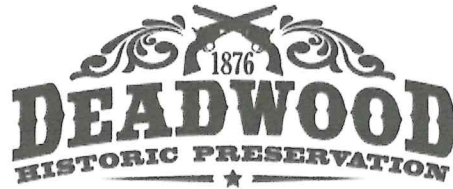


OFFICE OF
**PLANNING, ZONING AND
 HISTORIC PRESERVATION**
 108 Sherman Street
 Telephone (605) 578-2082
 Fax (605) 578-2084



FOR OFFICE USE ONLY	
Case No.	<u>220123</u>
<input checked="" type="checkbox"/> Project Approval	
<input type="checkbox"/> Certificate of Appropriateness	
Date Received	<u>8/13/22</u>
Date of Hearing	<u>8/10/22</u>

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>374 Williams St, Deadwood, SD 57732</u>
Historic Name of Property (if known): <u>Flora Stanford House</u>

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>Charles Eagleson</u>
Address: <u>374 Williams St</u>
City: <u>Deadwood</u> State: <u>SD</u> Zip: <u>57732</u>
Telephone: <u>509-879-1992</u> Fax: _____
E-mail: <u>sdwoman@mac.com</u>

Architect's Name: <u>N/A</u>
Address: _____
City: _____ State: _____ Zip: _____
Telephone: _____ Fax: _____
E-mail: _____

Contractor's Name: <u>Ancestor Concrete / Masonry</u>
Address: <u>10239 Buena Vista Lane</u>
City: <u>Belle Fourche</u> State: <u>SD</u> Zip: <u>57717</u>
Telephone: <u>605-569-2657</u> Fax: _____
E-mail: _____

Agent's Name: <u>N/A</u>
Address: _____
City: _____ State: _____ Zip: _____
Telephone: _____ Fax: _____
E-mail: _____

TYPE OF IMPROVEMENT			
<input type="checkbox"/> Alteration (change to exterior) <input type="checkbox"/> New Construction <input type="checkbox"/> General Maintenance <input checked="" type="checkbox"/> Other <u>Foundation/Drain</u>	<input type="checkbox"/> New Building <input type="checkbox"/> Re-Roofing <input type="checkbox"/> Siding <input type="checkbox"/> Awning	<input type="checkbox"/> Addition <input type="checkbox"/> Wood Repair <input type="checkbox"/> Windows <input type="checkbox"/> Sign	<input type="checkbox"/> Accessory Structure <input type="checkbox"/> Exterior Painting <input type="checkbox"/> Porch/Deck <input type="checkbox"/> Fencing

FOR OFFICE USE ONLY
Case No. _____

ACTIVITY: (CHECK AS APPLICABLE)			
Project Start Date: <u>Sept 2022</u>		Project Completion Date (anticipated): <u>Sept 2022</u>	
<input type="checkbox"/> ALTERATION	<input type="checkbox"/> Front	<input checked="" type="checkbox"/> Side(s)	<input type="checkbox"/> Rear
<input type="checkbox"/> ADDITION	<input 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 type="checkbox"/> ROOF	<input 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 type="checkbox"/> WINDOWS	<input type="checkbox"/> STORM WINDOWS	<input type="checkbox"/> DOORS	<input type="checkbox"/> STORM DOORS
		<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
Material _____ Style/type _____			
<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 checked="" 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).

Please see attached text

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.

<p style="text-align: center;"><i>Charles Engel</i> 8/3/22</p> <hr/> <p style="text-align: center;">SIGNATURE OF OWNER(S) DATE</p>	<hr/> <p style="text-align: center;">SIGNATURE OF AGENT(S) DATE</p>
<hr/> <p style="text-align: center;">SIGNATURE OF OWNER(S) DATE</p>	<hr/> <p style="text-align: center;">SIGNATURE OF AGENT(S) DATE</p>
<hr/> <p style="text-align: center;">SIGNATURE OF OWNER(S) DATE</p>	<hr/> <p style="text-align: center;">SIGNATURE OF AGENT(S) DATE</p>

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.

374 Williams St • Charles Eagleson Application for Project Approval Attachment

The Foundation project for which approval is being requested will address both hillside run-off and roof run-off from the neighboring property (which has no gutters) to the south. The back of the home sits very close — anywhere between 8” to two feet— to the base of the stone hillside retaining wall which rises above the roof line .

The back of the home was a previous addition (year unknown) for which a 2’ stem wall was poured. The 2021 renovation uncovered water coming in over the stem wall and extensive wet rot. The rotted wood sheathing was replaced and sixty 5-gallon buckets of tar, rocks and wet clay were taken out. A functioning drain was installed to the back corner.

