

DEADWOOD HISTORIC PRESERVATION COMMISSION

Wednesday, September 14, 2011 ~ 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
5. New Matters before the Deadwood Historic District Commission
6. New Matters before the Deadwood Historic Preservation Commission
 - a. Cemetery Headstone Grant Applications – Cemetery Committee
 - b. Outside of Deadwood Grants – GRAPE Committee
7. Revolving Loan Fund/Retaining Wall Program Update
 - a. Retaining Wall Applications
 - b. Revolving loan Program/Disbursements
 - i. 388 Main Street – Wayne Morris
 - ii. 19 Centennial – Greg Vecchi and Monica Beer
 - c. Retaining Wall Program/Disbursements
 - i. 340 Williams – Charles and Victor Williamson
 - ii. 350 Williams – James and Donna Fletcher
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

CITY OF DEADWOOD

HISTORIC PRESERVATION COMMISSION

Wednesday, September 14, 2011

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

Absent Historic Preservation Commission: Matt Pike.

Present Deadwood City Commission: Commissioner Georgeann Silvernail.

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, September 14, 2011 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 Ms. Floyd to approve the minutes of August 31, 2011. Aye – All. Motion carried.

Voucher Approval

Operating Account:

It was moved by Mr. S. Olson and seconded by Mr. M. Olsen to approve the HP Operating Account in the amount of \$23,116.23. Aye – All. Motion carried.

OLD OR GENERAL BUSINESS

Report of the SDSHS Board of Directors budget review

Mr. Kuchenbecker stated the South Dakota State Historical Society's Board of Directors had favorable comments during their review and that the 2012 budget for Historic Preservation had been unanimously approved.

NEW MATTERS BEFORE THE DEADWOOD HISTORIC PRESERVATION COMMISSION

Cemetery Headstone Grant Applications – Cemetery Committee

Mr. Kuchenbecker stated four applications for the Cemetery Headstone Grant program had been received and favorably reviewed by the Cemetery Committee. However, prior to the erection of new headstones, it would be necessary to verify that Applicant #1102 and #1103 are still buried in Mt. Moriah Cemetery. (The Memorandum 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 accept Applicant #1101 – Andrew Onstott, #1102 – Alice Chandler, #1103- George Chandler, and #1104 – Gustav Carl Ludwig Holthausen into the Cemetery Headstone Grant program. Aye – All. Motion carried.*

Outside of Deadwood Grants – GRAPE Committee

Mr. Kuchenbecker stated that the items discussed in the GRAPE Committee would appear on the next agenda.

REVOLVING LOAN FUND/RETAINING WALL PROGRAM UPDATE:

Retaining Wall Disbursement:

It was moved by Mr. M. Olsen and seconded by Mr. Milos to approve the HP Retaining Wall disbursement in the amount of \$18,480.00. Aye – All. Motion carried.

HP Revolving Loan Fund Disbursements:

It was moved by Mr. Steinlicht and seconded by Mr. M. Olsen to approve the HP Revolving Loan Disbursement in the amount of \$10,360.00. Aye – All. Motion carried.

388 Main Street – Wayne Morris

It was moved by Mr. M. Olsen and seconded by Mr. S. Olson to approve the loan to Mr. Wayne Morris, 388 Main Street, as presented. Aye – All. Motion carried. (The NeighborWorks report is attached hereto on Exhibit B and incorporated herein by this reference.)

19 Centennial – Greg Vecchi and Monica Beer

It was moved by Ms. Floyd and seconded by Mr. Steinlicht to approve the loan to Mr. Greg Vecchi and Monica Beer as presented. Aye – All. Motion Carried. (The NeighborWorks report is attached hereto on Exhibit B and incorporated herein by this reference.)

340 Williams – Charles and Victor Williamson

It was moved by Ms. Floyd and seconded by Mr. M. Olsen to approve the loan to Charles and Victor Williamson as presented. Aye – All. Motion Carried. (The NeighborWorks report is attached hereto on Exhibit B and incorporated herein by this reference.)

350 Williams – James and Donna Fletcher

Ms. Joy McCracken, Executive Director of NeighborWorks, noted that the Fletchers were going to be asked to sign a Memorandum of Understanding (MOU) as the residence at 350 Williams is currently non-owner occupied. She explained that the applicants' portion using the non-owner occupied formula would make the wall financially infeasible due to the cost of the wall. Therefore, they would sign the MOU which would stipulate that the applicants' would be responsible for the non-owner occupied amount should they not move into the residence within 30 days of the issuance of a certificate of occupancy. Mr. S. Olson asked if the MOU should have some kind of a timeframe which would disallow the applicants from taking years to obtain a certificate of occupancy. The Commission agreed that a few changes should be made to the MOU to guard against untimely completion of the home. *It was moved by Mr. S. Olson and seconded by Ms. Floyd to continue the loan request until the Memorandum of Understanding had been favorably revised.* Mr. M. Olsen asked if they could continue the loan request without stalling the project. Mr. Kuchenbecker stated that they could because any payment requests would have to come through the Commission anyway; therefore, they could approve the MOU at the next HPC Meeting prior to approving any payment request(s). Thus, there would be no delay on the project or payment. *Aye – Milos, Floyd, Feterl, M. Olsen, and S. Olson. No – Steinlicht. Motion carried.*

Financial and Delinquency Report

Ms. McCracken reviewed the delinquency report.

STAFF REPORT

Mr. Kuchenbecker reported on the following items:

- Mr. Kuchenbecker noted the success of the SDSHS Board of Director's Budget review process and thanked Ronda Feterl, Jim Van Den Eykel, and Mayor Francis Toscana for attending.
- He noted that Deadwood would be featured on the Sportsman's Channel.
- He stated that retaining walls were progressing.
- Commented on the progress at the Days of '76 Museum and noted that there would be an upcoming request for a change order which would be covered by the Days through a SAT Grant.
- Mentioned that the Adams A to Z Book would be going to press soon and noted the success of the last Preservation Thursday event at the Adams.
- Stated that he would be working with the Chamber on Christmas decorations, etc. for the Great American County feature that would take place at the Deadwood Mountain Grand and showcase the town.
- Noted that he was working with the Chamber and Four Winds International to get digital kiosks up and running.

COMMITTEE REPORTS:

Ms. Feterl acknowledged a letter from the Gethsemane Episcopal Church thanking the Commission for the Outside of Deadwood Grant they received for the restoration of the Church's historic windows.

Ms. Feterl praised Mr. Kuchenbecker for his hard work to make the SDSHS Budget review process run so smoothly and for his dedication to the City which has resulted in Deadwood's removal from the National Register's watch list.

ADJOURNMENT:

Ms. Feterl adjourned the September 14, 2011 Historic Preservation Commission meeting at 5:40 p.m.

ATTEST:

Ronda Feterl
Chairman, Historic Preservation Commission
Virginia Peterson, Recording Secretary