

# The City Hall Restoration Project

*A Pictorial Guide  
to the Restoration  
of Manchester's  
Treasured Landmark*



Walter A. Stiles  
Campaign Coordinator

Leo R. Bernier  
City Clerk

Roy Shoults, Sr.  
Photographer



**Walter A. Stiles,** Campaign Coordinator, was the driving force behind the publication of "The City Hall Restoration Project." Sensing a need for the renovation to be documented, Mr. Stiles joined forces with photographer Roy Shoults, and together they compiled historical data and pictures of the restoration process.



**Leo Bernier,** Manchester City Clerk, encouraged Mr. Shoults to formalize this effort by recording, through his photographs, the entire construction process. With the ongoing support of Mr. Bernier, the project resulted in this publication.



**Roy Shoults, Sr.,** is a retired social worker from New York who moved to Manchester in 1997. While on a Manchester Historical Society tour of the city, he viewed the renovation of City Hall at its inception. His longtime interest in American history and photography prompted him to request permission to photograph some of the early scenes of the restoration for posterity.

# The City Hall Restoration Project

## *A Pictorial Guide to the Restoration of Manchester's Treasured Landmark*

Walter A. Stiles  
*Campaign Coordinator*

Leo R. Bernier  
*City Clerk*

Roy Shoults, Sr.  
*Photographer*

*Manchester City Hall*  
*1845*  
*Rededicated 1999*  
*Honorable Raymond J. Wieczorek, Mayor*

**Board of Aldermen**

David M. Whiby, Ward 1, Chairman  
Cheryl L. Klock, Ward 2  
Timothy S. Reiniger, Ward 3  
Mary A. Sysyn, Ward 4  
James J. Clancy, Ward 5  
Real R. Pinard, Ward 6  
William P. Shea, Ward 7  
Robert R. Rivard, Ward 8  
Robert J. Pariseau, Ward 9  
William B. Cashin, Ward 10, Dean  
Henry R. Thibault, Ward 11  
Keith Hirschmann, Ward 12  
Richard H. Girard, At-Large  
Daniel P. O'Neil, At-Large

**Special Building Committee**

Leo R. Bernier, City Clerk  
Richard L. Houle, Director of Public Building Services  
Leon L. LaFreniere, Commissioner of Buildings  
Robert S. MacKenzie, Director of Planning  
Diane S. Prew, Director of Information Systems  
Walter A. Stiles, Campaign Coordinator

**Technical Team**

Paul R. Bergeron, Office of City Clerk  
Pamela H. Goucher, Planning Department  
Suzanne M. Sayward, Information Systems Department  
Aarti K. Shrivastava, Planning Department  
Lavallee/Brensinger Architects  
Harvey Construction Corporation of New Hampshire

*The restoration and renovation of City Hall was made possible through the generosity of citizens, school children, public officials, foundations and businesses.*



**T**his pictorial history of the renovation/restoration of the City Hall complex attempts to chronicle the changes that took place in a two-year period, from 1997 – 1999. The last major renovation of the City Hall building took place in 1895, prior to the semicentennial celebration of 1896. The 101-year

period from 1895 to 1996 saw what may be described as a patchwork process.

This book not only shows the great changes that took place in the beautiful gothic-style building but the development of the entire City Hall complex. The former courthouse, now called the West Wing, was completely renovated and restored and a connector was built between the two buildings.

During the two-year period both buildings were completely evacuated, and the personnel were relocated to rented space at 1000 Elm Street. This was a major project in itself, as was the moving back to the complex.

It is important to note that Manchester City Clerk Leo R. Bernier's efforts did much to get the project started, and

stated in April 1995 that private-sector funds would be necessary to do special restoration work over and above the costs of the project itself. The overall cost of the project was \$7.3 million.

Quoting Nancy C. Muller, New Hampshire State Preservation Officer, "*The Manchester City Hall is a supremely important historical and architectural resource, not only for the city and state, but also for the nation. It is wonderful that the city is committed to preserving and enhancing both the functional and cultural values of the City Hall and the adjacent City Hall annex. When the current rehabilitation project is completed, Manchester will have an historic downtown government complex unparalleled in New Hampshire.*"

Mayor Wieczorek and the entire Board of Aldermen backed the project. The Planning Department, under the direction of Robert S. MacKenzie, Director of Planning for the City of Manchester, oversaw the whole renovation, along with the special building committee consisting of several people who met every week for two years. Since 1975, City Hall has been listed on the National Register of Historic Places. See the City Hall archives for further information.

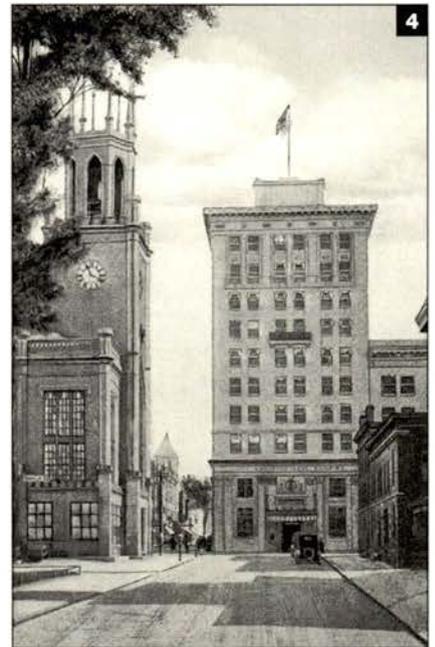
Harvey Construction Corp. of New Hampshire, Bedford, NH, was the primary contractor. There were 19 sub-contractors, and Lavallee Brensinger Professional Association were the architects.

*We thank all who have devoted their time, energy and money to this most important project.*

Walter A. Stiles, *Campaign Coordinator*

Roy Shoults, Sr., *Photographer*



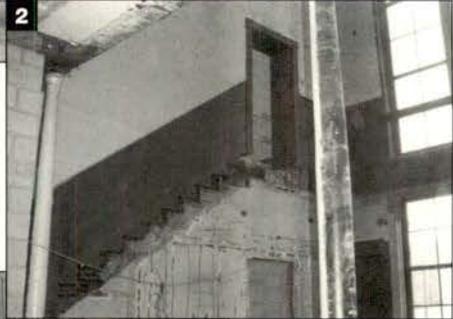


- 1 City Hall 1905.
- 2 City Hall prior to stucco removal. (1922)
- 3 City Hall 1920's. Note flag location.
- 4 City Hall and Amoskeag Bank prior to City Hall Plaza. at right of the car is the old Manchester National Savings Bank & Manchester Trust Co.
- 5 Elm Street entrance to City Hall prior to the start of renovations. See #4 on page 12 for how it looks now.
- 6 Early view of courthouse, which is now the west wing of City Hall.

1 Original 1845 entrance with new doors. (2000)



2 Southeast view of second and third floor. Note exit door from mayor's office. This is prior to the newly constructed grand staircase. (April 1998)



3 Looking down from third floor – old original grand staircase on the west side of City Hall. (February 1998)



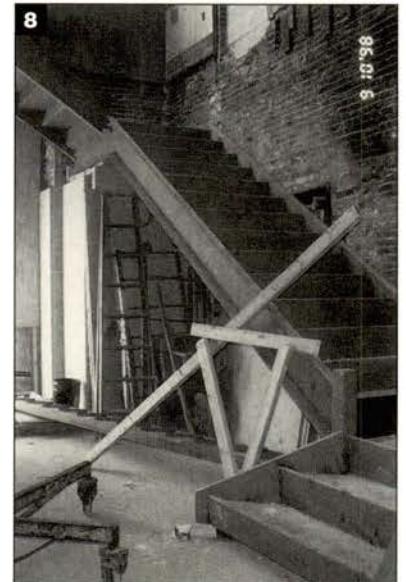
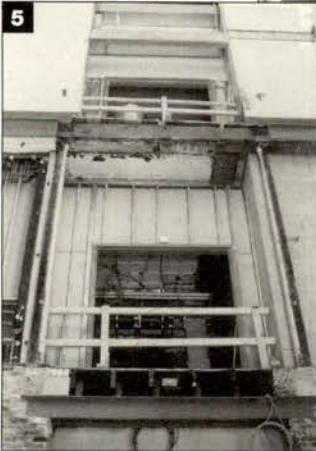
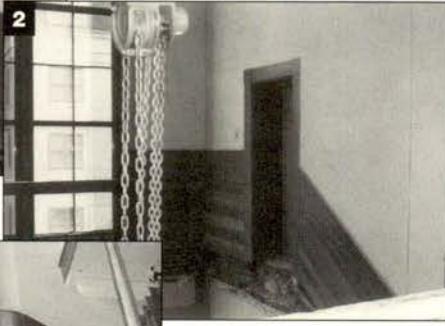
4 Grand staircase area taken from third floor. Note the doorway leading to city clerk's former location. (April 1998)



5 Original 1845 entrance area prior to restoration. Note the former entrance to the city clerk's office at left. This is now the Manchester Economic Development office, Jay Taylor, director. It is the first office on the left through the 1845 entrance.

6 Newly reopened 1845 entrance prior to new doors and granite steps. (Spring 1998)





**1 & 2** Two views showing paneling and old staircase and former entrance to third floor conference room. New entrance is from a corridor going west on the third floor. (Spring 1998)

**3** Old paneling from third floor to second floor. Note the blocked door on left which led to second floor conference room. This was prior to the construction of the new grand staircase.

**4** First and second floor westerly views in grand staircase area. Note the metal doors and window frames. This was prior to the construction of the new grand staircase.

