

Case No. 16UR019

**Legal Description:**

Tract B a portion of the NW1/4 of the NW1/4 west of Skyline Drive, located in Section 11, T1N, R7E, BHM, Rapid City, Pennington County, South Dakota



Chris Gross  
Vice President/General Manager  
(605) 394-7777 ext. 105

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SEP 9 2016

RAPID CITY COMMUNITY PLANNING  
& DEVELOPMENT SERVICES

September 9, 2016

This letter is to briefly describe and outline the construction/remodel project located at 2001 Skyline Dr., Rapid City SD 57701

Background: Gray Television Group, Inc. entered into a purchase agreement in the fall of 2015 to purchase Schurz Communications television assets. Of which is KOTA TV in Rapid City. The deal was approved by the DOJ and FCC and closed of Feb. 16, 2016. Gray TV at that time owned KEVN in Rapid City. Upon the close both KEVN and KOTA came under the ownership of Gray Television Group, Inc.

The property that KOTA TV is located in is currently leased, the property that KEVN TV occupies is owned by Gray TV. The decision was made to bring both television stations under one roof at the KEVN facility. To do this the current facility will need to be remodeled and expanded to allow for both stations to operate.

The current facility is approximately 10,000 sq. ft. The facility will be remodeled and another approximately 10,000 sq. ft. will need to be added. To accommodate the current employee count of 100 people. The building will need a new entrance, as the current one is unsafe. And a larger parking lot area. There is no city water supplied to the facility so a cost share proposal will also be submitted to the City of Rapid City to run a water line.

By bringing KEVN and KOTA into the same facility there will be cost savings and efficiencies created that will allow the television stations to better serve our customer base as well as the television viewers in the Black Hills region. KOTA and KEVN are the most watched local news stations in the market and this behind the scenes consolidation will allow better local news coverage, weather alerts and community alerts to inform the public. I welcome any input or questions.

