



The Preservation Trust of Vermont

Continuing Support for Vermont Communities Since 19

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Home

News

Field Service Program

PTV Activities

Commentary

Success Stories

Annual Highlights

Publications

Funding

Links

About PTV

HISTORIC VERMONT

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contact Meg Campbell, Editor. <mailto:meg@ptvermont.org>

CONTENTS:

[Opportunities](#)

[Events](#)

[Publications](#)

[Vermont News](#)

[National News](#)

OPPORTUNITIES

The Vermont Downtown Conference

The Vermont Downtown Program's third annual Conference will be held on September 21, 2001, at the Capitol Plaza in Montpelier. We are very pleased to have Neal Peirce as our keynote speaker. Mr. Peirce is a nationally recognized journalist, syndicated columnist with the Washington Post Writers Group, and Chair of the Citistates Group (www.citistates.com). He is a foremost writer among American journalists on community development, growth, neighborhoods, and state-local issues.

The conference will also feature Kennedy Smith, Director of the National Main Street Center. Kennedy is one of the nation's foremost experts on downtown Revitalization, and is a frequent and popular speaker in Vermont. Other key elements of the conference will include sessions on environmental design for a welcoming downtown, a display room featuring exhibits from our designated downtowns, and a reception hosted by Molly Lambert, Secretary of the Agency of Commerce and Community Development.

Thank you in advance for your consideration. If you have any questions or need additional information, please call David Provost

at 828-3053.

Art and Science of Local Preservation

Local preservationists are encouraged to attend the local commission training on September 7, 2001 in Windsor Vermont. The training -- Art and Science of Local Preservation--is sponsored by the Vermont Division for Historic Preservation and the New Hampshire Department of Historical Resources in conjunction with the National Alliance of Preservation Commissions and the Town of Windsor and Historic Windsor's Preservation Education Institute.

A program of highly interactive educational sessions will be presented to provide training for commission members and staff with varying degrees of preservation experience. The training curriculum will allow participants to learn more about current preservation issues in affecting New England. Afternoon tours at Saint-Gaudens National Historic Site will provide an opportunity for participants to exchange experiences and to network with preservationists from Vermont and New Hampshire.

Agenda

- 8:30 - 8:45** Coffee/Snacks
- 8:45 - 8:50** Welcome: Steve Christy, President, Mascoma Savings Bank
- 8:50 - 9:15** Introductions: Linda Wilson, New Hampshire Deputy SHPO; Emily Wadhams, Vermont SHPO
- 9:15 -10:00** New England Architecture Elsa Gilbertson, Vermont Division for Historic Preservation
- 10:00-10:30** Do's and Don'ts of Preservation Ordinances Autumn Rierson, Asst. General Counsel, National Trust for Historic Preservation
- 10:30-10:45** Break
- 10:45-11:45** Science of Local Preservation: Dan Becker, Executive Director, Raleigh Historic Districts Commission
- 11:45-12:00** Q & A of morning sessions
- 12:00-1:15** Lunch
- 1:15 - 2:00** Art of Local Preservation: Pratt Cassity, Executive Advisor, National Alliance of Preservation Commissions
- 2:00** Thank You and Adjourn. Meeting for optional tours at St. Gaudens NHS: Chris Cochran, Vermont Division for Historic Preservation; Nancy Bibbins, New Hampshire Department of Historical Resources

Join in a series of presentations and discussion groups custom-tailored to fit your needs. Meet your counterparts from other cities, towns and villages. Develop strengths, find new solutions and listen. Share information in order to improve your local preservation programs, and acquaint yourself with the best practices. Bring home ideas and skills that you can share with your fellow preservationists.

The basic registration fee for the program is \$20 which includes all course materials, snacks and lunch. There is a nominal charge of \$5

for optional afternoon tours at Saint-Gaudens National Historic Site in Cornish, NH.

Participants must pre-register for tours to reserve a place. Registrations postmarked after August 24, 2001 will be \$35. Spaces are limited, so early registration is encouraged! Prepayment is required to guarantee your registration. For more information contact Chris Cochran at 802.828.3047 or ccochran@dca.state.vt.us or Judy Hayward 802.674.6752 (Voice/TTY) or histwininc@valley.net

Preservation Trust of Vermont Auction

Do you have something beautiful, interesting, valuable or enticing that you would like to donate to the Preservation Trust of Vermont's silent auction? Items of all kinds are accepted, including gift certificates for meals, experiences, events, or goods. Most donations are tax deductible. Contact Val Demong for more information [mailto: gdemong@together.net](mailto:gdemong@together.net) or call the Preservation Trust of Vermont 658-6647.

