

STATE HISTORIC PRESERVATION PLAN

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Rhode Island Historical Preservation & Heritage Commission
150 Benefit Street
Providence, Rhode Island 02903
www.preservation.ri.gov

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SECTION ONE: WHY PRESERVE HISTORIC BUILDINGS AND AREAS?

Over the last forty years Rhode Islanders have made a significant investment of time, effort, and money in the preservation of historic buildings, areas, and archeological sites. Individual property owners have purchased and restored historic houses. Investors in commercial properties have renovated and updated older buildings in our downtowns and industrial properties located throughout the state. State and federal agencies have rehabilitated historic buildings, both large and small, so that they continue to serve the people of Rhode Island. Local communities have developed their own preservation programs and spent scarce dollars on the restoration of important community-owned historic buildings. Colleges and universities have restored some of their important historic buildings; several have developed programs for teaching about archeology and the preservation of historic resources. Religious congregations have supported important restorations of their historic houses of worship. A variety of organizations and individuals have carefully maintained and restored historic landscapes, including parks, gardens, cemeteries, campuses, farms, and estates. Thousands of Rhode Islanders have toured historic buildings and areas in their own communities, have joined organizations that promote historic preservation, and have voted for bond issues which support historic preservation.

Why?

Rhode Islanders' interest in historic preservation and their commitment to its support stem from the belief that the quality of our environment has a direct impact on the quality of each individual's life—and our environment includes the buildings we live and work in, the roads and bridges we travel, the farms, villages, cities and suburbs which form the texture of our daily lives. Just as we work to insure that our natural environment is conserved, that the quality of our air and water is protected, we also work to insure that the best elements of our man-made environment are protected.

Well preserved physical elements from our past—our historic buildings and places—have important value for the future of Rhode Island, value which we can realize by planning to keep those important resources.

What kinds of value are there in historic buildings and places? Part of their value will put dollars in the pockets of Rhode Islanders and part of their value will be gained in improving the quality of life for all of us. If we plan for their future with care and an appreciation of their value, historic buildings and areas will produce an important dividend for the investment Rhode Islanders make in their preservation.

1. The value of historic buildings and places

Use Value

Most historic buildings can be used for the same purpose they were built. Historic houses have value as dwellings, historic factories can be used for manufacturing, older commercial buildings can still market goods and services. Most of the state's historic buildings are used for their original purpose, and they serve those purposes well. Where historic buildings have outlived their original use, they can be converted to new uses.

Tourism

Thousands of tourists come to Rhode Island every year—tourism is an important economic generator for the state. Many of those who visit Rhode Island choose our state as a destination because of its special historic and visual character. Travelers seeking cultural and historic attractions drive half of the state's \$2.3 billion annual tourist industry. They come to visit our historic cities, small towns, and countryside, our museums, parks, and golf courses, and to participate in special events that take place in historic areas. They spend money at hotels, restaurants, and retail shops; they create jobs and generate tax revenues.

Community Character

Everyone who lives in Rhode Island lives in an old town or city—even as political jurisdictions, our newest communities are a century old; many have a history of settlement which reaches back three centuries and more. The towns and cities we live in are the product of numerous decisions made by those who lived here in the past—where to live, how to build, how to work, educate children, worship, and travel. When we answer similar questions for our families and ourselves, our decisions are made in the context of the past.

Historic buildings, neighborhoods and places give shape and substance to the communities we live in. The patterns of development that characterize the historic areas of our towns and cities are the patterns with which we still live. And, for the most part, these patterns have made communities which are human-scale, humane, pleasant, and various. While this value may be difficult to quantify, it is very real and readily evident when it is absent.

Even by quantifiable standards, the preservation of historic buildings and places is important in the protection of community character. Much of Rhode Island's beauty and desirability as a place to live and work depend on its historic buildings, neighborhoods and places.

Growth Management

On the macro scale, the preservation of historic buildings and areas can assist Rhode Islanders in the wise management of the future growth of their communities. Historic patterns of development in each community and throughout the state can provide a model for the future.

The concentrations of development that characterize the state's towns and cities, the ebb and flow of built-up areas and open space have value as a guide for the future of each community. When existing building patterns are treated as the base from which further development takes place, there is much to be gained. Preserving older neighborhoods is a smaller strain on the community's resources than building new development, since the infrastructure of community services is already in place and need not be created anew. And using our old buildings instead of creating new ones reduces encroachment on our diminishing farmland and open space.

Sustainability

On the micro scale, the preservation of historic buildings and areas can improve the sustainability of future development. By preserving and reusing a historic building, we conserve the energy and physical resources that went into creating it, we avoid expending energy and resources to demolish it and send its remains to the landfill, and we eliminate the consumption of the new energy and resources needed to build its replacement. Moreover, historic buildings erected before 1920 have been found to be more energy efficient than the buildings that followed them, due to the solidity and durability of their construction, windows that maximize the availability of natural light and ventilation and features such as high ceilings and shaded porches that reduce summer heat without air conditioning. Historic buildings also lend themselves to a variety of retrofit measures such as insulation that that can increase their energy conservation.

Educational Value

The physical aspects of our history possess a unique ability to provide a direct and tangible connection to the past, which makes them an important educational resource. Some historic buildings are used directly in the educational process. The state's historical societies, preservation societies, colleges and universities, towns and cities, and patriotic organizations own many of Rhode Island's most significant historic buildings. Many are open to the public and are regularly used as an important part of school curricula. Students visit these historic buildings and study the buildings themselves, their collections, and the lives of the people who used the buildings in the past. As archeological sites are excavated, experts learn more about the past and improve our understanding of the generations which preceded us.

Apart from such direct educational value, there is a broader and even more common value in living and working among historic buildings and areas. The well preserved evidence of the past which surrounds all Rhode Islanders gives each resident and the state as a whole a sense of location in time and space. We are surrounded by the places made by people who lived here

before us—their homes, churches, factories, stores—and this helps to give each of us a sense of existing along a continuous line of human occupation. We live in the midst of an important legacy to which we can add before it is handed on to the next generation.

2. Preservation principles

Like all plans, this one draws on basic principles about the best ways to achieve the goals outlined in the plan. Among these principles are:

1—The preservation of historic buildings and areas is a fundamental public interest, a proper and desirable exercise of the state's authority and leadership and the legitimate concern of its communities and its citizens.

2—The preservation of historic buildings and areas is not antithetical to progress or growth or good economic development but has been proven to add significantly to Rhode Island's economy.

3—Historic buildings and areas are best preserved by using them, either for their original purpose or by adapting them for a new use.

4—The preservation of historic buildings and areas is best achieved when it is integrated into public planning processes rather than when it takes place in opposition to those processes.

5--- Preservation relies on the commitment and effort of private property owners, businesses, non-profit organizations and public entities. Cooperation and mutual support among these different parties are important for successful preservation.

SECTION TWO: THE CONTEXT FOR PRESERVATION

1. Rhode Island's land and waterways

Rhode Island is the nation's smallest state, only 1214 square miles, and is located in the southernmost tier of New England. The land areas of Rhode Island surround Narragansett Bay, a long narrow estuary oriented north-south and reaching into the land mass of Rhode Island some 30 miles. Narragansett Bay is the dominant geographic feature of both the eastern half of the state and the low-lying coastal strip of the western half. West of Narragansett Bay, the state's land rises gradually into the low gentle hills of the west and northwest. The state's highest point at Jerimoth Hill is only 800 feet. The coastline of Rhode Island (including the bay, its islands, and the southern shore) is over 400 miles long—it has been an overwhelmingly important feature of the state's historical development and will continue to be an important part of its future development. Although Rhode Island is small, its geography and settlement patterns have produced a region of considerable variety.

At the head of Narragansett Bay is the city of Providence, its harbor set at the confluence of the three rivers which drain the northern section of the state. Providence is the state's capital and its economic, educational, and cultural center. North of Providence to the state's border with Massachusetts are the cities and towns of the Blackstone Valley. Once characterized by hardscrabble farms and later by the development of industry in factory villages along the river, the valley's older centers and agricultural matrix are now overlain by suburban development.

The west side of Narragansett Bay developed as a series of small port villages bounded by prosperous agricultural settlements from Cranston to Narragansett, and is now overlain by suburban development. The state's second major river, the Pawtuxet, was (like the Blackstone) the scene of industrial settlements strung along the valley's length.

The western upland areas of Rhode Island along the border with Connecticut are still the state's most rural regions. Meager soils, gentle hills, woods, small streams, lakes and ponds characterize this most sparsely settled region of the state. In this area historically developed for agriculture with some rural industry, limited farming remains among the ex-urban and suburban settlement of the recent past. The largest water body here is the Scituate Reservoir, an impoundment on the North Branch of the Pawtuxet River that provides water to Providence and its environs.

The southern shore of Rhode Island borders on the Atlantic Ocean. West of the bay the coast fronts on Block Island Sound while Rhode Island Sound extends across the mouth of the bay and the eastern coast. The border between mainland and sea is defined by a series of barrier beaches and coastal ponds. Reaching inland from the western coastline is the broad outwash plain of South (Washington) County. The state's best soils are located here, and this has always been an important agricultural area. This plain is bounded to the north by the Charlestown Moraine, a long glacially formed ridge. The moraine region, which is interlaced with ponds, swamps and streams drained by the Wood-Pawcatuck River, supported only sparse settlement historically.

Summer resort development has been an important aspect of this coastal area and more recently, year-round suburban settlement has spread in both the coastal plain and the hilly moraine.

East of Narragansett Bay, a series of long peninsulas separated by tidal rivers form the northeast shore. Small ports at Bristol and Warren constitute the oldest and largest village centers here, with most but not all of the remaining territory adapted from farmland to suburban residential development. To the southeast the gently rolling lands along the Sakonnet River and the ocean coastline gradually rise to the higher land in eastern Tiverton. The rural agricultural character of the countryside has been retained widely in Little Compton and in much of Tiverton, though the northern part of the latter town has urban and suburban characteristics.

Narragansett Bay contains a range of islands both large and small. The largest and most important is Aquidneck Island; it and the neighboring Conanicut are the only islands connected to the mainland by highway bridges. It is dominated by the city of Newport, which has had a varied history as major colonial port, a Victorian summer resort, home to a large naval installation, and now a major tourist resort. To the north and east of Newport, the island's long agricultural history is still evident, though suburban development has claimed large areas. Conanicut Island, which is much smaller than Aquidneck, features a central village and a rural hinterland that now supports suburban as well as agricultural settlement. Prudence and Hog Islands to the north have primarily summer communities and the other smaller islands are not inhabited. The Bay islands and the neighboring coastline at the mouth of Narragansett Bay have all been fortified in the past and retain a significant built legacy of nation's harbor defense system.

Block Island, located in the Atlantic Ocean 20 miles southeast of Newport, is an important resort. Characterized by a rolling landscape dotted by hills and ponds, Block Island has retained a rural quality that is overlain by summer resort development primarily from the Victorian era.

2. The people of Rhode Island

Rhode Island's population is growing very slowly. In 2010, 1,052,567 people lived in this state, an increase from 2000 of only .4%. The increase was very small by national standards and represents an accelerated slowing of the growth rate in the previous decade.

Rhode Island is a very densely populated state, with over 1000 people per square mile. This average masks the very uneven distribution of the state's population. The greatest concentrations of Rhode Islanders are in the older core cities of Providence, Pawtucket, Woonsocket and East Providence and in the early suburban areas, especially Warwick and Cranston. Most of Rhode Island's population growth recently has been in its rural towns, such as West Greenwich, North Smithfield, and South Kingstown. This pattern is likely to continue as South County and the hill towns continue to exhibit an expanding population. However, urban centers, especially Providence have also attracted a growing population of Hispanic residents and others due to the availability of housing and employment.

According to US Census data, 81.4% of Rhode Islanders are Caucasian; 5.7% are African-Americans or African; .6% are Native Americans. 2.9% are Asians. Hispanic people represent 12.4 % of the population. Rhode Islanders are diverse in their national ancestries, a legacy of the successive waves of immigrants who have historically made the state their home and new immigrant groups who continue to settle here. The state has large groups of people whose ancestral origins are in Ireland, Italy, France and French Canada, England, Portugal, Germany, Poland, and Southeast Asian nations, such as Viet Nam and Cambodia. An increasing number of Rhode Islanders can claim Hispanic origins, as immigration from Latin American countries has become an important pattern. A further legacy of immigration to Rhode Island is the historic importance of the Catholic churches—more than half of all Rhode Islanders claim an affiliation with the church.

Rhode Islanders are on average somewhat older than Americans in general. In 2009, 14.3% of the population was 65 and older, ranking Rhode Island thirteenth highest in the percent of its population 65 years and older. This group of Rhode Islanders is likely to increase in size in the next ten years. On average, Rhode Islanders are neither poorer nor richer than Americans as a whole; their per capita income is roughly equal to the national figure, though there are disparities among communities. Rhode Island has the sixteenth highest median household income and tenth highest median family income.

About 63% of all Rhode Islanders own their own homes, though there are differences among communities. In Barrington, 9 out of 10 residents live in houses they own; in Providence about 4 out of 10; in Central Falls about 2 out of 10. Just over 50% of the state's housing was built before 1960 and 34% was built prior to 1940.

Historically, large numbers of Rhode Islanders have made their living in manufacturing. The state was one of the earliest and most intensively industrialized. Since the early twentieth century, manufacturing has been a stagnating rather than expanding component of the economy. Today only 12.2% of Rhode Islanders still work in the manufacture of goods (especially metals, machinery, jewelry, textiles, marine and defense industries, and chemicals). Three to four times as many Rhode Islanders make their living in non-manufacturing sectors such as education, health care, trade, construction, financial industries (as the state has become a regional banking center), transportation, and service industries. Once located almost exclusively in urban and semi-urban sites, Rhode Island's industry is now far more suburbanized as many towns have developed industrial parks to attract manufacturers.

Farming has been a tremendously formative influence on the Rhode Island landscape and it remains so, despite the precipitous decline in active farmland in the last half of the twentieth century. Although the numbers of Rhode Islanders who farm for a living are few, their numbers are growing as is the amount of land they have in cultivation. Between 2002 and 2007 the US agriculture census reported the number of RI farms grew 42% to 1,219 and the land in farms totaled 67,819 acres, an increase of 11%. Nursery stock, firewood, and turf are the state's principal agricultural products; there are some dairy and poultry farms, orchards, apiaries, and truck farms. The principal field crop is potatoes. Rhode Islanders' interest in sustaining local agriculture is increasing as well with the numbers of community supported agriculture farms increasing and land trusts incorporating agriculture into their plans.

A small commercial fishing fleet operates out of Rhode Island. Galilee is the principal fishing port, with some boats docking at Newport, Sakonnet and other harbors. Shellfishermen and their smaller craft work throughout the Bay, putting in or using dockage in the small harbors in both the East and West Bay. Shellfish aquaculture is a small but well-established fishery as well with operations in the Bay from Bristol south and in the coastal ponds.

Commercial centers in Rhode Island have traditionally been located in the downtowns of older core cities, such as Providence, Pawtucket, and Woonsocket. These centers faded as commerce became more suburbanized, first with major shopping malls and then commercial strip development constructed in suburban areas and nearby Massachusetts in the decades after 1960. The construction of the Providence Place mall, which opened in downtown Providence in 1999 marked a rare but significant reintroduction of retail trade to the state's largest downtown.

Rhode Islanders employ an elaborate transportation system which has an important impact on planning for the future. Major highways and bridges connect all areas of the state. Interstate Highway 95 is the major north-south route for automobiles, passing from the southwest section of the state through Providence and into Massachusetts. It is roughly paralleled in its southern reach by US-1. Interstate Highway 195 is a major east-west route, moving traffic from eastern Massachusetts into Providence; its extension through western Rhode Island into Connecticut is US Route 6. Route 138 carries east-west traffic across southern Rhode Island from Newport, across the bay, and across South County. Interstate Highway 295 serves as a ring road around Providence. Route 146 provides a direct route up the Blackstone Valley from Providence to Worcester, Massachusetts. This system of roads assures that daily commuting between any two points in the state is possible and that transportation constraints on the outer limits of residential development have been virtually removed.

Railroad passenger and freight service connects Rhode Islanders and their goods to out-of-state destinations via AMTRAK, the MBTA, and the Providence and Worcester Railroad. The major passenger stops traditionally have been Providence and Kingston; a commuter rail stop has newly been added at T.F. Green Airport in Warwick and another is under construction at Wickford Junction in North Kingstown. The Rhode Island Public Transit Authority provides commuter bus service; a private carrier provides interstate bus service from a terminal in Providence. Commercial carrier air service is located at the state's T. F. Green Airport in Warwick; Quonset State Airport is used by the Army and Air National Guard; and the smaller state airports handle general aviation.

Rhode Island's ports, once a key to the state's industrial development, no longer dominate the transport network, a reflection of the tremendous increase in the importance of truck transport. The primary port of Providence now ships only a small fraction of the goods that once passed through, mainly petroleum and bulk materials such as salt, cement and scrap metal. However, with its deepwater channel and drydock facilities, it is the second busiest port in New England, and due to expand with new container handling capabilities. The state port at Quonset Point/Davisville, which is a legacy of the US Navy's presence here in World War II, is an important entry point for imported automobiles, as well. The state's smaller ports--Newport, East Greenwich, Pawtuxet, Bristol, Melville, Wickford, Sakonnet--have become recreational yachting

harbors with a small number of commercial fishing vessels and, at Naval Station Newport, a few US Navy and Coast Guard vessels.

Rhode Island has a variety of educational institutions that have an important impact on its future. The state's university is located in rural South County and is a major employer and development determinant in that region. Rhode Island College is located in Providence and North Providence. The three branches of the state's community college are located on suburban campuses in Lincoln and Warwick and an urban campus in Newport. The state also operates a system of vocational-technical schools. Elementary and secondary education are carried out by local school districts; a parallel system of religious schools educates about 10% of the state's pupils. Major private colleges and universities are located in Providence, Bristol, Smithfield, and Newport. These institutions have important roles in preservation, especially as property owners.

3. Making public policy decisions about preservation in Rhode Island

Rhode Island's lawmaking body is the bicameral General Assembly. State senators and representatives are elected from districts created for this purpose. Rhode Islanders elect five general officers, chief among them the governor who is the state government's executive officer.

State government is divided by function and area of concern into departments managed by directors who are appointed by the governor. Many of these state departments have important roles in preservation planning, both directly as property owners and as funding or licensing agencies for others' actions. Preservation's integral role in state government is established by the Rhode Island Historic Preservation Act and the historic preservation element in the State Guide Plan.

The Rhode Island Historical Preservation and Heritage Commission is the state's agency for historic preservation. The RIHP&HC operates both federal and state programs related to historic preservation and reviews actions by federal and state agencies which may have an impact on historic resources. The RIHP&HC operates the historic Eisenhower House in Newport and also has responsibilities for heritage programming not directly related to historical preservation.

Every state agency has the potential to play an important role in preservation decision-making, but five agencies are consistently involved in preservation decisions: 1) the Division of Planning in the Department of Administration (which serves as the staff for the State Planning Council; administers the Intergovernmental Review Process; and assists communities in meeting their obligations for comprehensive planning); 2) the Department of Environmental Management (which is the steward for many of Rhode Island's most important historic sites, buildings, and landscapes; is the funding source for the state's programs for public parks and open space; and is the principal planning agency in the state for all issues associated with outdoor recreation, agriculture, environmental conservation and many aspects of environmental regulation); 3) the Department of Transportation (whose responsibilities for road work and transportation planning have impacts on historic resources and which also administers the federal transportation enhancements program); 4) Rhode Island Housing (which operates programs to promote the

creation of housing and to support home-ownership among Rhode Islanders); and 5) the Coastal Resources Management Council (which regulates development in the coastal zone where many historic buildings, districts and archaeological sites are located.)

The land area of the state is divided into 39 cities and towns. Rhode Island is divided into 5 counties, but this is now just an administrative device used only by the court system. There is no unincorporated land in Rhode Island. Within Rhode Island one Native American tribe is federally recognized—the Narragansett Indian Tribe.. The Mashantucket Pequot Tribe, in eastern Connecticut and the Wampanoag Tribe of Gay Head (Aquinnah) and the Mashpee Wampanoag Tribe in southeastern Massachusetts are other federally recognized tribes who have traditionally been associated with Rhode Island borderlands. The state-recognized Nipmuc Tribe of Massachusetts and other tribal groups without federal recognition have associations with Rhode Island as well.

The forms of local government vary among Rhode Island communities. In general, cities have a mayor as the executive and a council which serves as the legislative body. In eight smaller towns, the executive and legislative functions are combined in a council. About two-thirds of the towns have a manger/administrator.

Among their many functions Rhode Island communities are required to plan for their future development. State statute mandates that each community prepare and adopt a comprehensive plan which outlines the intent of its citizens and government for determining the future maintenance of their community; among the prescribed elements of the comprehensive plan is a requirement that each community must address its program for the protection of historic resources. Most Rhode Island communities have professional planning staffs.

Actions of city and town government which may have an impact on historic resources require review by the RIHP&HC under federal and state preservation regulations. State statute allows Rhode Island communities to zone for historic resources and to require the review of a local historic district commission before alterations or demolitions take place on historic resources. More than one-third of Rhode Island's communities use this mechanism; Providence and Newport have preservation planners on their planning staffs.