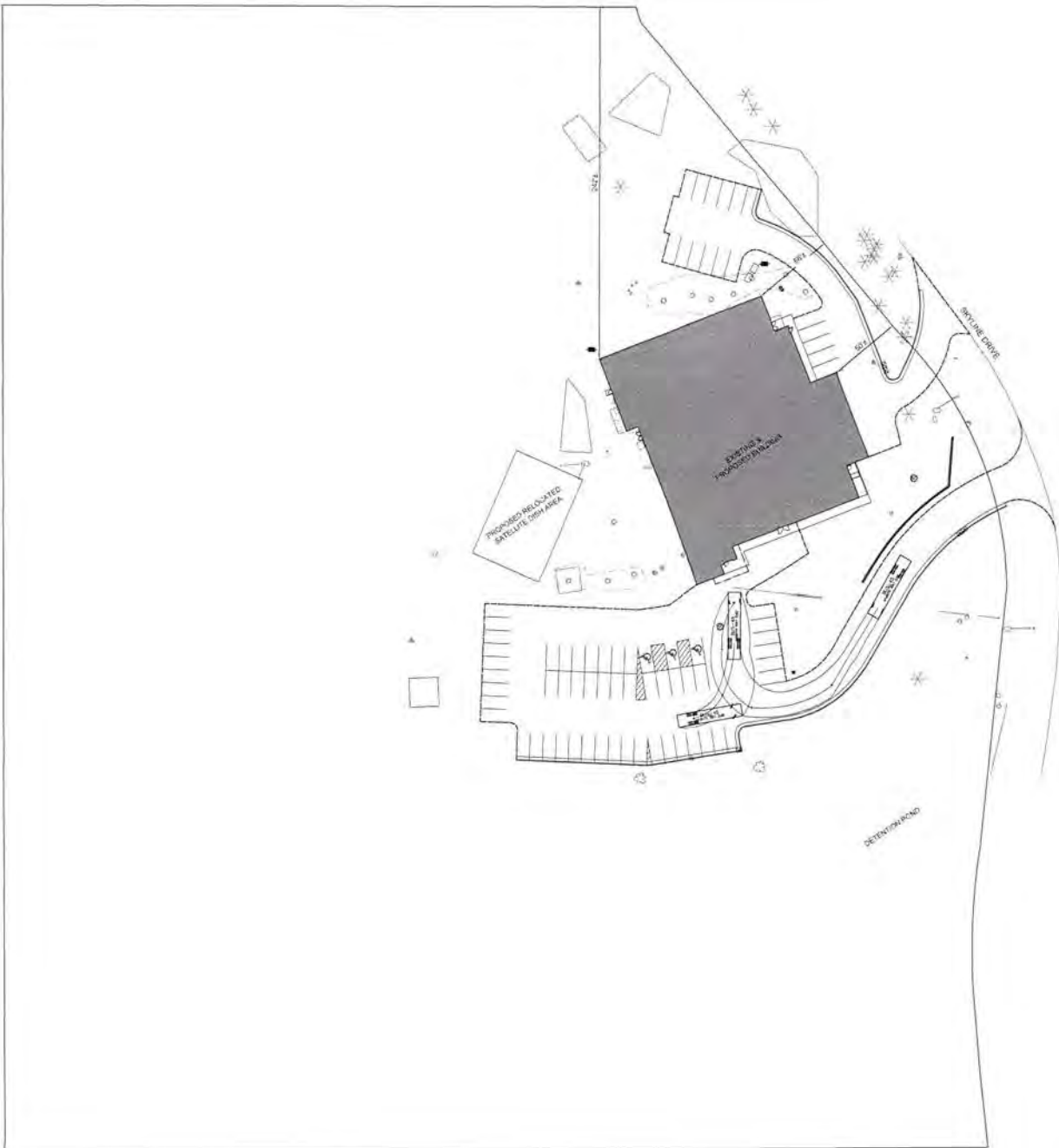


Thank you,  
Chris Gross  
KOTA TV/KEVN Black Hills FOX TV  
Vice President/General Manager

