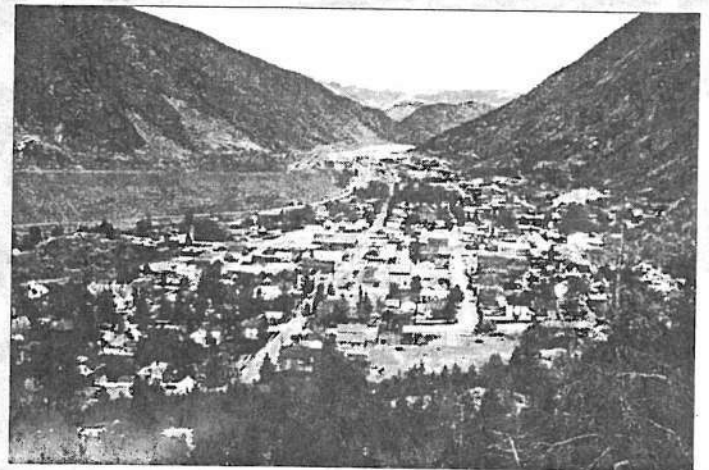
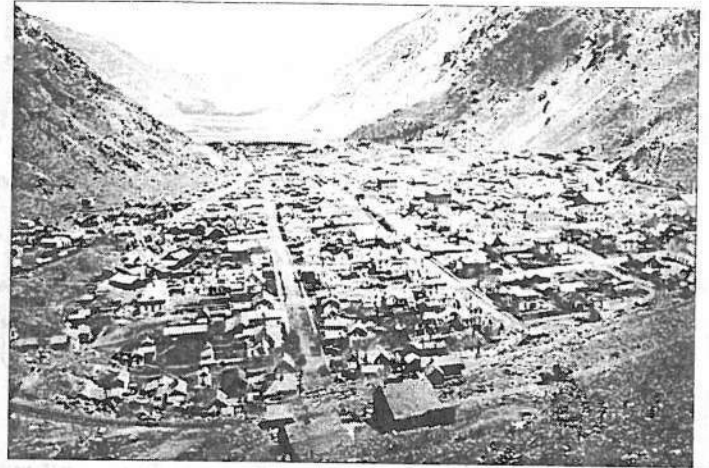


Town of Georgetown, CO

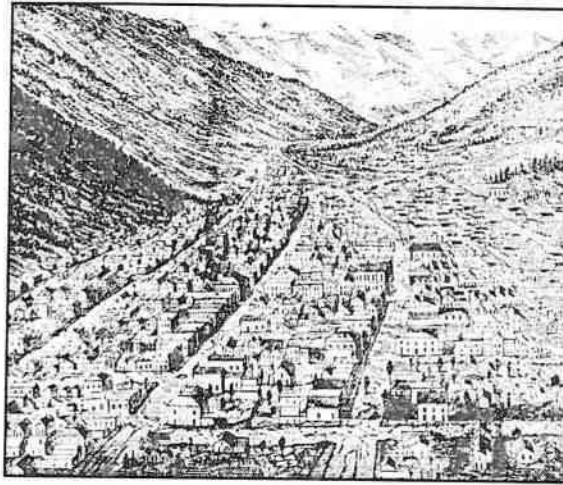


Preservation Plan

June 2000

The images on the cover are a series of aerial photographs that show the progression of Georgetown from the south end of town. The approximate dates of the photographs are 1866 (upper left), 1880 (upper right), 1951 (lower left), and 1975 (lower right).

Town of Georgetown, CO



Preservation Plan

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June 2000

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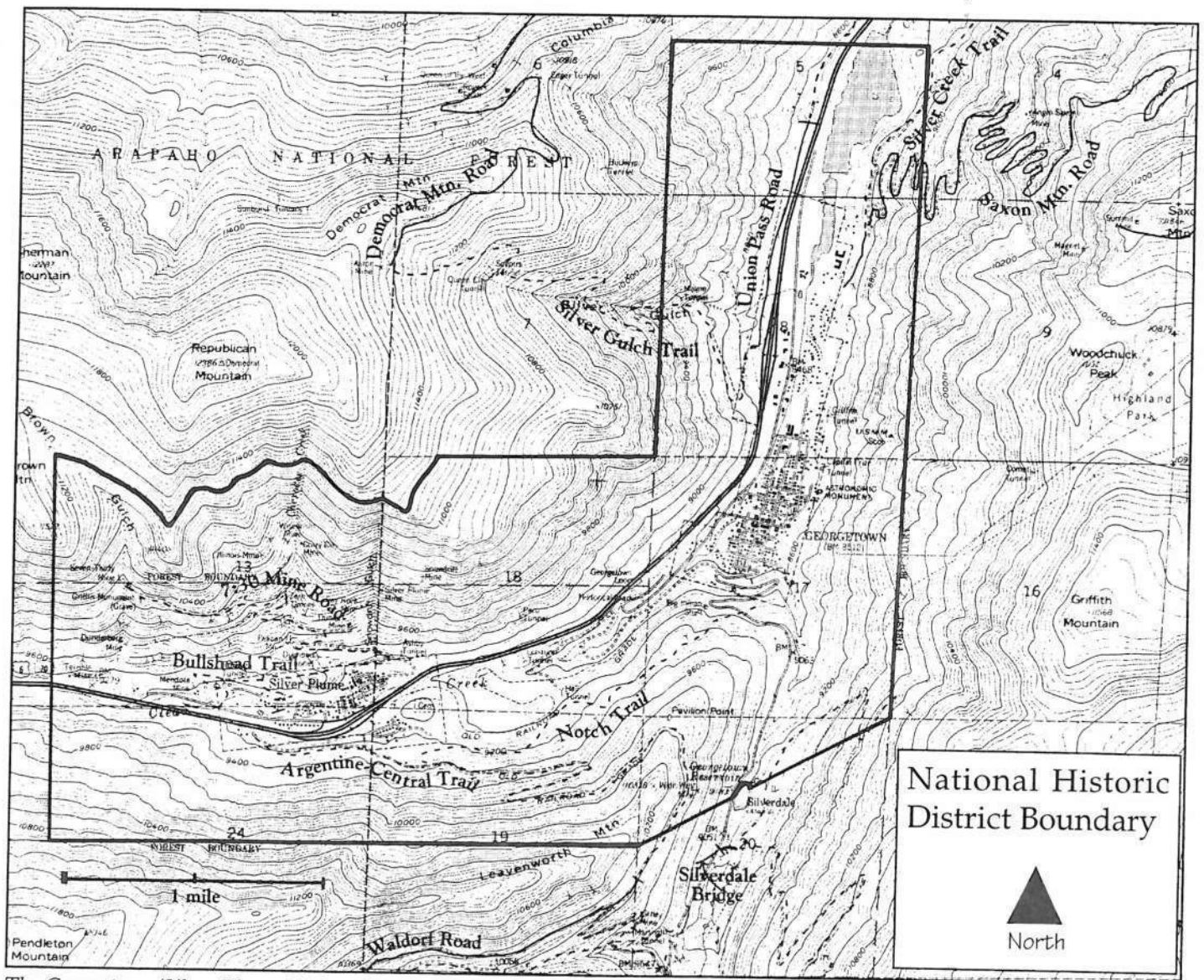
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Introduction

Preservation in Georgetown

Historic preservation is a well-established part of town planning in Georgetown. Over the past fifty years, the community has pioneered many preservation initiatives in the state, led by governmental and private organizations as well as individual property owners. The product of these efforts is the fact that Georgetown remains one of the few genuine examples of a turn-of-the-century Rocky Mountain mining community. It is part of the Georgetown/Silver Plume National Historic Landmark District, an area designated by the Department of the Interior in 1966, because of the major role it played in the U.S. mining industry during the late 19th century.

The town remains dynamic and change continues to occur in response to varying community goals and economic conditions. However, preserving Georgetown's heritage remains a primary goal of the community.



The Georgetown/Silver Plume National Historic Landmark District boundaries.

Preservation is important to all residents of Georgetown. Even those who live and work in newer portions of the town point with pride to the historic resources as evidence of the community's character. The historic resources found here consistently serve as reference points for all people. Those who may not immediately recognize the importance of the historic resources nonetheless benefit from the economic health and the high level of public services that preservation helps to support.

Although historic character is recognized by many as an asset, it is fragile and must be carefully managed and nurtured. If the town's genuine historic character is lost, it cannot be replaced. Therefore, a preservation plan is a critical tool to help guide decisions and to stabilize and build on Georgetown's existing preservation program.

The Role of the Preservation Plan

This Preservation Plan (the Plan) will help guide the decision-making process for public policy makers and for private investors in Georgetown. It will help to assure that future development policies will be congruent with the community's goals for preserving and promoting cultural and physical resources that comprise Georgetown's heritage. Private, nonprofit organizations that seek to encourage heritage conservation can draw upon the Plan for guidance in coordinating their work

priorities in the community. Individual property owners also will more clearly understand their role in preserving community character when they review the Plan.

In this respect, the Plan places preservation objectives in the context of broader community policies. It firmly establishes preservation as a planning tool and outlines its role in a more expanded network of community planning, economic development, culture, and recreation.

The Scope of the Preservation Plan

The Preservation Plan identifies the goals, components and players of a preservation program that should be employed to preserve both the cultural and physical resources that comprise Georgetown's heritage.

The Preservation Plan provides the policy base for preservation activities that may be integrated into other community improvement programs, provides a framework for establishing short-term work program actions, and provides a long-range framework for enhancing and coordinating preservation in the community. The Plan is organized into the following chapters:

- Chapter 1: An Overview of Preservation in Georgetown
- Chapter 2: Goals for Historic Preservation in Georgetown
- Chapter 3: Program Components of the Preservation Plan
- Chapter 4: The Players in Historic Preservation

Also included are appendices that provide additional information and resources that can help in the implementation of the Plan. These include:

- Appendix A: Additional Resources

Chapter 1

An Overview of Historic Preservation in Georgetown

Historic Overview

Prior to the advent of gold prospectors in the 1850s, legend indicates that the Front Range valleys were trading sites for the Ute Indians of the mountains and the Arapaho Indians of the plains. Trappers and explorers had wandered into the beaver-laden forests, and the first gold seekers found occasional evidence of those earlier European adventurers.

In 1859, major gold finds were made in the Central City and Idaho Springs areas drawing a great number of fortune seekers. Among these, two Kentuckians, David and George Griffith, began prospecting up the creek from Idaho Springs.

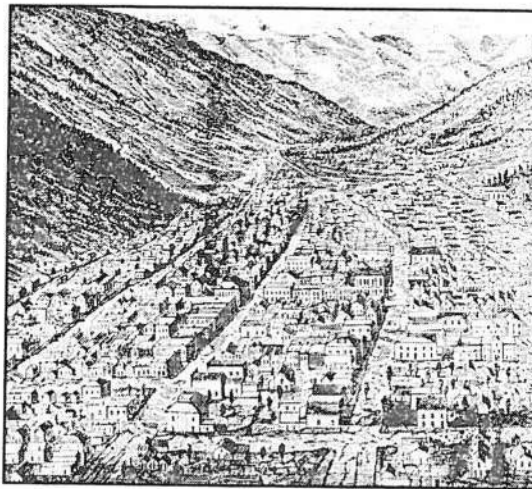
At the confluence of two streams, in the area of Twelfth and Rose Streets in present day Georgetown, their pans revealed gold. Immediately they staked their claim and in 1860, the Griffith Mining District was established. Other prospectors flocked to the area and George's Town, laid out by David Griffith, began to grow. There was little "placer" gold in the Griffith discovery and the boom ended almost as abruptly as it had started.



Downtown, circa 1870.

The prospectors knew that the mountains surrounding Georgetown contained rich silver veins but these had been ignored in the search for gold. It was not until the staking of the Belmont Claim in 1864 that the silver boom began. It was to last for the next thirty years.

