



# Division for Historic Preservation

Senate Committee on  
Institutions

March 22, 2017

Laura V. Trieschmann, State  
Historic Preservation Officer

## Major Maintenance for State-owned Historic Sites

Capital Budget Allocation:  
\$400,000 for FY2016-2017 (\$200,000 annually)

### Conditions Assessments and Special Assessments

- **Completed 2016:**

- Chimney Point State Historic Site
- President Calvin Coolidge State Historic Site
- Senator Justin Morrill State Historic Site
- Kent Tavern
- Old Constitution House
- Theron Boyd House

- **Pending 2017:**

- Hubbardton Battlefield State Historic Site
- Mount Independence State Historic Site
- President Calvin Coolidge State Historic Site  
(remaining)
- President Chester A. Arthur State Historic Site
- Forest Dale Ironworks
- New Haven Depot
- Bennington Monument
- Eureka Schoolhouse





Historic Sites Major Maintenance For FY2016			
Site	Project	Actual Cost	Balance
			<b>\$ 198,993.10</b>
Chester Arthur/House	Paint/exterior	\$ 7,875.00	\$ 191,118.10
Chester Arthur/House	Replicate & install/rotted sills (3)	\$ 2,463.46	\$ 188,654.64
Chester Arthur/Church	Window Conditions Assessment	\$ 450.00	\$ 188,204.64
Bennington Monument	Elevator heat pump & related expenses	\$ 4,000.00	\$ 184,204.64
Bennington Monument	Install/new lighting	\$ 1,011.00	\$ 183,193.64
Theron Boyd House	Construct/new doors for carriage bays (3)	\$ 5,763.07	\$ 177,430.57
Coolidge/Grounds	Manhole covers	\$ 4,750.00	\$ 172,680.57
Coolidge/Grounds	Emergency tree maintenance	\$ 2,180.00	\$ 170,500.57
Coolidge/Collidge Hall	Repair/reglaze windows	\$ 4,300.00	\$ 166,200.57
Coolidge/Cilley Store	Replace/repair porch deck & steps	\$ 11,096.60	\$ 155,103.97
Coolidge/Homestead	Electrical upgrades	\$ 4,172.64	\$ 150,931.33
Coolidge/Johnson House	Replace water pump	\$ 2,907.01	\$ 148,024.32
Coolidge/Johnson House	Replace/restore windows	\$ 25,000.00	\$ 123,024.32
Coolidge/Museum & Ed. Center	Purchase/install new water heater	\$ 6,247.00	\$ 116,777.32
Coolidge/Wilder House	Paint/exterior	\$ 16,500.00	\$ 100,277.32
Forestdale Ironworks	Replace/roof	\$ 19,800.00	\$ 80,477.32
Hubbardton/Museum	Repair/wind damage to roof	\$ 165.00	\$ 80,312.32
Hubbardton/Ruth Paul House	Replace Boiler	\$ 5,000.00	\$ 75,312.32
Hubbardton/Ruth Paul House	Repair/Roof	\$ 4,160.00	\$ 71,152.32
Hubbardton/Ruth Paul House	Water system repairs/maintenance	\$ 575.59	\$ 70,576.73
Hubbardton/Ruth Paul House	Grading, seeding & mulching	\$ 440.29	\$ 70,136.44
Justin Morrill/Grounds	Add gravel & regrade drive	\$ 1,443.00	\$ 68,693.44
Justin Morrill/Grounds	Construct/new covers for historic wells (2)	\$ 500.00	\$ 68,193.44
Justin Morrill/Grounds	Repair of South Gate	\$ 2,506.00	\$ 65,687.44
Justin Morrill/Hothouse foundation	Demolish (to grade) & fill	\$ 7,730.00	\$ 57,957.44
Justin Morrill/House & outbuildings	Repairs, restoration & general carpentry	\$ 10,185.70	\$ 47,771.74
Justin Morrill/House & outbuildings	Exterior paint touch-up	\$ 3,140.00	\$ 44,631.74
Kent Tavern	Replace/propane tank	\$ 4,700.00	\$ 39,931.74
Kent Tavern	Replace/furnace	\$ 238.00	\$ 39,693.74
Mt. Independence/Bishops Cabin	Asbestos & lead testing	\$ 625.55	\$ 39,068.19
Mt. Independence/Grounds	Removal of fallen and dead trees	\$ 2,325.00	\$ 36,743.19
Mt. Independence/Grounds	Trimming of deadwood over trails	\$ 2,700.00	\$ 34,043.19
Mt. Independence/Visitor Center	HVAC upgrades	\$ 5,277.78	\$ 28,765.41
Mt. Independence/Visitor Center	Repair/Front Door	\$ 1,017.00	\$ 27,748.41
All Sites Mechanical Maintenance	Elevator heat pump & related expenses	\$ 18,500.00	\$ 9,248.41
	<b>Totals</b>	<b>\$ 189,744.69</b>	<b>\$ 9,248.41</b>

