

DEADWOOD HISTORIC PRESERVATION COMMISSION

Wednesday, February 12, 2020 ~ 5:00 p.m.

City Hall, 108 Sherman Street, Deadwood, South Dakota

1. Call meeting to Order
2. Approval of HPC Meeting Minutes – January 29, 2020 Regular Meeting
3. Operating Voucher Approval
4. HP Programs and Revolving Loan Program
 - a. Grant Voucher Approval
 - b. Revolving Loan Program Voucher Approval
 - c. Revolving Loan Program – **Exhibit A**
 - i. Kevin & Janet Bloom – 17 Fillmore – Refinance Request
 - ii. Kevin & Janet Bloom – 17 Fillmore – Siding Loan Request
 - iii. Shirlene Joseph (Tucker Inn) – 771 Main – Request to Forgive
5. Old or General Business
 - a. Main Street Initiative Update
 - b. Deadwood History Inc. 2019 Report – Carolyn Weber
 - c. Proposal to reprint Boots on Bricks – **Exhibit B**
 - d. Conservation Treatments, Water Flume and Basket – **Exhibit C**
 - e. 732 Main – Request for consideration of a Secondary Façade – Kristi Villafuerte – **Exhibit D**
 - f. 2020 RD1 Outside of Deadwood Grant Requests – **Exhibit E**
 - g. Outside of Deadwood Grant Extension Request – Hermosa Arts and History Assoc. – **Exhibit F**
 - h. Request for Proposal for the Historic Main Street Reenactments and Performance of the Trial of Jack McCall - **Exhibit G**
 - i. Discussion/Update Demolition by Neglect -- Minimum Maintenance Issues – Continued 1/29/20 Meeting
6. New Matters before the Deadwood Historic District Commission
 - a. COA 200025, 81 Sherman St., Scott Jacobs – Façade Enhancements – **Exhibit H**
 - b. COA 200026, 83 Sherman St., Scott Jacobs – Façade Enhancements – **Exhibit I**
7. New Matters before the Deadwood Historic Preservation Commission
 - a. PA 200024, 49 Terrace St., Jay Stoltenburg – Demo Garage – **Exhibit J**
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 1st or 3rd Wednesday of every month in order to be considered at the next Historic Preservation Commission Meeting.*

DEADWOOD HISTORIC PRESERVATION COMMISSION

Wednesday, January 29, 2020 ~ 5:00 p.m.

City Hall, 108 Sherman Street, Deadwood, South Dakota

1. Call meeting to Order
2. Approval of HPC Meeting Minutes – January 8, 2020 Regular Meeting
3. Operating Voucher Approval
4. HP Programs and Revolving Loan Program
 - a. Grant Voucher Approval
 - b. Grant Requests – **Exhibit A**
 - i. Dustin & Laura Floyd – 21 Lincoln – Foundation Program
 - ii. David Herdt – 97 Forest – Wood Windows & Doors Program
 - iii. Trevor Santochi – 10 Van Buren – Elderly Resident Program
 - iv. James & Sharon Burns – 794 Main – Wood Windows & Doors Program
 - v. David & Teri Bruce – 35 Madison – Siding Program
 - c. Grant Extension Requests – **Exhibit B**
 - i. Kris & Melony Fenton – 27 Lincoln – Siding Program
 - ii. Lee Thompson – 47 Forest – Windows & Doors Program
 - iii. Renee Burr – 25 McKinley – Windows & Doors Program
 - iv. Shirlene Joseph – 771 Main – Foundation Program
 - d. Revolving Loan Program Voucher Approval
 - e. Revolving Loan Program – **Exhibit C**
 - i. Dragon Belly LLC – 770 Main – Extension Request
 - ii. Dragon Belly LLC – 772 Main – Extension Request
 - iii. Bernie Reausaw – 336 Williams – Extension Request
 - iv. Michael & Dianne Hall – 66 Taylor – Extension Request
 - v. David Herdt – 97 Forest – Extension Request
 - vi. Joette Johnson – 78 Williams – Loan Modification Request
 - vii. Joette Johnson – 78 Williams – Additional Life Safety Loan Request
 - viii. Lance Bobolz – 84 Van Buren – Extension Request
5. Old or General Business
 - a. Main Street Initiative Update
 - b. Purchase Metal Cabinet for Archaeological Collections – **Exhibit D**
 - c. Proposal for Collateral Brochure Production – **Exhibit E**
 - d. 2020 City of Deadwood Ledger Indexing Project – **Exhibit F**
 - e. Request to Replace Archives Scanner – **Exhibit G**
 - f. Conservation Proposal with Maryland Archaeological Conservation Laboratory – **Exhibit H**
 - g. USGS Technical Assistance Program Phases I & II – **Exhibit I**
 - h. Society of Black Hills Pioneers Annual Funding Request – **Exhibit J**
 - i. Proposal to Write Specifications for Rehabilitation of 824 Main – **Exhibit K**
 - j. Discussion/Update Demolition by Neglect -- Minimum Maintenance Issues
6. New Matters before the Deadwood Historic District Commission
7. New Matters before the Deadwood Historic Preservation Commission
 - a. PA 200013 – Dustin & Laura Floyd – 21 Lincoln – Repair Foundation – **Exhibit L**
 - b. PA 200014 – David Herdt–97 Forest–Replace Siding/Storm Windows/Door/Reroof/New Porch – **Exhibit M**
 - c. PA 200017 – David & Teri Bruce – 35 Madison – Replace Siding – **Exhibit N**
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 1st or 3^d Wednesday of every month in order to be considered at the next Historic Preservation Commission Meeting.*

City of Deadwood
HISTORIC PRESERVATION COMMISSION
Wednesday, January 29, 2020

Present Historic Preservation Commission: Dale Berg, Lyman Toews, Beverly Posey, Robin Carmody and Tony Williams

Absent: Willie Steinlicht and Tom Blair

Present City Commission: Charlie Struble

Present Staff: Kevin Kuchenbecker, Historic Preservation Officer, Susan Trucano, NeighborWorks, and Bonny Anfinson, Program Coordinator

All motions passed unanimously unless otherwise stated.

A quorum present, Chairman Berg called the Deadwood Historic Preservation Commission meeting to order Wednesday, January 29, 2020 at 5:00 p.m. in the Commission Room located in City Hall at 108 Sherman Street in Deadwood, SD.

Approval of HPC Minutes:

January 8, 2020 Regular Meeting

It was moved by Ms. Posey and seconded by Mr. Williams to approve the HPC minutes of Wednesday, January 8, 2020. Aye – All. Motion Carried.

2019 Voucher Approval:

It was moved by Mr. Toews and seconded by Mr. Williams to approve the HP Operating Account in the amount of \$10,764.27. Aye – All. Motion carried.

2020 Voucher Approval:

It was moved by Mr. Toews and seconded by Ms. Posey to approve the HP Operating Account in the amount of \$136,575.43. 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 \$29,466.99 based on information as presented. Aye - All. Motion carried.

HP Grant Requests

- i. Dustin & Laura Floyd – 21 Lincoln – Foundation Program
- ii. David Herdt – 97 Forest – Wood Windows & Doors Program
- iii. Trevor Santochi – 10 Van Buren – Elderly Resident Program
- iv. James & Sharon Burns – 794 Main – Wood Windows & Doors Program
- v. David & Teri Bruce – 35 Madison – Siding Program

It was moved by Mr. Toews and seconded by Ms. Carmody to approve the grant request for Dustin & Laura Floyd, 21 Lincoln, Foundation Program; David Herdt, 97 Forest, Wood Windows and Doors Program; Trevor Santochi, 10 Van Buren, Elderly Resident Program; James & Sharon Burns, 794 Main, Wood Windows and Doors Program; David & Teri Bruce, 35 Madison, Siding Program. Aye - All. Motion carried.

HP Grant Extensions

- i. Kris & Melony Fenton – 27 Lincoln – Siding Program
- ii. Lee Thompson – 47 Forest – Windows & Doors Program
- iii. Renee Burr – 25 McKinley – Windows & Doors Program
- iv. Shirlene Joseph – 771 Main – Foundation Program

It was moved by Ms. Posey and seconded by Mr. Toews to approve the grant extension requests. Aye - All. Motion carried.

Revolving Loan Voucher Approval

It was moved by Ms. Posey and seconded by Mr. Toews to approve the Revolving Loan disbursements in the amount of \$118,114.45 based on information as presented. Aye - All. Motion carried.

Revolving Loan Program

- i. Dragon Belly LLC – 770 Main – Extension Request
- ii. Dragon Belly LLC – 772 Main – Extension Request
- iii. Bernie Reausaw – 336 Williams – Extension Request
- iv. Michael & Dianne Hall – 66 Taylor – Extension Request
- v. David Herdt – 97 Forest – Extension Request

- vi. Joette Johnson – 78 Williams – Loan Modification Request
- vii. Joette Johnson – 78 Williams – Additional Life Safety Loan Request
- viii. Lance Bobolz – 84 Van Buren – Extension Request

It was moved by Ms. Posey and seconded by Mr. Toews to grant extension requests for Dragon Belly LLC 770 Main, Dragon Belly LLC, 772 Main, Bernie Reausaw, 336 Williams, Michael Dianne Hall, 66 Taylor, David Herdt, 97 Forest, Lance Bobolz, 84 Van Buren. Aye - All. Motion carried.

It was moved by Ms. Posey and seconded by Ms. Carmody to approve the loan modification request and additional life safety loan request for Joette Johnson, 78 Williams. Aye - All. Motion carried.

Old or General Business:

Main Street Initiative Update

Mr. Kuchenbecker reported the Main Street Initiative members participated in the Main Street Master Plan Charrettes. Promotions Committee K9 Keg Pull was a success with 55 to 60 dogs.

Purchase Metal Cabinet for Archaeological Collections – Exhibit D

Mr. Kuchenbecker stated the City Archives would like to purchase a lockable metal cabinet from Steel Fixture Manufacturing Company of Topeka, Kansas. The new metal cabinet will be used to properly store oversized textiles from the City's archaeological collections. The new cabinet will have adjustable shelves, lockable doors and sealed gasket to maintain a micro environment within the cabinet. The cabinet was an approved expenditure in the City Archives 2020 budget. ***It was moved by Ms. Posey and seconded by Ms. Carmody to recommend to the City Commission to allow the City of Deadwood Archives to purchase a lockable metal cabinet from Steel Fixture Manufacturing Company of Topeka, Kansas. The cost for this purchase will not exceed \$4,500.00 and will come out of the city archives budget. Aye - All. Motion carried.***

Proposal for Collateral Brochure Production – Exhibit E

Mr. Kuchenbecker stated the City Archives would like to hire TDG Communications to update the existing downtown walking tour brochure and design a new map brochure for Mount Moriah Cemetery. The proposed walking tour update will include adding new interpretive panels, redesigning the pedestrian map and the addition of new pages. The proposed cemetery brochure will replace the newspaper map and trifold. ***It was moved by Mr. Toews and seconded by Ms. Posey to recommend to the City Commission to approve TDG Communications proposal of \$2,500.00 to update the existing downtown walking tour brochure and design a new map brochure for Mount Moriah Cemetery to be paid out of the HP Public Education budget. Aye – All. Motion carried.***

2020 City of Deadwood Ledger Indexing Project – Exhibit F

Mr. Kuchenbecker stated the City of Deadwood Archives is requesting permission to enter into a contract with Donald Toms of Lead, South Dakota to index the Lawrence County Tax Records (1991 – 1910) as part of the 2020 ledger indexing project. The Historic Preservation Commission has budgeted \$8,000.00 to index the City's collection of Lawrence County ledgers. These ledgers provide insight into the criminal and legal activities of Lawrence County. ***It was moved by Mr. Toews and seconded by Mr. Williams to recommend to the City Commission to approve the City of Deadwood Archives to enter into a contract with Donald Toms, independent contractor, to index the Lawrence County Tax Records (1891 – 1910) as part of the 2020 ledger indexing project. The cost for this project will not exceed \$8,000.00. Aye – All. Motion carried.***

Request to Replace Archives Scanner – Exhibit G

Mr. Kuchenbecker stated the Archives Department is requesting permission to purchase a new document/photographic scanner. This City Archives would like to purchase the Epson Expression 12000XL based on the recommendations outlined by the Digital Library of South Dakota. This new scanner will replace the Epson 700 scanner purchased by the City Archives in 2011. The old scanner will be relocated into the Archaeological Lab and used as the objects scanner for the archaeological collections. This purchase was budgeted in the 2020 City Archives budget. ***It was moved by Ms. Posey and seconded by Ms. Carmody to recommend to the City Commission to allow City of Deadwood Archives to purchase the Epson Expression 12000XL photo scanner from Large Document Solutions for an amount not to exceed \$4,500.00 to be paid out of the City Archives budget. Aye – All. Motion carried.***

Conservation proposal with Maryland Archaeological Conservation Laboratory – Exhibit H

Mr. Kuchenbecker stated the Historic Preservation Office is requesting permission to hire the Maryland Archaeological Conservation Laboratory (MAC-Lab) to assist and recover the wood water feature and woven basket unearthed at the Tin Lizzies Archaeological site located at 555 Main Street. As part of the agreement a representative from the lab will be available for 2.5 days to prepare and lift artifacts from the site and to package them for transportation to the MAC Lab. The cost of the agreement is \$2,900. ***It was moved by Ms. Posey and seconded by Mr. Williams to recommend to the City Commission to hire Maryland Archaeological Conservation Laboratory to assist and recover the wood water feature and woven basket unearthed at the Tin***

Lizzies Archaeological site located at 555 Main Street. The cost will not exceed \$2,900. Aye – All. Motion carried.

USGS Technical Assistance Program Phases I & II – Exhibit I

Mr. Kuchenbecker stated the Historic Preservation Office is requesting permission to hire the US Geological Survey, Dakota Water Science Center in Rapid City to map the subsurface historic artifacts and geological changes at the Tin Lizzies Archaeological site located at 555 Main Street. Phase I of the two phase project will include the survey and collecting data. The USGS will use a high precision Real-Time Kinematic survey unit to record the geographic coordinates and elevations. Phase II will include the data processing and mapping the data set. The cost for Phase I and II is \$12,000 and it will come out of the archaeology line item. ***It was moved by Mr. Toews and seconded by Ms. Posey to recommend to the City Commission to hire US Geological Survey, Dakota Water Science Center to map the subsurface historic artifacts and geological changes at the Tin Lizzies Archaeological Site located at 555 Main for Phase I and Phase II for an amount not to exceed \$12,000 and will come out of the archaeology line item. Aye – All. Motion carried.***

Society of Black Hills Pioneers Annual Funding Request – Exhibit J

Mr. Kuchenbecker stated the Society of Black Hills Pioneers publishes a book each year about the historic families of the members of the society. The Historic Preservation Commission has granted money each time to help fund this project. This year they are requesting \$3,000.00 to help cover expenses for the 2020 publication. The funding requests in the past have ranged from \$2,200.00 to \$2,500.00 since 2015. ***It was moved by Mr. Toews and seconded by Mr. Williams to recommend to the City Commission to approve funding the 2020 publication for the Society of Black Hills Pioneers historic families in the amount of \$3,000.00 to be paid out of the HP public education line item. Aye – All. Motion carried.***

Proposal to Write Specifications for Rehabilitation of 824 Main – Exhibit K

Mr. Kuchenbecker stated the City has received a proposal from Keith Umenthum to write specifications for the rehabilitation of the house at 824 Main Street for the purpose of bringing the maintenance into compliance with the 2018 International Property Maintenance Code as adopted by the City of Deadwood. Staff recommends hiring Keith Umenthum at a cost of \$35.00 per hour not to exceed \$700. ***It was moved by Mr. Toews and seconded by Mr. Williams to hire Keith Umenthum to write specifications for the rehabilitation of 824 Main for a cost of \$35 per hour not to exceed \$700. Aye – All. Motion carried.***

Discussion/Update Demolition by Neglect – Minimum Maintenance Issues

It was moved by Mr. Toews and seconded by Ms. Posey to table this issue until the next meeting. Aye – All. Motion carried.

