



Historic Preservation Commission Meeting Agenda

Wednesday, March 10, 2021 at 5:00 PM

City Hall, 102 Sherman Street, Deadwood, SD 57732

1. **Call Meeting to Order**
2. **Roll Call**
3. **Approval of Minutes**
 - [a.](#) HPC Minutes for February 24, 2021
4. **Voucher Approvals**
 - [a.](#) HPC Operating Vouchers 3/10/2021
 - [b.](#) HP Revolving Vouchers 3/10/21
5. **HP Programs and Revolving Loan Program**
 - a. Revolving Loan Program
Glenn Fasnacht, 74 Van Buren Street for loan subordination and six-month extension request
6. **Old or General Business**
 - [a.](#) Purchase Stained Glass Window once located in the Christian Science Church from Renee Burr in the amount of \$500.00 from 2021 HP Acquisitions Line Item.
 - [b.](#) Hire Siouxland Heritage Museum to develop traveling exhibit of Mount Moriah Cemetery at a cost of \$6,600.00 to be paid from the budgeted 2021 HP Public Education line item.
 - [c.](#) Permission to enter into a contract with Robert Bozell of Lincoln, Nebraska to complete the final faunal analysis for the 2002 Deadwood Chinatown project at a cost not to exceed the amount of \$2,400.00 from the budgeted 2021 HP Archaeological line item.
 - [d.](#) Consideration of extension request and reallocation of grant funds to the Lead/Deadwood Sanitary District No.1 from the 2020 Outside of Deadwood Grant program for the Hanna Pump Station
7. **New Matters Before the Deadwood Historic District Commission**
 - [a.](#) COA 210018 - Harlan Kirwan - 669 Main Street - Facade Changes
8. **New Matters Before the Deadwood Historic Preservation Commission**
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.)

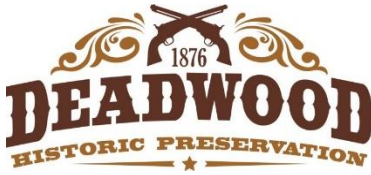
11. **Committee Reports**

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

12. **Adjournment**

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 Regular Meeting Minutes

Wednesday, February 24, 2021 at 11:53 AM

City Hall, 102 Sherman Street, Deadwood, SD 57732

1. Call Meeting to Order

A quorum present, Vice Chairman Posey call the Deadwood Historic Preservation Commission meeting to order on February 24, 2021 at 5:00 p.m.

2. Roll Call

EnterTextHere

PRESENT

HP Commission Vice Chair Bev Posey

HP Commission 2nd Vice Chair Robin Carmody

HP Commissioner Leo Diede

HP Commissioner Jill Weber

HP Commissioner Tony Williams

ABSENT

HP Commission Chair Dale Berg

HP Commissioner Trevor Santochi

City Commission Charlie Mook

Kevin Kuchenbecker, Historic Preservation Officer

Bonny Anfinson, Program Coordinator

Susan Trucano, Neighborworks

3. Approval of Minutes

a. Approval of February 10, 2021 Meeting Minutes

It was moved by Commissioner Diede and seconded by Commissioner Williams to approve the HPC minutes of the February 10, 2021 meeting. Voting Yea: Posey, Carmody, Diede, Weber, Williams.

4. Voucher Approvals

a. HPC Operating Voucher Approval

It was moved by Commission Williams and seconded by Commissioner Weber to approve the Operating Vouchers in the amount of \$6,555.08. Voting Yea: Posey, Carmody, Diede, Weber, Williams.

b. HPC Revolving Loan Voucher Approval

It was moved by Commissioner Williams and seconded by Commissioner Weber to approve the Revolving Loan Vouchers in the amount of \$3,162.14. Voting Yea: Posey, Carmody, Diede, Weber, Williams.

5. HP Programs and Revolving Loan Program

a. Revolving Loan Program

Masonic Lodge - 715 Main St. - Commercial life Safety Loan Request

Sylvia Trentz - 57 Lincoln - Loan Extension Request

Ron & Tate Underhill - 33 Taylor Ave. - Loan Extension Request

Ron & Tate Underhill - 33 Taylor Ave.- Special Request

It was moved by Commission Diede and seconded by Commissioner Williams to approve the revolving loan requests for Masonic Lodge, 715 Main, Commercial Life Safety Loan; Sylvia Trentz, 57 Lincoln, Loan Extension; Ron & Tate Underhill, 33 Taylor Avenue, Loan Extension; Ron & Tate Underhill, 33 Taylor Avenue, Special Request. Voting Yea: Posey, Carmody, Diede, Weber, Williams.

b. Satisfaction of Grant, 41 Taylor Ave., Tracie Johnson

Mr. Kuchenbecker stated Tracie Johnson, 41 Taylor Avenue, participated in the Foundation, Siding and Wood Windows and Doors Program. The applicant has sold the property and the title company is requesting a satisfaction of grants. The Loan Committee reviewed this request and recommend approval. ***It was moved by Commissioner Diede and seconded by Commissioner Weber to approve the Satisfaction of Grant for Tracie Johnson, 41 Taylor Avenue. Voting Yea: Posey, Carmody, Diede, Weber, Williams.***

6. Old or General Business

a. Deadwood Chamber update on the CARES Marketing Efforts - Lee Harstad & Amanda Kille

Lee Harstad and Amanda Kille presented information to the commission on the CARES Marketing Efforts. Mr. Harstad stated Deadwood received federal CARES act money in 2020 to be used for marketing. Ms. Kille presented information explaining how the funds were used in promoting Deadwood through, radio ads, television ads, social media, etc. Mr. Harstad also reported the True West Magazine has awarded Deadwood the Best Town for Historic Entertainment for 2021 and the Best Old West Gunfighter Town for 2021.

b. Enter into contract with Albertson Engineering for professional design services for retaining walls and other structural engineering needs in an amount not to exceed \$70,000.00 to be paid from the budgeted 2021 HP Professional Services and Retaining Walls line items.

Mr. Kuchenbecker stated the City has been contracting with Albertson Engineering to provide structural engineering services to historic retaining walls and other structural engineering matters within the City of Deadwood. This service provides tremendous assistance and we already have ongoing projects with Albertson Engineering. Staff is requesting consideration to enter into a contract with Albertson Engineering to continue with necessary engineering services in the amount not to exceed \$70,000. ***It was moved by Mr. Diede and seconded by Mr. Williams to recommend to the City Commission to sign a contract for 2021 with Albertson Engineering for professional services for the retaining wall***

program and other structural engineering projects in an amount not to exceed \$70,000 from the HP Professional Services budget. Voting Yea: Posey, Carmody, Diede, Weber, Williams.

7. New Matters Before the Deadwood Historic District Commission

8. New Matters Before the Deadwood Historic Preservation Commission

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. South Dakota State Historical Society Annual History Conference - *South Dakota Icons* - will be virtual April 23-24, 2021.

Mr. Kuchenbecker stated the the 2021 South Dakota State Historical Society History Conference is scheduled for April 23-24, 2021. The theme for this year's conference is *South Dakota Icons*. Kevin has been asked to speak on historic Deadwood which is an Old West icon. The conference will be held virtually and if you wish to participate please contact Bonny or Cindy.

We are taking applications for seasonal Mt. Moriah Ticket Booth attendants. We had a conference call/presentation today on the Main Street Master Plan. Deadwood Alive has been busy with a variety of things. Show will be change to 2:00, 4:00 and 6:00 going down the street instead of up the street. Outlaw Square/Franklin at 2:00, 4:00 Bodega and 6:00 Wild Bill Bar and Celebrity. The Stage Coach will run seven days a week this summer. Spring season will start in March. The venue for *The Trial of Jack McCall* has been moved to the theatre above the Wild Bill Bar.

For those on the Program Committee an offer was made on the stained glassed window that came out of the Christian Science Church. We were able to acquire the window so we will make arrangements to have it picked up and repaired.

Thank you to Tony Williams for providing the sign on the front of Commission Room.

11. Committee Reports

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

Commissioner Posey stated she and Commissioner Diede went on the walkthrough of Deadwood Dicks. Mr. Kuchenbecker stated we should have this project before us in the next few weeks.

12. Adjournment

The Historic Preservation Meeting adjourned at 5:37 p.m.

ATTEST:

Chairman, Historic Preservation Commission

Minutes by Bonny Anfinson, Historic Preservation Office/Recording Secretary

Historic Preservation Commission

Bill List - 2021

OPERATING ACCOUNT: Historic Preservation

HP Operating Account Total:	\$ 27,383.56
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Approved by _____ on ____/____/____
HP Chairperson

HPC	03/10/21
Batch	03/16/21

3/10/2021 2:22 PM
PACKET: 05323 03/16/21 - HP OPERATING -
VENDOR SET: 01 CITY OF DEADWOOD
SEQUENCE : ALPHABETIC
DUE TO/FROM ACCOUNTS SUPPRESSED

A/P Regular Open Item Register

PAGE: 1

Section 4 Item a.

