

MINUTES OF THE
RAPID CITY SPECIAL PLANNING COMMISSION
November 17, 2010

MEMBERS PRESENT: John Brewer, Eric Christianson, Julie Gregg, Doug Kinniburgh, Dennis Landguth, Linda Marchand, Dennis Popp, Kay Rippentrop and Pat Wyss. Dave Davis, Council Liaison was also present.

STAFF PRESENT: Marcia Elkins, Monica Heller, Tim Behlings, Dan Rud and Andrea Wolff

Gregg called the meeting to order at 5:30 p.m.

1. Chapel Valley Access and Route Alignment Study

Lyle Devries, Felsburg Holt and Ullevig, provided a summary of the study purpose and the draft report. Devries reviewed the 13 alternatives originally considered and the additional five options considered.

Devries discussed some of the items brought up at the July Special Planning Commission meeting including emergency management strategies, alternative emergency only route and neighborhood meetings. He then reviewed the sections of the emergency management phases which include hazard mitigation, emergency preparedness, emergency response and recovery and the agencies this would involve.

Devries reviewed the study recommendations to implement Alternative O including convening an emergency management task force; reviewed the need for storm flow improvement to Chapel Lane bridge; conduct a more extensive review of Alternative K1 if an emergency only access is desired; and, consider Alternative G if a year round access is desired.

James Huff, of 4242 Calle Baja Street, discussed his concerns with extending Calle Baja including width restrictions, steep cliff hazards and flooding. Huff presented pictures to illustrate and invited commissioners to visit the site.

Linda Sandvik, of 4810 Powderhorn Drive, stated that she had signed up for the neighborhood task force and she and other residents are eager to get that started. She also noted that she had reviewed the FEMA website and has taken steps to reduce the fire risk to her home.

In response to a question by Sandvik as to why a road by the lake was not considered, Devries stated that option was not considered, but noted the impact to private property and the curvature of any access road appeared to be obstacles.

Tom Stanton, of 4132 Calle Baja Street, stated that he does not believe the proposed option is feasible and is concerned with the impact it would have on his property.

Mike Derby, of 3725 Country Side Drive, suggested an alternative option and requested that the other options be shown again. Devries reviewed the requested options, noting that the curves and grades required made Option E1 not feasible.

Katy McIntire, of 4520 Steamboat Circle, expressed her opinion that there are no real feasible second exits.

Vernon Blaszkowski, of 4715 Copper Hill Drive, stated that he has experienced evacuations of the Chapel Valley and thanked the City for the improvements they have provided to date but does not think that a second exit is possible.

Connie Krosschell, of 4706 Copper Hill Drive, asked about the possibility of the National Guard building bridges to expedite evacuations in an emergency. She also stated she feels that the Police and Fire Department can handle evacuations.

Landguth moved, Brewer seconded to recommend implementation of the emergency management planning per the recommendations and to explore long range improvements to the bridge.

In response to a question by Wyss, Elkins reviewed the access requirements in the Fire Code and the adopted Street Design Criteria.

In response to a question from Popp, Landguth reviewed the recommendations made by the study, the recent improvements made to the bridge and drainage and potential improvements that could be made.

Wyss stated that there is universal agreement to the Emergency Management and suggested separating the road discussion.

Wyss moved to divide the question, Marchand seconded the motion and the motion carried unanimously. (9 to 0 with Brewer, Christianson, Gregg, Kinniburgh, Landguth, Marchand, Popp, Rippentrop and Wyss voting yes and none voting no)

Brewer stated he served on the Flood Plain Committee Study of the 1972 flood and urged the committee to remember those events when considering this issue. He expressed his opinion that the neighborhood is aware of the dangers and looks to move forward to the joint efforts of the emergency management task force.

Kinniburgh stated he feels there is a need to address the needs of those who cannot walk out by providing a secondary access and feels that failing to do so will hurt property owners of undeveloped areas.

Wyss asked if the bridge was in lieu of a second access and stated he feels that the Planning Commissioners are not doing their job if the Planning Commission does not recommend a second access.

Discussion continued.

In response to a question from Wyss, Behlings stated that the 16 percent grade is the accepted level for emergency equipment access and allows easy access for residence.

Popp stated he feels the committee of residence and emergency departments should be allowed to manage and work on solutions.

The motion to implement the Emergency Management Planning Task Force with local community involvement as described in alternative O was approved unanimously. (9 to 0 with Brewer, Christianson, Gregg, Kinniburgh, Landguth, Marchand, Popp, Rippentrop and Wyss voting yes and none voting no)

The motion to explore the possibility of long range improvements on the existing bridge if needed in lieu of a second access was approved. (5 to 4 with Brewer, Christianson, Landguth, Marchand and Popp voting yes and Gregg, Kinniburgh, Rippentrop, and Wyss voting no)

In response to a question from Brewer regarding the list of volunteers for the task force, Elkins confirmed staff has a list and that anyone who has not signed up was encouraged to do so. Elkins stated that this item will be heard at the November 30, 2010 Public Works Committee meeting at 12:30 p.m., in the Council Chambers, and if acted upon then would most likely be heard at the December 6, 2010 City Council meeting.

Wyss commented on the original report and said he believes some of the options should be looked at again with different criteria.

There being no further business, the Chairman adjourned the meeting at 6:47 p.m.