New Matters before the Deadwood Historic Preservation Commission

PA 200013 – Dustin & Laura Floyd – 21 Lincoln – Repair Foundation – Exhibit L

Mr. Kuchenbecker stated the applicant has submitted an application for project approval for work at 21 Lincoln a contributing structure located in the Ingleside Planning Unit. The applicant is requesting permission to repair the stone foundation of the structure. The original foundation consists of stonework, which over the decades has been mortared on numerous occasions. The existing stone foundation will be cleaned, tuckpointed and new mortar will be applied. The applicant is applying for the Foundation Grant. Staff's opinion is the proposed work and changes do not encroach upon, damage or destroy a historic resource nor does it have an adverse effect on the historic character of the local historic district, the State and National Register Historic Districts or the Deadwood National Historic Landmark District due to the temporary nature of the structure. ***It was moved by Ms. Posey and seconded by Ms. Carmody based upon all the evidence presented, I find 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. Aye - All. Motion carried.***

PA 200014 – David Herdt – 97 Forest – Replace Siding/Storm Windows/Door/Re-roof/New Porch – Exhibit M

Mr. Kuchenbecker stated the applicant has submitted an application for project approval for work at 97 Forest a contributing structure located in the Forest Hill Planning Unit. The applicant is requesting permission to install smart siding, new storm windows and a door. Plans are to re-roof the structure and eventually put a new porch on the rear. 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. Staff will coordinate with the applicant and contractor throughout the project. ***It was moved by Mr. Williams and seconded by Ms. Posey based upon all the evidence presented, I find 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. Aye - All. Motion carried.***

PA 200017 – David & Teri Bruce – 35 Madison – Replace Siding – Exhibit N

Mr. Kuchenbecker stated the applicant has submitted an application for project approval for work at 35 Madison a contributing structure located in the Ingleside Planning Unit. The applicant is requesting permission to replace the

inappropriate metal siding with JamesHardie siding with proper reveal. The applicant is also applying for the siding program. The past owners, Roger and Ann Ochse, did participate in the grant programs for this property but did not apply for the siding grant so there is no conflict. ***It was moved by Mr. Toews and seconded by Ms. Posey based upon all the evidence presented, I find 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. Aye - All. Motion carried.***

Items from Citizens not on Agenda

Kristi Vallafuerte, representing the tenant of 732 Main Street who is in the Façade Program, is requesting funding for the secondary façade on the right side of the building. Information regarding the structure was presented to the Commission. This item will be reviewed by the committee and placed on the February 12, 2020 meeting agenda.

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

Mr. Kuchenbecker reported there were public meetings held on the Main Street Master Plan. There is another public meeting scheduled for April. In June there will be three HP Commission positions open. Lyman, Tom and Willis positions are up.

Committee Reports

Ms. Posey stated the Main Street Initiative Committee will be meeting at 12:00 instead of 12:30 from now on.

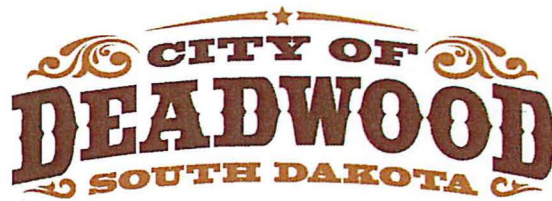
Other Business

The Historic Preservation Commission Meeting adjourned at 5:57 p.m.

ATTEST:

Chairman, Historic Preservation Commission
Bonny Anfinson, Historic Preservation Office/Recording Secretary

EXHIBIT B



MEMORANDUM

Date: February 7, 2020
To: Deadwood Historic Preservation Commission
From: Kevin Kuchenbecker, HP Officer
Re: **Reprint – Boots on Bricks, Printing proposals**

The Historic Preservation Office is requesting permission to reprint Mark Wolfe's book titled Boots on Bricks: A Downtown Walking Tour of Deadwood. Attached to this memorandum are two quotes for the reprinting of this book. The low bidder is Simpsons Printing of Rapid City, SD. The breakdown for printing is also included on the proposal.

RECOMMENDATION:

Select Simpsons Printing as the lowest quote and proceed into contract for the reprinting of Boots on Bricks. Funding for this project will come out of the 2020 Public Education line item.

Simpsons PRINTING

2410 South Plaza Drive
Rapid City, SD 57702
(605) 342-0979
(605) 342-2053

January 06, 2020

Proposal:

CUSTOMER City of Deadwood
CONTACT Michael Runge
PHONE 605-578-2082
e-mail archives@cityofdeadwood.com

Description Boots on Bricks front & back cover
Paper 80# Finch Vanilla vellum Cover
Ink black + metallic gold 1 side
Size 8.5 x 11
Finishing print, trim collate w/text, black coil bind
Note pdf files furnished electronic PDF proof only

<u>Quantity</u>	<u>Price</u>
1,000	\$1,498.00
1,500	\$2,027.00
2,000	\$2,632.00

Description 132 page text (66 sheets)
Paper 60# Finch Vanilla Vellum text
Ink black 2 sides
Size 8.5 x 11
Finishing print trim, collate w/cover black coil bind
Note pdf files furnished electronic PDF proof only

<u>Quantity</u>	<u>Price</u>	<u>Total Litho</u>
1,000	\$7,068.00	\$8,564.00 Freight additional
1,500	\$9,946.00	\$11,973.00 Freight additional
2,000	\$12,554.00	\$15,186.00 Freight additional

Thank You
Patrice McCarthey



January 22, 2019

City of Deadwood
Attn: Michael Runge
108 Sherman Street
Deadwood, SD 57732

Dear Michael:

Thank you for your inquiry. Here is your quote:

Quote #Q-01555

Name:	Boots on Brick Book
Size:	8.5" x 11"
Pages:	132 pages + covers
Paper:	80# Finch Vanilla Vellum Cover, 60# Finch Vanilla Vellum Text
Colors/Ink:	Color Covers, Black Text
Finishing:	Spiral Bound

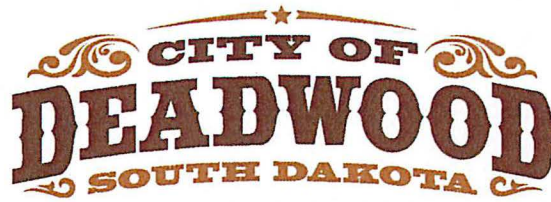
Quantity	Price
1,000	\$8,469.18
1,500	\$12,582.77
2,000	\$16,623.30

All prices require revalidation after 30 days and do not include shipping charges if necessary. Charges may apply for layouts requiring special attention, i.e. artwork or logos that are unsuitable for reproduction, or files that are not print ready and require manipulation.

Sincerely,

Zaide Gray
Print Shop Foreman

EXHIBIT C



MEMORANDUM

Date: February 7, 2020
To: Deadwood Historic Preservation Commission
From: Mike Runge, City Archivist
Re: **Conservation Treatments, Water Flume and Basket**

The City Archives is requesting permission to enter into a contract with the Maryland Archaeological Conservation Lab (MAC Lab), located at 10515 Mackall Road, Saint Leonard, Maryland to treat the water flume and basket unearthed during the 2019-2020 Tin Lizies archaeological investigation. These items will be shipped to the MAC lab and undergo cleaning and stabilization treatments. The proposal is attached to this memorandum.

RECOMMENDATION:

Allow the City Archives to enter a contract with the Maryland Archaeological Conservation Lab (MAC Lab), located at 10515 Mackall Road, Saint Leonard, Maryland to treat the water flume and basket unearthed during the 2019-2020 Tin Lizies archaeological investigation. The cost for this project will not exceed the amount of \$1,900.00 and funding will come from the 2020 archaeology line item.

Larry Hogan, Governor
Boyd Rutherford, Lt. Governor



Robert S. McCord, Secretary
Sandy Schrader, Deputy Secretary

DEPARTMENT OF PLANNING
JEFFERSON PATTERSON PARK & MUSEUM

**Conservation Project Cost Proposal:
Deadwood Flume and Baskets**

7 February 2020

Michael Runge
City Archivist
108 Sherman Street
Deadwood, SD 57732

Dear Mr. Runge,

Thank you for contacting the Maryland Archaeological Conservation Laboratory to preserve your archaeological finds. The estimated cost for conservation treatment of the flume and basket is \$1,845 (one thousand eight hundred forty-five dollars). This includes the mechanical cleaning and consolidation of the wood flume and any necessary structural supports, removal of excavation soil (for refrigerated storage) from the basket, consolidation and structural supports of the basket, and all conservation documentation. This does not include return shipping costs.

If you wish to proceed with the treatments, please countersign a copy of this proposal letter and the conservation release form, and return to us with your preferred method of payment. For payment by credit card, please contact me directly at the number below. Otherwise, all payments or Purchase Orders should be made out to: "Jefferson Patterson Park & Museum, Acct # 42339" and reference Conservation Project WO2020.008.

Please mail the payment to:
Denise America
JPPM
10515 Mackall Road
St. Leonard, MD 20685

Sincerely,

Nichole Doub
Head Conservator
MAC Lab
Tel. 410-586-8577

Approved: _____ Date: _____



DEPARTMENT OF PLANNING
MARYLAND ARCHAEOLOGICAL CONSERVATION LABORATORY

CONSERVATION RELEASE FORM

This acknowledges receipt by the Maryland Historical Trust, an instrumentality of the State of Maryland, at its Jefferson Patterson Park and Museum Maryland Archaeological Conservation Laboratory (MAC Lab), St. Leonard, Maryland, of the following object(s) from the depositor described below (Depositor) for the purpose of conservation:

Tin Lizzy Excavation

- Wood flume
- Basket

Conditions of Receipt:

1. The Depositor is the owner of the objects listed above, and agrees to hold the MAC Lab harmless for any damage whatsoever caused by the conservation treatment undertaken by the MAC Lab for the care and conservation of the object(s) and for any damage to the object(s) as a result of a natural event.
2. The Depositor is responsible for the delivery of the object(s) to the MAC Lab and for the collection of the object(s) from the MAC Lab when the conservation work requested is completed. Schedules for delivery and collection will be agreed upon between the Depositor and the MAC Lab.
3. No conservation work will be undertaken without a thorough examination and documentation of the object(s) and review and approval of a treatment proposal by the Depositor.
4. No conservation work will be performed on the object(s) without written agreement by the owner of the object(s) or the owner's duly authorized agent.
5. The MAC Lab will not perform conservation work on objects that the MAC Lab suspects to have been illegally obtained.
6. The MAC Lab will not perform conservation work on objects that create a special danger to the MAC Lab or its staff.
7. The MAC Lab reserves the right to reject performing conservation work on any object(s) that the MAC Lab determines in its sole discretion is not in the State's best interest.
8. The MAC Lab reserves the right to reject performing conservation work on any object(s) that, in the judgment of the MAC Lab, is beyond the capacity of the MAC Lab or the capability of its staff.
9. The MAC Lab reserves the right to terminate conservation work on any object for any of the above reasons or because the MAC Lab has reason to believe that the Depositor cannot or is unwilling to pay the cost of completing approved conservation treatment.
10. All conservation work will be performed in accordance with the Code of Ethics & Guidelines for Practice of the American Institute for Conservation (AIC) of Historic and Artistic Works (<https://www.culturalheritage.org/about-conservation/code-of-ethics>)

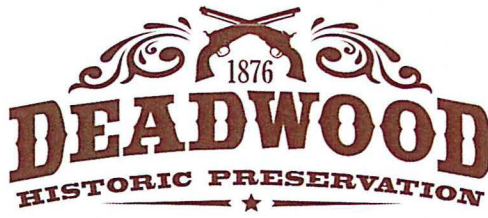
Depositor or Depositor's duly authorized agent

Date

Maryland Department of Planning/JPPM/MAC Lab
by its duly authorized representative

Date

EXHIBIT D



MEMORANDUM

Date: January 7, 2020
To: Deadwood Historic Preservation Commission
From: Kevin Kuchenbecker, Historic Preservation Officer
Re: Request for consideration of a Secondary Façade at 732 Main Street

The structure located at 732 Main Street and owned by St. Ambrose Catholic Church was entered into the Façade Conservation Easement Program on June 13, 2018. The primary façade is close to completion, however, the tenant is concerned the side of the structure now does not match the front giving a negative appearance when viewing the structure from the street. The applicant's agent is requesting consideration of a declaration of secondary façade for the structure under the program for Façade Easements.

Based on the guidelines for the program the secondary façade is designed and reserved for structures on a corner lot with one or more prominent facades highly visible by the public. Currently this structure is not located on a corner lot but does have an open space and two prominent facades.

The applicant's agent has inquired if the side of the structure qualifies for the secondary façade through the program even though it is not on a corner lot. There are other Façade Conservation recipient structures that are very similar but did not qualify for the additional funding such as the Deadwood Gulch Saloon at 560 Main and Tim Conrad at 138 and 140 Sherman Street. To date all Façade Conservation Easements with qualifying secondary facades has been issued only on corner lots.

The Projects Committee did review this request and after a long discussion felt this request does not meet the intent of the guidelines. Furthermore, by allowing the additional funds for secondary façade would be setting a precedent. Therefore the recommendation is to deny the request for a declaration of secondary façade through the program.

Recommended Motion: *Move to deny the request for additional funding at 732 Main Street.*

January 25, 2020

Re: Request for Secondary Façade Frontage Funding at 732 Main St.

Dear Deadwood Historic Preservation Commissioners,

Please consider us for the secondary façade frontage program. The exterior restoration project has been quite extensive due to the large size and poor condition of the building.


With 80% of the front façade complete, Joel and I realized it would be an injustice to not continue the restoration project. The eastern side of the building facing the yard is very prominent to anyone traveling by on Main Street, as well as the second story of the western face.

Prior to 1882, our beautiful work-in-progress was originally constructed on the corner of Main Street and Shine Street, where the Franklin Hotel stands today. We believe it to be the oldest structure on Main Street, having survived catastrophic floods and fires. Attached are the 1886 Sanborn map, collaborating photos, and a famous illustration of Deadwood's Main Street in 1882. A brief historic account with timelines following the hotel's relocation to its present address is also included.

