

DEADWOOD HISTORIC PRESERVATION COMMISSION

Wednesday, December 28, 2016 ~ 5:00 p.m.

City Hall, 108 Sherman Street, Deadwood, South Dakota

1. Call meeting to Order
2. Approval of HPC Meeting Regular Meeting Minutes – December 14, 2016
3. Voucher Approval
4. Old or General Business
 - a. Permission to advertise for Intern for Clowser Collection – Exhibit A
 - b. All Angels Episcopal Church – 2016 Outside of Deadwood Grant – Extension Request – Exhibit B
 - c. Elderly Resident Program Changes – Exhibit C
 - d. Façade Easement Program Changes – Exhibit D
5. New Matters before the Deadwood Historic District Commission
 - a. COA H16067 Sharon Jacobs – 670 Main Street – 2nd Floor Windows - Exhibit E
6. New Matters before the Deadwood Historic Preservation Commission
 - a. PA H16068 Mathew Pike – 35 Lincoln – Windows – Exhibit F
7. Revolving Loan Fund & HP Programs Update
 - a. HP Program Extension – Exhibit G
 - i. Jodi Campbell – 21 Burnham – Siding Program Extension
 - ii. Jodi Campbell – 21 Burnham – Windows and Doors Program Extension
 - b. Revolving Loan Program
 - c. Retaining Wall Program Disbursements
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
12. Adjournment

Executive Session for Legal Matters per South Dakota Codified Law 1-25-1 (3)

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, December 28, 2016

Present Historic Preservation Commission: Laura Floyd, Thomas Blair, Dale Berg, Lynn Namminga, Chuck Williams, and Michael Johnson.

Absent: Lyman Toews was absent.

Present City Commission: Dave Ruth was present.

Present Staff: Kevin Kuchenbecker, Historic Preservation Officer, Mike Walker, of NeighborWorks-Dakota Home Services, and Jerity Krambeck, Recording Secretary, were present.

All motions passed unanimously unless otherwise stated.

A quorum present, Chair Floyd called the Deadwood Historic Preservation Commission meeting to order Wednesday, December 28, 2016 at 5:00 p.m. in the Commission Room located in the City Hall at 108 Sherman Street in Deadwood, SD.

Approval of December 14, 2016 HPC Minutes:

It was moved by Mr. Blair and seconded by Mr. Johnson to approve the HPC minutes of Wednesday, December 14, 2016 as presented. Aye – All. Motion carried.

Voucher Approval:

It was moved by Mr. Johnson and seconded by Mr. Blair to approve the HP Operating Account in the amount of \$60,351.06. Aye – All. Motion carried.

Old or General Business:

Permission to advertise for Intern for Clowser Collection – Exhibit A

Mr. Kuchenbecker discussed advertising and hiring an intern for the Clowser Collection. *It was moved by Mr. Blair and seconded by Mr. Berg to recommend approval to the City Commission to hire a part-time Collections Intern to assist in the Don Clowser Collection at a rate of \$8.93 per hour pending necessary pre-drug screening requirements per City of Deadwood policies. Aye – All. Motion carried.*

All Angels Episcopal Church – 2016 Outside of Deadwood Grant – Extension Request – Exhibit B

Mr. Kuchenbecker stated the All Angels Episcopal Church is requesting a three-month extension to get the work finished as two of the windows required ceramic painting which is being done in England and will take another few months to complete. *It was moved by Mr. Johnson and seconded by Mr. Namminga approve the three month grant extension request for All Angels Episcopal Church. Aye – All. Motion carried.*

Elderly Resident Program Changes – Exhibit C

Mr. Kuchenbecker discussed the changes to the Elderly Resident Program. Mr. Kuchenbecker stated the changes include the home being homeowner occupied. Mr. Kuchenbecker stated the changes have gone through the Program Committee. Chair Floyd stated another change is the recipient would be eligible to apply once every 10 years. *It was moved by Mr. Blair and seconded by Mr. Namminga to approve the Elderly Residential Program Changes. Aye – All. Motion carried.*

