

June 3, 2010 – Monthly City /County Meeting - Commissioner Trautman mentioned that they had just received their Facilities Master Plan Report. Mayor asked if they could forward a copy to the city.

June 5, 2010 – Mayor's Office received copy of the Pennington Counties Facilities Master Plan Report (150 page report date June 1, 2010)

June 16, 2010 – Meet with Commissioner Trautman, Judge Davis and Sheriff Holloway.

- first request by the County to rebuild evidence building
- told the current evidence building was in very poor shape
- cost to make improvements approx \$1 Million
  - Mayor requested a breakout of the cost of improvements to current building
  - Mayor expressed concerns over replacing a 15 year old building
  - Mayor expressed concerns over the timing of the request as the city was having to cut the budget by 5% and that we had already passed the deadline for requesting funding from 2012 fund
  - Mayor was told at one option would be to leave current building in place and build county buildings on the south side of the lot
  - Mayor told group to talk with city council members as this would require the majority of the council's support

Sept 17, 2010 – City received the breakout of cost for upgrades of the current evidence building (\$800k) after the Mayor mentioned to the Sherriff that the city never received info.

Oct 22, 2010 - County Attorney Jay Alderman called Jason Green and stated that the county would need the city to transfer the ownership of the city's share of the parking ramp in order for them to meet the bonding requirements

Oct 26, 2010 – received the request from County to transfer ownership of the parking ramp

Oct 26, 2010 – City Attorney Jason Green asks county for letter explaining the need for the city to donate property to county

Oct 28, 2010 – Mayor emails City Attorney and Council Leadership that before we consider transferring anything, *"If the city is to even consider this request, the city would have to in place a iron clad MOA as to the use of the ramp and terms spelling out the % of space available and the maintenance cost that the city and county would each be responsible for"*.

Nov 2, 2010 – meet with Commissioner Trautman and Sheriff Holloway

- Asked if they had meet with City Council members and was told they believe that they had the support of the majority of the council.
- Mayor told Commissioner Trautman and Sheriff Holloway that they need to get in front of the City Council. Mayor told them he would place it on the next LF agenda.

Nov 4, 2010 – monthly City/County meeting was told that the county was also requesting the transfer of ownership of the evidence building to meet bonding requirements

Nov 6, 2010 – Mayor's office receives a letter from State's Attorney Office with request to transfer city's share of ownership in parking ramp and evidence building to construct new "Courthouse Complex Expansion.

## Hanks Alan

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**From:** Tech Dale  
**Sent:** Monday, September 20, 2010 8:04 AM  
**To:** Hanks Alan  
**Cc:** Johnson Rod  
**Subject:** FW: Evidence building costs  
**Attachments:** Existing Evidence Bldg Audit.pdf

Mayor,

It appears the County has estimated a cost of just over \$800,000 to do repairs to the floors, roof, HVAC, and electrical for the Evidence building.

Attached is the estimate. Let me know if you have specific questions.

Thanks,

Dale Tech PE/LS  
City Engineer  
City of Rapid City  
605-394-4154

---

**From:** Kuhl Mike  
**Sent:** Friday, September 17, 2010 6:10 PM  
**To:** Tech Dale  
**Subject:** RE:

Dale,  
I have attached the estimate you requested. This estimate identifies costs for correcting deficient conditions for the existing spaces in the Evidence Building. It does not address costs for renovating space to meet current or future program needs. So the following issues are not being addressed.

- Public lobby space is inadequate
- Need public restroom facilities
- Office space does not support current or future staffing requirements
- Need an additional evidence/vehicle bay for processing and storage of crime scene van (total of 3 bays)
- Drug and Weapons storage both need to increase by 50% to meet current and future needs
- Evidence stored basement is at risk from flooding from a burst pipe
- Fingerprint lab is sufficient in size but layout is poor
- There is no space provided to transfer evidence to the public
- Video and Digital media lab needs a separate space for both production and investigations
- Need to increase general building storage and a dedicated and secured server room space

There is another issue that will need to be addressed if the estimated work is done. How will the work of Evidence staff continue during construction? Items such as HVAC system and roof replacement will likely require that the building be vacated. The cost estimate does not address any costs associated with relocating staff, equipment and evidence during construction.

