



Chapter 1 Introduction

Location

Bennet is located in southeast Lancaster County, less than 30 minutes from the heart of Lincoln. State Highway 43 runs north and south through the community, providing easy access to State Highway 2, Lincoln, and Interstate 80; the latter can be reached in 20 minutes. Bennet is a part of the Lincoln Metropolitan Statistical Area.

History

Bennet was incorporated in 1871, with its namesake coming from an officer of the Midland Pacific Railroad, John Bennett. By the turn of the 20th century, Bennet had reached a stable position as a prosperous agricultural town. Businesses in Bennet included numerous general mercantile stores, industries, hotels, and entertainment options such as the opera.

Bennet Park was established shortly after the formation of the town. In 1910 a gazebo was

added to the centrally located park. Over the years, this structure has been used as a band stand as well as hosting wedding ceremonies and stage for calling out parades. The gazebo has lasted the test of time and still remains a key feature in the park.

In the 1970's, Bennet consolidated its school district with Palmyra to become District OR-1. Bennet is home to the elementary school. The school district also offers a preschool within the same campus as the elementary school.

Like many Nebraska communities, Bennet's population dropped between 1960 and 1980 with a movement away from small towns and a push for more opportunities in larger cities. As of the 2010's, the population began to grow again.

(Note: modified slightly from website.)
Source: cityofbennet.com/history

Comprehensive Plan

This plan will accomplish the following for the City of Bennet:

- I. Promote orderly growth and development for the community;
- II. Provide policy guidelines to enable citizens and elected officials to make better informed decisions about the future of the community;
- III. Provide a guideline for the location of future uses and developments within the planning jurisdiction of Bennet;
- IV. Provide a vision and direction for the future planning period of the city, and;
- V. Act as an information and management tool for community leaders to use in their decision-making process when considering future developments.

The Comprehensive Plan should evolve as changes in the land use, population, or local economy occur during the planning period.

The Planning Process

The Comprehensive Plan begins with the development of general goals and policies, based upon current and future issues faced by the community and its residents. These are intended to be practical guidelines for addressing existing conditions and guiding future growth.

In conjunction with the development of general goals and policies, a data collection phase occurs. Data are collected to provide a snapshot of the past and present conditions within the community.

Analyzing past and existing demographic, housing, economic, and social trends allows for the projection of potential conditions in the future. Projections and forecasts are useful tools in planning for the future; however, these tools are not always accurate and may change due to unforeseen factors. In addition, past trends may be skewed or the data may be inaccurate, creating a distorted picture of past conditions.

Therefore, it is important for Bennet to closely monitor population, housing, and economic conditions impacting the city. Through periodic monitoring, the city can adapt and adjust to changes at the local level. Having the ability to adapt to socio-economic changes allows the city to maintain a useful and effective Comprehensive Plan for the future, to enhance the quality of life for its residents, and raise the standard of living for all residents.

The Comprehensive Plan is ultimately a **blueprint** designed



to identify, assess, and develop actions and policies in the following areas:

- Housing;
- Economic development;
- Public facilities;
- Public safety;
- Energy;
- Hazards;
- Land use;
- Annexation, and;
- Transportation

The Comprehensive Plan contains recommendations which when implemented will be of value to the community and its residents. Tools, programs, and methods necessary to carry out the recommendations will be identified through the process. Nevertheless, the implementation of the development policies contained within the plan is dependent upon the adoption

of the plan by the governing body and the leadership exercised by the present and future elected and appointed officials of the city.

Plan Preparation

The Plan was prepared under the direction of the Bennet Planning Commission, with the assistance and participation of the Bennet City Council, City staff, students at the University of Nebraska-Lincoln, and the citizens of Bennet.

The time period for achieving the goals, developments, and programs identified in the Bennet Comprehensive Plan is 20 years. However, the community should review the plan annually and update the document every five years (2029), or when major, unanticipated opportunity arises.

Completing updates every five years or so will allow the community to incorporate ideas and developments not known at the time of the present planning process.

Plan Components

Nebraska State Statutes require the inclusion of certain elements in a Comprehensive Plan. A "Comprehensive Development Plan," as defined in Neb. Rev. Stat. § 19-903 (Reissued 1997), shall meet the following descriptions and requirements:

The regulations and restrictions authorized by sections [19-901](#) to [19-915](#) shall be in accordance with a comprehensive development plan which shall consist of both graphic and textual material and shall be designed to accommodate anticipated long-range future growth which shall be based upon documented population and economic projections. The comprehensive development plan shall, among other possible elements, include:

(1) A land-use element which designates the proposed general distributions, general location, and extent of the uses of land for agriculture, housing, commerce, industry, recreation, education, public buildings and lands, and other categories of public and private use of land;

(2) The general location, character, and extent of existing and proposed major roads, streets, and highways, and air and other transportation routes and facilities;

(3) The general location, type, capacity, and area served of present and

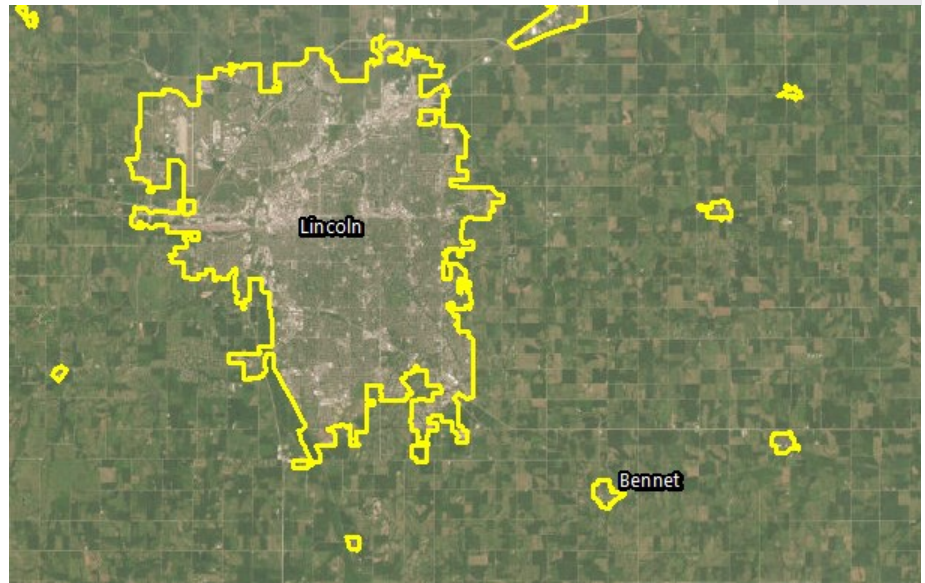


Figure 1: Bennet Location

projected or needed community facilities including recreation facilities, schools, libraries, other public buildings, and public utilities and services; and

(4)(a) When next amended after January 1, 1995, an identification of sanitary and improvement districts, subdivisions, industrial tracts, commercial tracts, and other discrete developed areas which are or in the future may be appropriate subjects for annexation and (b) a general review of the standards and qualifications that should be met to enable the municipality to undertake annexation of such areas. Failure of the plan to identify subjects for annexation or to set out standards or qualifications for annexation shall not serve as the basis for any challenge to the validity of an annexation ordinance.

Regulations shall be designed to lessen congestion in the streets; to secure safety from fire, panic, and other dangers; to promote health

and the general welfare; to provide adequate light and air; to prevent the overcrowding of land; to secure safety from flood; to avoid undue concentration of population; to facilitate the adequate provision of transportation, water, sewerage, schools, parks and other public requirements; to protect property against blight and depreciation; to protect the tax base; to secure economy in governmental expenditures; and to preserve, protect, and enhance historic buildings, places, and districts.

Such regulations shall be made with reasonable consideration, among other things, for the character of the district and its peculiar suitability for particular uses and with a view to conserving the value of buildings and encouraging the most appropriate use of land throughout such municipality.



Downtown Economic Development Plan

The Downtown Economic Development Plan ("DED Plan") was written as a supplement to the Comprehensive Plan, with a focus on the future of Downtown Bennet. The authors of the Plan were students in the Master of Community and Regional Planning at the University of Nebraska-Lincoln. The DED Plan is intended to serve as a guide for efforts to create a small-town, downtown experience promoting economic growth and community values.

DED Plan Vision Statement

Aligned with Bennet's vision, this Downtown Economic Development Plan aspires to uphold small-town charm, nurturing a community where respect and care take root. We envision a **dynamic business hub** that fosters **well-planned growth** while elevating the quality of life through **enhanced infrastructure** and a range of recreational opportunities. Our commitment extends to preserving the natural beauty of the environment, advocating for **community placemaking**, quality education, and embracing multigenerational family values. This vision charts the course for a downtown that addresses economic needs, enriches social fabric, and contributes to a flourishing community.

Key goals and recommendations from the DED Plan were as follows:

- Improve the built environment;
- Promote economic development;
- Facilitate community placemaking, and;
- Achieve well-planned growth

These key goals and recommendations are referenced later in the Comprehensive Plan.

Governmental Organization

The Bennet City Council performs the governmental functions for the city. Pursuant to Neb. Rev. Stat., §16-901, the planning and zoning jurisdiction for the city includes the corporate area as well as the area within one mile of their corporate limits.

Process for Adoption

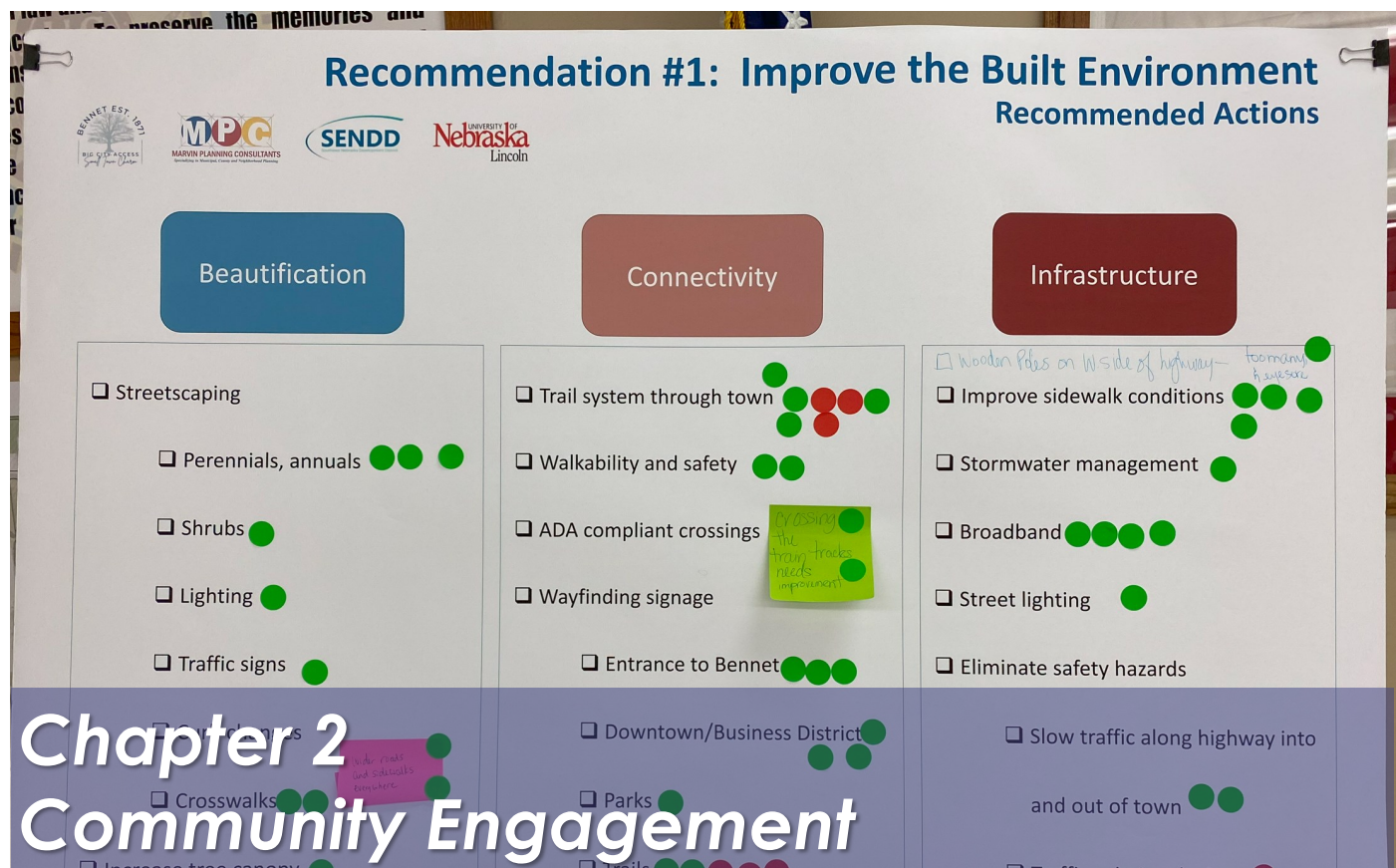
When it is time to adopt this Comprehensive Plan, the City Council has the opportunity to choose the means of adoption. State Statutes allow for the Plan to be adopted as either a Resolution or an Ordinance. However, the means used to adopt the Plan is the process to be used in the future to amend it.

Adoption of the Comprehensive Plan requires both the Planning Commission and City Council hold separate Public Hearings. After the Planning Commission Public Hearing, the Planning Commission will make a recommendation to the City Council, who then holds their Public Hearing. Notice of both Public Hearings is required to be published in the newspaper of

general circulation a minimum of 10 days prior to each hearing.

Data Variations

In some chapters, American Community Survey ("ACS") data was used alongside U.S. Census Bureau data. ACS data is based upon statistical sampling from the U.S. Census Bureau's data; therefore, there may be variations in the numbers presented based on the source.



Your Bennet

Community engagement is vital to a successful planning effort. Public participation makes it possible to have a clearer understanding of how the residents feel regarding **their** communities. During every planning process, there are limited numbers of individuals concerned about the effort either because things are going in a positive direction or specific issues do not impact them. Regardless, those concerns do not minimize the importance of community engagement. Knowing, recording, and then acknowledging what residents think of their communities makes the Comprehensive Plan truly a community's.

Community engagement efforts were led by a combination of Marvin Planning Consultants and students in the Masters of Community and Regional Planning program at the University of Nebraska-Lincoln.

Participation Methods

Transparent and frequent public participation was designed as a major component of this Plan. The process included multiple approaches. It was structured in a manner allowing for stakeholders to be involved in numerous ways throughout the process - if stakeholders missed a meeting, they were still able to provide their thoughts and input through other means. The key elements of participation included:

- A project website;
- Postcards;
- Stakeholder interviews;
- Two open houses, and;
- a Citywide survey

Project Website

A special project website was established at the onset of the planning process. The project website served as a means to notify residents about upcoming meetings, inform them on the

importance and purpose of comprehensive planning, provide links to input methods, and provide updates on the status of the project.

Postcards

In order to get the most public participation possible, the planning team developed informational postcards. The postcards led readers to the project website and to the project survey. The postcards were delivered to City Hall, the Senior Center, the Post Office, and First Nebraska Bank.

Stakeholder Interviews

The planning team interviewed key stakeholders to get their input on the current state of the city, and what they view as the future of Bennet. The following groups and or persons were interviewed:

- Downtown business owners;
- The Superintendent of School District OR-1;
- The Bennet Area Community Foundation Fund, and;



- The Bennet Community Builders Association

Each group gave the planning team their thoughts on the strengths, opportunities, and challenges of living, working, and playing in Bennet.



Strengths:

- Parks, park amenities like splashpad and disc golf course
- Being a bedroom community to Lincoln
- Small town life
- School system
- Close to Highway 2
- Broadband growth
- Community supports schools



Opportunities:

- Show what Bennet has to offer
- Daycare
- New community center
- Grocery store
- Being a bedroom community to Lincoln
- Housing
- Downtown growth
- Attract young families
- Keep people local for social activities
- Develop north towards Highway 2
- Sidewalk connectivity
- Retail opportunities downtown
- Support new ideas
- Find ways to get to yes
- Reduce industrialization downtown
- Form a Chamber of Commerce
- Attract more industry

- Restaurants or coffee shops
- Location, location, location
- More parking downtown
- Fill empty storefronts
- Grow downtown where it is
- Increase safety when crossing highway
- Growth of school system and facilities
- Students want to come back
- Industrial park by Casey's
- Show students they have more opportunities than just working on a farm if they stay in Bennet
- Enhance parks
- Improve quality of life
- Find what sets them apart from other small towns in area



Challenges:

- Not enough daycare
- Complacency
- Apathy
- Not enough restaurants
- Housing
- No accountability
- Entrances to city are not attractive
- Hesitancy to change
- Nuisances such as outdoor storage
- Being a bedroom community to Lincoln
- Water quality and quantity
- No identity
- Sidewalk connectivity and maintenance
- Money
- No space for downtown to expand
- Street maintenance
- High volume of traffic on gravel roads deteriorating quality
- Empty storefronts Downtown
- No gathering space Downtown
- It is hard to open a business in

Bennet if you do not have supplemental income; business is not consistent

- Appearance of downtown
- Curb appeal across city
- Industrialization of downtown
- Nowhere to build
- Lack of volunteerism
- Perception of school system
- Attraction and retention of teachers

Community Meeting - Gathering Input

An open house meeting was held October 10, 2023. At this meeting, 30 attendees provided input on both the DED Plan as well as the Comprehensive Plan. The student team leading the Downtown plan presented their ideas and recommendations for the future of Downtown. Attendees voted with stickers on the ideas and recommendations. Full responses can be found in Appendix A of the DED Plan. Responses to questions on the Comprehensive Plan are listed below. Attendees voted on other's responses with stickers to show support for the comment.

Why do you love Bennet?

- I love the history that I have with Bennet - the memories of going to school here
- The quiet, and the sky
- The small town vibe and the community members. New and old. (1 vote)

How would you describe the ideal Bennet 20 years from now?

- More business (3 votes)
- Rental apartments (3 votes)
- Paved streets (3 votes)
- Safe places to walk (3 votes)
- Water improvements (3 votes)
- Young families continuing to come live here
- Clean community

- More water
- Quaint, homey, and inviting (1 vote)

Why do you choose to live or have a business in Bennet?

- Small town atmosphere (2 votes)
- Growth potential (1 vote)
- With internet, we can live and work anywhere (1 vote)

What are the biggest opportunities Bennet has for the future?

- Promote well planned growth
- Business opportunities
- Caring community
- Promote excellent education

What are the biggest challenges Bennet has right now?

- Water supply (9 votes)
- Unpaved streets, especially Cottonwood and Tyler (2 votes)
- Child care accessibility (1 vote)
- Infrastructure (1 vote)
- Highway 43 dividing the community (1 vote)
- Industry in downtown (3 votes)
- Internet (1 vote)
- Water cost (1 vote)

Community Meeting - Final Plan Open House

A second open house meeting was held on April 23, 2024, to present the final Comprehensive Plan document to the public. This meeting was vital, as the plan needs to reflect the desires of the community at large. At this meeting, 32 attendees reviewed the document and provided valuable input on the future land use map. There were no substantial changes to come out of this meeting; the community was happy with the visions presented overall.



Photo 2.1: Final Plan Open House
Source: Marvin Planning Consultants

Citywide Survey

SurveyMonkey, a web based survey tool, was utilized for gathering more specific input on Bennet. The survey process allows individuals to provide input while remaining totally anonymous. The survey data helped to identify what people want preserved, what needs to be changed, what makes Bennet a comfortable place to live, and what their big ideas are for the future. The survey also helped identify the community's feeling on Downtown. Complete results of the survey can be found in the Appendix.

What needs to be preserved?

- Friendly atmosphere
- Small town living
- Close community
- Providing opportunities for young families

What needs to be changed for Bennet to succeed into the future?

- Water supply
- Beautification along main roads and at entrances
- Infrastructure
- Business growth

What makes Bennet a comfortable place to live?

- Quiet, close to Lincoln without losing home town feel
- Sense of community
- Nice, welcoming residents
- Safe and quiet

What is your big idea for the future of Bennet?

- Pool! Pool! Pool!
- Grants to help residents improve properties and start local businesses
- Become the "model city" for small town America
- STAND OUT, have crazy food ideas, unique businesses
- Make EVERY citizen feel like



they are heard and belong

Do you support the idea of establishing a new downtown area in Bennet?

- Yes - 64.34%
- No - 35.66%

Which area would you prefer to establish a new downtown area in Bennet?

- Plan A: a place within the city's core area, near the City's Fire Department - 63.97%
- Plan B: a place in north side of the city, near the Nebraska First Bank area - 36.03%

What is your vision for the downtown area in the next 10 years (2024-2034)?

- Quaint small town vibe that is welcoming and special
- A downtown area that is central around the post office with a grocery store or a multipurpose store with a little of everything
- I would like to see a downtown area that would be inviting for people to stop in the area and not just drive through downtown
- Restaurants, shops, and a convenience store

What can we do as a community to make Downtown the place we want it to be?

- Make it easier for people to just "hang out"
- Reduce barriers to entry for businesses
- An attractive lighted outdoor space where people can gather and enjoy food and drink
- Recruit new businesses and support the business already here

What do you like about other downtown areas that you have visited and/or lived in?

- Lots of flowers/landscaping, clean, drink/eat options, cute boutiques
- Variety types of businesses that offer different things to do and shop for
- They have a community center that can be used by all and is big enough for multiple events
- Cozy small shops, food, walkable from most areas of town, good sidewalks and good lighting



Chapter 3 Population

Population Trends

Understanding past and existing population trends and applying them to the future is critical for projecting the city's future. Bennet's decision-makers should understand where the city has been, where it is currently, and where it appears to be going. Population trends impact all major components comprising the city including housing, economics, education, and fiscal stability. Population projections also provide an estimate for the city to base development decisions and future land uses.

Certain trends examined in this chapter compare Bennet to the other communities in the county, excluding Lincoln. Lincoln is the second largest city in the state, placing it in a category unlike all other communities in the county. Population comparisons to Lincoln will not be helpful for Bennet at this time.

Population Trends

Table 3.1 on the next page contains the historic population between 1970 and 2020 for Bennet compared to Lancaster County's other communities. The data provide a look at where the city has been and allows for the eventual projection of populations in the community.

Bennet saw significant growth over the 50 years, with the largest growth coming between 2010 and 2020. Of all communities in the county, Bennet saw the second highest growth rate between 2010 and 2020. Hickman saw the largest percent change over 50 years period, experiencing an increase of 528.2%, with 57.3% of an increase in the previous 10 years. Waverly also grew exponentially, though their location on Interstate 80 and proximity to Lincoln likely contributed to this growth. All other communities aside from Davey, Hallam, and Raymond increased in population.



**Table 3.1: Population Trends and Analysis, Bennet and Lancaster County**

Community	1970	1980	1990	2000	2010	2020	% Change, 2010-2020	% Change, 1970-2020
Bennet	489	523	544	570	719	1,082	50.5%	121.3%
Davey	163	190	160	153	154	135	-12.3%	-17.2%
Denton	151	164	161	189	190	189	-0.5%	25.2%
Firth	328	384	471	564	590	649	10.0%	97.9%
Hallam	280	290	309	276	213	268	25.8%	-4.3%
Hickman	415	687	1,081	1,111	1,657	2,607	57.3%	528.2%
Malcolm	132	355	372	413	382	457	19.6%	246.2%
Panama	153	160	207	253	256	235	-8.2%	53.6%
Raymond	187	176	167	186	167	159	-4.8%	-15.0%
Roca	118	130	84	220	220	201	-8.6%	70.3%
Sprague	119	168	157	146	142	136	-4.2%	14.3%
Waverly	1,152	1,726	1,869	2,448	3,277	4,279	30.6%	271.4%

Source: U.S. Census Bureau 1970 - 2020

Age Structure Analysis

Age structure is an important component of population analysis. By analyzing age structure, the city can determine the key dynamics affecting the population growth or decline as well as sustainability of Bennet's population. Each age group affects the population in a number of different ways; the existence of large younger age groups means a greater ability to sustain future population growth compared to large older age groups.

Table 3.2 contains the age group structure for Bennet in 2010 and 2020. The examination of age structures provides an understanding of where some of the population shifts are occurring. Reviewing population in this manner permits a detailed analysis of which specific groups are moving in and out of the city. Negative changes in a group indicate out-migration or a combination of out-migration and deaths.

Bennet saw growth in nine age groups from 2010 to 2020. The 0-4

and 5-9 groups are always an increase, since these individuals were not alive for the 2010 Census. Outside of the 2010 age groups of 0-4 and 5-9 years, the other increases were in the 10-14, 30-34, 35-39, 40-44, 45-54, 65-74, and 85 and over age groups. When you eliminate the first two younger populations, 273 people moved into Bennet during the time period. Adding the new births into the mix, the total population growth was 500 people.

There were five age groups from 2010 having declined by 2020. The group with the greatest loss was the 75-84 age group, which lost 50 persons, or 83.3% over the period. The age group which lost the second most was a younger age group, 15-19. This age group lost 29 persons, or 42.6%. This is likely from high school students graduating and moving on to higher education opportunities.

Age Profile

As seen in Figure 3.1, between 2010 and 2020, the median age in Bennet increased from 32.5 to 38.4. Lancaster County's median

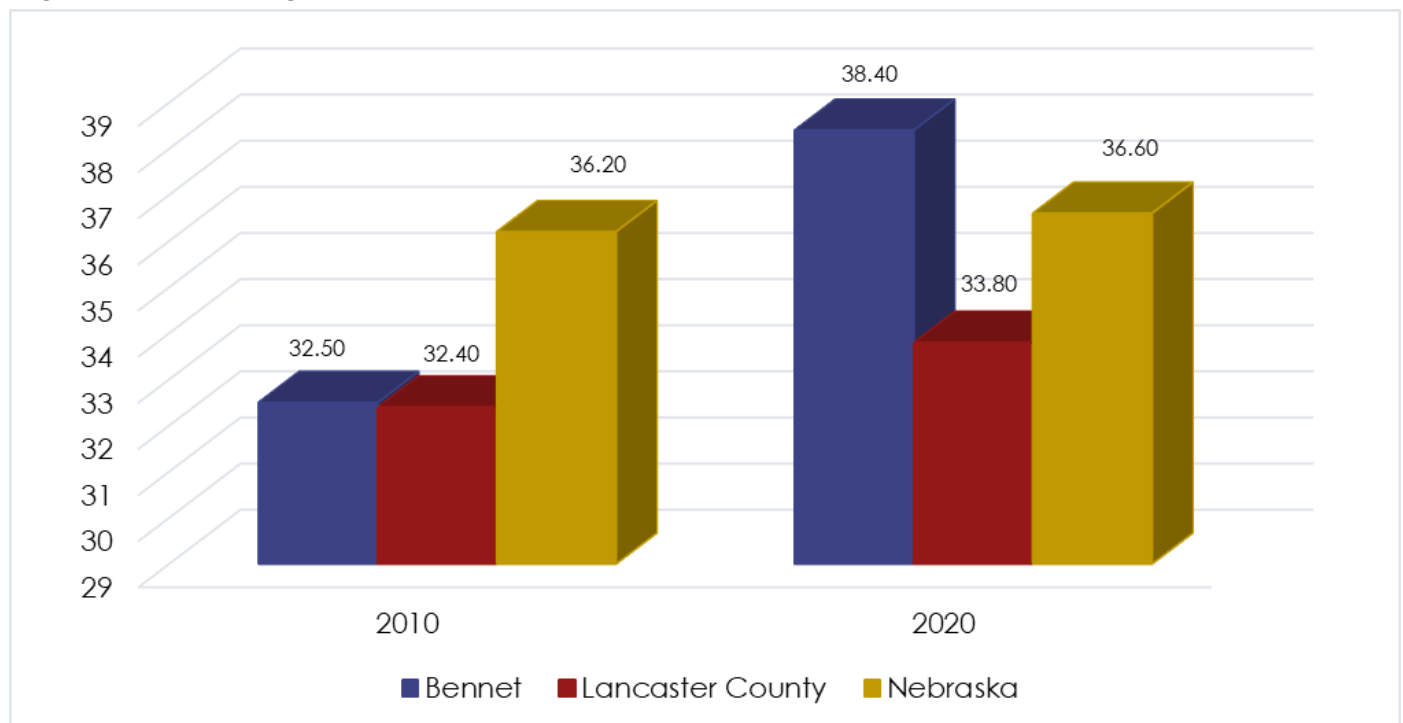
age increased marginally each year over the time period, reaching 33.8 by 2020. Nebraska's median age also increased by 0.4 years. The median age in Bennet is nearly 4.6 years higher than the county's and 1.8 years higher than Nebraska's median age. Young people are moving out of Bennet and typically not moving back until they are in their early 30's, which is partially responsible for the higher median age. Lastly, as of 2020, two of the largest age groups in the city are the 45-54 and 55-64 age groups, raising the median age overall.

Table 3.2: Age Characteristics

Age Characteristics Breakdown 2010-2020					
Age in 2010	2010 population	Age in 2020	2020 population	Cohort Change	% Change
		0-4	119	119	N/A
		5-9	108	108	N/A
0-4	41	10-14	56	15	36.6%
5-9	68	15-19	39	-29	-42.6%
10-14	43	20-24	19	-24	-55.8%
15-19	53	25-29	52	-1	-1.9%
20-24	45	30-34	102	57	126.7%
25-29	52	35-39	85	33	63.5%
30-34	52	40-44	71	19	36.5%
35-44	79	45-54	208	129	163.3%
45-54	121	55-64	118	-3	-2.5%
55-64	55	65-74	74	19	34.5%
65-74	60	75-84	10	-50	-83.3%
75 & older	26	85 and over	27	1	3.8%
Total	695		1,088	393	23.2%

Source: ACS 5 Year Estimates 2010 and 2020

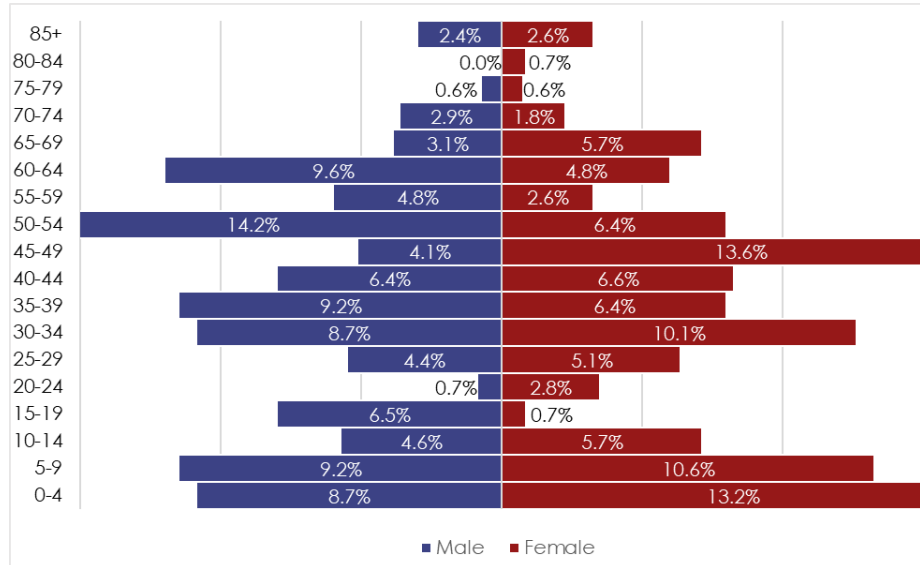
Figure 3.1: Median Age in Bennet, Lancaster County, and Nebraska



Source: ACS 5 Year Estimates 2010 and 2020

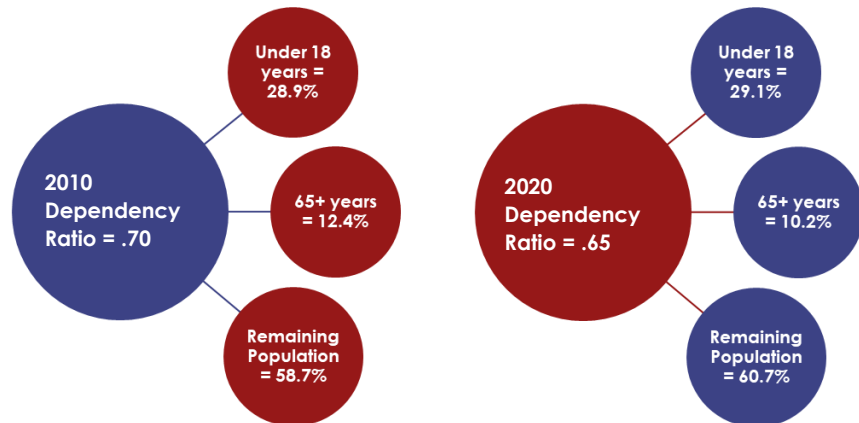
Figure 3.2 is a population pyramid of the current age structure of Bennet, as reported by the ACS. The largest cohort of males (14.2%) were men aged 50-54 years. The largest cohort of women (13.6%) were women age 45-49 years. There was a greater share of men than women over the age of 50. Service providers for senior citizens should take this gender discrepancy into account during program planning. Among working age population (20-64), the smallest cohort among men were age 20-24 (0.7%) and among women were age 55-59 (2.6%). The larger numbers of younger people in age cohorts 30-34 and 35-39 are prime candidates for workforce training.

Figure 3.2: Population Pyramid 2020



Source: ACS 5 Year Estimates 2020

Figures 3.3 and 3.4: Dependency Ratios 2010 (left) and 2020 (right)



Sources: ACS 5 Year Estimates 2010 and 2020

Dependency Ratio

The dependency ratio examines the portion of Bennet's supporting age groups historically dependent upon others for survival (those under 18 years and those 65 years and older). The dependency ratio is important to examine because it focuses on the number of dependent persons and if there is enough employed persons in the community to support the dependent populations and the employed population.

Figure 3.3 and 3.4 indicates the dependency ratios for 2010 and 2020 in Bennet. The portion of persons less than 18 years of age increased marginally by 0.2%. Those aged 65 years and older decreased by 2.2% over the time period. In 2010, Bennet had a dependency ratio of 0.70 (41.3%/58.7%). By 2020 the dependency ratio had decreased to 0.65 (39.3%/60.7%).

Dependency Ratio

This ratio examines the portion of a community's earnings that is spent supporting age groups typically and historically dependent on the incomes of others.

< 1: 1 Independent resident is able to support more than 1 Dependent resident

= 1: 1 Independent resident able to support 1 Dependent resident

> 1: 1 Independent resident able to support less than 1 Dependent resident

(%18 years and younger + %65 years and older)
divided by

Table 3.3: Ethnicity

Ethnicity	2010		2020		2010 to 2020	
	Number	% of Pop.	Number	% of Pop.	Net Change	% change
White alone	709	98.6%	984	90.9%	275	38.8%
Black or African American alone	0	0.0%	4	0.4%	4	N/A
American Indian and Alaska Native alone	0	0.0%	0	0.0%	0	N/A
Asian alone	1	0.1%	2	0.2%	1	100.0%
Native Hawaiian and Other Pacific Islander alone	0	0.0%	1	0.1%	1	N/A
Some Other Race alone	0	0.0%	3	0.3%	3	N/A
Two or More Races	7	1.0%	50	4.6%	43	614.3%
Hispanic Origin (Any Race)	2	0.3%	38	3.5%	36	1,800.0%

Source: U.S. Census Bureau 2010 and 2020

Ethnicity

Bennet was predominantly White alone in 2010; this did not change by 2020. This will likely continue into the future for the city based on these trends. The White alone group increased exponentially as the population in Bennet overall also greatly increased (a change of 38.8%). The Hispanic Origin (Any Race) population increased from 2 to 38 between 2010 to 2020. The Two or More Races population group also increased over the time period, growing from 7 persons to 50 persons.

Population Projections

Population projections are estimates based upon past and present circumstances. The use of population projections allows Bennet to estimate the potential population in future years by looking at past trends. By scrutinizing population changes in this manner, the City will be able to develop a baseline of change from which future scenarios can be generated. A number of factors including demographics, economics, and social may affect projections positively or negatively.

At the present time, these projections are the best tool for predicting future population changes. There are many methods to project the future population trends; the one projection technique used is intended to provide Bennet a broad overview of possible population changes in the future.

Trend Line Analysis

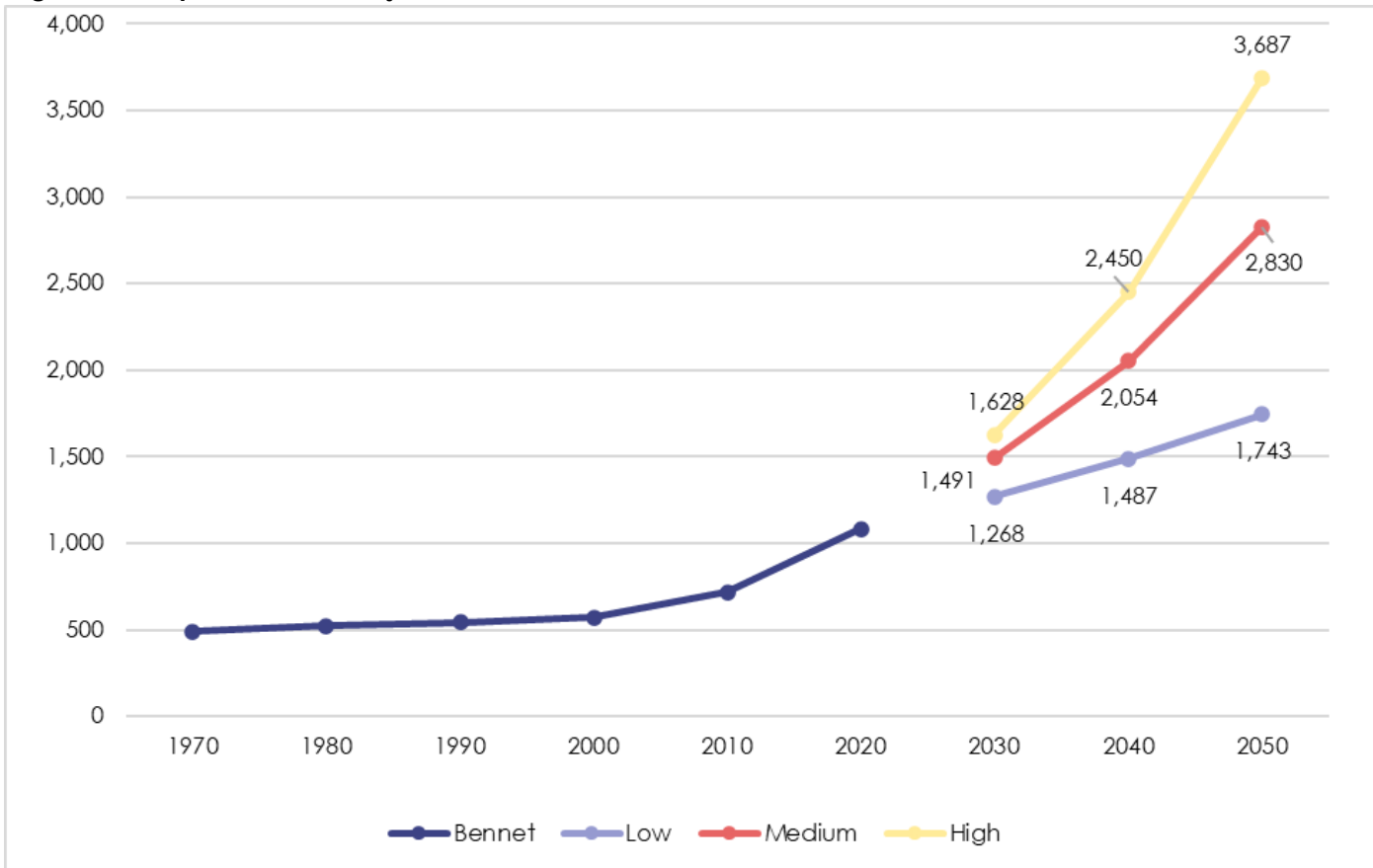
Trend Line Analysis is a process of projecting future populations based upon changes during a specified period of time. In the analysis of Bennet, four different trend lines of population change were reviewed: 2010 to 2020, 2000 to 2020, 1990 to 2020, and 1970 to 2020.

A review of these trend lines indicates Bennet will see varied levels of population changes between now and 2050. The following projections summarize the decennial population for Bennet through 2050.

1970 to 2020	
Year	
2020	1,082 persons
2030	1,268 persons
2040	1,487 persons
1990 to 2020	
Year	
2020	1,082 persons
2030	1,361 persons
2040	1,711 persons
2000 to 2020	
Year	
2020	1,082 persons
2030	1,491 persons
2040	2,054 persons
2010 to 2020	
Year	
2020	1,082 persons
2030	1,628 persons
2040	2,450 persons



Figure 3.5: Population and Projections



Source: U.S. Census Bureau 1970 - 2020, Marvin Planning Consultants

Summary of Population Projections

Three population projection scenarios were selected and include a low, medium, and high series.

Each projection trend shows exponential growth for the city. As the planning period moves forward, Bennet must be prepared for an increase in population, no matter the trends shown above.

