Classes and Events

Inspector Insights
February 17, 2016
Hennepin History Museum, Minneapolis

Old Home Certified
Goodhue County Historical Society, Red Wing

Main Street Basic Training
March 17-18, 2016
Turner Hall, New Ulm

Repairing Old Windows
May 14, 2016
Goodhue County Historical Society, Red Wing

Irvine Park Walking Tour
May 21, 2016
Irvine Park, St. Paul

2016 Preservation Alliance Benefit Gala &
Minnesota Preservation Awards
October 6th, 2016 – Save the Date!
The Women’s Club of Minneapolis

The PAM educational program and Minnesota Main Street have been financed in part with funds by the State of Minnesota from the Arts and Cultural Heritage Fund through the Minnesota Historical Society.

Production of this issue of The Minnesota Preservationist was made possible through a generous grant from the

Carl and Verna Schmidt Foundation
Rochester, Minnesota
Instameet

What is an “Instameet”?

It’s a social gathering of fellow Instagram-enthusiasts and users. Even if you’re new to Instagram or have thousands of followers – these events offer an opportunity to socialize and meet new people while exploring a new place.

What’s special about PAM’s Instameets?

We’ve partnered with the founders of MNCommunity, Rachel Ewell and Jessica Dudas (follow their Instagram page at @MNCommunity), to offer a very unique Instameet experience. Participants get a chance to have exclusive access to historic properties while learning about their continued preservation. In 2015 we kicked off our Instameet series with an event at Schmidt Brewery in St. Paul (check out all the great instagrams by searching for #rathskeller_mn) and this fall we followed it up with a visit to the historic downtown of Albert Lea, Minnesota (#InstaAlbertLea).

How do I find out about the next Instameet?

The Preservation Alliance of Minnesota plans to host more Instameets in 2016, be sure to follow us on Facebook (www.facebook.com/presalliancemn) and Instagram (@presalliancemn) and sign up for our newsletter to get the most recent details on our next event.

Have a great idea for a future Instameet venue? Let us know! Email our volunteer and Instameet coordinator, Claire VanderEyk, at cevandereyk@gmail.com.

On the Cover

Photo by Laura Pecaut (@yogamonday).

Story: This photo was taken during the last PAM Instameet in Albert Lea on the south side of the Albert Lea City Hall building. The tall man is the photographer’s father, Joseph Kuennen, from Northwood, IA. Laura says, “I love this photo because it reminds me of the great time we had touring the historic nooks and crannies in Albert Lea. He has always been tall and thin, so when I saw him standing in the alley looking particularly so, I snapped the photo.”
Hosted at the beautiful St. Paul Athletic Club, the 2015 Preservation Alliance Benefit Gala featuring the presentation of the Minnesota Preservation Awards was a magical evening of music, awards, fun, and giving.

Over the past 31 years, more than 300 projects across the state have received recognition through the Minnesota Preservation Awards. This year, more than 25 nominations were received, representing everything from artistic projects to large-scale, high-profile rehabilitation efforts. PAM assembled a distinguished panel with the difficult task of selecting the award winners. This panel designated eight exceptional nominations for recognition, four Honor Awards and four Impact Awards, for singular projects that exemplify undeniable impact, quality and vision in the field of preservation.

This year’s Gala also offered the inaugural presentations of two new annual awards that represent more than a single project but years of effort and contribution to preservation and the highest honors the organization can bestow, the President’s Award and the Executive Director’s Award.

The generosity of the attendees was extraordinary. With the support received at this year’s benefit, our community based programs will continue to offer powerful and far-reaching access to preservation in Minnesota.

Congratulations to all our 2015 Minnesota Preservation Award winners. It is such an honor for us to bring attention to you and your great work.

Thank you to our 2015 Gala Sponsors
President’s Award

John Herman

The President’s Award honors a contribution to the Preservation Alliance that left a positive mark on our mission “to lead and inspire people to connect with historic place, promoting community vitality.”

