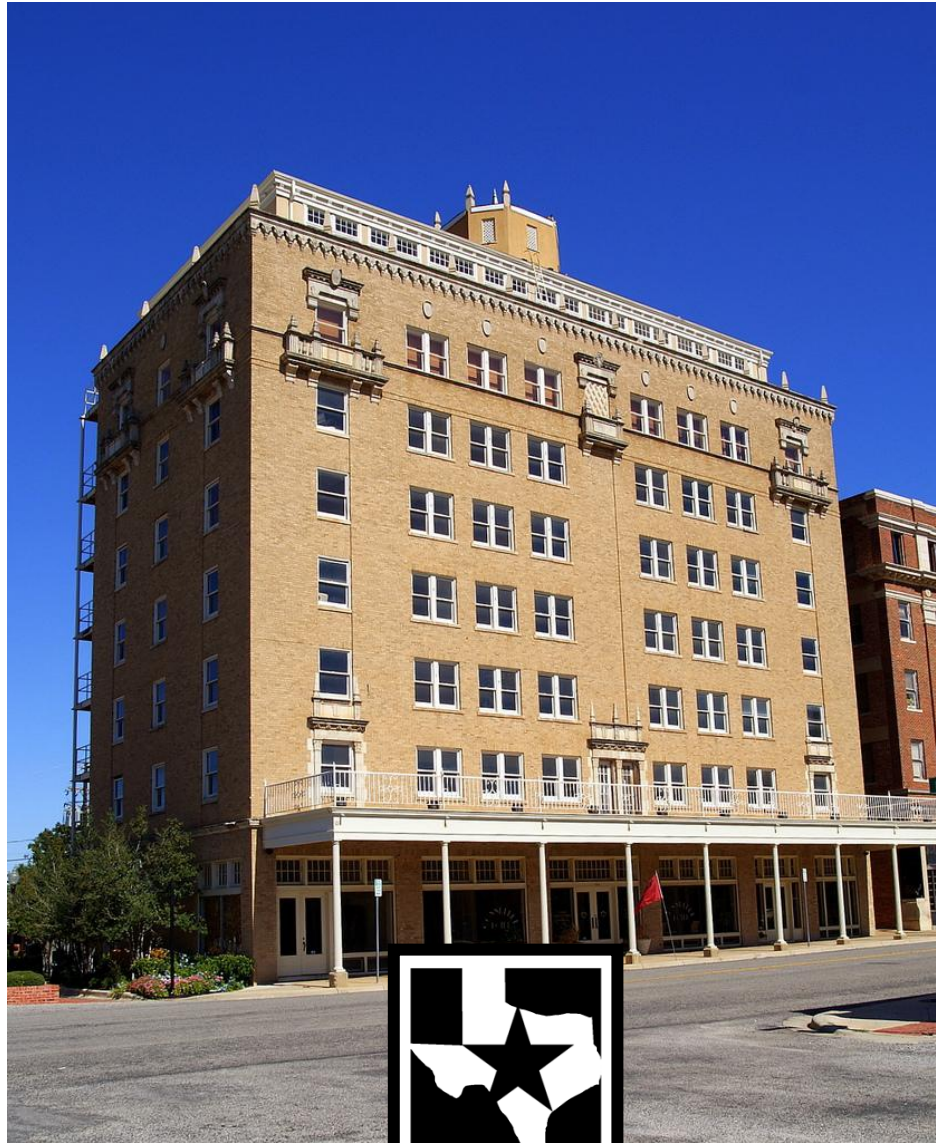


TEXAS HISTORICAL COMMISSION

Eastland

Historic Preservation Action Plan



September 14, 2010

To the Preservation Community of Eastland:

Congratulations! You have shown terrific spirit and enthusiasm as a Visionaries in Preservation community. As you know, the built environment in Eastland was influenced by a unique collection of resources. These historically significant structures add not only to the character of Eastland, but also to the state and to the entire nation. Your groundbreaking work will serve to inspire and engage future communities interested in defining the future of their preservation efforts through visioning and planning.

Throughout the process of developing this plan, you continually have been asked to answer and refine your answers to four important questions: Where are we now? Where are we going? Where do we want to be? How can we get there? Your answers to these questions form the backbone of the enclosed action plan. The ability to continually reassess these same questions will provide the sparks for you to successfully implement the plan.

The Texas Historical Commission is proud to list Eastland as an example of a community sensitive to preservation and motivated to proactively manage the future of its historic assets. You are an inspiration to us all. Best wishes as you carry this important effort forward.

Warmly,



Mark Wolfe
Executive Director
Texas Historical Commission



Introduction to Visionaries in Preservation 4

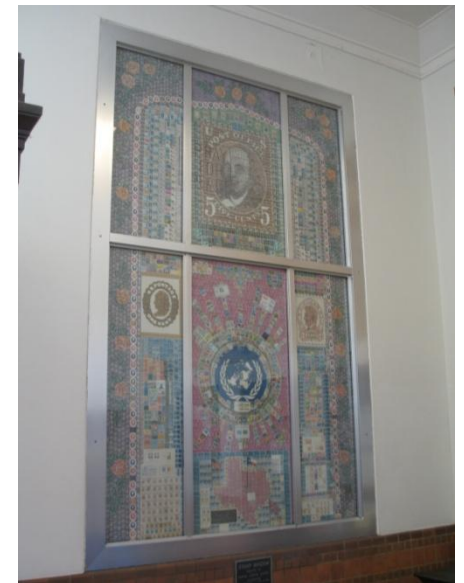
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Introduction to Visionaries in Preservation

The Texas Historical Commission's (THC) Visionaries in Preservation (VIP) program empowers Texas communities to shape the future of their historic preservation efforts through visioning and planning, and provides training and assistance tailored to achieve local preservation goals.

Preserving a community's heritage doesn't just save a part of the past. Historic preservation is a vital part of a promising future. It creates new jobs, provides quality affordable housing, increases economic development and revitalizes downtown business districts. The VIP Program helps communities develop a path to capture these benefits.

Through the VIP program, communities can:

- Build partnerships among diverse groups and interests.
- Foster preservation leadership.
- Develop unified preservation goals and action plans.
- Receive priority status for local training and assistance from the THC.
- Enhance capability to secure grants and funds for preservation projects.



Eastland VIP Goals Summary Diagram

Eastland’s VIP goals are the foundation of the preservation action plan. The preservation goals provide the basis for specific actions carried out by a variety of individuals involved in each task force. This diagram is a summary of the top voted goals under corresponding task forces. Each goal references the page of the related action planning worksheet that outlines actions, possible partners, responsibilities, timelines and an estimated budget for implementation. The goals and actions are not set in stone, but rather are a road map to a specific destination.

SHORT TERM GOALS

- Beautify the community through quality of life cleanup efforts
- Establish and expand financial incentives for preservation and property maintenance
- Increase the community’s involvement downtown through the use of historical events, festivals and other attractions
- Beautify the entrances/gateways into Eastland
- Initiate a marketing campaign to highlight the benefits of historic rehabilitations of downtown commercial and residential properties
- Investigate funding options for historic rehabilitation, including grants, low interest loans and tax credits
- Create illustrated design guidelines to encourage context sensitive new development and appropriate preservation work
- Survey and manage available downtown parking
- Designate historic brick streets around the Courthouse Square historic district for future restoration

MID TERM GOALS

- Implement strategies to create a tourist-friendly downtown Eastland
- Review, revise and enforce city ordinances to support preservation and aesthetic goals
- Investigate locations for downtown loft and apartment living
- Identify Eastland’s “Sense of Place” to establish a strong historic local identity
- Establish Eastland as a regional destination city
- Utilize survey of historic assets to initiate the creation of new historic districts
- Review current land use plan, including main corridors and streetscapes

LONG TERM GOALS

- Improve existing and create additional parks and green space to preserve Eastland’s natural beauty

Goal: Beautify the community through quality of life cleanup efforts

Actions	Timeline	Who's Responsible?
Investigate quality of life ordinances from other cities at www.municode.com . Make recommendations to City Council, City staff, mayor, etc.	May 2011	Jeannie Griffin
Investigate anti-litter signage and road adoption by local entities/families. <ul style="list-style-type: none"> • Contact Don't Mess with Texas about their Partner Program, which can help with anti-litter signage as well as help coordinate with the Adopt-a-Highway Program. Visit their web site at www.dontmesswithtexas.org. • Contact the Texas Department of Transportation (TxDOT) about their Adopt-a-Highway program. Visit their web site at www.dot.state.tx.us/trv/aah. 	May 2011	Jeannie Griffin
Develop a community-wide Litter Clean Up Event	May 2011	Jeannie Griffin
Create a "Fix-Up/Clean-Up" Competition for local residents to encourage trash removal and property maintenance	May 2011	Jeannie Griffin
Publicize improved trash collection and recycling methods/opportunities in English and Spanish. Download and use the Texas Commission on Environmental Quality's list of resources in Spanish at www.tceq.state.tx.us/en_espanol/pubs_spanish.html .	May 2011	Jeannie Griffin