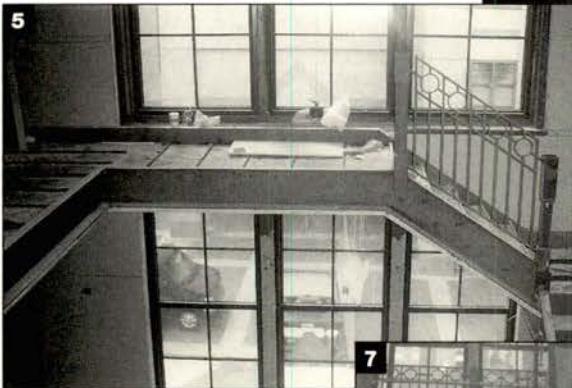
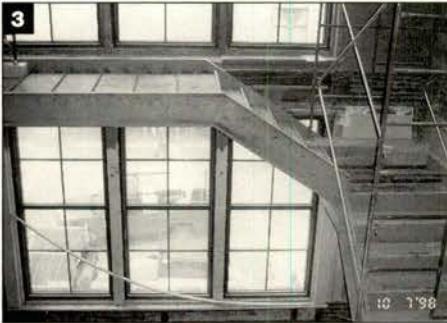
**5** Taken from the south in grand staircase area looking north, prior to building the new grand staircase, with second and third floor corridor openings showing. (July 1998)

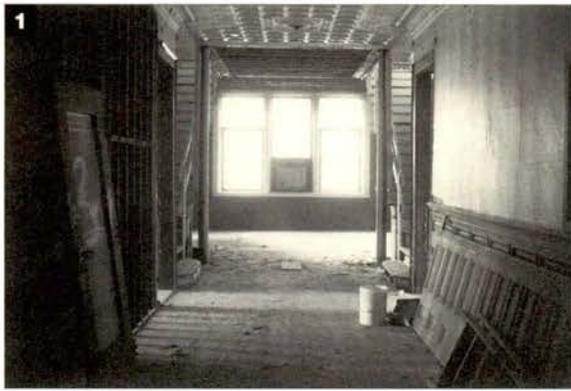
**6** Looking north on the first floor from grand staircase area. Note the steel reinforcement beam on the second floor level. (June 1998)

**7** Looking north on the first floor from the grand staircase area, noting the sheet rock for walls. (June 1998)

**8** Beginning construction of the new grand staircase, first floor. (August 1998)

- 1 Mayor Raymond Wieczorek inspecting grand staircase area. (Late summer 1998)
- 2 First to second floor. Note door to plaza center. (Summer 1998)
- 3 Second to third floor. (Fall 1998)
- 4 Sheet rocking staircase, second floor area. (Fall 1998)
- 5 Second and third floor views. (Fall 1998)
- 6 Cementing first floor at entrance. (Fall 1998)
- 7 Painting the first floor.
- 8 Staircase area. (Early winter 1999)





**1** Second floor looking south (left) from top of old Elm Street stairs. Now part of the Finance Department.



**2** Original split grand staircase from second to third floor. Note the wooden stairs.



**3** 1845 entrance as it is today. (2000)



**4** Grand staircase and entrance looking from third floor, prior to installation of McDonald chandelier.

**5** Early 1999 grand staircase finishing touches, third floor.

**6** McDonald chandelier installed on third floor, which was given by the McDonald Corporation in memory of the McDonald brothers who founded the company. The brothers grew up on the west side of Manchester and are now deceased. They were the "shining lights" of the fast food industry. (Early 2000)



**1** 1896 stairway at Elm Street entrance prior to demolition. The entrance to the Aldermanic Chamber was to the right at the top of the stairs. The office of Deputy Clerk Paula LeBlond-Kang is now on the first floor in this location. (November - December 1997)



**2** Looking downstairs to former Elm Street entrance. (November - December 1997)



**3** Workmen closing the former 1896 Elm Street entrance. (March 1998)



**4** Closed 1896 entrance as it looks today.

**5** Early March-April 1998 view of City Hall showing opened 1845 entrance and Elm Street entrance being closed. Note material on corner, formerly the wheelchair ramp leading to City Hall, is now gone.





**1** Workman replacing old windows with new, in the third floor conference room, facing south. (April 1998)



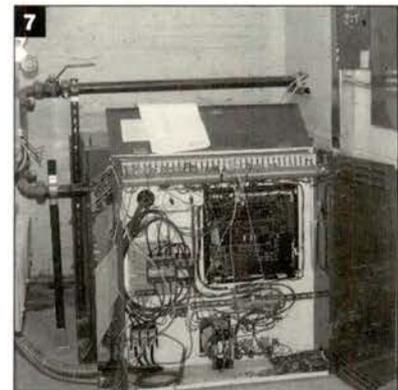
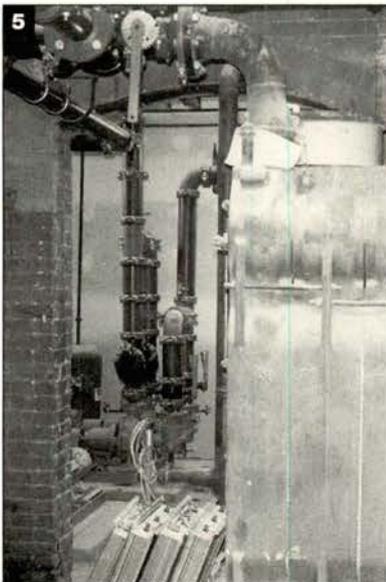
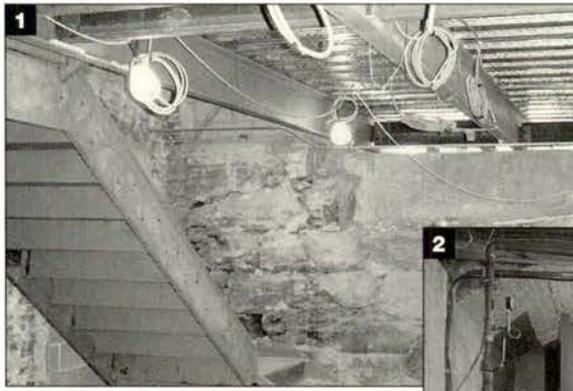
**2** Workmen installing telephone cable on a cold October 1998 day. Note dumpster used to accommodate refuse from gutted City Hall.

**3** City Hall 1998. Room at left was the first floor former entrance to city clerk's office, which is now the Manchester Economic Development office.

**4** October-November 1998 view of City Hall. All original woodwork has been painted and the roof has been shingled.



- 1 Stairway to basement. Note the steel beams supporting south end of City Hall. (May 1998)
- 2 Open Diebold door (old safe).
- 3 Studding at the south end of City Hall basement. (June 1998)
- 4 Basement lunch room prior to gutting the basement; now the archives area.
- 5 City Hall boiler room. (May - June 1998)
- 6 Telephone equipment being installed in the basement of City Hall, by Ken Yergeau of the Information Systems Department with Suzanne Sayward looking on. (September 1998)
- 7 Equipment being installed.



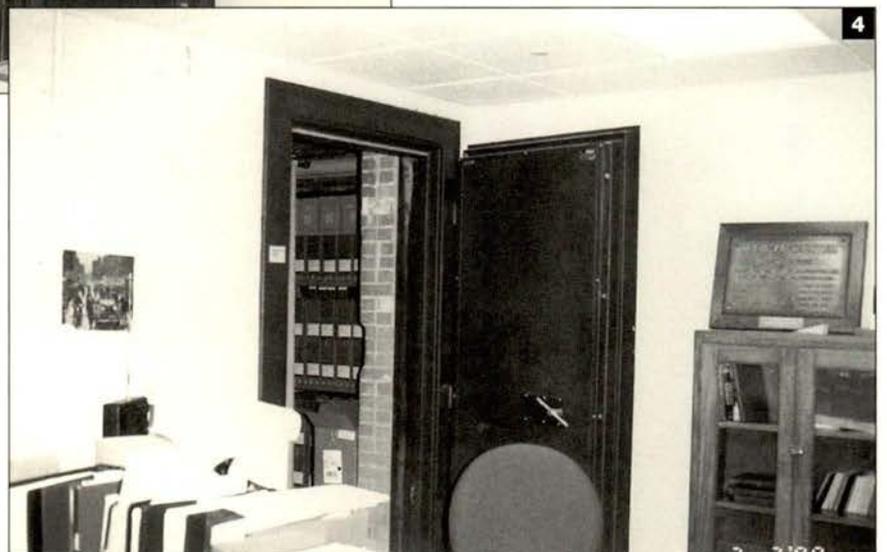
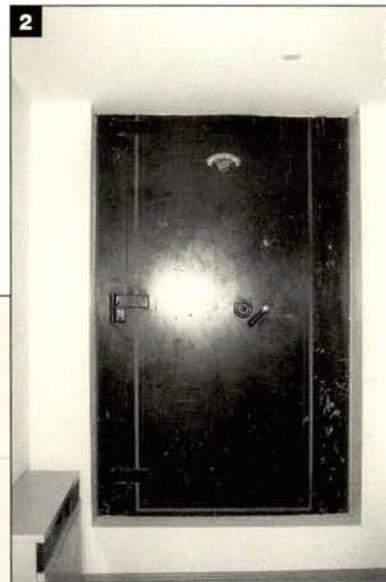


**1** Diebold door, basement of City Hall. The former jail was in the southwest corner of City Hall, and is now a part of the archives. (December 1997)

