

# 2020 ANNUAL REPORT

# NHPT

# The New Haven Preservation Trust

---

## LETTER FROM THE PRESIDENT

Preservation draws from the past and looks to the future, but it operates in the present. It was an exhilarating ride to see what the New Haven Preservation Trust, a small, volunteer-dependent organization with a single full-time staff member, could achieve in the year of COVID-19.

The year 2020 got off to a resounding start. Highlights of the early months included a stimulating members-only tour of Eero Saarinen's David S. Ingalls Rink, the "Yale Whale", led by Saarinen scholar Eeva-Liisa Pelkonen and architect Wesley Kavanagh. In the wake of the painful demolition of the Art Moderne bank building at 80 Elm Street, the Trust hosted a talk, accompanied by pizza, at BAR, entitled "Why Modern Architecture Doesn't Matter". Preservation project manager Mike Stallmeyer and the Trust's own Director of Preservation Services, Elizabeth Holt, together demonstrated what preservation professionals are doing on behalf of Modernist structures, which are frequently fine candidates for adaptive reuse.

Then the "normal" of the first ten weeks of 2020 became the "new normal" of an unoccupied office,

working from home, meetings on Zoom, and fears for the Trust's financial health.

The Trust's work continued. Over the months that followed, supported by the Preservation Committee, Holt still provided advice to property owners, worked with applicants to the Historic District Commission, explained Historic Tax Credits, liaised with the City on a possible preservation ordinance, researched requests for date plaques, and oversaw grants from the Trust's Historic Structures Fund.

One major project was concluded: the Pinto House at 275 Orange Street will remain on the National Register of Historic Places. Some projects rolled on, in particular efforts to find solutions for properties at risk, including the Pierce N. Welche House of 1879 at 131 Sherman Avenue; buildings from the late nineteenth century that are part of the former church, now school at 208 Columbus Avenue; and the Robinson House of c.1810 at 601 Chapel Street. And new projects were launched: interventions on behalf of the deteriorating Bigelow Boiler Company factory, a contributing structure for the River Street Historic District; discussions about

noteworthy but contaminated undeveloped structures from the Winchester Repeating Arms factory; support for the listing of Marcel Bauer's Pirelli Building on the National Register of Historic Places.

The Trust marked with sadness the death of Doris "Deb" Townshend, a founder member of the Trust and exemplary advocate of New Haven's history and architecture. Many organizations rallied to commit to finding a future for Raynham, her remarkable Gothic-Revival house on Townsend Avenue, a home Deb Townshend so treasured.

The Trust adapted to a virtual life, seizing the opportunity to implement pending online projects and rethink how it reaches its audiences. Holt developed self-guided tours, of Beaver Hills and Autumn Street (as part of the Jane's Walk venture) and of Modernist buildings of the 1970s (as part of DOCOMOMO tour day). Style guides were added to the Trust's website. Quarantine was the time to initiate a longstanding plan to digitalize photographs of some 5,000 New Haven structures that were taken between 1979 and 1983 to accompany the Historic Resources Inventory. Hours of scanning and cataloging have generated a unique resource (going live throughout 2021) for property owners, history lovers, and former and current residents of New Haven.

While we regretted the loss of each opportunity to be together in person, webinars were an opportunity to bring together speakers and substantial audiences, near and far, with a shared fascination for the buildings and streetscapes of New Haven. From Storrs, Connecticut, Bruce Clouette explored "New Haven Stations, Past and Present", and from

Minneapolis, Minnesota, Tom Fisher presented on "Cass Gilbert and *The Plan for New Haven*".

On October 29, the Trust held its "Celebration of Preservation" online, an extravaganza of Annual Awards, Annual Meeting, and an illustrated talk by Elizabeth Holt. Awards were presented to The Graduate, 1151 Chapel Street (Merit Plaque), The Washington, 39 Church Street (Landmark Plaque), and Robert and Susan Frew (Margaret Flint Award).

