Saratoga Springs Preservation Foundation
A Voice For Preservation

Annual Report
2017-2018
Founded in 1977, the Saratoga Springs Preservation Foundation is a not-for-profit organization that promotes preservation and enhancement of the architectural, cultural and landscaped heritage of Saratoga Springs.
2017 BOARD OF DIRECTORS

Matthew Veitch
President

James Gold
Vice President

Linda Harvey-Opiteck
Treasurer

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Secretary

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Cynthia Corbett
Brennan Drake
Liz Israel
Adam N. Favro
Samantha Kercull
Douglas Kerr
Richard King
Michelle Paquette-Deuel
Cindy Spence
Bill Willard
Meredith Woolford

James Kettlewell,
emeritus

STAFF

Samantha Bosshart
Executive Director

Nicole Babie
Membership & Programs Director

Patty Herrick
Bookkeeper

Philly Reilly
Administrative Assistant

Saratoga Springs
Preservation Foundation

A Voice
FOR
PRESERVATION
FOR 40 YEARS

Saratoga Springs Preservation Foundation
112 Spring Street, Suite 203
Saratoga Springs, NY 12866
Phone: (518) 587-5030
www.saratogapreservation.org
Letter from the President

Dear Members,

It is hard to imagine what the City of Saratoga Springs would be without the hard work of the Saratoga Springs Preservation Foundation. Since 1977, the city has greatly benefitted from the Foundation’s efforts, including restoring and rehabilitating many historic buildings and sites throughout the city, consistently advocating for best preservation practices, and continuously offering educational opportunities to learn more about the importance of our community’s architecture and cultural heritage and the importance of preserving it.

We continue to be fortunate to have an extremely talented and dedicated Board of Directors, hardworking and dedicated staff, countless volunteers, and a strong membership base, all who continue to advocate for the preservation of Saratoga Springs’ rich history and architecture.

Some of the Foundation’s accomplishments over the past year include:

- Continued to celebrate our 40th Anniversary by highlighting the Foundation’s many accomplishments at a Brown Bag Lunch Presentation at the Saratoga Springs Public Library as well as through a photograph exhibit at the Saratoga Springs Heritage Area Visitors Center and at 112 Spring Street.
- Implemented and completed several goals of the new strategic plan that was developed with assistance of the New York Council of Nonprofits, that outlines goals for the next three years.
- As the only required official local advisor to the New York Racing Association and State Historic Preservation Office, we continued to review and provide feedback on capital improvement projects at Saratoga Race Course, including the new building that will replace the At Rail Tent and tractor trailers that served as corporate boxes.
- Continued the Historic House Plaque Program with over 12 properties receiving house histories.
- Hosted the third Porch Party and Historic Homes Tour in May which was a big success, and was our most successful fundraiser for the Foundation to date.
- Offered exclusive members-only tours, a hard-hat tour of the Adelphi Hotel under construction and a tour of Great Camp Santanoni in partnership with Adirondack Architectural Heritage.
- Partnered with Sustainable Saratoga to host a presentation and panel discussion on the impact of building heights in Saratoga Springs.
- Assisted the small congregation of the First Baptist Church secure a $5,000 matching Sacred Sites grant from the New York Landmarks Conservancy to undertake the first phase of the stained glass restoration project.
- Held the TRASK Art Show and Sale, featuring original work by local artists inspired by the history, people, landscape, preservation and spirit of Saratoga Springs, at the Canfield Casino.
- Continued a Board favorite, the 7th Annual Pints for Preservation Pub Crawl.
- Highlighted Saratoga’s unique historic resources through articles in local publications, including “Preservation Matters” articles in The Saratogian and “Preserving Saratoga” in Simply Saratoga Magazine.
I want to extend a special thank you to our Board of Directors who dedicated their time, expertise, and knowledge to the Foundation and our community. I also want to sincerely thank our outgoing board members who completed their terms: Linda Harvey-Opiteck, who served in every position as officer during her time on the board; and Cindy Corbett. I also wish to extend my thanks to those board members who did not complete their terms but served with distinction: Meredith Woolford, Rena Daly, Shane Cassidy and Bill Willard. I would like to welcome our new members Dmitriy Yermolayev, Samantha Kercull, Adam Favro, and Caroline Cardone, who had previously served as a mayoral appointment on our board, as well as our new mayoral appointment, Sandra Fox. I look forward to serving with you and the rest of our board in advancing the mission of our organization.

