

Ypsilanti Heritage Foundation

*24th Annual*

Historic Home Tour

Sunday, August 19, 2001  
12:00 noon to 5:00 p.m.

# Welcome

to the 24th Annual Ypsilanti Historic Home Tour. Since 1977, the Ypsilanti Heritage Foundation has been pleased and proud to present one of our community's most important resources, our wealth of historic architecture. Once, again, Ypsilanti residents have graciously agreed to open their doors so that we all may see and appreciate the results of this community's historic preservation efforts. We take this opportunity to thank them.

This year's tour features six historic properties located throughout the city.

Enjoy the tour!



*Ypsilanti Heritage Foundation*

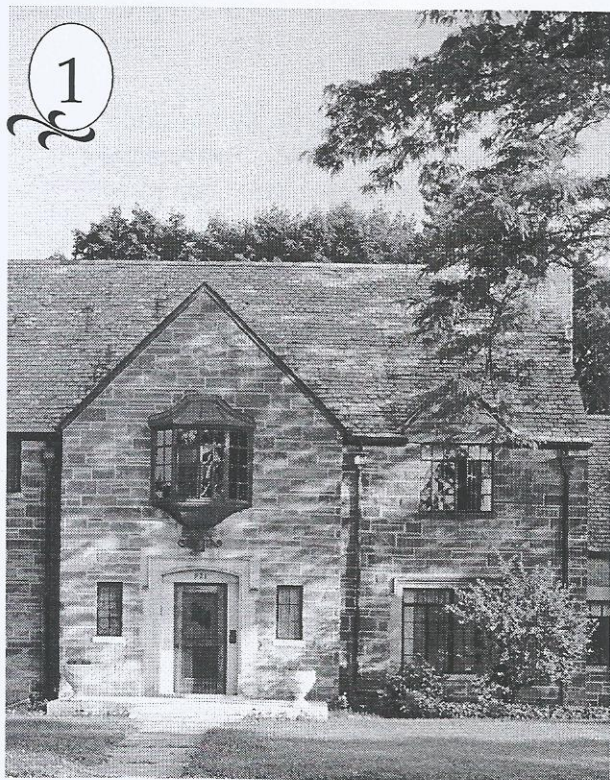
## *Please Note:*

Although the structures are numbered for your convenience in the brochure, you are free to visit them in any order you wish.

Visitors may be asked to remove shoes.

As a courtesy to the homeowners, PLEASE no food or drink, smoking, pets, unsupervised children, strollers, or photography inside the homes.

The ticket holder expressly assumes all responsibility for any personal injury or property damage occurring while on tour.



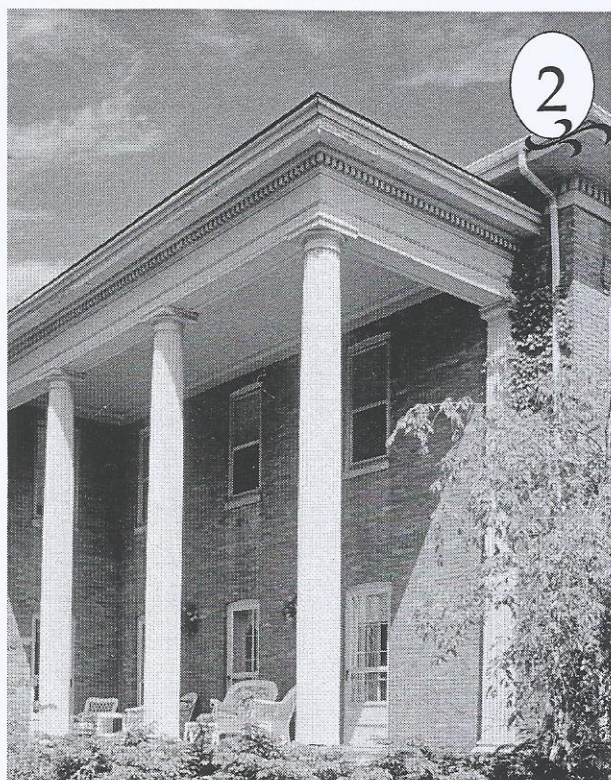
921 Woods Road  
Megan McCann and Len Lescosky

Ypsilanti architect R.S. Gerganoff designed this Period English Medieval-style home for Kenneth Ferguson, president of the United Stove Company in Ypsilanti.

