

## **DEADWOOD HISTORIC PRESERVATION COMMISSION**

**Wednesday, April 10, 2019 ~ 1:00 p.m.**

City Hall, 108 Sherman Street, Deadwood, South Dakota

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1. Call meeting to Order
2. Approval of HPC Meeting Minutes
  - a. March 27, 2019 Regular Meeting
3. Voucher Approval
4. HP Programs and Revolving Loan Program
  - a. Grant Voucher Approval
  - b. Grant Subordination – **Exhibit A**
    - i. Mike Besso – 405 Williams – Wood Windows/Doors, Foundation and Elderly Resident
  - c. HP Grant Extensions – **Exhibit B**
    - i. Shirlene Joseph – 771 Main St. – Foundation Program
    - ii. Sylvia Trentz – 57 Lincoln – Foundation Program
    - iii. Kurt & Dawn Bialas – 24 Raymond – Windows & Doors Program
    - iv. Renee Burr – 25 McKinley – Windows & Doors Program
  - d. Revolving Loan Program Voucher Approval
  - e. Revolving Loan – Loan Requests – **Exhibit C**
    - i. Deadwood History Inc. – 608/610 Main – Modification of Loan Approval
    - ii. Anita Knipper – 422 Williams – Windows and Siding Loan Requests
    - iii. Brad & Destiny Maynard – 4 Harrison – Life Safety Loan Request
    - iv. Bernie Reausaw – 336 Williams – Retaining Wall Loans
5. Old or General Business
  - a. Main Street Initiative Update stopping
  - b. 2019 Scholarship Awards – **Exhibit D**
  - c. 2019 Festival of Books Sponsorship – **Exhibit E**
  - d. 2019 Structural Engineering Service Contract – Albertson Engineering – **Exhibit F**
  - e. James Butler Hickok Traveling Panel Loan Agreement – **Exhibit G**
6. New Matters before the Deadwood Historic District Commission
  - a. COA 190031 – Kevin Johnson – 658 Main – Replace Siding – **Exhibit H**
7. New Matters before the Deadwood Historic Preservation Commission
  - a. PA 190032 – Trevor Santochi – 10 Van Buren – Replace Garage Doors – **Exhibit I**
  - b. PA 190035 – Kris Fenton – 27 Lincoln – Replace Siding – **Exhibit J**
  - c. PA 190036 – John & Sharon Martinisko – 53 Taylor – Replace Siding on Garage – **Exhibit K**
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

Adjournment -- *\*All Applications **MUST** arrive at the City of Deadwood Historic Preservation Office by 5:00 p.m. MST on the 1<sup>st</sup> or 3<sup>d</sup> Wednesday of every month in order to be considered at the next Historic Preservation Commission Meeting.*

**City of Deadwood**  
**HISTORIC PRESERVATION COMMISSION**  
**Wednesday, April 10, 2019**

**Present Historic Preservation Commission:** Michael Johnson, Lyman Toews, Beverly Posey, Robin Carmody, Dale Berg and Tom Blair

**Absent:** Ann Ochse

**Present City Commission:** Charlie Strubble and Sharon Martinisko

**Present Staff:** Kevin Kuchenbecker, Historic Preservation Officer, Bonny Anfinson, Program Coordinator and Mike Walker, Neighborworks

**All motions passed unanimously unless otherwise stated.**

A quorum present, Chairman Michael Johnson called the Deadwood Historic Preservation Commission meeting to order Wednesday, April 10, 2019 at 1:00 p.m. in the Commission Room located in City Hall at 108 Sherman Street in Deadwood, SD.

**Approval of HPC Minutes:**

March 27, 2019 Regular Meeting

***It was moved by Mr. Blair and seconded by Ms. Posey to approve the HPC minutes of Wednesday, March 27, 2019. Aye – All. Motion Carried.***

**Voucher Approval:**

***It was moved by Mr. Toews and seconded by Ms. Posey to approve the HP Operating Account in the amount of \$67,952.48. Aye – All. Motion carried.***

**Revolving Loan Fund and Historic Preservation Programs:**

**HP Program Grant Funds**

***It was moved by Mr. Toews and seconded by Ms. Posey to approve HP Grant Fund disbursements in the amount of \$16,650.19 based on information as presented. Aye - All. Motion carried.***

**Grant Subordination – Exhibit A**

- i. Mike Besso – 405 Williams – Wood Windows/Doors, Foundation and Elderly Resident

***It was moved by Mr. Blair and seconded by Ms. Posey to subordinate the grants for Mike Besso, 405 Williams. Aye - All. Motion carried.***

