



Richland County Government
Special Tax Assessment for Rehabilitated Historic Properties
Application for PRELIMINARY Certification

The Richland County Code of Ordinances, Chapter 23, Sections 60 – 64, authorizes a Special Tax Assessment for Rehabilitated Historic Properties that meet the criteria for eligibility. Upon **Final** Certification, eligible properties will receive an assessment equal to the assessed value at the time of preliminary certification. The special assessment period shall not exceed twenty (20) years in length. A separate application is required for Final Certification once the rehabilitation work has been completed. Completed applications, including all required attachments, should be mailed to: **Richland County Conservation Department, Attn: Nancy Stone-Collum, PO Box 192 Columbia, SC 29202.**

1. Property Information		
Name of Historic Property:		
Street Address:		
City:	South Carolina	Zip Code:
TMS #:	Fair Market Value:	
How did you determine the fair market value of the building? (Attach documentation)	<input type="checkbox"/> Property appraisal completed by a real estate appraiser licensed by the State of South Carolina OR <input type="checkbox"/> Sale price as delineated in a bona fide contract of sale within twelve months of the time the application is submitted OR <input type="checkbox"/> Most recent appraised value published by the Richland County Tax Assessor	
In what jurisdiction is the property located? (select one)	<input type="checkbox"/> Arcadia Lakes <input type="checkbox"/> Blythewood <input type="checkbox"/> Eastover <input type="checkbox"/> Forest Acres <input type="checkbox"/> Irmo <input type="checkbox"/> Unincorporated Richland County For properties within the city limits of Columbia, apply directly to Columbia Preservation Planning Office for their determination.	
2. Applicant Information		
Name of Property Owner:		
Mailing Address:		
City:	State:	Zip Code:
Phone:	Email:	
3. Historic Designation		
Eligibility Requirements (Attach documentation)	<input type="checkbox"/> Listed on the National Register of Historic Places individually or as a contributing property in a district OR <input type="checkbox"/> Determined eligible for the National Register by SC Dept. of Archives and History OR <input type="checkbox"/> Listed on the Richland County Bicentennial Committee Historic Homes and Buildings Landmark Program (1981) OR <input type="checkbox"/> Designated a historic property by Richland County	
Provide a brief overview of the historical significance of the building. When was the primary structure built? Include dates and description of any major alterations.		

4. Project Information

Project start date (month/year): _____ | **Estimated Completion Date** (month/year): _____

Total Estimated Project Cost: _____

How will this property be used once completed? Owner-occupied Income-producing

<p>What types of improvements will be undertaken as part of this project? (Select all that apply)</p>	<input type="checkbox"/> Repairs to the exterior of the building <input type="checkbox"/> Alterations to the exterior <input type="checkbox"/> New construction on the property including site work <input type="checkbox"/> Alterations to interior primary public spaces, as defined by the reviewing authority <input type="checkbox"/> Any remaining work where the expenditures for such work are being used to satisfy the minimum expenditures for rehabilitation, including , but not limited to alterations made to mechanical, plumbing and electrical systems
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5. Description of Rehabilitation

Has an application for federal or state Historic Rehabilitation Tax Credits been filed for this property?

Yes Attach: One (1) copy of Historic Preservation Certification Application Part 2 - Description of Rehabilitation; required documentation (photos, plans, etc.) and approval letter

OR Attach: One (1) copy of Certified Rehabilitation Application S2 - Description of Rehabilitation; required documentation (photos, plans etc.) and approval letter

No Attach: Two (2) copies of Rehabilitated Historic Property Application Part A, Preliminary Review Form and required documentation (photos, plans, etc.)

6. Required Attachments

Applications will not be reviewed until all required attachments have been submitted.

A map showing the location of the property (generate aerial maps at richlandmaps.com/rcgeoportal)

Documentation of fair market value

Documentation of historic eligibility

Application and required documentation for description of rehabilitation

Under penalty of perjury, I certify that all information included in this application is true and correct. I understand this property shall not be eligible for the Special Tax Assessment for Rehabilitated Historic Properties until final certification has been granted by Richland County Government pursuant to Chapter 23, Sections 60 – 64, of the Richland County Code of Ordinances, and Section 4-9-195 of the South Carolina Code of Laws, 1976, as amended.

Applicant’s Signature

Date