Historically, governmental functions have not usually been regionalized in Rhode Island beyond a few school districts and public utility services. This has changed somewhat; several significant initiatives, including the creation of the Washington County Planning Council, the South County Greenspace Project, the Aquidneck Island Planning Council, the Aquidneck Island Partnership, and the Blackstone River Valley National Heritage Corridor, indicate that regional planning efforts will be more important in the future than they have been.

4. Preservation partners

There are more than 100 historical and preservation organizations in Rhode Island with an estimated total membership of 25,000. Many of these organizations are effective local advocates

for historic preservation; they make use of information and technical assistance from the RIHP&HC and in turn distribute that information through their programs.

Among these historical and preservation organizations, a handful are characterized by professional staffs, substantial property ownership, and sophisticated programming, such as the Rhode Island Historical Society, the Newport Historical Society, the Newport Restoration Foundation, the Providence Preservation Society, the Preservation Society of Newport County, and Preserve Rhode Island. The greater number of historical and preservation organizations are small associations, administered by volunteers, often devoted to the history and artifacts associated with a single community, and sometimes serving as stewards and interpreters of an important property in their town. Some of the state's larger communities have specialized preservation organizations as well, such as the Providence Revolving Fund which provides loans and technical assistance to development projects. There are a number of community development corporations, located mainly but not exclusively in the state's urban centers; they support and carry out affordable housing development projects in target neighborhoods.

Historic preservation as an academic discipline is taught at Roger Williams University and at Salve Regina University. These universities, Rhode Island College and Brown University also offer training in archaeology.

SECTION THREE: PRESERVATION IN RHODE ISLAND--THE PAST

Rhode Islanders have a long history of working for the protection and enhancement of their historic buildings and sites. Beginning with sporadic efforts in the nineteenth century to keep buildings associated with the generations which settled Rhode Island and achieved its independence, into the twentieth century when Rhode Islanders developed a systematic approach to the identification and support of their historic resources, the state has a long tradition of affection and support for its special treasures.

The Rhode Island Historical Society, founded in 1822, was an early leader in preservation efforts, encouraging the repair and restoration of Whitehall in Middletown, for example, and commissioning drawings of buildings that could not be saved. Some important archeological sites were identified and studied by Rhode Islanders, including the Native American soapstone quarry in Johnston and the home site and burial site of Roger Williams.

In the years following the nation's centennial celebration in 1876, preservation activities quickened. Late nineteenth-century architects used early buildings as inspiration for their new designs. Publication of historical documents and treatises on early buildings increased in number and level of scholarship. Historical and patriotic societies acquired historic buildings to use as their headquarters, beginning the state's long tradition of saving buildings by purchase. Usually these were buildings associated with an important person or event, often related to the War for Independence. In the case of the Newport Historical Society, their 1884 purchase of the Seventh Day Baptist Meetinghouse preserved an outstanding example of early colonial architecture.

In the early twentieth century these traditions continued. The State of Rhode Island acquired the Providence home of Stephen Hopkins, one the state's signers of the Declaration of Independence. Many historical societies similarly acquired houses associated with early families and worked to restore them as educational and social centers. The Society for the Preservation of New England Antiquities acquired and restored the Clemence-Irons House in Johnston and the Eleazer Arnold House in Lincoln, for example, and an association was created to acquire and preserve the Coventry home of General Nathanael Greene. In addition, groups were created to preserve other aspects of the state's history, such as the Wickford Main Street Association and the Old Slater Mill Association.

In the first half of the twentieth century, the architectural profession developed increasing sophistication and expertise in restoration; in a series of restorations of significant buildings architects such as Norman Isham developed the principles which still guide preservation architects today: scrupulous documentation through drawing and photography, careful analysis of change, the retention of architectural elements from more than a single period.

Until the middle of the twentieth century, historic preservation remained largely the province of private individuals and groups. Their achievements had been substantial, and the results of their efforts are still with us today—restored buildings saved by these preservationists grace many communities. Buildings such as the Vernon House in Newport, the Gilbert Stuart House and Mill in North Kingstown, the Varnum House in East Greenwich, Shakespeare's Head in Providence, and the John Brown House in Providence testify to the presence in Rhode Island

of their original owners and proprietors, but also document the important efforts of the state's preservationists in the developing decades of Rhode Island's preservation movement.

In the mid-twentieth century, the federal government took some tentative steps toward involvement in the preservation of historic buildings and areas. In 1933, the Historic American Buildings Survey was established as part of the New Deal's Civil Works Administration. By the spring 1934, HABS surveyors were at work recording historic buildings in Rhode Island. Although the program entered a hiatus with World War II, it subsequently resumed and more than 350 historic Rhode Island properties have been documented by HABS and its allied programs to date. In 1935 the Historic Sites Act established preservation of historic sites and buildings as a national policy. The act allowed for the designation of National Historic Landmarks, a highly selective listing of places which have value for the nation. The first Rhode Island National Historic Landmark was not designated until the mid-1940s; twenty years later, eleven had been named. Landmark designation has great prestige because the program is so selective, but the designation did not include any protective mechanism or financial assistance.

For the most part, however, historic preservation prior to 1966 and the National Historic Preservation Act remained a private enterprise. The Preservation Society of Newport County, formed in 1946, began to develop its nationally important program of house museum ownership—the society owns and interprets architecturally significant properties from several periods of the city's history. Other Newport organizations formed in the 1950s and 60s (such as The Point Association, Operation Clapboard, Oldport Association, and the Historic Hill Association) have promoted the preservation of smaller houses and whole streets and neighborhoods. The Newport Restoration Foundation instituted a program in the 1960s to acquire, renovate, and lease dozens of Newport's early houses.

In Providence, the Providence Preservation Society was created in 1956 as a response to the growth of Brown University and its demolition of several blocks of early houses on College Hill. The society was a leader in the Providence City Plan Commission's study of College Hill in the mid-1950s, (a US HUD Demonstration study) and the report which they produced was the turning point for historic preservation in Rhode Island (and a national model).

The report recommended a full-scale preservation program for College Hill: restoration programs, a new national park, educational programming, an historic trail, and protective municipal legislation—a program which in the decades since its proposal has largely been achieved. The Providence Preservation Society has expanded its interests over time to include the protection of all of the city's historic neighborhoods.

In other areas of Rhode Island, the 1950s, 60s, and 70s saw the creation and development of private societies to work toward the preservation of historic buildings and areas in most of Rhode Island's cities and towns. Many of these societies own and have restored buildings that are important in their community's history.

The major commitment of the federal and state governments dates from the 1950s, when the state Department of Economic Development created an initial inventory of some of Rhode Island's historic sites and buildings. In 1956, the state chartered the private Heritage Foundation

of Rhode Island. Now called Preserve Rhode Island, the organization owns several important properties and works to promote historic preservation throughout the state.

In 1959 the General Assembly passed the first truly effective preservation legislation for the state—enabling legislation for historic district zoning. Rhode Island cities and towns were allowed to pass special ordinances to protect their historic buildings and areas and to create municipal commissions which would review some of the changes proposed for historic buildings. More than a third of Rhode Island's communities now have such historic district zoning.

In 1966, Congress passed the National Historic Preservation Act and began the creation of a broad federal program for preservation. The act established the National Register of Historic Places (a list of buildings, sites, districts, and objects worthy of preservation), set up a process of review of all federally funded projects which might have an impact on registered properties, and provided funding to assist states in establishing preservation programs based on comprehensive surveys of historic resources.

Rhode Island began participation in the federal program two years later—the Rhode Island Historical Preservation & Heritage Commission was established in 1968. The commission began almost immediately to survey the state's historic and archeological resources, to nominate properties to the National Register of Historic Places, to administer federal grants-in-aid, and to plan for the preservation of worthy resources.

In the years since its creation, the Rhode Island Historical Preservation & Heritage Commission has surveyed every community in the state and has published over 50 reports on their historic buildings and neighborhoods. Nineteen thousand, five hundred properties have been added to the National Register. The Commission administers a variety of federal and state assistance programs, offering technical assistance and financial help in the form of loans and tax credits to owners of historic buildings. It no longer receives federal funds for grants-in-aid, but does distribute a limited amount in planning grants to municipalities with historic district zoning.

Projects proposed by federal and state agencies are reviewed by the Commission for their effect on historic buildings, areas, and archeological sites; in the years since its creation, commission staff has reviewed thousands of projects and have provided assistance to their proponents in avoiding damaging effects on Rhode Island's historic resources.

In the past five decades, historic preservation has become an important part of Rhode Island's civic life. For many residents of the state, it has also become an important part of their decisions about where and how to live. This growing awareness of the importance of our physical surroundings is evidenced in nationally significant planning legislation created by the General Assembly in 1988. With the passage of the Comprehensive Planning and Land Use Regulation Act, Rhode Island became one of the first states to require each of its communities to plan for the future by creating a comprehensive community plan. Each plan is required to include the community's goals and planned actions to preserve its cultural resources.

SECTION FOUR: PRESERVATION IN RHODE ISLAND--TODAY

1. Identifying Rhode Island's historic places

Preservation of historic buildings, areas, and sites begins with awareness and understanding of the state's historic places. The statewide survey of Rhode Island's historic properties, started in 1968 by the Rhode Island Historical Preservation & Heritage Commission, has now compiled information about historic and archeological properties in every city and town.

The survey is organized by community and neighborhood. The professional staff of the RIHP&HC, working closely with local officials and organizations, researched community development through maps and records and examined all of the visible buildings in each community. Properties that have historical interest (about 50,000) were photographed and described.

In addition to the community-based surveys, the RIHP&HC has conducted surveys with a thematic focus to study distinctive aspects of Rhode Island history, such as Native American archaeology, or specific categories of resources, including historic landscapes, outdoor public sculpture, and engineering and industrial properties.

The RIHP&HC has published its survey findings in a series of published reports that include a concise history of the community, neighborhood or special topic, an inventory of places of historical interest, and recommendations for the future of these resources.

Every community in the state has now been surveyed, but the identification and location of historic buildings, areas, and sites is always an ongoing process. As our understanding and perceptions change about what has been significant in our past and what is worthy of preservation, Rhode Island will continue to supplement its survey with additional information. Properties from the recent past will always need to be surveyed and evaluated. As communities improve their own preservation programs, they sometimes have a need for additional survey information (in the management of historic district zoning, for example), and the survey process will need to accommodate those needs.

2. Archaeological resources

Over 2,500 significant archaeological sites, spanning 10,000 years of history, have been identified throughout Rhode Island; many historic shipwrecks lie beneath Narragansett Bay. As most archaeological sites are underground and must be located by careful excavation, these known sites represent just a part of the larger archaeological record within the state. Many more sites are expected to be present in the areas that have not yet been investigated. The identification, study, evaluation, and protection of these known and not-yet-identified resources are important parts of the Rhode Island historical preservation program.

Archaeological surveys have been conducted throughout the state, with particular attention given to the lands bordering Narragansett Bay and Rhode Island Sound which have an especially rich history of human occupation. Using the results of these surveys, along with information obtained from tribal historians and knowledgeable informants, the RIHP&HC archaeologists have developed predictive models to assess the archaeological sensitivity of specific areas and determine where further investigations are warranted. When an archaeological survey is required to identify and evaluate sites for preservation or further study, the RIHP&HC *Performance Standards* provide clear procedures for conducting effective and efficient archaeological investigations.

The RIHP&HC issues permits for and monitors archaeological exploration of state-owned land and water and for surveys conducted in association with government-funded or licensed undertakings. Artifacts recovered during excavation are stored and cared for in accordance with the guidelines in the RIHP&HC *Performance Standards*.

3. Listing properties in the National and State Registers

More than 19,500 properties have been listed in the National Register of Historic Places, most of them included in 163 historic districts. Several thousand more properties are probably eligible for registration. To meet the criteria for listing on the National Register, a resource must be associated with a significant aspect of national, state or local history and it must retain its historic character. The large number of Rhode Island properties in the National Register documents our state's rich and widespread architectural, historical, and archaeological heritage. The RIHP&HC intends to eventually nominate all eligible properties to the National Register.

National Register properties are located in every Rhode Island community. Every town and city in the state has at least one registered historic district; some communities have many more. All of the state's National Register properties are also listed in the State Register; some properties are included in the State Register only.

Resources that meet the National Register criteria are afforded protection from damage by government-funded projects and can become eligible for federal and state assistance programs. Listing in the National or State Registers may also trigger other important financial assistance programs at the community level, such as property tax benefits. Towns and cities may have their own priorities for registration.

4. Reviewing the impact of government projects

The RIHP&HC reviews all federal and federally-funded or federally-licensed projects to determine whether they will harm a resource which is on or eligible for the National Register. The RIHP&HC also reviews state projects for their impact. Commission staff members work with federal and state agencies to help insure that sufficient efforts are made to identify historic resources in project areas and to avoid or lessen the damage that may result resulting from government projects.

Since its creation the RIHP&HC has reviewed thousands of projects, large and small, to insure that impacts on historic places are minimized. The types of projects reviewed include highway construction, housing rehabilitation, community development among many others. The RIHP&HC has established close working relationships with government officials, state agencies, and federal agencies to insure that consideration for the protection of historic resources is incorporated into the early planning process for government projects.

Communities that have adopted historic district zoning may also review the impact of federal, state, and local government projects; at the RIHP&HC the coordination of such local reviews with the state review is a high priority, to insure that the least possible damage is done to historic resources and to insure that project approvals are efficiently administered. The RIHP&HC has a particularly important role in helping cities and towns to identify and manage historic cemeteries and burials. Some Rhode Island communities that have important archeological resources within their borders may also include review for impact in their own review processes. Where this review includes consultation with the RIHP&HC, it can be especially effective.

5. Providing financial assistance to preservation projects

Grants:

In the 1970s and early 1980s, the federal government provided some grant funding to restore and maintain historic properties through the RIHP&HC. More recently, the federal government's efforts to support historic properties with direct grants have been concentrated in a program called Save America's Treasures. Stewards of historic properties apply directly to SAT for funding, which is reserved for a limited number of properties that have significance to the nation as a whole. Twenty-five Rhode Island properties received \$8 million through the program, but most of the state's historic properties are not eligible.

When federal funding for preservation projects was curtailed after 1983, Rhode Island responded on a state level. Since 1987 legislative grants have provided some grants for the state's community landmarks. In 1988, Rhode Island voters approved a bond issue that provided \$2.5 million to restore state-owned historic places and to purchase and restore Linden Place in Bristol, one of the state's most important houses.

In 2002 and 2004, the voters of Rhode Island approved state bond issues for historic preservation grants in aid which enabled the Commission to activate the State Preservation Grant program. Between 2003 and 2007, the Commission distributed the \$6 million raised by the bonds through a competitive grant program for restoration of historic buildings used as museums, cultural art centers and public historic sites throughout the state.

The need for grants for preservation work is always greater than the funds available. Some private foundations are interested in assisting the preservation of historic buildings and areas, but several million dollars is needed for restoration work on publicly-accessible historic buildings.

The federal government also provides some grants for preservation planning. Under the certified Local Government program, a limited amount of funds are made available each year through the RIHP&HC to support preservation planning activities in Rhode Island communities that have adopted historic district zoning. Other sources of federal preservation grants have included the American Battlefield Protection Program and Preserve America.

The American Battlefield Protection Program, which provides support for efforts to identify and preserve battlefields, has awarded several grants for research on Rhode Island battlefields and sites from the Revolutionary War and King Philip's War.

Preserve America was established in 2003 to encourage local communities to protect and celebrate their heritage; use their historic assets for economic development and community revitalization; and encourage people to experience and appreciate local historic resources through education and heritage tourism programs. Over half of Rhode Island cities and towns have successfully achieved the status of Preserve America Community.

In 2008, the Commission successfully applied for two grants from Preserve America. This newly created federal program was established to encourage local communities to protect and celebrate their heritage; use their historic assets for economic development and community revitalization; and encourage people to experience and appreciate local historic resources through education and heritage tourism programs.

The Preserve America grants provided \$125,000 to enable the creation of the *Historic Fort Adams Masterplan*, and \$150,000 to fund the Commission's *Preservation is Local* program to support the efforts of local communities in carrying out preservation activities. *Preservation is Local* began with three regional summits on community preservation planning to identify local needs and goals, and then funded 12 sub-grants to a variety of innovative community preservation planning projects across the state. Unfortunately, future federal funding for this program is in doubt.

Tax credits:

The federal government provides income tax credits for substantial certified rehabilitations of historic buildings which are income-producing. Assisted by these tax credits private investors have undertaken hundreds of rehabilitation projects in Rhode Island. In addition to preserving important buildings, these projects create jobs, provide needed housing, revitalize our main streets and older neighborhoods, and develop properties for office and commercial use.

In January 2002 Rhode Island established its own state income tax credit for substantial certified rehabilitations of historic buildings which are income-producing. This program administered by the RIHP&HC immediately stimulated historic rehabilitation activities across the state, with two hundred and thirty-seven projects undertaken over eight years, representing private investment of \$1.3 billion in twenty-four communities. Unfortunately the state preservation tax credit program was suspended in 2008 in the midst of state budget difficulties.

In 1989, Rhode Island instituted a state income tax credit to help homeowners with the costs of maintaining their historic houses. 1,409 owner-occupants have claimed this credit, which is administered by the RIHP&HC. In 2010 the program was eliminated as part of an overhaul of the state tax law.

Local communities are authorized to provide some property tax benefits to owners of historic buildings, and a few do so. Some communities have made this local tax benefit a cornerstone of their preservation program.

Loans:

Rhode Island's Historic Preservation Loan Fund provides low-interest loans to save and restore historic buildings. This is a revolving fund; as loans are repaid, additional projects are funded. Loans have been made in many Rhode Island communities, both to property owners and to communities and preservation organizations which, in turn, lend to property owners. To date, the program has generated 122 loans worth \$7.8 million dollars.

6. Educational programming

Many Rhode Islanders are interested in the historic places they own and live near and in ways to restore and protect them. Each year, Rhode Islanders visit historic buildings and areas throughout the state, sometimes for pleasure and recreation, more often as they carry out their normal daily routines. Some are interested in lectures and presentations, tours, and workshops about their historic areas and buildings. The RIHP&HC provides information and educational resources on Rhode Island's historic resources and their preservation in a variety of ways.

The RIHP&HC publishes surveys and other materials which assist in decision-making about preservation issues. These reports often provide the most thorough and up-to-date account of a community's historic resources and their place in state history. The RIHP&HC maintains a website which provides these surveys, as well as descriptions of state programs for historic preservation, applications for financial assistance, and the opportunity to query experts and seek advice about a wide range of preservation problems.

For the last twenty-five years the RIHP&HC has sponsored the state's annual preservation conference. Each April more than four hundred preservation leaders and advocates gather for a full day of workshops, panel discussions, networking, and tours. In addition to the annual conference, the RIHP&HC sponsors occasional training workshops for members and staff of local Historic District Commissions

The Preservation Library is a collection of printed materials about many preservation issues, designed to assist homeowners who want help in planning and carrying out the maintenance and repair of their houses, now located in 22 libraries and planning offices around the state. While some materials are out-of-date and should be supplemented by new additions, the library is still a

useful mechanism for making information about historic preservation widely accessible to the public. The RIHP&HC has also provided support for two new educational resources. The first is a preservation research library that is open to the public at the Providence Revolving Fund. The second is a website providing practical information on the maintaining historic buildings and improving their energy efficiency. This website, Commonsense Preservation, has been developed by a consortium of the Newport Restoration Foundation, Providence Revolving Fund, Historic New England and Preserve Rhode Island. (<http://www.commonsempreservation.org/>)

The state's most direct and effective educational effort about preservation issues is the RIHP&HC's longstanding commitment to answering individual preservation questions, one by one. Commission staff meet and talk daily with developers, property owners, and public officials, to provide expert advice and to assist in planning preservation projects. RIHP&HC staff members also regularly respond to requests to address local government boards and historical societies and preservation groups on a variety of preservation topics.

7. Supporting local government preservation efforts

Community preservation programs:

Each community in Rhode Island plans for its future by developing, writing, and adopting a comprehensive plan. These plans express a community's civic goals and outline the strategies a community has identified to reach those goals. Included in each of these plans is the community's plan for the future of its historic resources. Most of these plans use a published survey report as a starting point for planning, and many of these plans were developed with the participation and advice of RIHP&HC staff members.

The plans are as various as Rhode Island communities, but each addresses at least minimally a number of preservation issues. Some communities have gone far beyond the minimum requirements and have designed community preservation programs which represent a very high level of achievement and which will be effective agents for preservation in their future. Others have designed programs which, while not so ambitious, are suitable for the community's level of interest, awareness, and abilities to participate in preservation programs. Each community's preservation plan is included in its comprehensive plan.

Certified local governments:

One of the most effective steps a community can take to protect its historic character is to establish local historic district zoning. Over one-third of Rhode Island's communities have adopted this protective mechanism.

Under the Certified Local Governments program, the RIHPHC supports this local commitment to preservation with grants and technical assistance. Communities are certified

when they have adopted historic district zoning and created a local commission with authority to review exterior changes to buildings within an identified zone.

