



Historic Preservation Commission Meeting Agenda

Wednesday, May 24, 2023 at 4:00 PM

City Hall, 102 Sherman Street, Deadwood, SD 57732

1. **Call Meeting to Order**
2. **Roll Call**
3. **Approval of Minutes**
 - a. HPC Minutes 5/10/23
4. **Voucher Approvals**
 - a. HP Operating Vouchers
 - b. HP Revolving Vouchers
5. **HP Programs and Revolving Loan Program**
 - a. Approve satisfaction of grant(s) for Bonnie Fosso at 170 Pleasant
 - b. Historic Preservation Loan Request
Nancy Fairbairn - 57 Forest - Multiple Loan Requests
6. **Old or General Business**
 - a. Lee Thompson - 47 Forest - Discussion of Retaining Wall Constructed in 2009
 - b. Renew grant software subscription with Foundant Technologies 2023/2024 in the amount of \$10,800.00 to be paid out of the Professional Services Revolving Loan line item.
7. **New Matters Before the Deadwood Historic District Commission**
 - a. COA 230041 - Todd Weber - 621 Main - Make adjustment to height of store front
 - b. COA 230044 - Optima, LLC - 372 Main - Install Trash Chute on Building Exterior
 - c. COA 230045 - Joel Livengood - 732 Main - Replace fence and construct boardwalk
 - d. COA 230046 - Joel Livingood - 732 Main - Garage Facade
8. **New Matters Before the Deadwood Historic Preservation Commission**
 - a. PA 230040 - Pete Curry/Teresa Hamilton - 458 Williams - Install Fencing
 - b. PA 230042 - Raul Ponce de Leon - 10 Denver - Repair Foundation
 - c. PA 230043 - Tessa Allen - 160 Charles - Replace front porch windows and laundry room window
9. **Items from Citizens not on Agenda**
(Items considered but no action will be taken at this time.)

10. **Staff Report**

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

[a.](#) Fassbender Collection Newsletter 2023 First quarter

11. **Committee Reports**

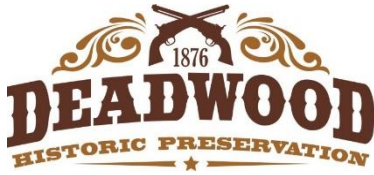
(Items considered but no action will be taken at this time.)

12. **Adjournment**

a. Executive Session for Legal Matters per SDCL1-25-2 (3) w/ possible action

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.

Please practice the CDC's social distancing recommendations



Historic Preservation Commission Meeting Minutes

Wednesday, May 10, 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 May 10, 2023 at 4:00 p.m.

2. Roll Call

PRESENT

HP Commission Chair Bev Posey

HP Commission Vice Chair Leo Diede

HP Commissioner Trevor Santochi

HP Commissioner Jill Weber

HP Commissioner Tony Williams

HP Commissioner Vicki Dar

City Commissioner Charlie Struble-Mook

ABSENT

HP Commission 2nd Vice Chair Robin Carmody

STAFF PRESENT

Kevin Kuchenbecker, Historic Preservation Officer (by Zoom)

Bonny Anfinson, Program Coordinator

Mike Walker, Director, Neighborworks

3. Approval of Minutes

a. April 26 Meeting Minutes

It was moved by Commissioner Santochi and seconded by Commissioner Williams to approve the minutes of the April 26, 2023 meeting. Voting Yea: Williams, Santochi, Posey, Weber, Diede, Dar.

4. Voucher Approvals

a. HP Operating Vouchers

It was moved by Commissioner Williams and seconded by Commissioner Weber to approve the HP Operating Vouchers in the amount of \$26,757.69. Voting Yea: Williams, Santochi, Posey, Weber, Diede, Dar.

b. HP Grant Vouchers

It was moved by Commissioner Williams and seconded by Commissioner Santochi to approve the HP Grant Vouchers in the amount of \$11,962.78. Voting Yea: Williams, Santochi, Posey, Weber, Diede, Dar.

- c. HP Revolving Vouchers

It was moved by Commissioner Weber and seconded by Commissioner Santochi to approve the HP Revolving Vouchers in the amount of \$28,095.60. Voting Yea: Williams, Santochi, Posey, Weber, Diede, Dar.

5. HP Programs and Revolving Loan Program

- a. Revolving Loan Requests

Kevin Bloom - 17 Filmore - Extension Request
 Rick Ensminger - 130 Charles - Extension Request
 Jacqueline Richerson - 66 Taylor Ave. - Extension Request
 Dorene Steinlicht - 42 Washington - Request to Forgive

It was moved by Commissioner Weber and seconded by Commissioner Dar to approve the revolving loan requests for Ken Bloom, 17 Filmore, Extension Request; Rick Ensminger, 130 Charles, Extension Request; Jacqueline Richerson, 66 Taylor Ave., Extension Request; Dorene Steinlicht, 42 Washington, Request to Forgive. Voting Yea: Williams, Santochi, Posey, Weber, Diede, Dar.

- b. Accept Nick Drummond into Foundation Grant – 18 Denver Ave.

Ms. Anfinson stated Nick Drummond, 18 Denver Avenue, is requesting acceptance into the Foundation Grant. The property is currently in the Siding and Wood Windows and Doors Program. The applicant will also be applying for the Revolving Loan Program to cover the additional costs. The Loan Committee has reviewed this request and recommend approval. ***It was moved by Commissioner Dar and seconded by Commissioner Weber to accept Nick Drummond, 18 Denver into the Foundation Grant Program. Voting Yea: Williams, Santochi, Posey, Weber, Diede, Dar.***

6. Old or General Business

- a. Permission to enter into contract with Caleb Sher of Yiddish Book Center to transliterate text of emphemra from Yiddish to English at a cost not to exceed \$1,000.00 to be paid from HP Archives line item.

It was moved by Commissioner Diede and seconded by Commissioner Weber to recommend to the City Commission to enter into a contract with Caleb Sher, Yiddish Book Center, to translate the Yiddish papers into English at a cost not to exceed \$1,000.00 to be paid out of the HP Archives line item. Voting Yea: Williams, Santochi, Posey, Weber, Diede, Dar.

- b. Not-For-Profit Grant Requestfor \$8,472.63 for repairs on Deadwood Elks Lodge #508

Ms. Anfinson stated the Projects Committee reviewed this request but because of concerns with the work being completed three months before the grant application, this project was not an emergency repair, a building permit was not secured for the project and did the work meet building code requirements. Based on this information the Projects Committee recommend denying the grant request. The

Commission will move to approve or deny the grant request. ***It was moved by Commissioner Williams and seconded by Commissioner Santochi to deny the Not-for-Profit Grant request for the Deadwood Elks Lodge #508 in the amount of \$8,472.63. Voting Yea: Williams, Santochi, Posey, Weber, Diede, Dar.***

7. New Matters Before the Deadwood Historic District Commission

- a. COA 230032 - Northern Hills Alliance - 753 Main - Exterior Repairs

Ms. Anfinson stated the applicant has submitted an application for a Certificate of Appropriateness at 753 Main a non-contributing structure located in the Upper Main Deadwood City Planning Unit. The applicant is requesting permission to repair brick and stucco and once complete paint stucco. 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. ***It was moved by Commissioner Santochi and seconded by Commissioner Weber 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. Voting Yea: Williams, Santochi, Posey, Weber, Diede, Dar.***

8. New Matters Before the Deadwood Historic Preservation Commission

- a. PA 230030 - Nick Drummond - 18 Denver - Repair Foundation/Replace Exterior Stairs

Ms. Anfinson stated the applicant has submitted an application for work at 18 Denver Ave, a contributing structure located in the City Creek Planning Unit. The applicant is requesting permission to stabilize the foundation of the structure. Replace the current stairs with wooden stairs and add a small landing halfway up for safety. The applicant is currently in the Siding and Windows and Doors grant programs. The applicant will be stabilizing the foundation to keep the structure from moving any further and installing a French drain system. 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. ***It was moved by Commissioner Santochi and seconded by Commissioner Diede 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, Weber, Diede, Dar.***

- b. PA 230031 - Noel Fairbairn - 57 Forest - Replace Incorrect Windows/Doors/Siding

Ms. Anfinson stated the applicant has submitted an application for work at 57 Forest, a non-contributing structure located in the Forest Hill Planning Unit. The applicant is requesting permission to replace incorrect windows back to the original

double hung wood windows, replace three front doors and storm doors with wood; replace current aluminum front siding with correct period flat board siding and paint. Repair/replace foundation, retaining walls in front and back, repair stairs and patio. Staff will need to coordinate with the applicant throughout the project to ensure it meets the guidelines and standards of the programs. This project could start the reversal of the inappropriate alterations to these resources. 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. ***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, Weber, Diede, Dar.***

9. Items from Citizens not on Agenda

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

10. Staff Report

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

Mr. Kuchenbecker stated he is in Pierre attending Code Enforcement Training. The speaker this morning discussed vacation rentals and complimented Deadwood for their efforts with short term rentals.

Open bids last Monday. The Days of 76 VIP Concession Stand Project, 5 Harrison retaining wall and the Broadway Street retaining wall. It is still not a good climate for bidding. The bid for 5 Harrison was rejected for the second time. The retaining wall holding up Broadway is considered an emergency. There was only one bidder. If we don't do something there we will lose Broadway Street. The recommendation from staff is to award the project. The Days of 76 Restroom and Concession project had three bidders and the low bid was 1.2 million. Staff recommends rejecting the bids. We are out for bid right now with the FEMA project. We have federal funding at 80%. The 6.5 million project is likely to come in over 10 million.

Erica Merchant, who is doing the ghost mural on the Adams Block, stated the mural needs to have some additional cleaning before it can be painted due to construction going on in the building. This occurred after she did her initial bid. To expedite the project this will be on the City Commission agenda for Monday and we just need a verbal approval. We are also working on restoring the sidewalk basement glass on this building. Will be working with SHPO for recommendations.

11. Committee Reports

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

Commissioner Dar stated May 25 is the plant swap from 4:00-6:00 p.m. The Farmer's Market starts June 23 at Gordan Park.

Commissioner Santochi stated there will also be free pet licenses \$8 vaccinations during the plant swap.

Commissioner Diede stated the annual Chamber Board of Directors meeting was yesterday. Members were elected into office: Kip Mau, Louie Lelonde and Tom Koth. Kevin did a presentation as well on vacation rentals.

12. Adjournment

The Historic Preservation Commission Meeting adjourned at 4:38 p.m.

ATTEST:

Chairman, Historic Preservation Commission

Minutes by Bonny Anfinson, Program Coordinator

Historic Preservation Commission

Bill List - 2023

OPERATING ACCOUNT: Historic Preservation	
HP Operating Account Total:	\$ 185,184.17

Approved by _____ on ____/____/____
HP Chairperson

HPC	05/24/23
Batch	06/06/23

PACKET: 06186 06/06/23 - HP OPERATING -

VENDOR SET: 01 CITY OF DEADWOOD

SEQUENCE : ALPHABETIC

DUE TO/FROM ACCOUNTS SUPPRESSED

-----ID-----			GROSS	P.O. #		
POST DATE	BANK CODE	-----DESCRIPTION-----	DISCOUNT	G/L ACCOUNT	-----ACCOUNT NAME-----	DISTRIBUTION
=====						
01-1498	A & J SUPPLY					
I-2117		VIP ELEVATOR MATERIALS - RG	655.00			
6/06/2023	FNBAP	DUE: 6/06/2023 DISC: 6/06/2023		1099: N		
		VIP ELEVATOR MATERIALS - RG		215 4577-735	CAPITAL ASSETS RODEO GRO	655.00
		=== VENDOR TOTALS ===	655.00			
=====						
01-1890	ADAMS MUSEUM & HOUSE, INC.					
I-052323		ADAMS MUSEUM 2023 GEN OPERATN	95,000.00			
6/06/2023	FNBAP	DUE: 6/06/2023 DISC: 6/06/2023		1099: N		
		ADAMS MUSEUM 2023 GEN OPERATNG		215 4573-305	HIST. INTERP. AM COLLECT	95,000.00
		=== VENDOR TOTALS ===	95,000.00			
=====						
01-5101	BITTING, JEFF					
I-052223		STAGE RUN BC REIMBURSEMENT	30.10			
6/06/2023	FNBAP	DUE: 6/06/2023 DISC: 6/06/2023		1099: N		
		STAGE RUN BC REIMBURSEMENT		215 4576-630	PROFES. SERV. NEIGHBORH.	30.10
		=== VENDOR TOTALS ===	30.10			
=====						
01-3314	CENTURY BUSINESS PRODUCTS, INC					
I-675998		ARCHIVE CONTRACT 4/9/23-5/8/2	61.01			
6/06/2023	FNBAP	DUE: 6/06/2023 DISC: 6/06/2023		1099: N		
		ARCHIVE CONTRACT 4/9/23-5/8/23		215 4573-335	HIST. INTERP. ARCHIVE DE	61.01
I-675999		HP/PZ CONTRACT 4/6/23-5/8/23	301.42			
6/06/2023	FNBAP	DUE: 6/06/2023 DISC: 6/06/2023		1099: N		
		HP/PZ CONTRACT 4/6/23-5/8/23		215 4641-422	PROFESSIONAL SERVICES	100.48
		HP/PZ CONTRACT 4/6/23-5/8/23		101 4640-422	PROFESSIONAL SERVICES	100.47
		HP/PZ CONTRACT 4/6/23-5/8/23		101 4310-426	SUPPLIES	50.23
		HP/PZ CONTRACT 4/6/23-5/8/23		101 4310-426	SUPPLIES	50.24
I-677280		HP/PZ PLOTTER 2/9/23-5/8-23	191.95			
6/06/2023	FNBAP	DUE: 6/06/2023 DISC: 6/06/2023		1099: N		
		HP/PZ PLOTTER 2/9/23-5/8-23		215 4641-422	PROFESSIONAL SERVICES	95.98
		HP/PZ PLOTTER 2/9/23-5/8-23		101 4640-422	PROFESSIONAL SERVICES	95.97
		=== VENDOR TOTALS ===	554.38			

PACKET: 06186 06/06/23 - HP OPERATING -

VENDOR SET: 01 CITY OF DEADWOOD

SEQUENCE : ALPHABETIC

DUE TO/FROM ACCOUNTS SUPPRESSED

-----ID-----			GROSS	P.O. #		
POST DATE	BANK CODE	-----DESCRIPTION-----	DISCOUNT	G/L ACCOUNT	-----ACCOUNT NAME-----	DISTRIBUTION
=====						
01-0951	DEADWOOD ALIVE					
I-1400-23		MAY 2023	20,000.00			
6/06/2023	FNBAP	DUE: 6/06/2023 DISC: 6/06/2023		1099: N		
		MAY 2023		215 4573-345	HIST. INTERP. LIVING HIS	20,000.00
=== VENDOR TOTALS ===			20,000.00			

=====						
01-0475	DEADWOOD CHAMBER & VISITORS BU					
I-051923HP		BILL LIST FOR MAY 24. 2023	56,093.22			
6/06/2023	FNBAP	DUE: 6/06/2023 DISC: 6/06/2023		1099: N		
		HPC MARKETING		215 4572-210	VISITOR MGMT MARKETING	56,093.22
=== VENDOR TOTALS ===			56,093.22			

=====						
01-5069	MICROSOFT					
I-G022744639		AZURE SUPPORT 4/1/23-4/30/23	738.09			
6/06/2023	FNBAP	DUE: 6/06/2023 DISC: 6/06/2023		1099: N		
		AZURE SUPPORT 4/1/23-4/30/23		607 4580-422	PROFESSIONAL SERVICES	246.03
		AZURE SUPPORT 4/1/23-4/30/23		610 4361-422	PROFESSIONAL SERVICES	246.03
		AZURE SUPPORT 4/1/23-4/30/23		215 4641-422	PROFESSIONAL SERVICES	246.03
=== VENDOR TOTALS ===			738.09			

=====						
01-3060	QUIK SIGNS					
I-41200		2 - REPLACEMENT BLVD BANNERS	214.40			
6/06/2023	FNBAP	DUE: 6/06/2023 DISC: 6/06/2023		1099: N		
		2 - REPLACEMENT BLVD BANNERS		215 4572-235	VISITOR MGMT ADVOCATE	214.40
=== VENDOR TOTALS ===			214.40			

=====						
01-4877	SCHLOSSER CONSTRUCTION & FOUND					
I-030823		RET WALL PRG-318 WILLIAMS-STE	8,670.00			
6/06/2023	FNBAP	DUE: 6/06/2023 DISC: 6/06/2023		1099: N		
		RET WALL PRG-318 WILLIAMS-STER		215 4575-515	GRANT/LOAN RETAINING WAL	8,670.00
=== VENDOR TOTALS ===			8,670.00			

=====						
01-4491	SD SCHOOL OF MINES & TECHNOLOG					
I-052423		CODY ROGERS - HP SCHOLARSHIP	1,000.00			
6/06/2023	FNBAP	DUE: 6/06/2023 DISC: 6/06/2023		1099: N		
		CODY ROGERS - HP SCHOLARSHIP		215 4573-380	HIST. INTERP. SCHOLARSHI	1,000.00
=== VENDOR TOTALS ===			1,000.00			

PACKET: 06186 06/06/23 - HP OPERATING -

VENDOR SET: 01 CITY OF DEADWOOD

SEQUENCE : ALPHABETIC

DUE TO/FROM ACCOUNTS SUPPRESSED

-----ID-----			GROSS	P.O. #		
POST DATE	BANK CODE	-----DESCRIPTION-----	DISCOUNT	G/L ACCOUNT	-----ACCOUNT NAME-----	DISTRIBUTION
=====						
01-2014	TOMS, DON					
I-LEDGER PROJECT 524		1908 AGG & MINERAL BOOK 2	600.00			
6/06/2023	FNBAP	DUE: 6/06/2023 DISC: 6/06/2023		1099: Y		
		1908 AGG & MINERAL BOOK 2		215 4573-335	HIST. INTERP. ARCHIVE DE	600.00
		=== VENDOR TOTALS ===	600.00			
=====						
01-0578	TWIN CITY HARDWARE & LUMBER					
I-2305-24393		PAMOLIVE ACETONE - ARCHIVES	11.48			
6/06/2023	FNBAP	DUE: 6/06/2023 DISC: 6/06/2023		1099: N		
		PAMOLIVE ACETONE - ARCHIVES		215 4573-335	HIST. INTERP. ARCHIVE DE	11.48
		=== VENDOR TOTALS ===	11.48			
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01-5102	UNIVERSITY OF DENVER					
I-052423		JAGGER LIVENGOOD-HP SCHOLARSH	1,000.00			
6/06/2023	FNBAP	DUE: 6/06/2023 DISC: 6/06/2023		1099: N		
		JAGGER LIVENGOOD-HP SCHOLARSH		215 4573-380	HIST. INTERP. SCHOLARSHI	1,000.00
		=== VENDOR TOTALS ===	1,000.00			
=====						
01-1705	VANWAY TROPHY					
I-113579		HPC PLAQUE - JILL WEBER	117.50			
6/06/2023	FNBAP	DUE: 6/06/2023 DISC: 6/06/2023		1099: N		
		HPC PLAQUE - JILL WEBER		215 4641-426	SUPPLIES	117.50
		=== VENDOR TOTALS ===	117.50			
=====						
01-1594	WESTERN DAKOTA TECH					
I-052423		EMILY THOMAS - HP SCHOLARSHIP	500.00			
6/06/2023	FNBAP	DUE: 6/06/2023 DISC: 6/06/2023		1099: N		
		EMILY THOMAS - HP SCHOLARSHIP		215 4573-380	HIST. INTERP. SCHOLARSHI	500.00
		=== VENDOR TOTALS ===	500.00			
		=== PACKET TOTALS ===	185,184.17			

PACKET: 06186 06/06/23 - HP OPERATING -

VENDOR SET: 01 CITY OF DEADWOOD

SEQUENCE : ALPHABETIC

DUE TO/FROM ACCOUNTS SUPPRESSED

** T O T A L S **

INVOICE TOTALS	185,184.17
DEBIT MEMO TOTALS	0.00
CREDIT MEMO TOTALS	0.00

BATCH TOTALS	185,184.17
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** G/L ACCOUNT TOTALS **

BANK	YEAR	ACCOUNT	NAME	AMOUNT	-----LINE ITEM-----		=====GROUP BUDGET=====	
					ANNUAL BUDGET	BUDGET OVER AVAILABLE BUDG	ANNUAL BUDGET	BUDGET OVER AVAILABLE BUDG
2023		101-2020	ACCOUNTS PAYABLE	296.91-*				
		101-4310-426	SUPPLIES	100.47	140,000		61,368.78	
		101-4640-422	PROFESSIONAL SERVICES	196.44	21,000		14,254.13	
		215-2020	ACCOUNTS PAYABLE	184,395.20-*				
		215-4572-210	VISITOR MGMT MARKETING	56,093.22	414,000		192,663.61	799,000 492,912.31
		215-4572-235	VISITOR MGMT ADVOCATE	214.40	200,000		150,034.30	799,000 548,791.13
		215-4573-305	HIST. INTERP. AM COLLECT	95,000.00	95,000		0.00	
		215-4573-335	HIST. INTERP. ARCHIVE DE	672.49	40,600		31,655.74	
		215-4573-345	HIST. INTERP. LIVING HIS	20,000.00	148,000		94,000.00	
		215-4573-380	HIST. INTERP. SCHOLARSHI	2,500.00	2,500		0.00	
		215-4575-515	GRANT/LOAN RETAINING WAL	8,670.00	500,000		489,205.00	
		215-4576-630	PROFES. SERV. NEIGHBORH.	30.10	8,000		7,912.34	
		215-4577-735	CAPITAL ASSETS RODEO GRO	655.00	75,000		74,345.00	
		215-4641-422	PROFESSIONAL SERVICES	442.49	40,000		28,235.88	
		215-4641-426	SUPPLIES	117.50	15,000		12,307.13	
		607-2020	ACCOUNTS PAYABLE	246.03-*				
		607-4580-422	PROFESSIONAL SERVICES	246.03	10,000		3,083.73- Y	
		610-2020	ACCOUNTS PAYABLE	246.03-*				
		610-4361-422	PROFESSIONAL SERVICES	246.03	32,000		20,960.10	
		999-1301	DUE FROM FUND 101	296.91 *				
		999-1306	DUE FROM FUND 215	184,395.20 *				
		999-1344	DUE FROM FUND 607	246.03 *				
		999-1345	DUE FROM FUND 610	246.03 *				
			** 2023 YEAR TOTALS	185,184.17				

5/24/2023 11:38 AM

A/P Regular Open Item Register

Section 4 Item a.

PACKET: 06186 06/06/23 - HP OPERATING -

VENDOR SET: 01 CITY OF DEADWOOD

SEQUENCE : ALPHABETIC

DUE TO/FROM ACCOUNTS SUPPRESSED

** POSTING PERIOD RECAP **

FUND	PERIOD	AMOUNT
101	6/2023	296.91
215	6/2023	184,395.20
607	6/2023	246.03
610	6/2023	246.03

NO ERRORS

NO WARNINGS

** END OF REPORT **

TOTAL ERRORS: 0 TOTAL WARNINGS: 0

5/24/2023 8:48am

HP REVOLVING LOAN FUND
A/P Invoices Report
5/1/2023 - 5/31/2023
Batch = 2

Page 1 of 1

Detail Memo	Fund	Acct	Cc1	Cc2	Cc3	Acct Description	Debit	Credit
05/2023								
Ancestor Concrete & Masonry LLC - 582023 - 5/24/2023 - 6,150.00 - Batch: 2 - Header Memo: Work Done-66 Taylor-Richerson								
Work Done-66 Taylor-Richerson	100	1201				NOTES RECEIVABLE	6,150.00	
Work Done-66 Taylor-Richerson	100	2000				ACCOUNTS PAYABLE		6,150.00
Total:							<u>6,150.00</u>	<u>6,150.00</u>
Total:							<u>6,150.00</u>	<u>6,150.00</u>
Report Total:							<u>6,150.00</u>	<u>6,150.00</u>

Deadwood HP Total Loans 4/30/2023	
Accounting Balance (Fund EZ) Loans per Balance Sheet - Acct 100-1201	This Month \$2,114,963.07
TOTAL	<u>\$ 2,114,963.07</u>
Loan Base:	This Month
Investor Trial Balance Report	\$ 2,088,011.28
	\$1,920.00 Baucom
	\$ 4,100.00 Baucom
	\$ 4,480.00 Baucom
4/26/2023 Meeting Packet	\$396.78 Dragon Belly
	\$902.70 Dragon Belly
	\$5,436.57 Bobolz
	\$9,715.74 Bobolz
TOTAL	<u>\$ 2,114,963.07</u>
	Difference \$ -

Deadwood HP Total Loans 4/30/2023	
Accounting Balance (Fund EZ) Loans per Balance Sheet	\$2,114,963.07
TOTAL	<u>\$ 2,114,963.07</u>
Loan Base:	
Pool Trial Balance Report	\$ 2,088,011.28
	\$1,920.00 Baucom
	\$ 4,100.00 Baucom
	\$ 4,480.00 Baucom
4/26/2023 Meeting Packet	\$396.78 Dragon Belly
	\$902.70 Dragon Belly
	\$5,436.57 Bobolz
	\$9,715.74 Bobolz
TOTAL	<u>\$ 2,114,963.07</u>
	Difference \$ -

5/24/2023 8:20am

HP REVOLVING LOAN FUND
Balance Sheet
As of Date: 4/30/2023

Page 1 of 1

	Current Year	Prior Year
Assets		
Current Assets		
CASH-SAVINGS	2,083,846.05	(134,593.20)
CASH-INVESTED	772,126.55	769,246.19
ACCRUED INTEREST RECEIVABLE	1,536.42	1,536.42
LATE FEES RECEIVABLE	3,986.87	3,986.87
Accounts Receivable-Haverberg	0.00	1,386,400.58
Total Current Assets	2,861,495.89	2,026,576.86
Other Assets		
NOTES RECEIVABLE	2,114,963.07	2,302,842.90
Total Other Assets	2,114,963.07	2,302,842.90
Total Assets	4,976,458.96	4,329,419.76
Liabilities & Net Assets		
Liabilities		
Current Liabilities		
Allowance for Uncollected	5,862.89	14,330.94
ACCOUNTS PAYABLE	(1,449.34)	(1,449.34)
YE Accounts Payable	1,449.34	1,449.34
Total Current Liabilities	5,862.89	14,330.94
Total Liabilities	5,862.89	14,330.94
Net Assets		
NET ASSETS	4,608,323.95	4,608,323.95
Fund Balance	56,035.78	56,035.78
NET EARNINGS(LOSS)	(1,571,493.75)	(2,227,001.00)
PRIOR YEAR EARNINGS (LOSS)	116,204.47	116,204.47
HP BUDGET	(13,474.38)	(13,474.38)
PRIOR YEAR HP BUDGET	1,775,000.00	1,775,000.00
Total Net Assets	4,970,596.07	4,315,088.82
Total Liabilities & Net Assets	4,976,458.96	4,329,419.76

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HP REVOLVING LOAN FUND
Statement of Revenue and Expense
Current Period: 4/1/2023 - 4/30/2023
Year-to-Date: 1/1/2023 - 4/30/2023

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	Current Year Current Period	Current Year Year-to-Date	Prior Year Current Period	Prior Year Year-to-Date
Revenue				
PERM LOAN INTEREST	626.58	3,378.92	960.47	3,050.66
SAVINGS INTEREST	385.58	2,344.34	297.80	1,190.75
SERVICE FEES	230.00	1,220.00	270.00	1,050.00
LATE FEES	131.08	362.16	25.00	200.00
APPLICATION FEES	0.00	2,108.97	0.00	5,388.70
CLOSING COSTS	0.00	688.96	0.00	3,022.01
Interest Income Settlement	0.00	0.00	4,638.99	18,661.35
Total Revenue	1,373.24	10,103.35	6,192.26	32,563.47
Expenses				
PROF & ADMIN FEES	3,000.00	14,069.00	3,928.75	18,072.65
CLOSING COSTS DISBURSE	511.92	1,180.92	278.97	2,368.12
Ghost Mural Grant Expense	0.00	0.00	30.00	30.00
Foundation Grant Expense	0.00	0.00	30.00	30.00
Windows Grant Expense	1,892.41	1,892.41	737.46	737.46
Elderly Grant Expense	1,443.30	1,443.30	60.00	17,641.76
Siding Grant Expense	390.26	9,716.97	30.00	30.00
Loss on asset	0.00	5,897.08	0.00	0.00
Total Expenses	7,237.89	34,199.68	5,095.18	38,909.99
Excess or (Deficiency) of Revenue Over Expenses	(5,864.65)	(24,096.33)	1,097.08	(6,346.52)

