

DEADWOOD HISTORIC PRESERVATION COMMISSION

Wednesday, July 11, 2012 ~ 5:00 p.m.

City Hall, 108 Sherman Street, Deadwood, South Dakota

1. Call meeting to Order– Chair, Matt Pike
2. Approval of Minutes
3. Voucher Approval
4. Old or General Business
 - a. Boy Scout Acknowledgment – Carlton Spindler
5. New Matters before the Deadwood Historic District Commission
 - a. Case# 12029 – 669 Main, 667 Main, & 29 Lee Street – Exterior Painting – Jim Barber, Double Diamond Casino & Jeanette Tice
6. New Matters before the Deadwood Historic Preservation Commission
 - a. Case# 12028 – 97 Williams Street – Chimney, Shed, Porch & Fence – Rob & Lana Laurenz
 - b. G.R.A.P.E. Committee Items
 - i. Days of '76, Incorporated – Days of '76 Rodeo & Celebration – Indian Village
 - ii. South Dakota Realtor Workshops – South Dakota State Historical Society
 - iii. Outside of Deadwood Grant Applications
 - 1). SD Heritage Fund – Photo Digitization
 - 2). Dell Rapids Society for Historic Preservation – Odd Fellows Building
 - 3). Yankton Scottish Rite – Roof
 - 4). Preserve SD – Report on the U.S. Department of Veteran's Affairs
 - 5). The Pearl Hotel, Inc. – Pearl Hotel
 - 6). Hank Frawley – Documentary
 - 7). Edgemont Area Historical Society – Teddy Roosevelt Memorial Park Island
 - 8). Historic Homestake Opera House – Phase II/III Restoration of Mural Panels/Medallions
 - 9). Fassbender Photographic Collection, Inc. – Archival Development
 - 10). Hot Springs Lodge #112 – Roof
 - 11). Lead Country Club – Clubhouse
7. Revolving Loan Fund/Retaining Wall Program Update
 - a. Retaining Wall Applications

b. Revolving loan Program/Disbursements

i. 5 Stewart – Rick Anderson/Susan Van Holt

c. Retaining Wall Program/Disbursements

8. Tabled items

9. Items from Citizens not on agenda (*Items will be considered but no action will be taken at this time.*)

10. Staff Report (*Items will be considered but no action will be taken at this time.*)

11. Committee Reports (*Items will be considered but no action will be taken at this time.*)

12. Other business

13. 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, July 11, 2012

Present Historic Preservation Commission: Vice-Chair, Willie Steinlicht, Laura Floyd, George Milos, Anita Hansen, Lynn Namminga, and Steve Olson. Historic Preservation Officer, Kevin Kuchenbecker, and City Attorney, Jason Campbell, were also present.

Late: Chair, Matt Pike, arrived at 5:03 after the approval of the minutes.

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, the Historic Preservation Commission Vice-Chair, Willie Steinlicht, called the Deadwood Historic Preservation Commission meeting to order on Wednesday, July 11, 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. Olson and seconded by Mr. Milos to approve the Minutes of Wednesday, June 27, 2012 as presented. Aye – All. Motion carried.

Mr. Pike arrived.

Voucher Approval:

Operating Account

It was moved by Mr. Olson and seconded by Ms. Floyd to approve the HP Operating Account in the amount of \$232,763.05. Aye – All. Motion carried.

Bonded Account

It was moved by Mr. Steinlicht and seconded by Ms. Floyd to approve the HP Bonded Account in the amount of \$15,561.50. Aye – All. Motion carried.

Old or General Business:

Boy Scout Acknowledgment – Carlton Spindler

Mr. Carlton Spindler presented a commendation to the Deadwood Historic Preservation Commission on behalf of the Boy Scouts of America. Mr. Spindler thanked the Commission and Mr. Mike Runge, City Archivist, for recognizing and honoring the Deadwood Boy Scouts with an interpretive panel for their contribution to the beautification of the city through the Parkway Tree Project. Mr. Pike said the Deadwood Historic Preservation

Office would display the commendation on behalf of the Deadwood Historic Preservation Commission and thanked Mr. Spindler for coming.

New Matters before the Deadwood Historic District Commission

Case# 12029 – 669 Main, 667 Main, & 29 Lee Street – Exterior Painting – Jim Barber, Double Diamond Casino & Jeanette Tice

Ms. Floyd recused herself and left the meeting.