Each year, the RIHPHC awards small grants to certified communities through a competitive application process. In the past, certified local governments have used these grants to create public education materials, such as brochures and walking tours; to underwrite the cost of National Register nominations; to prepare plans; and to address specific local preservation needs. Each local government identifies its own priorities; the RIHP&HC gives high priority to survey and registration activities, educational and planning programs, and to the community's own priorities as described in its comprehensive plan.

In addition to grants, the RIHP&HC provides technical assistance and training to local historic district commissions and to local planning staffs. This assistance is often provided ad hoc and as needed, but the RIHP&HC also operates a formal training program for local historic district commissioners and staff. The members of local commissions have reported that these workshops provide valuable training for new members and serve as a refresher course for veteran members.

8. Organizing information about historic resources

The RIHP&HC organizes information about historic resources and about preservation activities into 62 separate units, called contexts. These contexts are established to guide our understanding of the significance of historic properties and to assist in planning for their preservation. Rhode Island's historic resources span twelve thousand years of our history and range from small archeological sites to large historic districts. In addition, a wide variety of individuals, government agencies, and private groups are involved in preservation. The explicit organization of what we know about these resources improves the likelihood of their preservation.

The 62 contexts reflect our understanding of the broad patterns of Rhode Island history. Each context has both a geographic and a temporal component—each one deals with a specific time span and place.

There are six contexts that address archaeological resources associated with Native American society up to the period of European colonization--one deals with the period before 5000 BP; five others address general patterns of land use by Native Americans in the long period between 5000 BP and the mid-17th century.

The contexts dealing with the period after 1636 include 49 which represent Rhode Island's cities and towns and some individual neighborhoods in Providence, Newport, Cranston, and Warwick. City, town, and neighborhood contexts are useful mechanisms for understanding the historic significance of particular resources—the RIHP&HC survey is organized through these contexts and our evaluation of the significance of properties uses them as well. There are also several contexts that deal with an individual category of resources on a statewide basis, including underwater shipwrecks, historic landscapes and historic highway bridges.

For each of these contexts, we gather information about resources, produce a history of its development, identify properties included in the context, and sort them by type so that they can be compared with one another, and nominate properties to the National Register. Contexts are updated or new contexts are developed as needed to insure the full range of the state's historic resources can be identified and evaluated.

Contexts also serve to organize information about preservation issues. For each of the contexts, the RIHP&HC regularly gathers information about planning progress. From several program areas, we add information about resources, about current plans, about activities within the context community, and about specific projects. For each context, the RIHP&HC formulates goals. These are sometimes elaborate; at other times, they are limited to a list of properties which are recommended for National Register listing. For each context, the RIHP&HC is able to annually assess its goals and priorities.

SECTION FIVE: PRESERVATION IN RHODE ISLAND—TOMORROW

1. What we protect

Historic resources are an integral part of nearly every aspect of the Rhode Island scene. They are important to us individually - as a home, place of worship or town hall, and collectively – as our neighborhoods, downtowns and countryside. Any plans for preservation must take into account the variety of these resources and the uses which they serve. Considered generally, most historic resources can be grouped into the categories of old houses and neighborhoods, industrial buildings, commercial buildings and downtown centers, public buildings and churches, archeological sites, and landscapes.

Old houses, neighborhoods, and development patterns

The historic houses of Rhode Island are an invaluable resource. Constructed over several hundred years, they represent a variety of styles, materials, living arrangements, and settings. Their presence means that Rhode Islanders can choose from a wide range of living situations which suit their interests, tastes, and means—as various as owning a fine eighteenth-century house to renting an apartment in a handsome three-decker from the early twentieth century.

Living in an historic house can have particular advantages. With appropriate rehabilitation, an historic house can have many of the amenities associated with a new house. Older houses often have larger and more interesting spaces than new houses. If we can keep this variety of age, style, and construction, and provide guidance and aid in dealing with specific issues such as lead paint, energy efficiency and barrier-free accessibility, we will preserve an important part of Rhode Island's unique character.

Most of Rhode Island's historic houses are located in historic neighborhoods—old villages, urban neighborhoods, suburban plats – and a strong reciprocal relationship can benefit homeowners and their neighborhoods. Rehabilitating older houses can preserve and enhance the identity of these neighborhoods and the neighborhoods in turn provide residents with a beneficial environment with convenient access to amenities and transportation routes.

Preserving Rhode Island's old houses and neighborhoods will pay important dividends—it strengthens the pride of residents in their communities, their concern for and attachment to their neighborhoods, and their willingness to work for improvements. Nurturing these traditional walkable neighborhoods and protecting them from threats such as disinvestment or inappropriate development can also promote healthier and more sustainable communities.

Apart from all the practical reasons for preserving historic houses and neighborhoods, the very best reason for their preservation is that they enrich the life of our state and give Rhode Island its special character and beauty.

Comment [r1]: Threats ?- lead, community decline, devl pressure

Industrial buildings

Rhode Island's long history as a center of industry has left the state with a wealth of historic industrial buildings. Located throughout the state, but especially in the urban centers of Providence, Pawtucket, and Woonsocket and in the villages strung along the state's river valleys, these old factories are central to the story of Rhode Island's development. Experience has shown they can also have a role in the state's future economic development.

Only a few of these old factories are used for their original purposes, but many are used by manufacturers of various products, for a variety of commercial enterprises, and for warehousing and storage. While old mills are often considered obsolete and large-scale manufacturers are often reluctant to work in a multi-story factory, locating in a historic mill can be a profitable choice for some. The costs of land and construction for new buildings are high—space in older buildings is still relatively inexpensive. Renovation of an existing building can have advantages—it often takes less time than new construction and can be staged so that production is not interrupted while work proceeds. When an old mill is clearly not useful as a manufacturing site, its open undifferentiated space may be useful for developers of housing, office space, or commercial space. Between 2002 and 2008, a large number of individual mills and industrial complexes were rehabilitated with the assistance of the state and the federal historic preservation tax credits. These projects, spread throughout the state, demonstrated how these buildings can become new engines of community revitalization. Many more mills remain, empty or underutilized, but capable of productive service once more.

Rhode Island's old industrial buildings are frequently the site of ground contamination, making them more difficult to use. Developing and implementing effective and appropriate measures to remediate such "brownfields" are an important component of successful re-use of these sites.

Commercial buildings and downtowns

Rhode Island's historic commercial centers are many in number and exceptional in quality. Providence's downtown, the state's principal commercial center, is a remarkable area, rare among cities of similar size—a cohesive fabric of substantial and beautiful buildings that tell the story of the economic center of an industrializing region. The state's smaller cities and older towns have important downtown areas as well, often a single main street, lined with the handsome commercial buildings of the late nineteenth and early twentieth centuries. Many of the commercial centers give evidence of the pride their builders took in their towns and in their businesses.

Some city and town centers in Rhode Island display a pattern of disinvestment, dilapidation, and vacancy. As with old factories, old commercial buildings may seem to have outlived their usefulness—large-scale, highway-oriented retailing has become the norm—but there is still substantial value to be realized from the preservation of historic commercial centers. Important components of the retail sector make use of smaller pedestrian-scale commercial buildings. Neighborhood retailing centers make good use of older buildings. And specialty retailers sometimes find a particular advantage in the use of an older building which serves as a

signature and becomes part of a marketing program. Several of the state's most interesting village centers have seen this kind of development.

The growth and change exhibited by the most successful of Rhode Island's older downtowns depends to a great extent on the willingness of the community to take a planning approach which deals with a commercial area as a whole, rather than a piece-meal ad hoc approach. This may sometimes include consideration of mixed use zoning that can allow suitable new uses such as residential to complement and support commercial uses. Good development plans for historic commercial areas can help insure their economic vitality and visual quality.

Public buildings and ecclesiastical buildings

The state's public buildings and houses of worship have a special place in the appearance of Rhode Island's cities and towns. These buildings are important centers of activity; they serve a larger and more diverse community than the single private building; and they are landmarks, often elaborate and impressive, and many times the chief architectural ornament of their area.

As a builder, Rhode Island's state government has produced a remarkable collection of buildings. The most important is the State House, the visual and functional center of the state's executive and legislative branches. But the state has also built important courthouses, arsenals and armories, police barracks, hospitals, prisons, parks, airports, a university and several colleges.

The state's communities have constructed town and city halls, schools, libraries, police stations, fire stations, and public parks, many of them handsome examples of their kind and all illustrative of the important role of the community in daily life.

The state's long history and the diversity of its population has bequeathed to Rhode Islanders an unparalleled assortment of ecclesiastical buildings—meetinghouses, churches, and synagogues. Beyond their self-evident value to those who use them as houses of worship, these buildings are landmarks for their communities, usually prominently sited. And, in their variety of age, size, and style, they document the state's history as a haven for all faiths and as a home to immigrant communities from around the world. Religious buildings can also face serious preservation challenges, such as maintaining their distinctive character despite dwindling congregations or, when no longer needed for religious use, finding new uses that would be appropriate.

As governmental functions change, old public buildings sometimes seem to be a drain on a community's resources. Changes in ownership or use may provide a key to the preservation of such resources. Similarly, demographic shifts may suggest that older religious buildings have outlived their usefulness and no longer justify their costs. But public and ecclesiastical buildings are storehouses of community life and they warrant planning and careful forethought before changes in ownership and use are contemplated.

Archeological sites

The archeological sites of Rhode Island are an essential link to an otherwise hidden past that predated or was not represented in the traditional historical sources. They contain a great library of information that can be studied to provide us with direct evidence of the varied facets of material life. Some sites, such as those associated with ceremonial and funerary practices or singular events such as battles, can also possess significance for their continued role in the cultural life of contemporary people.

There are several aspects of our history for which archaeology is an especially important tool. It is of paramount importance as the source of our primary insights into the thousands of years of human history that preceded European colonization.

Another focus of study and interpretation is the archaeological heritage of Rhode Island's colonial and early national period (c.1600-c.1800). Sites from this period can provide two kinds of information. They contain a record of the daily lives of the ordinary and not-so-ordinary people who made and unmade a colony, made a state, and helped to make the nation. Second, some of these sites contain structural remains that add to what we know about house forms, floor plans, and the pattern of settlements, early commerce and industry. Also included are the early shipwrecks in Narragansett Bay which can provide important insights into maritime history.

Archaeology also adds to our understanding of more recent history, enabling us to hear the voices of people who have been left out of the written record and to recover the facts of daily life which no one thought to record. When the information we gain from these various resources is interpreted and presented as part of a reconstructed landscape, Rhode Islanders can learn about the state's history in new ways—through archeology trails on land and under water, with exhibits, and with brochures and booklets.

Protection of the archeological sites on state lands has achieved a measure of success in Rhode Island, but the preservation of sites on private land is more problematic. Some Rhode Island communities now review development proposals for their effects on archeological resources, but many more **should**.

Comment [r2]: Reference the logistical problems and economic constraints of archeo.

Historic landscapes

Rhode Island's landscape legacy is extraordinary. The state's campuses, cemeteries, farms, gardens, golf courses, parks, parkways, and public open spaces document long-standing and ongoing efforts to shape and adapt the natural landscape to a variety of human needs.

What is particularly noteworthy about Rhode Island landscapes is the way changing needs, tastes, and abilities over the state's long history have created distinctive places across the state. Nowhere else in this country is so contained an area and over a sustained period of almost 400 years can one find such variety and consistently high quality of landscapes, with remaining examples for first-hand examination.

Often naturalistic settings are taken for granted, and their design or historic significance is not always readily apparent. Historic landscapes may be regarded as simple open space at best, or, at worst, perceived as undeveloped or vacant—land often considered a development opportunity, not a preservation opportunity. Another important category of landscape – historic farmland – has been endangered by the changing economics of local agriculture. Fifty per cent of the state’s active farmland was lost between 1960 and 2000. Only recently has the decline in farms been reversed, but much remains to be done to safeguard historic farmland.

2. Setting our goals

The fundamental aim of Rhode Island's historic preservation program is to locate, identify, and evaluate all of the state's historic properties and to preserve them in place through affirmative treatments (such as rehabilitation) or passive treatment (such as avoidance of harm). To achieve this objective, Rhode Island establishes goals, sets policies to achieve these goals, and identifies actions that will advance the state toward preservation of all historic resources.

GOAL ONE: LOCATE, IDENTIFY, AND EVALUATE ALL OF RHODE ISLAND'S HISTORIC RESOURCES.

WHAT WE HAVE: For buildings and historic areas, Rhode Island has a solid, comprehensive survey. Every community in the state has been examined in at least a preliminary fashion. The survey was conducted by professional historians in accordance with National Park Service and RIHP&HC standards. Properties were studied to the extent necessary to assess their eligibility for the National Register of Historic Places; some properties were studied to a greater extent. Archeological sites are the subject of a separate survey; over 2400 have been identified. The information contained in the survey is organized by geographic and temporal context.

Many of the properties included in the survey have been nominated to and listed in the National Register; about 19,000 properties are included. The National Register nominations for Rhode Island properties are an important source of evaluative information. These documents explain why the registered properties are significant and describe their appearance. Further, the process of National Register listing (which includes an important component of public participation) often serves as an occasion for increased public awareness about the resource. Some archeological sites are also included in the National Register, but the listing of significant sites has not been as high a priority as the evaluation and recording of sites.

WHAT WE NEED: Both changes in historical interpretation and changes in technology mandate that Rhode Island continue to improve and expand its identification and evaluation of historic resources. It is now possible to refine our understanding of historical significance to include a wider variety of properties, if we continue to gather and evaluate information about Rhode Island's resources.

The majority of the past surveys were defined by the geographical and historical contexts of individual cities and towns. More recent survey work has been more thematic, focusing on the resources of a single specific context, sometimes in a limited geographic area (the African – American resources of Newport) and sometimes on a statewide basis (historic landscapes of Rhode Island). Previous surveys performed well in locating resources and identifying basic historical attributes, but collected only a limited amount of information about individual properties. As a result, there are information gaps that need to be filled in. Some early surveys concentrated on the architectural quality of a particular area, with the result that more modest buildings are not well documented. For example, some areas of Newport filled with small vernacular houses should be re-examined for a better understanding of vernacular architecture as well as community development and social history.

The original surveys devoted comparatively little attention to resources of the first third of the 20th century and even less to anything more recent. Supplemental identification and evaluation of pre World War II resources in the Providence metropolitan area has been accomplished recently; this work should be continued throughout the metropolitan area. Similar investigations of the resources of the mid-20th century have only just begun and require further development. In addition to the recent past, the agricultural heritage of the state is threatened by the decline in farming and associated development pressures. This has created the need to focus more attention on the historic resources of the Rhode Island countryside, such as historic barns.

A number of significant discoveries in recent years also indicate the need to revisit and refine the state's archaeological contexts. The presence of a large 900-year-old nucleated Indian village at Point Judith Pond, expansive Narragansett Indian burial grounds on Jamestown that span thousands of years, and a complex and socially diverse pattern of Indian interior land use at Nipsachuck in the 1600s all provide important new information on archaeological landscapes that needs to be integrated into our existing context statements.

In addition to the need for supplemental context and survey work, much of the existing survey information is now several decades old; where there is a particular and specific need for more current information, older surveys should be updated.

Changes in the ways planning data are used and exchanged have created an opportunity for the wider distribution of the RIHP&HC geographical and evaluative information. With that comes the necessity to utilize available technology to facilitate that distribution. Several state agencies and local and regional planning agencies need the information presently contained in paper files at the RIHP&HC; we need to insure that the survey is not only comprehensive and reliable but also accessible, in formats (such as digital files and computerized geographic information systems) which make it useful to those who need it. Progress has been made in the conversion of existing file data to digital format and the generation new data in traditional and digital forms. In addition, geocoding and other useful attributes for GIS databases are being developed for inventoried resources, but much more needs to be done.

Policy: Survey (and re-survey) the state's historic buildings, areas, and archeological sites to insure that resources from all periods and areas of significance are included, to fill in existing

data gaps, and to update as needed. Where feasible, partner with academic and non-profit partners to carry out survey work.

Policy: Evaluate known historic resources to determine if they are eligible for the National Register, developing new contexts as needed.

Policy: Write and process nominations to the National Register. Work cooperatively with owners and other applicants to facilitate the process and enhance the use of multiple property submissions to streamline nominations in areas with multiple resources.

Policy: Insure that survey and National Register information is available in easily accessible formats to those who need it, coordinating efforts with the state Enterprise GIS system and other Web-based mediums for the dissemination of survey and National Register data.

GOAL TWO: INSURE THAT THOSE WHO OWN, CARE FOR, AND INVEST IN HISTORIC BUILDINGS, AREAS, AND ARCHEOLOGICAL SITES HAVE THE TECHNICAL AND FINANCIAL ASSISTANCE THEY NEED.

WHAT WE HAVE: Rhode Island has developed a strong program of technical assistance for owners and stewards of historic resources, but financial assistance has become more limited.

Technical advice on a wide range of preservation issues is available to Rhode Islanders who need it. The staff of the RIHP&HC includes historians, architectural historians, archeologists, and historical architects. Every year they answer thousands of direct questions from residents of the state who need to know more about historic resources and their preservation. The advantages of such a one-on-one approach are clear: questioners receive information as they need it, directed at their particular situation, and at a level of elaboration which is suitable. In keeping with current trends, the websites of the RIHP&HC and its local preservation partners provide portals where those seeking information can obtain it immediately or be directed to the sources that can provide it, such as *Commonsense Preservation, Practical Tips for Rhode Island Old House Owners* (<http://www.commonsensepreservation.org/>).

Rhode Island developed a remarkable program of financial assistance for several categories of historic resources that was in place by 2002. Income tax credits have been the cornerstone of this program. Federal tax credits for certified rehabilitations of income-producing buildings have made the re-use of hundreds of buildings possible, even profitable. A similar state tax credit that could be combined with the federal credit where appropriate increased the financial viability of rehabilitating and re-using income-producing buildings throughout the state. Another state tax credit has been a historic homeowners' credit. Owner-occupants of historic residences (a substantial part of National Register property owners) have been able to claim a state income tax credit for appropriate exterior maintenance and rehabilitation to their houses. The credit underwrote the (sometimes) higher cost of working on an historic house. Over one thousand Rhode Islanders have been awarded this credit, maintaining their property values and keeping historic neighborhoods well preserved. A fourth element of the program is the Historic Preservation Revolving Loan Fund, which provides low-interest loans for some development

projects. The combined federal and state tax credits program functioned very effectively until 2008. Since that time, the two state income tax credits have been curtailed due to the economic circumstances affecting government finances. Currently the federal income tax credit and the Revolving Loan Fund are the only forms of financial assistance available. In addition to these federal and state incentives, some communities have granted property tax relief to owners of historic properties.

WHAT WE NEED: Rhode Island needs to find ways to encourage more property owners to seek the technical assistance and financial benefits available and find ways to provide financial assistance to properties not now aided, including seeking to restore the state tax credits.

An important group of properties has remained unaided by the program of income tax credits—historic buildings owned by non-profit organizations. This group of properties includes both places operated as restored historic sites (such as the small museums located in many communities centered on old houses, school, mills) and historic properties used by non-preservation non-profit groups to carry out their missions (such as community art centers and the like). While such properties are small in number compared to the total list of National Register properties, they are disproportionately important—they are an important focus of a community's preservation effort and often occupy unusually significant buildings. In many cases, tax credits are not a suitable form of assistance; even low-interest loans may be of little use to an organization which does not generate substantial income; for such properties direct grants are needed. Such grants have been made possible by state bond issues, such as the 2002 and 2004 Historic Preservation, Recreation, and Heritage Bond Issues which provided \$6 million. Consideration should be given to additional funding in the future.

Owners and stewards of historic properties require accurate and up-to-date information on historically compatible techniques for maintaining and rehabilitating their buildings. In particular, they need to know about best practices for building maintenance and repair, improving energy efficiency and whether new materials or techniques are suitable or not.

Policy: Provide federal income tax credits to eligible rehabilitation projects which are income-producing.

Policy: Support efforts to reinstate the state commercial and homeowners' income tax credits to stimulate preservation rehabilitation and reuse projects.

Policy: Provide loan funding to appropriate rehabilitation and restoration projects.

Policy: Support efforts to provide direct grants to stewards of properties for which loans and tax credits are not suitable forms of assistance.

Policy: Provide technical assistance to owners and stewards of historic resources, including the expertise of historic architects and preservation specialists, and monitor new materials and techniques to assess their suitability for historic properties.

GOAL THREE: STRENGTHEN THE PROTECTION OF HISTORIC BUILDINGS, AREAS, AND ARCHEOLOGICAL SITES FROM INAPPROPRIATE ALTERATION, NEGLECT, AND DEMOLITION.

WHAT WE HAVE: Rhode Island's program of protection of historic resources from incompatible alterations, deterioration, and demolition has a strong record of success in some arenas and is less successful in others.

Federal and state statutes and regulations provide an important framework for the review of projects proposed by federal and state agencies; the RIHP&HC's survey is sufficiently advanced to insure that review of above-ground projects can be carried out in an efficient and effective manner. Further, the RIHP&HC has developed good working relationships with the agencies whose work is most likely to produce activities which will have an impact on historic resources and helps to guard against adverse impacts with reviews which take place early in an agency's planning process.

