

DEADWOOD HISTORIC PRESERVATION COMMISSION

Wednesday, August 14, 2013 ~ 5:00 p.m.

City Hall, 108 Sherman Street, Deadwood, South Dakota

1. Call meeting to Order
2. Approval of Minutes
3. Voucher Approval
4. Old or General Business
 - a. Census of Overseas Chinese Funerary Burners Update – Edith Wong
 - b. Proposed Paint Grant Program Changes – Loan Committee
5. New Matters before the Deadwood Historic District Commission
 - a. Case# 13040 – 628 Main Street – Reroofing – Ron Russo
6. New Matters before the Deadwood Historic Preservation Commission
 - a. Case# 13041 – 9 Wabash – Removal of Garage – R. LeTourneau
 - b. Case# 13042 – 872 Main Street – Storm Windows – George & Lynn Milos
 - c. Case# 13044 – 35 Dunlop Avenue – Addition to Existing Garage – Randy Pfarr
7. Revolving Loan Fund/Retaining Wall Program Update
 - a. Retaining Wall Applications
 - i. 97 Forest Avenue – David Herdt
 - ii. 109 Forest Avenue – Rick Wells
 - b. Revolving loan Program/Disbursements
 - i. 67 Taylor Avenue – Richard Turbiville
 - ii. 3 Pearl Avenue – Kevin Oberembt and Brenda Tamiillo
 - iii. 24 Adams – Donna Watson
 - c. Retaining Wall Program/Disbursements
 - i. 37 Lee Street – David Swaney
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, August 14, 2013

Present Historic Preservation Commission: Chair, Willie Steinlicht, Michael Johnson, Laura Floyd, Chuck Williams, Darin Derosier, and Lynn Namminga. City's Legal Counsel, Quentin Riggins, was also present.

Absent: Vice-Chair, George Milos, and Historic Preservation Officer, Kevin Kuchenbecker.

Present City Commission: 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, August 14, 2013 at 5:00 p.m. in Deadwood City Hall located at 102 Sherman Street in Deadwood, SD.

Mr. Steinlicht introduced Quentin Riggins and noted that he was present to answer any questions in Mr. Kuchenbecker's absence. He thanked Mr. Riggins for attending.

Approval of July 24, 2013 HPC Minutes:

It was moved by Mr. Derosier and seconded by Mr. Williams to approve the Minutes of Wednesday, July 24, 2013. Aye – All. Motion carried.

Voucher Approval:

Operating Account

It was moved by Mr. Namminga and seconded by Mr. Johnson to approve the HP Operating Account in the amount of \$52,047.83. Aye – All. Motion carried.

Old or General Business:

Census of Overseas Chinese Funerary Burners Update – Edith Wong

Mr. Steinlicht said Mr. Kuchenbecker had received an email from Edith Wong notifying him that the online census of Overseas Chinese Funerary Burners had been updated to include the newly constructed burner at Mt. Moriah Cemetery. (The email is attached hereto on Exhibit A and incorporated herein by this reference.)

Proposed Paint Grant Program Changes – Loan Committee

Mr. Steinlicht said the Loan Committee is recommending changes to the Paint Program offered by the Historic Preservation Commission. He said the proposed changes were highlighted in Exhibit B. (Exhibit B, the proposed paint grant changes, is attached hereto and incorporated herein by this reference.) *It was moved by Ms. Floyd and seconded by Mr. Derosier to accept the proposed changes to the Paint Grant Program as presented. Aye – All. Motion carried.*

New Matters before the Deadwood Historic District Commission:

Case# 13040 – 628 Main Street – Reroofing – Ron Russo

Mr. Steinlicht said the applicant requests permission to reroof the resource and encase the parapets as submitted. (The Staff Report is attached hereto on Exhibit C and incorporated herein by this reference.) ***It was moved by Mr. Derosier and seconded by Mr. Johnson, 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 a Certification of Appropriateness to Case# 13040, 628 Main Street, Ron Russo as presented. Aye – All. Motion carried.***

New Matters before the Deadwood Historic Preservation Commission:

Case# 13041 – 9 Wabash – Removal of Garage – R. LeTourneau

Mr. Steinlicht reviewed the Staff Report for permission to remove the shed located at 9 Wabash as submitted. (The Staff Report is attached hereto on Exhibit D and incorporated herein by this reference.) ***It was moved by Mr. Derosier and seconded by Ms. Floyd based upon all the evidence presented, that the project DOES encroach upon, damage, or destroy historic property included in the national register of historic places or the state register of historic places. Aye – All. Motion carried.***

It was moved by Mr. Derosier and seconded by Mr. Johnson based upon the guidance in the U.S. Department of the Interior standards for historic preservation projects in 36 C.F.R. 67, that the project is NOT ADVERSE to Deadwood and moved to grant a Project Approval, granting retirement, with proper recordation, to Case# 13041, 9 Wabash, R. LeTourneau as presented. Aye – All. Motion carried.

