



PRESERVATION AND CONSERVATION ASSOCIATION

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National Register of Historic Places

The National Register of Historic Places is the official list of our country's cultural resources worth preserving. It was authorized by Congress in 1966 with the National Historic Preservation Act. This act directed the Secretary of the Interior to compile an official list of cultural resources in the United States worth preserving, including "sites, buildings, objects, districts, and structures significant in American history, architecture, archaeology and culture" and to include those which are significant to the nation, states, or local communities.

After the Act was passed, the Secretary of the Interior chose to decentralize the responsibilities given him by writing to each of the governors of the respective states and territories, and asking them to appoint an individual within the state government who could carry out these responsibilities. Thus, each state has an appointed State Historic Preservation Officer (SHPO). In Illinois, the program is administered by the Illinois Historic Preservation Agency (IHPA).

Philosophically, the National Register is an attempt on the part of Congress to bring the voice of American citizens interested in the preservation of the national patrimony into the dialogue of change at the planning table before Federal tax dollars are spent and Federal licenses issued which would affect such resources.



The Virginia Theatre, 203 W. Park, Champaign, was listed on the National Register of Historic Places on November 28, 2003. To date, forty-six individual buildings and one district in Champaign County are on the National Register. Four listed buildings have been demolished.

Prior to 1966, Americans interested in the physical evidences of their history, whether at the local, state or national levels, had no legal voice in how their tax dollars were spent on projects which would affect the existing built environment. At that time, the urban renewal program of the Department of Housing and Urban Development was demolishing vast areas of American cities, and the new Department of Transportation was plowing through built resources of past generations to put into place the interstate highway program.

The National Register is a restriction on the Federal government—not the private citizen—on how it affects private citizens and their property with the use of Federal tax dollars and/or Federal licenses. It is a common misconception that placement of private property on the National Register pre-

vents an owner from changing his property. This is not true. There is no restriction in this law that prevents property owners from doing what they want with their own property, with their own money. There is also no obligation on the part of the private citizen to give the public access to his house unless he has received grant money through this program which he has spent on the interior or elsewhere which cannot be readily seen from the public right-of-way. In that case, he has an obligation to show how he spent taxpayers' money by agreeing to open his house 12 days a year if requested by the SHPO's office.

Levels of Significance

Placing a building on the National Register is a recognition that it has value and significance to either the whole nation or the state or the

city/county. These are the three basic levels of significance on which a site, building, object, district, or structure placed on the National Register should be considered. All sites, buildings, objects, and districts on the Register are not nationally significant, nor are they necessarily of statewide significance. Indeed it is at the local level of significance that the most important value of the National Register resides. Buildings, sites, objects, districts, and structures of local significance give the individual living in the community a sense of locality and place and identity. They give the visitor a sense of the uniqueness of the community which he is visiting. He knows, for example, if the local environment of a town or city is maintained and the intangible values of the historicity of the existing buildings are recognized, rehabilitated and retained, then they are in *that* city or *that* town, not elsewhere.

It is for that reason that local buildings and complexes such as the Orpheum Theatre or the UI Experimental Dairy Farm (Round Barns) are abundantly important not only to the people who live in Champaign-Urbana, but to visitors as well, as manifestations of what makes Champaign County. Visitors cannot see these places in Alabama; such buildings never developed there and therefore do not exist. As local and vernacular as the Round Barns appear, they are abundantly important as a major contribution of Illinois to the collective national heritage and, as such, need to be preserved and placed on the National Register. From the national view point, they have the same level of importance as a Lincoln site or the state capitol. They are contributors to the sense of place, and reveal the local heritage of the state of Illinois. Placement on the National Register also ensures that these existing elements on the land will be taken into consideration during the planning process when Federally funded, assisted, and licensed projects may affect the areas where they are found.

Tax Incentives for Restoration

For at least the past twenty years, the various changes in Federal tax laws have brought tax benefits for placing buildings, sites, objects, and districts on the National Register. Tax incentives are attractive to the development world and encourage the retention and recycling of buildings rather than tearing them down and replacing them. Income-producing properties, such as businesses and apartment buildings, can take advantage of the Federal Income Tax Incentive Program and receive a 20% tax credit for a certified rehabilitation. In Illinois, a special program offers owners of single-family homes a Property Tax Assessment Freeze for eight years, also for certified rehabilitations. Further information on either of these tax incentives is available from IHPA (217.785.4512).

