



CITY OF RAPID CITY

RAPID CITY, SOUTH DAKOTA 57701

Public Works Department Engineering Services Division

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TO: Public Works Committee

FROM: Ted T. Johnson, P.E.
Engineering Project Manager
Public Works Department

DATE: April 5, 2011

RE: Request for Exception to waive the requirement to install sidewalk along Deadwood Avenue per City Ordinance 12.16.080
Lot B of Lot DS-2 revised, of the Attic Subdivision, located in the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ and the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$, S27, R2N, R7E, BHM
Pennington County, SD
Exception File Number 11EX241

A request was submitted on March 9, 2011 requesting the requirement to install sidewalk per City of Rapid City Ordinance 12.16.080 be waived for the proposed Attic Commercial Storage facility to be located on the west side of Deadwood Avenue and north of Lien Street. The proposed development includes the construction of a multi-unit climate controlled commercial storage facility, parking, landscaping, water and fire protection service, drainage features and related improvements. A minimum four (4) foot wide sidewalk is required to be constructed one foot from the property line along Deadwood Avenue as per the Rapid City Municipal Code.

The City of Rapid City Code of Ordinances, 12.16.080 New or Relocated Residential or Commercial Buildings states "*The construction of a permanent sidewalk fronting or abutting all streets, highways and avenues shall be accomplished by the builder, owner or developer of all new or relocated residential or commercial buildings within the city...*" The requested exception would allow the multi-unit commercial storage facility and improvements to be built without the installation of sidewalk on Deadwood Avenue.



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The proposed Attic Storage facility improvements are located on Lot B of Lot DS-2 revised, of the Attic Subdivision, north of the intersection of Deadwood Avenue and Lien Street, and on the west side of Deadwood Avenue. The topography of the developed site will be fairly level within the street right-of-way and slightly up hill to the north along Deadwood Avenue.

Sidewalk installation along the proposed Attic Storage facility property would provide a safe pedestrian corridor along this property.

This request is associated with City of Rapid City Building Permit No. 2011CIBP0148, issued February 11, 2011; and Planning Department Plat Files No. 10PL048 and 10PL071, approved August 16, 2010 and September 26, 2010, respectively.

Staff Recommendation: Staff recommends that the request to waive the requirement to install sidewalk on Deadwood Avenue be denied.