A silver camp named Elizabethtown grew up at the south end of the valley under the shadow of Leavenworth Mountain. By 1867, the focus of the valley had shifted there and to the rich mines above it. In 1868, the citizens of both towns—George's and Elizabeth's—met at the corner of Rose and Mary Streets and decided to form one town: Georgetown. In 1868 a territorial charter, under which the town still operates, established an "alcalde," or police judge, form of government derived from the Spanish mining camps in California.



An historic lithograph of Georgetown, circa 1880.



This Historic Overview is taken, in part, from the Town of Georgetown Draft Design Guidelines, 1992. As prepared by Christine Bradley, Clear Creek County Archivist.



Downtown in 1878.

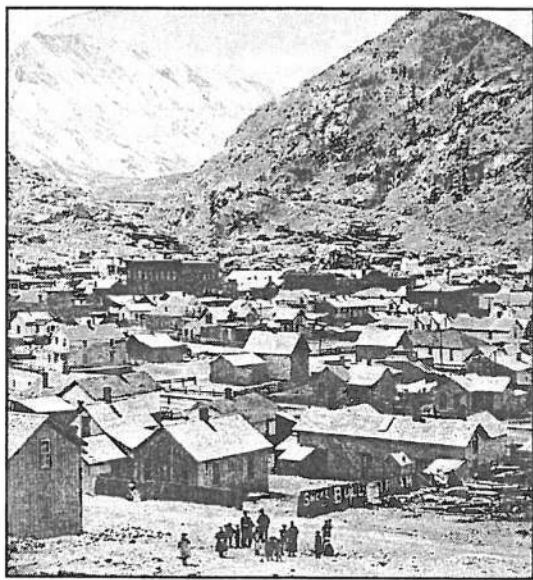


A silver mill, circa 1900.

By 1870, Georgetown had 3,000 residents. The requirements of silver processing had spurred the construction of numerous mills with investors from Chicago, New York, Philadelphia and London providing the necessary capital.

Within the old mining camp, log structures were covered with lap siding and embellished with carpenter's lace. Fine new residences were constructed. A school was first organized in 1867 and the large brick school built in 1874. Methodist, Congregational, Catholic, Lutheran, Episcopal and Presbyterian churches were established. Georgetown also offered luxurious lodgings in the Barton House, Hotel de Paris and several other hotels. Entertainment was available in the opera houses and the saloons. Volunteer fire departments were formed to protect, successfully, the wood frame town against the real threat of destruction by fire.

Georgetown continued to expand with the mining economy. Merchants, lawyers and newspapermen came in the wake of the miner. The first newspaper, *The Colorado Miner*, began publication in 1867.

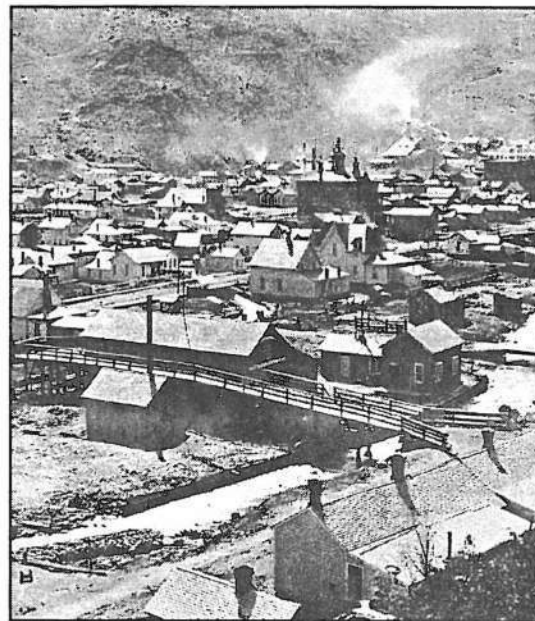


Georgetown, circa 1890.

Stores of all types, from hat shops to liv-
eries to bakeries, crowded the downtown
area. Georgetown had become one of
Colorado's major cities.

While the town was definitely settled, it
was not always peaceful. Miners from the
surrounding mountains descended on the
town on Saturday night to enjoy a bit of
the good life, returning to the mines by
torchlight before dawn on Monday morn-
ing.

The peak of Georgetown's boom was
reached in the late 1870s and early 1880s.
Five thousand people were living in the
valley, and the Colorado Central Railroad,
which wound its way from Denver up
Clear Creek Canyon, arrived in George-
town in 1877. The mines and mills main-
tained full and profitable operation
throughout this period. Fine brick build-
ings were built to replace some of the more
temporary wooden ones. Flagstone side-
walks, granite walls and a city park added
refinement. The Georgetown Loop, com-
pleted in 1884, connected Georgetown

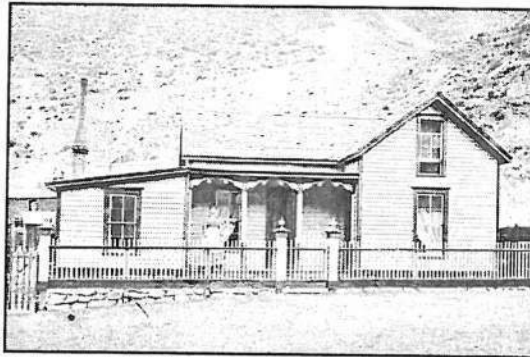


Georgetown, circa 1878.

and Silver Plume with 4-1/2 miles of track winding back over itself to climb the 600 feet in 2-1/2 statute miles.

Two decades of prosperity inspired a confidence in Georgetown that even the gradually declining price of silver could not shake. The town was still building when, in 1893, the United States Congress repealed the Sherman Silver Purchase Act and silver mining was no longer profitable due to lack of confidence and financing from east coast and overseas investors. For Georgetown, the Silver Queen, the thirty year boom was over. The mines, still containing now unmarketable silver, gradually closed. The population dwindled to 200 in the 1930s. Although never a true ghost town, many structures were abandoned and later demolished.

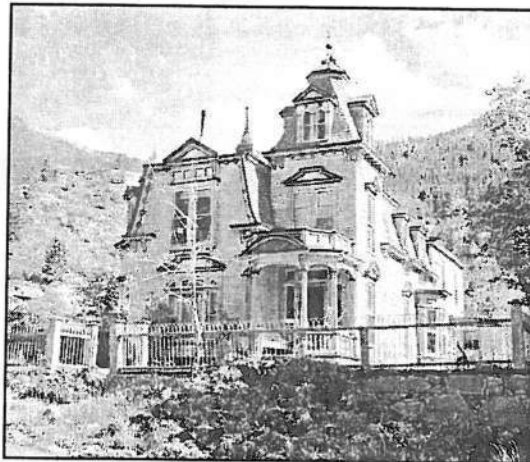
The post World War II years brought another boom to Georgetown. With easy access to Denver, the quiet charm of a proud mountain town rich in Nineteenth Century architecture and history has created a new life for the town.



A house in 1875.



A house in 1875.



A house from the 1890s.

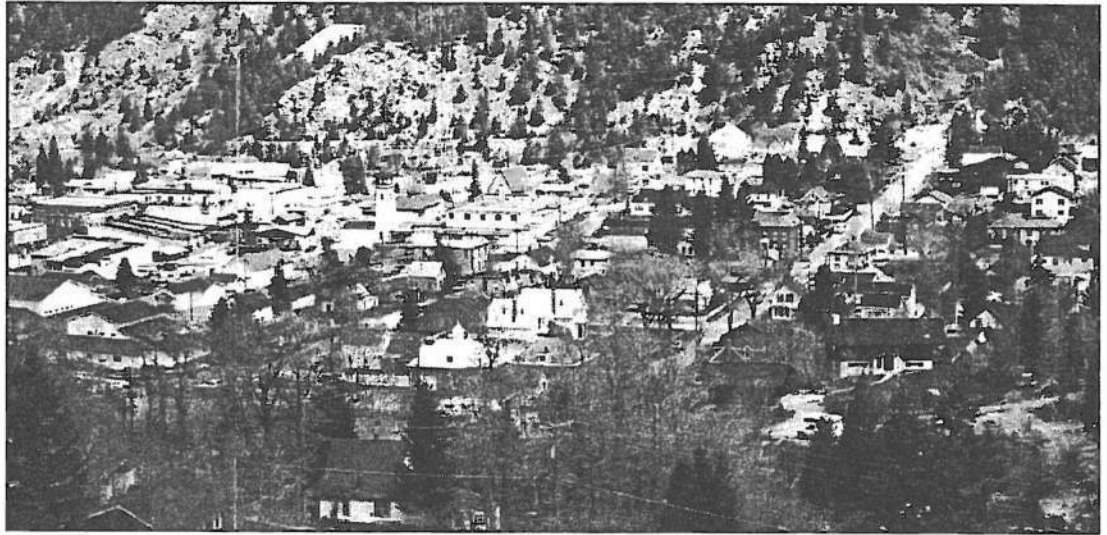
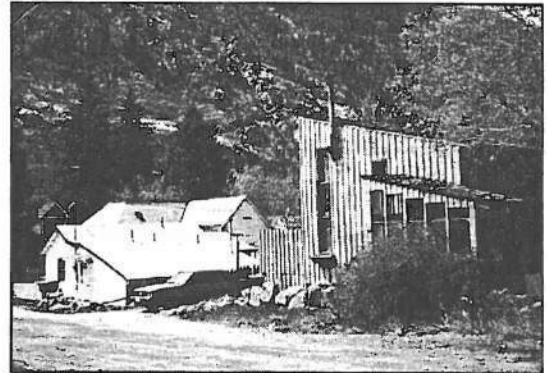
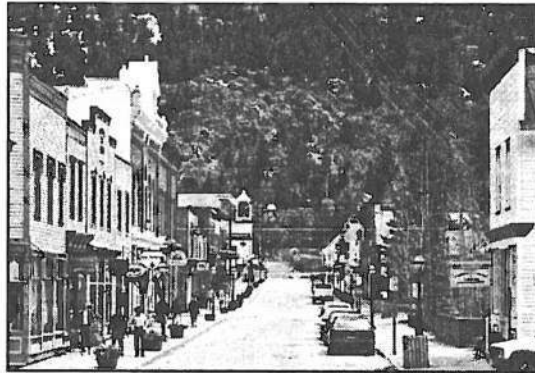


A house in the 1880s.

Present day Georgetown contains more than 200 nineteenth century structures, an incomparable collection of western bonanza architecture. The region's contribution to frontier mining history received national recognition when, under the Historic Preservation Act of 1966, the Georgetown/Silver Plume Mining District was designated a National Historic Landmark District by the U.S. Department of the Interior. A number of Georgetown buildings

have also been designated individually as National Register sites.

In May of 1970, the Town of Georgetown passed its first Historic Preservation Ordinance to assist the town in protecting its past while building its future. Design guidelines were developed in 1978 and have been updated contemporaneously with the development of this Plan.



Some new construction has been seen throughout town, but much of Georgetown remains the same today.

A Preservation Time Line

Georgetown's activities in historic preservation began more than fifty years ago. The following time line highlights key events in the community's efforts to protect the historic, cultural and physical resources of Georgetown and record and reflect its colorful past:

1940s

- Ben Draper began the town's first preservation efforts when he restored the McClellan House on Taos Street in 1946.
- The McClellan Players (a local melodrama troupe) were formed in 1946 to raise money to restore buildings.
- The first building rehabilitation was undertaken for the Star Hook and Ladder building by the McClellan Players.

1950s

- The Georgetown Civic Association was formed to promote the history of the town. They developed the first individual building markers and historic walking tour.
- The Hamill House was opened as a private museum.
- James Grafton Rogers (former United States Under Secretary of War and former president of the Colorado Historical Society) served as mayor from 1953 to 1955 and from 1957 to 1959. He promoted several preservation initiatives during his tenure.
- Zoning codes and a sign ordinance were introduced by Mayor Rogers to help control development and maintain the character of Georgetown.
- Mayor Rogers conceptualized the reconstruction of the Georgetown Loop Railroad.

- By 1959, the Georgetown Loop Historic Mining and Railroad Park started to become a reality, with the donation of mining claims in the valley to the Colorado Historical Society.
- The Colorado Chapter of the Colonial Dames of America purchased the Hotel de Paris for a museum.