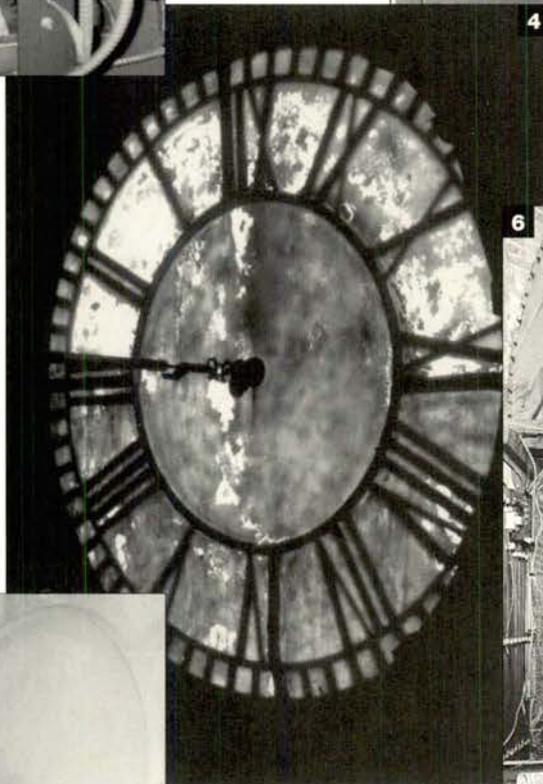
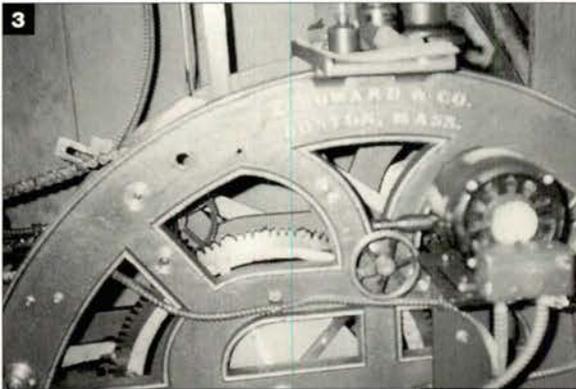
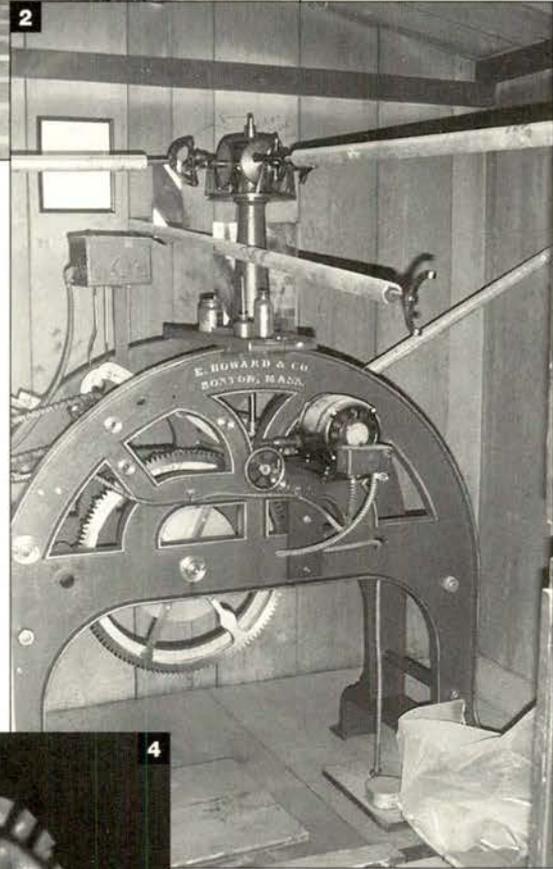
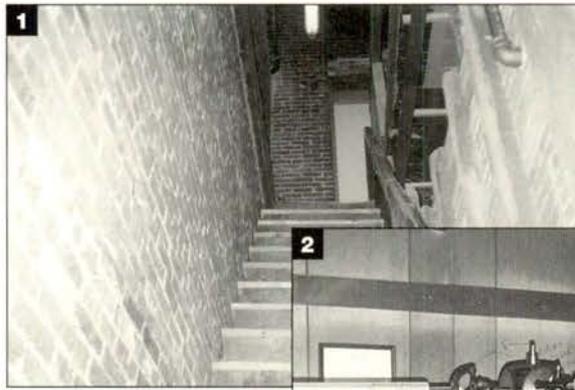
**2** Finished basement location of Diebold door, which is no longer used – for show only. (April 2000)

**3** New vault door of archives, in the southwest corner, where the city jail was originally located.

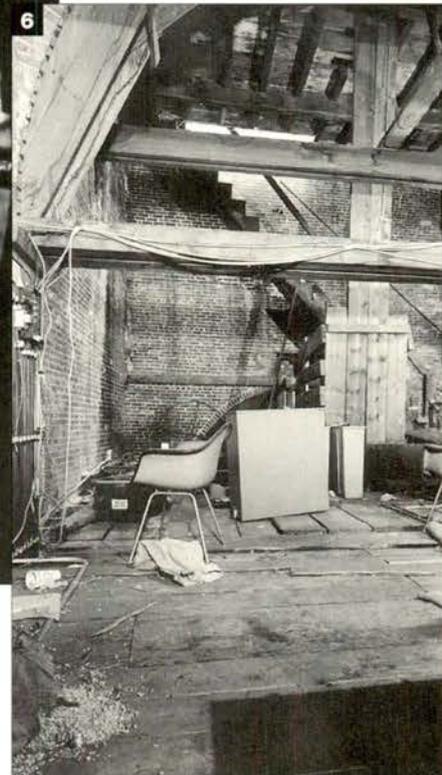
**4** Finished archives area. (April 2000)



- 1 Stairway to clock tower. Note the old handrail. Entrance to the tower is from the third floor conference room.
- 2 Clockworks made by E. Howard & Co., Boston, MA (not the original clockworks).
- 3 Closeup view of the clockworks.
- 4 Clock face prior to restoration. (1998)
- 5 Clock face restored (there are four faces).
- 6 Attic area prior to cleanout. Note the large arch.



*The clock tower restoration (\$30,000) was paid by the Samuel P. Hunt Foundation.*





- 1 Stairway to bell tower from clock area. (December 1997)
- 2 Stairway to the clock tower. (December 1997)
- 3 Middle of attic stairway leading to a trap door in the roof. (December 1997) This was where the flag was raised (see #3 page 7).
- 4 Arch on the way to the clock area, which is a strengthening-supporting type of construction. Note there are at least two layers of brick.
- 5 Duct work in attic. City Hall now has central heating and air conditioning.
- 6 Walter A. Stiles in the attic of City Hall. (December 1997)

1 Third floor Finance Department after all the equipment was removed to 1000 Elm Street (1997). The Aldermanic Chamber, the mayor's offices and the aldermen's quarters now occupy this third floor area.

2 Looking east prior to partitions being built to separate chamber from mayoral offices. (February 1998)

3 Looking east prior to partitions being built to separate chamber from mayoral offices. Start of the balcony, east to west. (February 1998)

4 The new Aldermanic Chamber, looking south, showing the balcony under construction. Note the tin ceiling. (March 1998)

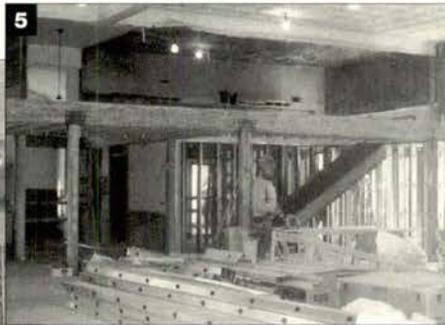
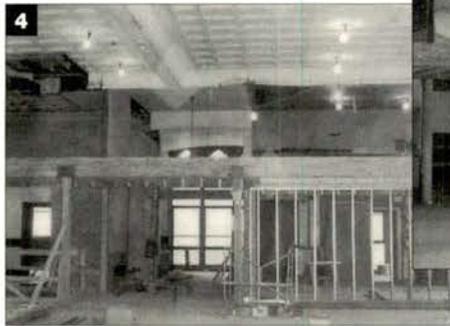
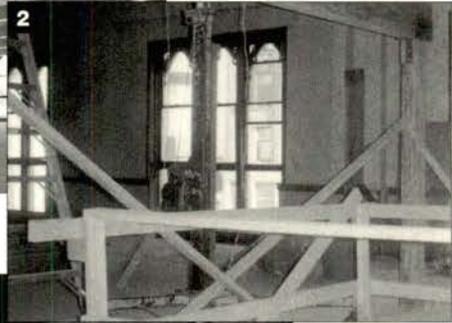
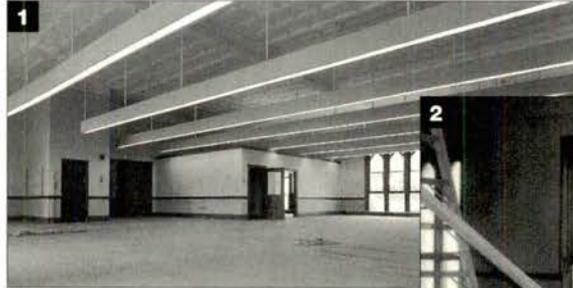
5 Looking south, studs and sheetrock used to separate mayoral and aldermanic offices on either side of present Aldermanic Chamber.

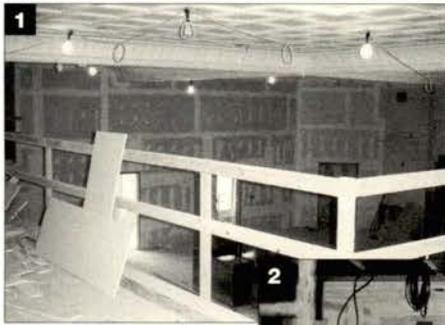
6 Looking east at partitions being built to separate mayoral offices and aldermanic chambers. (April 1998)

7 More balcony construction.

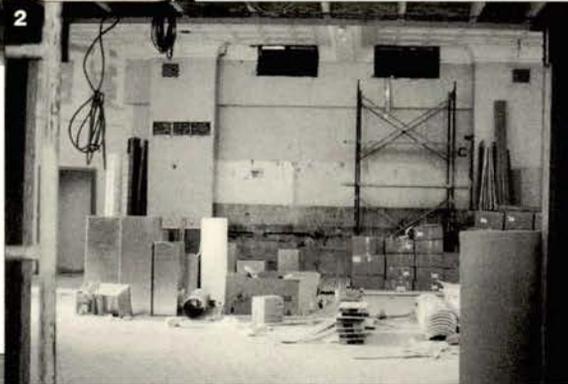
8 Closing in Aldermanic Chamber, duct work, etc. (June 1998)

*The next three pages show the construction of the Aldermanic Chamber from start to finish. What isn't shown are the supports required of the floor in many areas. The Aldermanic Chamber is on the third floor of City Hall, which was formerly the Finance Department. The Finance Department is now located on the second floor. Tin ceilings were part of the 1895-96 restoration.*





**1** From the balcony with its temporary railing, looking west showing walls now constructed between the Aldermanic suite and the chamber.



**2** Looking north. (July 1998)



**3** Looking north. (August 1998)



**4** Looking south at the start of the balcony and stairs at right. (August 1998)



**5** Left of center is hallway going south. (September 1998)



**6** Entrance to the Finance Department on the third floor prior to the restoration. Note the old wooden railings on the third floor, and the old lights. The grand staircase steps are on the left and right. View is north into what is now the Aldermanic Chamber. The present grand staircase is now located in the foreground.

