

Inside

- 2 Save Historic Ellicott City
- Six-to-Fix Projects
- 3 Friendsville Heritage Fund Grant
- Smart Growth Maryland
- Revitalizing Rural Maryland Report
- 4 Upcoming Events
- Join Us at Phoenix Rising

THE Phoenix

OCTOBER 2018
VOL. 35 · NO. 3

PUBLISHED · QUARTERLY · FOR · MEMBERS · OF · PRESERVATION · MARYLAND
DEDICATED TO PRESERVING MARYLAND'S HISTORIC BUILDINGS, NEIGHBORHOODS, LANDSCAPES, AND ARCHAEOLOGICAL SITES THROUGH OUTREACH, FUNDING, AND ADVOCACY

FROM THE DESK OF NICHOLAS A. REDDING

“Make No Little Plans”

DANIEL BURNHAM

Over the past year, the staff and Board of Preservation Maryland have been working diligently preparing to launch an ambitious, first-of-its-kind program.

SMART GROWTH MARYLAND, a Campaign of Preservation Maryland, is the result of combining forces and absorbing the operations of 1000 Friends of Maryland, a 20+ year-old organization committed to creating an environmentally and economically sustainable future that creates opportunities for all Marylanders through better development patterns. From our perspective, it's the perfect



fit for historic preservation in 2018 and is precisely the type of dedicated campaign this organization needs to achieve our mission of safeguarding history.

The recent flooding of Ellicott City and the subsequently announced plans to demolish large portions of that community are a vivid and undeniable reminder that the preservation of historic places cannot occur in a vacuum. The decisions we make about how our communities grow directly impact the future of our state's most historic places. *Smart Growth Maryland* will provide us with an opportunity to directly impact those decisions and make certain historic

Combining operations means greater efficiencies, more capacity, and a bigger tent for preservation.

preservation and community revitalization lie at the heart of our state's growth strategy. When we limit sprawl and plan smart, we refocus development on existing communities—which are *overwhelmingly* historic.

Combining operations means greater efficiencies, more capacity, and a bigger tent for preservation. It also comes with a tremendous amount of work—but adhering to Burnham's axiom of making no little plans, we didn't head down this road because it would be easy. We're launching this campaign because it is the right thing to do—and because it will allow us to save even more threatened historic places. *The new campaign does not change our mission one iota. We remain committed to historic preservation.* Smart Growth Maryland will augment that mission in a new and exciting way and provide us with a platform to discuss and advocate for broader issues that impact our collective work.

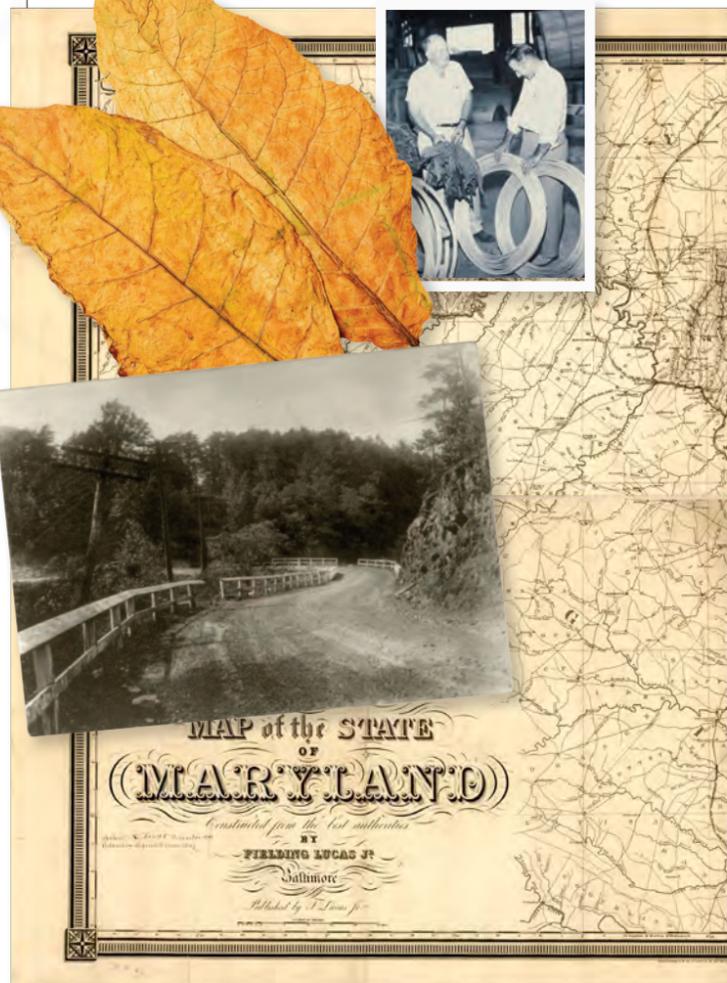
In the coming months, as we grow and expand this new campaign, I hope you'll keep in touch and visit our website for the latest updates. As dedicated supporters of Preservation Maryland, you should expect no major changes in the way we work or communicate—other than even greater impacts to the historic places you love.

