



# WINCHESTER HISTORICAL SOCIETY

## BLACK HORSE BULLETIN

Volume 31, Number 4

October - December 2006

### From the President

by Gail Sjo

Past summers were always a quiet time for the Society, but not this year. In July and August it was full speed ahead on the Sanborn House project, with the Building & Grounds Work Group leading the way in cleanup, general repairs, and getting the house ready for fall open houses.

Sprinting right alongside, the Fundraising and Publicity groups created a campaign to increase awareness of Sanborn reborn!, including the production of a brochure, now available in businesses all over Winchester. Additionally, the Fundraising group laid the groundwork for the first phase of a capital campaign to fund the restoration of the Sanborn exterior.

Not to be left behind, a newly formed Events/Use group started outlining what is needed to declare

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### Fundraising on the move

### Sanborn reborn! Spreading the Word

by Tom Michalak, Chair, Fundraising Work Group

The Fundraising Work Group (FRWG) began developing plans for the fundraising necessary to repair, restore, and re-use of the Sanborn House last winter. In our discussions, internally and with several fundraising consultants, the FRWG came to the realization that the Sanborn House project needed more visibility in the Winchester community for a fundraising campaign to be successful. We needed to create an awareness of the work of the Society in the Town, its programs and past contributions as well as its new mission to create The Sanborn House Historical and Cultural Center.

Working with the Publicity Committee, we developed a bright brochure that provides a brief overview of the Sanborn House and its history, and the role of the Society in undertaking its repair and restoration. Just before Labor Day, racks of the *Sanborn reborn!* bro-

**"... brochure[s] were distributed to 48 businesses and public venues around Town. As we had hoped, people are picking them up and reading them"**

chure were distributed to 48 businesses and public venues around Town. As we had hoped, people are picking them up and reading them. Many of the racks have been refilled at

places like Starbucks, Mailboxes, Mahoney's Farmstand, Winches-

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[www.winchesterhistoricalsociety.org](http://www.winchesterhistoricalsociety.org) ☐ [www.sanbornhouse.us](http://www.sanbornhouse.us)

### Officers and Directors 2006 - 2007

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### Directors (through May 2009)

Bob Colt	Patrick Hall
Nancy Kilker	Cynthia Latta
Marilyn Preston	Samuel Seidman

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ter Co-operative Bank, and Fells Hardware. In addition, Fells Hardware agreed to slip the brochure in with their August bills to some 400 Winchester residents. Mike Scotti of Scotti Insurance will also be slipping the brochure into mailings to his clients.

Delivering the brochures also provided an opportunity to inform many business owners and managers about the project. Many of them promised to talk it up with their customers.

Other efforts to spread the word included mailings to newcomers to Winchester. The packets included an invitation to the fall house tour and the Coit lecture, a *Sanborn reborn!* brochure and an invitation to join the Society. More than 60 owners of Coit houses will also receive an invitation to the lecture and house tour. The Sanborn House will be the last stop on the house tour.

The fall house tour will provide an opportunity for hundreds of people to see the Sanborn House. Volunteers will be there to give tours and distribute the *Sanborn reborn!* brochure. Throughout the fall, tours will be provided to local groups, neighbors, and townspeople to create more awareness of

the potential of The Sanborn House Historical and Cultural Center.

Fundraising for the Sanborn House requires a careful articulation of the needs and benefits of the project. The FRWG has spearheaded the effort to create a case statement. A case statement is the principal argument in the rationale for fundraising. It identifies the needs, addresses the benefits of the project, describes the capabilities of the organization and the work already accomplished, and outlines a brief plan of action, in our case, the schedule for restoration, repair, and reuse of the Sanborn House. The case statement helps educate the membership and potential donors and is designed to encourage participation. The Fundraising Work Group worked closely with the Executive Committee on developing this document over several months. It is now posted on The Sanborn House website at [www.sanbornhouse.us/sanborn/minutes.htm](http://www.sanbornhouse.us/sanborn/minutes.htm).

This document will be used, together with other materials such as a business plan and information on how the work is being done, to make the case to

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### Volunteer Opportunities

**Volunteer Coordinator** – if you are an organized person who enjoys working directly with people and are able to volunteer up to 10 hours a month, the Historical Society needs you. Fifty volunteers are currently active and we need more, but we also need someone to track skills, availability, contact information, and accomplishments. Help develop and implement the important role of the Volunteer Coordinator. Contact Gail Sjo (tel: 781-729-6560; e-mail: [sjogail@aol.com](mailto:sjogail@aol.com)) or Carol Keller (tel: 781-721-4643; e-mail: [kellerck@aol.com](mailto:kellerck@aol.com)) if you are interested.

**Writer** – if you are good at generating informative and attention-getting written copy for newspapers, newsletters and brochures, enjoy working with the media, and are willing to volunteer up to 8 hours a month, please contact Gail Sjo or Carol Keller.

**Greeter** – Volunteers are needed at the Sanborn House to greet visitors, conduct tours, answer questions, and serve refreshments. If you can help, please contact Laurie Minniti (tel: 781-729-9328; e-mail: [laurie.minniti@verizon.net](mailto:laurie.minniti@verizon.net)).

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the house “open for business,” setting a target of April 2007.

The Historical Society’s Executive Committee met almost weekly to examine the Society’s operating structure and processes and has embarked on a board development effort. The traditional activities of the Society did not take a break, either.

Planning the Historical House Tour and the Coit lecture (see “Notices and Upcoming Events” on page 6) required hours of work. It was facilitated, however, by the centralization of the Society’s records in the Sanborn House. With a dedicated place to work, it was finally feasible to assess and improve financial, database, document management, and other infrastructure capabilities. Along with the office, the Society acquired its own telephone number – 781-721-0135. While there is no one in the office full time to answer the phone, messages left on the answering machine are picked up every day or two.

These achievements reflect the dedicated efforts of more than 50 talented and committed volunteers. As President of the Society, I want to say “thank you” to these members for stepping forward to help. Although summer was much more restful in the past, this one demonstrated what amazing results a team of volunteers can accomplish. So please come and experience the fruits of all this labor – attend one of our Sanborn open houses, the Coit lecture, and the Historical House Tour, all of which are detailed in other parts of the Bulletin.

And, if you want to volunteer – even if it’s just for a single project or a few hours, let me know (see “Volunteer Opportunities” on page 2). There are multiple opportunities ahead to help; I do not see a lull in the pace of activity any time soon!

## Welcome

by Nancy Kilker

We welcome the following new members to the Winchester Historical Society:

Heather Balcom  
Mary Barger  
Jill DiOrio  
Elizabeth Ghoniem  
Cindy Hale  
Jessica Lohnes  
Alice Lombardo  
Gina Mahoney  
Joy McIntosh  
Deirdre O'Connor  
Diana Obbard  
Paul Pinella  
Peter Pulsifer  
Peter Rosenberger  
Sean Rynne  
Cindy Stone  
Maureen Wisnieski

If you need a Winchester Historical Society membership application or have membership questions, please contact Nancy Kilker (e-mail: phadas@comcast.net), see the Society Web Site or call 781-721-0135.



## Visit Sanborn House

by Laurie Minniti

Excitement for Sanborn reborn! continues to build. Many clubs and organizations have expressed interest in touring the house and grounds, and plans are under way to schedule the tours.

Beginning in early fall, the Sanborn House will be opening its doors to the Winchester Home and Garden Club, the Winchester Garden Club, and the Chamber of Commerce. Open houses for neighbors, friends, and town residents are also being planned. At press-time, the house is scheduled to be open to the general public:

- ☐ Thursday, October 19,  
7:00 – 9:00 P.M.
- ☐ Sunday, October 22,  
3:00 – 5:00 P.M.
- ☐ Saturday, October 28,  
9:00 A.M. – Noon

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prospective contributors to help make The Sanborn House Histori-

cal and Cultural Center a reality for the Town of Winchester.



Building and grounds taking shape

## Sanborn reborn! Milestones: Report of the Building and Grounds Work Group

by Cynthia Latta, Chair, Building and Grounds Work Group

If you have not checked out the Sanborn House recently, you should take a drive up High Street – and even drop in if you see a car parked in front of the house. Sanborn House is no longer lifeless and boarded up. For the first time in three years, light pours in, and on most days one or two volunteers can be found working on projects big and small.



*Thanks to the volunteer effort of Boston Tree Preservation, overgrown trees have been removed from the front of Sanborn House. Now, for the first time in decades, the house is visible from Cambridge Street.*



The summer brought two huge improvements in the building's appearance. The first was removal of the air conditioners that had been punched through the stucco walls and repair of the holes by Renaissance Masonry. The patches are visible if you look for them, but the masons did an excellent job of blending them into the original stucco and they go a long way toward restoring the

integrity of the exterior. Renaissance also replaced the disintegrating stucco panel in the veranda ceiling.

The second improvement was removal of the boards from the windows. Most were taken down by Renaissance Masonry, which had ladders and staging at hand. We saved one of the boards on the

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French doors for an official unveiling at the party on Sunday, August 27. As luck would have it, that was the one board with stripped screw heads. The screws finally gave way to Bradley Ross's persuasive powers and appropriate applause broke out as the Building and Grounds group carried off the board.

The effect of removing the boards was visually enhanced by the removal of the overgrown trees in front of the house facing Cambridge Street. Boston Tree Preservation cleared the trees as a gift to the Historical Society.

The removal of the boards was made possible by the installation of a security system by Security Design Consultants. They also installed temperature sensors as a precaution against a winter-time boiler failure.

The Historical Society paid for both the stucco repair and the security system. The funds provided by Town Meeting paid for the grading around the foundation and will be used to pay for reconstruction of the chimneys as well as installation of the exterior security lighting. The chimney work is in lieu of the painting specified in the feasibility study because the need to strip all the old paint before applying new does not lend itself to bidding under the laws controlling municipal contracting. Restoration

painters want to do the stripping and prep work on a time and materials basis, while the Town can advertise only fixed-price contracts. The chimney work required the approval of the Massachusetts Historical Commission, but it was readily granted upon receipt of the specifications prepared for us by David Stirling

***"The summer brought two huge improvements in the building's appearance.... removal of the air conditioners ... removal of the boards from the windows."***

of Stirling-Brown Architects. Outside, volunteers raked and seeded to hold the soil after Heimlich Landscaping and Construction had cleared and graded the land around the house.

The resulting hay field was mowed down before the August 27 party by John VanOpdorp and his son, David. They also mowed the slope across from the front door, which, while not part of the leased property, had not been mowed by the Town. Others weeded the brick walks. The mowing and weeding gave the house a whole new presentation for the board removal celebration.

The next work, to be undertaken as funds become available, is repair of the water table boards and the column bases. Stripping of old paint and application of new will proceed as repairs are made. When winter weather halts outside work, we will be repairing the interior holes left by the air conditioners and making the small improvements necessary to brighten the interior of the house.

## From the Archives

by Nancy Schrock and  
Randy Bairnsfather

The Society recently received a surprise gift from one B. F. Maupin, a rare book dealer in Texas. He had found a photograph of a Winchester resident and sent it to us without charge. It is a wonderful document – the inscription on the back identifies the person (Grover N. Dodge), gives the address of the house in the background (1 Cliff St.), the name of the photographer (Richard B. Smith), and the date it was taken (April 16, 1925, "2 weeks before G.N.D. died").



1925 photograph of Winchester resident, Grover Dodge, donated to Winchester Historical Society by Texas rare book dealer B.F. Maupin.

Local residents have been generous as well. William Bird of Winchester donated a photocopy of *Winchester High School Football History* compiled by Carl J. Provost, Sr. The history, which covers the years 1900-81, is derived from game stories printed in the *Woburn Daily Times-Chronicle* along with information from *The Boston Globe* files and Bob Walsh. It has been bound in hard cover, thanks to funding by the Society.

The Society also provided the funds to copy and bind some tat-

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Generosity abounds

## Thanks for Your Generous Response

by Nancy Schrock

Members have continued to send donations to the Society, many adding a contribution with

their renewals. We are pleased to acknowledge the following donations below.

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tered volumes of the Winchester *List of Polls* and to bind a 1955 Northwestern University Ph.D. thesis, *The Impact of Residential Growth on Land Use in a Suburb, 1930 to 1950, Winchester, Massachusetts* by William A. Withington.

These and other materials can be used in the Archival Center in Town Hall, which is open at the times listed below.

The Archival Center is located in Town Hall. Hours of operation are:

- 1st Tuesday of month: 7:00 - 9:00 P.M.
- 2nd Thursday of month: 1:00 - 3:00 P.M.
- 3rd Thursday of month: 3:00 - 5:00 P.M.

All visitors must be supervised by one of the part-time volunteers who staff the Center. Patrons who cannot visit the Archival Center during its open hours may request individual appointments (tel: 781-721-7146; e-mail: archives@ci.winchester.ma.us), which are set by individual volunteers at their discretion.



#### Corporate Sponsors

Hall & Sullivan, Attorneys at Law  
Mary McKenna and Associates, Inc.  
Children's Own School

(continued from page 4, Thank you!)

To the General Fund of the Society:

Pauline and Ken Barclay  
Gil Fryklund  
Peter Kuttner  
Kilmer and Annina McCully  
Judy Morris  
Margot Semonian  
Peter Wild  
Ellen Wilson

To the Sanborn House Fund:

Chris Brown  
Ronald and Peggy Castignetti  
Frances Elliott  
Alex and Leslie Gold  
Steven Meltzer and Lauren L'Esperance  
Stefan and Nancy Nagel  
Thomas Nolan  
Christopher and Susan O'Connell  
Thomas Raphael  
Tim Sheehy  
Susan Vrotsos  
Courtenay Williams  
Linda and Jim Whitehead  
Lynda Wills

A special thanks to Peggy Roll, who gave our first gift with a corporate match. The Society is a registered charity and eligible for matching gifts.

And to Ed Davis, who gave the first gift electronically, using the new link on our website to [www.JustGive.org](http://www.JustGive.org), a secure site that allows you to give via credit card to charities, including the Winchester Historical Society. 3% of the donation goes to processing.

The Sanborn House benefited from donations of tangibles and services as well. Thank you to:

Boston Tree Preservation and Peter Wild for removing the trees that blocked the view to Cambridge Street  
Carol Keller and Peter Engeldrum for a laser printer  
Michelle and Larry Marshall for a refrigerator

And thanks also to the Board and members of the Sanborn Committees who gave \$31,000 and pledged an additional \$97,000 as start-up funds for the Sanborn House Project. These funds paid for masonry repair, a security system which has made it possible to remove the boards from the windows and open up the house, brochures and other outreach efforts.

## WINCHESTER HISTORICAL SOCIETY

### Historical House Tour

**Saturday, October 14, 2006**  
**1:00 - 4:00 P.M.**

Visit homes designed by Robert Coit, including the restored Governor McCall Mansion on Myopia Hill  
(and don't forget the Society program on October 3: "Robert Coit, Architect for Winchester," presented by Ellen Spencer)

Refreshments served at the Sanborn House  
15 High Street  
3:30 - 5:00 P.M.

Advance ticket sales at Book Ends: \$15.00/person  
On day of tour, at Book Ends and Coldwell Banker: \$20.00/person

### And the Winners are ...

Congratulations to the winners of our Town Day Raffle:

- ☐ Paula Hogan, who won the *Children's History of Winchester*
- ☐ Trisha Barry, who won *Winchester: Architectural History of a Victorian Town*

And for those who missed Town Day, but would like their own copies, they are available for purchase in Book Ends.

### Notices and Upcoming Events

**Meetings – Board Meetings** – Third Tuesday of the month (October 17 / November 21 / December 19, 2006): 7:30 P.M., Music Room, Sanborn House (15 High Street).

**Programs –** October 3, 7:30 P.M.: “Robert Coit, Architect for Winchester,” Ellen Spencer, Winchester Room, Town Hall.  
October 14: Society Historical House Tour, featuring seven homes including exceptional examples of Coit's work, as well as the Sanborn House; *advance tickets available at Book Ends*.

November: Date and agenda to be determined; watch for the meeting notice.

**Help Wanted** – The *Black Horse Bulletin* needs volunteers to write articles about Winchester's history. If you would like to see your bylined article in print, please contact John Minniti (e-mail: john.minniti@verizon.net), Charles Harris (e-mail: charleyharris@yahoo.com), or Cynthia Latta (e-mail: cynthia@chickadee.us).

The Town Archival Center needs volunteers to scan and catalog its postcard collection. If you can spare a few hours, please contact the Society volunteers who operate the Center (tel: 781-721-7146; e-mail: archives@ci.winchester.ma.us) or the Winchester Historical Society (tel: 781-721-0135).