Most of the country has long since recognized that new bricks and mortar do not necessarily equate to progress without a thoughtful, intelligent value judgement being made on whether what is being lost is any better or worse than what is being gained. That concept appears to be rather slimly established in Champaign-Urbana where economic pressure on campus area land tends to exacerbate the issue. Residents need to take cognizance of this fact and consider reassessing their interpretation of "progress." The National Historic Preservation Act was passed by Congress to help individuals determine what gives them their sense of locality and place, and to instill a sense of pride of heritage and richness of the past, which enriches current and future generations.

Nomination Process

The National Park Service has created criteria which should be followed in submitting nominations to the National Register. Anyone can nominate a place for designation in the National Register, although an owner's permission is required for private property to be officially listed. Applications are

reviewed by the Preservation Services Division and a state review board, the Illinois Historic Sites Advisory Council. If it is approved by the Council and the SHPO, it is then signed and sent to the Department of the Interior for consideration for inclusion on the National Register. Final designation is made by the National Park Service. Properties are evaluated according to established criteria that outline the significance and physical integrity needed for designation.

Advantages of Listing

There are two major advantages of being on the National Register. A degree of funding (which varies from administration to administration and is at the states' discretion; however, there has been no grant money available since the Nixon Administration), and recourse to the Advisory Council on Historic Preservation, also created by the National Historic Preservation Act. The Advisory Council consists of certain members of the President's Cabinet and private citizens appointed by the President. Its deliberations come into play when there is a federal threat to an entry on the National Register or a place eligible for the National Register. If those differences of opinion over what is being planned with Federal dollars or licenses versus what is already there cannot be resolved locally, then these questions are referred to the Advisory Council on Historic Preservation. It then makes a recommendation to the member of the Cabinet whose department is providing the Federal dollars or licenses to implement the proposed changes. The Advisory Council can recommend that the project affecting the National Register property should proceed, be stopped, be reorganized, be redesigned, or be placed elsewhere. Its authority is advisory, however, and does not include the authority to actually stop projects. This review process is colloquially termed "106 Review" after the section in the law. PACA made use of the 106 Review process to save the Hazen Bridge, north of Mahomet, which was

Listings for Champaign County as of December, 2003

NOTE: Listings are given by the official National Register Historic Name of the building or structure, address/location and city, and date listed in the National Register.

Alpha Delta Pi Sorority House, 1202 W. Nevada St., U; November 8, 2000

Alpha Delta Phi Fraternity House, 310 E. John St., C; April 21, 1990

Alpha Rho Chi Fraternity House, 1108 S. First St., C; May 23, 1997

Alpha Xi Delta Sorority House, 715 W. Michigan Ave., U; August 28, 1989

Altgeld Hall (University of Illinois) Wright & John Streets, U; April 17, 1970 (individually & as Ricker Thematic)

Ater-Jaques House, 207 W. Elm St., U; August 1, 1996; demolished June 20, 1999

Bailey-Rugg Building, 219-225 N. Neil St., C; November 7, 1997

Beta Theta Phi Fraternity House, 202 E. Daniel St., C; August 28, 1989

Building at 201 N. Market St., C; November 7, 1997

Building at 203-205 N. Market St., C; November 7, 1997

Burnham Athenaeum, 306 W. Church St., C; June 7, 1978

Cattle Bank, 102 E. University Ave., C; August 19, 1975

Chemical Laboratory (UI Ricker Thematic), 1305 W. Green St., U; November 6, 1986

Chi Psi Fraternity House, 912 S. Second St., C; February 22, 1990; demolished March 1994

Clark R. Griggs House, 505 W. Main St., U; November 30, 1978

Delta Kappa Epsilon Fraternity House, 313 E. John St., C; February 22, 1990

Delta Upsilon Fraternity House, 312 E. Armory Ave., C; May 21, 1990

Elm Street Court. 1-8 Elm St. Crt., (108 Buena Vista Court), U; June 15, 2000

Farm House (University of Illinois), 1403 E. Loredo Taft Dr., U; October 31, 1989

Fraternity and Sorority Houses at the Urbana-Champaign Campus of the University of Illinois Multiple Property Submission; July 18, 1989