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RAPID CITY COMMUNITY PLANNING  
& DEVELOPMENT SERVICES



TRACT B  
NORTH 46TH ST. SECTION 11  
WEST OF SKYLINE DRIVE

**KOTA SITE IMPROVEMENTS**  
GRAY TELEVISION, INC. DRABENT, IV  
RAPID CITY, SOUTH DAKOTA  
**OVERALL SITE PLAN**



ALL DISTURBED AREAS NOT COVERED BY PREVIOUS OBJECTS WILL BE RESEED WITH A NATIVE GRASS MIX

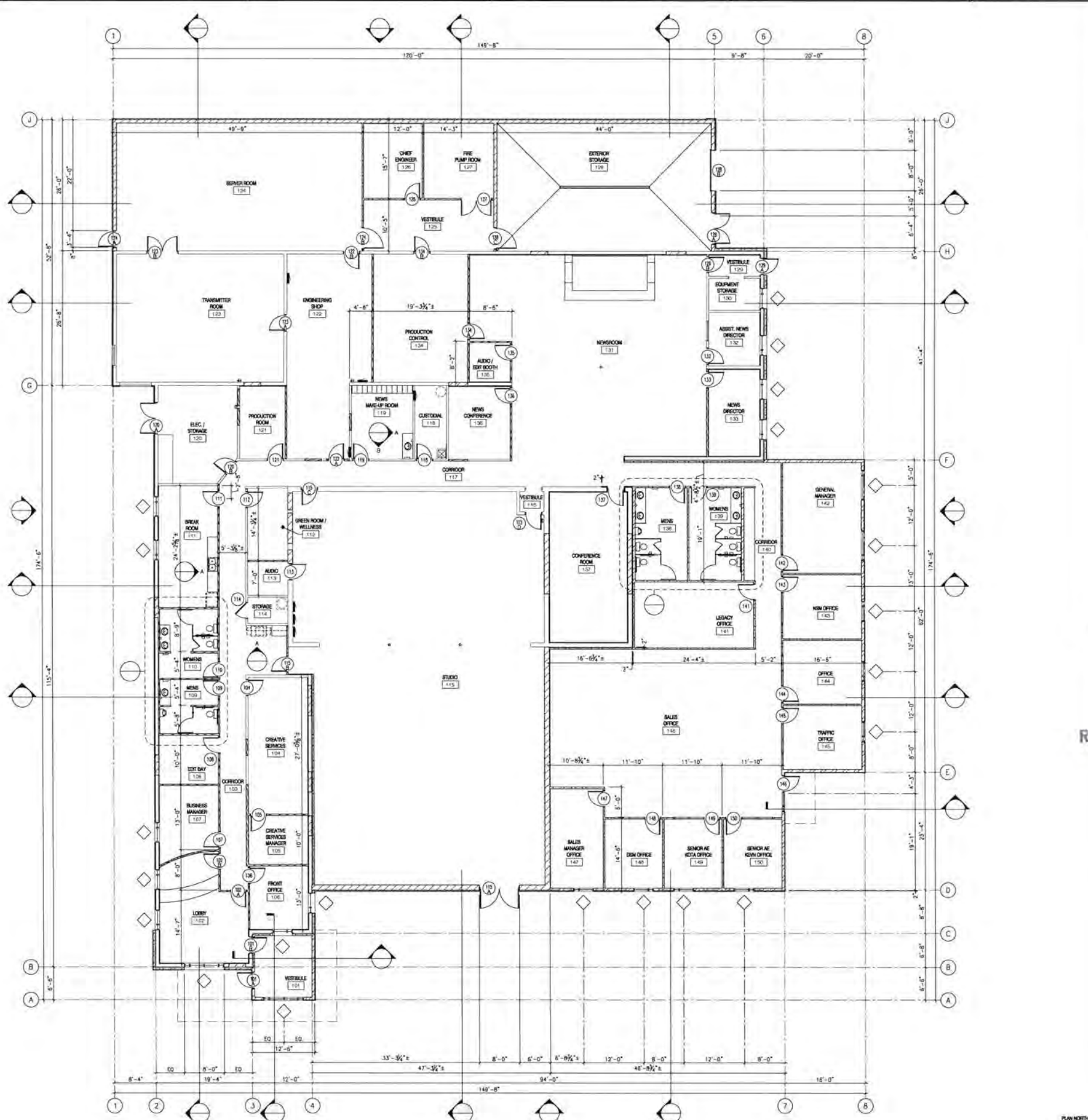


NO.	DATE

SCW
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100 16114
16/10/2015

**KOTA SITE IMPROVEMENTS**  
GRANITE BLVD. & 16TH AVE. N  
RAPID CITY, SOUTH DAKOTA  
LANDSCAPE PLAN

SHEET  
**13**



- GENERAL SHEET NOTES**
1. DO NOT SCALE DRAWINGS.
  2. ALL CYP. BD. TO BE TYPE "X" & SCREW ATTACHED TO STUDS.
  3. ALL DIMENSIONS ARE SHOWN TO FRAME/MASONRY, NOT TO FINISHES.
  4. ALL INTERIOR DOORS LOCATED IN MASONRY WALLS, SHALL BE INSTALLED FLUSH OR 8" FROM ADJACENT WALL, U.N.D.
  5. ALL INTERIOR DOORS LOCATED IN FRAMED WALLS, SHALL BE INSTALLED FLUSH OR 4" FROM ADJACENT WALL, U.N.D.
  6. ALL NONBEARING WALLS TO BE CONSTRUCTED TO THE UNDERSIDE OF THE FLOOR/ROOF DECK ABOVE, U.N.D. - PROVIDE A SLIP JOINT AT THE TOP OF ALL NONBEARING STUD WALLS.
  7. CONTRACTOR TO PROVIDE BLOCKING IN ALL WOOD/METAL STUD WALLS & PARTITIONS AS REQUIRED FOR ALL WALL MOUNTED EQUIPMENT INCLUDING CASEWORK, DOOR STOPS, TOILET ACCESSORIES, (GRAB BARS TO WITHSTAND 250# FORCE), ETC.
  8. PROVIDE WATER RESISTANT CYP. BD. IN RESTROOMS & SHOWER ROOMS.
  9. F.E.C. SEMI-RECESSED FIRE EXTINGUISHER CABINET & BOTTLE - F.E.B. FIRE EXTINGUISHER BOTTLE & BRACKET - SEE SHEET A-401 FOR MOUNTING HEIGHTS.