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TRIAL BALANCE: POOLS

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Range Of Investors
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Investor Loan #	Loan #	Borrower	Ln Tp	Bs Cd	Int Paid To Date	Due Date	Last Tran Date	Borrower Rate	Split Rate	Investor Rate	Service Code	Service Fee	Payment Amount	Current Pool Balance	Impound Balance	Suspense Balance
>>> INVESTOR #: HP POOL #: C0 DISTRIBUTION RATE: 0.0000 COMPUTATION: Actual/Actual																
HPC0DWDH	HPC0DWDH	Deadwood Histor	2	0	04/01/23	05/01/23	04/05/23	0.0000	No	0.0000	Curr	0.0000	416.67	22150.00	0.00	0.00
LIFE SAFETY	HPLSNGT07	Nugget Saloon L	2	0	04/01/23	05/01/23	04/06/23	0.0000	No	0.0000	Curr	0.0000	165.72	29583.83	0.00	0.00
Group Totals:													582.39	51713.83	0.00	0.00
>>> INVESTOR #: HP POOL #: CUFR DISTRIBUTION RATE: 0.0000 COMPUTATION: Actual/Actual																
HPC0UFNUC	HPC0UFNUG	Nugget Saloon,	2	0	04/01/23	05/01/23	04/06/23	0.0000	No	0.0000	Curr	0.0000	694.44	227837.36	0.00	0.00
HPCUPFLA	HPCUPFLAL	Deadwood Main,	2	0	04/01/23	05/01/23	04/05/23	0.0000	No	0.0000	Curr	0.0000	1041.67	238541.63	0.00	0.00
Group Totals:													1736.11	466378.99	0.00	0.00
>>> INVESTOR #: HP POOL #: R0 DISTRIBUTION RATE: 0.0000 COMPUTATION: Actual/Actual																
HPLSFOSSC	HPLSFOSSO	Fosso,Bonnie R	2	0	04/01/23	05/01/23	04/06/23	0.0000	No	0.0000	Curr	0.0000	69.45	20628.10	0.00	0.00
HPLSKIR	HPLSKIR	Kirkpatrick,Eli	2	0	05/01/23	06/01/23	04/12/23	0.0000	No	0.0000	Curr	0.0000	104.17	11570.00	0.00	0.00
HPLSRLPON	HPLSRLPON	Pontius,James	2	0	05/01/23	06/01/23	04/05/23	0.0000	No	0.0000	Curr	0.0000	113.04	2347.15	0.00	0.00
HPLSTHOM5	HPLSTHOM5	Thompson, Lee	2	0	04/01/23	05/01/23	04/14/23	0.0000	No	0.0000	Curr	0.0000	103.54	18759.96	0.00	0.00
HPR0SJOM	HPR0SJOM	Sjomeling,Danie	2	0	04/01/23	05/01/23	04/10/23	0.0000	No	0.0000	Curr	0.0000	136.43	14597.86	0.00	0.00
HPRLFKN1	HPRLFKN1	Knipper, Anita	2	0	05/01/23	06/01/23	04/25/23	0.0000	No	0.0000	Curr	0.0000	208.33	17291.79	0.00	0.00
HPRLF5K5	HPRLF5K5	Knox, Shanna	2	0	04/01/23	05/01/23	04/07/23	0.0000	No	0.0000	Curr	0.0000	104.17	19791.50	0.00	0.00
HPRLSWES	HPRLSWES	Westendorf, Rand	2	0	04/01/23	05/01/23	04/03/23	0.0000	No	0.0000	Curr	0.0000	166.67	12785.00	0.00	0.00
LIFE SAFETY	HPRLSBLOO	Bloom, Kevin	2	0	05/01/23	06/01/23	04/28/23	0.0000	No	0.0000	Curr	0.0000	104.17	22673.99	0.00	0.00
LIFE SFTY	HPRLSBRE	Breland, Philip	2	0	12/01/23	01/01/24	11/21/22	0.0000	No	0.0000	Curr	0.0000	416.67	19999.96	0.00	0.00
HPRLSFAS	HPRLSFAS	Fasnacht, Glenn	2	0	04/01/23	05/01/23	04/03/23	0.0000	No	0.0000	Curr	0.0000	160.55	17179.01	0.00	0.00
HPRLSHERT	HPRLSHERT	Herdl, David	2	0	04/01/23	05/01/23	03/30/23	0.0000	No	0.0000	Curr	0.0000	208.33	19166.76	0.00	0.00
LIFE SAFETY	HPRLSJNWM	Johnson, Michael	2	0	04/01/23	05/01/23	03/30/23	0.0000	No	0.0000	Curr	0.0000	138.89	24444.44	0.00	0.00
Life Sfty	HPRLSJOHN	Johnson, Joette	2	0	04/01/23	05/01/23	04/06/23	0.0000	No	0.0000	Curr	0.0000	138.89	46931.10	0.00	0.00
HPRLSRITZ	HPRLSRITZ	Ritz, Jody	2	0	05/01/23	06/01/23	04/27/23	0.0000	No	0.0000	Curr	0.0000	51.77	6274.55	0.00	0.00
LIFE SAFETY	HPRLSTHOM	Thompson li, Mar	2	0	05/01/23	06/01/23	04/07/23	0.0000	No	0.0000	Curr	0.0000	104.17	24895.83	0.00	0.00
HPRLSTHOR	HPRLSTHOR	Thoresen, Skylar	2	0	04/01/23	05/01/23	04/07/23	0.0000	No	0.0000	Curr	0.0000	31.12	1665.88	0.00	0.00
HPRLSTREN	HPRLSTREN	Trenz, Sylvia	2	0	04/01/23	05/01/23	04/03/23	0.0000	No	0.0000	Curr	0.0000	96.47	21995.79	0.00	0.00
Life SFTY	HPRLSUNDE	Underhill, Ronal	2	0	04/01/23	05/01/23	03/30/23	0.0000	No	0.0000	Curr	0.0000	104.17	22460.34	0.00	0.00
HPRLSWEB	HPRLSWEB	Weber, Todd	2	0	05/01/23	06/01/23	04/05/23	0.0000	No	0.0000	Curr	0.0000	66.43	15013.01	0.00	0.00
HPRLBUS	HPRLBUS	Bussiere, Erica	2	0	07/01/23	08/01/23	04/11/23	0.0000	No	0.0000	Curr	0.0000	60.78	5441.88	0.00	0.00

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Investor Loan #	Loan #	Borrower	Ln Tp	Bs Cd	Int Paid To Date	Due Date	Last Tran Date	Borrower Rate	Split Rate	Investor Rate	Service Code	Service Fee	Payment Amount	Current Pool Balance	Impound Balance	Suspense Balance
LIFE SAFETY	HPSLRUNG	Runge,Michael	2	0	05/01/23	06/01/23	04/18/23	0.0000	No	0.0000	Curr	0.0000	208.33	12200.00	0.00	0.00
Group Totals:													2896.54	378113.90	0.00	0.00
>>> INVESTOR #: HP POOL #: R3.0 DISTRIBUTION RATE: 0.0000 COMPUTATION: Actual/Actual																
PRESERVAT	HPRPRVJOH	Johnson,Michael	2	0	04/01/23	05/01/23	03/30/23	3.0000	No	3.0000	Curr	0.0000	172.65	24557.74	0.00	0.00
HPRPSVHOI	HPRPSVHOH	Hohn,John	2	0	04/01/23	05/01/23	03/30/23	3.0000	No	3.0000	Curr	0.0000	126.97	9092.25	0.00	0.00
PRESV 3	HPRPVUND3	Underhill,Ronal	2	0	04/01/23	05/01/23	03/30/23	3.0000	No	3.0000	Curr	0.0000	138.65	24617.35	0.00	0.00
HPRREFALL	HPRREFALL	Allen,Jesse	2	0	04/01/23	05/01/23	04/28/23	3.0000	No	3.0000	Curr	0.0000	103.56	17852.88	0.00	0.00
HPRREFGAT	HPRREFGAT	Gathmann,Naomi	2	0	04/01/23	05/01/23	04/11/23	3.0000	No	3.0000	Curr	0.0000	139.02	12782.28	0.00	0.00
Group Totals:													680.85	88902.50	0.00	0.00
>>> INVESTOR #: HP POOL #: R3.5 DISTRIBUTION RATE: 0.0000 COMPUTATION: Actual/Actual																
HPRPRSCH	HPRPRSCH	Schramm,Steven	2	0	05/01/23	06/01/23	04/07/23	3.5000	No	3.5000	Curr	0.0000	60.83	6505.85	0.00	0.00
Prsv 1	HPRPRSUN1	Underhill,Ronal	2	0	04/01/23	05/01/23	03/30/23	3.5000	No	3.5000	Curr	0.0000	144.99	23173.34	0.00	0.00
HPRPRVSJC	HPRPRVSJO	Sjomefng,Danie	2	0	04/01/23	05/01/23	04/10/23	3.5000	No	3.5000	Curr	0.0000	131.85	21866.74	0.00	0.00
Presv 2	HPRPVUN2	Underhill,Ronal	2	0	04/01/23	05/01/23	03/30/23	3.5000	No	3.5000	Curr	0.0000	144.99	23594.08	0.00	0.00
Group Totals:													482.66	75140.01	0.00	0.00
>>> INVESTOR #: HP POOL #: R4 DISTRIBUTION RATE: 0.0000 COMPUTATION: Actual/Actual																
HPLSFLOYD	HPLSFLOYD	Floyd,Dustin	2	1	04/14/23	05/01/23	04/14/23	4.0000	No	4.0000	Fixed \$	0.0000	93.46	5090.03	0.00	0.00
REFI LS	HPLSLEWIS	Lewis,Tracy	2	0	04/01/23	05/01/23	04/10/23	4.0000	No	4.0000	Curr	0.0000	113.24	21266.27	0.00	0.00
HPRLFFS47	HPRLFFS47	Fosso,Bonnie R	2	0	04/01/23	05/01/23	04/06/23	4.0000	No	4.0000	Curr	0.0000	119.29	22342.78	0.00	0.00
HPRLFLWS4	HPRLFLWS4	Lewis,Tracy	2	0	04/01/23	05/01/23	04/10/23	4.0000	No	4.0000	Curr	0.0000	26.88	4739.75	0.00	0.00
PRESV	HPRPRLFJO	Johnson,Joette	2	0	04/01/23	05/01/23	04/06/23	4.0000	No	4.0000	Curr	0.0000	119.35	24170.99	0.00	0.00
HPRRLMOR	HPRRLMORG	Morgan,Richard	2	0	04/01/23	05/01/23	03/30/23	4.0000	No	4.0000	Curr	0.0000	247.95	17449.07	0.00	0.00
Group Totals:													720.17	95058.89	0.00	0.00
>>> INVESTOR #: HP POOL #: R5 DISTRIBUTION RATE: 0.0000 COMPUTATION: Actual/Actual																
HPRLSCHMI	HPRLSCHMI	Schmidt,Mike	2	0	05/01/23	06/01/23	04/28/23	5.0000	No	5.0000	Curr	0.0000	506.82	26006.07	0.00	0.00
Group Totals:													506.82	26006.07	0.00	0.00
>>> INVESTOR #: HP POOL #: RIP POOL INFORMATION NOT SET UP																
FOUNDATIO	CHPRFNDBY	Byrne,Tiffany	11	1	01/26/22	08/01/23	02/07/22	0.0000	No	0.0000	Curr	0.0000	0.01	0.00	0.00	0.00
FOUNDATIO	CHPRFNDSM	Smith,Gordon	11	1	10/25/22	10/01/23	10/27/22	0.0000	No	0.0000	Curr	0.0000	0.01	0.00	0.00	0.00

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Investor Loan #	Loan #	Borrower	Ln Tp	Bs Cd	Int Paid To Date	Due Date	Last Tran Date	Borrower Rate	Split Rate	Investor Rate	Service Code	Service Fee	Payment Amount	Current Pool Balance	Impound Balance	Suspense Balance
Life Sfty	CHPRLSBOB	The Fht Company	11	1	03/04/22	09/01/23	03/04/22	0.0000	No	0.0000	Curr	0.0000	0.01	1017.00	0.00	0.00
LIFE SFTY	CHPRLSBY	Byrne,Tiffany	11	1	01/26/22	08/01/23	02/07/22	0.0000	No	0.0000	Curr	0.0000	0.01	0.00	0.00	0.00
RIP- LS	CHPRLSPOT	Cara Mia Lic,Ca	11	1	11/22/22	10/01/23	11/22/22	0.0000	No	0.0000	Curr	0.0000	0.01	6940.00	0.00	0.00
Life Sfty	CHPRLSRIH	Richerson,Jacqu	11	1	06/22/22	06/01/23	02/08/23	0.0000	No	0.0000	Curr	0.0000	0.01	9602.00	0.00	0.00
Life Sfty	CHPRLSSMI	Smith,Gordon	11	1	10/27/22	10/01/23	10/27/22	0.0000	No	0.0000	Curr	0.0000	0.01	891.00	0.00	0.00
FOUNDATIO	CHPRND7EM	The Fht Company	11	1	05/04/22	09/01/23	05/04/22	0.0000	No	0.0000	Curr	0.0000	0.01	9250.00	0.00	0.00
PRESERVN	CHPRPRV7E	The Fht Company	11	1	01/01/23	09/01/23	05/17/22	0.0000	No	0.0000	Curr	0.0000	0.01	10350.99	0.00	0.00
PRESERVAT	CHPRPRVCO	Paha Sapa Holdi	11	1	02/04/22	08/01/23	04/18/23	0.0000	No	0.0000	Curr	0.0000	0.01	8290.99	0.00	0.00
PRESERV	CHPRPRVRI	Richerson,Jacqu	11	1	10/27/22	11/01/23	04/18/23	0.0000	No	0.0000	Curr	0.0000	0.01	11502.43	0.00	0.00
RIP- Presv	CHPRPSVP	Cara Mia Lic,Ca	11	1	09/28/21	10/01/23	11/22/22	0.0000	No	0.0000	Curr	0.0000	0.01	24099.56	0.00	0.00
PRESERVAT	CHPRPVBYR	Byrne,Tiffany	11	1	02/07/22	08/01/23	02/07/22	0.0000	No	0.0000	Curr	0.0000	0.01	2300.67	0.00	0.00
RW Payable	CHPRRW0ER	Emrick Real Est	11	1	08/22/22	07/01/23	08/22/22	0.0000	No	0.0000	Curr	0.0000	0.01	2368.69	0.00	0.00
SIDING	CHPRSIDBY	Byrne,Tiffany	11	1	01/26/22	08/01/23	02/07/22	0.0000	No	0.0000	Curr	0.0000	0.01	0.00	0.00	0.00
VAC HOME	CHPRVACBO	The Fht Company	11	1	05/17/22	09/01/23	05/17/22	0.0000	No	0.0000	Curr	0.0000	0.01	5120.00	0.00	0.00
VACANT HM	CHPRVACBY	Byrne,Tiffany	11	1	04/19/22	08/01/23	04/19/22	0.0000	No	0.0000	Curr	0.0000	0.01	2958.80	0.00	0.00
WINDOWS	CHPRWIN7E	The Fht Company	11	1	03/02/22	09/01/23	03/04/22	0.0000	No	0.0000	Curr	0.0000	0.01	0.00	0.00	0.00
WINDOWS	CHPRWINBL	Blair,Christoph	11	1	01/20/22	08/01/23	02/07/22	0.0000	No	0.0000	Curr	0.0000	0.01	0.00	0.00	0.00
WINDOWS	CHPRWINBY	Byrne,Tiffany	11	1	01/26/22	08/01/23	02/07/22	0.0000	No	0.0000	Curr	0.0000	0.01	0.00	0.00	0.00
WINDOWS	CHPRWINCO	Paha Sapa Holdi	11	1	07/06/22	08/01/23	04/18/23	0.0000	No	0.0000	Curr	0.0000	0.01	11400.00	0.00	0.00
WINDOW	CHPRWINHO	Hohn,John	11	1	12/05/22	12/01/23	12/22/22	0.0000	No	0.0000	Curr	0.0000	0.01	0.00	0.00	0.00
WINDOWS	CHPRWINPO	Cara Mia Lic,Ca	11	1	07/19/22	08/01/23	01/04/23	0.0000	No	0.0000	Curr	0.0000	0.01	7237.90	0.00	0.00
Siding	CHPSIDBRE	Breland,Philip	11	1	10/06/22	10/01/23	10/05/22	0.0000	No	0.0000	Curr	0.0000	0.01	0.00	0.00	0.00
Windows	CHPWINBRE	Breland,Philip	11	1	10/06/22	10/01/23	10/05/22	0.0000	No	0.0000	Curr	0.0000	0.01	0.00	0.00	0.00
WIN DOOR	CHPWUNUN	Underhill,Ronal	11	1	08/19/20	08/01/23	08/20/20	0.0000	No	0.0000	Curr	0.0000	0.01	0.00	0.00	0.00
LIFE SAFTY	HCHPLSCOU	Paha Sapa Holdi	11	1	09/21/22	08/01/23	04/18/23	0.0000	No	0.0000	Curr	0.0000	0.01	25000.00	0.00	0.00
LIFE SAFTY	HPRLSDRAG	Dragon Belly, L	11	1	12/02/22	11/01/23	12/21/22	0.0000	No	0.0000	Curr	0.0000	0.01	2806.84	0.00	0.00

Group Totals: 0.28 141136.87 0.00 0.00

>>> INVESTOR #: HP POOL #: RIP-R DISTRIBUTION RATE: 0.0000 COMPUTATION: Actual/Actual

WIN 770	CHPRW1770	Dragon Belly, L	11	1	03/08/23	02/01/24	03/08/23	0.0000	No	0.0000	Curr	0.0000	0.01	1111.18	0.00	0.00
WIN 772	CHPRW1772	Dragon Belly, L	11	1	02/08/23	02/01/24	02/09/23	0.0000	No	0.0000	Curr	0.0000	0.01	0.00	0.00	0.00

Group Totals: 0.02 1111.18 0.00 0.00

>>> INVESTOR #: HP POOL #: RRW0 DISTRIBUTION RATE: 0.0000 COMPUTATION: Actual/Actual

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HPRRW0MIK	HPRRW0MIK	Mikla,Christine	2	0	05/01/23	06/01/23	04/21/23	0.0000	No	0.0000	Curr	0.0000	164.59	34334.17	0.00	0.00
RW PAYABLE	HPRRW0WE	Owens,Tracy	2	0	04/01/23	05/01/23	04/06/23	0.0000	No	0.0000	Curr	0.0000	118.98	28078.68	0.00	0.00
HPRWCOOM	HPRWCOOM0	Coomes,Tim	2	0	03/01/23	04/01/23	02/06/23	0.0000	No	0.0000	Curr	0.0000	146.44	10543.30	0.00	0.00
HPRWOLSN!	HPRWOLSN5	Olson,Steven	2	0	04/01/23	05/01/23	04/13/23	0.0000	No	0.0000	Curr	0.0000	41.37	7505.02	0.00	0.00
RW Payable	HPRWOREAU	Reausaw,Bernie	2	0	06/01/23	07/01/23	04/10/23	0.0000	No	0.0000	Curr	0.0000	740.68	20739.21	0.00	0.00
RW PAYABLE	HPRWPGASR	Gaspar Iii,Jose	2	0	05/01/23	06/01/23	04/26/23	0.0000	No	0.0000	Curr	0.0000	252.24	17152.33	0.00	0.00
RW PAYABLE	HPRWPPWEB	Weber,Todd	2	0	04/01/23	05/01/23	04/05/23	0.0000	No	0.0000	Curr	0.0000	161.58	14219.35	0.00	0.00
Group Totals:													1625.88	132572.06	0.00	0.00
>>> INVESTOR #: HP POOL #: RRW4 DISTRIBUTION RATE: 0.0000 COMPUTATION: Actual/Actual																
HPRWSWAN	HPRWSWAN2	Swanoy,David	2	0	04/01/23	05/01/23	04/07/23	4.0000	No	4.0000	Curr	0.0000	60.22	11399.70	0.00	0.00
Group Totals:													60.22	11399.70	0.00	0.00
>>> INVESTOR #: HP POOL #: RRW5 DISTRIBUTION RATE: 0.0000 COMPUTATION: Actual/Actual																
CLIENT RW	HPRWBOB05	Bobolz,Lance	2	0	04/01/23	05/01/23	04/12/23	5.0000	No	5.0000	Curr	0.0000	116.04	14080.62	0.00	0.00
Group Totals:													116.04	14080.62	0.00	0.00
>>> INVESTOR #: HP POOL #: RSFND DISTRIBUTION RATE: 0.0000 COMPUTATION: Actual/Actual																
HPCFNDKNI	HPCFNDKNI	Knipper,Anita	2	0	11/07/19	11/07/29	11/07/19	0.0000	No	0.0000	Curr	0.0000	0.00	9970.52	0.00	0.00
HPFND771	HPFND770	Dragon Belly LI	2	0	03/17/20	03/01/30	03/18/20	0.0000	No	0.0000	Curr	0.0000	0.00	9461.50	0.00	0.00
HPFND772	HPFND772	Dragon Belly LI	2	0	03/17/20	03/01/30	03/18/20	0.0000	No	0.0000	Curr	0.0000	0.00	9817.75	0.00	0.00
HPFNDHILL	HPFNDHILL	Hills Partnersh	2	0	12/30/19	11/30/29	01/29/20	0.0000	No	0.0000	Curr	0.0000	0.00	8250.95	0.00	0.00
Foundation	HPFNDPOT	Cara Mia, Llc,C	2	0	10/24/22	10/01/32	10/27/22	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
FOUNDATIO	HPRFNDBOB	The Fhe Company	2	0	11/30/32	12/01/32	12/02/22	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
FOUNDATIO	HPRFNDBRE	Breland,Philip	2	0	11/11/22	11/01/32	11/11/22	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
FOUNDATIO	HPRFNDBUS	Bussiere,Erica	2	0	12/24/20	01/01/31	12/24/20	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
HPRFNDHO	HPRFNDHOH	Hohn,John	2	0	10/23/22	11/01/32	10/24/22	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
FOUNDATIO	HPRFNDJOH	Johnson,Michael	2	0	11/18/22	11/01/32	11/18/22	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
Foundation	HPRFNDMUN	Munce,,Jeffrey	2	0	12/28/20	12/01/30	12/29/20	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
FOUNDATIO	HPRFNDUND	Underhill,Ronal	2	0	03/09/21	03/01/31	03/09/21	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
Group Totals:													0.00	117500.72	0.00	0.00
>>> INVESTOR #: HP POOL #: RSPE DISTRIBUTION RATE: 0.0000 COMPUTATION: Actual/Actual																
CHPSNEBR	CHPSNEBRG	Berg,Tim	11	1	11/18/15	11/12/25	12/31/18	0.0000	No	0.0000	Curr	0.0000	0.01	5691.42	0.00	0.00

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Investor Loan #	Loan #	Borrower	Ln Tp	Bs Cd	Int Paid To Date	Due Date	Last Tran Date	Borrower Rate	Split Rate	Investor Rate	Service Code	Service Fee	Payment Amount	Current Pool Balance	Impound Balance	Suspense Balance
CHPSNEMIT	CHPSNEMIT	Mitchell,George	11	1	04/22/13	08/30/23	09/19/13	0.0000	No	0.0000	Curr	0.0000	0.01	10000.00	0.00	0.00
CHPSNEWO	CHPSNEWO	Wood,George F.	11	1	02/06/14	01/30/24	04/01/14	0.0000	No	0.0000	Curr	0.0000	0.01	7155.88	0.00	0.00
CHPSNSTEO	CHPSNSTEO	Steinlicht,Dore	11	1	06/17/13	06/17/23	06/12/13	0.0000	No	0.0000	Curr	0.0000	0.00	5581.23	0.00	0.00
CHPSPEJJO	CHPSPEJJO	Sjomeling,Rober	11	1	06/19/14	03/21/24	07/24/14	0.0000	No	0.0000	Curr	0.0000	0.01	10000.00	0.00	0.00
HP SNE	HPSNEWHTO	White,V. Caroly	2	0	07/01/17	06/01/27	06/15/17	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
Group Totals:													0.04	48408.53	0.00	0.00

>>> INVESTOR #: HP POOL #: RSSID DISTRIBUTION RATE: 0.0000 COMPUTATION: Actual/Actual

CHPSIDCOO	CHPSIDCOO	Coomes,Tim	11	1	03/13/14	02/24/24	05/04/21	0.0000	No	0.0000	Curr	0.0000	0.01	10000.00	0.00	0.00
CHPSIDENG	CHPSIDENG	Ensminger,Rick	11	1	05/24/13	05/24/23	06/20/13	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
CHPSIDJLS	CHPSIDJLS	Julius,Thomas	11	1	08/16/16	09/09/25	01/31/18	0.0000	No	0.0000	Curr	0.0000	0.01	2937.88	0.00	0.00
CHPSIDLW0	CHPSIDLW0	Lewis,Tracy	2	0	03/20/17	03/01/27	04/01/17	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
CHPSIDSHP	CHPSIDSHP	Shepherd,Lanny	11	1	11/18/15	10/30/25	12/31/18	0.0000	No	0.0000	Curr	0.0000	0.01	6997.50	0.00	0.00
CHPSIDWRT	CHPSIDWRT	Wright,Alan	11	1	04/08/15	09/17/24	08/06/15	0.0000	No	0.0000	Curr	0.0000	0.01	10000.00	0.00	0.00
SIDING	HPRSID106	Oberlander,Bruc	2	0	10/22/20	10/01/30	10/23/20	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
HPRSIDANT	HPRSIDANT	Antrim,James	2	0	07/02/21	06/01/31	07/02/21	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
SIDING	HPRSIDBL0	Bloom,Kevin	2	0	10/23/20	10/01/30	10/23/20	0.0000	No	0.0000	Curr	0.0000	0.00	5834.70	0.00	0.00
SIDING	HPRSIDCOU	Paha Sapa Holdi	2	0	03/07/23	04/01/33	03/21/23	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
SIDING	HPRSIDJOH	Johnson,Michael	2	0	11/18/22	11/01/32	11/18/22	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
SIDING	HPRSIDUND	Underhill,Ronal	2	0	10/17/22	11/01/32	10/24/22	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
HPSID770	HPSID700	Dragon Belly, L	2	0	03/24/20	03/01/30	03/23/20	0.0000	No	0.0000	Curr	0.0000	0.00	3331.80	0.00	0.00
HPSIDKNI	HPSIDKNI	Knipper,Anita	2	0	11/07/19	11/07/29	11/07/19	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
HPSIDSMTO	HPSIDSMTO	Smith,Edwin	11	1	11/25/16	12/01/26	12/20/16	0.0000	No	0.0000	Curr	0.0000	0.01	10000.00	0.00	0.00
HP SIDING	HPSIDWHTO	White,V. Caroly	2	0	07/01/17	06/01/27	06/15/17	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
Group Totals:													0.05	139101.88	0.00	0.00

>>> INVESTOR #: HP POOL #: RSWIN DISTRIBUTION RATE: 0.0000 COMPUTATION: Actual/Actual

CHPWINJL2	CHPWINJL2	Julius,Thomas	11	1	08/02/16	04/27/26	09/28/17	0.0000	No	0.0000	Curr	0.0000	0.01	15066.88	0.00	0.00
CHPWINLW0	CHPWINLW0	Lewis,Tracy	2	0	03/17/17	03/01/27	04/01/17	0.0000	No	0.0000	Curr	0.0000	0.00	8268.42	0.00	0.00
CHPWINMR	CHPWINMRS	Morris,Wayne	11	1	08/28/15	08/26/25	12/31/18	0.0000	No	0.0000	Curr	0.0000	0.01	4536.00	0.00	0.00
CHPWINSHF	CHPWINSHP	Shepherd,Lanny	11	1	12/23/15	10/30/25	12/31/18	0.0000	No	0.0000	Curr	0.0000	0.01	2940.00	0.00	0.00
HPCWINKNI	HPCWINKNI	Knipper,Anita	2	0	11/07/19	11/07/29	11/07/19	0.0000	No	0.0000	Curr	0.0000	0.00	20000.00	0.00	0.00
WINDOW	HPRWIN106	Oberlander,Bruc	2	0	10/22/20	10/01/30	10/23/20	0.0000	No	0.0000	Curr	0.0000	0.00	3200.00	0.00	0.00
HPRWINANT	HPRWINANT	Antrim,James	2	0	07/01/21	06/01/31	07/02/21	0.0000	No	0.0000	Curr	0.0000	0.00	20000.00	0.00	0.00

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WINDOWS	HPRWINJOH	Johnson,Michael	2	0	11/18/22	11/01/32	11/18/22	0.0000	No	0.0000	Curr	0.0000	0.00	16800.00	0.00	0.00
Windows	HPRWINMUN	Munce,Jeffrey	2	0	12/28/20	12/01/30	12/28/20	0.0000	No	0.0000	Curr	0.0000	0.00	19850.00	0.00	0.00
HPWIN772	HPWIN772	Dragon Belly LI	2	0	03/17/20	03/01/30	03/18/20	0.0000	No	0.0000	Curr	0.0000	0.00	6660.40	0.00	0.00
HPWINBOBO	HPWINBOBO	The Fhe Company	2	0	05/14/20	05/01/30	05/14/20	0.0000	No	0.0000	Curr	0.0000	0.00	18000.00	0.00	0.00
HPWINHILL	HPWINHILL	Hills Partnersh	2	0	12/30/19	12/30/29	01/29/20	0.0000	No	0.0000	Curr	0.0000	0.00	751.56	0.00	0.00
HPWINKIN	HPWINKIN	Kinkler,Brian	2	0	01/17/20	02/01/30	01/17/20	0.0000	No	0.0000	Curr	0.0000	0.00	1600.00	0.00	0.00
HPWINPET	HPWINPET	Dragon Belly LI	2	0	03/17/20	03/01/30	03/18/20	0.0000	No	0.0000	Curr	0.0000	0.00	13718.64	0.00	0.00
HP WIN	HPWINREA0	Reausaw,Bernie	2	0	11/01/18	11/01/28	12/18/18	0.0000	No	0.0000	Curr	0.0000	0.00	20000.00	0.00	0.00
WIN FORG	HPWINSHAM	Shama,Larry	2	0	10/01/17	09/01/27	11/10/17	0.0000	No	0.0000	Curr	0.0000	0.00	16793.63	0.00	0.00
HPWINSMT0	HPWINSMT0	Smith,Edwin	11	1	11/25/16	12/01/26	12/20/16	0.0000	No	0.0000	Curr	0.0000	0.01	3200.00	0.00	0.00
HP WINDOW	HPWINWHT0	White,V. Caroly	2	0	07/01/17	06/01/27	06/15/17	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
Group Totals:													0.04	201385.53	0.00	0.00

>>> INVESTOR #: HP POOL #: RVAC DISTRIBUTION RATE: 0.0000 COMPUTATION: Actual/Actual

CHPVBLO0A	CHPVBLOOM	Bloom,Kevin D.	11	1	09/19/14	07/01/23	10/31/13	0.0000	No	0.0000	Curr	0.0000	0.01	10000.00	0.00	0.00
VAC HOME	HPRVACJOH	Johnson,Michael	2	0	11/18/22	11/01/32	11/18/22	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
VACANT	HPRVACPOI	Cara Mia Llc,Ca	2	0	10/24/22	10/01/32	10/27/22	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
VACANT	HPRVACTHO	Thompson li,Mar	2	0	02/13/23	02/01/33	02/13/23	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
VAC HM	HPRVACUND	Underhill,Ronal	2	0	03/09/21	03/01/31	03/09/21	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
HPRVACWEI	HPRVACWEB	Weber,Todd	2	0	07/02/21	07/01/31	07/02/21	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
VACANT LN	HPVACBIAL	Bialas,Kurt	2	0	03/01/18	03/01/28	03/05/18	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
HPVANCMJN	HPVANCMJ0	Johnson,Michael	2	0	12/01/18	12/01/28	12/12/18	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
HPVCNTBLN	HPVCNTBLM	Bloom,Christoph	2	1	08/18/16	08/18/26	10/01/16	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
HP VACANT	HPVCNWHT0	White,V. Caroly	2	0	07/01/17	06/01/27	06/15/17	0.0000	No	0.0000	Curr	0.0000	0.00	10000.00	0.00	0.00
Group Totals:													0.01	100000.00	0.00	0.00