An important component of the state's regulatory system for the re-use of historic buildings no longer acts a disincentive for protecting their special character. The Rhode Island Rehab Code (adopted in 2002) helps to insure that those who work on historic buildings need to meet common-sense standards in their work, providing flexibility while promoting high safety standards.

WHAT WE NEED: Building projects carried out by private developers in Rhode Island do not usually undergo the same review as projects which are funded or licensed by federal or state agencies. While some communities protect some of their historic buildings with historic district zoning, many do not. All Rhode Island communities should consider whether and how to protect their resources.

The lack of local protection can be significant for above-ground resources; for archeological sites it can be disastrous. By their nature, buildings are visible—the RIHP&HC and local preservationists can carry out a dialog with local permitting officials concerning their preservation. In contrast, archeological sites are often not discovered until a building project destroys them. Early consultation about proposed building projects between local officials and the state's archeological experts would help to preserve the state's underground resources. For all archeological sites, Rhode Island's preferred treatment is avoidance; data recovery is sometimes necessary, but usually its cost and the irreversible damage which is done to an excavated site suggest that avoidance is appropriate. Rhode Island's archeological survey is sufficiently advanced to provide predictive models for the presence of sites, and an appropriate consultative process need not be burdensome. In the case of the early shipwrecks in Narragansett Bay, the RIHP&HC is developing a management plan that addresses the special conditions that affect them.

Through their state and local governments, Rhode Islanders are the owners of some of their state's most significant historic buildings. Many of these historic buildings continue to serve their original purposes; others have been adapted for new uses, by the government or by new owners. Where the government is unable to provide adequate levels of funding for the

maintenance and restoration of its historic resources, private groups of citizens who care about a particular resource may help to fill the gap; the Rhode Island State House Restoration Society, the Bristol Statehouse Foundation and, the Fort Adams Trust are good examples. The state should offer support and assistance to such groups.

Policy: Review all proposed actions of the federal and state governments that may have an impact on historic resources and insure that the adverse impacts of such actions are minimized.

Policy: Work with federal, state and local agencies to develop and implement cultural resource planning tools that will help them fulfill preservation goals.

Policy: Encourage Rhode Island communities to use historic district zoning and other protective mechanisms available to safeguard their historic resources, both above-ground and below-ground.

Policy: Work with state and local government to preserve all historic publicly-owned properties through appropriate use and adequate funding.

Policy: Encourage private groups who are willing to support the maintenance and restoration of government-owned properties.

GOAL FOUR: BUILD BETTER COMMUNITIES THROUGH HISTORIC PRESERVATION.

WHAT WE HAVE: Historic resources make a fundamental contribution to the make-up of Rhode Island's cities and towns. Historic neighborhoods, civic centers and open space give communities their form and landmark architecture and streetscapes define their character. The distinctive sense of place that our historic resources create is a community asset that can help us insure that the future of Rhode Island's cities and towns is economically vibrant and is filled with a beneficial range of choices for all of us.

Change is an essential element in living and prospering communities and it should not be seen as incompatible with historic preservation. However, failure to preserve the legacy of the past will destroy community identity and our shared heritage. Rhode Islanders today are confronting the results of decades of inadequately restrained land development, results which have affected both our urban centers and our countryside. The state's population has grown modestly, but our consumption of land in the past several decades has increased dramatically. The beautiful farms, forests, and open space of Rhode Island's historic rural towns are being filled with strip commercial developments and low-density residential developments. And our historic urban centers are paying the price—too many neighborhoods are suffering from lack of investment, from deterioration, and from demolitions; older commercial areas are underused; and historic industrial buildings are abandoned. It is increasingly clear that much of this change, in addition to being destructive of historic fabric, is unsustainable in terms of other resources as well.

Rhode Islanders are increasingly demonstrating their desire to change this pattern. Historic preservation can be an important part of our planning for the future. Preservation speaks to much of what Rhode Islanders love best about their state—its beauty, its character, and its unique quality of life. Preservation also helps to address what Rhode Islanders don't love—disappearing farmlands, acres of new housing, and deteriorating neighborhoods in core cities.

WHAT WE NEED: As Rhode Islanders move toward a better understanding of the relationship of development to their historic buildings and areas, what is needed most is a sense that our existing building stock and historic development patterns are a base from which further development can grow—that their productive use and preservation is primary. The character and vitality of the state's historic cities, villages, and rural areas should not be relegated to a secondary status in planning for the future.

Historic preservation is sometimes thought of as antithetical to progress and growth—it is not. Growth that does not acknowledge the buildings and development patterns of the past will destroy the rich heritage of Rhode Islanders. Planning at each level of government provides the way to manage change and adapt to new social and economic conditions so that our important shared resources continue to enhance our community. This has been recognized in the state's new land use plan, *Land Use 2025: Rhode Island State Land Use Policies and Plan*, which employs an urban services boundary and the concept of "growth centers" to direct development into traditional population centers and away from the state's rural regions. Treating our historic buildings, areas, and development patterns as a primary consideration will keep Rhode Island a desirable place to live and work.

Economic development

Rhode Island development policies should rely on the re-use of buildings in historic areas. We have the principal asset needed for successful development—truly authentic places: city neighborhoods, downtowns, town centers, villages. Our historic districts have all the advantages of their era—they are compact, walkable, bikeable, human-scaled, humane, filled with visual interest. Their infrastructure is in place, and they are often convenient places to live, work, study, and play, with their mix of uses, their access to public transport, and their compact character. Increasingly, these characteristics are being acknowledged as key elements of sustainable and healthy neighborhoods. Above all, their greatest asset is that they are real. In contrast with a landscape of strip malls and housing developments, Rhode Island's old centers have a sense of place, a quality which makes them attractive places to live and work and valuable assets in planning for the future of the state.

Keeping and promoting this sense of place should be a central tenet of economic development. The identification of city neighborhood centers and town and village centers which can absorb additional development is an important first step in preserving these places. Existing incentives can aid developers in the re-use of buildings in older areas; the development of partnerships among state, local, and neighborhood agencies to support development projects will enhance the viability of historic areas.

Heritage tourism

Tourism is an important feature of the state's economy. It should also help to preserve the historic places of Rhode Island. Most visitors tend to see the same small number of historic sites, those which are well marketed and well prepared for large numbers of tourists. Increasing the number of sites which attract tourism and which can address the needs of visitors should be an important part of planning for Rhode Island's future. An increase in the number of available and attractive sites will sustain longer visits to the state, increase the number of activities available to visitors, and help to create a small income stream for some of the dozens of small sites which could benefit from increased visitation.

Unfortunately, many of the historic sites which could most benefit from increased visitation are, at present, least able to provide the facilities needed by visitors. To sustain these sites and to increase the number and length of visits to Rhode Island, the state should move toward the principle of product development rather than simply marketing existing resources. Public investment in the creation of visitor amenities (restoration, interpretation, and visitor services) at additional historic sites would pay important dividends in the promotion of tourism and would help to support a number of historic buildings.

Housing

Rhode Island has a shortage of housing, both market rate and affordable houses. Yet the state also has many large historic neighborhoods which need assistance. The historic burst of housing construction which occurred in the state in the half-century between 1870 and 1920, to accommodate a growing population drawn by the industrializing economy, together with some earlier and later housing booms, has given Rhode Island many large areas of livable pleasant neighborhoods. These areas--city neighborhoods, old villages, suburban plats—are an important resource in Rhode Island's commitment to insuring an adequate housing supply. Old neighborhoods and existing houses should have primacy in the housing policies of the state and its communities.

Renovation of older houses and preservation of old neighborhoods can be less of a strain on a community's resources than new construction, since the infrastructure of utilities and services is already in place and need not be created anew. Good renovation of old buildings can raise property values as much as new construction. In urban areas, the development of housing in targeted old neighborhoods has demonstrated that the goal of preservation can help achieve the goal of affordable housing.

The re-use of non-residential buildings for housing now has a long history of success in Rhode Island. Many communities have renovated outdated schools, old mills, even vacant churches, into new housing. They increase their housing stock and preserve buildings which are important to the community but have outlived their original use.

Brownfields

Rhode Island has important stock of historic mills. Many of the great mills of the Blackstone and Pawtuxet Valleys have outlived their original manufacturing use, but they remain

a substantial resource for the state and their towns and cities. Visually, they dominate their communities. Historically, their significance cannot be overstated. They represent an enormous investment of resources which is wasted when they are demolished or unused. Between 2001 and 2010, thirty-six historic mills were rehabilitated with historic tax credits, representing an investment of \$700 million. Many more still remain, vacant or under-used

These old mills can have a future; they can be used for manufacturing, for housing, for office parks. Their large undifferentiated spaces can house any number of uses, depending on the needs of their communities and the requirements of their developers. But many old mills sit on sites which have been contaminated by pollutants over the decades of their use. These brownfield sites are a deterrent to redevelopment and reuse of this important property type. The provision of state incentives to clean up such properties would help to preserve them.

Green Space

There are numerous opportunities throughout Rhode Island where the preservation of historic landscapes and archaeological sites provides the additional environmental benefit of open space conservation. Open spaces often have significant historic and archaeological aspects, from pre-colonial settlement through later eras of farming, rural industry and urban and suburban park development. There are important advantages that can result when historic and natural resource preservation efforts are combined.

Historic district zoning

Rhode Island towns and cities need support, both financial and technical, to grow better. The planning "toolbox" of legal and financial mechanisms to support the continued use of historic buildings and areas should have a wide variety of choices. It is especially important that communities be able to adapt their historic district zoning to their particular needs; there is already considerable variation in ordinances and enforcement policies—such variety should be supported as it fosters a wider adoption of preservation measures. In addition, communities need encouragement and assistance in developing a range of planning, zoning and incentive programs that support historic preservation.

Policy: Planning for economic development, tourism, housing, brownfield remediation, education and open space conservation should support the preservation of existing buildings, sites, landscapes, and development patterns.

Policy: Provide technical and financial assistance to communities that protect historic resources by establishing local preservation programs and encourage other communities to develop and adopt such protections.

Policy: Assist local communities by developing new financial, legal, and planning tools to encourage preservation.

Policy: Work in cooperation with Rhode Island Statewide Planning and other government agencies to enhance the incorporation of preservation planning into individual agency plans and community comprehensive plans.

Policy: Strengthen existing partnerships and forge new ones with organizations that pursue similar goals of appropriate reuse and conservation of built and natural resources.

GOAL FIVE: INCREASE PUBLIC UNDERSTANDING OF THE VALUES OF HISTORIC BUILDINGS, AREAS, AND ARCHEOLOGICAL SITES AND THE BENEFITS OF THEIR PRESERVATION.

WHAT WE HAVE: Communication with all Rhode Islanders about their historic resources has always been an important component of the state's historic preservation program. Through publications, tours, conferences, workshops and lectures, members of the public and smaller groups with special needs for knowledge are kept informed.

RIHP&HC survey publications, fact sheets, website, and the Preservation Library serve a broad public, as does the annual statewide conference. Members of local historic district commissions and their staffs receive specialized training and presentations about the National Register, zoning and historic district commission best practices. Specialized audiences may attend workshops on particular subjects of interest, such as accessibility issues or tax credit questions.

Several communities have made educational efforts an important part of their local preservation program, using walking tours, plaques and markers, and lecture programs as ways of conveying the importance of historic resources and the RIHP&HC has provided support and technical assistance for their efforts. The RIHP&HC has also worked with federal and state agencies to develop interpretive signage, exhibits and other types of public educational features for historic resources, often as components in Section 106 mitigation. Recently, the RIHP&HC helped to fund interpretative panels along a section of heavily-traveled East Bay Bikepath.

WHAT WE NEED: Rhode Island should insure that each person who needs information about some aspect of historic preservation receives the information in a form which is usable and suitable, whether her need is for specialized advice on a technical or financial matter or for a more general understanding of the role of historic buildings and areas in our communities' lives. To insure that information is available in a suitable format, we will need to continually assess the impact of information technology on the information we provide.

Rhode Islanders need to know that historical preservation can have an impact on the quality of our environment; that preservation can increase the choices available to all Rhode Islanders; that living in an historic community is not a luxury for the affluent but an entitlement for all Rhode Islanders; and that preservation principles can be a practical and economical basis for making decisions about the future of buildings. In short, Rhode Islanders need information about the "why" of historic preservation as well as the "how."

Some Rhode Islanders also need specific information targeted to their special interests and requirements, especially government officials, architects, engineers, lawyers, planners, and realtors. These professionals are a specialized audience with special needs for information, since they often make or share in preservation decisions. They need information in formats which are matched to their needs.

Publications have been at the core of the Rhode Island's public information strategy—books, booklets, fact sheets and brochures on many topics have been produced over the last few decades. The high cost of paper publications and the difficulty with updating them suggest that we should concentrate publication efforts on the internet. The RIHP&HC website now offers all survey reports for download, as well as new and proposed National Register nominations. The state's National Register inventory is also accessible online for limited searches. While there remains the need for traditional paper documents and person-to-person communication, the web is increasingly the preferred medium for the distribution of information and reports.

Policy: Strengthen all aspects of preservation education, to insure that information is available in a timely, appropriate, and expert fashion and available in the most efficient and accessible ways.

Policy: Increase public education about historic resources and their preservation in methods designed to meet the needs of specific audiences.

Policy: Provide technical assistance and training for local preservation officials and preservation advocates.

Policy: Focus general public education efforts on mechanisms which explain the values of historic resources and their preservation.

SECTION SIX: USING, ALTERING, AND REPLACING THIS PLAN

1. Using the plan

This plan is designed for the people of Rhode Island, their state government officials, local planning agencies, and the National Park Service (which provides major funding for the state historic preservation program). The plan is an amendment of earlier plans, the latest from 2002. This plan will serve until 2017. The plan has been reviewed by the National Park Service, the Division of Planning, Rhode Island Department of Administration, and others.

When adopted, the plan's goals and policies guide the work of the Rhode Island Historical Preservation & Heritage Commission each year. As the RIHP&HC prepares its annual work program for each year and evaluates its end-of-the-year report, the Commission staff consults the plan to insure that each task set out in the work program advances one of the goals and adheres to the policies laid out here.

Various strategies are available to the RIHP&HC, to other state officials, to local officials, and to all of Rhode Island's preservationists to achieve the goals outlined in this plan. The goals established for the state preservation program are necessarily very general.

Despite the state's small size the preservation movement in Rhode Island is an intensely particularized and localized effort. One of the strengths of the state's preservation program in the past has been its ability to match the development of the professionally staffed central office with the development of myriad efforts by Rhode Islanders in every community to save particular buildings and sites and to create protective mechanisms for historic resources in their community government. This partnership between the RIHP&HC and staff, guided by sound preservation principles, and Rhode Islanders in their communities, guided by their appreciation of the particular character and quality of the places in which they live, is a substantial asset which should be protected. The operation of this partnership is made manifest in the application of our general policies to the particular needs and concerns of community preservationists.

Specific recommendations are made as part of each survey and, while the overall programmatic principles are vital, these specific recommendations are also important. They are continually supplemented by additional information from other surveys, from National Register work, from project-specific sources (such information from grants, loans, and tax credit materials), and by additional planning information (plans developed by state and federal agencies and, especially, by local comprehensive plans). Information from each of these sources is regularly integrated into the RIHP&HC's understanding of each community, and such information should be considered part of this plan.

New information about each community is incorporated each year into our understanding of the history, resources, needs, and goals of the community. Information is received from many sources, and each year the need to revise our understanding of a community is evaluated in light of new information. Priorities for identification, evaluation, registration, and protection for resources within each area are continually updated to reflect progress toward achieving previously defined goals and to reflect changes in needs and opportunities.

Annually, as the RIHP&HC prepares each year's work program and task list, these goals are re-evaluated and updated. Each year's annual work program is part of this plan. The annual work program is a public document, submitted each year to the Statewide Planning Program's clearinghouse for public review and comment. The work program is summarized and distributed for comment and proposed alteration.

In addition to the process of continuous updating and annual re-evaluation, our understanding of each community (or context) is reviewed by RIHP&HC staff at least once every five years. The review may include revision of the developmental history and the planning goals or may be limited to the identifying explicitly the need for such revisions. On occasion there is the opportunity for an even broader re-evaluation of the goals and planning recommendations derived from each of the contexts. If the developmental or planning context shifts for a community, a region, or the state as a whole, the RIHP&HC may undertake a reassessment of its goals.

Once revised and adopted, other state agencies and local officials will consult this plan as they prepare their own plans and programs to insure that no conflict occurs among the goals and policies of the state's several agencies and to insure that local comprehensive plans do not conflict with state plans.

2. Altering and replacing the plan

This plan is evaluated on an annual basis by the RIHP&HC to determine if the conditions to which it responds have changed sufficiently to require alteration of the plan. The evaluation is carried out by RIHP&HC staff and commissioners and by other Rhode Islanders who participate in the process when they comment on the annual work program. When soliciting suggestions for the annual work program each year, RIHP&HC examines suggestions to determine whether they indicate that a change to the plan may be necessary. If conditions have changed to such a degree, alterations and amendment of the plan will be undertaken. The annual evaluation of this plan includes suggested or planned changes to its overall structure and components when replacement is due in 2016.

APPENDICES

1. How This Plan Was Prepared
2. Bibliography
3. An Overview of Rhode Island History
4. Sources of Information About Historic Resources and Preservation in Rhode Island
5. RIHP&HC Annual Work Plans and Significant Accomplishments
6. Preparing a Community Historic Preservation Plan

APPENDIX 1

HOW THIS PLAN WAS PREPARED

This revision of the Rhode Island State Historic Preservation Plan (Plan) was prepared by the staff of the RIHP&HC. The assistance and input of others was sought and used as appropriate and necessary, but the RIHP&HC conducted the study, revision, and writing of the plan.

EXTENT OF REVISION

The Plan as revised is a refinement rather than a reorganization of the RIHP&HC planning process. The prior plan has performed well as a useful and efficient method of organizing information about historic resources and setting forth guidance for preservation activities. Given this fundamental effectiveness, the goal has been to update data and adjust goals and policies to reflect conditions that have changed and accommodate new circumstances.

REVISING THE PLAN AND PREPARING AMENDMENTS

The process of revising Rhode Island State Historic Preservation Plan began in 2009 with a staff assessment of the 2002 State Historic Preservation Plan and its effectiveness as a guide to the state's preservation efforts over the previous seven years. Concurrently, the RIHP&HC initiated a statewide preservation planning initiative – Preservation Is Local – that was designed to solicit public input on the state of preservation in Rhode Island cities and towns and stimulate discussion on the state's preservation issues, threats and opportunities.

Under the aegis of Preservation Is Local, the RIHP&HC held three regional summits in Spring 2009: at Pawtucket for Providence County; Bristol for Bristol and Newport Counties; and South Kingstown for Kent and Washington Counties. For each summit we convened a group from that region that included the town planners, local historic district commissioners, leaders in preservation societies, land trusts and community development organizations, preservation professionals and historic property owners and managers. In preparation for the summits we asked all the invitees to complete a survey on the current state of historic preservation with an emphasis on the local community.

The discussions at the summits were led by RIHP&HC staff together with representatives from our principal statewide preservation partners: Preserve Rhode Island; Grow Smart RI; the RI Department of Environmental Management; RI Statewide Planning; the John H. Chafee Blackstone River Valley National Heritage Corridor Commission; and the RI Historical Society. Through the use of discussion leaders, each summit touched on salient preservation topics including: survey and registration of historic properties; planning and land-use issues; local historic district commissions and zoning; historic property management; and heritage tourism and education. The summit participants' feedback was extensive and useful and their survey responses and multifaceted discussions provided valuable insights that have informed the revised plan.

Supplementing the public input from the Preservation Is Local summits, the RIHP&HC solicited comments for the state preservation planning process from representatives of relevant federal and state agencies, nonprofit groups and a wide range of other interested organizations and individuals, utilizing the RIHP&HC electronic directory and e-mailings, as well as direct contacts. This was followed by conversations, correspondence and individual meetings with various groups and individuals.

The RIHP&HC staff then completed the revision of the Plan utilizing the collected data and received input. The draft revised Plan was then made available in July 2011 through the posting on the RIHPH&C website and comments were once again invited from all those who had been contacted previously, using the RIHP&HC electronic directory and e-mailings. Provisions were also made to provide the draft Plan in hard copy upon request. Upon review of comments received, the Plan was finalized....

APPENDIX 2

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Exeter
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Glocester
Hopkinton
Jamestown
Johnston
Lincoln
Little Compton
Middletown
Narragansett
also: Narragansett Pier
Newport--see:
African-Americans of Newport
Kay-Catherine-Old Beach Rd.
Southern Thames Street
West Broadway
North Kingstown
North Providence
North Smithfield

Pawtucket Portsmouth
Providence (Citywide)
also: Downtown
East Side
Elmwood
Providence Industrial Sites
Smith Hill
South Providence
West Side
Richmond
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AN OVERVIEW OF RHODE ISLAND HISTORY

In April 1524 Giovanni da Verrazano sailed into Narragansett Bay and dropped anchor near what is now Newport, Rhode Island. Verrazano's visit was the first recorded contact between Europeans and Indians living around Narragansett Bay. His narratives describe Indian culture before European colonization altered Indian lifeways. Verrazano's two-week visit was a critical moment in Rhode Island's history. It began the process of European exploration and colonization that dramatically changed lands that had been Indian for more than 12,000 years.

