



3121 West Chicago Street
Rapid City, SD 57702
P: 605.348.7850 • F: 605.348.7864
BlackHillsHomeBuilders.com
605-391-9094

RECEIVED

MAY 12 2017

**ENGINEERING
SERVICES**

May 10, 2017

City of Rapid City
Engineering Services Department
Development Review Group
300 Sixth Street
Rapid City, SD 57701-2724

Dear City Council Members,

I Cheryl Bettmeng, Executive Vice President of the Black Hills Home Builders Association am writing this letter of request for sidewalk variance to the addition of the parking lot plans that have been submitted for our office property and land located at 3121 West Chicago Street.

In those plans for parking lot addition, there is sidewalk required along the East and North sides of the parking lot. A permit has not yet been issued for this project. However, in 2018 / 2019, the state will be redoing the streets along West Chicago and the North sidewalk installation is included in the plans for the West Chicago Street improvement. Therefore we are requesting to not install the sidewalk on the North side since it will be added in the street improvement. A copy of the states West Chicago Improvement agreement is attached.

The East side of the proposed parking lot is not a through street, so we are requesting the variance to not add sidewalk to the East side.

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

Sincerely,

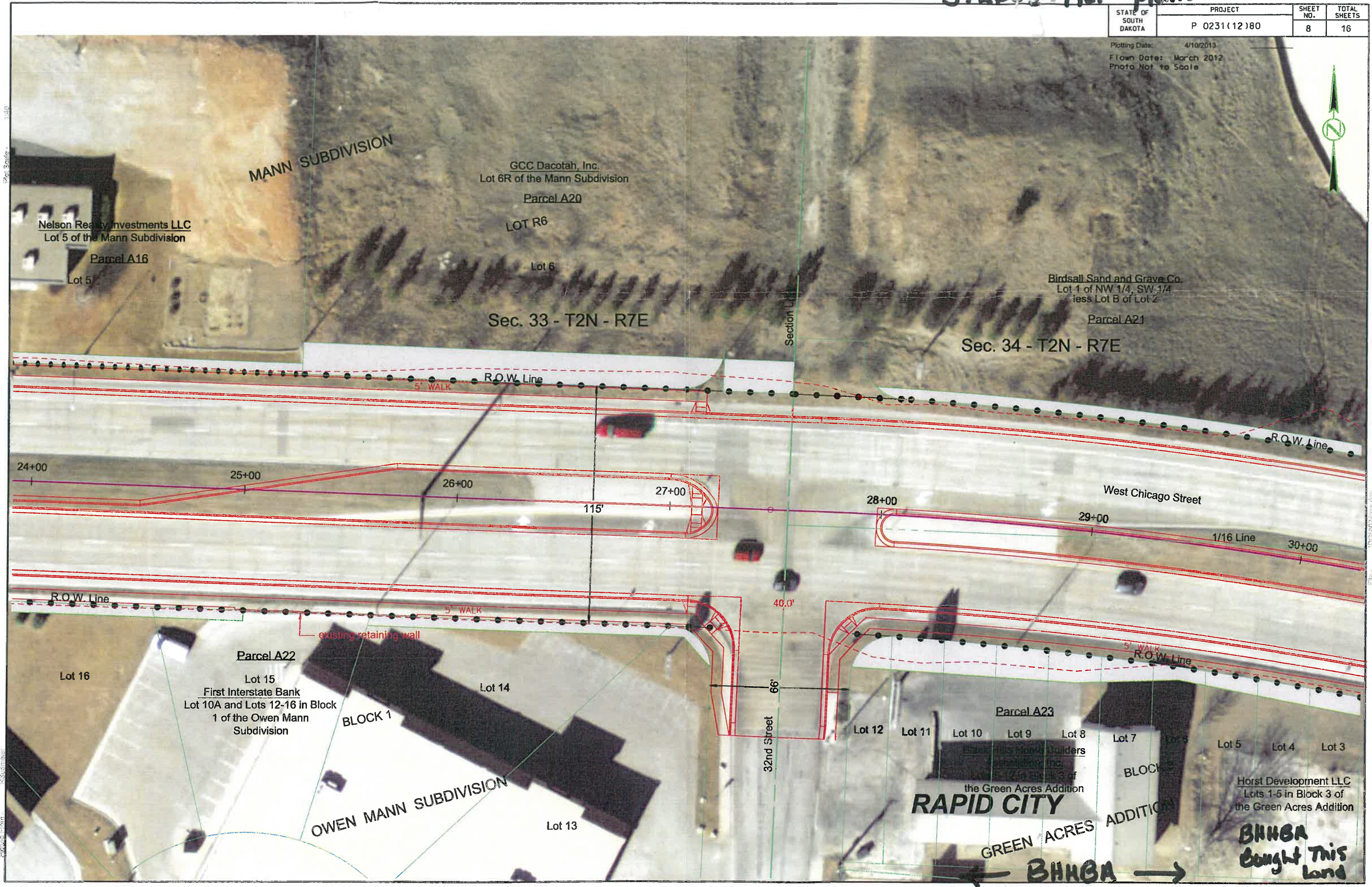
Cheryl Bettmeng, Executive Vice President
Black Hills Home Builders Association

cbettmeng@blackhillshomebuilders.com

States Rd. Plans

STATE OF SOUTH DAKOTA	PROJECT	SHEET NO.	TOTAL SHEETS
	P 0231(12)80	8	16

Plotting Date: 4/10/2013
 Flown Date: March 2012
 Photo Not to Scale



Nelson Realty Investments LLC
 Lot 5 of the Mann Subdivision
 Parcel A16
 Lot 5

GCC Dacotah, Inc.
 Lot 6R of the Mann Subdivision
 Parcel A20
 LOT R6

Birdsall Sand and Gravel Co.
 Lot 1 of NW 1/4, SW 1/4,
 less Lot B of Lot Z
 Parcel A21

Parcel A22
 Lot 15
 First Interstate Bank
 Lot 10A and Lots 12-16 in Block
 1 of the Owen Mann
 Subdivision

Parcel A23
 Block 3 of the Green Acres Addition
 the Green Acres Addition
 RAPID CITY
 GREEN ACRES ADDITION
 BLOCK 3
 Lot 12 Lot 11 Lot 10 Lot 9 Lot 8 Lot 7 Lot 6 Lot 5 Lot 4 Lot 3

Horst Development LLC
 Lots 1-5 in Block 3 of
 the Green Acres Addition

RAPID CITY

← **BHHGA** →
Bought This Land

Prof. Seale

E. Brown