HISTORIC PRESERVATION ELEMENT

Sections:

12.1 INTRODUCTION

12.2 GOALS, OBJECTIVES AND POLICIES

ISSUE: Survey and Data Management of Historic & Archaeological Resources
ISSUE: Administration of Historic Preservation
ISSUE: City Support of Historic Preservation
ISSUE: Public Awareness and Support
ISSUE: Protect Archaeological Resources in the City

12.1 INTRODUCTION

The preservation, protection, perpetuation and use of landmarks, landmark sites and historic districts have public value because they are visible and tangible reminders of the history and heritage of the City, state and nation. The City's adoption of the Historic Preservation Element of the Comprehensive Plan will enhance existing policies and programs that protect the architectural, historic and archaeological resources for the present and future citizens of St. Petersburg.

12.2 GOALS, OBJECTIVES AND POLICIES

GOAL - HISTORIC PRESERVATION (HP):

The historic preservation plan shall direct and manage the programs and policies related to the preservation of the city's historic and archaeological resources.

ISSUE: Survey and Data Management of Historic and Archaeological Resources

In order to properly protect the historic resources of the community, proper identification and documentation of historic and archaeological sites are necessary. The documentation of these sites will be of no benefit, however, if there are no established programs and policies to protect these sites once they are identified. The continual development of these policies and programs will provide the tools necessary to preserve the historical integrity and character of the City.

OBJECTIVE HP1:

To continue to promote the preservation of resources through the commitment to conduct historic and archaeological resource surveys and the continued development of ordinances, guidelines and databases.

Policies:

HP1.1 The City will continue to pursue grant funding to conduct historic and archaeological resource surveys which will include the preparation and updating of Florida Master
Site File (FMSF) Forms. All survey and assessment work must be performed by professional architectural historians and archaeologists who meet the Professional Qualification Standards set forth as part of the Secretary of the Interior’s Standards for Archaeology and Historic Preservation (36 CFR Part 61).

HP1.2 The City will obtain digital and GIS downloads of the FMSF database and survey reports from the Florida Division of Historical Resources every six months. The City will provide updates to the Florida Division of Historical Resources regarding demolitions or address changes and will continually update the City’s FMSF records accordingly.

HP1.3 *St. Petersburg’s Design Guidelines for Historic Properties* will be used in the City’s Certificate of Appropriateness (COA) process for individual landmarks and to provide information to property owners, architects and contractors. The City will create new district specific design guidelines for local historic districts by December of 2010.

HP1.4 By December of 2008, the City will identify and recommend to the Community Preservation Commission a list of properties eligible for inclusion in the St. Petersburg Register of Historic Places and shall provide information to the owners regarding the benefits of designation. This list shall be updated annually.

HP1.5 The City shall produce a map which identifies areas of concentration of historic resources which appear to qualify as historic districts. This will be updated according to available data.

HP1.6 The City shall request that the State Historic Preservation Officer provide a Determination of Eligibility (DOE) for listing in the National Register of Historic Places for all properties either listed in or considered eligible for listing in the St. Petersburg Register of Historic Places. This request for a DOE shall be made annually.

HP1.7 The City shall update the Ad Valorem Tax Exemption section of the Historic Preservation Ordinance by December of 2009 to comply with processing requirements established by the Pinellas County Planning Department and Property Appraiser’s Office.

HP1.8 The City shall update the Historic Preservation Ordinance by December of 2009 to incorporate the Markers and Monuments program.

**ISSUE: Administration of Historic Preservation**

Since the first survey was conducted by the City in 1977, the City of St. Petersburg has been dedicated to documenting and preserving its historic resources. This has been achieved through a variety of policies and programs established to provide incentives for the community to preserve the historic structures and to develop a system of checks to ensure that historic
properties are not adversely altered or demolished without sufficient review. The administration of the historic preservation program is an evolutionary process which must be amended and updated regularly.

**OBJECTIVE HP2:**

To continue to develop programs and policies to protect and preserve the City's historic resources.

**Policies:**

*Note: As indicated by the numbering, the sequence of these policies has been reordered, and two have been combined as one policy.*

HP2.1 In order to meet the requirements of the Certified Local Government program, the membership of the Community Preservation Commission must include an archaeologist, historian, preservation specialist or member of the general public with special knowledge of historic preservation.

HP2.2 The Development Services Department shall provide technical assistance and a staff liaison to the Community Preservation Commission and City Council regarding efforts to provide public information, education and technical assistance relating to historic preservation programs.

HP2.3 The City shall provide technical assistance to applications for designation of historic structures and districts.

HP2.4 The City shall conduct a coordinated local review procedure for those persons desiring to concurrently apply for designation to the National Register of Historic Places and to the City for historic landmark designation.

