

US Highway 16 Future Land Use Plan

Map Revision Summary

<u>Map date</u>	<u>Description</u>
July 2004	Original map submitted to Planning Commission for approval. Densities used for US Highway 16 Corridor Study traffic projections (access consolidation)
October 2004	Revisions recommended by Future Land Use Committee based on discussions with area residents east of US Highway 16 regarding the maximum densities allowed in Low Density Residential / Planned Residential Development (PRD). Land use designation changes include: <u>East of US Highway 16</u> <ul style="list-style-type: none">• Low Density Residential/Planned Residential Development changed to PRD 1 du/3 ac and PRD 2 du/ac• PRD 1 du/3 ac to PRD 2.5 du/ac <u>West of US Highway 16</u> <ul style="list-style-type: none">• PRD 2 du/ac to PRD 1 du/3 ac• PRD 1 du/3 ac to 2.5 du/ac• Sewer service boundary added to identify property north connecting to Rapid City facilities
November 2004	Revisions recommended by Planning Commission based on public input at Planning Commission meeting. Land use designation changes include: <ul style="list-style-type: none">• Shultz, et. al—PRD 1 du/3 ac to PRD 4.8 du/ac• Orthopedic property—PRD 1 du/3 ac to PRD 2.5 du/ac• Hyland Park—PRD 2 du/ac to PRD 2.5 du/ac
December 2004	Revisions made to accurately reflect current Rapid City Regional Hospital General Commercial Zoning designation
January 2005	Revisions recommended by City Council to reflect request by Hart Ranch and Zion Lutheran Church <ul style="list-style-type: none">• Zion Lutheran Church—Reduce Public designation to reflect easement for water tower and change remainder to PRD 1 du/ac for all three commonly owned lots• Hart Ranch—PRD 2 du/ac to PRD 2.5 du/ac and PRD 1 du/3 ac to PRD 1 du/ac