Municipal Planning Grant Program

Funding is once again available for municipal planning efforts. Approximately \$700,000 will be available statewide, through a competitive application process. CLG municipalities may apply for any amount up to \$15,000 for single applications or up to \$25,000 for consortia applications. Please note that Preservation Commissions must have both planning commission and select board approval to apply.

As you may know, the Municipal Planning Grant Program funds technical assistance for town planning (National and State Register surveys and nominations), implementation of plans and ordinances (preservation plans and ordinance tune-ups), encouragement of citizen participation and education (walking tours and design guidelines), and innovative demonstration planning projects. The application deadline is Oct. 31, 2001 and the project must be completed by April 30, 2003.

If you have any questions please contact Jane Lendway (jlendway@dca.state.vt.us) at the Vermont Division for Historic Preservation, Dept. of Housing and Community Affairs or Wendy Tudor (wtudor@dca.state.vt.us), Planning Division, Dept. of Housing and Community Affairs, National Life Building, Drawer 20, Montpelier, VT 05620-0501. Tel. (802) 828-3211 (800) 622-4553

Studio Place Arts Seeks Executive Director

Studio Place Arts, a community center for the visual arts in Barre, Vermont, seeks action-oriented, strategic thinker w/ experience in non-profit fundraising, financial + operations management and/or community outreach. Permanent FT position. First year salary \$27,500 to \$32,000 w/ negotiable benefits. Send cover letter + resume to: Chris Wood, SPA Search, PO Box 281, Montpelier, VT 05601; "<mailto:cwood@together.net>"; <http://www.studioplacearts.com/>

American Planning Association Awards

Every year, planners and their projects are acknowledged through the Northern New England Chapter of the American Planning

Association awards program. The program is designed to recognize a special person, organization, or project for its contribution to the field of land use and municipal planning. Award categories are Citizen Planner, Professional Planner, Project of the Year and Plan of the Year.

The awards committee is actively seeking nominations for 2001 to be awarded at the NNECAPA annual meeting on September 13, in Portland, Maine. If you wish to nominate a person, organization, plan or project, please submit your nomination(s) to your state director. Nominations must be received by August 13, 2001, for consideration this year.

Additional information can be obtained from your friendly NNECAPA State Director: VERMONT - David E. White, AICP, Comprehensive Planner, City of Burlington, VT, Dept. of Planning & Zoning, 149 Church Street, Burlington, VT 05401 802.865.7194 - voice 802.865.7195 - fax email: dewwhite@ci.burlington.vt.us

EVENTS

Great Dinner! Great Band! Great Place!

You're invited to a special evening at the Grand Isle Lake House on Wednesday August 15th, 2001 to Swing with Sterling Weed's Imperial Orchestra. Reception at 6 pm, Dinner at 7 pm, Dancing from 8 to 10 pm. Proceeds from the event will help support the programs of the Preservation Trust of Vermont. Suggested contribution levels: \$60 per person Contributor, \$100 per person Sponsor, \$250 per person Patron, \$1,000 Founders' Circle. Dessert and Dancing only: \$25 per person (8 to 10 pm). RSVP to lynn@ptvermont.org. Space is limited so please respond quickly.

"Close to the Land: Barns in Vermont"

An exhibit at the Henry Sheldon Museum, 1 Park Street, Middlebury
June 23-October 14; Opening Reception, Sunday, July 8, 3-5pm

Victoria Blewer - Photography
John Brickels - Clay sculpture
Deborah Holmes - Watercolor
Curtis Johnson - Photography
Meryl Liebowitz - Oil painting
John Long - Wood sculpture

<http://www.middlebury.edu/~shel-mus>

Vermont Forum on Sprawl Presents:

"Growth Without Sprawl: Village Growth, Healthy Farms, and Historic Character in Shoreham"

Date: Saturday, August 18, 2001

Time: 9:00am-1:00pm

Location: Shoreham Town Office, Main Street (Rte. 74 West),
Shoreham, VT

- How to Conserve Farms and Why: A Walk-About Through Shoreham's Countryside
- How to Grow in the Village, Even With Problem Soils - Discussion on Shoreham's Alternative Sewage System
- How to Reuse Historic Buildings: Tour of Shoreham's Historic Buildings

Picnic Lunch to Follow. Please R.S.V.P. and indicate if you would like to purchase a \$5 brown bag lunch. Event Held Rain or Shine.

PUBLICATIONS

Local Official's Guide to Developing Better Community Post Offices

A project of the Vermont League of Cities and Towns, the Preservation Trust of Vermont, and the Vermont Division for Historic Preservation

One of the challenges facing Vermont's communities is the struggle to keep the post office in the town and village centers and to insure that the design solution fits respectfully in the community. Factors such as cost and efficiency drive United States Postal Service decisions to relocate local post office, sometimes to sites outside of the town center. The Vermont League of Cities and Towns, the Preservation Trust of Vermont, and the Vermont Division for Historic Preservation, have worked together with residents and local, state and federal officials to insure that, whenever possible, the local post office remains visible, convenient, accessible and compatible with its surroundings. The "Local Official's Guide" offers a complete, thoughtful, step-by-step approach to accomplishing this goal.

