

06RZ020

----- Original Message -----

From: "lisa gallagher" <lisa\_a\_gallagher@hotmail.com>

To: <CouncilGroup@rcgov.org>

Sent: Sunday, July 23, 2006 7:16 PM

Subject: rezoning

> This is in regards to the proposed rezoning of the property at 3402 Cottonwood Drive. I am voicing my opposition to the proposed rezoning of the Calvary Lutheran Church to Office Commercial space. There are countless commercial areas available to Wellspring, Inc. for the uses they intend. This is a quiet family neighborhood which already sees a great deal of traffic. As it is, a 16-unit condo/apartment building is near completion on Evergreen, immediately across from my home. I was not permitted to be involved in the deciding factor to add this unit to our neighborhood, although I am a homeowner here. I hope that the community will be given voice in making this further decision about altering our neighborhood. I am certain that Wellspring does many good things for the troubled youths and adults here in Rapid City, but the excess traffic that it will bring and the concerns for the many children in our community highlight a need to protect this area.

>

> I appreciate your attention. I do plan to attend some of the upcoming meetings to voice my opposition in person.

>

> Thank you.

>

> Lisa A. Gallagher

>

06RZ020

----- Original Message -----

**From:** [Barb Bom](#)

**To:** [CouncilGroup@rcgov.org](mailto:CouncilGroup@rcgov.org)

**Sent:** Monday, July 24, 2006 9:16 AM

**Subject:** Rezoning of Calvary Lutheran Church

Dear Council Members,

It has been brought to my attention that the property where Calvary Lutheran Church is may be rezoned. I am writing to let you know that I for one am against this. I have lived in that neighborhood for 20 years. It is quite and safe and as a single woman, this is of the utmost importance to me.

If this rezoning is approved, it then becomes even easier to get it rezoned once again. What is to stop the new owners of the property from turning around at a later date and selling to someone who decides the building would make a good bar? What is to stop someone from buying Canyon Lake School and turning it into a night club?

Please listen to the residents of this area and leave the zoning residential.

Thank you for your time.

Sincerely,

Barbara Bom  
2002 2nd Avenue  
Rapid City, SD 57702-3322  
605-348-5815

06RZ020

----- Original Message -----

**From:** [Emily Price](#)

**To:** [councilgroup@rcgov.org](mailto:councilgroup@rcgov.org)

**Sent:** Monday, July 24, 2006 9:06 AM

**Subject:** Rezoning of 3402 Cottonwood Drive to Wellspring Inc.

I live at 2105 Forest Street in the Canyon Lake area. Someone left a flyer on my door Friday asking me to email the Council to protest the above rezoning.

However, I am TOTALLY IN FAVOR of this rezoning. I doubt very much if the opposition is to rezoning in general, but is aimed in particular at the Wellspring facility. No one sets up a cry of protest when older homes are bulldozed to make room for high density apartments that add to the traffic and noise. The church itself probably caused more traffic congestion and noise, albeit only on a weekly basis, than the new Wellspring facility will. Additionally, I don't swallow the scare tactic that this one rezoning will open the floodgates for rezoning and first thing you know the Canyon Lake area will be filled with gas stations, casinos, dance halls, and saloons. I trust our planning commission and council to review each situation thoughtfully and objectively.

I'm sure the Wellspring facility will blend in seamlessly with the surrounding community and allow them to continue their valuable work, which benefits everyone. Please vote yes on the rezoning proposal.

***Emily Price***

06RZ020

----- Original Message -----

From: "Gurmanator" <gurmanator@rushmore.com>

To: <councilgroup@rcgov.org>

Sent: Monday, July 24, 2006 8:24 PM

Subject: Calvary Lutheran church

>I do not want this property rezoned to office commercial. Its nice to come home at night to a quiet neighborhood, and leave the city. If one office building comes in, how far will another one be. And another and another. until we are living in downtown.

> Please vote no to any rezoning.

> Brian Gurr

> 1929 Twin Elm Dr.

