$300,000 grant to aid Allen St. resurgence
Better Buffalo Fund grant could spur $2 million in private investment

The Allentown Association has been awarded a $300,000 grant from the Better Buffalo Fund to help improve buildings, storefronts and streetscape elements on Allen Street.

Combined with the total reconstruction that will begin next year under the Allen Street Extension Project, “in a few years Allen will be a much different street,” said Andrew Eisenhardt, the Association’s executive director.

Based on conversations with building and business owners, it is hoped that the grant money will leverage more than $2 million in private investment.

“Individual projects range from being complete within a month, up to one year, barring inclement weather for exterior restoration projects, such as refinishing woodwork, re-pointing masonry, repairing windows, etc. However, the majority of the projects within the target area are interior related work,” said Seth Amman, an architect and director of the Association who is the main author of the winning grant proposal.

The streetscape portion of the grant totals $26,280, which will pay for new trash receptacles and for branding initiatives such as light pole banners to promote the neighborhood and Association events including First Friday Gallery Walks, the Allen West Festival and the Fall Festival.

There’s $22,500 for a project administrator. That Continued on Page 4

Final design details on Allen project coming in weeks

By RICHARD R. HAYNES

The city expects to have its final Allen Street redesign plans – not just traffic turning lanes and crosswalk configurations, but the nitty-gritty details of things like streetlights, trash containers, bike racks and tree pits – completed by the end of September, according to John Bidell, the city engineer in charge of the project.

And digging should start on Allen Street in the spring, he said, at the same time as work begins on the bicycle and pedestrian path into the Buffalo Niagara Medical Campus. Originally, the BNMC portion was to be completed before the Allen portion began, but the project already has been delayed a year, so Bidell hopes the city can make up some of the lost time.

At a lightly attended public presentation on June 7 in the D’Youville College Campus Center, the city and design consultants Bergmann Associates displayed their overall concepts and asked attendees to vote their preferences on some particulars. Voting was light, but dual gray paving tones won out over brown, and historic-style light posts won out over more modern.

Then on July 1, officers of the Allentown Association and members of its Allen Street Extension Committee met with city engineers and the consultants to urge rethinking of some Continued on Page 4
Across from BNMC, restoration progresses

Allentown’s building-restoration and construction activity continues at a healthy pace, especially near the Buffalo Niagara Medical Campus.

On Main Street across from the campus, Greenleaf Development this summer finally completed The Bosche Lofts restoration, while a new owner began work on the neglected historic building that had been Roxy’s bar, and First Amherst Development Group announced plans for a new apartment building on North Street near Main.

Here’s a summary of each of those projects:

**The Bosche Lofts, 916-918 Main St.**

The transformation of these 19th century buildings into 23 trendy apartments and upscale ground-floor retail space is an amazing saga that started 9 years ago, after the Bosche Building at 918 Main had been vacant for a decade and its roof and interior portions had collapsed.

That’s when the Allentown Association fought the city’s demolition plan and hired a structural engineer to see if the historic brick facade could be retained with new construction behind it.

Once the city was convinced that was possible, it got a $1.2 million RestoreNY grant that began the prep work. After that it sold the building to Greenleaf Development for just $28,000, then Carmina Wood Morris PC came aboard as architects, and work began.

Greenleaf added the also-deteriorated 916 Main to the project, and $6.2 million later the Bosche Lofts are open. “It turned out better than anyone expected,” said Greenleaf CEO James Swiezy. “It’s an absolutely spectacular structure. It’s a great save.”

Distinctive elements include a rooftop deck and an interior atrium.

The apartments include 16 one-bedroom units of 850 to 1,150 square feet, and seven two-bedroom apartments of up to 1,250 square feet. Rents range from $1,300 to $2,600 a month.

The project was supported by $2 million in historic tax credits, $355,000 in ECIDA tax breaks, and $700,000 in city tax breaks.

**884 Main St.**

The former Roxy’s bar is being redeveloped with a restaurant/bar on the first floor and six apartments on the second and third floors.

The three-story, circa-1883 brick mansion was purchased earlier this year by Peter Rouff, who recently added four, one-bedroom apartments to the two-story commercial building he owns next door at 888 Main.

Interior demolition revealed original windows on the back left side of the building that had been covered over with grey stone.

**19 North St.**

A new 39-unit, 4-story apartment complex is planned by First Amherst Development Group at 19 North St., where a Second Empire style mansion that was one home to WEBR Radio stood until demolished two years ago after a lightning strike.

