

To whom it may concern:

I have a request for a special use permit for the address 109 7th St W, Dickinson, ND 58601 for commercial use to put a Chiropractic clinic/holistic health facility in the previous Dakota Bone and Joint clinic location. This facility will be used for long term use for chiropractic, massage, and PT services. The proposed site plan is to remodel and update the facility for clinic use.

The size of the building will be maintained, set-backs will not change, building will be properly landscaped with new well-manicured plantings. Parking has been addressed and street parking and separate parking lot purchased with the building will provide adequate space to accommodate for patients, staff, and providers. Parking stripes and road width were just addressed by the city and spaces were re-striped.

Drainage will not change since the structure in place is remaining in place. Traffic will not change substantially from current situation due to existing businesses in place right across the street and next door. Non residential traffic will not be directed towards residential areas due to current businesses in place.

This project will have normal business hours, sewer use will not change much due to current structure of business on the same street. This project is consistent with the City of Dickinson Comprehensive plan with it already being an existing clinic in the same location in years past, the building is just being brought back to life.

