

## 08CA030

----- Original message -----

**From:** [r2hill37@rap.midco.net](mailto:r2hill37@rap.midco.net)

**To:** [mayor@rcgov.org](mailto:mayor@rcgov.org); [patti.martinson@rcgov.org](mailto:patti.martinson@rcgov.org); [ron.weifenbach@rcgov.org](mailto:ron.weifenbach@rcgov.org);  
[sam.kooiker@rcgov.org](mailto:sam.kooiker@rcgov.org); [deb.hadcock@rcgov.org](mailto:deb.hadcock@rcgov.org);  
[/bill.okrepkie@rcgov.org](mailto:/bill.okrepkie@rcgov.org)/[bill.okrepkie@rcgov.org](mailto:bill.okrepkie@rcgov.org); [lloyd.lacroix@rcgov.org](mailto:lloyd.lacroix@rcgov.org); [ron.kroger@rcgov.org](mailto:ron.kroger@rcgov.org);  
[malcom.chapman@rcgov.org](mailto:malcom.chapman@rcgov.org)

**Date:** Tuesday, September 09, 2008 3:21 PM

**Subject:** Proposed Extension of West Chicago Street

Dear Mayor Hanks, and City Council Members

I am writing in regard to the proposed extension of West Chicago Street to connect with the roads in the Westberry Trails subdivision.

If this is kept in the proposed Major Street Plan it has a serious effect on our property at 105 S. Berry Pine Road, and on the adjoining property to the south, as it would virtually drop the value to 0 for resale to anyone but the City.

The proposed Route is unfeasible for several reasons. As shown the grades would reach up to 26% for several hundred feet. The city's collector road standards call for 8% or less. To bring the grade down to this would entail making hairpin type turns to get up the hill. This would lengthen the road considerably. The steepest part of the road is all solid rock which would probably have to be drilled and blasted out for most of the distance up the hill. As a retired Civil Engineer I feel this would make it economically unfeasible to build.

Putting this road at that location would increase the traffic on the existing part of West Chicago which runs right in front of Pinedale School. This area is already quite congested both before and after school. This additional traffic would alter the quiet and family-friendly composition of this neighborhood.

For these reasons I am asking the Council to delete the extension of West Chicago from the proposed Major Street Plan.

If you have any questions please feel free to call me at 343-5610. I would be available to show you the area at any time.

Sincerely,  
Ron and Jeannette Hill

## 08CA030

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

**From:** [Dennis and Peggy Titze](#)

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

**Sent:** Tuesday, September 09, 2008 11:38 PM

**Subject:** City Council Meeting 9-15

September 9, 2008

Dear City Council,

My name is Peggy Roberts Titze. My address is 208 N. Berry Pine Road. I am writing to oppose the City Planning Department's Major Street Plan to extend West Chicago to connect with the Westberry Trails subdivision. Please vote "No" concerning this proposal.

I am a Rapid City Area Schools elementary teacher. I do not teach at Pinedale, but I do understand the grave danger of this proposal for the student population at Pinedale. The school is also a community center. There are ongoing activities evenings and weekends. The potential risks of the increased traffic are much too great here.

I am also concerned about the wildlife and plant life. There is a natural draw adjacent to 105 S. Berry Pine. The flora and fauna are prolific. Continuing West Chicago through this area would be devastating to the flora and fauna.

My last concern is the extreme cost of such a project through this wilderness area. The city has not been able to maintain the existing street, up the hill, from the base of West Chicago and South Canyon Road towards Pinedale Elementary School. I do not understand the Planning Commission's recommendation to continue West Chicago, requiring an even greater grade to reach Westberry Trails.

Please honor my request, and vote "No" concerning the City Planning Department's Major Street Plan to extend West Chicago to connect with the Westberry Trails subdivision.

