



The Preservation Trust of Vermont

Continuing Support for Vermont Communities Since 1982

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HISTORIC VERMONT

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OPPORTUNITIES

NOMINATIONS ACCEPTED FOR THE PRESERVATION TRUST OF VERMONT'S 2001 PRESERVATION AWARDS

The Preservation Trust of Vermont is now accepting nominations for its 2001 Preservation Awards. Awards are presented to the individuals and organizations who have made special contributions in preserving Vermont's historic architecture.

Since 1982, the Preservation Trust of Vermont has recognized outstanding contributions in the field of historic preservation. This year, because of the generosity of the Equinox Resort, all non-profit and community award recipients will receive a \$200 honorarium. Individuals will be able to have their honorarium donated to the historic preservation non-profit of their choice. The awards will be presented at the Preservation Trust's Annual Meeting in November.

Volunteers, professionals, municipalities, non-profit organizations, businesses and corporations, state agencies, building contractors, labor unions, media, schools and colleges, and governmental

officials are examples of those who are eligible for the awards. Eligible activities include: preservation or adaptive use of an historic property; educational and public information materials and programs; building trades and professional training; programming at historic properties; financial support; and special encouragement and leadership in the preservation field.

The deadline for nominations is October 10, 2001. Please contact the Preservation Trust of Vermont for a Nomination Form: (802) 658-6647, 104 Church Street, Burlington, VT 05401. Email adam@ptvermont.org.

Art Educator

Shelburne Museum seeks an experienced educator versed in American art history and studio art to teach a hands-on, student-centered art history class series for students in grades 6, 7, and 8. Groups of students (approx. 10 students per session) will attend 3-week courses of study taking place at Shelburne Museum - 5 days/week, one hour/day - exploring the Museum's permanent collection of American and European Impressionist art. Must be able to work approximately 20 hours/week and be available to work a flexible schedule ranging (beginning at 8:15am some weeks, and working until 3:00pm other weeks. Position will also support curriculum and program development.

Position begins immediately. To apply, write or email with a cover letter and current resume to: Catherine Wood Brooks, Director of Education, Shelburne Museum, PO Box 10, Shelburne, VT 05482. cbrooks@shelburnemuseum.org

EVENTS

Art of Local Preservation

Sept. 7, Windsor VT

While aimed at local preservation commissioners, the workshop is open to all. Features Pratt Cassidy, Dan Becker, Autumn Rieron, Elsa Gilbertson, James Garvin and others. For those of us working in the field or with local preservationists, this workshop is a great opportunity. Cost is \$20 For more information, or if you'd like an application, please contact Chris Cochran at the Division: ccochran@dca.state.vt.us 828-3047. Sponsored by VT and NH CLG programs.

A Toast to Teddy Roosevelt

September 8, Isle La Motte, VT

Join the Isle La Motte Historical Society and the Isle La Motte Reef Preservation Trust to commemorate and celebrate the spirit of Teddy Roosevelt at the Fisk Farm in Isle La Motte on September 8, 2001. Events include actor Ted Zalewski's performance of "Teddy Roosevelt: Mind, Body and Spirit" and a family picnic to the music of Sterling Weed and his orchestra. Free and open to the public.

In September 1901, vice-President Teddy Roosevelt was the guest of honor at the home of Lieutenant Governor Nelson W. Fisk on Isle La Motte. The occasion was the annual banquet of the Vermont Fish

and Game League where he delighted the crowd of over a thousand with stories of his adventures as a rancher, hunter, explorer and soldier. It was at this banquet on Isle La Motte that he received word that President McKinley had been shot.

