



April 24, 2011

**Development Services Center  
Growth Management Department  
City of Rapid City  
300 Sixth Street  
Rapid City, SD 57701-2724**

**RE:    CONDITIONAL USE PERMIT – WRITTEN STATEMENT  
      2350, 2340, 2320 SOPHIA COURT, RAPID CITY, SD**

We are proposing to construct an approximate 28,900 square foot facility to be 100% occupied by the United States Department of Homeland Security – Immigration and Customs Enforcement (ICE). ICE's primary mission is to promote homeland security and public safety through the criminal and civil enforcement of federal laws governing border control, customs, trade, and immigration. Enforcement and Removal Operations (ERO) enforces the nation's immigration laws in a fair and effective manner. ERO transports removable aliens from point to point and manages aliens in custody. Aliens visiting this facility will be processed then will be transported to an Immigration Detention Facility outside South Dakota. Aliens will not be held overnight at this facility.

The building consists primarily of office, support space, alien processing and indoor parking for 23 vehicles. Access to the site is either from Sophia Court or Fountain Springs Drive. Employees can enter off either street and will utilize the indoor parking for their vehicles. Visitors have access to parking directly off Sophia Court. Aliens will be transported to the site in either an SUV, van or bus. These vehicles will enter the Sallyport and unload/load inside the building with the overhead doors closed. Therefore, none of the transport operations of the building will be visible from the street and/or surrounding properties. Aliens inside the building will be processed by ERO, fingerprinted, etc. Then they will be placed back on a vehicle and transported to an Immigration Detention Facility somewhere outside of South Dakota. Moreover, this building's intended use will not require beds or food service for its detainees.

The building and all site improvements are designed "green" to meet the requirements of LEED®-NC (Leadership in Environmental Design for New Construction). Upon the project's completion, it will receive *Silver* certification from the U.S. Green Building Council (USGBC).

Pursuant to the City of Rapid City's zoning code, a community corrections facility is allowed as a conditional use within light industrial zoning. We believe this site and the project's intended use is very well suited for the conditional use request and will have minimal impact on the surrounding property.

Sincerely,  
**SBC Archway VII, LLC**

A handwritten signature in black ink, appearing to read "Mark E. Aukamp", written over a horizontal line.

Mark E. Aukamp  
Managing Member