

02PD057

Ernest Schieuning  
1011 East Oakland St.  
Rapid City, SD 57701  
(605) 721-4435

October 29, 2002

Re: File # 02PD057, second request for rezoning of Lot 2R of block 28 of Robbinsdale Addition No. 10

HAND DELIVERED

Rapid City Planning Department  
300 Sixth Street  
Rapid City, SD 57701-2724  
(605) 394-4120

Dear Planning Department,

If I had been told the truth when I spoke to the panning department after the first rezoning that took place and passed, I would not be delivering this letter.

I was told at the time of the first rezoning, it was for the parking lot, that under no circumstances would the Black Hills Imaging Center ever be allowed to add on. I am now being told that they need the extra room inside and it is overcrowded. I have used the Black Hills Imaging Center on a number of occasions and it was no more crowded than you would expect it to be. The parking lot has been filled to capacity even after the parking expansion and can stand no more pressure from more patients. There has to be a time when the Center realizes they have outgrown their position in this neighborhood and relocates to an area with plenty of room to grow.

Please find enclosed letter sent to Mr. Tlustos. Mr. Tlustos contacted me after our objection to the rezoning the first time and stated that they might be interested in purchasing our lot. At that time I told Mr. Tlustos we were not interested in selling, we still wanted to build. My wife and I then thought discussed it and decided maybe we should look for another lot, that is when we sent Mr. Tlustos the letter. At this time I have never heard back from Mr. Tlustos nor have the pins been relocated or the concrete box moved. We did not care if they bought the lot, but you would think that after we let them use the lot during their construction process for equipment and material storage, it would be left the way they found it. I do not call this being a good neighbor as Mr. Tlustos stated the Surgery Center wanted to be in our phone conversation.

Please consider this an appeal against rezoning this property. Our concerns again are still the safety issues and noise issues along with property values. Another concern is the lack of conviction in this instance on the Planning departments decision, this was never supposed to happen.

Sincerely,

*Ernest Schleuning*

Ernest Schleuning

Enclosure (1)

Received by *J. P. Holt*

Date *10/29/02*

**RECEIVED**  
OCT 29 2002  
Rapid City  
Planning Department

Ernest Schleuning  
1011 East Oakland Street  
Rapid City, South Dakota 57701  
721-4435

March 15, 2002

Re: Lot 5, Block 28 Robbinsdale Addition #10, Lot Above Black Hills Surgery Center  
CERTIFIED MAIL

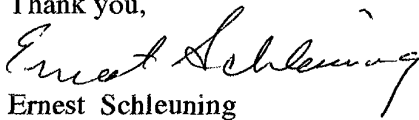
Pat Tlustos  
NWE  
1309 West Main Street  
Rapid City, South Dakota 57701

Dear Mr. Tlustos:

After our phone conversation concerning the lot above Black Hills Surgery Center, my wife and I have looked at a number of other lots that might interest us to build on. We have found two: the first costing \$65,000.00, the second \$73,000.00. At this time, we would sell the lot for \$65,000.00 considering we would be able to purchase the other lot, if not sold. Time would be of the essence.

If you could let me know whom to contact, I need to possibly have the pins relocated on a couple of the corners due to the machinery running across the lot. Also there is an extra piece that still needs to be removed.

Thank you,

  
Ernest Schleuning