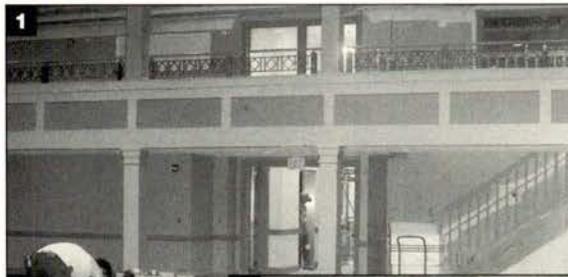


**7** December 1998

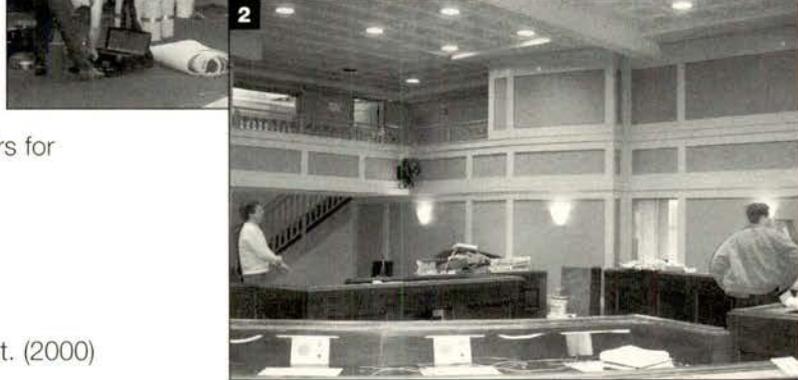


**8** Laying carpet. (December 1998)

1 Laying carpet. (December 1998)



2 Foreground – aldermanic locations. Background – citizens' bench area. (March 1999)



3 Foreground – area where benches for citizens are being built. (March 1999)

4 Balcony view looking at wall of mayoral offices, right.

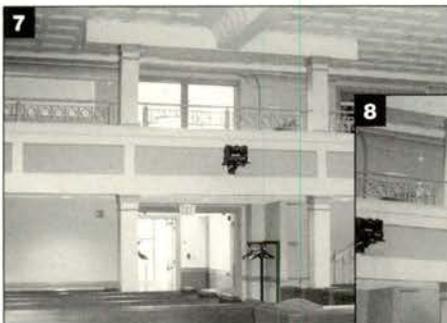
5 Completed chamber. Note TV camera, mayor's podium, center rear, and three chairs for citizens (foreground) to address mayor and aldermen.

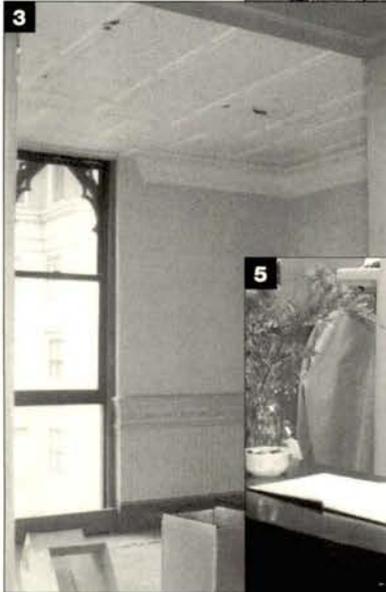
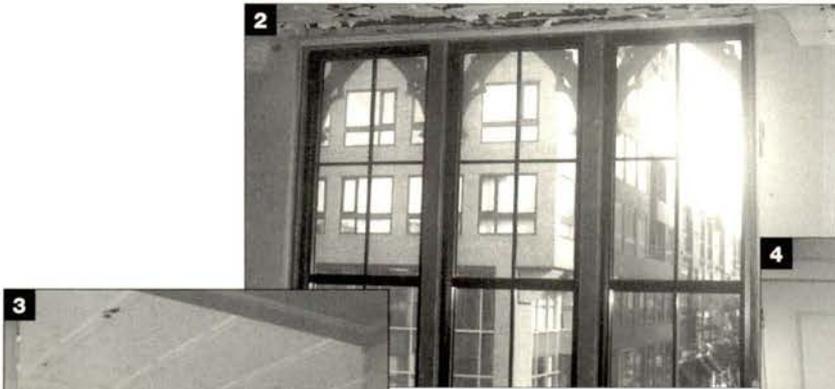
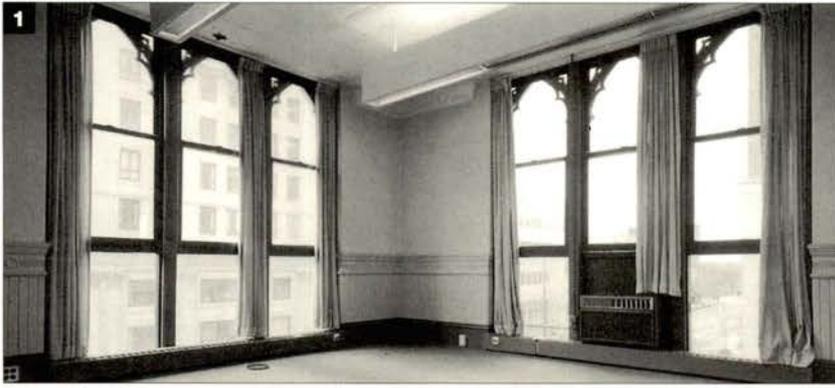
6 Completed chamber looking southeast. (April 2000)

7 Completed chamber looking south and west. (2000)

8 Completed chamber looking south and west. Note TV cameras below balcony.

9 Looking south.



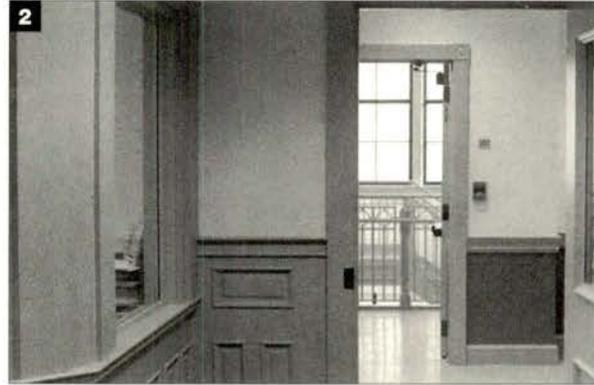


- 1 Mayor's office to be. (December 1997)
- 2 Mayor's office to be, looking east. (October 1998)
- 3 Mayor 's office to be. (November 1997)
- 4 Entrance to mayor's office today; aldermanic doors to left. (2000)
- 5 Reception desk outside mayor's office, Lorraine Blushiy, secretary to Mayor Baines. (2000)
- 6 Looking up Hanover Street from mayor's office, now completed. (2000)
- 7 Mayor Baines' desk and office today. (2000)

- 1** Second floor looking south. Note that the arch support above panelling on far right is at the Information Center on the first floor. See page 26 photos #4 & 5. (April 1998)



- 2** Completed Finance Department entrance as it looks today, with the reception booth at left, looking south. (2000)



- 3** Mayor's office on second floor, with furniture removed. (1998)

- 4** Second floor view of present Finance Department. Note reinforced supports of third floor. (May 1998)

- 5** Former Aldermanic Chamber, second floor. Note that aldermen sat with their backs to citizens. Now the aldermen on the third floor face the citizens. (May 1998)

- 6** Former stairway location going to first floor Elm Street entrance, now part of Finance Department, second floor. See page 12, photos #1, 2, 3 & 4.





- 1** Southeast corner office of Kevin Clougherty, Finance Officer. (2000)
- 2** Former location of second floor conference room prior to restoration, presently the office of Deputy Finance Officer Randy Sherman.
- 3** Former Aldermanic Chamber, second floor. (1998)
- 4** Present view of second floor Finance Department in general area of former Aldermanic Chamber and mayor's office.
- 5** Second floor looking south.
- 6** Second floor looking north to door to the former Aldermanic Chamber.
- 7** Former mayor's office entrance just beyond the entrance to second floor aldermanic chambers.



**1** City clerk's corner during restoration. Note door at left which is no longer there, and the wheelchair accessibility ramp. This was the worker's lunchroom in early 1998.



**2** City clerk's office prior to renovation looking west, which is currently Jay Taylor's Economic Development Office reception area.



**3** City clerk's office during restoration. It was a pharmacy in 1846 and at one time was the mayor's office. There was no heat in the building during the restoration-renovation. (June 1998).



**4** Complete city clerk's office with view up Hanover Street. (2000)



**5** City Clerk Leo Bernier's desk, with a painting by Ralph Knoettner. The painting had been located in the offices of Bemis & Breton. It was donated to the city by Dr. Bemis' daughter, Mrs. Wilkinson. (2000)



**6** Completed office of the city clerk looking southeast on Elm Street. (2000)





**1** Mr. James W. Klemarczyk (center), of Harvey Construction Co., was the outstanding superintendent of the City Hall Restoration-Renovation project. (October 1998)



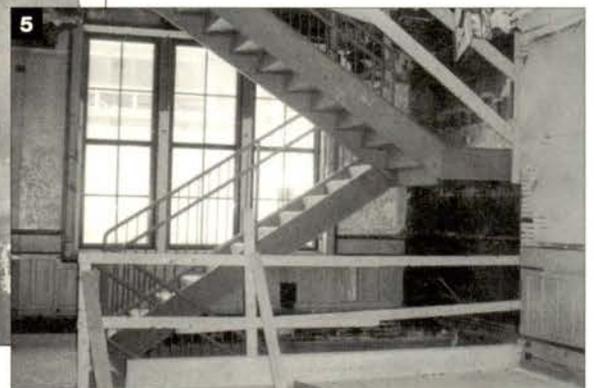
**2** Northwest corner of City Hall prior to construction of the new northwest stairway. Lower windows are in Mayor Wieczorek's former office on the second floor. Upper windows are in the Finance Department's former offices on the third floor. (February 1998)



**3** Walter A. Stiles and general view of mayor's former office area in the second floor of City Hall. (February 1998)



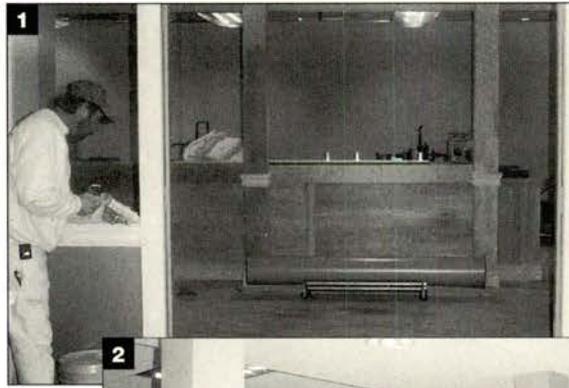
**4** Northwest corner of City Hall looking up toward the third floor. Note the wallpaper, plaster and lathes on very back. A section of this paper is framed in the city clerk's office. Historic note: There were two wallpaper factories on the east side of the Merrimack River in the mid-1800's which produced 2.5 million rolls of wallpaper a year. (February 1998)



**5** New staircase under construction in the northwest corner of City Hall, second floor. (April 1998)

Note: Both buildings required substantial reinforcing at all levels. For example, the City Hall foundation is five to six feet thick, but internally more reinforcement was required in many areas.