The 52,250-square-foot building would feature 24 two-bedroom apartments and 15 one-bedroom units, ranging in size from 850 to 1,650 square feet.

The project, called Nineteen North, is expected to cost about $6.5 million and will be funded in part by brownfield tax credits. The project has been approved by the Buffalo Preservation Board.

The design by Allentown’s Hamilton Houston Lownie Architects calls for 40 parking spaces in a secured private asphalt lot at grade level, covered by steel-framed canopies and screened by exterior brick, stone and decorative concrete masonry walls, with metal fencing and gates for access.

First Amherst hopes to start site remediation in the fall, with construction beginning next spring, and an opening in spring 2018.
Association launches fund drive to restore 61 College Street HQ

The Allentown Association is asking people of the neighborhood to contribute to a capital campaign to restore and improve the house it bought at 61 College St. for its new headquarters.

The campaign, called “$61 for 61,” asks everyone to consider a contribution of at least $61.

The Association hopes the restoration will serve as a demonstration project to show how historic facades and other elements of a property can be restored while working within the guidelines of the local laws that govern historic preservation districts.

The circa-1890 house was altered significantly in the 1960s and 70s. Aluminum porch railings replaced wooden ones, for example, and a modern picture window replaced double sash, multi-light windows on the first floor.

After the Association’s offices at 14 Allen St. in the Red Jacket building were wrecked last year by water from pipes that broke from a collapse during renovation of the building, the search for new office alternatives began.

Several rentals were explored, and a few purchase opportunities as well. In Allentown’s currently hot real estate market, the Association got outbid on a couple of properties. Finally, a $154,700 bid for 61 College was accepted.

Initial work will include installing historically appropriate railings, painting the worn and peeling façade, and reconfiguring the first floor to accommodate office and meeting space. The bathroom in the second-floor apartment also needs improvements.

Later work will include installing appropriate wooden windows, replacing the roof and other structural improvements.

At least two bids will be sought for every job, Executive Director Andrew Eisenhardt said.

A tenant already has been found for the second-floor apartment, the rental income from which will offset operating expenses and replenish the Association’s reserve funds over time.

The project returns the Association to an activity it has performed several times in its 53-year history – restoring a historic property to serve as its offices. It also marks a return to College Street, where 30 years ago the Association fully restored Numbers 79 and 81 that had been fire damaged and slated for demolition. The Association also restored 234 Allen St. at the corner of College for its office in the 1980s and 1990s.

Please contribute

Individuals wishing to contribute may mail a check to the Allentown Association Inc. at 61 College St., Buffalo, N.Y. 14201, or may donate online at www.allentown.org.

The Allentown Association is a 501(c)3 not-for-profit organization and all donations are tax deductible to the extent allowed by law.

61 College St. could be transformed.
$1 million in loans to assist 3 renovation projects

Continued from Page One

Association asks planners to rethink some design elements.

The non-distinctive design of the bollards; the too-similar colors of street and sidewalk paving stones; eliminating proposed sidewalk trash cans in favor of pole-mounted spin bins that make show-shoveling easier; adding the circled “A” logo to benches and bike racks and into brick at major intersections to help brand the street and differentiate it from business streets in other neighborhoods.

Also, if single-lantern LED light standards are used as proposed, double-lantern poles should be used at intersections, and the existing doubles should replace overhanging streetlights on Wadsworth Street.

And to ensure attractive tree canopies, tree pits should be large enough, perhaps surrounded by permeable pavers to help ensure adequate watering and help reduce storm sewer volumes.

Bidell said that probably all of the existing trees on Allen Street will have to be removed because the traffic lanes will be increased to 11 feet each, up from 9 or 10 currently.

That’s a sad loss, but also an opportunity to plant big new trees in pits that will allow them to thrive.

At the June 7 presentation, the fifth public session on the redesign project, attendees were encouraged to offer their impressions and suggestions. They’re all on view at www.allenstreetextension.com along with photos and proposed street configurations.

One proposed design element that startled some people was the elimination of parking spaces at the foot of Days Park where Allen joins Wadsworth. (See photo on Page One.) Some people wanted the parking retained. One wanted a bicycle entrance into Days Park.

Continued from Page One

position will be put out to bid to procure the most qualified and cost effective applicant.

Association President Jonathan White thanked Amman, Eisenhardt, Laine Walnicki and Haley Hartmans for researching grant options, for reaching out to businesses for participation and for compiling the application.

