



# CITY OF RAPID CITY

## RAPID CITY, SOUTH DAKOTA 57701-2724

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### Finance Office

300 Sixth Street

Phone 605-394-4143 • Fax 605-394-2232

### NOTICE OF HEARING FOR AN APPEAL OF THE DECISION OF THE SIGN CODE BOARD OF APPEALS

Appeals to the Sign Code are considered at public hearings where questions and concerns by those affected can be heard. To ensure that those in the immediate area of the appeal are aware of the request, this notice is sent by certified mail (return receipt) to all adjacent property owners. While anyone may offer a comment or raise a question at the scheduled public hearing, only those who own property adjacent to the variance or appeal location are sent an official notice of the hearing.

You are notified by this letter that the following request for an appeal of the decision of the Sign Code Board of Appeals will be considered by the City Council on **November 5, 2012, at 6:30 p.m. in the Council Chambers at 300 6th Street, Rapid City, South Dakota.**

APPELLANT: Curt Pochardt

SIGN OWNER: Central States Fair

PROPERTY OWNER: Central States Fair

PREMISES AFFECTED: N1080' of east 30 acres of SE1/4 NE1/4, Section 6, T1N, R8E, BHM, Rapid City, Pennington County, South Dakota

LOCATION: 921 Cambell Street

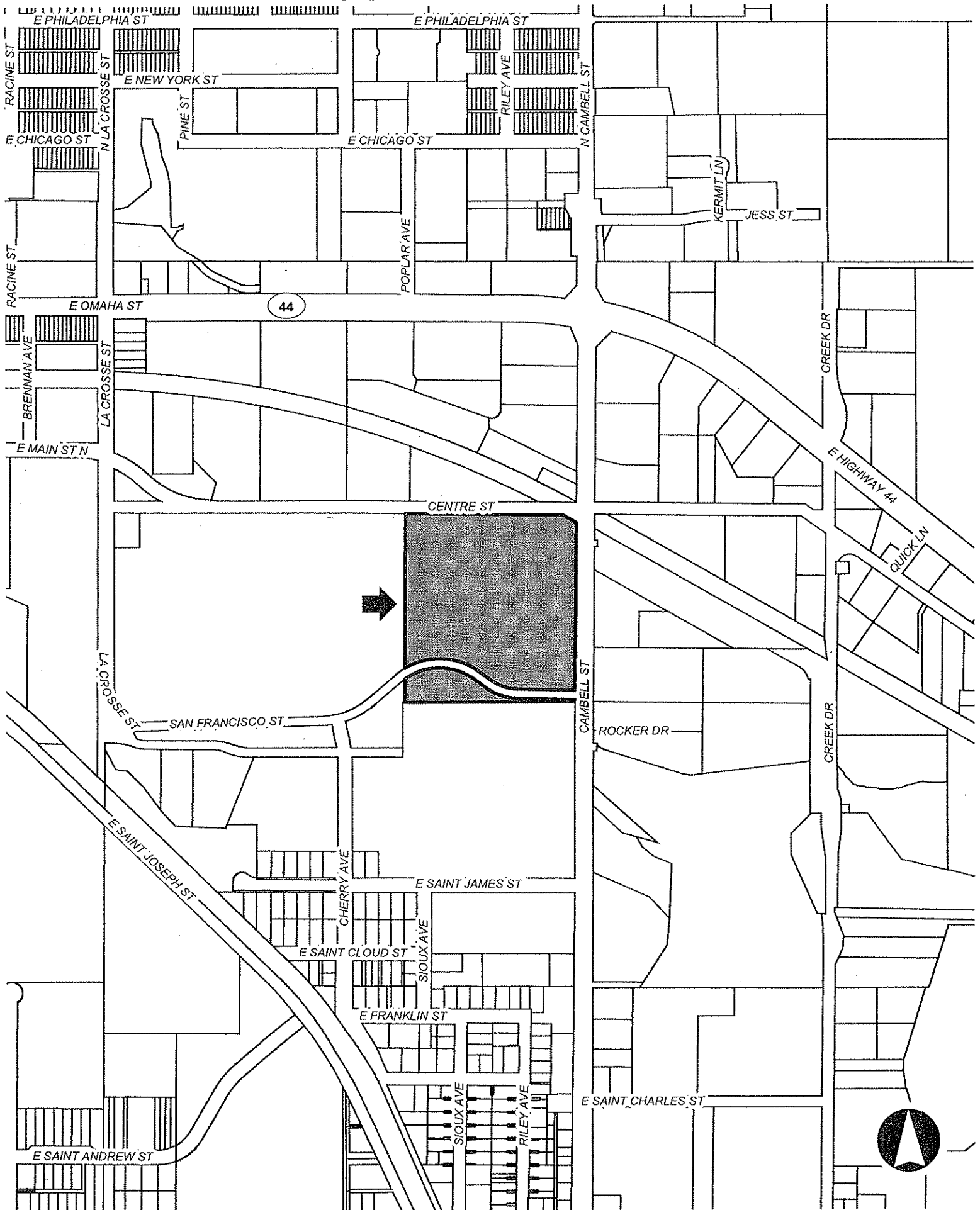
PURPOSE OF PETITION: **Variance to the Sign Code Board of Appeals to allow a 112 square foot digital sign in lieu of 60 square feet as per Chapter 15.29.050 of the Rapid City Municipal Code**

