

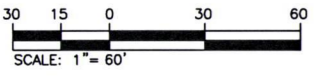
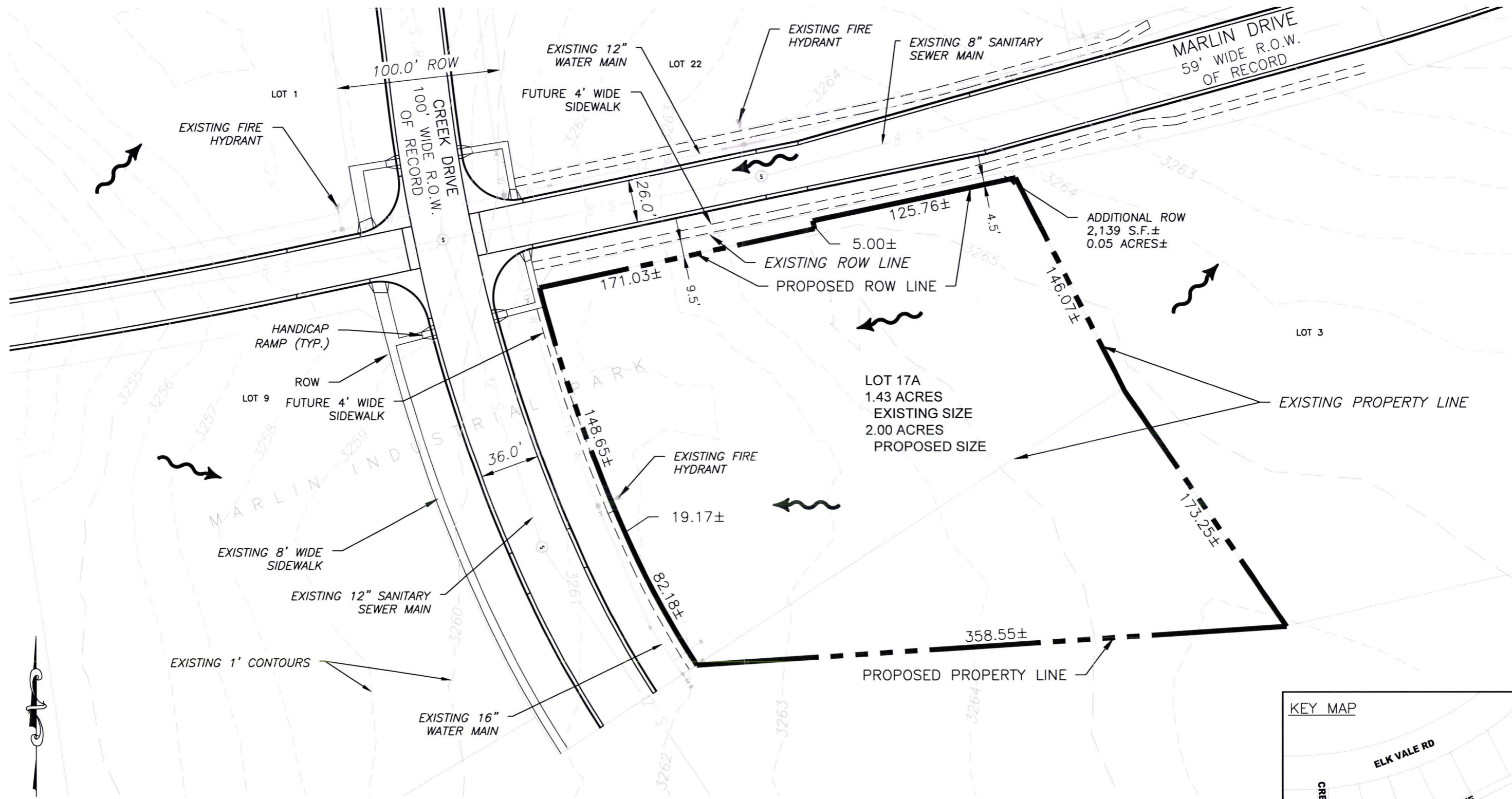
Case No. 20PL104

Existing Legal Description:

Lot 17 of Marlin Industrial Park less Marlin Drive Commercial Park and a portion of the NW1/4 of the NE1/4 less Marlin Industrial Park, less Marlin Drive Commercial Park less Lot H1 and less right-of-way, all located in Section 20, T1N, R8E, BHM, Rapid City, Pennington County, South Dakota

Proposed Legal Description:

