



Chapter Thirteen

Historic Resources Inventory and Plan

Organization of Chapter

Historic Overview	page 13-2
Historic Resources Inventory	page 13-6
Local Historic Resource Policy, Protection Measures, and Recommendations	page 13-13
Local Historic Resource Activities and Recommendations	page 13-20
Local Community Outreach and Education and Recommendations	page 13-24
Federal, State, and County Historic Resource Programs and Recommendations	page 13-28
Planning Implications	page 13-39

Introduction and Goal and Objectives

Historic resources provide an understanding of a community’s past and a reminder of original settlement patterns, such as land uses and roads, which helped create the landscapes of today. They also help define and contribute to an area’s character and sense of place, as well as to a community’s quality of life. Historic preservation is an important element in the planning process because it protects and retains these historic resources. Without protection and preservation of historic resources, future development will change the landscape and erase much of its character. The management of historic resources is important to prevent private and public developers from inadvertently damaging and/or destroying these resources and impacting the physical link to the Region’s past, in accordance with the following Regional Goal:

Identify and preserve the historic resources that contribute to the Region’s heritage and protect these features and the surrounding historic landscapes from encroachment of incompatible development.

Plan Objectives

This Plan Chapter focuses on how best to achieve the following Objectives:

- 13-A Formulate regulatory and non-regulatory protection strategies for historic resources and their settings
- 13-B Monitor applicable state and federal regulations and tax laws, public and private funding, easement programs, and other historic resource protection programs
- 13-C Encourage appropriate maintenance and continued integrity of historic resources
- 13-D Continue to define, inventory, and map significant historic resources
- 13-E Work in cooperation with other regional entities in promoting historic resource protection

Historic Overview

A Brief History of the Oxford Region

Englishman, Quaker, and explorer, William Penn established Chester County in 1682 as one of the first three counties in Pennsylvania, along with Bucks and Philadelphia counties. Nottingham Township was granted from the land of William Penn and was surveyed for the first time in 1702.

In 1715, Nottingham Township was divided into East and West Nottingham Townships. Subsequently, in 1857, Elk Township was created from East Nottingham Township. Oxford Township was formed from Londonderry Township in 1754, and in 1797 the division of Oxford Township resulted in Lower and Upper Oxford Townships. Oxford Borough was formed from East Nottingham Township and Lower Oxford Township in 1838.

Early settlers in the Region were mainly English, Scottish, and Irish. Some Swedes also came to the

Region as Christine Road (Route 272) through Nottingham Village is named for the Queen of Sweden. Settlement of the land by farmers and the establishment of taverns throughout the agrarian countryside resulted in place names still used in the Region today.

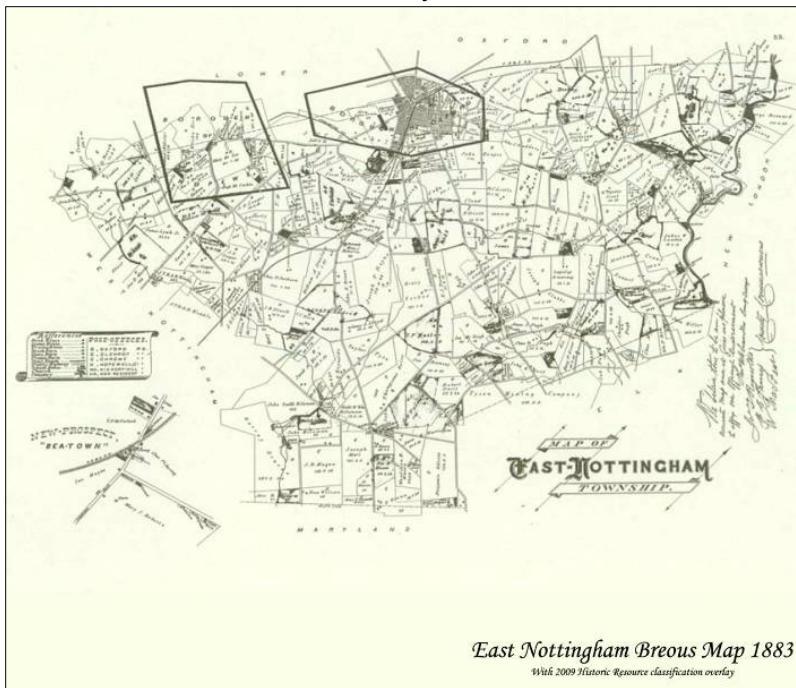
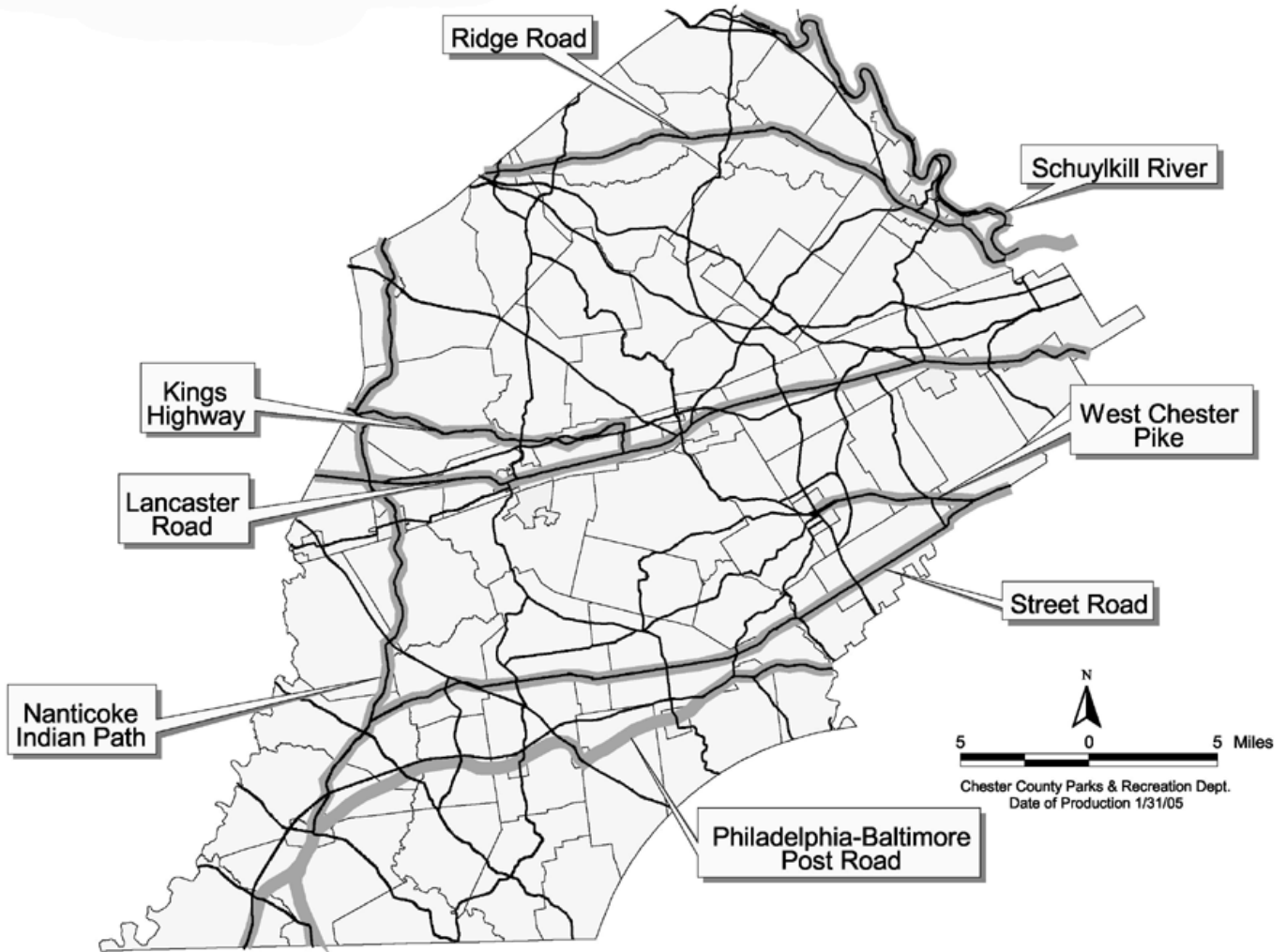


Figure 13-A: Primary Migration Routes Across Chester County during the 1700's



Source: Chester County Parks and Recreation, 2005

The Region has remained primarily agrarian from its beginnings to today. Of historical note, however, is that the Village of Hopewell was a thriving industrial manufacturing town, in an otherwise agricultural region, with between 100 to 200 persons employed in the Hopewell Cotton Works. Mt. Vernon also began as an industrial town. However, when the railroad came to Oxford Borough in the mid-19th century, both of these industrial towns lost their attraction as centers of industry and gradually were relegated to rural crossroads.

During the 19th century, the population of the Region was still mostly engaged in agricultural activity for their livelihood. While in 2012 agriculture remains the Region's largest industry and land use and the rural agricultural way of life remains strong, since the beginning of the 20th century, agriculture as full-time employment has been declining and there has been a gradual increase in housing scattered on the former farm land.

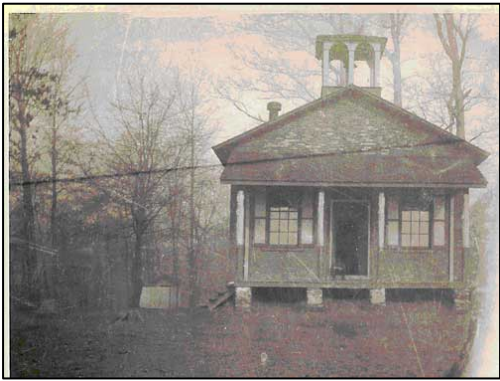
Oxford Borough Architecture

Much of Oxford Borough's historic commercial and residential architecture dates to the Victorian era and was built between 1870 and 1910. This is reflected in the primarily brick structures displaying Italianate facades of the commercial buildings in the town center business district. The residential neighborhoods surrounding the commercial core are largely Victorian era brick houses built in the late 1800s. Victorian era houses also include dwellings built using Avondale or serpentine stone quarried in the Region. Though Victorian era architecture is predominant, there are also a variety of other architectural styles represented particularly in the Borough's residential pre-1939 architecture.



Township Historic Character

The townships of the Region that surround Oxford Borough share a rural agricultural



heritage, which continues to be evidenced through the many remaining and still actively-used covered bridges, mill complexes, one-room school houses, and century farms. Properties and buildings still remain from the 1700s. For example, in Lower Oxford Township, the oldest remaining building dates to 1749 and there are at least five other existing buildings of that era. These rural resources together with the Borough, as the central core, create the cultural landscape that is the Oxford Region.

Regional Character

Today, the Oxford Region is known for its rural agricultural lifestyle surrounding its historic small town center of Oxford Borough.

What is a Historic Resource?

The physical evidence of an area's historical and cultural development lies within its historic resources. These resources are not limited to architecturally significant buildings, but include all types of resources. The National Park Service, the federal agency that administers Federal historic preservation programs, defines historic resource types as described in Figure 13-B.



