



# Planning and Zoning Commission Regular Meeting Minutes

Wednesday, June 18, 2025 at 4:00 PM

City Hall, 102 Sherman Street, Deadwood, SD 57732

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## 1. Call to Order

The Planning and Zoning Commission Meeting was called to order by Chairman Martinisko on Wednesday, June 18, 2025, at 4:00 p.m. in the Deadwood City Hall Meeting Room, located at 102 Sherman Street, Deadwood, SD 57732.

## 2. Roll Call

PRESENT

Commissioner (Chair) John Martinisko  
Commissioner (Vice-Chair) Josh Keehn  
Commissioner (Secretary) Dave Bruce  
Commissioner Ken Owens  
Commissioner Jim Williams

ABSENT

City Commissioner Blake Joseph

STAFF PRESENT

Kevin Kuchenbecker – Planning, Zoning and Historic Preservation Officer  
Leah Blue-Jones – Zoning Coordinator

STAFF ABSENT

Trent Mohr – Building Official

## 3. Approval of Minutes

- a. Approve the minutes of the June 4, 2025 Planning and Zoning Commission Meeting.

***It was moved by Commissioner Keehn and seconded by Commissioner Owens to approve the minutes from the June 4, 2025, Planning and Zoning Commission Meeting. Voting yea: Martinisko, Bruce, Keehn, Owens, Williams.***

## 4. Sign Review Commission

## 5. Planning and Zoning Commission

- a. Annual Review - Conditional Use Permit for Vacation Home Establishment – 596 Main Street – JVK-SD, LLC, legally described as Lot 34 in Block 15, being a part of Mineral Lot 38, and also known as Lot 4, in Block 7 of the City of Deadwood, also known as 596 Main Street, Deadwood, South Dakota.

Action Required:

1. Public Hearing

2. Approval/Denial of continued use by Planning and Zoning Commission

Mr. Kuchenbecker reviewed Annual Review - Conditional Use Permit for Vacation Home Establishment – 596 Main Street – JVK-SD, LLC and discussed the Staff Report.

***It was moved by Commissioner Keehn and seconded by Commissioner Bruce to approve Annual Review - Conditional Use Permit for Vacation Home Establishment – 596 Main Street – JVK-SD, LLC with nine (9) conditions. Voting yea: Martinisko, Bruce, Keehn, Owens, Williams.***

**6. Items from Citizens not on Agenda**

(Items considered but no action will be taken at this time.)

**7. Items from Staff**

Mr. Kuchenbecker stated pavement and striping in the interpretive parking lot is wrapping up and the lot should be open Friday.

The water redundancy line project will begin next week, as will the new parking lot construction near The Lodge.

Partial skeletal remains and a partial casket were discovered during construction of a retaining wall on Jackson Street. This is the third time remains have been found in that vicinity in recent years. This is the area where the old Ingleside cemetery was located from 1876 - 1878. Newspaper records show that eight (8) bodies were discovered at the same site during the construction of the existing home in the 1950s. The remains will be catalogued, photographed, tested, and DNA will be collected, if available. A vaulted casket will be made and the remains buried in Mt. Moriah.

A lift station and sewer connection will soon be installed on the new phase of Mystery Wagon Road. The playground area in Stage Run is being built.

**8. Adjournment**

***It was moved by Commissioner Owens and seconded by Commissioner Williams to adjourn the Planning and Zoning Commission meeting. Voting yea: Martinisko, Bruce, Keehn, Owens, Williams.***

There being no further business, the Planning and Zoning Commission adjourned at 4:11 p.m.

ATTEST:

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Chairman, Planning & Zoning Commission

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Secretary, Planning & Zoning Commission

***Minutes by Leah Blue-Jones, Zoning Coordinator***