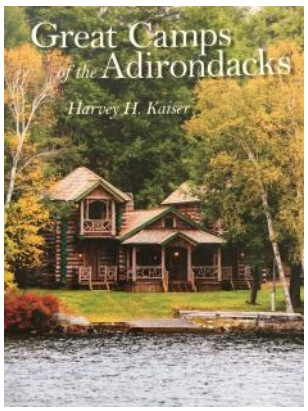
AARCH MATTERS

YEAR IN REVIEW 2020

AARCH IN MOTION

Reflections on a Challenging Year and 30 Years of Accomplishments in the Adirondacks



All of us at AARCH hope that you, your family, circle of friends, and community are safe and well in these difficult times – a year in which so much of life has been upended. For AARCH, too, this has been a year like no other in our 30-year history. We've changed how we work together, how we offer our educational programs and technical assistance, and how we do our work at Santanoni and at the two fire towers we manage with friends groups. And, with so much economic uncertainty, we've worried much more than ever about our financial health.

But there's also a lot of good news this year and many things to celebrate. Some of these are tangible accomplishments, highlighted in this *Year in Review*, but other reasons to celebrate are more nuanced – the way our staff rose to meet the challenges of this pandemic year with great agility and creativity or the way we've refocused our programming to meet the particular moment we're in, one that demands much great attention to creating harmony and civility, solving both small and existential problems, and not shying away from asking and addressing difficult questions.

The other good news, at least anecdotally, is that it seems we are increasingly realizing what is truly important to us – our health, our families and friends, our economic security, and the vitality and sustainability of our communities and, in many of these arenas, AARCH has a lot to offer. The buildings, neighborhoods, and communities that we love and seek to preserve *are* the places where so much of our social, economic, and intimate lives happen and the quality of these places and spaces makes our gatherings and interactions richer and more meaningful. They are also what attract visitors, make us feel proud, reinforce our identity, and bring beauty and connection into our everyday lives. The pandemic may have made getting together more difficult but it also made us treasure these riches more deeply. After all, communities, like our woods and lakes and mountains, are restorative places, too.

Creativity and Adaptability

2020 began like most other recent years, as we planned a full summer and fall season of tours workshops, lectures, and special events; traveled to Malone, Schuyler Falls, Hague, and Paul Smiths to complete National Register and survey work; recruited summer staff for Camp Santanoni; looked for AARCH preservation award candidates, and juggled dozens of other projects and activities. Then COVID swept over the country and threw everything into disarray, forcing the staff to work from home and putting so many of our plans on hold. Then, like so many families, businesses, nonprofits, and municipalities, we adapted and created new ways of doing our work.

The first big change was to our far-ranging tour program, which typically has 35-40 events each year. We reduced the number of outings we offered to those taking place mostly outside, limited the number of people on an outing, moved the remaining outings to later in the season, and adopted protocols that met the state's standards for such adventures. By the time we offered the first of these in July, most people were really good about adhering the safety standards and were delighted to get out and explore the region in a safe and responsible way. We deeply appreciate that so many of our members trusted us to provide safe and exceptional experiences.

Many museums and educational organizations took their programming online and we did this as well. Thanks to some very generous funding from Humanities New York, we were able to acquire some video equipment and editing software and make our first forays into video production, as a way of exploring the places and stories we already know so well and bringing them not only to our members but to a wider audience, as well. Through this medium, we'll take you to see historic bridges, Great Camps, industrial communities, and see the masonry work of Isaac Johnson, to name a few.

We also beefed up our website and social media content and communications. The series, *Hometown Adventures*, encouraged people to explore their own communities through walking tour guides and other means. *Oscar's Observations* taught people how to research an historic building, repair eaves and siding, make traditional lattice, prevent fires, and paint a building. We also promoted the publication of a new edition of *Great Camps of the Adirondacks*, co-hosted an online historic preservation tax credit workshop, and added articles to our blog, *The AARCHer*.

Meeting the Moment

We all live and work within a bigger regional, national, and global context and, this year, the social and economic impacts of the pandemic, our long overdue reckoning around race, and the climate change crisis all weighed heavily upon us here. Sometimes these matters touch us in very direct ways – was a family member sickened by COVID or did a friend experience racism at work? But more often it may seem at a greater distance but most of us are increasingly asking what are we going to do about it and how can we bring greater awareness, learning, compassion, action, and change to bear?

So when we looked at our work through the lens of energy and climate issues, we then developed a series of programs drawing attention to how renewable energy is made in Adirondacks, we coined the term "*Embedawatt*" to represent the

value of embodied energy in existing buildings, and in *The 100 Mile House* we repeatedly made the case that an existing building may just be the greenest building of all.

