

Planning Lunches at Noon (PLAN) Monthly Webinar Services

Welcome to the PLAN Monthly Webinar Series!
The webinar will begin shortly.

Check out our Planning and Zoning Training website page for:

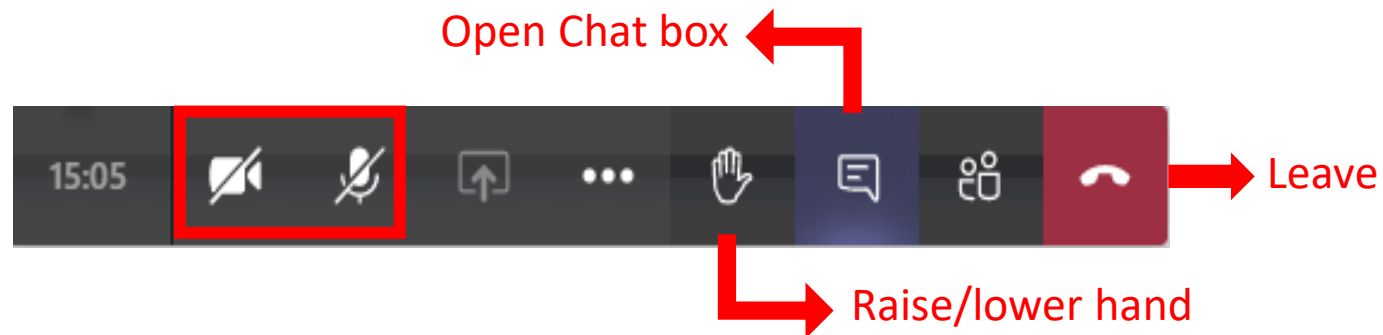
- Slides and recording of all completed webinars in the PLAN series
- Schedule for upcoming webinars
- A short, anonymous online survey to gather feedback and topics for future webinars

www.nh.gov/osi/planning/planning-training.htm

Webinar Logistics

Presentation then Question and Answer session

- ▶ Type questions into Chat box
- ▶ Raise hand
- ▶ We will be **recording** the presentation portion of this webinar.



Agenda

- Nadine Miller, Deputy State Historic Preservation Officer, NH Division of Historical Resources-Background and introduction of historic resources in NH.
- Brandee Loughlin, Preservation Planning & Development Coordinator, NH Division of Historical Resources-Provide tools for municipalities and review the work and purpose of Heritage Commissions and Historic District Commissions.
- Question & Answer Session

Introduction to Preservation Planning in New Hampshire

OPD PLAN Webinar Series

July 21, 2022

Nadine Miller, Deputy State Historic Preservation Officer

Brandee Loughlin, Preservation Planning & Development Coordinator

The New Hampshire Division of Historical Resources



Historic Preservation



Historic Preservation is a broad, inter-disciplinary field of professionals working in the public, private, and non-profit sectors. Historic preservation is a conversation with our past about our future. It provides us with opportunities to ask, "What is important in our history?" and "What parts of our past can we preserve for the future?" Through historic preservation, we look at history in different ways, ask different questions of the past, and learn new things about our history and ourselves. Historic preservation is an important way for us to transmit our understanding of the past to future generations.



Many people work in historic preservation: archeologists, architects, curators, historians, landscape architects, and other cultural resource professionals in the public sector. The National Park Service carries out historic preservation at the National level. State Historic Preservation Offices are located in all 50 states as well as US Territories.

Historic Preservation Field At Large

Federal Government



**US Army Corps
of Engineers®**



Nonprofits



**National Trust for
Historic Preservation®**

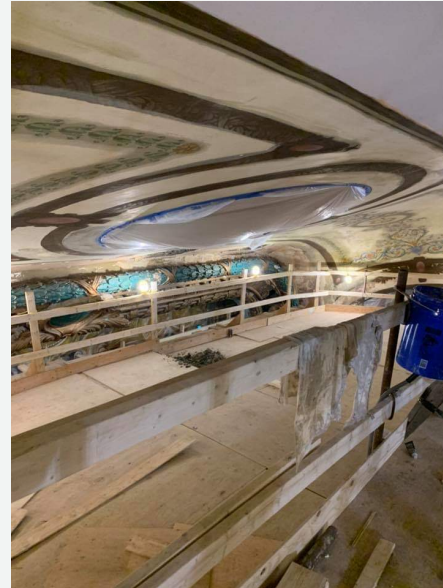
Local Historical
Societies

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Historic Preservation Field At Large