Holt's provocative talk, entitled "The Changing Face of Historic Preservation", threw down the gauntlet for future preservation efforts. Preservation, she noted, must respond to contemporary concerns, including environmental threats and racial inequality. Insularity will herald irrelevance, even do harm. Her words were particularly apposite as the Trust continues to grapple with how it must center diversity, inclusion and equality in its mission and its structures.

The remarkable conditions of 2020 reminded the Trust that while preservation seeks to shape the lived experience of communities, it is nothing without the support of its own community. The Trust thrived because so many people — staff, volunteers, and members; donors and sponsors; homeowners and property users; developers and city planners; architects and builders; students and award recipients — were ready to invest, each in their own way, in honoring the past in the present. I am so grateful to everyone who was there for the Preservation Trust in 2020.

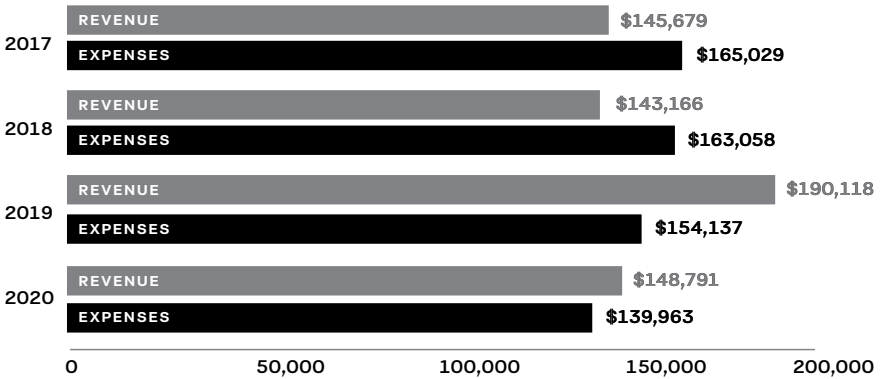


# FINANCIAL SUMMARY *Pending Audit*

Statement for 2018, 2019, and 2020 (Unrestricted Funds)

	2018	2019	2020
<b>INCOME</b>			
Membership	\$17,250	\$16,717	\$12,671
Fees-for-Service	\$5,403	\$11,720	\$3,380
Grants	\$67,500	\$44,749	\$64,822
Events	\$6,874	\$15,917	\$18,518
Contributions	\$65,846	\$67,496	\$49,400
<b>Total Income</b>	<b>\$143,166</b>	<b>\$190,118</b>	<b>\$148,791</b>
<b>EXPENSES</b>			
Administration	\$55,397	\$47,984	\$43,703
Program	\$18,140	\$24,404	\$14,072
Personnel	\$89,521	\$81,749	\$82,188
<b>Total Expenses</b>	<b>\$163,058</b>	<b>\$154,137</b>	<b>\$139,963</b>
NET SURPLUS (DEFICIT)	\$(19,892)	\$35,961	\$8,828
RESERVES, RESTRICTED FUNDS, ENDOWMENT	\$223,314	\$283,005	\$334,447

## Historic Operating Revenue and Expense Comparison



# 2020 MEMBERS AND DONORS

**JAMES HILLHOUSE FELLOW**  
Rona Johnston and Bruce Gordon  
Marianne Mazan  
Bruce R. Peabody  
Linda Silva

**PROPRIETOR'S CIRCLE**  
Elsie B. Chapman  
Daniel Fleschner  
Charlotte Rea and Robert Fricker

**HENRY AUSTIN FELLOW**  
John Cusick  
Duo Dickinson  
Susan Godshall  
Karin Krochmal and  
Richard Hayden  
Alan J. Plattus and  
Nancy Berliner  
Michael Rigsby  
Paul Serenbetz  
Glenn Trunkfield

**ITHIEL TOWN FELLOW**  
Robert W. Grzywacz  
Frank Pannenberg  
Betsey Reid  
Elihu Rubin  
Lisa Stanger and  
Gregory Colodner  
Alice Tai and Will Sheridan

