

Fancies Flowers

From: Fancies Flowers [fancies@rushmore.com]
Sent: Wednesday, April 04, 2012 8:48 PM
To: cpweb@rcgov.org
Subject: FW: ATTENTION! PLEASE READ: REZONING REQUEST MEETING APRIL 5TH

Carol Rose -- Owner
 Fancies Flowers & Gifts
 (605) 342-2829

From: Fancies Flowers [mailto:fancies@rushmore.com]
Sent: Wednesday, April 04, 2012 8:37 PM
To: 'cpweb@rcgov.org'
Cc: 'caroljrose1@rap.midco.net'
Subject: ATTENTION! PLEASE READ: REZONING REQUEST MEETING APRIL 5TH

My name is Carol Rose McMahan and I am the owner of Fancies Flowers & Gifts located at 1301 Mt. Rushmore Road. I have received a notice for a rezoning request for 809 and 811 Fairview Street from GENERAL COMMERCIAL DISTRICT TO MEDIUM DENSITY RESIDENTIAL DISTRICT. I AM STRONGLY OPPOSED TO THIS. I had plans to come to the meeting on April 5th, and just realized I have a prior commitment at 7:30 PM, so I regretfully am not able to attend this meeting. The legal description of my property is as follows for CC& CO LLC LOCATED AT 1301 & 1305 MT. RUSHMORE ROAD (CURRENTLY 1 BLDG): BOULEVARD ADDN BLOCK 38 N90' OF LOT 1-2 AND THE 2ND PIECE OF PROPERTY LOCATED AT 807 FAIRVIEW STREET: BOULEVARD ADDN BLOCK 38 LOT 3 & E1/2 OF LOT 4. The property located at 807 Fairview street is currently being used as rental property. When I purchased this property for my business, Fancies Flowers & Gifts, approximately 13 years ago, I was informed by my realtor that the property I was buying was zoned 3 houses back on Fairview Street. That was a deciding factor for me because I knew that for the future that would help keep my property value up, as it is a corner lot, and be a more desirable piece of property for someone to purchase from me if they wanted to try and purchase the other properties 3 houses back for a bigger building to be put on my property or maybe for a parking lot like others have done. By changing the zoning from General Commercial to Medium Density Residential you would be causing me great distress as this was not what I had originally been told when I purchased this property. The folks who have purchased 809 and 811 Fairview Street would have known, at the time they purchased the property, that it was zoned General Commercial. So I feel STRONGLY that this property should not be rezoned, it should be left just as it originally was zoned. This ABSOLUTELY would NOT be FAIR to me for any future plans for my property. Again, I apologize for not being able to be present at this meeting. I hope you will consider my thoughts and my feelings on this matter. I will be present at the Rapid City Council meeting being held on April 16th, 2012 at 6:30 pm. I can be reached, if necessary, at any of the 3 phone numbers I am giving you: Home 342-4135, Fancies Flowers 342-2829 or my Cell 209-5810. Thank you for your time and consideration in this matter. Sincerely, Carol Rose McMahan

Carol Rose -- Owner
 Fancies Flowers & Gifts
 (605) 342-2829

I tried e-mailing this information but it would not go thru. I tried several times.