



Preservation *News*

Kansas Preservation Alliance, Inc.

3rd Quarter 2009



Preserving the Past to Enrich the Future Since 1979.

KPA

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A Message

from the President

The Legacy of KPA

I just finished reading the recently released book titled *Our Boys, A Perfect Season on the Plains with the Smith Center Redmen* by Joe Drape, an award-winning sports writer for the New York Times. Joe visited my home town of Smith Center, Kansas the fall of 2007 to check out the legendary Coach Barta and his football team, both of which were gaining national recognition due to a phenomenal winning streak. During that visit, Joe discovered something worth writing about. So during the fall of the following year, he moved his wife and son from their home in Manhattan, New York to Smith Center. During the 2008 football season, Joe immersed himself in the lives of the team, their coaches, and the community. He experienced first hand the philosophy of life taught by Coach Barta. His book is an account of how, under the guise of football, a group of tentative boys were taught the timeless values of hard work, respect, and love. In the process, they were transformed not just into champions, but into men...men who would undoubtedly, during their lives, teach others the same valuable lessons. "Our Boys" describes the impact of a humble wise coach and a town committed to their young people.

Several years ago, KPA board members visited Smith Center and also discovered something of value, the deteriorating "old First National Bank building". In April of 2004, this historic building was donated to KPA and became KPA's first Revolving Fund project. It was placed on the National and State Historic Registry and through the generosity of KPA's members and donors, KPA has installed a new roof, repaired the brick parapet, fixed broken windows and painted the exterior wood pieces. In 2007 KPA was awarded a Heritage Trust Grant from the Kansas State Historical Society for further renovation. Recently, KPA received a grant of \$40,000 from the 1772 Foundation, which will be used to produce "rentable" office space on the first floor. Eventually, this building will be sold and KPA will use the proceeds to save another historic building in Kansas. Over time, this program will benefit many deserving communities in Kansas.

KPA is not a Coach Barta, but nonetheless, it will endeavor to be a team that leaves a lasting legacy for generations to come. The purpose of our organization remains "preserving the past to enrich the future since 1979".

Bobbi Miles, President

In the last issue of *Preservation News*, the editor omitted Treanor Architects, who provided the brochure and other support for the Awards for Excellence Presentation and Tim Degginger, Degginger Foundry, who cast and donated the Medallions. We greatly appreciate our sponsors who made the event such a success.

Cover photo, Tim Sutherland, Sutherland Builders,
at work on bank building, Smith Center

ECONOMIC IMPACTS of the Kansas State Rehabilitation Tax Credit Program

In the final hours of the 2009 Kansas Legislative Session on May 9, legislators amended the provisions of the Kansas State Rehabilitation Tax Credit Program by adding the following sentence: "In no event shall the total amount of credits allowed under this section exceed \$3,750,000 for fiscal years 2010 and 2011." With this amendment, legislators placed an unprecedented cap on the allowance of state historic rehabilitation tax credits for the next two years. Many supporters of historic preservation in Kansas believe that this new restriction is counter-productive because it discourages the financing of worthwhile rehabilitation projects in the state.

All around Kansas, neighboring states have studied the economic benefits of historic preservation (Colorado, 2002, updated 2005, Missouri, 2002, Nebraska, 2007, and Oklahoma, 2008). To assess the jobs created, tax revenues increased, and property values increased through historic preservation projects, an economic impacts study is needed. As the state-wide advocacy organization, the Board of Directors of the Kansas Preservation Alliance allied with the Kansas Historic Preservation Office and the Mountain-Plains office of the National Trust for Historic Preservation to commission a study that demonstrated the economic benefits of the Kansas State Rehabilitation Tax Credit Program.

The Alliance applied for a Historic Preservation Fund grant, advertised a Request for Proposals, and selected a reputable economics consultant to carry out the study. When the contract is signed, the consultant will be announced and begin collecting data for the economic analysis of the impacts of the tax credit program. Information on all completed Kansas Rehabilitation Tax Credit projects has been recorded in a database maintained by the Kansas Historic Preservation Office. Because the partners implemented this project primarily to educate legislators, they asked the consultants to carry out the work very quickly. It is critical to complete the draft study report by November 1, 2009. Then the partners will comment on the draft and the final draft study report is due on December 1 so it can be presented to legislators

in committee hearings and to the public in press conferences and meetings.

