RE: File #17VE013 - Vacation of a utility and minor drainage easement located on Lot 5, Block1, of Ridgeview Place Subdivision, Section 10, T1N, R8E, BHM, Pennington County, South Dakota

Dear Mr. Beckett:

The Vacation of utility and minor drainage easement request has been denied by City staff based on the following criteria:

- No calculations, grading plan or other information was submitted to support vacating the drainage easement. The topography shows the ground sloping from the street down towards the rear lot line. Any drainage from the house, driveway, or front yard will drain towards the rear along the property line.

- If typical construction practices are utilized and a two foot overhang / soffit is constructed, it appears that the roof on the proposed structure will over-hang the adjacent property and direct roof drainage directly onto the adjacent property. There appears to be adequate space on the parcel to move the proposed structure away from the adjacent property to eliminate the encroachment and eliminate hardship on the adjacent property.

Please note that the denial of this Vacation of a utility and minor drainage easement (File #17VE013) may be appealed to the City Council by submitting a written request to the Community Planning and Development Services Director within 10 days of the denial of the request. The ten day appeal period ends at 5:00 p.m. on September 10, 2017.
If you have any questions or wish to discuss this matter further, please feel free to contact me at (605) 394-4120.

Sincerely,

[Signature]

Dale Tech, P.E., L.S.
Interim Community Planning and Development Services Director,
Interim Public Works Director,
and City Engineer.