**HP Grant Extensions – Exhibit B**

- i. Shirlene Joseph – 771 Main St. – Foundation Program
- ii. Sylvia Trentz – 57 Lincoln – Foundation Program
- iii. Kurt & Dawn Bialas – 24 Raymond – Windows & Doors Program
- iv. Renee Burr – 25 McKinley – Windows & Doors Program

***It was moved by Mr. Blair and seconded by Mr. Berg to approve the grant extension as submitted. Aye – All. Motion carried.***

**Revolving Loan Program Voucher Approval**

***It was moved by Mr. Berg and seconded by Ms. Posey to approve the Revolving Loan Program Vouchers in the amount of \$5,875.00 based on information as presented. Aye – All. Motion carried.***

**Revolving Loan Program – Exhibit C**

- i. Deadwood History Inc. – 608/610 Main – Modification of Loan Approval
- ii. Anita Knipper – 422 Williams – Windows and Siding Loan Requests
- iii. Brad & Destiny Maynard – 4 Harrison – Life Safety Loan Request
- iv. Bernie Reausaw – 336 Williams – Retaining Wall Loans

***It was moved by Mr. Toews and seconded by Ms. Posey to approve the revolving loan requests as submitted. Aye – All. Motion carried.***

**Old or General Business:**

**Main Street Initiative Update**

Mr. Kuchenbecker deferred the items to the Commission members who have attended the committee meetings. Mr. Blair stated the committee was updated on the Outlaw Plaza and the weather has not been cooperating. Chair Johnson stated Hogs and Hops is April 26 & 27, Shopping is May 3 and 4, Butt Begrade is May 23, the Plant Swap with pie is May 30 4:00 p.m. at the Welcome Center. Mr. Toews stated the Design Committee is working on the vacant windows project. They are focusing on the Midnight Star and Dairy Queen. Photos will be changed out quarterly.

Pictures are being identified. This project should be done before tourist season. There will be a contest for best window display. They are still reviewing the award options. The Ghost Mural we need to get the word out in the Chamber newsletter and the City newsletter. Working on Sherman Street parking signage. Need additional signage to help the public. Mr. Kuchenbecker stated the vacant window program will be on the Planning and Zoning Agenda for next week.

#### 2019 Scholarship Awards – Exhibit D

Mr. Kuchenbecker stated we received eleven applications for the scholarship awards. The Projects Committee reviewed the application and recommend Abiah Morrison and Hunter Gudith to each receive a \$1,000 scholarship. There were no applicants for the vocational school scholarship. ***It was moved by Mr. Toews and seconded by Ms. Posey to approve the applications from Abiah Morrison and Hunter Gudith in the amount of \$1,000 each for the 2019 Scholarship Fund. Aye – All. Motion carried.***

#### 2019 Festival of Books Sponsorship – Exhibit E

Mr. Kuchenbecker stated the South Dakota Humanities Council is requesting sponsorship funds of \$10,000 for the 2019 Festival of Books to be held in Deadwood October 3-6, 2019. This item is a budgeted item to come out of the Public Education/Advocacy line item. ***It was moved by Mr. Blair and seconded by Ms. Carmody to recommend to the City Commission to approve the sponsorship request of \$10,000 to the South Dakota Humanities Council for the 2019 Festival of Books to be paid out of Public Education/Advocacy. Aye – All. Motion carried.***

#### 2019 Structural Engineering Service Contract – Albertson Engineering – Exhibit F

Mr. Kuchenbecker stated the city has used the professional services of Albertson Engineering for structural engineering of the public-private program of repairing and reconstructing history retaining walls with the City of Deadwood. Staff is recommending approval of a contract for 2019 with Albertson Engineering for professional services for the retaining wall program in the amount not to exceed \$70,000. This would include other professional services necessary to reconstruct the walls such as geotechnical engineering or civil engineering. The engineering and associated design costs are part of the annual line-item budget for the retaining wall program. ***It was moved by Ms. Posey and seconded by Mr. Toews to recommend to the City Commission to enter into a contract for 2019 with Albertson Engineering for professional services for the retaining wall program in an amount not to exceed \$70,000 and direct City Attorney to prepare such contract. Aye – All. Motion carried.***

#### James Butler Hickok Traveling Panel Loan Agreement – Exhibit G

Mr. Kuchenbecker stated the City Archives is requesting permission to enter into a loan agreement with the La Salle County Historical Society in Illinois for the use of the traveling James Butler Hickok panels from May 2019 to August 2019. ***It was moved by Mr. Toews and seconded by Ms. Posey to recommend to the City Commission to enter into a contract with La Salle County Historical Society for the loan of the James Butler Hickok panels from May 2019 to August of 2019. Aye – All. Motion carried.***

