

**Zoning Board of Adjustment - Agenda #1 and
City of Rapid City Planning Commission – Agenda #2
November 8, 2018- 7:00 A.M.
City Council Meeting Room
300 Sixth Street
Rapid City, SD 57701**

ADA Compliance: The City of Rapid City fully subscribes to the provisions of the Americans with Disabilities Act. If you desire to attend any public meeting and are in need of special accommodations, please notify the Rapid City Department of Community Development so that appropriate auxiliary aids and services are available.

Zoning Board of Adjustment begins at 7:00 A.M. and is directly followed by Planning Commission. If there are no items for Zoning Board of Adjustment Planning Commission will begin at 7:00 A.M.

AGENDA # 1

City of Rapid City Zoning Board of Adjustment
November 8, 2018 - 7:00 A.M.
City Council Meeting Room
300 Sixth Street
Rapid City, SD 57701

1. Approval of October 25, 2018 Zoning Board of Adjustment Meeting Minutes.
2. No. 18VA012 - Section 14, T1N, R7E
A request by George Twitero and Sharilyn West-Twitero to consider an application for a **Variance to allow an 8.5 acre parcel in the General Agricultural District in lieu of 20 acres** for property generally described as being located at 4480 Mount Rushmore Road.
3. Discussion Items
4. Staff Items
5. Zoning Board of Adjustment Items

DIGITAL MEDIA SUBMISSIONS FOR MEETING PRESENTATIONS

Effective May 1, 2017, digital media submissions must be provided at least 24 hours in advance of the meeting where the material will be presented. Digital media items can be submitted to the appropriate department division at least 24 hours in advance of the meeting. For Monday's Council meetings, the item should be provided no later than Friday at 5 p.m. The City reserves the right to reject any items for presentation due to digital compatibility issues or content appropriateness.

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AGENDA # 2

City of Rapid City Planning Commission
November 8, 2018 - 7:00 A.M.
City Council Meeting Room
300 Sixth Street
Rapid City, SD 57701

SOME OF THE ITEMS ON THIS AGENDA ARE SUBJECT TO A PUBLIC HEARING OR CONSIDERATION BY THE RAPID CITY COUNCIL FOR FINAL ACTION. PLEASE CONTACT THE DEPARTMENT OF COMMUNITY DEVELOPMENT STAFF FOR INFORMATION REGARDING THE DATE ANY PARTICULAR ITEM MAY BE CONSIDERED BY THE CITY COUNCIL.

Consent Calendar

The following items have been placed on the Consent Calendar for action to be taken on all items in accordance with staff's recommendation by a single vote. Any item may be removed from the Consent Calendar by any Planning Commissioner, staff member, or audience member, for separate consideration:

---CONSENT CALENDAR---

1. Approval of the October 25, 2018 Planning Commission Meeting Minutes.
- *2. No. 18PD031 - Fairway Hills PRD
A request by Richard Burton to consider an application for a **Major Amendment to a Planned Development Overlay to allow a college in conjunction with an existing church** for property generally described as being located at 4024 Sheridan Lake Road.

The Rapid City Planning Commission's action on this item is final unless any party appeals that decision to the Rapid City Council. All appeals must be submitted in writing to the Department of Community Development by close of business on the seventh full calendar day following action by the Planning Commission.

3. No. 18RZ029 - Section 14, T1N, R7E
A request by George Twitero and Sharilyn West-Twitero to consider an application for a **Rezoning request from General Commercial District to General Agricultural District** for property generally described as being located at 4480 Mount Rushmore Road.

---END OF CONSENT CALENDAR---

---BEGINNING OF REGULAR AGENDA ITEMS---

4. No. 18RZ027 - Section 23, T1N, R7E
A request by KW Commercial for Samuelson Development, LLC to consider an application for a **Rezoning request from General Agricultural District to Office Commercial District** for property generally described as being located northwest of the intersection of Mount Rushmore Road and Fox Road.
5. No. 18RZ028 - Section 23, T1N, R7E
A request by KW Commercial for Samuelson Development, LLC to consider an application for a **Rezoning request from General Commercial District to Office Commercial District** for property generally described as being located northwest of the intersection of Mount Rushmore Road and Fox Road.
- *6. No. 18PD029 - Section 23, T1N, R7E
A request by KW Commercial for Samuelson Development, LLC to consider an application for an **Initial Planned Development Overlay to allow an apartment development** for property generally described as being located northwest of the intersection of Mount Rushmore Road and Fox Road.

The Rapid City Planning Commission's action on this item is final unless any party appeals that decision to the Rapid City Council. All appeals must be submitted in writing to the Department of Community Development by close of business on the seventh full calendar day following action by the Planning Commission.

- *7. No. 18PD032 - Hamilton Subdivision
A request by Renner Associates, LLC for Paradigm Construction to consider an application for a **Final Planned Development to allow an apartment development** for property generally described as being located at 1330 E. Minnesota Street.

The Rapid City Planning Commission's action on this item is final unless any party appeals that decision to the Rapid City Council. All appeals must be submitted in writing to the Department of Community Development by close of business on the seventh full calendar day following action by the Planning Commission.

- *8. No. 18PD033 - Section 14, T1N, R7E
A request by Bob Brandt to consider an application for a **Final Planned Development Overlay to allow an oversized garage** for property generally described as being located at 1780 Skyline Ranch Road.

The Rapid City Planning Commission's action on this item is final unless any party appeals that decision to the Rapid City Council. All appeals must be submitted in writing to the Department of Community Development by close of business on the seventh full calendar day following action by the Planning Commission.

- *9. No. 18UR011 - Original Town of Rapid City
A request by Rosenbaum Signs for Trinity Lutheran Church to consider an application for a **Major Amendment to a Conditional Use Permit to allow an LED message center** for property generally described as being located at 402 Kansas City Street.

The Rapid City Planning Commission's action on this item is final unless any party appeals that decision to the Rapid City Council. All appeals must be submitted in writing to the Department of Community Development by close of business on the seventh full calendar day following action by the Planning Commission.

10. Discussion Items

11. Staff Items

- A. 18TI004 - TIF Policy Overview Presentation 2018

12. Planning Commission Items

- A. Planning Commission Liaison for the November 19, 2018 City Council Meeting will be Vince Vidal.

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