The publication is available on the Preservation Trust's Web Site: <http://www.ptvermont.org> (click on books and publications). A print version can be ordered by email to: lynn@ptvermont.org.

VERMONT NEWS

National Register of Historic Places

The National Park Service has recently listed the Captains Louis and Philomene Daniels House in Vergennes on the National Register of Historic Places. The modest house was built around 1868 and was the home of the world's first licensed female steamboat pilot, Philomene Daniles, and her husband who was also a steamboat captain. Their family operated the Daniels Boat Line from 1880-1916, a steamboat line that transported passengers and freight on Otter Creek and Lake Champlain.

The National Park Service also recently listed the Jerry E. Dickerman House in Newport on the National Register of Historic Places. The circa 1875 French Second Empire style house was the home of Jerry E. Dickerman, a prominent lawyer and customs

collector and is representative of the homes of affluent businessmen and professionals whose financial success was tied to Newport's prosperity following the arrival of the railroad in 1863. It was recently rehabbed for use as low and moderate income housing utilizing the Rehabilitation Investment Tax Credit.

In addition, The National Park Service has recently listed the building at 29 1/2 North Pleasant Street in Middlebury on the National Register of Historic Places. The building was listed as an amendment to the existing National Register Historic District in Middlebury and is now considered a contributing structure in that District. The building was built around 1870 as a storage barn and was converted to a dwelling around 1940. It was recently rehabbed for use as low and moderate income housing utilizing the Rehabilitation Investment Tax Credit.

Community Kitchen Grants Awarded

The Community Café Association, Inc. announces six grant awards totaling \$15,500 in support of its COMMUNITY KITCHEN initiative and ongoing mission to enliven and revive small town public life. The awards include \$7,500 from the Upper Valley Community Foundation, \$5,000 from an anonymous charitable donor, \$1,000 from the Ann Slade Frey Charitable Trust, \$1,000 from the Ben & Jerry's Community Action Team, a \$500 planning grant from the Preservation Trust of Vermont, and \$500 from the Mascoma Bank Foundation.

The Community Café Association, Inc. (CCA) was founded as a nonprofit community organization two years ago in South Strafford, VT. During that time it has accomplished an impressive list of community projects and established itself as an exciting new model for rural community development. It is creating new ways for community members to come together around food and arts, ways that are creative, low-cost, collaborative, and fun.

The integration of food and arts seems to be central to this effort. People gather most easily around food and in celebration of artistic expression. The Full Moon regularly sells out its events, serving 50 to 75 meals in the process. This food and arts "formula" works because it is whole, integrative and alive. It works because it feeds people both physically and spiritually. It works because it is reclaiming something that many people have lost: a sense of place and connection to their own communities, to the meals produced there, to the artists at work there, to an entertainment that is distinct and apart from the mass media world of TV and Hollywood. It works because it's small-scale, quirky and local, not mass produced, formulaic, and corporate.

The CCA'S COMMUNITY KITCHEN initiative will create a model for a community-owned and operated eatery that uses local food, supports sustainable agriculture, employs local youth, may act as a community soup kitchen, connects farmers to consumers and consumers to the land, celebrates regional and seasonal cuisine, and educates community members about the nutritional and health benefits of eating local, seasonal, and fresh foods.

Contact: Margo Baldwin mbaldwin@sover.net Community Café Association, Inc., P.O. Box 135, South Strafford, VT 05070, 802-765-4480, (802) 765-4869.

<http://www.straffordvt.net/cafe/index.html>

Berkshire Town Hall

Built in 1899 this Town Hall is intact and well maintained. It served as a community meeting place until 1980. Today, Bill Kelly, a local volunteer, is spearheading an effort to rehabilitate the building and bring it back to its social prominence. In addition to other funds raised, the Berkshire town hall projects has been awarded a \$30,000 the Preservation Trust of Vermont and the Freeman Foundation Grant.

Charlotte, Thorp Barn

The town of Charlotte, as part of a new "country park" project has taken ownership of an early to mid 1800's English style barn. The barn is in need of significant restoration and a plan is being designed for the future use of the structure. The foundation work (supported by a Preservation Trust Grant) is complete. The Preservation Trust is working with the town to tackle the timber frame restoration.

Danby Congregational Church

The Danby Congregational Church, built in 1838, has undergone a series of renovations so that it now exhibits Greek Revival, Gothic, and Colonial Revival style elements. The most dramatic change was removal of a bell tower in 1988. Today church members and local residents have launched a campaign to replicate the bell tower in the Spring of 2002.