***Vermont Archaeology Week 2001
September 16-22, 2001, Statewide***

History Beneath the Surface is the theme of the eighth annual Vermont Archaeology Week. Vermont's archaeological community has assembled an exciting calendar of events to showcase the state's vast array of archaeological resources. A sampling of events includes site tours of Forestdale Ironworks in Brandon, tours of the abandoned village of North Winhall, talks of Vermont Life c.9000-7000 BC, a photo exhibit of the Winooski Lime Industry, and Kids' Archaeology Day at Mt. Independence in Orwell. A full calendar of events can be found at <http://www.vtarchaeology.org/yaw2001.htm>. Posters and hard copy calendars are available via uvmcap@zoo.uvm.edu. Vermont Archaeology Week is co-sponsored by the Vermont Archaeological Society and the Vermont Division for Historic Preservation. For more information about VAW, contact Prudence Doherty at (802) 878-0236.

***The Vermont Downtown Conference
September 21, Montpelier, VT***

Vermont Downtown Program's third annual Conference will be held at the Capitol Plaza in Montpelier. Neal Peirce will be the keynote speaker. Mr. Peirce is a nationally syndicated columnist with the Washington Post Writers Group, and Chair of the Citistates Group (www.citistates.com). He is a foremost writer among American journalists on community development, growth, neighborhoods, and state-local issues. The conference will also feature Kennedy Smith, Director of the National Main Street Center. Kennedy is one of the nation's leading experts on downtown revitalization, and is a frequent and popular speaker in Vermont. The conference will include sessions on environmental design for a welcoming downtown, displays of the designated downtowns around the state, and a reception hosted by Molly Lambert, Secretary of the Agency of Commerce and Community Development. Registration fliers will be in the mail September 1, or contact David Provost at 828-3053 dprovost@dca.state.vt.us for further information or a registration form.

***2001 National Preservation Conference
October 16-20, 2001, Providence, RI***

More than 2500 preservationists from across the nation will convene in Providence this October for the National Preservation Conference, the premier preservation educational gathering in the United States.

This year's theme, Preserving the Spirit of Place, was inspired by the last speech delivered by Senator John Chafee before his untimely death. At the opening of the 2000 National Preservation Conference in Washington, Senator Chafee invoked the words of D. H. Lawrence: "Different places on the face of the earth have different vital effluence, different vibration, different chemical exhalation, different polarity with different stars: call it what you like. But the spirit of place is a great reality."

Rhode Island beautifully illustrates the importance of Preserving the Spirit of Place. From the revitalization of Providence's urban neighborhoods to the magnificent mansions of Newport, from

vigorous smart growth and land conservation initiatives to Main Street communities, the state offers dozens of opportunities to see how preservation builds better communities. The conference uses its opening and closing plenary sessions, more than 50 educational sessions, and more than 30 field sessions to explore the spirit of place, with the host communities providing living laboratories of preservation challenges and successes.

More information: <http://www.nthpconference.org/>

***The Age of Homespun in Vermont
November 17, Montpelier***

Cloth transformed the landscape of North America. That is the position of Pulitzer Prize winning historian Laurel Thatcher Ulrich in her newest book, *The Age of Homespun: Objects and Stories in the Creation of an American Myth*. Ms. Ulrich will be talking about her new book and the research that she conducted for it at the Vermont Historical Society on Saturday, November 17 at 2 p.m. in the Pavilion Auditorium in Montpelier. Following the talk, she will answer questions and sign books. Laurel Thatcher Ulrich is the Philips Professor of Early American History at Harvard University. She won the Pulitzer Prize in history in 1991 for *A Midwife's Tale: The Life of Martha Ballard Based on her Diary, 1785-1812*. For more information, contact Amy Cunningham at (802) 828-5670.

Email: acunningham@vhs.state.vt.us

PUBLICATIONS & RESOURCES

Vermont National Register and State Register Forms on CD

The Vermont Division for Historic Preservation is in the process of placing all the National and State Register forms for the state on compact discs (CDs). Currently there are approximately 150 volumes of National Register nominations and 450 volumes of State Register forms. All information in these volumes, including maps, indexes, and photographs, will be included in the CDs. The register information on the CDs will be fully as usable as the paper files. The CDs should be available late this year or early next year.