Possible Partners? Old Toads, City of Eastland, Chamber of Commerce

How will you measure success? Survey questionnaire given at civic clubs

Estimated funding needed and possible sources? Volunteer time

Task Force: Education & Communication

Goal: Establish and expand financial incentives for preservation and property maintenance

Actions	Timeline	Who's Responsible?
Research financial assistance programs in other cities. <ul style="list-style-type: none"> • City of Dallas Historic Preservation Tax Incentives www.dallascityhall.com/html/historic_preservation.html • Historic Preservation at Work for the Texas Economy www.thc.state.tx.us/publications/reports/EconImpact.pdf • Incentives! A National Park Service Guide http://www.nps.gov/history/hps/tps/tax/incentives/index.htm • Local Incentives for Preservation www.preservationtexas.org/publications/index.htm 	July 2010	Patti Dolen
Outline possible financial assistance for historic preservation (i.e. matching grants, tax incentives, low interest loans) and present recommendations to City Council.	Aug 2010	Bill Dolen Patti Dolen
Contact the United States Department of Agriculture (USDA) about possible financial incentives. Visit the USDA Rural Development's Texas web site at www.rurdev.usda.gov/tx	May 2010	Bill Dolen
Develop a preservation information packet tailored to different audiences (residents, realtors, business owners, developers, etc.)	Oct 2010	Bill Dolen Patti Dolen

Possible Partners?

Eastland Historic Board, City of Eastland, Eastland County, Eastland ISD, Local Banks, USDA, THC

How will you measure success?

Establish two programs

Estimated funding needed and possible sources?

Volunteer time

Task Force: Public Policy

Goal: Increase the community’s involvement downtown through the use of historical events, festivals and other attractions

Actions	Timeline	Who’s Responsible?
Implement themed events: “First Day” celebration, Downtown Alive, etc.	June 2011	Jeannie Griffin
Utilize the community history to create downtown festival	June 2011	Jeannie Griffin
Research historically themed ideas to develop events designed to draw people to the downtown historic district	June 2011	Jeannie Griffin
Provide more information about historic attractions in Visitor Center. For businesses – history of buildings could be part of “sense of place” promotion – tell the building’s story as part of promotion.	June 2011	Jeannie Griffin
Contribute to Chamber of Commerce community calendar with a comprehensive lists of historically related events.	June 2011	Jeannie Griffin

Possible Partners?

Chamber of Commerce, Artists of Eastland County, Fine Arts Association, Eastland Community Foundation, Eastland Center for the Arts

How will you measure success?

Quarterly events focused on community themes

Estimated funding needed and possible sources? Volunteer time

Task Force: Heritage Tourism

Goal: Beautify the entrances/gateways into Eastland

Actions	Timeline	Who's Responsible?
Research enhancements from other cities, including lighting, plantings and signage. <ul style="list-style-type: none"> • Image Library of the Pedestrian and Bicycle Information Center www.pedbikeimages.org • Context Sensitive Solutions www.contextsensitivesolutions.org/content/gen/homepage/ • National Trust for Historic Preservation, Transportation Policy www.nationaltrust.org/issues/transportation/design_guidelines.html 	August 2010	Historic Preservation Board
Make gateway design recommendations to the city manager, Planning and Zoning Commission, City Council, etc.	Sept 2010	Historic Preservation Board
Coordinate with Public Policy task force to make recommendations for appropriate regulations and design guidelines.	Jan 2011	Historic Preservation Board

Possible Partners?

Old Toads, City of Eastland, TxDOT

How will you measure success?

Establish gateway plan

Estimated funding needed and possible sources?

Volunteer time

Task Force: Heritage Tourism

Goal: Initiate a marketing campaign to highlight the benefits of historic rehabilitations of downtown commercial and residential properties

Actions	Timeline	Who's Responsible?
Download and distribute <i>Historic Preservation at Work for the Texas Economy</i> at www.thc.state.tx.us/publications/reports/EconImpact.pdf .	June 2010	Shirley
Develop a preservation information packet tailored to different audiences (residents, realtors, business owners, developers, etc.).	Nov 2010	Tom
Educate property owners about caring for historic properties. Develop a question and answer series on preservation issues. <ul style="list-style-type: none"> • Preservation Briefs (www.cr.nps.gov/hps/tps/briefs/presbhom.htm) • Preservation Tech Notes (www.cr.nps.gov/hps/tps/technotes/tnhome.htm) • National Park Service Online Education (www.cr.nps.gov/hps/tps/online_ed.htm) 	July 2010	Tom Terry Simmons Shirley
Organize and prepare task force members and all historic preservation groups to attend the City Council's reading of the budget. Prepare a well-articulated list of historic preservation requests based upon the Historic Preservation Action Plan.	June 2010	Shirley Terry Simmons
Promote VIP Action Plan using the "Community of Choices" video. Order the video from the Conservation Fund at www.conservationfund.org/?article=2744&back=true	Oct 2010	Shirley Tom Terry Simmons Bill Dolen

Possible Partners?

Realtors, Developers, Banks, Media, Chamber of Commerce, Texas Historical Commission

How will you measure success?

Property owners redeveloping property within historic guidelines

Estimated funding needed and possible sources?

Minimal – City Historic Preservation Funds

Task Force: Education and Communication

Goal: Investigate funding options for historic rehabilitation, including grants, low interest loans and tax credits

Actions	Timeline	Who's Responsible?
Research funding available from the Texas Historical Commission, including Texas Preservation Trust Fund and the Certified Local Government Program	Dec 2010	Bill Dolen
Designate a liaison to meet with local banks regarding low interest loans	May 2010	Tom O'Neil
Research possible uses for Hotel Occupancy Tax revenue	May 2010	Tom O'Neil
Contact Stephanie Dugan at the National Development Council to discuss Historic Tax Credits	June 2010	Tom O'Neil

Possible Partners?

EEDI, Eastland Industrial Foundation, SBA, USDA, Community Foundation, Banks

How will you measure success?

Completed list of resources for available funding

Estimated funding needed and possible sources?

Volunteer time

Task Force: Public Policy

Goal: Create illustrated design guidelines to encourage context sensitive new development and appropriate preservation work

Actions	Timeline	Who's Responsible?
Research design guidelines from other cities. <ul style="list-style-type: none"> • Creating and Using Design Guidelines, National Park Service www2.cr.nps.gov/workingonthepast/roletheyplay.htm • City of Georgetown Design Guidelines for the Downtown Overlay District www.georgetown.org/departments/ds/harc.php • City of Grapevine Design Guidelines www.ci.grapevine.tx.us/depts/devservices/design.asp • Sample Design Guidelines, University of Georgia School of Environmental Design www.sed.uga.edu/facilities/owenslibrary/designguidelines.htm • Design Guidelines for Downtown Greenville www.ci.greenville.tx.us/lcd/business_and_tourism/main_street/design_guidelines_and_compliance/ 	July 2010	Eastland Historic Preservation Board
Educate and provide regular updates for property owners, developers, city staff, Planning and Zoning Commission, city council, etc.	Ongoing	Eastland Historic Preservation Board
Develop the guidelines into a booklet that can be distributed to property owners, developers, etc., and/or incorporate them into the city web site.	Aug 2010	Eastland Historic Preservation Board

Possible Partners?

Eastland Historic Preservation Board

How will you measure success?

Book published and distributed

Estimated funding needed and possible sources?

\$ 1,000, City of Eastland

Task Force: Public Policy

Goal: Survey and manage available downtown parking

Actions	Timeline	Who's Responsible?
Document all parking available within two blocks of downtown square	May 2010	Dean Vernon
Analyze times of peak demand for parking (Court Sessions, Majestic Theater, etc.)	May 2010	Dean Vernon
Investigate options for city and county employee parking located off the square	May 2010	Dean Vernon
Investigate options for leasing/borrowing church lots during the week	May 2010	Dean Vernon

Possible Partners?

City of Eastland, Eastland County, Downtown Merchants

How will you measure success?

Survey cars in Connellee parking lot

Estimated funding needed and possible sources?

\$ 500 for signage

Task Force: Historic Survey

Goal: Conduct an ongoing historic resources survey to identify historic and cultural sites

Actions	Timeline	Who's Responsible?
Contact the Texas Historical Commission History Programs Division at 512.463.5853 or www.thc.state.tx.us/survey/surdefault.shtml . Contact Greg Smith at greg.smith@thc.state.tx.us .		Historic Preservation Board
Research other communities and survey processes for examples. <ul style="list-style-type: none"> • Discover Dallas! A Survey of Dallas' Historic and Architectural Properties • www.preservationdallas.org/new_site/survey/ • Historic Eastside Architectural Survey, Longmont, Colorado www.ci.longmont.co.us/planning/ldc/survey/ • Guidelines for Local Surveys: A Basis for Preservation Planning www.cr.nps.gov/nr/publications/bulletins/nrb24/ 		Historic Preservation Board
Hire a preservation consultant, or organize the process and train volunteers to conduct the survey.		Historic Preservation Board
Investigate and utilize Geographical Information Systems (GIS) opportunities.		Historic Preservation Board
Conduct a survey review and update every two years.		Historic Preservation Board

Possible Partners?

