



Lakewood



## Introduction

Although a relatively new city, Lakewood has roots that date back to the late 19th century when farming communities flourished, and residents pulled together to build schools, dig irrigation ditches and provided the needed services for themselves. To preserve and promote this history, Lakewood has a Historic Preservation Ordinance that guides the preservation of Lakewood's history, and it also has a Historic Preservation Commission to make recommendations on designating landmarks.



## Who should I contact if I want more information or want to designate my property?

City staff would be happy to assist you and to answer any questions you have. Staff can be reached by calling 303-987-7515. You also can visit the City's website at [www.Lakewood.org/HistoricPreservation](http://www.Lakewood.org/HistoricPreservation) for more information.



## Historic Preservation in Lakewood

### Local Landmark and District Designation



## Why is historic preservation important?

Preserving local history through landmarks, historic districts or other avenues enriches the community's culture. By highlighting Lakewood's past character, historic preservation helps to bring pride to our community, supports economic vitality and quality urban design and encompasses the principles of sustainability through the reuse of existing buildings.

## Why is landmark designation important?

Historically and architecturally significant properties are tangible links with the past. They help to provide a sense of identity and stability often missing in an ever-changing environment. Designation of buildings or districts promotes history, supports tourism, and ensures that any future changes will be guided by the City's Historic Preservation Ordinance.

## What is a local landmark?

A local landmark is a structure, site, or parcel that has been determined by the Historic Preservation Commission to be of architectural or historic significance to Lakewood.

## What is a district?

A designated district is a geographically defined area that possesses a significant concentration of sites, buildings, structures, or objects united by past events, physical development, or architectural significance.

## How does a property qualify for local landmark status?

A structure, site, parcel, or district must meet the following criteria to be designated by the Historic Preservation Commission:

- It is associated with events that have made a significant contribution to the broad patterns of the City's history; or
- It is associated with the lives of persons significant in the City's past; or
- It embodies the distinctive characteristics of a type, period, or method of construction that represents the work of a master; possesses high artistic values; represents a significant and distinguishable entity; or
- It has yielded, or may be likely to yield, information important in history or prehistory; or
- It is culturally significant to the Lakewood community.

## Are there benefits to listing a property?

A local landmark may be eligible for federal or state income tax credits to assist with rehabilitation expenditures. Local designation also promotes civic pride, pride in one's property and community sustainability.

## What is required if my property is designated as a local landmark?

An Alteration Certificate is required prior to any alteration to the exterior of the structure, demolition, construction of an addition, or construction of a new structure on a designated site. An Alteration Certificate ensures that a landmark maintains its historic significance and that any proposed changes are compatible with the existing architecture and character.

An Alteration Certificate is NOT required for normal or ordinary maintenance or repair of the exterior of the structure or for any construction or change to the interior of the structure.

## Can my property be designated without my consent?

No. Property owner consent is required with any Local Landmark Designation Form for an individual structure or site. For a district, written consent of 60 percent of the property owners within the proposed district is required.

## Who decides if a property or district is eligible for designation?

Lakewood's Historic Preservation Commission makes a recommendation for designation to City Council. The Historic Preservation Commission is appointed by the City Council and is made up of both professional and lay members who have a strong interest in, competence with, or knowledge of historic preservation.