Water is still getting in on both sides of the house and the shallow dirt crawlspace ranges from damp to wet. The majority of the foundation is the original 1880 stone foundation.

Vance at Ancestor Concrete & Masonary has suggested the following plan to eliminate further deterioration of the foundation by redirecting the water:

- 1) Starting at the north back corner, the area outside the foundation (also narrow) will be dug out. A membrane will be installed on the exterior of the foundation along with drain tile and rock. This will extend to the street.
- 2) On the south side, to address both the hillside and neighboring property run-off, they will pour an approximately 5’x13’ concrete slab between the neighboring property and the applicant sidewalk to the back door. A surface drain will be installed at the low point between and slab and sidewalk. The drain would then continue out to the street. A yard shed will be built at the street end of the slab. The shed, along with landscaping from the street end of shed forward and an arbor to be built over the fence gate to the back, will soften the view and eliminate the ability to see concrete from the the street.
- 3) On the east/front of the property, the foundation would be regraded with a drain installed to tie in at the northeast corner.

A good deal of work has already been done to address the integrity of the foundation and gutters are currently being installed on the house but continuing the installation of side drains is essential to eliminate future instability and settling of the home.

Thank you for your consideration.

Ancestor Concrete & Masonry LLC

10239 Buena Vista Lane
Belle Fourche, SD 57717
Vance Heidegger • (605) 569-2657

PROPOSAL AND ACCEPTANCE

3488

PROPOSAL SUBMITTED TO <u>Wicki DAS</u>	PHONE <u>509-878-1992</u>	DATE <u>7-18-22</u>
STREET <u>374 William's St</u>	JOB NAME	
CITY, STATE AND ZIP CODE <u>Deadwood SD 57732</u>	JOB LOCATION	
ARCHITECT	DATE OF PLANS	JOB PHONE

We hereby submit specifications and estimates for:

Foundation Drainage

① 65 Ln Ft Seal Bottom of Home w/ mill membrane
4" Rd base for drainage

6" Drain Tile to corner of Home 65 Ln Ft
10" Clean 1" Drain Rock above 7,200.⁰⁰

② 16' x 4' Concrete pad with Drain Labor only
Dig Drain to Retaining wall w/ drain 2,700.⁰⁰

③ Regrade 18' Ln Ft Front Side Dig drain from
corner to retaining wall, Limestone Rd base w/ 1"
Clean Rock on top 3,200.⁰⁰

permit Fees above and beyond

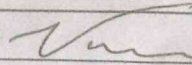
We propose hereby to furnish material and labor -- complete in accordance with above specifications, for the sum of:

dollars (\$ 13,100.⁰⁰).

Payment to be made as follows:

All material is guaranteed to be as specified. All work to be completed in a workman-like manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance. Our workers are fully covered by Workmen's Compensation Insurance.

Authorized
Signature



Note: This proposal may be
withdrawn by us if not accepted within _____ days.

Acceptance of Proposal - The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized

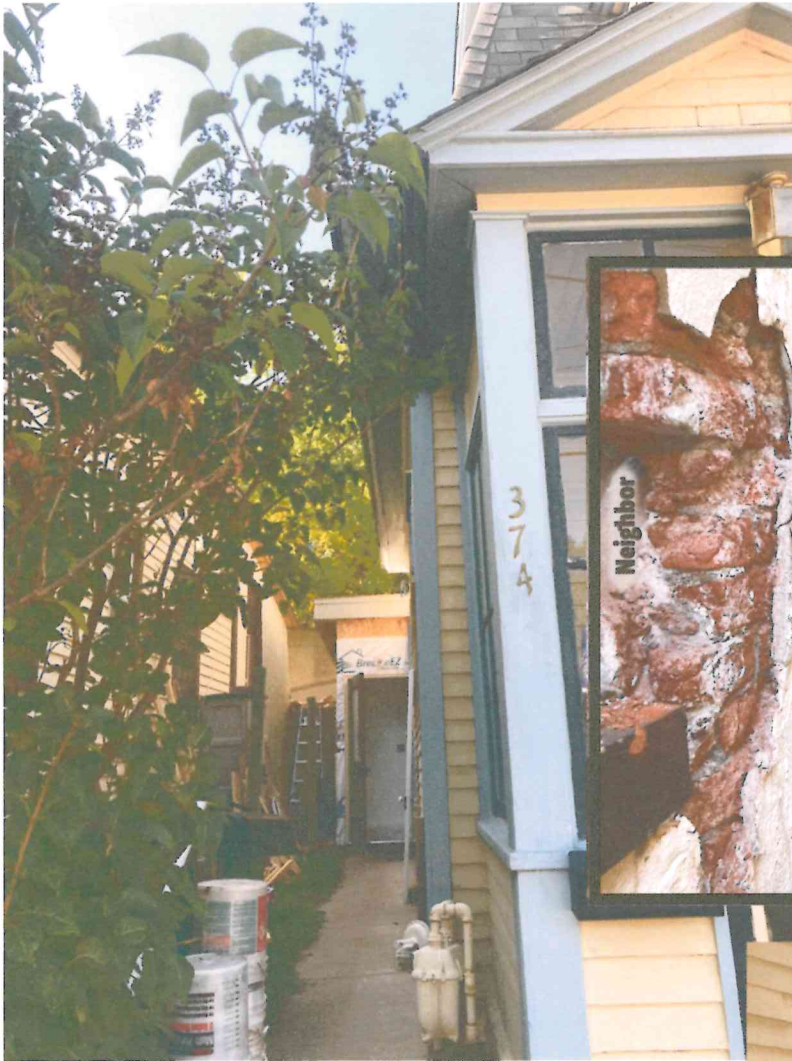
to do the work as specified. Payment will be made as outlined above.

