



City Commission Regular Meeting Agenda

Monday, December 15, 2025 at 5:00 PM

City Hall, 102 Sherman Street, Deadwood, SD 57732

Public comments are welcomed, but no action can be taken by the Commission on comments received at this meeting. Anyone wishing to have the Commission vote on an item should call the Finance Office at 578-2600 by 5:00 p.m. on the Wednesday preceding the next scheduled meeting to be placed on the agenda.

1. **Call to Order and Pledge of Allegiance**

2. **Roll Call**

3. **Approve Minutes**

- a. Approval of December 1, 2025 City Commission Minutes and December 4, 2025 Special City Commission Minutes.

4. **Approve Bills**

- a. Approval of Bill List for December 15, 2025.

5. **Items from Citizens on Agenda**

- a. Years of Service Employee Recognition for 2025:
Rhonda McGrath- 10 years (October 5th, 2015)
Devon Schumacher- 5 years (July 1st, 2020)
Matt Johnson- 5 years (November 16th, 2020)

6. **Consent Agenda**

Matters appearing on Consent Agenda are expected to be non-controversial and will be acted upon by the Commission at one time, without discussion, unless a member of the Commission requests an opportunity to address any given item. Items removed from the Consent Agenda will be discussed at the beginning of New Business.

- a. Permission to remove Trolley Driver Lori Bentz from payroll effective December 19, 2025.
- b. Permission to remove seasonal Parks Technician Greg Nelson from payroll effective November 30, 2025.
- c. Permission to accept resignation from lifeguard II Tyler Martin effective December 31, 2025.
- d. Permission to remove Jade Rodiack from fire department for workman's comp purposes effective December 6, 2025.
- e. Permission to advertise in-house for 5 days and then outside sources if needed, for full-time Rec Center Lifeguard II position at \$19.00 per-hour.

- f. Permission to move January 20, 2026 City Commission meeting from 5:00 pm to 12:00 pm to accommodate travel to SD Tourism Conference.
- g. Permission to renew Hunny Bunnies, LLC, Deadwood Outfitters and Tipsy Buffalo Bar Wine License for 2026, pending payment of Business Improvement District and property taxes.
- h. Acknowledge issuance, upon final renewal, of 2026 City of Deadwood Medical Cannabis Dispensary license to Deadwood Growhouse dba Trails Head Cannabis Company at 32 Charles St.
- i. Resolution 2025-31 Declare Surplus Property.
- j. Permission to pay 2026 Parking Lease with First Baptist Church in the amount of \$3,600.00.
- k. Permission to hire Weather Tite Exteriors, LLC to repair 85 Charles Street Roof for an amount not to exceed \$15,394.36. (To be paid by Capital Assets line item.)
- l. Permission to grant request from Deadwood Alive for \$5,000.00 to assist with required repairs to the Stage Coach for the 2026 season. (To be paid by HP Public Ed line item.)
- m. Approve Special Alcohol License for Cadillac Jacks to serve alcohol at Event Complex from 10:00 a.m. to 7:00 p.m. Sunday, May 24, 2026 for Back When They Bucked Event.
- n. Approve Special Alcohol License for Cadillac Jacks to serve alcohol at Event Complex from 4:00 p.m. to 10:00 p.m. Saturday, June 27, 2026 for Motosports Showdown.

