



Jan-Michele Lemon Kearney
Councilmember

202101618

April 29, 2021

MOTION

WE MOVE for City Council to allocate \$1,000,000 from the American Rescue Plan Act to complete the renovation of the Pendleton Heritage Center (PHC) in the East End. PHC is a volunteer-managed community and event venue facility which has served as a social and recreational space for both Black and Appalachian Cincinnatians. The facility preserves the history, culture, and architecture of the area through cultural engagement and educational programming, and offers affordable rental space for events and offices.

Councilmember Jan-Michele Lemon Kearney

STATEMENT

The Pendleton Heritage Center (PHC) is a volunteer-managed community and event venue facility located on 2760 Riverside Drive. The facility preserves the history, culture, and architecture of the area through cultural engagement and educational programming, and offers affordable rental space for events and offices. PHC, which is a recommended site for the National Register for Historic Places, has a deep connection to the industrial history of the East End. Furthermore, the building has historically served as a social and recreational space for both Black and Appalachian Cincinnatians.

The pandemic has greatly impacted PHC because of the loss of its primary source of income—event rentals. This lack of income has resulted in PHC having to delay the maintenance of the building, which has not been updated since the late 1990s despite the need for major renovations. During the pandemic, PHC volunteers have donated their labor and funds to update the building including patching the roof, repairing the HVAC system, and painting the interior. It is important to note that PHC has been unable to acquire Paycheck Protection Program (PPP) loans and related funds because PHC is a 100% volunteer-managed organization with no formal staff.

PHC has requested funding from the American Rescue Plan Act so that this organization can make necessary renovations (ex: ADA improvements), update the basic technology infrastructure, and establish an ongoing Building and Maintenance fund.

**Pendleton Heritage Center
2760 Riverside Drive
Renovation Funding Request**

The Pendleton Heritage Center (PHC), a recommended site for the National Register for Historic Places, is a community facility that intersects both the steamboat (Fulton) and railroad (Pendleton) industrial history in the East End. The building also served as the centerpiece of recreation and social activities for Black Cincinnatians living in the neighborhood. In the 1990's the building was transformed into a social, educational and civic center, a safe place for displaced Appalachian and African American residents to gather socially, while maintaining their connection to the community.

During the global pandemic event venue spaces were forced to close their doors indefinitely, including the Pendleton Heritage Center. Event rentals are the primary source of income for the Pendleton. This major loss of income negatively impacted the finances, maintenance, and operations of the Pendleton Heritage Center. The organization, which is 100 percent volunteer managed, has operated on a very minimal budget for some time. The loss of income as an event space has resulted in the delayed maintenance of the building, as all available funds, donations and rent from the coffee shop, are used for basic operational expenses, such as utilities, insurance, etc.

As Covid restrictions are lifted the Pendleton Board members are using this time to reactivate, rehabilitated and reorganize. The building requires major renovations, there have been no updates since the late 1990s. Volunteers are donating time and funds to address minor repairs and updates, including patching the roof, repairing the HVAC and interior painting. These minor updates will allow for limited use of the Pendleton, as pandemic restrictions ease, during the summer to begin hosting small events.

The Pendleton Board is in the process of developing a fundraising plan for capital improvements and to establish a building and maintenance fund. The goal is to update the facility for the new covid normal, ADA improvements and the 21st Century. We are estimating the overall project's cost to be \$1,000,000. The Board is working with Eric Hunn of Hunn Construction for quotes for interior and exterior renovation estimates.

The PHC Board is seeking funding from the City's implementation and allocation of funds from the American Rescue Plan – Local Fiscal Recovery Funds. As a volunteer managed organization, the PHC is not eligible for other Covid-19 relief related funds such as PPP, because there is no formal staff. Having access to these funds will allow PHC to, in addition to the necessary renovations, establish an ongoing building maintenance fund and update the basic technology infrastructure.

This renovation project proposal preserves the architecture, history, and culture of the Pendleton Heritage Center in East End, while continuing to provide affordable event and office space, cultural engagement and education programs that contribute to local area tourism.

Estimated Project Budget*

Pendleton Heritage Center Property

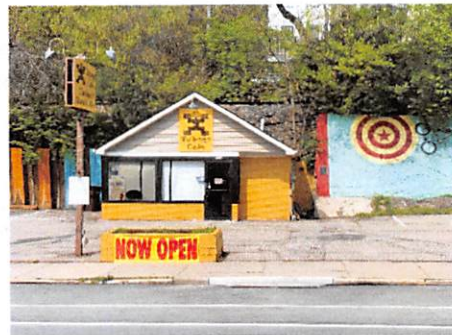
1	Site Planning/Inspection/Prep	\$100,000.00
2	Architectural Millwork & Construction	\$540,000.00
3	Permitting Electrical & Structural	\$50,000.00
4	Electrical /HVAC	\$50,000.00
5	Project/Construction Management	\$50,000.00
6	Landscape	\$5,000.00
7	Signage	\$5,000.00
8	Parking Lot & Sidewalk Renovation	\$100,000.00
9	Building and Maintenance fund	\$100,000.00
10	Technology	\$ 10,000.00
	Total (estimated)	\$1,000,000.00

* Note: All figures provided are rough estimates

Pendleton Heritage Center – Existing Conditions

Building Exterior





Building Interior

