

DEADWOOD HISTORIC PRESERVATION COMMISSION

Wednesday, May 28, 2014 ~ 5:00 p.m.

City Hall, 108 Sherman Street, Deadwood, South Dakota

1. Call meeting to Order
2. Approval of Minutes
 - a. Approval of Minutes from May 14, 2014
3. Voucher Approval
4. Old or General Business
 - a. Recognition of out-going Historic Preservation Commissioners – Historic Preservation Office
 - b. Cemetery Headstones -#14004 – Goodrich, Thomas – DOD 7/19/1892
5. New Matters before the Deadwood Historic District Commission
 - a. Case # 14027 – 659 Main St – Windows – Saloon 10
 - b. Case # 14028 – 788 Main St – wooden railing/corbels on porch posts – Lyman Toews
6. New Matters before the Deadwood Historic Preservation Commission
 - a. Case# 14025 – 15 Washington – Windows – Bernard Voll
 - b. Case # 14026 – 19 Centennial Ave – Windows – Gregg Vecchi
 - c. Case 14029 – 20 McKinley St – Re-roof/Addition – Daniel Kneip
7. Revolving Loan Fund/Retaining Wall Program Update
 - a. Retaining Wall Applications
 - b. Revolving loan Program/Disbursements
 - i. Gary Herdt – 15 Madison
 - ii. Terry Vaughn – 408 Williams
 - iii. Richard Morgan – 2 Dudley
 - iv. Scott Oechsner – 47 Centennial
 - c. Retaining Wall Program / Disbursements
8. Items from Citizens not on agenda (*Items considered but no action will be taken at this time.*)
9. Staff Report (*Items 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, May 28, 2014

Present Historic Preservation Commission: Chairman Willie Steinlicht, Michael Johnson, Lynn Namminga, Laura Floyd, Chuck Williams and Darin Derosier were present.

Absent: Vice-Chair George Milos was absent.

Kevin Kuchenbecker, Historic Preservation Officer; Mr. Quinton Riggins, City Attorney; and Ms. Joy McCracken, Executive Director of NeighborWorks-Dakota Home Services were all present.

Present City Commission members: Georgeann Silvernail, Dave Ruth Jr. and Jim Van Den Eykel were present.

All motions passed unanimously unless otherwise stated.

A quorum present, Chairman Willie Steinlicht called the Deadwood Historic Preservation Commission meeting to order Wednesday, May 28, 2014 at 5:00 p.m. in Deadwood City Hall located at 102 Sherman Street in Deadwood, SD.

Approval of May 14, 2014 HPC Minutes:

It was moved by Mr. Johnson and seconded by Ms. Floyd to approve the corrected minutes of Wednesday, May 14, 2014 as presented. Aye – All. Motion carried.

Voucher Approval:

Operating Account

It was moved by Ms. Floyd and seconded by Mr. Namminga to approve the HP Operating Account in the amount of \$213,623.15. Aye – All. Motion carried.

It was moved by Ms. Floyd and seconded by Mr. Johnson to approve the Bonded Account in the amount of \$1,801.46. Aye – All. Motion carried.

Election of Officers:

It was moved by Ms. Floyd and seconded by Mr. Johnson to nominate Darin Derosier as Interim Chair of the Historic Preservation Commission for the meeting on June 11, 2014. Chairman Steinlicht asked if there were any other nominations for chair. There being none, he entertained a vote on the nomination of Mr. Derosier as Interim Chair. Aye – All. Motion carried.

It was moved by Mr. Johnson and seconded by Mr. Namminga to nominate Laura Floyd as Vice-Chair of the Historic Preservation Commission for the meeting on June 11, 2014. Chairman Steinlicht asked if there were any other nominations for Vice-Chair. There being none, he entertained a vote on the nomination of Ms. Floyd as Interim Vice-Chair. Aye – All. Motion carried.

Old or General Business:

Recognition of out-going Historic Preservation Commissioners – Historic Preservation Office

Mr. Kuchenbecker presented Chairman Steinlicht with a plaque to recognize his nearly nine years of dedicated service as a member of the Deadwood Historic Preservation Commission from 2005 to 2014. Mr. Kuchenbecker also awarded Chairman Steinlicht with an honorary gavel for his role as Chairman of the Commission from June 2007 to May 2009 as well as June 2013 to May 2014.

Cemetery Headstones -#14004 – Goodrich, Thomas – DOD 7/19/1892

Mr. Kuchenbecker informed the Commission that on May 6, 2014 the Cemetery Committee met and reviewed headstone grant applications. After reviewing the two applications received, it was decided that additional research was needed on application #14001, Thomas Goodrich.