1 Looking north, the Vital Statistics Division (office of City Clerk) under construction in the first floor of City Hall. (October 1998)



2 Completed office of Vital Statistics. (March 1999)



3 Looking south from Vital Statistics office toward main entrance. (March 1999)



4 Information Booth in final stages of construction. The woodwork was moved from the second floor as part of the 1896 renovation.



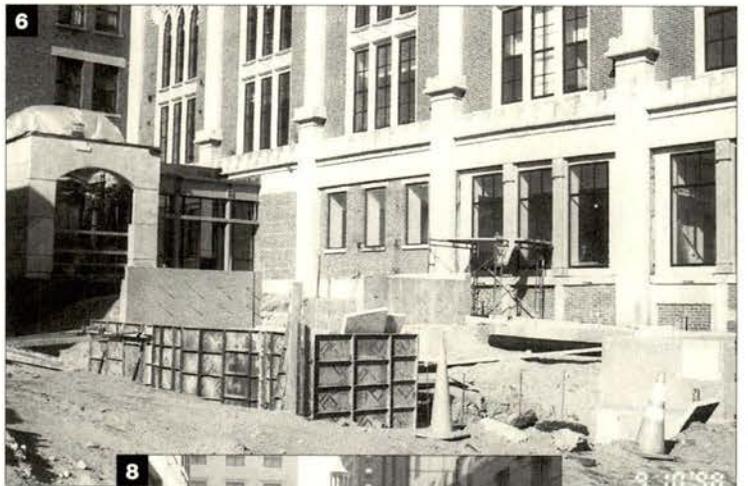
5 Archway on second floor which was utilized in the Information Booth – see photo #4. (December 1997). Refer to page 22 #1.

6 Walter A. Stiles received the Spirit of Manchester Award (lapel pin). The second floor conference room was named in his honor. Walter is shown here in the Information Booth with his grandchildren (left to right) Patrick O'Malley Stiles, Lillian Mae Coolidge, Walter, Ellen Mae Stiles, and Lydia Stiles Coolidge. (January 19, 1999)





- 1 West parking lot of City Hall prior to building the connector. Note the old fire escape which led from the third floor Finance Department down to the mayor's office on the second floor. (Summer 1997)
- 2 Found under the parking lot, this incinerator was probably used for burning papers since there were no paper shredders in those days.
- 3 Walter A. Stiles looking for bricks which were identical to those on City Hall itself. (Summer 1997)
- 4 West wing parking lot prior to excavation. The brick oven where papers were burned was found in the vicinity (the third column from the left).
- 5 Forms for the connector. Hampshire Lane in foreground. Former west parking lot. (September 1998)
- 6 Start of dome, where parking lot used to be. (September 1998)
- 7 More views of the connector under construction. Note wheelchair ramp at right.
- 8 Hampshire Lane looking south from Stark Street. (June 1998)



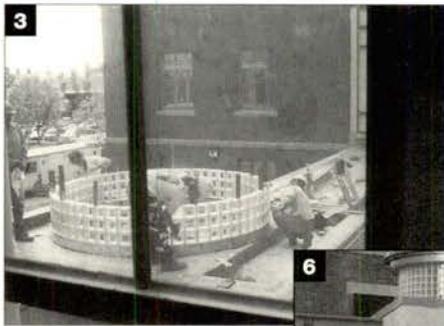
1 Looking north on Hampshire Lane.  
(September 1998)



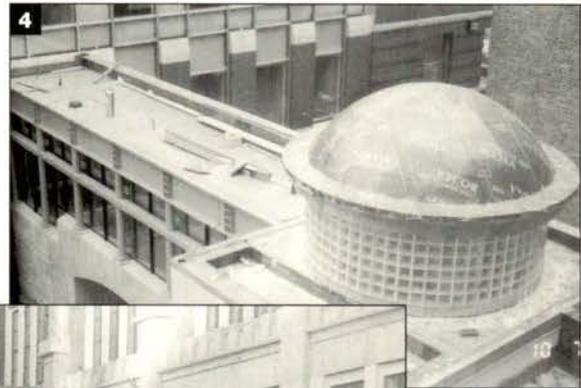
2 Looking south on Hampshire Lane  
at work being done on the west  
wing expansion. (August 1998)



3 The dome under construction.  
(August 1998)



4 The dome on the connector is  
mostly completed. (September  
1998)

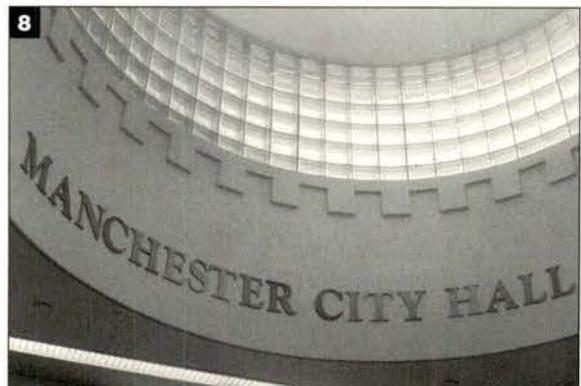


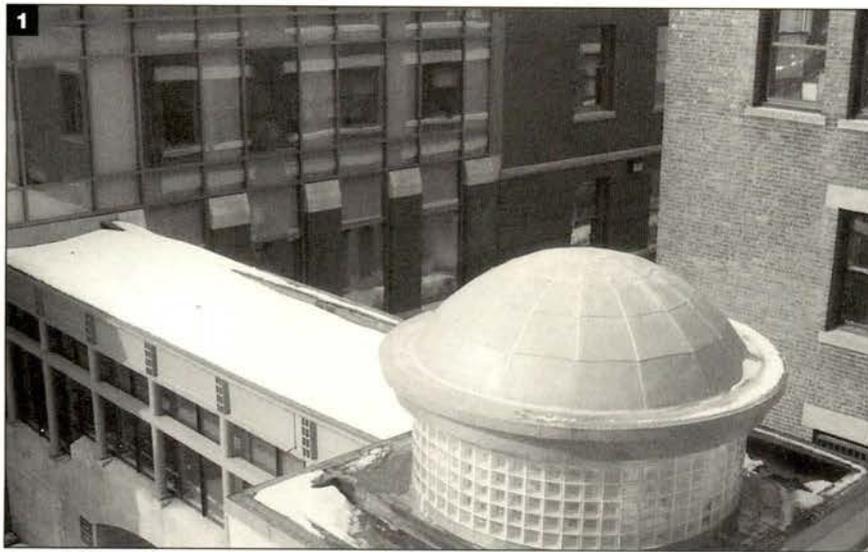
5 Partially finished connector looking  
north. (October 1998)

6 Forms for stairway in connector  
area are in place. (November -  
December 1998)

7 Worker finishing inside of dome.  
(October 1998)

8 The completed dome.  
(February 2000)





- 1** View of connector and dome.
- 2** Jack Kenny from *The Union Leader* and Walter Stiles outside under the connector entrance. (November 1998)
- 3** Walter Stiles stands between benches that were given in memory and paid for privately. (February-March 2000)
- 4** The connector area is nearing completion. (November 1998)
- 5** Completed connector. A 19th-century postcard, reproduced and enlarged along with several other historic photos, will be displayed on the connector north wall. Donated by the McIninch Foundation.



- 1 The City Hall Annex (or courthouse) prior to expansion and construction of connector.
- 2 Another view of the expansion. (December 1997)
- 3 The expansion of the west wing continues.
- 4 A view of the west wing and completed connector. (April 2000)
- 5 South entrance to west wing from City Hall. (October 1998)
- 6 South entrance. (October 1998)





- 1 South entrance of west wing showing the steps under construction. (1997)
- 2 Landscaping begins on the south side of the west wing. The British phone booth was donated by Dean Kamen. (Summer 1999)
- 3 South view of landscaping to the right of the front door of the west wing. Potted flowers are temporary. (August 1999)
- 4 North end of the west wing in winter 2000.
- 5 South end of the west wing in winter 2000.
- 6 View of courthouse, which is now the west wing of City Hall, and City Hall itself.



1 Basement of west wing showing a Bobcat removing the old cement floor. (December 1997)



2 Rubble in basement of west wing. (December 1997)



3 Workman on stilts plastering in the west wing basement after the floor is completed. (April 1998)



4 Another view of the basement work in progress. (May 1998)



5 Basement framing. (May 1998)

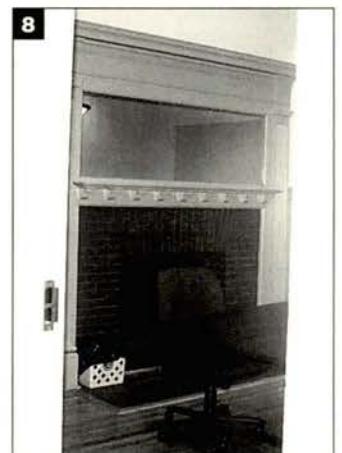
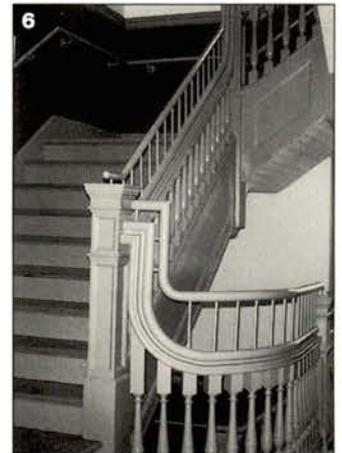
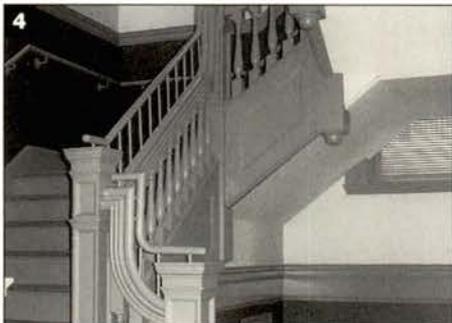


