

G3 Rods

July 10, 2013

Jay Gruba

605-209-4561

Ryan Gruba

605-209-4562

2725 W Rapid St.

Rapid City, SD 57702

RECEIVED

JUL 10 2013

**RAPID CITY COMMUNITY PLANNING
& DEVELOPMENT SERVICES**

City of Rapid City

Subject: Letter of Intent

G3 Rods is a full service shop that restores and modifies American made cars and trucks from the 1920,s all the way up to the 1970,s.

We usually work on anywhere from 5-10 cars a year. G3 Rods is not a collision shop. The cars we work on cost anywhere from \$80,000.00 on up to \$250,000.00 or more, are in the shop for 6 months or more. We need more room to grow.

In the new building we will do the same thing we do in the building we are in now.

All work is performed inside the building. We will set up a paint booth. The painting is performed in a paint booth. The shop will be divided into different stations for each job to be performed on the car, from the metal work all the way through to final assembly. A clean area, dirty rooms, show room, and storage. No cars or projects will be stored or worked on outside the building.

To be able to get cars into the building we would need to install 2 nice garage doors. One on the end of the building and one on the front of the building. And other minor changes.

As for the minimum 52 parking spaces, that is way more than we need, we are asking for a reduction in the required parking spaces. There are 42 spots on the property. We are a very low traffic shop. On a busy day we might get 2or 3 visitors besides delivery trucks. Most of our customers are out of state and rarely come to the shop.

Plus the 10 employees cars that will be parked in the parking lot. We have 5 full time employees and would like to grow to 8 or 10.

The new location for G3 Rods will be the one stop shop for Auto Restoration at its best. We will be able to do more cars at one time with more room. We picked this building because we think it will benefit our growing business. Our website is g3rod.com You can take a look at what we can turn old cars into.

If you have any question contact Ryan at 605-209-4562

Thank-you

RECEIVED

JUL 10 2013

**RAPID CITY COMMUNITY PLANNING
& DEVELOPMENT SERVICES**