Investor Totals: 9408.12 2088011.28 0.00 0.00

>>> INVESTOR #: HPRW POOL #: PERM DISTRIBUTION RATE: 0.0000 COMPUTATION: Actual/Actual Payr

CITY RW	CONRWBOB0	Bobolz,Lance	11	1	12/01/17	12/01/27	01/01/18	0.0000	No	0.0000	Curr	0.0000	0.01	18042.61	0.00	0.00
CONRWCOB	CONRWCOOM	Coomes,Tim	11	1	02/11/19	03/01/29	02/11/19	0.0000	No	0.0000	Curr	0.0000	0.01	67491.73	0.00	0.00
CONRWFEN	CONRWFEN0	Fenton,Kris	11	1	06/13/18	06/01/28	07/01/18	0.0000	No	0.0000	Curr	0.0000	0.01	17584.40	0.00	0.00

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CONRWMIKL	CONRWMIKL	Mikla,Christine	2	0	03/08/21	04/01/26	03/08/21	0.0000	No	0.0000	Curr	0.0000	0.00	91445.00	0.00	0.00
RW GRANT	CONRWOLSN	Olson,Steven	11	1	12/21/17	06/01/23	01/01/18	0.0000	No	0.0000	Curr	0.0000	0.01	91133.36	0.00	0.00
RW Forgiv	CONRWREAU	Reausaw,Bemie	2	0	09/24/20	10/01/30	09/24/20	0.0000	No	0.0000	Curr	0.0000	0.00	105468.23	0.00	0.00
CONRWWH-	CONRWWWHI	White,V. Caroly	11	1	09/20/16	09/20/26	09/26/16	0.0000	No	0.0000	Curr	0.0000	0.01	99073.00	0.00	0.00
CRW GRANT	CONRWWHT2	White,V. Caroly	11	1	10/18/17	11/01/27	11/08/17	0.0000	No	0.0000	Curr	0.0000	0.01	8699.04	0.00	0.00
CITY RW	HPCONBOBO	Bobolz,Lance	11	1	01/01/18	01/01/28	01/01/18	0.0000	No	0.0000	Curr	0.0000	0.01	199815.00	0.00	0.00
RW FORG	HPRRWOWE	Owens,Tracy	2	0	11/16/22	11/01/27	11/16/22	0.0000	No	0.0000	Curr	0.0000	0.00	103803.20	0.00	0.00
RW CITY	HPRWCSHEP	Shepherd,Lanny	2	0	11/13/20	10/01/30	11/13/20	0.0000	No	0.0000	Curr	0.0000	0.00	18816.85	0.00	0.00
RW FORG	HPRWFGASR	Gasper II,Jose	2	0	12/20/21	01/01/27	12/20/21	0.0000	No	0.0000	Curr	0.0000	0.00	48928.95	0.00	0.00
RW Forgiv	HPRWFWEB	Weber,Todd	2	0	08/05/20	08/01/30	08/06/20	0.0000	No	0.0000	Curr	0.0000	0.00	82607.50	0.00	0.00
Group Totals:													0.07	943708.87	0.00	0.00
>>> INVESTOR #: HPRW POOL #: RIP DISTRIBUTION RATE: 0.0000 COMPUTATION: Actual/Actual Paymer																
RW CITY	CHPRRWCEM	Emrick Real Est	11	1	08/23/22	07/01/23	08/23/22	0.0000	No	0.0000	Curr	0.0000	0.01	3675.38	0.00	0.00
Group Totals:													0.01	3675.38	0.00	0.00
Investor Totals:													0.08	947384.25	0.00	0.00
Report Totals:													9408.20	3035395.53	0.00	0.00

Deadwood Historic Preservation
Revolving Loan Fund

Updated 01.26.2023

Investor # HP - DHP Revolving Loan Fund

Pool Code	Loan Type	Interest Rate	Program
C0	Commercial	0.00%	Revolving Loan Fund
C1	Commercial	1.00%	Revolving Loan Fund
C2	Commercial	2.00%	Revolving Loan Fund
C3	Commercial	3.00%	Revolving Loan Fund
C4	Commercial	4.00%	Revolving Loan Fund
C5	Commercial	5.00%	Revolving Loan Fund
C6	Commercial	6.00%	Revolving Loan Fund
C7	Commercial	7.00%	Revolving Loan Fund
CFAC	Commercial	0.00%	Façade Easement Loan
CUFR	Commercial	0.00%	Upper Floor Revitalization Loan

RIP-C	Commercial	0.00%	Construction projects in process
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Pool Code	Loan Type	Interest Rate	Program
R0	Residential	0.00%	Revolving Loan Fund
R3.0	Residential	3.00%	Revolving Loan Fund
R3.5	Residential	3.50%	Revolving Loan Fund
R4	Residential	4.00%	Revolving Loan Fund
R4.5	Residential	4.50%	Revolving Loan Fund

RRW0	Residential	0.00%	Retaining Wall - Owner Loan
RRW4	Residential	4.00%	Retaining Wall- Owner Loan
RRW5	Residential	5.00%	Retaining Wall- Owner Loan

RSFND	Residential	0.00%	Foundation- 10-Yr forgivable
RSSID	Residential	0.00%	Siding Program- 10-Yr forgivable
RSWIN	Residential	0.00%	Window Program- 10-Yr forgivable
RSPE	Residential	0.00%	Special Needs Elderly
RVAC	Residential	0.00%	Vacant Home- 10-yr forgivable

RIP-R	Residential	0.00%	Construction projects in process
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Investor # HPRW = DHP City Portion of Retaining Wall- Forgivable

PERM	Residential	0.00%	City portion of RW- Perm Loan
RIP	Residential	0.00%	City portion of RW- In Construction

OFFICE OF
PLANNING, ZONING AND
HISTORIC PRESERVATION
108 Sherman Street
Telephone (605) 578-2082
Fax (605) 722-0786



Kevin Kuchenbecker
Planning, Zoning and
Historic Preservation Officer
Telephone (605) 578-2082
kevin@cityofdeadwood.com

MEMORANDUM

Date: May 18, 2023
To: Deadwood Historic Preservation Commission
From: Kevin Kuchenbecker, Historic Preservation Officer
Re: Bonnie Fosso, 170 Pleasant, Satisfaction of Grant

Bonnie Fosso, 170 Pleasant, has participated in the Foundation, Siding, Elderly Resident and Wood Windows and Doors Programs. The applicant is refinancing this property and the lender is requesting a Satisfaction of Grants.

The Loan Committee reviewed this and recommends approval.

Recommend Motion: *Move to approve a Satisfaction of Grant form for Bonnie Fosso, 170 Pleasant.*

Bonny Anfinson

From: Lee Thompson <leecthompson@gmail.com>
Sent: Tuesday, May 16, 2023 10:17 AM
To: Bonny Anfinson
Cc: J Thompson
Subject: 47 Forest Retaining Wall

As anyone can see the retaining wall is failing and has been since it was erected. This was Marvin Lehman's last wall and Kevin Kuchenbecker's first. Rocks continue to fall from the wall onto the street and next to the steps. No cement was used and no cap was added to keep the wall in place.

The cement (maybe rock Crete) has failed behind the house and at the basin constructed to catch water from the Centennial Street above. There are visible cracks that need attention. Mr. Burlison said the City needs to repair these cracks when the City crew was cleaning the catch basin. This cement above the house was also supposed to be dyed brown like dirt (like next to Mr. Wu's) but this never happened.

The contractor dismantled the "shed" roof behind the house and never added one to catch snow and ice to keep the wall in place and the house protected. I paid a contractor to add a shed roof.

Also, on 45 Forest which was part of this project rocks have fallen and continue to erode towards the house at 47 Forest and the catch basin.

A lot of money was paid for this project and the contractors were never held to the historical preservation standard.

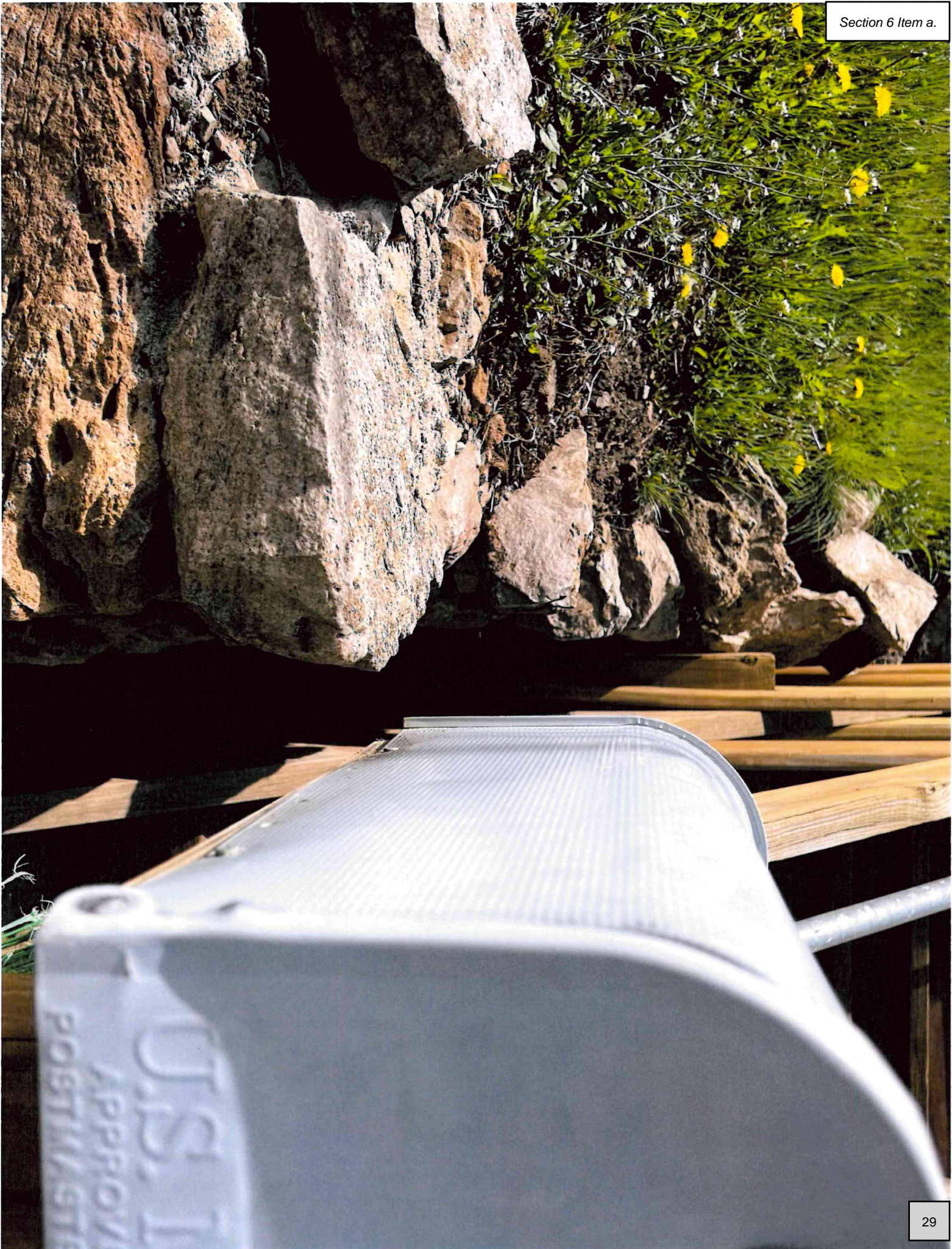
Other walls on Forest Avenue before and after 45 & 47 Forest are holding up well and look more like works of art.

The public works director at the time of the project did not care to correct any of the work. He basically controlled the process as Kevin Kuckenbecker was new to Deadwood.

Thanks for you attention to this ongoing issue.

Sincerely,
Lee C. Thompson
Citizen of Deadwood









STRUCTURAL NOTES

GENERAL NOTES:

1. ALL DIMENSIONS AND CONDITIONS MUST BE VERIFIED IN THE FIELD. ANY DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER BEFORE PROCEEDING WITH THE AFFECTED PART OF THE WORK.
2. THE STRUCTURE IS DESIGNED TO BE SELF SUPPORTING AND STABLE AFTER IT IS COMPLETE. IT IS THE CONTRACTOR'S SOLE RESPONSIBILITY TO DETERMINE ERECTION PROCEDURES AND SEQUENCE TO ENSURE SAFETY OF THE BUILDING AND ITS COMPONENTS DURING ERECTION. THIS INCLUDES THE ADDITION OF NECESSARY SHORING, SHEETING, TEMPORARY BRACING (AND ACCOMPANYING FOOTINGS), GUYS OR TIEDOWNS.
3. ADDITIONAL OBSERVATIONS AS A RESULT OF REJECTION OF WORK COMPLETED AND/OR ADDITIONAL OBSERVATIONS DUE TO THE DEFICIENCIES IN WORK OBSERVED WILL BE AT THE EXPENSE OF THE CONTRACTOR.

DESIGN CODES:

- 2003 INTERNATIONAL BUILDING CODE.
- ACI 318-02 BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE AND COMMENTARY.

DESIGN LOADS:

THE RETAINING WALL HAS BEEN DESIGNED WITH THE FOLLOWING SUPERIMPOSED LOADINGS:

LATERAL: EFEP (TYP. U.N.O.)	40 pcf
EFEP (SUPPORTING HOUSE)	60 pcf +
	FOUND. SURCHARGE

FOUNDATIONS:

FOUNDATIONS ARE DESIGNED FOR AN ASSUMED ALLOWABLE SOIL BEARING PRESSURE OF 1,500 psf. ON EXISTING SOILS. COMPACT SOILS BELOW FOOTINGS TO 95% OF MODIFIED PROCTOR (ASTM D1557).

PLUMBING SLEEVES:

MINIMUM SLEEVE SPACING SHALL BE TWO DIAMETERS CENTER TO CENTER TO THE LARGER SLEEVE OR 6" CLEAR BETWEEN SLEEVES, WHICHEVER IS GREATER. PRIOR TO CONSTRUCTION SLEEVE LOCATIONS AND SIZES SHALL BE APPROVED BY THE STRUCTURAL ENGINEER OF RECORD.

CHEMICAL ANCHORS:

SHALL BE A POLYMER INJECTION SYSTEM SUCH AS RAMSET "EPCON", MOLLY "PARAMOUNT HVC", SIKA "SIKADUR INJECTION SEL", "HILTI-HIGH STRENGTH EPOXY", OR APPROVED EQUAL, INSTALLED IN ACCORDANCE WITH THE MANUFACTURERS INSTRUCTIONS. INSTALLERS SHALL BE TRAINED BY THE MANUFACTURER'S REPRESENTATIVE.

PENETRATIONS:

NO PENETRATIONS SHALL BE MADE IN ANY STRUCTURAL MEMBERS OTHER THAN THOSE LOCATED ON THESE DRAWINGS WITHOUT PREVIOUS APPROVAL OF THE ENGINEER.

CONCRETE MIX DESIGN:

1. SHALL BE MIX DESIGNED BY A RECOGNIZED TESTING LABORATORY TO ACHIEVE A STRENGTH AT 28 DAYS AS LISTED BELOW WITH A PLASTIC AND WORKABLE MIX:

4,000 psi - ALL CONCRETE

2. SUBMIT PROPOSED MIX DESIGN WITH RECENT FIELD CYLINDER OR LAB TESTS FOR REVIEW PRIOR TO USE. MIX SHALL BE UNIQUELY IDENTIFIED BY MIX NUMBER OR OTHER POSITIVE IDENTIFICATION. CONCRETE SHALL COMPLY WITH ALL THE REQUIREMENTS OF ASTM STANDARD C94 FOR MEASURING, MIXING, TRANSPORTING, ETC. CONCRETE TICKETS SHALL BE TIME STAMPED WHEN CONCRETE IS BATCHED. THE MAXIMUM TIME ALLOWED FROM THE TIME THE MIXING WATER IS ADDED UNTIL IT IS DEPOSITED IN ITS FINAL POSITION SHALL NOT EXCEED ONE AND ONE HALF (1-1/2) HOURS. IF FOR ANY REASON THERE IS A LONGER DELAY THAN STATED ABOVE, THE CONCRETE SHALL BE DISCARDED. IT SHALL BE THE RESPONSIBILITY OF THE TESTING LAB TO NOTIFY THE OWNER'S REPRESENTATIVE AND THE CONTRACTOR OF ANY NONCOMPLIANCE WITH THE ABOVE. ALL SLABS SHALL BE CURED USING CURING COMPOUND MEETING ASTM STANDARD C309 TYPE 1 AND SHALL HAVE A FUGITIVE DYE. THE COMPOUND SHALL BE PLACED AS SOON AS THE FINISHING IS COMPLETED OR AS SOON AS THE WATER HAS LEFT THE UNFINISHED CONCRETE. ALL SCUFFED OR BROKEN AREAS IN THE CURING MEMBRANE SHALL BE RECOATED DAILY. CALCIUM CHLORIDES SHALL NOT BE UTILIZED; OTHER ADMIXTURES MAY BE USED ONLY WITH THE APPROVAL OF THE ENGINEER.

3. CONCRETE SHALL UTILIZE TYPE I/II CEMENT.

4. THE CONCRETE STRENGTHS SHOWN IN THE SECTION ABOVE AND IN THE SPECIFICATIONS ARE MINIMUM COMPRESSIVE STRENGTHS. THE ENGINEER SHALL DETERMINE IF THE CONCRETE IS ACCEPTABLE, OR TO BE REMOVED, OR TO RECEIVE SPECIAL CURING IF THE COMPRESSIVE STRENGTHS ARE LESS THAN SPECIFIED.

5. ALL CONCRETE EXPOSED TO WEATHER OR EARTH SHALL BE AIR ENTRAINED TO 5% TO 7%.

6. WATER REDUCING AGENTS MAY BE USED IN THE CONCRETE MIX. PLASTICIZERS AND SUPER-PLASTICIZERS MAY BE USED ONLY WHEN WRITTEN PERMISSION OF THE ENGINEER IS GIVEN.

7. NO SALTS OF ANY KIND MAY BE USED IN CONCRETE BEFORE OBTAINING THE ENGINEER'S WRITTEN PERMISSION FOR THEIR USE.

CONCRETE AND REINFORCING PLACEMENT:

1. ALL CONCRETE SHALL BE PLACED IN ACCORDANCE WITH ACI 301 AND ACI 117.
2. ALL REINFORCING STEEL TO BE ASTM A615, GRADE 60 (#4 AND LARGER), EXCEPT WHERE NOTED OTHERWISE. REINFORCING SHALL NOT BE WELDED.
3. ALL REINFORCING STEEL BARS TO BE DETAILED AND PLACED IN ACCORDANCE WITH THE LATEST ACI MANUALS.
4. LAP ALL REINFORCING SPLICES IN CONCRETE A MINIMUM OF 48 BAR DIAMETERS OR 24 INCHES, WHICHEVER IS GREATER, UNLESS NOTE OTHERWISE ON DRAWINGS (CLASS B SPLICE).
5. PROVIDE FOUNDATION DOWELS AS SHOWN. MINIMUM SIZE DOWELS TO BE #4, UNLESS OTHERWISE NOTED. ALL VERTICAL REINFORCING STEEL IN COLUMNS AND PIERS, OR VERTICAL REINFORCING IN WALLS, SHALL BE DOWELED INTO THE FOOTINGS WITH SAME SIZE AND QUANTITY DOWEL AS THE VERTICAL REINFORCING.
6. WHERE SHOWN ON THE DRAWINGS, PROVIDE WELD PLATES, WELDMENTS, OR CONCRETE INSERTS FOR FASTENING AND SECURING OTHER COMPONENTS. CONCRETE INSERTS SHALL BE FURNISHED BY THE CONTRACTOR REQUIRING THEM AND INSTALLED BY THE CONTRACTOR CASTING THE CONCRETE AROUND THEM. CLIP ANGLES SHALL BE FURNISHED BY THE CONTRACTOR REQUIRING THEM.
7. REINFORCING STEEL SHALL RECEIVE CONCRETE COVER AS FOLLOWS:

DESCRIPTION	MINIMUM COVER
CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH	3"
EXPOSED TO EARTH OR WEATHER	
#6 THROUGH #18 BARS	2"
#5 BARS OR SMALLER	1 1/2"
NOT EXPOSED TO EARTH OR WEATHER OR IN CONTACT WITH THE GROUND, SLABS AND WALLS	
#11 BARS OR SMALLER	3/4"
#14 AND #18	1 1/2"
BEAMS AND COLUMNS	1 1/2"
8. PROVIDE TWO (2) #5'S, ONE AT EACH FACE, UNLESS NOTED OTHERWISE, AROUND ALL OPENINGS GREATER THAN 12"x12" IN CAST-IN-PLACE CONCRETE. EXTEND REINFORCING 2'-0" BEYOND OPENING IN BOTH DIRECTIONS. CONTACT ENGINEER FOR ALL OPENINGS GREATER THAN 12"x12" FOR DESIGN.
9. COLD WEATHER AND HOT WEATHER PROVISIONS OF ACI 306 AND 305 (CURRENT EDITIONS), RESPECTIVELY, SHALL BE MAINTAINED.

FORMWORK AND SHORING:

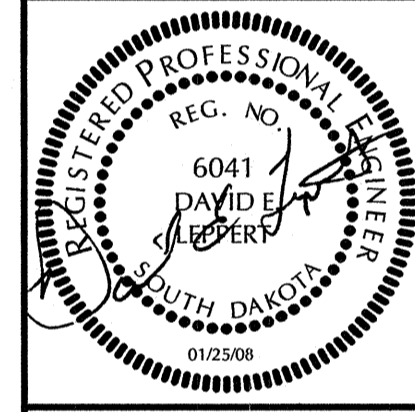
NO STRUCTURAL CONCRETE SHALL BE STRIPPED UNTIL IT HAS REACHED AT LEAST TWO-THIRDS OF THE 28 DAY DESIGN STRENGTH. DESIGN, ERECTION AND REMOVAL OF ALL FORMWORK, SHORES AND RESHORES SHALL MEET THE REQUIREMENTS SET FORTH IN ACI STANDARDS 301 AND 347.

CITY OF DEADWOOD CONSTRUCTION STANDARDS:

ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CITY OF DEADWOOD'S "UTILITIES CONSTRUCTION STANDARDS" AND AS SHOWN HERE WITHIN

45 & 47 FOREST AVENUE RETAINING WALL
DEADWOOD, SOUTH DAKOTA

DATE: 01/25/08
DRAWN BY: AH
SHEET TITLE: RETAINING WALL PLAN NOTES & SECTIONS

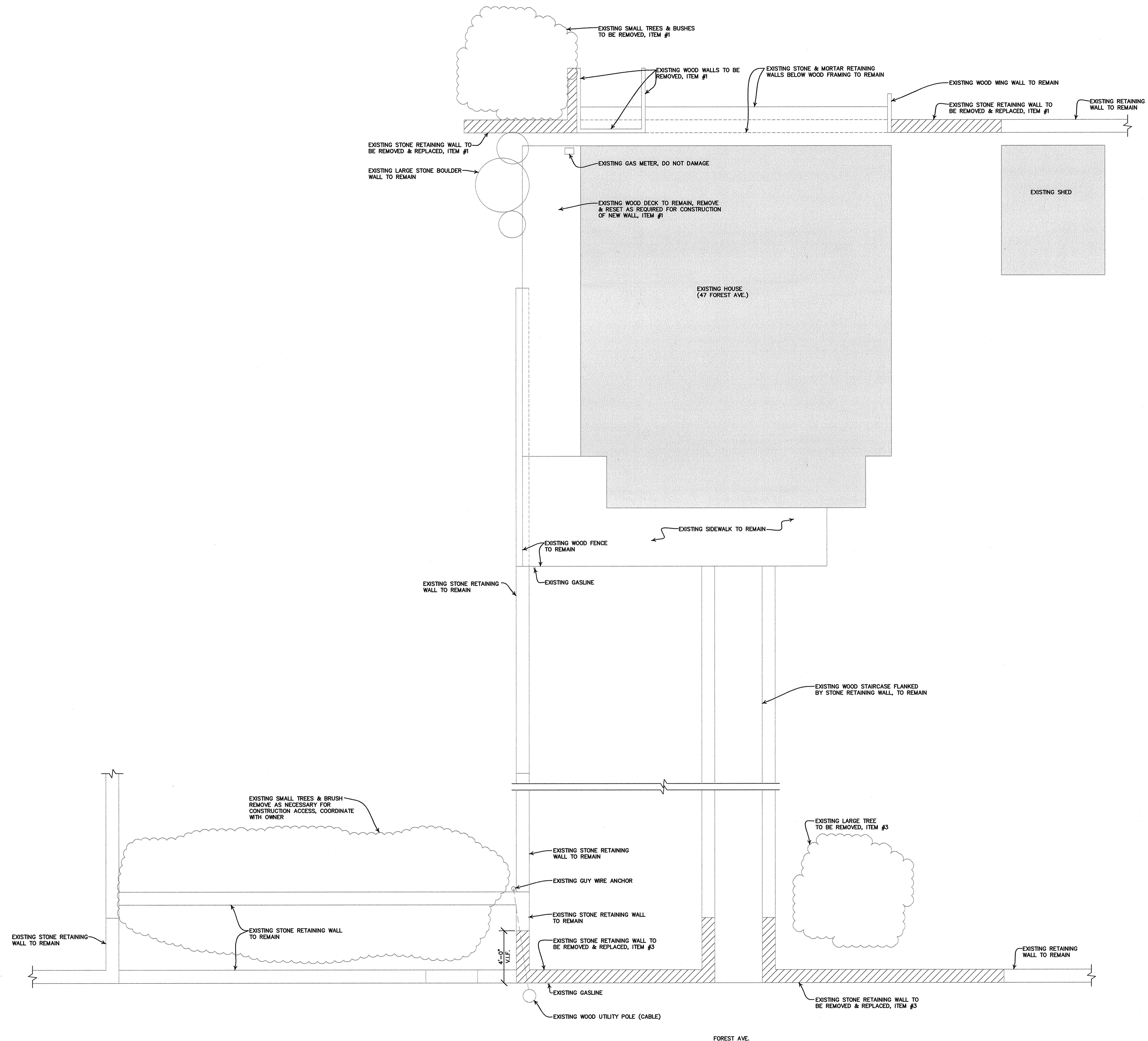


NO.	DATE:	REVISIONS:	NO.	DATE:

COMM. NO. 2006-117
CADD FILE 2006-117
SO.DWG

3202 West Main Street
Suite C
Rapid City, South Dakota 57702
605.343.9606

Albertson Engineering Inc.

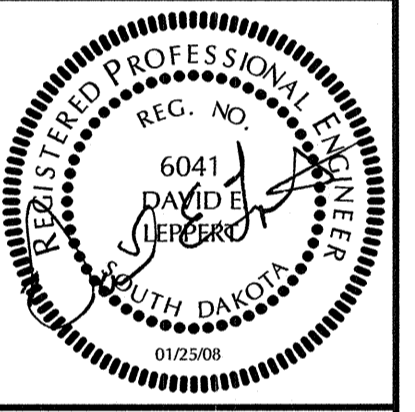


DEMOLITION PLAN NOTES

- DIMENSIONS AND ELEVATIONS ARE APPROXIMATE. CONTRACTOR TO VERIFY ALL DIMENSIONS AND ELEVATIONS PRIOR TO CONSTRUCTION.
- OBTAIN ANY AND ALL NECESSARY PERMITS FROM THE CITY OF DEADWOOD.
- REQUIREMENTS FOR PERFORMANCE BONDS, BID BONDS, PAYMENT SCHEDULE, CHANGE ORDER DOCUMENTATION AND APPROVAL ARE RESPONSIBILITY OF OWNER WITH ASSISTANCE FROM THE CITY OF DEADWOOD. CONSTRUCTION TO BE COMPLETED WITHIN 60 DAYS OF START OF CONSTRUCTION. LIQUIDATED DAMAGES IN THE AMOUNT OF \$200 PER DAY WILL BE ASSESSED FOR EACH DAY PAST THE 60 DAY LIMIT IN WHICH CONSTRUCTION IS NOT COMPLETED.
- MAINTAIN FULL ACCESS FOR ONE-WAY TRAFFIC ON FOREST AVENUE.
- CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ALL OVERHEAD & UNDERGROUND UTILITIES AND TAKING ALL NECESSARY PRECAUTIONS TO PREVENT DAMAGING ALL UTILITIES.
- REMOVE, SALVAGE, STORE AND RESET ALL ITEMS INDICATED. REPLACE ALL ITEMS DAMAGED DURING REMOVAL WITH NEW OF SAME TYPE AS EXISTING.
- REMOVE AND DISPOSE OF ITEMS NOT INDICATED FOR SALVAGE OR REUSE. CONTRACTOR IS RESPONSIBLE FOR LEGAL DISPOSAL OF ALL ITEMS NECESSARY TO COMPLETE THE PROJECT.
- SEE NOTES ON SHEET S2 FOR DETAILED DESCRIPTION OF WORK ITEMS.

45 & 47 FOREST AVENUE RETAINING WALL
 DEADWOOD, SOUTH DAKOTA

DATE: 01/25/08
 DRAWN BY: AH
 SHEET TITLE: DEMOLITION PLAN



NO.	DATE:	REVISIONS:	NO.	DATE:

COMM. NO.: 2006-117
 GOOD FILE: 2006-117
 SI.DWG

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 605.343.9606

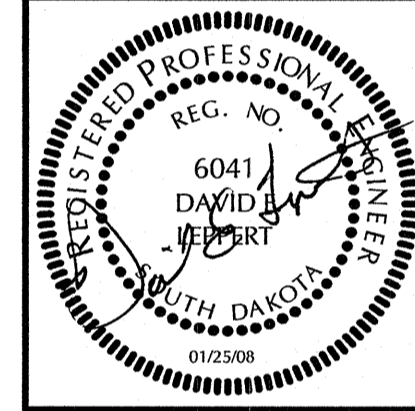
Albertson Engineering Inc.

