

FREQUENTLY ASKED QUESTIONS

SURVEY OF HISTORIC BUILDINGS FAQs

- 1. Why does Bedford have a Survey of Historic Buildings?**
- 2. What changes are being proposed in the Survey?**
- 3. How can I find out if my property is included on the draft Survey, or what my proposed classification is?**
- 4. Are barns and outbuildings included on the Survey?**
- 5. If I purchase a house that is included on the Survey, will I be required to undertake construction or restoration?**

SURVEY OF HISTORIC BUILDINGS FAQs

- 1. Why does Bedford have a Survey of Historic Buildings?**

In March, 2003, the Town of Bedford enacted a Historic Building Preservation Law in accordance with Section 96-a of the General Municipal Law of the State of New York. In that Law, it was “declared to be the public policy of this Town to engage in a program of historic building preservation.” The Law defines Historic Buildings as structures 1) built before the year 1900; or 2) listed on the National Register of Historic Buildings; or 3) constructed after the year 1900 and listed on the Survey of Historic Buildings prepared by the Town. In accordance with this law, the Town has engaged Steward Preservation Services, an independent consulting firm specializing in historic structure surveys, to prepare a Survey of Historic Buildings in the Town of Bedford, to be adopted by the Town Board.

- 2. What changes are being proposed in the Survey?**

Starting with an existing Survey of historic properties identified by the Town’s Historic Building Preservation Commission (HBPC), Steward Preservation Services canvassed the Town for historic structures, removing some properties and adding others. Detailed Historic Resource Inventory Forms have been prepared for every property on the Survey, including narrative descriptions of structures and known or estimated dates of construction, as well as descriptions of significance. Based on Steward Preservation Service’s report, the HBPC is recommending that the Town’s historic properties be divided into three classifications subject to different levels of review, only two of which will require reviews by the HBPC for permits.

- 3. How can I find out if my property is included on the draft Survey, or what my proposed classification is?**

A summary spreadsheet of the draft Survey of Historic Buildings with each historic property identified by street address and proposed classification is available on the [Historic Building Preservation Commission](#) page on the Town’s website. The complete draft Survey is on file at the Office of the Historic Building Preservation Commission at 425 Cherry Street, 3rd floor (914.666.4434), where you may obtain a detailed Property Report, including a Historic Resource Inventory Form with

photographs and narrative description, for your individual property. For the sake of privacy, Historic Resource Inventory Forms will not be posted to the website.

4. Are barns and outbuildings included on the Survey?

Properties on the draft Survey are identified by street address as well as tax ID number. In instances where there are multiple structures associated with a single address or tax ID number, it is possible that not all will be historic. Furthermore, in some instances, properties have been included due to the historic nature of an outbuilding or barn, as opposed to the principal structure. Homeowners may request a consultation with the HBPC to determine which specific structures on a property are considered historic.

5. If I purchase a house that is included on the Survey, will I be required to undertake construction or restoration?

No construction or restoration is required by the preservation law, unless the building or its historical features has been allowed to deteriorate to the point that they are at risk of destruction through neglect, as defined by [Chapter 71, Article V](#) of the Town Code, "Neglect of Historic Property."