1960s

- Mayor Rogers successfully influenced the State of Colorado to move the planned route for Interstate 70 from the valley floor to the mountainside west of town. (Also, many houses were moved into town rather than being demolished.)
- Under the provisions of the National Historic Preservation Act of 1966, the Georgetown/Silver Plume National Historic Landmark District was designated.
- In 1968, Georgetown, a territorial charter town, celebrated its centennial.
- In 1969, the Everett and Lebanon Tunnels were opened in the Georgetown Loop Historic Mining and Railroad Park.

1970s

- The Town of Georgetown passed the state's first historic preservation/design review ordinance in May of 1970. This was prior to establishment of the state's enabling legislation.
- Historic Georgetown, Inc. (then known as "The Georgetown Society") was incorporated as a Colorado non-profit corporation in May of 1970. HGI was the state's first such official preservation organization.
- HGI purchased the Hamill House in 1971. This was the beginning of HGI's five-part residential restoration program.

- In December of 1972, the Town's Design Review Commission (then the Historic Preservation Commission) denied a local developer a Certificate of Appropriateness for the development of 57 town houses on Leavenworth Mountain, based on two key points: first, the condominiums would have greatly altered the pattern established in Georgetown by imposing vertical, man-made intrusions; and secondly the development would have had an adverse effect on Georgetown's character and historic value.
- In May of 1973, the local developer that proposed the development of 57 town houses on Leavenworth Mountain sued the Town of Georgetown, all members of the Design Review Commission and Board of Selectmen, and the staff of the Building Department, over the right of the Town to restrict development on the basis of design.
- The Colorado Supreme Court determined that the Town of Georgetown had the right to regulate design and had appropriate criteria, but failed to clearly delineate Design Review Areas. Georgetown subsequently amended its ordinance.
- The reconstruction of the Georgetown Loop began in 1973.
- The Bowman/White house was purchased by HGI in 1974, as the second property in HGI's five-part restoration program.
- Fred and Ginger Booth donated the Log Cabin to HGI in 1974. This was the third property in HGI's five-part restoration program.
- In 1976, the Community Center, Ltd., was formed to save the Old Courthouse and create the Georgetown Community Center.
- Buff and Mary Lou Rutherford donated the Tucker/Rutherford house to HGI in 1976. This was the fourth property in HGI's five-part restoration program.
- A historic significance survey was completed in 1976.
- In 1978, a Preservation Plan was completed for Georgetown by Briscoe, Maphis, Murray, and Lamont of Boulder, Colorado.
- The first design guidelines were also adopted in 1978. Four design review districts were defined in Georgetown.
- Throughout the 1970s, private property owners began to restore homes and commercial buildings (e.g., the Cushman Block, Fish House and Heller House).
- Owners voluntarily remove intrusive, non-conforming signs at The Ram and The Alpine Inn.

1980s

- In 1981, the Leavenworth Mountain lawsuit was resolved through a settlement by the Town of Georgetown and the purchase of the mountainside by HGI.
- A historic marker program was developed, with bronze plaques being placed on thirteen landmark structures.
- In 1984, the National Park Service conducted a Study of Alternatives, for greater involvement in the Landmark District.
- The Georgetown Loop High Bridge was dedicated in 1984.
- Walter Berry donated all the private acreage on Saxon Mountain to HGI in 1984.
- In 1985 and 1986, a Downtown Improvement District was formed to restore historic streetscapes along Sixth Street.
- Gary and JoAnn Oakley donated mining claims to HGI and the Colorado Historical Society in 1987. These claims are preserved as open space.

- The Historic District Public Lands Management Agreement was signed in 1989. The public agencies within the Landmark District agreed to acquire the U.S. Bureau of Land Management lands within the District for the purpose of conserving the setting.
- In 1995, an historic survey of Georgetown buildings was completed by Barbara Norgren. The purpose of the survey was to record all of the major buildings in Georgetown, to update and expand the existing information from the previous survey and to record all previously unrecorded buildings.

1990s

- In 1991, an interested group licensed the use of the Georgetown Hydroelectric Plant as a museum, operated by a non-profit entity, the "Georgetown Energy Museum."
- To date, many properties within the Landmark District have benefited from State Historic Fund grants. In Georgetown restoration projects have included: the Hamill House and associated out buildings, the Bowman/White House, the Alpine House No. 2, and the Tucker/Rutherford House. Restoration projects in Silver Plume have included: the small town hall, the large town hall, the schoolhouse museum, and the passenger cars associated with the Georgetown Loop Railroad. Grant funds also helped HGI purchase the Kneisel House and Mahany Building.
- In 1995, by action of the U.S. Congress, the U.S. Bureau of Land Management lands within the Landmark District and on Saxon Mountain were transferred to the Towns of Georgetown and Silver Plume, the Colorado Historical Society, the Colorado Division of Wildlife, and Clear Creek County, to be held in perpetuity for recreational and public purposes.
- In 1996, HGI, the Town of Georgetown, and Clear Creek County jointly purchased the Amoco station at the Interstate 70 interchange to serve as the site of a future visitor center.
- In 1997, Governor Roy Romer officially designated the Silver Heritage Area of Upper Clear Creek as one of Colorado's first two heritage areas.
- In 1998, the Grace Episcopal Church Foundation was formed to purchase and restore the neighboring Snetzer building.
- In 1998, Historic Georgetown purchased the Kneisel House as the fifth and final part of its historic house museum program.
- Historic Georgetown purchased and rehabilitated the historic Mahany Building eliminating a major eyesore and providing affordable housing.
- In 1999, the Town of Georgetown undertook the preparation of a Comprehensive Plan, Preservation Plan, and Design Guidelines. (A State Historical Fund grant helped fund the preparation of the latter two documents.)

What Does This Time Line Reveal?

In reviewing the highlights of the preservation movement in Georgetown, some key themes emerge that are the underpinnings of the policies contained in this Preservation Plan. These themes include:

- The community has pioneered preservation efforts at a variety of levels and continues to do so.
- The community has recognized that preservation is multifaceted. Work to date has included: developing preservation-related regulations, acquiring buildings as historic museums, providing technical assistance to property owners who seek to restore their properties, engaging in special events that highlight historic resources, and completing special projects that are targeted to preserve a part of the community's history.
- Preservation also includes restoring a wide range of resources (e.g., cultural resources) beyond buildings in order to help interpret the full heritage of the community.
- Preservation is an ongoing process that requires frequent review, affirmation, and refinement.
- Preservation requires extensive amounts of human and capital resources.
- Georgetown has been actively involved in preservation activities for almost sixty years. This has been a period of time in which the state saw substantial change, however, because of its efforts, Georgetown has retained a genuine character.
- Preservation has become ingrained as a way of life in Georgetown.

Chapter 2

Goals for Historic Preservation in Georgetown

What is the Community's Vision for Georgetown?

The Town of Georgetown is blessed with a beautiful environment and the physical remembrances of an intriguing history of colorful characters and events. The historic structures and streetscapes are the essence of Georgetown's unique identity. It is the vision of the citizens of Georgetown to seek to preserve that special character.

Citizens describe their goals for preservation this way:

- Ten years from now, the essence of historic Georgetown will remain intact. While compatible changes will have occurred, the basic features of a turn-of-the-century mining town will survive.
- At the same time, the community will be even more aware of the value of its historic resources, and it will be more actively involved in preserving and using those resources.
- Visitors will experience historic Georgetown in a variety of ways, beginning with a clear orientation to the community at its gateway and continuing on through the town. People will find accessible and useful information that fits their particular interests in history. Opportunities to experience historic resources will abound, including commercial and recreational activities, historical museums and special event venues. The community's heritage will continue to be an integral part of life in Georgetown.

(Comments from Georgetown Community Workshop, October 18, 1999.)

See the *Town of Georgetown Book #2: Design Guidelines for the Historic Design District* and the *Town of Georgetown Book #3: Design Guidelines for the Developing Design Districts* for more information about the existing and desired character throughout the community.



The community will be even more aware of the value of its historic resources, and it will be more actively involved in preserving and using those resources. (The Fish Block in 1889.)



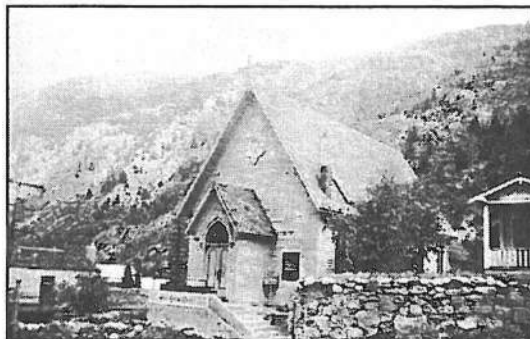
Although compatible changes will have occurred, the basic features of a turn-of-the-century mining town will survive. (The Fish Block in 1999.)

Goals for Historic Preservation

This vision suggests six preservation goals. The vision also suggests strategies for meeting each goal. The goals and strategies are as follows:

Goal 1: To preserve historic resources

- Demonstrate leadership through careful preservation of town-owned historic resources
- Encourage property owners to actively preserve and maintain their historic buildings
- Promote appropriate maintenance and repair procedures for historic properties
- Promote appropriate adaptive use of historic structures



An important goal is to encourage property owners to actively preserve and maintain their historic buildings.

Goal 2: To maintain the character of Georgetown

- Protect the historic structures
- Identify distinct areas of special character, that can serve as a basis for determining the design and character of new construction in those areas
- Encourage new construction and renovations to existing buildings in a manner that respects their character areas
- Promote application of preservation and design review regulations in a fair, efficient, and predictable manner
- Develop streetscape designs that are compatible with their character areas
- Disburse information on preservation and design guidelines to property owners, Realtors and contractors

Goal 3: To conserve the setting

- Maintain the feel of a real mountain town, including its natural features
- Preserve natural landmarks and open space that help to convey the historic character of the community



Another important goal is to maintain the feel of a real mountain town, including its natural features.

Goal 4: To promote the education and interpretation of the Georgetown/Silver Plume National Historic Landmark District

- Continue to be a national leader in interpretive historic preservation programs
- Participate in the development of resident and visitor interpretive experiences in the residential, commercial, technological, and industrial aspects of the 19th century Rocky Mountain West
- Coordinate agencies throughout the Landmark District to provide an integrated interpretation

Goal 5: To promote heritage tourism

- Strengthen programs that make the heritage of Georgetown and the region accessible to users
- Develop an entrance into the town that is welcoming and helps provide an orientation to the historic resources of the community
- Increase the number of visits and the length of stays for visitors who come to Georgetown to experience its history

Goal 6: To promote preservation-based economic development

- Increase opportunities for visitors to experience the heritage of Georgetown through access to goods and services housed in historic settings, including retail stores, restaurants and lodging
- Encourage and develop opportunities for businesses to operate in the historic context of Georgetown

.....

Chapter 3

Program Components of the Preservation Plan

A preservation program consists of a number of components. This section of the Plan discusses what these components are, what is currently being done in Georgetown, and what needs to be developed or strengthened.

Administration and Facilitation

The Town has the major role to play in coordinating and facilitating preservation in Georgetown. Its regulatory powers give it the ability to develop a systematic approach to advocating and supporting both public, quasi-public (i.e., nonprofit agencies) and private preservation activities.

The Town can also be a "player" in preservation by restoring its own properties, conducting educational programs, providing financial incentives and support to private parties, and sponsoring special preservation projects and programs. This section discusses the role that the Town has in developing, administering, and facilitating a preservation program. Key elements in Administration and Facilitation include:

- Zoning ordinance revisions
- Preservation officer
- Financial assistance

Zoning Ordinance Revisions

In 1998, the Town conducted an evaluation of its design review system. This included consideration of the regulations in Title 17 of the Municipal Code as well as its design guidelines and related review procedures.

The evaluation noted that, in general, the Town's regulations appear to be appropriately written. However, some refinements were recommended, including:

- Integrating some sections
- Merging more recent resolutions into the code
- Providing some cross-references to related portions of the code.
- Developing a separate summary of review procedures for the Design Review Commission.

