MINUTES
TOWN OF AMHERST
HISTORIC PRESERVATION COMMISSION MEETING
December 10, 2024
7:00 PM

ROLL CALL

Attendee Name	Organization	Title	Status	Arrived
Catherine Waterman-Kulpa	Town of Amherst	Vice Chairman	Late	7:02 PM
Jennifer D. Kensy	Town of Amherst	Member	Late	7:11 PM
Mary Lou Mancuso	Town of Amherst	Member	Present	
Brian Swartz	Town of Amherst	Chairman	Present	
Norman J. Hirschey	Town of Amherst	Member	Absent	
Jeffery Amplement	Town of Amherst	Member	Present	
Hallie Wright	Town of Amherst	Member	Present	
Bryan Fadel	Town of Amherst	Sr. Clerk Typist	Present	
James Quinn	Town of Amherst	Assistant Planner	Present	
Dan Howard	Town of Amherst	Planning Director	Present	

MINUTES APPROVAL

November 20, 2024 Minutes

Mr. Swartz made a motion to move the November 20 minutes approval to later in the meeting. The motion was seconded by Ms. Wright and carried. Ayes 4, Noes 0, Absent 3 (Waterman-Kulpa, Kensy, Hirschey).

Upon returning to the agenda item, Ms. Waterman-Kulpa made a motion to approve the minutes. The motion was seconded by Ms. Mancuso and carried. Ayes 4, Noes 0, Abstain 1 (Swartz), Absent 2 (Kensy, Hirschey).

RESULT:	**APPROVED [4 TO 0]**
MOVER:	Catherine Waterman-Kulpa, Vice Chairman
SECONDER:	Mary Lou Mancuso, Member
AYES:	Waterman-Kulpa, Mancuso, Amplement, Wright
ABSTAIN:	Swartz
ABSENT:	Kensy, Hirschey

NEW BUSINESS

1. HPC SPRING 2025 ROUNDTABLE
The Commission discussed plans to reserve a date for another HPC roundtable in the coming months.

Mr. Swartz made a motion to adjourn. The motion was seconded by Ms. Waterman-Kulpa and carried. Ayes 5, Noes 0, Absent 2 (Kensy, Hirschey).

RESULT:	**ADJOURNED**	**Next: 1/30/2025 7:00 PM**

2. PRESERVATION DAY 2025
The Commission discussed plans for hosting Preservation Day in late spring of 2025 and setting up a small working committee to meet with Carrie Stiver of Buffalo Niagara Heritage Village.

Mr. Swartz made a motion to adjourn. The motion was seconded by Ms. Waterman-Kulpa and carried. Ayes 5, Noes 0, Absent 2 (Kensy, Hirschey).

RESULT:	**ADJOURNED**	**Next: 1/30/2025 7:00 PM**

3. ANNUAL BUDGET
The Commission discussed possible uses for their remaining 2024 funds.

Mr. Swartz made a motion to return to the item later in the evening. The motion was seconded by Ms. Waterman-Kulpa and carried. Ayes 5, Noes 0, Absent 2 (Kensy, Hirschey).

Mr. Swartz made motion to return to discussion of the annual budget. The motion was seconded by Ms. Waterman-Kulpa and carried. Ayes 6, Noes 0, Absent 1 (Hirschey).

Upon returning to the agenda item, the Commission discussed using remaining funds for a membership with the Buffalo History Museum so they can utilize their library.

Ms. Waterman-Kulpa made a motion to pursue a membership with the Buffalo History Museum using funds from the 2024 fiscal cycle. The motion was seconded by Ms. Kensy and carried. Ayes 6, Noes 0, Absent 1 (Hirschey).

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Catherine Waterman-Kulpa, Vice Chairman
SECONDER:	Jennifer D. Kensy, Member
AYES:	Waterman-Kulpa, Kensy, Mancuso, Swartz, Amplement, Wright
ABSENT:	Hirschey

4. 2025 CALENDAR
The Commission reviewed tentative dates for HPC meetings in 2025 and pointed out some adjustments that would need to be made October through December.

Mr. Swartz made a motion to tentatively approve the 2025 calendar pending changes for the months of October to December. The motion was seconded by Ms. Mancuso and carried. Ayes 6, Noes 0, Absent 1 (Hirschey).

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Brian Swartz, Chairman
SECONDER:	Mary Lou Mancuso, Member
AYES:	Waterman-Kulpa, Kensy, Mancuso, Swartz, Amplement, Wright
ABSENT:	Hirschey

OLD BUSINESS

5. 46 GETZVILLE ROAD (ARTHUR E. HEDSTROM ESTATE) - LOCAL LANDMARK NOMINATION

October 8, 2024

Ms. Wright introduced the landmark nomination for the Hedstrom mansion at 46 Getzville Road. The Commission discussed the information gathered so far and made plans to compile more information from additional sources.

Mr. Swartz made a motion to adjourn. The motion was seconded by Ms. Waterman-Kulpa and carried. Ayes 7, Noes 0.

November 20, 2024

Ms. Wright presented an update on the research for the nomination.
Ms. Waterman-Kulpa made a motion to adjourn. The motion was seconded by Ms. Wright and carried. Ayes 6, Noes 0, Absent 1 (Swartz).

December 10, 2024
The Commission reviewed updates to the research and discussed the criteria for the property.

Ms. Waterman-Kulpa made a motion to adjourn. The motion was seconded by Ms. Wright and carried. Ayes 6, Noes 0, Absent 1 (Hirschey).

RESULT:	**ADJOURNED**	**Next: 1/30/2025 7:00 PM**

6. 4511-4521 MAIN STREET - LOCAL LANDMARK NOMINATION

October 8, 2024
Ms. Wright introduced the landmark nomination for the art deco plaza at 4511-4521 Main Street. The Commission reviewed the preliminary information and efforts to collect additional information.

Mr. Swartz made a motion to adjourn. The motion was seconded by Ms. Waterman-Kulpa and carried. Ayes 7, Noes 0.

November 20, 2024

Ms. Wright provided an update on the research for the property. At the request of Mr. Amplement, Mr. Howard spoke about the mixed-use code in regards to any possible future redevelopment or revitalization of the area as the Commission continued to discuss the historical significance of the building.

Ms. Waterman-Kulpa made a motion to adjourn. The motion was seconded by Ms. Wright and carried. Ayes 6, Noes 0, Absent 1 (Swartz).

December 10, 2024

The Commission reviewed updates to the research.

Ms. Waterman-Kulpa made a motion to adjourn. The motion was seconded by Ms. Wright and carried. Ayes 6, Noes 0, Absent 1 (Hirschey).

RESULT:	**ADJOURNED**	**Next: 1/30/2025 7:00 PM**

7. 4467 MAIN STREET - LOCAL LANDMARK NOMINATION

May 21, 2024

The Commission discussed the general information they had collected so far and decided they were not ready to move forward with the nomination.

Mr. Swartz made a motion to adjourn. The motion was seconded by Ms. Kensy and carried. Ayes 5, Noes 0, Absent 2 (Waterman-Kulpa, Hirschey).

June 11, 2024

Mr. Swartz made a motion to adjourn. The motion was seconded by Ms. Kensy and carried. Ayes 5, Noes 0, Absent 2 (Waterman-Kulpa, Amplement).

August 20, 2024

Ms. Wright has been doing research on the property and plans were made to complete a draft for designation for the September meeting.

Mr. Swartz made a motion to adjourn. The motion was seconded by Ms. Waterman-Kulpa and carried. Ayes 6, Noes 0, Absent 1 (Mancuso).

September 10, 2024

Ms. Wright has been doing research on the property. Mr. Swartz, Ms. Waterman-Kulpa and Ms. Wright will meet at a working session to complete what is needed so this item is ready for the October agenda.

Mr. Swartz made a motion to adjourn. The motion was seconded by Ms. Waterman-Kulpa and carried. Ayes 7, Noes 0.

October 8, 2024

Mr. Swartz gave an update on the progress of the application process, including the 1932 Sanborn map and the architectural narrativ.e The Commission discussed the information and plans were made for a working session to continue working on the application.

Mr. Swartz made a motion to adjourn. The motion was seconded by Ms. Waterman-Kulpa and carried. Ayes 7, Noes 0.

November 20, 2024

Ms. Wright provided an update on the research for the property.

Ms. Waterman-Kulpa made a motion to adjourn. The motion was seconded by Ms. Wright and carried. Ayes 6, Noes 0, Absent 1 (Swartz).

December 10, 2024

The Commission reviewed updates to the research and Ms. Wright provided members with examples of Georgian Revival architecture. Jessica Black, 79 Fruehauf Avenue, inquired whether future replacements would adhere to the period of significance of the 1960s or to when the building was originally constructed. The Commission members explained that they cannot demand an owner return a property to its original state; instead, the benchmark is the properties current state.

Ms. Waterman-Kulpa made a motion to send 4467 Main Street, Key Bank Snyder Branch, to a public hearing for local landmark designation under criteria 3 (embodies a distinctive character of a type, period or method of construction) and criteria 4 (unique location or singular physical characteristic; represents an established and familiar feature of the neighborhood). She reviewed that the building is a one-story brick Georgian Revival building constructed in 1929 with a major addition in the 1960s, and noted that the drive-thru is non-contributing. She also mentioned that there has been a bank on the corner of Main and Harlem since the days of Snyderville in the early 1800s. The public hearing will be January 14, 2025 at 6:30pm. The motion was seconded by Ms. Wright and carried Ayes 6, Noes 0, Absent 1 (Hirschey).

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Catherine Waterman-Kulpa, Vice Chairman
SECONDER:	Hallie Wright, Member
AYES:	Waterman-Kulpa, Kensy, Mancuso, Swartz, Amplement, Wright
ABSENT:	Hirschey

8. EDUCATION PLAN - WEBSITE PLAN, PRESENTATIONS

Mr. Quinn updated the Commission on the effectiveness of the blue-rated properties update to the Town website. The Commission discussed upcoming training opportunity and submitting a summary of their annual training.

RESULT:	**NO ACTION**

MISCELLANEOUS

9. ANNUAL PLAN

Mr. Swartz presented the Commission with the annual plan to be submitted to the New York State Historic Preservation Office.

RESULT:	**NO ACTION**

ADJOURNMENT

The Historic Preservation Commission meeting of December 10, 2024 was adjourned at 8:24pm.

MINUTES
TOWN OF AMHERST
HISTORIC PRESERVATION COMMISSION MEETING
November 20, 2024
7:00 PM

Attachment: HPC Minutes 112024 (29690 : November 20, 2024 Minutes)

ROLL CALL

Attendee Name	Organization	Title	Status	Arrived
Catherine Waterman-Kulpa	Town of Amherst	Vice Chairman	Present	
Jennifer D. Kensy	Town of Amherst	Member	Present	
Mary Lou Mancuso	Town of Amherst	Member	Present	
Brian Swartz	Town of Amherst	Chairman	Absent	
Norman J. Hirschey	Town of Amherst	Member	Present	
Jeffery Amplement	Town of Amherst	Member	Present	
Hallie Wright	Town of Amherst	Historian	Present	
Bryan Fadel	Town of Amherst	Sr. Clerk Typist	Present	
James Quinn	Town of Amherst	Assistant Planner	Present	
Dan Howard	Town of Amherst	Planning Director	Present	

MINUTES APPROVAL

October 8, 2024 Minutes

Ms. Mancuso made a motion to approve the October 8, 2024 minutes. The motion was seconded by Ms. Kensy and carried. Ayes 6, Noes 0, Absent 1 (Swartz).

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Mary Lou Mancuso, Member
SECONDER:	Jennifer D. Kensy, Member
AYES:	Waterman-Kulpa, Kensy, Mancuso, Hirschey, Amplement, Wright
ABSENT:	Swartz

NEW BUSINESS

1. 46 GETZVILLE ROAD (ARTHUR E. HEDSTROM ESTATE) - LOCAL LANDMARK NOMINATION
October 8, 2024

Ms. Wright introduced the landmark nomination for the Hedstrom mansion at 46 Getzville Road. The Commission discussed the information gathered so far and made plans to compile more information from additional sources.

Mr. Swartz made a motion to adjourn. The motion was seconded by Ms. Waterman-Kulpa and carried. Ayes 7, Noes 0.

November 20, 2024

Ms. Wright presented an update on the research for the nomination.

Ms. Waterman-Kulpa made a motion to adjourn. The motion was seconded by Ms. Wright and carried. Ayes 6, Noes 0, Absent 1 (Swartz).

RESULT:	**ADJOURNED**	**Next: 12/10/2024 7:00 PM**

2. 4511-4521 MAIN STREET - LOCAL LANDMARK NOMINATION

October 8, 2024

Ms. Wright introduced the landmark nomination for the art deco plaza at 4511-4521 Main Street. The Commission reviewed the preliminary information and efforts to collect additional information.

Mr. Swartz made a motion to adjourn. The motion was seconded by Ms. Waterman-Kulpa and carried. Ayes 7, Noes 0.

November 20, 2024

Ms. Wright provided an update on the research for the property. At the request of Mr. Amplement, Mr. Howard spoke about the mixed-use code in regards to any possible future redevelopment or revitalization of the area as the Commission continued to discuss the historical significance of the building.

Ms. Waterman-Kulpa made a motion to adjourn. The motion was seconded by Ms. Wright and carried. Ayes 6, Noes 0, Absent 1 (Swartz).

RESULT:	**ADJOURNED**	**Next: 12/10/2024 7:00 PM**

3. 4467 MAIN STREET - LOCAL LANDMARK NOMINATION

May 21, 2024

The Commission discussed the general information they had collected so far and decided they were not ready to move forward with the nomination.

Mr. Swartz made a motion to adjourn. The motion was seconded by Ms. Kensy and carried. Ayes 5, Noes 0, Absent 2 (Waterman-Kulpa, Hirschey).

June 11, 2024

Mr. Swartz made a motion to adjourn. The motion was seconded by Ms. Kensy and carried. Ayes 5, Noes 0, Absent 2 (Waterman-Kulpa, Amplement).

August 20, 2024

Ms. Wright has been doing research on the property and plans were made to complete a draft for designation for the September meeting.

Attachment: HPC Minutes 112024 (29690 : November 20, 2024 Minutes)

Mr. Swartz made a motion to adjourn. The motion was seconded by Ms. Waterman-Kulpa and carried. Ayes 6, Noes 0, Absent 1 (Mancuso).

September 10, 2024

Ms. Wright has been doing research on the property. Mr. Swartz, Ms. Waterman-Kulpa and Ms. Wright will meet at a working session to complete what is needed so this item is ready for the October agenda.

Mr. Swartz made a motion to adjourn. The motion was seconded by Ms. Waterman-Kulpa and carried. Ayes 7, Noes 0.

October 8, 2024

Mr. Swartz gave an update on the progress of the application process, including the 1932 Sanborn map and the architectural narrativ.e The Commission discussed the information and plans were made for a working session to continue working on the application.

Mr. Swartz made a motion to adjourn. The motion was seconded by Ms. Waterman-Kulpa and carried. Ayes 7, Noes 0.

November 20, 2024

Ms. Wright provided an update on the research for the property.

Ms. Waterman-Kulpa made a motion to adjourn. The motion was seconded by Ms. Wright and carried. Ayes 6, Noes 0, Absent 1 (Swartz).

RESULT:	**ADJOURNED**	**Next: 12/10/2024 7:00 PM**

4. ANNUAL BUDGET
The Commission discussed possible uses for the remaining $1499.69 of the Commission's budget.

Ms. Kensy made a motion to use HPC funds to renew $150 National Alliance of Preservation Commissions (NAPC) membership. The motion was seconded by Mr. Hirschey and carried. Ayes 6, Noes 0, Absent 1 (Swartz).

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Jennifer D. Kensy, Member
SECONDER:	Norman J. Hirschey, Member
AYES:	Waterman-Kulpa, Kensy, Mancuso, Hirschey, Amplement, Wright
ABSENT:	Swartz

OLD BUSINESS

5. EDUCATION PLAN - WEBSITE PLAN, PRESENTATIONS
The Commission talked about the success of the HPC roundtable on November 14 and plans for another roundtable in the spring of 2025.

RESULT:	**NO ACTION**	**Next: 12/10/2024 7:00 PM**

MISCELLANEOUS

6. 4357 HARLEM ROAD

Attachment: HPC Minutes 112024 (29690 : November 20, 2024 Minutes)

The Commission discussed the recent demolition of 4357 Harlem Road, which was 1800 stock with some additions, and asked the Planning Department to look into whether the property was blue-rated. They also discussed reviewing to make sure all blue-rated properties are marked appropriately and if there are any other possible properties that may have been missed on surveys.