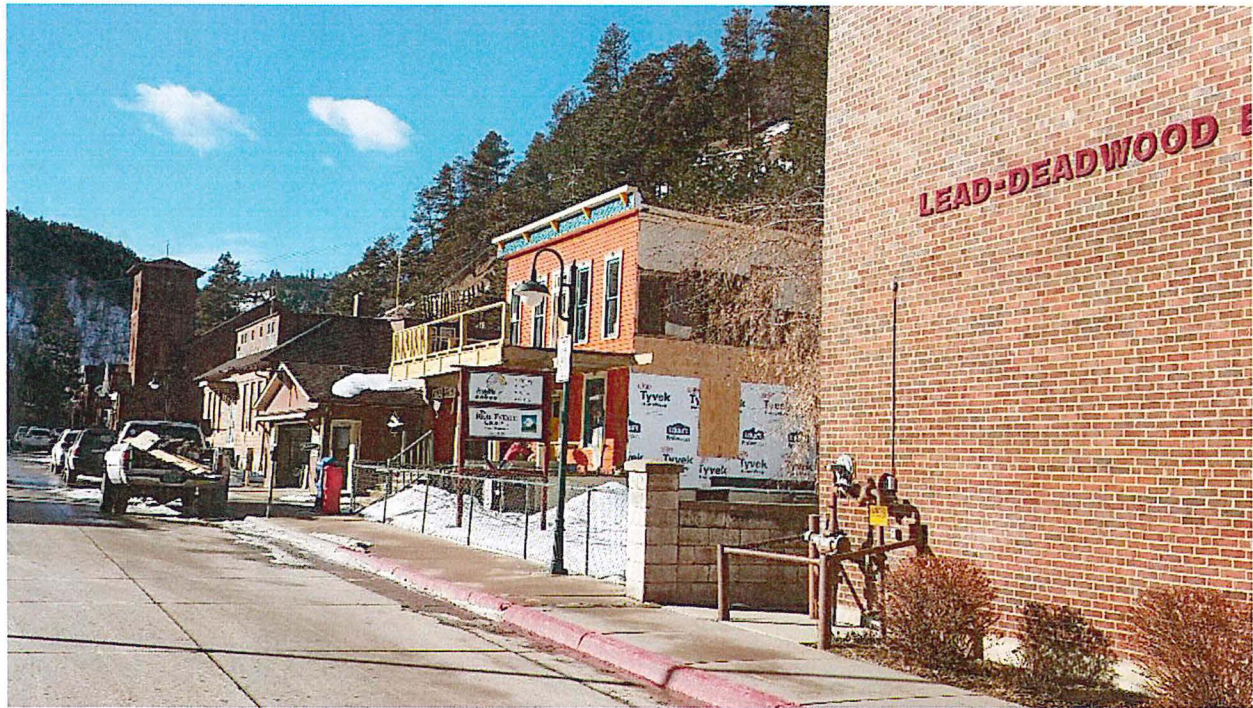
- ❖ Historically the building was located on a corner (Main and Shine)
- ❖ The east side is highly visible due to the expanse of the yard (wider than Main Street itself)
- ❖ Tourist traffic has increased with the new Upper Main St parking lot and Outlaw Square
- ❖ It will contribute to the nostalgic appeal for all

We understand receiving additional grant funding is a gift. Thank you for your time and consideration.

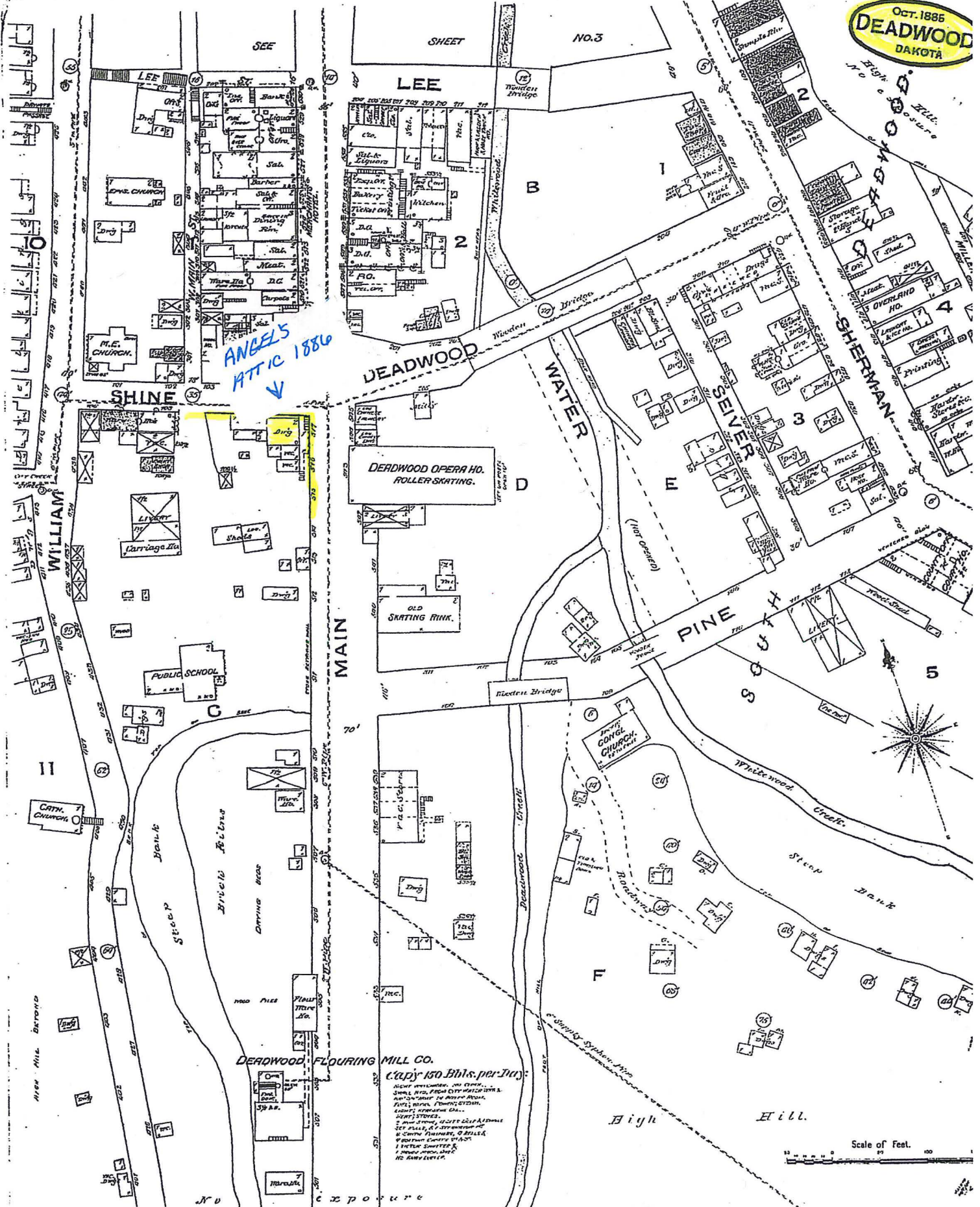
Sincerely,

Kristi Villafuerte




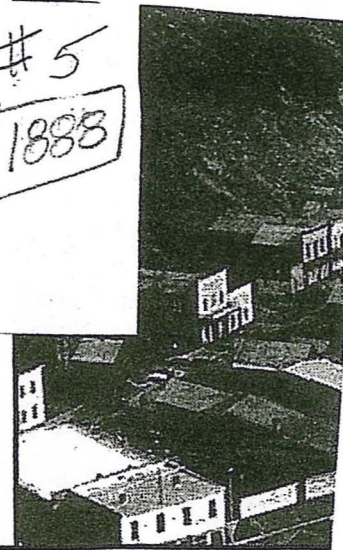


OCT. 1886
DEADWOOD
DAKOTA

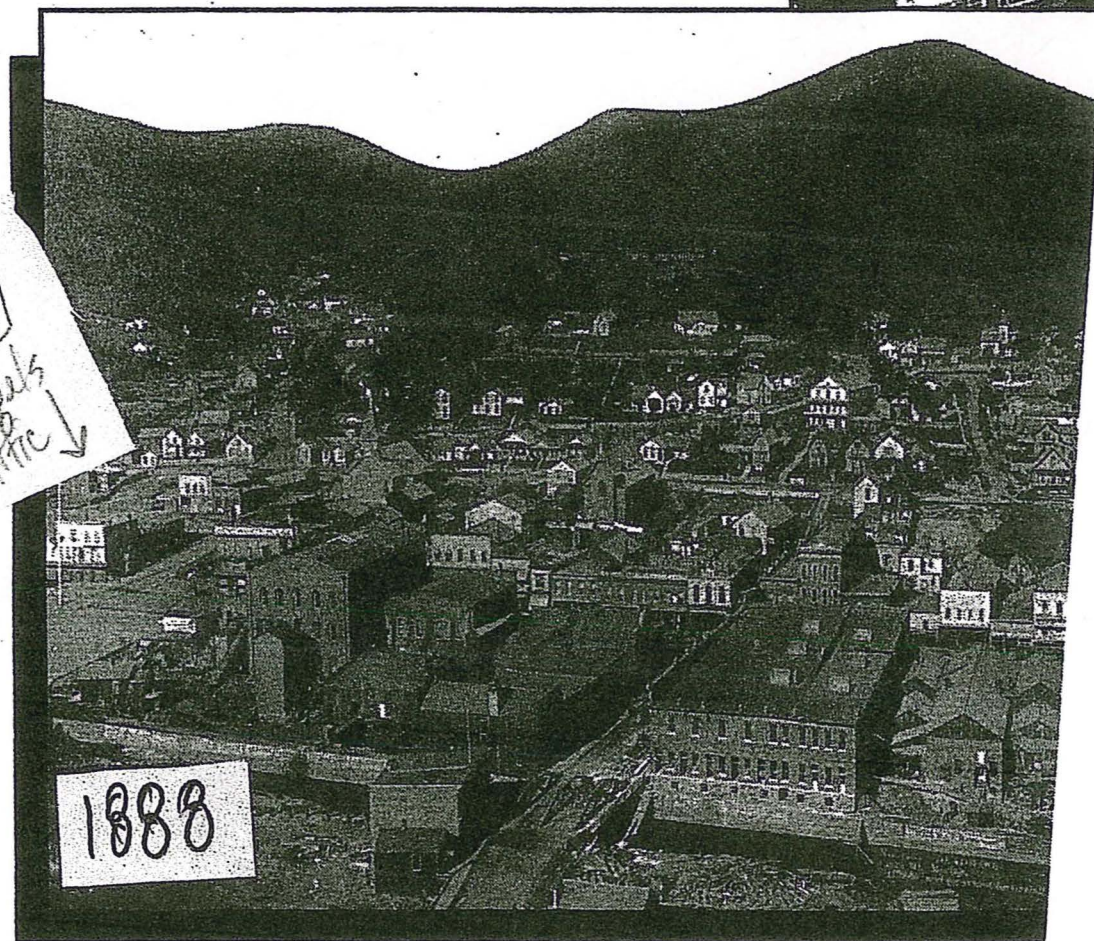


frequently sported small windows above the larger panes of glass to help illuminate the interiors. Usually, a single door was found to one side, providing access to the second story. The balance of the storefront was symmetrical, with moldings framing the kickplates below the windows, and often a step up into the entrance, which was frequently recessed to provide additional window space and protection from the elements. With a raised first floor, some buildings found room to add windows to provide light

#5
1888



1888
Aerial
View
↓



Main Street from Mount Moriah, 1888. The Phoenix Block house is prominent at left. The large building at center is the [illegible] by fire in 1987. Photo courtesy Library of Congress.

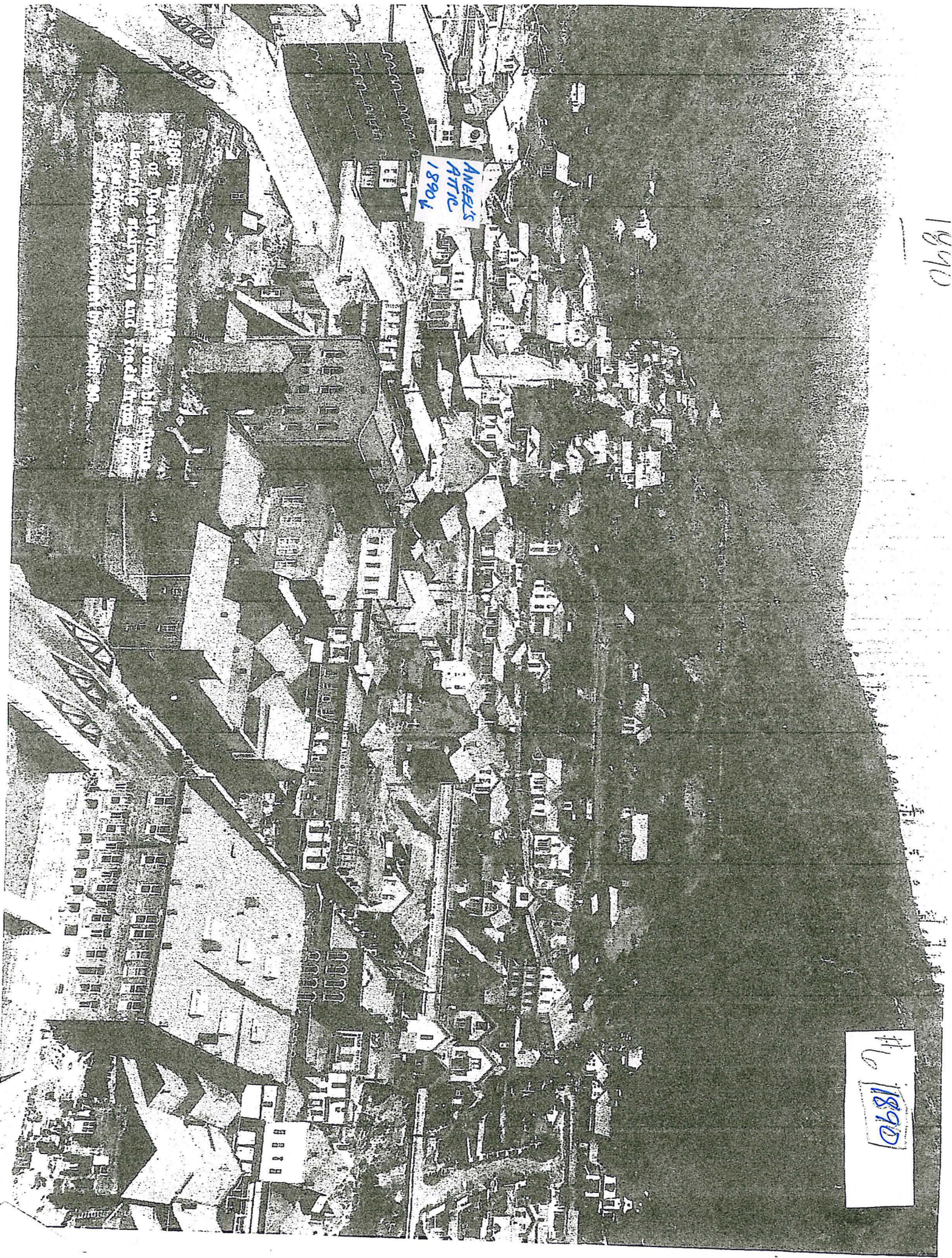
By 1885, when the Sanborn Map Company prepared its first Sherman Street and one on Upper Main Street, where the Fire of brick buildings, including the public school, county courthouse, m congregations. While most of the brick buildings were truly supp applied to the exterior to provide a more stately appearance and : macadam, and beneath Main Street a stone storm sewer had been :