City of Eastland, Eastland High School Students

How will you measure success?

Estimated funding needed and possible sources?

Volunteer hours

Task Force: Historic Survey

Goal: Designate historic brick streets around the Courthouse Square historic district for future restoration

Actions	Timeline	Who's Responsible?
Identify brick street district for preservation and protection, including brass stop signs and tile signs	June 2010	Anne Zoellick
Contact TXDoT Regional Engineer to discuss options for restoration, maintenance and preservation	June 2010	Judy Smith
Analyze identified streets for damage and maintenance issues	Sept 2010	Bill Dolen
Review "Preservation and Maintenance of Brick Streets", published by the Oklahoma Historical Society. http://www.coloradohistory-oahp.org/publications/guide.htm	Aug 2010	Bill Dolen

Possible Partners?

City of Eastland, Planning and Zoning, EBAA Iron

How will you measure success?

Complete inventory

Estimated funding needed and possible sources?

Volunteer time

Task Force: Infrastructure Improvements

Goal: Implement strategies to create a tourist-friendly downtown Eastland

Actions	Timeline	Who's Responsible?
Utilize and participate in Texas' economic development programs. <ul style="list-style-type: none"> • Texas Center for Rural Entrepreneurship www.tcre.org • Texas Economic Development www.tded.state.tx.us • Texas Downtown Association www.texasdowntown.org 	Dec 2010	Anne Zoellick
Investigate other business resources. <ul style="list-style-type: none"> • Let's Talk Business: Ideas for Expanding Retail and Services www.uwex.edu/ces/cced/publicat/letstalk.html • Center for Rural Entrepreneurship www.ruraleship.org/index_html • National Business Incubation Association www.nbia.org • Center for the Study of Rural America www.kansascityfed.org/RuralCenter/RuralMain.htm • Economic and Rural Development Resources www.nal.usda.gov/ric/ruralres/economic.htm • USDA Rural Business-Cooperative Service www.rurdev.usda.gov/rbs/busp/bprogs.htm 	Dec 2010	Anne Zoellick

Goal: Implement strategies to create a tourist-friendly downtown Eastland (continued)

Actions	Timeline	Who's Responsible?
Improve the infrastructure, including sidewalks, additional visitor parking and public restrooms.	June 2011	City of Eastland
Create a downtown merchants association to address marketing efforts, hours of operation, etc.	Jan 2011	Chamber of Commerce
Establish and advertise incentives/assistance for business development.	Jan 2011	EEDI
Investigate the Texas Historical Commission's Main Street Program. Contact Main Street Coordinator Debra Farst at debra.farst@thc.state.tx.us or 512/463-5758.	Dec 2010	Anne Zoellick
Develop new economic incentives to attract hotels, b & b's and restaurants	June 2011	EEDI
Investigate possible changes to the consumption laws to encourage restaurant development	June 2011	City of Eastland

Possible Partners?

City of Eastland, Chamber of Commerce, EEDI

How will you measure success?

Increase in number of tourists

Estimated funding needed and possible sources?

City improvements, including sidewalks and restrooms

Task Force: Infrastructure Improvements

Goal: Review, revise and enforce city ordinances to support preservation and aesthetic goals

Actions	Timeline	Who's Responsible?
Initiate an annual practical workshop to address realtors, Planning and Zoning and the city council about the economic impacts of historic preservation. Visit the Advisory Council on Historic Preservation's web site to download statewide studies on the impact of historic preservation at www.nps.gov/history/hps/pad/partnership/index.htm	Jan 2011	Eastland Historic Preservation Board
Download and distribute <i>Zoning and Historic Preservation and Subdivision Regulation and Historic Preservation</i> at www.nps.gov/history/hps/pad/partnership/index.htm . Distribute to city of Navasota Planning and Zoning Commission, city council and other appropriate city departments.	Dec 2010	Planning and Zoning
Review and revise zoning ordinance to support downtown revitalization efforts and encourage appropriate mixed-use development. Research municipal ordinances at www.municode.com .	Dec 2010	Planning and Zoning
Create financial incentives to promote the preservation and rehabilitation of historic properties and encourage property owners to clean and maintain their property.	Aug 2010	Eastland Historic Preservation Board
Create a city hotline to report properties that are in violation of city ordinances.	Dec 2010	Planning and Zoning

Possible Partners?

City of Eastland, Eastland Historic Preservation Board, Planning and Zoning

How will you measure success?

Property owners making improvements to their structures

Estimated funding needed and possible sources?

Nominal

Task Force: Public Policy

Goal: Investigate locations for downtown loft and apartment living

Actions	Timeline	Who's Responsible?
Research downtown or urban codes: <ul style="list-style-type: none"> • Research the city of Austin's Downtown Redevelopment web site at www.ci.austin.tx.us/downtown • Research the city of Cedar Park's Downtown District (Chapter 11, Exhibit "A" of the Code of Ordinances) www.ctspublish.com/cedarparklp/lpext.dll?f=templates&fn=frame_default.htm • Research the city of Raleigh, North Carolina's Downtown Planning www.raleighnc.gov 	Dec 2010	Planning and Zoning
Create and maintain database of downtown vacancies for revitalization, including upper-floor residential opportunities	Dec 2010	Planning and Zoning
Appoint a contact person to serve as a liaison for realtors interested in downtown vacancies	Jan 2011	Planning and Zoning
Encourage integrated affordable housing downtown: <ul style="list-style-type: none"> • Research the housing studies at the National Trust for Historic Preservation at www.nationaltrust.org/housing/toolkit_practice_casestudies.html • Research the Affordable Housing Design Advisor at www.designadvisor.org 	Dec 2010	Planning and Zoning

Possible Partners?

EEDI

How will you measure success?

Growth of number of downtown residents

Estimated funding needed and possible sources?

Volunteer time

Task Force: Public Policy

Goal: Identify Eastland’s “Sense of Place” to establish a strong historic local identity

Actions	Timeline	Who’s Responsible?
Create a list of local historic groups and entities to tell Eastland’s stories (speaker’s bureau)	Jan 2011	EHS History Class
Create historic preservation website with linkages to civic, social and educational institutions’ websites.	Feb 2011	EHS Computer Class
Develop a series of local newspaper articles on local history, buildings and preservation efforts.	March 2011	EHS English Class
Identify and promote places that establish unique historical aspects of community, including the Bankhead Highway	Jan 2011	Eastland Preservation Board
Bring local historic education to students in elementary schools.	Sept 2011	Eastland Preservation Board

Possible Partners?

Eastland ISD, Historic Preservation Board

How will you measure success?

Completed database

Estimated funding needed and possible sources?

Nominal

Task Force: Heritage Tourism

Goal: Establish Eastland as a regional destination city

Actions	Timeline	Who's Responsible?
Develop family-friendly activities, including outdoor recreation and community events.	June 2011	Eastland Chamber of Commerce
Identify and promote local attractions, events and programming to entice visitors from surrounding communities.	June 2011	Eastland Chamber of Commerce
Identify the attractions within 100 mile radius of the city, including regional and state events.	June 2011	Eastland Chamber of Commerce
Improve the information in the Texas Travel Guide, available online at www.traveltex.com . To update the information, contact Brent Dollar at bdollar@dot.state.tx.us . Submit events for the Event Calendar at www.traveltex.com/events/SubmitEvent.aspx .	June 2011	Eastland Chamber of Commerce

Possible Partners?

EEDI, Chamber of Commerce, Historic Preservation Board

How will you measure success?

New and more thorough information published for community

Estimated funding needed and possible sources?

Volunteer time, possible funding for publications

Task Force: Heritage Tourism

Goal: Utilize survey of historic assets to initiate the creation of new historic districts

Actions	Timeline	Who's Responsible?
Contact the Texas Historical Commission History Programs Division at 512/463-5853 or www.thc.state.tx.us/survey/surdefault.htm . Contact Greg Smith at greg.smith@thc.state.tx.us .	Aug 2010	Eastland Historic Preservation Board
Research and promote the importance of the Historic District. <ul style="list-style-type: none"> • Identify and communicate with key stakeholders, including property owners, residents and decision-makers. • Identify and contact diverse groups to inform them of the preservation efforts and invite their participation. • Hold a community visioning workshop to reach consensus on the district. 	Aug 2010	Eastland Historic Preservation Board
Determine costs for nomination; research and solicit funding sources. <ul style="list-style-type: none"> • Investigate National Endowment for the Humanities Challenge Grants (www.neh.gov/grants/guidelines/challenge.html) • Certified Local Government Grant • Private donations and grants from foundation 	Aug 2010	Eastland Historic Preservation Board

Possible Partners?