# FY2016 Major Maintenance Efforts

President Calvin Coolidge State Historic Site: Reconstruction of Cilley Store Stairs



# Restoration of the Summer White House Windows



# President Chester A. Arthur State Historic Site: Painting and Emergency Sill Restoration



**Historic Sites  
Major Maintenance Priorities  
FY2017 Funds**

Site	Project	Budgeted Cost
Chester Arthur/House	Repair/repoint chimney	\$ 3,000.00
Chimney Point/Garage	Sill work & misc. repairs	\$ 30,000.00
Coolidge/Cilley Store	Chimney repairs	\$ 3,000.00
Coolidge/Birthplace	Address accessibility issues	\$ 15,430.00
Coolidge/Homestead	Structural assessment foundation walls	\$ 5,000.00
Coolidge/Homestead	Address drainage issue/front porch	\$ 4,500.00
Coolidge/Homestead	Repair front porch	\$ 8,000.00
Coolidge/Homestead	Address accessibility issues	\$ 10,000.00
Coolidge/Homestead	Replace sub panel board	\$ 2,500.00
Coolidge/Museum & Ed. Center	Repair stone facing	\$ 10,000.00
Coolidge/Aldrich Barn	Treat for powder post beetles	\$ 3,500.00
Coolidge/Farm Shop	Replace siding	\$ 8,000.00
Justin Morrill/Grounds	Restore front paths	\$ 5,000.00
Justin Morrill/House	Restore parlor windows (6)	\$ 6,000.00
Justin Morrill/House	Replace furnace	\$ 20,611.00
Old Constitution House	Repair/replace tea room novelty siding	\$ 20,000.00
Old Constitution House	Soffat work on tea room	\$ 5,000.00
Old Constitution House	Replace furnace	\$ 9,248.00
Old Constitution House	Restore front walk	\$ 16,372.00
Old Constitution House	Resolve accessibilities/path & porch	\$ 12,000.00
Old Constitution House	Add aggregate to drive & grade	\$ 3,321.00
Theron Boyd House	Address drainage & stabilize foundation	\$ 16,500.00
Theron Boyd House	Restore/secure front door	\$ 3,000.00
<b>Total FY2017</b>		<b>\$ 219,982.00</b>

Historic Sites Major Maintenance Priorities FY2018 Funds			
Chester Arthur/House	Repaint interior	\$	2,500.00
Chester Arthur/Church	Restore windows	\$	17,000.00
Chimney Point/Garage	Paint exterior	\$	7,000.00
Coolidge/Brown House	Reconstruct front steps	\$	2,500.00
Coolidge/Cilley Store	Replace furnace	\$	9,248.00
Coolidge/Cilley Store	Replace fire alarm panel	\$	4,000.00
Coolidge/Farm Shop	Replace/reinforce joists & sill sections	\$	10,000.00
Coolidge/Johnson House	Repoint stone	\$	7,000.00
Eureka Schoolhouse	Condition Assessment - roof & siding	\$	1,000.00
Fuller Barn	Address drainage issue	\$	2,000.00
Justin Morrill/Grounds	Restore retaining wall, reset stone steps	\$	8,000.00
Justin Morrill/House	Structural study and repairs to kitchen chimney (foundation)	\$	13,000.00
Justin Morrill/House	Drainage study & related work	\$	13,000.00
Kent Tavern Museum	Paint ballroom benches	\$	2,000.00
Old Constitution House	Replace tea room membrane roof	\$	34,812.00
Old Constitution House	Install oil tank containment basin	\$	1,200.00
Old Constitution House	Replace fire alarm panel	\$	4,284.00
Theron Boyd House	Chimneys (2) stabilize/restore	\$	92,000.00
Theron Boyd House/Carriage Ell	Sill & structural work	\$	12,000.00
<b>TOTAL</b>		<b>\$</b>	<b>242,544.00</b>



