

City of Fort Lauderdale

Strategic Historic Preservation Plan



Welcome!

- Welcome by Trisha Logan, Historic Preservation Planner, City of Fort Lauderdale
- Fort Lauderdale Preservation Plan Elements by Lisa Craig, Principal, The Craig Group
- Community Value Survey– Preliminary Findings
- Disaster Resilience: What's at Risk? by Angela Schedel, Taylor Engineering
- Preservation Priorities & Adaptation Strategies for Historic Properties by Lisa Craig
- Breakout Groups
- Report Out & Next Steps





Welcome!

Trisha Logan, Historic Preservation Planner, City of Fort Lauderdale



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Meet Our Team

- *Lisa Craig, Principal, The Craig Group*
- *Angela Schedel, Ph.D., P.E., Vice President, Community Resilience, Taylor Engineering*
- *Kimberly Rose, Preservation Associate, The Craig Group*
- *Leslee Keys, Principal, Keys and Associates, LLC*



Fort Lauderdale Preservation Plan Elements

Lisa Craig, Principal, The Craig Group



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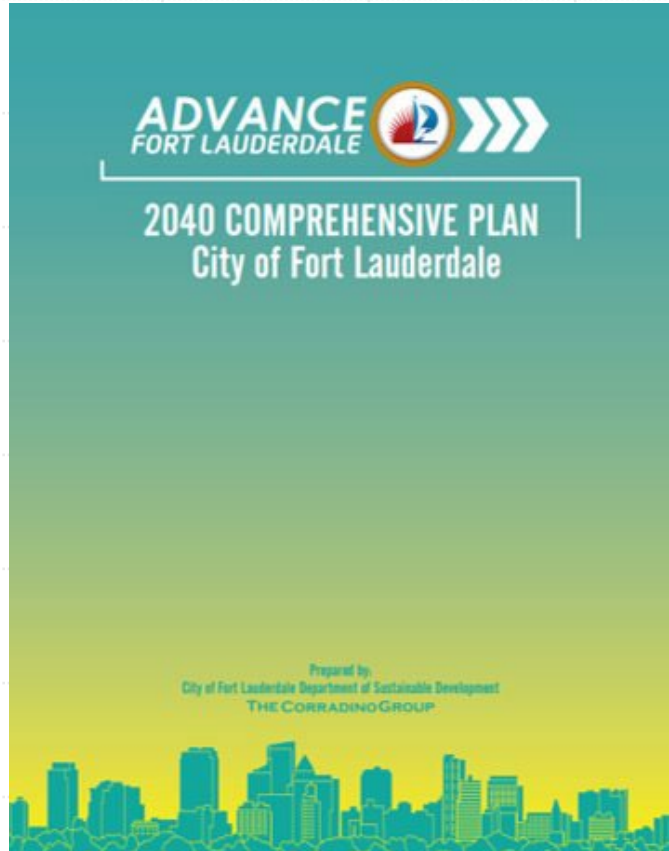
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Advance Fort Lauderdale: 2040 Comprehensive Plan

“...a blueprint for orderly and sustainable land development over the next decade and beyond.”



Comprehensive Plan elements:

- Future land use
- Housing
- Transportation
- Infrastructure
- Water supply
- Coastal management
- Community health and safety
- Conservation
- Parks and recreation
- **Historic preservation**
- Public school facilities
- Intergovernmental coordination
- Capital improvements



Comprehensive Plan

Aligns with the cylinders of excellence outlined in the City of Fort Lauderdale “Fast Forward” Vision Plan

- Infrastructure
- Business Development
- Public Places
- Public Safety
- Internal Support
- Neighborhood Enhancement

Neighborhood Enhancement: Healthy and diverse neighborhoods

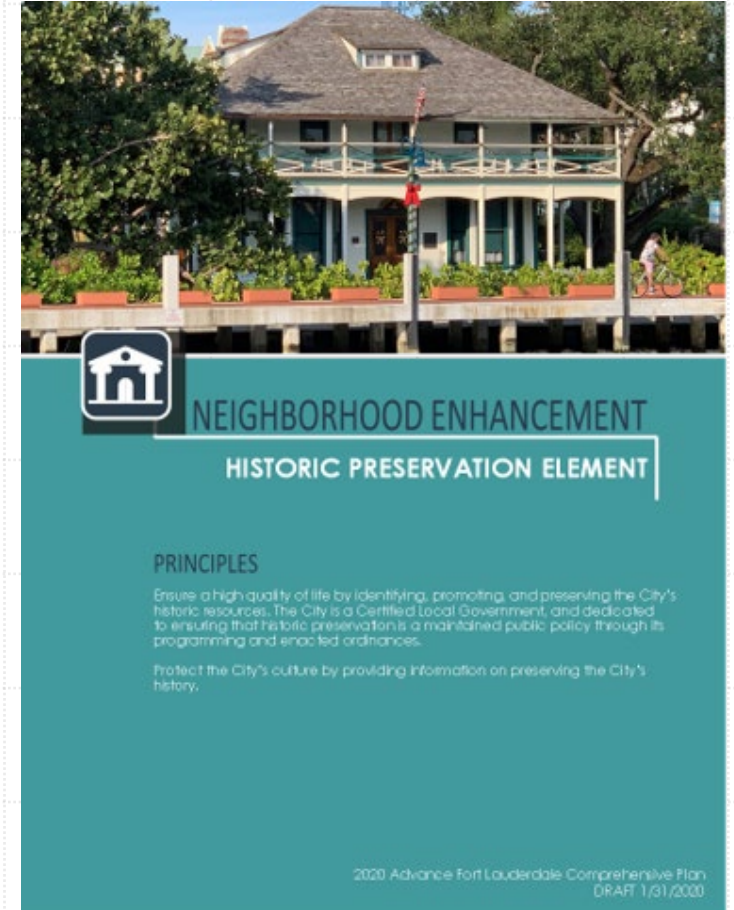
-  FUTURE LAND USE ELEMENT
-  URBAN DESIGN ELEMENT
-  HOUSING ELEMENT
-  HISTORIC PRESERVATION ELEMENT
-  CONSERVATION ELEMENT



Historic Preservation Element

PRINCIPLES

- Ensure a high quality of life by identifying, promoting, and preserving the City's historic resources.
- The City is a Certified Local Government and dedicated to ensuring that historic preservation is a maintained public policy through its programming and enacted ordinances.
- Protect the City's culture by providing information on preserving the City's history.



Historic Preservation Element: Goals

GOAL 1:

The City shall prepare and adopt a long-term approach to historic preservation which identifies and evaluates the City's historic resources.

GOAL 2:

Provide educational and incentive opportunities to further the City's historic preservation goals.

GOAL 3:

Ensure historic preservation goals are met through the coordination and implementation of various local, state, and national preservation tools.



Historic Preservation Element: Objectives

GOAL 1: LONG-TERM APPROACH TO IDENTIFY AND EVALUATE

1. Strategic Historic Preservation Plan
2. Resource Identification
3. Records of Historic Resources

GOAL 2: EDUCATION AND INCENTIVES

1. Incentives and Funding Opportunities
2. Educational Tools

GOAL 3: COORDINATION/IMPLEMENTATION OF TOOLS

1. United Land Development Regulations
2. Design Guidelines
3. Archaeological Resource Protection
4. City-Owned Resources
5. Resilience
6. Intergovernmental Coordination



Historic Preservation Element: Strategic Preservation Plan and Resilience

Resilience

The City shall adjust historic preservation and archaeological resource programs according to changing environmental conditions.

Develop a climate and environment resiliency prioritization based on each individual resource's susceptibility to climate and environmental change/events.

Monitor changes in local economy and development patterns to identify impacts to historic and archaeological resources and develop a resiliency prioritization of resources that require protection.

“Seek guidance from the National Park Service and the Florida Department of State, Division of Historical Resources in developing a **historic preservation disaster management plan and coordinate historic, archaeological and cultural resource planning with Broward County post-disaster redevelopment plans.**”



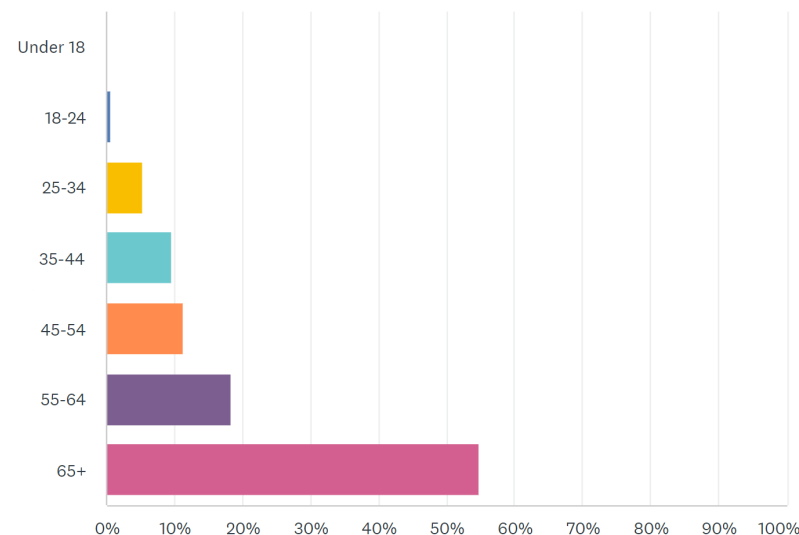


Fort Lauderdale Preservation Survey: Who took the survey?

Affiliation to the City

- 256 Respondents
- 69.6% own residential property
- 28.7% work, and/or attend events in Fort Lauderdale
- 12.7% rent or lease
- 12.2% own a business

Age





Fort Lauderdale Historic Preservation Plan Survey

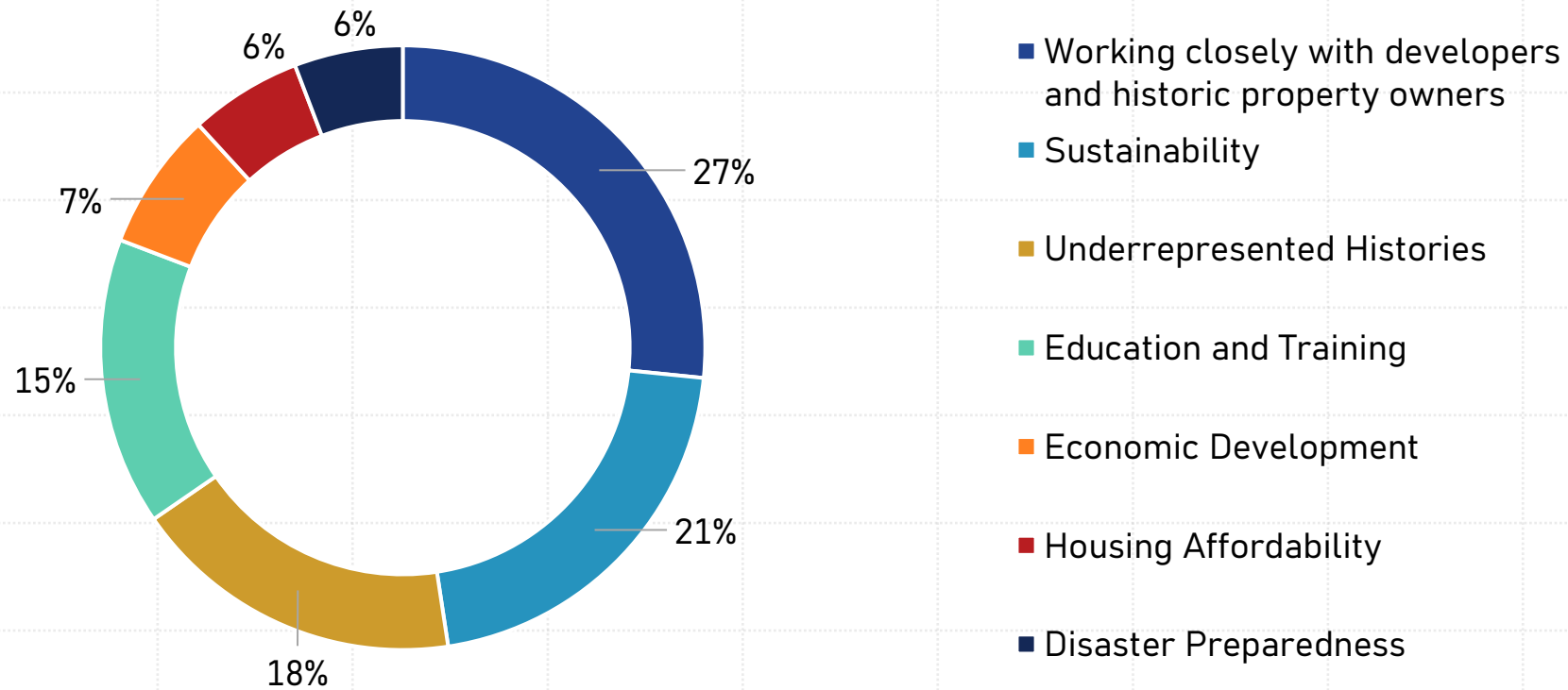
- Question 1: Select one of the following statements that best reflects your view of historic preservation.
 - #1: Preserving Fort Lauderdale's heritage strengthens the community's quality, character, and vitality (40.9%)
 - #2: Historic Preservation is an important part of community life and deserves public support (40%)
 - Sustainability and economics/tourism benefits ranked similarly. (≤5%)



Fort Lauderdale Historic Preservation Plan Survey



Question 2: Which of the following issues are most important to you in the effectiveness of Fort Lauderdale's historic preservation efforts? Please select all that apply.



Fort Lauderdale Historic Preservation Plan Survey



Question 3: Outside of your own home, please rank based on what type of place matters most to you.



#1 PUBLIC PARKS



#2 SCHOOL /
EDUCATIONAL
INSTITUTIONS



#3 CIVIC
BUILDINGS



#4 RESIDENTIAL
BUILDINGS



#5
ARCHEOLOGICAL
SITES



#6 PLACE OF
WORSHIP



#7 CEMETERIES /
BURIAL GROUNDS



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Fort Lauderdale Historic Preservation Plan Survey

Question 4: Have you or your community experienced a significant hazard or natural disaster event? (e.g. extreme heat, flooding, hail, thunderstorms/lightning, tornadoes, hurricanes, etc.)

76% Yes

Question 5: How would you describe your attitude toward the impact of flooding and extreme storm events on Fort Lauderdale?

78% A serious problem we need to address now



Fort Lauderdale Historic Preservation Plan Survey



Question 7: What do you think the most effective tool or approach would be for advancing historic preservation in Fort Lauderdale?

- | #1 | #2 | #3 | #4 | #5 |
|---|---|--|--|---|
| <ul style="list-style-type: none">Public Outreach and Education | <ul style="list-style-type: none">Rehabilitation and Restoration Grants | <ul style="list-style-type: none">Identification and recognition of historic properties through architectural resource surveys | <ul style="list-style-type: none">Rehabilitation and restoration loansTying disaster preparedness planning with the protection of historic places | <ul style="list-style-type: none">Community design workshop and charrette |



Fort Lauderdale Historic Preservation Plan Survey



Question 8: What informational tools or programs would you want from the City regarding methods to protect your property and your community from disasters?

- #1 Educate residents and real estate professionals about disaster risk and financial / insurance benefits of disaster preparedness
- #2 Develop and distribute design guidelines for adapting properties to minimize disaster risk
- #3 Provide materials such as a disaster-preparedness toolkit for preparedness and recovery for disasters
- #4 Lead a community design workshop to demonstrate disaster adaptation alternatives for historic properties

Other:

- Financial incentives; realistic assistance





Fort Lauderdale Historic Preservation Plan Survey

Question 9: In communicating the value of historic places to Fort Lauderdale, which of the following would you most likely use?

- An interactive map to illustrate heritage assets and planning tools for their protection and promotion
- A one-page media release with pre-written language outlining the value of cultural heritage for a general audience
- Sample social media quotes and hashtags
- A resource list of publications
- Other:
 - Education signage; Newspaper or online ads; Mailed flyer

Question 10: How would you like to receive information about cultural heritage, historic preservation, and disaster preparedness?

- Local media (newspaper / radio / blogs / other)
- Social Media
- Local government websites and announcements
- Historic society / museum membership newsletters and emails



Fort Lauderdale Historic Preservation Plan Survey



Question 14: Please provide us with any additional thoughts or opinions about Historic Preservation, values, character, disaster resilience, or opportunities for Fort Lauderdale.

“We own an historic house in Sailboat Bend. A contractor once said to me “you’re like a curator at a museum. You’re here to care for this piece of history.”

“The concept of tying disaster preparedness/readiness and historic preservation together is excellent. Especially with the message “don’t wait until it’s too late”. What was lost, what was recovered/restored, costs involved) as an example”?

“I would like more focus on the archaeological resources of the city—for example an interactive guide to archaeology of the river walk area.”

“Ft. Lauderdale has a large concentration of mid-century modern architecture that I feel is undervalued or under-appreciated. There should be an architectural survey...Guidelines can also be developed to help property owners learn about and care for buildings of this style.”



Fort Lauderdale Historic Preservation Plan Survey



Question 14: Please provide us with any additional thoughts or opinions about Historic Preservation, values, character, disaster resilience, or opportunities for Fort Lauderdale.

"I feel the restrictions on development need to be adjusted to promote growth, within the architectural style we are trying to preserve. I do not understand how certain properties are labeled historic, but next door is an apartment complex that has no historic value."

"Protect our City!! Don't let it turn into a carbon copy of Miami. Stay Original."

"Be careful of big developments and their impact to infrastructure, people and disasters."

"Many don't have the means to keep up with their historic properties and would benefit from outreach, education and financial assistance from the city... walking tours and lectures might help those visiting be aware that such a place exists & [is] worth checking out!"



Fort Historic Preservation Plan Survey



Question 14: Please provide us with any additional thoughts or opinions about Historic Preservation, values, character, disaster resilience, or opportunities for Fort Lauderdale.

“The required flood elevations make it near impossible to preserve properties... It is an enormous driving factor increasing the costs of housing... there’s effectively a requirement that they be torn down because of the 50% rule.”

“I feel like historic preservation can be a great tool for Fort Lauderdale to address many of the needs the issues the city is confronting at the moment such as affordable housing, sustainability, and disaster preparedness.”

“Prioritize storm drains, underground utilities and fix the streets. Provide funding for the costs of looking after historic homes.”

“The HMGP program is a great tool for mitigation efforts.”



Fort Historic Preservation Plan Survey



Question 14: Please provide us with any additional thoughts or opinions about Historic Preservation, values, character, disaster resilience, or opportunities for Fort Lauderdale.

“Fort Lauderdale's Historic Preservation board should consider investing in property not yet deemed historically significant so that it can preserve culturally significant and character defining structures / properties that may be overlooked because they do not meet the exact criteria for historical designation. Look towards locals for their insight on what makes Fort Lauderdale unique. Our city is growing rapidly and it's easy to lose our character when every new development is from outside companies, looks cookie cutter, and is incompatible with the original plans of the people AND the city.”



Resilience

Angela Schedel, Ph.D., P.E., Vice President, Community Resilience, Taylor Engineering



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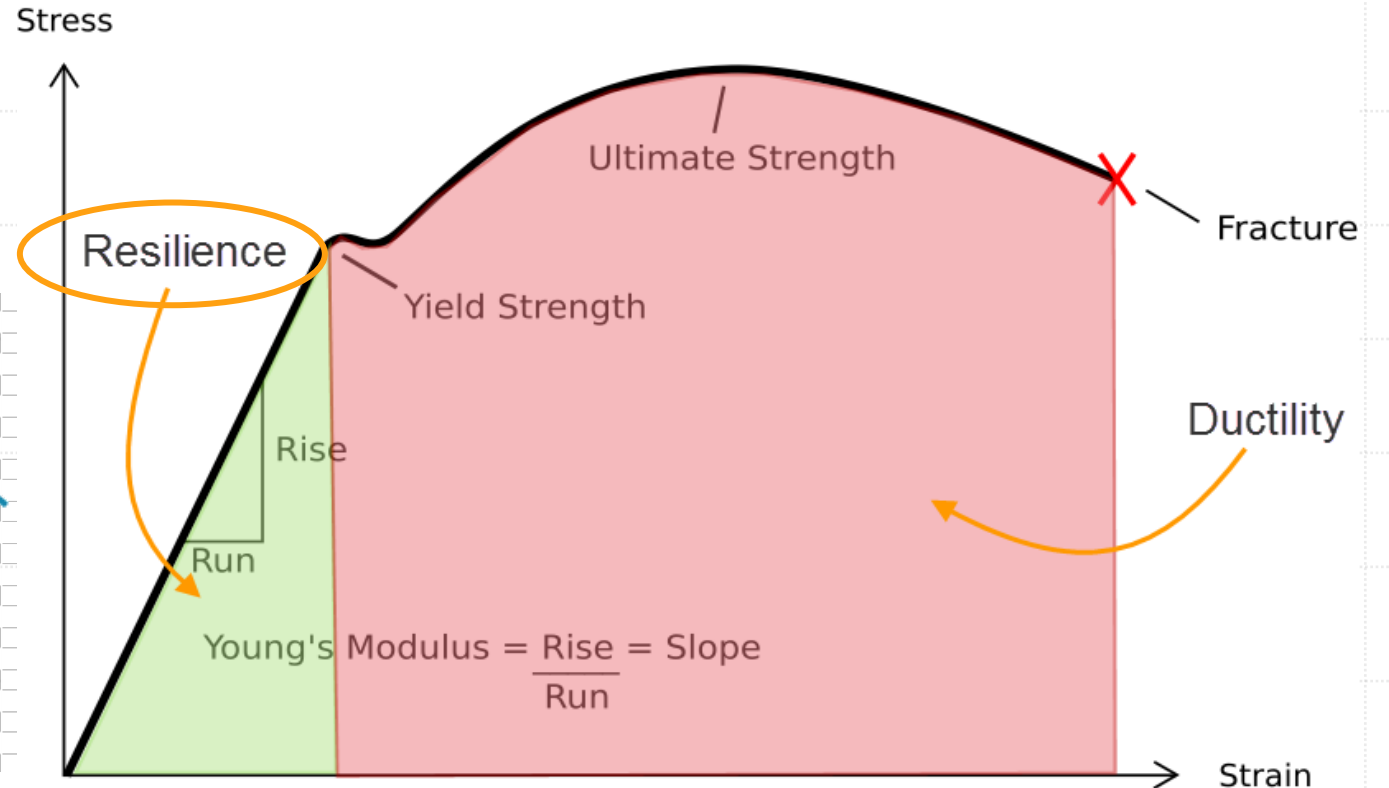
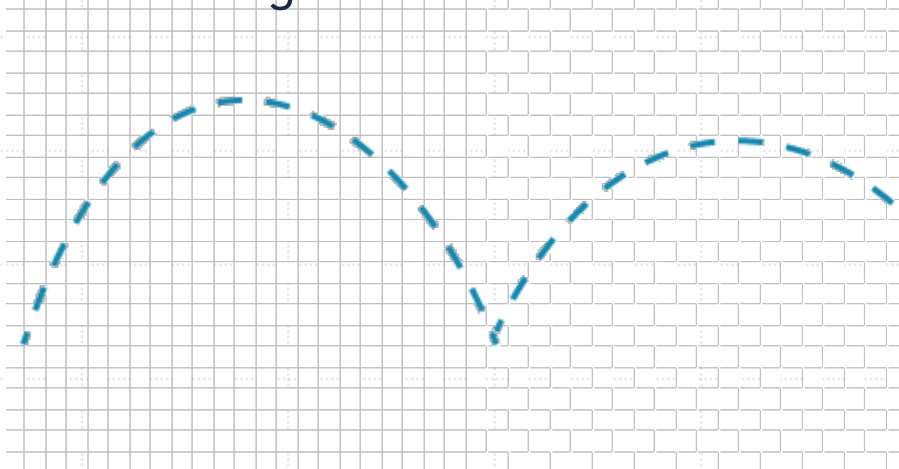
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Resilience Defined

- Ability to bounce back quickly from adversity
- Recover without changing into something different



Resilience Defined

- How to achieve resilience?
 - Awareness
 - Adaptation
 - Acceptance

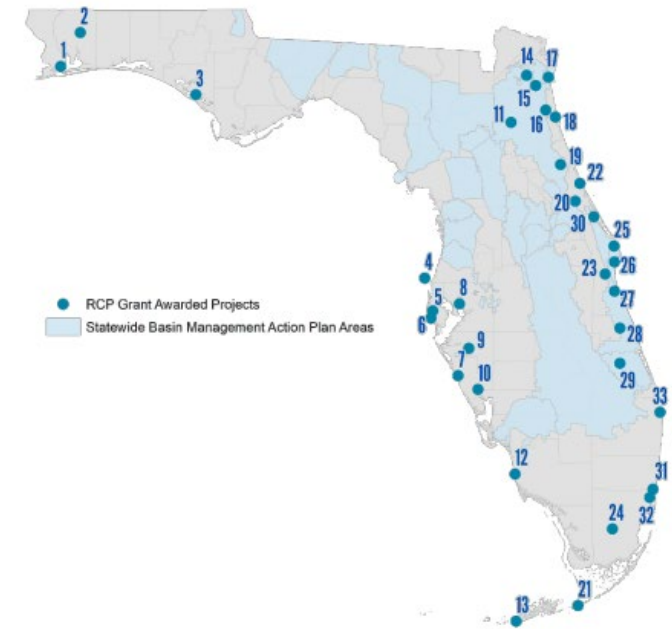


Florida Resilient Coastlines Program (FRCP)

- Started in 2018 with 13 funded projects totaling \$569,000
- FRCP grant projects require no match
- New 2020 Statute- 161.551, requires a Sea Level Impact Projection (SLIP) study for state-financed construction in the Coastal Building Zone
- New 2021 FL Statute- 380.093, provided \$520M in Resilient Florida grant funding
 - Historic structures are included as critical assets!



FLORIDA RESILIENT COASTLINES PROGRAM (RCP) GRANT AWARDS



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Risk Mapping for Fort Lauderdale

Angela Schedel, Ph.D., P.E., Vice President, Community Resilience, Taylor Engineering



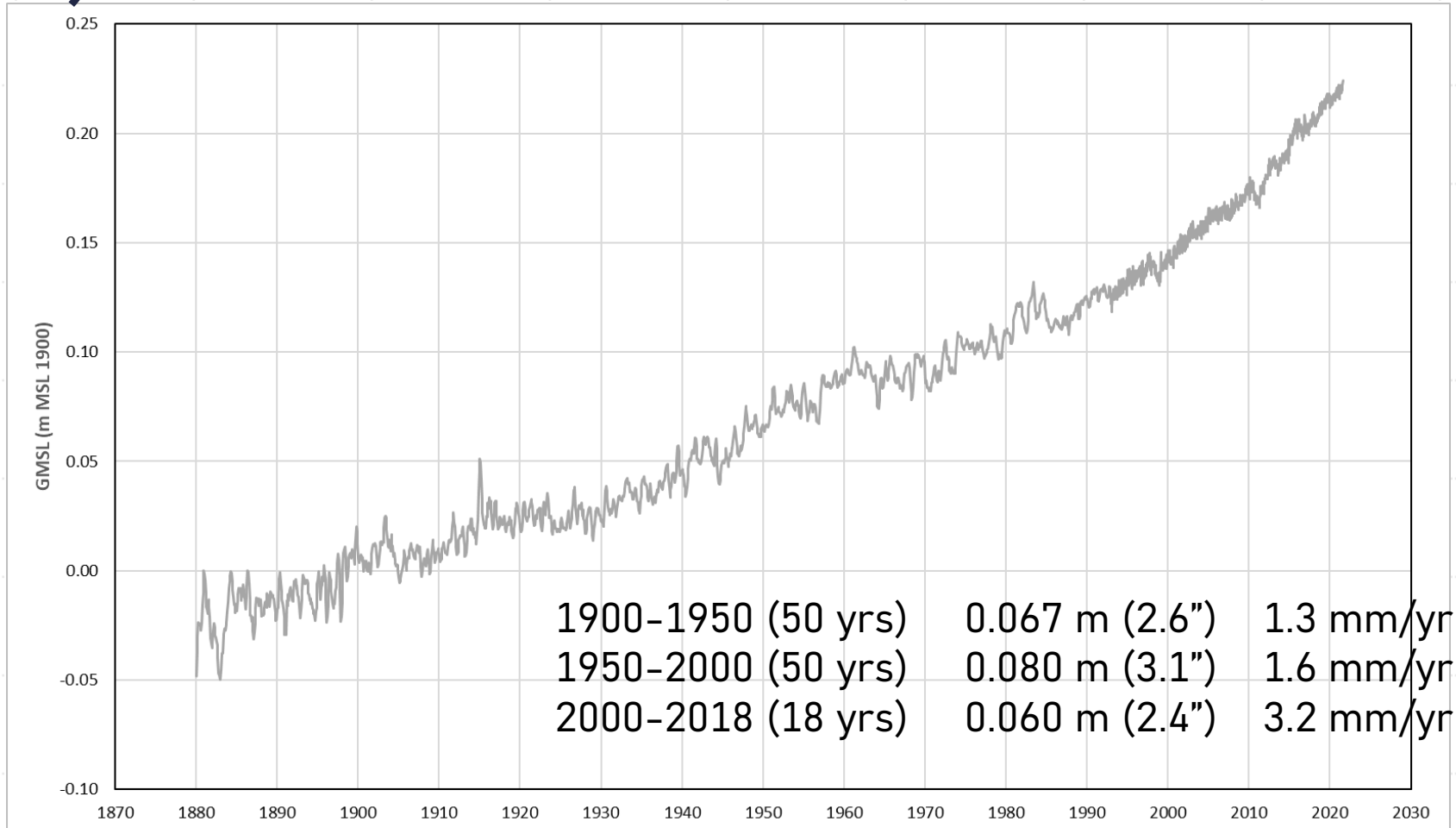
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Historic Trend of Global Mean Sea Level (GMSL) 1880-2020



Data from CSIRO (Commonwealth Scientific and Industrial Research Organisation, Australia) and U of Colorado



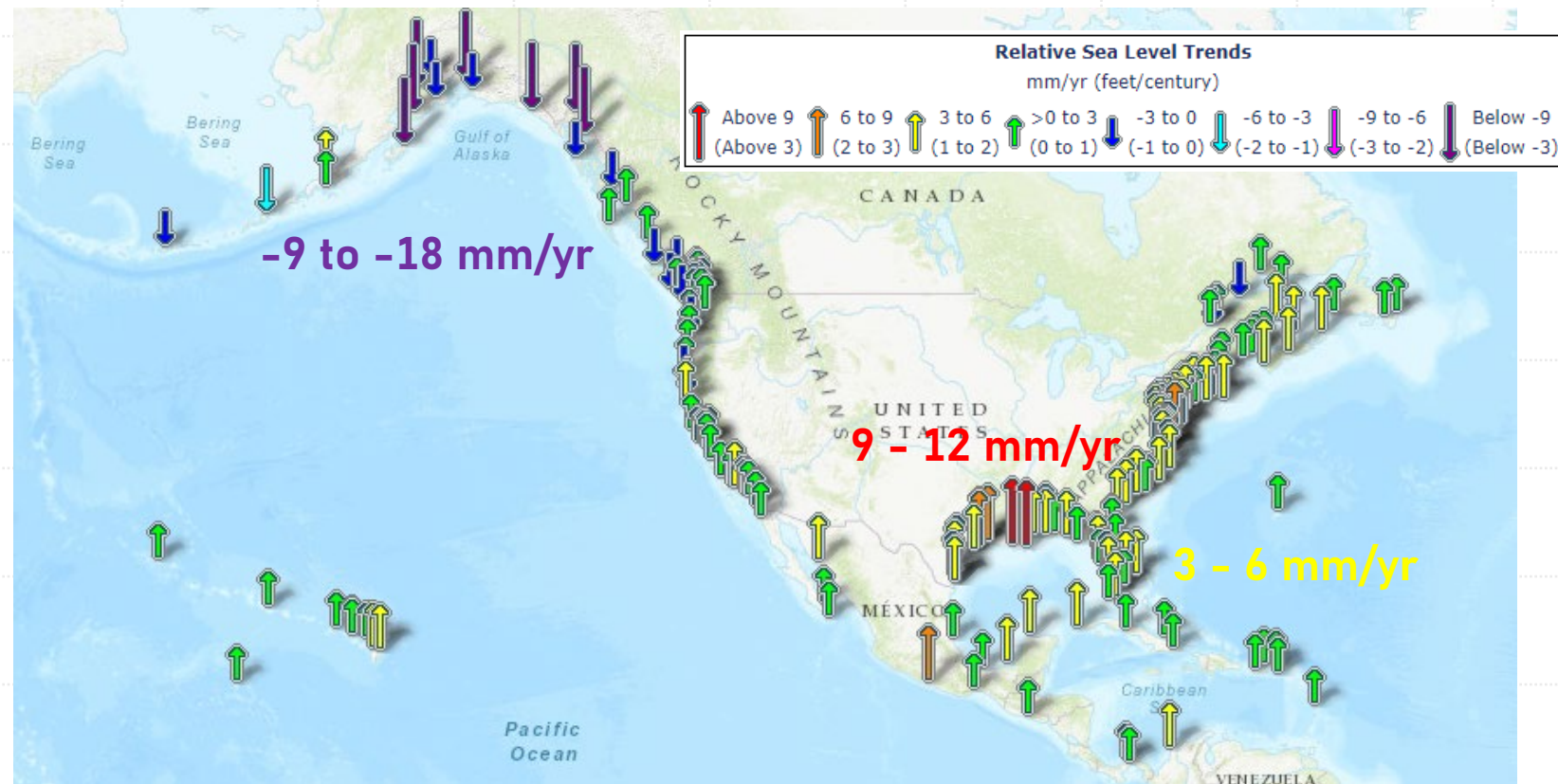
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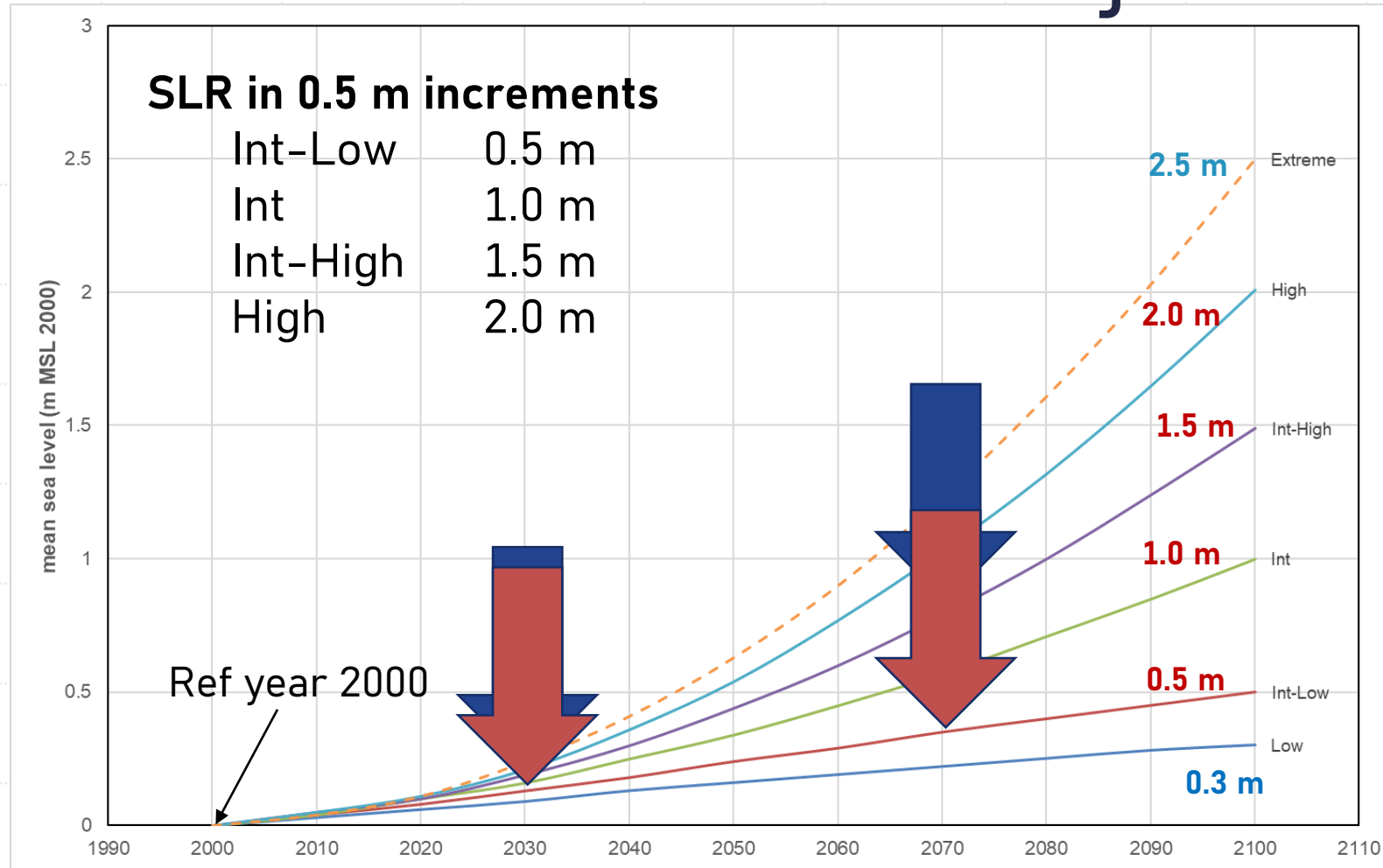
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National Oceanographic & Atmospheric Administration (NOAA) Sea Level Trends






- <https://tidesandcurrents.noaa.gov/sltrends/sltrends.html>

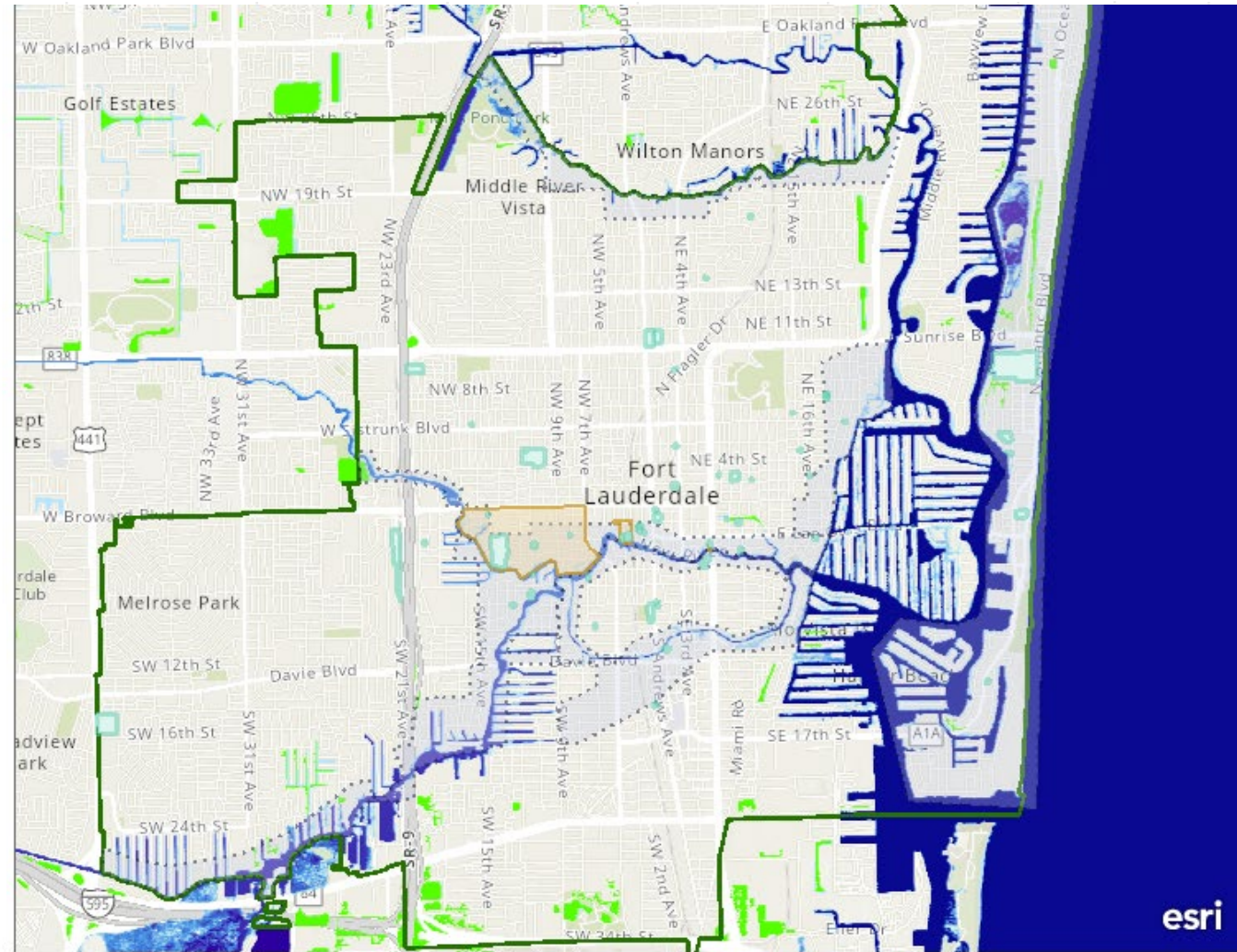


NOAA 2017 Sea Level Rise Projections

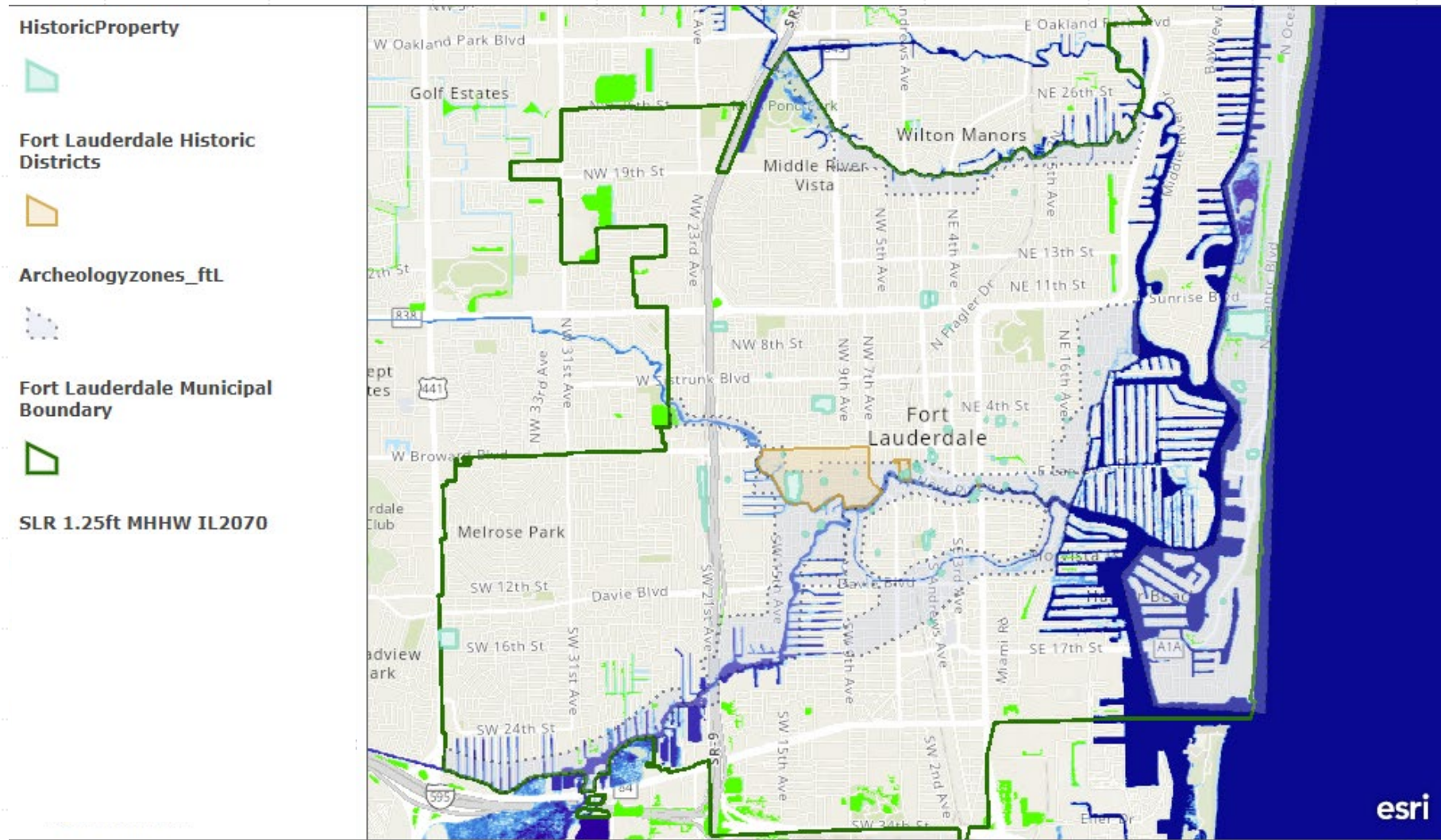


2040 Int.-High Sea Level Rise Scenario

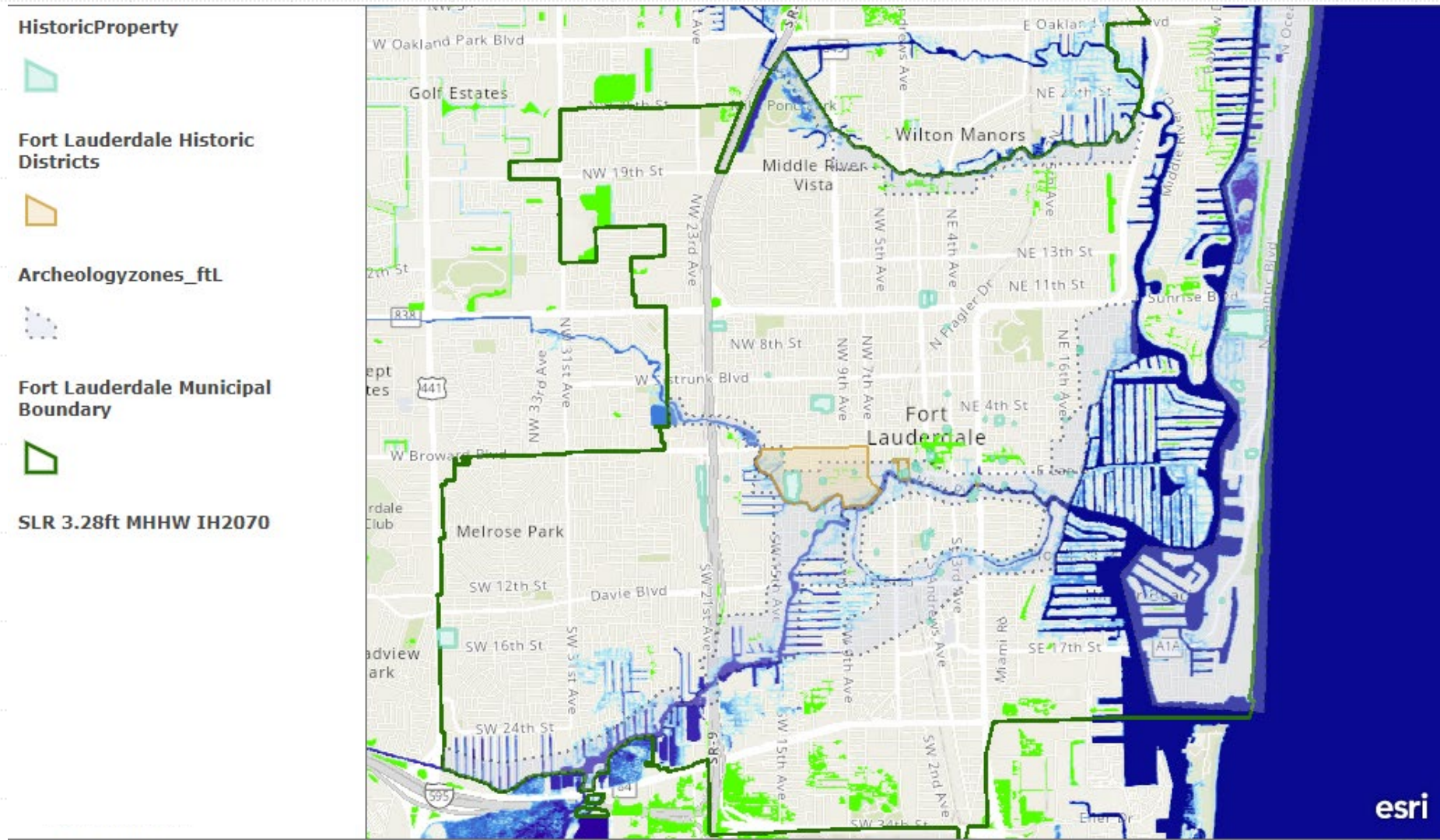
- HistoricProperty**

- Fort Lauderdale Historic Districts**

- Archeologyzones_ftl**

- Fort Lauderdale Municipal Boundary**

- SLR 1.41ft MHHW IH2040**




2070 Int.-Low Sea Level Rise Scenario

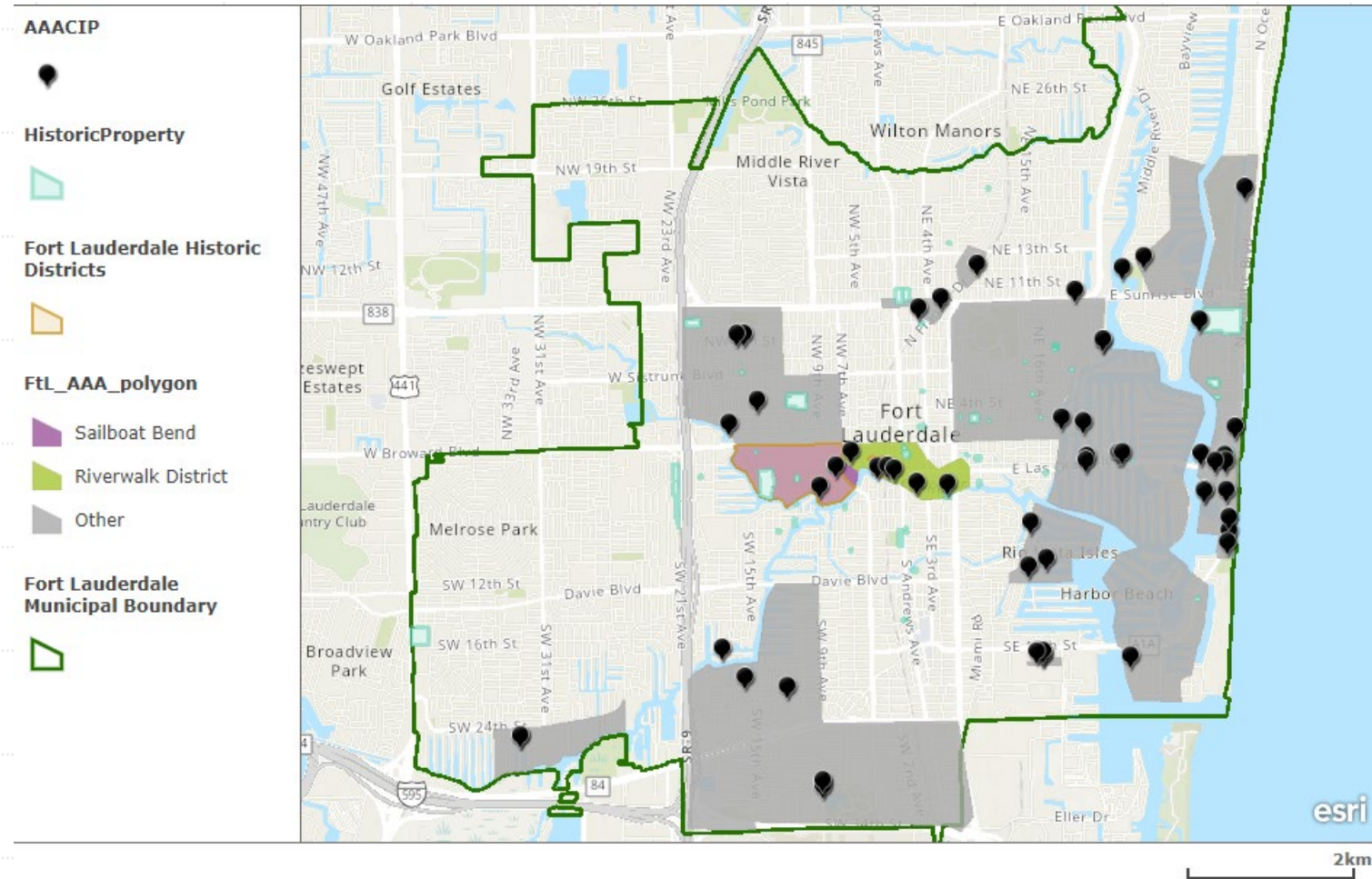


2070 Int.-High Sea Level Rise Scenario



Adaptation Action Areas

- 2013- AAA pilot study for FLL, led by DEO and South FL Regional Planning Council
- 2014- FLL adopted an ordinance amending the Comp Plan
- Community Investment Plan (CIP) contains AAA areas and projects



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Sailboat Bend AAA

- 2 Stormwater Improvement Projects

AAACIP

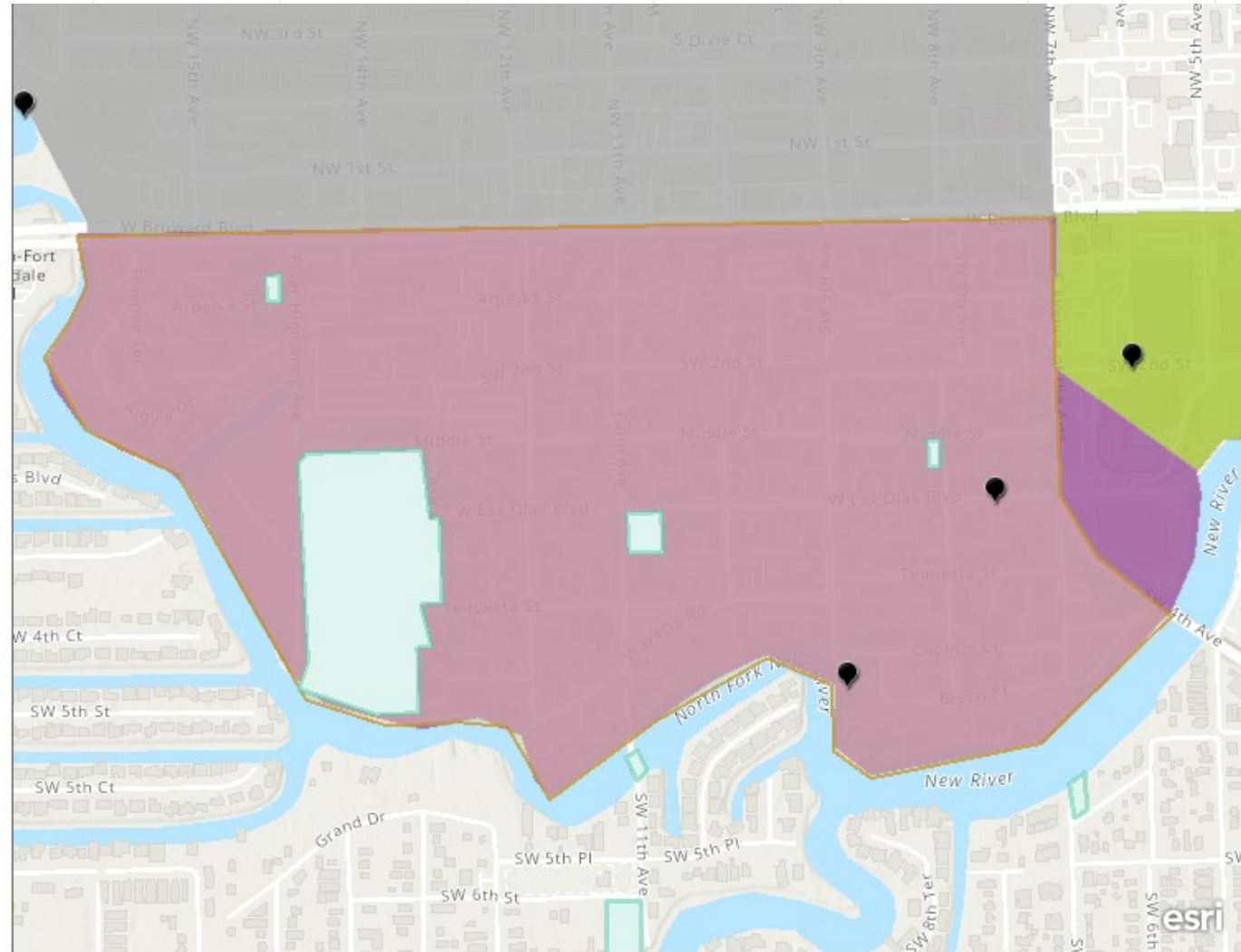

HistoricProperty


Fort Lauderdale Historic Districts


FTL_AAA_polygon

-  Sailboat Bend
-  Riverwalk District
-  Other

Fort Lauderdale Municipal Boundary

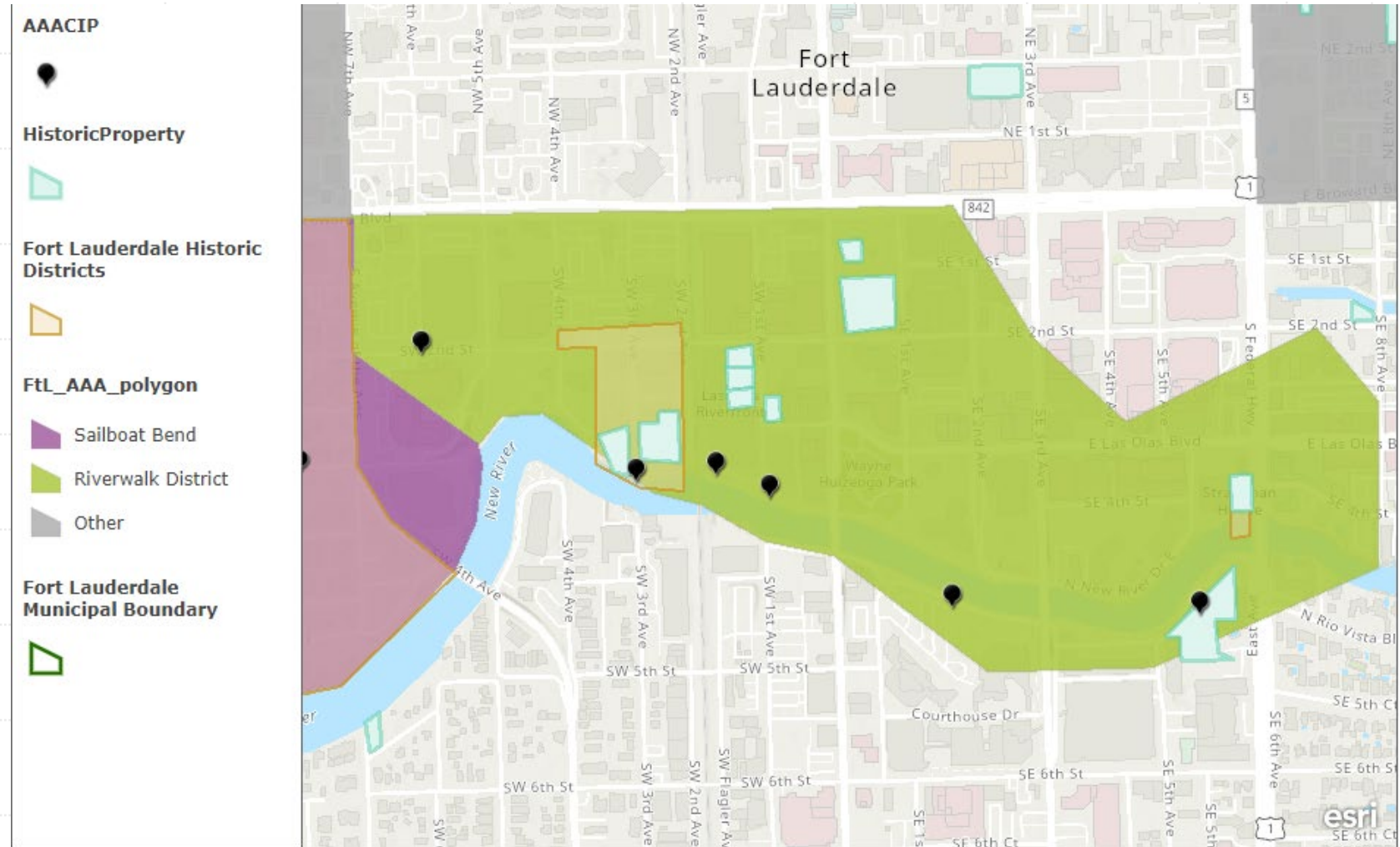
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Riverwalk District AAA

- 6 projects including:
 - Stormwater improvements
 - Stormstation emergency generators
 - Electrical improvements
 - Seawall replacements



Adaptation Strategies for Historic Properties

Lisa Craig, Principal, The Craig Group



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Adaptation Strategies to Consider



PREVENTION



STRUCTURAL



PROPERTY
PROTECTION



NATURE-BASED



PUBLIC
AWARENESS AND
EDUCATION

Design Guidelines for Flooding Adaptation

Charleston, SC *Somers Point, NJ*
Boston, MA *Schenectady, NY*
Nantucket, MA *Georgetown, SC*
Baltimore, MD *Newport, RI*
Hoboken, NJ *St. Augustine, FL*



THE SECRETARY
OF THE INTERIOR'S
STANDARDS FOR
REHABILITATION &
GUIDELINES
ON FLOOD
ADAPTATION FOR
REHABILITATING
HISTORIC
BUILDINGS



U.S. Department of the Interior
National Park Service
Technical Preservation Services



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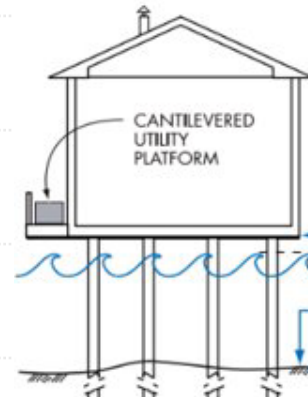
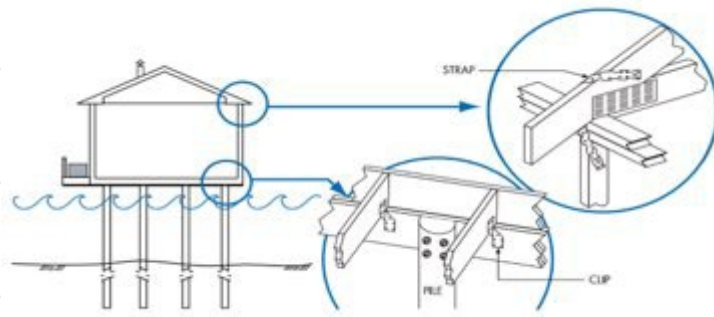
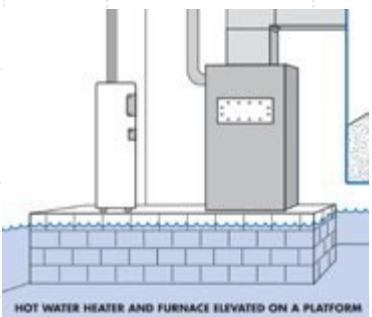
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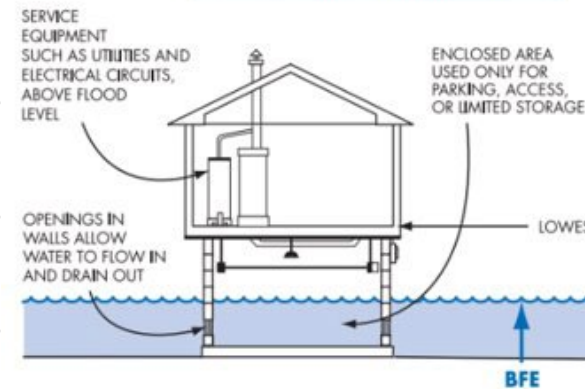
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Disaster Adaptation- Flooding/Hurricanes

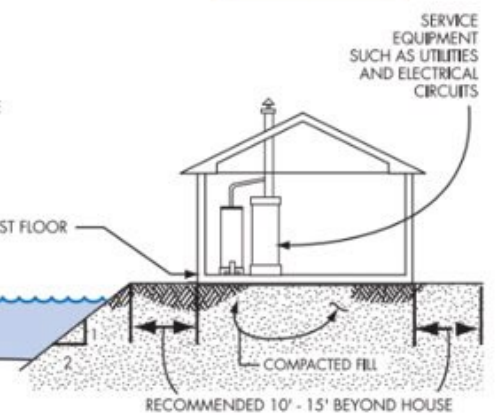
- **Raise utilities** above flood level
- Install **hurricane straps**
- **Elevate** on foundation walls or fill



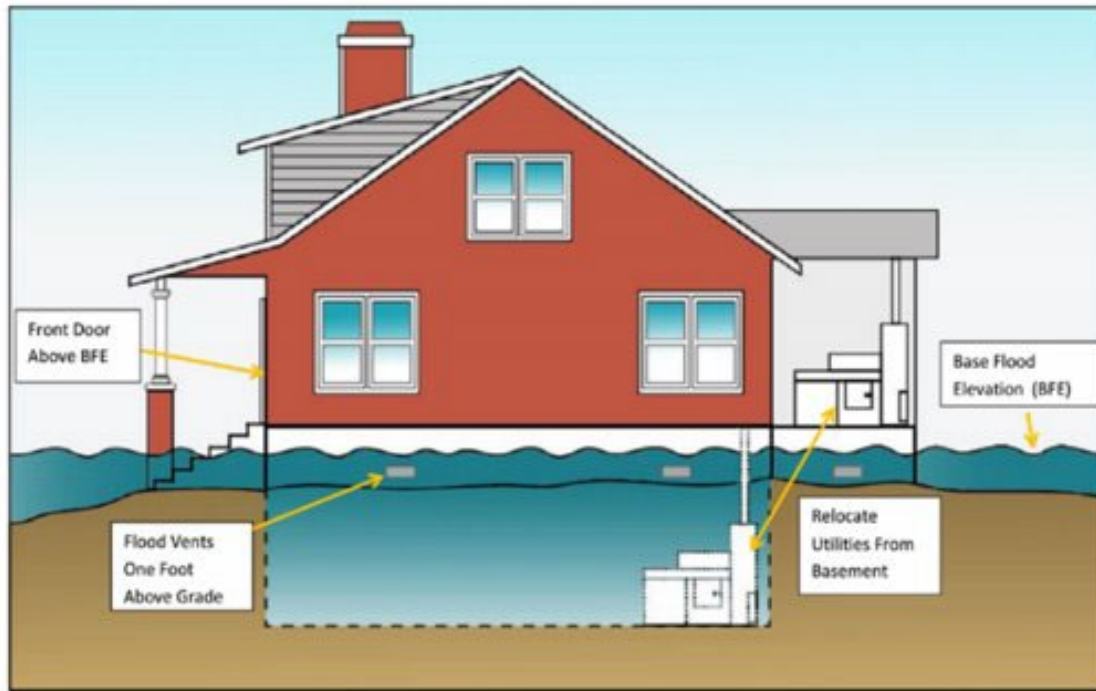
Elevate on Foundation Walls



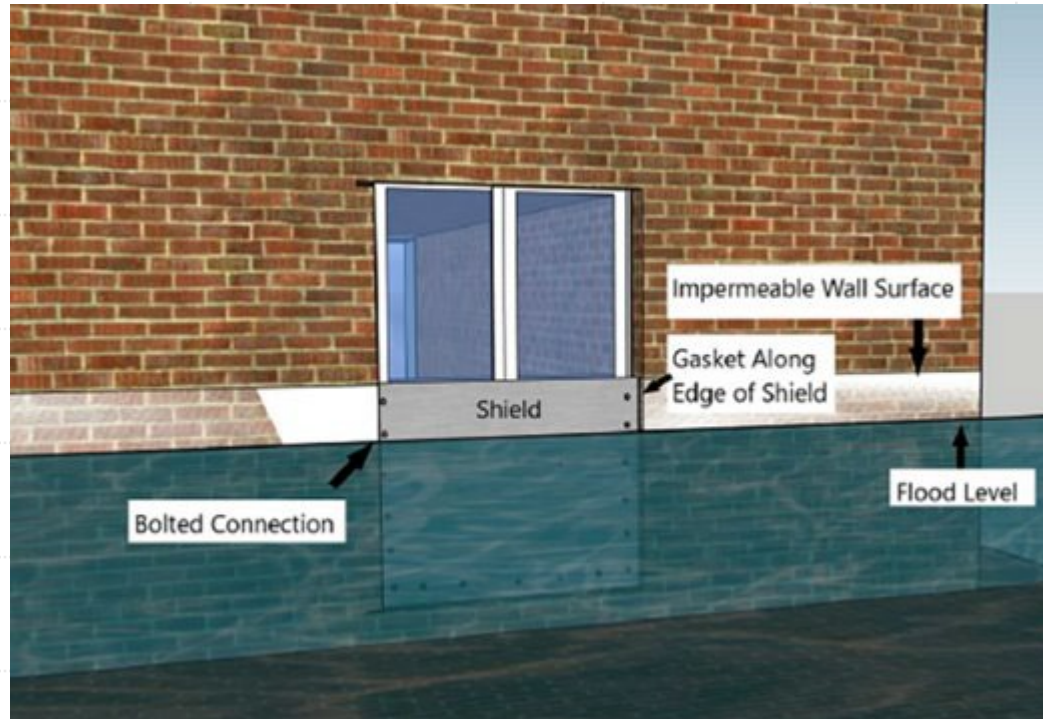
Elevate on Fill



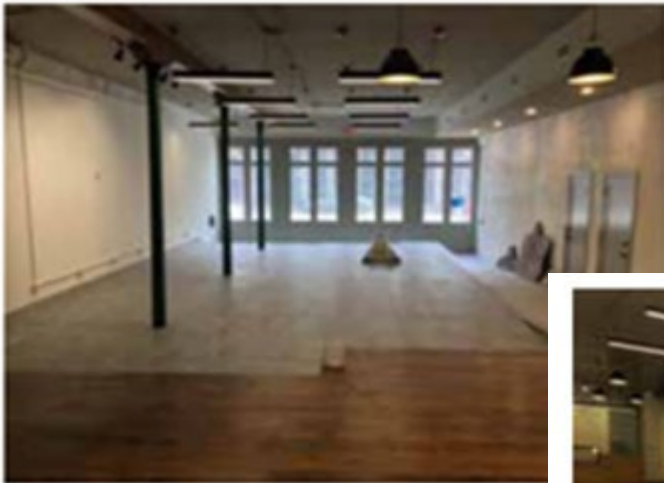
Flooding Adaptation- Wet Floodproofing



Flooding Adaptation- Dry Floodproofing



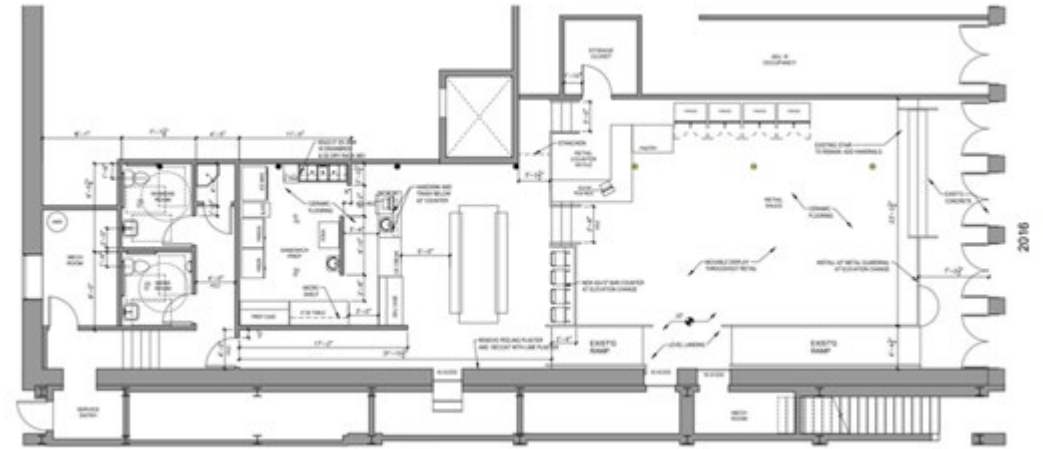
Flooding Adaptation- Interior Elevation



(c) Photo: Galveston Historical Foundation



(b) Photo: Galveston Historical Foundation



(a) Drawing: Brax Easterwood, Architect, for Galveston Historical Foundation



Flooding Adaptation- Exterior Elevation & Relocation

- **Exterior elevation** works for some properties if designed with site considerations, streetscape context and landscaping plans fully realized.
- **Relocation** is a viable consideration under the Secretary of the Interior's Standards if the property is relocated in a comparable historic setting and the property is in imminent threat of loss.



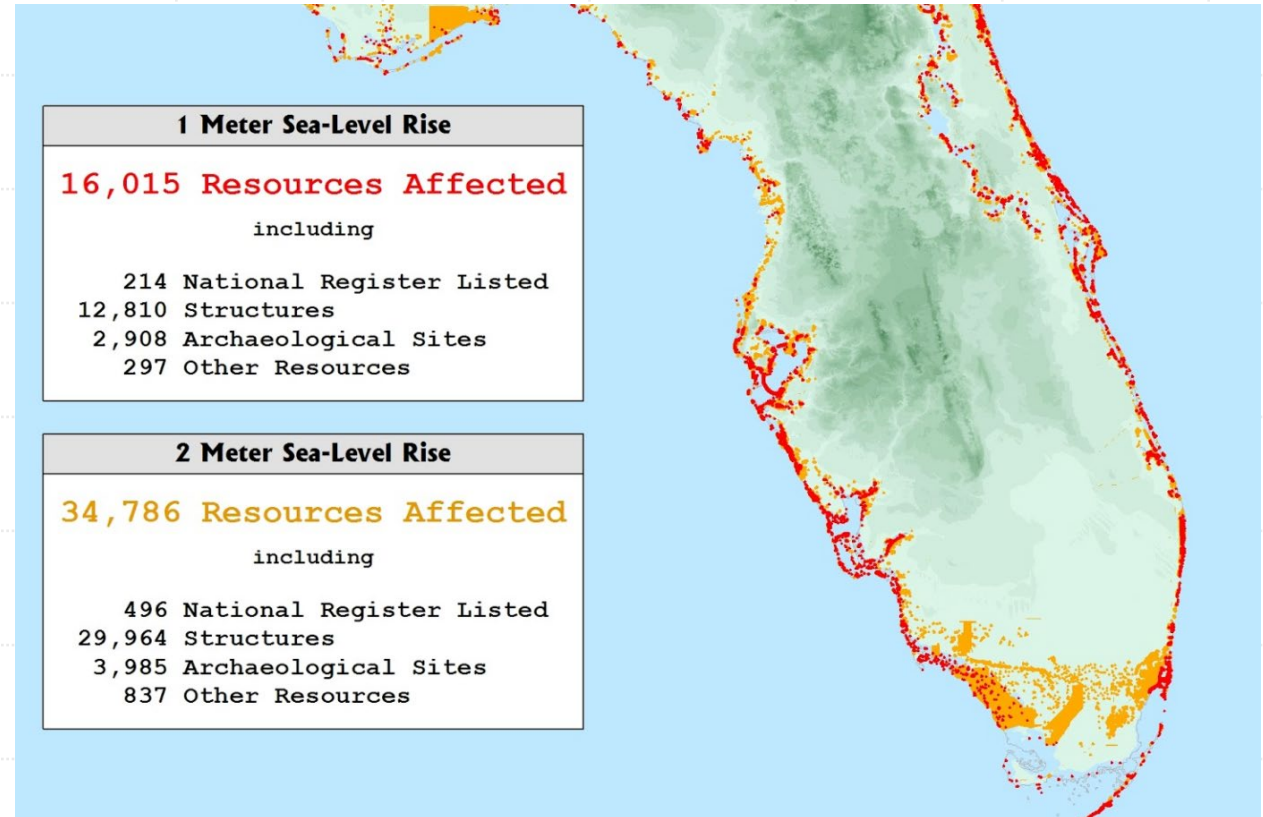
Financing Adaptation & Recovery

- Mitigation Rebates - On site flood risk reduction
- Tax Incentives - Tax Abatement for 10 years
- Public-Private partnerships (“P3s”)
- FEMA Grants
 - Hazard Mitigation Grant Program (HMGP)
 - Building Resilient Infrastructure & Communities (BRIC)
- National Park Service Grants
- HUD Community Development Block Grants
 - Rebuild Florida Critical Facility Hardening Program (public safety facilities – police, fire, water, shelters)
- Relocating within the City
- Market-Based Incentives



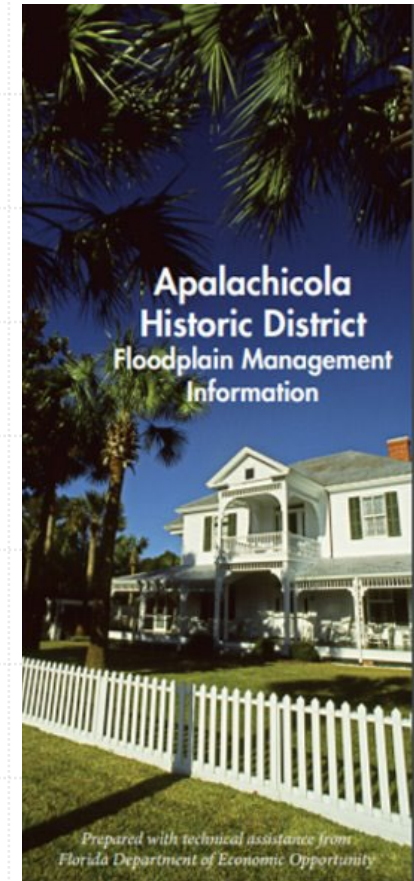
Financing Adaptation in Florida- Local Authority

- Municipal bonds
- Ad Valorem Taxes
- Municipal Service Benefit Units (MSBU)
- Special Assessment Districts
- Local Option Tourist Development Tax
- Stormwater & Drainage Fees
- Local Government Infrastructure Surtax
- Developmental Impact Fees
- Endowment for Private donations
- Voluntary Proffers from developers
- Municipal Risk Financing



Climate & Disaster Resilience Tools

- Which of the following resilience tools would be of greatest value to Fort Lauderdale?
 - Disaster Adaptation Design Guidelines
 - Hazard Mitigation Plan for Historic District
 - Disaster Planning Toolkit for Historic Property owners
 - Economic Analysis of Value of Historic Preservation & Assessment of Disaster Cost
 - 3-D Visual Documentation of Historic District
 - Public Policy Guidance for Disaster Adaptation for Historic and Cultural Resources
 - Public Education and Awareness Tools for Community Disaster Preparedness
 - Resource List of Successful Adaptation Strategies for Historic Properties and Cultural Resources



Breakouts

- Historic Survey: Priorities for Designation and Adaptation
 - Public Outreach and Education Strategies
 - Land Use, Regulatory and Economic Incentives
 - Disaster Adaptation Strategies for Buildings / Landscapes
-
- Report Out & Next Steps