HP2.5 The City shall initiate and process a minimum of three (3) applications each year for properties identified on the historic and archaeological resource inventories to determine their eligibility for designation as a local landmark.

HP2.6 Decisions regarding the designation of historic resources shall be based on National Register eligibility criteria and policies outlined in the Historic Preservation Ordinance and the Comprehensive Plan. The City will use the following selection criteria for City initiated landmark designations as a guideline for staff recommendations to the Community Preservation Commission and City Council:

- National Register or DOE status
- Prominence/importance related to the City
- Prominence/importance related to the neighborhood
- Degree of threat to the landmark
- Condition of the landmark
• Degree of owner support

HP2.7 An applicant may bring before the Community Preservation Commission and City Council for nomination as a City-initiated landmark district an area designated as a National Register of Historic Places district and not designated as a local landmark district, provided that the applicant secures approval from the owners of two thirds of the properties in the proposed district as required by the Historic Preservation Ordinance.

HP2.8 The City will request that the Pinellas County School Board designate eligible school buildings to the St. Petersburg Register of Historic Places under the local ordinance and the National Register of Historic Places. The City shall assist the school board in identifying the buildings appearing to qualify as historic landmarks.

HP2.9 In order to protect and preserve the City’s historic resources, the City shall incorporate policies into the Land Development Regulations which discourage the demolition of historic resources which are listed, or eligible for listing, in the National Register of Historic Places or the St. Petersburg Register of Historic Places. Not only does this reinforce the City’s public policy that historic preservation is a public necessity, it preserves sense of place, encourages heritage tourism, and eliminates perpetually vacant blocks.

HP2.10 The City shall examine adding new land use and zoning incentives for historically or archaeologically significant properties for inclusion in the land development regulations.

HP2.11 The Development Review Commission site review criteria will continue to include criteria that ensure sensitivity and protection to adjacent historic resources related to scale and mass.

HP2.12 The City will track hexagon block sidewalk removal and, on an annual basis, the Community Preservation Commission will be provided a report setting forth the blocks in which hexagon block sidewalks have been removed during the previous year. Based on such information, the Commission will advise City Council if changes are needed in the City’s hexagon block sidewalk policy.

HP2.13 The City shall create a Historic Property Disaster Preparedness Plan for historic and archaeological resources by December of 2010, pursuant to federal and state guidelines.

HP2.14 Code enforcement staff will be trained, as needed, to identify and cite historic properties that suffer from decline due to neglect, vacancy and deferred maintenance.
ISSUE: City Support of Historic Preservation

There are a variety of preservation programs funded by the local, state and national government entities and independent organizations. Due to budgetary constraints, it is important that local and state organizations support these programs through various means to ensure their survival.

OBJECTIVE HP3:

To support the programs and incentives provided by local, state and national preservation organizations.

Policies:

HP3.1 The City will continue to implement the ad valorem tax exemption for historic properties and will evaluate raising the exemption limits on residential and commercial properties.

HP3.2 The City will investigate and, when appropriate, pursue grant and other funds that will assist in funding rehabilitation or restoration of historic properties on an on-going basis.

HP3.3 The City will continue to monitor and appropriate support from state and national incentive programs related to historic preservation.

HP3.4 All City departments that provide or can create programs or incentives to assist in the rehabilitation and preservation of historic properties will provide assistance on an on-going and case-by-case basis.

HP3.5 The City will continue to review its land use and Land Development Regulations and consider initiating amendments to such regulations to remove unnecessary disincentives to the reuse and redevelopment of historic landmarks. The City will solicit input from appropriate local and state organizations and interest groups.

HP3.6 The Building Official shall be encouraged to interpret and apply the existing building code to facilitate and encourage the preservation, rehabilitation and renovation of historic properties.

HP3.7 The City shall create a Historic Preservation Grant Program funded through proceeds from the Historic Transfer of Development Rights Program. The City and other interested parties shall investigate uses for this fund to benefit historic preservation in the City.

ISSUE: Public Awareness and Support

A successful preservation program relies on the commitment of both the preservation community and the City working together to protect the area's historic resources.
OBJECTIVE HP4:

To promote the benefit and awareness of preservation activities in the City of St. Petersburg.

Policies:

HP4.1 The preservation community and the City will work together to promote the City’s heritage and commitment to preservation by making programs concerning the historic resources of the City and the preservation program available to the general public, including participation in Preservation Week activities.

HP4.2 The City will provide assistance to individuals and groups applying for grant funding for historic programs and related projects.

HP4.3 To heighten the community’s awareness and increase the prestige of ownership, the preservation community and the City will continue to solicit sponsors to provide plaques which recognize locally designated buildings and historic sites as significant resources of the community.