Figure 13-B: Types of Historic Resources

<i>District:</i>	A significant concentration, linkage, or continuity of sites, buildings, structures, or objects united historically or aesthetically by plan or physical development, such as the Oxford Historic District.
<i>Site:</i>	The location of a significant event, a prehistoric or historic occupation or activity, or a building or structure, whether standing, ruined or vanished, where the location itself possesses historic, cultural or archaeological value, such as a mill complex including the mill, mill race, outbuildings, and landscape.
<i>Building:</i>	A house, barn, church, hotel, or similar construction created principally to shelter any form of human activity, such as a farmhouse.
<i>Structure:</i>	A functional construction made for purposes other than creating shelter, such as a covered bridge or a mill.
<i>Object:</i>	A form of simple construction that is primarily artistic in nature and relatively small in scale. It may be movable, but is generally associated with a specific setting or environment, such as a Mason-Dixon marker.

Source: National Park Service



Cultural Landscape - Another category of resource recognized by the National Park Service is a *Cultural Landscape*, which is defined as follows:¹ A geographic area, including both natural and built resources, that has historical and/or social importance. The four types of cultural landscapes are not mutually exclusive: *historic sites*, *historic designed landscapes*, *historic vernacular landscapes*, and *ethnographic landscapes*. Cultural landscapes are multi-faceted resources that can range in size from large rural tracts of hundreds of acres to a small formal garden of less than an acre. The NPS states that cultural landscapes “are composed of a number of character-defining features which, individually or collectively, contribute to the landscape’s physical appearance as they have evolved over time.” Thus, their character can encompass and mesh together combinations of physical construction (roads, buildings, walls, etc.), natural elements (vegetation, etc.), and/or use (social traditions, etc.). Many traditionally-defined historic resources/properties include a cultural landscape element that is integral to their significance.

¹ Cultural landscapes have also been termed as “sacred geography,” “traditional cultural properties,” “heritage areas,” and “places,” among others.

Historic Resource Inventory

A comprehensive historic preservation program begins with the identification and evaluation of historic resources through a historic resource survey, so that the types of resources to be protected are recognized and catalogued. Once historic resources have been systematically identified, resource protection strategies can be developed and undertaken to protect these resources.

Historic resources change over time and, depending on the type and degree of the change, this should be respected as part of the natural evolution of the historic resource.

Local Historic Resource Surveys

In their publication *Guidelines for Local Surveys: A Process for Preservation Planning*, the National Park Service defines a survey as a “process of identifying and gathering data on a community’s historic resources.” Surveys are a necessary first step for local historic preservation efforts as they provide for the systematic collection and organization of information on historic resources.

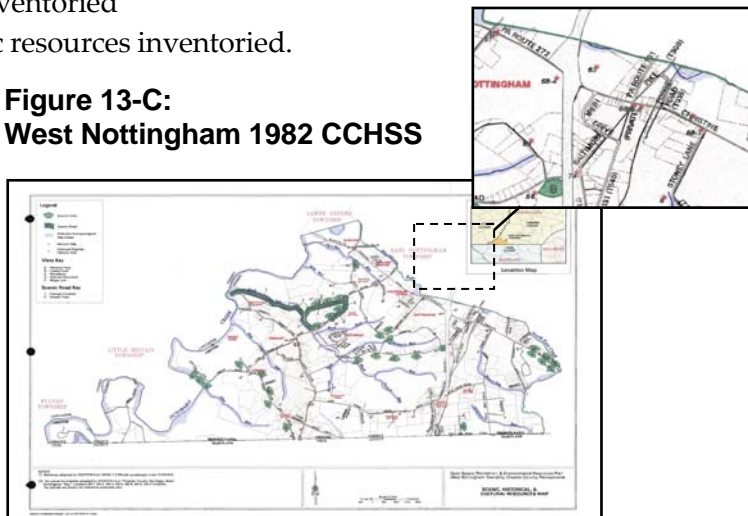
Chester County Historic Sites Survey

The Chester County Historic Sites Survey (CCHSS) was conducted in most communities throughout the County between 1979 and 1982. These municipal surveys of historic sites were considered “preliminary” or “reconnaissance” surveys, containing a list or inventory of sites, focusing primarily on residential properties, and including basic information, such as site location and owner. The CCHSS for communities in the Region is as follows: ²

- East Nottingham - 162 historic resources inventoried
- West Nottingham - 91 historic resources inventoried
- Upper Oxford - 150 historic resources inventoried
- Lower Oxford - 145 historic resources inventoried
- Elk - 104 historic resources inventoried
- Oxford Borough - 111 historic resources inventoried.

Sites documented in the original CCHSS survey are on file at the Chester County Historical Society and Chester County Parks and Recreation.

**Figure 13-C:
West Nottingham 1982 CCHSS**



Source: West Nottingham Township

² In some cases, the CCHSS included two separate properties under one inventory number, thus bringing the total number of inventoried properties to less than it might otherwise be. As well, there were some properties that met the criteria for the CCHSS but that were missed.

Chester County Historic Resource Atlas

In 2004, Chester County initiated a countywide digital update to the CCHSS using the Geographical Information System (GIS). This initiative, the *Chester County Historic Resource Atlas*, is a cooperative effort between Chester County Parks and Recreation and the GIS Department in partnership with the Chester County Historic Preservation Network and local municipalities. Each *Atlas* represents a windshield survey of historic resources which identifies and inventories historic resources 50 years or older for planning purposes, and is being completed on a municipality-by-municipality basis. As of November 2011, 32 municipalities in the County had completed their Historic Resource Atlases and approximately another 18 had been initiated. West Nottingham was the first municipality in Chester County to complete an Atlas (May 2008). East Nottingham completed its Atlas in December 2009, while Upper Oxford's, Lower Oxford's and Elk's Atlases were well underway as of March 2012.

Historic resources in the *Atlases* have been classified as to their significance based on National Register criteria for resource evaluation. The classification system was agreed upon by the municipalities and the Chester County Heritage Preservation Coordinator. Class I and II resources are considered to be of critical importance to the quality of life in Chester County and resource protection planning is recommended to protect these resources. While Class III resources were not considered to be resources of significance at the time the Atlas was completed, because the Atlas is a living document, Class III resources may be considered historically significant upon reevaluation in the future as those structures become older and perhaps more rare examples of their style or era. All municipal Atlases include Class I, II, and III categories, however including the 'Other' category is dependent on municipality. The definitions for historic resource classifications under the *Historic Resource Atlas* project are described in Figure 13-D:

- East Nottingham (2009) – 12 Class I, 177 Class II, and 239 Class III, and 10 Other (demolished) historic resources were identified.
- West Nottingham (2008) - 103 Class II and 63 Class III historic resources were identified.
- Upper Oxford's Atlas should be completed in 2012.
- Lower Oxford's Atlas should be completed in 2014.
- Elk's Atlas should be completed in 2013.
- Oxford Borough - in place of an Atlas, has the recent National Register listed Oxford Historic District (2007), which encompasses a significant portion of the Borough. This should be incorporated into an Atlas by 2014.

The types of resources inventoried in the *Atlas* include: principal buildings, outbuildings, walls, bridges, and other accessory structures. Even though local historic resources may not be listed on or eligible for the National Register, due to their local significance, these sites should still receive consideration when a change of land use, other zoning permit item, new land development, or subdivision is proposed that may affect the historic integrity of the site. The *Historic Resource Atlases* are available for review at their respective township buildings.

Figure 13-D: Historic Resource Class Descriptions³

<i>Class I:</i>	The resource is listed on, contributes to, or is determined eligible for inclusion in the National Register of Historic Places. This includes contributing resources in a national register district or eligible district. Note: Class I resources can also be designated by a municipality under independent criteria noted in the Atlas.
<i>Class II:</i>	Based on National Register eligibility criteria, the resource is considered by the municipality to meet the standards to be considered for the National Register of Historic Places or is identified as highly significant at a local level.
<i>Class III:</i>	All remaining resources that are 50 years and older effective at the published date of the Historic Resource Atlas.
<i>Other:</i>	Properties that are 50 years and older effective at the published date of the Historic Resource Atlas that have not been classified or meet specific criteria otherwise identified in municipal atlases, e.g. demolished structures, objects, ruins, monuments, walls, archeology, or bridges.

Source: Chester County Heritage Preservation Coordinator, 2010

RECOMMENDATION FOR HISTORIC RESOURCE ATLAS IDENTIFICATION

Action 13-1 Continue to identify and evaluate historic resources in each municipality in the Region through historic resources surveys such as the Chester County Historic GIS Atlas project; this effort could be undertaken on a regional level or an individual municipal level.

✓This action addresses Objectives 13-D and 13-E

East Nottingham (2009) and West Nottingham (2008) have already completed their *Atlases*. In fact, West Nottingham holds the distinction as being the first municipality in Chester County to complete their *Atlas* project. Upper Oxford and Elk are expected to complete their *Atlases* in 2012 and 2013, respectively, and Lower Oxford in 2014. Oxford Borough has completed a successful large scale nomination of the Oxford Historic District (2007) to the National Register of Historic Places and this nomination provides in depth information about the history of the Borough as well as the historic resources included in the nomination. However, it does not address historic resources that may exist outside of the district boundary. Oxford Borough should consider completing a *Historic Resource Atlas* and in this way the Region will have a complete survey of historic resources as a baseline from which to plan. As a next step for municipalities that have completed an *Atlas*, a Comprehensive Historic Resource Survey could be undertaken. In this way, the *Atlas* content could be enhanced to document architectural and historic features and significance. For consistency, the PA Historic Resource Survey Form should be used. This form is a useful tool because it is the form used when applying to the state (SHPO) for National Register eligibility submittals (also see Action 13-3 below for further information about this topic). This form is available through the Pennsylvania Historical and Museum Commission (PHMC).

³ Applies to *Atlases* completed through 2011. *Atlases* completed after 2011 are using an expanded classification system.

PA Dept. of Agricultural, Century and Bicentennial Farm Program

The Century and Bicentennial Farm Program emphasizes and honors the importance of the state's economic and rural heritage and traditions. Through this program, the PA Department of Agriculture recognizes Pennsylvania families who have been farming the same land for 100 and 200 years. Criteria include: The same family must own the farm for at least 100 (Century Farm) or 200 (Bicentennial Farm) consecutive years; a family member must live on the farm on a permanent basis; and the farm must consist of at least 10 acres of the original holding, or gross more than \$1,000 annually from the sale of farm products.

National Register listing is mainly honorary and does not affect the rights of property owners nor place obligations or restrictions on the use or disposition of property.

National Register of Historic Places

Authorized under the National Historic Preservation Act of 1966 and administered by the National Park Service, the National Register of Historic Places is the Nation's official inventory of historic resources that should be preserved. The National Register is part of an overall national program "to coordinate and support public and private efforts to identify, evaluate, and protect historic and archeological resources." (The National Register program is further described under the Federal, State, and County Historic Resource Programs section on page 13-28). Using National Register listing and eligibility criteria, properties on the Register include: districts, sites, buildings, structures, and objects that are significant in national, state, or local prehistory, history, architecture, archeology, engineering, and/or culture. The National Register is a preservation planning tool. Information gathered during the identification, evaluation, and national registration process is important in identifying preservation needs and in planning protection strategies for historic resources on a Federal, State, and local level.

Sites on the National Register of Historic Places are termed 'National Register listed' sites. Through a preliminary review process, sites also may be determined to be eligible for listing, referred to as 'National Register eligible' sites or as having received a 'Determination of Eligibility' (DOE). In the case of a National Register Historic District, proposed District boundaries are delineated to include areas and properties determined to be significant; these properties are 'contributing' to the district. Within those boundaries may also be properties which are not considered significant to the district, and these properties are considered 'non-contributing'. The most recent listed resource in the Region is the Oxford Historic District; the Oxford Borough Historic Commission worked from 1989 to 2007 to create a historic district in the Borough and in 1993 the Oxford Historic District was determined to be eligible for the National Register while in 2007, the Oxford Historic District became listed on the National Register. The National Register listed and eligible resources located in the Region are shown in Figure 13-E.