With pride in our past and faith in our future,

Nicholas A. Redding • Executive Director

NEW SIX-TO-FIX PROJECTS

Latest Group of Maryland Treasures Selected

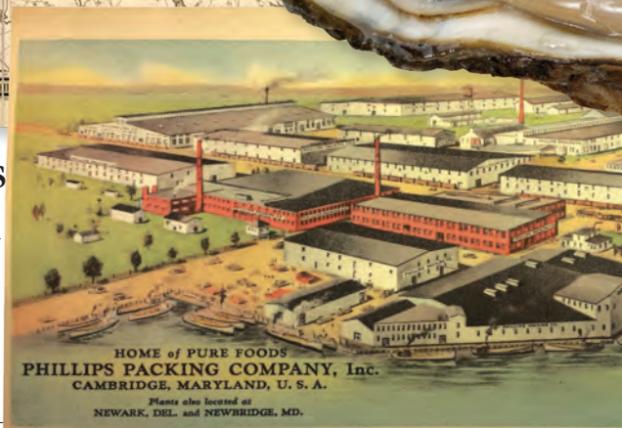
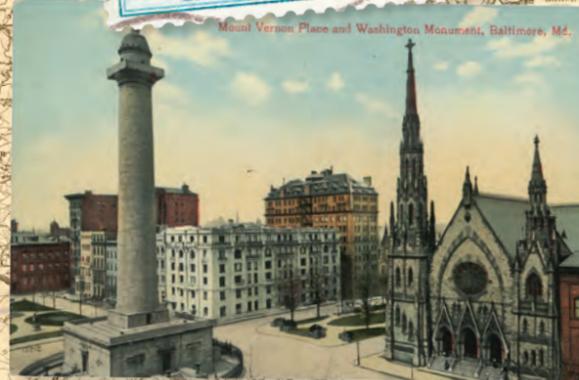


As part of Preservation Maryland's strategic efforts to save threatened historic places, the organization recently announced its fourth class of Six-to-Fix projects.

THE SIX-TO-FIX PROGRAM, which continues to evolve and expand since its launch in 2015, now represents a diverse portfolio of projects from around the state where Preservation Maryland has assisted in supporting efforts to preserve threatened historic resources. From cultural landscapes on Maryland's Eastern Shore to a WWII-era crane in Baltimore's harbor, the program has succeeded in advancing preservation at dozens of sites around the state. Since the program's inception, the organization has leveraged nearly \$13 for every \$1 of organizational funds invested—a stunning return-on-investment for Preservation Maryland's generous donors.

Previous year's projects are also quickly becoming a repository of best practices and case studies for community preservation—providing local preservation groups around the state with opportunities to learn from their peers. A complete list of all 24 previous and current projects is maintained at: sixtofix.org. The latest projects are equally diverse as previous sites, and they represent the latest evolution in the history of the program, which has adapted to meet the varying needs of different historic resources.

Since the program's inception, Preservation Maryland has leveraged nearly \$13 for every \$1 of organizational funds invested—a stunning return on investment.



Class of 2019 Six-to-Fix Projects

[1] ANNAPOLIS NATIONAL HISTORIC LANDMARK DISTRICT CITY OF ANNAPOLIS, ANNE ARUNDEL COUNTY
This summer, the National Trust for Historic Preservation listed the City of Annapolis, Maryland as one of America's 11 Most Endangered Historic Places due to the proposed rezoning of the historic waterfront. Preservation Maryland will continue to work with local, state, and national partners to identify alternatives to the rezoning that balance growth and preservation and protect this critical historic resource.

For more Six-to-Fix projects, see page 2 >>



SAVE CITY DOCK The Annapolis Historic Landmark District is threatened with out-of-scale development. Photo by Andrew Mihailoff.



VIEW OF ELICOTT'S MILLS, MD

Published and Sold by John Schreffel, Toward Gazette Office Ellicott's Mills

Preservation Maryland Stands Up for Ellicott City's Past and Future

In the wake of two devastating floods, the future of Ellicott City's historic district and flood prone buildings has been widely debated.

