



CITY OF RAPID CITY

RAPID CITY, SOUTH DAKOTA 57701-5035

Growth Management Department

300 Sixth Street

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MEMORANDUM

TO: Public Works Committee

FROM: Mary Bosworth PE
Engineering Project Manager
Growth Management Department

DATE: July 14, 2009

RE: Request to Waive Requirement to Install Sidewalk per City Ordinance 12.16.080 (09EX068)
1770 Centre Street, Horst Offices

A request was submitted on June 8, 2009 requesting that the requirement to install sidewalk per City of Rapid City Ordinance 12.16.080 be waived. This request is associated with a building permit for a proposed office building at 1770 Centre Street.

The City of Rapid Street Code of Ordinances, 12.16.080 New or Relocated Residential Buildings states *"The construction of a permanent sidewalk fronting or abutting all streets, highways and avenues shall be accomplished by the builder, owner or developer of all new or relocated residential or commercial buildings within the city..."* The requested exception would allow the office to be built without the installation of sidewalks on East highway 44.

The lot located at 1770 Centre Street is east of the intersection of Centre Street and East Highway 44. Directly east of this intersection, a traffic signal is located at the intersection of Mickelson Drive and East Highway 44. 1770 Centre Street is zoned light industrial. Adjacent property to the south, east and west is also zoned light industrial and property to the north is zoned residential and public. Development to the north and east includes a school and residential homes; the Star of the West Softball complex and future extension of the bike path system within the abandoned railroad right-of-way are located south of the lot.



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East Highway 44 is currently classified as a principal arterial street. Street improvements along East Highway 44 are at final elevations and contours and should not prevent the installation of sidewalk. Installation of sidewalk along East Highway 44 would provide a pedestrian travel corridor which will eventually extend along East Highway 44 as the area continues to develop and expand.

Staff Recommendation:

Staff recommends that the request to waive the requirement to install sidewalk along East Highway 44 be denied.