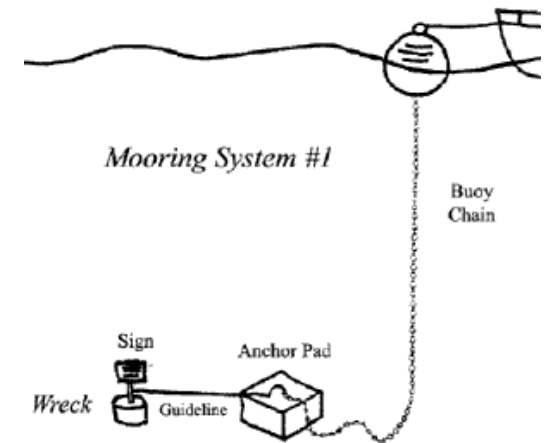
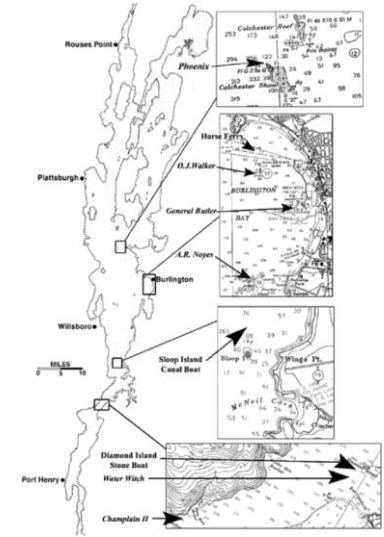
# Underwater Preserves

Capital Budget Allocation: \$30,000 annually

Shipwreck Sites: 9 open to public in 2016

Nearly 2,000 divers and remote viewing

- [Standard Canal Boat \*A.R.Noyes\*](#)
- [Steamboat \*Champlain II\*](#)
- [Diamond Island Canal Boat "Stone Boat"](#)
- [Sailing Canal Boat \*General Butler\*](#)
- [Horse Ferry](#)
- [Sailing Canal Boat \*O.J.Walker\*](#)
- [Steamboat \*Phoenix\*](#)
- [Sloop Island Canal Boat \(Wreck Z\)](#)
- [Lake Schooner \*Water Witch\*](#)



# Tugboat *U.S. La Valle*

- Launched 1880 as *Henry Lloyd* in Brooklyn, NY
- Arrived Burlington, July 1929
- Scuttled June 12, 1931 in Shelburne Bay
- Discovered: July 1996: Intact and upright on the bottom in excellent condition.
- Underwater Preserve, May 2017
- <https://www.youtube.com/watch?v=VFCrb07ScEo>
- <https://www.youtube.com/watch?v=Y-UDt3e4fMc>