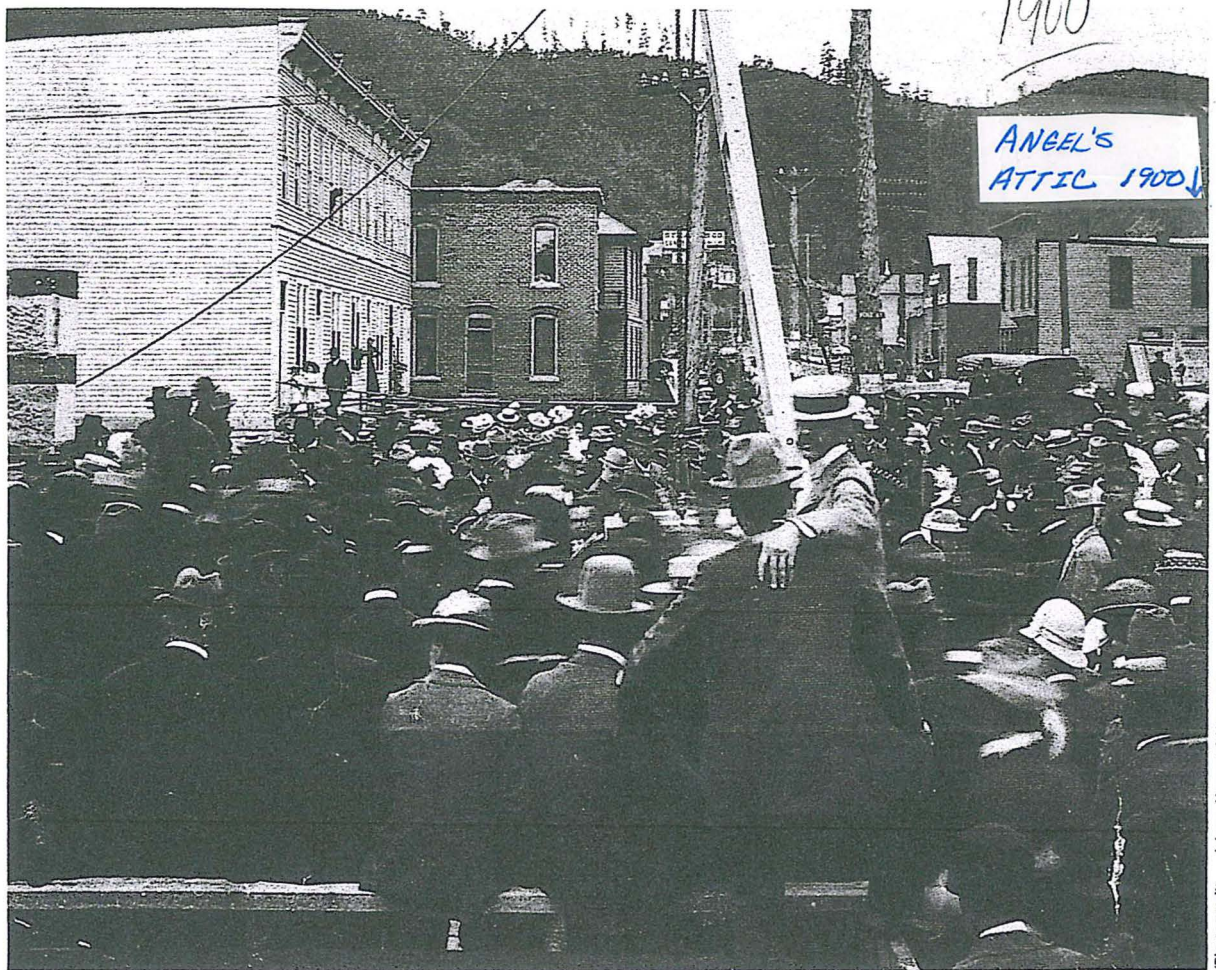
1890

#6 1890

ANSEL'S
ARTIC
1890

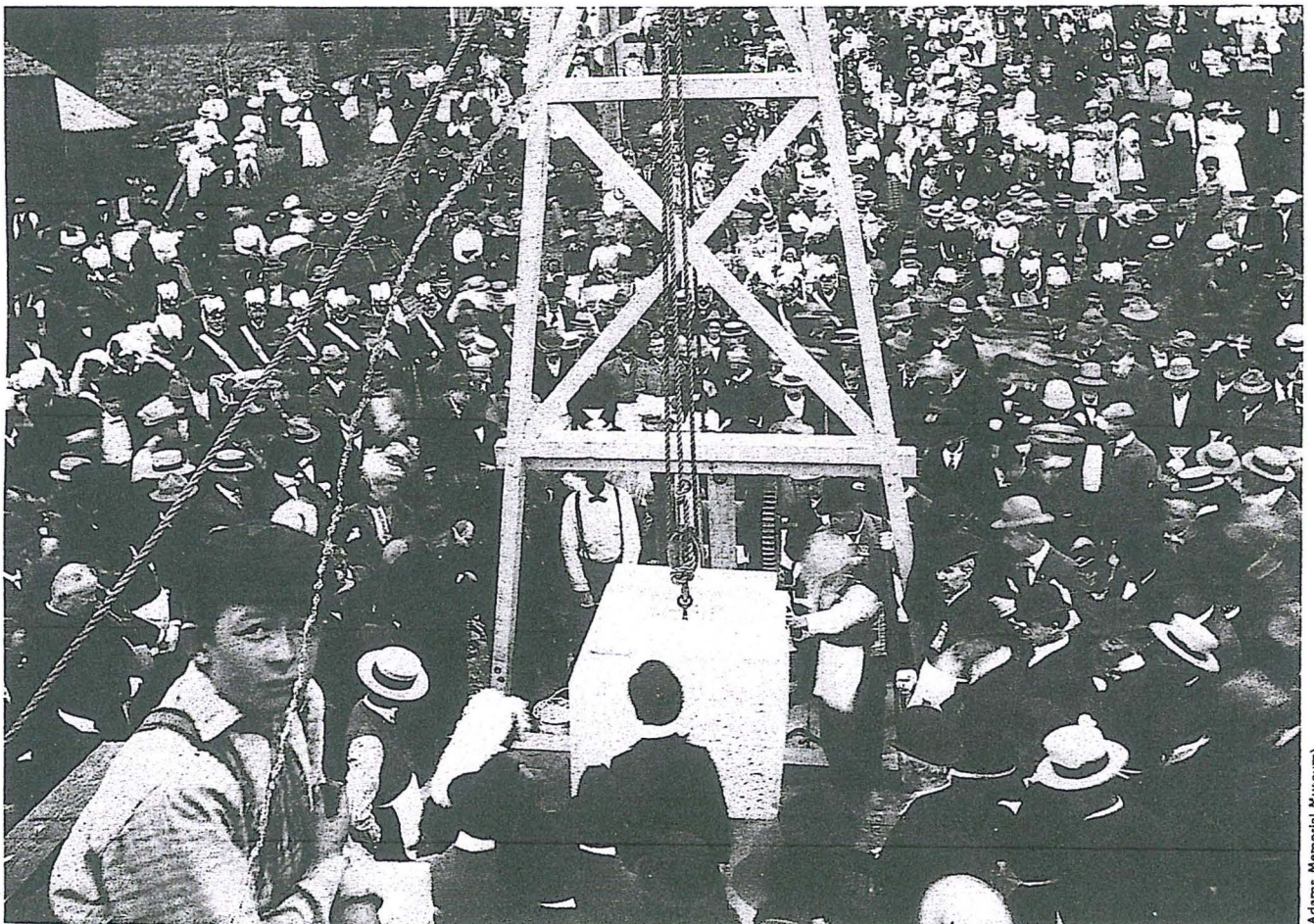
3468: The street and building
part of Madison Avenue from the
crossing railway and road from
the station to the city of New York.





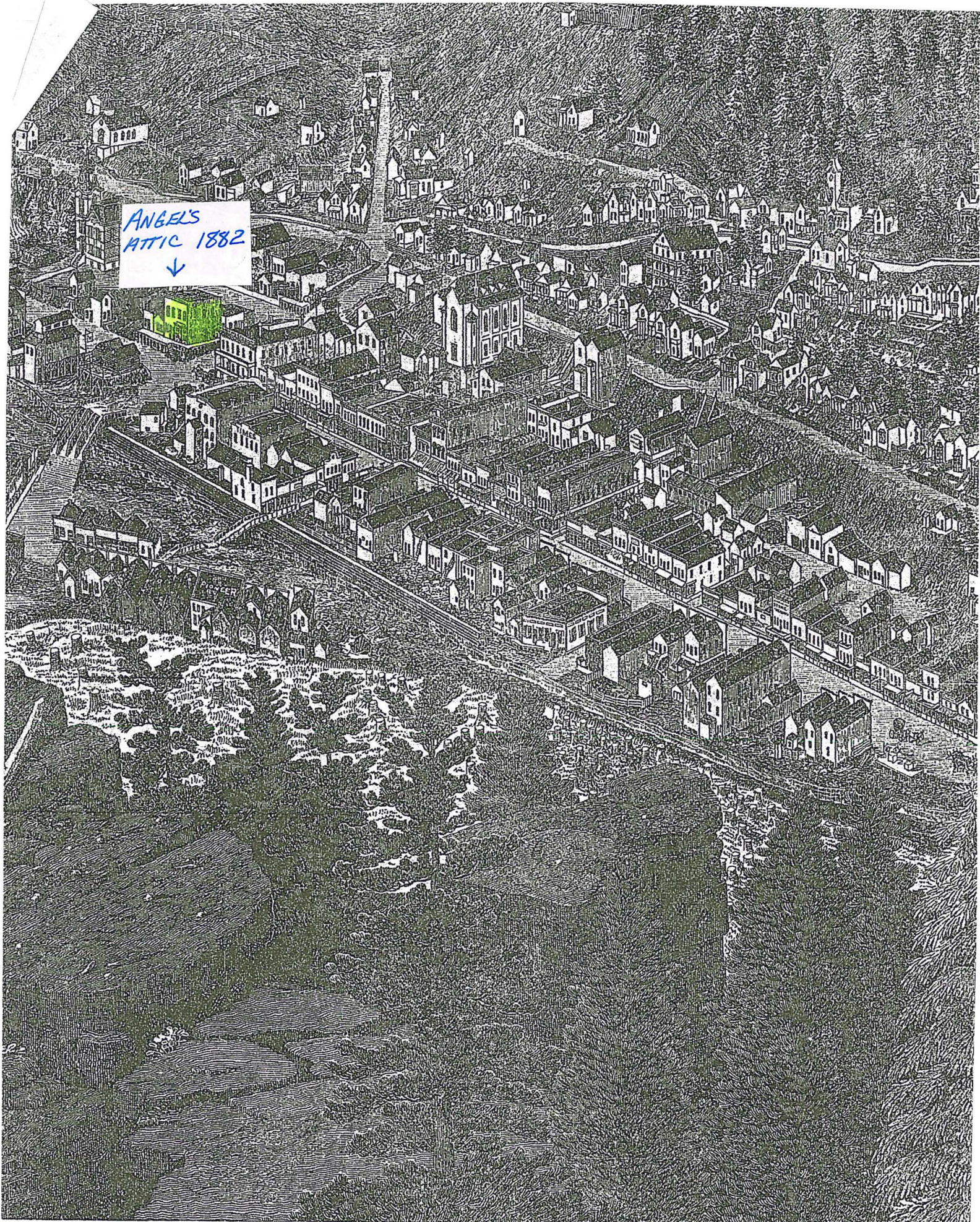
(Photo credit — Adams Memorial Museum)

Laying the foundation stone for the new Masonic Temple — 1900



Adams Memorial Museum

ANGEL'S
ATTIC 1882



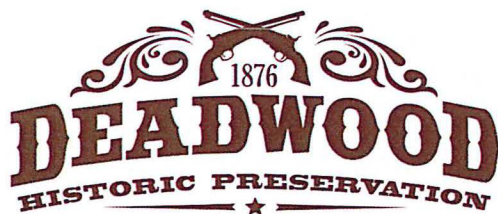


Nehring Block

<u>Notation</u>	<u>Paper</u>	<u>Date</u>	<u>New Address</u>	<u>Old Address</u>
- Property is 75x80, J.K.P. Miller will acquire, wants to trade for City Hall	BHDT	01/04/1888	732 Main St.	517 Main St.
- Purch. by J.K.P. Miller	BHDT	04/12/1888	--	
- Miller will sell to City for City Hall	BHDT	09/04/1888	*1	
- Lot excavated, building on stilts	BHDT	12/08/1888	*2	
- Ready to lower to grade	BHDT	02/01/1889		
- Rear annex removed, bldg. lowered 10' to grade	BHDT	02/06/1889	*3	
- Removed from corner opposite City Hall & moved to Main St. near flour mill, by G.S. Aldrich, contractor (was known as Nehring House)	BHP	01/01/1893		

*1 - see newspaper account Sep 8, 1888
 *2 - see newspaper account Dec 8, 1888
 *3 - see newspaper account Feb 6, 1889

EXHIBIT E



MEMORANDUM

Date: February 7, 2020
To: Deadwood Historic Preservation Commission
From: Kevin Kuchenbecker, Historic Preservation Officer
Re: 2020 Outside of Deadwood Grants – Round One

On February 6, 2020, the Projects Committee reviewed the first round of the 2020 Outside of Deadwood Grant applications. This round included eight (8) Outside of Deadwood Grant applications requesting a total of \$145,570.64.

The budget for 2020 was set at \$100,000.00 making the selection process more challenging. The Projects Committee closely reviewed the applications and made the following recommendations for grant approval. The table lists the applicant, project, location and amount for six (6) grants totaling \$50,000.00 for the first round. The following pages are a brief explanation of all grants submitted for this round.

The Projects Committee recommends approval of the 2020 Round 1 Outside of Deadwood Grants as follows:

2020 OUTSIDE OF DEADWOOD GRANT ROUND 2 RECIPIENTS

	Project \$	Match	Requested	
American Legion Pierre Post 8	\$79,000.00	\$59,000.00	\$20,000.00	\$ 10,000.00
Our Savior's Lutheran Church	\$25,000.00	\$15,000.00	\$10,000.00	\$ 5,000.00
Lead/Deadwood Sanitary District	\$50,000.00	\$40,000.00	\$10,000.00	\$ 10,000.00
Gethsemane Episcopal Church	\$92,683.77	\$46,341.88	\$46,341.88	\$ -
United Church of Christ Congregational	\$97,166.00	\$87,166.00	\$10,000.00	\$ 10,000.00
Multi-Cultural Center of Sioux Falls	\$14,891.76	\$9,600.00	\$5,291.76	\$ -
Haakon County	\$72,875.00	\$36,438.00	\$36,437.00	\$ 10,000.00
Fall River County	\$15,000.00	\$7,500.00	\$7,500.00	\$ 5,000.00
			\$145,570.64	\$ 50,000.00

**CITY OF DEADWOOD
HISTORIC PRESERVATION COMMISSION
2020 Round 1 Outside of Deadwood Grant**

Organization Name	City		Project Budget	Matching Funds	Amount Requested	Suggested Approval
American Legion Pierre Post 8	Pierre	They have never received funds.	\$79,000.00	\$59,000.00	\$20,000.00	\$ 10,000.00
The exterior facade of this historic cabin was constructed in 1941-1942 using timber logs, likely sourced from Pine in the Black Hills. Over several decades, the logs are showing deterioration/wood rot in major location on the North and West facades of the original cabin. Aaron Swan and Associates Engineering and Architecture were commissioned to conduct a comprehensive study of the degree of deterioration, and provided as assessment report in August 2017. As a result, a major stabilization effort is going to be attempted by the veteran members of Pierre Post 8, working in concert with professional craftsmen from Absolute Log Homes and Restoration Inc. in accordance with the Secretary of Interior Standards, to restore and repair many of the cabins original pine logs wood chinking features to the structure. This work is anticipated to begin in early Spring 2020 and completed by the Fall of that same year.						
Our Savior's Lutheran Church	Menno	Since 2013 \$25,000	\$25,000.00	\$15,000.00	\$10,000.00	\$ 5,000.00
The church is made out of local split field rock. There are cracks in the mortar between these rocks. One of our concerns is winds forcing rain waters through these cracks and causing damage in between the walls, therefore weakening the walls, as well as doing damage inside the church building. The plan is to have these cracks, between the rock, checked and any cracked mortar between these rocks tuck-pointed. All cracks would be repaired ensuring stability and keeping the moisture from doing any further damage.						
Lead/Deadwood Sanitary District	Lead	They have never received funds.	\$50,000.00	\$40,000.00	\$10,000.00	\$ 10,000.00
The Hanna Pump Station located on Hanna Road was an integral part of the Homestake mining operations. It provided water for mining operations and drinking water to the residents of Deadwood, Lead and Central City. Although the mining operations have ceased, the pump station still provides water to the residents of these communities and for the operations of the Sanford Underground Research Facility. Repair of deteriorated exterior masonry, including replacement of damaged bricks and tuck pointing. Interior repair work will be performed under future phases.						