When we looked at how our work intersects with race and the experiences of underrepresented people, we developed a series of programs highlighting the lives and stories of regional Native Americans, of African Americans seeking freedom and opportunity in the North Country, and of a turn-of-the-century underground railroad that Chinese immigrants followed into the United States, often with time in local jails.

At Santanoni, we did tours that focused on the people who ran the farm and did the laundry. On a tour of Hudson Falls, we delighted in seeing the inspiring revitalization and restoration work being done in the downtown but also explored a little of how and where the poor and employed lived in this community, too. All of this means looking beyond the best and the beautiful, extending our curiosity and attention to the less visible, and asking some tougher questions about where we live and who we are. All of this can only make us and our communities better.

Forging Ahead with Big Community Projects

One of the qualities that is baked into our organizational culture is the ability to take on big challenges with the patience and persistence needed to see them through, sometimes over many years. The arc from neglect to hope and success at Camp Santanoni took a decade. The fight to save a handful of threatened fire towers was at least as long. And the longest arc, to create or instill an historic preservation ethic in the fabric of the region *is* taking shape, but remains ongoing. In 2020, we saw two of our big projects, long on the drawing boards, finally get off the ground.

The first is to create a new public waterfront park along the Ausable River in Keeseville. This is not historic preservation in the most typical sense but the project is all about community revitalization in that it will remove a blighted asbestos-ridden building from the landscape, "re-green" a section of the Ausable River, create a new recreational amenity for the community and visitors, and make the redevelopment of our 1849 Stone Mill much more attractive and likely.

This $550,000 project had some substantial environmental and regulatory hurdles, has funding from three different state agencies and four private foundations, and had already taken years just to get to taking the first steps. So it was with great nervousness and delight that the first phase of the work, the demolition of a collapsing 1954 mill building finally took place this fall. We expect the park to be completed in 2021, at which time it will be turned over to our partner, the Town of Ausable.

In 2018, AARCH received one of only eight building restoration grants awarded by the National Park Service's *Save America's Treasures* program – a $370,000 grant to undertake the largest restoration project ever at Camp Santanoni. The Town of Newcomb quickly followed by committing $120,000 to the project but it took two full years to secure the $250,000 in matching funds from New York State. Now that this is in hand, we were able to take the first real step forward by hiring Crawford & Stearns, Architects to do architectural planning work over the winter, in anticipation of doing the project in the summer and fall of 2021.

This work on the Main Lodge will include log repair and replacement, stone masonry repairs, foundation work, and new roofing for the lodge's 18,000 square foot roof.

More than anything else, these projects demonstrate AARCH's willingness and ability to imagine, plan, and undertake big things. The park project happened to be in our back yard and the work at Santanoni grows out of decades of involvement there but such things are also possible with AARCH's help in every Adirondack community, with the right combination of vision, collaboration, and community support.

A Change in Leadership

This was also the year in which we've started to plan for my retirement in 2021. I have had the great pleasure of being AARCH's executive director since 1994 and the past 26 years have been incredibly rich and rewarding. I am one of those truly lucky people who is genuinely excited to get up every morning and go to work because I get to collaborate with our marvelous staff, I have the joy of working with great people all over this beautiful region, and every day is filled with some combination of discovery, connection, and accomplishment.

Now, at 67, with great pride in all that we have done together and with a full and happy heart, it is time to hand over the reins to a new executive director, who will hopefully shape the direction of AARCH for decades to come. This will happen at a great time - AARCH is an effective and healthy organization, our staff is second to none, our plate is full, our board of directors is increasingly engaged, and there's lots of exciting challenges and opportunities ahead. The search for a new director will begin in January with the expectation of their starting on or about September 1. I will then work with the new director and our board through the end of the year to make this transition just as smooth and successful as possible.

Over the next ten months you will be hearing more from me as I reflect on my time at AARCH and on all our good work. There will also be lots of opportunities to say "thank you" but let me start by saying how deeply grateful I am to the thousands of people, hundreds of organizations and municipalities, and myriad of experiences that have made my work life so rich and the accomplishments of AARCH so many.

All these changes – adapting to the pandemic year, responding to larger social issues, forging ahead with big projects, going through a leadership transition – all indicate just how resilient and extraordinary AARCH is. I hope that we can count on your support this year through our 2020 annual appeal and in the exciting year ahead.