Preservation Officer

Historic preservation is important enough to warrant a full-time Preservation Officer position on the Town Staff. This individual would oversee the day-to-day details of the preservation program and play the major role of coordinating other preservation-related activities in the Town.

The Town's Preservation Officer's responsibilities should include the following:

- Provide staff assistance to the Design Review Commission (DRC)
- Encourage education programs
- Encourage technical assistance and training programs for citizens, developers, Realtors and commissioners
- Plan restoration and interpretation of town-owned properties
- Facilitate the Certified Local Government program

- Develop streetscape guidelines for Town Staff
- Participate in streetscape projects in the Gateway Character Area and Historic Design District to protect and emphasize historic resources
- Act as liaison with state and federal preservation agencies
- Coordinate low-interest loan and grant programs
- Encourage the development of an informational data base on Georgetown's historic resources
- Collaborate with a voluntary group (e.g., a "Historic Preservation Partnership"), comprised of representatives from all of the organizations involved in historic preservation in the Georgetown area, to coordinate and collaborate on their programs and efforts

Financial Assistance and Grants Administration

Assisting private property owners in the restoration of their historic buildings is an important preservation program component and one that is missing in Georgetown. The Town can help property owners in this process by making them aware of the various sources of funding available, Assisting them in the preparation of applications Providing letters of support and endorsement. Developing specific grant or loan programs. (See discussion later in this section of a suggested Re-granting Program.)

Education and Technical Training

All players would benefit from additional information about the history of Georgetown. This need covers a wide spectrum:

- Basic awareness-building is needed to broaden the constituency that understands the benefits of preserving historic resources
- For those who wish to rehabilitate their properties, more technical information is needed

All of these needs should be addressed in a coordinated information management system.

While many residents clearly understand the benefits of preservation in Georgetown, others would benefit from information that more directly highlights the connection of preservation with economic well-being and quality of life issues. A proactive approach is needed that makes creative use of the media, special programs, institutions, and other communi-

cation devices to inform the community of the positive aspects of preservation in the Georgetown.

Key educational elements that should be undertaken include:

- Print and broadcast media coverage
- Technical expertise to the community
- Training programs for Town Staff and the Design Review Commission
- Educational outreach
- Survey of historic resources
- Archives of historical information

Print and Broadcast Media

Publications should include newsletters, press releases, brochures, and other information written to reach a general audience and containing information and graphics that depict the history of Georgetown. While a number of publication programs exist that support Georgetown's preservation efforts, more public relations and media coordination would yield even stronger results.

Publishing articles about the heritage of the Town is an essential step. The following venues should be considered.

- In-house publications of Georgetown institutions
- Articles in other preservation organizations' publications.
- Public relations materials describing preservation efforts in Georgetown for regional and national publications.
- A weekly newspaper column in the *Clear Creek Courant*

Technical Expertise

A key segment of an education program is to provide training in technical procedures for restoration of historic properties. Property owners require more information about such procedures and they need to know how to find materials and craftsmen who can execute rehabilitation work in an appropriate manner. They also should have help in learning how to research the histories of their properties.

The Town, in cooperation with other preservation organizations, should:

- Design an ongoing program for technical restoration training and stage hands-on workshops
- Sponsor tours to construction sites and demonstrations elsewhere in the region
- Distribute publications that provide "how-to" information
- Develop technical publications
- Establish a computer database of historic information
- Establish a reference shelf at the Georgetown Library
- Provide preservation information via the internet (See Appendix A)

All players would benefit from additional information about the history of Georgetown and the significance and economic importance of its cultural and historic resources. In addition, these workshops and information database should be made available to interested parties from around

Colorado. Marketing the workshops statewide could be an integral part of the heritage tourism strategy.

Commission and Staff Training

Design review is a skill that must be enhanced through special orientation and training sessions for DRC commissioners and Town staff members who participate in the design review and zoning programs. Training sessions are an essential component of a preservation program, should be conducted at regular intervals, and should be mandated in the preservation ordinance. Such training sessions also provide opportunities for commissioners to discuss theoretical issues in a neutral setting rather than during an official hearing. The training sessions should include topics such as:

- Critiquing designs; design review theory and implementing technical aspects of design review
- Managing discussions at a review meeting
- Implementing the technical aspects of hearing procedures
- Fulfilling the requirements of due process

Educational Outreach

Educational outreach should include programs for realtors, contractors, property owners and business license holders. The Colorado Board of Realtors licenses realtors operating in the state and operates a continuing education program for its members. Realtors are important participants in preservation, because they often are the first line of communication with potential property owners, at a time when it is vitally important that these potential property owners are presented with accurate information about the value of the historic property they may be considering purchasing. It is also very important that the potential buyers clearly understand the design review system and be aware of financial assistance that may be available for restoration activities.

Since continuing education is a requirement for licensing of Realtors, the Town could sponsor a certified course on preservation for Realtors. Such a course should include topics such as basic preservation theory and practices, resources available to homeowners, requirements of Georgetown's design review system, and examples of good and bad restoration projects. The course could be offered just to Realtors serving the Georgetown area, or it could be expanded and offered to Realtors from around the state but be held in Georgetown, using the Town's examples. Similar programs exist throughout the country and are very popular in the real estate community.

The Town could help take some of the guesswork out of preservation by encouraging local property owners along with contractors, tradespersons, planners, architects, and developers to become aware of local historic preservation issues by making classes, workshops and publications available to them

Survey of Historic Resources

Another step in preservation planning is to establish a base of information that can be used to identify historic resources and to develop an understanding of their significance. Historic overviews are developed to establish a means of understanding the significance of properties. These are framed in a series of themes of development, or contexts, such that individual resources can be placed in perspective with historic trends in the state and nation. This information can then be used in surveys of properties to identify which properties are of historic significance. Key sources of information for research in developing historic overviews are housed at the Clear Creek County Archives, Historic Georgetown, the Georgetown Library, the Colorado Historical Society (in Denver), and the Denver Public Library.

Georgetown has conducted a series of visual and architectural surveys over the years. Two surveys currently provide information for property owners and decision makers about the significance of historic resources. A survey conducted in 1976 provides detailed information about the condition and significance of properties in town. A later survey, conducted in 1995, meets standards for surveys established by the U.S. Secretary of the Interior and evaluated all building older than 50 years, at the time of the survey. Combined, these surveys serve as valuable reference points for making decisions. Information from these surveys may be used by the Design Review Commission when proposals for alteration are presented. However, these surveys are cumbersome and difficult to interpret by the layman. They are in separate locations and are organized using different systems (i.e., one is organized by lot and block, and the other is organized by street address).

The Town should consider the following:

- Consolidate, make consistent, and periodically update the surveys
- Develop a computer-based, network accessible survey of historic resources
- Link the survey data to other property improvement records, such as building permits, or Geographic Information Systems

Clear Creek County Archives

The historical archives for Clear Creek County are located in the County Courthouse. These archives contain old photographs, Sanborn fire insurance maps, deed books, and the like. Such information is extremely vital to a historian, or even property owners trying to research the history of their houses. The high quality of this existing resource should be maintained by the County, and even expanded. The Town should work with Clear Creek County Archives on records retention and storage.

Heritage Tourism and Marketing

Heritage tourism, a growing national movement, includes travel to natural, historic, and cultural attractions and focuses on historical authenticity, sustainability, and local involvement. The underlying objectives of heritage tourists are consistent with those of the Town of Georgetown: preserving and enjoying the historic resources of an authentic western mining town in a natural, cohesive, consistent, and honoring way.

Georgetown's preservation program and its rich heritage can be viewed as underpinning the Town's economic base. Preserving and promoting the community's historic resources in such a way as to expand the heritage tourism market promise to provide an increased and improved level and mix of retail and commercial activity, a larger and stronger tax base, increased investor confidence, and a more stable role for the downtown area as a major component both of the historic resource base and of economic activity.

The key elements of a successful heritage tourism program are all present in Georgetown. These components include:

- Unique, historic structures preserved in their historical context and reflecting a coordinated and clear historical image
- Educational materials and experiences for the visitor
- A multifaceted marketing and public relations program

Some of these components need to be strengthened significantly; but, more importantly, all are present and need to be continued. The marketing and public relations program is probably the most important component that needs strengthening.

Unique Structures With a Coordinated Historical Image

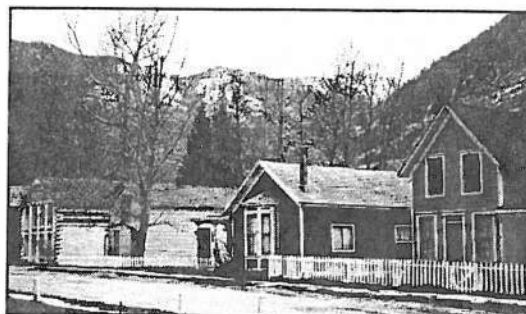
Georgetown pioneered the development of historic building museums in Colorado. Many of these "museums" are already open throughout Georgetown: the Hamill House, the Hotel de Paris, and the Energy Museum, to name a few.

Historic Georgetown has undertaken a very ambitious project to develop a "comprehensive" view of life in the late nineteenth century with examples varying from a trapper's cabin to a wealthy, mining magnate's mansion. (This project, the Five-Part Residential Restoration Program, is discussed later in this chapter.)

A coordinated image does exist through the genuine mining heritage that has been preserved. Continuing this tradition is very important, and the "Historic Preservation Partnership" should coordinate the effort. The organizations that are involved in preservation in Georgetown need to discuss how the community should pro-



A coordinated image does exist through the genuine mining heritage that has been preserved



ceed, and to develop clear examples of how each group can maintain and enhance this image into their activities.

Educational Materials and Experiences

Georgetown needs to develop educational materials and opportunities to provide to the heritage tourist. Learning programs that help interpret the resources of the community are needed for visitors who arrive seeking to share in the Georgetown experience. The Town needs to continue and expand the following educational programs for the visitor:

- Introduction to the Georgetown/Silver Plume National Historic Landmark District
- Presenting a coordinated image of the district through exhibits and audiovisual materials—the improved visitor center proposed for the gateway into town could provide this

Tours of Historic Properties

Tours of historic properties may take several formats; the most common are guided walking tours and self-guided walking tours.

A guided walking tour focuses on a certain historic area, site, or building and usually is led by guides who are well-

versed in the area covered by the tour. These tours are usually supplemented with written materials. A self-guided walking tour with a brochure requires the same level of research and written material as a guided tour but is formatted so that the tourist can obtain the information about the historic area by reading the brochure and following a map.

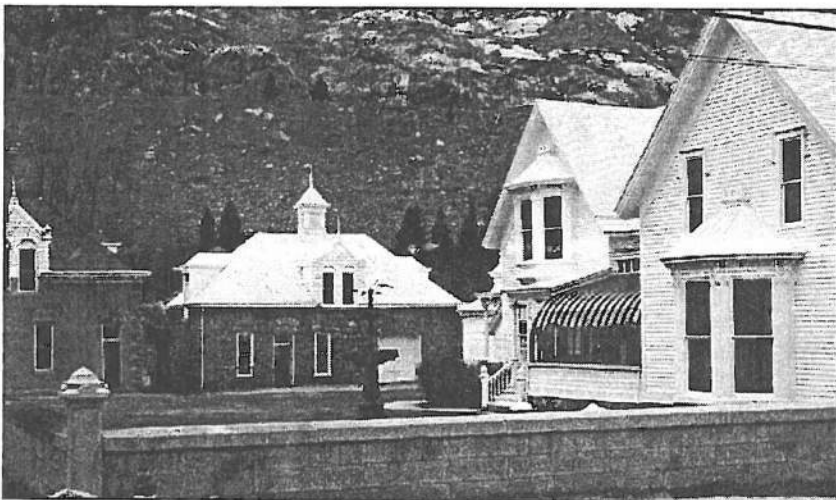
Tours should be planned as a part of a heritage interpretation system. Although many individual groups may sponsor these tours, assistance in planning them as a part of a comprehensive interpretation of Georgetown's history should be promoted. The proposed Historic Preservation Partnership, or possibly the Georgetown Promotions Commission, would be well-suited for this role.