S1

DEMOLITION PLAN
 SCALE: 1/4" = 1'-0"

45 & 47 FOREST AVENUE RETAINING WALL
DEADWOOD, SOUTH DAKOTA

DATE: 01/25/08
DRAWN BY: AH
SHEET TITLE: RETAINING WALL PLANS

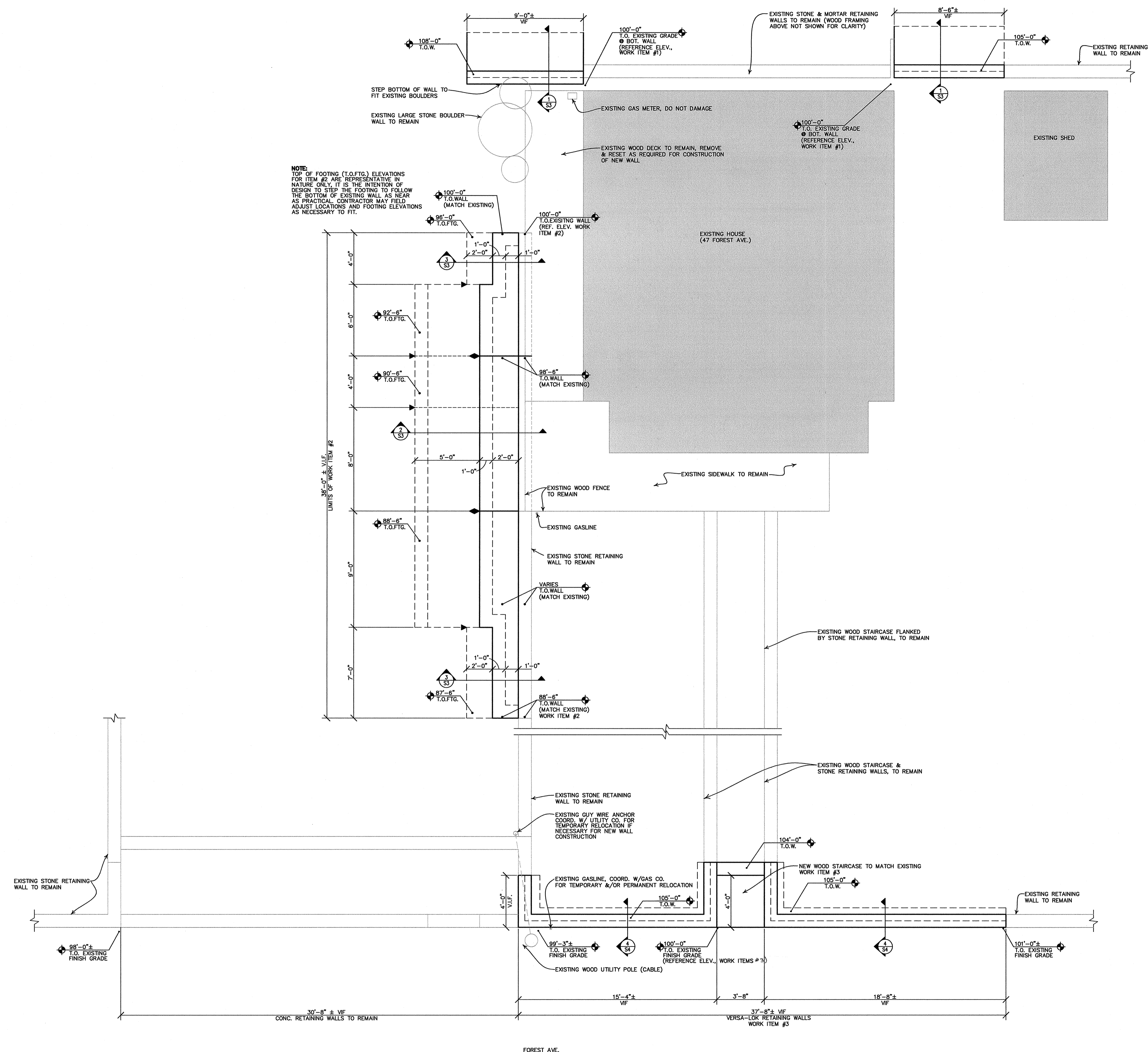


NO.	DATE	REVISIONS	NO.	DATE

CDWG FILE: 2006-117 S2.DWG
CDWG NO.: 2006-117

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S2



NOTE:
TOP OF FOOTING (T.O.FTG.) ELEVATIONS FOR ITEM #2 ARE REPRESENTATIVE IN NATURE ONLY. IT IS THE INTENTION OF DESIGN TO STEP THE FOOTING TO FOLLOW THE BOTTOM OF EXISTING WALL AS NEAR AS PRACTICAL. CONTRACTOR MAY FIELD ADJUST LOCATIONS AND FOOTING ELEVATIONS AS NECESSARY TO FIT.

- PLAN NOTES**
- DIMENSIONS AND ELEVATIONS ARE APPROXIMATE. CONTRACTOR TO VERIFY ALL DIMENSIONS AND ELEVATIONS PRIOR TO CONSTRUCTION.
 - OBTAIN ANY AND ALL NECESSARY PERMITS FROM THE CITY OF DEADWOOD.
 - REQUIREMENTS FOR PERFORMANCE BONDS, BID BONDS, PAYMENT SCHEDULE, CHANGE ORDER DOCUMENTATION AND APPROVAL ARE RESPONSIBILITY OF OWNER WITH ASSISTANCE FROM THE CITY OF DEADWOOD. CONSTRUCTION TO BE COMPLETED WITHIN 60 DAYS OF START OF CONSTRUCTION. LIQUIDATED DAMAGES IN THE AMOUNT OF \$200 PER DAY WILL BE ASSESSED FOR EACH DAY PAST THE 60 DAY LIMIT IN WHICH CONSTRUCTION IS NOT COMPLETED.
 - MAINTAIN FULL ACCESS FOR ONE-WAY TRAFFIC ON FOREST AVENUE.
 - CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING ALL OVERHEAD & UNDERGROUND UTILITIES AND TAKING ALL NECESSARY PRECAUTIONS TO PREVENT DAMAGING ALL UTILITIES.
 - STONE VENEER TO BE CONSTRUCTED IN MANNER SIMILAR TO MATCH ORIGINAL STONE WALL AND SHALL BE ANCHORED TO CONCRETE BLOCK WALL AS SHOWN IN SECTIONS. STEEL ANGLE SHALL BE ASTM A36 MATERIAL & SHALL BE HOT DIPPED GALV. IN ACCORDANCE WITH ASTM A123
 - PROVIDE TURF BLANKET REINFORCEMENT AND HYDROSEED ALL DISTURBED AREAS. TURF BLANKET SHALL BE WESTERN EXCELSIOR EXCEL PPS-8 OR APPROVED EQUAL. SEED SHALL MATCH CITY OF DEADWOOD STANDARDS.
 - ◆ INDICATES TOP OF WALL STEP.
 - ▶ INDICATES TOP OF FOOTING STEP.

- WORK ITEM KEYNOTES:**
- FOR BIDDING PURPOSES AND TO HELP DELINEATE REPAIR WORK INVOLVED, THE RETAINING WALL REPAIRS HAVE BEEN SUBDIVIDED INTO THREE (3) SEPARATE WORK ITEM GROUPS. REFER TO CITY OF DEADWOOD INSTRUCTIONS WITH REGARD TO BIDDING OF THE ITEMS. A DETAILED DESCRIPTION OF WORK ITEMS IS AS FOLLOWS:
- WORK ITEM #1:** REMOVE AND REPLACE EXISTING STONE RETAINING WALL AT REAR OF LOT WITH NEW CONCRETE RETAINING WALL. SEE NEW RETAINING WALL PLAN AND SECTIONS.
- WORK ITEM #2:** REPAIR EXISTING STONE WALL RUNNING FROM FRONT TO REAR OF HOUSE WITH A NEW CONCRETE RETAINING WALL. SEE NEW RETAINING WALL PLAN AND SECTIONS.
- WORK ITEM #3:** REMOVE AND REPLACE EXISTING STONE RETAINING WALLS AT LOT 47 ALONG FOREST AVENUE WITH A NEW VERSA-LOK RETAINING WALL. SEE NEW RETAINING WALL PLAN AND SECTIONS.

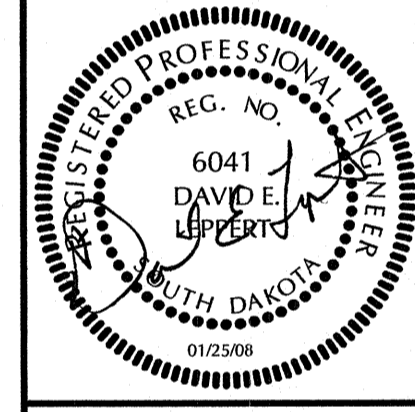
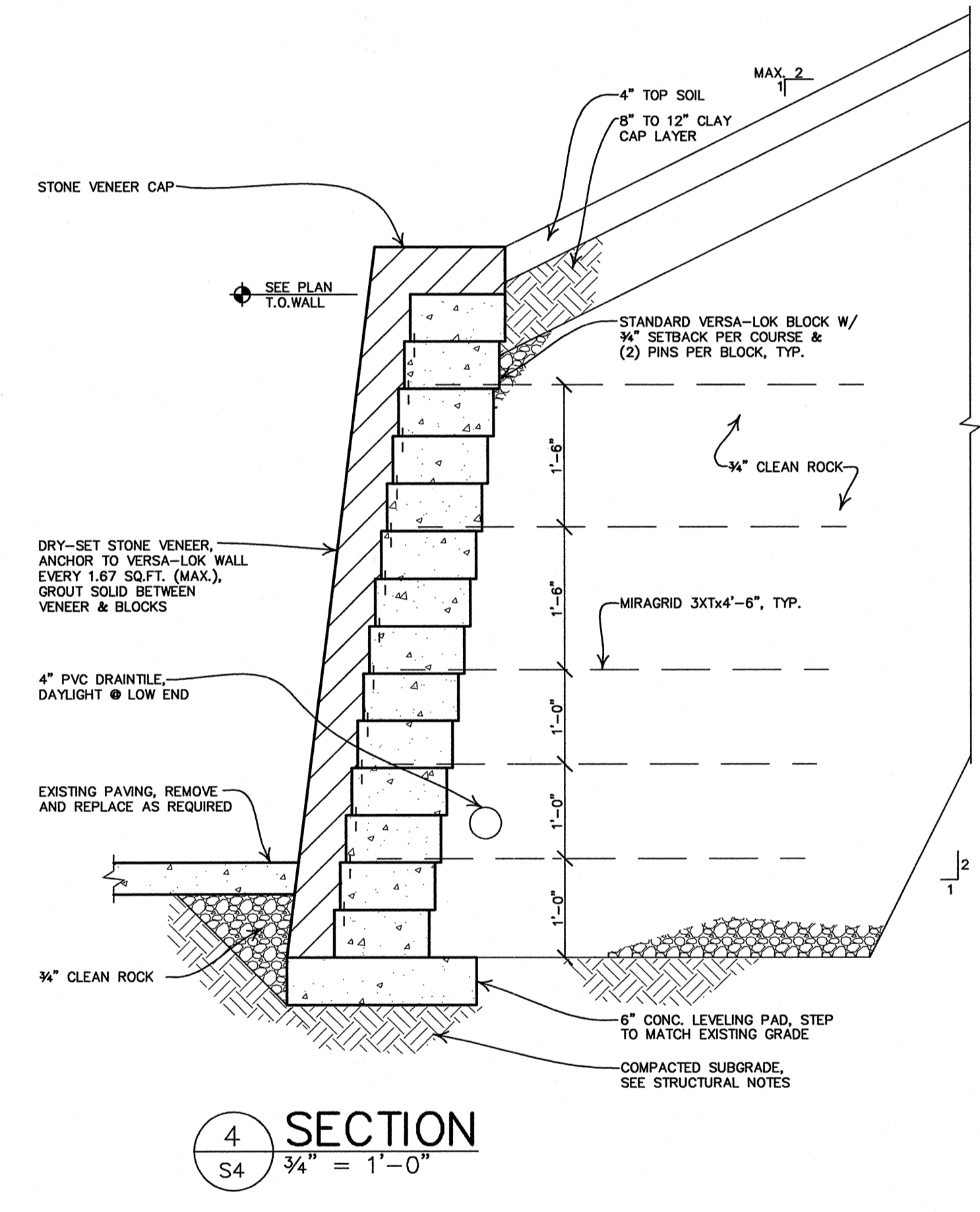
RETAINING WALL PLAN
SCALE: 1/4"=1'-0"

45 & 47 FOREST AVENUE RETAINING WALL

DEADWOOD, SOUTH DAKOTA

SHEET TITLE: SECTIONS

DATE: 01/25/08 DRAWN BY: AH



NO.	DATE	REVISIONS	NO.	DATE

COMM. NO. 2006-117
 2006-117 2006-117 S4.DWG

3202 West Main Street
 Suite C
 Rapid City, South Dakota 57702
 605.343.9606

Albertson Engineering Inc.

OFFICE OF
**PLANNING, ZONING AND
 HISTORIC PRESERVATION**
 108 Sherman Street
 Telephone (605) 578-2082
 Fax (605) 722-0786



Kevin Kuchenbecker
 Planning, Zoning and
 Historic Preservation Officer
 Telephone (605) 578-2082
 kevin@cityofdeadwood.com

M E M O R A N D U M

Date: May 17, 2023
To: Deadwood Historic Preservation Commission
From: Kevin Kuchenbecker, Historic Preservation Officer
Re: Renew Grant Software Subscription with Foundant Technologies

The City of Deadwood entered into an agreement with Foundant Technologies in June 2017 for use of the web-based grant program for all of the Historic Preservation grants. This program has been very successful in keeping track of all the grant recipients and providing reports for meetings, budgets and grant numbers.

The software license is renewed every two years. The current subscription is up in June 2023 and therefore the license subscription will need to be renewed. The previous software license was \$10,000.00 for a two-year period. The 2023 and 2024 subscription will total \$10,800.00 with \$5,400.00 being paid each year. Funds will be paid out of the Professional Services Revolving Loan line item.

Staff is recommending to the Historic Preservation Commission to approve the purchase of a two-year licensing subscription from Foundant Technologies in the amount of \$10,800.00 with half being paid in 2023 and the other half in 2024. The funds will come out of the Professional Services Revolving Loan line item.

RECOMMENDED MOTION:

Move to recommend to the City Commission to enter into an agreement with Foundation Technologies for a two-year licensing subscription for services in the amount \$10,800.00 with half (\$5,400.00) being paid in 2023 and the other half (\$5,400.00) in 2024 to come out of the Professional Services Revolving Loan line item.



Greetings!

On the next page you will find the quote for your Foundant license renewal. It is our sincere hope that your relationship and investment with Foundant has exceeded expectations. We take your success seriously and would ask if you have any suggestions or comments, to please let us know.

In an effort to save you time and paper, you have the option to sign electronically. Instructions for both electronic signature and for printing are located below.

Directions for signing your Quote below:

To Change Signees:

Should you need to change signees, Choose "Other Actions" and Assign to Someone Else.

Sign Electronically:

1. Review the following pages
2. Click the Start button above
3. If the quote is correct and you're ready to approve, click the Sign button on the last page, select a signature, and hit Accept and sign
4. Complete the additional fields with your information
5. When your electronic signature shows up, click Finish
6. You will automatically receive a copy of this signed document via email

Print, Sign, And Send:

1. Click the Other Actions button above
2. Select Download and as single PDF and review
3. If the quote is correct and you're ready to approve, print, sign, scan/upload and email it back to us at: stephanie.johnson@foundant.com

After we receive your signed quote, we will send an invoice to the billing contact within 7 to 10 business days.

I would also like to let you know about a couple of new opportunities available: Standard+2 Features and New Administrator Training:

1. The Standard+2 License was created to offer those clients who are happy with their Standard GLM License, but could use just a little boost... without having to jump up to Advanced. This option lets you choose only the capabilities most useful for your organization, at a price you can afford.
2. Onboarding a new team member? Take advantage of our New Administrator Training to get them ramped up with GLM fast!

Please feel free to reach out to me with any questions about these options, or you can copy/paste this link into your browser and find more information: [Boost Your Foundant Solution](#)

If you have any questions or concerns about the renewal process, please feel free to contact me.

Best regards,
 Stephanie Johnson



Foundant Technologies Subscription Contract for:
 City of Deadwood
 Date: 05-11-2023

Foundant Technologies, Inc. Contact:

Stephanie Johnson
 stephanie.johnson@foundant.com
 149 Willow Peak Drive
 Bozeman, MT 59718
 (406) 922-5303

City of Deadwood Contact:

Bonny Anfinson
 bonny@cityofdeadwood.com
 108 Sherman Street
 Deadwood, SD 57732
 (605) 578-2082

Software and Services Chart ("Software and Services Chart"):

QTY	SKU	Product Description	Subscription Start	Subscription End	Price ("Price")	Cost (USD)
1	GLM2STD	Grant Lifecycle Manager (GLM) - Standard Two-Year Licensed Subscription Includes 5 GLM Grant Processes, hosting, maintenance and support with no limitations on the number of users or incoming requests.	6/26/2023	6/25/2025	\$10,800.00	\$10,800.00
Total						\$10,800.00



Client Order Form for Grant Lifecycle Manager ("GLM") and Scholarship Lifecycle Manager ("SLM")

1. Foundant Technologies, Inc.'s Platform access and Services are provided in accordance with the terms and conditions listed in this Client Order Form ("**Client Order Form**") as well as those set forth in the following, which are incorporated by reference, and collectively with any Statements of Work ("**SOW**") represent the Agreement (the "**Agreement**") between City of Deadwood, 108 Sherman Street, Deadwood, SD 57732 (the "**Client**"), and Foundant Technologies, Inc., a Montana company located at 149 Willow Peak Drive, Bozeman, MT 59718 ("**Foundant Technologies**"):
 - a. Master Subscription Agreement ("**MSA**") – <https://www.foundant.com/legal/>
 - b. Data Processing Agreement ("**DPA**") – <https://www.foundant.com/legal/>
 - c. Service Level Agreement ("**SLA**") – <https://www.foundant.com/legal/>
 - d. Professional Services Agreement ("**PSA**") – <https://www.foundant.com/legal/>
2. All quoted prices are in U.S. dollars. All payments shall be in U.S. dollars and are due net thirty (30) days from the invoice date.
3. This Client Order Form is valid for ninety (90) days after issuance and shall become binding upon execution by Client and Foundant Technologies.
4. A five percent (5%) discount will be applied to Client purchases of access to two (2) SAAS subscriptions for Service Provider Software and a ten percent (10%) discount will be applied to Client purchases of access to three (3) or more SAAS subscriptions for Service Provider Software.
5. The term of the Agreement (the "**Term**") begins on the later date signed by both Parties below (the "**Effective Date**").
6. The Subscription Term(s) ("**Subscription Term**") for the Software commences on the initial date shown for each Subscription Term shown in the Software and Services Chart.
7. The Software identified in this Client Order Form requires Client to pay the Fees in full and in advance. Client will be invoiced for the Fees upon execution of this Client Order Form. All Platform access rights include maintenance and support with no limitations on the number of users.
8. Unless otherwise specified in the SOW, the Fees for Professional Services are fixed and will be invoiced upon execution of this Client Order Form. Travel expenses associated with Professional Services will be invoiced monthly, if incurred. All Professional Services shall expire at the end of the Subscription Term and must be initiated within the first twelve (12) months of the Effective Date of this Client Order Form.
9. Fees do not take into account any sales tax. Foundant Technologies collects and remits sales tax from our Clients located in certain state and local jurisdictions. Foundant Technologies determines your local taxing jurisdiction based upon shipping address (i.e., the primary business location from which the Platform is accessed). In order to determine if you are exempt from sales tax, you must provide proof of your organization's state sales tax exemption. Please note that states do not recognize your 501(c)3 letter as proof of exemption.
10. Should Foundant Technologies' Prices increase prior to your renewal date, we commit that your next renewal will be no more than a ten percent (10%) increase over your most current Price.
11. All GLM and SLM subscriptions include hosting, maintenance, and support with no limitations on the number of users.
12. GuideStar by Candid is licensed for up to one thousand (1,000) total lookups per Software subscription (as applicable) over the subscription term based on the items purchased via this Client Order Form.
13. Unless otherwise noted, client activity level is expected to be less than five thousand (5,000) online form submissions through GLM and/or SLM per week (as applicable). Any deviation from this expectation should be communicated by Client to Foundant Technologies at least thirty (30) days prior to the initiation of such activity and Foundant Technologies reserves the right to limit access to GLM and/or SLM (as applicable) if adequate notice is not provided.
14. Capitalized terms used but not defined herein have the meaning given in the Agreement.
15. If there are special conditions documented below, the order of precedence in the MSA shall apply.



Special Conditions:

For the purposes of this Client Order Form, the Client Order Form is amended as set forth by these Special Conditions. Subject to the Special Conditions modifications, the Agreement shall remain in full force and effect.

A. Section 7: In the first sentence, "in full and in advance" is deleted and replaced with "annually."

The payment schedule is as follows:

- a. The first invoice in the amount of \$5,400 will be sent to Client on 5/26/23.
- b. The second invoice in the amount of \$5,400 will be sent to Client on 5/26/24.
- c. Both invoices are due net thirty (30) days from the invoice date.

By accepting this Client Order Form that references the MSA, DPA, SLA, PSA, and SOW(s), Client agrees to the terms and conditions of this collective Agreement. Any additional or different terms (whether included in your purchase order, your response to this proposal, or elsewhere) not expressly listed herein, shall be disregarded and shall not bind either Party.

Additionally, if you are entering into this Agreement on behalf of a Client or other legal entity, you warrant that: (i) you have the full legal authority to bind such entity and its Affiliates to these terms and conditions, and in the event such Affiliates exist, the term "Client" shall refer to such entity and its Affiliates; (ii) you have read and understand this Agreement; and, (iii) you agree, on behalf of Client, to this Agreement. If you do not have such legal authority, or if you do not agree with these terms and conditions, you must not accept this Agreement and shall not be permitted to use the Software or Services.

City of Deadwood		Foundant Technologies, Inc.	
By:		By:	
Name:	David R. Ruth, Jr.	Name:	
Title:	Mayor	Title:	
Date:	06-05-2023	Date:	

Billing Information (please complete):	
Billing Contact Name:	Bonny Anfinson
Billing Contact Email:	bonny@cityofdeadwood.com
Is a Purchase Order required? (Check for Yes)	<input type="checkbox"/>

Date: May 17, 2023

Case No. 230041
Address: 621 MAIN ST

Staff Report

The applicant has submitted an application for Certificate of Appropriateness for work at 621 MAIN ST, a non-contributing structure located in the Deadwood City Historic Planning Unit in the City of Deadwood.

Applicant: Todd and Jill Weber
Owner: Celebrity Hotels Inc.
Constructed: 01/02/2020

CRITERIA FOR THE ISSUANCE OF A CERTIFICATE OF APPROPRIATENESS

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

General Factors:

1. **1. Historic significance of the resource:** This building is a non-contributing resource in the Deadwood National Historic Landmark District. It is a new wooden structure designed to look like re-creation of an early 1880s store.
2. **Architectural design of the resource and proposed alterations:** Applicant is requesting permission to build up of façade to meet sign ordinance requirements to bring store front up to height of sign. When sign was designed applicant did not know this was part of the ordinance. Instead of removing and rebuilding the entire sign, an easier and cheaper fix will be to raise the portion of the facade.

Attachments: No

Plans: No

Photos: Yes

Staff Opinion: On July 20, 2018, the applicant applied for and received approval to construct a temporary vending structure to be used during the Sturgis Motorcycle Rally in 2018. It has been in existence since the approval of a temporary structure. In November of 2020, the applicant was granted permission to install windows and a door to allow for winter usage.

On January 8, 2020, the applicant was given permission to construct a re-creation of a store from 1880's with 12x19 frame (post-beam) with rough sawn lumber similar to the temporary building put up in 2018.

In May 2022, the applicant was granted permission to install a new projecting sign by the Deadwood Sign Review Commission. The applicant finally installed the new sign this spring, however, due to the size and height of the sign it is no longer in compliance with the sign ordinance due to it rising above the front parapet on the false front of the temporary structure.

In an effort to come in compliance on the sign, the applicant is now requesting to raise the height of the building with an addition to the false front and adding an arched top pediment to the parapet. While this will bring the sign into compliance with the sign ordinance, staff is concerned the increase in height of the façade, as well as the size of the sign, will begin to be out of proportion to the structure and the openings.

The proposed work and changes do not encroach upon, damage or destroy a historic resource but may have an adverse effect on the character of the building and the historic character of the State and National Register Historic 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



Section 7 Item a.	
FOR OFFICE	
Case No.	230041
<input type="checkbox"/> Project Approval	
<input checked="" type="checkbox"/> Certificate of Appropriateness	
Date Received	5/15/23
Date of Hearing	5/24/23

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:	621 MAIN ST (THE LUCKY HORSE)
Historic Name of Property (if known):	

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: <u>TODD WEBER</u>
Address: <u>621 MAIN ST</u>
City: <u>Deadwood</u> State: <u>SD</u> Zip: <u>57732</u>
Telephone: <u>605 641 6970</u> Fax: _____
E-mail: <u>THE LUCKY HORSE LLC @ gmail.com</u>

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

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

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

TYPE OF IMPROVEMENT			
<input checked="" 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>BUILD UP OF FACADE</u>	<input type="checkbox"/> Awning	<input type="checkbox"/> Sign	<input type="checkbox"/> Fencing

FOR OFFICE USE ONLY
Case No. _____

ACTIVITY: (CHECK AS APPLICABLE)			
Project Start Date: <u>ASAP</u>		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 type="checkbox"/> WINDOWS	<input type="checkbox"/> STORM WINDOWS		<input type="checkbox"/> 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).

Build UP of FACADE to meet sign ordinance
Requirements to bring store front up to height
of sign. when sign was designed I did not
know of that part of the ordinance.
INSTEAD of removing and rebuilding the entire sign
an easier and cheaper fix will be to raise the
portion of the facade

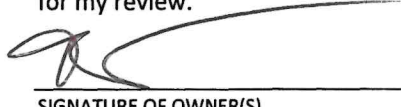
FOR OFFICE USE ONLY
Case No. _____

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.

 5-15-23

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

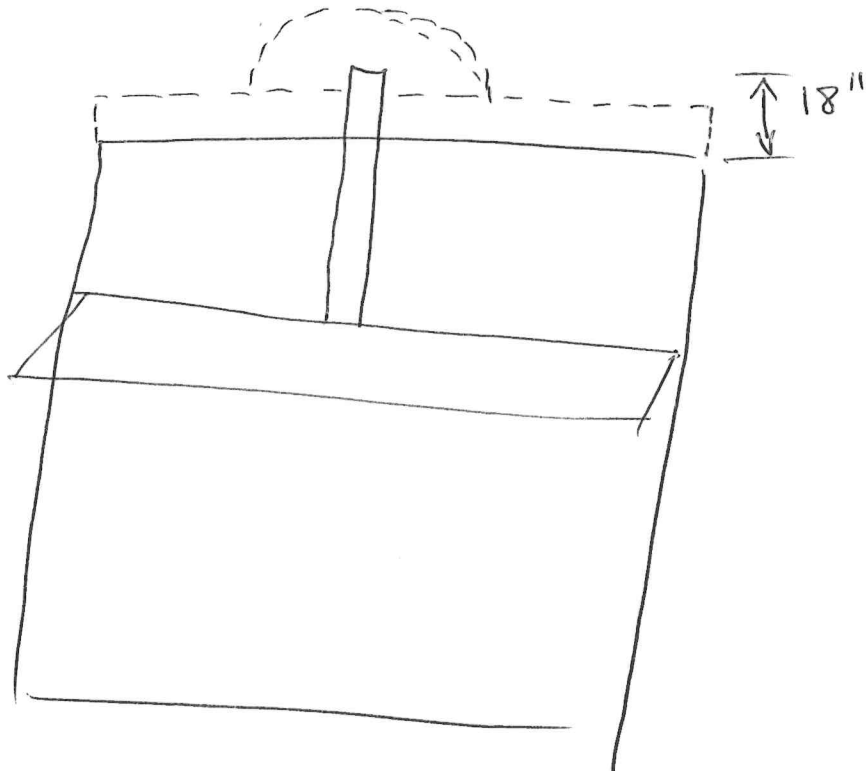
This form and all supporting documentation **MUST** arrive by 5:00 p.m. on the 1st or 3rd Wednesday of every month to be considered at the next Historic Preservation Commission Meeting. The meeting schedule and filing deadlines are on file with the Historic Preservation Office. Any information not provided 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.