Steven

Steven's Favorite AARCH Highlights

So many years, so many joys and accomplishments but here a few of the things I'm most proud of:

- ***1991-2020**: AARCH offers an extraordinary series of **educational programs**, totaling more than 820 tours and workshops and nearly 500 lectures all across the region.*

- *1997-2015: **Michael Frenette** is master builder in residence at Camp Santanoni and restores many of the camp's most important buildings.*

- ***2000: Camp Santanoni** is designated as a National Historic Landmark, a Unit Management Plan is adopted, and "Camp Santanoni: From Japanese Temple to Life at an Adirondack Great Camp" is published.*

- ***2001:** The "Fire Observation Stations of the NYS Forest Preserve" National Register nomination paves the way for saving many of the region's **fire towers.***

- ***2006:** The **Bow Bridge** in Hadley is rehabilitated and reopened, thanks to a $1.2 million grant secured by AARCH.*
- ***2007:** AARCH plays a big role in saving "The Closet" - the segregated cabin built for Fulton Fryar at the Seagle Music Colony.*
- ***2014:** The **Old Stone Barracks** in Plattsburgh is saved from an inappropriate development plan and is restored as the home of the Valcour Brewing Company.*
- ***2015:** AARCH is awarded the **Trustee's Award for Organizational Excellence** by the National Trust for Historic Preservation.*
- ***2017:** Five years in the making, AARCH publishes **"A Guide to Architecture in the Adirondacks"** by Richard Longstreth.*

A New Waterfront Park for Keeseville

We would understand it if some people might wonder why AARCH, an *historic preservation* organization, is creating a new public park in Keeseville. What, after all, does this have to do with the preservation of historic buildings? This question invites a conversation about what historic preservation is and, simply put, it is *not* just about the preservation of buildings; it is about preserving and enhancing all physical aspects of a community and their relationship to recreation, education, commerce, transportation, family, and other aspects of community life.

So several years ago we saw an opportunity right in our backyard, where there was a two-acre property on which a vacant 1954 former factory building was rapidly deteriorating. Thanks to some funding from the NewYork state's *Local Waterfront Revitalization Program*, through our partner the Town of Ausable, we were able to hire Elan Design and Landscape Architecture to prepare conceptual plans for transforming this property into a waterfront park. Once completed, this would remove a blighted asbestos-ridden building from the landscape, create a new recreational amenity, "re-green" a section of the Ausable River, and make the redevelopment of our 1849 Stone Mill much more attractive and likely.

The planning work gave us the confidence to acquire the property and led to two other state grants and private funding from the George & Shirley Moore Foundation, the Generous Acts Fund and the Nancy Johnson Memorial Fund at the Adirondack Foundation, and the Cloudsplitter Foundation. Including in-kind support from the Town of Ausable, this is a $550,000 project.

In the fall of 2020, the first phase of work, the demolition of the building and abatement of 30,000 square feet of asbestos, was completed by JEDA Environmental. Over the coming winter, Elan will undertake the final design work with the expectation of creating the park in 2021. Once the project is completed, it will be given to the Town of Ausable to own and manage. AARCH will retain a small portion of the original property to add to the Stone Mill parcel.

***AARCH's Special Projects**. AARCH has never shied away from taking on large, often complicated projects, when the situation was dire or the vision was compelling, when the right partnerships were possible, and where there was at least some chance of success. Here's two good examples of our willingness to wade into deeper waters. In the 1990s, when state policy called for the removal of most fire towers in the Adirondacks, AARCH took up the fight to successfully change state policy and six different fire tower friends organizations have since operated under our nonprofit auspices. In 2010, when the Old Stone Barracks in Plattsburgh was endangered by an ill-conceived development plan, AARCH and others formed the Friends of the Old Stone Barracks to acquire the property and quickly find a preservation-minded owner. This is now home to the Valcour Brewing Company and is a restaurant, inn, and events space.*

In my first year as AARCH's Preservation Services Director, I have had the great pleasure of seeing parts of the Adirondacks that were new to me, getting to know so many new buildings and communities, and meeting so many great people with passion for the place they live and the buildings in their stewardship.

Helping grassroots preservation projects succeed is at the core of our mission and, for nearly 30 years, we have given our time and expertise to individuals and communities all across the region as they tackle their own work in creative and inspiring ways.

The following section describes some of the exciting projects we have been involved with this year and over the past several decades.