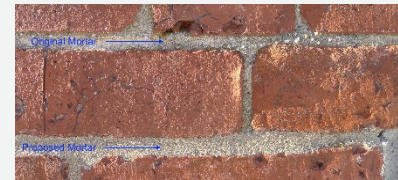
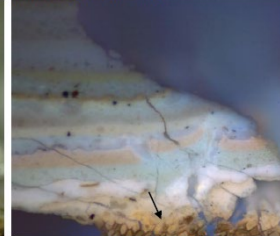
Trades & Technology



5. North elevation, fascia of cornice.
Visible Light 100X

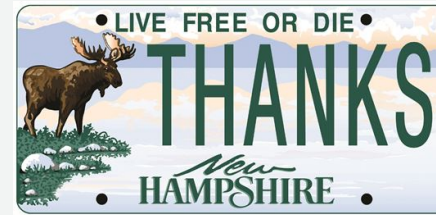


Ultraviolet Light 100X



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Consulting



Town of Amherst — Section D — Historic District Commission Regulations

SECTION D

Town of Amherst

HISTORIC DISTRICT COMMISSION REGULATIONS

New Hampshire Division of Historical Resources Page 1 of 12
INDIVIDUAL INVENTORY FORM WRN0007

Name, Location, Ownership
1. Name: Milling Works
2. Location or area: Warren, Glenoff
3. Date: 1840-1850
4. State and number: 1241.501
5. Date: 2/1
6. City or town: Warren
7. County: Grafton
8. Current owner: The Milling Works Society

Function or Use
9. Current and/or original use
10. Historic and/or original use

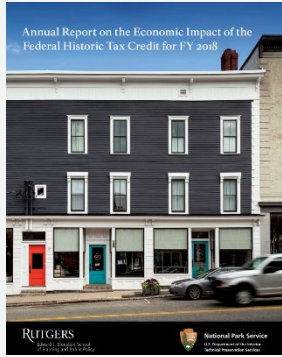
Architectural Information
11. Style: Craftsman/Colonial
12. Character: Industrial
13. Name: Milling Works
14. Construction date: 1842
15. Name:
16. Alteration, with date: c.1935
17. Alteration:
18. Material: 2 1/2" x 4" wood

Special Features
19. Foundation: concrete block
20. Chimney: brick
21. Type of roof: flat
22. Change: historic wood alteration facing
23. Number of stories: 2
24. State Plane Foot (NAD83): N, 522998.143
25. UTM Zone:
26. Contouring: 10m contour interval
27. Landscape feature: parking lot

Site Features
28. Contouring: 10m contour interval
29. Date of survey: Mar. 2019

35. Photo 1 Direction: NNE
36. Date: 2/1/19
37. Reference (file name): WRN0007_01

Form prepared by:
38. Name: Bill Richardson, Andrew Cushing
39. Organization: NH Preservation Alliance
34. Date of survey: Mar. 2019



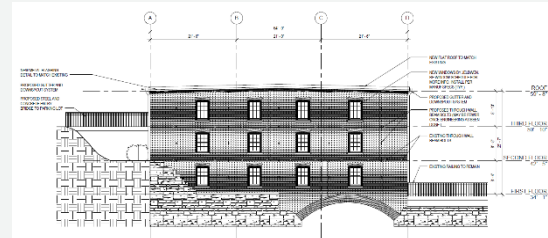
Historic Building Assessment with Preservation Guidelines

New England Masonic Charitable Institute
(Historic Effingham Town Hall / Effingham Public Library)

April 2, 2019

Architect Name: AIA, LEED AP
Consultant Name, Preservation Consultant

This report was funded, in part, by a grant from the New Hampshire Preservation Alliance with funding from the N.H. Land and Community Heritage Investment Program (LCHIP).



State Government



LCHIP Land & Community Heritage Investment Program



Bureau of Historic Sites



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NH Division of Historical Resources

Each state has a preservation program based on the National Historic Preservation Act of 1966, as amended (16 U.S.C. 470f), but tailored to its own needs and organizational structure. New Hampshire's state historic preservation program began in 1974 as the State Historic Preservation Office. We currently have 11 staff including Archaeologists, Architectural Historians, and Program Assistants.

Our mission is to preserve and celebrate New Hampshire's irreplaceable historic resources through programs and services that provide education, stewardship, and protection.

