

December 11, 2023

To: City Council
Engineering Services Department, Development Review Group
Email: EngineeringDevelopmentGroup@rcgov.org

From: Monte L Lucas, Shareholder of GWLW, LLC

Subject: Sidewalk Variance Request

Request By: Monte L Lucas on behalf of GWLW, LLC located at 2610 Commerce Rd
Phone: 605-390-6513
Email: montelucas605@gmail.com

Type of permit:

- New commercial building located at 2610 Commerce Rd
- Building permit # CIBP23-0778, issued on 08/02/2023

Streets that require sidewalk installation:

- The corner of Commerce Rd and Rand Rd

Reasons for the variance request:

- Streets and business located in a heavy, industrial truck area
- Unsafe walking area
- No other sidewalks along Commerce Rd or Rand Rd
- High volume water drainage area from Deadwood Ave

Distance to and location of nearest existing sidewalks:

- From the corner of Commerce Rd and Rand Rd there are no sidewalks on either road; at the North end of Rand Rd (.7 tenths of a mile from the corner of Commerce and Rand Road) there is a sidewalk on N Plaza Dr; on Commerce Rd there is a sidewalk .2 tenths of a mile east from the same corner on Fountain Plaza Dr.

The variance request is submitted as allowed for by Section 12.08.060.C of the Rapid City Municipal Code.

Thank you for considering this request and please contact me once you have completed your review.