

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



FOR OFFICE USE ONLY	
Case No.	220148
<input checked="" type="checkbox"/> Project Approval	
<input type="checkbox"/> Certificate of Appropriateness	
Date Received	9/2/22
Date of Hearing	9/14/22

## 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>38 Burnham Av. Deadwood, 57732</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>Peter Pantazopoulos</u>	
Address: <u>38 Burnham Ave.</u>	
City: <u>Deadwood</u>	State: <u>SD</u> Zip: <u>57732</u>
Telephone: <u>651-491-0931</u>	Fax: _____
E-mail: <u>hdcycle11@gmail.com</u>	

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

Contractor's Name: <u>Bob Hayt Property</u>	
Address: <u>21320 Wasp Rd</u>	
City: <u>Lead</u>	State: <u>SD</u> Zip: <u>57754</u>
Telephone: <u>605-580-7698</u>	Fax: _____
E-mail: <u>capitolexcavationbob@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 type="checkbox"/> New Building	<input checked="" 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

<b>ACTIVITY: (CHECK AS APPLICABLE)</b>				
Project Start Date: <u>Sept 19, 2022</u> Project Completion Date (anticipated): <u>3/1/23</u>				
<input type="checkbox"/> ALTERATION	<input type="checkbox"/> Front	<input checked="" type="checkbox"/> Side(s)	<input type="checkbox"/> Rear	
<input checked="" type="checkbox"/> ADDITION	<input checked="" 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 checked="" type="checkbox"/> ROOF	<input checked="" 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 checked="" type="checkbox"/> WINDOWS	<input type="checkbox"/> STORM WINDOWS	<input checked="" type="checkbox"/> DOORS	<input type="checkbox"/> STORM DOORS	
		<input type="checkbox"/> Restoration	<input type="checkbox"/> Replacement	<input checked="" type="checkbox"/> New
	<input checked="" type="checkbox"/> Front	<input checked="" type="checkbox"/> Side(s)	<input type="checkbox"/> Rear	
Material <u>Aluminum clad</u> Style/type <u>Double hung</u>				
<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).

Proposed addition would have a 4/12 pitched shed style roof and a front western style overhang and porch w/ 6x6 post supports. Addition will add 12 FT to length of existing structure and 28 FT deep to match existing width. Lower portion will be sided w/ rustic tin from about 42-48" down. Upper portions will be sided with a man made board & batten material. Tin roofing to shed snow more easily.

## 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.

*Peter Pantagopoulos 9/2/22*

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)