Christine Bush

National Register of Historic Places

For more than 20 years, AARCH staff has prepared National Register of Historic Places nominations and undertaken cultural resource surveys throughout the Adirondack region. AARCH prepares National Register nominations for hire and provides guidance and support to others writing their own nominations. Listing on the National Register of Historic Places elevates the stature of historic properties and allows owners to seek grant funding and take advantage of state and federal tax credit programs to help fund preservation work.

This has been an exciting year, in which we completed more National Register nominations than in any other previous year. These projects, from all over the region, included the William L. Coulter-designed St. Regis Presbyterian Church near Paul Smiths, Echo Farm in Essex, the Keene Valley Country Club, and the Hague Baptist Church.

The North-Sprague House was recently listed on the New York State Register of Historic Places

"Thanks to the partnering of our NYS Historic Tax Credit and Federal Historic Tax Credit, New York State has led the country in Historic Tax Credit investment for several years in a row. From 2014-2018, over 65,000 jobs were created thanks to the Historic Tax Credit. We have seen first-hand the positive impact of these credits throughout New York State, from rural villages to large urban centers."
The Preservation League of New York State

Our biggest National Register project was to create a large downtown commercial historic district in Malone, which should go before the State Historic Preservation Review Board in December for approval. This district will include about one hundred 19th and early-20th century commercial, civic, and religious buildings in the heart of the village. Completed for the Malone Chamber of Commerce with support from the Malone Revitalization Foundation, this work is funded by a *Preserve New York* grant from the Preservation League of New York State. It is part of a larger effort to revitalize Malone's downtown.

The St. Regis Presbyterian Church in Paul Smiths was recently listed on the NYS Register of Historic Places

Once the district is created, the opportunity there is for building owners to take advantage of state and federal historic preservation tax incentives and grants. Municipalities and nonprofits (including churches) may apply for grant funds, including from the Environmental Protection Fund and Sacred Sites Fund. Private residential and commercial building owners can take advantage of two very generous tax credit programs that have the net effect of reimbursing the owner for up to 40% of a project's cost. Data has shown these projects not only benefit property owners, but also provide broader economic benefits to communities and create jobs.

Using these tax credits will be even more important as we struggle to confront the economic impact of the pandemic. We are excited that so much of the village of Malone will soon be eligible to take advantage of these incentives.

The *Preserve New York* grant program also funded a "reconnaissance level cultural resources survey" for the entire Town of Schuyler Falls (Clinton County) and this work commenced in 2020. This survey will provide the underpinnings for future National Register work in the town.

We are also cultivating new National Register nominations for a village of Croghan historic district, the Pack Forest Lodge in Warrensburg, a gristmill in Schuyler Falls, the Graves Mansion in Ausable Forks, Camp Veery, and a large residential historic district in Malone.

Looking back at a 1994 AARCH newsletter, a listing of all the National Register of Historic Properties within the Adirondack Park showed that there were only 64 individual listings and 13 historic districts at that time. Today, that list has grown to 310 individual listings and 19 districts and we are proud to have been directly and indirectly involved in many of these nominations.

It is also noteworthy that the properties now listed on the National Register include a broader representation of communities and diversity of building types than in 1994. Understandably, early listings included a series of Great Camps and 18th century forts but today the region's diverse architectural heritage is also recognized in the listing of fire towers, industrial buildings, homesteads, farms, and vernacular neighborhoods.

We will continue to cultivate and encourage even more National Register listings, especially in parts of the region where there are significant resources, but very few listings. Every town has special places, which should be so recognized.

Technical Assistance

One of the other ways AARCH works with property owners and communities is by providing a wide array of technical assistance. This work can take many forms from a simple phone conversation to in-depth research and site investigation. Whether a question on paint color, grant opportunities, condition assessments and documentation, contractor referrals, National Register work, hosting tax credit workshops or just about any topic related to buildings and preservation, AARCH can help.

Some of our technical assistance projects this year included:

- Clinton County Historical Association— a design for a new entry
- Adaptive reuse strategies for a Plattsburgh Bank
- Conditions assessment of a camp on Tupper Lake
- Assessment of an historic barn in Keene and the Graves Mansion in AuSable Forks
- Help with rehabilitation planning for Whitcomb's Garage in Whallonsburg
- Turner Grist Mill in Schuyler Falls
- An 1830s House in Essex

If you have an issue or project in your community that could benefit from this kind of assistance, please contact Christine Bush, Preservation Services Director, at christine@aarch.org.

