

**DEADWOOD HISTORIC PRESERVATION COMMISSION**

**Wednesday, March 11, 2015 ~ 5:00 p.m.**

City Hall, 108 Sherman Street, Deadwood, South Dakota

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1. Call meeting to Order
2. Approval of Minutes from February 25, 2015
3. Voucher Approval
4. Old or General Business
  - a. "What you need to know when dealing with Historic Properties" Real Estate Workshop- No Action Needed
  - b. Bronze Plaques for Outside of Deadwood Recipients - Historic Preservation Office
  - c. Black Hills National Forest – Hardy Guard Station grant – Historic Preservation Office
5. New Matters before the Deadwood Historic District Commission
6. New Matters before the Deadwood Historic Preservation Commission
7. Revolving Loan Fund/Retaining Wall Program Update
  - a. Retaining Wall Applications
  - b. Revolving loan Program/Disbursements
    - Dustin & Laura Floyd – 21 Lincoln – Extension Request
    - Kris & Melanie Fenton – 27 Lincoln – Extension Request
    - Travis Floyd – 81 Stewart – Extension Request
    - Alan & Phyllis Wright – 822 Main – Extension Request
    - Gregory Vecchi – 19 Centennial – Extension Request
    - Shirlene Joseph – 771 Main St – Extension Request
    - Ferd Balkenhol – 834 Main St – Extension Request
  - 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

*\*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>rd</sup> Wednesday of every month in order to be considered at the next Historic Preservation Commission Meeting.*

**CITY OF DEADWOOD  
HISTORIC PRESERVATION COMMISSION**

**Wednesday, March 11, 2015**

**Present Historic Preservation Commission:** Chair Laura Floyd, Michael Johnson, Lynn Namminga, Lyman Toews, Dale Berg and Chuck Williams were present.

**Absent:** Thomas Blair and Ms. Terri Williams, City Attorney, were absent.

Mr. Kevin Kuchenbecker, Historic Preservation Officer; Ms. Joy McCracken, Executive Director of NeighborWorks-Dakota Home Services; and Mike Walker of NeighborWorks-Dakota Home Services were all present.

**Present City Commission members:** Georgeann Silvernail, Jim Van Den Eykel, Dave Ruth Jr. and Mayor Chuck Turbiville were all present.

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

A quorum present, Chair Floyd called the Deadwood Historic Preservation Commission meeting to order Wednesday, March 11, 2015 at 5:03 PM in Deadwood City Hall located at 102 Sherman Street in Deadwood, SD.

**Approval of February 25, 2015 HPC Minutes:**

*It was moved by Mr. Johnson and seconded by Mr. Williams to approve the minutes of Wednesday, February 25, 2015 as presented. Aye – All. Motion carried.*

**Voucher Approval:**

Operating Account

*It was moved by Mr. Johnson and seconded by Mr. Berg to approve the HP Operating Account in the amount of \$78,543.42. Aye – All. Motion carried.*

**Old or General Business:**

What you need to know when dealing with Historic Properties" Real Estate Workshop – No Action needed

Mr. Kuchenbecker informed the Commission there will be a "What You Need to know When Dealing with Historic Properties" workshop held on April 23, 2015 from 8:00am to 3:30pm at the Days of '76 Museum. He explained this workshop is geared toward educating the public and has been sent to the South Dakota Real Estate Commission for approval as a Continuing Education Units (CEU) Course; once approved, he informed the Commission forms will be sent to the Black Hills Association of Realtors and Mount Rushmore Association of Realtors in Spearfish and Rapid City.

Mr. Toews asked if the Commission was allowed to attend.

Mr. Kuchenbecker stated all Commissioners interested in attending would be welcome and registration comped. He instructed those interested in attending to contact Ms. Fitch or Ms. Storhaug.

