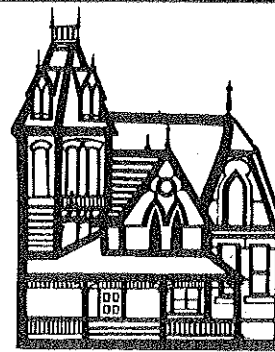


News from Allentown



Vol. 19, No. 3

The village of restaurants, shops and vintage homes...inside the city.

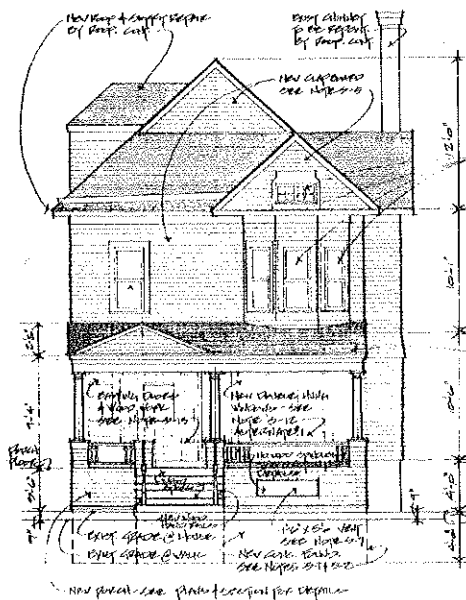
Fall, 1981

45 ELMWOOD - UPDATE

By Joan Forman

Last summer, the Allentown Association purchased a vacant building, formerly a rooming house at 45 Elmwood Avenue. Our goal to rehabilitate the building for our general offices and two rental units will soon be realized. We can say with a degree of confidence that the project will be completed this Fall. We hope additionally that both one bedroom apartments will be rented by the end of the year.

Our decision to purchase 45 Elmwood was based on several factors. We were interested in a central location to provide more accessibility for the neighborhood and a property unmarketable in its present condition. Permanent headquarters seemed attractive and practical. Income from the apartments would pay expenses and enable us to return the property to the tax rolls. Although lacking much of the architectural detail which characterizes the housing stock in our neighborhood and the more practical necessities (all plumbing and electrical systems had been stripped) we felt that we had made a sound choice.



After the Board of Directors voted to buy the house, a lively discussion ensued about the pros and cons of hiring a general contractor versus acting in that capacity ourselves. Some members felt that hiring a general would add considerably to the cost of rehab but would guarantee that it could be accomplished in less time. The majority of board members felt however that by acting as a general contractor ourselves we would gain valuable experience working with sub-contractors and practical "hands on" experience as well. Although some have criticized this judgement, a conscious decision was made to act as our own general contractor. In this capacity we have made mistakes as any new homeowner would (probably more because decisions were made "by committee") but on the whole, members and staff have learned first hand about the rehab process.

As of today's date new plumbing, electric and heating systems have been installed. The building has been re-roofed. Drywall work is almost completed and the interior carpentry is well underway. Clapboard once covered by asbestos siding has now been repaired or replaced as needed. A new wooden porch has been built on the front. The exterior will be painted during the month of September with storm windows installed soon afterward.

45 Elmwood was acquired and rehabilitated through funding from the Community Development Block Grant Program. The Allentown Association would like to thank Mayor James D. Griffin and Delaware District Councilman William Marcy for their overwhelming support of this and other rehabilitation projects in Allentown. We

(Continued on Page 2)

Buffalo Philharmonic Orchestra

by Michael Bielski

6,000 series tickets sold for the 1981-1982 season and we're on our way to 10,001. Under the leadership of chairman, John Greenberger, the drive will reach its goal. But more important, the season is going to be great! And — it's right in your backyard, at Kleinhans Music Hall, Allentown's best known public building.

The Symphony season opens on October 3rd with Isaac Stern and closes on May 9th with a performance of Beethoven's 9th Symphony, both conducted by Maestro Rudel. Throughout the symphony season, there will be special guests such as Richard Thomas of "The Waltons" fame, John Browning, pianist and Zara Nelsova, cellist, to mention a few.

Pops is equally exciting, with artists like Diahann Carroll, Cab Calloway, the Kingston Trio, and many others. We have added a new pops series for those who prefer to go out on Saturday nights.

Dance continues to be an integral part of the Buffalo Philharmonic Orchestra's year, and this season, in addition to the annual Nutcracker, the Buffalo Philharmonic Orchestra will host the Dance Theatre of Harlem and the New York City Ballet.

The ever popular Fisher-Price Children's Series continues. Next season Bob McGrath from Sesame Street will begin this special concert series that appeals to old and young alike.

We are very proud to announce an important new sponsorship. The Courier Express Discovery Series. This is a six-concert sampler of symphony, pops and dance, created to introduce the Philharmonic to newcomers.

Programs and artists are many and we still have some surprises in store for our series ticket holders. The best seats go first and they go to our subscribers.

(Continued on Page 3)

News from Allentown



Fall, 1981

19 No. 3

EDITOR Shirley Mayer

ADVERTISING . . .

Bruce Baum, Cricket Gordon,
Lynda Violino

CONTRIBUTORS . . .

Michael Bielski, Jim Cole, Chuck
DoBucki, Joan Forman, Mike
McCartan, Bill Marcy, Bill Nitterauer,
Meg O'Rourke, Marjorie N. Pollack,
Eileen Vazquez, Bob Watson

PHOTOGRAPHY John Mayer, Alan
McCausland

TYPING Ann Emond, Eileen Vazquez

OFFICERS

President Bill Nitterauer
Vice Presidents..... Margaret Gaughan
Brian Potmesil, Linda Shed Priebe
Secretary Timothy A. McCarthy
Treasurer John L. Langer

OFFICE STAFF

Executive Director..... Joan Forman
Office Manager..... Ann Emond
Housing Specialist Diane Cummings.
Bennett
Assistant Housing Specialist Kristin
Stanton
Secretary Eileen Vazquez

BOARD OF DIRECTORS

R. Bruce Baum
Marcella R. Berean
William E. Coplon
Charles DoBucki
Richard L. Doebler
William J. Eaton
Sam Fiorella
Jeffrey R. Fisher
Carol A.K. Helmstetter
Reverend Gilbert Horn
Peter Jaffe
Shirley Mayer
Charles Michaux
Christ Nichols
Meg O'Rourke
Diane E. Curtis-Page
Richard D. Read
Laird Robertson
H. Lawrence Ross
Noel Smith
Richard Stockton, Jr.
Robert Watson

ADVISORY BOARD - EX OFFICIO

Katherine R. Briggs
Sherwood G. Briggs
Peter Castle
Max. E. B. Clarkson
John Fisher
Frederick K. Houston
William B. Hoyt
Gloria Lehmann
James B. Kimberly
William L. Marcy, Jr.
Michael S. McCartan
Peter M. Ross
Daniel R. Sharpe
Virginia Tillou



Council Corner

Dear Members:

Even though it is far from over, 1981 has already proven to be another banner year for the Allentown neighborhood, as well as the Allentown Association itself. In addition to the various Block Grant funded programs, the Allentown neighborhood has also been designated as the preferred development area for an exciting, innovative new project thru the federal government, known as the 510 Demonstration Project.

Once again, the block grant allocation for the Allentown N.S.A. in the Delaware District accounts for more than one-fourth of the total district allocation. In 1981-1982, \$258,500 has been earmarked for the Allentown N.S.A., with the emphasis on housing rehabilitation programs. Approximately \$95,000 will be used for rehabilitation grants and interest subsidy loans to bring the housing stock into code compliance. Added to the \$200,000 from the Year VI funds, to be used for the Elmwood Avenue corridor project which is now underway, one can see that the resultant upgrading of the neighborhood will be dramatic indeed. The balance of the 7th year block grant funds will be used for a code enforcement program, Allentown Senior Services, a light rail rapid transit study and implementation project, and administrative costs. Overall, the coming year promises to be just as successful and rewarding as the last few years, and property values in your neighborhood will undoubtedly continue to rise as a result of the improved housing stock in the Allentown area.

On May 29, 1981, the Common Council, in a special session, approved the application for and acceptance of a grant from the federal government to administer, thru the Allentown Association and M. J. Peterson Company, the Section 510 Multifamily Homeownership Conversion Demonstration Project, which has been labeled as HUD's

prototype housing program for the 1980's. The Allentown Association, working in conjunction with the Department of Community Development and my office, was able to engineer a coup of sorts, inasmuch as the City of Buffalo's proposal (recommending the Allentown Association as the community organization with which to implement the program) was selected as one of only seven cities among forty competing municipalities to administer this innovative new program. In essence, the program combines local public and private resources to develop new and affordable housing opportunities by converting vacant, structurally-sound buildings into housing units. To this end, the City will enter into an agreement with HUD to supervise a Special Purpose Organization which will be a partnership between the Allentown Association, Inc. and M. J. Peterson Company, in order to create 90 Section 8 elderly housing units and 45 condominium units. One of the structures possibly slated for conversion is the St. Mary's building at Elmwood and Edward. As of this writing, the other two structures have not yet been firmly decided upon although St. Louis School looks good. As I stated earlier, the 510 Demonstration Project is a new program, and its success will determine future years funding for similar projects. Knowing the track record of both the Allentown Association and the M. J. Peterson Company, I feel assured that the project will be a resounding success, and the rest of the country will have a fine example to follow.

In closing, I remind you that I and my staff are always on hand to help you with any problems you may encounter with City services or related matters. You may call 855-5155 or write to me at 1413 City Hall, 14202. I look forward to hearing from you. Have a nice summer!

Sincerely,
William L. Marcy, Jr.

45 ELMWOOD - UPDATE

(Continued from Page 1)

would also like to extend our appreciation to Susan O'Connor, Frank Manuele and Judith Teach of the Department of Community Development whose assistance has been invaluable. Lastly, we would like to thank Project Architect Thomas H. Caley, Jr. and the many volunteers who donated furnishings and generously gave of their time to scrape wallpaper, demolish partitions and do other less than pleasant tasks.

At the end of October we will be holding an Open House so that community members can see the finished product. The date will be announced in the September issue of our Gazette. We hope that everyone will join us.

"New" Old-Fashioned Apothecary

by Bob Watson

An old friend has come back to the Allentown neighborhood after an absence of seventeen years.

Donald Pritchard and his wife, Wendy, have opened an old-fashioned drug store, the Lin-Nor Apothecary, at 35 North Street. More accurately, they have re-opened it. This is the second time around in the same location for the Pritchard family. Don's father, the late Mearl D. Pritchard, opened a drug store at the same address fifty-four years ago and the Pritchard shop was a familiar pharmaceutical landmark in the area until 1964.

As a drug store, Don Pritchard's new-old apothecary practices all the modern pharmacy techniques. But they are practiced in an environment that is meant to re-create "the old days" as a viable alternative to what he calls "the self-service, the plastic and chrome" that are the trappings of the modern-day drug store. Some of his father's original drug-store cabinets and fixtures of the 1920s have been preserved and restored to enhance the atmosphere of a pharmaceutical oasis where time has stood still.

"I'd like to believe that people will walk in and think the place has been here for forty years," says Proprietor Don Pritchard.

There are no beach balls at the Lin-Nor Apothecary, no garden hose, no six-packs, no tobacco counter. The few concessions to non-pharmaceutical drug-store paraphernalia of the 1980s are pretty much limited to such things as toothpaste, cosmetics and shampoo - what are known in the trade as "health and beauty aids".

One non-pharmaceutical relic of the past that has been retained at the Lin-Nor is a rental library. The price - a nickel a day - is the same as it was when the old Pritchard drug store had a

circulating library as a sideline. This time, though, senior citizens can rent books for fifteen days for free.

When Mearl Pritchard opened his drug store at 35 North Street in 1927, he was five years out of pharmacy school at UB and the first business tenant in the Lin-Nor apartment building that had just been built by the flourishing railroad Switchmen's Union. He opened the store in time to catch the tail end of the boom of the 1920s and then struggled through a decade of depression in the 1930s.

customer medication "profiles", offer interest-free 30-day charge accounts and make house calls to the elderly and the infirm.

"If they want it, we'll have a pharmacist make house calls to the elderly and the handicapped to make sure they're taking their medicine right," says Don.

Both Don and Wendy Pritchard are pharmacy graduates from the University of Buffalo. Don worked in his father's North Street store long before he graduated in 1953 but, at first, there was no certainty that he'd be following



"My father worked from 8:30 in the morning 'til midnight to keep the store afloat during the depression years," recalls son Don. "I don't think I saw my father until I was five years old."

By 1964, the time seemed right to take leave of the neighborhood and a new Mearl Pritchard Pharmacy was opened in the medically-bustling area at 50 High Street. It's still there. Now, says Don, the time seems just as right to come back home. He divides his time between the Lin-Nor Apothecary and the Mearl Pritchard Pharmacy on High Street. Robert Ritter, who was hired as a pharmacist by Mearl Pritchard in 1937, has come out of retirement to fill in behind the counter a couple days a week at the new North Street drug store.

From their Lin-Nor Apothecary, the Pritchards make home deliveries, keep

in his father's footsteps. He studied law for a year after he had his degree in pharmacy and then served a hitch in military service before settling down to a career in pharmacy.

A business neighbor of the Pritchards is a newcomer to the neighborhood, Bernie LeCaste. After sixteen years in the men's clothing business with the Sergio & Bernardi Stores in Main Place Mall and in the Great Arrow and Evanstown Plazas, Bernie has opened a custom drapery shop at 43 North Street.



TOM MILEHAM ANTIQUES

Antiques and Decorative Objects
Over 35 Years Experience

148 Elmwood Avenue
Buffalo, New York
884-4550

Hours: 11 to 5 p.m. Daily
Thur. until 9:00 p.m.

ALLEN STREET HARDWARE

199 ALLEN ST.
BUFFALO, N.Y. 14201

885-5788

Tool rental, paints,
housewares

10% discount on any cash
purchase with this coupon.

BUFFALO PHILHARMONIC ORCHESTRA

(Continued from Page 1)

If you are interested in more information on programs call 885-5000 or write to us at 26 Richmond Avenue, Buffalo, New York 14222.

You bought Allentown once before. So do it again! Be a Buffalo Philharmonic Orchestra subscriber.

Lower Westside Ecumenical Ministries Community Dispute Resolution Program

Having an argument with your neighbor, friend, landlord, local merchant? Maybe the Community Dispute Resolution Project can help you work out a quick, fair and lasting solution — at no cost to you! CDR provides you with an alternative to the courts by offering a free mediation service. LOWSEM is one of five service areas named in the City of Buffalo as a setting for the CDR

Special Thanks

... to Dick, Jay and Rick Baer of Scheule Paint and Company for their cooperation with the Allentown Exterior Paint Incentive Program.

This is the fourth year of our very successful paint program and we would like to thank Scheule for their outstanding service and product quality.

program. If you think we can help you — call us at 856-6865 or come to the office located at 200 Niagara Street, Building 210 Room 102.

Our staff will listen to your problem and will advise you immediately if we can help you. If we can help you our staff will ask you for information concerning you, your problem and the person you have a complaint against. We will then contact the other person and try to persuade him/her to agree to come to the Center to work out the problem with you and a neutral trained mediator. Next, we will schedule the case for mediation at a convenient time for both parties — during the day, evenings or weekends.

At the hearing, the mediator listens to both parties in an effort to learn how both would like to resolve the problem. The mediator does not decide who is right — he merely tries to get the parties to agree upon a solution. When an agreement is reached the specific things decided are written down by the mediator and signed by both parties.

Types Of Disputes CDR Will Handle

- * Neighborhood problems — noise, pets, nuisances.
- * Landlord-tenant problems — security deposits, repairs, damages.
- * Small claims over money, personal property.
- * Juvenile problems — fights, vandalism.
- * Consumer-merchant problems — faulty merchandise, deposits, refunds, exchanges.

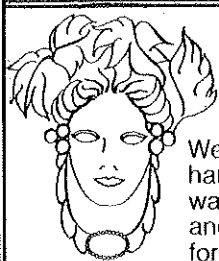
Types of Disputes We Will Not Handle

- * Problems requiring legal assistance — filing lawsuits, criminal defenses, divorces, wills, etc.
- * Problems in which one of the parties refuses to participate willingly.
- * Problems in which can't be settled by compromise.

When in doubt, call LOWSEM-CDR at 856-6865 ask for Maura Cohen.



**Are you getting
your copy
of the
Allentown News?
Do you want to
advertise
in the
Allentown News?
call
881-1024
for information**



**FINALLY...
HARD-TO-FIND
HARDWARE!**

We have high quality, hard-to-find hardware, tools, plumbing and specialty items for your restoration, rehab, or redecorating projects.

881-1159

OPEN: MON. - FRI. 9 AM - 5 PM
RESTORATION WORKS INC.
412 1/2 VIRGINIA STREET
BUFFALO, NEW YORK 14201

Spirits of Allentown

884-4357

WADSWORTH AND ALLEN

Discount Liquors and Chilled Wines

OPEN UNTIL MIDNIGHT

Watch for our
"SUPER SAVER AD"
every Wednesday in the
Buffalo Evening News!

SAVE Time, SAVE Gas, SAVE Money!

RHINE — ROSE — CHABLIS — \$4.67 (4 LT.)

VODKA & GIN — \$4.59 (LT.)

President's Report

by Bill Nitteraurer

The Association is experiencing dramatic changes which will continue for the next few years. The reason for the changes is that funding sources are becoming scarce. This means that we will lose several of the persons who help to maintain the excellent services which our office provides and we will not be able to provide the breadth of programs which have been offered in the past.

However, the Association was formed and grew without paid staff and in doing so maintained closer ties to the community. We are striving to recreate the ties and input which the community had in the formative years of the Association. Further, while there may be fewer federal projects being funded, the ones which are approved should be more effective and less of a drain on the resources of the office.

Proof of this is already apparent for this year has begun with the implementation of the Elmwood Avenue Facade Restoration Project and the agreement between the Association, the City and M.J. Peterson Co. which will provide for rehabilitation of the Roosevelt Apartments as housing for the elderly and restoration of the old St. Mary's School as condominium units.

This project, designated in federal as a "510 Project" was established as a trial or pilot project by the Reagan Administration. It is unique in that the developer of the Section 8 Elderly units donates a percentage of his profits to the condominium units. The funds are earmarked to offset maintenance

costs of the condominium owners. Further, the City has pledged to provide \$400,000.00 which will be used for site acquisition and for subsidizing the purchase costs of some of the units.

The intent of the project is to make available homeownership units which will be affordable to home buyers who have been unable to purchase because of high interest and housing costs.

The conversion of these buildings performs a valuable dual role in that it provides for the renovation of two large and attractive buildings and it will bring more people into the neighborhood.

During my term as president, I intend to see that the improvement of the housing stock continues and to develop a close working relationship with the merchants and businesspeople who are so vital to the continued growth of the area.

The residents must appreciate that a part of the uniqueness of Allentown comes from the businesses which are located here. We are actively recruiting more businesses and are seeking ways to make the area attractive to a greater variety of businesses.

A publication such as the newsletter deals with general topics and often does not go into detail concerning plans or projects. If anyone has any questions about what was related in this column or in any other, please call the Association office. Also, the Association publishes a monthly gazette which contains more specific information on the projects which are being sponsored by our organization.

Former President's Report

by Mike McCartan

In my past years as a board member and as president, the Association has increased its responsibility for the housing stock of the neighborhood. Through our professional staff, we currently disburse thousands of dollars in Community Development Block Grant funds for low interest loans, grants and exterior paint. The effects of these programs can be seen on all of our streets.

An increase in owner-occupied homes, better maintained buildings, an improved return on investment, and the return to the city movement have brought us many new neighbors.

In my farewell as outgoing president, I appeal to both old and new residents to be *involved*. Do not expect results, but make it happen yourselves. A strong organization needs input and criticism to project its members' ideals, but with budget cut-backs upon us,

volunteers are needed to fill the void.

Thank you all, for your past and future support of Buffalo's best and strongest community organization.

Claiborne Liquor

149 ELMWOOD AVE.
BUFFALO, N.Y. 14201

Fine Wines and Liquors
Allentown's Friendly Liquor Store

MICHAEL and CLAIR
882-1700

H
E
A
D
Q
U
A
R
T
E
R
S

cuts
for
men
and
women

152 ALLEN
882-2403

Historic Preservation and Building Codes



by: Robert N. Pierpont, Mendel, Mesick
Cohen, Waite Architects
Albany, New York

Building codes often are considered foes of preservation. Frequently these requirements are cited as the reason for such unfortunate actions as the removal of a beautiful staircase as part of the process of saving a building. Why are the aims of preservationists seemingly at odds with the building code? As in most conflicts, there is blame to be shared by both sides. Local authorities may be unwilling to deviate even slightly from the code; zealous preservationists may be unwilling to compromise.

There is no national, uniformly accepted building code. In New York State, it is the responsibility of local municipalities to adopt and enforce a building code. The New York State Construction Code is generally the accepted standard. However, several larger cities such as New York City have written their own code. Federally funded projects may also require compliance with specific codes. In some cases, government agencies adopt a code more restrictive than the state code — for example, the Life Safety Code Handbook of the New York State Dormitory Authority. Once adopted by the municipality, a building code has the force and effect of law.

When Is Compliance Necessary?

The first step in dealing with codes is to identify the specific code applicable to the project. Generally the New York State Construction Code is applicable to existing buildings when one of the following conditions exists:

- A building changes uses or occupancy.
- A building is moved to a municipality that has adopted the code.
- A building is altered at a cost of 50 percent or more of replacement cost in a six-month period.
- The fire hazard classification of a building is changed.

One or more of these changes in a building's status usually occurs when a historic structure is adapted to a new use. Therefore, codes that formerly had no effect upon a building must be considered during renovation.

Health, Safety and Social Purpose

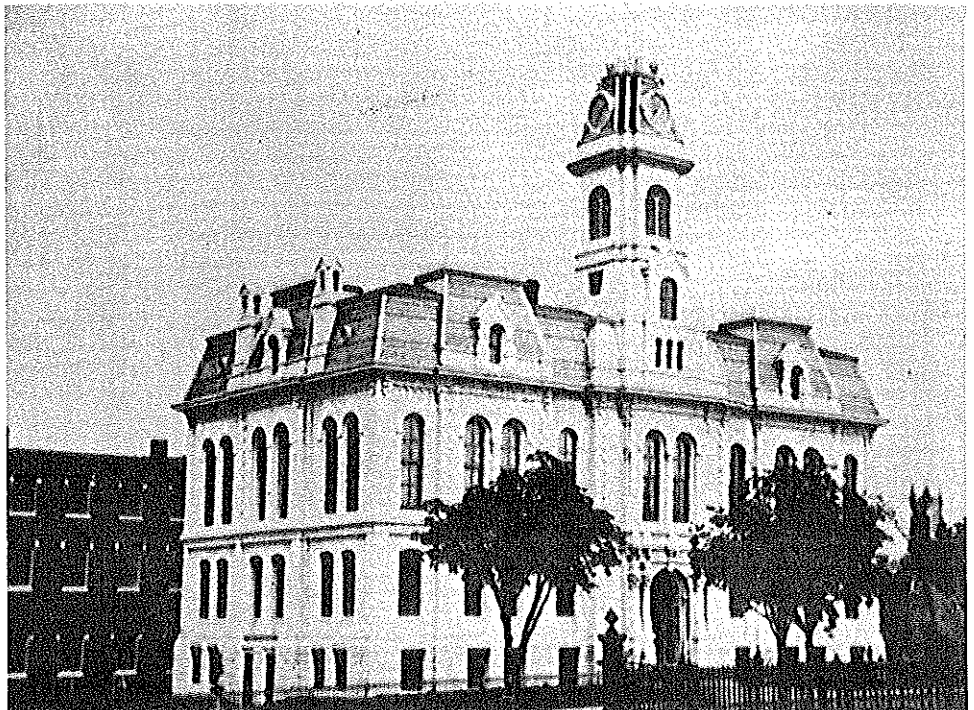
Building codes are not arbitrary regulations — they are written with the intention of protecting the health and safety of occupants. With the recent adoption of a separate energy code

and the incorporation of provisions for accessibility to the handicapped, social priorities have also been given consideration. Codes are written to prevent potentially dangerous conditions, and many of the safety provisions are based on actual incidents of building failures or accidents.

However, strict regulations may become a source of tension between preservationists and building code officials. A structure built long before codes were written may now be judged unsafe by those codes, which, in effect, are retroactive. For example, the origi-

native on April 1, 1980, addresses this issue of historic preservation. Section B-203-2.1, "Historic Building", states:

Buildings which are officially designated as historic buildings because of historical or architectural importance shall be permitted to be repaired for the purpose of historic preservation or restoration without conforming to the requirements of the code provided that the existing use is continued and the repairs are acceptable to and deemed safe by the local authority having jurisdiction except that



Late 19th century view of Oswego City Hall, Oswego, New York. In order to meet local building codes and protect the city hall's architecturally distinguished interiors, a completely modern service core containing an enclosed stair, elevator and toilet facilities was constructed at the rear of the building during a recently completed restoration project.

nal railings of a balcony or mezzanine may be considered too low for safety by the code. Similar difficulties may develop in regard to codes for handicapped access or energy requirements. The relatively large spaces required for restroom facilities for the handicapped must be planned for; compromises are often necessary to retain historic fabric while considering energy conservation.

Historic Building Exemption

A new amendment promulgated by the State Building Code Council in December 1979, which became effec-

requirements for the facilities for the physically handicapped shall remain applicable.

For the first time, this amendment allows local authorities to deviate from the letter of the code in their approach to historic buildings. In practice, it allows a middle ground for the spirit of the code to be followed in preservation and many adaptive use projects. For example, an open stairway, once strictly considered a fire hazard, may now be allowed. The existing use provision, however, prevents certain modifications, e.g., an urban brownstone

cannot be converted to eight or nine small apartments without proper provision for safe egress.

Certainly, responsible architects and developers must be concerned about the health and safety of a building's occupants. An open stairway in a three-story building without the added safety provisions of a smoke curtain, smoke detectors, or sprinklers would surely be less than responsible. By the same token, it might be considered unreasonable for a local official to insist upon sprinklers in a building whose decorative plaster was important. There are provisions in the code that may be used in both new construction and renovation to help bring an old building "up to code." For example, the maximum distance of travel to an exit may be increased if sprinklers are installed in corridors where they are not already required.

Often a number of opportunities exist for compromise with code officials, especially with those who are conscious of the value of historic buildings. Again using the example of an original open stairway that is found to be out of compliance with the present-day code, there are three possible ways to avoid the stairway's removal. First, the stairway may be retained if another conforming stair is built. A program of phased restoration and compliance might also allow the build-

ing to be occupied without complete compliance, if the building will comply when all phases are finished. A third compromise approach might be to build a utility core as an annex to the building. In addition to an enclosed stairway, this core could contain facilities for the handicapped such as an elevator and specially designed restrooms.

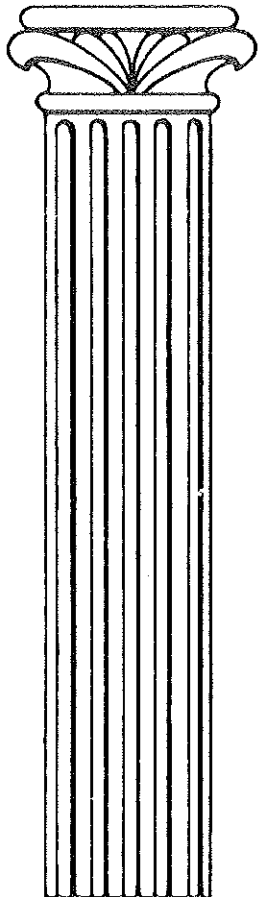
Any preliminary feasibility study should include an analysis of the effect of applicable code requirements upon identified historic resources. The code spells out specific requirements based on the building's occupancy and use group, type of construction, height, fire protection equipment, and fire hazard classification. If there are two distinct types of uses, the code may require a horizontal or vertical fire separation. All potential ramifications should be evaluated as part of the architectural solution. When conflicts with the code are taken into account early in the restoration sequence, local officials can be approached to resolve the issues before final drawings are prepared, thus saving expensive delays later. It may be found that the structural or other requirements of a certain use would destroy the building's character; in this case, a new alternative use would be desirable.

Design guidelines for historic buildings are usually local regulations

limited to designated areas. There are also federal guidelines for properties utilizing provisions of the Tax Reform Act of 1976. The intent of these is generally to retain the important historic features. Window-to-wall ratios and other characteristics based on the existing structures are used as determinants of design guidelines. The provisions for design may limit some options, but they are generally in line with the efforts of preservationists.

Clearly, as preservation activities increase, standard formulas and acceptable practices will be incorporated into the building codes. For now, it must be the responsibility of the preservationist to be aware of potential problems from the beginning and to work with code officials as partners. In this constructive atmosphere, safe buildings can exist with minimum damage to historic features.

This column, entitled *Preservation: Building Community Identity*, was prepared by Robert N. Pierpont; Mendel, Mesick, Cohen, Waite Architects, Albany, New York. Mr. Pierpont specializes in restoration and building materials conservation. Funding for series has been provided by the National Endowment for the Arts. Copyright 1981. The Preservation League of New York State, 307 Hamilton Street, Albany, New York 12210.



Towne Restaurant

ALLEN & ELMWOOD

Greek and American Cuisine

IMPORTED
GREEK
WINES

SPECIALIZING IN....

SOUVLAKI & GYRO
DINNERS & SANDWICHES
MOUSAKA
BAKED EGGPLANT
GREEK STYLE

884-5128

Committees Get Involved!

ACTION/BEAUTIFICATION —

CHUCK DoBUCKI, CHAIRMAN

The Action/Beautification Committee which was formulated as two separate committees is currently meeting as one group. The problems these groups address are outlined briefly in their names.

Action committee members attempt to take "action" on current problems in the Allentown area. Some current interests include zoning, investigating and responding to complaints about several large multiple dwellings in the neighborhood and problems with summertime burglaries.

The committee was recently successful in having the Times Square Restaurant inspected and cited by the Health Department. Committee members met with the management of 11-17 Wadsworth concerning trash disposal and have obtained several new trash containers for Days and Arlington Park.

The Beautification Committee is concerned with improved maintenance and beautification projects throughout the neighborhood. With funds raised from a garage sale this past June, members are working on a project which will provide eight ornamental iron planters and brackets on the light posts on Allen Street between Delaware and Elmwood. The committee has also purchased gardening and maintenance tools which will be loaned out to residents in the near future.

The meetings of the Beautification Committee are held at the Association's office at 45 Elmwood Avenue, the first Tuesday of every month at 7:30 p.m. The public is welcome to attend and join. For further information, please call 881-1024.

COMMITTEES GET INVOLVED!

MEG O'ROURKE, CHAIRMAN

The Commercial Development Committee is active again. The committee is already working on several short term programs.

Be looking for a Key Map Directory that will highlight the neighborhoods fine shops and restaurants. Walter Hoetzer of the Marrakesh is heading this project and expects completion of the map within a few weeks.

More Murals will be appearing on Elmwood and Allen Streets. Suggestions for sites and artists are still being accepted.

An open air gallery to be open weekends in the warmer months will be

sponsored by The Commercial Development Committee. This project was delayed due to difficulties in securing a site. The Saperston Building parking lot has been made available to us. Tad O'Rourke of the Allendale Theater needs artists interested in doing shows in the gallery. He can be reached at 883-2891 or 885-1523. Tad also has agreed to head our project to get music on the streets.

Hope Hoetzer of the Marrakesh is heading a security program and is arranging a seminar directed towards burglary prevention for businesses. Hope is also heading up a rat control program and will start with the same type of seminar.

The programs this committee has initiated are aimed at making Allentown a more attractive and safer place to do business. Much more is needed if we are to tackle the bigger problems affecting Commercial Development in our neighborhood.

The problem of prostitution, loitering and panhandling by vagrants affects businesses and residents alike. Downtown development could not take place simultaneously with the existence of Chippewa Street as it was. Allentown likewise cannot develop if we continue to allow this type of crime to proliferate. The Commercial Development Committee plans to face this issue squarely. The wheels are in motion. Attend a meeting and see what you can do.

Other programs the Commercial Development Committee plans to explore include co-op advertising and selling, special events such as an Allenfest — Octoberfest returning Allen Street in part to a two way street, inducing new business into Allentown and more.

Many people have invested years and dollars in businesses in Allentown. Each business alone contributes to Allentown's vitality and uniqueness. Each business has its own individual problems. Working together on the problems that we share give us more time in the long run to do what each of us does best — run our businesses.

Persons interested in participating in the Commercial Development Committee are encouraged to telephone Meg O'Rourke, Allendale Books and Meg's Movie Madness 885-1523.

HOUSING — SAXON DECK, CHAIRMAN

The Housing Committee is responsible for the oversight of the Association's Community Development Block Grant funded housing and loan programs. It is active too in the areas of code enforcement and historic preservation.

For the last 2½ years the committee has worked on developing and implementing the Elmwood Avenue Block Revitalization Project. This project finally underway, will result in the restoration of at least sixteen homes on Elmwood Avenue between Allen and Virginia Streets.

Buffalo Restoration and Design, Inc. has been hired as construction managers for the project. Principals Peter Levin and Dennis Masters will be responsible for planning and design and overall coordination. Plan on seeing great changes on Elmwood Avenue this summer and fall!

If you would like further information about the monthly housing committee meetings, please call 881-1024.

Before and after the show —

Murphy's
Omega
Cafe

369 Pearl St. • Buffalo, N. Y. • 856-3690

Eaton Galleries

ANTIQUES — DISTINCTIVE FURNITURE
ACCESSORIES — ESTATE LIQUIDATORS
STAINED GLASS WINDOWS
ORIENTAL RUGS

WILLIAM EATON
JAMES FISCH

115 Elmwood Avenue
Buffalo, N.Y. 14201

882-7823

ALLENDALE BOOKS **and MEG'S MOVIE MADNESS**

100 Elmwood Avenue
Buffalo, NY 885-1523

"film literature and memorabilia"

Allendale Theatre

883-2891

Festival Booth Benefits Association and Community Center

The Association again had a food concession booth at the Allentown Art Festival in cooperation with the Allentown Community Center. Co-Chairpersons for this yearly fundraiser were Jim Cole and Francie Hoffman. Many may not be aware that the pro-

Work in the booth is divided between the Allentown Community Center and the Allentown Association. The time schedules were established so that no one had to work more than two or three hour shifts. With one or two exceptions this ran extremely smooth. Working in

the booth provides an opportunity for people within the Allentown area itself as well as from outside the area who are associated with the two organizations to meet and get to know one another. A great deal of thanks should be given to Eileen Vazquez from the Allentown Association, who was in charge of scheduling and did much of the food ordering and to the Lehmann Family who allowed us to use their property for storage for a refrigerated truck.



Jim Cole screws on a mustard cover in anticipation of a busy day at the Art Festival.

ceeds from this concession are divided between the two Allentown groups. The booth itself is no different than the Art Festival and is quite dependent on the weather. The proceeds from it this year were in line with the moderately good but not spectacular weather that we had this year. The booth also gives both groups the opportunity, in a quiet way, to make known their presence in the area to the many people who come to the Allentown Art Festival.

The Jr. League Shop

Excellent Quality Used Clothing
Men's Women's & Children's
Housewares, Books, Shoes & Toys

REASONABLY PRICED

Senior Citizens Cards Honored

Owned and Operated by:

The Jr. League of Buffalo, Inc.

168 ALLEN STREET

Between Delaware and Elmwood Avenue

884-4933

Ken Glasgows Lin-nor Optics

*For anything optical try us first
If you want it and we can't get it, it's not made*

- Over 700 Frames on display
- Complete Contact Lens Service
- Children's Eyewear guaranteed
- Magnifiers
- Binoculars
- Rx Diving Masks
- Athletic Eyewear
- Sunglasses
- Glasses Repaired
- Senior Citizen Discounts

— SOFT LENS SPECIAL —

\$125.00 Complete, heat disinfection and all fittings, lifetime service, plus a free pair of non Rx Sunglasses. Limited offer.

WE ACCEPT MEDICAID, ALL UNION PLANS
VISA, MASTER CHARGE — AMPLE PARKING

41 W. North Street, Buffalo N.Y.

883-2020

The Lower West Side Resource And Development Corporation

Sometimes it is interesting to know what your neighboring organizations are doing. The Lower West Side Resource and Development Corporation is our western neighbor.

The Corporation is located at 266 West Tupper Street in the first floor of a house it purchased and rehabilitated.

The Corporation has fostered a consolidated approach towards the neighborhood's revitalization. The Corporation is seeking the long range stabilization and revitalization of the Lower West Side through an upgrading of the housing stock, a more comprehensive approach to physical development and economic redevelopment.

Services offered in the past; included "Color in the Lower West Side," Home repair course, Housing and Building Survey, Old House Work Shop, Contractors list, Winterization workshop, Lower West Side Chronicle "Botuto", and property listings.

Many of these programs will be

offered once again. They include: Technical Resource Library, Loan and Grants Subsidies, Labor Assistance Programs, Property listings, Home Repair Course, Tool Library, and the "Georgia - Prospect Project" which will bring new housing into the area.

The Corporation had purchased and rehabilitated a house at 91 Tenth Street which it has sold to an owner occupant.

The Lower West Side is in the process of assembling a Cookbook composed of recipes from the people in the neighborhood and friends. If you would like to contribute your favorite recipe, forms are available at the office. The cookbook should be exemplary of the diverse and very unique ethnic composition of the Lower West Side.

For further information you may call the office at 847-1171 or stop by.

The Lower West Side boundaries are: Porter Avenue down Niagara to Hudson; down Wadsworth to Cottage to Virginia; South Elmwood to the Waterfront.

Blizzard Ball Around the Corner

It's almost that time of year again — time to think Blizzard. Blizzard Ball that is!

This year's event will again be held at the end of January to commemorate the fifth anniversary of the Blizzard of '77.

Fun was had by all who attended last years' gala event, so why not plan to attend this year.

Watch the next edition of the Newsletter for the date and other particulars.

Frame & Save

245 Elmwood Ave., Buffalo,
NY 14222

*Do-It-Yourself Picture
Framing
Custom Framing*

Mon.-SAT. 716/883-2071

MULLIGAN'S BRICK BAR

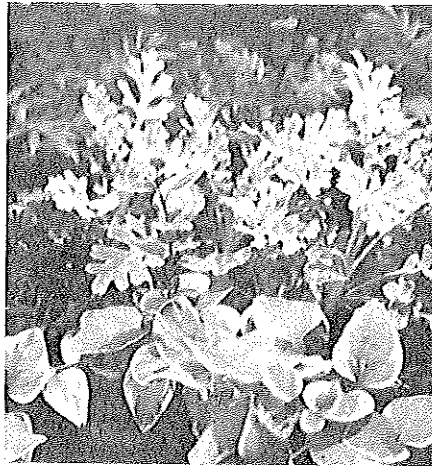
Nurse's Nights
EVERY WEDNESDAY NIGHT

- FREE TEE SHIRTS • 75¢ VODKA DRINKS • 2 MILLERS for \$1. •

Summertime . . . and the Diggin' is Easy?!

Some nights when I carefully lower my body into bed, all achin' and wracked with pain, I wonder if it is all worth it. Then when I get up in the morning and look at a completed project, I know that it is. The colors, forms and shapes get to you. But wait - didn't I move to the city to get away from yard work? That was one of the reasons, but it appears that, for me, there is no such thing as a little bit of gardening. Like eating peanuts, I can't stop.

I started with one oaken bucket filled with bright, red geraniums to hang on the loft arm of my carriage house. That was impressive - so I decided I needed two more buckets on my terrace. These were filled with marigolds, lobelia and dusty miller - yellow, blue and grey. Lovely to look at over a glass of iced tea. Next came a rock lined walkway



"Dusty" Miller has charge of the garden precinct.

leading to my home which needed a lift - so, more marigolds, pansies, zinnias and snapdragons were put in, some of which covered an area where tulips and daffodils had grown a month before.

Now it's time to sit back and enjoy the fruits of my labor which I hope convey the message - "Welcome to Blackfriars' Yard."

Now, about that bare corner over there.

Marjorie N. Pollack

DEPARTMENT OF STREET SANITATION TRASH PICK-UP SCHEDULE SUMMER-FALL 1981

WEEK OF: Sept. 14
Sept. 28
WEEK OF: Oct. 12
Oct. 26
WEEK OF: Sept. 14
Sept. 28
WEEK OF: Oct. 12
Oct. 26
WEEK OF: Nov. 9

There will be no collection of bulky items such as stoves, refrigerators, washing machines, dryers, etc. between November 16, 1981 and April 3, 1982, due to winter weather conditions. If during this period an emergency arises, pertaining to the collections of large items, please call the Radio complaint number at 855-5971 and a specific time will be set up for a pick-up.

Please put your trash at the curb on your regular garbage pick-up day according to the above schedule.

FOR COMPLAINTS, CALL BROADWAY GARAGE AT 855-5971 or 855-5984.

CLASS ROOTS

Fine Stained Glass
Residential & Commercial

95 Allen at Delaware

DURABLE



**For
wood, metal,
plaster and
wallboard,
inside and
outside.**



\$19⁸⁸

GAL.

IMPERVO ENAMEL

- Brilliant, high-gloss colors
- Durable, weather resistant finish
- Totally washable
- For interior and exterior use
- 1,000 Decorator "Wet Look" Colors and Non-Yellowing White

Schuele & Company

12 SUMMER ST., BUFFALO, N.Y. 14209
894-3374

Lending Library Reviews

The Allentown Association is now compiling a lending library which will soon be available to our members. The Library consists of books, brochures, and catalogues concerning topics of interest to owners of older homes. You will see periodically in this space, reviews of books from the lending

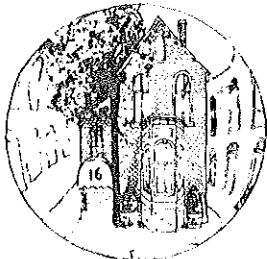
Painting Class at peopleart/bflo.

Two six-week sessions of instruction in painting still life and figure will be held this fall at peopleart/bflo., 224 Lexington near Elmwood. Artist *Bruce Adams* will give individualized instruction for beginning and intermediate levels in oils and acrylics, including demonstrations of techniques and materials, discussions of style, and use of color.

Students will have an opportunity to submit finished works for consideration to be hung in an exhibit opening December 19 at peopleart entitled *Representations: The Recognizable Image in Art*.

Classes will be held at 224 Lexington on Wednesday evenings from 7:30 to 10:30 pm., at a cost of \$24/6 week session, or \$18/per six week session for members of peopleart/bflo. Students must register by September 19 for Session I classes on September 23, 30, October 7, 14, 21 and 28, and by October 28 for Session II classes on November 4, 11, 18, December 2, 9 and 16. Please call Suzanne Ross at 882-2765, or Bruce Adams at 883-6357, for further information on registration.

peopleart/bflo. is a not-for-profit gallery/arts center entering its fourth year of operation on Buffalo's West Side.



881 - 0586

Allen Restaurant

16 ALLEN STREET

MON. 11 AM - 2 PM
TUES. - WED. - THURS.
11 AM - 8 PM.

FRI. 11 AM - 10 PM
SAT. 6 PM - 10 PM

library written by a volunteer with expertise in the given field.

The reviews below are on two books already received in our office. They were written respectively by Jane Jacobsen, owner of Glass Roots on Allen Street and Wayne P. Tries, partner in the architectural firm of Stieglitz, Stieglitz, Tries.

Your Residential Stained Glass, by H. Weber Wilson, subtitled "A practical guide to repair and maintenance," combines an antique lover's appreciation and a handyman's approach to the subject. It is a concise, 46 page manual covering most of the important aspects of stained glass repair including determination of the complexity of the job, removal of a window, discussion of tools, replacement of broken pieces, and reinstallation. Drawings are interspersed describing the various styles of old windows as well as many "how-to" diagrams that parallel the text.

This is an easy to read soft-cover booklet that admits the lay person may not be able to handle all aspects of repair but gives a good groundwork of education for the more daring restora-

tion enthusiasts.

The Penguin Dictionary of Architecture, written by John Fleming, Hugh Honour and Nikolaus Pevsner is a handy quick reference for the lay person, although it does not deal with subject matter in enough depth to be used as a trade publication. Hopefully this was not the intention. The book covers a wide breath of information for the layman wanting to research architectural terms, influential architects, and architectural period, movement or style and architectural details. Bear in mind that if you are looking for detailed information you will need supplemental reading.

In light of the aforementioned, the text is sorely lacking in visual aides, bringing to mind the expression, "A picture is worth a thousand words". A major flaw of this text is that renowned works of architecture have been omitted as subject headings. Therefore, you must be familiar with the author (designer) to ascertain information on a project.

This book has a useful purpose as a reference tool particularly in seeking explanations of architectural terms.



KING OPTICIANS

902 MAIN STREET
NEAR ALLEN
883-9550

WE ACCEPT
MEDICAID-WELFARE-UNION PLANS
Including The Steel & Auto Industry's & GHI

Soft Contact Lenses ONLY \$165.00 COMPLETE with Heating Unit
HI-FASHION METAL & PLASTIC FRAMES
SENIOR CITIZENS WELCOME

Special Attention
Children's Eyes Examined





CONTACT LENSES &
EYES EXAMINED





Parking in rear on North Pearl



"We also have an entrance
and parking
in rear on North Pearl"

Office Hours
Mon. 9 a.m. to 7:30 p.m.
Wed. 9 a.m. to 6 p.m.
Tues. & Fri. 9 a.m. to 5 p.m.
Thurs. & Sat. 9 a.m. to 1 p.m.

NEWS FROM ALLENTOWN
Buffalo, New York 14201

U. S. POSTAGE
PAID
Buffalo, N. Y. 14201
PERMIT NO. 266