Gamma Phi Beta Sorority House, 1110 W. Nevada St., U; October 28, 1994

Greek Revival Cottage, 303 W. University Ave., (Leal Park) U; October 20, 1977

Inman Hotel, 17 E. University Ave., C; October 20, 1989

Hazen Bridge, Newcomb Township Road 85, Mahomet Vicinity; May 6, 1994

Kappa Delta Rho Fraternity House, 1110 S. Second St., C; May 21, 1990

Kappa Kappa Gamma Sorority House, 1102 S. Lincoln Ave., U; pending

Kappa Sigma Fraternity House, 212 E. Daniel St., C; August 28, 1989

Lincoln Building, 44 E. Main St., C; August 1, 1996

Lincoln Statue, Carle Park, U; pending

Library (UI, Platt building), 1408 W. Gregory Dr., U; August 11, 2000

Mahomet Graded School, Main St., Mahomet; December, 1987; demolished, August, 1988

Metal Shop (UI Ricker Thematic); 102 S. Burrill Ave., U; November 19, 1986 demolished, 1992

Military Drill Hall & Men's Gymnasium (UI, Ricker Thematic), 1402 - 1406 W. Springfield Ave., U; November 19, 1986

Morrow Plots (University of Illinois) Gregory Drive at Mathews Ave., U; May 23, 1968 (National Historic Landmark)

Natural History Building (UI Ricker Thematic), 1301 W. Green St., U; November 19, 1986

New Orpheum Theatre, 346 - 352 N. Neil

St., C; February 28, 1991

Phi Delta Theta Fraternity House, 309 E. Chalmers St., C; pending

Phi Mu Sorority House, 706 W. Ohio St., U; May 21, 1990

Nathan C. Ricker House, 612 W. Green St., U; June 21, 2000

Sigma Alpha Epsilon Fraternity House, 211 E. Daniel St., C; February 22, 1990

Tina Weedon Smith Memorial Hall (University of Illinois), 805 S. Mathews Ave., U; February 29, 1996

Stone Arch Bridge, Springfield Avenue & Second Street, C; May 14, 1981

Unitarian Church of Urbana, 1209 W. Oregon St., U; May 13, 1991

University of Illinois Astronomical Observatory, 901 S. Mathews Ave., U; November 19, 1986 (National Register) December 20, 1989 (National Historic Landmark)

University of Illinois Buildings by Charles A. Platt, Thematic nomination; August 11, 2000

University of Illinois Experimental Dairy Farm Historic District , 1201 W. St. Mary's Rd., U; February 4, 1994

U.S. Post Office, Randolph & Church Streets, C; August 17, 1976

Virginia Theater, 203 W. Park St., C; November 28, 2003

Vriner's Confectionery, 55 Main St., C; May 9, 1983

Warm Air Research Residence, 1108 W. Stoughton St., U; June 12, 2001

Women's Residence Hall/West Residence Hall (UI, Platt Thematic), (Busey-Evans Hall), 1111-1115 W. Nevada St., U; February 5, 2003

Women's Gymnasium (UI, Platt Thematic) (Freer Hall), 906 S. Goodwin St., U; February 5, 2003

scheduled for demolition once a new bridge was in place.

Conclusion

The National Historic Preservation Act and the resulting National Register and Advisory Council set up a checks-and-balance system which brings the voice of citizens concerned for the historic environment into the planning process before tax dollars are spent or Federal licenses are issued. They allow a dialogue about the importance that historic places have in the local environment in which we live and the environment which we hope to bequeath to our children. Development and the use of land quite naturally benefit individual landowners, but preservation indeed affects us all in the long run, positively or negatively.

The National Historic Preservation Act was conceived and exists to help us weave those tangible and intangible values of America's rich, collective cultural contributions into the fabric of our current life. Without doing that to protect our environment, citizens of the future may not have a sound grasp of who they are and where they come from, or where they want to go.

This article was adapted from an article by William J. Murtagh, the first Keeper of the National Register of Historic Places printed in HISTORIC HAWAII, January, 1990.

From the President's Desk

On Friday night, November 28, the PACA Salvage warehouse was broken into again. The theft was discovered about 11:00 a.m. on Saturday, the police were called, and evidence gathered. Someone(s) jumped the fence and kicked in the plexiglass on the east door. They found the money for making change in the office and broke into the pop machine (that is now inoperable) for change. We have replaced the side door with a pair of doors that had been salvaged from 2 Main Street, Champaign. Our options for better security include the installation of a security alarm/motion detector system and never leaving money at the warehouse at any time. This is the third break-in we have had at the warehouse this year. We were robbed twice in June, when power tools, money, and the truck were stolen. The tools and truck was later recovered but the engine was damaged beyond repair, given the age of the truck. To date, we have not replaced the truck. If you know of a good used box truck, that is moderate in size, let us know. Also of note, no arrests have been made for any of these incidents.

