



Town of North Smithfield
North Smithfield Historic District Commission
Department of Building / Inspection / Zoning
Town Hall Annex
575 Smithfield Road
North Smithfield, RI 02896



**WELCOME TO
NORTH SMITHFIELD
RHODE ISLAND**

North Smithfield Historic District
Homeowner's Guide
November 2015



*Forestdale Schoolhouse 1877
(artistic rendering courtesy F. Dennis Burrow)*

Dear Historic Property Owner,

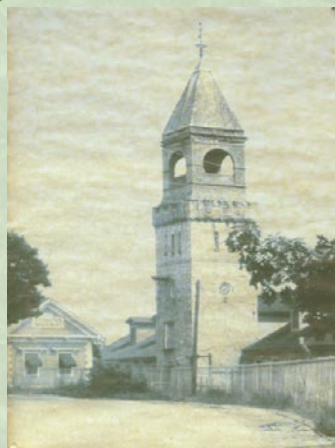
The North Smithfield Historic District Commission (NSHDC) is pleased to provide you with this brief guide to use when considering home improvement projects requiring building permits within North Smithfield's Historic Districts. We would like to take this opportunity to share our common interests. While we do serve as the town's steward of our treasured historical resources, in a general sense our primary goals are founded on the premise of collaboration; to serve as caretakers in partnership with those who are owners of these historic properties.

The principal purpose of the NSHDC is to safeguard the heritage of the town and all its villages by preserving districts and landmarks that embody important elements of its culture, history, architectural history or prehistory; and to promote the use and conservation of such districts and landmarks for the education, pleasure and enrichment of the residents of the town and state.

The Commission wants to assure all involved that we remain supportive of continued growth, but we also want to ensure that preservation becomes an integral part of future growth and community development. The members of the NSHDC are committed to fostering a comprehensive and cooperative approach to protecting historic resources throughout the town and are engaged to serve in partnership with historic property owners.

Sincerely,

North Smithfield
Historic District Commission



Forestdale Mill

Suggested Resources

The National Trust for Historic Preservation
<http://www.preservationnation.org/>

Rhode Island Historical Preservation and
Heritage Commission
<http://www.preservation.ri.gov/>

Rhode Island Historical Society
<http://www.rihs.org/>

Preserve Rhode Island
<http://www.preserveri.org/>

Blackstone Valley Historical Society
<http://www.bvhsri.org/>

Advisory Council on Historic Preservation
<http://www.achp.gov/>

National Park Service, Blackstone River Valley
<http://www.nps.gov/blac/index.htm>

Historic New England
<http://www.historicnewengland.org/>



Daniel Arnold House 1714

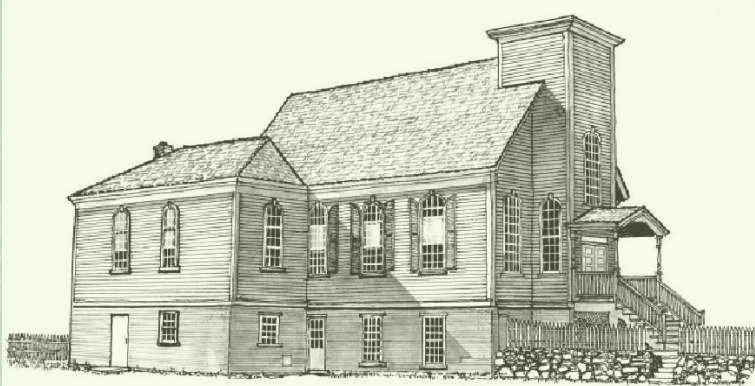
This brochure was made possible through a matching grant funded by the Rhode Island Historical Preservation and Heritage Commission and the Town of North Smithfield.

Guidelines

The United States Secretary of the Interior's Standards for Rehabilitation includes guidelines for rehabilitating exteriors of historic properties including recommendations for masonry, wood, architectural metals, roofs, windows, porches/entrances, and storefronts. These guidelines may be reviewed online at, <http://www.nps.gov/tps/standards/rehabilitation/rehabilitation-guidelines.pdf>

A hard copy is available for reference at the town's Office of the Building Inspector currently located at the Municipal Annex. These recommendations include standard practices on how to properly approach certain restoration and rehabilitation projects, what types of materials and tools are prudent for the task, and photos for illustrative purposes.

