

STAFF REPORT

April 5, 2007

No. 07SR016 - SDCL 11-6-19 Review to allow the installation of public water main **ITEM 17**

GENERAL INFORMATION:

PETITIONER	City of Rapid City
REQUEST	No. 07SR016 - SDCL 11-6-19 Review to allow the installation of public water main
EXISTING LEGAL DESCRIPTION	Raider Road Right-of-Way lying in that part of S1/2 NW1/4 SW1/4 lying east of Hillsvie Drive; and that part of N1/2 SW1/4, Section 4, T1N, R7E, BHM, Rapid City, Pennington County, South Dakota
PARCEL ACREAGE	Approximately 1.3 Acres
LOCATION	At the intersection of Hillsvie Drive to 700 feet east
EXISTING ZONING	Public District
SURROUNDING ZONING	
North:	Public District
South:	Public District
East:	Public District
West:	Public District
PUBLIC UTILITIES	Public Sewer and Water
DATE OF APPLICATION	3/1/2007
REVIEWED BY	Jonathan Smith / Emily Fisher

RECOMMENDATION:

Staff recommends that the SDCL 11-6-19 Review to allow the installation of public water main be approved.

GENERAL COMMENTS:

The applicant has submitted an SDCL 11-6-19 review to construct a 10 inch water main within the right-of-way located on the southern boundary of Raider Road. The proposed construction of a water main is a City of Rapid City project that will start near the intersection of Hillsvie Drive and Raider Road, and traverse east with the right-of-way of Raider Road for a distance of 700 feet.

South Dakota Codified Law 11-6-19 states that "...whenever any such municipal council has adopted a comprehensive plan, then no street, park or other public way, ground, place, space, no public building or structure, no public utility, whether publicly or privately owned, if covered by the comprehensive plan or any adopted part thereof, shall be constructed or authorized in the

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municipality or within its subdivision jurisdiction until and unless the location and extent thereof shall have been submitted to and approved by the Planning Commission". The proposed utility extension is a public improvement and the property is identified as being located within the area covered by the Rapid City Comprehensive Plan requiring that the improvements be reviewed and approved by the Rapid City Planning Commission.

STAFF REVIEW:

Staff has reviewed the SDCL 11-6-19 and has noted the following considerations:

Air Quality Permit: Staff noted that more than an acre of land is being disturbed and that an Air Quality Permit must be obtained prior to construction.

Right-of-Way Permits: Staff noted that the proposed construction will occur along streets under the jurisdiction of the City of Rapid City. The appropriate Right-of-Way Permits must be obtained prior to construction.

Water Main:

Public Works and Growth Management staffs have reviewed the construction plans and the construction plans have been approved.

Staff recommends that the SDCL 11-6-19 review be approved for the construction of a 10 inch water main along Raider Road.