

# Natural & Cultural Heritage Grant Program

## TARGET Project Application

2011



The Douglas County Commission allocated \$350,000 for the 2011 County budget to assist with the development and creation of natural and cultural heritage conservation projects. As part of this process, the Douglas County Commission created the Natural & Cultural Heritage Task Force in the fall of 2011 with the objective of recommending the process for awarding the allocated money.

The grant application materials are designed to be straight forward enough to encourage grant submissions from a wide variety of interests. Individuals, organizations and businesses can apply. The amount of detail and verification required should be dependent in part on the amount of the request. At the same time, applicants should provide enough information to demonstrate their ability to carry out and accomplish the purpose for which they are requesting public funds. The grant application should convey what is expected in terms of the requirements for eligibility and the desired outcomes.

This packet is the application for a **TARGET PROJECT**. The Natural & Cultural Heritage Task Force has defined a target project as a proposal requesting at most \$104,999. Please refer to pages 8-9 of the *Natural & Cultural Heritage Task Force's Final Report* to learn how heritage applications will be evaluated.

Grant monies will be distributed to each grant recipient under terms of a performance agreement between the recipient and Douglas County.

The Heritage Conservation Council may contact applicants for further information or clarification. If you have any additional questions or concerns please contact:

Heritage Conservation Council  
Douglas County Courthouse  
1100 Massachusetts Street, 2<sup>nd</sup> Level  
Lawrence, KS 66044  
785-832-5268

To apply, please send your application to the above address by Friday, September 23, 2011 by the close of the business day. Include as much information as possible about the proposed project. You may attach additional pages and any supplemental information if necessary. Electronic applications are encouraged.

**Section 1: Applicant Information**

Please fill out the following

LECOMPTON HISTORICAL SOCIETY

Name of Applicant or Organization:

Paul M. Bahnmaier, President

Name of Organization’s Director (if different from above)

640 E. Woodson Avenue, Lecompton, KS 66050-0068

Address (include township if applicable):

Lanemuseum@aol.com

Email:

785.887.6148 (museum)

785.87.6275 (home)

none

Phone #

Cell Phone #

**Section 2: Project Information**

**Relocation of 1892 Lecompton City Jail**

Project Title:

315 Elmore Street, Lecompton, Douglas County, Kansas 66050

Address of Project:

Lecompton Historical Society

Names of individuals/organization that own the property:

Paul Bahnmaier, President – (museum) 785-887-6148, (home) 785-887-6275

Contact Information for those individuals and/or groups:

Relocation of 1892 Lecompton City Jail from private property, owned by Tom and Carla Myer, 314 Isacks Street, Lecompton, Kansas, approximately 50 yards, across the alley to property owned by the Lecompton Historical Society which is adjacent to Constitution Hall, a National Landmark and Kansas State Historical Site.

Project Description Summary:

Less than one-half acre.

Number of Acres:

\$58,400

\$69,900

Amount Requested

Project Budget

Scope of project:  
(Please check all that apply)

Historic Structures

Prairie; woodlands, waterways; habitat restoration/preservation

Agriculture; working farms; heritage farms

Freedom’s Frontier themes (Civil War and pre-Civil War heritage; Settlement stories before and after Civil War; Enduring struggle for freedom)

Pre-settlement history

**Section 3: Project Description**

**a)** Specifically explain the proposed project, including any regulations, guidelines, or best practices that will be followed. What do you plan to do? When? How? Photos, plans, drawings, illustrations, building condition reports or building inspections that are related to the proposed project may be included separately as support materials.

Relocate the 1892 native stone Lecompton City Jail from private property to a location across alley approximately 60 feet onto property owned by the Lecompton Historical Society.

Project will entail, preparation of the land for the foundation at the new location, numbering each stone, window bars, original wood door and frame, rafters, etc. prior to removal. Then, actual dismantling and reconstruction of the structure on the new site will follow. The rafters and roof will be replaced with similar size lumber and spacing but the original cottonwood will be replaced with treated material which will last longer than other replacement materials.

Stones will be brought across the alley to the new site and reassembled on a full concrete foundation beneath the footprint of the entire jail.

The project complies with City of Lecompton Zoning Ordinances. The original location and the new location are within 100 yards of Constitution Hall, thus within the protected historic preservation zoning area for that landmark as well.

Stone will be built up with a mix containing a limited amount of Portland cement to provide stability while retaining the character of the original mix used originally.

For more details, drawing, photos, see attached Proposal for Relocation of the Lecompton Jail by Rockhill and Associates.

b) Describe the natural and cultural heritage significance of the project, structure, and or property?

The structure is a unique native limestone building with two very small windows containing fourteen iron bars each, and the original wooden door with original hardware in place. The walls are more than two feet thick. The floor plan is smaller than 9 x 7 feet. It was used as the jail for the City of Lecompton from 1892 to 1902.

It will provide an educational opportunity for students and adult visitors to experience first-hand what, by today's standards, was "cruel and unusual punishment".

c) Please describe how this project provides a substantial benefit for the conservation of Douglas County natural and cultural resources?

The project will save a unique, one-of-a kind jail building still remaining in Douglas County

d) If applicable, please describe the condition of the property and include photos.

The structure is in very good condition considering its age and lack of attention and maintenance during the approximately 120 years since its construction. The stone was

originally pointed with a mixture heavy with Portland that will present some difficulty in dismantling without some damage to the stone.

For photos of the existing structure, please refer to Pages of the attached Proposal from Rockhill and Associates

e) Please describe the urgency of the project.

As shown and described in the photos, drawings and descriptions contained in the proposal from Rockhill and Associates, this property is deteriorating rapidly. If action to preserve this building is not taken very soon, the structure is in danger of collapsing.

