

DEADWOOD HISTORIC PRESERVATION COMMISSION

Wednesday, February 22, 2012 ~ 5:00 p.m.

City Hall, 108 Sherman Street, Deadwood, South Dakota

1. Call meeting to Order– Chair Ronda Feterl
2. Approval of Minutes
3. Voucher Approval
4. Old or General Business
 - a. Budget Committee recommendation on HARCC funding request
 - b. Adams Museum & House, Inc. & Days of '76 Museum, Inc. Partnership update
5. New Matters before the Deadwood Historic District Commission
6. New Matters before the Deadwood Historic Preservation Commission
 - a. Case# 12003 – 66 Lincoln Avenue – Garage Addition – James Wild
 - b. Case# 12005 – 35 Lincoln Avenue – Skylight Removal – Matt & Francy Pike
 - c. Case# 12006 – 37 Jackson Street – Garage Door Replacement – Mike & Brett Runge
7. Revolving Loan Fund/Retaining Wall Program Update
 - a. Retaining Wall Applications
 - b. Revolving loan Program/Disbursements
 - i. Joseph & Margaret Sulentic – 23 Van Buren
 - c. Retaining Wall Program/Disbursements
8. Items from Citizens not on agenda (*Items will be considered but no action will be taken at this time.*)
9. Staff Report (*Items will be considered but no action will be taken at this time.*)
10. Committee Reports (*Items will be considered but no action will be taken at this time.*)
11. Other business
12. Adjournment

All Applications **MUST arrive at the City of Deadwood Historic Preservation Office by 5:00 p.m. MST on the 1st or 3rd Wednesday of every month in order to be considered at the next Historic Preservation Commission Meeting.*

CITY OF DEADWOOD
HISTORIC PRESERVATION COMMISSION

Wednesday, February 22, 2012

Present Historic Preservation Commission: Matt Pike, George Milos, Laura Floyd, Ronda Feterl, Mike Olsen, Steve Olson, and Willie Steinlicht. Historic Preservation Officer, Kevin Kuchenbecker, was also present.

Present Deadwood City Commission: Mayor Francis Toscana, and Commissioners Georgeann Silvernail, and Jim Van Den Eykel.

All motions passed unanimously unless otherwise stated.

A quorum being present, Historic Preservation Commission Chair, Ronda Feterl called the Deadwood Historic Preservation Commission meeting to order on Wednesday, February 22, 2012 at 5:00 p.m. in Deadwood City Hall located at 108 Sherman Street, Deadwood, SD.

Approval of Minutes:

It was moved by Mr. M. Olsen and seconded by Mr. Pike to approve the minutes of Wednesday, February 8, 2012. Aye – Pike, Milos, Floyd, Feterl, M. Olsen, and Steinlicht. Abstain – S. Olson. Motion carried.

Voucher Approval:

Operating Account

It was moved by Mr. M. Olsen and seconded by Ms. Floyd to approve the HP Operating Account in the amount of \$49,665.90. Aye – All. Motion carried.

Bonded Account

It was moved by Mr. S. Olson and seconded by Mr. M. Olsen to approve the HP Bonded Account in the amount of \$12,770.12. Aye – All. Motion carried.

Old or General Business:

Budget Committee recommendation on HARCC funding request

Ms. Feterl recused herself and left the meeting.

Vice-Chair Matthew Pike took over the meeting during Ms. Feterl's recusal.

Mr. Kuchenbecker reviewed the letter from the Adams Museum and House, Inc. dated January 3, 2012. He said the letter requests \$47,258 for capital improvements at the Homestake Adams Research and Cultural Center from the Historic Preservation Commission. He explained these costs were for the following expenditures: \$12,901.67 which would be paid to J. Scull Construction for change orders incurred during

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construction at the HARCC; \$2,840 for plumbing for a washer and dryer which have already been purchased using USDA Rural Development money; \$31,515.92 for two operable walls which will be used in the lecture halls. Mr. Kuchenbecker stated favorable comments had been received by the Budget Committee after a detailed discussion. He noted Ms. Mary Kopco, Director of the Adams Museum and House, Inc. was present to answer any questions. (The Letter dated January 3, 2012 is attached hereto on Exhibit A and incorporated herein by this reference). ***It was moved by Mr. Steinlicht and seconded by Mr. M. Olsen to recommend to the Deadwood City Commission the one time expenditure of \$47,258 for Capital Improvements.*** Mr. Pike reiterated a lengthy and detailed discussion of this request had occurred during the Budget Committee's review. ***Aye – Pike, Milos, Floyd, M. Olsen, S. Olson, and Steinlicht. Motion carried.***

Ms. Feterl returned to the meeting and to her seat as Chair.

Adams Museum & House, Inc. & Days of '76 Museum, Inc. Partnership Update

Mr. Kuchenbecker noted Ms. Kopco and Mr. Bill Peterson, Director of the Days of '76 Museum, were present. Mr. Kuchenbecker stated on Tuesday, February 21, 2011 the Days of '76 Museum, Inc. Board and the Adams Museum and House, Inc. Board unanimously voted to file articles of incorporation, adopt bylaws, and set up a board which will result in the formation of an umbrella corporation, Deadwood History, Inc. Mr. Kuchenbecker stated that as the individual who facilitated the discussion of forming a partnership between two outstanding museum entities in Deadwood, he is extremely pleased with the actions taken by the boards of directors of the Adams Museum & House, Inc. and the Days of 76 Museum, Inc.

