

The Bryn Du Barn

Creating a Community Space



Summary

Two long-standing Licking County non-profits have teamed up to restore, renovate, and repurpose an historic 115-year-old barn (the Barn) on the Bryn Du estate owned by the Village of Granville. Following the renovation, the first floor of the Barn will become the home of the Licking County Community Center for 60+ Adults, Inc. (LCCC), a 501(c)(3) non-profit that provides programs, support, and events for active adults over 60 in Licking County. The second floor will become a community cultural performance center and a multi-purpose space operated by the Bryn Du Commission, a 501(c)(3) non-profit tasked by Granville to operate, develop, and renovate the Bryn Du property facilities.

The Barn is a local historical facility listed on the National Register of Historic Places as part of the Bryn Du estate once called McCune Villa. Part of the renovation will include creating a small museum space with displays of historical items related to Bryn Du and the LCCC. The first floor will also include restrooms that can be opened to the outside to support cultural performances at an existing outdoor stage nearby. The second floor of the Barn with a raised stage area will be used for cultural activities such as musical performances, lectures, and readings as well as other gatherings such as yoga and events. An elevator and exterior ramp will be added to provide accessibility for all.

The Bryn Du Commission and the LCCC worked with Philip Claggett and Cody Swartz of Northpoint Ohio Architecture of Newark, Ohio to design the space. (Copies of the plans and renderings are attached.) Corna Kokosing Construction Company developed a detailed project cost estimate of \$2.1 million based on these plans and designs and an on-site examination of the property. The Bryn Du Commission and the Village of Granville will formally bid the project to engage a general contractor.

The partners are seeking major support from the State of Ohio capital budget through a Cultural Facilities grant and are working to raise the remainder through other private and public grants and funding mechanisms.

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History

The following brief history was compiled from information provided by the Granville Ohio Historical Society archives and other sources.

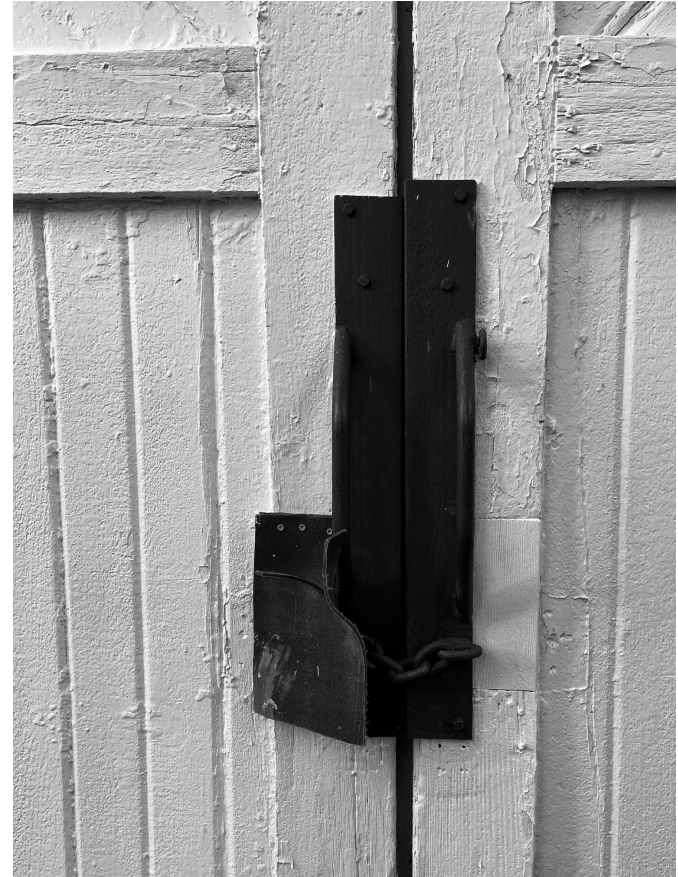
Local businessman Henry D. Wright originally constructed a mansion on this site as an Italianate Villa type structure in the 1860's. It was constructed of sandstone quarried from the property. Jonas McCune became the owner within a year after construction was finally finished, and the property became known as McCune's Villa. Several others owned or lived on the property prior to John Sutphin Jones, who purchased the property in 1905 after making his fortune in the railroad and coal businesses.

