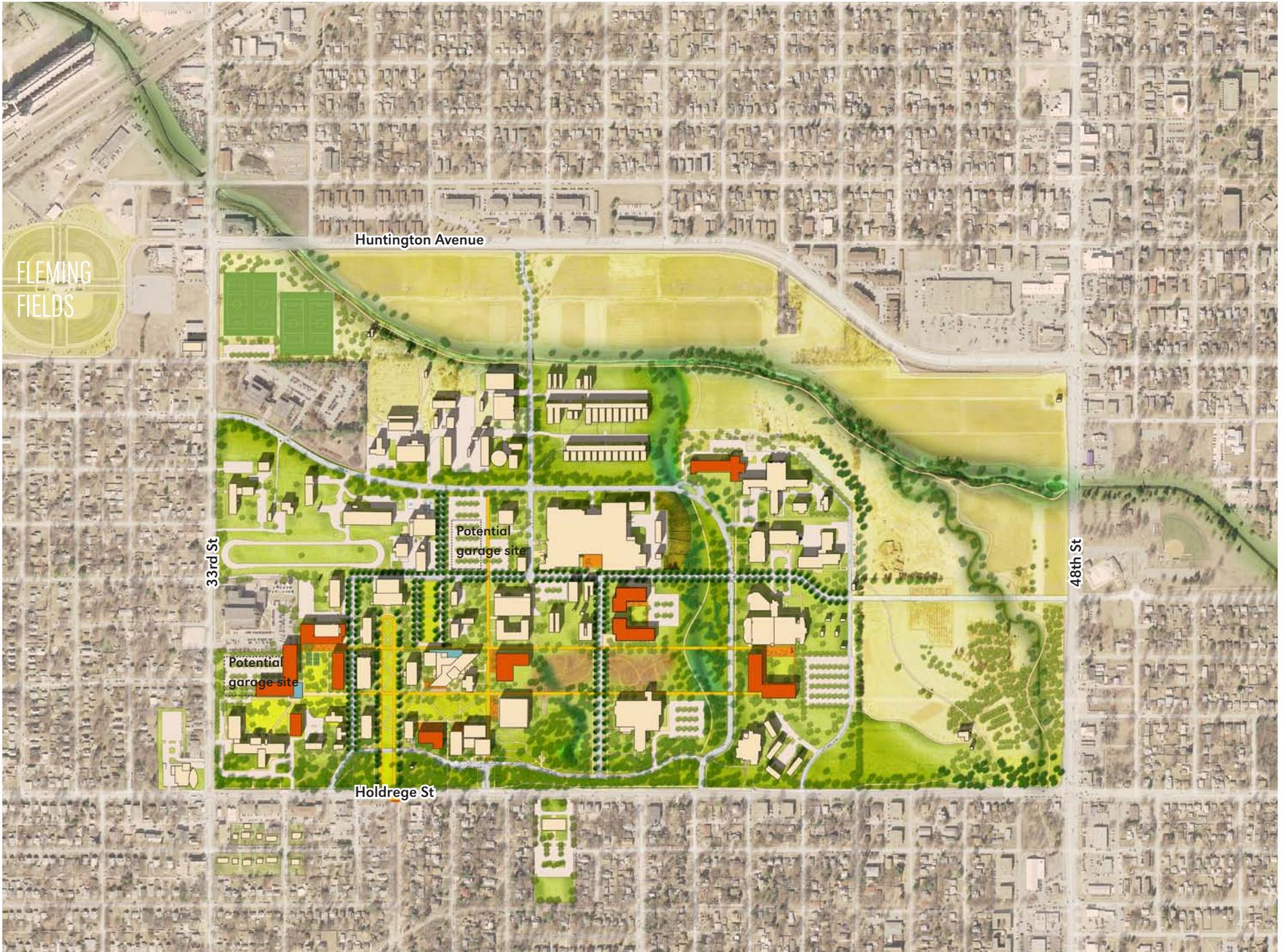
Conversations around these three alternatives helped to shape the elements contained in the final Plan Big master plan. The Steering Committee and campus community selected the strongest elements from each, which were synthesized and refined into the final Plan Big plan. Key issues of debate included mobility concepts for the 14th Street Mall, the vision for Love Library, future design of Cather and Donaldson Gardens, bike accommodation within and between each campus, and the circulation system of East Campus.

## **PREFERRED PLAN**

Ultimately, Plan Big presents a holistic, systems-based approach to a new, more sustainable era—taking a step back from the specific concerns of today to create a greater, bigger view of the university’s future potentials. Specifically, Plan Big improves the quality of landscape systems and spaces, increases connectivity on each campus and to the surrounding context, and strengthens the potential for innovation and collaboration in the learning environment. These three main ideas, respectively, are explored in detail in subsequent chapters: (1) Big and Green, (2) Big, But Well Connected, and (3) Thinking Big.



The illustrative master plan for City Campus.



The illustrative master plan for East Campus



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**BIG AND GREEN**

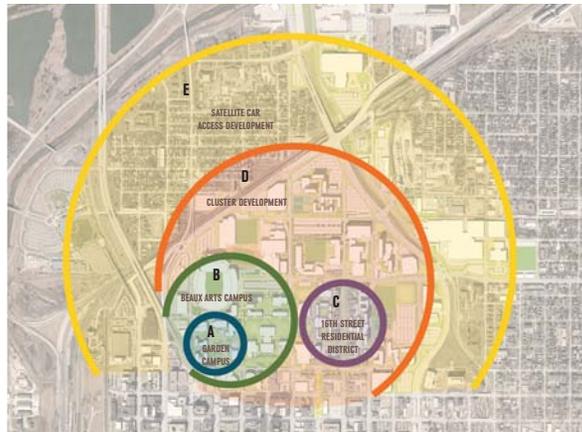
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In the future, Love Library and its surrounding gardens can be enlivened through a better connection between indoor and outdoor spaces, new programming, and the potential for two new infill development sites.

# BIG AND GREEN

UNL's landscape forms the framework within which future development will occur and is responsible for creating a UNL identity that inspires pride and sense of place. Plan Big's landscape strategies are inspired by the campus character zones that were observed from existing conditions and historic patterns. The plan for both campuses expands each campus' vibrant, walkable academic core by enhancing the well-scaled pedestrian realm, extending campus malls and relocating interior roads and parking. Additionally, each plan seeks to provide a stronger, more human-scale experience at the campus' periphery.

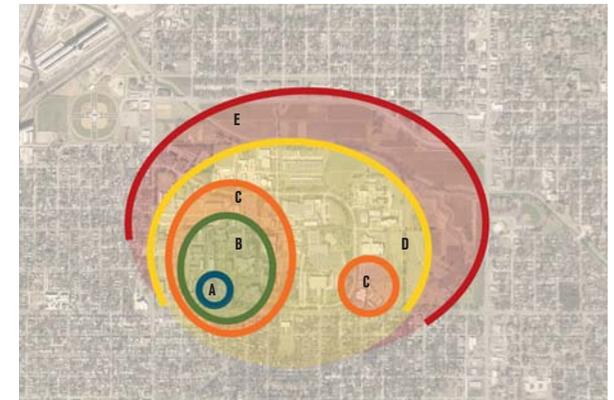


City Campus existing conditions with character zone

- |  |  |
|--|--|
| <span style="color: blue;">■</span> A: Historic Core / Garden Campus | <span style="color: orange;">■</span> D: Cluster Development   |
| <span style="color: green;">■</span> B: Beaux Arts Campus            | <span style="color: yellow;">■</span> E: Satellite Development |
| <span style="color: purple;">■</span> C: Residential District        |  |

City Campus character zones and key goals:

1. Identify the Historic Core and Beaux Arts Campuses
2. Expand the walkable, vibrant academic areas to include Vine Street and 14th Street.
3. Strengthen connections to the outer edges of campus, making a more human scaled, well-developed campus periphery.
4. Improve programmatic and physical connections to the surrounding context



East Campus existing conditions with character zone

- |  |  |
|--|--|
| <span style="color: blue;">■</span> A: Historic Core / Garden Campus | <span style="color: yellow;">■</span> D: Loop Road Development |
| <span style="color: green;">■</span> B: Beaux Arts Campus            | <span style="color: red;">■</span> E: Fields / Plots           |
| <span style="color: orange;">■</span> C: Post War Expansion          |  |

East Campus character zones and key goals:

1. Connect the Historic Core to the Campus Life Quadrangle
2. Create collaborative program clusters (Hardin Hall, Professional Schools District and a series of flexible growth zones)
3. Preserve the agricultural lands on East Campus and clarify connections to the surrounding neighborhoods and back to City Campus through clear gateways and campus entrances.