On May 20, 2014, Ms. Mabry provided additional documentation in the form of newspaper articles on Thomas Goodrich; the City Archivist forwarded the application with the new information onto the Cemetery Committee via email for an email vote. Based on the responses, the Cemetery Committee recommended approval of the Thomas Goodrich application for the 2014 Headstone Grant Program as it met the required criteria. *It was moved by Mr. Namminga and seconded by Mr. Williams to accept applications #14004 for Thomas Goodrich into the 2014 Historic Preservation Commission Headstone Grant Program as presented. Aye – All. Motion*

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carried. (The recommended application and newspaper article are attached hereto on Exhibit A and incorporated herein by this reference.)

New Matters before the Deadwood Historic District Commission:

Case # 14027 – 659 Main Street – Windows – Saloon #10

Mr. Kuchenbecker informed the Commission the applicant requests approval to install windows in the recessed store front area on 659 Main Street as submitted. (The application is attached hereto on Exhibit B and incorporated herein by this reference.) ***Based upon the guidance found in DCO 17.68.050, it was moved by Mr. Derosier and seconded by Ms. Floyd that this project is congruous with the historical, architectural, archaeological or cultural aspects of the district and MOVE to grant Certification of Appropriateness as submitted for 659 Main Street. Aye - All. Motion carried.***

Case # 14028 – 788 Main Street – wooden railing/corbels on porch posts – Lyman Toews

Mr. Kuchenbecker informed the Commission the applicant requests approval to install a wooden railing for the porch and steps similar to the original as well as corbels on porch posts on 788 Main Street as submitted. (The application is attached hereto on Exhibit C and incorporated herein by this reference.) ***Based upon the guidance found in DCO 17.68.050, it was moved by Ms. Floyd and seconded by Mr. Johnson that this project is congruous with the historical, architectural, archaeological or cultural aspects of the district and MOVE to grant Certification of Appropriateness as submitted for 788 Main Street. Aye - All. Motion carried.***

New Matters before the Deadwood Historic Preservation Commission:

Case # 14025 – 15 Washington – Windows – Bernard Voll

Mr. Kuchenbecker informed the Commission the applicant requests permission to replace two basement windows with egress windows at 15 Washington Street as submitted. (The application is attached hereto on Exhibit D and incorporated herein by this reference.) ***Based upon all the evidence presented, it was moved by Ms. Floyd and seconded by Mr. Derosier that this 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 grant project approval as submitted for 15 Washington. Aye - All. Motion carried.***

Case # 14026 – 19 Centennial Ave – Windows – Gregg Vecchi

Mr. Kuchenbecker informed the Commission the applicant requests permission to replace windows at 19 Centennial Ave as submitted. (The application is attached hereto on Exhibit E and incorporated herein by this reference.) ***Based upon all the evidence presented, it was moved by Mr. Johnson and seconded by Mr. Namminga that this 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 grant project approval as submitted for 19 Centennial. Aye - All. Motion carried.***

Case # 14029 – 20 McKinley St – Re-roof/Addition – Daniel Kneip

Mr. Kuchenbecker informed the Commission the applicant requests permission to construct an addition on the existing lower level block wall addition with no change to the existing footprint. The flat-roofed addition on the right, the front picture window and the roofing are non-historic alterations. The new roof line is intended to match the existing gable opposite of the front elevation. Furthermore, the applicant requests permission to replace the existing garage with a new garage with matching materials to the house at 20 McKinley Street as submitted. (The application is attached hereto on Exhibit F and incorporated herein by this reference.) ***Based upon all the evidence presented, it was moved by Mr. Derosier and seconded by Mr. Milos that this 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 grant project approval as submitted for 20 McKinley. Aye - All. Motion carried.***

Revolving Loan Fund/Retaining Wall Program Update:

Retaining Wall Applications

No applications were addressed at this meeting.

Revolving Loan Program/Disbursements

It was moved by Mr. Derosier and seconded by Mr. Johnson to approve the HP Revolving Loan Fund disbursement in the amount of \$30.00, based on information as presented by Ms. Joy McCracken,

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Executive Director of NeighborWorks-Dakota Home Services. Aye - All. Motion carried. Delinquency Report was reviewed and updates on projects were given. Overview of the Revolving Loan Fund was presented.

15 Madison – Gary Herdt

It was moved by Mr. Derosier and seconded by Ms. Floyd to approve a one (1) month extension to the Retaining Wall loan for Gary Herdt, 15 Madison, in the amount of \$20,911.05 as presented. Aye- All. Motion carried. (The NeighborWorks packet is attached hereto on exhibit G and incorporated herein by this reference.)

