

# TOWN OF GILL

MASSACHUSETTS



[www.gillmass.org](http://www.gillmass.org)

## SELECTBOARD MEETING MINUTES

*February 27, 2012*

Call to Order: The Selectboard meeting was called to order at 4:30pm.

Present: Randy Crochier, Ann Banash (remote) and John Ward, Selectboard members; Ray Purington, Admin. Assistant. Others Present: David Detmold, Claire Chang, Pam Shoemaker.

Randy stated that he received a request from Ann Banash to participate remotely in tonight's meeting for reasons of geographic distance (Florida). It was noted that a meeting with a remote participant must use roll call for all votes.

Review of Minutes: John made a motion, seconded by Ann, to approve the minutes from 2/13. Randy – yes; John – yes; Ann – yes. The vote was unanimous in the affirmative.

PSC Boiler: Ray recommended that the boiler replacement project at the Public Safety Complex be awarded to Tognarelli Heating & Cooling, the low bidder at \$54,174.00. Bart Bales concurs with the recommendation, and references were all positive. The contract is currently being reviewed by Town Counsel. Ann made a motion, seconded by John, to award the contract to Tognarelli Heating & Cooling for \$54,174.00, and to authorize the Chair to sign the contract when it is ready. Randy – yes; John – yes; Ann – yes. The vote was unanimous in the affirmative.

Sewer Pump Station: Ray reported that one of the new valves at the pump station had problems becoming air bound 2/18-19. The contractor, R.H. White, has ordered a replacement valve, and will come out to install it once it arrives. At that time they will also adjust the high and low limits for the wet well, with the idea that will correct a different issue – that the knife valves have to be kept partially closed in order to prevent the pumps from getting air bound.

Siemens Project: The new (replacement) burner is on site at Gill Elementary, but was not installed last week. Representatives from the boiler company (Mestek/HB Smith) and the burner company (PowerFlame) visited the school with a technician on 2/17. They replaced an oil pump, fine-tuned the spray pattern of the burner nozzle, and made a couple other adjustments. Reportedly, the system is running quite well, as it has been for the past 6-8 weeks. Instead of replacing the burner, as a sign of their confidence in their equipment, Mestek and PowerFlame have offered the Town an extended warranty on the burner and the boiler that will cover this heating season plus the next two full heating seasons.

If we choose to have them install the new burner, then the standard 1-year warranty on the burner will expire next February/March, and the warranty on the boiler probably earlier than that. School officials were initially leaning toward replacement, but the manufacturers agreed to allow the spare burner to remain on-site until the end of this heating season. Kathleen Adams (principal) and Bob Flaherty (maintenance) are now ok with the extended warranty offer.

There was consensus among the Board that this is a good offer from the manufacturers, and that we should accept it. Ann made a motion, seconded by John, to authorize Ray to sign any documents necessary to accept the extended warranty. Randy – yes; John – yes; Ann – yes. The vote was unanimous in the affirmative.

Roof Study: In a followup to the search for an architect to conduct an analysis of the roofs of the five town-owned buildings, Ray presented a quotation from Brian De Vriese, with Jablonski & De Vriese Architects. De Vriese is also a Selectman in Heath, and serves on the FCCIP Advisory Board. The cost to study all 5 buildings is \$2,800. Ray also reported that he has applied for a grant from MIIA, the Town's insurance company, which might pay for some or all of the study. It was emphasized that the study is important, whether grant-funded or not, and the Building Maintenance account could cover the cost if the grant is not received. John made a motion, seconded by

Ann, to authorize spending \$2,800 for Jablonski & De Vriese to conduct a study of the roofs. Randy – yes; John – yes; Ann – yes. The vote was unanimous in the affirmative.

Office Walls: Ray presented an estimate of \$58,872.17 from Steve Greenwald of Renaissance Builders for constructing the office walls on the first floor of Town Hall. It is a “complete” estimate, in that it includes prevailing wage labor, materials, demolition, carpentry, sheetrock, painting, electrical wiring, and plumbing. However, as a free estimate, there are no details about what work specifically is or isn’t included in the price, and could not be used as a bid spec. When Steve dropped off the estimate, he suggested that a project like this would likely need an architect, and if so, we should raise the total budget to \$75,000.