Mr. Kuchenbecker apologized for not having a Staff Report prepared for the meeting. He said staff would make sure a report is filed with the record. Mr. Kuchenbecker noted the revised rendering in the Commissioner's packets. He said he had suggested Ms. Nyla Griffith, agent, to pick colors from existing infrastructure in the area. Mr. Kuchenbecker said the new rendering proposed the use of existing downtown colors. Based on that, he said it was his opinion the proposed project would not encroach upon, damage or destroy a historic resource nor have an adverse effect on the character of the building or the historic character of the State and National Register Historic Districts or the Deadwood National Historic Landmark District. He said Ms. Griffith was present to answer any questions. Mr. Pike thanked Ms. Griffith for coming and working with the Commission. Ms. Griffith said it had been a frustrating process. She said several towns have a list of approved colors for their historic districts and wished Deadwood would do the same. Mr. Kuchenbecker said he would look into this. Ms. Griffith said it would make the process much less frustrating. ***It was moved by Mr. Olson and seconded by Mr. Steinlicht, based upon the guidance found in DCO 17.68.050, that the exterior alteration proposed is congruous with the historical, architectural, archaeological or cultural aspects of the district and MOVED to grant Certification of Appropriateness to Case# 12029, 629 Main, 667 Main, and 29 Lee Street, Jim Barber, Double Diamond Casino, and Jeanette Tice for exterior painting as presented.*** Mr. Namminga said he was concerned the yellow requested would be very bright. Ms. Griffith said, unfortunately, she had been unable to keep the swatches from the paint store; however, the yellow on the photocopy is not the yellow that would be used. She said the yellow that would be used is currently on the Old Style. Mr. Kuchenbecker showed the original photocopy of the color and said the color had been distorted in the copies. Ms. Griffith said it was a fairly light color. She noted all of the colors selected had been matched to existing colors on Main Street. Mr. Pike asked if the colors were main colors or trim colors. Ms. Griffith said the yellow was a main color and the trim colors were trim colors. Ms. Griffith said she had been told by Mr. Kuchenbecker to pick colors that currently exist downtown in order to obtain approval. Ms. Griffith said that is what she did. She also noted the colors she picked were from the Historic Restoration Valspar Book and reiterated the proposed colors were matched to existing downtown Deadwood colors. ***Aye – All. Motion carried.*** Mr. Pike thanked Ms. Griffith for coming. (The Staff Report is attached hereto on Exhibit A and incorporated herein by this reference.)

Ms. Floyd returned to the meeting.

New Matters before the Deadwood Historic Preservation Commission

Case# 12028 – 97 Williams Street – Chimney, Shed, Porch, & Fence – Rob & Lana Laurenz

Mr. Kuchenbecker reviewed his Staff Report for permission to remove an exterior chimney, replace an existing shed, replace the back porch roof, and, replace existing wire fencing at the rear of the home at 97 Williams Street a contributing structure located in the Highland Park Addition Planning Unit in the City of Deadwood. (The Staff Report is attached hereto on Exhibit B and incorporated herein by this reference.) Ms. Floyd asked if the chimney is historic. Mr. Kuchenbecker said it is not. ***It was moved by Ms. Floyd and seconded by Mr. Namminga, 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# 12028, 97 Williams Street, Rob & Lana Laurenz as presented. Aye – All. Motion carried.

G.R.A.P.E. Committee Items:

i. Days of '76, Incorporated – Days of '76 Rodeo & Celebration – Indian Village

Mr. Pike noted Mr. Jon Mattson was present to answer any questions. Mr. Kuchenbecker said he received a written request from Chris Roberts, Chair of the Days of '76 Rodeo and Celebration Committee, asking for \$3,000 to bring in 15-20 Native American Dancers as part of the upcoming celebration. He stated Native Americans had historically been a part of the celebration. Mr. Kuchenbecker noted the G.R.A.P.E. Committee had recommended approval of the request with funding coming out of the Public Education line item. Mayor Toscana asked where the tipis would be set up. Mr. Mattson said they would be located on the cement pad near the Days of '76 Museum. Mr. Mattson noted Deadwood History, Inc. (DHI) had been helping the Rodeo Committee with this particular event. Mr. Pike said he was not aware that DHI had been helping the Rodeo Committee; therefore, he felt it necessary to disclose that he is a member of the DHI board. He asked if anyone had a problem with this. No objections were voiced. ***It was moved by Mr. Milos and seconded by Mr. Steinlicht to recommend to the Deadwood City Commission approval of funding to the Days of '76 Rodeo Committee in an amount not to exceed \$3,000.00, from the Public Education line item, for costs associated with bringing in Native American dancers as part of the Days of '76 Celebration. Aye – Namminga, Milos, Floyd, Pike, Hansen, and Steinlicht. Abstain – Olson. Motion carried.*** (The letter from Mr. Roberts dated July 3, 2012 is attached hereto on Exhibit C and incorporated herein by this reference.)

ii. South Dakota Realtor Workshops – South Dakota State Historical Society

Mr. Kuchenbecker explained the South Dakota State Historic Preservation Office (SHPO) of the South Dakota State Historical Society is looking to partner with the Brookings Historic Preservation Commission and the Deadwood Historic Preservation Commission to provide a workshop for South Dakota realtors on historic properties. Mr. Kuchenbecker said the goal of the workshop is to make realtors aware of programs and financial incentives available to historic property owners, to address many myths and questions of historic buildings as they relate to energy efficiency, and to share strategies on marketing historic properties. He said the State will bring in Risa Davis of Portland Oregon to conduct the workshops which will take place in Deadwood on September 26 and Brookings on September 28. ***It was moved by Ms. Floyd and seconded by Mr. Steinlicht to recommend to the Deadwood City Commission partnering with the South Dakota State Historic Preservation Office and Brookings Historic Preservation Commission to sponsor a workshop for South Dakota realtors in the amount of \$2,000.00. Aye – All. Motion carried.*** (The sponsorship proposal is attached hereto on Exhibit D and incorporated herein by this reference.)