Mr. Pike asked if this would limit Historic Preservation's, and therefore the City's, oversight with regard to funding. In other words, he questioned if the Historic Preservation Commission would have less control over how money is spent if there is one large budget request to be paid to Deadwood History Inc. rather than the various entities under this umbrella. Ms. Feterl stated the Chamber is a good model to look to since Historic Preservation gives them a large sum of money during budgeting; however, the Commission requires itemization of expenses and does stipulate how and where funds will be spent. Ms. Kopco noted Deadwood History Inc. will provide monthly financial statements and will have a yearly outside audit.

Mr. Pike asked if any other organizations would be brought into Deadwood History Inc. Ms. Feterl, Ms. Kopco, and Mr. Peterson agreed this was the hope in the future. Mr. Peterson added, however, these potential organizations would be scrutinized to make sure they meet the very high standards of the organization's goals.

New Matters before the Deadwood Historic Preservation Commission

Case# 12003 – 66 Lincoln Avenue – Garage Addition – James Wild

Mr. Kuchenbecker reviewed his staff report for permission to modify an addition to the existing garage of the resource which was originally approved in 2010 as submitted. (The Staff report is attached hereto on Exhibit B and incorporated herein by this reference). ***It was moved by Mr. M. Olsen and seconded by Mr. Milos, based upon all the evidence presented, that the project DOES NOT encroach upon, damage, or destroy any historic property included in the national register of historic places or the state register of historic places, and therefore moved to grant a project approval.*** ***Aye – All. Motion carried.***

Case# 12005 – 35 Lincoln Avenue – Skylight Removal – Matt & Francy Pike

Mr. Pike recused himself and left the meeting.

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Mr. Kuchenbecker reviewed his staff report for the removal of a skylight that was installed c. 1979 as part of a single-story addition to the rear of the home. (The Staff Report is attached hereto on Exhibit C and incorporated herein by this reference). ***It was moved by Mr. Steinlicht and seconded by Ms. Floyd, based upon all the evidence presented, that the project DOES NOT encroach upon, damage, or destroy any historic property included in the national register of historic places or the state register of historic places, and therefore moved to grant a project approval. Aye – Milos, Floyd, Feterl, M. Olsen, S. Olson, and Steinlicht. Motion carried.***

Mr. Pike returned to the Meeting.

Case# 12006 – 37 Jackson Street – Garage Door Replacement – Mike & Brett Runge

Mr. Kuchenbecker reviewed his staff report for the removal of the current garage door located at 37 Jackson Street and the replacement of this door with a new door as submitted. He noted Mr. Mike Runge was present to answer any questions. (The Staff Report is attached hereto on Exhibit D and incorporated herein by this reference). ***It was moved by Mr. M. Olsen and seconded by Mr. Steinlicht, based upon all the evidence presented, that the project DOES NOT encroach upon, damage, or destroy any historic property included in the national register of historic places or the state register of historic places, and therefore moved to grant a project approval. Aye – All. Motion carried.***

Revolving Loan Program/Disbursements

HP Revolving Loan Fund Disbursement

It was moved by Mr. S. Olson and seconded by Mr. M. Olson to approve the HP Revolving Loan Fund Disbursement in the amount of \$305.85. Aye – All. Motion carried.

Retaining Wall Disbursements

It was moved by Mr. M. Olsen and seconded by Mr. Milos to approve the HP Retaining Wall Disbursement in the amount of \$216,753.65. Aye – All. Motion carried.

Financial and Delinquency Report

Ms. Joy McCracken, Executive Director for NeighborWorks, reviewed the financial and delinquency report.

Joseph & Margaret Sulentic – 23 Van Buren

It was moved by Ms. Floyd and seconded by Mr. Pike to forgive the loan to Joseph and Margaret Sulentic, 23 Van Buren, as presented. Aye – All. Motion carried. (The Loan Request dated February 16, 2012 is attached hereto on Exhibit E and is incorporated herein by this reference).

The Historic Preservation Commission asked Ms. McCracken to organize Revolving Loans by maturation date, so they will be able to determine when funds will need to be replenished. They asked if they could have this information by June so they can discuss during 2013 budgeting.

STAFF REPORT:

Mr. Kuchenbecker reported on the following items:

- A Deadwood Firewise meeting was held on February 21, 2012. He said Firewise had started to mark trees for removal in St. Ambrose Cemetery and their services might be needed to address Pine beetle infestations in the Deadwood area.

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- There would be a public meeting regarding the proposed Highway 85 project on March 6, 2012 at 6:00 p.m.
- Phase I of the St. Ambrose Cemetery project design was nearing completion.
- The Adams and Historic Homestake Opera House were hosting Native American Hoop Dancers.
- The Days of '76 would be hosting Outhouse races on Saturday, February 25 at the Rodeo Grounds.
- The Northern Hills Railway Society had completed a diorama that will be used in the Baggage Room at the Deadwood Visitor's Center.

COMMITTEE REPORTS:

Mr. Milos reported gaming revenues are up in Deadwood in January 2012.

ADJOURNMENT:

The February 22, 2012 Historic Preservation Commission meeting adjourned at 5:55 p.m.

ATTEST:

Ronda Feterl
Chairman, Historic Preservation Commission
VPeterson, Recording Secretary