Rapid City Planning Commission
Planned Development Project Report
June 22, 2017

ITEM #2

Applicant Request(s)
Case # 12TI003 – Dissolution of TID #73
Companion Case(s) #: 12TI004

Development Review Team Recommendation(s)
Approve

Project Summary Brief
City Council approved the resolution approving the Tax Increment District #73 Project Plan on May 21, 2012. The District was created to assist in construction of a downtown parking structure, alley power burial and relocation, and contaminated soil removal. To date there have been no TIF eligible costs expended nor have there been any revenues generated. SDCL §11-9-13 identifies that no expenditure may be provided for in the plan more than five years after a district is created and §11-9-46 provides for terminating the tax increment district when the all project costs have been paid.

Applicant Information

Development Review Team Contacts
Applicant: City of Rapid City
Property Owner: NA
Architect/Project Planner: Dream Design Int.
Engineer: NA
Surveyor: NA
Other: NA
Planner: Patsy Horton
Engineer: Nicole Lecy
Fire District: NA
Water/Sewer: NA

Subject Property Information
Address/Location South of Saint Joseph Street, west of 5th Street, east of 6th Street and north of Quincy Street
Neighborhood Downtown
Subdivision Original Town of Rapid City
Land Area 7.16 acres
Existing Buildings Central Business
Topography Flat
Access Saint Joseph Street, 5th Street, 6th Street and Quincy Street
Water Provider City
Sewer Provider City
Electric/Gas Provider Black Hills Power
Floodplain NA
Other NA

Criteria and Findings for Approval or Denial
Pursuant to SDCL 11-9-46 tax increment districts shall terminate after payments of all project costs have been made:

Comments
1. According to the Finance Office, there have been no eligible expenditures certified in accordance with the adopted project plan.

Relevant Case History

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<th>Case/File#</th>
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<th>Action</th>
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<tbody>
<tr>
<td>12TI003</td>
<td>5/21/12</td>
<td>Resolution Creating Tax Increment District No. 73</td>
<td>Approve</td>
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<tr>
<td>12TI004</td>
<td>5/21/12</td>
<td>Resolution Approving the Tax Increment District No. 73 Project Plan</td>
<td>Approve</td>
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Existing Land Uses

Public Improvements

PUBLIC PARKING & ENVIRONMENTAL CLEAN UP

POWERLINE RELOCATION