Gethsemane Episcopal Church	Sisseton	Since 2011 \$5,550 in funds	\$92,683.77	\$46,341.88	\$46,341.88	\$ -
The Gethsemane Episcopal Church is seeking funds to move the church away from State Highway 10. In 2019 the two lane highway was widened and it is now a four lane highway and as a result the building is now only five feet away from the highway. This highway is a major thoroughfare that has heavy traffic which includes many semi-trucks and other heavy duty vehicles. The vibration of this traffic affects the expensive and historic eight stain glass windows. Also, funds will be used to construct a much needed addition to the church which will house a community room, office, kitchen and restrooms. The cost for moving the church is \$38,753.77 and the cost for the construction of the addition \$54,110.00						
United Church of Christ Congregational	Yankton	Since 2018 \$12,000 for windows	\$97,166.00	\$87,166.00	\$10,000.00	\$ 10,000.00
We are preserving the badly damaged stained glass windows in the church sanctuary. This damage is due to their age and previous lack of a maintenance plan. (Staff comment: This is the third request for repairs to stained glass windows)						
Multi-Cultural Center of Sioux Falls	Sioux Falls	They have never received funds.	\$14,891.76	\$9,600.00	\$5,291.76	\$ -
The historical Sioux Falls Coliseum, constructed in 1917, is in critical need of a new deluge fire & sprinkler system and sound system. Currently, when hosting events in the Coliseum, we are running the risk of the outdated sound system causing vibrations and potentially setting off the antiquated sprinkler system. The current outdated sprinkler system was installed in the 1950's and has the potential to go off at any moment if the sound system reaches anything over 90 decibels or causes ringing, crackling, or vibrations. If this were to happen, it would destroy the entire interior of the building, including original plaster, molding, woodwork, seats, stage lighting, original stage, electrical panels, and much more. The entire historic stage would be flooded which has the potential to cause a fire because the electrical boards from the 1960's are located under the stage. The water would also flood the basement and all three levels of the historical/original dressing rooms, which would damage all equipment being stored by Minnehaha County, as well as MCC for events/programs and deteriorate everything around it. The basement is also our designated tornado shelter which is crucial for maintaining safety regulations and keeping all persons safe. By replacing the current, outdated sprinkler system, we would be preventing a potential triggering of the system, which could go off at any time in the Coliseum. In order to ensure safety, the sprinkler system would be updated to current building codes and safety regulations by highly qualified, licensed contractors. We need to have a more reliable & secure option for fire safety. It is crucial that we prevent this from happening in order to preserve the historic building.						

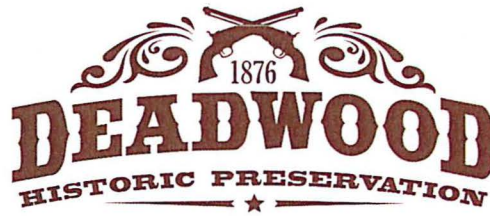
Haakon County	Philip	Since 2012 \$15,000 in funds	\$72,875.00	\$36,438.00	\$36,437.00	\$ 10,000.00
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The Haakon County Courthouse was built in 1931/1932 and dedicated to the pioneers who settled this area. The Old Deadwood Trail is just north of the Courthouse's location in Philip. Currently, the stone facade at the parapet wall have a number of voids, particularly at the north elevation. Some stones have shifted up to one inch out of alignment. To remedy the problem and retain historic fabric, mortar joints will be cut back to a minimum of 2" depth, tuckpointed to within 3/4 inch of the joint face, and bond breaker and sealant will be installed.

Fall River County	Hot Springs	Since 2008 \$82,000 in funds	\$15,000.00	\$7,500.00	\$7,500.00	\$ 5,000.00
Pioneer Museum has the opportunity to acquire a collection of photographs by pioneer photographer Herman B. Stevens. The collection consists primarily of 660 negatives, on film and glass plates. There are also a small number of family-related items such as postcards. Some of the postcards are Stevens photos. We regard the acquisition of this collection important to our program goals and would like to acquire it. The collection will be incorporated into a museum archive consisting of three Stevens collections as well as items from numerous other sources. Digital scans at high resolution will create a quality archive that is made available for browsing. Deteriorated and defective images are restored to the highest standards of silver-gelatin photography. Each image is cataloged into a database using software intended for small museums. Each database record is saved as a PDF file creating rudimentary access to the collection without accessing the database. Negatives are packaged properly and placed in secure						

TOTAL GRANT REQUESTS	\$358,741.53	\$257,107.88	\$145,570.64	\$ 50,000.00
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EXHIBIT F



MEMORANDUM

Date: January 7, 2020
To: Deadwood Historic Preservation Commission
From: Kevin Kuchenbecker, Historic Preservation Officer
Re: Outside of Deadwood Grant Extension Request --
Hermosa Arts and History Association

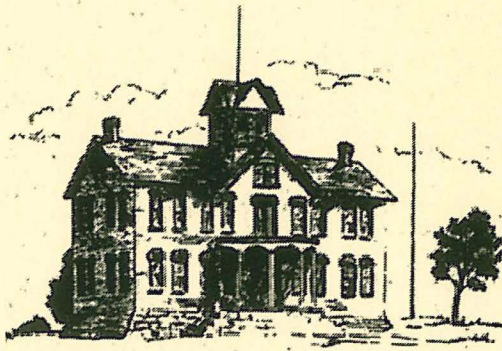
The Hermosa Arts and History Association (HAHA) received an Outside of Deadwood Grant in February 2019 for structural engineering costs for the Hermosa Masonic Lodge. The project has begun with the removal of the ceiling and walls and some engineering work completed.

HAHA is now requesting a six month extension of their grant to expire on August 20, 2020. Also, an emergency situation has arisen and HAHA would like permission to use their remaining funds (\$5,240) to address a new situation. The building needs to be sealed against inclement weather and the invasion of bats and birds.

It has been suggested by the structural engineer and the CAP Architect that sealing the roof is crucial to protecting the building from deterioration and endangering the collections. A copy of the estimated costs is attached.

The Projects Committee did review this request and recommend extending the grant until August 20, 2020 and allowing HAHA to use the remaining funds for the emergency repair to protect the roof from the elements as well as an invasion of bats and birds.

Recommended Motion: *Move to extend the grant until August 20, 2020 and allow HAHA to use the remaining funds for the emergency repair to protect the roof.*



Hermosa Arts & History Association
25 N. 2nd Street
P.O. Box 175
Hermosa, SD 57744-0175
hermosaartsandhistory@gmail.com

January 21, 2020

Deadwood Historic Preservation Commission
c/o Bonny Anfinson, Program Coordinator
108 Sherman St.
Deadwood, SD 57732

Dear Sir or Madam:

Hermosa Arts and History Association (HAHA) is requesting a one-year extension of our Outside of Deadwood Fund 2019 Grant. The grant was awarded to make long-range preparations for building preservation. To date, HAHA has completed their commitments. Unfortunately, it has been difficult for professionals to schedule meetings with our building committee. Consequently, some of the activities defined by the grant have not been completed.

At our annual meeting in January 2020, it was decided our building committee would pursue meetings and contracts rather than having Fennell Design coordinate them.

Please find enclosed a description of work to date. Note only \$2,760 of the \$8,000 awarded has been paid out by HAHA and reimbursement will be requested. In addition, note that HAHA has contributed the equivalent of \$6,052 to date.

The original budget proposal was:

\$11,335 to remove ceiling and walls	Actual cost paid by HAHA & in-kind	\$4,492
\$ 6,600 Structural Engineer	Paid by Grant	\$2,760
\$2,700 Electrical Engineer	Future cost/in-kind?	
\$2,900 Mechanical Engineer	Future cost/in-kind?	
\$11,060 Architect	In-kind	\$1,560

The building committee feels they have enough professional direction now to proceed with work on the building.

However, an emergency situation has arisen and HAHA would like permission to use the remaining \$5,240 to address the situation. The building needs to be sealed against inclement weather and the invasion of bats and birds. It has been suggested by the structural engineer and the CAP architect that sealing the roof is crucial to protecting the building from deterioration and endangering the collections. Jerry Ellerman has obtained an estimate for the work to be done which will be included with this correspondence.

HAHA is hopeful that the Deadwood Historic Preservation Commission will act favorably on the request for an extension of one year for the 2019 grant and permission to use the remainder of the grant to seal the building. Our membership looks forward to your response.

Sincerely,

A handwritten signature in cursive script that reads "Roberta Upton".

Roberta Upton
President
Hermosa Arts & History Association

RU:cl



Estimate

Weather-Tite Exteriors
2605 Commerce Rd
Rapid City, SD 57702
(605) 939-0208

Project Manager:
Greg Maher
(605) 545-4855
greg@rapidcityroofer.com

Contact: Jerry Ellerman
Hermosa Museum of Arts & Hisyory
, SD
(307) 630-1225

Job Name: Ellerman, Jerry

Estimate No: 41056
Estimate Date: 4/2/2019

Claim Number:

Item Name	Description	Qty	Price	Amount
MTL Custom	Custom Sheetmetal Fabrication and Installation of soffit and fascia on south,west and north side of building. Includes replacing any rotten or missing wood substructure.	1.00	\$17,712.75	\$17,712.75 ¹¹
MTL Custom	Custom Sheetmetal Fabrication and installation of soffit and fascia on east side of building	1.00	\$2,853.75	\$2,853.75 ¹¹
Sub Total:				\$20,566.50
¹ SD Contractors Excise Tax (2.0410 %)				\$419.76
Total:				\$20,986.26

Comments: Prices are based on standard metal colors any special order metal would include an additional charge.

Tax added to subtotal is South Dakota Contractors Excise Tax of 2.041% on all labor and materials furnished by a contractor. This tax is also applicable to any materials furnished by our customer. If you are a general contractor and provide us with a Prime Contractors Exemption certificate prior to invoicing, this tax will be waived and removed from your final invoice.

INSURANCE CLAIMS: Work Authorization and Direct Pay Authorization

"I authorize Weather-Tite Exteriors to represent my interest in coordinating with my insurance company, and mortgage company if applicable, regarding storm damage to my property. Should Weather-Tite Exteriors and my insurance company come to an agreement regarding scope of damage and cost of repair, I authorize Weather-Tite Exteriors to perform such repairs at the amount allowed by insurance company. I also authorize my insurance company to pay Weather-Tite Exteriors directly for these repairs."

In the event owner's insurance company approves repairs for an amount acceptable to contractor, owner agrees to employ contractor to perform all such work approved by owner's insurance company for the price stated by owner's insurance company for such work, which may include an additional 10% profit and 10% overhead. If owner's insurance company does not approve repairs at a price acceptable to contractor, this contract shall be null and void and the parties shall have no further obligation hereunder.

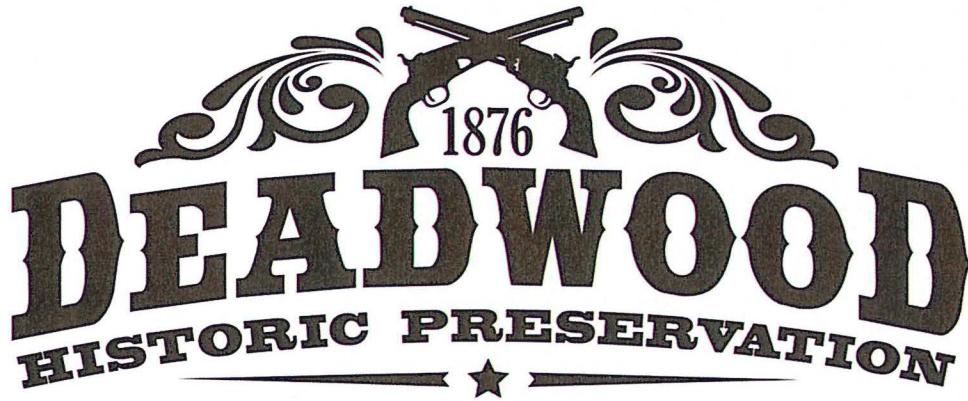
Owner is only obligated to pay contractor: (a) the amount authorized by owner's insurance company; (b) any deductible required by owner's insurance company; (c) upgrades requested by the owner; (d) any cost for repairs not included in the insurance company estimate; and (e) any non-recoverable depreciation not covered by owner's insurance policy.

Provided property owner has replacement cost coverage on their homeowner's policy, property owner's out-of-pocket expense should not exceed the deductible for insurance claim related repairs. The property owner does have the right however to upgrade their products before installation at their own expense. The amount cited above does not include any 'Supplements' that may need to be submitted to your insurance company to cover additional costs not included in the claim. Any additional funds received from 'supplements' will be added to the amount above and paid to Weather-Tite Exteriors. Additionally Weather-Tite is entitled to all Overhead & Profit re-imbursements allocated by Insurance Company.

Weather-Tite Exteriors has got you covered:

- Up to 10 Year Workmanship Warranty
- Clean Up of Premises Will Include:
 - Removal of All Debris Promptly
 - Remove Nails W/Magnetic Roller
 - Protect All Plants and Shrubbery
 - Blow Out All Gutters of Loose Debris
 - Blow/Sweep Decks, Sidewalks, Driveways and Parking Lots

EXHIBIT G



REQUEST FOR PROPOSAL

**THE CITY OF DEADWOOD
AND DEADWOOD HISTORIC PRESERVATION COMMISSION**

HISTORIC MAIN STREET REENACTMENTS AND PERFORMANCE OF THE TRIAL OF JACK MCCALL

*Kevin Kuchenbecker
Historic Preservation Office
108 Sherman Street
Deadwood, SD 57732*

This proposal solicitation document is only available in a PDF (Portable Document Format) format. Any alterations to this document made by the proposer may be grounds for rejection of proposal, cancellation of any subsequent award, or any other legal remedies available to the City of Deadwood.

NOTICE TO PROPOSERS

There may be one or more amendments to this proposal solicitation. If you desire to receive copies or notices of any such amendments, you must provide the information requested below to the City of Deadwood. Please send this information to Kevin Kuchenbecker, Historic Preservation Officer, via fax at (605) 578-2084 or by e-mail at kevin@cityofdeadwood.com.

The City of Deadwood will send amendments only to those firms which timely complete and return this form via fax or provide the requested information by timely e-mail.

RFP Name Historic Main Street Reenactments and Performance of the Trial of Jack McCall

Company name _____

Mailing address

Phone number

Fax number

Contact person

E-mail address

Send amendments by (check one): ☐ fax ☐ e-mail

E-mailed amendments will be sent in a PDF (Portable Document Format) forma. Any alterations to the document made by the proposer may be grounds for rejection of proposal, cancellation of any subsequent award, or any other legal remedies available to the City of Deadwood.

Amendments also will be posted on the City of Deadwood web site (<http://www.cityofdeadwood.com>) in a PDF format.

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Request for Proposals

Deadwood Main Street Historic Reenactment Performances

1. Introduction/Overview

A. Background

Deadwood has provided historical reenactments of events pertaining to Deadwood's wild past for nearly twenty-five (25) years. These historical incidents of Deadwood have been performed on Main Street with daily performances along with the famous Trial of Jack McCall. The Deadwood Historic Preservation Commission desires to continue this tradition with a contract for services with a qualified organization to meet or exceed the objectives outlined in this request for proposal.

B. Purpose/Objective

The Deadwood Historic Preservation Commission, through the City of Deadwood, has issued this Request for Proposal for the sole purpose of obtaining responsive proposals to provide seasonal historical reenactments on historic Main Street as well as performances of the Trial of Jack McCall in Deadwood, South Dakota for the seasons of 2021-2025.

Proposals shall be submitted with costs to develop a contract with the Historic Preservation Commission to cover salaries for at least six (6) cast members as well as necessary crew for street performances and The Trial of Jack McCall; set-up and tear-down of the Trial sets; administration fees; pre-season rehearsals; and participation in various parades during Deadwood's special events.

