

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

Date of Submission: 7-24-2014 Time of Submission: _____

Location Address: 731 South Street Year Constructed: 1953

Historic District:

- | | |
|--|---|
| <input checked="" type="checkbox"/> West Boulevard Historic District | <input type="checkbox"/> Environs of West Boulevard Historic District |
| <input type="checkbox"/> Downtown Historic District | <input type="checkbox"/> Environs of Downtown Historic District |
| <input type="checkbox"/> Individually Listed Property | <input type="checkbox"/> Environs of an Individually Listed Property |

Status:

- | | |
|---------------------------------------|--|
| <input type="checkbox"/> Contributing | <input checked="" type="checkbox"/> Non-Contributing |
|---------------------------------------|--|

Type:

- | | |
|-------------------------------------|---|
| <input type="checkbox"/> Commercial | <input checked="" type="checkbox"/> Residential |
|-------------------------------------|---|

Brief description of project request:

move house and construct parking Lot

Applicant (if different from owner)

- Owner Architect Contractor

Phone Number

Fax Number

Street Address

City, State, Zip Code

Applicant's Signature

Date

Historic Rapid City 605-341-5398 same

Owner

Phone Number

Fax Number

Owner's Signature (*Required*)

Street Address

City, State, Zip Code

Date

Penney - President 1015 12th St Rapid City

SD 57701

7-24-14

Applications must be submitted to the Community Planning & Development Services Department by 4:00 p.m. Thursday one week prior to the 1st and 3rd Friday of the month.

All required information must be submitted with the application. Incomplete applications will not be processed.

Historic Preservation Commission meetings are held on the 3rd floor in the West Community Room of the City/School Administration Building, 300 6th Street, at 7:30 a.m. the 1st and 3rd Friday of each month.

A representative must be present at the meeting or the application may be denied.

August 1, 2014

Date of Meeting

14RS016

Application File #

Historic Rapid City

1015 12th Street, Rapid City, SD 57701
(605) 341-5398
historicrc.org

July 24, 2014

Rapid City Historic Preservation Commission
300 Sixth Street
Rapid City, SD 57701

Ref: Moving of house from 731 South St. and construction of parking lot

Ladies and Gentlemen

We are making great progress with the development and restoration of the McGillicuddy house at 727 South St. Bodenstiener Beamworks is finishing up the construction of the gable end trusses which we hope to install within the next couple of weeks. This will permit us to proceed to shingle the roof to get the building watertight. We have found so much of the original fabric recently as we continue to work on repairs, construction and restoration of the 1887 house. I invite you all to join me and the board to do a tour of the building.

It is our intent that the house be open to the public therefore we need to do the rezoning of the property for the change of use. As we work with the city to rezone the property we are working to secure adequate parking. To that end we have purchased the corner lot, 731 South St. with the intent to develop nine parking spaces and a handicapped space on said lot. Due to the excessive front yard slope, at the McGillicuddy House we have needed to design the corner lot to also accommodate the handicapped entry to the house.

The Historic Rapid City Board is requesting permission to sell the corner house for relocation to another site, to be determined. The house is designated as a noncontributing structure. Furthermore the Department of Transportation intends to capture 15'+/- of the 731 lot to straighten Rushmore road as well as building a 6' retaining wall on the west side and a 2.5' retaining wall on the north side. Our recommendations for the site would reduce or eliminate the need for the tall retaining walls and instead grade the site up to the entry of the McGillicuddy house. The revisions to this corner will enhance the historic district to reflect the district on South St. at the turn of the 19th century.

Please join us for a tour of the house.

Sincerely,

R. Fred Thurston, architect
Historic Rapid City Board Member