National Register listed and eligible properties are included in a database (Cultural Resources Geographic Information System database) that can be accessed from PHMC's website:

<http://www.phmc.state.pa.us>.

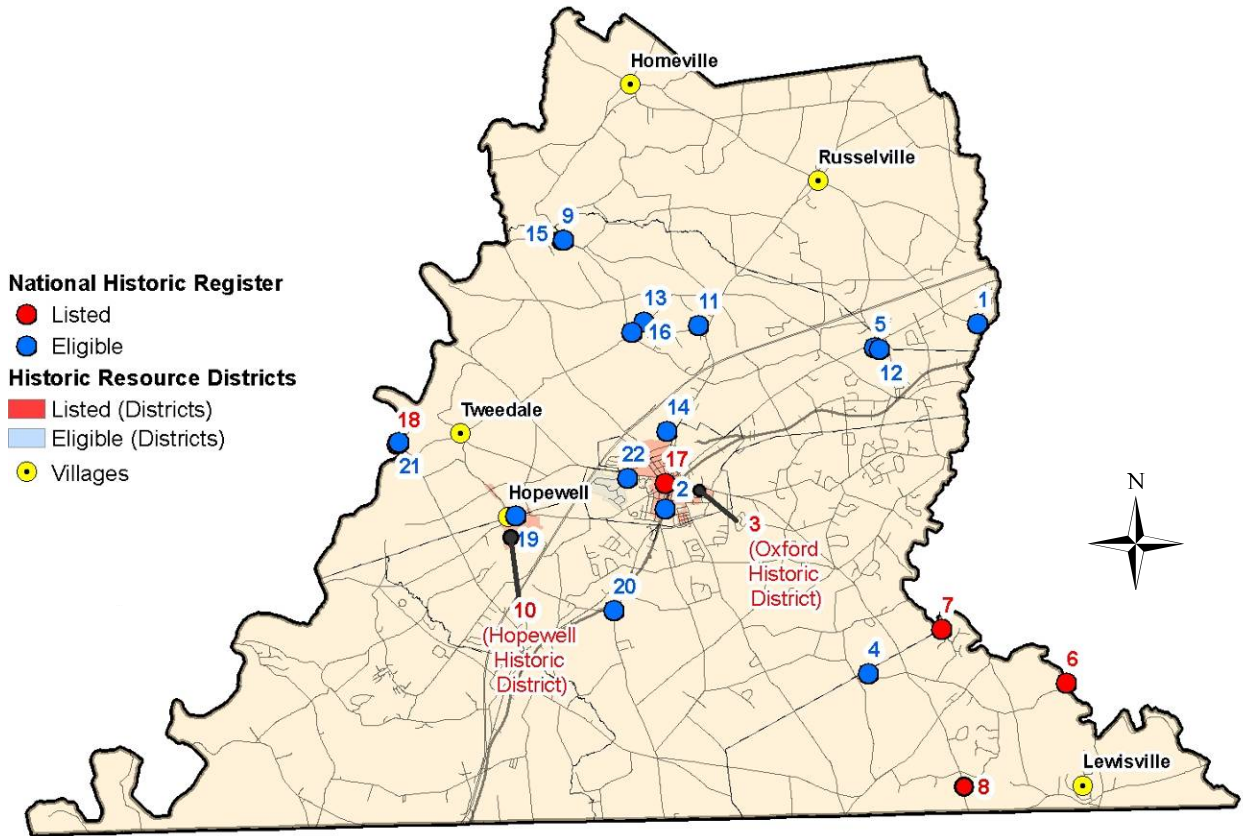
Figure 13-E: National Register Listed and Eligible Historic Resources as of November 2010

PHMC Key #	PHMC Inventory ID #	Figure 13-6 Map #	Municipality	Historic Name	National Register Status	Tax Parcel #	Resource Category	Material	Date Built
096289	96190	10	East Nottingham Township	Hopewell Historic District	Listed		District	Brick	
125927	114125	20	East Nottingham Township	Barnsley High School	Eligible	69-06-115	Structure	Brick	1895
050741	50647	7	Elk Township	Linton Stevens Covered Bridge	Listed		Structure	Wood	1886
050744	50650	6	Elk Township	Rudolph & Arthur Covered Bridge	Listed		Structure	Wood	1880
050745	50651	8	Elk Township	Glen Hope Covered Bridge	Listed		Structure	Wood	1889
104530	104429	4	Elk Township	Little Elk Meeting House	Eligible	70-1-1	Building	Stone	1826
050817	50723	18	Lower Oxford Twp	Pine Grove Covered Bridge	Listed		Structure	Wood	1884
022498	22407	21	Lower Oxford Township	Octoraro Water Company	Eligible		Building	Stone	
078876	78782	12	Lower Oxford Township	Lincoln University Historic District	Eligible		District		1866
090075	89979	5	Lower Oxford Township	Amos Hall, Lincoln University	Eligible	23-135-2655	Building	Brick	1902
096289	96190	10	Lower Oxford Township	Hopewell Historic District	Listed		District	Brick	
096413	96314	19	Lower Oxford Township	Hudson Academy	Eligible	69-1-13 69-1-8	Building	Brick	1832
097187	97088	13	Lower Oxford Township	Makowski Property	Eligible			Stone	
097188	97089	11	Lower Oxford Township	Limestone Road Farm – Hay’s House	Eligible		Building		
097189	97090	16	Lower Oxford Township	Lemontree Inn	Eligible		Building		
104805	104704	9	Lower Oxford Township	Hogg Property & Ferguson’s Mill	Eligible	56-3-3	Building		
104806	104705	15	Lower Oxford Township	S.R. 3085 (Cream Road) Bridge	Eligible		Structure		
113434	109961	14	Lower Oxford Township	Dickey, Ralston, Farm	Eligible		Building		
073092	72998	17	Oxford Borough	Oxford Hotel	Listed		Building	Brick	1853
097407	97308	2	Oxford Borough	Weigel Brothers Flour Mill	Eligible	6-8-91	Building		
097523	97424	3	Oxford Borough	Oxford Historic District ⁴	Listed		District	Brick	n/a
105331	105229	22	Oxford Borough	Ag Complex (Proposed Lone Sycamore Dev)	Eligible		Building		
105647	105545	1	Upper Oxford Township	McDowell House & Rustin Mill	Eligible	57-8-37	Building	Stone	1749

Source: CRGIS website 11/29/10, Oxford Region Planning Committee meeting June 23, 2008, and checked by Chester County Historic Preservation Office January 25, 2010

⁴ Due to the time period between the DOE and listing during which time the integrity and other factors related to resources may change, the listed district boundary varies slightly from the DOE boundary.

Figure 13-F: National Register Listed and Eligible Historic Resources



RECOMMENDATIONS FOR NATIONAL REGISTER ACTIVITIES

Action 13-2 Continue to pursue nominations of high priority properties for eligibility and/or listing on the National Register of Historic Places in order to provide recognition of, education about, and increased interest in historic resources. For example, contact PHMC to discuss the possibility of nominating the Mason-Dixon markers in Elk and East Nottingham Townships as well as the Mason-Dixon line in West Nottingham Township for inclusion on the National Register.⁵ Another example is for the Lower Oxford Historical Commission to continue to pursue the listing of Lincoln University Historic District (“deemed eligible” by PHMC), Lincoln Village based on its connection to Hinsonville, and the Pine Grove area including the historic Octoraro Water Company (“deemed eligible” by PHMC).

✓This action addresses Objectives 13-D and 13-E

East Nottingham, West Nottingham, Upper Oxford, and Elk Townships, and Oxford Borough include objectives and/or recommendations in their respective municipal planning documents that support this recommendation. (See Appendix 13-A) The National Register is an important honorary public educational tool including generating community pride and heightened recognition/interest in historic resources. The prestige of this formal recognition of a structure’s or district’s high level of historical significance can be a helpful marketing tool for a property owner or area and has the potential to help attract historic tourism which can benefit small businesses in a community through increased clientele. As well, National Register status provides certain levels of protection for resources from the impacts of federally funded or permitted projects, and listing provides access to funding and federal tax credits for certain types of, mostly nonresidential, uses.

Information inventoried from the *Historic Resource Atlases* can be used as an elementary baseline in pursuing Determinations of Eligibility (DOE) submissions and nominations to the National Register of Historic Places. In addition to individual resources or district submission, the Region might also consider using a thematic approach, such as Oxford Region as a continuing rural agricultural community dating from the time of the original William Penn land grants.

A DOE or National Register listing is an honorary distinction not directly affecting the use, alteration, or disposition of a property; property owners are not obligated to open their properties to the public, nor to restore or even to maintain the property.

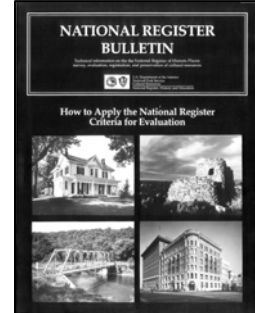
National Register listing is a 2-step process beginning with receiving a DOE or Determination of Eligibility from the state SHPO. A Pennsylvania Historic Resource Survey Form, ideally completed as part of the Comprehensive Historic Resource Survey, discussed above, is submitted to the SHPO for review and evaluation of National Register criteria. If a property is determined to

⁵ As of December 2010, Mason-Dixon markers are listed as a contributing resource to a listed historic district in Kennett, Pennsbury, London Britain, and New Garden Townships in Chester County. The Mason-Dixon line in West Nottingham Township is considered to be “undetermined” by the PHMC as to whether it is a historic resource.

be 'National Register eligible', the second step is the completion of the National Register nomination form, available through the SHPO. It should be noted that there are many properties that do not pursue National Register listing however after a period of time, usually five years, the SHPO may review the DOE to determine if a property should still have DOE status if it has not yet gained listed status. A DOE essentially affords some of the same level of protection as listing, however, federal investment tax credits for rehabilitation and other programs are only available for properties formally listed on the National Register.

*Helpful NPS bulletins*⁶ –

- *How to Apply the National Register Criteria for Evaluation* (Bulletin #15)
- *How to Complete the National Register Registration Form* (Bulletin #16A)
- *How to Complete the National Register Multiple Property Documentation Form* (Bulletin #16B)
- *Guidelines for Evaluating and Documenting Rural Historic Landscapes* (Bulletin #30)
- *Guidelines for Evaluating and Registering Cemeteries and Burial Places* (Bulletin #41)
- *Guidelines for Evaluating and Documenting Properties Associated with Significant Persons* (Bulletin #32)
- *How to Evaluate and Nominate Designed Historic Landscapes* (Bulletin #18)
- *Guidelines for Evaluating and Registering Archeological Properties* (Bulletin #36)



Action 13-3 Contact PHMC to 1) correct the municipality named on the Pine Grove Covered Bridge National Register form, 2) clarify that the proposed Lone Sycamore Development has few, if any, remaining historic resources and, therefore, should no longer be designated as National Register eligible, and 3) clarify that the Makowski Property in Lower Oxford Township has been demolished and, therefore, should no longer be designated as National Register eligible.

✓This action addresses Objectives 13-D and 13-E

Local Resource Policy, Protection Measures, and Recommendations

With all communities in the Region having Historical Commissions in place as of 2012, the Region has taken an important first step in acknowledging the importance of its history and historic structures and landscapes which embody that history. The presence of multiple National Register listed and eligible sites and districts (See Figure 13-E) is proof of the significant historic resources throughout the Region. The Region has a strong interest in preserving its rural lifestyle and character and its historic villages and resources, which have contributed to the Region's cultural identity, are a large part of that rural character. Having an established historic preservation policy as enabled under the PA Municipalities Planning Code, further discussed later in this Chapter, is the basis for historic resource preservation and provides the methodology through which preservation will continue to occur in the communities in the Region.