Year	1970 to 2020
2020	1,082 persons
2030	1,268 persons
2040	1,487 persons

Year	2000 to 2020
2020	1,082 persons
2030	1,491 persons
2040	2,054 persons

Year	2010 to 2020
2020	1,082 persons
2030	1,628 persons
2040	2,450 persons





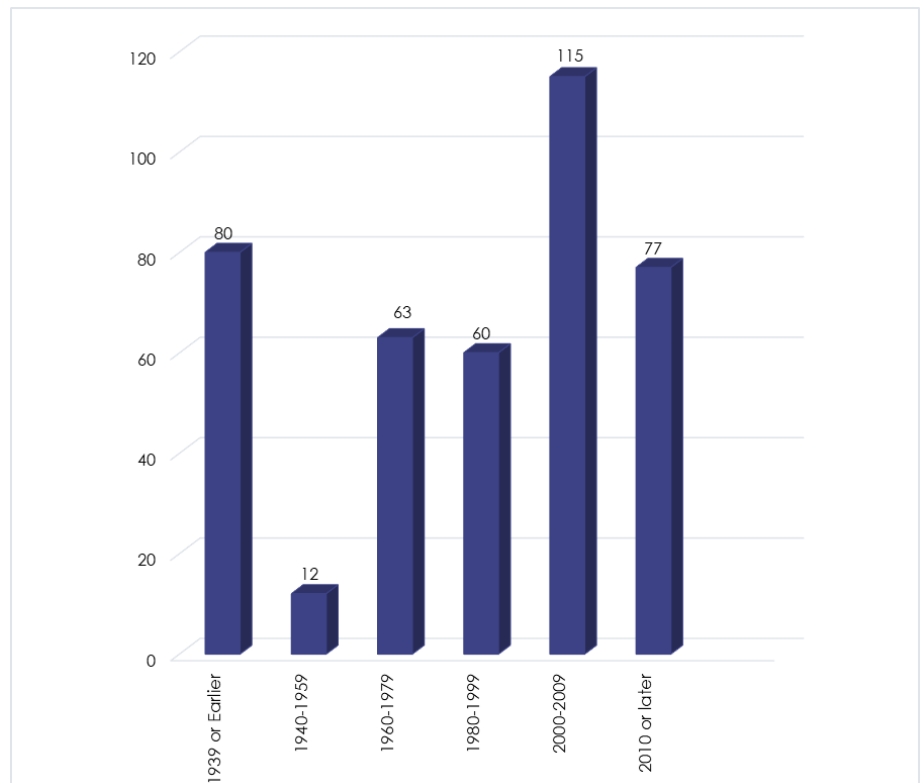
Chapter 4 Housing

Housing Profile

The housing profile examines past and present housing conditions in the city. Doing so identifies potential needs including provisions for safe, decent, sanitary, and affordable housing for all. Projecting future housing needs requires several factors to be considered including population change, household income, employment rates, land use patterns, and residents' attitudes.

Trends examined in this chapter compare Bennet to the other communities in the county, excluding Lincoln. Lincoln is the second largest city in the state, placing it in a category unlike all other communities in the county. Housing comparisons to Lincoln will not be helpful for Bennet at this time.

Figure 4.1: Age of Existing Housing Stock



Source: ACS 5 Year Estimates 2020

Existing Housing Stock

Housing stock age can reveal much about population and economic conditions of the past. Examining these data provides a better understanding of the overall housing quality in Bennet.

Figure 4.1 on the previous page indicates 80 homes, or 19.7% of Bennet's 407 total housing units, were constructed prior to 1940. Between 1940 and 2000, only 135 houses were built. Post 2000, 192 have already been built. The population began growing considerably after 2000, thus the housing booms can be explained by population growth. These data ultimately indicate the local economy has been gaining strength since 2000.

A total of 38.1% of all housing units in Bennet were constructed prior to 1980. Due to the age of these homes, there may be a need for special weatherization programs to bring these homes up to current energy efficiency standards.

Persons in Households

Households are typically single-family, duplexes, or apartments. Group quarters are places where people live or stay in a group living arrangement. These units are owned or managed by an organization providing housing and/or services for the residents. These services may include custodial or medical care as well as other types of assistance, and residency is commonly restricted to those receiving these services. People living in group quarters are usually not related to each other. In both 2010 and 2020, no persons lived in group quarters in Bennet.

Figure 4.2: Persons in Households



Source: ACS 5 Year Estimates 2010 and 2020

Table 4.1: Persons per Households

Community	2010	2020	% Change, 2010-2020
Bennet	2.62	2.69	2.7%
Davey	2.21	2.28	3.2%
Denton	2.53	2.22	-12.3%
Firth	2.87	2.63	-8.4%
Hallam	2.52	2.99	18.7%
Hickman	2.75	3.10	12.7%
Malcolm	2.52	2.66	5.6%
Panama	2.95	2.67	-9.5%
Raymond	2.26	2.42	7.1%
Roca	2.99	2.06	-31.1%
Sprague	2.25	1.74	-22.7%
Waverly	2.77	2.84	2.5%

Source: ACS 5 Year Estimates 2010 and 2020

Table 4.2: Housing Units by Type

Unit Type	2020
1-unit, detached	392
1-unit, attached	6
2-9 units	5
10 or more units	0
Mobile home, Boat, RV, Van, etc.	4

Source: ACS 5 Year Estimates 2020

Persons per Household

From 2010 to 2020, the persons per household rose in Bennet, if only marginally. Over the period, household sizes did not decrease, at the very least. In the

rest of the county, Hallam saw the largest increase in household size. The average persons per household in Bennet in 2020 is near the normal trend in the Midwest and the United States. The trend nationally has been

towards a declining household size.

Occupied Housing by Type

Occupied housing units in the city increased by 139 units from 2010 to 2020. Renter occupied units decreased by 17 over the time period. According to ACS data, there are three vacant units in the city, down from five in 2010.

Housing Type Breakdown

The majority of housing units in Bennet, as of 2020, were 1-unit detached households (Table 4.2). These are likely single-family households. There were a small number of rentals in the city as well as mobile homes.

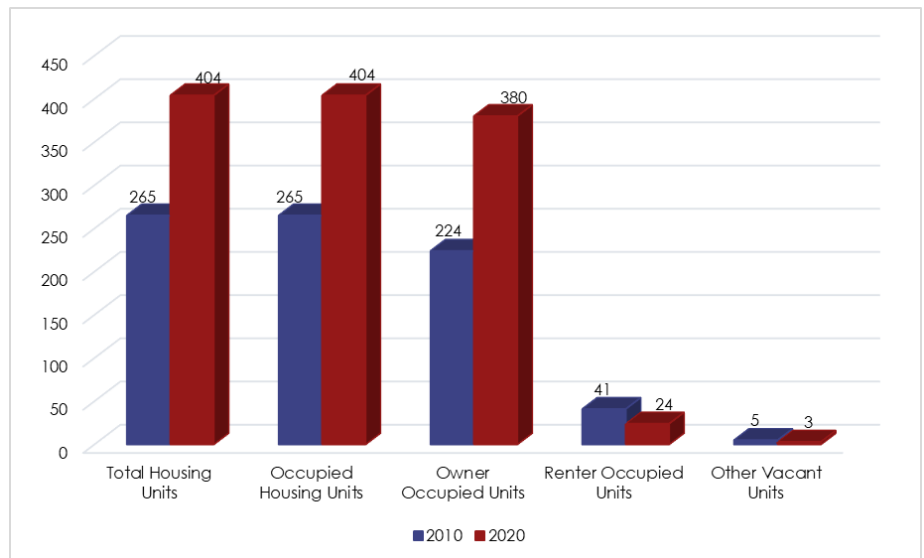
Median Gross Rent

Median gross rent in Bennet decreased between 2010 and 2020 by \$54. This is a decrease of 10.2%. Median gross rent in Nebraska increased by 32.3% between 2010 and 2020.

Comparing changes in median gross rents between 2010 and 2020 with the Consumer Price Index ("CPI"), "inflation", enables local housing costs to be compared to national economic conditions.

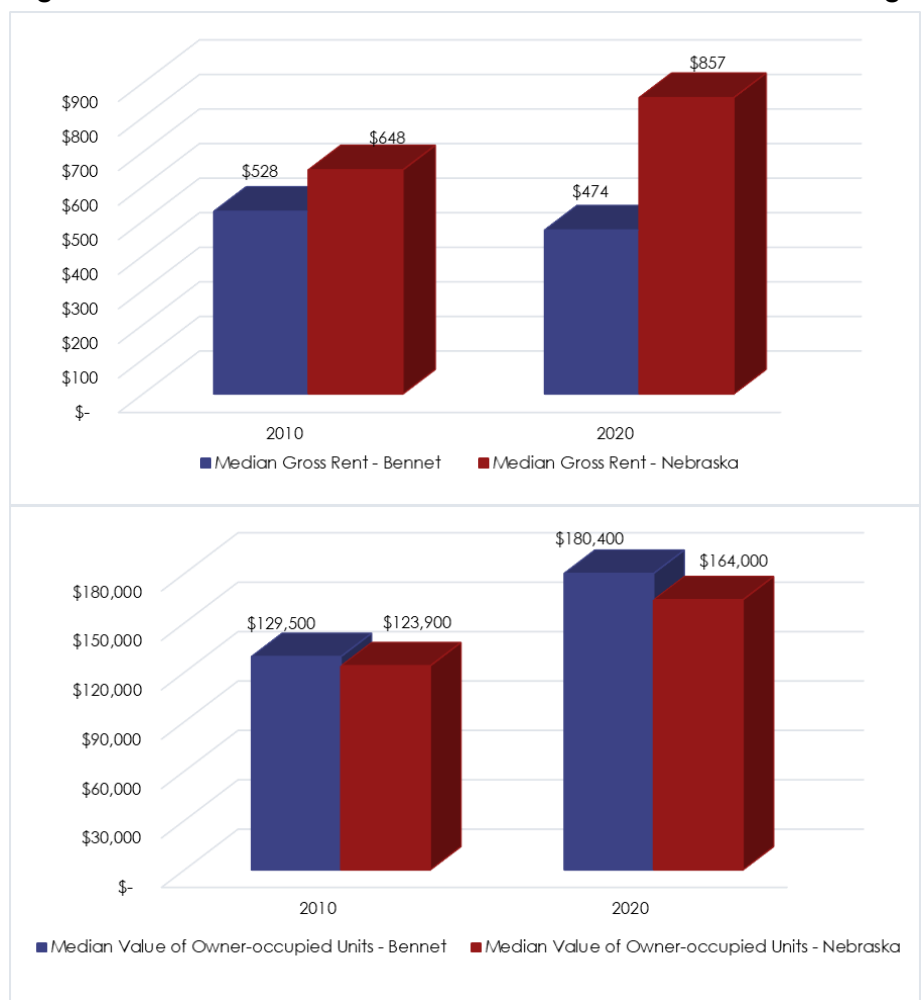
Inflation increased at a rate of 19.0% between 2010 and 2020, indicating Bennet's landlords were making less money on average in 2020 compared to 2010 in terms of real dollars. In comparison, Nebraska's median gross rent grew well above the CPI over the time period.

Figure 4.3: Occupied Housing by Type



Source: ACS 5 Year Estimates 2010 and 2020

Figures 4.4 and 4.5: Median Gross Rent and Median Value of Housing



Source: ACS 5 Year Estimates 2010 and 2020

Median Gross Value

The median value of owner-occupied housing units in Bennet increased from \$129,500 in 2010 to \$180,400 in 2020, or 39.3%. Over the same time period, the state's median value had increased by 24.5% from \$123,900 to \$164,000. Bennet's median value of owner-occupied units was 110.0% of the state's median value in 2020. The median value of owner-occupied units in Bennet increased at a considerably higher rate than CPI did over the time period. The state's median value of owner-occupied units also increased at a higher rate than the CPI.

Persons Per Household

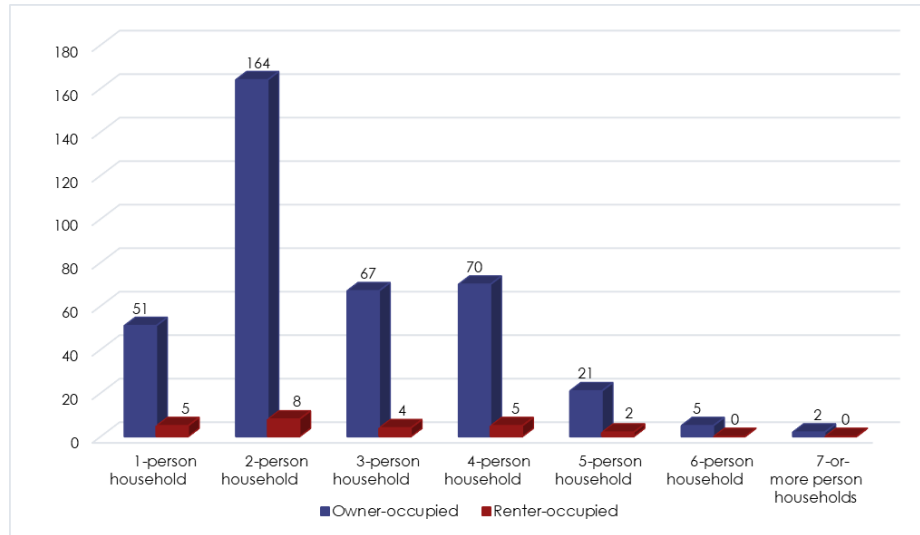
Figures 4.5 and 4.6 show tenure (owner-occupied and renter-occupied) of households by number and age of persons in each housing unit.

In 2020, the largest section of owner-occupied housing in Bennet was in the 2-person household, with 164 units or 43.2% of the total owner-occupied units. By comparison, the largest household size for rentals was also in the 2-person household with 8 renter-occupied housing units, or 33.3% of the total renter-occupied units.

In 2020, the age cohort representing the largest home ownership group were those between 45 and 54 years old. This age cohort represented 29.5% of home-owners. The 35 to 44 age cohort, the second largest, represented 19.2% of home-owners.

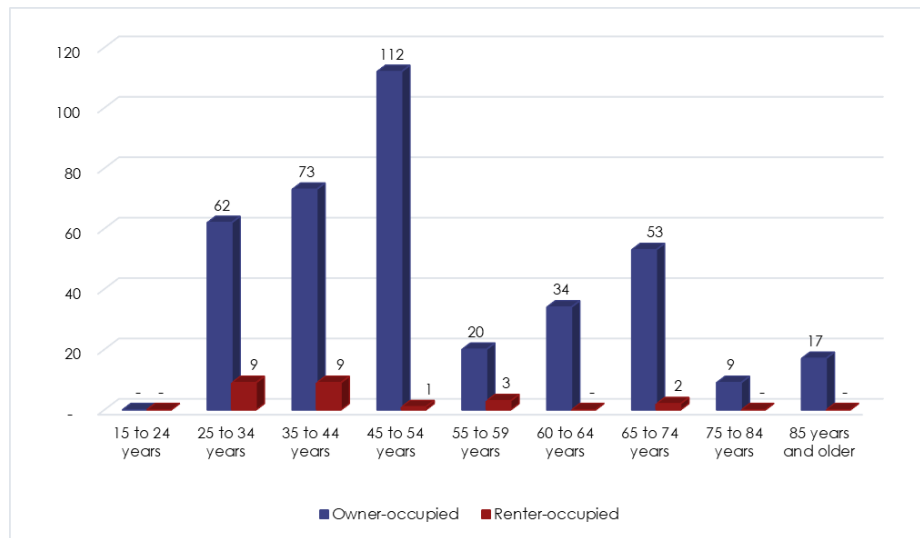
Renter-occupied housing was dominated by the 25 to 34 and the 35 to 44 age cohorts. These

Figure 4.5: Persons by Household Type



Source: ACS 5 Year Estimates 2020

Figure 4.6: Age by Household Type 2020



Source: ACS 5 Year Estimates 2020

two cohorts represented 75.0% of all renter-occupied units in 2020, or 37.5% individually.

Substandard Housing

According to the U.S. Department of Housing and Urban Development ("HUD") guidelines, housing units lacking complete plumbing or that are overcrowded are considered substandard housing units. HUD defines a complete plumbing facility as hot and cold-piped water, a bathtub or shower, and

a flush toilet; overcrowding is more than one person per room. In addition, anytime there is more than 1.0 persons per room, the housing unit is considered overcrowded, thus substandard. According to the ACS, there are no substandard units in Bennet. Even so, the city should not assume there are no substandard housing units. Housing units containing major defects requiring rehabilitation or upgrading to meet building, electrical, or plumbing codes



should also be included in an analysis of substandard housing.

A comprehensive survey of the entire housing stock should be completed every five years to determine and identify the housing units which would benefit from remodeling or rehabilitation work. This process will help ensure the city maintains a high quality of life for its residents through protecting the quality and quantity of its housing stock.



Housing Goals, Objectives, and Policies

Housing Goal H-1:

There is an increase in the number and types of housing units to meet the needs of Bennet's current and future residents.

Objectives and Policies:

H-1.1: Prioritize public funding for projects incorporating affordable, missing middle and/or workforce housing;

H-1.2: Explore creating a Community Land Trust;

H-1.3: Explore shared risk loan pools for higher-risk workforce and affordable housing projects, and;

H-1.4: Rental properties in the city increase.

Housing Goal H-2:

Existing housing is improved and preserved.

Objectives and Policies:

H-2.1: Target redevelopment strategies toward vacant and abandoned properties;

H-2.2: Target funds toward property improvement for low and moderate income residents;

H-2.3: Develop programs to promote the private renovation of vacant homes, and;

H-2.4: Consider participation in the Southeast Area EDD code enforcement program.

Housing Goal H-3:

Development costs are reduced where possible.

Objectives and Policies:

H-3.1: Explore partnerships with the Nebraska Manufactured Housing Association to work with local housing manufacturers to develop a palette of neighborhood context sensitive home plans that can be constructed on infill lots, and;

H-3.2: Proactively extend public utilities to reduce the costs of development and encourage development in appropriate areas.

Housing Goal H-4:

Household stability is improved.

Objectives and Policies:

H-4.1: Work with existing subsidized housing owners to ensure their properties are well-maintained and the affordable units are preserved;

H-4.2: Work with affordable housing developers to create additional rental housing for very-low income families;

H-4.3: Explore establishing an LB424 Land Bank.

H-4.4: Preserve and expand the supply of affordable housing with a broad range of innovative approaches, up to and including: incentives, inclusionary zoning, targeted financial tools, public-private partnerships, and other tools and techniques as appropriate, and;

H-4.5: Provide multi-modal access with universal design to expand housing choices.



Economic Profile

Economic development is a process of investment to increase the well-being of a community. The creation of new enterprises and the retention and expansion of existing businesses enables the creation of jobs for current and new residents, and provides new sources of income.

A diversified economic base enables a community to respond to changing economic conditions, increase local income, create job opportunities, and improve the quality of life of a community. As Edward Hill of The Ohio State University wrote in *Economic Development Quarterly* (2023): "Economic development introduces new goods and services into a region's portfolio of traded products or expands the productive capabilities of existing members of a region's economic base."

In this section, income and employment data and trends are presented and analyzed for Bennet, Lancaster County, communities in Lancaster County (excluding Lincoln), and the state of Nebraska. This section also contains a more detailed analysis of commercial real estate trends.

Many economic data sources only cover counties, metropolitan statistical areas ("MSAs"), and states. City-specific data is considered when available.

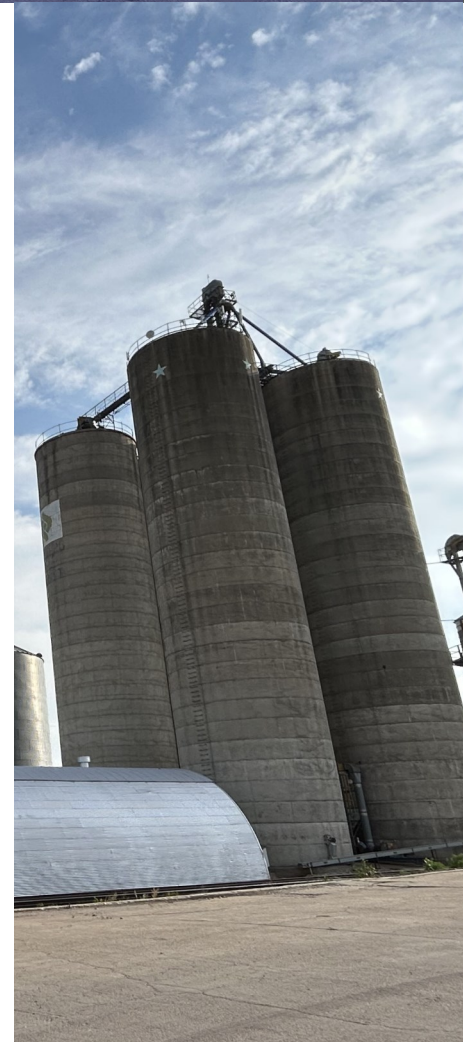
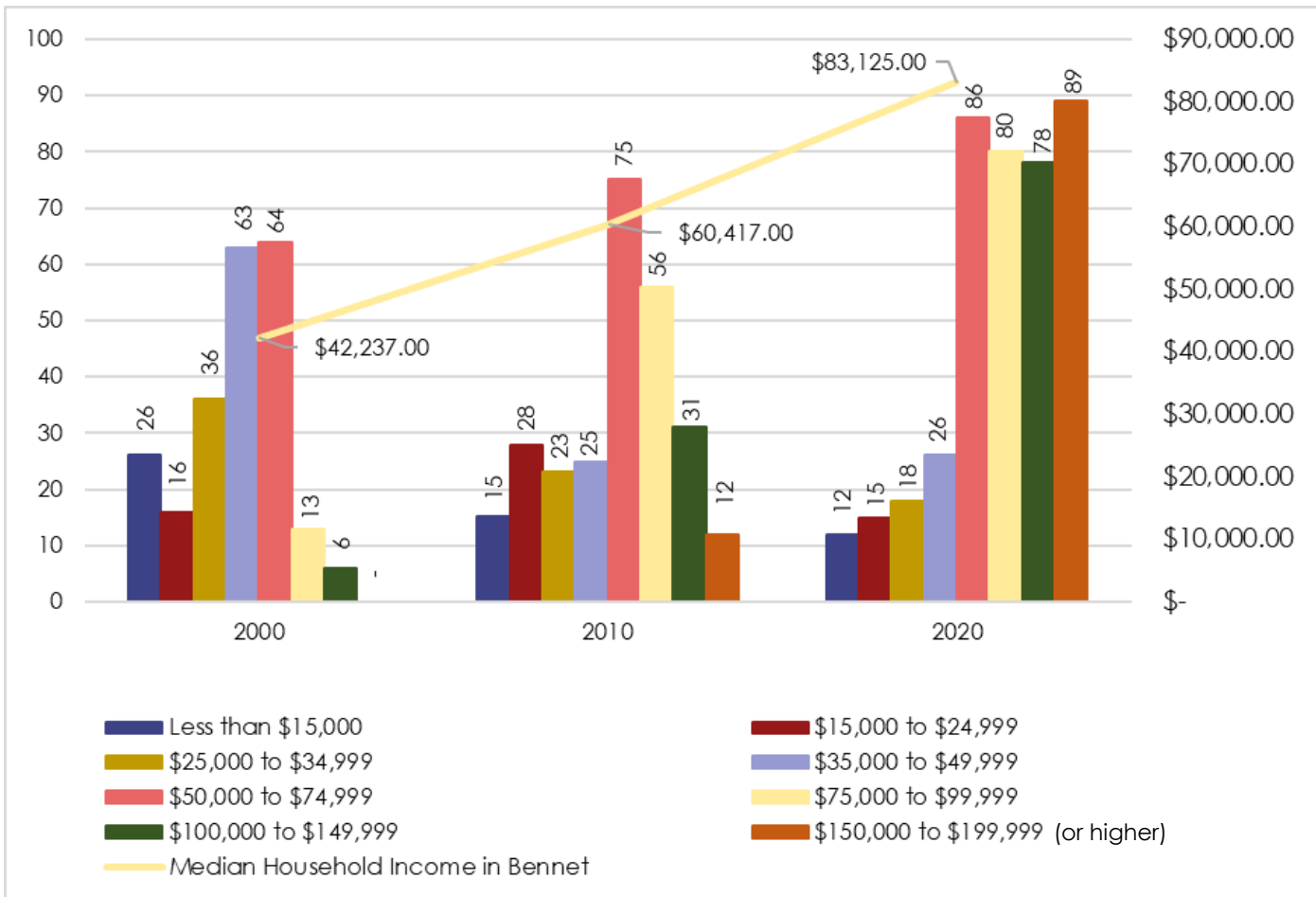


Figure 5.1: Household Incomes



Sources: U.S. Census Bureau 2000, ACS 5 Year Estimates 2010 and 2020

Table 5.1: Percent of Households in Census Income Brackets, Bennet compared to Nebraska, 2020

Community	Less than \$15,000	\$15,000 to \$24,999	\$25,000 to \$34,999	\$35,000 to \$49,999	\$50,000 to \$74,999	\$75,000 to \$99,999	\$100,000 to \$149,999	\$150,000 to \$199,999
Bennet	8.3%	7.4%	7.6%	12.4%	17.4%	13.5%	17.4%	16.0%
Nebraska	3.0%	3.7%	4.5%	6.4%	21.3%	19.8%	19.3%	22.0%

Source: ACS 5 Year Estimates 2020

Income Statistics

Income statistics for households are important in determining the earning power of households in a community. These data were reviewed to determine whether households experienced income increases at a rate comparable to the state of Nebraska and the Consumer Price Index ("CPI").

Figure 5.1 indicates the number of households in each income

range for Bennet from 2000 to 2020. The number directly above each column represents the number of households in each category. The household income range most commonly reported for each time period was \$50,000 to \$74,999 (28.6% and 28.3% of all households) in 2000 and 2010 and \$150,000 to \$199,999 (22.0% of all households) in 2020. Those households earning less than \$15,000 accounted for 11.6%, 5.7%, and 3.0% of all households

for the three time periods, respectively. These households account for the poorest of the poor in the city. In addition, the households earning less than \$35,000 made up 34.8%, 24.9%, and 11.1% of all households for the time period in Bennet, respectively.

The median household income for Bennet was \$42,237 in 2000, which was \$2,987 more than the state's median income of

\$39,250. By 2010, the median household income increased to \$60,417 (an increase of 43.0%), which was about \$11,000 higher than the state's median household income of \$49,342. By 2020, the median household income had risen again to \$83,125, which was a rise of 37.6% from 2010. The city's median household income had greatly surpassed the state's median household income of \$63,015 by 2020.

The CPI rose 50.5% over the time period, which indicates household incomes in Bennet did exceed inflation, with an increase of 96.8%. Household incomes in Nebraska rose by 60.5%, thus, the state also exceeded the rate of increase in CPI.

Household Incomes Compared to Nebraska

When compared to Nebraska, Bennet shows a higher share of households living below the \$50,000 to \$74,999 income range.

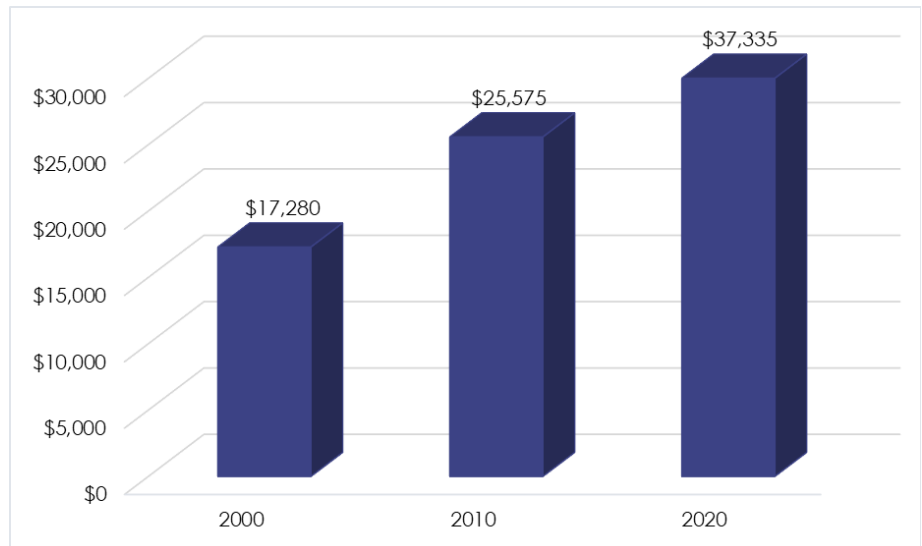
Per Capita Income

The per capita income in Bennet increased from \$17,280 in 2000 to \$37,335 in 2020, or an increase of 116.1%. Bennet's per capita income in 2000 was 88.1% of the state per capita income of \$19,613. By 2010, the city's per capita income level increased to 103.4% of the state's per capita income level of \$24,744. Finally, in 2020, per capita income in Bennet was up to 112.4% of the state of Nebraska's per capita income (\$33,205).

Income and Education

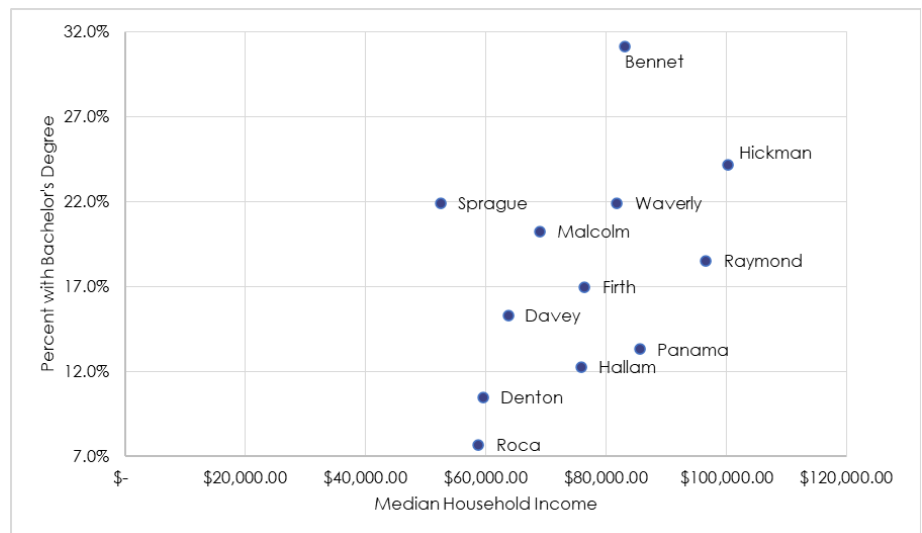
With occasional exceptions, income and higher educational attainment tend to be highly

Figure 5.2: Per Capita Income



Sources: U.S. Census Bureau 2000, ACS 5 Year Estimates 2010 and 2020

Figure 5.3: Income by Educational Attainment, 2020



Source: ACS 5 Year Estimates 2020

correlated. Figure 5.3 plots Bennet and other communities in Lancaster County based on median household income and percent of adults (age 18 and above) with bachelor's degrees or higher. Bennet had the highest amount of population with bachelor's degrees or above. However, those residents had the fourth lowest median household incomes of the comparison areas. Hickman paced the communities in the county with

the highest median household income. Note, not all higher paying jobs require college degrees. The presence of the University of Nebraska-Lincoln, and the myriad of other colleges in the region, lead to the high number of persons with bachelor's degrees across the county.



Sales Tax

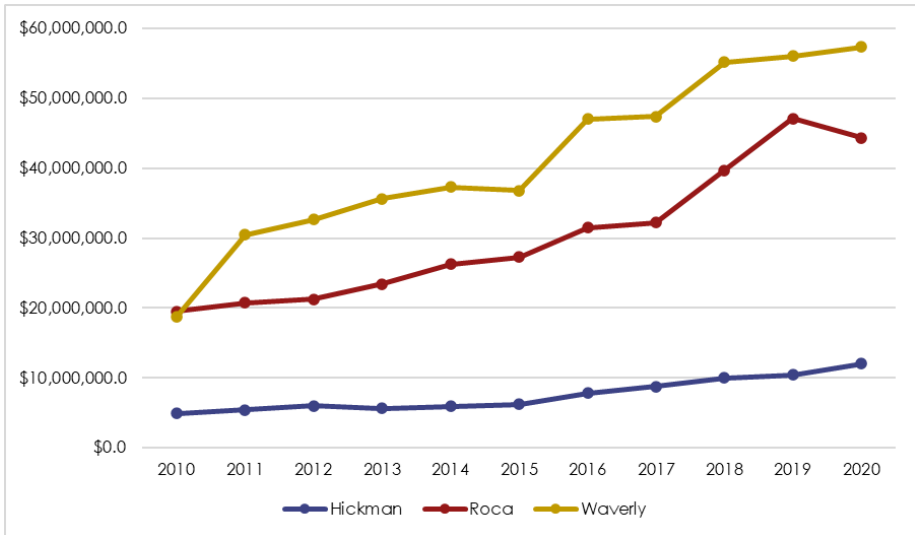
Increasing income tends to result in increasing retail sales, providing a base for employment and income for local residents. Retail sales also drive local sales and use tax receipts for municipalities and the State of Nebraska.

Of the communities in Figure 5.4, Waverly saw the highest amount of net taxable sales in 2020. Waverly has the highest population in the county outside of Lincoln, and has more retail options than the remaining communities.

Net taxable sales in Bennet have grown from over \$4,564,078 million in 2010 to over \$6,697,961 million in 2020, an increase of 46.8% (Figure 5.5). Of the remaining communities, Raymond saw the highest next taxable sales in 2020. Loos Construction, a building and remodeling service, is likely why this is the case.

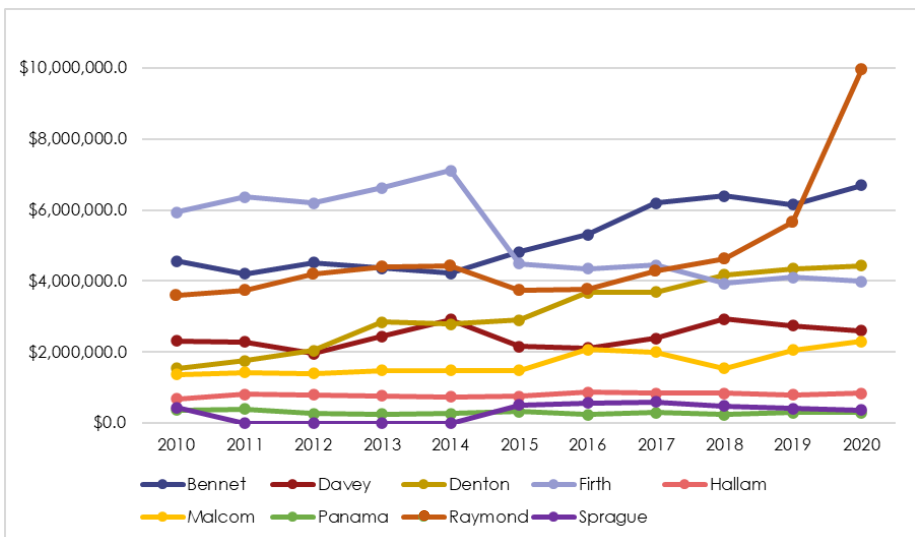
It should be noted Net Taxable Sales took a large hit across the board during the COVID pandemic in 2020. The overall impacts of the pandemic, along with shifts towards online sales, will continue to bear watching.

Figure 5.4: Top Communities in Net Taxable Sales, Lancaster County



Source: Nebraska Dept. of Revenue, Non-Motor Vehicle Sales Tax Collections

Figure 5.5: Remaining Communities in Net Taxable Sales, Lancaster County



Source: Nebraska Dept. of Revenue, Non-Motor Vehicle Sales Tax Collections

Employment

The ACS estimates employment statistics for the people who live in an area. These represent people who live in the city of Bennet, whether they work in the city or commute outside the city. If more people are employed in an industry, it may indicate opportunities for local job creation.

In Bennet, 222 residents reported they worked in the Educational services, and health care and social assistance industry in 2021 (Figure 5.6). Commuting data suggest these persons commute out of the city to work in facilities such as Bryan Health.

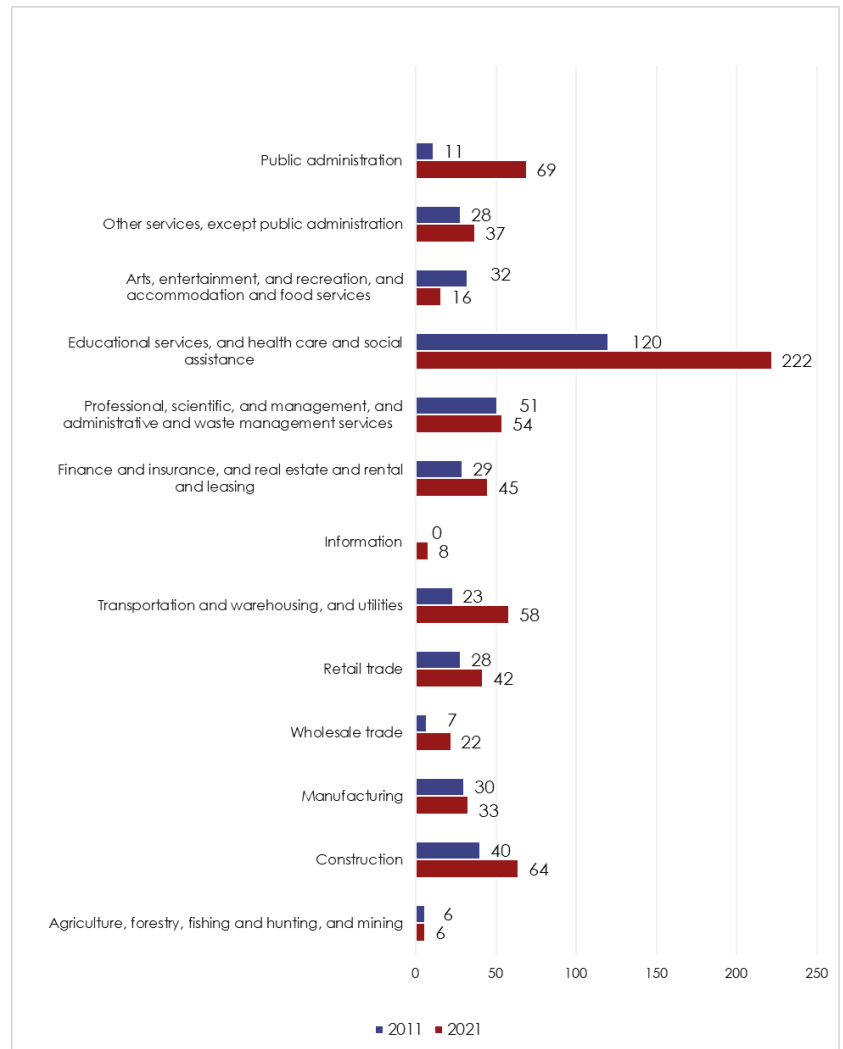
Public Administration is the next highest employer reported by Bennet residents. District OR-1's Elementary School is located in Bennet, though there are still likely persons leaving the city to work in public administration jobs.

Commuter Trends

Bennet is part of a regional job market, with some local residents clearly leaving the city to commute to work elsewhere, as Figure 5.6 begins to suggest.

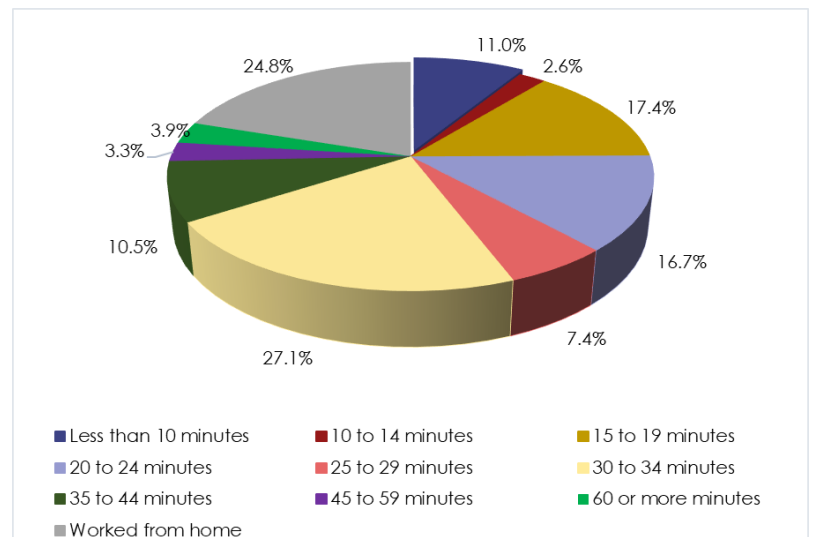
Travel time to work affects quality of life. If commute time becomes excessive, people may seek work closer to home or leave the community to move closer to their workplace. 11.0% of commuters traveled 10 minutes or less to work, including the 24.8% who worked from home (Figure 5.7). 68.9% commute 20 or more minutes to work, including 7.2% who commute 45 minutes or more to work. Those persons are presumably traveling to Lincoln or Omaha (in the case of those driving 45 minutes), as is

Figure 5.6: Bennet Residents' Employment by Industry 2011-2021



Source: ACS 5 Year Estimates 2011 and 2021

Figure 5.7: Travel Time to Work



Source: ACS 5 Year Estimates 2021

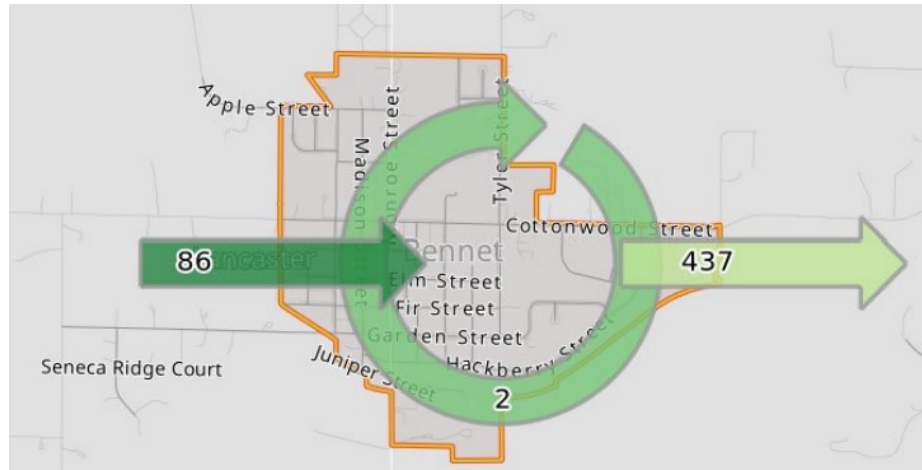
suggested in Figures 5.8 through 5.10.