Further, the structure is on private property and the property owners do not want it because it is situated on their property in a location that limits access to their rear yard. If the jail is not relocated, it will likely be dismantled within the next year.

f) Describe the expected timeline for completion of this project.

The expected timeline for completion is six months after the grant application is accepted and approved by this Natural & Cultural Heritage Grant Program and the Douglas County Commission, weather permitting.

It is hoped to hold a formal dedication during Territorial Day in June 2012.

g) How will this project connect the physical sites and interpretative stories of Douglas County?

After it is relocated, this building will be next door to Constitution Hall, a National Landmark and State of Kansas State Historical Site and will provide visitors with an opportunity to enter a century-old jail and see the lack of comfort and sanitary facilities that prisoners would have experienced.

#### **Section 4: Community Impact**

a) Describe how the project contributes to maintaining or enhancing Douglas County's heritage.

It will contribute to the public's physical understanding of the primitive conditions of early Douglas County law enforcement.

b) facility/property?

Will you allow public access to the

Yes

No

Please explain your response above

The structure is being moved from private property to property owned by the Lecompton Historical Society adjacent to Constitution Hall.

It will be included as part of the tours sponsored by the Lecompton Historical Society

It will be available, at no additional cost, to all private visitors to Constitution Hall.

c) Please describe the public benefit derived from this project.

The structure is being moved from private property to property owned by the Lecompton Historical Society adjacent to Constitution Hall.

It will be included as part of the tours sponsored by the Lecompton Historical Society

It will be available, at no additional cost, to all private visitors to Constitution Hall.

It will preserve late 19<sup>th</sup> century construction methods.

It will provide the public with a clear perception of Douglas County/City of Lecompton early justice methods.

d) educational programs?

Will the project incorporate any

Yes

No

Please explain your response above

It will be a part of the educational experience provided by the Lecompton Historical Society to the many students who tour the historic sites in Lecompton, Kansas. It will compliment the Kansas State History Standards that have been developed by the Kansas Department of Education. It will also be included in the motor coach tours from across the nation that stop in the City of Lecompton, KS. The Douglas County Commission has promoted and helped finance

Freedom’s Frontier National Heritage Area and Lecompton has been a major participant. By moving this jail to a public area, the project will enhance the goals of the Douglas County Commission.

**Section 5: Project Costs**

a) What are the estimated costs (acquisition, rehabilitation, etc...) for this project? Please include any estimates or bids that have been completed. If the budget presented in this application is a preliminary budget arrived at without firm bids, explain how the cost estimates were determined.

LECOMPTON JAIL CONSTRUCTION SCHEDULE	TASK WORKER HOURS
<b>BUILD THE NEW FOUNDATION:</b>	
excavation, footing slab and stepped walls and backfill with gravel at the perimeter	80
<b>BUILD THE TEMPORARY ENCLOSURE</b>	
wood framed structure with canvas sheathing and a plywood door	20
<b>DISMANTLE THE EXISTING STRUCTURE</b>	
remove the wood floor and roof and retaining the flooring, ceiling and roof sheathing boards	
number the stones and document their location	
remove the door and door frame protecting all the existing door material and hardware	
while dismantling the stone remove the bars from the openings protecting the existing material	
clean the dirt and portland cement mortar from the stone without doing damage to the stone	
move and organize the stone to the CH site adjacent to the enclosure	120
<b>RE-LAY THE STONE WALLS</b>	
the outer wythe will match the existing coursing when possible	
all off the stone header, jambs and sills will be relaid in their existing location in the wall	
the inner wythe is laid to less rigorous standards as far as the location of each stone	
the outer wythe stones that meet the foundation will have to be altered to meet the new foundation	
the mortar mix will use a mix to match the time appropriate mortar in appearance	
the window bars will be installed as the wall is laid	240
<b>FRAME THE ROOF</b>	
new wood framed roof and sill set in the mortar at the top of the wall	
ceiling joists	
new 1x fascia boards	
the existing sheathing boards are restored to the roof	96
<b>ROOFING</b>	
new cedar shingle roofing with galvanized sheet metal ridge flashing	48
<b>FRAME THE FLOOR</b>	
new treated wood wall bearing on the footing slab	
2x8 floor joists floor frame	16
<b>RESTORE THE FLOORING AND CEILING PLANKS</b>	
reset the existing 1x flooring boards and ceilings	12
<b>RE-SET THE EXISTING DOOR, FRAME AND HARDWARE</b>	16
<b>SITE WORK</b>	
repair the grade at the jail existing location	
remove the temporary enclosure structure	
grade the site at the relocated jail and seed the ground	
place the stone steps	32
<b>WALKWAY BETWEEN THE JAIL AND THE EXISTING STAIRS</b>	20
Hours	700

Billing combinations of masons and carpenters at 90/hour	63,000
SUBSURFACE SOIL BORING TESTS	5,500
FEES	1,200
TOTAL PROJECT COST ESTIMATE	69,900

b) How will the project be sustained once the project is completed? For instance, how will on-going maintenance costs be financed?

The project will be sustained through the fundraising and volunteer efforts of the Lecompton Historical Society

c) Explain if there are any other resources you intend to use in order to complete this project. This may include other sources of funding, loans, or in-kind contributions.

The Lecompton Historical Society will provide \$11,500 toward the project.

d) How is this project unique to Douglas County?

The relocated jail will provide the opportunity for the visiting public to personally experience how primitive confinement in an early small town jail would have been in the late 1800's.

**Section 6: Signature**

---

Signature \_\_\_\_\_ Date \_\_\_\_\_