Jones soon hired architect Frank Packard of Columbus who orchestrated the mansion renovation and construction of the outbuildings, including the Barn, during the first decade of the 20th Century. This renovation took nearly five years and transformed the mansion into its Georgian-Federal style design. Jones and Packard teamed up again in 1922 to design and build the Granville Inn. Three years later, Jones hired famed golf course designer Donald Ross to design and build the Granville Golf Course. Historians note that the Granville Golf Course is the only course which Donald Ross personally oversaw the construction of.

During the Jones' occupancy, dinner was served to Presidents Calvin Coolidge, William Howard Taft, and Warren G. Harding. Here also, Lillian Gish and Katherine Cornell sipped coffee, and Paderewski and Rachmaninoff played the Steinway.

Jones died in 1927 and his daughter, Sallie Jones Sexton, inherited the property, living on the estate while managing the farm and the Granville Inn. Sallie became a local legend, famous for breeding and training show horses, and for her vivid personality and colorful language. It was Sallie's storied management style that led the estate into bankruptcy.

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History

William M. and Ortha A. Wright (no relation to the original Wright owners) purchased the property in 1976 at auction, to use the farmland and Barn for their horses. They eventually renovated the mansion into a restaurant that was open for a brief time in 1985 and into 1986.

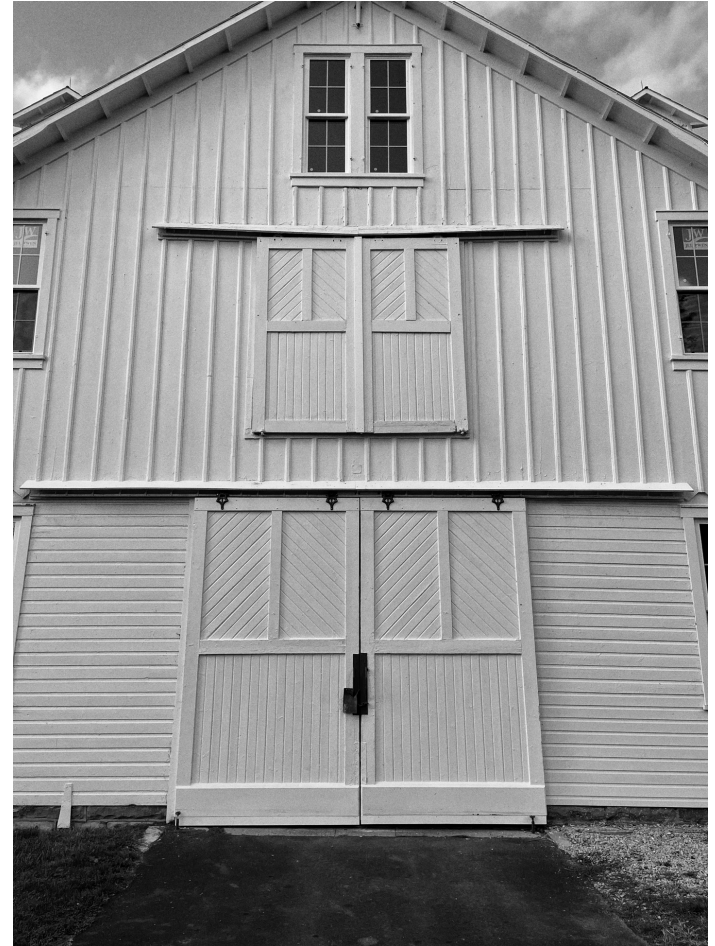
Quest International, a non-profit children's education company, then purchased the property in February 1987 to be used as their company headquarters. In 1994 they would move their offices to Newark, putting the estate back on the market.