#### New Matters before the Deadwood Historic District Commission

##### COA 190031 – Kevin Johnson – 658 Main – Replace Siding – Exhibit H

Mr. Kuchenbecker stated the applicant is submitting an application for certificate of appropriateness for work at 658 Main Street a contributing structure located in the Deadwood City Planning Unit. The applicant is requesting permission to remove the old lap siding from the upper deck level to the top of the building on the front side only. House wrap will be installed along with new beveled cedar lap siding. The applicant will also install metal drip caps over windows and door and counter flashing over deck top, caulk edges and seams. It is staff's opinion the proposed work and changes does not encroach upon, damage or destroy a historic resource or have an adverse effect on the character of the building or the historic character of the State and National Register Historic District or the Deadwood National Historic Landmark District. ***It was moved by Mr. Berg and seconded by Ms. Posey based upon guidance found in DCO 17.68.050, I find that the exterior alteration proposed is congruous with the historical, architectural, archaeological or cultural aspects of the district and move to grant Certification of Appropriateness. Aye – All. Motion carried.***

#### New Matters before the Deadwood Historic Preservation Commission

##### PA 190032 – Trevor Santochi – 10 Van Buren – Replace Garage Doors – Exhibit I

Mr. Kuchenbecker stated the applicant is submitting an application for project approval for work at 10 Van Buren, a contributing structure located in the Ingleside Planning Unit. The applicant is requesting permission to replace two garage doors. It is staff's opinion the proposed work and changes do not encroach upon, damage or destroy a historic resource or have an adverse effect on the character of the building or the historic character of the State and National Historic Landmark District. ***It was moved by Mr. Toews and seconded by Ms. Posey based upon all the evidence presented, I find 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 move to grant a project approval for replacing the garage doors at 10 Van Buren. Aye – All. Motion carried.***

PA 190035 – Kris Fenton – 27 Lincoln – Replace Siding – Exhibit J

Mr. Kuchenbecker stated the applicant has submitted an application for project approval for work at 27 Lincoln Avenue, a contributing structure located in the Ingleside Planning Unit in the City of Deadwood. The applicant is requesting permission to replace the siding and trim on the back and both sides of the house with Hardy plank material. Reveal and color will match existing. ***It was moved by Mr. Berg and seconded by Ms. Posey based upon all the evidence presented, I find 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 move to grant a project approval for replacing the siding at 27 Lincoln. Aye – All. Motion carried.***

PA 190036 – John & Sharon Martinisko – 53 Taylor Street – Replace Siding on Garage – Exhibit K

Mr. Kuchenbecker stated the applicant has submitted an application for project approval for work at 53 Taylor Street, a contributing structure located in the Ingleside Planning Unit in the City of Deadwood. The applicant is requesting permission to replace the siding on the front side of the garage with LP Smartside. ***It was moved by Mr. Blair and seconded by Ms. Posey based upon all the evidence presented, I find 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 move to grant a project approval for replacing the siding on the front side of the garage with LP Smart Siding. Aye – All. Motion carried.***

#### **Items from Citizens not on Agenda**

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

Mr. Kuchenbecker stated the final construction drawings will be available today at 3:00 for Outlaw Square and will be out to bid. The bid will be due April 27. Phase II has been moving a little slow. There has been ten winter days which have delayed the project. The planned opening is still Labor Day weekend with the first event to be the Jam. Currently working on utilities and cables. DOT will be changing out the traffic signals. Lead time is quite a ways out. The Lower Main DOT project has started. First Gold is going out for bid on their project. Tin Lizzies is working on financing for their project. The project at the school will start in May. There will be a lot of construction in Deadwood in 2019. GIS Maintenance and Screening Budket purchase will be on city commission agenda next week. There is a meeting Friday on the Schematic Design of the History and Information Center. Staff has been working on a variety of projects; repairing/purchasing a new smart board. We are working with Conrad Signs for repair to the Tootsie sign. Flower baskets are in and the arms are on their way. Betsy will be coming back to maintain the flower pots. Will be working on the contract for purchasing the diorama. Working on putting together bid and specifications for the ice rink. At this point there no plans for project approval at 824 Main Street from the owner.

#### **Committee Reports:**

Ms. Carmody has been working on the History and Information Center plans.

Mr. Berg encourages everyone to stay positive during construction.

Mr. Blair would like to see a documentary done on "Deadwood You Bet" project.

Ms. Posey had the opportunity to tour the Masonic Temple.

#### **Other Business:**

The Historic Preservation Commission Meeting adjourned at 1:35 p.m.

ATTEST:

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Chairman, Historic Preservation Commission

Bonny Anfinson, Historic Preservation Office/Recording Secretary