



CITY OF RAPID CITY

RAPID CITY, SOUTH DAKOTA 57701-2724

Growth Management Department

300 Sixth Street

Vicki Fisher, Urban Planner III
Growth Management Department
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MEMORANDUM

TO: Rapid City Council

FROM: Vicki L. Fisher, Planner III

DATE: February 8, 2007

RE: Approve a request by Fisk Land Surveying and Consulting Engineers, Inc. to prepare an H-Lot located in Lots 38, 39 and 40, Block 3 of Cottonwood Subdivision and the vacated Railroad Lane adjacent thereto, located in NE ¼ of Section 9, T1N, R7E, BHM, Rapid City, Pennington County, South Dakota on behalf of the City of Rapid City and authorize acceptance of deeds; and to approve a request by Fisk Land Surveying and Consulting Engineers, Inc. to prepare an H-Lot located in Lots 1 and 2, Block 3 of Cottonwood Subdivision and the vacated Railroad Lane adjacent thereto, located in NE ¼ of Section 9, T1N, R7E, BHM, Rapid City, Pennington County, South Dakota on behalf of the City of Rapid City and authorize acceptance of deeds.

On January 4, 2007, the Planning Commission approved an Initial and Final Residential Development Plan to allow two four unit apartment buildings to be constructed on the subject property. A stipulation of approval requires that "Prior to issuance of a building permit, an additional six feet of right-of-way shall be dedicated along Second Avenue and Third Avenue. In addition, the pavement width along the two streets as they abut the subject property shall be widened to 27 feet, sidewalk added and the curb and gutter replaced or surety shall be posted for the improvements". As such, the applicant has submitted a request to prepare the H Lot(s) and to authorize acceptance of the deeds.

Staff Recommendation: Authorize the preparation of the H-Lots and to authorize acceptance of the deeds.

(File #06PD073)