**SHEET KEYNOTES**

1.	XXX
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SEP 09 2016

RAPID CITY COMMUNITY PLANNING  
& DEVELOPMENT SERVICES

**UPPER DECK ARCHITECTS, INC.**  
50 HINCHER AVE. SUITE 100  
RAPID CITY, SD 57701  
PH: 605.721.0237  
FAX: 605.721.0240

NO.	DESCRIPTION	DATE
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© UPPER DECK ARCHITECTS 2016  
All Other & Written Information Regarding This Plan Shall Not Be Used Without Written Consent Of Upper Deck Architects, Inc.

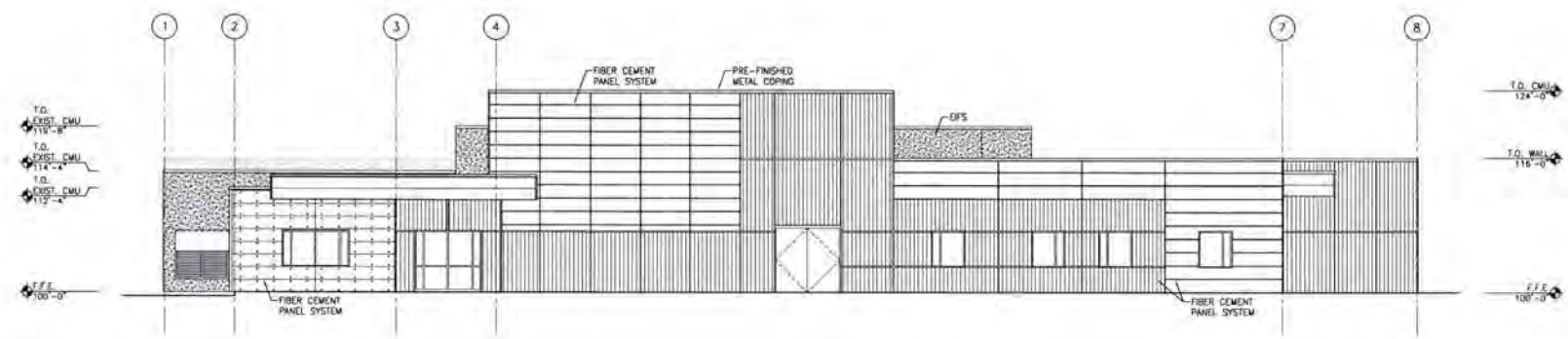
**KEVN**  
Black Hills FOX

**KOTA**  
Territory

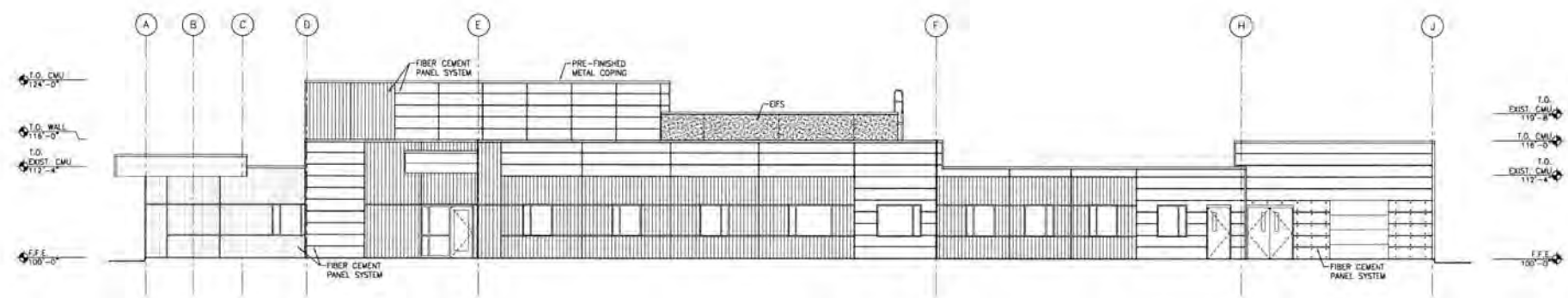
**KEVN - KOTA Facility**  
Rapid City, South Dakota