In the discussion that followed, there was concern for the cost, as it is substantially more than the \$10,000 that was appropriated for the work (when it was thought that the Tech School would do the labor). With many other competing needs for town funds, it will be difficult to have the work happen this year if outside contractors are used. Ray was asked to followup with Mick LaClaire about the potential for Ed Ambo to do most of the work during his normal workday as an employee of the Highway Department. Randy will contact Steve Greenwald with a few specific questions about costs shown on the estimate. The estimate will be provided to the Capital Improvements Planning Committee at their 3/1 meeting.

Cross Road Oil & Stone: Ray explained that the discussion on converting Cross Road from gravel to oil & stone has been scheduled for March 26<sup>th</sup> in order to allow time for the Planning Board, Conservation Commission, and Recreation Committee to meet and discuss the topic. A 2005 Town Meeting vote calls on the Selectboard to seek the opinion of those three groups before altering a gravel road. A letter has been sent to Cross Road property owners advising them of the 3/26 date. Ray was asked to get a determination from the FRCOG if Cross Road is a county road. Concern was expressed that the project costs will go up even higher if an engineer/surveyor needs to be hired to help with the layout.

Annual Town Meeting, Part 2: The continuation date for Annual Town Meeting was set for Tuesday, June 19<sup>th</sup> at 6:30pm.

Memorial Committee Warrant Article: The Board reviewed a warrant article for Annual Town Meeting that has been proposed by the Memorial Committee. The article seeks to dedicate this year’s Meeting to “all Veterans in the Town of Gill.” There was some discussion over dedicating the meeting versus testimonials and/or Annual Report dedications, and whether this is setting a precedent for future years. Ultimately it was decided by consensus to accept the article for inclusion on the warrant.

Social Media: Ray reported on two meetings he recently attended – a tabletop exercise by the Regional Emergency Preparedness Council and a meeting of the Small Town Administrators of Massachusetts. At the exercise, it was revealed that the regional IMAT (Incident Management Assistance Teams) have recently added the role of “social media public information officer” as a result of the widespread use of Facebook and Twitter during Tropical Storm Irene. The timely topic of the STAM meeting the next day was the use of social media by municipalities. Ray recommended creating an official Facebook page for the Town of Gill, so that people can establish likes, friendships, and followings before any future emergency. While the page will not be constantly updated, social media has become an important means of communication in today’s society. There were no objections to creating a Gill page on Facebook.

Fire Department Appointments: Upon a request from Fire Chief Beaubien, John made a motion, seconded by Ann, to appoint Scott Goodhind as a Firefighter and Kory Ryan as a Junior Firefighter, both through 6/30/12, and both contingent upon receiving a completed medical form. Randy – yes; John – yes; Ann – yes. The vote was unanimous in the affirmative.

Deerfield River Watershed: The Board reviewed a request for letters of support from the “Steering Committee for Planning Today for Building Resilient Communities Tomorrow in the Deerfield River Watershed”. The group has asked area towns to contact their state and federal representatives and ask for funding to develop and implement a plan to mitigate damages from future watershed events like Tropical Storm Irene. Although Gill is not in the Deerfield River watershed, the group hopes to expand its efforts regionally. The Board signed letters to Rep. Denise Andrews, Sen. Stan Rosenberg, Sen. John Kerry, Sen. Scott Brown, and Rep. John Olver, and asked that a similar letter be sent to Rep. Jim McGovern.

5:30pm Claire left the meeting. Kit Carpenter, Bev Demars, and Lynda Hodsdon Mayo joined the meeting with Pam Shoemaker as members of the Gill Historical Commission (GHC). Kit and Pam explained that the GHC wants

to nominate to the National Register buildings from the center of Gill (area generally around Town Hall). This is an effort they started in 2003-04, and the GHC is resuming work on the project. Besides the recognition that comes with an accepted nomination, there are also grants and tax incentives for protection and preservation, and limited protections from state and federal actions. It was emphatically stated that this is not a Local Historic District (often associated with limits on structural repairs/renovations and even paint colors). Additionally, the nomination process does allow for a homeowner to opt out.