City of Eastland, City Commission, Eastland Historic Preservation Board

How will you measure success?

Established historic district

Estimated funding needed and possible sources?

Nominal

Task Force: Historic Survey

Goal: Review current land use plan, including main corridors and streetscapes

Actions	Timeline	Who's Responsible?
Review and evaluate current land plan.	Sept 2010	Anne Zoellick
Incorporate information collected through historic resource survey into all planning documents.	Jan 2011	City Commission
Research and consider corridor overlay districts for main corridors.	Jan 2011	City Commission
Identify objectives of overlay district or revised zoning, and reinforce gateway goals found in Heritage Tourism.	Jan 2011	Anne Zoellick Chamber of Commerce
Use zoning to support historic preservation goals. Download and understand <i>Zoning and Historic Preservation</i> and <i>Subdivision Regulation and Historic Preservation</i> at www.nps.gov/history/hps/pad/partnership/ .	Dec 2010	Planning and Zoning
Contact a university landscape architecture department for assistance in developing a downtown landscape plan	Dec 2010	Anne Zoellick

Possible Partners?

Civic League, Garden Club, Eastland City Commission, Chamber of Commerce, Planning and Zoning

How will you measure success?

Visible changes to existing corridors

Estimated funding needed and possible sources?

Volunteer time, planting materials donated by Civic League and Garden Club

Task Force: Infrastructure Improvements

Goal: Improve existing and create additional parks and green space to preserve Eastland’s natural beauty

Actions	Timeline	Who’s Responsible?
Preserve and plant trees in Eastland. <ul style="list-style-type: none"> • Contact the Urban Forestry Program at the Texas Forestry Service (http://txforestservicetamu.edu/) • Contact Austin based TreeFolks, Inc. for education and information on tree planting (www.treefolks.org) • Investigate the planning and grant programs of Texas Parks and Wildlife (www.tpwd.state.tx.us/grants) 	Sept 2011	Mary Jo Smith Penny Dyer
Research landscaping ordinances at www.municode.com .	June 2011	Mary Jo Smith Penny Dyer
Present research to City Council and initiate process for establishing the ordinance.	June 2011	Mary Jo Smith Penny Dyer
Investigate native plants for landscaping use.	May 2011	Mary Jo Smith Penny Dyer

Possible Partners?

Civic League, Garden Club

How will you measure success?

Visible changes to landscape

Estimated funding needed and possible sources?

Purchase of trees through donations from fund raising

Task Force: Infrastructure Improvements

Visionaries in Preservation Process Summary

The VIP program is modeled after an innovative planning process known as “visioning.” Visioning is a tool that brings a community together to develop a shared image of the future and form an action plan for achieving that vision. The process is based on four simple, yet often overlooked, questions: Where are we now? Where are we going? Where do we want to be? How can we get there? VIP staff facilitated a series of local workshops to help the community ascertain its needs and the actions necessary to address those needs. Throughout the process, THC staff also provided the necessary training to facilitate success. This section reviews the visioning process undertaken in Eastland.

Community Kick-Off

The goal of this introductory meeting was to involve a broad sampling of the community to explain why historic preservation is important to their quality of life, outline what they as individuals can do to become involved in the Visionaries process, introduce them to aspects of their community’s history and assets and recruit participants. Additionally, participants viewed the *Community of Choices* video, which describes the connections between community appearance, design, historic preservation and economic development.

The Community Kick Off Meeting allowed participants to:

- Familiarize the community with the Visionaries in Preservation process and their community’s timeline.
- Explain how preservation can contribute to the vitality of a community.
- Lay the groundwork for garnering community involvement and support.
- Collect names of additional people to participate in the process.



Preservation 101

The goal of the introductory meeting was to provide a broad understanding of the principles, techniques and practice of historic preservation. Visionaries staff presented an overview of historic preservation and the tools of the trade, followed by a question and answer session to directly address concerns of the community. Additionally, community members participated in a voting exercise to prioritize the identified issues.

Preservation 101 provided:

- A lesson in modern preservation philosophy and techniques.
- A review of the Secretary of the Interior's Standards for Rehabilitation.
- A forum for community members to express their concerns and solicit answers for preservation issues.



Town Meeting

The Town Meeting was the vehicle for participants to articulate and organize historic preservation issues through a series of visioning exercises led by Visionaries staff. Committee members identified issues critical to preservation in the community, worked to reach consensus regarding those issues and grouped the issues into goals based on common factors. Community-based task forces were created from these groupings.

By the conclusion of the meeting, attendees had:

- Developed a list of critical issues to explore.
- Grouped the identified issues into goals.
- Determined the structure of the task forces and volunteered for a task force.



Identified Issues and Task Forces

Task Force # 1 Public Policy

Zone for Downtown Housing
Manage Parking
Incentives
Be aware of costs
Incentivize restorations
Code to support historic buildings
Design Guidelines
Owner friendly policies

Task Force Members

Gordon Woolan
Shirley Stuart
Patti Dolen
Bill Dolen
Larry Smith
Tom O'Neill

Task Force # 2 Heritage Tourism

Highlight Bankhead Highway
More businesses
Tourist Court Visitors Center
Promote what we have
Improve Dining Experience
Focus on Square
Increase Tourism

Task Force Members

Nellie Chalmers
Cathy Jentho
Erin Vernon
Jeannie Griffin

Identified Issues and Task Forces

Task Force # 3 Historic Survey

Define Historic District
Downtown Restoration
Need Survey
Partner with local artists
Beautify vacant buildings
Survey Resources

Task Force Members

Dean Vernon
Terry Simmons
Ed Allcorn
Mark Harris
Belinda O'Neil
Jeannie Griffin

Task Force # 4 Education & Communication

Strategic Partnerships
Community Pride
Fix up/Clean up Competition
Preservation Education
Market old homes
Reclaim community pride
Clean up the city
Improve Code Enforcement Education
Work to enforce codes
Include all citizens

Task Force Members

Tom Krueger
Shirley Stuart
Terry Simmons
Pam Rose

Identified Issues and Task Forces

Task Force # 5

Infrastructure Improvements

More restorations downtown
Paint and fix up buildings
Landscaping
Pedestrian Friendly
Continue restoring square
Improve gateways
Better streetscape
Repair brick streets
Parks and walking trail
Clean up old buildings
Public restrooms

Task Force Members

Anne Zoellick
Phyllis Havens
Mary Jo Smith
Penny Dyer
Judy Smith
Pam Rose

Goals and Action Planning

The goal of this crucial planning meeting was to create the preliminary structure of the action plan. Visionaries staff assisted task force members in completing action planning worksheets, which outline each goal and identify partners, responsibilities, timelines and estimated budgets for implementation. The results of this meeting fed directly into the content of the preservation action plan.

By the conclusion of the planning meeting, participants had:

- Identified preservation goals and a concrete sequence of actions required to accomplish the goals.
- Identified partners within and outside the community to assist with implementation.
- Assigned responsibilities and established timelines and budgets for implementation.



Voting Results

Goal	Votes
Beautify the community through quality of life cleanup efforts	35
Implement strategies to create a tourist-friendly downtown Eastland	27
Establish and expand financial incentives for preservation and property maintenance	23
Review, revise and enforce city ordinances to support preservation and aesthetic goals	22
Increase the community's involvement downtown through the use of historical events, festivals and other attractions	21
Beautify the entrances/gateways into Eastland	20
Initiate a marketing campaign to highlight the benefits of historic rehabilitations of downtown commercial and residential properties	19
Investigate locations for downtown loft and apartment living	18
Investigate funding options for historic rehabilitation, including grants, low interest loans and tax credits	17
Improve existing and create additional parks and green space to preserve Eastland's natural beauty	17
Identify Eastland's "Sense of Place" to establish a strong historic local identity	17
Create illustrated design guidelines to encourage context sensitive new development and appropriate preservation work	14
Survey and manage available downtown parking	13

Voting Results

Goal	Votes
Establish Eastland as a regional destination city	10
Conduct an ongoing historic resources survey to identify historic and cultural sites	9
Designate historic brick streets around the Courthouse Square historic district for future restoration	5
Utilize survey of historic assets to initiate the creation of new historic districts	3
Review current land use plan, including main corridors and streetscapes	2

Task Force Workshop

Following the creation of the goals, the task forces met to begin work to achieve the goals. This meeting presented the opportunity for the task forces to meet and discuss roles and responsibilities for each of the goals. Each Task Force Chair presented their highest voted short term goal to the group to compare notes and determine the most efficient methods for each task force to accomplish their short term goals.

