Protecting and utilizing our historic building stock is key to Western New York’s quality of life, has strong environmental benefits, and is critical to helping us build community through an accurate and shared sense of history. However, in recent years, investments in our historic buildings have emerged as something more: a cultural economic driver for the region.

Investments in our historic building stock have become a much-needed job creator and economic development engine, not just in the city of Buffalo, but throughout Western New York. Just the projects involving historic tax credits have created a whopping 6,000 new jobs, which generated $17 million in State and local tax receipts, and over $500 million in total investments through 2017.

Historic Tax Credits have become one of Western New York’s most important assets in recent times. In just the past decade alone, it has become an effective way to improve the local economy while encouraging private investment and promoting small business growth, all while keeping tax rates stable. Far from being a drain on public resources, Historic Tax Credits bring a high return on investment. For every dollar invested in a tax credit-supported rehabilitation project, $1.25 returns to the US Treasury.

Twenty-four states have customized historic rehabilitation with their own state-level programs. New York has both a commercial program that mirrors the federal program, as well as a homeowner program to help people invest in their historic houses. The following are just a few examples of works in progress where abandoned or under-utilized structures in and around Western New York are set to be revived.

**Northland Corridor**

This 50-acre factory complex is bounded by Fillmore Avenue, East Delavan Avenue, Grider Street, and East Ferry Street. Many of the factories within this area have been dormant since the 1980s. The neighborhood where this complex is located was largely shaped by the Buffalo Belt Line, which covers a 15-mile radius around the city. This rail line was where factories (such as the Trico Plant #2 and Pierce-Arrow Factory Complex) took advantage of their product trading and shipping through the city’s railroad service.

Although some of the Northland factories are still active, they are largely underutilized, having changed ownership multiple times since the 1970’s. The 1.5 square mile neighborhood surrounding the complex was one of many across the city that was once reliant on the jobs provided by nearby factories.

The Northland Corridor project will be centered on 683 Northland, which is still used for minor storage space. Following a 2014 brownfield...
Dear Friends,

In their seminal 1978 work “Seeing Buffalo”, Maggie Headrick and Celia Ehrlich wrote: “In recent years the efforts of many individuals and organizations have brought a new awareness that preserving and renovating older buildings of high quality makes sense both economically and artistically. Neighborhoods as well as individual buildings are being refurbished in keeping with their original style and being used effectively for new purposes. Care is being taken to see that Buffalo continues as an architectural museum and a lively and diverse city.”

These words were written nearly 40 years ago, but we know that the hard work to see this idea through continues. Thanks to our members, PBN has been highly engaged this year in a number of initiatives to advance this noble cause. One of which is bringing back this quarterly newsletter, which hasn’t been published in many years! Inside this issue you will learn more about how historic preservation is one of the leading causes of Buffalo’s renaissance and how we are working to increase the reach of preservation across our region; the importance of the Willert Park housing complex on Spring Street in Buffalo; and some brief notes on issues we are engaged in on behalf of our members. You will also find information on upcoming events and tours, an introduction to our staff, and a new feature: Meet a Docent. Each quarter we plan to introduce you to another one of our amazing volunteer docents who make all of our tour work possible.

Since it is fall, you will also see a gentle reminder about Annual Giving. As you may know, we receive less than 10% of our budget from public sources, relying almost entirely on our membership and philanthropic donations to do the work that we do. If you want to support our work and see it expand, we hope that you will consider giving a gift this year.

We at PBN are so honored to do this work on behalf of our members, and we hope that by bringing this newsletter back, you will feel more connected with the day to day activities of the organization. We genuinely enjoy hearing from you and interacting with you at our events, and we hope that you will continue to keep us informed of what’s happening in your community and how we can help.

Sincerely,

Jessie Fisher
Executive Director
study, the building will be rehabilitated as a new business and training incubator, catering to job and career development for surrounding residents.

The plan is to generate long-term reinvestment in the surrounding neighborhood, addressing long-held concerns about unemployment on Buffalo’s East Side. According to David A. Stebbins, Vice President of the Buffalo Urban Development Corporation:

“This project will bring much needed investment and good paying jobs to an economically distressed area of our community.”

