

STAFF REPORT

January 9, 2003

No. 02SR030 – 11-6-19 SDCL Review to replace an existing sign on public property **ITEM 11**

GENERAL INFORMATION:

PETITIONER	Robert Schlimgen for the Rapid City Area Schools District 51-4
REQUEST	11-6-19 SDCL Review to replace an existing sign on public property
EXISTING LEGAL DESCRIPTION	Lots 1 thru 40 of Block 20 of South Boulevard Subdivision and Lots 1 thru 40 of Block 21 of South Boulevard Subdivision, located in Section 12, T1N, R7E, BHM, Rapid City, Pennington County, South Dakota
PARCEL ACREAGE	Approximately 8.49 acres
LOCATION	207 Flormann Street
EXISTING ZONING	Public
SURROUNDING ZONING	
North:	Medium Density Residential
South:	Low Density Residential
East:	Medium Density Residential
West:	Medium Density Residential
PUBLIC UTILITIES	City sewer and water
DATE OF APPLICATION	12/12/2002
REPORT BY	Jeff Marino

RECOMMENDATION:

Staff recommends that the 11-6-19 South Dakota Codified Law Review to replace an existing sign on public property be approved with the following stipulations.

Urban Planning Division Recommendations:

1. Any lighting of the sign shall not negatively impact the surrounding residential neighborhood;
2. Any expansion to the sign shall require a new 11-6-19 SDCL review;
3. All requirements and regulations of the Rapid City Municipal Code shall be met at all times; and
4. The applicant shall obtain a sign permit prior to any construction.

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GENERAL COMMENTS: The applicant is requesting an 11-6-19 South Dakota Codified Law Review to replace an existing sign at South Park Elementary School. The school is located at the southwest corner of Prairie Street and Flormann Street. The proposed sign will be mounted on two brick columns with a 30 inch by 96 inch sign stating the school's name and a 32 inch by 60 inch sign with four lines of six inch copy which can display messages or upcoming events. This sign is a monument sign which is backlit. The existing school was built in 1947 with nine rooms and a gymnasium. In the mid 1980's an addition to the school was built expanding the facilities.

South Dakota Codified Law 11-6-19 states that "...whenever any such municipal council has adopted a comprehensive plan, then no street, park or other public way, ground, place, space, no public building or structure, no public utility, whether publicly or privately owned, if covered by the comprehensive plan or any adopted part thereof, shall be constructed or authorized in the municipality or within its subdivision jurisdiction until and unless the location and extent thereof shall have been submitted to and approved by the Planning Commission". The proposed site is publicly owned property. In addition, the property is located within the area covered by the Rapid City Comprehensive Plan requiring that the proposed expansion be reviewed and approved by the Rapid City Planning Commission as a part of an 11-6-19 SDCL Review.

STAFF REVIEW: Staff has reviewed the proposed 11-6-19 SDCL Review and has noted the following issues:

Sight triangles: The proposed sign does not appear to be located in any sight triangles at the site. The sign is located more than 75 feet away from Prairie Street which will not interfere with the line of sight for oncoming traffic for automobiles turning right or left from Florman Street onto Prairie Street.

Location: The proposed sign does not appear to be located in any easements or on top of any utility lines. In addition, the proposed sign does not appear to be in the right of way. The existing sign appears to be in conformance with all applicable City of Rapid City codes and requirements.

Staff is recommending that the proposed request be approved with the stated stipulations.

Staff notes that 11-6-19 South Dakota Codified Law Reviews do not require direct notification of neighboring property owners. In addition, South Dakota Codified Law does not require that 11-6-19 South Dakota Codified Law Reviews be advertised in a local newspaper.