

PROCEEDINGS OF THE CITY COUNCIL
Rapid City, South Dakota
January 10, 2022

Pursuant to due call and notice thereof, a special meeting of the City Council of the City of Rapid City was held at the City Hall in Rapid City, South Dakota on Monday, January 10, 2022 at 5:30 P.M.

The following members were present: Mayor Steve Allender and the following Alderpersons: Ritchie Nordstrom, Darla Drew, Ron Weifenbach, Greg Strommen, Lance Lehman, Jason Salamun, John Roberts, Pat Jones, and Bill Evans; and the following Alderpersons arrived during the course of the meeting: None; and the following were absent: None. Laura Armstrong joined the meeting by telephone.

Staff members present included: Finance Officer Pauline Sumption, City Attorney Joel Landeen, Parks and Recreation Director Jeff Biegler, Police Captain John Olson, Community Planning Director Vicki Fisher, IT Director Jim Gilbert, and Administrative Coordinator Heidi Weaver

ADOPTION OF THE AGENDA

Motion was made by Jones second by Roberts and carried to adopt the agenda.

NON-CONSENT ITEMS – Item 1

Abigail Anker and Lane Johnson spoke on behalf of the Rapid City Racers and asked council to approve the dome at Roosevelt Pool. Dan Simpson spoke in favor of the proposed 50-year Rapid City Flood memorial. Justin Herreman spoke in favor of the in-stream engineered white water paddle park on Rapid Creek. Liz Hamburg with Black Hills Area Community Foundation spoke on approving the Rapid City Strategic Housing Trust Fund for Workforce Housing. Alan Solano stated there would be a donation by the John T. Vucurevich Foundation if the city approves the full \$5 million. Tom Johnson asked the council to approve the requested \$3 million instead of the recommended \$2.5 million. Bev Warne, Valeria Big Eagle, LaFawn Janis and Heather Thompson addressed the council. Their comments were regarding a future Native American Community Center and Community Development Corp. Plan including apartments. The city is supposed to negotiate \$20 million in land and monetary funds to help build a community center and apartments for the Native American community. Heather Thompson indicated the Department of the Interior is the final decision maker for these negotiations.

Vision Fund Items

Mayor Allender read in item (No. CC011022-01) Discussion and Action from City Council. The council started with a discussion about possibly changing the Vision Fund allocation from three years to five years. Sumption said the allocated amount for three years would be \$24.2 million; for four years would be \$31.6 million; and for five years would be \$39.3 million. Mayor Allender said the council would address each of the projects separately. Sumption asked that council decide on a dollar amount and which year the money should be allocated from.

(1) Native American Community Center and Community Development Corp Plan (Apt. complex) proposed by He Sapa Otipi / Indian Boarding Lands

The group requested \$18,000,000. The committee recommended an allocation of \$15,000,000. Salamun asked if this project could be considered separately so there is better focus on the discussion. Drew wanted a decision tonight. Prior to this meeting, Council was asked to prioritize the proposed projects in order to narrow down the selection. The most council members voted for the Sioux Park Tennis Courts. Drew thinks the He Sapa Otipi project should

receive \$9 million. Heather Thompson said there were many community meetings. Some were with the treaty committee and Indian Collective. There is also a possibility of a \$50,000,000 grant from the Bush Foundation. Thompson stated the City and the Native Americans needed to come up with a compromise to submit to the Department of the Interior. Once the Department of the Interior sees the proposal, they will decide if the proposal is fair and acceptable. Strommen spoke of the money component and land component in regards to settling on the three parcels. Weifenbach suggested the land be reverted back to He Sapa Otipi for the facilities at Monument Health, West Hill Village and the Canyon Lake Senior Center. Then those companies would need to relocate. Weifenbach said the city should not be the only responsible party paying for this settlement. Laura Armstrong and John Roberts both spoke in favor of approving this project. Armstrong spoke highly of the selected committee. Motion was made by Drew, second by Lehmann to approve \$9,000,000. The distribution will be \$2,000,000 in 2022 and \$7,000,000 in 2023. Motion carried 7 to 3 with Jones, Salamun and Strommen voting no.