Please let me know if you require anything else.  
Thanks!  
Mike

Mike Kuhl

Construction Project Manager

Pennington County Building & Grounds

302 Kansas City Street

Rapid City, SD 57701-3097

Phone: (605) 394-2174

Fax: (605) 394-1916

Cell: (605) 920-0050

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**From:** Tech Dale  
**Sent:** Friday, September 17, 2010 12:57 PM  
**To:** Kuhl Mike  
**Subject:** RE:

Mike,

I did get a chance to speak with the Mayor regarding the Evidence Building (EB). The information that he would like to see is a breakdown of costs to repair the existing systems in the EB such as \$20K for HVAC, \$40K for the roof, etc. Mayor Hanks said he was told that it would be about a million dollars to fix the existing building. Please provide a cost estimate for the repairs.

Thanks,

Dale Tech PE/LS  
City Engineer  
City of Rapid City  
605-394-4154

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**From:** Kuhl Mike  
**Sent:** Wednesday, September 15, 2010 5:16 PM  
**To:** Tech Dale  
**Subject:**

Dale,  
After we spoke I realized that I had not provided you with a copy of the mechanical and electrical audit for the Evidence Building. I have attached a copy. This work was not available at the time of our meeting. I have highlighted portions that identify deficiencies and recommendations.

Since I am emailing you anyway, I took the opportunity to outline the issues again.

**Evidence Building Deficiencies:**

- The roof continues to develop leaks.
- Building has water infiltration problems in the lower level
- Ventilation is generally poor throughout the building and causes both heating and cooling problems
- The HVAC equipment is inefficient and expensive to operate
- Public lobby space is inadequate
- Need public restroom facilities
- Office space does not support current or future staffing requirements

- Need an additional evidence/vehicle bay for processing and storage of crime scene van (total of 3 bays)
- Drug and Weapons storage both need to increase by 50% to meet current and future needs
- Evidence stored basement is at risk from flooding from water infiltration or a burst pipe
- Fingerprint lab is sufficient in size but layout is poor
- There is no space provided to transfer evidence to the public
- Video and Digital media lab needs a separate space for both production and investigations
- Need to increase general building storage and a dedicated and secured server room space

Please let me know if you need anything else.

Thanks!

Mike

Mike Kuhl

Construction Project Manager

Pennington County Building & Grounds

302 Kansas City Street

Rapid City, SD 57701-3097

Phone: (605) 394-2174

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## Hanks Alan

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**From:** Green Jason  
**Sent:** Tuesday, October 26, 2010 3:23 PM  
**To:** Hanks Alan  
**Subject:** FW: Conveyance of real property from City to County  
**Attachments:** PARKING RAMP QUIT CLAIM DEED.doc; Resolution Deed(1).docx

FYI – this is what Jay Alderman sent over regarding the courthouse complex.

JG

Jason E. Green  
City Attorney  
City of Rapid City  
300 Sixth Street  
Rapid City, SD 57701  
Phone (605) 394-4140  
Fax (605) 394-6633

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**From:** Alderman Jay  
**Sent:** Monday, October 25, 2010 4:57 PM  
**To:** Green Jason  
**Subject:** Conveyance of real property from City to County

Jason

In regard to our phone conversation the other day, I put these two documents together to get the discussion going. I don't know if they follow any kind of format used by the City but thought it would be a start. Let me know what you think and what I can do at this point to assist in this matter? Thank you Jason for your help on this. JAA

PREPARED BY: Pennington County State's Attorney  
300 Kansas City St., Suite 400  
Rapid City, SD 57701

QUIT CLAIM DEED

CITY OF RAPID CITY, a municipal corporation, Grantor, of 300 Sixth Street, Rapid City, Pennington County, South Dakota, 57701, for and in consideration of One Dollar (\$1.00) and other good and valuable consideration, conveys and quit claims to COUNTY OF PENNINGTON, a political subdivision of the State of South Dakota, 315 St. Joseph Street, Suite 156, Rapid City, South Dakota, 57701, Grantee, all interest in the following described real estate in the County of Pennington in the State of South Dakota:

Lots One (1) through Nine (9) and the N1/2 of vacated alley adjacent to said lots, and Lots Twenty-eight (28) through Thirty-two (32) and the S1/2 of vacated alley adjacent to said lots all in Block Ninety-eight (98), Original Townsite, Rapid City, Pennington County, South Dakota; subject to covenants, easements, restrictions, reservations, and rights of way of record, if any:

This deed is expressly authorized by SDCL § 9-27-36 and by Resolution \_\_\_\_\_, duly adopted by the City Council for the City or Rapid City on \_\_\_\_\_, 2010.

EXEMPT FROM TRANSFER FEE: SDCL Section 43-4-22(2)

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

CITY OF RAPID CITY

\_\_\_\_\_  
Alan Hanks, Mayor

ATTEST:

\_\_\_\_\_  
Pauline Sumption, Finance Officer

(SEAL)

State of South Dakota        )  
  )SS.  
County of Pennington        )

On this the \_\_\_\_\_ day of \_\_\_\_\_, 2010, before me, the undersigned officer, personally appeared Alan Hanks and Pauline Sumption, who acknowledged themselves to be the Mayor and Finance Officer, respectively, of the City of Rapid City, a municipal corporation, and that they as such Mayor and Finance Officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the City of Rapid City by themselves as Mayor and Finance Officer.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

(SEAL)

\_\_\_\_\_  
Notary Public, South Dakota  
My Commission Expires:

RESOLUTION AUTHORIZING TRANSFER OF PARTIAL INTEREST IN REAL  
PROPERTY TO PENNINGTON COUNTY

**WHEREAS**, the City of Rapid City owns a partial interest in certain real property with Pennington County described hereafter; and

**WHEREAS**, Pennington County intends to make capital improvements to the property described hereafter for the purpose of constructing additional public parking facilities; and

**WHEREAS**, it is necessary for Pennington County to retain fee ownership of the property in order to accomplish the financing of the improvements; and

**WHEREAS**, SDCL § 9-27-36 authorizes the City of Rapid City to convey real property to Pennington County for a public purpose.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF RAPID CITY SOUTH DAKOTA as follows:

**THAT**, the City Council of the City of Rapid City deems it necessary and in the best interest of the City to convey to the County of Pennington certain real property described as:

Lots One (1) through Nine (9) and the N1/2 of vacated alley adjacent to said lots, and Lots Twenty-eight (28) through Thirty-two (32) and the S1/2 of vacated alley adjacent to said lots all in Block Ninety-eight (98), Original Townsite, Rapid City, Pennington County, South Dakota; subject to covenants, easements, restrictions, reservations, and rights of way of record, if any.

**THAT**, the Mayor and Finance Officer are hereby authorized and directed to execute a deed of conveyance to the County which shall vest all the right, title and interest of the City in and to the real property described above to the County, and

**THAT**, the Mayor, Finance Officer and any other necessary officer of the City are further authorized to execute any needed documents and take such action as is necessary to carry out the intent of this resolution.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

\_\_\_\_\_  
Alan Hanks, Mayor

ATTEST: \_\_\_\_\_  
Finance Officer



OWNER: Pennington County  
 PROJ: 1797.01  
 LOC.: Rapid City, SD  
 TITLE: PRELIMINARY BUILDING MAINTENANCE/LIFE-CYCLE BUDGET

DATE: 09-Feb-10  
 REV#:   
 PROJ#:   
 FILE#:



BUILDING: Evidence		Existing Building SQ FT		16,000		
Preliminary Project Budget Based on Building Audit Survey						
Acres: 0		TOTAL SQ FT		16,000		
DESCRIPTION	COST/ BUILDING	BUILDING SF	COST BF	SUB TOTAL	PERCENT TOTAL	
<b>ADMINISTRATION</b>		15,000	\$0.10	\$1,500	0.19%	
LEGAL, FISCAL & ADMINISTRATIVE	\$1,500.00				0.18%	
SOIL BORINGS	\$0.00				0.00%	
SURVEY	\$0.00				0.00%	
<b>DETAILED AUDIT CONSTRUCTION COSTS</b>		15,000	\$46.41	\$696,188	86.77%	
CATEGORY	UNIT	UNIT PRICE	QUANTITY	SUBTOTAL		
(C)ifing						
21- ACT-replace (2.30 sf)		\$2.50	7,500	\$18,750.00	2.34%	
(C)asework						
10- Casework-replace ( ) (base and wall)		\$450.00	5	\$2,250.00	0.28%	
(D)oor and Frame						
11- Exterior-replace, including hardware, finish (1250.00 ea)		\$1,250.00	2	\$2,500.00	0.31%	
21- Int Metal-replace (\$90 ea)		\$900.00	2	\$1,800.00	0.22%	
25- Int Metal Slab-replace (250.00 ea)		\$250.00	1	\$250.00	0.03%	
(F)loor						
12- Tile-repair and re-grout (9.50 sf)		\$9.50	40	\$380.00	0.05%	
21- VGT-replace (2.50 sf)		\$2.50	3,200	\$8,126.00	1.01%	
31- Carpet-replace (3.00 sf)		\$3.00	1,780	\$5,340.00	0.67%	
62- Sheet flooring-replace ( )sf)		\$5.00	1,920	\$9,600.00	1.24%	
(P)aving						
11- Concrete-replace (7.50 sf)		\$10.00	600	\$5,000.00	0.62%	
22- Asphalt-repair (2.30 sf)		\$2.50	2,000	\$5,000.00	0.62%	
(R)oof						
11- Metal Roof-replace (8 sf)		\$8.00	7,600	\$60,800.00	7.48%	
71- Gutters/ Downspouts/ Metal Fascia/ Trim-replace (25.00)		\$25.00	400	\$10,000.00	1.25%	
(W)all (Interior)						
12- Wall-patch (1.75 sf)		\$1.75	300	\$525.00	0.07%	
13- Wall-paint (1.35 sf)		\$1.35	6,500	\$8,775.00	1.09%	
(W)all (Exterior)						
12- Basement Waterproofing, install (\$5.00 lf)		\$55.00	400	\$22,000.00	2.74%	
HVAC						
Replace HVAC system		\$375,000.00	1	\$375,000.00	46.74%	
Electrical						
Work associated with replacing HVAC system		\$15,000.00	1	\$15,000.00	1.87%	
Occupancy Lighting Controls		\$6,780.00	1	\$6,780.00	0.85%	
Reduce Basement/ Storage Illumination		\$1,280.00	1	\$1,280.00	0.16%	
Revise Electrical to Explosion Proof Construction		\$30,000.00	1	\$30,000.00	3.74%	
Add Emergency Generation		\$50,000.00	1	\$50,000.00	6.23%	
General Conditions Allowance		6.00%		\$38,322.30	4.78%	
General Contractor Fee		3.00%		\$19,161.15	2.39%	
<b>FEES</b>						
Fees are excluded from raw Building Audit Costs and should be accounted for in a full renovation/new construction project budget						
<b>FURNISHINGS, FIXTURES &amp; EQUIPMENT (FF&amp;E)</b>						
FF&E costs are excluded from raw Building Audit Costs and should be accounted for in a full renovation/new construction project budget						
<b>TECHNOLOGY</b>			15,000	\$0.00	\$0	
AV TECHNOLOGY ALLOWANCE		\$0.00			0.00%	
DATA / TELEPHONE ALLOWANCE		\$0.00			0.00%	
SECURITY SYSTEM / ACCESS CONTROL ALLOWANCE		\$0.00			0.00%	
<b>CONTINGENCY</b>			15,000	\$0.98	\$104,653	
DESIGN AND ESTIMATING (10%)		\$69,768.85			8.70%	
PROJECT (5%)		\$34,884.42			4.35%	
<b>FINANCING</b>			15,000	\$0.00	\$0	
BOND ISSUANCE COSTS		\$0.00			0.00%	
INVESTMENT EARNINGS		\$0.00			0.00%	
<b>TOTAL 2010 DOLLARS</b>			15,000	\$53.40	\$892,342	
					100.00%	