PRESENT ZONING OF PROPERTY: Public

APPEAL NUMBER: 2012-10

COUNCIL REFERENCE NUMBER CC110512-04.1

# Appeal 2012-10



Sign Code Board Appeal No. 2012-10 - 10/18/2012 - PAGE 1

3806426002 24001	CITY OF RAPID CITY 300 SIXTH ST RAPID CITY, SD 57701	TRACT 35 RAPID CITY GREENWAY TRACT SECTION 6-T1N-R8E	Acres: 24.02
3805151014 62179	CITY OF RAPID CITY 300 SIXTH ST RAPID CITY, SD 57701	LOT R-1 DRAINAGE SUB, THE SECTION 5-T1N-R8E	Acres: 5.
3805151015 64555	LIBERTY MOTORS INC 600 CABELL ST RAPID CITY, SD 57701-3002	LOT 6 REVISED; LOT 6A OF SW1/4NW1/4 LIBERTY SUB SECTION 5-T1N-R8E	Acres: 3.62
3806228007 37832	M G OIL COMPANY 1002 W MAIN ST RAPID CITY, SD 57701-2651	TRACT F OF LOT 2 OF LOT 1 1N-08E SEC 06, PLATTED SECTION 6-T1N-R8E	Acres: 2.6
3805151009 37796	MRS LAND LLC PO BOX 740 RAPID CITY, SD 57709-0740	LOT 8 OF SW1/4NW1/4 1N-08E SEC 05, PLATTED SECTION 5-T1N-R8E	Acres: 4.13
3806251002 35478	PENNINGTON COUNTY 315 SAINT JOSEPH ST RAPID CITY, SD 57701	SW1/4NE1/4 & WEST 10 ACRES OF SE1/4NE1/4 1N-08E SEC 06, UNPLATTED SECTION 6-T1N-R8E	Acres: 49.38
3805151010 48885	WORKOP SD LLC 3213 W MAIN ST STE 586 RAPID CITY, SD 57702-2314	TRACT 3A BRADSKY #2 SECTION 5-T1N-R8E	Acres: 2.2
3805102007 35784	WYNGARD INVESTMENTS LLC 4941 ENCHANTED PINES DR RAPID CITY, SD 57701	LOT 7 CABELL SQUARE ADDN SECTION 5-T1N-R8E	Acres: 1.68
3806228006 37834	ZIEGLER, LANCEINE 840 E CENTRE ST RAPID CITY, SD 57701	BALANCE OF LOT 2 OF GOV'T LOT 1 LESS TRACT F 1N-08E SEC 06, PLATTED SECTION 6-T1N-R8E	Acres: 3.15
3805151005 28162	PIERRE RAPID CITY & NW RAIL ROAD c/o JIM CARLSON @ DM&E RAILROAD 140 NORTH PHILLIPS AVE SIOUX FALLS, SD 57104	RAILROAD RIGHT-OF-WAY	Acres:

8 Letters

7012 1010 0002 8548 2452

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 City, State, ZIP+4: RAPID CITY, SD 57701-2651

