

Bosworth Mary

From: Centrline@aol.com
Sent: Monday, February 15, 2010 10:55 AM
To: Bosworth Mary
Cc: pat.tlustos@nwemangement.com
Subject: Re: PLM Phase 2C Lot 16 R Water Service Exception

Hi

Yes, PLM would like to appeal the Exception Denial for water service line within an existing public utility easement.

Thanks.

lmk

In a message dated 2/15/2010 10:48:48 AM Mountain Standard Time, Mary.Bosworth@rcgov.org writes:

Ski – Attached is the denial of the Request for Exception for the non-conforming water service line. Please let me know if you would like to appeal the denial.

Mary Bosworth, P.E.

Growth Management Department

605-394-4157 ext. 216

mary.bosworth@rcgov.org

From: Centrline@aol.com [mailto:Centrline@aol.com]
Sent: Wednesday, February 10, 2010 7:46 AM
To: Bosworth Mary
Subject: Re: PLM Phase 2C Lot 16 R Drainage Easments

Hi

Go ahead and process it. We can withdrawal later if it comes to it.

Thanks.



CITY OF RAPID CITY

RAPID CITY, SOUTH DAKOTA 57701-5035

Engineering Services

300 Sixth Street

Telephone: (605) 394-4154

FAX: (605) 355-3083

Web: www.rcgov.org

MEMORANDUM

TO: Robert Ellis PE/PTOE, Public Works Director

FROM: Dale Tech PE/LS, City Engineer

SUBJECT: Exception request, PLM Subdivision

DATE: February 12, 2010

I have reviewed the exception request to allow a non conforming water service line across two existing lots.

The information submitted by Centerline shows a proposed water service line to be extended in an existing utility easement that is on a common lot line of two properties that adjoin the lot for which the service line is intended.

It is my opinion that the existing easement is not intended for a service line and the installation of a service line within this easement may cause maintenance problems with the existing sewer main located within the easement. There are no extraordinary circumstances that exist that would support the installation of a non conforming water service line in this location.

Therefore, I recommend denial of the requested exception.



EQUAL HOUSING
OPPORTUNITY

EQUAL OPPORTUNITY EMPLOYER

Item #1

**REQUEST FOR EXCEPTION TO
RAPID CITY DESIGN STANDARD / CRITERIA / REGULATIONS**

PW022310-01

RECEIVED

PROJECT PLM Subdivision Phase 2C

FEB - 8 2010

DATE: 2/5/10 SUBMITTED BY: Centerline

Rapid City Growth
Management Department

PIN #: Tax ID: 59568, 59569

LEGAL DESCRIPTION: LOT 9B & 10A BLOCK 1 PLM SUBDIVISION all in Section 24 T1N R7E BHM RAPID CITY,
PENNINGTON COUNTY, SD

EXCEPTION REQUESTED: SECTION _____ STD / CRITERIA / REG **Criteria**

DESCRIPTION OF REQUEST: Water service to occupy public utility easement platted on 2 adjoining lots..

JUSTIFICATION: This short utility easement is unencumbered by buildings, fences or other features and has an existing
public sewer main that will serve PLM Subdivision Phase 2C. The water service is for a PRD designated lot that
cannot have more than one dwelling per the PRD conditions.

SUPPORTING DOCUMENTATION: Yes No

PROPERTY OWNER'S SIGNATURE: DATE: 2/5/10

Of Agent, if previously designated by the Owner in writing.