6 Another view of framing. (July 1998)



7 A completed office entrance. (2000)

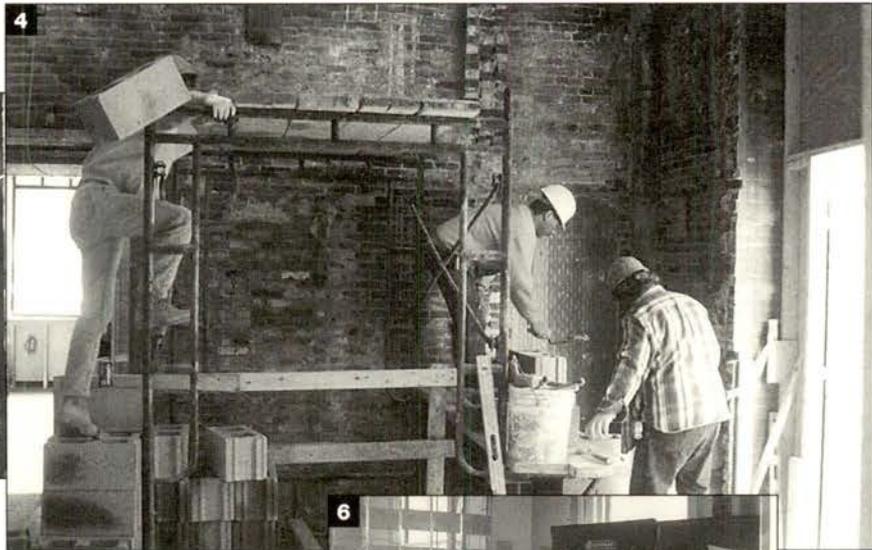


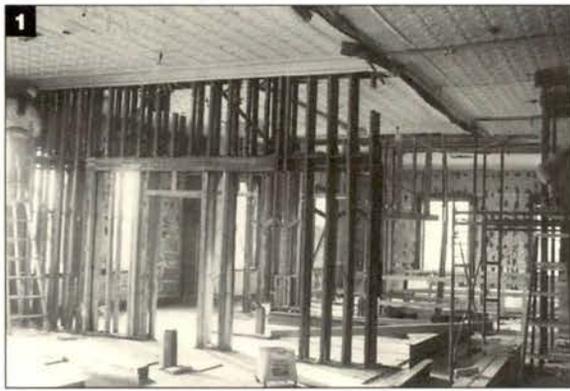


- 1 Completed office entrance. (Spring 2000)
- 2 Internal view of solicitor's office in lower level of west wing.
- 3 Refurbishing starts on west wing basement staircase. (March-April 1998)
- 4 Completed stairway from basement to first floor in the west wing.
- 5 West wing staircase from basement to first floor to second floor. (December 1997)
- 6 Completed west wing staircase from basement to first floor to second floor.
- 7 Conference room (formerly the judge's chambers) on the first floor of the west wing prior to restoration. (1998)
- 8 Completed conference room. (2000)

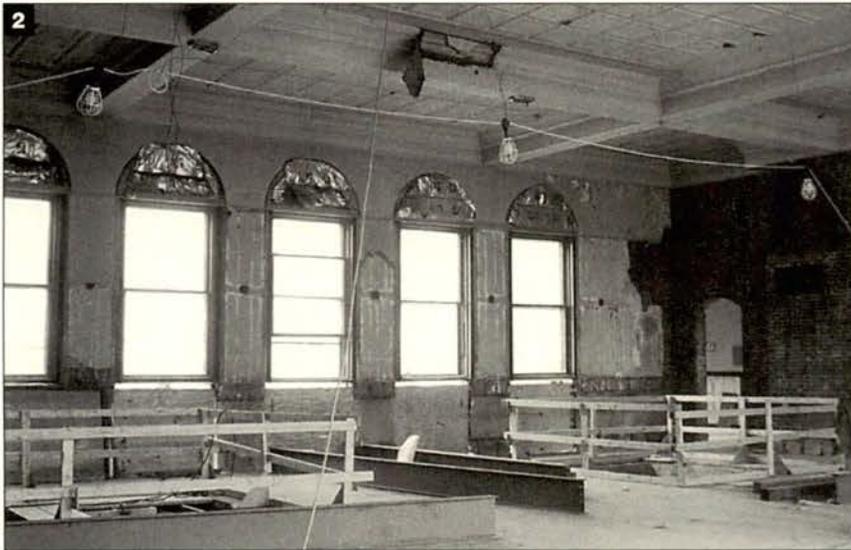
*West wing basement views.*

- 1** Looking from first floor down to the basement. Note the supporting steel beams and cement blocks. (December 1997)
- 2** Redoing the basement floor. (December 1997)
- 3** Workmen in the basement.
- 4** First floor of the west wing showing the elevator shaft construction. (April 1998)
- 5** First floor west wing hallway under construction. (February 1998)
- 6** First floor work continues.
- 7** Renovation of the tax collector's office nears completion. (October 1998)





**1** Second floor west wing construction. Note the tin ceilings. (December 1997)



**2** Second floor view of the west wing looking east; this area is now the Building Department. Note steel beams. (December 1997)

**3** Second floor west wing Building Department under construction. (April 1998)

**4** First floor west wing inspecting is nearly completed. From left to right: Sean Thomas, aide to Mayor Wieczorek; Don Barley, Merrill Lynch; Mayor Wieczorek; Walter Stiles; and Dick Houle, Director, Department of Public Building Services. (Summer 1998)

**5** Looking south in the first floor west wing are Don Barley, Walter Stiles, Mayor Wieczorek and Dick Houle.

**6** Don Barley of Merrill Lynch presents a check to Walter Stiles, Campaign Coordinator, and Mayor Wieczorek. Salomon Smith Barney was also a major contributor.



1 The first meeting in the Aldermanic Chamber, Mayor Wieczorek presiding. (January 1999)



2 Alderman Cheryl Klock presents "Spirit of Manchester" award to Walter Stiles. (January 19, 1999)



3 Mayor Wieczorek presents a granite plaque with the city seal, naming the second floor conference room "The Walter A. Stiles Conference Room."



4 Walter Stiles with granite plaque and grandchildren (left to right) Lydia Coolidge, Patrick Stiles and Lillian Coolidge. (January 19, 1999)



5 Walter Stiles with his grandchildren in the first floor information booth. Left to right: Patrick Stiles, Lillian Coolidge, Ellen Stiles and Lydia Coolidge. (January 19, 1999)



6 Left to right: Mayoral aide Sean Thomas, Alderman Henry Thibault, Walter Stiles and Alderman William Cashin, the longest serving alderman in the history of Manchester, 15 consecutive terms.



7 Opening ceremony. Former Police Chief Tom King is third from left in foreground.



8 Walter Stiles with granddaughters Ellen Stiles and Lillian Coolidge in the Stiles Conference Room.



*Grand Reopening March 6 & 7, 1999*



**1** Mayor Raymond J. Wieczorek with two young citizens in his office.



**2** Gladys Gosselin in the mayor's office area, third floor.



**3** Polish art display.



**4** A variety of Polish foods were served for the grand reopening.



**5** Student entertainers perform in the Aldermanic Chamber.



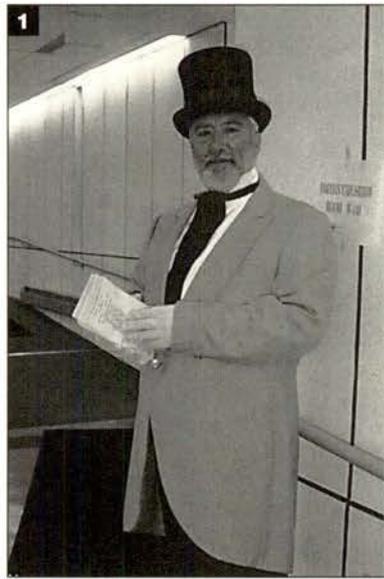
**6** The Haitian Relax Band entertainment group and craft display in the west wing.



**7** Another view of the Haitian Relax Band entertainers and craft display.

*Grand Reopening March 6 & 7, 1999*

- 1** City Clerk Leo R. Bernier in 1840-50's costume.
- 2** Walter A. Stiles, Campaign Coordinator, in 1840-50's attire.
- 3** Deputy Clerk Tricia Picuch with City Clerk Leo Bernier.
- 4** Leon LaFreniere, Building Commissioner, and Denise Demanche in west wing.
- 5** Campaign Coordinator Walter A. Stiles and City Clerk Leo R. Bernier in period dress.
- 6** Janet and Walter Stiles in Walker Information Booth on the first floor of City Hall. The booth was given in memory of Lt. Col. Frederick N. Walker, Jr. by his wife, Adelaide Walker.



# City Hall Restoration Kickoff

September 8, 1995 (Alderman Chambers, Second Floor)

**M**ayor Wieczorek stated, "I thought Walter was one of our aldermen for a while, but, he is not serving; still he gives me a lot of advice, and also the rest of us a lot of advice. So now we have him on a project that is going to be very, very worthwhile. As you know, with City Hall this is really the gateway; people that come here, first impressions that are formed are many times the lasting impression. There is no question that there is an awful lot of work that has to be done to rehab City Hall.

"Over the years, and we have John Mongan, who represents an era in the past, he's worked in these halls, and I've worked, and everybody that has been named there, Mayors Dupuis and Beaulieu, and Dick Stanton occupied those chambers for a number of years. The office of the mayor has moved around because even in my tenure I remember when Mayor Benoit was sitting out front facing the street. The mayor's office has moved around in this building from the first floor to the third floor to the second floor – maybe there is some design to it by keeping it as mobile as it is, and maybe it is to get you out the door.

"I want to introduce at this time Reverend Keith Reynolds, who is going to be playing a very important part in what we are doing here." Reverend Reynolds stated, "May we pray. Almighty God, we come before You this morning giving You thanks for this day that You have given us. Thanking You for the weather that You have brought our way, for the rain that is still so much needed. We thank You also for the leadership that has been provided on this project. We thank You for the donations that we are here to acknowledge this day, and we are thanking You in advance for the ones that will come in to make this project possible. God, we also pray Your blessings upon this project, that You would have Your hand upon it and Your guiding will with everyone involved. We pray Your blessings upon all of those who will be involved in seeing it through to its completion, that they would know how to act and the best ways to go. That they would have Your wisdom, and Your guidance with them. God, we also pray Your blessings upon the workers of this project. We pray that they will take pride in their work and they will do the best possible job in bringing these renovations into being. We pray also for the safety that You would watch over them and keep them safe. Again we pray for Your wisdom, for Your guidance to be with each and every one responsible for this project. We pray that Your spirit of cooperation would be upon each one as they face decisions to where opinions will differ, but that they might work them out in the proper spirit. This we thank You for. Amen."