30 Years of Technical Assistance Work

We typically service more than 50 technical assistance requests each year. Just a few examples include: providing useful information to encourage the preservation of the Hemmer Cottage in Old Forge, the fire-damaged Harmon-Rockwell cottage in Lake Luzerne, and Sacandaga Station in Northville; assisting with National Register nominations for the Peru Community Church and the Brighton Town Hall; and helping with obtaining funding for preservation projects for the Whiteface Memorial Highway and the Upper Bridge in Keeseville. *In the last 30 years AARCH has offered technical assistance to about 1,500 property owners.*

National Register and Technical Assistance Work

National Register Nominations

For more than 20 years the AARCH staff has prepared National Register of Historic Places nominations. Our work takes all across the region. Some completed projects include:

- Childwold Presbyterian Church
- Whiteface Veteran's Memorial Highway
- Wellscroft Lodge (Upper Jay)
- Wells Memorial Library (Upper Jay)
- Essex County Fairgrounds (Westport)
- St. Williams on Long Point (Raquette Lake)
- Flat Rock Camp (Willsboro)
- Knollwood (Wanakena)
- Heyworth-Mason Building (Peru)
- Debar Pond Lodge (Duane)
- Town of Willsboro Reconnaissance Survey
- Crown Point historic district
- Saranac Lake (Helen Hill) historic district
- Saranac Lake (Berkeley Square) district
- Lyons Road Schoolhouse (Peru)
- Malone Downtown historic district
- Keene Valley Country Club
- Hague Baptist Church
- Echo Farm (Essex)
- Gooley Club
- Northbrook Lodge
- The Hedges
- The Uplands
- Hurricane Mountain Fire Tower
- St. Regis Presbyterian Church
- Lake Champlain Bridge

Reflections on AARCH's 2020 Program Season

As a public historian, I routinely look to the past for answers to questions we ask ourselves today because the past has so many lessons, teachable successes, some train wrecks, and everything in-between. And when I look to the past from our present moment of historic change, into AARCH's past, I see a future of great promise. To find and share the substance of what makes us who we are, we continually look to the stories and structures that witness history here in the Adirondacks.

2020 has been a year when the past has flooded our present. We looked to the period just after the First World War to understand and chart a course for living day-to-day through, and eventually defeating, a global pandemic. We looked to the history of the long Civil Rights movement to both celebrate the achievements of African Americans and Native Americans and to confront centuries of racism in New York and beyond. We looked at the lives of people built the Great Camps and served the wealthy families who owned them, work that was critical to making the enjoyment of these camps possible. Through exploring these collective, lived experiences, we are forced to weigh the good and the bad and the places in-between to better understand who we are and where we came from.

In AARCH's educational programming, the past serves as our constant guide for understanding the Adirondack region's tangible and intangible heritage, architecture, landscapes, and its historic buildings – the ingenuity of their construction, the embedded energy they conserve, the stories they tell, and the lessons they teach us. This is a region defined by change, both natural and human, and this is something we continuously strive to both understand and highlight in our educational work.

In our 30th year as an organization, public education still is at the center of so much of our work. Through exploring places, their stories and history, their communities, and the heartbeat of those communities, we continue to learn how the past informs the present here. AARCH's earliest educational outings –including to Camp Santanoni, Saranac Lake's Cure Cottages, historic bridges along the Ausable River, and downtown Ticonderoga–laid the groundwork for the numerous themes, places, communities, historic camps, roadside architecture, industrial sites, and beyond that we came to explore alongside phenomenal local guides, hosts, experts, storytellers, friends, and partners.

Hosting many of these outing for the last three decades has illustrated how the past and present collide and chart a course for the future. Camp Santanoni continually welcomes visitors from all over the world, and AARCH's summer interns skillfully interpret and keep alive the stories we first started sharing all

those years ago. This public attention has led to greater investment by the state and others into the camp's future. In Saranac Lake, our early educational collaborations with Historic Saranac Lake, has led to HSL's creating a first-class museum, with another one on the way. Our attention to the dozen unique historic bridges over the Ausable River has led to some additional public investment in the Jay Covered Bridge, Stone Arch Bridge, and 1934 steel arch span over Ausable Chasm. Our outings have drawn public attention, enthusiasm, and investment to historic properties in dozens of communities, including Corinth, Crown Point, Old Forge, and Blue Mountain Lake. We love seeing how many communities, seeing the interest we generate in historic architecture, have developed their programming and revitalization groups.

2020 was a year filled with challenges; from a slew of COVID-related cancellations to changing every aspect of how we deliver in-person and virtual educational experiences. But it also brought us something else – *courage*. We decided early on that we wanted to bring you the experiences you know, love, and expect from AARCH. The 15 or so physical outings we *did* hold were among the most inspiring, timely, and powerful given where we are in 2020. Many of you trusted us to safely deliver these outings, and we took this very seriously.

