



CITY OF RAPID CITY

RAPID CITY, SOUTH DAKOTA 57701-5035

Growth Management Department

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MEMORANDUM

TO: Rapid City Public Works Committee

FROM: Todd Peckosh, P.E., Project Manager

DATE: August 23, 2007

RE: Exception to Section 8.2.1.I of the Street Design Criteria Manual
Lot 1, Block 7 and Lot 4, Block 2 of I-90 Heartland Business Park, Phase 3

A request was submitted requesting an Exception to Section 8.2.1.I of the Street Design Criteria Manual, and to allow access to 2 streets in lieu of access from only the lesser traveled street. Section 8.2.1.I states that property with frontage on more than one street shall have access to only the lesser traveled street, where standards can be met.

The proposed Lot 1 of Block 7 and Lot 4 of Block 2 are corner lots that fronts both Seger Drive and Reardon Court. Seger Drive is classified as a Minor Arterial, while Reardon Court is an Industrial Street. Lots 1 and 4 have 498 feet and 244 feet of frontage, respectively, along Reardon Court. At the time, both lots are vacant, and could easily be developed in such a way to utilize access from Reardon Court.

Staff Recommendation: Staff recommends denial of the request to allow access to Seger Drive in lieu of the lesser traveled street.



EQUAL OPPORTUNITY EMPLOYER