

STAFF REPORT  
May 27, 2004

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**No. 04SR024 - 11-6-19 SDCL Review to allow construction of a sign in a public place**      **ITEM 7**

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GENERAL INFORMATION:

PETITIONER	Unique Signs for the YMCA
REQUEST	<b>No. 04SR024 - 11-6-19 SDCL Review to allow construction of a sign in a public place</b>
EXISTING LEGAL DESCRIPTION	Lot 38 and Lot 39, Block 11, Robbinsdale No. 8 Subdivision, Section 18, T1N, R8E, BHM, Rapid City, Pennington County, South Dakota
PARCEL ACREAGE	Approximately 25.38 acres
LOCATION	3820 Odde Drive
EXISTING ZONING	Low Density Residential District
SURROUNDING ZONING	
North:	Low Density Residential District
South:	Low Density Residential District
East:	Medium Density Residential District/Office Commercial District w/Planned Development Designation
West:	Low Density Residential District
PUBLIC UTILITIES	City water and sewer
DATE OF APPLICATION	04/29/2004
REVIEWED BY	Todd Tucker / Curt Huus

RECOMMENDATION: Staff recommends that the 11-6-19 SDCL Review to allow construction of a sign in a public place be approved with the following stipulation:

1. A Sign Permit shall be obtained prior to installation of the sign.

GENERAL COMMENTS: The applicant is seeking an 11-6-19 SDCL Review approval to construct a 2.25 foot by 8 foot ground sign on public property. The subject property is located north of East Minnesota Street at the corner of Odde Place and Odde Drive and is the location of the LaCroix Links golf course.

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

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Commission". As previously indicated, the subject property is publicly owned land requiring that the Planning Commission review and approve the proposed construction.

STAFF REVIEW: Staff has reviewed the proposed 11-6-19 SDCL Review as it relates to the applicable provisions of the Rapid City Municipal Code and has noted the following issues:

Sign Permit: Staff noted that a Sign Permit shall be obtained prior to installing the sign.

Size/Height/Spacing: Staff noted that the proposed sign is not located within 100 feet on any other on-premises ground signs. The proposed sign will have a total height of four feet and will be located approximately 75 feet from the property line. The proposed sign meets all size, height and spacing requirements for on-premises ground signs set forth in Section 15.28.200 of the Rapid City Municipal Code.

Staff recommends approval of this request with the above stated stipulation.