This year’s President’s Award recipient is John Herman. John has been a central figure in Minnesota real estate development for over 25 years and instrumental in the development of Preservation Alliance of Minnesota’s most effective real estate tool, the investment partnership. John’s dedication and expertise has made it possible for PAM to be a state tax credit investor in projects such as Cedar Riverside, Abbott Apartments, and Rayette Lofts.

In between projects, John has dedicated many pro bono hours to make sure that PAM’s investment structures are sound and responsive to cases happening throughout the country. Additionally, John provided tremendous help in ensuring that Minnesota’s Historic Tax Credit remained in place with its unique assignability provisions.

Because of John, the Preservation Alliance has a sustainable real estate program focused on tax credit investments, public benefit projects in the arts and culture, as well as a developing revolving fund used for acquisition and rehab.

Thank you John for the countless volunteer hours you invested to connect people to historic places.

Executive Director’s Award

Carolyn Sundquist

The core of our mission is to “lead and inspire people to connect with historic places...” and the recipient of this first ever Executive Director’s Award is a person that truly embodies our mission.

Carolyn Sundquist is the perfect person to receive this inaugural award.

Carolyn has been leading and inspiring preservation activity in Duluth, Minnesota, and the nation, for nearly two decades. Carolyn’s passion for preservation fully emerged when she worked to save the historic granitoid streets in Duluth, the oldest in the state and one of the first in the country. More recently, Carolyn has been working with the Armory Arts and Music Center finding partners and ways to fill the Duluth Armory with music and people again. Just last week, the Armory Arts and Music Center announced that they have a purchase agreement with Boisclair on the building with a full rehabilitation planned. Thanks to Carolyn’s leadership and inspiration, the reuse of Duluth Armory is one step closer. Carolyn’s commitment to statewide work has made it possible for more people to connect with historic places. Carolyn invested in Partners in the Field, PAM’s first attempt to grow and develop additional staff. That initial contribution to develop our field services program has now evolved to eight additional staff and four sustained programs.

The Preservation Alliance is forever grateful for her trust and belief in the work that we do and honored to work alongside her.
Honor Awards

**Henderson School**

From its opening in 1900 as the only public school in the city of Henderson, the Henderson School quickly became an important community center, educating not only the town’s youth, but also bringing together families throughout the community to join together in concerts, sporting events, adult education, and witnessing generations grow up and old. After the school closed in 1992, several unsuccessful attempts at redevelopment failed, leaving the building empty, gutted, and eventually slated for demolition. However, a committed group of residents determined to save the community building, formed the 1900 Henderson School Restoration Group, which eventually was able to rehabilitate the building, preserving its original beauty—and purpose. In the fall of 2014, the Henderson school reopened to its new tenants, the students of the Minnesota New Country School, to once again fill the building with the sounds of children learning, playing, and growing up and old.


**Mayowood Mansion**

The Mayowood Mansion was designed and built in 1910 by Dr. Charles Horace Mayo, co-founder of the Mayo Clinic. In 1965, the Mayo family donated the property to the History Center of Olmsted County, who operated it for nearly 50 years along with the help of the Friends of Mayowood Residence and Historic Sites, who worked to connect people to the history of the mansion and the Mayowood Historic District. Significant infrastructure challenges, including the settlement of the northwest corner of the mansion, became too difficult for the History Center to manage. In 2013 Mayo Clinic acquired the property, undertaking efforts to stabilize, restore and update the mansion, including stabilizing the foundation, raising the porch to its original position, restoring the windows and bringing the interior and exterior finishes back to their historic condition. In partnership with Mayo Clinic, the History Center of Olmsted County has retained 120 days per year for public programming and access to continue connecting people to this unique historic place.

