

GLOCESTER RECONNAISSANCE REPORT

BLACKSTONE VALLEY HERITAGE LANDSCAPE INVENTORY



Rhode Island Historical Preservation and Heritage Commission
Blackstone River Valley National Heritage Corridor Commission

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December 2010

Cover Photographs:

Farnum Road fields, Main Street in Chepachet (BRVNHCC photo), Clarkville School on Putnam Pike

CONTENTS

Introduction	1
Regional Historical Themes	2
Glocester History	4
Priority Heritage Landscapes	5
Harmony Trolley Power Station	
Kent Property	
“The Elms”	
Town Pound	
Willie Woodhead/Elbow Rock Roads	
Regional Critical Concerns	11
Agricultural Landscapes	
Burial Grounds	
Civic and Institutional Properties	
Lakes, Ponds and Reservoirs	
Local Scenic Roads	
Mill Villages	
Stone Walls	
General Preservation Planning Recommendations	13
Survey of Heritage Landscapes	
National Register Program	
Community-Wide Preservation and Zoning Strategies	
Agricultural Landscapes	
Burial Grounds	
Civic and Institutional Properties	
Lakes, Ponds and Reservoirs	
Local Scenic Roads	
Mill Villages	
Stone Wall Preservation	
Funding of Preservation Projects	
Conclusions	23
Appendices	
A. Heritage Landscapes Identified by Community	24
B. Existing Resource Documentation and Planning Tools	30
Inventory of Historic and Architectural Resources	
State and National Registers of Historic Places	
Planning Documents and Tools	

INTRODUCTION

The Blackstone River Valley National Heritage Corridor includes 24 communities in Rhode Island and Massachusetts that are linked by a common geography and by historical events that helped to shape the Industrial Revolution, which is central to America's economic, social and political development. Five Rhode Island communities – Burrillville, Glocester, Lincoln, North Smithfield and Smithfield – have joined together to participate in a study of their shared legacy, a rich cultural heritage that represents the dynamic interaction between nature and culture.

Heritage landscapes are special places created by human interaction with the natural environment that help define the character of a community and reflect its past. They are dynamic and evolving; they reflect the region's history and provide a sense of place; they include the natural ecology that influenced land use patterns; and they often have scenic qualities. These landscapes are central to each community's character, yet heritage landscapes are vulnerable and ever changing. For this reason it is important to take the first steps towards their preservation by identifying those landscapes that are particularly valued by each community – a favorite local farm, a distinctive mill village, a unique Native American site or an important river corridor. The program is funded by the Rhode Island Historical Preservation and Heritage Commission (RIHPHC) and the Blackstone River Valley National Heritage Corridor Commission (BRVNHCC).

The primary goal of the program is to help communities identify a wide range of landscape resources, particularly those that are significant and unprotected. The focus is on connecting landscapes to show how they are part of the larger heritage landscape that is the defining character of a community. Another important goal of the program is to provide communities with strategies for preserving heritage landscapes.

The methodology for Heritage Landscape Inventory programs was developed in Massachusetts and is outlined in the Massachusetts Department of Conservation and Recreation's publication *Reading the Land*. This methodology, which was used to study Blackstone River Valley communities in Massachusetts in 2007, has provided a baseline for the HLI program in Rhode Island. In each community the town planner served as the Local Project Coordinator (LPC) to assist the RIHPHC-BRVNHCC consulting team. The LPC organized a heritage landscape identification meeting at which interested residents and town officials offered input by identifying heritage landscapes. This meeting was followed by a fieldwork session including the consulting team and the LPC, often accompanied by other community members. This group visited the priority landscapes identified in the meeting and gathered information about the community. The final product is this Reconnaissance Report, prepared for each participating community.

REGIONAL HISTORICAL THEMES

Each of the five communities participating in the program is unique, yet there are strong connections in their historic patterns of development – the ways in which the land was used and in which that history emerges today.

Rhode Island's Blackstone Valley is located in the northern part of the state and comprises cities like Providence and Pawtucket as well as small towns. The rich natural resources of this region attracted and supported Native Americans for thousands of years. Narragansetts, Nipmucks and Wampanoags moved through the area fishing along the rivers, hunting in the uplands, and establishing settlements where they cultivated crops and left behind burial and ceremonial sites.

Although this region was considered part of the Providence Plantation established in 1636, it was not until the late 1660s and early 1670s, just before the King Philip's War, that Europeans began to establish themselves in the Blackstone Valley. Early farms were supported by grist and saw mills on the many rivers that flowed through these communities. In 1731 the study area (Burrillville, Glocester, Lincoln, North Smithfield and Smithfield) separated from the town of Providence to become Smithfield and Glocester.

The water power at the early mill sites was a key factor in the shift of the region's solely agrarian economy to a new base of textile mills and agriculture. This began with the 1793 Slater Mill in Pawtucket and was quickly followed by many small mill villages, which were the nuclei of development throughout the 19th and into the 20th century. The rise in the textile industry led to expansion of the agrarian economy to sustain the mill villages.

Transportation patterns connecting the villages and their mills were important to the growth of the region. Several main routes followed old Indian trails and eventually were supplemented by the first turnpikes. The Blackstone Canal was constructed in 1824-1828 roughly paralleling the Blackstone River, and serviced the mills and villages in the valley.

Most of the towns flourished during the 19th century, with a wider variety of industrial activities taking place – initially small-scale mills but by mid century larger mill complexes, most of which took advantage of the water power provided by the extensive network of rivers and streams. It was during this era that the present day village centers, which remain focal points in all five communities, emerged. Many of the communities developed their social infrastructure in the 19th century – schools, granges, churches, burial grounds.

The early twentieth century brought better transportation systems – improved roads for the new travel modes of automobiles as well as trolleys – and new recreational use of the region's many lakes. However, at the same time came the decline of industrial activity in the Northeast, hence the reduction in use of the many large mill structures.

The second part of the 20th century brought further improvements to the transportation system and new patterns of suburban development. The decline of industrial activity continued except in a few instances where modern companies such as Tupperware reused factory buildings. Other businesses that have helped to sustain the regional economy include institutions, corporate headquarters, and local commerce necessary in all communities. Today, many of the region's residents commute to Providence.



Blackstone River

Participating Communities

Other Rhode Island Communities in Blackstone Valley

BLACKSTONE VALLEY HERITAGE LANDSCAPE INVENTORY

GLOCESTER HISTORY

Although Native Americans, especially the Nipmuck and Narragansett tribes, occupied the Gloucester area for thousands of years, there are few confirmed sites. The area's many rivers, ponds and swamps were fertile ground for fishing, hunting, gathering and possibly some agriculture.

This region was part of the Providence Plantations established in 1636, although the colonists' claim on these western lands was not established until King Philip's War in 1675-1676. Early European settlers began to arrive in present-day Gloucester in 1706. Agriculture was the dominant land use through the 18th century with a scattered rural population. Gloucester was established as a town in 1731, and originally included all of Burrillville as well (which became independent from Gloucester in 1806). Early roads, many with east-west orientation, were laid out around the time the town was established, including Putnam Pike and Snake Hill Road. The West Gloucester Turnpike, laid out in 1794, was the first commercial turnpike in New England.

Small-scale industries began in the 18th century, including sawmills, early paper manufacturing and a grist mill by mid-century, followed by ironworks. Gloucester prospered and grew rapidly towards the end of the 18th century, with improved road access and villages at Chepachet and Harmony by the early 19th century and smaller villages at Clarkville and Spring Grove. By the mid-1800s, the economy embraced both agriculture and a range of industries, including charcoal making and lumbering. By the end of the century, agriculture had declined while manufacturing gained in prominence. Many important civic buildings such as schools, taverns and churches, were built in the early 19th century.

A unique aspect of Gloucester's history was the Dorr War, fought at Acote's Hill just south of Chepachet in 1842. The supporters of Thomas Dorr, the leader of a movement for more liberal suffrage, took over Chepachet. The group was soon challenged by the state militia who reclaimed the hill, now Acote's Cemetery.

By late 19th century, the town's infrastructure was established and the population was in decline. Chepachet, both a commercial and manufacturing center, remained a thriving village, although some of its mills were destroyed by fire in 1898. The town's population dropped in the second half of the 19th century to 1,462 in 1900, with residents concentrated in the villages along the rivers.

The town was by-passed by railroads, except for an electric streetcar established by the early 20th century. Recreational visitors came to enjoy the town's many water bodies, where small cottage communities developed. Suburban development began just before World War II and has intensified since the 1960s, particularly in the eastern part of town, which is closest to Providence.

The population in 2000 was 9,948. Chepachet, the town's largest village, is the focal point of the community and central to Gloucester's cultural heritage. There are also large areas of undeveloped land in the western part of the town, many owned by the Rhode Island DEM or the Gloucester Land Trust.

PRIORITY HERITAGE LANDSCAPES

Glochester's Heritage Landscape Identification meeting was held on May 26, 2010. During the meeting residents compiled a lengthy list of the town's heritage landscapes, which is included in Appendix A. Attendees were then asked to articulate the value of each landscape and the issues relating to its preservation. Based on the information gathered, community members identified a group of priority landscapes to be visited by the consulting team during the fieldwork. Each of the priority landscapes is highly valued, contributes to community character and is not permanently protected or preserved.

These landscapes, which are listed alphabetically, represent a range of scales and types of resources. Several include areas that have multiple layers. For example Chepachet village, which is considered a heritage landscape, may also include specific features such as the Kent property that are individually recognized as heritage landscapes. Such layering shows the complexity and interdependence that are characteristic of most heritage landscapes. The descriptions and recommendations included here are an initial step in identifying resources valued by the community and suggesting action strategies.

Harmony Trolley Power Station

The Harmony power station for the trolley that ran along Snake Hill Road is one of the few remaining features of this early transportation system that was central to the development of Glochester in the early 20th century. The power station is a tall, single-story, square brick building, with three inset arches on each elevation except where a large modern overhead garage door has been inserted on the east side. Brick pilasters articulate the corners as well as the three bays on the façade where the central arch is slightly taller than the flanking arches. The building is in poor condition, with plywood attached to the upper portion of the side facing the road to prevent bricks from falling off the building. It is currently used as a body shop for automobile repair.



Harmony Trolley Power Station

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- Document the power station, which is a surviving remnant of the town's early transportation system that is deteriorating rapidly. It was not included in the 1980 inventory of historic resources and should be carefully photographed to provide a record in case it does not survive.
 - Request National Register eligibility opinion. If National Register eligible, inform owner of Federal Historic Preservation Tax Credit benefits.
 - Use documentation to inform residents of building's history and to discuss building's future with property owner.

Kent Property

The Kent Property (ca. 1850) at 15 Dorr Drive is located in the center of Chepachet just south of town hall. It was historically known as the Ziba Slocum house and is a 1½ story, cross-gabled, early-Victorian house on a roughly five-acre site with carriage house, barn with second floor apartment, garage, well-house, corn crib and generator house. The property was once well landscaped but has become overgrown in recent years. It has open fields behind, as well as two small spring-fed ponds. This handsome property is currently unoccupied, in poor condition and has been for sale for over a year. It is in the Chepachet Village Historic District, a National Register and Local Historic District, therefore it is subject to local historic district zoning. The property has great potential but may be difficult to use within the constraints of current zoning which is residential with a single family dwelling on a minimum sized two-acre lot.



Kent Property on Dorr Road

Solutions include:

- Identify possible special permit uses of property within current zoning, such as home occupation, accessory dwelling unit, bed and breakfast, or small private school that may enhance marketing.
- Explore use of tax credits to finance restoration and rehabilitation. If property remains a residence, the state's Historic Homeowner's Tax Credit could offset the cost of exterior restoration. The Federal Historic Preservation Tax Credit applies to income-producing properties.

“The Elms”

This highly visible property, which is also known as the Evans Farmstead, is located on a 4.8-acre triangle of land at the junction of Money Hill Road and Victory Highway. Also known as Johnson's Farm, the property comprises a 2½ story five-bay, Federal dwelling, a long vertical board barn at the rear of the property and four small ca. 1930s tourist cabins set along Victory Highway. The five-bay façade has a central recessed entry with flanking sidelights and a transom light. An open piazza spans the facade. The property was for sale in June 2010. The house has been used as a bed and breakfast and the large barn for an antiques store.

Like the Kent property, “The Elms” is in the Chepachet Village Historic District and is subject to local historic district zoning. It is also listed in the National Register of Historic Places as part of the Chepachet Village Historic District. It is an unusual property that may be difficult to use within the constraints of current zoning, which is residential use with minimum lot size of two acres while surrounding property is zoned neighborhood commercial with minimum lot size of one-half acre.



“The Elms”

Solutions include:

- Identify special permit uses of property such as home occupation and accessory dwelling unit that may enhance marketing. Check permitting to see which uses are allowed based on previous use-history.
- Explore use of tax credits to finance restoration and rehabilitation. If property remains a residence, the state's Historic Homeowner's Tax Credit could offset the cost of exterior restoration activities. The Federal Historic Preservation Tax Credit applies to income-producing properties.

Town Pound

The town pound, located at the corner of Pound Road and Chopmist Hill Road, was built in 1749 to house stray livestock until their owners could claim them. It is one of the oldest extant cultural resources of Gloucester. The pound is roughly 50' square and consists of a dry-laid fieldstone wall about 6' tall, capped with flat stones, and an iron gate at the entry, which is on Chopmist Hill Road. This is one of the oldest and best-preserved town pounds in Rhode Island. It is town-owned and is listed in the National Register.

Town residents articulated the importance of the pound to the community and expressed concerns about maintenance – the gate needs to be fixed and the site is overgrown. Residents also believe that because of its location, the pound is vulnerable to traffic accidents.

- Identify one or more stewards to be responsible for periodic inspection and minor maintenance, such as clearing out invasive vegetation. The steward(s) could also serve as advocates to raise awareness about the pound and help to raise funds when larger repairs are needed. This could be done by a non-profit group such as the Gloucester Heritage Society, another community group or an individual. It also could be a project for a youth group such as the Boy Scouts.



Town Pound

Willie Woodhead/Elbow Rock Roads

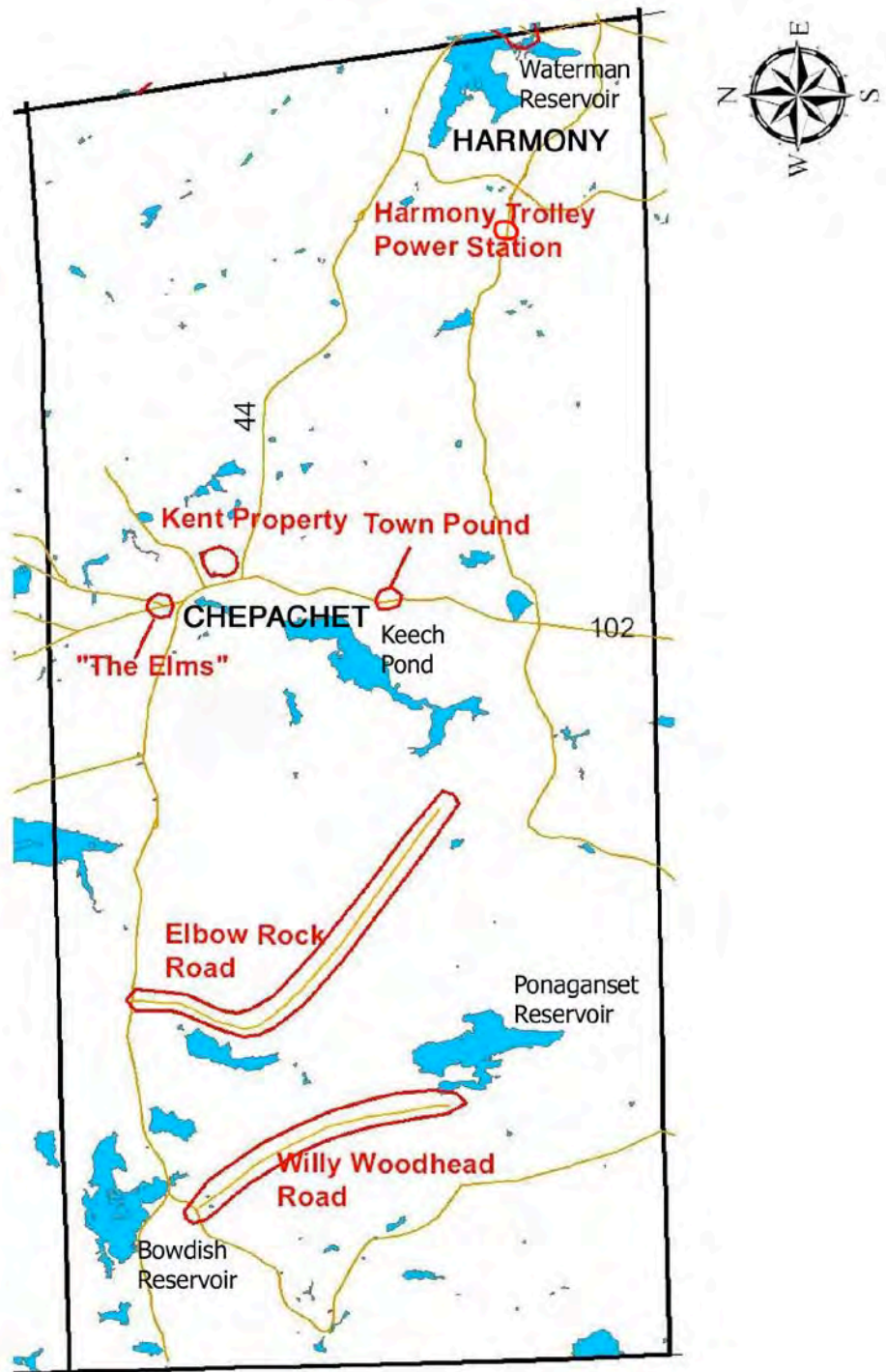
Glocester residents value their rural road system, which is a major way that they experience the character of the community. Willie Woodhead Road, located in the western part of town, is one of the most rural of the town's roads, unpaved for most of its two and a half mile length, with much of it traveling through the wooded Durfee Hill Management Area where part of the road is not open to cars. The northern part of Elbow Rock Road, which runs through the eastern part of the Durfee Hill Management Area, is similar in character. The southern part of Elbow Rock Road, reported to follow the alignment of an old Native American trail, continues southeast through a rural residential area. All terrain vehicles use these roads extensively and stone walls in the area are disappearing.

The town has responsibility to maintain the roads and provide access to abutters. Residents are concerned that as rural areas of Glocester become more developed the town will be forced to upgrade the roads, transforming them from scenic rural roads to suburban roads.



Rural roads are highly valued by town residents

- Complete an inventory with descriptions and photo documentation of rural roads in Glocester, including the character-defining features that should be retained.
- Preserve roads as scenic by identifying key features and adopting ordinances or standards for road improvements that preserve character.
- Consider a scenic overlay district that may provide a no-disturb buffer on private property bordering on scenic roads or adopt flexible zoning standards to protect certain views.



Note: Priority landscapes are shown in red

**GLOCESTER'S PRIORITY LANDSCAPES
BLACKSTONE VALLEY HERITAGE LANDSCAPE INVENTORY**

REGIONAL CRITICAL CONCERNS

In addition to the five specific landscapes identified as priority landscapes, which are described in the preceding section, Gloucester residents identified 70 landscapes overall, many of which reflect issues that are common to all five communities participating in the Heritage Landscape Inventory. The full list of landscapes that were identified for Gloucester is in Appendix A, but the regional issues that they represent are summarized below.

Agricultural Landscapes

Farmers are the stewards of agricultural landscapes that represent important scenic resources, provide fresh, locally grown food and other products to the community and convey the agrarian lifestyle of days past. Loss of active farming and development of agricultural property were concerns of residents who attended meetings in each of the study area's five towns. Gloucester identified 17 agricultural landscapes, including the Farnum Road area, which is one of the most scenic areas in town and has several properties that are eligible for the National Register.

Preservation of agricultural land is best addressed comprehensively by establishing priorities. Priorities will depend on the physical attributes of each farm; its economic viability; the wishes of the owner; and the importance of the farm to the community. In part those were the questions asked during the landscape identification meeting in each community.

Burial Grounds

Each town in the study area has a large number of burial grounds, which are identified on a statewide list. According to the Rhode Island Cemetery database, there are 149 documented historical cemeteries in Gloucester, with a total of 160 thought to exist. Some of these were identified at the meeting as critical because they are not known, not accessible and threatened by lack of maintenance or development. Many of these are small family burial grounds, which are seriously overgrown and have damaged or missing monuments.

Civic and Institutional Properties

Many historic buildings, such as schools, churches and granges, have outlived their primary or original function yet they are important as part of the historical record and often an important aspect of the visual and ephemeral character of the rural countryside or of a village center. Unless they have a valid present use, funds are typically not available to preserve them. Gloucester identified 13 properties in this category including schools, churches, grange halls, a Masonic lodge, a camp and the town pound, which was identified as a priority landscape.

Lakes, Ponds and Reservoirs

In each community of the study area, bodies of water such as lakes, ponds and reservoirs, present challenges to nearby residents and to the town. Most lakes and ponds have a distinct historical background connected with early mills and recreational activities. Many reservoirs were dug to provide drinking water. They are part of the background story and important to the quality of life today. Challenges are effects of present-day uses, which are more intense than in the past and, in many cases, are impacting water quality. Invasive species tend to thrive when there are high levels of nitrates in the water, often caused by lawn and farm fertilizers. Gloucester identified three resources in this category.

Local Scenic Roads

One of the many ways that Gloucester residents see and enjoy their town is traveling along the public roads, many of which retain their historic alignment, narrow road width and scenic views over open fields. Stone walls line some of Gloucester's rural roads and delineate the boundaries of former agricultural fields. Qualities that make a road scenic are stone walls, mature trees, few curb cuts and views across fields. Threats are road widening, loss of trees and stone walls, and many new curb cuts.

Mill Villages

Mill villages along the rivers enrich the landscape, but pose challenging issues, particularly when they include large mill structures which are underused or no longer occupied. Small mill structures are easier to adapt to new uses while large mill structures tend to face more difficult issues such as contamination, complex ownership structure, as well as utility and infrastructure voids that are problematic. In addition the dams associated with mills, many of which are privately owned but publicly regulated, can be costly to maintain and rebuild.

Stone Walls

Stone walls line roadways and cut across fields and woods marking property lines or outlining former pasture land, wood lots or other rural special places. They tend to have specific regional characteristics and contribute to the scenic and historic character of each and every community. In this northern region of Rhode Island stone walls are single and double width, of varying heights and are made of various sizes of rounded irregular fieldstones rather than flat fieldstones common to coastal regions in Rhode Island.

GENERAL PRESERVATION PLANNING RECOMMENDATIONS

Recommendations pertaining directly to the priority heritage landscapes can be found in the section that describes the specific landscape. This section of the Reconnaissance Report offers more general recommendations relevant to preserving the character of the community that are applicable to a wide range of community resources and that cover some of the “Regional Critical Concerns” discussed in the preceding section.

Glocester’s residents place high value on the community's strong sense of place, which is created by its varied natural features and land use patterns that made use of the fertile land as well as the rivers and streams for water power.

The town is looking beyond the obvious resources to the more subtle values of landscapes, streetscapes, rural roads, mill village neighborhoods and other natural and cultural assets that define the overall fabric of the community. Like most municipalities, Glocester is facing multiple pressures for change that threaten land-based uses and natural resources, especially its remaining farms and mill villages. Special places within the community that were once taken for granted are now more vulnerable than ever to change.

Preservation planning is a three-step process: **identification, evaluation** and **protection**. It also is essential to form partnerships as no one entity and no single strategy is sufficient in effecting comprehensive preservation planning. In Rhode Island the RIHPHC (www.preservation.ri.gov/), the BRVNHCC (www.nps.gov/blac/), Preserve Rhode Island (<http://preserveri.org/>) and Grow Smart Rhode Island (www.growsmartri.org) all are significant partners in preservation that can provide education, planning strategies and technical assistance for preservation activities.

Rhode Island’s mandatory comprehensive planning – resulting in Comprehensive Plans that must be updated every five years – recognizes the importance of natural and historical resources which are discussed in their own section in the plans. Heritage landscapes have been addressed by some plans and less so by others; however, now is the time to incorporate them into the Comprehensive Plan. The inclusion will enhance the overall planning for these rich cultural aspects of each community.

Traditionally preservation planning has involved a limited set of strategies that target specific types of historic resources. However, a more comprehensive approach has been gaining recognition, leading preservation planners to better understand the way in which planning goals as reported in Comprehensive Plans and the local zoning code may impact the cultural resources of the town. To this end the recommendations include some proposed changes and additions to local comprehensive plans and zoning ordinances.

Recommendations that apply to a broad range of resources are discussed below. These recommendations are listed in the order in which they are most logically

addressed when applying the three-step preservation planning process as described above. Thus the goal will be to (1) identify, (2) evaluate, and (3) protect using traditional as well as more progressive strategies.

Survey of Heritage Landscapes

While the heritage landscape inventory process helped to identify a wide range of resources that are valued by Gloucester residents, only the priority landscapes are described in any detail in this report. Thus the vital first step in developing preservation strategies for heritage landscapes is to record more detailed information about these and other resources. One cannot advocate for something unless one knows precisely what it is – the physical characteristics and the historical development. It is this information that often engages the public in wanting to preserve resources.

Nearly all historic resource documentation in Gloucester dates back 30 years or more, updating of the survey will help to illuminate today's property condition and issues. The RIHPHC survey methodology is a starting point. Many of the heritage landscapes may be more critically understood with a cultural landscape identification approach as outlined by the National Park Service in Bulletin #30, *Guidelines for Evaluating and Documenting Rural Historic Landscapes* (<http://www.nps.gov/history/nr/publications/bulletins/nrb30/>).

- Compile a list of resources that are under-represented or not sufficiently documented, beginning with the heritage landscapes already identified by the community.
- Document unprotected resources first, beginning with the most threatened resources.
- Make sure to document secondary features on rural and residential properties, such as outbuildings, stone walls, and landscape elements such as circulation networks, boundaries and land use patterns that are physically apparent.
- Record a wide range of historic resources including rural landscapes and industrial resources.
- Include heritage landscapes in the next Comprehensive Plan Update.

Ongoing community-wide archaeological reconnaissance survey would help to identify patterns of ancient Native American and later European occupation and to identify known and probable locations of archaeological resources associated with these patterns. Known and potential ancient Native American and historic archaeological sites should be documented in the field for evidence of their cultural association and/or integrity. Care should be taken to keep archaeological site information in a secure location with restricted access.

National Register Program

While the National Register does not automatically preserve a property, it does provide an opportunity for state review of proposed modifications in cases where federal or state monies or permits are being utilized.

Using the information generated in survey work and accompanying National Register evaluations, Gloucester could expand its National Register of Historic Places program to augment the nominations that already exist. Gloucester currently has 132 properties on the National Register, almost all of which are in the Chepachet Historic District, which is also a local historic district. There are also two individually listed properties, the town pound and the Manton-Hunt-Farnum Farm, as well as one archaeological site that is on the National Register.

The first step is to re-evaluate each property and district on the potentially eligible lists in Appendix B for eligibility, followed by developing a National Register listing plan, taking into consideration each property's integrity and vulnerability. Properties that are in need of recognition in order to advance preservation strategies should be given priority. In addition evaluation of archaeological sites and other historic resources not on these lists for National Register listing may yield additional resources that are potentially eligible for listing on the National Register.

Community-Wide Preservation and Zoning Strategies

Nearly all preservation strategies address village and neighborhood character in some manner. As described above, thorough documentation is an important first step in the preservation planning process, followed by National Register listing where appropriate. Following identification and evaluation, each community looks for strategies to protect the special areas in the community. There are traditional preservation planning strategies as well as land use and planning strategies that have been used to support preservation. Some of the tools are described below.

Local historic district zoning is one of the most effective traditional preservation strategies in many Rhode Island communities. A local historic district ordinance, which is adopted through a local initiative, recognizes special areas within a community where the distinctive characteristics of buildings and places are preserved and protected by the designation. These districts are one of the strongest forms of protection for the preservation of historic resources. They are adopted by the Town Council.

A demolition delay ordinance provides a time period in which municipalities and property owners can explore alternatives to demolition. While relatively rare in Rhode Island, demolition delay ordinances are employed more widely in other states. Such ordinances allow communities to defer demolition of historic structures for an allotted period of time. This delay may help to deter developers and owners from demolishing historic structures that need new systems or are in the middle of a lot making it more challenging to subdivide. In Rhode Island

demolition delay has only been adopted in a couple of communities and is part of the zoning ordinance.

Neighborhood architectural conservation districts are local initiatives that recognize special areas within a community where the distinctive characteristics of buildings and places are preserved and protected. They are less restrictive than local historic districts but still embrace neighborhood character. These districts are used in many states across the nation and are similar to local historic district designation but less restrictive; regulations tend to address massing and scale rather than materials and architectural detail. However Rhode Island's state statute for local historic districting can be tailored to the needs of a community in a more flexible way than in many states. Therefore the flexibility and the less restrictive standards of a neighborhood architectural conservation district may be less applicable than in other states. Perhaps in instances where a local historic district ordinance has been written for one part of a neighborhood or village in a town, a neighborhood architectural conservation district may be more appropriate for another neighborhood where there is a need to embrace neighborhood character without the restrictive regulations of an already established local historic district.

Conservation cluster development preserves open space while allowing for the same building yield with more compact development. While most ordinances are similar in goals and implementation, there may be ways to make this approach to subdivision more enticing or a requirement for large parcels in particular. This would be a particularly effective way in which to develop a large rural parcel. It is a method in which to preserve certain land uses as well. For parcels in large parcel zoning districts subdivision should require the submittal of a conventional subdivision plan and a conservation development plan. The reviewing board should be able to approve the better of the two plans and offer an additional unit or percentage of units based on the size of the land area and development size. The open space set aside could be farm land that remains in agricultural use. This tool has already been implemented in Gloucester.

Flexible zoning gives the Planning Board the ability to shift some of the dimensional requirements in a subdivision in order to preserve certain features on a property such as key historic structures, stone walls, a stand of trees, or a promontory, as long as there is no increase in density. This tool has already been implemented in Gloucester.

Overlay districts provide a new set of rules for the development of land in a particular area that supersedes the underlying zoning can help to accomplish goals without creating a whole new zoning district. Overlay districts may be used to preserve certain vistas along rural roads, or certain development patterns in a village center.

Agricultural Landscapes

As land use pressures intensify, farm owners now need multiple tools and partners to retain and work their land. Thus, preservation strategies require partnerships to assist in that stewardship.

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- Document historic barns and other farm outbuildings. Consider The Trustees of Reservations (TTOR) “Barns in the Highland Communities” report as a model. Gloucester is currently working on such a survey.
 - Encourage owners to investigate the sale of development rights through the *Farmland Preservation Act* (Rhode Island General Law Chapter 42-82) administered by Department of Environmental Management’s Division of Agriculture.
 - Enroll farmland in program established by the *Farm, Forest and Open Space Act* (Rhode Island General Law Chapter 44-27) to ensure that the land is assessed at its farming use value rather than potential development use. Enrollment requires an approved conservation plan outlining best management practices.
 - Adopt the *Right to Farm Act* (Rhode Island General Law, Chapter 2-23) in order to support farmers when there are conflicts in adjacent land uses.
 - Form an *Agricultural Preservation Commission* to help advocate for farmers, develop zoning that is beneficial to farmers, and assist in implementing goals to preserve farming that appear in study area Comprehensive Plans and Updates.
 - Join *Rhode Island Agricultural Partnership*, a newly formed coalition with a mission to enhance agriculture and local food systems and develop a five-year strategic plan to sustain and improve agriculture in Rhode Island.
 - Support *Rhode Island Center for Agricultural Promotion and Education* www.rifarmways.org and its New England FarmWays program. This organization supports farmers in planning, research, management, marketing, local communication, tourism and other pertinent topics to local farmers.



Loss of farmland is a concern in many Blackstone River Valley communities

Burial Grounds

While the Rhode Island Historical Cemetery Commission <http://www.historicalcemeteries.ri.gov/> has a data base of all of its burial grounds, in most cases very little is known about the historic resources, current ownership and existing conditions of each burial ground, particularly the smaller, less well-known ones.

- Map all burial grounds in town, preferably with GPS locations.
- Prepare updated inventory to identify burial grounds that are particularly vulnerable to change, followed by preservation plans for those that are at the highest risk.
- Consult organizations such as the Association for Gravestone Studies <http://www.gravestonestudies.org>, which are a good source of information for citizens interested in documenting burial grounds. Stone conservation work should only be undertaken by a trained conservator.
- Establish an Adopt-a-Cemetery program to provide care for burial grounds in poor condition. Burrillville has already established such a program, which might serve as a model.
- Adopt an ordinance that preserves and protects burial grounds and cemeteries as well as a buffer area around the same. North Smithfield has such an ordinance, which preserves a 25-foot buffer area around the limits of burial grounds and cemeteries.

Civic and Institutional Properties

Reuse of civic and institutional properties requires knowledge of land use regulations in the area, needs of the community and a conditions assessment of the property in order to understand cost and benefit of reuse options.

- Develop assessment report of building or structure to include architectural description, history, conditions, zoning, allowed uses, options, etc.
- Form friends groups to raise private funds to maintain civic and institutional properties and to solicit private partners such as local businesses to assist in funding preservation of historic civic and institutional buildings.
- Arrange adaptive reuse charrette to brainstorm about ways in which to preserve under-used or vacant buildings.

Lakes, Ponds and Reservoirs

Preservation of waterbodies such as lakes, ponds and reservoirs takes cooperation among abutters and other users of the waterbodies. Some of the challenge is lack of information about the ill-effects of certain types of activities.

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- Develop water-quality testing program. Advertise results with interpretive information.
 - Develop brochure for property owners on methods of protecting water quality by not using chemicals on lawns, etc. This type of educational information can be general for all water sources and personalized to the specific resource with photographs and facts about the water source.

One important partner in solutions for waterbodies may be *Save the Lakes* (www.stlri.org), an organization dedicated to preserving and improving fresh water in Rhode Island. Workshops presented by the organization have included information about sustainable landscaping practices that protect water quality. Another partner is the Northern Rhode Island Conservation District.



Bowdish Reservoir

Local Scenic Roads

Scenic roads are an integral part of the historic fabric of a community. They are highly valued by residents and visitors alike. Yet, roads must also accommodate modern transportation needs and decisions regarding roadways are often made with travel requirements as the only consideration. The visual quality of a road is made up of characteristics that are within the public right-of-way and those that are on private property including tree canopies, stone walls and views across open fields. Rhode Island has a Scenic Roadways program for the designation and preservation of scenic state roads. Only eight roads have been so designated one of which is in Lincoln – one of the towns participating in the Heritage Landscape Inventory program. The best protection is for the town to adopt a local designation process with an ordinance that provides review for certain actions that may change the scenic quality of roads.

Protection of scenic roads therefore requires more than one approach.

- Complete an inventory with descriptions and photo documentation of each of the roads in Gloucester including the character-defining features that should be retained.

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- Adopt design criteria to be considered when approving removal of trees and stone walls, such as a provision allowing only one driveway cut per property on scenic roads. This is particularly applicable to subdivisions and not appropriate for working farms that often require multiple entrances. Once adopted, coordinate procedures between the Highway Department and the Planning Board that reviews subdivisions.
 - Consider a scenic overlay district that may provide a no-disturb buffer on private property bordering on scenic roads or adopt flexible zoning standards to protect certain views.
 - Develop local policies and implementation standards for road maintenance and reconstruction, including bridge reconstructions, which address the scenic and historic characteristics while also addressing safety. This is an important public process in which the community may have to accept responsibility for certain costs to implement standards that are not acceptable to projects funded by Rhode Island Department of Transportation. Such standards should have a section addressing the way in which the local Highway Department maintains roads, for example requiring a public hearing if any trees or stone walls are to be removed or if additional pavement is to be added to a town road during reconstruction or repair. Policies can be adopted by local boards having jurisdiction over roads, or can be adopted through an ordinance passed by the Town Council. In developing policies consider factors such as road width, clearing of shoulders, walking paths, posted speeds. A delicate balance is required.

Mill Villages

Preservation strategies appropriate for mill villages often support economic development due to the cohesiveness of villages and the character of many of the buildings. To maintain the size, scale and massing within the village as well as preserve distinctive building types, local historic district designation is the most effective tool. Other zoning strategies may help to make large mill buildings more viable such as: overlay districts that may provide additional allowed uses; and flexible zoning that may allow flexibility in dimensional requirements. The Rhode Island Historic Homeowner's Tax Credit can be an important preservation tool for residences that are listed in the National Register, providing homeowners with a 20% tax credit for approved, exterior restoration work. The Federal Historic Preservation Tax Credit provides tax incentives for the rehabilitation of income-producing properties, as does the state Historic Preservation Investment Tax Credit (currently unavailable but could be re-instituted).

Stone Wall Preservation

Stone walls are vulnerable to development of rural parcels, widening of rural roads and even as a source of revenue. There are two mechanisms that have been used in some Rhode Island communities – one is an incentive, the other is a regulation.

A state statute (R.I.G.L. § 44-3-43) provides a valuation exemption of up to \$5,000 that can be subtracted from the assessed value of a property that retains its stone walls. A municipality must adopt an ordinance to take advantage of this state statute. Within this statute the definition of “historic stone walls” is those stone walls that pre-date 1900 and are a vertical alignment of natural stones. The tax exemption can only be applied to walls that are at least three feet in height, at least 50 feet in length and are maintained.



Stone wall along Farnum Road

Four communities in Rhode Island have developed regulatory ordinances that provide a modicum of protection. Each relies on the definition of “historic stone walls” in the tax exemption statute. The Town of Smithfield has developed an ordinance that has become the model for other communities - the Smithfield Stone Wall Protection and Preservation Ordinance. This law gives the legal authority to the municipality to fine an owner who removes stone walls without necessary permits or conditions in a permit. Other communities in this study area are working to adopt an ordinance similar to Smithfield’s.

Funding of Preservation Projects

Funding for preservation projects is an important aspect of implementing preservation strategies. Both the RIHPHC and BRVNHCC have limited funding programs to assist communities in preservation-related issues. Communities that have adopted historic district zoning are eligible for Certified Local Government (CLG) status. Once designated a CLG by the RIHPHC, the community is eligible for some survey and planning grants through the RIHPHC. Gloucester is already a CLG which means that it can apply for grants to assist in survey, National Register and preservation planning projects. Other funding sources include:

- *Preservation is Local* grants for planning and documentation projects often leveraged with CLG funding –grant program only operated in 2009 and future is unknown. RIHPHC Program.

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- *Community Development Block Grant (CDBG)* funds for improving community facilities, neighborhood revitalization, and economic development. A limited funding source particularly for non-entitlement communities which includes all five towns in the study area.
 - The *Federal Investment Tax Credit (ITC)* can make a difference in the financing of a project that is completing a substantial rehabilitation of an income producing property that is listed in or eligible for listing in the National Register of Historic Places. A “certified rehabilitation” that is carried out in accordance with the Secretary of Interior's Standards for Rehabilitation is eligible for a 20% investment tax credit. See RIHPHC website.
 - The *Historic Preservation Investment Tax Credit* is presently not funded but may be re-instituted. It played a significant role in preserving many important historic resources and was particularly useful in the redevelopment of large mill structures. RIHPHC Program.
 - The *Historic Homeowner's Tax Credit* can assist owners in the cost for rehabilitating their National Register-listed home. RIHPHC Program.
 - Local funding sources such as the real estate conveyance tax payable to municipalities may be redirected to preservation of heritage landscapes such as agricultural land. Use of these funds is community policy determined at the local level. Other sources may be local businesses that may benefit from preservation of property.

Funding for state programs varies from year to year. When planning Gloucester's heritage landscape inventory program, contact relevant agencies to determine whether funding is available.

CONCLUSIONS

The Gloucester Reconnaissance Report is a critical tool in starting to identify the town's rich and diverse heritage landscapes and in beginning to think about preservation strategies. Gloucester will have to determine the best way to implement the recommendations discussed above. One approach that might help the town begin the process is to form a Heritage Landscape Committee which would work to implement a comprehensive landscape inventory and to guide implementation of recommendations of this report.

Landscapes identified in this report, especially the priority landscapes, will typically need further documentation. That documentation in turn can be used in publicity efforts to build consensus and gather public support for their preservation. Implementation of recommendations will require a concerted effort that includes partnerships among municipal boards and agencies, local non-profit organizations, and state agencies and commissions.

Distribution of this Reconnaissance Report to the municipal land use boards and commissions will assist in making this one of the planning documents that guides Gloucester in preserving important features of the community's character. The recommended tasks will require cooperation and coordination among boards and commissions, particularly Gloucester's Planning Board, Conservation Commission and Historic District Commission. It also is advisable to present this information to the Town Council. Distribution of the report to the Gloucester Land Trust, Gloucester Heritage Society, neighborhood associations and any other preservation-minded organizations will broaden the audience and assist in gathering interest and support for Gloucester's heritage landscapes. Finally, this report should be distributed to the owners of landscapes identified through this process, especially the high-priority landscapes. This could help owners understand the significance of their property, its importance to the community, and options for protection.

APPENDIX A: HERITAGE LANDSCAPES IDENTIFIED BY COMMUNITY

This list was generated by local participants at the Heritage Landscape Identification Meeting held in Gloucester on May 26, 2010. The follow-up fieldwork was completed on June 17, 2010. **There are undoubtedly many other heritage landscapes that were not identified at the HLI meeting noted above.** The chart has two columns, the names and locations of resources are in the first; notes about resources are in the second. Landscapes are grouped by land use category. Abbreviations are listed below.

CR = Conservation Restriction
 NR = National Register
 * = Priority Landscape

LHD = Local Historic District
 PR = Preservation Restriction

Agriculture	
<i>Barden Family Orchard</i> Elmdale Road	Apples, peaches, raspberries corn, pumpkins.
<i>Bonniedale Farm</i> Snake Hill Road	Animal farm. Recently foreclosed.
<i>David Burlingame Farm</i> Phillips Lane	North of Harmony. With early 18 th century house, one of the oldest in town.
<i>Carpenters Farm</i> 969 Snake Hill Road	Also known as Cherry Valley Herb Farm. Picturesque.
<i>Drews Barn</i> Tourtellot Hill Road	Barn is in poor condition.
<i>Hunt-Farnum Farm</i> Eddy Road	NR as Manton-Hunt-Farnum Farm. Photo in RIHPHC 1980 report. Agricultural area with multiple sheep farms.
<i>Greens and Goats</i> 1535 Snake Hill Rd.	New farm that is making a go of it. Includes herbs, salves, greens.
<i>Grey Ledge Farm</i> 471 Chopmist Hill Road	Picturesque site, includes dramatic vista to the west.
<i>Harley Farm</i> 1299 Putnam Pike	Used to be called Barden Farm. Apples, vegetables, pumpkins, eggs, farm animals. etc.
<i>Harmony Farms</i> 359 Sawmill Road	Fruit growers, with U-pick & farm stand.
<i>Kent Farm</i> Kent Drive	Owned by FM Global. Scenic farm in far western part of town includes open fields and long distance views towards the west. Also several houses and barns. Formerly Kent Farms and J. Arnold Place. A life tenancy arrangement is currently in place.

<i>Kilmartin Farm</i> Farnum Road	House, large barn, farm pond, old icehouse, surrounded by well-made stone walls. Some of the former Kilmartin land is owned by Gloucester Land Trust.
<i>Knight Farm</i> 1 Snake Hill Road	SE corner of town. Apples, peaches, pumpkins, plums, including U-pick. Also popular restaurant and ice cream stand.
<i>Thomas Owen Farm</i> Chestnut Hill Road	West of Smith and Sayles Reservoir.
<i>Seldom Seen Farm</i> 406 Evans Road	Part of Eddy Road/Farnum agricultural area. Partially owned by Gloucester Land Trust. "Near Seldom Seen Farm there used to be a stile that children used to get to Evans School (steps over fence and back down again)." There are two sheep farms on this road.
<i>Sprague Farm</i> Pine Orchard Road	Owned by Gloucester Land Trust. 250 acres of diverse habitat including several open fields, as well as trail system. No longer actively farmed. Abuts Burton Woodland and Robert Huckins Woodland.
<i>John Steere Farm</i> Victory Highway	An important piece of former farmland north of town. Hay fields are scenic feature along major road.
Burial Grounds and Cemeteries	
<i>Acote's Hill Cemetery</i> 1043 Putnam Pike	NR, LHD. Town's largest cemetery, established 1850 by Chepachet Cemetery Association. Site of confrontation associated with Dorr Rebellion in 1842. Monument to Thomas Wilson Dorr was erected in 1912.
<i>Harmony Burial Ground</i> Putnam Pike	NR. Burial ground adjacent to Harmony Chapel, at least 100 burials.
<i>Public Cemetery</i> Victory Highway	Land given by Evans family. Early inhabitants are buried here but many headstones are gone. Not well maintained.
Centers/Villages	
<i>Chepachet Village</i> Putnam Pike	NR, LHD. 1971, the first Rhode Island village to be placed on the National Register of Historic Places. One of Gloucester's two main villages. Active commercial district.
<i>Harmony</i> Putnam Pike	Small commercial area that includes former elementary school, post office/general store, as well as current fire station, chapel and burying ground.
Civic/Institutional	
<i>Ada Hawkins School</i> Harmony	Former elementary school located across street from Harmony Fire Station and next to Harmony Library and former post office/general store. Privately owned, space is now for lease.
<i>Brown Schoolhouse</i> Chestnut Hill Road	1822. Used as a private school until 1828, then it became a public school. Now a residence.

Camp Russell Waterman Reservoir	Seasonal campground on Waterman Lake with 60 privately owned camps.
Chepachet Grange Hall Chepachet	One of two grange halls in town. Still active.
Clarkville School Putnam Pike	One of the last one-room schools in Gloucester to close. Now owned by Gloucester Land Trust. Photo in RIHPHC 1980 report.
Evans Schoolhouse Evans Road	Ca. 1855. Photo in RIHPHC 1980 report.
Freewill Baptist Church Putnam Pike	NR, LHD. Federal style, photo in RIHPHC 1980 report. Built 1821 by Clark Sayles. Still in use. Includes carriage barns. Small congregation. "Nothing like it in New England."
Harmony Chapel Putnam Pike	NR. Church was established before 1870. Maintained by Friends of Harmony Village.
Laurel Grange Snake Hill Road	One of two grange halls in town. Active.
Masonic Hall Putnam Pike	NR, LHD. 1803, 2½ story Federal building in Chepachet Village Historic District. Located in Chepachet next door to the stone mill. The oldest "fresh water" lodge in the nation. Masons hold their meetings in the upper chamber, which features a barreled ceiling. Gloucester Heritage Society headquarters. Cited by one resident as a "Treasure".
Town Hall 1145 Putnam Pike	NR, LHD. Former Chepachet Elementary School now used as Town Hall and School Administrative offices.
Town Poor Farm Tourtellot Hill Road	Now a private residence.
* Town Pound Chopmist Hill Road and Pound Road	NR, built 1749. Fifty-foot square stone wall enclosure with iron gate. One of the oldest and finest extant dry masonry town pounds in US. Town owned. Concerns about ongoing maintenance – gate needs to be fixed and site is overgrown.
Industrial	
1814 Mill Putnam Pike	NR, LHD. Stone mill in center of Chepachet, next to Chepachet Bridge. Now used as an antique shop.
Gold Mine Off Durfee Hill Rd.	Former gold mine in vicinity of Ponaganset Reservoir. Established 18 th century, continued through 19 th century. Shaft is located under reservoir.
Mowry's Mill Spring Grove Road	Early shoddy mill, still standing but remodeled.
Old Quarry Old Quarry Road	Former granite quarry in Harmony that is no longer active.

Quarry Chestnut Hill Road	Former granite quarry that is no longer active. Stone from this quarry used for buildings in Chepachet.
“Skeeterville”	Old mill village in northwest part of Glocester. Former site of a finishing mill. Mill buildings are used as residence and other uses.
White Mills Ruins East of Main Street	Town-owned former mill site in Chepachet, clean up of contamination is in process, a riverfront park is planned. Archaeological survey underway.
Williams Mills Killingly Road	Was a mill village, had sawmill, gristmill, blacksmith shop, cooperage and some houses that are no longer standing. Now privately owned.
Native American	
Native American Sites Willie Woodhead and Elbow Rock Roads	Multiple resource area with possible Native American history. Cairns and old trails reported throughout the area. Road also listed under transportation. Most of the area is part of Durfee Management Area owned by RI DEM or the Glocester Land Trust.
Natural Areas / Open Space / Parks	
Elbow Rock Elbow Rock Road	Natural feature, very large ledge outcropping. Possible Native American site. Located near Sprague Hill. Parcel is owned by RI DEM and the Glocester Land Trust.
Heritage Park Chestnut Oak Road	Town-owned open space. Used for hiking and cross country skiing in the winter.
Hemlock Ledges Durfee Hill Road	Natural feature in Durfee Hill Management Area.
Sprague Farm Pine Orchard Road	Natural area owned by Glocester Land Trust.
Residential	
Eddy House 1503 Putnam Pike	18 th century gambrel. Now Country Cupboards.
* Kent Property 15 Dorr Drive	NR as part of Chepachet Historic District. Historic house, carriage house, barn and garage on large lot in Chepachet. Has small spring-fed pond at the rear. Strategic location at the center of town. Currently in poor condition and for sale.
Henry Sayles House Putnam Pike	Only Mediterranean style villa in town.
House Reynolds Road	Near DEM’s pond and sledding area at Durfee Hill Management Area.
Marion Irons Homestead Snake Hill Road	On Coomer Lake, now a campground.
Reuben Mason	NR, LHD. Two and a half story 18 th century gable end house with large brick center

House Putnam Pike	chimney and portico entry in a five-bay façade. Part of the Acote's Hill Cemetery property. Owned by the Gloucester Heritage Society, which plans to operate it as a museum.
Thomas Owen House Putnam Pike	NR, LHD. c. 1787. Built by Solomon Owen for his nephew, Thomas. When Putnam Pike was widened in the 1920s, this building was moved back away from the road.
Dr. Albert Potter House Victory Highway	c. 1840. Greek Revival house, was owned by two doctors. Located north of Citizens Bank on Victory Highway across from the Elms.
* "The Elms" 33 Money Hill Road	NR, LHD. Very visible property at triangle between Routes 100 and 102. Used as a bed and breakfast. A 2½ story Federal building with a central recessed entry with sidelights in a five-bay façade with a piazza across the front. One large barn at the rear of the property. 1930s tourist cabins by the road.
"The Plains" Victory Highway	"Bob Steere's place." Single family home surrounded by fields on either side. Located off Victory Highway. Was part of large land holdings of the Steere Family.
Transportation	
Chepachet River Bridge Chepachet	NR, LHD. Arched bridge in center of town. Current bridge is a replacement for earlier wooden bridge, which washed away during the freshet of 1867. Currently undergoing repairs to sidewalk by RIDOT.
Elbow Rock Road	Historic town road that in some places is inaccessible except by off road vehicles.
Route 102	Scenic north/south route through the center of town. Southern part is Chopmist Hill Road, northern part is Victory Highway.
Snake Hill Road/ Route 44	Very scenic, many farms in this area. RIHPHC report says it may have been an early Native American trail, as artifacts have been found around it, and was one of Gloucester's earliest roads.
Stagecoach Stops	Cady's Tavern, Philips Barn, Cutler Brook, Farnum's Hotel. When Cady's stand burned, stop was moved down to Barnes. Now cement plant near Spring Hill Road where Barnes sign is on west side of road.
Steere Road	Snake fence with tall trees is scenic feature.
Tourtellot Hill Road	Old houses, scenic. Town poor farm on this road with gambrel house.
* Trolley Power Station Harmony	Brick power station for trolley. Very poor condition, bricks are falling off. Needs immediate work. Now used as a body shop.
* Willie Woodhead Road	Multiple resource area with scenic road, reported Native American burial ground and "The Ledges". Quarry nearby. Some sections closed to public use.

Waterbodies	
<i>Bowdish Reservoir</i> NW corner of town	126-acre reservoir, dammed in 1850. Floating vegetated islands. The dam is owned by RIDEM. Used for recreation. With associated lakeside community.
<i>Hawkins Pond</i> Putnam Pike	Small pond in northwestern corner of town. Former mill pond owned by Hawkins (Hawkins Lumber Yard), which used hydroelectric generator that powered local residents and saw mill. Near Skeeterville.
<i>Ponaganset Reservoir</i> Western part of town	Ponaganset Reservoir, roughly 230 acres, is on the Ponaganset River, feeder pond to the Scituate Watershed (Providence Water Supply Board) that is used for drinking water. Construction was completed in 1865. It is owned by the City of Providence. Native American artifacts have been found in the area. Former gold mine under reservoir.

APPENDIX B: EXISTING RESOURCE DOCUMENTATION AND PLANNING TOOLS

Glocester already has important planning tools in place to document current conditions within the town; identify issues of concern to town residents; and develop strategies for action. This section of the Reconnaissance Report identifies some of the existing planning documents and tools that provide information relevant to preserving heritage landscapes in the community.

Survey of Historic and Architectural Resources

The Rhode Island Historical Preservation and Heritage Commission's (RIHPHC) Survey of Historic and Architectural Resources is a statewide program that identifies significant historic resources in each municipality in the State. Historic properties are listed on RIHPHC data sheets, which record the basic information about properties: descriptions, location recorded on historic maps, and names associated with the property.

A large number of Glocester properties, including archaeological sites, were recorded in the late 1970s and analyzed in *Historic and Architectural Resources of Glocester, Rhode Island: A Preliminary Report* published in 1980. Some of these properties have been preserved using recommendations included in the Preliminary Report; others have been altered or lost; and still others remain undocumented.

The 2001 report *Historic Landscapes in Rhode Island* documented six local properties, all of which were farms:

- Coomer-Steere Farm, Douglas Hook Road
- Evans Farm, 406 Evans Road
- Farnum Farm, Farnum Road
- Lapham-Ballou Farm, Farnum Road
- Smith Farm, 1465 Putnam Pike
- Salisbury-Law Farm, Bates Farm, 391 Reynolds Road

In addition, the town of Glocester is undertaking a barn survey.

State and National Registers of Historic Places

The National Register of Historic Places is the official federal list of districts, sites, buildings, structures and objects that have been determined significant in American history, architecture, archaeology, engineering and culture. Glocester properties on the National Register include one large NR district, the Chepachet Village Historic District; two individual listings and one archaeological site. The 1980 RIHPHC report includes a list of additional properties in Glocester that deserve consideration for listing in the National Register; these are:

- C.C. Mathewson House, Tourtellot Hill Road
- Farnum House, Farnum Road
- Former David Burlingame Farm, Phillips Lane
- Former Clarkville School, Putnam Pike
- Former Evans Schoolhouse, Jim Evans Road (moved to town hall site)
- Hawkins-Aldrich House, Huntinghouse Road
- Emor Smith House, Putnam Pike
- Lapham-Ballou Farm, Farnum Road
- Peckham Farm, Snake Hill Road

- Salisbury-Law Farm, Bates Farm, 391 Reynolds Road (recommended in 2001 report *Historic Landscapes in Rhode Island*)
- The Mann Farm, Snake Hill Road
- Thomas Cutler Farm and site of Cutler’s Tavern, Putnam Pike

Other properties identified by Edna Kent as potentially eligible for listing in the National Register:

- Asa Kimball House, Putnam Pike
- Captain Wilkinson/Wilder House, Joe Sarles Road (now Rhode Island Soap Works)
- Deacon Peter Sprague/Aldrich House,
- Eddy House, Putnam Pike (now Country Cupboards)
- Hunt Garrity House, Putnam Pike
- Thomas Barnes House, Money Hill Road

Planning Documents and Tools

All municipalities in Rhode Island are required to write a Comprehensive Plan and to update that plan every five years. The town’s latest update to the Glocester Comprehensive Plan was written in 2008. Glocester also has other important planning documents and tools that provide a framework for town decision-making. Important regulatory accomplishments related to community character and heritage landscapes are:

Conservation Development Zoning. A mechanism used to develop land by clustering the development together on small lots or one lot in residential districts and providing a percentage of open space in return for being able to cluster the development, which reduces infrastructure costs. The Planning Board has the authority to determine whether a parcel shall be divided by conventional subdivision regulations or by conservation development zoning.

Historic District Zoning. This applies to the properties in the Chepachet Historic District (established 1991, amended 1994)

Municipal Land Trust. This has a town-appointed board that is partially funded by a land transfer tax.

Rural Residential Compound Zoning. The purpose is to preserve large open space areas by allowing less stringent dimensional controls on 20-acre + parcels. No more than four lots can be created and each lot must be at least 10 acres with no more than 1.5 acres set aside for buildings and the remaining acreage remaining as open, not to be further subdivided.

An important regional initiative that is directly applicable is the Woonasquatucket River Greenway Project. Glocester was one of six municipalities that participated in the 2003-04 Woonasquatucket Greenspace Protection Strategy project. Of the six municipalities that participated Glocester, North Smithfield and Smithfield also are included in this Heritage Landscape Inventory program. The Woonasquatucket project looked at regional issues relating to the Woonasquatucket River watershed using the Comprehensive Plan outline as a guide. An important product of this project was the understanding of the complexity of heritage landscapes – the overlapping categories as well as overlapping municipal boundaries – and the importance of a regional approach to preserve and protect this heritage. Recommendations for each category – natural resources, cultural resources, and recreational resources – are guides to heritage landscape preservation priorities in this watershed.