

**Duluth Preservation Alliance  
36th Annual Awards**

Presented at Glensheen  
Monday, May 15, 2017 - 6:30pm

**PLAQUES:**

**1. St. Peter's Church** - 810 West 3rd Street

(Now-Great Lakes Academy of Fine Art)

Owners: Jeffrey T. and Heidi Larson

Original Owners: Italian Parishioners

Built: 1926

Architect: Paul Summers

Builders: Italian Stonemasons of the Church

Restoration:

Exterior: Repaired roof, 95% tuckpointed, reconstructed some wood window frames and painted trim, rebuilt sills and installed drain tiles.

Interior: Installed new heating system, electrical, insulated, plaster repaired and painted, installed new windows on lower level, polished terrazzo floors, and reinstalled original light fixture.

\*\* Special Recognition: Robin Mainella Annalla for helping save this building from demolition.

**2. George and Alice Tweed House** - 2531 East 7th Street

Owners: Dr. Jared and Leslie Broadway

Built: 1914

Architect: Frederick Perkins, Chicago

Restoration Architect: Dennis Lamkin

Restoration Contractor: Dennis Lamkin

Restoration:

Exterior: Repaired clay roof (matching original), replaced gutters and downspouts, replaced front walk, replaced 27 pieces of limestone, rebuilt front terrace and replicated tile, cleaned limestone on terrace, tuckpointed exterior with matching mortar, rebuilt chimneys, rewired corner lights, rebuilt some windows (done by Old World Windows), painted trim original color and some landscaping (more to be done in the future).

**Tweed House cont.**

Interior: Removed carpet and restored concrete "marble" foyer floor, restored quarry tile floor in gallery with some tiles made to match, restored gas lines to fireplaces, installed period

style light fixture in library, plaster repaired, painted and wallpapered, woodwork cleaned and shellacked, recreated "cartouche" above office fireplace, restored "limestone" fireplace (both by Ann Gumper), double doors made to match existing woodwork, restored bathroom tile, kitchen redone with period-style cabinets and flooring.

### **3. Glensheen's Gardener's Cottage & Tennis Court - 3300 London Road**

Original Owners: Chester and Clara Congdon

Owner: University of Minnesota - Duluth

Built: 1905 - 1909

Architect: Clarence Johnston, St. Paul

Restoration:

Exterior:

Gardener's Cottage - Front entry rebuilt, replaced foundation under first floor and installed new storm door.

Interior:

Gardener's Cottage - Lead and mold abatement, replaced heating and electrical, removed dropped ceilings, repainted rooms original colors, replaced missing kitchen sink, replaced light fixtures with period-style fixtures, refurbished much of the woodwork, redid door for American Disabilities Act in a sensitive way, made woodwork to match, installed vintage-style bathroom, linoleum floors replaced in the potting room.

Exterior:

Tennis Court - Totally redone - rebuilt foundation, redid irrigation, rebuilt brick wall, and matched clay court to the original.

LETTERS OF RECOGNITION:

### **1. Charles and Margaret Dice House - 141 Waverly Place**

Owners: Tim Hagley and George Apostolou

Built: 1922

Architect: Unknown

Restoration:

Exterior: Added rear addition blending it in with the original, took old back entry and created a garden shed, jacked up and straightened out the garage and added a new slab, stained siding, reroofed and landscaped. (More plans for the future.)

Interior: Removed paneling and sheetrock on the front porch, restored porch ceiling, installed new period-style French door, removed carpet and refinished floors, stripped woodwork, replaced missing top of built-in buffet, installed new period-style kitchen matching original cabinet style, repaired plaster (some from water damage), painted and matched new

trim to old trim throughout the house. Bathroom was replumbed, installed new period style floor, wood wainscoting, subway tile and installed period-style pedestal sink.

## **2. Lange Motor Company Building - 206-212 East Superior St.**

Original Owner: William Prindle

Second Owner: Robert Whiteside

Current Owner: Rod Raymond

Built: 1915

Architect: Unknown

Restoration Architects: Greg Strom and Doug Zahn

Restoration Contractor: Dave Gratsky, Streetar Masonry

Restoration:

Exterior: Stripped paint from brick on front façade, tuckpointed and replaced some brick on the side and back, rebuilt back corner, saved and repaired terra cotta and brownstone, replaced front and back windows.

Interior: Replaced section of wood floor where there was an elevator shaft, cleaned and painted west 1st floor ceiling.

## **3. Firehall No. 5 - 2138 Minnesota Avenue**

Original Owner: City of Duluth

Owners: Bob and Laura Goewey

Built: Front - 1930, Rear - 1936

Architect: A. Reinhold Melander

Restoration Contractor: Bob Goewey

Restoration:

Exterior: Reroofed, insulated, installed new windows, stripped front door, lead paint abated, installed reproduction garage doors (made to look like the original), built patio, painted exterior and trim with historic colors.

Interior: Returned floor plan closely to original, repaired plaster, installed period-style cabinets, stripped and refurbished paneling in bedroom, removed cheap tile flooring, rebuilt floors with in-floor heat, redid ceilings, removed asbestos, installed new heating, plumbing and electrical, created mantel piece with lumber from Duluth Timber.

## **4. John and Margaret Thomas House - 460 Kenilworth Avenue**

Owner: Betty Christensen

Built: 1960

Architect: John Ivy Thomas House

Restoration Contractors: K & W Builders (Shawn Kolasinski), George Hovland and Betty Christensen

Restoration:

Exterior: Added an addition to the first floor matching the original mid-century modern design, added patio, painted trim and siding, replaced garage door and landscaped.

Interior: Remodeled kitchen with matching period-style cabinets, redid bathrooms floors and walls in mid-century modern style.

#### **5. James and Nellie Matteson House - 2408 Roslyn Road**

Owners: Robert and Cassie Furr

Built: 1904

Architect: Unknown

Restoration:

Exterior: Redid siding and painted, reroofed, added new gutters and back light, replaced siding on back of house, removed broken concrete walkway and replaced with brick pavers, leveled front lawn and landscaped and built chicken coop.

Interior: Refurbished floors, plaster repaired, painted and wallpapered, redid upstairs bathroom in period style, replaced kitchen window and redid kitchen.

#### **6. William and Margarett Cole House - 2204 East 1st Street**

Owners: Lloyd Ketchum and Kimberly Krohn

Built: 1908

Architects: German and Lignell

Restoration:

Exterior: Reset front steps, rebuilt brick walls on stairs, stripped and varnished porch ceilings, milled porch trim to match original, painted trim, sealed front door, rebuilt soffits and fascia, replaced gutters and downspouts—matching brackets on both house and carriage house, reroofed house and carriage house, rebuilt side terrace, matching original floor tile, rebuilt chimney, replaced side door with oak door and restored brick around the door, landscaped, planted 30 trees.

Interior: Installed antique light fixtures in foyer, den, and dining room.

### **2017 Duluth Centennial Homes**

#### **1. H.E. and Maude Elden House - 614 Woodland Avenue**

Owners: Peter and Wendy Williamson

Built: 1917

Architect: P.M. Olsen

Builder: Gus Olson

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