The Request for Proposals called for the consultant to produce a full-color illustrated executive summary for a popular audience which outlines the study objectives, organization, and conclusions. The audience will be elected officials, policymakers, and the broader public. The consultant also will prepare a full narrative and technical report with information documenting the national economic and tax impacts of cumulative Kansas Rehabilitation Tax Credit-supported rehabilitation (Employment, Income, GDP) and the total effects, distribution of effects, and composition of Gross State Product, Effects per million dollars of initial expenditure as well as other categories of economic information. The report also will include five one-page profiles/case studies of completed projects including photographs, financial information, incentives used, and anecdotal summaries.

Obviously, this specialized economic input-output analysis yields complex statistical and technical conclusions, but concrete data is exactly what is needed to document and explain the multiplying effects of individual historic preservation projects in particular communities. According to Donovan D. Rypkema, *The Economics of Historic Preservation* (2nd ed., 2005), "dollar for dollar, historic preservation is one of the highest job-generating economic development options available." For example, historic preservation creates more jobs than new construction. Moreover, historic preservation has ongoing economic impact beyond the project itself, such as increased property tax and sales tax revenue and increased property values. To achieve these economic benefits, public incentives (like the Kansas Rehabilitation Tax Credit), are often a necessary catalyst but these incentives consistently are cost-effective. We expect to find that the Kansas Rehabilitation Tax Credit Program is a worthwhile investment, not an expense, but tracking the dollars and cents will provide the objective answer. Read all about the results and conclusions of the Economic Impact Study in the next issue of Preservation News.

ANNOUNCEMENTS

Kansas Heritage Trust Fund :

Preliminary applications due September 11, 2009.
Final applications due November 2, 2009
Awards made February, 2010.

Properties must be listed on the National Register of Historic Places or the Register of Historic Kansas Places. The HTF finances activities that preserve or restore historic properties.

Historic Preservation Fund Grants:

Preliminary applications due February 1, 2010
Final applications due March 15, 2010
Awards made May, 2010
The HPF funds cultural resources surveys, National Register nominations, conferences, training, archeological survey, preservation planning, and other preservation-related activities.

"Kansas Historic Hotel Workshop: Your Questions Answered"

Hosts: Mountain-Plains Office, National Trust for Historic Preservation and Kansas Sampler Foundation
October 9, 2009,
Weaver Hotel,
126 S. Kansas Street,
Waterville, KS

Missouri Historic 2009 Preservation Conference:

"Protecting the Irreplaceable"
November 4-6, 2009,
Truman Memorial Building,
416 W. Maple,
Independence, MO.

Soaring with the Kansas Wind Again

By 1986 KPA had regained some stability subsequent to the turmoil of the previous three years. A large crowd attended the 1986 awards ceremony at the Kansas Museum of History where fifteen properties were recognized for the excellence of their preservation, restoration, or appropriate rehabilitation. However, for several years, money in the bank and membership, although steady, remained at low levels. Also, after Richard Cawthorn, the state architectural historian who had been very helpful to KPA, left to take another job, the relationship between KPA and the Kansas State Historical Society became less of a cooperative effort. This was unfortunate because the KSHS had provided great support for KPA, including access to meeting space, their mailing list, their notices of KPA meetings in their newsletter, the technical knowledge of the KSHS staff and their working relationships with the developers and preservationists throughout the state.

In 1988 Dale Nimz, then a member of the KPA board, proposed an annual Kansas historic preservation conference to promote cooperation with the State Historic Preservation Office and with local preservation organizations. He saw it as an event to organize leadership and stated: "A better communication network within the state would provide greater political and practical support for local projects." He also expressed the idea that historic preservation education from elementary school to the college level needed to be introduced in Kansas where it was sadly lagging behind the rest of the country, and could be explored at such conferences. It took a few years but annual conferences were eventually successfully established, with KPA as a co-sponsor.

KPA President Ray Weisenburger, a professor of architecture at Kansas State University, followed through on the education issue and proposed that KPA co-sponsor with the Kansas Chapter of the AIA, awards to Kansas K-12 teachers who had effectively used conservation and/or historic preservation in their educational activities. This proposal became a reality during Professor Weisenburger's tenure as president between 1989 and 1992. As chairman of the AIA Historic Resources Committee, he remained on the KPA board as an ex officio member.