7. Bid Items

8. Public Hearings

- a. Hold public hearing for New Year's Eve Ball Drop Event: Main Street closure from Pine Street to Lee Street from 11:50 p.m. on December 31, 2025 to 12:10 a.m. on January 1, 2026 for the New Year's Eve Ball Drop at the Franklin Hotel.
- b. Hold public hearing for K-9 Keg Pull event: open container in zones 1 and 2 on Saturday, January 24 from noon to 10:00 p.m.; Main Street closure from Deadwood Street to Pine Street from 9:00 a.m. to 6:00 p.m. and waiver of banner fees on Saturday, January 25, 2026.
- c. Hold public hearing for Mardi Gras Events: open container in zones 1 and 2 on Friday, February 13 from 5:00 p.m. to 10:00 p.m. and Saturday, February 14 from noon to 10:00 p.m.; street closure on Main Street from Lower Main Street at Pioneer Way to Pine Street, Pine Street from Main Street to Sherman Street and Sherman Street from 68 Sherman Street (US Post Office) to Pioneer Way from 6:45 p.m. to 8:00 p.m. or until parade ends and waiver of banner fees for sponsors on Saturday, February 14, 2026.
- d. Hold public hearing for Back When They Bucked Event: open container from 10:00 a.m. to 7:00 p.m. on Sunday, May 24; and waiver of user fees in lieu of surcharge on Friday, May 22 through Tuesday, May 26, 2026 at Event Complex.

- e. Hold public hearing for All In Motosports Showdown: open container from 4:00 p.m. to 10:00 p.m. on Saturday, June 27; and waiver of user fees in lieu of surcharge on Tuesday, June 23 through Sunday, June 28, 2026 at the Event Complex.
- f. Hold public hearing for 3 Wheeler Rally Event: parking on Main Street from Wall Street to Deadwood Street, northwest side only from 9:00 a.m. to 11:00 a.m. on Monday, July 13; street closure on Main Street from Lower Main Street at Pioneer Way to Pine Street on Wednesday, July 15 from 8:30 p.m. until parade ends; open container Saturday, July 11 through Wednesday, July 15 from 11:00 a.m. to 10:00 p.m. each day at Event Complex and use of Event Complex Friday, July 10 through Thursday, July 16, 2026.
- g. Hold public hearing for Mustang Rally Event: street closure on Main Street from Wall to Deadwood Street from 1:00 p.m. to 4:00 p.m., use of Sherman St. Lot from 6:00 a.m. to 4:00 p.m. and Main Street Parking from Wild Bill Bar to Nugget Saloon from 1:00 p.m. to 4:00 p.m. on Thursday, September 3, 2026.
- h. Set public hearing on January 5, 2026 for Retail (on-off sale) Wine License for Hunny Bunnies LLC dba Gunslingers Saloon at 669 Main Street.
- i. Set public hearing on January 5 for closure of Lee Street (Main to Broadway) from April 15, 2026 to October 15, 2026 for use as a public gathering space due to Gold Street occupied by Deadwood Alive, Inc. for the production of the Trial of Jack McCall for the 2026 Season (Recommendation from the December 11, 2025 Parking & Transportation Committee.)
- j. Set public hearing on January 5 for closure of Gold Street from April 15, 2026 to October 15, 2026 for use by Deadwood Alive, Inc. for the production of the Trial of Jack McCall for the 2026 Season. (Deadwood Alive is contracted with Deadwood Historic Preservation Commission to produce play each season)(Recommendation from the December 11, 2025 Parking & Transportation Committee.)

9. Old Business

10. New Business

- a. Second Reading of Ordinance #1439 Amending Chapter 15.01.060 Buildings and Construction Fee Schedule.
- b. Second Reading of Ordinance #1440 Amending Chapter 3.20 Occupancy Tax, Bid 9.
- c. Second Reading of Ordinance #1441 Budget Supplement # 7 for 2025.
- d. Resolution 2025-30 Amend 2026 Fee Resolution for Building Permits and Rec Center.
- e. Permission to continue the delayed enforcement of Ordinance 15.32.130 (T) until March 1, 2026 due to anticipated amendments through Mayor appointed task force to address portable, freestanding signs.
- f. Permission for the Mayor to sign the 2026 Rasmussen Mechanical HVAC Maintenance Contract in the amount of \$67,665.00. (To be paid by Public Buildings Professional Services line item.)