⁶ See <http://www.nps.gov/history> and <http://www.nps.gov/nr/publications/bulletins.htm>

Local Historic Resource Protection Policy

Oxford Regional Comprehensive Plan (1969)

The Oxford Regional Comprehensive Plan serves as the Comprehensive Plan for Oxford Borough, and East Nottingham and Lower Oxford Townships, and is being updated and replaced with the adoption of this plan. There are neither historic resource protection policies nor recommendations in that plan. This is not unusual, since at the time it was common for this and other topics to be addressed through separate community initiatives.

Municipal Historic Resource Protection Policy

See Appendix 13-A for a complete listing of current policy regarding historic resources in the comprehensive and/or open space, recreation, and environmental resources plans in each of the six Oxford Region municipalities.

Village Protection Program

A village protection program is a plan of action implemented by a municipality to preserve its historic villages. These villages are intended as historic areas, areas for infill development, and for limited growth, and not as designated growth areas. A village protection program can be adopted as part of the (municipal or multi-municipal) comprehensive plan in order to establish a consistent policy for guiding growth.

Village planning efforts should involve a task force with representatives from the Historical Commission(s) and Planning Commission(s). Village residents should be involved (either directly on the task force and/or indirectly through surveys and public meetings). Depending on the expertise of the task force, assistance of a planning consultant may be required. The Chester County Planning Commission's *Community Planning Handbook* and *Village Planning Handbook* should be consulted for further information.

RECOMMENDATION FOR HISTORIC PRESERVATION POLICY

Action 13-4 Consider investigating a village protection program as a plan of action that a municipality can implement to preserve its historic villages.

✓This action addresses Objectives 13-A

Local Historic Resource Protection Measures

Figure 13-G summarizes historic preservation regulations adopted by the municipalities in the Region, which are implemented through zoning and subdivision and land development.

Figure 13-G: Current Historic Resource Protection Regulations (as of February 2012)

Municipality	Ordinance/ Section(s) ⁷	Description of Protection Measures
East Nottingham	ZO, Part 4, § 402	Certain Floodplain requirements may be modified for historic resources which could not otherwise meet the requirements.
	ZO, Part 13, § 1310	Protected open space land may contain and be used for land surrounding historically significant structures and sites.
	ZO, Part XXV	Establishes Class I and II historic resources and permitted uses, area and bulk requirements, a demolition permit requirement, and historic resource impact study requirements for historic resources.
	SLDO, Article IV, § 403.03.C	Preliminary and final plans shall show existing significant environmental features including historic features and archeological sites plus preliminary plans shall also show these within 100' of proposed tract. Proposed disturbance to such features shall also be shown. Preliminary plans shall identify historic resources proposed for demolition.
Elk	ZO, Article XIII, § 1303.C.5	ZHB may require a historic resources impact study for subdivision or land development plans with new construction within 200' of the boundary and/or exterior walls of an historic resource, or which propose adaptive reuse or demolition of an historic resource, or for bridge or road construction or substantial repair within 200' of the exterior walls of a historic resource.
	SLDO, Article IV, § 401.C	Preliminary and final plans require an existing features plan including cultural and historic resources as identified in the Elk Township Open Space Plan. Features are to be shown on the proposed site and within 200' of the property boundary.
	SLDO, checklist for § 402.M	Homeowners Association Annual Report is required to include the status and condition of all historic resources.
Upper Oxford	ZO Article XX, § 2013	Requires HC is notified of all demolition permit applications and is allowed to determine whether a historic resource will be impacted, and if so be permitted to provide alternatives or document the historic resource.
	SLDO, Article V, § 505	Requires historic resources on and within 200' of a proposed site are identified and impact of development and mitigation measures outlined and included in the Community Impact Study.
West Nottingham	SLDO, Part IV, § 402.22	Subdivisions of 15 or more lots and land development of 2 or more acres shall have a Neighborhood Impact Study that evaluates the impact on historic and archaeological features in the area adjacent to the proposed site.

7

Oxford Region Zoning Ordinances (ZO) and Subdivision and Land Development Ordinances (SLDO) Adoption and Most Recent Amendment Dates as of 11/30/10				
Municipality	ZO Adoption	ZO Amendment	SLDO Adoption	SLDO Amendment
West Nottingham	08/12	N/A	7/93	7/99
East Nottingham	12/05	2009	05/97	2008
Elk	07/02	2010-06	08/07	2010-07
Lower Oxford	03/71	02/03	06/02	2/03
Oxford	09/88	08/10	09/87	07/10
Upper Oxford	06/10	N/A	06/10	N/A

As part of the zoning ordinance update in **West Nottingham Township**, a visioning session took place in 2007. The policy goals for the Village of Nottingham emerging from this session included updated zoning regulations, planning for streetscapes improvements, and appropriate development and building design manuals consistent with the historic scale and character of the Village. The zoning ordinance also includes historic resources protection regulations including permitting, modification of area and bulk requirements, special additional uses for historic resources, and a density bonus for land development to encourage their preservation and/or adaptive reuse, and delay of demolition regulations.

Upper Oxford Township adopted full zoning ordinance and SLDO updates in June 2010, which also include indirect provisions that could aid in the preservation of historic resources. The Agricultural District allows conversion of a barn to a single dwelling unit and permits an additional dwelling unit through the expansion of an existing single family house e.g. a farmhouse. As well, in several districts attached units are permitted to be added to an existing dwelling, thus allowing that existing, perhaps historic, dwelling to remain a viable structure.

As of 2010, **Oxford Borough** is in the process of drafting an Act 167 local historic district ordinance, which is likely to coincide with the boundaries of the National Register historic district. The existing zoning C-3 Central Business District already has laid the groundwork for a historic district overlay in the Borough through establishing as its purpose the maintaining of the scale and character of the historic and retail commercial environment of the district.

Elk Township's zoning ordinance also includes other standards to assist in historic resource protection including the LV Lewisville Village district which establishes as its purpose to preserve its historic character through recognizing historic resources, providing for mixed uses and infill at a scale that respects those resources/character, encouraging their reuse.



RECOMMENDATIONS FOR HISTORIC PRESERVATION REGULATION

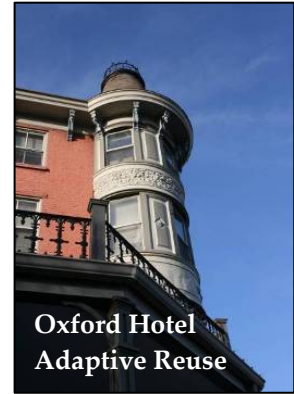
Action 13-5 Consider including provisions in the subdivision and land development ordinance which serve to help promote historic resource recognition and protection.

Action 13-6 Protect historic resources on a regional basis by adopting consistent levels of protection.

✓These actions address Objectives 13-A, 13-C, and 13-E

Adaptive Reuse and Conversion of Buildings

Adaptive reuse is the process of converting or altering a building to accommodate a viable new use other than that for which the building was originally designed. This technique supports economic development as well as historic preservation objectives. Reuse can maintain a building's vitality, and the existing building stock, provides for economically viable new uses, conserves energy through using existing buildings, creates tax revenue, and provides broader development opportunities while preserving buildings, maintaining community character, and providing links to the past. One way adaptive reuse can be encouraged is through additional or enhanced uses in zoning.



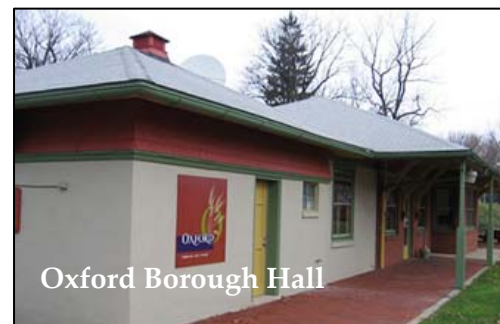
Adaptive reuse of historic buildings also contributes to economic health and revitalization in a community by generating a better use for a structure (which might otherwise lie vacant or be underutilized), thus providing potential added tax revenue, and employment opportunities. In the long term, the Region could consider incentive programs to encourage such development, and could include information about and examples of reuse in community education or outreach.

Investment tax credits are a financial incentive to encourage historic preservation and adaptive reuse. Certain adaptive reuse projects may be able to be partially funded through the Community Development Block Grant (CDBG) program. Additionally, the SAFETEA-LU Transportation Enhancements Program may provide funding for eligible historic preservation related projects. Examples of adaptive reuse in the Region:⁸

Lower Oxford Township - Charles X. Carlson Octoraro Art Association meeting hall and art studio (former 1904 Octoraro Water Company pumphouse), which is under long term lease (since 1953) with the owner the Chester Water Authority; Lincoln Community Center (formerly a c.1904 creamery and feed store); several conversions into residential uses (formerly c.1900 Hopewell Academy School, Mount Joy School House, c.1800 Lemon Tree Inn); conversions into residential uses in Hopewell Historic District (c.1900 Post Office, c.1900 Hopewell Vineyards); Robert Treat Hogge Cabinet Shop (former mill).

Upper Oxford Township - Township Building (formerly a schoolhouse); several properties in the Village of Russellville have had various uses; a currently vacant building (formerly an ice cream parlor, plumbing store, and service station after serving as the township building).

Oxford Borough - Borough Hall (former train station); P.C. Scales Company (former Old Union School); Oxford Hotel subsidized housing (former inn and restaurant/bar); Multi-family housing (former Masonic Hall).



⁸ Note: The adaptive reuses are shown above in regular text, the previous and/or historic use(s) are in parenthesis.

Elk Township - Municipal Building (former Knights of Pythias Club); Beauty Salon (formerly a school house).

East Nottingham Township – Beauty salon (former school house).

West Nottingham Township – Warehouse and now returned to use as a school (former school); Retail fireworks store (barn).

RECOMMENDATION FOR THE PROMOTION OF ADAPTIVE REUSE IN THE REGION

Action 13-7 Encourage appropriate adaptive reuse and conversion of historic buildings through incentives in local regulations and providing educational information to owners of historic resources.

✓This action addresses Objective 13-A

Infill Development

Infill development is the improvement of vacant or underused parcels within areas that are otherwise largely developed. In the Region, this would include already developed areas and larger villages and crossroads. An example of infill would be using a vacant parcel in an existing village to construct new housing, rather than developing an undeveloped or agricultural parcel. By providing a variety of appropriate land uses and dimensional standards, zoning can help encourage infill. In the Region, appropriate and compatible infill within established historic districts could also be promoted. An end result of infill in appropriate areas in the Region is the retention of historic character.

This technique can support economic development as well as historic preservation. Infill development reduces sprawl and utilizes infrastructure that is already in place, thus is more economical than “green field” development, is more environmentally sound or sustainable, and helps to preserve the outlying rural agricultural and undeveloped character of the Region. Certain infill projects may be partially funded under the Community Development Block Grant (CDBG) program, as specified under the programmatic community development objectives. More information and examples of infill development are available in the Chester County Planning Commission’s *Community Planning Handbook*.

Examples of Infill Development in the Region:

In **Oxford Borough**, residential infill has occurred on a few vacant lots on otherwise built up town streets and in new subdivisions including White Hall Acres, Copperfield, Penn Oak, Sycamore Crossing, Brookside Estates, and Oxford Village. With the exception of White Hall Acres and Copperfield, these developments have occurred on lands that were recently in agricultural use.