A special thank you goes to Samantha Bosshart, our Executive Director, for her passion, dedication and commitment to fulfill the Foundation’s mission. For without Samantha’s leadership we would not be where we are today. Her vision for the organization sets the stage for the Foundation’s future success. This year marks Samantha’s 10th year as Director of the Foundation. Nicole Babie, our Membership & Programs Coordinator, also deserves special recognition for her hard work over the past year.

Lastly, I want to give a special thank you to our many members, donors and volunteers for their continued support of our organization. Our members are the backbone of our organization and their continued support and dedication to preserving the unique architectural and cultural heritage of Saratoga Springs is greatly appreciated. Our donors reaffirm our commitment to our mission. And lastly our volunteers help us to execute our plans, assisting us both with help on our various committees, and working on our various events during the year. Without their contributions the Saratoga Springs Preservation Foundation would not be the success that it is today.

Historic preservation is not just about preserving the past but is essential for planning for our future. It is critical that Saratoga Springs retains its unique identity. Preservation is a key strategy for economic development, encouraging heritage tourism, and sustainability. At the end of the day, we want our neighborhoods and downtown to continue to tell the story of our past to those who come after us.

I encourage you to continue your support and urge you to become involved by volunteering – help at the office, assist with an event, get involved with a committee, or join the Board of Directors.

I look forward to another successful year!

Thank you,

Matthew E. Veitch
President

Matthew Veitch, President, and Samantha Bosshart, Executive Director
2017 TRASK Art Show & Sale
Dear Members,

The following report provides a summary of the Saratoga Springs Preservation Foundation’s previous fiscal year which began July 1, 2017 and concluded June 30, 2018.

**Operating Overview**
The Saratoga Springs Preservation Foundation is a not-for-profit corporation that is an exempt organization under Section 501(C)3 of the Internal Revenue Code. The finances of the Saratoga Springs Preservation Foundation are managed day-to-day by the Executive Director, who serves as the Chief Financial Officer and the Bookkeeper inputs transactions into a QuickBooks account management system. Oversight is provided by the Foundation’s Treasurer and the Board of Directors. Controls for day-to-day financial operations are in accordance with the organization’s bylaws and a system of checks and balances is in place. The Treasurer conducts a review of prepared profit and loss statements and balance sheets and reports to the Foundation’s Board on a monthly basis. Donor advised funds are identified as “Restricted Funds” in the accounting ledger.

**Financial Review**
Unless required by New York State, the Foundation undertakes a financial review by an independent accountant each fiscal year and an independent audit at a minimum of every five years. Nolan Certified Public Accounting Services, PLLC performed an independent financial review of the financial year ending June 30, 2018. The financial review dated November 1, 2018 indicated that financial statements fairly present the financial position of the Foundation. The auditor reported that the Foundation operates with an appropriate division among staff receiving and recording financial transactions.

**Foundation Income**
The Foundation’s annual operations are funded through a combination of membership dues, contributions, fundraising events, contract services, in-kind contributions, and various grants.

**Summary**
With the continued attention of the Executive Director and the Board of Directors, the Foundation ended the year with an approximate net operating income of $9,000. Therefore the Foundation did not need to transfer any funds from its investment accounts to offset expenses. The previous year the Foundation had an approximate net operating deficit of $8,500. The Foundation assets increased from $488,694 in 2017 to $582,304 for a total change of $93,610. This was largely a result of significant donations made in memory of Cheryl Gold, emeritus member of the Board, to the investment account that is earmarked to grow the principal to provide operating funds in the future as well as other received unrestricted and temporarily restricted donations. The Board continues to pursue its goal of increasing revenues through growing membership, creating partnerships, seeking grants, and hosting fundraising events and monitoring operating expenses.