**ALICE WASHBURN FELLOW**  
Nancy V. Ahern  
Barbara and Jeff Borne  
Margaret J. Chambers  
Carol Cheney  
William Christmas  
John Gaddis and Toni Dorfman  
Brigitte Griffith  
Channing Harris  
Beverly Hodgson and  
John Leventhal  
Susan and Joel Jacobson  
Patricia E. Kane and  
W. Scott Braznell  
Charles C. Kingsley  
Henry Lord  
Jill E. Martin  
Patricia Morrison  
Roberta S. Pilette  
David and Lisa Totman

**PRESERVATION FELLOW**  
James and Martha Brogan  
Berclee Cameron  
Edward Cherry  
Michael Chiarappa  
Gina Cunaro

**MEMBER**  
Steven Baker  
Randall Beach  
Susan Bennett  
Elizabeth Bickley  
Priscilla Bradford

Maria Brandriff  
Priscilla Clark  
Eugene Connolly  
Gail Curran  
Barbara Ellinghaus  
Helena Estes  
David Faulkner  
Thomas Flynn  
Susan Frankenbach  
Nancy Godleski  
Steve Hamm  
Maura Harrigan  
David Harris  
Mark Hebda  
Michele Helou  
John Hoffman  
Karen Jenkins  
Timothy Keyl  
David Konopacke  
Melissa Kops  
Michele Kramer  
Philip and Maryann Langdon  
Jack and Elaine Lawson  
Sylvia Lipnick  
Gina MacKinnon  
Tracy MacMath  
Nancy Mellone  
Barbara Morrissey  
Sarah H. Ohly  
Hala O'Keeffe  
Aaron Pine  
Jean E. Pogwizd  
Alexander Purves  
Melanie Ross  
Arthur and Margaret Sanders  
Christopher Schaefer  
Edwin C. Schroeder  
Anita Shaffer  
Judy Spindel-Brown  
Matthew Thomas  
Shavaun Towers  
Jack Tripp  
C. Michael and Susan Tucker  
Patricia Wallace  
Penny Welbourne  
John Wilmot

**DONATIONS \$1,000 AND ABOVE**  
Leon Bailey  
Constance and David D'Atri  
Robert and Susan Frew  
Henry S. Johnson Trust Fund  
Beverly Hodgson and  
John Leventhal  
Hodgson/Leventhal Fund  
Brian Hughes and  
Andrew Drabkin  
Jane and William  
Curran Foundation  
Rona Johnston and Bruce Gordon  
Joseph C. Stevens Fund  
Karin Krochmal and  
Richard Hayden  
Marianne Mazan  
Anita Shaffer

**DONATIONS \$500 - \$999**  
Bruce Becker  
Jay Bright  
Joseph F. Dzeda  
Susan Godshall  
John Herzan and Lauren Brown  
Jill E. Martin  
Bruce R. Peabody  
Pelli Clarke Pelli Architects  
People's United Bank  
E. Anthony Petrelli  
Pickard Chilton Architects  
Charlotte Rea and Robert Fricker  
Robert A.M. Stern  
Yale University

**DONATIONS \$250 - \$499**  
Phoebe and James Boyer  
Elsie B. Chapman  
Carol Cheney  
Constance Clement  
Duo Dickinson  
Karyn Gilvarg and Eric Epstein  
Robert W. Grzywacz  
Channing Harris  
Israel and Adele Gordon Fund  
Amy Justice  
Trina and David Learned  
Barbara Lamb  
William Morico  
Gerald Morin and  
Michael Davidson  
Newman Architects, PC  
Pikaart-Vaughan Family Fund  
Roberta S. Pilette  
Alan J. Plattus and  
Nancy Berliner  
Robert J. and Kathleen  
G. Bradley Fund  
Paul Serenbetz  
Linda Silva  
Larry Soghoian  
Glenn Trunkfield  
Christopher Wigren and  
Mark Scott

**DONATIONS \$100 - \$249**  
Alexander Family Fund  
Janis Attridge  
Bank of America  
Mary Barnes  
Richard and Alice Baxter  
John Blue and Jean Emblad Blue  
Brenner, Saltzman &  
Wallman, LLP  
James and Martha Brogan  
Margaret J. Chambers  
John Crossey  
Robert and Priscilla Dannies  
Andrew Ehrgood  
Andrew Fiddler  
Terry S. Flagg  
Deborah Freedman  
Martin and Janneane Gent  
Elisabeth Glynn

Mark Hebda  
Patricia E. Kane and  
W. Scott Braznell  
Jean Kelley  
Laura Kemper  
Koizim Family Fund  
Maria LaSala  
Carol B. Lee  
Litchfield Builders, Inc.  
Gary Martin  
Jean Mauro  
Susan Matheson and J.J. Pollitt  
Elizabeth D. C. Meyer  
Darby O'Brien  
Jean E. Pogwizd  
R.J. Aley Building Contractor LLC  
Lucy Ruangvoravat  
Benjamin and Christin Sandweiss  
Harold Spitzer  
Leonardo H. Suzio  
C. Michael and Susan Tucker  
Noel Valis  
Penny Welbourne  
Carolyn Westerfield  
Ed and Doris Zelinsky

**DONATIONS \$1 - \$99**  
Mark Abraham  
Amazon Smile  
Meagan Baco  
Ray Baldelli  
Phyllis and Larry Bausher  
David and Carolyn Belt  
Maria Brandriff  
Anne and Guido Calabresi  
Robert and Francine Caplan  
James Charney  
Renee Chotiner and  
Stuart Gardner  
Eugene Connolly  
Alan and Susan Davidson  
Nancy Davidson  
David Dickson  
Lise Dondy and Bill Kaplan  
Johanna Epperson  
Alden Ferro  
Clare A. Flannery  
Joy Ford  
Susan Frankenbach  
Gerald Gaab  
Patricia Garland  
Gail Gary  
Linda Goodman  
Joseph Gordon  
Sandra and Charles Greer  
Judith S. Hahn  
David Harding and Ruth Swanton  
Daniel Headrick  
Charlotte Hitchcock  
Patricia Illingworth  
Susan and Joel Jacobson  
Rosemary Jones  
Judith S. Hahn Foundation  
Bill Kraus  
Jo Kremer  
Philip and Maryann Langdon

Mary Lee  
Sam and Naomi Lindberg  
Peter MacPartland  
Kaye Maggart  
Adam Marchand  
Frederick M. and Judith P. Martz  
Preston Maynard  
Emily McDiarmid  
Joyce Mercer  
Charlotte and Charlie Murphy  
Barbara Nagy  
William and Holly Nardini  
Sara Nelson  
Matthew Nemerson  
Susan Papa and David Schatz  
Daniel Pardy  
Edward Phillips  
Lauren Pinzka  
Alexander Purves  
K. Geert Rouwenhorst  
Marion Sachdeva  
Michael Schaffer  
Beverly Skiles  
William and Elizabeth Sledge  
Jordan Sorensen  
Judy Spindel-Brown  
Sandra Stetson  
Alice Tai and Will Sheridan  
Margaret Anne Tockarshewsky  
Jennifer Tombaugh  
Katherine Trumpener  
Mary Tyrrell  
Alison Weir  
Mary Whitebirch  
Allan T. Wilcox  
Stephen Wilcox

**HERZAN LECTURE FUND**  
Richard and Marion Petrelli  
Jean E. Pogwizd  
Stewart G. Rosenblum

**HERITAGE DATE PLAQUE PROGRAM**  
Melissa Barton  
Lisa Stanger and  
Gregory Colodner  
Laura Thompson

**HISTORIC STRUCTURES FUND**  
Susan Bender  
Katherine Bennett  
Susan E. Berube  
The Community Foundation for  
Greater New Haven  
Historic Structures Fund  
Alden Ferro  
Olivia Martson  
Susan Matheson and J.J. Pollitt  
Marianne Mazan  
William Santillo  
Seedlings Foundation  
Katherine Trumpener

**GRANTS**  
Connecticut Department of  
Economic and Community  
Development

**SPONSORS**  
AIA Connecticut  
Betsy Grauer Realty  
Bruce R. Peabody  
Pelli Clarke Pelli Architects  
Frew Management LLC  
Seabury At Home  
L. Suzio Concrete Company  
Yale University

**MATCHING GIFTS**  
The Community Foundation for  
Greater New Haven  
IBM Matching Gifts  
Valley Community Foundation  
Virginia Wellington Cabot  
Foundation

**GIFTS WERE RECEIVED**  
*in honor of Marcel Breuer*  
Bruce Becker  
  
*in memory of Arnold (Chad)  
Chadderdon*  
Susan Godshall  
Rona Johnston and Bruce Gordon  
Karin Krochmal and  
Richard Hayden  
Marianne Mazan  
Darby O'Brien  
Jean Pogwizd  
Charlotte Rea and Robert Fricker  
Linda Silva

*in honor of Bruce Clouette's talk*  
Judy Spindel-Brown

*in honor of Eric Epstein and  
Karyn Gilvarg*  
Ed and Doris Zelinsky

*in honor of Carl S. Gottschalk*  
Joseph Gordon

*in memory of Jean Kelley*  
Susan Bender  
John Herzan and Lauren Brown  
Israel and Adele Gordon Fund  
Judith S. Hahn Foundation  
Sam and Naomi Lindberg

*in honor of Jill Martin*  
Janis Attridge

*in memory of Sophie Powell*  
Laura Kemper

*in memory of Samuel B. Sherwin*  
Patricia Garland

*in memory of Paul Stetson*  
Sandra Stetson

*in memory of Doris (Deb)  
Townshend*  
Susan Godshall  
Channing Harris  
Marianne Mazan

**GIFTS-IN-KIND**  
116 Crown  
Bruce Becker  
Bruce Museum  
Colin Caplan  
Carol Cheney  
Connecticut River Museum  
DaSilva Gallery  
Duo Dickinson  
Maishe Dickman;  
George Street Pottery  
Helena Estes  
Field House Farm  
Susan Godshall  
John Herzan and Lauren Brown  
Hill-Stead Museum  
Elizabeth Holt  
Jane's Walk  
Rona Johnston and Bruce Gordon  
Patricia E. Kane and  
W. Scott Braznell  
Karin Krochmal and  
Richard Hayden  
Barbara Lamb  
Lyman Allyn Museum  
Mark Twain House and Museum  
Jill E. Martin

Roberta Pilette  
Charlotte Rea and Robert Fricker  
Diane Ruben  
Sally's Apizza  
Anita Shaffer  
Harold Spitzer  
TYCO  
Wadsworth Atheneum  
Gerald Wenner  
William Reese Company  
Mark Zurolo

**VOLUNTEERS, TOUR GUIDES  
AND LECTURERS**  
Bruce Clouette  
Thomas Fisher  
John Herzan  
Elizabeth Holt  
Wesley Kavanagh  
Barbara Lamb  
Charlotte Murphy  
Eeva-Liisa Pelkonen  
Jean E. Pogwizd  
Katy Rosenthal  
Mike Stallmeyer  
C. Michael Tucker  
Gerald Wenner  
Christopher Wigren

**BOARD OF DIRECTORS**  
Rona Johnston  
President  
  
Charlotte Rea  
Vice President  
  
Roberta S. Pilette  
Secretary  
  
Susan Jacobson  
Assistant Secretary  
  
Glenn Trunkfield  
Treasurer  
  
Susan Godshall  
Assistant Treasurer

Elizabeth Bickley  
Margaret Chambers  
Elsie B. Chapman  
Edward Cherry  
William Christmas  
Robert W. Grzywacz  
Channing Harris  
Karin Krochmal  
Jill Martin  
Elihu Rubin

**ADVISORS**  
Katherine Bennett  
Karyn Gilvarg  
Melanie Ginter  
John Herzan  
Katharine Mace Learned  
Preston Maynard  
Marianne Mazan  
C. Michael Tucker  
Christopher Wigren

**STAFF**  
Elizabeth Holt  
Director of  
Preservation Services

Department of Economic and  
Community Development  
State Historic Preservation Office



NHPT receives support from the State Historic Preservation Office of the Department of Economic and Community Development with funds from the Community Investment Act of the State of Connecticut.