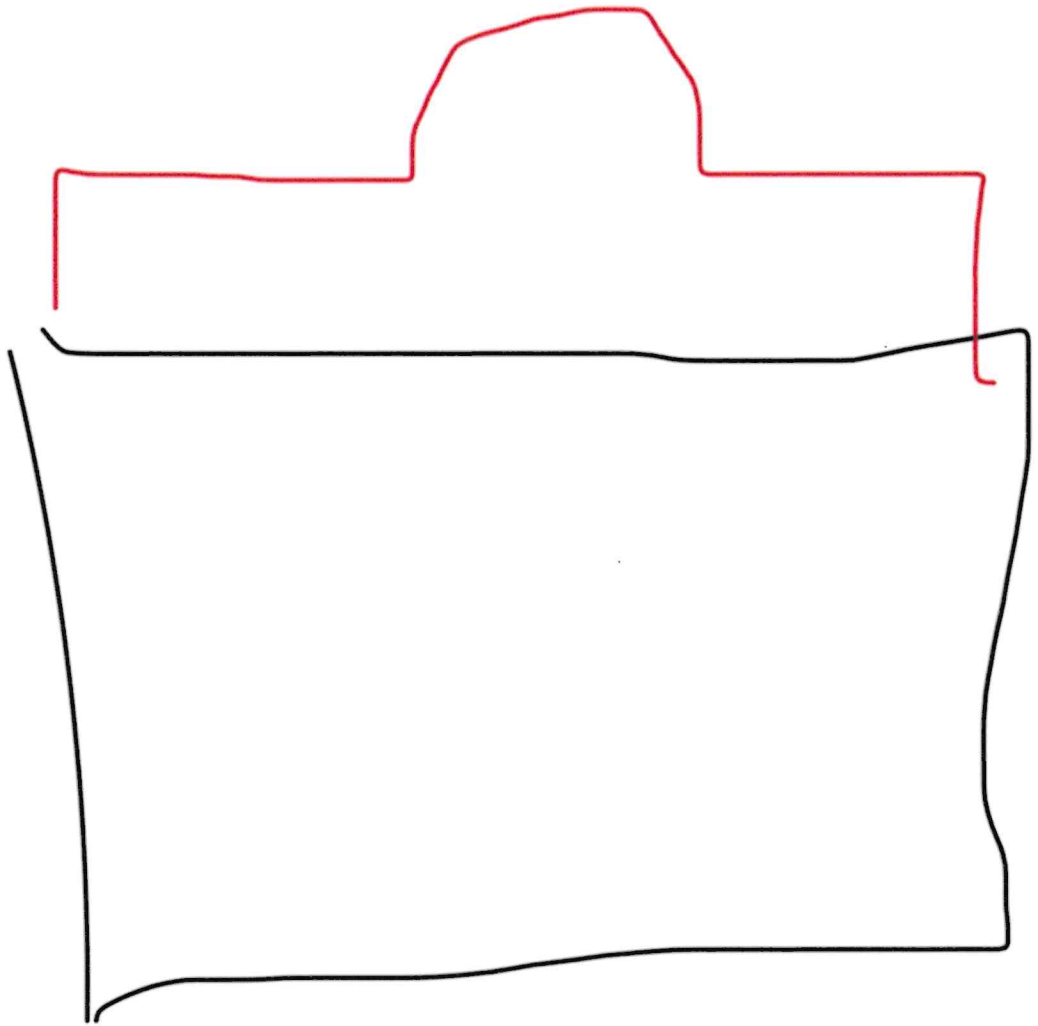
Please use the attached criteria checklist as a guide to completing the application. Incomplete applications cannot be reviewed and will be returned to you for more information. All submitted materials will be retained by the Historic Preservation Office. Do not submit your only copy of any piece of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

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



Dotted lines = New Facade
Solid lines = Current Store







Date: January 03, 2020

Case No. 200002
Address: 623 MAIN ST

Staff Report

The applicant has submitted an application for Certificate of Appropriateness for work at 623 MAIN ST, a Non-contributing structure located in the ORIGINAL TOWN DEADWOOD in the City of Deadwood.

Applicant: Todd Weber
Owner: CELEBRITY HOTELS INC
Constructed: 01/02/2020

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:

Site to a variety of wooden structures early on.

2. Architectural design of the resource and proposed alterations:

Applicant requests approval to build a re-creation of a store from 1880's with 12x19 frame (post-beam) with rough sawn lumber similar to the building put up in 2017 on the same site.

Attachments: Yes

Plans: Yes

Photos: No

Staff Opinion:

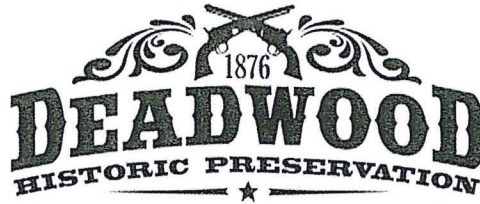
The proposed work and changes does not encroach upon, damage or destroy a historic resource nor does it have an adverse effect on the historic character of the local historic district, the State and National Register Historic Districts or the Deadwood National Historic Landmark District due to the temporary nature of the structure.

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.



FOR OFFICE	Section 7 Item a.
Case No. <u>2100</u>	
<input type="checkbox"/> Project Approval	
<input checked="" type="checkbox"/> Certificate of Appropriateness	
Date Received <u>12/23/19</u>	
Date of Hearing <u>01/08/20</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>623 main</u>
Historic Name of Property (if known): <u>Gem Restaurant</u>

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

Owner's Name: <u>Celebrity Hotel</u>
Address: <u>625 main</u>
City: <u>Deadwood</u> State: <u>SD</u> Zip: <u>57732</u>
Telephone: _____ Fax: _____
E-mail: <u>Bob Nelson</u> <u>Bob@autobay.com</u>

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

Contractor's Name: <u>self</u> <u>TODD WEBER</u>
Address: <u>562 Williams ST</u>
City: <u>Deadwood</u> State: <u>SD</u> Zip: <u>57732</u>
Telephone: <u>702 5208526</u> Fax: <u>702 666-0360</u>
E-mail: <u>The Lucky Horse LLC@ Gmail.com</u>

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

TYPE OF IMPROVEMENT			
<input type="checkbox"/> Alteration (change to exterior)	<input checked="" type="checkbox"/> New Building	<input type="checkbox"/> Addition	<input type="checkbox"/> Accessory Structure
<input checked="" 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 type="checkbox"/> Other _____	<input type="checkbox"/> Awning	<input type="checkbox"/> Sign	<input type="checkbox"/> Fencing

FOR OFFICE USE ONLY
Case No. _____

ACTIVITY: (CHECK AS APPLICABLE)				
Project Start Date: <u>JAN 1</u>		Project Completion Date (anticipated): <u>JAN 20</u>		
<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 checked="" type="checkbox"/> Other <u>MAIN ST STORE</u>		
<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 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).

Building A Recreation of a store from 1880's
12x19 Frame (POST-BEAM) WITH ROUGH SAWN LUMBER
SIMILAR TO THE BUILDING WE PUT UP IN 2017
ON THE SAME SITE

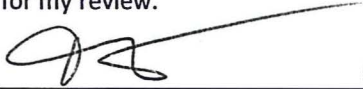
FOR OFFICE USE ONLY
Case No. _____

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.

 12-23-19
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.

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

Criteria Checklist for Project Approval OR Certificate of Appropriateness

SUBMITTAL CRITERIA CHECKLIST

The documentation listed below will assist in the submission of the application. *Not all information listed below is required for each project. In order to save time and effort, please consult with the Historic Preservation Office prior to completing your application.*

ALL WORK:

- Photograph of house and existing conditions from all relevant sides.

RENOVATIONS AND ADDITIONS:

- Elevation and plan drawings to scale indicating proposed alterations or additions, clearly indicating the existing building and what is proposed and including the relationship to adjacent structures. Make sure to include door and window design if altered. Manufacturer's catalog data may be used, if applicable.
- Exterior material description.
- Site plan showing dimensions of lot and location of existing building(s) or structure(s) on lot, location of additions, dimensions of existing structure and additions. (Show use of addition and location of windows and doors if applicable.)
- Photograph of existing conditions from all elevations.
- Color samples and placement on the structure.
- Historic photographs should accompany any request to return a structure to an earlier historic appearance. (Please note our archives may be of great assistance)

MATERIAL CHANGES:

- Written description of area involved.
- Color photographs or slides of areas involved and surrounding structures if applicable.
- Sample or photo of materials involved.

PAINTING, SIDING:

- Color photographs of all areas involved and surrounding structures if applicable.
- Samples of colors and/or materials to be used.
- Dimensioned elevation and section to scale, showing design of fence, material, and height in relationship to adjacent structures.

NEW CONSTRUCTION:

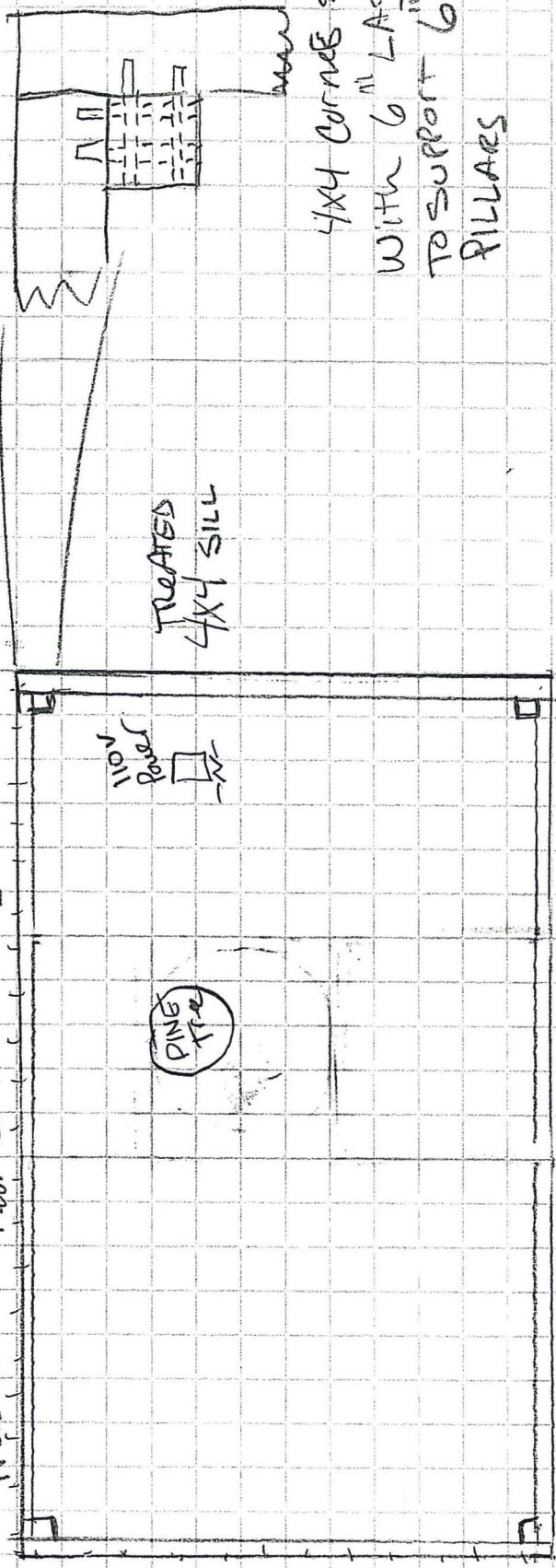
- Elevation drawings to scale showing all sides and dimensions. Elevation drawings to scale showing relationship to structures immediately adjacent.
- Photograph of proposed site and adjacent buildings on adjoining properties.
- Site plan including building footprint and location of off-street parking showing setbacks. Include number of spaces, surface material, screening and all other information required under Parking Areas.
- Material list including door and window styles, colors and texture samples.
- Scale model indicating significant detail. (This may be required for major construction. Please consult Historic Preservation Commission staff.)
- Color photographs of proposed site and structures within vicinity of new building.

Deadwood SD

PLANTER @ 623 Main St

Water Resist
Pressure Treated
1/2" x 1/2"

Floor Joist Spacing (Dist on ground)



4x4 CORNERS SECURED
WITH 6" LAG BOLTS
TO SUPPORT 6" X 6"
PILLARS

FLOOR PLANKING 1" X 8" FIR and 1/2" FIR

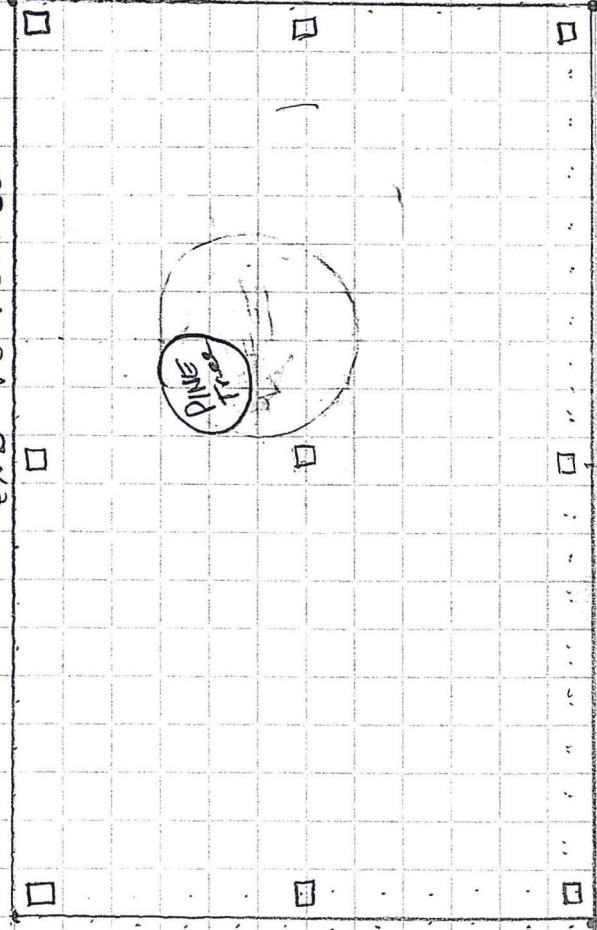
CEMENT SILL

Cement Sill on plants
increases in drop we will
have a wall where it is too low
to keep people from walking down

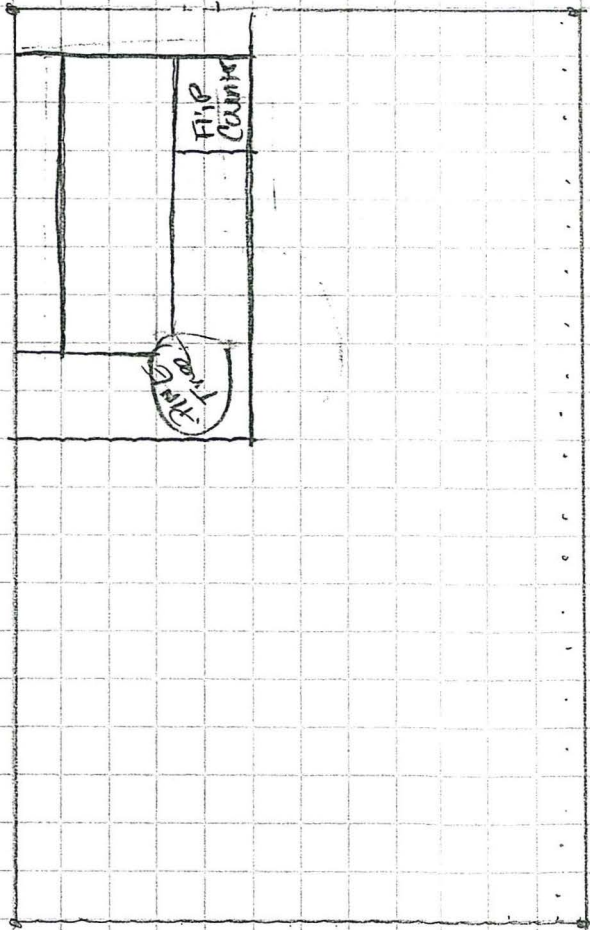
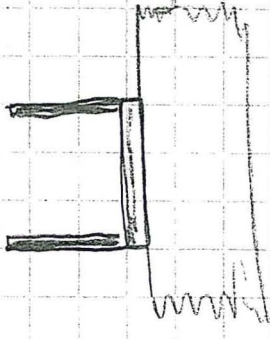
P1

PLANTER @ 623 MAIN ST DENVER CO SD

6" x 6" vertical supports



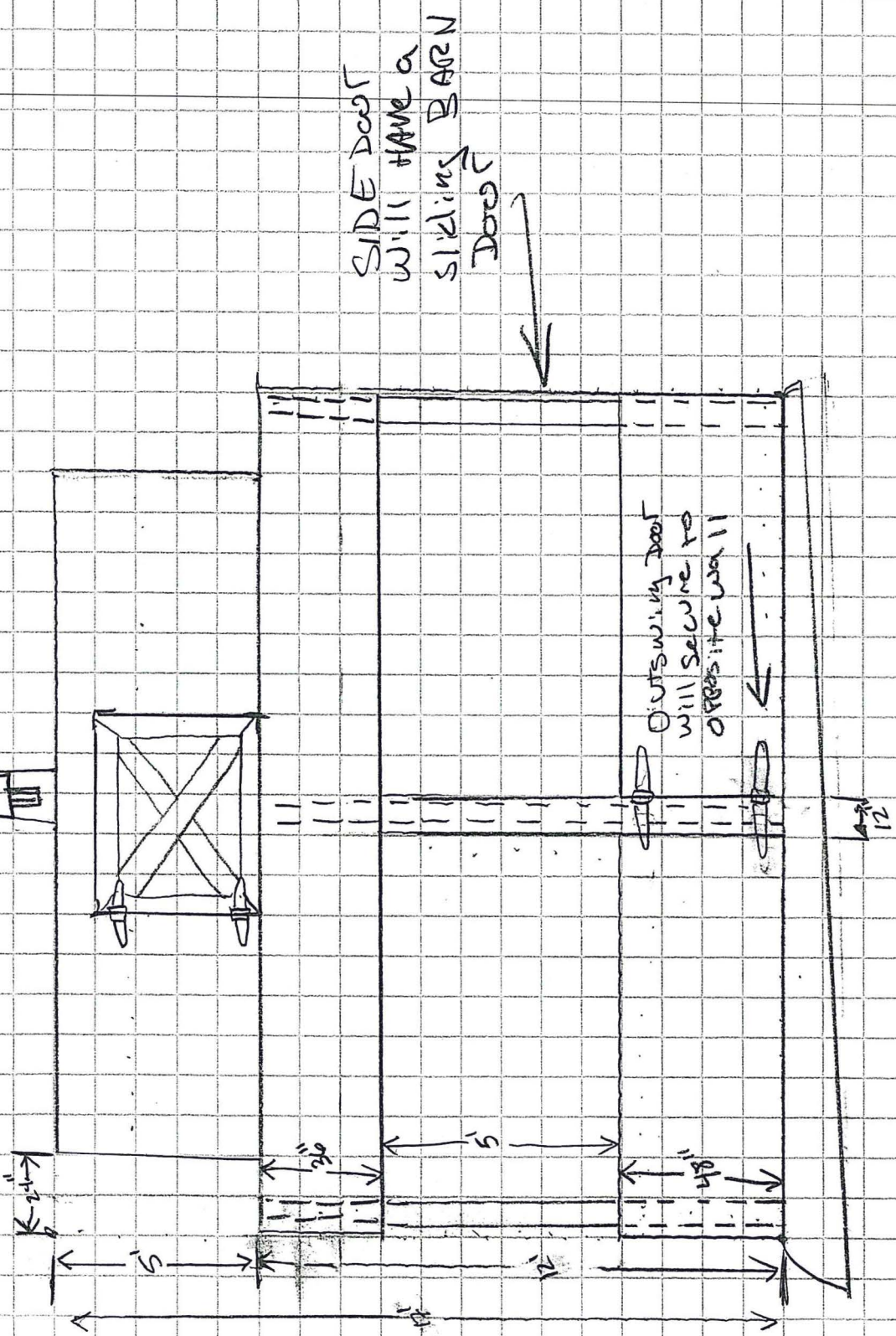
Secured with 6x6 Post @ BASE (Commonised) on Bottom TO 4x4 SILL Frame (STAINLESS)



Counter made from 1" x 8" FIR

P2

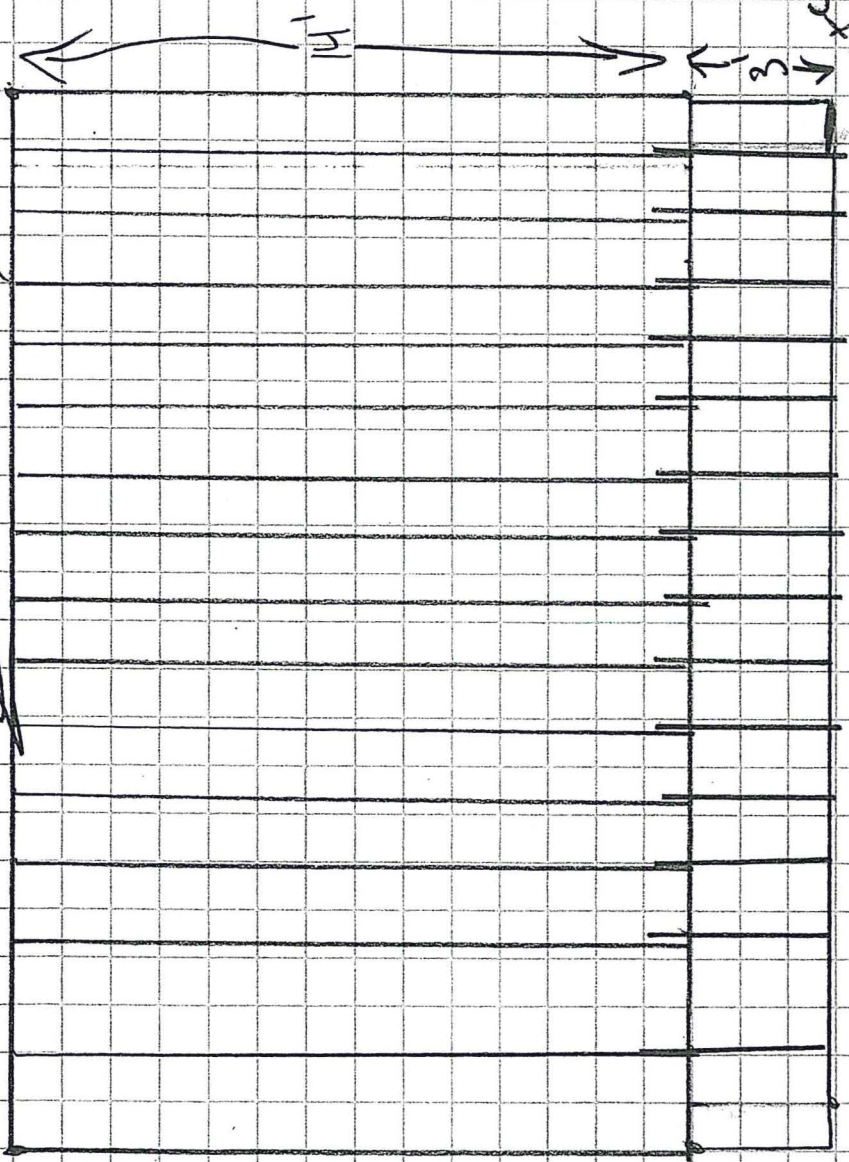
PLANTER @ 623 Main ST Deadwood SD



PL

PLANTER @ 623 MAIN ST
DEADWOOD SD

1550.557 16" oc
22'

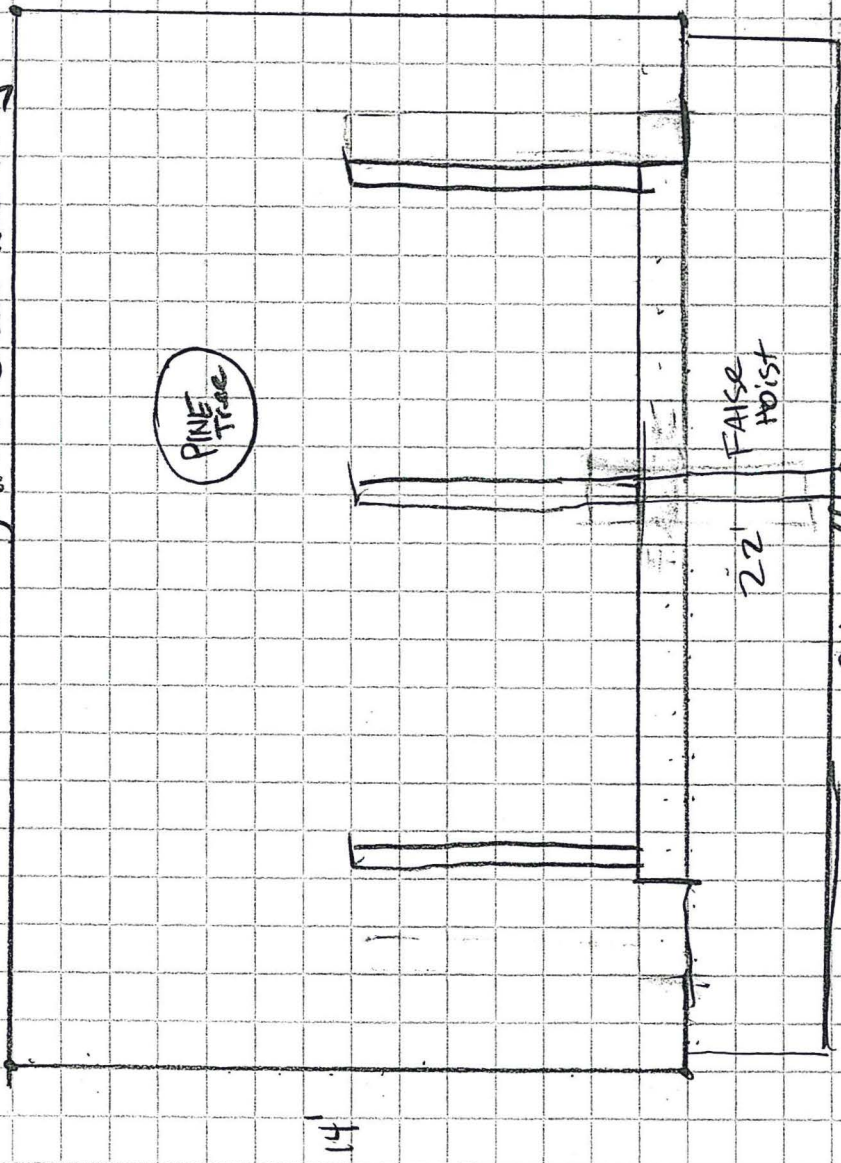


2x6 F11
 2' drop in 2"
 1" drop in 2"
 Main roof has 2' drop in 2"
 Main roof has 1' drop in 2"
 All
 Awnings & Roof
 Awnings was a 1' drop in 2"

5/25

PANTER @ 623 Main St Deadwood

Corrugated Sheet Roofing



PINE Tree

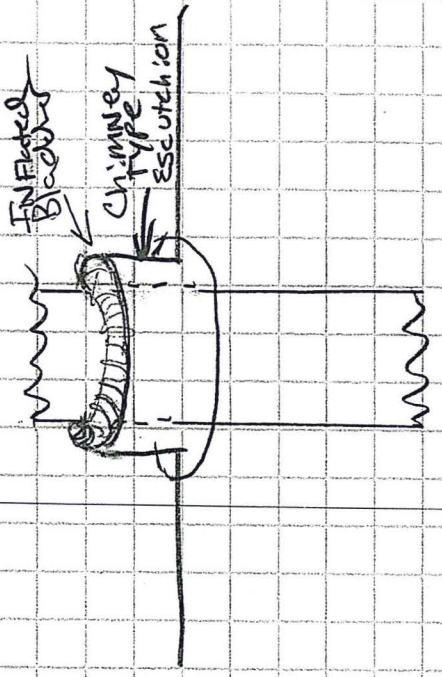
22' FALSE HOIST

3/4 X 4 X 8 Sheathing

TAR PAPER BARRI...

Corrugated Roofing

Tree



INJECTED BLOCKS

Chimney Type

ESSE UTCHION

Roofing

96

— FRONT WINDOWS WILL BE ROLLUP CANVAS TARP
SECURED BY PADLOCKS AT NIGHT

— HEATING WILL BE ELECTRIC

— LIGHTING WILL BE ELECTRIC/LED

— FIRE EXTINGUISHER WILL BE UNDER COUNTER

— SIDING WALLS WILL BE OF 1" X 8" AND 1" X 10" FIR
ROUGH CUT WITH SOME BARK ON EDGES

— CURRENT ELECTRICAL POST WILL BE USED
UNTIL CONSTRUCTION IS COMPLETED. THEN DESTROYED
ELECTRIC WILL BE CONSULTED TO WIRE THE BUILDING

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



FOR OFFICE USE ONLY
 Case No. 180098
 Project Approval
 Certificate of Appropriateness
 Date Received 7/19/18
 Date of Hearing 7/26/18

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>629 Main St Deadwood SD</u>
Historic Name of Property (if known): <u>Celebrity Hotel & Casino</u>

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

Owner's Name: <u>TODD WILCOX</u>
Address: <u>562 Williams</u>
City: <u>Deadwood</u> State: <u>SD</u> Zip: <u>57732</u>
Telephone: <u>702 570 8526</u> Fax: <u>702 666 0360</u>
E-mail: <u>TheLuckyHorseLLC@gmail.com</u>

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

Contractor's Name: _____
Address: _____
City: _____ State: _____ Zip: _____
Telephone: _____ 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 type="checkbox"/> Exterior Painting
<input type="checkbox"/> General Maintenance	<input type="checkbox"/> Siding	<input type="checkbox"/> Windows	<input type="checkbox"/> Fencing
<input checked="" type="checkbox"/> Other <u>Temporary Lending Structure</u>	<input type="checkbox"/> Awning	<input type="checkbox"/> Sign	<input type="checkbox"/>

FOR OFFICE USE ONLY
Case No. _____

ACTIVITY: (CHECK AS APPLICABLE)			
Project Start Date: <u>July 10, 2018</u>		Project Completion Date (anticipated): <u>July 12, 2018</u>	
<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"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear
<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"/> 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"/> 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 <u>See Photos</u>			

DESCRIPTION OF ACTIVITY

Describe, as specifically as possible, 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. A request for approval of a window replacement, for example, should be accompanied by measurements of the existing window, a picture of the existing window, and a picture or catalogue sheet with manufacturer information for the new window. Similar 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.

Temporary Doug Fir Construction to vend During July & AUGUST 2018.

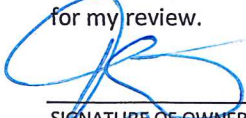
FOR OFFICE USE ONLY
Case No. _____


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 July 12-2018


SIGNATURE OF OWNER(S) DATE July 12-2018

SIGNATURE OF AGENT(S) DATE

SIGNATURE OF AGENT(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.

Criteria Checklist for Project Approval OR Certificate of Appropriateness

SUBMITTAL CRITERIA CHECKLIST

The documentation listed below will assist in the submission of the application. *Not all information listed below is required for each project. In order to save time and effort, please consult with the Historic Preservation Office prior to completing your application.*

ALL WORK:

- Photograph of house and existing conditions from all relevant sides.