RESULT:	**NO ACTION**

ADJOURNMENT

The Historic Preservation Commission meeting of November 20, 2024 was adjourned at 7:58pm.

Attachment: HPC Minutes 112024 (29690 : November 20, 2024 Minutes)

LANDMARK DESIGNATION APPLICATON FORM
TOWN OF AMHERST, NEW YORK

FOR USE OF BLDG. DEPT. ONLY
REC'D BY _____
DATE _____
TIME _____

Town of Amherst Historic Preservation Commission
Town of Amherst Planning Department – (716) 631-7051

Your name: Hallie Wright Telephone: (716) 430-0330 Date: _____

Your address: 325 Berryman Dr Amherst NY 14226

Organization (if any): _____

A. PROPERTY IDENTIFICATION

1. Building's common or current name: Hedstrom Manor Estates
2. Building's historic name, if known: Arthur E. Hedstrom Estate: Main House
3. Street location: 46-58 Getzville Rd SBL# 67.20-6-27.1
4. Present owner & address: [list all owners of record and their addresses – use additional sheet if necessary]
   OA Multi Family Management n/a
   43 central avenue
   Lancaster NY 14086

B. DESCRIPTION OF CRITERIA FOR DESIGNATION OF HISTORIC LANDMARK, SITE, OR DISTRICT

Applicants must clearly and thoroughly identify the criteria which is the basis for designation of a historic landmark, site or district. Applications will not be considered by the Commission unless completed with all information deemed necessary by the Commission.

Applicants must:

- Indicate the criteria which is the basis of this application with a check box below
- Provide a supporting written narrative explaining how this property meets EACH criteria indicated.
- Attach supporting documentation for each criteria
- Provide such additional documentation required by the Commission

Attachment: Historic-Landmark-Designation-Application (29756 : 46 Getzville)

The HPC may recommend designation of an individual property as a HISTORIC LANDMARK if it:

__☑__1. Is associated with the lives of individuals, or of people, or of events significant in the national, state or local history.

__☑__2. Embodies the distinctive characteristics of a type. a period, or a method of construction.

_____3. Represents the work of a master architect or designer, or possesses high artistic values.

_____4. Represents a significant or distinguished entity whose components may lack individual or special distinction.

_____5. Because of a unique location or singular physical characteristic. it represents an established and familiar visual feature of the neighborhood.

The HPC may recommend designation of a property or a group of properties as a HISTORIC SITE if it/they:

_____1. Contain(s) significant historical or cultural sites where buildings or structures no longer exist such as a battlefield, cemetery, or former transportation facility; or sites which may yield information important to area history or prehistory.

The HPC may recommend designation of a group of properties as an HISTORIC DISTRICT if they:

__☑__1. Contain properties which meet one or more of the criteria for designation as a landmark; or

__☑__2. Are an area that represents several periods or styles of architecture typical of different areas of history; or

_____3. Are an area that has several buildings of the same architectural period or style, and thus constitute unified architectural streetscape consistency, or a significant community uniformity of style; or

_____4. Are an area connected with significant events or cultural happenings or developments involving ethnic, religious groups, or other groups of special historical interest; and

_____5. By reason of possessing such qualities, they constitute a distinct section of the Town of Amherst.

Attachment: Historic-Landmark-Designation-Application (29756 : 46 Getzville)

C. PROPERTY DESCRIPTION

5. **Building material(s):**
___ clapboard
___ shingles
___ brick
☑ stone
___ cobblestone
___ logs
___stucco
___ board and batten
☑ other: other

6. **Structural system:** (if known)
___ wood frame: heavy timber
___ wood frame: light members
☑ masonry load-bearing walls
___ log
___ plank
___ metal (explain): _____
___ other: _____

7. **Condition/ Integrity:**
___ excellent
◎ good
___ fair
___ deteriorated
___ ruins
___ unexposed

Check one:
___ unaltered
◎ altered

Check one:
◎ original site
___ moved
date: _____

List major alterations and dates (if known):
Interior and exterior renovations (unknown)
Adaptive reuse to an apartment complex in 1949
Enclosed porch (unknown)
~~Addition of detached garages and other apartment buildings (1998)~~

Source of this information: 1. LaChiusa, Chuck . "Arthur Hedstrom Gate House." Buffalo as a Architectural Museum. ...

8. **Threats to building:**
___ none known
___ zoning
___ other/comments: _____
☑ development
___ roads
☑ deterioration
___ fire

9. **Related outbuildings and property:**
___ barn
___ garage
___ shed
☑ carriage house
___ greenhouse
___ privy
___ shop
___ gardens
___ stables
___ well
☑ other
_____
Landscape feature: _____
Other: Stone Wall

10. **Surroundings:** (check all that apply)
___ open land
___ woodland
☑ scattered buildings
___ densely build-up
___ commercial
___ industrial
☑ residential
___ other: _____

11. Interrelationship of building and surroundings:
This mansion is directly related to the already locally landmarked Gate House located at 4230 Main Street, Amherst, NY along with the stone fencing that spans from Main Street ~~and past 100 Getzville Road. It is a mostly stone, two-and-a-half-story building that was built in 1904. The grounds were landscaped by Frederick Law Olmsted's son 1924.~~

Attachment: Historic-Landmark-Designation-Application (29756 : 46 Getzville)

12. Other notable features of building and site (i.e. style, details, interior features if known):

1. Frederick Law Olmsted's son landscaped the grounds in 1924.
2. Related to two already locally landmarked buildings/ structures.
3. Architecturally significant.
4. Tudor Revival and Craftsman.

Signed at:
2024-09-09 20:19:52

09/09/2024

Signature of Applicant **Date**

Print Name

Two (2) copies of this form and all supporting documents must arrive by 4:00 pm (end of day) two weeks prior to the monthly Historic Preservation Commission meeting. Upon submission of the complete application, one complete PDF shall be emailed to the Town of Amherst. Email address shall be provided at the time of submission.

Attachment: Historic-Landmark-Designation-Application (29756 : 46 Getzville)

DO NOT WRITE BELOW THIS LINE

The Town of Amherst Historic Preservation Commission action taken:

Motion:

_____

_____

_____

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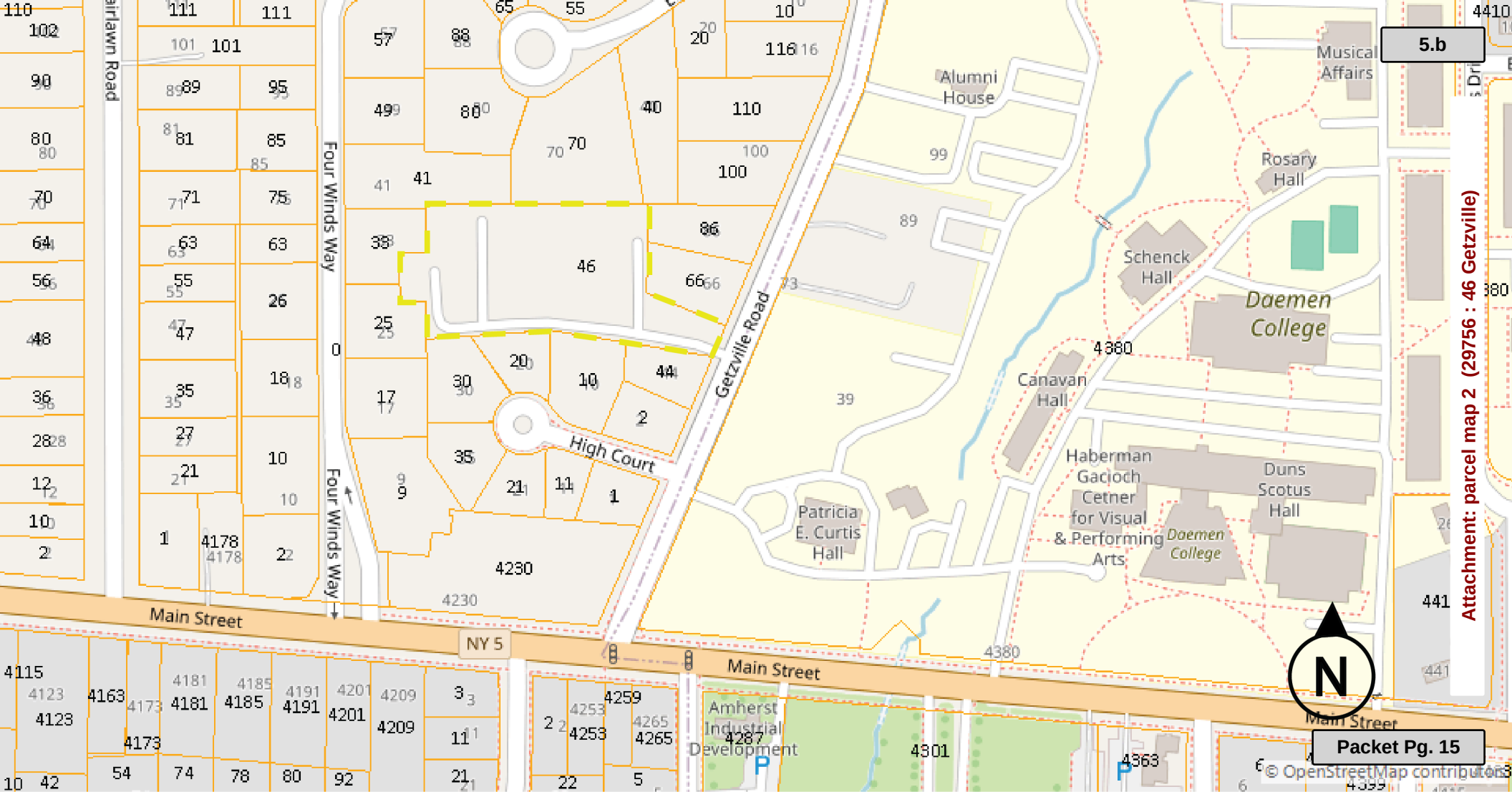
_____

Chairpersons Signature_____

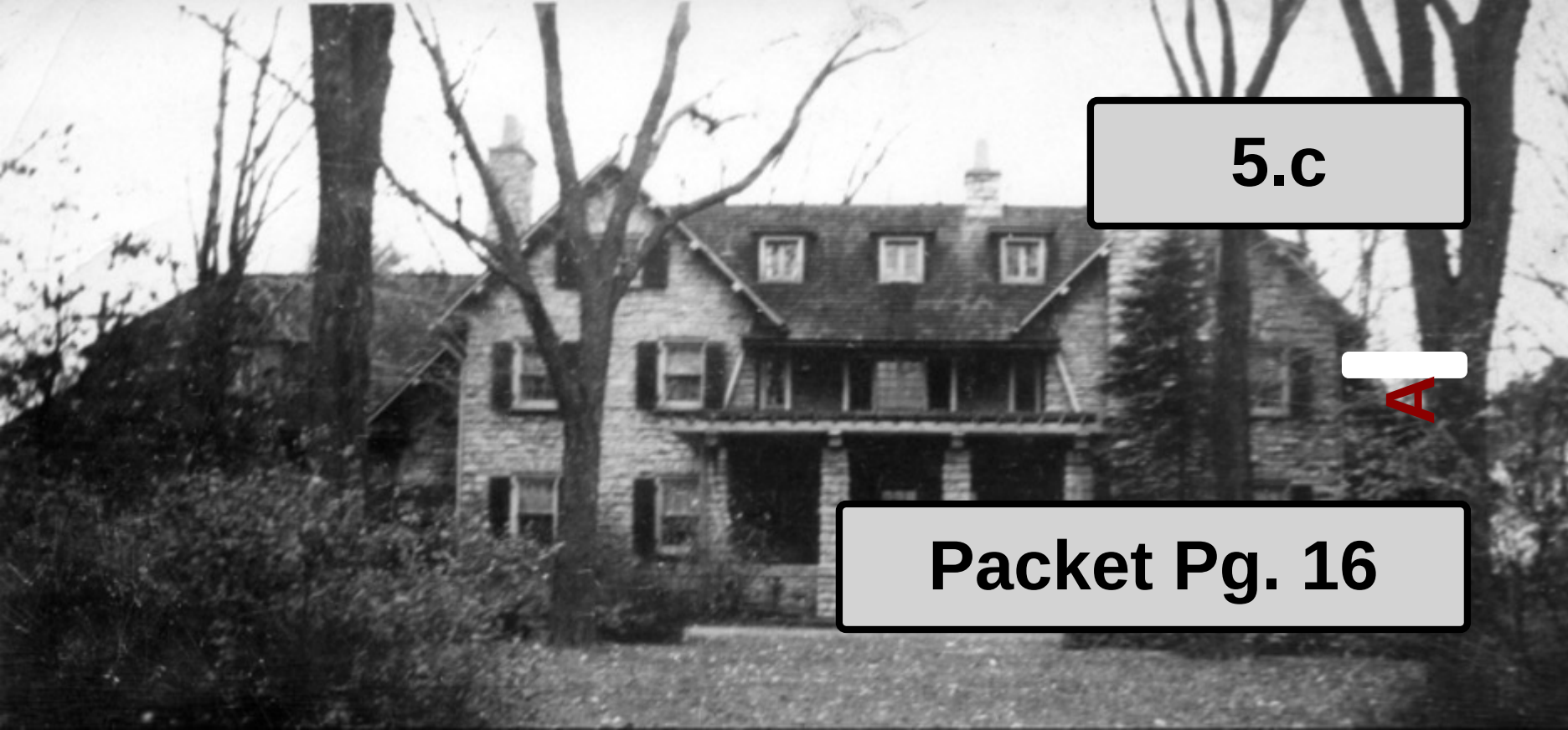
Date_____

CRITERIA NARRATIVES AND SUPPORTING DOCUMENTS MUST BE ATTACHED

Attachment: Historic-Landmark-Designation-Application (29756 : 46 Getzville)



Attachment: parcel map 2 (29756 : 46 Getzville)



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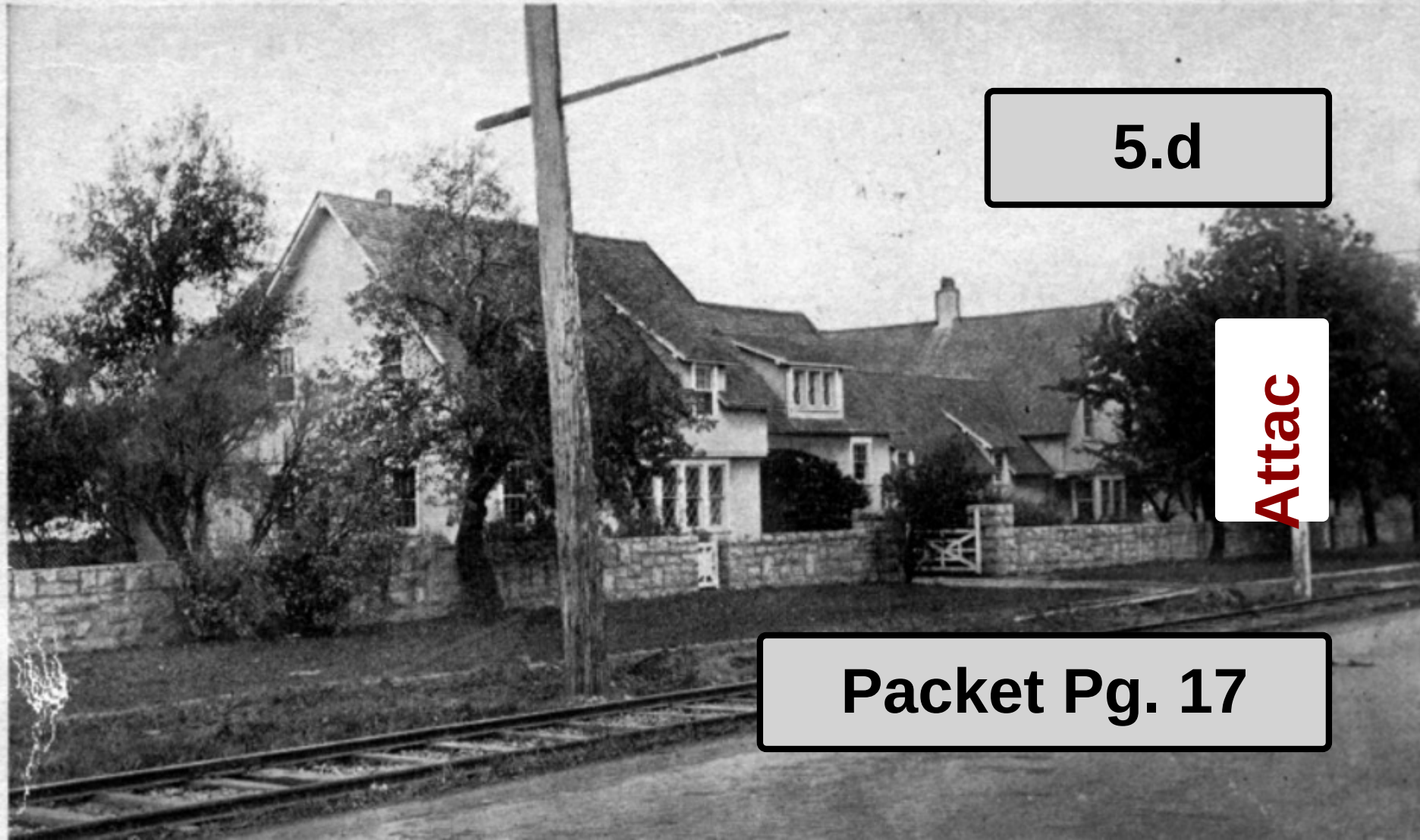
Packet Pg. 16



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Packet Pg. 17

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ket Pg. 18

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Reslock Fence
REALOCK FENCE

BEAUTIFY YOUR YARD AND TERRACES WITH COLORED CONCRETE GARDEN SLABS

These low-cost colored concrete garden slabs have achieved wide popularity since they were first introduced several weeks ago.
Numerous home owners have found they can lay these colorful concrete slabs themselves in various patterns . . . be-ringlens, checkerboard, etc.
Yes, too, can beautify your yard and terrace so that it will look just as lovely as the scene above. Just cut the sod and lay the colorful garden slabs yourself . . . no concrete base is necessary.
These colored garden slabs can be used for terraces, fireplace platforms, and garden walks.
They are manufactured in several colors and can be used in various color combinations. Size of slab, 8"x16" face, 2¼" thick. Prices range from 20 cents for white and slate color . . . 25 cents using combination colors . . . 90 cents for red slabs . . . and 35 cents for green slabs.
ANCHOR CONCRETE PRODUCTS, INC.
WABASH AVENUE AT 2450 WILLIAM STREET HU. 3132

HEDSTROM ESTATE, AREA SHOWPLACE, BOUGHT BY GENRICH

By JIMMY COLLINS

Genrich Builders Inc. today announced the purchase of the 25-acre Hedstrom estate at 4240 Main St., at Getzville Rd., in the Town of Amherst. One of the area's showplaces, with a long social and cultural background, the property will be turned into an exclusive residential development of small estates.

