



CITY OF RAPID CITY

RAPID CITY, SOUTH DAKOTA 57701-2724

Public Works Department

300 Sixth Street

Telephone: (605) 394-4165

FAX: (605) 394-6636

Web: www.rcgov.org

April 14, 2005

Larry Riddle
JR Investments, LLC
2707 Mt. Rushmore Rd.
Rapid City, SD 57701

Re: Fairmont Blvd. Widening at Ridco site -- Street Lighting

Dear Larry:

Thanks for your letter of April 5, 2005. We anticipate bidding this project by the latter part of May.

With respect to the lighting, it is City policy to install wood poles as has been indicated in previous discussions and e-mails. The wood poles are installed and maintained by BHP&L. Metal poles are historically purchased and installed by the developer and then the City assumes the maintenance on City approved metal poles. You are correct that the wires and junction boxes are installed which was the responsibility and has been paid by the developer.

If you desire metal poles, you need to contact CETEC and have them provide a drawing to the City for us to incorporate into the plans that will be bid late in May. The developer must either pay the funding of the metal poles or you will need approval from City Council to appropriate City funds. CETEC's addendum to the plans for metal poles must be into our office no later than April 22, 2005.

The parking lots are lighting the road segment quite well, as I understand, and the new intersection lights will also improve the lighting of the general area. It may be worth considering no additional lighting at this time.

Please give me a call at 394-4165 so that we can discuss this further.

Sincerely,

Theodore J. Vore
Assistant Public Works Director



EQUAL OPPORTUNITY EMPLOYER

JR Investment

2707 Mt. Rushmore
Rapid City, SD 57
(605) 343-2226

April 5, 2005

Ted Vore
City of Rapid City
Engineering Division
300 6th Street
Rapid City, South Dakota 57701-2724

Re: Fairmont Blvd. Widening at Ridco site—Street Lighting

Dear Ted:

The purpose of this letter is to outline certain points where we need clarification on the City's position regarding street lights on the Fairmont Blvd widening at or near the Ridco, Inc. site.

Per Dave LaFrance, we were given two options for street lights. The first option was three (3) wood poles spaced 200 feet apart. This option entailed no design fee or cost to Ridco as the developer. The second option would be metal poles with the same number and spacing as the wooden poles. This option, however, would cost us approximately \$5,000 per pole. We choose the first option. (note copy of email 1 attached). Dave LaFrance acknowledged our choice and outlined the necessary steps for the process (note copy of email 2 attached). All City-approved plans submitted by CETEC Engineering Services, Inc. included installation of wood poles.

Initially, we were told that the cost of trenching and conduit are part of our development cost. Then, we were told the wire and connection boxes would also be our cost. As a trade-off for this additional cost, Dave LaFrance stated the City is attempting to get the cost of metal poles covered with the other portions of the project that the City would pay for. (note copy of email 3 attached). Additionally, he stated that the City prefers metal poles in our area so there is consistency with the light poles on Cathedral Drive east of Highway 16. Based upon his representations, we incurred an additional \$5,076.79 of cost to install the wire and connection boxes.

To this date, we have heard nothing from the City regarding the installation of light poles. It is our position, based upon Dave LaFrance's representation and course of conduct, that the City should install metal poles at no cost to Ridco, Inc.

I will call you to schedule a time to visit about this matter. Thank you for your time to review our concerns.

Sincerely,



Larry Riddle

Attachments

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PS Form 3800, June 2002 See Reverse for Instructions

Larry
Sent
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Paid