City of Urbana

Urbana City Council members recently passed major revisions to the MOR district in West Urbana. The area is roughly West Green and West Elm streets between Busey and Cedar streets. Created in 1990 as part of the

Downtown to Campus Plan, the goal of the ordinance was to create business and residential development that is compatible with existing structures and to encourage the adaptive use of larger, older homes. The revised ordinance changes the membership of the Development Review Board (DRB) and adds design review criteria for new development. Previously, the DRB consisted of five city staff members. Now it will be a seven-member citizen board with members including a licensed architect, the owner of a business with less than 40 employees, a resident of the district, a resident who lives in the district or within 250 feet of it, a local developer, a member of the Historic Preservation Commission, and a member of the Plan Commission. PACA appreciates the efforts of city staff, the city planning and historic preservation commissions, the city council, and concerned citizens that moved this process forward in a few short months. If you feel qualified and are willing to serve on this new board, contact the Mayor's office.

Habitat for Humanity of Champaign and Piatt Counties

Laura Huth has been named the new Executive Director of our local Habitat Office beginning on January 5. Laura replaces Judy Bryan, who left the position in October to become executive director of a Habitat for Humanity center in Concord, Calif. The local Habitat chapter formed in 1991 and has since built 34 homes,

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three in Piatt County and the rest in Champaign County. In May, the organization opened its local office and Homeworks, a home improvement and furnishings store in the old Champaign Surplus building on East University Avenue in downtown Champaign. The store sells new and used building materials, as well as carpeting, cabinets, bathroom fixtures, furniture, and more. PACA has cooperated with Habitat in sending donations of newer items, that are not appropriate for reuse in older homes, to their facility. In turn, Habitat has brought a number of items to our facility.

Volunteer Opportunities

The salvage warehouse can always use help, even if it is only for few hours a month. While the warehouse is getting better organized all the time, it is a constant struggle to keep up with sorting and storing new materials. Storage racks still need to be built on the west wall to better organize doors and plumbing fixtures and a light fixture display grid is needed on the ceiling. The old boiler in the basement is being readied for removal and then this small basement area will become a place to store ladders, carts, and display items. All of these efforts need people who love to build or organize. In March we will need volunteers for the Home Show and in May for the Kids' Building Fair, so mark your calendars now.

Until the next issue, next year, all the best,
Richard Cahill, President

PACA Newsletter

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Special Thanks

Champaign Asphalt Company for grading and asphalting the east side yard at the salvage warehouse. In addition, they poured a footing and set the historic streetlight.

Herriott's Coffee Company, 24 E. Columbia, Champaign for supplying our delicious Saturday morning coffee.

Shouting Ground for being PACA's internet service provider and hosting our web site: pacacc.org.

Salvage Donations

City of Champaign
Gillispie-Roland Apartments
Marci Dodds
Michelle Morneau
Kathy Reeves

Salvage V.I.P.'s

Bob Swisher
Rich Cahill
Mike Miller
Bill Odenweller
Rich Taylor
Champaign Asphalt Company
Darrel Foste
Dan Leasure
Nicole Swiss
Mike Richards
Brian Duffield

New & Renewing Memberships

(received since the last newsletter)
Charter Members (1981-1983)
Mark & Kirstin Reogle
Anne A. Ehrlich
Mary Blair
Rex & Karen Kummer



Over Ten Year Members

Sue Feldman & Pius Weibel
Carolyn & Norman Baxley - Historic Urbana Properties (Corporate)
Jane C. Anderson
Trent Shepard
Tony & Mary Graham
Victoria Corkery
Bruce & Colleen Brodie
Gerald O'Bryan
Alice Berkson

Five to Ten Year Members

Julia Saville
Donald Walden
Bill Rauwolf
Marya Ryan
Betsey & John Cronan
Janus Woods
David & Jan Sholem

One to Four Year Members

Jim Proefrock & Marlo Welshons
Lois Steinberg
Penny Massell
Brad LaPayne
Darcy Bean, Sr.
Ray & Marilyn Harrison
Steve & Karen Ross
Greg Stock
Susan Taylor
Samuel Furrer

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Verde Gallery (Corporate)
Art Howard
Tony & Patti Aguirre
Becky Weber
Dana Robinson
Carol Anderson

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