## CAMPUS LANDSCAPE SYSTEM

The landscape system is a critically important element of UNL's campus; the quality and hierarchy of outdoor spaces are important contributors to campus identity, collaboration, and socialization. A great campus landscape must be carefully designed and composed of many different elements, including both plants and furnishings, or even art. Campus landscapes should be considered as holistic compositions of hardscape, plant materials, and site elements, such as walls, lighting, and furnishings aimed at creating unified outdoor environments for the greater benefit of the campus community. At UNL these outdoor spaces include mobility types such as campus malls, streets, shared service drives, and paths. They also include landscape gathering places and functional areas such as quadrangles, gardens, plazas, and parking lots. In order to create a strong framework and transform campus connectivity, UNL must commit to investing in and enhancing the design and maintenance of three critical elements: the university's civic realm, places for people, and sustainable strategies. Detailed recommendations for implementing projects that enhance the landscape system and achieve the goals of Plan Big can be found in the landscape design guidelines.



City Campus composite landscape framework



East Campus composite landscape framework

The master plan includes several important projects to accomplish this:

### **Invest in the Civic Realm**

People and programs make a university great, but that success is difficult to achieve without the support of the spaces which spark immediate impressions of the quality and desirableness of the university, shape daily experiences, create memories and connect the campus community. The civic realm must be thought of as an integrated system—what happens in the spaces outside the buildings affects the programs within them, and vice versa. UNL must commit to improving and transforming its civic infrastructure, to creating memorable, symbolic open spaces, and to clarifying streets, paths, and mobility systems. Key opportunities include Memorial Mall, the 14th Street Mall, and a new East Campus Quadrangle located north of the Union.

### 14th Street Mall

On both City and East campus, the malls form the main spines of the campus structure, providing views, circulation, and places for small gatherings. 14th Street, a key campus & social life corridor on campus, embodies the aspirations for mall circulation on campus. 14th Street on City Campus is a primary circulation corridor, connecting important student uses such as the Union, the future College of Business Administration, Memorial Mall, campus recreation and student housing. 14th Street also makes important external connections south to Downtown Lincoln. The 14th Street Mall is imagined to be a multi-modal corridor, with dedicated space for pedestrians, bikes, and the potential for a future shuttle lane moving quickly and efficiently north-south. The 14th Street transportation zones are bookended by gracious planting zones for large civic canopy street trees evenly spaced (45 feet apart), a proposed future shuttle lane (12 feet), two bike lanes (8 feet each), a generous pedestrian path (12 feet), and a gathering zone with structured seating elements (8 feet).

### Memorial Mall

All of UNL's Big Ten peers share a common landscape type: each has a significant, symbolic green space that is



14th Street mall improvements will provide clear corridors for pedestrian and bike movement through City Campus, as well as plan for the long-term possibility of accommodating a shuttle lane.

**“The physical environment of the campus impacts our attractiveness to students as well as influences our own satisfaction as a work place ... With all our artistic pretensions, our scientific accomplishments, our increased understanding of the human condition, we owe our existence to six inches of top soil and the fact that it rains.”**

– State of the University, Chancellor Perlman



Memorial Mall today

a memorable, iconic part of the campus structure such as the Oval at Ohio State or the Diag at the University of Michigan. While that type of space is present at UNL today, it is not yet memorable or well-defined. The university has the opportunity to make improvements to Memorial Mall’s edges, adjacent to the stadium and the future College of Business Administration, and the link to Enright Garden. Memorial Mall is terminated by the newly expanded Memorial Stadium at the western end. The future state-of-the-art College of Business Administration building will establish the eastern terminus. Today, Memorial Mall is a campus parking lot of approximately 250 spaces and a construction staging area for the skybox, seating and research addition to the stadium. Plan Big suggests improvements to the quality of the space, such as small plazas and edge plantings, while maintaining vehicular service and parking within it. This allows continued vehicular access to the surrounding buildings to continue for daily service and for special events.

Ultimately in the long term, the University can consider re-designing Memorial Mall to serve as City Campus’ iconic green space. In this long term concept, Memorial Mall is envisioned as a flexible and versatile space that can

be programmed to accommodate game day parking and festivities, large gatherings, student fairs, and other such events. The design creates a clear view shed through the center of the mall connecting the Stadium to the proposed new CBA building with rows of trees along the perimeter of the space. Memorial Mall should be designed to incorporate structurally enhanced soils within the mall’s soil profile in order to accommodate heavy pedestrian traffic and vehicular parking on the open green space when needed.

#### Historic East Campus Mall

As a formal central green flanked by key administrative buildings, the historic East Campus Mall is an important gateway on East Campus. Plan Big proposes extending the mall as a more gracious pedestrian connection south of the Loop Road to Holdrege Street. This extension will strengthen the significance of the mall on campus, enhance its usability, and create a connection to a new mixed use development along the south side of Holdrege Street. Plan Big also proposes adjusting the secondary paths that cut through the mall to better reflect how people move through campus, to clarify the vehicular circulation pattern around the perimeter of the mall, and to improve the visual impression of this key campus gateway.



On East Campus, the East Campus Commons (south of the Student Union) is re-designed to better connect to the surrounding uses, including the C. Y. Thompson Library and Filley Hall. Outdoor terraces and improved entrances will help activate this underutilized space.

#### *Additional Campus Malls*

In addition to major civic spaces on both City and East Campuses, it is important to remember and reinforce the significance of the campus malls. Plan Big celebrates and strengthens the role and use of malls on campus. Each mall will serve multiple purposes of moving pedestrian and bicycle traffic and providing service/emergency vehicle access. The campus landscape guidelines contain additional details on specific design recommendations and maintenance strategies.

#### **Create Places for People**

UNL has an abundance of open spaces on its campuses today; however, Plan Big seeks to transform these spaces into more usable, welcoming places for people to study and socialize. These outdoor spaces must be carefully designed to provide a comfortable microclimate amidst the hot Nebraska summers and cold, windy winters. Active edges, internal programming, and a variety of seating and furnishings are also recommended to allow flexible use of these spaces. Across both campuses, the master plan identifies multiple opportunities to create better “places for people,” with a focus on Cather and Donaldson Gardens, residence hall courtyards, the future East



A possible new dining courtyard to be created at 17th Street and S Street malls. Vine Street buildings frame the interior courtyards.

Union Quadrangle, East Campus South Meadows and the East Campus Activities Building plaza.

#### *Courtyards and Plazas*

Courtyards and plazas offer opportunities for small scale gathering and collaboration on campus. They should be designed and furnished to support informal programming, recreational amenities and studying. Plan Big celebrates the smaller scale people-focused spaces on campus by suggesting improvements to existing courtyards and plazas, and proposing new spaces that are integrated with future development on City and East Campuses.

#### *17th Street District Courtyards*

The 17th Street District is one of the prime development areas on City Campus. When the 18th-19th and R Street residence halls and the private “Wrap” mixed use/residential development are completed and occupied, the distribution of residence halls will shift from a 17th Street centric to an R Street centric location on this corner of City Campus. This new development should be supported with well-designed outdoor spaces that provide social spaces and links to the rest of campus. A proposed dining hall/ recreation facility will replace the

Cather-Pound dining hall. It should be designed so that the 17th Street entrance connects to an outdoor dining plaza with a series of seating options, special paving, and lighting. Further, future buildings in this district should be designed to create internal courtyards and to enhance pedestrian circulation to the core of campus to the west.

#### Love Library Learning Commons

Located at the center of City Campus, Love Library presents a prime opportunity to rethink the relationship between activity inside of the building and design of the landscapes surrounding it which will create new opportunities for learning and collaboration. Today, Love Library North is flanked by Cather and Donaldson Gardens which are passive open spaces. The gardens provide quiet spaces for study, but are frequently empty and underutilized. Plan Big envisions renovating the ground level of Love Library North to be an open and transparent space to support learning and collaboration. This space will spill out onto and activate redesigned garden spaces. The gardens themselves will be redesigned with differentiated plaza spaces including tables and chairs that allow group study or small gatherings. In the long-term, two future building sites at the northern end of the gardens have been identified. Although they are



Love Library, today

planned for a later phase, well-designed new buildings on these sites will help to frame the gardens and reduce their scale to make them more intimate, usable spaces for gathering.

#### East Union Quadrangle (North of the Union)

An important goal of the master plan is to quickly and comfortably connect students, faculty, and staff between City and East Campuses and to establish a shared

sense of place. Plan Big envisions a new East Union Quadrangle north of the East Union to provide a visible entrance to the union, a gathering space, and a future transit hub. The open space will create a foreground for the East Union in an open, flexible green space. A future transit hub could bring the campus shuttle directly to the northern entrance of the Union. The vision is to enhance the sense of place and continuity, as well as to link transit to the arrival and departure portals at the Union on



Future Love Library, in winter.

each campus. In the future, the East Union façade can be renovated to create a more open, transparent façade that functions as a light box that welcomes people to the Union and portrays a very visible, safe setting. These improvements will increase visibility of the Union and enhance the ability for visitors to locate the Union..