Signature _____

Date of Acceptance _____

Signature _____

374 Williams St • South side proposed slab and drain



Visible water damage on neighboring property



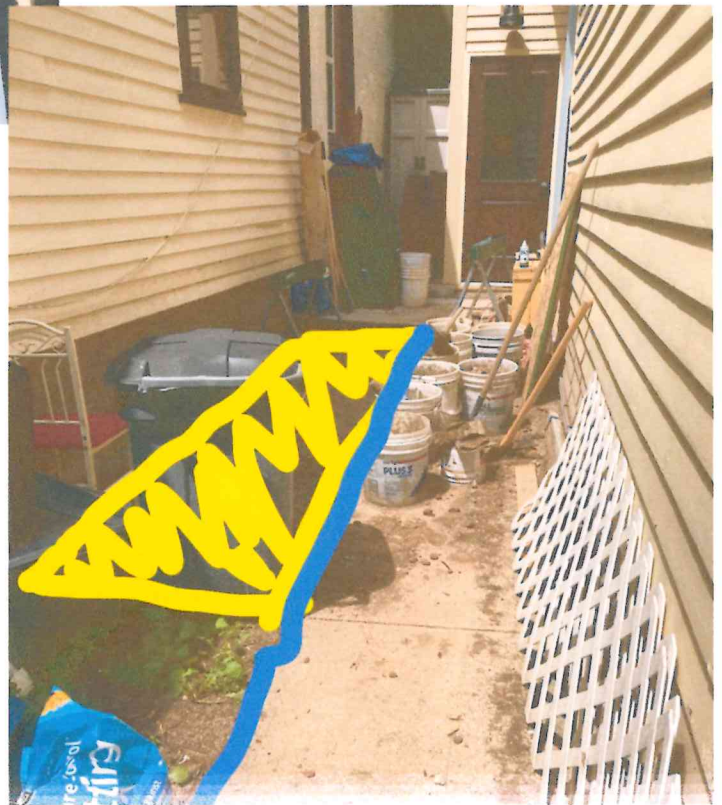
Proposed slab and drain



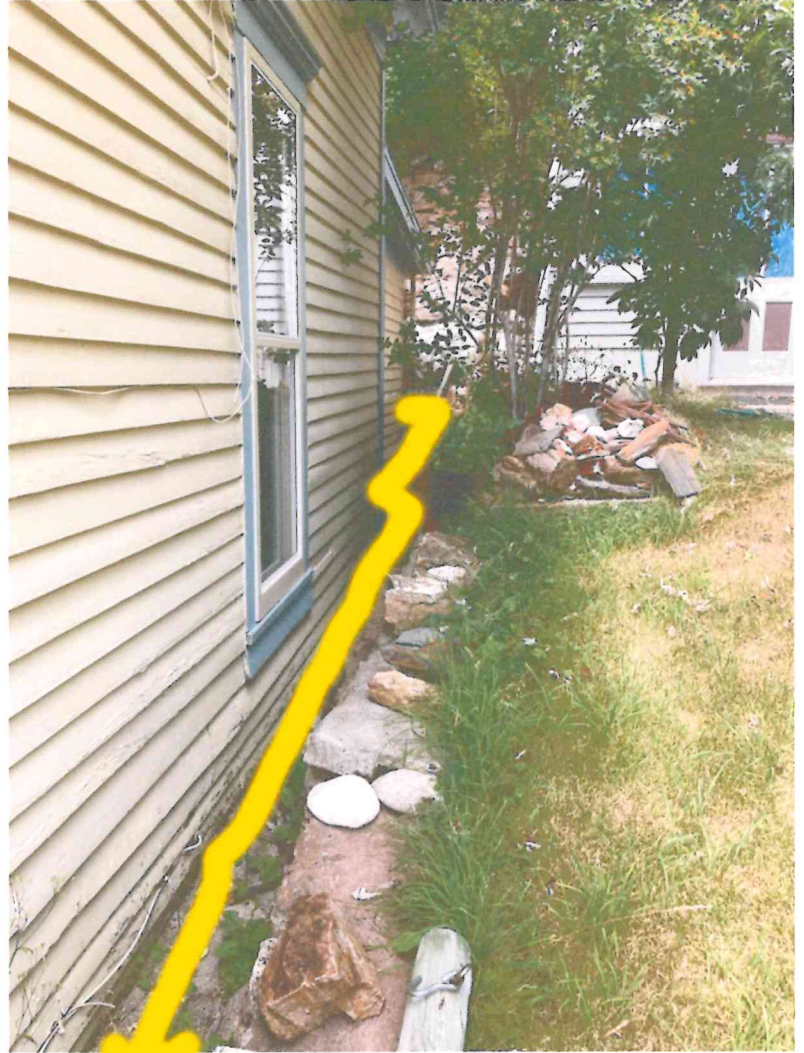
Slab



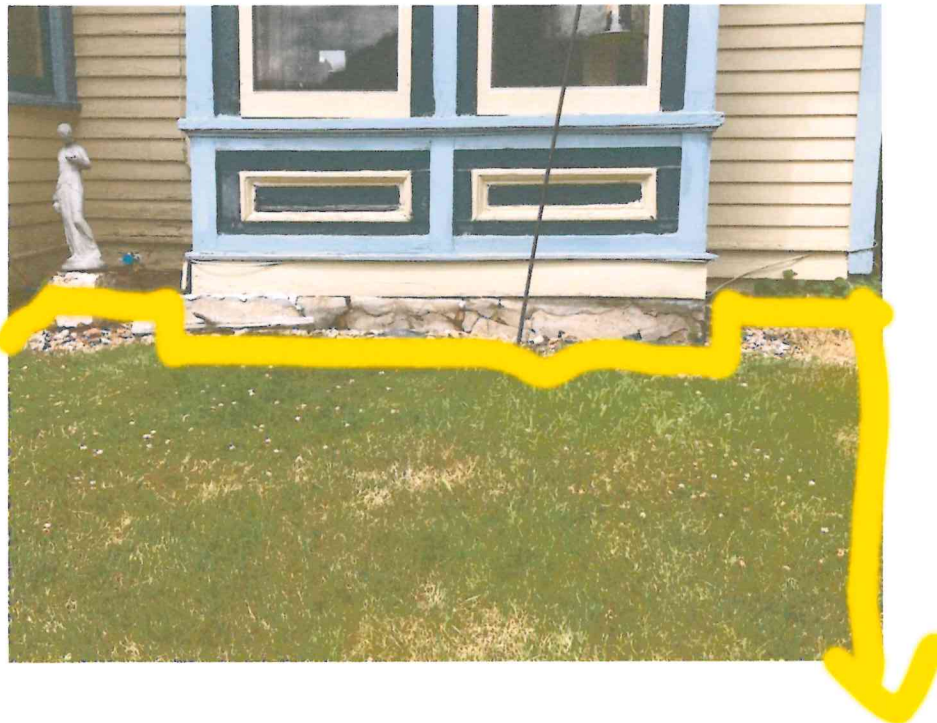
Drain



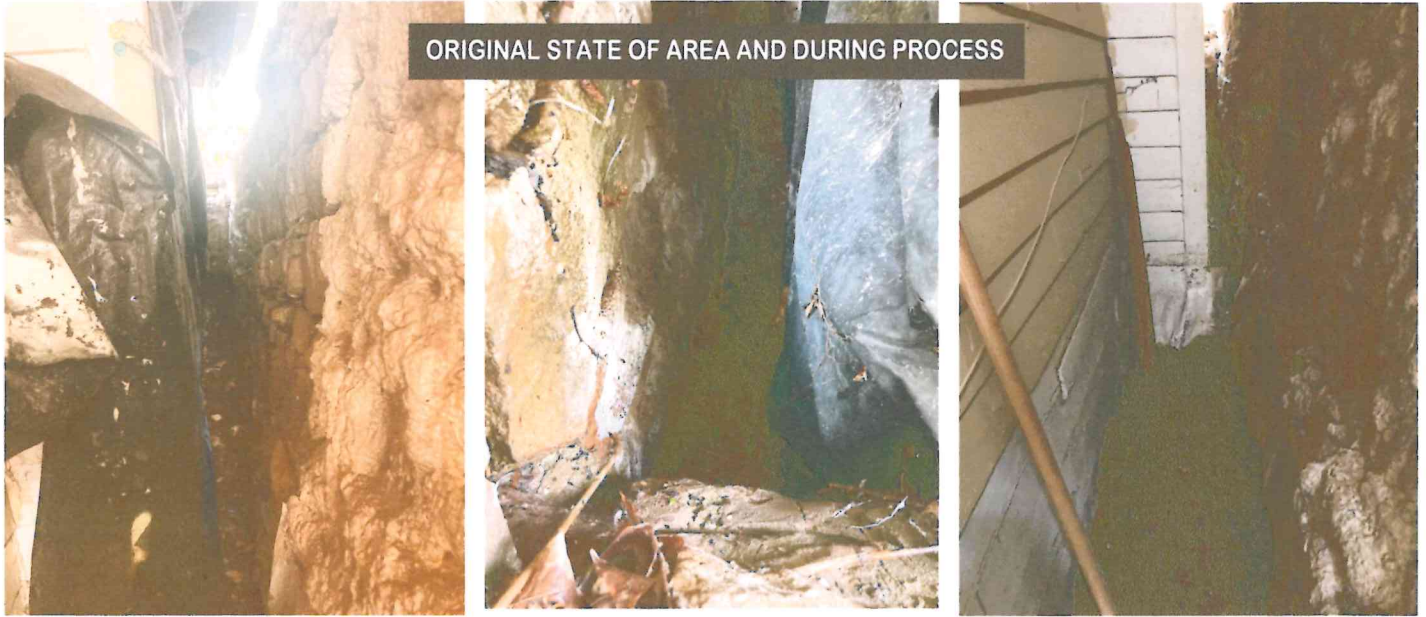
374 Williams St • North side and front —proposed grading and drain



 Drain



374 Williams St • West side/back of house



ORIGINAL STATE OF AREA AND DURING PROCESS



