

# Preservation PROGRESS

FOR THE PRESERVATION SOCIETY OF CHARLESTON

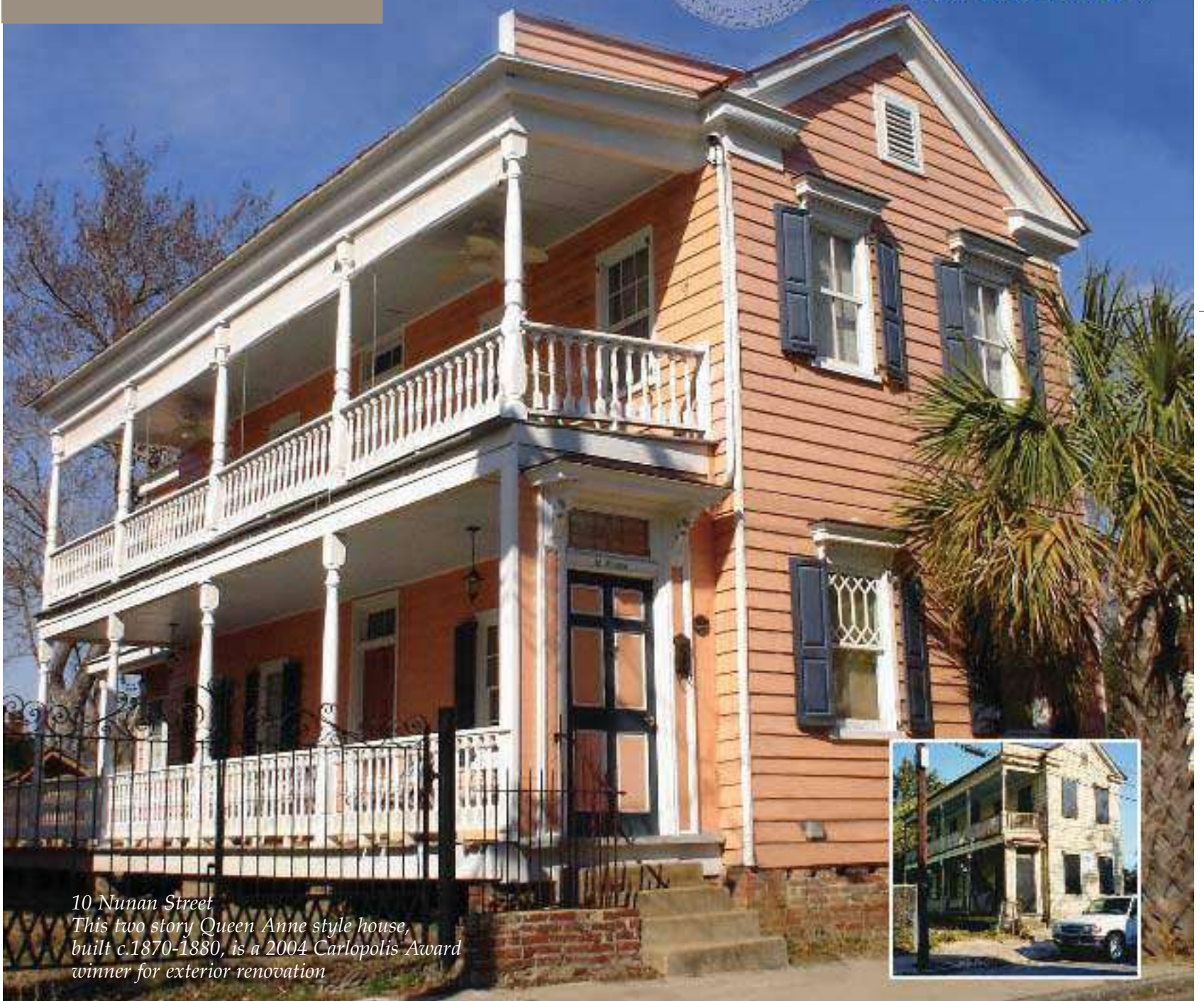


Spring 2005 • Volume 49 • No. 1

## Inside...

- ♦ 2004 Carolopolis Award Winners p.3
- ♦ Welcome New Board Members p.7
- ♦ Interior Easements Part II p.8 & 9
- ♦ Fenwick Hall Fundraiser p.13

## 2004 CAROLOPOLIS AWARDS



10 Nunan Street  
This two story Queen Anne style house,  
built c.1870-1880, is a 2004 Carolopolis Award  
winner for exterior renovation

*P r e s e r v i n g   t h e   P a s t   f o r   t h e   F u t u r e*



## 2 Preservation PROGRESS



Glenn F. Keyes

## LETTER FROM THE PRESIDENT

We're off to a great start in 2005. We enjoyed a standing room only crowd at our annual Carolopolis meeting on January 13th at the Riviera Theatre. The food and fellowship were great as usual, and we presented awards to 13 projects for their outstanding work within our historic district. Charleston Place once again did a great job providing a unique venue and wonderful food for the evening. Thanks to David Teich, of Charleston Place, for your continued support of our Carolopolis Awards. I also want to thank our sponsors from Carriage Properties and UBS Financial Services for their support of our banner evening.

I'd like to welcome new Board members, Steve Dopp, Lois Lane, Robert Prioleau Sr. and Will Cook. The new members are very energetic and ready to help the Society fulfill its preservation mission. Part of our Mission Statement involves Heritage Education. Last year, we developed an outline for a new program called ABC—Amazing Buildings in Charleston. This program's goal is to teach school-aged children the history, architectural significance and preservation concepts of buildings in the Lowcountry. We would like to add this program directly into the existing school curriculum for South Carolina history. Our new Director of Membership and Development, Sarah Kellinger Smith, has begun planning fundraisers to help implement this program. We would like to raise the necessary funds this year to hire a historian/teacher to fully develop the curriculum, with lesson plans and teacher's manuals. It's an exciting step for us and we look forward to introducing children to the incredible architectural legacy we enjoy in the Lowcountry. Also, look for details on an upcoming fundraising event this May at Fenwick Hall Plantation. Don't miss the article in this issue on the history of Fenwick Hall.

We have a great shop at the corner of King and Queen, managed by Sarah Jenkins. If you haven't been by recently, come in and see the extensive collection of books on architecture and preservation and the many unique gifts Sarah and Cynthia have selected for sale. Our goal this year is to increase our marketing of this great asset and to expand our exposure on the Internet.

The future is bright for the Society. I hope you'll jump on board and get involved.

