



# Historic Preservation Commission Minutes

Wednesday, May 08, 2024 at 4:00 PM

City Hall, 102 Sherman Street, Deadwood, SD 57732

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## 1. Call Meeting to Order

A quorum present, Commission Chair Posey called the Deadwood Historic Preservation Commission meeting to order on May 8, 2024, at 4:00 p.m.

## 2. Roll Call

PRESENT

HP Commission Chair Bev Posey  
HP Commission Vice Chair Leo Diede  
HP Commission 2nd Vice Chair Robin Carmody  
HP Commissioner Trevor Santochi  
HP Commissioner Tony Williams  
HP Commissioner Vicki Dar  
HP Commissioner Molly Brown

City Commissioner Blake Joseph

STAFF PRESENT

Kevin Kuchenbecker, Historic Preservation Director  
Bonny Anfinson, Historic Preservation Coordinator  
Amy Greba, Administrative Assistant  
Mike Walker, Neighborworks

## 3. Approval of Minutes

- a. Historic Preservation Minutes 4/24/24 Meeting

***It was motioned by Commissioner Diede and seconded by Commissioner Williams to approve minutes of the April 24, 2024, meeting. Voting Yea: Carmody, Williams, Santochi, Posey, Brown, Diede, Dar.***

## 4. Voucher Approvals

- a. HP Operating Vouchers

***It was motioned by Commissioner Williams and seconded by Commissioner Santochi to approve HP Operating Vouchers in the amount of \$10,983.52. Voting Yea: Carmody, Williams, Santochi, Posey, Brown, Diede, Dar.***

- b. HP Grant Vouchers

***It was motioned by Commissioner Williams and seconded by Commissioner Santochi to approve HP Grant Vouchers in the amount of \$1,203.65. Voting Yea: Carmody, Williams, Santochi, Posey, Brown, Diede, Dar.***

- c. HP Revolving Vouchers

***It was motioned by Commissioner Santochi and seconded by Commissioner Brown to approve HP Revolving Vouchers in the amount of \$48,647.15. Voting Yea: Carmody, Williams, Santochi, Posey, Brown, Diede, Dar.***

## **5. HP Programs and Revolving Loan Program**

### **6. Old or General Business**

- a. Deadwood Chamber of Commerce and Visitor's Bureau - Annual Report presentation

Dory Hanson and Amanda presented annual report from Chamber of Commerce.

- b. De-Accession of four track index books from the City of Deadwood Archives to the Meade County Register of Deeds

Mr. Runge, City Archivist, shared the City of Deadwood Archives is requesting permission to deaccession (4) four ledgers, more specifically track index books for the City of Sturgis from the City Archives. An itemized list is as follows:

1. 16 x 11.10" Spine Label: Listing Blanks 1886. Cover Label: Sturgis City District School District #12
2. 16 x 11.10" Spine Label: Numerical Index Lots. Cover Label: Sturgis; Fr. Meade; Dudley& Caldwell Addition; McMillan's Addition to Sturgis; Roadbank
3. 16 x 11.10" Spine Label: Numerical Index Lots Scellaneo. Cover Label: Ash; Bossworth; McMillans; Centennial; Potters 1st; Potters 2nd•
4. 16 x 11.10" Spine Label: Numerical Index Lots Lead City. Cover Label: McMillan's Southern; Comstock; Ash Continued; Allens; Schnells; Fairview; McMillians SW. Book #4 may be Sturgis despite spine being labeled "Lead.

These track index books pertain to the townsites within the City of Sturgis in Meade County, South Dakota and do not fit under the City Archives Mission Statement, "The mission of the City of Deadwood - Archives (CODA) is to preserve the historical records and artifacts of Deadwood for present and future generations.

The provenance of these books is unclear, since they were originally stored in the archives receiving room. After checking the City Archives archival records, I was unable to determine when or where the ledgers originated from. I then reached out to the Meade County Register of Deeds, who expressed interest in the books. After discussing with Kevin Kuchenbecker, he and I agreed that the ledgers should be digitized before leaving the City of Deadwood. This could be accomplished this summer utilizing a student intern.

***It was motioned by Commissioner Brown and seconded by Commissioner Santochi de-accession the four track index books from the City of Deadwood Archives upon scanning their contents to the Meade County Register of Deeds. Voting Yea: Carmody, Williams, Santochi, Posey, Brown, Diede, Dar.***

- c. Permission to purchase of two (2) HP Pro Books laptops for HP Coordinator and Zoning Coordinator from Golden West in the amount of \$3,738.00. (Budgeted in HP and P&Z Equipment line item)

Mr. Kuchenbecker stated the Planning, Zoning and Historic Preservation Officer is requesting new laptops be purchased for the Historic Preservation Coordinator and the Zoning Coordinator. Staff have received a quote from Golden West for two new laptops and installation for a cost of \$3,738.00 with the expense being split between the Historic Preservation equipment budget and Planning and Zoning equipment budget.

***It was moved by Commissioner Dar and seconded by Commissioner Williams to recommend to the City Commission to purchase two new laptops for the Historic Preservation Coordinator and Zoning Coordinator from Golden West for the cost not to exceed \$3,738.00 with the cost being split out between Historic Preservation equipment budget and Planning and Zoning equipment budget. Voting Yea: Camody, Williams, Santochi, Posey, Brown, Diede, Dar.***

- d. Acknowledge the purchase six metal/wood benches and three trash cans from Victor Stanley, at a total cost of \$18,101.00, to be paid from HP Capital Assets line item.

Mr. Kuchenbecker stated as FEMA Whitewood Creek Restoration work in the Sherman Street Parking nears completion, the final design plans include the addition of benches and trash receptacles in several locations, including the Trolley Stop area.