Richardson Complex

According to Monica Pellegrino Faix, former Executive Director of the Richardson Center Corporation:

“Simply put, reuse of the Richardson Olmsted Campus was made possible by the Historic Preservation Tax Credits. Federal Historic Tax Credits have been crucial to the success of our work to date to eliminate blight, rehabilitate these historic buildings, and to create construction jobs and long-terms jobs at this National Historic Landmark site in Buffalo.

“500 construction jobs, and 75 new long-term jobs are being created at the Hotel Henry Urban Resort Conference Center which has just opened. Hotel Henry will attract visitors from across the globe who will be attracted to visit the College, the Albright Knox Art Gallery or just stay in a fine historic hotel, all to the benefit our entire region.

“And the best has yet to come as we move forward on the reuse of the rest of the buildings. However, we are finding during our discussions with potential developer partners who we need to finish our work that Phase 2 will probably be infeasible without the federal Historic Preservation Tax Credit program continuing. The continuation of the Historic Preservation Tax Credit program is crucial to the reuse of the remaining 300,000 square feet of this property and the strong economic development and community development impact that will result from this success.”

Buffalo Public School #77

Buffalo Public School #77 was built in 1927. Located in the North Prospect Hill neighborhood, it was designed by Ernest Crimi using bricked Neoclassical architecture.

The building was designed according to early 20th Century requirements for public schools in New York State. With a maximum enrollment of 1,100 students, School #77 was used as an English-speaking facility for Buffalo’s Italian immigrants and Italian Americans that were predominant in the North Prospect Hill neighborhood at the time. It was also used temporarily as a science lecture facility, to coincide with the opening of the Buffalo Museum of Science at then-Humboldt Park in 1929.

In 2007, School #77 was decommissioned. Since then, PUSH (People United for Sustainable Housing) Buffalo has sought to revive the building as a community-oriented facility. Plans include senior housing and a community performance theatre.

According to Jennifer Kaminsky of PUSH Buffalo, “PUSH and its development entity Buffalo Neighborhood Stabilization Company, Inc. led a multi-year planning process into the reuse of School 77. The community wanted affordable housing for seniors and space for youth programs, arts, and culture.”

Improving Access to the Benefits of Historic Preservation

It is clear that historic preservation is an important component of building healthy and vibrant communities in Western New York. What is also clear, unfortunately, is that these benefits are not reaching across all neighborhoods and all communities. PBN is committed to working to ensure that historic preservation makes a positive impact on all Western New Yorkers. Our 2017/2018 Advocacy and Technical Services agenda includes:

1. Advocacy around the Historic Tax Credit Improvement Act (H.R. 1158/S. 425): This bill will improve access to historic tax credits, an important financing tool, to neighborhood commercial centers and our rural towns and village centers;

2. New York State Tax Credit Advocacy: The New York State
Historic Tax Credit has been a key component of commercial projects, and has added incentives for homeowners in low income census tracts. This important program is set to sunset in 2019, so the 2018 Legislative Season will be an important time to not only make sure that this program continues, but to make needed changes that will ensure that this program is benefitting our entire area, not just a select few communities;

3. PBN will continue its commitment to doing proactive survey work to identify and protect our regional historic assets. The Broadway Fillmore survey should be completed this year and then we will begin to implement results, and the Fruit Belt survey should wrap up in the spring. We have provided technical assistance to the University District to begin survey work, and we will be conducting a survey on Buffalo’s West Side from Richmond to Niagara Street, from West Ferry to Forest. Finally, we will be partnering with community members to revisit older surveys done in Cold Spring and Black Rock to begin to implement recommendations;

4. We will continue to provide technical preservation services to communities and individual building owners across the region;

5. We are exploring ways to bring more direct funding and assistance to our lowest income historic homeowners. Watch for more news and ways you can support this effort in 2018.

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**Historic Tax Credit Assistance**

**Drop-In Workshops**

PBN offers monthly Drop-In Historic Tax Credit Workshops the second Wednesday of every month from 6:00-8:00PM.

The Drop-In Workshops are a chance to get the information about the Commercial and Homeowner Historic Tax Credits that are available for repair and restoration projects on your historic property. You can also bring in your Homeowner Historic Tax Credit application with any questions you may have about your project or the form. While PBN is not the administrator of the tax credit program, we can walk you through the process and address any specific concerns.