This summer, we explored two historic hydroelectric plants for the first time, learning about the depth, challenges, and fascinating architecture of the ample, renewable hydroelectric opportunities Adirondack waters provide.

A visit to the historic city of Hudson Falls illustrated much about the importance of preserving a sense of place and highlighted the vibrant rehabilitation opportunities embedded in historic infrastructure with character and good "bones." We paddled the calm, misty waters of Low's Lake, where a pioneering industrial settlement once flourished but now is barely discernable within this popular paddling area.

Lastly, a devoted group joined us for a trek across an historic camp for "boys and girls" at Forest Lake, and a fascinating examination of an architecturally rich 1930s forestry education property at Pack Demonstration Forest. My own ongoing research into the Adirondack region's three underground railroads offers some promise in the form of a virtual outing that asks us to consider questions about race, citizenship, and immigration that are embedded in the North Country's infrastructure.

Taken together, AARCH experiences seek to interpret and share the DNA of the Adirondack region. Our collective history, story, sites, buildings, trees, lakes, forests, and landscapes define our past, present, and even in the face of so much change, our *shared* future. As we celebrate our 30th year, we appreciate your support of our educational programs and your trust in us to be an articulate voice for architecture, history, and communities all across this region. Learning from and appreciating our past informs a happier, healthier, and shared future.

Nolan

Thank you to everyone who joined us, participated, and made our smaller, albeit more intimate, tours this year the rejuvenative and exciting experiences that they turned out to be. I hope we will be able meet again soon in our best health.

Our AARCH Preservation Awards *annually recognize exemplary historic preservation work throughout the region. We honor examples of sensitive restoration, adaptive reuse, community revitalization, and long-term stewardship. Our 2020 recipients represent the wide range of projects, places, and people who are helping to preserve and enhance the unique heritage and built environment of the Adirondacks.*

Greenwich School District No. 11

Jill and Richard Tefft
Town of Greenwich, Washington County

Greenwich School District No. 11 was built in 1850 and remained in service as a school until the mid 1940s when schools were centralized. The schoolhouse sat untouched and with the same owner from the mid 1940s until 2017 when Jill and Richard Tefft, a father- daughter team, purchased it. The driving factor behind their purchase was that Jill Tefft's grandfather (Richard's father) had attended the schoolhouse as a boy in the 1940s. They later discovered that Jill's great-grandmother Martha Dewey Tefft had also attended the school.

When purchased, the schoolhouse was one of the few remaining in the area that wasn't converted into a single family home (and significantly modified) or completely disintegrated. The Teffts purchased the property with the goal of utilizing the historic tax credit for commercial properties to rehabilitate the schoolhouse into a one-bedroom, one-bathroom vacation rental.

From fall of 2017 until the spring of 2019, the Teffts worked on stabilizing the building to prevent further decay, planning the rehab project, obtaining building and septic permits, submitting the appropriate paperwork to the State Historic Preservation Office (SHPO) and the National Register, and securing a loan. In April 2019, the loan was approved and the Teffts spent a year rehabilitating the schoolhouse.

The schoolhouse is a one room brick structure with a historic wooden addition, and measures 760 square feet. It features a slate roof, nine original windows in the main room with twelve over eight sashes, original pine floor, and five chalkboards.

When the rehab project began, there was a large hole in the roof where the chimney had fallen in and a hole in the floor underneath. Many of the window sashes were in disrepair, and there was no well or septic. The largest challenge was that the west gable wall had cracked and begun to tip in, requiring extensive repairs.

During the course of the rehabilitation work, a traditional well and septic system were added. The slate roof was repaired by adding snow slides and repurposing the slates to patch the 6' X 6' hole in the roof. The brick mason took down 28 courses of bricks, palletized, and reinstalled them and repainted additional bricks as need. All nine windows in the main schoolroom date at least to 1850. These sashes were saved except one (a period replacement was sourced locally). In the historic addition, two of the windows were so far deteriorated they were deemed unsalvageable. Two new period appropriate windows were custom made by a carpenter in New Hampshire. New southern yellow pine floor boards were milled by Northern Hardwood in Lake George to exactly match the original floor. The floorplan remains the same in the brick structure (one open room). Partition walls were removed in the historic addition and new walls were framed to create one bedroom and one bathroom. The walls were framed, insulated, and sheet-rocked.

In March of 2020, the rehab project was complete and Greenwich School District No 11 became available for rent on Airbnb under its new nickname "Gramp's Old School."

