

DEVELOPMENT SERVICES CENTER

Growth Management Department

City of Rapid City

300 Sixth Street, Rapid City, SD 57701-2724

Phone: (605) 394-4120

Fax: (605) 394-6636

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**HISTORIC
PRESERVATION
11.1 REVIEW**

PROJECT NAME: <i>Thirsty's Outdoor Garden Dining</i>		
PROJECT ADDRESS: <i>819 main st. Rapid City, SD 57701</i>		
DESCRIPTION OF REQUEST: <i>Please see attached letter of intent</i>		
YEAR CONSTRUCTED: <i>1950</i>		
HISTORIC DISTRICT:		
<input type="checkbox"/> West Boulevard Historic District	<input type="checkbox"/> Environs of West Boulevard Historic District	
<input type="checkbox"/> Downtown Historic District	<input checked="" type="checkbox"/> Environs of Downtown Historic District	
<input type="checkbox"/> Individually Listed Property	<input checked="" type="checkbox"/> Environs of an Individually Listed Property	
STATUS:		
<input type="checkbox"/> Contributing	<input checked="" type="checkbox"/> Non-Contributing	
TYPE:		
<input checked="" type="checkbox"/> Commercial	<input type="checkbox"/> Residential	
OWNER OF RECORD		
Name: <i>Morrison Family Holdings LLC</i>	Phone #: <i>605 484-9780</i>	Fax #: <i>605-343-3150</i>
Mailing Address: <i>819 main st.</i>		City, State, Zip <i>Rapid City, SD 57701</i>
Owner's Signature: <i>Frank Morrison</i>		Date: <i>2-26-10</i>
APPLICANT (If different from owner of record)		
Name: <i>FRANK MORRISON</i>	Phone #: <i>605 484-9780</i>	Fax #: <i>605 343-3150</i>
Mailing Address: <i>1302 38th st.</i>		City, State, Zip <i>Rapid City, SD 57702</i>
Applicant's Signature: <i>Frank Morrison</i>		Date: <i>2-26-10</i>



819 Main Street
Rapid City, SD 57701
605-343-3104

February 25, 2010

City of Rapid City
Growth Management Department
300 Sixth Street
Rapid City, SD 57701

Attn: Ali Demersseman

The purpose of my conditional use permit request is to expand our current restaurant "Thirsty's" into the adjacent vacant lot to the west. Our intention is to serve food from our full service restaurant which would also include serving beer and wine. This will be for seasonal use only.

We propose to enclose the vacant lot according to the included drawings. The front will be constructed of iron and brick to blend with the existing property. The asphalt will be removed and replaced with brick pavers. Two canopies will be constructed with iron and canvas. Trees and shrubs will be planted between the two canopies and the west side will be secured with a steel fence which will be used as a trellis for vines. We plan to have seating for 60 - 80 people in a park like setting.

A small stage will be constructed in the southwest corner for entertainment on weekend evenings. Thirsty's entertainment is geared towards responsible and mature adults. The same type of entertainers currently performing during the "Summer Nights on 7th Street." We currently have a good relationship with the surrounding property owners and the City of Rapid City and do not intend to jeopardize that. Our hours of operation will continue to be 11:00am until 12:00am.

We believe our addition will help to enhance and re-vitalize downtown. It will utilize a currently vacant lot. It will be pleasing to the eye, and provide a park like atmosphere to attract more people to the west end of downtown. It will encourage more people to stay downtown longer which will benefit all downtown businesses.

Thank You!
Frank Morrison
Thirsty's