Case# 13042 – 872 Main Street – Storm Windows – George & Lynn Milos

Mr. Steinlicht reviewed the Staff Report for permission to replace old glass storms with new wooden storms as submitted. (The Staff Report is attached hereto on Exhibit E and incorporated herein by this reference.) ***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 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# 13042, 872 Main Street, George and Lynn Milos, as submitted. Aye – All. Motion carried.***

Case# 13044 – 35 Dunlop Avenue – Addition to Existing Garage – Randy Pfarr

Mr. Steinlicht noted the applicant was present to answer any questions the Commission may have. He then reviewed the Staff Report for permission to add a 22' x 18' garage addition, siding and shingles to match, as submitted. (The Staff Report is attached hereto on Exhibit F and incorporated herein by this reference.) ***It was moved by Ms. Floyd and seconded by Mr. Derosier based upon all the evidence presented, that the project DOES NOT encroach upon, damage, or destroy 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# 13044, 35 Dunlop Avenue, Randy Pfarr, as submitted. Aye – All. Motion carried.***

Revolving Loan Fund/Retaining Wall Program Update

97 Forest Avenue – David Herdt

It was moved by Mr. Derosier and seconded by Mr. Namminga to enter David Herdt, 97 Forest, into the Retaining Wall Program. Aye – All. Motion carried. (The Statement of Eligibility is attached hereto on Exhibit G and incorporated herein by this reference.)

109 Forest Avenue – Rick Wells

It was moved by Ms. Floyd and seconded by Mr. Johnson to enter Rick Wells, 109 Forest Avenue, into the Retaining Wall Program as presented. Aye – All. Motion carried. (The Statement of Eligibility is attached hereto on Exhibit H and incorporated herein by this reference.)

Revolving Loan Disbursement

Mr. Steinlicht disclosed that there was a filing fee for his property on the bill list. Mr. Riggins said his disclosure was enough and he could still vote on the disbursement as long as the Commission felt it was okay. The Commission said it was fine. *It was moved by Mr. Namminga and seconded by Mr. Williams to approve the HP Revolving Loan Disbursement in the amount of \$39,983. Aye – All. Motion carried.*

Financial and Delinquency Report

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

67 Taylor Avenue – Richard Turbiville

It was moved by Ms. Floyd and seconded by Mr. Derosier to approve the subordination request for Richard Turbiville, 67 Taylor Avenue, as presented. Aye – All. Motion carried. (The NeighborWorks packet is attached hereto on Exhibit I and incorporated herein by this reference.)

3 Pearl Avenue – Kevin Oberembt and Brenda Tamillo

It was moved by Mr. Derosier and seconded by Ms. Floyd to approve the loan request for Kevin Oberembt and Brenda Tamillo, 3 Pearl Avenue, as presented. Aye – All. Motion carried. (The NeighborWorks packet is attached hereto on Exhibit I and incorporated herein by this reference.)

24 Adams – Donna Watson

Mr. Namminga disclosed that Ms. Watson is his sister. *It was moved by Ms. Floyd and seconded by Mr. Derosier to forgive the Special Needs Elderly Loan for Donna Watson, 24 Adams, as presented. Aye – Johnson, Floyd, Steinlicht, Williams, and Derosier. Abstain – Namminga. Motion carried.* (The NeighborWorks packet is attached hereto on Exhibit I and incorporated herein by this reference.)

37 Lee Street – David Swaney

It was moved by Mr. Namminga and seconded by Mr. Johnson to increase the loan amount for David Swaney, 37 Lee Street, to include closing costs as presented. Aye – All. Motion carried. (The NeighborWorks packet is attached hereto on Exhibit I and incorporated herein by this reference.)

Staff Report:

Staff reported on the following items:

- Said State Budget Presentation would be held Friday, September 6, 2013 at 12:00 p.m. Asked Commissioners interested in attending to speak with Mr. Kuchenbecker.
- Noted the South Dakota Historical Society Foundation had mentioned the Deadwood Historic Preservation Commission's financial contribution to their organization for digitization in their summer newsletter.

Other Business:

Mr. Steinlicht reported on the following:

- A Thank You Letter from the State Theatre for Outside of Deadwood Grant funds.

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- A Thank You Letter from the Historic Homestake Opera House for Outside of Deadwood Grant funds.
- Said there would be a Deadwood Revitalization Meeting on September 17, 2013 from 5:30 to 7:00 p.m. and encouraged everyone to attend.

Mr. Johnson encouraged everyone to visit St. Ambrose Cemetery.

Adjournment:

There being no other business, the Historic Preservation Commission Meeting of August 14, 2013 adjourned at 5:40 p.m.

ATTEST:

Willie Steinlicht
Chairman, Historic Preservation Commission
VPeterson, Recording Secretary