

Minutes of the October 9, 2018  
Rapid City Historic Preservation Commission Meeting

**Members Present:** Chris Wehrle, Jenn Johnson, Carol Saunders, Brittany Neiles, John Riker, Pat Roseland and Jeff Drahota

**Members Absent:** Cassie Vogt

**Others Present:** Sarah Hanzel, Jeanne Nicholson and Ritchie Nordstrom, City Council Liaison

Johnson called the meeting to order at 8:10 a.m.

**Approval of Meeting Agenda**

Hanzel requested to add an item under Discussion Items for doing a mailing to properties located in the Historic Districts to inform them about building permit requirements for properties located in the historic districts.

**Saunders moved to approve the meeting agenda with the noted addition. The motion was seconded by Neiles and carried unanimously.**

Riker entered the meeting at this time.

**New Business**

**Approve Request for Qualifications/Statement of Interest for Preservation Plan Update**

Hanzel informed the Commission that the City Council will be taking action to authorize the release of the Request for Qualifications for the Preservation Plan Update at the October 15, 2018 City Council meeting. She requested the Commission members to review and submit their changes as soon as possible. She reviewed the proposed timeline for the Request for Qualifications and the interviews.

Johnson expressed concern about the proposed date for the interviews identified in the timeline. A brief discussion followed.

**Wehrle moved to approve the Request for Qualifications/Statement of Interest for the Preservation Plan Update. The motion was seconded by Neiles and carried unanimously.**

**Comment on the National Register Nomination Amendment for the Downtown Commercial Historic District**

Hanzel reviewed the proposed changes to the Downtown Commercial Historic District National Register Listing. She noted that the changes do not reflect the positive changes that have been completed in the downtown district and that the boundaries are not being changed. Additional discussion followed.

Hanzel asked that the Commission submit their comments to her as soon as possible so that they can be submitted to the State for possible inclusion into the amendment. She added that property owners located within the historic district will be notified of the amendment.

**Saunders moved to approve the National Register Nomination Amendment for the Downtown Commercial Historic District. The motion was seconded by Neiles and carried unanimously.**

#### **11.1 Reviews: June 18, 2018 – August 13, 2018**

- a) 816 ½ St. James Street – A demolition permit was requested to demolish two non-contributing outbuilding structures. City and SHPO determined no adverse effect to historic property on 9/18/18. Any new construction on the site will be reviewed prior to issuing a construction permit. 18RS013/CIHR18-0032.

Hanzel reviewed the 11.1 Review and noted that a new structure will be built on the property. She added that the proposed height of the new structure will need to be reviewed.

- b) 817 Quincy Street –18RS014/CIHR18-0031 Demolish structure outside of environs (corrected needed to boundary on Rapid Map)

Hanzel advised that this property is located outside of the environs and the district boundary was incorrect.

- c) 1314 11th Street – A stop work order was issued for the replacement of siding and windows without a permit. Historic review/Case Report is pending following decisions to be made by the property owner.

Hanzel advised that there is a Stop Work Order on this property because the new owner did not have permits prior to starting the work on the property. She noted that new vinyl siding has been installed on the structure. She added that the windows were replaced with 8 over 8 windows with sliders instead of double hung windows. She noted that the owner would consider removing the vinyl siding but is not willing to change the windows. Hanzel stated that she has encouraged the owner to give some consideration to replicating the original framing around the front door.

- d) 1514 West Boulevard is a non-contributing structure in the West Boulevard Historic District. A permit was requested to replace, and relocate one window on the north side of the structure. City and SHPO determined the proposed project will not have an adverse effect to historic property on 9/27/18. 18RS015/CIHR18-0034

Hanzel advised that there were no issues with this property.

#### **Discussion Items**

##### **Mailing to Property Owners in the Historic Districts**

Hanzel suggested sending a flyer or a postcard to property owners in all of the historic districts to inform them about building permit requirements. Additional discussion followed.

#### Journey Museum

Hanzel informed the Commission that a special meeting is being held on October 17, 2018 at 9:30 am. at the Journey Museum to review requirements for grant funds to be used for Historic Flood Information Preservation. She added that it would be beneficial for a couple of representatives from the Historic Preservation Commission to be in attendance at this meeting.

#### Fireplace at the Parks and Recreation Office

Roseland stated that he has visited with the Jeff Biegler, Parks and Recreation Director, about the fireplace that is located in the Parks and Recreation Office. He noted that the Minneluzahan Senior Citizens Center would like to have it moved to their building because of its historic value to the community. He added that photographs exist of the McGillicuddy Clock and the fireplace together and that he will bring the photographs to the next meeting. A brief discussion followed.

#### Approval of Minutes

**Roseland moved to approve the August 22, 2018 meeting minutes. The motion was seconded by Wehrle and carried unanimously.**

**There being no further business, Johnson moved to adjourn the meeting at 8:40 a.m. The motion was seconded by Wehrle and carried unanimously.**