No action required. (*Workshop flyer attached as Exhibit A*)

Bronze Plaques for Outside of Deadwood Recipients

Mr. Kuchenbecker informed the Commission several Outside of Deadwood grants are awarded throughout the year with the grant agreements requiring the grantee to list the Deadwood Historic Preservation Commission as a funding supporter in any printed material and publicity releases. He noted due to a recent suggestion by the Mayor and a commissioner, in addition to the Deadwood Historic Preservation Commission presenting the grantee with a large mock check in the amount awarded, the Historic Preservation Office should explore providing a bronze plaque to be presented and displayed on a completed project.

Mr. Kuchenbecker presented to the Commission a proposal to purchase 60 bronze plaques that read "*Funding for this project provided by the Deadwood Historic Preservation Commission and the City of Deadwood*".

Mr. Toews asked if these plaques could be expanded to include other Deadwood properties that may use Deadwood Historic Preservation funding to restore, rehab or reconstruct a resource.

Mr. Kuchenbecker stated expanding distribution of the plaques is a possibility and a good idea. ***Mr. Toews moved and Mr. Johnson seconded to approve spending \$6,241.80 for 60 bronze plaques as a recommendation to the City Commission. Aye – All. Motion carried.*** (*Staff report attached as Exhibit B*)

Black Hills National Forest – Hardy Guard Station Grant Extension Request

Mr. Kuchenbecker informed the Commission the Black Hills National Forest rescinded their grant extension request and wanted to thank the Commission for assisting in their Hardy Guard Station restoration project. No action required. *(Staff report attached as Exhibit C)*

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

No applications were addressed at this meeting.

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

No applications were addressed at this meeting.

**Revolving Loan Fund/Retaining Wall Program Update:**

Retaining Wall Applications

No applications were addressed at this meeting.

Revolving Loan Program/Disbursements

***It was moved by Mr. Toews and seconded by Mr. Berg to approve the HP Revolving Loan Fund disbursement in the amount of \$30.00, based on information as presented by Ms. Joy McCracken, Executive Director of NeighborWorks-Dakota Home Services. Aye - All. Motion carried.*** Delinquency Report was reviewed and updates on projects were given. Overview of the Revolving Loan Fund was presented.

Chair Floyd recused herself from the meeting.

21 Lincoln – Dustin & Laura Floyd

***It was moved by Mr. Toews and seconded by Mr. Berg to approve the extension request for Special Needs Windows Loan for Dustin & Laura Floyd, 21 Lincoln, in amount of \$1,200.00 to mature September 5, 2015, based on information as presented. Aye- All. Motion carried. (NeighborWorks packet attached as Exhibit D and incorporated herein by this reference)***

Chair Floyd rejoined the meeting.

27 Lincoln – Kris & Melanie Fenton

***It was moved by Mr. Toews and seconded by Mr. Johnson to approve the extension request for Special Needs Siding Loan for Kris & Melanie Fenton, 27 Lincoln, in amount of \$10,000.00 to mature September 19, 2015, based on information as presented. Aye- All. Motion carried.***

***It was moved by Mr. Toews and seconded by Mr. Williams to approve the extension request for Special Needs Windows Loan for Kris & Melanie Fenton, 27 Lincoln, in amount of \$3,000.00 to mature September 19, 2015, based on information as presented. Aye- All. Motion carried. (NeighborWorks packet attached as Exhibit D and incorporated herein by this reference)***

81 Stewart – Travis Floyd

Chair Floyd disclosed the applicant was her brother-in-law and asked the Commission if anyone felt it necessary for her to abstain from voting. No objections were heard by Commission.

***It was moved by Mr. Toews and seconded by Mr. Johnson to approve the extension request for Retaining Wall loan for Travis Floyd, 81 Stewart, in amount of \$8,962.02 to mature September 30, 2015, based on information as presented. Aye- All. Motion carried. (NeighborWorks packet attached as Exhibit D and incorporated herein by this reference)***

822 Main – Alan & Phyllis Wright

***It was moved by Mr. Namminga and seconded by Mr. Toews to approve the extension request for Special Needs Siding Loan for Alan & Phyllis Wright, 822 Main, in amount of \$10,000.00 to mature September 17, 2015, based on information as presented. Aye- All. Motion carried. (NeighborWorks packet attached as Exhibit D and incorporated herein by this reference)***