By the conclusion of this meeting, community members had:

- Developed responsibilities for task force members
- Reviewed the prioritized goals assigned to their task force
- Discussed the role their task force plays within the larger VIP Committee



Expertise Workshop #1: Historic Architecture

Once the goals were established for the Leadership Committee, Visionaries staff initiated a series of expert sessions designed to provide the resources necessary for achieving the goals laid out by the committee. The first Expertise Workshop focused on Historic Architecture. Visionaries staff introduced Texas Main Street Architect Wayne Bell and Texas Courthouse Restoration Program Architect Bess Graham to discuss the impact of historic architecture, including the 1928 Eastland County Courthouse on the downtown square. Wayne also conducted a downtown walking tour prior to the meeting to discuss many of the architectural elements on Eastland's historic buildings.

By the conclusion of this meeting, community members had:

- Gained a greater understanding of historic architecture.
- Identified useful resources to assist in research and documentation of historic structures
- Reviewed the prioritized goals summary diagram created at the Goals and Action Planning meeting.



Expertise Workshop #2: Heritage Tourism

The second Expertise Action Planning Session focused upon expanding Eastland's heritage tourism initiatives. Visionaries staff introduced the staff from the Texas Historical Commission's Texas Heritage Trails Program (THTP). April Garner, THC Heritage Tourism Specialist, presented on the economics of heritage tourism and offered strategies to increase Eastland's appeal to heritage tourists.

Following her presentation, Margaret Hoogstra, the Texas Forts Trail Executive Director, discussed projects in development by the Texas Forts Trail and ways for Eastland to coordinate with statewide initiatives.

April and Margaret worked with the Eastland VIP Committee to develop quarterly community events utilizing Eastland's history and culture.

By the conclusion of this meeting, community members had:

- Gained a greater understanding of heritage tourism and Eastland's sense of place.
- Identified useful resources to assist in research and identification of historic sites.
- Reviewed the prioritized goals summary diagram created at the Goals and Action Planning meeting.
- Developed a greater understanding of the requirements for a successful heritage tourism industry.



Plan Implementation

The final VIP Meeting discussed the implementation of the Eastland VIP Historic Preservation Action Plan. At this meeting, each Task Force Chair provided an update on their current goals to the VIP Committee and discussed future steps for the task force. In addition, the VIP Committee discussed methods for monthly updates and presentations to the Eastland Historic Preservation Board, the host organization for the plan.

By the conclusion of this meeting, community members had:

- Updated the committee regarding the status of their goals
- Identified opportunities to collaborate with other task forces
- Discussed possible partners to assist the VIP Committee in completing the goals



Historic Preservation Resources

General Resources

Print Resources

National Trust for Historic Preservation: Information Series
www.preservationbooks.org

- Maintaining Community Character: How to Establish a Local Historic District
- Design Review in Historic Districts
- Reviewing New Construction Projects in Historic Districts
- Basic Preservation Procedures
- Buyer's Guide to Older and Historic Houses
- Getting to Know Your 20th Century Neighborhood

Brand, Stewart. *How Buildings Learn: What Happens After They're Built*. New York, NY: Penguin Books, 1994.

O'Donnell, Eleanor. *Researching a Historic Property*. Washington D.C.: National Park Service, rev. 1998.

Preservation Yellow Pages: The Complete Information Source for Homeowners, Communities and Professionals. Washington D.C.: National Trust for Historic Preservation, 1997.

Remembering Texas: Guidelines for Historical Research. Texas Historical Commission.

Researching a Historic Property. U.S. Department of the Interior. National Park Service.

Weeks, Kay and Anne Grimmer, eds. *The Secretary of the Interior's Standards for the Treatment of Historic Properties with Illustrated Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing*

Historic Buildings. Washington D.C.: Superintendent of Documents, Government Printing Office, 1995.

Electronic Resources

African American Heritage Preservation Foundation
www.aahpfdn.org

African American Studies at Columbia University
www.cc.columbia.edu/cu/libraries/subjects/afam/afambibl.html

Advisory Council on Historic Preservation
www.achp.gov

American Association for State and Local History
www.aaslh.org

Arkansas Historic Preservation Program Youth Education
www.arkansaspreservation.org/preservation-services/youth-education/default.asp

Colorado Preservation, Inc.
www.coloradopreservation.org

Cultural Resources Management, Online Archive of Past Issues
<http://crm.cr.nps.gov/index.htm>

The Handbook of Texas Online
www.tsha.utexas.edu/handbook/online

Heritage Preservation: The National Institute for Conservation
www.heritagepreservation.org

Heritage Preservation Services Free Bookshelf, National Park Service
www.nps.gov/hps/freepubs.htm

Historic American Building Survey/Historic American
Engineering Record/Historic American Landscapes Survey
www.nps.gov/history/hdp/habs

Institute of Texan Cultures
www.texancultures.utsa.edu

The National Association for Interpretation
www.interpnet.com

National Center for Preservation Technology and Training
www.ncptt.nps.gov

National Conference of State Historic Preservation Officers
www.ncshpo.org

National Council on Public History
www.ncph.org

National Main Street Center
www.mainst.org

National Park Service Preservation Programs
www.cr.nps.gov

National Preservation Institute
www.npi.org

National Trust for Historic Preservation
www.nationaltrust.org

Office of the Governor, Economic Development and Tourism
<http://governor.state.tx.us/ecodev/>

Partners for Sacred Places
www.sacredplaces.org

Partnership Notes, National Park Service
www.nps.gov/history/hps/pad/partnership/index.htm

- Local Preservation Reference Shelf
- Zoning and Historic Preservation
- Subdivision Regulation and Historic Preservation
- Issues Paper: Conservation Districts

Preservation Directory
www.preservationdirectory.com

Preservation Texas
www.preservationtexas.org

Preserve/Net
www.preservenet.cornell.edu

The Recent Past Preservation Network
www.recentpast.org

Scenic America
www.scenic.org

Secretary of the Interior's Standards for the Treatment of Historic
Properties
www.nps.gov/history/hps/tps/standguide

Texas Historical Commission
www.thc.state.tx.us

Texas History, Texas Culture - Humanities Interactive
www.humanities-interactive.org

Texas Parks and Wildlife
www.tpwd.state.tx.us

Texas State Historical Association
www.tsha.utexas.edu

Texas State Preservation Board
www.tspb.state.tx.us

Affordable Housing

Affordable Housing Design Advisor
www.designadvisor.org

Austin Housing Finance Corporation – S.M.A.R.T. Housing
www.ci.austin.tx.us/ahfc/smart.htm

The Campaign for Affordable Housing
www.tcuh.org

Housing Tax Credits
www.tdhca.state.tx.us/multifamily/htc/description.htm

Housing Texas
www.housingtexas.org/index.html

National Low Income Housing Coalition
www.nlihc.org

TIF Housing Program – Rock Island, Illinois
www.rigov.org/citydepartments/ced/tifhousingprogram.html

Archeology

Print Resources

“Archeology and the Federal Government,” *Cultural Resource Management* 17, no.6 (1994).

“Archeology and the Public,” *Cultural Resource Management* 18, no.3 (1995).

Cushman, David W., ed. “The Power to Preserve: Public Archeology and Local Government,” *Cultural Resource Management* 21, no.11 (1998).

Lerner, Shereen. *Archeology and Historic Preservation*. Washington, D.C.: National Trust for Historic Preservation, 1995.

Electronic Resources

Archaeological Institute of America
www.archaeological.org

Archeology and Historic Preservation: Secretary of the Interior’s Standards and Guidelines
www.nps.gov/history/local-law/arch_stnds_0.htm

ArchNet, Online Archaeological Library
<http://archnet.asu.edu>

Strategies for Protecting Archeological Sites on Private Land, National Park Service
www.nps.gov/history/hps/pad/strategies/

Society for American Archeology
www.saa.org

Society for Commercial Archeology
www.sca-roadside.org

Society for Historical Archaeology
www.sha.org

Texas Archaeological Research Laboratory, University of Texas at Austin
www.utexas.edu/research/tarl

Texas Archeological Society
www.txarch.org

Texas Beyond History, Texas Archaeological Research Laboratory
www.texasbeyondhistory.net/index.html

Texas Historical Commission, Archeology Division
www.thc.state.tx.us/archeology/aadefault.shtml

Architecture

Guidebooks and Dictionaries

Blumenson, John J.G. *Identifying American Architecture: A Pictorial Guide to the Styles and Terms, 1600-1945*. Nashville: American Association for State and Local History, rev. ed., 1981.

Carley, Rachel. *The Visual Dictionary of American Domestic Architecture*. New York: Henry Holt and Co., 1994.

Greene, Fayal. *The Anatomy of a House*. New York: Doubleday, 1991.

Harris, Cyril. *Dictionary of Architecture and Construction*. New York: McGraw-Hill, 1993.