The Better Buffalo Fund is part of Gov. Cuomo’s Buffalo Billion initiative.

Besides the grant to the Association, the Better Buffalo Fund allocated more than $1 million in loans to help finance these three restoration projects in the neighborhood:

• A $600,000 loan to Legacy Development for its renovation of an existing mixed-use historic building at 810 Main St. and construction of a new residential building behind it at 9 St. Louis Place.

• A $250,000 loan to 136 North Pearl LLC and Heffler Management LLC to renovate two buildings at 136 North Pearl St. into eight high-end, market-rate apartments, with parking for nine cars, bike racks and indoor storage.

• A $365,160 loan to Linwood-Allentown Preservation LLC to renovate 11,577 square feet of “vacant blighted commercial space” in the Red Jacket Building at the corner of Allen and Main streets as well as 7,400 square feet of commercial space in a building it owns at 76 Grant St.

In all, the Better Buffalo Fund allocated $9.1 million this cycle, following $11.7 million awarded last year. A third and final allocation is slated for next year.

“All of these funds are making a difference,” Mayor Byron Brown said. “This is about bringing Buffalo’s progress into the neighborhoods.”

Last year, the Elmwood Village Association got a $300,000 grant for part of Elmwood, including the strip from Allen to North streets. EVA President Wendy Sanders said project funding is on hold until their executive directorship is filled. A small portion of that area on the east side of Elmwood near Allen is also eligible for funding under this year’s Association grant, so Amman said the Association would be coordinating with the EVA on that.
Your home in Allentown

What to know about owning property in the historic district

Allentown is a national, state and local historic district. Maintaining your property in accord with historic standards is in the best interest of you and your neighbors. It assures that the architectural heritage of Allentown remains intact, keeping real estate values up, and helping to keep the neighborhood attractive, distinctive and desirable.

The national and state historic district designations make property owners eligible to receive income tax credits for approved work on their homes and buildings. (See ‘Your Opportunities’ on Page 3.)

The city designation creates an equal obligation on all property owners to maintain historic standards in renovations and repair by mandating review by the Buffalo Preservation Board. (See ‘Your Obligations’ on Page 2). This way, homeowners who abide by the rules do not have to worry that someone next door or down the block – perhaps an absentee landlord – will cut corners or wreck architectural features that diminish the character of their property and everybody else’s.

Homeowners: Please keep this special centerfold as a handy reference guide to property issues.

Allentown covers only about a half square mile, but holds some 3,800 residents in more than 2,000 households, according to the U.S Census Bureau. About 71% are white; 19% African-American, and 16% mixed or other. Some 48% are college graduates. The median age is 34.4 years. The neighborhood contains about 1,250 homes and buildings, most of them mid- to late-Victorian. In 2015, the median sales price of single-family homes and condos was $225,000, up 75% in 5 years. For 2-3-4 unit homes, it was $200,000, up 55% in 5 years.
Your obligations

You cannot make any change to the exterior of your historic home or building — other than painting or a minor repair — nor demolish a structure on site, nor construct a new one without permission of the Buffalo Preservation Board.

The guidelines for what’s acceptable are the Secretary of the Interior’s Standards for Rehabilitation, which are produced by the National Park Service and used in historic districts across the country. Here’s how they apply to common maintenance issues:

• **Windows/Doors/Siding:** Existing wood windows, doors, clapboard or shingle siding are integral parts of the authentic historic fabric of your house or building and should be repaired rather than replaced. Wood replacement windows are rarely as durable as the old-growth wood found in many historic structures. Vinyl and glass-block windows are unlikely to be approved, especially if they are visible from the street. However, if original elements are deteriorated beyond repair, the Preservation Board may be flexible.

• **Porches:** Original porches, including their decorative details, are important features that contribute to the historic character of a building and should be retained and restored. Vinyl railings are unlikely to be approved, especially if visible from the street.

• **Roofs and fences:** In general, asphalt shingle roofing may be replaced with any style of asphalt shingle roofing. Slate or tile roofing should be retained and restored when possible. Fences require permission to erect. Chain-link fencing is unlikely to be approved.

• **Masonry:** Masonry work, including brick and stone repointing, should be compatible with the historic materials. New mortar should match the strength, composition color and texture of the historic mortar, and its application should match the width and profile of the historic pointing.

• **Satellite dishes:** The city’s upcoming Green Code will generally prohibit new dish installations on the front of homes. Tell Direct TV and Dish installers to place dishes on the rear or side if possible, keeping the front looking historic.