The figures and associated text were compiled and written by a student at University of Nebraska-Lincoln, as part of the transportation element of this plan.

Figure 5.8 shows the census employment data which indicate 437 residents leave the city for employment, roughly 80 persons live elsewhere and commute to Bennet for work, and only two both live and work in Bennet.

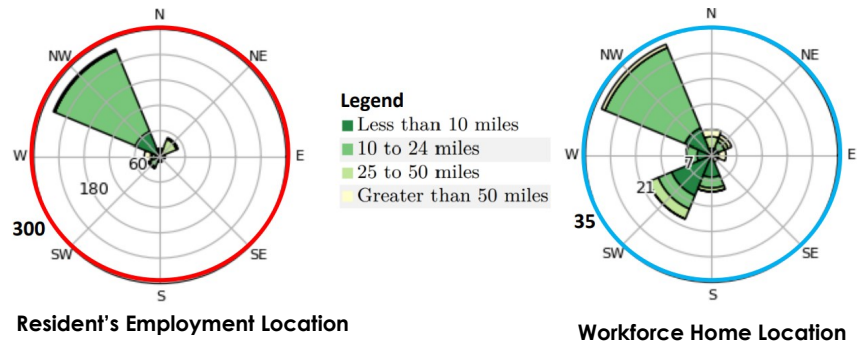
Figure 5.9 shows the commute distance and direction for both employed residents and as well as work force. These data show most of the employed population of Bennet work somewhere northwest of the city, presumably Lincoln. Nearly 240 of those people work between 10 and 24 miles away. Figure 5.10 shows Bennet's workforce is originating primarily from Lincoln as well as locations to the south and southwest such as Panama and Hickman.

Figure 5.8: Flow of Resident and Employee Base in Bennet



Source: U.S. Census Bureau 2023

Figures 5.9 and 5.10: Flow of Resident (left) and Employee Base in Bennet (right)



Source: U.S. Census Bureau 2023



Economic Profile Goals, Objectives, and Policies

Economic Profile Goal EP-1:

Promote economic development through the recommended actions in the Downtown Economic Development Plan.

Objectives and Policies:

EP-1.1: Promote local businesses by:

1. Becoming a Leadership Certified Community ("LCC") - Nebraska Department of Economic Development;
2. Establishing a Chamber of Commerce;
3. Developing branding and strategic advertising;
4. Collaborating with the Nebraska Business Development Center, and;
5. Enhancing gateways.

EP-1.2: Expand services offered, up to and including:

1. Daycares;
2. Restaurants;
3. Bookstores/print shops;
4. Art galleries/workshops;
5. Grocery stores;
6. Versatile/multi-purpose services, and;
7. Capture of through-traffic business potential.

EP-1.3: Develop education and workforce programs, up to and including:

1. Local workforce training and education;
2. Digital access;
3. Trades;
4. Internships, and;
5. Developing a Youth Talent Initiative ("DYTI") - Nebraska Department of Economic Development.

Economic Profile Goal EP-2:

Facilitate community placemaking through the recommended actions in the Downtown Economic Development Plan.

Objectives and Policies:

EP-2.1: Enhance civic engagement through:

1. Multi-generational amenities;
2. Expanded senior programs;
3. Volunteer groups;
4. Creation of a community center;
5. Developing event space, and;
6. Leveraging community-building potential of business.

EP-2.2: Activate indoor and outdoor open spaces by:

1. Improving park amenities;
2. Establishing trails connecting parks;
3. Tree planting;
4. Interpretive signage, and;
5. Supporting mobile/innovative businesses that contribute to placemaking.

EP-2.3: Promote Downtown activities through:



1. Business events;
2. Car shows;
3. Fall festivals;
4. Farmers' markets;
5. Seasonal activities, and;
6. Celebration of Bennet's founding day (July 29).

Economic Profile Goal EP-3:

There are sites available for commercial and industrial development.

Objectives and Policies:

EP-3.1: Continue to provide a clear and consistent development review process to ensure timely permit review;

EP-3.2: Identify future industrial park sites, and;

EP-3.3: When economically feasible, proactively extend public utilities to reduce the costs of development and encourage development in appropriate areas.

Economic Profile Goal EP-4:

The City is responsive to employers considering relocation.

Objectives and Policies:

EP-4.1: Develop a community profile publication with demographic, housing, and economic statistics from this Plan and the Downtown Economic Development Plan for site selectors and prospective employers;

EP-4.2: Continue to post community profiles, planning and zoning requirements, and other development information on the City of Bennet website, and;

EP-4.3: Work with the Nebraska Department of Economic Development to be responsive to potential relocation targets.



Chapter 6 Public Facilities

Bennet's Facilities

State and local governments provide a number of services to their citizens. These are referred to as public facilities. Public facilities represent a wide range of buildings and services built and maintained by different levels of government. Such facilities are provided to ensure the safety, wellbeing, and enjoyment of the residents of Bennet. These facilities and services provide residents with social, cultural, educational, and recreational opportunities.

It is important for all levels of government to anticipate the future demand for their services if the city is to remain strong and vital. The examination of existing facilities and future services are contained in this chapter. Alternatively, in some instances, there are a number of services not provided by the local or state governmental body and are provided by non-governmental entities, private organizations, or

non-profits for the community as a whole. These organizations are important providers of services and are in integral part of the community.

Facilities Plan

The Facilities Plan component of this plan reviews present capacities of all public and private facilities and services. The Facilities Plan for Bennet is divided into the categories of City Facilities, Education, Health Care, Communications, Utilities, and Parks and Recreation.

City Facilities

City Hall and Offices

The Bennet City Hall and offices are located at 685 Monroe St. This facility houses the City Clerk, Treasurer, Building and Zoning Administrator, Code Enforcement Officer, and Utility Clerk.

Source: cityofbennet.com/

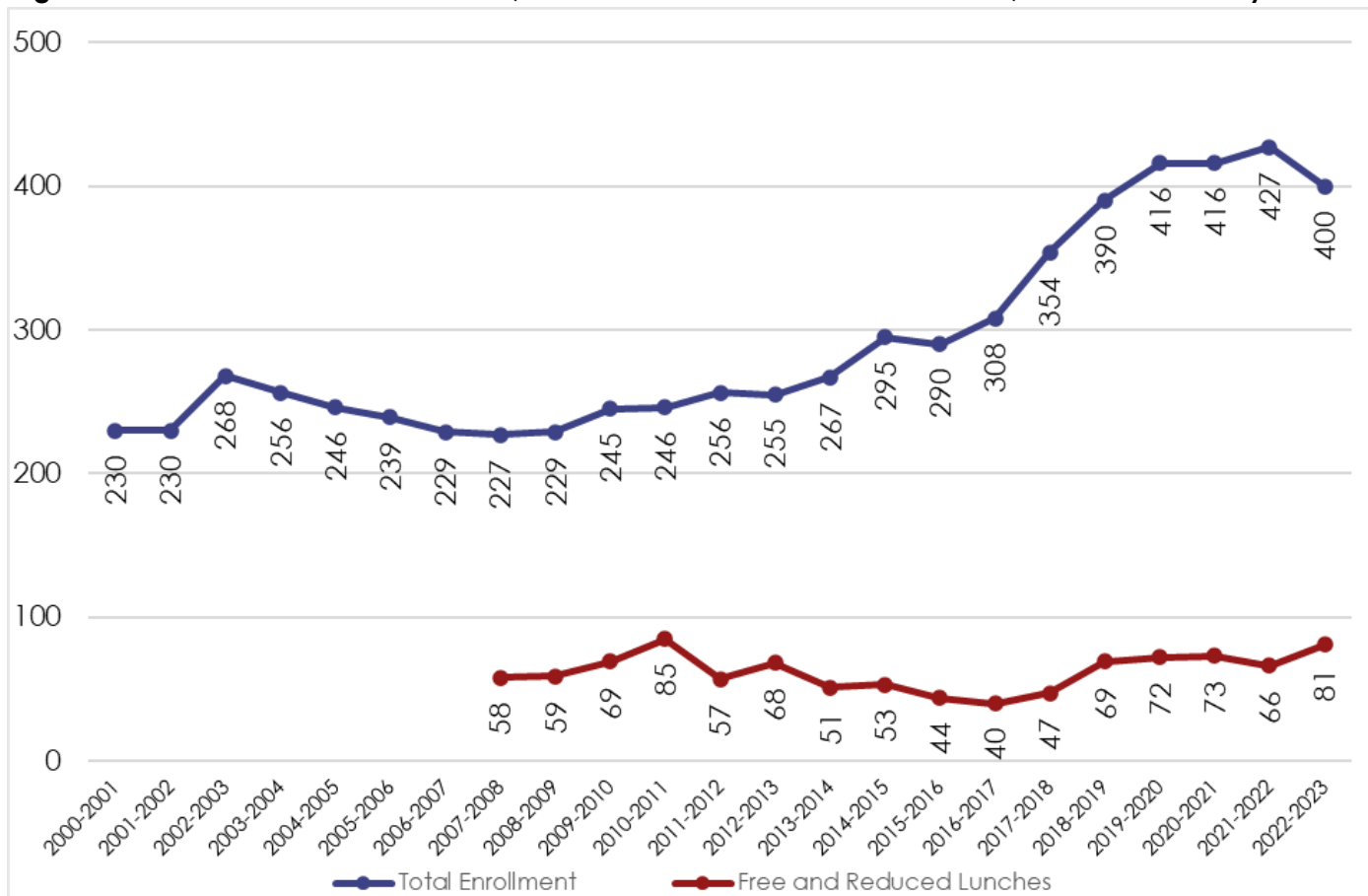
Education

District OR-1 Public Schools

Bennet is part of District OR-1 Public Schools, a combined district with the Village of Palmyra. Bennet is home to the elementary school, located at 50 Dogwood St. The Elementary School, completed in 1982, was attached to a gymnasium completed in 1963. District OR-1 recently completed an addition to the west end of the facility adding four additional classrooms. This additional space allowed for current rooms to be remodeled into a computer lab and an additional all-day kindergarten program. The playground was recently updated as well, giving students safer equipment.

As the population increased over the previous 23 years, so too has the number of students enrolled at Bennet Elementary School; there has been a steady rise in student enrollment over the time period. The school saw a peak student population of 427

Figure 6.1: School Enrollment 2000-2023, Free and Reduced Lunches 2007-2023, Bennet Elementary School



Source: Nebraska Department of Education

students in 2021-2022. The lowest point occurred during the 2007-2008 academic year with 227 students. Note the changes in Figure 6.1 are not as drastic as they may appear since the scale is set for every five students.

Free and reduced lunch data first began being recorded during the 2007-2008 academic year. The elementary school has on average provided 20.6% of its students with free and reduced lunches. As school enrollment has increased, the percentage of students participating in this program has not risen at the same rate.

(Note: modified slightly from website.)
Sources: districtor1.org/;
lancaster.ne.gov/622/Education;
Nebraska Department of Education

Regional Higher Education

Bennet is not home to any higher education facilities. However, the city has multiple institutions located closely in the state and region. These include:

- University of Nebraska-Lincoln (Lincoln);
- Nebraska Wesleyan University (Lincoln);
- Union College (Lincoln);
- Bryan College of Health Sciences (Lincoln);
- Southeast Community College (Lincoln);
- Concordia University (Seward);
- Doane University (Crete);
- University of Nebraska-Omaha (Omaha);
- Creighton University (Omaha);

- College of Saint Mary (Omaha);
- Clarkson College (Omaha);
- University of Nebraska Medical Center (Omaha);
- Nebraska Methodist College (Omaha);
- Metropolitan Community College (Omaha);
- Universal College of Healing Arts (Omaha);
- Bellevue University (Bellevue);
- Midland University (Fremont), and;
- Iowa Western Community College (Council Bluffs, Iowa)

Health Care

Bennet Senior Center

The center, located at 970 Monroe St, offers Bennet's seniors both health care and



socialization on Tuesdays and Thursdays. The Senior Center provides foot clinics and blood pressure clinics. For socialization, the center holds bingo, birthday celebrations, music programs, trips, and outings in the region. Lunches and special holiday meals are provided on call.

Source: lincoln.ne.gov/City/Departments/Aging-Partners/Staying-Involved/Senior-Centers/Bennet

Regional Health Care

Bennet is located within an hour and half drive to top-rated hospitals within the region. These include:

- Bryan East/West Campuses (Lincoln);
- CHI Health St. Elizabeth (Lincoln);
- Lincoln Surgical Hospital (Lincoln);
- CHI Health Nebraska Heart (Lincoln);
- Memorial Hospital (Seward);
- Crete Area Medical Center (Crete);
- CHI Health Lakeside (Omaha);
- CHI Health Creighton University Medical Center—Bergan Mercy (Omaha);
- OrthoNebraska Hospital (Omaha);
- Nebraska Medical Center (Omaha);
- Midwest Surgical Hospital (Omaha);
- Methodist Hospital (Omaha);
- CHI Health Midlands (Omaha);
- CHI Health Immanuel (Omaha);
- Nebraska Spine Hospital (Omaha);
- Children's Hospital and Medical Center (Omaha);
- Boys Town National Research Hospital (Boys Town);
- Methodist Women's Hospital (Elkhorn);
- Bellevue Medical Center

(Bellevue);

- Methodist Fremont Health (Fremont);
- CHI Health Midlands (Papillion), and;
- Syracuse Area Health (Syracuse)

Communications

In this day and age, strong and reliable communication methods are critical to all people. As humans, we want to stay in touch with our families, friends, and the day to day activities and news occurring around us. This section provides the different communication media available in and around Bennet.

Local News

The Voice News is a newspaper serving 25 communities across southeast Nebraska. The Voice News is based out of Hickman.

The Lincoln Journal Star, based out of Lincoln, serves and covers the news in Southeast Nebraska.

Sources: voicenewsnebraska.com/; journalstar.com/

Cable

Presently there are no local television stations located in Bennet. The over the air stations serving the area originate out of Omaha and Lincoln.

- KM3 News CBS affiliate (Omaha);
- 6 News NBC affiliate (Omaha);
- KETV ABC affiliate (Omaha);
- KOLN (Lincoln);
- CW Nebraska (Omaha);
- KLKE (Albion), and;
- KPTM Fox affiliate (Omaha)

Source: americantowns.com/bennet-ne/tv-stations/

Radio

58 terrestrial radio stations can be found in Bennet. These stations are located in Nebraska, Kansas,

Missouri, South Dakota, and Iowa.

Internet

Residents have three internet providers to choose from. Those providers are SpectrAir, Windstream, and Zito.

Bennet will be benefitting from the Lancaster County Broadband Infrastructure Project, set to be completed by the end of 2023. Lancaster County will see an estimated 175 miles of conduit in the county, allowing telecommunications providers to install fiber. This project was funded by the American Rescue Plan Act.

Sources: City of Bennet; lancaster.ne.gov/

Utilities

Utilities in Bennet include water, sewer, electric, gas, trash, and recycling. The city does not provide recycling. These services provide city residents with basic needs, all of which will have to adjust as the city grows.

Water

Bennet's water source is Lancaster County Rural Water District #1. Water is purchased and then stored and distributed from a 100,000 gallon water tower located in northwest Bennet. The water tower was recently drained in preparation of complete rehabilitation of the tank. Bennet's water distribution system consists of mains ranging in size from 4" to 8". As of the writing of this plan, water quality and quantity are a major concern for the city. Growth occurring in the future will be dictated by water, for good or for bad.

Source: City of Bennet



Sewer

The city's wastewater system is served by a waste water treatment facility located at 17200 Bennet Rd. The wastewater treatment facility has a maximum design capacity of 150,000 gallons per day. The sanitary sewer collection system consists of 6" to 10" sewer mains.

Source: City of Bennet

Electricity

Residents are provided electricity from Nebraska City Utilities, a public power district. Nebraska City Utilities operates and maintains the electrical distribution system in Bennet.

Source: City of Bennet

Natural Gas

Bennet is provided natural gas service by Black Hills Energy, as is the majority of the state of Nebraska.

Trash and Recycling

Private residence trash and recycling service is primarily based out of Lincoln. The city also offers a refuse site for disposal of household waste. The site is available to City and Lancaster County residents by permit. Permits for use of the refuse site can be obtained at the City office.

(Note: modified slightly from website.)

Source: cityofbennet.com/about-bennet

Parks and Recreation

This section begins by examining the social, cultural, and recreational facilities found in Bennet. This section then concludes with an examination of park standards used by cities, applied to Bennet.



Photo 6.1: Bennet City Park

Source: Marvin Planning Consultants



Photo 6.2: Bennet City Park splashpad

Source: Marvin Planning Consultants

Parks

Bennet has two parks and two baseball fields. The first park, Bennet Park, is located at 675 Elm St. The park offers a sheltered picnic area, restrooms,

playground, splash pad, and a gazebo. The second park is Whispering Pines Park, a native park located in northeast Bennet. The park was built to emphasize outdoor appreciation. A disc golf

course offers residents a unique recreation opportunity. One baseball field is located west of Bennet Park and one is located south of downtown, across the railroad.

Sources: cityofbennet.com/bennet-park;
cityofbennet.com/whispering-pines-park

Historic Standards

A standard used for decades regarding parks and recreation, as established by the National Parks and Recreation Association ("NPRA"), is 10 acres per 1,000 residents. However, there are a number of standards in addition to NPRA. Nebraska Game and Parks Commission ("NGPC") has used a standard of 14 to 25 acres per 1,000 residents. Another standard is the Small Community Park & Recreation Standards ("SCPRS"), 2003, which examines the primary areas of small community parks and recreation. This standard breaks parks down into five basic categories: sports fields, courts, outdoor recreation, leisure, and other facilities.

This resource also determines the minimum acreages for each and the total comes to 15.5 acres per 1,000 residents.

Examining Standards

This section will examine the three historic standards. Table 6.1 examines the NPRA, NGPC, and SCPRS standards for key facilities found in communities. The table is meant as a guide for Bennet, instead of an absolute. For example, not all communities have BMX courses in their communities; actually in some cases these facilities may become a huge liability risk to the community due to the nature of the uses.

Table 6.1: Parks and Recreation Standards

Organization	Standard	2020 pop	Parks and Recreation Needed
NPRA	10A/1,000	1,082	10.8 Acres
NGPC	14-25A/1,000	1,082	15.1 Acres to 27.1 Acres
SCPRS	15.5A/1,000	1,082	16.8 Acres

Source: Marvin Planning Consultants

Table 6.2 examines standards as established in Small Community Park & Recreation Standards, 2003.

Table 6.3 expands on the standards in Table 6.2 and applies it to the minimum amounts of land needed to meet these standards.

Park Demands

Table 6.4 examines population demands per park type, as established by the National Parks and Recreation Association, Tables 6.5 through 6.7 then identifies specific recreational uses and their potential demand based upon the three different population projections in Chapter 3. The number represented in the far right column represents the total needed by 2050 based upon the projections and ideal ratio per 1,000 persons.

Some of the recreational uses may be more in demand than others as the planning period moves forward to 2050; there may be demand for soccer fields, basketball courts, trails, picnic areas, and park benches. The tables are a guide for the community, not an absolute.

These numbers begin to indicate the overall impact long range growth can have on Bennet. As the planning period moves

forward an annual to five year review of these criteria should be undertaken to determine future needs and deficits.

Table 6.2: Population served per Park System Facility

Facility Category	Parks System Facility Type	Total Population served by one facility	# of facilities Needed per 1,000 residents
Sports Fields	Soccer/Multi-Use Field	1,050	1.0
	Ball Field (Baseball/Softball)	1,640	1.5
Courts	Tennis Court	1,030	1.0
	Basketball Court	1,100	1.0
	Volleyball Court	7,540	7.0
Outdoor Recreation	Small Skate park (7000 sf footprint)	6,410	5.9
	Full-sized Skate park (17,000+ sf footprint)	15,560	14.4
	BMX Track (Standard ABA Certified)	6,250	5.8
	Paved Multi-purpose Trail (per mile)	960	0.9
	Dirt/Gravel Multi-Use Trail (per mile)	430	0.4
Leisure	Playgrounds (per 3,200 sf of fully developed area)	6,270	5.8
	Family Picnic Area	160	0.1
	Group Picnic Area (w/ Shelter)	2,780	2.6
	Park Bench	130	0.1
Other Facilities	Swimming Pool (outdoors)	8,250	7.6
	Outdoors Events Venue	2,380	2.2

Source: Small Community Parks and Recreation Standards, 2003

Table 6.3: Small Community Parks Land Standards

Facility Category	Parks System Facility Type	# of facilities Needed per 1,000 residents (Demand)	Acres required for one facility	Total Acres required per 1,000 residents (park land standards)
Sports Fields	Soccer/Multi-Use Field	0.95	2.21	2.1
	Ball Field (Baseball/Softball)	0.61	3.77	5.7
Courts	Tennis Court	0.97	0.17	0.2
	Basketball Court	0.91	0.16	0.2
	Volleyball Court	0.13	0.10	0.7
Outdoor Recreation	Small Skate park (7000 sf footprint)	0.16	0.18	1.1
	Full-sized Skate park (17,000+ sf footprint)	0.06	0.50	7.2
	BMX Track (Standard ABA Certified)	0.16	3.12	18.0
	Paved Multi-purpose Trail (per mile)	1.04	2.43	2.2
	Dirt/Gravel Multi-Use Trail (per mile)	2.33	1.83	0.7
Leisure	Playgrounds (per 3,200 sf of fully developed area)	0.16	0.14	0.8
	Family Picnic Area	6.25	0.01	0.0
	Group Picnic Area (w/ Shelter)	0.36	2.06	5.3
	Park Bench	7.69	0.00	0.0
Other Facilities	Swimming Pool (outdoors)	0.12	0.34	2.6
	Outdoors Events Venue	0.42	3.19	7.0

Source: Small Community Parks and Recreation Standards, 2003

Table 6.4: Population served per Park System Facility

Type of Park	Optimum Size	Service Area	Uses
Mini Parks	.2 to 1 acre	Residential neighborhoods within ¼ mile radius	A walk-to facility that provides play and passive recreation for the immediate vicinity: • Playground equipment • Picnic tables and shelters • Open turf • Natural areas
Neighborhood Parks	5 to 10 acres	Residential areas within ½ mile radius	A walk-to facility with amenities that are predominately neighborhood-oriented (not competitive sports): • Play areas • Tennis courts • Basketball courts • Open field for casual and multi-use play
Community Parks	20 to 40 acres	½ mile to 3 miles	A drive-to facility that serves multiple neighborhoods and includes both competitive sports and passive recreation facilities that are typically not provided in neighborhood parks: • Active sports facilities grouped for efficiency where possible (three to four tennis courts, two or three basketball courts, etc.) • Lighted sports fields with bleachers • Small passive areas for neighborhood park functions • Community center for indoor recreation including kitchen, meeting rooms and large open exercise area • Natural area with trail
District / Regional Parks	40 to 150 acres	5 mile radius	A city-wide drive-to resource primarily for nature-oriented activities and/or major sports facilities: • Large children's playground (with theme) • Lighted active sports facilities (tennis, baseball, soccer, etc.) grouped in complexes for efficiency • Significant dedicated natural areas with trails and passive park uses • Community center
Natural Resource Area	based on resource	Entire community	Lands set aside to preserve unique natural resources: • Remnant landscapes • Open space • Visual/aesthetics buffering
Greenway (trails and linear parks)	25 ft. width minimum; 200 ft. or more optimal	Based on resource availability and opportunities	Ties park system components together to form a continuous park environment
School – Park	10 to 15 acres minimum	Based on school district's school distribution policies	Combines parks with school spaces
Sports Complex	40 acres or more	Entire community	Consolidates heavily-programmed athletic fields to larger and fewer sites
Special Use	Variable	Variable	Covers a broad range of park and recreation facilities oriented toward a single-purpose use

Source: National Parks and Recreation Association

Table 6.5: Recreation Needs - Low Series Projection

Facility Category	Parks System Facility Type	# of facilities Needed per 1,000 residents (Demand)	# of Existing Facilities in Bennet	# of New Facilities Needed by 2050 Low Series Projection
Sports Fields	Soccer/Multi-Use Field	0.95	0.00	1.7
	Ball Field (Baseball/Softball)	0.61	2.00	0.0
Courts	Tennis Court	0.97	0.00	1.7
	Basketball Court	0.91	0.00	1.6
	Volleyball Court	0.13	0.00	0.2
Outdoor Recreation	Small Skate park (7,000 sf footprint)	0.16	0.00	0.3
	Full-sized Skate park (17,000+ sf footprint)	0.06	0.00	0.1
	BMX Track (Standard ABA Certified)	0.16	0.00	0.3
	Paved Multi-purpose Trail (per mile)	1.04	.40	1.4
	Dirt/Gravel Multi-Use Trail (per mile)	2.33	0.00	4.1
Leisure	Playgrounds (per 3,200 sf of fully developed area)	0.16	1.00	0.0
	Family Picnic Area	6.25	4.00	6.9
	Group Picnic Area (w/ Shelter)	0.36	1.00	0.0
	Park Bench	7.69	8.00	5.4
Other Facilities	Swimming Pool (outdoors)	0.12	0.00	0.2
	Outdoors Events Venue	0.42	0.00	0.7

Source: Marvin Planning Consultants – 2023

Table 6.6: Recreation Needs - Medium Series Projection

Facility Category	Parks System Facility Type	# of facilities Needed per 1,000 residents (Demand)	# of Existing Facilities in Bennet	# of New Facilities Needed by 2050 Medium Series Projection
Sports Fields	Soccer/Multi-Use Field	0.95	0.00	2.7
	Ball Field (Baseball/Softball)	0.61	2.00	0.0
Courts	Tennis Court	0.97	0.00	2.7
	Basketball Court	0.91	0.00	2.6
	Volleyball Court	0.13	0.00	0.4
Outdoor Recreation	Small Skate park (7,000 sf footprint)	0.16	0.00	0.5
	Full-sized Skate park (17,000+ sf footprint)	0.06	0.00	0.2
	BMX Track (Standard ABA Certified)	0.16	0.00	0.5
	Paved Multi-purpose Trail (per mile)	1.04	0.40	2.5
	Dirt/Gravel Multi-Use Trail (per mile)	2.33	0.00	6.6
Leisure	Playgrounds (per 3,200 sf of fully developed area)	0.16	1.00	0.0
	Family Picnic Area	6.25	4.00	13.7
	Group Picnic Area (w/ Shelter)	0.36	1.00	0.0
	Park Bench	7.69	8.00	13.8
Other Facilities	Swimming Pool (outdoors)	0.12	0.00	0.3
	Outdoors Events Venue	0.42	0.00	1.2

Source: Marvin Planning Consultants – 2023

Table 6.7: Recreation Needs - High Series Projection

Facility Category	Parks System Facility Type	# of facilities Needed per 1,000 residents (Demand)	# of Existing Facilities in Bennet	# of New Facilities Needed by 2050 High Series Projection
Sports Fields	Soccer/Multi-Use Field	0.95	0.00	3.5
	Ball Field (Baseball/Softball)	0.61	2.00	0.2
Courts	Tennis Court	0.97	0.00	3.6
	Basketball Court	0.91	0.00	3.4
	Volleyball Court	0.13	0.00	0.5
Outdoor Recreation	Small Skate park (7,000 sf footprint)	0.16	0.00	0.6
	Full-sized Skate park (17,000+ sf footprint)	0.06	0.00	0.2
	BMX Track (Standard ABA Certified)	0.16	0.00	0.6
	Paved Multi-purpose Trail (per mile)	1.04	0.40	3.4
	Dirt/Gravel Multi-Use Trail (per mile)	2.33	0.00	8.6
Leisure	Playgrounds (per 3,200 sf of fully developed area)	0.16	1.00	0.0
	Family Picnic Area	6.25	4.00	19.0
	Group Picnic Area (w/ Shelter)	0.36	1.00	0.3
	Park Bench	7.69	8.00	20.4
Other Facilities	Swimming Pool (outdoors)	0.12	0.00	0.4
	Outdoors Events Venue	0.42	0.00	1.5

Source: Marvin Planning Consultants – 2022



Public Facilities Goals, Objectives, and Policies

Public Facilities Goal PF-1:

The City provides accessible public buildings and facilities required by the citizens of Bennet.

Objectives and Policies:

PF-1.1: Continue maintenance and repair on all permanent and temporary city facilities;

PF-1.2: City facilities effectively provide services to who need them most, and;

PF-1.3: Coordinate facility needs with Lancaster County and look for opportunities for shared cost-savings.

Public Facilities Goal PF-2:

The City supports quality health care services in the community.

Objectives and Policies:

PF-2.1: Work with local health care providers in Lincoln to appropriately site health services where they are most effective to meet the health care needs of the community and the region;

PF-2.2: Continually update zoning and development regulations to encourage active living and multimodal bike/pedestrian facilities, and;

PF-2.3: Follow the recommendation in the Transportation Chapter of this Plan to build a trail network providing recreational opportunities in the city.

Public Facilities Goal PF-3:

The City supports quality educational services for residents and workforce of all ages.

Objectives and Policies:

PF-3.1: Continue support of K-12 education and coordination with District OR-1 Public Schools;

PF-3.2: Include District OR-1 Public Schools in the development review of large development projects to ensure the accommodation of future students, and;

PF-3.2: Work with the local education providers to ensure that future school sites are provided in or near growth areas to ensure new and growing neighborhoods are adequately served.

Public Facilities Goal PF-4:

Water and sewer utility infrastructure is sufficient to meet the current and future needs of residents and employers.

Objectives and Policies:

PF-4.1: Incorporate and phase water and sewer system improvements recommended by the City's engineering studies into the Capital Improvements Plan to meet the demands of Bennet's growth, and;

PF-4.2: When economically feasible, proactively extend public utilities to reduce the costs of development and encourage development in appropriate areas.

Public Facilities Goal PF-5:

Solid waste capacity is sufficient to meet the needs of the community.

Objectives and Policies:

PF-5.1: Continue to plan for the future of the transfer station to meet the needs of Bennet and the regions growth.



Public Facilities Goal PF-6:

Residents have access to a variety of parks and recreation facilities.

Objectives and Policies:

PF-6.1: Develop a city-wide parks and recreation master plan;

PF-6.2: Continue to maintain and make incremental improvements at all city parks and facilities;

PF-6.3: Incorporate accessible playground and recreation equipment meeting ADA standards into all park improvement plans;

PF-6.4: With the importance of keeping and attracting families, continue to evaluate, plan, and prepare for improvements and/or replacement of the city parks and facilities, and;

PF-6.5: Require provision of new parks and recreation facilities in new subdivisions.

Public Facilities Goal PF-7:

Area attractions enhance the quality of life for local residents and also attract visitors from other communities.

Objectives and Policies:

PF-7.1: Ensure that new attractions for residents and visitors are appropriately located to draw visitors and minimize impacts on the surrounding neighborhood and community.



Chapter 7 Public Safety

Public Safety

The protection of public safety is a key responsibility of local government and is also a prominent component of the Comprehensive Plan. This chapter describes current Bennet fire protection, emergency medical services ("EMS"), law enforcement, and emergency management.

Fire and EMS

The Bennet Rural Fire District is comprised of seven townships. The governing board is elected and meets every other month on the second Monday at 8:00PM at the Bennet fire station, located at 480 Fir St.

Bennet Fire and Rescue is a 100% volunteer department. The department provides 24/7 response to all fires, vehicle accidents, HAZMAT/chemical spills and medical emergencies for the people who live and visit their district. Bennet Fire and Rescue also assists area

departments and agencies when requested upon mutual aid.

As of the writing of this plan, 21 persons volunteer at the department.

Lincoln-Lancaster County EMS Oversight Authority also assists Bennet with EMS services.
Source: bennetfireandrescue.org/about-us/

State Fire Marshal

The State Fire Marshal's office conducts fire safety inspections on most properties open to the public. Codes used in these inspections are outlined in Title 153, Chapter 1.

Law Enforcement

With no local law enforcement, services are provided by the Lancaster County Sheriff's Office, located at 575 S 10th St in Lincoln. The Sheriff's Department is responsible for managing the Lancaster County Courthouse along with providing patrol

service, investigative service, administrative support for the county.

(Note: modified slightly from website.)

Source: lancaster.ne.gov/1349/Sheriffs-Office

Emergency Management

Emergency management involves the coordination and integration of activities necessary to build, sustain, and improve the capabilities to prepare for, respond to, recover from, or mitigate against threatened or actual disasters or emergencies, regardless of cause. This includes man-made and natural disasters. The discipline and profession of emergency management applies science, technology, planning, and management to deal with extreme events which can injure or kill large numbers of people, do extensive damage to property, and disrupt community life.

Emergency management is integrated at the local, state,

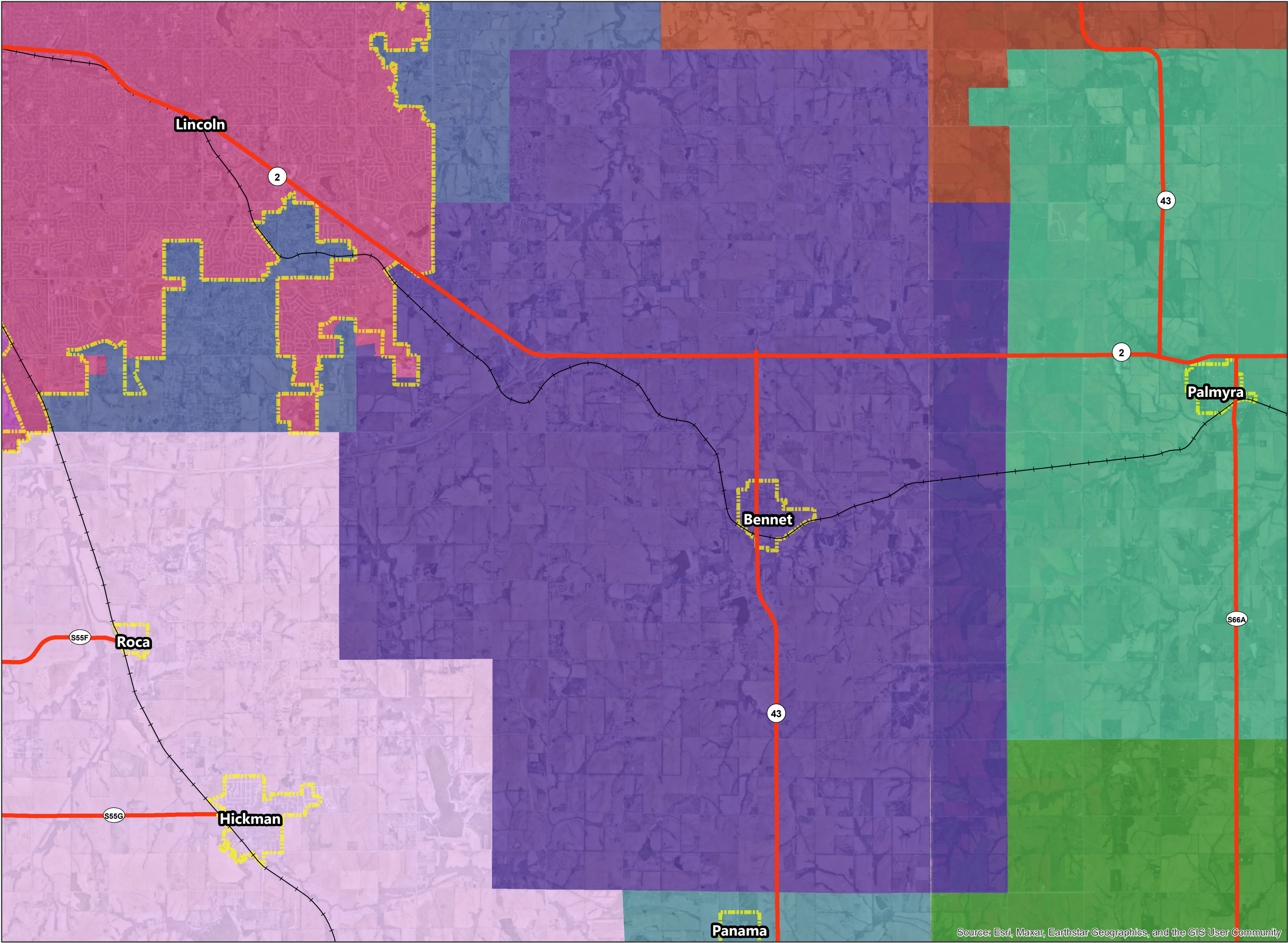
and federal levels. All disasters start at the local level. When a local disaster declaration is made because local resources have been overwhelmed, a request may be made for assistance from the Nebraska Emergency Management Agency ("NEMA"). Should state resources ever become overwhelmed, a state disaster may be declared and the governor can request assistance from the Federal Emergency Management Agency ("FEMA"). Emergency response operates within the principles of the National Incident Management System ("NIMS") and the Incident Command Systems ("ICS").

It is the responsibility of all elected and appointed county or local officials to protect citizens' lives, and public and private property from the effects of hazards and disasters.

Lincoln-Lancaster County Emergency Management ("LLCEMA") is responsible for facilitating the continuation of government operations in times of disaster or major emergency. It coordinates county, city, private sector and volunteer services to facilitate and enable continuity of operations countywide.



Photo 7.1: Lancaster County Courthouse - Sheriff Department's home
Source: Flickr



LEGEND

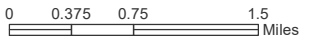
- Highways
- Railroad
- Municipal Limits

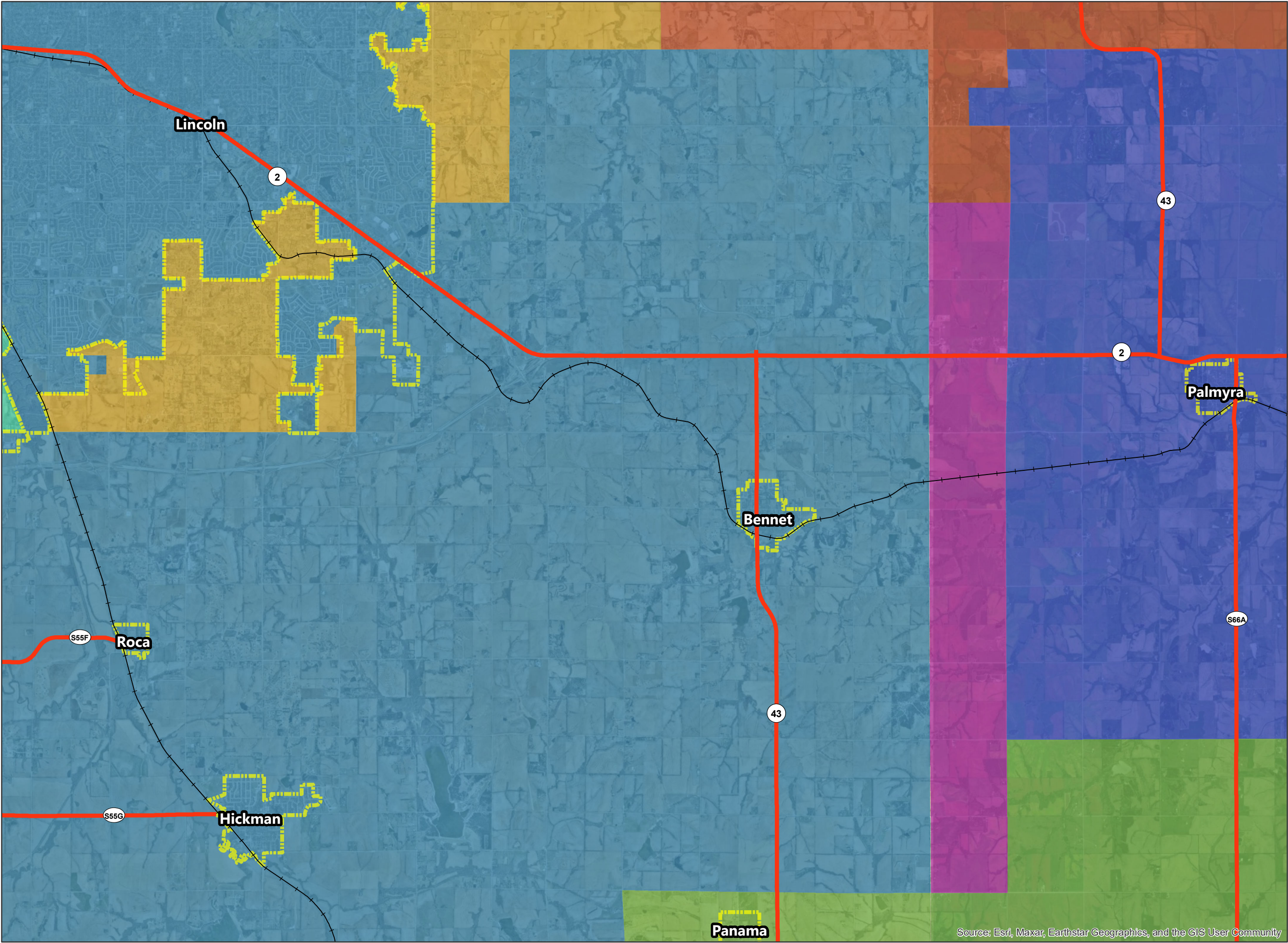
Fire District

- Bennet RFD
- Douglas VFD
- Eagle-Alvo RFD
- Firth RFR
- Hickman F&R
- Lincoln F&R
- Palmyra F&R
- Southeast F&R
- Southwest F&R



PROJECTION: NE State Plane (Ft.)
DATUM: NAD 83
DATE: 10.2.23





LEGEND

- Highways
 - Railroad
 - Municipal Limits
- EMS
- Bennet RFD
 - Douglas VFR
 - Eagle RFD
 - Lincoln EMSOA
 - Palmyra F&R
 - Southeast EMSOA
 - Southwest EMSOA



PROJECTION: NE State Plane (Ft.)
DATUM: NAD 83
DATE: 10.2.23

0 0.375 0.75 1.5 Miles



Public Safety Goals, Objectives, and Policies

Public Safety Goal PS-1:

Adequate Law Enforcement services are provided to the community.