#### *East Campus Activities Center*

The East Campus Activities Building is located at the terminus of the Center Street mall, the main east-west mall on East Campus. The university is currently undertaking a sensitive renovation of this historic building. Coupling the current recreation center renovations with the aspirations of Plan Big, the plan recommends redevelopment of the area south of the Activities Building to better embrace the Center Street Mall. The open spaces should include a new courtyard, an outdoor recreation space, and should relocate the parking lot away from the terminus of the mall.

#### *South Meadows (South of the Union)*

Despite the presence of a series of community life hubs on East Campus—the Student Union, the Dairy Store and C.Y. Thompson Library—the center of East Campus today lacks an iconic central, outdoor space. A lovely, but underutilized low-lying area between these uses,



The entrance to the East Campus Student Union, today.



Plan Big imagines that the East Campus Student Union can become a central beacon on East Campus, foregrounded by a new landscape and activated by a well lit, renovated entrance.

sometimes referred to as South Meadows, is reimagined as a new, vibrant East Campus commons. Currently the open space is surrounded by a heavily planted perimeter, which closes off the adjacent buildings from the open space. Plan Big's concept strengthens the connections between surrounding buildings and the redesigned iconic space. Central to the plan is creation of better connections between the East Campus Union, the C.Y. Thompson Library, and the South Meadows space. Dining in the East Union can extend into the open space through a series of outdoor terraces. Similarly, a collaborative-learning plaza that extends the learning environment from C. Y. Thompson Library and the north side of the Food Industry- Filley Hall to South Meadows will create better connections and will enhance campus life. The plan minimizes service roads at the edges of the South Meadows and emphasizes pedestrian connections.

### Work Toward a Sustainable Future

UNL's campus landscape has many roles to fill. It must provide space for gatherings, studying, and large functions, and it must be designed in a way that is expressive of the UNL identity and culture. At the same time, the landscape plays an important role in stormwater management and environmental sustainability.

Stormwater management is an important consideration for UNL's future due to existing and potential stormwater regulations, the semi-arid climate with limited rainwater, and the need to promote a healthy landscape.

Given the distinct landscape identities of City and East Campus, Plan Big imagines that each campus has the opportunity to reflect the best practices for stormwater management. City Campus amplifies and reflects best practices for integration of stormwater into an urban setting, while East Campus capitalizes on its lower-density development and finds opportunities for restoration strategies. If carefully designed and integrated to building projects, stormwater strategies can be aesthetically pleasing features that contribute to both the environmental and design benefits of the landscape.

#### City Campus Drainage

Remarkably, the hydrology of City Campus still follows the topographic features of the pre-development landscape, with 14th Street as a north-south valley between two ridge lines along 12th and 16th Street, all leading to the low-point of Antelope Valley. Plan Big advocates for the integration of stormwater strategies within this cross-section, including minimizing run-off along

ridgelines by reducing impervious surfaces (at the historic core of campus and along the 16th street residential district), capturing and conveying stormwater along campus valleys (along 14th and X Streets), and increasing porous and flood-resilient landscapes in low-lying areas (near Harper-Shramm-Smith and the Whittier Campus).

#### East Campus Drainage

Dead Man's Run is a prominent natural feature on East Campus, running west to east and dividing the major agricultural research fields from the core of the developed campus. East Campus drains north to Dead Man's Run via two major drainage ways that drain the urbanized neighborhoods south of campus. Plan Big envisions that the area near the eastern end of the Loop



City Campus edges, near Harper Shramm Smith, today



In low-lying edge areas, Plan Big recommends strategies to increase porous surfaces and introduce more shade for human comfort and to buffer from adjacent infrastructure.

Road and to the west of the College of Law is better celebrated as a naturalized drainage channel that is integrated with, rather than an invisible part of, the landscape. Restoration of this low ground on campus will allow for successful storage and treatment of stormwater runoff so that it can be slowly released and cleaned on its way to Dead Man's Run. Further, the new restored landscape can be designed as a beautiful and functional part of the campus landscape that symbolizes the East Campus academic mission and research while physically allowing for connective trails from the core of campus to its research fields, as well as outdoor educational opportunities.

#### Stormwater Management Strategies

An overarching stormwater strategy is to reduce runoff from upstream, preventing it from moving downstream and worsening the runoff problems there. Strategies and best management practices that reduce runoff and pollution leaving the campuses should be tailored by location and landscape characteristics of each campus area.

1. Areas of low impervious cover. These areas include the high ground in the southwest corner of City Campus as well as most of East Campus. Here, the

recommended strategy is to break up any existing zones of continuous impervious cover. Participating in new building projects, rooftop downspouts can be planned to disconnect from storm sewers so that rooftop runoff is diverted to turf, planting beds, raingardens, and infiltration bioswales. Additionally, stormwater runoff from paved areas should be redirected into planting zones to avoid going directly into storm inlets and sewers. These practices alone could reduce the runoff that enters sewers by half.

2. Areas of transition. These types of areas exist only on City Campus. They blend low impervious cover and high impervious cover. A mix of techniques is needed to address stormwater under these circumstances. Large areas of impervious cover should be greened, and means to store stormwater should also be explored, through increased landscape or infrastructure solutions.

3. Areas of high impervious cover. These areas represent the low ground on City Campus, encircling campus from the northwest to the southeast. They also include a small area in the center of East Campus that occasionally floods.

Storage and treatment of stormwater runoff will be the most successful strategy in these zones. Currently, too much runoff leaves rooftops and pavement areas to successfully manage the runoff and pollution as it flows through. Instead, water should be stored on flat rooftops - through green or blue roofs - or in low places for slow release and treatment later. On City Campus the soils in these areas have the fastest infiltration rates on campus; infiltration practices can be successful here .

4. Natural lands. Natural lands only exist on East Campus, in the area encircling the campus from northwest to southeast. No actions need to be taken here; the land is infiltrating and mostly cleaning runoff before it reaches Dead Man's Run.



East Campus storm channel, today



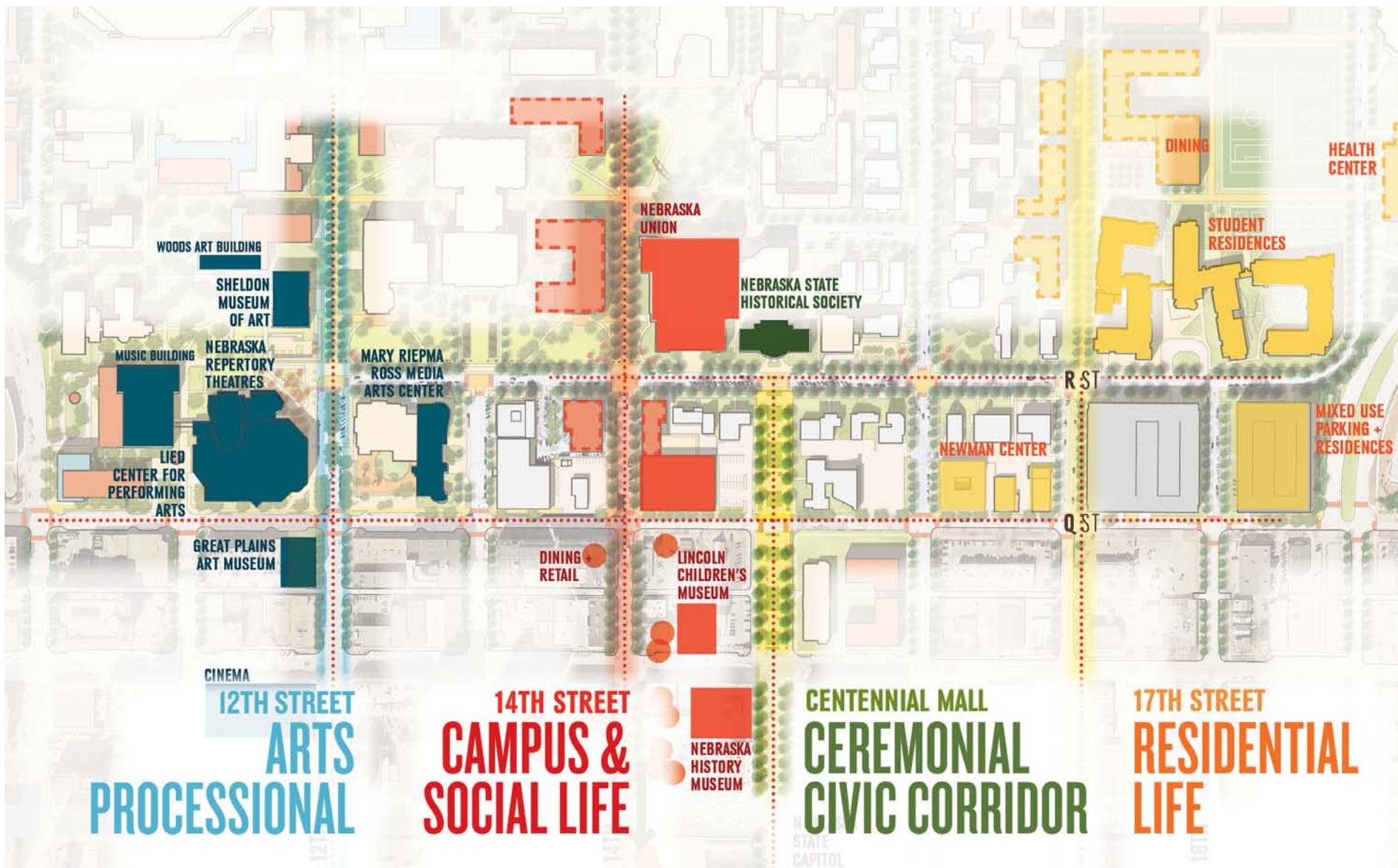
The storm channel near the East Campus Loop Road will be restored to a naturalized drainage channel.