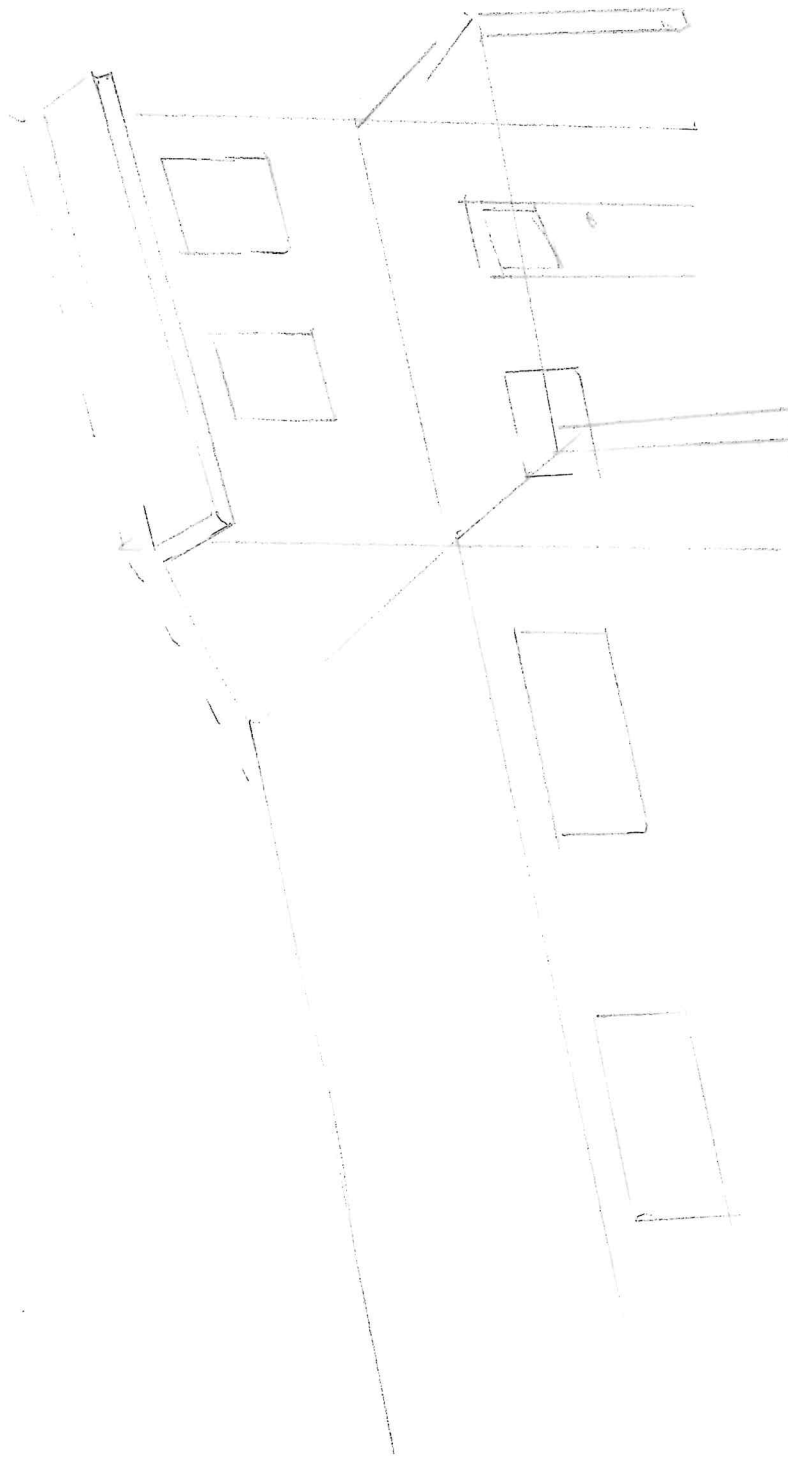
DATE

## APPLICATION DEADLINE

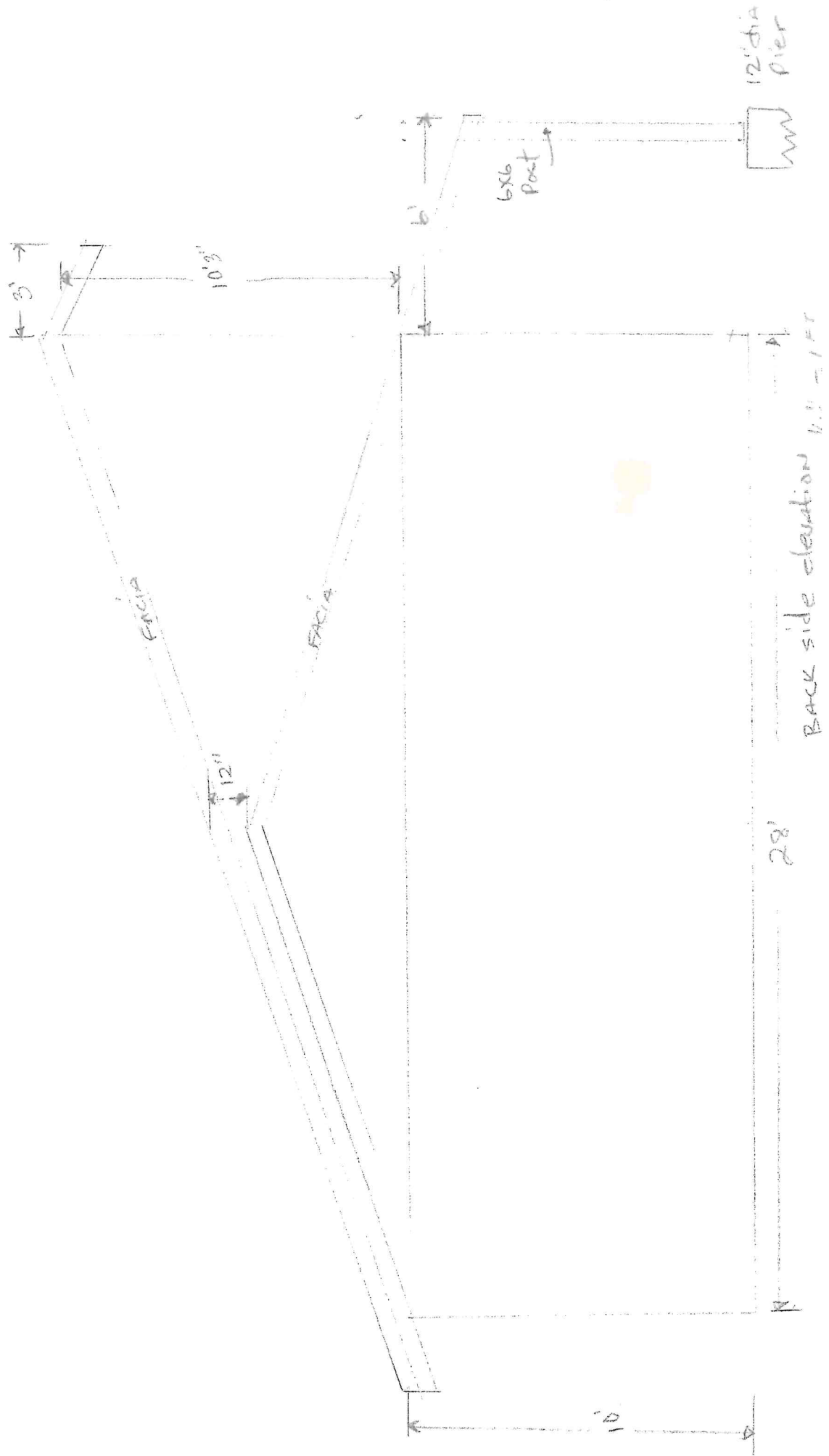
This form and all supporting documentation **MUST** arrive by 5:00 p.m. on the 1<sup>st</sup> or 3<sup>rd</sup> Wednesday of every month to be considered at the next Historic Preservation Commission Meeting. The meeting schedule and filing deadlines are on file with the Historic Preservation Office. 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.