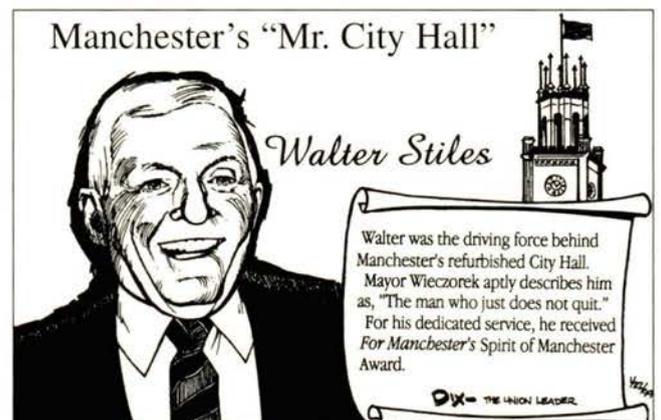
Mayor Wieczorek stated, "Thank you, Keith, I guess you said it all right there.

"I would like to acknowledge the committee that we have, former Mayor Dupuis is a member, but unfortunately is in Philadelphia at a conference and former Mayor Beaulieu is also a committee member and is away, but he did send a note to Walter that reads as follows:

"Due to a scheduling conflict I regret not being able to attend the kickoff of the fundraising effort to help subsidize the historic renovation of our City Hall. I appreciate you calling on me for this worthy cause. The goal of raising \$600,000 is attainable. The citizens of Manchester and the committee would like to thank the businesses and people already committed and involved in the preservation of our historic City Hall. This effort continues to preserve the jewel in the crown of our Queen City.

"Other committee members who are present, former Mayor John Mongan who has served two different terms, and probably is one of the acknowledged historians here as to what has gone on in the city. Jane Stanton, former Mayor Stanton's wife, is here. Also, now I would like to introduce Walter Stiles, who is the campaign coordinator who has taken on this project. I can tell you that Walter is about as tenacious as anybody I know, and when he gets a hold of something, there is no question that he is going to stay with it until it is brought to a successful conclusion. Walter, we are all looking forward to working with you and getting the job done."

Mr. Stiles stated, "Thank you very much, Mayor Wieczorek. It is a pleasure to be here this morning and this is really a very historical event. What I am going to be doing this morning is talking about the history of Manchester, as to how all of this started. If any of you have not picked up this 'How It All Started' there are several copies right out front here and all



## YOUR CITY HALL

I'm old and tired and need your help!  
Neglect is the word you know.  
I'm now a hundred and fifty years old  
With many years to go.

I'm a building of beauty, that's for sure,  
Unique in so many ways.  
I'm in the heart of your beloved city  
Where I've spent many happy days.

The time has come – I need your help!  
To restore me as I used to be.  
My outer looks are not that bad  
But inside? A disaster to see!

False ceilings, partitions, worn out carpets,  
Painted woodwork – a real mess.  
I'm a jumble of just about everything  
More than indigestion, I confess.

I stand as a symbol of the past  
And yes, of the future, too.  
But I need your dollars to be restored  
As I looked when I was new.

Two million has been set aside  
To renovate the annex and me.  
But to restore me to my old glory  
Takes extra dollars, you see.

This is where you all come in  
From students to the old in years,  
Workers from every walk of life,  
Plain citizens to high careers.

Businesses, banks, trusts and groups  
You name it – I need you all!  
Please pitch in as you can afford  
And in the process have a ball.

The goal is \$600,000 minimum  
But that figure you should exceed!  
If I know the citizens of Manchester  
A million is possible indeed.

I'm depending on you to fix me up  
The way I used to be.  
The call is out to one and all  
The word is "generosity!"

*Written by Walter A. Stiles at 4:30 in the morning on October 24, 1995, and used for fundraising purposes in the private sector.*

other information that you may need as far as contributions are concerned. You also have a copy of the laws of the State of New Hampshire passed in the June session of 1846.

"Let's begin by saying that this building that we are in this morning was in the National Register of Historic Places on June 13, 1975. This building replaces the old town house which was erected on this site in 1841. The lot that this building is now on cost \$2,400 and it was purchased from the Amoskeag Manufacturing Company. Not a bad piece of real estate for \$2,400. On Monday the twelfth of August, in 1844, the old building that was on this site burned and the building was totally destroyed. Then a town meeting was called to be held on August 30, and it was voted to 'build the town house as good or better than the old one, and put a clock and bell on the same.' As a result of that fire, various reservoirs in this area were enlarged so that there would be more water in case of further conflagrations.

"Two fire stations were built at that time and two new fire engines were acquired, Massabesic #4 and Torrent #5. Thus, Manchester not only had the best water supply, but also had a fire department second to none. Mr. Edward Shaw of Boston drew up the plans for this particular building, and under the supervision of Mr. Elijah Hanson, the building was nearly finished in October of 1845, so you can see it was just about 150 years ago that this building was finished. This building is 100 feet long and 60 feet wide, and at the time it was built, it had five stores with an office for the city clerk and a room for what was called the common council on the first floor. The City Hall, office of mayor and the city marshal and rooms for the engineers and school committee were on the second floor of this building.

"As Potter's History relates, (and incidentally, if you have never read Potter's History you want to get a copy) 'while to the disgrace of the city, the lobby, or the city prison, was in the cellar on the southwest corner.' This building, the whole structure with the bell and all, cost the sum total of \$35,000. Not a bad bargain, really. It was originally planned as all stone but brick was used for the walls between the columns which you see outside, and the bricks were painted and sanded to imitate stone.

"The building was remodeled in 1895, the last major remodeling, 100 years ago. There has been subsequent remodeling, too, but the major remodeling was done 100 years ago. At that time, the stores that were located on the ground floor were vacated and the space was taken for the municipal offices. The entrance was moved from Market Street to Elm Street.

"This meeting today might be described as the kickoff for the historical restoration of this building. We

are talking about an historical restoration, we know that the building needs renovations, but they are going to do the best they possibly can to restore this building to the way it was when it was originally built. We may not be able to do every single thing, but at least working on it will be making an attempt to do the best job they know how to make it look the way it used to. For example, the false ceilings will be gone, the woodwork will be taken down to its natural finish, the way it was many years ago. To do renovations, the aldermen, back in 1989, set aside \$1.1 million, and also we have a community development block grant under the disability act for \$450,000 but what we are talking about today is the money that is needed to make this historical renovation over and above just doing construction on the building. As we say in the brochure, this building should be the crown jewel of this city, but sad to say in its present condition, it is not.

"So we are appealing to schoolchildren and citizens of Manchester generally, businesses, trust funds, special organizations, professional organizations and so on. We hope they will respond to raising this money. This restoration is going to accomplish many things; it will renew a sense of pride by all of the citizens of the City of Manchester and will give a better impression to outsiders who come in to Manchester. When they walk into this building, let's face it, when they see the carpets frayed and the woodwork chipped and things don't look too good, they form an impression as to what Manchester is all about, and we are not all about that. We are going to be first class when this restoration and renovation is completed. Also, this renovation and restoration will serve as a catalyst to help rejuvenate downtown Manchester.

"Many books have been written about Manchester, and all the material that I am talking about is in many other books, but the ones I have are 'Potter's History of Manchester,' Grace Holbrook-Blood's 'Manchester on the Merrimack,' Thorpe's 'Manchester of Yesterday,' and Clark's 'History of Manchester, New Hampshire,' and the Mirror's 'Pictorial Manchester, 1846-1896.'

"I am a very fortunate individual although my father was not born in Manchester; he came to Manchester in 1913 and he was very interested in Manchester and he started a little branch of a dental supply depot, E.R. Mitchell Dental Supply House in the Kennard Building, which is now where 1000 Elm Street is. My dad was very interested and he went to Broderick's Book Store and bought a lot of books relative to Manchester, so I had these history books right at my disposal right at home. Well, Clark's history states that the City Government was organized in the town house on September 8, 1846, at 10:00 in the forenoon. And it was in the presence of a large number of citizens, Moses Fellows, the chairman and retiring Board of

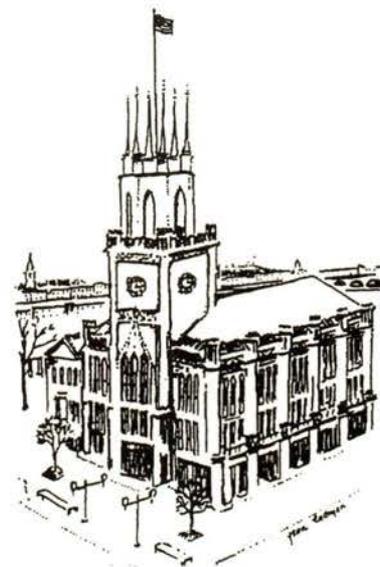
Selectmen presided and a prayer was offered by the Reverend C.W. Wallace, the senior clergyman of the city. In fact, he was the minister of the church I go to, the First Baptist Church on the corner of Union and Concord streets, which was built in 1871. It replaced the 1840 First Baptist Church which was located on the northwest corner of Manchester and Chestnut streets, but was totally destroyed in the great fire of 1870.

"After the oath of office was administered by the Honorable Daniel Clark to Mayor Hiram Brown, and Hiram Brown was the first mayor of the City of Manchester, he in turn qualified the remaining members of city government. After the delivery of an address by the mayor, and whatever he said must have been pretty good, because the city has survived and is moving ahead. Then, after the delivery of the address by the mayor, the various boards met and organized themselves.

"At that time, the valuation of the town was \$3,187,726 and the tax list for 1848 was \$22,005.95. Keep in mind now that Manchester was the first city incorporated in New Hampshire, and it all started as follows:"

"The *Saturday Messenger* in the issue of February 26, 1846, carried this item; 'an article has been inserted in the town warrant to see if the town will vote in the ensuing election to petition the legislature for a city charter. We hope Manchester will soon become a city, it would be an honor to the Granite State.'