Objectives and Policies:

PS-1.1: Continue to support Lancaster County law enforcement;

PS-1.2: Continue to regulate and mitigate nuisance and code enforcement cases, and;

PS-1.3: Identify specific ways to work with local law enforcement agencies to increase roadway safety.

Public Safety Goal PS-2:

Adequate Fire Protection services and Emergency Medical Services ("EMS") are provided to the community.

Objectives and Policies:

PS-2.1: Continue to support and maintain a quality Fire & Rescue Department;

PS-2.2: Continue to work closely with the Fire Departments Risk Reduction Division to ensure new and renovated buildings are safe and meet the City's building and fire codes, and;

PS-2.3: Continue to work closely with the Lincoln-Lancaster County EMS Oversight Authority to provide EMS services to the city.

Public Safety Goal PS-3:

Adequate Emergency Management services are provided to the community.

Objectives and Policies:

PS-3.1: Continue to participate in emergency management programs and exercises.



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Chapter 8 Energy

Energy

This section is intended to meet the requirements for an energy element in Neb. Rev. Stat. §19-903(4) that each city comprehensive plan “Assesses energy infrastructure and energy use by sector, including residential, commercial, and industrial sectors; evaluates utilization of renewable energy sources; and promotes energy conservation measures that benefit the community.”

Energy Use by Sector

According to Nebraska Energy Statistics, electricity use in Nebraska rose to 31,172 million kilowatt hours in 2020, an increase of 2.6% from 30,383 million kilowatt hours in 2019. The industrial sector used 37.1%, the residential sector used 33.7%, and the commercial sector used 29.2%. The use of electricity produced off-site is ultimately constrained by transmission capacity. Distributed generation of electricity (from wind farms or

solar farms) is also constrained by capacity of the regional transmission grid.

In 2020, Nebraska used 180.7 billion cubic feet of natural gas, a decrease of 2.8% from 2019. The industrial sector consumed 52.5% of total natural consumption in Nebraska in 2020. The residential sector consumed 20.5% and the commercial sector consumed 17.5%. The electric power and transportation sectors accounted for the remainder of gas consumption.

Source: neo.ne.gov

Residential Energy Use

Energy is consumed in the residential sector primarily for space heating, water heating, air conditioning, refrigeration, cooking, clothes drying, and lighting. Fuel used for motor vehicles by household members is included in the transportation sector - electricity use will increase with increased use of electric vehicles (“EVs”) requiring home charging stations. Natural

gas met almost one-half (47%) of residential energy needs in Nebraska in 2020, followed by electricity (42%).

As noted earlier in this plan, Nebraska City Utilities provides residents with electricity. Statewide, Black Hills Energy provided residential natural gas service to 254,647 customers as of February 2022 according to the Energy Information Administration.

Commercial Energy Use

Commercial uses include buildings such as retail stores, nonmanufacturing businesses, motels, and health and education institutions for energy use reporting. Government uses are included in this sector for these reports. Common uses of energy in the commercial sector include space heating, water heating, refrigeration, air conditioning, and cooking. Natural gas met almost one-half (47%) of commercial energy needs in Nebraska in 2020,

followed by electricity (43%).

Statewide, Black Hills Energy provided natural gas service to 32,302 commercial customers as of February 2022 according to the Energy Information Administration.

Industrial Energy Use

Energy use in the industrial sector covers fuels for manufacturing, data centers, construction, mining, agriculture, and forestry. Energy to transport products is included in the transportation sector. Natural gas met 1/3 (34.6%) of industrial energy needs in Nebraska in 2020, followed by biofuels (32.7%), and electricity (13.5%).

Statewide, Black Hills Energy provides natural gas service to 5,086 industrial energy customers as of February 2022 according to the Energy Information Administration.

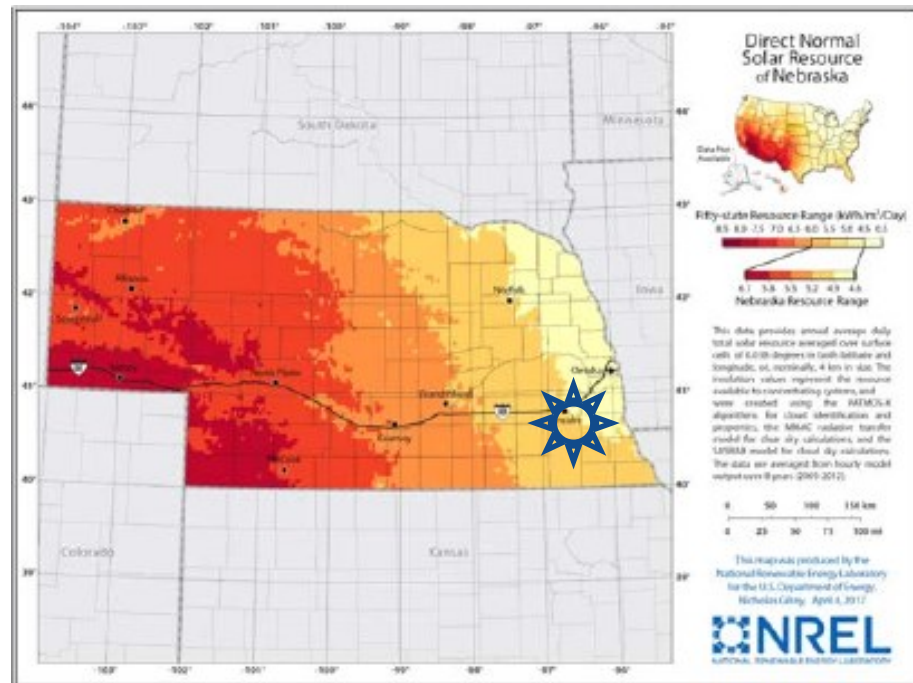
Energy Generation

Statewide, over 1/3 (36.9%) of Nebraska's electricity is generated by coal, according to the Nebraska Department of Environment and Energy ("NDEE"). Renewable wind energy is close behind, capacity to generate 27.5% of the state's electricity, with natural gas in third-place with 20% of generation.

Renewable Energy

Renewable energy is energy from sources which are naturally replenished. Nebraska, like all of the United States, is moving towards renewable and away from legacy fuel sources. While almost 75% of the state's electricity was generated by coal in 2011, only 50% came from

Figure 8.1: Direct Normal Solar Resource of Nebraska



Source: National Renewable Energy Laboratory, 2010

coal in 2021.

Biomass

Biomass is renewable organic material coming from plants and animals. This includes biofuels, such as ethanol and biodiesel, along with wood waste, landfill gas, and similar fuels. In 2021, there were six units in Nebraska producing electricity from biomass, and 11 from landfill gas. Source: [eia.gov/energyexplained/biomass](https://www.eia.gov/energyexplained/biomass)

Hydropower

Hydropower was one of the first sources of energy used for electricity generation. Until 2019, hydropower was the largest source of total annual U.S. renewable electricity generation. In 2021, there were 20 units in Nebraska producing electricity with hydropower. Hydroelectric accounted for about 3% of Nebraska's annual electricity generation in 2021.

Source: [eia.gov/energyexplained/](https://www.eia.gov/energyexplained/)

hydropower

Geothermal

Geothermal energy is heat within the earth. Geothermal energy is a renewable energy source because heat is continuously produced inside the earth. People use geothermal heat for bathing, for heating buildings, and for generating electricity. Geothermal electricity generation requires water or steam at high temperatures (300° to 700°F).

According to the U.S. Environmental Protection Agency ("EPA"), geothermal heat pumps are the most energy-efficient, environmentally clean, and cost-effective systems for heating and cooling buildings.

Source: [eia.gov/energyexplained/geothermal](https://www.eia.gov/energyexplained/geothermal)

Solar

A photovoltaic ("PV") cell,

commonly called a solar cell, is a nonmechanical device which converts sunlight directly into electricity. Some PV cells can convert artificial light into electricity.

The efficiency at which PV cells convert sunlight to electricity varies by the type of semiconductor material and PV cell technology. The efficiency of commercially available PV modules averaged less than 10% in the mid-1980s, increased to around 15% by 2015, and is now approaching 20% for state-of-the-art modules. Experimental PV cells and PV cells for niche markets, such as space satellites, have achieved nearly 50% efficiency.

Rooftop solar has increasingly become an option for many homeowners and small businesses. The direction and pitch of the roof affect the amount of energy produced, as do nearby trees or other structures.

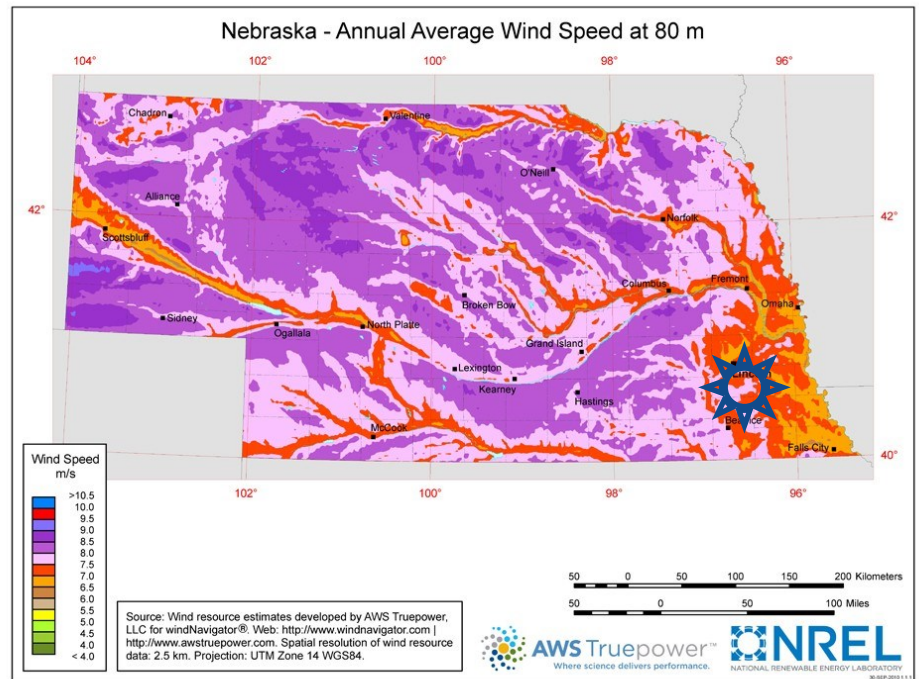
In 2021, there were 13 units in Nebraska producing utility-scale electricity with solar as the primary energy source. Only 0.2% of Nebraska's electricity was generated by solar in 2021, but the capacity doubled in just two years.

Source: eia.gov/energyexplained/solar

Wind

An increasing share of Nebraska's energy comes from renewable wind energy. In 2021, there were 1,333 utility-scale wind turbines producing electricity in Nebraska. The state's wind generation grew from 3% of electricity generated in 2011 to 25% in 2021.

Figure 8.2: Average Annual Wind Speed at 80m



Source: National Renewable Energy Laboratory, 2010

According to the US Department of Energy's Office of Energy Efficiency & Renewable Energy, "Areas with annual average wind speeds around 6.5 meters per second and greater at 80m height are generally considered to have a resource suitable for wind development. Utility-scale, land-based wind turbines are typically installed between 80 - and 100m high although tower heights for new installations are increasing - up to 140m - to gain access to better wind resources higher aloft."

Individual sites may be powered by Small Wind Energy Systems, a type of wind energy conversion system with a rated capacity of 100 kilowatts or less.

Technological advancements are driving the growth of the small wind power market by making turbines more efficient and cost-effective. Small wind turbines can operate efficiently

on wind speeds of just nine miles per hour.

The location of large commercial utility-scale wind farms are chosen for a variety of factors, including wind speed, and the ability to tie into interstate transmission lines gaining access to the electric grid.

Source: eia.gov/energyexplained/wind

Net Metering

Since 2009, private electricity generating facilities with capacity at or below 25 kilowatts may operate under Nebraska's net-metering statutes. Any excess generation produced by the system will be credited at the utility's avoided cost rate and carried forward to the next billing period. Any excess remaining at the end of an annualized billing period is to be paid out to the customer.

Solar/Wind Access

Municipalities are permitted to



develop regulations or development plans protecting access to solar and wind energy resources if they choose to do so. Local governing bodies may also grant zoning exemptions to solar and wind energy systems which would be restricted under existing regulations, so long as the exemption is not substantially detrimental to the public good.

Conservation Measures

There are different ways to improve energy efficiency and usage. These strategies range from simple (often less costly) to complex (often more costly). Unfortunately, not all of the solutions will have an immediate return on investment. Individual property owners and tenants will need to find strategies fitting their budgets to harvest long-term savings.

Some common ways to make a structure more energy efficient include:

- Converting incandescent light bulbs to Compact Florescent Lights ("CFL") or Light Emitting Diodes ("LED");
- Installing additional insulation;
- Replacing windows;
- Changing out older, less-efficient air conditioners and furnaces to newer high-efficiency units;
- Changing out older appliances with new EnergyStar rated appliances;
- Adding solar panels;
- Adding individual-scale wind energy conversion systems ("WECS"), and;
- Installing a geothermal heating and cooling system

Resources

Brownfields Assistance

A brownfield is a property, the expansion, redevelopment, or

reuse of which may be complicated by the presence or potential presence of a hazardous substance, pollutant, or contaminant. Reinvesting in these properties increases local tax bases, facilitates job growth, utilizes existing infrastructure, takes development pressures off of undeveloped, open land, and both improves and protects the environment.

ESAs

Sec. 128(a) Assessment are Environmental Site Assessments ("ESAs") providing preliminary environmental information to determine if there is contamination on a property. The NDEE offers these assessments at no cost.

These assessments are performed in accordance with the "all appropriate inquiry" requirements but may include additional activities such as nearby drinking water well sampling and testing building materials for asbestos, lead-based paint and/or mold.

The first part of the assessment examines the background, setting and past uses of a property. It includes a records review, site reconnaissance, interviews, and, as a final product, a report documenting the environmental conditions at the property.

The second part of the assessment examines and evaluates the conditions identified in the initial assessment. Soil and groundwater sampling and analyses are conducted to determine whether any contamination associated with any environmental conditions has occurred on the site. The

results of the sampling and analyses are evaluated in the Assessment Report.

Source: dee.ne.gov



Energy Goals, Objectives, and Policies

Energy Goal E-1:

Power utility Infrastructure is sufficient to meet the current and future needs of residents and employers.

Objectives and Policies:

E-1.1: Continue to plan for long-term access to public power generation capacity;

E-1.2: Continue to plan for and ensure electrical facilities are properly located to meet Bennet's residential, commercial, and industrial growth;

E-1.3: Continue to provide for individual property owners to utilize small-scale, distributed renewable energy generation;

E-1.4: Periodically review zoning regulations for conformance with technological advances in renewable energy generation, and;

E-1.5: Promote consumer energy conservation measures, in partnership with utility providers.



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Chapter 9 Hazards

Hazards

Hazard mitigation planning reduces loss of life and property by minimizing the impact of disasters. It begins with local governments identifying natural and manmade disaster risks and vulnerabilities common in their area. After identifying these risks, they develop long-term strategies for protecting people and property from similar events. Mitigation plans are key to breaking the cycle of disaster damage and reconstruction.

The impacts of hazard and potential damage can be avoided, or at least lessened, with thoughtful land use and development practices. Hazard mitigation informs the entire emergency management cycle.

This chapter summarizes findings of the Lower Platte South Natural Resources District ("NRD") Hazard Mitigation Plan 2020, and references resources for mitigation planning. The Federal

Emergency Management Agency ("FEMA") requires hazard mitigation plans be updated every five years to reflect changing conditions.

Hazard Mitigation Plan

The Lower Platte South NRD Hazard Mitigation Plan was updated in 2020 by JEO Consulting Group, and approved by FEMA in compliance with requirements of the Disaster Mitigation Act of 2000. Developing a hazard mitigation plan is not only good public policy for a resilient community, but participation in and adoption of a hazard mitigation plan is also required to become eligible for certain federal funding sources.

The 2020 plan update process was sponsored by the Lower Platte South NRD and was lead by local planning representatives from NRDs and Emergency Management offices in Cass, Otoe, Lancaster, Seward, Butler, and Saunders Counties. The then Village was represented by the

Village Board, Planning Commission, and the Clerk.

Hazard Mitigation Goals and Objectives

The hazard mitigation plan includes goals, objectives, and action items, including:

- Goal 1: Protect the Health and Safety of the Public
- Goal 2: Reduce Future Losses from Hazard Events
- Goal 3: Increase Public Awareness and Education on the Vulnerability to Hazards
- Goal 4: Improve Emergency Management Capabilities
- Goal 5: Pursue Multi-Objective Opportunities (whenever possible)

Critical Facilities

The hazard mitigation plan identifies a broad range of Critical Facilities for each participating jurisdiction. For the City of Bennet, these include parks facilities, churches, city facilities, county facilities, and public schools.



Hazard Risk Assessment

The hazard mitigation plan includes a description of the hazards considered, including a risk and vulnerability assessment. Lancaster County experienced the following hazard events, each within varied time periods:

- Agricultural Animal Disease: 32 events in previous 5 years
- Agricultural Plant Disease: 38 events in previous 19 years
- Chemical Fixed Sites: 163 events in previous 30 years
- Chemical Transportation: 428 events in 48 years
- Dam Failure: 3 events in previous 106 years
- Drought: 412 events in previous 124 years
- Earthquakes: 0 events in previous 120 years
- Extreme Heat: Average 4 days per year
- Flooding: 106 events in previous 23 years
- Grass/Wildfires: 1,178 events in previous 19 years
- Hail: 497 events in previous 23 years
- High Winds: 42 events in previous 23 years
- Levee Failure: 3 total events
- Severe Thunderstorms: 238 events in previous 23 years
- Severe Winter Storms: 150 events in previous 23 years
- Terrorism: 2 events in previous 48 years
- Tornadoes: 47 events in previous 23 years

Countywide, 2,927 hazard events were logged with \$236,566,952 million in property damage and \$111,536,308 million in crop damage reported.

Top Hazards of Concern

Each participating entity ranked hazards with the potential to affect their own jurisdiction. For

the City of Bennet, the top hazard of concern included:

- Chemical Spills (Fixed Site and Transportation)
- Dam Failure
- Drought
- Flooding
- Hail
- High Winds
- Tornadoes

Mitigation Strategy

The primary focus of the mitigation strategy is to identify action items to reduce the effects of hazards on existing infrastructure and property based on the established goals and objectives. These actions consider the most cost effective and technically feasible manner to address risk.

The intent of each goal and set of objectives is to develop strategies to account for risks associated with hazards and identify ways to reduce or eliminate those risks. Local planning teams evaluated and prioritized mitigation and strategic actions. These actions included: the mitigation and strategic actions identified per jurisdiction in the previous plan; additional mitigation and strategic actions discussed during the planning process; and recommendations from consultants for additional mitigation and strategic actions based on risk probability and vulnerability at the local level.

Actions to implement the hazard mitigation strategies for the City are presented in Table 9.1. Selected projects depended on the significance of each hazard present. The information listed in Table 9.1 is a compilation of new and ongoing mitigation and

strategic actions identified by the City of Bennet.

Plan Maintenance

Each participating jurisdiction in the hazard mitigation plan is responsible for monitoring, evaluating, and updating the plan during its five-year lifespan. Plan review and updates should occur annually, with a complete update occurring every five years. At the discretion of the governing body, updates may be incorporated more frequently, especially in the event of a major hazard or as additional mitigation needs are identified. This comprehensive plan should also be reviewed regularly and updated when the hazard mitigation plan is revised.

Resources

FEMA and the American Planning Association ("APA") work together to provide resources to communities for hazard mitigation planning. Their report *Hazard Mitigation: Integrating Best Practices into Planning* (2010), identifies effective multi-jurisdictional hazard mitigation strategies and tools based on a series of case studies for large and small towns and rural jurisdictions across the United States.

In 2020, the APA adopted a Hazard Mitigation Policy Guide, which includes 13 Guiding Policies on hazard mitigation. The guide supplements and updates APA's earlier report, with a focus on recent severe hazard occurrences. Plans need to consider not just mitigation, but adaptation to changing conditions and situations.

Source: planning.org/nationalcenters/hazards

Table 9.1: Ongoing and New Mitigation Actions

Mitigation Action	Complete Village-wide Flood Project Master Plan
Description	Stormwater master plans can be conducted to perform a communitywide stormwater evaluation, identifying multiple problem areas, and potentially multiple
Hazard(s) Addressed	Flooding
Estimated Cost	\$10,000 +
Potential Funding	Bonds
Timeline	5+ years
Priority	High
Lead Agency	Engineering
Status	This is a city-wide plan that has not been started yet due to a lack of funding.
Mitigation Action	Educate Public and Businesses on Flood Mitigation Projects
Description	Educate the public and business owners regarding rain gardens, green roofs, and
Hazard(s) Addressed	Flooding
Estimated Cost	Varies
Potential Funding	General tax dollars
Timeline	5+ years
Priority	Low
Lead Agency	Flood plain administration
Status	This action has not yet been started.
Mitigation Action	Improve Snow Removal Resources
Description	Purchase snowplow / equipment
Hazard(s) Addressed	Severe Winter Storms
Estimated Cost	Varies
Potential Funding	Lancaster County and City of Bennet Funds
Timeline	Ongoing
Priority	Medium
Lead Agency	City Clerk
Status	Although there was an additional purchase of snow removal equipment in 2016

Table 9.1: Ongoing and New Mitigation Actions, Continued

Mitigation Action	Investigate New Sources of Water
Description	Study alternate water sources or develop additional storage options in the event
Hazard(s) Addressed	Drought
Estimated Cost	\$10,000 +
Potential Funding	Water fund reserve
Timeline	1 year
Priority	High
Lead Agency	City Engineer
Status	This action has not yet been started.
Mitigation Action	Preserve Natural and Beneficial Functions
Description	Preserve natural and beneficial functions of floodplain land through measures such as: retaining natural vegetation, restoring streambeds, and preserving open space
Hazard(s) Addressed	Drought
Estimated Cost	\$5,000 +
Potential Funding	Taxes, City Funds, Grants
Timeline	2-5 years
Priority	Medium
Lead Agency	Park Committee
Status	The Master Park Plan identified several locations that can benefit from functional floodplain uses including Whispering Pines and the south ballfield in town. Additional
Mitigation Action	Promote Use of Higher Codes and Standards
Description	Promote the use of higher codes and standards such as the Fortifier for Safer Living Standard, in order to provide greater protection for any new construction or
Hazard(s) Addressed	All hazards
Estimated Cost	Varies
Potential Funding	PDM, HMGP, CDBG, LPSNRD, Lancaster County & Village of Bennet
Timeline	2-5 years
Priority	Medium
Lead Agency	City Clerk
Status	This action has not yet been started.

Table 9.1: Ongoing and New Mitigation Actions, Continued

Mitigation Action	Shelter-In-Place Training
Description	Ensure that all critical facilities, businesses, and residents located near major transportation corridors are aware of how to safely shelter in place in the event of a
Hazard(s) Addressed	Chemical Spills (Transportation)
Estimated Cost	\$1,000 +
Potential Funding	General tax fund
Timeline	1 year
Priority	High
Lead Agency	Local volunteers
Status	This action has not yet been started.
Mitigation Action	Stormwater System and Drainage Improvements
Description	Undersized systems can contribute to localized flooding. Stormwater system improvements may include pipe upsizing and additional inlets. These improvements can serve to more effectively convey runoff, preventing interior localized flooding. Retention and detention facilities may also be implemented to decrease runoff
Hazard(s) Addressed	Flooding
Estimated Cost	\$100,000 +
Potential Funding	Bonds
Timeline	5+ years
Priority	High
Lead Agency	Streets
Status	This is a City-wide project which has not been started yet due to a lack of funding.
Mitigation Action	Tree Education
Description	Educate the public on tree planting and establish and annual tree trimming
Hazard(s) Addressed	Severe thunderstorms, tornados and high winds, severe winter storms
Estimated Cost	\$1,000
Potential Funding	Lancaster County and City of Bennet Funds
Timeline	2-5 years
Priority	High
Lead Agency	City Clerk
Status	This is an ongoing action.

**Table 9.2: Removed Mitigation Actions**

Mitigation Action	Maintain Good Standing with the NFIP
Description	Maintain good standing with National Flood Insurance Program (NFIP).
Hazard(s) Addressed	Drought
Reason for Removal	While the City of Bennet will continue to participate in the NFIP, this is no longer
Mitigation Action	Maintain Good Standing with the NFIP
Description	Participation in the CRS, part of the NFIP, can provide a movement for the community to undertake a number of projects and activities designed to increase the flooding mitigation efforts. Participation in CRS can help reduce flood insurance
Hazard(s) Addressed	Flooding
Reason for Removal	The City does not have the support to join CRS at this time.

Source: Lower Platte South NRD Hazard Mitigation Plan (2020)

Table 9.3: Completed Actions

Mitigation Action	Water Conservation Awareness
Description	Improve and/or develop a program to conserve water use by the citizens during elongated periods of drought. Potential restrictions on water could include limitations on lawn watering, car washing, or water sold to outside sources. Work
Hazard(s) Addressed	Drought
Estimated Cost	\$1,000 +
Potential Funding	Water Fund Revenue
Timeline	2-5 years
Priority	Medium
Lead Agency	Utility Superintendent
Status	Completed, City passed Resolution No. 2022-9.3 on September 12, 2022.

Source: Lower Platte South NRD Hazard Mitigation Plan (2020)



Hazard Goals, Objectives, and Policies

Hazard Goal HZ-1:

The City provides adequate support for goals and objectives of the Hazard Mitigation Plan.

Objectives and Policies:

HZ-1.1: See Table 9.1;

HZ-1.2: The City maintains conformance with the National Flood Insurance Program ("NFIP"), and;

HZ-1.3: Consider participating in Federal Emergency Management Agency's ("FEMA") Community Rating System ("CRS") to provide flood insurance premium discounts to property owners and tenants.



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Chapter 10 Land Use

Bennet's Land Use

Land use and development are the primary focus of the Comprehensive Plan. The land use element does not regulate land use - it is a general guide for future decision making. The Comprehensive Plan is not regulatory; however, the Plan reflects the community's ability and preferences to guide and plan for development and land use policy.

The Comprehensive Plan - in particular the land use element - plays a fundamental role as the substantive basis for regulations implementing the Plan such as zoning, subdivision, and floodplain management. A clear land use element provides a vision for the future and helps prevent, or at least minimize, conflicts between different uses of land.

It is essential for the land use element to reflect the wants and needs of Bennet's residents and

property owners, within the constraints of the landscape. This chapter addresses the statutory requirements of the land use element, describes existing land use, and presents the future land use plan. This chapter also discusses the community character of Bennet and action items for building on this unique character.

Land Use Element

This section is intended to meet the requirements in Neb. Rev. Stat. §19-903(1) that the Comprehensive Plan include: "A land-use element which designates the proposed general distributions, general location, and extent of the uses of land for agriculture, housing, commerce, industry, recreation, education, public buildings and lands, and other categories of public and private use of land".

The land use element is based on an understanding of how Bennet's citizens have built their community. All of the other

elements presented so far in this plan, from demographics to hazard mitigation, inform the analysis of existing land use to determine recommendations for future land use.

Existing Land Use

Land in Bennet and the surrounding area has been developed for many different purposes. Existing land use includes both the use of buildings and parcels of land. The use of land is constantly changing - this Plan presents a snapshot in time of existing land use. It is essential to have a solid understanding of existing land use at a point in time to carefully consider future land use policy.

Existing Land Use Categories

The utilization of land is best described in specific categories providing broad descriptions where numerous businesses, institutions, and structures can be grouped. For the purposes of the



Comprehensive Plan, the following land use classifications are used:

- Single-Family Residential;
- Multi-Family Residential;
- Manufactured Housing;
- Commercial;
- Industrial;
- Public;
- Parks & Recreation;
- Transportation/ROW;
- Lake/Water, and;
- Vacant/Agriculture

These land use classifications are used throughout both the existing land use analysis as well as the future land use plan to ensure continuity and methodology.

Land Use Constraints

While certain areas are well situated for different types of growth and development, they may also be subject to constraints discussed throughout this plan. These constraints may direct development elsewhere, or they may simply be issues to be improved and resolved. Constraints to land use include concerns such as:

- Water availability;
- Limited opportunities for in-fill development;
- Neighborhood impacts of existing commercial and industrial uses, including visual blight;
- Cost to extend infrastructure including streets, electricity, water, and sewer service;
- Agricultural uses;
- Transportation such as highways and railroads;
- The reach of the gravity-fed sewer system, without adding lift stations, and;
- Willingness of adjacent property owners to sell land at prices which the market will support

Table 10.1: Existing Land Uses

Use	Acres	Share of Developed Area	Share of Total Area
Residential	177.0	56.6%	40.9%
Single-Family	175.2	56.0%	40.5%
Multi-Family	0.7	0.2%	0.2%
Manufactured Housing	1.1	0.4%	0.3%
Commercial	11.1	3.5%	2.6%
Industrial	6.0	1.9%	1.4%
Quasi-Public/Public	28.4	9.1%	6.6%
Parks/Recreation	9.9	3.2%	2.3%
Transportation/ROW	80.2	25.7%	18.5%
Total Developed Land	312.6	100.0%	72.2%
Lake/Water	96.2	30.8%	22.2%
Vacant/Agriculture	23.9	7.7%	5.5%
Total Area	432.8	-	100.0%

Source: Marvin Planning Consultants

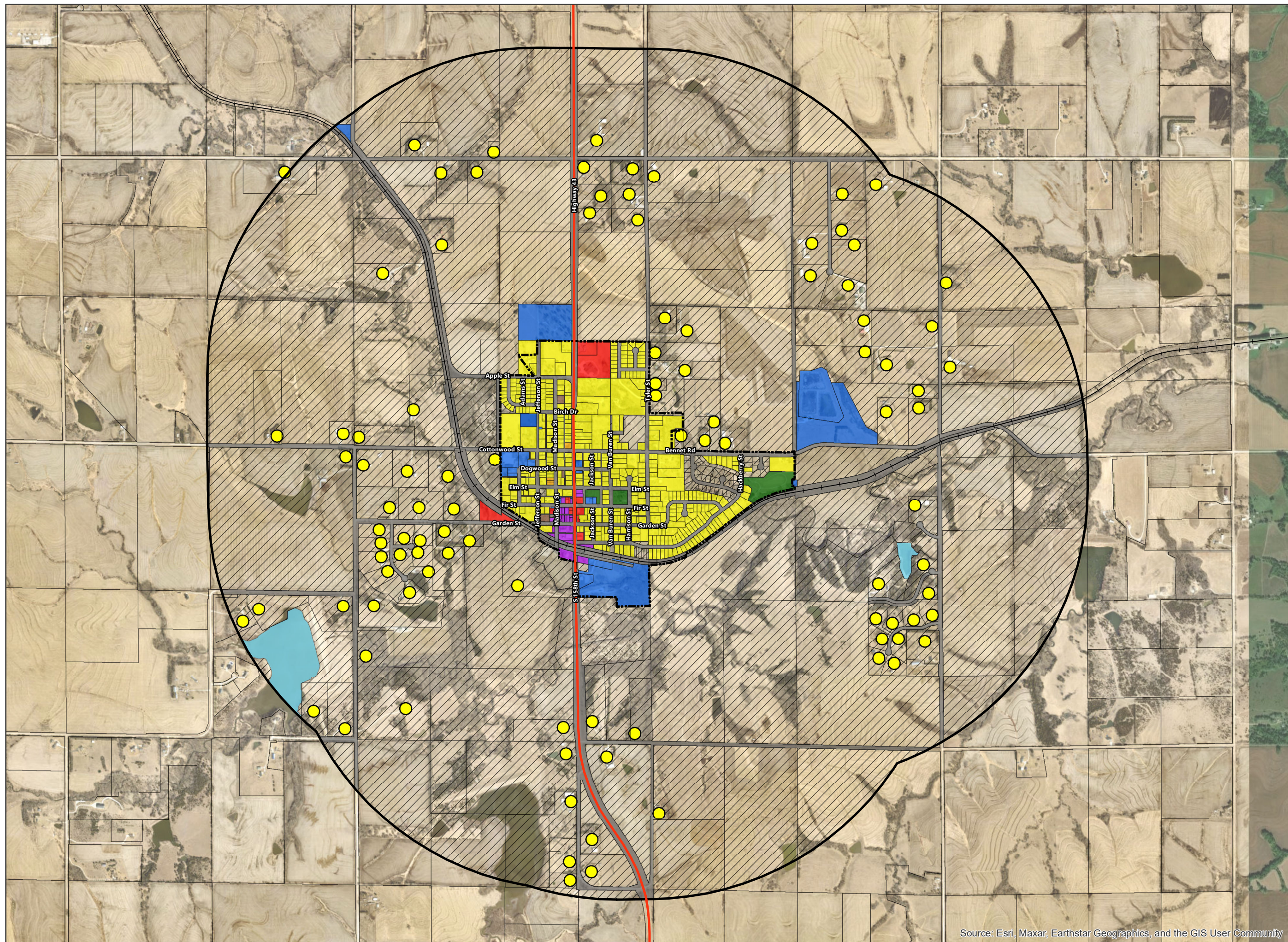
Extraterritorial Jurisdiction

The City of Bennet has planning and zoning jurisdiction over the unincorporated area of Lancaster County within one-mile of the city limits, known as the extraterritorial jurisdiction or ETJ. The Future Land Use Plan also applies to the ETJ, with or without annexation into the city limits.

Future Land Use

The Future Land Use Plan is intended to be a policy guide to how land will be used in the future, balancing private sector development with the public interest, so the city can effectively and efficiently deliver public services. The future land use categories cover areas inside current city limits, future annexation areas, and the extraterritorial jurisdiction. The categories in the Future Land Use Plan are as follows:

- TA - Transitional Agriculture;
- RE - Residential Estates;
- LMDR - Low to Medium Density Residential;
- M-HDR - Medium-High Density Residential;
- DC - Downtown Commercial;
- GC - General Commercial;
- HC - Highway Commercial;
- F - Flex;
- I - Industrial;
- P/I - Public/Institutional, and;
- P/R - Parks and Recreation



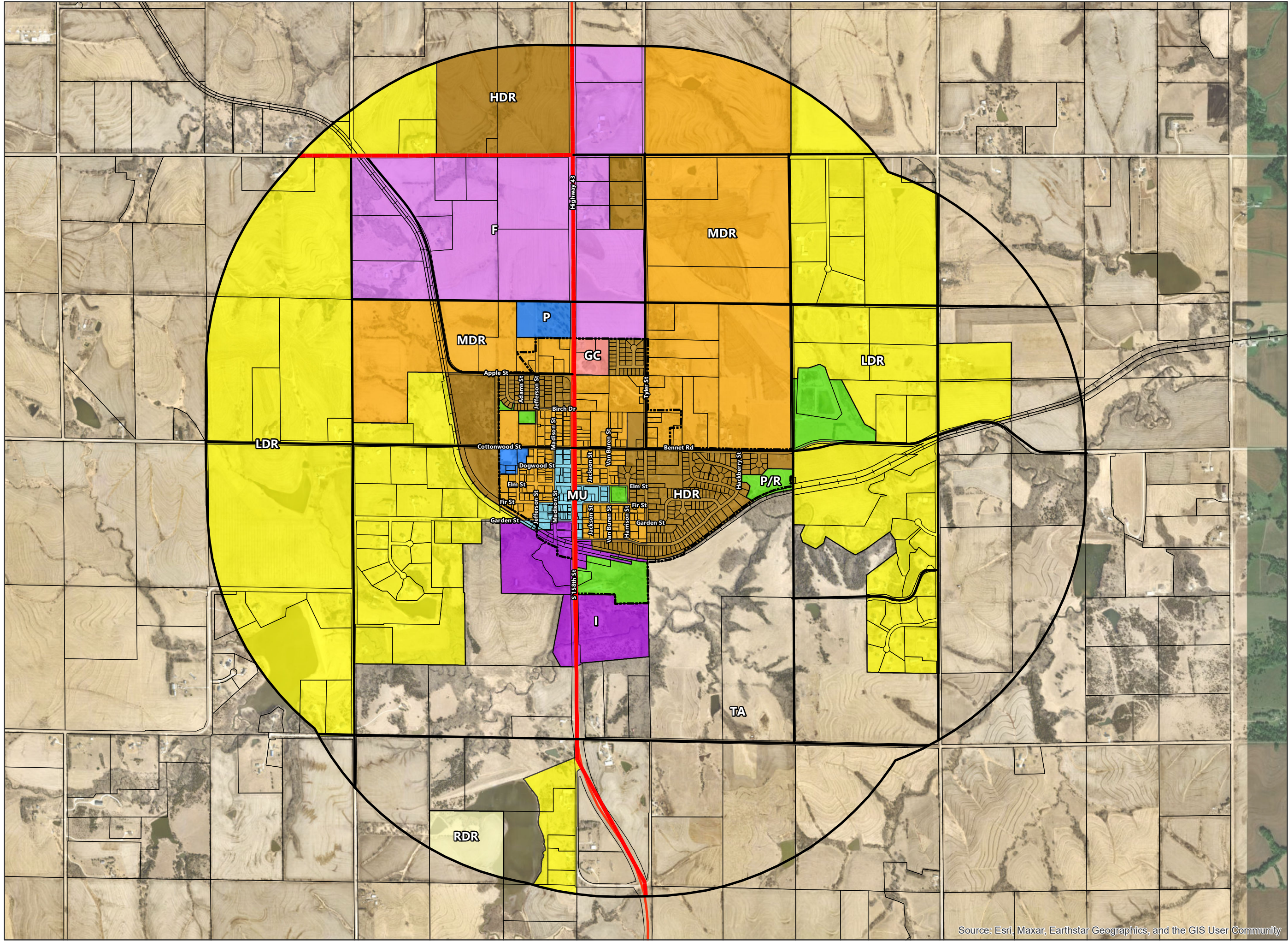
LEGEND

- Highway 43
- Railroad
- ETJ 1-Mile
- Municipal Limits
- Parcels
- Single-Family Residential
- Use**
- Vacant/Agriculture
- Single-Family Residential
- Multi-Family Residential
- Manufactured Housing
- Commercial
- Industrial
- Public
- Parks/Recreation
- Lake/Water
- Transporation and ROW



PROJECTION: NE State Plane (Ft)
DATUM: NAD 83
DATE: 10.31.23





LEGEND

ETJ 1-Mile

Hierarchy

- Arterial
- Collector
- Highway 43
- Railroad

Municipal Limits

Parcels

Land Use

- TA (Transitional Agriculture)
- RDR (Rural-Density Residential)
- LDR (Low-Density Residential)
- MDR (Medium-Density Residential)
- HDR (High-Density Residential)
- DC (Downtown Commercial)
- GC (General Commercial)
- MU (Mixed Use)
- F (Flex)
- I (Industrial)
- P/R (Parks and Recreation)
- P (Public)

N

MPC
MARVIN PLANNING CONSULTANTS
Specializing in Municipal, County and Neighborhood Planning

PROJECTION: NE State Plane (Ft.)
DATUM: NAD 83
DATE: 5.13.24

0 0.1 0.2 0.4 Miles



TA - Transitional Agriculture

General Purpose

The Transitional Agriculture land use district encompasses the area where agriculture will likely continue; however, there may be urban scale development when city utilities can be extended.