EQUAL OPPORTUNITY EMPLOYER

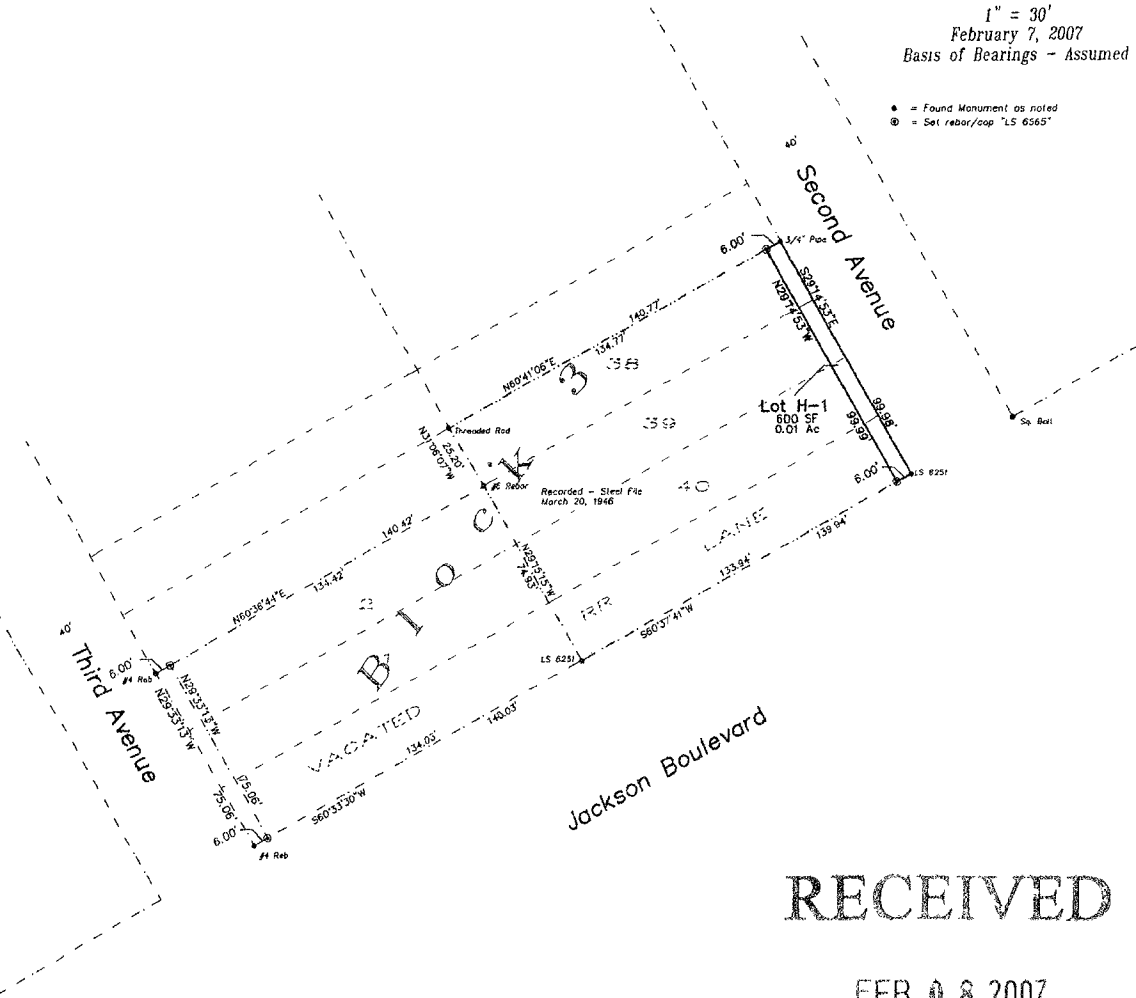
PLAT OF LOT H1

Showing a tract of land to be dedicated for highway purposes in Lots 38, 39 and 40 in Block 3 of Cottonwood Subdivision and the vacated Railroad Lane adjacent thereto - located in the NE 1/4 of Section 9, T1N, R7E, BHM, Rapid City, Pennington County, South Dakota
Scale: 1" = 30'



1" = 30'
February 7, 2007
Basis of Bearings - Assumed

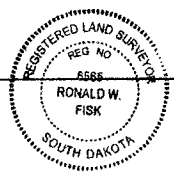
- = Found Monument as noted
- ⊙ = Set rebar/cap "LS 6565"



RECEIVED

FEB 08 2007

Rapid City Growth
Management Department



SURVEYOR'S CERTIFICATE

I, Ronald W. Fisk, Registered Land Surveyor in the State of South Dakota, do hereby state that, at the direction of the City of Rapid City, this tract of land as shown on this plat has been surveyed at my direction, and under my control, and such tract of land shall be hereafter known by the lot number designated herein. The location and dimensions of the tract are shown on this plat.

In witness whereof,
I have set my hand and seal this 8th day of February, 2007

Ronald W. Fisk
Ronald W. Fisk
Registered Land Surveyor
Registration No. 6565

Fisk Land Surveying and
Consulting Engineers, Inc.
P.O. Box 8154
Rapid City, SD 57709
(605) 348-1538

OFFICE OF REGISTER OF DEEDS

State of South Dakota
County of Pennington

Filed for record this ___ day of _____, 2007, at ___ m., and recorded in
Book of Plats ___ on Page ___ therein.

Register of Deeds

by

Deputy

PLAT OF LOT H1

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Rapid City, Pennington County, South Dakota

Scale: 1" = 30'

