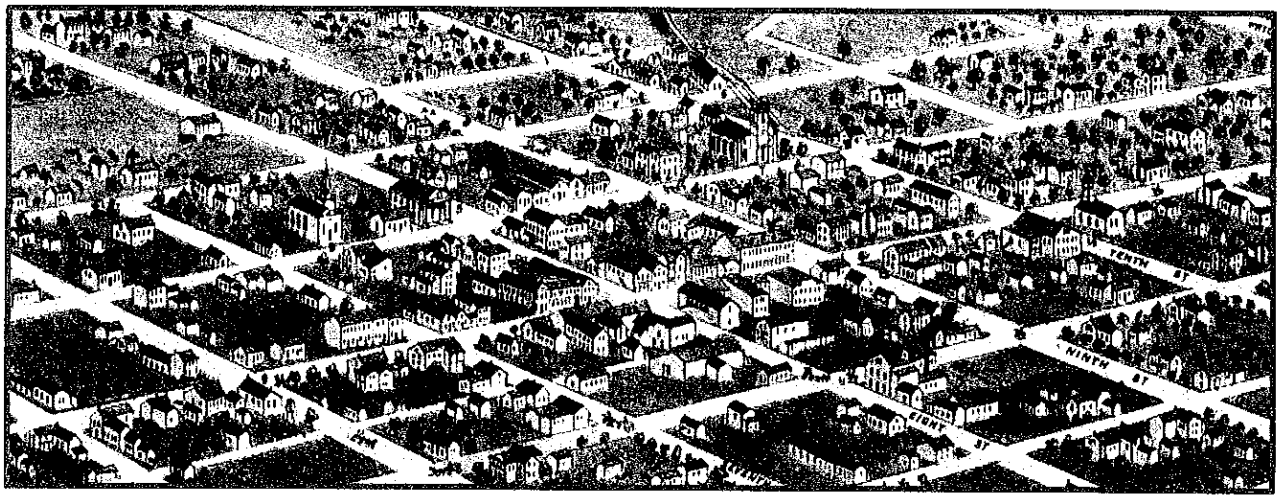
PROPOSAL FOR HISTORIC PRESERVATION SERVICES:
HISTORIC PRESERVATION PLAN
RFP # 14/2024



Segment from Albert Ruger's 1868 bird's-eye view of Columbia

Submitted to:
City of Columbia
c/o Abbie Addams, Procurement Officer
701 East Broadway, 5th Floor
Columbia, MO 65201

Submitted by:
David L. Taylor, Historic Preservation Consultant
19 Cherry Alley
Brookville, PA 15825

March 3, 2024

Columbia

SOLICITATION NO.: Request for Proposal (RFP) 14/2024
BUYER: Abbie Addams
PHONE NO.: (573) 874-7374
E-MAIL: abbie.addams@como.gov

TITLE: Consultant for Historian for Historic Preservation Project

ISSUE DATE: 2/9/2024

RETURN PROPOSAL NO LATER THAN: 3/7/2024 AT 5:00 PM CENTRAL TIME (END DATE)

OFFERORS ARE ENCOURAGED TO RESPOND ELECTRONICALLY THROUGH THE CITY'S E-BIDDING WEBSITE BUT MAY RESPOND BY HARD COPY (See Mailing Instructions Below)

MAILING INSTRUCTIONS: Print or type **Solicitation Number** and **End Date** on the lower left hand corner of the envelope or package. Delivered sealed proposals must be in the Purchasing Division office (701 E. Broadway, 5th Floor) by the return proposal date and time.

RETURN PROPOSAL TO:

(U.S. Mail)
CITY OF COLUMBIA PURCHASING
PO BOX 6015
COLUMBIA MO 65205

or

(Courier Service)
CITY OF COLUMBIA PURCHASING
701 E. BROADWAY, 5th FLOOR
COLUMBIA MO 65201

CONTRACT PERIOD: Effective Date of Contract through One (1) Year

DELIVER SUPPLIES/SERVICES FOB (Free On Board) DESTINATION TO THE FOLLOWING ADDRESS:

City of Columbia, Community Development Department
701 E. Broadway
Columbia, MO 65201

The offeror hereby declares understanding, agreement and certification of compliance to provide the items and/or services, at the prices quoted, in accordance with all requirements and specifications contained herein. The offeror further agrees that the language of this RFP shall govern in the event of a conflict with their proposal. The offeror further agrees that upon receipt of an authorized purchase order from the Purchasing Division or when a Contract is signed and issued by an authorized official of the City of Columbia, a binding contract shall exist between the offeror and the City of Columbia.

SIGNATURE REQUIRED

OFFEROR NAME David L. Taylor, Historic Preservation Consultant	
MAILING ADDRESS 19 Cherry Alley	
CITY, STATE, ZIP CODE Brookville, PA 15825	
CONTACT PERSON David L. Taylor	E-MAIL ADDRESS tta.david@gmail.com
PHONE NUMBER 814-648-4900	FAX NUMBER n/a
OFFEROR TAX FILING TYPE WITH IRS (CHECK ONE) ___ Corporation X Individual __ State/Local Government __ Partnership ___ Sole Proprietor __ IRS Tax-Exempt	
AUTHORIZED SIGNATURE David L. Taylor	DATE March 2, 2024
PRINTED NAME David L. Taylor	TITLE Historic Preservation Consultant

4. PRICING PAGE

The offeror shall provide a firm, fixed price in accordance with the provisions and requirements stated herein as needed and requested through the term of the corresponding contract.

Line Item	Description	Original Contract Period Firm, Fixed Price
1	Firm, fixed price for historic preservation project services as stated herein	$ 14,500.00

EXHIBIT A

OFFEROR INFORMATION

The offeror should provide the following information about the offeror's organization:

Provide a brief company history, including the founding date and number of years in business as currently constituted.

Refer to narrative within Proposal document

Describe the nature of the vendor's business, type of services performed, etc. Identify the vendor's website address, if any.

Refer to narrative within Proposal document

Provide a list of and a short summary of information regarding the vendor's current contracts/clients.

Hamden, CT Multiple Property Documentation Form and National Register nomination

List, identify, and provide reasons for each contract/client gained and lost in the past two (2) years.

NONE LOST

Gained: Hamden, CT Multiple Property Documentation Form and National Register nomination
Maplewood Cemetery National Register nomination
Davis & Elkins College Historic District National Register nomination

EXHIBIT B

CURRENT/PRIOR EXPERIENCE

The offeror should copy and complete this form documenting the offeror and any subcontractor's current/prior experience considered relevant to the services required herein. In addition, the offeror is advised that if the contact person listed for verification of services is unable to be reached during the evaluation, the listed experience may not be considered.

Offeror Name or Subcontractor Name: (if reference is for a Subcontractor):	David L. Taylor, Historic Preservation Consultant
Reference Information (Current/Prior Services Performed For:)	
Name of Reference Company/Client:	Preservation Alliance of West Virginia, o/b/o New Salem Baptist Church
Address of Reference Company/Client:	421 Davis Street, No. 4 Elkins, WV 26241
Reference Contact Person Name, Phone #, and E-mail Address:	Sherrie Hunter, Councilwoman, City of Beckley, 200 Fernandez Avenue, Beckley, WV 25801; shunter3254@gmail.com; 304-573-5194
Title/Name of Service/Contract	National Register Nomination, New Salem Baptist Church
Dates of Project Initiation and Project Completion:	2022-2023
If service/contract has terminated, specify reason:	n/a
Description of Services Performed, such as: ✓ What the offeror did ✓ How the offeror did it ✓ Results ✓ Additional Detail	Local history research, interviewing, preparation of National Register narrative documents, photography, etc., presentation to West Virginia Culture & History Commission.
Personnel Assigned to Service/Contract (include all key personnel and identify role):	David L. Taylor undertook and completed all aspects of the project.

NOTE: Additional letters of reference are attached to the Proposal document

EXHIBIT C

EXPERTISE OF KEY PERSONNEL

(Copy and complete this table for each key person proposed)

Title of Position: Historic Preservation Consultant	
Name of Person:	David L. Taylor
Educational Degree (s): include college or university, major, and dates	M. A., Intercultural Studies, Western Kentucky University, 1978; Graduate study in historic preservation, Ohio State University, 1977-1980
License(s)/Certification(s), #(s), expiration date(s), if applicable:	36 CFR 61-approved by Missouri and 7 other SHPOs
Specialized Training Completed.	Specialized training in historic preservation planning and administration, oral history, cultural geography
# of years' experience in area of service proposed to provide:	30+ (1978-present)
Describe person's relationship to offeror. If employee, # of years. If subcontractor, describe other/past working relationships	This person is the offeror.
Describe this person's responsibilities over the past 12 months.	Broad range of historic preservation activities in multiple states; survey and National Register projects; preservation planning; design guidelines
Previous employer(s), positions, and Dates	Self-employed as sole practitioner

Staffing Methodology

Describe the person's planned duties/role proposed herein:	David Taylor will complete all aspects of this project

List of Projects and Roles Completed

Describe the projects worked by the individual and the specific role:	List of projects is incuded within David Taylor completed all aspects of each.

EXHIBIT C

EXPERTISE OF KEY PERSONNEL

(Copy and complete this table for each key person proposed)

Title of Position: Historic Preservation Consultant	
Name of Person:	David L. Taylor
Educational Degree (s): include college or university, major, and dates	M. A., Intercultural Studies, Western Kentucky University, 1978; Graduate study in historic preservation, Ohio State University, 1977-1980
License(s)/Certification(s), #(s), expiration date(s), if applicable:	36 CFR 61-approved by Missouri and 7 other SHPOs
Specialized Training Completed.	Specialized training in historic preservation planning and administration, oral history, cultural geography
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Describe the person's planned duties/role proposed herein:	David Taylor will complete all aspects of this project

List of Projects and Roles Completed

Describe the projects worked by the individual and the specific role:	List of projects is incuded within David Taylor completed all aspects of each.

EXHIBIT D

METHOD OF PERFORMANCE

The offeror should use this Exhibit, or any format desired, to present a written plan for performing the requirements specified in this Request for Proposal.

Offeror shall, at a minimum:

- Prepare a cost proposal See above
- Prepare a project plan, including milestones Included with Proposal document

EXHIBIT E

NOTICE TO OFFERORS

Sections 285.525 To 285.550 RSMo.

Pursuant to section 285.530 (1) RSMo., No business entity or employer shall knowingly employ, hire for employment, or continue to employ an unauthorized alien to perform work within the State of Missouri.

As a condition for the award of any contract or grant in excess of five thousand dollars by the state or by any political subdivision of the state to a business entity, or for any business entity receiving a state-administered or subsidized tax credit, tax abatement, or loan from the state, the business entity shall, by sworn affidavit and provision of documentation, affirm its enrollment and participation in a federal work authorization program with respect to the employees working in connection with the contracted services. Every such business entity shall sign an affidavit affirming that it does not knowingly employ any person who is an unauthorized alien in connection with the contracted services. {RSMo 285.530 (2)}

An Employer may enroll and participate in a federal work authorization program and shall verify the employment eligibility of every employee in the employer's hire whose employment commences after the employer enrolls in a federal work authorization program. **The E-verify system issues a Memorandum of Understanding once enrollment is complete; the City requires a copy of this document be attached to the Work Authorization Affidavit.** The employer shall retain a copy of the dated verification report received from the federal government. Any business entity that participates in such program shall have an affirmative defense that such business entity has not violated subsection 1 of this section. {RSMo 285.530 (4)}

For offerors that are not already enrolled and participating in a federal work authorization program, E-Verify is an example of this type of program. Information regarding E-Verify is available at:
http://www.dhs.gov/e-verify

NOTE: OFFEROR IS A SOLT PRACTITIONER WITH NO EMPLOYEES

EXHIBIT E, Continued
CITY OF COLUMBIA, MISSOURI
WORK AUTHORIZATION AFFIDAVIT
PURSUANT TO 285.530 RSMo
(FOR ALL BIDS IN EXCESS OF $5,000.00)

County of Jefferson)
)SS.
State of Pennsylvania)

My name is David L. Taylor. I am an authorized agent of David L. Taylor (Bidder). This business is enrolled and participates in a federal work authorization program for all employees working in connection with services provided to the City. This business does not knowingly employ any person who is an unauthorized alien in connection with the services being provided. **Documentation of participation in a federal work authorization program is attached to this affidavit.** This business has no employees.

Furthermore, all subcontractors working on this contract shall affirmatively state in writing in their contracts that they are not in violation of Section 285.530.1 RSMo and shall not thereafter be in violation. Alternatively, a subcontractor may submit a sworn affidavit under penalty of perjury that all employees are lawfully present in the United States.

David L. Taylor
Affiant

David L. Taylor
Printed Name

Personally appeared before me, a Notary Public, within and for the County of Jefferson, State of Pennsylvania the person whose signature appears above, PERSONALLY AND KNOWN TO ME AND ACKNOWLEDGED, that signed the foregoing Affidavit for the purposes therein stated.

Subscribed and sworn to me this 4th day of March, 2024.
My Commission expires February 4, 2026.

Katina M. Kiehl
(Notary Public)

Commonwealth of Pennsylvania - Notary Seal
Katina M. Kiehl, Notary Public
Jefferson County
My commission expires February 4, 2026
Commission number 1221937
Member, Pennsylvania Association of Notaries

EXHIBIT F

MISCELLANEOUS INFORMATION

Employee/Conflict of Interest:

Offerors who are elected or appointed officials or employees of the City or any political subdivision thereof, serving in an executive or administrative capacity, must comply with sections 105.450 to 105.458, RSMo, regarding conflict of interest. If the offeror or any owner of the offeror's organization is currently an elected or appointed official or an employee of the City or any political subdivision thereof, please provide the following information:	
Name and title of elected or appointed official or employee of the City or any political subdivision thereof:	N/A
If employee of the City or political subdivision thereof, provide name of City or political subdivision where employed:	N/A
Percentage of ownership interest in offeror's organization held by elected or appointed official or employee of the City or political subdivision thereof:	_____%

Registration of Business Name (if applicable) with the Missouri Secretary of State

The offeror should indicate the offeror's charter number and company name with the Missouri Secretary of State. Additionally, the offeror should provide proof of the offeror's good standing status with the Missouri Secretary of State. If the offeror is exempt from registering with the Missouri Secretary of State pursuant to section 351.572, RSMo., identify the specific section of 351.572 RSMo., which supports the exemption.

Requested ***Charter Number (if applicable)***	David L. Taylor, Historic Preservation Consultant ***Company Name***
If exempt from registering with the Missouri Secretary of State pursuant to section 351.572 RSMo., identify the section of 351.572 to support the exemption:	

EXHIBIT G

Form **W-9**
(Rev. October 2018)
Department of the Treasury
Internal Revenue Service

Request for Taxpayer Identification Number and Certification

▶ Go to *www.irs.gov/FormW9* for instructions and the latest information.

Give Form to the requester. Do not send to the IRS.

Print or type. See Specific Instructions on page 3.

1 Name (as shown on your income tax return). Name is required on this line; do not leave this line blank.
David L. Taylor

2 Business name/disregarded entity name, if different from above

3 Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only one of the following seven boxes.

[X] Individual/sole proprietor or single-member LLC [ ] C Corporation [ ] S Corporation [ ] Partnership [ ] Trust/estate

[ ] Limited liability company. Enter the tax classification (C=C corporation, S=S corporation, P=Partnership) ▶

Note: Check the appropriate box in the line above for the tax classification of the single-member owner. Do not check LLC if the LLC is classified as a single-member LLC that is disregarded from the owner unless the owner of the LLC is another LLC that is not disregarded from the owner for U.S. federal tax purposes. Otherwise, a single-member LLC that is disregarded from the owner should check the appropriate box for the tax classification of its owner.

[ ] Other (see instructions) ▶

4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):

Exempt payee code (if any)

Exemption from FATCA reporting code (if any)

(Applies to accounts maintained outside the U.S.)

5 Address (number, street, and apt. or suite no.) See instructions.
19 Cherry Alley

Requester's name and address (optional)

6 City, state, and ZIP code
Brookville, PA 15825

7 List account number(s) here (optional)

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Note: If the account is in more than one name, see the instructions for line 1. Also see *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Social security number
1 9 0 - 4 0 - 0 5 7 6

or

Employer identification number
-

Part II Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
2. I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
3. I am a U.S. citizen or other U.S. person (defined below); and
4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign Here Signature of U.S. person ▶ David L Taylor Date ▶ March 2, 2024

General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to *www.irs.gov/FormW9*.