-----ID-----			GROSS	P.O. #		
POST DATE	BANK CODE	-----DESCRIPTION-----	DISCOUNT	G/L ACCOUNT	-----ACCOUNT NAME-----	DISTRIBUTION
01-1547 AASLH MEMBERSHIP SERVICES						
I-030221		MEMBERSHIP RENEWAL - RUNGE	118.00			
3/16/2021	FNBAP	DUE: 3/16/2021 DISC: 3/16/2021		1099: N		
		MEMBERSHIP RENEWAL - RUNGE		215 4573-325	HIST. INTERP. DUES AND S	118.00
==== VENDOR TOTALS ====			118.00			
01-0186 ALPINE IMPRESSIONS						
I-18691		LOGO ON JACKET PZC COMM RUNGE	55.00			
3/16/2021	FNBAP	DUE: 3/16/2021 DISC: 3/16/2021		1099: N		
		LOGO ON JACKET PZC COMM RUNGE		215 4641-426	SUPPLIES	55.00
==== VENDOR TOTALS ====			55.00			
01-3373 AMAZON WEB SERVICES						
I-700852985		WEB SERVICES 2/1/21-2/28/21	716.75			
3/16/2021	FNBAP	DUE: 3/16/2021 DISC: 3/16/2021		1099: N		
		WEB SERVICES 2/1/21-2/28/21-HP		215 4641-422	PROFESSIONAL SERVICES	238.91
		WEB SERVICES 2/1/21-2/28/21-MM		607 4580-422	PROFESSIONAL SERVICES	238.92
		WEB SERVICE 2/1/21-2/28/21-P&T		610 4360-422	PROFESSIONAL SERVICES	238.92
==== VENDOR TOTALS ====			716.75			
01-1668 ESRI						
I-259990063		2021 GIS SOFTWARE MAINT RENEW	16,600.00			
3/16/2021	FNBAP	DUE: 3/16/2021 DISC: 3/16/2021		1099: N		
		2021 GIS SOFTWARE MAINT - HP		215 4573-340	HIST. INTERP. GIS	9,500.00
		2021 GIS SOFTWARE MAINT - ST		101 4310-422	PROFESSIONAL SERVICES-ST	350.00
		2021 GIS SOFTWARE MAINT - WT		602 4330-422	PROFESSIONAL SERVICES	350.00
		2021 GIS SOFTWARE MAINT - BI		101 4232-422	PROFESSIONAL SERVICES	400.00
		2021 GIS SOFTWARE MAINT - PZ		101 4640-422	PROFESSIONAL SERVICES	1,000.00
		2021 GIS SOFTWARE MAINT - TR		101 4192-422-15	PROFESSIONAL - TROLLEY B	5,000.00
==== VENDOR TOTALS ====			16,600.00			
01-2204 FERBER ENGINEERING COMPANY, IN						
I-J18-118-2.16		2019 GIS TECHNICAL SERVICES	1,543.87			
3/16/2021	FNBAP	DUE: 3/16/2021 DISC: 3/16/2021		1099: N		
		2019 GIS TECHNICAL SERVICES		215 4573-340	HIST. INTERP. GIS	1,543.87
==== VENDOR TOTALS ====			1,543.87			

3/10/2021 2:22 PM
PACKET: 05323 03/16/21 - HP OPERATING -
VENDOR SET: 01 CITY OF DEADWOOD
SEQUENCE : ALPHABETIC
DUE TO/FROM ACCOUNTS SUPPRESSED

A/P Regular Open Item Register

PAGE: 2

Section 4 Item a.

-----ID-----			GROSS	P.O. #		
POST DATE	BANK CODE	-----DESCRIPTION-----	DISCOUNT	G/L ACCOUNT	-----ACCOUNT NAME-----	DISTRIBUTION
=====						
01-4625	FIB	CREDIT CARDS				
=====						
I-022821HP		CREDIT CARD PURCHASES-HP	38.55			
3/16/2021	FNBAP	DUE: 3/16/2021 DISC: 3/16/2021		1099: N		
		HEADSET REPLACEMENT PARTS-HP		215 4641-426	SUPPLIES	12.08
		2 BK USB A TO USB B CONVRTR-HP		215 4641-426	SUPPLIES	8.69
		ATOMIC FIREBALLS - MAYOR - PB		101 4192-426	SUPPLIES	10.38
		WRONG ORDER - KEVIN		215 4641-426	SUPPLIES	7.40
=== VENDOR TOTALS ===			38.55			
=====						
01-2597	MORSE, MARCIA E.					
=====						
I-030821		20 WASHINGTON MORTGAGE EXPENS	152.42			
3/16/2021	FNBAP	DUE: 3/16/2021 DISC: 3/16/2021		1099: N		
		20 WASHINGTON MORTGAGE EXPENSE		215 4575-505-01	20 WASHINGTON LOAN EXPEN	152.42
=== VENDOR TOTALS ===			152.42			
=====						
01-1827	MS MAIL & MARKETING					
=====						
I-12048		MARCH NEWSLETTER	653.76			
3/16/2021	FNBAP	DUE: 3/16/2021 DISC: 3/16/2021		1099: Y		
		MARCH NEWSLETTER		215 4641-423	PUBLISHING	653.76
=== VENDOR TOTALS ===			653.76			
=====						
01-0742	OFFICE DEPOT					
=====						
I-155695983001		CALCULATOR - CINDY	99.39			
3/16/2021	FNBAP	DUE: 3/16/2021 DISC: 3/16/2021		1099: N		
		CALCULATOR - CINDY		215 4641-426	SUPPLIES	99.39
=== VENDOR TOTALS ===			99.39			
=====						
01-3295	PANNIER					
=====						
I-164309		7 REPLACEMENT PANELS - PUB ED	1,592.00			
3/16/2021	FNBAP	DUE: 3/16/2021 DISC: 3/16/2021		1099: N		
		7 REPLACEMENT PANELS - PUB ED		215 4572-235	VISITOR MGMT ADVOCATE	1,592.00
=== VENDOR TOTALS ===			1,592.00			

3/10/2021 2:22 PM
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A/P Regular Open Item Register

PAGE: 3

Section 4 Item a.

-----ID-----			GROSS	P.O. #		
POST DATE	BANK CODE	-----DESCRIPTION-----	DISCOUNT	G/L ACCOUNT	-----ACCOUNT NAME-----	DISTRIBUTION
01-3223		QUICK TROPHY, LLC				
I-107344		P&ZC NAME PLATE - K WAGNER	26.67			
3/16/2021	FNBAP	DUE: 3/16/2021 DISC: 3/16/2021		1099: N		
		P&ZC NAME PLATE - K WAGNER		101 4640-426	SUPPLIES	26.67
		=== VENDOR TOTALS ===	26.67			
01-0451		RUNGE, MIKE				
I-030321		REIMBURSE-POST CARD/BAND PHOT	20.56			
3/16/2021	FNBAP	DUE: 3/16/2021 DISC: 3/16/2021		1099: N		
		REIMBURSE-POST CARD/BAND PHOTO		215 4573-335	HIST. INTERP. ARCHIVE DE	20.56
		=== VENDOR TOTALS ===	20.56			
01-3785		TALLGRASS LANDSCAPE ARCHITECTU				
I-2021-022		MT MORIAH PHASES 1 & 2 PLANS	4,000.00			
3/16/2021	FNBAP	DUE: 3/16/2021 DISC: 3/16/2021		1099: N		
		MT MORIAH PHASES 1 & 2 PLANS		607 4580-422	PROFESSIONAL SERVICES	4,000.00
		=== VENDOR TOTALS ===	4,000.00			
01-2014		TOMS, DON				
I-LEDGER PROJECT 301		1898 LC TAX RECORDS BKS 1 & 2	1,200.00			
3/16/2021	FNBAP	DUE: 3/16/2021 DISC: 3/16/2021		1099: Y		
		1898 LC TAX RECORDS BKS 1 & 2		215 4573-335	HIST. INTERP. ARCHIVE DE	1,200.00
		=== VENDOR TOTALS ===	1,200.00			
01-1191		UMENTHUM, KEITH				
I-312570		20 WASHINGTON MORTGAGE EXPENS	428.40			
3/16/2021	FNBAP	DUE: 3/16/2021 DISC: 3/16/2021		1099: Y		
		20 WASHINGTON MORTGAGE EXPENSE		215 4575-505-01	20 WASHINGTON LOAN EXPEN	428.40
		=== VENDOR TOTALS ===	428.40			
01-3838		VAST BROADBAND				
I-021621		MT MORIAH - 02/20/21-03/19/20	138.19			
3/16/2021	FNBAP	DUE: 3/16/2021 DISC: 3/16/2021		1099: N		
		MT MORIAH - 02/20/21-03/19/20		215 4641-428	UTILITIES	138.19
		=== VENDOR TOTALS ===	138.19			
		=== PACKET TOTALS ===	27,383.56			