To be placed on a mailing list for future information on availability and purchase, contact Sue Jamele, National Register Specialist at the Vermont Division for Historic Preservation, 828-3046 or sjamele@dca.state.vt.us

Local Official's Guide to Developing Better Community Post Offices

A project of the Vermont League of Cities and Towns, the Preservation Trust of Vermont, and the Vermont Division for Historic Preservation

One of the challenges facing Vermont's communities is the struggle to keep the post office in the town and village centers and to insure that the design solution fits respectfully in the community. Factors such as cost and efficiency drive United States Postal Service decisions to relocate local post office, sometimes to sites outside of the town center. The Vermont League of Cities and Towns, the Preservation Trust of Vermont, and the Vermont Division for

Historic Preservation, have worked together with residents and local, state and federal officials to insure that, whenever possible, the local post office remains visible, convenient, accessible and compatible with its surroundings. The "Local Official's Guide" offers a complete, thoughtful, step-by-step approach to accomplishing this goal.

The publication is available on the Preservation Trust's Web Site: <http://www.ptvermont.org> (click on books and publications). A print version can be ordered by email to: adam@ptvermont.org.

Building History of Northern New England

by James L. Garvin, University Press of New England, 2001.

This is a book about understanding old buildings. In an era in which much of the US landscape has been littered by unimaginative, prefabricated structures, James L. Garvin tells owners and would-be owners of old buildings in Maine, New Hampshire, and Vermont what they need to know before they begin the restoration process.

In wonderfully lucid prose, Garvin describes the production of the materials from which the buildings of northern New England were built, outlines the stylistic evolution of the region's structures from the early 1700s to World War II, and offers guidelines for dating old buildings. Focusing on domestic architecture, but including examples of public, commercial, religious, and industrial buildings, he offers custodians of buildings an understanding of the technologies embodied in these structures, answers questions about stylistic changes, and allows the architecture of northern New England to be understood for the first time with a technical depth that is already available for buildings in better-studied parts of the US.

Written for both homeowners and those responsible for public and museum structures, this volume provides an understanding of the region's building history even as it specifically answers questions that most often perplex architects and preservationists. By offering all custodians of northern New England buildings a richer understanding of architectural style and structure, the book encourages the use of appropriate methods and materials in building conservation and rehabilitation. Generously illustrated throughout, the book is also an essential resource for anyone who is interested in American and New England architecture and the building trades, and for anyone who has ever wondered about the secrets and stories of old buildings. [Text from the University Press of New England Web Site: <http://www.dartmouth.edu/acad-inst/upne/>]

For more information: <http://www.dartmouth.edu/acad-inst/upne/1-58465-095-8.html> to order Toll-Free: 1-800-421-1561

VERMONT

Grants Awarded

The Preservation Trust in partnership with the Freeman Foundation

has awarded the following grants:

Railroad Depot, Waterbury. The Waterbury Railroad Station has been in use as a train station since it was built in 1875. Prominently sited across the town green from South Main Street, the property is listed on the National Register of Historic Places. Complete restoration of the station and rehabilitation of a neighboring freight house for commercial uses (including continued use as an Amtrak station) is estimated to cost \$1,435,000. Phase One work, intended to stabilize and rehabilitate the train station, including restoring the original tower, is estimated to cost \$425,000. Phase Two work, intended to cost fundraise, oversee the restoration, and manage the property as a commercial/transportation center. They have raised \$425,000. Local fundraising is ongoing. A grant of \$25,000 will allow them to complete the station restoration.

Dover Historical Society Museum. The Dover Historical Society owns the 1820 Harris House, which they have been renovating since 1986 for use as a local museum. Having completed the basement and main floor, the museum was opened to the public in May 1999. They are now fundraising to complete upstairs renovations for a period 1820-1845 bedroom, a research room, and archival storage space. They have raised \$10,000. A grant of \$8,000 will allow them to complete the project.

