

The Soulard Restorationist

VOLUME I ISSUE 9

September, 1976

Agenda

Following is a tentative agenda for the Membership Meeting to be held at 7:30 P.M. on Wednesday, October 6, 1976. The place of the meeting will be announced by postcard to each member prior to the date of the meeting.

1. Information on a membership drive and a report by the Membership Committee.
2. Final decision on the logo.
3. Update on the Boys' Club suit and the legal fund.
4. Final slate of candidates for November election.
5. Birch Mullins will report on the progress of the Adopt A Lot Program.

Notes from last meeting

Members of the Soulard Restoration Group met at St. Joseph's Croation Church Hall on September 1, 1976. Vice-President Skip Gatermann presided.

Skip said that a situation occurred at the August meeting that could be detrimental to the Restoration Group. Several people were rude to the guest speakers while they

were making their presentations to the Group. Skip felt that the general attitude of discourtesy may have contributed to the fact that out of seven prospective home buyers, six decided not to buy in Soulard. One of the speakers, Art Knoebel, had received threatening telephone calls after the August meeting.

Sue White suggested that in the future it might be a good idea to formally adjourn the meetings prior to introducing the speaker or speakers. Then uninterested persons could leave. No formal motion was made on this issue.

Ruth Day reported on the status of the Soulard logo. She said that next month she would have a sample plaque made by Graphics Unlimited in bronze and black. Hilary Clements suggested that she obtain two samples - one in brass or bronze and the other in silver.

There was a discussion regarding the picnic scheduled for September 19. Blackburn Park in Webster Groves was suggested for the location of the picnic. Hilary Clements suggested Tower Grove Park because it is in the city. It was pointed out that reservations are necessary for picnics in Tower Grove Park. It was announced that reservations for the picnic should be made with Darlene Gatermann by September 15, and that there would be a \$3.00 charge per person for barbequed pork steaks. Individuals should provide the balance of the meal, along with desired drinks and table service.

Clark Rowley reported on the Boys' Club situation. He said that our attorneys had filed a request that Judge Bloom reconsider his decision to permit the homes involved to be demolished. An appeal will be filed if Judge Bloom does not reverse his decision.

There was a lengthy discussion regarding the cost of legal fees and posting a bond for carrying the case to the court of appeals.

Hilary said that since decisions regarding financial matters depended upon the officers of the association, a general meeting of members should be called so that everyone could participate in making the decision to finance the cost to continue with

the case. After a lengthy discussion Tony O'Connell moved to continue with the meeting and discuss after the meeting whatever was desired. The motion was seconded and carried.

Skip announced that the nominating committee had selected the following candidates for the November election:

Opening on the Board of Directors: Clark Rowley and Charles Derleth

Secretary: Karen Farmer and Paul Kjorlie

Treasurer: Sue White and David Wozniak

Vice President: Guy McClellan and Birch Mullins

President: Dick Phelps

Paul Kjorlie spoke briefly about the trees available for \$10.00 in the City Beautification Program. The trees are guaranteed for one year and the City will do the planting. Paul accepted orders for trees following the meeting.

SPECIAL MEETING SPURS FUND RAISING

On Monday, September 13, some 25 persons attended an emergency meeting of the Souland Restoration Group. The impetus for the meeting was the requirement that the Group post a \$20,000 cash bond to continue the restraining order on demolition of the Boys' Club buildings. As many members of the Group as possible had been notified, by phone or personal contact, that the meeting was to occur. It was held at the home of Hilary Clements.

Skip Gatermann opened the proceedings by briefly explaining the situation at hand. He said that the Restoration Group had managed to scrape together about \$1,000. Gail Yerges, President of Landmarks Association, reported that Landmarks had pledged \$5,000 toward the bond and had agreed to serve as a conduit for funds donated to the Restoration Group for the purpose of raising the bond. Don Daniel, President of the Lafayette Square Restoration Committee, announced that the Square had pledged an additional \$5,000 toward the bond.

The remainder of the meeting was devoted to discussing ways to raise the additional \$9,000 required. Suggestions presented included rattling tin cans on corners, holding a rummage sale, soliciting funds from local businesses and approaching other neighborhood organizations. The members then separated into several action committees, each with the responsibility of implementing one idea.

BOND DEADLINE IS MET BY MASSIVE DRIVE

Landmarks Association of St. Louis, Inc., in conjunction with The Souland Restoration Group, Lafayette Square Restoration Committee and numerous individual participants, met the September 20 deadline for a \$20,000 bond required by Circuit Court Judge Lackland Bloom.