## Kaizen Wealth Management, LLC

FINANCIAL PLANNING AND INVESTMENT ADVISORY

**DERRICK D. DEMAY**  
PRINCIPAL

[www.kaizenwm.com](http://www.kaizenwm.com)

147-B Church Street  
Charleston, SC 29401  
(843) 937-5073 phone  
(843) 324-4214 mobile  
(800) 446-7403 fax  
[ddemay@kaizenwm.com](mailto:ddemay@kaizenwm.com)



*The Art of the  
Charleston Renaissance—  
Fine Picture Framing*

188 King Street  
Charleston, SC 29401  
[info@carolinagalleries.com](mailto:info@carolinagalleries.com)  
[www.carolinagalleries.com](http://www.carolinagalleries.com)



## 2005 Board of Directors &amp; Advisors

EXECUTIVE COMMITTEE

Mr. Glenn F. Keyes, President  
Mr. Steven E. Craig, First Vice President  
Mr. G. Trenholm Walker, Second Vice President  
Mrs. Janelle Othersen, Recording Secretary  
Mr. Derrick D. DeMay, Treasurer  
Dr. Jane Tyler, Immediate Past President

MEMBERS OF THE BOARD

Mr. C. Harrington Bissell, Jr.  
Mr. William J. Cook  
Mrs. Susan G. Dickson  
Mr. Steve Dopp  
Mr. Kevin Eberle  
Mrs. Shay Evans  
Mr. Fleetwood Hassell  
Mrs. Lois Lane  
Mrs. Jane Locke  
Mrs. Diane McCall  
Mrs. Caroline Poston  
Mr. Robert Prioleau, Sr.

ADVISORS TO THE BOARD

Mrs. Elizabeth Jenkins Young, Executive Committee  
Mrs. Jane Thornhill  
Mr. Norman Haft, Executive Committee  
Mr. Wilson Fullbright

STAFF

Mrs. Cynthia Cole Jenkins, Executive Director  
Mr. Robert M. Gurley, Assistant Director  
Mrs. Sarah Kellinger Smith, Director of Membership & Development  
Ms. Ginger L. Scully, Director, Fall Tours & Special Programs  
Ms. Wesley W. Crowe, Projects Coordinator  
Mrs. Sarah M. Jenkins, Retail Shop Manager  
Ms. Caroline Leland, Shop Associate  
Mrs. Halette Thiers, Part-time Retail Shop

NEWSLETTER

Mr. William J. Cook, Chairman, Publications Committee  
Mrs. Sarah Kellinger Smith & Ms. Wesley Crowe, Staff Editors  
Ms. Andrea Haseley, Layout & Design

*The Preservation Society of Charleston was founded in 1920 with its purpose being to cultivate and encourage interest in the preservation of buildings, sites and structures of historical or aesthetic significance and to take whatever steps may be necessary and feasible to prevent the destruction or defacement of any such building, site or structure, such purposes being solely eleemosynary and not for profit.*

The Preservation Society of Charleston is a 501(c)(3) nonprofit corporation. All contents herein are copyright of the Preservation Society of Charleston. Reprinting is strictly prohibited without written consent.

The Preservation Society of Charleston  
Post Office Box 521, Charleston, South Carolina 29402

Phone: (843) 722-4630 Fax: (843) 723-4381

Email: [preserve@preservationsociety.org](mailto:preserve@preservationsociety.org)

Website: [www.preservationsociety.org](http://www.preservationsociety.org)



Printed on recycled paper with soy based ink.



## 2004 CAROLOPOLIS AWARDS

The Preservation Society's Executive Director, Cynthia Jenkins, presented the 2004 Carolopolis Awards along with Board Member C. Harrington Bissell, Jr. Jenkins noted in remarks that the competition for recognition this year was especially strong. "We are thrilled with the breadth of this year's Carolopolis Awards and that they represent the strength of historic preservation across the entire historic district."

The 2004 Awards, in keeping with the Society's mission to cultivate and encourage interest in the preservation of buildings, included three buildings in Charlestowne, five in the Commercial District, one each in the Eastside and Westside neighborhoods, one in Cannonborough, and two in Harleston Village. "Our commitment to recognizing excellence in preservation has never been limited to a single area," Jenkins explained, "but the inclusion of new neighborhoods in 2004 shows not only an expanding public interest in our movement, but also a tangible commitment to preservation all across Charleston."

In addition to the *Pro Merito* Awards given to two Church Street properties that have maintained their 1966 and 1967 Carolopolis recognition, the Preservation Society recognized five examples of new residential and commercial construction. One Vendue Range is a complex of four buildings containing residential condominiums and an art gallery. On Tradd Street, Jim and Pat Lombard hired Beau Clowney Design and Harper Finucan to construct a new garage designed to replace a 1970s parking area. Hank Holliday of Holliday Properties built a 33-room hotel on Hayne Street on the site of nine-

teenth-century warehouses destroyed by Hurricane Hugo. In Harleston Village, owners Biemann and Janelle Othersen constructed a L-shaped residence with other historic configurations in brick with a stucco facade. The final new construction to receive Carolopolis recognition, Victoria Center, is the site of a new four-story office building constructed where the 1940s Copperthwaite Building used to stand.

The Society awarded Carolopolis Awards to the remaining properties for excellence in exterior rehabilitation, preservation, and restoration. These awards also spanned across neighborhoods and included residential and commercial buildings. Outstanding exterior restoration and rehabilitation projects were undertaken at several residential houses including 10 Nunan Street, a two-story Queen Anne style Charleston single house in the Westside neighborhood and 45 Pitt Street, a two-story Italianate style single house in Harleston Village.

Notable for the Charleston streetscape is the completion of the County of Charleston's Blake Tenements located at Courthouse Square. Preservation work completed at Our Lady of Mercy Church repaired damage to the church as a result of a fire in August 2002. Among other additions, improvements included the addition of a two-tiered piazza and new arched entryway. The former Economy Oil Company, located at 131 Spring Street, received recognition for the restoration of its facade, partially inspired by the circa 1714 St. James Church in Goose Creek. The property now houses local florist Tiger Lily.

  
**PATE PROPERTIES INC.**  
Sales and Rentals in the Historic District

1941 Morrison Drive - Charleston  
843-577-3103 • fax: 843-857-3174  
melainapate@bellsouth.net



Since 1979

Ruth Miller's  
**Charleston**  
*Strolls*

**THE FIRST DAILY WALKING TOUR**

*Private Tours, Group Tours,  
and Tour Packages by Arrangement*

Information & Reservations (843) 766-2080  
[www.CharlestonStrolls.com](http://www.CharlestonStrolls.com)

# 2004 CAROLOPOLIS AWARDS

*Since 1953, the Carolopolis Awards have recognized the achievement of individuals and organizations who have contributed to the preservation, restoration, rehabilitation, and creation of buildings in Charleston. For the year 2004, the Preservation Society awarded thirteen Carolopolis Awards in the categories of continuous preservation, exterior rehabilitation, exterior preservation, exterior restoration, and new construction.*

*This year's recipients included the following properties:*

## PRO MERITO

The Pro Merito or "For Merit" Award was established to honor those properties that were given a Carolopolis Award not less than 20 years ago and have undergone a second major renovation or have displayed an admirable level of continuous preservation.

**20 Church Street • John M. Rivers, Jr.**

Work program by Evans and Schmidt Architects; completed by Palmetto Craftsmen, Inc.

## EXTERIOR PRESERVATION

**56 Church Street • Robert and Ann Silliman**

Work program by VDL & Associates; completed by H.A. Dollason, Jr. Construction.