408 Williams – Terry Vaughn

It was moved by Ms. Floyd and seconded by Mr. Derosier to forgive the Retaining Wall loan for Terry Vaughn, 408 Williams, in the amount of \$2,822.00 as it met all criteria for forgiveness as presented. Aye- All. Motion carried. (The NeighborWorks packet is attached hereto on exhibit G and incorporated herein by this reference.)

2 Dudley – Richard Morgan

It was moved by Ms. Floyd and seconded by Mr. Derosier to approve a loan increase to the Retaining Wall loan for Richard Morgan, 2 Dudley, in the amount of \$2,450.00 as presented. Aye- All. Motion carried. (The NeighborWorks packet is attached hereto on exhibit G and incorporated herein by this reference.)

47 Centennial – Scott Oechsner

It was moved by Ms. Floyd and seconded by Mr. Namminga to refinance loan to Scott Oechsner, 47 Centennial, in the amount of \$4,648.00 as presented. Aye- All. Motion carried. (The NeighborWorks packet is attached hereto on exhibit G and incorporated herein by this reference.)

It was moved by Mr. Derosier and seconded by Ms. Floyd to refinance loan ending in SN5 to Scott Oechsner, 47 Centennial, in the amount of \$13,951.00 as presented. Aye- All. Motion carried. (The NeighborWorks packet is attached hereto on exhibit G and incorporated herein by this reference.)

It was moved by Ms. Floyd and seconded by Mr. Johnson to refinance loan ending in SN4 to Scott Oechsner, 47 Centennial, in the amount of \$12,816.17 as presented. Aye- All. Motion carried. (The NeighborWorks packet is attached hereto on exhibit G and incorporated herein by this reference.)

Retaining Wall Program/Disbursements:

No disbursements were addressed at this meeting.

Items from Citizens not on Agenda

Staff Report: (items will be considered but no action will be taken at this time.)

Mr. Kuchenbecker reported on the following items:

- CLG State Historic Preservation meeting is tomorrow, May 29th in Pierre;
- The "Trial of Jack McCall" put on by Deadwood Alive started last Saturday, May 24; it is running approx. 75 people each day at the trial and hundreds of people viewing the gunfights throughout the day;
- The Annual Chamber Board Annual meeting was a few weeks ago; Jeana Dewey was elected as President and Tracy Island as Vice-President;
- Receiving quotes for Adams Museum roof due to asbestos issue;
- St. Ambrose Cemetery is coming along and will be cleaned up for Memorial Day;
- The Archives Report from Mike Runge was included in the packet;
- Hickok's Traveling Exhibit was sent off to Hulett, WY;
- Archive Dept is starting to get a lot more Research Requests as people come to town;
- Opening Day of Baseball Season was yesterday, May 27; four interpretive panels were mocked up down at field and have been very popular with public;
- Gateway Monuments are turning out great; both Mickelson Trail and Downtown Main Street monuments have been completed with monument at entrance of Boulder Canyon next to be colorized;
- Quote for the Rodeo ground fence have gone out for public bid; only one has been received as of yet;
- John Kelsh, Roger Brooks Marketing Rep, met with several groups over course of 3 days to go over revitalization and branding ideas for Deadwood;
- RW under construction at 91 Forest to start today, May 28; 2 Dudley to start later this week as will 416 Williams;
- Mr. Kuchenbecker met with Blake Haverberg today to issue building permit for Burnham to do structural repairs and re-roof upper house; he is not able to save lower house that caved in after October snowstorm at 3 Burnham;
- First Gold constructed a building without a permit; Mr. Umenthum, City Building Inspector, put stop order on building and it will be on the agenda at next meeting;

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- Special Thank you to Chairman Steinlicht for his years of service on the Commission; Mr. Kuchenbecker said it was an honor to work with Mr. Steinlicht;
- Historic Preservation Commission's next meeting will be June 11, 2014 at 5:00 PM.

Other Business:

- Ms. Floyd thanked Mr. Steinlicht for servicing on the Historic Preservation Commission with her;
- Mr. Namminga met with Mr. Runge for the AAA Committee to discuss projects;

Adjournment:

There being no other business, the Historic Preservation Commission Meeting of May 28, 2014 adjourned at 5:42 PM.

ATTEST:

Willie Steinlicht

Chairman, Historic Preservation Commission

Kate Storhaug, Historic Preservation Office/ Recording Secretary