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS must obtain your correct taxpayer identification number (TIN) which may be your social security number (SSN), individual taxpayer identification number (ITIN), adoption taxpayer identification number (ATIN), or employer identification number (EIN), to report on an information return the amount paid to you, or other amount reportable on an information return. Examples of information returns include, but are not limited to, the following.

- Form 1099-INT (interest earned or paid)
- Form 1099-DIV (dividends, including those from stocks or mutual funds)
- Form 1099-MISC (various types of income, prizes, awards, or gross proceeds)
- Form 1099-B (stock or mutual fund sales and certain other transactions by brokers)
- Form 1099-S (proceeds from real estate transactions)
- Form 1099-K (merchant card and third party network transactions)
- Form 1098 (home mortgage interest), 1098-E (student loan interest), 1098-T (tuition)
- Form 1099-C (canceled debt)
- Form 1099-A (acquisition or abandonment of secured property)

Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN.

If you do not return Form W-9 to the requester with a TIN, you might be subject to backup withholding. See What is backup withholding, *later.*

AGREEMENT #14/2024

Between

.. CITY OF COLUMBIA, MISSOURI

And

DAVID L. TAYLOR

For

HISTORIC PRESERVATION PROJECT CONSULTANT

TABLE OF CONTENTS

SECTION

Exhibits

AGREEMENT #14/2024

Between

CITY OF COLUMBIA, MISSOURI

And

DAVID L. TAYLOR

For

HISTORIC PRESERVATION PROJECT CONSULTANT

THIS AGREEMENT (hereinafter "Agreement") between the City of Columbia, Missouri, a municipal corporation (hereinafter "City") and David L. Taylor, with an address of 19 Cherry Alley, Brookville, PA 15825, (hereinafter "Consultant") is entered into on the date of the last signatory noted below (the "Effective Date"). City and Consultant are each individually referred to herein as a "Party" and collectively as the "Parties."

WITNESSETH:

WHEREAS, City desires to engage a Consultant to prepare and submit a historic preservation plan for the City as outlined in City's Request for Proposals attached as Exhibit A, and in Consultant's Proposal in response to RFP attached as Exhibit B; and

WHEREAS, Consultant represents and warrants that Consultant is equipped, knowledgeable, competent, and able to provide all of the professional services necessary or appropriate in accordance with this Agreement.

NOW, THEREFORE, in consideration of the mutual covenants set out in this Agreement and for other good and valuable consideration (the receipt and sufficiency of which is hereby acknowledged), the Parties agree as follows.

1. Services and Performance Standards.

a. Scope of Services. The scope of services involves professional services to create a preservation plan for use by the City's Historic Preservation Commission (hereinafter "Project"). The deadline to complete the Project is summer 2025 and is subject to the deadlines and milestones in this Agreement. The historic preservation plan shall summarize the current state of historic preservation within the City of Columbia, Missouri and shall list goals for future preservation efforts. The public shall have opportunities to comment on the preservation plan as it is drawn up. The Project is more fully described in City's Request for Proposals #14/2024 (hereinafter "RFP") attached as Exhibit A and incorporated herein, and in Consultant's Proposal in response to RFP (hereinafter "Consultant's Proposal") attached as Exhibit B and incorporated herein.

b. Funding. City has been awarded a $15,000 grant from the federal Historic Preservation Fund for the Project. The grant shall be overseen by the Missouri

State Historic Preservation Office. The funding for the survey project comes from a $2 million grant awarded to the Missouri Department of Natural Resources ("MDNR") by the National Park Service. Under the terms of the federal grant, the MDNR is required to pass through 10% of the funding as subgrants to Certified Local Governments ("CLGs") throughout the state. City has agreed to provide a 40% match to the federal funds. CLG grants are awarded based on a competitive scoring process and the direct relation of the projects to the identification, evaluation, or protection of historical, architectural or archaeological resources.

The City of Columbia is one of 64 CLGs in Missouri.

c. Prior to beginning any work on Project, Consultant shall resolve with City any perceived ambiguity in Project. City shall issue a written notice to proceed.

d. Consultant shall exercise reasonable skill, care and diligence in performance of its services and will carry out its responsibilities in accordance with the generally accepted standards of good professional practices in effect at time of performance. If Consultant fails to meet the foregoing standards, Consultant shall perform at its own cost, and without reimbursement from City, the professional services necessary to correct errors and omissions which are caused by Consultant's failure to comply with the above standard.

e. Schedule. On or after the Effective Date, the City shall issue the notice to proceed and Consultant shall proceed in accordance with the timeline and milestones contained in the Schedule of Work within the City's RFP, which is attached as Exhibit A, and Consultant's Proposal, which is attached as Exhibit B.

f. Special Conditions.

i. As a city receiving a federal subaward, City is subject to the requirements of 2 C.F.R. § 200.1 "Subaward", 2 C.F.R. § 200.101 "Applicability", and 2 C.F.R. § 200.332 "Requirements for pass-through entities".

ii. The procedures and requirements contained herein are subject to applicable laws and regulations, and any changes made to these laws and regulations, subsequent to the execution of this agreement. In the event that these procedures and requirements conflict with applicable federal laws, regulations and policies, the following order of precedence will prevail:

1. Federal law
2. Code of Federal Regulations
3. Terms and conditions of grant award funding this Agreement
4. Historic Preservation Fund Grant manual

The provisions included herein shall also be applied by the State to subgrantees and contractors performing work for City on this Project.

iii. All work requiring expertise in history, archaeology, architectural history, architecture, or historic architecture will either be supervised or completed by personnel who meet the *Secretary of the Interior's Professional Qualifications* as listed in Attachment 1 to City's RFP.

iv. All content related to the treatment of historic properties shall conform to the *Secretary of the Interior's Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring & Reconstructing Historic Buildings.* The Standards and Guidelines can be found here:
https://www.nps.gov/orgs/1739/upload/treatment-guidelines-2017-part1-preservation-rehabilitation.pdf
and

https://www.nps.gov/orgs/1739/upload/treatment-guidelines-2017-part2-reconstruction-restoration.pdf

v. The City Historic Preservation Commission will have an opportunity to review and comment on milestone products before they are submitted to the Historic Preservation Fund Grant Manager or their designee if they so choose. Any Commission comments will be submitted with the corresponding milestone to the Historic Preservation Fund Grant Manager or their designee.

vi. All grant project funded publications, books, brochures and all public meeting notices regarding this grant Project shall include the following acknowledgement:

This material was produced with assistance from the Historic Preservation Fund, administered by the National Park Service, Department of the Interior, of the U.S. Government and Missouri Department of Natural Resources, State Historic Preservation Office. Any opinions, findings, and conclusions or recommendations expressed in this material are those of the author(s) and do not necessarily reflect the views of the Department of the Interior of the Department of Natural Resources, State Historic Preservation Office, nor does the mention of trade names or commercial products constitute endorsement or recommendation.

This acknowledgement may be in any size type on the notice.

Project work will be completed and payments made according to the milestone/payment schedule and project budget (schedule included in City's RFP, Attachment 2).

2. Reserved for future use.

3. Exchange of Data. All information, data, and reports in City's possession and necessary for the carrying out of the work, shall be furnished to Consultant without charge, and the Parties shall cooperate with each other in every way possible in carrying out the Scope of Services.

4. Personnel. Consultant represents that Consultant will secure at Consultant's own expense, all personnel required to perform the services called for under this Agreement by Consultant. Such personnel shall not be employees of or have any contractual relationship with City, except as employees of Consultant. All of the services required hereunder will be performed by Consultant or under Consultant's direct supervision. All Consultant's personnel engaged in the work shall be fully qualified and shall be authorized under federal, state, and local law to perform such services. None of the work or services covered by this Agreement shall be subcontracted without the prior written approval of City.

5. Term. This Agreement shall commence on the Effective Date. The term and timelines of this Agreement shall be as set forth in the City's RFP and the Consultant's Proposal. The deadline to complete the grant Project is summer 2025.

6. Costs not to Exceed. City agrees to pay Consultant, for the completion of professional services set out in this Agreement, a total amount not to exceed the sum of Fourteen thousand five hundred dollars ($14,500).

7. Payment.

a. Project work will be completed and payments made according to the milestone/payment schedule and project budget within the City's RFP (schedule included in City's RFP, Attachment 2) and Consultant's Response.

b. Conditioned upon acceptable performance. Provided Consultant performs the services in the manner set forth in Paragraph 1 hereof, City agrees to pay Consultant in accordance with the terms outlined herein, which shall constitute complete compensation for all services to be rendered under this Agreement; provided, that where payments are to be made periodically to Consultant for services rendered under this Agreement, City expressly reserves the right to disapprove in whole or in part a request for payment where the services rendered during the period for which payment is claimed are not performed in a timely and satisfactory manner.

c. City shall have ten (10) days from the date of receipt of the invoice to register City's disapproval of the work billed on that invoice. Following Consultant's receipt of said disapproval, Consultant shall have ten (10) days to

cure the issues presented. If cure cannot be obtained within ten (10) days, Consultant shall notify City of the proposed amount of time for cure, and reach an agreement as to an acceptable alternative deadline.

d. Upon receipt of the invoice and progress report, City will, as soon as practical, pay Consultant for the services rendered. City shall pay Consultant within thirty (30) days of receipt of an invoice issued consistent with the terms of this Agreement.

8. Termination of Agreement.

a. Termination for Breach. Failure of Consultant to fulfill Consultant's obligations under this Agreement in a timely and satisfactory manner in accordance with the schedule and description of services for the Project agreed to by both Parties shall constitute a breach of this Agreement, and City shall thereupon have the right to immediately terminate this Agreement. City shall give seven (7) days written notice of termination to Consultant by one of three different means: Facsimile Transmission ("FAX") if Consultant has a FAX number; U.S. Postal Service Mails; or by hand delivering a copy of the same to Consultant; or may give notice by any combination of the above methods. The date of termination shall be the date upon which notice of termination is hand delivered to Consultant or given by FAX, or the third day following mailing of the notice of termination, whichever first occurs. In the event of termination for breach, City, at its sole option, may utilize any and all finished or unfinished documents, data, studies, and reports or other materials prepared by Consultant under this Agreement prior to the date of termination. Consultant shall not be relieved of liability to City for damages sustained by City by virtue of any such breach of this Agreement by Consultant.

b. Termination for Convenience. City shall have the right at any time by written notice to Consultant to terminate and cancel this Agreement, without cause, for the convenience of City, and Consultant shall immediately stop work. In such event, City shall not be liable to Consultant except for payment for actual work performed prior to such notice in an amount proportionate to the completed contract price and for the actual costs of preparations made by Consultant for the performance of the cancelled portions of the Agreement, including a reasonable allowance of profit applicable to the actual work performed and such preparations. In the event of termination for convenience, City, at its sole option, may purchase, for just and equitable compensation any and all finished or unfinished documents, data, studies, surveys and reports or other materials prepared by Consultant under this Agreement. Any reuse of any satisfactory work completed prior to the termination for convenience shall be at City's own risk and without any liability to Consultant. Anticipatory profits and consequential damages shall not be recoverable by Consultant.

c. The Parties agree that if the project should fall one (1) month behind the milestones in this Agreement, the Missouri Department of Natural Resources

(MDNR) has the right unilaterally to terminate or reduce the dollar amount of grant for this Project. In addition, if MDNR determines that full termination of the grant is warranted, the MDNR shall be the sole authority in determining the amount of compensation owed toward the grant for this Project, and accordingly, the amount of compensation owed by City to the Consultant on this Project.

9. Ownership of Intellectual Property and Work Product.

a. Any software, research, reports, studies, surveys, data, photographs, videos, negatives or other documents, drawings or materials prepared by Consultant in the performance of its obligations under the Agreement shall be the exclusive property of the City and all such materials shall be delivered to the City by Consultant upon completion, termination or cancellation of the Agreement. Consultant may, at its own expense, keep copies of all its writing for its personal files. Consultant shall not use, willingly allow, or cause to have such materials used for any purpose other than the performance of Consultant's obligations under this contract without prior written consent of the City; provided, however, that Consultant shall be allowed to use non-confidential materials for writing samples in pursuit of the work. The ownership rights described herein shall include, but not be limited to, the right to copy, publish, display, transfer, prepare derivative works, or otherwise use written works.

b. Notwithstanding the City's ownership of the work product, City acknowledges and agrees that: (i) Consultant has the right to re-use any of its pre- existing know-how, ideas, concepts, methods, processes, or similar information, however characterized, whether in tangible or intangible form, and whether used by Consultant in the performance of the Project or not, at any time and without limitation, and (ii) Consultant retains ownership of any and all of its intellectual property rights that existed prior to the Effective Date including, but not limited to, all methods, concepts, designs, reports, programs, and templates.

c. Pre-existing works include inventions (whether or not patentable), works of authorship, trade secrets, techniques, know-how, ideas, concepts, algorithms, and other intellectual property which existed prior to commencement of this Agreement. No property rights to any pre-existing works shall enure to the City. To the extent that Consultant incorporates pre-existing work into a derivative work for City, Consultant will retain ownership of such derivative work, except for those items identified in Paragraph 9.a above, and provided that it hereby grants City a royalty free, nonexclusive, perpetual, non-transferable, non- assignable, limited license to use the work for purposes set forth in this Agreement. The work product cannot be used for any outside jurisdiction without written permission from Consultant.

10. Insurance. Consultant shall maintain, on a primary basis and at its sole expense, at all times during the life of this Agreement the following insurance coverages, limits, including endorsements described herein. The requirements contained herein, as well as the City's review or acceptance of insurance maintained by

Consultant is not intended to, and shall not in any manner limit or qualify the liabilities or obligations assumed by Consultant under this Agreement. Coverage to be provided as follows by a carrier with A.M. Best minimum rating of A-VI.

a. Workers' Compensation & Employers Liability. Consultant shall maintain Workers' Compensation in accordance with Missouri State Statutes or provide evidence of monopolistic state coverage. Employers Liability with the following limits: $500,000 for each accident, $500,000 for each disease for each employee, and $500,000 disease policy limit.

b. Commercial General Liability. Consultant shall maintain Commercial General Liability at a limit of $2,000,000 Each Occurrence, $3,000,000 Annual Aggregate. Coverage shall not contain any endorsement(s) excluding nor limiting Product/Completed Operations, Contractual Liability or Cross Liability.

c. Business Auto Liability. Consultant shall maintain Business Automobile Liability at a limit of $2,000,000 Each Occurrence. Coverage shall include liability for Owned (if applicable), Non-Owned & Hired automobiles. In the event Consultant does not own automobiles, Consultant agrees to maintain coverage for Hired & Non-Owned Auto Liability, which may be satisfied by way of endorsement to the Commercial General Liability policy or separate Business Auto Liability policy.

d. Professional Liability. If the Scope of Services require the work of a licensed professional, Consultant agrees to maintain Professional (Errors & Omissions) Liability at a limit of liability not less than $2,000,000 per occurrence and $3,000,000 aggregate. For policies written on a "Claims-Made" basis, Consultant agrees to maintain a Retroactive Date prior to or equal to the Effective Date of this Agreement. In the event the policy is canceled, non- renewed, switched to an Occurrence Form, retroactive date advanced; or any other event triggering the right to purchase a Supplemental Extended Reporting Period (SERP) during the life of this Agreement, Consultant agrees to purchase a SERP with a minimum reporting period not less than two (2) years. The requirement to purchase a SERP shall not relieve Consultant of the obligation to provide replacement coverage.

e. Consultant may satisfy the liability limits required for Commercial General Liability or Business Auto Liability under an Umbrella or Excess Liability policy. There is no minimum per occurrence limit of liability under the Umbrella or Excess Liability; however, the Annual Aggregate limit shall not be less than the highest "Each Occurrence" limit for either Commercial General Liability or Business Auto Liability. Consultant agrees to endorse City as an Additional Insured on the Umbrella or Excess Liability, unless the Certificate of Insurance state the Umbrella or Excess Liability provides coverage on a "Follow-Form" basis.

f. The City of Columbia, its elected officials and employees are to be Additional Insured with respect to the Project to which these insurance requirements pertain. A certificate of insurance evidencing all coverage required is to be provided at least ten (10) days prior to the Effective Date of the Agreement between the Consultant and City. Consultant is required to maintain coverages as stated and required to notify City of a Carrier Change or cancellation within two (2) business days. City reserves the right to request a copy of the policy.

g. The Parties hereto understand and agree that City is relying on, and does not waive or intend to waive by any provision of this Agreement, any monetary limitations or any other rights, sovereignty, immunities, or protections provided under federal, state or local laws or rules as from time to time amended, or otherwise available to City, or its elected officials or employees.

h. Failure to maintain the required insurance in force may be cause for termination of this Agreement. In the event Consultant fails to maintain and keep in force the required insurance or to obtain coverage from its subcontractors, City shall have the right to cancel and terminate this Agreement without notice.

i. The insurance required by the provisions of this article is required in the public interest and City does not assume any liability for acts of Consultant and/or Consultant's employees and/or Consultant's subcontractors in the performance of this Agreement.