RENOVATIONS AND ADDITIONS:

- Elevation and plan drawings to scale indicating proposed alterations or additions, clearly indicating the existing building and what is proposed and including the relationship to adjacent structures. Make sure to include door and window design if altered. Manufacturer's catalog data may be used, if applicable.
- Exterior material description.
- Site plan showing dimensions of lot and location of existing building(s) or structure(s) on lot, location of additions, dimensions of existing structure and additions. (Show use of addition and location of windows and doors if applicable.)
- Photograph of existing conditions from all elevations.
- Color samples and placement on the structure.
- Historic photographs should accompany any request to return a structure to an earlier historic appearance. (Please note our archives may be of great assistance)

MATERIAL CHANGES:

- Written description of area involved.
- Color photographs or slides of areas involved and surrounding structures if applicable.
- Sample or photo of materials involved.

PAINTING, SIDING:

- Color photographs of all areas involved and surrounding structures if applicable.
- Samples of colors and/or materials to be used.
- Dimensioned elevation and section to scale, showing design of fence, material, and height in relationship to adjacent structures.

NEW CONSTRUCTION:

- Elevation drawings to scale showing all sides and dimensions. Elevation drawings to scale showing relationship to structures immediately adjacent.
- Photograph of proposed site and adjacent buildings on adjoining properties.
- Site plan including building footprint and location of off-street parking showing setbacks. Include number of spaces, surface material, screening and all other information required under Parking Areas.
- Material list including door and window styles, colors and texture samples.
- Scale model indicating significant detail. (This may be required for major construction. Please consult Historic Preservation Commission staff.)
- Color photographs of proposed site and structures within vicinity of new building.

Date: May 17, 2023

Case No. 230044
Address: 372 Main Street

Staff Report

The applicant has submitted an application for Certificate of Appropriateness for work at 372 Main Street, a non-contributing structure located in the Fountain City Planning Unit in the City of Deadwood.

Applicant: Optima, LLC
Owner: Optima, LLC
Constructed: N/A

CRITERIA FOR THE ISSUANCE OF A 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:** This structure is new and does not have historical significance.
- 2. Architectural design of the resource and proposed alterations:** The applicant is requesting permission to add an exterior trash chute on the south side of the Tru by Hilton property that extends from 4th floor to the trash enclosure/compactor.

Attachments: Yes

Plans: Yes

Photos: Yes

Staff Opinion:

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.

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.	23004
<input type="checkbox"/> Project Approval	
<input checked="" type="checkbox"/> Certificate of Appropriateness	
Date Received	5/16/23
Date of Hearing	5/24/23

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: 372 Main Street, Deadwood, SD 57732
Historic Name of Property (if known):

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: <u>Optima, LLC</u>
Address: <u>927 Main Street</u>
City: <u>Rapid City</u> State: <u>SD</u> Zip: <u>57701</u>
Telephone: <u>605.341.050</u> Fax: _____
E-mail: <u>caleba@livhotelgroup.com</u>

Architect's Name: <u>Chamberlin Architects</u>
Address: <u>725 St. Joseph Street</u>
City: <u>Rapid City</u> State: <u>SD</u> Zip: <u>57701</u>
Telephone: <u>605.355.6804</u> Fax: _____
E-mail: <u>bburns@chamberlinarchitects.com</u>

Contractor's Name: <u>A-1 Construction</u>
Address: <u>1897 Centre Street Ste 100</u>
City: <u>Rapid City</u> State: <u>SD</u> Zip: <u>57701</u>
Telephone: <u>605.348.6148</u> Fax: _____
E-mail: <u>vaughn@a1constructionsd.com</u>

Agent's Name: <u>Caleb Arceneaux</u>
Address: <u>502 West Boulevard</u>
City: <u>Rapid City</u> State: <u>SD</u> Zip: <u>57701</u>
Telephone: <u>605.341.0500</u> Fax: _____
E-mail: <u>caleba@livhotelgroup.com</u>

TYPE OF IMPROVEMENT
<input checked="" 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 type="checkbox"/> Other _____ <input type="checkbox"/> Awning <input type="checkbox"/> Sign <input type="checkbox"/> Fencing

Updated October 9, 2019

FOR OFFICE USE ONLY
Case No. _____

ACTIVITY: (CHECK AS APPLICABLE)	
Project Start Date: <u>Fall 2023</u>	Project Completion Date (anticipated): <u>Spring 2024</u>
<input checked="" type="checkbox"/> ALTERATION	<input type="checkbox"/> Front <input checked="" 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).

Addition of a trash chute on the south side of the Tru by Hilton property that extends from 4th floor to
to trash enclosure/compactor. See attached drawings.

FOR OFFICE USE ONLY
Case No. _____

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.

 5/15/23
SIGNATURE OF OWNER(S) DATE

Caleb J. Arceneaux 05/15/2023
SIGNATURE OF AGENT(S) DATE

SIGNATURE OF OWNER(S) DATE

SIGNATURE OF AGENT(S) DATE

SIGNATURE OF OWNER(S) DATE

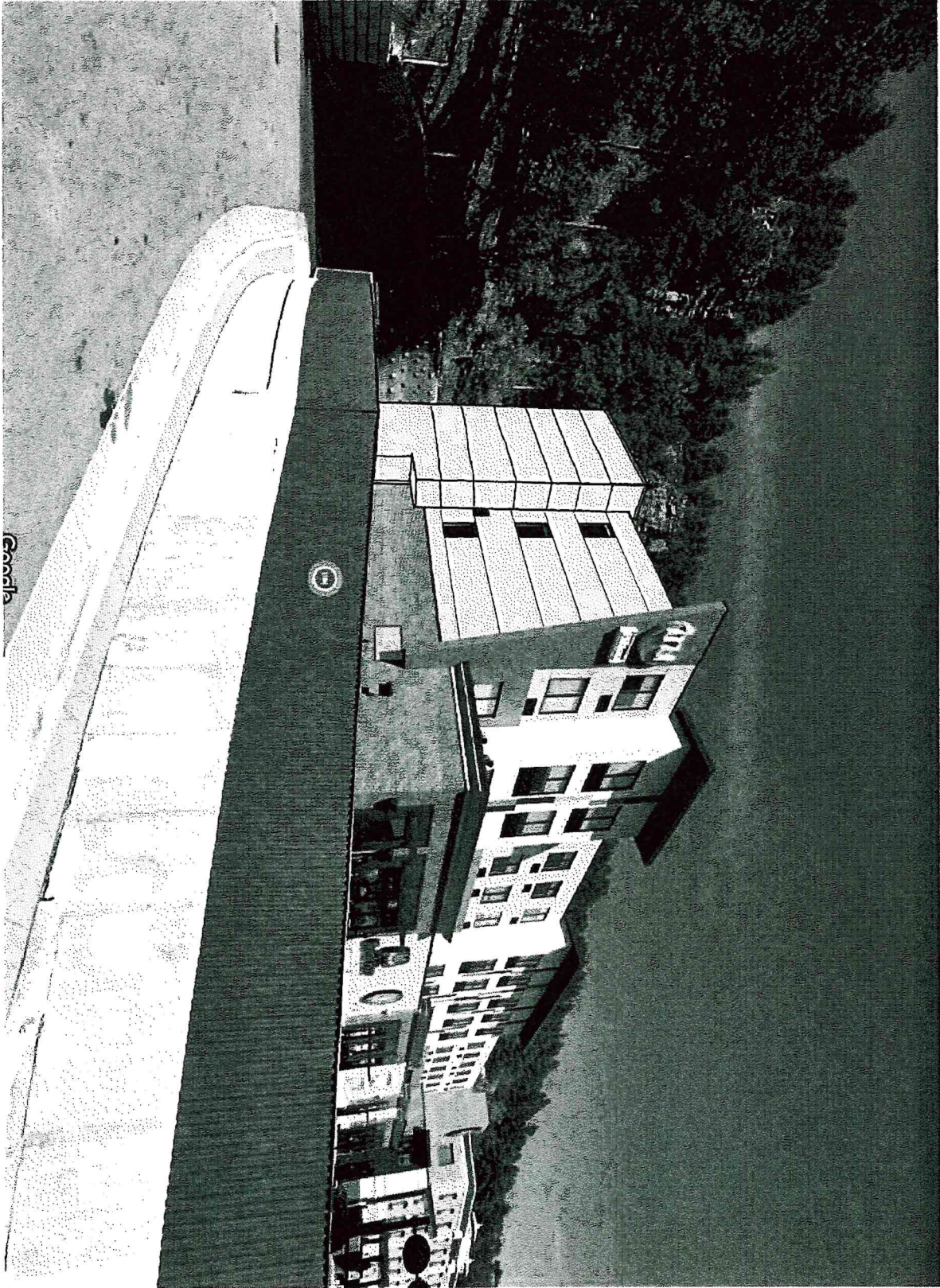
SIGNATURE OF AGENT(S) DATE

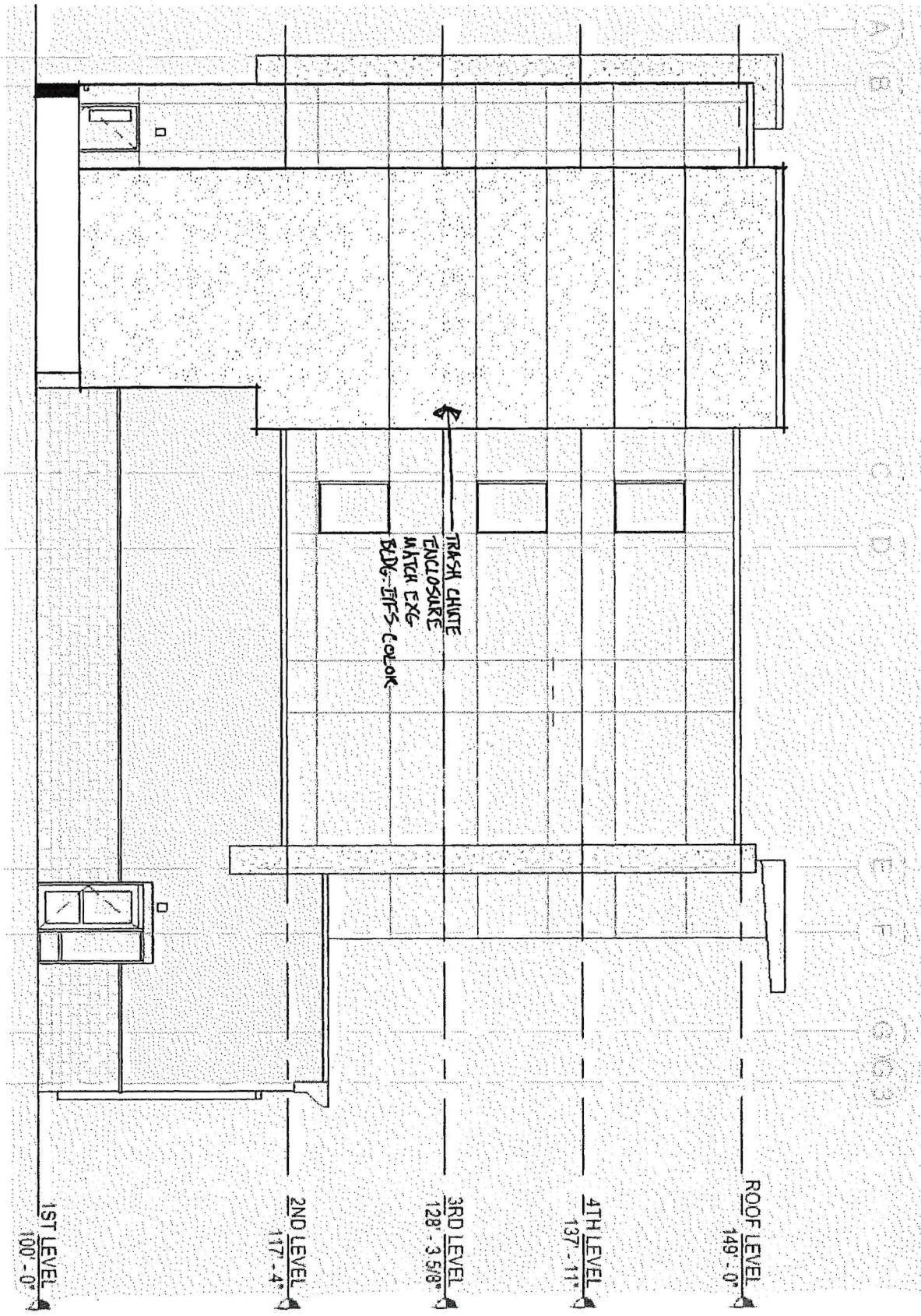
APPLICATION DEADLINE

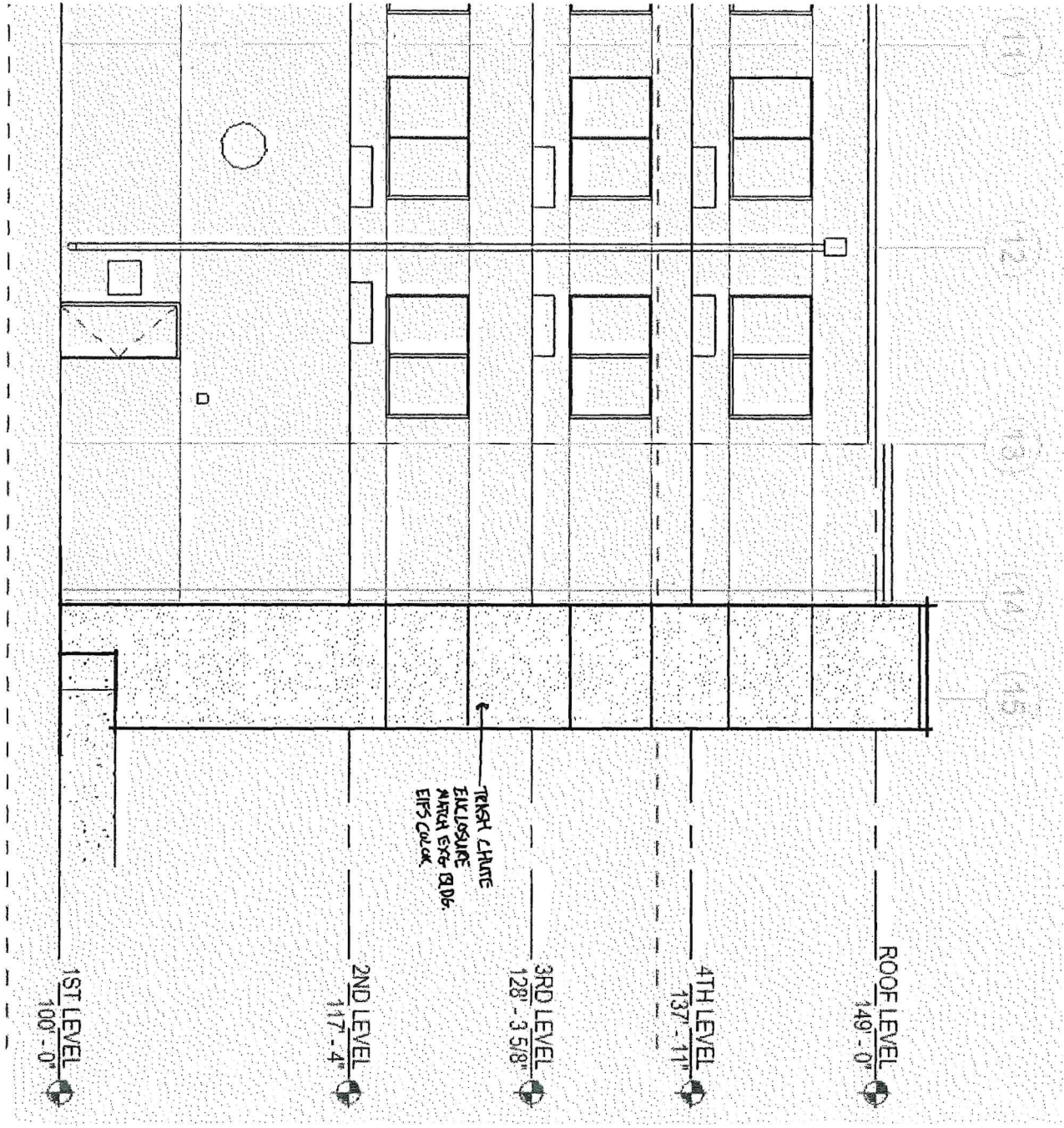
This form and all supporting documentation **MUST** arrive by 5:00 p.m. on the 1st or 3rd Wednesday of every month to be considered at the next Historic Preservation Commission Meeting. The meeting schedule and filing deadlines are on file with the Historic Preservation Office. Any information not provided 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.

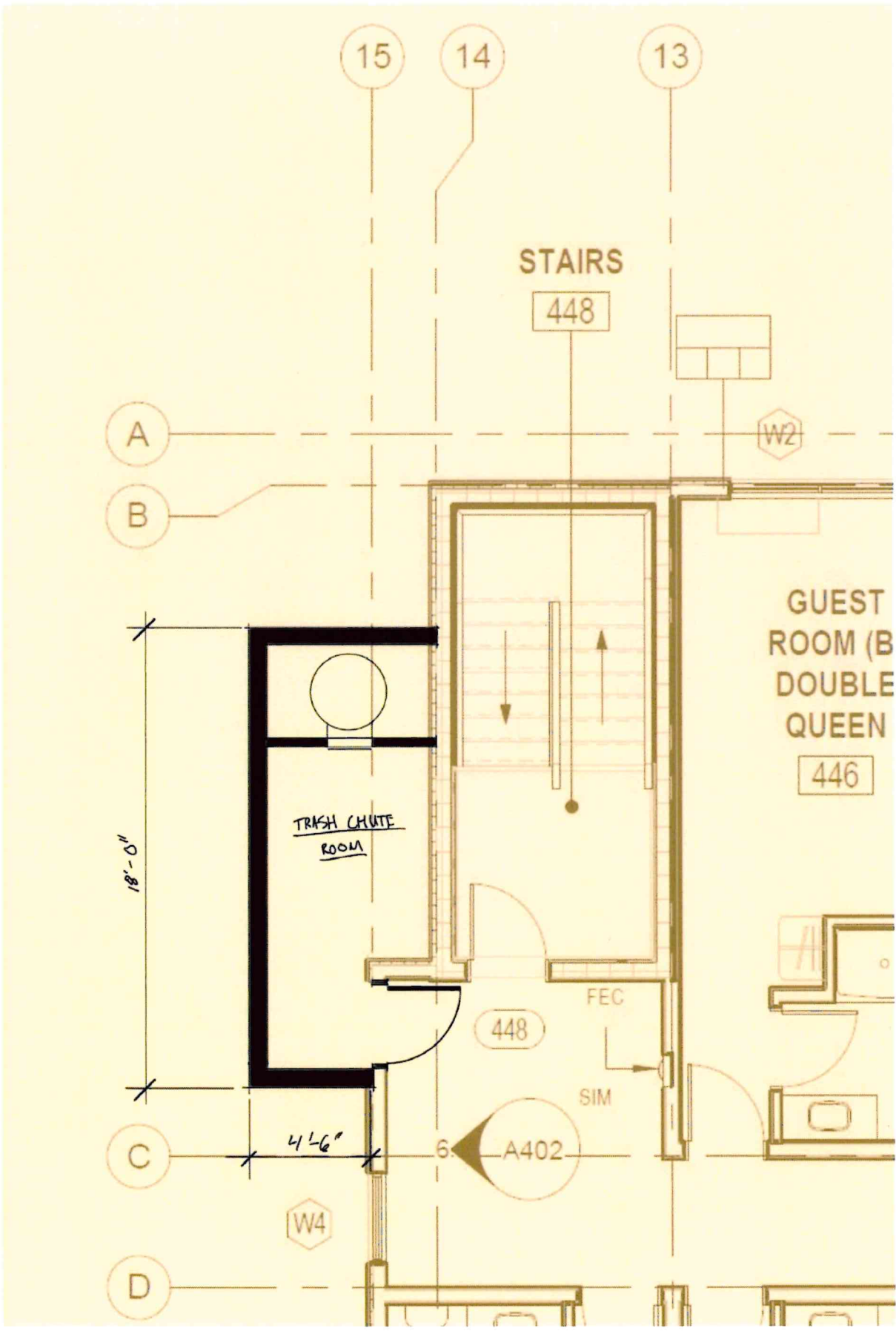
Please use the attached criteria checklist as a guide to completing the application. Incomplete applications cannot be reviewed and will be returned to you for more information. All submitted materials will be retained by the Historic Preservation Office. Do not submit your only copy of any piece of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