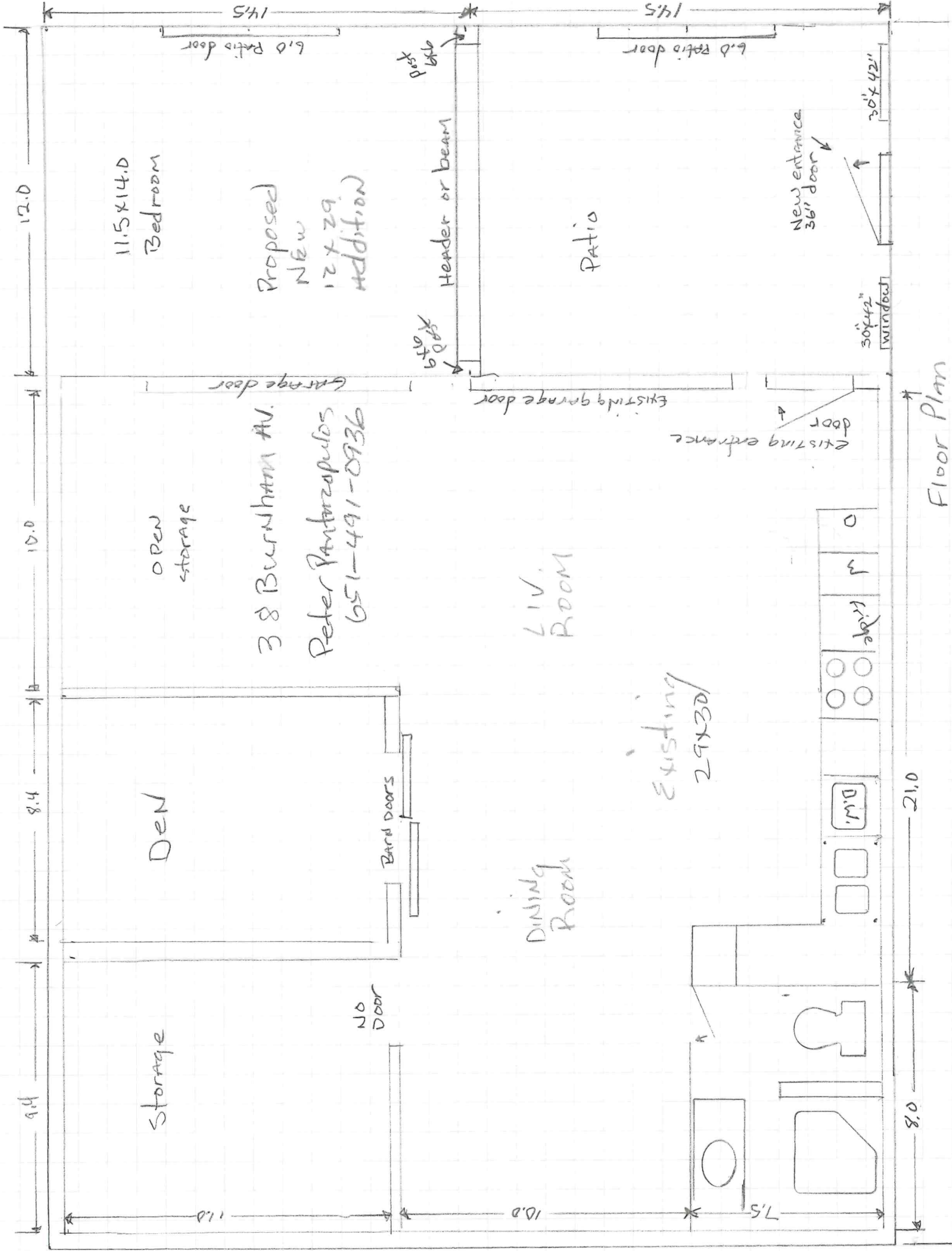


38 Burnham Ave.  
Proposed 12' x 29'  
addition

6 FT covered porch



SCALE  $1/4" = 1' - 0"$

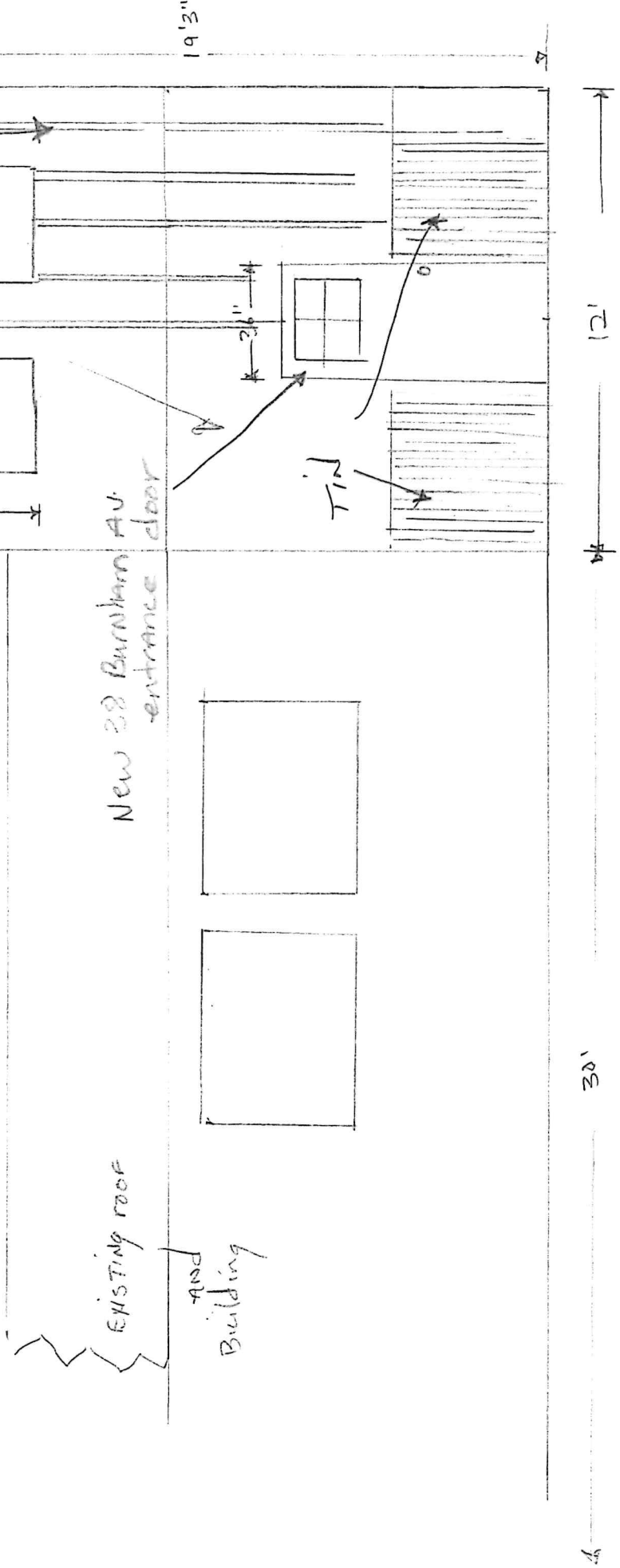


Floor Plan

NEW Addition



Optional front gable peak



38 Burnham Ave.  
