

Historic Renovation



Historic renovation and re-use are particularly delicate forms of architecture. They demand active research and a desire to understand a building's contribution yesterday as well as its potential contribution in the future.

The historic renovation of homes and buildings has become a very popular movement across North America. The National Trust for Historic Preservation provides guidance to organizations and individuals who are interested in renovating and/or preserving historical buildings.

Preservation Easements:

For property owners looking to *permanently* protect their historic properties, one of the most effective legal tools available is the **preservation easement** a private legal interest conveyed by a property owner to a preservation organization or to a government entity.

Some Simple Guidelines to Follow when Restoring or Renovating Your House:

1. Try to retain the original character of the house - don't "over-restore" the building.
2. Pay attention to details.
 - o Try to stick to materials that were used when your house was built.
 - o Keep elements like color, flooring, within the same historical period as your house.
 - o Understand and respect as far as possible the original uses of rooms.
 - o If fencing your property, look at genuine old fences, observe the way they are designed and constructed.
 - o Garden design will best complement your work on the building if you keep it in period with the house. Use plants and garden layouts of the time.
 - o Additions and alterations should be in the manner and materials of the period in which your house was built.
3. Remember that it's a house, not a museum. Live in it and enjoy it and, at the right time, pass it on to someone else.

Additional Resources:

- **National Trust for Historic Preservation**
- **HGTV - Restore America Sites**
- **This Old House**
- **Ian Evan's World of Old Houses**