## Hanks Alan

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**From:** Green Jason  
**Sent:** Friday, October 22, 2010 9:04 AM  
**To:** Hanks Alan  
**Subject:** County Complex

Mayor:

FYI - Jay Alderman from the State's Attorney's Office called to give me a heads up about a letter he is going to send. As you know, the County is bonding for the construction of various improvements around the Courthouse. According to Jay, the first improvement to be done is the addition of two levels to the parking ramp. The City is a co-owner of the lots that the parking ramp occupies and that is apparently causing a problem with the bonding approval. Jay tells me there it is a requirement of the bonds that the County fully own the property to be improved. He is going to outline the issue in a letter and request the City agree to quit claim its interest in the property to the County. I told him I would review his letter and discuss with you and Council leadership to get a sense of the City's position. I'll let you know what I find after reviewing his letter.

Jason

Jason E. Green  
City Attorney  
City of Rapid City  
300 Sixth Street  
Rapid City, SD 57701  
Phone (605) 394-4140  
Fax (605) 394-6633

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## Hanks Alan

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**From:** Green Jason  
**Sent:** Tuesday, October 26, 2010 3:26 PM  
**To:** Alderman Jay  
**Subject:** RE: Conveyance of real property from City to County

Hi Jay:

Could you also send a letter that explains the County's request and the need for the transfer? I am sure the Council will want a formal request from the County before moving forward. The letter will likely be linked to an agenda (i.e., made available to the public) when the process moves forward. It would also aid my conversation with the Mayor and Council leadership. Thanks, Jay!

Jason

Jason E. Green  
City Attorney  
City of Rapid City  
300 Sixth Street  
Rapid City, SD 57701  
Phone (605) 394-4140  
Fax (605) 394-6633

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---

**From:** Alderman Jay  
**Sent:** Monday, October 25, 2010 4:57 PM  
**To:** Green Jason  
**Subject:** Conveyance of real property from City to County

Jason

In regard to our phone conversation the other day, I put these two documents together to get the discussion going. I don't know if they follow any kind of format used by the City but thought it would be a start. Let me know what you think and what I can do at this point to assist in this matter? Thank you Jason for your help on this. JAA

## Hanks Alan

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**From:** Hanks Alan  
**Sent:** Thursday, October 28, 2010 7:59 AM  
**To:** Green Jason; Kroeger Ron; Costello Aaron  
**Subject:** FW: Conveyance of real property from City to County  
**Attachments:** PARKING RAMP QUIT CLAIM DEED.doc; Resolution Deed(1).docx

FYI,

The county is asking for the city to relinquish all ownership in the parking ramp to satisfy the bonding requirements.

If the city is to even consider this request, the city would have to in place a iron clad MOA as to the use of the ramp and terms spelling out the % of space available and the maintenance cost that the city and county would each be responsible for.

I'll ask Jason to give us a more detailed report Monday after agenda review.

Jason: is this something that could be discussed in Exec Session?

Thanks,

*Alan Hanks, Mayor*

City of Rapid City  
300 Sixth Street  
Rapid City, SD 57701

Phone: (605)394-4110

Fax: (605)394-6793

[mayor@rcgov.org](mailto:mayor@rcgov.org)

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**From:** Green Jason  
**Sent:** Tuesday, October 26, 2010 3:23 PM  
**To:** Hanks Alan  
**Subject:** FW: Conveyance of real property from City to County

FYI – this is what Jay Alderman sent over regarding the courthouse complex.

