

SAVE OUR HERITAGE ORGANISATION

PRESENTS

HISTORIC DESIGNATION

FACTS, PROCESS, & BENEFITS



Save Our Heritage Organisation



Through education, advocacy, and stewardship SOHO's mission is to preserve, promote and support preservation of the architectural, cultural and historical links and landmarks that contribute to the community identity, depth and character of our region.

Save Our Heritage Organisation

FOUR MAIN FOCUS AREAS

Education & Outreach

Preservation Advocacy

Historic Museums
& Sites

Collections, Archives,
& Exhibits

Historic Designation Facts

Historic Designation Tiers & Governing Entities



Federal Government
National Register &
National Landmark Program

State Government
California Register
of Historic Resources

Local Government
Local Historic Register

Individual & District Designation, & Multiple Property Listing (MPL)



Marston House, 1905. Balboa Park
Individual designation



Bungalow court in North Park



Shirley Ann Place Historic District
University Heights

National Register Criteria for Historic Designation

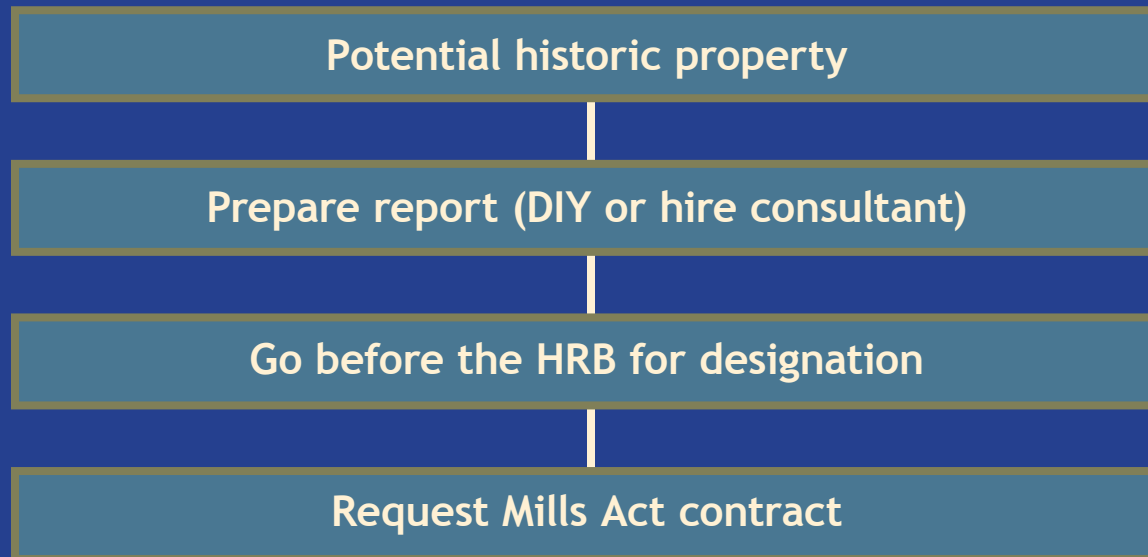
- Associated with events that have made a significant contribution to the broad patterns of our history.
- Associated with the lives of significant persons in our past.
- Embodies the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or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