Compatible Uses

1. Agricultural uses
2. Commercial uses related to agriculture (such as grain storage, implement sales and service, equestrian stables, etc.)
3. Agri-Tourism activities (such as farmstands, vineyards/wineries)
4. Outdoor recreation facilities (such as golf courses)
5. Large-lot residential development
6. Existing residential uses
7. Public facilities (such as road maintenance storage, fire stations, public utility substations, community centers, etc.)
8. Religious and Educational uses and structures
9. Commercial sand and gravel mining
10. Renewable energy facilities, within performance standards
11. Adult entertainment where appropriate

Incompatible Uses

1. Urban or suburban scale residential development
2. Larger livestock operations which cannot mitigate impacts
3. Urban or suburban commercial development

Issues

1. Groundwater / Municipal water availability
2. Suitability for onsite wastewater treatment systems ("OWTS")
3. Proximity to existing livestock confinements, mining, renewable energy facilities, etc.
4. Flood hazard areas
5. Natural amenities such as trees, and waterways
6. Sidewalks and multi-modal accessibility

Special Policies

1. Residential density should average no more than four dwellings per quarter section
2. Minimum lot size based upon adequate space for domestic well and OWTS
3. Cluster development of residential developments should be considered whenever soils, topography, natural amenities warrant
4. Developments of one acre or more may be required to meet the standards of National Pollutant Discharge Elimination System ("NPDES") permitting
5. Developments which create more than a 5% increase in runoff may be required to construct a detention basin to control runoff.
6. Limit new access along arterial roads

RDR - Rural-Density Residential

General Purpose

The Rural-Density Residential land use district represents areas where large lot residential development may be appropriate outside of city limits. These areas are typically not yet served with city water and/or sewer but may be in the future. These areas could be designed as clustered developments to conserve agricultural land and open space.

Compatible Uses

1. Residential single-family dwellings
2. Agricultural uses (smaller scale)
3. Public facilities (such as fire stations, public utility substations, community centers, etc.)
4. Religious and educational uses and structures
5. On-Site renewable energy facilities, within performance standards

Incompatible Uses

1. Major agricultural operations
2. Livestock operations
3. Urban or suburban scale commercial development
4. Industrial development

Issues

1. Groundwater/Municipal water availability
2. Suitability for onsite wastewater treatment systems ("OWTS")
3. Proximity to existing livestock facilities and/or industrial sites
4. Natural amenities such as trees, ponds, and streams
5. Conservation easements
6. Topography and drainage
7. Wetlands
8. Flood hazard areas
9. Natural amenities such as trees and waterways
10. Site access (public roads)

Special Policies

1. Residential density should be average approximately one dwelling per three acres
2. Minimum lot size of 1/4 - acre to 1/2 - acre or larger depending upon the source of drinking water and OWTS/sewer service
3. Depending upon the location, the development may be required to the "build-through" concept
4. Cluster development should be considered whenever soils, topography, natural amenities warrant





LDR - Low-Density Residential

General Purpose

The Low-Density Residential land use district should be located near and around existing acreages and in areas where the land is not suitable for agricultural use. An example of a typical low density residential/estate development area would be a cluster development that works to incorporate the natural amenities of the area.

In specific cases, where the design criteria are met, mobile home residential development may be allowed in any of these areas. These criteria are intended to provide for an area that has livable lot sizes, landscaping, streets, and storm shelters that are safe and clean.

Typical uses

1. Single-family residential dwelling units
2. Accessory uses associated with single-family residential dwelling units
3. Religious uses and structures
4. Educational uses and structures
5. Community/Recreational Center
6. Public facilities such as police, fire and rescue, libraries, village/county/state/federal offices
7. Public recreational, wildlife, and historical areas
8. Renewable energy equipment
9. Cover crops on undeveloped tracts and parcels
10. Mobile home parks, when the design criteria are met

Potential issues to consider

1. Topography
2. Natural amenities such as trees, ponds, and streams
3. Site drainage
4. Flooding hazard
5. Wetlands

Buildable lot policies

1. Minimum residential lot sizes should be kept at the lowest possible size accommodating both private water and sanitary sewer or public water and sanitary sewer

Residential densities

1. Residential densities within this land use category should be approximately one dwelling unit per every two to three acres.

Development policies to consider

1. Cluster developments should be considered and used whenever soils, topography, natural amenities warrant.

MDR - Medium-Density Residential

General Purpose

The Medium-Density Residential land use district includes both existing and new residential neighborhoods with single-family homes plus some mixing of two- and three- family dwelling units.

Some areas within Bennet where this land use district is identified are ideal for infill development, redevelopment, and in some cases demolition may be needed.

Compatible Uses

1. Residential single-family dwellings
2. Missing Middle residential development (such as cottage court, townhouses, duplex, tri-plex)
3. Accessory Dwelling Units ("ADUs")
4. Residential care facilities
5. Public facilities (such as fire stations, public utility substations, community centers, etc.)
6. Religious and Educational uses and structures
7. On-Site Renewable Energy facilities, within performance standards

Incompatible Uses

1. Industrial uses
2. Commercial uses

Issues

1. Off-site impacts - visual, noise odors, runoff
2. Traffic and site access
3. Natural amenities such as trees and waterways
4. Topography and drainage
5. Municipal water and sewer availability
6. Sidewalks and multi-modal accessibility

Special Policies

1. Minimum lot size of 6,000 to 12,000 square feet with city water and sewer services or four to six dwelling units per acre
2. Two and three family dwelling units need to be designed to match the architectural context of neighborhood





HDR - High-Density Residential

General Purpose

The High-Density Residential land use district includes both existing and new residential neighborhoods with a mix of single-family, two-family, and multi-family dwellings on small to moderately-sized lots with supporting community facilities. It is intended to encourage creative development patterns and adaptive reuse of existing structures. Streets are paved with sidewalks, curb, and gutter.

Compatible Uses

1. Residential single-family dwellings
2. Missing Middle residential development (such as cottage court, townhouses, duplex, fourplex) up to 12 units
3. Multi-family residential development
4. Accessory Dwelling Units ("ADUs")
5. Residential care facilities
6. Small-scale mixed-use development
7. Public facilities (such as fire stations, public utility substations, community centers, etc.)
8. Religious and Educational uses and structures
9. On-Site Renewable Energy facilities, within performance standards

Incompatible Uses

1. Industrial uses
2. Commercial uses, except in small scale mixed use developments

Issues

1. Off-site impacts - visual, noise odors, runoff
2. Traffic and site access
3. Natural amenities such as trees and waterways
4. Topography and drainage
5. Municipal water and sewer availability
6. Sidewalks and multi-modal accessibility

Special Policies

1. Minimum lot size 4,000 to 8,000 square feet or six to 12 dwelling units per acre; however, in some cases a higher density may be appropriate
2. Density may be increased for small lot development



DC - Downtown Commercial

General Purpose

This area is focused on the heart of Bennet's commercial activities. This area should promote basic retail, service, and office uses. Downtown is the "hub" of the city. It should become a walkable, desirable destination for the residents of the community.

Compatible Uses

1. Commercial retail and services uses
2. Accommodations and food/beverage services
3. Arts, entertainment, and recreation
4. Public art
5. Existing residential uses
6. Cottage industries
7. Missing Middle and other multi-family residential development (such as upper-floor apartments over retail/services)
8. Mixed-use development
9. Public facilities (such as city offices, fire stations, public utility substations, community centers, etc.)
10. Religious and Educational uses and structures
11. On-Site Renewable Energy facilities, within performance standards
12. Small scale industrial uses
13. Adult entertainment where appropriate

Incompatible Uses

1. Ground level single-family residential development is discouraged unless there are unique circumstances
2. Drive-thru facilities and multiple driveways creating conflicts with pedestrians and on-street parking - banks require special design

Issues

1. Continuing to maximizing development potential downtown
2. Site drainage
3. Sidewalks and multi-modal accessibility

Special Policies

1. No minimum lot size recommended
2. New buildings should be constructed of substantial materials (such as brick or stone)
3. Insubstantial coverings such as tin siding or stucco should be avoided
4. Developments of one acre or more may be required to meet the standards of NPDES permitting
5. Developments which create more than a 5% increase in runoff may be required to construct a detention basin to control runoff
6. On-site parking should be minimized to encourage greater utilization of downtown lots and on-street parking
7. Small scale industrial development should be limited in the future, and not expand substantially past current uses





GC - General Commercial

General Purpose

The General Commercial land use district provides for a variety of commercial uses, typically located along arterial and collector streets and roads.

Compatible Uses

1. Commercial retail and services uses
2. Accommodations and food/beverage services
3. Arts, entertainment, and recreation
4. Auto service uses (such as auto sales or repairs)
5. Multi-family residential development
6. Mixed-use development
7. Public facilities (such as fire stations, public utility substations, community centers, etc.)
8. Religious and Educational uses and structures
9. Wireless telecommunication facilities
10. Renewable Energy facilities, within performance standards
11. Adult entertainment where appropriate

Incompatible Uses

1. Single-family residential development, unless included in an overall mixed use concept

Issues

1. Off-site impacts - visual, noise odors, runoff
2. Traffic and site access, and parking
3. Municipal water availability and connections
4. Sewer system connections
5. Flood hazard areas
6. Natural amenities such as trees and waterways
7. Sidewalks and multi-modal accessibility
8. Secondary impacts of adult entertainment uses

Special Policies

1. Effective minimum lot area should be based upon adequate space for vehicular movement and parking
2. Developments of one acre or more may be required to meet the standards of National Pollutant Discharge Elimination System ("NPDES") permitting
3. Developments which create more than a 5% increase in runoff may be required to construct a detention basin to control runoff
4. Screening should be provided between residential and commercial/industrial property
5. Landscaping should be provided along arterial and collector streets and roads, and in parking lots
6. Limit new access along arterial streets



F - Flex

General Purpose

The Flex land use district is intended to accommodate a flexible blend of commercial and industrial uses. These areas are typically located along the arterial highway corridor and the city core.

Compatible Uses

1. Commercial retail and services uses
2. Accommodations and food/beverage services
3. Light manufacturing and warehousing, inside a structure
4. Auto service uses (such as auto sales or repairs)
5. Public facilities (such as road maintenance storage, fire stations, public utility substations, community centers, etc.)
6. Religious and educational uses and structures
7. Wireless telecommunication facilities
8. On-site renewable energy facilities, within performance standards
9. Adult entertainment where appropriate

Incompatible Uses

1. Residential development, other than caretaker/watchman quarters

Issues

1. Off-site impacts - visual, noise odors, runoff
2. Traffic and site access, and parking
3. Groundwater / Municipal water availability and connections
4. Sewer system connections
5. Flood hazard areas
6. Natural amenities such as trees, and waterways
7. Secondary impacts of adult entertainment uses

Special Policies

1. Effective minimum lot area should be based upon adequate space for vehicular movement and parking
2. Developments of one acre or more may be required to meet the standards of National Pollutant Discharge Elimination System ("NPDES") permitting
3. Developments which create more than a 5% increase in runoff may be required to construct a detention basin to control runoff
4. Screening should be provided between residential and commercial/industrial property
5. Landscaping should be provided along arterial and collector streets and roads, and in parking lots
6. Limit new access along arterial streets and roads





I - Industrial

General Purpose

The Industrial land use district is intended to provide for manufacturing and warehousing uses. These uses typically require larger tracts of ground and have multiple buildings on a site. Location of industrial uses needs to be sensitive to other uses, in particular to residential areas, which may require screening and mitigation of impacts.

Compatible Uses

1. Manufacturing (indoors and outdoors)
2. Warehousing, outdoor storage, and self-storage
3. Data centers
4. Commercial grain storage and agricultural services
5. Farm machinery and vehicle sales and service
6. Auto and large vehicle service uses (such as auto sales or repairs)
7. Accessory retail use of products manufactured on-site
8. Off-site commercial advertising (billboards)
9. Public facilities (such as road maintenance storage, fire stations, public utility substations, community centers, etc.)
10. Wireless telecommunication facilities
11. Renewable energy facilities, within performance standards
12. Adult entertainment where appropriate

Incompatible Uses

1. Residential development, other than caretaker/watchman quarters

Issues

1. Off-site impacts - visual, noise, odors, runoff
2. Traffic, especially truck traffic, and site access, and parking
3. Groundwater/Municipal water/wastewater system availability
4. Topography
5. Flood hazard areas
6. Secondary impacts of adult entertainment uses
7. Off-site commercial advertising (billboards) may lead to blight conditions

Special Policies

1. Effective minimum lot sizes based upon adequate space for vehicular movement, parking, and drainage
2. Developments of one acre or more may be required to meet the standards of National Pollutant Discharge Elimination System ("NPDES") permitting
3. Developments which create more than a 5% increase in runoff may be required to construct a detention basin to control runoff
4. Outdoor storage should be protected by security fencing, and may require a solid visual buffer
5. Data centers need to be located near power supply



P/I - Public/Institutional

General Purpose

The Public/Institutional land use district provides for public and institutional facilities. These facilities are also located throughout the community in other land use districts.

Compatible Uses

1. City and County buildings and facilities
2. State and Federal buildings and facilities
3. Non-profit buildings and facilities
4. Renewable Energy facilities, within performance standards

Incompatible Uses

1. Livestock operations

Issues

1. Traffic and site access, and parking
2. Flood hazard areas
3. Sidewalks and multi-modal accessibility

Special Policies

1. Public and non-profit land holdings may have long-term impacts on property tax revenues
2. Limit new access along arterial streets and roads



P/R - Parks and Recreation

General Purpose

The Parks and Recreation land use district provides for parks and recreation sites. Parks should also be provided in all areas with new residential neighborhoods.

Compatible Uses

1. Local and County parks and recreation areas
2. Golf courses and accessory uses
3. Non-profit conservation lands

Incompatible Uses

1. Industrial development
2. Livestock operations which cannot mitigate impacts

Issues

1. Natural amenities such as trees, and waterways
2. Sidewalks and multi-modal accessibility

Special Policies

1. Landscaping should be provided
2. Limit new access along arterial streets and roads





Community Character

Every community has a unique character distinguishing a specific place from every other place. Character encompasses many aspects of the community, from the street grid, lots and blocks, to the brick storefronts downtown and homes in tree-lined neighborhoods, to the extensive prairie stretching from the city into the countryside.

Signage and Wayfinding

Community character includes a combination of physical and psychological experiences. Residents and visitors learn to “read” a place based on formal and informal clues. The Bennet DED Plan further expands on these concepts.

Community Entrances

There is only one chance to make a first impression on visitors, and potential new residents and employers. Community entrances are a statement welcoming new and returning people to town. A well-designed monument sign conveys a message more than mere words. Entrance signs should reinforce the community brand with curbside appeal. Landscaping improves this appeal.

Wayfinding

Wayfinding refers to how people find their way around the community. Appropriate signage helps people walk and/or drive to specific locations in the community. Wayfinding would more easily direct visitors to downtown, public facilities, and city parks.

A unified wayfinding system does not need to be elaborate, but it does need to easily convey a

message as well as be legible to drivers as well as pedestrians.

Signage

Signs are an important form of communication. Sign control - or the lack of sign control - can have a significant impact on the community's appearance and economic competitiveness.

The image of a community is fundamentally important to its economic vitality and the signs along a community's streets can greatly affect the image of a place. Sign clutter is ugly, costly, and ineffective; “When everyone shouts, no one can be heard.”

Commercial signage on the street and building front helps people get where they need to go. A good sign code is pro-business because an attractive business district will always attract more customers than an ugly one. Signs can be well designed at a human scale, or they can create visual clutter and distracted driving as pedestrians and motorists search for their destination.

On city streets, ground-mounted monument signs are an effective form of commercial signage. They can also be designed to fit into the overall architectural character of a specific building or development.

Landscaping

Landscaping is critical to creating a positive community character. It also filters drainages (such as bio-swales) and provides buffers; Landscaping makes a particular impression in areas such as:

- Along streets, especially major thoroughfares;
- Along parking barriers;
- Near commercial and public

buildings, and;

- In public spaces

Landscaping should include a variety of organic and hardscape materials, appropriate to Bennet's environment. These may include:

- Xeriscaping (not “zero-scape”);
- Grass and ground cover;
- Shrubs and trees, and;
- Street furniture

Street trees, for example, not only improve the appearance of the community, but also provide erosion control and drainage as well as breaking up large expanses of concrete and asphalt.

As new development and re-development occurs in Bennet, the City should work closely with developers and property owners to ensure there is appropriate landscaping installed and maintained to improve the appearance of the community.

The Bennet DED Plan further expands on these concepts.



Land Use Goals, Objectives, and Policies

Land Use Goal LU-1:

Future growth and development has adequate land available while avoiding land use conflicts.

Objectives and Policies:

LU-1.1: Regularly review and update land use regulations (zoning and subdivision ordinances);

LU-1.2: Developers are prepared to pay the cost of necessary and required on-site and off-site improvement, and;

LU-1.3: Continue to post planning & zoning requirements and other development information on the City of Bennet website.

Land Use Goal LU-2:

The City is prepared to develop land outside of city limits, within the ETJ.

Objectives and Policies:

LU-2.1: Work with developers and property owners to identify areas with infrastructure capacity, including electricity, gas, water and sewer, and streets;

LU-2.2: Aid development or redevelopment through Tax Increment Financing (TIF) where appropriate, and;

LU-2.3: New development should be contiguous to existing developed areas and avoid "leapfrog" patterns inefficient for public services.

Land Use Goal LU-3:

There is adequate and available land for a variety of new residential building types.

Objectives and Policies:

LU-3.1: Encourage development of "Missing Middle" housing types across the community;

LU-3.2: Encourage upper-level residential units downtown;

LU-3.3: Encourage mixed-use projects, where appropriate, and;

LU-3.4: Work toward higher density development within the established parts of the city and along major transportation corridors.

Land Use Goal LU-4:

Residential development is protected from conflicting land uses.

Objectives and Policies:

LU-4.1: Ensure residential development is separated from more intensive uses by appropriate siting of uses, adequate setbacks, visual and landscape buffers, or impact easements, and;

LU-4.2: Work with property owners to clean up deteriorated and dilapidated properties.

Land Use Goal LU-5:

Employers have adequate land available for new development.

Objectives and Policies:

LU-5.1: Facilitate the construction of infrastructure for commercial and industrial development;

LU-5.2: Plan for future industrial parks and commercial development areas, as needed, and;

LU-5.3: Encourage continued maintenance and appropriate redevelopment in the areas of the city with the highest levels of poverty disparity.



Land Use Goal LU-6:

Improve the built environment through the recommended actions in the Downtown Economic Development Plan.

Objectives and Policies:

LU-6.1: Beautify the city through:

1. Streetscaping, up to and including: perennials, annuals, shrubs, lighting, traffic signs, curb changes, crosswalks;
2. Increasing tree canopy coverage, and;
3. Incorporating benches and seating.

Objectives and Policies:

LU-6.2: Connect the city through:

1. Improving walkability and safety;
2. Bringing all crosswalks into ADA compliance, and;
3. Adding wayfinding signage in locations up to and including: entrances to the city, downtown, parks, trails, and local business amenities.

Objectives and Policies:

LU-6.3: Improve infrastructure in the city by:

1. Improving sidewalk conditions;
2. Improving water and broadband infrastructure first, and then all other utilities second;
3. Improving street lighting, particularly along highly trafficked pedestrian areas, and;
4. Eliminating safety hazards, up to and including: slowing traffic on Highway 43, implementing traffic calming devices, improving crosswalks, and adding crossing signals.



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Chapter 11 Annexation

Annexation

As cities grow in population, employment, and services, the municipal limits will need to expand to provide infrastructure to new development.

Annexation Element

This section is intended to meet the requirements in Neb. Rev. Stat. §19-903(5)(a) that the Comprehensive Plan include: "an identification of sanitary and improvement districts, subdivisions, industrial tracts, commercial tracts, and other discrete developed areas which are or in the future may be appropriate subjects for annexation and (b) a general review of the standards and qualifications that should be met to enable the municipality to undertake annexation of such areas."

Annexation Process

The State of Nebraska has established a process for municipalities to extend their

corporate limits into contiguous areas, provided the criteria for such action is justified. An important consideration of annexation is the property in question may not be further than 500 feet from corporate limits of the municipality in order to be considered adjacent and contiguous.

There are two methods for annexing land into the corporate limits:

- Voluntary - Land requested to be annexed by the property owner(s), or;
- Involuntary - Any contiguous or adjacent lands, lots, tracts, streets, or highways which are urban or suburban in character and annexation is initiated by the municipality

Landowners desiring voluntary annexation of land must submit an annexation plat prepared by a licensed surveyor. The annexation plat must be approved by the City Engineer and filed with the City Clerk

along with a written request signed by all owners of record within the proposed annexed area.

The City Council must make three separate readings of the annexation ordinance (waiver of the three readings is not allowed by State law for this process). A majority of the City Council must make affirmative votes in favor of an annexation at each reading to pass the ordinance.

A certified copy of the annexation ordinance shall then be filed with the County. The City has one year to develop a plan addressing the provision of services to residents of the annexed area.

With regard to annexation, the City should establish provisions for subdivision improvement agreements and non-contested annexation agreements with any future Sanitary Improvement Districts ("SIDs"). This type of agreement assures the City the

SID can be annexed at such time as it becomes necessary, without the SID contesting the action.

Boundary Changes Affecting State Aid

The Nebraska Department of Review sets forth procedures for reporting population changes due to boundary changes and the resulting effect on state aid. The municipality must submit the following documentation to the Department when a boundary change occurs:

1. A certified copy of the annexation ordinance;
2. A certified map of the municipality showing the area annexed (or de-annexed), and;
3. Calculations and basis for the population estimate by count of housing units multiplied by average persons per household in the most recent federal census, or by other method specified by the Department

The Department will review documentation within 60 days and certify the total new population of the municipality.

Source: revenue.nebraska.gov/government/municipal-boundary-changes

Potential Future Annexation Areas

The City of Bennet should consider annexation of adjacent property to assure the proper provision of health and safety public services.

Proposed Annexation Areas

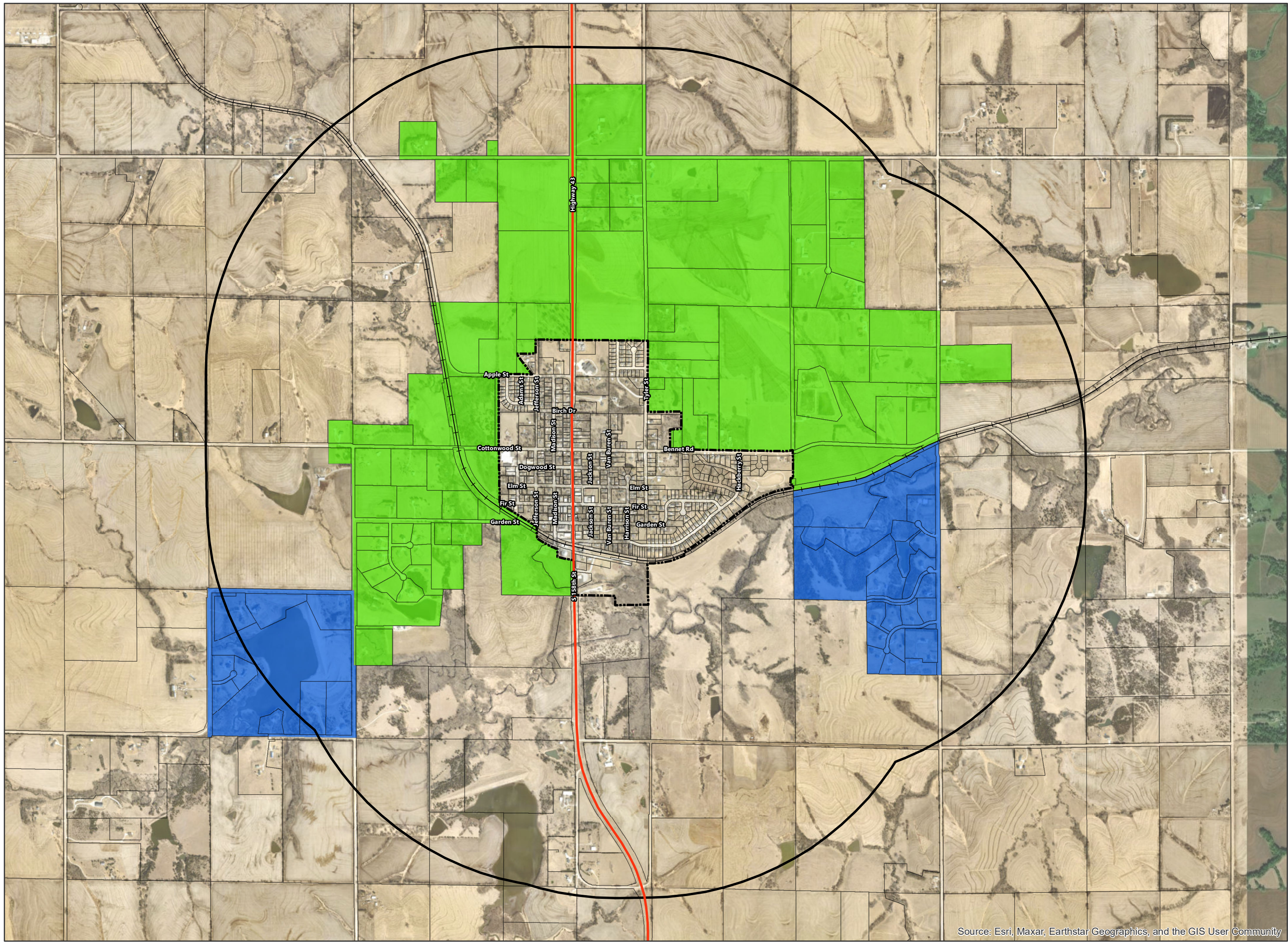
Near-term annexation areas should be considered for annexation within the next one to five (1-5) years. Many of these areas are currently eligible for



annexation, and should be brought into the corporate limits at the earliest opportunity. Other areas should be considered for annexation over the long-term, five or more years from plan adoption or when developed. City decisionmakers should take into consideration:

- Annexation DOES NOT commit the City to extend services in the near term;
- Statutory requirements only require a "plan" for how services will be provided, to be completed within one year, and;
- Annexation DOES NOT require the City to pay for the extension of services

Property can be considered for annexation when meeting state requirements, even if not shown in this plan as a proposed annexation area.

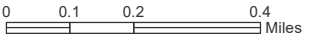


LEGEND

- Highway 43
- Railroad
- ETJ 1-Mile
- Municipal Limits
- Parcels
- <all other values>
- Term**
- Short
- Long



PROJECTION: NE State Plane (Ft.)
DATUM: NAD 83
DATE: 4.19.24





Annexation Goals, Objectives, and Policies

Annexation Goal A-1:

Future growth and development has adequate land available while avoiding land use conflicts and incompatible impacts.

Objectives and Policies:

A-1.1: The City should proactively pursue annexation of eligible property over the short-term, and;

A-1.2: The City should be prepared to annex additional property as it becomes developable over the long term.



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Chapter 12 Transportation

Transportation

Transportation is a prime determinant of land use. The City, County, and State transportation network, combined with railroads, defines access to land and much of its potential for development. Land use and transportation create the pattern for future development.

The content of this chapter is derived from the “Transportation Components of the City of Bennet Comprehensive Plan and Downtown Economic Development Plan” Professional Project, written by University of Nebraska-Lincoln student Kyle McLaughlin. This Project was written to supplement both the Comprehensive Plan as well as the Downtown Economic Development Plan.

This section is intended to meet the requirements for a transportation element in Neb. Rev. Stat. §19-903(2): “The

general location, character, and extent of existing and proposed major roads, streets, and highways, and air and other transportation routes and facilities”.

Functional Classification

The street and road network is classified by function:

- Expressway - major roadway for state or regional access
- Arterial - major road with high volumes of traffic, primarily connecting places to each other
- Collector - street with less traffic, connecting local traffic to arterial roads
- Local - street with low traffic volumes and slow design speeds, primarily uses for direct access to property





Roadways and Streets

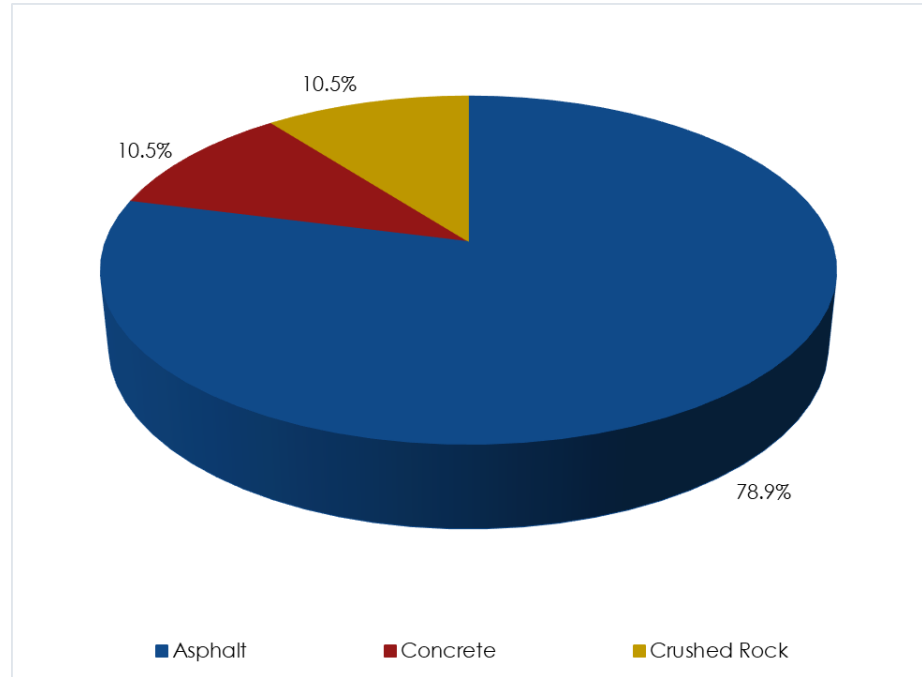
Bennet's street network is comprised entirely of local streets outside of Highway 43. There are several streets throughout the city which are currently unpaved, such as Cottonwood St. Figure 12.1 shows the breakdown of surface materials across the city. Streets are typically 18' – 22' wide and not curbed. New, recently reconstructed, or recently developed streets, such as Hackberry St and Prairie Clover Ln are 25' wide and include curb and gutters.

As development occurs around Bennet, and the city continues to flourish, improvements or upgrades will need to be considered on the crushed rock roadways which will be required to handle increased traffic demands. These roadways are more susceptible to erosion, make snow and ice maintenance more difficult, and can ultimately cost more to maintain as traffic volumes increase (Merilainen & Ruonakoski, 2007). Highway 43 is the only non-local roadway and had an Annual Average Daily Traffic ("AADT") of 4,590 vehicles per day (vpd) with 265 trucks per day. This volume is down from 2018 where the roadway had 5,090 visits per day and 305 trucks per day (NDOT GIS, 2023).

Public Transit Lancaster County

Public Rural Transit is the primary transit agency available to Bennet residents. It provides door-to-door public transportation to or from the entire Lancaster County, (along with the communities of Adams, Ceresco, Cortland, Eagle, and

Figure 12.1: Road Surface Materials



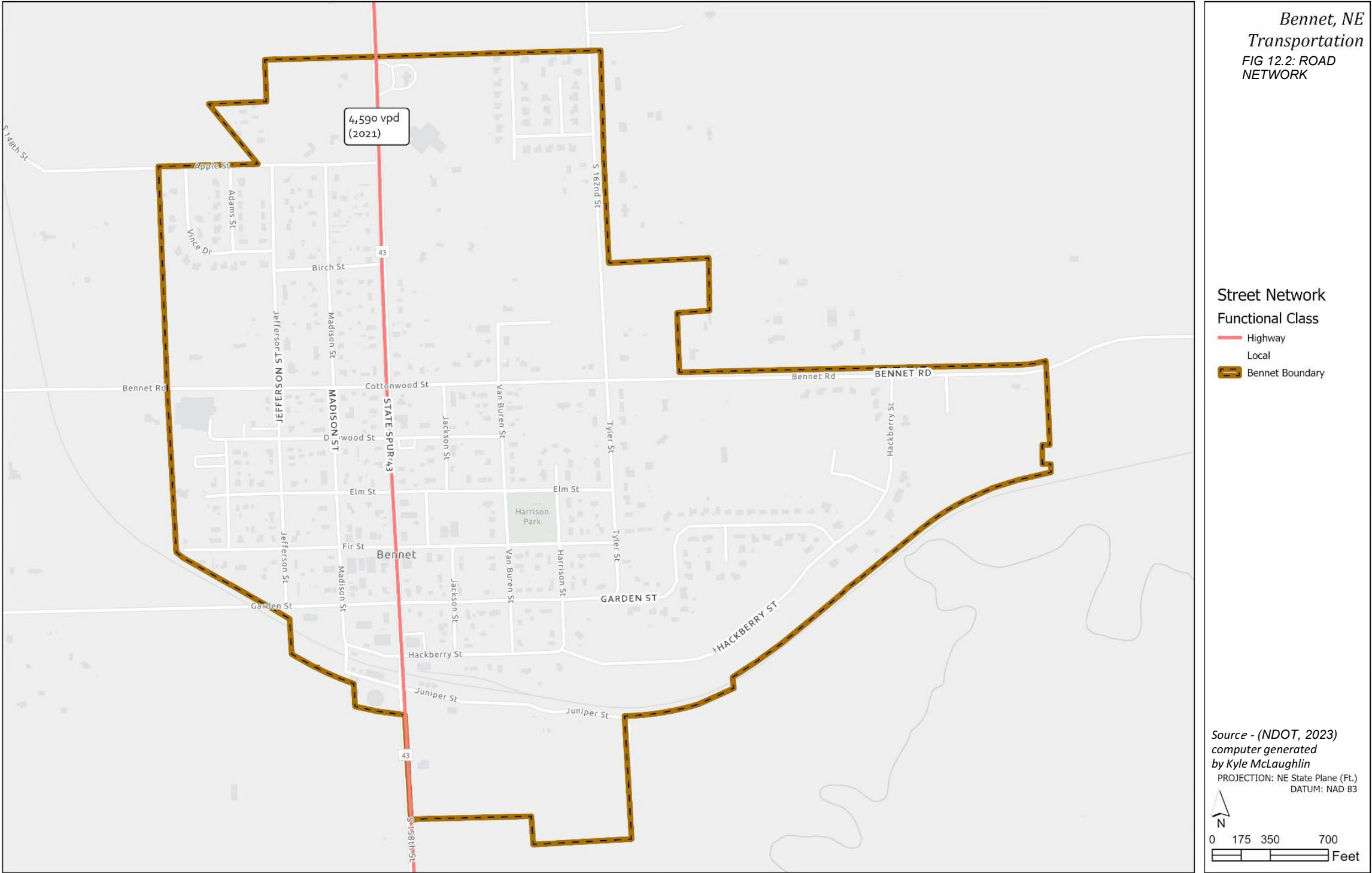
Source: UNL CRPL Studio 990 Students

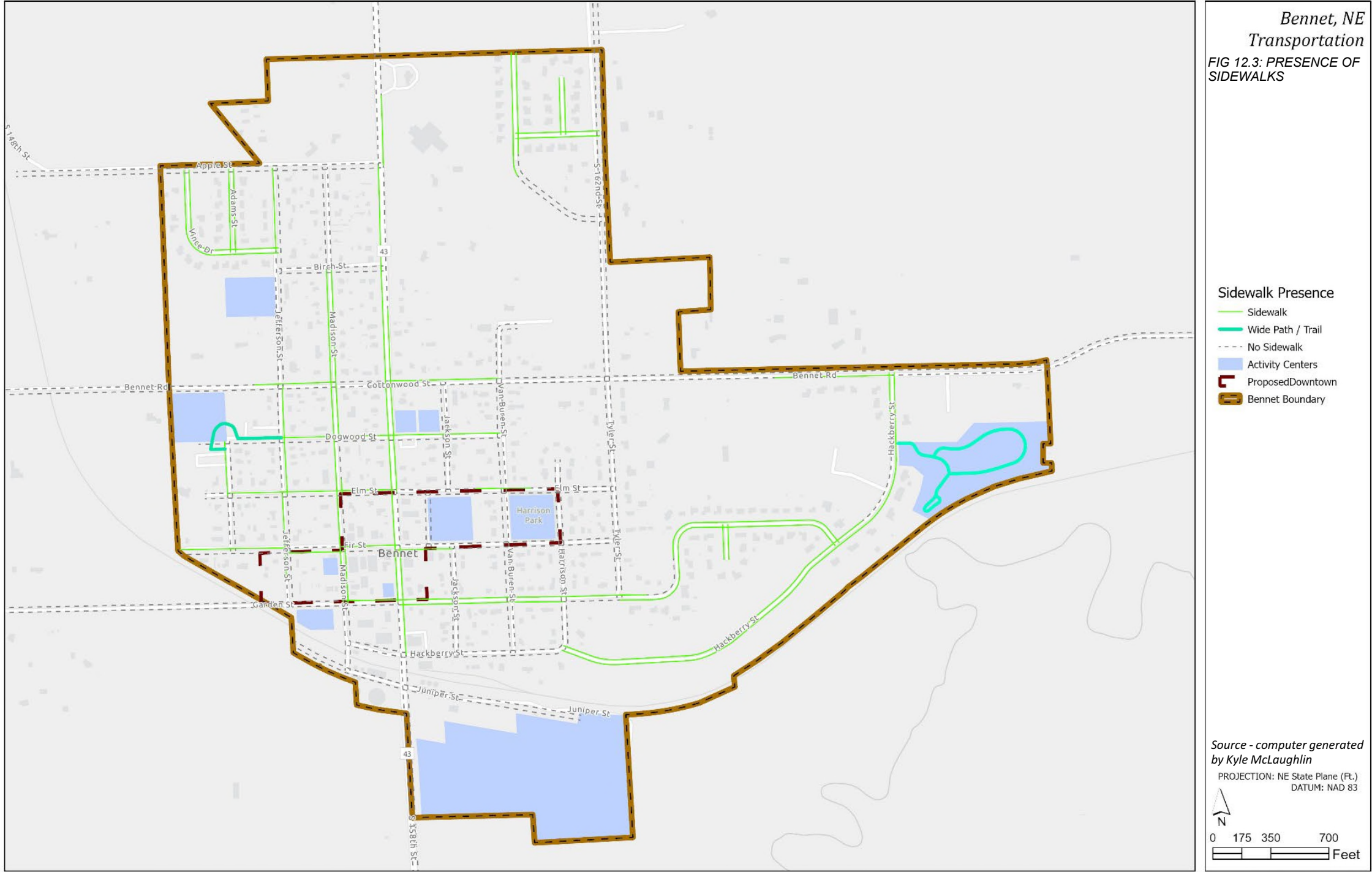
Greenwood) however due to the rural designation, the trip must either start or end outside of the Lincoln city limits. Citizens of Bennet can board a trip to Lincoln or request a ride home from the city. Trips cost \$2 one-way, \$4 round trip, or \$20 for a ten-punch rider card and must be scheduled as least one day in advance. StarTran is the City of Lincoln's transit agency, providing many services within the capital city including fixed routes and paratransit. The agency does not currently provide service for Bennet thus can only serve as one leg of a trip for residents (City of Lincoln, 2023).

Transportation Network Companies

A Transportation Network Company ("TNC") option referred to as a ridesharing or ride-hailing service is a type of transportation service based on a technology-based platform.

TNCs, like Uber and Lyft, have revolutionized the way people access on-demand transportation services, providing a convenient alternative to traditional taxis and public transportation. Residents, employees, and visitors of Bennet can utilize TNCs to provide access to/from the city to supplement the transit system. Some companies also provide additional services, such as food delivery (Nebraska Public Service Commission, 2023).





Active Transportation

The pedestrian infrastructure in Bennet is disjointed and unconnected in many areas of the city. Older homes and blocks do not have access to sidewalks and there are no high-visibility crossings of Highway 43 in town. Roughly 30% of the street segments in the city have sidewalks, equating to just over 8 miles of sidewalks. Examples of sidewalks throughout town are shown on this page.

While there are sidewalks present on just over 30% of the streets, many of these sidewalks are aging and don't provide quality and comfortable access for all users. The quality and circumstance of the sidewalk greatly impacts the comfort and thus the usability of the infrastructure, which can be showcased by Highway 43 south of Fir St. In this segment there is an attached 4-foot sidewalk with railings along the non-street side. As an additional example, there is only one marked crossing of Highway 43, and the location has stairs on the east side of the highway sidewalk and has no curb ramps on either side. This infrastructure presents extreme difficulties for visually impaired, mobility limited, and other sidewalk users.

There are a couple existing segments of trails, multi-use paths, around Bennet including the Whispering Pines Disc Golf Course which provide 2,000 feet of recreational trail and a stretch of wide sidewalk at the elementary school.

Figure 12.3 on the previous page shows the presence of sidewalks and trails throughout the city.