(2) Rapid City Strategic Housing Trust Fund for Workforce Housing proposed by Black Hills Area Community Foundation

The group requested \$7,000,000. The committee recommended an allocation of \$5,000,000. Motion was made by Salamun, second by Armstrong to approve \$5,000,000 with funds coming from 2022. Liz Hamburg said a local investment in housing here is going to help leverage dollars at the state levels. their group is working with the state. Evans stated he would be voting no on the remaining projects out of principle. Their plan is to get a one to one match from the state. Having a local investment here will carry weight in trying in getting dollars distributed locally. There is \$1,000,000 from Dakota Charitable Foundation being put toward Workforce Housing. Based on projections, Sumption said council could add \$2 million more in 2022. Hamburg said the \$1,000,000 is based on the city giving the total of \$5,000,000. If the group gets \$6 million, the state will match it. Motion carried 6-4 with Roberts, Lehmann, Evans, and Drew voting no.

Mayor Allender called for a five-minute recess at 7:12 p.m. The meeting was called back in session at 7:29 p.m.

(3) Five-year Economic Development Plan proposed by Elevate Rapid City

The group requested \$3,000,000. The committee recommended an allocation of \$2,500,000. Motion was made by Jones, second by Salamun to approve \$3,000,000. Council suggested, one million each year from 2022, 2023 and 2024. Motion carried 9-1 with Evans voting no. The allocation will be \$1,000,000 in 2022 and \$2,000,000 in 2024.

(4) West Memorial Park Bocce Complex proposed by Special Olympics SD – Rapid City Flame

The group requested \$575,000. The Committee recommended \$530,000. Motion was made by Lehmann, second by Strommen to table. Motion carried 9-1 with Evans voting no.

(5) Renovation of O’Harra Stadium proposed by SD School of Mines

The group requested \$5,750,000. The Committee recommended \$4,500,000. Motion was made by Nordstrom, second by Strommen to approve \$4,000,000 with equal allocations being made in 2022, 2023 and 2024. Evans thinks the alumni should help with the renovation costs. Drew voiced opposition to the project. Strommen said women’s locker rooms are needed on the property. Motion failed 3-7 with Nordstrom, Weifenbach and Strommen voting in favor of the project.

(6) Rebuilding Sioux Park Tennis Courts proposed by Sioux Park Tennis Restoration Project

The group requested \$3,340,000. The Committee recommended \$3,000,000. Motion was made by Jones, second by Armstrong to approve \$3,000,000 with allocating to occur in 2022. Council supported this project and said the tennis courts are in desperate need of renovation. Jason Olson spoke in favor of the renovation. He said the courts are used every day and the city will see a return on this investment. Motion carried 9-1 with Evans voting no.

(7) Remodel Soule / Fine Arts Building / Livestock Barns / Asphalt Repairs proposed by Central States Fair

The group requested \$1,000,000. The committee recommended \$980,000. Motion was made by Weifenbach, second by Salamun to approve \$980,000 with funding in 2022. Jeffries indicated barn-9 will be used for year-round horse riding. The remodel will add warm storage, while keeping cold storage as well. Strommen indicated that Central States Fair helps with overflow parking when there are activities at SDSMT. Motion carried 8-2 with Armstrong and Evans voting no.

(8) In-stream Engineered White Water Paddle Park on Rapid Creek proposed by Black Hills Paddlers

The group requested \$325,000. The committee recommended \$325,000. Motion was made by Drew, second by Weifenbach to approve. Motion failed 6-4 with Drew, Armstrong, Salamun and Weifenbach voting in favor of the project.

(9) Renovate and expand existing kitchen proposed by the YMCA

The group requested \$571,728. The committee recommended \$403,000. Motion was made by Lehmann, second by Roberts to table the item. Motion carried 8-2 with Jones and Nordstrom voting in favor of the project.

(10) Investment and repair of equipment / facilities / capital investments at Main Street Square proposed by Main Street Square

The group requested \$624,566. The committee recommended \$70,000. The amount changed since equipment could not be considered when using Vision Funds. Motion was made by Jones, second by Nordstrom to approve \$70,000 and allocated in 2024. Motion carried 9-1 with Evans voting no.

(11) Market Pavilion / Multi-Purpose Facility at Market Park proposed by Black Hills Farmer's Market

The group requested \$1,213,000. The committee recommended \$1,213,000. Motion was made by Jones, second by Drew to approve. Nordstrom said there are nine projects left that he would like to consider before saying yes to this project. Motion was made by Drew, second by Strommen to approve the project for \$1,213,000. There was a tie vote with Jones, Drew, Roberts, Strommen and Armstrong voting yes; and Lehmann, Salamun, Evans, Nordstrom and Weifenbach voting no. Mayor Allender could not break the tie vote as he is not allowed to vote on expenditure of city funds. Substitute motion by Drew, second by Strommen to approve the project for \$990,000. Motion failed 6-4 with Roberts, Lehmann, Salamun, Evans, Nordstrom and Weifbach voting no.