Architects have influenced and helped KPA throughout its thirty year history, beginning with the three professors of architecture who created the organization. Bob Marsh, another architect member of the KPA board, also promoted the liaison between KPA and AIA. For several years the two organizations met jointly two or three times a year. The meetings were held in various locations and always included tours of outstanding historic properties. Marsh became president of KPA in 1995. He arranged for KPA to share the AIA office space in Topeka and under his aegis, the KPA by-laws were changed to make the chair of the Historical Resources Committee of Kansas AIA, along with a representative of the Kansas State Historical Society, and the two National Trust Advisors, ex-officio members of the KPA board. This by-law change reflected the cooperative framework in which the KPA board functioned in 1995.

The National Trust for Historic Preservation continued to

encourage KPA to participate in the Trust's Statewides Initiative Program, to apply for matching funds available from the program, and hire a full time executive director. Jody Ladd Craig, then the vice-president, organized a visit by Richard Moe, President of the National Trust, in May of 1997. Mr. Moe presented a lecture in Kansas City and was the guest of honor at a reception and dinner at the historic Patterson-Nall house in Overland Park. KPA raised over \$5,000 to benefit its Statewides Initiative fund. As a result KPA was eligible for a three-year \$35,000 challenge grant that would allow the organization to hire a full-time executive director. KPA's membership had increased to over 200 and with money in the bank, the board members felt that things were going well.

The full-time executive director was to guide the organization to a consistent and professional level of operation. Tama Wagner was hired for this position. Her correspondence and financial files show an organized and thorough approach to her job. At last Bob Marsh could present certificates of appreciation to Ann Strecker and Carolyn Huebner for their many years of unpaid devoted service to KPA and Jody Craig took over the newsletter from Michael Shaw after his sixteen years on the job.

Carol McDowell took office as the president in December of 1998. The KPA Legislative Advocacy Committee was very active

ask listen solve

Commerce Bank's Tax Credit Division
is proud to be a sponsor of the
Kansas Preservation Alliance Newsletter

Because of the broad economic benefits of historic tax credits, Commerce Bank has contributed to funding for the proposed Economic Impact Study of the Kansas State Rehabilitation Tax Credit Program

Peter T. Noonan

Senior Vice President, Manager

816-234-2361

peter.noonan@commercebank.com



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in the years between 1998 and 2000. Carol McDowell, Joan Adam, and Tama Wagner were registered Kansas lobbyists. Terry Marmet and Ramon Powers informed the KPA board of the KSHS's intention to ask the Kansas legislature for \$3.7 million for historic preservation and the board adopted a motion to advocate this appropriation in the upcoming legislative session. KPA effectively opposed the bills that would have exempted the renovations of the state capitol and the governor's mansion from review by the State Historic Preservation Office and these provisions were defeated.

In 1999 the Post Audit Committee of the Kansas Legislature found several problems in its review of the organization and structure of the State Historical Society. In 1879 the Society had been designated the official trustee for the state's historical collections and was also made responsible for financial activities related to preserving historic information. Since then the Society had been operating as two separate entities, one a state agency and the other a private corporation. The state agency became the State Historic Preservation Office in the 1970s. The Post Audit Committee found that there was an undesirable intermingling of the two entities. KPA supported Kansas House Bill 2605 that provided for a reorganization of the KSHS. The KPA board passed a motion at its September 1999 meeting: "The Kansas State Historical Society should be separated from the Kansas State Historical Society, Inc. and renamed appropriately, and become a cabinet level state agency with a director appointed by the governor and confirmed by the senate, and the State Historic Preservation Office should be located within it, and the State Historic Preservation Officer should be the highest level classified employee."

In October of 1999 Carol McDowell testified before the Special Committee on the Organization and Structure of the State Historical Society that the Board of Directors of KPA supported legislation that would make the SHPO a separate stand alone state agency or locate it within a cabinet level state agency, and 2) would provide that the governor appoint the State Historic Preservation Officer who directs the State Historic Preservation Office, and/or 3) would repeal legislation that designates the Secretary of the KSHS, Inc. as the SHPO.