** T O T A L S **

INVOICE TOTALS	27,383.56
DEBIT MEMO TOTALS	0.00
CREDIT MEMO TOTALS	0.00

BATCH TOTALS	27,383.56
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** G/L ACCOUNT TOTALS **

BANK	YEAR	ACCOUNT	NAME	AMOUNT	=====LINE ITEM=====			=====GROUP BUDGET=====		
					ANNUAL BUDGET	BUDGET AVAILABLE	OVER BUDG	ANNUAL BUDGET	BUDGET AVAILABLE	OVER BUDG
2021		101-2020	ACCOUNTS PAYABLE	6,787.05-*						
		101-4192-422-15	PROFESSIONAL - TROLLEY B	5,000.00	0	5,000.00-	Y			
		101-4192-426	SUPPLIES	10.38	63,000	57,047.63				
		101-4232-422	PROFESSIONAL SERVICES	400.00	14,000	10,669.83				
		101-4310-422	PROFESSIONAL SERVICES-ST	350.00	15,000	7,742.11				
		101-4640-422	PROFESSIONAL SERVICES	1,000.00	13,000	11,700.00				
		101-4640-426	SUPPLIES	26.67	5,000	4,780.15				
		215-2020	ACCOUNTS PAYABLE	15,768.67-*						
		215-4572-235	VISITOR MGMT ADVOCATE	1,592.00	197,500	180,030.75		732,500	579,664.54	
		215-4573-325	HIST. INTERP. DUES AND S	118.00	2,485	1,905.06				
		215-4573-335	HIST. INTERP. ARCHIVE DE	1,220.56	48,545	40,708.57				
		215-4573-340	HIST. INTERP. GIS	11,043.87	23,000	11,356.13				
		215-4575-505-01	20 WASHINGTON LOAN EXPEN	580.82	0	616.27-	Y			
		215-4641-422	PROFESSIONAL SERVICES	238.91	27,500	26,016.09				
		215-4641-423	PUBLISHING	653.76	24,450	22,498.44				
		215-4641-426	SUPPLIES	182.56	15,000	13,531.53				
		215-4641-428	UTILITIES	138.19	10,000	8,727.11				
		602-2020	ACCOUNTS PAYABLE	350.00-*						
		602-4330-422	PROFESSIONAL SERVICES	350.00	440,000	383,387.01				
		607-2020	ACCOUNTS PAYABLE	4,238.92-*						
		607-4580-422	PROFESSIONAL SERVICES	4,238.92	25,000	20,761.08				
		610-2020	ACCOUNTS PAYABLE	238.92-*						
		610-4360-422	PROFESSIONAL SERVICES	238.92	28,000	23,546.40				
		999-1301	DUE FROM FUND 101	6,787.05 *						
		999-1306	DUE FROM FUND 215	15,768.67 *						
		999-1342	DUE FROM FUND 602	350.00 *						
		999-1344	DUE FROM FUND 607	4,238.92 *						
		999-1345	DUE FROM FUND 610	238.92 *						
		** 2021 YEAR TOTALS		27,383.56						

3/10/2021 2:22 PM
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SEQUENCE : ALPHABETIC
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A/P Regular Open Item Register

PAGE: 5
Section 4 Item a.

** POSTING PERIOD RECAP **

FUND	PERIOD	AMOUNT
101	3/2021	6,787.05
215	3/2021	15,768.67
602	3/2021	350.00
607	3/2021	4,238.92
610	3/2021	238.92

NO ERRORS NO WARNINGS

** END OF REPORT **

TOTAL ERRORS: 0 TOTAL WARNINGS: 0

APPROVED BY _____

ON _____

APPROVED BY _____

ON _____

3/10/2021 8:51am

HP REVOLVING LOAN FUND

Page 1 of 2

A/P Invoices Report

3/1/2021 - 3/31/2021

Batch = 1

Detail Memo	Fund	Acct	Cc1	Cc2	Cc3	Acct Description	Debit	Credit
03/2021								
CVD Construction, Inc. - 7886 - 3/10/2021 - 41,237.00 - Batch: 1 - Header Memo: Work Done-715 Main St-Masonic Temple								
Work Done-715 Main St-Masonic Temple	100	1201				NOTES RECEIVABLE	41,237.00	
Work Done-715 Main St-Masonic Temple	100	2000				ACCOUNTS PAYABLE		41,237.00
Total:							41,237.00	41,237.00
Dakota Title - OE-0156-21 - 3/10/2021 - 120.00 - Batch: 1 - Header Memo: OE Report-715 Main St-Masonic Temple								
OE Report-715 Main St-Masonic Temple	100	5200				CLOSING COSTS DISBURSED	120.00	
OE Report-715 Main St-Masonic Temple	100	2000				ACCOUNTS PAYABLE		120.00
Total:							120.00	120.00
Fasnacht, Glenn - VARIOUS - 3/10/2021 - 522.77 - Batch: 1 - Header Memo: Materials-74 Van Buren-Fasnacht								
Materials-74 Van Buren-Fasnacht	100	1201				NOTES RECEIVABLE	522.77	
Materials-74 Van Buren-Fasnacht	100	2000				ACCOUNTS PAYABLE		522.77
Total:							522.77	522.77
Knecht Home Center - 5862387 5876973 - 3/10/2021 - 205.81 - Batch: 1 - Header Memo: Materials-17 Fillmore-Bloom								
Materials-17 Fillmore-Bloom	100	2010				UNDISBURSED CONSTRUCTION FUNDS	205.81	
Materials-17 Fillmore-Bloom	100	2000				ACCOUNTS PAYABLE		205.81
Total:							205.81	205.81
Knecht Home Center - 5881332 - 3/10/2021 - 63.87 - Batch: 1 - Header Memo: Materials-17 Fillmore-Bloom								
Materials-17 Fillmore-Bloom	100	1201				NOTES RECEIVABLE	63.87	
Materials-17 Fillmore-Bloom	100	2000				ACCOUNTS PAYABLE		63.87
Total:							63.87	63.87
LAWRENCE COUNTY REGISTER OF DEEDS - REC MORT MASONIC - 3/10/2021 - 30.00 - Batch: 1 - Header Memo: Record Mortgage-715 Main St-Masonic Temple								

3/10/2021 8:51am

HP REVOLVING LOAN FUND

Page 2 of 2

A/P Invoices Report

3/1/2021 - 3/31/2021

Batch = 1

Detail Memo	Fund	Acct	Cc1	Cc2	Cc3	Acct Description	Debit	Credit
03/2021 (cont'd from page 1)								
LAWRENCE COUNTY REGISTER OF DEEDS - REC MORT MASONIC - 3/10/2021 - 30.00 - Batch: 1 - Header Memo: Record Mortgage-715 Main St-Masonic Temple (cont'd from page 1)								
Record Mortgage-715 Main St-Masonic Temple	100	5200				CLOSING COSTS DISBURSED	30.00	
Record Mortgage-715 Main St-Masonic Temple	100	2000				ACCOUNTS PAYABLE		30.00
Total:							30.00	30.00
NHS OF THE BLACK HILLS - 2021-2 - 3/10/2021 - 3,193.75 - Batch: 1 - Header Memo: Service Contract-February								
Service Contract-February	100	5000				PROF & ADMIN FEES	3,193.75	
Service Contract-February	100	2000				ACCOUNTS PAYABLE		3,193.75
Total:							3,193.75	3,193.75
Total:							45,373.20	45,373.20
Report Total:							45,373.20	45,373.20



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

"The Historic City of the Black Hills"
Deadwood, South Dakota 57732

Mike Runge
Archivist
Telephone (605) 578-2082

MEMORANDUM

Date: February 26, 2021
To: Deadwood Historic Preservation Commission
From: Mike Runge, City Archivist
Re: **FYI - Stain Glass Window – Christian Science Church, Deadwood**

In January Renee Burr of Deadwood, South Dakota approached the Historic Preservation office about purchasing an exterior stained window from the Christian Science Society of Deadwood sanctuary, once located at 408 Williams Street. At the time of the inquiry, the owner or the HP office did not have an idea of the fair market value of this window. In February, the City Archives received permission to hire Trails West Fine Art to conduct a fair market appraisal of the window at the cost of \$80.00. A copy of the final report is attached to this memorandum. Also in February the City Archives received a proposal from Touch of Glass of Rapid City, SD for the cleaning/stabilizing of the window and repair of one broken pane. Please see the attached email to this memorandum. The expense of both these items was then deducted from the proposed valuation of the window. The HP Office offered \$500.00 for the window and Ms. Burr accepted this offer.

RECOMMENDATION:

Accept Ms. Burr's offer of \$500.00 for the exterior stained window from the Christian Science Society of Deadwood and permission to enter into contract with Touch of Glass for the cleaning/stabilizing of the window and repair of one pane. The cost of the repair and cleaning will not exceed \$300.00.

