



State Historic Preservation Office  
Oklahoma Historical Society  
800 Nazih Zuhdi Drive  
Oklahoma City, OK 73105  
405/521-6249  
FAX 405/522-0816  
<http://www.okhistory.org/shpo/shpom.htm>

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## HISTORIC DISTRICT DESIGNATIONS

### What is a "historic district"?

A district is a significant concentration, linkage, or continuity of sites, buildings, structures, or objects united historically or aesthetically by plan or physical development. A residential neighborhood, a downtown commercial district, a rural environment, or a concentration of archeological sites in a particular drainage area can all be considered historic districts.



Carlton Place Historic District, Tulsa County

### Are there different "historic district" designations?

Yes. A "historic district" may be listed in the National Register of Historic Places. Or, it may be designated under a city's historic preservation zoning ordinance. In some cases a "historic district" may have both designations.

### What does it mean for me if I own property in a district listed in the National Register of Historic Places?

Owners of private property located within a National Register listed "historic district" can do whatever they wish with their property. If the property is income producing, the owner may qualify for federal tax incentives when the property is appropriately rehabilitated. If the owner uses federal funds to alter or demolish a property in a district listed in or eligible for the National Register, the State Historic Preservation Office is required by law to review the project.



Durant Downtown Historic District, Bryan County



Film Exchange Historic District, Oklahoma County

**What does it mean for me if I own property in a district designated under a local historic preservation zoning ordinance?**

While local historic preservation zoning ordinances vary from city to city, they generally have a similar effect on owners of private property within the boundaries of these locally designated “historic districts.” When a property owner plans to do something to the property that requires a building permit from the city government, the proposed work must first be approved by the local historic preservation review commission (a body appointed by the mayor). Such ordinances do not extend to the interior of the building. It is important to keep in mind that when there is no feasible alternative or when economic hardship can be demonstrated, even demolition of properties in “historic districts” is permitted.



Ranch Acres Historic District, Tulsa County

**What if both these designations apply to a historic district?**

The effects on owners described above continue to apply. There are no additional restrictions.