



Historic Preservation Commission Meeting Minutes

Wednesday, September 13, 2023 at 4:00 PM

City Hall, 102 Sherman Street, Deadwood, SD 57732

1. Call Meeting to Order

A quorum present, Commission Chair Posey called the Deadwood Historic Preservation Commission meeting to order on September 13, 2023 at 4:00 p.m.

2. Roll Call

PRESENT

HP Commission Chair Bev Posey
HP Commission Vice Chair Leo Diede
HP Commissioner Tony Williams
HP Commissioner Trevor Santochi
HP Commissioner Vicki Dar

City Commissioner Charlie Struble-Mook

ABSENT HP Commission 2nd Vice Chair Robin Carmody HP Commissioner Molly Brown

STAFF PRESENT

Kevin Kuchenbecker, Historic Preservation Officer
Bonny Anfinson, Historic Preservation Coordinator
Amy Greba, Administrative Assistant

Mike Walker, Neighborworks
Rick Karns, Neighborworks Construction Manager

3. Approval of Minutes

- a. Minutes of 8/23/23 meeting

It was moved by Commissioner Santochi and seconded by Commissioner Darto approve the minutes of the August 23, 2023 meeting. Voting Yea: Williams, Santochi, Posey, Diede, Dar.

4. Voucher Approvals

- a. HP Operating Vouchers

It was moved by Commissioner Williams and seconded by Commissioner Deide to approve the HP Operating Vouchers in the amount of \$297,064.62. Voting Yea: Williams, Santochi, Posey, Diede, Dar.

- b. HP Grant Vouchers

It was moved by Commissioner Deides and seconded by Commissioner Santochi to approve the HP Grant Vouchers in the amount of \$30,353.59. Voting Yea: Williams, Santochi, Posey, Diede, Dar.

- c. HP Revolving Vouchers

It was moved by Commissioner Santochi and seconded by Commissioner Dar to approve the HP Revolving Vouchers in the amount of \$ 27,590.00. Voting Yea: Williams, Santochi, Posey, Diede, Dar.

5. HP Programs and Revolving Loan Program

- a. Historic Preservation Revolving Loan Request

It was moved by Commissioner Deide and seconded by Commissioner Santochi to approve the loan request for Karl & Denese Emanuel - 47 Lincoln - Life Safety Loan Request. Voting Yea: Williams, Santochi, Posey, Diede, Dar.

- b. Historic Preservation Program Application

Karl & Denese Emanuel - 47 Lincoln - Elderly Resident Program
Raven Gokce - 39 Van Buren - Windows and Doors Program

It was moved by Commissioner Dar and seconded by Commissioner Santochi to approve the loan requests for Karl & Denese Emanuel, 47 Lincoln and Raven Gokce, 39 Van Buren. Voting Yea: Williams, Santochi, Posey, Diede, Dar.

6. Old or General Business

- a. Introduction of Jim Williams, DHI Executive Director - Phyliss Fleming

Ms. Anfinson introduced Jim Williams, new Executive Director of Deadwood History, Inc.

- b. Outside of Deadwood Grant Extension Request - Little Spearfish Conservation & Historic Preservation Assoc.

Mr. Kuchenbecker stated the Little Spearfish Convention & Historic Preservation Association's request an extension on their Outside Deadwood Grant. Due to the need to secure additional donations, they request an additional 6 months, changing the deadline to March 31, 2024.

Commissioner Williams asked if this is the only extension they will be granted. Ms. Anfinson stated that the original deadline is October 31, 2023 so an extension of 6 months would give them until March 31, 2024 to complete the project.

It was moved by Commissioner Dar and seconded by Commissioner Deide to approve the Little Spearfish Convention & Historic Preservation Association request for extension on their Outside of Deadwood Grant . Voting Yea: Williams, Santochi, Posey, Diede, Dar.

7. New Matters Before the Deadwood Historic District Commission

8. New Matters Before the Deadwood Historic Preservation Commission

- a. PA 230116 - Karl & Denese Emanuel - 47 Lincoln Ave. - Repair drainage and structural issues caused from poor drainage

Mr. Kuchenbecker stated the applicant has submitted an application for work at 47 Lincoln Ave., a non-contributing structure located in the Ingleside Planning Unit in the City of Deadwood.

Applicant: Karl & Denese Emanuel

Owner: EMANUEL, KARL M & DENESE K0

Constructed: 1934

It was moved by Commissioner Dar and seconded by Commissioner Williams 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. Voting Yea: Williams, Santochi, Posey, Diede, Dar.

- b. PA 230117 - Patty Hall - 39 Terrace St. - Replace Windows

Mr. Kuchenbecker stated the applicant has submitted an application for work at 39 Terrace St., a contributing structure (now non-contributing) located in the Cleveland Planning Unit in the City of Deadwood.

Applicant: Patty Hall

Owner: HALL, LEWIS D & PATRICIA A0

It was moved by Commissioner Santochi and seconded by Commissioner Williams 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. Voting Yea: Williams, Santochi, Posey, Diede, Dar.

- c. PA 230121 - Raven Gokce - 39 Van Buren - Replace Inappropriate Front Door

It was moved by Commissioner Santochi and seconded by Commissioner Dar 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. Voting Yea: Williams, Santochi, Posey, Diede, Dar.

9. Items from Citizens not on Agenda

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

Sorry I couldn't find any staff information for the Economic Development or Historic Preservation staff members who were at the meeting.

Members from Hot Springs Economic Development and Hot Springs Historic Preservation attended in hopes of identifying to aid them in restoring sandstone structures throughout Hot Springs, the city's two sandstone staircases, as well as, raising of the river channel wall from 18" to 42", that is built from leftover sandstone. The members noted that much of the sandstone found in Deadwood came from the quarries near Hot Springs.

Mr. Kuchenbecker gave several options for the delegation from Hot Springs to look into as well as applying for the Outside of Deadwood grant.

10. Staff Report

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

a. West River History Conference October 4-6, 2023, Lead, SD

Mr. Kuchenbecker stated the City will be covering transportation and registration for all Commissioners interested in attending the Conference on October 4th & 5th, 2023 in Lead, SD.

Excavation of Sherman Street parking lot exposed the foundation walls of the Deadwood Roundhouse, which was constructed in 1895.

FEMA Whitewood Creek project is scheduled to begin October 2023.

Beginning the week of September 18th, the Broadway Alley Retaining Wall project will begin.

Ghost Mural Projects for Summer of 2023 have been completed. Staff are reviewing possible murals the the Summer of 2024.

Alternative school in Sheridan, WY has requested the use of Archive's traveling exhibit about Mt. Moriah. Possibilities of transportation of exhibit to Sheridan are being considered at this time.

Outside Deadwood grant application was received from Interior, SD for restoration work needed on a local church. The initial request was for restoration of stained glass windows. Historic Preservation staff recommended additional work on the siding. A separate church has since purchased the building. The new owner will be completing a new application in the future.

Zoning update

Apply for state water plan

Trailhead update

11. Committee Reports

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

Commissioner Deide congratulated Mr. Kuchenbecker on his Facebook video regarding the Roundhouse excavation. Mr Kuchenbecker stated that there were 1,500 views within the first 24 hours following the post on Historic Preservation's page.

Commissioner Dar informed the Commission that the Flea Market is done for the year. It was a huge success. She also thanked Mr. Santochi for his help in setting up the vendor canopies each week.

12. Adjournment

The Historic Preservation Commission Meeting adjourned at 4:51 p.m.

13.

Note: 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 regularly scheduled Historic Preservation Commission Meeting.