



Planning and Zoning Commission Regular Meeting Minutes

Wednesday, February 15, 2023 at 4:00 PM

City Hall, 102 Sherman Street, Deadwood, SD 57732

1. Call to Order

The meeting of the Deadwood Planning and Zoning Commission was called to order by Chairman Martinisko on Wednesday, February 15, 2023, at 4:00 p.m. in the Deadwood City Hall Meeting Room, located at 102 Sherman Street, Deadwood, SD 57732.

2. Roll Call

PRESENT

Commissioner (Chair) John Martinisko
Commissioner (Vice-Chair) Josh Keehn
Commissioner (Secretary) Dave Bruce
Commissioner Charles Eagleson
Commissioner Ken Owens

Michael Johnson, City Commissioner

STAFF PRESENT

Kevin Kuchenbecker, Planning, Zoning and Historic Preservation Officer
Trent Mohr, Building Inspector
Cindy Schneringer, Administrative Assistant

3. Approval of Minutes

a. Approval of February 1, 2023 Minutes

It was moved by Commissioner Keehn and seconded by Commissioner Owens to approved the February 1, 2023 minutes. Voting Yea: Martinisko, Keehn, Bruce, Eagleson, Owens

4. Sign Review Commission

a. 628 Main Street (Fairmont Hotel) - Scott O'Hare - Install Three New Signs

Mr. Mohr stated we have one permit application tonight for your consideration for three signs at 628 Main Street, the Fairmont Hotel. This is actually for a business going in the basement of the Fairmont Hotel. Formerly Deadwood Tobacco was in there which moved to the first floor of the Masonic Center. There are three signs proposed that I have designated as sign A, B, and C. Sign A is a wall sign that will go on the railing on the Main Street side. Sign B is a projecting sign at the top of the stairs on the Main Street side. Sign C is a wall sign on Wall Street at the top of the stairs leading to the basement. The signs and their location are compliant with the ordinance and requires no variances.

It was moved by Commissioner Keehn and seconded by Commissioner Bruce to approve the sign permit for 628 Main Street to install three new signs. Voting Yea: Martinisko, Keehn, Bruce, Eagleson, Owens

5. Planning and Zoning Commission

- a. Final Plat - Creating Lot Lines - Terry J. and Dawn L. Bahr - Near Deadwood Gulch Campground

LOT 1 AND 2 OF THE SUBDIVISION OF TRACT E-1 BEING A PORTION OF HILLSIDE PLACER M.S. 749 LOCATED IN THE SE $\frac{1}{4}$ OF SECTION 27, T5N, R3E, B.H.M., CITY OF DEADWOOD, LAWRENCE COUNTY, SOUTH DAKOTA

Mr. Kuchenbecker stated this is for Terry J. and Dawn L. Bahr. The applicant is here. The purpose is dividing the existing property into two lots. It is near Whistler Gulch Campground. The legal description is LOT 1 AND 2 OF THE SUBDIVISION OF TRACT E-1 BEING A PORTION OF HILLSIDE PLACER M.S. 749 LOCATED IN THE SE $\frac{1}{4}$ OF SECTION 27, T5N, R3E, B.H.M., CITY OF DEADWOOD, LAWRENCE COUNTY, SOUTH DAKOTA. All legal obligations have been completed. It is zoned Commercial Highway District. Surrounding zoning to the north is commercial highway which is hotel/motel/convention center. To the south is park forest which is BLM. East and west are both commercial highway with one being campground and the other motel/apartments. This is the final plat of Lot 1 and Lot 2 of tract E-1 which is being divided into two properties adjacent to Cliff Street near Whistler Gulch Campground. Lot 1 is comprised of 0.977 acres plus or minus. Lot 2 is comprised of 16.789 acres plus or minus. The property is not located within a flood zone or flood hazard zone. Public facilities are available to serve the property. Everything was identified in the plat. It is in front of you for action to approve or deny with conditions by the Planning and Zoning Commission. Terry is here for any questions.

It was moved by Commissioner Bruce and seconded by Commissioner Owens to approve the final plat for creating lot lines legally described as LOT 1 AND 2 OF THE SUBDIVISION OF TRACT E-1 BEING A PORTION OF HILLSIDE PLACER M.S. 749 LOCATED IN THE SE $\frac{1}{4}$ OF SECTION 27, T5N, R3E, B.H.M., CITY OF DEADWOOD, LAWRENCE COUNTY, SOUTH DAKOTA. Voting Yea: Martinisko, Keehn, Bruce, Eagleson, Owens

6. Items from Citizens not on Agenda

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

7. Items from Staff

- a. Overview of Task 1 of the Deadwood Water Modeling Study

Mr. Kuchenbecker provided an update on Phase 1 of the Deadwood Water Modeling Study.

- b. Update on Parking Management Plan

Mr. Kuchenbecker provided an update on the Parking Management Plan.

8. Adjournment

It was moved by Commissioner Owens and seconded by Commissioner Keehn to adjourne the Planning and Zoning Commission meeting. Voting Yea: Martinisko, Keehn, Bruce, Eagleson, Owens

There being no further business, the Planning and Zoning Commission adjourned at 4:23 p.m.

ATTEST:

Chairman, Planning & Zoning Commission

Secretary, Planning & Zoning Commission

Cindy Schneringer, Planning & Zoning Office/Recording Secretary