11. Conflicts. No salaried officer or employee of City and no member of City Council shall have a financial interest, direct or indirect, in this Agreement. A violation of this provision renders this Agreement void. Any federal regulations and applicable provisions in Section 105.450 et seq. RSMo shall not be violated. Consultant covenants that it presently has no interest and shall not acquire any interest, direct or indirect, which would conflict in any manner or degree with the performance of services to be performed under this Agreement. Consultant further covenants that in the performance of this Agreement no person having such interest shall be employed.

12. Assignment. Consultant shall not assign any interest in this Agreement, and shall not transfer any interest in the same (whether by assignment or novation), without prior written consent of City thereto. Notice of such assignment or transfer shall be furnished in writing promptly to City. Any such assignment is expressly subject to all rights and remedies of City under this Agreement, including the right to change or delete activities from this Agreement or to terminate the same as provided herein, and no such assignment shall require City to give any notice to any such assignee of any actions which City may take under this Agreement, though City will attempt to so notify any such assignee.

13. Compliance with Laws. Consultant agrees to comply with all applicable federal, state and local laws or rules and regulations applicable to the provision of services hereunder.

14. Employment Of Unauthorized Aliens Prohibited. Consultant agrees to comply with Missouri State Statute section 285.530 in that Consultant shall not knowingly employ, hire for employment, or continue to employ an unauthorized alien to perform work within the state of Missouri. As a condition for the award of this Agreement, Consultant shall, by sworn affidavit and provision of documentation, affirm its enrollment and participation in a federal work authorization program with respect to the employees working in connection with the contracted services. Consultant shall also sign an affidavit affirming that it does not knowingly employ any person who is an unauthorized alien in connection with the contracted services. Consultant shall require each subcontractor to affirmatively state in its contract with Consultant that the subcontractor shall not knowingly employ, hire for employment or continue to employ an unauthorized alien to perform work within the state of Missouri. Consultant shall also require each subcontractor to provide Consultant with a sworn affidavit under the penalty of perjury attesting to the fact that the subcontractor's employees are lawfully present in the United States.

15. General Independent Contractor Clause. This Agreement does not create an employee/employer relationship between the Parties. It is the Parties' intention that the Consultant will be an independent contractor and not City's employee for all purposes, including, but not limited to, the application of the Fair Labor Standards Act minimum wage and overtime payments, Federal Insurance Contribution Act, the Social Security Act, the Federal Unemployment Tax Act, the provisions of the Internal Revenue Code, Missouri revenue and taxation laws, Missouri workers' compensation and unemployment insurance laws. Consultant will retain sole and absolute discretion in the judgment of the manner and means of carrying out Consultant's activities and responsibilities hereunder. Consultant agrees that it is a separate and independent enterprise from the public employer, that it has a full opportunity to find other business, that it has made its own investment in its business, and that it will utilize a high level of skill necessary to perform the work. This Agreement shall not be construed as creating any joint employment relationship between Consultant and City, and City will not be liable for any obligation incurred by Consultant, including but not limited to unpaid minimum wages and/or overtime premiums.

16. Hold Harmless Agreement: To the fullest extent not prohibited by law, Consultant shall indemnify and hold harmless the City of Columbia, its directors, officers, agents, and employees from and against all claims, damages, losses, and expenses (including but not limited to attorney's fees) arising by reason of any act or failure to act, negligent or otherwise, of Consultant, of any subcontractor (meaning anyone, including but not limited to consultants having a contract with Consultant or a subcontractor for part of the services), of anyone directly or indirectly employed by Consultant or by any subcontractor, or of anyone for

whose acts Consultant or its subcontractor may be liable, in connection with providing these services. This provision does not, however, require Consultant to indemnify, hold harmless, or defend the City of Columbia from its own actions, inactions, (willful or otherwise), or its own negligence.

17. No Waiver of Sovereign Immunity. In no event shall the language of this Agreement constitute or be construed as a waiver or limitation for either Party's rights or defenses with regard to each Party's applicable sovereign, governmental, or official immunities and protections as provided by federal and state constitution or law.

18. Professional Oversight Indemnification. Consultant understands and agrees that City has contracted with Consultant based upon Consultant's representations that Consultant is a skilled professional and fully able to provide the services set out in this Agreement. In addition to any other indemnification set out in this Agreement, Consultant agrees to defend, indemnify and hold and save harmless City from any and all claims, settlements, and judgments whatsoever arising out of City's alleged negligence in hiring or failing to properly supervise Consultant.

19. Professional Responsibility. Consultant shall exercise reasonable skill, care, and diligence in the performance of its services and will carry out its responsibilities in accordance with customarily accepted good professional practices. If Consultant fails to meet the foregoing standard, Consultant shall perform at its own cost, and without reimbursement from City, the professional services necessary to correct the errors and omissions which are caused by Consultant's failure to comply with above standard, and which are reported to Consultant within one (1) year from the completion of Consultant's services for the Project.

20. Governing Law and Venue. This Agreement shall be governed, interpreted, and enforced in accordance with the laws of the State of Missouri and/or the laws of the United States, as applicable. The venue for all litigation arising out of, or relating to this Agreement, shall be in Boone County, Missouri, or the United States Western District of Missouri. The Parties hereto irrevocably agree to submit to the exclusive jurisdiction of such courts in the State of Missouri. The Parties agree to waive any defense of forum non conveniens.

21. No Third-Party Beneficiary. No provision of this Agreement is intended to nor shall it in any way inure to the benefit of any customer, property owner or any other third party, so as to constitute any such Person a third-party beneficiary under this Agreement.

22. Notices. Any notice, demand, request, or communication required or authorized by this Agreement shall be delivered either by hand, facsimile, overnight courier or mailed by certified mail, return receipt requested, with postage prepaid, to:

If to City: **If to Consultant:**

City of Columbia

Community Development Department
ATTN: click here and insert name of contact in text box
P.O. Box 6015
Columbia, MO 65205-6015
Fax: click here to enter fax.

David L. Taylor, Historic Preservation Consultant
19 Cherry Alley
Brookville, A 15825
tta.david@gmail.com

The designation and titles of the person to be notified or the address of such person may be changed at any time by written notice. Any such notice, demand, request, or communication shall be deemed delivered on receipt if delivered by hand or facsimile and on deposit by the sending party if delivered by courier or U.S. mail.

23. Public Records Act. City is subject to the Missouri Sunshine Law. The Parties agree that this Agreement shall be interpreted in accordance with the provisions of the Missouri Sunshine Law as amended and Consultant agrees to maintain the confidentiality of information which is not subject to public disclosure under the Sunshine Law.

24. Amendment. No amendment, addition to, or modification of any provision hereof shall be binding upon the Parties, and neither Party shall be deemed to have waived any provision or any remedy available to it unless such amendment, addition, modification or waiver is in writing and signed by a duly authorized officer or representative of the applicable Party or Parties.

25. Audit. Consultant shall maintain financial records according to generally accepted accounting standards. City has the right, at its sole expense and during normal working hours, to examine the records of Consultant to the extent reasonably necessary to verify the accuracy of any statement, charge or computation made pursuant to this Agreement.

26. Nondiscrimination. During the performance of this Agreement, Consultant shall not discriminate against any employee, applicant for employment or recipient of services because of race, color, religion, sex, sexual orientation, gender identity or expression, age, disability, national origin, receipt of governmental assistance, source of income, or any other legally protected category. Consultant shall comply with all provisions of laws, rules and regulations governing the regulation of Equal Employment Opportunity including Title VI of the Civil Rights Act of 1964 and Chapter 12 of the City of Columbia's Code of Ordinances.

27. Missouri Anti-Discrimination Against Israel Act. To the extent required by Missouri Revised Statute Section 34.600 and not in violation of the state or federal constitution, Consultant certifies it is not currently engaged in and shall not, for the duration of this Agreement, engage in a boycott of goods or services from the State of Israel; companies doing business in or with Israel or authorized by, licensed by, or organized under the laws of the State of Israel; or persons or

entities doing business in the State of Israel. If any provision of this paragraph, or the application of such provision to any person or circumstance, shall be held invalid, the remainder of this Agreement, or the application of such provision to persons or circumstances other than those as to which it is held invalid, shall not be affected thereby. This paragraph shall not apply to contracts with a total potential value of less than one hundred thousand dollars ($100,000.00) or to contractors with fewer than ten (10) employees.

28. Counterparts and Electronic Signatures. This Agreement may be signed in one or more counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same document. Faxed signatures, or scanned and electronically transmitted signatures, on this Agreement or any notice delivered pursuant to this Agreement, shall be deemed to have the same legal effect as original signatures on this Agreement.

29. Contract Documents. The Contract Documents include this Agreement and the following attachments and exhibits which are incorporated herein by reference.

Exhibits

A City's RFP #14/2024, with all exhibits and attachments
B Consultant's Proposal March 4, 2024

In the event of a conflict between the terms of any of the Contract Documents and the terms of this Agreement, the terms of this Agreement control. In the event of a conflict between the terms of any Contract Documents, the terms of the documents control in the order listed above.

30. Entire Agreement. This Agreement represents the entire and integrated agreement between the Parties relative to the Project herein. All previous or contemporaneous contracts, representations, promises and conditions relating to Consultant's services on this Project described herein are superseded.

[SIGNATURES ON FOLLOWING PAGE]

IN WITNESS WHEREOF, the Parties hereto have set their hands on the day and year written below.

CITY OF COLUMBIA, MISSOURI

By: _____

Name: _____

Title: _____

Date: _____

APPROVED AS TO FORM:

By: _____
Nancy Thompson, City Counselor/ek

CERTIFICATION: I hereby certify that this Agreement is within the purpose of the appropriation to which it is to be charged, Account Number _____, and that there is an unencumbered balance to the credit of such appropriation sufficient to pay therefor.

By: _____
Mathew Lue, Director of Finance

David L. Taylor, Historic Preservation Consultant

(Seal)

By: David L. Taylor

Name: David L. Taylor

Title: Historic Preservation Consultant

Date: March 3, 2024

ATTEST:

By: C Taylor

Name: Chris Taylor

DAVID L. TAYLOR
Historic Preservation Consultant
19 Cherry Alley
Brookville, PA 15825
814-648-4900
tla.david@gmail.com

March 2, 2024

City of Columbia
Abbie Addams, Procurement Officer
701 East Broadway, 5th Floor
Columbia, MO 65201

RE: RFP 14/2014: Historic Preservation Plan

Dear Ms. Addams:

I am pleased to submit this response to the Request for Proposals for the preparation of a Historic Preservation Plan for the City of Columbia.

I offer to the City and to the local preservation community more than thirty years of professional experience in historic preservation planning and administration including:

- Professional qualifications under 36CFR61 (revised as 62CFR33708), approved by the State Historic Preservation Offices of Missouri, Rhode Island, Ohio, Connecticut, West Virginia, Pennsylvania, New York, Maryland, North Carolina, Indiana, and Kentucky
- Many years of consultant services to communities large and small, rural and urban, and myriad municipal and state agencies, undertaking a broad range of historic preservation services including historic resource surveys, preservation planning, and more than 100 individual and historic district National Register of Historic Places nominations and Multiple Property Documentation Forms; a list of these undertakings is included herewith.
- Prior years of service with the Ohio Historic Preservation Office.
- Proven writing skills evidenced by numerous publications in professional publications.
- Former Chairman of the Pennsylvania State Historic Preservation Board and President of Preservation Pennsylvania.
- Six years as a municipal manager.
- Award-winning Main Street Project Manager.
- Broad range of public speaking abilities to groups of varying sizes.

Project Understanding

It is understood that this initiative is supported by a Certified Local Government grant from the State Historic Preservation Office (hereafter "SHPO") of the Missouri Department of Natural Resources and that the intent is to develop a plan for historic preservation activities within the City, as chiefly overseen and coordinated by the Historic Preservation Commission (hereafter "Commission"). Developed through a public participation process, the Plan will identify the preservation goals for the City and will be prepared in conformity to *The Secretary of the Interior's Standards and Guidelines for Preservation Planning.* The Plan will be concise and straight-forward, user-friendly, and lacking in jargon, and will enable the Commission to chart ongoing preservation initiatives for the City.

Scope of Services

The following Scope of Services is proposed for this project:

- Initial meetings on-site with representatives of the City of Columbia and others associated with the project. Such meetings will serve to familiarize all parties with the Consultant and to discuss the project in general and specific subjects that are to be incorporated into the Plan.
- Preparation of a Historic Preservation Plan for the City that will include:
    - A statement of the purpose of the Plan and a concise history of the City of Columbia and an overview of various preservation initiatives that have occurred in Columbia, and the benefits of historic preservation for the City and its citizens
    - A review of existing historic preservation legislation and recommendations for the future development of local preservation legislation
    - Based upon interaction with the Commission and the public at large, a statement of the City's long-range vision for historic preservation
    - A delineation of goals, objectives, and strategies for implementation of historic preservation initiatives
    - Historic preservation-based design guidelines will be prepared to illustrate the best practices for rehabilitating Columbia's historic properties. The guidelines will conform to *The Secretary of the Interior's Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring, and Reconstructing Historic Buildings.* At a minimum, it is anticipated that the design guidelines will include topics such as:
        - Masonry wall and foundation surfaces
        - Wood surfaces
        - Windows and doors
        - Roofs, gutters, and downspouts
        - Chimneys and other areas of moisture penetration
        - Porches and overhangs
        - Commercial architecture; commercial architecture in general, storefronts, upper facades, cornices
        - Signage
        - Awnings
        - Dependencies and other outbuildings
        - Other alterations to existing buildings
        - Demolition
        - New construction/infill in historic areas
        - Streetscapes
        - Other topics suggested by the Commission
    - Discussion of prior historic resource survey activities and prioritization of future such activity
    - A map depicting the location of identified historic properties in Columbia, including National Register-listed properties and locally-designated landmark properties and districts.
    - Appendices including a glossary of terms, a bibliography of preservation-related literature, local legislation, etc.
    - All other information as requested by the Commission
- The Consultant will attend and facilitate three public meetings hosted by the Commission and advertised in the local media, social media, etc. The Consultant will prepare news releases for such events. It is anticipated that the first public meeting will introduce the community to the project, the second will present the initial draft of the Plan, and the third will present the final version of the Plan. The second and third meetings will be illustrated with a PowerPoint presentation prepared by the Consultant.
- Certificates of Insurance will be provided upon notice of award.

Timetable

It is proposed that the following timetable will be in effect for the project:

April 2024:	Notice-to-Proceed and Contract execution
April-May 2024:	Site visits, meetings with Commission, SHPO, initial fieldwork, photography, etc.
June-July 2024:	Preparation of first draft of project documents and submittal for review and comment by the Commission and by the SHPO
August 2024:	First public meeting and presentation of draft Plan
September-November 2024	Editing of first draft and preparation of second draft of Plan
February 2025	Delivery of final raft of Plan and third public meeting
March 2025	Project wrap-up

Included with this Proposal document are a synopsis of my experience and credentials, several letters of reference, a current résumé, a narrative setting forth a selection of projects that I have undertaken, visuals from similar projects and supplemental pages as per the RFP.

It is suggested that all aspects of this project will be completed for **$14,500**, based upon the following fixed-fee schedule, including all professional time, travel, expenses, etc.

Initial Payment: $2,000.00, mobilization payment, due upon the execution of a Contract

Progress Payment No. 1: $6.000.00, covering and due following the submittal of the initial draft of the Plan and the first public meeting

Progress Payment No. 2: $4,000 covering the preparation of the second draft of the Plan and its submittal for review and comment and following the second public meeting

Final Payment: $2,500.00 following the submittal of the final draft of the Plan and the third public meeting

I welcome the opportunity to discuss any aspect of this Proposal and to participate in an interview if that will assist with the selection process. I will look forward to hearing from you.