(12) Air dome enclosure for 50-meer outdoor Roosevelt Pool proposed by Rapid City Racers / GREAT Swim Teams

The group requested \$1,691,506. The committee recommended \$1,015,000. Motion was made by Salamun, second by Jones to approve \$1,015,000 and allocated in 2024. Biegler answered questions regarding funding, staff, chemicals, heat and potential revenue. There could be

additional revenue that goes along with naming rights. Biegler explained the dome is made to withstand weather conditions. Funds include a new building to be used for storage. Landeen confirmed other city facilities have taken advantage of naming rights and those have come in between \$15K-\$30K. Motion carried 7-3 with Drew, Nordstrom and Evans voting no.

(13) Bicycle Park by Omaha, Cross, Canal and W Rapid Streets proposed by Black Hills Mountain Bike Association

The group requested \$600,000. The committee recommended \$600,000. Motion was made by Jones, second by Armstrong to approve \$600,000 and allocated in 2024. Motion carried 6-4 with Lehmann, Evans, Nordstrom and Strommen voting no.

(14) Reorganization of current facility footprint and building, new archive storage space proposed by MARC / Journey Museum

The group requested \$917,144. The committee recommended \$495,000. Motion was made by Lehmann, second by Roberts to table the item. Motion carried 6-4 with Drew, Nordstrom, Armstrong and Evans voting no.

(15) McKeague Field Indoor Practice Facility and Field Improvements proposed by Rapid City High School Baseball

The group requested \$1,000,000. The committee recommended \$445,000. Motion was made by Jones, second by Strommen to approve \$445,000. There was a tie vote 5-5 with Jones, Lehmann, Salamun, Roberts and Strommen voting in favor or the project. The item failed since Mayor Allender is not allowed to vote.

(16) Improvement of Cambell Street Soccer Fields proposed by Ignite Soccer Club

The group requested \$400,000. The committee recommended \$292,000. Motion was made by Lehmann, second by Roberts to table the item. Motion carried 8-2 with Salamun and Evans voting no.

(17) Knollwood Drainage Area Redevelopment proposed by City Parks and Recreation

The department requested \$1,264,038. The funds would be used to develop the 16.8 City parcel known as the Knollwood Drainage Area into a new park and community space for North Rapid City. Improvements would include a paved sidewalk, benches, lighting, playground equipment and additional landscaping. Motion was made by Salamun, second by Roberts to approve \$1,264,038 and allocate in 2024. Motion carried 9-1 with Evans voting no.

(18) Star of the West Irrigation and Concrete Replacement proposed by City Parks and Recreation

The department requested \$1,250,000. The fund would be used to replace the existing 30-year old irrigation system throughout the 8-field softball complex as well as approximately 12,000 square feet of badly deteriorated concrete within the complex. The new irrigation system would be incorporated into the City's Central Control System, providing a more efficient and water-saving application of irrigation water onto the softball playing fields and the replaced concrete would address safety concerns at the site. Motion was made by Drew, second by Jones to table the item. Motion failed 7-3 with Armstrong, Jones and Drew voting to table. Substitute motion was made by Lehmann, second by Roberts to fund \$1,250,000 and allocate in 2024. Motion carried 9-1 with Evans voting no.

(19) Railroad Quiet Zone Downtown Rapid City proposed by City Community Development

The department requested \$5,750,000. Motion was made by Lehmann, second by Roberts to table. Motion carried 8-2 with Nordstrom and Evans voting no.

(20) Opportunity Capture Fund proposed by City Finance Department

The department requested \$1,500,000. Motion was made by Salamun, second by Roberts to approve \$1,021,000 and allocate in 2024. Motion carried 9-1 with Evans voting no.

ADJOURN

There being no further business to come before the Council at this time, motion was made by Roberts, second by Lehmann and carried to adjourn the meeting at 9:00 p.m.

Dated this 10th day of January, 2022.

CITY OF RAPID CITY
s/Steve Allender
Mayor

ATTEST:
s/Pauline Sumption
Finance Director
(SEAL)

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