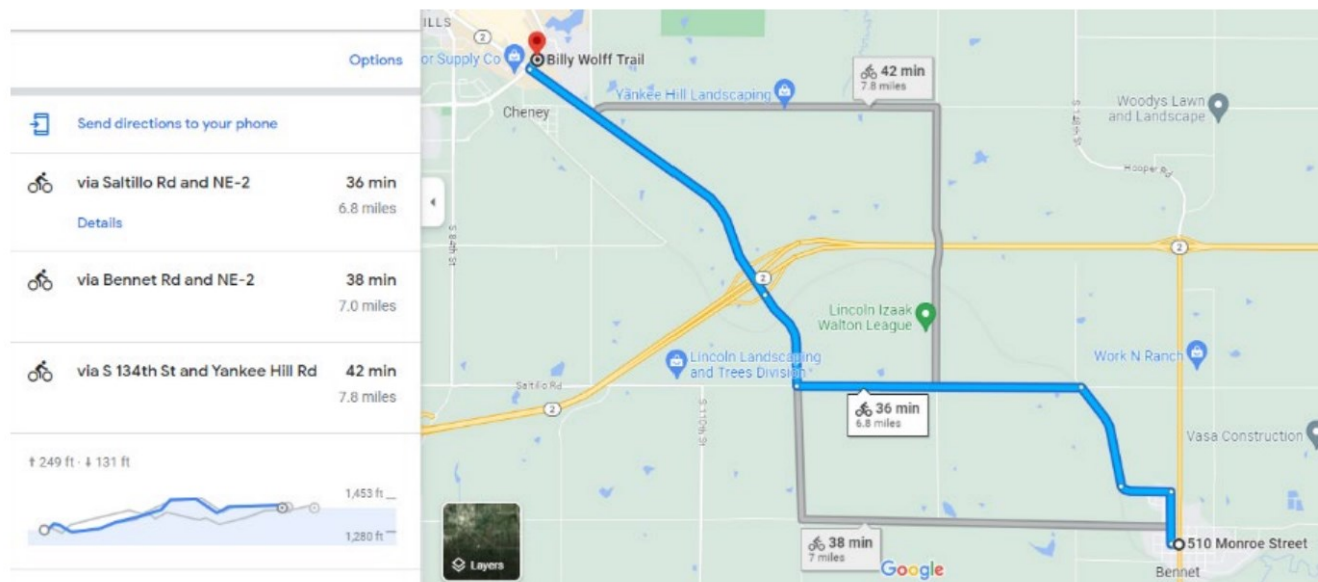


Photo 12.1 : Downtown sidewalk condition
Source: UNL CRPL Studio 990 Students



Photo 12.2 : Downtown sidewalk condition
Source: UNL CRPL Studio 990 Students

Figure 12.4: Road Surface Materials



Source: Google Maps

Regional Infrastructure

Given Bennet's proximity, residents likely expect to be able to take advantage of Lincoln's bike and trail system. Today, however, the closest a trail extends towards Bennet is along Yankee Hill Rd and 91st St. This is about 7 miles from the heart of Bennet. Figure 12.4 shows the Google Maps routing distance and duration to the closest trail. Figure 12.5 provides further context of the existing regional infrastructure Bennet residents can access in southeast Lincoln.

Existing Challenges and Issues

Traffic

There are few locations throughout the city with prolonged traffic issues, however there are spots which see increased conflicts at peak times such as near the school and

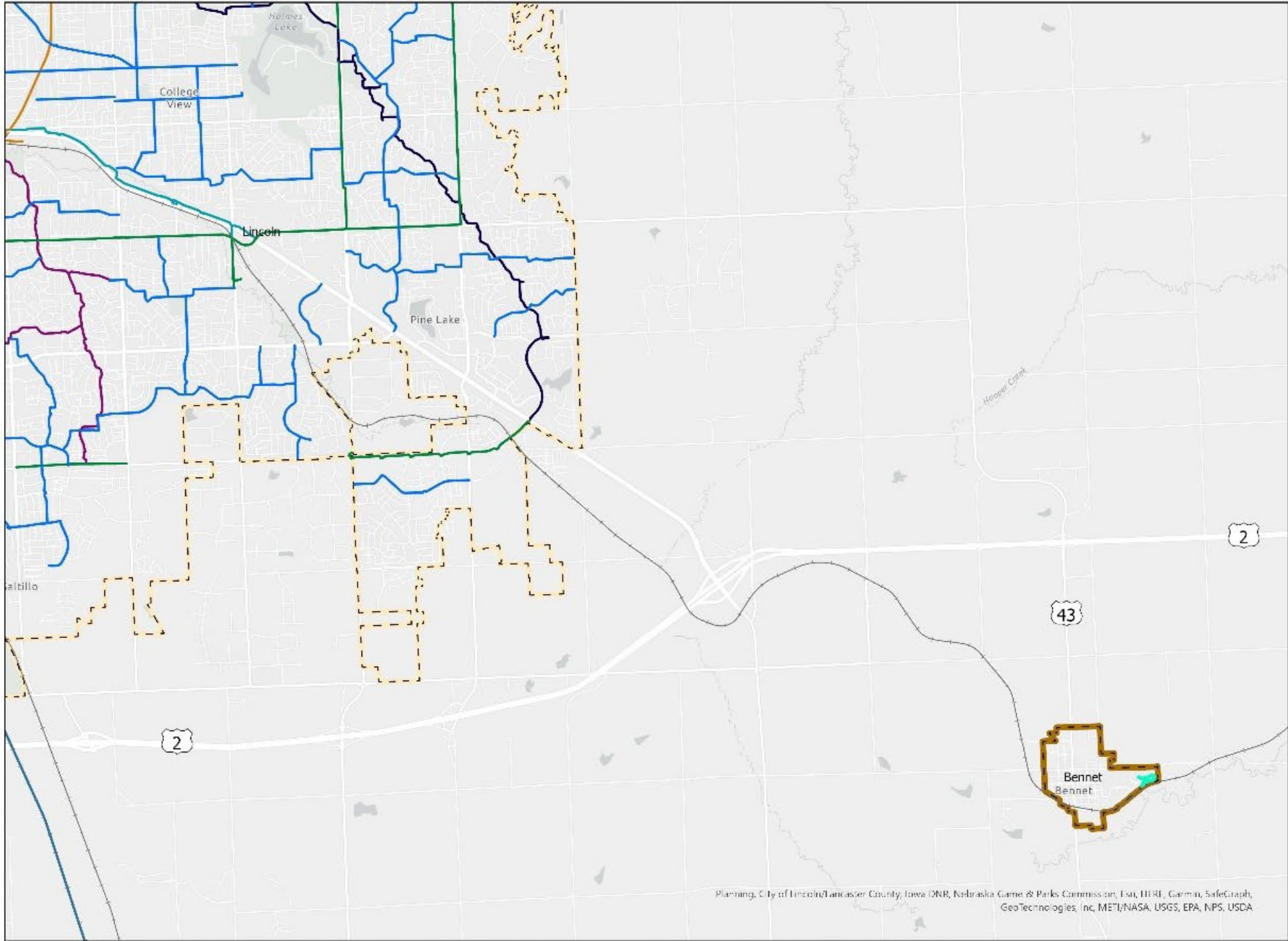
along Highway 43 at rush hour, particularly during high truck traffic periods such as harvest. These conflict locations should be monitored to ensure smooth traffic operations into the future.

Other locations which should be monitored are the crushed rock or gravel streets, as mentioned in the previous chapter. As traffic volumes increase on these streets, such as Cottonwood St, improvements should be made to allow for increased volume, weight bearing capacity, stormwater and erosion control, and prevent against other issues.

Safety Concerns

There were eight crashes inside Bennet city limits and two more just outside the city for the most recent 5-year history between 2016 and 2020. Only one "Possible Injury" crash was more severe than "Property Damage." The sum of the cost for crashes in

Bennet over the 5-year period is \$98,500. Figure 12.5 is a map of this 5-year crash history and reveals no discernable crash pattern in the city. While not within Bennet's city boundary, there is a cluster of crashes north of the city, at the intersection of Highway 43 and Saltillo Road, which would impact residents utilizing Highway 2. This cluster includes several "Possible Injury" crashes. A radar speed trailer was found at the Highway 43 and Cottonwood St corner. The trailer was requested by Bennet citizens to bring attention to speeds through the city. There has been no official speed study conducted with results to analyze.



Bennet, NE
Transportation
FIG 12.5: EXISTING REGIONAL TRAIL AND BIKE NETWORK

Existing Regional Trail and Bike Network

- Whispering Pines Disc Golf Course Trail
- Railroad
- Bennet Boundary

Commuter Trail Units

- Billy Wolff
- Bison
- Dietrich; Murdock
- Helen Boosalis
- Jamaica North
- MoPac
- Prairie Corridor
- Rock Island
- Salt Creek Levee
- Southpointe; Tierra/Williamsburg
- Other

Existing On Street Bike Network

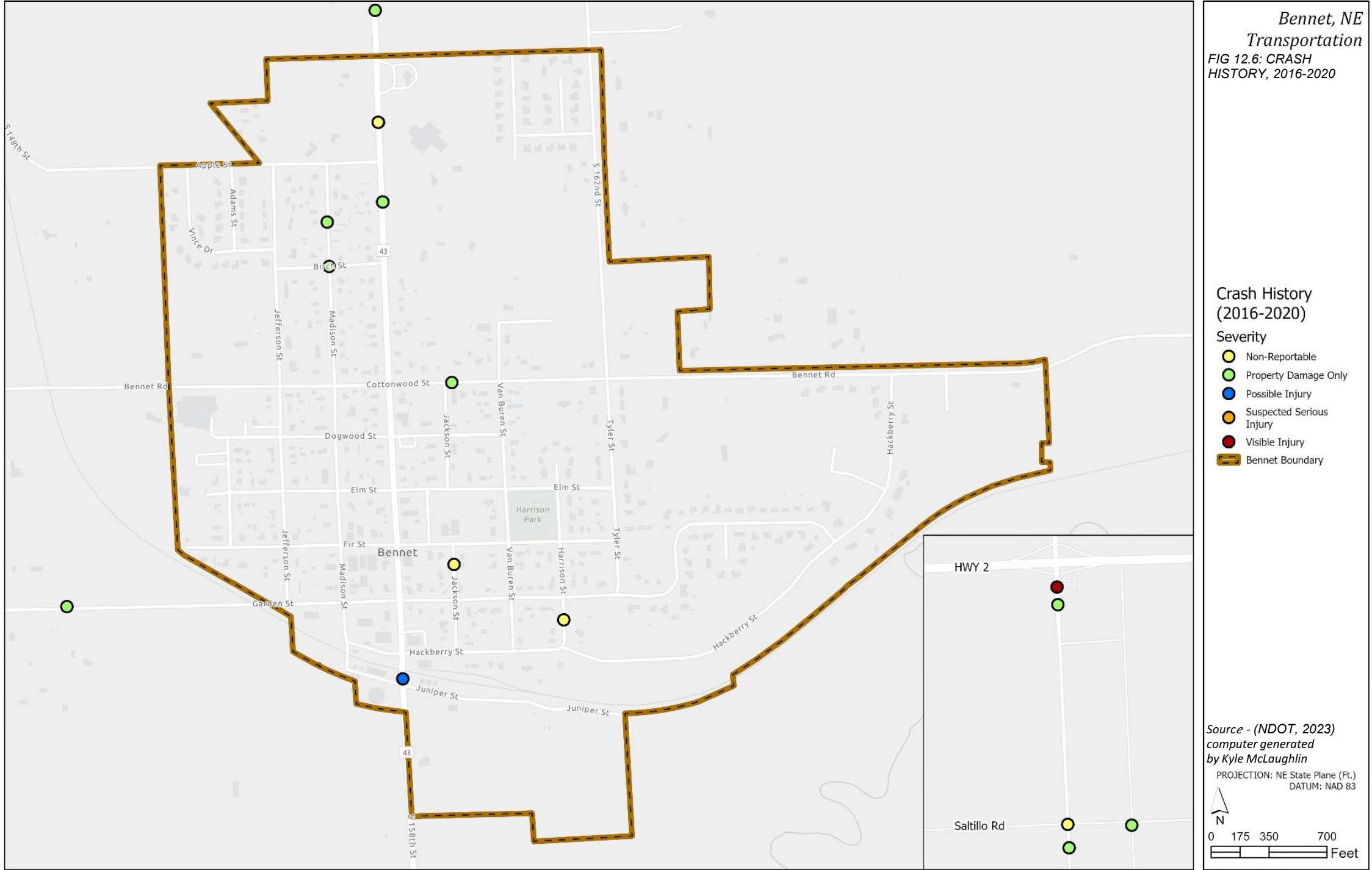
Facility Type

- Bicycle Boulevard
- Bike Lane
- Buffered Bike Lane
- Separated Bike Lane
- Shared Lane
- Lincoln City Boundary

Source - Lincoln Planning Department, 2023, computer generated by Kyle McLaughlin

PROJECTION: NE State Plane (Ft.)
 DATUM: NAD 83
 Date Saved: 8/29/2023 5:11 PM

0 0.25 0.5 1
 Miles



Recommendations and Strategies

The following recommendations and strategies span from street improvements and providing a network of active transportation investments to streetscaping improvements. The following actions reflect methods of fulfilling the transportation needs of the City while also achieving the goals set forth by the DED Plan.

Roadway and Street Improvements

There are various street improvement projects throughout Bennet which are mismatched with the role they play in the community. Issues include roadway reconfiguration, intersection improvements, right of way reallocation, or other physical changes.

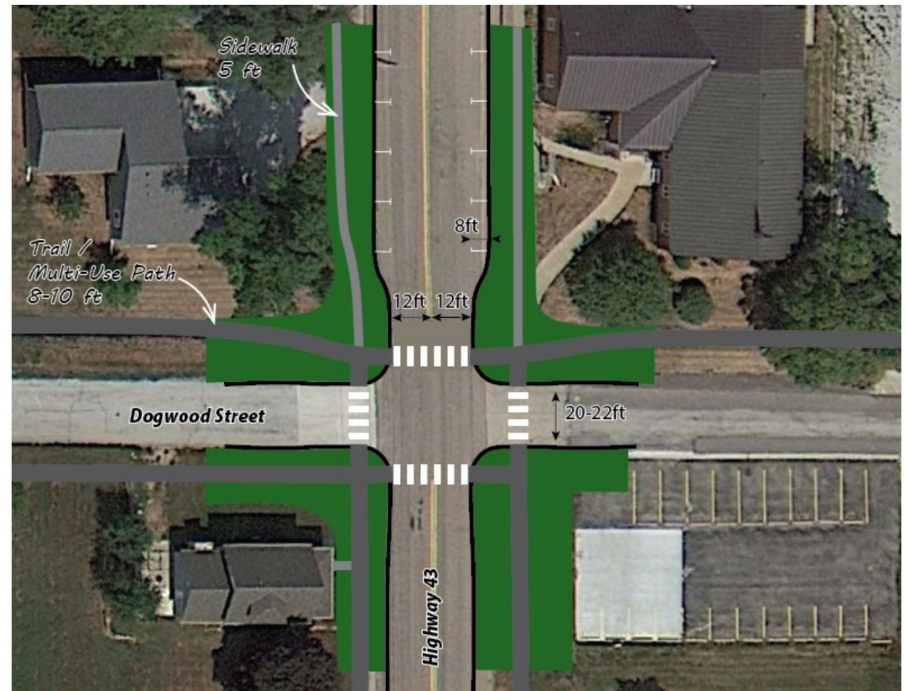
Truck Circulation

The industrial uses throughout downtown and south of downtown have kept Bennet's economy running for many years. However, the truck traffic and equipment associated with these uses poses a conflict for increased foot traffic desired throughout downtown. The interaction between these two should be explored and better understood. It is recommended a small area plan or other truck routing plan be conducted to provide clear expectations for all users which could range from wayfinding and signage to buffered facilities.

Intersection Upgrades

There are various intersections around the city needing to be studied for improvements for vehicle operations to pedestrian

Figure 12.7: Recommended Intersection Improvements



Source: Kyle McLaughlin

safety. Pedestrian crossing improvements at key locations will yield many benefits for residents, visitors, and particularly students. Well-marked crossings with ramps and reduced crossing distance greatly enhances accessibility for individuals of all abilities. The Federal Highway Administration ("FHWA") provides many resources and best practices for improving pedestrian safety, including the Safe Transportation for Every Pedestrian ("STEP") initiative (FHWA, 2023).

Many intersections around the city could benefit from these crossing improvements, but several intersections along Highway 43 are candidates for redesign and reconstruction. Figure 12.7 shows a conceptual design example for intersection improvements at Highway 43 and Dogwood St. There is currently there no parking

allowed south of Dogwood, so this space currently only serves to encourage faster speeds and could be repurposed to link downtown on the east and west side of Highway 43. The concept suggests curb extensions, introduce marked parking stalls, reduced road width south of Dogwood St, high visibility crosswalks, and trails along 3 legs of the intersection. These design changes would reduce crossing length, slow traffic, improve pedestrian visibility, increase comfortability and thus usability of pedestrian infrastructure. This intersection could additionally benefit from curb extensions as they would provide additional space to accommodate the topography and can eliminate the need for sidewalk stairs on the northeast corner.

A first step for these improvements should be a corridor study for Highway 43,



including traffic analysis and cost estimate. This is commonly required by Nebraska Department of Transportation ("NDOT") to ensure feasibility and safety of any proposed improvements. In addition to intersection improvements within the city, Bennet should work with Lancaster County and NDOT to address the crash history and safety concerns at Highway 43 and Saltillo Rd.

Streetscaping

Beyond the visual appeal, well-planned streetscaping can generate a sense of community pride and identity. Bennet should look to incorporate elements such as trees, green spaces, and decorative features throughout the city, particularly in downtown. Enhanced streetscapes contribute to a more inviting environment for residents and visitors alike. Streetscaping can be leveraged as safety features and sustainable design elements which can enhance overall community wellbeing. Fir St in the proposed downtown area is a prime candidate for streetscaping and landscaping improvements. While typically a street having no curbing can slow vehicles through having a more active space and being more inviting to pedestrians, Fir St's industrial feel and lack of defined walking space does not encourage users. Redefining the right of way, providing tree canopy, and building on façade improvements will help Fir St be the link between east and west sides of the proposed downtown.

Sidewalk Coverage and Quality

Existing active transportation

infrastructure in Bennet is inconsistent and does not meet expectations for many residents. As shown in Figure 12.3, sidewalks are only found on roughly 30% of street sides throughout Bennet. Public input indicated this should be closer to 80-100%. Sidewalks serve as vital connectors within communities, promoting healthy lifestyle choices, provide public space, and furthering social interaction among residents. The city should work to prioritize which street segments need sidewalks. Factors in sidewalk prioritization could include:

- Vehicle speeds;
- Presence of current users
- Proximity to destinations such as the school, downtown, and parks
- Existing sidewalks for connectivity

In addition to new connections, the existing sidewalks should also be upgraded to provide higher quality walking environment. Improvements should be made in areas where there are narrow, degraded, or uncomfortable segments. Uncomfortable walking conditions can be unsafe, or at least perceived unsafe, inhibiting users.

Trail Network

In addition to sidewalk improvements, this plan recommends the city build a trail network connecting residents to various destinations around the city and provides recreational opportunities for residents. The map shown in Figure 12.8 recommends various trail segments throughout the city, providing a loop around Bennet, and additional connections to the school, downtown, City Park, and the American Legion and south baseball field. The trail

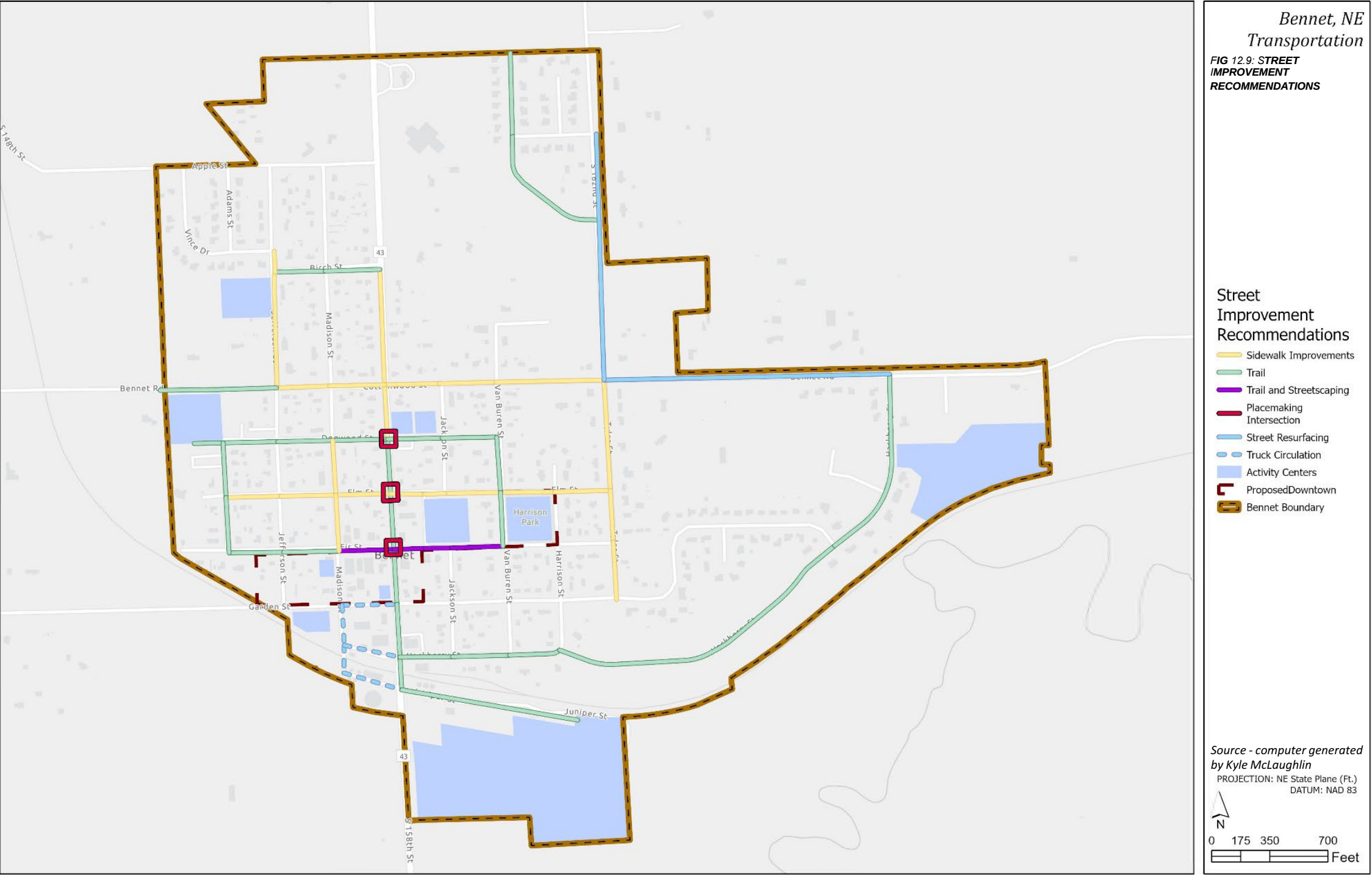
length as shown is just under 4.5 miles and includes segments along the side of the street as well as along the edge of some properties. As shown in Figure 12.8, this trail plan recommends reallocating Highway 43 right of way dedicated to the roadway to a buffered trail on both sides of the street.

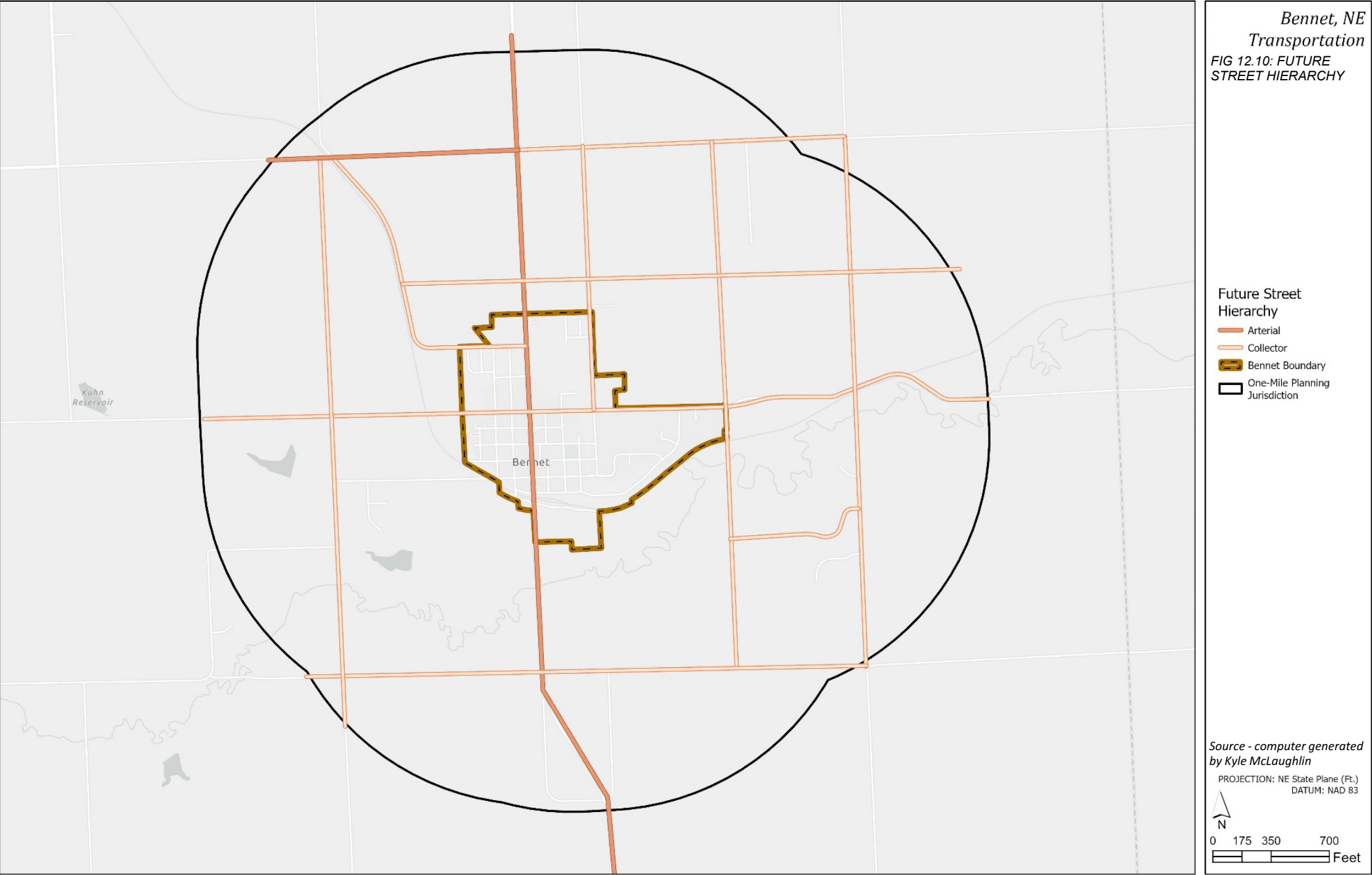
Future Streets Network

As Bennet continues to grow and bring in development, the consistency and livability of the city will depend on the ability to enforce and adhere to city adopted regulations and standards (City of Bennet, 2023). In addition to subdivision requirements, a future street network will help to set expectations for residents and developers by laying out a framework of streets to accommodate future traffic patterns and growth. The future network identified in Figure 12.10 primarily follows the existing county roadway network. These existing alignments provides consistent spacing between roadways, simplified ownership conversations, and aligns with driver expectations. The additional collectors shown will provide for a distributed vehicular network, which will reduce volume demands on any one road, and generally follow parcel lot lines to distribute land impacts. New or reconstructed streets shall conform to Nebraska Board of Public Roads Classifications and Standards, Minimum Design Standards.

Implementation and Funding

This section describes short- and long-term actions which will help establish and keep momentum





for implementing this plan. Additionally, this chapter describes various funding sources and tactics providing the suite of mechanisms which can be utilized to turn this plan into projects.

Short-Term Action Plan

The priority projects for the City of Bennet should include improving the crossing conditions for Highway 43 to facilitate pedestrian activity and promote safety. A roadway corridor study to analyze the feasibility, traffic patterns, and cost of intersection improvements should be prioritized. One other short term, quick win type action could include building support for landscaping improvements along Fir St. By allowing and encouraging temporary landscaping planters along the roadway the city can both invite buy-in for improvements as well as address right of way concerns along Fir St. Typically called Tactical Urbanism, partnerships between cities and residents or businesses can allow for low-cost pilot implements of street planters, furniture, or others would greatly help Fir St grow into a key segment between east and west downtown Bennet (Lydon, 2012).

Long-Term Action Plan

The long-term actions revolve around making improvements on streets as shown in Figure 12.9, working through a multi-phase project to build trail network, improve sidewalks and pedestrian safety, and upgrade streets as traffic volumes grow and development occurs. The city should leverage development within its one-mile planning jurisdiction to create a network of collector streets having active transportation

accommodations.

Funding Sources

Local Taxes and Fees

The most basic mechanism for funding projects and programs is local taxes and fees. The city's General Fund accounts are typically comprised of local tax dollars and pass through formula dollars provided to the city by a state or federal source. Cities can also impose impact fees on development, where developers pay a separate fee than can be used for specific or general purposes at the city's discretion.

Federal and State Grants

There are a wide variety of federal and state grants which can assist in building transportation infrastructure. These grants saw boosts in funding across the board with recent legislation including the Infrastructure Investment and Jobs Act ("IIJA") and Inflation Reduction Act ("IRA") at the federal level. A brief list of potential federal sources include:

- Surface Transportation Block Grant Program ("STBGTA")
- Community Development Block Grant ("CDBG")
- Recreational Trails Program ("RTP")
- Infrastructure for Rebuilding America Discretionary Grant Program ("INFRA")
- Safe Street and Roads for All ("SS4A")
- Highway Safety Improvement Program ("HSIP")
- National Highway Performance Program ("NHPP")
- Rebuilding American Infrastructure with Sustainability and Equity ("RAISE")
- Reconnecting Communities and Neighborhoods ("RCN")

It should be noted most of these funding sources require a local match, typically 20% of the overall project cost, and are very competitive with many applicants across the nation. Additional resources and technical assistance are available to municipalities through the United States Department of Transportation ("USDOT"), Department of Economic Development Administration ("USEDA"), Federal Highway Administration ("FHWA"), and other federal departments.

State grant programs are often used to administer federal programs, however there are several additional State of Nebraska funded programs which can be utilized to build transportation and recreation infrastructure. The Nebraska Game and Parks Commission ("NGPC") oversees a Land and Water Conservation Fund which provides funding which can be used for the acquisition and development of public outdoor recreational areas and facilities such as playgrounds, parks, and other recreational facilities. The Nebraska Department of Transportation ("NDOT") oversees the Economic Opportunity Program which provides local grants for strategic transportation improvements bettering connection between businesses to the statewide multimodal transportation network.

Public-Private Partnerships

In addition to the city asking for money, public-private partnerships can be strong tools to leverage investments by private development to improve infrastructure. Tools like Tax Increment Financing ("TIF")



provide incentives for private development to make improvements which would otherwise not occur. Likewise, the creation of special districts, such as a Business Improvement District ("BID") or Downtown Development Authority ("DDA"), can provide funding mechanisms and services in addition to those afforded by the city.

Monitoring and Evaluation

The plan establishes a framework for ongoing monitoring and evaluation. Tracking key performance indicators can ensure transportation goals remain on track and the city is able to make necessary adjustments as circumstances evolve.

Key Performance Indicators

The following table provides key performance indicators ("KPI's") should be tracked by the city. These KPIs will help the city monitor trends, what impact projects have on the city, and help city staff to make informed decisions as they look to implement projects.

Periodic Review and Adjustment

To ensure success, this plan should be updated regularly to reflect project completion, development, and other changes. It is suggested an annual assessment be compiled detailing simple updates such as which projects are being implemented and/or which projects are prioritized for the next year. It is suggested a more comprehensive review and adjustment of this plan be completed every 5 years. The 5-year adjustment should include

Table 12.1: Key Performance Indicators

Metric	Detail	Desired Trend
Traffic Flow Metrics	Track the flow of traffic such as delays experienced at	
Truck Traffic Metrics	Track the number of trucks in	
Accident and	Track crashes and other safety	
Sidewalk Users Counts	Track sidewalk users. Can include "feel" data and overall sidewalk	
Trail Users Counts	Track trail users. Physical counters in	
Transit Ridership	Work with transit agency to track	

Source: Kyle McLaughlin

new public and stakeholder engagement and further incorporation and cooperation with neighboring communities.

Current Efforts in City

In 2023, the city was awarded \$100,000 in funding from the Safe Streets and Roads for All ("SS4A") federal grant. This grant is offered through the U.S. Department of Transportation, and aims to significantly improve and eventually reduce roadway facilities and injuries. The program focuses on the development of a Comprehensive Safety Action Plan, referred to as an "Action Plan", and its implementation for all users of a community's highways, streets, and roadways. The Action Plan helps to develop tools to strengthen a community's approach to roadway safety and save lives and prevent serious harm.

Source: transportation.gov/grants/ss4a/faqs



Transportation Goals, Objectives, and Policies

Transportation Goal T-1:

The city's street network continues to meet the needs of local users and those passing through the city.

Objectives and Policies:

T-1.1: The city's street network continues to meet the needs of local users and those passing through the city;

T-1.2: Annually review the City's One- and Six-Year Plan for conformance with the Comprehensive Plan;

T-1.3: Continue to work with Nebraska Department of Transportation ("NDOT") on improving State roads and highways, and;

T-1.4: As the industry evolves, review zoning requirements for electrical vehicle ("EV") charging stations.

T-1.5: Complete the Comprehensive Safety Action Plan ("Action Plan"), funded by SS4A.

Transportation Goal T-2:

Land use conflicts are avoided along the railroad corridor.

Objectives and Policies:

T-2.1: Buffer residential development along all railroad rights-of-way, and;

T-2.2: Work with Lancaster County and the BNSF Railroad to improve crossing safety in the city and ETJ.

Transportation Goal T-3:

Improve transportation elements in the city through the recommendations outlined in this chapter.

Objectives and Policies:

T-3.1: Prioritize roadway and street improvements with actions up to and including: roadway reconfiguration, intersection improvements, right of way reallocation, and other physical changes;

T-3.2: Improve truck circulation;

T-3.3: Prioritize intersection upgrades;

T-3.4: Improve the built environment through streetscaping;

T-3.5: Improve sidewalk coverage and quality, and;

T-3.6: Be prepared for future street networks to meet growth needs in the future.



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Chapter 13 Implementation

Implementation

Successful community plans have the same key ingredients: "2% inspiration and 98% perspiration." This section of the plan contains the inspiration of the many city officials and residents who have participated in the planning process. However, the ultimate success of this plan remains in the dedication offered by each and every resident.

There are numerous goals and action items in this plan. These items should inform annual workplans and budget-setting to assure progress continues to bring the plan to life.

Action Plan

The Comprehensive Plan is not intended to sit on a shelf. The plan is intended to be put into action. Goals and action items specific to each plan element are included in the relevant chapter.

Evaluation of Development Proposals

Development proposal applications should be carefully reviewed against the goals and of the Comprehensive Plan as well as the specific requirements of the development regulations. This plan is not regulatory; however, the underlying regulations are based on compatibility with this plan. Each development application should address how the specific proposal meets the goals of the comprehensive plan.

In cases in which a proposal is not clearly supported by the plan, the developer should be encouraged to improve the project to meet the community's goals. On the other hand, approval of a proposal not in conformance with the comprehensive plan would point to the need to review and update the plan to better serve the citizens of Bennet.

Implementation Action Items

This plan recommends several implementable action items which can be undertaken immediately. These include:

- Implementing the Goals outlined in the Downtown Economic Development Plan;
- Implementing the Recommendations and Strategies in the outlined in the Transportation Chapter;
- Floodplain Regulations & Mapping;
- a Capital Improvement Program, and;
- Plan Maintenance

The City Council will have a critical role in implementation of this plan through the annual budgeting process. Elected officials, staff, and volunteers take the primary role in implementation of the comprehensive plan.

Other action items are



referenced in support of activities by other entities which support implementation of this plan.

Comprehensive Plan Maintenance

Annual Review of the Plan

A relevant, up to date pPan is critical to the on-going planning success. To maintain both public and private sector confidence; evaluate the effectiveness of planning activities; and, most importantly, make mid-Plan corrections on the use of city resources, the Plan must remain current. The annual review should be performed each January to begin the calendar year. This review should result in a report from the Planning Commission and Staff to the City Council and the citizens of Bennet.

Unanticipated Opportunities

If any innovate development and/or redevelopment opportunities arise which impact any elements of the plan and which are determined to be of importance, a plan amendment may be proposed and considered separate from the Annual Review and other proposed Comprehensive Plan amendments.

The Comprehensive Plan amendment process should adhere to the adoption process specified by Nebraska law and provide for the organized participation and involvement of citizens.

Five Year Review

As discussed in the Introduction, the Comprehensive Plan is a 20-year plan. However, the Planning Commission should review the plan annually and update the document at least every five years (2029), or when major,

unanticipated opportunity arises. Completing updates every five years or so will allow the City to incorporate ideas and developments not known at the time of this planning process.

Appendix

Survey Results

#1: How long have you lived in Bennet?

- Less than 1 year: 5.19%
- 1 to 5 years: 33.02%
- 6 to 10 years: 16.04%
- 11 to 15 years: 13.21%
- 16 to 20 years: 5.19%
- 21 to 30 years: 11.32%
- 31 years to 40 years: 4.72%
- 41 years to 50 years: 2.36%
- 50+ years: 2.83%
- I don't live in Bennet: 6.13%

#2: Please tell us your age range.

- Under 18 years: 0.47%
- 18 to 19 years: 0.00%
- 20 to 24 years: 1.87%
- 25 to 29 years: 7.01%
- 30 to 34 years: 11.21%
- 35 to 39 years: 19.63%
- 40 to 44 years: 15.89%
- 45 to 54 years: 14.02%
- 55 to 64 years: 14.49%
- 65 to 74 years: 10.75%
- 75 to 84 years: 3.27%
- 85 and over: 1.40%

#3: What do you identify as?

- City leadership: 1.87%
- Resident: 89.72%
- Business Owner: 6.54%
- Other (please specify): 1.87%; comments below
- Community member.
- Work in Bennet
- Employee

#4: Please tell us how many children you have.

- 0: 18.40%
- 1: 8.49%
- 2: 39.62%
- 3: 23.58%
- 4: 8.49%
- 5+: 1.42%

#5: What age/grade level are your children?

- Daycare/Preschool: 23.94%
- K-5: 36.17%
- 6-8: 22.87%
- 9-12: 19.15%
- College: 11.17%
- Grown (adult): 34.04%

#6: My children live:

- At home: 65.61%
- At school/College: 4.76%
- Grown - Living in Bennet: 8.47%
- Grown - Living in Nebraska: 29.10%
- Grown - Living out-of-state: 15.34%

#7: Education choice for my children:

- Public: 75.90%
- Private: 12.31%
- At home: 5.64%
- N/A: 9.23%
- Other (please specify): 2.56%; comments below
- *I like Public, but their education does not compare to private schools.*
- *Attend LPS*
- *Homeschool due to complete failure from staff at Bennet elementary*
- *college graduates*
- *Homeschooled by grandparent in Lincoln*

#8: Employment:

- Employed Full-Time: 65.57%
- Employed Part-Time: 5.19%
- Self-Employed: 13.21%
- Home Maker: 7.08%
- Unemployed: 0.00%
- Retired: 16.51%

#9: Which of the following industries is your primary income? The following are based upon US Census categories.

- Agriculture, forestry, fishing, hunting, and mining: 4.72%
- Construction: 11.32%
- Manufacturing: 3.30%
- Wholesale trade: 0.00%
- Retail trade: 4.25%
- Transportation and warehousing and utilities: 4.25%
- Information: 1.89%
- Finance, insurance, real estate, and rental and leasing: 15.57%
- Professional, scientific, management, administrative, and waste management: 8.02%
- Educational, health, and social services: 27.83%
- Arts, entertainment, recreation, accommodation and food services: 1.89%
- Other services (except public administration): 4.72%
- Public administration: 1.42%
- Retired: 13.68%
- Disabled: 0.47%
- Other (please specify): 8.49%; comments below
- Telecommunications
- Swimming lessons
- Medical Coding
- Barber
- Automotive repair and Outdoor power equipment sales and service
- Land Surveying
- Federal government
- Bank
- Hospitality
- Healthcare [sic]
- Na [sic]
- Work at home
- Homemaker
- investment
- Medical



- Software
- Healthcare
- USPS

#10: Do you work in Bennet?

- Yes: 23.94%
- No: 76.06%

#11: How far is your commute to work:

- Work from home (telecommute): 11.79%
- Work at home: 4.25%
- Less than 10 minutes: 12.74%
- 10 to 14 minutes: 11.32%
- 15 to 19 minutes: 8.96%
- 20 to 29 minutes: 22.64%
- 30 to 44 minutes: 7.55%
- 45 to 59 minutes: 2.83%
- 60 minutes or more: 0.94%
- Retired: 15.09%
- Other (please specify): 1.89%; comments below
- *It depends on where I travel for work.*
- *I don't work*
- *Varies*
- *I drive all day, to each appointment*

#12: Highest level of education completed?

- Grade/Middle School: 0.00%
- High School: 16.98%
- GED: 1.42%
- Community/Technical/Vocational: 28.30%
- College/University: 33.02%
- Graduate/Advanced Degree: 22.64%

#13: What brought you to Bennet?