The price was reported to have been in the neighborhood of $100,000.

Many thousands of dollars have been spent by the Hedstrom family in landscaping the property. Genrich plans to preserve the parklike setting, together with the garden areas, fountain, lake, and 10 acres of woods, as a park area.

The estate has a frontage of 650 feet on Main St. and a depth of approximately 1500 feet. Its frontage on Main St. and Getzville Rd. is enclosed by a stone wall.

14 Master Bedrooms

In the center of the property is the 30-room Hedstrom mansion, which will be converted into 14 apartment building. It has 14 master bedrooms and seven baths. Various rooms will be partitioned off to provide eight two-bedroom "estate" apartments. The ten fireplaces will be preserved, as will the original mahogany and hand-to-part quartered-oak paneling. Apartments will be ready for occupancy about Sept. 1.

From the 11-acre lake area at the rear of the estate, a number of new homesites will be laid out. The spring-fed lake is surrounded by mature trees. Genrich Builders also plans to build several other homes in the Getzville Rd. area of the property. These will be custom-built units costing $30,000 to $50,000.

Gate Houses to Be Used

Two outside gate houses on the Main St. entrance to the property will be used as doctors' offices or as medical clinic with apartments. Years ago when Main St. was known as Buffalo Rd. a toll gate was located in one of the gate houses. All horse-drawn vehicles paid a tax for using the road.

Genrich Builders Inc. is faced with its vine-covered arches and pergola in the ballroom will be retained along with the iron-railing fence which surrounds the property. The building company plans to provide the formation of an owners association by those living in the new development to provide for their continued use of the swimming pool, tennis court and the extensive grounds.

The Hedstrom estatee at Main St. and Getzville Rd. has been purchased by Genrich Builders for a homes development. The mansion will become apartments.

Mansion Will Be Converted Into Apartments

40,260 Dwelling Units Built in City Since '21

Between 1921 and 1948, the value of building construction in Buffalo was estimated at $415,744,000, according to a report issued by the Bureau of Labor Statistics.

Of that total spent during the 28-year period, residential construction accounted for a total of $154,667,000 for new residential building. The number of new family dwelling units erected in that period within the city limits was 40,260.

The figures, based on building valuation figures show heavy activity during the 1920s, and the well-remembered building market crash in 1929. This was followed by a low rate of activity, with the lowest ebb in 1933. The rate of building picked up in the late 30s was halted by the war.

Since the war, construction of residential buildings has been rising in value steadily.

The figures, year by year, are:

Year	Valuation in Thousands			
	Dwellings	Other Res.	Other Bldgs.	Total
1921	$10,464	$ 1,000	$11,000	$22,464
1922	14,000	1,000	12,000	27,000
1923	14,000	1,000	12,000	27,000
1924	14,000	1,000	12,000	27,000
1925	14,000	1,000	12,000	27,000
1926	14,000	1,000	12,000	27,000
1927	14,000	1,000	12,000	27,000
1928	14,000	1,000	12,000	27,000
1929	14,000	1,000	12,000	27,000
1930	14,000	1,000	12,000	27,000
1931	14,000	1,000	12,000	27,000
1932	14,000	1,000	12,000	27,000
1933	14,000	1,000	12,000	27,000
1934	14,000	1,000	12,000	27,000
1935	14,000	1,000	12,000	27,000
1936	14,000	1,000	12,000	27,000
1937	14,000	1,000	12,000	27,000
1938	14,000	1,000	12,000	27,000
1939	14,000	1,000	12,000	27,000
1940	14,000	1,000	12,000	27,000
1941	14,000	1,000	12,000	27,000
1942	14,000	1,000	12,000	27,000
1943	14,000	1,000	12,000	27,000
1944	14,000	1,000	12,000	27,000
1945	14,000	1,000	12,000	27,000
1946	14,000	1,000	12,000	27,000
1947	14,000	1,000	12,000	27,000
1948	14,000	1,000	12,000	27,000

Ownership Affects Policy

Change of ownership of a home such as transfer of title from husband to wife or vice versa, usually will void the insurance on the house. It is suggested that the insurance be transferred in advance. In making any transfer of title, it is important that the change of ownership be recorded.

Cheektowaga to Get New Subdivision

A new subdivision that will contain 50 single-family homes has been started in the Pine Ridge Road area of Cheektowaga, according to Henry Justin, home-building contractor. Fourteen homes now are in various stages of construction on a new street, Park Edge Drive, off Pine Ridge Rd.

Constructed on lots with a frontage of 50 feet and a depth of 135 feet, the dwellings are from costing $10,500 and $10,700. They contain living room, dining, kitchen, tile bath and two bedrooms on the first floor, with two additional bedrooms upstairs. Garages are of poured concrete.

Three floor plans and about ten elevations are used in constructing the dwellings to eliminate a monotonous appearance.

Mr. Justin also is building several custom-built homes in Pine Ridge Rd. and is completing a 42-home subdivision in Hamilton Drive in the Town of Amherst.

There are more than 350 feet of concealed piping in the walls and under the floors of the average house.

JOHNS-MANVILLE
"BLOWN IN" HOME INSULATION
Economical, Fast and Clean
Buffalo Home Insulation Co.
MA. 2846 42 WASHINGTON ST

GUTTERS
FURNACE REPAIRS
ROOFING
All types sheet metal work
DEER W. FERRY
Cl. 8200—office 7 P. M. CA. 1195—res.

House Cleaning?
RENT a SINGER Vacuum Cleaner
50¢ per day
FREE DELIVERY AND PICKUP
SINGER SEWING CENTERS
Main St. State St. 1098 Broadway 1256 Hertel Ave. 2069 Bailey Ave. 1524 Genesee St. 2166 Seneca St.

FENCE
PICKET — RUSTIC
FACTORY-TO-YOU
AMERICAN FENCE CO.
CL. 2799

PHONE OR VISIT
GARDENVILLE LUMBER AND SUPPLY CO., INC.
FOR YOUR BEE GEE WINDOWS
WO. 4200 Garden 180

Wash OVER 18 Lbs. In One Load
WITH THE NEW
NORGE
Double Capacity
AUTOMATIC WASHER
Yes, Norge washer more than twice as many clothes in one load! It is the only automatic washer with adequate capacity for the average family's needs.
Takes up no more floor space than the ordinary automatic washer.
Never has water, never soap—saves time, labor, hands, too!
You can get this Norge automatic for $24.00 down. Delivered, installed, demonstrated, including 1-year service guarantee.
WITKOP & HOLMES
379 WASHINGTON ST.
3 FLOORS FOR YOUR HOME APPLIANCES

ROOFING—SIDING
29 Years Same Location
WM. BROWN
504-590 SYCAMORE STREET
CL. 4714

RENEW, PROTECT, PIGMATIZE
YOUR ALLIGATOR DRIVE WITH
(No PER SQ. FT. AND UP APPLIED)
SURFACE SEAL
KEEPS 'EM LOOKING NEW
Makes Paramount Stay Smooth, Even, Trouble-Free and Lastingly Satisfactory.
TROYER DRIVEWAY SERVICE
Seal-Coating Pioneers—Specialists—Both.
TW. 2065 425 PETTEN RD., CL. 6400
Over 20 years of specialized Driveway Service

GAS HEAT
NORGE FURNACES
If You Have a Gas Permit, Call and Let Us Give You a
FREE ESTIMATE
BERNY BROS.
1192 BROADWAY
HU. 0325 HU. 0268

BISON LUMBER'S
"HOME of the MONTH"
This architect - designed small home gives you unusual privacy. The living areas are separated from each other by good hall space. Bedrooms and bath are isolated as they should be. Yet, the plan is compact . . . economical to build and maintain.
The exterior is particularly pleasing with its low "ranch" appearance and broad picture windows.
Send for a free copy of DESCRIPTIVE FOLDER NO. 4137
This is the latest addition to BISON HOME BUILDING SERVICE. It's a beautiful example of the many exciting new ideas in homes. Stop in today or write. Begin your planning with this service.
BISON LUMBER CO., Inc.
665 CORNWALL AVENUE • NORTH from E. DELAVAN AVE.
Parkside 6900

LARGE OR SMALL . . . OLD OR NEW
BEE GEE WINDOWS give any home more . . . Style!
Whether your home is a cozy Cape Cod or rambling manor . . . frame or brick . . . provincial or modern, you can give it far greater beauty and style, inside and out, when you install Bee Gee Windows. These modern, airy windows are available in over 40 sizes—for every room, for every home!
FREE CATALOGUE!
If your dealer cannot supply you with this Bigger illustrated catalogue write Brown-Clarkson Co., Akron, Ohio.
See Gee Windows are completely built in one unit—ready to set in the wall!
PHONE OR VISIT YOUR NEARE
LUMBER DEALE

FIRST EDITION
IF 5.f
to heat with GAS or receive permission
CALL
ZENNER & RITTER,
3417 Bailey Ave. Phone P.
OVER 2000 FURNACES CLEANE
REPAIRED AND INSTALLED YEA

J. F. WEINHEIMER I
306 GENESEE ST., near Michigan
OPEN MONDAY AND THURSDAY EV
SPECIALISTS
FREE ESTIMATES BY FACTORY-TRAINED KITCHEN PLANNERS BY MULLINS
No Obligation
Call WA. 5110 or visit our showroom!

Don't Wait Till
Buy HEATING N
3 BIG REASO
No. 1 You Save Money! Our HEATING
REDUCED During JULY!
No. 2 You Avoid the FALL RUSH and
No. 3 You Pay No Money Down, 3 YE
Free Estima
ON NATIONALLY KNOWN U. S. RADIATOR HEATING
AT LOW
FROM GU
BU
SPECIAL FURNACES FOR GAS—OIL COAL
Boiler Plate
Steel
Heavy-Duty
Cast Iron
★ Remember → Our 54
HEATING EXPERIENC
It's Your Best Guaran

Batt Co.
Gas Home Heating & Pl
955 MICHIGAN AVE. at Carlton

Sattlers SAVES Y
ON A "BOSTON BR
OIL CONVERS
BUR
19
Phone BAiley 2345
INSTALLED AT COS
A LIMITED TIME O
Low Down Payment — 3 Yea
Burns No. 1 or No. 2 Fu
Designed for automatic oil firing of regular hot-air, forced hot air furnaces, steam or hot water boilers. Installation complete with 275-gal. oil storage tank, automatic thermostat and controller. The motor uses less current than an ordinary electric light bulb.
Home Heating, Third Floor

Attachment: 1949 Clipping (29756 : 46 Getzville)

46-60 Getzville Rd

Figure 1. Primary (South) Façade

Figure 2. Southeast Elevation, Including Porch

Attachment: Hedstrom Mansion Figure Numbers (29756 : 46 Getzville)

Figure 3. Southeast Elevation, Including Steps and Vinyl Siding

Figure 4. North Elevation

Attachment: Hedstrom Mansion Figure Numbers (29756 : 46 Getzville)

Figure 5. North Elevation and Secondary Entrance

Figure 6. Northwest Elevation

Attachment: Hedstrom Mansion Figure Numbers (29756 : 46 Getzville)

Figure 7. Northwest Elevation

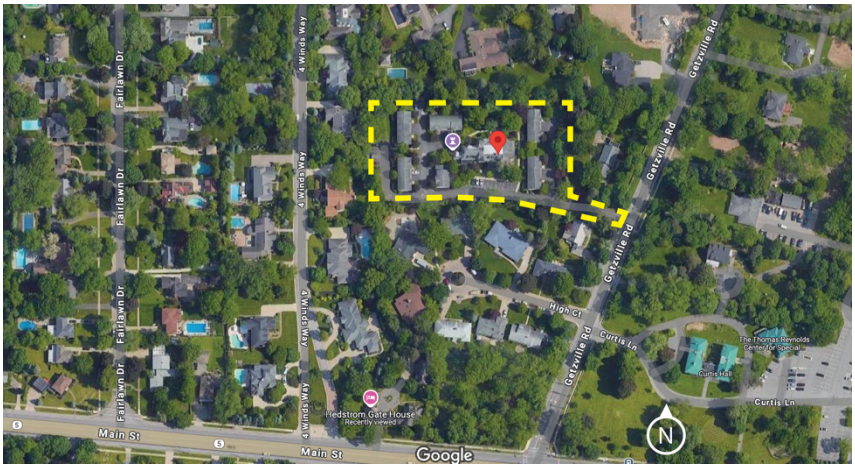

Figure 8. Aerial View of Property

Attachment: Hedstrom Mansion Figure Numbers (29756 : 46 Getzville)

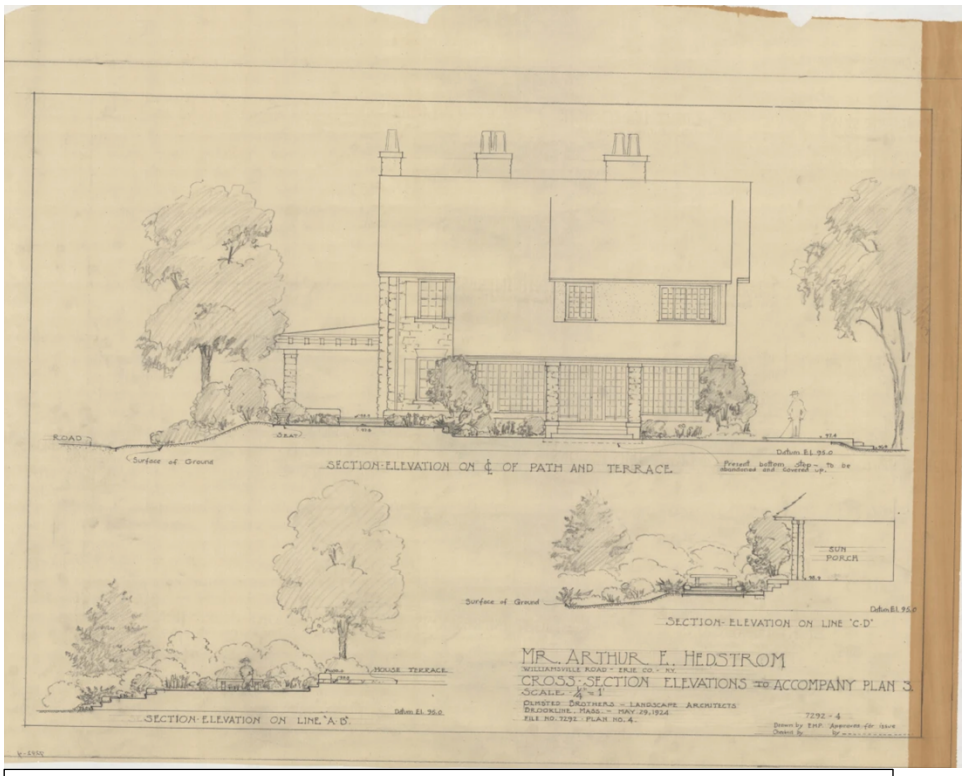

Figure 9. Olmsted Brothers Landscape Drawings, 1924

Figure 10. East Elevation (side-by-side comparison)

Attachment: Hedstrom Mansion Figure Numbers (29756 : 46 Getzville)

1. Exemplifies or possesses special character, or historic or aesthetic interest of value as part of the political, economic, or social history of the Town.
2. Is identified with persons or events significant in local, state, or national history.
3. Embodies the distinguishing characteristics of a type, period, or method of construction or design style, or is a valuable example of the use of indigenous materials or craftsmanship; or is representative of the work of a design, architect, or builder.

