

DEVELOPMENT SERVICES CENTER

Growth Management Department

City of Rapid City

300 Sixth Street, Rapid City, SD 57701-2724

Phone: (605) 394-4120

Fax: (605) 394-6636

Web: www.rcgov.com

**HISTORIC
PRESERVATION
11.1 REVIEW**

PROJECT NAME:

PROJECT ADDRESS: 726, 724, 722 St Joseph St and
514, 516, 518 Mt Rushmore Rd

DESCRIPTION OF REQUEST:

DEMOLISH 514 & 516 MT RUSHMORE RD TO ACCOMMODATE
STAFF PARKING, HANDICAP VAN DROP OFF
POINT AND HANDICAP VAN PARKING
(see attached documents and VISUALS)

YEAR CONSTRUCTED:

1929

HISTORIC DISTRICT:

- West Boulevard Historic District
- Downtown Historic District
- Individually Listed Property

- Environs of West Boulevard Historic District
- Environs of Downtown Historic District
- Environs of an Individually Listed Property

STATUS:

Contributing

Non-Contributing

TYPE:

Commercial

Residential

OWNER OF RECORD

Name: M H W. m. & Patricia Phone #: 341-3502

Fax #:

Mailing Address: 4821 Capital, Rapid City

City, State, Zip
30. Park 57702

Owner's Signature: Lisa M. Wilbur

Date: 10-26-2010

APPLICANT (if different from owner of record)

Name: BRAD SAATHOFF Phone #: 605 718 6200

Fax #: 605 721 0644

Mailing Address: 3650 RANGE RD

City, State, Zip
RAPID CITY SD 57702

Applicant's Signature: Brad Saathoff

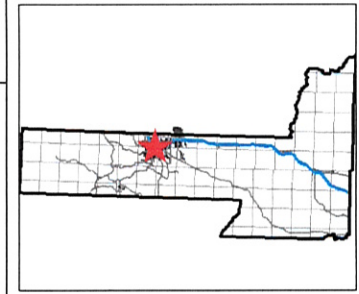
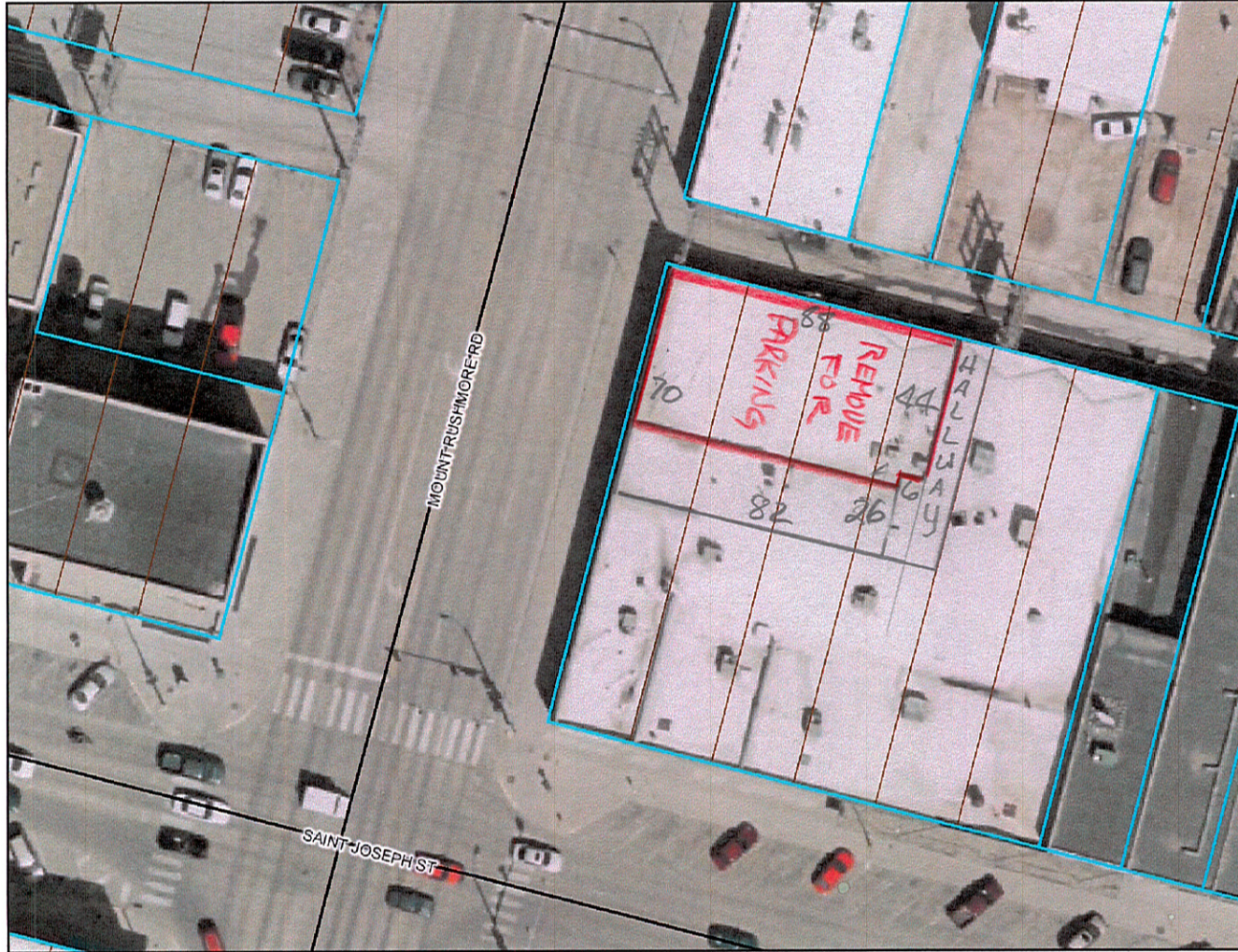
Date: 10/26/10



