

**Kadrmass
Lee &
Jackson**

Engineers Surveyors
Planners

September 7, 2007

Marcia Elkins – Director
Growth Management Department
City of Rapid City
300 Sixth Street
Rapid City, SD 57701

**Re: Letter of Intent
Major Amendment to the Planned Commercial Development
Lot A of Lot 5R Meridian Subdivision**

Dear Marcia:

RECEIVED

SEP 07 2007
Rapid City Growth
Management Department

At the direction of the applicant, Core States Engineering, on behalf of the property owner, Wal-Mart Real Estate, we are requesting a Major Amendment to the Planned Commercial Development for the above referenced property, known as the Wal-Mart Supercenter.

The property is currently developed with a Wal-Mart SuperCenter and Tesoro gas station. The property owner is proposing to plat the gas station into a separate lot. We understand that as a result of this platting action, a Major Amendment to the Planned Commercial Development is required.

All improvements on the existing lot shall remain as currently exists, and stipulations of the original PCD shall remain as previously approved with the exception of the adjustment of land area. A site plan is included for the existing lot area. In 2005 a landscaping plan was submitted in conjunction with a Major Amendment to the Planned Commercial Development, this landscaping plan is included herein for reference.

With the exception of re-striping two parking stalls to provide one handicapped accessible stall, the owner does not propose to physically change the property with this application. Landscaping and Parking requirements for the proposed Lot 1 of Lot A of Lot 5R are addressed on the associated site plan.

Sincerely,
Kadrmass, Lee & Jackson, Inc.

Emily Fisher, P.E.
Project Manager

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