19 Centennial – Gregory Vecchi

***It was moved by Mr. Toews and seconded by Mr. Johnson to approve the extension request for Special Needs Windows Loan for Gregg Vecchi, 19 Centennial, in amount of \$1,200.00 to mature September 27, 2015, based on information as presented. Aye- All. Motion carried. (NeighborWorks packet attached as Exhibit D and incorporated herein by this reference)***

771 Main – Shirlene Joseph

*It was moved by Mr. Toews and seconded by Mr. Berg to approve the extension request for Special Needs Windows Loan for Shirlene Joseph, 771 Main, in amount of \$3,000.00 to mature August 28, 2015, based on information as presented. Aye- All. Motion carried. (NeighborWorks packet attached as Exhibit D and incorporated herein by this reference)*

834 Main – Ferd Balkenhol

*It was moved by Mr. Toews and seconded by Mr. Johnson to approve the extension request for Special Needs Siding Loan for Ferd Balkenhol, 834 Main, in amount of \$2,700.00 to mature August 2, 2015, based on information as presented. Aye- All. Motion carried. (NeighborWorks packet attached as Exhibit D and incorporated herein by this reference)*

Retaining Wall Program/Disbursements:

No applications were addressed at this meeting.

**Items from Citizens not on Agenda**

Ms. Joy McCracken, Executive Director of NeighborWorks-Dakota Home Services, handed out invitations to the *Open House At Shea House* being held from 3-6pm on Friday, March 20, 2015; she invited the Commission and staff to stop in to see the newly renovated home located at 15 Peck Street, Deadwood. Ms. McCracken informed the Commission the house had been purchased by a local family. *(NeighborWorks Invitation attached as Exhibit E)*

Revolving Loan Fund/Retaining Wall Program Update

No applications were addressed at this meeting.

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

Mr. Kuchenbecker reported on the following items:

- Six new panels depicting the history of baseball in Deadwood starting around 1874 were completed and set out for the Commission to view. The six panels represent: the first expedition game that took place near Custer City, SD and near Nemo, SD; games played by Babe Ruth and Menzel; past baseball fields of Deadwood; and Deadwood players who ended up in Cooperstown's Baseball Hall of Fame. Mr. Kuchenbecker thanked City Archivist, Michael Runge, and Dave Kemp for all the work done in researching and creating the Traveling Exhibit;
- Rodeo Grounds Pre-construction meeting is scheduled for Tuesday, March 17, 2015 at 2pm at City Hall;
- Following test trenches, Foundation House excavation started. Contractor unearthed several items ranging from an elk skull to intact bottles which needed further Archeological investigation. With the go ahead to continue, the contracted continued excavation; further discussion regarding foundation options are underway;
- Goal is to have Wayfinding implemented by July 13, 2015;
- The Rocky Mountain 2014 Regional Forester's Honor Awards Ceremony was postponed until further notice;
- As of today there is a 35% return rate on the 92 surveys sent out. Neighborworks has received 20 from the Block Clubs; online survey was posted in the newsletter with deadline of March 20<sup>th</sup>, 2015;
- Ancestry.com and Newspaper.com contacted Black Hills Pioneer and the Deadwood Archives to partner, in efforts of library indexing, for access to historic newspapers dating back to the first issued on June 8, 1876;
- The City of Deadwood will be having an election on April 14, 2015 for two (2) City Commissioners. In addition, voters will be voting on Initiated Measure #1 to require a majority vote of the public prior to moving, demolishing or destroying any historic property listed on the State or National Register of Historic Places, and Initiated Measure #2 to permit diagonal parking on Main Street Deadwood.

**Committee Reports**

None presented at this meeting.

**Adjournment:**

There being no other business, the Historic Preservation Commission Meeting adjourned at 5:32 p.m.

ATTEST:

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Laura Floyd  
Chairman, Historic Preservation Commission  
Kate Storhaug, Historic Preservation Office/Recording Secretary