

**Zoning Board of Adjustment - Agenda #1
and
City of Rapid City Planning Commission – Agenda #2
Via WebEx/City Hall
300 Sixth Street
Rapid City, SD 57701**

TO ENCOURAGE THE PRACTICE OF SOCIAL DISTANCING, THE CITY OF RAPID CITY RECOMMENDS THAT YOU REMOTELY ATTEND THE APRIL 9, 2020 PLANNING COMMISSION MEETING VIA A SCHEDULED WebEx MEETING. INSTRUCTIONS ON JOINING THE WebEx MEETING ARE PROVIDED BELOW.

THE CITY OF RAPID CITY ENCOURAGES WRITTEN SUBMISSION OF PUBLIC COMMENT BY EMAIL TO: <https://www.rcgov.org/68-public-comments-for-meetings/24-public-comment-form.html>. PLEASE INCLUDE YOUR NAME AND ADDRESS IN ALL WRITTEN PUBLIC COMMENT SUBMISSIONS.

IF YOU PLAN ON ATTENDING IN PERSON, PLEASE ENTER THROUGH THE FRONT DOORS OF CITY HALL. SOCIAL DISTANCING MUST BE MAINTAINED AT ALL TIMES.

Join WebEX Meeting
<https://www.webex.com>
Meeting ID Number (access code): 623 823 367
Join by phone [+1-408-418-9388](tel:+14084189388)

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.

ADA Compliance: The City of Rapid City fully subscribes to the provisions of the Americans with Disabilities Act. If you desire to attend this 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.

AGENDA # 1

City of Rapid City Zoning Board of Adjustment
April 9, 2020 - 7:00 A.M.
via WebEx Conference Call/City Hall
300 Sixth Street
Rapid City, SD 57701

Notice is hereby given that the Rapid City Zoning Board of Adjustment meeting scheduled for Thursday, April 9, 2020 at 7:00 a.m. via WebEx Conference Call/City Hall at 300 6th Street, Rapid City, SD has been cancelled as there are no items for review.

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AGENDA # 2

City of Rapid City Planning Commission
April 9, 2020
via WebEx Conference Call/City Hall
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 March 26, 2020 Planning Commission Meeting Minutes.

- *2. No. 20PD010 - 1330 Catron Boulevard
A request by FMG Engineering for Lloyd Companies to consider an application for a **Final Planned Development Overlay to allow a Multi-Family Development** for property generally described as being located in Meadow View Subdivision.

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. 20PD014 - East of E. Anamosa Street and north of E. Philadelphia Street
A request by KTM Design Solutions, Inc for Samuelson Development LLC to consider an application for a **Final Planned Development Overlay to allow an apartment development** for property generally described as being located in Shepherd Hills Subdivision.

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.

4. No. 20RZ018 - 5400 Old Folsom Road
A request by City of Rapid City to consider an application for a **Rezoning request from No Use District to Heavy Industrial District** for property generally described as being located in Section 20, T1N, R8E.

5. No. 20RZ019 - 2550 Tatanka Road
A request by Feber Engineering Co, Inc for Black Hills Corporation to consider an application for a **Rezoning request from General Agricultural District to Light Industrial District** for property generally described as being located in Section 22, T2N, R7E.

6. No. 20RZ020 - North of the current terminus Diamond Ridge Boulevard
A request by Dream Design International, Inc. to consider an application for a **Rezoning request from General Agricultural District to Low Density Residential District II** for property generally described as being located in Section 4, T1N, R8E.

7. No. 20RZ021 - At the eastern terminus of Garden Lane
A request by Dream Design International, Inc. to consider an application for a **Rezoning request from General Agricultural District to Medium Density Residential District** for property generally described as being located in Section 9, T1N, R8E.

8. No. 20TI003 - Catron Boulevard from 5th Street to South U.S. Highway 16, then south along U.S. Highway 16 to Sammis Trail and east to the proposed Hyland Crossing Subdivision

A request by John Gomez for Alta Terra Development to consider an application

for a **Resolution to approve TID No. 70 Project Plan Amendment #2 to reallocate project plan costs** property generally described as being located in Highway 16 Sewer District.

---END OF CONSENT CALENDAR---

---BEGINNING OF REGULAR AGENDA ITEMS---

- *9. No. 20PD011 - Northwest of the intersection of St. Joseph Street and 1st Street
A request by Legacy Development and Consulting Company, LLC for 100 Saint Joseph Street LLC to consider an application for an **Initial Planned Development Overlay to allow a mixed use structure in the Urban Commercial District** for property generally described as being located in the Original Town of Rapid City.

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
- 12. Planning Commission 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.