The Planning, Zoning and Historic Preservation Officer is requesting permission to purchase six metal/wood benches and three trash cans from Victor Stanley, at a total cost of \$18,101.00, to be paid from HP Capital Assets line item.

***It was motioned by Commissioner Brown and seconded by Commissioner Diede to City Commission the purchase of benches and trash cans from Victor Stanley, at a total cost of \$18,101.00, to be paid from HP Capital Assets line item. Voting Yea: Camody, Williams, Santochi, Posey, Brown, Diede, Dar.***

- e. Acknowledge and approve the hiring of Feuillerat Welding LLC to install Tootsie Sign in the amount of \$9,306.25 (To be paid from HP Public Education line item).

Mr. Kuchenbecker stated the building at 667 Main has a new owner. The new owner would like to see the return of the Tootsie sign to its original location so she can once again become the sentinel of Main Street. Staff and Jared Schippers of Albertson Engineering did an on-site review of the proposed location and determined the roof structure will not support the sign, but a frame could be fabricated to secure the sign to the building.

Feuillerat Welding LLC has submitted a quote to fabricate a heavy-duty metal frame to hold the Tootsie sign and then install the sign onto the frame. This quote will not include hooking the sign up to electrical or any neon repairs needed to the sign.

Staff is recommending hiring Feuillerat Welding LLC in the amount of \$9,306.25 to fabricate a metal frame for the Tootsie sign and install the Tootsie sign to be paid out of the HP Public Education line item.

***It was motioned by Commissioner Dar and seconded by Commissioner Brown to recommend to the City Commission to hire Feuillerat Welding LLC in the amount of \$9,306.25 to fabricate a metal frame for the Tootsie sign and install the Tootsie sign to be paid out of the HP Public Education line item. Voting Yea: Carmody, Williams, Santochi, Posey, Brown, Diede, Dar.***

- f. Acknowledge hiring of Archives intern, Samantha Hamann, beginning May 6, 2024 to August 23, 2024 at \$16.00 per hour pending pre-employment screening.

Mr. Kuchenbecker stated City Archives would like approval to hire Samantha Hamann, beginning May 6, 2024 through August 23, 2024, at \$16.00 per hour, pending pre-employment screening. This would be Ms. Hamann's third year working as the Archives intern.

***It was moved by Commissioner Santochi and seconded by Commissioner Brown to recommend to City Commission the hiring of Samantha Hamann, summer intern, beginning May 6, 2024 to August 23, 2024 at \$16.00 per hour pending pre-employment screening. Voting Yea: Carmody, Williams, Santochi, Posey, Brown, Diede, Dar.***

## **7. New Matters Before the Deadwood Historic District Commission**

## **8. New Matters Before the Deadwood Historic Preservation Commission**

- a. PA 240061 - Patrick & Rhonda Mollman - 171 Charles St. - Construct five stall garage on open lot.

Mr. Kuchenbecker stated the applicant has submitted an application for work at 171 Charles St., a non-contributing location in the Cleveland Planning Unit in the City of Deadwood. The applicant is requesting permission to construct a five-stall garage on the property.

The proposed location of the garage is located right along the Mickelson Trail and is currently being used as a vehicle storage area. There are several metal storage buildings in the vicinity as well as a large shop. Most of the buildings in the area are gable roofs where this proposed roof line is a pent or shed roof with a height of 17+ feet. It is on the edge of the Deadwood National Historic Landmark District.

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 State and National Register Historic Districts or the Deadwood National Historic Landmark District.

Commissioner Diede asked if building will be metal. Mr. Kuchenbecker stated yes. Commissioner Dar asked if the building is for the cars. Kuchenbecker yes.

***It was motioned by Commissioner Santochi and seconded by Commissioner Brown based upon all the evidence presented, I find that this project DOES NOT encroach upon, damage, or destroy any historic***

***property included in the national register of historic places or the state register of historic places, and therefore move to grant a project approval. Voting Yea: Carmody, Williams, Santochi, Posey, Brown, Diede, Dar.***

**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 he attended Northern Hills Utility meeting.

FEMA project is progressing. Pouring asphalt in Sherman St parking lot. Parking lot portion of project should be finished by Memorial Day weekend. Project has transitioned from FEMA to State agency supervision.

Welcome Center Boardwalk project out to bid.

2nd small cell at rodeo grounds

Retaining wall projects continue at 358 Williams and 10 Denver.

Masonry work at 33 1/2 Jackson.

Nothing new to report on at the Ridge.

Stage Run phase 3 getting grading done for streets.

Boothill group interested in putting in short track for motocross course. Will see more on that in next few weeks. Still very preliminary.

Trailhead Parking at Lodge is nearing completion. Hoping to do lease instead of purchase of land.

Timm Lane bridge nearing completion.

Closed on purchase of 85 Charles. City crews began cleaning out trash and contents. Hoping exterior is complete by end of summer. City will handle exterior - Yard clean up and regraded initially.

Check presentation at SD Stockgrowers Assoc. on Thursday, May 9, 2024.

Chamber Mixer at Tin Lizzie's 4pm on Thursday, May 9.

Mayor proclaimed May as Historic Preservation month in Deadwood.

**11. Committee Reports**

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

Commissioner Dar reminded commission of Hops & Hogs on May 17-18. Farmers market opens in Gordon Park on June 21 at 4:00 pm.

**12. Adjournment**

***It was moved by Commissioner Diede and seconded by Commissioner Dar to adjourn the Historic Preservation Commission meeting. Voting Yea: Carmody, Williams, Santochi, Posey, Brown, Diede, Dar.***

The HP Commission meeting adjourned at 5:06 p.m.

ATTEST:

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Chairman, Historic Preservation Commission  
*Minutes by Amy Greba, Administrative Assistant*