Project Contributors: Mayo Clinic, Structural Design Group, Olmsted Country History Center, and HGA Architects and Engineers
**Pioneer Endicott**

Since 1890, the Pioneer Endicott has been home to a variety of uses from law firms, restaurants, horse stalls and the offices of the St. Paul Pioneer Press. The news ownership group consisting of Rich Pakonen and Clint Blaiser had a vision for adaptive reuse of the building. They wanted to turn an abandoned set of buildings and give it new life as housing to increase the vitality of St. Paul’s, downtown community. The stewardship involved by the owners will enable the community it has built within the walls to thrive as the owners have committed to being in the building for the long hall, and to be part of the management to watch the building grow and prosper.

Project Contributors: Pioneer Endicott, McDonald and Mack, Crowe Construction Management, Heritage Preservation, Advanced Masonry Restoration, Inc., and Landscape Research, LLC

**Last Call for the Mitchell Yards**

The Mitchell Yards was constructed in 1906 as a rail station just a few miles northeast of Hibbing, MN that served a vital role as a staging grounds during World War I and II, moving iron ore off the Iron Range to the battle lines. Mitchell Yards closed in the 1960s after steel production slowed and the rail center quickly deteriorated. Around 2006, current owner David Aho took it upon himself to purchase the property and has dedicated his time, money and sweat towards cleaning up and preserving the last remaining structure in the Yards, the Mitchell Engine House and Machine Shop. Last Call for the Mitchell Yards is a documentary film by WDSE (PBS North) and producer Karen Sunderman, who has artfully woven together photography, poetry, and music to tell the story of the Mitchell Yards and the narrative of the people that have brought the site to life throughout the years. The documentary uniquely connects people to this historic place through art, media and storytelling and highlights both the history of the site and the efforts to preserve this special place.

Impact Awards

Fort Snelling

This project is helping to return one of the most important historic sites in our state's history to a viable and honorable re-use, providing housing for homeless veterans. This initial phase is reviving this historic site to an exciting community for military personnel that have sacrificed so much for our country and leading to additional development at Fort Snelling’s Upper Post that will further revive these long abandoned structures.

Project Contributors: Sand Companies, Miller Dunwiddie Architecture, and Commonbond Communities

Rayette Lofts

The Rayette Lofts has seen many uses, from dry goods sales, to development of the famous “Aqua Net” hairspray, to a parking garage. The building was most recently acquired by Sherman Associates, who saw the potential of this historic building and converted the underutilized structure into apartments. November 2014 saw the opening of 88 loft apartments, with first-floor commercial space currently in use by a local restaurant.


Roosevelt Bridge

The Roosevelt Bridge is significant for its unique combination of concrete arches with a masonry substructure. The aesthetics of the Roosevelt Bridge reflect the skills, artistry, and construction methods of the multiple tradesmen involved with the project. The bridge is also significant for its association with the Civil Works Administration (CWA), a New Deal agency of the Federal Emergency Relief Administration. This project shows how passionate individuals, communities, and organizations can come together to restore a historic structure.

Project Contributors: LHB, Corp, Mead & Hunt, MnDOT CRU, MnDOT State Aid Office, Mower County, and Global Specialty
Soo Line Building City Apartments

Once the tallest building in downtown Minneapolis, the Soo Line was later converted into office space, chopping the building into small offices, dropping the ceilings, and covering the beautiful marble floors with carpeting. Village Green and BKV Group restored the Soo Line to its elegance and grandeur while giving the building a modern update and converting its use to residential apartments. This project also received the National Association of Home Builder’s Green Building Standard designation. The central location of this grand historic building in Minneapolis’s downtown corridor and its reuse as apartments ensures the community

Project Contributors: Village Green, BKV Group, Frana Companies, and US Bank

Save the Date!
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Birth of the Duluth Armory

On November 22, 1915, grand opening ceremonies were held at the new Duluth Armory. The size of the new armory was impressive. At the time, it had the second-largest drill floor in the state, behind only the Minneapolis Armory, which opened in 1907. As a whole, however, Duluth’s Armory outsized the one in Minneapolis. The Duluth Armory was built to house both the National Guard and Naval Militia and contained a number of innovative military training features including a specially constructed, dirt-filled pit in the Drill Hall for teaching field tactics such as digging trenches, and a rifle range in the basement.