Dean Hale Block, St. Johnsbury. Once again the Gilman Housing is trying to rescue a badly burned, but salvagable and important downtown building. They successfully completed the rescue and restoration of the Matthewson Block in Lyndonville, and that building is being productively used for housing and office space. The Hale Block in St. Johnsbury occupies an equally prominent location in St. Johnsbury. Once basic stabilization is complete, Gilman plans to enlist the building trades program at St. Johnsbury Academy in the interior restoration process. To date, they have raised over half of the \$275,000 stabilization work. A grant of \$35,000 coupled additional fundraising will enable them to rescue the late 19th century building.

Engine 494 Pavilion, White River Junction. The New England Transportation Institute and Museum have major master plan designed to help revitalize downtown White River Junction. The first step in the multi-stage, multi-year process is the construction of a pavilion to protect one of the last remaining steam engines in Vermont. Built in 1892, Engine 494 has attracted funds and many volunteer hours to help complete stabilization work. The pavilion will cost a total of \$130,000, and they have raised \$60,000. A grant of \$40,000 will enable them to complete this phase of their master plan.

Fern Hill Cottage, Rutland. The Becomings

Foundation (a nonprofit educational organization) purchased Fern Hill Cottage in May of 2000 with the intent to convert the historic house into a community education center with a focus on environmental issues. The Cottage is in fair shape with a number of significant restoration needs - including the replacement of the roof system, painting, and removal of an unsympathetic exterior fire stairway. Since the acquisition of the Cottage the group has raised \$70,000 in cash and received \$60,000 in in-kind donations. The roof replacement is a priority item on the list of restoration elements developed by architect Michael Beattie under a PTV Project Development Grant. A grant of \$30,000 will enable them to complete all the work identified above.

Vermont Ski Museum, Stowe. The Old Meeting House, in the center of the Village of Stowe, has served municipal purposes since its construction in 1818. The building is currently vacant with an active effort to restore and use the building as the home of the Vermont Ski Museum. An engineering assessment, funded in part by PTV, has been incorporated into the restoration plans. The restored Old Meeting House will house and display collections, provide research facilities and educational programs, and be the location for presentations, lectures, and other public events. The Vermont Ski Museum will lease the building from the town of Stowe. The current restoration budget totals \$752,500 including building stabilization, museum improvements, purchase and removal of the adjacent gas station, and development of parking. The town has voted a \$150,000 bond to support the project and an additional \$205,000 has been raised privately for parking lot acquisition and improvements. A grant of \$50,000 will enable the group to complete the first phase of the work on the building.

Bethel-Lympus Church, Bethel. Built in the late 1830s, this remotely-located, white clapboard church remains remarkably unchanged with no heat or electricity. The church is used seasonally by local and summer residents who have worked hard to maintain the building. Over the past year-and-a-half, the Trustees have been fund-raising to address critically-needed repairs to the foundation and framing. They have raised \$15,000. A grant of \$20,000 will allow them to repair the foundation and framing, correct site and drainage problems, and make repairs to the porch, cornice, and roof flashing. Further, this grant will provide a boost and a challenge to the community to locally raise the final \$5,000 needed to paint the building and repair windows.

National Register News

The National Park Service has recently listed the District Number Four School in Craftsbury on the National Register of Historic

Places. The circa 1859 Greek Revival style two room schoolhouse was nominated under the Educational Resources of Vermont Multiple Property Documentation Form. It is representative of the evolving Vermont schoolhouse standards in the 19th and 20th centuries. It was recently rehabbed utilizing the Rehabilitation Investment Tax Credit.

The National Park Service also recently listed the Taftsville Historic District in Hartford, Hartland and Woodstock on the National Register of Historic Places. The district is significant as a largely intact example of a 19th century Vermont industrial village with a cross section of architectural styles that form a cohesive unit linked by their history and setting along the Ottauquechee River.