Snyderville, or now what we know as the Town of Amherst became increasingly popular to those nationwide along to those that would reside in the downtown Buffalo area. A trolly line would be installed in 1893 that would provide a connection between the city of Buffalo to the more suburban areas including Amherst and Williamsville.

The Hedstrom family were one of the original families to move into the Snyderville area. Arthur Hedstrom inherited a company from his father, Eric in 1927. He would merge this with Spaulding, creating “Hedstrom-Spaulding Company.” This would be known as one of the largest and most successful coal companies in the Buffalo area. [1] Not only was Arthur a successful businessman, but he was also a philanthropist, co-organizer, and trustee of Amherst Community Church.

The home was designed and constructed as a Tudor-revival building for the Hedstrom family in 1904. The architect was Frederic Loverin of Loverin & Whelan, who had also worked with designing three structures within various Olmsted parks. [2] The grounds had

[1] Duax, Caroline. "Arthur Hedstrom Gate House." 2012. https://buffaloah.com/a/AMH/main/4196/tc.html.
[2] "The Front (Front Park)." Olmsted in Buffalo. 2012. https://www.olmstedinbuffalo.com/the-front-front-park/.

Attachment: 46-58 Getzville Rd Significance (29756 : 46 Getzville)

also been serviced by Fredrick Law Olmsted's son in 1924. [3] The home itself is an example of a Craftsman style, which was popular from "1905 to the early 1920s." [4]

Attachment: 46-58 Getzville Rd Significance (29756 : 46 Getzville)

[3] "Job #7292, A.E. Hedstrom, Snyder, NY (Plans)." Olmsted Research Guide Online. January 1, 1924. https://www.flickr.com/photos/olmsted_archives/albums/72157682346783592/.
[4] McAlester, Virginia S. 2020. *A Field Guide to American Houses*. Alfred A. Knopf.

LANDMARK DESIGNATION APPLICATON FORM
TOWN OF AMHERST, NEW YORK

FOR USE OF BLDG. DEPT. ONLY

REC'D BY _____
DATE _____
TIME _____

Town of Amherst Historic Preservation Commission
Town of Amherst Planning Department – (716) 631-7051

Your name: Hallie Wright Telephone: (716) 430-0330 Date: _____

Your address: _____

Organization (if any): HPC

A. PROPERTY IDENTIFICATION

1. Building's common or current name: 4511-4521 Main Street
2. Building's historic name, if known: _____
3. Street location: 4519 Main Street SBL#_____
4. Present owner & address: [list all owners of record and their addresses – use additional sheet if necessary]
   4519 Main Street LLC n/a
   n/a
   n/a n/a n/a

B. DESCRIPTION OF CRITERIA FOR DESIGNATION OF HISTORIC LANDMARK, SITE, OR DISTRICT

Applicants must clearly and thoroughly identify the criteria which is the basis for designation of a historic landmark, site or district. Applications will not be considered by the Commission unless completed with all information deemed necessary by the Commission.

Applicants must:

- Indicate the criteria which is the basis of this application with a check box below
- Provide a supporting written narrative explaining how this property meets EACH criteria indicated.
- Attach supporting documentation for each criteria
- Provide such additional documentation required by the Commission

Attachment: Historic-Landmark-Designation-Application (29779 : 4511-4521 Main Street)

The HPC may recommend designation of an individual property as a HISTORIC LANDMARK if it:

_____1. Is associated with the lives of individuals, or of people, or of events significant in the national, state or local history.

_☑_2. Embodies the distinctive characteristics of a type. a period, or a method of construction.

_____3. Represents the work of a master architect or designer, or possesses high artistic values.

_____4. Represents a significant or distinguished entity whose components may lack individual or special distinction.

_____5. Because of a unique location or singular physical characteristic. it represents an established and familiar visual feature of the neighborhood.

The HPC may recommend designation of a property or a group of properties as a HISTORIC SITE if it/they:

_____1. Contain(s) significant historical or cultural sites where buildings or structures no longer exist such as a battlefield, cemetery, or former transportation facility; or sites which may yield information important to area history or prehistory.

The HPC may recommend designation of a group of properties as an HISTORIC DISTRICT if they:

_____1. Contain properties which meet one or more of the criteria for designation as a landmark; or

_☑_2. Are an area that represents several periods or styles of architecture typical of different areas of history; or

_____3. Are an area that has several buildings of the same architectural period or style, and thus constitute unified architectural streetscape consistency, or a significant community uniformity of style; or

_____4. Are an area connected with significant events or cultural happenings or developments involving ethnic, religious groups, or other groups of special historical interest; and

_____5. By reason of possessing such qualities, they constitute a distinct section of the Town of Amherst.

Attachment: Historic-Landmark-Designation-Application (29779 : 4511-4521 Main Street)

C. PROPERTY DESCRIPTION

5. **Building material(s):**

___ clapboard
___ shingles
☑ brick
☑ stone
___ cobblestone
___ logs
___stucco
___ board and batten
___ other: _____

6. **Structural system:** (if known)

___ wood frame: heavy timber
___ wood frame: light members
___ masonry load-bearing walls
___ log
___ plank
☑ metal (explain): _____
___ other: _____

7. **Condition/ Integrity:**

___ excellent
___ good
◎ fair
___ deteriorated
___ ruins
___ unexposed

Check one:
___ unaltered
◎ altered

Check one:
◎ original site
___ moved
date: _____

List major alterations and dates (if known):
Storefront alterations, date unknown.

Source of this information: Bradburn, Jamie. "The Loblaw Groceterias Building." Jamie Bradburn's Tales of Toronto. ...

8. **Threats to building:**

___ none known
___ zoning
☑ other/comments: Damage to building
___ development
___ roads
☑ deterioration
___ fire

9. **Related outbuildings and property:**

__ barn
___ garage
___ shed
___ carriage house
___ greenhouse
___ privy
___ shop
___ gardens
___ stables
___ well
___ other
_____
Landscape feature:
Other:

10. **Surroundings:** (check all that apply)

___ open land
___ woodland
___ scattered buildings
___ densely build-up
☑ commercial
___ industrial
☑ residential
___ other:_____
_____

11. Interrelationship of building and surroundings:
4519 Main Street was constructed between a main road in the Town of Amherst. Between Harlem Road and Lincoln Road, it is surrounded by another commercial building and a gas station.

Attachment: Historic-Landmark-Designation-Application (29779 : 4511-4521 Main Street)

12. Other notable features of building and site (i.e. style, details, interior features if known):
Brick, Art Deco, and "frozen fountain" detail.

Signed at:
2024-10-02 15:50:05

10/02/2024

Signature of Applicant **Date**

Print Name

Two (2) copies of this form and all supporting documents must arrive by 4:00 pm (end of day) two weeks prior to the monthly Historic Preservation Commission meeting. Upon submission of the complete application, one complete PDF shall be emailed to the Town of Amherst. Email address shall be provided at the time of submission.

Attachment: Historic-Landmark-Designation-Application (29779 : 4511-4521 Main Street)

DO NOT WRITE BELOW THIS LINE

The Town of Amherst Historic Preservation Commission action taken:

Motion:

_____

_____

_____

_____

_____

_____

_____

_____

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Chairpersons Signature_____

Date_____

CRITERIA NARRATIVES AND SUPPORTING DOCUMENTS MUST BE ATTACHED

Attachment: Historic-Landmark-Designation-Application (29779 : 4511-4521 Main Street)

4519 Main Street
N

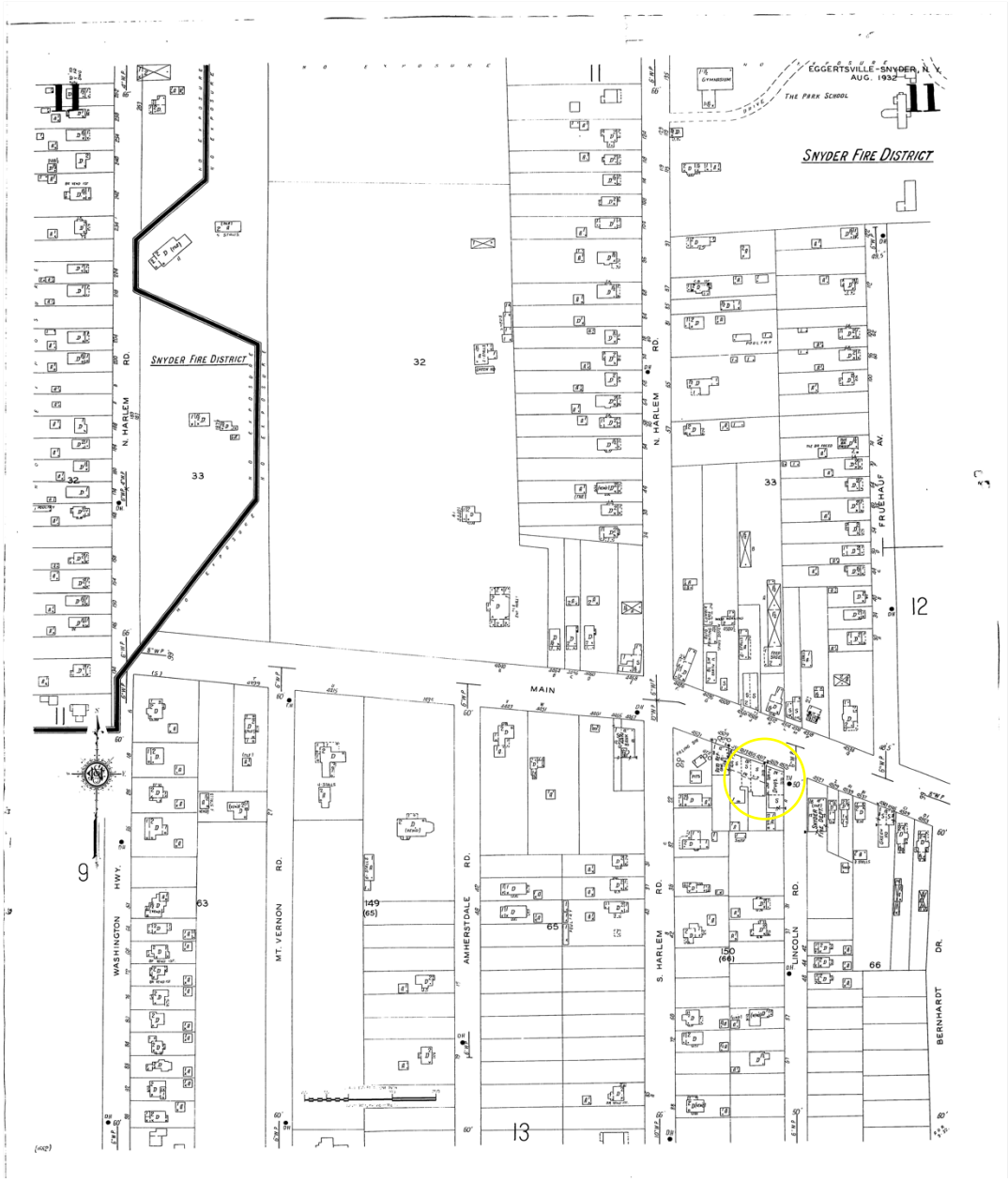


Figure 1. 1932 Snyder Sanborn Map

Attachment: 4511-4521 Main (29779 : 4511-4521 Main Street)

Figure 2. Nu-Way Ad, 4513 Main Street, Buffalo Courier Express, 1958

Figure 3. Children's Bootery, 4519 Main Street, Buffalo Courier Express 1959

Attachment: 4511-4521 Main (29779 : 4511-4521 Main Street)

SNYDER FOOD SHOP

4519 MAIN STREET - SNYDER, N. Y.

WE ARE PROUD TO ANNOUNCE THAT WE NOW CARRY A COMPLETE LINE OF

KOSHER ZION MEAT PRODUCTS

Along with Our Many Other Items for the Discriminating Jewish Buyer.

Here are a few listed below:

Corned Beef	S&W Canned Goods
Pastrami	Reese Gourmet Treats
Knock Wurst	Imported Candies
Salami, Etc.	Imported Cookies

Bagel and Lox

Figure 4. Snyder Food Shop, 4519 Main Street, Buffalo Jewish Review, 1960

REAL ESTATE FOR SALE.

R. G. Bainbridge & Co., Inc.
Realtors & Builders

ARCHITECTURAL SERVICE
LOANS AND INSURANCE

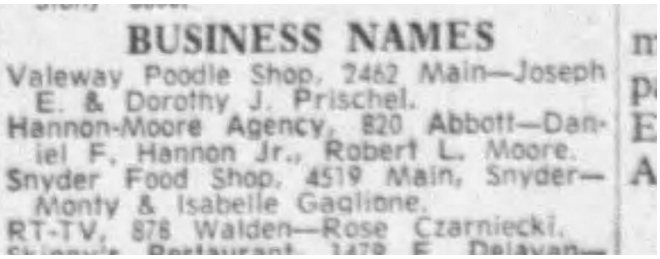
BUFFALO OFFICE
2315 Delaware Ave.

WILLIAMSVILLE OFFICE
4515 Main Street

FOR SALE
Farms ½ acre to 400 at prices worth investigating. Williamsville properties choice locations.
BUFFALO RESIDENCE PROPERTIES
BUFFALO BUSINESS PROPERTIES

Cell Crescent 3800
Evenings, Crescent 6561

Figure 5. R. G. Bainbridge & CO., Inc, 4515 Main Street, The Buffalo News, 1925



BUSINESS NAMES

Valeway Poodle Shop, 2462 Main—Joseph E. & Dorothy J. Prischel.
Hannon-Moore Agency, 820 Abbott—Daniel F. Hannon Jr., Robert L. Moore.
Snyder Food Shop, 4519 Main, Snyder—Monty & Isabelle Gaglione.
RT-TV, 878 Walden—Rose Czarniecki.

Figure 6. The Snyder Food Shop, 4519 Main Street, The Buffalo News 1960

Attachment: 4511-4521 Main (29779 : 4511-4521 Main Street)

makes everyone a wonderful bread slicer-

Milk White House Evaporated 3 tall cans 19c
Lima Beans Fine 3 No. 2 cans 25c
Pea Beans Hand Picked 4 lbs 25c
Baking Powder Rumford 1 lb. 25c
Cake Flour Swansdown Enriched pkg. 29c
Crisco Fine Shortening one lb. can 23c
Apple Sauce A&P No. 2 can 10c
Pineapple Del Monte Sliced or Crushed No. 2 can 14c
Peanut Butter 1 lb. pail 19c
Royal Treats N. B. C. lb. 27c
Salada Tea Orange Label ½ lb. 18c
Sparkle Gelatin 3 pkgs. 19c
H-O Oats 5c
Pancake Flour 3 Pure Kitchen 25c

+ + +

HOUSEHOLD SUPPLIES

Old Dutch ..... 2 cans 15c
Babbitt's Lye can 13c
Toilet Paper Pacific 6 rolls 25c
Hand Soap Pacific can 10c
Camay Facial Soap 3 cakes 19c

Perfectly prepared with Tomato Sauce and Cheese . . . as tasty a food as can be made.
ENCORE Spaghetti 4 cans 25c

Here's a popular item at a very popular price.
CAMPBELL'S TOMATO SOUP 3 cans 20c

FANCY PRODUCE

Spinach Fancy—Texas 3 lb. peck 25c
Cauliflower Extra Fine lge. head 19c
Strawberries Fancy Florida pint 18c
Cabbage TEXAS lb. 5c
Green Onions 4 bunches 15c
Bananas Golden Ripe 5 pounds 25c

THE GREAT ATLANTIC & PACIFIC TEA COMPANY

Grandmother's SLICED BREAD 16 oz. loaf 6¢

PERSONAL

If you are not saving a whole lot on your groceries today, the saving which is due you is going somewhere. The price of food is always low in A&P stores because A&P buys its food direct from the producers and sells it to you at one small profit.