An index of Gill's historic buildings is already the Massachusetts Cultural Resource Information System (MACRIS). If the project moves forward, the next step will be to define the size of the area to be nominated, and then meet with a representative from the Mass. Historic Commission (MHC) to identify the specific buildings. Bonnie Parsons, a consultant familiar with the nomination process, will be used to research each building and write up the nominations. This will likely be a long process, and could be expensive, although there are some matching grant funds from MHC. Given the expense, a homeowner who doesn't want to be part of the nomination isn't likely to have GHC funds used on their building.

The Board had no objections to the project, so long as the nominations and/or district are not restrictive. John made a motion, seconded by Ann, to authorize the GHC to move forward with the National Register nomination process for Gill Center. Randy – yes; John – yes; Ann – yes. The vote was unanimous in the affirmative. Pam, Kit, Lynda, and Bev left the meeting.

Pole Hearing: There will be a pole hearing at the 3/12 meeting for a new utility pole along Bascom Road. Ann asked the Mick prepare a list of "double poles" for the hearing. Ray noted that he and Mick are pushing WMECO and Verizon to remove the dangerous double pole near the NMH campus that is only inches off Main Road.

Speed Complaint: John reported receiving a complaint about excessive vehicle speeds through Gill Center, with the problem times usually falling on Thursdays and Fridays between 3-5pm. Ray will ask David about stationing a cruiser there to run radar, and will pass along a suggestion that maybe a "Your Speed Is" trailer would be effective.

Protest March: John noted that as a private citizen he will be involved in a Vermont Yankee protest march in March. He wanted the Board to be aware, in case the press reports his connection to the Gill Selectboard.

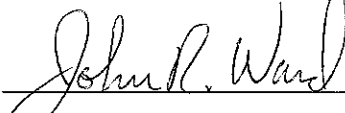
Executive Session: John made a motion, seconded by Ann, to go into Executive Session for the purpose of considering the value of real estate, i.e. tax title properties to be sold by the Town, in that an open meeting may have a detrimental effect on the negotiating position of the Town. Randy – yes; John – yes; Ann – yes. The vote was unanimous in the affirmative. It was announced that the Board will reconvene in open session afterwards. The Board left for the executive session at 6:12pm. David Detmold left the meeting.

The Board returned from the executive session at 6:28pm. Ann left the meeting.

Warrant: Randy's son Michael, a Gill firefighter, appears on the payroll warrant for this week. Due to the conflict of interest, Randy would normally abstain from signing the warrant. However, since two signatures are required to approve the warrant, the Board invoked the Rule of Necessity, which permitted Randy's participation and allowed the Board to act upon the warrant. The Board reviewed and signed FY 2012 warrant #18.

Adjournment: The Selectboard meeting adjourned at 6:52 p.m.

*Minutes respectfully submitted by Ray Purington, Administrative Assistant.*

  
\_\_\_\_\_  
John R. Ward, Acting Selectboard Clerk

# SMITH CAST IRON BOILERS

February 27, 2012

Darcie Confar  
Siemens Industry, Inc.  
Building Technologies Division  
85 John Road  
Canton, MA 02021

RE: Gill Elementary School  
Smith Boiler Model LO28HE-S-5 w/Power Flame C1-O Burner

Dear Ms. Confar:

Please be advised that Vincent Zarrella of your office, Alan Mars of Reliable Combustion Services and I met at the Gill Elementary School on 2/17/12 to review the operating characteristics of the Power Flame C1-O burner. Our goal was to correct any deficiencies with respect to the burner set-up, operation and reliability. As you are well aware, this application has experienced numerous problems with operation since start-up was performed in October of 2011.

Through ongoing dialog with Mr. Zarella and two of our factory authorized service agents, AALANCO Service and State Of The Art Heating, we received reports that highlighted the following deficiencies:

Flame failure lockouts (total 13)

Oil pump coupling failure

Noisy burner operation

Oil smell and flue gas emissions in the facility

AALANCO made 9 service calls between October 2011 thru February 2012, State Of The Art Heating made one service call in this time frame. Both companies strived to resolve the above referenced deficiencies. Unfortunately the solution remained elusive.

PHONE: (413) 564-5858 • FAX: (413) 568-9613

In late December we were asked by Town Alderman to replace the burner assembly. A new burner was ordered and arrived on site in early February. Before contracting AALANCO to perform the burner change out we spoke with the local Power Flame Representative who recommended the services of Mr. Mars. We asked for one more attempt at correcting the ongoing problems prior to authorizing change out. As stated above we met on site 2/17/12.