Sincerely,

David L. Taylor

NARRATIVE SYNPOSIS:

David Taylor is a sole-proprietor historic preservation consultant and is well-known for his broad range of skills in the areas of historic preservation, downtown and neighborhood revitalization and economic development, and broad-based cultural resource management. In his many years of practice, he has never defaulted on a contract and, as illustrated on the following pages, has often been engaged for multiple projects by a variety of agencies. He has been a sole practitioner since 1990. No sub-consultants will be used in this project.

For more than thirty years he has delivered services to communities, agencies and nonprofit organizations in Missouri, Ohio, West Virginia, Pennsylvania, New York, Kentucky, Maryland, New Jersey, and Connecticut. He has also provided consultant services in Virginia, Minnesota, North Dakota, Tennessee, and Mississippi for the National Main Street Center of the National Trust for Historic Preservation, for Downtown Ohio, Inc., for the Center for Rural Pennsylvania, for the Pennsylvania-based Mon Valley Initiative, for the former Pennsylvania Department of Community Affairs, and for individual communities and organizations too numerous to mention.

Prior to embarking on his career as a private-sector consultant, he served five years with the Ohio Historic Preservation Office and was Executive Director of the Columbus Landmarks Foundation. Beginning in 1983, he was the Project Manager for Brookville, Pennsylvania's nationally-recognized and award-winning Main Street Project. He assisted with the establishment of a non-profit organization to oversee Brookville's Main Street Project and led the effort which resulted in Brookville's success. He conceived of the idea for a local arts council, recruited its first members, and served as grantsman for the organization, successfully preparing funding applications to public- and private-sector arts-related organizations. He oversaw the Brookville facade improvement program, including a Save America's Treasures grant, prepared its design guidelines, and assisted applicants and contractors with the process of facade rehabilitation within the Main Street Project area and the entire Brookville Historic District. Under his leadership and with his guidance, downtown Brookville adopted a streetscape program, incorporating new sidewalk design with lighting and associated street furniture.

Following the initial three years of the Main Street Project, David Taylor served for six years as the Borough Manager of the Borough of Brookville. He remained an advocate for historic preservation and sensitive neighborhood and community development and served as the grantsman for the Borough. His leadership and vision enabled neighborhood park funding, upper-story residential development within the downtown, an expansion of the downtown facade program, the installation of period-appropriate streetlights in the downtown, additional streetscape development, and the Borough's first recycling initiative. All of the above experience provides him with a unique perspective on historic preservation, downtown and neighborhood revitalization, economic development, and their interrelationship with the workings of local government.

David Taylor is a respected lecturer and published author whose publications have focused upon historic preservation, downtown and neighborhood conservation, economic development, and historic preservation, and its role in such initiatives. He is a past member of the Pennsylvania State Historic Preservation Board, the body which establishes preservation policy for the Commonwealth approves all nominations to the National Register of Historic Places from Pennsylvania; during his last year of service on that Board, he served as its Chairman. As further evidence of his stature among his peers, Taylor was presented with a Certificate of Merit from the Pennsylvania Downtown Center for his professional accomplishments. From 1995 to 2004 he served on the Board of Directors of Preservation Pennsylvania, the state's only statewide nonprofit historic preservation organization; from 1998 until 2001 he served as the Board President.

David Taylor was appointed by the Pennsylvania Historical and Museum Commission to serve on the Steering Committee for the development of Pennsylvania's statewide Historic Preservation Plan. He was also named by Pennsylvania Governor Tom Ridge to represent Pennsylvania's historic preservation constituency on the Governor's Sound Land Use Advisory Panel, charged with developing an inventory of responsible land use practices for the entire state.

David Taylor received Project Planner certification from the Bureau of Community Planning of the former Pennsylvania Department of Community Affairs, and, as noted above, has been certified by the State Historic Preservation Offices of Missouri, Ohio, Connecticut, Rhode Island, West Virginia, Pennsylvania, New York, North Carolina, Kentucky, and Maryland as meeting the professional qualification requirements for historic preservation under *The Secretary of the Interior's Standards and Guidelines for Archaeology and Historic Preservation* (48 FR44716 and 36 CFR 61).

The successful administration of most historic preservation initiatives requires both photography for use in project-related publications and presentations, and skills in public speaking to promote and interpret the program to audiences large and small. In addition to his academic and professional expertise, the level of David Taylor's photographic abilities is evidenced by the fact that his work has appeared on the covers of professional journals, in historic preservation publications, and as illustrations to articles which he has authored. He is also a skilled public speaker who has addressed meetings ranging from downtown and neighborhood gatherings to national conferences throughout much of the eastern United States.

David Taylor counts among his clients municipal and state governments, public agencies, communities, nonprofit organizations, appointed boards and commissions, and individuals from southeastern Kentucky and North Carolina to New England and westward to Missouri. His work has been recognized with awards from the American Planning Association, the American Society of Landscape Architects, the Pennsylvania Historical and Museum Commission, and the Pennsylvania Federation of Museums and Historical Organizations. His previous Missouri projects include historic resource survey and National Register projects in Joplin, Cuba, Lee's Summit, Moberly, and Ferguson. With specific reference to his skill in the development of design guidelines, his preservation-based guidelines for the City of Peekskill, Westchester County, New York were recognized with an award from the Westchester County Municipal Planning Federation; he also prepared design guidelines for the Ambridge (Pennsylvania) Historic District that includes the Old Economy Village National Historic Landmark District and for the Enfield (Connecticut) Historic District.

CONSULTANT'S RESUME

DAVID LEWIS TAYLOR
19 Cherry Alley
Brookville, PA 15825
tta.david@gmail.com

RELATED PROFESSIONAL EXPERIENCE

1990-	Historic Preservation Consultant
1992-2018	Principal, Taylor and Taylor Associates, Inc., Brookville, Pennsylvania
1986-1992	Borough Manager, Borough of Brookville, Pennsylvania
1984-1996	Community Development Consultant, Pennsylvania Department of Community Affairs, specializing in municipal management and the issues related to downtown revitalization
1983-1986	Main Street Project Manager, Historic Brookville, Inc., Brookville, Pennsylvania
1981-1983	Executive Director, Columbus Landmarks Foundation, Columbus, Ohio
1976-1981	Director, Southeastern Ohio Regional Historic Preservation Office, Zanesville, Ohio
1979-1981	Instructor of Architecture (part-time), Muskingum Area Technical College, Zanesville, Ohio
1979	Adjunct Instructor of History, Muskingum University, New Concord, Ohio

EDUCATIONAL BACKGROUND

Graduate studies in Public Administration: Ohio University, Athens, Ohio

Graduate studies in American architectural history, historic preservation planning and administration: Ohio State University Graduate School of Architecture, Columbus, Ohio

Master of Arts: Western Kentucky University, Center for Intercultural Studies, Bowling Green, Kentucky

Bachelor of Arts: Muskingum University, New Concord, Ohio

PROFESSIONAL APPOINTMENTS

36 CFR 61-certified by the State Historic Preservation Offices of Missouri, Rhode Island, Ohio, Connecticut, West Virginia, Indiana, North Carolina, New York, Maryland, Pennsylvania, Kentucky, and North Carolina

2019-	Member, Borough Council, Brookville, Pennsylvania; Chair, Strategic Planning Committee
2019-	Board of Directors, Jefferson County History Center
2007-18	Board of Directors, Brookville Equipment, Inc.
2006-16	Board of Directors, Brookville Hospital Foundation, Brookville, Pennsylvania (President, 2007-2016)
2003	Grant review panel, Keystone Historic Preservation Grant program, Pennsylvania Historical and Museum Commission, Harrisburg, Pennsylvania
2003-05	Commonwealth Speakers Bureau, Pennsylvania Council on the Humanities, Harrisburg, Pennsylvania
1999-2002	Governor's Sound Land Use Advisory Committee, Office of Governor Tom Ridge, Harrisburg, Pennsylvania

1998-99 Steering Committee for the development of a Historic Preservation Plan for the Commonwealth of Pennsylvania, Pennsylvania Historical and Museum Commission, Harrisburg, Pennsylvania

1995-2002 Board of Directors, Preservation Pennsylvania, Harrisburg, Pennsylvania (Treasurer, 1996-1997; President, 1998-2002; Board of Advisors, 2004-2015)

1994 Steering Committee, International Countryside Stewardship Exchange in Pennsylvania, Center for Rural Pennsylvania, Harrisburg, Pennsylvania

1993 Rural Tourism Roundtable, Center for Rural Pennsylvania, Harrisburg, Pennsylvania

1993 Project Planner Status, Bureau of Community Planning, Pennsylvania Department of Community Affairs

1988-92 Member, Pennsylvania Historic Preservation Board (Chairman, 1991-1992)

1986- Member, Board of Directors, Historic Brookville, Inc., Brookville, Pennsylvania

1985 Steering Committee, 8th Annual Pennsylvania Conference on Historic Preservation, State College, Pennsylvania

1984-86 Downtown Revitalization Resource Teams, National Main Street Center, National Trust for Historic Preservation, Washington, D. C.

1984-90 Board of Directors, Brookville Area Chamber of Commerce (President, 1984-1985)

1984-87 Brookville Borough Planning Commission (Secretary, 1985-1986); 2019-present

1984-98 Jefferson County Development Council (Vice President, 1984-1987; President, 1987-1989)

1983-98 Brookville Industrial Foundation (Vice President, 1984-1987)

1982-83 Downtown Council Columbus [Ohio] Chamber of Commerce

1978-81 Architecture and Building Trades Advisory Board, Muskingum Area Technical College, Zanesville, Ohio

1979-80 Grants and Policy Committees, Ohio Historic Preservation Office, Columbus, Ohio

1976-80 Editor, *Journal of the Ohio Folklore Society*

1978-83 Grants Advisory Board, Joint Programs in Human Values and the Built Environment, Ohio Arts Council and Ohio Program in the Humanities (Chair, 1982-1983)

SELECTED PUBLICATIONS AND RELATED PROFESSIONAL ACTIVITIES

"Planning Issues in a Rural Pennsylvania Community." Placemaking Institute, Newport, Rhode Island, 2023.

"Daniel Long: Gunsmith, Luthier, and Renaissance Man." *Jefferson Journal,* Winter 2023-2024. (forthcoming)

A Gift to the Community: A History of the Pinecrest Country Club, Vol. 1, 1920-1970, Brookville, Pennsylvania, 2023.

"Brookville's Historic Churches." *Jefferson Journal* (Jefferson County Historical Society), Winter 2022.

"The Latch String Was Always Out: The White Eyes Music Club." *Muskingum Journal* [Pioneer & Historical Society of Muskingum County, Ohio], December 2021.

The Way We Were: Brookville, Pennsylvania Through the Camera's Lens. Brookville, Pennsylvania, 2019.

Jefferson County Court House: 150 Years of Jurisprudence. Brookville, Pennsylvania; Jefferson County Historical Society, 2019.

"Marlin's Opera House: The Birth, Flourishing, Demise and Rebirth of an Appalachian Performance Icon," New England Historical Association, Springfield, Massachusetts, 2014.

"From River Towns to Railroad Suburbs to Suburban Sprawl: The Architectural History of Kenton County, Kentucky." Kentucky Historic Preservation Conference, Covington, Kentucky, 2006.

"The Development of Market-Rate Housing in Older Downtowns," Pennsylvania Downtown Center Annual Conference, Pittsburgh, Pennsylvania, 2004

"The Fordson Coal Company: Insider Stock Trading and an Eastern Kentucky Company Town," Kentucky Historic Preservation Conference, Danville, Kentucky, 2002.

"The Integration of Historic Architectural Survey Data into an Area-Wide G. I. S. System," Kentucky Historic Preservation Conference, Danville, Kentucky, 2002. (with Larisa Hughes and Emily Nordloh)

Keynote Speaker, Northern Kentucky Planning Council, Annual Meeting, Covington, Kentucky, 2001.

"Erlanger, Kentucky: Portrait of a Railroad Suburb," Kentucky Historic Preservation Conference, Louisville, Kentucky, 2000.

Faculty member, "Preserving Landmarks and Landscapes," continuing legal education seminar, Pennsylvania Bar Institute, Philadelphia, Pennsylvania, 1999.

Brookville, Pennsylvania: A Historic Architecture Coloring Book, 1996.

"Design Among the Derricks: The Architecture of Oil City and Emlenton, Pennsylvania," Sixth Annual Oil Heritage Conference, Oil City, Pennsylvania, 1996.

Mercersburg, Pennsylvania: A Historic Architecture Coloring Book [with Study Guide], 1995.

"Historic Preservation as an Economic Development Tool," keynote address, and "Design Assistance as a Catalyst to Historic Preservation," presented at the annual meeting of Downtown Ohio, Inc., Columbus, Ohio, 1994.

"Economic Development Strategies," presented as part of a statewide workshop series, "Rural Pennsylvania: Lost, Rediscovered, Sustained," The Center for Rural Pennsylvania, 1993.

"Stemming the Decline in Small-Town Downtowns," Annual Conference of the Ohio Preservation Alliance, Chagrin Falls, Ohio, May 1993.

"Revitalizing Main Street: A Conference for Leaders in Business," two nationwide teleconferences sponsored by the Edward Jones Company, St. Louis, Missouri, 1993.

"A Pennsylvania Community Keeps Its Water the Best," *The Authority* [Pennsylvania Municipal Authorities Association], February 1992.

"The Rehabilitation and Reuse of Upper-Story Space in Historic Commercial Buildings," Pennsylvania Downtown Center, First Annual Statewide Downtown Conference, State College, Pennsylvania, 1991.

"Walking Tour of Historic Brookville," Historic Brookville, Inc., 1991.

"Organizing for Effective Downtown Design," Annual Ohio Historic Preservation Conference, Columbus, Ohio, May 1990.

"General Guidelines for Sensitive Facade Rehabilitation in Older Commercial Areas," *Centerpiece* [Pennsylvania Downtown Center], Vol. 1, No. 3, March-April 1989

"Preserving Small-Town Main Streets," presented as part of a conference, "Historic Preservation--New Views and Old Values," West Chester University, West Chester, Pennsylvania, November 1988.

Keynote Speaker, Iowa Conference on Downtown Development, Marshalltown, Iowa, September 1987.

"Brookville, Pennsylvania: A Town on the Move," *The Authority* [Pennsylvania Municipal Authorities Association], April 1987, pp. 1-7.

"The Role of the Project Manager in Downtown Revitalization," National Main Street Town Meeting, Winston-Salem, North Carolina, September 1986.

"The New Main Streets in Pennsylvania Communities," *Pennsylvanian* [Pennsylvania State Association of Boroughs], August 1986, p. 4 ff.

Moderator, Seminar on Downtown Revitalization, Eighth Annual Pennsylvania Conference on Historic Preservation, State College, Pennsylvania, April 1986.

"Brookville's Looking Great," *Main Street News* [National Main Street Center of the National Trust for Historic Preservation], July 1985.

Keynote Address on Downtown Revitalization, Ohio Preservation Alliance, Annual Meeting, Hillsboro, Ohio, 1985.

Panelist, Muskingum College Summer Symposium on Historic Preservation, New Concord, Ohio, 1985.

"Effective Design for the Older Downtown," Sixth Annual Pennsylvania Conference on Historic Preservation, Lancaster, Pennsylvania, 1984.

Panelist on Downtown Revitalization, Pennsylvania Association of Housing and Redevelopment Agencies, Annual Meeting, Pittsburgh, Pa., 1983.

Walking Tour of Zanesville's McIntire Terrace Historic District, Zanesville, Ohio, 1981.

"They Like to Sing the Old Songs: An Introduction to the A. L. Phipps Family and to Their Music," *John Edwards Memorial Foundation Quarterly* [published at U.C.L.A.], Vol. 13, No. 45, pp. 29-37.

"Gone But Not Forgotten: The Life and Work of a Traditional Tombstone Carver," *Keystone Folklore*, Vol. 21 (1976-1977), pp. 14-33.

"Architectural Conservation and Small-Town Identity," Community College Social Science Association of America, Annual Meeting, Louisville, Kentucky, 1979.