New Market opens this week end at 4517 Main Street, Snyder N.Y.

Remodeled the entire interior of your food store at 92 Grant street.

We cordially invite you to the grand opening of these stores.

CHOICE MEATS

Quality is the paramount consideration with A&P meats . . . and the reason why more and more people are daily buying A&P meats.

FRESH HAMS For Roasting—Whole or String End lb. 11c
VEAL CHOPS Rib and Shoulder lb. 19c
GROUND BEEF Fresh Selected Beef 2 lbs. 25c
SKINNED HAMS Hickory Smoked—Whole or Half lb. 15c
BREAKFAST BACON Whole or Half lb. 15c
PORK SAUSAGE Pure Links 2 lbs. 27c
CHUCK ROAST Cut from Quality Steer Beef lb. 15c
RUMP or ROUND ROAST Boneless lb. 25c
FILLETS PEARL WHITE lb. 25c

Save the coupons for valuable premiums on this popular laundry favorite.
OCTAGON SOAP 6 bars 27c

Scientifically grown and packed right in the famous western sunlight.
SUNSWEET PRUNES 2 2 lb. boxes 29c

THESE PRICES EFFECTIVE IN ALL STORES OF METROPOLITAN BUFFALO

Figure 7. Atlantic & Pacific Tea Company, 4517 Main Street, The Buffalo News, 1932

Attachment: 4511-4521 Main (29779 : 4511-4521 Main Street)

THE BUFFALO TIMES—THURSDAY, JANUARY 28, 1932 PAGE 19

New England Pages are Entertained at Bridge

Women's Club Calendar

Over-Anxiety To Win Tricks Often Costly

Importance of Conserving Energies is Dugney Strand

by Expert

LOBLAW'S OFFER JACK & JILL Instantly Prepared GELATIN Dessert Sweetened, Orange, Lemon and Cherry Per Pkg. 5c

"Specials" On Sale Jan. 28 to Feb. 3

SPECIAL—It Costs So Little—Yet It Is Good Astor Rice UNCOATED Per Package 5c Cleaned White Head

SPECIAL LYLE'S GOLDEN SYRUP It's Simply Delicious! 2 Lbs. 25c

EXTRA VALUE Good Old-Fashioned Tapioca PEARL 10c MINUTE 12c

SPECIAL—Backed by You Like a Fresh Food CHASE & SANBORN'S COFFEE Dated to insure delicious cup. We send out fresh daily POUND CAN 29c

GOOD VALUES! ONTARIO Chocolate Creams Lb. 23c FRENCH'S Bird Seed Pkg. 12c ARACH'S Fruit Jellies 2 Lbs. Pkg. 19c

SPECIAL CHOICE HAND-PICKED PEA BEANS New Crop Fancy New York State 3 Pounds 10c

GOOD VALUES! KEYSTONE Asparagus Pkg. 34c LOBLAW'S Pitted Dates Package 16c PERFUMED Bath Limit 2 Pkgs. 27c

EXTRA VALUE Yellow Giant Popcorn Pop Up to Your Golden Balls Pound Cellophane Pkg. 12c

FRUITS and VEGETABLES At Special Prices Thursday, Friday, Saturday SUNKIST ORANGES Extra Fancy Medium Size 39c GRAPEFRUIT Extra Juicy Medium Size 6 for 25c ICEBERG LETTUCE Large Firm Heads California 3 for 20c CELERY Large Stalks Pascal California 3 for 20c

SPECIAL TEA TIME Dessert Chocolate or Butterscotch Per Pkg. 5c

SPECIAL HERSHEY'S COCOA Half Pound Can 10c

LIFEBUOY Soap, 4 for 25c RINSO

SPECIAL OCTAGON LAUNDRY SOAP 10 for 47c

LUX TOILET Soap, 3 for 23c FLAKES

Large Size

Grand Opening New Groceteria at 4511 Main Street, SNYDER, N. Y., Friday, January 29th

LOBLAW GROCETERIAS Cash and Carry Self Serve

Engagements and Weddings

Collegiate Association Sponsors Card Party

Methods to reduce your family "Colds-Too" use the Vick Plan for better "Control-of-Colds"

Vick's Vapo-Rub

Son Made her Nervous

Immortal Hospital Charity Dance Tonight

CHARGE PURCHASES ON MARCH 1st BILLS

Adam, Meldrum & Anderson Co. "BUFFALO'S GREATEST STORE"

END-OF-MONTH CLEARANCE NEWS

SILKS—End-of-Month-Priced $2.95 Printed Crepes, Satin, $1.95 yd. $1.95 Printed Crepes and Pongees, Satin, $1.49 yd. $1.95 and $1.95 Printed Crepes and Printed Chiffons, Satin, $1.49 yd. MANY patterns and color combinations . . . Remnants—½ Off Regular Prices Main Floor, Front Street

Women's $1.50 Fabric Gloves $1.00 Silk and night length gloves . . . Fabric gloves . . . Main Floor, Main Street

Clothes for Boys End-of-Month Priced NEW OVERCOATS . . . of fine quality . . . Sizes 2 to 18 years . . . Second Floor, Front Street

A Clearance of Dresses For Women, Misses, Larger Women Former $15.75 and $19.75 Dresses . . . Now $10.00 Former $25.00 to $32.50 Dresses . . . Now $17.50 Former $49.50 to $62.00 Dresses . . . Now $27.50 DRESSES to wear right now . . . and Dresses that will be good for wear all Spring. Crepes, velvets, satins, crepes and combinations to appeal for street, afternoon and evening. Plenty of black and navy . . . plenty of bright colors to wear under coats . . . Second Floor, Main Street

Clearance of Winter Coats End-of-Month $39.50 (Originally $59.50 to $65.00) AVAIL yourself of this opportunity . . . to enjoy the quick sale of these Winter Coats. Reputable, well-made fine furs are sure to find a ready buyer. Second Floor, Main Street

TOILETRIES End-of-Month Priced "MENNEN" Facial Deodorant, Regular 25c size . . . 19c. LADYSMITH COMPACTS—regularly 75c . . . 19c. MENNEN BATHROOM SPRAY, Regular 50c size . . . 39c. TOILETRY SHAVING CREAM—regularly 25c . . . 19c. LADYSMITH SHAVING CREAM—regularly 25c . . . 19c. Also at Metropolitan, Sixth Floor, Main Street

GLASSWARE End-of-Month Priced Black Glass Bridge Sets . . . Sets $1.00 FINGER BOWLS—with spoon holder, Regular 25c size . . . 19c. Clear 25c glass goods . . . Each, 19c. SALAD PLATES—of clear glass . . . Dozen $1.00 FRENCH GLASSWARE . . . Lemon pitchers, sundaes, finger bowls, sherbets, cups and saucers, plates, platters, chops, fruits and others. Clearance 25c to 50c a dozen . . . Dozen, 19c. NOVEL TARGE and NOVELTY CANDY DISHES . . . Regular 25c size . . . 19c. Clearance Sale Dishes, 19c. Chaggin Ware, Regular Dozen, Mrs. E. Kemper, Mrs. Anthony Lacher, Mrs. F. M. Kemper, Miss Laura Kemper, Mrs. E. Kemper, Miss Anna Kemper, Mrs. W. F. Kemper, Mrs. Mortimer Kemper, Mrs. Anthony Lacher, Mrs. Charles Kemper, Mrs. E. A.

Figure 10. Rear Building, Facing South, Hallie Wright

Figure 11. Rear Building, Facing Northwest, Hallie Wright

Attachment: 4511-4521 Main (29779 : 4511-4521 Main Street)

Figure 12.Primary (northeast) Façade, Hallie Wright

Figure 13. Primary (north) Art Deco Detail, Hallie Wright

Attachment: 4511-4521 Main (29779 : 4511-4521 Main Street)

Figure 14. Primary (north) Art Deco Detail, Hallie Wright

Figure 15. Primary (north) Art Deco Detail, Hallie Wright

Attachment: 4511-4521 Main (29779 : 4511-4521 Main Street)

Figure 16. Primary (north) Façade, Hallie Wright

Figure 17. Primary (north) Façade, Frozen Fountain Detail, Hallie Wright

Attachment: 4511-4521 Main (29779 : 4511-4521 Main Street)

Figure 18. Northwest Elevation, Hallie Wright

Figure 19. West Elevation, Hallie Wright

Attachment: 4511-4521 Main (29779 : 4511-4521 Main Street)

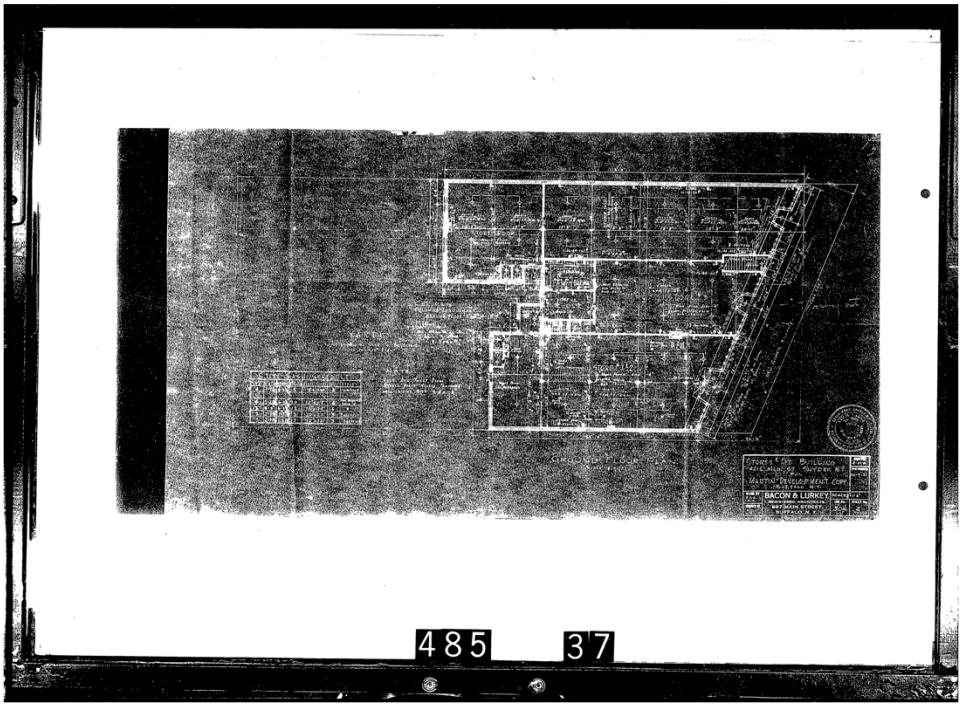
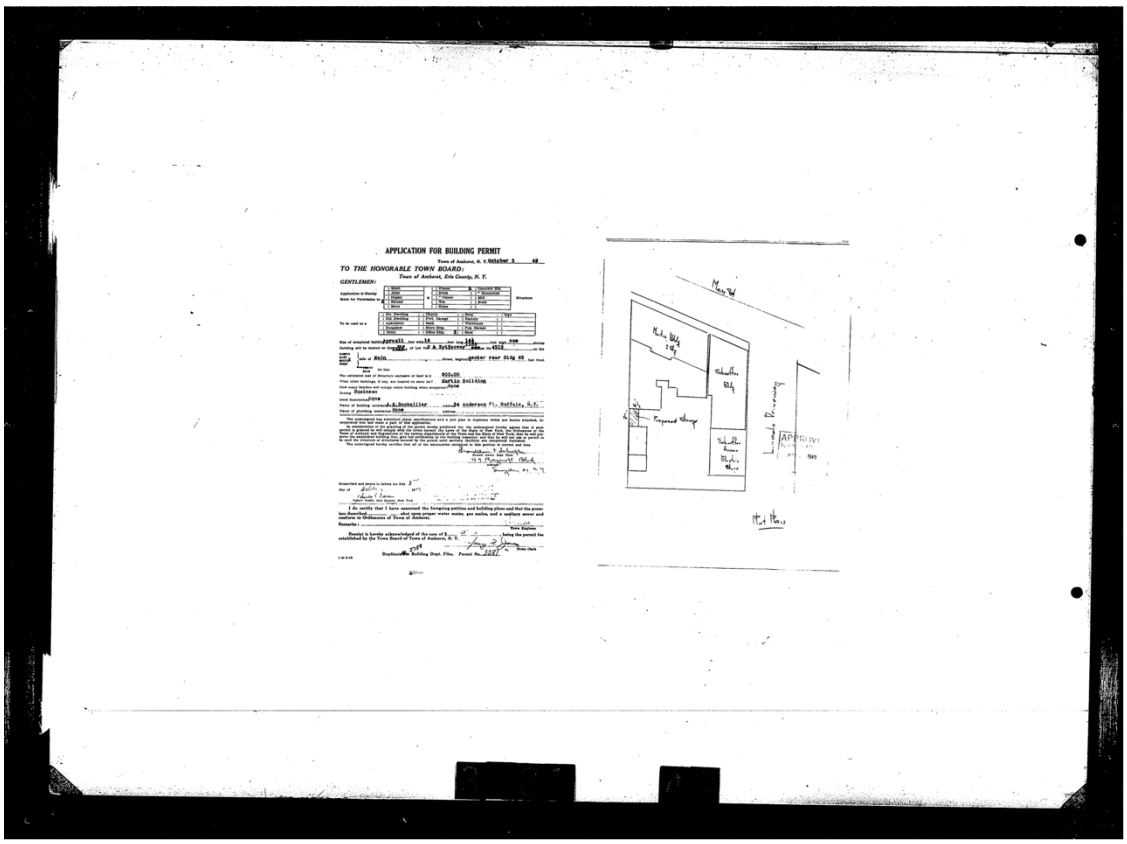


Figure 20. Architectural Drawing, Bacon& Larkey Architects,1931, TOA



APPLICATION FOR BUILDING PERMIT

Town of Amherst, N. Y. October 3, 49

TO THE HONORABLE TOWN BOARD:
Town of Amherst, Erie County, N. Y.

GENTLEMEN:

Application is Hereby Made for Permission to

1. Erect	4. Remove	7. Change	10. Construct Addition	Structure
2. Alter	5. Move	8. Repair	11. Demolish	
3. Add	6. Wrecking	9. Install	12. Other	

To be used as a

1. Dwelling	4. Garage	7. Church	10. Other
2. Dwelling Addition	5. Store, Garage	8. Factory	
3. Apartment	6. Office Bldg.	9. Public Building	

Size of completed building: Length 100 ft. Width 100 ft. Height 20 ft. Number of stories 1

Building will be located on Lot 3 Schaefer Subdivision No. 4552 and on the Side of Main Street, beginning greater rear 314 ft. East from Street

The estimated cost of Structure exclusive of land is $20,000

Other other buildings, if any, are located on same lot? None

Over-crowd families will occupy entire building when completed None

Owner Martin

Owner's Address 24 Anderson Pl. Buffalo, N.Y.

Name of Contractor Schaefer

Address

The undersigned has secured plans specifications and a site plan to engineer which are hereto attached or otherwise the last make a part of this application.

The undersigned hereby agrees that if a building permit is issued on the application herein made that it is granted in reliance upon the representations made herein and that the permit when issued shall be subject to all conditions of the building regulations and that he will not use or permit to be used the premises for any purpose other than that specified in the application for a permit.

The undersigned hereby certifies that all of the information contained in this permit is correct and true.

Subscribed and sworn to before me this 3 day of October 1949

Notary Public, State Of New York

I do certify that I have examined the foregoing petition and building plans and that the premises described ... which upon proper water mains, gas mains, and a sanitary sewer and connection in Conformance of Town of Amherst.

Remarks

Receipt is hereby acknowledged of the sum of $ ... being the permit fee established by the Town Board of Town of Amherst, N. Y.