PICTURES
of
EXISTING
BUILDING



MHW PROPERTIES



Legend

- Roads**
- Not classified
- Interstate
- US Highway
- SD Highway
- County Highway
- Main Road
- Minor Arterial
- Collector
- Ramp
- Paved Road
- Unpaved Road
- Unimproved Road
- Trail
- other
- Not yet coded
- Township/Section lines**
- SECTION
- TOWNSHIP
- Parcel Boundary
- Lot Lines
- COUNTY
- LOT LINE
- PARCEL LINE
- ROAD ROW
- RR ROW
- SECTION
- TOWNSHIP
- WATER LINE
- County Line
- City Boundaries
- Rapid City
- Box Elder
- New Underwood
- Wasta

0 60 120 180 ft.

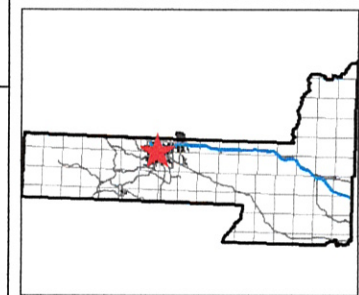
Map center: 44° 4' 51.33" N, 103° 13' 50.62" W



Scale: 1:600

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PARKING LOT OPTIONS



Legend

- Roads**
- Not classified
- Interstate
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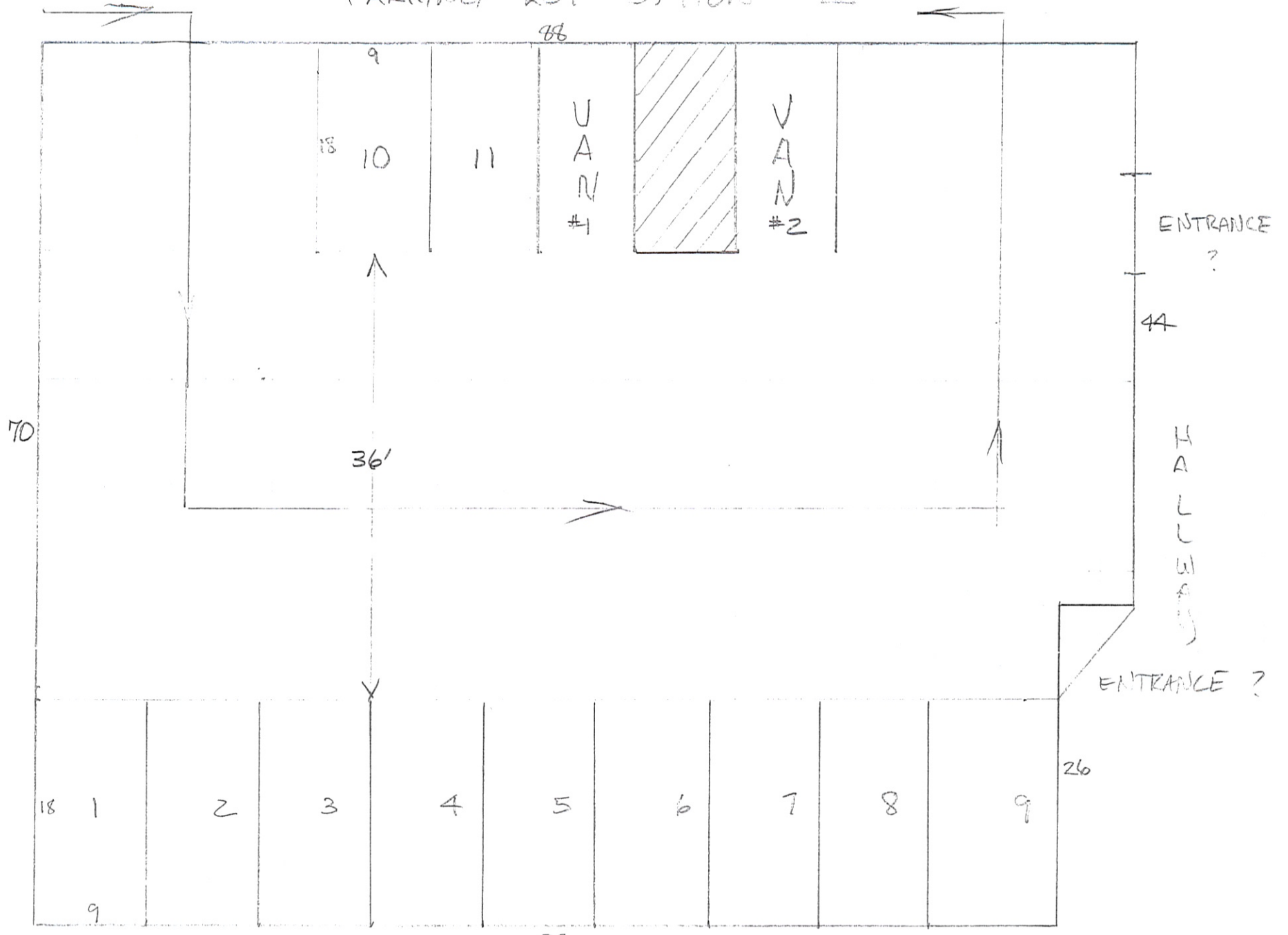
Map center: 44° 4' 51.62" N, 103° 13' 50.3" W