Dave Longaberger, founder of the Longaberger Basket Company, purchased the Mansion and grounds in 1995. Longaberger constructed the game courts and field house facilities and began a major renovation project of the other existing buildings, which then halted at the time of his death in 1999. Once again, the Mansion would be empty.

The Village of Granville held an advisory election in November 2002 to determine public opinion regarding a Village purchase of the property. 62% of the Granville voters supported the property purchase. The Village purchased the property on December 16, 2002, from the Longaberger Company. The Village conveyed ownership of half of the front field (16.12 acres) to the Granville Township for green space preservation.

A Bryn Du Commission was then appointed in March 2004, and charged with the responsibility of managing the everyday operations of the Bryn Du property, implementing a development plan, and future planning of the estate ensuring that the public purpose remained a priority. The Bryn Du Commission incorporated in Ohio and became a 501(c)(3) non-profit in 2005.

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The Partnership

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The parties involved in the Project include the Bryn Du Commission as the operator and developer of the Bryn Du estate, including the Barn, the Licking County Community Center for 60+ Adults, Inc. as the tenant of the first floor of the Barn, and the Village of Granville as the owner of the Barn. The following pages provide more detailed information about the parties.



BRYN DU

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The Bryn Du Commission-Operator of the Bryn Du Property

Following the acquisition of the Bryn Du estate and a study by a committee of local residents, the Village of Granville created the Bryn Du Commission in 2004 to manage the day- to- day operations of the property and to renovate and develop the property. The Bryn Du Commission was charged with the mission of the historic preservation of the property and providing facilities for the cultural, recreational, and educational benefit of the community. The Bryn Du Commission is comprised of seven members, three representing Granville Village, two representing Granville Township, and two representing the Granville Area Chamber of Commerce. In 2005 the Bryn Du Commission incorporated as an Ohio non-profit and obtained 501(c)(3) status from the Internal Revenue Service.

Early on the Bryn Du Commission created a phased master plan for the use and development of the property which has guided its work thereafter. Renovation funding has come from its own excess operating funds, Village contributions, State, community, and foundation grants, partnerships, and private and corporate monetary and in-kind donations. Since its inception, the Bryn Du Commission has completed the following renovations and improvements:



The Bryn Du Commission-Operator of the Bryn Du Property

- Re-did the Mansion first floor adding a catering kitchen, restrooms, and access ramp
- Installed flooring, restrooms, and sound deadening curtains in the Field House
- Repaved and expanded the Main Parking Lot and installed and landscaped the West Gravel Parking Lot
- Installed wooden decking over the pool
- Made improvements to the Mansion second floor east wing, including office space, a restroom, boardroom, and dressing room
- Renovated the Carriage House into a small community gathering space with a kitchen, restrooms, and two meeting rooms
- Fully renovated the pool house into the Art Center with a Gallery, classroom, offices, and restrooms
- Built a new Horseshoe Paved Parking Lot with sidewalks and a drainage pond
- Restored the Formal Gardens walls and fountain and installed water lines and new plantings
- Built a Veterans Memorial
- Transformed the Laundry House into an Artist-in-Residence studio and apartment
- Built an outdoor stage
- Remodeled the Spring House into a green room to support performers on the outdoor stage and events in the Formal Gardens
- Removed the clay courts and installed walkways, benches, and a prairie garden
- Replaced all windows in the Art Center and Carriage House
- Improved patios, walkways, and steps by replacing stone areas with aggregate concrete
- Added outdoor lighting around the property
- Re-braced and stabilized the structure of the Barn, improved drainage, and replaced windows and boards

The total property managed by the Bryn Du Commission consists of 52.78 acres. The front field, known as the Great Lawn or Polo Field, is 32.24 acres. There are a total of eight buildings on the remaining acreage.