AWARDS, FELLOWSHIPS, AND GRANTS

2019 Elected to Brookville High School Hall of Fame, Brookville, Pennsylvania

2018- Grants from the William G. Pomeroy Foundation, Syracuse, New York for the fabrication and installation of National Register identification markers for the Brookville (Pennsylvania) Historic District and the New Salem Baptist Church (Tams, West Virginia)

2013 Grant in support of the development of the Historic Brookville Town Square, a pocket park in the National Register-listed Brookville Historic District; Pennsylvania Department of Conservation and Natural Resources ($380,000)

2013 Keystone Historic Preservation Grant in support of a feasibility study for Marlin's Opera House, Brookville, Pennsylvania; Pennsylvania Historical and Museum Commission ($5,000)

2012 Grant in support of the development of the Historic Brookville Town Square; McLean Contributionship ($25,000)

2007 Community Revitalization Grant for environmental remediation of an abandoned gasoline station site prior to its conversion to a downtown park, Brookville, Pennsylvania; Pennsylvania Department of Community and Economic Development ($10,000)

2007 Keystone Historic Preservation Grant to assist in the rehabilitation of the Jefferson County Court House, Brookville, Pennsylvania: Pennsylvania Historical and Museum Commission ($80,000)

2006 Acquisition and Master Site Plan Grant for the development of a downtown park to replace an abandoned gasoline station, Brookville, Pennsylvania: Pennsylvania Department of Conservation & Natural Resources ($81,000)

2005 Dr. Walter Dick Memorial Award for community service; Brookville Area Chamber of Commerce, Brookville, Pennsylvania

2004 Historic Preservation Initiative Award for the rehabilitation of three historic buildings for use by a senior citizen's social service organization; Pennsylvania Bureau for Historic Preservation (with the Jefferson County Area Agency on Aging and William L. Snyder., Jr. R. A.)

2004 Arthur Altman Award for service to the Jefferson County Historical Society, Brookville, Pennsylvania

2002 Keystone Historic Preservation Grant for the rehabilitation of the Daniel Shipp House, Tamaqua, Pennsylvania, for use as a non-profit office headquarters; Pennsylvania Historical and Museum Commission ($60,000)

2002 Planning Achievement Award, Westchester County [New York] Municipal Planning Federation, for *Downtown Peekskill Historic District Design Guidelines*

2002 Survey and Planning Grant for National Register documentation for the Village of Stone, Pike County, Kentucky; Kentucky Heritage Council ($5,000)

2000 Keystone Historic Preservation Grant for the rehabilitation of the Edlebiute-Pearsall Building, Brookville, Pennsylvania, for use as a local history museum; Pennsylvania Historical and Museum Commission ($90,000)

2000 Keystone Historic Preservation Grant for the rehabilitation of the Brockwayville Railroad Depot, Brockway, Pennsylvania for use as a senior citizens' social service center; Pennsylvania Historical and Museum Commission ($78,750)

2000 Historic Preservation Grant for the preparation of a National Register Multiple Property Documentation Form and a historic district nomination, City of Erlanger, Kentucky; Kentucky Heritage Council ($10,000)

1999 Keystone Historic Preservation Grant for the rehabilitation of the Herpel Brothers Foundry, Reynoldsville, Pennsylvania as a senior citizens' social service center; Pennsylvania Historical and Museum Commission ($80,000)

1999 Honor Award for "Rediscovering Lancaster: A Central Business District Strategy," American Society of Landscape Architects, New York Chapter (with Peter J. Smith & Co.)

1999 Achievement Award for "Rediscovering Lancaster: A Central Business District Strategy," American Planning Association, New York Chapter (with Peter J. Smith & Co.)

1999 Community Revitalization Award for the rehabilitation of the Sylvan Heights Mansion, Harrisburg, Pennsylvania; Pennsylvania Historical and Museum Commission (with Kramer/Marks Architects)

1997 Keystone Recreation Fund Grant for the rehabilitation of the Dr. Walter Dick Memorial Park, Brookville, Pennsylvania; Pennsylvania Department of Conservation and Natural Resources ($26,000)

1996 Keystone Historic Preservation Grant for the rehabilitation of the Beaver, Pennsylvania freight depot of the Pittsburgh & Lake Erie Railroad as a local history museum; Pennsylvania Historical and Museum Commission ($60,000)

1996 Institutional Award for *Mercersburg, Pennsylvania: A Historic Architecture Coloring Book* and *Study Guide;* Pennsylvania Federation of Museums and Historical Organizations

1995 Keystone Historic Preservation Grant for the rehabilitation of the P. P. Blood Block, Brookville, Pennsylvania for use as nonprofit organizational offices; Pennsylvania Bureau for Historic Preservation ($60,250)

1994 Main Street Project Grant for the City of Johnstown, Pennsylvania; Pennsylvania Department of Community Affairs, ($35,000)

1993 Recycling Equipment Grant for the Borough of Brookville, Pennsylvania; Pennsylvania Department of Environmental Resources, ($36,000)

1992 "Tree City USA" Award, for the Borough of Brookville; National Arbor Day Foundation

1990 Outstanding Downtown Project Award for the Brookville Main Street Project; Pennsylvania Downtown Center

1990 Housing and Community Development Grant for Commercial Facade Improvements, Housing Rehabilitation, and Public Improvements in the Brookville Historic District; Pennsylvania Department of Community Affairs ($115,000) [with Mullen and Lonegran Associates]

1989 Local History Grant for archival consulting services; Pennsylvania Historical and Museum Commission ($3,500)

1989 Recycling Grant for the Borough of Brookville's Brookville Recycling Initiative; Pennsylvania Department of Environmental Resources, ($9,000)

1989 Economic Development Grant for the Borough of Brookville, Pennsylvania; Pennsylvania Department of Community Affairs ($50,000)

1988-92 Arts-programming grants for the Brookville Arts Council; Vira Heinz Foundation, Pittsburgh ($15,000)

1987 "Great American Design Award," for the rehabilitation of the Philip Taylor House, Brookville, Pennsylvania; The Pennsylvania State University

1986 "Outstanding Pennsylvania Community of the Year" Award for Brookville, Pennsylvania; Pennsylvania Chamber of Business and Industry

1986 Recreational Improvement and Rehabilitation Grant for the development of Northside Park, Brookville, Pennsylvania; Pennsylvania Department of Community Affairs ($23,000)

1986 Preservation Initiative First Place Award for the Brookville Main Street Project; Pennsylvania Bureau for Historic Preservation

1985 First Place Award for Innovations in Local Government Competition for the Brookville Main Street Project; Governor's Rural Economic Development Committee

1983-86 Downtown revitalization grants for the Borough of Brookville; Pennsylvania Department of Community Affairs ($78,000)

1978 Fellowship for Summer Seminar on Victorian Architecture, Boston University, Boston, Massachusetts; Victorian Society in America

LETTERS OF REFERENCE:

David L. S. Brook
1216 Meadow Hill Place
Raleigh, NC 27609
919/782-8836
brookdavid@msn.com

I am pleased to provide this letter of reference for David Taylor, whom I have known for more than thirty years, beginning when we were colleagues at the Ohio Historic Preservation Office. I later served as the State Historic Preservation Officer in Ohio and had continuing opportunities to work with David and to recognize his expertise.

David possesses a high level of skill in the field of historic preservation, ranging from his research capabilities to his abilities as a public speaker and dedicated preservation advocate. When he was associated with the Ohio Historic Preservation Office as a Regional Historic Preservation Officer, he was responsible for a full array of preservation services in a multi-county region of the state. His survey and National Register work was always of the highest caliber and his writing skill consistently assured that the survey documents, reports, and National Register nominations which he authored were clearly written and well exceeded the requirements placed on such materials by state and federal agencies.

David's presentations to bodies, such as Ohio's National Register state review board, were always well organized and presented precisely the kind of information needed by the board. His easy demeanor and winning ways allow him to interact equally well both with property owners of historic buildings, representatives of local government, and the agencies charged with preservation planning on local and state levels.

David's Ohio experience also included a valuable stint in a major urban setting as Executive Director of the Columbus Landmarks Foundation. There, he became an extremely effective private-sector advocate for preservation in Ohio's development-oriented capital city. When David moved back to his hometown in Pennsylvania, he directed one of Pennsylvania's most successful Main Street Projects and served as chairman both of the Pennsylvania State Historic Preservation Board and later of Preservation Pennsylvania. All of those positions allowed him to use his effective executive administrative abilities in both public and private-sector preservation arenas.

In closing, I am confident that David Taylor will provide you with the highest degree of expertise, enthusiasm, and love for historic architecture. If David is selected, your organization will have chosen an outstanding preservation professional to undertake your project.

Finally, if I may provide any additional information, please do not hesitate to contact me. Prior to my retirement, I served as the director of the Division of Historical Resources in the North Carolina Department of Cultural Resources and was responsible for the state's programs in historic preservation, archaeology, archives and records, historical publications, and historical research.

Thank you for your consideration of my letter.

Very Sincerely,

David L. S. Brook, J.D., Ed.D.

RICHARD M. TATOIAN

1106 ENFIELD STREET
ENFIELD, CONNECTICUT 06082

TELEPHONE: 860-741-2404
FAX: 860-741-2404

November 27, 2023

TO WHOM IT MAY CONCERN:

As Chairman of the Enfield , Connecticut Historic District Commission, I worked with David L. Taylor who was engaged in 2021 to prepare a handbook and design guidelines for Enfield's historic preservation program.

David was meticulous in his work, responded to questions in a timely manner and completed the project when promised.

I found him to be even-tempered, easy to work with and certainly enthusiastic concerning the whole subject of historic preservation.

The handbook which he prepared has been an excellent source of information to applicants who come before the Commission and is consulted regularly by the commissioners at our hearings.

I commend David Taylor without reservation as a knowledgeable and highly skilled historic preservation and community development specialist.

Very truly yours,

Richard M. Tatoian

Richard M. Tatoian
Chairman, Enfield, Connecticut Historic
District Commission

Email – rmtatoian@aol.com

CITY OF PEEKSKILL
Department of Planning and Development
840 Main Street
Peekskill, New York 10566
914-734-4210

To Whom It May Concern:

I am pleased to provide this letter of reference for David L. Taylor. On several different occasions, over several years, David served as a historic preservation consultant for the City of Peekskill.

His projects included a community-wide reconnaissance-level historic resource survey of the entire City, followed by an intensive-level survey of downtown Peekskill. His third project saw the development of preservation-based design guidelines and an administrative handbook for Peekskill's historic downtown.

His design guidelines received an Achievement Award from the Westchester County Municipal Planning Federation. This award recognized David's work for its unique character and its role as a model for other communities.

I worked closely with David on all of these projects. I found him to be a highly competent and skilled historic preservation professional, easy to work with, and attentive to all aspects of his various projects.

I recommend him without any hesitation.

Sincerely,

Jean Friedman

Jean Friedman, AICP
Director of Planning
City of Peekskill
840 Main Street
Peekskill, NY 10566
Office: 914-734-4218
jfriedman@cityofpeekskill.com

June 1, 2023

To whom it may concern,

I have had the pleasure of getting to know and working with David Taylor, a highly talented historic preservation and community development specialist from Brookville, PA.

For the last several months, David has been working to secure a National Register listing for an African-American church built in southern West Virginia in 1921. His due diligence for the project has resulted in the designation that the community at large has long desired. I know for certain that this wouldn't have been remotely possible without him!

David's wealth of knowledge regarding historic structural design, his exemplary work ethic and integrity, along with his unbridled enthusiasm, all contribute to a project's best interest!

To say David Taylor is an amazing professional is an understatement. If you're looking for the perfect person to undertake your project, he meets all the qualifications you're looking for!

Respectfully submitted,

Sherrie A. Hunter, Councilwoman at Large
City of Beckley, WV
Mobile: 304.573.5194
Email: shunter3254@gmail.com

CONNECTICUT DEPARTMENT OF
ENERGY & ENVIRONMENTAL PROTECTION

April 4, 2023

SUBJECT: Letter of Recommendation for David Taylor

To whom it may concern:

The Department of Energy and Environmental Protection, Engineering Unit had the pleasure of meeting and working with David Taylor in the fall of 2019 on a section of our State mandated Cultural Resource Survey. The Engineering Unit was still in the process of familiarizing ourselves with the historical requirements of structure documentation on both the State and Federal level and David's experience and knowledge helped guide us through this process with great ease.

Being the project's head lead, I communicated and coordinated with David Taylor on a regular basis through the project's six week duration. David was always available to answer any questions that arose, completed the work in a very timely fashion, provided clean and well organized reports and pictures and even went beyond the original project scope to provide us additional relevant information.

I highly recommend David Taylor for any job he is pursuing and am happy to provide any additional information. Please feel free to contact me at my number or email listed below.

Sincerely,

Andrea Lane

Andrea Lane
Environmental Compliance Specialist I Bureau of
Central Services
Engineering and Field Support Services
Department of Energy and Environmental Protection
Andrea.Lane@ct.gov

James J. Hogan III
Vice President
Deep River Historical Society
131 Kirtland Street
Deep River, CT 06417

I have come to know David Taylor as he completed a historic structures inventory for the Deep River Historical Society.

The work was completed on time and in a very professional manner. David's attention to detail and his easy-to-understand way of presenting things resulted in a fine Final Report.

My early reservations about hiring a firm from as far away as PA, turned out to be unfounded. The space between us was never a problem and I would therefore hire David Taylor again should I have a need for such services.

David's oral presentation of the study's findings was very well received by the numerous residents attending our public discussion of the structures inventory.

I recommend David Taylor without reservation.

Sincerely,

James J. Hogan III

NEW CANAAN PRESERVATION ALLIANCE INC

Post office Box 924, New Canaan CT 06840
203-966-4617

I am pleased to provide this letter of reference for historic preservation consultant David Taylor. The New Canaan Preservation Alliance selected him to prepare a revised survey of historic architecture within the eastern portion of the downtown historic core of our community.

This project involved the surveying of previously un-recorded properties as well as the photo-documentation of properties initially recorded in an earlier survey project. The Alliance found Mr. Taylor to be a skilled historic preservation professional who interacted very successfully both with the leadership of the Alliance and with the community at large.

David Taylor's research and writing skills were especially important to this project, since one of the products was the development of a survey report with extensive narratives regarding New Canaan's history and architectural heritage. In addition, he met with the Alliance Board and also made two public presentations, including a Community Historic Preservation Workshop and a presentation to the membership of the Alliance on the occasion of a special event help to commemorate the organization's founding.

If you have any questions or if I can provide any additional information, please do not hesitate to contact me by email at findlayantiques@mindspring.com or by phone at 203-966-4617.

Sincerely,

Mimi Findlay, President

MAYOR LINDA GORTON

LEXINGTON

BETTIE KERR
DIRECTOR
HISTORIC PRESERVATION

It is my pleasure to highly recommend the firm of Taylor and Taylor Associates for your historic resource project. The Lexington Fayette Urban County Government has worked with Mr. Taylor on a substantial survey, National Register and Local Historic Designation project encompassing over 550 properties.

It has been our experience that Mr. Taylor is highly knowledgeable, practical, knows state and federal processes well, produces excellent research and documents and handles public presentations, hearings etc. well.

We would welcome contracting with David and Taylor and Taylor Associates again in the future should the occasion arise.

Please let me know if you have any questions, thank you.

Bettie Kerr

Director and Historic Preservation Officer
Historic Preservation Office
Lexington-Fayette Urban County Government
200 East Main Street
Lexington, KY 40507
(859) 258-3265

151 East Vine St. Lexington, KY 40507 · 859 258 3265 Phone · 859 258 3394 Fax · lexingtonky.gov

City of Danville, KY
DANVILLE ARCHITECTURAL
HERITAGE BOARD
P.O Box 670
Danville, KY 4042

To Whom It May Concern:

The City of Danville, Kentucky recently contracted with Mr. David Taylor to conduct a historic property survey in several of our downtown neighborhoods. I worked with Mr. Taylor on this project and was very pleased with his communication regarding the project.

Mr. Taylor was thorough and efficient and demonstrates a keen knowledge of architectural history as well as structural styles and types. He completed the task in a timely manner and was very open to work with all agencies involved in the project.

We will certainly consider Mr. Taylor for future projects. If you have any questions or would like further information you may reach me at jhouse@danvilleky.gov or my cell phone at 859-319-6101.

Thank You,
Joni House

Joni House
Preservation Coordinator
City of Danville

SELECTED REPRSENTATIVE PROJECTS

Historic Preservation Commission, Enfield, Connecticut
Preparation of design guidelines and a handbook for the Historic Preservation Commission in this Connecticut community that dates from the 1700s.