FRONT Elevation































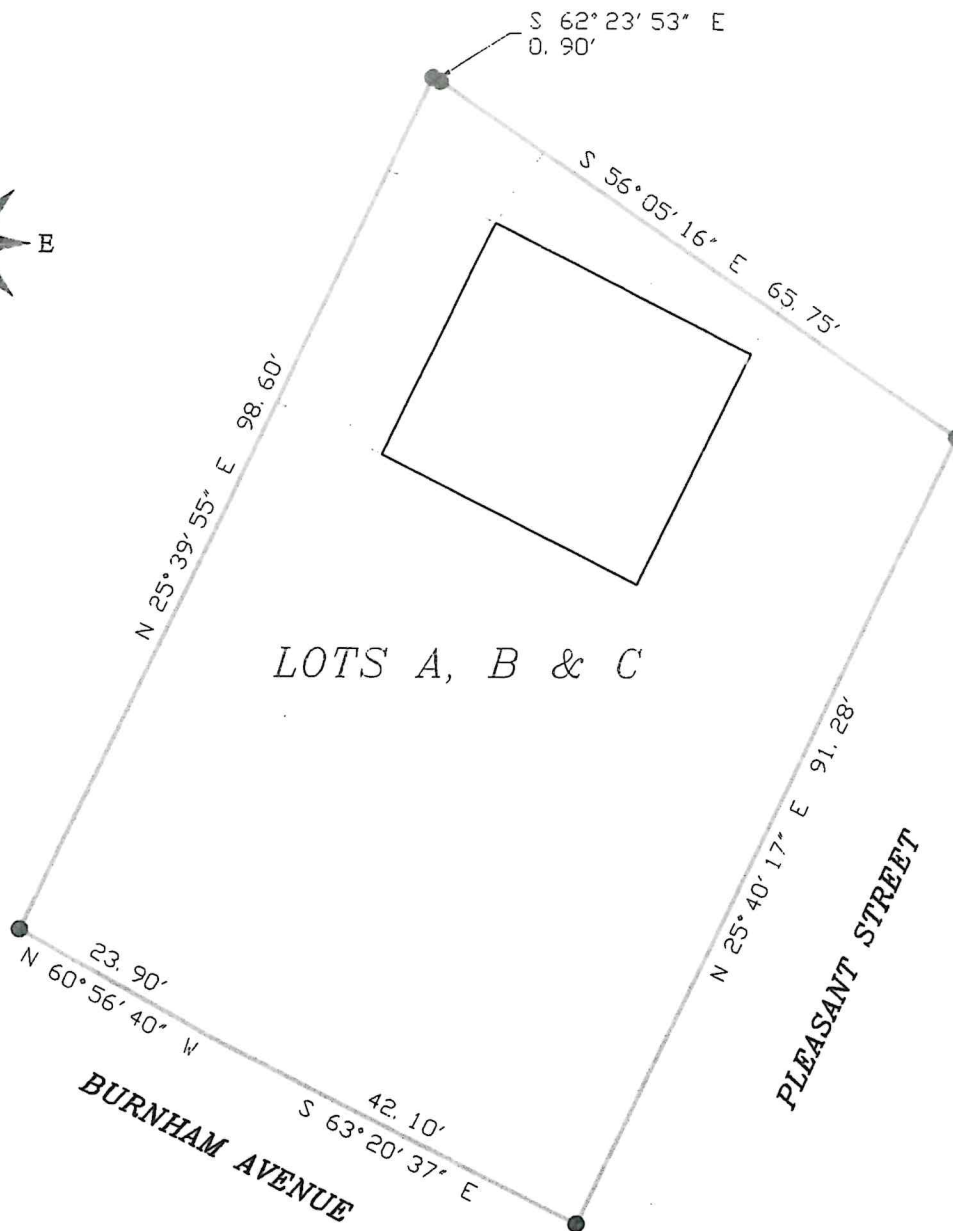
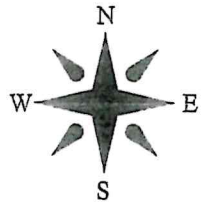








LOTS A, B & C IN BLOCK 9 OF HIGHLAND  
PARK ADDITION TO THE CITY OF DEADWOOD,  
LAWRENCE COUNTY, SOUTH DAKOTA



● REBAR & CAP (VREM LS6977)

**SURVEYOR'S CERTIFICATE**

I, LOREN D. VREM R.L.S. 6577, DO HEREBY  
CERTIFY THAT THE SURVEY SHOWN HEREON  
WAS SURVEYED UNDER MY SUPERVISION AND THAT  
ALL DIMENSIONS ARE TRUE AND CORRECT TO THE  
BEST OF MY KNOWLEDGE AND BELIEF.