Howard, Hugh. *How Old is This House?: A Skeleton Key to Dating and Identifying Three Centuries of American Houses*. New York: The Noonday Press of Farrar, Straus and Giroux, 1989.

Howe, Barbara, et. al. *Houses and Homes: Exploring Their History*. Nashville: Association for State and Local History, 1987.

Kyvig, David E. and Myron A. Marty. *Nearby History: Exploring the Past Around You*. Nashville: American Association for State and Local History, 1982.

Lounsbury, Carl R. *An Illustrated Glossary of Early Southern Architecture and Landscape*. New York: Oxford University Press, 1994.

McAlester, Virginia and Lee. *A Field Guide to American Houses*. New York: Alfred A. Knopf, 1990.

Pevsner, Nicholas, Hugh Honour and John Fleming. *The Penguin Dictionary of Architecture*. New York: Penguin Books.

Phillips, Steven J. *Old-House Dictionary: An Illustrated Guide to American Domestic Architecture, 1600 to 1940*. Washington D.C.: Preservation Press, 1992.

Poppeliers, John S., Allen Chambers and Nancy B. Schwartz. *What Style Is It?* Washington, D.C.: Preservation Press, 1983.

Rifkind, Carole. *A Field Guide to American Architecture*. New York: New American Library, 1980.

Smith, Henry Atterbury, compiler. *500 Small Houses of the Twenties*. Dover Publications, June 1990 (reprint edition).

Walker, Lester. *American Shelter: An Illustrated Encyclopedia of the American Home*. New York: Overlook Press, 1981.

Whiffen, Marcus. *American Architecture Since 1780*. Cambridge, MA.: MIT Press, 1993.

**Print Resources for the History of American Architecture:
Popular House Types**

Clark, Clifford. *The American Family Home, 1800-1960*. Chapel Hill: University of North Carolina Press, 1986.

Foy, Jessica and Thomas Schlereth, eds. *American Home Life, 1880-1930*. Knoxville: University of Tennessee Press, 1992.

Handlin, David. *The American Home: Architecture and Society, 1815-1915*. Boston: Little, Brown and Co., 1979.

Jackson, Kenneth. *Crabgrass Frontier: The Suburbanization of the United States*. New York: Oxford University Press, 1985.

Schrenk, Lisa (foreword). *Your Future Home: The Architects' Small House Service Bureau*. Washington D.C.: American Institute of Architects, 1992.

Stevenson, Katherine Cole. and H. Ward Jandl. *Houses by Mail: A Guide to Houses from Sears, Roebuck and Company*. New York: Preservation Press by John Wiley and Sons, Inc., 1986.

Wright, Gwendolyn. *Building the Dream: A Social History of Housing in America*. Cambridge, MIT Press, 1993.

Print Resources for Non-Domestic Building Types

Baker, T. Lindsay. *A Field Guide to American Windmills*. Norman: University of Oklahoma Press, 1985.

Falkenburg, Ruth and John Hankey. *Railroad Depot Acquisition and Development*. Washington, D.C.: National Trust for Historic Preservation, 1991.

Gebhard, David. *The National Trust Guide to Art Deco in America*. New York: Preservation Press by John Wiley and Sons, Inc., 1996.

Hautaluoma, Grey and Mary Margaret Schoenfeld. *Curtain Up: New Life for Historic Theaters*. Washington, D.C.: National Trust for Historic Preservation, 1993.

Humstone, Mary. *BARN AGAIN! A Guide to the Rehabilitation of Older Farm Buildings*. Washington, D.C.: National Trust for Historic Preservation, 1997.

Humstone, Mary and Dexter W. Johnson. *Using Old Farm Buildings*. Washington, D.C.: National Trust for Historic Preservation, 2000.

Liebs, Chester. *Main Street to Miracle Mile: American Roadside Architecture*. Baltimore: John Hopkins University Press, 1985.

Longstreth, Richard. *Main Street: A Guide to American Commercial Architecture*. Washington, D.C.: National Trust for Historic Preservation, 1987.

Rubman, Kerri. *A Community Guide to Saving Older Schools*. Washington, D.C.: National Trust for Historic Preservation, 2000.

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Print Resources for Texas Architecture

Abernathy, Francis Edward, ed. *Built in Texas*. Waco: E-Heart Press, 1979.

Alexander, Drury B. *Texas Homes of the Nineteenth Century*. Austin: University of Texas Press, 1966; 1979.

Brandimarte, Cynthia. *Inside Texas: Culture, Identity and Houses, 1878-1920*. Fort Worth: Texas Christian University Press, 1991.

Cohen, Judith. *Comtown Moderne: Art Deco Architecture of Fort Worth, Texas*. College Station: Texas A&M University Press, 1988.

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Culbertson, Margaret. *Texas Houses Built by the Book: The Use of Print Designs, 1850-1925*. College Station: Texas A&M University Press, 1999.

Fox, Daniel. *Traces of History: Archaeological Evidence of the Past 450 Years*. San Antonio: Corona Publishing Company, 1983.

Francavaglia, Richard. *Main Street Revisited*. Iowa City: University of Iowa Press, 1996.

George, Mary Carolyn Hollers. *O'Neil Ford, Architect*. College Station: Texas A&M University Press, 1992.

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Henry, Jay. *Architecture in Texas, 1895-1945*. Austin: University of Texas Press, 1993.

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Kelsey, Maris and Donald Dyal. *The Courthouses of Texas: A Guide*. College Station: Texas A&M University Press, 1993.

Robinson, Willard. "Architecture," *The New Handbook of Texas*, 1996, Vol. 1: 226-234.

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Robinson, Willard. *The People's Architecture*. Austin: Texas State Historical Association, 1983.

Robinson, Willard. *Reflections of Faith: Houses of Worship in the Lone Star State*. Waco: Baylor University Press, 1994.

Robinson, Willard. *Texas Public Buildings of the Nineteenth Century*. Austin: University of Texas Press, 1974.

Sasser, Elizabeth. *Dugout to Deco: Building in West Texas, 1880-1930*. Lubbock: Texas Tech University Press, 1993.

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Welch, June Rayfield and J. Larry Nash. *The Texas Courthouse*. Dallas: GLA Press, 1971.

Welch, June Rayfield and J. Larry Nash. *The Texas Courthouse Revisited*. Dallas: GLA Press, 1984.

Electronic Resources

American Architecture, A Style Guide
www.realviews.com

American Institute of Architects
www.aia.org

Architectural Styles Photo Guide
www.preservationdirectory.com/HistoricPhotoGallery/ArchitecturalStylesGalleries.aspx

Barn Again! National Trust for Historic Preservation
www.preservationnation.org/issues/rural-heritage/barn-again/

Historic House Architecture
www.ragtime.org/arch

Partner for Sacred Places
www.sacredplaces.org

Roadside Architecture
www.roadsidepeek.com/archit/index.htm

Society of Architectural Historians
www.sah.org

Texas Historical Commission, Historic Properties
www.thc.state.tx.us/historicprop/hpdefault.shtml

Texas Society of Architects
<http://texasarchitect.org>

Theatre Historical Society of America
www.historictheatres.org

Bibliographies

Print Resources

Gagliardi, Neil and Stephen Morris. *Local Historic Preservation Plans: A Selected Annotated Bibliography*. Washington, D.C.: National Park Service, 1993.

Massey, James. *Readings in Historic Preservation: An Annotated Bibliography to the Key Books and Periodicals*. Washington, D.C.: National Preservation Institute, 1986.

Electronic Resources

Heritage Preservation Services Free Bookshelf, National Park Service
www.nps.gov/history/hps/freepubs.htm

Preservation Links – National Alliance of Preservation Commissions
www.uga.edu/napc/programs/napc/links.htm

Partnership Notes, National Park Service – Local Preservation Reference Shelf
www.nps.gov/history/hps/pad/partnership/index.htm

Design Review

Print Resources

Adams, Rachel. “Finding a Better Fit.” *Preservation*, March/April 2003: 26-27.

Beasley, Ellen. *Reviewing New Construction Projects in Historic Areas: Procedures for Local Preservation Commissions*. Washington, D.C.: National Trust for Historic Preservation, 1986.

Berry, Wendell, editor. *Good Neighbors: Building Next to History*. Denver: Colorado Historical Society, 1980.

Cox, Rachel. *Design Review in Historic Districts*. Washington, D.C.: National Trust for Historic Preservation, 1994.

Frazier, Kathleen O. and William T. Frazier. "Virginia Historic District Design Guidelines Research Project." *Historic Preservation Forum*, Spring 1996: 4 – 11.

Kaplan, Marilyn E. "Building Code Changes Impact Historic Buildings". *Forum News*, Jan./Feb. 2000, Vol. 6, No. 3.

Pregliasco, Janice. *Developing Downtown Design Guidelines*. Sacramento, CA.: California Main Street Program, 1988.

