

FAQs Downtown Dallas Historic District

WHAT IS THE NATIONAL REGISTER OF HISTORIC PLACES?

The [National Register of Historic Places](#) is the nation's official list of buildings, structures, sites, objects, and districts important in the nation's history and maintained by the National Park Service in Washington, D.C. It is an honorary designation; however, demolition requires review under Oregon State Land Use Planning Goal 5.

WHAT IS THE DALLAS LOCAL LANDMARK REGISTER?

This is the list of historic resources officially recognized by the City of Dallas as important to its history and afforded the protection under [Chapter 2.10.070](#) of the City of Dallas Municipal Code (DMC). The register is administered by the Historic Landmark Advisory Board per [DMC section 2.10.040](#). Property owners may refuse Dallas Local Landmark Register designation at any time during the designation process per [DMC section 2.10.065](#).

WHAT IS THE RELATIONSHIP BETWEEN OREGON STATEWIDE LAND USE PLANNING GOAL 5 AND THE NATIONAL REGISTER OF HISTORIC PLACES?

[Oregon State law](#) requires local governments to review proposals to demolish or relocate properties listed in the National Register. Local governments have the authority to create additional protections for properties listed in the National Register through a separate local process. The City of Dallas has not established any additional protections for National Register listed properties.

DO I NEED TO CONSENT TO MY PROPERTY BEING LISTED IN THE NATIONAL REGISTER OF HISTORIC PLACES?

A property in private ownership that is proposed for nomination as an individual listing in the National Register cannot be listed if an owner (defined as fee simple absolute or fee simple defeasible estate title to real property) formally objects to the listing.

If a historic district is being proposed for nomination, the district cannot be listed if the majority of owners (as defined above) within the boundary of the proposed district object to the listing. For publicly owned property, the Keeper of the National Register will take the agency's comments into consideration, but a public owner's objection does not preclude the listing of a property in public ownership.

HOW DO I KNOW IF MY PROPERTY IS LISTED IN THE NATIONAL REGISTER OF HISTORIC PLACES OR THE DALLAS LOCAL LANDMARK REGISTER?

For National Register properties, you can search the [Oregon Historic Sites Database](#) under "Dallas" and select "all listed properties." For a list of properties in the Dallas Local Landmark Register, see [DMC section 2.10.080](#). There are 12 local landmarks as of April 2023. Properties can be listed in both registers, but there is a separate listing, public meeting, and owner notification process for each register.

WHAT CHANGES CAN I MAKE TO MY HISTORIC PROPERTY?

If your property is listed in the National Register no design review is required for interior or exterior alterations, or new construction on a lot within the boundary of a National Register listed historic district. Demolition or relocation require review.

If your property is listed in the Dallas Local Landmark Register, a Certificate of Appropriateness is required for exterior alterations, new construction within the boundary of a Local Landmark Register resource, demolition, or relocation. Alterations will need to follow the [Secretary of the Interior's Standards for Rehabilitation](#) as adopted in DMC section 2.10.070.A.9 as well as additional guidelines in DMC section 2.10.070.A.10.

WHAT ARE THE BENEFITS OF HISTORIC DESIGNATION, EITHER THE NATIONAL REGISTER OF HISTORIC PLACES OR THE DALLAS LOCAL LANDMARK REGISTER?

Historic preservation is a broad public benefit that supports the retention of our historic built environment, encourages sustainable practices, and revitalizes communities. Historic preservation can inspire a deep, oftentimes emotional, connection to our past, but it also provides social, cultural, environmental, and economic benefits. Historic designation recognizes properties that have played an important role in local, regional, or national history.

Income producing properties, such as rentals and commercial buildings listed in the National Register, can take advantage of 20% federal tax credits for qualified rehabilitation work. Since 2018, 34 projects in Oregon have used this incentive generating over \$270 million in private investment. Nationwide, 17% of projects using this incentive were under \$250,000. For more information, visit: <https://www.nps.gov/tps/tax-incentives.htm>.

There are grant programs for rehabilitating historic resources, often with matching private funds for private and private/public projects. These include Diamonds in the Rough Grant, Oregon Heritage Grant, Preserving Oregon Grant, and Oregon Historic Theater Grant. For Main Street communities, there is also the Oregon Main Street Revitalization Grant. For more information, visit: <https://www.oregon.gov/oprd/OH/Pages/Grants.aspx>

Although its future is uncertain, Oregon's Special Assessment of Historic Properties program is still available for National Register-listed resources. For more information, visit: <https://www.oregon.gov/oprd/OH/Pages/Tax-Incentives.aspx>



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