> Rapid City

>

06RZ020

----- Original Message -----

From: "Rainforest" <rainforest@rushmore.com>

To: <councilgroup@rcgov.org>

Sent: Monday, July 24, 2006 8:20 PM

Subject: Calvary Lutheran church

>I understand that Calvary Lutheran church is wanting a rezoning to  
>office commercial. I am very much opposed to this. the neighborhood  
>is a nice quiet place now, and a  
> good place to live. offices and commercial buildings are taking over  
> too many neighborhoods.  
> the streets are too narrow to accommodate commercial traffic. then  
> there would be more  
> street repair and making them wider, and higher taxes. we need to  
> keep this neighborhood  
> just like it is, safe for our children to play in, and not be afraid  
> of business traffic.  
> Please DO NOT rezone this area.  
> Janet Gurr  
> 2310 38th St.  
> Rapid City.  
>

06RZ020

----- Original Message -----

**From:** Ward <bodaciousrules@rap.midco.net>

**To:** <councilgroup@rcgov.org>

**Sent:** Tue, 25 Jul 2006 09:41

**Subject:** Fwd: proposed rezoning of Calvary Lutheran Church area

Dear Sirs and Madams,

We own a home and live at 1825 Evergreen Dr., which is kitty corner from Calvary Lutheran Church. We are against the proposed rezoning of this area from medium density residential to office commercial. We feel that Wellspring's work is necessary and that they are doing a fine job. However, there are other places that they could locate this facility that would already be zoned commercial. For instance the former DAN'S Supermarket building.

Thank you for your time.

Sincerely,

Ward and Sharon Dye      bodaciousrules@rap.midco.net

06RZ020

----- Original Message -----

**From:** Arnold Gust <ancgust@rushmore.com>

**To:** <COUNCILGROUP@rcgov.org>

**Sent:** Mon, 24 Jul 2006 21:30

**Subject:** Fwd: Rezoning Calvary Luthern church property

I am writing this e-mail to urge all city council members and the Mayor to vote against the rezoning of Calvary Lutheran Church property to OFFICE COMMERCIAL, I am a member of Calvary Lutheran church and have been for many years, but I am also a resident of the CANYON LAKE AREA. I am just concerned what is going to happen to our Canyon Lake area if little by little it gets rezoned to commercial. Thank You

Sincerely Arnold V. Gust

06RZ020

----- Original Message -----

**From:** Todd Potter <TPOTTER@gp.usbr.gov>

**To:** <councilgroup@rcgov.org>

**Sent:** Tue, 25 Jul 2006 11:04

**Subject:** Fwd: Rezoning of Canyon Lake Area

City Council Members,

We are concerned about a recent proposed action to rezone the Canyon Lake area, particularly the Calvary Lutheran Church area, from medium density residential to office commercial.

We are home owners and active voters in the affected area, 1820 Sun Valley Drive, and are extremely opposed to this motion to rezone. The neighborhood we live in is very quiet, with an abundance of families with children. This motion to rezone to office commercial will have a negative effect on property values and bring unwanted traffic into a quiet and peaceful neighborhood. The streets in the proposed area were built for quiet, residential use, as they are very narrow and meandering. An increase in traffic will ultimately lead to accidents pertaining to children who ride bikes and recreate throughout the neighborhood, as well as an increase in crime.

Council Member Karen Gunderson Olson, as head of the Future Land Use subcommittee, our future lies in your hands. Please see that the best interests of the people who voted you in are met, not the interests of business looking to invade a peaceful residential district.

Rezoning the Canyon Lake area will open the door for more commercial businesses to establish themselves in a neighborhood tailored to homes. The rezoning would set a precedence for any business to move into any residential neighborhood in Rapid City. We as a city need to put our foot down, and cannot let this happen. Our hope is that the City Council will do everything possible to keep the current zoning ordinance, and not allow business to move into neighborhoods where they are not wanted. Let me ask you this Council Members, would you like a business moving into your peaceful neighborhood?

Thank you for your attention to our concerns. We look forward to hearing from you.

Yours Respectfully and Sincerely,

Todd and Lonna Potter  
1820 Sun Valley Drive  
Rapid City, SD