Al Mars painstakingly reviewed the burner and associated oil piping. His detailed inspection uncovered a few pertinent issues. The electrodes in the burner were improperly set. He also found that the pump shaft on the burners oil pump was leaking. He replaced the pump and corrected the electrode dimensions. These two issues were the primary cause of the flame failures and also contributed to the noted smell/emissions. Once all of the issues were addressed Mr. Mars performed a new start-up including the necessary combustion adjustments. The burner was cycled numerous times and lit well without any delay or puff back.

We firmly believe that the operating deficiencies have been corrected and are confident that the burner and boiler will perform per specification.

As a sales concession Smith will extend the one year component warranty for two additional heating seasons (coverage thru 2014). We will also honor labor for any associated burner service calls in this time frame. This does not cover normal maintenance items such as fuel filters, annual cleaning or seasonal start-up. Furthermore, we will keep the new burner on the Gill site until the end of this heating season in the event of additional failures.

Sincerely,

Mike Abrahamson

Technical Resources Manager

Smith Cast Iron Boilers/Mestek, Inc.

February 20, 2012

Mr. Raymond Purington - Administrative Assistant  
Town of Gill  
325 Main Road  
Gill MA 01354

Re: Quotation for roof evaluations

Assumptions:

Town of Gill will provide a staff person with a bucket lift to inspect Town Hall roof and will provide access to the Public Safety Complex roof. The others should be accessible from an extension ladder.

The quote includes reviewing all roofs on site, photographic documentation and a report addressing:

- Condition of roofing materials, age and expected remaining life
- Priority for repairs or replacement
- Energy saving opportunities
- Estimate of cost to determine structural capacity for solar panels.

Town Hall	800
Public Safety Complex	800
Elementary School	400
Riverside Municipal Building	400
Slate Memorial Library	400

We are available to begin this work at your earliest convenience.  
Thank you for requesting this quotation from our firm.

Sincerely,

Brian De Vriese AIA

# TOWN OF GILL

MASSACHUSETTS



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## 2012 Roofing Needs Study

Provide an estimated cost per building to inspect the roofing system (structure, sub-layer, and roof) and provide a written summary of findings and recommendations for each building. The summary should address:

- Condition relative to age of roofing materials and likely remaining useful life
- Priority for repairs or replacement (if multiple buildings are analyzed)
- Replacement options (materials, expected life, roof design, etc.) and estimated cost
- Energy savings opportunities (color, material, insulation, etc.)
- Estimate of cost to determine structural capacity for solar panels

### Town-owned Buildings, in order of perceived need for attention

Building Name	Footprint (sq ft)	Roof Style	Roof Material	Estimated Age of Roof	Other Info
Town Hall	1,700	Gable	Asphalt	1978	Current leak
Public Safety Complex	12,600	Flat Slope	Membrane on "original" Asphalt on "addition"	1982  Likely 1989 original	Membrane patched 2 years ago;  Sporadic leak in asphalt
Elementary School	17,000	Gable	Asphalt	1994 for "original" bldg; 1986 (new) addition	Some shingles have blown off during high winds in last 6 months
Riverside Municipal Building	3,231	Hip	Asphalt	Partial in 1979	
Slate Memorial Library	961	Gable	Slate	Likely 1921 original with repairs as necessary	



# Takeoff Bid Ext. Price

02/23/12

Takeoff Bid Ext. Price  
by Cost Code  
Job# 19044 to 19044

Cost Code	Description	Ext. Price
19044	Gill Town Hall	
1000.000	GENERAL REQUIREMENTS	2,274.80
1530.000	Temporary Construction	1,773.41
1730.000	Cleanup & Dumpster Fees	1,243.88
2225.000	Demolition, Interior	1,669.80
6120.000	Framing, Walls & Sheathing	3,322.75
6220.000	Casing & Base	4,052.78
7200.000	Insulation, Vapor Barrier	1,202.23
7460.000	Siding	716.32
7840.000	Firestopping	974.05
8200.000	Doors, Interior	3,000.80
8500.000	Windows	931.70
8700.000	Hardware, Doors & Windows	1,185.80
9200.000	Sheetrock & Plaster	12,100.00
9500.000	Acoustic Ceiling	4,053.50
9910.000	Paint, Exterior	211.75
9920.000	Paint, Interior	5,275.60
15700.000	HVAC	9,438.00
16100.000	Electrical Wiring	5,445.00
	<b>Job Total:</b>	<b>58,872.17</b>