Cindy Schneringer

From: Michael Runge
Sent: Friday, February 26, 2021 11:12 AM
To: Cindy Schneringer
Subject: Fw: City of Deadwood Stain Glass Window

Cindy:
Could you please print this email off and place it on my desk upstairs?
Thanks for your help
M

From: Michael Runge
Sent: Friday, January 15, 2021 1:14 PM
To: Kevin Kuchenbecker; Bonny Anfinson
Subject: FW: City of Deadwood Stain Glass Window

Good afternoon Kevin and Bonny:
No luck on a stain glass appraiser, but received an approximate cost on window repair.
I will check Demolition Depot in New York.
Best,
Mike

From: Deb Vallette [<mailto:tdvallette2@gmail.com>]
Sent: Friday, January 15, 2021 11:21 AM
To: Michael Runge
Subject: Re: City of Deadwood Stain Glass Window

I've looked for the appraiser I had heard of, but couldn't find it. I have had people tell me to contact Antiques Roadshow to get connected to stained glass appraisers.

As far as the repair and cleaning, I would have to have a piece of the broken glass to get the best glass replacement possible. Cleaning would be about \$75.00--
the repair of the 2 broken side pieces would be about \$150.00--there would be another \$50.00 if I have to pick it up and deliver to Deadwood.

I hope that helps--I will be gone for the next week due to a family matter.

Deb Vallette
Touch of Glass

On Thu, Jan 14, 2021 at 8:09 AM Michael Runge <michael.runge@cityofdeadwood.com> wrote:

Good morning Deb:

Sorry for not getting this off to you yesterday. Here are the images of the window. Thank you for looking up a stain glass appraiser for us.

What would it cost to repair the two broken pieced and clean the window? I am looking for a ball park number.

Thanks,

Mike

Michael Runge
City Archivist
108 Sherman Steet
Deadwood, SD 57732
(605) 578-2082
www.cityofdeadwood.com

SUPPLEMENTARY INFORMATION RELATED TO
20TH CENTURY GOTHIC-STYLE GLASS WINDOW, DEADWOOD, SD

Item Number: 1

Approximate Current Market Value¹: \$900-1,200

Item Type: Architectural; Decorative



Description: Early 20th century gothic-style leaded stained glass window; lower section with central design of scrolled purple and honeycomb of orange and amber within a purple egg and dart arch; medallion with grape and leaf motif in top section; bordered in panes of golden-brown and sea green.

Artist/Maker: unknown

Date of Creation: circa 1920s-1930s

Dimensions: approximately 84" H x 48" W (7' H x 4' W)

Signature/Markings: none noted

Condition: Good; missing panes of glass at lower side border (approximately 1 ¼ panes) and at peak (approximately 2 panes); appears structurally sound with good potential for restoration by a qualified conservator.

Provenance: Christian Science Society of Deadwood, (established 1910), one of a pair of windows flanking front door at 408 Williams Street in Deadwood, South Dakota, occupied by the Society in 1922 as their permanent location. (Images below show window in situ in



1920s at left and in 1970s at right)

Literature: Deadwood-Lead '76 Centennial Inc. Religion and Churches Committee, *Steeple Above Stope: The Churches in the Gold Camps 1876-1976*, 1976, image on page 68



Christian Science Society of Deadwood conducts its services in this building at 408 Williams Street.

¹Based upon most relevant market.

REPRESENTATIVE MARKET DATA & COMMENTS

Example A



**Sold for \$738 including auction house premium
03/14/2020, Lot 978
Austin Auction Gallery, Austin, TX**

Description: Architectural stained and leaded glass window, from a Corsicana, Texas church, c.1920s, in two parts, wood frame, having pointed arch form, scrolling motifs, some slag glass and textured panels, raised cabochons, lower cartouche reading "Offering of Joseph Wylie S.C., 'Whatsoever a man soweth that shall he reap.'"
Dimensions: approximately 106" H x 32" W (including frame)
Condition: some cracks/breaks to glass, but all intact

Notes: Similar date of creation, form, scale, condition. Somewhat more ornate design. Lesser provenance.

Example B



**Sold for \$595 including auction house premium
03/26/2016, Lot 167
North American Auction Company, Bozeman, MT**

Description: Antique stained-glass window in two separate pieces. From the Presbyterian church in Helena, Montana. The window shows beautiful artistry with a broad arch at the top and wonderful design throughout.
Dimensions: approx. 72 ½" H x 43" W including frame.
Condition: good – very good; minor loss

Notes: Similar provenance, condition. Slightly smaller size, somewhat earlier date of creation.

Example C

Sold for \$780 including auction house premium

10/29/2017, Lot 85

Premier Auction Galleries, Chesterland, OH

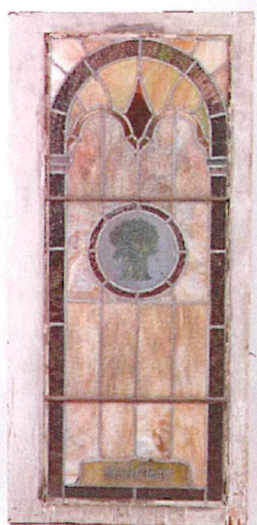
Description: Domed top, possibly from Cleveland, OH, area church; with green and caramel stained glass.

Dimensions: approx. 59" H x 29" W including frame.

Condition: excellent

Notes: Similar style, date of creation. Better condition.

Smaller size, lesser provenance.

Example D

Sold for \$246 including auction house premium

10/27/2018, Lot 84

North American Auction Company, Bozeman, MT

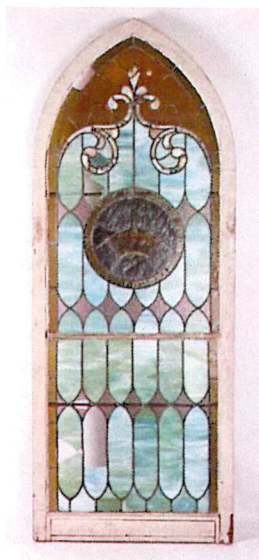
Description: Original hand crafted stained and leaded glass window from a Presbyterian Church in Helena, Montana church from circa 1890-1900's. Has hand painted green tree motif to represent the tree of life at center and is marked "Bible Class" at bottom.

Dimensions: not given

Condition: very good overall; some wear to the frame and some slight cracking, but not missing any pieces.

Notes: Similar region of sale, object condition. Earlier date of creation.

Lesser provenance.

Example E

Sold for \$387 including auction house premium

10/10/2015, Lot 32

North American Auction Company, Bozeman, MT

Description: Hand crafted and blown stained and leaded glass window. Of Cathedral style; out of an early American church. Wonderful arts and crafts piece from circa mid to late 19th century. Hand painted cross and crown motif in the center.

Dimensions: 81 ¼" H x 31 ½" W

Condition: a few missing panels and cracks

Notes: Similar style and form, condition. Somewhat smaller size. Lesser provenance. Earlier date of creation.

Example F

Sold for \$1,860 including auction house premium

05/04/2010, Lot 1236

Hindman, Chicago, IL

Description: Pair of American Art Nouveau Leaded Glass Windows, circa 1890s, from a historic building in Lincoln Park, Chicago, each pointed arch centered with stylized flowers within a geometric border. Dimensions: height of each panel 47 ½" H x 47 ½" W.

Condition: excellent

SUMMARY

The market data included herein was taken from a broader sampling considered. Examples were selected due to similarities with the subject property and/or relevance to the region of sale for similar properties and/or objects removed from buildings of a similar era. Also considered, but not detailed here, were other types of historic objects from Deadwood, South Dakota, such as signage, furniture, and other objects.

Other considerations when evaluating this information and negotiating the possible purchase/sale of this property may include (but are not limited to):

- **Condition issues and the cost of any restoration being considered**
- **The ‘Deadwood, South Dakota’ provenance and how that enhances value relative to examples of similar items from other locations (e.g., examples included here).**
- **Historic relevance of the Christian Science Society of Deadwood and its relevance to the mission of the organization considering purchase**
- **Lack of known maker/artisan of this item**
- **Ease of display, installation costs, time frame to install and safe storage of item in interim**

This is a presale estimate for evaluative purposes and is **not** a formal appraisal. Statements made related to the current market value of this item are **opinion only** and are not a guarantee that the item would sell for the stated estimate if offered for sale. Any statements made are based upon the readily apparent identity and condition of the item as represented to me by the client and are not a statement of authenticity or a guarantee of condition.

For further terms, conditions, definitions, and disclaimers related to this evaluation, refer to the *Terms & Conditions of Verbal or Informal (Restricted Use) Valuation of Personal Property* dated 01/29/2021.



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Fax (605) 578-2084

"The Historic City of the Black Hills"
Deadwood, South Dakota 57732

Mike Runge
Archivist
Telephone (605) 578-2082

MEMORANDUM

Date: February 26, 2021
To: Deadwood Historic Preservation Commission
From: Mike Runge, City Archivist
Re: **2021 Traveling Exhibit, Mount Moriah Cemetery Panels**

The City Archives is requesting permission to hire the Siouxland Heritage Museums in Sioux Falls, South Dakota to develop a new traveling exhibit consisting of six panels focusing on Mount Moriah Cemetery. This proposed traveling exhibit will explore the rich history, botanical beauty, and cultural diversity that make up Mount Moriah Cemetery – one of Deadwood's most visited attractions. The proposed exhibit will be similar to the other three traveling exhibits created by the City Archives (Baseball in the Mining Camps, Wild Bill Hickok, and Theodore Roosevelt & Seth Bullock). For more information, please visit <https://www.cityofdeadwood.com/historic-preservation/page/city-archives-traveling-exhibit-information>. The cost of this new exhibit will not exceed \$6,600.00 and come out of the 2021 HP Public Education line item.