The house was completed in 1941, although Ferguson died just two years later, his family continued to live in the house until the late 1950s. Since then there have been several owners, but except for a kitchen remodel sometime in the early 1970s, the house remains virtually unchanged.

The Ferguson house features metal casement windows and a sandstone exterior topped with a slate roof. Inside, there are three fireplaces, five spacious bedrooms, including servants quarters with a separate entrance, and six bathrooms, each with its original tile and fixtures intact. Original plaster crown molding and oak floors are featured throughout. The third-floor ballroom and the finished basement, complete with a full restaurant-style bar, are an entertainer's dream.

Between 1916 and 1960 Gerganoff was arguably the most significant architect in Ypsilanti. In addition to the first Beyer Hospital and the old Ypsilanti High School (now Cross Street Village), he designed a number of buildings on the Eastern Michigan University campus, including Pierce Hall, the Rackham building, several dormitories and the house that until recently was lived in by the EMU presidents and their families.



220 South Huron Street  
Marla and Rick Richardson

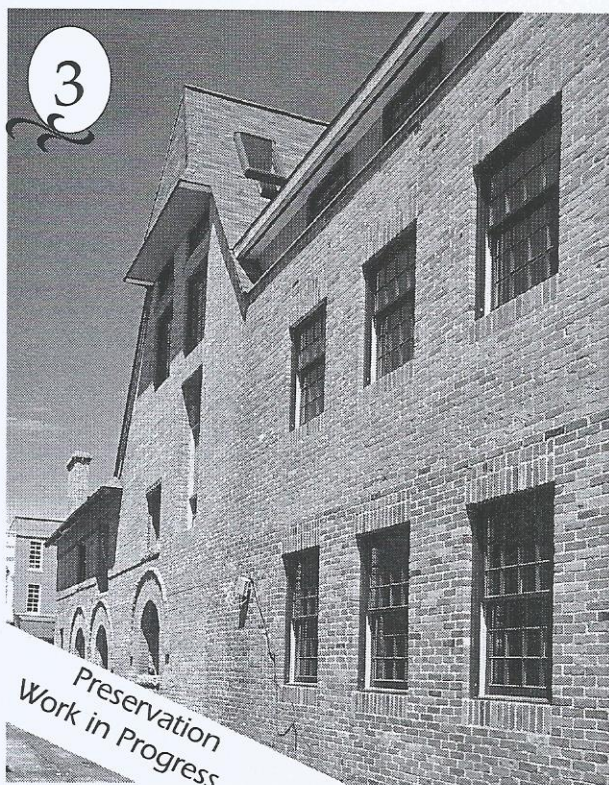
Built in 1870 by H.T. Glover for Samuel Barnard, then vice president of Peninsular Paper Company, this wonderful house was originally built in the Italianate style. Charles Newton, one of the home's best-known owners, had the house extensively remodeled in the 1930s to resemble a federal-style plantation house.

It is said that because Newton's young daughter, Nancy, resembled Maureen O'Hara in *Gone With the Wind*, Newton restyled the house in her honor. At that time, the courtyard, veranda, garage, and kitchen were added to the home.

Although an attorney by education, Newton was a principal buyer for the Edison Institute Museum, now known as the Henry Ford Museum and Greenfield Village, and he was a personal friend to Henry Ford.

Not to be missed on this tour is the basement, featuring an authentic 200-year-old New England tavern. Rumored to be a gift from Ford to Newton, the tavern is complete, with its original floor, ceiling beams, and windows, and has never been electrified. Just as it was in eighteenth-century New England, the tavern is still illuminated by candlelight.

Through their business in their home, Past Time & Time Past, the Richardsons are offering traditional Victorian afternoon teas by reservation.