The Indians that Verrazano described in 1524 were either Narragansett or Wampanoag. They were horticulturists, growing legumes and corn, supplementing this diet with hunting, fishing, and the gathering of nuts, berries, and other plants. Verrazano described extensive clearings and an open woodland uncluttered by today's common mixture of briars, poison ivy, and immature undergrowth. The landscape had been formed by generations of Indian people alternately burning, planting, and harvesting domestic and wild plants. Burning maintained the soil's fertility, and created open areas where blueberries, raspberries, and strawberries grew in abundance. The practice of moving fields and burning the growth created a mosaic of environments that provided browsing areas for deer and a diverse habitat for other animals used for food and clothing.

This horticultural way of life and rich estuarine environment described by Verrazano had emerged from thousands of years of cultural and environmental change. Indian people had lived in the area for at least 12,000 years prior to Verrazano's visit. Over these millennia substantial changes occurred in the physical environment and in the way Indian groups used the land. By 15,000 B.P. (before the present) the glacial ice sheet began to melt and retreat to the north, beginning the process of transformation from a colder, open spruce woodland environment to a warmer deciduous one. The release of glacial meltwater caused sea levels to rise, transforming a freshwater environment to a saltwater one. The modern estuarine environment was fully formed 3500 years ago. During most of this period Indians were hunter-gatherers, maintaining their livelihoods from riverine and estuarine resources. Between 2700 B.P. and A.D. 1200 domestic crops such as corn, beans, squash, and pumpkins were introduced from the south.

Archaeologists commonly divide the 12,000 years prior to Verrazano's visit into time periods that correspond to cultural and environmental changes. Our understanding of these years is only partially based upon data from Rhode Island. Archaeological sites dating from 5000-6000 B.P. are very rare in Rhode Island. Sites dating after 2,500 B.P., however, are more abundant. Data from these sites have made important contributions to understand the history of Indians in Southern New England.

PALEO-INDIAN PERIOD, 12,500-10,000 B.P.

This period represents the earliest arrival of humans into the northeast following the retreat of the last glaciation. By 13,500 B.P. the southern extent of the ice front stood along the northern boundaries of Connecticut and Rhode Island, opening most of the state to colonization

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by tundra flora. The plant community provided food for animals such as caribou, mammoth, and mastodon so that by 12,500 B.P. the region could support small bands of Paleo-Indian people.

At this time, the land mass of southern New England was much more extensive and the landscape very different. Narragansett Bay was a system of freshwater rivers, with the coastline location 80 miles southeast of Providence. Block Island would not have been an island, but rather a high prominence on an otherwise level coastal plain.

The environment was changing rapidly. As the ice continued its northward retreat, more temperate plant communities were established and greater inundation of coastal areas occurred. By 12,000 B.P. tundra vegetation had given way to spruce, birch, jack pine, and red pine, and the large mammals such as mammoth and mastodon were replaced by elk and caribou.

The characteristic Paleo-Indian artifact was the fluted point, part of a tool kit designed to be quickly portable for hunting migratory animals. Paleo-Indians probably moved in small hunting bands that followed migratory animals, taking advantage of other wild foods along the way. Because the Paleo-Indian environment was changing rapidly, dependable fish runs, tidal mud flats, and other long-term predictable locations of food resources were unestablished. The Paleo-Indians adapted to this environment by living in small groups and following the moving herds of animals.

ARCHAIC PERIOD, 10,000– 2,700 B.P.

Broadly defined, the Archaic Period marks a change in environment, adaptation, and artifact styles. The period extends to the first use of clay-fired ceramics and is divided into four sub-periods corresponding to environmental and cultural changes.

EARLY ARCHAIC PERIOD, 10,000-8,000 B.P.

During this period, plant communities became more complex. The deciduous forest moved north, and by 9,000 B.P. oak was established in Rhode Island. Sea levels were still rising, and had just begun to form Narragansett Bay. The environment was becoming more stable, diverse, and predictable, and the Indian subsistence base broadened to take advantage of these new conditions. With the decline of the migratory animals that had characterized the Paleo-Indian period, groups began to develop a stronger sense of territory and became more committed to their local environments. In fact, fewer exotic lithics, indicative of extensive regional exchange, occur at Early Archaic sites. Instead, greater use is made of local quartz and quartzite.

MIDDLE ARCHAIC PERIOD, 8,000-6,000 B.P.

During this period the deciduous forest became well established. By 6,000 B.P. the 20 percent oak isopoll had moved into southern New Hampshire and Vermont, and southern New England was characterized by an oak-hemlock forest. Sea levels continued to rise. By 7,500 B.P. salt water had advanced into the lower West and Sakonnet Passages of the bay; by 6,250 B.P. the West Passage was nearly flooded, although much of the upper bay's western side and all of the Sakonnet River Valley were still land.

The settlement system became more elaborate, the range of activities increased and sites became more specialized. Further evidence suggesting that the period represented an elaboration

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of the earlier tendency to focus on local resources is suggested by continued emphasis upon local stone materials.

LATE ARCHAIC PERIOD, 6,000-3,700 B.P.

During this period essentially modern conditions for vegetation emerged and Narragansett Bay fully developed. Rates of sea level rise tapered off considerably from 17mm/yr. at 12,000 B.P. to less than 3mm/yr. by the end of the period. Although by 4,750 B.P. the west side of the upper Bay remained unflooded and Dutch Island was still attached to Conanicut Island, by 3,500 B.P. the salt water cove at the juncture of the Moshassuck and Woonasquatucket Rivers had been formed.

Sites of this period reflect the mast forest environment and stabilizing estuarine environment. Grinding implements indicate greater reliance on vegetable foods—seeds, nuts, berries, and roots. Deer was the major game animal. Fishing was important, with weirs established at prominent migratory locations. Toward the end of the period shellfish appear in coastal sites.

Sites occur in a variety of local environment settings, and the local use of stone materials continues with little reliance on outside exotic lithics.

Mortuary sites are recorded for the first time, with cremation burials occurring just outside of Rhode Island in the Taunton River drainage at the Bear Swamp and Wampanucket sites.

TERMINAL ARCHAIC PERIOD, 3,700-2,700 B.P.

This period is culturally dynamic, with regional population movement hypothesized, related either to population growth or migrations from the west.

Characteristic of this period are stone bowls shaped from steatite, known commonly as soap stone. While seasonality and the use of coastal and interior resources continued to be an important factor in this period as in preceding periods, the use of these heavy cooking vessels implied reduced mobility. Regionally, Rhode Island was an important soapstone production center, with quarries located in what is now Cranston, Johnston, and Providence. Soapstone was used for ceremonial and utilitarian purposes, and the material occurs as grave goods in cremation burials on Conanicut Island and in refuse middens throughout the state.

WOODLAND PERIOD, 2,700 B.P. –A.D. 1524

This period begins with the use of clay-fire ceramics. It is the period best documented by radio-carbon dating. Of the approximately seventy-five Rhode Island sites that have been radio-carbon dated, the majority date to this period. Regionally, horticulture was adopted and domestic plants integrated into the hunting, gathering, and fishing subsistence base.

The extent of change in Indian land use prior to Verrazano's visit in 1524 is poorly understood, but the general strategy of seasonal movement from interior wintering areas to coastal summering areas and the use of domestic crops he observed had probably persisted for sometime. Large nut storage pits at a site in North Kingstown dating back to 2000 B.P. suggest a preadaptation to maize horticulture. The prominent place of corn, beans, and squash in

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seventeenth-century Narragansett mythology and calendrical ritual suggest a long, albeit undocumented traditional involvement in maize cultivation. Thus far, the only documented use of maize in Rhode Island is from a Contact Period component at Fort Ninigret in Charlestown. In southern New England the earliest date is A.D. 1200, from Martha's Vineyard. The evidence for any early or widespread reliance on maize is overwhelmingly negative. Understanding the emergence of horticulture is a critical research question in this region.

In addition to probable changes in subsistence and economy with the emergence of horticulture, mortuary practices also change with the apparent abandonment of cremation burials in favor of multiple and single primary interments.

When Verrazano visited in 1524 he described an Indian land system based upon seasonal movement. Approximately 120 years later Roger Williams elaborated upon Verrazano's narrative, observing that Indian families would establish garden plots along the coast in the summer and come together in the winter in sheltered inland areas. Although seasonality was probably the basis of Indian land use since at least the Middle Archaic, what Williams and Verrazano described was not what existed throughout Indian history.

Apart from the emergence of horticulture after 2700 B.P., climatic variations may have affected the abundance of various plant and animal species that in turn could have altered subsistence and settlement practices. Marine temperatures for example, have fluctuated, affecting the abundance of shellfish. After the early Archaic, ocean temperatures began to warm until they became warmer than today at the end of Terminal Archaic. Temperature then began to cool, reaching a low point around A.D. 1000, after which the water warmed steadily to present levels. These fluctuations as well as variations in land temperatures and precipitation must have affected settlement strategies, perhaps even negating the need to "winter-over" during the Terminal Archaic. An understanding of this basic but complex and changing relationship between environment and culture through millennia of Indian history is fundamental. The history of Indians is sometimes written as if the emergence of horticulture were inevitable—an ultimate goal that was achieved after thousands of years of experimentation, diversification, and climatic amelioration. Such was not the case. In fact, for many cultures the introduction of maize, beans, and squash led to increased disease and lower nutrition levels. Given the bountiful resources of the Narragansett Bay Basin, the Indians of southern New England may not have relied heavily on domestic crops. Evidence from North Kingstown of large storage facilities for wild foods around 2000 B.P. shows a technological capability to store large quantities of food. The move to horticulture would have been a minor and perhaps reversible technological step.

EUROPEAN DISCOVERY AND EXPLORATION, 1524-1536

This period begins with Verrazano's written observations of his exploration in Narragansett Bay and ends with Roger Williams' settlement at Moshassuck [Providence] in 1636. This is the period when the first substantial effects of Europeans contact were felt by New England tribes: disease, the beginnings of land encroachment, and the resultant ecological and cultural alteration of the land. Indians living around Narragansett Bay, the Wampanoags and Narragansett were little affected by the Europeans until 1616, when a severe epidemic decimated Indians living along the coast from Maine to Cape Cod, including the Wampanoags. Although the Narragansetts were physically unaffected by the epidemic, the catastrophe stimulated an intensification of their religious practices and increased their power and influence throughout the region. The Pokanoket band of Wampanoags led by Massasoit also known as Ousamequin

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provided critical aid to the colonists on the eastern shore of Narragansett Bay. In this initial stage of European contact, the power and prestige of Rhode Island's Indian population was increased.

After 1620, European settlers increasingly influenced Indian culture and drew Native Americans into aspects of their socioeconomic system. One illustration of this is the way that European commercial practices modified the status and use of wampum, cylindrical shell beads made from quahog and whelk. Wampum was rare and exceedingly valuable outside the coastal Indian settlements. The Europeans noted its value and transformed the cylindrical shell beads from a purely ceremonial to a secular commodity, using the wampum produced in southern New England as a form of currency to purchase furs from interior Indian groups. With the burgeoning demand for wampum, local Indians were induced to produce the beads for Europeans; concurrently, wampum fueled the Atlantic fur trade and helped to promote and sustain the success of early European traders and colonists.

EUROPEAN SETTLEMENT, EXPANSION, AND INDUSTRIALIZATION, 1636-PRESENT

Rhode Island Indians began to feel serious and irreversible effects of European colonization in the 1630s. The Narragansett sachem Miantonomi's 1641 oration to the Montauk Indians of eastern Long Island urged Indians to unite against the colonists and recalled the less stressful, more bountiful days prior to European colonization. Miantonomi noted in particular the loss of Indian lands and the transformation of the landscape from one which supported Indian horticulture to one that could not. The United Colonies arranged to have Miantonomi killed shortly after making that speech. The older sachem, Canonicus, also died in the 1640s. The loss of both sachems and subsequent ascendancy of several sachems marked an apparent splintering of tribal leadership and a breakdown in the long-standing practice of rule by dual sachems. The proliferation of sachems following the deaths of Miantonomi and Canonicus was encouraged by colonial trading and land acquisition activities, and it reduced the ability of the tribe to reach consensus on matters of land sale, colonial trade relations, and intertribal affairs. Moreover, Narragansett males were involved in a variety of tasks that were tied to the colonial economy: they produced wampum, carried messages to Plymouth, tended colonial cattle, and built stone walls for colonial settlers.

While the relationship between the indigenous tribes and colonial Rhode Islanders was sometimes mutually advantageous, it was predominantly tense and fragile. Massasoit had maintained a delicate harmony between the English and the Pokanokets, but following his death in 1661 his sons, Wamsutta, and then Metacom or Philip, came under increasing pressure to relinquish territory to the colonists. The relationship had begun to deteriorate in the 1650s, and it finally collapsed with the outbreak of King Philip's War in 1675. While the Wampanoags were at the center of the initial hostilities, the Narragansetts attempted to stay out of the conflict but were invaded by the United Colonies under the pretext of forcing the Indian sachems to return Wampanoag war refugees. The United Colonies and their Indian allies militarily defeated the Wampanoag and Narragansett Indians in 1676. Surviving Indians were sold into slavery, moved west, or settled with the Niantic..

Following King Philip's War, the Pokanoket and Narragansett lands were settled, and the formation of Rhode Island towns proceeded. Most towns began as agricultural settlements based on subsistence family farms. Within a few years, many farms were able to produce a surplus which could be sold, and in the southern part of the state some large commercial farms were established with labor supplied by Indian and African slaves. Merchants exported the agricultural

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products of the hinterland in the initial phase of development of a complex maritime trading network. Rhode Island's access to the ocean was unsurpassed among the New England colonies, and contributed to the rise of maritime trade. By 1774, twenty-nine towns had been established, of which two-thirds bordered Narragansett Bay or Block Island Sound. The importance of the bay is reflected in the establishment of numerous coastal fortifications, lighthouses, and life-saving stations in Rhode Island.

Maritime commerce grew robust in the eighteenth century, led by Newport and Providence and supported by smaller coastal and interior towns. Among the mainstays of shipping were the coastal carrying trade—which transported local produce from port to port along the Atlantic seaboard—and the so-called West Indies “triangle” trade. The staple West Indian products of sugar and molasses were brought to Rhode Island to be converted into rum at shore-side distilleries. The rum was shipped to the coast of Africa where it was traded for slaves, who in turn were shipped to the West Indies to work on the sugar plantations. Other important maritime activities included ship building and manufacture for export of lime, iron goods, and spermaceti candles. The single most lucrative form of commerce involved the importation of manufactured goods from England and Europe, but this also required the greatest investment in ships, warehousing, and cargoes. Thus, this type of trade was generally carried on in conjunction with the coastal or triangle routes.

The Revolutionary War altered trade patterns and reduced the socioeconomic supremacy of Newport in Rhode Island. Providence, however, emerged with its ships, fortunes, and merchant fleet intact. Profitable trade was conducted with China, South America, the West Indies, and Europe. Rhode Islanders exported local provisions to South America; they sent Oriental tea and textiles and South American rum, tobacco, and coffee to Europe; they trade Iberian specie to China; and they imported European manufactures, Baltic naval stores and iron, and Oriental goods for domestic consumption. Smaller ports also prospered in trade and fishing, including Bristol, Warren, East Greenwich, and Wickford.

Capital accumulated through maritime commerce facilitated the state's industrialization. At the same time that maritime prosperity was reaching its height in the late 1780s and the 1790s, merchant Moses Brown organized a company to manufacture cotton textiles in Pawtucket. Under the direction of Samuel Slater, water-powered factory spinning of cotton yarn commenced on December 20, 1790, and the American Industrial Revolution began.

During the first decades of the nineteenth century other merchants began to divert funds from maritime to industrial enterprises. Roads and turnpikes were laid out, facilitating the movement of goods between hinterland and port and also providing access to water-power sites in the interior. During the early nineteenth century, mills were established throughout the Blackstone and Pawtuxet River Valleys and along the state's other waterways. This industrialization had its roots in maritime commerce. Rhode Island merchants provided the capital, managerial ability, and transportation and marketing services which were fundamental to the industrialization of much of the state. Cheap, efficient transportation and the development of steam-powered factories were crucial to the growth of manufacturing. The introduction of railroads and steam engines in the middle decades of the 19th century released mills from their dependence on water-power sites and increased their manufacturing capacity. Large steam-powered mills were established in Blackstone and Pawtuxet River Valley communities as well as in areas that lacked good hydraulic power, such as Bristol, Newport, and, especially, Providence.

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The Civil War triggered a full-scale expansion of established manufacturers nationwide. Base-metal industries in Providence and elsewhere earned profits producing rifles, steam engines, and machinery. At the same time, the war provided incentives for the rapid expansion and mechanization of industries which had developed at a slower pace before 1860. The textile industry was one of these. During the Civil War, cotton was in short supply, and some mills were forced to close though cotton production remained an important part of the state's economy. However, wool was available and woolen goods were in great demand, and the Atlantic Delaine, Riverside, and Wanskuck Mills were three of the more prominent woolen or worsted manufactories established during or immediately after the war.

Industrialization modified the state's landscape and dramatically altered social and economic life. Some interior towns, such as Lincoln, North Smithfield, and Burrillville, were transformed from rural areas dominated by the family farm into amalgamations of manufacturing villages, most of which produced textiles. Before industrialization, the common unit of settlement in these towns had been the family farm, connected to coastal markets by poorly constructed roads. By the end of the nineteenth century, the countryside was dotted with mill villages and larger urban centers, linked by railroads, and most Rhode Island residents no longer worked the land, but lived in urban settings and worked in factories. The poorer quality agricultural lands in the interior were increasingly abandoned while a smaller number of farmers established dairy, poultry and vegetable farms on the better lands to supply the large urban markets. With the urban industrial economy generating wealth and more leisure time for many, the state's shoreline experienced a wave of resort development. The preeminent resort community was Newport, which initially housed its summer visitors in boardinghouses and hotels, but became best known for its elaborate "cottages," private summer houses built by many of the country's wealthiest businessmen. The coastal resorts also catered to the middle ranks of society with large hotels, boardinghouses and more modest cottage residences.

During the nineteenth and early twentieth centuries, Rhode Island became home to immigrants from England, Ireland, Scotland, French Canada, Italy, and many other countries. Generally finding work in mills or factories the newcomers brought their religion, language, and culture to the towns or neighborhoods they settled. The history of many ethnic groups may be traced in the surviving churches, social halls, and houses in the communities inhabited by these immigrants.

During the twentieth century, the center of the nation's textile industry moved from the northeast to the south. As early as the 1890s Rhode Island businessmen were aware of southern gains in the textile industry; indeed, Rhode Islanders were among the important investors in southern mills. The firm of Providence millwright Frank P. Sheldon designed dozens of southern mills and local firms produced the machinery to equip them. In 1880 the south produced only 1/16 of the nation's cotton goods; by 1910 it was producing almost a third; and by 1923 nearly half. A variety of causes has been suggested for New England's decline as a textile manufacturing center, including climate, antiquated physical plants, and labor costs, all of which undoubtedly played a part. New England cotton profits declined alarmingly in the years 1910-14 but the stimulus to production created by World War I helped to hide the seriousness of these problems until plants actually began to close. The reorganization of the firm of B.B. & R. Knight (originators of the famous "Fruit of the Loom" label) in 1926 and the abandonment by the American Woolen Company of two Providence mills in 1928 dramatized the frail health of Rhode Island's textile economy.

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The depression of the 1930s exacerbated the poor condition of the state's economy, with cutbacks, closings, and shutdowns of factories widespread and frequent. World War II invigorated the economy, with the still active manufacturers producing a variety of goods for the federal government. The war effort led to the renovation of the old system of coastal fortifications, the expansion of the US Navy's facilities in Newport and the construction of new facilities such as the Quonset Point Naval Air Station and Davisville Advanced Supply Depot. These military installations, concentrated around Narragansett Bay and on the Bay Islands, remain as a legacy of this era.

In the decades after World War II, automobile-centered suburbanization had a pronounced effect on Rhode Island's physical development and demographic evolution. Urban core areas lost population as families left the cities, encouraged in their migration to the suburbs by the construction of new highways and the upgrading of old roads. Commercial and other businesses followed, much of it to the suburbs in the immediate proximity of Providence. In the 1960s, a counter movement back to urban areas began which has led to the revitalization of old and decaying neighborhoods. In the following decades, the adaptation of former commercial and industrial buildings for new service industries, offices, and residential units spread through the urban centers, providing tangible continuity with the state's history. By the beginning of the twenty-first century, suburban growth continued in some rural towns, but at a far slower rate than earlier decades and the cities continued to gain back population, with Providence remaining the dominant center.