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**BIG, BUT WELL-CONNECTED**

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Forming the southern edge of City Campus, the “zipper zone” is a mixed use area with distinct programmatic identities that form along the north-south corridors. Future development in this zone will help reinforce the vibrant area.

## BIG, BUT WELL-CONNECTED

A well connected UNL campus includes two approaches: 1) programmatic connections that maximize UNL's relationship to its surroundings; and 2) successful mobility planning that allows people to efficiently travel to and within the campuses.

### STRENGTHENING PROGRAMMATIC CONNECTIONS

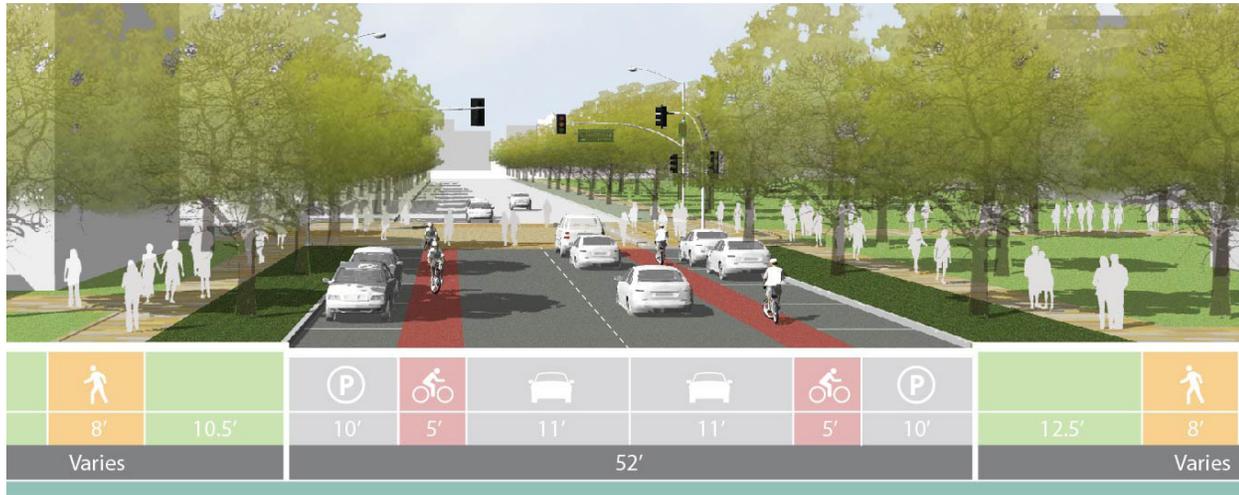
City and East Campus are sited within different locations in Lincoln, and have different neighboring relationships to consider. On City Campus, Plan Big focuses on strengthening connections to Downtown Lincoln, the Haymarket District, and burgeoning campus outposts at the Innovation Campus and Whittier Campus. On East Campus, the plan instead responds to sensitive adjacencies to residential neighborhoods as well as to connections back to City Campus.

On City Campus, the “zipper zone”, the area located between Q Street and R Street and 12th Street and 18th Street, offers key opportunities for strengthening links between downtown and City Campus. While the zone loosely defines the southern boundary of campus, its character is shaped by distinctive north-south corridors along 12th Street, 14th Street, Centennial Mall, and 17th Street. The land uses, both on and off campus, along

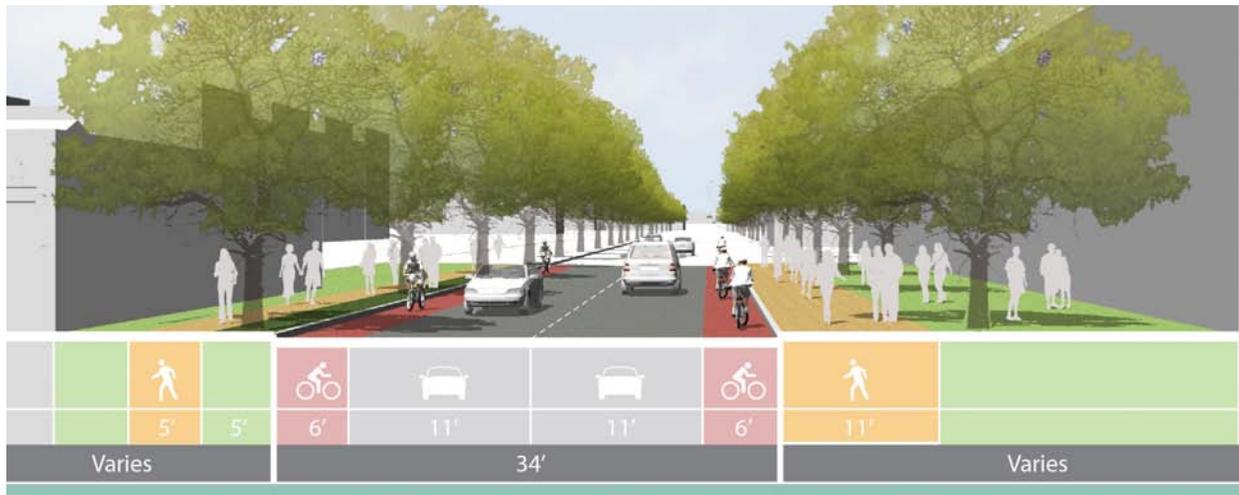
these north-south malls and public streets give unique definition to each public street or campus mall. Along 12th Street, cultural destinations like the Lied Center for Performing Arts, Sheldon Museum of Art, and others provide cultural destinations on campus, while a cinema and the Great Plains Museum anchor the cultural uses in the downtown. On campus, the 14th Street Mall is an important student life anchor, with access to the Nebraska Union, while in downtown the Lincoln Children's Museum, State Museum of History, and many restaurants, coffee shops, and unique retail shops provide lively social activities along 14th Street. Centennial Mall provides an important landscaped civic corridor that connects the Nebraska State Historical Society administrative offices and archives to the Nebraska State Capitol building. Finally, Cather and Pound Halls and dining center, Neihardt Residential center, recreation fields, the Knoll Residence Hall, the residence halls under construction, the Newman Center, sororities, and fraternities create a residential life corridor along 16th and 17th Streets. Plan Big identifies future development sites along these four identity corridors. This programmatic understanding of each corridor's unique character and relationships should inform future uses that are located on these development sites, so that

each new building contributes to and strengthens the connections between campus and downtown.

On East Campus, Plan Big recommends improvements to the campus circulation and entrances that will clarify both internal circulation, and external connections to the neighborhoods surrounding campus. Efforts have been made to minimize the traffic impacts to the East Campus neighborhood south of Holdrege Street. These efforts include re-alignment of southern entrances to campus and the addition of a new eastern entryway at 48th Street. This additional campus entryway is accomplished by extending Fair Street through the research fields to connect with 48th Street.



R Street on City Campus will balance bikes, pedestrians, cars, the shuttle, and parking to create a truly multi-modal street



On East Campus, Fair Street will be connected as a continuous east-west street through the center of campus

## CREATING AND ENCOURAGING MOBILITY OPTIONS

Plan Big seeks to create a more connected two-campus system with transportation options that minimize conflicts and maximize user choices and experience.

