



LHF AWARDED \$381,000 CCHE GRANT

Three major restoration projects will benefit

THE CALIFORNIA Cultural and Historical Endowment (CCHE, administered by the California State Library) awards Proposition 40 monies to applicants who are willing and able to preserve and protect California's most valuable cultural heritage. Although disappointed in earlier rounds, a team composed of LHF directors Mary Breunig, Sharon Entwistle, and Steve Smith submitted one final grant application for help with façade restoration, upgrade of pool filters, and the long anticipated elevator project. On April 14, 2010, CCHE awarded \$381,000 to the Landmark Heritage Foundation for these three major restoration projects.

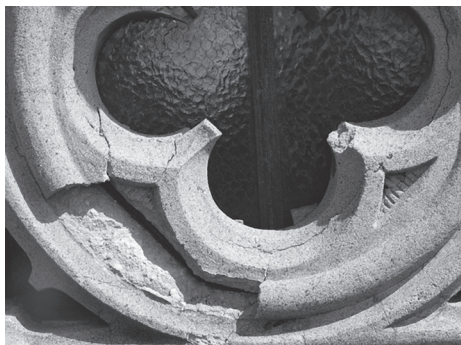
Harmony between our organizational missions began to emerge when CCHE Executive Director Mimi Morris visited the Berkeley City Club in late 2009. Julia Morgan's personal example of persistence in pursuing her chosen career aligns perfectly with this agency's determination to highlight the spirit of all Californians who face adversity with courage and a certain genius.

Identifying Our Needs

During a tour of the boiler room led by Building Engineer Ed Hunkele that day, it became crystal clear to us that CCHE considers all projects — easily seen or unseen. Encouraged to define problems that put our building in the greatest jeopardy, the team examined rusty filter tanks, façade cracks, and spalling that endanger the function and beauty of our landmark.

Drudgery in grantsmanship comes with following the rules. That means all of them. Boundless enthusiasm typically produces too much material, so the problem was in what to leave out. Over the New Year's holiday, the team whittled that application down to half its original size

and delivered it ahead of the February deadline. Led by LHF President-Elect Anne-Catrin Schultz, one board member after another stepped up to pitch in, and a certain hope began to flicker.



Concrete rosettes at the top of the elevator tower get plenty of weather and are showing their age.

When we learned in mid-March that our application was among 41 finalists invited to present their cases personally, hope turned to tangible excitement. Accepting the challenge, Mary Breunig led the crew in crafting the quintessential five-minute talk and slideshow to present in Sacramento. Friends and supporters made invaluable contributions daily; for example, BCC member Rosemary Mucklow's admonition to be succinct and speak up when questioned was right on target, and Operations Manager Trevor Johnson's excellent photographs were a tremendous advantage.

Making Our Case

First to present on April 13, the LHF team made a strong and passionate case. With the eloquent two-minute support statement of BCC President Mark Read, CCHE board members paid careful attention. They were impressed with the success of past projects that relate directly to the BCC bottom line: a thriving hotel and events center requires top-notch basic services and a viable building for all practical, everyday purposes, just as Julia Morgan intended. Thus, Domestic Water

Remediation in 2007 (aka "the pipes") demonstrates our determination now to upgrade and enhance vertical transportation (aka "the long-awaited second elevator").

By raising hard cash and being willing to raise more, LHF won the hearts of CCHE stakeholders who seek dedicated partners. On track record, long-term organizational integrity, and proven ability to follow requirements for financial reporting, LHF compared very well with other applicants. As a final touch, when asked during her presentation whether our building was accessible to all, Mary Breunig was able to answer proudly and firmly that our ADA-compliant first-floor bathroom (2006) has been a resounding success and that the needs of handicapped visitors figured prominently in elevator project planning from the very beginning. Our \$381,000 CCHE award was announced the next day.

(continued on page 2...)

HOW DOES MY DONATION HELP?

Contributions to the LHF *Unrestricted Fund* are the most powerful way to lend a hand right now. In the bigger picture, please consider the following for charitable donations:

- Gifts to restore **leaded glass windows** while scaffolding is in place
- Contributions to renovate **front entry doors**
- Support for the **exterior fund** dedicated to weatherproofing the entire building

This year more than ever, please visit the Berkeley City Club, dine with us, and take a lively interest in stewardship. There is so much to learn and to appreciate!

Call Mary Breunig at the LHF office to arrange a CCHE Project Visit today: (510) 883-9710.

NEWS FROM THE CASTLE
SUMMER 2010

News from the Castle is the official newsletter of the Landmark Heritage Foundation. The Foundation is a tax-exempt charitable organization dedicated to the preservation of the unique Julia Morgan-designed building that is home to the Berkeley City Club.

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Marilyn Novell, Steve Schneider

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Mark Read,
Berkeley City Club President

Sharon Entwistle,
Building Conservancy
of Northern California

◆◆◆
The Julia Morgan Preservation Fund Committee of the LHF meets the second Wednesday of each month to approve projects and disbursements. The LHF Board meets bimonthly.

All persons are welcome at these meetings; to attend call (510) 883-9710.

Free public tours are jointly sponsored by the LHF and the Berkeley City Club the fourth Sunday of every month except December. For public tour details or information on group tours, contact the Landmark Heritage Foundation.

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**LANDMARK HERITAGE
FOUNDATION**

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Berkeley CA 94704
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landmarkheritage@att.net
www.landmarkheritagefoundation.org

LHF Office is staffed
Tues., Wed. & Thurs. 10am–2pm

BERKELEY CITY CLUB GARDENS, A HISTORIC AMERICAN LANDSCAPE

IN FEBRUARY 2010, the Northern California Chapter of the Historic American Landscape Survey (HALS) agreed to document the gardens at the Berkeley City Club. The Survey's mission is to record historic landscapes in the United States and its territories through measured and interpretive drawings, written histories, and large-format black-and-white and color photographs. The HALS program is similar to the Historic American Building Survey (HABS), which documents historic buildings, and the Historic American Engineering Record (HAER), which documents historic engineered structures like bridges. HALS, HABS, and HAER are overseen by the National Park Service, which formulates policies, sets standards, drafts procedural guidelines, and reviews and accepts the final documentation. The Prints and Photographs Division of the Library of Congress will preserve the documentation of the Berkeley City Club gardens for posterity and make it available to the general public.

A team of seven volunteers, led by landscape architect Chris Pattillo, met in the East Court of the BCC on May 8 to help with measuring the site and collecting the existing conditions information. After a brief overview of HALS and a tour of the gardens, led by Gary Porasso, the club's dedicated gardener, the team completed measuring and recording all of the hardscape features – sidewalk, street trees, courtyard paving, planting beds, fountains, pots, etc. – along with existing garden plants on base plans prepared using a digital copy of the original building plans. Gary and Chris were able to correctly identify nearly every plant. Everyone worked hard, had fun, and together accomplished a great deal.

The next steps are to draft field notes into formal drawings and finish the plant placement and identification. While that work is taking place, another team of volunteers, led by architectural historian Gretchen Hilyard, is working on the historical research and writing the narrative. LHF provided historic photographs, articles about the gardens, copies of the original plans, and other information that will be invaluable. LHF staff and board member Sharon Entwistle organized the archival materials, and board members Marilyn Novell and Celia McCarthy are part of the HALS volunteer team. Work on the HALS documentation is expected to continue through the summer.

CCHE GRANT (... continued from page 1)

Going Forward

Right now we need all the friends of LHF to keep up this momentum. Throughout this very active year, your informed support and generous giving are very much appreciated. There will be scaffolding on the south façade, barriers and temporary inconveniences, contained dust and occasional noise during elevator reconstruction. Please take an active role in guiding guests around all of this and help us keep all who love this building on track during the restoration process.



LHF board member Celia McCarthy (right) & another volunteer measuring and drawing the gardens for the HALS report.



Photos: Chris Pattillo, PGAdesign

HISTORIC PHOTOGRAPHS OF THE BERKELEY CITY CLUB IN THE LOGGIA

IF YOU'VE VISITED the Berkeley City Club lately, you may have seen the series of beautiful black-and-white photographs currently adorning the loggia. The exhibition is a contribution by the Landmark Heritage Foundation to the celebration of the 80th anniversary of the Berkeley City Club building. Drawn from a group of digital prints in the historic photo archive, the collection includes photographs of the Berkeley City

Club building's interior and exterior as well as portraits of members and images taken during events. The photos are a wonderful testimony to the atmosphere in the building in earlier times, primarily during the 1930s through the 1950s.

The entire collection of over 130 photos was digitized in 2007 to ensure safe archiving of the originals and make the images available for publications and exhibitions. We hope you enjoy these pictures.



WHAT BECOMES A LANDMARK MOST *Update on the St. Mark's Project*

A NEW DEVELOPMENT has been proposed for the property next door, just west of the Berkeley City Club. The existing parking structure on Durant and Ellsworth will be demolished and a five-story student housing project is planned along with a new social hall for St. Mark's Episcopal Church.

The proposed project was reviewed by the City of Berkeley Landmarks Preservation Commission (LPC) on May 6 and by the Design Review Committee (DRC) on May 20. Both LPC commissioners and DRC members expressed strong reservations about the project design. They questioned the "transit corridor" qualities of the building and said it didn't belong on a site directly adjacent to two historic buildings, in a neighborhood of significant buildings. A wider setback, revised color palette and materials, massing that is more respectful to the site, and removal or redesign of the tower element were

among the revisions requested of the architect. City planning staff expects the project to be reviewed again at the August DRC meeting.

According to the January 1928 Bulletin of the Women's City Club of Berkeley, "One of the factors which influenced the choice of this site is that adjoining property is permanently improved. We are thus assured that view and sunlight will not be shut off by the erection of another large building adjacent to our property." Although construction of the proposed building would not physically alter the landmarked Berkeley City Club building, we hope that the revised design will be more of a "background building," to complement the adjacent historic buildings and preserve the club's intended atmosphere of seclusion and quiet, when the project comes back for its next round of review. LHF Board member Celia McCarthy is closely following this development.

To the LHF Community

Thank you for your donations over the last months. We are grateful that so many of you recognize our funding needs and continue to support us.

THE BERKELEY CITY CLUB BECOMES AN OFFICIAL HISTORIC HOTEL

The Berkeley City Club is now a member of the Historic Hotels of America, a program of the National Trust for Historic Preservation. The BCC is one of more than 200 hotels and resorts throughout the country recognized by Historic Hotels of America for preserving and maintaining their historic integrity, architecture, and ambiance. To be selected for membership in the National Trust Historic Hotels, a building must be at least 50 years old, listed in or eligible for the National Register of Historic Places, or recognized locally as having historic significance. The BCC building qualifies in all three categories.



FUNDING THE PRESERVATION OF
JULIA MORGAN'S
BERKELEY CITY CLUB
BUILDING

2315 DURANT AVE., SUITE 306 • BERKELEY, CA 94704

**LANDMARK HERITAGE FOUNDATION
STATEMENT OF FINANCIAL POSITION**

– YEAR ENDED DECEMBER 31, 2009 –

A S S E T S

Current assets	
Cash and cash equivalents	\$ 182,794
Investment	308,896
Inventory	3,062
Total Assets	<u>\$ 494,752</u>

LIABILITIES AND NET ASSETS

Accounts payable and accrued liabilities	\$ 1,466
Total Liabilities	1,466
Net assets	
Unrestricted	\$ 11,626
Restricted	481,660
Total net assets	493,286
Total liabilities and net assets	<u>\$ 494,752</u>

Additional information available at the LHF office.

LHF-FUNDED PROJECTS FOR 2009

The Landmark Heritage Foundation (LHF) Board of Directors wishes to thank all donors to the Foundation for their contributions to the restoration and preservation of the Julia Morgan-designed Berkeley City Club building. In the 2009 calendar year, LHF totally or partially funded the following projects:

Architect's consultation re: elevator cab design	\$ 4,052
Restoration of one damaged bay of Ballroom ceiling	4,820
Reproduction of bathroom tiles (deposit)	2,200
Fire door to West Court (hinge repair)	402
Replacement of 3 stolen bronze landmark plaques (half of cost)	761
Front door hinge restoration	2,241
Elevator consultants (California Historical Building & fire codes)	7,461
TOTAL	<u>\$ 21,937</u>

In the next 18 months, LHF will be disbursing a large percentage of our monies to pay our share of the costs related to the CCHE matching grant, which includes façade restoration, a new elevator, and upgrades to existing elevator and pool filter tanks. (See story on page 1 for information about the grant.)

Our endowment goal is \$2,000,000. As of June 30, 2010, the fund contained \$148,653. Contributions to the endowment will help us reach our goal; then, interest from it will support annual historic preservation of the building and its original furnishings.

You can now donate to LHF online via the National Trust for Historic Preservation using our secure website (www.landmarkheritagefoundation.org); click on "Support LHF". In addition, you can donate by check, credit card, stock transfer, or bequest.