Proposed Lot 17A of Marlin Industrial Park



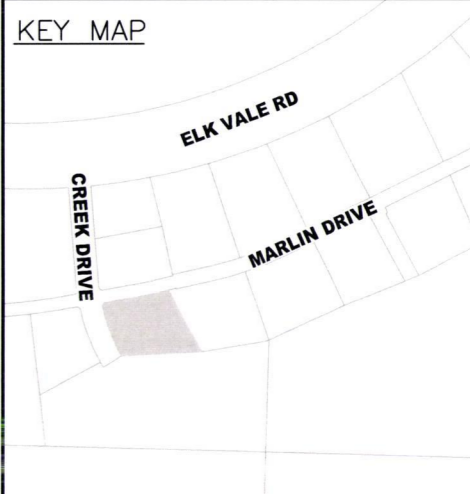
**PRELIMINARY
FOR REVIEW ONLY**

LEGEND

- 3245 — EXISTING INDEX CONTOUR
 - 3242 — EXISTING INTERMEDIATE CONTOUR
- CONTOUR INTERVAL = 1'

MARLIN INDUSTRIAL PARK, LOT 17A

(FORMERLY LOT 17)
PRELIMINARY SUBDIVISION PLAN
 SECTION 20, 1N, 8E, BHM
 RAPID CITY, SOUTH DAKOTA

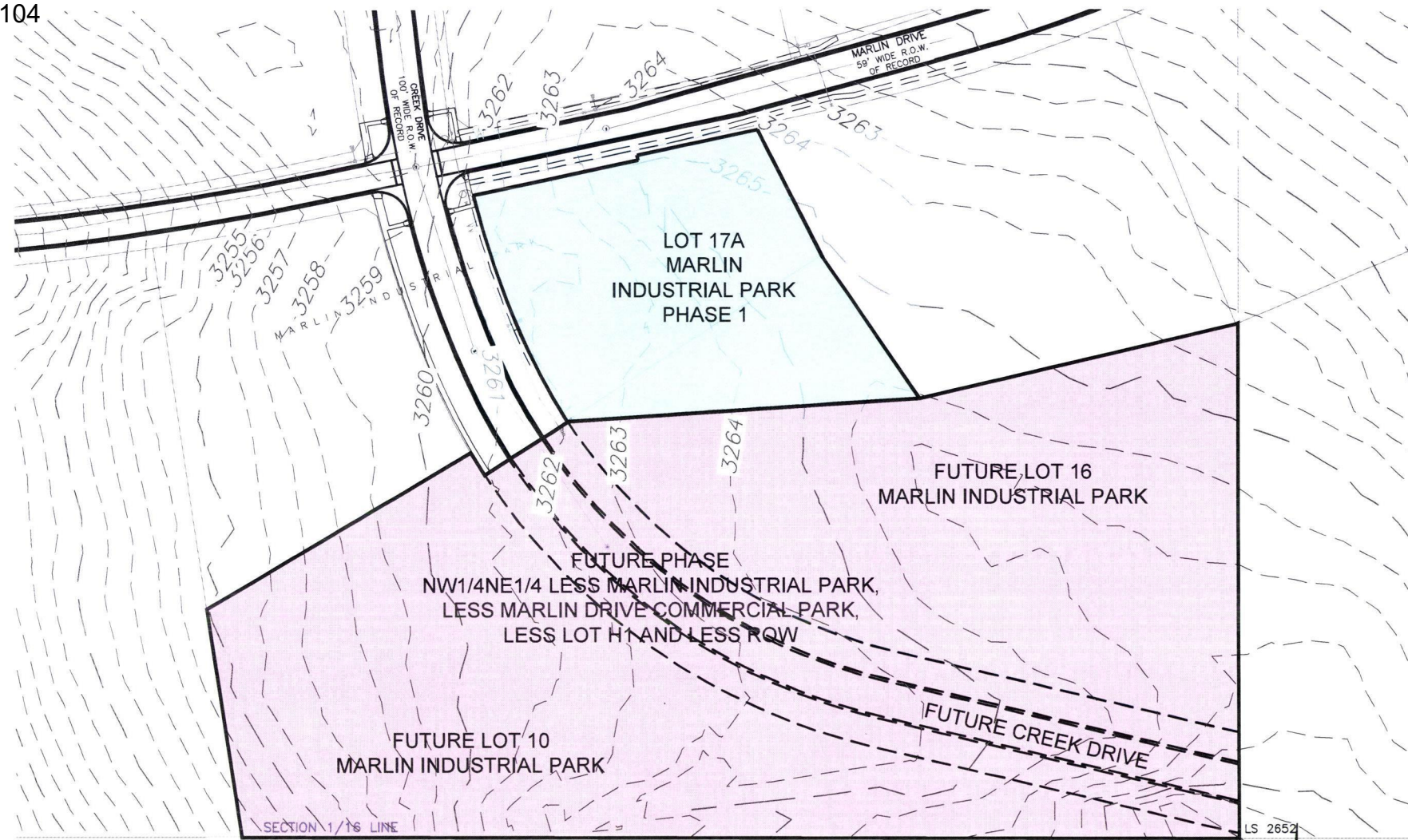


KTM
 DESIGN SOLUTIONS, INC.