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APPENDIX 4

SOURCES OF INFORMATION ABOUT HISTORIC RESOURCES AND PRESERVATION
IN RHODE ISLAND

Architectural Assistance

The Easy Guide to the Rehab Standards

The Guide to Lead Safety in Historic Buildings in Rhode Island

Common Sense Preservation website at: www.common sensepreservation.org

Disaster Preparedness

Protecting the Past at the R Office of Library and information Services website:

<http://www.olis.ri.gov/grants/c2c/index.php>

Regulatory Review

Procedures For Registration And Protection Of Historic Properties, Rhode Island Historical
Preservation and Heritage Commission

State Survey

Town, City and Statewide Survey Reports on file at Rhode Island Historical Preservation and
Heritage Commission and via download at www.preservation.ri.gov/survey/publications.php:

Barrington	West Broadway
Block Island	North Kingstown
Bristol	North Providence
Burrillville	North Smithfield
Central Falls	Pawtucket Portsmouth
Charlestown	Providence (Citywide)
Coventry	also: Downtown
Cranston	East Side
also: Pawtuxet Village	Elmwood
Cumberland	Providence Industrial Sites
East Greenwich	Smith Hill
East Providence	South Providence
Exeter	West Side
Foster	Richmond
Glocester	Scituate
Hopkinton	Smithfield
Jamestown	South Kingstown
Johnston	Tiverton
Lincoln	Warren
Little Compton	Warwick
Middletown	also: Pawtuxet Village
Narragansett	West Greenwich
also: Narragansett Pier	West Warwick
Newport--see:	Westerly
African-Americans of Newport	Woonsocket
Kay-Catherine-Old Beach Rd.	
Southern Thames Street	

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RI Statewide:

Historic Landscapes of Rhode Island
Native American Archaeology
Outdoor Sculpture of Rhode Island
RI: State-Owned Historic Properties
State Houses of RI

Also: Historic Highway Bridges of RI, RI Department of Transportation, 1990
Rhode Island: An Inventory of Historic Engineering and Industrial Sites,
Historic American Engineering Record, 1978

National Register of Historic Places Properties in Rhode Island

On file at the Rhode Island Historical Preservation and Heritage Commission and with limited searchability at <http://www.ri.gov/preservation/search/>

Government Websites

John H. Chafee Blackstone River Valley Natl. Heritage Corridor www.nps.gov/blac
Rhode Island Historical Preservation and Heritage Commission <http://www.preservation.ri.gov/>

Preservation Non-profits Websites

Collaboration for Common Sense Preservation <http://www.commonsempreservation.org/>
Grow Smart Rhode Island www.growsmartri.org
Historic New England <http://www.historicnewengland.org/>
National Trust for Historic Preservation, Northeast Region
<http://www.preservationnation.org/about-us/regional-offices/northeast/>
Newport Restoration Foundation <http://www.newportrestoration.org/>
Preserve Rhode Island, www.preserveri.org
Providence Preservation Society www.ppsri.org
Preservation Society of Newport County <http://www.newportmansions.org/>
Providence Revolving Fund <http://www.revolvingfund.org/>
Rhode Island Historical Society www.rihs.org

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APPENDIX 5

ANNUAL WORK PLANS AND SIGNIFICANT ACCOMPLISHMENTS OF
THE RHODE ISLAND HISTORICAL PRESERVATION AND HERITAGE COMMISSION
FFY 2003 –FFY 2010

Rhode Island Historical Preservation & Heritage Commission Significant Accomplishments—
FFY03

1. Implementation of Rhode Island State Income Tax Credit:

In 2002, the Rhode Island General Assembly passed and the governor signed a statute allowing for a 30% income tax credit for certified rehabilitation expenses for historic buildings designated by their local communities under the state's historic district zoning enabling legislation. The 30% state credit may be added to the 20% credit allowed for properties listed on the National Register, where both are applicable.

When combined, the state and federal tax credits have made historic properties an especially desirable investment for real estate entrepreneurs. The Rhode Island Historical Preservation & Heritage Commission administers and awards the credits; commission staff evaluate the rehabilitations proposed for tax credits and certify those which are eligible. The volume of applications for income tax credits has quadrupled in the last quarter and is expected to continue to rise.

The City of Providence has made the new state tax credit a centerpiece of its planning for the future of industrial properties. The city has a large collection of moribund industrial buildings, dating for the most part from the late 19th and early centuries. Over 200 of these properties have been designated by the city; dozens have been rehabilitated; many more are in the pipeline for rehabilitations.

2. Investigation of the Coojoot Graphite Mine, South Kingstown:

The Rhode Island Historical Preservation & Heritage Commission, in cooperation with the Narrow River Land Trust, undertook an investigation of the Coojoot Graphite Mine Site in 2003. Graphite mined at the site was used by Native Americans before contact and was mined intermittently in the 18th, 19th, and 20th centuries for use in foundry facings, pencil lead, paints, and stoveblack. Using documentary evidence and above-ground remains, investigator Edward Connors identified pits, wells, waste piles, a possible railroad berm, and building foundations. His documentary research has begun to fill out the story of this minor but significant extractive industry.

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RHODE ISLAND HISTORICAL PRESERVATION & HERITAGE COMMISSION
ANNUAL WORK PROGRAM FFY04
ANTICIPATED ACTIVITIES

SURVEY OF ABOVE-GROUND RESOURCES

1. Continue to prepare for publication a report on the survey of Providence resources associated with the history of African-Americans. (Goal 1, policy 4)
2. Continue to survey the Elmwood neighborhood in Cranston. (Goal 1, policy 1)
3. Continue to survey and re-survey the Southern Thames Street neighborhood in Newport. (Goal 1, policy 1)
4. Begin to survey the North End and Broadway neighborhoods in Newport. (Goal 1, policy 1)
5. Begin to re-survey the Ochre Point-Cliffs neighborhood in Newport. (Goal 1, policy 1)

STATE PROPERTIES

1. Continue to monitor and assist, as necessary, the maintenance, use, and preservation of state-owned historic properties. (Goal 3, policy 3)
2. Assist the University of Rhode Island in the repair and rehabilitation of the Oliver Watson House, South Kingstown. (Goal 3, policy 3)
3. Assist the Fort Adams Foundation in the repair and rehabilitation of Fort Adams, Newport. (Goal 3, policy 3)

NATIONAL REGISTER OF HISTORIC PLACES

1. Process National Register nominations as they become available, to include the Angell-Ballou House, Smithfield; the What Cheer Laundry, Providence; the Philips Insulated Wire Company Complex, Pawtucket; the Wickford Historic District boundary increase, North Kingstown; the Perkins Buildings, Providence; the Greystone Mill Complex, North Providence; the schooner-yacht *Coronet*, Newport; and the Hope Valley Historic District, Hopkinton. (Goal 1, policy 3)
2. Prepare National Register nominations for Southern Thames and Ochre Point-Cliffs neighborhoods in Newport. (Goal 1, policy 3)

ARCHAEOLOGY

1. Complete the initial phase of study for the Coojoot Graphite Mine site, South Kingstown. (Goal 1, policy 1)
2. Initiate a study of submerged prehistoric sites in Greenwich Bay. (Goal 1, policy 1)

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PROJECT REVIEW

1. Review and comment upon all projects presented to RIHP&HC for review. (Goal 3, policy 1)

CERTIFIED LOCAL GOVERNMENTS

1. Award and administer CLG grants. (Goal 4, policy 2)
2. Evaluate all CLGs.
3. Sponsor a training workshop for historic district commissioners on the repair and replacement of historic windows, with Preserve RI. (Goal 4, policy 2, and Goal 5, policy 3)

PLANNING

1. Continue to revise as necessary the Rhode Island State Historic Preservation Plan.
2. Monitor and assist as necessary the development and adoption of preservation elements of local comprehensive plans. (Goal 4, policy 1)

FINANCIAL & TECHNICAL ASSISTANCE TO PROPERTY OWNERS

1. Monitor easements held by the RIHP&HC.
2. Review all applications for federal and state tax credits and for low-interest loans. Monitor all tax credit and loan projects. (Goal 2, policies 1,2, and 4)
3. Monitor and assist as necessary in the completion of grant projects to 26 cultural centers and museums through the state. (Goal 2, policies 5 & 6, and Goal 3, policy 4)

PUBLIC INFORMATION & EDUCATION

1. Sponsor an annual historic preservation conference. (Goal 5, policy 1)
2. Update the RIHP&HC website as needed. (Goal 5, policy 2)

INFORMATION MANAGEMENT

1. Continue to post the backlog of RIHP&HC survey reports on the website. (Goal 5, policy 2)
2. Work with the RI Department of Transportation to develop shared databases which locate and describe historic and archaeological resources.

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RI HISTORICAL PRESERVATION & HERITAGE COMMISSION
END-OF-YEAR REPORT FFY04

SIGNIFICANT ACCOMPLISHMENTS

1. AWARD OF \$1.5 MILLION FOR PRESERVATION WORK

In FFY04, the Rhode Island Historical Preservation & Heritage Commission awarded \$1.5 million as State Preservation Grants. The grants were made to 26 museums and cultural arts centers across the state for capital preservation work.

The grants were awarded after a competitive application process—46 organizations applied for the funding which was made available when Rhode Islanders approved a bond issue to support the grants.

The list of grant recipients represents 14 Rhode Island communities, from Burrillville to Bristol, Westerly to Warwick. It includes a variety of buildings from the renowned Newport Art Museum (in the J.N.A. Griswold House) and the popular Providence Performing Arts Center (in the historic Loew's Theater), to start-up projects such as the Leonard Brown House in Portsmouth (which will become a community center, exhibit space, and trails-end for a new walking trail). The grants will help preserve a diverse group of structures, including a windmill, a lighthouse, an elementary school, a gas holder, a fort, and a Rhode Island "stone-ender"—the Eleazer Arnold House in Lincoln.

The \$1.5 million in grants will go a long way toward supporting projects with a total value of over \$18 million. Small grants, beginning at \$5000, will enable projects at volunteer-run historic house museums like the Maxwell House in Warren that will use the grant for paint analysis and restoration of painted surfaces. Large grants of up to \$200,000 will support some of the most exciting preservation projects in the state, such as the conversion of the Pawtucket Armory into an arts center and the restoration of the Southeast Lighthouse on Block Island.

For every \$1 invested by the taxpayers, Rhode Islanders realize a return of \$12.45 of preservation activity. The grants leverage additional funds, support local revitalization efforts, and directly support the construction industry. Above all, the grants represent an investment in heritage and arts tourism—a \$4 billion industry in Rhode Island that supports 64,000 jobs.

2. DESIGNATION OF PRESERVE AMERICA COMMUNITIES

Half of all Rhode Island cities and towns have applied for and been granted designation as Preserve America Communities. The designation by the Advisory Council of Historic Preservation recognizes communities that have made historic preservation part of their planning for the future. Twenty Rhode Island communities are now designated (Bristol, Burrillville, Central Falls, Cranston, Cumberland, East Greenwich, East Providence, Glocester, Lincoln, Little Compton, Newport, New Shoreham, North Smithfield, Pawtucket, Providence, Smithfield, South Kingstown, Warren, Westerly, and Woonsocket). Community applications were prepared with the assistance of the Blackstone Valley National Heritage Corridor and the RI Historical Preservation & Heritage Commission. Other Rhode Island communities are now preparing applications and may be designated in the future.

RHODE ISLAND HISTORICAL PRESERVATION & HERITAGE COMMISSION

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ANNUAL WORK PROGRAM FFY05
ANTICIPATED ACTIVITIES

SURVEY OF ABOVE-GROUND RESOURCES

1. Work with the RI Black Heritage Society to prepare for publication a report on the survey of Providence resources associated with the history of African-Americans. (Goal 1, policy 4)
2. Continue to survey the Elmwood neighborhood in Cranston. (Goal 1, policy 1)
3. Continue to survey the North End and Broadway neighborhoods in Newport. (Goal 1, policy 1)
4. Continue to re-survey the Ochre Point-Cliffs neighborhood in Newport. (Goal 1, policy 1)
5. Survey the downtown area of the City of Pawtucket. (Goal 1, policy 1)

STATE PROPERTIES

1. Continue to monitor and assist, as necessary, the maintenance, use, and preservation of state-owned historic properties. (Goal 3, policy 3)
2. Assist the University of Rhode Island in the repair and rehabilitation of the Oliver Watson House, South Kingstown. (Goal 3, policy 3)
3. Assist the Fort Adams Foundation in the repair and rehabilitation of Fort Adams, Newport. (Goal 3, policy 3)

NATIONAL REGISTER OF HISTORIC PLACES

1. Process National Register nominations as they become available, to include the Elmgrove Gardens Historic District, Providence; the Wayland Historic District, Providence; Dunmere Gatehouse, Narragansett; Drownville Historic District, Barrington; Southern Thames Street Historic District, Newport; Providence Fruit and Produce Warehouse; Anthony Historic District, Coventry; and Usquepaug Historic District, Richmond. (Goal 1, policy 3)
2. Prepare National Register nominations for the Ochre Point-Cliffs neighborhood in Newport. (Goal 1, policy 3)

ARCHAEOLOGY

1. Continue a study of submerged prehistoric sites in Greenwich Bay. (Goal 1, policy 1)
2. Continue to work with the Rhode Island Marine Archeology Project in a survey of shipwrecks in the Sakonnet River. (Goal 1, policy 1)

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PROJECT REVIEW

1. Review and comment upon all projects presented to RIHP&HC for review. (Goal 3, policy 1)

CERTIFIED LOCAL GOVERNMENTS

1. Award and administer CLG grants. (Goal 4, policy 2)
2. Evaluate all CLGs.
3. Continue to cooperate with Preserve RI in sponsoring training workshops for historic district commissioners on the repair and replacement of historic windows. (Goal 4, policy 2, and Goal 5, policy 3)
4. Continue to assist CLG communities in applications for designation as "Preserve America Communities."
5. Assist the City of Newport's Historic District Commission in the preparation and publication of a brochure explaining the HDC's standards and guidelines. (Goal 5, policy 3)

PLANNING

1. Continue to revise as necessary the Rhode Island State Historic Preservation Plan.
2. Monitor and assist as necessary the development and adoption of preservation elements of local comprehensive plans. (Goal 4, policy 1)

FINANCIAL & TECHNICAL ASSISTANCE TO PROPERTY OWNERS

1. Monitor easements held by the RIHP&HC.
2. Review all applications for federal and state tax credits and for low-interest loans. Monitor all tax credit and loan projects. (Goal 2, policies 1,2, and 4)
3. Monitor and assist as necessary in the completion of grant projects to 26 cultural centers and museums through the state; award additional \$1.5 million in grants. (Goal 2, policies 5 & 6, and Goal 3, policy 4)
4. Assist the City of Pawtucket in planning the rehabilitation of the Slater Park Casino and other park buildings.

PUBLIC INFORMATION & EDUCATION

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1. Sponsor an annual historic preservation conference. (Goal 5, policy 1)
2. Update the RIHP&HC website as needed. (Goal 5, policy 2)
3. Develop educational events to demonstrate the value of preservation grants to Rhode Islanders.

INFORMATION MANAGEMENT

1. Continue to work with the RI Department of Transportation to develop shared databases which locate and describe historic and archaeological resources.

END OF YEAR REPORT FFY05
SIGNIFICANT ACCOMPLISHMENTS

1. Survey Reports Added to the RIHP&HC Website

The RIHP&HC has completed the addition of survey reports representing 35 years of survey effort to the RIHP&HC website. Preservation.ri.gov now includes 58 reports on surveys conducted by the RIHP&HC since its inception. They include surveys of every community in the state, many neighborhoods in urban areas, and several statewide themes, such as landscapes and sculpture, as well Native American archeology. Originally published on paper, these survey reports include developmental histories, illustrations, recommendations for action, and resource inventories. The survey reports are used by students, by planners, and by preservation groups throughout the state. Many had long been out of print. They are now available to be read, downloaded, and printed.

2. Grant Program Supports 24 Museums and Cultural Art Centers

State preservation grants are funding \$1.5M in capital preservation work at 24 museums and cultural art centers from around the state. The grant funds were approved by RI voters in 2004, and grants awards were made in November 2005. Work is now underway at the 24 sites selected from an applicant pool of 49.

The grant recipients represent 13 RI communities, from Burrillville to Bristol, Westerly to Warwick, and include well known landmarks such as the Redwood Library and the Athenaeum, and projects which are just starting up, such as the Pastime Theater in Bristol and Cottage C at RI College. Included in the list of recipients are a lighthouse, a greenhouse, an armory, several house museums, park buildings, and an historic synagogue.

The grants will support projects with a total value of almost \$17M. Small grants (starting at \$5000) will enable projects by volunteer-run organizations such as the East Providence Historical Society which will restore an historic amusement park building. Large grants (up to \$200,000) will support some of the most significant of the state's resources, such as Chateau-Sur-Mer, whose roof will be repaired.

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RHODE ISLAND HISTORICAL PRESERVATION & HERITAGE COMMISSION

ANNUAL WORK PROGRAM FFY06
ANTICIPATED ACTIVITIES

SURVEY OF ABOVE-GROUND RESOURCES

1. Continue to assist the Rhode Island Black Heritage Society with the preparation of a report on the survey of Providence resources associated with the history of African-Americans. (Goal 1, policy 4)
2. Continue to survey the North End and Broadway neighborhoods in Newport. (Goal 1, policy 1)
3. Survey the Arnold Farm plats, a 20th-century suburban district in the Edgewood neighborhood of Cranston. (Goal 1, policy 1)

STATE PROPERTIES

1. Continue to monitor and assist, as necessary, the maintenance, use, and preservation of state-owned historic properties. (Goal 3, policy 3)
2. Assist in the repair and rehabilitation of the Jamestown Lighthouse. (Goal 3, policy 3)
3. Assist in the repair and maintenance of Cottage C at the State Home and School (now Rhode Island College). (Goal 3, policy 3)

NATIONAL REGISTER OF HISTORIC PLACES

1. Process National register nominations as they become available, to include the Southern Thames Historic District (Newport), additional documentation for the Ochre Point-Cliffs Historic District (Newport), the Osborne-Bennett Historic District (Tiverton), Farnham Farm (Portsmouth), North End Historic District (Westerly), and several individual properties. (Goal 1, policy 3)
2. Prepare a nomination for Downtown Pawtucket Historic District (Goal 1, policy 3)

ARCHAEOLOGY

1. Continue to prepare a draft of the state's plan for managing underwater shipwrecks and create a database to record information about all known shipwrecks. (Goal 1, policy 1)
2. Continue to study the archeological resources of Rhode Island from the first century after white settlement. (Goal 1, policy 1)

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3. Assist in the investigation of archeological resources at Greene Farm in Warwick (Goal 1, policy 1)
4. Assist in the investigation of archeological resources from the initial settlement area of Bristol. (Goal 1, policy 1)

PROJECT REVIEW

1. Review and comment upon all projects presented to the RIHP&HC for review (Goal 3, policy 1)

CERTIFIED LOCAL GOVERNMENTS

1. Award and administer CLG grants. (Gol 4, policy 2)
2. Evaluate all Certified Local Governments.

PLANNING

1. Continue to revise as necessary the RI State Historic Preservation Plan.
2. Monitor and assist as necessary the development and adoption of preservation elements of local comprehensive plans. (Goal 4, policy 1)
3. Assist the Town of East Greenwich in the publication of its Downtown Design Guidelines Manual. (Goal 5, policy 3)

FINANCIAL & TECHNICAL ASSISTANCE TO PROPERTY OWNERS

1. Monitor easements held by the RIHP&HC.
2. Review all applications for federal and state tax credits and for low-interest loans. Monitor all tax credit and loan projects. (Goal 2, policies 1, 2, and 4)
3. Monitor and assist as necessary in the completion of grant projects for 24 cultural centers and museums throughout the state. (Goal 2, policies 5 & 6, and Goal 3, policy 4)
4. Receive applications and make additional grants to cultural centers, museums, and public historic sites. (Goal 3, policy 5)
5. Assist Preserve RI in the creation and presentation of a workshop for owners of historic buildings on lead paint issues.

PUBLIC INFORMATION & EDUCATION

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1. Sponsor an annual historic preservation conference (Goal 5, policy 1)
2. Re-structure and update the RIHP&HC website as needed. (Goal 5, policy 2)

INFORMATION MANAGEMENT

1. Continue to work with the RI Department of Transportation to develop shared databases which locate and describe historic and archaeological resources.

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RHODE ISLAND HISTORICAL PRESERVATION & HERITAGE COMMISSION SIGNIFICANT ACCOMPLISHMENTS: FFY 06

1. MILL REHABILITATIONS

Testaments to Rhode Island's long and significant industrial history, mill complexes are among the state's most common resources—and also among the most difficult to re-use. Federal tax credits and an even larger credit offered by the state are available to developers willing to invest in these landmarks. In 2006, the RIHP&HC recognized a group of such mill rehabs. Taken together these six rehab projects have a combined investment of \$207 million, created 841 apartments, and preserved some of the state's most significant buildings.

In Cumberland, the Ashton Mill (1867) was converted into 214 units by Forest City Enterprises and Newport Collaborative Architects. In Pawtucket, Blackstone Exchange LLC, Casali Inc Architects, and Morris Nathanson Design transformed the 1901 Lebanon Mill into 59 live-work spaces; the Seven Stone Building Group and Truth Box Inc converted the Campbell Machine Shop (1888-89) into 25 residential units. In Providence, two buildings in the Brown & Sharpe complex became 220 living units in a project completed by Foundry Associates, Bruner/Cott, and RGB; the New England Butt Company plant (1865) was transformed by Armory Revival Company and Durkee, Brown, Viveiros & Werenfels into 38 units; and the National & Providence Worsted Mill (1881) was converted into 285 apartments, office space, and a restaurant by Armory Revival, W Architecture, and Struever Bros Eccles & Rouse.