## CAROLOPOLIS

### EXTERIOR PRESERVATION

**77 America Street, Our Lady of Mercy Church**

*Owner, Our Lady of Mercy Church*

Work program by Jerome English of Cummings & McCrady, Inc.; completed by Charles Blanchard Construction Corp.

### EXTERIOR RESTORATION

**10 Nunan Street**

*Owner, Thomas R. Crocker*

Work program developed and completed by Thomas R. Crocker

### NEW CONSTRUCTION

**One Vendue Range**

*Owners, Vendue/Prioleau Associates, LLC*

Work program by Schmidt & Walker Architects; completed by Trident Construction, Dolphin Architects and Builders, and Designworks, LLC

**107 Tradd Street**

*Owners, Jim and Pat Lombard*

Work program by Beau Clowney Designs; completed by Harper Finucan

**33-35 Hayne Street**

*Owner, Hank Holliday of Holliday Properties*

Work program by Richard Gowe of LS3P Associates, Ltd.; completed by Hood Construction Company

**3 West Street**

*Owners, Biemann and Janelle Othersen*

Work program by Beau Clowney Design; completed by George Cook

**205 & 205 1/2 King Street, Victoria Center**

*Owners, King Street Partners, LLC*

Work program by LS3P Associates, Ltd.; completed by Gulfstream Construction

### EXTERIOR REHABILITATION

**131 Spring Street**

*Owners, Manny and Clara Gonzales*

Work program by Alan Purvis of Goff-D'Antonio Associates; completed by Mashburn Construction Company

**45 Pitt Street**

*Owner, Cynthia Gasparre*

Work program developed and completed by Cynthia Gasparre and Steve Nicoll

**197 King Street**

*Owner, Andy Golden*

Work program by Joe Schmidt of Evans & Schmidt Architects; completed by Atrium Contractors

**4 Courthouse Square, Blake Tenements**

*Owner, County of Charleston*

Work program by NBBJ & Goff-D'Antonio Associates; completed by Hightower Construction Company



# 2004 CAROLOPOLIS AWARDS



131 Spring Street before



131 Spring Street after



205 & 205 1/2 King Street, Victoria Center before



205 & 205 1/2 King Street, Victoria Center after



56 Church Street before



56 Church Street after



### Signs of Success.

It's no wonder you see them everywhere. Since putting up our first sign just three years ago, Carriage Properties has gone from zero to more than \$50 million in sales. Our success comes from a team of agents with unmatched experience, professionalism and determination. But it's the success of our clients that counts most of all. We do whatever it takes to find whatever they're looking for. Follow the signs - and put the best to work for you.

19 EXCHANGE STREET, CHARLESTON, SC 843-266-8000 CARRIAGEPROP.COM

THOMAS  
BENNETT

OLIN  
CHAMBERLAIN

LYNN  
HANLIN

SHARON  
KUCHARSKI

MELINDA  
LAURENS

LAURIE  
TARLETON  
MOORE

BEV  
SPINSHOFER

JANE S.  
SMITH

CHARLES  
BULLIVAN

JUDY  
TARLETON

Our continuing  
commitment  
to Charleston.

We are proud to be a sponsor of the  
Preservation Society of Charleston's  
Carolopolis Awards Program.

40 Calhoun Street, Suite 400, Charleston, SC 29401  
843-577-9700 800-829-2723

UBS Financial Services Inc.

UBS Financial Services Inc. All Rights Reserved. UBS is a U.S. firm.





## Welcome New BOARD MEMBERS



### ROBERT M. PRIOLEAU

Born in the Hague, Netherlands, Robert Prioleau first moved to Charleston in 1939. He is a graduate of both Princeton and Harvard Universities with degrees in Engineering and Business Administration. He has served as an Officer in the Civil Engineer Corps of the United States Navy as well as a manager in the petrochemical industry with Exxon Chemical Company. Robert and his wife

Patricia returned to Charleston in 2003. They have three children who reside in Charleston, Houston and San Francisco.



### STEVE DOPP

Steve Dopp moved to Charleston in 1991 with his wife, Wendy and three children Laura, Michael and Andrew. Mr. Dopp is a graduate of Williams College, University of California, Santa Cruz, and University of California, Berkeley. Steve is currently the president of Packwood Management, Inc. a hotel asset management and consulting firm. He is also the president of Portwood

Properties Corporation a development company for hotel properties.

### LOIS LANE

Lois Lane, a graduate of the College of Charleston, began her career in real estate in 1984, specializing in historic properties. With the help of her parents, Al and Gladys Lane, native Charlestonians, and her husband, Cary Weber, a clinical psychologist, Lois has had the opportunity to restore several properties in downtown Charleston. In 1999, she established the firm of Lane & Smythe Real Estate located at 9 Broad Street with long time friend and business associate, Ruthie Smythe. 9 Broad Street is the former location of Preservationist and Real Estate Broker, Susan Pringle Frost



### WILLIAM J. COOK

William J. Cook, a native of Beaufort and a graduate of Furman University and the University of South Carolina School of Law, is an attorney with Hulseley Litigation Group, a Charleston law firm, where he oversees the firm's research, brief writing, and special projects. Mr. Cook has also practiced art law in the general counsel's office of an international auction house in New York City, prior to which he completed graduate studies in American fine and decorative arts. In addition to his law practice, Mr. Cook teaches legal writing at the Charleston School of Law.



## The Preservation Society of Charleston Welcomes New Membership and Development Director



**Mrs. Sarah Kellinger Smith** has recently joined the staff at the Preservation Society. Originally from Maryland, Sarah graduated from Clemson University in 2001 with a BS in Health Sciences. While at Clemson, Sarah enjoyed her first taste of fund development as an intern with the United Way of Pickens County, South Carolina. After graduation she moved to Charleston and began work with Trident United Way as a loaned executive (campaign fundraiser). In 2002, Sarah took the position of Development/PR Director for The Salvation Army in Charleston. Through dedication and trial and error she learned the ropes of grant writing, planned and annual giving and the art of public relations. Sarah enjoys working in the non-profit sector and is excited about the new challenges of raising money for historic preservation.

"I hope to continue to grow as a professional in this challenging field and use my fundraising and public relation skills to help further the good works of the Preservation Society of Charleston."

Sarah is currently a member of the Association of Fundraising Professionals and the Charitable Society of Charleston.✱



## PART II

THE FUTURE *of* THE PAST*A New Frontier Called Interior Easements*

BY WILL COOK



28 Lamboll Street. Original late Georgian mantelpiece, paneling and staircase (above right).

*In the second installment of a Preservation Progress series on the challenges facing today's preservationists, Will Cook analyzes the state of interior easement law, discusses the economics of preserving historic interiors, and gives guidelines for creating interior easements to protect buildings in Charleston.*

Preservation easements provide one of the most effective ways to ensure the preservation of historic buildings for future generations. Although historic district designations offer some level of protecting the exteriors of buildings from inappropriate alterations, they do not prevent alterations on the inside. Interior easement donations to the Preservation Society may also provide financial benefits to the donors through tax credits and serve as an estate planning tool.