The homeowner is encouraged to consult these guidelines in the course of planning an historic building project. The NSHDC is also readily available to provide an additional resource for guidance as needed. Contact the town's Office of the Building Inspector or search the NSHDC link online for current member contact information and annual schedule of meetings.



*Heritage Hall (formerly St. Luke's Episcopal Missionary & Union Grange)
(artistic rendering courtesy F. Dennis Burrow)*

Overview

This guide is offered by the NSHDC to homeowners whose property falls within the local historic districts designated by the Town of North Smithfield. The Guide is intended as a concise informational resource. A digital copy of this guide can be found on a link to the North Smithfield Historic District Commission page on the Town's website, <http://www.nsmithfieldri.org/boards-and-commissions/historic-district-commission/>

To summarize, before the owner of a designated historic property begins any exterior work that requires a building permit from the Town of North Smithfield, he or she is required to submit an application for a Certificate of Appropriateness to the NSHDC for design review. While not necessary, the homeowner is encouraged to consult with the Commission prior to submitting the application. The application may be obtained from the Office of the Building Inspector or through our link on the Town's website.

North Smithfield's Four Historic Districts

North Smithfield currently has four local historic districts which are subject to the NSHDC review process: the Forestdale Schoolhouse, the Union Village Historic District, the Slatersville Historic District and The Blunders.

In addition, several districts and individual properties are listed in the National and State Registers of Historic Places, including the Forestdale Mill Village, the Slatersville Historic District, the Old Smithfield Road Historic District, the Union Village Historic District, Three Dog Archaeological Site, the William Mowry House, the Smith-Andrews-Taft-Todd Farm, the Tyler Mowry House, and the Peleg Arnold Tavern.

To verify if a property is located within one of the local historic districts, and thus subject to NSHDC review, the homeowner may visit the Office of the Building Inspector or visit the town's website to reference the historic district overlay zoning maps provided.

General Standards of Review

As most Historic District Commissions across the country have done, the NSHDC has also adopted the general standards of review based on the United States Secretary of the Interior's Standards for Rehabilitation. These ten standards provide for consistency and objectivity in the review and resolution process for obtaining a Certificate of Appropriateness. Accordingly, the NSHDC will cite one or more of these standards in each decision it makes with respect to a homeowner's application.

1. Recognize Appropriate Use

A property will be used as it was historically or be given new use that requires minimal change to its distinctive materials, features, spaces, and spatial relationships.

2. Retain Historic Character

The historic character of a property will be retained and preserved. The removal of distinctive materials or alteration of features, spaces, and spatial relationships that characterize a property will be avoided.

3. Avoid Conjecture (Retain the Sequence of Historical Events)

Each property will be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or elements from other historic properties, will not be undertaken.

4. Consider Later Changes as Potentially Significant

Changes to a property that have acquired historic significance in their own right will be retained and preserved.

5. Protect Distinctive Construction and Craftsmanship

Distinctive materials, features, finishes, and construction techniques or examples of craftsmanship that characterize a property will be preserved.

6. Repair Rather Than Replace

Deteriorated historic features will be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature will match the old in design, color, texture, and, where possible, materials. Replacement of missing features will be substantiated by documentary and physical evidence.

7. Avoid Destructive Treatments

Chemical or physical treatments, if appropriate, will be undertaken using the gentlest means possible. Treatments that cause damage to historic materials will not be used.

8. Protect Archaeological Resources

Archeological resources will be protected and preserved in place. If such resources must be disturbed, mitigation measures will be undertaken.

9. Make Additions and Alterations Compatible

New additions, exterior alterations, or related new construction will not destroy historic materials, features, and spatial relationships that characterize the property. The new work shall be differentiated from the old and will be compatible with the historic materials, features, size, scale and proportion, and massing to protect the integrity of the property and its environment.

10. Make New Additions and Alterations Compatible

New additions and adjacent or related new construction will be undertaken in a such a manner that, if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.