Façade Easement Program Changes – Exhibit D

Mr. Kuchenbecker discussed the changes to the Façade Easement Program. Mr. Kuchenbecker stated the changes include the applicant expending their portion of 20 percent prior to submitting requests for payment and provide proof of such payments. Mr. Kuchenbecker stated the changes have gone through the Program Committee. *It was moved by Mr. Namminga and seconded by Mr. Berg to approve the Façade Easement Program Changes. Aye – All. Motion carried.*

New Matters before the Deadwood Historic District Commission

COA H16067 Sharon Jacobs – 670 Main Street – 2nd Floor Windows - Exhibit E

Mr. Kuchenbecker stated the Applicant has submitted an application for Certificate of Appropriateness for work at 670-672 Main Street, a contributing structure located in Deadwood City Planning Unit. The applicant is requesting

permission to replace six double hung wood window inserts on the second floor with dual pane glass in the existing frames. The wood frames have been restored and painted to their original condition. Mr. Kuchenbecker stated the previous owner switched the windows from a double hung to a casement style window which simulated double hung. These windows are neither correct nor efficient. The work will correct these upper floor windows. The work 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 Districts or the Deadwood National Historic Landmark District. ***It was moved by Mr. Blair and seconded by Mr. Johnson based upon the guidance found in DCO 17.68.050, the exterior alteration proposed is congruous with the historical, architectural, archaeological or cultural aspects of the district and move to grant a Certification of Appropriateness. Aye – All. Motion carried.***

New Matters before the Deadwood Historic Preservation Commission

PA H16068 Matthew Pike – 35 Lincoln – Windows – Exhibit F

Mr. Kuchenbecker stated the applicant has submitted an application for Project Approval for work at 35 Lincoln Avenue, a contributing structure located in the Ingleside Planning Unit. The applicant is requesting permission to repair and/or replace windows to the structure. Mr. Kuchenbecker stated 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 Register Historic Districts or the Deadwood National Historic Landmark District.

It was moved by Mr. Blair and seconded by Mr. Johnson 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 grant project approval at 35 Lincoln Avenue. Aye- All. Motion carried.

Revolving Loan Fund and Historic Preservation Programs:

HP Program Applications – Exhibit G

Jodi Campbell – 21 Burnham – Siding Program Extension

Jodi Campbell – 21 Burnham – Windows and Doors Program Extension

It was moved by Mr. Blair and seconded by Mr. Namminga to accept the consent agenda as presented and approve the Program Applications as submitted. Aye - All. Motion carried.

Revolving Loan Program/Disbursements

It was moved by Mr. Namminga and seconded by Mr. Berg to approve HP Grant Fund disbursement in the amount of \$13,156.39, based on information as presented by Mr. Walker, of NeighborWorks-Dakota Home Services. Aye - All. Motion carried.

It was moved by Mr. Johnson and seconded by Mr. Blair to approve HP Revolving Loan Fund disbursement in the amount of \$17,155.91, based on information as presented by Mr. Walker, of NeighborWorks-Dakota Home Services. Mr. Berg abstained. Aye - All. Motion carried.

The delinquency report was presented by Mr. Walker.

Revolving Loan Program

No items were addressed at this meeting.

Revolving Loan Fund/Retaining Wall Program Update:

Retaining Wall Applications

No applications were addressed at this meeting.

Items from Citizens not on Agenda

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

Mr. Kuchenbecker reported on the following items:

- The Deadwood Neighborhood Council/Historic Preservation Office 2017 calendars arrived today;
- Deadwood was voted one of the top five western communities of the year and was voted number one by True West Magazine and there will be an article in the Rapid City Journal;
- The Residential Rehabilitation applicants have been reviewed by the Deadwood Neighborhood Council and will now be reviewed by the Selection Committee and will be on the next agenda;

- There has been an Upper Floor Development meeting with Revitalization.

Committee Reports:

Mr. Blair discussed Deadwood and other gaming cities and the changes that are occurring in Deadwood.

Adjournment:

The Historic Preservation Commission Meeting adjourned at 5:31 p.m.

ATTEST:

Chairman, Historic Preservation Commission
Jerity Krambeck, Historic Preservation Office/Recording Secretary