**Safeguarding a legacy.** Interior easements are the only preservation tool for protecting privately owned buildings, residential or commercial. For historic property owners seeking to permanently protect the legacy of their stewardship from future owners who might not be as caring, one of the most effective means available is the preservation easement. Just as exterior easements protect only a building's façade, an

interior easement is a private legal agreement between the owner of a historic property and the Preservation Society or other qualified preservation organization that establishes perpetual protection for interiors of a house or building. The easement is filed at the courthouse and becomes part of the deed record forever and binds the easement donor and all future owners to comply with the terms of the easement.

**Preserving whole structures.** Many preservationists believe that preserving the interior of a historic structure is just as important as preserving the exterior. Interiors must be preserved, they argue, or a significant part of Charleston's architectural heritage will be lost, resulting in a historic district that is nothing more than what Cynthia Jenkins calls "movie sets and theme parks" - buildings preserved on the outside but gutted of historic significance on the inside. The loss of original historic materials and workmanship diminishes a building's historic integrity and might jeopardize its listing on the National Register of Historic Places. Mrs. Jenkins also worries that the wholesale removal of plaster, lath, and other original construction materials may affect a structure's ability to withstand a hurricane or earthquake.

In the recent condominium conversion of 87 East Bay Street the central four-story staircase was removed and replaced with an elevator. Removing such an important architectural element as the staircase can lead to further degradation through the loss of other historic interior features. Another tragic loss in the last few years was the Old Citadel on Marion Square. Its conversion into the Embassy Suites hotel resulted in the removal of interior features such as doors and mantles.

**The value of authenticity.** Without the protection of interior easements, inappropriate renovations often jeopardize a building's structural stability and sound insulation. "Only a handful of authentic structures retain their earlier features," Executive Director Cynthia Jenkins explains. Current fashion for master bedroom suites, oversized bathrooms, open floor plans, and professional-size kitchens, however, place historic interiors at great risk. Jenkins has been known to compare old houses to old mirrors. "The mirror itself may be foggy, and you can't see it, but it has more value than if you take the old mirror out or have it re-silvered. It's the same with a house or it should be. We hope that as interior easements become commonplace, more people will relish the idiosyncrasy of historic buildings, which add character and individuality."

**Flexibility and scope.** Interior easements allow property owners to prevent changes from being made to their historic property's interiors in a manner inconsistent with the terms



Note the original hardware on doors

of the easement. The property owner decides the degree of restriction. Interior easements may be narrowly or broadly tailored. They may cover decorative treatments such as moldings or a single mantle, or apply to the decorative treatments or floor plan of an entire house. They might allow change of use and configuration changes as long as they are in accord with preservation guidelines. In this way, an appropriately drafted interior easement balances the donor's wishes with the needs of future owners. Furthermore, interior easements do not preclude future owners from creating sympathetic additions.



**Financial considerations.** Jeffrey Burden, who teaches in Clemson University's Graduate Program in Historic Preservation and directs the Charleston Project, a national research project that documents historic structures, believes that interior easements "authenticate and calibrate value that can be passed on to others as an investment." Property owners who donate qualified preservation easements to the Preservation Society may be eligible for a charitable contribution deduction from federal income taxes. Interior easements may also be used as an important estate planning tool to lower estate and gift taxes. Lois Lane, Preservation Society Board Member and co-owner of Lane & Smythe Real Estate, recently donated two easements to the Preservation Society. "I think one can reasonably argue that interior easements do not diminish resale property values in the long run as some people fear," Lane explained. "An existing easement assures a purchaser of a historic home that the property has retained architectural integrity and character. Private participation in donating interior easements will benefit our entire community."

**Getting started.** Interested in donating an easement to the Preservation Society? Here's how the process works:

- Contact the Preservation Society to determine if your property is eligible for an easement donation and for additional information about its easement program.
- Consult with an attorney about tax and estate planning implications.
- Obtain a professional appraiser with experience in the valuation of preservation easements. The Preservation Society can provide a resource list.
- The Preservation Society helps prepare the easement agreement in cooperation with the property owner and his or her attorney.
- The Preservation Society requires that the easement be accompanied by a one-time administrative fee to defray the long-term costs for monitoring and enforcement in the future.

The legal agreement is presented to the Preservation Society's board of directors for approval and formal acceptance.

For additional information about the Preservation Society of Charleston's easement program, contact Mr. Robert M. Gurley, Assistant Director, at (843) 722-4630, or by e-mail at [rgurley@preservationsociety.org](mailto:rgurley@preservationsociety.org).

*Please note that the information provided here conveys general guidance only, not legal advice. Because easements are legal tools affected by federal, state, and local law, potential donors should seek the advice and assistance of an attorney.*

APPRAISING  
HISTORIC INTERIORS

Property owners interested in obtaining a tax deduction for the donation of an interior easement must obtain an appraisal of the easement's donated value at the time of the donation. An appraiser hired by the owner sets the value of the interior easement. Although many qualified appraisers can perform this service, donors should consider using a certified general real estate appraiser who is familiar with preservation easements and will comply with the Uniform Standards of Professional Appraisal Practice (USPAP) and the Standards of Professional Practice and Code of Ethics of the Appraisal Section of the National Association of Realtors. Timing is important: In order to qualify for tax benefits, donors must obtain their appraisal no more than 60 days before the date of donation of the easement and no later than the date income taxes are due for the year of the easement donation.

Because interior easements donations are still in their early stages as a preservation tool, comparable direct sales data—the most accurate way to estimate the fair market value of an interior easement—does not exist in many markets. Therefore, until more evidence of direct easement sales becomes available, most interior easement appraisals assess the reasonable value of the property before the easement and compare it to the value of the property after the easement. The difference between these values is considered the value of the interior easement.

Appraising interior easements is a subject that cannot be explained in all of its complexity here. Nevertheless, as a general rule, the more development or ownership rights an interior easement restricts, the higher the value of the easement. When appropriate, the appraiser may also account for the value an interior easement adds to adjacent property owned by the donor. In addition to other agreed-on limitations, examples of variables an appraiser might consider include:

- prohibition of partial or total floor plan destruction or
- prohibition against subdivision of rooms;
- requirement of single-family use;
- prohibition against horizontal property regimes or interval ownership;
- prohibition against removing significant architectural elements, such as a staircase, moulding, or paneling;
- requirement of annual inspections;
- future maintenance costs;
- compliance costs in light of changing political, economic, and aesthetic needs.