Respectfully submitted by

Linda Harvey-Opiteck
Treasurer
## Financial Statements

### Statement of Activities
For the Year Ended June 30, 2018

<table>
<thead>
<tr>
<th></th>
<th>Unrestricted</th>
<th>Temporarily Restricted</th>
<th>Permanently Restricted</th>
<th>Total</th>
<th>2017 Total</th>
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<tr>
<td><strong>Support</strong></td>
<td></td>
<td></td>
<td></td>
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<tr>
<td>Contributions</td>
<td>$33,708</td>
<td>$8,670</td>
<td>$25,000</td>
<td>$67,378</td>
<td>$103,415</td>
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<td>Donated Services</td>
<td>926</td>
<td>-</td>
<td>-</td>
<td>926</td>
<td>661</td>
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<tr>
<td>Government and Foundation Grants</td>
<td>28,475</td>
<td>10,000</td>
<td>25,000</td>
<td>63,475</td>
<td>38,520</td>
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<td>Membership</td>
<td>32,415</td>
<td>-</td>
<td>-</td>
<td>32,415</td>
<td>30,380</td>
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<td><strong>Revenue</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Contract Service Revenue</td>
<td>23,000</td>
<td>-</td>
<td>-</td>
<td>23,000</td>
<td>18,720</td>
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<tr>
<td>Merchandise sales net costs of $5,629 in 2018 and $2,550 in 2017</td>
<td>2,579</td>
<td>-</td>
<td>-</td>
<td>2,579</td>
<td>2,521</td>
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<tr>
<td>Government and Foundation Grants</td>
<td>63,483</td>
<td>-</td>
<td>-</td>
<td>63,483</td>
<td>54,855</td>
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<td>Educational Programs</td>
<td>6,915</td>
<td>-</td>
<td>-</td>
<td>6,915</td>
<td>7,873</td>
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<td>Interest Income</td>
<td>28</td>
<td>-</td>
<td>-</td>
<td>28</td>
<td>23</td>
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<tr>
<td>Misc. Income</td>
<td>40</td>
<td>-</td>
<td>-</td>
<td>40</td>
<td>663</td>
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<tr>
<td>Investment Income</td>
<td>31,702</td>
<td>-</td>
<td>-</td>
<td>31,702</td>
<td>37,885</td>
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<tr>
<td>Net Asset Released from Restriction</td>
<td>19,451</td>
<td>-</td>
<td>-</td>
<td>19,451</td>
<td>-</td>
</tr>
<tr>
<td><strong>Total Support and Revenue</strong></td>
<td>242,722</td>
<td>(781)</td>
<td>$50,000</td>
<td>291,941</td>
<td>295,067</td>
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<tr>
<td><strong>Expenses</strong></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Program Services</td>
<td>131,144</td>
<td>-</td>
<td>-</td>
<td>131,144</td>
<td>116,294</td>
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<td>General and Administrative</td>
<td>19,803</td>
<td>-</td>
<td>-</td>
<td>19,803</td>
<td>19,257</td>
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<td>Fundraising</td>
<td>47,384</td>
<td>-</td>
<td>-</td>
<td>47,384</td>
<td>42,154</td>
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<tr>
<td><strong>Total Expenses</strong></td>
<td>198,331</td>
<td>-</td>
<td>-</td>
<td>198,331</td>
<td>177,704</td>
</tr>
<tr>
<td><strong>Change in Net Assets</strong></td>
<td>44,391</td>
<td>(781)</td>
<td>50,000</td>
<td>93,610</td>
<td>117,362</td>
</tr>
<tr>
<td><strong>Net Assets Beginning of Year</strong></td>
<td>366,699</td>
<td>40,445</td>
<td>81,550</td>
<td>488,694</td>
<td>371,332</td>
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<tr>
<td><strong>Net Assets End of Year</strong></td>
<td>411,090</td>
<td>39,664</td>
<td>131,550</td>
<td>582,304</td>
<td>488,694</td>
</tr>
</tbody>
</table>
### Financial Statements

**Statement of Financial Position**  
**Year ended June 30, 2018**

<table>
<thead>
<tr>
<th>ASSETS</th>
<th>2018</th>
<th>2017</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Current Assets</strong></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Cash and Cash Equivalents</td>
<td>$60,596</td>
<td>$38,606</td>
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<tr>
<td>Accounts Receivable and Unconditional Promises to Give</td>
<td>821</td>
<td>11,743</td>
</tr>
<tr>
<td>Prepaid Expenses</td>
<td>213</td>
<td>-</td>
</tr>
<tr>
<td>Book and Artwork Inventory</td>
<td>12,410</td>
<td>4,750</td>
</tr>
<tr>
<td>Investments</td>
<td>509,788</td>
<td>429,787</td>
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<tr>
<td><strong>Total Current Assets</strong></td>
<td>583,828</td>
<td>484,885</td>
</tr>
<tr>
<td><strong>Property and Equipment</strong></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Furniture and Fixtures</td>
<td>27,418</td>
<td>27,418</td>
</tr>
<tr>
<td>Leasehold improvements</td>
<td>2039</td>
<td>2039</td>
</tr>
<tr>
<td><strong>Total</strong></td>
<td>29,457</td>
<td>29,457</td>
</tr>
<tr>
<td>Less: Accumulated Depreciation</td>
<td>(26,881)</td>
<td>(25,471)</td>
</tr>
<tr>
<td><strong>Net Property and Equipment</strong></td>
<td>2,576</td>
<td>3,986</td>
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<tr>
<td><strong>Other Assets</strong></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Intangible Asset</td>
<td>2,000</td>
<td>2,000</td>
</tr>
<tr>
<td>Security Deposits</td>
<td>2,202</td>
<td>2,202</td>
</tr>
<tr>
<td><strong>Total other Assets</strong></td>
<td>4,202</td>
<td>4,202</td>
</tr>
<tr>
<td><strong>Total Assets</strong></td>
<td>$590,606</td>
<td>$493,073</td>
</tr>
</tbody>
</table>

