



CITY OF
SCOTTSVILLE
Historic Preservation Commission
In-Kind Project Form

<https://www.cityofscottsville.org/pages/historic-preservation-commission>
Email historicpreservation@cityofscottsville.org

Please attach photographs of current conditions of the building and the needed In-Kind Repair, or Replacement.
This form and photos must be submitted before work has taken place or can take place.

Date Submitted: _____
Property Owner: _____
Property Owner's Number: _____
Property Address: _____
Planned Start Date: _____
Who Will Be Doing The Project: _____ Their Number _____

Description of In-Kind Work:

Owner Print _____ Sign _____

For Office Use Only

Application #: _____
Date Received: _____
Approval or Denied Notice Date Given _____

In-Kind Repair, and Replacement FAQ

What does in-kind repair and replacement mean?

In-kind replacement means replacing damaged, deteriorated parts with new parts made of the same material and having the same dimensions and design as the missing or damaged ones.

When the need arises to repair or replace a portion of a historic building material, the preferred practice is to use the same material type, design, dimension, texture, detailing, and exterior appearance – this practice is commonly shortened to the phrase “in-kind repair and replacement.” The goal is to prevent as much loss of historic materials as possible.

What is the difference between routine maintenance, repairs, and replacement?

Routine maintenance generally involves the least amount of work needed to preserve the historic materials and features of a building. For example, maintenance of a wood-sided building would include scraping, caulking, and repainting. Repairs to historic material, such as wood siding, generally involve patching and piecing-in with new material that matches the historic material in type, design, dimension, texture, detailing, and exterior appearance (in-kind). Replacement of sound or repairable historic material is never recommended; however, if the historic material cannot be repaired because of the extent of deterioration or damage, the preferred treatment is always replacement with new material that matches the historic material in type, design, dimension, texture, detailing, and exterior appearance (in-kind).

But, aren't modern materials better?

The implication is that modern replacement materials are an economical, durable, and long-lasting alternative to the retention of historic materials and, therefore, superior to the historic materials. In reality, historic building materials, when properly and routinely maintained, are generally durable and serviceable materials. Their widespread existence on tens of thousands of old and historic buildings, after many decades in serviceable condition, is proof of this. All materials can fall into disrepair if abused or neglected; however, the maintenance, repair, and retention of historic materials are always the most architecturally appropriate and usually the most economically sound measures to preserve the unique qualities of historic buildings.

What does NOT constitute as in-kind repair and replacement mean?

- Change or addition to awnings, or signage.
- Replacement of ANY historic material with a different material, such as replacing true wood with fiber cement (Hardi) or vinyl products, etc.
- Any window, door, lighting or shutter replacement.
- Masonry work.
- Paint color changes.
- New construction, additions, demolition, etc.