Historic Designation Process

Local Level

San Diego City, Historical Resources Board

OWNER INITIATED



NON-OWNER INITIATED

Potential historic property

Submit for building permits to modify or demolish

Triggers historic 45 year review process

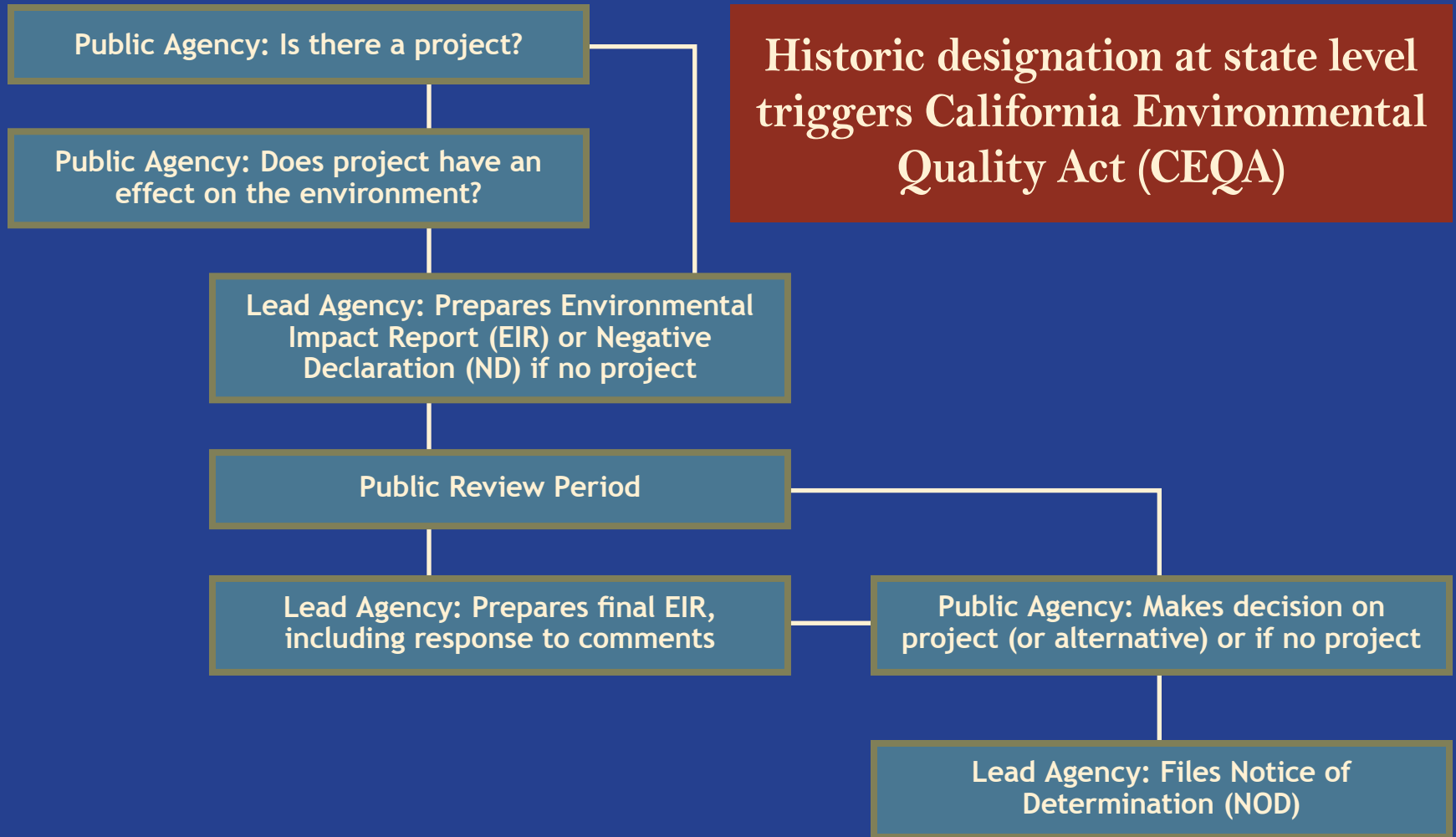
Historic staff will either clear the property or ask for a historic report to be submitted

Historic staff will either clear the property or if historic, will bring to the HRB for designation vote

If designated, appeal can be made to Council if: 1) New information is available; 2) Factual errors; or 3) Process violation.

State Level

State Historic Preservation Office



Federal Level

National Park Service, Advisory Council on Historic Preservation



THE SECTION 106 PROCESS

CONSULTATION

1. INITIATE the process [800.3]

- Establish undertaking
- Identify tribes and other consulting parties
- Notify SHPO/THPO
- Plan to involve the public

*No undertaking/
potential to cause
effects*

2. IDENTIFY historic properties [800.4]

- Determine APE
- Consult with SHPO/THPO, tribes, and other consulting parties
- Identify historic properties
- Involve the public

*No historic properties
present/affected*

3. ASSESS adverse effects [800.5]

- Apply criteria of adverse effect
- Consult with SHPO/THPO, tribes, and other consulting parties
- Involve the public