City of Peekskill, Peekskill, New York
Preparation of design guidelines for a downtown historic district of this Westchester County Hudson River community; the document received a planning award from the Westchester County Municipal Planning Federation; city-wide reconnaissance-level survey of historic resources; facilitation of community conservation workshop; historic resource survey in the downtown area

Aurora Landmark Commission, City of Aurora, Ohio
Revision to portions of the City's *Historic Preservation Plan*, including the facilitation of public meetings, consensus-building, etc., in the process of revising the Plan.

Elkins Historic Landmarks Commission, Elkins, West Virginia
Multiple projects over multiple years, including National Register nominations for Maplewood Cemetery, the Wees Historic District, the Graham-Davis Historic District, and for the Davis & Elkins College Historic District, as well as for several historic resource surveys.

Engineering Unit, Connecticut Department of Energy and Environmental Protection, Portland, Connecticut
Two separate contracts for historic resource surveys to document a series of state-owned structures located throughout a variety of mor than eighty state-owned properties, including state parks, camp facilities, domestic architecture, dependencies, etc.

Town of Westbrook, Westbrook, Connecticut
Intensive-Level historic resource survey of Maplewood Avenue, survey report, public presentation

Historic Preservation Commission, Westport, Connecticut
Intensive-level survey, preparation of a survey report, and formal presentation to the Town Historic Preservation Commission regarding the potential for designation as a local historic district of a specific area

New Canaan Preservation Alliance, Inc., New Canaan, Connecticut
Historic resource survey of portions of the city, revisions to an earlier survey, photography, and public presentations

Deep River Historical Society, Deep River, Connecticut
Historic resource survey of selected properties in this Connecticut River community, preparation of survey report, public presentation

Historic District Commission, Old Saybrook, Connecticut
Town-wide historic resource survey of residential, commercial, institutional, industrial, commemorative properties; preparation of survey report, public presentation

Department of Planning, City of Shaker Heights, Ohio
Intensive-level survey of Winslow Road, an area dating from the 1920s that contains only purposefully-built duplexes designed to appear as single-family homes; survey report and public presentation.

City of East Liverpool, East Liverpool, Ohio
Boundary increase for a downtown National Register Historic District, combining two small districts and fourteen individually-listed buildings into a single district containing more than one hundred buildings.

City of Salem, Salem, Ohio
Several Certified Local Government grant-sponsored projects including a comprehensive historic architectural survey of the central business district, historic residential neighborhoods, industrial sites, and scattered sites associated with the

community's Quaker heritage; historic preservation educational presentation at "Downtown Restoration Seminar;" research and preparation of a nomination to National Register for the Downtown Salem Historic District.

City of Ferguson, Ferguson, Missouri
Historic resource survey for a portion of downtown Ferguson and for a 600-building residential neighborhood dating from the 1880s into the 1960s; facilitation of public meetings This project was initially advertised as consisting of 227 buildings. The final count was more than twice that number and the schedule was modified accordingly. Despite this, the project was completed in advance of the federal grant deadline.

City of Cuba, Cuba, Missouri
National Register of Historic Places nomination for the Uptown Cuba Historic District, the Cuba High School Annex, and the Multiple Property Submission, *Historic and Architectural Resources of the City of Cuba, Missouri, 1821-1963.*

City of Moberly, Moberly, Missouri
National Register nomination of the Moberly Commercial Historic District

City of Joplin, Joplin, Missouri
Multiple projects, including historic resource survey of Murphysburg, the oldest section of the city; National Register nominations for the Joplin & Wall Avenues Historic District, the Main and Eighth Streets Historic District, and the South Main Street Historic District.

City of Lee's Summit, Lee's Summit, Missouri
Historic resource survey of portions of the downtown of this Kansas City suburb and the preparation of a National Register nomination for the Bayles Addition Historic District, a mid-century modern historic district consisting of a 1948 residential subdivision.

Preservation Alliance of West Virginia, Elkins, West Virginia
National Register nomination for the New Salem Baptist Church, an African-American church and the last remaining vestige of the Tams, West Virginia coal camp.

Wood County Historic Landmarks Commission, Parkersburg, West Virginia
National Register nomination for the Downtown Parkersburg Historic District, a commercial historic district in the Wood County seat

Berkeley County Historic Landmarks Commission, Martinsburg, West Virginia
Multiple historic resource survey projects including that of the Mill Creek District, a 13,300-acre area of eastern Berkeley County, in the Eastern Panhandle of West Virginia; National Register of Historic Places project involving the designation of three historic districts and nine individual properties.

Morgantown Historic Landmarks Commission, Morgantown, West Virginia
County-wide historic resources survey and the preparation of a historic context statement covering the work of master builder Thoney Pietro

Ronceverte Historic Landmarks Commission, Ronceverte, West Virginia
National Register historic district nomination for the Ronceverte Historic District

Historic Landmarks Commission, City of Fairmont, West Virginia
National Register of Historic Places nomination for the Fleming-Watson Historic District, a mixed-use neighborhood containing more than four hundred resources; conduct of public meeting to receive comment on the nomination

Jefferson County Historic Landmarks Commission, Charles Town, West Virginia
Multiple historic resource survey projects over several years, in West Virginia's easternmost county

Village of Lancaster and Lancaster Village Partnership, Lancaster, New York
Seven individual National Register nominations; Historic Preservation Component and historic preservation-based Design Guidelines for incorporation into a central business district revitalization plan; participation in vision process for downtown

revitalization; the project received awards from the American Planning Association and from the American Society of Landscape Architects.

City of Kingston Historic Preservation Commission, Kingston, New York
Cultural resource survey of the Midtown West commercial and residential neighborhood

\Rockland County Historic Preservation Commission, Pomona, New York
Design of a county-wide cultural resource survey system for this county-wide Certified Local Government

City of Bradford, Bradford, Pennsylvania
Visioning process and downtown program assessment; National Register of Historic Places historic district nomination, funded by the Pennsylvania State Historic Preservation Office Certified Local Government program, for the central business district of this historic Oil Region city.

Johnsonburg Community Trust, Johnsonburg, Pennsylvania
National Register of Historic Places historic district nomination, community development consultancy including visioning, a downtown and community assessment process, development of a volunteer-based action plan for downtown economic development, preparation of non-profit organizational by-laws and Articles of Incorporation, design guidelines, and other community economic development planning services

Pennsylvania Downtown Center, Harrisburg, Pennsylvania
Strategic downtown economic development planning for more than fifty communities in northwestern, southwestern, and central Pennsylvania, including the facilitation of community visioning processes, downtown assessments, board of directors and staff training, and guidance in the process of developing action-oriented downtown plans; development of a series of nine regional workshops on downtown revitalization, covering topics such as business recruitment, retention, and expansion techniques, downtown marketing and promotion, financing for downtown programs and projects, and historic preservation; Design Assistance Program for historic preservation-based facade improvements in eighteen communities

Center for Rural Pennsylvania, Harrisburg, Pennsylvania
Variety of interactive consultant services, including visioning leadership, public presentations, service on professional panels

City of DuBois, DuBois, Pennsylvania
National Register historic district nomination; community development planning services, including a Downtown Program Assessment, facilitation of a visioning process, creation of a Downtown Economic Development Action Plan, and the development of design guidelines for downtown rehabilitation project

Johnstown Area Heritage Association, Johnstown, Pennsylvania
Community development consultancy, visioning, development of a volunteer-based action plan, grantsmanship, etc., to assist with the development and implementation of a comprehensive downtown revitalization strategy

Stone Heritage, Inc., Stone, Kentucky
Preparation of National Register historic district nomination for the Village of Stone, Pike County, Kentucky; preparation of National Register nomination for the Fordson Coal Company Buildings, erected in the 1920s by Henry Ford as headquarters to Ford's Kentucky coal operations

Village of Brockport, Brockport, New York
Village-wide reconnaissance-level survey of historic resources in a historic Erie Canal community

Beaver County Community Development Program, Beaver, Pennsylvania
Preparation of *Design Guidelines* for the Ambridge Historic District, including the Old Economy Village National Historic Landmark

Northern Kentucky Area Planning Commission, Ft. Mitchell, Kentucky
Historic resource survey of the cities of Lakeside Park, Ludlow, and Bromley; historic resource survey of the City of Erlanger, Kenton County; Historic Resource Survey of the cities of Elsmere and Ryland Heights, along with other selected portions of Kenton County; Historic Resource Survey of the cities of Independence and Taylor Mill, along with other selected portions of Kenton County.

Boone County Historic Preservation Commission, Burlington, Kentucky
National Register of Historic Places historic district nomination revision for the Burlington Historic District, Burlington, Kentucky; National Register of Historic Places Multiple Property Documentation Form for all of Boone County and fourteen individual National Register nominations

City of Cumberland, Cumberland, Maryland
National Register of Historic Places historic district nomination for the Rolling Mill Historic District, the Chapel Hill Historic District, the Decatur Heights Historic District, and the Greene Street Historic District, residential areas dating from the early nineteenth century.

City of Erlanger, Erlanger, Kentucky
National Register of Historic Places Multiple Property Documentation Form for the entire city and a historic district nomination for the Erlanger Proper Subdivision Historic District; historic resource survey for this northern Kentucky suburb of Cincinnati

City of New Rochelle, New Rochelle, New York
Intensive-Level Cultural Resource Survey for a portion of downtown New Rochelle; text development and services associated with the preparation of *The Preserver*, the newsletter of the City's Historic Landmarks Review Board; Reconnaissance-Level Historic Resource Survey for this community, long known as the "Queen City of Long Island Sound"

Jefferson County Area Agency on Aging, Brookville, Pennsylvania
Grantsmanship services and historic preservation consultancy associated with the rehabilitation of an abandoned foundry and railroad station for use as the senior citizens' social service centers in two communities; grantsmanship services and historical consultancy for $1.2 million rehabilitation of the Parker Blood Block, Brookville, Pennsylvania, converted for use as nonprofit corporate offices

Oil Heritage Region, Inc., Oil City, Pennsylvania
Preparation of an 800-building National Register of Historic Places historic district nomination within the City of Oil City, Pennsylvania; 12-county National Register Multiple Property Documentation Form entitled, "Historic Resources of the Oil Industry in Western Pennsylvania: 1859-1945," and three National Register of Historic Places historic district nominations within a multi-county heritage park containing a total of more than 1,000 resources

Village of Lancaster Historic Preservation Commission, Lancaster, New York
National Register of Historic Places Multiple Property Documentation Form and seventeen individual National Register nominations

City of Glen Cove, Glen Cove, New York
Intensive-Level Historic Resource Survey for the City of Glen Cove, along the famous "Gold Coast" on the north shore of Long Island

City of St. Marys, St. Marys, Pennsylvania
National Register of Historic Places historic district nomination for a mixed-use district containing 499 individual resources.

City of DuBois, DuBois, Pennsylvania
Historic Resource Survey and National Register Historic District nomination for the DuBois Historic District, a commercial historic district encompassing the central business district of DuBois, Pennsylvania and containing 59 resources

Borough of Beaver & Beaver Area Heritage Association, Beaver, Pennsylvania
Consultancy for historic resource survey and preparation of National Register of Historic Places historic district nomination for the Beaver Historic District, a mixed-use historic district containing 1,456 resources; successful grantsmanship services regarding the rehabilitation of an abandoned railroad station and its conversion to a local history museum

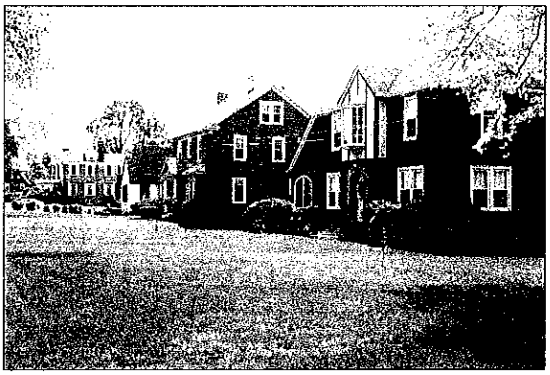
Borough of Mercersburg, Mercersburg, Pennsylvania
Three Certified Local Government contracts to provide historic preservation expertise to Borough Historical and Architectural Review Board, including the review of proposed construction projects, the development and presentation of educational workshops and publications, including a historic architectural coloring book and study guide that were honored with an award from the Pennsylvania Federation of Museums and Historical Associations

IMAGES AND DESCRIPTIONS OF SELECTED REPERESENTATIVE PROJECTS

DESIGN GUIDELINES AND HISTORIC PRESERVATION HANDBOOK
Enfield, Connecticut

This page and the following three pages are drawn from the Handbook, including design guidelines, that David Tayor prepared for the Enfield Historic District.

ENFIELD HISTORIC DISTRICT
Handbook and Design Guidelines



CHAPTER 2: EXTERIOR SURFACES

Masonry Wall and Foundation Surfaces

Exposed masonry surfaces should remain exposed. Historic masonry surfaces should not be covered with artificial materials (Exterior Insulation Finishing Systems [EIFS] such as dryvit, vinyl, or aluminum siding, T-111, etc.).

Previously unpainted masonry surfaces should not be painted since paint will obscure distinctive features such as joint profiles and bonding patterns and will also create an instant and continuing maintenance.

Surface-mounting wires on historic buildings in Enfield should be avoided.

The mounting of new utility wires on the surfaces of buildings should be avoided. In no case should surface mounting occur on the facades or major elevations of buildings.

The process of cleaning a painted historic building involves both the stripping of paint and cleaning of dirt which has accumulated on the surface.

Some previously painted masonry surfaces should be re-painted. If owners wish to clean the paint from historic masonry surfaces, this treatment should be undertaken only using the gentlest effective means possible. In no case should abrasive cleaning (i.e., sandblasting, water-blasting, blasting with nut shells, etc.) be used. Further guidance for masonry cleaning is found in the U. S. Department of the Interior's Preservation Briefs No. 1, *The Cleaning and Waterproof Coating of Masonry Buildings* and No. 37, *Removing Graffiti from Historic Buildings*, available on-line at www.nps.gov.tps.

The cleaning of this previously-unpainted 1880s building demonstrates the dramatic visual effect of properly executed masonry cleaning. Using an environmentally-acceptable cleaning solution and a low-pressure water rinse, the surfaces were cleaned without any repointing being necessary.

Some buildings may not be candidates for cleaning because of their age or condition or because of the presence of replacement materials that do not match the original. A test patch should be taken prior to beginning a major cleaning project, since the masonry may be better masked with paint. Always inspect the building fully before beginning a cleaning project;

window and door openings may have been altered and in-filled with brick that does not match the original and the building may look better re-painted than cleaned.


These images of the same house illustrate the effect of painting with period-appropriate colors.

Prime all surfaces prior to painting; surfaces of new wood that will not be exposed should be "back-primed" prior to installation to assure the longest durability.

If pressure-treated wood has been used for a project, it should be painted as recommended by the manufacturer and using appropriate colors.

Take all necessary precautions relative to lead paint in accordance with state and local regulations.

Property owners are urged to use historically appropriate paint colors and to place the colors on the building (lights and darks) as they would have been placed historically. Resources regarding paint color and placement are found in the bibliography. Further guidance is found in https://www.historic-newengland.org/preservation/for-homeowners-communities/your-old-or-historic-home/historic-colors-of-america/ .

This handsome house is painted in period-appropriate colors.

Great care should be taken if removing paint with devices which produce heat to lift layers of paint; such devices can ignite the very old and exceedingly dry building materials found throughout the district. Never remove paint from wood wall surfaces by abrasive methods. Sandblasting will damage the wood irreparably and water-blasting subjects the surface to an unusually high volume of moisture and can cause long-term moisture infiltration problems.

Ideally, alkyd-based paint should be applied over alkyd- or oil-based paint, and latex over latex; alkyd over latex will often fail and should not be used. Clear finishes and stains are not appropriate for the exteriors of historic buildings within the Enfield Historic District.

The pages which follow are excerpted from the chapter revisions to the City of Aurora (Ohio) *Historic Preservation Plan* completed by David Taylor.

3: Factors Impacting Aurora's Historic Resources[1]

TRANSPORTATION

Automobile Traffic

3.1 The Landmark Commission firmly supports the maintenance of Routes 43 and 82 at their existing right-of-way dimensions.

3.2 The computerized traffic signal loop system, presently in the planning stages, will have a positive impact upon traffic flow; its final design should be incorporated with any streetscape development within the historic areas of the City and will be monitored by the Commission.