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

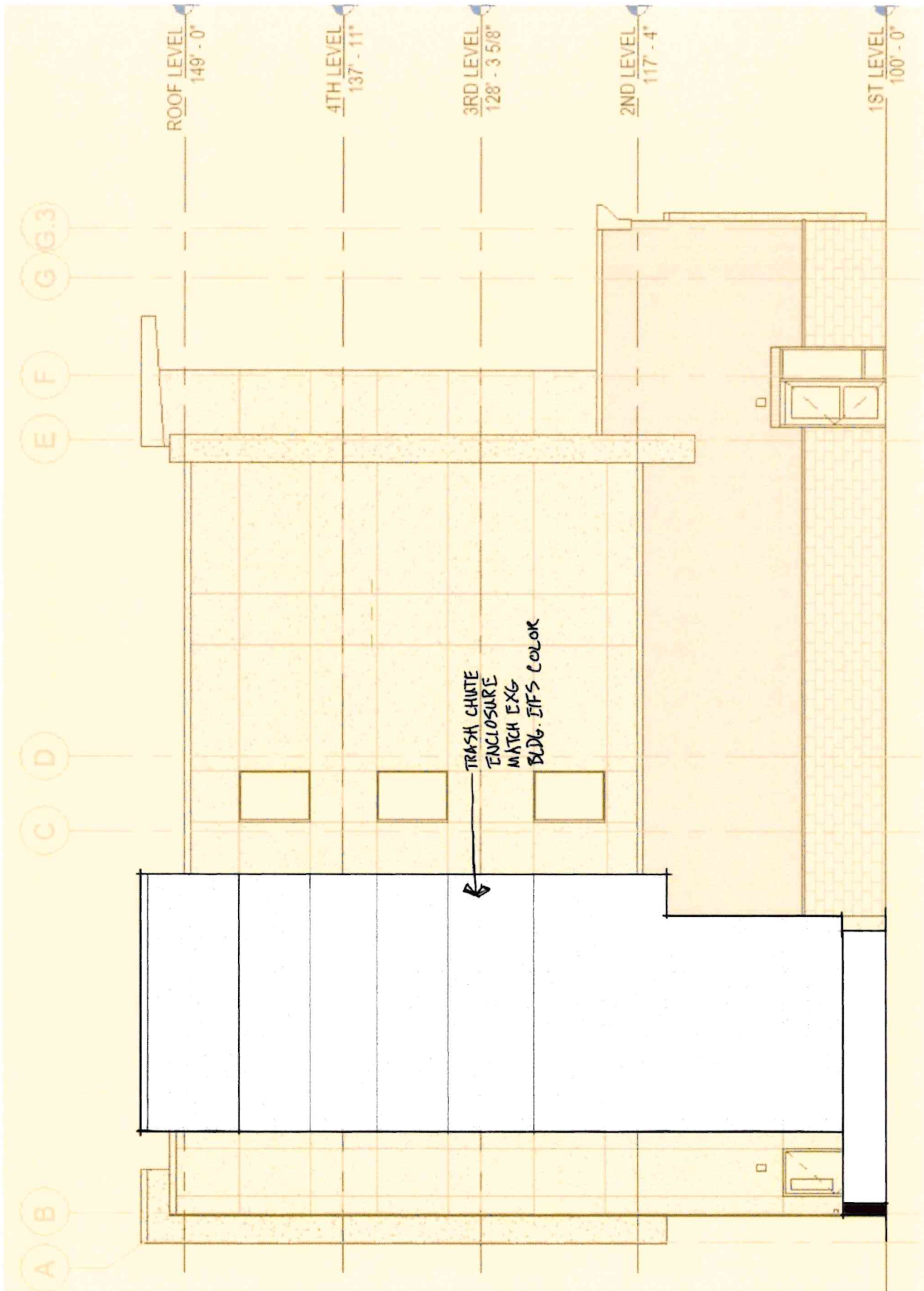


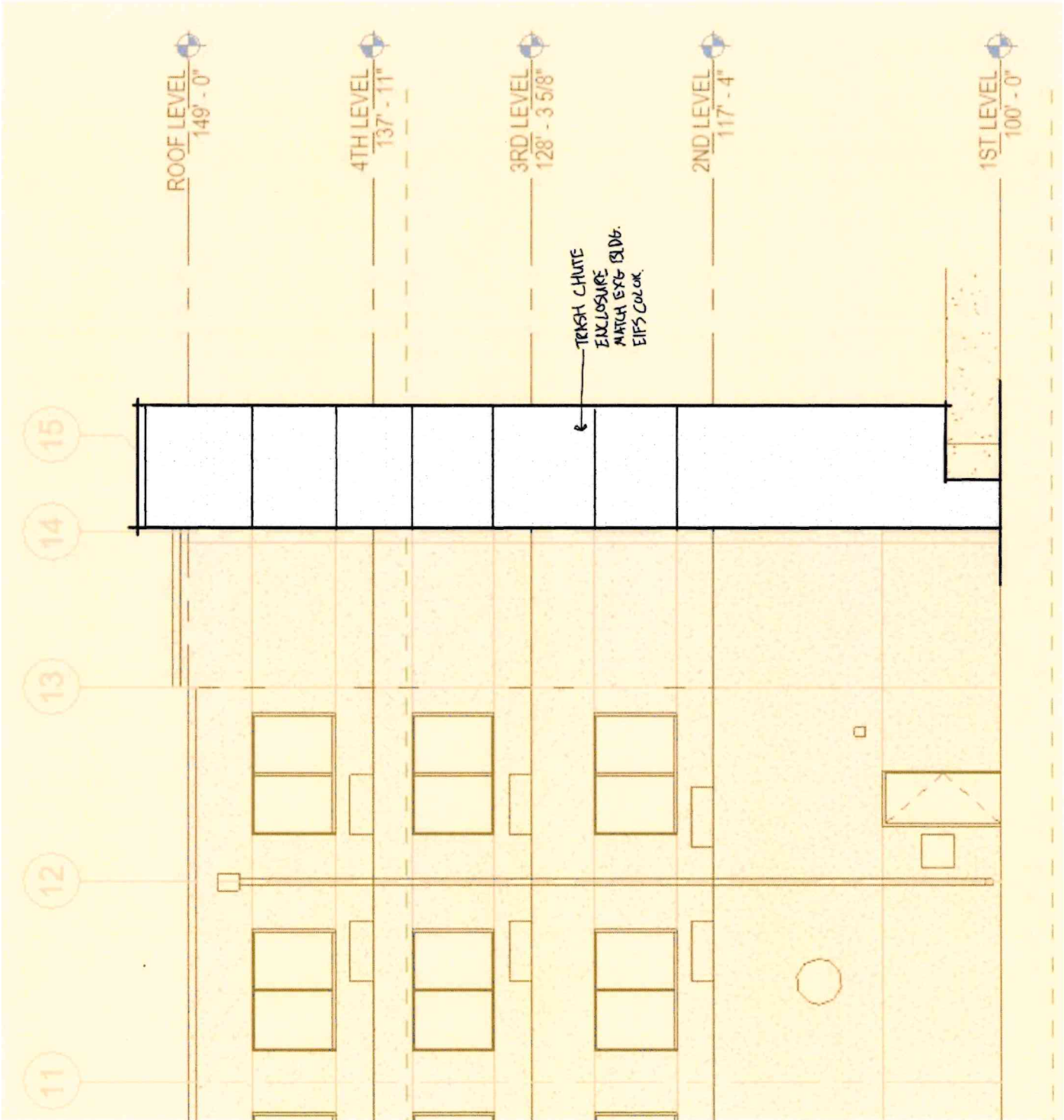


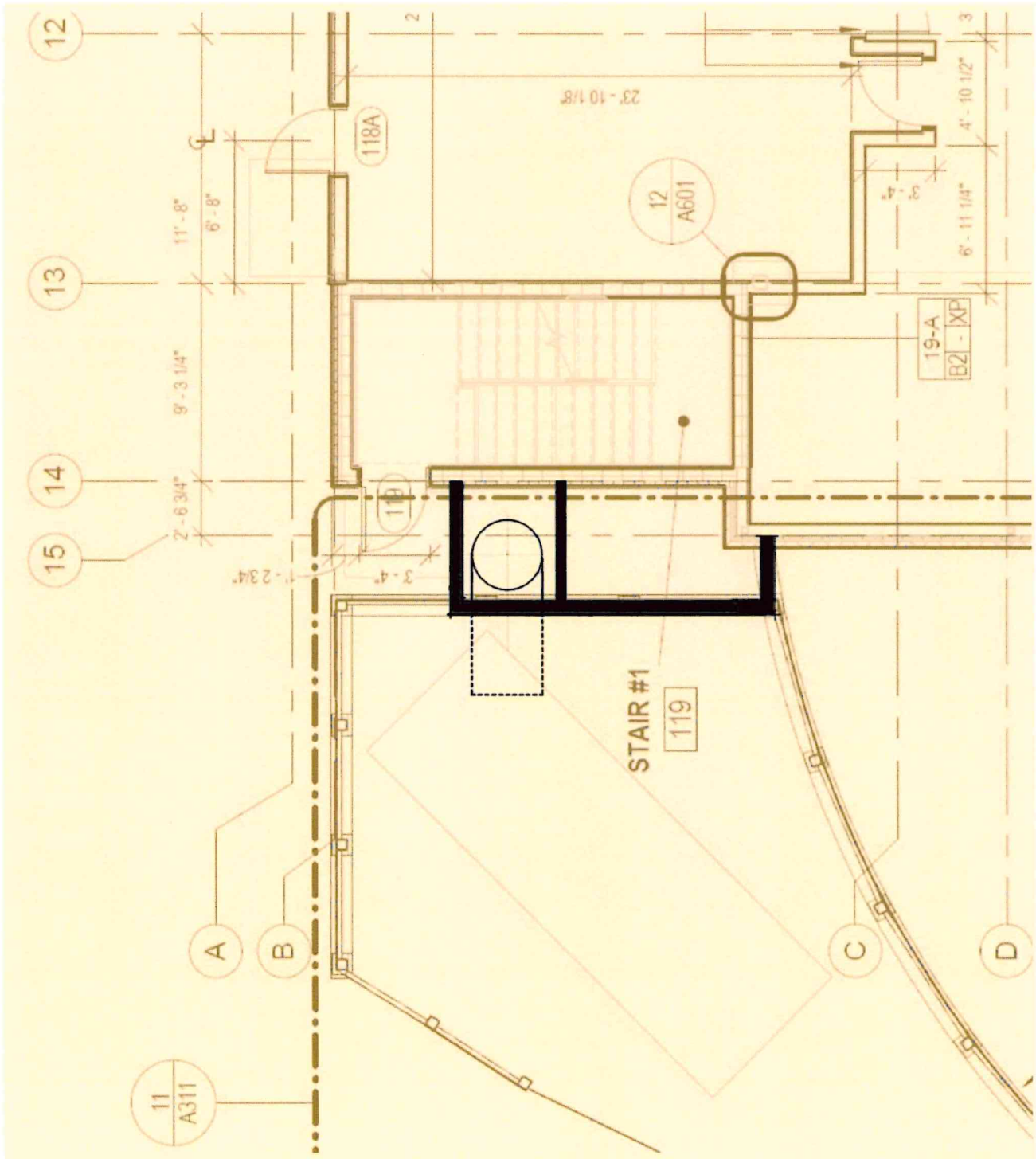


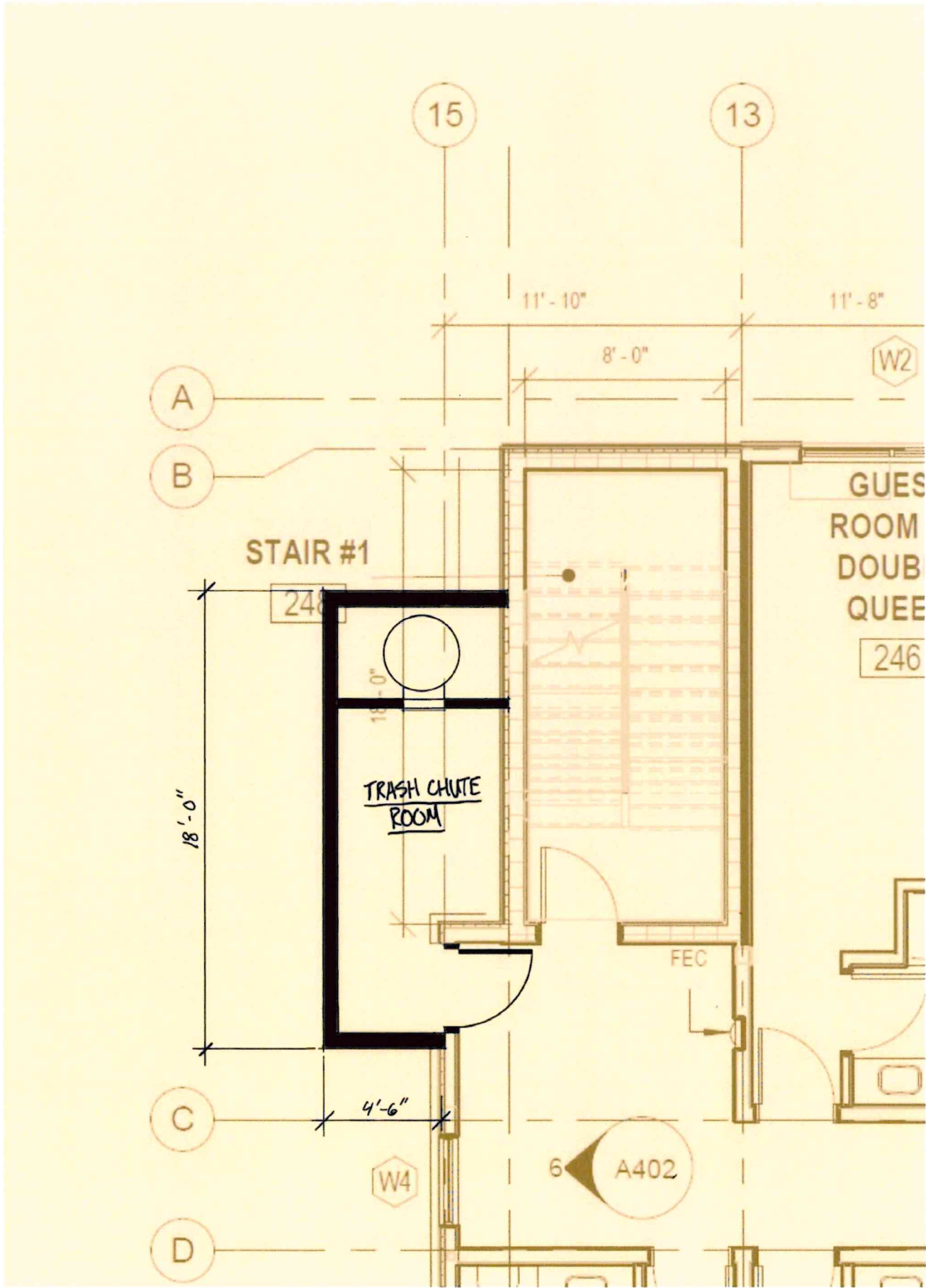


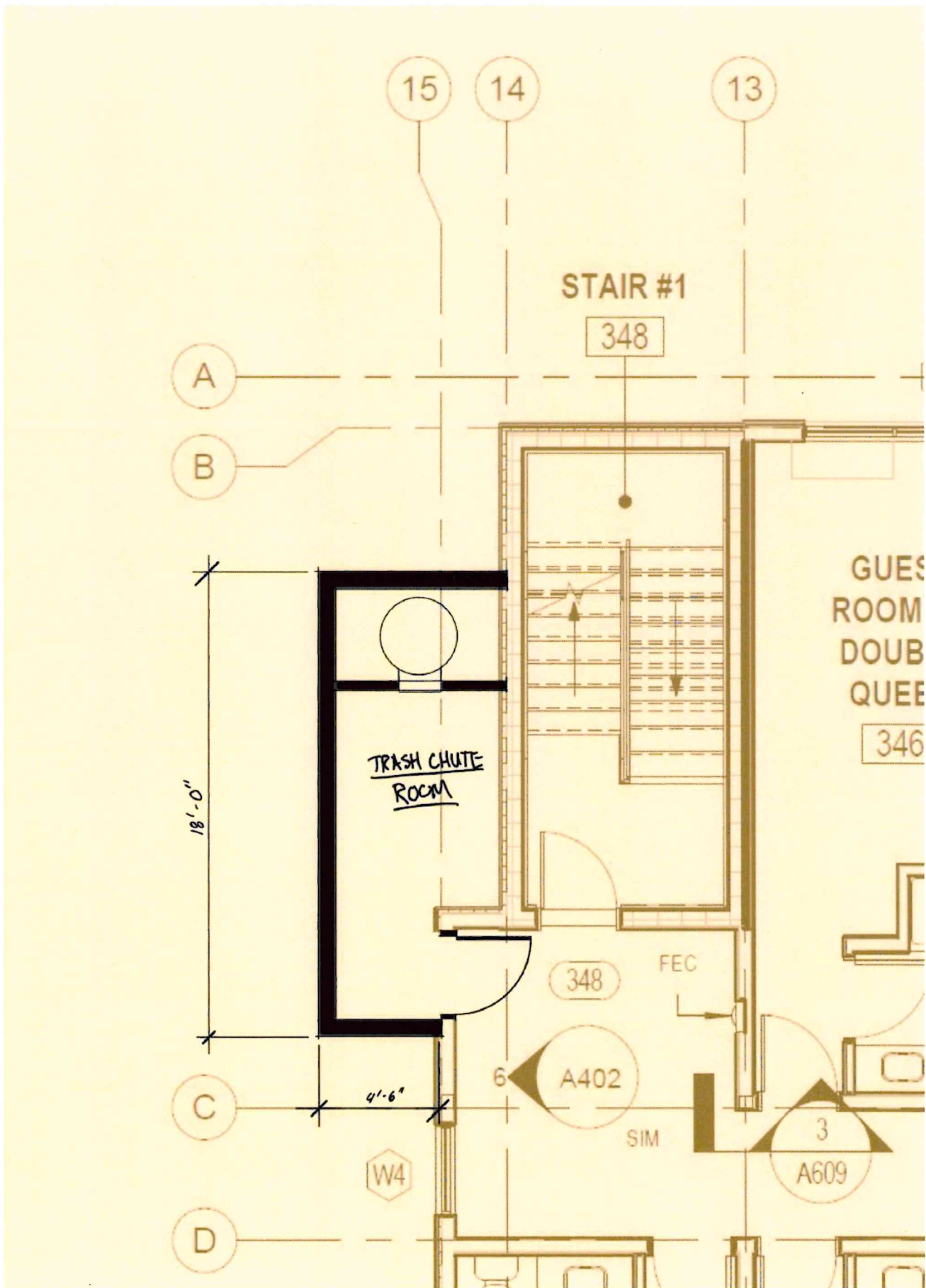












Date: May 18, 2023

Case No. 230045
Address: 732 Main Street

Staff Report

The applicant has submitted an application for Certificate of Appropriateness for work at 732 Main Street, a contributing structure located in the Deadwood City Planning Unit in the City of Deadwood.

Applicant: Joel Livengood
Owner: Villagood Properties LLC
Constructed: c 1900

CRITERIA FOR THE ISSUANCE OF A 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:** Lawrence County records indicate this structure dates from 1917. Additional research is needed to verify the history of this resource as it appears to be moved from a location down the street and is older than indicated in the county records. It is listed as a contributing resource to the local historic district, the State and National Register of Historic Places and the National Historic Landmark District.
- 2. Architectural design of the resource and proposed alterations:** The applicant is requesting permission to replace the chain-link fence with a wooden post and rail fence. Construct a boardwalk mimicking the original boardwalk at the east side of the building. It will provide access to door at the rear of the structure to meet code. A railing will be constructed to match the existing porch.

Attachments: Yes

Plans: No

Photos: Yes

Staff Opinion: The applicant began work on both the fence and the “boardwalk” without a building permit or Certificate of Appropriateness. Furthermore, the structure was entered into the façade program in September of 2020 and has violated the conservation easement for work done without permission of the Historic Preservation Commission.

Specific language in the easement is as follows:

- 5.2 Required Notice. Grantor agrees to give Grantee written notice before exercising any reserved right as delineated in this Conservation Easement as follows.
 - a. Restrictions on activities that would affect historically significant components of the Property. The Grantor agrees that no construction, alteration, or remodeling or any other activity shall be undertaken or permitted to be undertaken on the Property which would affect historically significant features identified in Exhibit C; exterior construction materials, architectural details, form, fenestration, height of the Property, or adversely affect its structural soundness without prior written permission of the Grantee affirming that such reconstruction, repair, repainting, refinishing, rehabilitation, preservation, or restoration will meet The Secretary of the Interior’s *Standards for the Treatment of Historic Properties* (hereinafter referred to as the “Standards”).
 - b. Restrictions on activities that would affect archeological resources. The Grantor agrees that no ground disturbing activity, defined as any activity extending deeper than twelve (12) inches, shall

be undertaken or permitted to be undertaken on the Property which would affect historically significant archeological resources identified in Exhibit C without prior written permission of the Grantee affirming that such work will meet The Secretary of the Interior's "*Standards for Archeology and Historic Preservation.*"

- c. Construction Notice. In order to facilitate the monitoring of this Conservation Easement, to ensure continuing communication, and to determine that new or modified permitted Structures conform to the terms of this Conservation Easement, Grantor shall submit to Grantee sufficient written information. Such information shall allow Grantee to confirm that the Structures proposed for construction: (1) conform to the use or uses permitted within that area, as marked on Exhibit B; (2) confirm the proposed undertaking does not encroach upon, damage or destroy a historic resource; and (3) do not violate any of the terms or conditions of this Easement. Said information shall include the proposed undertaking for the Property.
- d. Approval. Pursuant to actions or activities requiring approvals in this Conservation Easement, Grantor shall submit to Grantee sufficient written information to allow for a determination by Grantee that such action or activity is in compliance with the purposes, terms and intent of this Conservation Easement. Grantee shall have forty-five (45) days from the receipt of the information, and an additional ten (10) days as provided in the following paragraph (or such longer period as the parties may agree to in writing) within which to review such materials and grant or deny approval.

Notice shall be pursuant to Section 5.3 herein. Grantee may review the proposed site to confirm that the proposed action or activity is in compliance with this Conservation Easement, and shall notify Grantor as to whether or not the proposal is in compliance with the terms of this Conservation Easement, not more than forty-five (45) days from receipt of the notice. If Grantee fails to respond within forty-five (45) days, Grantor will further contact Grantee to confirm that Grantee received the first notice, and if after ten (10) days Grantee does not respond, the proposals shall be deemed approved. In approving such proposals, Grantee may attach such conditions as it reasonably deems necessary to comply with the purposes, terms and intent of this Conservation Easement.

With regards to the fence, while it is an improvement to the previous chain link fence which was removed, it is not compatible to the resource. A picket or iron fence would appear to be more appropriate to the building and lot.

The "boardwalk", while shown in a line drawing or etching of this section of early Deadwood, there is no evidence that once the resource was moved to the new location that such boardwalk was present. The original boardwalk on the resource shown in the drawing was related to the structure and the terrain associated with the site and setting associated with this particular location and not the current site and setting. Staff's research through the Sanborn Fire Insurance maps do not indicate a "boardwalk" associated with this building in this location. It is staff's opinion that this also does not meet the requirements associated with the Conservation Easement.

The proposed work and changes do encroach upon and damage the historic resource and has an adverse effect on the character of the building and the historic character of the State and National Register Historic Districts or the Deadwood National Historic Landmark District.

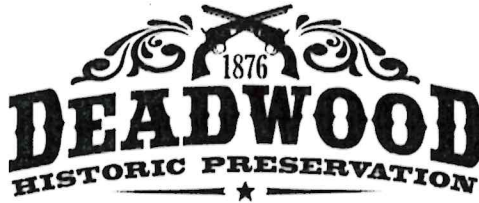
Motions available for commission action:

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		Section 7 Item c.
Case No.	230045	
<input type="checkbox"/> Project Approval		
<input checked="" type="checkbox"/> Certificate of Appropriateness		
Date Received	5/16/23	
Date of Hearing	5/24/23	

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>732 MAIN ST</u>
Historic Name of Property (if known):

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: <u>JOEL LIVENGOOD</u>
Address: <u>508 CROWN ST</u>
City: <u>LEAD</u> State: <u>SD</u> Zip: <u>57754</u>
Telephone: <u>605-920-9376</u> Fax: <u>NA</u>
E-mail: <u>livengood19@yahoo</u>

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

Contractor's Name: <u>SAME</u>
Address: _____
City: _____ State: _____ Zip: _____
Telephone: _____ 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 checked="" type="checkbox"/> New Construction <input type="checkbox"/> New Building <input type="checkbox"/> Addition <input type="checkbox"/> Accessory Structure <input type="checkbox"/> General Maintenance <input type="checkbox"/> Re-Roofing <input type="checkbox"/> Wood Repair <input type="checkbox"/> Exterior Painting <input type="checkbox"/> Other _____ <input type="checkbox"/> Siding <input type="checkbox"/> Windows <input checked="" type="checkbox"/> Porch/Deck <input type="checkbox"/> Awning <input type="checkbox"/> Sign <input checked="" type="checkbox"/> Fencing

FOR OFFICE USE ONLY
Case No. _____

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 5/10/23

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.

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

Criteria Checklist for Project Approval OR Certificate of Appropriateness

SUBMITTAL CRITERIA CHECKLIST

The documentation listed below will assist in the submission of the application. *Not all information listed below is required for each project. In order to save time and effort, please consult with the Historic Preservation Office prior to completing your application.*

ALL WORK:

- Photograph of house and existing conditions from all relevant sides.

RENOVATIONS AND ADDITIONS:

- Elevation and plan drawings to scale indicating proposed alterations or additions, clearly indicating the existing building and what is proposed and including the relationship to adjacent structures. Make sure to include door and window design if altered. Manufacturer's catalog data may be used, if applicable.
- Exterior material description.
- Site plan showing dimensions of lot and location of existing building(s) or structure(s) on lot, location of additions, dimensions of existing structure and additions. (Show use of addition and location of windows and doors if applicable.)
- Photograph of existing conditions from all elevations.
- Color samples and placement on the structure.
- Historic photographs should accompany any request to return a structure to an earlier historic appearance. (Please note our archives may be of great assistance)

MATERIAL CHANGES:

- Written description of area involved.
- Color photographs or slides of areas involved and surrounding structures if applicable.
- Sample or photo of materials involved.

PAINTING, SIDING:

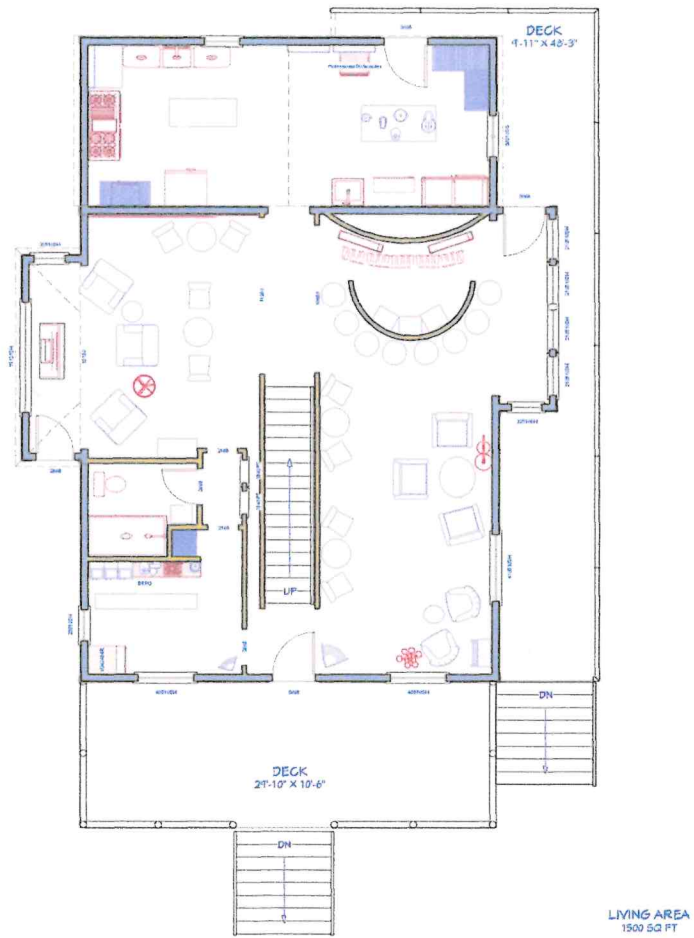
- Color photographs of all areas involved and surrounding structures if applicable.
- Samples of colors and/or materials to be used.
- Dimensioned elevation and section to scale, showing design of fence, material, and height in relationship to adjacent structures.

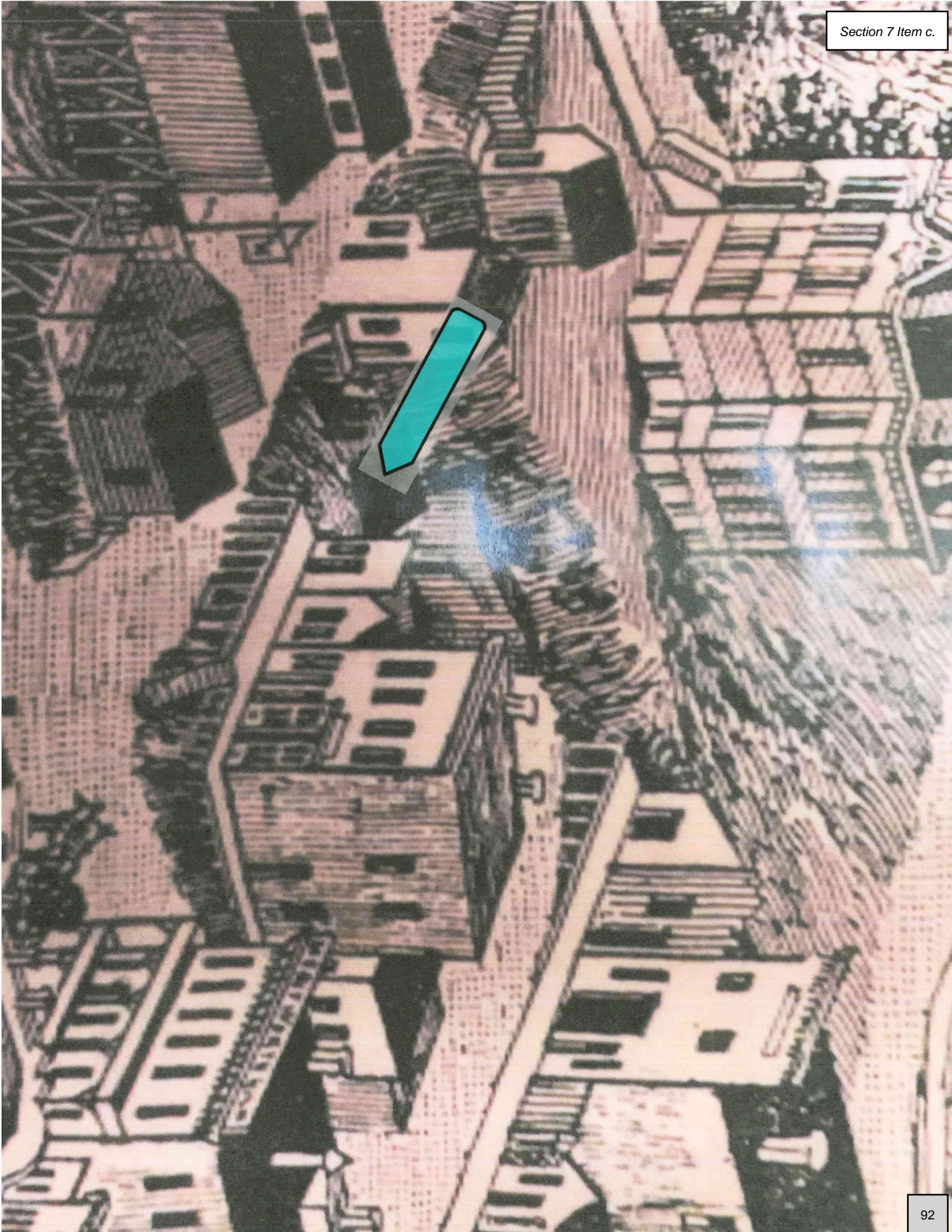
NEW CONSTRUCTION:

- Elevation drawings to scale showing all sides and dimensions. Elevation drawings to scale showing relationship to structures immediately adjacent.
- Photograph of proposed site and adjacent buildings on adjoining properties.
- Site plan including building footprint and location of off-street parking showing setbacks. Include number of spaces, surface material, screening and all other information required under Parking Areas.
- Material list including door and window styles, colors and texture samples.
- Scale model indicating significant detail. (This may be required for major construction. Please consult Historic Preservation Commission staff.)
- Color photographs of proposed site and structures within vicinity of new building.











Date: May 18, 2023

Case No. 230046

Address: 732 Main Street - Garage

Staff Report

The applicant has submitted an application for Certificate of Appropriateness for work at 732 Main Street, a non-contributing structure located in the Deadwood City Planning Unit in the City of Deadwood.

Applicant: Joel Livengood
 Owner: Villagood Properties LLC
 Constructed: 1970s

CRITERIA FOR THE ISSUANCE OF A 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:** This structure currently does not qualify for the historic register.
- 2. Architectural design of the resource and proposed alterations:** The applicant is requesting permission to mimic the garage façade to replicate a structure that once stood in the same location. Currently it is a garage built in the 1970's. The plan is to use the salvaged 1" wood sheathing planks that were original to the main house adjacent to the garage.

Attachments: Yes

Plans: yes

Photos: Yes

Staff Opinion: While there is photographic evidence of a false front structure at this location or near this site, as proposed, the false front façade does not truly mimic the previous building(s) due to the single door or entrance and without additional fenestration. It appears the previous structure had much more of a transparent store front.

Furthermore, since this garage is outside the period of significance it has no historical context and is an intrusion to the fabric of the district. Creating a false front façade may be appropriate if it more closely matches earlier structures within the area of this project as shown in the photographic documentation provided in the application.

The proposed work and changes do not encroach upon, damage or destroy a historic resource but as proposed would have an adverse effect on the historic character of the State and National Register Historic Districts or the Deadwood National Historic Landmark District by recreating a false sense of history and not meeting the intended standards of the district.

Staff would recommend denying the application as submitted and have the applicant present a proposed design which follows the guidelines and standards set forth by the commission.

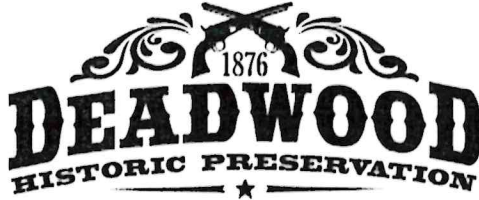
Motions available for commission action:

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



Section 7 Item d.	
FOR OFFICE	
Case No.	230046
<input type="checkbox"/> Project Approval	
<input checked="" type="checkbox"/> Certificate of Appropriateness	
Date Received	5/16/23
Date of Hearing	5/24/23

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>732 MAIN ST</u>
Historic Name of Property (if known):

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: <u>JOEL LIVENGOOD</u>
Address: <u>508 CROWN ST</u>
City: <u>LEAD</u> State: <u>SD</u> Zip: <u>57754</u>
Telephone: <u>605-920-9374</u> Fax: _____
E-mail: <u>livengood19@yahoo</u>

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

Contractor's Name: <u>SAME</u>
Address: _____
City: _____ State: _____ Zip: _____
Telephone: _____ 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 checked="" type="checkbox"/> Accessory Structure
<input checked="" 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 type="checkbox"/> Other _____	<input type="checkbox"/> Awning	<input type="checkbox"/> Sign	<input type="checkbox"/> Fencing

FOR OFFICE USE ONLY
Case No. _____

ACTIVITY: (CHECK AS APPLICABLE)				
Project Start Date: <u>6/1/23</u>		Project Completion Date (anticipated): <u>6/30/23 ?</u>		
<input checked="" type="checkbox"/> ALTERATION	<input checked="" type="checkbox"/> Front	<input type="checkbox"/> Side(s)	<input type="checkbox"/> Rear	<u>GARAGE FACADE</u>
<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"/> Restoration		<input type="checkbox"/> Replacement	
<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"/> 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).

I WISH TO MIMIC THE GARAGE FACADE TO REPLICATE
A STRUCTURE THAT ONCE STOOD THERE. CURRENTLY
IT IS A GARAGE/CARPORT BUILT IN THE 1970'S.
I PLAN TO USE THE SALVAGED 1" WOOD SHEATHING
PLANKS THAT WERE ORIGINAL TO THE MAIN HOUSE
ADJACENT TO GARAGE.

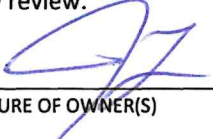
FOR OFFICE USE ONLY
Case No. _____

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 5/18/23

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.

Criteria Checklist for Project Approval OR Certificate of Appropriateness

SUBMITTAL CRITERIA CHECKLIST

The documentation listed below will assist in the submission of the application. *Not all information listed below is required for each project. In order to save time and effort, please consult with the Historic Preservation Office prior to completing your application.*

ALL WORK:

- Photograph of house and existing conditions from all relevant sides.

RENOVATIONS AND ADDITIONS:

- Elevation and plan drawings to scale indicating proposed alterations or additions, clearly indicating the existing building and what is proposed and including the relationship to adjacent structures. Make sure to include door and window design if altered. Manufacturer's catalog data may be used, if applicable.
- Exterior material description.
- Site plan showing dimensions of lot and location of existing building(s) or structure(s) on lot, location of additions, dimensions of existing structure and additions. (Show use of addition and location of windows and doors if applicable.)
- Photograph of existing conditions from all elevations.
- Color samples and placement on the structure.
- Historic photographs should accompany any request to return a structure to an earlier historic appearance. (Please note our archives may be of great assistance)

MATERIAL CHANGES:

- Written description of area involved.
- Color photographs or slides of areas involved and surrounding structures if applicable.
- Sample or photo of materials involved.

