



CITY OF RAPID CITY

RAPID CITY, SOUTH DAKOTA 57701-2724

Growth Management Department

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MEMORANDUM

TO: Public Works Committee

FROM: Marcia Elkins, Director

DATE: May 26, 2005

RE: Plat Requirement for Second Access

Outlined below is information requested by the Public Works Committee on the number of exceptions that have been granted to the requirement that 40 dwelling units be provided with a second access built to City street standards as part of the Subdivision Review.

Renee Catron-Blair reviewed the subdivision plats approved over the past two years and provided the following information:

2003 Applications	# of Dwelling Units Requested	Council Action
Trailwood Village	77 du	Approved
Tyler Knue	49 du	Approved
Park Hill	172 du	Approved
Superpumper Addition	80 du	Approved
Lazy P- 6	78 du	Denied
Red Rock Estates	46 du	Approved

2004 Applications	# of Dwelling Units Requested	Council Action
CHMH & Rainbow Ridge	106 du	Approved
Red Rock Meadows	210 du	Denied
Resubmitted	91 du	Approved
Hyland Park	80 du	Pending
Kateland	43 du	Approved
Copper Oaks	178 du	Denied



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Kennsington Heights	42 du	Approved
Murphy Ranch Estates	44 du	Approved
Falcon Crest	101 du	Approved
Brentwood	43 du	Approved
Springbrook Acres	164 du	Denied

The total number of plats reviewed in 2003 was 126 and in 2004 a total of 210 plats were reviewed. However, this does not make a good comparison as this number includes all Layout, Preliminary, Final and Minor Plats resulting in significant double counting of the same subdivisions.

Staff noted a significant difference in the action by City Council based on the total number of dwelling units that were being requested to be served by a single access and whether or not the situation was permanent or would be resolved when additional platting would occur in the future. Please feel free to contact staff if you have any questions.