THIS AUGUST, following the most recent flood, Howard County, Maryland officials announced a five-year, \$50 million plan to address flooding that includes large-scale demolition within the historic district. In response, Preservation Maryland issued a statement calling into question both the necessity and measurable impact of this proposal. The organization also made it clear that it does not oppose all demolition or the scientifically proven stormwater mitigation strategies which were called for in previous reports and studies. Unfortunately, this proposal falls short and will likely only reduce floodwaters within the lower town from 6'-8' to 4'-6'—a result that does not make the town substantially safer from floods. Without a substantial reduction in floodwaters and the combined loss of substantial portions of the historic district—the proposal is a non-starter for the preservation and broader smart growth community.

Following Preservation Maryland's statement of concern, the organization also published a Special Report on viable alternatives to demolition that included case studies of similar projects around the nation. Concurrent to this report, the organization has also begun exploring alternative engineering options and has publicly

VIEW OF ELICOTT MILLS, MD, ca. 1854 by E. Sachse & Co. Courtesy of the Library of Congress.

questioned the lack of research into tunnel boring to convey water below town—an option that many engineers consider viable and able to eliminate flooding entirely within the historic community. As a result of these activities, Preservation Maryland has generated dozens of news stories and intense media interest in the debate. In addition, Preservation Maryland Executive Director Nicholas Redding has been published in the Opinion section of the *Baltimore Sun* and has been interviewed for numerous podcasts including the *Maryland Daily Record*, *Elevate Maryland*, and the University of Maryland's *CNS News Service*. National attention has also begun to focus on the effort as the precedent set in Ellicott City could resonate around the country in historic communities grappling with a more volatile climate and the impacts of poorly planned growth.

"It's long been noted that historic places have power because they're real—they're authentic. Ellicott City is an example of a place that exudes authenticity. It is real and unadulterated." NICHOLAS REDDING, BALTIMORE SUN

Preservation Maryland has also given a voice to the preservation community in several governmental hearings since the announcement. Director of Advocacy Elly Cowan presented Preservation Maryland's case before both the Howard County Historic Preservation Commission and the Howard County Council—and was joined by dozens of local grassroots supporters in her testimony.

The fight to protect Ellicott City is far from over and Preservation Maryland members interested in getting more involved and reading the organization's latest statements and reports should visit: presmd.org/ellicottcity.

Class of 2019 Six-to-Fix Projects (continued from page 1)

[2] THE BEATTY-CRAMER HOUSE
FREDERICK COUNTY

The circa 1732 Beatty-Cramer house is one of Maryland's most unique historic homes—a stunning blend of Dutch and English architecture. Owned by the Frederick County Landmarks Foundation, the building needs a new use and purpose. Preservation Maryland will support a new vision for the site and work with the Foundation to identify a sustainable and long-term reuse plan.

[3] FINDING FORT TONOLOWAY
HANCOCK, WASHINGTON COUNTY

Fort Tonoloway was a frontier fortification built by English colonists in 1755 but abandoned just a year later when nearby Fort Frederick was established. Over time, the precise location of the fort was lost. Preservation Maryland will work with the Maryland Park Service, American Battlefield Protection Program, and the State

Highway Administration to embark on an archaeological project to find its historic location.

[4] LGBTQ HISTORY DOCUMENTATION PROJECT STATEWIDE

Preservation Maryland will lead a collaboration of academic, municipal, and community stakeholders in a statewide strategy to document and include the important and lasting contributions of Maryland's LGBTQ community and the places associated with their lives with new and updated nominations to the National Register of Historic Places.

[5] PHILLIPS PACKING HOUSE
CITY OF CAMBRIDGE, DORCHESTER COUNTY

The Eastern Shore Land Conservancy is tackling an ambitious project to rehabilitate and reuse the historic Phillips Packing Plant in Cambridge. Preservation Maryland will support the effort by identifying funding

to support the critical repair of the iconic smokestacks and increasing public awareness of this important preservation project on Maryland's Eastern Shore.

[6] WINSTEAD COMPANY PACKING PLANT & TOBACCO WAREHOUSE HUGHESVILLE, CHARLES COUNTY

With over 72,000 square feet of space, this historic tobacco warehouse and packing plant complex is poised for renewal and rebirth. Preservation Maryland will support the adaptive reuse of this significant site and assist with crafting appropriate architectural upgrades, as well as helping to recruit prospective tenants.

NEW SIX-TO-FIX PROJECTS From top: The Beatty-Cramer House, photo by Frederick County Landmarks Foundation. Etching of a stockade and what Fort Tonoloway may have resembled, illustration from University of South Florida. Rainbow flag in Charles Village, Baltimore City. Image of workers outside of Phillips Packing Plant, photo from the Library of Congress. Streetscape of legacy buildings of Winstead Packing Company, Hughesville.