Scale: 1:344

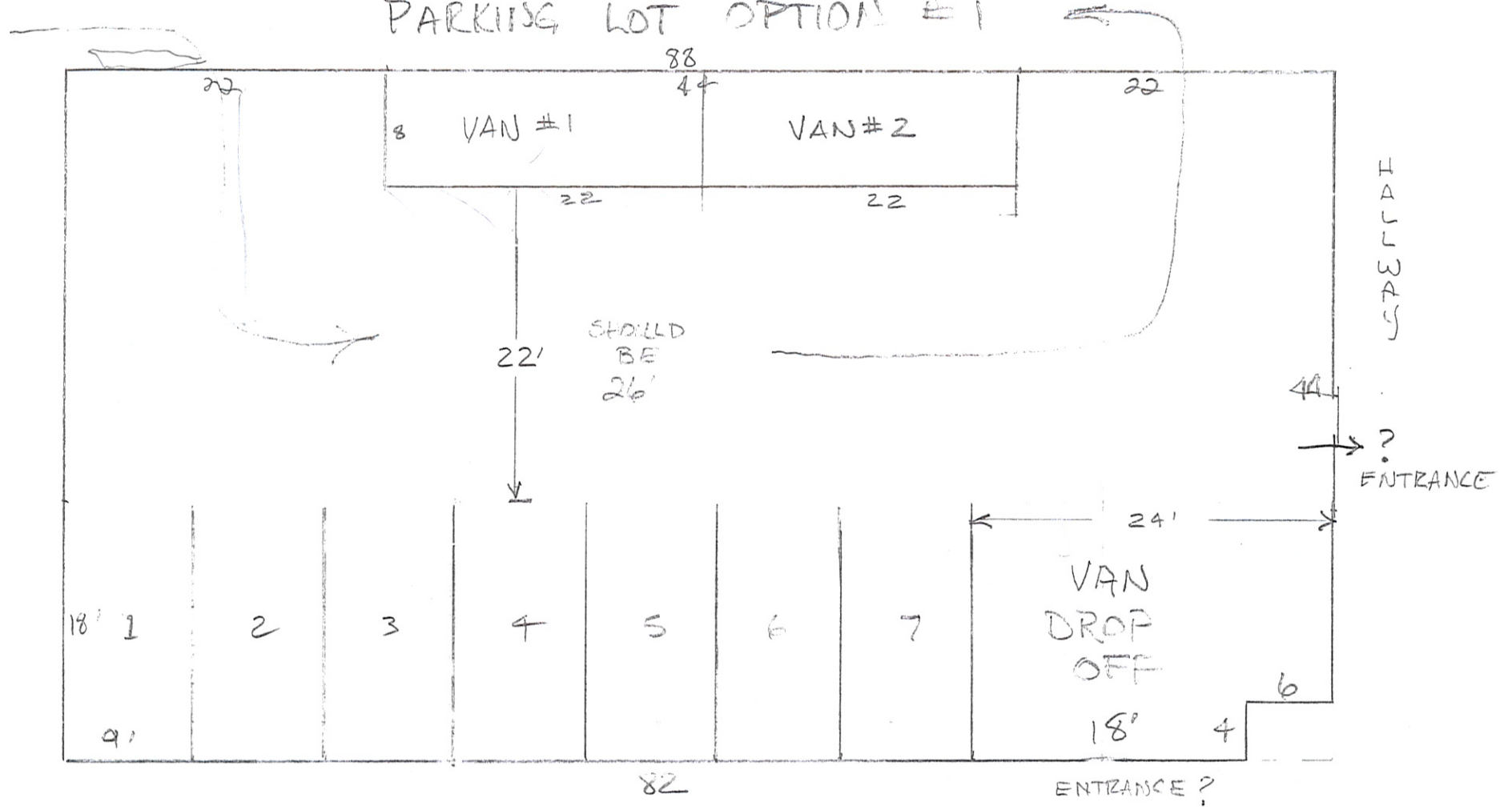
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PARKING LOT OPTION # 2



Concept Only

PARKING LOT OPTION #1



Concept Only

Gale Johnson

From: Gale Johnson [gaden@rushmore.com]
Sent: Friday, October 22, 2010 9:02 AM
To: bsaathoff@bhws.com
Cc: gaden@rushmore.com
Subject: building project for BHWS
Attachments: St Joe Mt Rush 10-21.pdf

Brad, while you were out of town, these items were accomplished.

- MDU -tearing the two buildings down would not affect any of their utility infrastructure. They would have to cap the gas lines. I asked Jim, if they would be willing to do a donation in kind to the BHWS for their work and he said no problem.
- BHP&L –as long as we do not have to remove or alter the two large telephone poles at the end of the alley, costs should be minimal. More will have to be done to determine upgrade costs when we find out about the parking lot and the redesign of the building. I can contact Mutch Usera when the time is right to see about a donation in kind for the work needed.
- Qwest – has a pole in the alley that has a guy wire for support in a location where a drive needs to be. Keith, the chief engineer said they could relocate the wire under a needed maintenance clause, if it needs to be done and it will not cost BHWS to do it.
- City Traffic Boxes – John, the traffic engineer from the city said it would be expensive to relocate them. We may be able to get by without having to relocate them, again based on the parking lot design.
- Building Demolition – I had a demolition expert (he has removed many buildings downtown over the years) view the project. He gave me a very rough estimate of \$25,000. He did not see the roof and needs to do some more research. If we get serious he will give us a firm quote.

Let's touch base when you have a moment to set up a time to meet. Call or email.

Thanks,

Gale



Johnson & Johnson
*Call us **FIRST** for **AID** in Real Estate*

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