### Connections between Campuses

While UNL's two campuses are distinct and serve different programs, they must be well-connected physically to create a more efficient, unified campus system. Plan Big also anticipates the future need to connect to Innovation Campus, when it is further developed. To create a more efficient system, all elements of mobility are considered and balanced in Plan Big: private vehicles, the campus shuttle, bicycles, and the pedestrian connections and parking that support them. Although it will require changes in culture and practice, the long term goal for campus is to move toward less reliance on private vehicular travel between campuses. Plan Big supports this goal by offering multiple options: exploring new options for the shuttle, creating a fully connected bike system, and ensuring the amenities – such as bike parking and comfortable shuttle hubs – are in place to encourage use of alternative transportation.

**“To think big - to think beyond the restraints of their current imagination, beyond their current city limits, and beyond the boundaries of their current circumstances.”**

– State of the University, Chancellor Perlman

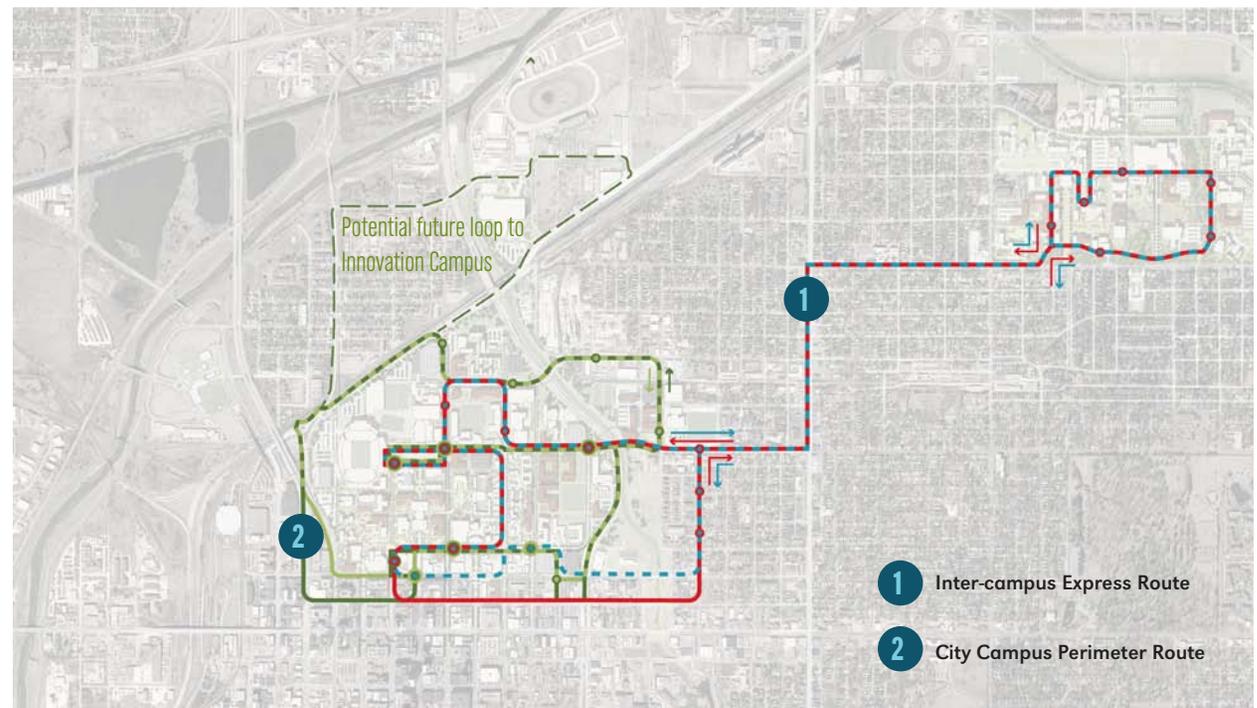
The plan clarifies bike paths between and on campuses, working in concert with City of Lincoln planning efforts to create several potential options for a continuous bike route from City to East Campus. The campus shuttle was also examined carefully in an effort to create the most efficient travel route, as well as ensure amenitized transit hubs are located centrally on each campus to improve the transit experience. An East Campus transit gateway is envisioned north of the Union and a City Campus hub is created as part of the Memorial Mall / College of Business Administration district.

#### Shuttle Routes

Throughout community feedback and meetings with university officials, it became clear that improvements to the campus shuttle’s reliability and comfort are central to encouraging higher ridership. Today, users report that the primary shuttle use is to move between East and City Campuses, with a secondary use to connect drivers from perimeter parking lots into the core of campus. Plan Big explored new potential service routes that are designed to accomplish these goals via two separate routes: 1) The Inter-campus Express Route, and 2) the City Campus Perimeter Route. Adoption of these new routes will require further study and coordination with StarTran, the shuttle service provider.

In the near term, however, there are opportunities to improve the user experience of the shuttle by creating amenitized “transit hubs” on each campus. Plan Big locates these transit hubs centrally on each campus. Transit hubs are envisioned to be well lit and provide shelter from the elements. On City Campus, a transit hub can be created in coordination with the

relocation of the College of Business Administration at the intersection of 14th Street and Vine Street. On East Campus, a transit hub can be sited at a re-designed northern entrance to the East Campus Union, linking the campus social heart with a convenient connection back to City Campus.



Potential future campus shuttle routes

## CITY CAMPUS COMPLETE STREETS

Today, members of the UNL campus community report that conflicts between pedestrians, bicycles and cars are common within the core of campus, particularly along the 14th Street Mall and Vine Street on City Campus. To address this, Plan Big creates complete streets on Vine Street, R Street, a new X Street, and 16th Street. Complete streets separate and balance safe places for bikes, pedestrians, the campus shuttle, and vehicles. The plan also relocates large parking lots from the walkable core of campus to sites that are easily accessible by vehicle at campus gateways, minimizing the overlap of pedestrian and vehicular traffic. The campus's complete streets work together with the mall system, which provides internal circulation for pedestrians and bikes. North-south campus malls will have dedicated lanes for bikes that connect to the complete streets network. Key changes to campus streets include:

### Vine Street

In addition to the new vision for the 14th Street Mall (described in the Big and Green chapter), Vine Street will become the other major crossroad on City Campus. Vine Street will remain open to vehicular circulation east



Vine Street - east of 16th



X Street

of 16th Street on City Campus; however, it will become a pedestrian/shuttle service only zone from 14th-16th Street.

#### R Street

As City Campus' front door from downtown, R Street makes an important first impression. Plan Big enhances the existing mature tree planting, adds bike lanes in each traffic direction, and creates a consistently oriented row of on-street parking.

#### 17th Street

Plan Big proposes turning 17th Street into a pedestrian Mall with no vehicular access except service access. The street will be redesigned to be pedestrian friendly.

#### 16th Street

In order to accommodate transformation of 17th Street to a pedestrian-only mall, 16th Street is converted into two-way vehicular traffic on City Campus.

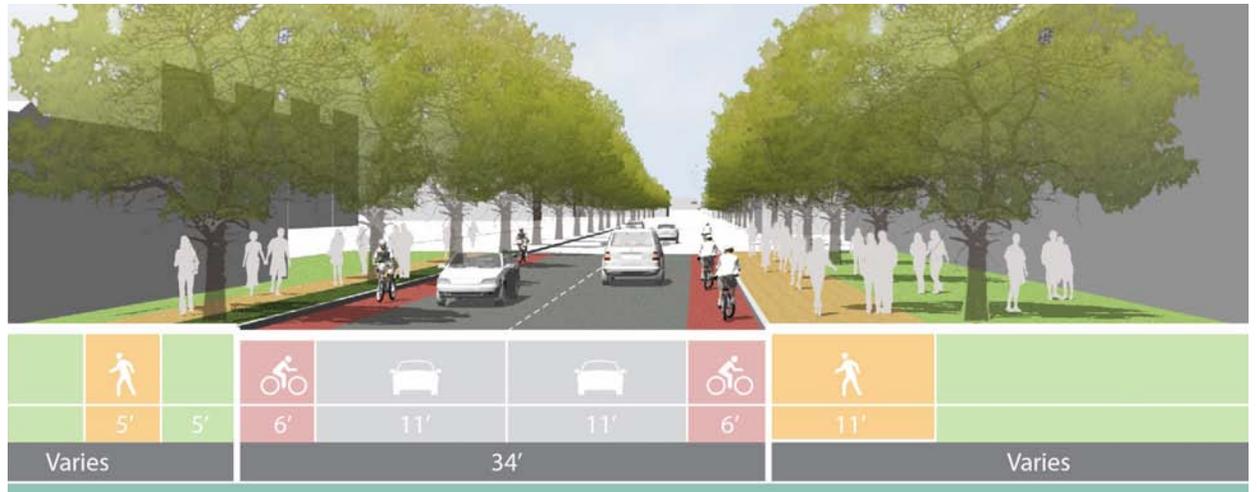
#### X Street / W Street

In the northern district of campus, the street grid is clarified to improve stormwater management and development sites. X Street is transformed into a street connecting Antelope Valley Parkway to the 14th Street Mall, and W Street is abandoned from 14th to 16th Streets.