PROJECT NUMBER:	16573
DRAWN BY:	RHS
CHECK BY:	TDC/JDE
SHEET TITLE:	FLOOR PLAN

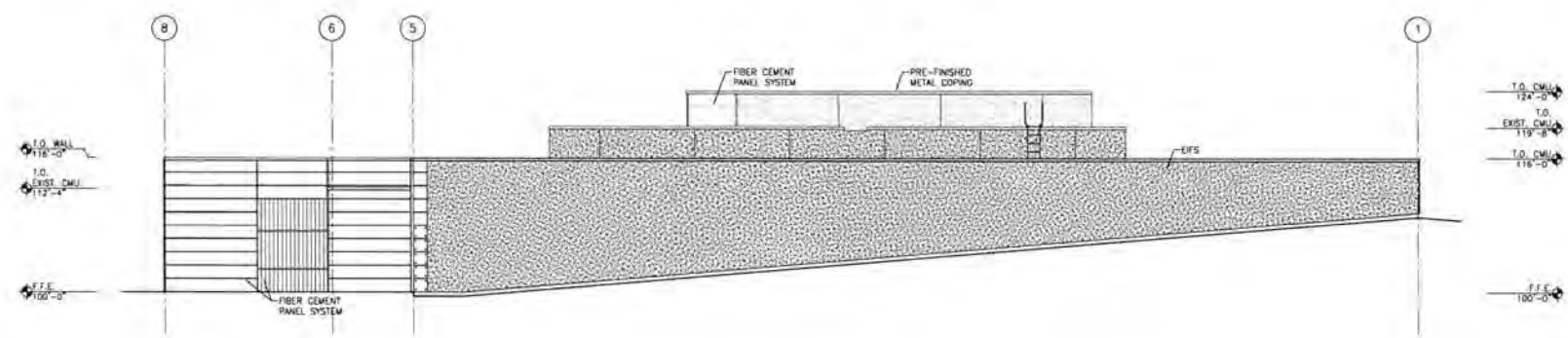
**A-101**



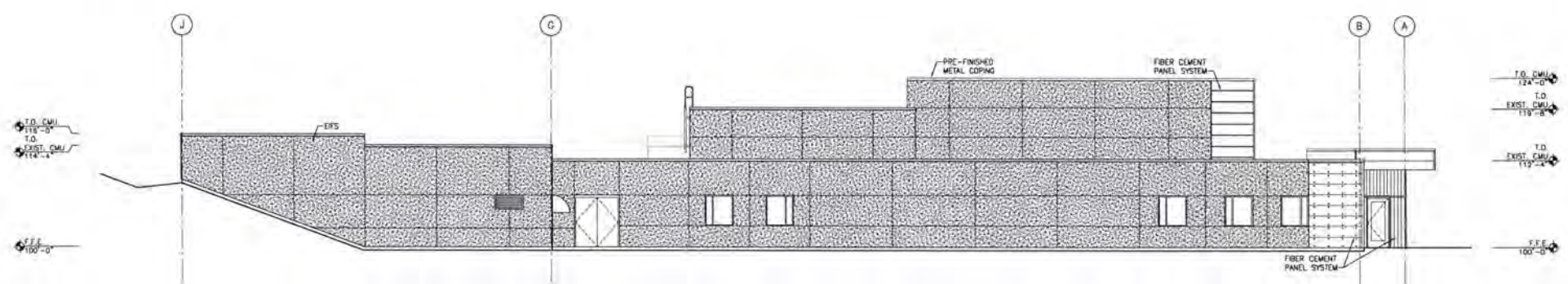
E2 SOUTH ELEVATION  
SCALE: 1/8" = 1'-0"



D2 EAST ELEVATION  
SCALE: 1/8" = 1'-0"



B2 NORTH ELEVATION  
SCALE: 1/8" = 1'-0"



A2 WEST ELEVATION  
SCALE: 1/8" = 1'-0"

NO	DESCRIPTION	DATE
1	PROPOSAL SUBMITTAL	07/17/14

CONSULTANTS

PROJECT NUMBER: 16573  
DRAWN BY: RRS  
CHECK BY: JDC/JDL  
SHEET TITLE:  
EXTERIOR ELEVATIONS