RECOMMENDATION:

Allow the City Archives to enter into a contract with Siouxland Heritage Museums, to develop a new traveling exhibit consisting of six panels on Mount Moriah Cemetery. The cost for this project will not to exceed the amount of \$6,600.00 and will come out of the 2021 HP Public Education line item.



CITY OF DEADWOOD PROJECT PROPOSAL - UPDATE

February 2, 2021

Proposal

Siouxland Heritage Museums is pleased to submit this proposal for services to support The City of Deadwood in achieving their goals for creating new traveling panels.

Project Scope

The request was made for 6-8 banners that could be easily transported. Siouxland Heritage Museum (SHM) will design the panels using text and photos supplied by The City of Deadwood. All edits will be made by the City of Deadwood in a timely manner and implemented by SHM. We will print the panels in-house and use an outside company to laminate the prints for choice A. Or use an outside company to print for choice B. SHM will then install them in the banners. Delivery is not included, but arrangements can be made when the time comes.

Requirements

SHM would need the following to start the project:

- All text in Word format
- All photos scanned in high-res (preferably 300dpi jpegs or tiffs)
- Outline detailing which text and photos to be included on each panel

Estimated Costs

Choice A: Our estimate for 8 Economy plus telescoping retractable banners with laminated panels, 1 travel case, and labor would be no higher than \$6,400. Estimate \$695/panel and \$825 for travel case. Choice B: Our estimate for 8 Eurofit banners with fabric panels, 1 travel case, and labor would be no higher than \$6,600. Estimate \$720/panel. Depending on how many panels, \$825 max for travel case.

Timeline/Schedule

If approved this project would start January 1, 2021 and be completed by December 31, 2021.

We look forward to working with you again,

Molly Engquist, Curator of Exhibits



200 W. 6th Street, Sioux Falls, SD 57104
Strong Foundation. Strong Future.
Equal Opportunity Employer and Service Provider

P: (605)367-4210
E: (605)367-6004
siouxlandmuseums.com



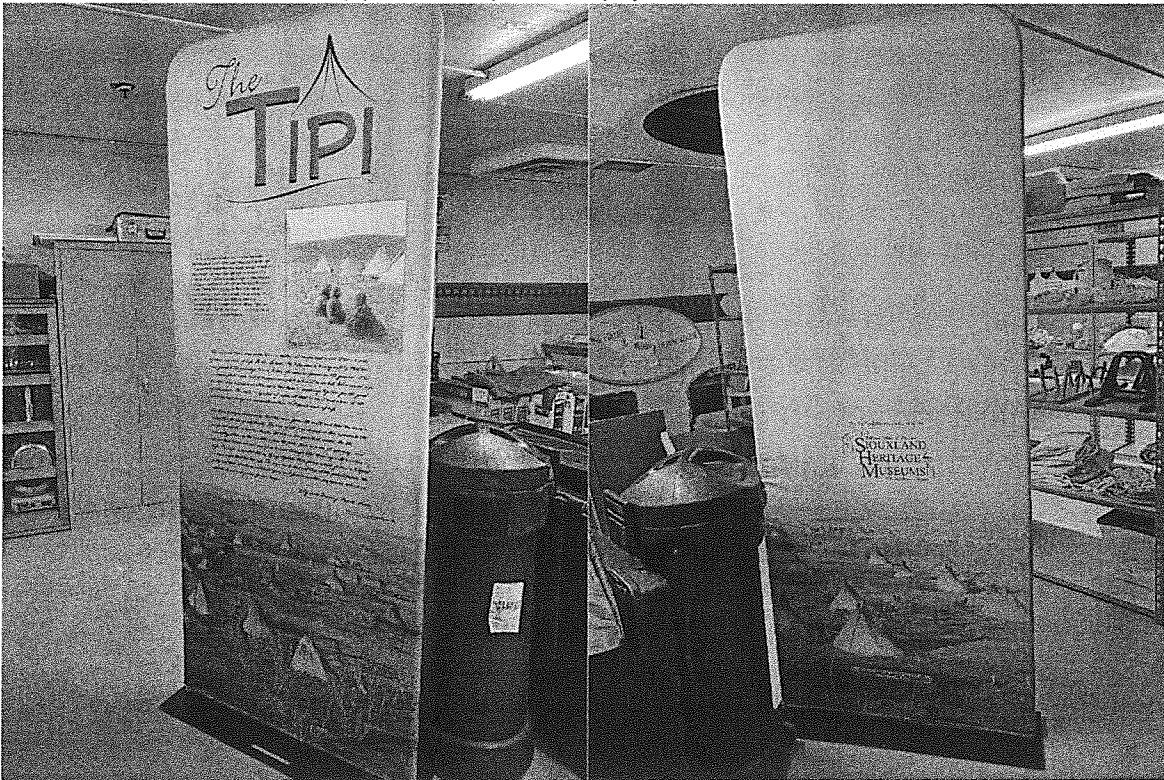
Michael Runge

From: Engquist, Molly <mengquist@minnehahacounty.org>
Sent: Tuesday, February 2, 2021 9:24 AM
To: Michael Runge
Subject: Travel exhibit Proposal update
Attachments: City of Deadwood Project Proposal 2021- Update.pdf; 255113.jpg; 255131_Default_1.jpg; Tipi Exhibit in Clay County, Iowa.jpg; Tipi in Huron Library 2019 2.jpg

Mike-

It was good to talk to you yesterday, Hopefully you were able to get out of the basement and enjoy the weather a little. Per our conversation yesterday I attached an update on the pricing and photos of the Eurofit banners. Everything did go up a little, but not much at all. Also if we do less panels the less it will be. (Captain Obvious) The Eurofit banners can be printed on both sides. You can see that in the Tipi images below. Let me know if you need anything else or have any other questions.

Thanks again for the opportunity to help you!



Molly Engquist

Curator of Exhibits, Siouxland Heritage Museums

605-978-7010

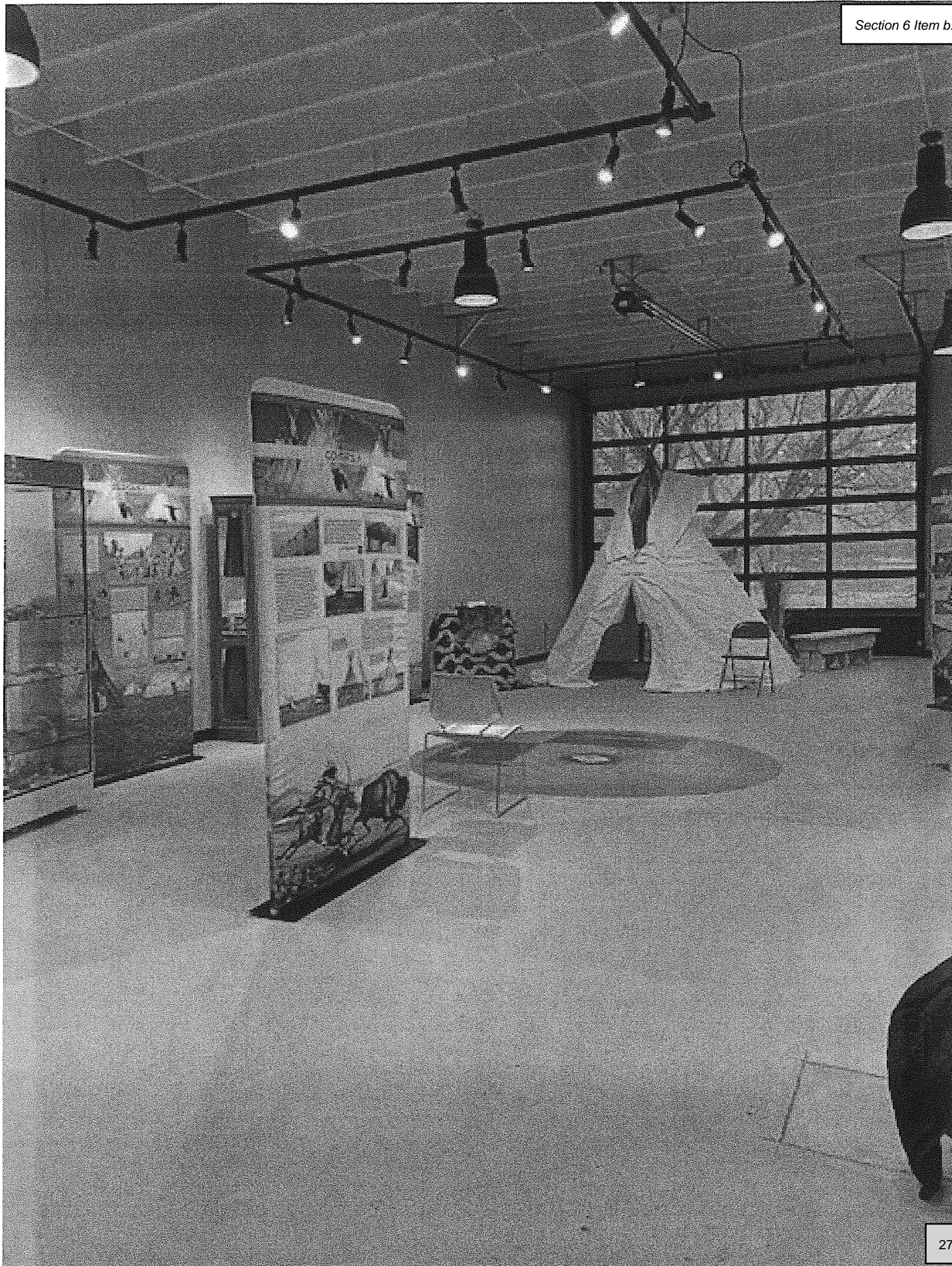
Email: mengquist@minnehahacounty.org Website: www.sioxlandmuseums.com

