



CITY OF RAPID CITY

RAPID CITY, SOUTH DAKOTA 57701-5035

Growth Management Department

300 Sixth Street

Todd Peckosh, Project Engineer
Growth Management Department
city web. www.rcgov.org

Phone: 605-394-4157
Fax: 605-394-6636
e-mail: todd.peckosh@rcgov.org

MEMORANDUM

TO: Rapid City Public Works Committee

FROM: Todd Peckosh, Project Engineer *TP*

DATE: July 25, 2007

RE: Request to authorize the preparation of an H-Lot and for the City of Rapid City to accept a deed for the H-Lot to be created out of Tract 1 Century Subdivision located in the NW ¼ of Section 32, T2N, R8E, BHM, Rapid City, South Dakota

A letter was submitted on July 13, 2007 by Centerline, for Action Development, LLC., requesting authorization to prepare an H-Lot on behalf of the City of Rapid City and authorize acceptance of deeds. The proposed H-Lot will extend Century Drive from the west, and connect to an existing 60 foot wide right-of-way stubbed off East North Street, thereby creating a 60 foot wide right-of-way to tie Century Road into East North Street.

At this time, the applicant has not provided any proposed agreements to fund the roadway and there are no City projects identified in the City's Capital Improvement Program for the construction of this road. If the roadway is created as an H-Lot and the deed accepted by the City, the construction of the road becomes a financial liability to the City. For this reason, the City Council has not typically accepted right-of-way or H-Lots unless funding for the construction of the project has been identified. Further, engineering plans have not been submitted for the construction of the street within the proposed H-Lot. In addition, a traffic analysis should be submitted to show what effects this new street connection onto East North Street will have with the other intersections at Eglin Street, Menard Drive, and Anamosa Street. Until these issues are addressed by the applicant, staff recommends that the request be denied without prejudice.

Staff Recommendation: Staff recommends, that the request be denied without prejudice.



EQUAL HOUSING
OPPORTUNITY

EQUAL OPPORTUNITY EMPLOYER