JG

Jason E. Green  
City Attorney  
City of Rapid City  
300 Sixth Street  
Rapid City, SD 57701  
Phone (605) 394-4140  
Fax (605) 394-6633

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**To:** Green Jason  
**Subject:** Conveyance of real property from City to County

Jason

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**OFFICE OF THE PENNINGTON COUNTY STATE'S ATTORNEY**

**Glenn A. Brenner—State's Attorney**

300 Kansas City Street, Suite 400

Rapid City, SD 57701

Phone: (605) 394-2191

Fax: (605) 394-6093



RECEIVED

November 5, 2010

NOV 08 2010

MAYOR'S OFFICE

Jason Green, City Attorney  
City Attorney's Office  
300 6<sup>th</sup> Street  
Rapid City, SD 57701

RE: Request for transfer of property from Rapid City to Pennington County.

Dear Jason:

In the last couple of years Pennington County has engaged in a master plan study in an effort to address anticipated growth in population and future demand for county services. The study was prompted by the County recognizing the need to timely address the future provision of public services as well as the requirements of the Unified Judicial System (UJS) for additional courthouse space. As you are aware, the UJS has identified a need in the Seventh Circuit for additional judges, courtrooms, support staff, etc. In short, the entire courthouse will be needed to meet the growing needs of the UJS. As a result, the County Commission and all other County departments/offices in the Courthouse will have to relocate. In response, the County has identified a number of capital projects including the Courthouse renovation that will be necessary to fulfill the needs of this community for a number of years to come.

The Master Plan calls for a phased in construction/renovation "Courthouse Complex Expansion Project" to commence this Spring, 2011. The first construction project on the list includes expanding the existing public parking ramp by two levels. Thereafter, a number of projects are slated for construction including a new evidence building, county administrative offices, additional public parking and energy plant. The plan also calls for renovating the existing courthouse to accommodate the needs outlined by the UJS. As we previously discussed, the County will be bonding to finance the above-referenced projects. It goes without saying that a project of this magnitude is expensive however, the need is real and the timing is perfect given new additional bonding authority and favorable interest rates that will benefit taxpayers. The County has an opportunity right now to responsibly plan, design and construct facilities that will meet present needs and serve this community well into the future.


This is where the City of Rapid City comes in. Bonding counsel for Pennington County has informed the County Commission that in order for the County to finance the projects

through bonding as planned, the County is required to own fee title to the land upon which the projects are completed. At present, the City and County are joint owners of lots 1-9 and 28-32 in block 98 which encompasses the existing parking ramp and parking lot immediately to the west. The City and County are also joint owners of lots 11-16 in block 99 which encompasses the area of the existing evidence building. As previously mentioned, two additional levels will be added to the existing parking ramp and a portion of the parking lot to the west is planned for future expansion of the jail kitchen. In addition, the plan calls for constructing a new evidence building along Kansas City Street on the southeast side of block 99. A new county administrative office complex would be constructed on the area presently occupied by the existing evidence building. The administrative office building would house all of the County departments/offices currently in the courthouse (opening up space for the UJS) and would include moving the State's Attorney's Office out of the Public Safety Building to provide additional space for City/County law enforcement. Pennington County needs to be the fee owner of the above-describe real property in order to move forward with the parking ramp addition and construction of the administrative office building at the present site of the existing evidence building.

On behalf of Pennington County, I am requesting that the City of Rapid City convey its ownership interest in the above-referenced real estate to Pennington County in order to facilitate the completion of the projects outlined above. As we discussed, the transfer of ownership would be temporary until the project construction/renovation is complete and paid for. The City and County have had a long standing agreement for ownership and operation of both the parking ramp and evidence building. It would be the intention of Pennington County that once the project is complete, the County would re-convey the relevant property back to the City & County as joint owners pursuant to agreement. The community will truly benefit from this joint effort by the City of Rapid City and Pennington County.

In an effort to assist with this request, I will email a draft Resolution for transfer and quit claim deed for your review. I would be glad to provide any additional information you or other city officials may need in regard to this request. Thank you Jason for your time and assistance with this matter.

