
Manhattan/Riley County PRESERVATION ALLIANCE NEWSLETTER

FEBRUARY 2005

FROM THE PRESIDENT—DIXIE WEST

Well, it certainly has been a busy time for the Preservation Alliance. As I write this on the 4th of February, we at the Alliance have reason to celebrate. At the City Commission meeting on February 1, 2005, the Alliance requested monies from the City to complete the needed match for the TEA-21 grant to finish the restoration of the Union Pacific Depot. The complete request letter with details is included in this issue of the newsletter. The request passed with a 3 to 2 vote. As a result the City now has the matching funds to complete Phase 3 of the Union Pacific Depot rehabilitation.

On behalf of the Manhattan/Riley County Preservation Alliance, it is my pleasure to thank all of you who have donated your time, money, and skills to this worthwhile cause. Many of you spent months of your lives planning and executing five historic homes tours. Our homeowners believed in the depot cause and generously allowed strangers to view their beautiful residences. Hundreds of docents gave their valuable time to lead tours. Underwriters and donors provided funding to make each event possible.

We thank all of the folks who came out to the opening of the Whistle Stop Campaign in October 2002. There were over 500 of you who attended to see the building interior—open for the first time in 20 years. It was a celebratory event that showed us “if you build it, they will come.”

We thank the MHS students and their sponsors who raised over \$900 selling merchandise during 2004 to benefit the depot. We thank every single one of you who paused for a brief moment to slip money into our \$3 Campaign boxes or who wrote checks and sent donations through the mail.

We enjoyed receiving your letters with memories on how the depot played a part in your

lives. We thank the anonymous donors who graciously provided over \$100,000 for the depot restoration. Your belief in this cause helped us meet our match goal of \$156,000. Finally, we thank the city commission for getting us to our goal.

The architects Bruce McMillan and Michael Mecseri, along with Sunflower Builders and Riley Construction have done lovely design and construction work on the Depot. Their talents are much appreciated.

I am fully confident that future Manhattanites will be thankful for what the members of this community have done to preserve this important part of Manhattan’s history. The next generation will not remember our names—after all, thousands made this possible. The history that we have created will be stored on shelves or in a computer database at the Riley County Historical Museum. However, this nearly forgotten building at the gateway of Manhattan will bear testament to what we in this community valued during the early 21st Century. The Alliance is so grateful that we had the opportunity to help.

Dixie West



The Manhattan Union Pacific Depot, by Dixie West

**BERND FOERSTER TO PRESENT PROGRAM MARCH 16
AT MANHATTAN ARTS CENTER**

Four decades ago, Bernd Foerster had an opportunity to address the importance of preservation in his 1964 film “What Do You Tear Down Next?” That documentary shows unnecessary demolition and its impact on people, as well as the success of a neighborhood preserving its character entirely through the efforts of its residents. The film was shot in the Capital district of up-state New York, and last year Bernd and his wife Enell were invited back to the region for a public lecture and to see the results of his initiatives. The trip was supported in part by a grant from the New York State Council for the Humanities and sponsored by two universities and several local groups. The Troy, New York *Record* reported the visit, using the phrase “A Hero’s Welcome” in its headline. The film is still being shown occasionally, and viewers from

different parts of the country are amazed how relevant it still is after forty years, and how its ideas apply to urban areas everywhere.

On Thursday, March 16, the film will be shown at the Manhattan Arts Center, with the co-sponsorship of the Manhattan Preservation Alliance. Bernd will tell about the making of the documentary and its influence on actual events. Kathleen Oldfather will read related selections from Bernd’s 1965 book entitled *Architecture Worth Saving in Rensselaer County New York*, and Bernd will report on the outcome of one project and its financial impact. He will suggest that similar ideas have already taken hold in Manhattan, and continue to contribute to the quality of our neighborhoods. The program will start at 8:00 p.m. and is open to the public without charge.

A GLIMPSE OF HISTORY: WILL WAREHAM’S HOME

The house at 824 Leavenworth was built by contractor John Winter from plans designed by architect Henry B. Winter with the help of architecture student Dan Walters. Henry Winter was John’s son. The lot had been purchased in 1907 by Will Wareham at a cost of \$475. Will Wareham was the brother of local entrepreneur H.P. Wareham. One of Will’s sons, H.K. Wareham, remembered that there was a pond on the 824 Leavenworth site and fill dirt was needed to prepare the site for building. A dump wagon was used to haul dirt from the excavation of the basement for the Union National Bank building on the south west corner of Fourth and Poyntz. The house, built around 1910, featured Indiana brown stone on the porch, lumber from the Pfuetze Lumber Company, special mill work done in Atchison, and a fireplace faced with glacial boulders from floor to ceiling.



Courtesy Riley County Historical Society

MEMBERSHIP INFORMATION

Dues date from the Annual Meeting in September. Dues paid mid-year confer membership status until the next Annual Meeting. Dues are \$15 for an individual, \$20 for a family, and \$60 for a sponsor. Checks should be made out to the Manhattan/Riley County Preservation Alliance, Inc. c/o P.O. Box 1893, Manhattan, Kansas 66505. Questions? Call Linda Glasgow at 785-565-6490. If anyone has contributions for future M/RCPA newsletters, please contact Editor, Marolyn Caldwell (776-4862) or email marolync@flinthills.com. The businesses featured in the Preservation Alliance newsletter are helping to defray our mailing and printing costs by contributing \$5 per issue. We welcome any and all new sponsors. They can be individuals as well, such as sponsor Barbara Withee. Welcome to Commerce Bank, our newest sponsor.

MANHATTAN/RILEY COUNTY PRESERVATION ALLIANCE
P. O. BOX 1893 MANHATTAN, KANSAS 66505

24 January 2005

Members of the City Commission:

The Manhattan/Riley County Preservation Alliance is requesting assistance from the City of Manhattan to complete the match for Phase 3 of the rehabilitation of Manhattan's Union Pacific Depot. In 2003 the City received a TEA-21 grant through KDOT to complete the third Phase of the Depot reconstruction. The grant contract requires that the City of Manhattan provide \$156,296.00 which the State will match 4 to 1 at \$624,000.00 allowing a project total of \$781,482.00. The City challenged the Preservation Alliance to raise this sizable match component, and the Alliance has stepped up to that challenge. Since 2002, the Alliance has raised a total of \$134,798.34 for this city owned building. An additional \$2291.00 was donated directly to the City for the Depot bringing the total amount raised to \$137,089.34. Alliance fund-raising has been coordinated with and approved by the City, and an itemized list of our fund-raising efforts is enclosed in your packet. The remaining balance being requested is \$19,206.66. Based on past experience, however, the Preservation Alliance recognizes that possible contingency funds may be needed and we hope that our ongoing fund-raising efforts will allow us to meet match requirements for these and other additional expenses.

We launched a highly successful Whistle Stop Campaign where we raised a total of \$11,086.39. Over 500 people attended the kickoff of the Whistle Stop Campaign in October 2002. This was the first time the Depot was opened to the public in over 20 years. Participants/supporters enjoyed the talents of local musicians, choirs and dancing groups; model railroad displays by the Manhattan Railjoinders; historic tours of the Depot; and purchased Manhattan Union Pacific Depot memorabilia.

With the Riley County Historical Society we hosted our fifth historic homes tour on behalf of the Depot earning \$3,299.85. We acknowledge the generosity of the tours' homeowners, the volunteer coordinators, the financial sponsors, the business underwriters, the over 200 volunteer tour guides, and the visitors who purchased tickets. We consider the participation of all these individuals to be an endorsement of the Depot project.

We promoted a highly successful \$3 Campaign, where, with the very generous contribution of an anonymous donor, we raised \$114,124.65. During the \$3 Campaign we participated in city sponsored events including the Little Apple Festival, Purple Power Play on Poyntz, and the Mayor's Lighted Holiday Parade. Special thanks goes to the spring 2004 MHS Interpersonal Skills class that raised over \$900.00 by selling concession products at the Eisenhower sports complex during varsity baseball games. Many donors who contributed to the \$3 Campaign enclosed messages with their contribution. Two of these letters are included in your packet. It has been truly exciting to know that people—whether they live right here in Manhattan or clear across the country—share our enthusiasm for getting the building restored for use again.

The Preservation Alliance is committed to seek funding that will optimize the site as a public use facility to promote community wide endeavors including these of city and local government, nonprofit organizations, educational institutions, and for profit enterprises. We recommend public use because public funding has been the thrust behind the restoration of this building. The restored building can serve such organizations as the Manhattan Junior League, the UFM—Community Learning center, and the Neighborhood Coalition just to name a few. The building can also serve for the promotion of city services and activities, including providing a place for registering for city league sports teams or a distribution center for government information. The space can also be used as a tourist information center, one highlighting government sponsored events and sites. Displays depicting historic Manhattan local events, historic sites, public facilities, and tourist attractions are all possibilities. Businesses and schools could use the facility to advertise their events and services. Local artists could display their works in a part of the building, and meeting space could be rented for private functions. It might be used as a minor marketing outlet for public groups. Kansas State University, Friends of Konza, or Friends of Sunset Zoo could use/rent the building to advertise and market clothing or souvenirs. The Chamber of Commerce could use the facility to advertise the business community of Manhattan. In short, once restored, this space can serve the entire community in numerous ways.

Should the City desire help with scheduling use of the Depot, Linda Teener, UFM: Community Learning Center's director, has agreed to perform this service.

Our Union Pacific Depot was once a center of community activity. Manhattanites met a President here, bid farewell to soldiers and welcomed their return. The Depot embodies an historic time when railroads not only helped build this country but tied communities and the nation together. This building is a gauge of the quality of public life in Manhattan. It is only fitting that during 2005, Manhattan's Sesquicentennial, this public building nestled on the highly visible corner where Fort Riley Boulevard and K-177 meet, become Manhattan's historic symbol—representing the past, present, and future of this City and the region.

Sincerely, Dixie West

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MANHATTAN/RILEY CONTY PRESERVATION ALLIANCE

Meetings: Second Thursday of each month, 7:30 p.m.

Location: First Congregational Church, Juliette and Poyntz unless noted

President: Dixie West

Vice-President: Michael Mecseri

Secretary: Linda Glasgow

Treasurer: Barbara Poresky

Newsletter Editor: Marolyn Caldwell

**PLEASE JOIN US FOR OUR BUSINESS MEETING ON THURSDAY EVENING, FEBRUARY 10, 2005
AT THE CONGREGATIONAL CHURCH, JULIETTE AND POYNTZ, 7:30 P.M.**

M/RCPA
P.O. Box 1893
Manhattan, KS 66505