Life of the Duluth Armory

Perhaps one of the most famous recognitions the Armory has received in its 100 years, is from Duluth-born celebrity Bob Dylan. Upon receiving a Grammy Award in 1998, Dylan exclaimed to a national TV audience of millions that he received deep inspiration at the Buddy Holly concert at the Duluth National Guard Armory as a teenager in 1959. While this significant event stands out to many, the Duluth Armory has served many other purposes over the years, from providing relief to survivors of the 1918 Cloquet fire, the flu outbreak of the same year, the many soldiers mustered during World War I and II, Korea and Vietnam, while also serving as one of Duluth’s premiere gathering places. In fact, until the larger Duluth Entertainment Convention Center was built in 1966, the Duluth Armory hosted most of Duluth’s significant gatherings from senior proms to car shows, the first being held in 1916. The Armory also hosted such stars as the Harlem Globe Trotters, Sergi Rachmaninoff, Emelia Erhardt, Isaac Stern, Bob Hope, First Lady Eleanor Roosevelt, President Harry Truman, and in 1956, the memorial service for Albert Woolson, the last surviving Civil War soldier in the country, who lived in Duluth and died at the age of 106.

Friends of the Armory

In 2001, after discovering the historic Duluth Armory was under threat of a demolition order, a small group of volunteers gathered in the mezzanine of the NorShor Theater in Duluth to brainstorm new uses for the building. In a very short time, the group formed the Armory Arts and Music Center (AAMC), a 501c3 nonprofit organization, and submitted a response to the City of Duluth’s request for proposals (RFP) for the re-use of the building. The Duluth City Council saw merit in the AAMC’s proposal and chose to work with the AAMC to develop a plan integrating arts with the re-use of the historic building.

In 2014 the AAMC partnered with the Preservation Alliance of Minnesota (PAM) to develop an RFP for re-developing the Armory. The AAMC received four development proposals and, with guidance from PAM, vetted the proposals. The AAMC selected, and is very excited to be working with the Boisclair Corporation, which is currently in their ‘due diligence’ phase. Will O’Keefe, former Real Estate Coordinator with PAM has said, “I’ve been honored to work with the Armory Arts & Music Center. They’ve held on
to the building for 14 years, buying time for preservation, repairing damage from Mother Nature’s wrath and fending off more than a few calls for demolition. The future has never been brighter for this building and this organization, as together we’ve found a developer and look forward to working towards a transformed area around the Armory.”

The Boisclair Corporation’s vision is of a vibrant mixed-use development including a marketplace with retail, dining, and a public gathering space by the restored historic stage in the Drill Hall. Office space, retail and artist studio spaces would be located in the Head House facing Lake Superior, while underground parking would be located under the Drill Hall. Other spaces include areas dedicated to the building’s military and entertainment history as well as the AAMC’s Music Resource Center, an after school music program for young musicians from 6th to 12th grade. Housing is planned in new construction on the adjacent property.

**Lessons Learned for Preservation**

Although the AAMC group has had a lot of fun along the way, it has not always been easy. While the AAMC organization was able to purchase the building for only one dollar, the organization has since put back almost 1.5 million dollars into the building via roof repairs, tuck pointing, hazardous material abatement, and repairs to damage caused by the 2012 flood. Repairs were paid through donations, various grants, and musical fundraising events hosted by the AAMC each year. Through all of this, the group has learned a lot about tenacity, and staying true to the vision. The AAMC learned over the years that it is best to hire the experts you need to help with what can be very complicated developments, agreements and tasks. Working with PAM provided invaluable assistance and expertise as the group developed working agreements with the many public and private partners. As the historic Duluth Armory faces the next century, the future looks bright and exciting. Duluth looks forward to the Armory building once again becoming a popular community gathering spot for generations to come.
A Historic Gem in Sleepy Eye

Written by: Jennifer Kirby
PAM volunteer and education instructor

When William Watkins Smith first came to Sleepy Eye in 1882, the town was just celebrating its tenth birthday. Having spent the previous year at a bank in South Dakota, he quickly opened the Merchants Bank with his business partner Clarence D. Griffith. Over time, the two men earned a great reputation with local farmers and businessmen, and in 1902 converted their bank to the First National Bank of Sleepy Eye. Smith served as the bank’s cashier for over 50 years, never wanting any other title, and was also involved with the local Board of Education and the Republican Party.

As for Smith’s home in Sleepy Eye, no corners were cut or expense spared in its construction. Finished in 1901 by the Steinke-Seidl Lumber Company, the home combines both Queen Anne Victorian and Classical Revival architectural elements. European artisans, who were crafting local churches at the same time in Sleepy Eye, were utilized to obtain stained glass and exotic woods. Beautiful leaded glass doors, ornate woodwork, decorative inlay floors, and unique stained glass windows represent just some of the home’s features that might give thanks to those craftsmen. The grand staircase still retains the original Tiffany newel post fixture. Varying wood species were used throughout the home including quartersawn red oak and American chestnut.

The carriage house was used to store the Smith carriages and horses. Horses were boarded in what is now the Box Stall bedroom on the first floor. It is reported that Smith owned the first automobile in Sleepy Eye and shortly after, the carriage house was converted to a garage. In the late 1990’s the Carriage House was converted to guest rooms, now featuring a bedroom and living room/dining room space on the first floor, and a spacious bedroom suite with 2-person whirlpool tub on the second floor.

The property remained in the Smith family until 1966, when it was sold after William’s youngest son died. Now listed on the National Register of Historic Places, the home is much the same as when it was first built, with a few exceptions, and an amazing restoration. Even though the property has operated as the WW Smith Inn for the last 20 years, its amazing floorplan allows for use as a single family residence. The home is listed for sale, with additional information available at the property website 101LindenStreetSW.com.

Jennifer Kirby is Broker/Owner of Kirby Fine Homes, writes the blog HistoricHomesofMinnesota.com, and is an Old Home Certified Instructor with the Preservation Alliance of Minnesota.
In the fall of 2014, Tom Schroeder - PAM member, former Board Chair, avid home brewer, and longtime West Seventh resident - came to us with a problem. Tom owns the oldest surviving commercial building in the Twin Cities, the Stone Saloon at 445 Smith Avenue. His dream is to revive both the building and the original business. The detailed restoration is underway, and the vision is to create a time-travel experience where visitors can see (and taste!) an authentic German lager beer saloon and St. Paul’s pre-Civil War history.

Tom also owned the cottage next door at 447 Smith Avenue. The two buildings sat right next to each other, shrouding the south-facing wall of the saloon. The best way to ensure full redevelopment of both buildings was to move the cottage off the property. A vacant lot a few blocks away, 41 Douglas Street, was owned by the St. Paul Housing and Redevelopment Authority (HRA) and seemed like the perfect spot.

Tom donated the cottage to PAM, making it our first-ever purchase option property. The purchase option allowed us to find a preservation-minded buyer for the home and stipulated that PAM put a facade easement on the property. The easement will protect the cottage’s unique features like its original clapboard siding, lunette attic window, original round top windows, and transom window above the front door.

We didn’t just need a preservation-minded buyer. We needed someone who could move and rehab the house, which had been vacant for years. Charlie Browning stepped up to the plate. Charlie owns the creatively named Charlie’s Angles, LLC (get it?). He is a local contractor with lots of old home rehab experience and was excited to get his hands on the cottage. The project was then awarded funding through St. Paul HRA’s Inspiring Communities Program, which assists developers with development gap financing for construction on HRA-owned vacant lots, like 41 Douglas Street.

House moving is not new to this neighborhood. The cottage itself was moved to 447 Smith Avenue on a warm night last September. PAM partners, fellow staff, and nearly half the neighborhood cheered on the 140-year-old Charles Palmer House as it made its way from 447 Smith Avenue to 41 Douglas Street. Although mover John Jepsen of Jepsen, Inc. made it look like it moved on its own, this house had a lot of passionate people pushing it along.

Written by: Natalie Heneghan
Education Coordinator
back in 1897, and several of the houses on Douglas and nearby streets were moved to their current locations. Not only was this project keeping a characteristic house in its own neighborhood; it was also preserving a long-standing tradition of house-shuffling in West Seventh! I marveled at the persistence of the neighborhood to maintain the character of its housing stock, even when demolition would appear easier than moving a house.

This project was not without a couple hiccups. At every apparent roadblock, however, neighbors and project partners stepped in to make sure we didn't lose momentum. For example, original designs for the rehabbed cottage included a finished basement with a bedroom and bathroom. Late last summer, once Charlie's Angles started work at 41 Douglas, the excavator could not dig deeper than about four feet.

Architect John Yust got to work and within a few hours had new drawings with an addition on the back of the house. The original two-bedroom, two-bathroom plan was saved!

When we learned that the cottage violated a zoning code requiring a house to be at least 22 feet wide (it is 1.7 feet too narrow), an impressive cohort of neighbors and people involved in the project showed up at the Board of Zoning Appeals hearing to testify in favor of a variance.

And then when it finally moved, dozens of folks gathered late on a weeknight to watch the spectacle. We followed the cottage down the block like a mini-parade. Charlie was thrilled to get to work. Tom was ecstatic to see the south-facing wall of the Stone Saloon finally exposed after 118 years. And I, like everyone else, was just fascinating to see house mover John Jepsen work his magic. House moving might be common to West Seventh, but it sure doesn't happen every day!

Last November, a bunch of volunteers and I spent a chilly Saturday morning at 41 Douglas to help Charlie put trim on the windows, clean out the crawl space, and do other little tasks on site. We plan to come back in the spring and help out with landscaping.

The most poignant lesson I learned from this project was not about the building itself or the ins and outs of house moving. I learned that the meat and potatoes of preservation are the people who give their time, energy, and resources to bring a project to fruition. Lots of people over the last year have volunteered their expertise, leveraged their connections throughout the city, and offered verbal and written support.

The passion and energy surrounding this little house grew steadily as the year went on. The work is not done yet, and we will be closely involved with the project until it is sold. And even once a new owner is settled at 41 Douglas, PAM will have developed new tools and methods for solving tricky real estate issues in new neighborhoods. I'm eager to see who will step into the story next.
What a Pig Taught PAM

Written by: Erin Hanafin Berg

The Preservation Alliance listed Porky’s on its annual 10 Most Endangered Historic Places list in 2011. Porky’s was a National Register-eligible site, an iconic drive-in restaurant from the mid-1950s that epitomized our society’s obsession with the automobile and stood as a glowing example of the car culture that characterized University Avenue for most of the twentieth century. It was also privately owned by the Truelson family (who founded Porky’s and at one time had four other restaurant locations in the Twin Cities) and was adjacent to an Episcopal Homes senior housing complex. With the coming of the Green Line light rail and its accompanying new development, Porky’s was clearly in jeopardy.

Early in 2011, when PAM was alerted to the possibility that Porky’s would be demolished, we reached out to the Minnesota Street Rod Association (MSRA) and learned that Porky’s had lots of fans, but few true advocates. We were told that St. Paul city councilperson Russ Stark was working behind the scenes to facilitate redevelopment of the Porky’s site, but when we contacted him directly, we were given the brush-off. St. Paul’s Heritage Preservation Commission was stuck between a rock and a hard place. And the State Historic Preservation Office and Met Council had very little leverage with a site that was eligible for but not yet listed in the National Register. Sooner than we expected—in early April, 2011—the Truelsons announced they were closing Porky’s. PAM responded with an early announcement that Porky’s would be on the 10 Most list, which we traditionally reserved until Preservation Month in May. Throng of people lined up for their last taste of the restaurant’s famous onion rings, waiting in gloomy weather amidst construction barricades and street lane closures. We received plenty of press coverage, but no solutions that would keep Porky’s standing on the site. Ultimately, the building was purchased by Steve Bauer, dismantled, and moved to Bauer’s Little Log House Pioneer Village near Hastings, where it was restored. The Truelsons kept the big neon pig sign.

Following the Porky’s experience, PAM took stock of its annual 10 Most Endangered list, concerned that the organization could not sustain that level of public advocacy without overtaxing its staff and overburdening the other people that worked on PAM’s behalf. A board-appointed committee decided that a less reactive program that built preservation advocates from within local communities would be a better use of PAM’s limited resources. The Sites Worth Saving program and its accompanying Places of Interest were launched in 2013. While we are no longer measuring outcomes strictly in terms of “saves” and “losses,” we are seeing more success through capacity building at the local level, including significant wins like local historic district designation for Dinkytown in Minneapolis.

PAM experienced another unanticipated benefit from our trial-by-pig. The State Historic Preservation Office prompted the Federal Department of Housing and Urban Development (HUD) to look into whether Episcopal Homes had engaged in “anticipatory demolition” by removing Porky’s from the site before completing the required Federal process of assessing the development’s impact on historic properties. This process introduced PAM to Episcopal Homes, and both organizations discussed potential ways to mitigate the demolition through some kind of interpretive installation. While HUD ruled that no rules were broken, by the time the Federal review was complete, both Episcopal Homes and PAM were excited about the opportunity during the summer of 2013, Anne Ketz interviewed members of the MSRA, who mined their memories and their photo albums to contribute to her research. This image was taken at Porky’s during the Street Rod Nationals in 1974.
to honor the legacy of Porky’s on the new development site.

PAM received a Minnesota Historical and Cultural Heritage grant in 2012 to research the history of University Avenue, the importance of Porky’s to the street rod community, and to acquire rights to photographs from local historical societies and private individuals to use in a future interpretive installation. PAM hired then-graduate student Anne M. Ketz for this project, and her written narrative, “University Avenue’s Car Culture: The Enduring Legacy of Porky’s Drive-In Restaurant,” is posted on our website. PAM shared Anne’s research with collage artist Giesla Hoelscher and project architect Jon Grothe. The two of them came up with the idea of depicting the car-oriented history of the street on glass railing panels along a raised exterior terrace, fronted with checkerboard sidewalk paving to recall the Porky’s facade. For close to two years, as the Terrace at Iris Park building was being constructed, Jon worked out the details of the railing installation while Giesla collected additional photos, placed them in chronological order, and blended them together into a multi-layered collage.

Episcopal Homes generously agreed to cover all of the direct project expenses not raised by PAM, which turned out to be close to 100%. We learned that a crowdsourcing funding campaign is not likely to be effective without considerable effort, even if the giving premiums are cool. A generous donation by the Truelson family helped to defray some of the photo costs. In-kind contributions of staff time from Episcopal Homes, Benson-Orth Construction, TWP Architects, and PAM kept this project moving forward.

Manufacturing setbacks through the summer delayed the project until months after the railing supports were ready, but at long last—almost a year after the first residents moved into Terrace at Iris Park—the artwork has been installed. The pièce de résistance, an original Porky’s menu box donated by street rodder and Merriam Park history buff Bill Casey, explains the purpose of the artwork. PAM and Episcopal Homes will host a grand unveiling ceremony in the spring of 2016, when the weather warms, the street and refurbished Iris Park come alive again, and people are more likely to linger in front of this depiction of University Avenue history.

Although we barely knew the phrase back in 2011, the Porky’s Tribute project became PAM’s first substantial creative placemaking project. We missed the chance to partner with Springboard for the Arts on Irrigate, the artist-led creative placemaking initiative pioneered in St. Paul during the years of the Green Line construction, but we are proud of the contribution that our mural makes to the streetscape. We are especially proud that this is a permanent installation that preserves a site by giving people a reason to visit, reflect, and recognize themselves in the history of University Avenue. Other people have taken notice, too, and we’re exploring partnerships that would lead to similar projects.

Porky’s also prompted PAM to give more thought to developing real estate tools to save endangered places; without site control, preservation advocates have very little say over the outcome of a threatened property. We are building our capacity to use purchase options and revolving funds with the hope that we’ll be welcomed to the table at the early stages to develop alternatives to demolition. With Anne Ketz now on board as our full-time Real Estate Program Coordinator, Porky’s has come full-circle. We’ve learned some important lessons from this iconic pig.

There’s still time to contribute to the Porky’s Tribute project! Gift premiums include one-of-a-kind Midway Center t-shirts, or a limited-edition poster of one of the collage panels. Donate online at www.mnpreservation.org/porkystributefund Stay tuned for more ways to support this project and similar placemaking efforts, and for details about the unveiling ceremony.
Faces and Places
The Last Word
A Note from Executive Director Doug Gasek

2016 is fully underway and I am filled with anticipation of what will happen in the wonderful world of preservation this year. I have always wanted to try my hand at fortune telling so today is the day that I pull out my dusty old Ouija board, unpack my Magic 8 Ball, and test my prediction skills for the upcoming year.

To start, I see a bright future for preservation education in Minnesota. Our ever-expanding homeowner education offerings will be in all the regions of the state this year and Old Home Certified is stronger than ever. OHC is recertifying the first crew of OHC Realtors. There is a fantastic line up of classes ranging from Inspector Insights to Architecture of the 1920s to Researching your Historic Home. Also our partnership with Mankato State University will be blossoming so more preservation courses and philosophies will be integrated into the curriculum. In addition to plaster and windows, homeowners are learning about landscaping, front porch rehab, and wood floor restoration. The demand for these classes continues to grow.

Preservation partnerships are expanding through community engagement activities, organizational support, and events. I cherish the strong, long-term partnerships that PAM has with corporations, foundations, government agencies, and fellow non-profit organizations. In the coming year, I will be thrilled to see how our newer partnerships develop with groups such as the McKnight Foundation, Timberland Partners, Pipestone County Historical Society, and Reclaim Communities in Jasper. Partnerships are essential to accomplish preservation and to have the best community engagement possible. I wish I could list all the wonderful partners that bring so much expertise to this work.

Minnesota Main Street continues to deliver stellar services to an expanding group of designated communities. Additionally, Main Street is finding ways to deliver new services that address the needs of the communities in Minnesota. This could be through specific actions such as fundraising assistance, start-up services, business succession planning or helping with blighted communities.

I want to see more events happening this year where people can discuss the hard preservation topics that are confronting Minnesota’s communities and people. To make preservation better, lets address the hard topics head-on. Let’s talk about why we care about old places. Is it about giving a voice to the buildings or giving a use for buildings embraced by the community? Is it architecture or is it history? Is it about important places or is it about everyday places? Let’s see if there are ways that we can change our use of language to describe preservation in a relatable and respectful way. I hope that we can talk about roadblocks in the preservation world and how to fix them to help move our community forward. Preservation has been around for 50 years and our current system is not perfect so let’s influence the change that we want to see and make it better for Minnesotans.

This is the year to expand education, develop and nurture strong partnerships, grow Main Street, and influence change in preservation at all levels in order to have the most broad impact possible.

Doug Gasek, Executive Director
Thank you to our 2015 Organizational Sponsors!

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Want to take a PAM class?
Classes are forming all over the state! View schedule inside or check MNpreservation.org for more information.

Some upcoming classes include: Inspector Insights, Old Home Certified, Main Street Basic Training, Repairing Old Windows, and Irvine Park Walking Tour.