Established in 1974 by NH RSA 227-C



IDENTIFYING AND UNDERSTANDING THE STATE'S RESOURCES

National Register of Historic Places
New Hampshire Historic Highway Markers
New Hampshire State Register of Historic Places
Project Archaeology Program
State Conservation and Rescue Archaeology Program

BALANCING RESOURCE STEWARDSHIP AND GROWTH

Preservation Easements, Covenants and Agreements
Educational Resources for Organizations, Communities and Professionals
Survey and Inventory Records, Standards and Guidelines
Project Consultation under State and Federal Preservation Regulations

WORKING WITH COMMUNITIES, AGENCIES AND ORGANIZATIONS

Cemeteries and Unmarked Graves
Historic Agricultural Structures Committee
Preservation Planning Consultations
Technical Assistance Field Visits

FUNDING REVITALIZATION PROJECTS

Conservation License Plate Grants
Certified Local Government Program
Federal Preservation Tax Credit Program
Guidance for other preservation-related grant programs

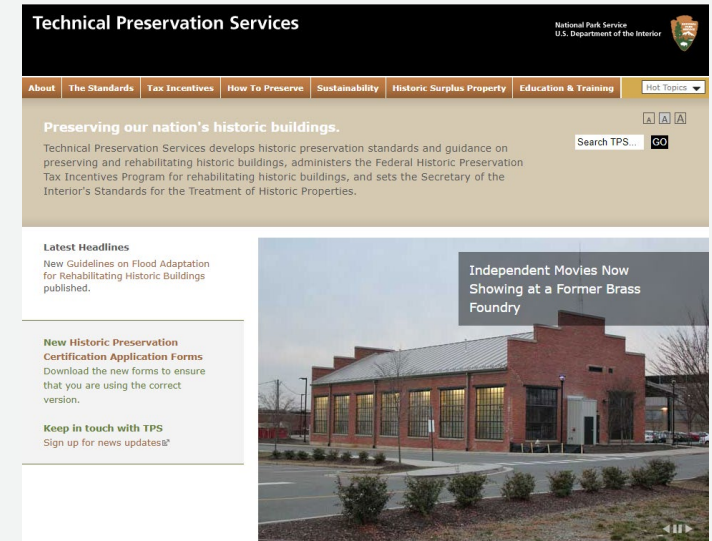
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State Historic Preservation Office Role

NHDHR Programs that serve this role:

- Review & Compliance (Section 106)
- National Register of Historic Places
- Federal Historic Preservation Tax Incentives Program
- Conservation License Plate (Moose Plate)
- Certified Local Government Program
- State Marker Program
- SCRAP



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Historic Preservation Tools for Communities in NH



Heritage Commissions



Community Outreach



Historic District Commissions



Local Partnership Opportunities



Neighborhood Heritage Districts



Certified Local Government Program



Demolition Delay Regulations



Federal Historic Preservation Tax Incentives Program



Master Planning



NH RSA 79-D & 79-E

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Heritage Commissions

RSA 674:44-a – for the proper recognition, use, and protection of resources, tangible or intangible, primarily manmade, that are valued for their historic, cultural, aesthetic, or community significance within their natural, built, or cultural contexts.



- ✦ Have a town-wide scope and range of activities that is determined by the municipality
- ✦ Serves as an advocate for historic resources within community
- ✦ Often compared to a Conservation Commission for historical resources

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Powers and Duties of a Heritage Commission



- Advise and assist other local boards and commissions on matters related to historic resources
- Survey and inventory historic resources
- Assist Planning Board in writing or updating historic resources chapter in Master Plan
- Propose and implement preservation planning strategies
- Community outreach

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What Heritage Commissions *Do Not Do*:



*Heritage Commissions DO NOT regulate what individual property owners may do to their buildings.**

**Some communities do choose to have their Heritage Commission serve in the same capacity as a Historic District Commission. These situations are very community-specific, and, for the purposes of this discussion, Heritage Commissions do not generally have a regulatory role. See next slide!*

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However,

A Heritage Commission may also assume the duties of a historic district commission and function as a regulatory body over one or more locally designated historic districts.

Or,

A Heritage Commission may merge with an existing local HDC.

Examples of combined Heritage Commissions & Historic District Commissions:

- Wakefield
- Durham
- Goffstown



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Historic District Commissions



RSA 674:46 – gives the local legislative body the authority, by ordinance, to create and regulate local historic districts.



