



Mark Matthiesen
Vice President
Cummins Central Power
8201 NE Parvin Rd.
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RE: Sidewalk Variance Request
Cummins Vehicle Repair Facility

Dear Rapid City Council Members,

Cummins Central Power is the property owner of 2233 N Elk Vale Road and is currently constructing a vehicle repair facility on the site. This is a commercial facility being constructed under Commercial Building Permit CIBP15-2438. We are respectfully requesting a variance to the sidewalk installation requirement as allowed for by Section 12.08.060.C of the Rapid City Municipal Code. Our site is bound by N. Elk Vale Road to the East, and Taggart Road to the West.

The attached Exhibit A is an aerial view of our site and surrounding properties. The only property with existing sidewalk is on the opposite site of Taggart Road from our facility (NW corner of Taggart and Galt) and is approximately 117 feet away from our NW property corner.

Our basis for this variance request are as follows:

1. There is no Public transportation (buses) or city walking trails, or pedestrian destinations in the area. The area is dominated by vehicular uses. The area is not developed enough for any significant pedestrian travel, especially without the support of public transportation via bus'.
2. With the exception of the property at the NW corner of Taggart and Galt, there are no other existing businesses in the near vicinity that have constructed sidewalks. There would be no connectivity of any sidewalks, if built on either side of our site, to any other existing sidewalks.
3. Our customer base, by nature of our business, will travel exclusively to the business by vehicles, and will have no use of a public sidewalk.

We appreciate your consideration of this request, and will have a representative available for questions at any meetings at which this is considered.

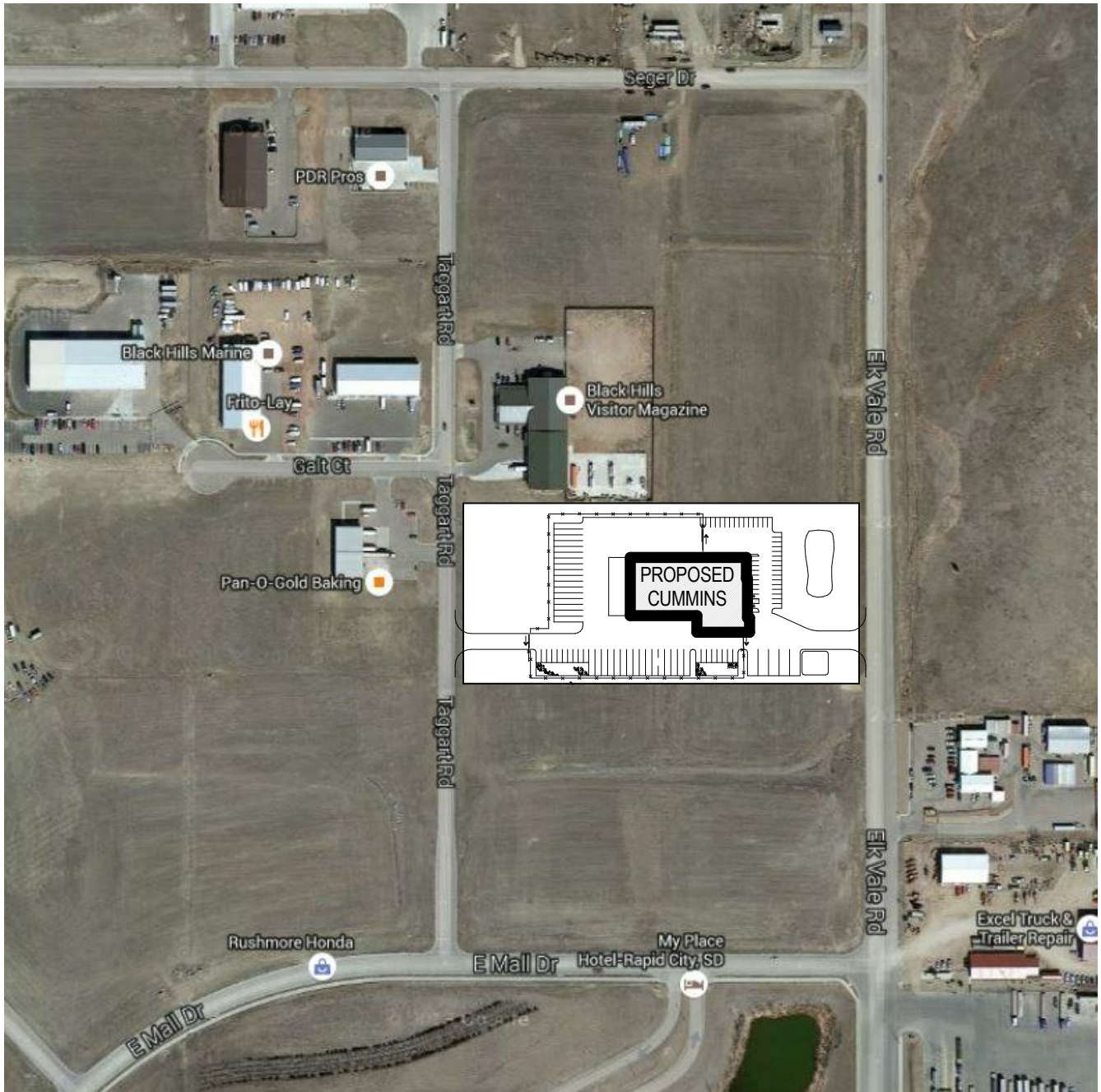
Kindest Regards,

A handwritten signature in black ink that reads 'Mark A. Matthiesen'.

Mark A. Matthiesen
Vice President
Cummins Central Power

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Service Locations: Nebraska – Omaha, Kearney; Iowa – Des Moines, Cedar Rapids;
Illinois – Rock Island; Missouri – Kansas City, Joplin, Springfield; Kansas – Wichita,
Colby, Garden City; South Dakota – Sioux Falls



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EXHIBIT A - SITE AREAL VIEW

1" = 300'-0"



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Project
RAPID CITY, SD
 RSP Project No.
 2727.150.01
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Sheet No.

EXHIBIT A

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