Providing the bond meant re-instatement of the restraining order preventing demolition of the buildings located on Victor and 10th Streets owned by the Boys' Club of St. Louis. The present bond was in addition to the previous \$5,000 bond set by Judge Bloom. The bond was met by a \$5,000 donation from Landmarks, \$5,000 from Lafayette Square Restoration Committee, \$2,500 from various private donations and \$7,500 from loans by members of the Souland Restoration Group.

Of the \$2,500, particularly noteworthy was the \$159.00 produced by a bake and rummage sale held by Marjorie Wozniak on September 18, and the more than \$450.00 in individual donations obtained by John Ward.

After a hectic two weeks, the cashier's check for \$20,000 was presented to Judge Bloom by Peter Schmitz of the law firm of Schmitz and Fischer at 4:00 P.M., just an hour before the deadline. After a brief discussion by the attorney for the Boys' Club, Judge Bloom re-instated the restraining order in the presence of the two attorneys.

In order to repay the loans amounting to \$7,500, the Souland Restoration Group is presently assembling several programs. The programs will be discussed at the next meeting.

ST. LOUIS HISTORIC PRESEVERATION PILGRIMAGE

The annual Preservation Pilgrimage will once again come to St. Louis and Souldard. The pilgrimage will run from September 18 through September 26. The Souldard portion of the pilgrimage will take place on September 26. The event is under the co-sponsorship of the Landmarks Association of St. Louis, Inc. and the Missouri Historical Society. This year the tour will cost \$4.50 per person and will permit one to tour all 29 sites.

Some of the sites offered in the package are Hawken House in Webster Groves, Payne-Gentry in Bridgeton, Lafayette Square, The First Missouri State Capital in St. Charles and many more. On Sunday, September 26th, the Souldard Walking tour will take place. The tour is being designed similarly to last year's, because of the tremendous response to it last fall. The tour is basically designed to educate the public to the varied architectural styles located in the historic district. Mrs. Howard Yerges, President of the Landmarks Association, has worked closely with the Souldard Restoration Group to insure a rewarding and enjoyable day for all tour visitors.

A PICNIC WITHOUT POTATO SALAD!

The Souldard Restoration Group had a family picnic on Sunday, September 19th in Willmore Park and no one brought potato salad because everyone thought everyone else would. However, no one noticed the traditional food missing because of the plentiful amount of other exquisite dishes served. Salad and desserts and plenty of cool beverages filled everyone and then some. Skip Gaternann played master chef at the barbeque.

A highly competitive croquet game was held where Jim Felling attempted to display his ability at trying to put his ball in River des Peres. (He never succeeded.) Skip Gaternann was also accused of playing dirty croquet by Mary Sudholt. Larry Hollenberg provided music to delight everyone's ears when he wound up his old hand crank record player and spun a few old 78's.

Brandon Shehan, Tom Gaternann, and Josh Cope held a contest to see who could get the most dirty. However, there was a three way tie and Emily Riecken gave them stiff competition. All in all, the food, drink, dirt, music, croquet, and people made for a perfect picnic.

SOULDARD MARKET PARK RENOVATED

Using Federal Community Block Grant Funds acquired through the Community Development Agency, Souldard Market Park is undergoing a complete renovation. The funds were obtained through the efforts of the Souldard Restoration Group. Georgia L. Buckowitz, Director of the Department of Parks, Recreation and Forestry, stated, "I am grateful for the efforts of the Souldard Restoration Group and the interest they have shown in improving recreational facilities in the historic district, and the interest John Roach of the Community Development Agency has shown in the project."

Skip Gaternann stated, "The renovation of Souldard playground will be a definite asset to the Souldard Community and I feel that it will create continued growth and interest in the Souldard Historic District."

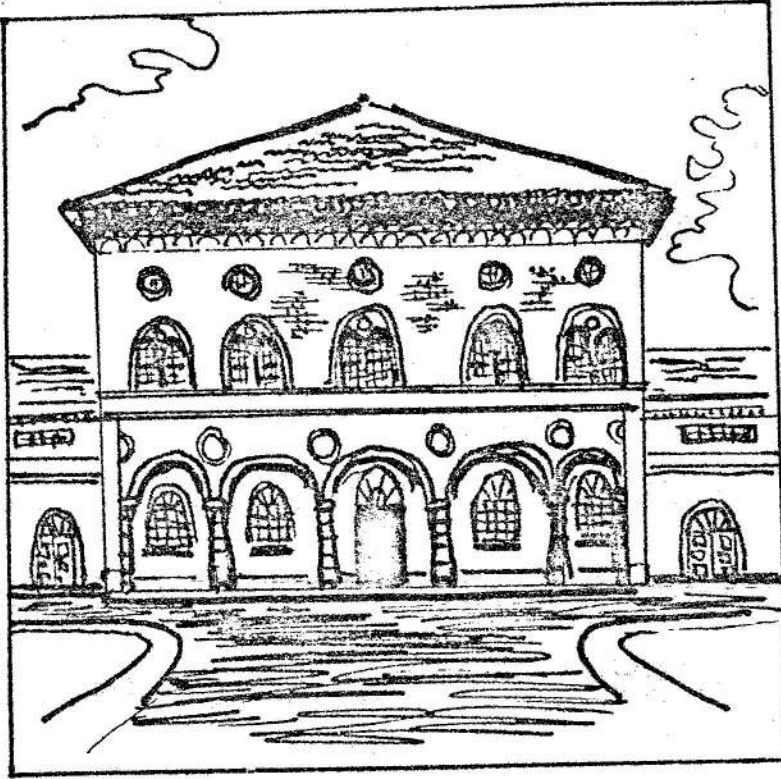
A dedication of work already underway took place on Tuesday August 24, 1976. It was attended by Mrs. Buckowitz, Mr. Roach, Skip Gaternann and Paul Kjorlie, landscape architect for the project. Restoration of the band stand and the planting of trees outlining the park had already been completed by that date.

L.R.A. WORKSHOP

On September 1, 1976, Skip Gaternann attended a workshop on community problems with L.R.A. Representatives from various neighborhoods were in attendance, as well as representatives from Neighborhood Action Housing Alliance, which sponsored the workshop. The first session was for the purpose of defining the various problems neighborhoods have had with the L.R.A.

Some of the problems revealed were quite disturbing. The L.R.A. has apparently shown little interest in attempting to correct the problems discussed, according to the representatives. A few examples of the problems discussed will present an idea of how extensive they are: L.R.A. has apparently sold houses they did not own, demolished houses they did not own, and stripped the interior fixtures from their buildings. At future workshop sessions in the series, Carl Fox, director of Neighborhood Housing Action Alliance, hopes to work toward practical solutions to these problem areas.

SOULARD MARKET AND HOW IT BEGAN



Antoine Soulard, Surveyor General of the Upper Louisiana, acquired a large area of the St. Louis common fields just south of the business district in 1794. Much of the land was given to him by Governor De Lassus during the Spanish rule as payment for his services.

Soulard married Julie Cerré, daughter of Gabriel Cerré, in 1795 and they had four children. After the death of Soulard in 1825, his widow had to fight to keep title to her husband's land, but did finally acquire 122 acres from the city for \$2,022.

After a few years Julie Soulard decided to divide her land, donating two lots to Bishop Rosati on which was built the Church of St. Vincent de Paul. Two additional city blocks were set aside to be used as a public market place which would revert back to the estate if the property was used for any other purpose.

The present site of the market has been used as a market place since the late 1700's. The early days saw covered wagons pulled into circles with trading conducted by the various property owners. Not until 1843 did the city authorize the construction of a permanent building to be available to private individuals for the sale of goods. This structure stood until the great tornado of 1896 which totally destroyed the market.

Citizens requested a new building to be constructed, but due to a shortage of funds at that time, two sheds were raised which served as the market until 1928 when the present building was designed. This edifice was styled after the Foundling Hospital in Italy which is one of the finest masterpieces of the Italian Renaissance.

Today the market has received a new coat of paint and colored bunting to add a brightening overhead effect to the large variety of fruits and vegetables displayed in the stands. Soulard Market has had a fascinating and varied past with the promise of an even greater future, as the surrounding area experiences restoration and renewal as a vital inner city neighborhood.

New Faces

AL SWENSON

At the corner of Menard and Lami, Al Swenson is fulfilling a dream. About five years ago, he began developing the idea of opening a poster art gallery. Since then, he has accumulated a large collection of both American and European posters, many of the latter acquired during a trip to Europe last year. In January of this year, he began looking for a location for his shop. Several friends got him interested in Soulard and by June he was the proud owner of the building at Menard and Lami.

Since it was originally a two family apartment house, Al's building is undergoing extensive renovation. Al will have his living quarters on the second floor, along with part of his poster gallery. The first floor will house the remainder of the gallery, along with a small restaurant for his patrons' convenience. The basement will contain a picture framing operation (the posters sold in the gallery will be framed) and additional seating for the restaurant. Connecting the three floors will be a curved wrought iron staircase.

Al's regular business is conducting market research for Montgomery Ward, thus making his renovation a spare time activity. However, he hopes to open his shop sometime after Christmas. Al and his business will be a welcome asset to Soulard.

THE RIECKENS

Jim and Pat Riecken, upset with their new home in west county which was falling down on their heads, decided to seek a better alternative to "good housing". The better alternative they discovered was Soulard. Jim and Pat purchased a townhouse at 809 Allen Avenue. 809 appealed to them because of its size and condition as a shell which provided great possibilities for the plans they have for redoing an old house. Also, Jim particularly liked the Mansard roof.

The Rieckens plan to furnish and decorate their home in a period 1880 style. The large first floor gangway will provide bath and laundry areas. The second floor will have two bedrooms, a bath, and the large hallway which will serve as an art gallery. Both Jim and Pat are avid readers and plan to convert their entire third floor into a library. Pat is a secretary and Jim is an Accountable Property Officer for the Army troop support on Goodfellow Boulevard. They have a lovely 10 month old daughter named Emily.

RICK PHELPS

Rick Phelps and his fiancée, Terry Evans, have recently begun work on their attractive three story townhouse at 1214 Victor.

First things in order are repairing the roof and walls on the third floor. Once this is completed they plan to finish the first level and then restore the upper floors.

Rick, who has always been interested in older homes, works for a professional pest control service. Terry attends school and works as a legal assistant.

Rick's parents, Dick and Dolores, are also restoring at 2212 Menard.

La Maison

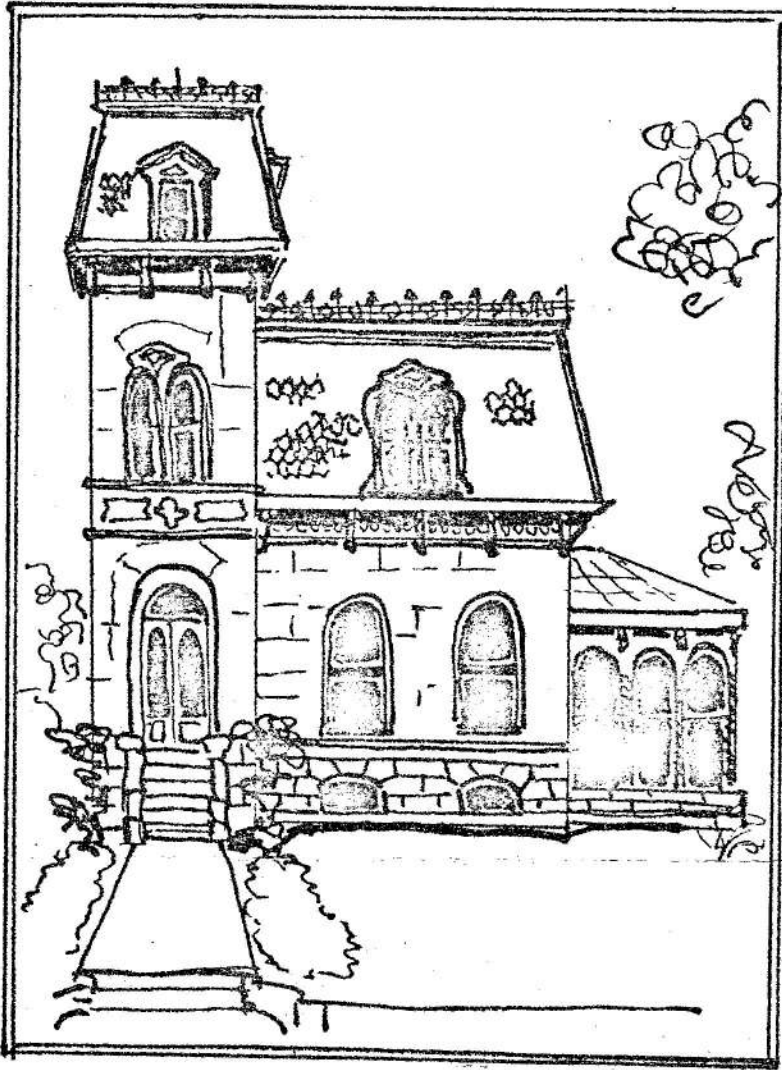
The marble faced townhouse at 2322 South Twelfth Street was the creation of Franz Artz, M.D., who designed the house and served as his own architect. Prior to his arrival in St. Louis, Dr. Artz had finished his medical training in Vienna, Berlin and Prague, traveled extensively in his native Europe, and settled briefly with his parents in Cedar Rapids, Iowa, where he learned English and gained citizenship.

A botanish by avocation, Dr. Artz had planned to settle in the most advantageous climate for horticultural experiment - California; but, on his way west, he stopped in St. Louis and by chance met in the dining room of the Southern Hotel twelve members of the St. Louis Medical Society. They quickly convinced him to stay and become the head of the St. Louis City Hospital, teaching anatomy to medical students in the Missouri Medical College.

After the cholera epidemic of 1869, he purchased three adjoining lots on South Twelfth Street and Lami. Construction of the alley-carriage house was completed and served as a residence, stable and office for his private practice.

Construction of the main house began in 1873 and was completed in two years. Dr. Artz's great enthusiasm for French architecture and culture, as well as an interest in Italiante influences, is reflected in both the exterior structure, as well as the ornate interior. The massive gold leafed valances and matching pier mirrors were imported from France. French artists were brought over to paint frescoed ceilings in the main rooms. Only two of the decorated ceilings on the first floor have survived. Elegant walnut woodwork dominates the formal rooms, while the others are decorated with pine painted to resemble walnut.

LA MAISON



Undoubtedly, the most unique feature of the house was the conservatory which opened onto both drawing room and adjoining library. There Dr. Arzt propagated a wide variety of plants and it became a botanical showplace, second only to Shaw's Garden, renowned throughout the area. He also constructed a portable greenhouse which was used in the winter to cover an enormous night-blooming cerus.

A man of many intellectual pursuits, and a member of the St. Louis Naturalists' Club, Dr. Arzt had constructed a cave below the greenhouse with the rocks he had himself collected. He installed an aviary on the northeast side of the yard and a goldfish pond on the southeast. A tunnel reinforced with steel bars connected the main house with the alley house and a vaulted wine cellar contained kegs of French and German wines.

Proudly owning the first hot water heating system in a private residence in St. Louis, Dr. Arzt encased the pipes in elaborate marble and onyx mantels and refused to have any fireplaces. Even the portable greenhouse was heated by a radiator.

Dr. Arzt was a bachelor when he constructed his home, but he did

later marry Catherine Hais and they had two children, "Miss Lilly," and Franz J. Arzt, Jr., who is a retired physician, presently living in Boca Raton, Florida, and who has during two lengthy conversations supplied numerous historical data and graciously lent for copying several photographs of the original exterior and interior of the house.

Following the death of Dr. Arzt in 1923, Mrs. Arzt sold the residence to the Budrovich family, which included seven children. Under their ownership, the house was well-kept, the massive wall was constructed to replace the crumbling iron fence, and the main bathroom was remodeled, including the addition of marble wainscoting. They also improved the alley house and built an attached garage. The Budrovich children have returned to 2322 to reminisce and contribute photographs of the house.

The family found it necessary to give up the house during the depression and it remained unoccupied for several years. It was probably during this time that the conservatory fell into disrepair and walnut framed pier mirrors in the formal dining room were broken. The house was further diminished during the ownership of the Charles Olds', who lived on the main floor and rented rooms on the other floors. Walnut interior storm windows were sold, interior shutters cut up for scrap and the conservatory was bricked up for additional living space.

The present owners have begun restoring the three-sided slate mansard roof and updating major systems. Most challenging among future projects will be a detailed restoration of the conservatory which will house a modern greenhouse kitchen.

THE MARKET PLACE - Continued

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CONCERNED PRESERVATIONISTS WHO ARE NEW SUBSCRIBERS

Marc T. Dicker, 2245 Jardine, Wichita, Kansas 67219.
Mr. and Mrs. Lorin F. Gatermann, 5916 Park Lane, St. Louis, Missouri 63147.
Mrs. B. F. Hollenberg, 14833 Ralls Lane, Bridgeton, Missouri 63044.
Dr. Mike Mudrovic, 2823 East Tenth St., Tulsa, Oklahoma 74104.

ROSTER UPDATE

NEW MEMBERS

Immanuel Braford, 2209 Menard St., St. Louis, Mo. 63104 - Phone 664-3913.
Randy Huelsebusch, 2312 S. Eleventh St., St. Louis, Mo. 63104 - Phone 771-0296.
Jim & Pat Riecken, 4126D Metaxa Lane, St. Louis, Mo. 63129 - Phone 894-1947.
C. Marit Sherry, 1827 S. Tenth St., St. Louis, Mo. 63104 - Phone 231-7480.
Bill Zuppann, 2209 Menard St., St. Louis, Mo. 63104 - Phone 664-3913.

CIRCULATION

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Please send the monthly Soulard Restorationist Newsletter to my home. Enclosed is \$4.00 in cash.

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