## EAST CAMPUS STREET GRID

A major challenge to mobility on East Campus today is navigation of the existing Loop Road. The current Loop Road is an important organizing element for campus circulation and development. Yet, it lacks a pedestrian realm and its curvilinear character results in challenges to navigability. Plan Big restores a more regular, rectilinear street grid to East Campus to improve navigation and offer better development sites. Fair Street, currently a discontinuous east west street, is linked continuously across campus and extended out to 48th Street through the agricultural fields, allowing it to serve as the central organizing corridor. A rigorous development boundary is deployed around the new proposed eastern entry road in order to maintain the research and agricultural uses on East Campus and restrict building development in this area.

New north-south connector streets are also created where needed. Connections between campus and Holdrege Street, East Campus' southern edge, are clarified and made more sympathetic to users and neighborhood residents. The cumulative result of these changes is a more clearly navigable campus structure with new, accessible development sites available at



Fair Street - East Campus



East Campus Loop

key intersections. New ideas for major streets on East Campus include:

#### Fair Street

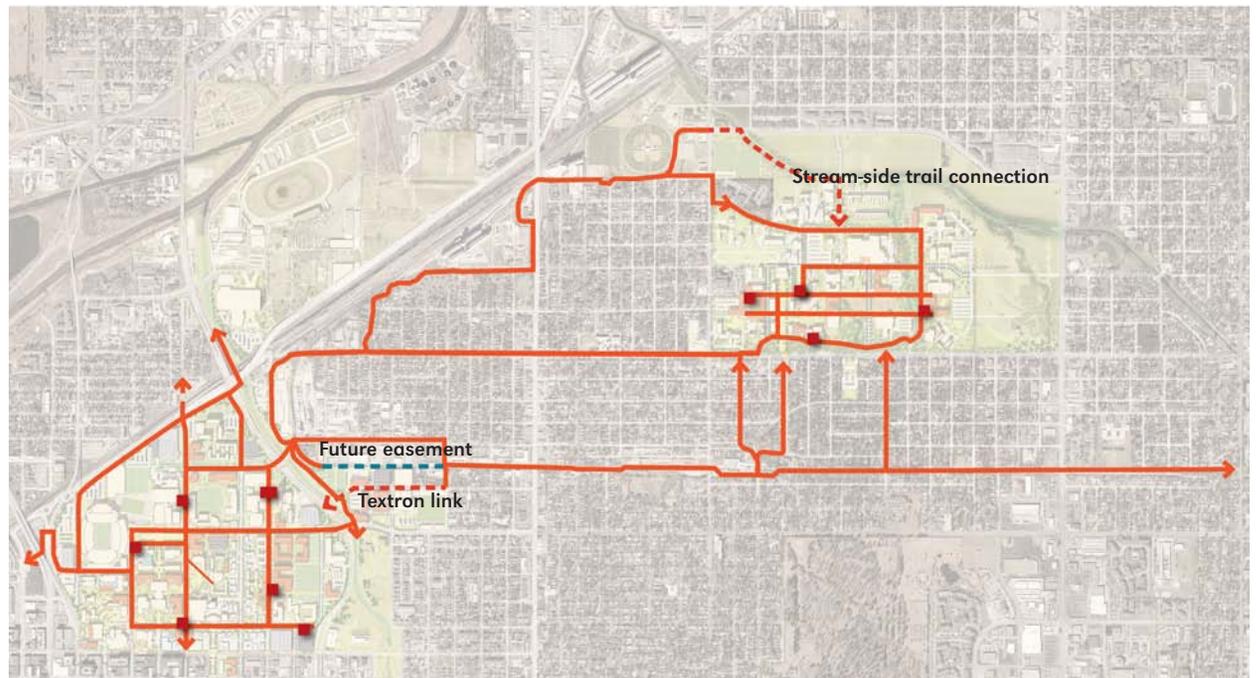
Plan Big repositions Fair Street as the major east-west connector on East Campus, linking to a new eastern entrance to campus. Fair Street will be two-way, with bike lanes and a generous pedestrian realm on each side of the street.

#### East Campus Loop Road

The exiting alignment of East Campus Loop Road will be redefined to integrate pedestrian, bicycle and vehicular circulation together. Continuous sidewalks are proposed to be added where feasible due to development and to location of the research fields.

## BIKE TRAILS AND FACILITIES

Biking is becoming increasingly popular on UNL's campuses. Bike routes and locks are in high demand today, and this demand is expected to increase in the future. A complete bike route system is created on campus through the creation of complete streets with exclusive bike lanes and integration of bike lanes on the major north-south malls, the 12th Street Mall, 14th Street Mall, and 17th Street Mall.



Campus Mobility: bike trails + facilities

Bicycle racks will be combined into larger facilities in key locations on campus. Smaller bike racks will be moved to the side of the building instead of at the front door wherever possible on campus. See the landscape design guidelines for detailed recommendations about bicycle racks.

#### Bike Facility Principles:

- Bike trails on City Campus north-south malls
- Exclusive bike lane on key streets
- Bike racks combined into larger facilities and moved to the side of the building instead of at the front door.

## Parking

As growth occurs, Plan Big ensures that adequate parking is provided and located in appropriate locations that are within walkable distance of key campus destinations. On City Campus today, the parking strategy includes garages and large surface lots that ring the perimeter of campus. Smaller surface lots are interspersed as well, providing front door parking, but disrupting important gateways and open spaces. New development that is possible in Plan Big will displace many surface parking spaces in interior lots, up to approximately 2,575 at full build out. However, the plan also sites locations for new or expanded parking garages and retains perimeter surface parking lots. In total, 4,010 new spaces are possible on City Campus.

To accommodate parking needs at the core of campus, a new mixed use parking garage is shown near the critical intersection of Vine Street and 16th Street. This garage could accommodate up to approximately 645 cars and is envisioned to be wrapped with an academic building along its Vine Street facade.

On East Campus surface parking lots are scattered throughout the campus, allowing vehicular circulation to

dominate the campus. Plan Big attempts to create more efficient surface lots on East Campus, and the landscape design guidelines ensure they will be well-lit and comfortable in all locations. The large interior lot north of the East Campus Union is relocated to immediately north of its location, across Fair Street. This will allow the lot to be enlarged, while remaining accessible to core uses. It will also enable creation of the East Campus Quadrangle and better foreground the Union. Overall, up to 1,460 surface spaces may be relocated, however 1,375 proximate surface spaces have been located across campus. Although the spaces are not immediately necessary, the plan has also identified two potential sites for a garage on East Campus: north of Fair Street and east of the Animal Science Complex, and east of Hardin Hall.

The 2012 Chance Management Study suggested that there is a future 150-600 space parking surplus on City Campus and a future 800-1,000 space surplus on East Campus. Future parking growth should consider existing supply, demand, surpluses, and investments in alternative transportation campus-wide to ensure the appropriate balance of development and parking.

In all instances, surface parking lots should be designed to mitigate runoff, microclimate and shade issues. Canopy trees should be integrated into surface lots wherever possible and surface lots should be notched to allow a green border that shades the edges. Please see landscape guidelines for additional information.



