

**AN ORDINANCE TO ALLOW PET STORES AS A CONDITIONAL USE IN THE  
CENTRAL BUSINESS DISTRICT BY AMENDING SECTION 17.16.030 OF THE  
RAPID CITY MUNICIPAL CODE**

WHEREAS, the City of Rapid City has adopted a comprehensive plan to guide development and serve as a foundation of its zoning ordinances' regulation of land uses; and

WHEREAS, the City of Rapid City has established the Central Business District (CBD) zone in the downtown area of Rapid City, which forms the metropolitan center for commercial, financial, professional, governmental and cultural activities; and

WHEREAS, pet stores are not a permitted use or a conditional use in the CBD zone; and

WHEREAS, from time to time, pet stores have operated in various locations within the CBD zone; and

WHEREAS, pet stores are a commercial use that is consistent with the intent of the establishment of the CBD zone; and

WHEREAS, the Common Council desires to add pet stores as a conditional use in the CBD zone with certain limitations.

NOW THEREFORE, BE IT ORDAINED by the City of Rapid City, that Section 17.16.030 of the Rapid City Municipal Code be and is hereby amended to read in its entirety as follows:

**17.16.030 Conditional uses.**

- A. Filling station, repair garages and carwash establishments;
- B. Missions, subject to the following:
  - 1. Provide a detailed program and services plan at time of application, including but not limited to, hours of operation, and type and extent of supervision;
  - 2. Must meet fire, building and health requirements;
  - 3. Any significant modification in the program and services plan will require a new application; and
  - 4. Missions shall not be located in the downtown historical district.
- C. Churches or similar places of worship, but not including missions or revival tents;
- D. Child care centers;
- E. Planned commercial developments as regulated in §§ 17.50.050 through 17.50.100;
- F. Planned unit developments as regulated in §§ 17.50.050 through 17.50.100;
- G. Group homes, subject to the following:
  - 1. Provide a detailed program and services plan at time of application;
  - 2. Must meet fire, building and health requirements;

3. The Council may or may not wish to add the following conditions:
    - a. Standard hours of operation;
    - b. Supervision, i.e., type and extent;
    - c. Services and program to be provided;
    - d. Number of persons;
    - e. Proximity to other group homes; and
    - f. Any other condition the Council may deem appropriate.
  4. Any significant modification in the program and services plan will require a new application;
- H. Fraternities, sororities and denominational student headquarters;
- I. On-sale liquor establishments;
- J. Hotels and motels with on-sale liquor establishments;
- K. Adult day care centers subject to, but not limited to, the following considerations:
1. Proximity to major arterial;
  2. Proximity to recreation facilities;
  3. Traffic generated by the center;
  4. Hours of operation of the center;
  5. Existing or potential levels of air and noise pollution in the area;
  6. Access from the center to adjacent areas which are used for commercial and industrial purposes;
  7. Appropriateness of outdoor recreation areas. If outdoor recreational areas are permitted, fencing shall be not less than 42 inches in height;
  8. Type of vehicular traffic common to the area; and
  9. Any other requirements Council may deem appropriate.
- L. Assisted living centers;
- M. Libraries;
- N. Art centers; and
- O. Microcell wireless communications facilities on poles as defined in § 17.50.400B.
- P. Wineries. Facilities for the production of table, sparkling, and sacramental wines or other wines, as defined in SDCL Chapter 35-12, including storage, bottling and distribution and related administrative offices and functions such as on-site tasting facilities subject to the following regulations:
1. The amount of wine the winery is allowed to sell or distribute in one year is limited to 150,000 gallons;
  2. Authorization under this use shall allow on-off sale of wine as per state law; and,
  3. Accessory uses to a winery specifically include, but are not necessarily limited to, the serving of food and/or operation of a restaurant; the selling of glassware, wine literature and accessories, and/or food products.
- Q. Pet stores, subject to, but not limited to, the following conditions:
1. The pet store shall be located within a soundproof, climate controlled building;
  2. Veterinary care shall be provided pursuant to local and State requirements;
  3. A waste disposal plan shall be provided for review and approval; and,
  4. A Kenneling License shall be obtained.

CITY OF RAPID CITY

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Mayor

ATTEST

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Finance Officer

(seal)