Town Engineer

Town Clerk

Duplicate Building Dept. File. Permit No. 3887

Figure 21. Building permits, The Martin and Schaefer Buildings 1949, TOA

Attachment: 4511-4521 Main (29779 : 4511-4521 Main Street)

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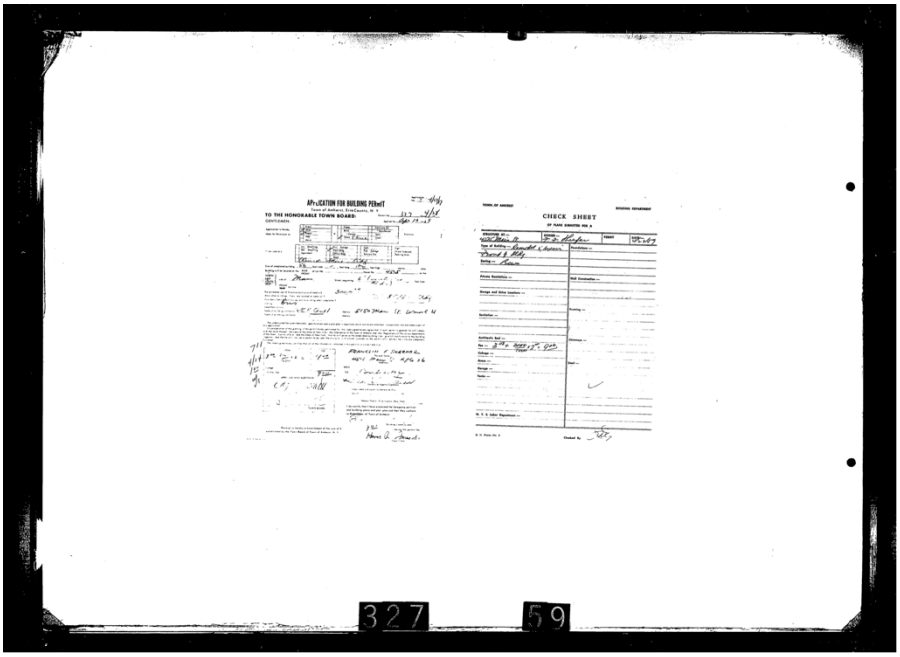
UNITED SNYDER GROUP TO HOLD SPRING FROLIC

Annual spring frolic of the United Snyder association will be held Tuesday evening, April 21, in Amherst Community church auditorium, according to plans announced Friday.

Mrs. Ada Jenzen, chairman, will be assisted by Mrs. Alice Grieser, Mrs. Thomas Trimmer, Mrs. William MacLean, Mrs. Edna Kideney, Mrs. John Markwart, Mrs. Florence Gesegnet, Mrs. Ruth Bedford, Mrs. Edward Helfter, Mrs. Franklin Schaefer, Mrs. Conrad Baumgartner, Mrs. George Voss, Philip Bernhardt, Fred Ludwig, Russel Bedford, Stephen Schroetter, John Markwart, William Kroll, Charles Floyd, Gene Naukam and Dorothy Jones.

Figure 22. Franklin Schaefer (building owner) news article, The Buffalo News 1931



APPLICATION FOR BUILDING PERMIT

TO THE HONORABLE TOWN BOARD:

CHECK SHEET

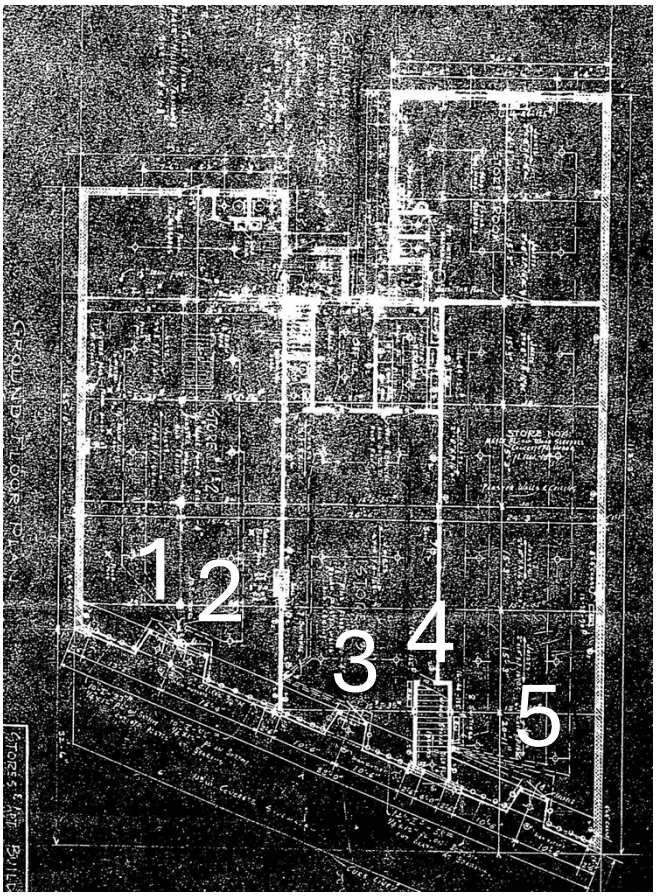
327 59

Figure 23. Building Permit, 4515 Main Street, TOA

Attachment: 4511-4521 Main (29779 : 4511-4521 Main Street)

Figure 24. 4511-4521 Main Street (Unknown Date)

Figure 25. 4511-4521 Main Street (Early 1940



Attachment: 4511-4521 Main (29779 : 4511-4521 Main Street)

4511-4521 Main Street: A Historical Narrative

The building at 4511-4521 Main Street, ca 1932, is a two-story commercial building. Located within the Snyder neighborhood, in the Town of Amherst, the building is around two miles from the Village of Williamsville building and the Town of Amherst building on Main Street. The Snyder neighborhood consists of a mix of residential and commercial buildings. The building is located on the South side of Main Street, on a block boarded by Harlem Road and Lincoln Road.

4511-4521 Main Street is a fine example of the Art Deco style. This style was popularized in the 1920s. Art Deco is well known for its ornamentation on the façade and tends to include “zigzag patterns, geometrical curves, chevrons, and references to Egyptian motifs, including relief fluting and reeding.” [1] There are many examples of this style throughout Buffalo, especially with commercial buildings.

From when this building was first constructed, it has been home to Loblaw’s Grocery Store, Nu-Way Grocery, The Great Atlantic and Pacific Tea Company, and other various offices and storefronts.

[1] Updated Reconnaissance Level Survey of Historic Resources, Town of Amherst. Pg 39-40.

Attachment: 4511-4521 historical narrative (29779 : 4511-4521 Main Street)

LANDMARK DESIGNATION APPLICATON FORM
TOWN OF AMHERST, NEW YORK

FOR USE OF BLDG. DEPT. ONLY
REC'D BY _____
DATE _____
TIME _____

Town of Amherst Historic Preservation Commission
Town of Amherst Planning Department – (716) 631-7051

Your name: Jessica Black Telephone: (716) 713-4047 Date: _____

Your address: 79 Fruehauf Avenue Amherst NY 14226

Organization (if any): Fruehauf Chateau Homeowners

A. PROPERTY IDENTIFICATION

1. Building's common or current name: Key Bank Snyder Branch
2. Building's historic name, if known: Bank of Snyder
3. Street location: 4467 Main Street SBL# 80.05-5-1
4. Present owner & address: [list all owners of record and their addresses – use additional sheet if necessary]
   First Niagara Bank NA
   PO Box 428
   Buffalo NY 14231

B. DESCRIPTION OF CRITERIA FOR DESIGNATION OF HISTORIC LANDMARK, SITE, OR DISTRICT

Applicants must clearly and thoroughly identify the criteria which is the basis for designation of a historic landmark, site or district. Applications will not be considered by the Commission unless completed with all information deemed necessary by the Commission.

Applicants must:

- Indicate the criteria which is the basis of this application with a check box below
- Provide a supporting written narrative explaining how this property meets EACH criteria indicated.
- Attach supporting documentation for each criteria
- Provide such additional documentation required by the Commission

Attachment: Historic-Preservation-Commission-Landmark-Designation Application (29757 : 4467 Main St - Bank)

The HPC may recommend designation of an individual property as a HISTORIC LANDMARK if it:

_____1. Is associated with the lives of individuals, or of people, or of events significant in the national, state or local history.

_☑_2. Embodies the distinctive characteristics of a type. a period, or a method of construction.

_____3. Represents the work of a master architect or designer, or possesses high artistic values.

_____4. Represents a significant or distinguished entity whose components may lack individual or special distinction.

_☑_5. Because of a unique location or singular physical characteristic. it represents an established and familiar visual feature of the neighborhood.

The HPC may recommend designation of a property or a group of properties as a HISTORIC SITE if it/they:

_____1. Contain(s) significant historical or cultural sites where buildings or structures no longer exist such as a battlefield, cemetery, or former transportation facility; or sites which may yield information important to area history or prehistory.

The HPC may recommend designation of a group of properties as an HISTORIC DISTRICT if they:

_____1. Contain properties which meet one or more of the criteria for designation as a landmark; or

_____2. Are an area that represents several periods or styles of architecture typical of different areas of history; or

_____3. Are an area that has several buildings of the same architectural period or style, and thus constitute unified architectural streetscape consistency, or a significant community uniformity of style; or

_____4. Are an area connected with significant events or cultural happenings or developments involving ethnic, religious groups, or other groups of special historical interest; and

_____5. By reason of possessing such qualities, they constitute a distinct section of the Town of Amherst.

Attachment: Historic-Preservation-Commission-Landmark-Designation Application (29757 : 4467 Main St - Bank)

C. PROPERTY DESCRIPTION

5. **Building material(s):**
___ clapboard ___ stone ___stucco
___ shingles ___ cobblestone ___ board and batten
☑ brick ___ logs ___ other: _____

6. **Structural system:** (if known)
___ wood frame: heavy timber ___ plank
___ wood frame: light members ___ metal (explain): _____
___ masonry load-bearing walls _____
___ log ___ other: _____

7. **Condition/ Integrity:**
◎ excellent ___ deteriorated
___ good ___ ruins
___ fair ___ unexposed

Check one:
◎ unaltered
___ altered

Check one:
◎ original site
___ moved
date: _____

List major alterations and dates (if known):
1998 - Drive in window
1982 - 24-hour window teller

Source of this information: The Town of Amherst Property Record Online System ("PROS") ...

8. **Threats to building:**
☑ none known ☑ development ___ deterioration
___ zoning ___ roads ___ fire
___ other/comments: _____

9. **Related outbuildings and property:**
__ barn ___ carriage house ___ shop ___ well
___ garage ___ greenhouse ___ gardens ___ other
___ shed ___ privy ___ stables _____
Landscape feature:_____
Other:_____

10. **Surroundings:** (check all that apply)
___ open land ___ densely build-up ☑ residential
___ woodland ☑ commercial ___ other:_____
___ scattered buildings ___ industrial _____

11. Interrelationship of building and surroundings:
Provides the makeup of the 4 corners of Main & Harlem, a highly visible intersection in Amherst. To the north are newer commericial properties, to the South is the Beck Store, original to Snyder (moved from original location), next to Sunoco Gas Station and an extraordinarily large parking lot to the South. Built right up to the SW corner, which is inline with modern zoning codes in a village setting.

Attachment: Historic-Preservation-Commission-Landmark-Designation Application (29757 : 4467 Main St - Bank)

12. Other notable features of building and site (i.e. style, details, interior features if known):

The building located at 4467 Main Street (ca. 1930; Photo 6-79), at the southwest corner of Harlem, is a single story Georgian Revival tan brick commercial building. The building first appears on the 1932 Sanborn map as a bank, and continues to retain that function as a Key Bank. Not only is the building significant architecturally, it is a rare example of early twentieth-century commercial architecture in Amherst that has maintained the same functional use for over 95-years.

Signed at:
2024-03-18 21:56:18

03/18/2024

Signature of Applicant **Date**

Print Name

Two (2) copies of this form and all supporting documents must arrive by 4:00 pm (end of day) two weeks prior to the monthly Historic Preservation Commission meeting. Upon submission of the complete application, one complete PDF shall be emailed to the Town of Amherst. Email address shall be provided at the time of submission.

Attachment: Historic-Preservation-Commission-Landmark-Designation Application (29757 : 4467 Main St - Bank)

DO NOT WRITE BELOW THIS LINE

The Town of Amherst Historic Preservation Commission action taken:

Motion:

_____

_____

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Chairpersons Signature_____

Date_____

CRITERIA NARRATIVES AND SUPPORTING DOCUMENTS MUST BE ATTACHED

Attachment: Historic-Preservation-Commission-Landmark-Designation Application (29757 : 4467 Main St - Bank)

Synder, New York : Background

Nestled within the Town of Amherst, Snyder stands as a testament to the town's rich heritage. As one of Amherst's earliest established areas, Snyder exudes a quaint, village-like charm, boasting a harmonious blend of residential and commercial spaces that encourage pedestrian activity. The area is adorned with a tapestry of local landmarks, including educational institutions, places of worship, cultural centers, and the quintessential post office, all woven into a classic urban design featuring tree-lined streets and meticulously maintained homes.

Snyder's southern locale within Amherst is framed by Getzville and Brantwood Road to the west, Sheridan Drive to the north, the convergence of I-290 and I-90 to the east, and the boundary with Cheektowaga to the south. The heart of Snyder's revitalization efforts lies along the Main Street corridor, stretching from Campus Drive to Burroughs Drive, which serves as the commercial nucleus of the community.

The historical roots of Snyder trace back to 1804 with Timothy Hopkins' settlement, marking the beginning of its transformation from rural farmland to a bustling community. The arrival of Abraham Snyder in 1823, followed by the establishment of his family's homestead at the crossroads of Main Street and Harlem Road, catalyzed the growth of "Snyderville." The evolution of Snyder continued through the 19th century, with local enterprises catering to the agrarian lifestyle and the influx of stagecoach travelers along the Buffalo-Williamsville thoroughfare.

The dawn of the 20th century heralded a new era for Snyder, shaping its distinctive identity. The introduction of an electric trolley in 1892 linked Snyder to the expanding Buffalo streetcar network, propelling the area into a sought-after residential enclave for the city's affluent. This period also saw the expansion of the business district at Main and Harlem, solidifying its role as the communal hub for the burgeoning suburbs.

In the present day, Snyder's residential zones remain highly coveted, a beacon of stability amidst a static economic landscape. The business district, while evolving, continues to honor its historical significance, transitioning from its pastoral origins to a modern-day haven for exclusive, high-quality merchandise. Snyder's journey from a rural hamlet to a suburban cornerstone and now to a contemporary commercial destination reflects its enduring adaptability and allure.

4467 Main Street: A Historical Narrative

Where Main Street and Harlem intersect in the quaint hamlet of Snyder, New York, stands a testament to the town's communal spirit and architectural heritage: the building at 4467 Main Street. Originally serving as the Bank of Snyder, this structure is a fine example of Georgian Revival architectural style, characterized by its symmetry, proportion, and adherence to classical design principles.

Attachment: 4467 Main Narrative (29757 : 4467 Main St - Bank)

Constructed in 1929, the Bank of Snyder was more than a financial institution; it was a symbol of local pride and autonomy. On July 2nd, 1929, the Bank of Snyder opened its doors to the public for the first time, with "a capital of $100,000 and a surplus of $50,000."[1] In an era marked by economic optimism before the Great Depression, the residents of Snyder came together to establish their own bank, a move that reflected the town's growing affluence and self-reliance. According to the Buffalo Courier Express, when the bank was first established in 1929 "150 of the 160 stockholders are residents of Snyder."[2] This was a "point of pride" not for the officers and directors of the bank, but for the folks that lived in Snyder as well.

The bank's establishment coincided with a period of significant growth for Snyder, which had been founded nearly a century earlier in 1837. The town, named after its first postmaster Michael Snyder, grew from a simple crossroads to a vibrant suburb, its identity intertwined with the ebb and flow of the nation's economy. Once the proud Bank of Snyder, it now operates as a Key Bank branch, but its walls echo a history far richer than its financial legacy. The building's inception as a bank is immortalized on the 1932 Sanborn map, and remarkably, it has continued to serve this original purpose for over 9 decades.

Erected in 1929, this Georgian Revival structure is cloaked in brick, its single-story stature exuding the elegance of classical design. Adorned in the Georgian Revival style, the building's symmetrical facade and classical elements reflect a revivalist passion for the grandeur of the past, a nod to the colonial heritage that shaped early American architecture. The significance of 4467 Main Street transcends its architectural merit; it is a rare example of early twentieth-century commercial design within Snyder, one that has steadfastly preserved its functional legacy. The entrance, graced by Corinthian columns set in antis and crowned with a pediment, invites passersby to step into a space where history and commerce intertwine.

Over the years, the Bank of Snyder would see the world change around it. The Great Depression, the rise and fall of industries, and the ebb and flow of the town's fortunes all played out around this steadfast edifice. In 1934, the bank was acquired by the Marine Trust Company of Buffalo, reflecting the broader economic consolidations of the time. The 1920s and 1930s were decades of stark contrast for Snyder, mirroring the broader American experience. The Roaring Twenties brought a wave of optimism, only to be dashed by the Great Depression's shadow. As the nation grappled with economic turmoil, Snyder was not immune. The once-thriving industries slowed, and the dreams of prosperity were replaced by the stark reality of survival.