City Campus: expanded garages and new or reconfigured surface lots

**CITY CAMPUS PARKING CAPACITY FOR GROWTH**

Displaced surface spaces	(2,575)
New garage spaces	3,670
New surface/street spaces (at Whittier Campus)	340
<b>POTENTIAL NET NEW SPACES</b>	<b>1,235</b>



East Campus parking: major consolidated surface lots

**EAST CAMPUS PARKING CAPACITY FOR GROWTH**

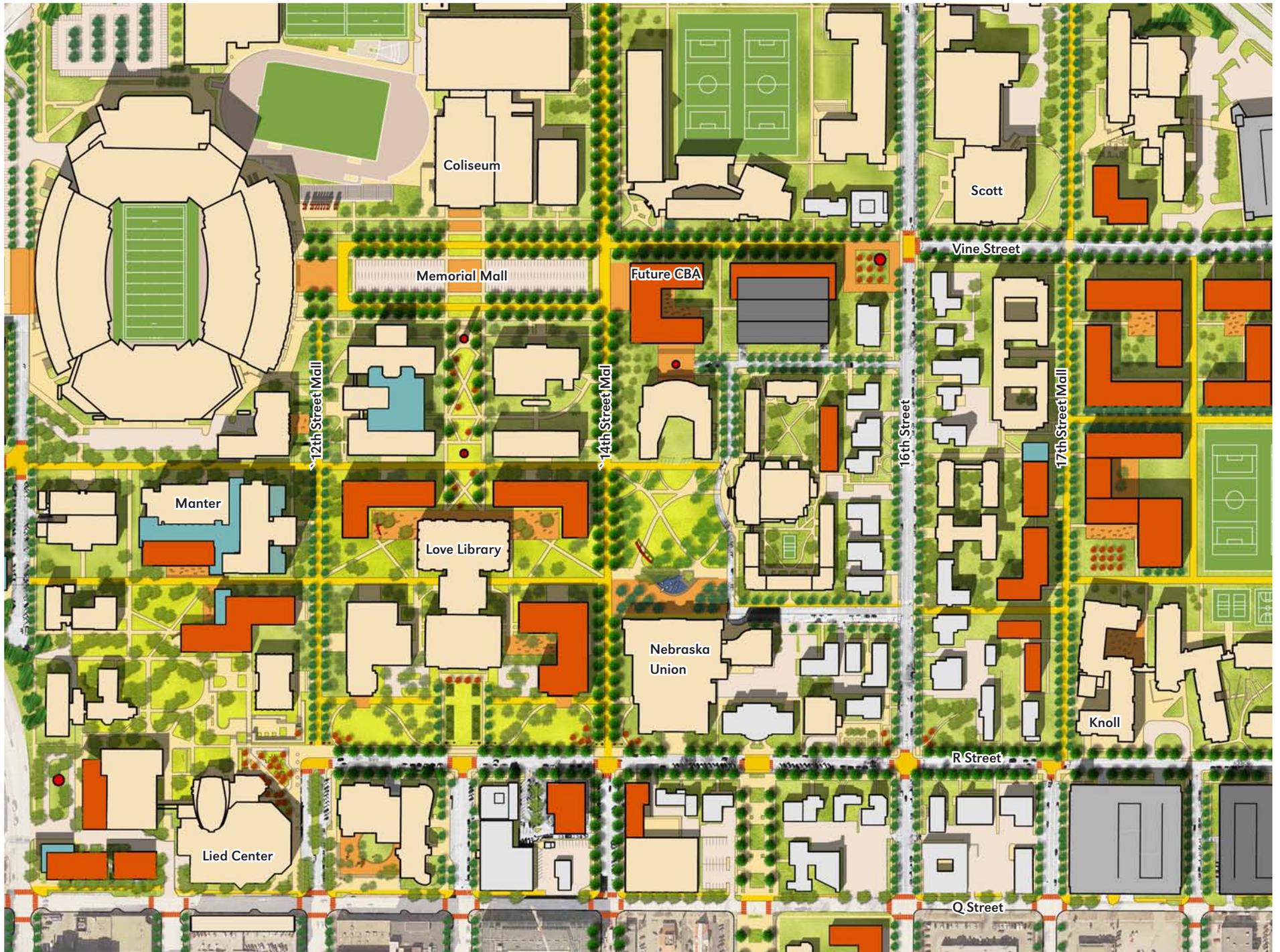
Displaced surface spaces	(1,460)
New garage spaces	-
New/consolidated surface spaces	1,375
<i>Current surplus (Chance, 2012)</i>	<i>800-1,000</i>



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# THINKING BIG

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The academic core of City Campus

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# THINKING BIG

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At the core of all Plan Big recommendations is the impetus to create world-class, collaborative learning environments on both of UNL's main campuses. The plan identifies future development sites and collaboration spaces across both campuses and proximate to all programs. These sites will allow for entrepreneurial growth in academic programs and research to occur over the next decade and reinforce the university's growth aspirations. A focus on collaborative spaces campus-wide and program clusters on East Campus will help foster innovation and 21st century learning styles as UNL continues to grow and evolve.

## **COLLABORATIVE SPACES**

### **City Campus**

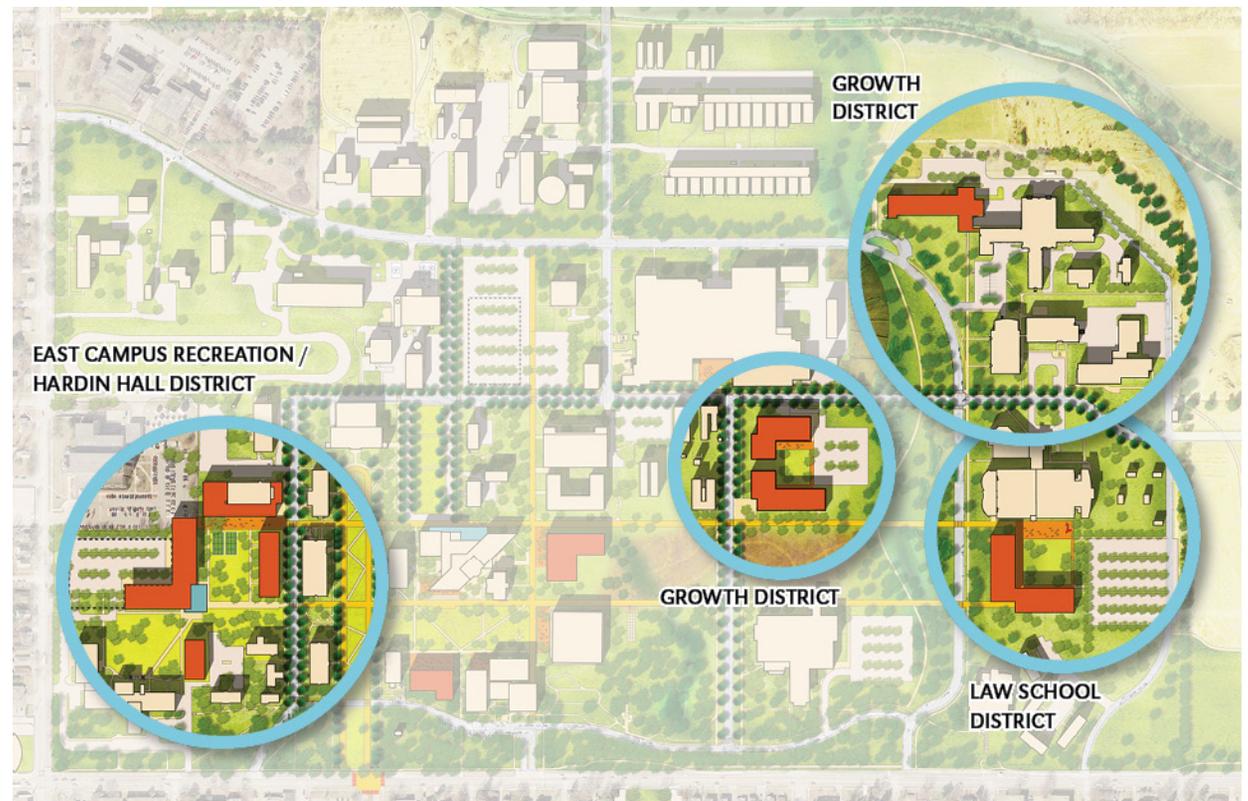
While providing ample room for growth is a critical element of Plan Big, the plan also seeks to enhance existing spaces to foster better cross-disciplinary collaboration. Plan Big supports UNL's celebration of innovation and excellence across campus learning environments by making learning more visible and engaged with the campus and landscape design. This includes a new image for Love Library North, with an open, transparent ground level that acts as a new City Campus learning commons and engages the landscape outside through newly programmed courtyards. It also includes multiple recommendations for places to create collaborative links among several buildings, such as a future Manter Hall expansion, that connects with Hamilton Hall to encourage interaction among disciplines. Other major opportunities identified for collaborative spaces on City Campus include the future College of Business Administration (CBA), an enclosed gathering area that connects Bessey, Oldfather and Burnett Halls, and the creative design of a new dining hall near 17th Street. These sites should be the focus of building renovations and repurposing.

### **East Campus Program Clusters**

Throughout the Plan Big process, the East Campus community spoke of the need to better connect the campus and link together isolated programs. New development and building expansions on East Campus have been carefully sited to create programmatic clusters that bring people together and encourage interaction between members of different disciplines. In today's universities, innovation increasingly happens at the intersection of multiple programs. In the future, small groups of buildings will have shared landscapes or indoor gathering spaces that are meant to encourage cross-disciplinary collaboration and social interaction between members of different areas of expertise. A new Veterinary Diagnostics building and the East Campus Activities Center afford opportunities to use urban and landscape design to strengthen interaction and build program clusters.