If awarded, the primary objective is to perform the Trial of Jack McCall, conduct the street performances, as well as public reenactments. The street performances and the Trial of Jack McCall shall commence on the Saturday of Memorial Day and end on Labor Day (summer season) for each year of the contract.

Additional to the primary objective of street performances and the Trial of Jack McCall, the proposal shall also include costs for two (2) cast members from mid-March through mid-May (spring season) and mid-September through mid-November (fall season) to perform throughout Historic Main Street on Friday and Saturdays for four (4) hours each year.

The spring and fall seasons require cast members portray some of Deadwood Legends such as Calamity Jane, James Butler "Wild Bill" Hickok, Seth Bullock, Boone May, Colorado Charlie Utter, etc.

Historical reenactments and street performances during the summer season will be conducted at a minimum of six days per week (preferably Monday through Saturday) commencing on Saturday of Memorial Day and ending on Monday of Labor Day. This will include at a minimum the following street reenactments as well as a nightly performance of The Trial of Jack McCall:

2:00	Main Street Shootout
4:00	Main Street Shootout

6:00	Main Street Shootout
7:30	Capture of Jack McCall
8:00	The Trial of Jack McCall

Each street performance shall be no longer than ten (10) minutes in length and Main Street will be temporarily closed to vehicular traffic during this time. Strict adherence to this timed closure is imperative. It will be the responsibility of the awarded company to properly secure area for safe public viewing during the performances and assure performances do not exceed scheduled times.

Performers are encouraged to perform off-street in between reenactments and act as ambassadors for visitors to the City of Deadwood. The troupe may also be called upon to make appearances at special events or meetings.

Operation of the Deadwood stagecoach assisting with the interpretation, education and preservation of the legacy of the stagecoach which was integral to the development of Deadwood and the balance of the western United States in the 19th Century. Stagecoach operations shall consist of up to six (6) days a week between the hours of 10:00 a.m. to 6:00 p.m. weather permitting.

Period costumes and set, props, etc. shall be the responsibility of the contractor. Accurate clothing, trappings and firearms are essential to properly portray Deadwood's early mining boom days.

The script of The Trial of Jack McCall is owned by the City of Deadwood's Historic Preservation Commission and shall be performed at the Masonic Temple or other suitable facility. Substitute facilities must be approved by the Deadwood Historic Preservation Commission.

C. Inquiries

Questions related to this RFP shall be directed to Kevin Kuchenbecker, Historic Preservation Officer and such questions shall be submitted in writing. Include the RFP name, page, and paragraph number for each question.

If you mail the questions, do not place the RFP name on the outside of the envelope containing questions, as it may be improperly identified as an envelope with a sealed proposal and may not be opened until after the official RFP due date.

Send all questions by fax or e-mail to Kevin Kuchenbecker at the Historic Preservation Office, by fax at (605) 578-2084 or via email at kevin@cityofdeadwood.com. It must be clearly understood that the only official answer or position of the Historic Preservation Commission will be the one stated in writing. For general questions, call (605) 578-2082.

D. Method of Source Selection

The Deadwood Historic Preservation Commission is using a qualification based selection with overall experience, past performances, price and value to the City of Deadwood as contributing factors in the selection for this procurement.

An award, if made, will be made to the responsible party whose proposal is most advantageous to the City of Deadwood, taking into consideration overall qualifications, project approach, price and the other factors set forth in this Request for Proposal. The Deadwood Historic Preservation Commission will not use any other factors or criteria in the evaluation of proposals received.

The Deadwood Historic Preservation Commission may, as it deems necessary, conduct discussions with responsible parties determined to be reasonably susceptible of being selected for award for the purpose of clarification to assure full understanding of, and responsiveness to solicitation requirements.

E. Minimum (General) Criteria the City of Deadwood Will Use to Determine the “Responsibility” of Each Proposal

- Does the party possess the ability, capacity and skill to provide the service?
- Can the respondent take upon itself the responsibilities set forth in the RFP (and resultant contract) and produce the required outcomes timely?
- Does the party have the character, integrity, reputation, judgment, experience, and efficiency required by the contract?
- Has the party or its team members performed satisfactorily in previous contracts of similar size and scope; or, if the prime contractor has not performed a contract of similar size and scope, has it (and/or its team members) otherwise demonstrated its capability to perform the contract the City seeks to establish through this RFP?

F. Projected Timetable

The following projected timetable should be used as a working guide for planning purposes. The Deadwood Historic Preservation Office reserves the right to adjust this timetable as required during the course of the RFP process.

- | | |
|---|--------------------------|
| • RFP Issued | February 19, 2020 |
| • Deadline for submittal of questions | March 4, 2020 |
| • Proposals Due | March 18, 2020 |
| • Complete Evaluation of Proposals (Short List) | ASAP |
| • Complete Contract Negotiations/Execute Contract | ASAP |

2. Consultant Personnel Requirements

- Provide one point of contact for the Contract. This person will meet regularly or at determined review times with HPC staff for review and approval of performances and other related items.
- Resumes for all key personnel / reenactors with the company and / or team who are assigned to this project.

- All performers will register with the City of Deadwood Police Department according to Deadwood Codified Ordinance 5.28.11.

3. City Responsibilities

The City of Deadwood will cooperate with party in every way possible providing; however, the needs of the contractor for each support are made known to the City. The Historic Preservation Office is the contact department for the Request for Proposal.

4. Reporting Requirements

The Contractor is to report at a minimum on a monthly basis to the Historic Preservation Office both verbally and in writing the details of the on-going progress of this contract.

5. City's Right to Inspect

The City shall have the right to view all performances being performed.

6. Terms and Conditions of Contract for Services

A contract resulting from this RFP shall be subject to the terms and conditions set forth in a Contract for Services.

7. Instructions for Proposal

A. Compliance with the RFP

Proposals must be in strict compliance with this Request for Proposals. Failure to comply with all provisions of the RFP may result in disqualification.

B. Acknowledgment of Insurance Requirements

By signing its proposal, company acknowledges that it understands the insurance requirements of the City of Deadwood under DCO 5.28.11 and that all persons or entities contracting with the city to provide materials, labor, or services for the city are required to provide liability insurance in an amount of at least one million dollars (\$1,000,000.00). Company also understands that the evidence of required insurance must be submitted within fifteen (15) working days following notification of its offer being accepted; otherwise, the City may rescind its acceptance of the firm's proposal.

C. Delivery of Proposals

All proposals are to be delivered before **2:00 p.m.**, Deadwood local time on **Wednesday, March 18, 2020** to:

City of Deadwood
Historic Preservation Office
Kevin Kuchenbecker
108 Sherman Street
Deadwood, SD 57332

The City will not accept any proposals received after 2:00 P.M. and shall return such late proposals to the company. Proposers must submit one (1) original and four (4) copies of the proposal response.

Proposals will be opened publicly in a manner to avoid public disclosure of contents; however, only names of the Proposers will be read aloud. List the Proposal Name on the outside of the envelope and note "Request for Proposal enclosed."

D. Evaluation of Proposals (Procedure)

The City will first examine proposals to eliminate those, which are clearly non-responsive to the stated requirements. Therefore, firms should exercise particular care in reviewing the Proposal Format required for this RFP.

The evaluation committee shall then score all proposals based upon the evaluation factors detailed herein. Upon completion of the scoring, the committee may recommend short listing the proposals that are potentially acceptable.

The detailed evaluation that follows the initial examination may result in more than one finalist. At this point, the City may request discussions with companies, carry out contract negotiations for the purpose of obtaining best and final offers, and conduct detailed reference checks on the short listed proposers.

The City reserves the right to contact any and all references to obtain, without limitation, information regarding the firm's performance on previous projects. A uniform sample of references will be checked for each short-listed firm.

The City of Deadwood reserves the right to withdraw this RFP at any time and for any reason and to issue such clarifications, modifications, and/or amendments as it may deem appropriate.

Receipt of a proposal by the City of Deadwood or a submission of a proposal to the City of Deadwood offers no rights upon the firm nor obligates the City of Deadwood in any manner.

The City reserves the right to waive minor irregularities in proposals, provided that such action is in the best interest of the City. Any such waiver shall not modify any remaining RFP requirements or excuse the firm from full compliance with the RFP specifications and other contract requirements if the firm is awarded the Contract.

In order to complete the evaluation process faster, list the name, address, phone number, fax number, and email address of the person capable of answering any questions that may arise during the evaluation process.

E. Ambiguity, Conflict, or Other Errors in the RFP

If a Proposer discovers any ambiguity, conflict, discrepancy, omission, or other error in the Request for Proposal, it shall immediately notify the Historic Preservation Department of such error in writing and request modification or clarification of the document. The City of Deadwood will make modifications by issuing a written revision and will give written notice to all parties who have received this RFP from the City of Deadwood.

The Proposer is responsible for clarifying any ambiguity, conflict, discrepancy, omission, or other error in the Request for Proposals prior to submitting the proposal or it shall be waived.

F. Proposals and Presentation Costs

The City of Deadwood will not be liable in any way for any costs incurred by any company in the preparation of its proposal in response to this RFP, nor for the presentation of its proposal and/or participation in any discussions or negotiations.

G. Rejection of Proposals

The City of Deadwood reserves the right to accept or reject in whole or in part any or all proposals submitted. The City of Deadwood shall reject the proposal of any company that is determined to be non-responsive. The unreasonable failure of a company to promptly supply information in connection with respect to responsibility may be grounds for a determination of non-responsibility.

H. Acceptance of Proposals

The City of Deadwood shall accept all proposals that are submitted properly. However, the City reserves the right to request clarifications or corrections to proposals.

I. Requests for Clarification of Proposals

Requests by the City for clarification of proposals shall be in writing. Said requests shall not alter the vendor's pricing information contained in its cost proposal.

J. Validity of Proposals

All proposals shall be valid for a period of ninety (90) days from the opening date of the Request for Proposal.

K. Response Format

The items listed below shall be submitted with each proposal and should be submitted in the order shown. Each section should be clearly labeled, with pages numbered and separated by tabs. Failure by a firm to include all listed items may result in the rejection of its proposal.

- **Section I, Management Summary**

Provide a cover letter indicating the underlying philosophy of your company in providing the service. Also include a brief history of your company or profile.

- **Section II, Project Approach**

Describe in detail how the service will be provided.

- **Section III, Compensation and Cost Data**

Provide the cost breakdown for which your company will provide the work described in this Request for Proposal.

- **Section IV, Corporate Experience and Capacity**

Provide information, which documents your party's qualifications to produce the required outcomes, including its ability, capacity, skill, and number of years of experience in providing the required services.

- **Section V, Key Personnel**

Attach resumes of all key members of the Contractor's team that are to provide services to this contract.

- **Section VI, Past Work Examples**

Provide examples of past projects and include a description, pictures, for the projects during the past five years of similar size and scope. The services provided to these clients shall have characteristics as similar as possible to those requested in this RFP.

- **Section VII, Acceptance of Conditions**

Indicate any exceptions to the general terms and conditions of the RFP and to insurance requirements and any other requirements listed in the RFP.

L. Proposal Evaluation Panel and Evaluation Factors

An evaluation committee selected by the Historic Preservation Office with representation from the Historic Preservation Commission, City Commission, and Historic Preservation Office will evaluate proposals. Other departments of the City may also examine the documents.

Proposals will be evaluated on a point system based on the following criteria and weighted categories below.

1. **Project Proposal (20 wt)** – summarize the unique qualities of your company, list of services offered to potential clients, and an overview of services and deliverable that will accomplish the tentative scope of this RFP.
2. **Relevant Project Experience (30 wt)** – company's experience with similar projects in the past five years. Include all pertinent client information.
3. **Team Availability (15 wt.)** –number of staff to be assigned to the project and an estimate of hours devoted to this project.
4. **Project Approach (15 wt.)** – Demonstration of team/firm's ability to meet the proposed project deadlines
5. **Key Personnel (10 wt.)** – company's ability to demonstrate they have personnel available to perform the work in accordance with the scope of this project.
6. **References (10 wt.)** – An evaluation of the information included in Section VI of the submittal.

EXHIBIT H

Date: February 07, 2020

Case No. 200025
Address: 81 SHERMAN ST

Staff Report

The applicant has submitted an application for Certificate of Appropriateness for work at 81 SHERMAN ST, a Non-contributing structure located in the ORIGINAL TOWN DEADWOOD in the City of Deadwood.

Applicant: Scott Jacobs
Owner: JACOBS FAMILY TRUST
Constructed: 1944

CRITERIA FOR THE ISSUANCE OF CERTIFICATE OF APPROPRIATENESS

The Historic District Commission shall use the following criteria in granting or denying the Certificate of Appropriateness:

General Factors:

1. Historic significance of the resource:

Due to the age of this resource, it cannot contribute to the Deadwood National Historic District at this time.

2. Architectural design of the resource and proposed alterations:

The applicant requests permission to stucco over existing brick and add decorative panels to tie the 3 buildings together.

Attachments: Yes

Plans: No

Photos: Yes

Staff Opinion:

The proposed changes are compatible with the historic district. The proposed work and changes do not encroach upon, damage or destroy a historic resource nor do they have an adverse effect on the character of the building or the historic character of the local historic district, the State and National Historic Register Districts or the Deadwood National Historic Landmark District.

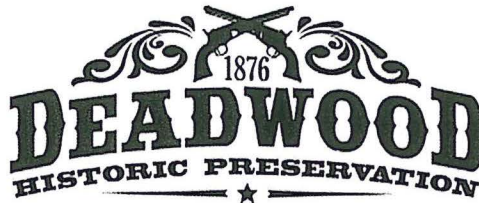
Motions available for commission action:

A: Based upon the 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.

OR

B: Based upon the guidance found in DCO 17.68.050, I find that the exterior alteration proposed is incongruous with the historical, architectural, archaeological or cultural aspects of the district and MOVE to deny Certification of Appropriateness.

OFFICE OF
PLANNING, ZONING AND
HISTORIC PRESERVATION
108 Sherman Street
Telephone (605) 578-2082
Fax (605) 578-2084



FOR OFFICE USE ONLY	
Case No.	<u>200025</u>
<input type="checkbox"/> Project Approval	
<input checked="" type="checkbox"/> Certificate of Appropriateness	
Date Received	<u>1/29/20</u>
Date of Hearing	<u>2/12/20</u>

City of Deadwood Application for Project Approval OR Certificate of Appropriateness

The Deadwood Historic Preservation Commission reviews all applications. Approval is issued for proposed work in keeping with City of Deadwood Ordinances & Guidelines, South Dakota State Administrative Rules and the Secretary of the Interior's Standards for Rehabilitation.