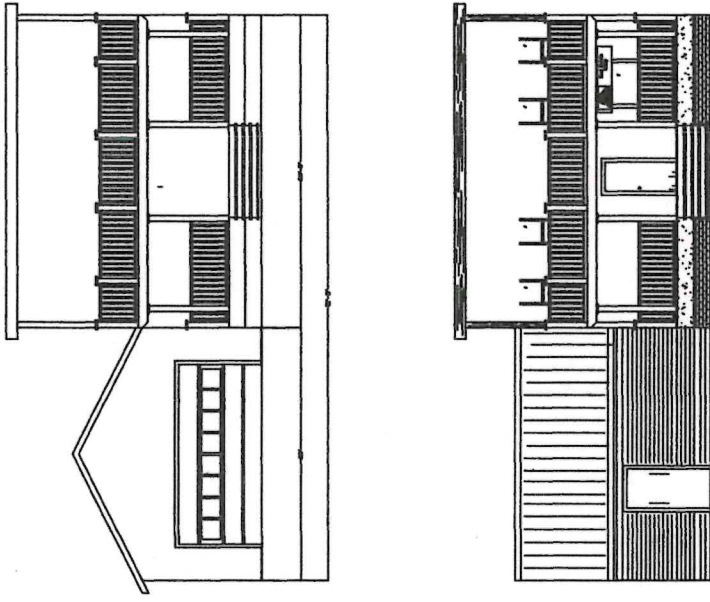
PAINTING, SIDING:

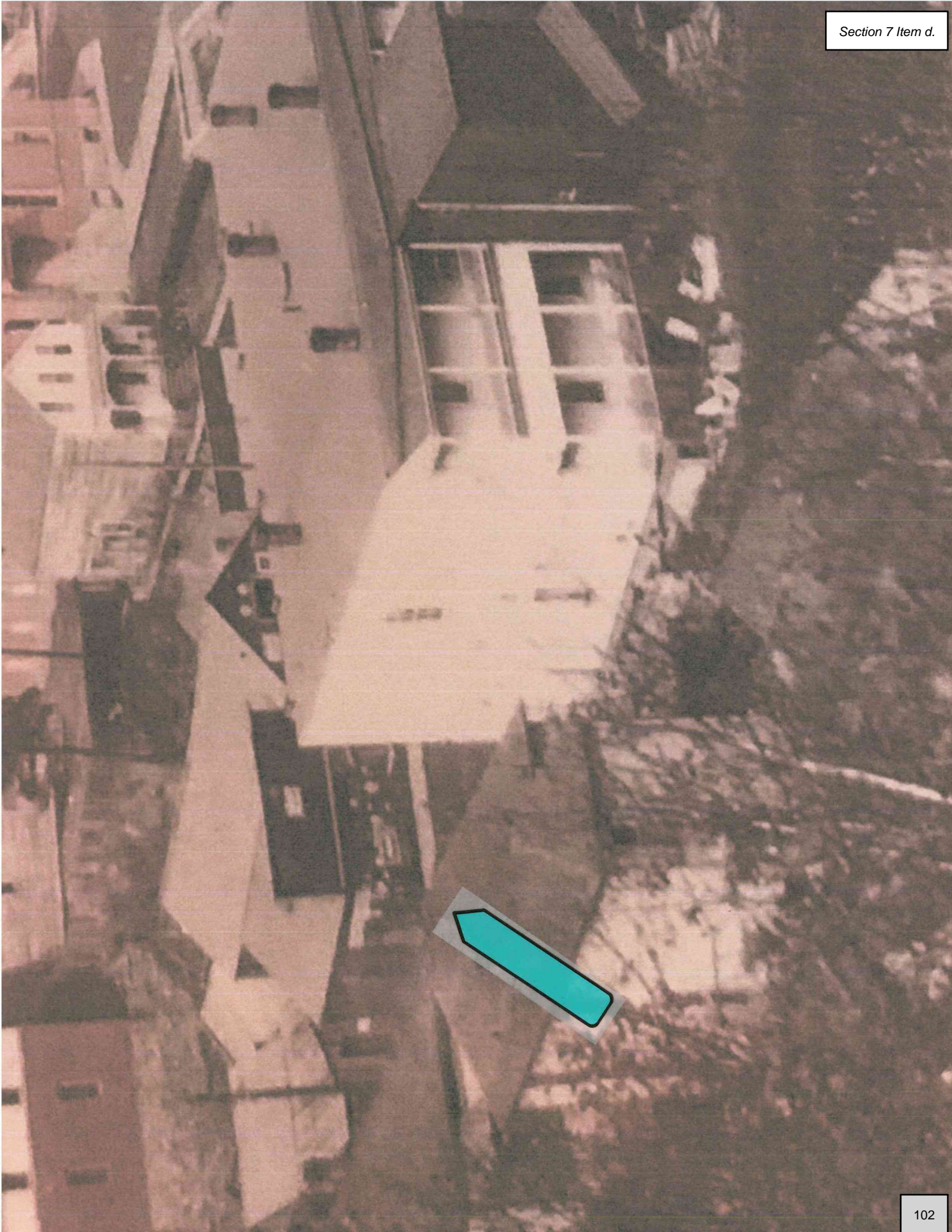
- Color photographs of all areas involved and surrounding structures if applicable.
- Samples of colors and/or materials to be used.
- Dimensioned elevation and section to scale, showing design of fence, material, and height in relationship to adjacent structures.

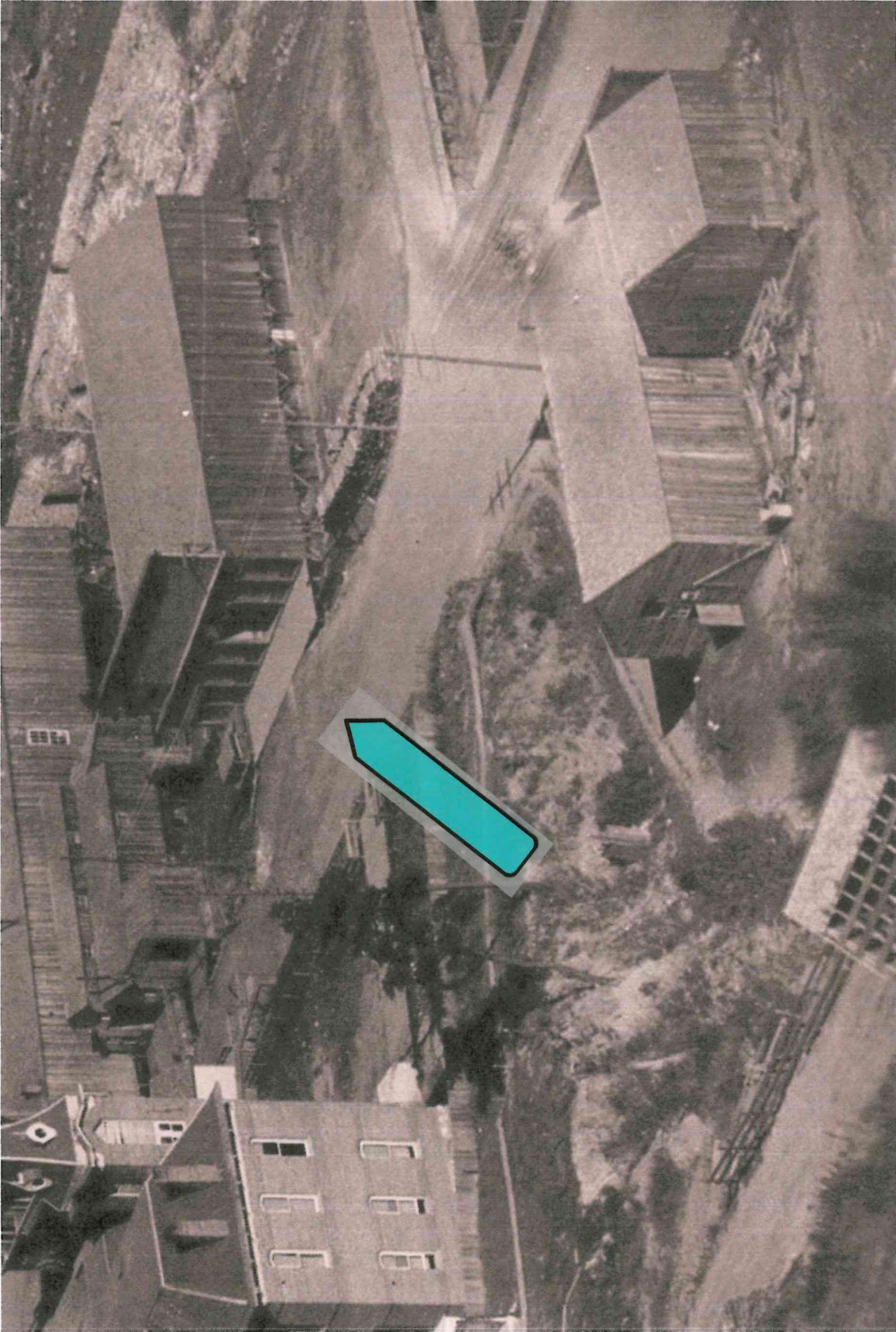
NEW CONSTRUCTION:

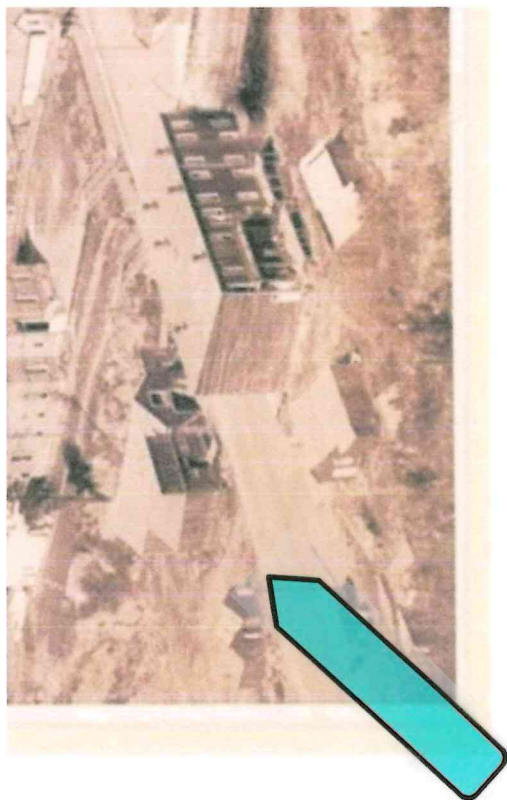
- Elevation drawings to scale showing all sides and dimensions. Elevation drawings to scale showing relationship to structures immediately adjacent.
- Photograph of proposed site and adjacent buildings on adjoining properties.
- Site plan including building footprint and location of off-street parking showing setbacks. Include number of spaces, surface material, screening and all other information required under Parking Areas.
- Material list including door and window styles, colors and texture samples.
- Scale model indicating significant detail. (This may be required for major construction. Please consult Historic Preservation Commission staff.)
- Color photographs of proposed site and structures within vicinity of new building.











Bonny Anfinson

From: Joel Livengood <livengood19@icloud.com>
Sent: Thursday, May 18, 2023 10:15 AM
To: Bonny Anfinson
Subject: Material to garage facade



Sent from my iPhone

Date: May 15, 2023

Case No. 230040
Address: 458 Williams

Staff Report

The applicant has submitted an application for Project Approval for work at 458 Williams, a Contributing structure located in the City Creek Planning Unit in the City of Deadwood.

Applicant: Pete Curry & Teresa Hamilton
Owner: CURRY, PETER
Constructed: 1925

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 building is a contributing resource in the Deadwood National Historic Landmark District. It is significant for its historic association with early twentieth-century economic activity in the City of Deadwood. This building is of the Craftsman architectural style.

2. Architectural design of the resource and proposed alterations:

The applicant is requesting permission to install fencing in the front, side and rear of structure. The front yard will be a two-foot fence and the side yard will be a three-foot fence, both will either be a picket or iron fencing. The back yard fence will be a six-foot wooden privacy fence. Gates will be installed at front entrance and access gate on left side of house in front. Gates to back yard on each side of house to match privacy fence.

Attachments: Yes

Plans: No

Photos: Yes

Staff Opinion:

The proposed work and changes will not have an adverse effect on the historic character of the building and the historic character of the Deadwood National Landmark Historic District; however, staff recommends sketch with location and size of the window be submitted for future reference.



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	
Case No.	230040
<input checked="" type="checkbox"/> Project Approval	
<input type="checkbox"/> Certificate of Appropriateness	
Date Received	5/12/23
Date of Hearing	5/24/23

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: 458 Williams Street
Historic Name of Property (if known):

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: Pete Curry & Teresa Hamilton
Address: 458 Williams St.
City: Deadwood State: SD Zip: 57732
Telephone: 228-223-7637 Fax: _____
E-mail: _____

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

Contractor's Name: _____
Address: _____
City: _____ State: _____ Zip: _____
Telephone: _____ 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 type="checkbox"/> Exterior Painting
<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 checked="" type="checkbox"/> Fencing

FOR OFFICE USE ONLY
Case No. _____

ACTIVITY: (CHECK AS APPLICABLE)

Project Start Date: After Approval Project Completion Date (anticipated): _____

ALTERATION Front Side(s) Rear

ADDITION Front Side(s) Rear

NEW CONSTRUCTION Residential Other _____

ROOF New Re-roofing Material
 Front Side(s) Rear Alteration to roof

GARAGE New Rehabilitation
 Front Side(s) Rear

FENCE/GATE New Replacement
 Front Side(s) Rear
Material wood Style/type varies Dimensions _____

WINDOWS STORM WINDOWS DOORS STORM DOORS
 Restoration Replacement New
 Front Side(s) Rear
Material _____ Style/type _____

PORCH/DECK Restoration Replacement New
 Front Side(s) Rear
Note: Please provide detailed plans/drawings

SIGN/AWNING New Restoration Replacement
Material _____ Style/type _____ Dimensions _____

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).

Fence in rear and rear sides will be a 6' privacy fence.

Fence on each side of house will be 3' pickets or iron fencing.

Fence in front of yard will be 2' pickets or iron fencing.

Gate at front entrance and access gate to left side of house in the front. Gates to back yard on each side of house to match privacy fence.

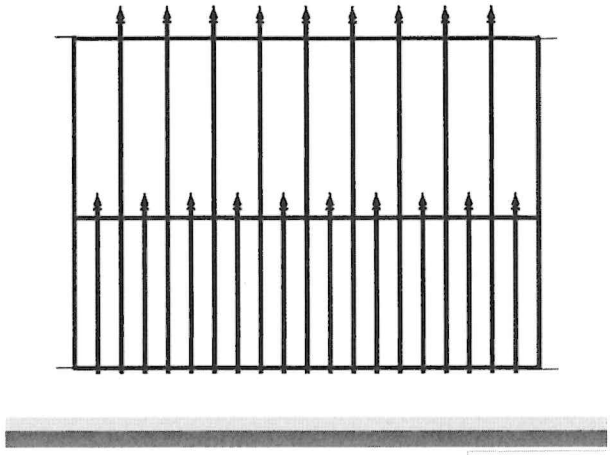


Back yard



Example 1

side & front



side
&
front

Example 2

Date: May 16, 2023

Case No. 230042
Address: 10 Denver Ave

Staff Report

The applicant has submitted an application for work at 10 Denver Ave, a contributing structure located in the City Creek Planning Unit in the City of Deadwood.

Applicant: Raul Ponce de Leon
Owner: PONCE DE LEON, RAUL
Constructed: c 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 building is a contributing resource in the Deadwood National Historic Landmark District. It is significant for its historic association with the founding and initial period of growth of the town of Deadwood. Spurred by the tremendous mining boom of 1876, Deadwood grew quickly and became the first major urban center of western South Dakota. This house displays the architectural characteristics common to working-class housing in pre-World War I Deadwood. These small, vernacular cottages, typically of foursquare or T-Gable plan, occasionally featured limited Queen Anne detailing. A number of these houses survive today, scattered throughout Deadwood's neighborhoods.

2. Architectural design of the resource and proposed alterations:

The applicant is requesting permission to repair the foundation of the structure. The applicant is applying for the foundation grant program.

Attachments: Yes

Plans: No

Photos: Yes

Staff Opinion:

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.



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.

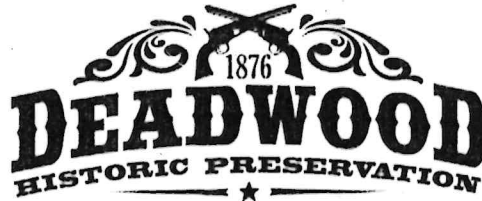
OR

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	Section 8 Item b.
Case No. <u>230042</u>	
<input type="checkbox"/> Project Approval	
<input type="checkbox"/> Certificate of Appropriateness	
Date Received <u>5/19/23</u>	
Date of Hearing <u>5/24/23</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>10 Denver Avenue</u>
Historic Name of Property (if known):

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: <u>Raul Ponce de Leon</u>
Address: <u>10 Denver Ave</u>
City: <u>Deadwood</u> State: <u>SD</u> Zip: <u>57732</u>
Telephone: <u>605-578-1629</u> Fax: <u>none</u>
E-mail: <u>truwyo@yahoo.com</u>

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

Contractor's Name: <u>Tim Clark</u>
<u>Mr Lifter's - Dakota</u>
Address: <u>6723 E Daisy Dr</u>
City: <u>Blackhawk</u> State: <u>SD</u> Zip: <u>57718</u>
Telephone: <u>605-348-8815</u> Fax: _____
E-mail: <u>mrlifter@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>Foundation</u> <input type="checkbox"/> Awning <input type="checkbox"/> Sign <input type="checkbox"/> Fencing

FOR OFFICE USE ONLY
Case No. _____

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 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).

FOR OFFICE USE ONLY
Case No. _____

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.

Raul Ponce de Leon 5-9-2023
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

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



Raul Ponç De Leon

10 Denver Ave
Deadwood SD
(605) 578-1629

Mr. Lifter's - Dakota

6723 East Daisy Drive
Blackhawk SD 57718
Main: (605) 348-8815
mrlifter@hotmail.com
mrlifters.com

Mr. Lifter's - Dakota
 6723 East Daisy Drive
 Blackhawk SD 57718
 Main: (605) 348-8815
 mrlifter@hotmail.com
 mrlifters.com



Estimator

Tim Clark
 Home: 605 673 2179
 Mobile: 605 787 0213
 tcjclark99@hotmail.com

Customer

Raul Ponc De Leon
 10 Denver Ave
 Deadwood SD
 Mobile: 307-534-6604
 truwyo@yahoo.com

Contract Agreement

Job Name	Raul Ponc De Leon
Job Number	2565
Issue Date	May 6, 2023
Valid Until	August 4, 2023

Description

Excavate and Repair Existing House Foundation (NE Corner), Underpin and Stabilize SW Corner of the Deck Foundation.

Item	Quantity	Unit Price	Amount
Job Required			\$1,024.00
Mobilization <i>Travel and Equipment to Job Location</i>	1 Ea	\$1,024.00 / Ea	\$1,024.00
House Foundation <i>West Side Foundation Stabilization</i>			\$3,784.00
Hand Excavate Existing Shallow Foundation <i>Excavation and Backfill</i>	8 LF	\$144.00 / LF	\$1,152.00
Form/Pour/Strip Concrete Base at Footing	1 LS	\$832.00 / LS	\$832.00
Replace Sill Plate / Joist / Floor Sheathing <i>Repair Existing Rotten Sill/Joist and Section of Subfloor. 5'x5'</i>	25 SF	\$72.00 / SF	\$1,800.00
Deck Foundation <i>Northwest Corner</i>			\$2,800.00

Contract Agreement

May 6, 2023

Item	Quantity	Unit Price	Amount
Hand Excavation <i>Excavation by Hand - Under Footing / Pier Pockets</i>	2 Ea	\$416.00 / Ea	\$832.00
Compaction Pier - 12 ton <i>Includes Materials and Labor to Install</i>	2 Ea	\$760.00 / Ea	\$1,520.00
Lift Structure to grade or cosmetic equivalent. <i>Once Stabilized - Lift Structure</i>	2 Ea	\$104.00 / Ea	\$208.00
Concrete Pier Caps - EG <i>Forming and Concrete for Pier Caps</i>	2 Ea	\$120.00 / Ea	\$240.00
Subtotal			\$7,608.00
South Dakota State Tax			\$167.38
Price			\$7,775.38

Draw Schedule

50% Down Payment To Schedule	50%	\$3,887.69
Final Invoice	50%	\$3,887.69

Terms

Contract Agreement

May 6, 2023

We appreciate your business and look forward to working with you.

1. RP We require a 50% deposit to begin work and the balance upon completion. We submit this as an ESTIMATE and work diligently to keep our costs in the boundaries we have set. We may encounter unforeseen situations that may add to or subtract from the estimated price we have quoted you.
2. RP Since this is an ESTIMATE, the final billing will be based on actual units for materials and labor and may be adjusted to reflect any changes in scope and any increase or decrease in costs of materials.
3. RP Customer will make available, at no charge to Mr. Lifter's, all utilities necessary to complete the work required.
4. RP Customer is responsible for marking any private lines for sprinkler, gas, propane, electrical and any other utilities affecting the premises.
5. RP Customer is responsible for maintaining positive drainage and grading away from the home and the area where the work was completed, including planting's and landscaping that may adversely impact the work following its completion.
6. RP Customer is responsible for keeping gutters and downspouts in proper working order and cleaned, insuring downspouts are connected and a sufficient distance away from the home and repair areas and maintaining proper expansion joints and concrete slabs that are adjacent to repaired walls.
7. RP To the extent that Mr. Lifter's incurs any legal fees or expenses in connection with this project, Customer shall be required to reimburse such legal fees and expenses, including expenses incurred in collection of any unpaid balances arising out of this contract.
8. RP This is a notice that a Mechanics Lien will be filed in the county where the work is completed if final payment is not received upon completion. Upon request we will provide a lien release after full payment has been received .
9. RP The parties agree to mediate any disputes, prior to proceeding to arbitration or litigation.
10. RP A separate written, limited warranty will be provided by Mr. Lifter's. All other warranties including any implied warranties are expressly disclaimed.
11. RP Any permits that may be required by city or county officials are not included in this estimate.
12. RP Mr. Lifter's will not be responsible for landscaping. The removal and replacement of shrubs, decorative rocks and sod are not part of this agreement. It is understood that when installing drain fields or performing foundation repairs in a post construction environment the existing landscaping will be disrupted.
13. RP Mr. Lifter's will not be responsible for repairs required as a result of structure elevation adjustments including but not limited to drywall cracks, window and door adjustments, etc., unless otherwise agreed upon.
14. RP Change Orders will be processed and billed as applied. Each Change Order will be submitted in writing with full support documentation. Both Contractor and Customer will approve Change Orders.
15. RP Both parties have read and agree to the terms set forth herein.

Please initial each Item listed above and sign the Contract Agreement below.



Date 5/6/23

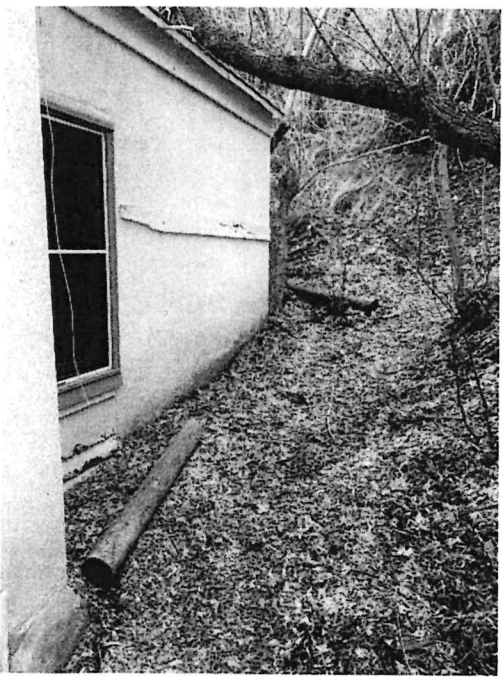
Tim Clark
Mr. Lifter's - Dakota

Raul Ponce de Leon Date 5.9.2023

Raul Ponce de Leon

Contract Agreement

May 6, 2023



Contract Agreement

May 6, 2023



Date: May 16, 2023

Case No. 230043
Address: 160 Charles

Staff Report

The applicant has submitted an application for work at 160 Charles, a contributing structure located in the Cleveland Planning Unit in the City of Deadwood.

Applicant: Jessa Allen
Owner: ALLEN, TESSA C & JESSE D
Constructed: c 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 building is a contributing resource in the Deadwood National Historic Landmark District. This is an early Deadwood house which was remodeled during the pre-World War II years; consequently, it has historic associations with both Deadwood's nineteenth-century mining boom and the region's mining revival of the late 1920s and 1930s. This house displays architectural elements which were popular during the latter period. In Deadwood, as elsewhere in the United States, residential remodels commonly borrowed from the then popular Craftsman Style. Other remodels copy traditional forms seen in the Picturesque Revival styles.

2. Architectural design of the resource and proposed alterations:

The applicant is requesting permission to replace the existing front porch windows and the laundry room window with wood windows.

Attachments: Yes

Plans: No

Photos: Yes

Staff Opinion:

The applicant has applied for the window program and provided specifications on the windows. The proposed work and changes encroach upon but does not damage or destroy a historic resource. It may have an adverse effect on the character of the building but will not have an overall adverse effect on the character of the historic character of the State and National Register Historic Districts or the Deadwood National Historic Landmark District.



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.

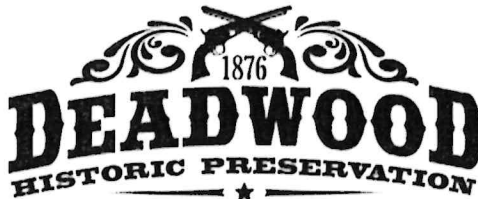
OR

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. 230043
 Project Approval
 Certificate of Appropriateness
Date Received 5/15/23
Date of Hearing 5/24/23

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: 1160 Charles St. Deadwood, SD 57732
Historic Name of Property (if known): _____

APPLICANT INFORMATION
Applicant is: owner contractor architect consultant other _____

Owner's Name: Tessa Allen
Address: 1160 Charles St.
City: Deadwood State: SD Zip: 57732
Telephone: 605-641-7812 Fax: _____
E-mail: tessaallen1@gmail.com

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

Contractor's Name: _____
Address: _____
City: _____ State: _____ Zip: _____
Telephone: _____ 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 checked="" 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 type="checkbox"/> Other _____	<input type="checkbox"/> Awning	<input type="checkbox"/> Sign	<input type="checkbox"/> Fencing

FOR OFFICE USE ONLY
Case No. _____

ACTIVITY: (CHECK AS APPLICABLE)

Project Start Date: 10-1-23 Project Completion Date (anticipated): _____

ALTERATION Front Side(s) Rear

ADDITION Front Side(s) Rear

NEW CONSTRUCTION Residential Other _____

ROOF New Re-roofing Material
 Front Side(s) Rear Alteration to roof

GARAGE New Rehabilitation
 Front Side(s) Rear

FENCE/GATE New Replacement
 Front Side(s) Rear
Material _____ Style/type _____ Dimensions _____

WINDOWS **STORM WINDOWS** **DOORS** **STORM DOORS**
 Restoration Replacement New
 Front Side(s) Rear

Material _____ Style/type _____

PORCH/DECK Restoration Replacement New
 Front Side(s) Rear

Note: Please provide detailed plans/drawings

SIGN/AWNING New Restoration Replacement
Material _____ Style/type _____ Dimensions _____

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).

Wanting to replace the existing front porch
windows and the laundry room window.

FOR OFFICE USE ONLY

Case No. _____

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T. Allen 5-23-23¹⁵
SIGNATURE OF OWNER(S) DATE

SIGNATURE OF AGENT(S) DATE

SIGNATURE OF OWNER(S) DATE

SIGNATURE OF AGENT(S) DATE

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Criteria Checklist for Project Approval OR Certificate of Appropriateness

SUBMITTAL CRITERIA CHECKLIST

The documentation listed below will assist in the submission of the application. *Not all information listed below is required for each project. In order to save time and effort, please consult with the Historic Preservation Office prior to completing your application.*

ALL WORK:

- Photograph of house and existing conditions from all relevant sides.

RENOVATIONS AND ADDITIONS:

- Elevation and plan drawings to scale indicating proposed alterations or additions, clearly indicating the existing building and what is proposed and including the relationship to adjacent structures. Make sure to include door and window design if altered. Manufacturer's catalog data may be used, if applicable.
- Exterior material description.
- Site plan showing dimensions of lot and location of existing building(s) or structure(s) on lot, location of additions, dimensions of existing structure and additions. (Show use of addition and location of windows and doors if applicable.)
- Photograph of existing conditions from all elevations.
- Color samples and placement on the structure.
- Historic photographs should accompany any request to return a structure to an earlier historic appearance. (Please note our archives may be of great assistance)

MATERIAL CHANGES:

- Written description of area involved.
- Color photographs or slides of areas involved and surrounding structures if applicable.
- Sample or photo of materials involved.

PAINTING, SIDING:

- Color photographs of all areas involved and surrounding structures if applicable.
- Samples of colors and/or materials to be used.
- Dimensioned elevation and section to scale, showing design of fence, material, and height in relationship to adjacent structures.

NEW CONSTRUCTION:

- Elevation drawings to scale showing all sides and dimensions. Elevation drawings to scale showing relationship to structures immediately adjacent.
- Photograph of proposed site and adjacent buildings on adjoining properties.
- Site plan including building footprint and location of off-street parking showing setbacks. Include number of spaces, surface material, screening and all other information required under Parking Areas.
- Material list including door and window styles, colors and texture samples.
- Scale model indicating significant detail. (This may be required for major construction. Please consult Historic Preservation Commission staff.)
- Color photographs of proposed site and structures within vicinity of new building.

HISTORIC BLACK HILLS STUDIOS

HOME OF THE FASSBENDER PHOTOGRAPHIC COLLECTION

B&W Film Photography

If you are a photography enthusiast and are interested in learning the process of shooting and processing black & white film, stay tuned for an opportunity later this year. Experience the magic of watching your print appear before your eyes in the developing tray.

Participants will need to have 35mm film camera and may pick up a roll of film to expose at their leisure. There will be a \$20 fee to cover materials (film and printing paper). I have the film and paper on hand.

The typical day in the darkroom will be from about 8:30am - 2:30pm. We hope to schedule darkroom space in Spearfish later this year.

To participate contact Richard at: fassbendercollection@gmail.com



Photography Quote:

One should really use the camera as though tomorrow you'd be stricken blind.

- Dorothea Lange



Exhibit in Lead

An exhibit featuring the photography of Art Lease opened at the Historic Homestake Opera House in Lead this Spring. The photos displayed were from one photo album containing images of Homestake Mining Company operations. About 35 people attended an opening reception in April, 2023. The images will be on display until Memorial Day.



Left: Album of Homestake Mining images.

Middle and bottom: Attendees at opening reception at the Lead-Deadwood Arts Center in Lead.



Recently Digitized

Below are samplings of 4x5 inch negatives of the block across from the post office and Adams Museum in Deadwood, ca. 1940s.



Photography Community

- **Black Hills Focus Group**
(historicblackhillstudios.org/BHFG)
- **Black Hills Photography Club**
(blackhillphotographyclub.com)
- **Black Hills Photo Shootout** and related photography events
(blackhillphotoshootout.com)
- **Historic Black Hills Studios** on Facebook.
- **Black Hills State University** - <https://www.bhsu.edu/academics/arts-humanities/Photography/>

Exhibit in Lead (cont. from pg. 1)

Images in the album were mostly from the 1910s and 1920s and showed many of the mine workings and miners at work underground.

Art Lease and Joe Fassbender purchased the Peterson Studio in Lead in 1929.

At right and below: Some of the framed images on display. Printing and framing were done in-house with the hopes that frames can be re-used for future exhibits.