PS Form 3800, August 2006 See Reverse for Instructions

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Sent To: LIBERTY MOTORS INC.  
 Street, Apt. No., or PO Box No.: 600 CAMBELL ST 57701-9998  
 City, State, ZIP+4: RAPID CITY, SD 57701-3002

PS Form 3800, August 2006 See Reverse for Instructions

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Total Postage & Fees	\$

Sent To: PENNINGTON COUNTY  
 Street, Apt. No., or PO Box No.: 315 SAINT JOSEPH ST  
 City, State, ZIP+4: RAPID CITY, SD 57701

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Total Postage & Fees	\$

Sent To: MRS LAND LLC  
 Street, Apt. No., or PO Box No.: PO BOX 740  
 City, State, ZIP+4: RAPID CITY, SD 57709-0740

PS Form 3800, August 2006 See Reverse for Instructions

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Total Postage & Fees	\$

Sent To: WYNGARD INVESTMENTS LLC  
 Street, Apt. No., or PO Box No.: 4941 ENCHANTED PINES DR  
 City, State, ZIP+4: RAPID CITY, SD 57701

PS Form 3800, August 2006 See Reverse for Instructions

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Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$

Sent To: WORKOP SD LLC  
 Street, Apt. No., or PO Box No.: 3213 W MAIN ST STE 586  
 City, State, ZIP+4: RAPID CITY, SD 57702-2314

PS Form 3800, August 2006 See Reverse for Instructions

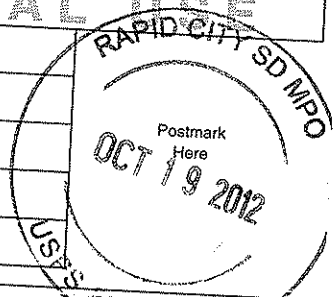
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Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$



Sent To  
 Street, Apt. No., or PO Box No. PIERRE RAPID CITY & NW RAILROAD  
 c/o JIM CARLSON @ DM&E RAILROAD  
 City, State, ZIP+4 140 NORTH PHILLIPS AVE  
 SIOUX FALLS, SD 57104

PS Form 3800, August 2006 See Reverse for Instructions

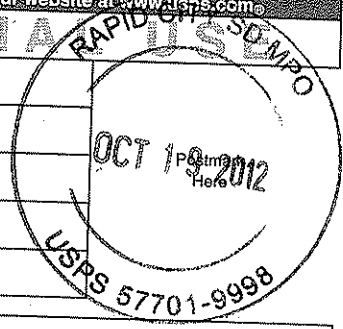
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OFFICIAL USE

Postage	\$
Certified Fee	
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$



Sent To  
 Street, Apt. No., or PO Box No. ZIEGLER, LANCEINE  
 840 E CENTRE ST  
 City, State, ZIP+4 RAPID CITY, SD 57701

PS Form 3800, August 2006 See Reverse for Instructions

**SENDER: COMPLETE THIS SECTION**

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

LIBERTY MOTORS INC  
600 CABBELL ST  
RAPID CITY, SD 57701-3002

2. Article Number (Transfer from service label) **7012 1010 0002 8548 2308**

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature  Agent  Addressee  
*Lindee Landley*  
B. Received by (Printed Name) *Lindee Landley* C. Date of Delivery  
D. Is delivery address different from item 1?  Yes  No  
If YES, enter delivery address below:

3. Service Type  
 Certified Mail  Express Mail  
 Registered  Return Receipt for Merchandise  
 Insured Mail  C.O.D.

4. Restricted Delivery? (Extra Fee)  Yes

**SENDER: COMPLETE THIS SECTION**

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

MRS LAND LLC  
PO BOX 740  
RAPID CITY, SD 57709-0740

2. Article Number (Transfer from service label) **7012 1010 0002 8548 2445**

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature  Agent  Addressee  
*Dannley*  
B. Received by (Printed Name) *Dannley* C. Date of Delivery *10-23-12*  
D. Is delivery address different from item 1?  Yes  No  
If YES, enter delivery address below:

3. Service Type  
 Certified Mail  Express Mail  
 Registered  Return Receipt for Merchandise  
 Insured Mail  C.O.D.

4. Restricted Delivery? (Extra Fee)  Yes

**SENDER: COMPLETE THIS SECTION**

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

M G OIL COMPANY  
1002 W MAIN ST  
RAPID CITY, SD 57701-2651

2. Article Number (Transfer from service label) **7012 1010 0002 8548 2452**

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature  Agent  Addressee  
*Linda Splitstoeser*  
B. Received by (Printed Name) *LINDA SPLITSTOESER* C. Date of Delivery *10-22-12*  
D. Is delivery address different from item 1?  Yes  No  
If YES, enter delivery address below:

3. Service Type  
 Certified Mail  Express Mail  
 Registered  Return Receipt for Merchandise  
 Insured Mail  C.O.D.

4. Restricted Delivery? (Extra Fee)  Yes

**SENDER: COMPLETE THIS SECTION**

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

PENNINGTON COUNTY  
315 SAINT JOSEPH ST  
RAPID CITY, SD 57701

2. Article Number (Transfer from service label) **7012 1010 0002 8548 2421**

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature  Agent  Addressee  
*[Signature]*  
B. Received by (Printed Name) *[Signature]* C. Date of Delivery *OCT 22 2012*  
D. Is delivery address different from item 1?  Yes  No  
If YES, enter delivery address below:

3. Service Type  
 Certified Mail  Express Mail  
 Registered  Return Receipt for Merchandise  
 Insured Mail  C.O.D.

4. Restricted Delivery? (Extra Fee)  Yes

**SENDER: COMPLETE THIS SECTION**

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
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1. Article Addressed to:

WORKOP SD LLC  
3213 W MAIN ST STE 586  
RAPID CITY, SD 57702-2314

2. Article Number  
(Transfer from service)

7012 1010 0002 8548 2438

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

*Lana Kinney*

Agent  
 Addressee

B. Received by (Printed Name)

Lana Kinney

C. Date of Delivery

10/20

D. Is delivery address different from item 1?  Yes  
If YES, enter delivery address below:  No

3. Service Type

Certified Mail  Express Mail  
 Registered  Return Receipt for Merchandise  
 Insured Mail  C.O.D.

4. Restricted Delivery? (Extra Fee)

Yes

**SENDER: COMPLETE THIS SECTION**

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- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

ZIEGLER, LANCEINE  
840 E CENTRE ST  
RAPID CITY, SD 57701

2. Article Number  
(Transfer from service label)

7012 1010 0002 8548 2469

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

*Travis Charlton*

Agent  
 Addressee

B. Received by (Printed Name)

TRAVIS CHARLTON

C. Date of Delivery

10-20

D. Is delivery address different from item 1?  Yes  
If YES, enter delivery address below:  No

3. Service Type

Certified Mail  Express Mail  
 Registered  Return Receipt for Merchandise  
 Insured Mail  C.O.D.

4. Restricted Delivery? (Extra Fee)

Yes

7012 1010 0002 8548 2402

**SENDER: COMPLETE THIS SECTION**

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

WYNGARD INVESTMENTS LLC  
4941 ENCHANTED PINES DR  
RAPID CITY, SD 57701

2. Article Number  
(Transfer from service label)

7012 1010 0002 8548 2476

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

*Tom Carlson*

Agent  
 Addressee

B. Received by (Printed Name)

Tom Carlson

C. Date of Delivery

10/22

D. Is delivery address different from item 1?  Yes  
If YES, enter delivery address below:  No

3. Service Type

Certified Mail  Express Mail  
 Registered  Return Receipt for Merchandise  
 Insured Mail  C.O.D.

4. Restricted Delivery? (Extra Fee)

Yes

**SENDER: COMPLETE THIS SECTION**

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

PIERRE RAPID CITY & NW RAIL ROAD  
c/o JIM CARLSON @ DM&E RAILROAD  
140 NORTH PHILLIPS AVE  
SIOUX FALLS, SD 57104

2. Article Number  
(Transfer from ser)

7012 1010 0002 8548 2483

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

*Tom Carlson*

Agent

Addressee

B. Received by (Printed Name)

Tom Carlson

C. Date of Delivery

10/22

D. Is delivery address different from item 1?  Yes  
If YES, enter delivery address below:  No

3. Service Type

Certified Mail  Express Mail  
 Registered  Return Receipt for Merchandise  
 Insured Mail  C.O.D.

4. Restricted Delivery? (Extra Fee)

Yes