In **Upper Oxford Township**, the village of Russellville has some newer residential infill that rounds out the village. The village of Homeville also has some newer residential infill, but to a lesser extent. The viable agricultural activities and agricultural zoning have indirectly

enhanced the infill activity in Russellville and Homeville. The village of Forrestville has lost some historic resources and has experienced more sprawl than infill.

RECOMMENDATION TO ENCOURAGE INFILL DEVELOPMENT IN THE REGION

Action 13-8 Provide appropriate regulations through zoning and the subdivision and land development process to help encourage appropriate and compatible infill, particularly in historic districts, the Borough, and villages.

✓This action addresses Objective 13-A

See Action13-22

Building Code Requirements

Building codes are adopted to regulate and standardize construction activity to ensure the health, safety, and welfare of building occupants. However, building codes are often designed to focus on new construction and meeting these standards may be physically or financially difficult for the owners of older historic and non-historic structures, and prevent their reuse. Generally, if either reuse or significant improvements occur, buildings are required to meet current code; some compliance issues can include requirements for egress, stairways, and fire safety. However, with the implementation of the Uniform Construction Code (UCC) (Act 45 of 1999) in Pennsylvania, there are standards that specifically address older structures. These standards are provided through the 'Existing Building Code', one of 11 codes relatively recently adopted by many Pennsylvania communities, including some of the municipalities in the Region, as part of utilizing a uniform and comprehensive construction code throughout the Commonwealth.

These standards create an equivalency code and provide certain exemptions for existing structures which likely would not be able to meet all typical code standards for new construction. Since typical new building code provisions are not relevant for older structures, these equivalency code standards take into account constraints in rehabilitation of older structures, while still providing for public safety. If a municipality implements appropriate codes related to historic buildings and enforces these codes, this will help maintain historic resources because the resources may not fall into disrepair. Oxford Borough has been actively addressing property maintenance issues for residential and commercial property under the umbrella of the UCC and International Property Maintenance Code, both of which the Borough has adopted. The Borough has also implemented a rental property registration which has worked to improve the infrastructure of rental properties.

RECOMMENDATION FOR BUILDING CODE REQUIREMENTS

Action 13-9 Implement code provisions which take into account rehabilitation issues and constraints of rehabilitating older buildings, while providing for public safety.

✓This action addresses Objectives 13-A and 13-C

Local Historic Resource Activities and Recommendations

Historic preservation requires both public and private sector efforts and activities. There is an interdependent relationship between the public and private sectors: when the *public* sector is successful, it creates supportive policy and regulation, develops necessary infrastructure, supports economic activities, and creates a desirable quality of life; when the *private* sector is successful it creates a strong economic base, keeps property values high, and generates tax revenue. This section provides an overview of historic preservation policy, regulations, community outreach, and activities in the Region by both the public and private sectors.

Identifying the roles of both the public and private sectors helps to determine how both can contribute to achieving historic preservation goals.

Public Sector Historic Preservation Activities

Municipal Historical Commissions

All of the municipalities in the Region have already taken a key step in acknowledging the importance of historic resource protection through the creation of the municipal historical commissions. Historical commissions in the Region promote the identification and preservation of historic properties in their respective communities in the Region.

RECOMMENDATIONS FOR MUNICIPAL HISTORICAL COMMISSIONS

Action 13-10 Continue to support historical commissions in municipalities in the Region. These commissions could serve as general advisors to municipalities and residents and as liaisons between public and private organizations on historic preservation matters.

Promote the role of and facilitate historic preservation efforts by the local historical commissions, as supported by this Plan. A historical commission is a key element in public sector promotion, advocacy, and education about community history, historic resources themselves and their importance to continued community character, as well as historic resource rehabilitation, reuse, and protection.

Action 13-11 Consider encouraging adoption of consistent duties and standards for historical commissions across the Region.

✓These actions address all Objectives.

Municipal Historic Resource Surveys

As discussed earlier, most of the Region's historical commissions have updated or are in the process of updating their respective 1979-1982 historic resource inventories through participation in the Chester County Historic Resource Atlas project. While Oxford Borough has not yet participated in the Historic Resource Atlas project, the Borough undertook a smaller scale but comparable project in the inventorying, research, and subsequent successful nomination of the Oxford Historic District to the National Register in 2007; this district encompasses approximately one-third of the Borough land area.

- *East Nottingham* Historic Resource Atlas was completed in 2009 and the Historical Commission is working to protect the historic resources identified in the Atlas through taking the next logical step in resource surveying through research and documenting the history of the resources included in the Atlas.
- *West Nottingham* Historic Resource Atlas was completed in 2008 and the Historical Commission is working to protect the historic resources identified in the Atlas by amending the Township zoning ordinance.

Historic Districts

The Oxford Borough Historical Commission completed a recent successful large scale nomination of the Oxford Historic District to the National Register of Historic Places in 2007. In association and celebration of the listing of this district, the Historical Commission began a voluntary exterior house plaque program to recognize the creation of the district and historic resources in the district. The Oxford Historic District joins the list of National Register listed and eligible historic districts in the Region, which also include Hopewell Historic District in East Nottingham/Lower Oxford townships and Lincoln University Historic District in Lower Oxford Township.



Restoration

The Oxford Historical Commission assisted with the restoration of the town clock in May 2001.

Fundraiser

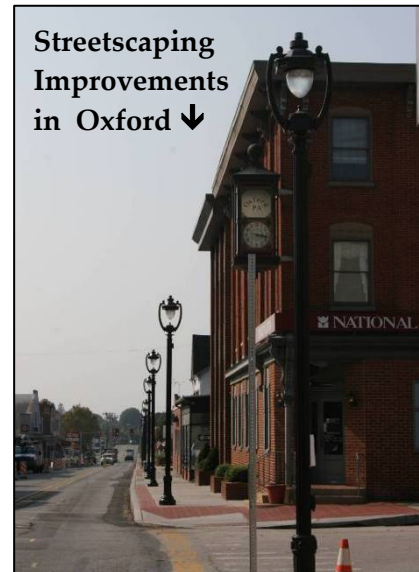
Elk Historical Commission has been considering a fundraiser for the repair of the stone wall surrounding the Old Stone Graveyard dating to 1720 as most of the Township's resources have been lost due to neglect and overgrowth of the landscape.

Streetscaping Improvements

Oxford Borough completed their streetscaping improvements in 2011 which included an increase in street lighting which adds greater visibility to, promote, and enhance business district historic facades and signs.

Safe proofing historic resources files

In 2007, Upper Oxford Township installed its second fire proof file case for historic resource files; a copy of the original CCHSS that was conducted in 1982 for Upper Oxford Township is kept in the fire proof file cabinet at the township building. In 2008, West Nottingham Township installed two fire proof file cabinets.



Extensive historic resource research

In 2007, West Nottingham Township Historical Commission completed deed research on historic resources that are 100 years and older, and has completed deed research for 50% of the historic resources that are 50 years and older. The project is ongoing as of March 2010. Upper Oxford Township Historical Commission has completed deed research for about 50% of identified historic resources in the Township.

Participation in Heritage Tourism

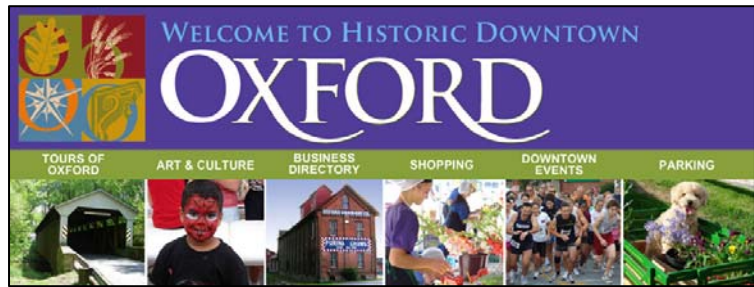
Oxford Borough is investigating participating with Phoenixville, West Chester, and Kennett Square boroughs in the Main Streets Trail of the Brandywine Valley. The goal of this effort is to promote a link between small towns in Chester County, and to establish the main street of these communities as another type of trail network.

Private Sector Historic Preservation Activities

The following examples highlight private sector and citizen organization efforts, whose work includes historic preservation in and around the Oxford Region.

Oxford Mainstreet, Inc. (OMI)

OMI was organized in 1999 and in 2001 was designated a PA Main Street Program participant. Though no longer primarily supported financially through the 5-year PA Main Street program, OMI continues as an active and dedicated organization funded through the Oxford Business Improvement District, Borough, and local fundraising efforts. The OMI is dedicated to serving “as the catalyst to unify and partner with



supporting organizations to promote and foster economic growth and stability within the Business Improvement District in the Borough, while preserving Downtown Oxford's rich historic and cultural identity. OMI achieves this through the organization and development of community events and business promotion activities. One of their latest projects is investigating the possible renovation of the Oxford Theater, located in the town center of Oxford Borough, as a hub for culture, education, and entertainment providing a keystone for Oxford's revitalization. An economic impact assessment for this project was completed in February 2010 and a feasibility study/reuse analysis was prepared in 2008.

- A driving tour brochure, “**Covered Bridge Tour, Oxford PA**”, features four historic covered bridges in Elk (3) and Lower Oxford (1) townships and the tour begins and ends in Oxford Borough. The “Covered Bridge Book” highlights several covered bridges in Chester County including providing greater information about the cover bridges on the tour.

- **OMI Façade Restoration Grant Program** provides funding to business owners to facilitate rehabilitation/restoration of building facades and to enhance the building's overall exterior appearance, thus creating a uniform and consistent Central Business District (CBD). OMI offers design guidelines as a reference guide to help ensure façade rehabilitations/restorations are in harmony with the scale, character, and history of the CBD and that there is good property maintenance, preservation of original architectural features, and compatibility of any replacement architectural elements and/or building additions.

Keep Farming First

The annual Keep Farming First conference sponsored by Chester County 2020 is intended to preserve and inform Chester County Agriculture. It honors farms that have been continuously farmed by the same family for 100 and 200 years.

Oxford Area Historic Association (OAHA)

Formed in 2000, OAHA is a nonprofit organization created to be an area historical association, attending to historic issues in municipalities of the Oxford area. These areas include: Oxford, Nottingham, Lincoln, Hopewell, Russellville, Upper and Lower Oxford, East and West Nottingham, Elk, and some interests in Penn Township and Southern Lancaster County. OAHA works cooperatively with other local historical and preservation organizations, OMI, Oxford Art Alliance, and Chester County. OAHA's focus is education about local history and preservation of local artifacts, both accomplished through workshops, research, and making available local history in books and pamphlets, and showcase displays about local history.

- The Oxford Area Historical Association participated in the *Chester County Town Tours and Village Walks* in 2009 with a historic walk of Oxford Borough guided by historic impersonators portraying sharpshooter, Annie Oakley, prominent social reformer Elizabeth Passmore, and successful businessman, John H. Ware, Jr., among other historical figures. The walk was very successful with over 200 participants.

Oxford Area Chamber of Commerce

The Chamber, which is dedicated to promoting local business and industry in the Region, helped support the Historic Oxford Walking Tour brochure as well as publishing a quarterly magazine, "Oxfordian," including information about local businesses, useful tips for residents (including planning topics such as stormwater management and greenscaping), and regional calendars.



