

DEADWOOD HISTORIC PRESERVATION COMMISSION

Wednesday, July 10, 2013 ~ 5:00 p.m.

City Hall, 108 Sherman Street, Deadwood, South Dakota

There will be a new Commissioner Orientation held at 4:00 p.m. in the Century Room located at 108 Sherman Street, Deadwood City Hall. This meeting is open to any interested in attending.

1. Call meeting to Order
2. Approval of Minutes
3. Voucher Approval
4. Old or General Business
 - a. 10 Ryan Road – Retaining Wall – Jerry Feterl
5. New Matters before the Deadwood Historic District Commission
6. New Matters before the Deadwood Historic Preservation Commission
 - a. Case# 13036 – 55 Taylor Street – Siding/Windows – Tim Coomes
 - b. Special Needs/Siding Removal – 55 Taylor Street – Tim Coomes
 - c. Special Needs/Wood Windows – 55 Taylor Street – Tim Coomes
 - d. Case# 13037 – 3 Pearl Street – Addition/Deck – Kevin Oberembt & Brenda Tamillo
7. Revolving Loan Fund/Retaining Wall Program Update
 - a. Retaining Wall Applications
 - b. Revolving loan Program/Disbursements
 - 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

Executive Session for Legal Matters per SDCL 1-25-2 (3) with possible action to be taken

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, July 10, 2013

Present Historic Preservation Commission: Chair, Willie Steinlicht, Vice-Chair, George Milos, Michael Johnson, and Laura Floyd. Historic Preservation Officer, Kevin Kuchenbecker and City's Legal Counsel, Terri Williams, were also present.

Late: Darin Derosier arrived after approval of the Minutes and Voucher.

Absent Historic Preservation Commission: Anita Hansen, and Lynn Namminga.

Present City Commission: Mayor Chuck Turbiville and Commissioner Jim Van Den Eykel.

All motions passed unanimously unless otherwise stated.

A quorum present, the Historic Preservation Commission Chair, Willie Steinlicht, called the Deadwood Historic Preservation Commission meeting to order on Wednesday, July 10, 2013 at 5:00 p.m. in Deadwood City Hall located at 102 Sherman Street in Deadwood, SD.

Approval of Minutes:

It was moved by Mr. Milos and seconded by Mr. Johnson to approve the Minutes of Wednesday, June 26, 2013. Aye – All. Motion carried.

Voucher Approval:

Operating Account

It was moved by Ms. Floyd and seconded by Mr. Johnson to approve the HP Operating Account in the amount of \$74,558.19. Aye – All. Motion carried.

Old or General Business:

10 Ryan Road – Jerry Feterl

Mr. Kuchenbecker said Mr. Jerry Feterl was present and would like to speak to the Commission. Mr. Kuchenbecker explained the matter dated back to 1997. He said the applicant applied for the Retaining Wall Program in 1997 after his three year old retaining wall failed. Mr. Kuchenbecker said in August of 1997 the Commission had stated the wall did not qualify for the program. He said the applicant had reapplied for the retaining wall program in 2006 and 2010 and was denied under those guidelines. He noted the applicant is now nearing completion of the replacement retaining wall and is requesting reconsideration of the 1997 application. Mr. Feterl said he was present to ask the Commission to right a wrong. He said he was led to believe that he was in the retaining wall program in May of 1997 and was then told in August of 1997 that his wall did not qualify for the program. Mr. Steinlicht and Mr. Derosier asked if Mr. Feterl had a letter, from 1997, that said he had been entered into the retaining wall program. Mr. Feterl said it was clear that he was in the program from the information he submitted (Information submitted by Jerry Feterl on July 11, 2013 attached

hereto on Exhibit B and incorporated herein by this reference). Mr. Steinlicht and Mr. Milos said that while he may have been given the impression that he was in the program, the minutes indicate that there was never any formal action taken to enter him into the retaining wall program in 1997. Due to the lack of formal action being taken by the 1997 Historic Preservation Commission to enter the Feterls into the HP Retaining Wall Program, ***it was moved by Mr. Derosier and seconded by Mr. Milos to deny funding of the removal and subsequent reconstruction of a retaining wall located at 10 Ryan Road. Aye – All. Motion carried.*** (The Memorandum dated July 5, 2013 is attached hereto on Exhibit A and incorporated herein by this reference.)

