

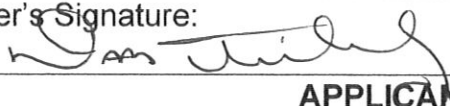
COMMUNITY PLANNING & DEVELOPMENT SERVICES

City of Rapid City

300 Sixth Street, Rapid City, SD 57701-2724
Phone: (605) 394-4120 Fax: (605) 394-6636 Web: www.rcgov.org

HISTORIC PRESERVATION 11.1 REVIEW

301104

PROJECT NAME:	512 Main Street	
PROJECT ADDRESS:	512 Main St., Rapid City, SD	
DESCRIPTION OF REQUEST:	See attached description	
YEAR CONSTRUCTED:	1946	
HISTORIC DISTRICT:	<input type="checkbox"/> West Boulevard Historic District <input checked="" type="checkbox"/> Downtown Historic District <input type="checkbox"/> Individually Listed Property <input type="checkbox"/> Environs of West Boulevard Historic District <input type="checkbox"/> Environs of Downtown Historic District <input type="checkbox"/> Environs of an Individually Listed Property	
STATUS:	<input checked="" type="checkbox"/> Contributing <input type="checkbox"/> Non-Contributing	
TYPE:	<input checked="" type="checkbox"/> Commercial <input type="checkbox"/> Residential	
OWNER OF RECORD		
Name: MHL LLC.	Phone: 341-7534	Fax:
Mailing Address: 606 Main St. Rapid City, SD 57701	City, State, Zip	
Owner's Signature: 	Date: 10/9/13	
APPLICANT (If different from owner of record)		
Name:	Phone:	Fax:
Mailing Address:	City, State, Zip	
Applicant's Signature:	Date:	

512 Main Street Rehabilitation Project

This proposal is a continuation of the ongoing rehabilitation of 512 Main Street. This building is a contributing resource in the downtown commercial historic district.

To meet the needs of the continued commercial development in the building, approval is being sought for the following:

Space located on the main floor, northwest corner of the building (previously the location of the DRC offices)

1. Removal of some of the non-historic partition walls (installed two years ago for DRC offices) to create an open area along the west portion of the space for a new business.
2. Removal of drywall (also installed at that time) to expose the original brick walls in this space. These walls delineated the loading dock area of the original Sears business and were never finished. Removing the drywall returns them to their historic appearance.
3. Installation of a doorway between the front (west) of the space and the rear (east) area. The doorway will be approximately 42 inches in width.
4. Installation of a glass partition (window) in the existing opening between the west and east spaces to provide enclosure between the work and customer space.
5. Installation of a sliding service window, set within the existing windows, on the west side of the building. This window will be the same as those installed in the space on the southwest corner of the building.
6. Installation of stairs from the balcony (on the north side of the building) to the alley level. These stairs will match those installed on the other balconies on the building. The addition of stairs will provide additional egress from this retail space directly to the exterior of the building.