HP4.4 The City, in conjunction with the community preservation groups, will make promotional brochures available to the public to promote the benefits of preservation in the community. Preservation publications, such as technical assistance materials, funding information, information on the City’s preservation program and regulations, will be maintained and made available to the public on an on-going basis. The Historic Preservation Section shall establish and maintain a Preservation “Library” resource room with materials to assist homeowners and staff in preservation matters. This shall include digital information such as copies of National Register of Historic Places nominations and survey reports from the Florida Division of Historical Resources.

HP4.5 The City shall assist preservation interest groups in identifying existing and potential local historic preservation problems and in addressing solutions to those problems.

HP4.6 The Community Preservation Commission and City Council shall annually conduct a joint workshop which will include input from the Community Preservation Commission, the preservation community and the development community. At that time, staff will present a report concerning the activities of the Commission during the past year, including the identification of known historic and archaeological resources lost during the past year, and recommendations for improvements to the City’s preservation program.

HP4.7 Recognizing that there are conflicts between downtown development goals and objectives and the goals and objectives of the City’s preservation program, the City and preservation community, in conjunction with the downtown property owners and business community will conduct a workshop, as needed, to identify ways to minimize conflicts between historic preservation and downtown redevelopment.
Chapter Twelve, Historic Preservation Element
City of St. Petersburg Comprehensive Plan

HP4.8 City staff will continue to develop programming to inform the public about historic preservation issues within the City through the means of the City’s TV channel and other sources. The City will create marketing materials, including heritage tourism materials such as walking tours and neighborhood tours, to promote the City’s Historic Preservation resources. The City will continue to update the City’s Historic Preservation webpage to increase awareness of historic preservation benefits, issues, and regulations.

HP4.9 City staff will continue to promote local and statewide preservation workshops and encourage participation by members of the Development Services Department, other appropriate City Departments, the Community Preservation Commission, local preservation interest groups, and the citizens of the City of St. Petersburg.

HP4.10 City staff will continue to conduct training workshops for the Community Preservation Commission and the public.

ISSUE: Protect Archaeological Resources in the City

There are many archaeological resources located within the City. Although previous archaeological surveys culminating in the creation of the Archaeological Resources Management Plan identified a number of sites, many more remain unidentified and unrecorded. The City recognizes the need to continue identification efforts and to protect these resources from both immediate and cumulative adverse impacts.

OBJECTIVE HP5:

Utilize the historic preservation ordinance and other available programs to preserve significant archaeological resources located in the City.

Policies:

HP5.1 All survey, identification, assessment, mitigation, and curation of archaeological sites and artifacts required by the City will be performed by a professional archaeologist who meets the Professional Qualification Standards set forth as part of the Secretary of the Interior’s Standards for Archaeology and Historic Preservation (36 CFR Part 61).

HP5.2 The City will pursue grant funding to continue to investigate and survey the location of archaeological sites and to update the Archaeological Resources Management Plan. All identified sites will be assessed for eligibility for listing in the National Register of Historic Places and the local register.

HP5.3 The archaeological sites located on City owned land are monitored and maintained by the City’s Parks Department.
a. The Parks Department shall be responsible for insuring that any proposed parkland development will not adversely impact a significant archaeological site.

b. The Archaeological Resources Management Plan will guide the Parks Department and the Development Services Department in determining which City parkland sites are significant and will be protected from encroachment, development, and theft.

c. The Parks Department will be responsible for insuring that individuals and groups do nothing that might damage the integrity of significant archaeological sites located on City parkland and for monitoring their condition on a regular basis.

HP5.4 The City will obtain digital and GIS downloads of the FMSF database and copies of archaeological survey reports from the Florida Division of Historical Resources every six months. The City will integrate this information into the City's GIS system with a block to prohibit release of the information to the public as required by Florida Statutes unless required by Chapter 119, F.S. Training regarding the protection of archaeological resources will be required before access to the archaeological GIS layer is provided to City employees.

HP5.5 In order to protect and preserve the City’s archaeological resources, the City has adopted Land Development Regulations which discourage adverse impacts or the demolition of sites which are listed, or eligible for listing, in the National Register of Historic Places or the local register.

HP5.6 The City, in conjunction with professional archaeologists, shall develop guidelines and procedures for ground disturbing activities on, or in the vicinity of, known or suspected archaeological sites.

HP5.7 In an effort to increase awareness of St. Petersburg's archaeological resources, the City and the Community Preservation Commission will conduct an archaeology workshop by December of 2008 and annually thereafter. This workshop will focus on the City's archaeological resources as well as other archaeological issues. City staff involved with managing and maintaining the archaeological sites from various City departments as well as utility and cable companies shall be invited to attend.