Public Information Session

Crewe Commercial Historic District Project

Wednesday, December 1, 2021
6:00 p.m.

Presentation by:
Virginia Department of Historic Resources
The Virginia Department of Historic Resources is the State Historic Preservation Office.

Our mission is to foster, encourage, and support the stewardship of Virginia's significant historic architectural, archaeological, and cultural resources.

Marc Wagner/Caitlin Sylvester
Tonight’s Meeting Topics

- ESHPF Disaster Assistance Grants for Historic Resources
- Overview and background of project
- What is a National Register Historic District and what it means to be included
- Architecture Survey
- Questions and Answers
ESHPF Disaster Assistance Grants for Historic Resources
ESHPF Disaster Assistance Grants for Historic Resources

- Emergency Supplemental Historic Preservation Fund
- DHR ran two applications: development projects and survey and planning projects
- Crewe Commercial Historic District survey and nomination project approved by the National Park Service
- ESHPF survey and planning project will all be run in-house at the Department of Historic Resources:
  - With input from the Town, DHR wrote the scope, hired the contractor, and will continue to work as the project administrator
- No cost to Town
Crewe Commercial Historic District Project Background

- In 1996: A potential, larger Crewe Historic District was recommended as eligible.


- In 2020: DHR identified high priority areas of the state that should receive proactive planning attention. The towns of Crewe and Keysville are recommended due to high concentrations of historic buildings that have been threatened over time by storms.

- In 2020: The more concentrated Crewe Commercial Historic District was determined eligible following the preparation of a Preliminary Information Form by DHR staff.
Proposed Crewe Commercial Historic District Survey and Analysis Work

- Consultant will conduct survey work this winter and spring documenting approximately 75 buildings.
- Consultant will prepare a Nomination Report for submission to Town/DHR in summer 2022.
- A Public Hearing is held before the joint State Review Board & Virginia Board of Historic Resources meeting in fall 2022.
- Boards Consider listing.
Proposed Crewe Commercial Historic District Survey and Analysis Work
Register Basics
DHR maintains two Registers

FAIRLINGTON
HAS BEEN PLACED ON THE
NATIONAL REGISTER
OF
HISTORIC PLACES
BY THE UNITED STATES
DEPARTMENT OF THE INTERIOR
MARCH 29, 1999

FAIRLINGTON
HAS BEEN REGISTERED AS A
VIRGINIA HISTORIC
LANDMARK
Pursuant to the Authority
vested in the Virginia Board
of Historic Resources
December 2, 1998
Register Baseline

• Property must be at least 50 years old

• Property must meet one of the Register Criteria

• Property must retain physical integrity
What is Significant for Historic Designation?

A. For Historic Events/Patterns

B. Important Person

C. Architecture-Engineering-Art-Craftsmanship

D. Information Potential-Archaeology
Physical Integrity-Intactness

Properties must retain the ability to communicate their significance through:

• Location
• Design
• Setting
• Materials
• Workmanship
• Feeling
• Association
Proposed Crewe Commercial Historic District

- Level of Significance: Local
- Period of Significance: 1888 – 1963
- National Register Criteria: A and C
- Areas of Significance: Architecture, Transportation, and Commerce
Crewe Commercial Historic District
Highlights: Architecture
Crewe Commercial Historic District
Highlights: Commercial
Crewe Commercial Historic District
Highlights: Transportation
Restrictions? No!
Community Benefits

- Community Education/Awareness
- Local Pride
- Planning
  - Local
  - State
  - Federal
Economic Benefits

**Easements**
- May lower tax burden
- Lessens inheritance taxes
- Preserves property
- Priority during emergencies

**Rehabilitation Tax Credits**
- State and federal credits available
- Dollar-for-dollar reductions in income tax liability for taxpayers who rehabilitate historic buildings
- State credit: 25% of approved expenses-following guidelines.
- Federal credit: 20% of approved expenses-following guidelines.
Personal Benefits

• Entry in VLR book
  (new edition online)
• Info on your property
• Technical advice
What is a historic resources survey?

A process of identifying and gathering data on a community's historic resources.
What will be included in this survey?

Everything! All standing structures, buildings, sites, and objects that are within the proposed historic district boundaries.
Historic Resource Survey

For each property:
- Number of buildings
- Property size
- Site features
- Historical information
- Historic district status: contributing/noncontributing

For each building:
- Resource type
- Construction date
- Architectural style
- Unique features
Historic Resource Survey

If your property is included in a historic resource survey or in a listed historic district:

▪ You will **not** have to seek permission from DHR or the Town to make any changes to your property, including the demolition of a building or the subdivision of the property.

▪ You will **not** have to open your property to the public.

▪ Consultant will conduct the survey and alert Town officials when they are planning to be on the ground.
Established in 2004
Small, Micro, Woman and Minority-owned business
Full service historic preservation consulting firm with 10 full-time employees
Located in Norfolk, VA
Projects throughout the Southeast and Mid-Atlantic Region

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Crewe Historic District Project Team

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Survey Support

Kayla Halberg  
Research & Outreach Support
Recent Projects

Lawrenceville Historic District, Brunswick County, Survey and National Register Nomination Update

Cruser Place Historic District, City of Norfolk, Survey and National Register Nomination

Vint Hill Farms Station, Fauquier County, Survey and National Register Nomination
Thank you for your time and consideration

For more information, please visit dhr.virginia.gov

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Questions?