FREE for PBN Members
$10 for General Public

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**Preparation Service**

Historic Tax Credits have become one of Western New York’s most important tools in improving our local economy, while encouraging private investment, promoting small business growth, all while keeping tax rates stable.

PBN is now offering Homeowner Tax Credit application preparation services. Our trained staff can work with you through the entire process, from determining eligibility, reviewing work to assess compliance with The Secretary of the Interior’s Standards, and preparing Parts 1, 2, and 3 of the State application. PBN charges a sliding scale fee schedule.

For more information contact:
Christiana Limniatis
Director of Preservation Services
Preservation Buffalo Niagara has been working hard with our community partners, including the Michigan Street Preservation Corporation, for nearly a decade to preserve this important part of Buffalo’s past. Located on Spring Street, just off William Street in the Ellicott District of Buffalo, the Buffalo Municipal Housing Authority would like to tear down this complex and allow a private, Canadian-based developer to replace it with a new subsidized housing project.

These buildings, completed in 1939 and designed by Frederick Backus, have been determined to be Eligible for the National Register of Historic Places by the State Historic Preservation Office for their significance in the categories of architecture, art, community planning and development, ethnic heritage, and landscape architecture. This project was one of the first built under the United State Housing Agency, created by Franklin D. Roosevelt as part of the New Deal. It was specifically planned for African American residents, and was heavily advocated for by the Buffalo Urban League at the time.

In addition to the architectural and social significance of the complex, these buildings are also notable for the ornamental series of cast relief sculptures based on the themes of labor and family life. Designed and crafted by Robert Crombach and Herbert Ambellan, these sculptures garnered national attention, when the Museum of Modern Art singled out Willert Park as one of eight significant Modern architecture buildings in Buffalo, putting this development in the company of the Darwin Martin House, the Guaranty Building, and Kleinhan's Musical Hall.

Despite their architectural and artistic pedigree, these buildings are not without their controversy. They contribute to the narrative of housing and social segregation in the City of Buffalo. In so doing, they also contribute significantly to our understanding of how our City has developed, and how we are continuing to think about housing, neighborhood, and community. To lose these buildings would not only continue the destruction of Modern Architecture in Buffalo, it would also hamper our ability to tell our story as a community – a story that we are still in the midst of understanding.

As Buffalo begins to stabilize, as population is added, especially to our downtown and adjacent East Side neighborhoods, how will we understand and honor those who have lived and created community here?

To delve deeper into these issues as well as to bring attention to these imperiled buildings, PBN hosted a panel discussion on May 25th with Professor Henry Taylor, Professor Francis Kowsky, and George K. Arthur, Buffalo political legend and former President of the Common Council, who grew up in the complex. The meeting was well attended by Buffalo preservationists, community activists, and former residents of Willert Park, who shared their love of living in this location, and their thoughts on why it should be preserved.

PBN will continue to work with our community partners to ensure that this important place is preserved for future generations.
Thank you to everyone who attended the 2017 Preservation Awards on September 7th!

We congratulate all of our winners!

**Preservation Craft**
Buffalo Architectural Casting

**Outstanding Commercial Project**
Turner Brothers Lofts

**Education, Outreach, and Planning**
Interpretive Center at the Guaranty Building

**Outstanding Community Service**
International Chimney, Inc.

**Neighborhood Conservation**
Richardson Olmsted Campus Core Project

**Outstanding Public Buildings Project**
Buffalo & Erie County Botanical Gardens, Houses 2 & 3
U.S. Customhouse

**People’s Choice**
“Greetings from Buffalo” Mural

**Outstanding Residential Project**
656 Lafayette Avenue

**Outstanding Personal Contribution**
Monica Pellegrino Faix
Steve Karnath
Historic preservation is a tricky business, and one that is almost never “finished.” An iterative process that involves complex social, regulatory, and financial processes, each preservation project is unique to its place, but also can inform other projects. We at Preservation Buffalo Niagara are giving continued thanks to Mr. Rocco Termini for his role in saving the pair of boarding homes at 68 and 72 Sycamore Street. Not only is this a successful addition for his own endeavors, this is a victory for the community at large. The new discoveries made within these homes provide us with an opportunity to learn about this style of architecture, the lives of the people who lived here, and Buffalo’s development and ethnic population changes over the city’s history.

Their preservation also gives us a window into the preservation process and how we might be successful in saving other important buildings and sites throughout Buffalo and Western New York. We hope that sharing this journey will lead to future preservation successes.

1. Identify buildings in need of protection

The deteriorated state of these obviously older buildings are what first drew our attention. Some quick research showed that the City of Buffalo and the New York State Historic Preservation Office had previously identified them as historic and worthy of the National Register. The two residential buildings at 68 and 72 Sycamore are distinctive for two primary reasons. The first is that they are among the few buildings pre-dating the Civil War still standing in Buffalo, both dating back to the 1840’s. Second, these are the few Federal-styled buildings, the architecture of their time period, that are still well intact in the city. Many other Federal style buildings lost their original integrity through a series of alterations before falling into neglect and demolition.

Both buildings serve as a living timeline for how Buffalo's neighborhoods have changed over time. Since the buildings were clearly historic and already identified, they were prime candidates for a proactive preservation approach, even though at the time, there were no plans for demolition.

2. Contact the building owners

Listing properties on State and National Registers of Historic Places is an important step towards commemorating a property’s history and establishing eligibility for tax credits and other funding opportunities. But unfortunately, it isn’t enough to save endangered structures. Legal power to protect our historic buildings rests chiefly with the local preservation ordinance.

Buffalo adopted the Preservation Ordinance in 1974. The stated goals include, but are not limited to:

3. Research the buildings

In order to determine what protections these buildings needed and what incentives they might be eligible for, we needed to understand more about their history. So we headed to the Buffalo History Museum, City Hall Permits Office, and the County Tax Assessor to learn everything we could.

68 Sycamore was built in 1843 by Joseph Staub, a German immigrant who worked as a shoemaker. 72 Sycamore was built by homeowner Eliza Quirk in 1845. Both buildings serve as two of the few remaining buildings in the city pre-dating the Civil War. The boarding homes were initially listed as 48 and 52 Sycamore until the 1860s. As listed in the city’s parcel maps, 68 and 72 Sycamore are combinations of 68 and 70 Sycamore and 72 and 74 Sycamore respectively.

The primary demographics of the area were German, Italian, and/or Jewish. However, a small Black neighborhood settled in the Sycamore-Broadway area dating back to the 1820’s. This was the genesis of what would be spurred by the Abolition Movement during the 1840’s and 1850’s. In addition to abolitionists such as Frederick Douglass visiting the city, the nearby Michigan Street Baptist Church (511 Michigan Avenue) was long said to have been one of the Buffalo “stations” for the Underground Railroad.

4. Propose local landmark status

Listing properties on State and National Registers of Historic Places is an important step towards commemorating a property’s history and establishing eligibility for tax credits and other funding opportunities. But unfortunately, it isn’t enough to save endangered structures. Legal power to protect our historic buildings rests chiefly with the local preservation ordinance.

Buffalo adopted the Preservation Ordinance in 1974. The stated goals include, but are not limited to:

continued on next page
safe guard the city’s history and heritage, and to preserve, protect, and utilize our historic built environment. More specifically, the Preservation Ordinance establishes the Preservation Board and provides the framework and process for the Preservation Board to designate local landmarks and historic districts and to review permits for alterations to those properties.

Properties under consideration for local landmark status must meet one or more of the nine Criteria for Designation, which speak to the property’s or district’s historical, architectural, and/or cultural significance. Submitted applications are then reviewed by the Preservation Board and if approved, is forwarded to the Common Council’s Legislative Committee for review before moving on to a vote before the full Common Council.

Because 68 and 72 Sycamore easily exceeded the minimal requirements, and because we worked hard with our members to gain support from the Common Council for our application, the landmarking process took about three months. The application was immediately approved by the Preservation Board after its March 2017 submission, then unanimously approved by both the Legislative Committee and the full Common Council in May.

5. Intervene in housing court

Aside from a 2016 fire that struck 68 Sycamore, both boarding homes were still fairly intact and structurally sound. While we were working through the local landmarking process, the owner made a demolition request through Housing Court, seeking to show that demolition should be permitted as the structural issues constituted an “emergency.” PBN brought engineers to Court and worked with attorneys to make sure that the Judge had a complete picture not only of the historic nature of the buildings, but also of the legal landmark process that was concurrently underway, as well as the true structural condition of the buildings and options for making sure they didn’t pose a safety hazard.

6. Identify a new owner

When it became clear that the current owner was unwilling to save the buildings, we began to reach out to potential new owners. Rocco Termini had the vision to take on the project if PBN committed to assisting, “Do I want to do it? No. But someone had to step forward,” Termini said. “These are the oldest buildings in Buffalo … They’re part of the [Michigan Street African-American Heritage Corridor], and they’re important to Buffalo. To have them torn down would be a travesty to the city.”

7. Identify funding sources

Every project is different in terms of what funding sources may be available to assist with redevelopment. Although this project is still in the planning stages, it is eligible for several different funding sources, including Historic Tax Credits, Low Income Housing Tax Credits, and several New York State grant and low interest loan programs. PBN can work with developers across Western New York to help identify sources of funds.

We will continue to update the community as this particular project moves forward. We hope that you have found this article informative, and that it inspires you to identify, protect, and promote the historic resources in your community!

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**PBN Historic Plaque Program**

Western New York has a rich history and a distinctive architectural character - one that appeals to residents and visitors alike.

PBN is proud to celebrate this heritage with our Historic Plaque Program. These custom-made plaques will have the date that building was built as well as information pertaining to the original owner and, if applicable, the historic district it is located within. Not only do these plaques share the history of a home or building, they also acknowledge the stewardship of an owner in preserving and maintaining its historic character.

For more information on the Plaque Program, call Christiana. Applications for the winter order will be accepted until December 31st - order yours today!
Meet the Crew!

Jessie Fisher, Executive Director
jfishe@pbn.org
Jessie Fisher brings a wide background to her role as the Executive Director of Preservation Buffalo Niagara. An Urban Planner with a Master's degree from the University of Washington in Seattle, Jessie has worked as an historic preservation and neighborhood planning consultant, owned and developed at-risk and abandoned buildings, and served as the Director of Planning at Buffalo Niagara Riverkeeper. These experiences have combined to give her a unique sense of how promoting our region's heritage can unlock a brighter, more equitable, more sustainable future.

Bradley Bethel, Jr., Communications Manager
bbethel@pbn.org
Before joining Preservation Buffalo Niagara, Bradley Bethel Jr. served as a Financial Education Specialist for United Way of Buffalo & Erie County. He also served as a Research Associate for the Restore Our Community Coalition, where his research and case studies for the Hamlin Park neighborhood garnered over 2,000 supporters citywide. Bradley has a B.A. in Environmental Design and a M.F.A. in Visual Communications from the University at Buffalo and the Rochester Institute of Technology respectively. Deeply involved with community development, his independent consultation for small business owners has won awards and recognition for his clients.

Olivia Cammisa-Frost, Membership & Education Director
ocammisa-frost@pbn.org
Olivia Cammisa-Frost serves as Preservation Buffalo Niagara’s Membership and Education Director. She has a Master’s degree in Art History with an Advanced Graduate Certificate in Museum Studies from the University of Buffalo. Prior to joining PBN, Olivia worked in the Advancement Department at the Albright-Knox Art Gallery, where she assisted with planning and executing the museum’s major fundraisers, ran the facility rental program, and served on a number of interdepartmental committees. At PBN, Olivia manages the organization’s membership program, the Hard Hat Tour series, the docent program, and other PBN events.

Christiana Limniatis, Director of Preservation Services
climniatis@pbn.org
Christiana Limniatis has over 12 years’ experience in historic preservation. Christiana began her preservation career as the Communications Coordinator for Historic Albany Foundation in Albany, NY. Since completing her master’s coursework in Historic Preservation Planning in 2011, Christiana has worked as a preservation consultant in Louisiana, Tennessee, and New York, providing services that include National Register nominations, design guidelines, architectural surveys, non-profit fundraising and marketing campaigns, and grant writing. Christiana holds a BA in History/Political Science from The College of Saint Rose and completed her coursework towards a MA in Historic Preservation Planning at Cornell University.

Meet a Docent: Rich Smyth

How long have you been a docent with PBN?
I started Downtown with Dennis Galucki and the Landmarks Society, then Buffalo Tours, and now PBN, over ten years.

What tours do you do?
Queen City Downtown and City Hall.

What’s your favorite part of giving a tour?
Introducing people from all over the world to the history and architecture of my city.

What’s the best question you’ve ever received during a tour?
“You are so proud of your city, why don’t you run for mayor?”

Where else do you docent/do volunteer work?
T.R. Inaugural Site, Allentown Pocket Park tour, many of the theaters in the area.

What is your favorite fact about Buffalo/WNY?
In 1901 Buffalo was the 8th most populated city in the country, and all of the wealth and industry that went along with that.

What is your favorite building in Buffalo/WNY?
City Hall!

Why is historic preservation and learning about architecture important to you?
It is such an important part of my city.
Two longtime Allentown residents have been dedicated stewards to their home for nearly 20 years. That love was tested on December 27, 2015 when fire struck destroying the first-floor bathroom and causing smoke and fire damage throughout the house. Attributed to an electrical short, the fire began and the fire department immediately responded. “They were there within minutes and saved the house putting the fire out with extinguishers eliminating water damage.”

As the smoke and water remediation was completed, the couple started the rehab plans. Because the property is listed on the National Register of Historic Places and located in an eligible census tract, the project was eligible for the NYS Historic Homeowner Tax Credit. They had considered using tax credits in the past but it wasn’t until they realized the magnitude the post-fire rehab plans that they decided to pursue them. “The tax credit is so liberating. You know that everything you are doing is appropriate to the home and you get the benefit of the tax credit which ensures you will go the extra mile.”

After years of living with inherited dark finishes, heavy antique wallpaper, and nonoriginal built-in units, the rehab of the house allowed the owners and their interior designer/project manager Mark Taylor, to put the historic character of the house on display. “You never saw the incredible artwork in the moldings and woodwork. The radiator in the kitchen—it’s a piece of art! And in redesigning the kitchen, the plans were done around this incredible radiator.”

After receiving their building permits and Certificate of Appropriateness from City of Buffalo’s Preservation Board and tax credit project approval from the New York State Historic Preservation Office, rehab work began in January 2016 and finished in April 2017. In addition to completely remodeling the fire damaged bathroom, they also removed and updated wallpaper throughout the house, underwent a major kitchen remodel, and refinished and/or replaced damaged flooring.

While the project evolved into more than just repairing fire damage, it was all worth it for the owners. “There’s a sense of stewardship when owning an historic house. It’s so meaningful to have contributed to the wellbeing of this house and the neighborhood and now we have contributed to its longevity.”

Preservation Buffalo Niagara is our region’s only professionally staffed preservation organization. We couldn’t do what we do without our supporters and we ask that you please consider making a donation to our 2017 Annual Appeal! Your donation directly supports PBN’s mission and will help us continue to provide programming and technical assistance throughout 2018!

Please call (716) 852-3300 to make your donation today, or visit our website to donate online!
Advocacy Snapshot

Scajaguada Downgrade/Route 198
After DOT’s Public Information Meeting on August 8th, PBN submitted formal comments again asking DOT to reconsider the Buffalo Olmsted Parks Conservancy’s vision for the Scajaguada Boulevard and to reformulate plans to prioritize the park user’s experience. While there were some improvements in the presented “Final Plan”, we do not feel that enough has been done to provide safe access to park users, bolster connections to cultural institutions, and to preserve and restore one of the most significant cultural landscapes in NYS. All public comment received will be used in preparing the Final Environmental Impact Statement (FEIS) which is expected to be sent to the Federal Highway Administration in October.

Wildroot
On September 18th we joined Buffalo’s Young Preservationists and the Preservation League of NYS for a Wildroot Visioning Block Party. It was a great opportunity to hear from the community on what they envision for this historic structure. We will continue to keep our members and supporters updated on next steps.

Northland Corridor
The Northland Corridor project is an ambitious proposal by the City of Buffalo to rehabilitate the fifty acre former factory complex located near the Northland section of Buffalo’s Beltline. Preservation efforts were recently dealt a blow with the City’s decision to demolish the majority of 537 East Delavan, the former Houdaille Manufacturing Plant. However, consultation with PBN, the project sponsors, neighborhood stakeholders, and the State Historic Preservation Office, have resulted in the decision to maintain the elegant administrative office located along Delavan Avenue, along with the smoke stack and the Eastern Plant Area. PBN is also working with the City to save more than currently proposed of 777 Northland Avenue, the former Otis Elevator Foundry and Curtiss-Wright Metal Processing Division. While original plans called for demolishing the entirety of the building, subsequent meetings have found the City more willing to save additional fabric. We will continue to work to save this important part of our manufacturing heritage for future use.

Fruit Belt Cultural Resource Survey
Supported by a Preserve NY grant from the Preservation League of New York State, the first-ever full scale survey of historic resources in Buffalo’s Fruit Belt is currently underway. Project consultant Preservation Studios is currently taking oral histories from long-time residents, and conducting a building inventory. Results of the survey along with recommendations for next steps should be available this winter.

Broadway-Fillmore Survey
Another survey supported by a Preserve New York grant from the Preservation League of NYS, the Broadway-Fillmore Survey is nearing completion. Project consultant Preservation Studios recently presented preliminary results from their Cultural Resource Survey of the area to PBN and the other members of the Technical Advisory Committee of the Historic East Side Neighborhood Initiative (HESNI). The next step will be a public presentation in early December about the survey findings and recommendations of how we can protect and steward the neighborhood’s remaining cultural heritage.

DeVeaux Brick Barn
PBN continues to partner with the Niagara Falls Historic Preservation Society, Inc. to advocate for the preservation of the 1863 DeVeaux Brick Barn, as well as the other three remaining historic buildings on the grounds of the DeVeaux Woods State Park. Currently the New York State Office of Parks, Recreation, and Historic Preservation has engaged a consultant to complete an Historic Structures Report of the barn to assess the condition and priorities moving forward. The other remaining structures formerly part of the DeVeaux School Complex are subject to a current Niagara River recreation and real estate development RFP. We look forward to hearing the results of the Report and RFP process and working with NYSOPRHP to find a new, permanent use for these historic buildings.

Terminal A
Constructed 1930-1931, the former Ford Motor Company Plant located on Fuhrmann Boulevard was designed by notable industrial-use architect, Albert Kahn. PBN is continuing to work with our partners at the Our Outer Harbor Coalition to ensure that this significant building is incorporated into the State’s ongoing plans for Outer Harbor.
Guaranty Building Tours

Originally built in 1896, this Adler & Sullivan designed structure is a highlight of Buffalo’s downtown architecture. Come see the beautiful terra cotta tiles on the exterior, the incredible mosaic work on the interior, and learn the history of this building, including what makes it a great preservation story. Preservation Buffalo Niagara is the exclusive provider of tours of the Guaranty Building. Tours occur on Fridays at 2 pm and Saturdays at 11 am. Pre-registration is required. Call PBN or visit our website to register today!

Queen City Downtown Tours

This comprehensive outdoor walking tour highlights some of Downtown Buffalo’s architectural wonders. Our Queen City Downtown tour covers approximately 2 miles on well-paved ground. Join us on Fridays and Saturdays at 10 am, between March and November.

City Hall Tours

Recently named one of the “100 Things Every Western New Yorker Should Do At Least Once” by the Buffalo News, our FREE Buffalo City Hall tour covers the history of the building, the architectural elements, and takes you behind the scenes to view some of the best features of this art deco masterpiece. We’re proud to offer this tour every weekday at noon.

Tax Credit Drop-In Workshop

For Homeowners and business owners, we provide help and guidance with the tax credit process. Workshops are held the second Wednesday of every month from 6 pm to 8 pm at the PBN offices. Bring your tax credit application and be prepared with your questions!

Legacy Cities Convening

The third annual Legacy Cities Convening is scheduled for July 12th and 13th, 2018. More information is coming soon!