Preservation Maryland Leadership

OVER 85 YEARS OF PROTECTING THE BEST OF MARYLAND presmd.org

BOARD OF DIRECTORS

- PRESIDENT Anthony Azola
VICE-PRESIDENTS Diane L. Caslow, Nakita Reed AIA, LEED AP BD+C, GGP, Tyler Tate PE, LEED
SECRETARY Mary C. Gregory
ASSISTANT SECRETARY Theresa T. Michel
TREASURER Samuel K. Himmelrich, Jr.
ASSISTANT TREASURER Thomas S. Spencer, Esq.

- Delbert Adams, Heather Arnold, Rob Brennan AIA, Matthew J. Daw PE, LEED AP, Amanda Fenstermaker, Joe Ferlise J.D., Tom Jester AIA, FAPT, LEED AP, Brian Lawrence, John Leith-Tetrault, Joshua Neiman, Jeffrey A. Penza AIA, LEED, Ann Powell AIA, LEED AP BD+C, Peter Trozze AIA, Ali von Paris, Ronnie Younts

STAFF

- DIRECTOR OF COMMUNICATIONS Meagan Baco
DIRECTOR OF OPERATIONS Jana Carey
DIRECTOR OF ADVOCACY Elly Colmers Cowan
PRESERVATION INITIATIVES MANAGER Jessica Feldt
DIRECTOR OF SMART GROWTH MARYLAND Kimberly Golden Brandt
PRESERVECAST Richard Grouser III
WAXTER INTERN Melanie Gallardo
DIRECTOR OF DEVELOPMENT Douglas A. Harbit
EXECUTIVE DIRECTOR Nicholas A. Redding

DESIGNED & PRINTED IN BALTIMORE
GRAPHIC DESIGN: PJ BOGERT DESIGN
PRINTING: ADVANCE PRINTING
MAILING: LETTER PERFECT

HERITAGE FUND HIGHLIGHT

Making Friends in Garrett County

The Town of Friendsville in Garrett County is a recipient of a Heritage Fund grant from Preservation Maryland and the Maryland Historical Trust for roof replacement at the headquarters of the Friend Family Association, an international genealogical resource.

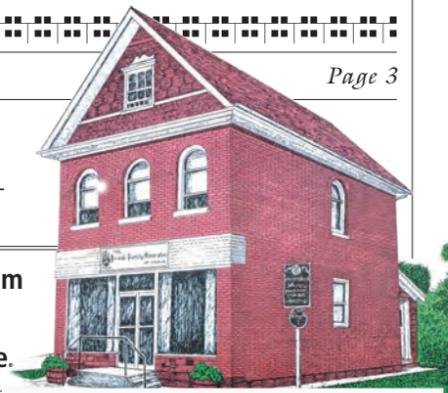
FRIENDSVILLE WAS FOUNDED by Swedish settler John Friend before the American Revolution, and many descendants continue to reside in the quaint town, while many more Friends travel to Friendsville to conduct genealogical research.

The ca. 1900 building has a first-floor museum and gift shop and an extensive archive on the second floor of the handsome former bank. It was purpose-built for the First National Bank on a prominent corner and also previously served as the Town Hall.

Through this consistent use, the structure was in need of repairs to its roof and the wood trim around the windows. With a Heritage Fund grant of \$7,000, the Town of Friendsville completed the necessary repairs and reduced any threat to their collection.

The next Heritage Fund grant deadline is March 15, 2018. Learn more at: presmd.org/bf.

ILLUSTRATION of the Friend Family Association; Heritage Fund check presentation with the Mayor of Friendsville, Spencer R. Schlosnagle and representatives of the Association; workers repair and replace the Association's roof.



NEXT GREAT CHAPTER IN HISTORIC PRESERVATION

Organization Launches Major New Campaign: Smart Growth Maryland

THE URGENCY OF THIS WORK and the need for a dedicated campaign linking these two critical issues was only made clearer following the devastating flood in Ellicott City earlier this year.

In August, Preservation Maryland announced the organization's new campaign that will focus on these issues: Smart Growth Maryland. The new campaign is the result of the merger of operations with 1000 Friends of Maryland, the statewide smart growth organization. As a result of this joining of forces, 1000 Friends will end their independent operations and become a robust campaign of Preservation Maryland. Kimberly Golden Brandt, the former Executive Director of 1000 Friends of Maryland, will lead this new campaign as the Director of Smart Growth Maryland.

Over the coming months, Smart Growth Maryland will focus its work in three critical areas: Advocacy, Education and Technical Assistance. The staff of Smart Growth Maryland will work to advance and support programs and policies which incentivize smarter growth patterns and protect critical natural, cultural, and historic resources.

To learn more and keep up to date on the latest news from the new campaign, visit: smartgrowthmaryland.org.

Preservation is smart growth, and for the past several years, Preservation Maryland has been consistently broadening its message to make the case for the critical role historic places can play in creating healthy, sustainable, and livable communities across our state.



FREE DOWNLOAD AVAILABLE

Revitalizing Rural Maryland Report

With the generous support of the Rural Maryland Council, Preservation Maryland published a first-of-its-kind comprehensive guide to resources for rural community revitalization.

REVITALIZING COMMUNITIES is complex and challenging work. For rural communities, the work often comes with even greater obstacles and hurdles to overcome. The creation of this rural resource guide is Preservation Maryland's latest effort to support this critical work.

The 50+ page report entitled, Revitalizing Rural Maryland: A Resource Guide for Rural Communities, is divided by the different resources available to rural communities, including:

- Grants and Loans, County Specific Resources, Tax Credits, Case Studies, Technical Assistance

The report is available for free both digitally and in limited print quantities. Printed copies are available upon request and will also be made available at upcoming Preservation Maryland and Rural Maryland Council events.

Download the report at: presmd.org/ruralreport.



Revitalizing Rural Maryland: A Resource Guide for Communities. Prepared by Preservation Maryland with the support of the Rural Maryland Council. RMC Rural Maryland Council logo.

indow

10%
DONATION TO PRESERVATION MARYLAND WITH PURCHASE OF ENERGY-SAVING INDOW WINDOW INSERTS

It's simple. Window inserts that fit inside your window frames with no mounting brackets.

SuperGreen Solutions Energy Efficient Products | **indow** Authorized Dealer | indowwindows.com | 410.465.4276

PreserveCast is where historic preservation and technology meet.

New episodes released every Monday.

Listen online at preservecast.org or your favorite podcast app.

PRESERVE CAST

Powered by Preservation Maryland.

Upcoming Events

Here are just a couple of events you'll find on our calendar: presmd.org/events.

OCT 17 VOTER TOWN HALL Join the League of Conservation Voters Education Fund and Preservation Maryland in Ocean City for a town hall meeting about important issues facing voters. Register at: presmd.org/octownhall.

OCT 20 HARRIET TUBMAN'S EASTERN SHORE Experience a bus tour through authentic sites and landscapes following Tubman's journey to freedom. Register at: presmd.org/tubmantour.

OCT 25 PHOENIX RISING Preservation Maryland invites you to an historic event! Phoenix Rising is our annual capstone benefit event in support of our work across the state. Join us for an evening of vintage entertainment! Get your tickets at: presmd.org/phoenixrising.

OCT 26-28 INTERNATIONAL PRESERVATION TRADES NETWORK For a hands-on preservation training opportunity hosted in Frederick, register through Preservation Trades Network at: ptn.org/liptw-2018.



PRESERVATION MARYLAND
3600 Clipper Mill Road · Suite 248
Baltimore, Maryland 21211

NON-PROFIT
U.S. POSTAGE
PAID
BALTIMORE MD
PERMIT NO.
1262

INSIDE: MEET THE LATEST GROUP OF MARYLAND TREASURES AND FIND OUT HOW YOU CAN HELP

GET YOUR TICKETS NOW

PHOENIX RISING

Thursday, October 25, 2018, 6-9pm
BALTIMORE MUSEUM OF INDUSTRY

GET YOUR TICKETS NOW AT: presmd.org/phoenixrising

Are you part of the fix?

Join us on October 25 when Preservation Maryland kicks off six new projects.

Below: WORKING WITH THE CHARLES COUNTY GOVERNMENT and community stakeholders, Preservation Maryland will work to envision a sustainable future for the legacy warehouse buildings of the Winstead Tobacco Company in Hughesville. Learn more at: sixtofix.org.



- [1] ANNAPOLIS NATIONAL HISTORIC LANDMARK DISTRICT ANNE ARUNDEL COUNTY
- [2] THE BEATTY-CRAMER HOUSE FREDERICK COUNTY
- [3] FORT TONOLOWAY WASHINGTON COUNTY
- [4] LGBTQ HERITAGE DOCUMENTATION STATEWIDE
- [5] PHILLIPS PACKING HOUSE BUILDING DORCHESTER COUNTY
- [6] WINSTEAD COMPANY TOBACCO WAREHOUSE CHARLES COUNTY