- g. Act as Board of Adjustment and approve/deny Application for Conditional Use Permit - 388 Main Street - Vacation Home Establishment (Optima LLC) legally described as The North 1/2 of Lot 13 and all of Lot 14 in Block 3, Fountain City Addition to the City of Deadwood. (Approved by Planning and Zoning Commission November 19, 2025 with nine (9) conditions.)
- h. Act as Board of Adjustment and approve/deny Application for Conditional Use Permit - 308 Main Street - Vacation Home Establishment (Optima LLC) legally described as Lot 1A, 2, 3 and the North 17 feet of Lot 4, Block A of the Noble's Addition to the City of Deadwood, NE 1/4 of Section 23, T5N, R3E, B.H.M., Lawrence County, South Dakota. (Approved by Planning and Zoning Commission November 19, 2025 with nine (9) conditions.)
- i. Act as Board of Adjustment and approve/deny Annual Review - Conditional Use Permit for Bed and Breakfast Establishment – 54 Taylor Avenue (Debra Kahler), legally described as Lot A, Lot D, and Lot E of the subdivision of Lots 67 and 68, the southerly part of Lot 66 Block 35, and parts of Lots 28 through 36, Block 35, of the City of Deadwood, South Dakota, according to Plat Book 3 page 79-90, Lawrence County, South Dakota. (Approved by Planning and Zoning Commission December 3, 2025 with nine (9) conditions.)
- j. Act as Board of Adjustment and approve/deny Annual Review - Conditional Use Permit for Vacation Home Establishment – 606.5 Main Street (The Nugget) legally described as Lot 24, in Block 15 of the Original Townsite of the City of Deadwood, Lawrence County, south Dakota, according to P.L. Rogers Map except a portion of land along the southerly side of Lot 24, Block 15 being 8 inches in width fronting on Main and back of even width of 100' as set forth in deed and recorded in Book 162 Page 243. (Approved by Planning and Zoning Commission December 3, 2025 with seven (7) conditions).
- k. Act as Board of Adjustment and approve/deny Application for Plat - Booster Station Lot - Stage Run Addition (PSF LLC) legally described as Booster Station Lot, Block 4 of Palisades Tract of Deadwood Stage Run Addition to the City of Deadwood all located in the SW 1/4 of Section 14, the SE 1/4 of Section 15, the NE 1/4 NE 1/4 of Section 22 and the N 1/2 NW 1/4 of Section 23, T5N, R3E, B.H.M., City of Deadwood, Lawrence County, South Dakota. (Approved by Planning and Zoning Commission December 3, 2025)

11. Informational Items and Items from Citizens

- a. Free parking in all pay by plate fee areas excluding Broadway Parking Garage from Wednesday, November 26 thru Friday, December 26, 2025. Revenue received from holiday parking will be dispersed to local non-profit organizations. Information on how to apply will be posted in future meetings and on social media.
- b. Holiday Swimsuit Bash - December 29, 2025 from noon to 2:00 p.m. at the Rec Center. Free swimming and Octavia's Promise will provide free swimsuits (if needed) for all kids K-5th.
- c. Mayor's State of the City Address set for January 12, 2026 at 5:00 pm at the Days of '76 Museum.

- d. January 20, 2026 (Tuesday) City Commission meeting will be held at 12:00 p.m. to accommodate travel to SD Tourism Conference.
- e. Tentative Schedule of Activities for Deadwood's Sesquicentennial Celebration and America 250

12. **Executive Session**

- a. Executive Session for Personnel Matters per SDCL1-25-2(1) w/possible action.
Executive Session for Legal Matters per SDCL1-25-2(3) w/possible action.
Executive Session for Contractual negotiations per SDCL 1-25-2(4) w/possible action.

13. **Adjournment**

This will be a public Meeting conducted through Zoom. To participate, join Zoom Meeting

URL: <https://us02web.zoom.us/j/6055782082?pwd=Z1QrRXhXaXp4eStPSjg2YjVTNUtZQT09>
Meeting ID: 605 578 2082
Password: 1876
One tap mobile: 669-900-9128

Please be considerate of others and if you no longer have business activities during the meeting, do not feel obligated to remain.