One of the most effective and comprehensive tools for managing change in a historic area



Ensure that new construction and significant alterations are respectful of existing character

Purposes of a Local Historic District



The preservation of cultural resources, and particularly of structures and places of historic, architectural and community value is hereby declared to be a public purpose. The heritage of a municipality will be safeguarded by (RSA 674:45):

- I. Preserving districts which reflect a town's cultural, social, economic, political, community and architectural history
- II. Conserving property values in such districts
- III. Fostering civic beauty
- IV. Strengthening the local economy
- V. Promoting the use of historic districts for the education, pleasure and welfare of the citizens

Local Historic Districts in NH



- ✓ Most districts function like a zoning overlay
- ✓ Regulations and design guidelines are tailored to the community
- ✓ Currently, there are approximately 80 local historic districts throughout NH, representing more than 1/3 of NH communities
- ✓ As expressed in state law, “the preservation of structures and places of historical, architectural and community value, is a public purpose” (RSA 674:45)

Tools for Heritage Commissions & HDCs



Setting up a Heritage Fund



Money can be used to acquire property and/or to fund inventory and survey efforts in your community



If not already established, prepare for vote at next town meeting



Prepare for eventual line-item or warrant article in town budget



Remember that it's OK to start small and build from there – smaller projects can be great foundations for future endeavors.

Tools for Heritage Commissions & HDCs



Build a Presence in the Community



Create a page on your town's website and leverage social media presence where available and appropriate



Introduce yourselves to other town officials/board and commission members, as well as town staff – be willing and prepared to offer assistance or information about the HC's mission and goals.



Work closely with other boards and commissions in your town – you may come to see you share more goals in common than you think!



Reach out to community groups such as the Historical Society, Main Street organization, business groups and others.

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Project Ideas for a Heritage Commissions/HDCs



Partner with schools, youth programs, senior programs, etc.



Recognize historic buildings or events with a plaque program



Start a preservation awards program



Write articles for news media



Design and publicize a walking tour

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Project Ideas for a Heritage Commissions/HDCs



Design exhibits or offer programs on local history



Manage/start appropriate social media accounts to promote activities/historic resources



Create a resource center for property owners in town – and know where to send them when you don't know the answers



Encourage your town to adopt preservation-friendly legislation, like 79-E & 79-D

Project Ideas for a Heritage Commissions/HDCs



Apply for grants for the preservation of local buildings



Begin a survey and inventory program to catalogue the historic buildings in your community



Create a historic resources chapter for your town's master plan



Be sure that any disaster planning initiatives includes your town's historic resources

Project Ideas for a Heritage Commissions/HDCs



Host workshops for owners of historic properties: how to research the history of your property, weatherization for historic buildings, how to identify architectural styles in the community, etc










Partner with other boards and commissions to create overlapping projects.

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Creation of a Heritage Commission and/or HDC



-  Define the goals & purpose of the HD/HDC
-  Municipal council or town vote creates the commission.
-  For HDC this will also include the delineation of the HDC's review powers, geographically and otherwise.
-  Members & alternates appointed by town council or selectmen
-  Request administrative support from town
-  Members draft and adopt official rules of procedure
-  Recommend no fewer than 4 meetings/yr

Demolition Review: What is it?



Demolition review is a legal tool that provides communities with the means to ensure that potentially significant buildings and structures are not demolished without notice and some level of review by a preservation commission, such as a heritage commission.



How does demolition review work?



A demolition review ordinance can be adopted

- As an amendment to the building code
- Implemented as a stand-alone ordinance
- As a bylaw in an existing historic preservation or zoning ordinance



DOES NOT prevent demolition, but does provide a “time-out” to evaluate significance of the building, meet with applicant, and explore alternatives to demolition.






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What could be reviewed?





-  Buildings built before a specific date or all buildings that have attained a certain age on the date the application is filed
-  Structures that are visible from a public way
-  Structures of a certain size

Benefits of Demolition Review



 Allows time to evaluate the building's significance and/ or request a qualified professional to assist.

 If the building is determined to be historically or architecturally significant, the issuance of the demolition permit is delayed for a specific period of time (30, 60, 90 days or more).

 During that time, the preservation commission, preservation organizations, concerned citizens, and others may explore alternatives to demolition.

Other Tools to Explore



Neighborhood Heritage Districts



Certified Local Government Program



Federal Historic Preservation Tax Incentives Program



NH State Register



Preservation Advocacy Groups



“Friends” Groups

The New Hampshire Division of Historical Resources



Questions & Discussion



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Question and Answer Section

- If you would like to ask a question, please either raise your hand and or type your question in the Chat box.



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[New Hampshire Division of Historical Resources](#)

[New Hampshire Preservation Alliance](#)

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THANK YOU