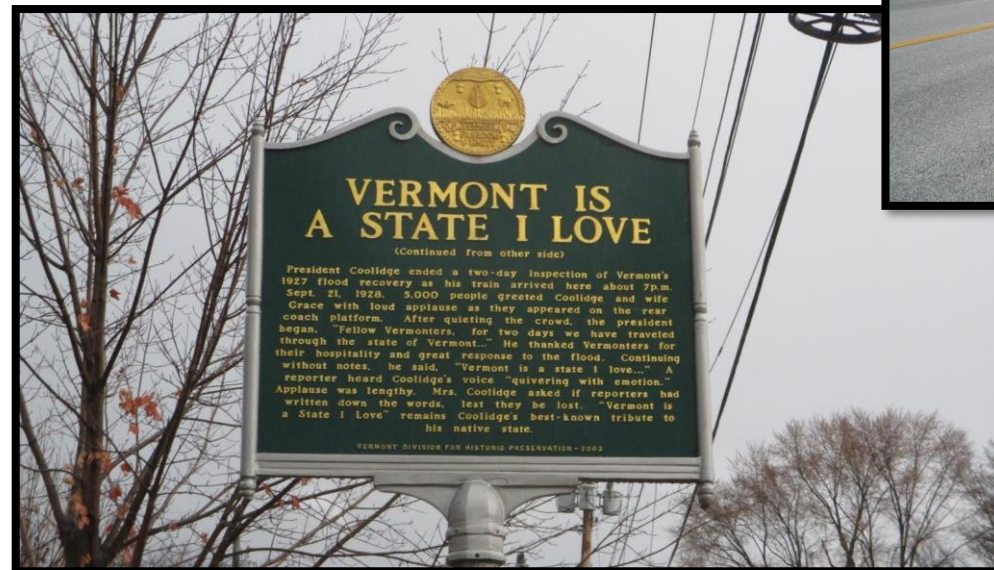
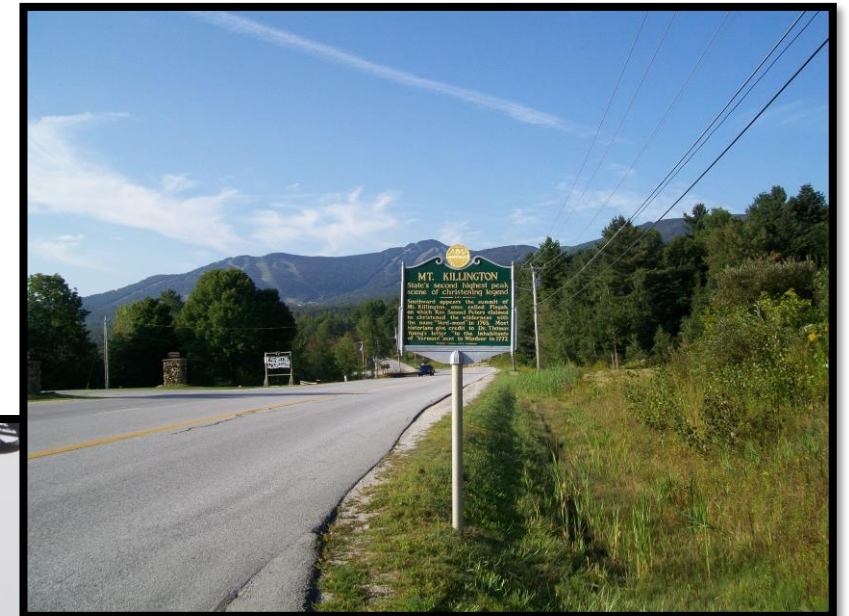


# Roadside Historic Marker Program

Capital Bill Allocation: \$15,000 annually

237 Markers

	FY14-15	FY16-17	Approved for FY18	Awaiting as of 1/31/17
New Applications	16	15	5	5
Rehabilitations	1	14	6	11
Total Expended	\$28,424	\$28,484	\$14,740	\$19,050
Source of Overage Funding	unspent funds from FY13	general funds of Division for Historic Preservation		



# New Markers

## Approved for FY18:

- |                                |              |
|--------------------------------|--------------|
| 1. Moore Round Barn            | Barnet       |
| 2. White River Junction Depot  | Hartford     |
| 3. Old City and Old City Falls | Strafford    |
| 4. Reverend Lemuel Haynes      | West Rutland |
| 5. Jacob Callamer              | Woodstock    |

## Completed in FY16-17:

- |   |                |
|---|----------------|
| 1. Clarence W. Fitch                      | Adamant        |
| 2. Norman Rockwell                        | Arlington      |
| 3. Vermont Veterans' Home                 | Bennington     |
| 4. 1800 & Froze to Death/United Church    | Bethel         |
| 5. First Unitarian Universalist Society   | Burlington     |
| 6. Buffalo Soldiers at Fort Ethan Allen   | Colchester     |
| 7. Buffalo Soldiers at Fort Ethan Allen   | Essex          |
| 8. Stewart Holbrook 1893-1964             | Ferdinand      |
| 9. Brigadier General Edward H. Ripley     | Mendon         |
| 10. Senator William Upham                 | Montpelier     |
| 11. Vermont Equality for Same-Sex Couples | Montpelier     |
| 12. Achsa Sprague                         | Plymouth Notch |
| 13. Dr. Laura Plantz                      | Putney         |
| 14. Brown Bridge                          | Shrewsbury     |
| 15. Williamstown Historic District        | Williamstown   |