Electronic Resources

City of Fort Worth Urban Design Standards
<http://www.fortworthgov.org/PlanningandDevelopment/info/default.aspx?id=17890&terms=Urban%20Design%20Standards&searchtype=1&fragment=False>

City of Grapevine Design Guidelines
www.ci.grapevine.tx.us/IndividualDepartments/HistoricPreservation/DesignGuidelines/tabid/661/Default.aspx

City of Wichita Architectural Design Guidelines
www.wichita.gov/CityOffices/Planning/Preservation/old_town_design_guidelines.htm

Creating and Using Design Guidelines, National Park Service
www.nps.gov/history/hps/workingonthepast/roletheyplay.htm

City of Georgetown Design Guidelines for the Downtown Overlay District
www.georgetown.org/departments/ds/harc.php

Design Guidelines for Downtown Greenville
www.ci.greenville.tx.us/lcd/business_and_tourism/main_street/design_guidelines_and_compliance/

Historic Preservation in Salisbury, North Carolina
www.salisburync.gov/lm%26d/historic/historic.html

Historic Rockville Technical Guides for Exterior Alterations
www.rockvillemd.gov/historic/tech-guides.html

Sample Design Guidelines, University of Georgia School of Environmental Design
www.sed.uga.edu/

Town of Truckee Historic Design Guidelines
www.truckee2025.org/planning/hdgcont.htm

Urban Design Standards
<http://winter.phpwebhosting.com/~cspivey/APA/Urban%20Design.htm>

Economic Development and Entrepreneurship

Center for Rural Entrepreneurship
www.ruraleship.org/index_html

Center for the Study of Rural America
www.kansascityfed.org/RuralCenter/RuralMain.htm

Let's Talk Business: Ideas for Expanding Retail and Services
www.uwex.edu/ces/cced/publicat/letstalk.html

National Business Incubation Association
www.nbia.org

National Main Street Center
www.mainstreet.org

Texas Center for Rural Entrepreneurship
www.tcre.org

Texas Economic Development
www.governor.state.tx.us/ecodevo/

Texas Enterprise Zone Program
<http://governor.state.tx.us>

USDA Rural Business-Cooperative Service
www.rurdev.usda.gov/rbs/busp/bprogs.htm

Film and Video Preservation

Texas Archive of the Moving Image
www.texasarchive.org

Financial Incentives and Economic Benefits

Print Resources

Affordable Housing Through Historic Preservation: A Case Study Guide to Combining the Tax Credits. Washington D.C.: National Trust for Historic Preservation and the National Park Service, 1995.

The Economic Benefits of Preserving Community Character: A Practical Methodology. Washington D.C.: National Trust for Historic Preservation, 1991.

Historic Preservation at Work for the Texas Economy. The Texas Historical Commission, Preservation Dallas, the City of Abilene, the city of Fort Worth, the City of Grapevine, the City of Laredo, the City of Lubbock, the City of Nacogdoches, the City of San

Antonio and the Grapevine Heritage Foundation, 1999. Available on the THC web site.

Leith-Tetrault, John and Erica Stewart. "Historic Texas Credits: Expanding Their Use on Main Street." *MainStreet News*, May 2002: 1-5, 10-12.

Preservation Tax Incentives for Historic Buildings. National Park Service and National Conference of State Historic Preservation Officers, 1987.

Electronic Resources

ADA Tax Credits, United States Department of Justice
www.usdoj.gov/crt/ada/taxpack.htm
www.usdoj.gov/crt/ada/taxcred.htm

Certified Local Government Grants
www.thc.state.tx.us/grantsincent/gracgl.shtml

City of Dallas Historic Preservation Tax Incentives
www.dallascityhall.com/html/historic_preservation.html

City of Waxahachie Historic Building Restoration Program and Incentives
www.waxahachie.com/c3web/incentives_page.htm

Community Development Block Grant Programs
www.hud.gov/offices/cpd/communitydevelopment/programs/index.cfm

Federal Financial Assistance for Rural Buildings
www.rurdev.usda.gov/rhs

The Foundation Center, Finding Funding
<http://fdncenter.org>

Funding for Historic Preservation, National Trust for Historic Preservation

www.nationaltrust.org/funding

Housing Tax Credits

www.tdhca.state.tx.us/multifamily/htc/index.htm

Historic Preservation at Work for the Texas Economy

www.thc.state.tx.us/publications/reports/EconImpact.pdf

Incentives! A National Park Service Guide

www.nps.gov/history/tax.htm

Keep Texas Beautiful Awards

www.ktb.org/awards/index.htm

Local Incentives for Preservation

www.preservationtexas.org/newsletter/preservation_newsletter_incentives.html

Main Street Brenham

www.brenhamtexas.com/mainstreet/Reinvestment.htm

National Main Street Center

www.mainstreet.org

National Park Service: Grants, Tax Credit, and Other Assistance

www.nps.gov/history/

National Trust Community Investment Fund

www.nationaltrust.org/ntcicfunds/index.html

National Trust Loan Funds

www.preservationnation.org/resources/find-funding/npe05.pdf

Rehabilitation Mortgage Loan Insurance

www.hud.gov/offices/hsg/sfh/203k/203kmenu.cfm

Rehabilitation Tax Credit Guide, National Trust for Historic Preservation

www.preservationnation.org/issues/rehabilitation-tax-credits/

Small Deal Fund, National Trust for Historic Preservation

www.ntcicfunds.com/funds/small_deal_fund.html

Sources of Financial Assistance for Historic Preservation Projects, Advisory Council on Historic Preservation

www.achp.gov/funding.html

Texas Center for Rural Entrepreneurship

www.tcre.org

Texas Department of Agriculture, Rural Economic Development

www.agr.state.tx.us/eco/index.htm

Texas Historical Commission, Grants and Incentives

www.thc.state.tx.us/grantsincent/gradefault.shtml

Texas Parks and Wildlife, Recreation Grants Program

www.tpwd.state.tx.us/grants/

Texas Tax Increment Financing Zone Registry

www.window.state.tx.us/taxinfo/proptax/registry/zone.html

Texas Yes!

www.texasyes.org

Web-Available Studies on the Economic Impacts of Historic Preservation

www.achp.gov/economicstudies.html

Heritage Tourism

Print Resources

Baker, Priscilla. *Touring Historic Places*. National Trust for Historic Preservation and National Tourism Association, 1995.

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Levy, Barbara Abramoff, Sandra Mackenzie Lloyd, and Susan Porter Schreiber. *Great Tours!: Thematic Tours and Guide Training for Historic Sites*. AltaMira Press, 2002.

Share Your Heritage: Cultural Heritage Tourism Success Stories. Washington, D.C.: National Trust for Historic Preservation, 2001.

Electronic Resources

Alliance of National Heritage Areas
www.nationalheritageareas.com

Association of Travel Marketing Executives, Marketing Toolkit
www.atme.org/pubs/members/75_310_1324.cfm

Destination Texas
www.destinationtexas.cc

Historic Accommodations of Texas
www.hat.org

Historic Travel, National Trust for Historic Preservation
www.nationaltrust.org/travel

National Register Travel Itineraries
www.cr.nps.gov/nr/travel

National Scenic Byways
www.byways.org

National Tour Association
www.ntaonline.com

Preserve America
www.preserveamerica.gov

Trails and Rails Partnership Program, National Park Service
www.nps.gov/trails&rails

Rivers, Trails and Conservation Assistance Program –
Community Toolbox
www.nps.gov/phso/rtcatoobox/index_comtoolbox.htm

Rural Information Center Resources
www.nal.usda.gov/ric/ruralres/tourism.htm

Statewide Arts and Cultural Events
www.arts.state.tx.us/calca/calregions.cfm

Texas Historical Commission, Heritage Travel
www.thc.state.tx.us/heritagetourism/htprogram.shtml

Texas Parks and Wildlife
www.tpwd.state.tx.us

Texas Travel Industry Association
www.ttia.org

Tour Texas
www.tourtexas.com

Travel Industry Association of America
www.tia.org

TravelTex.com, the Official Site of Texas Tourism
www.traveltexas.com

Utah Heritage Tourism Toolkit
<http://history.utah.gov/htoolkit>

Historic Districts

Print Resources

Ames, David L. and Linda Flint McClelland. *Historic Residential Suburbs: Guidelines for Evaluation and Documentation for the National Register of Historic Places*. National Register Bulletin, September 2002.

Beasley, Ellen. *Design and Development: Infill Housing Compatible with Historic Neighborhoods*. Washington D.C.: National Trust for Historic Preservation, 1989.

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Guidelines for Drafting Historic Preservation Ordinances and Model Ordinance. Local Government Assistance Series, No. 1. Certified Local Government Program.