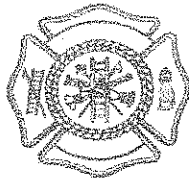
**Motion by Memorial Committee at beginning of town meeting.**

On behalf of The Town of Gill Memorial Committee I move that we dedicate this meeting to all Veterans in the Town of Gill.

To those who have paid the ultimate price. To those who bear the scars of battle. To those who for life, carry the disabilities of time in service. To those who flew the darkened skies, who sailed on rough seas and served in far off lands. We today recognize the sacrifices you made, the commitment you have shown, and your unselfish devotion to duty defending the freedoms so often taken for granted.

Our goal is to honor people like you. From the time of our birth until now, our veterans have played a key role in the history of our great town and nation, and have contributed to where we are today.

Let us as a town always remember the men and women who answered the call.



# *Gill Fire Department*

196A MAIN ROAD • GILL, MA 01354-1805 • (413) 863-8955 • FAX: (413) 863-0126

February 23, 2012

Gill Selectboard:

On February 16, 2012 the Gill Fire Department Board of Engineers approved for appointment to the Gill Fire Department the following name(s). These appointments are contingent to a completed medical form.

Firefighter: Scott Goodhind

Junior Firefighter: Kory Ryan

Fire Chief

Gene Beaubien

# TOWN OF GILL

MASSACHUSETTS



[www.gillmass.org](http://www.gillmass.org)

February 27, 2012

Representative John Olver  
1111 Longworth HOB  
Washington, DC 20515

Re: Request for your support

Dear Representative Olver:

The recent spate of meteorological events and the accompanying damage to natural resources and critical infrastructure has brought to the fore the importance for mitigation planning and implementation to assist in preventing this level of damage and the associated cost of repairs in the future.

The aftermath of these events and the need for action has been recognized by a diverse group of federal, state, county, municipal and local organizations concerned with the conservation of natural resources, preservation of fish and wildlife habitats and the protection of critical transportation and riverbank infrastructure.

This group is coordinated by the Franklin Conservation District and has formed The Steering Committee for Planning Today for Building Resilient Communities Tomorrow in the Deerfield River Watershed to study the damages in the Deerfield River Watershed, develop an action plan for mitigation of damages from future events and seek funding to implement the action plan.

The Deerfield River Watershed covers an area of 665 square miles through 70 mainstem miles in 36 municipalities in 5 counties in Vermont and Massachusetts and affects the water resources of about 90,000 residents. This is a critical natural and environmental resource that must be preserved, restored and protected.

Although the Town of Gill does not lie within the Deerfield River Watershed, as a Selectboard, we support these planning efforts of our neighbors. Ideally, as the cause gains momentum it will expand to encompass all the watersheds in western Massachusetts, or even the watersheds of all of New England.

We urge you to support the efforts of The Steering Committee for Planning Today for Building Resilient Communities Tomorrow in the Deerfield River Watershed. Thanking you in advance for your cooperation in this very important process.

Sincerely,

Selectboard for the Town of Gill

# Massachusetts Cultural Resource Information System

## MACRIS

[MHC Home](#) | [MACRIS Home](#)
[Login](#)

### Results

[Get Results in Report Format](#)
 PDF
  Spreadsheet

Below are the results of your search, using the following search criteria:

**Town(s):** Gill

**Resource Type(s):** Building

For more information about this page and how to use it, [click here](#)