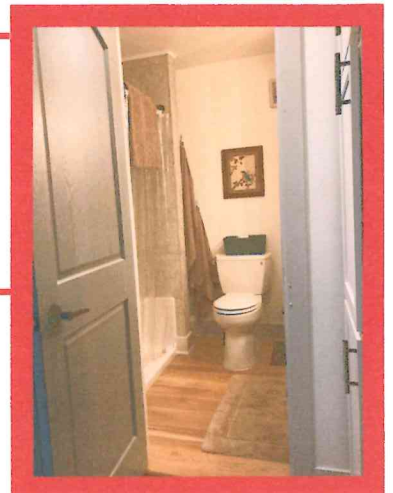
Work space



Bath area before drain installation.



After the clean out—Wood replaced, new membrane and wall sealed. Finished interior.





Home / MyLowe's / Orders & Purchases / Order Details

Order #895372470

Placed July 15, 2022 | \$498.59

[Print Details](#)

Preparing Your Order

Estimated Arrival Wednesday, Aug 31, 2022 10:00am - 10:00pm ET



Deliver To

Vicki Dar
374 Williams St.
Deadwood, SD, 57732
(509) 879-1992

[Track Package](#)

[Reschedule Delivery](#)



1-lb Bulk All-purpose Gravel
Item #293357 Model #152606
\$5.68 /ea. QTY 39

\$233.22 ~~\$221.52~~
Saved \$11.70 with Loc %
Off Discount

[Cancel](#)



60-lb High Strength Concrete Mix
Item #293316 Model #NA
\$3.78 /ea. QTY 38

\$151.24 ~~\$143.64~~
Saved \$7.60 with Loc %
Off Discount

[Cancel](#)

Canceled



1-in x 8-in x 8-ft Square Edge Primed Pine Board
Item #333358 Model #L5184488
\$21.10 /ea. QTY 2

\$0.00

[Reorder](#)

Payment Method

Lowe's Credit Card
**** * 7143
Vicki Dar
374 Williams St
(509) 879-1992

Order Summary

Subtotal	\$365.16
Truck Delivery	\$103.00
Tax	\$30.43
Total Billed	\$498.59