

**APPLICATION FOR DEVELOPMENT REVIEW
PLANNED DEVELOPMENT OVERLAY FINAL PLAN
FOR
2015 NORTH PLAZA DRIVE
RAPID CITY, SD**

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DEC 22 2015

Rapid City Community Planning
& Development Services

ADDENDUM A

LEGAL DESCRIPTION

TRACT F OF WESLEYAN CHRISTIAN CENTER SUBDIVISION, SEC 27, T2N, R7E, BHM, RAPID CITY,
PENNINGTON COUNTY, SOUTH DAKOTA

ADDENDUM B


A WRITTEN STATEMENT DESCRIBING THE PROPOSED OR INTENDED USE

CONSTRUCT TWO APARTMENT BUILDINGS, 12 AND 16 UNITS, A GARAGE WITH 17 STALLS TO INCLUDE ONE ADA STALL, APPROXIMATELY 40 ADDITIONAL ASPHALTED PARKING SPACES WITH CURB AND GUTTER, CONCRETE SIDEWALKS, THE REQUIRED LANDSCAPING AND SITE DEVELOPMENT TO PROVIDE THE REQUIRED SITE DRAINAGE DETENTION AND CLEANSING.

ADDENDUM C

PERPETUAL MAINTENANCE RESPONSIBILITY

SINCE THIS IS AN APARTMENT PROJECT, THE MANAGEMENT COMPANY WILL HAVE THE RESPONSIBILITY FOR MAINTENANCE OF THE COMMON OPEN SPACE, STRUCTURES AND FACILITIES, DRIVEWAYS AND PARKING AREAS AND DRAINAGE STRUCTURES.

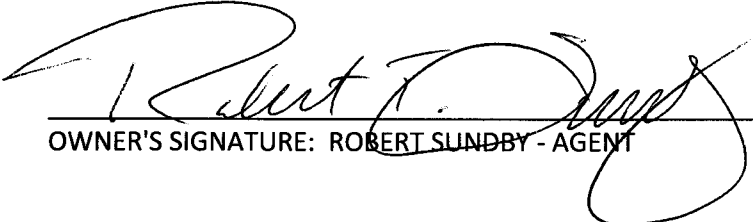
OWNER'S SIGNATURE OR AGENT _____  DATE 12/22/15
PAGE 1 OF 2

ADDENDUM D

PLANNED DEVELOPMENT CONSTRUCTION PHASES ONE AND TWO

PHASE ONE STARTING IN THE FIRST HALF OF 2016, IS TO BUILD THE 12 UNIT APARTMENT BUILDING, THE FOUNDATIONS FOR THE 16 UNIT APARTMENT BUILDING AND GARAGES, THE SITE GRADING TO INCLUDE DRAINAGE ITEMS, SITE UTILITY WORK TO ALL BUILDINGS AND LANDSCAPE FEATURES, THE ON-SITE PARKING LOT WITH CURBS AND SOME LANDSCAPE PLANTING.

THE SECOND AND FINAL PHASE WILL BEGIN APPROXIMATELY 18 MONTHS FOLLOWING THE COMPLETION OF PHASE ONE SUBJECT TO ACCEPTABLE VACANCY RATES. IT WILL INCLUDE THE CONSTRUCTION OF THE 16 UNITS APARTMENT AND GARAGE BUILDINGS, THE REMAINDER OF THE LANDSCAPING, SITE SIGNAGE AND WATER FEATURE(S), PARKING LOT STRIPING AND ANY REMAINING ITEMS NECESSARY TO BE COMPLETED TO FINALIZE THE PROJECT AND PERMIT.


OWNER'S SIGNATURE: ROBERT SUNDBY - AGENT

12/22/15
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