*No historic properties
adversely affected*

4. RESOLVE adverse effects [800.6]

- Notify ACHP
- Consult with SHPO/THPO, tribes, and other consulting parties
- Avoid, minimize, or mitigate adverse effects
- Involve the public

*Memorandum of
Agreement*

FAILURE to agree [800.7] ⇒ Formal ACHP comments

Historic Designation Benefits

Mission Hills Study Finds Designation Increases Property Values

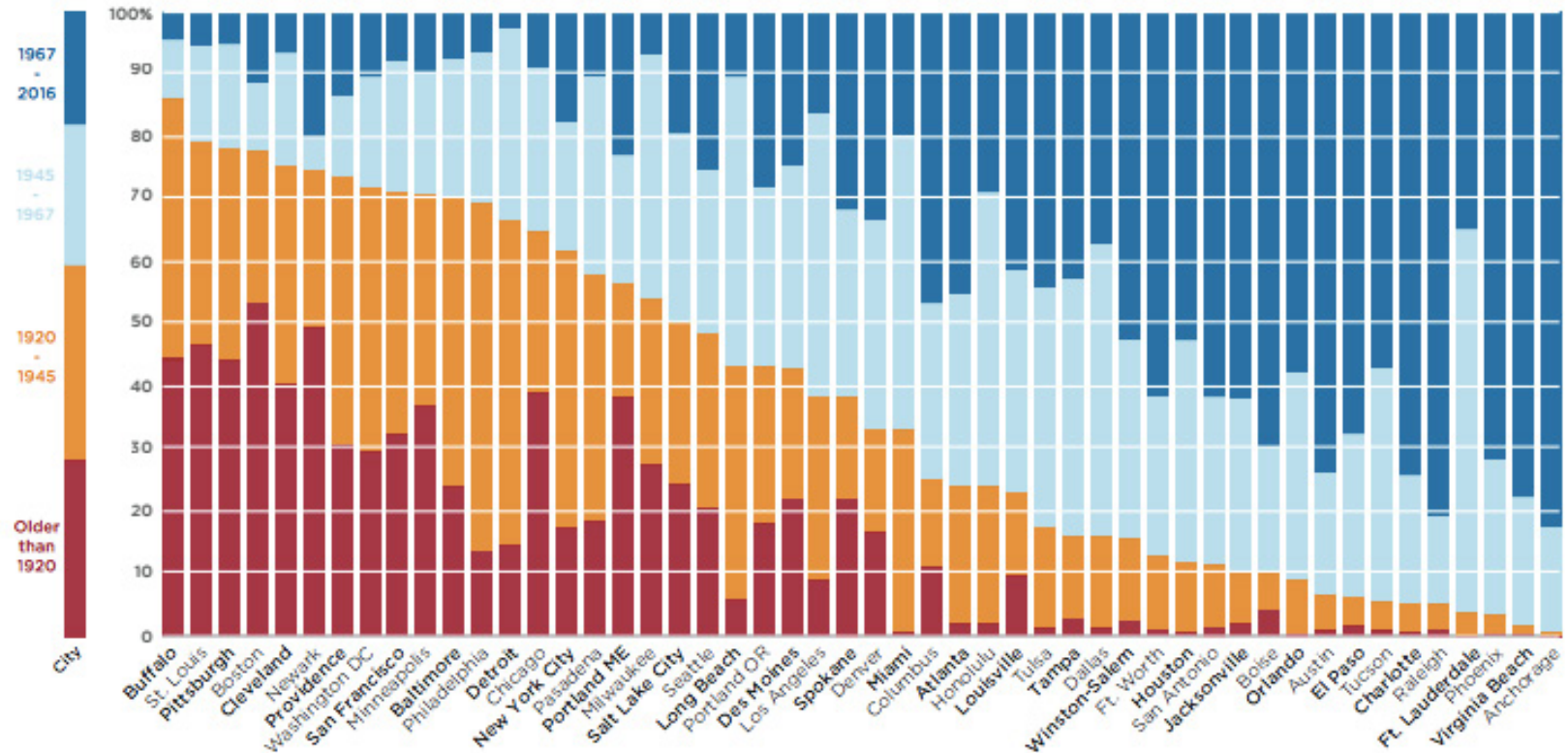
- In 2009, Andrew Narwold, a UCSD professor, studied how historic designation increases property values
- www.SOHOsandiego.org/estimating_historic.pdf
- 3.8% property increase when located within 250' of historical house
- 1.6% increase when located within 250-500' of historic homes
- Overall taxable basis increases by \$1.8 million for each historical home