2. WAYLAND HISTORIC DISTRICT—A “Garden Suburb”

Following a comprehensive survey, The RIHP&HC proposed for listing in the National Register one of the state's best preserved early-20th-century garden suburbs, the Wayland Historic District. Located on the east side of Providence, the district's 717 buildings reflect the characteristic form of development in the state's largest city from the inception of the streetcar to the rise of the automobile. Wayland is notable for its collection of several hundred houses dating from the late 19th century through the 20th, an eclectic mix of styles and sizes. An excellent example of the “garden suburb,” with single-family detached houses located in semi-rural settings within the bounds of a city, Wayland's development was focused by the presence here of street-car lines. The district is largely the product of the decades between 1900 and 1940. The quality of the architecture and the landscape create a remarkable setting for the neighborhood.

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RHODE ISLAND HISTORICAL PRESERVATION & HERITAGE COMMISSION

ANNUAL WORK PROGRAM FFY07
ANTICIPATED ACTIVITIES

SURVEY OF ABOVE-GROUND RESOURCES

Continue to survey the North End and Broadway neighborhoods in Newport. (Goal 1, policy 1)

Survey the Arnold Farm plats, a 20th-century suburban district in the Edgewood neighborhood of Cranston. (Goal 1, policy 1)

Update the survey of the Newport National Historic Landmark District. Re-examine the boundary for possible inclusion of additional resources. (Goal 1, policy 1)

Continue, with the Providence Preservation Society, the intensive survey of the Blackstone Boulevard-Cole Avenue neighborhood of Providence. (Goal 1, policy 1)

Complete the survey of Anthony Village, Coventry. (Goal 1, policy 1)

STATE PROPERTIES

Continue to monitor and assist, as necessary, the maintenance, use, and preservation of state-owned historic properties. (Goal 3, policy 3)

NATIONAL REGISTER OF HISTORIC PLACES

Process National Register nominations as they become available, to include the Southern Thames Historic District (Newport), additional documentation for the Newport NHL District, the Arnold Farm Plat, the Blackstone Boulevard-Cole Avenue neighborhood (Providence), and several individual properties. (Goal 1, policy 3)

Prepare nominations for Downtown Pawtucket Historic District, the Belknap School (Johnston), the Woody Hill School (Exeter), and Borders Farm (Foster). (Goal 1, policy 3)

ARCHAEOLOGY

Continue to prepare a draft of the state's plan for managing underwater shipwrecks and create a database to record information about all known shipwrecks. (Goal 1, policy 1)

Continue to study the archeological resources of Rhode Island dating from the first century of white settlement. (Goal 1, policy 1)

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PROJECT REVIEW

1. Review and comment upon all projects presented to the RIHP&HC for review (Goal 3, policy 1)

CERTIFIED LOCAL GOVERNMENTS

Award and administer CLG grants. (Goal 4, policy 2)

Evaluate all Certified Local Governments.

PLANNING

Continue to revise as necessary the RI State Historic Preservation Plan. Print and distribute the plan widely as required by NPS.

Monitor and assist as necessary the development and adoption of preservation elements of local comprehensive plans. (Goal 4, policy 1)

FINANCIAL & TECHNICAL ASSISTANCE TO PROPERTY OWNERS

Monitor easements held by the RIHP&HC.

Review all applications for federal and state tax credits and for low-interest loans. Monitor all tax credit and loan projects. (Goal 2, policies 1, 2, and 4)

Monitor and assist as necessary in the completion of grant projects for cultural centers and museums throughout the state. (Goal 2, policies 5 & 6, and Goal 3, policy 4, see attached list)

PUBLIC INFORMATION & EDUCATION

Sponsor an annual historic preservation conference. (Goal 5, policy 1)

Re-structure and update the RIHP&HC website as needed. (Goal 5, policy 2)

INFORMATION MANAGEMENT

Continue to work with the RI Department of Transportation to develop shared databases that locate and describe historic and archaeological resources.

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RHODE ISLAND HISTORICAL PRESERVATION & HERITAGE COMMISSION

END-OF-YEAR REPORT FFY07

Significant Accomplishment:

Masonic Temple's Historic Rehabilitation

Sage Hospitality Resources and Marriott Renaissance Hotels recently completed a \$100 million historic rehabilitation project, assisted by state and federal tax credits approved by the RIHP&HC. The Temple Building has stood as an unfinished shell since 1928, and the site has been the focus of many unsuccessful redevelopment efforts.

The Masonic Temple was designed by architects Osgood & Osgood, a Midwestern firm that specialized in Masonic architecture. The steel-frame neo-Classical structure is sheathed in brick and sandstone. The building's most visible feature, overlooking the State House lawn, is the colossal Ionic colonnade resting on a 2 ½-story coursed stone basement. Construction came to a halt in 1928 after only the exterior walls and the roof were complete; the State purchased the derelict property in 1945, and completed the auditorium portion of the complex as a Veterans Memorial in 1951.

In 1992 the RIHP&HC awarded a CLG grant to the City of Providence to prepare a National Register nomination for the complex, to encourage preservation efforts. In 1996 the Providence Preservation Society and the RIHP&HC convened a charette to investigate a functional future for the building. Gov. Lincoln Almond, whose office overlooked the Temple, personally joined in, and tasked policy assistant Sam Reid and Chief of Staff Joe Larissa with finding a development solution.

Finally, using the federal historic preservation tax incentives and Rhode Island's Historic Preservation Investment Tax Credit, Sage Hospitality Resources completed the rehabilitation of the Masonic Temple in 2007. Over the last few years, the entire building was given new structural supports, the stone skin was carefully restored, missing and broken architectural features were replaced, and high-quality hotel interior was created. The building has become a prized landmark overlooking the Rhode Island State House and the Downtown Providence Historic District.

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RHODE ISLAND HISTORICAL PRESERVATION & HERITAGE COMMISSION

ANNUAL WORK PROGRAM FFY08
ANTICIPATED ACTIVITIES

SURVEY OF ABOVE-GROUND RESOURCES

Continue to survey the Broadway neighborhoods and Ocean Drive neighborhoods in Newport. (Goal 1, policy 1)

Continue to survey the Arnold Farm plats and other areas in the Edgewood neighborhood of Cranston. (Goal 1, policy 1)

Continue, with the Providence Preservation Society, the intensive survey of the Blackstone Boulevard-Cole Avenue neighborhood of Providence. (Goal 1, policy 1)

Update the surveys of Downtown Westerly and the Providence Jewelry Manufacturing Historic District to adjust period of significance if needed. (Goal 1, policy 1)

Assist the Town of New Shoreham in creating a single electronic database of survey data (to consolidate and update information now in four separate sets) about the Town's historic resources.

Assist Greater Elmwood Neighborhood Services in the preparation of an historical chronology of Grace Church Cemetery to prepare for the creation of a plan for the cemetery's future.

STATE PROPERTIES

Continue to monitor and assist, as necessary, the maintenance, use, and preservation of state-owned historic properties. (Goal 3, policy 3)

NATIONAL REGISTER OF HISTORIC PLACES

Process National Register nominations as they become available, to include the

Jennys Lane-Mathewson Street Historic District (Barrington)
One of the Arnold Farm plats (Cranston)
Blackstone Boulevard-Cole Avenue Historic District (Providence)
Southern Thames Historic District (Newport)
Greystone Historic District (North Providence)
Howard House (Burrillville)
Murphy House (Middletown)
Weybosset Mills (Providence)
Stone House Inn (Little Compton)
Paradise Farm (Middletown)
Borders Farm (Foster). (Goal 1, policy 3)

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ARCHAEOLOGY

Continue to prepare a draft of the state's plan for managing underwater shipwrecks and create a database to record information about all known shipwrecks. (Goal 1, policy 1)

Continue to study the archeological resources of Rhode Island dating from the first century of white settlement. (Goal 1, policy 1)

Continue to work toward the preservation of the Salt Pond Site (RI-110).

Work with the U.S. Navy in planning its Autonomous Underwater Vehicle Fest in Spring 2008, to monitor development of technologies for detecting underwater features.

PROJECT REVIEW

Review and comment upon all projects presented to the RIHP&HC for review (Goal 3, policy 1)

CERTIFIED LOCAL GOVERNMENTS

Award and administer CLG grants. (Goal 4, policy 2)

Evaluate all Certified Local Governments.

PLANNING

Continue to revise as necessary the RI State Historic Preservation Plan.

Monitor and assist as necessary the development and adoption of preservation elements of local comprehensive plans. (Goal 4, policy 1)

Assist the Town of Bristol in the preparation of a plan for the use (and re-use) of a group of publicly-owned historic buildings in downtown.

FINANCIAL & TECHNICAL ASSISTANCE TO PROPERTY OWNERS

Monitor easements held by the RIHP&HC.

Review all applications for federal and state tax credits and for low-interest loans. Monitor all tax credit and loan projects. (Goal 2, policies 1, 2, and 4)

Monitor and assist as necessary in the completion of grant projects for cultural centers and museums throughout the state. (Goal 2, policies 5 & 6, and Goal 3, policy 4, see attached list)

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Assist the RI Rural Development Council in the preparation of a master plan for the rehabilitation and use of the Allen-Madison House (North Kingstown).

Assist the City of Pawtucket in the preparation of plans and specs for the rehabilitation of the Oak Grove Cemetery and Garage.

PUBLIC INFORMATION & EDUCATION

Sponsor an annual historic preservation conference. (Goal 5, policy 1)

Update the RIHP&HC website as needed. (Goal 5, policy 2)

INFORMATION MANAGEMENT

Continue to work with the RI Department of Transportation to develop shared databases that locate and describe historic and archaeological resources.

END-OF-YEAR REPORT FFY08

Significant Accomplishments:

Southern Thames Street National Register Historic district, Newport

An eclectic residential, industrial, and commercial neighborhood on the Newport waterfront, the Southern Thames Historic District exemplifies Newport's development as a port and resort town, complete with working-class residential neighborhoods and commercial enterprises. The 135-acre Southern Thames Historic District includes almost 900 dwellings and public and institutional buildings. The streetscape possesses a rich mixture of building periods and styles, from fine 18th- and early 19th-century houses to two- and three-story Victorian blocks, to late 20th-century commercial buildings—interspersed with vernacular houses with stores at street level. All phases of Newport's development are reflected in the Southern Thames Historic District. The arrangement of streets and wharves and distinctive 18th-century houses recall Newport's colonial era. In the 19th century, land was subdivided for intensive residential development with row upon row of small residences, rental cottages, and tenements built to accommodate the working-class population as Newport grew to be a leading summer colony. Second-generation natives of Irish and English descent, with new Irish, English, and Scottish immigrants, made their homes in the neighborhood.

U. S. Navy AUVfest 2008 demonstration of autonomous undersea vehicles exploring underwater archaeological sites in Newport Harbor

In May, 2008, warfare scientists for the U. S. Navy and federal oceanographers lowered several high-tech robots into Narragansett Bay's waters between Portsmouth and Jamestown. The newest of their kind, the remote-controlled, sonar-imaging machines had been designed to find mines buried on the sea floor or attached to ship hulls. But for two weeks, the Navy tested their capabilities in locating underwater archeological artifacts under supervision by RIHPHC marine archaeologists. Rhode Island has the largest number of known Revolutionary War shipwrecks, including four British frigates and at least four British transport ships. One of the transports is believed to be the former Endeavour, captained by British explorer James Cook in 1769 into the Pacific, becoming the first European ship to make landfall on Australia. The naval technology used last spring mapped and scanned two vessels. The robots' ability to "see" artifacts without disturbing the protective layer of anaerobic mud they lie in could allow scientists to better map wreck sites and excavate them properly.

Rehabilitation of the former Dreyfus Hotel, 121 Washington Street, Providence

Organized in 1985 as an open venue for artists, AS220 is one of the leading forces in Downtown Providence's revitalization as an artistic center. In 1993 AS220 acquired and rehabilitated a blighted historic building on Empire Street to create a thriving arts complex. Fourteen years later, AS220 completed a top-notch rehabilitation of the ca. 1890 Dreyfus Hotel on Washington Street. The Dreyfus Hotel had most recently served as a dormitory for Johnson & Wales University. Cheap wood paneling covered the walls of the hotel rooms, and the old dining room and pub were repurposed as a college cafeteria. AS220 put together an all-star team of financial, architectural, and construction consultants to carry out the \$7.5 million rehabilitation assisted by Federal and State historic rehabilitation tax credits. On the exterior, masonry and terra cotta

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were repaired, historic windows restored, and stained glass renewed. Inside, following a substantial structural upgrade, the pub, dining room, and function rooms were restored for Local 121 restaurant, and an art gallery opened its doors on Mathewson Street. Upper floors were rehabbed for 10 affordable artists' work studios, 14 artists' live-work spaces, and a community print studio. The Dreyfus fills the need for more affordable artists' space in a city where the arts have been a major community focus for more than 150 years.

Hope Street School, Woonsocket

The 1899 school remained in use until 1978. Even after more than 20 years of vacancy, it remarkably retained all of its original architectural fabric. A non-profit developer used state and federal preservation tax credits to fund a \$5.8 million rehabilitation that converted the building into a mixed-use child-care facility on the two lower levels with office space on the upper story. With original stained wood-paneling and hardwood floors, the interior projects a rich and warm historic character throughout its mirror-image stair halls and spacious, high-ceilinged classrooms. The sensitive and sensible quality of the \$5.8 million rehabilitation handsomely returns the building to useful service for Woonsocket youth. Moreover, the development marks a milestone in the 13-year, \$30 million effort by NWBRV and their partners to revitalize the Constitution Hill neighborhood.

Rosedale Landing, 1180 Narragansett Boulevard, Cranston

The Art Moderne Rosedale Apartments is stunningly sited on a wide, tree-lined boulevard and overlooks upper Narragansett Bay. When the building opened in the spring of 1940, it was admired for the modernity of its design and of its kitchen and bathroom appointments. The \$13.5 million restoration assisted by Federal and State historic rehabilitation tax credits included repairing the masonry walls, reconstructing the entrance canopies, restoring of the windows, repairing the glass-block oriels, and refurbishing interior decorative features. The project not only recaptures the Rosedale's jazzy elegance but also provides new residents with conveniences as up to date now as the originals were in 1940.

Berkander Building, 891 Broad Street, Providence

The 1920 Berkander Building, a former jewelry factory, was transformed into a state-of-the-art facility for CVS Highlander School and Providence City Arts for Youth. The two non-profit organizations used State tax credits and a State Preservation Grant to complete the \$6 million project.

Monohasset Mill, 532 Kinsley Avenue, Providence

The 1866 Monohasset Mill, designed by prominent architect James Bucklin, was long home to artists renting inexpensive studio space. Rather than turn the building over to a large-scale developer, the artists themselves redeveloped the property to create vibrant live-work space for themselves and others at a cost of \$9.5 million, assisted by Federal and State historic rehabilitation tax credits.

Slatersville Mill, Railroad Street, North Smithfield

Slatersville Mill (1806) is one of the first cotton textile mills in the United States. Vacant for many years, this landmark now houses 222 residential units, with gallery, theater, and health

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facilities. The \$55 million project was assisted by Federal and State historic rehabilitation tax credits.

Royal Mill, 125 Providence Street, West Warwick

West Warwick's Royal Mill (1921) was abandoned and scheduled for demolition until redeveloped for 150 rental units and 78 condominiums. The \$102 million project was assisted by Federal and State historic rehabilitation tax credits.

Indian Spring, 325 Ocean Avenue, Newport

Newport cottage Indian Spring (1887-92) is a massive fieldstone house, designed by architect Richard Morris Hunt for America's Cup defender J.R. Busk. The house rises from granite outcroppings on a craggy hill as designed by landscape architect Frederick Law Olmsted. The estate enjoyed seasonal occupation until the mid-1960s, when an abutting property owner, who wished no longer to have neighbors, bought the property and left it vacant. As a jungle of vines and trees enveloped the house, it became invisible and forgotten. While deterioration of the house was extensive, forms, materials, and details remained so that they could be repaired or faithfully replicated. Several missing elements were found in the possession of a previous owner. This \$6 million project was assisted by State historic rehabilitation tax credits and shows a remarkable dedication to historical accuracy and restoration of the highest quality.

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RHODE ISLAND HISTORICAL PRESERVATION & HERITAGE COMMISSION

ANNUAL WORK PROGRAM FFY09
ANTICIPATED ACTIVITIES

SURVEY OF ABOVE-GROUND RESOURCES

Continue to survey the Broadway neighborhoods in Newport. (Goal 1, policy 1)

Continue to survey the Arnold Farm plats and other areas in the Edgewood neighborhood of Cranston. (Goal 1, policy 1)

Update the survey data for the Kay – Catherine – Old Beach Road neighborhood of Newport. (Goal 1, policy 1)

Survey historic diners of Rhode Island, including a context statement for evaluation of National Register eligibility, narrative history, and inventory. (Goal 1, policy 1)

added: Survey 50 properties in or adjacent to the Providence Jewelry Manufacturing National Register District, and prepare an amended NR nomination.

STATE PROPERTIES

Continue to monitor and assist, as necessary, the maintenance, use, and preservation of state-owned historic properties. (Goal 3, policy 3)

NATIONAL REGISTER OF HISTORIC PLACES

Process National Register nominations as they become available, to include the

The Arnold Farm plats (Edgewood - Cranston)
Blackstone Boulevard-Cole Avenue Historic District (Providence)
Ocean Drive Historic District (Newport) additional information and update
Anthony Village Historic District (Coventry)
Collins Street Historic District (Woonsocket)
Borders Farm (Foster)
Indian Avenue Historic District (Middletown)
Pocasset Mill (Johnston)
Indoor Tennis Court (East Providence)
Green Animals Garden (Portsmouth)
Clouds Hill Farm (Warwick)
Bit O Heaven (New Shoreham)
Old Stone Church (Tiverton)
Central Diner (Providence)
Warwick Ice Cream (Warwick)
(Goal 1, policy 3)
ARCHAEOLOGY

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Continue to prepare a draft of the state's plan for managing underwater shipwrecks and create a database to record information about all known shipwrecks. (Goal 1, policy 1)

Continue to study the archeological resources of Rhode Island dating from the first century of European settlement. (Goal 1, policy 1)

Continue to work toward the preservation of the Salt Pond Site (RI-110).

Develop a plan and a scope of work to study Nipsachuck, a location in northern Rhode Island where two King Philip's War (1675-76) battles took place. (Goal 1, policy 1)

PROJECT REVIEW

Review and comment upon all projects presented to the RIHP&HC for review (Goal 3, policy 1)

Participate in planning for redevelopment of abandoned sections of the Interstate 195 corridor in Providence.

CERTIFIED LOCAL GOVERNMENTS

Award and administer CLG grants. (Goal 4, policy 2)

Evaluate all Certified Local Governments. (Goal 4, policy 2)

Review Rhode Island state CLG program requirements. (Goal 4, policy 2 & 3)

PLANNING

Continue to revise as necessary the RI State Historic Preservation Plan.

Monitor and assist as necessary the development and adoption of preservation elements of local comprehensive plans. (Goal 4, policy 1)

In accordance with the Preserve America Grant: "Preservation Is Local," conduct three regional forums regarding local preservation goals and priorities, and solicit applications for Preserve America "Preservation Is Local" subgrants. (Goal 4, policy 2)

Continue to assist and participate in the Blackstone River Valley National Heritage Corridor Commission. (Goals 4 & 5)

FINANCIAL & TECHNICAL ASSISTANCE TO PROPERTY OWNERS

Monitor easements held by the RIHPHC.

Review all applications for federal and state tax credits and for low-interest loans. Monitor all tax credit and loan projects. (Goal 2, policies 1, 2, and 4)

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Monitor and assist as necessary in the completion of grant projects for cultural centers and museums throughout the state. (Goal 2, policies 5 & 6, and Goal 3, policy 4, see attached list)

Assist Trinity Restoration, Inc. prepare a preservation plan for the Trinity Theater (1914) in Providence. (Goal 2, policies 5 & 6, and Goal 3, policy 4)

Assist the West Broadway Neighborhood Association to study the feasibility of re-using the historic Asa Messer Elementary School.

Monitor and assist Fort Adams Trust to conduct structural and feasibility planning for Fort Adams historic site, in accordance with a Preserve America grant.

Monitor and assist Preserve Rhode Island to carry out development of business operating plans for selected historic sites, in accordance with a Preserve America grant.

added: Develop schematic designs and cost estimates for the renovation/adaptive reuse of Linden Place 1865 Carriage Barn for use as a community art center.

PUBLIC INFORMATION & EDUCATION

Sponsor an annual historic preservation conference. (Goal 5, policy 1)

Update the RIHP&HC website as needed. (Goal 5, policy 2)

Assist the Providence Revolving fund to develop web-based education and a resource library. (Goal 5, policy 1)

Assist the City of Pawtucket to increase public awareness of historic buildings in the downtown area through signage. (Goal 5, policy 2)

INFORMATION MANAGEMENT

Continue to work with the RI Department of Transportation to develop shared databases that locate and describe historic and archaeological resources.

