REQUEST FOR EXCEPTION TO
RAPID CITY DESIGN STANDARD / CRITERIA / REGULATIONS

PROJECT: Diamond Ridge Subdivision

DATE: 6/30/2020

SUBMITTED BY: Mike Stetson, KTM Design Solutions, Inc.

PIN #: 3804100016

LEGAL DESCRIPTION: E910 ft of GL 4; E312 ft of SW1/4NW1/4 Less Diamond Ridge Subdivision and Less ROW; E312 ft of N536 ft of NW1/4SW1/4 Less Diamond Ridge Subdivision and Less Right of Way;

All in Sec 4, T1N, R8E, BHM, Rapid City, Pennington County, South Dakota

EXCEPTION REQUESTED: SECTION 2.6 STD / CRITERIA / REG CRITERIA

DESCRIPTION OF REQUEST: Allow more than 40 residential units on a temporary dead end road. To allow 59 units.

JUSTIFICATION:
The master plan includes future street looping. The master plan is consistent with the adopted major street plan and contains additional internal street looping. Adequate fire flow is available and temporary turn arounds and adequate signage will be installed to allow all vehicles access.

SUPPORTING DOCUMENTATION:

PROPERTY OWNER’S SIGNATURE**: [Signature]

DATE: 7-1-20

**Or Agent, if previously designated by the Owner in writing.

STAFF COMMENTS: Phased project with future street connections.

STAFF RECOMMENDATION: Approve

REVIEWS BY: [Signature]

DATE: 7/8/2020

AUTHORIZATION:

□ APPROVED  □ DENIED

COMMUNITY PLANNING DIRECTOR

□ APPROVED  □ DENIED

PUBLIC WORKS DIRECTOR

FILE #: 20EX091

ASSOCIATED FILE#: 20PLO34

Copy to Utility Maintenance:  □  Copy to Water:  □  Copy to Waste Water:  □  Copy to Streets:  □  Copy to Traffic:  □  Copy to Construction:  □
Parcel Information

PIN: 3804100016
Tax ID: 69359
Owner Last Name: YASMEEN DREAM II LLC
Owner First Name: 
Mailing Address: 528 KANSAS CITY ST
STE 4
Mailing City/State: RAPID CITY SD
Zip Code: 57701-5037
Acres: 35.58
Land Value: 6400
Non-ag Structure Value: 0

Legal: E910 ft OF GL 4; E312 ft OF SW1/4NW1/4 LESS DIAMOND RIDGE SUBD AND LESS ROW; E312 ft OF N536 ft OF NW1/4SW1/4 LESS DIAMOND RIDGE SUBD AND LESS ROW

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