At a KPA board meeting in early 2000, the board members agreed that KPA's standing with the Kansas State Historic Society was not good and KPA should be the one to undertake to rebuild the relationship. The relationship between the two entities improved when KPA volunteered to produce the 2003 Kansas Preservation Symposium "Preservation: The New Economic Frontier," in April at the KSU Alumni Center in Manhattan. Because of major financial cuts, the KSHS was unable to sponsor the annual preservation conference and KPA, with only five months of preparation, successfully put the symposium together.

Judith Reynolds, former KPA Director. She is a published author and holds a Masters Degree from the Appraisal Institute.

KPA Founders

Rumor has it that KPA was founded over drinks at Harry's in the Historic Wareham Hotel in Downtown Manhattan Kansas. On that evening, Bernd and Enell Foerster, Richard Wagner, Richard Longstreth and Robert Melnick discussed the idea of starting a statewide organization, the Kansas Preservation Alliance.

Prior to moving to Kansas, Bernd Foerster taught at Rensselaer Polytechnic Institute, School of Architecture, in Troy, New York, where he was also active in the New York State Preservation Alliance. In 1971 he became the Dean of the College of Architecture and Design, Kansas State University. Dean Foerster hired faculty members, Richard Wagner and Richard Longstreth, who shared an interest in historic preservation. As Longstreth recalled, "Robert Melnick was involved as well. Robert, Richard, and I developed a graduate preservation curriculum at KSU, which Bernd was very anxious to see take shape and fully supported. That curriculum also serviced a substantial number of upper-level undergraduates in architecture, especially. It was virtually unique among design schools in that undergraduates could take a substantial number of graduate-level preservation courses -- again a measure Bernd enabled." Melnick taught at KSU until 1982; Longstreth and Wagner until 1983. Longstreth mentioned, "we had some top-notch adjunct faculty as well. Douglas Wasama came in from the Historic Kansas City Foundation (then a very dynamic organization) and Pat Tiller came from the NPS regional office in Denver. Tiller later returned to Washington, DC, where he eventually served as NPS deputy associate director for cultural resources.

In November, 1978, KSU architecture faculty members along with the National Trust for Historic Preservation hosted a conference, Historic Preservation in the Plains States in Manhattan. There were several participants from Lawrence, Emporia, and Wichita who showed their support for the innovative idea of historic preservation in Kansas. Representatives of the NTHP recommended that Kansas form a statewide organization to support the efforts of the Kansas Historic Preservation Office. Today, as a statewide partner, the Alliance is a member of an active national network of statewide and local partners advocating for historic preservation.

On March 10, 1979, KSU's College of Architecture faculty members, Bernd Foerster, Richard Wagner and Richard Longstreth, called the first Kansas Preservation Alliance (KPA) meeting to order in Topeka Kansas. In July, KPA incorporated as a 501 (c) 3 not-for-profit organization to promote historic preservation statewide. For thirty years, KPA has sustained itself with the leadership of many officers, board members, executive directors, sponsors, and donors and expanded its programs and activities.

Christie Carl, AIA, KPA VP Ed.

KPA 2009 Awards for Excellence and 30th Anniversary Celebration



Ken Bower, past KPA president, Enell Foerster, Bernd Foerster, Founders, Martha and Rahim Borhani, past KPA Director



Past Presidents Richard Wagner, Michael Shaw, Carolyn Huebner, Brad Mayhew, Ray Weisenburger, Robert Beardsley, and Dudley Toevs



NE Junior High School, KCK, Team, Wayne Stander, Pioneer Group; Lance Adams, Treanor Architects; Ross Freeman, Pioneer Group; Kellye Burkholder, Sunflower Bank; Rosetta Parker, Premier RE Management; Reverend Jarvis Collier, Pleasant Green Baptist Church; Brenda Spencer, Spencer Management. Medallion Award for Rehabilitation



Junction City Opera House Team, Rod Barnes, City Manager, Darren Gunderson, Preservation Board, Ed Hooker, Brenda Spencer, Spencer Preservation, Ross Freeman, Pioneer Group



Founder Richard Wagner and Past President Michael Shaw



KPA Vice President Christie Carl, Jill Crist, Abilene Heritage Homes Association, Preservation Advocacy Award, Past President LeeAnne Hays

