

2017 Vermont Historic Preservation Grant Application

Due Monday, October 3, 2016



IMPORTANT INSTRUCTIONS:

Please refer to the *2017 Vermont Historic Preservation Grant Application Manual* before completing your application. The manual contains directions to help you respond to each section below and clarifies what information is required. The manual is available [online](#) or you may request a paper copy by sending an email to debra.sayers@vermont.gov or by calling 802-828-3213.

1A. APPLICANT

Name: North Hero Historical Society

Address: PO Box 175

City: North Hero

State: VT

Zip Code: 05474

Daytime phone: 802-372-5544

Email address: tragi@surfglobal.net

1B. PERSON AUTHORIZED TO EXECUTE CONTRACTS FOR APPLICANT

Name: Tracy Giroux

Address: 3585 US Route 2

City: North Hero

State: VT

Zip Code: 05474

Daytime phone: 802-372-5544

Email address: tragi@surfglobal.net

1C. PERSON AUTHORIZED TO ADMINISTER THE PROJECT

Name/Title: Tracy Giroux

Address: 3585 US Route 2

City: North Hero

State: VT

Zip Code: 05474

Daytime phone: 802-372-5544

Email address: tragi@surfglobal.net

1D. PROPERTY OWNER (if different from applicant)

Name: North Hero Historical Society

Address: PO Box 175

City: North Hero

State: VT

Zip Code: 05474

Ownership Status: (check one)

Municipality Non-Profit

1E. HISTORIC NAME AND LOCATION

Historic Name: "The Hookenspoon"

Physical Address: 3641 US Route 2, North Hero, VT 05474

2. GRANTEE EXPERIENCE

2A. Has any previous rehabilitation work on this building been funded with a State Historic Preservation Grant? If yes, please list the year and purposed of the grant.

Yes No If yes, please comment:

2B. Does your organization have experience with similar federal or state grant programs?

Yes No If yes, please comment:

We own the North Hero Community Hall for which we administered 2007 VDHP grant for roof; 2008 Transportation Enhancement Grant; and 2012 VT Arts Council Cultural Facilities Grant

2C. Does your organization use a manual or automated Accounting system?

Manual Automated

3. BUILDING INFORMATION

You can determine whether a building is listed or has been determined eligible for listing in the State or National Register by looking at the Vermont Division for Historic Preservation's **Online Resource Center**, available at <http://www.orc.vermont.gov/Resource/Show-Resource-Table.aspx>.

3A. Date(s) of Original Construction, Major Additions (can be approximate): 1890

3B. Original Building Type:

House Barn Church Town Hall School Commercial

Other (explain)

3C. Is the building listed in the State Register of Historic Places?

Yes No, but determined eligible No

3D. Is the building listed in the National Register of Historic Places?

Yes No, but determined eligible No

CRITERION 4. PRESERVATION OF HISTORIC FEATURES

For each subsection below rate the condition of building elements (excellent, good, fair, poor). Then write a short summary of the work needed to repair/restore this element including methods of repair and materials to be used. If no work is needed in any subsection, say do. Do not leave sections blank. For each section where funding is sought through this grant application, check the "Grant Funds Requested" box for that section.

4A. Roof Condition: Excellent. New standing seam metal roof completed July 2016 and roofs on two outbuildings replaced in 2015. We applied for a Historic Preservation grant in 2014 and 2015 for each project but were unsuccessful.

Repairs Needed:

Grant Funds Requested

4B. Frames & Structure

Condition: Poor condition in front and south side due to drainage and excess water issues. Extent of damage won't be known until porch floor is demolished. There is no access underneath porch. Rest of building in good condition.

Repairs Needed:

Temporarily shore up porch roof and remove handicap ramp. Remove and dispose of porch slab, slate tiles, stairs and fill.

After removal of porch assess box sill. Repairs to the box sill are not included in the estimate because actual damage cannot be determined until access to the area is gained. Money needed will be absorbed by the Society.

X Grant Funds Requested

4C. Exterior (siding, trim, etc.)

Condition: Fascia on porch is in poor condition due to water and drainage issues. Exterior siding on entire building is in good condition but lower 12" or so is in poor condition due to grade issues and will need eventual replacement.

Repairs Needed:

Damaged fascia will be replaced in-kind. Siding in area of porch project will be replaced in kind, as needed. Other deteriorated siding will need eventual replacement beyond scope of this project.

X Grant Funds Requested

4D. Interior (plaster, trim, rooms etc.)

Condition: Overall condition of interior is excellent with exception of the living room. Due to water infiltration in the front living room there is a large section of damaged floor boards, rotted and with holes. The fireplace which is not original to the building, has released from the wall because of rotting floor boards and possible sill plate damage from rot. Plaster around the fireplace and window in that area are damaged and had mold and mushroom growth in June when house was opened for spring cleaning and beginning of summer hours. All issues appear to be related to the porch renovation completed in the 1980s when the building was privately owned.

Repairs Needed:

Patch and repair floorboards, plaster as needed; paint.

X Grant Funds Requested

4E. Windows & Doors

Condition:

All windows in the house were replaced by previous owner in approximately 1985 and are in good condition. Doors are in good, original condition.

Repairs Needed:

Grant Funds Requested

4F. Foundation (masonry)

Condition: Foundation is in fair condition and we are expecting to find damage once the porch floor has been removed. It is clear that the water and drainage issues have impacted the foundation in the SE corner where the porch is attached. This problem is evident in the photographs. Assessment of the extent of damage is difficult to determine without porch removal. The Society is aware that the foundation issues will need to be corrected once degree of damage is determined.

Repairs Needed:

Repair foundation, as necessary, once slab and porch are removed and access to foundation is gained.

X Grant Funds Requested

4G. Special Features (steeple, cupolas, porches, etc.)

Condition: The wrap-around porch is in poor condition. The former owner replaced the original wood porch with a concrete slab and laid slate tiles in cement on top as flooring. The slab has created a negative drainage issue. The original porch ceiling (exposed framing) was covered up with a flat board ceiling and has also deteriorated due to porch floor conditions. There is an added concrete block foundation for the porch which appears to be in good condition. It is our intention to re-use it as a base for the new porch. Porch posts are in very poor condition, the bottom portion rotted due to standing water, and need replacement. The exterior chimney is in poor condition, is not used and is not original to the building. It could be removed in the future.

Repairs Needed: Build porch deck using pressure-treated joists and 1 x 4 tongue and groove fir decking. Replace seven porch posts in-kind. Replace all wooden railings. Repair and re-attach wheelchair ramp. Posts are to be wrapped in pine. Posts and exterior trims will be pine. All new exterior finishes will be painted. Rebuild entry steps to original width. Remove substandard porch ceiling materials to expose framing. Assess ceiling to determine need for replacing ceiling finish. May need to replace with beadboard or shiplap.

X Grant Funds Requested

4H. Site (drainage, roads, sidewalks, etc.; conditions that cause damage to the building)

Condition: Fair to poor condition. Regrade and achieve proper drainage away from the building, incorporating French drains and gravel. All plant material will be removed from the perimeter of the entire building.

Repairs Needed: Regrade problem areas around exterior.

X Grant Funds Requested

CRITERION 5: LONG TERM USE

5A. Briefly describe the building and give a short summary of the building's history. What was the original use of the building and what is the building's current use?

The building was constructed in 1890 by William Fuller of Albany, NY. "Hookenspoon" refers to his favorite pastime - fishing. The house remained in the family, used only as a summer fishing camp for 105 years, receiving guests throughout the Northeast. In 1999 the lone family member transferred ownership of the property and its contents to the North Hero Historical Society. The Society operates it as a house museum, open seasonally or by appointment, interpreting the building's and the community's history through the largely intact interior and artifacts. It is a 2 1/2 story gable front, clapboard house with a wraparound porch and 1 story rear wing, double-hung windows and shutters. The interior is in near-original condition with a remodeled kitchen which may be considered historically significant.

5B. Describe any substantial work that has been performed on the building in the last five years:

A main carrying beam was repaired.

The roof of the house and wraparound porch were completed in July 2016. Standing seam replaced asphalt shingles.

Roofs of two outbuildings completed in 2015. Standing seam replaced asphalt shingles.

Except for creating an accessible entrance ramp all work has been repairs and correcting deferred maintenance in past 5 years.

Drainage and foundation work, wiring and carpentry repairs after taking ownership in 1999.

5C. What is the planned use of the building following this project? If the building is rehabilitated, will it have a new use? Describe changes that will be made to the building in order to accommodate this new use. Will these changes impact historic features?

There will be no changes in use.

5D. Describe any additional work that needs to be done following the completion of this project. Do you have a plan for routine maintenance and long-term preservation of the building?

We would like to remove the chimney and fireplace, not original to the building and likely contributing to some of the structural and moisture problems on SE side of house. Damaged siding will also need to be replaced in kind. The Society continues to raise money through its membership drive, and receives some money from the Town for maintenance.

CRITERION 6: PUBLIC BENEFIT

6A. Is the building open to and/or used by the public? Yes No
If yes, please describe:

It is open on weekends in the summer into the fall and by appointment. School groups visit by appointment. The building is wheelchair accessible.

6B. Describe the public benefit of this project. Is the building easily visible from public places? Is it important to the history of the community or an important local symbol or landmark?

North Hero has long been a destination for fishing and continues to be so. The Hookenspoon is located on US Route 2 in the middle of the National Register-eligible village district and easily visible and accessible to the many pedestrians, cyclists, boaters and motorists who travel here in the summer and fall. While there have been many fishing camps in the Champlain Islands, this one is the only one interpreted and open to the public.

The Society conserves the building and its artifacts for the benefit of citizens and future generations of North Hero residents and visitors. Visitors enter the building via the porch steps or ramp and we will have to close it to the public until the porch project is completed.

6C. Does the community support the project? Are other organizations involved in the project?

Yes. The population of North Hero as of 2014 was 805 people. The Historical Society has nearly 200 members, which include some seasonal residents and visitors. Membership dues are dedicated to the upkeep of the Hookenspoon. The Society receives gifts of North Hero artifacts from community members and former residents who have supported creating a museum for many years. Community members participated in training from the Vermont Museum and Gallery Alliance. There are no other organizations involved in this project.

CRITERION 7: BUDGET

7A. Summarize items from Section 4 that will be funded through this grant request. Please only include items for which you are seeking grant funding through this program. You may add more lines if necessary.

WORK DESCRIPTION IN PRIORITY ORDER

1. Frame and structure

Estimated Cost: \$ 9,500.00

2. Special features: porch including fascia, and exterior siding, as necessary

Estimated Cost: \$ 29,500.00

3. Site: Regrade for positive drainage

Estimated Cost: \$ 4,000.00

4. Foundation:

Estimated Cost: \$ 3,000.00

5. Interior: plaster and paint

Estimated Cost: \$ 1,000.00

6.
Estimated Cost: \$

7.
Estimated Cost: \$

8.
Estimated Cost: \$

TOTAL ESTIMATED GRANT PROJECT COST: \$ 47,000.00

7B. GRANT REQUEST

REMINDER: the *maximum* grant amount you may request is **\$20,000.00**

GRANT AMOUNT REQUESTED: \$ 20,000.00

7C. MATCHING AMOUNT SUMMARY

List all sources of matching funding below. Matching funds that equal your grant request *must* be in-hand at the time of application. You may add more lines if necessary.

SOURCE: Money Market funds and CD account
AMOUNT: \$ 27,000.00

SOURCE:
AMOUNT: \$

SOURCE:
AMOUNT: \$

TOTAL AMOUNT OF MATCHING FUNDING: \$ 27,000.00
(Should match grant request)

7D. SOURCES OF ADDITIONAL FUNDS

Tell us about any sources of additional funds in addition to matching funds that will be used to pay for work prior to reimbursement. Indicate whether these funds are in hand or must still be raised. You may add more lines if necessary.

\$7000.00 additional in savings and \$5000.00 in checking.

7E. PARTIAL AWARD

Could your organization accept a partial award to successfully complete a phase of this project? Yes No

Describe what funds are necessary to support each discrete portion of the project.

There are unknown costs in the foundation and sill work already that the Society is prepared to pay for. With the exception of the plaster repair and interior painting, all of the work will need to be completed as one project.

7F. ADDITIONAL BUDGET COMMENTS

CRITERION 8: ACCESSIBILITY FOR PERSONS WITH DISABILITIES

8A. Is the building handicapped accessible? Yes No

If yes, please describe:

An ADA-compliant ramp leads into the building. Once inside all interpreted spaces are accessible.

If no, please describe any plans to make it accessible.

CRITERION 9: DESIGNATED DOWNTOWNS AND VILLAGE CENTERS

9A. Is your building in a Designated Downtown or Village Center under the Downtown Development Act?

Yes No

10. REQUIRED ATTACHMENTS

The following attachments are **required** parts of the grant application. See Grant Manual for a full description of each item. Check off the boxes to make sure you have included all the required attachments. **Incomplete applications will not be considered.**

Project Estimate(s)

Location Map

Sketch Map

Proof of non-profit status [IRS 501 (c)(3) certification] (for non-profit, tax-exempt organizations)

CD of .jpg images

(OPTIONAL) Preservation Plans, Reports, Evaluations, or Maintenance Plans of the building

11. LEGISLATORS

Please list your State Senators and Representatives

Senator Dick Mazza, Rep. Mitzi Johnson, Rep. Bob Krebs

12. CERTIFICATION:

A. If you are submitting your application via email you MUST check the box below to certify your application.

I am submitting this Application digitally. I am applying for a 2017 Historic Preservation Grant and am authorized to submit this application on behalf of the Applicant. I certify that the information presented in this Application is complete and accurate and I am authorizing the Division for Historic Preservation to accept the submittal for review and potential award. I understand that upon submission to the State, I relinquish sole rights to ownership or control over the photographs and digital images I am submitting and that the photographs shall become the property of the State upon receipt by the State.

B. If you are submitting a paper copy of the application you MUST sign and enter the date in the box below.

By signing this application, I certify I am applying for a 2017 Historic Preservation Grant and am authorized to submit this application on behalf of the Applicant. I certify that the information presented in this Application is complete and accurate and I am authorizing the Division for Historic Preservation to accept the submittal for review and potential award. I understand that upon submission to the State, I relinquish sole rights to ownership or control over the photographs and digital images I am submitting and that the photographs shall become the property of the State upon receipt by the State.

Tracy L. Giroux, President, North Hero Historical Society

SIGNATURE:



DATE: (mm/dd/yyyy)

9/27/16

Applications are to be submitted via e-mail to accd.hpgrants@vermont.gov by midnight October 3, 2016.

If you are unable to submit your application via e-mail you may submit a paper copy to the address below. **Applications must be postmarked or hand-delivered by 4:30 on October 3, 2016.**

Vermont Division for Historic Preservation
Attention: Caitlin Corkins
One National Life Drive
Davis Building, 6th Floor
Montpelier, VT 05620-0501

**Thank you for applying to the
Vermont Division for Historic Preservation's
Historic Preservation Grant Program!**