

ORDINANCE NO. 3801**AN ORDINANCE AMENDING CHAPTER 16.08 OF THE RAPID CITY MUNICIPAL CODE BY ADDING CHAPTER 16.08.035 PERTAINING TO ADMINISTRATIVE APPROVAL OF FINAL PLATS.****16.08.035 Administrative Approval of Final Plats.**

WHEREAS the Rapid City Planning Commission has recommended amending chapter 16.08 of the Rapid City Municipal Code to allow administrative approval of final plats as allowed by state law; and

WHEREAS the Rapid City Common Council concurs with the recommendation of the Planning Commission;

NOW THEREFORE, BE IT ORDAINED by the City of Rapid City that chapter 16.08.035 be and is hereby added to the Rapid City Municipal Code and shall read as follows:

16.08.035 Administrative Approval of Final Plats

1. Upon compliance with all provisions of this Chapter and after City Council approval of the Preliminary Plat has been received, the applicant for a Final Plat may submit said application to the Planning Department for final action in accordance with the requirements of this Section.

2. Within ten working days after receiving the Final Plat application, the city shall either approve or disapprove of the plat. If, however, at any such time it is determined that insufficient information has been submitted to adequately review such application, the application shall be deemed withdrawn. The application may be resubmitted at any time thereafter with the ten day time period beginning anew upon resubmission.

3. No Final Plat shall be approved unless it complies with all existing City land use regulations, the adopted Comprehensive Plan and its policies, the adopted Zoning Ordinance, all stipulations of the Preliminary Plat approval, and all other requirements of Chapter 16.

4. No changes to the Final Plat from the Preliminary Plat are allowed except as follows: (a) Any changes required by the City as part of the Preliminary Plat approval; (b) Minor changes such as changes in dimensions or angles, or minimal changes in lot size. Such minor changes must not change in any way the overall scope of the plat and must be approved by both the Planning Director and the Public Works Director.

5. No Final Plat shall be approved unless it complies with all applicable local, state, and federal policies and laws.

6. The Planning Director and Public Works Director or their designated representatives shall not approve the Final Plat until all platting requirements set forth in this chapter are met and all stipulations of Preliminary Plat approval are met.

7. A Final Plat shall be considered as approved by the City only after the Planning Director and Public Works Director have signed the plat and the City Finance Officer has certified the same.

8. Appeals. Any person having submitted a Final Plat application to the City and having said application denied by the Planning Director and/or Public Works Director or their designated representatives, appeal such decision to the City Council. Any appeal to the City Council must be taken within seven working days of the denial.

CITY OF RAPID CITY

Mayor

ATTEST:

Finance Officer

(SEAL)

First Reading:
Second Reading:
Published:
Effective: