



Appendix H

Cultural Resources





Cultural resources are a vital part of everyday life in Columbia. Columbia is poised to harness the power of its arts and heritage to drive social and economic change. The City already functions as a regional hub for innovation and creativity. The cultural resources section considers City government’s continued role as the custodian of civic and cultural heritage, and as the key facilitator of innovation, creativity and cultural enterprise.

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TOPICS

Public Art, Historic Preservation, Urban Design, Public Spaces, Cultural Organizations, Cultural Events, Event Spaces, Cultural Policy, Leadership, Support for Artists, Arts Learning and Mastery

APPENDIX H

Introduction

The vitality of a city can be measured by what is happening in its streets, its theaters, its neighborhoods. Cultural resources are the lifeblood of a community. These resources are varied, and include performing arts programs, social organizations, festivals, the solid brick and mortar of our oldest or most significant buildings, and the physical environment we create within the City which says 'Columbia' to those who live, work, and visit here. Such resources create identity and social cohesion, binding our community more fully together and deeply enhancing the daily life of residents.

Cultural resources are proven economic drivers for savvy cities which capitalize upon these resources, pulling in visitors, workers, and potential residents. Columbia's many historic districts, dynamic public spaces, and exploding arts scene combine to foster a unique and appealing city to which not just visitors, but a large inter-generational span of new residents, are now flocking.

Columbia is at a pivotal moment in its history. With an awareness of its cultural assets and a desire to invest in inclusion, the City can advance social and economic growth. The call for increased public and private sector investment in arts and culture can help champion excellence, creating a community that thrives as it opens to new opportunities for a more equitable future.



APPENDIX H

What Defines Columbia's Culture

Who we are as a city and as a community is in a large part defined by our cultural resources. When asked how they might define Columbia's culture, participants in the planning process often focused on our many festivals and cultural celebrations, our small town feel, our university and collegiate ties, and our deep connection to the rivers that run through the region. In addition to the more well-defined cultural resources such as organizations and facilities, these less tactile concepts in many ways echo how we envision ourselves as a city. The existing conditions that follow provide a brief snapshot of our many and varied cultural resources, and as such they have helped to develop the recommendations that are included in the Cultural Resources chapter.

Cultural Organizations, Facilities, & Events

CULTURAL ORGANIZATIONS

The oldest and longest operating arts organization in Columbia, the Columbia Music Festival Association, was organized in 1897 and remains a strong stakeholder in cultural ecosystem of the city. In 1919, The Columbia Stage Society (Town Theatre) was organized. Between 1950 and 1963, three additional anchor cultural institutions would be established: The Columbia Museum of Art, The South Carolina Philharmonic and the Columbia City Ballet. These important and long-standing organizations were stewarded by passionate supporters of the arts and laid the foundation for the more contemporary organizations to emerge and respond to contemporary cultural expression. At present, Columbia hosts a sizable number and wide array of cultural organizations that represent many forms of creative expression, arts education, and artistic support. And, the city is fortunate to have many organizations that focus more broadly on representing, researching, celebrating and cataloging Columbians' shared culture, whether that be through historic preservation, recognition of international diversity, celebration of shared community identity or any other cultural elements that define Columbians as citizens.

Non-Traditional Cultural Organizations

In addition to what may immediately come to mind when cataloging Columbia's arts and cultural organizations, the City is replete with organizations that give voice to the City's shared cultural memories and values. These organizations also often provide venues for or act as sponsors of creative and cultural expression in the City, even if their sole purpose is not understood to be the celebration of arts and culture. Religious institutions, educational institutions, Greek and other service organizations, sports/athletic clubs, and outdoor groups are all contributors to the City's culture and identity.

Organizations Dedicated to the Arts and Culture

There is an extensive history of arts organizations working in Columbia with a dedication to culture from the initial establishment of the city. The range of organizations, whether it be size, scale, structure, or focus area, has been a strong asset of the arts and cultural community. Columbia, as the center of the state of South Carolina, has benefited by drawing from talent all across the state and being the home of some of the state's key cultural institutions. The city hosts organizations that represent dance, stage performance, film, musical performance, visual arts, design, literary arts, historic preservation, and arts education. Because of the role that these organizations play in the community, many Columbians have gone on to fulfilling careers in the arts, using their talents locally, nationally and internationally.

Cultural Organizations, Facilities, & Events

EXISTING CULTURAL ORGANIZATIONS

While the list below clearly demonstrates the breadth of cultural organizations, it may not be exhaustive as the organization landscape is constantly changing.

- 701 Center for Contemporary Art
- American Institute of Graphic Arts - Columbia
- Árpád Darázs Singers
- Columbia Art Center
- Arts at Shandon
- Auntie Karen Foundation
- Benedict College Ponder Fine Arts
- Carolina Ballet
- Cayce Arts Guild
- ColaJazz
- Columbia Baroque Soloists
- Columbia Children's Theatre
- Columbia Choral Society
- Columbia City Ballet
- Columbia Classical Ballet
- Columbia Community Orchestra
- Columbia Design League
- Columbia International Festival
- Columbia Jewish Film Festival
- Columbia Marionette Theatre
- Columbia Museum of Art
- Columbia Music Festival Association
- Columbia Music Teachers Association
- Columbia Township Auditorium Foundation
- Columbia World Affairs Council
- Columbia Writer's Alliance
- Conductors Institute of South Carolina
- Deckle Edge Literary Festival
- EdVenture Children's Museum
- FBN Productions Inc. Opera for Kids
- First Thursday on Main
- Fort Jackson Museum
- Friends of African American Culture at the Columbia Museum of Art
- Girls Rock Columbia
- Greater Columbia Literacy Council (Turning Pages)
- Harbison Theatre at Midlands Technical College
- Heart of Columbia Chorus
- Historic Columbia
- History Center (USC Department of History)
- Indie Grits
- Izms of Art
- Jam Room Music Festival
- The Jasper Project
- Katie & Irwin Kahn Jewish Community Center
- Koger Center for the Arts
- Lake Murray Symphony Orchestra
- Lourie Center
- Love, Peace and Hip Hop
- McKissick Museum at the University of South Carolina
- McMaster Gallery at the University of South Carolina
- Midlands Men's Chorus
- New Life Productions
- NiA Company

Cultural Organizations, Facilities, & Events

EXISTING CULTURAL ORGANIZATIONS, CONT.

- Nickelodeon Theatre
- One Columbia for Arts and Culture
- OnStage Columbia
- Palmetto Luna
- Palmetto Concert Band
- Palmetto Mastersingers
- Palmetto Opera
- Palmetto Shag Club
- Patron & Friends of the Arts at Ebenezer
- The Power Company Collaborative
- Richland Library
- Riverbanks Zoo
- Robert Burns Society
- Saluda Shoals Park
- Sandlapper Singers
- Sapphire Moon Dance Co.
- South Carolina Confederate Relic Room & Military Museum
- South Carolina State Museum
- South Carolina Storytelling Network
- SceneSC
- The Skipp Pearson Jazz Foundation
- The Sterling Chamber Players
- Stormwater Studios
- South Carolina Archival Association
- South Carolina Archives and History Foundation
- South Carolina Artists Group
- South Carolina Arts Commission
- South Carolina Center for Community Literacy
- South Carolina Humanities
- South Carolina Philharmonic
- South Carolina Shakespeare Company
- South Carolina State Fair
- South Carolina State Library
- South Carolina Writers Association
- Southeastern Piano Festival
- Tapp's Arts Center
- Town Theatre
- The Township Auditorium
- Trenholm Artists Guild
- Trustus Theatre
- University of South Carolina – Theatre and Dance
- University of South Carolina School of Visual Art and Design
- University of South Carolina School of Music
- University of South Carolina Dance Company
- The Watering Hole
- Word of Mouth Productions
- Workshop Theatre
- WOW Productions

Cultural Organizations, Facilities, & Events

EVENT SPACES AND DEDICATED FACILITIES

Columbia has a wide variety of facilities that support the arts and culture, including fine arts and historic house museums, performance spaces, studio spaces, public spaces, and festival grounds, among others. These facilities, whether they are structures or open air spaces, provide Columbia residents with the opportunity to engage with cultural and creative opportunities. Many of our anchor cultural organizations also have facilities which form a key physical presence in the city and create opportunities for cultural engagement. The development and impact of these facilities have spanned Columbia's history, dating from the city's founding to today. South Carolina College, now the University of South Carolina, was one of the first property owners in Columbia, and recent expansive renovations of many Richland Library facilities and the Columbia Museum of Art have focused on serving and attracting the public in new ways.

As Columbia grows so does the number of spaces in which events take place. Many of these will not be included in this report as they are multi-use spaces that might, but not exclusively, be available for the presentation of cultural and artistic events.

Artists and community-based arts providers in Columbia have pointed to a lack of accessible art spaces for presenting visual and performing arts programs. Affordable arts incubation spaces, rehearsal and small performance spaces, artists' studios and affordable work spaces were felt to be limited throughout the city. There are some facilities that exist solely for the presentation of arts and cultural events but many of these are owned and/or maintained by organizations that use them solely for their own programming, thus preventing smaller arts and cultural organizations from utilizing

those spaces. This complication is especially felt with organizations that produce original work, where space is needed for the creative process and production along with the performance or presentation of the work. This takes time and current dedicated facilities are limited on the amount of time and space due to demand or other factors.

As in many other cities, some of these groups have presented their work in non-traditional spaces that were not built for arts and cultural events but which, with creative vision and available capacity, can be modified to present work in them (environmental theatre, site-specific work or simply a bare room that can be set up to serve as a theatre, dance floor, art gallery, etc.)

Extensive input from interviewees during the planning process, touring of existing arts and cultural facilities, a review of accessible spaces for smaller and culturally specific organizations and cultural providers, and research on cultural facilities in similar size cities suggests that Columbia currently does not have the cultural facility space that is needed to meet the demand and the deficiencies may only increase in consideration of the growing number of residents and visitors coming into the downtown corridor.

Cultural Organizations, Facilities, & Events

DEDICATED CULTURAL SPACES

Facility Name	Address
701 Whaley	701 Whaley Street
Anastasia & Friends	1534 Main Street
Art Bar	1211 Park Street
The Big Apple	1000 Hampton Street
Blue Moon Ballroom	554 Meeting Street, West Columbia
Booker T. Washington Auditorium	1400 Wheat Street
Boyd Plaza	1505 Main Street
Chayz Lounge	607 Meeting Street, West Columbia
Central Energy (Downtown Church)	2030 Gregg Street
City Art	1224 Lincoln Street
Cola Makerspace	4808 Colonial Drive
Colonial Life Arena	801 Lincoln Street
Columbia Art Center	1227 Taylor Street
Columbia Canal and Riverfront Park	312 Laurel Street
Columbia Museum of Art	1500 Main Street
Columbia Music Festival Association	914 Pulaski Street
Converspace	136 Forum Drive
Cottingham Theatre at Columbia College	1301 Columbia College Drive
Earlewood Park Amphitheatre	1113 Parkside Drive
EdVenture Children’s Museum	211 Gervais Street

Facility Name	Address
Finlay Park	930 Laurel Street
Frame of Mind	140 State Street, West Columbia
Goodall Gallery at Columbia College	1301 Columbia College Drive
Harbison Theatre at Midlands Technical College	7300 College Street, Irmo
Historic Columbia	1601 Richland Street
Hunter-Gatherer	900 Main Street
Hunter-Gatherer at the Curtiss-Wright Hangar	Jim Hamilton Boulevard
Icehouse Amphitheater	107 W Main Street, Lexington
if Art Gallery	1223 Lincoln Street
Indie Grits Labs	1013 Duke Avenue
Indigo Blue Gallery	460-6 Town Center Place
Jam Room Music Studio	201 S Prospect Street
Jubilee Circle	2627 Millwood Avenue
Koger Center for the Arts	1051 Greene Street
Longstreet Theatre	911 Sumter Street
Lourie Center	1650 Park Circle
McMaster Gallery at the University of South Carolina	1615 Senate Street
New Brookland Tavern	122 State Street, West Columbia
Nickelodeon Theatre	1607 Main Street
Nonnah’s	923 Gervais Street

Cultural Organizations, Facilities, & Events

DEDICATED CULTURAL SPACES, CONTINUED

Facility Name	Address
OTM Gallery	3142 Carlisle Street
The Palmetto Experience	300 Candi Lane
The Pastor's Study at Lula Drake	1635 Main Street
Richland Library (all locations)	
River Center at Saluda Shoals Park	5605 Bush River Road
South Carolina State Fairgrounds	1200 Rosewood Drive
South Carolina State Library	1500 Senate Street
South Carolina State Museum	301 Gervais Street
The Senate	1022 Senate Street
Senate's End	320 Senate Street
Seven Oaks Park	200 Leisure Lane
Shandon Presbyterian Church	607 Woodrow Street
SOCO	823 Gervais Street
SOCO at Bull Street	1721 Saunders Street

Facility Name	Address
Space Hall	1644 Main Street
Stormwater Studios	413 Pendleton Street
Tapp's Arts Center	1644 Main Street
Town Theatre	1012 Sumter Street
Tree of Life Congregation	6719 N. Trenholm Road
Trustus Theatre	520 Lady Street
University of South Carolina School of Music	813 Assembly Street
Upstairz Lounge at Pearlz	936 Gervais Street
The Venue on Main	1624 Main Street
Village Artists at Sandhills	631 Promenade Place
W. W. Hootie Johnson Performance Hall at the Moore School of Business	1014 Greene Street
The White Mule	711 Saluda Avenue

Cultural Organizations, Facilities, & Events

OTHER KEY CULTURAL AMENITIES

Other cultural activities take place in many of the City's neighborhood parks, community centers and specialty parks. For example, Boyd Plaza plays host to many cultural activities due to its proximity to the Columbia Museum of Art and activities in conjunction with Soda City Market, First Thursday on Main, and other cultural events that take place in the Main Street District.

Parks and Recreation Department

The City's Parks and Recreation Department provides arts activities, classes and events to the citizens of Columbia at the Columbia Art Center. It houses adult and children's classes and workshops such as ceramics, jewelry making, knitting and other mixed media, and provides an open studio pottery program for adults. Two of the Art Center's programs, Community Outreach and Creative Journey, are designed to provide art access to other populations in the community. Creative Journey is an art rehabilitation program for the Wounded Warrior Transition Unit at Fort Jackson.

Parks and Recreation also manages the Katheryn M. Bellfield Booker Washington Heights Cultural Arts Center which focuses on the diverse cultures within our community with emphasis on education, recreational and cultural enrichment. This serves as a source for job training, education, recreation, counseling and other supportive services.

Columbia Museum of Art, EdVenture Children's Museum and Historic Columbia

The City of Columbia owns other properties that are operated and managed by cultural organizations. The Columbia Museum of Art

is housed in a former department store along Main Street and the Museum manages all aspects of the building and the adjacent Boyd Plaza. Similarly, EdVenture Children's Museum utilizes a City-owned building along Gervais Street. Historic Columbia managed three historic homes owned by the City of Columbia – The Robert Mills House, the Mann-Simons Site, and the Modjeska Monteith Simkins House.

The boards of the Columbia Museum of Art, Historic Columbia and the Columbia Music Festival Association have members that are appointed by City Council, recognizing the close partnership between these organizations and city government.

Richland Library and Lexington County Library

Awarded the National Medal in 2017 by the Institute of Museum and Library Services, Richland Library is a vibrant, contemporary organization that provides resources and information that advance the Midlands. They offer state-of-the-art technology, a variety of literary and cultural programs and 11 community-oriented facilities located throughout the county, The Richland Library is rich in cultural programming offering thousands of unique activities each year, support for artists-in-residence, availability of public art in every one of their physical locations, gallery exhibits, author events and meeting space for arts and cultural organizations.

The Lexington County Library also provides access to quality resources that provide life-long literacy for citizens. The Lexington County Public Library System celebrated its 100-year anniversary in 2012. The system is made up of 10 libraries that host meeting spaces and thousands of programs annually.

Cultural Organizations, Facilities, & Events

OTHER KEY CULTURAL AMENITIES, CONTINUED

Colleges and Universities

Home to several institutions of higher education, Columbia benefits from the various art programs offered at Allen University, Benedict College, Columbia College, Midlands Technical College and the University of South Carolina. Each provides art education to students across many fields of study and each have unique cultural amenities that benefit the surrounding area. For example, Benedict College's Ponder Arts Gallery hosts exhibits by students and visiting artists; Columbia College's Cottingham Theatre serves as a venue for community performing arts organizations, and the University of South Carolina School of Music encourages students to perform throughout the City, hosts visiting artists through the Southern Exposure Series, and manages key venues such as the 2,256 seat Koger Center for the Arts which is the primary venue for the South Carolina Philharmonic, the Columbia City Ballet, and the Columbia Classical Ballet.

GAPS IN CULTURAL SPACES AVAILABLE IN COLUMBIA

The three major cultural hubs in South Carolina: Charleston, Greenville and Columbia, each have their own set of distinguishing characteristics that inform their audiences, venues and events. Charleston is informed by tourism industry and Lowcountry culture, Greenville has more revenue at its fingertips and a more robust environment of event and performing arts venues. The Columbia area is informed by the universities, state government and less industry than the upstate, located farther from the mountains and the coast. For the past twenty years, artists and presenting organizations have cried out for creative spaces to rehearse and present work that: are multi-use spaces in terms of seating arrangements; can accommodate both simple and more sophisticated technical requirements; are affordable; are conducive to presenting many different art forms; can host work by one organization over several days (rehearsals, exhibit hanging and presentation); can accommodate smaller audiences from 250-1200 attendees; and can provide shared administrative resources that allow smaller organizations to develop without significant start-up overhead, Other space considerations that Columbia currently has limited offerings include outdoor venues that have permanent technical capabilities (lighting, sound) and that offer the ability to regulate ticketed admissions.

Cultural Organizations, Facilities, & Events

COMMUNITY FESTIVALS AND EVENTS

Columbians throughout the years have gathered together to celebrate and engage with cultural resources through festivals and other events. These regular events, though fleeting, are very much a part of the City's culture, with the oldest and longest operating arts organization in the City, the Columbia Music Festival Association, founded in 1897. Though there is single clearinghouse for these events, One Columbia for Arts and Culture keeps an ongoing calendar of Midlands arts, history, and other cultural events. It is estimated that there are approximately 150 active events on the cultural calendar at any given time, including theatre, dance, and music performances; film screenings; visual art exhibits; historical tours; classes and workshops; and more. Listings can be found at <http://onecolumbiasc.com>.

Cultural Events in Columbia's History

In many ways cultural events have helped to define both the physical form of the City and the shared cultural memory of Columbians. While the below timeline is by no means an exhaustive list, it provides a snapshot of events that have helped shape Columbia since its founding in 1786.

- | | | | |
|--------------|---|-------------|--|
| 1801 | South Carolina College, now the University of South Carolina, founded | 1869 | Columbia City Market held on Assembly Street for the first time; the market operates on Assembly Street until the 1950s |
| 1828 | Theological Seminary opens, located in the Robert Mills House | 1870 | Benedict College founded |
| 1840s | Sidney Park, today known as Finlay Park, opens as a public green space | 1875 | First Opera House opens |
| 1854 | Young Men's Christian Association (YMCA) of Columbia founded as one of the first fifty YMCAs in the United States | 1880 | Allen University moves to Columbia |
| | | 1892 | The Columbia Senators become the City's first professional baseball team, lasting only one season |
| | | 1893 | Shandon Pavilion, now Martin Luther King Jr. Park, opens to house community activities in Shandon |
| | | 1897 | Columbia Music Festival Association founded |
| | | 1897 | Hyatt's Park Pavilion opens to provide Eau Claire with an entertainment venue including a casino, vaudeville theater, the Columbia Orchestra, and Columbia's first zoo |
| | | 1900 | Columbia Opera House opens following the first Opera House's destruction in a fire |
| | | 1905 | South Carolina Department of Archives and History is founded |
| | | 1909 | The Grand Theater opens as a vaudeville house; the following year the theater began offering motion pictures |
| | | 1912 | YMCA moves to new building on Sumter Street |
| | | 1919 | The Columbia Stage Society established, today known as Town Theater |
| | | 1930 | Township Auditorium constructed |
| | | 1933 | Woodrow Wilson House opens to the public after being saved from demolition |
| | | 1936 | The Big Apple Night Club, an African American dance club, opens |
| | | 1942 | The Carver Theater, a movie theater catering to African Americans, shows its first film, "Dark Command" |

Cultural Organizations, Facilities, & Events

COMMUNITY FESTIVALS AND EVENTS, CONT.

Cultural Events in Columbia's History, cont.

- 1950 The Taylor House, precursor of the Columbia Museum of Art, hosts its first art show
- 1961 Historic Columbia Foundation incorporated with the purpose of saving the Robert Mills House from demolition
- 1961 Columbia City Ballet founded
- 1963 Historic and Cultural Buildings Commission formed by Columbia City Council to identify and protect buildings that are deemed historic
- 1963 Landmark list first published by the Historic and Cultural Buildings Commission, identifying structures and buildings across Columbia considered historically and/or architecturally significant
- 1964 Landmark District and Governor's Mansion Protection Area established as the first locally administered historic districts in Columbia
- 1969 South Carolina State Historic Preservation Office opens
- 1974 Riverbanks Zoo opens
- 1976 McKissick Museum established
- 1976 Longstreet Theatre opens after rehabilitation of the former USC gym building
- 1978 Mann-Simons House opens to the public after being saved from demolition
- 1978 Jubilee Festival of Black History & Culture first held
- 1979 Nickelodeon Theatre founded
- 1988 South Carolina State Museum opens
- 1991 Artista Vista first held
- 1991 Finlay Park, formerly Sidney Park, reopens with a new design
- 1993 Richland Library opens main branch on Assembly Street
- 1995 Bethel AME Church moves from downtown location to Woodrow Street
- 1996 Renaissance Foundation established
- 1996 City of Columbia Accommodations Tax legislation passes
- 1998 CMFA ArtSpace, adaptable performance and rehearsal facility, established
- 1998 City of Columbia Arts Task Force Plan published
- 1998 Columbia Museum of Art on Main Street opens to the public
- 2003 City of Columbia Hospitality Tax legislation passes
- 2003 City of Columbia Arts Task Force report issued
- 2006 Indie Grits Film Festival first held
- 2005 All Local Farmers' Market, now Soda City Market, first held
- 2007 Columbia Festival for the Arts and the First Open Studios first held
- 2008 First Thursday on Main first held
- 2008 701 Center for Contemporary Art opens
- 2008 The Columbia Plan 2018 (the City's last comprehensive plan update) is completed and adopted by City Council
- 2010 City of Columbia Main Street Public Art Information Plan published
- 2011 Tapp's Arts Center opens
- 2012 ColumbiaSC63 and Our Story Matters established
- 2012 One Columbia for Arts & History (now One Columbia for Arts & Culture) founded
- 2012 Nickelodeon Theatre moves to former Fox Theatre on Main Street
- 2013 Gallery at City Hall established
- 2013 Richland County Bond Referendum passes to support

Cultural Organizations, Facilities, & Events

COMMUNITY FESTIVALS AND EVENTS, CONT.

renovations of eleven locations of the Richland Library

Cultural Events in Columbia’s History, cont.

- 2014 Woodrow Wilson Family Home and Gardens, reopens after renovations and re-interpretation to examine post-Civil War and Reconstruction period
- 2014 City of Columbia and One Columbia Public Art Policy Resolution adopted
- 2014 SC State Museum Planetarium, Observatory and 4D Theatre open
- 2014 Columbia Poet Laureate position established
- 2014 Cultural Council of Richland and Lexington Counties closes
- 2015 Segra Park, formerly Spirit Communications Park, breaks ground
- 2015 Confederate flag removed from SC State House
- 2015 The Vista designated as a state recognized Cultural District
- 2016 The Columbia Fireflies, a minor league affiliate of the New York Mets, play their first game in Columbia
- 2016 Mann-Simons Historical Site reopens following renovations and re-interpretation
- 2016 Columbia Museum of Art receives national medal from the Institute of Museum and Library Services (IMLS)
- 2017 Richland Library receives national medal from IMLS
- 2018 Hampton-Preston Mansion reopens for its 200th Anniversary, rehabilitated and reinterpreted
- 2019 Columbia Museum of Art and Boyd Plaza complete renovations
- 2019 Richland Library completes renovations of eleven locations

RECURRING CULTURAL EVENTS

Columbia has several significant, recurring cultural events during the year that draw tourists from around the Southeast. There are a range of events including the weekly Soda City Market, the monthly First Thursday on Main and the quarterly Arts & Draughts at the Columbia Museum of Art. There are annual events that range across music, celebrations of heritage, visual and literary arts and film.

Arts: Events such as the Deckle Edge Literary Festival, Indie Grits Film Festival, ColaJazz Festival, Artista Vista, Columbia Open Studios, Southeastern Piano Festival, Southern Guitar Festival, and the Jam Room Music Festival provide a range of artistic experiences throughout the year, often free or with low-cost ticket prices.

Cultural Diversity: Columbia hosts a wide array of events that celebrate the diverse backgrounds of Columbia residents including the Benedict College Harambee Festival, St. Pat’s in Five Points, the Columbia International Festival, Hip Hop Family Day, Main Street Latin Festival, Columbia Greek Festival, Jubilee: Festival of Black History and Culture, Columbia Jewish Film Festival, and Famously Hot SC Pride.

Food: Columbia’s food culture is well-rounded and features events such as Restaurant Week, Soda City Suds Week, the Columbia Food and Wine Festival, the Taste of Black Columbia at the Black Expo, the Rosewood Crawfish Festival, South Carolina Cornbread Festival, the Palmetto Tasty Tomato Festival, Palmetto Peanut Boil, Bubbie’s Jewish Food Extravaganza, and the South Carolina Oyster Festival.

Sports/Athletics: From collegiate athletics, many running events, including the annual Governor’s Cup Half Marathon, minor league baseball, recreational leagues and participatory sports, the Columbia area hosts sporting events that bring together all ages.

Cultural Organizations, Facilities, & Events

GAPS IN COMMUNITY EVENTS AVAILABLE IN COLUMBIA

The other South Carolina cultural hubs of Charleston and Greenville see a similar roster of wide-ranging events, with some defining large-scale events that draw visitors from far and wide. Charleston features the annual Spoleto and Piccolo Spoleto and Greenville hosts Artisphere.

While Columbia has featured events in various categories, what may be lacking is more collaborative events that bring together different cultural facets into large, marketable events that appeal to a broader audience.

The Built Environment

PUBLIC SPACE

Placemaking

As cities across the country experience revitalization in their downtowns, Columbia is no exception. With State government and the University of South Carolina providing a historically stable workforce population, Columbia’s downtown has begun to attract residents as well, providing an evening and weekend population. The urban core has become a valuable cultural resource by becoming a place where people live, work, and play. Access to safe, comfortable, and flexible public space is critical to creating a community. The Project for Public Spaces (PPS) is a nonprofit organization dedicated to helping people create and sustain public spaces that build strong communities. They define public space in terms of place-making: “Placemaking inspires people to collectively reimagine and reinvent public spaces as the heart of every community. Strengthening the connection between people and the places they share, place-making refers to a collaborative process by which we can shape our public realm in order to maximize shared value. More than just promoting better urban design, placemaking facilitates creative patterns of use, paying particular attention to the physical, cultural, and social identities that define a place and support its ongoing evolution.”

In 2016, the City partnered with the Central Carolina Community Foundation to develop a Public Space, Public Life Action Plan put together by Gehl Studio and sponsored by the Knight Foundation. This plan analyzed the current public spaces in the City and made recommendations for improvements and better utilization of those spaces: “Public life is what happens in the spaces between buildings. It is what a collective group of people create when they live their lives outside of their home, workplace, and car. We believe that

robust public life is the essence of our cities. Public space knits the components of public life—people, place, and culture—together.”¹

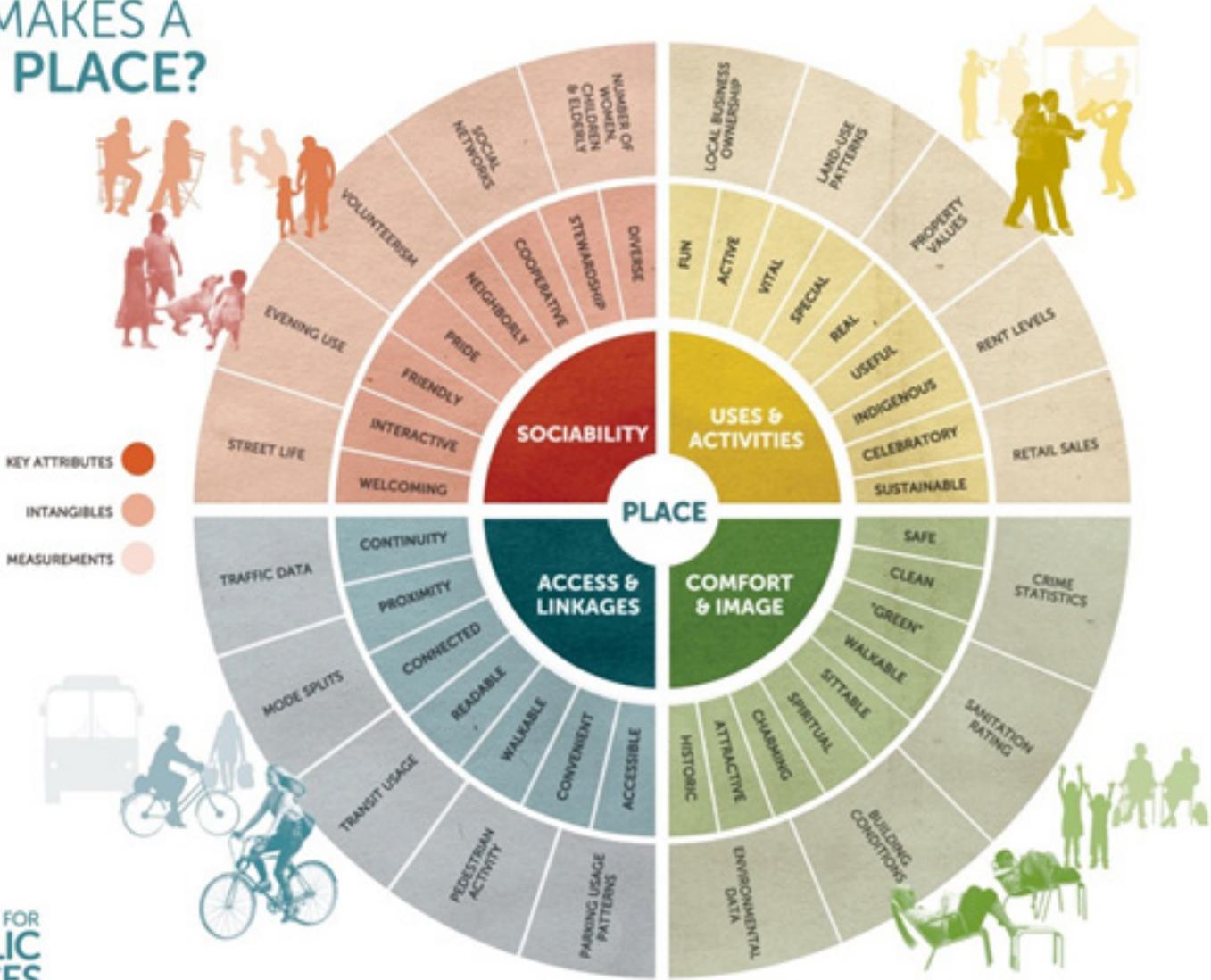
The study found that while there are a number of heavily attended events in our public spaces, the day to day activity is fairly low. Many factors contribute to this, including:

- The auto-centricity of the City: wide thoroughfares with fast moving traffic, signal timing that prioritizes auto efficiency, limited bicycle and pedestrian infrastructure.
- The availability of free or inexpensive parking coupled with an abundance of surface lots makes short auto trips within the urban core easier while making a stroll more difficult and often unpleasant.
- The lack of public seating means that the folks who are walking just go from A to B and don’t have a reason or a place to stop. Gehl refers to the ability of a place to attract people to linger as the “stickiness” factor.

Data

Rather than making an exhaustive list of places that are technically available for public use, the approach here is to use data to determine which spaces are being used, and how- to determine which spaces are successful. In evaluating thousands of public spaces around the world, Project for Public Spaces (PPS) has found that to be successful, [public spaces] generally share the following four qualities: they are accessible; people are engaged in activities there; the space is comfortable and has a good image; and finally, it is a sociable place: one where people meet each other and take people when they come to visit. PPS developed The Place Diagram below as a tool to help people in judging any place, good or bad.

WHAT MAKES A GREAT PLACE?



Project for Public Spaces Diagram, Image courtesy of Project for Public Spaces

The Built Environment

PUBLIC SPACE, CONTINUED

In addition to evaluating the qualities of public space, part of the process recommended by Gehl was to collect annual observations about how people are using our public spaces. The spaces selected were limited to the urban core and were identified in public input sessions as being meaningful to people for a variety of reasons. The City of Columbia Planning staff, with the help of volunteers, has been collecting this data each year since 2016 in an effort to observe, document, and evaluate our public spaces.

When looking at successful public spaces in Columbia, the field observations align with the criteria in the Place Diagram. For example, Main Street, which is one of Columbia's most used and loved public spaces according to the field data collected, also meets many of the criteria in all four quadrants on the Place Diagram: Access and Linkages, Comfort and Image, Uses and Activities, and Sociability. Similarly, the U of SC Horseshoe, another heavily used public space, also has numerous qualities or elements in each of the four place diagram quadrants. In other examples, there are spaces that people list as having potential, but are lacking some key components which prevent a space from really reaching its potential. While the field observations can provide real, site-specific data to measure the success of a space, the Place Diagram can be used to identify specific deficiencies that are having an effect on its success.

The Gehl Public Space Public Life Action Plan made specific recommendations for many of the most meaningful public spaces in City Center. One simple observation was that despite Main Street's success, particularly for events, the lack of public seating had a negative impact on the daily use of the street as a space to inhabit.

Two grants have been implemented since which have provided café tables and chairs on Main Street and the impact was immediate and positive. A more complicated and involved recommendation was tested by Planning staff with a grant from the Knight Foundation called Enjoy SC. This eight-week long tactical urbanism project transformed the State House Grounds- one of the most beautiful spaces located in the heart of the city- from a formal green space that people pass through into a destination and a place that people wanted to inhabit for a while. This was done by providing various types of seating as well as activities and programming that encouraged engagement.

Streets

While formal public spaces such as the Horseshoe and the State House Grounds are critically important to our city's cultural life, our primary public spaces are our streets. Streets are accessible to everyone in quantity and location, but have typically not been designed with people in mind, but rather for utility. "Streets are more than public utilities, more than the equivalent of water lines and sewers and electric cables ... Streets moderate the form and structure and comfort of urban communities."² As the Gehl study noted, the auto-focused design of Columbia's streets is detrimental to the life and success of public space in the city.

The success of a street as a public space has three main components: the physical design of the street, the physical design of the properties that abut the street, and the programs and activities that occur in both. There are a variety of tools that the City has the oversight to affect all three. Certainly the City has a responsibility for the design

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PUBLIC SPACE, CONTINUED

and maintenance of the streets that are owned by the City. However, one of the largest challenges in Columbia is the number of streets that are not controlled by the City but are owned and controlled by the State Department of Transportation (SCDOT).

Columbia has some unique opportunities and challenges related to street design, stemming from the original planned street grid laid out in 1786. This grid that defines the four square mile urban core is two miles wide by two miles wide and consists of large, four-acre blocks with 100-foot rights-of-way between them. The exceptions are Assembly and Senate, both with 150-foot rights-of-way through the center of the grid; the intersection of which was the location of the original State House. The wide streets were envisioned as tree-lined by the City's forefathers, and the spacing was believed to prevent the spread of disease and fires.

In the decades since, the predominance of cars as the primary form of transportation has led to streets dominated by traffic lanes and on-street parking. As well, the lack of mid-block service alleys requires that overhead powerlines, trash collection, and delivery trucks share the street space with cars and people, presenting additional challenges. Powerlines present problems for planting shade trees, malodorous and unsightly roll carts take up sidewalk space, and delivery trucks block traffic lanes. While there are many incompatible uses competing for right-of-way, the wide streets also present an opportunity. There actually is enough room for cars, bicycles, buses, and pedestrians. Utilities, trees, and services can all be accommodated with proper planning, balancing the needs of all, and with a commitment to complete streets.

Currently, the City has an adopted Walk Bike Columbia Pedestrian and Bicycle Master Plan (2015), which has general design guidance for complete streets that supplements the City's Engineering regulations. A much more comprehensive street design plan is needed that recognizes and balances the needs interdepartmentally such as bike/ped infrastructure, on-street parking, storm water infrastructure, the urban tree canopy, economic development efforts, waste removal, and place-making. Beyond that effort, partnering with SCDOT and other agencies and private sector partners is a critical part of ensuring that Columbia's streets are able to serve the City to their highest potential.

To address the physical design of the buildings that abut the public streetscape, the City has four urban design districts that establish guidelines for the development of properties within those districts: City Center, Innovista, Five Points, and the North Main Corridor. While the guidelines vary in each district, their primary purpose is to ensure that the buildings contribute positively to the public realm, in function and design. The City's new zoning code, not yet in effect, also focuses on context-sensitive design.

Programming of buildings and spaces is as critical an element to a successful street as any other; even the most beautifully designed streets and buildings cannot alone create a successful public space. As William H. Whyte once famously said, "What attracts people most, it would appear, is other people." Having a mix of uses in urban environments is critical is ensuring that the City has walkable destinations and that there is daytime, evening, and weekend activity in the public realm. The City's new Unified Development Code

The Built Environment

PUBLIC SPACE, CONTINUED

addresses these issues; it modernizes the code to encourage a mix of uses, vibrant public spaces, and complete streets.

Finally, programming of the public space is becoming more common and is being done by multiple organizations. This includes regular events such as Soda City and Do Good Columbia events, festivals like Vista Lights, and as well as short term tactical urbanism projects such as Park(ing) Day. More about programs and events is in the Community Events section of this Appendix.

The people of cities understand the symbolic, ceremonial, social and political role of streets, not just those of movement and access. “Streets more than anything else are what make the public realm. They are the property of the public or are under direct public control. The opportunity to design them in ways that meet public objectives, including the making of community itself, is exciting as it is challenging. If we do right by our streets we can in large measure do right by the City as a whole- and therefore, most importantly, by its inhabitants”.³

PUBLIC ART

Public art is art that exists in public spaces and responds to the place and community in which it is located. It often takes a wide range of forms, sizes and scales and can be temporary or permanent. It may sometimes represent a historical, social or environmental issue for both the place and the people for whom it is connected. Public art may be created as murals, sculptures, memorials, architectural or

landscape integrations, art in communities, and sometimes even performances. Public art has been a part of Columbia for decades and represents all the various forms and styles that public art can take.

Cities gain value through public art – cultural, social, and economic value. It reflects and reveals our society, adds meaning and uniqueness to our communities. Public art humanizes and invigorates public spaces; it seeks to create and inspire relationships and communication.

Envision Columbia, City Council's vision for the City in 2036, lists seven focus areas that all acknowledge quality of life as a key value to fostering the development of a city that is “full of vitality and inclusion with a charming and cosmopolitan feel.” The vitality of a community is directly linked to the quality of its built and natural environments and to a positive community identity. As described in the 2018 report by Americans for the Arts titled Why Public Art Matters, “Art in public spaces plays a distinguishing role in our country's history and culture. It reflects and reveals our society, enhances meaning in our civic spaces, and adds uniqueness to our communities. Public art humanizes the built environment. It provides an intersection between past, present, and future between disciplines and ideas. Public art matters because our communities gain cultural, social, and economic value through public art.”

Historically, the University of South Carolina, the South Carolina Statehouse and the influence of Fort Jackson and the military presence have all been significant factors in the establishment of

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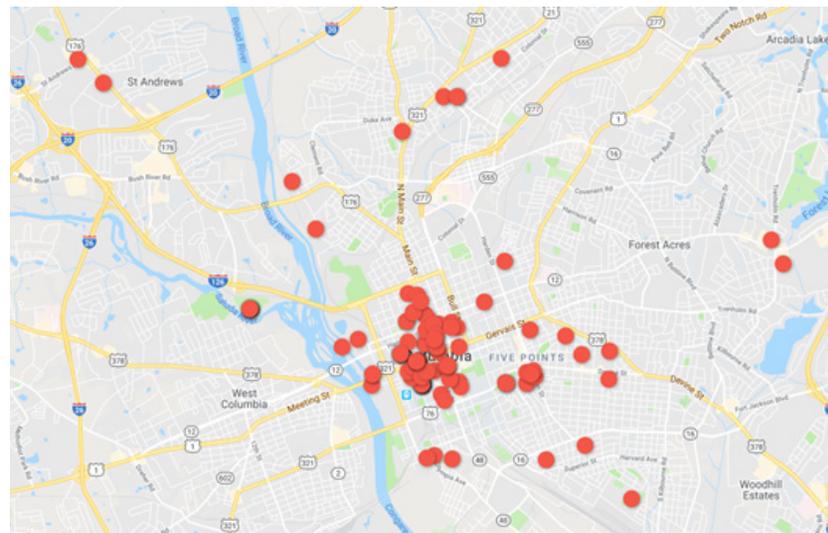
PUBLIC ART, CONTINUED

many sculptures and monuments installed within the City limits. Through the 1970s and the following decades, iconic pieces of public sculpture and murals were artist driven projects, often self-funded or commissioned by private entities and often on private property. For example, Tunnelvision by Blue Sky was funded by the SC Arts Commission and AgFirst. Other pieces by Blue Sky including Neverbust, were primarily self-funded by the artist. Works by the artist Ralph Waldrop were sometimes funded by support by the Columbia Action Council, but the project was identified and negotiated by the artist himself.

In the early 2010s, more emphasis on a coordinated approach for encouraging more public art was made possible by projects of the Columbia Action Council, the Cultural Council of Richland and Lexington Counties, the Columbia Design League and the City Center Partnership. In 2011, the City of Columbia developed a document that recognized the importance of public art and recommended key locations along Main Street where public art could be located. One Columbia for Arts and Culture (previously One Columbia for Arts and History) was founded in 2012, and the organization recognized the need to develop a formal policy for facilitating the creation of new contextual pieces of public art that aligned with national best practices used by cities around the country. The policy was established in 2014 by City Council. Since the establishment of One Columbia and the development of the policy, over 40 new pieces of public art have been commissioned across the Columbia area representing public-private partnerships and an investment of over \$563,000 in the City's collection of public works of art.

Most public art projects continue to be privately commissioned or developed out of public/private partnerships. A notable example of the recognition of the importance of public art to communities has been a partnership between One Columbia and the Richland Library. The Richland Library Board of Trustees designated 1% of construction costs at each renovated location as part of a 2013 County Bond Referendum to be used to commission community-specific pieces of permanent public art. Over \$375,000 was put toward 13 unique pieces of public art at 11 library locations.

In 2019, One Columbia for Arts and Culture launched a directory of public art to catalog pieces throughout the Midlands area at <http://publicart.onecolumbiasc.com>. This accessible online database



Map showing the current concentration of public art in Columbia.

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PUBLIC ART, CONTINUED

attempts to showcase the number and breadth of pieces of permanent public art in the Columbia area.

While there has always been the presence of public art in Columbia, much of it has been created because of the foresight of individual property owners, artists, and/or engaged citizens. Further, while the efforts of One Columbia have demonstrated an impact in commissioning, preserving, and celebrating new work, there are not enough formal policies in place to ensure the continued development of the Columbia-area public art collection. The directory houses information on over 125 pieces, but still lacks historical data about the installations, the value of pieces, clarity of ownership, and maintenance plan information. Unlike other cities throughout the country, the City of Columbia does not have a dedicated source of funding for commissioning new work and preserving the collection of the City's portfolio of public art, and, only very small amounts of funding have been committed directly by the City of Columbia for the creation of new works of public art and the preservation of existing pieces.

HISTORIC RESOURCES

As one of the nation's first planned cities, Columbia has always enjoyed the advantage of long-range thinking and careful planning. Since 1967, Columbia has protected its unique historic resources by landmarking exceptional buildings and sites of historical significance. By 1979, Columbia leaders saw the value of expanding that protection by creating ordinances which protect a broader range of historic resources and which nurture the built environment. It is upon this foundation that many of Columbia's neighborhoods and urban areas today celebrate their vitality.

Given this foresight, Columbia has a number of historic resources determined to be worthy of preservation that are now locally protected. City preservation staff regularly reviews and updates the inventory of historic resources for possible future designations. Historic resources can be historically designated on the local and/or national level.

The National Register

The National Register of Historic Places is the official national list of historic places considered to be worthy of preservation. The National Register Program works to coordinate and support public and private efforts in identifying, evaluating, and protecting America's historic and archaeological resources. The National Register of Historic Places is administered by the National Park Service under the direction of the Secretary of Interior. Resources listed in the National Register may have either local, state, or national significance. National Register listings are largely honorific and do not involve restrictions to use or changes to the properties except in the case of federally-assisted undertakings.

The Built Environment

HISTORIC RESOURCES, CONTINUED

There are currently 130 historic resources within City limits listed in the National Register. These resources include buildings, structures, sites, and districts that have either local, state, or national significance.⁴

National Register Resource Name	Address	Certification Year
A. Fletcher Spigner House	2028 Wheat St.	Listed in 2009
A.P. Williams Funeral Home	1808 Washington St.	Listed in 2005
Ainsley Hall House (Robert Mills Historic House and Park)	1616 Blanding St.	Listed in 1970
Allen University	1530 Harden St.	Listed in 1975
Alston House	1811 Gervais St.	Listed in 1979
Alta Vista-Camp Fornance-Newman Park (Earlewood) Historic District	Bounded by Lakewood, Northwood, and (including) Earlewood Park on the northeast; Seaboard Airline Railroad on the southeast; Park, Lindsay and (including) Marshall Park on the south-west; and Marlboro on the northwest	Listed in 2015
Arcade Building	1332 Main St.	Listed in 1982
Arsenal Hill (Palmetto Iron Works and Armory)	1800 Lincoln St.	Listed in 1971
B.B. Kirkland Seed Distributing and Company	912 Lady St.	Listed in 1979
Babcock Building (South Carolina State Hospital)	Bull St.	Listed in 1981

National Register Resource Name	Address	Certification Year
Bellevue Historic District (Cotton-town)	Roughly bounded by Sumter and Bull Sts. and Anthony and Elmwood Aves.	Listed in 1997
Benedict College Historic District	Roughly bounded by Laurel, Oak, Taylor and Harden Sts. on the Benedict College campus	Listed in 1987
Bethel A.M.E. Church	1528 Sumter St.	Listed in 1982
Booker T. Washington Auditorium	1400 Wheat St.	Listed in 2018
Building at 1210-1214 Main Street (Capitol Café)	1210-1214 Main St.	Listed in 1979
Building at 1644 Main Street (Tapps Department Store)	1644 Main St.	Listed in 1979
Building at 1722-1724 Main Street (Bouchier Building)	1722-1724 Main St.	Listed in 1980
Building at 303 Saluda Avenue (John C. Heslep House)	303 Saluda Ave.	Listed in 1982
Caldwell-Hampton-Boylston House	829 Richland St.	Listed in 1971
Canal Dime Savings Bank	1530 Main St.	Listed in 1980
Carver Theatre	1519 Harden St.	Listed in 2003
Champion and Pearson Funeral Home	1325 Park St.	Listed in 2017
Chapelle Administration Building	1530 Harden St.	Listed in 1976
Chesnut Cottage	1718 Hampton St.	Listed in 1971

The Built Environment

HISTORIC RESOURCES, CONTINUED

National Register Resource Name	Address	Certification Year
Claussen's Bakery	2001-2003 Green St.	Listed in 1987
Columbia Canal	E bank of the Broad and Congaree Rivers from the diversion dam to the Southern RR Bridge	Listed in 1979
Columbia Central Fire Station	1001 Senate St.	Listed in 2009
Columbia City Hall	1737 Main St.	Listed in 1973
Columbia Commercial Historic District	Portions of Main, Blanding, Taylor, and Sumter Sts.	Listed in 2014
Columbia Electric Street Railway Light & Power Substation	1337 Assembly St.	Listed in 2011
Columbia Historic District I	Roughly bounded by Elmwood Ave. and Assembly, Laurel, and Wayne Sts.	Listed in 1971
Columbia Historic District II	Roughly bounded by Taylor, Richland, Pickens, and Barnwell Sts.	Listed in 1971
Columbia Mills Building	On the Congaree River	Listed in 1982
Columbia Township Auditorium	1703 Taylor St.	Listed in 2005
Confederate Printing Plant	501 Gervais St.	Listed in 1979
Consolidated Building	1326-1330 Main St.	Listed in 1979
Cornell Arms	1230 Pendleton St.	Listed in 2019
Curtiss-Wright Hangar	1402 Jim Hamilton Blvd.	Listed in 1998
Debruhl-Marshall House	1401 Laurel St.	Listed in 1972

National Register Resource Name	Address	Certification Year
Dovillers-Manning-Magoffin House	4203 St. Claire Dr.	Listed in 1979
Dr. Matilda A. Evans House	2027 Taylor St.	Listed in 2019
Eau Claire Town Hall and Survey Publishing Company Building	3904 Monticello Rd.	Listed in 1979
Ebenezer Lutheran Chapel	1301 Richland St.	Listed in 1979
Efird's Department Store	1601 Main St.	Listed in 2012
Elmwood Cemetery	501 Elmwood Ave.	Listed in 1996
Elmwood Park Historic District	Roughly bounded by Elmwood Ave., Main St., and RR tracks	Listed in 1991
Ensor-Keenan House	801 Wildwood Ave.	Listed in 1979
Fair-Rutherford and Rutherford Houses	1326 and 1330 Gregg St.	Listed in 1984
Federal Land Bank Building	1401 Hampton St.	Listed in 2015
First Baptist Church	1306 Hampton St.	Listed in 1971
First National Bank	1208 Washington St.	Listed in 1980
First Presbyterian Church	1324 Marion St.	Listed in 1971
Florence C. Benson Elementary School	226 Bull St.	Listed in 2009
Forest Hills Historic District	Bounded by Gervais St., Manning Ave., Forest Dr., and Glennwood Rd.	Listed in 2007
George R. Price House	3000 Forest Dr.	Listed in 1998
Gervais Street Bridge	Spans Congaree River	Listed in 1980

The Built Environment

HISTORIC RESOURCES, CONTINUED

National Register Resource Name	Address	Certification Year
Good Samaritan-Waverly Hospital	2204 Hampton St.	Listed in 2008
Granby Mill Village Historic District	Roughly bounded by Catawba, Gist, Heyward, and Church Sts.	Listed in 1993
Greyhound Bus Depot	1200 Blanding St.	Listed in 1989
Hale-Elmore-Seibels House	1601 Richland St.	Listed in 1971
Hampton-Preston House	1615 Blanding St.	Listed in 1969
Harden Street Substation	1901 Harden St.	Listed in 2005
Harriet M. Cornwell Tourist Home	1713 Wayne St.	Listed in 2007
Heslep House	203 Saluda Ave.	Listed in 1979
Horry-Guignard House	1527 Senate St.	Listed in 1971
House of Peace Synagogue (Big Apple Club)	1000 Hampton St.	Listed in 1979
J. Davis Powell House	1410 Shirley St.	Listed in 2012
John C. Calhoun State Office Building	1015 Sumter St.	Listed in 2011
Kress Building	1508 Main St.	Listed in 1979
Lace House	803 Richland St.	Listed in 1969
Ladson Presbyterian Church	1720 Sumter St.	Listed in 1998
Lever Building	1613 Main St.	Listed in 1979
Logan School	815 Elmwood Ave.	Listed in 1979
Lutheran Theological Seminary Building: Beam Dormitory	4201 Main St.	Listed in 1979

National Register Resource Name	Address	Certification Year
Lyles-Gudmundson House	1917 Seneca Ave.	Listed in 1979
Mann-Simons Cottage	1403 Richland St.	Listed in 1973
McCord House	1431 Pendleton St.	Listed in 1979
McMaster School	1106 Pickens St.	Listed in 1997
Melrose Heights-Oak Lawn-Fairview Historic District	Bounded by Butler, Princeton, Michigan, Woodrow, King, and Kirby Sts., Maiden Ln., Millwood Ave., and Trenholm, and Longleaf Rds.	Listed in 2016
Millwood	Garner's Ferry Rd.	Listed in 1971
Modjeska Monteith Simkins House	2025 Marion St.	Listed in 1994
Moore-Mann House	1611 Hampton St.	Listed in 1979
National Loan and Exchange Bank Building	1338 Main St.	Listed in 1979
North Carolina Mutual Building	1001 ½ and 1003 Washington St.	Listed in 1995
North Columbia Fire Station No. 7	2622 North Main St.	Listed in 2005
Old Campus District (University of South Carolina)	Bounded by Pendleton, Sumter, Pick-ens, and Greene Sts.	Listed in 1970
Old Shandon Historic District	Roughly bounded by Cypress, Lee, Maple, Preston, and Woodrow Sts.	Listed in 2003
Olympia Mill	500 Heyward St.	Listed in 2005

The Built Environment

HISTORIC RESOURCES, CONTINUED

National Register Resource Name	Address	Certification Year
Olympia Mill Village Historic District	Portions of Lincoln, Gadsden, Wayne, Heyward, Silver, S. Parker, Alabama, Carolina, Delaware, Florida, Georgia, Kentucky, Maryland & Ohio Sts.	Listed in 2018
Owen Building	1321 Lady St.	Listed in 2013
Pacific Community Association Building	701 Whaley St. and 214 Wayne St.	Listed in 2007
Palmetto Building	1400 Main St.	Listed in 1980
Palmetto Compress and Warehouse Company Building	617 Devine St.	Listed in 1985
Preston C. Lorick House	1727 Hampton St.	Listed in 1972
Randolph Cemetery	Western terminus of Elmwood Ave.	Listed in 1995
Raymond Price House	3004 Forest Dr.	Listed in 2007
Richland Cotton Mill	211-221 Main St.	Listed in 1983
Sidney Park Colored Methodist Episcopal Church	1114 Blanding St.	Listed in 1996
South Carolina Governor's Mansion	800 Richland St.	Listed in 1970
South Carolina Memorial Garden	1919 Lincoln St.	Listed in 2012
South Carolina State Armory	1219 Assembly St.	Listed in 1999
South Carolina State Hospital, Mills Building (South Carolina Lunatic Asylum)	2100 Bull St.	Listed in 1970
South Carolina State House	Main St.	Listed in 1970

National Register Resource Name	Address	Certification Year
St. Peter's Roman Catholic Church	1529 Assembly St.	Listed in 1989
Strom Thurmond Federal Building and U.S. Courthouse	1835-1845 Assembly St.	Listed in 2014
Supreme Court of South Carolina Building	NW corner of Gervais and Sumter Sts.	Listed in 1972
Sylvan Building	1500 Main St.	Listed in 1972
Taylor House	1505 Senate St.	Listed in 1982
Thomas Woodrow Wilson, Boyhood Home	1705 Hampton St.	Listed in 1972
Town Theatre	1012 Sumter St.	Listed in 1974
Trinity Episcopal Church	1100 Sumter St.	Listed in 1971
Union National Bank Building	1200 Main St.	Listed in 2019
Union Station	401 S. Main St.	Listed in 1973
University Neighborhood Historic District	Roughly bounded by the Southern RR cut, Gervais, Greene, and Pickens Sts.	Listed in 2004
US Courthouse	1100 Laurel St.	Listed in 1979
Veterans Hospital	6439 Garners Ferry Rd.	Listed in 2009
W.B. Smith Whaley House	1527 Gervais St.	Listed in 1979
Wade Hampton State Office Building	1015 Sumter St.	Listed in 2007
Wallace-McGee House	415 Harden St.	Listed in 1979
Wardlaw Junior High School	1003 Elmwood Ave.	Listed in 1984
Washington Street United Methodist Church	1401 Washington St.	Listed in 1970

The Built Environment

HISTORIC RESOURCES, CONTINUED

National Register Resource Name	Address	Certification Year
Waverly Historic District	Roughly bounded by Hampton, Heidt, Gervais, and Harden Sts.	Listed in 1989
Wesley Methodist Church	1727 Gervais St.	Listed in 2009
West Gervais Street Historic District	Roughly bounded by Gadsden, Senate, Park, and Lady Sts.	Listed in 1983
Woodrow Memorial Presbyterian Church	2221 Washington St.	Listed in 1979
World War Memorial Building	920 Sumter St., jct. with Pendleton St.	Listed in 1995
Zimmerman House	1332 Pickens St.	Listed in 1979
Zimmerman School	1336 Pickens St.	Listed in 1979

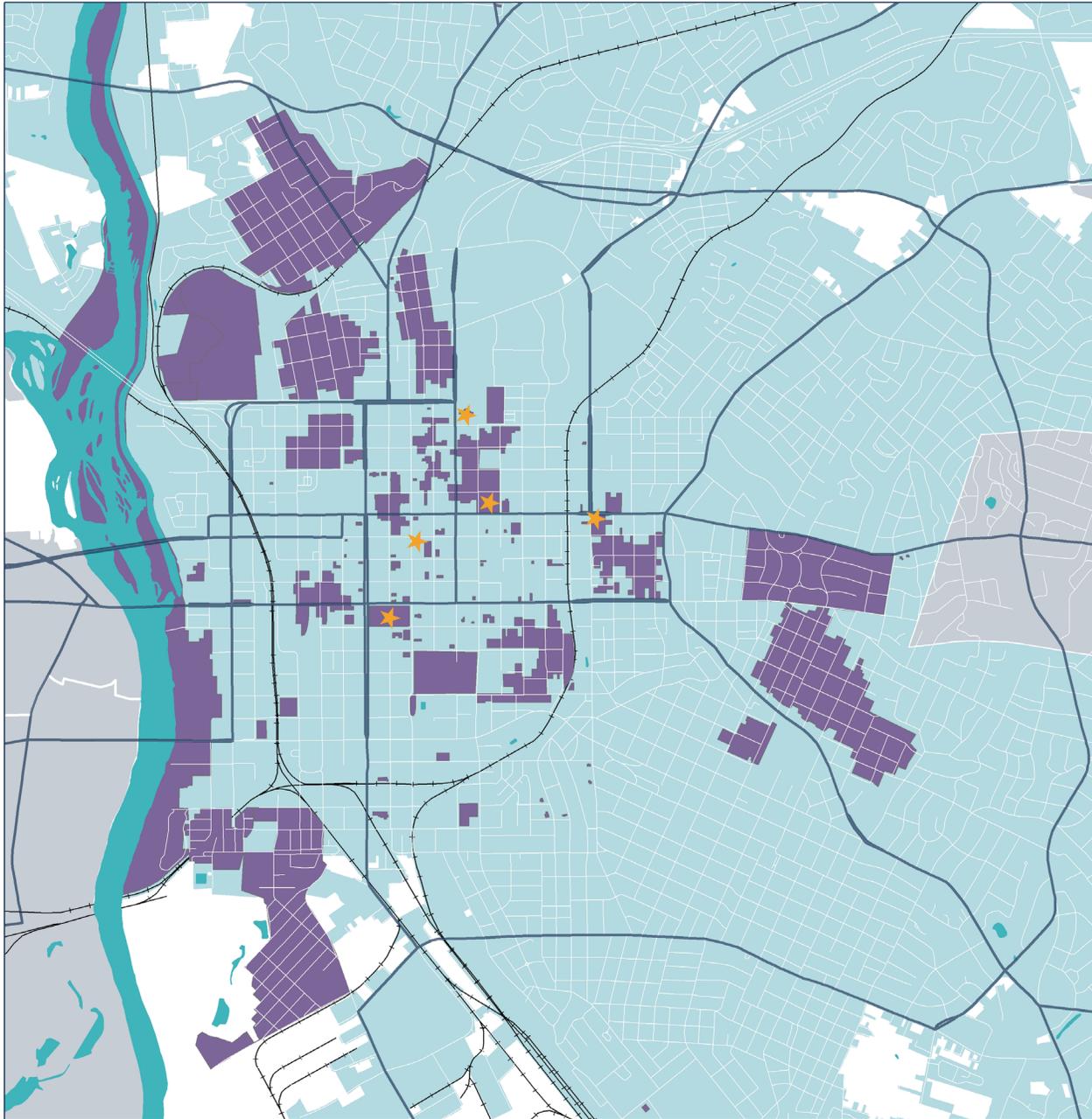
National Historic Landmarks

Created by the Historic Sites Act of 1935 National Historic Landmarks (NHLs) are buildings, sites, districts, structures, and objects that are determined to be nationally significant. All NHLs are also included in the National Register of Historic Places. Like the National Register Program, NHLs are administered by the National Park Service, which took ownership of the program in 1960, under the direction of the Secretary of the Interior. Unlike the National Register Program, the National Historic Landmark applications are handled at the regional

level. South Carolina is within the Southeast Region which covers Alabama, Florida, Georgia, Kentucky, Louisiana, Mississippi, North Carolina, and Tennessee and includes more than 400 NHLs. Of all the states in the Southeast Region, South Carolina has the most NHLs (76), with the majority located in Charleston County (65). Columbia currently has five historic resources that are recognized as National Historic Landmarks. In general, National Historic Landmark designation is rare. South Carolina's most recent listing was Fig Island in 2007.⁵

National Historic Landmark Name	Address	Certification Year	Areas of Significance
Ainsley Hall House (Robert Mills Historic House and Park)	1616 Blanding St.	1973	Architecture, Education, Engineering, Landscape Architecture, Religion/Philosophy
Chapelle Administration Building	1530 Harden St.	1976	Ethnic Heritage, Architecture, Education
First Baptist Church	1306 Hampton St.	1973	Politics
South Carolina State Hospital, Mills Building (South Carolina Lunatic Asylum)	2100 Bull St.	1973	Architecture, Science, Social/ Humanitarian
South Carolina State House	Main St.	1976	Politics / Government

Historic Resources



- ★ National Historic Landmarks
- National Register Listed Properties
- Waterbodies
- City of Columbia
- Other Municipalities
- US & SC Highways
- Railroad



Nationally listed historic properties

The Built Environment

HISTORIC RESOURCES, CONTINUED

Local Historic Districts

There are 15 historic districts within the City of Columbia that each speak to the historic, architectural, and/or cultural development of the City. Within the City of Columbia, historic districts are designated using zoning overlays. The most common preservation-related zoning overlays in Columbia come in two forms: protection areas and architectural conservation districts.

The stronger of the two primary historic preservation overlays is the architectural conservation district. An architectural conservation district is a geographic area of the City that collectively contains a number of buildings constructed in a similar architectural style or sharing a similar time period of construction. These districts are intended to preserve the form of the neighborhood as well as the general character of its individual structures, including the preservation of historic materials.

In contrast, a protection area is a geographic area that contains historic buildings or landmarks but also contains a large number of either non-historic or highly altered buildings. Since much of the historic materials in these areas have been replaced over the years, protection areas focus primarily on protecting the general form and character of the district. For this reason, more emphasis is placed on the district as a whole rather than on individual structures.

Columbia also has one historic commercial district and one landmark district. The West Gervais Historic Commercial District is an area that is unique in the City as it contains a mixture of historic warehouse, retail, and office buildings, as well as the remnants of the

railroad system that spurred development into the City. This district is intended to preserve the form of the commercial area as well as the general character of its individual structures, including the preservation of historic materials.

The Landmark District is a geographic area that is a distinctive area of the City that collectively contains a number of landmarks and other highly intact historic buildings. Emphasis in this district is on preserving the historic character of individual structures and ensuring a high level of architectural and historic integrity, especially through the preservation and conservation of historic materials and features.

Historic District Name	Year District Established
Cottontown/ Bellevue Architectural Conservation District	Established 2009
Earlewood Protection Area	Established 2005
Elmwood Park Architectural Conservation District	Established 1988
Granby Architectural Conservation District	Established 2010
Governor’s Mansion Protection Area	Established 1964
Landmark District	Established 1964
Melrose Heights/Oak Lawn Architectural Conservation District	Established 2003
Old Shandon/Lower Waverly Protection Area	Established 2001
Oakwood Court Architectural Conservation District	Established 2006

The Built Environment

HISTORIC RESOURCES, CONTINUED

Historic District Name	Year District Established
Seminary Ridge Protection Area	Established 2015
University Hills Architectural Conservation	Established 1964
Waverly Protection Area	Established 2005
Wales Garden Architectural Conservation District	Established 2008
West Gervais Historic Commercial District and Protection Area	Established 1994
Whaley Street Protection Area	Established 2010

Individual Landmarks

An individual landmark is an individually designated building that is worthy of preservation because of its great importance to the City and its people, its association with important individuals or historic events, or because its design or architectural style and/or features are sufficiently unique or noteworthy. The City of Columbia boasts over 180 buildings or sites that have been designated as individual landmarks based on their architecture or their association with people or events significant in the history of Columbia and of South Carolina. Individual landmarks can be designated as Type I, Type II, or Type III depending on their architectural and/or historical significance. The emphasis with individual landmarks is on preserving the historic character of each individual structure and ensuring a high level of architectural and historic integrity, especially through the preservation and conservation of historic materials and features. Like historic districts, these resources are designated and protected locally using a zoning overlay.

Landmark Name	Location
Type I Landmarks	
St. Peter's Catholic Church	1529 Assembly St.
Burial Ground St. Peter's Church	1529 Assembly St.
Site-Surrender of Columbia	1123 Beaufort St.
Hebrew Benevolent Society Cemetery	700 Blk. Blanding St. S.
Sidney Park CME	1108-14 Blanding St.
Crawford-Clarkson	1502 Blanding St.
Hampton-Preston Mansion	1615 Blanding St.
Ainsley Hall Mansion (Robert Mills)	1616 Blanding St.
Robertson-Lace House	804 Calhoun St.
Barton-Wallace House	1500 Calhoun St.
Mills Building	1515 Calhoun St.
French Consulate	2608 Cypress St.
Old Section Elmwood Cemetery	501 Elmwood Ave.
Randolph Cemetery	301 Elmwood Ave.
Logan Elementary	815 Elmwood Ave.
Eau Claire Town Hall	3905 Ensor Ave.
Survey Publishing Company	3907 Ensor Ave.
Ruins of Millwood Plantation	Garners Ferry Rd.
Gervais Street Bridge	Gervais St.
South Carolina State Museum (Mt. Vernon Mill)	301 Gervais St.
Confederate Printing Plant	501 Gervais St.

The Built Environment

HISTORIC RESOURCES, CONTINUED

Landmark Name	Location
State House	1100 Gervais St.
South Carolina Supreme Court Building	1231 Gervais St.
Dunbar Funeral Home (Whaley Residence)	1527 Gervais St.
Old Gym (Longstreet Theater)	1300 Greene St.
Fair-Rutherford House	1330 Gregg St.
The Big Apple	1000 Hampton St.
First Baptist Church	1306 Hampton St.
Woodrow Wilson House	1705 Hampton St.
Chesnut Cottage	1718 Hampton St.
Lorick-Baker House	1727 Hampton St.
Wallace-McGee House	415 Harden St.
S. Gate and Wall	2150 Harden St. (State Hospital Grounds)
Babcock Building (center portion only)	2150 Harden St. (State Hospital Grounds)
Friday-Fields Cottage	1830 Henderson St.
Granby Mill	510 Heyward St.
Olympia Mill	600 Heyward St.
Clark-Shealy House	408 Kalmia Dr.
United States Courthouse	1100 Laurel St.
DeBruhl-Marshall House	1401 Laurel St.
Palmetto Iron Works & Armory	1802 Lincoln St.

Landmark Name	Location
Union Station	401 Main St.
Commercial Building (Brennen Building)	1210-14 Main St.
Barringer Building	1350 Main St.
Sylvan's Building	1500 Main St.
Kress Building	1508 Main St.
Lever Building	1613 Main St.
Tapp's Department Store Building	1644 Main St.
Bouchier Building	1722-24 Main St.
Federal Courthouse-City Hall	1737 Main St.
Lutheran Theological Seminary (Beam Dormitory)	4209 N. Main St.
First Presbyterian Church	1324 Marion St.
Burial Ground -First Presbyterian Church	1324 Marion St.
Two-Story House, Benedict College	1604 Oak St.
Flinn Hall, S.C. University Campus	1324 Pendleton St.
Old Observatory, S.C. University Campus	1430 Pendleton St.
Cheves-McCord House	1431 Pendleton St.
Dr. Von Zimmerman House	1332 Pickens St.
Probable Von Zimmerman School	1336 Pickens St.
Governor's Mansion	800 Richland St.
Caldwell-Hampton-Boylston House	829 Richland St.

The Built Environment

HISTORIC RESOURCES, CONTINUED

Landmark Name	Location
Ebenezer Lutheran Chapel	1301 Richland St.
Burial Ground- Ebenezer Lutheran Chapel	1301 Richland St.
Two-Story Dwelling	1415 Richland St.
Maxcy-Gregg House	1518 Richland St.
Hale-Elmore-Seibels Kitchen	1601 (rear) Richland St.
Taylor Burial Ground	1721 Richland St.
Taylor House	1501 Senate St.
Horry-Guignard House	1527 Senate St.
Gudmundson House	1917 Seneca Ave.
Maxcy Monument, S.C. Univeristy Campus	800-900 Blks. Sumter St. E.
Caroliniana Library	902 Sumter St. (University Campus Horseshoe)
DeSaussure College	902 Sumter St. (University Campus Horseshoe)
Lieber House	902 Sumter St. (University Campus Horseshoe)
McCutchen House	902 Sumter St. (University Campus Horseshoe)
President's Home	902 Sumter St. (University Campus Horseshoe)
Rutledge College	902 Sumter St. (University Campus Horseshoe)
Town Theater	1012 Sumter St.
Trinity Episcopal Church	1100 Sumter St.

Landmark Name	Location
Burial Ground- Trinity Episcopal Church	1100 Sumter St.
Bethel AME Church	1528 Sumter St.
Ladson United Presbyterian Church	1720 Sumter St.
Zion Baptist Church	801 Washington St.
Republic National Bank	1208 Washington St.
Washington Methodist Church	1401 Washington St.
Bishop's Memorial AME Church	2221 Washington St.
Ensor-Keenan House	801 Wildwood Ave.
Type II Landmarks	
Star Music	1320-22 Assembly St
Bonded Loan Office	1324-28 Assembly St.
Parker Annex	2025 Barnwell St.
Creason House	730 Beltline Blvd.
Villa Tronco	1213 Blanding St.
Ehrlich House	1315 Blanding St.
Good Shepherd Episcopal	1512 Blanding St.
Howe House	1531 Blanding St.
Heise-Meehan Guignard	1534 Blanding St.
Beverly Apartments	1525 Bull St.
Cottage	1421 Calhoun St.
Huger-Trenholm-Sylvan House	1313 Claremont Dr.
Gray House-Dora Gray Shop	2224 Gadsden St.

The Built Environment

HISTORIC RESOURCES, CONTINUED

Landmark Name	Location
Pressley-Spigner House	915 Gregg St.
Scott-Shell-Breedlove Cottage	1414 Gregg St.
Federal Land Bank	1401 Hampton St.
Moore-Mann House	1611 Hampton St.
Seibels-Wilson House	21 Heathwood Cr.
Old Trinity Rectory	816 Henderson St.
Granby Mill Office	339 Heyward St.
Masonic Hall/Palmetto State Life Insurance/ Keenan Building	1310 Lady St. and 1230 Sumter St.
Owen Building	1321 Lady St.
Seibels Bruce Company	1501 Lady St.
Sims-Stackhouse House	1511-13 Laurel St.
Boling Apartments	930 Laurens St.
Canal Dime Bank	1530 Main St.
Lorick & Lowrance Mercantile Bldg	1537 Main St.
McCrary Building	1556 Main St.
The Efird's/Lourie's Building	1601 Main St.
Fox Theater	1607 Main St.
W.T. Grant Building	1614 Main St.
Lutheran Publication Building/Haverty's	1626 Main St.
Phillips House	1012 Marion St.
Modjeska Monteith Simkins House	2025 Marion St.
Myrtle Court Fountain	Myrtle Court

Landmark Name	Location
Champion-Pearson Funeral Home	1325 Park St.
Nathaniel J. Frederick House	1416 Park St.
Kirkland Apartments	1611 Pendleton St.
Boozer/Davis Cottage	1921 Pickens St.
Cottage	101 S. Prospect St.
Ebenezer Lutheran Church	1301 Richland St.
Simons Cottage	1403 Richland St.
Orchard House	1430 Richland St.
Wade-Campbell-Wright House	1501 Richland St.
Victorian Cottage	1522 Richland St.
Hale-Elmore-Seibels House	1601 Richland St.
Dovilliers-Manning-Magoffin House	4203 Saint Claire Dr.
Heslep House	203 Saluda Ave.
Tudor Revival Style Home / GE Demonstration Home	2626 Stratford Rd.
Matilda Evans Home	2027 Taylor St.
Unity Life Building	1316 Washington St.
Tudor Revival/Dr. Reed Smith House	2300 Wilmot Ave.
Dozier House	Fort Jackson Reservation
Type III Landmarks	
Miller Home	832 Albion Rd.
Cottage	614 Blanding St.
Heinish House	1328 Blanding St.
Willis House	1329 Blanding St.

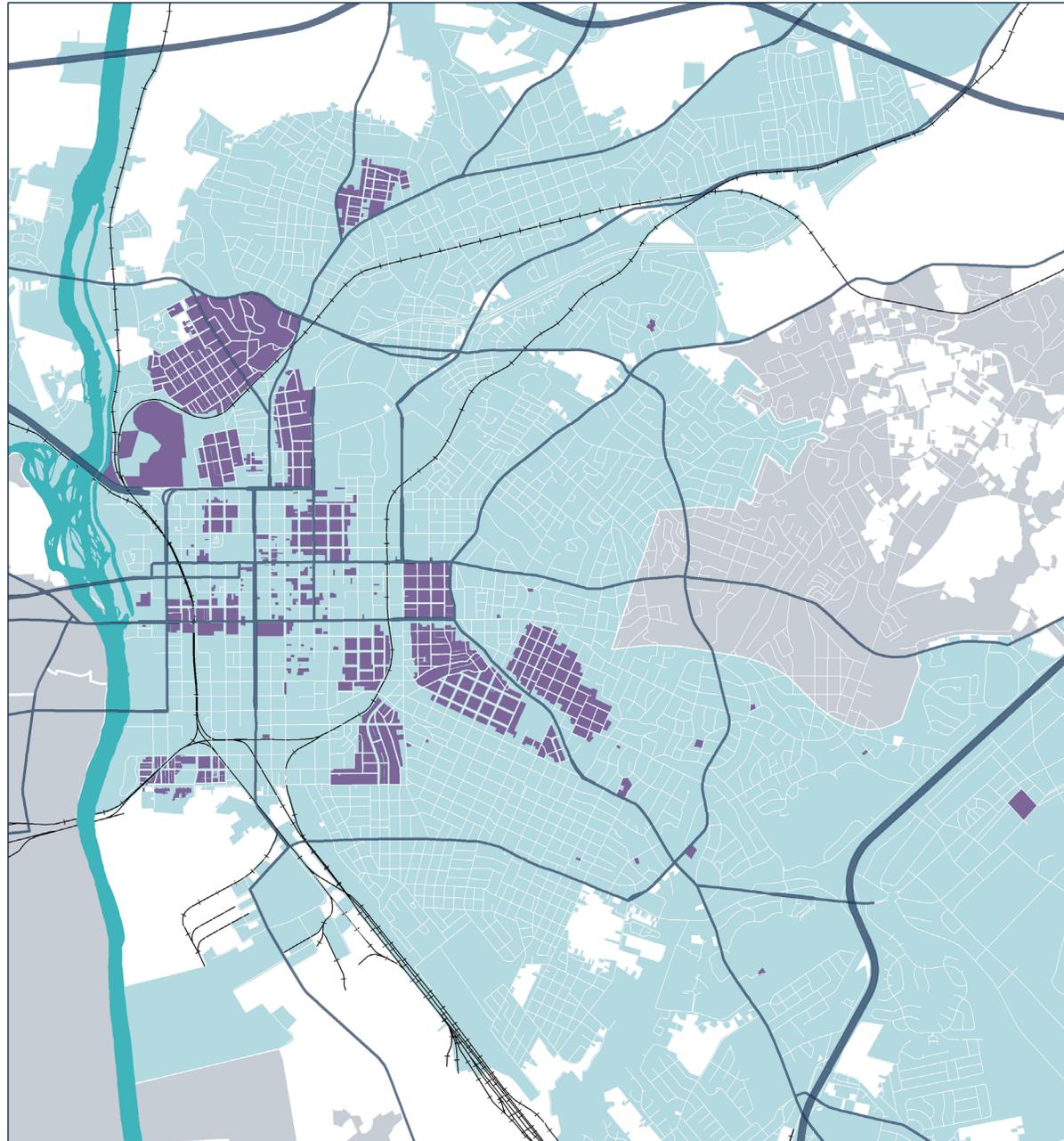
The Built Environment

HISTORIC RESOURCES, CONTINUED

Landmark Name	Location
Cantwell House	1528 Blanding St.
Two-Story House (Trans Modern)	1814 Bull St.
Cottage	714 Calhoun St.
Cottage	1710 Calhoun St.
Flora Barringer House	1731 College St.
Lower Cemetery	end of Elmwood Ave.
Penitentiary Cemetery	end of Elmwood Ave.
Columbia Cottage	1328 Gadsden St.
1721 Gadsden St.	1721 Gadsden St.
Standard Oil Company	300 Gervais St.
McDuffie's Antiques (Alston House)	1811 Gervais St.
Woodson Family Home	2537 Gervais St.
Heise-Turnander Cottage	1426 Hampton St.
Coppin Hall (building, south corner)	1530 Harden St. (Allen University Campus)
Arnett Hall (building, center block)	1530 Harden St. (Allen University Campus)
Chappelle Hall (building, north corner)	1530 Harden St. (Allen University Campus)
Two-Story "Stick Style" House	1826 Henderson St.
Cottage	1921 Henderson St.
Edwards-Anderson House	1522 Lady St.
Two-Story Late Victorian House	1422 Laurel St.
Black House	1521 Laurel St.

Landmark Name	Location
Crumpler House	1529 Laurel St.
Commercial Building	1202 Main St.
Commercial Building	1204 Main St.
Arcade Building	1332 Main St.
Palmetto Building	1400 Main St.
Manson Building/Berry's Building	1600-1604 Main St.
1608 Main St.	1608 Main St.
Schulte Building	1620 Main St.
Habenicht-McDougall Building	1631 Main St.
Seegers-Habenicht Building	1633-1635 Main St.
J.C. Penney Building	1634 Main St.
Commercial Building	1637 Main St.
Brown Building	1730 Main St.
Cain-Matthews-Tompkins-Black House	1619 Pendleton St.
Sutphen House	4840 Portobello Rd.
Cottage	1507 Richland St.
Cottage	1523 Richland St.
N.C. Mutual Building	1001 Washington St.
1703 Wayne St.	1703 Wayne St.
1707 Wayne St.	1707 Wayne St.
Cottage	2206 Wayne St.
Thompson-Shelton-Moore House	2400 Wheat St.
Cathcart-Bumgardner House	1720 Windover Rd.

Historic Resources



- Local Historic Districts & Landmarks
- Waterbodies
- City of Columbia
- Other Municipalities
- Interstates
- US & SC Highways
- Railroad



0 0.5 1 2 Miles

Locally designated historic resources

The Built Environment

HISTORIC RESOURCE SURVEYS

Historic resource surveys are used to maintain an up-to-date record of the existing historic resources within an area: documenting resources that are not protected by historic overlays, and identifying historically significant areas, sites, or buildings that may benefit from historic overlay protection. The City has completed two formal historic resource surveys: The City-wide Architectural Survey and Historic Preservation Plan completed in 1993 and the Eau Claire Historic Resources Survey completed in 2018.

City-wide Architectural Survey (1993)

This first survey was completed between 1991 and 1993. The survey covered 42.3 sq. miles within City limits and included an initial reconnaissance survey followed by an intensive survey. The initial reconnaissance survey included 30,000 properties and helped surveyors to identify 3,441 properties of historic importance which were then intensively surveyed. Recommendations for local historic districts, National Register buildings/districts, and for general preservation policies were developed from the survey findings and were then compiled into the final City-wide Architectural Survey and Historic Preservation Plan report, which was completed in 1993.⁶

Many of the historic resources identified in the City-wide Survey have since been adopted as local historic districts or listed in the National Register. The following list includes only those resources that are not currently historically designated on either the local or national level. The following resources, identified in the 1993 City-wide Survey, remain listed as eligible on SC ArchSite, an online cultural resource information system, maintained by the South Carolina Institute of Archaeology and Anthropology (SCIAA) and the South Carolina Department of Archives and History (SCDAH).

Resource Name	Address/Location	Eligibility Level
Building at 11 Cedarwood Ln.	11 Cedarwood Ln.	National Register Eligible
Building at 1508 Washington St.	1508 Washington St.	National Register Eligible
Building at 3509 Devine St.	3509 Devine St.	National Register Eligible
Building at 3800 Kilbourne Rd.	3800 Kilbourne Rd.	National Register Eligible
Building at 700 Kilbourne Rd.	700 Kilbourne Rd.	National Register Eligible
Building at 701 Sweetbriar Rd.	701 Sweetbriar Rd.	National Register Eligible
Building at 804 Kilbourne Rd.	804 Kilbourne Rd.	National Register Eligible
Arsenal Hill Presbyterian	1103 Laurel St.	National Register Eligible
Carolina Children's Home	3303 Maiden Ln.	National Register Eligible
Elizabeth Hicklin House	2920 Gervais St.	National Register Eligible
First Church of Christ Science	1114 Pickens St.	National Register Eligible
Hebrew Benevolent Society Cemetery	1600 Block Gadsden St.	National Register Eligible
John C.B. Smith House	2945 Colonial Dr.	National Register Eligible
Laurel Street	Roughly bounded by Oak St. and Two Notch Rd.	National Register Eligible
Lutheran Church of the Ascension	827 Wildwood Ave.	National Register Eligible
N. Main Street/ Earlewood Railroad Trestle	Near intersection of N. Main St. and Sunset Blvd.	National Register Eligible
Oliver Gospel Mission	1532 Assembly St. / 1100 Taylor St.	National Register Eligible

The Built Environment

HISTORIC RESOURCE SURVEYS, CONTINUED

Resource Name	Address/Location	Eligibility Level
Seibels-Wilson House	21 Heathwood Cr.	National Register Eligible
Shandon	Roughly bounded by Sims and Kiawah Aves., and S. Harden/ Hard-en and Devine Sts.	National Register Eligible
Wit-Mary Apartments	1018-1020 Marion St.	National Register Eligible
Columbia College	Roughly bounded by N. Main, Morgan, James, and South Sts., Wentworth and Columbia College Drs., and Lorick and Kinderway Aves.	Local Historic District Eligible
Colonial Drive	Bounded by Ashley St. and Columbia College Dr.	Local Historic District Eligible
Read Street	Bounded by Read, Taylor, Waverly, and Oak Sts.	Local Historic District Eligible
Hollywood/ Rose Hill	Roughly bounded by Rosewood Dr., Etiwan Ave., and Heyward, Harden, Marion, and Pickens Sts.	Local Historic District Eligible
Shandon	Roughly bounded by Blossom, Duncan and Harden Sts. and Sims Ave.	Local Historic District Eligible

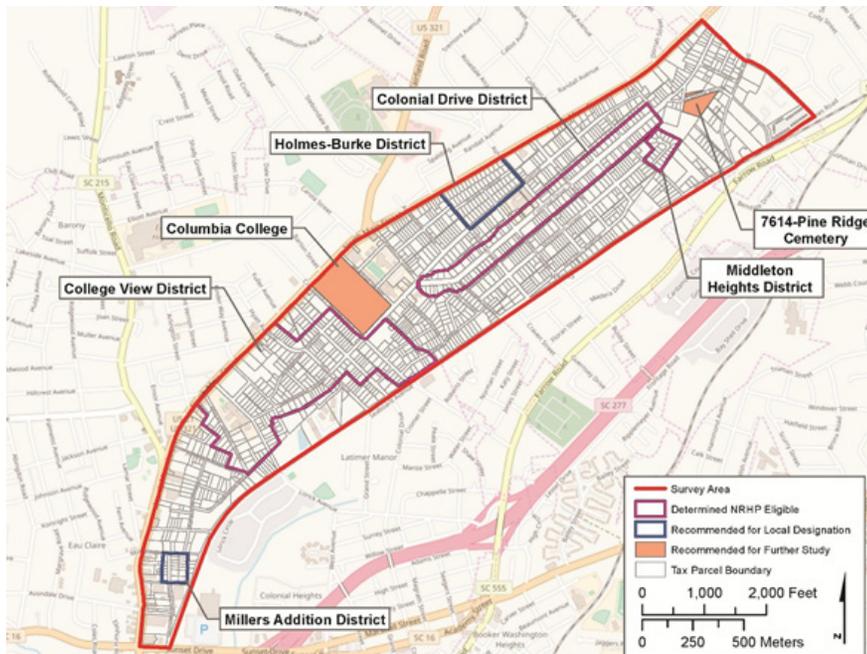
The Built Environment

HISTORIC RESOURCE SURVEYS, CONTINUED

Eau Claire Historic Resources Survey (2018)

The Eau Claire Historic Resources Survey was completed in 2018 by New South Associates under the direction of City of Columbia preservation staff. The survey covered a 5.7 sq. mile section in North Columbia and included an intensive survey of 923 properties. The survey documented resources within Eau Claire and provided a historic context for the community’s development. Generally, the survey expanded the City’s understanding of the history and unique built environment of its northern neighborhoods, and provided data for eligible historic designations, both local and national.⁷

Resource Name	Address/ Location	Eligibility Recommendation
College View District	Roughly bounded by N Main and Cleveland Sts., Johnson Ave., and the Railroad	National Register Eligible
Colonial Drive District	Roughly bounded by Middleton St. and Oakland and Holmes Aves.	National Register Eligible
Middleton Heights District	Entirety of Middleton Ct.	National Register Eligible
Holmes Burke District	Roughly bounded by N. Main, Craven, and Ashley Sts. and Holmes Ave.	Local Historic District Eligible
Millers Addition District	Phillips and Marsteller Sts. between Miller Ave. and Cook St.	Local Historic District Eligible
Columbia College	Roughly bounded by N. Main, Morgan, James, and South Sts., Wentworth and Columbia College Drs., and Lorick and Kinderway Aves.	Recommended for Further Study
Pine Ridge Cemetery	Geraldine Rd.	Recommended for Further Study



Recommendations from the Eau Claire Historic Resources Survey

The Built Environment

HISTORIC RESOURCE SURVEYS, CONTINUED

Other Identified Resources

Other surveys, without the City of Columbia’s involvement, are conducted occasionally either as part of a Section 106 review or for independent studies. These independent reviews and studies have also identified historic resources that are eligible for listing in the National Register. The following resources are listed as eligible on SC ArchSite, an online cultural resource information system, maintained by the South Carolina Institute of Archaeology and Anthropology (SCIAA) and the South Carolina Department of Archives and History (SCDAH).⁸

Resource Name	Address	Identifying Survey/ Study
Shandon Methodist Church	3005 Devine St.	Improvements to US 76/21 with US 76/378 and S-467 (Adger Rd.)
F.B. Schumpert Lumber Company	4120 River Dr.	Replacement of the US 176 Bridge over the Broad River
Nance Elementary School	2611 Grant St.	SC Equalization Schools Project
Thomas Cooper Library	1322 Greene St.	Thomas Cooper Library Study
Richard F. Byrnes Building	901 Sumter St.	Preliminary Information Form (PIF) for South Carolina State Government Historic District
Capitol Complex Historic District	Bounded by Gervais, Sumter, Pendleton, and Assembly Sts.	PIF for South Carolina State Government Historic District
Senate Plaza	1520 Senate St.	PIF for Senate Plaza
Veterans Administration Regional office	1801 Assembly St.	Additional Information Received on VARO Building
SC State Hospital	Bull St.	SC State Hospital Study
Stone Manufacturing Company	3452 North Main St.	PIF for Stone Manufacturing
Capstone House	898 Barnwell St.	USC Housing Feasibility Study

The Built Environment

HISTORIC RESOURCE SURVEYS, CONTINUED

Other Identified Resources, cont.

Historic Columbia, a local preservation non-profit organization, also maintains a list of eligible City Landmarks. The following list includes all buildings Historic Columbia has identified as eligible for Individual Landmark designation as of August 2018.

Resource Name	Address
Adrian Apartments	1419 Bull St.
Antique Mall	705 Gervais St.
AP Williams Funeral Home	1808 Washington St.
Arsenal Hill Presbyterian Church	1103 Laurel St.
Benson Elementary	226 Bull St.
Bon Air Apartments	806 Barnwell St.
Carver Theatre	1519 Harden St.
Chappelle, Mrs. W.D. Tourist Home	1301 Pine St.
Christine Apartments	3135 Millwood Ave.
Claussen's Bakery	2001 Greene St.
Columbia Canal	City of Columbia
Columbia Electric Railway	1337 Assembly St.
Cornwall Tourist Home	1713 Wayne St.
Cozy Inn Restaurant	1509 Harden St.
Creason Building	1246 Lady St.
Curtiss-Wright Hangar	1402 Jim Hamilton Blvd.
Elmore Home	907 Tree St.
Eurytania Building	1728 Main St.

Resource Name	Address
Fire Department Headquarters	1001 Senate St.
First Church of Christ Scientist	1114 Pickens St.
Glenwood Hotel	1619 Sumter St.
Greyhound Bus Depot	1220 Blanding St.
Holman's Barber Shop	2128 Gervais St.
Howard's Department Store	1306 Assembly St.
Leevy's Service Station/Funeral Home	1831 Taylor St.
Lighthouse & Informer Print Shop	1507 Harden St.
Lucille Apartments	1321 Blanding St.
Madame Bradley's Beauty School	2228 Hampton St.
Magnolia Restaurant	2108-2110 Gervais St.
Marlboro Apartments	1116 Blanding St.
McMaster School	1106 Pickens St.
North Columbia Fire Station No 7	2622 North Main St.
Oliver Gospel Mission	1532 Assembly St.
Olympia Armory	511 Granby Ln.
Palmetto Compress Building	612 Devine St.
Powell's Furniture	1519 Sumter St.
Richard Samuel Roberts House	1717 Wayne St.
Royal Motel	1525 Harden St.
Ruth's Beauty Parlor	1221 Pine St.
SC State Armory	1219 Assembly St.
Singley Apartments	1600 Greene St.

The Built Environment

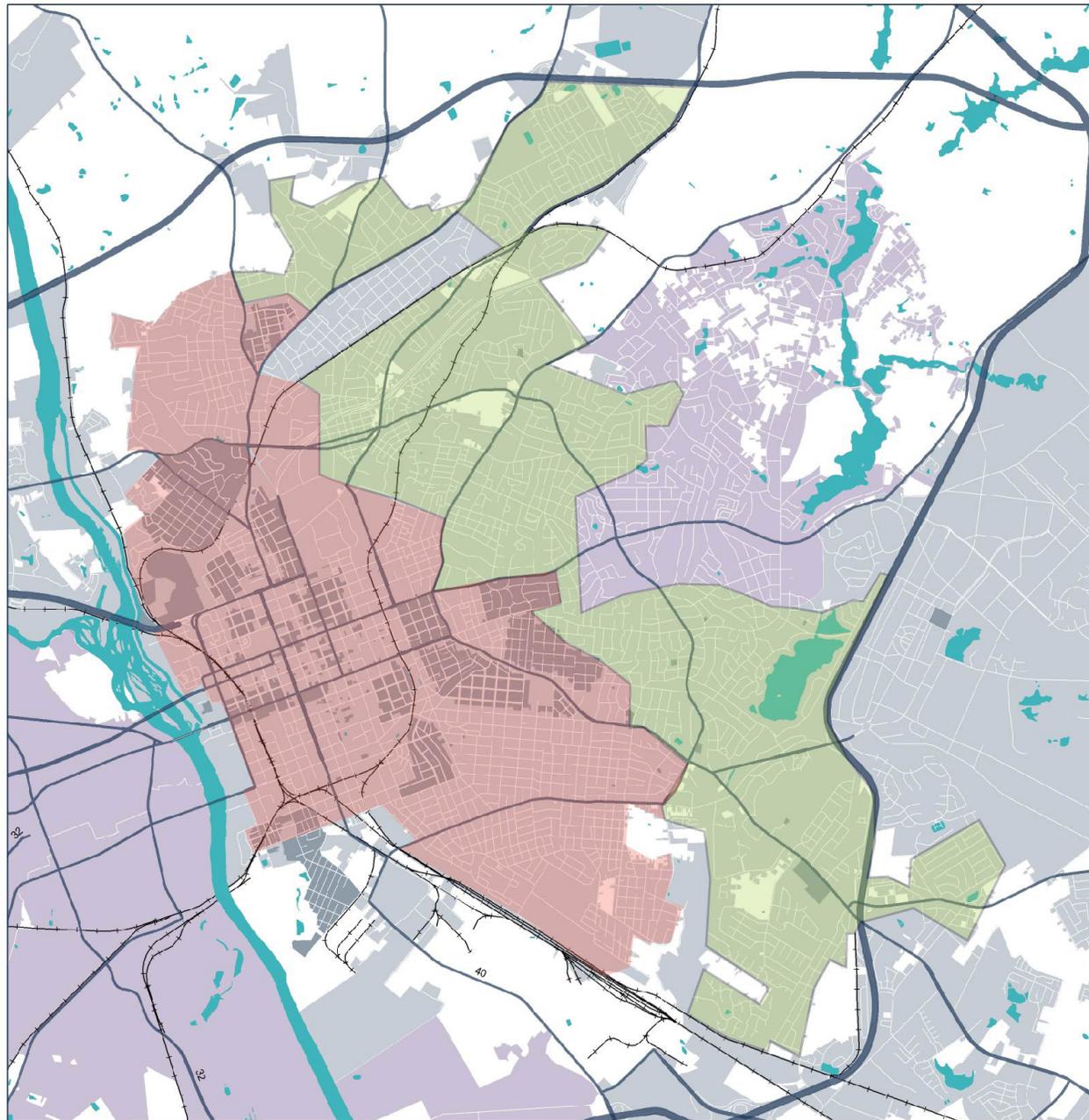
HISTORIC RESOURCE SURVEYS, CONTINUED

Resource Name	Address
Smith, Mrs. S.H., Tourist Home	929 Pine St.
The Gracelynn Apartments	1200 Henderson St.
Timothy Apartments	2607 Devine St.
Treye’s Restaurant/Holman’s Barber Shop	1200 Harden St./2101 Gervais St.
Veterans Hospital	6439 Garner’s Ferry Rd.
Victory Savings Bank-Harden Street	1505 Harden St.
Vincent, Mrs. B, Tourist Home	1712 Wayne St.
Wakefiled, Mrs. J.P., Tourist Home	1325 Heidt St.
Ward One Residence	615-617 Pulaski St.
Wardlaw School	1003 Elmwood Ave.
Waverly Hospital	2200 Hampton St.
Wesley UMC	1725 Gervais St.
Whaley Street Methodist Church	527 Whaley St.
Wit-Mary Apartments	1018-20 Marion St.
World War Memorial Building	920 Sumter St.
YMCA	1420 Sumter St.

SURVEY DATA GAPS

Both independent and City funded surveys and studies are important for keeping an updated inventory of historic resources within City limits. While the City-wide Architectural Survey of 1993 documented most of the oldest resources within City limits over 25 years ago, additional historic resources have come of age within that time and are in need of documentation. Additionally, there are large portions of the City that have never been surveyed for historic resources and likely include buildings and neighborhoods eligible for historic designation. The Eau Claire Historic Resources Survey conducted in 2018 was a step towards filling in the data gap for previously un-surveyed areas within City limits.

Survey Data Gaps



Properties within City limits included in past surveys; updated survey information needed

Properties within City limits never before surveyed which likely include resources over 50 years old

Properties listed locally or added to the National Register in the last 15 years; updated survey not currently needed

City of Columbia

Other Municipalities

Waterbodies

Interstates

US & SC Highways

Railroad



The Built Environment

HISTORIC PRESERVATION AND ECONOMIC IMPACT STUDIES

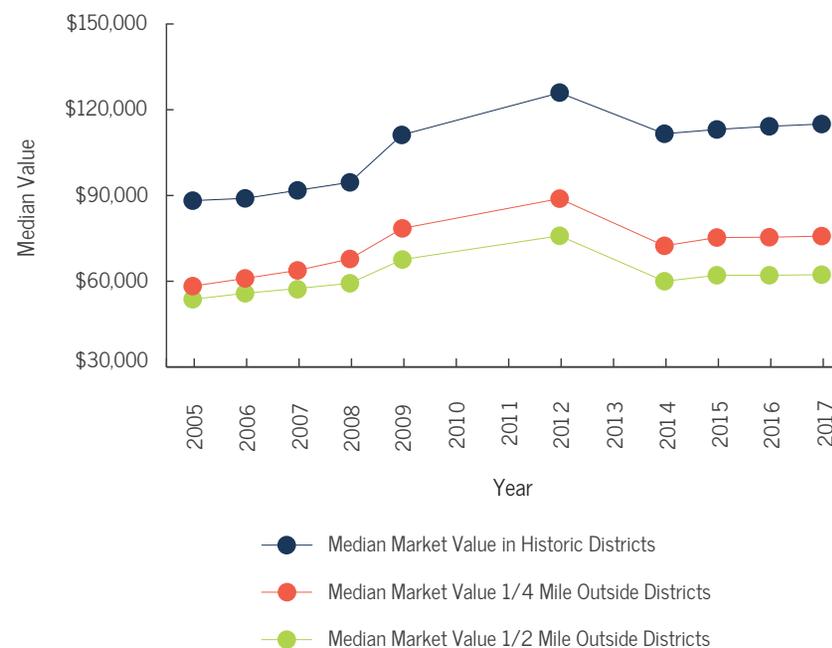
There are many studies related to historic preservation that have been conducted across the country which consistently illustrate the many benefits of historic designation and preservation in general. In the late 1990s and early 2000s, the South Carolina Department of Archives and History supported studies for two separate publications on economic benefits related to historic preservation and historic designation throughout the state. The first study, “Historic Districts Are Good for Your Pocketbook: The Impact of Local Historic Districts on House Prices in South Carolina,” focused on housing prices in several cities throughout South Carolina, including Columbia. The study of Columbia found that house prices in Columbia’s historic districts were increasing 26% per year faster than the market as a whole. The effect of local historic districts on residential housing prices was found to consistently benefit homeowners with a greater return on investment across the state in all cities studied.⁹

The second publication, “Smiling Faces Historic Places: The Economic Benefits of Historic Preservation in South Carolina” focused on the statewide impact of historic preservation and heritage tourism. This study made five major conclusions: historic preservation activities create jobs; historic preservation increases property values; historic preservation is the vehicle for heritage tourism; historic preservation has spurred downtown revitalization; and historic preservation is an economic force in South Carolina.¹⁰

While both of these studies are nearly 20 years old, the findings and conclusions in both studies remain consistent with the findings

and conclusions of recent historic preservation studies in other cities across the United States. The chart below shows that the median market values within local historic districts have remained consistently higher than in the areas directly outside of historic districts in recent years. Further economic analysis could show other trends and how they relate to the findings in the 20-year-old studies.

Median market values in and around Columbia’s historic districts



Policies & Programs

CULTURAL RESOURCES POLICIES

The City of Columbia has adopted several key policies and programs that establish support for the City's cultural resources. Specific to the funding of the arts, the City of Columbia has adopted several policies that provide for the support of cultural activities, public art, and representatives of the cultural community on behalf of the City, however no formal cultural policy currently exists. The policies and programs which follow support arts and culture in a variety of manners, from the provision of funding, time, and/or space to providing regulatory support for preservation of historic stock and the development high-quality design of public and private projects.

Hospitality Tax

Outlined in Ordinance 2003-017, a 2% hospitality tax is collected on all prepared food and beverages sold in the City of Columbia. From revenues collected, the City of Columbia offers funding through the Hospitality Tax Grant Program. These funds may be used by organizations/events/programs that promote the attraction of tourism and dining within the City limits. Throughout South Carolina, other local governments have chosen to use the hospitality tax funding to include larger projects, such as wayfinding or infrastructure improvements, however this has not been the case in Columbia.

To be eligible, in Columbia organizations must be registered as a nonprofit with documentation from the South Carolina Secretary of State's Office and operate/conduct activities within the City of Columbia. The City of Columbia has established a Hospitality Tax Advisory Committee to review all applicants and applications before they receive funding. The H-tax Advisory Committee currently consists of eleven (11) voting members appointed by City Council.

Funds allocated to organizations from the hospitality tax program are to be used only for marketing and promotions expenses, security and artist fees for entertainment. Expenses are cost reimbursed and organizations are required to provide reports that include detailed records of incurred expenses. Over the past five years, the hospitality tax program through the Advisory Committee has allocated nearly \$2.2M to support arts organizations, cultural activities, and festivals. In 2014, the City Council passed Resolution 2014-048, which again declared the necessity of preserving support and funding for arts and culture in Columbia.

Allocations are made to organizations on an annual basis and are typically determined on the basis of previous years of funding to each organization, relative need of the organization, the need for limited amounts of seed investment in burgeoning organizations or events, and diverse investment in all geographic parts of the city. Annually, the city receives over 80 applications for funding.

Accommodations Tax

In July 1996, the City of Columbia established a tourism development fee, also known as the accommodations tax. A 3% percent fee is imposed on hotels, motels and other accommodations in the City and is to be dedicated to the purpose of increasing the attraction of and improving the services provided to tourists. Accommodations tax grants provide financial support to non-profit organizations and their projects/events whose mission is to attract tourists by promoting overnight accommodations in the City of Columbia. To be eligible for the City's grant program, organizations must be registered as a nonprofit with documentation from the South Carolina Secretary

Policies & Programs

CULTURAL RESOURCES POLICIES, CONTINUED

of State's Office and operate/conduct activities within the City of Columbia.

City Council appoints a citizens' committee to review applications. Traditionally, this committee has split the available funds among the primary tourism promotion entities, Experience Columbia SC and Capital City Lake Murray Country to cover expenses for promoting the City of Columbia in markets over 50 miles from the city center. The City has allocated approximately \$2.4M annually between fiscal years 2016 to 2020.

Public Art Receipt and Process to Procure Policy

In resolution R-2014-040, the City of Columbia recognized the power of public art to enhance public spaces and also adopted a process for acquiring new public art to be facilitated by One Columbia for Arts and Culture. To prepare for upcoming projects, One Columbia keeps a registry of visual artists¹¹ who are interested participating in future public art projects. Artists are encouraged to submit their qualifications at any time. This Request for Qualifications (RFQ) is open to all visual artists born, raised, or currently residing in South Carolina, to showcase the talents of the community. All forms, styles, and schools of taste are given equal consideration.

The selection of artists is a two-phase process. The first is a submission of qualifications by interested artists. Artists will be evaluated based on artistic excellence, experience, and ability to complete the project successfully based on the merit of their past work.

Qualifications are reviewed by a selection committee, which is

composed of knowledgeable constituents and arts professionals invited by One Columbia and the City of Columbia to serve. Candidates whose qualifications best match the requirements of the project sites are invited by the selection committee to submit a formal proposal specific to an available project for consideration by the selection committee. There is not a set number of artists the committee intends to select for a request for proposals for any particular project.

While the existing policy has spurred increased attention to the development of public art, there are important gaps in the handling of public art. A public art policy should provide guidelines that inform how city departments and local arts agencies will manage and place artwork on City-owned property and in the public domain. Most government agencies adopt ordinance(s) that set aside a percentage of funding from "eligible projects" and describe how funds will be administered.

Public art policies are unique with average allowances ranging from 0.5% to 2%. The art may be commissioned or purchased. Additionally the artwork may be an integrated into a functional aspect of a site or building, or may be a separate and distinct element. Budgets for maintenance and conservation are kept separate and apart from the percent-for-art-allowance.

Along with the percent-for-art allocation, many cities also allow for public-private partnerships, where citizens gain more ownership in what artwork is placed in their communities. Project proposals are submitted to a local art agency who then follows its city's guidelines

Policies & Programs

CULTURAL RESOURCES POLICIES, CONTINUED

for review and approval. These types of partnerships often require citizen groups to raise money for purchasing or commissioning artwork and to endow dedicated funds for maintenance. In turn, the city owns the artwork and is responsible for ongoing maintenance and conservation.

A public art policy is necessary to provide clear guidelines for the commissioning, creation, placement, maintenance and promotion of public art in the City.

ZONING OVERLAYS AND DESIGN REVIEW

An overlay district is a common tool for establishing alternative requirements for land development and construction. These districts are superimposed over the already existing base zoning district for the area in order to address the community's interest for special consideration and/or protection for an area. Overlay districts are used differently depending on the locality, but they generally are employed to unify design and architecture without repetitiveness, provide control over parking and signage, provide for open spaces and landscaping, and ensure any new construction or renovation that occurs is of a higher quality and standard.

Overlay districts are adopted as part of Columbia's zoning ordinance, and are most commonly seen in for the downtown area, historic neighborhoods, and major corridors. They are adopted in a manner identical to any other rezoning or ordinance amendment.

The Historic Preservation and Architectural Review portion of the City Ordinance lays out the purpose of design review in the City of Columbia, establishes the Design/ Development Review Commission and the design review process, defines and identifies each urban design area and historic district/designation, lays out the administration of issuing Certificates of Design Approvals (CDAs), and lists the parameters, criteria, and process for the special tax assessment for historic resources (Bailey Bill).

As described in the City Ordinance, the design review process for Columbia's historic districts and design districts is administered by the Design/Development Review Commission (D/DRC) and City preservation and urban design staff. The D/DRC is a quasi-judicial board made up of nine volunteers with expertise or interest in historic preservation and design. Preservation and urban design staff review all proposed projects and then directs the applicant as to whether the project can be approved at the staff level, or must be channeled through the D/DRC according to City Ordinance.

Design Districts

Within the City of Columbia, there are four design district zoning overlays that have their own unique set of principles and guidelines that are created as a tool to implement specific area plans. An urban design overlay can provide architectural guidance for renovation and new construction, but just as important are the guidelines for site planning which advise on building placement, auto and pedestrian circulation, and open space. While design districts are established to guide development towards the vision of an area plan, the principals always include best practices of urban design such

Policies & Programs

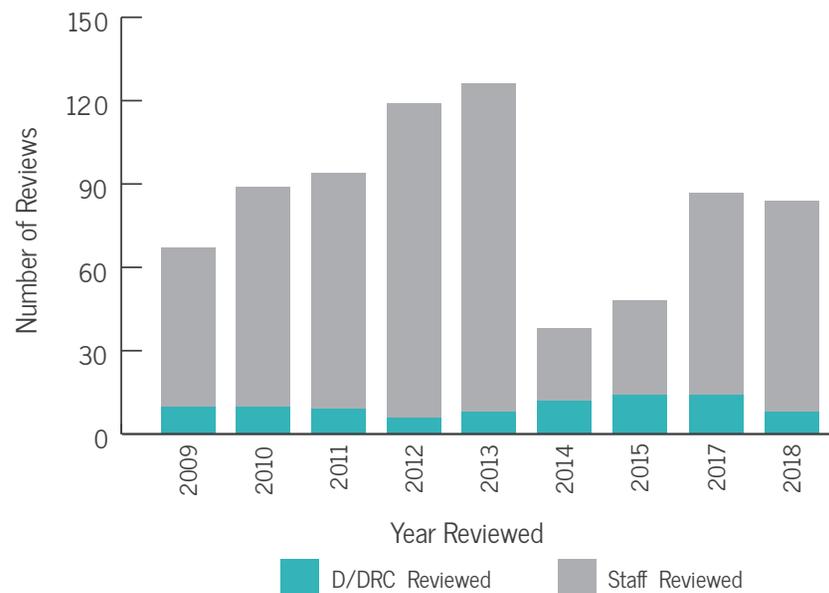
ZONING OVERLAYS AND DESIGN REVIEW, CONT.

as promoting pedestrian interaction, reinforcing the positive urban form and architectural characteristics of an area, providing mixed-use development with active street facing facades, minimizing the visual impact of parking, and creating interesting and engaging public spaces.

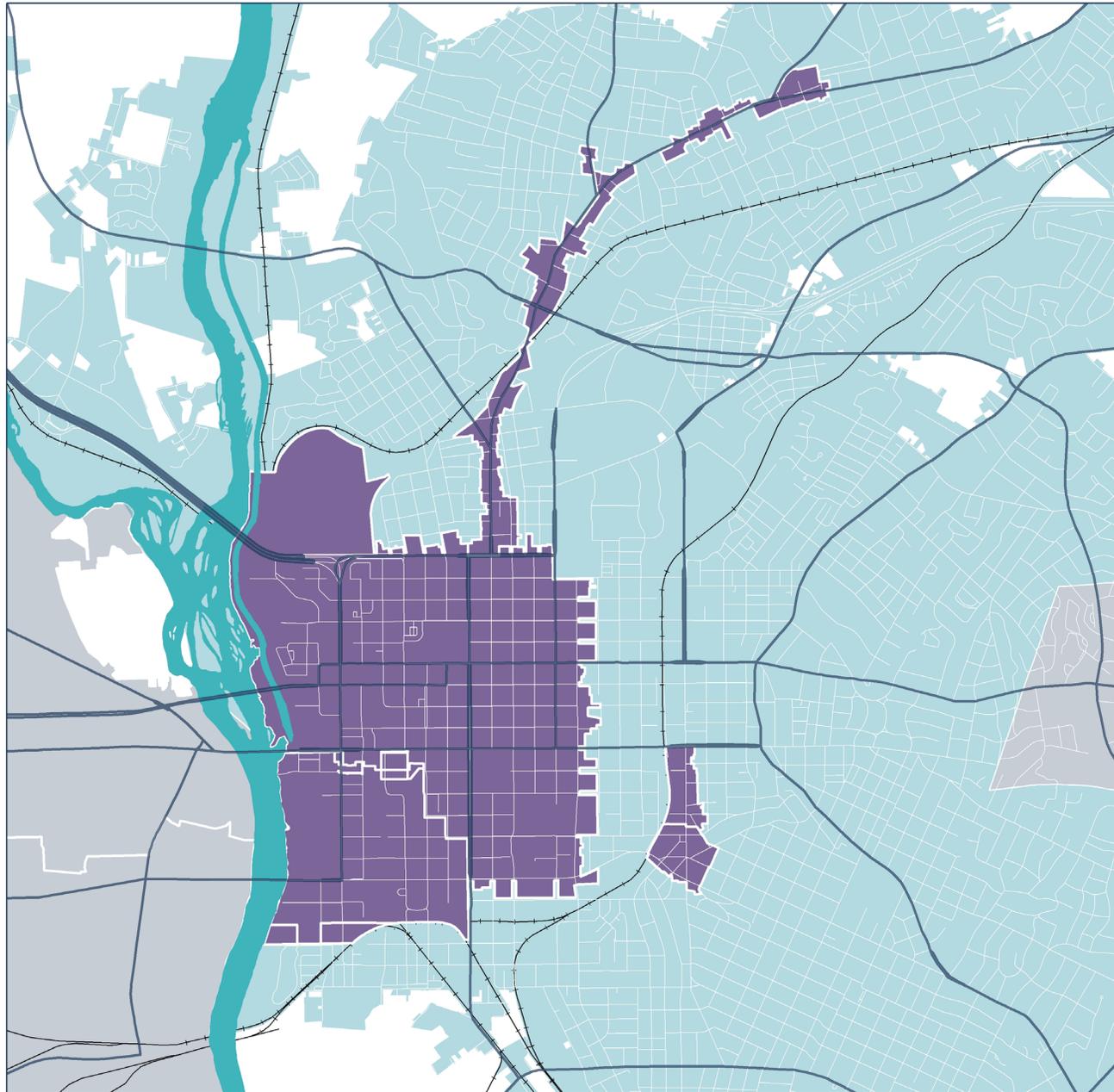
Urban Design staff within the City’s Planning Division is responsible for reviewing projects within the Design Districts. From January 2017 to December 2018, over 200 CDAs were issued for projects within urban design areas; 4% of the projects required D/DRC approval and 96% were approved at staff level. Over the past ten years, Urban Design staff has solely reviewed an average of 85% of projects within Design Districts with D/DRC review being required on only 15% of projects.

Urban design staff is also responsible for promoting best practices of urban design by ensuring the integration of urban design principles through all City plans and infrastructure projects, being a primary resource for tactical urbanism projects and grants, and help promote and advocate for the importance of quality urban space.

Urban Design Staff Approvals v. D/DRC Approvals 2009-2018¹²



Design Districts



- Local Design Districts
- Waterbodies
- City of Columbia
- Other Municipalities
- Interstates
- US & SC Highways
- Railroad



Local Design Districts

Policies & Programs

ZONING OVERLAYS AND DESIGN REVIEW, CONT.

Design Preservation

Preservation staff is responsible for the administration of the City’s historic preservation standards, which provide for the protection of buildings, districts, and sites that have been designated as local historic resources by City Council. Columbia uses historic preservation zoning overlays to protect and preserve both broader historic areas and individual buildings. Historic preservation zoning overlays include all local historic districts and all individual landmarks.

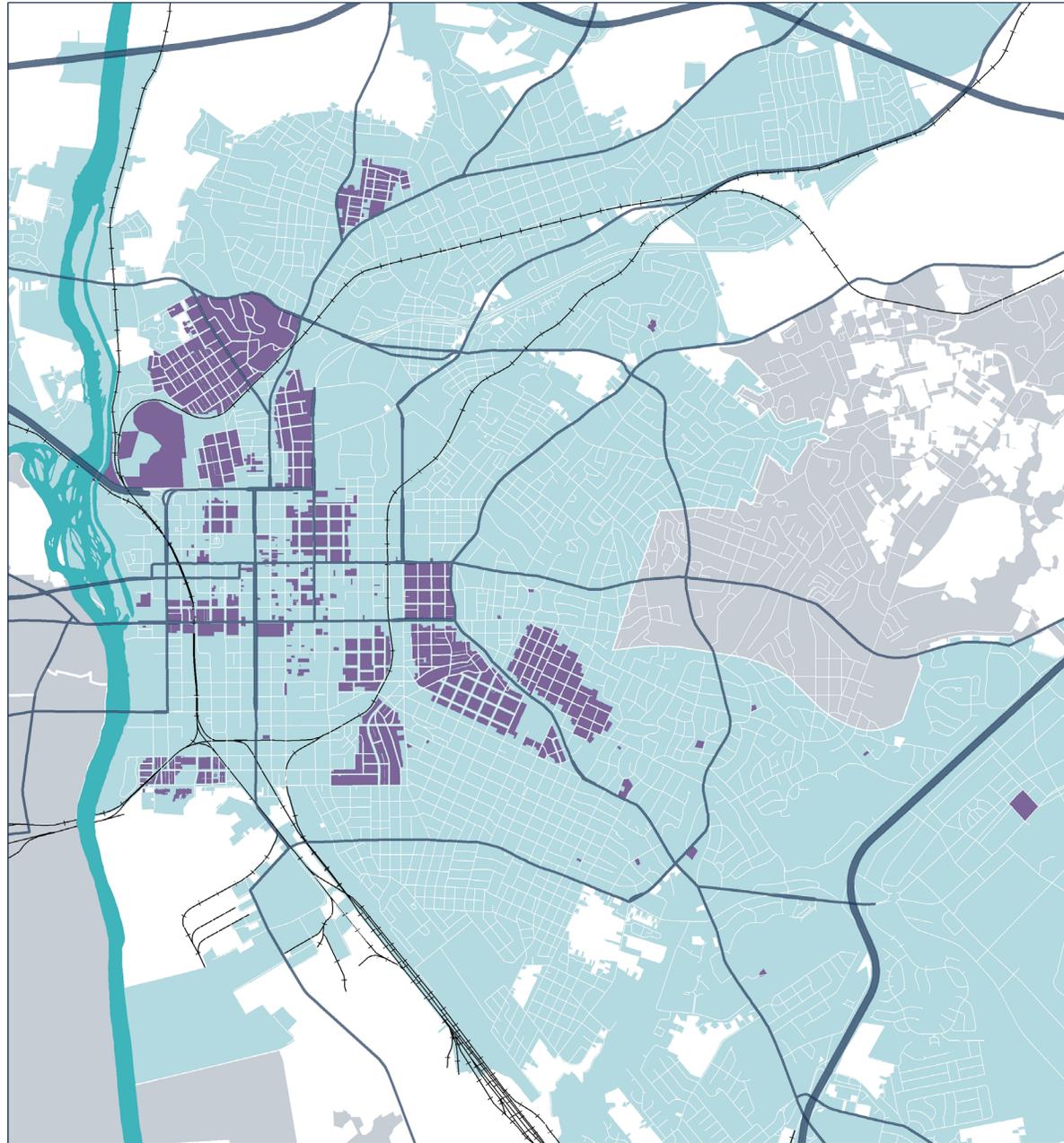
City preservation staff and the D/DRC review the work conducted within historic districts and determine whether or not proposed work meets the guidelines or standards for that particular historic resource. Depending on the level of designation and/or the district guidelines, the following components could be reviewed: exterior changes, additions/enclosures, fences/walls, signage, driveways/ parking lots, demolition/ relocation, and new construction. Following the appropriate level of review from either preservation staff or the D/ DRC, preservation staff writes Certificates of Design Approval (CDAs) for alterations to historic buildings and sites. From January 2017 to December 2018 over 350 CDAs were issued for projects involving historic resources; 17% of the projects required D/DRC approval and 83% were approved at the staff level. Over the past ten years, Historic Preservation staff has solely reviewed an average of 74% of projects within preservation districts with D/DRC review being required on only 26% of projects.

Preservation staff is also responsible for raising awareness of history and historic preservation within the City of Columbia. Preservation staff regularly conducts research on a variety of topics and provides resources on topics of interest to historic property owners including, but not limited to, general and architectural history, the qualities of historic versus replacement building materials/ features, energy efficiency, sustainability, and the economic benefits of historic designation.

Historic Preservation Staff Approvals v. D/DRC Approvals 2009-2018¹³



Design Preservation



- Local Historic Districts & Landmarks
- Waterbodies
- City of Columbia
- Other Municipalities
- Interstates
- US & SC Highways
- Railroad

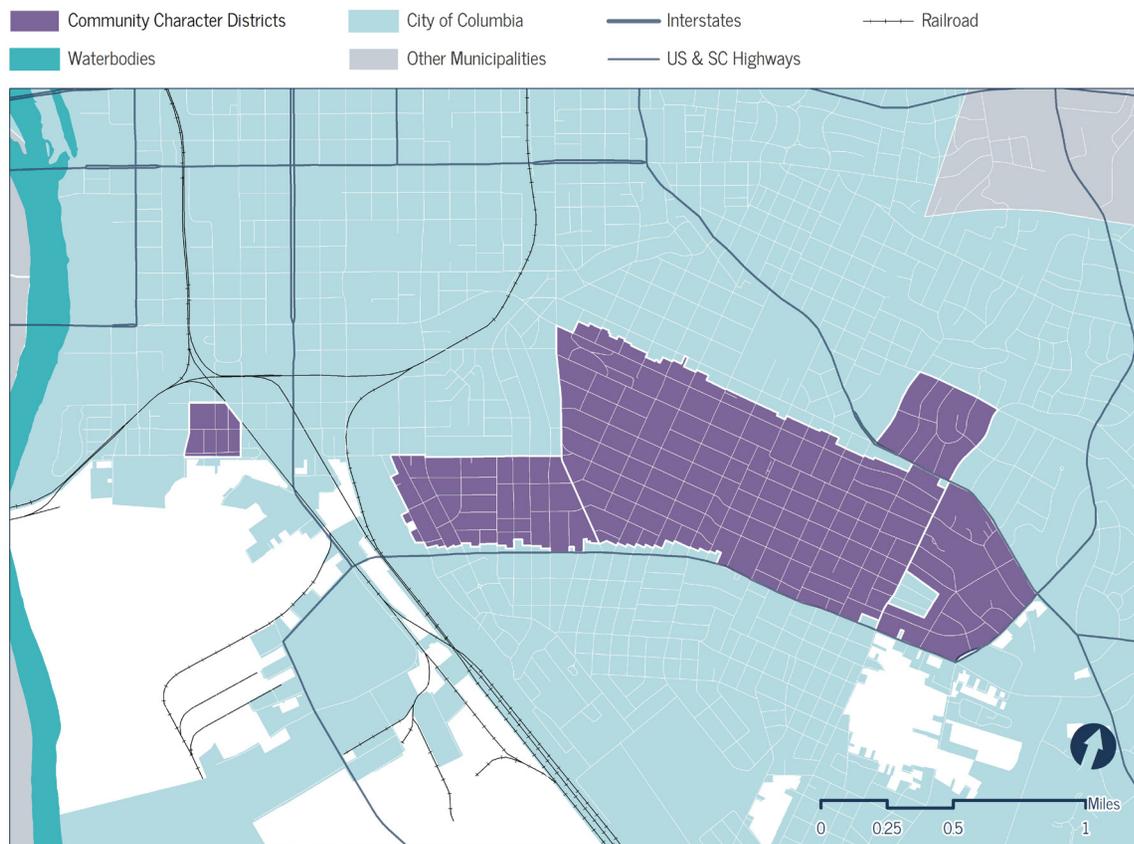
Locally designated historic resources

Policies & Programs

ZONING OVERLAYS AND DESIGN REVIEW, CONT.

Community Character

Community Character (CC) zoning overlay districts are intended to minimize the possibility that demolition and construction activity within a residential community would drastically negatively affect the existing character of that community. Neighborhoods which have elected this designation undergo reviews of demolition and new construction on newly subdivided lots. Although the goal of Community Character demolition review is to protect existing character of a neighborhood, Community Character areas are not also designated as local historic districts (with the exception of the Whaley Street area which also has a separate Protection Area designation). Current CC areas in the City are Heathwood, Hollywood-Rose Hill, Shandon, Sherwood Forest, and Whaley Street.



Community Character areas

Policies & Programs

CULTURAL RESOURCES PROGRAMS

City of Columbia Poet Laureate

In resolution R-2014-081, the City of Columbia formally recognized the position of a City of Columbia poet laureate encourage appreciation and create opportunities for dissemination of poetry locally, promote the appreciation and knowledge of poetry among our youth, and act as a spokesperson for the growing number of poets and writers in Columbia.

City poets laureate are appointed by a committee coordinated by One Columbia for Arts and Culture, serve a term of four years, and are provided a budget for activities determined by the board of One Columbia. The Columbia Poet Laureate is required to visit schools and attend city, library and school functions as needed, be available for service over the full four-year term, carry out activities that engage the public in poetry or literary arts, and give readings at special City events.

The Congaree Vista Cultural District

In 2015, the Congaree Vista Guild and partners applied for the designation as a South Carolina Arts Commission Cultural District. The City of Columbia City Council expressed their support of the designation in Resolution R-2015-082. The Congaree Vista was formally recognized by the South Carolina Arts Commission in December 2015 due to its unique geography, historic elements, long-established locale for artists and creatives, volume of arts-oriented businesses, key cultural venues and collection of public art. As part of the application process, the Congaree Vista Guild outlined a vision to attract tourists and visitors, encourage economic development through the arts, create opportunities for the public to experience

art and culture, and to continue to attract artists to live and work within the cultural district. The designation is primarily a marketing distinction provided by the Arts Commission and does not have any accompanying tax benefits or other incentives sometimes associated with cultural district distinctions in other cities or states. Currently, the Congaree Vista is one of only nine formally designated cultural districts in South Carolina.

Certified Local Government Program¹⁴

The City of Columbia is part of the Certified Local Government (CLG) program. Certified Local Governments are local governments that have made a commitment to protecting the historic character of their communities through a commitment to historic preservation. The CLG program is administered through the State Historic Preservation Office (SHPO)¹⁵ and the National Park Service (NPS). Through this program, Columbia has access to funding, technical assistance, and training for D/DRC and preservation staff. All CLGs must establish and maintain the following programs and policies:

- Establish a historic preservation ordinance¹⁶;
- Use appropriate state or local legislation for the designation and protection of historic properties;
- Establish an adequate and qualified historic preservation commission by state or local legislation;
- Maintain a system for the survey and inventory of historic properties; and
- Encourage public participation in the local historic preservation program, including the process of recommending properties for nomination to the National Register.

Policies & Programs

CULTURAL RESOURCES PROGRAMS, CONTINUED

Park(ing) Day

The City's Planning Division has facilitated a local Park(ing) Day event each year since 2015. This international event, started in 2006 by ReBar design firm, began as a grass-roots movement to take back space dedicated to cars to use for people by setting up on-street metered parking spaces as mini-parks for a day. Locally, the Planning staff recognized that in order for Columbia residents to participate, an application process was needed to ensure safety and compliance with City ordinances. After the first two years, One Columbia for Arts and Culture reached out to partner with the City to help facilitate the application process and provide financial sponsorship for applicants in a variety of ways. This has been a successful partnership and has helped bring attention to the need for more pedestrian- focused public space and less dedicated to cars and surface parking.

Public Space, Public Life Annual Counts

In 2016, the City partnered with the Knight Foundation and Central Carolina Community Foundation to develop a Public Space Public Life Action Plan for the downtown core. This planning process was facilitated by Gehl Studio, and relied heavily on public participation and data gathering. This plan examined where clusters of activity occurred downtown, and how people were interacting in those areas. To accomplish this, Gehl Studio worked with volunteers and City staff to gather data specific to Columbia based upon their model of how to count the number of pedestrians and document how pedestrians interact in these spaces. These counts are now performed each year by volunteers and City staff at various areas in Columbia's urban core. These counts help the City to prioritize areas for pedestrian and cyclist improvements and identify how the City can support pedestrian-friendly development and best activate public spaces.

HISTORIC PRESERVATION TAX INCENTIVE PROGRAMS

There are several tax incentive programs available within the City of Columbia that may be used for the rehabilitation and revitalization of historic resources. The primary tax incentives which are available locally and are specifically designed for historic resources are the Bailey Bill, the State Historic Rehabilitation Tax Credit, the Federal Historic Rehabilitation Tax Credit, and the Textile Communities Revitalization Tax Credit. These incentives may be utilized together on qualifying rehabilitation projects to maximize the economic benefit for property owners. There are also opportunities for other tax incentives, such as the Abandoned Buildings Act and New Market Tax Credits, which can be used in conjunction with the revitalization of historic resources, however these credits do not require maintaining historic resources.¹⁷

The Bailey Bill

The City of Columbia has locally adopted a state tax abatement program known as the Bailey Bill to encourage sensitive rehabilitation of historic buildings within City limits by requiring retention and preservation of historic features and materials in exchange for a 20-year tax abatement. The Bailey Bill was passed by the state legislature in 1992 to give local governments the option of granting a property tax abatement in order to encourage the rehabilitation of historic property. Following amended state legislation in 2004, Columbia's City Council also adopted a locally amended version of the Bill in July of 2007.

Policies & Programs

HISTORIC PRESERVATION TAX INCENTIVE PROGRAMS, CONTINUED

The Bailey Bill may be applied to commercial or residential properties within City limits that meet at least one of the following criteria:

- The property is individually listed in the National Register of Historic Places;
- The property is a contributing property in a National Register district;
- The property is an individual City of Columbia historic landmark;
- The property is a contributing building in a local historic district.

To qualify for the 20-year abatement, the City's Bailey Bill program requires that a minimum of 20% of the historic building's assessed value be invested back into the building through eligible and approved expenses. If this investment threshold is met within two years, then the property owner will continue to be taxed at the pre-rehabilitation assessed valuation for the remainder of the 20-year period for both City and Richland County¹⁸ taxes. Eligible Bailey Bill expenses include: maintenance, repair, or rehabilitation of original materials, such as siding, original windows and doors, characteristic features; and the removal of non-historic materials and features. Other eligible expenses include items that make the building habitable and safe, such as plumbing, roofing, structural work, heating and cooling systems, and wiring. All Bailey Bill projects must be reviewed and approved by City preservation staff and the D/DRC prior to the start of work to qualify for the tax abatement.

The City of Columbia currently has approximately 170 historic properties utilizing the Bailey Bill abatement. The Bailey Bill abatement is used most commonly with designated individual landmarks and within the Landmark District - a total of 36% of Bailey

Bill projects in the City of Columbia involve buildings with that level of designation. Data also shows that 31% of Bailey Bill projects occur within Architectural Conservation Districts; 14% of projects within Protection Areas; 10% of projects within the West Gervais Historic Commercial District; and only 9% of Bailey Bill projects involve buildings listed in the National Register independently or as part of a National Register Historic District without any local level designation.

Although National Register listed properties are currently the least likely to take advantage of the Bailey Bill abatement, the designation of a National Register District located on and around Main Street has been highly beneficial in incentivizing rehabilitation through the use of the Bailey Bill and State and Federal Tax Credits (described below). The Columbia Commercial National Register Historic District, which includes portions of Main, Blanding, Taylor, and Sumter Streets, was established in 2014. Prior to listing in the National Register, buildings along Main Street were required to apply for and receive individual landmark designation in order to take advantage of the Bailey Bill abatement. While some properties along Main Street still pursue designation as a local individual landmark or listing as an individual resource on the National Register, the Bailey Bill applications since 2014 (17 Bailey Bill projects from 2014-2018) have almost doubled the number of applications seen before the National Register District was put in place (9 Bailey Bill projects on Main Street from 2006-2013). Half of the projects since 2014 also utilized tax credits available to National Register listed properties. Since 2006, approximately \$45,000,000 has been invested in the Main Street area through Bailey Bill project building rehabilitations.

Policies & Programs

HISTORIC PRESERVATION TAX INCENTIVE PROGRAMS, CONTINUED

State and Federal Tax Credits

There are a number of state and federal tax incentives that can be used to aid in the preservation of historic buildings. Both state and federal incentives are facilitated through the State Historic Preservation Office (SHPO) at the South Carolina Department of Archives and History. The SHPO assists historic property owners through the application process and ensures that proposed projects meet the Secretary of the Interior's standards.

Both owner-occupied historic homes and historic buildings used to produce income may be eligible for tax incentives. According to the SHPO's "Tax Credit Annual Report," tax credit projects state-wide saw an investment of over \$65 million and earned \$20 million in historic tax credits in FY 2017-2018.¹⁹

Homeowner Tax Credit: 25% State Historic Rehabilitation Tax Credit: The South Carolina Historic Rehabilitation Incentives Act (§12-6-3535) allows taxpayers who rehabilitate their owner-occupied residence to subtract 25% of the costs from their state income taxes. The application process for the 25% State Historic Rehabilitation Tax Credit is facilitated solely by the State Historic Preservation Office (SHPO). State law states that the SHPO must review and approve all work before it begins to ensure that it meets the Secretary of the Interior's Standards for Rehabilitation. To qualify for the tax credit, there are certain criteria that must be met.

The building must meet the following criteria:

1. The applicant must own and live in the building or a portion of the building that will be rehabilitated. The credit does not apply to buildings or portions of buildings that are used in a trade or business or produce income.
2. The building must be one of the following:
 - listed individually in the National Register of Historic Places
 - contributing to a listed National Register historic district
 - determined eligible for individual listing in the National Register by the State Historic Preservation Office (SHPO); or
 - an outbuilding that contributes to the significance of a property listed in the National Register.

The applicant must also spend more than \$15,000 through 'Rehabilitation Expenses' within 36 months to qualify for this tax credit. Rehabilitation expenses include:

- Preservation and rehabilitation work done to the exterior of a historic structure; Repair and rehabilitation of historic structural systems;
- Restoration of historic plaster;
- Energy efficiency measures except insulation in frame walls;
- Repair or installation of heating, air conditioning, or ventilating systems;
- Repairs or installation of electrical or plumbing systems exclusive of new electrical appliances and electrical or plumbing fixtures; and
- Architectural and engineering fees.

Policies & Programs

HISTORIC PRESERVATION TAX INCENTIVE PROGRAMS, CONTINUED

The tax credit must be taken in installments, beginning with the year in which the rehabilitation is completed and the building is used as an owner-occupied residence. The installments equal 33% of the credit amount and may be carried forward for up to five years. In the 2017-2018 fiscal year, two projects were completed in the City of Columbia that used the State Historic Rehabilitation Tax Credit, with a total of \$53,800 invested in rehabilitation expenses.²⁰

Income-Producing Tax Credits: Historic rehabilitation tax credits for income-producing properties are available for state and federal taxes. The 20% Federal Historic Rehabilitation Tax Credit allows owners and some lessees of historic buildings to subtract 20% of the rehabilitation costs from their federal income taxes. In South Carolina, taxpayers who qualify for the 20% Federal Historic Rehabilitation Tax Credit may also qualify for the State Historic Rehabilitation Tax Credit of 10% or 25% of their rehabilitation costs under the South Carolina Historic Rehabilitation Incentives Act (SC Code of Laws Section 12-6-3535). To qualify for federal and state rehabilitation tax credits, there are certain criteria that must be met.

1. The building must meet the following criteria:
 - The building must produce income and after rehabilitation the applicant must own the building and use it to produce income for 5 years.
 - The building must be designated historic: a) listed individually in the National Register of Historic Places b) contributing to a listed National Register historic district.

2. The rehabilitation costs must also be considered “substantial” and invested within 24 months through qualified expenditures. A “substantial” amount is more than \$5,000 and greater than the adjusted basis of the building (purchase price, minus the cost of the land, plus the value of improvements already made, minus depreciation). Qualified rehabilitation expenditures include costs associated with exterior and interior work undertaken on the historic building, architectural and engineering fees, site survey fees, legal expenses, development fees, and other construction-related costs.

The application process for federal and state tax credits is facilitated by the State Historic Preservation Office (SHPO). The SHPO assists historic property owners through the application process and ensures that proposed projects meet the Secretary of the Interior’s Standards. After the SHPO review is completed, applications are forwarded to the National Park Service, which makes the final decision on approving or denying the application.

In the 2017-2018 fiscal year, five projects were completed in the City of Columbia that used the Federal Historic Rehabilitation Tax Credit with a total of \$13.2 million invested in rehabilitation expenses.²¹

Policies & Programs

HISTORIC PRESERVATION TAX INCENTIVE PROGRAMS, CONTINUED

Textile Communities Revitalization Tax Credit: The South Carolina Textile Communities Revitalization Act was enacted in 2004 (amended in 2008 and 2016) to incentivize renovation, rehabilitation, and redevelopment of abandoned textile mill sites in South Carolina.

To qualify for the tax credit, the revitalization project must meet the following criteria:

1. The textile mill must be considered abandoned- at least 80% of the mill has been closed continuously or nonoperational as a textile mill for at least one year before a “Notice of Intent to Rehabilitate” the property is filed by the applicant;
2. The applicant must not be the owner who owned the textile mill site immediately prior to its abandonment; and
3. The textile mill site must not have previously received textile mill credits.

The applicant may apply for either of the following two options:

1. 25% credit against income taxes, corporate, license fees or taxes on associations
2. 25% credit against real property taxes levied by local taxing entities

The entire credit is earned once the project is complete and may be claimed in equal installments over a 5-year period.²²

GRANTS AND LOANS

There are a number of grant and loan programs available within the City of Columbia that are not specifically used to incentivize the protection of historic resources but may be utilized either in conjunction with historic incentives or on their own to provide assistance for property owners across the City.

Façade Program

The Façade Improvement Program²³, facilitated by the City of Columbia’s Office of Business Opportunities, provides forgivable, matching loans to commercial property and/or business owners for improvements and maintenance of their building façade. The Façade Improvement Program is only available to targeted corridors within the City limits of Columbia, determined annually based upon Neighborhood Redevelopment Service Areas assigned by the City’s Department of Community Development. This program has been used to make improvements to historic commercial facades within the City’s historic districts.

The Office of Business Opportunities receives approximately \$150,000 annually combined from Community Development Block Grant (CDBG) and general City budget funds for the façade improvement program.

Policies & Programs

GRANTS AND LOANS, CONTINUED

Community Development Programs²⁴

Community Development offers several programs, primarily focused on low and moderate income populations that may be utilized within historic districts. Funding for various projects and programs are funded by federal programs such as Housing and Urban Development (HUD)'s Community Development Block Grant Program (CDBG) and the HOME Investment Partnership Program (HOME), as well as the City's General Fund.

Housing Loan Programs: Loans are available for the purchase of owner-occupied homes within City limits. Applicants must meet income restrictions to qualify and the maximum loan amount is limited to \$150,000.

ACTION Grants: ACTION Grants, or Assisting Citizens to Improve Our Neighborhoods, are available through the Community Development Department Neighborhood Services Program for the aesthetic enhancement of Columbia's neighborhoods. Grants may be awarded for a number of project types including beautification and sign projects or projects aimed at community awareness and neighborhood promotion.

Data Gathered

COMMUNITY ENGAGEMENT

Community engagement throughout the Comprehensive Plan process has collected public input on the topic of cultural resources through public meetings, online surveys, and focus groups. This outreach allowed thousands of Columbia citizens to participate in the planning process and helped to identify important focus areas for the cultural element. Key focus areas include increasing public spaces for interactive experiences, increasing support for the preservation of Columbia's history, increasing public art throughout the City, increasing access to arts for children in the City and region, and increasing the number of artists in schools and afterschool programs.

Community conversations highlighted Columbians' strong sense of pride in place, history and neighborhood identities. Open ended questions revealed residents' ideals about the impact on the city's future. Stakeholders advocated for embracing diversity and dismantling inequitable systems by examining unconscious bias in the allocation of public resources dedicated to supporting arts and culture.

Columbia Compass Survey and Public Meeting Feedback

As part of the Columbia Compass planning process, an initial survey was launched through the MetroQuest platform to provide an opportunity for citizens to offer input on the comprehensive plan elements. The survey launched on September 28, 2018 and was active until November 8, 2018. The survey collected information on each plan element by requesting feedback on a series of statements, allowed participants to place map markers on an interactive map to identify issues and concerns, and asked for open-ended comments on a vision for Columbia's future. Overall, there were 1,197 survey

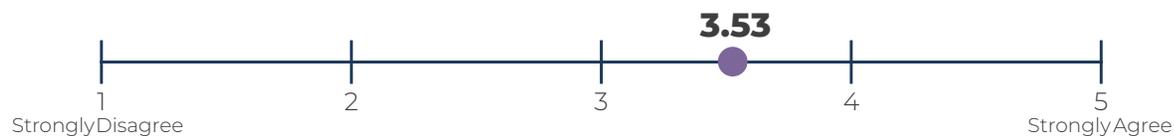
responses, which included 5,085 comments and 37,014 data points. Specific survey results were published as a report included online and may be linked to from columbiacompass.org.

Of those responses, 601 respondents chose to address statements relative to the Cultural Resources Element. Respondents were asked to rank each statement on a scale of 1-5 based on how much they agreed or disagreed with the statement (1 = strongly disagree, 5 = strongly agree). The aggregate results of these rankings were analyzed to find an average position, which is reported below for each cultural resources statement.

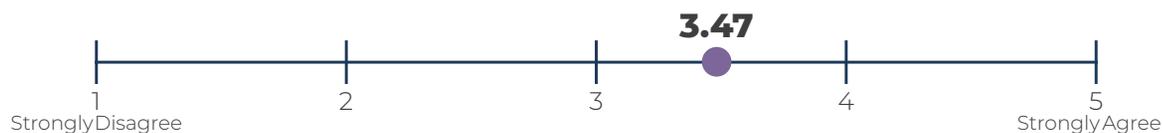
Focus groups and public meetings also provided public input specific to the topics of historic preservation and urban design. The broad ideas that emerged from public feedback included the need to increase innovation, engagement, education, and assistance. Participants agreed that it is important to find new ways to reach people and provide additional support and increased resources for historic neighborhoods and homeowners. Participants also agreed on the importance of continually bringing fresh ideas/ new perspectives to the way we think about history and understood that education is key to helping people grasp the importance of preservation and good design.

Columbia Compass Fall 2018 Survey Feedback

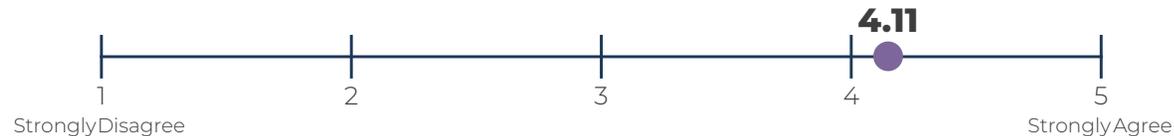
Preservation is an economic driver in our community:



Columbia's current and cultural offerings serve the needs of both residents and visitors:



Our historic districts enrich our community:



Pedestrian-oriented, engaging streets are critical to creating a livable city:



People are drawn to cities with unique character, spaces and buildings:



Data Gathered

AMPLIFY COLUMBIA

Amplify Columbia represented a partnership between the City, One Columbia for Arts and Culture, and the community to facilitate a cultural planning process. The Amplify planning process occurred concurrently with the Columbia Compass planning process, and helped to inform this document, as well as the plan draft. A primary objective of the Amplify Columbia planning process was to identify the most effective and efficient role of the City of Columbia in cultural development. Ultimately, the desired outcome was to develop an inclusive vision that aspires to maximize and make accessible the benefits and cultural assets of the creative sector to all members of the Columbia community.

Over the course of a year, a broad and diverse cross section of community participants were invited to contribute to facilitated conversations focused on four core areas:

- Economic prosperity for the Columbia region
- Civic vitality
- Social and cultural equity
- Ways to embed arts and culture across the City's Comprehensive Plan

The process resulted in a deeper understanding of Columbia's cultural assets, community interests, and needs of the growing and diverse city.

A broad array of public meetings and focus groups were held for the cultural planning process involving high school students, classroom teachers, educators, colleges and universities, philanthropists, artists, business leaders, elected officials, county leadership, faith community

leaders, United Way agencies, members of the preservation community, historians, parks and recreation staff, library staff, leaders of arts organizations, arts patrons, service providers for unsheltered residents, service providers for senior citizens, neighborhood councils and representatives of the media.

Four recurring values were voiced by participants during the Amplify Columbia planning process. The values that follow are further explored in the subsections below.

- Cultural Memory
- Arts Learning
- Leadership
- Celebration and Preservation

Columbia Residents Value Cultural Memory

Columbia is a resilient and vibrant city with a passion for history. Residents shared cultural memories – revealing high placement on tradition and history as core values. The conversations recalled the importance of cultural expression in community building and emphasized important intersections of art and culture.

During the facilitated conversations, residents reflected on vivid memories of their lives in Columbia. Columbia's senior citizens in particular, openly shared memories about dancing! Dancing to polka records - in clubs with friends - in the living room with kids; grandparents remembered taking clogging lessons; attending ballet performances and dancing with family at events in city parks and back yard gatherings. Other conversation groups remembered their first encounters with the arts and culture in school and faith-based settings.

Data Gathered

AMPLIFY COLUMBIA, CONTINUED

Their stories and memories leave a legacy of knowledge for future generations, a kind of knowledge transfer that allows future leaders to learn from past decisions and use that knowledge as insight for building a stronger, more cohesive Columbia.

Descriptions of Columbia's arts sector were as broad and diverse as the responders. Some describe the arts community as a "hidden gem" in the city, "rich, exciting and multifaceted." Residents appreciated the "anchor" cultural organizations that offer ongoing public programs. The Columbia Museum of Art in particular was cited as a major provider of programs for all age groups with particular appeal to the visiting/tourist audience.

Indie Grits Labs was considered as one of the organizations "that allows local artists space to be innovative and truly engages the community." Long standing arts organizations like the Columbia City Ballet, Columbia Music Festival Association, South Carolina Philharmonic, Town Theater, and Columbia Museum of Art were referred to as "cultural assets" and "legacy organizations." Commercial art galleries "play a major role" and encourage people to buy art.

Columbia Residents Value Arts Learning

Community conversations revealed that parents and caregivers aren't the only ones focused on the importance of the arts. Business leaders too cited the importance of the arts in developing critical thinking skills and empathy. They also thought of the arts as a critical economic driver important to attracting new businesses to the area. Finally, they see the arts as a pathway to academic success resulting in a stronger workforce.

Work sessions with high school students in the area added another perspective to the arts education conversation. Students were asked to apply design thinking strategies to identify "opportunities and obstacles" facing the city. Topping their list of civic challenges (concerns) were: poverty, environment, education, social justice, housing and food insecurity.

Columbia Residents Value Leadership

Throughout the public engagement process, residents were eager and forward-thinking in proposing goals related to the arts. Many stakeholders referred to a desire to see the city becoming known as "one of the most creative cities in the country." One major observation that resonated across the spectrum of voices was the need for visible arts leadership in the arts sector.

Although the City distributes a significant amount of grant dollars to support the arts through HTAX receipts, it does not currently have a local arts agency or an internal city department that manages cultural resources from a policy-driven perspective. As a result, the City's longstanding history of funding has primarily been transactional. As one arts leader stated, "We don't know where the vision for the arts in Columbia is going to come from." While City funding is critical to arts organizations, the current civic structure does not provide technical or management assistance, professional development, community engagement initiatives or guidance that could create resilient and more self-sustaining institutions.

The City has relied on One Columbia, a local non-profit organization, to provide some arts management services. The organization primarily focuses on implementing public art projects and receives

Data Gathered

AMPLIFY COLUMBIA, CONTINUED

an annual allocation of HTAX dollars to provide additional services to artists and to the public. The agency is a hybrid producing/commissioning organization. The agency has become a critical component in the city's cultural ecosystem; managing public/private sector funded projects, vetting artists for specific commissions, managing a centralized calendar of arts programs and providing invaluable and collaborative leadership.

Columbia Residents Value Celebration and Preservation

Columbia's residents enjoy celebrating! They participate in outdoor festivals and other events, "immersing the senses - watching, listening, tasting." Festivals and neighborhood celebrations bring awareness of different cultures and allows citizens to "talk with friends and strangers." Residents also commented on their appreciation of the major cultural institutions, from the ballet and symphonic music institutions to the museums and galleries featuring exhibitions that bring fine art experiences to the city. Across all boundaries, residents stressed the importance of "celebrating everything, no matter how small." Cultural and heritage celebrations include: film, food, and neighborhood festivals that feature the music, ethnic and other traditions of the region; the successful downtown pedestrian walkways; spoken word and poetry slams.

Cultural activities "make sure that the youth and young artists are highlighted." Public parks, youth-service organizations, libraries, church facilities, recreation centers and other nontraditional performance spaces are used to engage families and are highly valued venues. Interviews with leaders of one of the city's historic

African-American churches, for example, underscored the value of celebrations as a way to preserve the historic fabric of their neighborhoods.

A consistent message shared in interviews and forums centered around the difficulty in acknowledging the City's early history of racial and social injustices. Residents felt, "young people need to know history, so we don't repeat our past." Several organizations provided information about projects that bring forward Columbia's history of racial segregation (not in a celebratory way) but rather as important documentation.

Two examples of such projects are:

1. The pending redevelopment of the Bethel AME Church directed by the Renaissance Foundation and situated in downtown Columbia. The Foundation has an ongoing commitment and focus on local civil rights history through exhibitions and cultural presentations; and
2. The Columbia SC 63 public art project has installed seven wayside markers along Main Street to guide the general public in understanding Columbia's unique story.

Conversations with members of the preservation community indicated concerns around public education, new real estate development, and lack of funding for conservation of historic properties.

Endnotes

- 1 Gehl Studio. (2017). *Public Space Public Life Action Plan* - City of Columbia, SC. Columbia.
- 2 Jacobs, A. B. (1993). *Great Streets*. Massachusetts Institute of Technology.
- 3 Ibid.
- 4 National Park Service. (2019). *National Historic Landmark Program*. Retrieved from National Park Service: <https://www.nps.gov/orgs/1582/index.htm>
- 5 National Park Service. (2019). *National Register of Historic Places*. Retrieved from National Park Service: <https://www.nps.gov/subjects/nationalregister/index.htm>
- 6 John M. Bryan & Associates. (1993). *City-wide Architectural Survey & Historic Preservation Plan*. Columbia: City of Columbia & SCDAH.
- 7 New South Associates, Inc. (2018). *Eau Claire Historic Resources Survey*. Stone Mountain: City of Columbia & SCDAH.
- 8 South Carolina Institute of Archaeology and Anthropology. (2019). *Public View Map*. Retrieved from SC ArchSite: South Carolina Institute of Archaeology and Anthropology
- 9 Morton, E. (2000). *Historic Districts Are Good for Your Pocketbook: The Impact of Local Historic Districts on House Prices in South Carolina*. Columbia: SHPO & South Carolina Department of Archives & History.
- 10 Palmetto Conservation Foundation, Palmetto Trust for Historic Preservation, and SCDAH. (2002). *Smiling Faces Historic Places: The Economic Benefits of Historic Preservation in South Carolina*. Spartanburg: PCF Press.
- 11 A visual artist or professional artist is defined as a practitioner in the visual arts, generally recognized by critics and peers as a professional of serious intent and ability. Indications of a person's status as a professional artist include, but are not limited to, income realized through the sole commission of artwork, frequent or consistent art exhibitions, placement of artwork in public institutions or museums, receipt of honors and awards, and training in the arts.
- 12 Data for 2016 has not been included as permitting software updates at that time created gaps in information.
- 13 Data for 2016 has not been included as permitting software updates at that time created gaps in information.
- 14 SC SHPO. (2019). *Certified Local Government (CLG) Program*. Retrieved from South Carolina Department of Archives and History: <https://scdah.sc.gov/historic-preservation/programs/local-governments/clg>
- 15 The South Carolina State Historic Preservation Office (SHPO) receives federal funds through the National Park Service (NPS) and is a program of the South Carolina Department of Archives and History (SCDAH).
- 16 The City of Columbia preservation standards are included as part of the Zoning Ordinance.
- 17 More information about the Abandoned Buildings Act and New Market Tax Credits can be found in the Economic Development Existing Conditions Report.
- 18 Richland County has also adopted a version of the Bailey Bill which generally mirrors the City's program.
- 19 SHPO. (2018). *Tax Credit Annual Report Fiscal Year 2017-2018*. Columbia: SC Department of Archives and History.
- 20 SHPO. (2019). *Tax Incentives*. Retrieved from South Carolina Department of Archives and History: <https://scdah.sc.gov/historic-preservation/programs/tax-incentives>
- 21 Ibid.
- 22 SC Department of Revenue. (2018, May). *Other Incentives*. Retrieved from Property Rehabilitation Credits: <https://scdah.sc.gov/historic-preservation/programs/tax-incentives/other-incentives>
- 23 More information about the Façade Improvement Program can be found in the Economic Development Existing Conditions Report.
- 24 A broader discussion of housing-specific policies and programs is available in the Housing Policy Analysis.