• **Paint:** You may paint an already-painted house any color. However, the Preservation Board recommends historic colors to complement the building’s architectural style. Unpainted brick or stone may not be painted without permission. Repainting already-painted surfaces does not require review.

Be sure to get permission from the Preservation Board.

**Solar panels:** Solar panel installations must be approved by the Preservation Board. Visibility from the street should be minimized; no historic features should be altered; installations should be reversible.

**Filing for permits**

If you or your contractor are planning something beyond painting or simple repairs, begin by calling the city’s Permit Office at 851-4926 and telling them what work you want to do. Structural work, changes in space layout, or enlargement, additions or new buildings of any kind require that a building permit be taken out in the Permit Office, 301 City Hall.

For smaller jobs, an online e-permit may be opened by going to the city’s website at www.ci.buffalo.ny.us. Click on the "City Departments" tab; then on the "Permit and Inspection Services" link, then on the "ePermits" link. You’ll see a page of instructions and a "File an e Permit" tab to click on.

Any work besides painting that involves exterior changes will require a certificate from the Preservation Board. You can download paperwork for that on the city website, too. Go to www.ci.buffalo.ny.us; click on the "Office of Strategic Planning" link; then on "Historic Preservation" and finally on "Application for Certificate" to get a PDF of the necessary form. There is no fee for owner-occupied homes. You can also apply at the Office of Strategic Planning, 901 City Hall, or by calling the Preservation Board at 851-5029.

If the proposed work is a small repair or an in-kind replacement, a staff-level review may be possible. Staff is often able to provide same-day approval.

If the work is not in-kind or is a large project, it will require review by the Preservation Board. The Board generally meets every two weeks on Thursday afternoons. An application must be submitted at least eight days prior to an upcoming meeting. The application instructions cover the information that must be submitted for review including photos, drawings, plans and other requested information. It's a good idea to attend the meeting at which your project is scheduled for review in order to answer any questions members of the board may have.

Not obtaining required permits or not adhering to preservation standards often lands property owners in Housing Court, where they may be fined or ordered to re-do work properly. The Allentown Association’s Housing and Historic Preservation Committee tries to counsel homeowners before notifying building inspectors of offenses.
Your opportunities

So now you know there's a bit of paperwork to go through to do major work on your house or building. And doing the work properly — using wood instead of vinyl, for example — may cost a little more. But there are tax incentives available that help offset the costs.

State income tax credits

If you own and occupy an eligible home or condo — and the vast majority of homes in Allentown are eligible — you can recover 20% of the cost of approved restoration/renovation work up to $50,000 in state income tax credits. (That's 20% of $250,000 worth of work.) Tax credits are not mere tax deductions. They are actual payments calculated into your income tax refund.

There are a few important caveats:

- Your home must be considered "contributing" to the historic district — that is to say, it must not have been so altered that it no longer contributes to the historic character of the neighborhood: for example, if the front porch has been removed and replaced with a modern picture window. Even then, you may still be eligible for the tax credit if the work you plan to do includes restoring the lost original features.

- **Very important:** The work MUST BE PREAPPROVED by the State Historic Preservation Office before you begin it. Part of the process is providing **before** and **after** photos of the work, so don't get a head start. Download an application at www.nysparks.com/shpo, click on "Tax Credit Programs" and at the bottom of the page you'll see links to PDFs of the application and detailed information.

- The cost of the work must be at least $5,000 and at least 5% of the cost must be spent on the exterior.

And you don't have to do everything at once. You can phase-in restorations as your budget allows by submitting additional tax credit applications over time. The program is in effect until the end of 2019, unless the state extends it.

### No jump in property-tax assessments

The City of Buffalo has an historic property partial tax exemption program. Following approval of an application, any increase in assessment resulting from rehabilitation work is phased in gradually over 10 years. For more information, contact the Department of Assessment and Taxation at 851-5733.

**Commercial rehabilitation tax credits**

Owners of income-producing properties — apartment buildings, commercial structures and office buildings — are eligible for 20% tax credits from both the state and federal governments, for a total of 40% of project costs. The same basic rules apply as for homeowner incentives, but the projects can be much larger, with state tax credits topping out at $5 million.

You see the results of these incentives all over Allentown in the many impressive restorations undertaken by developers such as Ellicott Development and the Kissling Interests, and are essential to the viability of the many restorations going on downtown and all over the city.

