



DeSales Community Housing Newsletter Spring 2011

## TGE Home to be Historic and Green

A two-family at 3434 Humphrey recently sold by DeSales Community Housing Corp. is undergoing a transformation that will both restore its historic character and make it one of the most energy efficient homes in the neighborhood.

The project is being done by local developer Patty Maher. Patty has built a specialty in projects that combine historic rehabilitation and green building techniques. The house on Humphrey is her latest and, she promises, best project.

The 2,200 square-foot building will be converted to a single-family home under historic rehabilitation tax credit standards. The home will be Energy Star<sup>®</sup> rated, which will result in significantly lower utility costs as compared to a conventional home. The house will have four bedrooms and three baths. Unlike many historic homes, one of the bedrooms and a full bath will be on the first floor, which will include universal design features.

Patty purchased the building on Humphrey earlier this year from DeSales. The housing corporation had acquired it in September 2009 from the U. S. Department of Housing and Urban Development, which had foreclosed. DeSales bought the building to help ensure that it would be developed in a responsible manner.

Patty projects that the home will be completed by July 1. For more information about 3434 Humphrey visit Patty's website at [www.stlouisgreenhistorical.com](http://www.stlouisgreenhistorical.com).





## Stan Presson Takes Management Helm

DeSales Community Housing Corp. is pleased to announce that Stan Presson has joined the organization as Director of Property Management. In this position Stan oversees all aspects of Fox Grove Management, DeSales' property management company.

Stan has a deep background in multi-family housing management in St. Louis neighborhoods. Prior to coming to DeSales, Stan served for two years as St. Louis Regional Manager for Dominion Management Services. At Dominion Stan oversaw eight apartment communities including three through lease-up. Before that Stan was with Pyramid Construction, Inc. for over twelve years, directing all of that firm's home sales and property management operations. Stan also is a member of the board of directors of the St. Louis Apartment Association.

"We are fortunate and proud to have Stan Presson running our property management operations", said DeSales Executive Director Tom Pickel. "With Stan's experience and expertise we know that our own properties and those we manage for others are in most capable hands."

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## Underground Tanks Removed at Fox Park Site

A vacant gas station at Shenandoah and California in the Fox Park neighborhood became a little more attractive for potential redevelopment in April when five underground storage tanks were removed. The property is owned by DeSales.

The tank removal was funded by a grant to the City of St. Louis from the U. S. Environmental Protection Agency under the American Recovery and Reinvestment Act of 2009. The work was performed for DeSales by SCI Engineering, Inc. SCI is working with the Missouri Department of Economic Development to determine what, if any, further clean up will be required.

DeSales Board President and Fox Park resident Tammie Shelton said that there are no immediate plans for reuse of the site but the tank removal was a necessary step.

“No matter what happens with the property, removal of the tanks and any required clean up of the site had to be done”, she said. “We are grateful to the city and St. Louis Development Corp. for funding the work.”

She added that DeSales is receptive to redevelopment proposals for the site. Anyone who is interested or has an idea should contact DeSales Executive Director Tom Pickel at 776-5444 or [thomas.pickel@desaleshousing.com](mailto:thomas.pickel@desaleshousing.com).

## Golden Brick Nominations Open

DeSales is now accepting nominations for its 2011 Golden Brick Awards. The Golden Brick Awards are given to recognize and thank people and projects that have contributed to the betterment of the Fox Park and Tower Grove East neighborhoods over the past year. Nominees can include individuals, businesses, and/or institutions; projects can be big or small, ranging from the complete rehab of a house or other building to landscaping or beatification. The Golden Brick Awards will be presented on June 16. Nominations are due by June 6th. [Golden Brick Nomination Form](#)

### Coming events...

#### **Golden Brick Awards**

**Thursday June 16**  
**5:30 p.m.**  
**@ Beck Simmons LLC**  
**3500 Magnolia Ave.**

#### **DeSales Fall Classic**

**Friday October 14**  
**Third Degree Glass Factory**  
**5200 Delmar Blvd.**



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