Commuter Rail Service

3.3 Depending upon its location, the siting of a depot in Aurora could have an adverse impact upon the City's historic resources and the plans for the development of any such project will be presented to the Landmark Commission for an assessment as to its impact. Potential sites have not been selected.

[1]The revisions to Chapters 3, 4, and 5 of the *Plan* were the result of an interactive planning process facilitated by David Taylor. This process incorporated input from the Landmark Commission, local elected officials, department heads from the City administration, and two well-advertised community meetings, during which public comment was received and was integrated into the final chapter revisions.

HISTORIC PRESERVATION ISSUES RELATED TO TRANSPORTATION

3.4 The widening of highways can significantly affect the character of established districts and individual historic properties. Such projects result in:

- ❑ alterations of traditional setbacks
- ❑ modification in the appearance of the streetscape, due to a decrease in green space and the increase of paving materials.
- ❑ increase in automobile traffic and related road noise
- ❑ the encouragement of land use conversions from residential to commercial uses
- ❑ potential for increased demands for parking

PLANNING ISSUES RELATED TO TRANSPORTATION

3.5. The Commission will facilitate the assembly of pertinent information for the review of the Ohio Historic Preservation Office and the Advisory Council on Historic Preservation as part of the review of any federally funded or licensed project.[2]

3.6 Discussion will continue on the upgrade or re-design of feeder routes to the City's major arteries. The City will assure that such developments do not impact adversely on historic districts or on individually-significant historic resources by guaranteeing that the Landmark Commission will be involved from the earliest stages of planning for such undertakings.

[2]The role of the Advisory Council and the Section 106 review process are explained in the Appendices to this *Plan*.

DEMOGRAPHICS

3.10 Between the decennial censuses of 1990 and 2000, the City of Aurora grew more significantly than any other municipality in Portage County, increasing from 9,192 in 1990 to 13,556 in 2000, an increase of 47.5%.

3.11 Population projections suggest continued growth in Aurora, with the related pressures for the development of new commercial and residential areas.

3.12 The under-age-25 population in Aurora increased from 2,929 in 1990 to 4,111 in 2000; overall this represented a decrease from 31.9% of the total population to 30.4%. The City's 65 and over population increased from 1,219 in 1990 to 2,095 in 2000 representing a modest increase from 13.3% of the total population in 1990 to 15.5% in 2000. When combined, these figures suggest that a significant segment of Aurora's population is at the height of their earning and spending cycle.

HISTORIC PRESERVATION ISSUES

3.13 The continuing increase in Aurora's population will hasten additional significant changes in the character of the community, moving farther from its historic character as a rural village to the firmly-entrenched suburban character which it exhibits in the beginning years of the twenty-first century.

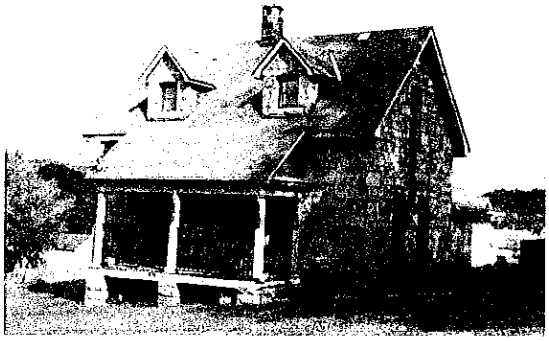
3.14 As new developments are planned, landscape planning for their perimeters will require special innovation if the historic contexts of adjacent historic resources are to remain unimpaired.

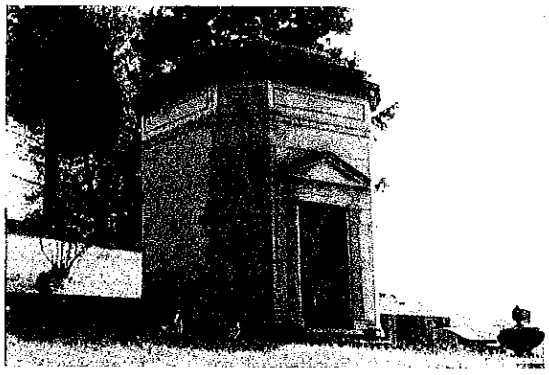
PLANNING ISSUES

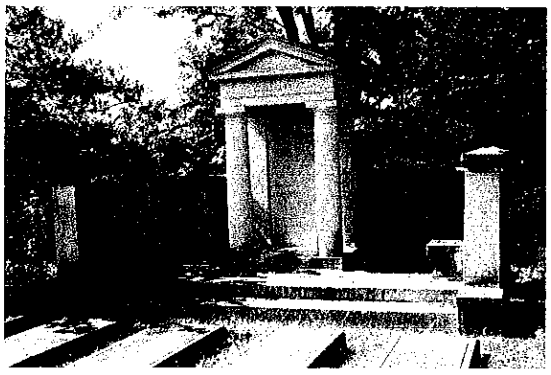
3.15 Most land-use planning has been completed within the City. Growth will occur in areas which have been previously planned and in non-subdivided areas.

MAPLEWOOD CEMETERY NATIONAL REGISTER NOMINATION
Elkins, West Virginia

The Elkins Historic Landmarks Commission engaged David Taylor to prepare a nomination to the National Register of Historic Places for Maplewood Cemetery, a 56.54-acre burial ground with more than 6,200 graves. Maplewood met National Register Criteria Consideration D for cemeteries and includes the families of Steven Benton Elkins and Henry Gassaway Davis, the founders of the community and the namesakes of Davis & Elkins College. In addition, multiple local, state, and federal personages are interred here; the cemetery also includes a variety of sepulchers and several historic mausoleums along with a historic Sexton's cottage and myriad examples of memorial art, both traditional and factory-produced..







WINSLOW ROAD INTENSIVE-LEVEL SURVEY & LOCAL HISTORIC DISTRICT DESIGNATION
Shaker Heights, Ohio

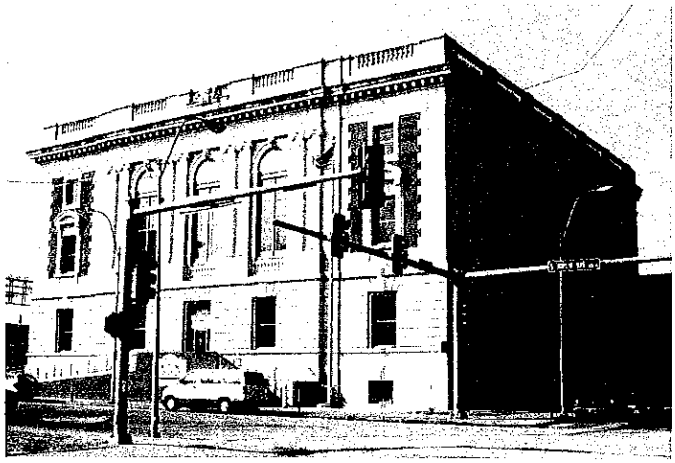
The Cleveland suburb of Shaker Heights is internationally known as one of America's first truly planned communities. Dating from the early decades of the twentieth century and thereafter, the architecture of Shaker Heights represents the work of many regionally and nationally-prominent architects from the period. Winslow Road is a distinctive 1920s neighborhood, in that it consists solely of double houses purposely designed to appear as single-family dwellings. David Taylor conducted an intensive-level survey of this neighborhood, prepared a detailed survey report, and facilitated a public hearing preparatory to its being designated a local historic district.

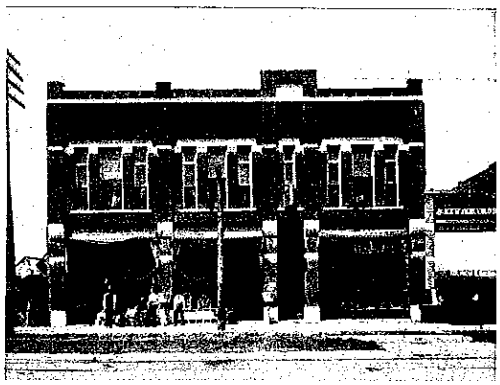
HISTORIC DOWNTOWN AND OLD FERGUSON EAST NEIGHBORHOOD SURVEY
Ferguson, Missouri

The City of Ferguson engaged David Taylor to conduct an intensive-level historic resource survey of portions of the community's central business district as well as the Old Ferguson East neighborhood, a large residential area adjacent to the downtown. This project recorded more than 600 historic homes, commercial properties, institutional buildings, churches, and schools dating from the 1880s well into the 1960s. The project also incorporated public meetings and a final report that discussed the survey, its goals and achievements, and recommended several areas for nomination to the National Register of Historic Places.

SURVEY AND NATIONAL REGISTER HISTORIC DISTRICT NOMINATIONS
Joplin, Missouri

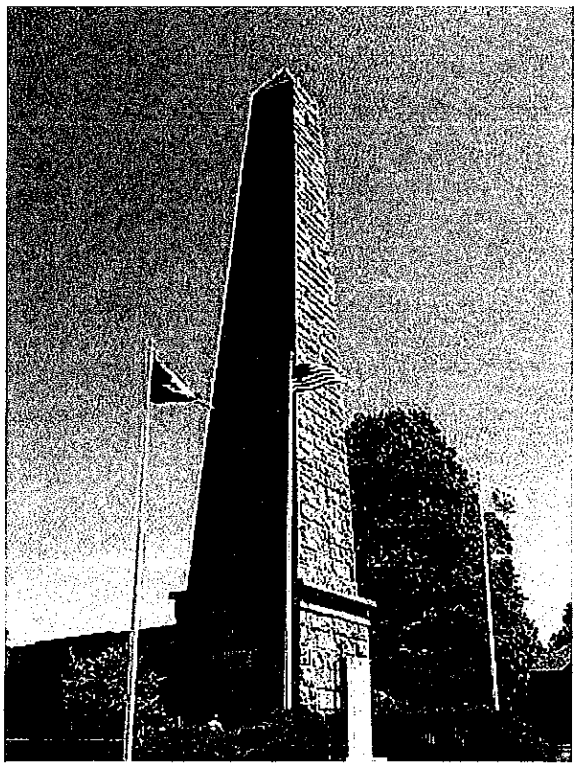
For three consecutive years, David Taylor was selected by the City of Joplin, Missouri to prepare National Register historic district nominations for areas within downtown Joplin. These small districts include commercial buildings dating from 1891 through the 1930s. Among these are properties associated with Joplin's position as a leading mining center in the early twentieth century along with an industrial building which served as an assembly facility for Model T Ford automobiles. The three projects also involved Taylor's surveying of Murphysburg, the city's earliest neighborhood. The images below illustrate representative streetscape views as well as views of individual properties in the districts.

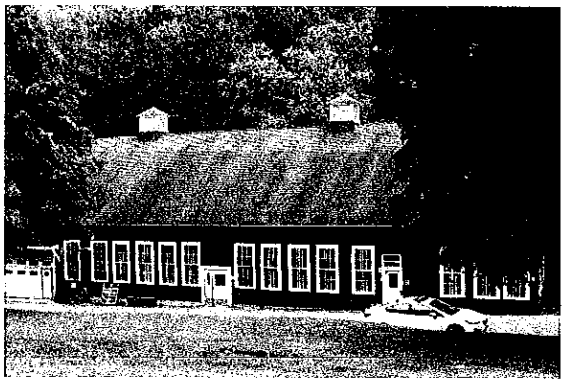


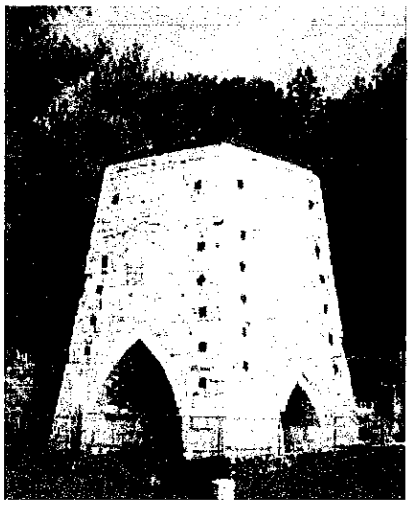


HISTORIC RESOURCE SURVEYS, CONNECTICUT DEPARTMENT OF ENERGY AND ENVIRONMENTAL PROTECTION
Portland, Connecticut

Over a three-year period, David Taylor was engaged twice by the State DEEP to research and document historic properties within a series of more than seventy state parks and state forests. These incuded distinctive properties such as historic shelters and other properties built by the Civilian Conservation Corps in the 1930s, rangers' houses, a historic iron furnace, commemortive properties, a historic fish hatchery, and family memorial towers, among many other resources.

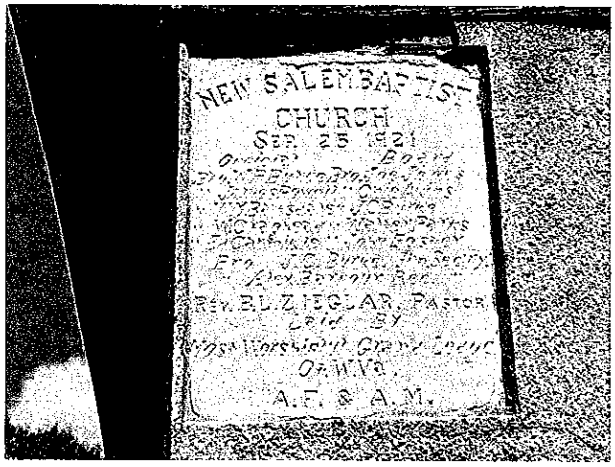






NATIONAL REGISTER NOMINATION
New Salem Baptist Church, Tams, West Virginia

David Taylor was engaged by the Preservation Alliance of West Virginia, the state's statewide preservation advocacy organization, to prepare a National Register nomination for this 1921 Gothic Revival-style Baptist Church. It was formerly a centerpiece of the community of Tams, a coal camp established c. 1910 by William Tams, described as the "last of the West Virginia coal barons." It served the community's African-American population for decades and is now the last remaining vestige of this once-substantial coal camp, the lands of which were sold in the 1950s and all buildings except for this church were removed. The images below show the church and Taylor with octogenarian Queenie Schoolcraft, the oldest living member of the congregation, who provided valuable oral historical information for the nomination.



HISTORIC RESOURCE SURVEY, HUBBARD HEIGHTS NEIGHBORHOOD
Stamford, Connecticut

This project consisted of an intensive-level survey of a Stamford residential neighborhood dating from the early 1920s. The area consisted of detached homes representing a variety of architectural styles and vernacular property types. In addition to the survey, a public meeting was held at the conclusion of the project to explain the findings of the survey and to assess the opinions of the residents regarding the next steps to be carried out.