This application must be typed or printed in ink and submitted to:

City of Deadwood
Deadwood Historic Preservation Office
108 Sherman Street
Deadwood, SD 57732

FOR INFORMATION REGARDING THIS FORM, CALL 605-578-2082

PROPERTY INFORMATION

Property Address:	<u>79-82 SHERMAN ST.</u>
Historic Name of Property (if known):	<u>J. HATTENBACH & BRO.</u>

APPLICANT INFORMATION

Applicant is:	<input checked="" type="checkbox"/> owner	<input type="checkbox"/> contractor	<input type="checkbox"/> architect	<input type="checkbox"/> consultant	<input type="checkbox"/> other
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Owner's Name:	<u>SCOTT JACOBS</u>				
Address:	<u>670 MAIN ST.</u>				
City:	<u>DEADWOOD</u>	State:	<u>S.D.</u>	Zip:	<u>57732</u>
Telephone:	<u>858.342.5068</u>	Fax:			
E-mail:	<u>SCOTT.JACOBSSTUDIO@GMAIL</u>				

Architect's Name:	<u>/</u>				
Address:	<u>/</u>				
City:		State:		Zip:	
Telephone:		Fax:			
E-mail:					

Contractor's Name:	<u>RON WALDNER</u>				
Address:					
City:		State:		Zip:	
Telephone:	<u>605-580-9399</u>	Fax:			
E-mail:					

Agent's Name:					
Address:	<u>/</u>				
City:		State:		Zip:	
Telephone:		Fax:			
E-mail:					

TYPE OF IMPROVEMENT

<input type="checkbox"/> Alteration (change to exterior)	<input type="checkbox"/> New Building	<input type="checkbox"/> Addition	<input type="checkbox"/> Accessory Structure
<input type="checkbox"/> New Construction	<input type="checkbox"/> Re-Roofing	<input type="checkbox"/> Wood Repair	<input checked="" type="checkbox"/> Exterior Painting <u>and wood</u>
<input type="checkbox"/> General Maintenance	<input type="checkbox"/> Siding	<input type="checkbox"/> Windows	<input type="checkbox"/> Porch/Deck
<input type="checkbox"/> Other	<input type="checkbox"/> Awning	<input type="checkbox"/> Sign	<input type="checkbox"/> Fencing

ACTIVITY: (CHECK AS APPLICABLE)			
Project Start Date: _____		Project Completion Date (anticipated): _____	
<input checked="" type="checkbox"/> ALTERATION	<input checked="" type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear
<input type="checkbox"/> ADDITION	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear
<input type="checkbox"/> NEW CONSTRUCTION	<input type="checkbox"/> Residential <input type="checkbox"/> Other _____		
<input type="checkbox"/> ROOF	<input type="checkbox"/> New	<input type="checkbox"/> Re-roofing	<input type="checkbox"/> Material
	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear <input type="checkbox"/> Alteration to roof
<input type="checkbox"/> GARAGE	<input type="checkbox"/> New	<input type="checkbox"/> Rehabilitation	
	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear
<input type="checkbox"/> FENCE/GATE	<input type="checkbox"/> New	<input type="checkbox"/> Replacement	
	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear
Material _____ Style/type _____ Dimensions _____			
<input checked="" type="checkbox"/> WINDOWS	<input type="checkbox"/> STORM WINDOWS	<input type="checkbox"/> DOORS	<input type="checkbox"/> STORM DOORS
	<input type="checkbox"/> Restoration	<input checked="" type="checkbox"/> Replacement	<input type="checkbox"/> New
	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear
Material _____ Style/type _____			
<input type="checkbox"/> PORCH/DECK	<input type="checkbox"/> Restoration	<input type="checkbox"/> Replacement	<input type="checkbox"/> New
	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear
Note: Please provide detailed plans/drawings			
<input type="checkbox"/> SIGN/AWNING	<input type="checkbox"/> New	<input type="checkbox"/> Restoration	<input type="checkbox"/> Replacement
Material _____ Style/type _____ Dimensions _____			
<input type="checkbox"/> OTHER – Describe in detail below or use attachments			

DESCRIPTION OF ACTIVITY

Describe in detail, the above activity (use attachments if necessary including type of materials to be used) and submit as applicable. Descriptive materials such as photos and drawings are necessary to illustrate the work and to help the commissioners and staff evaluate the proposed changes. Information should be supplied for each element of the proposed work along with general drawings and/or photographs as appropriate.

Failure to supply adequate documentation could result in delays in processing and denial of the request. Describe in detail below (add pages as necessary).

Photo attached to show proposed scope of work

** Stucco over existing Brick and add decorative panels to tie the 3 building together.*

SIGNATURES

I HEREBY CERTIFY I understand this application will not be accepted and processed until all the requested information has been supplied. I realize drawings and measurements must be exact and if errors result in a violation of the Commission's approval, then appropriate changes will have to be made. I also understand this application may require a site visit / additional research by staff and a PUBLIC HEARING by the DEADWOOD HISTORIC PRESERVATION COMMISSION.

I understand this application is for a Certificate of Appropriateness or Project Approval only and that a building permit is required for any uses associated with this location prior to any constructions, alterations, etc. All statements are true to the best of my knowledge and belief.

I understand approval is issued for proposed work in keeping with City of Deadwood Ordinances, South Dakota State Administrative Rules and the Secretary of the Interior's Standards for Rehabilitation and copies are available for my review

SIGNATURE OF OWNER(S)

DATE

SIGNATURE OF AGENT(S)

DATE

SIGNATURE OF OWNER(S)

DATE

SIGNATURE OF AGENT(S)

DATE

SIGNATURE OF OWNER(S)

DATE

SIGNATURE OF AGENT(S)

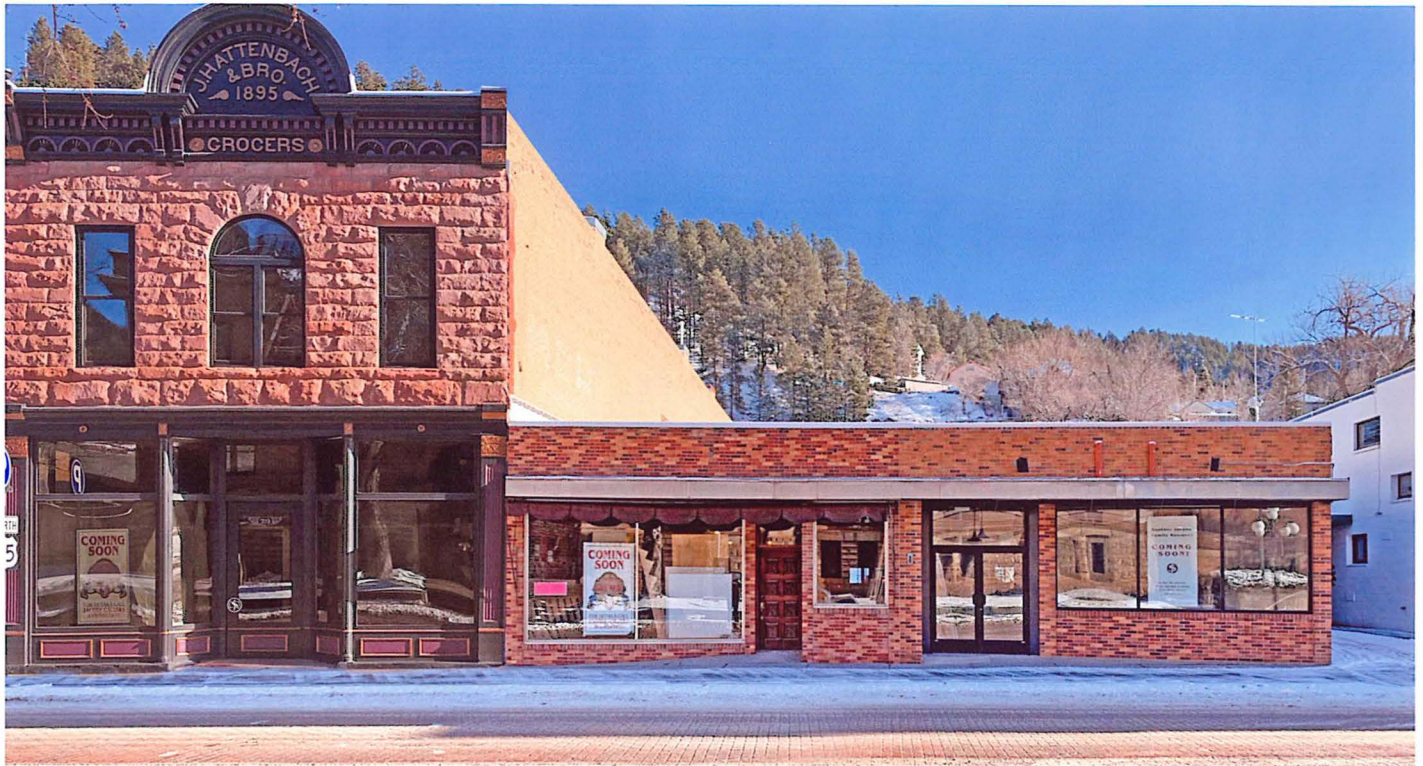
DATE

APPLICATION DEADLINE

This form and all supporting documentation **MUST** arrive by 5:00 p.m. on the 1st or 3rd Wednesday of every month to be considered at the next Historic Preservation Commission Meeting. The meeting schedule and filing deadlines are on file with the Historic Preservation Office. Any information not provided to staff in advance of the meeting will not be considered by the Commission during their deliberation. Please call if you have any questions and staff will assist you.

Please use the attached criteria checklist as a guide to completing the application. Incomplete applications cannot be reviewed and will be returned to you for more information. All submitted materials will be retained by the Historic Preservation Office. Do not submit your only copy of any piece of documentation.

The City of Deadwood Historic Preservation Office has numerous resources available for your assistance upon request.



Before



After

EXHIBIT I

Date: February 07, 2020

Case No. 200026
Address: 83 SHERMAN ST

Staff Report

The applicant has submitted an application for Certificate of Appropriateness for work at 83 SHERMAN ST, a Non-contributing structure located in the ORIGINAL TOWN DEADWOOD in the City of Deadwood.

Applicant: Scott Jacobs
Owner: LLB LLC
Constructed: 1944

CRITERIA FOR THE ISSUANCE OF CERTIFICATE OF APPROPRIATENESS

The Historic District Commission shall use the following criteria in granting or denying the Certificate of Appropriateness:

General Factors:

1. Historic significance of the resource:

Due to the age of this resource, it cannot contribute to the Deadwood National Historic District at this time.

2. Architectural design of the resource and proposed alterations:

The applicant request permission to stucco over existing brick and add decorative panels to tie the 3 buildings together.

Attachments: Yes

Plans: No

Photos: Yes

Staff Opinion:

The proposed changes are compatible with the historic district. The proposed work and changes do not encroach upon, damage or destroy a historic resource nor do they have an adverse effect on the character of the building or the historic character of the local historic district, the State and National Historic Register Districts or the Deadwood National Historic Landmark District.

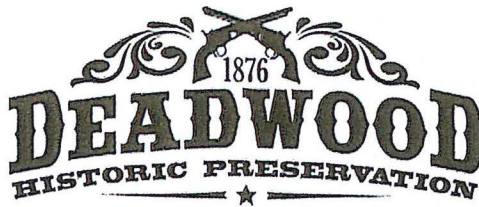
Motions available for commission action:

A: Based upon the 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.

OR

B: Based upon the guidance found in DCO 17.68.050, I find that the exterior alteration proposed is incongruous with the historical, architectural, archaeological or cultural aspects of the district and MOVE to deny Certification of Appropriateness.

OFFICE OF
PLANNING, ZONING AND
HISTORIC PRESERVATION
108 Sherman Street
Telephone (605) 578-2082
Fax (605) 578-2084



FOR OFFICE USE ONLY	
Case No.	200026
<input type="checkbox"/> Project Approval	
<input checked="" type="checkbox"/> Certificate of Appropriateness	
Date Received	1/29/20
Date of Hearing	2/2/20

City of Deadwood Application for Project Approval OR Certificate of Appropriateness

The Deadwood Historic Preservation Commission reviews all applications. Approval is issued for proposed work in keeping with City of Deadwood Ordinances & Guidelines, South Dakota State Administrative Rules and the Secretary of the Interior's Standards for Rehabilitation.

This application must be typed or printed in ink and submitted to:

City of Deadwood
Deadwood Historic Preservation Office
108 Sherman Street
Deadwood, SD 57732

FOR INFORMATION REGARDING THIS FORM, CALL 605-578-2082

PROPERTY INFORMATION	
Property Address:	79- 82 SHERMAN ST.
Historic Name of Property (if known):	J. HATTENBACH & BRO.

APPLICANT INFORMATION	
Applicant is:	<input checked="" type="checkbox"/> owner <input type="checkbox"/> contractor <input type="checkbox"/> architect <input type="checkbox"/> consultant <input type="checkbox"/> other

Owner's Name:	SCOTT JACOBS
Address:	670 MAIN ST.
City:	DEADWOOD
State:	S.D.
Zip:	57732
Telephone:	858-342-5068
Fax:	
E-mail:	SCOTT.JACOBSSTUDIO@GMAIL

Architect's Name:	/
Address:	/
City:	
State:	
Zip:	
Telephone:	
Fax:	
E-mail:	

Contractor's Name:	RON WALDNER
Address:	
City:	
State:	
Zip:	
Telephone:	605-580-9399
Fax:	
E-mail:	

Agent's Name:	
Address:	/
City:	
State:	
Zip:	
Telephone:	
Fax:	
E-mail:	

TYPE OF IMPROVEMENT			
<input type="checkbox"/> Alteration (change to exterior)	<input type="checkbox"/> New Building	<input type="checkbox"/> Addition	<input type="checkbox"/> Accessory Structure
<input type="checkbox"/> New Construction	<input type="checkbox"/> Re-Roofing	<input type="checkbox"/> Wood Repair	<input checked="" type="checkbox"/> Exterior Painting <i>and wood</i>
<input type="checkbox"/> General Maintenance	<input type="checkbox"/> Siding	<input type="checkbox"/> Windows	<input type="checkbox"/> Porch/Deck
<input type="checkbox"/> Other	<input type="checkbox"/> Awning	<input type="checkbox"/> Sign	<input type="checkbox"/> Fencing

ACTIVITY: (CHECK AS APPLICABLE)				
Project Start Date: _____		Project Completion Date (anticipated): _____		
<input checked="" type="checkbox"/> ALTERATION	<input checked="" type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear	
<input type="checkbox"/> ADDITION	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear	
<input type="checkbox"/> NEW CONSTRUCTION	<input type="checkbox"/> Residential <input type="checkbox"/> Other _____			
<input type="checkbox"/> ROOF	<input type="checkbox"/> New	<input type="checkbox"/> Re-roofing	<input type="checkbox"/> Material	
	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear	<input type="checkbox"/> Alteration to roof
<input type="checkbox"/> GARAGE	<input type="checkbox"/> New	<input type="checkbox"/> Rehabilitation		
	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear	
<input type="checkbox"/> FENCE/GATE	<input type="checkbox"/> New	<input type="checkbox"/> Replacement		
	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear	
Material _____ Style/type _____ Dimensions _____				
<input checked="" type="checkbox"/> WINDOWS	<input type="checkbox"/> STORM WINDOWS	<input type="checkbox"/> DOORS	<input type="checkbox"/> STORM DOORS	
	<input type="checkbox"/> Restoration	<input checked="" type="checkbox"/> Replacement	<input type="checkbox"/> New	
	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear	
Material _____ Style/type _____				
<input type="checkbox"/> PORCH/DECK	<input type="checkbox"/> Restoration	<input type="checkbox"/> Replacement	<input type="checkbox"/> New	
	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear	
Note: Please provide detailed plans/drawings				
<input type="checkbox"/> SIGN/AWNING	<input type="checkbox"/> New	<input type="checkbox"/> Restoration	<input type="checkbox"/> Replacement	
Material _____ Style/type _____ Dimensions _____				
<input type="checkbox"/> OTHER – Describe in detail below or use attachments				

DESCRIPTION OF ACTIVITY

Describe in detail, the above activity (use attachments if necessary including type of materials to be used) and submit as applicable. Descriptive materials such as photos and drawings are necessary to illustrate the work and to help the commissioners and staff evaluate the proposed changes. Information should be supplied for each element of the proposed work along with general drawings and/or photographs as appropriate.

Failure to supply adequate documentation could result in delays in processing and denial of the request. Describe in detail below (add pages as necessary).

Photo attached to show proposed scope of work

** Stucco over existing Brick and add decorative panels to ~~the~~ tie the 3 building together.*

SIGNATURES

I HEREBY CERTIFY I understand this application will not be accepted and processed until all the requested information has been supplied. I realize drawings and measurements must be exact and if errors result in a violation of the Commission's approval, then appropriate changes will have to be made. I also understand this application may require a site visit / additional research by staff and a PUBLIC HEARING by the DEADWOOD HISTORIC PRESERVATION COMMISSION.