Chester County Historic Preservation Network (CCHPN)

CCHPN is “an affiliation of local organizations and individuals dedicated to promoting, protecting, and preserving Chester County’s historic resources and landscapes through education, facilitation, and public and private advocacy.” The CCHPN featured an article about the history of Oxford Borough in their June 2009 newsletter, Chester County Ledger. As well, the annual CCHPN Volunteer Recognition Celebration was held in the Oxford Historic District where Lower Oxford Township Historical Commission was presented with the “Grace Under Fire” Award for its concerted efforts to make progress on projects under difficult circumstances.



Farmland Easements

Due to the dedication and stewardship of the private property owners, the Hopewell National Register District in East Nottingham and Lower Oxford townships includes more than 200 acres of farmland preserved under the county administered state and county agricultural/farmstead preservation easements programs. The programs are competitive and the state program awards points to properties listed on the National Register of Historic Places, within a listed Historic District, or are adjacent to either, while the county program follows the state program guidelines but in addition awards points for properties that have received a determination of eligibility for the National Register, are located within an eligible district, or are adjacent to either.

Local Community Outreach, Education, and Recommendations

The following outreach efforts to educate the public about regional history, historic resources, and resource protection have occurred in the Region:

Historic Walking Tours and Bus Tours

Municipal Historical Commissions in the Region participated cooperatively with private sector entities to undertake historic walking tours as follows:

- In April 2010, Lower Oxford Township Historical Commission in conjunction with Lincoln University and Lincoln Village conducted walking tours of the historic campus and adjacent village.
- A walking tour brochure, “Historic Walking Tour, Oxford PA,” of historic Oxford features historic sites in the Oxford Historic District. There is also a walking tour brochure designed for children, “Children’s Stroll through Historic Oxford PA,” which features the same historic sites as the historic walking tour but provides information and text geared to children including fun and thought-provoking questions. These brochures were produced in a cooperative effort between the Oxford Area Chamber of Commerce, Oxford Borough Historical Commission, and Oxford Area Historic Association.



- Elk Historic Commission has hosted several bus tours of Elk Township which have received excellent participation from residents.

Artifact Display

The East Nottingham Historical Commission displays historic artifacts (in the Township's General Meeting Room) that they have collected over the years and uses them for public outreach and community education.

Bicentennial Celebration

In November 2007, Elk Township celebrated its 200 year anniversary with a discussion on the Township's history as formerly part of East Nottingham Township. In November and December 2010, the Oxford area celebrated 150 years of railroading.

All participants agreed that there is an increased public awareness about the existence of historic resources over the last 10 years
Regional Comp Plan Survey

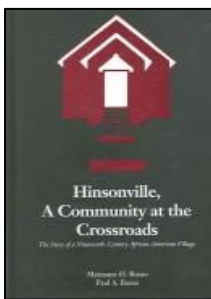
Historic Bridge Promotion

An Upper Oxford Township Historical Commission subcommittee was formed and events were held in 2006 to promote the restoration and conversion of the Bellbank Bridge back into a covered bridge. This bridge links Chester & Lancaster Counties. This former Chester County Bridge #11 is now a PennDOT bridge and funding limitations have prevented its restoration and conversion to a covered bridge.



Local History Books

Books about the history of municipalities in the Region have also been published. These include: "Around the Oak" (1982) by the Oxford Area Tricentennial/County Fair Committee and Tricentennial Publications Committee, "Hinsonville: A Community at the Crossroads" (2005) (where Lincoln University is located currently), "Milton Walker: Builder of Oxford" (1987) (Architect of Lincoln University buildings), "Peach Bottom Railway, Lancaster, Oxford & Southern (LO&S) Railway" (Vol 1 2006, Vol II and III 2008), "Postcard Album of Historic Oxford PA & Surrounding Communities" (1981), and a postcard history series "Around Oxford" (2009). As well, as of 2010 a book about historic churches in the Region is underway and Elk Township Historical Commission is drafting a township history book, but is in need of funds for publishing.



One Room School House' Student Reunion

In 2009, the Upper Oxford Township Historical Commission hosted the 4th reunion for alumni of the township's one room schoolhouses. The reunion is held every other year: 2007, 2009, 2011, etc.

Municipal Newsletters

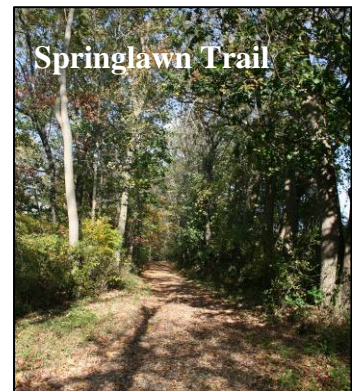
In summer 2009, the first edition of the combined Upper Oxford Township and Historical Commission Newsletter was published to keep residents updated about Township news and events as well as Historical Commission meetings and important Township history; through this approach the Township may spur more broad-based interest in history and historic resources. Prior to this action, the Township Historical Commission had its own separate newsletter. West Nottingham has a township newsletter (posted also on their website) which on occasion includes historical information. East Nottingham Township newsletter has included articles about historic preservation and the Historical Commission listed in the Township directory but no meeting schedule.

Municipal Websites

Upper Oxford's website includes a Township history and joint Township and Historical Commission newsletter both with links from the homepage on the Township website. Lower Oxford's website homepage posts a link to Township history and a notice about the Lincoln University walking tour, however does not include a Historical Commission meeting schedule nor other information about them. West Nottingham includes a Historical Commission link on their homepage. East Nottingham's website includes a link to Township history and the Township newsletter from the homepage, and the Historical Commission purpose and meetings under a Local Announcements link from the homepage. Elk's website includes a Township history homepage link and under the calendar of event's homepage link includes Historical Commission meetings and requests for historical information and historic program and fundraising ideas from the public. Oxford Borough's Historical Commission includes a link on the homepage under 'History', which provides a Borough history and information about historic projects; as well the website lists Historical Commission monthly meetings under the homepage link for "Meeting Schedule."

Trail with Historic Features

A trail near the milltown (stone wall, foundation, spillway) that runs along Springlawn Road in Elk Township has been established and could provide increased interest in the former milltown and its place in Elk's past and present.



RECOMMENDATIONS FOR COMMUNITY OUTREACH AND EDUCATION

Action 13-12 Provide assistance to historic property owners who are interested in the National Register of Historic Places eligibility and nomination process.

Action 13-13 Provide information to property owners about items such as history, appropriateness of building alterations, building materials, and architectural elements for historic resources as well as about adaptive re-use, preservation, and renovations of historic structures, as needed.

Action 13-14 Research and provide information to historic property owners about State and federal grants, tax incentives, and other historic resource protection programs.

East Nottingham Township Historical Commission maintains a display of historic artifacts in the Township Building. They should continue this form of outreach, and other Historical Commissions in the Region could also undertake this approach. Historical commissions could host school groups and an open house could be planned to better educate residents about township and borough history.

Action 13-15 Recognize business owners and homeowners that undertake construction, rehabilitation, or restoration projects that are sensitive to the historic character of the municipality or the Region.

Action 13-16 Encourage historic walking, bicycling, or driving tours that focus on one or more historic areas, communities, or the entire Region.

Action 13-17 Provide outreach to new municipal officials and new owners of historic properties through the historical commissions about historic resources planning.

Current municipal officials and volunteers actively involved in historic resource protection in the Region have an understanding about historic resources and preservation, however new residents and newer municipal officials may not. National Park Service brochures and bulletins can be consulted as reference and educational material to help in this understanding of historic resources. Particularly useful materials include *My Property is Important to America's Heritage* bulletin and the *National Register of Historic Places* brochure. (See <http://www.nps.gov/nr/publications/bulletins.htm>)

Action 13-18 Consider developing partnerships, through municipal historic commissions, with preservation minded organizations and intergovernmental coordination to further preservation efforts/projects in the Region.

The Historical Commissions should work with the Oxford Area Chamber of Commerce to develop articles related to historic preservation in the Chamber's quarterly magazine, "Oxfordian." The historical commissions should also work with Oxford Main Street, Oxford Art Alliance, and the Nottingham County Park.

Action 13-19 Consider developing historic design guidelines relevant to different areas of the Region (historic districts vs. villages vs. the borough vs. rural or open settings, etc.) as a method of education about the physical aspects and design features of historic resources, to provide guidance on compatible new development, as an aid for physical rehabilitation and restoration efforts.

Action 13-20 Undertake educational initiatives to increase awareness of the advantages of properly executed infill development in the Region.

✓These actions address Objectives 13-A, 13-B, 13-C, and 13-E

Federal, State, and County Resource Programs and Recommendations

There are various historic preservation techniques and programs available to facilitate the protection of historic resources. Although they differ in approach, most either evolved directly out of federal or state laws or are enabled by federal or state legislation. An understanding of federal, state, as well as county policy and programs for historic preservation, described in this plan section, provides a solid foundation to determine what techniques and programs are both available and appropriate for future historic preservation planning efforts in the Region.

Federal Level

National Historic Preservation Act of 1966

The National Historic Preservation Act of 1966 (NHPA) earmarked the beginning of a broad scale federal historic preservation policy and created a strong legal basis for the protection of historic resources through a framework of measures to be used at the federal, state, and local levels. The NHPA was a response to public outcry against the severe loss of historic resources (because of urban renewal and blight reduction) in larger cities and boroughs. The legislation's purpose was to create a comprehensive framework for protecting historic resources throughout the nation through a system of reviews, regulations, and incentives that focused on preserving historic resources. The NHPA encouraged cooperation among federal, state, and local governments as well as between individual agencies to address the protection of historic resources.

Figure 13-H: Key National Historic Preservation Act Programs and Mandates

- The NHPA formalized the National Register of Historic Places.
- Section 106 of the NHPA requires that any project that receives federal funds, sponsorship, or assistance review its impact on historic properties.
- A State Historic Preservation Office (SHPO), authorized by the NHPA, helps to facilitate cooperation among governmental levels by coordinating preservation activities and administers preservation activities contained in the NHPA on a state level. In Pennsylvania, this agency is the Pennsylvania Historical and Museum Commission (PHMC).
- The Certified Local Government (CLG) Program, authorized by the NHPA, enables municipalities to participate directly in federal preservation programs and to access (through the state) certain funds slated for historic preservation activities.

National Register of Historic Places

The National Register of Historic Places is the official, federal list of districts, sites, buildings, structures, and objects of historical, architectural/engineering, or cultural significance to the prehistory and/or history of a locality, state, or the nation that are deemed worthy of preservation. The National Register is maintained by the National Park Service (NPS) under the U.S. Department of the Interior. In Pennsylvania, the National Register program is managed by the Pennsylvania Historical and Museum Commission (PHMC), Bureau for Historic Preservation

(BHP). Properties do not need to have national significance to be listed on the National Register, but may be listed if they are significant to local or regional history as well.

National Register listing and eligibility is mainly honorary and does not affect the rights of property owners nor place obligations or restrictions on the use or disposition of property. However, it does impact the use of federal funds or assistance, in that federal or federally assisted projects need to be reviewed for their potential impact on National Register listed or eligible sites as described under **Section 106 Process**.

There is a set of established criteria against which a property is reviewed to determine its significance and eligibility for the National Register. Criteria for Evaluation are:

The quality of significance in American history, architecture, archeology, engineering, and culture is present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, feeling, and association, and:

- that are associated with events, activities, or patterns that have made a significant contribution to the broad patterns of our history; or
- that are associated with the lives of persons significant in our past; or
- that embody the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction; or
- that has yielded, or may be likely to yield, information important in prehistory or history.