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 [E] engineers@ktmdsi.com

CIVIL ENGINEERING | LAND SURVEYING | LAND PLANNING | PROJECT MANAGEMENT | CONSTRUCTION ADMINISTRATION

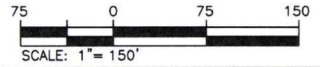
www.ktmdesignsolutions.com



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**MARLIN DRIVE COMMERCIAL PARK
PHASING AND MASTER PLAN**
RAPID CITY, SOUTH DAKOTA
DECEMBER 23, 2020

**PRELIMINARY
FOR REVIEW ONLY**



X:\2020-10-12-21 Lot 17A Industrial\Drawings\20-PL104.dwg 12/23/2020 8:42pm

20PL104

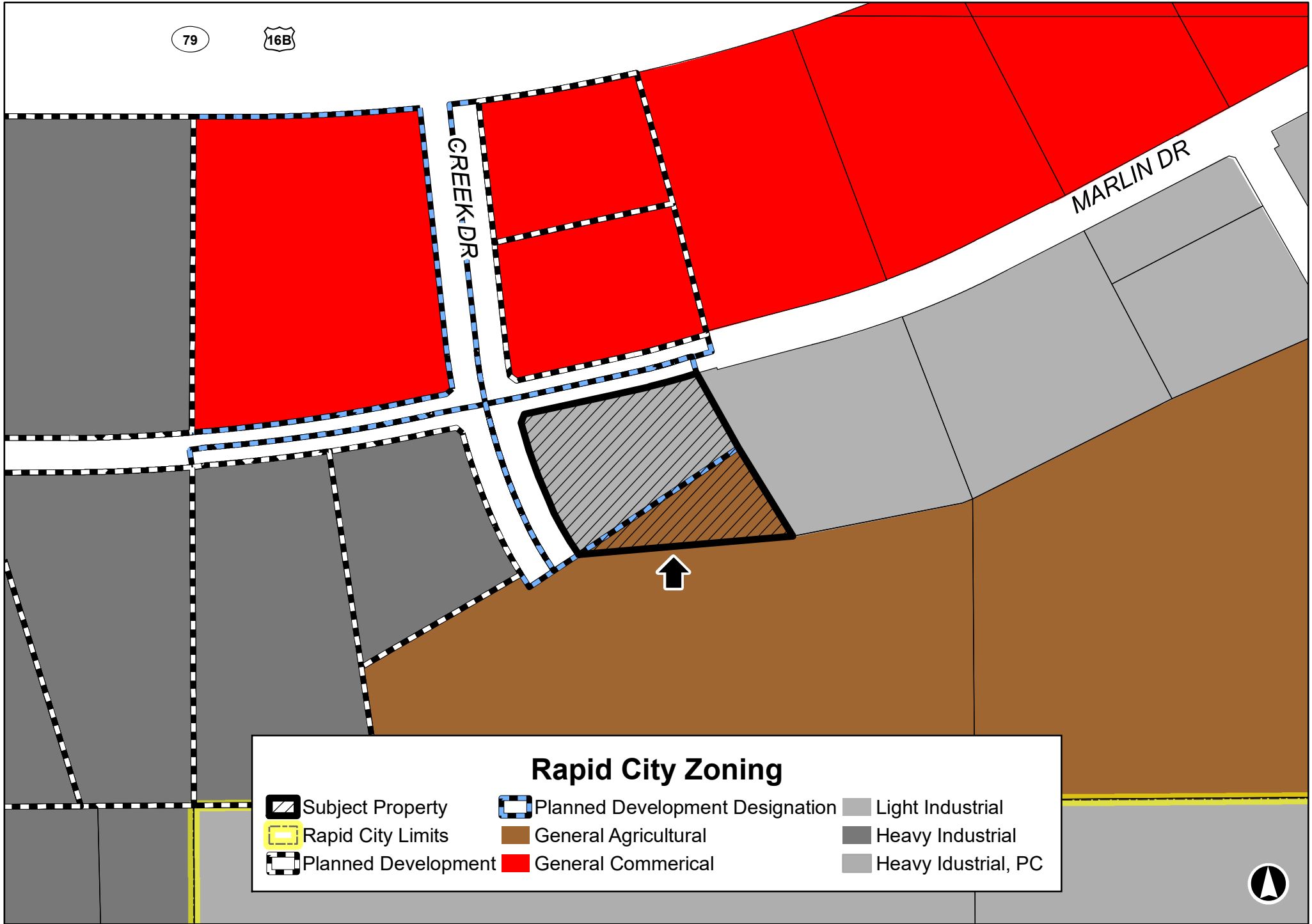
CREEK DR

MARLIN DR



20PL104

SE of the intersection of Marlin Drive and Creek Drive



79 16B

CREEK DR

MARLIN DR

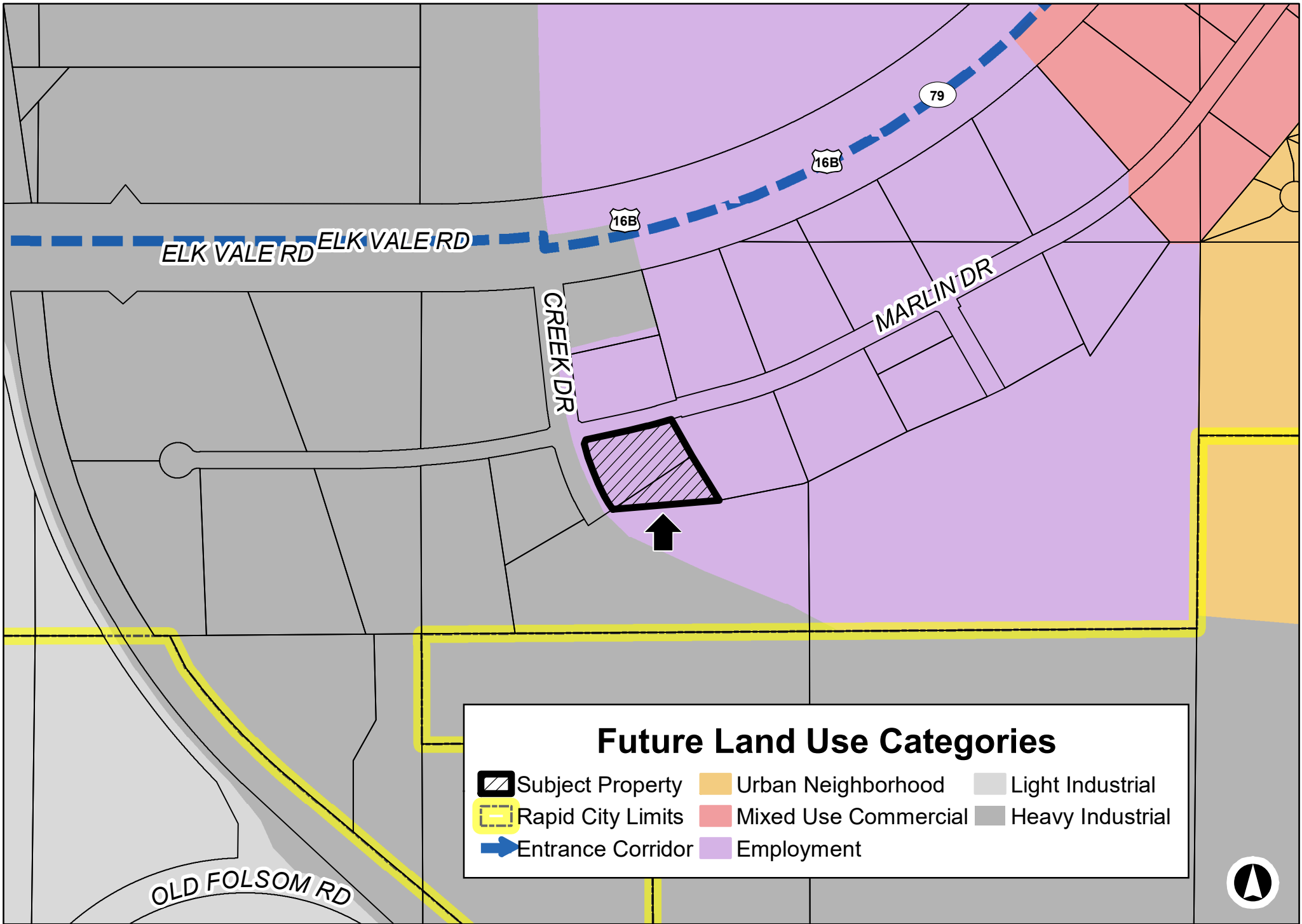
Rapid City Zoning

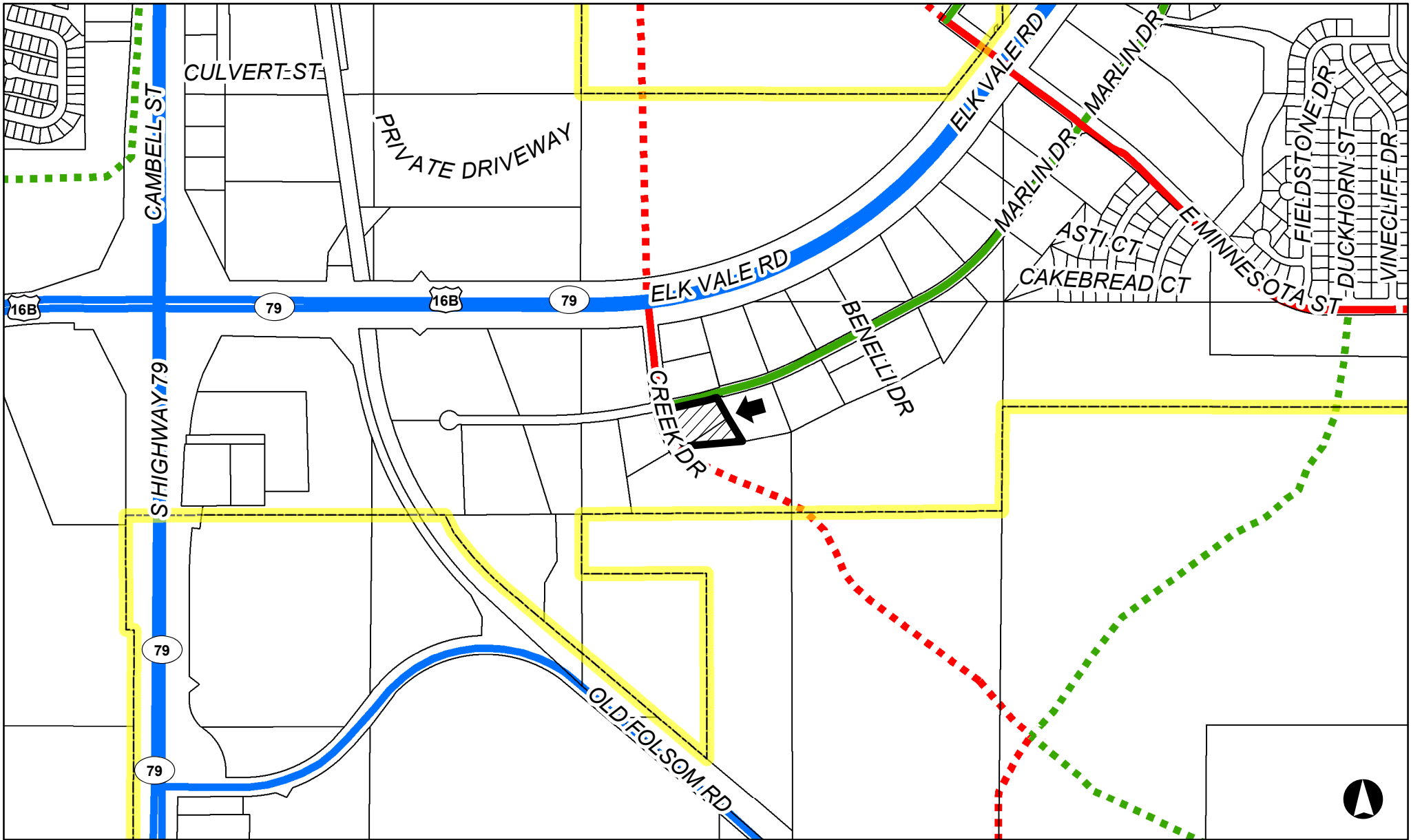
- | | | |
|---------------------|---------------------------------|----------------------|
| Subject Property | Planned Development Designation | Light Industrial |
| Rapid City Limits | General Agricultural | Heavy Industrial |
| Planned Development | General Commercial | Heavy Industrial, PC |



20PL104

SE of the intersection of Marlin Drive and Creek Drive





Major Street Plan

- Subject Property
- Collector
- Principal arterial
- Proposed minor arterial
- Rapid City Limits
- Minor arterial
- Proposed collector



