




Memorandum

To: City of Rapid City
Growth Management Department
Public Works Department
300 6th Street
Rapid City, SD 57701

From:  Ted Schultz, P.E.
CETEC Engineering Services, Inc.
1560 Concourse Drive
Rapid City, SD 57703

Date: May 27, 2011

Re: **Planned Development Application
Initial-Final Plan
J& D Precast Site Development
2540 East Highway 44, Rapid City, SD 57701**

RECEIVED

MAY 27 2011

Rapid City Growth
Management Department

On behalf of J&D Precast Owner's Jerry and Donna Olson, CETEC Engineering Services, Inc., is submitting a request for a Planned Industrial Development (Initial and Final Plan) for a building expansion, parking lot, drainage improvements, and driveway work as shown on the attached plans.

Owner Jerry Olson is the primary contact and General Contractor for the project. The plan also includes an architectural building drawing from Henriksen, Inc. Lance Engineering of Spearfish, SD is completing the structural engineering.

The Owner has already secured a Developmental Lot agreement and the Designation of Parcel is attached. The property is currently zoned Heavy Industrial and the property will continue to operate as a precast concrete manufacturing facility with 5-8 employees. The building expansion will allow additional indoor precast storage with a new office space.

The Owner is prepared to apply for the Grading Permit, Sediment & Erosion Control Permit, and Building Permit for the project at any time.

Ted Schultz, P.E.

cc: Jerry Olson