Exhibits in Key Buildings

Exhibits should reinforce the educational effort. Historic Georgetown features many exhibits in its properties and other historic property museums. The Hotel de Paris and the Georgetown Energy Museum also include some materials. But other venues should be developed that place exhibits in new places that are accessible to the general public. Other exhibits should be housed in the library, in schools, in the Town Hall, and in other institutions readily accessed by the public to broaden the reach of this tool. County administrative offices and the post office also should be considered.

Marketing and Public Relations Program

There are many aspects of marketing: from listing historic preservation events on public access television channels, to developing a new Visitors Center, to establishing a website, to actively involving Coloradans in training activities. All are important and need to be contained in a clear, detailed, multifaceted marketing program for Georgetown's historic resources.



Tours of historic properties may take several formats; the most common are guided walking tours and self-guided walking tours.

Historic Property Management

A part of many historic preservation programs is the acquisition, restoration, and even interpretation of historic properties: residential, commercial, institutional, religious, and industrial. Again, Georgetown has led the state in these types of activities. While many organizations in Georgetown already include historic property management as major elements of their missions, it is still an important role for the entire community. The key elements of historic site management include:

- Management of historic properties for public interpretation
- Conservation of the historic setting
- Restoration and maintenance of privately-owned historic properties
- Understanding the benefits of owning an historic property

Historic Properties Open to the Public

Georgetown has many historic buildings that are open to the public as museums or with their original uses. They include the five structures in HGI's Five-Part Residential Restoration Program. This program includes acquisition, restoration, and interpretation of five separate structures in order to preserve for the public a variety of architectural modes and lifestyles. These five structures are the homes of:

- A wealthy mining magnate
- A mining manager or professional
- A merchant
- A permanent miner
- An early miner

Hamill House

Purchased in 1971, the former home of William A. Hamill presents the public with an understanding of the lifestyle and culture of a wealthy mining magnate. Restoration of this large home and its four

outbuildings included a carriage house and Hamill's offices, which now houses HGI's office and the museum gift shop.

Bowman/White House

Purchased by HGI in 1974, this property provides insight into the lives of an upper-middle class mining/professional family.



The Bowman/White house (c. 1892) provides insight into the lives of an upper-middle class mining family.

Kneisel House

Purchased in 1998, the Kneisel House illustrates the lifestyle of a successful merchant in Georgetown.

Tucker/Rutherford House

Donated to HGI in 1976, this house focuses on the simple, more rustic lifestyle of an everyday miner and his family.

Log Cabin

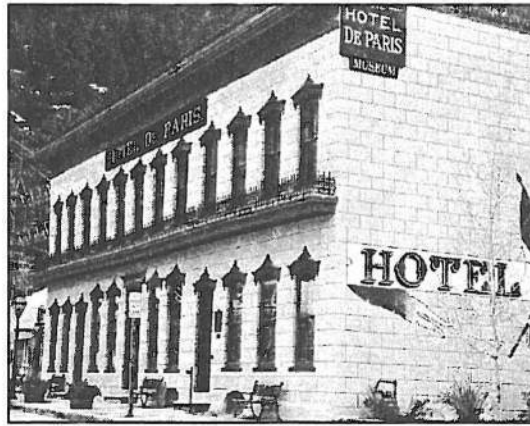
HGI's simplest historic property, known simply as the Log Cabin, was donated in 1974. This one-room structure characterizes the lifestyle of the itinerant miner or prospector.



The Log Cabin, was donated to HGI in 1974.

Hotel de Paris

Purchased in 1954, by the Colorado Chapter of the Colonial Dames of America, the Hotel de Paris serves as a museum. Current efforts include the expansion of the museum to include the interpretation of the life of Frenchman Louis Dupuy and his impact on the town. The Colonial Dames of America should continue this project and continue making the space available for special events.



Purchased in 1954 by the Colorado Chapter of the Colonial Dames of America, the Hotel de Paris serves as a museum.

Historic Churches

Three historically significant churches in Georgetown have been restored:

- First United Presbyterian Church (listed in the National Register of Historical Places)
- Our Lady of Lourdes Church
- Grace Episcopal Church

The churches should continue to be active in the preservation of their structures as well as other properties in the community.

Alpine Hose No. 2

The Town owns this fire station and is currently restoring it to serve as an interpretative museum of historic fire fighting techniques.

Star Hook and Ladder

The Star Hook and Ladder building is an old firehouse that currently houses the Town's administrative offices. It should continue to serve as an icon of preservation for the Town's stewardship.



The Star Hook should continue to serve as an icon of preservation for the Town's stewardship.

Old Missouri

Located across from City Park, the Old Missouri is one of the remaining historic firehouses. The Old Missouri was successfully restored in the early 1980s, and is currently used by the Town for equipment storage. It should continue to be used for this purpose.

Old Jail

The County owns the old jail property, located just across the street from the Community Center downtown. It should be re-developed and operated as an historic interpretive site.



The Georgetown Hydroelectric Plant serves as the Georgetown Energy Museum, a non-profit corporation.

Georgetown Energy Museum

The Georgetown Hydroelectric Plant is owned by Public Service Company of Colorado and licensed for use as a museum by the Georgetown Energy Museum, a non-profit corporation.

Georgetown Loop Historic Mining and Railroad Park

The Georgetown Loop Historic Mining and Railroad Park is the Colorado Historical Society's interpretive site for mining in the state of Colorado. CHS has reopened the Lebanon and Everett mines to the public and is reconstructing the mill and mine support buildings. The Loop railroad including the Devil's Gate High Bridge, an engineering marvel, was reconstructed and the railroad is operated by a concessionaire.

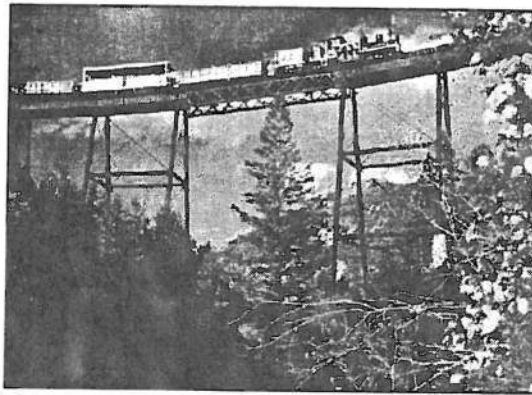
Community Center

Originally the Clear Creek County Courthouse (1874-1976), this building now houses the Georgetown Community Center and visitor services. The continued use of this building is an important part of the heritage tourism program.

Conservation of Setting and Open Space Lands

The Town of Georgetown, Historic Georgetown and the Historic District Public Lands Commission have actively been pursuing the acquisition of open space lands to preserve and enhance the natural, mountain character of the Landmark District. Lands that add to the character of the town include: the City Park, Strousse Park and Anderson Park.

Open space lands acquired as a part of this program include: lots on Leavenworth Mountain, mineral claims on Saxon, Griffith and Leavenworth Mountains, and lands within the Landmark District that were transferred from the Bureau of Land Management to the Town of Georgetown and the Colorado Division of Wildlife. The Town and Historic Georgetown Inc. should continue to seek mineral claim donations and conservation easements. Continued participation in the Historic District Public Lands Commission and the Silver Heritage Area Planning Partnership is essential to the preservation of Georgetown.



The Georgetown Loop Railroad including the Devil's Gate High Bridge, an engineering marvel, was reconstructed and the railroad is operated by a concessionaire.

Private Historic Properties

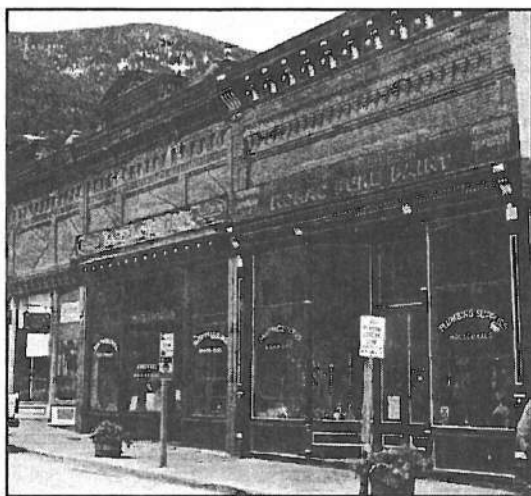
Most historic properties in Georgetown are privately owned. It is important to encourage private owners to emphasize the historic aspects of their structures. Private property owners should be encouraged to take advantage of the tax incentive and financial benefits available through the granting of facade easements. Historic Georgetown holds facade easements on a number of residential structures. Examples of private ownership which highlights historic use include the following properties:

Georgetown Depot

The Old Georgetown Depot is owned by the concessionaire who operates the Georgetown Loop Railroad. It was built as a passenger depot for a railroad that was attempting to cross the Continental Divide and serve the mining communities in the mountains of Colorado. Tickets for the Loop Railroad trip are sold at the Depot.

Kneisel & Anderson Grocery

The grocery has been in operation for over 100 years by the same family. The windows display items of the past as well as the present, creating a living history without artifice.



The Kneisel & Anderson Grocery has been in operation for over 100 years by the same family.

Mahany House

Buildings may also be purchased, rehabilitated and sold with covenants to protect historic exteriors. One such project is the Mahany house. HGI is acquiring this historic property to redevelop it for a mixed-use project of storefronts and/or offices at the street level and affordable housing on the levels above.

Benefits of Historic Property Ownership

Across the nation, thousands of communities promote historic preservation because doing so contributes to livability and quality of life, minimizes negative impacts on the environment and yields economic rewards.

Construction Quality

Most historic structures are of high quality construction. Lumber used came from mature trees and was properly seasoned and it typically was milled to "full dimensions" as well, which often yielded stronger framing. These structures also were thoughtfully detailed and the finishes of materials, including fixtures, wood floors and trim were generally of high quality, all features that owners today appreciate.

Adaptability

Owners also recognize that the floor plans of historic buildings easily accommodate comfortable lifestyles and support a diversity of populations. Rooms are frequently large, permitting a variety of uses while retaining the overall historic character of each structure and open space often exists on a lot to accommodate an addition, if needed.

Livability and Quality of Life

When groups of older buildings occur as a historic district, they contribute to a sense of identity that is unique for the neighborhood, an attribute that is rare and difficult to achieve in newer areas.

Environmental Benefits

Preserving a historic structure is also sound environmental conservation policy because "recycling" it saves energy and reduces the need for producing new construction materials. Three types of energy savings occur: first, energy is not consumed to demolish the existing building and dispose of the resulting debris. Second, energy is not used to create new building materials, transport them and assemble them on site. Finally, the "embodied" energy, that which was used to create the original building and its components, is preserved.

Economic Benefits

Historic resources are finite and cannot be replaced, making them precious commodities that many buyers seek. Therefore, preservation adds value to private property. Many studies across the nation document that, where historic districts are established, property values typically rise,

or at least are stabilized. Property owners within the district know that the time and money they spend on improving their properties will be matched with similar efforts on surrounding lots; these investments will not be undermined by inappropriate construction next door.

Preservation projects also contribute more to the local economy than do new building programs because each dollar spent on a preservation project has a higher percentage devoted to labor and to purchase of materials available locally. By contrast, new construction typically has a higher percentage of each dollar spent devoted to materials that are produced outside of the local economy and to special construction skills that may be imported as well. Therefore, when money is spent on rehabilitating a building, it has a higher "multiplier effect," keeping more money circulating in the local economy.

Capital Improvements

There are two major capital improvement projects that should be considered to strengthen Georgetown's historic preservation program:

- Building a new interpretive center
- Upgrading Georgetown's wayfinding and interpretive marker program

The interpretive center is an important element in the preservation program. It is the first point of contact for many visitors and should provide an orientation to the area and information about programs and services available. It may also serve as a staging area for tours.