I understand this application is for a Certificate of Appropriateness or Project Approval only and that a building permit is required for any uses associated with this location prior to any constructions, alterations, etc. All statements are true to the best of my knowledge and belief.

I understand approval is issued for proposed work in keeping with City of Deadwood Ordinances, South Dakota State Administrative Rules and the Secretary of the Interior's Standards for Rehabilitation and copies are available for my review

SIGNATURE OF OWNER(S)

DATE

SIGNATURE OF AGENT(S)

DATE

SIGNATURE OF OWNER(S)

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SIGNATURE OF AGENT(S)

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SIGNATURE OF OWNER(S)

DATE

SIGNATURE OF AGENT(S)

DATE

APPLICATION DEADLINE

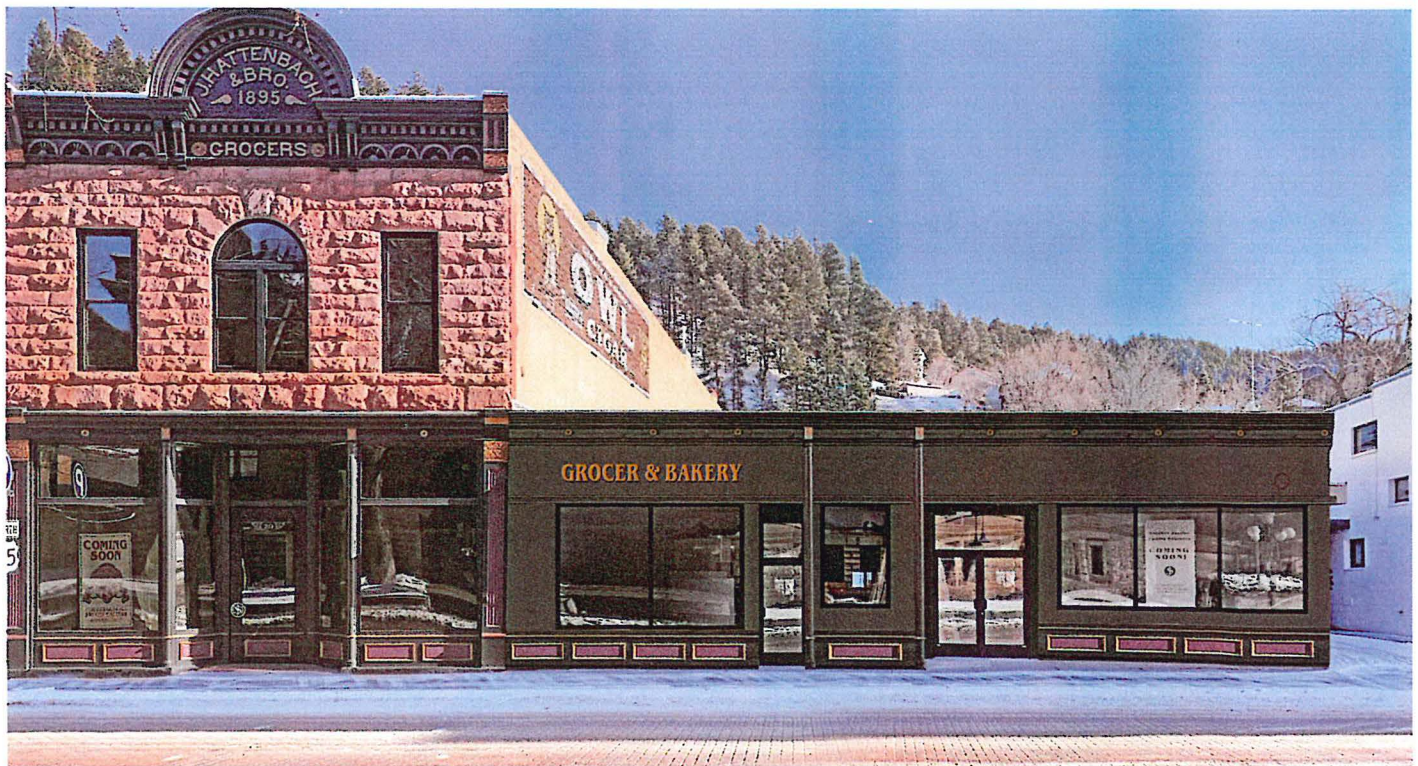
This form and all supporting documentation **MUST** arrive by 5:00 p.m. on the 1st or 3rd Wednesday of every month to be considered at the next Historic Preservation Commission Meeting. The meeting schedule and filing deadlines are on file with the Historic Preservation Office. Any information not provided to staff in advance of the meeting will not be considered by the Commission during their deliberation. Please call if you have any questions and staff will assist you.

Please use the attached criteria checklist as a guide to completing the application. Incomplete applications cannot be reviewed and will be returned to you for more information. All submitted materials will be retained by the Historic Preservation Office. Do not submit your only copy of any piece of documentation.

The City of Deadwood Historic Preservation Office has numerous resources available for your assistance upon request.



Before



After

EXHIBIT J

Date: February 07, 2020

Case No. 200024
Address: 49 Terrace St

Staff Report

The applicant has submitted an application for Project Approval for work at 49 Terrace St, a Non-contributing structure located in the Cleveland Planning Unit in the City of Deadwood.

Applicant: Jay Stoltenburg
Owner: STOLTENBURG, HAROLD L STOLTENBURG, JAY H & ANGEL M
Constructed: circa 1895

CRITERIA FOR THE ISSUANCE OF A PROJECT APPROVAL

The Historic Preservation Commission shall use the following criteria in granting or denying the Project Approval:

General Factors:

1. Historic significance of the resource:

This house has been re-sided with dryvit and altered with casement windows. Because of these alterations, the house has lost integrity and cannot contribute to the Deadwood National Historic Landmark District at this time.

2. Architectural design of the resource and proposed alterations:

The applicant is requesting permission to demo garage and will leave the foundation and retaining wall. The roof was caved in by Storm Atlas. A new garage will be constructed at some point and the owner is not sure where the future location will be.

Attachments: Yes

Plans: No

Photos: Yes

Staff Opinion:

This resource is in very dilapidated condition and is currently unsafe. While currently associated with a non-contributing resource due to alterations, this structure (garage) in its current configuration shows up on the 1915 Sanborn Fire Insurance maps. This dates the structure within the period of significance of the National Historic Landmark District. Therefore, prior to demolition it should have proper recordation of the resource. Because it is associated with the non-contributing resource, the proposed work and changes do not encroach upon, damage, or destroy a historic resource nor do they have an adverse effect on the historic character of the building or the historic character of the State and National Register of Historic Places.

[imagerepeater]

Motions available for commission action:

A: If you, as a commissioner, have determined the Project **DOES NOT** Encroach Upon, Damage or Destroy a historic property then:

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.

If you, as a commissioner, have determined the Project will Encroach Upon, Damage or Destroy a historic property then:

B: First Motion:

Based upon all the evidence presented, I move to make a finding that this project **DOES** encroach upon, damage, or destroy any historic property included in the national register of historic places or the state register of historic places. [If this, move on to 2nd Motion and choose an option.]

C: Second Motion:

Option 1: Based upon the guidance in the U.S. Department of the Interior standards for historic preservation, restoration, and rehabilitation projects adopted by rules promulgated pursuant to SDCL 1-19A & 1-19B, *et seq*, I find that the project is **NOT ADVERSE** to Deadwood and move to **APPROVE** the project as presented.

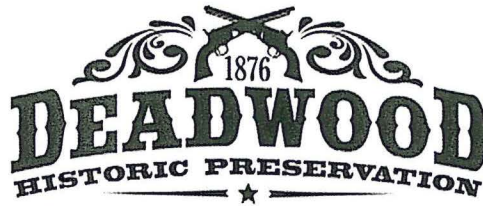
OR

Option 2: Based upon the guidance in the U.S. Department of the Interior standards for historic preservation, restoration, and rehabilitation projects adopted by rules promulgated pursuant to SDCL 1-19A & 1-19B, *et seq*, I find that the project is **ADVERSE** to Deadwood and move to **DENY** the project as presented.

OR

Option 3: Based upon the guidance in the U.S. Department of the Interior standards for historic preservation, restoration, and rehabilitation projects adopted by rules promulgated pursuant to SDCL 1-19A & 1-19B, *et seq*, I find that the project is **ADVERSE** to Deadwood, but the applicant has explored **ALL REASONABLE AND PRUDENT ALTERNATIVES**, and so I move to **APPROVE** the project as presented.

OFFICE OF
PLANNING, ZONING AND
HISTORIC PRESERVATION
108 Sherman Street
Telephone (605) 578-2082
Fax (605) 578-2084



FOR OFFICE USE ONLY	
Case No.	<u>H200024</u>
<input checked="" type="checkbox"/> Project Approval	
<input type="checkbox"/> Certificate of Appropriateness	
Date Received	<u>1/27/20</u>
Date of Hearing	<u>2/12/20</u>

City of Deadwood Application for Project Approval OR Certificate of Appropriateness

The Deadwood Historic Preservation Commission reviews all applications. Approval is issued for proposed work in keeping with City of Deadwood Ordinances & Guidelines, South Dakota State Administrative Rules and the Secretary of the Interior's Standards for Rehabilitation.

This application must be typed or printed in ink and submitted to:

City of Deadwood
Deadwood Historic Preservation Office
108 Sherman Street
Deadwood, SD 57732

FOR INFORMATION REGARDING THIS FORM, CALL 605-578-2082

PROPERTY INFORMATION
Property Address: <u>49 TERRACE ST DEADWOOD, SD</u>
Historic Name of Property (if known):

APPLICANT INFORMATION
Applicant is: <input type="checkbox"/> owner <input checked="" type="checkbox"/> contractor <input type="checkbox"/> architect <input type="checkbox"/> consultant <input type="checkbox"/> other _____

Owner's Name: <u>JAY STOLTENBURG</u>
Address: <u>49 TERRACE ST</u>
City: <u>DEADWOOD</u> State: <u>SD</u> Zip: <u>57732</u>
Telephone: <u>605-920-0498</u> Fax: _____
E-mail: _____

Architect's Name: _____
Address: _____
City: _____ State: _____ Zip: _____
Telephone: _____ Fax: _____
E-mail: _____

Contractor's Name: <u>ORION NORD</u>
Address: <u>PO BOX 64</u>
City: <u>DEADWOOD</u> State: <u>SD</u> Zip: <u>57732</u>
Telephone: <u>605-580-1300</u> Fax: _____
E-mail: <u>ohnord024@hotmail.com</u>

Agent's Name: _____
Address: _____
City: _____ State: _____ Zip: _____
Telephone: _____ Fax: _____
E-mail: _____

TYPE OF IMPROVEMENT			
<input type="checkbox"/> Alteration (change to exterior)	<input type="checkbox"/> New Building	<input type="checkbox"/> Addition	<input type="checkbox"/> Accessory Structure
<input type="checkbox"/> New Construction	<input type="checkbox"/> Re-Roofing	<input type="checkbox"/> Wood Repair	<input type="checkbox"/> Exterior Painting
<input type="checkbox"/> General Maintenance	<input type="checkbox"/> Siding	<input type="checkbox"/> Windows	<input type="checkbox"/> Porch/Deck
<input checked="" type="checkbox"/> Other <u>DEMO</u>	<input type="checkbox"/> Awning	<input type="checkbox"/> Sign	<input type="checkbox"/> Fencing

ACTIVITY: (CHECK AS APPLICABLE)				
Project Start Date: _____		Project Completion Date (anticipated): _____		
<input type="checkbox"/> ALTERATION	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear	
<input type="checkbox"/> ADDITION	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear	
<input type="checkbox"/> NEW CONSTRUCTION	<input type="checkbox"/> Residential <input type="checkbox"/> Other _____			
<input type="checkbox"/> ROOF	<input type="checkbox"/> New	<input type="checkbox"/> Re-roofing	<input type="checkbox"/> Material	
	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear	<input type="checkbox"/> Alteration to roof
<input type="checkbox"/> GARAGE	<input type="checkbox"/> New	<input type="checkbox"/> Rehabilitation		
	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear	
<input type="checkbox"/> FENCE/GATE	<input type="checkbox"/> New	<input type="checkbox"/> Replacement		
	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear	
Material _____ Style/type _____ Dimensions _____				
<input type="checkbox"/> WINDOWS	<input type="checkbox"/> STORM WINDOWS	<input type="checkbox"/> DOORS	<input type="checkbox"/> STORM DOORS	
	<input type="checkbox"/> Restoration	<input type="checkbox"/> Replacement	<input type="checkbox"/> New	
	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear	
Material _____ Style/type _____				
<input type="checkbox"/> PORCH/DECK	<input type="checkbox"/> Restoration	<input type="checkbox"/> Replacement	<input type="checkbox"/> New	
	<input type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear	
Note: Please provide detailed plans/drawings				
<input type="checkbox"/> SIGN/AWNING	<input type="checkbox"/> New	<input type="checkbox"/> Restoration	<input type="checkbox"/> Replacement	
Material _____ Style/type _____ Dimensions _____				
<input checked="" type="checkbox"/> OTHER – Describe in detail below or use attachments				

DESCRIPTION OF ACTIVITY

Describe in detail, the above activity (use attachments if necessary including type of materials to be used) and submit as applicable. Descriptive materials such as photos and drawings are necessary to illustrate the work and to help the commissioners and staff evaluate the proposed changes. Information should be supplied for each element of the proposed work along with general drawings and/or photographs as appropriate.

Failure to supply adequate documentation could result in delays in processing and denial of the request. Describe in detail below (add pages as necessary).

DEMO GARAGE. LEAVE FOUNDATION AND REAR
RETAINING WALL. ROOF WAS CAVED IN BY ATLAS
STORM. A new garage will be constructed at some
point. Owner is not sure where future location
will be.

SIGNATURES


I HEREBY CERTIFY I understand this application will not be accepted and processed until all the requested information has been supplied. I realize drawings and measurements must be exact and if errors result in a violation of the Commission's approval, then appropriate changes will have to be made. I also understand this application may require a site visit / additional research by staff and a PUBLIC HEARING by the DEADWOOD HISTORIC PRESERVATION COMMISSION.

I understand this application is for a Certificate of Appropriateness or Project Approval only and that a building permit is required for any uses associated with this location prior to any constructions, alterations, etc. All statements are true to the best of my knowledge and belief.

I understand approval is issued for proposed work in keeping with City of Deadwood Ordinances, South Dakota State Administrative Rules and the Secretary of the Interior's Standards for Rehabilitation and copies are available for my review.

SIGNATURE OF OWNER(S)

DATE



SIGNATURE OF AGENT(S)

1/27/2020

DATE

SIGNATURE OF OWNER(S)

DATE

SIGNATURE OF AGENT(S)

DATE

SIGNATURE OF OWNER(S)

DATE

SIGNATURE OF AGENT(S)

DATE

APPLICATION DEADLINE

This form and all supporting documentation **MUST** arrive by 5:00 p.m. on the 1st or 3rd Wednesday of every month to be considered at the next Historic Preservation Commission Meeting. The meeting schedule and filing deadlines are on file with the Historic Preservation Office. Any information not provided to staff in advance of the meeting will not be considered by the Commission during their deliberation. Please call if you have any questions and staff will assist you.

Please use the attached criteria checklist as a guide to completing the application. Incomplete applications cannot be reviewed and will be returned to you for more information. All submitted materials will be retained by the Historic Preservation Office. Do not submit your only copy of any piece of documentation.

The City of Deadwood Historic Preservation Office has numerous resources available for your assistance upon request.