| LIABILITIES AND NET ASSETS |            |            |
| Current Liabilities |            |            |
| Accounts Payable and Accrued Expenses | $8,302     | $4,378     |
| **Total Liabilities** | 8,302       | 4,378      |
| **Net Assets** |            |            |
| Unrestricted | 412,110     | 366,699    |
| **Total Unrestricted Net Assets** | 412,110    | 366,699    |
| Temporarily Restricted | 38,644     | 40,445     |
| Permanently Restricted Net Assets | 131,550    | 81,550     |
| Total Net Assets | 582,304     | 488,694    |
| **Total Liabilities and Net Assets** | $590,606   | $493,073   |
MISSION

The Saratoga Springs Preservation Foundation promotes preservation and enhancement of the architectural, cultural, and landscaped heritage of Saratoga Springs. The Foundation carries out its mission through advocacy, technical assistance, education and restoration.

ADVOCACY

Best Historic Preservation Practices

This past year the Foundation continued to be a vocal advocate for best historic preservation practices in the City. The Foundation continued to provide feedback on the Unified Development Ordinance as well as monitor proposed changes that may impact our community’s historic resources. The Foundation reviewed and provided advisory opinions to the City of Saratoga Springs land use boards: Design Review Commission, Planning Board, and Zoning Board of Appeals. This included promoting the Secretary of Interior’s Standards for Rehabilitation as well as the local historic design guidelines and discouraging inappropriate changes, additions, and new construction. The Foundation submitted nearly 50 written advisory opinions for proposed projects - new construction, window replacement, porch restoration, and additions - advocating for best preservation practices to be followed.

The proposed project at 36 Marvin Alley and 18 Cherry Street is immediately adjacent to the Franklin Square Historic District and did not require any review by the Design Review Commission (DRC). The Foundation successfully advocated for the DRC to provide an advisory opinion as well as request the mass, scale, and height to be reduced and the architectural style be more in-keeping with the neighborhood context.

In addition, the Foundation opposed the renaming of Marvin Alley and advocated for garage entrances to remain on the alley and opposed the addition of sidewalks that would have negatively changed the historic character of the city’s oldest named alley.

The Foundation provided advisory opinions on the proposed Rip Van Dam Hotel addition, requesting a reduction of scale, mass and height and changes in design details. While unsuccessful in reducing the mass, scale, and height, the design was improved.

The Foundation advocated to preserve the historic rear addition of the c. 1840’s stone structure at 23 Washington Street, the former Rectory of Bethesda Episcopal Church, and to reduce the mass, scale, and height of the proposed addition to the building. The Foundation also sought advisory opinions from the State Historic Preservation Office, which agreed that the mass, scale, and height would negatively impact the stone structure. The project is still under review by the DRC.

The Foundation met with project architects in advance of the project being presented to the Design Review Commission and recommended that the proposed addition be set back from the historic building at 24 Caroline Street.
Endangered Buildings

The Foundation continued to monitor and advocate for buildings that are deteriorating and threatened by demolition. For 20 years the Foundation has periodically updated its endangered properties list. Over the past year, the Foundation’s Advocacy Committee has been working on updating the list which was last revised in 2010. A new list will be released in 2019.

Preliminary reports by members of the Advocacy Committee indicate that approximately 250 buildings have notable exterior maintenance or structural issues. Over 150 buildings are primary structures with approximately 50 that appear to be vacant or abandoned. The remaining buildings are accessory structures: barns, carriage houses, and garages. Buildings are evaluated on several different criteria.

Two buildings that have been on the Foundation’s endangered building list since its inception have been 65 & 69 Phila Street. In 2017, the Foundation paid, through its Special Project Fund, to have nationally recognized historic building structural engineer, Don Friedman of Old Structures Engineering do a structural assessment of both buildings neglect on behalf of a potential buyer. The structures are not a immediate public safety threat and can be preserved. Unfortunately, the potential buyer, like others in the past, was unable to successfully negotiate with the owners to purchase the buildings to preserve them. The Foundation continues to monitor the buildings.

Saratoga Race Course

The Foundation has been actively involved with the Saratoga Race Course and has had an ongoing dialogue with NYRA since 2009 when it began to develop a capital improvement plan. In 2016, the Foundation was successful in being officially named the entity to provide the only required local advisory opinion on proposed capital improvement projects. The Foundation this year reviewed and provided comments to NYRA and the State Historic Preservation Office on several projects. Most importantly, the Foundation played a critical role in improving the design of the proposed climate-controlled building that will replace the temporary unattractive At the Rail tent and air-conditioned tractor-trailers that are used as corporate boxes. The Foundation met regularly with Matt Hurff, New York Racing Association’s preservation consultant, to ensure that the height of the proposed structure was lower than the 1928 Clubhouse and that the architectural style was in-keeping with the historic character of Saratoga Race Course.

Unauthorized Work

The Foundation continues to monitor unauthorized work in the local historic districts and advocate for owners to correct work for which they did not receive approval - 62 Van Dam Street, 17 Marion Place, and 23 Washington Street, where an electrical transformer was placed in front of the historic rectory of Bethesda Episcopal Church. The Foundation has recommended to the City that an anonymous number be provided to allow people to report unauthorized work.
EDUCATION & EVENTS

In 2017, the Foundation increased educational and outreach programming to a wider audience and promoted historic Saratoga Springs throughout the year.

Archives
The Foundation maintains over 1,200 files on historic buildings in Saratoga Springs. The Foundation on an ongoing basis adds articles, land use board applications, and photographs to property files. The archives are a key resource not only for historic building owners who are interested in the history of their building or are planning to complete a rehabilitation, but are also a great resource for City of Saratoga Springs and Foundation staff. The Foundation is awarded a contract each year by the City of Saratoga Springs to maintain the archives. This financial support enables the Foundation to continue to provide this wonderful resource to the community. The Foundation also maintains publications related to architectural styles, rehabilitation, historic preservation, history, and maps.

Wait Before You Renovate Brochure
The Foundation continued to distribute the “Wait Before You Renovate Brochure” that was developed in partnership with the City of Saratoga Springs. The brochure provides basic information about the Historic Review Process, including what types of projects need approval by the Design Review Commission and available resources for homeowners.

Technical Assistance
The Foundation regularly assists property owners seeking technical assistance and guidance with proposed projects and the Design Review process. The “Resources” page on the Foundation’s website includes Historic District Guidelines.

Summer Sunday Strolls
Continuing to build on the success of the previous nine years, the Summer Sunday Strolls Program offered twelve tours. Tours took place every Sunday morning from June through August. Summer Sunday Strolls, designed to educate residents and visitors about the architectural and cultural heritage of Saratoga Springs, reached nearly 400 participants this year. Strolls were conducted by volunteers and Foundation staff and highlighted historic districts and landmarks including; Greenridge Cemetery, Union Avenue and the former Skidmore Campus, North Broadway, Franklin Square, the West Side, Saratoga Race Course and related buildings, Congress Park, Broadway, and the Saratoga Spa State Park.
**Adelphi Hotel Members-Only Tour**

This year the Foundation offered a members-only “Hard Hat Tour of the Adelphi Hotel” that provided an exclusive opportunity for over 30 people to see the 1877 historic hotel that closed in 2012 under construction. Samantha Bosshart, Executive Director, gave an overview of the history of the grand hotels in Saratoga Springs, and project architect, Dominick Ranieri, gave a tour through the building and the challenges faced during the project and the creative solutions to those challenges. This extensive $34 million dollar project would not have been possible without state and federal rehabilitation tax credits.

**The Spa: Saratoga’s Legendary Race Course**

In August 2017 the Foundation hosted a special event to release the second edition of “The Spa: Saratoga’s Legendary Race Course” at the National Museum of Racing and Hall of Fame that was attended by nearly 100 people. The author and race course expert, Paul Roberts, gave a presentation and signed copies of the book which highlights the history of the oldest sports venue in the United States. The second edition, funded by a generous grant from the Alfred Z. Solomon Charitable Trust, features a new chapter that highlights the Foundation’s efforts to preserve this iconic race course. All proceeds from book sales benefit the Foundation.

**Great Camp Santanoni Tour**

On September 23, 2017, Foundation members enjoyed a private tour of Camp Santanoni, a National Historic Landmark located in the Adirondacks. Camp Santanoni is an early example of the Great Camps of the Adirondacks built by prominent Albany banker and businessman, Robert Pruyn and his wife Anna. Steven Engelhart, the Executive Director of Adirondack Architectural Heritage (AARCH) gave a private tour of the camp that AARCH has played a significant role in preserving. Members enjoyed eating the lunches they brought by the lake shore and the nearly ten mile horse carriage ride or hike to the camp and back.

**Twilight Cemetery Tour**

The annual “Twilight Cemetery Tour: Madness, Murder, Untimely Deaths, and Strange Coincidences” held the week of Halloween was attended by over 50 people on October 25, 2017. Volunteer docent Gloria May navigated the tombs and monuments of Greenridge Cemetery, discussing the historical and architectural background of the American rural cemetery movement while unearthing tales of Saratoga’s most notable residents during this rare opportunity to tour the cemetery at dusk.
40th Anniversary Presentation & Exhibit

The Foundation did a retrospective photograph exhibit at the Saratoga Springs Heritage Area Visitor Center through early July. Since July 2017, the exhibit has been on display in the gallery space of 112 Spring Street, the location of the Foundation’s office.

In November 2017, as a summation to the Foundation’s 40th Anniversary, Samantha Bosshart shared the highlights of the Foundation's role in preserving the architectural, cultural, and landscape heritage of our community during the Saratoga Springs Heritage Area Visitor Center’s Brown Bag Lunch Lecture series at the Saratoga Springs Public Library. She highlighted preservation wins, losses and challenges throughout the 40-year history of the Foundation to a crowd of approximately 100 people.

A Closer Look at Building Heights

The Foundation, in partnership with Sustainable Saratoga, hosted “A Closer Look at Building Heights: Retaining Saratoga Springs’ Character and Charm” in January 2018. Nearly 100 people attended the presentation about building heights in downtown Saratoga Springs by George Jacquemart of BFJ Planning, Inc. He discussed key design features that have shaped great streets around the world and illustrated how these features could be applied in Saratoga Springs. A panel discussion followed with local developer Sonny Bonacio, local architect Matt Hurff, Principal Planner for the City of Saratoga Springs Kate Maynard, and historic preservationist Doug Kerr.

Preserving Saratoga & Preservation Matters

The Foundation retained its visibility in the community through a series of “Preserving Saratoga” articles in Simply Saratoga magazine and “Preservation Matters” articles featured in The Saratogan newspaper. Articles highlight the Foundation’s preservation efforts and make the history of buildings and homes in Saratoga Springs accessible to the community. Many of the articles focus on restoration and rehabilitation success stories throughout the city and also highlight the Foundation’s educational programming and events such as the Historic Homes Tour. The partnership between the Foundation and theses local publications has been collaborative and greatly benefits the Foundation’s educational and preservation efforts.

Heart Bomb Campaign

This year the Foundation kicked off its first Heart Bomb Campaign in February. The campaign helps to raise awareness about preservation by highlighting the historic buildings that people love, including those buildings that need love. This year the Foundation staff and Board showed the love for buildings throughout Saratoga Springs including the Canfield Casino, Batcheller Mansion Inn, Stone Abbey, and 121 Circular Street, recognizing the recently completed extensive porch restoration. Heidi West, owner of Caroline & Main and Lifestyles of Saratoga showed her love for the circa 1875 building at 438 Broadway, home to Caroline & Main. Even preservation pups Leo, Bansky, and Sammy got in on the action by showing their love for Ravenous at 21 Phila Street, 144 Spring Street, and 230 Nelson Avenue, respectively!
Plaque Program

The Foundation’s Historic Plaque Program had another very popular and successful year thanks to the dedicated work of Joan Walter, a volunteer who thoroughly researches buildings and their owners. Each house history provides homeowners with a written narrative including maps, chain of title and city directory listings, and other images. The plaques educate the public about significant buildings in Saratoga Springs. In 2017, 12 house histories were completed and there is already a waiting list for next year. The Foundation sincerely thanks Joan for her dedication, volunteer time, and masterful research and writing of each house history. Without her, the Plaque Program would not be the success that it is today.

Pints for Preservation Pub Crawl

This year, the Foundation held its 7th Annual Pints for Preservation Pub Crawl on November 4, 2017. The Pub Crawl was attended by nearly 100 people and for many it was their first Foundation event. With the support of local bars, the proceeds benefit the Foundation’s preservation efforts and restoration projects, such as the Spirit of Life. The Pub Crawl kicked-off with registration at Druthers, then crawled to Harvey’s Restaurant & Bar, Bailey’s Saratoga, Spa City Tap & Barrel, Saratoga City Tavern, and culminated with an after party at Sinclair Saratoga. Prizes and raffle awards were announced at Sinclair Saratoga. Foundation supporter, Spin My Ad, provided in-kind promotional signage which was biked around the city the week of the event.

TRASK: Preserving Saratoga Springs Through Art

The TRASK Art Show & Sale was held on October 5th at the historic Canfield Casino with live jazz music from Tanager. The juried art show featured nearly 150 works of art celebrating the spirit of Saratoga Springs by more than 50 local artists. The event’s honorary co-chairs were Betsy Olmsted, textile designer, and Elizabeth Pedinotti Haynes, photographer. Dee Sarno, educator and founding executive director of Saratoga Arts, and Takeyce Walter, contemporary American landscape artist, served as this year’s judges. The Best in Show winner was “At The Canfield Casino” by Jerolyn Ouimet. The artworks were hung on salvaged doors donated by Historic Albany Foundation’s Architectural Parts Warehouse. Once again, the event was a success!
Historic Homes Tour

This year marked the third spring Historic Homes Tour. The event raised awareness and appreciation of Saratoga Springs’ unique architecture and history. This year’s Honorary Co-Chairs were Dave & Stephanie Collins. To kick off this event, the Foundation hosted a Porch Party the Thursday before the tour that celebrated the 150th anniversary of 150 Phila Street. Guests enjoyed live music, light hors d’oeuvres by The Lily and The Rose, and drinks donated by DeCresente Distributing Company.

This year’s self-guided tour featured seven historic homes in the East Side neighborhood – 150 Phila Street, 144 Spring Street, 29 Fifth Avenue, 31 Fifth Avenue, 38 Circular Street, 115 Circular Street, and “Rehabilitation-In-Progress” at 34 Circular Street. In addition to these homes, Caffé Lena and a condo at 55 Phila Street, The Spencer Condominiums, were open during the tour. Caffé Lena also hosted the Lunch & Learn presentation “The Streets Where We Live,” by Charlie Kuenzel and Dave Patterson of Saratoga Tours, LLC, which focused on the development of Circular Street, Spring Street, Fifth Avenue and Phila Street. The Inn at Saratoga graciously donated the boxed lunches.
Annual Preservation Recognition Awards

Each year in May, as part of National Historic Preservation Month, the Foundation recognizes preservation projects and thanks the property owners who invest their money, time and effort to preserve our community’s historic resources. The 2017 Preservation Recognition Award ceremony took place on May 31, 2018 at the H. Dutcher Community Room in the Saratoga Springs Public Library and was followed by a reception at 112 Spring Street.

2018 Preservation Recognition Awards

144 Spring Street, Patty Lane & Eric Tepper - Porch Restoration Award
121 Circular Street, Roberta Nahill & Gary Becker - Porch Restoration Award
191 Church Street, Michael Mooney & Peter Stuto - Exterior Rehabilitation Award
169 Union Avenue, New York Racing Association - Slate Roof Restoration Award
47 Phila Street, Caffè Lena - Building Rehabilitation Award
55 Phila Street, Bonacio Construction & Caffè Lena - New Contextual Design Award
Canfield Casino, City of Saratoga Springs, Department of Public Works - Ballroom Restoration Award
365 Broadway, The Adelphi Hotel - Building Rehabilitation Award
RESTORATION

First Baptist Church

This year the Foundation agreed to assist the congregation of the First Baptist Church, established in 1793, to raise funds to undertake the first phase of restoration of the stained glass windows of their 1855 Greek Revival Church at 45 Washington Street. The project benefits are not only to preserve this beautiful sanctuary for current and future First Baptist and Terra Nova congregations, but also to preserve the exterior of this historic landmark for the greater community of Saratoga Springs. In addition, the local community benefits from the mission and social service activities of these two churches.

The stained glass windows that were added in 1906 are in need of repair. This year the Foundation assisted the First Baptist Church with securing a $5,000 Sacred Sites matching grant from the New York Landmarks Conservancy. The Foundation also awarded $1,000 grant towards the project and will continue to work with the small congregation of less than 30 reach their goal of $50,000 to repair the windows most in need. The Foundation will solicit contributions from the community and any donations received will be deposited into a restricted account to accept donations. The first phase of the restoration project will include the re-leading and repair of five stained glass windows, including the most deteriorated Granger and Hewitt windows as well as the Good Shepherd and two Lady in Aid windows located on the primary facade. In addition, the windows will receive new vented glass protection. The work will be done by craftsman Guy Savio of All in Glass Studios Too, Inc. This project continues the Foundation’s efforts to assist the oldest congregation in Saratoga Springs preserve their landmark building. In 2008, the Foundation funded a Historic Structure Report and assisted with efforts to replace the deteriorating roof.

Special Projects Fund

The Foundation maintained a Revolving Loan/Grant Fund for a number of years to provide property owners with short-term, low-interest loans/grants to restore and rehabilitate historic buildings. This year the Foundation awarded a $1,000 grant to the First Baptist Church to restore their Stained Glass Windows. The remaining balance of the fund was less than $8,000. In 2015, the Foundation received a $25,000 gift from Cheryl and James Gold to establish a Special Projects Fund. Since the purpose of the Special Project Fund and the Revolving Loan/Grant Fund were similar, the Board of Directors agreed to move the balance of the Revolving Loan/Grant Fund to the Special Projects Fund. Since the Special Project Fund has been created it has paid for a structural engineer’s report for 26 Caroline Street, which was badly damaged by fire and later demolished as well as the structural engineer’s report for 65 & 69 Phila Street.
A LOOK FORWARD

As the Foundation enters the 2018 - 2019 fiscal year, it will continue to implement the strategies and actions of its three-year Strategic Plan, prepared with the assistance of the New York Council of Nonprofits. This plan not only identifies goals and priorities for the Foundation, it underscores the Foundation’s critical role as the voice for historic preservation in Saratoga Springs.

Advocacy

- The Foundation will continue to advocate for best preservation practices before the City of Saratoga Springs’s three Land Use Boards and it will work with the Design Review Commission to inform property owners in the City’s designated historic districts of their responsibilities with regard to exterior building repairs and improvements.
- As the City undertakes a comprehensive review of its ordinances, the Foundation will continue to comment on proposed changes to the Unified Development Ordinance as they pertain to the city’s historic resources.
- The Foundation will continue to monitor the City’s endangered historic properties and work with City officials to strengthen enforcement of relevant building codes.
- The Foundation, in its capacity as the local advisory opinion, will continue to advocate for a balanced approach to preservation and modernization of the Saratoga Race Course as the New York Racing Association moves forward with their capital improvement program.

Education

- The Foundation will remain a valuable preservation resource not only to our members, but the community at-large.
- It will offer a calendar of programs and events to encourage the public to appreciate and preserve the cultural significance of historic architecture in Saratoga Springs. The Foundation will continue to host the popular Sunday Summer Strolls series and Historic Homes Tour as well other programs as a way of engaging residents and visitors, while seeking new educational opportunities that reach a wider audience.
- The Foundation will partner with the Saratoga Children’s Museum to develop a school program.
- In the coming year, the Foundation will continue to distribute regular e-blasts highlighting the Foundation’s preservation efforts and events.
- The Foundation will also continue to provide technical assistance to historic building owners on request.
- The Foundation will seek ways to increase attendance and revenue of various events. The Foundation’s educational programs will continue to serve an important role in attracting new members and retaining existing members as well as increasing revenue.

Restoration

- The Foundation will continue its efforts to assist the small, but active congregation of the First Baptist Church to restore the 1906 stained glass windows of the 1855 church.
- The Foundation will continue to evaluate additional opportunities to restore historic resources within the community.

In addition to the goals listed above, the Foundation will examine its committee structure, board nominating and recruitment, fund development processes, and policies to insure that it has the leadership, knowledge, and resources necessary to accomplish its mission and goals. The Foundation will examine its capacity, in terms of staffing, volunteers and financial resources, to not only maintain its core operations, but to expand its reach and impact on the community.
Members

Thank you to our members for their continued support of the Foundation and its mission.

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