Linking Students to Local History

The Vermont Historical Society's "Community History Project" aims to protect and provide access to the wealth of information housed by the 170+ local historical societies in the state. To do this, local historical societies are partnered with a nearby school. Students and historical society volunteers will receive training in computer usage, artifact handling and cataloging. They will work together to record and digitize these collections, producing an online exhibit that answers the question: How has a community's history influenced its character today? Through generous funding from the Verizon Foundation and IBM-Vermont, fourteen pilot sites have been chosen to begin the project in September 2001. Contact Cynthia Tokos at (802) 223-4884 for more information on this exciting project.

VT Rehabilitation Tax Credit Program Enters Top 10 in the Nation

Vermont was again ranked number one in the New England and has moved into the top ten among states with the most approved tax credit projects. Expenditures doubled from \$4.7 million in FY 99 to \$9 million in FY 00. Likewise, Vermont climbed to 8th nationally from its previous rank of 14th with a total of 36 approved projects. The increase is attributed to a strong national economy and an increased public awareness of the program as well as the state 5% piggyback tax incentive. In 2000, Vermonters leveraged nearly \$2 million in federal tax credits.

Of special note--more and more of Vermont's affordable housing community uses the RITC in conjunction with low-income housing credits. With the help of Vermont's network of affordable housing corporations, two-thirds (24 of the 36 projects) of Vermont's tax credit projects created affordable housing in historic buildings--buildings that foster community pride and promote a quality of life often not found in new construction.

The purpose of the Rehabilitation Investment Tax Credit (RITC) program is to encourage the preservation of income producing historic buildings (e.g. retail stores, office or apartment buildings, or vacation rentals) by providing a 20% federal tax credit to property owners. The program is instrumental in preserving the historic places that give Vermont cities, towns, villages and rural areas their special character.

Please contact Chris Cochran, 828-3047 or ccochran@dca.state.vt.us if you would like more information on how the state and federal tax

incentives can be used to help rehabilitate historic buildings in your community.

Castleton, Castleton Town Offices

The Select Board in Castleton has made a firm commitment to keep the Town Offices in their current location. Last summer the town explored the idea of moving the offices to route 4A at the site of the former Castleton Family Health Center. Castleton voters twice rejected that proposal. The talk of moving began because the existing wiring, furnace, upstairs storage space, and handicap accessibility of the current building need to be upgraded.

Chittenden, Barstow School

Barstow School is 1930's brick school house which now houses K-8 students in the Chittenden-Mendon School district. School is currently undergoing major renovation/addition project. One of the original spaces in the school - a small theatre/stage/community room has been classroom space for many years but now is being considered for restoration to original finish and function. The project has been awarded a Freeman Foundation grant through the Preservation Trust of Vermont.

Ludlow, United Church of Ludlow

Church members are hoping to spend nearly \$200,000 restoring their 109-year old United Church of Ludlow. The church, a 3-story, shingle-style building with a large corner tower, retains its original wiring, plumbing and wood structure. The restoration plan is still being formulated, but at a minimum the plan includes restoring the sanctuary including the ornate stenciling, oak beams and trim detail that have been covered with paint. The church is widely used by other community groups.

Northfield, United Church

Built in 1836 by Gov. Charles Paine and sold to the Congregational Society in 1855, this Greek Revival style church has undergone a series of renovations, with the building raised to add a hall in 1858, an entry vestibule in 1875, the interior substantially renovated in 1902, and rear wing added in 1965. The Church leaders are beginning the funding and rehabilitation process.

Pittsford, Post Office

The town of Pittsford is in the throws of considering relocation of their community post office. The plan is to replace the existing 900-square foot post office with a 3,630-square foot post office at the Junction of Plains road and Route 7. Even though the proposed site is preferable to building miles outside of the village area, the location is still outside of the traditional center. There are no sidewalks which lead to it and it is a distance from the library, supermarket, laundromat and residence for the elderly. Also at issue is storm water runoff which could pollute a nearby pond and stream.