Commercial incentives are complicated, though. Architects, attorneys and accountants generally have to be involved. If you own a small multi-residential or commercial building that you want to restore, it's probably best to begin by consulting with one of the several architectural firms in the area that have experience with historic structures.

### PBN sponsors workshops to explain obligations, opportunities

Preservation Buffalo Niagara has several workshops scheduled soon that will help explain the obligations and opportunities described here, and tackle other topics of interest to owners of historic properties. They are free to PBN members, and only $10 for others.

- **Historic Home Tax Credits** — Every second Wednesday of the month beginning at 8 p.m. on Oct. 12, PBN will host a session to help homeowners apply for state tax credits for eligible work on their historic-district homes. The sessions will be held in PBN’s offices, Room 201 in the Market Arcade, 617 Main St. No reservations are necessary. **All these other workshops do require reservations:**


  - **Researching House History** — Sat., Oct. 15, 10:30 a.m.-noon, Buffalo History Museum Auditorium, 25 Notingham Court. Presenter: Cynthia Van Ness, the museum’s Director of Library and Archives. Also free to museum members. Register at: http://househistory.brownpapertickets.com.


For questions on any of these workshops, please contact Laurie Stillwell of PBN at (716) 852-3300 or lstillwell@pbnsaves.org.
Help with property maintenance

• FREE ENERGY AUDITS are offered by PUSH Green for households with annual income up to $132,200; cost only $50 for income up to $165,250; $100 up to $198,300; $150 up to $231,350; $200 up to $264,400, and market rate for higher household incomes. With funding from the New York State Energy Research and Development Authority, it also offers low-rate loans to pay for insulation, weather stripping and energy-efficient furnaces and hot-water tanks. (Free audits and incentive grants are also available for businesses with fewer than 10 employees and for non-profits.) For details, go to www.pushgreenwny.com or call 886-1780. National Fuel Gas also offers rebates for efficient furnaces, water tanks and programmable thermostats. Go to nationalfuelforthought.com or call (800) 365-3234.

• HOME IMPROVEMENT LOANS at prime plus 1% are available from West Side Neighborhood Housing Services. There is no income level to qualify. Both single-family homes and multi-family homes are eligible so long as the owner resides on site. (No absentee landlords are eligible.) Call 885-2344.

• GRANTS TO HIDE OUTDOOR GAS METERS with bushes or other camouflaging elements are funded by the National Fuel Gas Co. Foundation and administered by the Allentown Association. Get up to $200 for a single-family home; $400 for a 2-, 3- or 4-unit residence with multiple meters; $500 for apartment buildings and condo developments. Technical guidelines must be followed and application must be approved BEFORE works begins. For details, call Association Executive Director Andrew Eisenhardt at 881-1024.

Where to get more helpful information

• The National Park Service website at www.nps.gov/tps details the Secretary of the Interior's Standards for Historic Preservation. It also hosts PDFs of "Preservation Briefs," a collection of 47 concise publications that address all types of preservation issues and offer practical advice on how to repair and maintain historic properties. Click on the "How to Preserve" tab, and then on "Preservation Briefs." The site also has detailed information on the 20% federal commercial income tax credits available for restoration and repair of income-producing properties.

• The New York State Historic Preservation Office at www.nysparks.com/shpo has more details on the state's residential historic tax credits, offers technical assistance on preservation issues, and advice on weatherization.

Please join the Allentown Association

The Association was founded 53 years ago by residents concerned about blight and crime. This is our mission statement: "The only purpose of the Allentown Association is to serve its community. It does that through efforts to beautify the neighborhood; to encourage historic preservation and property maintenance; to promote appropriate business development; to fight crime, and to protect and enhance Allentown's unique urban ambiance."

We are a truly grassroots organization with active committees staffed entirely with volunteers who love the neighborhood and want to improve it. We have only one paid employee – a part-time executive director. We get almost no government money. We depend upon fundraisers and membership dues, which are tax-deductible because of our 501(c)(3) charitable status. Please join us. You can do so online at www.allentown.org.

Like us on Facebook and follow on Twitter @AllentownAssoc for updates on events. Call our office at 881-1024 with questions or concerns. Or stop in at the office, 61 College St., which is normally staffed 11 a.m. to 3 p.m. Mondays and Wednesdays, and 1 p.m. to 7 p.m. most Tuesdays.
Neighborhood news notes . . .

Fall Festival to be held Oct. 1

The Allentown Fall Festival will be held 11 a.m. to 7 p.m. Saturday, Oct. 1, promising fun for all ages.