Certified Local Government Grant Program

The Certified Local Government (CLG) Program, enabled under the NHPA, was established to facilitate greater participation in historic preservation at the local level. It strives to encourage local, state, and federal partnerships to protect historic resources and address historic preservation issues. The CLG program is jointly administered by the NPS and PHMC. Each local government works through a certification process to become recognized as a CLG. A CLG is one that meets certain criteria demonstrating that they are committed to historic resource protection including:

- The adoption and enforcement of historic preservation regulations,
- Establishment of an historical commission or similar body,
- Engaging in the survey of historic properties,
- Provide for public participation, and
- Follow PA Procedures for Certification.

Specifically, the Region's municipalities should consider this status to attend conferences and trainings and interact with and seek advice from other communities that face similar issues. One of the most important incentives of the CLG program is increased access to federal preservation funds. Ten percent of each state's allocation of historic preservation funds (as authorized by the NHPA) must be allocated to the CLG's. In Pennsylvania, funds are administered by PHMC.

RECOMMENDATION FOR A CERTIFIED LOCAL GOVERNMENT GRANT PROGRAM

Action 13-21 Investigate CLG program membership as a method to provide technical assistance and funding opportunities for historic preservation.

✓This action addresses Objectives 13-A and 13-B

Preservation Easement Programs

For historic preservation purposes, a preservation easement is in general terms a legal agreement designed to protect a significant historic, archaeological, or cultural resource, or a portion thereof. Preservation easements can also be used to protect a historic landscape, such as a historic farmstead. Under an easement, a property owner grants a portion of the property rights to a qualified organization. Many times easements are specifically for the preservation of a historic building's façade – called a façade easement - whereby the focus is to ensure that the historic building's façade will be maintained, protected, and preserved in perpetuity. There are potential financial benefits for a property owner from the charitable donation of a facade easement to a tax-exempt organization (IRS Code Section 501(c)(3)). The donation of a façade easement must be made for conservation purposes, such as the protection of a National Register listed historic structure, and must be made in perpetuity. Unlike properties eligible for the rehabilitation tax credit, an easement donation can be for a structure used for *either* business *or* non-business use. More information is available at the NPS Technical Preservation Services website: <http://www.nps.gov/history/hps/tps>. There are no known façade or other preservation easements in the Region.

RECOMMENDATION FOR PRESERVATION EASEMENT PROGRAM

Action 13-22 Encourage private historic preservation measures, such as the sale or donation of easements, deed restrictions, and restrictive covenants, as a historic preservation strategy for individual owners of historic property.

✓This action addresses Objectives 13-A and 13-B

State Level

Act 167, The Historic District Act of 1961

This Act authorizes municipalities to create local historic districts and protect historic and architectural character through regulating the erection, reconstruction, alteration, restoration, demolition, or razing of buildings within a certified local historic district. Local historic districts established under the auspices of Act 167 must be formally certified through PHMC. Act 167 also requires the appointment of an historic architectural review board (HARB) to advise the local governing body on the appropriateness of building activity in the district. Requirements for HARB membership are outlined in the Act 167 legislation.

RECOMMENDATION FOR AN ACT 167 LOCAL HISTORIC DISTRICT IN OXFORD BOROUGH

Action 13-23 Continue to undertake the drafting of an Act 167 local historic district ordinance for the Oxford National Register listed historic district located in Oxford Borough.

✓This action addresses Objectives 13-A

Act 247, Pennsylvania Municipalities Planning Code of 1968, as amended (MPC)

The MPC authorizes the use of municipal land use controls such as use regulations and area and bulk requirements to protect historic resources. MPC enabled regulations primarily focus on land use-oriented provisions. This differs from Act 167 local historic district regulations (See Other Programs for Consideration), which specifically focus on control of architectural character. The MPC regulates places having unique historical, architectural, or patriotic interest or value through the creation of a specific zoning classification, as is indicated below. Throughout Chester County, the MPC has often been applied to protect historic resources through adoption of a municipal-wide historic overlay in zoning. However, other historic resource protection provisions and incentive measures have been implemented through municipal zoning. An example of an incentive measure is allowing additional uses for historic resources in order to promote their reuse and continuation. Varying types and levels of resource protection MPC measures are found in the Region as shown in Figure 13-I.

Figure 13-I: Act 247 Measures

Article I of the MPC establishes General Provisions for the Act

- Section 105, Purpose of Act - "It is the intent, purpose and scope of this act to protect and promote safety, health and morals; ...to promote the preservation of this Commonwealth's natural and historic resources and prime agricultural land;to encourage the preservation of prime agricultural land and natural and historic resources through easements, transfer of development rights and rezoning;..."
- Section 107, Definitions - "Preservation or protection," when used in connection with natural and historic resources, shall include means to conserve and safeguard these resources from wasteful or destructive use,..."
- Section 107, Definitions - "Public grounds," includes:(3) publicly owned or operated scenic and historic sites.

Article III of the MPC establishes the basis for comprehensive planning in municipalities:

- Related to historic resource protection planning, Section 301(a)(6) states "The municipal, multi-municipal or county comprehensive plan...shall include...a plan for the protection of natural and historic resources...This clause includes.... historic sites."

Article VI of the MPC establishes the basis for zoning ordinances and provides for the protection of historic resources through zoning:

- *Section 603(a)* - "Zoning ordinances should reflect the policy goals of the statement of community development objectives [which should generally reflect municipal policy goals of the comprehensive plan, as feasible] and give consideration to the character of the municipality, the needs of the citizens, and the suitabilities and special nature of particular parts of the municipality."

- *Section 603(b)(2)* – “Zoning ordinances...may permit, prohibit, regulate, restrict and determine [among other provisions]...size, height, bulk, location, erection, construction, repair, maintenance, alteration, razing, removal and use of structures...”
- *Section 603(b)(5)* - “Zoning ordinances ...may permit, prohibit, regulate, restrict and determine [among other provisions]...protection and preservation of natural and historic resources and prime agricultural land and activities.”
- *Section 603(c)(7)* – “Zoning Ordinances may contain: [among other provisions]...provisions to promote and preserve prime agricultural land, environmentally sensitive areas and areas of historic significance.”
- *Section 603(g)(2)* – “Zoning ordinances shall provide for protection of natural and historic features and resources.”
- *Section 604(1)* – “The provisions of zoning ordinances shall be designed to promote, protect and facilitate any or all of the following: ...[among other provisions] preservation of the natural, scenic and historic values in the environment...”
- *Section 605(2)(vi)* – “...Where zoning districts are created, all provisions shall be uniform for each class of uses or structures, within each district, except that additional classifications may be made within any district: [among other provisions] ...for the regulation, restriction or prohibition of uses and structures at, along or near: [among other provisions] ...places having unique historical, architectural or patriotic interest or value...”

Land Use Management Tools

Cluster development, discussed further in Chapter 5: Land Use , is a land management tool that provides a way to both preserve open space and direct development away from resources on a site. How this tool can help promote historic resource protection is that historic resources can be allowed as a permitted use to remain in the open space and/or can be allowed as an extra lot in addition to those allowed under area and bulk zoning regulations.

Effective Agricultural Zoning, discussed further in Chapter 5: Land Use, is a land management tool to encourage the preservation of farmlands, discourage their conversion into non-agricultural uses, and discourage the establishment of land uses that are incompatible with agricultural uses. This technique can help to protect the Region’s valuable historic landscapes by preserving farming as a land use in the Region.

Transfer of Development Rights or TDR, discussed further in Chapter 5: Land Use, can also be used as a strategy to help preserve historic resources. In the case of a rural historic resource on a large lot, TDR promotes preservation of the existing large lot while making its current use more economically feasible. In the case of a denser environment, such as a village, TDR can help encourage reuse and continued viability of existing older buildings and historic resources through providing development incentives.

RECOMMENDATIONS FOR ZONING LAND MANAGEMENT TOOLS

Action 13-24 Consider protecting historic resources and landscapes through indirect methods of open space development and effective agricultural zoning regulations.

Action 13-25 Consider implementing a region-wide transfer of develop rights program to help protect historic and other resources discussed in this Plan.

✓These actions address Objectives 13-A and 13-E

Act 537, Sewage Facilities Planning – Review for Historic and Archeological Resources

Act 537, the Pennsylvania Sewage Facilities Act, requires each municipality in Pennsylvania to have an Official Sewage Facilities Plan that addresses existing and future sewage disposal needs. In most cases, the Pennsylvania Department of Environmental Protection (PaDEP) requires the completion of sewage facilities planning modules for new subdivision and/or land development projects in order to update or to revise the municipal Act 537 plan, thus ensuring a consistent and compliant means of sewage disposal. The package of completed forms and its supporting documentation is called a “sewage facilities planning module” or “planning module.”

State regulations establish procedures for sewage planning module approvals and permit reviews. PHMC review for historic resources is a requirement of the PaDEP sewage planning module process. The PHMC reviews project activities for their potential effect on significant historical and archeological resources and provides comments prior to PaDEP’s acceptance of a planning module for review. In turn, PaDEP is to consider this review and implement PHMC’s recommendations for the site. An applicant is required to submit a Cultural Resources Notice form to PHMC if a proposal involves 10 acres or more of earth disturbance; or if a 50 year old or older structure(s) is on the site of the proposed development. Permitted activities which may affect historic resources on the National Register of Historic Places are not exempt from DEP permits regardless of project size.

After a planning module has been completed by an applicant, it is also reviewed by the municipality in which the proposed project is located, and by the Chester County Health Department and Chester County Planning Commission, as well as PaDEP. With many entities at various agencies and locations involved in the review, procedural gaps can occur in the sewage planning module review process. In terms of historic resource protection, a municipality needs to take steps to ensure that they receive PHMC review comments in regard to the impacts of the project on historic resources.

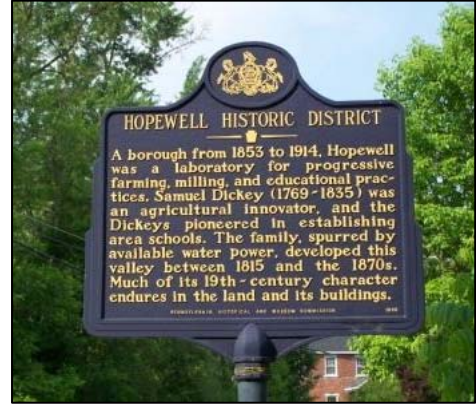
RECOMMENDATION FOR HISTORIC AND ARCHEOLOGICAL RESOURCE REVIEW IN ACT 537 SEWAGE PLANNING MODULES

Action 13-26 Work to ensure all components of a sewage planning module have been received related to review of impact by the PHMC of the module on historic resources prior to granting preliminary or final plan approval.

✓This action addresses Objective 13-B

PHMC's Historical Marker Program

Established in 1946, the Historical Marker Program is one of the PHMC's oldest, most popular, and recognized state programs. Located throughout Pennsylvania, the blue and gold markers highlight people, places, and events significant in history. New markers are approved and erected along Pennsylvania roadways every year.



PHMC owns and maintains the markers after they are installed and dedicated. At present, markers are repaired and repainted approximately every seven years. A picture of an existing historical marker is shown here to illustrate its design as well as the type of historical information contained on the marker itself. There are over 2,000 markers statewide.

The historical marker program may be applied for annually by any person or organization. Limited matching grants are available for the manufacture of markers. PHMC's website includes guidelines, information, and directions on how to nominate a marker.

Though not a PHMC marker, there is a Penn State historic marker on Media Road in the Region which acknowledges the Jordan Bank Barn and Pugh Farm.

