



# CITY OF RAPID CITY

RAPID CITY, SOUTH DAKOTA 57701-5035

## Growth Management Department

300 Sixth Street

Karley Halsted, PE Engineering Project Manager  
Growth Management Department  
city web: [www.rcgov.org](http://www.rcgov.org)

Phone: 605-394-4157  
Fax: 605-394-6636  
e-mail: [karley.halsted@rcgov.org](mailto:karley.halsted@rcgov.org)

TO: Public Works Committee

FROM: Karley Halsted, P.E. <sup>WM</sup>  
Engineering Project Manager

DATE: June 7, 2010

RE: Request to waive requirement to install sidewalk per City Ordinance 12.16.080  
1876 Lombardy Drive  
Lot 9 of Block 1 of Lombardy Industrial Park, located in Section 8, T1N, R8E, Rapid City, Pennington County, South Dakota

A request was received in the Growth Management Office on June 4, 2010 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 the construction of a new cold storage building at 1876 Lombardy Drive. A 4 foot sidewalk is required to be constructed one foot from the property line along Lombardy Drive as per the Rapid City Municipal Code.

The City of Rapid City Code of Ordinances, 12.16.080 New or Relocated Commercial 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 will allow the commercial building to be built without the installation of sidewalk on Lombardy Drive.

The lot is zoned Light Industrial and is located in the Lombardy Industrial Park that was platted in 1979, sidewalks were not required. Effective August 29, 2008, the ordinance was amended to require sidewalk in Light Industrial zoning districts. There is currently no sidewalk on Lombardy Drive. Lombardy Drive is classified as an industrial street and is located within a 70' right of way. There is existing sidewalk approximately 2050 feet to the north along Saint Patrick Street.

There does not appear to be any conflict with property line sidewalk and the proposed site plan. The installation of sidewalks will ensure the safety of pedestrian traffic, is in accordance with City Ordinance and is consistent with Rapid City's 2020 Strategic Goal #2 which provides for a pedestrian friendly community.

**Staff Recommendation:** Staff recommends the request to waive the requirement to install sidewalk be denied.



EQUAL HOUSING  
OPPORTUNITY

EQUAL OPPORTUNITY EMPLOYER