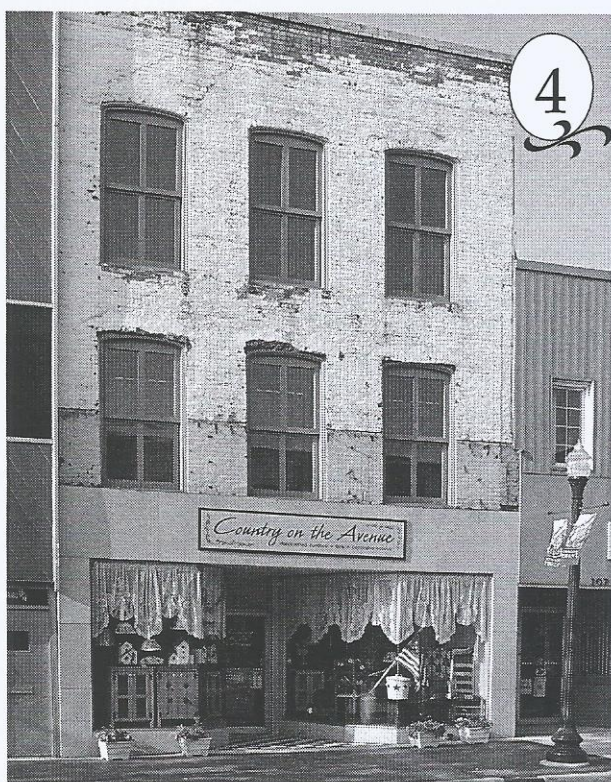


**7, 9, 11 West Michigan Avenue  
Phoenix Contractors Inc.**

In 1888, Oliver A. Ainsworth contracted the Detroit architectural firm of Mason & Rice to build the O. A. Ainsworth and Co. Feed Mill & Grain Seed Storage at 514 and 515 Congress Street, (today 9 and 11 W. Michigan Ave.). The Ainsworth mill was highlighted by Romanesque arches and a prominent roofline—influences of the renowned architect H.H. Richardson. The building's exterior was brick with rusticated limestone sills. Mason & Rice also designed the neighboring Ypsilanti Savings Bank, today the Ypsilanti City Hall and Starkweather Chapel in Highland Cemetery.

The Ainsworth mill operated until about 1910, when it was sold to Burton G. Moorman. Since that time, the building has been a feed and grain store, a general store, lumber business and several restaurants. Most recently, the building housed the Mainstreet Bar & Grill until early 1997, when a fire damaged its kitchen and led to the restaurant's closing.

In 2000, developer Bill Kinley, president of Phoenix Contractors Inc. of Ypsilanti, purchased the building and began its rehabilitation. It currently houses the Ypsilanti office of the Bank of Ann Arbor—on the site of the livery of the 1880s—with plans for the main structure at 9-11 W. Michigan Ave. to have a mixed use of commercial and residential space.

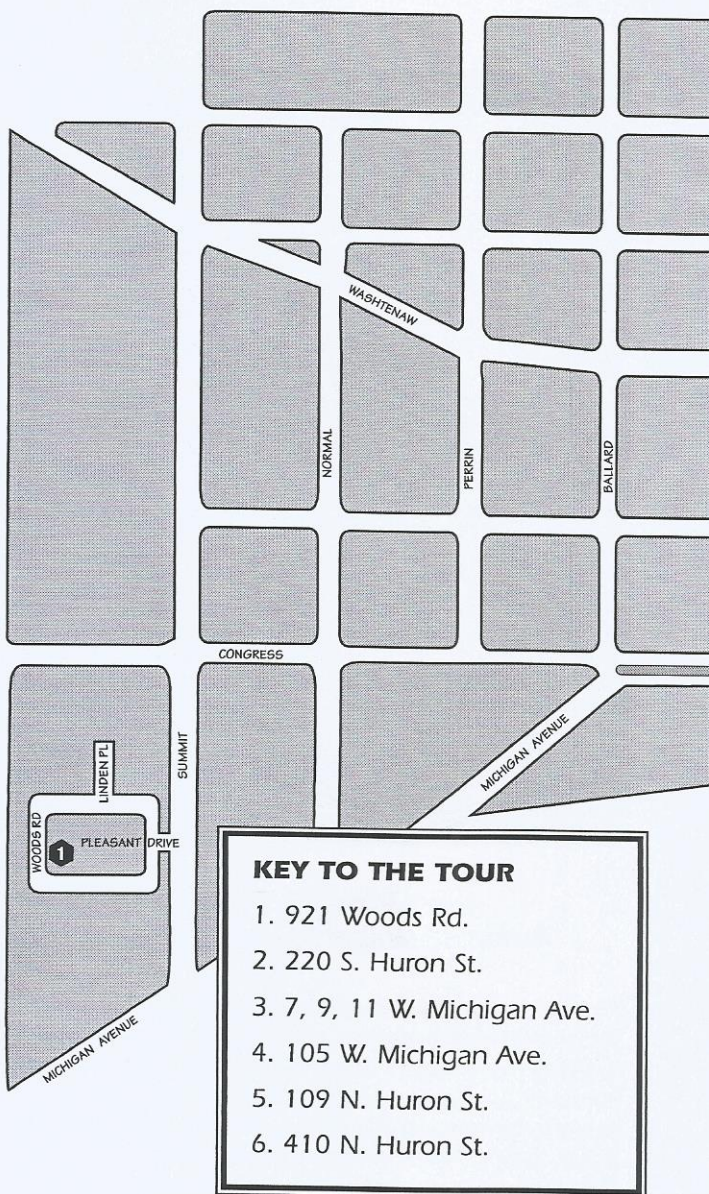


## 105 West Michigan Avenue Ambrose Wilbanks and Jeffrey Kuhns

Until recently, this circa 1870 Italianate storefront building was hidden beneath a metal facade installed in the 1960s, when so many other commercial buildings were similarly disguised. Missing is the cornice which once topped the front facade, but the original brick is once again visible. New custom-made windows fit the typically Italianate segmental arched openings.

On tour is the two-story apartment on the second and third floors, newly created where no living space had previously existed. Other apartments can be found in other downtown buildings and it is hoped that more will be constructed, thus making downtown not only a viable commercial center, but a residential community as well.

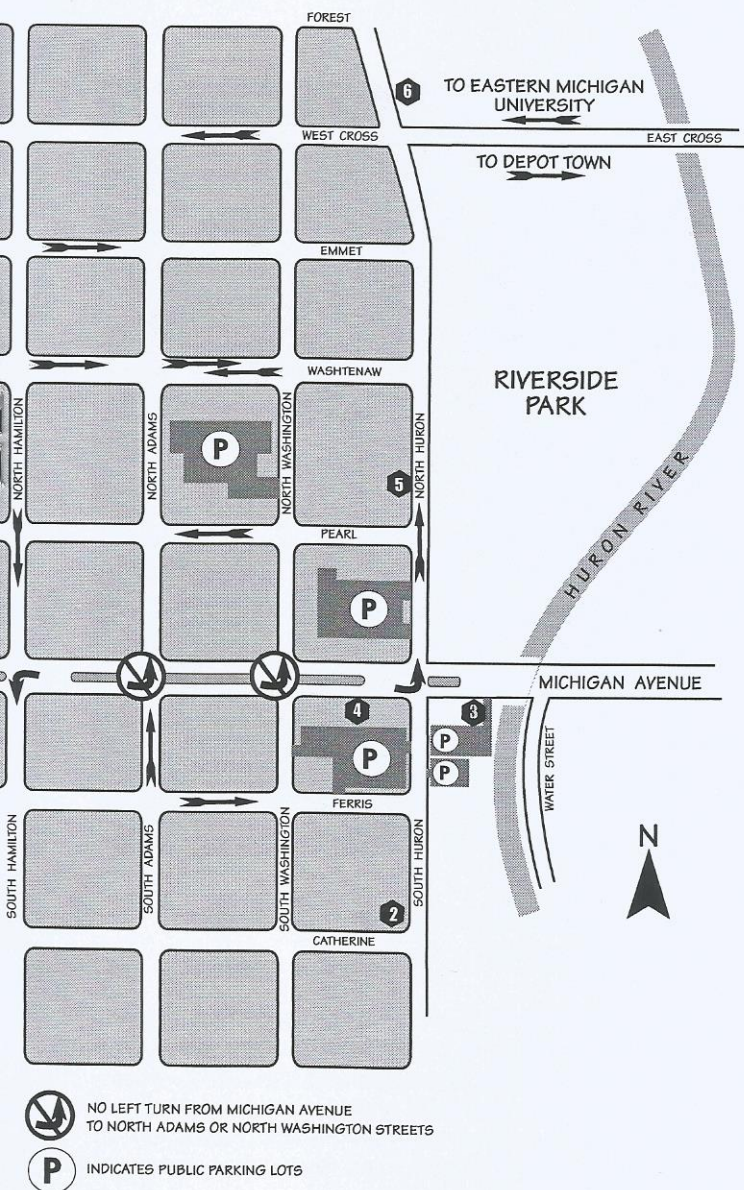
We are grateful to the new tenant for graciously allowing visitors to enjoy his delightful apartment, where the latest amenities combine with original features of this historic building to make a most comfortable and charming home.



## About the Foundation

The Ypsilanti Heritage Foundation is a non-profit organization dedicated to the idea that one of Ypsilanti's greatest resources is its wealth of historic architecture. The Foundation seeks to increase public understanding and appreciation of these architectural links with our past and works to promote the conservation, rehabilitation, and utilization of these important community assets.

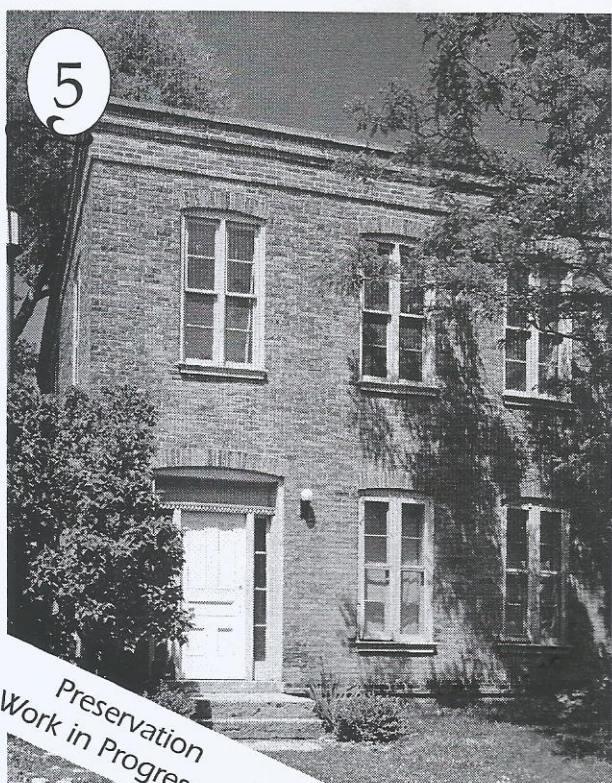
The Foundation publishes its newsletter, Heritage News, six times a year and distributes it free of charge to its membership by mail and to the general public at various locations throughout the City. The Foundation's website is [www.yhf.org](http://www.yhf.org). Since 1977, the Foundation's Historic Structure



Marker Awards Program has recognized more than 135 homes, businesses, churches, and other community buildings in Ypsilanti for significant historic architecture and continuing, sensitive maintenance. The annual Historic Home Tour is sponsored by the Foundation. Proceeds from the tour fund an annual scholarship for historic preservation, the Marker Awards, and education programs on preservation-related topics, which are held throughout the year and are open to the public.

For more information on the Ypsilanti Heritage Foundation or to find out about becoming a member, contact Henry Prebys, president, at 487-0595.





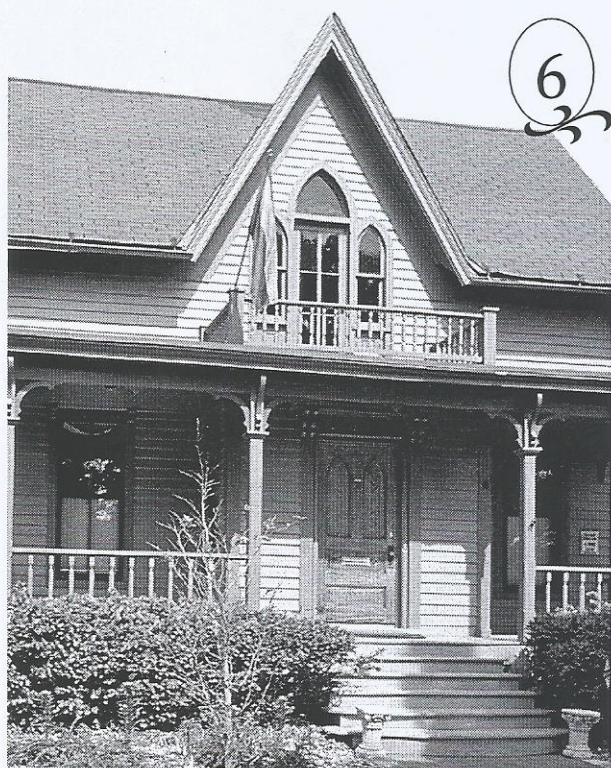
109 North Huron Street  
Chris Norman

The Ypsilanti Heritage Foundation is pleased to show this structure because it exemplifies the Foundation's goal of encouraging the preservation of historic buildings like this much-abused house. Here, visitors will see that a historic structure, which might appear to be beyond saving, can be restored for another century of gracious and productive life.

Built in 1859 by the Worden family of Ypsilanti, the house remained in the family for at least thirty years before it endured a long stretch of careless ownership, conversion to multiple units, occasional office use, ongoing neglect, and, in 1988, a serious fire.

The preservation community, and very likely the house itself, breathed a huge sigh of relief when Chris Norman, a graduate of the historic preservation program at Eastern Michigan University, bought this Italianate house in 1999. Well qualified for the job and devoted to his task, Chris has begun a careful process of research, repair, and restoration to undo the years of neglect and abuse.

An archeological search on the site has unearthed stone flakes which are evidence of Native American tool making. This is not surprising, because the house is very near the site of Godfrey's Indian trading post on the Huron River.



410 North Huron Street  
Bob Dargel

The Dargel house, built about 1865, is a lovely example of Carpenter Gothic style, with its intricate gingerbread, steeply pitched roof, and many high gables. The gingerbread-trimmed porch across the front and the tall, hooded windows are also characteristic of the style. This house also offers a charming balcony door and windows framed with pointed gothic arches. The city records of 1876 list the owner as Eliza Dunham, widow of Dr. George Dunham, a dentist. City directories from the early 1900s indicate that Mrs. Dunham had beds available, which likely meant that she ran a rooming house for students of the Normal College.

Often such a house would begin as a four-room structure that would be expanded with a back wing as the family needed more space, and this is the case with this delightful purple house. The back wing was added in the nineteenth century and yet another addition has just been completed by the present owner to give the home both historic charm and modern spaces as well. The interior features a gourmet kitchen, ballroom, and breezy back porch leading to a fabulously landscaped back yard. Don't miss the terraced walks and the hot tub with a view of the Huron River.

The Ypsilanti Heritage Foundation  
and the Home Tour Committee  
would like to thank our  
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whose generosity and support  
make this tour possible.

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- Norton-Durant Florists and Gift Shops for their floral arrangements gracing the homes on the tour.  
2900 Washtenaw, Ypsilanti, (734) 434-0020
- All of the volunteer ticket sellers and guides
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- Megan McCann, home tour booklet editor
- Denis Schmiedeke, photographer
- Eric Walters & Lisa Mills Walters, ticket sales
- Pattie Harrington, home tour booklet & poster design

### Home Tour Committee:

Jane Van Bolt, Jane Schmiedeke and Penny Schreiber, co-chairs, Jan Arps, Nancy Chapman, Kim Clarke, Tamara Kutter, and Nancy Loppnow.



### **TICKET**

- 1. 921 Woods Rd.
- 2. 220 S. Huron St.
- 3. 7-9-11 W. Michigan Ave.
- 4. 105 W. Michigan Ave.
- 5. 109 N. Huron St.
- 6. 410 N. Huron St.

### TICKET PRICES

\$10.00 Day of Tour

\$8.00 In Advance