Kids’ activities start early, again this year centered at the Theodore Roosevelt Inaugural National Historic Site, 641 Delaware Ave., where there will be pumpkin and face painting, games, a petting zoo and a photo booth. Those activities end at 4:45 p.m. with a “Teddy Bear” march down Franklin Street to Allen Street.

Allen will be closed to traffic from Delaware Avenue to Main Street, where artisans will display works for sale, and where music and other performances and other activities will be staged. And of course, a beer tent.

Franklin Street will be closed from Virginia Street to North Street. Food vendors will be on Franklin Street north of Allen.

Association Director Christopher Poole is chair of the event.

Annual meeting is slated Oct. 25

The Allentown Association’s annual membership meeting will begin at 6:30 p.m. Tuesday, Oct. 25, in the Allendale Theater, 203 Allen St. Refreshments will be offered in the lobby before the actual meeting at 7 p.m.

There will be presentations on the year’s activities and on what’s envisioned going forward. Members will vote on a new board of directors.

Police presence expanded on Allen St.

There are now eight police officers assigned to Allen Street on Friday and Saturday late nights and early mornings. In doubling the previous manpower allocation, Joseph Gramalia, the new B District chief, described noise, traffic and sidewalk drinking as “out of control.”

Residents shouldn’t hesitate to call 911 if they see suspicious or criminal activities. For non-emergency or nuisance situations, call 311 or contact one of the district’s two new Community Police Officers: Joseph Szafranski at 851-4815 or jjszafranski@bpdny.org, or JenAnne Sharpe at 851-5002 or jasharpe@bpdny.org.

In other news . . .

- The Allentown First Friday Gallery Walk on Sept. 2 offers something new and challenging: the "2016 Art Chase" scavenger hunt. Adults and kids are invited to create teams of four to compete in fun challenges around Allen Street from re-enacting famous paintings to performing an impromptu haiku. There’ll be some cool prizes for the winners. To participate, register at tinyurl.com/artchaseform.

- The Association’s biggest fundraising event, the Allen West Festival earned about $24,000 after expenses this year.

- Staging of the area’s most experimental artistic event, the Buffalo Infringement Festival, is possible because of its coverage under the Association’s insurance liability policy. Most of its performances are held in Allentown, so the Association is happy to oblige.

- Erie County Legislator Barbara Miller Williams got a $500 allocation for the Association.

In other news . . .

- The Allentown Fall Festival will be held 11 a.m. to 7 p.m. Saturday, Oct. 1, promising fun for all ages.

- Last year, she had fun pumpkin painting.

The Allentown Association: Serving Buffalo’s Great Historic Neighborhood for 50 + years

Incorporated in 1963 as a 501(c)3 charitable not-for profit community organization. Our Mission Statement:

The only purpose of The Allentown Association is to serve its community. It does that through efforts to beautify the neighborhood; to encourage historic preservation and property maintenance; to promote appropriate business development; to fight crime, and to protect and enhance Allentown’s unique urban ambiance.

OFFICERS:
President: Jonathan White
First VP: Andrew Pace
Second VP: Seth Amman
Third VP: Laine Walnicki
Treasurer: Kelly Martin
Secretary: Jillian Stiefel

DIRECTORS:
Chris Brown, Trina Burruss, Bob Fink, Gretchen Grobe, Brian Gould, Stanton Hudson, Christina Kneis, Ekua Mends-Aidoo, Jim Nash, Christopher Poole, Kevin Rabener, Henry Raess, Patrick Ryan, Max Stephen, Elizabeth Switzer

Executive Director: Andrew Eisenhardt

Ex-officio (non voting):
Pete Carroll, Caitlin Crowell, Richard Haynes, Elizabeth Licata, Adam Sokol

For updates, follow on Twitter @AllentownAssoc and like the Association on Facebook.
Calendar of Autumn events

Allendale Theater, 203 Allen St. Theatre of Youth presents “Fancy Nancy,” for ages 5 and up, Oct. 1, 2, 8, 9, 15, 16, 22, 23, 2 p.m., also Oct. 22, 10 a.m. For information and tickets, call 884-4400, see www.theatreofyouth.org.

Allentown Association, 14 Allen St. Annual meeting, Oct. 25, 7 p.m., Allendale Theater. Board of directors, Sept. 13, Oct. 11, Nov. 15, 7 p.m. Theodore Roosevelt Inaugural National Historic Site. Fall Festival, Allen St. between Delaware Ave. and Main St. and Franklin St. between Allen and North Sts., Oct. 1, 11 a.m. to 7 p.m. For information call 881-1024, see www.allentown.org.