FOR STAFF ONLY

STAFF COMMENTS: _____

STAFF RECOMMENDATION: _____

REVIEWED BY: _____ DATE: _____

AUTHORIZATION: APPROVED DENIED

GROWTH MANAGEMENT DIRECTOR APPROVED DENIED

DATE
2-15-10

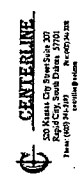
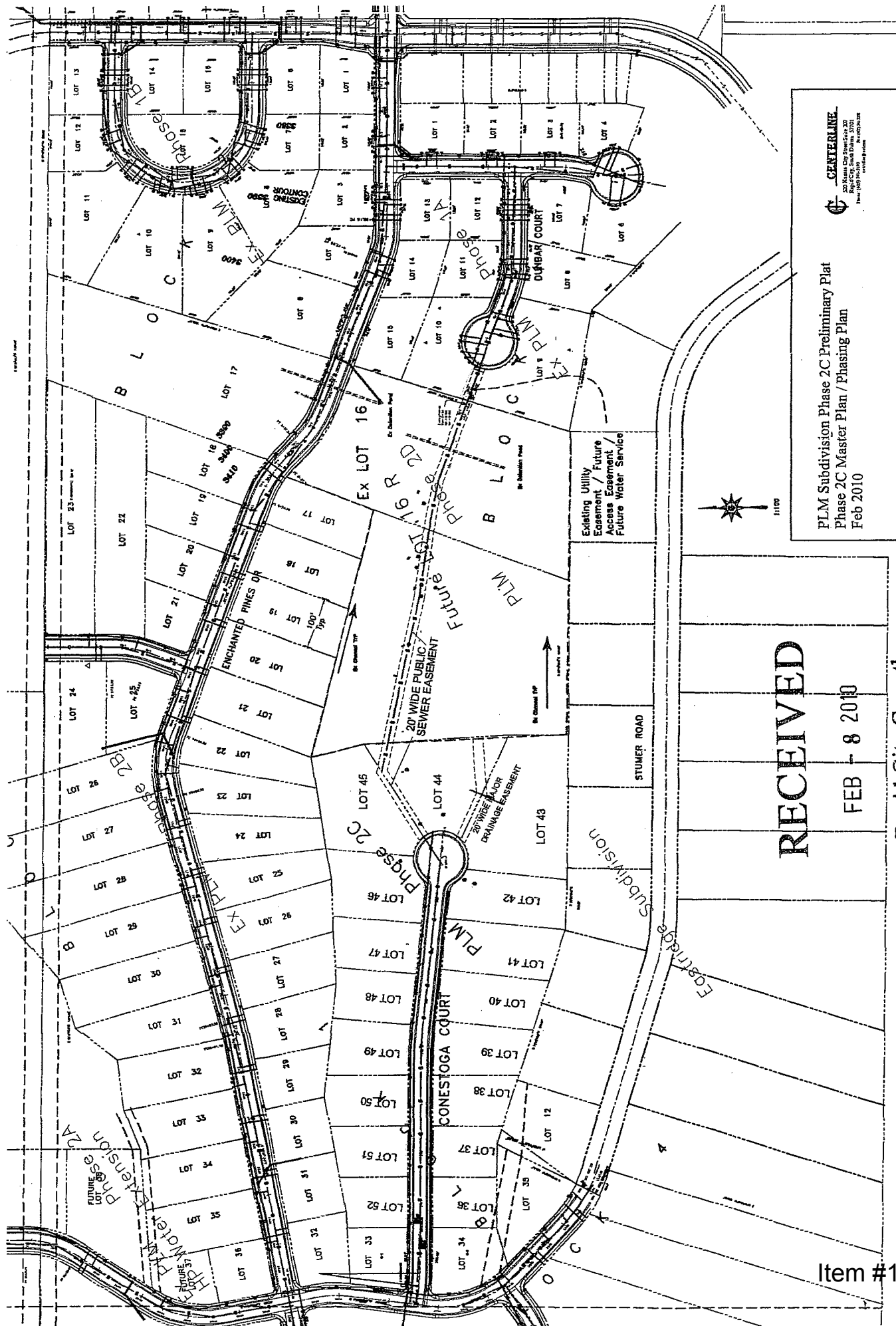
PUBLIC WORKS DIRECTOR* _____ DATE _____

FILE #: 10E X 008

Revised 11/06/07

ASSOCIATED FILE#: 09PL039

*Public Works Director's signature is not required for Lot
Length to Width Exceptions, Ordinance No. 5232.



PLM Subdivision Phase 2C Preliminary Plat
 Phase 2C Master Plan / Phasing Plan
 Feb 2010