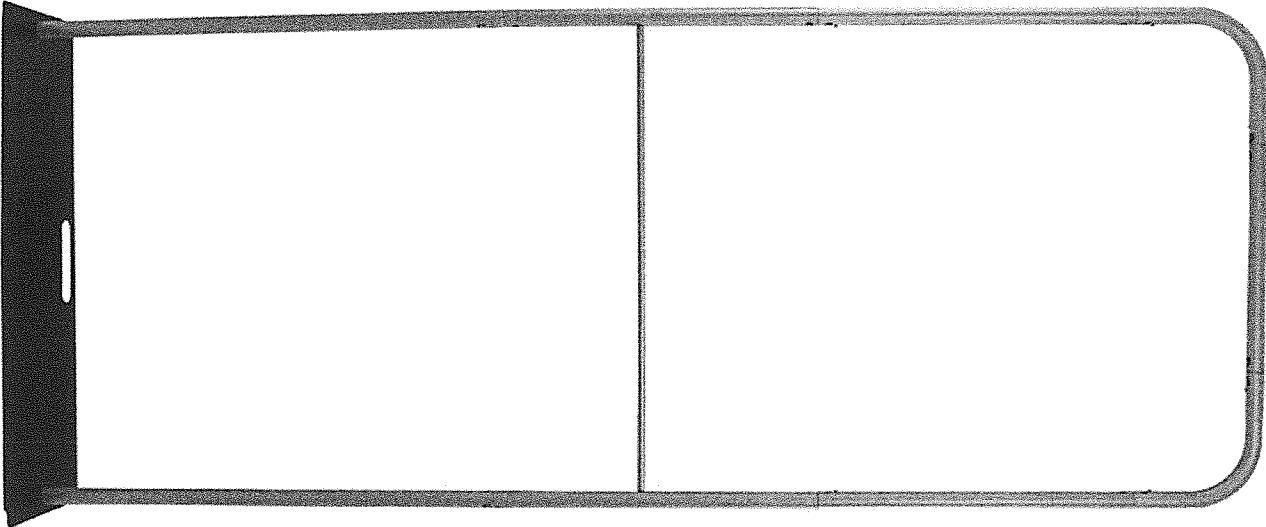
Also find the Museums on FACEBOOK: [Old Courthouse Museum](#) and [Pettigrew Home & Museum](#)

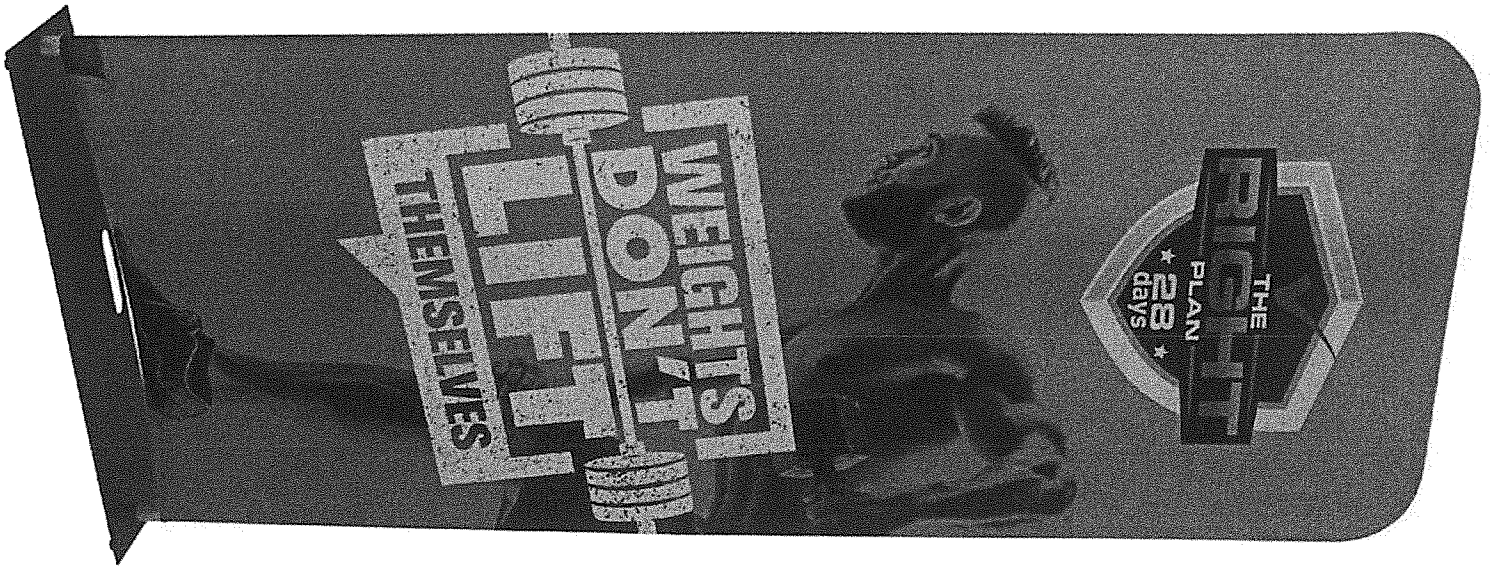
"Do what you do so well that they will want to see it again and bring their friends" -Walt Disney

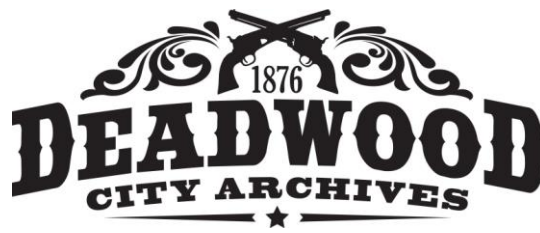
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"The Historic City of the Black Hills"
Deadwood, South Dakota 57732

Mike Runge
Archivist
Telephone (605) 578-2082

MEMORANDUM

Date: February 26, 2021
To: Deadwood Historic Preservation Commission
From: Mike Runge, City Archivist
Re: **RE: 2021 Chinatown Faunal Analysis Project**

The City Archives is requesting permission to hire independent contractor Robert Bozell of Lincoln, Nebraska to complete the final faunal analysis from the Deadwood 2002 Deadwood Chinatown project.

In 2005, Rose Estep Fosha, the principal investigator of the Deadwood Chinatown project hired Mr. Bozell to write a final report on the faunal assessment of Feature 28, a trash midden associated with one of the Chinese dwellings unearthed during the excavation. Unfortunately this report was never completed. In December the City Archives contacted Mr. Bozell and he agreed to finish the report for \$2,400.00.

If approved the funding for this project will come out of the 2021 Archaeological line item.

RECOMMENDATION:

Allow the City Archives to enter into a contract with independent contractor Robert Bozell of Lincoln, Nebraska to complete the final faunal analysis from the Deadwood 2002 Deadwood Chinatown project. The cost for this project will not to exceed the amount of \$2,400.00 and will come out of the 2021 HP Archaeological line item.



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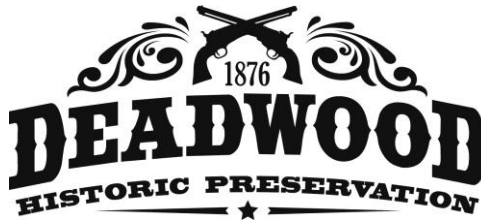
FEATURE 28

N ⁴⁹⁸500 E _____

LEVEL _____

Artifacts in
Bags - mostly
glass / Bone
Metal

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Fax (605) 578-2084



Kevin Kuchenbecker
Historic Preservation Officer
Telephone (605) 578-2082
Kevin@cityofdeadwood.com

MEMORANDUM

Date: March 5, 2021
To: Deadwood Historic Preservation Commission
From: Kevin Kuchenbecker, Historic Preservation Officer
Re: Outside of Deadwood Grant Extension Request

The Lead/Deadwood Sanitary District No.1 received an Outside of Deadwood Grant in the 2020 Round 1 funding process for \$10,000 for the Hanna Pump Station. The request was for repairs of deteriorated exterior masonry, including replacement of damaged bricks and tuck pointing with the grant expiring on March 10, 2021.