Brick Streets and Sidewalks Brochure Available

As part of the Brick Sidewalks and Streets Recognition Program established in 2008, the Kansas Preservation Alliance has produced a full-color illustrated brochure describing recommended methods for repair of historic brick streets and sidewalks. Edited by Janine Joslin, the brochure summarizes case studies of successful preservation programs in Holton, Marysville, and Goodland, Kansas. The brochure has brief descriptions of the recommended methods of repair of brick streets and brick sidewalks. Thanks to a generous contribution from Mike and Sharon Coughlin, Shawnee Mission, Kansas, the brochure is available to the public. We are interested in learning more about your community's efforts to preserve historic brick sidewalks and streets. Please contact the Executive Director at 785.979.8398 or info@kpalliance.org.

Historic brick sidewalks and streets are important features that help define the landscape and provide context for the historic architecture of Kansas cities and towns. "Brick sidewalks and streets are monuments to the perseverance and dedication of the founders of Kansas communities who intended to develop permanent and progressive settlements on the plains representing their highest ideals of freedom and democracy. As such, brick sidewalks and streets are monuments to an ideal in the same way we view the more obvious monuments, such as courthouses, libraries, schools, hospitals, and parks in lawful and orderly towns." (Quotation from Ray Weisenburger, Associate Dean, College of Architecture, Planning, and Design, Kansas State University.)

Executive Director's Report

Members of the KPA Board of Directors and I returned from the annual board retreat on August 22-23 with the taste and smell and feel of the old First National Bank building in Smith Center imprinted in our memories. On Saturday we discussed several important topics (Economic Impact Study, committee organization, new board members, membership strategies, and fund-raising) in our quarterly business meeting. In the evening, we hosted KPA members and other community leaders from Smith Center at the Ingleboro Mansion bed and breakfast operated by KPA President Bobbi Miles and her husband Bruce. But the most vivid experience undoubtedly was the work we accomplished on Sunday morning in the bank building.

Although the second phase of construction on the building was completed earlier in the year, any rehabilitation of a deteriorated historic building goes through many steps and there is still much to do. First, Board members Randal Steiner and Christie Carl, both architects, dismantled several small trees that had taken root in the basement window well on the north side of the building and then joined Board members Linda Glasgow, Janine Joslin, Bobbi, Bruce, and I on the main job of cleaning the second floor interior and filling the gaps in the deteriorated second floor windows to protect the building from the coming winter. We covered windows in the rear with plywood and plastic and left with a feeling of satisfaction, but also a lingering sensation of the dust and dirt in the building accumulated from years of neglect. I'm very proud of our teamwork and hope that our KPA members appreciate that when we say this is a

"working" Board of Directors, we mean it.

With new projects and ongoing projects like the Smith Center building rehabilitation to accomplish, fundraising was a major topic of the business meeting. Presently, we are working to maintain and increase our membership. KPA depends on our memberships, donations, and specific grants; we receive no state or federal funding.

Our new Participating Partner-Member Program has been successful and we continue to develop mutually beneficial relationships with local museums and historical societies. However, we still need a few major donors (\$1,000-5,000) each year to maintain the present level of operation. To respond to the challenges and opportunities that arise each year in the effort to preserve the architectural heritage of Kansas, maintaining the Alliance is essential.

We continue to raise funds to complete the rehabilitation of the Smith Center bank building because, even with the 1772 Foundation grant, KPA will need an additional \$30,000 this year to prepare the first floor for occupancy. Finally, KPA is playing an essential role in organizing and managing the project to complete the Economic Impact Study of the Kansas State Tax Rehabilitation Tax Credit Program. Even though we already have devoted hours of staff time and operational expenses to this project, KPA will receive only a minimal amount for facilitating this important study. In its thirtieth year, then, KPA is more important than ever and we need your support to continue our mission.



KANSAS STATEHOUSE preservation & restoration

HISTORIC REPLICA DOOR HARDWARE

The Kansas Statehouse was built in three phases between 1866 and (approximately) 1903. Erected first as a freestanding structure, the East Wing was constructed between 1867 and 1869 using nearby Junction City limestone. The Legislative session of 1870 met in the East Wing, even though only the building's shell was finished. The West Wing was constructed of Cottonwood limestone between 1875 and 1881. This section was slightly larger in length and width than its sibling to the east, and generally reflected more advanced building practices.



