



# CITY OF RAPID CITY

RAPID CITY, SOUTH DAKOTA 57701-5035

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## Growth Management Department

300 Sixth Street

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## MEMORANDUM

TO: Rapid City Planning Commission

FROM: Marcia Elkins, Growth Management Director

DATE: September 3, 2010

RE: Review of Conditional Uses

Pursuant to the recommendations contained in the "Second Floor Review", staff has reviewed the existing Conditional Uses to identify what uses might be allowed as permitted uses in the various zoning districts. Attached you will find a copy of the list of permitted and conditional uses for each of the zoning districts. The proposed changes are identified for each specific district. (Please note that due to some technical difficulties not all of the districts are attached. Staff will e-mail that information out to you next week when those copies are available.)

Staff is requesting that the Planning Commission review the proposed changes for discussion at the meeting on September 9, 2010. If the Planning Commission is agreeable to making the changes, staff will request authorization to advertise for a public hearing to formally consider the amendments.

In addition to the changes in the permitted and conditional uses, staff is also recommending that the SC-1 Shopping Center District (Safeway on Mount Rushmore Road) and the SC-2 Community Shopping Center District (Bakken Park and Rushmore Mall) be eliminated and that the affected properties be rezoned to General Commercial District. If the Planning Commission is agreeable to making these changes, staff would like to discuss the changes with the property owners prior to advertising the changes for consideration at formal public hearings. It may also be appropriate to have a neighborhood meeting with the area property owners surrounding the Safeway on Mount Rushmore due to the close proximity to the residential neighborhood.

Staff is looking forward to the discussion regarding these possible changes to the Zoning Ordinance.



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