- Family: 30.52%
- Work: 10.80%
- Retirement: 1.88%
- Retirement and family: 2.35%
- Always lived here: 9.39%
- Other (please specify): 45.07%; comments below

- School district
- School
- Peace and quiet
- Location for commute to Lincoln and another family that introduced us to location
- Location & small town
- Wanted to move out of Lincoln and found a house that we liked here
- Acreage, space
- House for sale, close enough to Lincoln
- Married a Bennet Boy
- Small town
- Small town environment
- Partner
- Price of our house.
- Owned house
- Small town and good school system
- Small town living
- Went to school here and now live in Palmyra.
- Fell in love with the town
- Schools
- Small town + good school friends
- Moved there after college and liked the area.
- Found a home we liked near school district we wanted to be in
- Acreage [sic]
- School district
- Small town feel. What keeps me here? Bennet Acres.
- Lived in Palmyra, kids in Districtor1 since 2009
- Wanted a quiet environment, nice neighborhood
- Wanted to live outside of Lincoln
- Rural setting
- Country living close to a well-supported village.
- Wanted a small town feel and school for our kids-school did not work out as it was a terrible experience for my children
- Cost
- Get out of Lincoln and back to sla [sic] small town to raise kids
- Bought a home here
- Getting out of Lincoln
- Purchased acreage
- Boyfriend
- Wanted to leave Lincoln
- Small community
- Liked the town
- Small town
- Business
- Family and Schools
- husband grew up here, wanted to raise our family here as well.
- House
- Lived in Palmyra, bought house in Bennet. Kids in Districtor1
- Looking to purchase home in small town
- Marriage
- friends
- Wanted to move to a smaller, connected community that lives with our Constitutional Rights at its core
- Home purchase/home preferences
- Get out of Lincoln
- Spouse from here
- Don't live there
- Small town living
- Small school sizes
- Housing
- investment
- Small town feel, close to the city
- Small town close to Lincoln
- Cheap housing
- Small town living
- Size of lot
- Wanted property I could build a shop on
- seemed [sic] like a good idea ar [sic] the time.
- Seemed like a good place at tye [sic] time.
- Built house
- Small town love
- smaller community
- Where we found a house we loved.



- Small town
- cost of living / cheaper housing
- School District
- Just found the right lot to build our home
- Small school
- Getting outside of the big city
- Quiet place to live
- Move out of Lincoln
- Buy an acrege [sic]
- Public school for my children
- Location
- Miniacreage [sic], outside Lincoln
- Small town living
- Leave the city
- Location
- Wanted a small community
- School district
- small community atmosphere [sic]
- Escaped from Lincoln
- Leave Lincoln
- Wanted an acreage out of Lincoln
- Small town vibes
- Type of home and shop we wanted
- land and rural way of life

#14: All of us have different experiences with where we live. We want to know how YOU feel about Bennet. Is Bennet a quality place to live?

- Very high quality: 5.61%
- High quality: 46.26%
- Neither high nor low quality: 40.65%
- Low quality: 4.67%
- Very low quality: 0.93%
- Other (please specify): 1.87%; comments below
- Bennet is a good community
- Good place to raise a family
- It was, trying to make it a big city now.
- Lacks basic amenities (store, coffee shop, gas, etc.)

#15: I plan to retire in Bennet.

- Yes: 59.72%
- No: 40.28%

#16: I am confident in Bennet's future.

- Yes: 61.32%
- No: 38.68%

#17: Please answer the following questions as indicated above.

Item	Strongly Agree	Agree	No Opinion/ Not Sure	Disagree	Strongly Disagree
If I had the means, I would start or invest in a small, local business.	22.65%	35.91%	26.52%	8.84%	6.08%
Commercial real estate is over-priced in Bennet.	9.44%	18.89%	65.56%	4.44%	1.67%
It is too hard for small businesses to survive here.	22.22%	41.11%	22.78	11.11%	2.78%
Bennet should offer tax incentives to fill vacant buildings	24.58%	45.25%	18.44%	8.38%	3.35%
Bennet's history and architecture should be preserved.	24.31%	45.86%	23.20%	6.63%	0.00%
Old buildings and houses should be cleaned up or torn down.	39.78%	41.44%	11.60%	6.63%	0.55%
New business should be along the northern highway corridor instead of downtown.	8.89%	14.44%	36.67%	32.22%	7.78%
The City should keep all new business development within city	5.59%	28.49%	30.73%	27.93%	7.26%
The entrances to towns in Bennet are attractive.	0.56%	17.22%	16.11%	52.78%	13.33%
I would pay extra taxes for improvements to downtown.	5.00%	21.67%	23.89%	28.33%	21.11%
The City should focus on developing technology and energy resources.	11.17%	35.75%	32.40%	16.20%	4.47%
Wind farms will strengthen our economy.	5.56%	9.44%	16.11%	18.33%	50.56%
Solar farms will strengthen our economy.	9.44%	13.33%	27.78%	15.56%	33.89%
Wind farms can be attractive.	3.35%	6.15%	15.08%	18.44%	56.98%
Solar farms can be attractive.	5.06%	14.04%	18.54%	17.42%	44.94%
I think large wind mills would ruin my view of the landscape.	50.56%	21.67%	8.89%	11.67%	7.22%
I think large solar farms would ruin my view of the landscape.	40.56%	16.67%	18.89%	15.56%	8.33%
Wind energy will help us protect other natural resources in Bennet.	9.50%	11.73%	24.02%	19.55%	35.20%
Solar energy will help us protect other natural resources in Bennet.	10.00%	17.78%	29.44%	12.78%	30.00%
New or expanded manufacturing or assembly plants will bring the kind	6.11%	33.89%	29.44%	21.11%	9.44%
There is a strong, available workforce in Bennet.	5.56%	21.11%	43.33%	26.11%	3.89%
The City should be more proactive in supporting existing industries and businesses in Bennet.	27.22%	54.44%	15.56%	1.67%	1.11%
There are enough part-time jobs for high-school students.	1.11%	3.89%	27.78%	49.44%	17.78%
High school kids travel too far for entertainment and jobs.	9.55%	43.82%	26.97%	15.73%	3.93%
Middle school kids don't have anything to do with their free time.	11.73%	41.90%	28.49%	12.85%	5.03%
There should be more places where kids can hang out with their friends.	20.11%	51.40%	21.79%	5.03%	1.68%

#17: Please answer the following questions as indicated above. (continued)

Item	Strongly Agree	Agree	No Opinion/ Not Sure	Disagree	Strongly Disagree
Bennet has a variety of housing options.	0.56%	25.00%	17.22%	43.33%	13.89%
Real estate and rental rates are less expensive than for surrounding communities.	2.78%	18.89%	36.67%	30.00%	11.67%
Public housing is adequate for Bennet's needs.	3.33%	12.22%	39.44%	34.44%	10.56%
Most homes in Bennet are in good condition.	5.03%	54.75%	17.88%	19.55%	2.79%
New housing should be located next to the corporate limits and connected to existing services.	7.22%	40.56%	36.67%	10.56%	5.00%
More affordable housing is needed for young families.	15.00%	52.22%	20.00%	10.00%	2.78%
Older adults need more housing and assisted living facilities.	12.22%	44.44%	25.00%	13.33%	5.00%
There needs to be more apartments, town homes, or duplexes.	12.22%	33.33%	21.67%	17.22%	15.56%
Enough homes are for sale in the \$80,000 to \$150,000 price range.	3.33%	7.78%	27.78%	37.78%	23.33%
I would buy a condominium or town home if I could afford one.	4.44%	12.22%	18.89%	33.33%	31.11%
New housing developments should be spread throughout the city.	10.56%	50.00%	21.11%	12.22%	6.11%
There is enough rental property in Bennet.	2.22%	6.67%	42.78%	32.22%	16.11%
Overall, homes in Bennet have an above average appearance.	1.11%	36.67%	25.00%	32.78%	4.44%
I would support a program to strengthen community pride and appearance.	23.20%	62.98%	9.94%	2.21%	1.66%
City roads are in good condition.	1.10%	31.49%	12.15%	39.23%	16.02%
I would support a program to repair/clean-up homes and lawns.	15.00%	53.89%	20.56%	8.33%	2.22%
Developers should pay for new water lines and other infrastructure.	50.83%	37.02%	9.94%	1.10%	1.10%
Developers should be allowed to build residential subdivisions in rural areas.	7.22%	41.11%	20.00%	21.67%	10.00%
Developers should be required to enhance roads and bridges.	32.96%	46.37%	13.97%	5.59%	1.12%
Developers should be required to locate next to the corporate limits and connect to existing services.	8.89%	33.89%	39.44%	13.89%	3.89%
I would be willing to pay an additional tax for city road improvements.	3.33%	24.44%	25.56%	30.56%	16.11%
Police, EMS, and fire protection are adequate.	8.89%	58.33%	17.22%	11.67%	3.89%
I receive good health care locally.	3.89%	25.00%	25.56%	26.67%	18.89%
Good dental care is available in Bennet.	0.00%	0.00%	16.11%	36.11%	47.78%
I feel that adequate senior services are available.	0.56%	4.47%	42.46%	33.52%	18.99%
I feel that adequate senior services are affordable.	0.00%	6.15%	56.42%	23.46%	13.97%
I feel that adequate child care is available.	0.00%	3.89%	36.67%	25.56%	33.89%

#17: Please answer the following questions as indicated above. (continued)

Item	Strongly Agree	Agree	No Opinion/ Not Sure	Disagree	Strongly Disagree
I feel that adequate child care is affordable.	0.00%	3.91%	54.75%	20.67%	20.67%
There are adequate after-school programs available.	2.78%	20.56%	51.67%	17.78%	7.22%
Good quality education is available in Bennet's schools.	24.44%	44.44%	21.67%	6.67%	2.78%
There are not enough teachers in Bennet.	6.15%	25.70%	55.31%	11.17%	1.68%
There are plenty of extracurricular activities and events for kids.	2.79%	30.17%	33.52%	25.70%	7.82%
There are adequate adults and senior citizens activities.	0.00%	7.82%	45.25%	36.87%	10.06%
I often use the community center and/or walk-n-bike paths, tracks, or	5.56%	24.44%	18.89%	33.89%	17.22%
There are not enough places to exercise, or they are too far away.	15.64%	44.69%	18.99%	16.76%	3.91%
Outdoor recreation options are limited in Bennet.	21.67%	48.89%	12.22%	16.11%	1.11%
It is important to preserve and share Bennet's history.	21.11%	53.33%	19.44%	5.00%	1.11%
Prairie is an important resource for the future of Bennet.	11.11%	29.44%	44.44%	10.56%	4.44%
The future of Bennet is more important than preserving its history.	10.61%	31.28%	32.40%	20.67%	5.03%
Retaining youth is the key to Bennet's future.	15.17%	58.43%	17.42%	6.18%	2.81%
Retaining current business is key to Bennet's economic survival.	27.93%	56.98%	7.82%	5.59%	1.68%
Recruiting new business should be a priority for the City.	40.78%	43.58%	9.50%	4.47%	1.68%
Existing business districts should be revitalized.	27.78%	49.44%	21.11%	1.11%	0.56%
Growth and development should be carefully managed.	33.33%	52.22%	10.00%	3.89%	0.56%
We should partner with neighboring communities for the future of our region.	17.78%	52.22%	25.00%	3.33%	1.67%
Overall, Bennet is a good place to live.	27.78%	59.44%	7.22%	4.44%	1.11%
Bennet has a likable rural and small town atmosphere.	28.89%	57.78%	5.00%	7.22%	1.11%
There are adequate cultural opportunities, events, and activities.	1.67%	24.44%	29.44%	31.67%	12.78%
Local government officials are responsive to community needs.	5.00%	19.44%	33.89%	27.22%	14.44%

#18: Please tell us where the majority of the following activities take place.

Item	Bennet	Lincoln	Waverly	Syracuse	Nebraska City	Omaha	Gretna	Ashland	Online
Entertainment (such as movies, miniature golf, etc.)	0.61%	96.34%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	3.05%
Outdoor recreation (such as hunting, hiking, boating, etc.)	16.43%	47.14%	0.71%	2.14%	7.86%	1.43%	1.43%	6.43%	16.43%
Outdoor exercise (such as walking, running, biking, etc.)	63.52%	34.59%	0.63%	0.00%	0.63%	0.00%	0.00%	0.63%	0.00%
To play sports (such as basketball, tennis, golf, etc.)	12.33%	85.62%	0.00%	0.68%	0.00%	0.00%	0.00%	0.00%	1.37%
Indoor exercise (such as walking, aerobics, weights, etc.)	16.88%	79.22%	0.65%	0.00%	0.65%	0.00%	0.00%	0.00%	2.60%
Swimming (outdoor or indoor)	4.00%	76.00%	1.33%	9.33%	7.33%	0.00%	0.00%	0.00%	2.01%
Cultural events (such as theater, concerts, museums, etc.)	1.23%	92.59%	0.00%	0.00%	0.62%	4.94%	0.00%	0.00%	0.62%
Festivals and fairs	8.86%	73.42%	0.00%	3.80%	4.43%	3.16%	1.27%	0.63%	4.43%
Grocery shopping	0.60%	97.59%	0.00%	0.60%	0.60%	0.00%	0.00%	0.00%	0.61%
Furniture shopping	1.23%	52.15%	0.00%	1.84%	0.00%	39.26%	0.00%	0.00%	5.52%
Clothes shopping	0.61%	82.32%	0.00%	0.00%	0.61%	3.05%	1.83%	0.00%	11.58%
Vehicle shopping	1.24%	73.29%	0.00%	0.00%	1.86%	14.29%	0.00%	0.62%	8.70%
Farm equipment shopping	1.79%	35.71%	3.57%	40.18%	3.57%	2.68%	0.00%	0.00%	12.50%
Dining out (fast food)	2.48%	96.89%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.63%
Dining out (with sit-down service)	3.73%	94.41%	0.00%	0.00%	0.62%	1.24%	0.00%	0.00%	0.00%
Community clubs or groups	19.44%	77.78%	0.00%	0.00%	0.00%	1.39%	0.00%	0.69%	0.70%

**#19: Which of the following services and/or businesses should be the focus of economic development activities in the future?**

Question	Very Important	Important	Neutral	Less Important	Not Important
Daycare - children	48.61%	29.86%	15.97%	2.08%	3.47%
Daycare - adults	7.80%	21.99%	45.39%	14.89%	9.93%
Grocery store	36.36%	28.67%	18.88%	11.19%	4.90%
Banking	14.58%	20.14%	40.97%	15.97%	8.33%
Tech support -	4.23%	15.49%	37.32%	28.87%	14.08%
Tourism	2.84%	14.89%	34.04%	26.95%	21.28%
Arts and culture	3.55%	21.28%	39.72%	20.57%	14.89%
Main street retail	27.78%	54.17%	11.11%	4.17%	2.78%
Restaurants	46.53%	45.14%	3.47%	3.47%	1.39%
Recreational facilities	27.27%	41.26%	20.98%	8.39%	2.10%
More jobs	24.31%	51.39%	15.28%	4.86%	4.17%
Youth retention	27.78%	45.14%	16.67%	5.56%	4.86%
Senior housing - including assisted	13.99%	36.36%	27.97%	15.38%	6.29%
Healthcare	11.35%	30.50%	34.04%	18.44%	5.67%
Better broadband	67.38%	21.99%	8.51%	1.42%	0.71%

#20: Access to quality goods and services is important. How available are these to you?

Question	Very Available	Available	Neutral	Less Available	Not Available	N/A
Daycare - children	2.84%	4.26%	17.02%	19.86%	14.18%	41.84%
Daycare - adult	1.42%	0.00%	19.15%	4.96%	18.44%	56.03%
Grocery store	11.27%	19.01%	5.63%	19.72%	41.55%	2.82%
Banking	21.28%	38.30%	14.89%	9.22%	7.80%	8.51%
Tech support - computers	6.38%	12.06%	20.57%	12.77%	30.50%	17.73%
Tourism	2.13%	5.67%	26.95%	17.73%	27.66%	19.86%
Arts and crafts	2.86%	10.71%	26.43%	19.29%	24.29%	16.43%
Nursing home facilities	1.42%	4.26%	13.48%	7.80%	34.04%	39.01%
Assisted living facilities	1.44%	5.76%	12.95%	7.19%	33.81%	38.85%
Meals on wheels	1.43%	5.00%	26.43%	7.86%	15.71%	43.57%
Senior services	1.43%	9.29%	27.14%	10.00%	12.86%	39.29%
Main street retail	2.86%	13.57%	17.86%	38.57%	20.71%	6.43%
Restaurants	4.96%	15.60%	7.09%	40.43%	27.66%	4.26%
Healthcare facilities	4.29%	11.43%	10.00%	18.57%	45.00%	10.71%
Recreational facilities	3.57%	15.71%	15.71%	29.29%	30.00%	5.71%
Agricultural support (such as dealerships, parts, and repair)	2.86%	10.00%	15.00%	16.43%	31.43%	24.29%

#21: What is/will be your plan for retirement?

- None of the above: 7.25%
- Stay in Bennet: 49.28%
- Seek a nearby location: 8.70%
- Stay in Nebraska: 12.32%
- Move to another state: 17.39%

- Other (please specify): 5.0%; comments below
- Likely move close to grandchildren [sic]
- Depends on the road repair/paving, taxes, internet availability, and water pressure/taste
- Go where the kids/grands are
- I will stay in Bennet unless
- there is a drastic change in the neighborhood
- Got a while for that...
- I am 30, I am undecided.
- Really depends on direction this town goes now. Beautiful small town living goes away so will i. [sic]
- Unsure depends if Bennet improves

- Don't know
- Undecided
- Not sure. Too far away
- Depends on kids plans
- No idea

#22: In regard to economic development, the City should concentrate efforts in which area? (1) Highest to (5) Lowest preference.

Area	1	2	3	4	5
Manufacturing / Assembly	14.49%	18.84%	25.36%	18.12%	23.19%
Mining	5.97%	1.49%	2.99%	10.45%	79.10%
Technology	21.01%	20.29%	36.23%	10.14%	12.32%
Retail and Wholesale Trade	39.13%	28.99%	18.12%	6.52%	7.25%
Energy	12.32%	22.46%	30.43%	12.32%	22.46%
Agriculture	32.86%	28.57%	20.00%	7.86%	10.71%
Other	35.71%	10.71%	16.07%	5.36%	32.14%

- Unsure
- Other (please specify); comments below:
 - Housing for seniors and senior care
 - Healthcare
 - Goods and service industries
 - Water/Infrastructure
 - Water supply!
 - Paving dirt roads especially where housing developments are taking place. Waste of money to continually grade dirt roads
 - Entertainment Facility (e.g YMCA)
 - Restaurant [sic]
 - Restaurants
 - New gas station to replace gross caseys [sic]
 - WATER!!! Clean water source and supplies. New water mains/pipes, replace old and update. No one can drink the water in Bennet.
 - Nice to have a small store. Something like the u stop [sic] in hickman [sic]
 - a bigger downtown, something that gets people to go downtown
- We need a cafe and we need a coffee shop where we can play cards and dominoes. Where kids can come in and have a soda and candy bar. Play a game of pinball and just relax.
- Variety of small businesses and services
- Get their own water supply and get off of Rural Water
- Agriculture done sustainably
- Restaurants
- Professional services in office buildings
- Dirt roads in Bennet and surrounding areas are terrible
- Park facilities-pickleball, tennis court
- Sports and rec and gym facilities
- Eating and drinking places
- Food, coffee shops
- Restaurants

**#23: Please rate the following governmental entities.**

Entity	Excellent	Good	Average	Improvement Needed	Poor	N/A
City Council	5.71%	17.14%	27.14%	25.71%	11.43%	12.86%
Clerk's office	9.29%	17.86%	25.71%	20.00%	16.43%	10.71%
Attorney's office	4.29%	5.71%	14.29%	5.71%	6.43%	63.57%
Planning & Zoning	4.29%	9.29%	24.29%	30.71%	17.14%	14.29%
Code Compliance	5.00%	10.00%	31.43%	25.71%	13.57%	14.29%
Mayor	7.14%	16.43%	33.57%	13.57%	10.71%	18.57%
Local Fire Department	48.25%	38.46%	9.09%	0.70%	0.00%	3.50%
City Law Enforcement	10.00%	12.86%	23.57%	12.86%	10.71%	30.00%
Elementary education	40.14%	26.06%	12.68%	3.52%	2.11%	15.49%
Secondary education	22.14%	24.29%	15.71%	5.71%	2.14%	30.00%
Senior services	1.42%	4.96%	19.15%	20.57%	9.22%	44.68%

- Other (please specify): comments below;
- Aging partners is our only senior service
- Better Education
- Would like to learn if Bennet has these government offices
- Sheriff should catch criminals instead of trolling for speeders on Hwy 43.

#24: Please prioritize the following critical items Bennet should focus on in the future. (1) Highest to (5) Lowest preference.

Item	1	2	3	4	5
Street improvements - maintenance and safety	35.00%	33.57%	20.71%	7.14%	3.57%
Economic development	40.56%	33.57%	14.69%	4.20%	6.99%
Pedestrian friendly development (e.g. sidewalks, trails, bike lanes)	35.51%	25.36%	15.22%	17.39%	6.52%
Public building improvement	22.86%	22.14%	31.43%	16.43%	7.14%
Planning policies guiding the future of the city	39.01%	26.24%	21.28%	6.38%	7.09%
Housing improvements	19.71%	35.04%	29.20%	10.95%	5.11%
Beautification	24.82%	28.47%	32.12%	10.95%	3.65%
Community activities and facilities	26.43%	28.57%	29.29%	9.29%	6.43%
Public parking	12.41%	13.87%	31.39%	22.63%	19.71%
Pedestrian scaled street lighting	13.67%	21.58%	30.22%	20.14%	14.39%

#25: Do you support the idea of establishing a new downtown area in Bennet?

- Yes: 64.34%
- No: 35.66%

#26: Do you support the idea of establishing a new downtown area in Bennet?

- Plan A: a place within the city's core area, near the City's Fire Department: 63.97%
- Plan B: a place in north side of the city, near the Nebraska First Bank area: 36.03%

#27: What is your vision for the downtown area in the next 10 years (2023-2033)?

- stay small
- Coffee Shop/Bakery, Grocery Store, Bowling Alley, Pizza Place/Diner
- Lincoln is too available for much change to be made in Bennet.
- Cohesive. Support of business with each other.
- More SMALL businesses that make sense, such as a small market/grocery/general store that has goods from local makers (like meats, breads, etc.). A library, mechanic, hardware store, and other USEFUL services. Nobody needs a garden shop or a boutique or home & goods store. Not at first. Those types of businesses can come later, once you've established USEFUL businesses. And the world definitely does NOT need another coffee shop before putting up something more useful.
- Small scale retail and service industries that supply items of convenience (ex. Milk, eggs) butter, bread and other produce, hardware store, coffee shop, diner/restaurant
- More retail & restaurants
- Businesses and restaurants
- Healthy, sustainable, shops, food, grocery, walkable, lively and thriving
- Quaint smalltown vibe that is welcoming and special.
- Not sure
- Would love to see a few retail stores, coffee shop, a restaurant or 2, and a place for kids to hang out. Would love to see a Community center.
- I think nothing should be done until we have enough water for our town and growth of our town
- I don't have any problems with it as it is. However, it doesn't have much, so I would love for there to be more reasons to bring people together, food, shops, family friendly leisure.
- Tourist friendly downtown with good sidewalks and rows with different boutiques and restaurants/cafes
- Grow the downtown around existing retail and service businesses. We need more retail businesses to attract tourism and boost the economy. Monroe St currently appears run down and cluttered with metal fabricating equipment, clutter, trailers, and run down yards/houses.
- Growth of business.
- Establish a nice family restaurant. Maybe add a coffee shop where someone can sit down and enjoy a pastry and an latte. A good Thai restaurant might attract people from outside of Bennet. Perhaps a pickup stations for Amazon or Walmart packages for people uncomfortable with having packages delivered to there [sic] doorstep.
- Restaurants. Maybe a general store.
- Would be nice to see some shops that offer a variety of things.
- A thriving restaurant and a small grocery store.
- More shops and and [sic] places to go to spend an afternoon. Stores, coffee shops, restaurants, maybe an outdoor area for concerts and shows
- Nicer looks of facilities along main road, more businesses
- A grocery store, antique/interesting store, resale shops
- Restaurant, bar, place for youth and adults to gather, retail, grocery, coffee shop, car wash. School buildings that can sustain growth.
- Have new businesses and replace the bar that is horrible service
- Revitalize
- Maybe a local grocery store, safe hang out for kids, local swimming pool, smaller business', restaurant, workout gym, ice cream shops, etc..
- Expand more south
- I think a new downtown area would help maintain the residential area that is presently so close to downtown
- To have an infrastructure that can adequately support town growth.
- More retail, coffee shop/cafe, restaurants
- More retail businesses, would like to keep as much shopping as possible in bennet [sic]
- To actually have a variety of businesses that our community will support
- Quaint little shops, restaurants, a coffee shop and more.
- For the city administration to get out of the way for businesses to flourish. The community will support them, but the corruption and politics surrounding our leaders is unacceptable
- Improving streets, like actually improving the entire street, not just portions of streets and certain peoples driveways... allowing new businesses to come to town and help us grow. Investing in a sustainable water supply.



FIBER INTERNET!!!

- A damn swimming pool! Splash pad is pointless.
- A downtown area that is central around the post office with a grocery store or a multipurpose store with a little of everything.
- Just fix the horrible water we have and replace sidewalks!
- Should do nothing until the infrastructure is taken Care of to handle any improvements, without adding to residents costs to live here, including water, roads, sewer/septic, broadband. Also needing police presence monitoring hwy [sic] 43 traffic and enforcing laws and city ordinance-the attractiveness of Bennet is that it's not another Hickman, or Malcolm and if the new residents want all the warm feels of that, they can move to one of those towns!!
- Fix the water supply issues
- Fulfill necessities.
- Something other than a bunch of metal buildings.
- More business Better parking
- community gathering places, something to attract business... Lincoln [sic] is less than 10 minute drive... make bennet [sic] an attractive option
- A coffee shop, restaurant, and maybe a shopping location or two. I walk with my kids often and it would be nice to have places to walk to.
- Keep it the way it is. Don't fix what isn't broke.
- Keep encouraging businesses in the current downtown area. New businesses have put money into improving the downtown like Tailored Landscapes- we need to encourage [sic] growth there, not north of town. People need to be able to walk to downtown, the post office, etc.
- I would like to see a downtown area that would be inviting for people to stop in the area and not just drive through down.
- We need a restaurant!
- I want at least one restaurant/bar that is clean and well kept. I fast food restaurant and a n i c e r / cleaner gas station. I would love for Bennet to have their own high school.
- ?
- Would need to be unique. Not worth extra taxes.
- ?
- Dont [sic] waste money on it. Its hardly a downtown area.
- Would love to see a critical mass of small businesses & services where people can park once and walk & support multiple shops/ services. It also would encourage those coming from Lincoln, etc [sic] to come and visit, spending some of their dollars here, helping generate more tax income for Bennet. Would love for the focus to be on supporting SMALL, LOCAL businesses, not bringing corporations here. Keep our identity unique—I think of Ashland...I go out of my way to shop there because it is unique & I can't find things there any place else. I avoid Gretna because I can find all those shops online or in Lincoln. Would love for our local government to encourage and support local businesses, make it attractive and easier for them to set up shop...strengthen our community in that way.
- New businesses.
- Hometown feel like Ashland. Winery, brewery, restaurants, grocery store
- Grocery store, restaurant, city office, post office, other businesses all in one area. The downtown today doesn't look like a downtown. It's a lot of run down businesses that you can't tell if they are vacant buildings or not.
- It's fine as is
- Having more options available like Hickman has
- There isn't much space for growth in the current downtown, so I support development north of the bank.
- More commercial business with restaurants and some general goods stores
- Ice cream shop, grocery store, something for kids to do, retain & invest in current downtown. relocated current industrial businesses & buildings to north side of city nearer Hwy 2.
- Retail, food, small grocery, stop trying prevent people who want to bring in new businesses
- More Parking
- Restaurants Coffee shop Grocery
- Add and support local businesses
- Would like a few more restaurants, coffee like scooters. Small grocery store. Boutiques. A kids place for teens and elementary with activities. Churches. A more visual cross walk had been on my list for years.
- A place with good curb-appeal with a few small locally owned shops — maybe one that has a community hangout spot (I.e. - coffee shop)



- More retail and restaurants
- I do not believe moving the downtown area would be in the best interest of Bennet and would be extremely expensive. There are many areas that could be updated and still appear to be a "new" downtown. Find ways to revitalize the downtown area to bring community members together. ie. [sic] coffee shop, grow the farmers market and consider moving downtown, incorporate the existing businesses and try to grow with more. It would be so smart to incorporate Tailored landscape, I've not been there yet but they are so supportive of growing a better Bennet. Utilize the energy of these passionate people!!!!
- Scaling of small businesses to support the community, including grocer/dry goods, additional healthcare, etc [sic]
- Unsure
- I would like to see a more our downtown area have more retail, restaurants, and a grocery store. I'd like our downtown area look more like traditional small town downtown areas.
- I would love to see an area where people can just hang out. (E.g., restaurants with good food made on site, coffee shop, connecting sidewalks).
- Places people can hang out (coffee shops) restaurants.
- Don't spend city money on development. No solar, or wind infrastructure. No new development because current water restrictions should preclude further development.
- I would love Bennet to attract people. With recreational fields and tournaments ect [sic]. But all these ideas are moot, until the water problem is fixed. Last I heard can't add any additional customers. So how do you move forward turning these ideas into plans?... Fix the water problem is the top thing Bennet should do followed by internet for all. (some in the rural area do not have any)
- A grocery store, some dining, a convenience store, some thing is functional for the residents and useful to people passing through.
- Coffee
- Businesses that support a small community such as groceries, gas, food, and supplies (hardware type)
- Make it a destination for Lincolniters. We keep spending our money there. We should be drawing others to Bennet.
- Some retail shops and restaurants
- Professional services and office buildings to attract the next generation of professionals
- More industry
- Small business development
- A Dollar store that has groceries, a Cafe/Restaurant, Barber shop/ Boutique salon, Recreation fitness center with pool and maybe a carwash.
- Restaurants, shops, convenience store
- More businesses
- Like to see more retail & eating establishments I [sic].
- Easier to stop in and has a building for rented space
- Don't allow any more industrial type businesses on and create an industrial park
- for them somewhere else in town and add additional small businesses locate in the historic downtown area including restaurant, coffee/ ice cream shop, retail, services, grocery, etc.
- I want to see a hub of activity. Where I can go to a grocery store, have a choice of restaurants, stop at a farm store or hardware store. I am tired of having to drive 20 minutes each way into Lincoln for amenities that towns half the size of Bennet have.
- I would like to see some retail, swimming pool, and movie theater. Communities this close to a large city such as Lincoln will always struggle to support retail and dining until the population in Bennet is lage [sic] enough to support it. Prices will be higher in a smaller volume business and the convenience to Lincoln [sic] will almost always out weigh the higher prices. Unless there is a population growth I do not see a grocery store surviving but if I were declared king that is what I would select
- Beautification
- I would like to see 1 person not own over 50% of the commercial space downtown. Bennet does not need additional retail outside of downtown area. This is a small town, amenities are a short 8 minute drive away!
- Create a downtown with a look more similar to Seward (a pedestrian square with various amenities and services) and NOT a strip mall with a gas station and fast food. Make it quality that will attract folks from 10-20 miles as a destination rather than a



blow by. It might be better to start from scratch than to scrape or renovate.

- More commerce would bring more interest to Bennet. Nothing going on here now
- Restaurants and shops
- Restaurant, coffee shop, mixed retail like Dollar General
- At least have a decent eating place and a general store (dollar gen, hardware, or similar.)
- Shops grocery store recreational activities and sports center restaurants and senior living
- Grocery store, shops, restaurants
- Restaurants, small grocery store, hardware store
- Hopefully it will improve greatly.
- New town center between current city limits and Highway 2.
- Less manufacturing/Welding
- Businesses that the community is asking for.
- Improve the downtown area that shoppers and visitors want and support. Shoppers and visitors are not interested in a north side strip mall type area. Business owners in Bennet do not want the downtown area moved. They have worked hard to create a growing downtown that brings people to spend money in Bennet. Customers and visitors to current downtown want industrial business moved from downtown and make the now downtown a visiting, eating [sic] and shopping area. in Bennet.
- Cleaned up. Restaurants and convenience retail when you don't want to drive twelve minutes to Lincoln.

#28: What can we do as a community to make Downtown the place we want it to be?

- I have fun community events. More stores and restaurants. Arts and crafts with classes you can take. Cooking classes. Learning events. Inclusivity. Affordability.
- Will always be a bedroom community to Lincoln.
- See #27
- No comment.
- Work together
- Have community gatherings such as beginning or end of summer "block party", have community days at the park, have more community space other than the small park.
- More businesses
- Revitalize/repair buildings, fill vacant buildings [sic], allowing zoning for new buildings along main corridor
- Retail & restaurants
- Support local
- Support new businesses
- Make it easier for people to just "hang out" and reduce barrier to entry for businesses
- Require a degree of upkeep and simple cosmetic beautification. Also, keep weed control and mowing as a high priority for enforcement especially on the hwy [sic]. It's our first impression !
- Allow more businesses
- If you build it they will come!
- Community needs to support the businesses- So something the town needs
- Rec center? Out door seating with umbrella's/shade. Place to have a lemonade.
- I would be willing to volunteer to help with beautification days + increase in taxes as long as the funds are being

invested responsibly into our community

- More options for daily needs
- An attractive lighted outdoor space where people can gather and enjoy food and drink.
- Get businesses into the empty buildings or tear them down
- Offer a variety of things that attract people.
- have options to get stuff instead of having to drive to lincoln [sic] (hardware store/ grocery store, coffee, etc.)
- Get along. Be considerate and open to new ideas
- Support local give incentive for supporting local
- Clean it up and work at getting businesses to come here
- Permit businesses without hurdles, limit manufacturing companies in the downtown area.
- Let business come to bennet [sic]
- Update our water source, water pipes, electricity poles, sidewalks, community get togethers for all ages and families
- Allow more than one of the same type of business per lot zone
- Sustainable businesses that don't disappear after a few years.
- Incentivize small businesses to want to come here. Support the small businesses that we do have
- Encourage and support and the city make it possible and not always put up roadblocks
- Have shops, restaurants and other places people want to gather at.
- By allowing willing entrepreneurship to flourish
- Get rid of the manufacturing

- facilities. I've [sic] them to the edge of town. We do not have a "downtown" we have a "manufacturing complex" with a post office across the street.
- Be nice adults!
 - Make it more accessible and make addresses on buildings with signs.
 - Remove the outbuildings and random small buildings
 - Move elsewhere
 - Get a restaurant and a grocery store
 - Have all the elements of people work together instead of against each other
 - Start new
 - Clean and modern but with character
 - Parking Food
 - make more attractive... give an option for community enrichment
 - add businesses to support current businesses.
 - Have the city's government focus on things that need to be done structurally and listen to its citizens.
 - give breaks to businesses that want to open in the downtown area, improve the buildings that are there, put up new light posts, make neighboring houses to downtown improve their yards, houses, etc.
 - community center for exercise, gatherings, etc [sic]
 - do not know
 - Make Cheney welding clean up and organize a display area south of the tracks along the Highway. Empty buildings need spruced up and given tax incentives to gain occupants. Lots and run down buildings need leveled and made shovel ready for potential tenants.
 - Give tax incentives to bring in
- new business and retain current.
- Listen to the people who live here and not have your own agenda.
 - I don't particularly want to be in any downtown. I prefer plenty of greenspace.
 - Have fun places for all ages to go
 - There seems to be more of a focus of industrial development downtown over consumer services. What is being done to attract small businesses and those providing services (beyond haircuts & chiropractic)... How can we help residents use their skills here rather than most needing to drive to Lincoln and other surrounding towns to offer their skills or residents going and paying others in other towns?
 - Social gathering areas - bars, restaurants, courtyards
 - Recruit new businesses and support the business already hear.
 - Clean it up, get a grocer like Huber and have more events and quality restaurants and cafes
 - Fix up what we have, make it appear like a thriving center for the city. The city office s h o u l d b e the first to get a face lift. It does not welcome you to the town or give a great first impression.
 - Support local businesses and encourage them to come to Bennet
 - Diversify places of business, but we need to find a solution to the poor quality of our water, and the expense of it. A restaurant would be nice.
 - Invite and promote business
 - Vote
- relocate industrial businesses create development opportunities to draw additional retail, grocery, prof svcs (attorney, dentist, etc). [sic]
 - Whole community support, not just what a couple of people want
 - More places to eat
 - More businesses Community events: vendor fairs, music, food trucks.
 - Allow business development and stop discouraging new businesses
 - See above
 - Make it easier for small business owners to establish a storefront in town.
 - Volunteer
 - Regular gatherings downtown!
 - Support small business development
 - All have the same goals
 - Support economic growth in our downtown "main street" area.
 - Look at models like Seward and Ashland and try to replicate. But it has to start with pride in the community.
 - Support business
 - I have a home. I don't want to hang out downtown. I don't see a reason to turn downtown into paris [sic].
 - Make it a fun and welcoming for all.
 - I'm not sure.
 - Coffee
 - Anything. Something is more than is being done now. Look at neighboring growing towns like waverly [sic] and Hickman. Take notes.
 - Tax incentives + Marketing. Bring in the businesses, and help the attract customers.
 - Support the businesses we have
 - Find developers to build



- office buildings
- Grants
- Encourage support startups coding zoning easy. Offer incentives. Work on infrastructure such as water. Go to Hickman city fathers and ask what they did
- Have businesses that the community needs and will support and also will draw from other communities.
- Plan and help business owners
- Let businesses take over older buildings without pulling the projects halfway through
- Move it
- Economic development leadership from the city office. Look at policies and adjust to be more pro growth.
- Have city employee and resident cooperation.
- Make it inviting with nice restaurants and retail shops
- Supporting the businesses that are here to show others they could thrive as well
- Clean it up
- Raise taxes on the 1 person that owns over 50% of the downtown commercial area to make improvements to the downtown area.
- Provide the basics, a couple good restaurants, a decent food store, a gas station, some craft stores, much higher quality entertainment venues than BIG 10 - perhaps encouraging local wine/brew tasting rooms, coffee shops, etc. -- think about what Herman, MO offers; a GP and a dentist, a barber shop with longevity (if I have to go to Lincoln for a cut, I might as well spend at other Lincoln establishments also - need basic services here and that requires a sustaining

population/high quality education, and that requires water!

- Move industrial activity out of the downtown area. Welding shops and wood shops don't hold much interest to most potential homeowners
- Make it new and look nice and have activities
- More parking, clean, variety of offerings
- Have a downtown with something going on.
- Tell the mayor to move his business so Bennet can be revitalized.
- Concentrate on new business opportunities and develop a plan to maintain youth and seniors
- Obtain a restaurant business and a whole lot of clean up.
- Find development partners for a new town center with multiple uses and services. Fallbrook type area like in Lincoln is a good example.
- s h o p s r e s t a u r a n t s entertainment
- Listen to the ideas of the owners
- And definitely from experience, visitors and "downtown" supporters that come to Bennet and will come to Bennet for a downtown experience do not want the downtown North where a downtown never was and does not belong. You cannot change a downtown. You can create a strip mall area. But small town, downtown supporters want downtowns. City officials shopping etc. And though not in Bennet, Palmyra has a grocery store that needs more customers.
- Restaurants.

#29: What do you like about other downtown areas that you have visited and/or lived in?

- shopping and restaurants to hang out
- N/A
- Centralized parking. Attractive.
- They have businesses and parks and trails.
- Accessibility and diversity.
- Vibrant, full of activity
- Retail & restaurants
- A lot of places and things to do in a small area
- Nebraska city [sic] has beautiful flowers on the main downtown area.
- The "small town" feel
- Flower baskets or pots. Cafe or restaurant {not only a bar}.
- How nice they look and the shops they have
- Historical, everything close together
- Don't need downtown area. Fix what we have- like money for park or ball fields!
- Lots of flowers/landscape, clean, drink/eat options, cute boutiques.
- Clean areas with plenty of trash bins, benches, shrubbery, and adequate sidewalks that also cater to the disabled and families with small children in strollers
- Ashle [sic], Nebraska City both have beautiful downtown areas. The entrance to our current downtown area is cluttered with metal fabricating equipment, rundown houses, etc.
- Central location for all the services provided in the community.
- There should be business, food and attractions. Places to sit, lighting, even sidewalks.