The Center Section, also constructed of Cottonwood limestone, was built between 1884 and 1903. By the turn of the 20th century it had become the administrative heart of the building and of the State. Over the course of the next ninety-five years, changes occurred within the building to accommodate new offices, evolving standards of state business and advancing technologies. Through these changes over time, the essence



A CASE STUDY

of the original building was lost in many of the offices and non-public spaces. Giant ductwork was installed, modern partitions were added, ceilings were lowered, decorative paint schemes were erased or covered, door hardware was removed and original light fixtures were lost. A choice lay before state officials. They could choose to abandon the old dirty stone walls and rusting leaky pipes and choose to construct a new home for the Kansas state government with class A office space and the latest features of security and modern convenience, or they could choose to invest in the history of their constituent. The decision was easy, it was to restore the statehouse.

1883

Hopkins & Dickinson



One component of the original building that remained somewhat intact is the original door hardware. Because the East Wing was the first part of the original building to be constructed, the restoration project began in the East Wing. It was with the East Wing that the approach to the door hardware restoration was determined. In each distinct area of the building, some remnant of the original hardware sets remained although some were easier to find than others. The original door hardware in the central building, a 1905 Corbin design, remains most intact, still present on most of the original doors. The original West Wing door hardware, an 1885 Corbin design exists on most doors throughout the third and fourth floors of the west wing, and scars of it were found on historic doors on the first and second floors of the West Wing. The first and second floors of the East Wing revealed the use of a 1917 Lockwood design. Although so much of the original remained, there were holes in

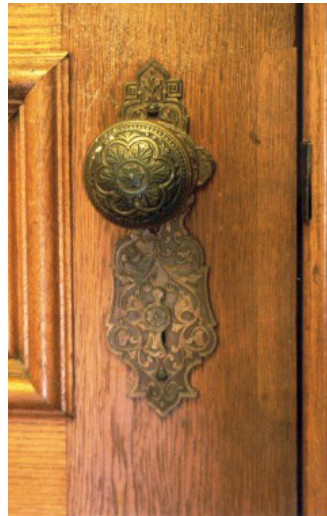
the puzzle that is the story of the door hardware. The historic hardware set most difficult to find was that which was installed on the third and fourth floors of the East Wing, within and around the Senate Chamber. Upon inspection of the original stile and rail wood doors, scars were evident where a door knob should be, but because of a recent past woodwork refinishing project, nothing further could be ascertained. Finally, an original piece from the window shutter was discovered in the Senate Chamber. This pattern was identified as an 1880's Hopkins and Dickinson pattern and historically was sold at the time with a full line of matching products. This discovery reinforced the theory that the building was outfitted with readily available products at the time each area was completed. Due to the numerous styles present in the original building, the design team had to decide how to incorporate new door hardware into the historic

1917 Lockwood



building. Many considerations need to be made when talking about door hardware, and it is much more than a decorative issue. New hardware must meet building codes, life-safety codes, accessibility codes and in this case the security needs of the owner. And at the same time meet the owner's budget. So, for the existing historic hardware, the consideration is one of coordination. Will the original locations of the door knob and deadbolt cylinder match up with the new lockbody that allows the deadbolt to open when the new lever handle is opened. Also, where an original escutcheon is present, will it be able to accept a new lever handle? This type of detail needs to be discussed at the initial design phase as it leads to the much larger question of - how much historic hardware can we reuse and restore? The answer for the Kansas Statehouse was, most of it. The design team along with State of Kansas officials decided to retain all the original hardware possible, which tells the story of the original construction phasing of the building. Where original parts and pieces were damaged, they were repaired. Where original parts were missing or beyond repair, they were replicated using original parts as templates for the new. Because of the accessibility code requirement for lever handles instead of round knobs, most original knobs were removed, and

1885 Corbin



stored with the building archives. These were replaced by a custom designed lever handle whose rosette closely matched the original knob. In a few select areas, such as the leadership offices for the Hall of Representatives, the original knobs were retained in place for their historical value. In this situation, if a future need in the area required accessible lever handles, the knobs would be removed and levers installed.

Joy Coleman, AIA, Treanor Architects, KPA Vice President.