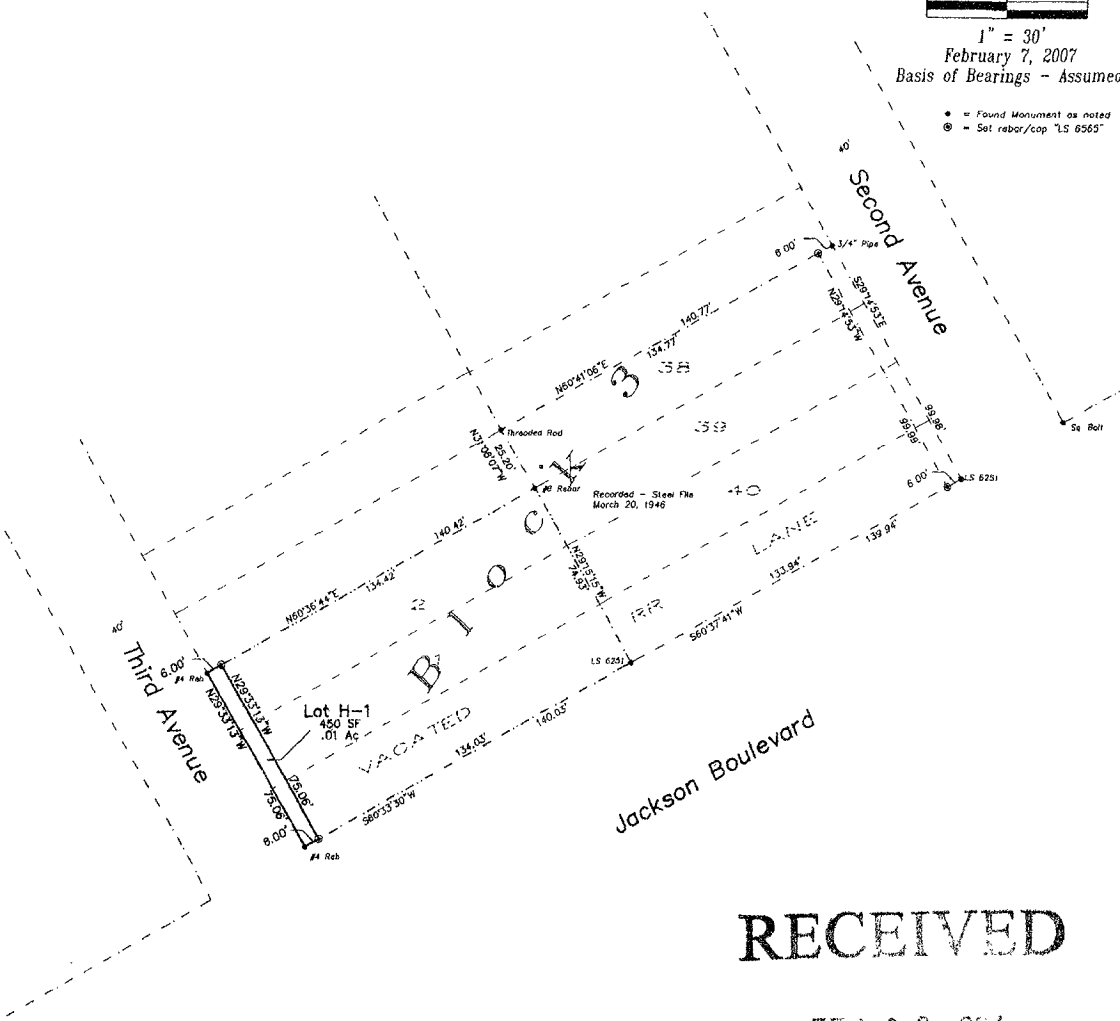


0 30 60
1" = 30'

February 7, 2007

Basis of Bearings - Assumed

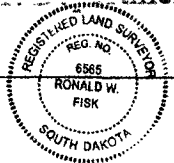
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City of Rapid City
Mayor _____



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RW Fisk
Ronald W. Fisk
Registered Land Surveyor
Registration No. 6565

Fisk Land Surveying and Consulting Engineers, Inc.
P.O. Box 8154
Rapid City, SD 57709
(605) 348-1538

OFFICE OF REGISTER OF DEEDS

State of South Dakota
County of Pennington

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Register of Deeds _____ by _____ Deputy

06PD073