Inv. No.	Property Name	Street	Town	Year
<a href="#">GIL.70</a>	Tanner, Abraham - Atherton, Joseph House	40 Bascomb Rd	Gill	1850
<a href="#">GIL.71</a>	Tanner, Abraham - Atherton, Joseph Barn	40 Bascomb Rd	Gill	1850
<a href="#">GIL.75</a>	Bascom, Frank N. House	75 Bascomb Rd	Gill	1885
<a href="#">GIL.76</a>	Bascom, Frank N. Hay and Dairy Barn	75 Bascomb Rd	Gill	1885
<a href="#">GIL.14</a>	Gill Center School	19 Boyle Rd	Gill	1825
<a href="#">GIL.69</a>	Sumner, Bertha C. House	307B Boyle Rd	Gill	1835
<a href="#">GIL.12</a>		Center Cross Rd	Gill	
<a href="#">GIL.13</a>		Center Cross Rd	Gill	
<a href="#">GIL.2</a>	Gill First Congregational Church	Center Rd	Gill	1796
<a href="#">GIL.79</a>	Slate, Prastice, Marble, Joseph	10 Center Rd	Gill	1960

# Massachusetts Cultural Resource Information System

## MACRIS

[MHC Home](#) | [MACRIS Home](#)[Login](#)

For more information about this page and how to use it, [click here](#).

Inventory No: **GIL.4** 

Historic Name: **Slate Memorial Library**

Common Name:

Address: **332 Main Rd**

City/Town: **Gill**

Village/Neighborhood: **Gill**

Local No: **212-2**

Year Constructed: **1921**

Architect(s):

Architectural Style(s): **Colonial Revival**

Use(s): **Library**

Significance: **Architecture; Community Planning; Education**

Area(s): [GIL.A: Gill Center](#)

Designation(s):

[New Search](#)[Previous](#)[MHC Home](#) | [MACRIS Home](#)

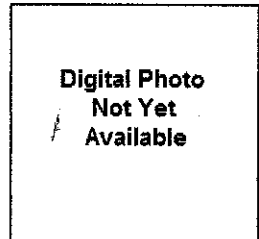
# Massachusetts Cultural Resource Information System

## MACRIS

[MHC Home](#) | [MACRIS Home](#)[Login](#)

For more information about this page and how to use it, [click here](#).

**Inventory No:** GIL.1  
**Historic Name:** Gill Town Hall  
**Common Name:**  
**Address:** 325 Main Rd  
  
**City/Town:** Gill  
**Village/Neighborhood:** Gill  
**Local No:** 212-27  
**Year Constructed:** 1867  
**Architect(s):** Greene, Oliver B.; Stratton, Arthur S.;  
Thompson, Eli W.  
**Architectural Style(s):** Greek Revival  
**Use(s):** Library; Town Hall  
**Significance:** Architecture; Community Planning;  
Education; Politics Government  
  
**Area(s):** [GIL.A: Gill Center](#)  
**Designation(s):**

[New Search](#)[Previous](#)[MHC Home](#) | [MACRIS Home](#)

# Massachusetts Historical Commission

William Francis Galvin, Secretary of the Commonwealth

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## The National Register of Historic Places

### United States Department of the Interior National Park Service

The National Register of Historic Places is the official list of the American cultural resources worthy of preservation. Authorized under the National Historic Preservation Act of 1966, the National Register is part of a national program to coordinate and support public and private efforts to identify, evaluate, and protect our historic and archeological resources. Properties listed in the National Register include districts, sites, buildings, structures and objects that are significant in American history, architecture, archeology, engineering, and culture. These resources contribute to an understanding of the historical and cultural foundations of the nation.

The National Register includes:

- all historic areas in the National Park System;
- National Historic Landmarks which have been designated by the Secretary of the Interior for their significance to all Americans; and
- properties significant to the nation, state, or community which have been nominated by the states, federal agencies and others and have been approved by the National Park Service.

National Register properties have been documented and evaluated according to uniform standards. The Secretary of the Interior's National Register criteria for evaluation and documentation standards are used by every state and territory and by federal agencies to identify important historic and archaeological properties worthy of preservation and of consideration in making planning and development decisions.

The National Register program provides federal, state and local governments and the general public the following:

- National recognition of the value of historic properties individually and collectively to the nation
- Eligibility for federal tax incentives and other preservation assistance
- Assistance in cultural resource planning

The Massachusetts Historical Commission administers the National Register program in Massachusetts.

If you do not have a pdf reader, please download and install Acrobat Reader in order to view and print the following documents.

