



# CITY OF RAPID CITY

RAPID CITY, SOUTH DAKOTA 57701-5035

## Growth Management Department

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## MEMORANDUM

TO: Planning Commission

FROM: Monica Heller, Community Planning Coordinator

DATE: April 20, 2009

RE: **Ordinance Amendment to revise permitted and conditional uses and area regulations within the Airport Zoning District.**

Growth Management Staff has met with staff from Rapid City Regional Airport to discuss the future growth of the airport and potential revisions to the current Airport Zoning District. The following revisions to the permitted uses are recommended to clarify the permitted uses: Crew quarters necessary for airport and emergency operations, Wholesale and distribution centers, Retail business within airport terminal, Seasonal retail business within airport terminal, Restaurant within airport terminal, Manufacturing, and Commercial Aeronautical Activities. The following revisions to the conditional uses are recommended to clarify the conditional uses: Retail business located outside the airport terminal, Seasonal retail business located outside the airport terminal, Restaurant with on-sale liquor, Restaurant located outside the airport terminal, On-sale liquor establishments, and Hotel and Motel .

In addition to allowing the above mentioned permitted and conditional uses, the airport would like to clarify the required front yard, side yard, and rear yard setback requirements within the Airport Zoning District are required from the exterior boundaries of the airport property and not from the internal lease boundaries.

**Staff Recommendation: Authorize staff to advertise for public hearing to consider an amendment to amend the Airport Zoning District to include a number of permitted and conditional uses and eliminate the front yard, side yard and rear yard setbacks on lease lines within the Airport Zoning District**



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