The Licking County Community Center for 60+ Adults

History

The Licking County Community Center for 60+ Adults began its rich history in the local community in 1965 when a small group of women representing each of the “four corner” churches began gathering in the home of a local businesswoman. Originally, the group called themselves Granville Fellowship, as fellowship was their sole purpose. As they continued to grow in numbers meetings were moved to the spacious Sinnett House. In 1974 the organization incorporated and was issued a 501(c)(3) non-profit status. Continually expanding in 2011, the group found a new home at the Granville Business Park, a large one room building. The name Granville Fellowship was officially changed to Granville Senior Center in 2014 to include all Seniors regardless of religious affiliation. Later, the group moved to a much larger building within the same business park where 8,000 square feet of classrooms and activity rooms are occupied by LCCC.

In 2019, the organization matured from Granville Senior Center to Licking County Community Center for 60+ Adults, a necessary growth-motivated name change empowering the organization to actively recruit Seniors and funders from every corner of Licking County. The name now accurately describes the current membership composition and continues welcoming new members. Purpose-driven individuals provide enthusiasm and eagerness to every aspect of the LCCC.

In January 2022, the LCCC will be moving to its new forever home on the campus of the Bryn Du Mansion.





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The Licking County Community Center for 60+ Adults

Mission

The official mission of the Licking County Community Center for 60+ Adults, Inc is: to provide engaging educational, cultural, and social programs fostering new and meaningful relationships while encouraging independence and healthy living for Licking County 60+ Adults.

The LCCC is a for-impact advocacy organization entrusted to serve, protect, and improve the quality of life of the 60+ Senior population in Licking County. Connecting Patrons to local organizations where they can volunteer their time doing philanthropic work, or to organizations in need of additional volunteers, helps add purpose and cause behind programming. Through daily contact, the LCCC becomes an important part of the lives of Patrons allowing them to remain active, independent, and vibrant community members.

The LCCC spends 100% of its time, energy, and resources focusing on keeping Licking County 60+ adults engaged and connected. The entirety of the LCCC's passions and efforts deliberately challenges the definition of the term 'Senior.' Each Patron who walks through the door is searching for a connection, and by thinking differently, the LCCC provides them with inclusivity on an individual level. Meeting the personal needs of the young at heart makes the LCCC a truly remarkable organization.



The Licking County Community Center for 60+ Adults

Mission-continued

Of equal significance is the shared message that every donation, grant, and gift received by the LCCC is used to support the platform of fighting isolation, depression, and loneliness -- through the backdoor--using quality programming, volunteer opportunities, and congregate meals. Meeting the critical emotional, physical, and social needs of today's ever-growing Licking County adult population is a sole priority accomplished by broadening health, wellness, and life experiences through enriched programming and community engagements--within our walls and outward-facing--throughout Licking County.

Indicative in the following statistics, the LCCC is harnessing the energetic momentum taking place within the Senior population of Licking County; a trend continuing with member-focused leadership as more Patrons participate in the programming and volunteer opportunities available to them.

LCCC Interactive services provided to Licking County 60+ Adults:

January - December 2019

- 21,257 Interactive services (45% increase over 2018)

January - December 2018

- 14,704 Interactive services (41% increase over 2017)

January - December 2017

- 10,337 Interactive services (45% increase over 2016)
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GRANVILLE

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The Village of Granville

The Village of Granville is the owner of the Bryn Du estate, including the Barn. Granville is a quaint, New England style community located in east central Ohio (Licking County) along the western edge of the Appalachian plateau. It was founded in 1805 and is the home of Denison University. Although the Village has a population of around 3,600, some 9,000 people reside in the surrounding Granville Township. Area residents have worked to manage growth while preserving the historic and rural character of the Village and surrounding Township.