- Lots of planted flowers and plants. Shaded benches for sitting. Central area for entertainment.
- Variety types of business's that offer different things to do and shop for.
- n/a
- They had places to go to just hang out and shop. You could go for walks, you could spend time with friends, tou [sic] could eat and drink.
- Historic/ well kept look, multiple offerings
- Coffee shops, available needed items, places to eat out, entertainment venues
- Adams - has multiple businesses all together with plenty of parking.
- Things to do and places to utilize
- Businesses... looks nice ... placed [sic] to eat
- Still a small rural town, small grocery store available, restaurant. Still a rural small town, not trying to grow too big and or too fast.
- Active area with variety and similar things close together
- We picked Bennet to live in because it was small, quiet and safe. Traditional downtown lifestyle is not something I would associate with Bennet, yet that is a positive attribute.
- There's actually stuff to do. There's coffee shops, nice restaurants, activities for kids
- Well thought out, businesses that are supported not only by locals but also bring in outsiders
- All of the above being there.
- History and creativity
- Tailored life.
- Pool!
- When someone said "I'm going downtown" you knew where to go.
- Close together and walkable
- That we didn't have to pay for it
- Historic preservation
- More retail available
- More buildings
- Inviting store fronts. Places to sit and visit
- Food Music
- old school feeling
- breakfast areas, indoor/ outdoor space.
- They focus on the needs of the community.
- the communities have put a lot of time and effort into making a plan, getting new businesses in, giving them assistance or breaks on services, continuing to make improvements all the time, advertising their town/ businesses in The Voice and other papers.
- attractive, looked inviting, you could see people walking or visiting with each other
- Hickman hit a home run with their gas station , food station and true value on a corner right in town along the highway. Peru has a very nice grocery now in a renovated downtown building.
- Love the little stores. Wish our bar/restaurant was nicer!
- They have a community center that can be used by all and is big enough for multiple events.
- Historic, unique buildings, plants trees and parks, not crowded, safe and clean
- The city square is cool
- shops people actually use. we are to close to Lincoln to have anything succeed.
- I mentioned Ashland—unique, thriving, vibrant downtown. Shopping, eating, etc. Nebraska City—we love to go their to enjoy all the trees, unique stores/ locations...we even often choose their movie theater over Lincoln to support that amenity there. Louisville—love their local grocery store & shops near there. Pretty to drive around. Panama—appreciate library Syracuse—we drive there for ice cream regularly :)
- Has at least a core businesses for necessities and a place for locals to gather.
- They bring in quality business that attract people... Ashland is a great example
- Downtowns in other towns are clear and uniform in appearance. You know that you are in downtown. In Bennet you can't really tell you are in it.
- Good environment to hang out
- Shops and restaurants that give a community feel
- Some have landscaping, a central gazebo, park like area near retail, and designated parking.
- Places where people are interacting and commercial trade is occurring [sic]
- Accessibility, design
- The older buildings that reflect the heritage of the community.
- Cozy small shops, food, walkable from most areas of town, good sidewalks and good lighting
- Walkable with businesses
- Parking and variety of shops
- aesthetic- cared for, invested in
- The towns encourage and support development
- Small town feel.
- Walkability, curb-appeal, variety.
- A general feel Bennet is to



chopped up

- Every few years we get a glimpse of a motivated new store owner then a few years later they fail. It's getting old! We need to find ways to support them and help them to continue to grow!
- Historical buildings
- More dining
- I like a concentrated business district with typical "Main Street" type businesses.
- Little shops, food, places for kids to play, being able to spend the day there.
- Things to do
- It's a small town. I think it should remain a small town. If I wanted to live in a big city, I would move have moved to a big city.
- Whom ever is jump starting Bennet is doing a great job. I got a flier on the 4 th of July and learned of the FD benefits. Other than those notifications I have no idea what is going on in Bennet. If we have a mayor why haven't I voted for it? I like Hickman, they have a community center. Denton has a bar/restaurant that people can mingle in. As for Bennet, I know my post office and fire dept as I occasionally need a burn permit. I would like a place where I can get information from, like where the dump is.
- There is a square or something to attract visitors. That is surrounded by a variety of local businesses that reflect the diversity of our town and displays our pride in that diversity.
- Nothing
- plenty of parking, safe well-lit walking, greenery, vibrant restaurants and entertainment.
- They have a downtown we don't really have one to speak of
- Manufacturing
- Clean, small business, a look of care for the city by the local government. Look at Ashland.
- Get counsel from younger generation
- Plenty of parking and everything is walkable.
- Lots of shops, restaurants, bars
- I lived in a small town before coming to Bennet. I loved the access of having businesses such as coffee shops, grocery stores, convenience stores, and etc., in minutes within my home
- Unsure
- Separation of industrial, residential and retail, vibrant, activities happen there.
- Hickman, Adams, and even Palmyra have more vibrant offerings and options. With two of the three being smaller towns. Just having options available make them more appealing.
- Very put together with activities for all
- I like downtown areas with old brick buildings
- Clean. No couches on porch
- Post offices and a library and there is usually a park in that area.
- See above
- The downtown area doesn't look very good to most folks I have talked to. Right now there is NOTHING to see downtown
- When they have festivals and activities
- Vibrant, varying types of retail
- They have thriving businesses instead of empty buildings.
- Small shops and walking distance
- Have needed conveniences and active senior living
- Retail
- Much nicer in appearance, cleaner and no commercial straight trucks parked in the middle of the streets.
- Lively commercial/office center.
- shops restaurants entertainment atmosphere
- Logical location, places people and businesses want to occupy
- Love retail shops, apartment lofts, food and drink. Appearance, no industrial smells. Bennet has a lovely area that could suit the interests well with support and less blocking from the City. Like the coffee shop ready to go in, multi business sites is fully viable. And a few apartments in retail buildings downtown is a great idea.
- Cute and historic and quaint. Restaurants.

#30: Would you like to see the city's water tower property be developed into a city park?

- Yes: 68.09%
- No: 31.91%

#31: If so, what amenities would you like to see in the park?

- Basketball court: 56.35%
- Pickleball court: 46.83%
- Tennis court: 17.46%
- Walking trail loop: 59.52%
- Playground: 56.35%
- Other (please specify): 27.78%; comments below
- Wade pool
- Park with benches, water and walking area
- Dog park
- Amphitheater, event space
- Community building

- sand volleyball
- Community Garden
- Football/Soccer Field for practices
- Walking trail. We do not have adequate walking paths for families with children
- Pool and sand volleyball court
- DO NOT DEVELOP THAT AREA
- The water tower area is too close to our homes to make it a public space. There is no parking in the area and a parking lot would be much to close to neighbors. We have a large disc golf area and a basketball court is just down the street. This is not a good idea and would be very disruptive to a presently wonderful quiet neighborhood
- No surrounding resident to the water tower property wants this. It is preferred as a nice quiet green space. Not an area where we have to worry about who is lurking behind our house area and around our children.
- Swimming pool
- Leave it as is.
- Pool!
- Do we really need another park?
- Pool
- I would like to see the birds gone.
- put put golf
- Please keep focus on existing park and frisbee golf area
- Band stand
- Volleyball- sand and court
- Driving range or mini golf
- Pool
- Dog park
- I'd be willing to donate a large sum of money for a playground.
- green space
- Maybe skate park
- Fix the street in front of the

- water tower
- Volleyball court
- Don't know about the property
- Arboretum
- It seems out of place there.
- There are 2 parks in Bennet. What is the best number of park areas in a town this size?

#32: Do you feel that the city provides adequate trail/pedestrian access to key areas of the community (school, parks, businesses)?

- Yes: 33.80%
- No: 66.20%

#33: If a city-wide trail network were developed, what activities would you use it for?

- Walking/biking to school: 33.81%
- Walking/biking to city parks: 49.64%
- Walking/biking to businesses: 35.25%
- General activity/exercise: 86.33%
- Other (please specify): 7.19%; comments below
- Basically fix existing sidewalks
- Walking dogs
- I would continue to walk in my neighborhood with my neighbors
- Not needed
- Nothing
- A trail connecting Bennet to Lincoln and Palmyra would be amazing
- Kids safety while traveling around
- Running
- Bennet is too small for a city-wide trail network unless you put it out in the country, so people can enjoy more nature

- Seems like a dumb idea.

#34: List the one most important quality of Bennet that must be preserved.

- small town feel
- Small town friendly atmosphere
- The church
- Integrity
- The small town feel. NO wind turbines.
- Na [sic]
- Community pride / participation
- Small town vibe
- Small town feel/sense of community
- High quality properties that are well maintained
- Viable downtown area. A downtown is the heartbeat of a desirable downtown.
- Downtown
- Small town feel
- The small town field. Make what we have better. Work on our schools, parks, ball fields. Make people want to visit. We can't compare with Lincoln.
- Small town feel
- Safe & quiet town
- It must remain a safe place to live. One of the reasons I love Bennet is that it's a place where my children are safe playing outside well after dark.
- Community
- The community closeness. Activity like the 4th really contribute to that closeness.
- Small town feel.
- Keep the bar.
- Small town feeling
- Small town living
- Small town feel
- Small town feeling - no more big developments.
- Splash pad
- Small town atmosphere



- Small rural town living. Do not grow too big, safety for all especially our children. Don't allow the government to come and take over what we have left.
- The green belt area by the water tower. Do not develop that area.
- The small town quiet coziness
- Small town atmosphere
- The history
- Small town atmosphere
- Small town feel; safety
- The right to own a business and not make it impossible for new ones to start.
- School history
- Like the small town feel. I do not want it to get big. We are already just minutes from being swallowed up by Lincoln. If you want that then move to Lincoln. I love the small town feel.
- That's it's small
- Small town atmosphere
- Awesome Fire/ems [sic] department.
- Young families and community events
- History
- education. address overcrowding build middle school.. maybe south of railroad tracks or between bennet and palmyra.... With lincoln [sic] rapidly expanding Standing Bear school is same drive as going to Palmyra.... figure out how to keep district going strong
- Excellent public schools.
- Community
- It's history and it's future as a great community to live in with family activites [sic] available
- city parks
- Continue the July 4th celebration in town and expand it!
- Small town atmosphere
- Small town friendly. Getting to know you're bright.
- ?
- Small town
- small town feel
- Small town atmosphere If we wanted big town, we wouldn't have moved and stayed in Lincoln.
- Small town feel
- Great neighbors
- It needs a new reputation. Clean it up and give it more of a hometown America look and feel.
- The small town feel.
- Small town feel
- The small town feel
- The people! We seem to have many more young families, and they are involved in the community and schools. There is a lot of pride in the community. We need to make sure we continue to grow, but I see the water and internet issues as roadblocks. The small town feel is a draw to others wanting that for their families. Our schools are awesome, with regular high scores in academics, and many of our teachers live in the community. We need to have housing for new teaching staff, and families.
- Small town atmosphere
- quaint, small-town character. our close proximity to Lincoln is a reality but we shouldn't become a bedroom community. It's okay to retain our own identity [sic].
- Historical buildings
- Close community
- Small town feel
- Hometown feel. The old Bennet is getting lost. I see alot [sic] of people that have moved here and aren't always the kindest. I think we need a better crosswalk. We need tap into our resources. There is so much talent i our tiny town. Our kids need things to do safely. I think an area to walk would be amazing. An area for a future junior high might be nice too. We need to take pride in our town. We are a non profit that would like to give back at done point but it need to be the right fit. Lincoln will always be nearby and that brings a lot of good and bad. I'm just throwing things out there.
- Small town feel where I feel comfortable raising my family.
- History
- Small town living!
- Family values
- Small town activities, Independence Day activities , Christmas activities (tree lighting), etc.
- Small town feel
- N/A
- Its small size.
- I don't know Bennet enough to make a choice. I like the town hall and the concerned citizens that came together to ask for better water.
- The sense of community. The farmers market, the Christmas tree lighting ceremony, and food trucks at the church are great places to meet everyone. To feel that we are all part of this town and we all want what's best for it, even when it differs.
- Downtown
- Quiet.
- Small town feel
- Nothing
- Its friendliness
- Small town friendly
- Small town feel/friendly atmosphere.
- Quite small town living
- Small town feel

- Small town atmosphere
 - It has a strong community of young families. Providing opportunities for the young families will be vital.
 - Small town feel
 - Small town feel. People wave to each other, no concerns letting kids play outside unsupervised
 - Clean up main street
 - Country being close, which means stop developing new housing and commercial, there is not enough water for this!
 - Small town feel and close community
 - Cemetery [sic]
 - Friendliness
 - The great activities they have for fall, Christmas and Fourth of July
 - low crime rate
 - Small town feel
 - Keep the small town community atmosphere.
 - Small town feeling. Right now it's just industrial and is being held hostage by a few people who are in high positions.
 - Small town atmosphere
 - Original buildings
 - Community
 - Small town/city feel and appeal.
 - Quality housing stock
 - Fire, rescue dept is outstanding!
- #35: List the one thing that needs to be changed about Bennet.**
- Access to more water
 - Beautification of Highway 43 through city
 - Need more USEFUL SMALL businesses.
 - promote growth and beautification of business district
 - Let everyone have a voice, just not a certain few people thinking they have to control everyone & everything!!!
 - No businesses, looks to be in rough shape on Monroe [sic]
 - C o m m u n i c a t i o n / transparency
 - Stop being afraid of growth for businesses
 - We need to allow more business
 - More business and continuing to meet the needs of the people
 - Water supply
 - The water infrastructure. Water is filthy, and the water pressure is poor. I have a new water filtration system on my house along with a water softener and not only do I need to change the filter every other month but I won't drink the water
 - water
 - We really need accessible sidewalks and street improvements
 - Cleaning up some of the dumpy properties and sidewalks in old part of town.
 - The old broken down feel you get when passing by some of the homes or travel on some of the sidewalks or roads. It's almost like there are two worlds that exist side by side, new subdivisions and one hundred year old homes.
 - Needs more beautification downtown.
 - The politics involved in trying to build/improvement. It has improved some in the last several years after a individuals retirement. I feel it still has room for improvement.
 - Not enough food options
 - People need to be open to new ideas
 - Beautification along main road
 - Water
 - Adding new bar and gas stations
 - Lack of planning, bullying by government officials
 - Water source, mains, pipes. No one can drink the water unless you have an expensive filtration unit. Even then, people still have to buy water.
 - The county clerk needs to be changed.
 - Communications between the city staff and the general population
 - Infrastructure
 - Business growth
 - We need to attract some businesses to town. Even if they are small, it would be nice for bennet to see some tax revenue instead of all of our shopping taxes going to Lincoln
 - The water issues.
 - Leadership
 - Adults
 - Better phone and internet. More for kids to do, Swimming pool and maybe bigger better splash pad.
 - Increase school systems pay to attract staff and not lose them
 - Infrastructure [sic]
 - Water supply issues for all parts of town must be addressed before more residential growth is allowed
 - More senior living at affordable cost.
 - Code enforcement is horrible.
 - City entities open more hours. ie [sic] city office/dump
 - The lack of an area to develop into a business
 - Water...Tastes gross, has floating junk in it.... don't drink it and it's to expensive
 - We need a family friendly food option. A coffee shop/



bakery or any non-bar would be great.

- Government
- Seems with the new housing there are 3 separate areas, we need to work to provide a good park for all to gather, especially with small kids, better playground equipment at the current park- it is old and needs a shade like the splash pad. Also, sidewalks.
- more business
- We need a cafe to gather in and be a social center of town. The space can be both for seniors and youth. Activities there could include a pool table, card tables, shuffleboard and ping pong.
- Elected officials do their jobs, not what friends want them to do.
- Need more eating options
- We need a community center.
- I'm fine with it as is
- Also pondering if there is a path for us to invest in a small business here to help Bennet be a special place too...but hearing things have made us apprehensive.
- More trails & safe paths across town
- Clean up of unattractive properties.
- It needs a Hyvee [sic], coffee shop and walking trail/ dog park... no Walmart please
- The water situation is horrible. Our officials need to join with other communities and push rural water to improve the quality of the water we receive. We pay a high rate for water and most of us have had to add water softeners and reverse osmosis to be able to make the water usable.
- Access to more water

- Water quality
- The high cost and quality of water.
- More businesses/activities. Something to get people in the community together and meet neighbors
- Leadership and vision. The former Village Bd offered neither. It's too early to tell, but the new council has an opportunity to assume that leadership, perhaps beginning with "new blood" on Planning. Ability of current mayor is uncertain. That will be up to voters in next election.
- Local employees need to stop bullying [sic] and scaring residents, building department would function better if it was turned over to Lincoln inspectors
- Sidewalks
- available parking
- Sidewalks!!!
- City planning and infrastructure
- A crosswalk that's visible.
- Infra-structure [sic] (I.e. - sewer, water run-off, drainage system, etc.)
- Leadership and vision
- More small businesses
- We need more retail & shopping.
- Trashy looking houses.
- Lack of business, things to do
- Removal of water restrictions. You have a splash pad that the city can't afford to run, yet you want to develop more stuff I'm sure we'll be unable to afford.
- I need a directory of available services and activities so I can better support the city I live in rather than just Lincoln.
- Something must be done to retain businesses. In my short time as resident, businesses

have struggled to stay afloat. Residents barely know what businesses are downtown when they were open.

- The outrageously priced and terrible pressure control of the disgusting [sic] water.
- Appearance. From an outsider, driving through town this place looks like a dump - just like every other small town in Nebraska.
- Growth. Need to support families, have to go to Lincoln for everything. Even gas is miles away.
- Sidewalks
- Progressive or it will die
- Its bedroom community attitude.
- Restaurants and shops Dirt roads around Bennet are terrible
- More retail.
- Infrastructure (utilities and roads) improvements for existing and future development
- Water quality and price!!!!!!!
- Better access to basic amenities (a gas station/ convenience store that's not 2 miles away to get to)
- There need to be more offerings for retail and food. Everything from grocery to farm or hardware stores and restaurants from fast food to sit down eateries and coffee shops.
- Communications. It seems every initiative was conducted in the shadow. Neighborhood involvement was none until work begins.
- More restaurants and activities for young families
- Access to water. How can we grow and add more residents if the current population is nearing water capacity
- Bike paths



- Maintain streets and put in pickleball and tennis courts
- Infrastructure
- Worn out appearance, lack of vitality, lack of amenities
- Lacks shopping and retail commerce
- The government employees and city council members. And water issue.
- Pave Cottonwood st. [sic]
- Better sidewalks and side streets [sic]
- A couple of new businesses. Eating place and general retail store.
- Downtown area. Get rid of anhydrous storage by the ball field. It's dangerous to be kept in town.
- Appearance and business and recreational facilities and opportunities
- There is nothing here... .shops, grocery, hardware store
- Water pressure
- Amount charged for water and sewer mainly, the amounts charged are extremely excessive and beyond most if not all.
- New "downtown" on Rt 43 [sic] north of current limits annexed and [sic] developed.
- The feed lot to the south that causes such a stench
- Flexibility in decision making. The old status quo logic can be toxic, unless all sides are heard and given due process.
- Honest, transparent city officials, less "old boy" network as I hear the community expressing and lack of hope it will change.
- Add restaurants.

#36: What makes Bennet a comfortable place to live?

- Good neighbors
- Quiet, close to Lincoln without losing home town feel.
- The people
- The people
- It's quiet and away from the city.
- The people m/neighbors
- Small community feel with easy access to metros
- Low crime
- Safety
- Sense of community
- Young families in a thriving, open area
- The people
- Close to big city but small farm town living
- Small town community
- safe & quiet
- It's a quiet safe town.
- I own a business here, and I am here at least half of my week, but I do not live here.
- The people.
- It is away from the large city and the multitude of sirens and noise. Bennet feels safe to me. My neighbors are hard working, honest people.
- Rural life: less crime, slower pace, good school system.
- Small/local town feeling. Community feeling.
- Small town, good tight knit community
- It's safe
- Close to city
- Close to Lincoln
- Small community
- Was small town ... mind your business... freedom ... all coming into question the last five years
- Being a small town, the community, families. We watch out for and take care of each other.
- It's safe and quiet
- Quiet, friendly, safe.

- Small town. It is quiet and safe.
- It's safe
- The safety of the town
- It has the small town community feel.
- Being safe and quiet
- It's quite.
- Fire department!
- Small town.
- Proximity to Lincoln
- It's not anymore
- It's home, I know the people from here
- Outside Lincoln
- A lot of young families
- Country
- quiet know few neighbors in immediately area.. but nothing like it used to be
- Low crime rate
- Crime
- Safe, close to Lincoln, most people take good care of their homes/yards
- it is close to Lincoln and major services
- Location in relation to highway 2 for both travel east and west. We have 43 to go south on if needed. I also like the park and splash pad area, my grandkids love it when they visit.
- Again being the nice small town feel, sit outside visit with neighbors around bonfire.
- Small town feel. I like our community events.
- Being close to Lincoln but not being Lincoln.
- Safe and quiet
- quiet
- Knowing & appreciating our neighbors... Love the slower pace, the more rural feel—trees, natural plants, more open space...
- Close knit neighborhoods
- Great neighborhood and neighbors.
- Agerage [sic] life
- It's small, you know your



- neighbors.
- People around me
- Close to Lincoln
- Again, the people, and proximity to Lincoln.
- Small town feel, safe,
- Size. Many of current residents are from long-time Bennet families, which is fine but can they extend the Bennet benefits to the new residents? I'm concerned about this.
- Small community close to larger city
- Size
- Low crime
- Quiet
- Small town feel
- The location
- Quiet place to raise a family
- Small town feel
- It's small
- Family oriented
- The small town atmosphere.
- Rural, but close to Lincoln.
- Rural close Lincoln but just far enough away
- Until now it was undeveloped.
- It's close to Lincoln.
- The small town atmosphere. My children can go to their trick-o-treat [sic] teachers' houses on Halloween. I can go walk around town for an hour and comfortably leave my front door unlocked.
- Large lot and quiet neighbors
- Cheaper homes than Lincoln and a quieter, small-town vibe.
- Small town and good school
- Not sure
- Quality neighbors
- Easy commute to work.
- Friendly atmosphere
- Peaceful living
- Small town and quiet
- Nice, welcoming residents. Easygoing atmosphere.
- It's solitude from the hustle and bustle of the big city.

- Outside of the big city living
- Small town but great proximity to Lincoln [sic]
- Small town
- It's small, I can be in the country, enjoying nature in less than. 5 mile walk/run/ bike. Internet is adequate and Allo is eventually coming.
- Quiet peaceful
- Cost of living, apart from high taxes generally across the state.
- Quiet, safe, and friendly
- Small size
- Green space
- It's not Lincoln and we have an awesome mayor, unlike Lincoln.
- N.A.
- Small town
- Close to Lincoln, the people who live here are from all over, kind
- Quiet, friendly neighbors
- Small town/city atmosphere.
- Safe and secure feeling
- Unknown currently
- Close to Lincoln, good school system.
- Away from but close to bigger city.
- People that care about each other but aren't all up in each other's business. Live and let live.

#37: What's your big idea for the future of Bennet? The Comprehensive Plan update offers us an opportunity to envision the future of Bennet. Submit your "Big Ideas" for the future by using the comment feature to share your thoughts.

- Big idea is to stay small and don't [sic] change
- Grants to help residents

- improve properties and start local businesses
- Retirement community
- I already said my thoughts.
- Create more water, less taxes. Taxes are unlawful.
- Retail & restaurants
- Building businesses
- Become the "model city" for small town America, STAND OUT, have crazy food ideas, unique businesses and make EVERY citizen feel like they are heard and belong
- Unsure
- Would love to see a community center with daycare, fitness, library, meeting rooms
- Paved roads near housing developments Improved water infrastructure Broadband Internet A coffee shop
- My big idea would be a YMCA-style facility with a pool, basketball court, Foosball and table tennis.
- I have a lot of big ideas when it comes to growing our economy, and I have made it clear and willing to do a lot of this work. I have not worked to bring these big ideas to the city or to do them independently because I am unsure of the future of my business in Bennet.
- Bennet seemed poised for growth with everything that is going on around us. There are several communities close by that are also growing. We should see what they're doing and incorporate some of their initiatives into our plan.
- I have already stated my ideas.
- I do not think Bennet will ever compete with Lincoln for large retail markets. I think

- home town unique shops and services that are a destination would help.
- #1 a community building that has a court that can be used for indoor sports practices #2 a community pool #3 a small grocery store
 - Adding small business's
 - Keep small no more housing development... focus on bringing businesses vs houses
 - Public pool, park with basketball court, tennis, volleyball, etc.. Maybe a 24 hour gym only for residents. Outdoor theatre. A building for Retreats, functions or classes for kids to build their self esteem, confidence, values, etc... Bring families together, to work together, etc...
 - Keep Bennet beautiful. Not a cement jungle.
 - A few small businesses that enhance Bennet without making it citified. A pizza shop, a bakery, ice cream shop - small town businesses that keep the charm of small town atmosphere.
 - More business coming into town and more for families to do together
 - I would like to see a downtown area with a selection of businesses that we could support. I would like to see more affordable housing being build, not 300k-500k homes. If we could attract younger families to come to Bennet I believe it would be very beneficial to the future of Bennet
 - Getting a dollar general, or a Ustop [sic] like Hickman where we can get groceries, a hardware store.
 - Pool! Pool! Pool!
 - Small grocery store or multipurpose store.
 - Turn Bennet into a giant lake-like the flooding that should take place in Ashland [sic]
 - Swimming pool would be great for the kids in Bennet and Palmyra and other surrounding communities
 - Build swimming pool which will accomodate [sic] Bennet and surrounding towns and give young people jobs.
 - Actual retail that is usable like grocery and daycare
 - The main park in town is nice. Plant more trees!
 - Na [sic]
 - Upgrade that Sad looking splash pad... it's pathetic when looking at others in area (firth and waverly) [sic]
 - Invest in the next generation. What can we do to keep our high-school graduates in town. What can we do to attract young families?
 - Keep the small town aspect.
 - Do not move the town to the north, okay for putting new businesses up there but not the town, currently divided by the 3 housing areas already, need to unify not divide.
 - more sidewalks
 - Baby boomers need a spot to daily hangout and have a donut and coffee. Obviously we need to get water and sewage concerns under control. I would like to see the old lumberyard remodeled and put to use or leveled for a new building site. Parking spots could be on the recently cleaned site on the south of that street. The old cafe building and the brewery building that now will not happen need renovations or dozed.
 - Restaurants and a nice large gas station with modern conveniences.
 - Community center; fitness center with weights, walking area, basketball court, baseball/softball training area; a few places to eat/get coffee-sandwich/burgers/ice cream place; a general store.
 - More manufacturers
 - keep things small
 - How do we "grow" Bennet while keeping the small town feel? I keep thinking of how Lincoln is growing and basically enveloping whatever is at the edge. Hickman is like a small Lincoln. I would be so sad if Bennet followed that lead. I will go back to Ashland—variety of successful small businesses that provide a wide array of jobs (high schoolers, skilled workers, all ages of adults...) and just a great synergy...they recognize that if all their businesses come together, everyone succeeds!
 - Create a new town center
 - A restaurant, coffee shop, and dollar general like store. Get residents to fix or replace sidewalks and cleanup their properties. Work to get the water issues solved. Maintain our streets.
 - Beatify [sic] Bennet
 - Natural landscaping incentives to reduce the amount of water being used to water lawns. Work with the landscaping business in town to teach how and what to plant to make our yards self sustainable. Residents receive incentives by reducing their water consumption and meeting the natural lawn guidelines.
 - I think having a community center with gym and indoor courts would be extremely



valuable.

- Youth teams don't have adequate facilities for practice. Also a park with outdoor courts and playgrounds would benefit the community
- No ideas. Just make it comfortable for community members to feel like they want to be involved.
- Become a more developed city
- Invest in current downtown and recruit restaurant(s) [sic], more retail, grocery store, childcare closer to school, professional services. An annual event that gives identifies Bennet as a place to live. Seward has July 4th, there's a pumpkin/Halloween [sic] vibe in the Hickman area. Perhaps Bennet could carve out a Christmas event--xmas [sic] tree sales, ice skating rink, shopping, H.S. caroling competition....
- More businesses north of town
- Restaurants that people from Lincoln come to visit Retail selling local items
- Improve infrastructure to entice business development
- See above
- You will bring in many visitors and people from surrounding areas if you build a decent restaurant and coffee shop
- Grocer
- More "Main Street" type businesses.
- I would love to see old houses remodeled to former beauty and the trailer park gone. I would love to see small little businesses, a library, restaurants, coffee shop, and updated park.
- Restaurant- Mamasitas used to be a draw top the community
- Small town. period.
- Clean water access for all. Internet available for all. A place to gather with the community, be it pickleball, baseballfields [sic], a restaurant. I commend the committees that have been organizing activities including the FD.
- Something has to be done about the broadband infrastructure in town. With the ever increasing number of developments popping up the current system cannot take the workload. Bennet would also benefit greatly from wind farms. It would decrease our carbon footprint and provide some power to supplement the electric grid from Nebraska City.
- Get water I can actually drink and comfortably shower in. It would be awesome to see Bennet with a 'destination' street of sorts. Vibrant entertainment, restaurants, boutique shops, etc. Plenty of parking, greenery, and twinkly lights. Boom - the people will love it.
- Pool, walking trail, second park
- Forward thinking city government or the town will die
- I already answered that when I answer the question on what I would like to see in the 10 year plan.
- Are the developers planning for neighborhood friendly walking communities. The streets in new development are very narrow and packed with cars. Not walkable or friendly
- Golf course/country club
- There are 4 main things that need addressed: Housing isn't keeping up with demand. Houses a r e n ' t being built fast enough. Business development (heavy on retail and dining) this is the biggest area that residents rely on Lincoln Road infrastructure in some areas residents are required to drive on gravel to access their home. Updating gravel to pavement should be a priority on the two remaining roads that serve residents with no paved access. Recreation - parks and community spaces. Community/Rec center or exercise facility would fill a growing need, and every resident should have a park with a playground within walking distance of their home.
- I think some restaurants and small retail would be amazing
- I don't have any
- Outdoor rec
- Development stopping and people stop complaining about not having Lincoln's amenities.
- Tennis and Pickleball courts in existing or a new park on current owned city property.
- Continue to grow in a positive direction and maintain our own identity. So as not to become just a n o t h e r L i n c o l n "neighborhood"!
- Create a central square with an interior park/play area/ music & performance venue. The surrounding "shops" would provide the needed services aforementioned.
- A more attractive and interesting downtown or core area. We now have 1 small (beautiful) small shop and a beautiful nursery store which are great but not enough to

support outside interest to grow into any kind of major destination appeal. I hope they can get some "company".

- Restaurant
- Provide reasonably-priced offerings so people don't have to drive into Lincoln.
- Make small improvements but don't stray away from being a friendly small town type of atmosphere. We moved out of Lincoln for a reason!
- Coffee shop not run by Josh Buck and other small businesses. Better quality bar and grill.
- Retail gym facilities including a pickle ball court and active senior living
- New water system!!! We have low water pressure, we have a filtration system and our water is still very dirty, high iron
- More retail, restaurants, fitness
- Continued growth, a restaurant, more trails and reasonably priced local grocery store.
- New town center. Southeast Fallbrook. Other positive developments will follow.
- Viable retail options
- Look at the process that similar towns/ cities have used to become progressive and positive areas. Areas such as Hickman, Waverly come to mind. Be aware of the big picture always,

#38: What is your vision for Bennet? Share your vision for the short- and long-term improvements that will make your community better in 2042.

- fix roads and infrastructure.
- Community center. City office. Clinic - doctor, dentist, lawyer
- I already have.
- Na [sic]
- Continue to grow
- More businesses, better water quality
- Improve water... quality, pressure etc.
- Let's get rid of gravel roads, make this feel like a modern place. Outpace nearby smaller populated towns like Palmyra with incredible amenities to keep people loving life here like coffee shops, restaurants, HIGH SPEED INTERNET, all the modern enjoyments.
- Unsure
- *
- Paved roads vs grading
- Broad band Internet Better water system Is it just me or are the questions asking the same thing with slightly different wording?
- Short term - pedestrian friendly Long term - family friendly with choices for restaurants and activities
- I would love to see Bennet beautified, and a business board put together to recruit and support businesses. When you grow the economy, the town grows in every way. I would like to see the water issues fixed, and the city offices improved.
- A lot has to happen here to turn things around. I wonder if a developer would be interested in a mixed use

development like the one south of Walmart.

- Already stated
- More business [sic] opportunities that will attract people to the community. Sports complex would be good.
- For Bennet to keep growing and adding things to make life more enjoyable for its residents while also maintaining the small town feel.
- Clean up dumpy house areas
- Need places to eat and shop
- Clean water sources, pipes need to be updated. No wind or solar farms, that will not work here.
- Do your research!!! Better education, maybe a center for tutoring, a library would be great! Slow the growth, we need a good base before building. Update water sources, pipes/mains, electricity poles, internet, etc.. before building up.
- Keep it more natural in the already undeveloped area by the water tower.
- Infrastructure has to be a priority for any short or long-term improvements. If we are maxed out on our water contract now, have rolling water restrictions due to such...how is there any viable expectation of future growth until that is expanded?
- More sidewalks. A park geared toward middle school or older kids. Also inclusive for disabled people. The water issues getting fixed.
- See above
- Focus on improving what we have rather than worrying about alternative energy, fix the streets, the water system.
- Pool!
- Keep it small.



- Replace cast iron water lines
- Expandable infrastructure
- Adorable housing. Houses are a tad pricey here.
- Na [sic]
- upgrade community services attract more industry and retail
- Develop safe streets/sidewalks to let families walk to school. Jefferson Street is not safe from Vince to the school due to it's poor condition and narrowness. Work to lure small businesses. You have great attendance at the food truck events, capitalize on it.
- To stop raising taxes for no reason.
- Sidewalks, continue to improve and develop the downtown area.
- do not know
- See above comments for short term. Long term will be development north of the cemetery and bank. Job creation businesses with commercial properties will need to sprout up. We need a convenience store that is not a dump like the current Casey's.
- See previous answer.
- I like a couple of the shops .Maybe a couple more would be nice.
- I think I've shared a lot of that above :) -grow small businesses & services - improve walking paths, especially thinking of kids getting to school -community -wide focus events-garage sales/community special event, 4th of July, Fallidays, Christmas in the Park... - Special Community Events-learning about planting your landscape to conserve water, build healthy ecosystems... Gardening co-ops to help w food accessibility... Pairing families to help Seniors w company, help w snow/yard needs, etc... Practical things like Insurance agents or Legal sharing planning information... Really all of this would fall under Community Building. —big expensive, long-term... WATER IMPROVEMENTS. Hard water, pressure, price. —& I know federally, there is talk of banning gas stoves. Please keep our natural gas! It's affordable energy!
- More water, cleaner neighborhoods. New friendly businesses.
- Give us options so all our hard earned cash goes back into Bennet instead of Lincoln . Get off Rural water and get the City their own water supply.
- Improve the water situation. Hopefully add a small grocery store and restaurant at some point.
- Better roads
- Having adequate sidewalks so kids aren't walking in the streets. Guidelines for property maintenance (lawns, trees, and general property upkeep) some areas as you come through town don't paint the best picture of our city
- My first thought was that I'll probably be dead by then, so I guess we should enlarge the cemetery!
- Eliminate the industrial environment that is taking over downtown. Do we really want industry in the core of our community? I don't. If we want a quaint 2-3 block downtown that will anchor Bennet, we need to get rid of the outdoor industrial staging areas that hinders the possibility of a vibrant downtown. Housing developers/builders will step to the plate if Bennet focuses on retaining what we have. I'm confident that industry would flock to an industrial park north of our city and near Hwy 2 where they have ample room to build for the future of the business.
- Highway bypass around town. Won't hear the constant trucks coming through town and speeders who only bypass the town and not do any business.
- Improved sidewalks, street lighting
- Improve infrastructure solicit business opportunities and create local jobs
- Parks, food, fun.
- Improved walk-ability with more youth activities.
- Leadership
- I would like to see the main corridor through town (Monroe street [sic]) have fewer dumpy / run down houses.
- Short-term: yard clean ups, repainting/repairing houses so they look well kept. Long-term: improved down-town area that make people want to come from Lincoln to shop, eat and relax on a Friday evening/Saturday morning.
- Like the trails idea, need more businesses.
- Make it a place people from a big city will want to move to. Don't turn it into a big city.
- I hope you will be encouraging business, and housing have solved the issues of the past. You will have a golf course, a swimming pool, a grocery store or two many sub

- divisions. Some car chargers and a drug store. There should be a few fast food and at least 1 restaurant [sic]. You could even have the Movie theater that Lincoln refused to allow out on Andermatt. It would be fortunate if the person who owns land up by hwy [sic] 2 intersection could get a plaza of sorts and maybe if feasible a motel, with a place to eat.
- Sidewalks from the north to south side of town. A walking path/ trail from east to west. A grocery store and some dining downtown.
 - Take care of the nasty water. And get a coffee shop that doesn't use Bennets [sic] water.
 - Forward thinking small town feel. Clean attractive inviting. A diner like Hallam that attracts outsiders
 - A new downtown area with stores and shops. a rec/fitness center for adults and children. New and improve streets and sidewalks and a complete park that adults and children can use,
 - Restaurants and shops
 - Need someone with a pro growth expertise in leadership
 - Continued street development (including drainage system improvements); business development (including cafes, eateries, convenience store)
 - 2 additional sit down restaurants, 1-2 fast food restaurants, additional gas station, hardware store, grocery store, ag/farm retail store, public space with a recreation/exercise facility
 - Need better roads to residential. Pave or blacktop some of the gravel
 - Need water improvements or may not be able to have a community in 2042.
 - Park with pickleball and tennis courts
 - Mostly I know Bennet is a great place to live but there's no outside interest to come here because it's not really a very interesting place to come to
 - Investment into the water issues
 - I just hope to be alive in 2042. Selfish I know.
 - N.A.
 - Same as above
 - Seasonal community activities such as festivals
 - Previously relayed in the survey.
 - Desirable bedroom suburb of Lincoln.
 - Move Cheney welding out of downtown and make a town center of retail.
 - Maintain a positive communication process. With Lincoln close and growing towards Bennet, the vision will be changing. It seems community gathering spots (coffee shops, fast food, grocery shops that supply daily needed wares & food) are areas that could be needed. Create a "destination service or recreational area" that would draw Lincolniters and surrounding areas to Bennet.
 - Walking
 - Trails
 - Fishing. A public fishing pond in town would be nice. Something similar to Seward
 - Walking trails
 - Park, walking,
 - Swimming, hiking, biking, playgrounds
 - Ballfields
 - Basketball, walking, sand volleyball
 - walking, running, biking,
 - Walking/Hiking
 - I think it would be really nice to have a park with recreation like basketball, Pickleball, walking paths, etc. A place for youth to hang out. Nebraska city [sic] did this many years ago by adding a skate park
 - Bike riding and walking.
 - Walking, biking
 - Trails and spaces for kids to play and do sports
 - Golf, Hunting, Fishing
 - Trails for bikes/ running, walking, parks
 - Biking walking fishing
 - Putt putt golf for kids
 - Don't care about this really
 - Community recreation for kids and families. Swimming pool, volleyball, basketball, tennis courts, gardening, etc..
 - Build a basket ball court by the splash pad
 - Walking, biking.
 - Having a nice walking trail or even a "hiking" trail. I.E pioneers park.
 - Parks and swimming pools
 - Outdoor activities for my kids
 - Park, trails, fishing
 - Pool!
 - A place for seniors to get a little exercise.
 - Pool
 - None
 - Swimming pool, fishing pond
 - Walking and exercising, swimming

#39: What type(s) of outdoor recreation are most important to you?

- Community garden. Archery range. Something unique that other communities may not have and would bring people in.
- build a golf course



- Trail
- Love the idea of a trail system throughout Bennet. Maybe a community pool?
- Shooting range
- Waking [sic] trails, recreational areas
- Playgrounds, walking, family friendly spaces.
- None
- walking/biking trails, basketball courts
- walking
- At my age camping is about all I do so I don't think the town of Bennet does not need to be concerned with.
- Mini golf, golf course.
- Basketball courts, more baseball/softball field complex (more fields), walking paths.
- Hiking
- golf
- Just walking our neighborhood...great to see both individuals and families out walking, with dogs or without Like to visit both parks but not pushing for more. Gardening & flowers...
- Walking/Biking trails
- Walking
- Walking and biking trails
- Walking, running, biking paths.
- Walking, biking
- Sports, outdoor archery range
- Walking trails, parks for the kids.
- Volleyball court, walking trail,
- Youth ball fields. youth water sports. Biking/walking trails that loop around and through the city. Summer outdoor evening events that give citizens a purpose for gathering.
- Parks, recreation, city wide bike/walking path, functioning sidewalks throughout town would be a start.
- Bike/walking trails and completed sidewalks
- Swimming Pool
- Walking
- Walking path
- Trails.
- Swimming, walking, youth sports.
- Biking and walking. Pickle ball is another good option
- Walking/ bike trails
- Walking, biking, and playing at the park.
- Pickleball, tennis, library,
- The ones I do with friends and family.
- Pickleball, bike path accessible from 120 th [sic].
- Walking and biking.
- Parks
- An outdoor space to drink, listen to music, and socialize with friends and family. Take the park downtown, and sell beer on Friday / Saturday night - now we're talking! Ok, the locals around the park might not like that... but transplant that idea just outside of town and you've got yourself a destination. Kids = happy. Parents = happy. Money = flowing.
- Clean shady walking biking trails networked
- walking paths
- Walking hiking water/ool
- Running, golf, sand volleyball, basketball
- Bike/running trails
- Walking, biking,
- Parks that have trails and a playground are the epitome of an always important need. Beyond that a public pool, gathering/sitting areas like benches and picnic tables would be fully within the realm of outdoor recreation needed to be provided by a city the size of Bennet
- Trails, basketball courts and swimming pool
- Bicycling
- Bike
- Pickleball and tennis courts. Biking trail leading to Lincoln
- Walking, hunting, bird watching. Grab a coffee in the a.m. - walk the square, sit under a tree, look at some gardens. In the evening, get an ice cream and do the same. Turn the square into a Christmas village during the holidays [sic].
- Any form of motion.
- Playgrounds
- Walking
- Probably hiking biking trails.
- N.A.
- Pickle ball and trails
- Walking trails, basketball, outdoor teen activities
- Walking trails, preferably shaded.
- gardening
- Hiking, walking, etc [sic]