1905 Corbin



KPA Receives 2nd Major Grant for Preservation Opportunity Fund

Early in August, the Kansas Preservation received a \$40,000 grant from the 1772 Foundation for the KPA Preservation Opportunity Fund. The grant will be used to for a third phase of rehabilitation work on the former First National Bank building (1889, National Register) in Smith Center, Kansas. Based at the historic Tyrone Farm in Pomfret, Connecticut, the 1772 Foundation distributed \$2,874,668 in historic preservation grants from January 1 to December 30, 2008, which represents sixty-four organizations in twenty states. The states of Massachusetts and Maine received the most grant dollars for ten and seven projects respectively. We believe that the grant is the first from the 1772 Foundation to be awarded in Kansas and we greatly appreciate a referral to the foundation from the Mountain-Plains office of the National Trust for Historic Preservation.

For the Alliance, the Smith Center building is the initial project of the KPA Revolving Fund. The Alliance acquired the building in 2004, placed an easement on the property, and will monitor the continued preservation of the building in perpetuity. Since then, the Alliance has invested approximately \$157,000 in the project. For the second phase of the project in 2007, the Alliance received a \$69,000 matching grant from the Kansas Heritage Trust Fund and a \$10,000 grant from the City of Smith Center. After rehabilitation is complete and the building is occupied, KPA will offer the building for sale to a private or other non-profit owner and re-invest in a second endangered property so that the initial investment can be re-used again and again. In addition to the Revolving Fund, the Preservation Opportunity Fund includes a Loan Fund which loans small amounts to individuals for emergency stabilization of historic properties and the Preservation Easement program which protects historic, archaeological, or cultural resources.



Repaired arched front window, First National Bank building (2009)



Interior from east, First National Bank building (2009)

This project addresses a specific need in Smith Center that is common in Kansas towns. Smith Center has a fairly intact downtown, but there has been limited investment in and deferred maintenance of downtown commercial buildings. The former First National Bank is an anchor building at the end of a continuous block of late nineteenth and early twentieth century commercial buildings. For the past fifteen years, the building has been vacant and deteriorating.

Rehabilitation of the former bank will create high quality marketable space in downtown Smith Center. The project will dramatically improve the streetscape and attract attention to a more sustainable built environment in the downtown. Successful rehabilitation will demonstrate historic preservation, but, more importantly, will encourage other property owners to invest in their properties and revitalize downtown Smith Center.

Dale Nimz, KPA Executive Director

Thank You to Our New and Renewing Members!

Individual/Family

Cheryl Adelhardt
Gregory Allen
Alan Black
Dianne & James Cannon
James & Shelley Clark
Amy Cole
Virgil & Jan Dean
Dennis & Shirley Domer
J. Eric Engstrom
Mr. & Mrs. D. W. Evans, Jr.
Daniel & Karen Fitzgerald
Marci Francisco
Cory & Heather Fuesz
Stacey Keller
Don Lambert
Wendee LaPlant
Mr. & Mrs. Henry I. Marder
Chris Meinhardt
Charley & Faye Minium
Jeanne Christie Mithen
Todd G. Renyer
Linda Schmitt
Darleen Clifton Smith

Wayne Stander
Lois Starbuck
Michael E. Stubbs
Paul Stuewe & Beth Wasson
Dennis Veatch
Oliver & Kathryn West
W. J. & Rosemary Williamson
Don & Bev Worster

Friend

William & Kathleen Watson
Clinton & Mildred Wittel Foundation

Professional

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Hernly Associates, Inc.
MetroPlains, LLC
Rosin Preservation
George Terbovich Design, Inc.
Richard Wagner

Organizations and Municipalities

City of Hutchinson

City of Junction City
City of Leavenworth,
Community Development
Kansas Historic Theatre Association
Newton Area Chamber of Commerce
Preservation Alliance of Leavenworth

Participating Partners

Prairie Museum of Art & History, Colby, KS

Patron

Garrison Development Company

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Larry & Liinda Glasgow

Sponsor, Awards Program

Rahim & Martha Borhani
Janine Joslin

Economic Impact Study

Carol Francis
Ralph & Carol Howard

PARTICIPATING MEMBER-PARTNER PROGRAM

As a member of KPA you can receive a 10% discount at museums across Kansas.

The following museums and historical societies are Participating Member-Partners.