Interpretive Center

"Essential to the in-depth learning and history appreciation experience of a trip to Georgetown, is a well designed, attractive interpretive center at the entry to the town from the interstate highway. This would provide the visitor with an overall sense of the area, how it came to its historic roles, the part played by the natural resources, the setting, and, of course, the individuals and groups of people who lived here." (HGI's, *The Future of the Past*)

Wayfinding and Interpretive Marker Program

The entrances into Georgetown have no consistent, distinguishing identity. When visitors approach Georgetown by automobile, they typically do not know which way to go for services, tours, food, lodging, or just information. Signs that help with wayfinding into and around the town can help give the visitor a sense of welcome and help guide them to the services or features that they seek.

While Georgetown's current signs are economical and convenient to purchase and install, they fail to convey a distinct image for the community and its different character areas. A new signage system should be considered that:

- Identifies the location of key facilities
- Indicates restrictions on traffic and parking
- Identifies basic health and safety services
- Interprets the history of the community (these might include photographs, maps, sketches, and text)
- Points the way to the downtown
- Identifies key entry points into the different character areas of town



A new signage system should interpret the history of the community through photographs, maps, sketches, and/or text.

Financial Programs

Financial incentives are key to a successful preservation program. Financial elements include:

- Re-granting program
- Low interest loan program
- Income tax credits
- Grants and donations

Re-Granting Program

The Colorado Historical Society administers the State Historical Fund (SHF), which disburses grants for preservation projects statewide. Funded by taxes collected from gambling, the fund promotes preservation across Colorado. Preference is given to projects sponsored by public entities and to civic buildings. Several properties and planning projects in Georgetown have benefited from SHF funding.

In some cases, a governmental body (e.g., the Town of Georgetown) may apply for a large grant from the State Historical Fund and subsequently "re-grant" portions of its grant to private property owners. In Georgetown, for example, the Town could apply for SHF grants and administer a rehabilitation program that would

make funds available to private property owners. To qualify for such a program, properties must be individually designated (e.g., National or State Register or local designation) or must be determined to be contributing to a designated historic district. The restoration of such properties would be required to meet *The Secretary of the Interior's Standards for the Treatment of Historic Properties*. In addition, the Town should develop a property selection strategy that identifies priorities for restoration and provides clear criteria for selection of eligible projects.

SHF grants require that the applicant provide at least 25% cash match. In-kind services are not considered a cash match. The Town could provide this matching requirement itself or pass it on to the applicants that it funds. Establishing a re-granting program should be a priority for the community.

Low-Interest Loan Program

A low-interest loan pool should be set up for facade rehabilitation projects. Various financial institutions (and perhaps other players who want to be "financially in-

volved") should contribute a small amount of money to establish the initial pool. The funds then could be loaned at rates at or below the Prime Rate.

The cost of such a loan program to the banks would be small, and could help them satisfy the requirements of the Community Reinvestment Act, which stipulates that financial institutions must help meet the credit needs of their communities, including the needs of residents in low- and moderate-income brackets. Most important, however, is the statement that the banks would be making to the community: that they believe in the future of the town and are investing their funds to make it successful.

Income Tax Credits

Federal Income Tax Credits

Federal income tax credits are available to owners of qualified income-producing properties that they renovate in compliance with *The Secretary of the Interior's Standards for the Rehabilitation of Historic Properties*. Typically, 20% of eligible costs may be taken as a credit. This is a significant incentive for rehabilitation of historic buildings. Many commercial properties in the historic core, as well as some historic residential properties that are rented, may be eligible.

The Town should promote use of the tax credit by distributing information about its application, sponsoring seminars on its use, and helping property owners prepare the documentation and review the steps that are required to qualify for the credits.

State Income Tax Credits

The State of Colorado also offers state income tax credits for historic properties that have been rehabilitated in compliance with accepted standards. This credit is available to a broader range of buildings

than the Federal income tax credit. Homeowners are eligible as well as owners of income-producing properties.

The Town also should promote this program and provide technical assistance similar to that suggested for the Federal Income Tax Credit Program.

Grants, Donations, and Other Funding Sources

Increasingly, private corporations are finding that it is good business to support preservation projects. Typically, corporations like to fund a specific publicly-owned construction project, such as the rehabilitation of an historic building as an art museum. Georgetown has received corporate support from Public Service Company, US West, and several large cellular phone companies for historic preservation projects. Continued corporate support could be used for new public initiatives that the Town undertakes or could serve as matching funds to help leverage SHF grants.

Private foundations also will contribute to renovation projects, typically for publicly-owned properties, although they also have supported re-granting programs for Main Street rehabilitation projects in a number of U.S. communities. Major foundations in Colorado that have supported Georgetown include El Pomar, Gates, and Boettcher.

Many communities throughout the country also take advantage of funding opportunities made available through governmental appropriations of funds, tax surpluses, or organizational membership fees. Georgetown has received financial assistance from several such groups in the past, including: the federal Transportation Enhancement Act (TEA-21), Colorado's Department of Local Affairs (DOLA), Great Outdoors Colorado (GOCO), and Scenic By-Ways of America.

Special Events

Festivals and Fests

There are many special events focused on preservation and Georgetown's historic past. HGI is the major organizer and provider of these events. Christmas Market, Christmas at the Hamill House, Victorian house tours and gala auctions highlight preservation accomplishments and needs and raise sizeable amounts of money.

Georgetown: A Location

Films and advertisements (in both video and still form) have utilized the special nature of Georgetown as a backdrop. Promoting Georgetown as "a location" can serve preservation and marketing needs by increasing exposure for the town and by raising money for preservation efforts.

Program Component Priorities

The following matrix presents a suggested prioritization for the program components put forth in this Plan and are intended to help organize the project into smaller, more easily understood compo-

nents to facilitate action. Variations may develop over time, however. It is important that each individual and organization recognize that *everyone* is responsible for implementation of the Plan.

PRESERVATION PLAN PROGRAM COMPONENTS	ESSENTIAL to the success of the program	RECOMMENDED to continue or implement as soon as possible	RECOMMENDED but are contingent upon other program elements or need further discussion
Administration and Facilitation			
Zoning Ordinance Revisions	●		
Preservation Officer		●	
Financial Assistance and Grants Administration		●	
Establish Character Areas		●	
Education and Technical Training			
Print and Broadcast Media			●
Technical Expertise	●		
Commission and Staff Training	●		
Educational Outreach		●	
Consolidation of Historic Survey Materials		●	
Clear Creek County Archives			●

PRESERVATION PLAN PROGRAM COMPONENTS	ESSENTIAL <i>to the success of the program</i>	RECOMMENDED <i>to continue or implement as soon as possible</i>	RECOMMENDED <i>but are contingent upon other program elements or need further discussion</i>
Heritage Tourism and Marketing			
Unique Structures With a Coordinated Historical Image			●
Educational Materials and Experiences		●	
<i>Tours of Historic Properties</i>		●	
<i>Exhibits in Key Buildings</i>			●
Marketing and Public Relations Program		●	
Historic Property Management			
Historic Properties Open to the Public		●	
Conservation of Setting and Open Space Lands	●		
Private Historic Properties		●	
Capital Improvements			
Interpretive Center	●		
Wayfinding and Interpretive Marker Program	●		
Financial Programs			
Re-Granting Program	●		
Low-Interest Loan Program		●	
Income Tax Credits	●		
<i>Federal Income Tax Credits</i>		●	
<i>State Income Tax Credits</i>	●		
<i>Grants, Donations & Other Funding Sources</i>		●	
Special Events			
Festivals and Fests		●	
Georgetown: A Location			●

Chapter 4

The Players in Historic Preservation

Historic preservation is everyone's business. Because needed actions range widely, from bricks and mortar work to information systems and promotions, historic preservation involves institutions and organizations from the community and the region, as well as many individual public and private property owners. This chapter identifies the key players in the preservation of Georgetown and suggests some specific tasks that each could undertake to help achieve the Town's preservation goals.

Property Owners

Preservation begins with the property owners of Georgetown. They are the ones who most directly control the future of the historic resources. In order to do so, they could use support, in the form of the following:

- Technical advice
- Financial assistance
- An enhanced awareness
- An economy that supports living in Georgetown

In order to foster a climate for property owners to maintain their properties, economic and regulatory conditions must support preservation. Many of the programs that are discussed in this Plan are oriented towards helping property owners accomplish this.

The Town of Georgetown

The Town of Georgetown is a key player whose role has yet to be fully realized. It promotes preservation through regulations established in its Municipal Code and its resulting design review program. It also establishes other regulations that influence preservation. The Building Code is a specific example.

The Town also should be a major player in educational programs and in facilitation of preservation work. It should expand its ability to offer residents, business owners and organizations a variety of support programs that are sensitive to current local planning needs. These are new roles the Town should consider officially taking on.

The Town also plays a stewardship role with the historic buildings it owns. It is important that the Town government be seen as good stewards of their own properties, serving as a role model for others. This means providing ongoing maintenance that follows appropriate preservation procedures.

The Town is well-suited to administer or assist in the following programs:

- Coordinate community-wide preservation efforts by hiring a full-time staff person
- Strive to promote clear procedures and quicker design reviews
- Offer technical training to the community

- Administer a heritage education and interpretation program
- Provide ongoing Commission training
- Formalize a heritage tourism program
- Restore and maintain town-owned historic buildings
- Continue the open space acquisition program
- Design public works projects that respect the character of Georgetown
- Expand the wayfinding and interpretive marker program
- Develop financial assistance strategies, including a re-granting program
- Consider fee waiving as an incentive
- Develop a low-interest loan program

The Town also should collaborate with the following organizations on the issues listed in *italics*:

- Historic Georgetown and the Colorado Historical Society on *providing financial assistance and a re-granting program*

- Historic Georgetown and the Colorado Historical Society on *providing technical training to the community*
- Historic Georgetown, Clear Creek Tourism Board, the Georgetown Community Center and the Georgetown Promotions Commission on *developing a heritage tourism program*
- Historic Georgetown, Colonial Dames of America, Georgetown Energy Museum, and Clear Creek County on *museum marketing and administration*
- The Town, Clear Creek County, Historic Georgetown and CHS on the *conservation of setting*
- Historic Georgetown, the Colorado Historical Society, the Office of Archaeology and Historic Preservation, Clear Creek County, and the Denver Public Library on *making historical archives available to the public*

Historic Georgetown, Inc.

Historic Georgetown, Inc. (HGI) is well-established as a leader in preservation in the State and has years of demonstrated successes in Georgetown, primarily focusing on acquiring, restoring and managing historic properties for interpretation as museum facilities.

HGI should continue, and even expand, their current efforts in the administration of the following programs:

- Develop interpretive programs and making house museums available to the public
- Offer guided and self-guided tours of the community
- Develop, market and offer special events

Historic Georgetown is well-suited to administer or assist in the following programs:

- Offer technical training to the community
- Develop financial assistance strategies
- Develop a new interpretive center
- Formalize a heritage tourism program

Historic Georgetown is also well-positioned to work with the following organizations on the issues listed in *italics*:

- The Town and the Colorado Historical Society on *providing financial assistance and a re-granting program*
- The Town, Clear Creek Tourism Board, and the Georgetown Promotions Commission on *developing a heritage tourism program*
- The Town and the Colorado Historical Society on *providing technical training to the community*

- Clear Creek Tourism Board, the Georgetown Community Center and the Georgetown Promotions Commission on *developing a new interpretive center*
- The Town, Colorado Historical Society, Clear Creek County, and the Denver Public Library on *making the historical archives available to the public*
- The Town, Colonial Dames of America, Public Service Company, and Clear Creek County on *museum marketing and administration*
- The Town, Clear Creek County, the Historic District Public Lands Commission and CHS on the *conservation of setting*

Clear Creek County

Clear Creek County is the largest employer in downtown Georgetown. These jobs help animate the historic core and help provide sustainability to many other local businesses. The County is also important because it is the repository of historical information in its archival program.