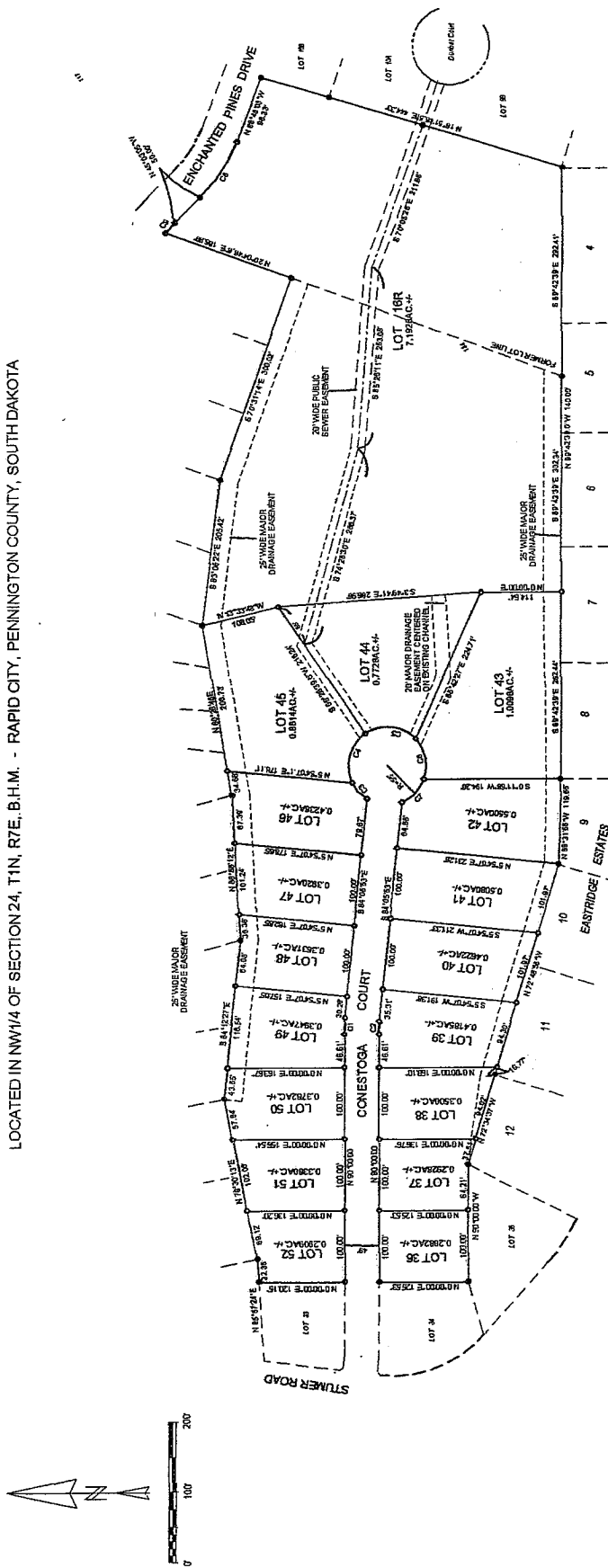
RECEIVED

FEB - 8 2010

Rapid City Growth
 Management Department

Item #1

PRELIMINARY PLAT OF LOT 16R AND LOTS 36 THRU 52 IN BLOCK 1 OF PLM SUBDIVISION
 LOCATED IN NW1/4 OF SECTION 24, T1N, R7E, B1M. - RAPID CITY, PENNINGTON COUNTY, SOUTH DAKOTA



Prepared by:
 Hanson Surveying & Mapping
 832 Horace Mann Drive
 Rapid City, SD 57701
 January 25, 2010

Curve	Delta Angle	Radius	Arc	Tangent	Chord	Chord Bearing
1	5°54'07.1"	224.50	28.13	18.07	23.12	S 67°02'56.6"E
2	31°5'02.8"	171.50	18.08	8.05	18.07	S 67°02'56.6"E
3	88°45'02.7"	65.00	30.56	15.68	30.17	N 48°16'17.0"E
4	65°45'16.5"	65.00	64.78	64.11	83.48	S 66°28'10.2"E
5	65°45'16.5"	65.00	61.20	34.20	88.08	S 14°48'56.4"W
6	65°45'16.5"	65.00	61.20	34.21	88.10	S 14°48'56.4"W
7	23°24'58.5"	226.00	41.21	26.31	48.31	S 25°02'51.5"W
8	23°24'58.5"	226.00	83.68	47.82	93.01	S 25°02'51.5"W
9	6°20'53"	174.00	19.28	8.65	18.27	N 48°13'02"W

Area dedicated to public right-of-way by this plat = 0.9765 Ac. +/-

All Major Drainage Easements shown hereon shall be kept free of all obstructions, including but not limited to buildings, well fences, bridges, trees and shrubs. These easements grant to all public authorities the right to construct, operate, maintain, inspect and repair such improvements and structures as it deems expedient to facilitate drainage from any source.

8' Major Utility & Drainage Easement: 8' on the interior side of all property lines adjacent to public right of way.

8' minor drainage & utility easements are hereby established on the interior side of all lot lines except where major drainage easements are located.

RECEIVED

FEB 8 2010

Rapid City Growth
 Management Department