Respectfully,

Peggy Roberts Titze

## 08CA030

----- Original message -----

**From:** [Barton R. Banks](mailto:Barton.R.Banks)

**To:** [patti.marthison@rcgov.org](mailto:patti.marthison@rcgov.org); [sam.kooiker@rcgov.org](mailto:sam.kooiker@rcgov.org); [karen.olson@rcgov.org](mailto:karen.olson@rcgov.org);  
[lloyd.lacroix@rcgov.org](mailto:lloyd.lacroix@rcgov.org); [malcom.chapman@rcgov.org](mailto:malcom.chapman@rcgov.org); [ron.weifenbach@rcgov.org](mailto:ron.weifenbach@rcgov.org);  
[deb.hadcock@rcgov.org](mailto:deb.hadcock@rcgov.org); [bill.okrepkie@rcgov.org](mailto:bill.okrepkie@rcgov.org); [ron.kroeger@rcgov.org](mailto:ron.kroeger@rcgov.org)

**Date:** Wednesday, September 10, 2008 12:07 PM

**Subject:** West Chicago Extension

Banks, Johnson, Colbath, Sumner & Kappelman, pllc

*Attorneys and Counselors at Law*

From the Office of: Barton R. Banks

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Dear Council

Most of you know who I am and I think that Malcom knows that I have children who attend Pinedale School. In that regard, I am writing to you concerning the proposal to extend West Chicago to Westberry Trails. As I understand it, the proposal will create substantial additional traffic right in front of Pinedale and has already been approved by Planning.

While I applaud this Council for its recent development efforts and planning for Rapid City, the extension of West Chicago would not be one of your crown jewels. This proposal will create significant traffic right through a quiet residential neighborhood and school zone with two cross-walks where many children and adults cross the street (often in groups) every morning. In addition, it is important to note that the students at Pinedale are largely very young (K-5) who ride bicycles and are otherwise inexperienced pedestrians. While I realize that you can post speed limits and local law enforcement to try and control the speed and flow of the additional traffic, we all know that people frequently exceed posted speed limits and fail to stop for pedestrians -- especially when they are late for work or school in the morning. I drive Nemo Road every day and I can assure you that the traffic you are attempting to handle includes numerous teenagers (and others) who often drive very fast and/or reckless in the mornings regardless of the time of year. Accordingly, I believe that this proposal is a time bomb which promises to get a small child killed and I hope and trust that this Council will not approve it for that reason.

I don't profess to know the best route to provide secondary access to Westberry Trails (which should not have been developed to this point without one) but I can't believe that this proposal is the best option. For example, the Timberline area just to the north of this proposed route is a neighboring residential area which is already developed and does not involve numerous school children attempting to cross the road every morning at 8:00

a.m. In addition, there may be other plausible locations to the south where several landowners are presently landlocked and require legal access. Have these possibilities been explored? I would think that prudent planning would require that there are no alternatives to routing this traffic right in front of one of our grade schools.

Thank you for your consideration.

Sincerely,

Barton R. Banks  
P.O. Box 9007  
Rapid City, SD 57709-9007  
(605) 341-2400  
[bartbanks@rushmore.com](mailto:bartbanks@rushmore.com)

## 08CA030

**From:** [Barbara Gulk](#)

**To:** [patti.martinson@rcgov.org](mailto:patti.martinson@rcgov.org) ; [Sam.Kooiker@rcgov.org](mailto:Sam.Kooiker@rcgov.org) ; [Karen.olson@rcgov.org](mailto:Karen.olson@rcgov.org) ; [Lloyd.lacroix@rcgov.org](mailto:Lloyd.lacroix@rcgov.org) ; [Malcom.chapman@rcgov.org](mailto:Malcom.chapman@rcgov.org) ; [ron.weifenbach@rcgov.org](mailto:ron.weifenbach@rcgov.org) ; [deb.hadcock@rcgov.org](mailto:deb.hadcock@rcgov.org) ; [bill.okrepkie@rcgov.org](mailto:bill.okrepkie@rcgov.org) ; [ron.kroeger@rcgov.org](mailto:ron.kroeger@rcgov.org) ; [mayor@rcgov.org](mailto:mayor@rcgov.org)

**Sent:** Sunday, September 14, 2008 6:34 PM

**Subject:** extension of West Chicago Street

Dear Mayor Hanks and Council Members:

It has been brought to our attention that the planning commission has proposed extending West Chicago Street to Westberry Trails. Our house is located on the corner of Berry Pine and West Chicago Street and we wish to express our opposition to this proposal.