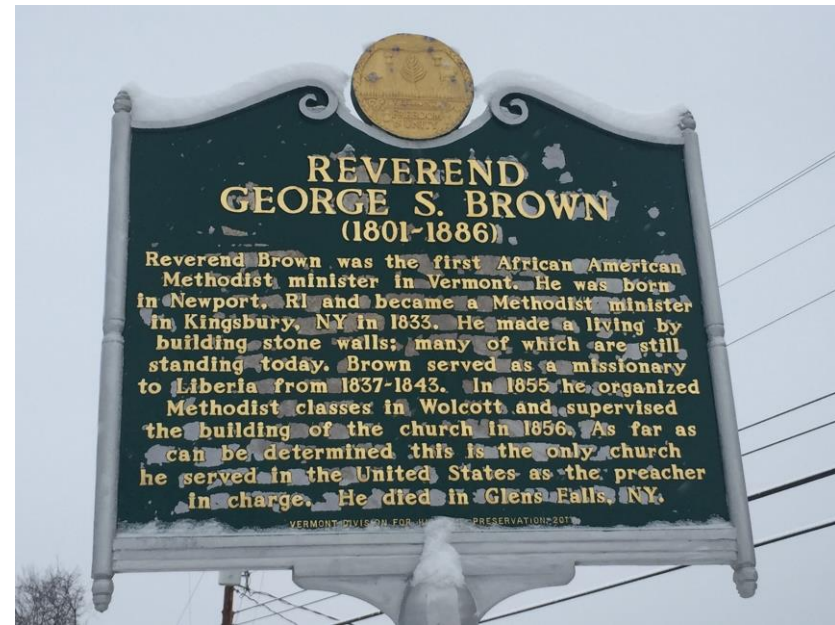
# Rehabilitated Markers

## Approved for FY18:





- |                                       |               |
|---------------------------------------|---------------|
| 1. James Wilson – Globe Maker         | Bradford      |
| 2. Theta Chi Fraternity               | Norwich       |
| 3. Harmon’s Mint                      | Rupert        |
| 4. First American Platform Scale (1)  | St. Johnsbury |
| 5. First American Platform Scale (2)  | St. Johnsbury |
| 6. Court House–Westminster “Massacre” | Westminster   |

## Completed in FY16-17:

- |   |                 |
|---|-----------------|
| 1. 1 <sup>st</sup> Normal School                                      | Concord         |
| 2. George Lansing Fox   | Concord         |
| 3. Greenbank’s Hollow   | Danville        |
| 4. North Montpelier Historic District                                 | East Montpelier |
| 5. Disastrous Train Wreck   | Hartford        |
| 6. Jacob Bayley – Founder of Newbury and<br>Revolutionary War General | Newbury         |
| 7. Mt. Independence Military Road –<br>Route to Hubbardton, 1777      | Orwell          |
| 8. Robert Frost – 1874-1963   | Ripton          |
| 9. Center Rutland Depot–Constructed ca 1912                           | Rutland         |
| 10. John Deere – Birthplace   | Rutland         |
| 11. Old State House   | Rutland         |
| 12. George Schmitt – 1892-1913  | Rutland         |
| 13. Stephen Douglas   | Rutland         |
| 14. Elizabeth Mine  | Strafford       |