Randolph, Railroad Coal Sheds

Located along the tracks in Depot Square, these coal sheds are owned by Sheldon and Elinor Gray on land leased from the railroad. The property is listed on the National Register of Historic Places and is made up of two coal silos and a large building. There may be only one or two other coal sheds in Vermont. Though the buildings are in need of significant repair, the structure is very intriguing in that it retains all of the operating mechanisms for sorting and loading the

coal into trucks.

The community is exploring alternatives to demolition. A group of Randolph citizens is interested in the restoration of the coal sheds and developing an "Historic Railroad Village" with the existing buildings where the coal shed would be the centerpiece. The group might partner with the Randolph Community Development Corporation, the owner of the nearby, recently restored train station.

Richford, Wheeler Block

Built in 1925 as an auto dealership then converted to an A & P, this boarded-up downtown building is listed on the National Register of Historic Places. The Wheeler block was awarded \$175,000 through the Save America's Treasures Grant program for stabilization and rehabilitation. The town, residents, and the Richford Economic Advancement Corp. (REAC), are brainstorming adaptive reuses for this property.

Rutland, Home Depot

Despite the efforts of activist groups Friends of Vermont's Way of Life and Rutland Region First, Home Depot received its Act 250 permit this August, likely clearing the way for the second Home Depot store in Vermont. The state Environmental Board did not accept the arguments of the dissenting groups and believes that the economic impact on local businesses would be minimal. The store -- a total of 133,812 square feet -- will be built on the site of the former Rutland Mall on Route 4. Local home-improvement shops are gearing up for possibly unfortunate changes in how they do business.

If you want a sense of Home Depot's scale, check out the Institute for Local Self-Reliance's site "How Big is Big?"

<http://www.newrules.org/retail/howbigisbig.html>

Shoreham, Historic Village District

A number of historic buildings surrounding the Shoreham Village Green are in transition. The library needs an addition, the Masonic Temple will soon be on the auction block, the very historic Newton Academy is in need of extensive restoration and the town clerk's office building is bursting at the seams.

The Preservation Trust is working with the community to discuss strategies for a prudent restoration and re-use plan for the entire village area. The town has completed a visioning and priority setting process and is now ready to put the various ideas into a collective plan. They have applied for a Vermont Community Development Program Planning Grant which would fund the development of a master plan for the entire Commons area, including traffic/parking, pedestrian use, fundraising strategy and a prioritized strategy for the restoration of the historic structures surrounding the Common.

NATIONAL

Belfast Voters outlaw Big Box Stores

In June, residents of Belfast, Maine voted 2-to-1 to ban retail stores

larger than 75,000 square feet. They also elected two big box opponents to the City Council by substantial margins.

Belfast, located in the fast-growing mid-coast region about two and a half hours north of Portland, has a population of 6,400. It's 18th century downtown is listed on the National Register of Historic Places.

The debate over big box stores began last spring when Wal-Mart optioned land to build a 160,000 square foot supercenter in a hayfield on the outskirts of town. The City Council, by a 3-2 vote, immediately enacted a moratorium on commercial development larger than 25,000 square feet. The mayor and three city councilors who favored the moratorium and scheduled the referendum endured heavy criticism for their "anti-growth" position.

In the end, however, voters endorsed the council's move. "It's a vindication of the referendum and moratorium," Mayor Michael Hurley told the Maine Times. The moratorium enabled the community to engage in "an incredibly valuable debate across kitchen tables, in coffee shops, on the street corner, in barbershops, in the co-op. People learned a lot about our economy and about the predatory practices" of big-box retailers like Wal-Mart and Home Depot.

Driving the debate and public education campaign was a grassroots group known as Belfast First. In letters to the editor, public meetings, and printed materials, the group argued that large-scale chain stores would undermine Belfast's small town feel and sense of community. Their campaign apparently moved many voters; informal surveys several months before the referendum suggested that about 60 percent favored Wal-Mart and other big box stores.

