

NEW JERSEY HISTORIC TRUST

NJHT Board of Trustees Meeting

Wednesday, March 6, 2019

**Department of Community Affairs Building
Trenton, Mercer County**

Call to Order

Ms. Foster called the meeting to order at 10:03 am.

Open Public Meetings Act

Ms. Guzzo stated to the Board that notice of the meeting was made in accordance with the New Jersey Open Public Meeting Act.

Roll Call

Ms. Guzzo called the roll and confirmed the meeting had a quorum.

Trustees present: Janet Foster, Deborah Kelly, Peter Lindsay, Katherine Marcopul, Kenneth Miller (via phone), Katherine Ng, Christopher Perks (via phone), Patricia Ann Salvatore (via phone), Robert Tighue, and Sean Thompson.

NJHT Staff present: Dorothy Guzzo, Glenn Ceponis, Carrie Hogan, Haley McAlpine, and Ashley Parker.

DAG present: Beau C. Wilson.

Public Comment

No public present.

Approval of Minutes

Ms. Foster asked if there were any comments or discussion regarding the December minutes of the Board. There being no comment Ms. Kelly moved to accept the meeting minutes, seconded by Mr. Lindsay. Mr. Tighue and Mr. Perks abstained from the vote. The motion passed unopposed.

Communication: Ms. Foster referenced the items included in the Board packet including acknowledgement from Assemblyman Benji Wimberly of receipt of the Trust's Annual Report, a letter in support of the State Preservation Tax Credit and announcement of Michael Zuckerman's pending retirement as MAC's executive director. Ms. Guzzo also mentioned the U.S. Supreme Court's denial of Cert regarding the funding of churches, which she referenced would be discussed in more detail later in the meeting.

Reports of Officers

Chair:

Ms. Foster stated that it had been a busy quarter for the Historic Trust and thanked Trust staff for their efforts. Ms. Foster also welcomed the newest Trust staff member, Ashley Parker, who will provide valuable assistance to program staff.

Vice Chair

No report.

Treasurer:

Mr. Tighue referenced the Treasurer's report located within the Board packet. Mr. Tighue reported that the Trust's grant funds are healthy, however, the Trust's operational funds could be problematic while Treasury withholds the Trust's overhead. As reported at previous meetings this action by Treasury ties the Trust's hands regarding operational activities and outside contracting. If the Trust allotment of CBT funds is increased to 7% as is proposed in the current legislation then this issue with Treasury should no longer be an issue because the Trust's operational funds will come directly out of the Trust's annual CBT allotment. Ms. Guzzo added that Farmland takes two years of operational funds from its annual appropriation and this would also make sense for the Trust moving forward as we begin to utilize the CBT funds for operational activities. Mr. Tighue also thanked Ms. Hogan for her preparation of the report and stated that the narrative included with the report provides much clarity.

Mr. Tighue said that this will be a transitional year for the Trust going from a line item in the budget (for operational) to just utilizing our CBT allotment for operational. Some concern remains in not knowing if Senator Smith's bill will be revised between now and passage. As it is currently written the Trust would be ok, however, any changes could require the Trust Board members to reach out to legislators to ensure our share is sufficient. Ms. Foster reminded Board members that this is why it is important to be a known entity with your legislators. Ms. Foster then asked Mr. Tighue to keep the Board informed of any developments.

Secretary:

No report.

Executive Director's Report

Ms. Guzzo referenced her report, and the staff report included in the Board packet. Ms. Guzzo reported that staffing continues to be a big issue. The paperwork has been filed for Michele's replacement.

Ms. Guzzo also reported that Senator Smith's bill includes funding for our new database. Ms. Guzzo is hopeful that the database project can get rolling as soon as possible. Ms. Guzzo also reported that the Trust has reviewed and approved the 'On Demand' footage. The Trust is now working with our contacts regarding potential air times and television stations. The Trust is partnering with Craftsman Farms to preview the footage on May 4th at Craftsman Farms as part of Craftsman Farms 30th anniversary celebration, National Historic Preservation Month and the debut of the short film.

Ms. Kelly also reported meeting with Adam Pearl of NJTIA regarding incorporating heritage tourism into the annual tourism conference. Mr. Pearl was supportive of heritage tourism and the discussions focused on ways to incorporate it into the tourism conference such as a keynote speaker or a panel that focuses on heritage tourism. The goal was to have more than just a heritage tourism session at the conference so that heritage tourism is integrated throughout the conference. Ms. Kelly thought it was a very positive meeting. It was suggested that perhaps the Trust could provide or sponsor funding to bring a speaker in from out of state, such as Cheryl Hargrove, who could speak to how other states have successfully integrated heritage tourism into a state's tourism planning. Ms. Foster thanked Ms. Kelly for making these important inroads. Ms. Salvatore also acknowledged the TIA's lack of interest in arts and culture in its recent past and was pleased to see that they were interested in promoting it again.

Ms. Kelly also spoke about the Trust's meeting with the Secretary of State and the head of the State Department of Tourism. A key aspect of the meeting was trying to get the state to include heritage tourism in its survey of state tourism activity. The Trust had paid for a specific heritage tourism impact study previously and thinks it should be regularly included in the State's tourism study rather than the Trust having to pay for a separate study. How to best implement the heritage tourism impact study is still under discussion, with a suggestion of partnering with Stockton University.

Ms. Salvatore asked if the Tourism web site includes a link to *Journey through Jersey*. They intend on providing the link, but we are not sure if it is there yet. The new head of tourism is still getting up to speed. Generally, it was a positive discussion with the head of Tourism and the Secretary of State.

Ms. Guzzo reported that the Trust held its applicant workshop on Monday and that eighty participants attended. Ms. Guzzo, through the MARCH program at Rutgers, is also conducting the Preservation Commission training workshop on Saturday in Morristown.

Report of the Department of Community Affairs

Mr. Thompson reported that DCA is focusing on the State budget. Mr. Thompson also reported that the State Main Street program is being reinstated and that its rules are being published on March 18th in the Register. DCA's Neighborhood Preservation Program is accepting applications and has \$2.5 million available for grants. There is also \$60 million available for affordable housing development. They will be keeping an eye on the State Budget to make sure everything makes it into the final budget.

Ms. Guzzo added that we are still waiting for the Governor to sign our appropriation's bill which had passed the legislature. It has been nearly 45 days since passage of the legislation.

Report of the Department of Environmental Protection

Ms. Marcopul reported that the National Park Service is issuing new regulations regarding listing properties on the National Register. SHPO's across the country are concerned that the new regulations could hurt listings. Specifically allowing federal agencies with buildings in eligible

districts to object to listing as well as giving property owners a greater say based on the amount of property owned in an eligible district rather than one vote per property as is the current policy. This last item is a clear nod to the large ranches in the west. The NPS is accepting public comments through April 30th. Ms. Marcopul stated that a conference call between SHPOs and the NPS is scheduled for Friday. Ms. Foster asked, if possible, to supply the Trust with a summary of the phone call. Ms. Guzzo suggested that the Trust provide comments to the NPS since the changes can affect who we fund through our programs. Ms. Foster made a motion to have the Trust's Executive Director prepare and submit comments on behalf of the Trust to the National Park Service, seconded by Ms. Kelly and Ms. Salvatore. The motion passed unopposed.

Ms. Marcopul also mentioned that the SHPO, as part of the anniversary of the passage of the 19th Amendment, is looking to add sites to the Women's History Trail. They will be calling for nominations in mid-March for new sites. She is encouraging people to submit not just sites previously unknown, but for known sites to perhaps tell new histories. This is the first time in twenty years adding sites to the history trail. Ms. Marcopul also stated that they intend to republish the Woman's History Trail book in time for the anniversary as well. Ms. Hogan suggested reaching out to Linda Epps, she has been doing a lot of research and would likely provide an important perspective.

Report of the Department of Treasury

No Report

Report of the Executive Committee

The Executive Committee met via conference call and focused on our legislation and moving grant work forward.

Report of the Grants & Loans Committee

Ms. Kelly referenced the Committee's report included in the Board packet. Ms. Foster asked if Board members had any conflicts with these projects. There were no conflicts. Ms. Kelly noted that each request is detailed in the Committee report. Ms. Kelly then reviewed the following requests for extension:

Essex County Jail (2010.0068) – extension to March 1, 2020; and
Ocean City Life Saving Station (2010.2025) – extension to May 31, 2020.

There being no further discussion, Ms. Foster moved to grant the extensions as recommended by the Committee, seconded by Mr. Thompson. The motion passed unopposed.

Ms. Kelly then briefly went through the open grants as presented in the Committee's report included in the Board packet.

Ms. Kelly then discussed the proposed 2019 grant round. The Trust advertised the availability of \$10 million, although this will likely be less because of operational funds coming from our allotment. The Committee then discussed the new heritage tourism application. This was adapted

from the existing planning grant application. With more heritage tourism projects coming in and enough of a difference in evaluating the two grant types, the Trust felt the need to add a separate heritage tourism application.

No new news on Senate Bill 2920. No new committee hearings and no meeting of KIG.

1772 Foundation applications:

Ms. Foster asked if there were any conflicts with the proposed projects. Ms. Salvatore recused herself from discussion and voting on the application from Naval Air Station Wildwood and Historic Cold Spring Village since she is on the Board of the first and is Executive Director of the second. Trust staff then provided an overview of the grant round and went through each project recommended by the Grants and Loans Committee. The Trust received requests totaling \$612,596 and has available in the 1772 fund account \$318,723. The Committee recommended funding the following 29 projects.

Millville Army Air Field Museum – Building 31 - \$12,250, roof replacement.

Thomas Baird Homestead - \$15,000, foundation work.

Whitesbog Historic District - \$15,000, painting.

Burlington Historic District – Carriage House. - \$15,000, roof and/or porch restoration.

Physick House - \$15,000, painting.

Long Pond Ironworks – former church - \$9,250, steeple roof and sill work.

Scottish Rite Auditorium - \$6,350, window restoration.

Morven Museum - \$15,000, roof repair.

William Trent House - \$12,500, painting, fire detection, security system.

Foster Armstrong House - \$10,000, painting and window restoration.

Allaire Historic District - \$15,000, painting.

NASW Hangar 1 - \$15,000, painting and window restoration.

Johnson Ferry House - \$10,000, roof repair.

Landing Railroad Station - \$15,000, terra cotta restoration at entranceways.

Obadiah La Tourette Mill - \$7,500, masonry repair at sill and foundation piers.

James T. Dill House - \$15,000, painting.

John Woolman Memorial House - \$3,988, partial funding for fire detection, security, and painting.

Isaac Pearson House - \$15,000, foundation work and painting.

Ayres Farm - \$14,800, painting and window repair.

In and Out Social Club - \$9,000, roof and skylight replacement.

Indian King Tavern - \$4,446, partial funding for window restoration and painting.

Orchard Home, Butler Smokehouse and Icehouse - \$9,944, painting, masonry repair, and roofing.

HCSV, Taylor Shoe Shop - \$10,000, partial funding for foundation and sill restoration.

Bivalve Shipping Sheds and Wharves - \$11,025, painting and security system.

Thomas Budd House - \$7,500, roof restoration.

Oswald Nitschke House - \$7,875, painting surface restoration.

Condict House - \$6,000, roof restoration.

Higbee Street School - \$15,000, roof repair, masonry repair, window repair.

Building 28 and HS 1 Fort Hancock - \$1,295, fire detection and surface restoration.

Ms. Kelly made a motion to fund the project from Naval Air Station Wildwood and Historic Cold Spring Village, seconded by Ms. Foster. The motion passed unopposed with Ms. Salvatore recusing herself from the vote.

Ms. Kelly then made a motion to approve the remaining 27 projects recommended by the Grants & Loans Committee, seconded by Mr. Tighue. The motion passed unopposed.

It was noted that this grant round included 16 first time applicants to the program. In the history of the Trust working with the 1772 Foundation, the Trust has awarded \$2,449,722 for 207 projects with all 21 counties having received grant funds from the program. There was some additional discussion regarding 1772 not having a minimum grant size and if the Trust could discuss some potential future rule changes with 1772.

Ms. Kelly reported that the Trust did not receive any applications for the License Plate fund for this quarter.

Ms. Guzzo stated that the next phase of marketing for the License Plate was moving forward.

Report of the Easements and Acquisitions Standing Committee

Mr. Miller referenced the Committee's report in the Board packet. Mr. Ceponis reviewed the work at the Church Street School perpetual easement site. Due to a lack of communication between the contractor, developer and architect; the contractor removed a significant amount of original fabric from the interior of the building in order to address significant structural issues. The developer understands that this was a mistake and did not follow the appropriate process. The developer has stated that they will reinstall salvaged original material or new material to match the original. The architect is conducting an inventory of salvaged material and will put together a plan for reinstallation. The architect and developer will have regular meetings and keep the Trust updated as the project progresses to insure something similar does not occur again.

Report of the Combined Strategic Planning and Legislation and Policy Standing Committees.

Ms. Ng updated the Board on Preservation Advocacy Day to be held in Washington, D.C next week. She and other NJ representatives will be participating.

Education Committee

Ms. Salvatore referenced the several projects included in the board packet being worked on by Trust staff.

Unfinished Business

No unfinished business.

New Business

Ms. Foster welcomed Deputy Attorney General, Beau C. Wilson, who will serve as the Trust's representative. Mr. Wilson reviewed the recent US Supreme Court decision to not grant Cert and hear the case against Morris County regarding the County providing grants for the preservation of church buildings. While three Supreme Court Justices felt the NJ Supreme Court decision was borderline discrimination against religion, there was not enough case law to support the U.S. Supreme Court granting Cert and hearing the case at this time.

Mr. Wilson stated that he discussed various scenarios and how to move forward with future applications with Ms. Guzzo and staff members. Ms. Kelly stated it would be helpful to have guidance as we begin to work with applicants and prepare for our next grant round. Mr. Wilson stated that he and his colleagues will discuss the topic further to provide guidance to the Trust. Ms. Ng stated that it is important to address this grant round in the short run and then prepare criteria in the future regarding what we can and cannot fund. Ms. Guzzo reiterated that the Trust funds history and that churches are an important part of a community's history so we need to figure out what we can provide within the current NJ Supreme Court ruling.

Ms. Guzzo reported that she is in the process of amending the Trust's enabling legislation this summer. We will need support from Legislators to sign on and push it through the Legislature.

It was also reported that the Trust is looking to hold its statewide preservation conference in 2020.

Adjournment

There being no additional business, Ms. Foster made a motion at 11:53 am to adjourn the meeting, seconded by Ms. Kelly. The motion passed unopposed.