



Historic Preservation Commission Meeting Minutes

Wednesday, October 25, 2023 at 4:00 PM

City Hall, 102 Sherman Street, Deadwood, SD 57732

1. Call Meeting to Order

A quorum present, Commission Chair Posey called the Deadwood Historic Preservation Commission meeting to order on October 25, 2023, 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

City Commissioner Charlie Struble-Mook

ABSENT

HP Commissioner Vicky Dar
HP Commissioner Molly Brown

STAFF PRESENT

Bonny Anfinson, Historic Preservation Coordinator
Amy Greba, Administrative Assistant
Susan Trucano, Neighborworks

3. Approval of Minutes

a. Approve Minutes of 10/11/23 Meeting

It was moved by Commissioner Santochi and seconded by Commissioner Williams to approve the minutes of the October 11, 2023, meeting. Voting Yea: Carmody, Williams, Santochi, Posey, Diede.

4. Voucher Approvals

a. HP Operating Vouchers

It was moved by Commissioner Williams and seconded by Commissioner Diede to approve the HP Operating Vouchers in the amount of \$111,283.40. Voting Yea: Carmody, Williams, Santochi, Posey, Diede.

b. HP Grant Vouchers

It was moved by Commissioner Williams and seconded by Commissioner Santochi to approve the HP Grant Vouchers in the amount of \$508.98. Voting Yea: Carmody, Williams, Santochi, Posey, Diede.

- c. HP Revolving Vouchers

It was moved by Commissioner Santochi and seconded by Commissioner Williams to approve the HP Revolving Vouchers in the amount of \$15,289.75. Voting Yea: Carmody, Williams, Santochi, Posey, Diede.

5. HP Programs and Revolving Loan Program

- a. HP Revolving Loan Requests

Philip Breland & Georgette Ohayon - 58 Washington - Extension Requests
Cody Emrick - 9 Shine St. - Extension Request

It was moved by Commissioner Santochi and seconded by Commissioner Carmody to approve loan extensions for Philip Breland and Georgette Ohayon, 58 Washington and Cody Emrick, 9 Shine St. Voting Yea: Carmody, Williams, Santochi, Posey, Diede.

- b. Historic Preservation Program Application Approval

Charles D. Eagleson - 374 Williams Street - Siding Program

It was moved by Commissioner Diede and seconded by Commissioner Williams to approve Siding Grant for Charles Eagleson, 374 Williams St. Voting Yea: Carmody, Williams, Santochi, Posey, Diede.

6. Old or General Business

- a. South Dakota Historical Society Press - FY2023 Deadwood Publication Fund Report
HP reviewed the annual financial report from South Dakota Historical Society Press.
- b. Discussion about establishment of a Sesquicentennial Committee for Deadwood's 150th anniversary of its founding.

Mr. Runge shared information regarding the forming of committees for the upcoming 150th anniversary of Deadwood's founding. It is recommended to have a couple of HP Commissioners volunteer to help with the planning of the events.

- c. Approve expenditure of 2024 Neighborhood Block Club Calendars

Mr. Anfinson stated the Historic Preservation Office, in conjunction with the Neighborhood Blocks Clubs, has printed a community calendar for the residents of Deadwood since 2018. They are once again requesting permission to hire M.S. Mail to print and mail the 2024 calendar. The calendars are very popular with Deadwood residents. With the help of Mike Runge and the Neighborhood Block Clubs historic photos are selected for the calendar and staff designs and plans the layout of the calendar for printing. The calendars are printed and mailed directly to the residents of Deadwood. The cost to print and mail the 1,500 calendars is \$3,500.00. Historic Preservation will pay for the printing which is \$3,000.00 from the Public Education budget line item and the postage and mailing cost of \$500.00 will be come out of the Neighborhood Block Club budget. The Historic Preservation Staff is requesting

permission to print the 2024 calendar and hire M.S. Mail to print and mail the calendar to Deadwood residents in the amount not to exceed \$3,500.00 with \$3,000.00 to come out of the Public Education line item and \$500.00 to come out of the Professional Services Neighborhood Block Club line item. ***It was moved by Commissioner Santochi and seconded by Commissioner Carmody to recommend to the City Commission to hire M.S. Mail to print and mail the 2024 Calendar in the amount not to exceed \$3,500 with \$3,000 to come out of the Public Education line item and \$500 to come out of the Professional Services Neighborhood Block Club line item. Voting Yea: Carmody, Williams, Santochi, Posey, Diede.***

7. New Matters Before the Deadwood Historic District Commission

- a. COA 230154 Tami Goembel - 651 Main - Repair brick on back of building and remove wood awning.

Mrs. Anfinson stated the applicant has submitted an application for Certificate of Appropriateness for work at 651 Main Street, a contributing structure located in the Deadwood City Planning Unit in the City of Deadwood. The applicant is requesting permission to repair cracks between bricks on back of building. Firm up the bearing posts by jacking up and adding shims. Remove rotting wood awning. 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. ***It was moved by Commissioner Santochi and seconded by Commissioner Carmody, 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, to approve removal of wood awning and repair of brick at the rear of 651 Main. Voting Yea: Carmody, Williams, Santochi, Posey, Diede.***

8. New Matters Before the Deadwood Historic Preservation Commission

- a. PA 230151 - Charles Eagleson - 374 Williams - Repair siding and restore porch windows

Mrs. Anfinson stated the applicant has submitted an application for work at 374 Williams St., a contributing structure located in the Forest Hill Planning Unit in the City of Deadwood. The applicant is requesting permission to repair the siding and trim. When every attempt to repair is exhausted or not possible to maintain the integrity of the structure, wood replacement pieces can be cut out and added back. Broken porch window glass will be replaced, and all porch windows will be re-glazed. Once all repairs are made the house will be painted. The applicant is also contemplating using the Windows and Doors Program for the repairs to the porch windows. 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. ***It was moved by Commissioner Diede and seconded by Commissioner Carmody, 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, Diede.***

- b. PA 230152 Jon & Kelly Long - 299 Williams - Remove and re-construct porch damaged by fire

Mrs. Anfinson stated the applicant has submitted an application for work at 299 Williams St., a contributing structure located in the Forest Hill Planning Unit in the City of Deadwood. The applicant is requesting permission to remove existing porch structure on the west side which was damaged by fire. Replace porch to original condition. Trim and paint to match original structure. The applicant has applied for a building permit for demolition of the fire damaged area. Staff is recommending approval of the demolition of the damaged area with the reconstruction approval contingent upon submittal of proposed plans. 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. ***It was moved by Commissioner Diede and seconded by Commissioner Williams contingent upon the condition the project is photographed and documented and 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, Diede.***

- c. PA 230153 Keith Ball - 35 Jackson - Replace Garage Doors

Mrs. Anfinson stated the applicant has submitted an application for work at 35 Jackson St., a contributing structure located in the Ingleside Planning Unit in the City of Deadwood. The house is contributing but the garage was constructed in 1985 making it non-contributing. The applicant is requesting permission to replace the garage doors with Midland Garage doors with glass panel windows across the top. The 9'x7' doors will be made of steel. The proposed work and changes do not encroach upon, damage or destroy a historic resource nor does it 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. ***It was moved by Commissioner Santochi and seconded by Commissioner Williams that 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, Diede.***

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.)

- a. Fassbender Newsletter for 3rd quarter 2023

HP received the quarterly newsletter in the meeting packet for review.

11. Committee Reports

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

No updates from committees.

12. Adjournment

The Historic Preservation Commission Meeting adjourned at 4:27pm.

ATTEST:

Chairman, Historic Preservation Commission

Minutes by Amy Greba, Administrative Assistant