Reported commentary on the topic suggest that such preservation easement appraisals (interior and exterior) generally range between 10% to 30% of the property's fair market value. However, according to Thomas F. Hartnett of Hartnett Realty Company, Inc., a certified appraiser in Charleston, "Each easement must be looked at independently. There are no guarantees and easement valuations depend on many variables." ♦

*The Preservation Society of Charleston wishes to thank Christa Capello for her assistance in the preparation of this article. Ms. Capello provides appraisal and consulting services in historic preservation and the fine and decorative arts through Christa Capello LLC and serves as the gallery manager for Mallett, Inc., an English antiques gallery in New York City.*



## PART II

THE FUTURE *of* THE PAST*A New Frontier Called Interior Easements*

BY WILL COOK



28 Lamboll Street. Original late Georgian mantelpiece, paneling and staircase (above right).

*In the second installment of a Preservation Progress series on the challenges facing today's preservationists, Will Cook analyzes the state of interior easement law, discusses the economics of preserving historic interiors, and gives guidelines for creating interior easements to protect buildings in Charleston.*

Preservation easements provide one of the most effective ways to ensure the preservation of historic buildings for future generations. Although historic district designations offer some level of protecting the exteriors of buildings from inappropriate alterations, they do not prevent alterations on the inside. Interior easement donations to the Preservation Society may also provide financial benefits to the donors through tax credits and serve as an estate planning tool.

**Safeguarding a legacy.** Interior easements are the only preservation tool for protecting privately owned buildings, residential or commercial. For historic property owners seeking to permanently protect the legacy of their stewardship from future owners who might not be as caring, one of the most effective means available is the preservation easement. Just as exterior easements protect only a building's façade, an

interior easement is a private legal agreement between the owner of a historic property and the Preservation Society or other qualified preservation organization that establishes perpetual protection for interiors of a house or building. The easement is filed at the courthouse and becomes part of the deed record forever and binds the easement donor and all future owners to comply with the terms of the easement.

**Preserving whole structures.** Many preservationists believe that preserving the interior of a historic structure is just as important as preserving the exterior. Interiors must be preserved, they argue, or a significant part of Charleston's architectural heritage will be lost, resulting in a historic district that is nothing more than what Cynthia Jenkins calls "movie sets and theme parks" - buildings preserved on the outside but gutted of historic significance on the inside. The loss of original historic materials and workmanship diminishes a building's historic integrity and might jeopardize its listing on the National Register of Historic Places. Mrs. Jenkins also worries that the wholesale removal of plaster, lath, and other original construction materials may affect a structure's ability to withstand a hurricane or earthquake.

In the recent condominium conversion of 87 East Bay Street the central four-story staircase was removed and replaced with an elevator. Removing such an important architectural element as the staircase can lead to further degradation through the loss of other historic interior features. Another tragic loss in the last few years was the Old Citadel on Marion Square. Its conversion into the Embassy Suites hotel resulted in the removal of interior features such as doors and mantles.

**The value of authenticity.** Without the protection of interior easements, inappropriate renovations often jeopardize a building's structural stability and sound insulation. "Only a handful of authentic structures retain their earlier features," Executive Director Cynthia Jenkins explains. Current fashion for master bedroom suites, oversized bathrooms, open floor plans, and professional-size kitchens, however, place historic interiors at great risk. Jenkins has been known to compare old houses to old mirrors. "The mirror itself may be foggy, and you can't see it, but it has more value than if you take the old mirror out or have it re-silvered. It's the same with a house or it should be. We hope that as interior easements become commonplace, more people will relish the idiosyncrasy of historic buildings, which add character and individuality."

**Flexibility and scope.** Interior easements allow property owners to prevent changes from being made to their historic property's interiors in a manner inconsistent with the terms



Note the original hardware on doors

of the easement. The property owner decides the degree of restriction. Interior easements may be narrowly or broadly tailored. They may cover decorative treatments such as moldings or a single mantle, or apply to the decorative treatments or floor plan of an entire house. They might allow change of use and configuration changes as long as they are in accord with preservation guidelines. In this way, an appropriately drafted interior easement balances the donor's wishes with the needs of future owners. Furthermore, interior easements do not preclude future owners from creating sympathetic additions.



**Financial considerations.** Jeffrey Burden, who teaches in Clemson University's Graduate Program in Historic Preservation and directs the Charleston Project, a national research project that documents historic structures, believes that interior easements "authenticate and calibrate value that can be passed on to others as an investment." Property owners who donate qualified preservation easements to the Preservation Society may be eligible for a charitable contribution deduction from federal income taxes. Interior easements may also be used as an important estate planning tool to lower estate and gift taxes. Lois Lane, Preservation Society Board Member and co-owner of Lane & Smythe Real Estate, recently donated two easements to the Preservation Society. "I think one can reasonably argue that interior easements do not diminish resale property values in the long run as some people fear," Lane explained. "An existing easement assures a purchaser of a historic home that the property has retained architectural integrity and character. Private participation in donating interior easements will benefit our entire community."

**Getting started.** Interested in donating an easement to the Preservation Society? Here's how the process works:

- Contact the Preservation Society to determine if your property is eligible for an easement donation and for additional information about its easement program.
- Consult with an attorney about tax and estate planning implications.
- Obtain a professional appraiser with experience in the valuation of preservation easements. The Preservation Society can provide a resource list.
- The Preservation Society helps prepare the easement agreement in cooperation with the property owner and his or her attorney.
- The Preservation Society requires that the easement be accompanied by a one-time administrative fee to defray the long-term costs for monitoring and enforcement in the future.

The legal agreement is presented to the Preservation Society's board of directors for approval and formal acceptance.

For additional information about the Preservation Society of Charleston's easement program, contact Mr. Robert M. Gurley, Assistant Director, at (843) 722-4630, or by e-mail at [rgurley@preservationsociety.org](mailto:rgurley@preservationsociety.org).

*Please note that the information provided here conveys general guidance only, not legal advice. Because easements are legal tools affected by federal, state, and local law, potential donors should seek the advice and assistance of an attorney.*

APPRAISING  
HISTORIC INTERIORS

Property owners interested in obtaining a tax deduction for the donation of an interior easement must obtain an appraisal of the easement's donated value at the time of the donation. An appraiser hired by the owner sets the value of the interior easement. Although many qualified appraisers can perform this service, donors should consider using a certified general real estate appraiser who is familiar with preservation easements and will comply with the Uniform Standards of Professional Appraisal Practice (USPAP) and the Standards of Professional Practice and Code of Ethics of the Appraisal Section of the National Association of Realtors. Timing is important: In order to qualify for tax benefits, donors must obtain their appraisal no more than 60 days before the date of donation of the easement and no later than the date income taxes are due for the year of the easement donation.

Because interior easements donations are still in their early stages as a preservation tool, comparable direct sales data—the most accurate way to estimate the fair market value of an interior easement—does not exist in many markets. Therefore, until more evidence of direct easement sales becomes available, most interior easement appraisals assess the reasonable value of the property before the easement and compare it to the value of the property after the easement. The difference between these values is considered the value of the interior easement.

Appraising interior easements is a subject that cannot be explained in all of its complexity here. Nevertheless, as a general rule, the more development or ownership rights an interior easement restricts, the higher the value of the easement. When appropriate, the appraiser may also account for the value an interior easement adds to adjacent property owned by the donor. In addition to other agreed-on limitations, examples of variables an appraiser might consider include:

- prohibition of partial or total floor plan destruction or
- prohibition against subdivision of rooms;
- requirement of single-family use;
- prohibition against horizontal property regimes or interval ownership;
- prohibition against removing significant architectural elements, such as a staircase, moulding, or paneling;
- requirement of annual inspections;
- future maintenance costs;
- compliance costs in light of changing political, economic, and aesthetic needs.