According to the mayor, Belfast First's greatest achievement was convincing several prominent community leaders to appear in a full-page newspaper ad in support of outlawing big boxes. The participants were not only well-known, but native to Belfast, a fact that helped eliminate the perception that big box opponents were all newcomers to the area. Natives vs. newcomers has been a fault-line in Belfast politics since the 1960s and 1970s, when many hippies, artists, and back-to-the-land folks settled in the community.

The vote made Belfast the first community in Maine to ban big box stores. Wal-Mart is working to build about half a dozen new supercenters in Maine and has encountered organized opposition in several communities.

--Stacy Mitchell is a researcher with the New Rules Project (<http://www.newrules.org/>) of the Institute for Local Self-Reliance (ILSR) and author of *The Home Town Advantage: How to Defend Your Main Street Against Chain Stores and Why It Matters*. This article was originally published in the Home Town Advantage Bulletin, ILSR's bimonthly email newsletter (<http://www.newrules.org/hta/index.htm>).

New State Tax Credit for Commercial Rehab

Rhode Island has adopted a new state tax credit for developers who

fix up historic commercial buildings. On July 10, 2001, Governor Lincoln Almond signed a bill that allows owners to apply for state income tax credits equal to 30% of their rehab expenses. Potential projects range from large mills and downtown office buildings to historic stores and apartment buildings. By using the new state tax credits in combination with existing federal tax credits, developers can write off about half the costs of restoring their historic buildings. Rhode Island has about 900 commercial buildings listed on the National Register of Historic Places that are eligible for the tax credits.

http://204.139.0.192/news_txt.html#New%20State%20Tax%20Credit%20for%20Commercial%20Buildings

(Scroll down the page for the story.)

Smart Codes

The Maryland Building Rehabilitation Code Program encourages investment in existing neighborhoods through the rehabilitation and reuse of existing buildings. The program, a component of Maryland's Smart Growth initiative, centers on the development of a new Maryland Building Rehabilitation Code (effective June 1, 2001) that establishes the construction code requirements for work on existing buildings over 1 year old.

Professionals in the building codes and development fields have repeatedly raised concerns that the application of the state's current construction codes can present significant barriers to the improvement or redevelopment of existing buildings. Maryland regulated building construction with a complex patchwork of ten individual codes that varied from local jurisdiction to jurisdiction. In response, a citizen's task force was created to recommend way to address code barriers to redevelopment. The task force examined a similar code in New Jersey and recommended to the Governor that Maryland develop a statewide building code for rehabilitation.

http://www.dhcd.state.md.us/smartcodes/program_overview.htm

Development Outpaces Population Growth

Although sprawl development is often justified on the grounds that it's needed to accommodate population growth, the fact is, land development outpaces population growth almost everywhere. According to a new report by the Brookings Institution's Center on Urban & Metropolitan Policy, most metropolitan areas in the U.S. are developing land much faster than they are adding population. Between 1982 and 1997, the amount of urbanized land in the U.S. increased by 47%, while the nation's population grew by only 17% during the same period. Nashville's population rose by 33% while the amount of urbanized land increased by more than 100%. For details: <http://www.brookings.edu/urban/fulton-pendall.htm>; click on "Who Sprawl Most?"

(Preservation Advocate News: State and Local Policy News is brought to you by the State & Local Policy Program of the National Trust for Historic Preservation. Editor: Constance E. Beaumont; contributors: Elizabeth G. Pianca, Leslie Tucker, & Carl Wolf. Richard Moe, President; Kathryn Higgins, Vice-President for Public Policy. NTHP/Public Policy, 1785 Mass. Ave., N.W., Washington, D. C. 20036, 202/588-6254 (tel); 202/588-6038 (fax); policy@nthp.org)

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