



Homeowners could soon have incentives for renovating within the Murphysburg Historic District

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By Cailey Dougherty

Inclusion on the National Register of Historic Places could bring some incentives for homeowners renovating within the Murphysburg Historic District in Joplin.

14 properties were represented at a public meeting for the district tonight at Joplin City Hall.

Residents in the district say their homes cannot be replicated.

"The character of the older houses, it's something you cannot buy," said resident Daisy Crawford.

"To replicate courtesan oak for trim all over your house would be very, very expensive, so it's neat," said resident Paula Callihan. "It's fun to live in."

The district, 1st Street through 7th Street and Jackson Avenue through Byers Avenue, includes several homes built in the late 1800's.

Homes, residents are working to preserve through inclusion on the historic register.

"Not just for homes, but the hope is that this will also help to improve street lighting and things for the entire neighborhood," Crawford said.

Inclusion on the register could bring some tax credits for those renovating within the district.

"If you buy a piece of property or own a piece of property and you want to use it to produce income, for rental or leasing, you get both tax credits from the state of Missouri and from the federal government," said Nancy Morton, Chair of the Historic Preservation Commission.

"Homeowners are eligible for the state historic tax credit, which is 25% of eligible rehabilitation costs," said Rachel Nugent, Associate for Rosin Preservation.

Some hope the tax credit incentives could also bring in additional business.

"They can use them to make bed and breakfasts," Callihan said. "We'd love to have little stores, little coffee shops, art galleries, that type of thing."

Many are already planning how they will take advantage of the tax credits that could come.

"There's not any room that hasn't been touched yet, but there are some that are not finished," Crawford said.

"Some that just had paint and we're leaving it at that until the national historic registry comes through."

Organizers of the meeting tonight say, if approved, the Murphysburg Historic District would be the first residential district in Joplin to be included on the National Register of Historic Places.