New Matters before the Deadwood Historic Preservation Commission:

Case# 13036 – 55 Taylor Street – Siding/Windows – Tim Coomes

Mr. Kuchenbecker said the applicant requests permission to remove and replace siding and repair existing windows and potentially reconstruct the front porch as submitted. (The Staff Report is attached hereto on Exhibit C and incorporated herein by this reference.) Ms. Floyd asked if they should act on the potential reconstruction of the front porch. Mr. Kuchenbecker said it would not be an adverse effect if he does or does not reconstruct the front porch. The applicant will be working closely with this office. ***It was moved by Ms. Floyd 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 to Case# 13036, 55 Taylor Street, Tim Coomes as submitted.*** Mr. Van Den Eykel asked if it would be possible to wrap the resource with Tyvek and add a thin layer of insulation prior to residing as a part of the program. He noted this would help residents with heating and cooling costs. The Commission decided to vote on Case# 13036 and then consider the question. ***Aye – All. Motion carried.*** Mr. Kuchenbecker said many residents do currently place Tyvek on their resource prior to residing but noted he would further research and explore the suggestion.

Special Needs/Siding Removal – 55 Taylor Street – Tim Coomes

It was moved by Mr. Milos and seconded by Mr. Derosier to enter Tim Coomes, 55 Taylor Street, into the Special Needs Siding Removal Program as presented. Aye – All. Motion carried. (The Staff Report is attached hereto on Exhibit C and incorporated herein by this reference.)

Special Needs/Wood Windows – 55 Taylor Street – Tim Coomes

It was moved by Mr. Milos and seconded by Ms. Floyd to enter Tim Coomes, 55 Taylor Street, into the Special Needs Wood Windows Program as presented. Aye – All. Motion carried. (The Staff Report is attached hereto on Exhibit C and incorporated herein by this reference.)

Case# 13037 – 3 Pearl Street – Addition/Deck – Kevin Oberembt & Brenda Tamillo

Mr. Kuchenbecker said the applicants request permission to add a two story 13'4" x 20'4" addition on the resource as submitted. (The Staff Report is attached hereto on Exhibit D and incorporated herein by this reference.) ***It was moved by Mr. Milos and seconded by Mr. Johnson 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 to Case# 13037, 3 Pearl Street, Kevin Oberembt & Brenda Tamillo as submitted. Aye – All. Motion carried.***

Financial and Delinquency Report

Ms. Joy McCracken, Executive Director of NeighborWorks, reviewed the Delinquency report.

Items from Citizens not on Agenda:

Mr. Cam Lund, representative for First Gold, was present. Mr. Kuchenbecker said the HP Office had received site plans for a proposed hillside cut and parking lot on Wednesday, July 3, 2013. He said it was not placed on the agenda for the current meeting because staff needed to review the submitted information and determine if the application was complete. Mr. Kuchenbecker said he would work with the applicant and hopefully have the application on the next agenda.

Staff Report:

Mr. Kuchenbecker reported on the following items:

- The HPC Budget Hearing would take place July 11, 2013 from 8-10:00 a.m. in the Century Room of Deadwood City Hall.
- Thanked those who helped put together and attended New Commissioner Orientation.
- The Chinese Burner is nearing completion and on schedule for the dedication the week of the Days of '76 Celebration.
- Bob Nelson Jr. was in Pierre to give a presentation defending the City's application for a \$400,000 Transportation Alternative Grant.
- Work on the Trailhead is moving along and should be done in approximately 30 days.
- Working on City retaining walls.
- Masonry work to begin on City Hall.
- City approved hiring of Dave Stafford to restore windows at the Rec Center and the Depot roof.

Adjournment:

There being no other business, *it was moved by Mr. Milos and seconded by Mr. Derosier to adjourn the Deadwood Historic Preservation Commission Meeting of July 10, 2013 at 5:30 p.m.* Mr. Milos rescinded his motion. *It was moved by Mr. Milos and seconded by Mr. Derosier to adjourn the Deadwood Historic Preservation Commission Meeting of July 10, 2013 at 5:30 p.m. and move into Executive Session. Aye – All. Motion carried.*

ATTEST:

Willie Steinlicht
Chairman, Historic Preservation Commission
VPeterson, Recording Secretary