Additional investigation into the project determined further structural analysis warranted both interior and exterior repairs to the structure. This has merited the need to hire Upper Deck Architects to complete a study to determine the extent and probable cost for the restoration followed by developing final construction and bidding documents. With this modification to the original plan of the project, the Lead/Deadwood Sanitary District is requesting permission to utilize the current grant funds to assist with the architectural fees which will be approximately \$22,000 and extend the grant to May 31, 2021.

The committee reviewed the request and recommend extending the grant until May 31, 2021 and re-allocate the funding to pay for the architectural fees with the stipulation a copy of architectural and engineering plans be submitted to the Historic Preservation Office and recommend the Lead/Deadwood Sanitary District No.1 also seek additional grant funds from the State Historic Preservation Office.

Recommended Motion:

Move to approve the grant extension until May 31, 2021 and re-allocate the funding to pay for the architectural fees with the stipulation a copy of architectural and engineering plans be submitted to the Historic Preservation Office and recommend the Lead/Deadwood Sanitary District No.1 also seek additional grant funds from the State Historic Preservation Office.

Lead-Deadwood Sanitary District No. 1

P.O. Box 413, Deadwood, South Dakota 57732
Telephone: (605) 578-1835 Fax: (605) 578-1287 Web: www.lds1.com

February 18, 2021

Deadwood Historic Preservation
108 Sherman Street
Deadwood, SD 57732

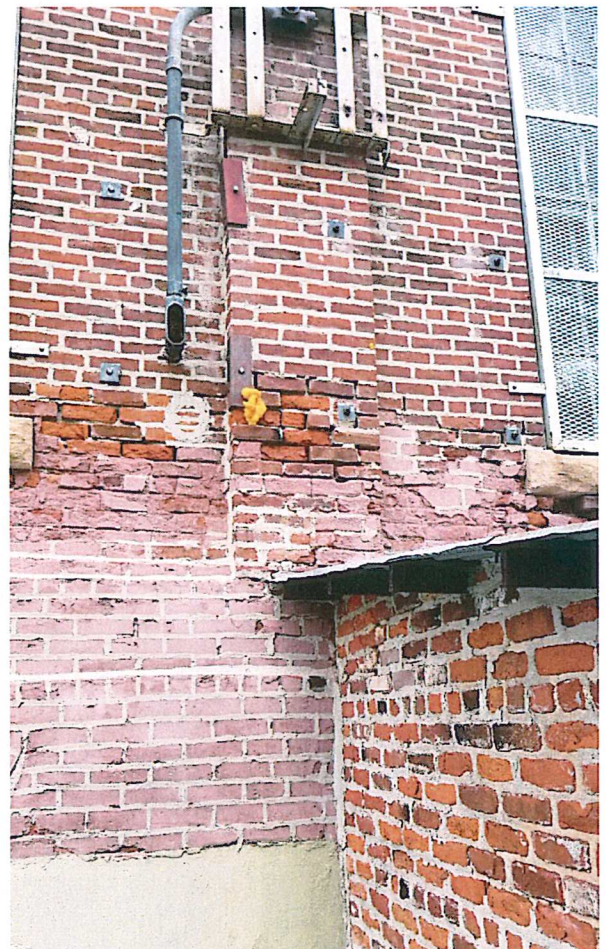
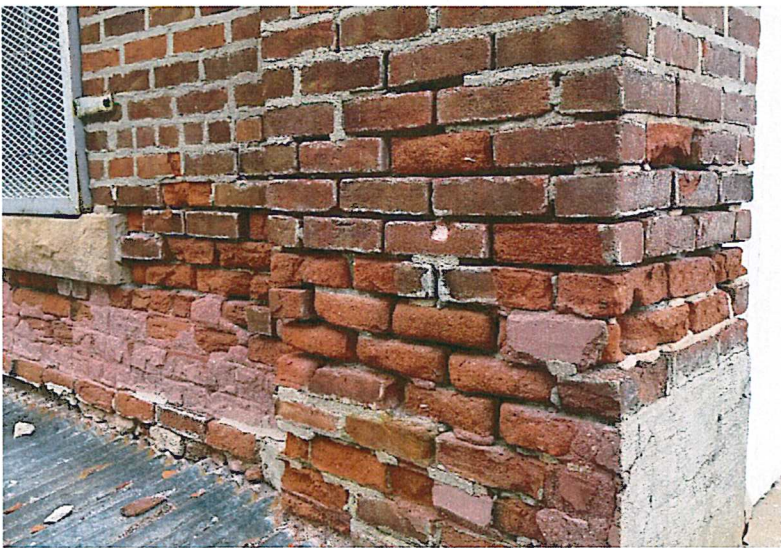
RE: Outside of Deadwood Grant

The Lead Deadwood Sanitary District is requesting a time extension for utilizing the grant that we received from your organization last year for the exterior repairs to the Hanna Pump Station. Based on additional investigation we have determined that further structural analysis is warranted for the both interior and exterior masonry repair. As such, we will be contracting with Upper Deck Architects to complete a study to determine the extent and probable cost for the restoration followed by developing final construction and bidding documents. We are also requesting permission to utilize the current grant dollars to assist with the architectural fees which will be approximately \$22,000. This Spring we plan to apply for additional grant funding once the probable construction costs are better known. Thanks for your consideration of our request.

Respectfully,



Terry Wolterstorff, PE
Manager
Lead-Deadwood Sanitary District No. 1



Date: 03/05/21

Case No. 210018
Address: 669 MAIN ST

Staff Report

The applicant has submitted an application for Project Approval for work at 669 MAIN ST, a CONTRIBUTING structure located in DEADWOOD CITY Planning Unit in the City of Deadwood.

Applicant: HARLEY KIRWAN
Owner: HARLEY KIRWAN
Constructed: 1879

CRITERIA FOR THE ISSUANCE OF A PROJECT APPROVAL

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

General Factors:

1. Historic significance of the resource: Sol Bloom opened his clothing store in Deadwood in the summer of 1877 at the corner of Main and Lee Streets, and moved to a building on this site shortly thereafter. He rebuilt after the fire of 1879, and remained here until moving to the Syndicate Building in 1888. Mueller & Schindler operated a saloon here at the turn of the century, and their sign warned thirsty pedestrians that they were three miles from the next saloon. The building was severely altered over the years. The present is a reconstruction of the original.

2. Architectural design of the resource and proposed alterations: The applicant is requesting permission to change the facade of the building to make it more visually appealing to tourists and to provide an Old West feel with the use of Black Hills pine wood. The windows and doors will remain trimmed in a manner similar to its current state. The upper portion of the building will remain as is. This alteration of the facade will create a historical replication of buildings in Deadwood prior to 1900.

Attachments: Yes

Plans: Yes

Photos: Yes

Staff Opinion: The applicant applied for a similar Certificate of Appropriateness on May 27, 2020 where the Deadwood Historic District Commission unanimously denied the application based upon the guidance found in DCO 17.68.050 because they found the exterior alteration proposed is incongruous with the historical, architectural, archaeological or cultural aspects of the district. Furthermore, the Historic Preservation Commission required the removal of the inappropriate material applied to the store front and doors without prior approval. The applied wood alterations to the doors have not been completely reversed.

This structure was built immediately after the "Great Fire of Deadwood" which occurred on September 26, 1879. The original building on this location was destroyed by fire. Historic photos shown in the staff report through the Historic Preservation Office shows the building featuring storefront windows and a recessed entry. These structures typically included recessed painted panels at the base of the store front as well. The building has changed over the course of Deadwood History, again, shown in the photographs; however, with the advent of gaming and a strong historic preservation ethic. The storefront was rehabilitated back to a near original configuration of the early building using guidance of the Secretary of Interior Standards for

Rehabilitation along with historic photos and physical evidence to the time period of the construction of this structure.

The structure is one of the oldest surviving buildings on Main Street. And while a wooden structure, it was very typical of the advancement of the boom-town architect. It consists of very simple detailing on the store front and is of traditional design. This design is within the period of significance and should remain.

It is important to maintain the traditional site layout and material of this historic resource. Altering these traditional elements by introducing non-painted materials and stylistic elements as proposed damages and destroys the character defining elements which define this early Deadwood resource.

The Standards (Department of the Interior regulations 36 CFR 67) pertain to all historic properties listed in or eligible for listing in the National Register of Historic Places. These are as follows: [Staff's review according to the standards follows in red]

1) A property shall be used for its intended historic purpose or be placed in a new use that requires minimal change to the defining characteristics of the building and its site and environment.