Granville Downtown Building

Granville has experienced a minor resurgence in recent years. In addition to rehabilitation work on the Town Hall, there is interest in "resurrecting" the library. Several new retail art and t-shirt shops recently opened up. In the center of Granville is a 2,000 sq. ft. old 3-1/2 story building, next to the post office, that won't last long without some work. Jamie Hutchins, Planning Commissioner and local developer, and others are looking to resurrect it. Jamie is looking into developing property as housing upstairs and offices or retail downstairs

Hardwick Depot

Earlier this year, the Hardwick Historical Society received a \$255,493 grant from the Vermont Agency of Transportation Enhancement Activity Program for the restoration of the Hardwick Train Depot. The first order of work is to complete repairs to the 6,800 sq. ft. roof. Interior work is scheduled for the fall and winter. The Historical Society plans to make the Depot into a museum for its collection.

Morrisville, River Arts of Morrisville

River Arts, a newly formed non-profit organization with the mission of offering arts programs to the Morrisville region, has an opportunity to acquire, restore, and re-use several historic mill buildings now owned by Morrisville Light and Power Company (wholly owned by Village of Morrisville). The two primary buildings--the Creamery and the Grist Mill--are located on the banks of the Lamoille River just to the east of the main village area.

South Pomfret, Abbot Memorial Library

Exterior restoration work and interior rehabilitation work is well underway on Pomfret's Abbott Memorial Library, which was given

to the town by Judge Ira A. Abbott as a memorial to his parents in 1903. The building is an outstanding example of the Colonial Revival style, with a raised brick and stone facade and red slate and tile roof.

Strafford, Colburn Barn

This mid to early 1800's barn is a critical part of the Strafford villagescape. The barn is in need of significant foundation and framing repair (upwards of \$100,000) but is clearly critical to the Strafford village--it is the only large barn left in the village area. Melvin Colburn, owner of the property, had 25 acres of open land associated with the barn recently conserved with the Upper Valley Land Trust. The barn is part of the collection of buildings around the Strafford Meeting House green and is adjacent to (and may have had a direction connection with) the Morrill Homestead.

Waterbury Library

Former home of Dr. Janes, this Queen Anne style house was converted to the town library. Dr. Janes is noteworthy as the chief surgeon at the battle of Gettysburg and director of the Civil War hospital in Montpelier. The library houses Dr. Janes' collection. The Library Trustees have been working for several years on planning for an appropriate addition to the library to house archival documents.

NATIONAL NEWS

Glendale Voters Reject Supercenter

On May 15, the citizens of Glendale, Arizona voted to uphold city zoning rules that will prevent Wal-Mart from building a 220,000 square foot, 24-hour supercenter. Nearly 60 percent of voters favored maintaining the zoning and keeping Wal-Mart out.

In 1999, the City Council rezoned a 39 acre site from agricultural to commercial in order to allow construction of a shopping center. City officials and nearby residents were led to believe that the center would house small, neighborhood-serving shops in a pedestrian-oriented design.

When Wal-Mart emerged as the primary tenant, residents formed Glendale Citizens for Responsible Development (CRD) and mounted a grassroots campaign to stop the project. They succeeded in convincing the City Council to enact new zoning rules that prohibit 24-hour operations and stores larger than 90,000 square feet on the site.

Wal-Mart and the property owners gathered enough signatures to force a ballot referendum on the new zoning. Retail developers are increasingly turning to voter referenda as a tool for overturning unfavorable city council decisions. They almost always out-spend opponents, dropping as much as half a million dollars on a single campaign.

In Glendale, Wal-Mart spent \$300,000 to persuade voters. A video mailed to 20,000 households accused city officials of misleading the

public and succumbing to union pressure in approving the new zoning. Without Wal-Mart, the video contended the site could become home to "adult bookstores, laundromats, and sleazy bars."

CRD and the United Food and Commercial Workers Union, which represents supermarket workers, spent \$68,000 on their campaign to defeat the supercenter. Wal-Mart is non-union.

Wal-Mart's Glendale project is part of a major push to open supercenters throughout Arizona. The retailer has been rejected in Chandler, Gilbert, and Tucson. Voters in Payson and Yuma approved Wal-Mart stores in referenda held in 1998 and 1999. Voters in Mesa will consider a ballot measure on Wal-Mart in March 2002.

In Flagstaff, residents and city officials are also weighing a Wal-Mart supercenter proposal. A public debate in April drew a standing-room-only crowd. A grassroots citizens organization, Friends of Flagstaff's Future (F3), is leading opposition to the store. F3 argues that the city should instead focus on its revitalized downtown, locally owned stores, and neighborhood business districts.

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