

Date: May 6, 2021

Case No. 210063
Address: 685 Main Street

Staff Report

The applicant has submitted an application for a Certificate of Appropriateness for work at 685 Main Street a contributing structure located in the Deadwood City Planning Unit in the City of Deadwood.

Applicant: Tim Conrad
Owner: NMD Venture LLC
Constructed: c1899-1900

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: This building is a contributing resource in the Deadwood National Historic Landmark District located in the Waite Block. The tenant on the first floor was the John C. Haines department store, advertised as "The Big Store". Offices and apartments occupied the balance of the second and third stories. The upper floors featured an ornate parlor with a tile fireplace, portions of which remain intact. Haines was replaced by Montgomery Ward in 1940. The false windows on the Deadwood Street side were inserted during construction to avoid the monotony of a solid brick wall.

2. Architectural design of the resource and proposed alterations: The applicant requests permission to pour a level concrete patio on the Deadwood Street side of the building and install a metal railing similar to the railing on the Silverado patio alongside the Outlaw Square.

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 local historic district, the State and National Register Historic Districts or the Deadwood National Historic Landmark District



Motions available for commission action:

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

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.