Reported commentary on the topic suggest that such preservation easement appraisals (interior and exterior) generally range between 10% to 30% of the property's fair market value. However, according to Thomas F. Hartnett of Hartnett Realty Company, Inc., a certified appraiser in Charleston, "Each easement must be looked at independently. There are no guarantees and easement valuations depend on many variables." ♦

*The Preservation Society of Charleston wishes to thank Christa Capello for her assistance in the preparation of this article. Ms. Capello provides appraisal and consulting services in historic preservation and the fine and decorative arts through Christa Capello LLC and serves as the gallery manager for Mallett, Inc., an English antiques gallery in New York City.*



CHARLESTON EXUDES A CERTAIN

# Southern Charm.

WE'VE JUST PERFECTED THE ART OF CAPTURING IT.



Center houses and lectures, plantation suppers, wine tastings, theme dinners and elegant historic home parties are the featured offerings of Charleston Place Events. A commitment to civility and the highest level of service ensures memorable experiences in extraordinary settings throughout the area. Charleston Place Events' award-winning, professional staff has prepared fascinating guests from around the world. We look forward to serving you.



205 Meeting Street, Charleston 843-724-3410 [www.charlestonaplace.com](http://www.charlestonaplace.com)  
 1515 - 1st FLOOR



## FOR HOMES THAT MADE HISTORY...Thank you.

From the Battery to the Beaches, to the Old Village of Mount Pleasant, the perseverance and passion of the Preservation Society of Charleston are what keep our city alive and vibrant while insuring the history of our city and its buildings are kept intact. We, at Daniel Ravenel Real Estate, support the Preservation Society and highly commend them on their hard work and success in honoring the Lowcountry's material and cultural heritage. We thank you for helping Charleston, our great city, continue to be one of the most historical and preserved cities in the United States.



From The Battery to The Beaches

123 Hibben Street c. 1879, Old Village on the 'Mount of Mt. Pleasant'

33 BROAD ST. • 843-723-7150 • [www.danielravenel.com](http://www.danielravenel.com)



# Looking Back, Looking Forward

Since the 1970's, the Preservation Society of Charleston, along with other organizations and individuals, has advocated for increased protection of the historic thoroughfare along Highway 61. The following article, written by Eleanor Pringle Hart in the May 1971 issue of *Preservation Progress*, comments on this issue...

## Garden Road, Scenic Road Threatened

By Eleanor Pringle Hart, *Preservation Progress*, May 1971

The Road to the gardens used to start after one crossed the "new" Ashley River Bridge. The bridge was made of wood and went clop, clop under the car.

The dirt road to which it led was pure country and had a gentle rural charm. But it once one passed what is now St. Andrews Boulevard, he found the real beauty had just begun. Overhanging oak limbs draped in moss, the dirt roots and keen look of colored and wayfarers made one aware he was really in the country. (A car was then viewed as an interesting machine that might get a flat tire most profitably for the new inhabitants along the road.)

The road, as lovely in its way as the gardens one intended to visit, wound along...now dappled in sunlight streaming through the dense live oak limbs, now dark with shadows.

Through the years many a plantation house was destroyed by man and nature but time spared most of the beautiful road. No hand was raised to plant more oaks, but hands did pull the holly off the tress at Christmas, rout up young pines and spilt branches from the dogwood, the bride of the woods. Still, nature has a lavish hand in Carolina and the road remained so beautiful that citizens were moved to have it declared "scenic" and scared from the hands of the new barbarian. Their aim was to retain the roadway exemplifying the beauty of the land.

St. Andrews Boulevard has already lost its trees to asphalt and as it was widened those who had built on its borders found their homes violated by the smell and roar of high speed traffic. Those who stayed now cross the six-lane road with much difficulty. They have seen their homes made part of a commercial highway with all its attendant signs and glaring lights.

But the garden road, our hearts sang, the garden road will remain a dark green tunnel to the glory of the gardens. The powers that be may not care much about their home citizens but certainly they care for the distinguished visitor, the tourist gold and thus, the designation "SCENIC ROAD."

But alas, we found ourselves in a fools' paradise. It seems the word "Scenic" means nothing. Commercial buildings are mushrooming along the garden road.

Freight truck yards, trailer camps, shopping centers and cheezy signs blight the road. Trash is thrown with impunity from the cars and apparently no one fears reprisal for the butchering of the woods and trees.

The highway engineer says there is no protective zoning for old highway 61. "Scenic?" Why not call it as it is? It is revolting to our taste and insulting to our intelligence.

Had new construction been limited to area one hundred or more feet from the center of the road and tree screens made compulsory, we could have had most of our cake and eaten it too. The road shoulders could have been widened while sparing the old trees planted further back would have hidden any buildings visible from the road.

Where there is a will there is a way.

England has its green belts about London. German villages are tidy and proud. Spanish roads built in the 14th century are still bordered by their avenues of trees.

The lovely scenic road to our great gardens may soon be widened to create more man-made slums. The garden road is making its last stand! "Scenic?" That will be a laugh. It goes too deep for tears. ❀



Ashley River Road, c.1970

### Glenn Keyes Architects

Specializing in  
the Preservation  
of Historic Structures



12 Vanderhorst Street  
Charleston, South Carolina 29403  
(843) 722-4100

### Eleanor Pringle Hart (1910-2004)

The Preservation Society lost an accomplished writer, editor and supporter with the passing of Eleanor Pringle Hart. She was a devoted member of the Society for many years, following appropriately in the footsteps of her



mother Nell McColl Pringle, and her mother's cousin, Susan Pringle Frost who pioneered the establishment of Charleston's preservation movement in the early 20th century. Mrs. Hart served as the editor of the Society's newsletter for many years. She also helped to guide preservation politics and policies and brought attention to the city's rich architectural heritage. She will be greatly missed. ❀



RAISING TRIAL ADVOCACY TO AN ART FORM

HULSEY LITIGATION GROUP, LLC  
CHARLESTON HARBOR  
2 WHARFSIDE 3  
CHARLESTON, SOUTH CAROLINA 29401

843.723.5303

[www.hulseylitigationgroup.com](http://www.hulseylitigationgroup.com)

## John Liberatos Real Estate Co.

INVESTMENTS • SALES • CONSULTATIONS

*Properties Available:*  
1514 Regimental Lane  
\$515,000  
309 Center Street  
\$787,500  
3 Chisolm G101  
\$499,000



*John Liberatos*  
*Tim Smith*  
*Parker Meyer*  
*Korri Locke*  
*Burnet Mendelsohn*  
*Danny Sillivant*  
*Beth Howard*  
*Chauncey Clark*  
*Molly McFadden*

*Investments Sales Management*



## THE SPIRIT OF PRESERVATION *at Fenwick Hall Plantation*

This spring the Preservation Society will host an exciting fundraising event at the privately owned Fenwick Hall Plantation, on Johns Island. Built circa 1730, this plantation house is one of the finest examples of Georgian architecture still standing in South Carolina. After years of neglect and transitional ownership, the current owners have committed themselves to restoring Fenwick Hall to all of its grandeur, a process which has required them to launch an extensive restoration project.