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American Society of Landscape Architects
www.asla.org

The Cultural Landscape Foundation
www.tclf.org

Family Land Heritage Program, Texas Department of Agriculture
www.agr.state.tx.us/agr/program_render/0,1987,1848_5409_0_0,00.html?channelId=5409

Historic Landscape Initiative, National Park Service
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www.preservationnation.org/resources/legal-resources/easements

Historic Preservation Easements, National Park Service
www.nps.gov/history/hps/tps/tax/easement.htm

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www.preservationeasement.org/home

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www.hillcountryconservancy.org

Land Trust Alliance
www.lta.org

Legacy Land Trust
www.llt.org

Native Prairies Association of Texas
www.texasprairie.org

Natural Area Preservation Association
www.napa-texas.org

The Nature Conservancy, Texas Chapter
<http://nature.org/wherewework/northamerica/states/texas>

Texas Land Trusts
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Trust for Public Land
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American Planning Association, Texas Chapter
www.txplanning.org

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www.contextsensitivesolutions.org

Historic Preservation Planning Program, National Park Service
www.nps.gov/history/hps/pad/

Livable Communities Task Force
www.princegeorgescountymd.gov/Government/AgencyIndex/LCI/taskforce.asp

Partnership Notes, National Park Service
www.nps.gov/history/hps/pad/partnership/

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- Zoning and Historic Preservation
- Subdivision Regulation and Historic Preservation
- Issues Paper: Conservation Districts

Pedestrian and Bicycle Information Center
www.pedbikeimages.org

Preserve America
www.preserveamerica.gov

Secretary of the Interior's Standards for Preservation Planning
www.nps.gov/local-law/arch_stnds_1.htm

Smart Growth America
www.smartgrowthamerica.org

Texas Downtown Association
www.texasdowntown.org

Texas Historical Commission, Certified Local Government
www.thc.state.tx.us/certifiedlocgov/clgdefault.shtml

Texas Historical Commission, The Texas Main Street Program
www.thc.state.tx.us/mainstreet/msdefault.shtml

Texas Historical Commission, Visionaries in Preservation Program
www.thc.state.tx.us/visioninpres/vpdefault.shtml

Walkable Communities, Inc.
www.walkable.org

Maps, Aerial Images and Photographs

Applying GPS to Historic Preservation and Architectural Surveys,
National Park Service
www.nps.gov/history/hdp/standards/CRGIS/hist_pres_gps.htm

Cultural Resources Mapping and GIS, National Park Service
www.nps.gov/gis/index.htm

The National Map (USGS maps and aerial photography)
<http://seamless.usgs.gov/>

Pedestrian and Bicycle Information Center
www.pedbikeimages.org

TerraServer (Aerial photography)
<http://terraserver.com/>

Texas Escapes
<http://texasescapes.com/>

Texas General Land Office (archival map collection dating from the 1820s)
www.glo.state.tx.us/archives/mapscol.html

Texas Natural Resources Information System (USGS maps and other collections)
www.tnris.org

TexShare Databases for the Texas State Library and Archives Commission (Sanborn Fire Insurance Maps)
www.tsl.state.tx.us

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www.alhfam.org

Institute of Museum and Library Services
www.ims.gov

Texas Association of Museums
www.io.com/~tam

Texas Historical Commission, Museum Services
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The Heritage Education Network
<http://histpres.mtsu.edu/then/>

Kids and Community, American Planning Association
www.planning.org/kidsandcommunity

National Council for Preservation Education
www.uvm.edu/histpres/ncpe

Teaching with Historic Places, National Register of Historic Places
www.nps.gov/nr/twhp/index.htm

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Conservation Fund
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Land Trust Alliance
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www.apti.org

Conservation and Art Materials Encyclopedia Online (CAMEO)
www.mfa.org/cameo

Historic Preservation Technical Procedures, General Services Administration
<http://w3.gsa.gov/web/p/hptp.nsf>

Old House Journal
www.oldhousejournal.com

This Old House Online
www.thisoldhouse.com

Preservation Briefs, National Park Service
www.nps.gov/history/hps/tps/briefs/presbhom.htm

Preservation Tech Notes, National Park Service
www.nps.gov/history/hps/tps/technotes/tnhome.htm

Preservation Trades Network
www.ptn.org

Preservation Web
www.preservationweb.com

Secretary of the Interior's Standards for the Treatment of Historic Properties
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Technical Preservation Services for Historic Buildings
www.nps.gov/history/hps/tps/index.htm

Traditional Building
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Context Sensitive Solutions
www.contextsensitivesolutions.org

National Transportation Enhancements Clearinghouse
www.enhancements.org

Pedestrian and Bicycle Information Center
www.pedbikeimages.org

Rails to Trails Conservancy
www.railstotrails.org

Reconnecting America
www.reconnectingamerica.org

Surface Transportation Law, TEA-21
www.uschamber.com/issues/index/transportation/tea21.htm

Texas Department of Transportation
www.txdot.state.tx.us

Transportation, National Trust for Historic Preservation
www.nationaltrust.org/issues/transportation/index.html

Walkable Communities, Inc.
www.walkable.org

Periodicals

American Bungalow
Self-Print

Antique Homes Magazine
Self-Print

Cultural Resource Management
Printed by the U.S. Department of the Interior, National Park Service

Historic Preservation Forum
Printed by the National Trust for Historic Preservation

History News
Print by the American Association for State and Local History

Journal of the Association for Preservation Technology
Printed by the Association for Preservation Technology

Journal of the Society of Architectural Historians
Printed by the Society of Architectural Historians

Main Street News
The monthly periodical of the National Trust's National Main Street Center

The Medallion
Printed by the Texas Historical Commission

Old House Journal
Printed by Restore Media, LLC

Planning
Printed by the American Planning Association

Platform
Printed by the University of Texas School of Architecture

Preservation
The official magazine for members of the National Trust for Historic Preservation

This Old House
Printed by Time Publishing Ventures

Traditional Building: The Professional's Source for Historical Products
Printed by Restore Media, LLC

Zoning News
Printed by the American Planning Association

Preservation Partners

International Organizations

International Council on Monuments and Sites
US/ICOMOS
National Building Museum
401 F Street NW, Suite 311
Washington D.C. 20001
202/842-1866
info@usicomos.org
www.icomos.org/usicomos

International Centre for the Study of the Preservation and
Restoration of Cultural Property
Via di San Michele 13
I-00153 Rome, Italy
+39 06 585531
iccrom@iccrom.org
www.iccrom.org

National Organizations

Advisory Council for Historic Preservation
1100 Pennsylvania Avenue NW, Suite 809
Washington, D.C. 20004
202/606-8503
www.achp.gov

National Center for Preservation Technology and Training
645 College Avenue
Natchitoches, LA 71457
318/356-7444
www.ncptt.nps.gov

National Park Service
1849 C Street, NW
Washington, D.C. 20240
202/208-6843
www.nps.gov

National Trust for Historic Preservation - National Office
1785 Massachusetts Avenue, NW
Washington, D.C. 20036-2117
202/588-6000
www.nationaltrust.org

US Department of the Interior
1849 C Street, NW
Washington, D.C. 20240
202/208-3100
www.doi.gov

USDA Forest Service
1400 Independence Avenue, SW
Washington, D.C. 20250-0003
(202) 205-8333
www.fs.fed.us

State Organizations

Bob Bullock Texas State History Museum
P.O. Box 12874
Austin, TX 78711
512/936-8746
www.thestoryoftexas.com

Friends of the Texas Historical Commission, Inc.
P.O. Box 13497
Austin, TX 78711
512/936-2241
www.thc.state.tx.us/friends/fredefault.shtml

Preservation Texas
Krista Schreiner Gebbia, Executive Director
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512/472-0102
www.preservationtexas.org

Texas African American Heritage Organization
Dr. David A Williams
P.O. Box 141038
Austin, TX 78714
512/837-1405

Texas Commission on the Arts
P.O. Box 13406
Austin, TX 78711-3406
512/463-5535
www.arts.state.tx.us

Texas Historical Commission
P.O. Box 12276
Austin, TX 78711-2276
512/463-6100
www.thc.state.tx.us

Texas Historical Foundation
P.O. Box 50314
Austin, TX 78763
512/453-2154

Visionaries in Preservation
Texas Historical Commission
Josh Lasserre
P.O. Box 12276
Austin, TX 78711-2276
512/463-3345
josh.lasserre@thc.state.tx.us
www.thc.state.tx.us/visioninpres/vpdefault.shtml

State University Resources

Steven F. Austin State University
Dr. Archie P. McDonald
P.O. Box 6223-SFA Station
Nacogdoches, TX 75962
936/468-2190
www.sfasu.edu

Texas A&M University
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College of Architecture
College Station, TX 77843-3137
979/845-7050
www.tamu.edu

Texas State University
James Kimmel
601 University Dr.
San Marcos, TX 78666
512/245-3201
www.txstate.edu

Texas Tech University
James E. White
P.O. Box 42091
Lubbock TX 79409
806/742-3169
www.ttu.edu

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