Present your KPA membership card and receive a 10% discount on either the entry fee or in the gift shop.

Check our website: www.kpalliance.org as we continue to add additional sites to the list of Participating Member-Partners.

Butler County History Center

383 E. Central, El Dorado, KS 67042
www.kansasoilmuseum.org

Clearwater Historical Museum

149 North 4th, Clearwater, Kansas 67026
620.284.2444
Email: museum@sktc.net
www.clearwaterhistoricalsociety.com

Glasco Community Foundation

P. O. Box 572, Glasco, Kansas 67445
785.568.0120
Email: jnothern334@usd334.org

Historic Adobe Museum

P.O. Box 906, Ulysses, KS 67880
620.356.3009 Email: Ulyksmus@pld.com

Independence Historical Museum

123 N. 8th, Independence, KS 67301
www.independencehistoricalmuseum.org

Johnson County Museum

6305 Lackman Road
Shawnee, Kansas 66217
913.715.2550
Email: jcmuseum@jocogov.org
www.jocomuseum.org

Kansas Aviation Museum

3350 S. George Washington Blvd.
Wichita, KS 67210
www.kansasaviationmuseum.org

Kansas Cosmosphere and Space Center

1100 Plum St., Hutchinson, KS 67501
www.cosmo.org

Lyon County Historical Society

118 E. 6th Avenue, Emporia, KS 66801
620.340.6312

Mahaffie Stagecoach Stop and Farm Historic Site

1200 E. Kansas City Road,
Olathe, KS 66061
www.mahaffie.org

Morton County Historical Society Museum

370 E. Hwy 56, P.O. Box 1248
Elkhart, KS 67950
www.mtcoks.com/museum

National Orphan Train Complex

P. O. Box 322, Concordia, Kansas 66901
785.243.4471
www.orphantraindepot.com

Prairie Museum of Art & History

1905 S. Franklin
Colby, KS 67701
785.460.4590
www.prairiemuseum.org

Stanton County Museum

P.O. Box 806, Johnson, KS 67855
620.492.1526
Email: scuse@pld.com
www.scmuse.org

Kansas Preservation Alliance, Inc.

12120 State Line Road, Ste 128

Leawood, KS 66209

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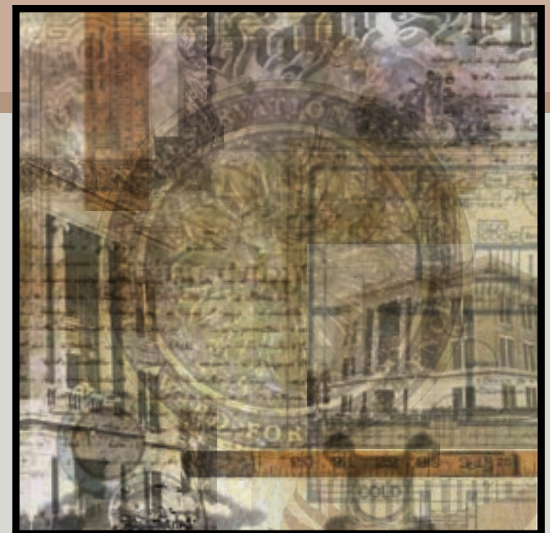
2009 Barn Fest

The Kansas Barn Alliance will host its 2009 Barn Fest in Barnes, Kansas on September 25 and 26. The Barn Fest is a gathering of barn owners and all who value barns. For more information, see www.kansasbarnalliance.org. The Alliance is also promoting "Paint Your Barn," to paint a Sunflower on your barn to participate in the 2011 Kansas Sesquicentennial.

Educational sessions on barn restoration will feature Trillium Dell Timberworks from Knoxville, Illinois. The barn tour will visit the only known Sears round kit barn in Kansas, a Benton Steele round barn and three others.

Presenters Jerry Jost, Kansas Land Trust, will explain "How to Protect Your Agricultural Acreage," Caitlin Meieves, Kansas Historic Preservation Office, will describe the Kansas Historic Resources Inventory, a panel of barn owners will discuss "Give An Old Barn a New Job," and Tim Narkeiwicz and Rick Collins of Trillium Dell Timberworks will explain how to prioritize repairs and when to call an expert.

Kansas Preservation Alliance



30TH ANNIVERSARY
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