[The applicant references the building was historically operated as a clothing store and later a saloon and today it operates as a clothing store and saloon.]

2) The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.

[The historic character of the property fits as it was rehabilitated in the past couple decades. The proposed alteration appears to characterize buildings which were destroyed by fire in 1879. The removal or addition of the proposed alteration should be avoided.]

3) Each property shall be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or architectural elements from other buildings, shall not be undertaken.

[The building is a physical record of its time and place. Adding the proposed alteration creates a false sense of history to this specific building and adds features which may be from an early structure.]

4) Most properties change over time; those changes that have acquired historic significance in their own right shall be retained and preserved.

[The property represented prior to the applicants previously denied alterations represented the most appropriate design within the National Historic Landmark Districts period of significance.]

5) Distinctive features, finishes, and construction techniques or examples of craftsmanship that characterize a historic property shall be preserved.

[While a review of the photographic evidence and physical record show the building changed over time, the current configuration and materials are the most appropriate characterizing features of the historic property and should be preserved.]

6) Deteriorated historic features shall be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color, texture, and other visual qualities and, where possible, materials. Replacement of missing features shall be substantiated by documentary, physical, or pictorial evidence.

[This standard reflects the importance of color, design and texture as distinctive features. The proposed alteration does not reflect nor follow this standard.]

7) Chemical or physical treatments, such as sandblasting, that cause damage to historic materials shall not be used. The surface cleaning of structures, if appropriate, shall be undertaken using the gentlest means possible.

[This standard is not necessarily relevant to this current approval; however, the previously denied application for work completed without review, approval and appropriate permitting by the city destroyed some of the previous workmanship on the resource.]

8) Significant archeological resources affected by a project shall be protected and preserved. If such resources must be disturbed, mitigation measures shall be undertaken.

[Not applicable for the application]

9) New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.

[Not necessarily applicable for the application]

10) New additions and adjacent or related new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

[Not necessarily applicable for the application]

Based on staff's review using the Guidelines for Undertakings in the City of Deadwood's National Historic Landmark District including the Downtown Design Guidelines, the Department of Interior Standards for historic preservation projects and the South Dakota Administrative Rules, it is my opinion, the proposed work and changes does encroach upon, damage or destroy a historic resource and has 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.



Photo From 1993 Architectural Survey



Photo of storefront prior to May 2020

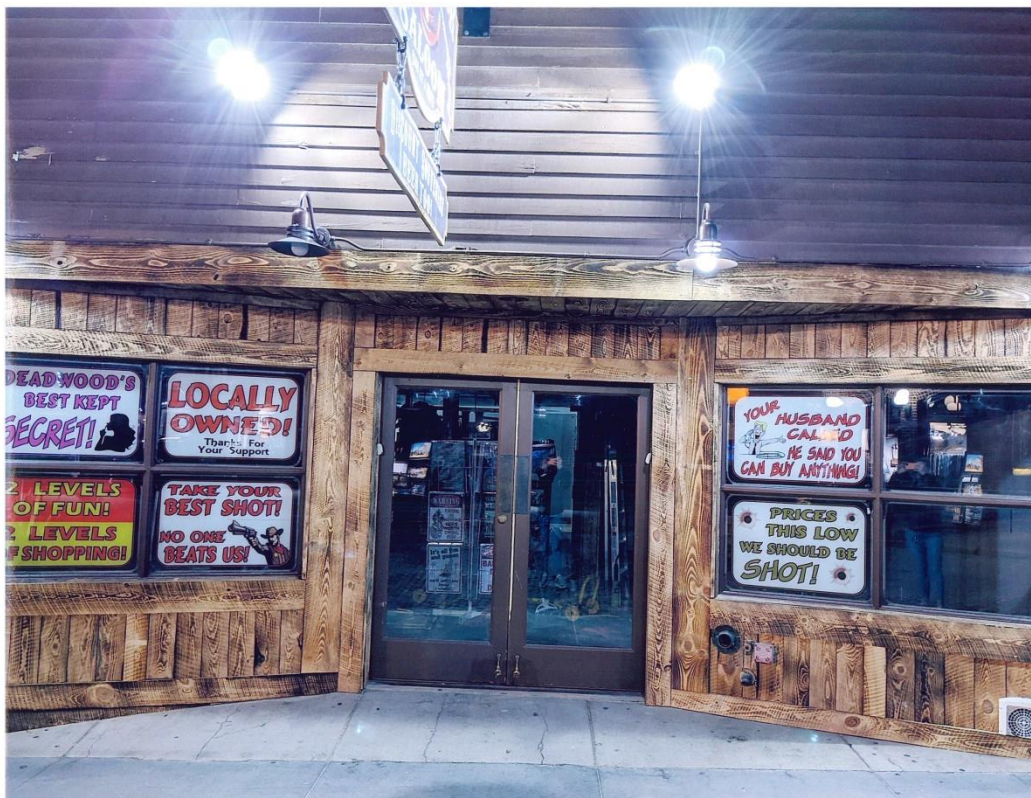


Photo of storefront with wood applied in 2020 and denied by HPC
Applicant is requesting to install same or similar material.



Store front shown in historic photo of Deadwood.



Store front shown in historic photo of Deadwood.





Photo prior to current rehabilitation ca. 1970s-1980s



Photo of storefront in March 1913.

Motions available for commission action for Certificate of Appropriateness:

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.

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108 Sherman Street
Telephone (605) 578-2082
Fax (605) 578-2084



FOR OFFICE USE ONLY
Case No. 210018
☐ Project Approval
☒ Certificate of Appropriateness
Date Received 2/25/21
Date of Hearing 3/10/21

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: 669 Main Street

Historic Name of Property (if known):

APPLICANT INFORMATION

Applicant is: ☒ owner ☐ contractor ☐ architect ☐ consultant ☐ other _____

Owner's Name: Harlan Kraus
Address: 637 Main Street
City: Deadwood State: SD Zip: 57732
Telephone: 320-491-8118 Fax: _____
E-mail: harley@blackwidowproducts.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 type="checkbox"/> Wood Repair | <input type="checkbox"/> Exterior Painting |
| <input type="checkbox"/> General Maintenance | <input checked="" type="checkbox"/> Siding | <input type="checkbox"/> Windows | <input type="checkbox"/> Fencing |
| <input checked="" type="checkbox"/> Other <u>Facade</u> | <input type="checkbox"/> Awning | <input type="checkbox"/> Sign | |

FOR OFFICE USE ONLY

Case No. _____

ACTIVITY: (CHECK AS APPLICABLE)Project Start Date: April 1, 2021 Project Completion Date (anticipated): April 10, 2021☐ ALTERATION ☐ Front ☐ Side(s) ☐ Rear☐ ADDITION ☐ Front ☐ Side(s) ☐ Rear☐ NEW CONSTRUCTION ☐ Residential ☐ Other _____☐ ROOF ☐ New ☐ Re-roofing
☐ Front ☐ Side(s) ☐ Rear☐ 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 _____

☐ SIGN/AWNING ☐ New ☐ Restoration ☐ Replacement

Material _____ Style/type _____ Dimensions _____

☒ OTHER – Describe in detail below or use attachments**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.

See attached Description of Activity and photos.

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

SIGNATURE OF AGENT(S)

DATE

SIGNATURE OF OWNER(S)

DATE

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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.

Description of Activity

I would like to change the façade of the building as shown in the attached photo (1) to have vertical wood slats made from Black Hills pine. The current building façade is a reconstruction and not original. (Photo 2.) The building was historically operated as a clothing store and later a saloon. Today it operates as a clothing store and saloon. My proposal is to visually change the façade, without changing the architectural structure of the building, to make it more visually appealing to tourists and to provide an “Old West” feel with the use of Black Hills pine wood. The windows and doors will still be trimmed in a manner similar to its current state. The upper portion of the building will remain as is. The shape and general features will also remain the same.

The proposed change features local wood which would be historically accurate for use in buildings. The rustic look would be accurate to the building’s original pre-1879 fire structure, versus the current 20th Century paint and design. The building has been changed a number of times over the years, so it would be historically accurate to change the façade in a nod to how many would imagine an historic building looked in the 1870s.

The proposal does not damage or destroy the existing structure but will simply cover up the façade with a slightly different façade, which could be removed in the future. The overall design of the building will not be altered.

Vertical wood slats were a commonly used design feature, as can be seen from the attached photo of The Apex building and other historic photos of buildings in Deadwood. (Photos 3, 4, 5.) Therefore, it is reasonable, given typical construction techniques of the era, to believe this building would have been originally build with vertical wooden slats.

One of the most striking features of Deadwood Main Street is that the buildings are different and unique. They differ in height, width, depth, materials used, and general overall look. Few buildings in town today contain the historic look of vertical wooden slats. Allowing this minor alteration of the façade will create an accurate historic look that is missing in Deadwood’s Historic District. The technique would allow for historical replication of buildings in Deadwood prior to 1900. Additionally, this wood ties in with the look and feel of the wooden entry to Outlaw Square.



