



CITY OF RAPID CITY

RAPID CITY, SOUTH DAKOTA 57701-5035

Community Planning & Development Services

300 Sixth Street

Sarah Hanzel, Long Range Planner I
Division of Long Range Planning
city web: www.rcgov.org

Phone: 605-394-4120
Fax: 605-394-6636
e-mail: sarah.hanzel@rcgov.org

March 12, 2015

Christopher Hastings
1007 9th Street
Rapid City, SD
57701

Dear Chris,

The Rapid City Department of Community Planning & Development Services, and the State Historic Preservation Office have reviewed your application to replace two existing basement windows at 1007 9th Street. The proposed windows are Pella metal clad wood windows that will alter the existing opening to meet egress standards. It has been determined that the proposed project will not damage, destroy, or encroach upon historic property.

Please note that this finding of "no adverse effect" for the purposes of the 11.1 Review may not meet the higher rehabilitation standards required if you wish to pursue State or Federal financial incentives that are available for historic properties. I am happy to provide you with more information about these programs if you are interested in considering them now or in the future.

No further historic review is required for this project. Please contact Building Services to obtain your permit when you are ready to begin.

Sincerely,

Sarah Hanzel



EQUAL HOUSING
OPPORTUNITY

EQUAL OPPORTUNITY EMPLOYER

Hanzel Sarah

From: Nelson, Kate <Kate.Nelson@state.sd.us>
Sent: Thursday, March 12, 2015 6:40 AM
To: Hanzel Sarah
Subject: RE: 11.1 - 1007 9th Street

Hi Sarah,

So sorry for the delay, but I have been out sick all week.

SHPO concurs with your assessment.

As with every project, please note that the project may not qualify for the grant/tax incentives programs administered by our office. We would need additional information prior to any work being done if the owner is interested in pursuing those programs.

Kate Nelson, Restoration Specialist
South Dakota State Historical Society
State Historic Preservation Office
900 Governors Drive
Pierre SD 57501-2217
(605) 773-6005
(605) 773-6041 (fax)
Kate.Nelson@state.sd.us

From: Hanzel Sarah [<mailto:Sarah.Hanzel@rcgov.org>]
Sent: Tuesday, March 10, 2015 11:44 AM
To: Nelson, Kate
Subject: 11.1 - 1007 9th Street

Kate,

Please see attached 11.1 Notification Form for 1007 9th Street. After reviewing the proposed project, I would find that the project will not damage, destroy, or encroach, upon historically significant features of the house, or the district, given that 1) the basement windows are not architecturally significant features of the house based on the 1990 historic inventory form, 2) they are located on non-primary facades, 3) they are leaking, and 4) they do not meet current egress standards.

Please let me know if SHPO agrees with these findings, or if you need additional documentation/information. I appreciate any and all other comments you have about this project. Thanks!

Sarah Hanzel
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SDCL 1-19A-11.1 – Project Notification Form – 1007 9th Street

Local Government Entity Requesting Review

City of Rapid City

Contact Person for Government Entity

Name: Sarah Hanzel, Long Range Planner

Address: City of Rapid City, 300 Sixth Street, Rapid City, SD, 57701

Phone Number: 605-394-4120

Email: sarah.hanzel@rcgov.org

Project Location:

The property is located at 1007 9th Street. It is a contributing structure in the West Boulevard Historic District. According to the historic inventory form, the house was built in 1919. It is a one story cube house with matching oriels on the north and south side, double hung windows, and porch under roof.

Project Description:

The property owner requests a building permit to replace two basement windows; 1 on the north side of the building and 1 on the south side of the building. The applicant believes the basement windows may be original.

The existing window cinder blocks are loose due to the window leaking. The proposed replacement windows will be Pella metal clad wood windows, the openings will be substantially altered in order to meet egress requirements for a bedroom.

Enclosures:

Aerial Map

Images

Government Official's Signature: Sarah Hanzel

Date: 3/10/2015



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1007 9th Street – West Boulevard Historic District

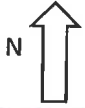
N 



Back basement window to be replaced on north side



Front basement window to be replaced on south side



(2) Basement windows proposed to be replaced, one on north side, one on south side.

Community Planning & Development Services

City of Rapid City

300 Sixth Street, Rapid City, SD 57701-2724

Phone: (605) 394-4120

Fax: (605) 394-6636

Web: www.rcgov.org

**Historic
Preservation
11.1 Review**

Date of Submission: 2015 03 10

Time of Submission: 09 38

Location Address: 1007 9th ST

Year Constructed: _____

Historic District:

- West Boulevard Historic District
- Downtown Historic District
- Individually Listed Property

- Environs of West Boulevard Historic District
- Environs of Downtown Historic District
- Environs of an Individually Listed Property

Status:

Contributing

Non-Contributing

Type:

Commercial

Residential

Brief description of project request:

^{REASONMENT} REPLACE TWO WINDOWS W/ EGRESS WINDOWS
EXISTING NORTH REAR WINDOW IS CRACKED & DOES NOT FIT
IN WINDOW OPENING
EXISTING SOUTH FRONT WINDOW DOES NOT FIT IN WINDOW
OPENING

EXISTING CIPOR BLOCKS UNDER WINDOW ARE LOOSE DUE TO WINDOW LEAKS

NEW WINDOWS ARE METAL CLAD WOOD. OPENINGS WILL BE SUBSTANTIALLY LARGER

Applicant (if different from owner)

Phone Number

Fax Number

Owner Architect Contractor

605 381 4434

RAPID CITY, SD 57701

Street Address

City, State, Zip Code

[Signature]
Applicant's Signature

2015 03 10
Date

CHRISTOPHER H HASTINGS

Owner

Phone Number

Fax Number

[Signature]
Owner's Signature (*Required*)

605 381 4434

RAPID CITY SD 57701

Street Address

City, State, Zip Code

2015 03 10
Date

CHRISTOPHER.HASTINGS@ROCKETMAIL.COM

Applications must be submitted to the Community Planning & Development Services Department by 4:00 p.m. Thursday one week prior to the 1st and 3rd Friday of the month.

All required information must be submitted with the application. Incomplete applications will not be processed.

Historic Preservation Commission meetings are held on the 3rd floor in the West Community Room of the City/School Administration Building, 300 6th Street, at 7:30 a.m. the 1st and 3rd Friday of each month.

A representative must be present at the meeting or the application may be denied.

Sent to SHPD 3/10/15

15RS002

Date of Meeting

Application File #