- Vermont
- Northern Vermont
- Central Vermont
- Southern Vermont
- Virginia

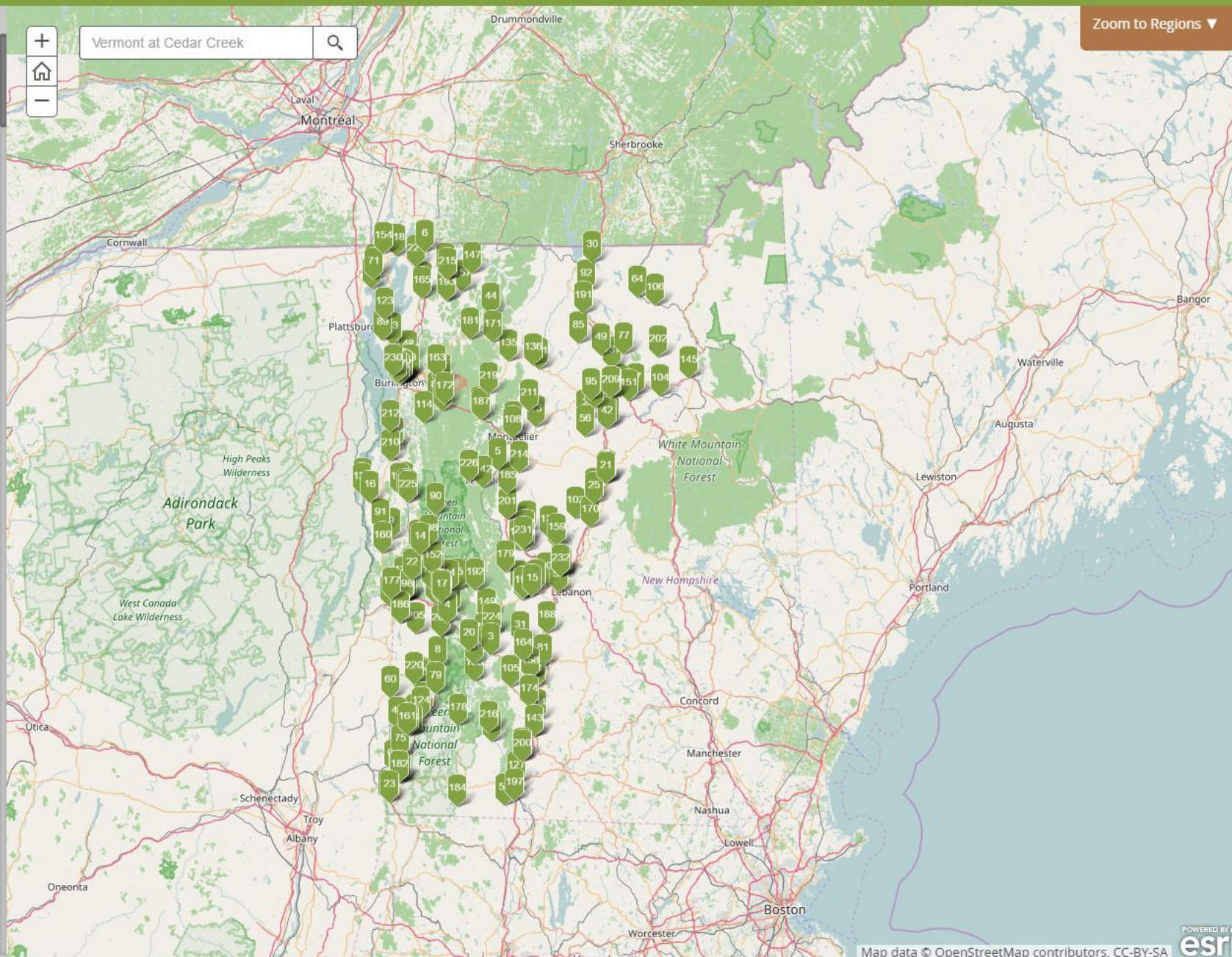
 <p>2 Caledonia County Grammar School</p>	 <p>3 Abby Maria Hemenway</p>	 <p>4 Kingsley Grist Mill</p>	 <p>5 Norwich University</p>
 <p>6 Saxe's Mills</p>	 <p>7 The Comerford Development at Fifteen...</p>	 <p>8 Pearl S. Buck: June 26, 1892 - March 6, 1973</p>	 <p>9 Shoreham Covered Railroad Bridge</p>
 <p>10 Disastrous Train Wreck</p>	 <p>11 Marianne Gaillard Faulkner</p>	 <p>12 Clarina Howard Nichols</p>	 <p>13 General William Wells (1837-1892) / Dr. H.</p>
 <p>14 Stephen A. Douglas -- Opponent of Abraham</p>	 <p>15 Taftsville Covered Bridge</p>	 <p>16 Hathorne School -- Bridport District</p>	 <p>17 John Deere -- Birthplace</p>
 <p>18 Woodstock, Vermont -- Site of the First Ski Tow</p>	 <p>19 The U.S. Government Morgan Horse Farm</p>	 <p>20 Village of Mechanicsville -- Founded in Early</p>	 <p>21 Jacob Bayley -- Founder of Newbury and...</p>
 <p>22 Battle of Hubbardton -- Only Battlefield on</p>	 <p>23 Pownal -- Two Presidents Taught Here</p>	 <p>24 Eureka Schoolhouse and Baltimore Covered</p>	 <p>25 Bradford -- Home of Maker of First Globes</p>