OLD ELM
Bruce and Darcey Hale
Town of Willsboro, Essex County

Old Elm is one of three building complexes owned and restored by Bruce and Darcey Hale over the past two decades. These properties —Cedar Lodge, Scragwood and Old Elm—are all associated with the Clark family's long history here as farmers, dairymen, quarrymen, boatbuilders, and entrepreneurs.

Old Elm was built in 1841 and is a handsome two–story structure built of locally-quarried bluestone with several wood - framed additions. In 1998, when Bruce and Darcey Hale purchased Old Elm it had deteriorated significantly because standing water in the cellar caused extensive interior deterioration, including collapsed floors and crumbling stone mortar. The first step was to install sump pumps to remove the water in the cellar, to install steel posts to support dry-rotted floor joists, board up broken windows, and have the stone house repointed with lime mortar.

While the original stone portion of the dwelling had suffered from decades of neglect, the masonry walls remained remarkably sound. But the its wood-framed additions to the side and rear was in perilous condition and were eventually removed and replicated anew. In March 2017, the Hales began a ten-month project to restore the building and make it their full-time home.

When done well and done right, historic preservation is almost invisible. When the casual passerby sees Old Elm, it may seem like it's always been that way, so good was the Hale's and their contractor's attention to detail and quality. What is harder to see is just how extensive the work was to restore the building and to insert twenty-first century comforts. Everything was touched—structural and mechanical systems, walls and ceilings, floors refinished, and windows and doors restored. On the footprint of the deteriorated rear wing, their son, architect Mark Hall, designed a new wing which they describe as the "engine" of the house, as it contains the new kitchen and living areas so central to their enjoyment of the house.

Today the nearly 180-year-old former Clark family homestead, as restored by Bryce and Darcey Hale, stands as an example of how sensitive preservation, when undertaken with care and respect for what has survived over time, can endow renewed life for yet another century.

Top: Dining Room— before and after. Below: parlor

The Hague Baptist Church
Town of Hague, Warren County

In the summer of 2017, the steeple of the 1912 Hague Baptist Church began to collapse because of chronic water infiltration into the masonry and the wood framing of the structure. A masonry contractor and engineer both conducted assessments of the steeple and determined that immediate intervention was needed to secure the steeple from further collapse. This involved removing a portion of the steeple and quickly making plans for its preservation.

The church began a fundraising campaign and was able to raise $40,000. With AARCH's assistance, a successful *Sacred Sites Fund* grant application to the New York Landmarks Conservancy resulted in a $25,000 grant to the church. AARCH also wrote a National Register nomination for the church and rectory, a pre-requisite for the funding.

With the monies raised through additional fundraising and the *Sacred Sites Grant,* the church hired LaBarge Masonry to repair and reconstruct the steeple and the belfry. This involved further dismantling and rebuilding the stone masonry, repairing the steeple's wooden framing, and preventing water infiltration through new roofing and flashing. This exemplary project makes the continued community use of the church possible.

The Fire Departments that Saved White Pine Camp
Town of Brighton, Franklin County

On June 6th, a terrible fire engulfed the historic White Pine Camp. Thanks to the extraordinary efforts of the eight fire departments that responded , the fire was contained to a cluster of buildings in what was the former service complex, sparing the Main Lodge, lakeside cabins, boathouses, other buildings, and the camp's distinctive landscapes. Given the proximity of these wooden buildings to each other and the camp's wooded landscape, it is wholly due to the efforts of these fire departments that the camp was saved from much greater damage and destruction.

One might not think of fire department as preservationists, but fire departments all over the region and the volunteers that staff them are in the business of saving life and property and, quite often, what they save and protect are the historic buildings that are our homes, businesses, and civic buildings.

With this award we honored eight fire departments —the Paul Smiths/Gabriels Fire Department, Owls Head Mountain-View Fire Department, Duane Fire Department, St. Regis Fire Department, Tupper Lake Fire Department, Bloomingdale Fire Department, Saranac Lake Fire Department, and Lake Placid Fire Department.

The awards were presented at a special ceremony held at White Pine Camp on September 19.

Since 1996, AARCH has presented awards to over 145 organizations, businesses, and individuals for their sensitive restoration, rehabilitation and adaptive reuse, or long-term stewardship of historic structures. Our 2000 awardees are shown here at the awards celebration at Silver Bay.

A Banner Year at Camp Santanoni

Despite some initial pandemic-related uncertainty about how we would staff and manage Camp Santanoni, we had another great year there. After developing a *COVID Reopening Safety Plan* for the site, we were able to hire and train staff, open it fully to visitors, undertake a handful of conservation and interpretive projects, and continue with our big restoration project plans.