LOREN D. VREM R.L.S. 6577

DATE



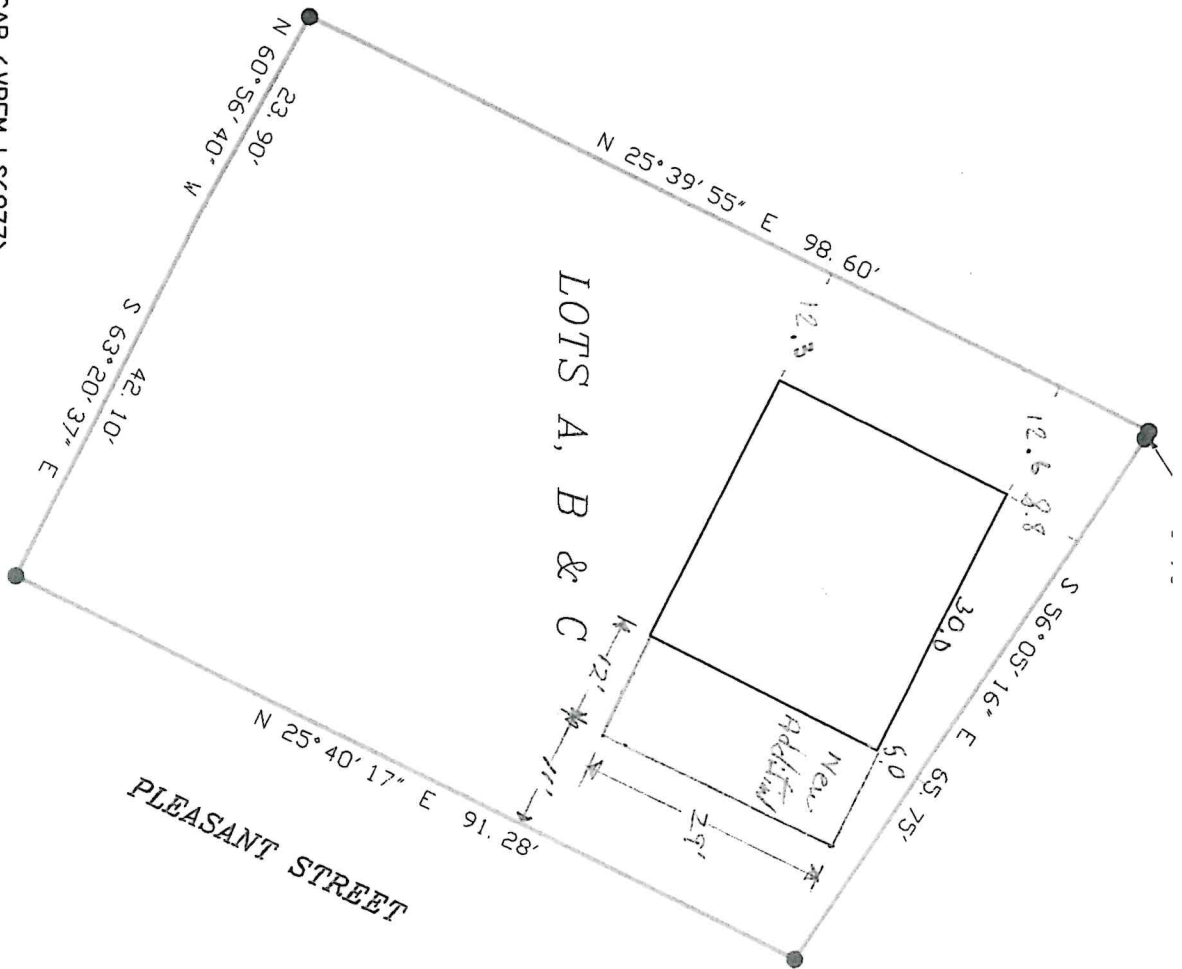
Prepared By:  
**PONDEROSA LAND SURVEYS, L.L.C.**  
332A WEST MAIN ST.  
LEAD, SD 57754  
(605) 722-3840

Date:	10/02/2017
Drawn By:	L. D. Vrem
Project No.:	16-303
Dwg. No.:	16-303.dwg

● REBAR & CAP (VREM LS6977)

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BEST OF MY KNOWLEDGE AND BELIEF.



BLOCK 1

12

13

14

15

16

PEARL STREET

BLOCK 7

6

5

4

3

2

1

ALP/R/C%EDT5A59A+-  
lc/calc  
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CP126

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BLOCK 9

126

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126

S 12°06'29" W 300.00'

S 63°57'06" E 150.00'

S 12°06'29" W 157.89'

PLEASANT STREET

BURNHAM

634

635

TRACT 5

N 12°06'29" E 29.47'

S 69°35'37" E 39.33'

E 113.82'

S 2°06'00" E 113.82'

S 63°57'06" E 150.00'

S 12°06'29" W 157.89'

S 12°06'29" W 300.00'

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