Allentown Walking Tours, Kleinhans Music Hall, Sept. 10, 10 a.m. Western Allentown, Sept. 12, 10 a.m. Eastern Allentown, Sept. 19, 10 a.m. Central Allentown, Sept. 24, 10 a.m. Literary Ghost Walks, Oct. 1, 4 p.m.; Oct. 22, 6 p.m.; Oct. 28, 5 p.m.; Oct. 29, 6 p.m. See “events” on www.trsite.org.

Art Dialogue Gallery, 5 Linwood Ave., Tuesday to Friday, 11 a.m. to 5 p.m.; Saturday, 11 a.m. to 3 p.m. Collages by Joyce Hill, Sept. 9 to Nov. 11. Small works by gallery artists, Nov. 18 to Dec. 30. For information call 885-2251, see artdialoguegallery.com.

Artists Group Gallery, 1 Linwood Ave. Tuesday through Friday, 11 a.m. to 5 p.m.; Saturday, 11 a.m. to 3 p.m. “We Remember,” works by member artists now deceased, Sept. 9 to Oct. 7. 25th annual juried exhibition, Oct. 14 to Nov. 11. For information, call 885-2251 or see wnyag.com.

Betty’s restaurant, 370 Virginia St. at College St. “Unintended Consequences,” photo collages by J. Tim Raymond, through Sept. 18.

Buen Vivir gallery, 148 Elmwood Ave. Tuesday to Friday, 1 to 4 and 6 to 8 p.m.; Saturday, 1 to 3 p.m. “If Voting Changes Things,” photography from 1972 and 2004 political conventions, opening reception Oct. 7, 6 to 9 p.m. through Nov. 18, closing reception, 6 to 9 p.m. For information call 931-5833, see buenvivirgallery.org.

Buffalo Big Print gallery, 78 Allen St. Monday through Friday, 9:30 a.m. to 5 p.m. Pet Portraits, photography by Marlee Coulter, a show benefiting local shelters and promoting rescue awareness, Sept. 2, reception, 6 to 9 p.m. to Oct. 1. Local landscape photography, Oct. 7 through Nov. 30. For information call 884-1777.


El Museo, 91 Allen St., Tuesday to Saturday, noon to 5 p.m. “Realizing Beauty,” photography by I. Nick Butler, Sept. 2 to Oct. 1; Altars XXI, Oct. 14 to Nov. 5. For information, call 464-4692.

First Friday Gallery Tours, Allentown galleries will have extended evening hours, some with new exhibits and receptions, Sept. 2, Oct. 7, Nov. 4. See www.firstfridaysallentown.org.

Indigo gallery, 74 Allen St., Tuesday to Friday, noon to 5 p.m., Saturday, noon to 3 p.m. For information, call 768-3238.

Karpeles Manuscript Library Museum, 220 North St., 11 a.m. to 4 p.m. Tuesday-Sunday, Development of the Morse Code, through November. For information call 885-1986.

Kleinhans Music Hall, Buffalo Philharmonic Orchestra, Classical series, An Evening with Joshua Bell, Bruch, Falla, Granados, Rimsky-Korsakov, Sept. 17, 8 p.m.; Tchaikovsky’s Fifth, Oct. 1, 8 p.m., Oct. 2, 2:30-p.m.; 1812! with Buffalo Philharmonic Chorus, Oct. 15, 8 p.m., Oct. 16, 2:30 p.m.; Magnificent Bruckner, Nov. 11, 10:30 a.m., Nov. 12, 8 p.m.; Beethoven’s Violin, Nov. 19, 8 p.m., Nov. 20, 2:30 p.m. Pops series, John Williams’ Movie Masterworks, Sept. 24, 8 p.m.; Benny and Me, Oct. 7, 10:30 a.m., Oct. 8, 8 p.m.; Beatles Classical Mystery Tour, Nov. 5, 8 p.m. For tickets call 885-5000 or see www.bpo.org. Buffalo Chamber Music Society concerts, Auryn Quartet, Oct. 18, 8 p.m.; Miro Quartet, Nov. 15 and 16, 8 p.m. For tickets call 462-4939 or see buffalochambermusic.org.

Nina Freudenheim Gallery, Hotel Lenox, 140 North St. Tuesday through Friday 10 a.m. to 5 p.m., Saturdays by appointment. For information call 882-5777.