#### **Related publications:**

Know How #3 (*PDF, 27 k*)

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# KNOW HOW #3

INFORMATION AND ASSISTANCE FROM THE MASSACHUSETTS HISTORICAL COMMISSION

## What You Need to Know about Listing on the National Register

The National Register is the nation's official list of buildings, districts, sites, structures, and objects important in American history, culture, architecture, or archeology. The National Register program is administered through the Massachusetts Historical Commission on behalf of the National Park Service.

Nominations are based on comprehensive local inventories of cultural resources. Inventories are generally compiled on a community-wide basis by local historical commissions and record basic information about the historic, architectural, and archeological significance of individual properties and districts in a community. The completed inventory allows preservation decisions to be made within a consistent context, and identifies properties that are eligible for listing in the National Register.

### 1. How do I get my property listed in the National Register?

Contact your local historical commission or the MHC to determine whether an inventory form has been prepared for your property or if any additional information is required; ask your local historical commission to forward their recommendation to the MHC regarding your property's eligibility for the National Register. The MHC staff will then evaluate your property to determine whether it meets the criteria for listing in the National Register either individually or as part of a National Register District.

### Criteria for Listing

- The criteria for listing in the National Register are:
- association with events that have made a significant contribution to the broad patterns of our history;
  - association with the lives of persons significant in our past;
  - embodiment of distinctive characteristics of a type, period, or method of construction, or that represent a significant and distinguishable entry whose components may lack individual distinction; or
  - likelihood of yielding information significant in history or prehistory.
- Properties must meet at least one of the above criteria to be eligible for listing in the National Register.

## KnowHow #3

Grants. Inclusion in the State Register of Historic Places, which comes automatically with National Register listing, provides eligibility for matching state grants for restoration of properties owned by private nonprofit organizations and municipalities, when such grants are available.

### 3. Will National Register listing restrict the use of my property?

Listing in the National Register in no way interferes with a property owner's right to alter, manage, or sell the property when using private funds, unless some other regional and/or local ordinance or policy is in effect. If you use state or federal funds to alter your property, or need state or federal permits, the alteration will be reviewed by the MHC staff. Local funding and permitting do not trigger MHC review.

### 4. What is a National Register District?

Properties may be nominated to the National Register either individually or, if they are located within areas containing other significant properties, as districts. A National Register District may include any number of properties. The benefits and protections afforded by listing are the same.

### 5. Can my property be listed in the National Register if my community's inventory is not comprehensive?

Yes, in some cases. There are three exceptions to MHC's policy not to consider properties for the National Register in communities without comprehensive inventory.

If you can demonstrate that:

- you, as the owner of income-producing property, are planning to do certified rehabilitation work and need National Register status in order to use the federal investment tax credits;
- your property is in imminent danger of destruction; or
- your property is of demonstrated state or national significance.

You may then submit a letter to MHC requesting a National Register evaluation for your property, stating why you want to have the property listed. However, you should note that without comprehensive inventory information, the eligibility of properties is difficult to establish. You will probably need to conduct supplemental inventory work to provide a context for evaluating the significance of your property.

6. If my house is listed in the National Register, are grant monies available for rehabilitation work? Unfortunately, at present, the MHC does not administer federal or state rehabilitation funds for private homeowners. State grant monies, when available, are awarded only to properties owned by municipalities and non-profit organizations. Federal tax credits are available for substantial rehabilitation of income-producing and commercial properties.

### 7. Can I object to having my property listed in the National Register?

Yes. Once you receive notice that your property is being considered for listing in the National Register by the State Review Board, you may submit a notarized letter of objection to MHC. If your property is within a proposed National Register district, you will be invited to a public meeting in your community, prior to the State Review Board meeting, at which MHC staff will be available to answer questions about the listing. If your property is within a proposed National Register district, a majority of property owners (more than 50%) must submit notarized objections in order to prevent listing. If a majority of property owners do not object, the nomination may move forward and the properties for which there are objections will remain in the nominated district. If a majority of owners do object, the National Park Service may still formally determine the property(ies) eligible for listing, although actual listing will not occur.

### 8. Where do I go for assistance in preparing a National Register application?

Your local historical commission, local historical society, and library can provide useful resource material. Professional preservation consultants can assist you or your local historical commission with completion of the National Register nomination form. Also, when funds are available, matching Survey and Planning grants are awarded annually through MHC to fund professional National Register work. For more information, contact the MHC.

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