Vermont at Cedar Creek


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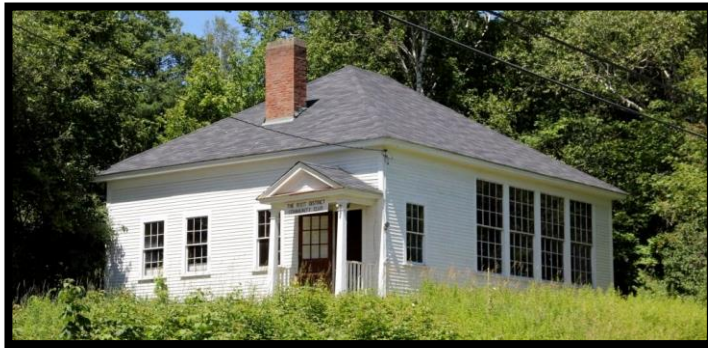
POWERED BY 

# Building Communities Grants

## Historic Preservation Grants

Capital Budget Allocation: \$200,000 annually

Grant Award Year	# of Grant Applications	# of Grants Awarded	Grant Amount Requested	Grant Amount Awarded	Total Project Cost
2017	48	15	\$712,016	\$198,179	\$626,511
2016	56	12	\$871,939	\$199,367	\$561,565
2015	40	18	\$631,794	\$253,220	\$877,957
2014	50	17	\$756,855	\$257,404	\$627,788
2013	36	15	\$486,245	\$224,225	\$615,961



**Bethel Town Hall - Bethel, Windsor County - \$9,500**

Designed by George H. Guernsey and constructed in 1892, Bethel's Town Hall was used for a variety of functions over the years including as the public library, a roller rink, basketball court, fire station, and masonic lodge. In 2010, the Town began a major restoration effort, returning the building to its original exterior appearance. Today, the building is used as a community, civic, and cultural center. Grant funding will support work to scrape and re-paint the distinctive pressed metal of the building's clock tower.



**First Congregational Church (Libanus Lodge # 47 F & AM) - Bristol, Addison County - \$15,284**

Originally constructed as a church in 1899, this building was purchased by the Masons in 1948. It continues to be used by an active Order of the Eastern Star, which makes the building available for local private and civic groups including senior lunches, Meals on Wheels, Boy and Girl Scout events, hunter safety programs, Buddhist functions, weddings, Sunday breakfasts, and fundraisers. A matching grant will help the Masons restore the building's original stained glass windows.



**Brookline Baptist Church - Brookline, Windham County - \$7,955**

Church services at the Brookline Baptist Church (constructed 1836) ceased in 1945 and ownership of the building was recently transferred to the Town, which began a campaign to rehabilitate and re-open the building as the Brookline Community Center. Planned uses include town meetings, lectures, musical performances, movie nights, exhibits, and weddings. Grant funding will support work to replace the falling belfry roof and repair its balustrade and decorative wooden pinnacles.



**First Unitarian Universalist Society Meeting House - Burlington, Chittenden County - \$14,471**

Located at the head of Church Street in Burlington and a recognizable icon of both the City and State, the Unitarian Universalist Meeting House is a gathering place for many social organizations, and as a venue for a mix of concerts, presentations and Burlington's First Night celebration. The Society was awarded a matching grant to support restoration of the eight historic windows at the bell tower.



**Robinson Sawmill - Calais, Washington County - \$20,000**

One of the oldest historic structures in Calais, the 1803 Robinson Sawmill remained in active operation until 1958. In 1961, the Aldrich Memorial Association (AMA) was created to preserve the mill. The sawmill is open to the public year-round and is a short walk from the Kent Tavern State Historic Site. The AMA was awarded this matching grant to help address the dry-laid foundation and timber framing at the south side of the building, which has been undermined in recent years by drainage issues.



**Chelsea Town Hall and Library - Chelsea, Orange County - \$5,388**

Constructed in 1894, this building serves as the town offices and public library for Chelsea. It is also the local polling station, gathering place for town meetings, and provides space for a variety of classes, school functions, and events. Grant funding shall allow the Town to undertake the work necessary to repair three structural piers in the basement and to complete flashing repairs around the building's two chimneys and a roof vent.



**District #20/Central School - Chester, Windsor County - \$19,175**

The District #20/Central School (1881) served as a village school, Chester's first high school, and then the central primary school into the 1950s. It is currently owned by the Town and leased to the Chester Historical Society. The building is open to the public seasonally with exhibits related to the Town's history. This matching grant will support work to restore the building's large historic six-over-six windows, basement and transom windows, as well as two side entry doors.