Sincerely,



Jay Alderman, Chief Deputy  
Pennington County State's Attorney's Office

RESOLUTION AUTHORIZING THE CITY OF RAPID CITY TO TRANSFER INTEREST IN  
CERTAIN REAL PROPERTY TO PENNINGTON COUNTY

**WHEREAS**, the City of Rapid City owns a joint interest in certain real property with Pennington County described hereafter; and

**WHEREAS**, Pennington County intends to make capital improvements to the property described hereafter for a public purpose; and

**WHEREAS**, it is necessary for Pennington County to acquire fee ownership of the property in order to accomplish the financing of the improvements; and

**WHEREAS**, SDCL § 9-27-36 authorizes the City of Rapid City to convey its interest in real property to Pennington County for a public purpose.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF RAPID CITY SOUTH DAKOTA as follows:

**THAT**, the City Council for the City of Rapid City deems it necessary and in the best interest of the City to convey its interest in certain real property to Pennington County, said property being located in Rapid City, Pennington County, State of South Dakota and legally described as:

Lots One (1) through Nine (9) and the N1/2 of vacated alley adjacent to said lots, and Lots Twenty-eight (28) through Thirty-two (32) and the S1/2 of vacated alley adjacent to said lots all in Block Ninety-eight (98) of the Original Townsite of Rapid City, Pennington County, South Dakota; and Lots Eleven (11) through Sixteen (16) in Block Ninety-Nine (99) of the Original Townsite of Rapid City, Pennington County, South Dakota;

Subject to covenants, easements, restrictions, reservations, and rights of way of record, if any.

**THAT**, the Mayor and Finance Officer are hereby authorized and directed to execute a deed of conveyance to Pennington County which shall vest all the right, title and interest of the City in and to the real property described above to the County, and

**THAT**, the Mayor, Finance Officer and any other necessary officer of the City are further authorized to execute any additional document(s) and take such further action as deemed necessary to carry out the intent of this resolution.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

\_\_\_\_\_  
Alan Hanks, Mayor

ATTEST: \_\_\_\_\_  
Finance Officer



PREPARED BY: Pennington County State's Attorney  
300 Kansas City St., Suite 400  
Rapid City, SD 57701

QUIT CLAIM DEED

CITY OF RAPID CITY, a municipal corporation, Grantor, of 300 Sixth Street, Rapid City, Pennington County, South Dakota, 57701, for and in consideration of One Dollar (\$1.00) and other good and valuable consideration, conveys and quit claims to COUNTY OF PENNINGTON, a political subdivision of the State of South Dakota, 315 St. Joseph Street, Suite 156, Rapid City, South Dakota, 57701, Grantee, all interest in the following described real estate located in Rapid City, Pennington County, State of South Dakota:

Lots One (1) through Nine (9) and the N1/2 of vacated alley adjacent to said lots, and Lots Twenty-eight (28) through Thirty-two (32) and the S1/2 of vacated alley adjacent to said lots all in Block Ninety-eight (98) of the Original Townsite of Rapid City, Pennington County, South Dakota; and Lots Eleven (11) through Sixteen (16) in Block Ninety-Nine (99) of the Original Townsite of Rapid City, Pennington County, South Dakota;

Subject to covenants, easements, restrictions, reservations, and rights of way of record, if any:

This deed is expressly authorized by SDCL § 9-27-36 and by Resolution \_\_\_\_\_, duly adopted by the City Council for the City of Rapid City on \_\_\_\_\_, 2010.

EXEMPT FROM TRANSFER FEE; SDCL Section 43-4-22(2)

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2010.

CITY OF RAPID CITY

\_\_\_\_\_  
Alan Hanks, Mayor

ATTEST:

\_\_\_\_\_  
Pauline Sumption, Finance Officer

(SEAL)

State of South Dakota        )  
  )SS.  
County of Pennington        )

On this the \_\_\_\_\_ day of \_\_\_\_\_, 2010, before me, the undersigned officer, personally appeared Alan Hanks and Pauline Sumption, who acknowledged themselves to be the Mayor and Finance Officer, respectively, of the City of Rapid City, a municipal corporation, and that they as such Mayor and Finance Officer, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the City of Rapid City by themselves as Mayor and Finance Officer.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

(SEAL)

\_\_\_\_\_  
Notary Public, South Dakota  
My Commission Expires: