



APS NEWSLETTER | MAY 2025



PRESERVATION

The latest news from Missouri SHPO's
Architectural Preservation Services Team

Matters



May is Preservation Month

May is National Preservation Month, which celebrates our country's heritage through historic places. Preservation Month began as National Preservation Week in 1973. In 2005, the **National Trust for Historic Preservation** extended the celebration to the entire month of May and declared it Preservation Month to provide an even greater opportunity to celebrate the diverse and unique heritage of our nation. Missouri has more than 2,300 resources, including buildings, historic districts, battlefields, cemeteries, archeological sites, bridges, water towers and other structures listed in the National Registers. This month, why not visit a historic site near you?

Mini quiz

Do you know what architectural detail this is? See the answer at the end of this newsletter.



An object (left) and photo (right) on exhibit at the Watkins Woolen Mill State Historic Site museum

Second annual symposium kicks off Preservation Month



On May 1, the Second Annual Missouri Historic Preservation Symposium, cosponsored by SHPO, Missouri Preservation and the City of Jefferson, had around 50 attendees who heard various speakers on the topic of “Historic Preservation as a Tool for Economic Development.” MoDNR’s new Director Kurt Schaefer opened the symposium with a welcome message, followed by a day of presentations. The talks were informative, inspiring and sometimes entertaining, especially two that focused on historic preservation in local communities: Jefferson City presented by **Rachel Senzee**; and Columbia presented by **Deb Sheals**.

Our keynote panel, led by **Steven Stogel** of AJE Capital Group, also included presentations by **Michael Phillips** and **Heather Buethe** of the National Trust Community Investment Corporation, and **Sean McKessy** of RubinBrown.

The “Working with Tax Credits” breakout session included information on the Neighborhood Preservation Act Tax Credit Program, presented by **Candace Edwards** of the Missouri Department of Economic Development; and low-income housing tax credits presented by **Julie Smith** of the Missouri Housing Development Commission. Both of these tax credit incentive programs can be combined with Historic Tax Credits to help finance development of historic properties.

Representatives of nonprofit organizations also made presentations. **Riley Price**, of Missouri Preservation, gave a welcoming talk; and **Ben White** of Missouri Main Street Connection spoke during the “Community Track” breakout session about the Missouri Main Street program.

Sarah Ni, of MoDNR, spoke at the Community Track breakout session about the Brownfields Program, which assists communities with the redevelopment of potentially contaminated sites by providing free assessments through their Voluntary Cleanup Program.

And, of course, SHPO team members spoke about the National Register, Federal and State Historic Tax Credits, Certified Local Governments and Historic Preservation Fund grants for governments and nonprofit organizations. Our preservation planner, **Andrew Dial**, also talked about the Cultural Resources Information System (CRIS) that SHPO is planning to adopt in order to make all our federal- and state-mandated operations function more efficiently and better serve the public.

SHPO thanks everyone who spoke at the symposium as well as everyone who attended it to make it such a success!

The symposium presentations are available for download on the SHPO website at <https://mostateparks.com/event/109391/second-annual-missouri-historic-preservation-symposium>.

Excelsior Springs hosts April MOACHP meeting

In April the Missouri Advisory Council on Historic Preservation held its quarterly meeting in Excelsior Springs. This was the council’s first travel meeting since 2018. (All meetings since then were held either in Jefferson City or virtually.) Excelsior Springs, which is a Certified Local Government, volunteered to host the meeting by providing meeting space at the historic Hall of Waters, and their Historic Preservation Commission gave council members a tour of their historic city via trolley-bus. Twenty springs were discovered in this area in the 1880s and 1890s, and the city became a center of medicinal water cures in the late 19th and early 20th centuries. Each spring had its own well, like the one shown below:



The Hall of Waters was built in 1937 under the Federal Public Works Administration to accommodate the large numbers of tourists who flocked to Excelsior Springs both to drink and to bathe in the waters, which were thought to have medicinal benefits. City staff gave the council members and SHPO representatives a tour of the elegant Art Deco building, which maintains its original materials both inside and out: exposed concrete, limestone masonry, decorative tile work, Art Deco lights, terrazzo floors and stairs, bronze elevator doors and bronze plaques. Decorative motifs reference both Native American and Mayan iconography relating to water and Water Gods. The Hall of Waters is listed in the National Register of Historic Places with national significance. The building received a Save America's Treasures grant in 2019, which was used for structural stabilization work performed in 2020-2023.

SHPO thanks Excelsior Springs HPC members and city staff for their wonderful tours and hospitality in hosting the meeting!



MOACHP and SHPO tour Watkins Woolen Mill State Historic Site

Another highlight of the MOACHP travel meeting was a tour of Watkins Woolen Mill State Historic Site. We had perfect weather to explore the mill, the Watkins house and the farm. For SHPO, one benefit of being a part of the Division of State Parks is the opportunity to visit historic buildings and sites around Missouri, and this one is very impressive. Both the Watkins House (1854) and the massive three-story Watkins Mill (1860) were built entirely from bricks produced by Watkins.



Above: Resource interpreter Rebecca Broadbent (at right) explains the workings of the Watkins Woolen Mill to MOACHP members and SHPO staff.



Important updates from our federal partners

The Technical Preservation Services division of the National Park Service recently sent this update: “Four members of the Technical Preservation Services staff – Antonio Aguilar, John Sandor, Renee Novak, and Elizabeth Tune – chose to participate in the Department of Interior’s recent early retirement, voluntary separation, and deferred resignation programs, and their last day in the office was Friday, April 18. A fifth, Rebecca (Becky) Shiffer is also retiring, and her last day will be Friday, May 30. These individuals have all contributed

significantly to our office and the programs we administer, and we acknowledge and thank them for their considerable contributions to the National Park Service and the historic preservation field.” Longtime tax credit stakeholders in Missouri will especially miss John Sandor, who was our NPS reviewer for several years.

For the past several years, Missouri has had two NPS reviewers, Liz Petrella and Vincent Lake. In order to rebalance the caseload across TPS, there have been some reassignments. Petrella will review 100% of new Missouri federal HTC applications. Lake will continue to review legacy Part 2/3 projects, i.e., those Missouri projects that have already been assigned to them.

If you would like to receive the latest news from TPS directly, you may sign up for emails at <https://www.nps.gov/orgs/1739/contactus.htm>

More Preservation Month news

May is a busy time for preservation organizations, so we thought we’d share with you a few highlights of interest:

On April 29, **Missouri Preservation** presented their 2025 Honor Awards in a festive ceremony in the rotunda of the Missouri Capitol in Jefferson City. Find information about the award-winning people and projects here: <https://preservemo.org/we-advocate/honor-awards/2025honorawards/>.

Missouri Main Street Connection has assembled the “Preservation State of Mind Guidebook” with information about Preservation Month events in 52 Missouri Main Street communities and 18 historic sites: <https://momainstreet.org/preservation-month/>.

The **National Alliance of Preservation Commissions** invites you (yes, you!) to Inspire Others with Your WHY, as in, what drew you to historic preservation? api.neonemails.com/emails/content/bMdPKAmKklaBZxb2AKfIFoFS_UkAdMv3pl6PXt_lxtc.

From the **National Trust for Historic Preservation**: “Discover America’s 11 Most Endangered Historic Places for 2025,” <https://savingplaces.org/stories/11-most-endangered-historic-places-2025>.

New essays on Kansas City architecture

For readers interested in Kansas City architecture, SHPO APS team member Ethan Starr has published two essays in the online journal *Midtown KC Post*. A Kansas City native, Starr is a young architectural historian whose local knowledge and scholarly chops are both on display in these well written and researched essays about the works of two of KC’s most important architects, Nelle Peters and Emil Rohrer.



“The Emil Rohrer Home: A Landmark of Concrete Construction,” March 29, 2025; see <https://midtownkcpost.com/the-emil-rohrer-home-a-landmark-of-concrete-construction/>

“Name Restored to West Plaza, Nelle Peters-Designed Building” April 14, 2025; see <https://midtownkcpost.com/name-restored-to-west-plaza-nelle-peters-designed-building/>

Although Starr will be leaving SHPO at the end of May, he will continue to work toward expanding our knowledge of KC’s history and built environment in his new role as the executive director of Historic Kansas City. Everyone at SHPO will miss working with him, and we wish him well in his new position.



On the SHPO Calendar



NPS webinar on Building Codes

The National Park Service will host a webinar on building codes and historic buildings for property owners, architects, developers, consultants, local landmark commissions and the general public. The training will focus on *Preservation Brief 51: Building Codes for Historic and Existing Buildings: Planning and Maximizing Their Application*. This preservation brief was issued in June 2024, and may be accessed at the NPS website, <https://www.nps.gov/orgs/1739/preservation-briefs.htm>.

Register for the **May 21, 2025**, webinar here:

https://doitalent.zoomgov.com/webinar/register/WN_G1ulmevbT2O6VVwtez_MAg



Training for frequent HTC Program users, Washington, D.C.

The National Park Service's Technical Preservation Services unit will offer an advanced training program on the SOI Standards. This training complements the training for frequent program users that NPS held in September 2023. Advanced registration will be required to attend. REGISTRATION CLOSES ON MAY 22, 2025. For more information see <https://www.nps.gov/orgs/1739/online-training.htm>



Missouri Main Street Conference, St. Charles

The MMSC conference, Missouri's Premier Downtown Revitalization Conference, celebrates the theme "Get Your Kicks on Main Street." It will be held in St. Charles, Missouri, in the Convention Center at the Embassy Suites by Hilton St. Louis. Early bird registration ends June 30. For more information see <https://momainstreetconference.com>



Missouri Preservation Conference, St. Louis

Save the date! Missouri Preservation is Missouri's statewide nonprofit organization dedicated to preservation advocacy, education and support. Further details will be announced in the coming months. For more information see <https://pereservemo.org/we-educate/conference/2025-conference-st-louis/>

Mini quiz ANSWER



Corbel Stone: a piece of stone, wood or metal, often in the form of a bracket, projecting from the side of a wall and serving to support a cornice, the spring of an arch, etc.

The goal of *Preservation Matters* – The latest news from Missouri SHPO’s Architectural Preservation Services Team is to increase communication and transparency between SHPO’s historic tax credit reviewers, the users of the program, and any other stakeholders or members of the public.

Comments? Questions? Suggestions? Please let us know! If there’s anything you’d like to see covered, or any questions that we can explain, we will be happy to include those in a future issue of *Preservation Matters*.

To be added to or removed from the Architectural Preservation Services mailing list for this newsletter and other announcements, please send an email to Elizabeth.Hornbeck@dnr.mo.gov.

State Historic Preservation Office

[Division of State Parks](#)
[Department of Natural Resources](#)



Architectural Preservation Services
573-751-7860
<https://mostateparks.com/historic-preservation-tax-credits>