This special afternoon will feature a behind the scenes hard hat tour of the house, which is currently under renovation, as well as a "Jazz & Juleps" themed lawn party celebrating the spirit of preservation that is so alive at Fenwick Hall! Look for more details on this event in the upcoming months. In the mean time, the following article should whet your appetite for this exciting day and give you a preview into life at Fenwick Hall during the 18th century.

### Fenwick Hall and the Johns Island Stud

Fenwick Hall (circa 1730-1750) is a two-story Johns Island plantation house built by John Fenwick, an early settler in the Carolina colony, on the banks of the Stono River on a location developed by his brother, Robert. The brothers arrived in Carolina via Jamaica, reportedly in 1692. Constructed of brick laid in English and Flemish bond and designed in the Georgian style, it expresses the owner's probable desire for symmetry and order popularized in England by Sir Christopher Wren and Lord Burlington, who found inspiration in the 16th century designs of Andrea Palladio. A projecting half-octagon addition was added in the early 19th century, as well as a separate wing built in the 20th century. Interior details include cedar paneling, pine wainscoting, elaborately turned mahogany railings, and highly decorated mantels in the Wall of Troy motif—unusual for the Lowcountry in its geometric patterning. The rooms measure sixteen by eighteen feet. Windows are unusually tall for a house of that period.

Of the house and its family, the *News and Courier* reported on February 19, 1893: [John] built a large brick house near the banks of the Stono River, the bricks being brought from England. The stair railing is of carved mahogany, the ceiling of cypress and some of the floor boards are about four feet wide. Part of the mantels are of white marble. Even the same knocker is on the front door.

In addition to the plantation house that bears its name, and apart from the social and political prestige enjoyed by the family, Fenwick was well known in equestrian circles in England in the 17th and 18th centuries. Sir John Fenwick, the ancestor of John Fenwick of Fenwick Hall, was Master of the Horse to Charles I. Accounts of equestrian histories report inventories of "Fenwick's Arabian Race," a tradition in breeding Sir John's descendants continued in Charleston thereafter at the Johns Island Stud, a breeding barn, established circa 1750 at Fenwick Hall in one of two flanking buildings; the other served as a coach house. Local legend maintains that the Stud, now in ruins, once contained "mahogany stalls and silver mangers."

Edward Fenwick, Sr. (1720-1775) inherited Fenwick Hall from his father, John. Known as the "Founder of the Turf in Carolina," and one of the eight founders of the original South Carolina Jockey Club, Edward Fenwick, Sr., continued a distinguished tradition of racing in Charleston beginning in the 18th century at Fenwick Hall, where he maintained a three-and-a-half mile long racetrack. In addition to his passion for racing, Edward Fenwick, Sr., managed an extensive network of rice plantations on the Ashepoo and Black Rivers, Seabrook's Island (later Fenwick's Island), Edisto Island, and on Fenwick Point on the Ashley River opposite Charles Town, home to the General Clinton's battery built during the 1780 Siege of Charleston. Although he wintered at Fenwick Hall, he summered in a mansion on Church Street near the brick stable he constructed on White Point, now known as the Battery.



Fenwick Hall, c.1925



Fenwick Hall in its current state, under going extensive renovations.

Edward Fenwick, Sr.'s son, Edward Fenwick, Jr., shared his father's passion for breeding and racing. Although Edward, Jr. and the Fenwick family in general suffered political consequences following the Revolutionary War due to their support for England, he was elected to the Jockey Club in 1788. From that time until 1798, his name appeared regularly in the Racing Calendar as a consistently winning owner. Edward Fenwick, Jr., left no descendants who carried on the traditions of the Johns Island Stud. Although Fenwick's Johns Island Stud no longer stands, the Fenwicks remain known for their contributions to the notable American horse families from Virginia to Kentucky. ❁

**References:** Harrison Fairfax, *The John's Island Stud* (1750-1788) (1931) and John B. Irving, *The South Carolina Jockey Club* (1975). *Preservation Progress* wishes to thank the Library Society of Charleston for allowing access to these materials.

## IN MEMORIAM

### Mr. Howard Felshaw Drew 1923-2004



The Preservation Society of Charleston lost a long time member and friend with the passing of Mr. Howard Drew. As a Society member and a past president of the Ansonborough Neighborhood Association, Howard has left a unique footprint on our community. Assistant Director, Robert Gurley commented on his dedication. "I really enjoyed working with Howard. He was a faithful member of our

Planning and Zoning Committee. His many years of experience in dealing with neighborhood issues was a valuable asset to the committee."

In February, the Society was notified that Howard left a substantial gift of unrestricted funds to support our programs and mission. The Board of Directors is truly grateful for Howard's love of the Preservation Society and belief in our importance to preserve the past for the future. His generosity and dedication to the Society will enable us to continue fulfilling our mission for years to come. Howard will always be remembered as we continue our work in the city he loved.




### Ted Ashton Phillips, Jr. 1959-2005

The Preservation Society recently lost a valued member, former board member, and friend. Ted Ashton Phillips, Jr., represented the best of Charleston and the preservation movement, and at his funeral on January 22, 2005, at St. Phillip's Episcopal Church, family and friends convened to honor him. Dr. Tom Brown, Ted's Harvard roommate and longtime friend, described him this way:

"Ted's identification with Charleston enabled him to unify energies that flowed from his family and his local friends and his wide-ranging intellectual and political engagements, and it provided him with a base from which he welcomed the world to his door. Everything about Charleston was dear to him, but his most passionate connection was with the great hallmark of Charleston, its relationship to the past. This was no nostalgic romanticization of days gone by. He was fiercely committed to Charleston as a living city rather than a museum. I never knew anyone with a more poetic feeling for the past."

Ted's friends will remember his gentle nature, individual creativity, and genuine enthusiasm for Charleston's historic treasures. Although Ted's knowledge about the standard landmarks and Magnolia Cemetery was legendary, he loved equally to point out the homes of obscure Charleston artists or key sites of the civil rights movement, many of which remain unmarked. The Preservation Society will miss Ted Phillips, one of Charleston's most insightful and intelligent historians. His legacy will inspire our mission to preserve the future of the past and to make sure the riches of the present are not forgotten.




## HISTORIC CHARLESTON PROPERTIES

"Live in a Masterpiece."

Buying a historic property is just like buying art—having expert advice on the authenticity, provenance and market value are vital to making a wise investment.

Call the Historic Charleston Property Experts.



