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**LETTER OF INTENT FOR
FINAL PLANNED RESIDENTIAL DEVELOPMENT
Proposed Phase 1, Copperfield Vistas Subdivision, located in the SE1/4 of the NW1/4,
Section 4, T1N, R8E, BHM, Rapid City, Pennington County, South Dakota**

Submittal Date: June 27, 2014

Revised: 07/10/14

DEVELOPMENT SUMMARY

This Final Planned Residential Development is for the location along Homestead Street that is one of the four phases in this Copperfield Vistas Subdivision. These lots will be developed for single family structures.

BUILDING CONSTRUCTION

Building materials will consist of concrete foundation, wood-framed structure for exterior and interior walls, pre-engineered roof & floor trusses. Finishes include prefinished hard board siding, steel siding or vinyl siding with earth tone colors, and brick/stone accents; the roof consists of asphalt/or fiberglass shingles. Building heights and decks per City Code.

SETBACKS

A reduced front setback of 20' wide along all lots along Homestead Street is being requested. A 18' setback is being requested at the non-access easement along Tate Court for Lots 10 & 15, Block 4 and along Tess Court for Lots 8 & 12, Block 6. The Homestead Street lots affected are as follows. Lots 1 through 9 of Block 7, Lot 1 of Block 8, Lot 20 of Block 4, Lots 14 and 15 of Block 5, and Lots 14 through 17 of Block 6.

Please Refer to Attached Exhibits:

Exterior Elevations
Floor Plans
Phase 1 Plat
Phasing Plan
Building Footprint Layout