"And so at the town meeting in March of 1846, a committee was appointed to petition the legislature for a city charter. Manchester was growing rapidly at that time, and was composed of what was several small villages, that were more or less loosely united for all important business and that included the villages of Goffs Falls, Hallsville, Bakersville, Youngsville, and Janesville. The charter was passed at the June session of the legislature in 1846, chapter 384, and on July 10, Governor Anthony Colby signed the active incorporation and a charter was granted dividing the city into seven wards at that time, and it authorized for the Board of



Selectmen to call for an election of city officers. On August 19, 1846, the first election was conducted. All officers were elected, except the mayor who lacked 17 votes for a majority. Another election was held on September 1, and at that time Hiram Brown, who was a Whig, was chosen by a clear majority.

"At this time, I would like to thank Dr. Frank Mevers of the State Archives in Concord for the information he gave us, regarding inauguration day on September 8, 1846. Not long after the day of its incorporation the city adopted an official seal, and I am sure that most of you know what it looks like, and it is a beautiful seal, rich in symbolism with devices that suggest the inner meaning of outer appearances. The motto on this is Labor Vincit which means 'industry triumphs.' It emphasizes the fact that the mills in the City of Manchester built the city. The powerful right arm lifting

the homely and familiar hammer suggests steady application to the simple ideal of work. Then a shield below shows a likeness of the Amoskeag Falls, then a gear wheel and its governor of the mills and a locomotive with the steam billowing from its engine.

"For those of you who don't know it, in the ten-year period starting in 1849, the Amoskeag Manufacturing Company built 232 locomotives right here in the City of Manchester, and of course fire engines were built here, rifles and the tremendous cotton mills – they produced 50 miles of cotton a day. The population of Manchester at the time was 10,125, and in just two years prior to the incorporation the population increased by another 4,089.

"Now the purpose of this fundraising drive is to ensure that the planned renovations of this building preserve the historical assets of the building and assist the city in its efforts to restore its most important landmark during the Sesquicentennial Celebration. Incidentally, I would like to thank Mayor Wieczorek for seeing to it that \$100,000 was put into the budget for design work of this building. The paint on the woodwork might give the halls and meeting rooms a look of freshness, but that is not what we are opting for. The woodwork has got to be stripped and refinished for historical reasons. Leo Bernier, Paul Bergeron and myself visited the City Hall in Claremont, New Hampshire, back in May, and you should see the job they did on that building. It is really a fabulous job – they took the old building and restored it and it is just beautiful.

"Suspended ceilings might be a quick and easy way to renovate the building's offices but we hope to expose the tin ceilings in several of these rooms that are now hidden by false ceilings. Keep this one vital thought in mind – this fund-raising campaign is not intended to raise funds to be used by the city for basic renovations already planned for this building. This campaign is a historical restoration initiative. It is intended to provide an extra financial boost which should carry the city's renovation plans from simply a sorely needed updating to a level of restoration which will raise our citizens' pride for one of the state's truly unique historical landmarks during our city's and this building's 150th anniversary celebration.

"And we want everybody to be part of this historic time and the celebration. We hope to raise \$600,000 in this initiative, and that is not really very much money; we should be able to get a lot more. We have talked about this and we feel as though \$600,000 is something that can easily be accomplished and we should go way over the mark of \$600,000 – anything left over will be handled and held in trust for future historic restorations of the building, not just to keep the place going. It will be money set aside for one purpose.



**NEW ENTRANCE** – Manchester officials, wearing hard hats and holding shovels, took part in groundbreaking ceremonies last night for the \$6 million City Hall complex renovation. Standing in City Hall Plaza, in front of the new entrance to City Hall, are, from left, Alderman Robert Pariseau, Alderman Tom Robert, Alderman Jacquelyn Domaingue, Alderman William Cashin, Restoration Committee Coordinator Walter Stiles, Mayor Raymond Wieczorek, Alderman Keith Hirschmann, Alderman Françoise Elise, Alderman Timothy Reiniger, Alderman David Whiby, Alderman Jim Clancy and Alderman Mary Sysyn. (Photo by David Burroughs, *The Union Leader*, August 21, 1997)



**MAYOR RAYMOND WIECZOREK** has just moved into his new office on the third floor of the renovated City Hall. The mayor and his staff still have boxes to unpack and pictures to hang before the official opening of the building later this month. (Photo by Bob Lapree, The Union Leader)

"We hope that everyone wants to be a part of this renovation and restoration. I have lived in Manchester all my life, and this amounts to about half the time the city has been in existence. I have been concerned about a lot of things. I read the article written by Leo Bernier, and he was quoted as saying that the City Hall was in sad repair. In May, a concerned citizens' meeting was held prior to the aldermanic meeting. Because Leo Bernier and many others felt very concerned about the condition of City Hall, my wife, Janet, and I pledged, at that meeting, \$1,000 for the historic renovation of the Manchester's City Hall.

"I am going to call up Mr. Tom Mullen, who is senior vice president of the First NH Bank Corporation (now Citizens Bank) who is doing a tremendous amount of work to help us get this whole program off the ground. Incidentally, Tom, this check happens to be drawn on the First NH Bank Corporation and so I would like to give you this check and a couple of others. The other night, Alderman Cashin's nephew, in trust by Alderman Cashin himself, has given, through his recycling money, \$21.98 for City Hall renovations. This goes to show you what is going to happen in this campaign. When I was a boy, the USS Constitution, Old Ironsides, was in need of repair. All of us kids brought pennies to school for the restoration of Old Ironsides. Old Ironsides is the oldest floating Naval ship. I also understand that we have some other money here today, and Alderman Machos would like to make a presentation as well."

Alderman Machos stated, "To help get the kickoff going my wife and I would like to contribute to this, we feel it will go a long way."

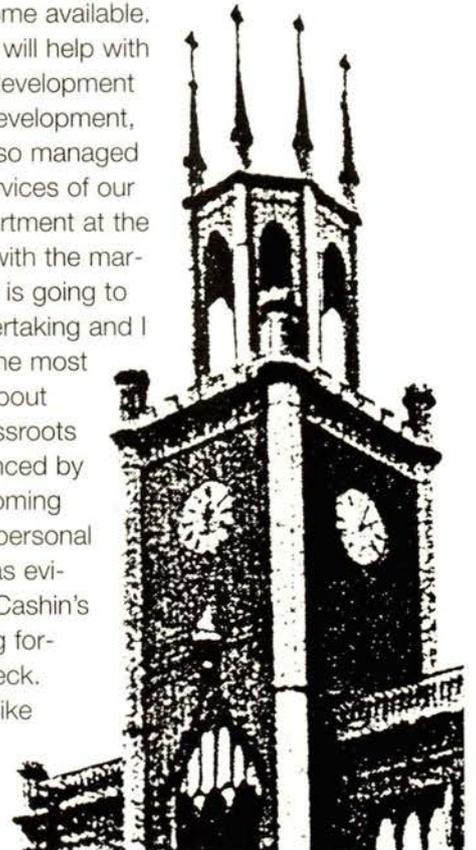
Mr. Stiles stated, "We certainly appreciate your contribution to this fund. Before I close I am just going to say one thing. This work did not just start recently on City Hall; this has been going on for a long time. In

fact, just this morning we received the Manchester City Hall brochure preservation assessment by Lavallee Brensinger Professional Association. A lot of people, a lot of city employees, have been working on this for a long time. Hopefully, and I am very optimistic, this thing is going to go way over the top. I am now going to turn the meeting over to Tom Mullen, who will talk to you."

Mr. Mullen stated, "You know, Walter, if you could generate a little enthusiasm we might go someplace! I manage the community and economic development department at First NH Bank, which is a statewide department that does exactly what it says. It deals with communities across the state to further them in their efforts from an economic development perspective – and Mike Gleason, who manages our municipal services department, and some of his staff, were invited to interview with Leo Bernier and Paul Bergeron and some of their staff members to see if the bank might not be interested in participating in this effort. Well, as most of you know, certainly our roots in Manchester grow very, very deep, and the fact that I am a Manchester native and the fact that Mike Gleason is a Manchester native did not hurt at all. We got so excited that ideas just started spewing forth. Walter was there and the first thing he said was 'you sound so enthused, why don't you write us a check right now for your personal contribution?'

"We were delighted to be chosen by the city to help with this effort. We hope to be able to provide financial services through our municipal and treasury departments, investment advice of funds that become available. My department will help with organizational development and resource development, and we have also managed to retain the services of our marketing department at the bank to assist with the marketing efforts. It is going to be a huge undertaking and I think perhaps the most exciting thing about this is it's a grassroots effort, as evidenced by Ron Machos coming forward with a personal donation, and as evidenced by Bill Cashin's nephew coming forward with a check.

"We would like to see every school kid in Manchester



involved in this in one way or another. It is going to take a lot of work and effort, but Mr. Bernier and his staff, and Walter Stiles, certainly, are committed to making this happen. We feel exactly the same way at First NH; we are excited about the prospect and Mike Gleason and I both grew up in this city, and we are going to see to it that it does happen.

“Economic development means a lot of different things to a lot of different people. If you are a company looking for a place to relocate your business, one of the first places you stop at is City Hall. It is very important that you make the right kind of impression. We have all heard and been involved in stories on communities that have let themselves deteriorate to the point where they have no opportunity to attract new business and expand the tax base and grow their city and its fortunes.

“This effort plays a direct role in the economic development of the City of Manchester and it is very important for all of us to understand that. I am sure that all of the city departments, the great work that we see done by our Police Department in recent months, the Fire Department represented by Chief Kane, all of our departments do splendid work; we have strong leadership and we are going to restore the City Hall and bring Manchester back into the forefront as New Hampshire’s leading city, where we are and where we want to stay and attract new business and economic development to the city.”

Mayor Wieczorek stated, “This has been quite an exciting morning. I would like to thank Walter for the wonderful presentation on the history. It made me wonder and start to think and I am going to have to get some research done on this because the building that I own on Concord Street, which is your neighbor, that building was in the Brown family from 1848 to 1935, and I am wondering if perchance that was Hiram Brown, because at that time, the inner city was where all of the action in Manchester was located. I just wondered if that is part of the same family.

“It has been nice to have Tom and the support and services that have been offered by First NH Bank. These things don’t happen by themselves, but one thing I have noticed about Manchester is that when the people are called, they come. This is a city that really responds. I think that we’ll find that if we are going to succeed, and we will, we’ll have a building that we can be proud of, so that when people come here to visit the city, and these are tourists, or business people, we want to make sure that the impressions created are going to be the right ones.

“My thanks to all of you here and all of you that are going to be participating – I know that it will be a successful campaign.”

A True Record. Attest.

Leo R. Bernier, City Clerk