Amidst this backdrop, the Marine Trust Company of Buffalo emerged as a beacon of stability. Due to the region's commercial economy, the bank initially focused on trade finance for the burgeoning grain industry in Buffalo. Founded in 1850, the institution weathered economic storms to become a cornerstone of the Buffalo region's financial landscape. It transformed into the Marine Trust Company of Buffalo, and by 1929, as part of the Marine Midland Corporation, it extended its reach far beyond the local community. In the early 1960s, Marine Midland

[1] The Buffalo News. (July 1, 1929). . Newspapers.com. Retrieved March 26, 2024, from https://www.newspapers.com/article/the-buffalo-news/144179656/

[2] Buffalo Courier Express. (July 2, 1929). . Newspapers.com. Retrieved March 26, 2024, from https://www.newspapers.com/article/buffalo-courier-express/144179308/

Attachment: 4467 Main Narrative (29757 : 4467 Main St - Bank)

Corporation initiated a series of mergers among its network of banks, culminating in the formation of the Marine Trust Company of Western New York. This entity underwent several name changes and expansions, ultimately uniting with nine regional banks in 1976 to establish Marine Midland Bank, boasting assets of $10.5 billion. At the time, this was the largest bank merger in U.S. History.[3] In 1980, the global banking giant HSBC embarked on a strategic expansion into the American market by securing a majority stake of 51% in Marine Midland Banks, Inc. This transition culminated in 1999 when Marine Midland Bank adopted the HSBC brand, emerging as HSBC Bank USA, and signifying a new chapter in its storied history.

Today, as a Key Bank branch, 4467 Main Street continues to serve the financial needs of Snyder's residents, just as it did nearly a century ago. The former Bank of Snyder located at 4467 Main Street is more than a building; it is a narrative woven into the fabric of Snyder. It stands as a testament to the resilience of a town that has seen the pendulum of history swing from prosperity to hardship and back again. It is a monument to the collective spirit of its people, a spirit that endures in the very bricks and mortar of this Georgian Revival masterpiece.

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[3]HSBC Collections, Global Archives - Marine Midland Corp.
https://history.hsbc.com/collections/global-archives/hsbc-usa-inc-marine-midland-corporation

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Amidst this backdrop, the Marine Trust Company of Buffalo emerged as a beacon of stability. Due to the region's commercial economy, the bank initially focused on trade finance for the burgeoning grain industry in Buffalo. Founded in 1850, the institution weathered economic storms to become a cornerstone of the Buffalo region's financial landscape. It transformed into the Marine Trust Company of Buffalo, and by 1929, as part of the Marine Midland Corporation, it extended its reach far beyond the local community. In the early 1960s, Marine Midland Corporation initiated a series of mergers among its network of banks, culminating in the formation of the Marine Trust Company of Western New York. This entity underwent several name changes and expansions, ultimately uniting with nine regional banks in 1976 to establish Marine Midland Bank, boasting assets of $10.5 billion. At the time, this was the largest bank merger in U.S. History.[3] In 1980, the global banking giant HSBC embarked on a strategic expansion into the American market by securing a majority stake of 51% in Marine Midland

[1] The Buffalo News. (July 1, 1929). . Newspapers.com. Retrieved March 26, 2024, from https://www.newspapers.com/article/the-buffalo-news/144179656/

[2] Buffalo Courier Express. (July 2, 1929). . Newspapers.com. Retrieved March 26, 2024, from https://www.newspapers.com/article/buffalo-courier-express/144179308/

[3] HSBC Collections, Global Archives - Marine Midland Corp. https://history.hsbc.com/collections/global-archives/hsbc-usa-inc-marine-midland-corporation

Attachment: 4467 Main __ Snyder_Architectural (29757 : 4467 Main St - Bank)

Banks, Inc. This transition culminated in 1999 when Marine Midland Bank adopted the HSBC brand, emerging as HSBC Bank USA, and signifying a new chapter in its storied history.

Today, as a Key Bank branch, 4467 Main Street continues to serve the financial needs of Snyder's residents, just as it did nearly a century ago. The former Bank of Snyder located at 4467 Main Street is more than a building; it is a narrative woven into the fabric of Snyder. It stands as a testament to the resilience of a town that has seen the pendulum of history swing from prosperity to hardship and back again. It is a monument to the collective spirit of its people, a spirit that endures in the very bricks and mortar of this Georgian Revival masterpiece.

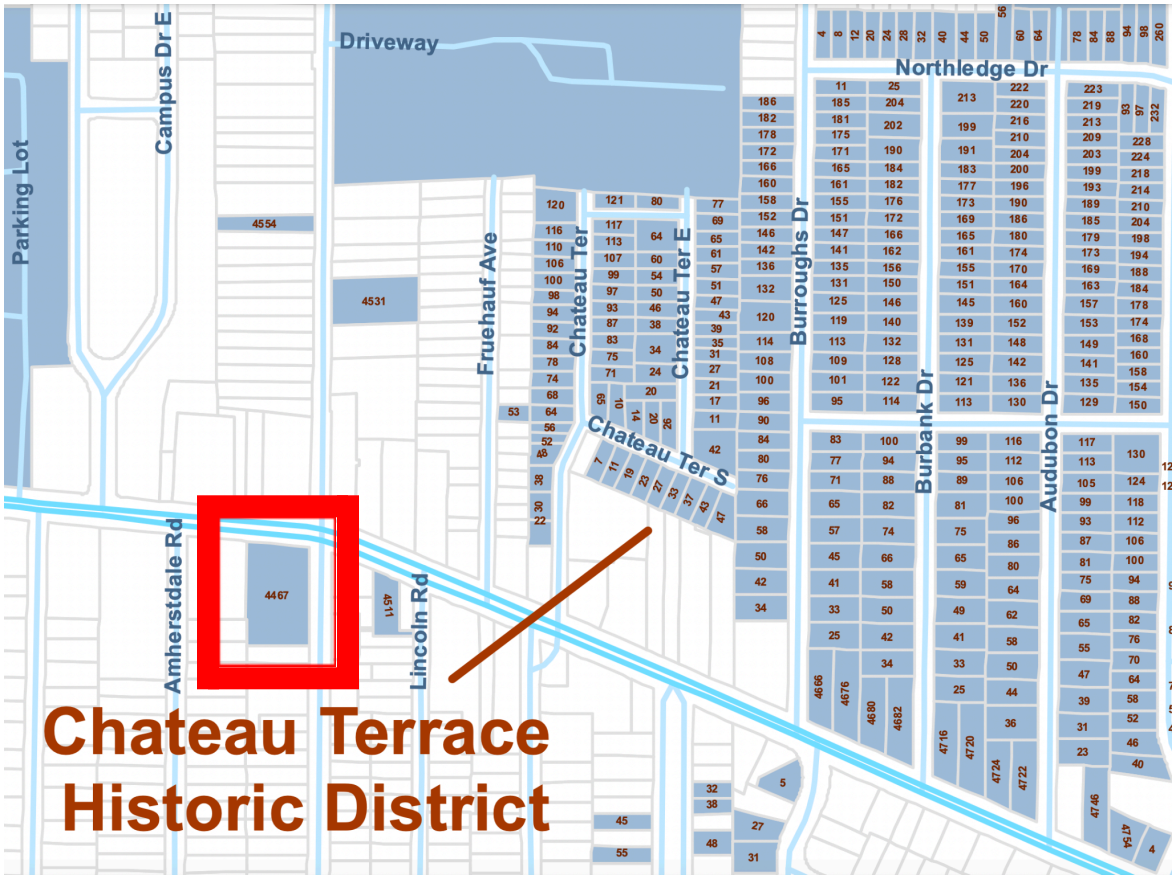
Architectural Summary

Erected in 1929, this Georgian Revival structure is cloaked in brick, its single-story stature exuding the elegance of classical design. Adorned in the Georgian Revival style, the building's symmetrical facade and classical elements reflect a revivalist passion for the grandeur of the past, a nod to the colonial heritage that shaped early American architecture. The significance of 4467 Main Street transcends its architectural merit; it is a rare example of early twentieth-century commercial design within Snyder, one that has steadfastly preserved its functional legacy. The entrance, graced by Corinthian columns set in antis and crowned with a triangular pediment, invites passersby to step into a space where history and commerce intertwine. A Copper clad cornices wrap the length of the building and match with the style of many other century old buildings in Snyder.

Period of Significance: 1920-1930

Attachment: 4467 Main __ Snyder_Architectural (29757 : 4467 Main St - Bank)

Keybank Snyder Branch
4467 Main St Snyder, NY 14226
SBL 80.05-5-1



AREA 6

6-79. 4467 Main Street,
Present Marine Midland Bank

Attachment: 4467 Main_landmark_designation (29757 : 4467 Main St - Bank)

The building located at 4467 Main Street (ca. 1930; Photo 6-79), at the southwest corner of Harlem, is a single story Georgian Revival tan brick commercial building. The building first appears on the 1932 Sanborn map as a bank, and continues to retain that function as a bank. Not only is the building significant architecturally, it is a rare example of early twentieth-century commercial architecture in Amherst that has maintained the same functional use for over 80-years.
Source: https://www.amherst.ny.us/pdf/committees/additional/historic/existing.pdf page 52

Name of Resource/Address
Present Key Bank 4467 Main Street (southwest corner of Harlem Rd.)

Approx Date of Construction
ca. 1930

Resource Type/Description
1 story roofed brick clad Georgian Revival commercial building. Entrance on Main Street elevation has in-antis Corinthian order columns and a pediment above.

Reason for Inclusion
Georgian Revival commercial architecture. Association with the history of Snyderville. Building was constructed as a bank and has continued that functional use.

Color Code
Blue - Extremely high architectural and/or historic significance. These properties would likely also meet the criteria to be considered National Register eligible. A locally significant district. A resource that is rare and lacks individual distinction. All districts are considered Blue as are most farmsteads.
Source: https://www.amherst.ny.us/pdf/committees/additional/historic/appendix1.pdf

Attachment: 4467 Main_landmark_designation (29757 : 4467 Main St - Bank)

WILLIAMSVILLE.

The Bank of Snyder will open for business Tuesday, at 9 o'clock, in the newly erected building, Main and South Harlem roads, Snyder. The building, a one-story brick and tile structure, will provide quarters for the new bank and also a store. The officers are: President, F. Warren Mundie; vice presidents, Joseph Coplon and Otto F. Schuler; cashier, Herbert J. Vogelsang. The directors include the officers and George F. Bates of Buffalo, William R. Boocock, Joseph Coplon and Eugene Warner of Eggertsville, W. Allen Gardner, Austin B. Hoolihan, Franklin F. Schafer, Frank T. Ranahan and

The Buffalo News Jul 1, 1929 - Page 42
https://www.newspapers.com/article/the-buffalo-news/140579517/

Attachment: 4467 Main_landmark_designation (29757 : 4467 Main St - Bank)

F. WARREN NUNDIE. OTTO F. SCHULER. HERBERT J. VOGELSANG.

The new Bank of Snyder will open for business Tuesday at 9 A. M. in its new building at Main street and South Harlem road, Snyder, with a capital of $100,000 and a surplus of $50,000.

The bank, which is named for the community it will serve, has 160 stockholders, of whom 150 are residents of the Snyder section.

"We will not be in our own quarters in the building until later in the month, due to certain work which still remains to be completed," said F. Warren Mundie, president of the bank, and assistant vice president of the Marine Trust company of Buffalo, "but we wished to open for the beginning of the interest period." For the present, the banking quarters will be in a store in the building. Before the end of July, the bank will move to its permanent location in the same building.

Officers are: F. Warren Mundie, president; vice presidents are Joseph Coplon, president of the Select Furniture Furniture company of Buffalo; Otto F. Schuler of Schuler Brothers, Snyder. Herbert J. Vogelsang is cashier.

Directors are: George F. Bates, W. Allan Gardner, Frank P. Ranahan, William R. Boocock, Austin B. Hoolihan, Franklin F. Schafer, Nelson W. Cheney, F. Warren Mundie, Otto F. Schuler, Joseph Coplon and Eugene Warner.

The Buffalo News Jul 1, 1929 - Page 40
https://www.newspapers.com/article/the-buffalo-news/140579285/

Attachment: 4467 Main_landmark_designation (29757 : 4467 Main St - Bank)

BANK HEADS NAMED

F. Warren Mundie chosen president of Snyder institution

Officers of the recently organized Bank of Snyder were elected yesterday at a meeting of the board. The new bank, capitalized at $100,000, with a $50,000 surplus, will be headed by F. Warren Mundie, assistant vice-president of the Marine Trust Company. Construction of the bank building, to be erected at Main street and Harlem road, will be started at once and will be completed July 1st.

The vice-presidents of the new bank will be Joseph Coplon and Otto F. Schuler. Herbert J. Vogelsang was elected cashier.

The board of directors is made up of Egene Warner, W. Allen Gardner, Joseph Coplon, Austin B. Hoolihan, Otto F. Schuler, Frank P. Ranahan, William R. Boocock, Nelson W. Cheney, Franklin F. Schafer, F. Warren Mundie and George F. Bates.

Buffalo Courier Express Apr 4, 1929 - Page 5
https://www.newspapers.com/article/buffalo-courier-express/140578866/

Attachment: 4467 Main_landmark_designation (29757 : 4467 Main St - Bank)

NOTICE OF INTENTION TO ORGANIZE THE "BANK OF SNYDER."

WE, THE UNDERSIGNED, DO HEREBY certify and give notice of our intention to organize a state bank under and in pursuance of the laws of the State of New York, as follows:

1. The name by which the State bank is to be known is "BANK OF SNYDER."

2. The place where its business is to be transacted is Snyder, Town of Amherst, County of Erie and State of New York.

3. The amount of its capital stock shall be one hundred thousand dollars ($100,000.00), consisting of two thousand (2,000) shares of the par value of fifty dollars ($50.00) per share.

4. The names and places of residence of the incorporators are as follows:

Name	Residence
George F. Rand	Buffalo, New York
W. Allan Gardner	Snyder, New York
Joseph Coplon	Snyder, New York
Austin B. Hoolihan	Snyder, New York
Otto B. Schuler	Snyder, New York
Frank P. Ranahan	Snyder, New York
William R. Boocock	Snyder, New York
Nelson W. Cheney	Eden, New York
Franklin F. Schafer	Snyder, New York
F. Warren Mundie	Tonawanda, New York
George F. Bates	Buffalo, New York

We, and each of us, do hereby further certify and declare that he will accept the responsibilities and faithfully discharge the duties of a director in said state band if elected to act as such when authorized by the provisions of the banking law of the State of New York.

Made and executed at Buffalo, New York, this 28th day of December, 1928.

GEORGE F. RAND
W. ALLAN GARDNER
JOSEPH COPLON
AUSTIN B. HOOLIHAN
OTTO B. SCHULER
FRANK P. RANAHAN
WILLIAM R. BOOCOCK
NELSON W. CHENEY
FRANKLIN F. SCHAFER
F. WARREN MUNDIE
GEORGE F. BATES

jan.14-21-28feb.4

The Buffalo Times Jan 14, 1929 - Page 19
https://www.newspapers.com/article/the-buffalo-times/140579100/

Attachment: 4467 Main_landmark_designation (29757 : 4467 Main St - Bank)

Marine Trust Company Takes Over Snyder Bank

The Marine Trust Company yesterday announced the acquisition of the Bank of Snyder which it will operate as a branch. The latter institution has been a unit of the Marine Midland group since 1929.

Buffalo Courier Express Oct 9, 1934 - Page 19
https://www.newspapers.com/article/buffalo-courier-express/140578118/

Attachment: 4467 Main_landmark_designation (29757 : 4467 Main St - Bank)

BANK, SNYDER BECOMES MARINE TRUST BRANCH

The Bank of Snyder, at Main street and Harlem road, today became a branch of the Marine Trust company, operating under the new state law permitting branch banking in district limits. Stockholders of the Bank of Snyder and of the Marine Trust company approved the merger late last week.

Herbert J. Vogelsang, who has been vice president and cashier of the Snyder bank, will now be manager since its conversion into a branch. F. Warren Mundie had been president. He is also an assistant vice president of the Marine Trust company.

The Bank of Snyder was organized in 1929 and since its establishment has been a member of the Marine Midland group.