# Building Communities Grants

## Historic Preservation Grants



Pratt Hall, Montgomery

\$20,000 for structural and foundation repairs to the west wall



# Building Communities Grants

## Historic Preservation Grants



Tenney Memorial Library, South Pomfret

\$20,000 in matching funds supported a project to replace the building's distinctive terra-cotta cresting tiles at the roof

# Building Communities Grants

## Historic Preservation Grants



# Building Communities Grants Barn Preservation Grants

Capital Budget Allocation: \$200,000 annually

BARN GRANTS Fiscal Year	# of Grant Applications	# of Grants Awarded	Grant Amount Requested	Grant Amount Awarded	Total Project Cost
2017	33	17	\$411,907	\$211,369	\$652,235
2016	48	20	\$633,637	\$232,467	\$765,467
2015	32	21	\$378,559	\$247,134	\$589,887
2014	39	20	\$531,080	\$282,778	\$659,192
2013	38	19	\$482,547	\$240,182	\$545,301



**Ferrisburgh (Addison County), Miller Farmstead - \$15,000**  
This small farm complex sits on 4.42 acres and includes a c. 1830 farmhouse, main barn, an Ice house, and a granary constructed in the mid- to late 1800s. This matching barn grant will support the first phase of a five-year scope of work to tackle the falling foundation and sills of the main barn. Future plans also include rehabilitation of the farmstead's other outbuildings.



**Greensboro (Orleans County), Cate Hill Orchard - \$6,750**  
Originally used as part of a dairy and later a beef operation, Cate Hill Orchard is a commercial farm with apple orchard, sheep dairy, apary and berry operations. The current owners received a Barn Grant in 2004 to replace the c. 1870 barn's roof and will use this additional grant funding to address the high drive structure and stone foundation.



**Groton (Caledonia County), Klein Barn - \$15,000**  
First settled in 1793 by George Scott, this 50-acre property was purchased by the current owners in October 2014. Although not farmed in recent years, the fields have been reclaimed so they can be hayed. Grant funding will support structural repairs and foundation and drainage work at the mid-nineteenth century barn's high drive, as well as siding repair and roof maintenance.



**Hartland (Windsor County), Lemax Farm - \$15,000**  
Lemax Farm includes a complex of agricultural buildings dating from c. 1790 through the mid-1960s. Originally a sheep operation, the property is now an active dairy farm. The owners undertook a successful grant project in 2015 and this additional grant funds will address the falling roof of the Big Barn's high drive, as well as repairs to the frame, roof, windows, and siding.



**Jeffersonville (Lamoille County), Erickson Barn - \$15,000**  
Formerly owned by the Town of Cambridge and used as the town poor farm, this 27-acre property was later part of a successful dairy operation. The current owners are working to expand an existing orchard with heirloom apple, pear, and plum trees. Grant funding will support framing and siding repairs, and re-roofing of the c. 1800 barn's west roof slope.



**Mount Holly (Rutland County), Crowley Cheese Factory - \$8,160**  
Constructed in 1881-1882 for a cheese-making operation, this building is the oldest continuously operating cheese factory in the United States. The property includes roughly 15 acres. The building serves all aspects of this active operation, including manufacturing, packaging, sales, and shipping. These matching grant funds will help the owners restore the building's historic windows.



**Richmond (Chittenden County), Conant's Riverside Farm - \$15,000**  
This property has been in the Conant family for seven generations and continues to be actively farmed. The main barn, built to replace an original barn that burned, was constructed by local builder C. E. Miller in three months. Grant funds will allow the farm owners to repair the barn's two distinctive cupolas, which are under-structured and sagging.



**Sheldon (Franklin County), Horton Farm - \$15,000**  
The Horton farm currently consists of 25 acres along Pleasant and Church streets in Sheldon. Once rehabilitated, the now idle barn (1854) will be used to store hay and house small animals. This matching grant will help fund critical repairs, including replacement of the barn's deteriorated sills and structural members.



# Building Communities Grants

## Barn Preservation Grants



Pearl House Farm, Grand Isle  
\$11,650 to restore a former sugarhouse

# Building Communities Grants

## Barn Preservation Grants



Irish Farm, Jericho  
\$15,000 to restore former dairy barn for use as an event venue