Case No. 17UR023

Legal Description:

Block 18 of Airport Addition, located in Section 25, T2N, R7E, BHM, Rapid City, Pennington County, South Dakota
Black Hills Works Proposed 5-Plex Group Home – 314 Wright St, Rapid City, SD

Black Hills Works continues to serve people with disabilities through diversified resources and programming that is integrated with the community. Of the 660 individuals supported by Black Hills Works (BHW), 97.2% are low income and 20% are ethnic minorities in Rapid City with Native Americans being the largest minority group. Because of the economic disparity as a result of being on state/federal assistance, it is imperative that we provide affordable housing.

We want to build a 5-plex apartment at 314 Wright Street, Rapid City, SD, as a group home. The property is currently commercially zoned, and we are requesting a Conditional Use Permit. This 5-plex would house 6 non-related individuals in four 1 bedroom units, and one 2 bedroom unit. Black Hills Works would provide living support services to these individuals with 1 staff member. Two staff members are present when the shift change occurs. Living support services may include assistance with personal hygiene, meals, laundry, transportation, finances, health needs, and other issues. None of these clients drive.

The apartments we want to build need to accommodate the individual living arrangements required for our disabled population as well as a community area to provide supportive services noted above. We have 42 internal individuals and 26 external individuals on our waiting list for permanent housing through Black Hills Works.

We are required to provide housing that is handicap accessible for our population which is difficult to find and affordable for our population based on fair market rents in Rapid City, SD. BHW provides person-centered services and supports to adults with a variety of disabilities including cognitive disabilities, physical disabilities, mental illness, brain injury, and others. We also provide support to individuals who have a developmental disability and a co-occurring diagnosis, such as a complicated health or mental health issue, drug and alcohol dependence, autism, fetal alcohol spectrum disorder, effects of trauma, or other issue. Each individual served by BHW has an interdisciplinary team working with them as they plan for their future and choose the services they need to reach their goals. The team consists of the individual, family members and all the staff who provide services and supports to them. As a person-centered agency, we encourage people to direct their own teams.

Black Hills Works, Inc., is a 501c3 non-profit entity that supports 600+ developmentally disabled adults in services and housing needs.