The Buffalo News Oct 8, 1934 - Page 13
https://www.newspapers.com/article/the-buffalo-news/140577014/

Attachment: 4467 Main_landmark_designation (29757 : 4467 Main St - Bank)

NOTICE OF SPECIAL MEETING OF STOCKHOLDERS OF THE MARINE TRUST COMPANY OF BUFFALO

NOTICE IS HEREBY GIVEN that a Special Meeting of the Stockholders of The Marine Trust Company of Buffalo has been called to be held at the head office of the company, No. 237 Main Street, in the City of Buffalo, New York, on Friday, the 28th day of September, 1934, at eleven o'clock in the forenoon, for the purpose of submitting to the stockholders of The Marine Trust Company of Buffalo and obtaining their approval of a merger agreement dated September 4, 1934, between The Marine Trust Company of Buffalo and Bank of Snyder providing for the merger of the Bank of Snyder into The Marine Trust Company of Buffalo under the name of "The Marine Trust Company of Buffalo" and pursuant to the provisions of Article XII of the Banking Law of the State of New York prescribing the terms and conditions of said merger and the mode of carrying the same into effect, and of taking such other, further or different action in respect thereof as to the stockholders represented at such meeting or any adjournment thereof shall seem proper, and of transacting such other and further business as may come before the meeting.

Dated Buffalo, N. Y., September 14, 1934.

By Order of the Board of Directors,
GEORGE F. RAND, President.
HENRY J. BEITZ, Secretary.

Sept.14,15,16,17,18,19,20,21,22,23,24,25,26,27

NOTICE OF SPECIAL MEETING OF STOCKHOLDERS OF BANK OF SNYDER

NOTICE IS HEREBY GIVEN that a Special Meeting of the Stockholders of Bank of Snyder has been called to be held at the office of the bank in the Town of Amherst, Erie County, New York, on Friday, the 28th day of September, 1934, at two o'clock in the afternoon for the purpose of submitting to the stockholders of the Bank of Snyder and obtaining their approval of a merger agreement dated September 4, 1934, between The Marine Trust Company of Buffalo and Bank of Snyder, providing for the merger of the Bank of Synder into The Marine Trust Company of Buffalo under the name of "The Marine Trust Company of Buffalo" and pursuant to the provisions of Article XII of the Banking Law of the State of New York, prescribing the terms and conditions of said merger and the mode of carrying the same into effect, and of taking such other, further or different action in respect thereof as to the stockholders represented at such meeting or any adjournment thereof shall seem proper, and of transacting such other and further business as may come before the meeting.

Dated, September 14, 1934.

By Order of the Board of Directors.
F. WARREN MUNDIE, President.
HERBERT J. VOGELSANG,
Vice-President and Cashier.

Sept.14,15,16,17,18,19,20,21,22,23,24,25,26,27

Buffalo Courier Express Sep 17, 1934 - Page 19
https://www.newspapers.com/article/buffalo-courier-express/140577163/

Attachment: 4467 Main_landmark_designation (29757 : 4467 Main St - Bank)

Snyder——

Town Selects New Bank Depository

Change Is First Made For Several Years

Amherst's official local banking depository now is the Snyder Branch of the Marine Trust Company, Main Street and Harlem Road. So designated by the Amherst Town Board in the new administration of Supervisor Albert J. Herman, the Snyder bank supplants the Williamsville Branch of the Marine Trust Company.

Supervisor Herman pointed out that tax receipts and other funds received in town offices at the Williamsville Village Hall will be deposited in the Williamsville institution for transfer to the Snyder branch. The change in depositories is the first in several years authorized by the Town Board.

The old Bank of Williamsville was depository for the town before it became a branch of the Marine Trust. Former Supervisor Howard G. Britting, whom Supervisor Herman defeated in the November election, was one of the founders of the Williamsville bank and served as its president, until he became supervisor eight years ago.

City banks which also were designated by the Town Board are the Western Savings, Liberty and Manufacturers & Traders Trust Company.

The Buffalo News Jan 12, 1942 - Page 1
https://www.newspapers.com/article/the-buffalo-news/140577538/

Attachment: 4467 Main_landmark_designation (29757 : 4467 Main St - Bank)

Attachment: Screenshot 2024-03-18 at 9.51.21?PM (29757 : 4467 Main St - Bank)

Attachment: Screenshot 2024-03-18 at 9.50.26?PM (29757 : 4467 Main St - Bank)

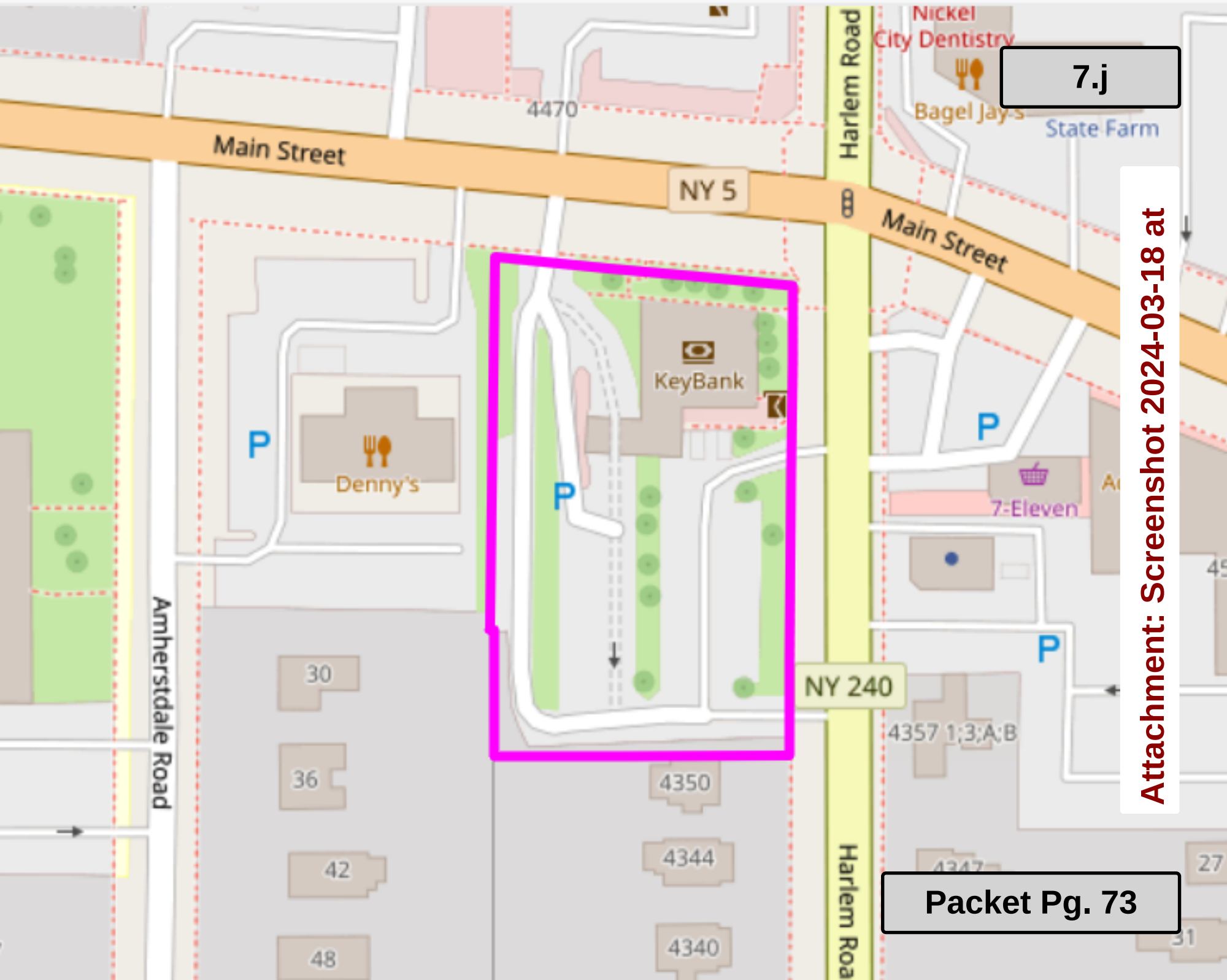
Attachment: Screenshot 2024-03-18 at 9.49.46?PM (29757 : 4467 Main St - Bank)

Attachment: Screenshot 2024-03-18 at 9.48.52?PM (29757 : 4467 Main St - Bank)

AREA 6

6-79. 4467 Main Street,
Present Marine Midland Bar

Attachment: Screenshot 2024-02-08 at 11.49.40? AM



Attachment: Screenshot 2024-03-18 at

Figure 1. Southwest Elevation

Figure 2. Southwest Elevation

Attachment: 4467 Main Bank DOC (29757 : 4467 Main St - Bank)

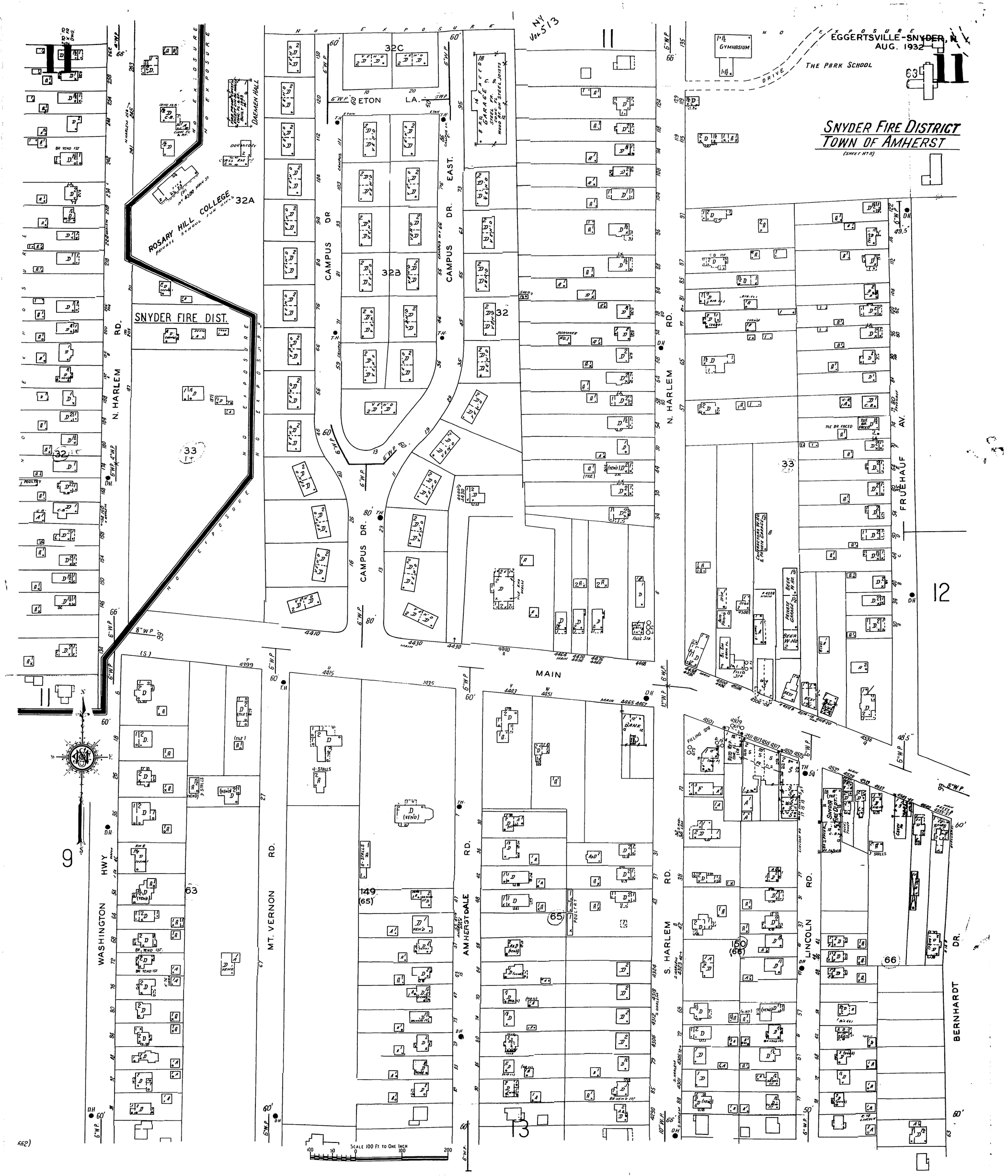
Figure 3. West Elevation

Figure 4. Window Detail

Attachment: 4467 Main Bank DOC (29757 : 4467 Main St - Bank)

Figure 4. West Roof Detail

Attachment: 4467 Main Bank DOC (29757 : 4467 Main St - Bank)


EGGERTSVILLE-SNYDER, N.Y.
AUG. 1932
SNYDER FIRE DISTRICT
TOWN OF AMHERST
(SHEET No. 11)
THE PARK SCHOOL
GYMNASIUM
DRIVE
NO EXPOSURE
ROSARY HILL COLLEGE
PRIVATE SCHOOL FOR GIRLS
DORMITORY
DAEMEN HALL
SNYDER FIRE DIST.
32C
32A
32B
32
33
ETON
LA.
CAMPUS DR.
CAMPUS DR. EAST
N. HARLEM RD.
S. HARLEM RD.
FRUEHAUF AV.
MAIN
WASHINGTON HWY
MT. VERNON RD.
AMHERSTDALE RD.
LINCOLN RD.
BERNHARDT DR.
9
12
13
63
65
66
149
(65)
150
(66)
SCALE 100 FT. TO ONE INCH

4467 Main Street

Architectural Narrative

The bank building that has stood at the southwest corner of Harlem Road and Main Street in Amherst, NY was constructed in 1929 with additions in 1960 and later (a non-contributing drive-through addition). It is a one-story building in which the brick facade follows the angle of the property lines. The mortar joints in the 1929 portion contain a visible aggregate invoking historic mortar mixes. Brick quoining was introduced in the 1960 addition at each corner, creating a visible queue demarcating the location of the newer building. Limestone coping appears at the top of the parapet wall, although capped in aluminum break-metal as part of a newer roof assembly. This feature carries into the 1960 building as cast stone. A short protruding cornice is visible on the 1929 building that carries over as a cast stone element onto the 1960 building. Similarly, the continuous limestone lintel above the windows carries over into the 1960 building as cast stone at the same width. Limestone (although painted) is prevalent at the window surrounds, and front door surround. The front entry shows 2 Corinthian-style columns holding up a pediment with an entablature wide enough for bank signage. The column caps contain carved acanthus leaves and Doric bracketing. Beyond the columns is a wide band of limestone wrapping the entry door and arched transom window. The wood transom appears to be original, but the original door was replaced with an aluminum storefront material. The windows in the 1929 building appear to be the original wood windows. They are all double-hung 6 over 9 muntin pattern except for the smaller window along the east facing façade that is a double-hung 6 over 6 muntin pattern. The north facing windows are all singularly wrapped in a limestone surround and feature a partial limestone belt course along the sill that continues into the 1960 building as cast stone. The east facing windows are tripled without the limestone surround, but all have a limestone still. The west facing windows in the 1960 building are the same dimension as the north facing windows but are detailed with a spandrel panel that extends through the belt course down to grade. These windows have a 9 over 9 muntin pattern. Lastly, the original chimney appears to be intact in the 1929 building.

Attachment: 4467 Main Architectural Narrative (29757 : 4467 Main St - Bank)

TOWN OF AMHERST
HISTORIC PRESERVATION COMMISSION

Public Hearing for Proposed Local Landmark designation of 4467 Main Street

WHEREAS, the Town of Amherst has many significant historic, architectural and cultural landmarks within its borders; and

WHEREAS, 4467 Main Street meets Local Landmark Criterion 121-6 A(iii): embodies the distinctive characteristics of the early 20th century Georgian Revival style and Local Landmark Criterion 121-6 A(iv): represents an established and familiar visual feature of the community by virtue of its unique location or singular physical characteristic, represents an established and familiar visual feature of the community; and

WHEREAS, built ca. 1929, this property is also associated with the history of suburban development in the Town of Amherst; and

WHEREAS, the property is also identified in the 1998 Intensive Level Survey, 2011 Reconnaissance Survey, and the September 2017 Intensive Level Survey as a significant Amherst property; and

WHEREAS, the property was modified in 1960 but retains a moderate level of integrity of design, materials, craftsmanship and settings; and

WHEREAS, an application for a proposed landmark designation of 4467 Main Street was presented before the Historic Preservation Commission at the December 10, 2024 regular meeting; and

WHEREAS, the proposed designation is further described in the attached documents; now therefore be it

RESOLVED, Pursuant Amherst Code Section 121-6 of the duties of designation by the Historic Preservation Commission, the Commission will file a Notice of Proposed Designation with the Town Clerk for the purpose of holding a public hearing for the proposed designation of the property at 4467 Main Street, in Amherst New York as a local landmark under Local Landmark Criterion 121-6 A(iii) and 121-6 A(iv).

The foregoing resolution was adopted by the Town of Amherst Historic Preservation Commission, December 10, 2024; moved by – Waterman-Kulpa; seconded by - Wright; ayes 6, noes 0, absent 1 (Hirschey).

Brian Swartz, Chair

12/16/24
Date

Attachment: HPC_Public_Hearing_Resolution_121024 (29757 : 4467 Main St - Bank)