Studio Hart, 65 Allen St. Tuesday through Saturday, 11 a.m. to 3 p.m. For information call 536-8337.

Theodore Roosevelt Inaugural Site (Wilcox Mansion), 641 Delaware Ave. Hours, Monday, Wednesday, Thursday, Friday, 9 a.m. to 5 p.m.; Tuesday, 9 a.m. to 8 p.m.; Saturday and Sunday, noon to 5 p.m. Art @ the Site, Sept. 6, Oct. 4, Nov. 1, 5 to 7:30 p.m. TRivia Nite, Sept. 20, Oct. 18, Nov. 15, 6:30 p.m. Speaker night, Sept. 27, Oct. 25, Nov. 21, 6 p.m. Call 884-0095 or see www.trsite.org for information.

Submit Calendar items to pcbonjoura@gmail.com.
Two new restaurants open on Allen Street

By PETE CARROLL

Two new restaurants, **Billy Club** and **Giacobbi’s Cucina Citta**, opened on Allen Street this summer.

**Giacobbi’s** at 59 Allen St. at the corner of Franklin Street, features “traditional, time honored Italian cuisine,” according to Michael Jacobbi, who operates the restaurant with his son Alex and his cousin Bill Jacobbi.

The family has a long history in restaurants in the area. The new restaurant spells the family name in the traditional way, before it was anglicized from Giacobbi to Jacobbi. Michael Jacobbi operated Carmine’s on Transit Road in Clarence, founded as Charlesgate supper club by his father in 1970, until fire destroyed it a year ago. He decided on the new location because “I like the renaissance and everything happening in the city.”

An unusual menu feature is a choice between dinners of individual servings or “family style” for four or five persons. Lasagna and penne pink vodka, for example, are offered at $14 for the individual serving and $26 for family style. Gnocchi is priced at $13 and $24; spaghetti at $10 and $18.

Giacobbi’s is open for dinner seven days a week, and plans on serving lunches beginning in September from 11 a.m. to 3 p.m. Phone, 834-4000, on the web at www.giacobbis.com.

**Billy Club**, at 228 Allen St. in the historic and recently restored Puritan Building has been opened by Dan Hagen and Jack Strawser, their first venture, although both are experienced in the restaurant trade. Scott Crombie is the chef.

The cuisine is “new American,” with a menu featuring the unusual – “Creole Gator” with accompaniments for $19 – and the more familiar: steaks, burgers, chicken, pork and a meatball bomber, ranging from $14 to $24 with accompaniments. Small plates are also offered.

A variety of unusual cocktails are priced at $10; wine is $8 a glass, $32 a bottle.

Phone 331-3047, on the web at billyclubbuffalo.com.

**Re-Tree seeks planting sites**

On Oct. 12, 2006, the October Surprise snowstorm devastated the area’s trees. Then Re-Tree WNY, a program of the Buffalo Green Fund, went to work.

So far, they’ve planted more than 28,000 new trees – and on Saturday, Nov. 5, they’ll plant 500 more.

Please look around the neighborhood for spots that could use a planting, and tell Allentown’s Re-Tree leader, Daniel Culross at 888-0733 or at djculross@excite.com.

If you can help plant on Nov 5., show up at 9 a.m. on Wadsworth Street near First Presbyterian Church.

And if you donate $50 to Re-Tree by mid-October, your money will be matched. Go to www.re-treewny.org for details.
ALLENTOWN ASSOCIATION MEMBERSHIP FORM

NAME: ____________________________________________________________________________________

ADDRESS:  ________________________________________________________________________________

TELEPHONE: __________________________   EMAIL: ____________________________________________

If business, name of manager or owner:  _______________________________________________________

Please select a contribution level:

□ Benefactor $1000
□ Patron $  500
□ Contributing $  250
□ Sustaining $  100
□ Business $    50
□ Family $    40
□ Individual $    35
□ Student/Senior $    20

Optional activities/committees you'd like to help with:

□ Beautification
□ Housing/Historic Preservation
□ Business development
□ Crime prevention
□ Allen West Festival (adjacent to Allentown Art Festival)
□ Special fundraising events
□ First Fridays events
□ Nomination to the board of directors

□ I'M ALSO CONTRIBUTING $______________ TO THE "$61 FOR 61" CAPITAL DRIVE.

All contributions are tax-deductible. Please make a check payable to: The Allentown Association, Inc.
Mail to: Allentown Association, 61 College Street, Buffalo, NY 14201.
You can also join and/or donate at www.allentown.org