Clear Creek County is well-suited to administer or assist in the following programs:

- Operate the Old Jail as an interpretive site
- Maintain the county archives as an important information resource
- Install exhibits in the courthouse building

Clear Creek County is also well-positioned to work with the following organizations on the issues listed in *italics*:

- The Town, Colonial Dames of America, Public Service Company, and Historic Georgetown on *museum marketing and administration*
- Historic Georgetown, the Colorado Historical Society, Town, and the Denver Public Library on *making the historical archives available to the public*
- The Town on *regional heritage area planning*

Clear Creek County Tourism Board

The Clear Creek Tourism Board coordinates promotions throughout the county, including Georgetown. Strengthening a heritage tourism program is a priority for the organization. The Clear Creek Tourism Board should continue, and even expand, their current efforts in promoting the Guanella Pass Heritage Area corridor.

The Clear Creek Tourism Board is well-suited to administer or assist in the following programs:

- Formalize a heritage tourism program
- Direct the heritage tourism program
- Participate in developing a new interpretive center

The Clear Creek Tourism Board is also well-positioned to work with the following organizations on the issues listed in *italics*:

- The Town, Georgetown Promotions Commission, Georgetown Community Center and Historic Georgetown on *developing a heritage tourism program*
- Historic Georgetown, the Georgetown Community Center and the Georgetown Promotions Commission on *developing a new interpretive center*

Georgetown Promotions Commission

The Georgetown Promotions Commission represents business and property owners in the community for coordinating promotional events. Many activities are executed in cooperation with the Clear Creek Tourism Board. One major service that the Georgetown Promotions Commission provides is the staffing and funding of the Community Center, which currently serves as Georgetown's downtown information center

The Georgetown Promotions Commission is well-suited to administer or assist in the following programs:

- Formalize a heritage tourism program
- Direct the heritage tourism program
- Promote the development of a new interpretive center
- Coordinate promotional events

The Georgetown Promotions Commission is also well-positioned to work with the following organizations on the issues listed in *italics*:

- The Town, Clear Creek Tourism Board, the Georgetown Community Center and Historic Georgetown on *developing a heritage tourism program*
- Historic Georgetown, the Georgetown Community Center and the Clear Creek Tourism Board on *developing a new interpretive center*

Georgetown Community Center

The Georgetown Community Center, Limited, is a private non-profit organization that owns and operates the "old courthouse" as an information center and a gathering place for community activities. The Community Center should continue its role as the clearinghouse for tourism information. The Community Center should also continue, and even expand, its "central" calendar of events.

The Georgetown Community Center is well-suited to administer or assist in the following programs:

- Expand the programs and availability of the Community Center
- Serve as the clearinghouse of information about tours, events and promotions
- Participate in developing a new interpretive center
- Participate in promotional events

The Georgetown Community Center is well-positioned to work with the following organizations on the issues listed in *italics*:

- Historic Georgetown, Clear Creek Tourism Board, and the Georgetown Promotions Commission on *developing a heritage tourism program*
- Historic Georgetown, Clear Creek Tourism Board and the Georgetown Promotions Commission on *developing a new interpretive center*
- Historic Georgetown, Clear Creek Tourism Board, Local Businesses and the Georgetown Promotions Commission on *developing and marketing special events*

Georgetown Energy Museum

The Georgetown Energy Museum Foundation, a non-profit organization, licenses the use of the Georgetown Hydroelectric Plant as a museum under an agreement with Public Service Company of Colorado (a subsidiary of New Century Energies). New Century Energies has provided start-up funding for the Georgetown Energy Museum Foundation for several years, although the company may reduce or withdraw funding at any time in the future.

The Georgetown Energy Museum is well-positioned to work with the following organizations on the issues listed in *italics*:

- Historic Georgetown, Colonial Dames of America, the Town, and Clear Creek County on *museum marketing and administration*
- Historic Georgetown, Clear Creek Tourism Board, and the Georgetown Promotions Commission on *developing a heritage tourism program*

Colonial Dames of America

The Colorado chapter of the Colonial Dames of America owns and operates the Hotel de Paris museum in downtown Georgetown. This important property helps to interpret a key period in the community's history. The Colonial Dames should continue to operate the museum and expand some of the programs currently offered.

The Colonial Dames of America are well-suited to administer or assist in the following programs:

- Expand the programs offered at the Hotel de Paris
- Formalize a heritage tourism program
- Participate in promotional events

The Colonial Dames of America are also well-positioned to work in conjunction with the following organizations on the issues listed in *italics*:

- Historic Georgetown, Clear Creek Tourism Board, and the Georgetown Promotions Commission on *developing a heritage tourism program*
- Historic Georgetown, Clear Creek Tourism Board, and the Georgetown Promotions Commission on *developing and marketing special events*
- Historic Georgetown, Public Service Company, the Town, and Clear Creek County on *museum marketing and administration*

Local Banks

Pursuant to the Community Reinvestment Act, most financial institutions are charged with supporting their local communities financially. This can be accomplished through a number of programs, including support for historic preservation activities.

Local banks are well-suited to administer or assist in the following programs:

- Develop financial assistance strategies
- Fund a low-interest loan program

Local banks also can collaborate with the following organizations on the issue listed in *italics*:

- The Town and Historic Georgetown on *providing financial assistance*

Local Businesses

Local business owners are the “front line” ambassadors for Georgetown’s historic resources. In many cases, they provide information about historic resources “over the counter.” Sometimes, this occurs in a formal way: walking tour brochures may be available at the cash register, for example. In other cases, sales personnel provide ad hoc interpretations of historic resources located nearby.

Business owners are well-suited to administer or assist in the following programs:

- Informally interpret historic sites
- Distribute information about historic resources and upcoming events that highlight historic resources
- Participate in promotional events that emphasize the history of the community and use their historic properties as venues for event activities
- Market as a “district” or distinct identity

Business owners also can collaborate with the following organizations on the issues listed in *italics*:

- The Town, Georgetown Promotions Commission, Clear Creek Tourism Board, and Historic Georgetown on *developing a heritage tourism program*
- Historic Georgetown, Clear Creek Tourism Board, the Georgetown Community Center and the Georgetown Promotions Commission on *developing and marketing special events*

Colorado Historical Society

The Colorado Historical Society (CHS) owns the Georgetown Loop Historic Mining and Railroad Park which is one of the biggest attractions bringing visitors into Georgetown. CHS operates the Lebanon Mine within the Park for visitor tours, while the railroad is operated by a concessionaire. Additionally the Society owns property within the town of Georgetown in key locations by the future interpretive center and the Hotel de Paris.

The Colorado Historical Society is well-positioned to serve these key roles:

- Assist in exhibit and interpretive site planning
- Assist in developing interpretive signage
- Continue to operate (and maybe expand) the Georgetown Loop Historic Mining and Railroad Park
- Participate in the development of the interpretive center by providing land
- Continue to participate in and fund the Historic District Public Lands Commission

Colorado Historical Society is also well-positioned to work in conjunction with the following organizations on the issues listed in *italics*:

- The Town, Historic Georgetown, the Office of Archaeology and Historic Preservation, Clear Creek County, and the Denver Public Library on *making historical archives available to the public*
- The Town, Colonial Dames of America, Georgetown Energy Museum, and Clear Creek County on *museum marketing and administration*

State Historical Fund of Colorado

The State Historical Fund (SHF) was created by the constitutional amendment allowing limited gaming in the towns of Cripple Creek, Central City and Black Hawk. The amendment directs that a portion of the gaming taxes be used for historic preservation throughout the state. Approximately \$10 million is available for distribution annually, and funds are distributed through a competitive process. All projects must demonstrate strong public benefit and community support.

The Fund assists in a wide variety of preservation projects including restoration and rehabilitation of historic buildings, architectural assessments, archaeological excavations, designation and interpreta-

tion of historic places, preservation planning studies and education and training programs. The Colorado Historical Society administers the State Historical Fund grant program.

The State Historical Fund of Colorado is well-suited to serve this key role:

- Continue to fund preservation efforts in the Town

The State Historical Fund of Colorado is also well-positioned to work in conjunction with the following organizations on the issue listed in *italics*:

- The Town and Historic Georgetown on *providing financial assistance and a re-granting program*

The National Trust for Historic Preservation

The National Trust for Historic Preservation (NTHP) is a private non-profit organization that was established to support history and preservation projects on a national level. Although much of the effort of the Trust is directed towards historic properties and sites it owns, the Trust regularly supports heritage tourism and preservation organizations and initiatives around the country.

The Mountains/Plains Regional Office of the Trust located in Denver assists local organizations with technical expertise and provides financial assistance for preservation planning to municipal and non-profit agencies through its mini-grant program.

The National Trust for Historic Preservation is well-suited to serve these key roles:

- Supply seed funding for preservation planning
- Provide technical assistance to preservation projects
- Provide assistance in heritage tourism and marketing

The National Trust for Historic Preservation is also well-positioned to work in conjunction with the following organizations on the issue listed in *italics*:

- The Town and Historic Georgetown on *providing financial technical assistance for property restoration and renovation and financial assistance for preservation planning*
- Clear Creek County Tourism Board and the Georgetown Promotion Commission on *promoting heritage tourism and museum marketing*

Office of Archaeology and Historic Preservation

The Office of Archaeology and Historic Preservation (OAHP) helps individuals, communities and organizations to identify, protect and preserve the State's cultural resources and to foster widespread appreciation of and respect for Colorado's cultural heritage. The State Historic Preservation Officer (SHPO) is responsible for administering the program as defined in the National Historic Preservation Act of 1966, as amended. The SHPO also administers state historic preservation laws.

The Office of Archaeology and Historic Preservation is well-suited to serve these key roles:

- Educate and inform all people about the importance of properly preserving Colorado's cultural heritage
- Administer Certified Local Government funding for Colorado
- Facilitate Section 106 hearings for Federal construction projects that may affect historic resources

- Expand grant programs and other financial incentives
- Help fund the design of an interpretive site
- Assist in providing training materials for the DRC and Town Staff
- Continue to designate and maintain the Colorado Register of Historic Places
- Encourage and support responsible heritage tourism as a means of knowing and preserving Colorado's cultural heritage

The Office of Archaeology and Historic Preservation is also well-positioned to work in conjunction with the following organizations on the issues listed in *italics*:

- Historic Georgetown and the Town on *providing technical training to the community*
- Historic Georgetown, the Colorado Historical Society, Clear Creek County, and the Denver Public Library on *making historical archives available to the public*

National Park Service

The National Park Service (NPS) administers the National Historic Preservation Act and has clearly demonstrated an interest in the preservation of Georgetown and its mountain setting.

The National Park Service is well-suited to administer or assist in the following programs:

- Offer technical training to the community
- Continue to fund preservation efforts in the town through small preservation planning grants
- Offer small preservation planning grants

The National Park Service is also well-positioned to work in conjunction with the following organizations on the issues listed in *italics*:

- The Town and Historic Georgetown on *providing financial assistance*
- Historic Georgetown and the Town on *providing technical training to the community*

The Clear Creek Courant

Print media is an existing communication outlet whose purpose is to disseminate information. This can greatly enhance any preservation or educational programs that Georgetown undertakes, because the "infrastructure" is already in place.

The *Clear Creek Courant* is well-suited to provide the following services:

- Offer a weekly column about preservation activities
- Highlight promotional events

- Provide a community calendar listing of preservation activities
- Cover historic preservation activities, programs and events

All of the interest groups identified in this chapter, should make it a priority to involve, at the least, the *Clear Creek Courant* in any activities that are planned. Using the print and broadcast media is one sure way to give residents and visitors alike, a chance to get involved.

Historic District Public Lands Commission

The Historic District Public Lands Commission (HDPLC) consists of representatives of the U.S. Forest Service, Colorado Historical Society, Colorado Division of Wildlife, Clear Creek County, the Towns of Georgetown and Silver Plume and Historic Georgetown, Inc. This commission addresses protection and preservation policies for the natural and historic resources with the National Historic Landmark District that are outside the town boundaries of Georgetown and Silver Plume. Their work promotes the survey of mining resources, protection of cultural

resources and planning for low-impact trails that can provide access to these sites.