RECOMMENDATION FOR HISTORICAL MARKERS

The Region's historical commissions should consider which sites should be nominated for state markers. Also, the historical commissions may consider if there are other historic markers that should be installed outside the state program. Most historical markers are dedicated in public events, which present opportunities for the community to both celebrate and understand its heritage.



The Oxford Borough Historical Commission has already undertaken this recommendation and offers bronze Oxford Historic District plaques for sale to interested property owners of historic resources within the historic district. The purpose of these plaques is to recognize a property as a historic resource and contributing to the larger district as well as to provide educational information and acknowledgement to the public. The plaques are mounted on the exterior building front façade to denote resources within the historic district.

Action 13-28 Investigate installing historic markers, using the PA State Historic Marker Program or developing a local marker program, to identify and acknowledge important regional historic resources.

✓This action addresses Objectives 13-B and 13-D

Figure 13-J: Current PHMC Historical Markers in the Region (as of November 2010)

Marker Name:	<i>Evan Pugh, Ph.D.</i>	<i>Hopewell Historic District</i>	<i>Hosanna Meeting House</i>	<i>Lincoln University</i>
Date Dedicated:	Saturday, Sept, 1964	Sunday, Nov 10, 1996	Saturday, May 9, 1992	Wednesday, Jan 25, 1967
Marker Type:	City	Roadside	Roadside	Roadside
Location:	Jordan Bank Elem. School, S. Fifth and Hodgson streets, Oxford	Intersection of Hopewell & Lower Hopewell Roads, Lower Oxford & E. Nottingham Twps.	Old U.S. 1 (Baltimore Pike) N of Lincoln University campus, Lower Oxford Twp. GPS Coordinates: LNG: 75.9253, LAT: 39.8115	SR 3026 (old U.S. 1), 2 miles NE of Oxford GPS Coordinates: LNG: 75.9281, LAT: 39.8106
Category:	Agriculture, Education, Environment, Science & Medicine, Professions & Vocations	Agriculture, Business & Industry, Education	African American, Houses & Homesteads, Religion, Underground Railroad	African American, Education
Marker Text:	Scientist, educator, humanitarian, and first President of Penn State University, 1859-64. Pugh trained as agricultural chemist; promoted application of science education to farming and industry. He founded and conducted Jordan Bank Academy at his home 3 miles south.	A borough from 1853 to 1914, Hopewell was a laboratory for progressive farming, milling, and educational practices. Samuel Dickey (1769-1835) was an agricultural innovator, and the Dickeys pioneered in establishing area schools. The family, spurred by available water power, developed this valley between 1815 and the 1870s. Much of its 19th-century character endures in the land and its buildings.	Founded by free Blacks who had settled in this area, it was first known as the "African Meeting House." Formally organized in 1843 as an African Union Methodist Protestant church. A station stop on the Underground Railroad, its many visitors included Frederick Douglass and Sojourner Truth.	Chartered as Ashmun Institute, April 29, 1854. Founded by Rev. John Miller Dickey for the purpose of providing liberal higher education for people of African ancestry in America. In 1866, it became Lincoln University, interracial and international.

Main Street and Elm Street Programs

The Main Street Program is a 5-year program that provides a comprehensive, community-based approach to revitalizing town center business districts. The program emphasizes broad community support, community reinvestment, leveraging private funding, and reuse of existing structures. Technical support, advocacy, and training is handled by the nonprofit Pennsylvania Downtown Center, which serves as the official coordinating program for Main Street in PA while the Pennsylvania Department of Community and Economic Development (DCED) provides grants and funding of the Main Street program in Pennsylvania. Grants to municipalities assist 'main street' economic development through establishing a local revitalization organization and hiring a full-time professional coordinator/Main Street Manager. Activities that can be funded include:

- Main Street Program administration, façade improvement, planning, and operational costs as well as Regional Main Street Coordination designation;
- Rehabilitation/improvement of significant buildings as supported by a Main Street plan under the Anchor Building component;
- Acquisition, commercial building or public site improvements, streetscaping, or other constructions costs for larger scale projects determined to be critical for downtown revitalization under the Downtown Reinvestment component.

Oxford Borough has had an active and successful 'Main Street' organization in place, Oxford MainStreet Inc, since January 1999, however since the official PA Main Street Program is only a 5-year program, as of June 2010 OMI is not an officially state designated program based on PaDCED information.

The **Elm Street Program** is a 5-year program that was created to foster older historic neighborhoods located within walking distance from revitalized Main Streets. Like the Main Street Program, Elm Street is a joint effort between the PA Downtown Center and DCED. Grant funds are available for planning, technical assistance and physical improvements to residential and mixed use areas in proximity to central business districts. Funds can be used for:

- Elm Street Program administration, façade improvement, planning, and operational costs.
- Acquisition, structural building improvements, and public infrastructure costs supported by an Elm Street plan under the Residential Reinvestment component.

RECOMMENDATION FOR INVESTIGATION OF AN ELM STREET PROGRAM IN OXFORD BOROUGH

Action 13-28 Continue to support the Main Street organization, OMI, in Oxford Borough in their efforts to promote economic development in the town center of the Region. Consider investigating an Elm Street Program in Oxford Borough for residential neighborhoods that are adjacent to the "Main Street" area.

✓This action addresses Objectives 13-A, 13-B, and 13-E

County Programs

Chester County Historic Preservation Network

The Chester County Historic Preservation Network (CCHPN) is a non-profit organization that provides support to grassroots historic preservation efforts. CCHPN strives to build connections between professional and vocational preservationists and to be a countywide network allowing exchange of historic preservation information.

Specifically, CCHPN's mission is to be an affiliation of local organizations and individuals dedicated to protecting and preserving Chester County's historic resources and landscapes through education, facilitation, and public and private advocacy.

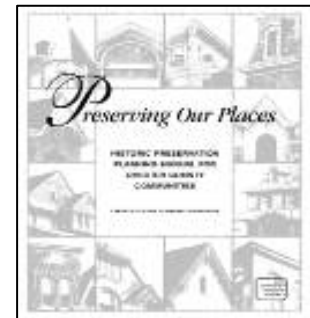
Activities include: educational programs annually for municipal officials and historical commissions on preservation-related topics; a summer picnic that recognizes volunteers and highlights a successful preservation project in the county; publishing a regular newsletter, *The Chester County Ledger* focusing on preservation activities in the county and highlighting specific resources; beginning in 2004 providing support to the Chester County GIS Historic Resources Atlas; and co-sponsoring, along with the Chester County Parks Department, and Conference and Visitors Bureau, the Chester County Town Tours and Village Walks summer program, a walking tour of various historic areas in villages and boroughs in Chester County.

Landscapes2 Historic Preservation Policy

The loss of important historic resources is one of the concerns addressed by the Chester County Comprehensive Policy Plan, *Landscapes2*. The Plan is a November 2009 update to *Landscapes*, which was developed in response to concerns over sprawling development patterns and the high land consumption rate resulting in a reduction and loss of resources. *Landscapes2* champions the balance of growth and preservation, sustainable communities, and "green" communities, including the protection of cultural resources. The Plan includes specific resource protection objectives and policies as well as actions to carry out historic resource protection.

Preserving Our Places

Preserving Our Places: An Historic Preservation Planning Manual for Chester County Communities (1998) promotes the implementation of the historic preservation goals and objectives in *Landscapes* and *Landscapes2*. It does this through providing general background information about historic preservation, providing an outline of core elements of a comprehensive historic resource protection plan, and through describing historic resource protection planning for Urban, Suburban, and Rural settings in the context of a preservation plan. (See <http://www.landscapes2.org/Historic/historicDocs.html> for this document)



Vision Partnership Program (VPP) Grants

The Chester County Commissioners, through their VPP Grant program, provided matching grants funds for eligible projects to qualified municipalities in the County. Historic preservation plans, historic resource surveys, and resource protection ordinance provisions are eligible types of projects under this program. See the Vision Partnership Program Grant Manual at www.chesco.org/planning for further information about this grant program and the specific types of projects that may be funded.

Chester County Parks and Recreation, Office of Historic Preservation

In addition to helping to promote heritage tourism for the County and heritage interpretation and education for county parks, the County Parks staff provide direct heritage and historic preservation assistance to municipalities; This include the following specific activities:

Chester County Historic Preservation Officer

The Chester County Historic Preservation Officer provides coordination between the County, PHMC, and the general public when identifying and addressing the county's individual historic resources and their history, based upon the National Preservation Act of 1966, as amended. Activities include; the Chester County Historic Structures Certification Program; Section 106 consulting party for state and federally-funded or assisted projects; Section 106 reviews for County projects; Historic Resource identification, registration and documentation; Chester County Historic Resource Atlas Project - GIS Mapping of Historic Resources updating the Historic Sites Survey 1979 – 1982.

The Chester County Historic Preservation Officer provides technical expertise and educational assistance to the public and municipalities including municipal historical commissions, committees and societies; historic resource information for residents, businesses and property owners; assistance to resource taskforces & organizations on historic preservation issues; assistance for historic structures preservation and maintenance standards; participation as a Chester County Historic Preservation Network (CCHPN) board member.

Chester County Historic Certification Program

Provided by the County Historic Preservation Officer (currently under Chester County Parks and Recreation), the Chester County Historic Certification (CCHC) program resulted from public and private requests for acknowledgement of locally significant historic resources that may not be eligible for the National Register. While CCHC is a courtesy designation, it is an effective preservation planning tool, issued upon request from individual property owners, for the recognition of locally significant historic resources, as a step prior to obtaining National Register eligibility status, and for historic resource classification purposes in a Historic Overlay Zone. Specific documentation (such as assessment and deed records, lineage, historic maps, among others) must be submitted to justify qualification of a resource as County Historically Certified. The program is still active in the county, however, as of December 2010, the Wilson Family Farm in East Nottingham Township is thus far the only

property in the Region that has been recognized under CCHC program. In the future, communities and property owners in the Region might investigate CCHC designation as a type of official recognition for additional locally significant historic resources in the Region.

RECOMMENDATIONS FOR UTILIZATION OF COUNTY PROGRAMS

Action 13-29 Participate as a member of the Chester County Historic Preservation Network to engage in training events about historic preservation and to gain local contacts and a network of parties interested in resource protection.

Action 13-30 Continue to work cooperatively with and utilize County programs to assist in the identification and protection of historic resources in the Region.

✓These actions address Objectives 13-B and 13-E

Summary of Website References

Chester County Historic Preservation Network website; CCHPN website: <http://www.cchpn.org>.

Chester County Parks and Recreation Department website: <http://dsf.chesco.org/ccparks> - heritage resources tab.

Chester County Planning Commission website: <http://www.chesco.org/planning>.

Preserving Our Places is on the web at <http://dsf.chesco.org/planning/lib/planning/pdf/preservingplaces/HisPresManual.pdf>.

National Park Service website: www.nps.gov.

National Register Listed sites, National Historic Landmark list, NPS Technical Preservation Services website: <http://www.nps.gov/history/hps/tps>.

National Register bulletins and brochures website: <http://www.nps.gov/nr/publications/bulletins.htm>.

National Register publications website: <http://www.nps.gov/history/publications.htm>.

PHMC website: <http://www.phmc.state.pa.us>.

Partners for Sacred Places website: <http://www.sacredplaces.org>.

SAFETEA-LU website: <http://www.fhwa.dot.gov/safetealu>.

Figure (Map) Sources:

Figure 13-F: National Register Listed and Eligible Historic Resources Map

Data Sources: Municipal Borders, Roads - Chester County GIS; National Register and Listed Historic Resources – PHMC.