First of all, the street would have to destroy a home that a family is living in. If you stand directly in line with where this road would be built, you are looking at a rock covered steep hill. The cost of such a road would undoubtedly be astronomical. We are not sure exactly who the beneficiary of this extension is, however, we are sure someone intends to make a lot of money with a subdivision above this rock hill. It seems totally ridiculous to spend all that money on a road that would undoubtedly be very dangerous in the slippery winter months.

Secondly, the number of people who walk, jog, ride bikes, walk dogs, etc. on Berry Pine Road is very high. Since there are NO SIDEWALKS north of this intersection and only on one side of the road south of it, it is already dangerous for pedestrians and adding more traffic will certainly not make it any safer. In addition, the road coming from the north is steep where it would be coming into the intersection and would create many problems on slippery days with cars starting again after stopping (similar to the intersection at 44th and West Main. It should be noted that MANY cars (school traffic) utilize Berry Pine Road already (almost a cut-across from Nemo Road toward Stevens High School). Adding more traffic to the mix is certainly not a good idea. Also, Pinedale School (with crosswalks, etc) is only a block east of this intersection. The addition of direct traffic from another subdivision will create safety issues for the school as well.

We are personally wondering what consideration will be given the owners such as myself who will go from being at the end of a street to having a four-way stop corner? It would seem that the valuation of our property will certainly be diminished and of course we are very upset about this. We have spent a lot of money improving our home and yard and doubt we would ever be able to recover the money we have put into it should this become a four-way stop directly in our front yard.

We ask you to seriously consider our situation as well as the rest of our neighborhood before you vote to approve such a project. This area is park-like and is one of the reasons we bought our home. Extending West Chicago Street would in NO WAY benefit us or our neighborhood and would be devastating to our neighbors who would lose the home they have worked so hard on.

Thank you for your consideration of our opposition to this project.

Sincerely,

Barb & Dave Gulk  
5033 W Chicago St  
Rapid City, SD 57702

## 08CA030

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

**From:** [Janet Maddox](#)

**To:** [mayor@rcgov.org](mailto:mayor@rcgov.org) ; [patti@rcgov.org](mailto:patti@rcgov.org) ; [martinson@regov.org](mailto:martinson@regov.org) ; [sam.kooiker@rcgov.org](mailto:sam.kooiker@rcgov.org) ;  
[karen.olson@rcgov.org](mailto:karen.olson@rcgov.org) ; [malcom.chapman@rcgov.org](mailto:malcom.chapman@rcgov.org) ; [ron.weifenbach@rcgov.org](mailto:ron.weifenbach@rcgov.org) ;  
[deb.hadcock@rcgov.org](mailto:deb.hadcock@rcgov.org) ; [bill.okrepkie@rcgov.org](mailto:bill.okrepkie@rcgov.org) ; [ron.kroeger@rcgov.org](mailto:ron.kroeger@rcgov.org)

**Sent:** Saturday, September 13, 2008 12:31 PM

**Subject:** Extension of west chicago st

Hello,

I am contacting you to please consider opposing the extension of West Chicago St. As a resident of west Rapid City for the past 22 years I would not like to see the area changed. For one traffic would increase past Pinedale Elementary School and throughout the west end of town. By extending West Chicago wildlife habitat would be disrupted and the serenity of the neighborhood would be changed forever. Have you been to this area of town? Have you walked down Berry Pine to take in it's peaceful nature and the country-like atmosphere? This extension would not be a change for good but a change for disruption of a community with noise. Please consider voting against the West Chicago extension.

Janet Maddox  
229 Balmar Place  
Rapid City, SD 57702