Wala Foberlson ■ Catharine Lacey ■ Marly Byrd ■ Jennifer Davis ■ Jane Kronsberg ■ Judy Rawlings ■ Ashli McManus

67 Broad St., Charleston      [www.HistoricRealEstate.com](http://www.HistoricRealEstate.com)      Tel. 843.953.9000



Marty  
Whaley  
Adams



## DOG ART DEALER

Portraits & Paintings

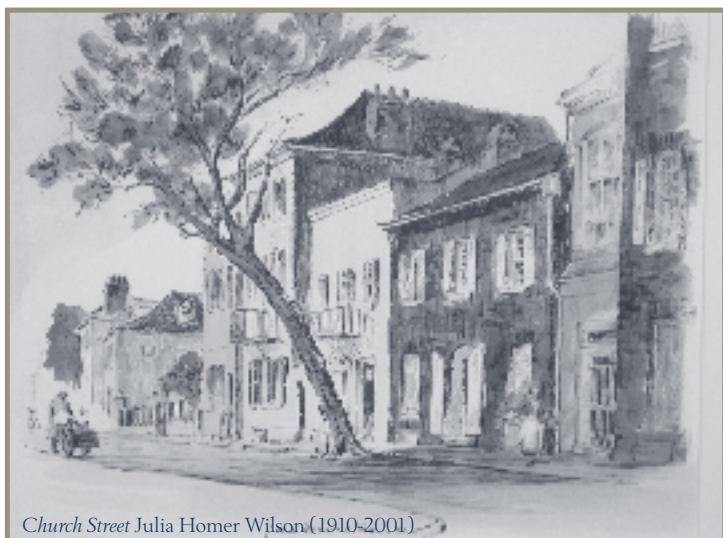
4 North Atlantic Wharf (corner of Prioleau Street)  
Open Tuesday - Saturday 11am-5pm  
577-5500 • www.dogartdealer.com

## Croghan's Jewel Box

A proud member and supporter of  
The Preservation Society of Charleston

(843) 723-3594

308 King Street • Charleston, SC 29401



Church Street Julia Homer Wilson (1910-2001)

### PRESERVATION SOCIETY OF CHARLESTON BOOK & GIFT SHOP

Meeting all of your book & gift needs while supporting the  
continued preservation of South Carolina's oldest city.

147 King Street, corner of King and Queen Streets  
Open Monday thru Saturday, 10 a.m. - 5 p.m.  
(843) 722-4630 • www.preservationsociety.org

## Advertising Rates

Advertising in *Preservation Progress* is a cost-effective way to reach over 2,000 people and support the Society at the same time. To reserve advertising space, please contact **Sarah Kellinger Smith**, Director of Membership and Development, at 843-722-4630.

### RATES

Back Cover, (color).....	\$500
Full Page.....	\$450
Half Page.....	\$300
Quarter Page.....	\$150
Eighth Page.....	\$70



*Preservation Progress* is a publication of The Preservation Society of Charleston, P.O. Box 521, Charleston, SC 29402. Articles and suggestions are welcome from members and nonmembers. Issues appear quarterly and are mailed free of charge to members. Viewpoints expressed in articles are not necessarily those of The Preservation Society.



## Become a Member Today!

THE PRESERVATION SOCIETY, FOUNDED 1920



### All members receive:

- Our quarterly newsletter, *Preservation Progress*
- Invitation to all Society functions
- A 10% discount on all purchases in our book and gift shop
- A 10% ticket discount for our Fall Tours of Homes and Gardens
- The satisfaction of helping to preserve Charleston's architecture, history and customs

The Preservation Society is a non-profit 501(c)(3) organization.  
Membership dues are deductible to the extent of the law.

Name \_\_\_\_\_

Address \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Tel: \_\_\_\_\_

☐ Check ☐ Visa ☐ Mastercard

Credit Card # \_\_\_\_\_

Exp. Date \_\_\_\_\_

### Choose Your Level of Membership

- ☐ \$10,000 Preservation Guild
- ☐ \$5,000 Heritage Circle
- ☐ \$2,500 Restorer
- ☐ \$1,000 Benefactor
- ☐ \$500 Patron
- ☐ \$250 Sustainer
- ☐ \$100 Contributor
- ☐ \$40 Family
- ☐ \$30 Individual
- ☐ \$20 Student

Please remit to: The Preservation Society of Charleston • P.O. Box 521 • Charleston, SC 29402



## Preservation PROGRESS

FOR THE PRESERVATION SOCIETY OF CHARLESTON

P.O. Box 521  
Charleston, South Carolina 29402  
(843) 722-4630 • Fax (843) 732-4381  
[www.preservationsociety.org](http://www.preservationsociety.org)

Non-Profit  
Organization  
U.S. Postage  
PAID  
Charleston, SC  
Permit No. 1037



### *Mission of The Preservation Society of Charleston*

FOUNDED IN 1920

*To inspire the involvement of all who dwell in the Lowcountry  
to honor and respect our material and cultural heritage.*

## *Exclusive Listings in and Around the Historic District*



22 Rutledge Avenue  
\$3,350,000



54 Broad Street  
\$3,150,000



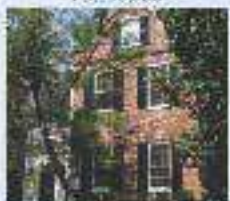
215 Country Club Lane  
\$2,295,000



32 Parkland Street, 7  
\$2,095,000



50 Rutledge Avenue  
\$1,699,000



71 Linchtree Street  
\$1,795,000



147 Trade Street  
\$1,235,000



53 Broughton Road  
\$1,125,000



350 Chapel Street  
\$1,000,000



189 Broad Street  
\$775,500



Disher, Hamrick & Myers

843.577.4115

480 East Bay Street, 196 King Street, Charleston, SC 29403  
[charlestonrealestate.net](http://charlestonrealestate.net) [charlestongreen.com](http://charlestongreen.com)  
One Beachwalker Drive, Suite B 725, 3515 [linktowater.com](http://linktowater.com)

800.577.4118



THANK YOU FOR YOUR SUPPORT



From:

---

---

---

Place  
Stamp  
Here

**The Preservation Society of Charleston  
Post Office Box 521  
Charleston, SC 29402**

Yes, I am pleased to support the work of the Preservation Society of Charleston  
with a contribution in the amount of \_\_\_\_\_ dollars.

*Please note this gift will not be used for Membership or Annual Dues*

My company will match my gift in the amount of \_\_\_\_\_ dollars.

☐ Please send me information on volunteer opportunities with the Society.

☐ Please send me information on leaving a planned gift to the  
Preservation Society through my will or estate.

THANK YOU FOR YOUR SUPPORT

Name \_\_\_\_\_

Address \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Phone \_\_\_\_\_ Email \_\_\_\_\_

☐ Check Enclosed ☐ Visa ☐ MasterCard

Card Number \_\_\_\_\_ Exp. Date \_\_\_\_\_

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

**Make checks payable to: The Preservation Society of Charleston.**

*The Preservation Society of Charleston was founded in 1920 with its purpose being to cultivate and encourage interest in the preservation of buildings, sites and structures of historical or aesthetic significance and to take whatever steps may be necessary and feasible to prevent the destruction or defacement of any such building, site or structure, such purposes being solely eleemosynary and not for profit.*

*The Preservation Society of Charleston is a non-profit 501(c) (3) organization. Contributions are tax deductible to the fullest extent of the law. Please contact our Membership & Development Office at (843) 722-4630 with further questions.*