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RHODE ISLAND HISTORICAL PRESERVATION AND HERITAGE COMMISSION

END OF YEAR REPORT FFY09

Significant Accomplishments:

Preservation Is Local Initiative

In 2009, the RIHP&HC commenced Preservation Is Local (PIL), a statewide program to promote community preservation activities in Rhode Island through public forums, grants to municipalities, and increased technical support for local preservation priorities. The initiative began with three regional summits moderated by RIHP&HC staff and attended by local planners, local historic district commissioners, representatives from historical societies and museums, and preservation professionals and advocates. The attendees, who had completed an online survey designed to assess their perceptions on local preservation conditions and needs, joined in on a series of discussions on local preservation issues led by representatives from a team of PIL advisors - Grow Smart Rhode Island, RI Historical Society, Preserve Rhode Island, RI Statewide Planning, RI-DEM, and John H. Chafee Blackstone River Valley National Heritage Corridor. Following on the interests and concerns voiced in the summits, the RIHP&HC initiated a statewide PIL grant program, funded by a \$150,000 grant from Preserve America and \$50,000 in CLG funds. Communities were invited to solicit proposals for local or regional projects focusing on survey and registration of historic properties; local historic districts; planning and land use; heritage tourism and education; and historic property management. The program stimulated a strong response, garnering fifty applications from nearly every community in the state, most of which joint applications with local preservation groups. After a rigorous selection process conducted by RIHP&HC and the team of PIL advisors, nearly half of the proposals were funded. The PIL program is continuing into 2010, with the RHIP&HC overseeing the completion of the grant projects and convening a final statewide forum in the spring.

Blackstone Boulevard–Cole Avenue–Grotto Avenue National Register Historic District, Providence

The Blackstone-Cole-Grotto Historic District reflects the character of suburban development that accompanied Providence's growth into a major metropolitan center. The District, located on the East Side of the city, evolved from farmland and open space into a fairly affluent, suburban residential neighborhood between the Civil War and World War II. The neighborhood is also notable for its variety of architectural forms and styles that were popular during the period, as well as the transition to a more modern aesthetic. The 100-acre Historic District encompasses 376 buildings including an apartment building, a garage/grocery store, a medical facility, and hundreds of houses. Predominantly characterized by early 20th-century single-family homes built for middle- and upper-income residents, the neighborhood also contains examples of earlier and later construction that reflect more than two centuries of development activity. The eclectic mix of period architectural styles includes Late Victorian, Colonial/Georgian/Federal Revival, Dutch Colonial, Garrison Colonial, Tudor Revival, English Cottage, Bungalow, Ranch, Mid-20th century Modern, and Contemporary.

Manville Company Worker Housing National Register Historic District, Lincoln

The Manville Company Worker Housing Historic District in Lincoln comprises 49 units of factory housing built by the Manville Company over an 80-year period from ca. 1812 to ca. 1890. These one-to-two-and-a-half-story detached frame buildings and brick rowhouses stand

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within a densely settled, roughly 50-acre area on the west bank of the Blackstone River. The district also comprises a mid-19th-century Episcopal church, an early 20th-century school, a park honoring Manville's WWI veterans, and a community center built in 1936. Textile manufacture began at the site in 1812, and expanded the existing plant. Due the isolated location of the facility, the mill owners needed to attract and provide for employees. They followed the Blackstone River Valley pattern of building two- and four-family worker houses. By 1828 there were twelve dwellings, including 1½- and 2½-story houses with flank gable roofs and center chimneys. The village came to be known as Manville, in tribute to the Mann family who owned the operation at the time. The village continued to grow periodically, with institutional buildings and new blocks of worker housing added in conjunction with expansions of the factories in the 1830s and 1840s, the 1870s and the 1890s. Especially noteworthy are the eight brick rowhouse blocks erected in 1874, each providing ten dwelling units. These buildings are arranged in four groups of two with their front entries on the outer elevations and their rear elevations facing a shared back courtyard that once had common outdoor privies.

Rehabilitation of the former Rhode Island Medical Society Building, 106 Francis Street, Providence

The Rhode Island Medical Society Building was the longtime home of one of the first institutions to build next to the monumental new Rhode Island State House. Built in 1911-12, this two-story, brick-clad Federal Revival building has a five-bay façade with a center entry recessed within a cast-stone porch, and, on the second story, tall, second story windows with shallow wrought-iron balconies are set within a blind arcade. In 2009, the building entered a new phase as the headquarters of a international shipping agency, after a thorough rehabilitation that utilizing state and federal historic tax credits. Notably, the project also achieved LEED certification through the use of geothermal energy and many other sustainable strategies.

State Historic Preservation Grant Projects

In 2009, the RIHP&HC oversaw the completion of eighteen State Preservation Grants in twelve different communities. Notable among them was the rehabilitation of the 1831 Aquidneck Mill in Newport. The Aquidneck Mill, an early steam-powered textile mill built of green granite and brick, is one of the oldest surviving elements of Newport's industrial waterfront. After a long period of limited use and deferred maintenance the International Yacht Restoration School has completed a thorough rehabilitation, adapting the mill for reuse as the school's administrative offices, a maritime library, and a Visitor Center—along with lease space for ten companies that have brought businesses, jobs, and new economic activity to the Newport waterfront. Another noteworthy project is the restoration of the 1822 Smithfield Exchange Bank in Smithfield. The Bank, which is a rare example of a rural financial institution of the Early National Period, still features a sturdy vault, fashioned from massive granite slabs and wrought-iron sheathing. With the bank threatened by demolition after many decades of standing derelict, the Smithfield Historical Society launched a preservation campaign with the initial aid of a State Preservation Grant. The Society has been able to complete an exterior restoration in 2009 and is planning the next phase of restoration work.

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RHODE ISLAND HISTORICAL PRESERVATION & HERITAGE COMMISSION

ANNUAL WORK PROGRAM FFY10
ANTICIPATED ACTIVITIES

SURVEY OF ABOVE-GROUND RESOURCES

Continue to survey the Broadway neighborhoods in Newport. (Goal 1, policy 1)

Continue to survey areas in the Edgewood neighborhood of Cranston. (Goal 1, policy 1)

Continue to update the survey data for the Kay – Catherine – Old Beach Road neighborhood of Newport. (Goal 1, policy 1)

Survey historic diners of Rhode Island, including a context statement for evaluation of National Register eligibility, narrative history, and inventory. (Goal 1, policy 1)

Survey 50 properties and prepare a historic context statement for evaluation of the resources of the Recent Past in Providence.

Survey heritage landscapes in the towns of Burrillville, Glocester, Lincoln, North Smithfield and Smithfield in partnership with the towns and the Blackstone River Valley National Heritage Corridor Commission. (Goal 1, policy 1 & Goal 4)

STATE PROPERTIES

Continue to monitor and assist, as necessary, the maintenance, use, and preservation of state-owned historic properties. (Goal 3, policy 3)

NATIONAL REGISTER OF HISTORIC PLACES

Process National Register nominations as they become available, to include the

Historic and Architectural Resources of Edgewood Multiple Property Documentation Form (Cranston)

Arnold Farm Plat Historic District (Edgewood - Cranston)

Kay St.-Catherine St.-Old Beach Rd. Historic District (Newport) additional information and update

Anthony Village Historic District (Coventry)

Collins Street Historic District (Woonsocket)

Pocasset Mill (Johnston)

Church Hill School (Pawtucket)

Hopkins Hollow Historic District (Coventry and West Greenwich)

Robert Sherman Windmill (Middletown)

Indoor Tennis Court (East Providence)

Green Animals Garden (Portsmouth)

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Clouds Hill Farm (Warwick)
Bit O Heaven (New Shoreham)
Old Stone Church (Tiverton)
Warwick Ice Cream (Warwick)
Crossways Farm (East Greenwich)
Belknap School (Johnston)
(Goal 1, policy 3)

ARCHAEOLOGY

Continue to prepare a draft of the state's plan for managing underwater shipwrecks and create a database to record information about all known shipwrecks. (Goal 1, policy 1)

Continue to study the archeological resources of Rhode Island dating from the first century of European settlement. (Goal 1, policy 1)

Continue to work toward the preservation of the Salt Pond Site (RI-110).

Carry out a historical research study of Nipsachuck, a location in northern Rhode Island where two King Philip's War (1675-76) battles took place. (Goal 1, policy 1)

PROJECT REVIEW

Review and comment upon all projects presented to the RIHP&HC for review (Goal 3, policy 1)

Participate in planning for redevelopment of abandoned sections of the Interstate 195 corridor in Providence.

CERTIFIED LOCAL GOVERNMENTS

Award and administer CLG grants. (Goal 4, policy 2)

Evaluate all Certified Local Governments. (Goal 4, policy 2)

Review Rhode Island state CLG program requirements. (Goal 4, policy 2 & 3)

Assist the Town of South Kingstown to provide educational workshops for historic district commission members and staff throughout the state. (Goal 4, policy 3)

PLANNING

Continue to develop a revised RI State Historic Preservation Plan.

Monitor and assist as necessary the development and adoption of preservation elements of local comprehensive plans. (Goal 4, policy 1)

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In accordance with the Preserve America Grant: "Preservation Is Local," administer twelve Preserve America "Preservation Is Local" subgrants and conduct a statewide forum regarding local preservation goals and priorities. (Goal 4, policy 2)

Continue to assist and participate in the Blackstone River Valley National Heritage Corridor Commission. (Goals 4 & 5)

Continue to assist and participate in the RI Coastal Resources Management Council's preparation of an Ocean Special Area Management Plan

FINANCIAL & TECHNICAL ASSISTANCE TO PROPERTY OWNERS

Monitor easements held by the RIHPHC.

Review all applications for federal and state tax credits and for low-interest loans. Monitor all tax credit and loan projects. (Goal 2, policies 1, 2, and 4)

Monitor and assist as necessary in the completion of grant projects for cultural centers and museums throughout the state. (Goal 2, policies 5 & 6, and Goal 3, policy 4, see attached list)

Assist the Cocumscussoc Association to prepare a landscape preservation plan for Smith's Castle (c. 1678, c. 1740), North Kingstown. (Goal 2, policies 5 & 6, and Goal 3, policy 4)

Monitor and assist Fort Adams Trust to conduct structural and feasibility planning for Fort Adams historic site, in accordance with a Preserve America grant.

PUBLIC INFORMATION & EDUCATION

Sponsor an annual historic preservation conference. (Goal 5, policy 1)

Update the RIHP&HC website as needed. (Goal 5, policy 2)

INFORMATION MANAGEMENT

Continue to work with the RI Department of Transportation to develop shared databases that locate and describe historic and archaeological resources.

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RHODE ISLAND HISTORICAL PRESERVATION AND HERITAGE COMMISSION

END OF YEAR REPORT FFY10

Significant Accomplishments:

Preservation Is Local Initiative

In 2010, the RIHP&HC was engaged in overseeing the implementation of the grant phase of Preservation Is Local (PIL), a statewide program to promote community preservation activities in Rhode Island that began in 2009. Sixteen grants were awarded to municipalities following a rigorous selection process conducted by RIHP&HC and the team of PIL advisors, funded by a \$150,000 grant from Preserve America and \$50,000 in CLG funds. The grant projects reflect a diversity of local priorities and range in focus from individual historic sites through neighborhoods and towns up to regional and statewide efforts. They encompass: architectural planning studies; historic district survey and registration; planning and zoning studies for neighborhood revitalization, local historic districts and conservation districts; studies of under-represented resources including mid-20th Century modern architecture, barns, and heritage landscapes; historic site interpretation; and educational workshops on energy efficiency for historic houses and for local historic district commissions. A final statewide forum in April showcased these various local projects and provided participants with the opportunity to reflect on the lessons of the PIL initiative.

Historic and Architectural Resources of Edgewood National Register Multiple Property Documentation Form, Cranston

The Edgewood area comprises a large section of the eastern portion of the City of Cranston. Located just south of the Providence city line, Edgewood is roughly bounded by Narragansett Bay on the east, the Pawtuxet River and Pawtuxet Village on the south, and the City of Providence's principal municipal park, Roger Williams Park, on the west. The residential subdivisions of Edgewood document and illustrate the process of suburbanization, one of the most significant trends in American history, as it occurred in the greater Providence metropolitan region from the mid-nineteenth through the mid-twentieth centuries. In the United States, nineteenth-century industrialization contributed to dramatic population growth of cities and undesirable living conditions at or near urban cores. Transportation improvements allowed the expansion of settled areas into previously unbuilt tracts of land at or beyond city limits, at a density lower than in central cities themselves. The distribution of buildings interspersed with open space created less crowded settled areas without the disadvantages of urban life and with some of the amenities of country life. The spread of suburbs around central cities has had a tremendous impact on the American landscape, and the residential subdivision has been the basic structural unit of the suburban landscape. Edgewood's residential subdivisions are products of the growth of metropolitan Providence in accordance with these national trends. The distinctive features of this particular location, between bay shore and lushly landscaped parkland, make them especially interesting in terms of the broader patterns of regional growth. The fabric of these residential subdivisions—their residential and non-residential buildings and their surroundings—document the evolution of Edgewood from rural hinterland to metropolitan suburb. The buildings also have significance as representative examples of either the typical or exceptional character of building construction or architectural design through the period 1850 to 1945.

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Edgewood Historic District - Arnold Farm Plat National Register Historic District, Cranston

The Edgewood Historic District/Arnold Farm Plat includes 168 buildings on 38 acres in Cranston's Edgewood neighborhood with Broad Street as its western boundary. The land that would make up the Arnold Farm Plat was part of the colonial Uriah and Sarah Arnold homestead farm. The property remained in the family for three generations, until real estate dealer and developer Horace F. Horton (1838-1924) acquired it and supervised its subdivision, the northern portion in 1889 and the southern portion in 1892. The Arnold Farm Plat is notable for its exceptionally spacious layout, with lots ranging from 9440 to 10,000 square feet. In contrast, the typical Rhode Island streetcar suburb had a lot size of 4000-5000 square feet. The ample dimensions of the streets and house lots, coupled with the minimum twenty-foot setback of the buildings and the landscaping of front yards created a distinctively spacious, park-like setting in the Arnold Farm Plat. The residential buildings represent the standard domestic types and styles common during the period from 1889 to 1939, including Queen Anne, Colonial Revival, Modern Colonial, Shingle, Bungalow, Four-square, Dutch Colonial, Tudor/English Medieval Revival, Two-decker, and Three-decker domestic architecture. Most of these are single- to three-family dwellings. Ranch houses from the post World War II era are also present in small numbers.

Anthony Village National Register Historic District, Coventry

Established by the Coventry Company in 1805-06, Anthony Village is an early and well-preserved example of the type of rural textile mill village that first appeared in Rhode Island in the early 19th century and became an important and widespread symbol of American industrialization. With over 200 surviving historic resources dating from ca. 1770 to the 1930s, the Anthony Historic District is a significant historic resource for Coventry and Rhode Island. Anthony encompasses about 250 acres of land on the South Branch of the Pawtuxet River in eastern Coventry. Key buildings include the mill complex with 1874 Anthony Mill and the 1910 Weave Shed; 48 workers' houses, 150 other residences (including the ca. 1774 Nathanael Greene Homestead, a National Historic Landmark), 14 commercial buildings, three churches, a former school, a fire station, a former library, four cemeteries, three social/recreational buildings, and two parks. A variety of architectural styles are represented, including Federal, Greek Revival, Italianate, Late Victorian, Colonial Revival, and Bungalow.

Hopkins Hollow-Roaring Brook National Register Historic District, Coventry and West Greenwich

The Hopkins Hollow-Roaring Brook Historic District is a bucolic cultural landscape that possesses important historical associations with the Colonial settlement and subsequent nineteenth- through mid-twentieth-century development of a rural hamlet in Coventry, Rhode Island, supported by the area's abundant natural resources. The natural forest, soils, water bodies, and wetlands in Hopkins Hollow sustained the development of eighteenth and nineteenth-century subsistence farms and mills, a 160-year old cranberry bog, and a twentieth-century herb farm. The district contains an intact collection of eighteenth through mid-twentieth-century buildings, structures, cemeteries and both vernacular and designed landscapes that exemplify a historic, vernacular, rural New England village. Multiple generations of the Arnold, Rice, and Hopkins families have continuously owned and maintained the property within the district for nearly 300 years and it retains an exceptionally high degree of integrity in the categories of location, design, workmanship, materials, setting, association and feeling as a historic agricultural village.

The Battles of Nipsachuck, North Smithfield and Smithfield

Two major conflicts in King Philip's War (1675-1676) took place at Nipsachuck, an area in northern Rhode Island that covers more than 14,000 thousand acres of hills, swamps, fields and

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streams. Although this locale is historically identified as the place where these battles were fought, the actual battlefield locations are unmarked and unknown. In recognition of the historical importance of Nipsachuck and the need to identify and protect the places where the battles took place, the Rhode Island Historical Preservation & Heritage Commission, the Narragansett Indian Tribal Historic Preservation Office and the Blackstone Valley Historical Society formed a research partnership that successfully applied to the National Park Service's American Battlefield Protection Program for a research and planning grant. Over the past year the team has examined documentary records and archaeological collections, collected Tribal and Yankee oral histories and used military terrain analysis to identify likely places where the two battles took place. The RIHP&HC has developed a research design for confirming the battle site locations and boundaries through archaeology and is applying for a second ABPP grant to undertake the next critical phase in a multi-year process of identifying and protecting the Nipsachuck Battlefields and their associated sites.

Steeple Street Block Historic Rehabilitation Tax Credit Project, Providence

Comprising three structures constructed between 1827 and 1847, the Steeple Street Block is a significant example of commercial architecture from the Federal era and an important part of Providence's economic and developmental history. Iron merchant Jonathan Congdon and grocer Randall Greene built the initial combination store and warehouse at the corner of Steeple and Canal streets. The eastern end of the block was added in 1847 by George and Smith Owen for their jewelry store and workshop. Since the departure of Congdon and Carpenter in 1930, the complex has been home to numerous small businesses, restaurants, and shops. Under the guidance and review of the Rhode Island Historical Preservation and Heritage Commission architects, Capital Properties completed a rehabilitation that emphasized restoring the building's historic integrity. With the aid of a Historic Structures Report that documented the building's evolution and identified significant features, the building underwent a series of measures, including repointing masonry, reconfiguring entrances, and installing true divided-light windows and iron shutters, that have restored it to its appearance in ca. 1865 photograph. Newly restored, the Steeple Street Block reflects the historical economic development of Providence; and the project, which qualified for a federal historic rehabilitation tax credit, shows that preservation is good for business.

Casino Theatre Historic Rehabilitation Tax Credit Project, Newport

The Newport Casino, designed by McKim, Mead & White and completed in 1880, is a National Historic Landmark that marks the emergence of American architecture on the international scene. The Shingle-style complex encompassed a block of shops on Bellevue Avenue, a restaurant, gentlemen's lodging, clubrooms, tennis courts, and the Casino Theatre. The theatre served double-duty as an auditorium, or with its seats removed, a ballroom. While the Casino's other indoor and outdoor spaces have been restored, the theatre fell into disuse and languished for over 25 years. Rehabilitation work was finally undertaken by an innovative partnership of the International Tennis Hall of Fame & Museum and Salve Regina University's Department of Performing Arts, with preservation assistance of a Save America's Treasures grant and federal historic preservation tax credits. Under the review and guidance of the Rhode Island Historical Preservation and Heritage Commission architects, the structure was restored as a state-of-the-art performance facility. While new lighting, sound, mechanical, and electrical systems were installed, architectural conservators analyzed the original finishes and then carried out the painstaking work of cleaning and infilling gilded ornament, replicating plaster profiles, and cleaning and in-painting decorative stenciling. The newly restored Casino Theatre accommodates Salve's needs during the academic year and the Hall of Fame's programs in

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summer months; and the project highlights the best of preservation practices and institutional collaboration.

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APPENDIX 6

PREPARING A COMMUNITY HISTORIC PRESERVATION PLAN

RIGL Chapter 45-22.2, *The Rhode Island Comprehensive Planning and Land Use Regulation Act* (1988) requires every municipality in the state to formulate and adopt a local comprehensive plan. The Act establishes criteria for the plan so that it can meet state acceptance and provide towns with a process that can form the basis for local development actions and decisions consistent with local needs and objectives.

The Act specifies that each plan shall address the municipality's resources through nine elements. Element 5, Natural and Cultural Resources, must include policies for the protection of historic and cultural resources of the municipality and the state. The policies and implementation techniques must be identified for inclusion in the implementation program element.

By answering the following eight questions, communities will be able to develop the information that they need to satisfy the requirements of this element.

1. What historic resources exist? Where are they located? In what fashion do they relate to the past and future development of the city?
2. What preservation activities have already taken place? Are in process? How effective have they been?
3. Have the identified resources been adequately documented and evaluated? Are there resources (or groups of resources) which have not been adequately identified, documented, evaluated?
4. How and what way are the community's historic resources threatened?
5. What are the community's goals for its historic resources?
6. How will the community achieve those goals? Through which specific actions? Who are the actors (private/public, local/state)?
7. To what extent is preservation part of the community's overall plan for its development? Does the community plan to integrate preservation into other aspects of its planning? (such as housing, taxation, zoning, open space, site plan review, etc.)
8. Given the identified resources and the present level of preservation activity, which strategies and actions are most important? Least important/ most urgent?

Should a community wish to develop a more in-depth historic preservation plan, they may wish to consult Bradford White and Richard Roddewig, *Preparing a Historic Preservation Plan*.