The HDPLC is well positioned to work in conjunction with the following organizations on issues listed in *italics*:

- The Town, Historic Georgetown and CHS on the *conservation of setting*
- The Town, Historic Georgetown, the Georgetown Promotions Commission and the Clear Creek County Tourism Board on *developing a interpretive center*

Silver Heritage Area Partnership

The Silver Heritage Area Partnership includes all members of the Historic District Public Lands Commission, the Clear Creek Metal Miner's Association, the Clear Creek County Tourism Board and the Upper Clear Creek Water Association. The partnership discusses strategies for recognizing and conserving cultural and natural resources beyond the Landmark District boundary. Mining sites, 19th cen-

tury fishing camps, and timbering sites are among the cultural resources identified. The Heritage Area includes the drainages of the South and Main branches of Clear Creek, from Loveland Basin to Guanella Pass. Regional multi-disciplinary planning for heritage corridors is an important issue in the region and all of the Georgetown players should remain active in promoting its development.

Responsibilities for Implementation

Guiding a the Plan to fruition takes time, money and hard work, but the benefits can be remarkable when the community consolidates its resources and forges ahead to achieve the goals it has established. Georgetown, has a very special opportunity, because it is blessed with a rich combination of natural and historic resources, it retains a healthy mix of uses downtown and has a significant number of concerned citizens and organizations who seek to improve the entire community. What is important in implementing the plan is to acknowledge that

everyone's help is needed, and that many new ideas can still enrich the Plan as it evolves through implementation of the program components.

Although some key agencies are identified (with a ▲) to take the lead for portions of the Plan, other organizations are also identified (with a ●) that can provide substantial assistance. However, everyone should continue to lend support and advocate continuing progress throughout the course of the Plan's implementation.

	The Town of Georgetown	Historic Georgetown, Inc.	Clear Creek County	Clear Creek County Tourism Board	Georgetown Promotion Commission	Georgetown Community Center	Georgetown Energy Museum	Colonial Dames of America	Local Banks	Local Businesses	Colorado Historical Society	State Historical Fund	National Trust for Historic Preservation	Office of Archaeology and Historic Preservation	National Park Service	The Clear Creek Courant	Historic District Public Lands Commission	Silver Heritage Area Partnership
Provide financial assistance	▲	●						●	●			●		●				
Administer a re-granting program	▲	▲										●		●				
Administer a low-interest loan program	▲								▲									
Provide technical expertise	▲	●									●	●	●	▲				
Administer database of historic resources survey	▲	●												●				
Provide information about historic resources	▲	▲	●	●	●		●		●	●	●			●	●	●	●	●

	The Town of Georgetown	Historic Georgetown, Inc.	Clear Creek County	Clear Creek County Tourism Board	Georgetown Promotion Commission	Georgetown Community Center	Georgetown Energy Museum	Colonial Dames of America	Local Banks	Local Businesses	Colorado Historical Society	State Historical Fund	National Trust for Historic Preservation	Office of Archaeology and Historic Preservation	National Park Service	The Clear Creek Courant	Historic District Public Lands Commission	Silver Heritage Area Partnership
Administer a clearinghouse of information about tours, events and other promotions		•		•	•	▲	•	•		•	•							
Provide historical archives and information	•	•	▲								•			•	•			
Restore and maintain historic buildings	▲	▲	•		•		•	•	•						•			
Develop a new visitor center	▲	▲	•	•	•	•					•							
Administer a wayfinding system	▲		•	•	•					•								
Acquire open space and conserve Georgetown's setting	▲	▲	•								•				•		•	•
Administer open space system	•	•	•								•						▲	
Administer a heritage tourism program	•	•		▲	▲								•					
Provide regional heritage area planning	•		•								•						•	▲
Administer a heritage education and interpretation program	•	▲		•	•		•	•			•							
Develop, market and participate in special events	•	•	•	▲	▲	•	•	•	•	•	•					•		
Coordinate museum marketing	•	▲	•		•		•	•			•		•					
Coordinate museum administration	•	•	•		•		•	•			•							

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Appendix A

Additional Resources

The 1998 Evaluation of Georgetown's Design Review System

This paper provides an evaluation of the Town of Georgetown's design review system, including an overview of its ordinance, design standards and review procedures. The purpose is to determine if

any improvements would enhance the operations of the system and strengthen its defensibility to legal challenge. The paper may be acquired from the Town of Georgetown.

Technical Publications

Two types of technical publications are produced by the National Park Service (NPS), Heritage Preservation Services: Preservation Briefs and Preservation Tech Notes. These publications are available

from the State Historic Preservation Office, or the National Park Service Heritage Preservation Services free publications website. The NPS website is:

- www2.cr.nps.gov/freepubs/htm

Preservation Briefs

The following National Park Service Preservation Briefs are currently available and may be useful:

1. The Cleaning and Waterproof Coating of Masonry Buildings
2. Repointing Mortar Joints in Historic Brick Buildings
3. Conserving Energy in Historic Buildings
4. Roofing For Historic Buildings
5. The Preservation of Historic Adobe Buildings
6. Dangers of Abrasive Cleaning to Historic Buildings
7. The Preservation of Historic Glazed Architectural Terra-Cotta
8. Aluminum and Vinyl Siding on Historic Buildings: The Appropriateness of Substitute Materials for Resurfacing Historic Wood Frame Buildings
9. The Repair of Historic Wooden Windows
10. Exterior Paint Problems on Historic Woodwork
11. Rehabilitating Historic Storefronts
12. The Preservation of Historic Pigmented Structural Glass (Vitrolite and Carrara Glass)
13. The Repair and Thermal Upgrading of Historic Steel Windows
14. New Exterior Additions To Historic Buildings: Preservation Concerns
15. Preservation of Historic Concrete: Problems and General Approaches
16. The Use of Substitute Materials on Historic Building Exteriors
17. Architectural Character - Identifying The Visual Aspects of Historic Buildings as an Aid to Preserving Their Character

18. Rehabilitating Interiors in Historic Buildings—Identifying Character—Identifying Elements
19. Repair and Replacement of Historic Wooden Shingle Roofs
20. The Preservation of Historic Barns
21. Repairing Historic Flat Plaster—Walls and Ceilings
22. The Preservation and Repair of Historic Stucco
23. Preserving Historic Ornamental Plaster
24. Heating, Ventilating, and Cooling Historic Buildings: Problems and Recommended Approaches
25. The Preservation of Historic Signs
26. The Preservation and Repair of Historic Log Buildings
27. The Maintenance and Repair of Architectural Cast Iron
28. Painting Historic Interiors
29. The Repair, Replacement, and Maintenance of Historic Slate Roofs
30. The Preservation and Repair of Historic Clay Tile Roofs
31. Mothballing Historic Buildings
32. Making Historic Properties Accessible
33. The Preservation and Repair of Historic Stained Glass
34. Applied Decoration for Historic Interiors: Preserving Composition Ornament
35. Understanding Old Buildings: The Process of Architectural Investigation
36. Protecting Cultural Landscapes: Planning, Treatment and Management of Historic Landscapes
37. Appropriate Methods for Reducing Lead-Paint Hazards in Historic Houses
38. Removing Graffiti from Historic Masonry
39. Holding the Line: Controlling Unwanted Moisture in Historic Buildings
40. Preserving Historic Ceramic Tile Floors
41. Seismic Retrofit of Historic Buildings

Preservation Tech Notes

The following National Park Service Tech Notes are currently available and may be useful:

Doors No. 1: Historic Garage and Carriage Doors: Rehabilitation Solutions

Exterior Woodwork No. 1: Proper Painting and Surface Preparation

Exterior Woodwork No. 2: Paint Removal from Wood Siding

Exterior Woodwork No. 3: Log Crown Repair and Selective Replacement Using Epoxy and Fiberglass Reinforcing Rods

Exterior Woodwork No. 4: Protecting Woodwork Against Decay Using Borate Preservatives

Finishes No. 1: Process-Printing Decals as a Substitute for Hand Stenciled Ceiling Medallions

Historic Interior Spaces No. 1: Preserving Historic Corridors in Open Space Office Plans

Historic Interior Spaces No. 2: Preserving Historic Office Building Corridors

Maintenance No. 1: Preventative Care for Classical Lighthouse Lenses

Masonry No. 1: Substitute Materials: Replacing Deteriorated Serpentine Stone with Pre-Cast Concrete

Masonry No. 3: Water Soak Cleaning of Limestone

Masonry No. 4: Non-Destructive Evaluation Techniques for Masonry Construction

Mechanical Systems No. 1: Replicating Historic Elevator Enclosures

Metals No. 1: Conserving Outdoor Bronze Sculpture

Metals No. 3: In-kind Replacement of Historic Stamped-Metal Exterior Siding

Museum Collections No. 1: Museum Collection Storage in a Historic Building Using a Prefabricated Structure

Metals No. 4: Relocating and Retrofitting Historic Iron Bridges

Temporary Protection No. 1: Temporary Protection of Historic Interiors During Construction and Repair

Windows No. 11: Installing Insulation Glass in Existing Wooden Sash Incorporating the Historic Glass

Windows No. 17: Repair and Retrofitting Industrial Steel Windows

Windows No. 18: Aluminum Replacement Windows with True Divided Lights, Interior Piggyback Storm Panels, and Exposed Historic Wooden Frames

On-Line Resources

These are a number of preservation organizations that have internal web sites that may provide useful information. (Note that these site addresses are subject to change):

1. Electronic Rehabilitation Course through the National Park Service.
 - www2.cr.nps.gov/e-rehab
2. Heritage Preservation Services—Technical Preservation Services
 - www2.cr.nps.gov
3. National Park Service
 - www.cr.nps.gov

4. National Center for Preservation Technology
 - www.ncptt.nps.gov
5. National Trust for Historic Preservation
 - www.nthp.org
 - Information Series: www.InfoSeries.com
6. PreserveNet
 - www.preservnet.cornell.edu

Technical Preservation Services

- Publications, Partnership Sales: www2.cr.nps.gov/tps

Journals and Periodicals

The following publications are also available that may provide helpful information about preservation technologies or services:

APT Bulletin

Published Quarterly by the Association for Preservation Technology International, contains general articles and case studies for the conservation of historic structures.

- APT Bulletin
P.O. Box 3511, Williamsburg, VA 23187
(540) 373-1621
- On-line: www.apti.org

CRM (Cultural Resource Magazine)

Published by the National Park Service and contains articles about building preservation and conservation.

- On-line: www.ncptt.nps.gov

Historic Preservation

Published by the National Trust for Historic Preservation, includes articles on the field of historic preservation, specific projects and organizations.

- NTHP
1785 Mass. Avenue, N.W., Washington, D.C. 20036
(800) 944-6847
- e-mail: members@nthp.org

Old-House Journal

Popular magazine primarily for private owners of older houses, contains technical articles and design ideas.

- (800) 234-3797
- On-line:
www.oldhousejournal.com/olij.html

Preservation Briefs

Published by the Preservation Assistance Division of the National Park Service. These are professional articles on procedures for rehabilitating historic structures according to federal standards.

- On-line:
www2.cr.nps.gov/freepubs

Preservation Tech Notes

Published by the National Park Service, these are designed to provide practical information on techniques and practices for building and historic resource conservation.

- On-line: www2.cr.nps.gov

Traditional Building

This subscription journal discusses and lists sources for preservation materials and services, applicable to preservation projects of all scales.

- 69A Seventh Avenue, Brooklyn, NY 11217
- On-line:
www.traditional-building.com

Professional Organizations

The following organizations may be good sources of historic preservation related information:

Association for Preservation Technology International

- APT, PO Box 3511, Williamsburg, VA 23187
- (540) 373-1621
- www.apti.org

Colorado Historical Society

- Offices of Technical Assistance
(303) 866- 3741
- www.coloradohistory-oahp.org

Colorado Preservation, Inc.

- (303) 893-4260
- www.aclin/org/other/historic/cpi

CoPin—Colorado Preservation Information Network

- (303) 866-4678
- www.copin.org

Preservation Trades Network

- P.O. Box 1815, Rockville, MD 20849-1815
- www.prginc.com

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