

NATIONAL REGISTER OF HISTORIC PLACES

Effects of Listing Maryland Properties

The National Register of Historic Places is a list of properties acknowledged by the Federal Government as worthy of recognition and preservation for their significance in American history and culture. National Register properties include districts, sites, buildings, structures, and objects of significance to their local community, state, or the nation. The National Register program is part of a national policy to recognize and protect the country's historic and cultural heritage. The National Register is maintained by the Secretary of the Interior and administered by the National Park Service. In Maryland the National Register program is administered by the Maryland Historical Trust, the State Historic Preservation Office.

Benefits of listing in the National Register:

1. The prestige of formal recognition that a property is of significance in American history, architecture, archaeology, engineering and/or culture. Nomination involves a multiple-step review process that includes professional evaluations of the significance of the property.
2. Consideration in the planning for federally or state assisted projects. Procedures require careful consideration of properties which will be affected by projects involving federal or state funds, licenses, permits, or tax benefits.
3. Eligibility for federal income tax benefits that include: 1) a 20% investment tax credit for a certified rehabilitation of historic commercial, industrial, and rental residential buildings and 2) a charitable donation deduction for the conveyance of a perpetual easement to a qualified preservation organization.
4. Eligibility for a Maryland income tax credit for approved rehabilitation.
5. Eligibility to apply for grants and low interest loans for historic preservation projects.
6. Consideration of historic values in the decision to issue a surface coal mining permit where coal is located, in accord with the Surface Mining Control and Reclamation Act of 1977.

Listing in the National Register . . .

does **NOT** mean that the Federal Government or the State of Maryland want to acquire the property, place restrictions on the property, or dictate the colors or materials used on individual buildings. Local ordinances or laws establishing restrictive zoning, special design review committees, or review of exterior alterations, are NOT a part of the National Register program.

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Listing in the National Register . . .

does **NOT** require the owner to preserve or maintain the property or seek approval of the Federal Government or the State of Maryland to alter the property. Unless the owner applies for and accepts special federal or state tax, licensing, or funding benefits, the owner can do anything with his property they wish so long as it is permitted by state and local law.

does **NOT** guarantee preservation of the property. The owner is not required to preserve the property nor is the property protected from the effects of development projects, unless federal or state funding, licensing or tax benefits are involved.

does **NOT** stop federally or state funded or licensed projects when these are desired by the owner and shown to be in the public interest. Procedures do require careful consideration of federally or state funded or licensed projects which call for alteration or demolition of National Register properties before the license is issued or funds released.

does **NOT** impose tax penalties on owners who demolish listed properties.

For further information about the National Register program in Maryland or the eligibility of a property for listing in the National Register, please contact the Office of Research, Survey and Registration of the Maryland Historical Trust at 410-697-9550.

For further information concerning tax benefits, grants, and loans, please contact the Office of Preservation Services at the Trust at 410-697-9535, or visit the Trust's website at www.mht.maryland.gov.