Ideal locations for new, small-scale interventions to create collaborative spaces in existing buildings:

- Andrews Hall – Corridors
- Architecture Hall – Public spaces/lounges
- Beadle Center – Atrium lobby space
- Burnett Hall – Corridors
- Hamilton Hall – Entry/stair lounge space
- Henzlik Hall – Entry level break/vending space
- Richards Hall – Lounge seating in a few areas
- Animal Science Center – Atrium lobby space



Future programmatic clusters on East Campus

**“While there are places where higher education has lost the confidence of its constituents, I believe Nebraskans in large part continue to recognize the importance of the university in building a 21st Century economy, both through the cultivation of talented young people and the innovation of our faculty.”**

—State of the University, Chancellor Perlman

## RECOMMENDATIONS FOR LEARNING SPACES

City Campus has approximately 220,000 square feet of classrooms, and East Campus has over 80,000 square feet. Additionally, City Campus has approximately 180,000 square feet of teaching labs, while East Campus has 50,000 square feet. These important learning spaces are core to UNL’s mission, yet they vary in quality and utilization. As part of Plan Big, a comprehensive, qualitative review was completed of UNL’s classrooms and labs. The goal of the walk-throughs was to provide a sense of comparative space use and needs, highlight opportunities, assess suitability and fit-to-function, and form the basis for learning space recommendations.

The qualitative review determined that, overall, UNL’s classrooms and labs are in need of updating. A renovation plan should be put in place for UNL’s teaching spaces to ensure that they remain competitive, enhance learning, and encourage innovation. Renovation of these spaces can be completed at any time, and should be coordinated with larger master plan projects when appropriate. Much of the furniture, lighting, technology, and finishes are older and many of the classrooms would benefit from new, more flexible furniture that allow for a variety of teaching styles. Several buildings are in greater need of renovation than others, and Plan Big suggests that the following buildings are good candidates for renovations to improve the quality of the learning environments:

Oldfather Hall – Oldfather is a good candidate for classroom renovation. All classrooms are similar and could easily be modified. The floorplates are the same, which would make for an interesting classroom typology exercise. The repetition creates an opportunity to design different types on various floors, or multiple types on each floor, to test which classroom styles work best for UNL. Simple updates to finishes and furnishings would quickly update the impression of the spaces, which today often contain painted concrete block walls, hard floors, chalk boards, and folding tablet arm chairs.

CBA, Nebraska Hall, Burnett Hall, Westbrook Music Hall, and Henzlik Hall- Classrooms in each of these buildings are dated and in need of new design concepts to meet today’s teaching and learning styles which favor flexible furniture and spaces that allow group learning and collaboration. Henzlik Hall has a lower level, large classroom space that exhibits some good attributes today, but needs to be further reconfigured to be fully successful. It is a large, awkwardly shaped classroom and the HVAC system makes it difficult to open the door to get in. The furniture is flexible and there are mobile whiteboards, however the space is underutilized due to the configuration. Additionally, the painted concrete block, exposed lighting, ceiling, and pipes paired with the high

narrow windows make the space feel like a basement.

Hamilton Hall – Hamilton has some of both the best and worst labs on campus; the phased renovation that is underway will create new, state of the art chemistry labs and learning spaces.

Manter Hall, Plant Sciences Hall, and Scott Engineering Center – These three buildings have outdated labs that are in need of updating. The Manter Hall labs will be addressed partially by the creation of new labs in Brace Hall and in a planned renovation and addition to Manter Hall; however, updates to others should be planned.

Architecture Hall and CBA –Lecture halls in Architecture Hall and CBA appear outdated, and have awkward proportions.

Love Library – The Lecture Hall in Love Library is well located near the entry to the Library, which is an ideal location for an updated lecture hall. Still, despite its key location, it is difficult to locate the room and better signage is needed. The entire space is in need of renovation with worn and dated finishes and furniture, inadequate lighting, and ceiling tiles with dark dirt stains. The quality of the fixed seating should be assessed for possible refurbishment.



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# IMPLEMENTING PLAN BIG

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Implementation will occur over time and should capitalize on near-term catalyst projects; a single project can transform a broader district. Already, construction progress can be seen on the stadium project and in the near future, a new CBA building will terminate the eastern view from Memorial Stadium.

# IMPLEMENTING PLAN BIG

The university is poised at a moment of change, with impending growth, new Big Ten opportunities and the future Innovation Campus on the horizon. Implementation of the Plan Big master plan has the opportunity to be truly transformative for UNL. The master plan equips the university to grow smartly and holistically as opportunities occur. As individual projects and needs arise, they should be capitalized on as catalysts for broader implementation of the plan's goals. Each project should be understood in relation to the overall master plan goals and contribution to the campus as a whole. The master plan includes landscape and architectural design guidelines to ensure that future projects, renovations, and daily maintenance all work together to support the plan. UNL's physical campuses must rise to the challenge of these opportunities and find ways to implement the master plan and landscape master plan as growth occurs and opportunities arise. It is not enough, however, to establish a physical plan for university growth; UNL must also instate the necessary governance mechanisms to ensure that future development occurs in a coordinated, thoughtful way.

## NEAR TERM PRIORITY PROJECTS

While program growth will be entrepreneurial and advance over time, several key projects have arisen

as priorities. As each of these projects unfolds, it can catalyze additional efforts. Examples of key near-term catalysts and their results may include:

### CBA District and Memorial Mall Improvements

Today, several reasons have aligned to make it clear that there is an opportunity to re-think the edges of Memorial Mall and the campus' gateway at Vine Street. Construction for the stadium expansion has changed one end of the existing Memorial Mall into a more gracious plaza. With the current East Stadium landscape project, the university has already seized the opportunity to transform the construction staging area near the stadium entrance back into a plaza and open space, incrementally beginning the long-term vision to make Memorial Mall a more comfortable place to be. Similarly, the College of Business Administration is currently designing a new building at the eastern corner of 14th and Vine Streets. Landscape associated with CBA should respond to the Memorial Mall plan and help to further advance its goals, as well as the relationship to the Kauffman Building, 14th Street, and Vine Street. These two projects serve to "bookend" the Memorial Mall project. Together they can make significant progress toward creating a more vibrant Stadium district.

### The East Campus Activities Center and District

A renovation is currently underway at the East Campus Activities Building. The building is located at a critical site on East Campus, along the east-west Center Street mall. In coordination with the building addition and renovations, this project represents an opportunity to catalyze the redevelopment of the west side of campus, set a precedent for the relationship of buildings and landscape to campus malls and establish a long-term parking supply strategy.



The East Campus Activities Center can catalyze future growth.

## FUNDING MECHANISMS

The university currently has insufficient funding mechanisms to implement and maintain civic infrastructure and landscape projects for medium and large scale interventions. The Master Plan calls for a commitment to investing in civic projects, and a Civic Infrastructure Fund (CIF) is recommended. The CIF could be generated through a fee on each funding source for a project, with the money being pooled together and prioritized for use by the design leadership with review and endorsement of the Chancellor. The goal is to enable flexibility and synergies so that small investments build toward the broader vision for campus civic infrastructure. Given the small size of any likely funding source, signature large scale investments in open space, infrastructure, or transportation will need to be funded separately. Funding for such projects will need to be secured from university appropriations and from donors. Projects eligible for CIF funds include landscape and open space projects which are not associated with specific buildings or infrastructure projects. The funds can be used to implement the soft and hardscape areas directly associated with these “interstitial” projects. The funds should not be utilized for transportation and/or

circulation improvements that are not directly associated with a landscape project.

A Mobility Infrastructure Fund is also recommended. Funds would be collected as parking spaces are removed during project implementation. The current practice, at the discretion of the Chancellor, is generally to collect a fee of \$15,000 per space. This places a burden on projects that impact parking and leads to solutions that prioritize parking over campus form and design. To equalize the impact, a fee should be allocated from all projects to provide for future transportation and parking infrastructure improvements. The flexibility to apply the collected funds to any campus transportation or circulation project is recommended. For example, the funds could be utilized to leverage city and grant funds to construct a new bike route or bus shelters, or to enhance campus vehicular circulation or pedestrian walkways. The administration and use of such funds should be reviewed by the CPC in association with the campus leadership. Recommendations should then be submitted to the Chancellor for final approval.

### *Building and Infrastructure Landscape Funding*

For each building or infrastructure project, Plan Big recommends that a sufficient landscape budget – both for design services as well as for construction costs – be established to implement the specific landscape requirements of each project and to address the broader campus level objectives. The established landscape budgets should be held separate from infrastructure/building funding and protected during the value engineering process. The goal is to establish architectural/infrastructure and landscape budget categories such that any required adjustments occur within the respective categories. In other words, cuts required to the building budget cannot be made at the expense of landscape.



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