Sense of Place & Community Character



Diverse & Affordable Rents

Building Age by Era of Construction Atlas Cities

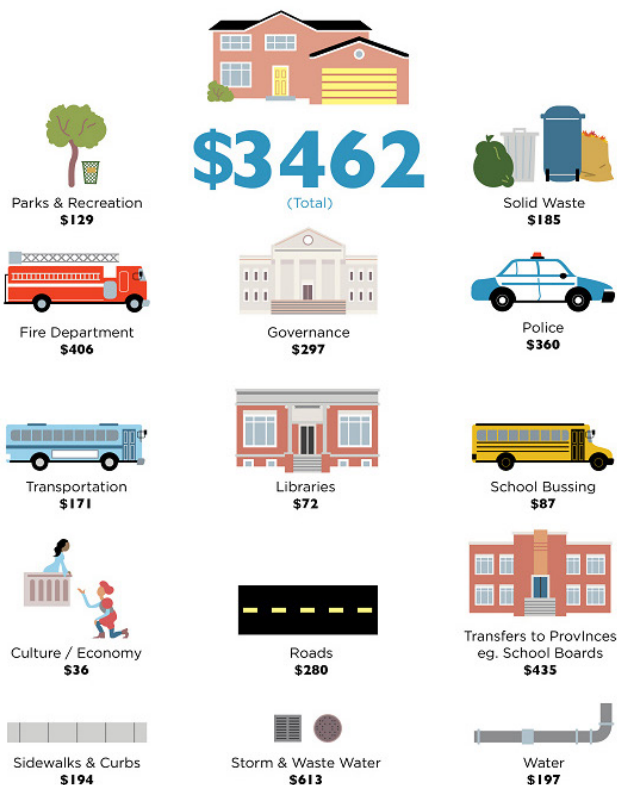


<http://forum.savingplaces.org/act/pgl/atlas>

Use of Existing Infrastructure

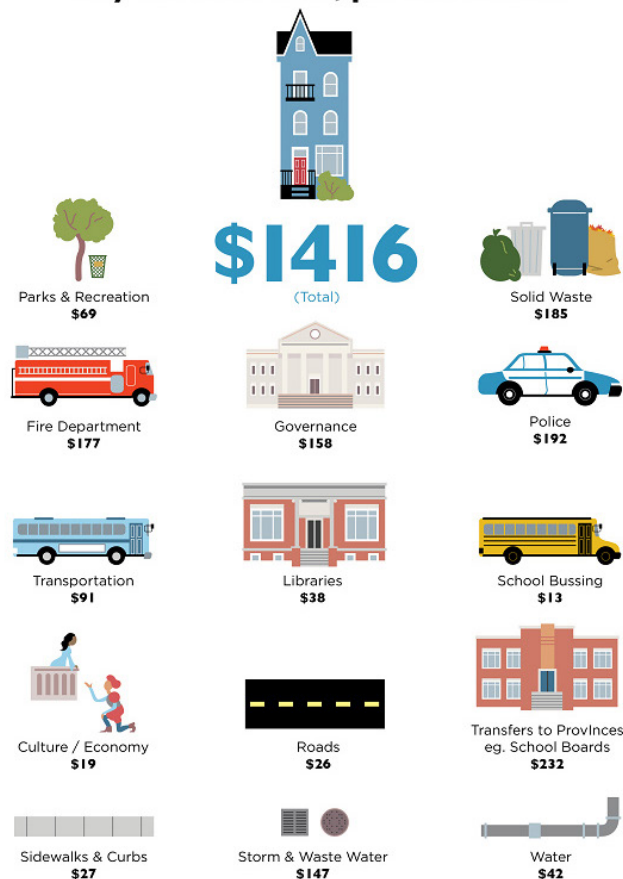
Suburban

City's Annual Cost, per Household



Urban

City's Annual Cost, per Household

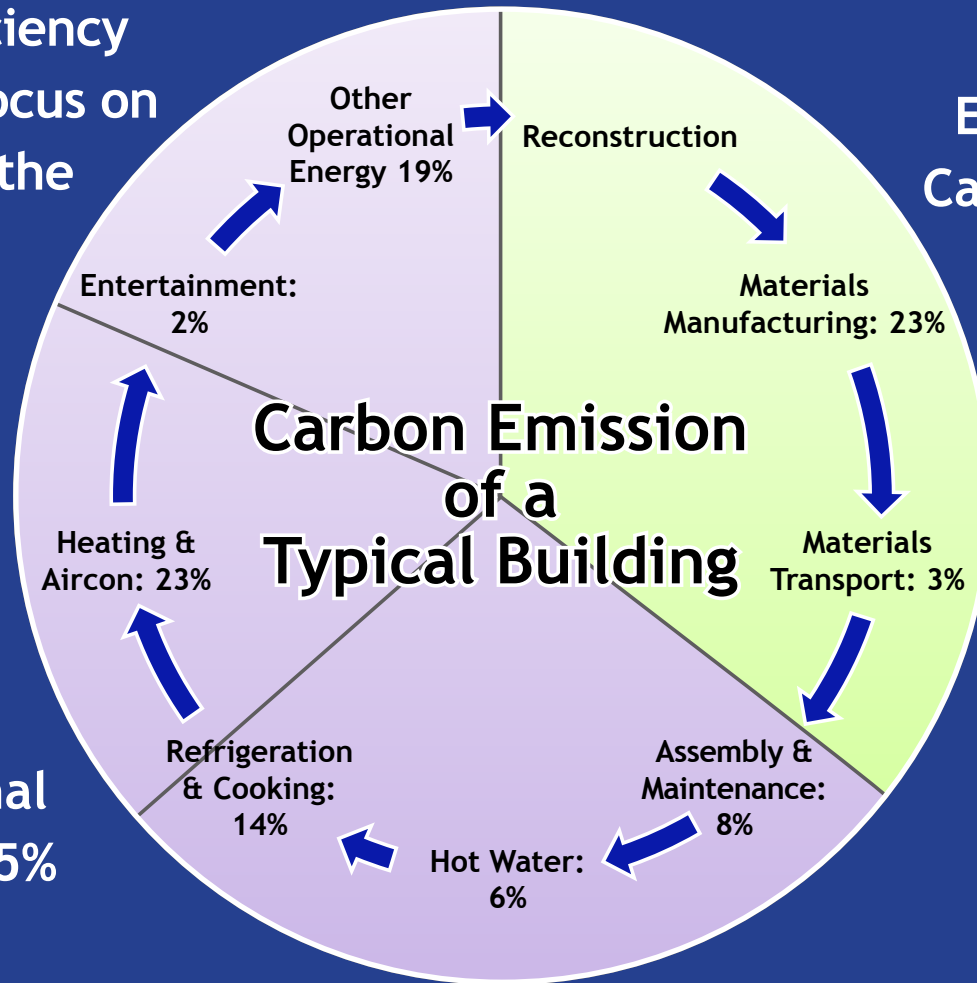


Sustainable Development & Resource Conservation

Energy efficiency standards focus on just 24% of the total CO₂

Operational Carbon: 65%

Embodied Carbon: 35%



Heritage Tourism



Adobe Chapel



Whaley House Museum



Marston House Museum



Warner-Carrillo Ranch House



Santa Ysabel Store



Hoover Barn

Local Economic Growth

In 2014 -

- 77,762 jobs were created
- \$4.32 billion spent in federal rehabilitation work
- 6,540 new low & moderate income housing units in historic buildings
- 19,786 new or renovated housing units in historic buildings

From the Federal Tax Incentives for Rehabilitating Historic Buildings, 2014 Annual Report.

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