We had four terrific staff people this summer. **Gabi Perlman, Wilkes Jordon, and Theresa Moriarty**, all returned for their second summer as camp staff and they were joined by **Collin Wolf**. They interpreted the camp to thousands of visitors, did window and door restoration, screened the gazebo, documented and dismantled the severely deteriorated woodshed at the Farm Manager's Cottage, installed small galleries of historical photos at both the main camp and the farm; created a new welcome and information area, repaired and painted the porch of the Herdsman's Cottage, and did reconstruction drawings for the missing porch at the West Cottage.

But the biggest news of the year is that we are finally able to move ahead with the largest restoration project ever to be undertaken at Santanoni. Thanks to a $370,000 grant to AARCH from the National Park Service's *Save America's Treasures* program and equal matching funds from New York State and the Town of Newcomb, this fall we hired Crawford & Stearns, Architects to do architectural planning work over the winter, in anticipation of completing the project over the summer and fall of 2021. This work on the Main Lodge will include log repair and replacement, stone masonry repairs, foundation work, and new roofing for the lodge's 18,000 square foot roof.

We are thankful to our partners, the New York State Department of Environmental Conservation for its encouragement and support and, in particular, to Chuck Vandrie, with whom we've worked for more than 20 years at Santanoni. We are also deeply appreciative for the financial generosity of the Town of Newcomb and the leadership of Supervisor Robin Deloria and Deputy Supervisor Wester Miga. We also could not have come so far without the exceptional volunteer work of architect Chuck Higgerson, who navigated us through the complex request for proposals process that led to the selection of our consultants.

We're also making progress with our goal to rebuild the farm barn that was lost to fire in 2005. This year, Easton Architects, under contract with NYSDEC, completed a draft of a *Barn Reconstruction Feasibility Study & Action Plan* which explores the costs, uses, and other practical aspects of reconstructing this vitally important structure on the property. This study will guide planning and fundraising for this project, if and when it occurs.

A Look Back at 30 Years at Camp Santanoni. *One of the issues around which AARCH was founded in 1990 was the preservation of Camp Santanoni. At the time, Santanoni had been neglected for nearly 20 years by New York State, was in dire condition, and no plan or vision existed for its restoration and public use. In partnership with the Town of Newcomb, AARCH took up the cause of Santanoni's preservation and, in 2000, we celebrated its designation as a National Historic Landmark and the adoption of a management plan for its preservation and public use.*

Since then, AARCH has been the primary driver for most of the planning, conservation, and interpretive work there. This has included developing a site-wide conservation plans for Santanoni's historic buildings, undertaking nearly $3 million in conservation work on all of the camp's 18 remaining buildings, and staffing the camp for 30 summers so that hundreds of thousands of people could better enjoy this Adirondack treasure.

In 2015, AARCH. NYSDEC, and the Town of Newcomb received a New York State Historic Preservation Award from the New York State Office of Parks, Recreation, and Historic Preservation for our collaborative efforts to "rescue, preserve, and interpret one of the grandest Adirondack Great Camps."

Sigourney Weaver loves AARCH and Camp Santanoni !

The Pruyn Family and friends at Camp Santanoni

"We spent a fascinating day with AARCH at Big Moose Lake, visiting its rustic chapel and cheerful lodges. It was a real behind the scenes look at this special community with its unique architecture and history. Steven Engelhart was our gracious and knowledgeable guide and at every stop we had a warm welcome. It was truly a highlight of summer 2020."

Sigourney Weaver

Sigourney Weaver and friends at Camp Santanoni in 2019

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A World of AARCH exists online, join us there.

PRESERVING THE ARCHITECTURE AND COMMUNITIES OF THE ADIRONDACKS THROUGH EDUCATION, ACTION AND ADVOCACY

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30 years ago, a small group of concerned individuals came together to save Camp Santanoni and begin AARCH's broad and effective work across the region. We ended that first year with 150 members.

Today, over a 1,500 people—people just like you— are AARCH members. You come from all corners of the Adirondack Park, four countries, and 38 states!

Everything we do — advocacy, education, and preservation — is supported primarily by your donations to our Annual Appeal and through membership contributions. ***Thank you for your continued support.***

JOIN online at **www.aarch.org**

The mission of Humanities New York is to strengthen civil society and the bonds of community, using the humanities to foster engaged inquiry and dialogue around social and cultural concerns.

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