



Historic Preservation Commission Meeting Minutes

Wednesday, March 24, 2021 at 5:00 PM

City Hall, 102 Sherman Street, Deadwood, SD 57732

1. Call Meeting to Order

A quorum present, Chairman Berg called the Deadwood Historic Preservation Commission meeting to order on March 24, 2021 at 5:00 p.m.

2. Roll Call

PRESENT

HP Commission Chair Dale Berg

HP Commission Vice Chair Bev Posey

HP Commission 2nd Vice Chair Robin Carmody

HP Commissioner Leo Diede

HP Commissioner Trevor Santochi

HP Commissioner Jill Weber

ABSENT

HP Commissioner Tony Williams

STAFF PRESENT

Kevin Kuchenbecker, Historic Preservation Officer

Bonny Anfinson, Program Coordinator

Mike Walker, Neighborworks Director

3. Approval of Minutes

a. HPC Minutes 3/10/21

Commissioner Diede stated on the 8th page, 4th paragraph, 3rd line, "used to be all these places" should be "used to be Ollie's Place". ***It was moved by Commissioner Diede and seconded by Commissioner Weber to approve the minutes as corrected. Voting Yea: Berg, Posey, Carmody, Diede, Santochi, Weber***

4. Voucher Approvals

a. HP Operating Vouchers

It was moved by Commissioner Posey and seconded by Commissioner Diede to approve the HP Operating vouchers in the amount of \$20,325.47. Voting Yea: Berg, Posey, Carmody, Diede, Santochi, Weber

b. HP Grant Vouchers 3.24.21

It was moved by Commissioner Diede and seconded by Commission Weber to approve the HP Grant Vouchers in the amount of \$600.00. Voting Yea: Berg, Posey, Carmody, Diede, Santochi, Weber

- c. HP Revolving Vouchers 3/24/21

It was moved by Commissioner Diede and seconded by Commissioner Weber to approve the HP Revolving Vouchers in the amount of \$30.00. Voting Yea: Berg, Posey, Carmody, Diede, Santochi, Weber

5. HP Programs and Revolving Loan Program

6. Old or General Business

- a. Renew Contract with Seaton Publishing for maintaining kiosks at the Deadwood Welcome Center, History & Information Center, South Gateway and the Deadwood portion of the Explore Black Hills mobile app. at a cost of \$20,250.00 from the 2021 Public Education line item.

Mr. Kuchenecker stated this contract is between the Deadwood Historic Preservation Commission/City of Deadwood and Seaton Publishing for creating and maintaining the kiosks at the Visitor Centers and the Historic Deadwood app within the Explore Black Hills mobile app. In 2018 an agreement was signed for a multi-year project. Staff would like to expand the kiosks into a few more locations in the future. The proposed contract under consideration is from March 1, 2021 to March 1, 2024 for a cost of \$20,250 per year. Staff is requesting the Historic Preservation Commission make a recommendation to the City Commission to enter into the multi-year contract with Seaton Publishing to continue the kiosk and app management project.

Commissioner Carmody asked who owns the Kiosks? Mr. Kuchenbecker stated the physical kiosks are owned by HPC/City. Commission Carmody asked why does she prepare documents and send the information to them. Mr. Kuchenbecker stated they have to be aware of it to put it on the Kiosks and app. Commission Carmody stated if the information is on the Chamber website why isn't Seaton Publishing just pulling that information. I feel this is a duplicated effort. Why is the Chamber doing that. Mr. Kuchenbecker stated it makes since to have the Chamber doing it. Commissioner Carmody stated the information is on the Chamber website. Commissioner Posey stated if we are paying them it seems like Seaton Publishing should be using the website. Commissioner Carmody stated this is a lot of money when the Chamber is doing all of the event stuff for Deadwood. Why is the Chamber doing this when Seaton Publishing is getting \$20,000.00. Mr. Kuchenbecker stated staff and selected commissioners can meet with Seaton Publishing to discuss and possibly stream line the process. ***It was moved by Commissioner Diede and seconded by Commission Weber to continue this item to the next meeting. Voting Yea: Berg, Posey, Carmody, Diede, Santochi, Weber***

- b. Request Permission to Purchase Benches and Trash Receptacles from Victor Stanley in the amount of \$21,940.00 to be paid from the budgeted 2021 HP Capital Assets line item.

Mr. Kuchenbecker stated the Historic Preservation Commission has working on the beautification of Historic Main Street and the National Historic Landmark District for several years updating and adding to the number of benches and trash receptacles. Staff is recommending four additional 4-foot benches, two additional 6-foot benches and 10 additional trash receptacles which match existing benches and trash receptacles to accommodate visitors on Main Street and throughout the Deadwood Historic Landmark District. Staff is requesting to purchase be made through Victor Stanley in an amount not to exceed \$21,940.00 including shipping to be paid out of the HP Capital Asset Benches line item. ***It was moved by Commissioner Weber and seconded by Commissioner Posey to recommend to the City Commission to approve the purchase of four 4-foot benches, two 6-foot benches and 10 trash receptacles from Victor Stanley in an amount not to exceed \$21,940.00 including shipping to be paid out of the HP Capital Asset Benches line item. Voting Yea: Berg, Posey, Carmody, Diede, Santochi, Weber***

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.)

Mr. Kuchenbecker stated the bank building on the corner will be turned into upscale rentals on the second and third floor.

The TIF for the Four Points hotel included improvements around the Wild Bill statue, the gateway to Main Street. Preliminary designs will be forthcoming.

Deadwood Dicks building will be submitting a project approval for masonry repairs/exterior work.

Four retaining walls will be going out for bid through the City Commission in the upcoming weeks with two on the April 5th agenda.

Mt. Moriah repairs are out for bid now. We are in the process of hiring staff for Mt. Moriah. The City was just recognized in a publication, of the top six cemeteries in the United States we are number 3.

The finance office is working on year end financials. The auditors are having them do some adjustments. We currently have a negative balance in the Revolving Loan Program; however, we need to know where we are at financially before we can open up the grant programs. We should have an idea by March 31st.

Staff needs to figure out a plan for work on 227 Williams and we need to review our minimum maintenance list again with the building inspector.

There is a lot for sale just above Lincoln. The city owns property from the cemetery over to this lot. The City/HP is putting an offer on it which has been accepted. This will help protect the hillside.

The Century Link building is under new management. We have basically been told no on the public restrooms and facade unless we want to pay for it.

11. Committee Reports

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

Beverly Posey says the Economic Restructuring Committee has been very busy.

12. Adjournment

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

ATTEST:

Chairman, Historic Preservation Commission

Minutes by Bonny Anfinson, Historic Preservation Office/Recording Secretary