LANDMARKS COMMISSION HANDBOOK AND DESIGN GUIDELINES
Enfield, Connecticut

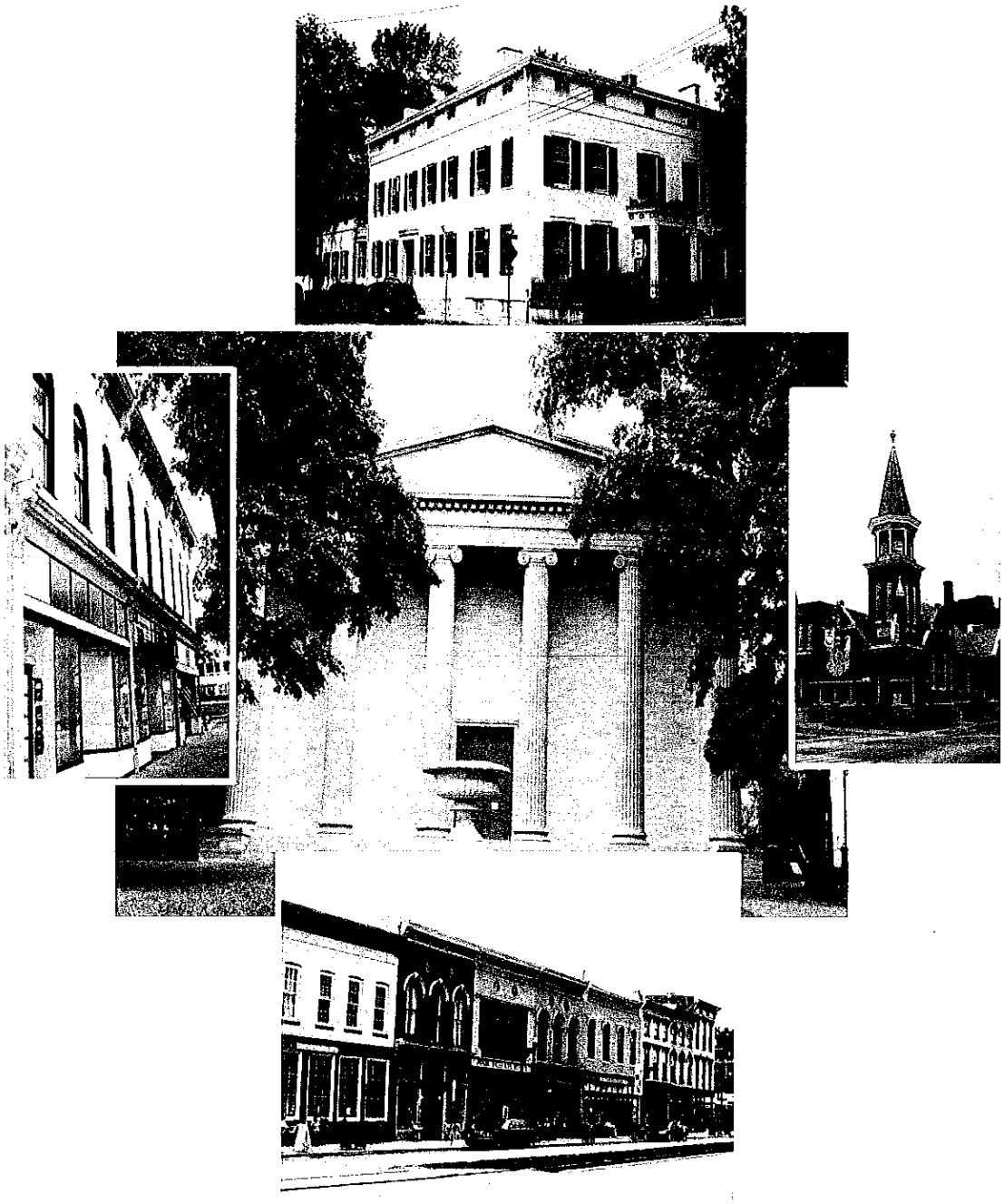
David Taylor prepared a handbook to guide the operations of the Landmarks Commission in the Town of Enfield, Connecticut, a northern suburb of Hartford that dates from the 1670s. The handbook also incorporated design guidelines to assist the Commission in the process of reviewing applications for Certificates of Appropriateness within the Enfield Historic District. In addition to the authoring of the document and its formatting for inclusion on the Town's website, the project also included David Taylor's facilitation of public meetings to receive comments from the residents of the district. The images below illustrate the breadth and diversity of the district covered by the handbook and design guidelines.

HISTORIC RESOURCE SURVEYS, JEFFERSON COUNTY HISTORIC LANDMARKS COMMISSION
Charles Town, West Virginia

Jefferson County is West Virginia's easternmost county and is separated from Virginia by the Shenandoah River. A systematic inventory of historic resources had never been conducted here and David Taylor was selected competitively to begin the process. The 4-year project documented 1,000 properties pre-dating 1955, including eighteenth- and nineteenth-century houses, farmsteads, and agricultural buildings, along with religious, commercial, and educational properties. Jefferson County's earliest settlers included George Washington and his close relatives, and the project documented several plantation homes built by the Washingtons.

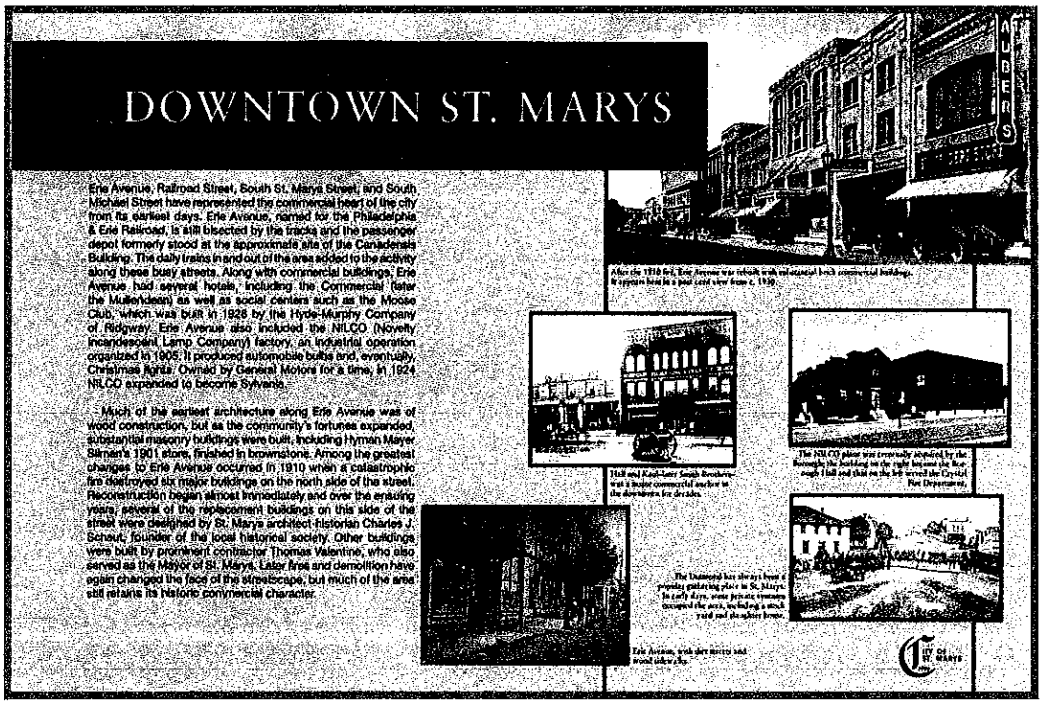
HISTORIC RESOURCE SURVEY AND NATIONAL REGISTER HISTORIC DISTRICT NOMINATION
Frankfort, Kentucky

Kentucky's capitol city had four separate National Register historic districts in its immediate downtown area, some of which were listed in the Register as early as the 1970s. These districts included government buildings, a National Historic Landmark, early nineteenth-century residences, an array of nineteenth-century commercial architecture, and two historic bridges spanning the picturesque Kentucky River. David Taylor conducted an updated historic resource survey in downtown Frankfort and prepared a revised single National Register historic district nomination for the entire downtown, incorporating a revised Period of Significance and updated boundaries for the district.



INTRPRETIVE PLAQUES AND PANELS
Brookville and St. Marys Historic Districts

David Taylor prepared the text and selected the images for these free-standng plaques that are mounted within two National Register-listed historic districts and interpret the history and architecture of their respective downtowns.

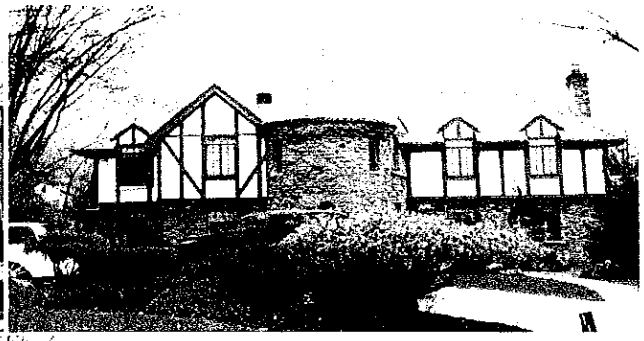


For an entire historic downtown

For a single landmark building

HISTORIC RESOURCE SURVEY & NATIONAL REGISTER HISTORIC DISTRICT NOMINATION
Park Hills, Kentucky

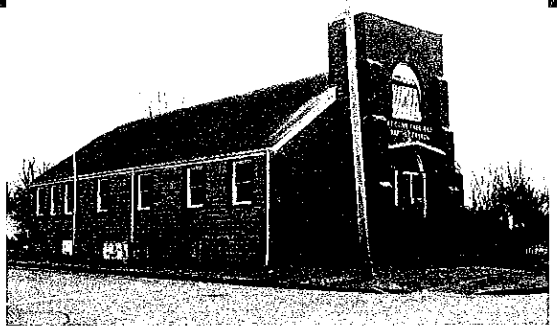
Sponsored jointly by the City of Park Hills, the Northern Kentucky Area Planning Commission, and the Kentucky Heritage Council, David Taylor undertook an intensive-level historic resource survey and historic district designation for this 1920s Northern Kentucky street-car suburb of Cincinnati. The project involved the inventorying of more than 700 individual properties and the preparation of a National Register historic district nomination. Included were estate scale homes, cottages and Bungalows representing the "small house" movement of the 1920s, 1950s Ranch-style homes, and properties associated with the Cincinnati, Covington, and Newport Railway. The Park Hills Historic District was the first in the nation to be listed in the National Register under the National Register Multiple Property context document, "Historic Residential Suburbs in the United States, 1830-1960."



PADUCAH NORTHSIDE HISTORIC DISTRICT
Paducah, Kentucky

Paducah's Northside Historic District dates from the 1890s and is a substantial African-American neighborhood of more than 600 properties. Among these are myriad property types including detached small-scale domestic architecture, churches, one African-American schoolhouse, and commercial buildings. David Taylor prepared a National Register nomination for this district that was listed in the National Register in October 2022.



MOORESVILLE MILL VILLAGE HISTORIC DISTRICT NATIONAL REGISTER NOMINATION
Mooresville, North Carolina

The Mooresville Mill Village Historic District is a 160-acre historic district located in Iredell County, in west-central North Carolina. Mooresville was a major cotton mill town, and this district consists of 650 buildings, primarily a series of workers' homes that represent eleven distinctive house types. David Taylor prepared the National Register historic district nomination for this large historic district.

NATIONAL REGISTER NOMINATIONS

Missouri

Bayles Addition Historic District, Cass County
Joplin and Wall Avenues Historic District, Jasper County
Main and Eighth Streets Historic District, Jasper County
South Main Street Historic District, Jasper County
Moberly Commercial Historic District, Randolph County
Cuba High School Annex, Crawford County
Uptown Cuba Historic District, Crawford County
Historic and Architectural Resources of the City of Cuba, Missouri, 1821-1963, Crawford County

Ohio

Schlee-Kemmler Building, Franklin County
Barnett-Criss House, Muskingum County
Booth Homestead, Muskingum County
McCracken-McFarland House, Muskingum County
McCracken-Scott House, Muskingum County
Adams-Gray House, Muskingum County
George W Adams House, Muskingum County
Adena Court Apartments, Muskingum County
Arlington Hotel, Muskingum County
Black-Elliot Block, Muskingum County
Blocksom-Rolls House, Muskingum County
Charles Brendel House, Muskingum County
Brighton-Dryden Historic District, Muskingum County
Buckingham-Petty House, Muskingum County
Nicholas Chrisman House, Muskingum County
Clossman Hardware Store, Muskingum County
William Denison House, Muskingum County
Dresden Suspension Bridge, Muskingum County
Fairmont Avenue Historic District, Muskingum County
Ernest J. Gorsuch House, Muskingum County
Ralph Hardisty Stone House, Muskingum County
William Rainey Harper Log House, Muskingum County
Harper-Cosgrave Block, Muskingum County
William B. Harris House, Muskingum County
George and Edward Kearns House, Muskingum County
James Hunter Stone House, Muskingum County
Lafayette Lodge No. 79, Muskingum County
William Lash house, Muskingum County
Lilienthal Building, Muskingum County
McCully Log House, Muskingum County
McIntire Terrace Historic District, Muskingum County
Muskingum College Campus Historic District, Muskingum County
Muskingum River Lock No. 10 and Canal, Muskingum County
Ohio Power Company, Muskingum County
Mound House, Muskingum County
Peairs Homestead, Muskingum County
"Prospect Place," Muskingum County
St. James Episcopal Church, Muskingum County
St. John's Lutheran Church, Muskingum County
St. John's Evangelical Lutheran Church, Muskingum County
St. Thomas Aquinas Church, Muskingum County
Frederick Augustus Seborn House, Muskingum County
David Stormont House, Muskingum County
Capt. James Boggs Tannehill House, Muskingum County
"Westview," Muskingum County
Perry Wiles Grocery Company, Muskingum County
Zanesville YWCA, Muskingum County

West Virginia

New Salem Baptist Church, Raleigh County
Davis & Elkins College Historic District, Randolph County
Maplewood Cemetery, Randolph County
Downtown Parkersburg Historic District, Wood County
Graham-Davis Historic District, Randolph County
Boyd Avenue Historic District, Berkeley County
Clary's Mountain Historic District, Berkeley County
George Washington Hollida House, Berkeley County
Lee-Throckmorton-McDonald House, Berkeley County
Marlowe Elementary School, Berkeley County
James Mason House and Farm, Berkeley County
"Maidstone-on-the-Potomac," Berkeley County
Miller Tavern and Farm, Berkeley County
Mt. Pleasant School, Berkeley County
Moses Nadenbousch House, Berkeley County
Newcomer Mansion, Berkeley County
Orndoff-Cross House, Berkeley County
"Overlook," Berkeley County
Robinson-Tabb House, Berkeley County
George Schlack House, Berkeley County
Scrabble Historic District, Berkeley County
Spring Mills Historic District, Berkeley County
Strode-Morrison-Tabler House and Farm, Berkeley County
Tabler's Station Historic District, Berkeley County
John VanMetre House, Berkeley County
Thomas VanMetre House, Berkeley County
Ronceverte Historic District, Greenbrier County
Mount Hope Historic District, Fayette County
"Elmwood-on-the-Opequon," Berkeley County
Williamson Historic District, Mingo County
Downtown Buckhannon Historic District, Upshur County
Town of Bath Historic District, Morgan County
Weston Downtown Residential Historic District, Lewis County
Fleming-Watson Historic District, Marion County
Wees Historic District, Randolph County

Pennsylvania

Brookville Historic District, Jefferson County
Gray-Taylor House, Jefferson County
Brockwayville Passenger Depot, Buffalo, Rochester, and Pittsburgh Railroad, Jefferson County
Brookville Presbyterian Church and Manse, Jefferson County
Herpel Brothers Foundry and Machine Shop, Jefferson County
Beaver Historic District, Beaver County
Emlenton Historic District, Venango County
Butler Historic District, Butler County
Foxburg Country Club and Golf Course, Clarion County
Dubois Historic District, Clearfield County
Decker's Chapel, Elk County
Ridgway Historic District, Elk County
Johnsonburg Commercial Historic District, Elk County
O. B. Grant House, Elk County
Lake City School, Elk County
John E. Weidenboerner House, Elk County
Jefferson Theater, Jefferson County
T. M. Kurtz House, Jefferson County
Christian Miller House, Jefferson County
Redford Segers House, Jefferson County
U. S. Post Office-Punxsutawney, Jefferson County y
Bradford Historic District, McKean County
Milford Historic District (Original and Boundary Increase), Wayne County
Susquehanna County Court House Complex, Susquehanna County

Wellsboro Historic District, Tioga County
Oil City Downtown Commercial Historic District, Venango County
Oil City North Side Historic District, Venango County
Oil City South Side Historic District, Venango County

New York

Bruce-Briggs Brick Block, Erie County
Clark-Lester House, Erie County
Depew Lodge No. 823, Free and Accepted Masons, Erie County
Lancaster Municipal Building, Erie County
Liebler-Roll Gasoline Station, Erie County
Miller-Mackey House, Erie County
Dr. John J. Nowak House, Erie County
John Richardson House, Erie County
Herman B. VanPeyma House, Erie County
Zuidema-Idsardi House, Erie County
Historic and Architectural Resources of the Village of Lancaster, Erie County, New York

Maryland

Chapel Hill Historic District, Allegany County
Decatur Heights Historic District, Allegany County
Greene Street Historic District, Allegany County
Rolling Mill Historic District, Allegany County

Kentucky

Paducah Northside Historic District, McCracken County
Burlington Historic District (Boundary Increase), Boone County
Erlanger Proper Subdivision Historic District, Kenton County
Park Hills Historic District, Kenton County
Central Frankfort Historic District, Franklin County
Whitesburg Historic District, Letcher County
Fordson Coal Company Buildings, Pike County
Stone Historic District, Pike County
Cote Brilliant Historic District, Campbell County
Historic and Architectural Resources of the City of Erlanger, Kenton County, Kentucky
Historic and Architectural Resources of Boone County, Kentucky

North Carolina

Mooresville Mill Village Historic District, Iredell County
Mebane Downtown Commercial Historic District, Alamance County
Old South Mebane Historic District, Alamance County

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MO 652 9–01

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XOL 24.03.01 NV45 10.0A 03/2024

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