iii. Outside of Deadwood Grant Applications

Mr. Kuchenbecker reviewed his memo dated July 11, 2012 which is attached hereto on Exhibit E and incorporated herein by this reference. ***It was moved by Mr. Milos and seconded by Mr. Olson to recommend to the Deadwood City Commission approval of the recommendations made by the G.R.A.P.E. Committee regarding Outside of Deadwood grant applications for the second round of funding as noted in the Memo dated July 11, 2012 attached: SD Heritage Fund for Photo Digitization in the amount of \$24,000.00; Dell Rapids Society for Historic Preservation for restoration of the Odd Fellows Building in the amount of \$24,000.00; Yankton Scottish Rite for slate roof replacement in the amount of \$24,000.00 (for work completed within the grant period.); Pearl Hotel, Inc. for reconstruction of the Pearl Hotel balcony in the amount of \$10,000.00; the Historic Homestake Opera House for Phase II/III of the restoration of mural***

panels and medallions in the amount of \$7,500.00; the Fassbender Photographic Collection, Inc. for archival development in the amount of \$17,500.00; Hot Springs Lodge #112 for the structure's roof in the amount of \$6,500.00; Lead Country Club for restoration of the Clubhouse in the amount of \$10,000.00 (all work must meet the Secretary of the Interior's Standards for Rehabilitation (or the grant will be revoked) and an inspection must occur prior to the distribution of any funds). Hank Frawley was granted funding in the amount of \$875.00 from the Public Education line item for the production of a documentary on Henry J. Frawley; and the applications from the Edgemont Area Historical Society for work at the Teddy Roosevelt Memorial Park and Preserve South Dakota for a report on the U.S. Department of Veteran's Affairs were denied. Aye – Namminga, Milos, Floyd, Pike, Olson, and Steinlicht. Abstain – Hansen. Motion carried.

Revolving Loan Fund:

HP Revolving Loan Disbursement

It was moved by Mr. Olson and seconded by Mr. Steinlicht to approve the HP Revolving Loan Disbursement, as presented, in the amount of \$25,809.16. Aye – All. Motion carried.

Financial and Delinquency Report

Ms. McCracken reviewed the financial and delinquency report.

5 Stewart – Rick Anderson/Susan Van Holt

It was moved by Ms. Floyd and seconded by Mr. Milos to forgive the special needs loan to Rick Anderson/Susan Van Holt as recommended by the Loan Committee and presented in the NeighborWorks report dated July 11, 2012. Aye – All. Motion carried. (The NeighborWorks report dated July 11, 2012 is attached hereto on Exhibit F and incorporated herein by this reference.)

Tabled Items: No action was taken on 19-25 ½ Lee Street, Pineview Group, LLC. The item remains on the table.

Staff Report:

Mr. Kuchenbecker reported on the following items:

- There would be a bid opening for Phase II of the St. Ambrose Cemetery Restoration Project, which will include fencing across the front of the Cemetery and stump removal, on Monday, July 16, 2012 at 2:00 p.m.
- Restoration work on the visitor center bathrooms had begun.
- Mr. Jason Haug of the South Dakota State Historic Preservation Office would be leaving in August. Said Mr. Chris Nelson would probably take Mr. Haug's place until the position is filled. Mr. Kuchenbecker said staff would prepare a letter to Mr. Haug and bring it to the next Historic Preservation Commission Meeting for Commissioners to sign.
- There are many activities at DHI and noted a carriage would be brought to the Depot in order to increase public awareness of the museums.
- Staff has secured some loan agreements for display of the recently purchased auction items and is working to find more.
- The Historic Preservation Budget Meeting would take place Tuesday, July 17, 2012 at 8:00 a.m. in the Century Room at Deadwood City Hall.
- Mr. Runge's monthly report was distributed as part of the packet.

HPC Meeting
Wednesday, July 11, 2012

Committee Reports:

Mr. Milos said the Deadwood Chamber of Commerce is going to apply for the Prettiest Painted Places distinction and needs recommendations on places in Deadwood to submit for the application. Said the deadline is a couple of weeks off and needs 15 places to submit.

Mr. Pike said he would like to have a brief review of Policies and Procedures regarding recusal and abstention at the beginning of the budget meeting, July 17, 2012 at 8:00 a.m. Staff said they would note this item on the budget agenda and notify the press.

Adjournment:

The Deadwood Historic Preservation Commission Meeting of July 11, 2012 adjourned at 5:50 p.m.

ATTEST:

Matthew Pike
Chairman, Historic Preservation Commission
VPeterson, Recording Secretary