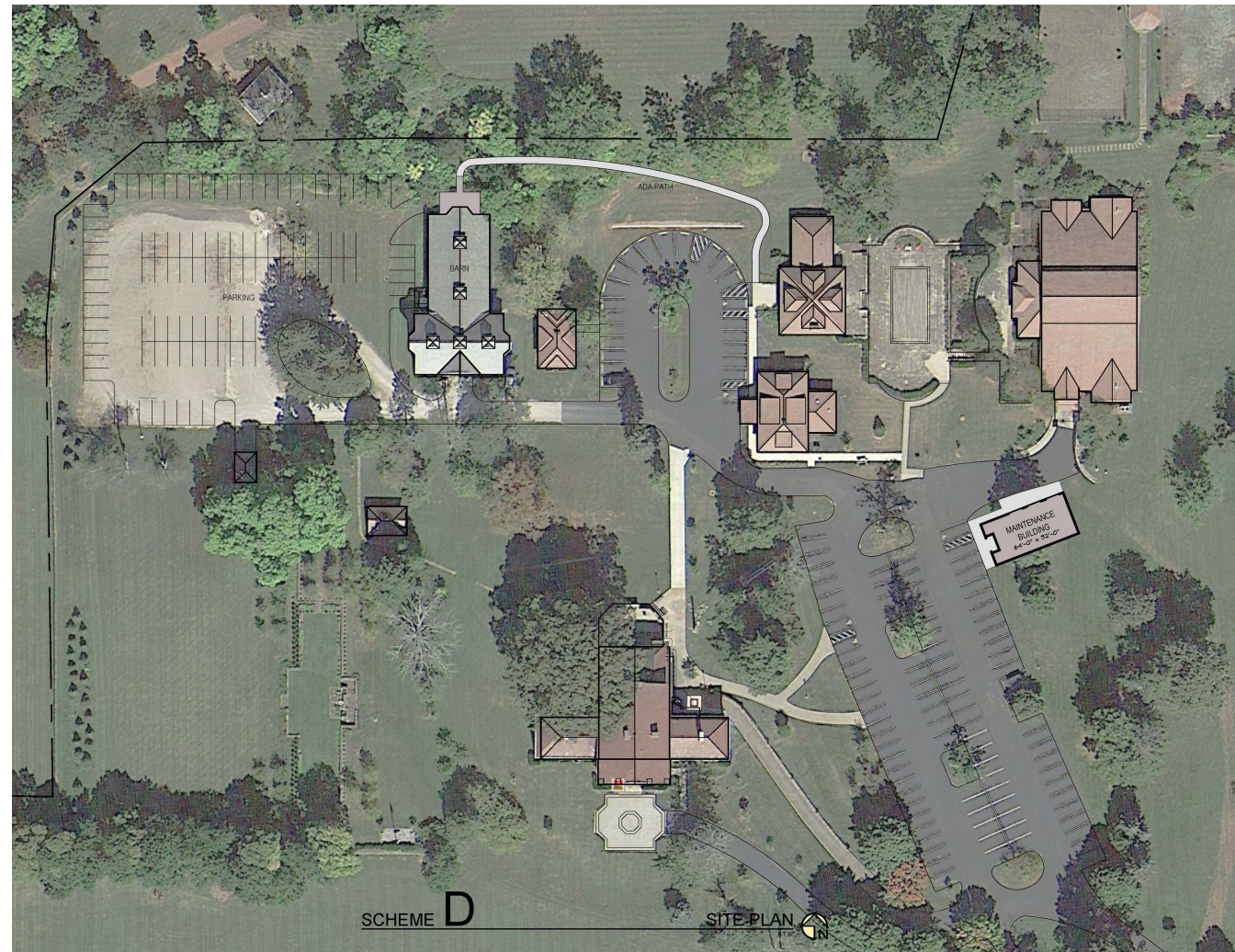


The Plans

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The Site Plan

The Barn is located to the north and west of the Bryn Du Mansion at the edge of the hillside. It is the last major structure on the property to require renovation.

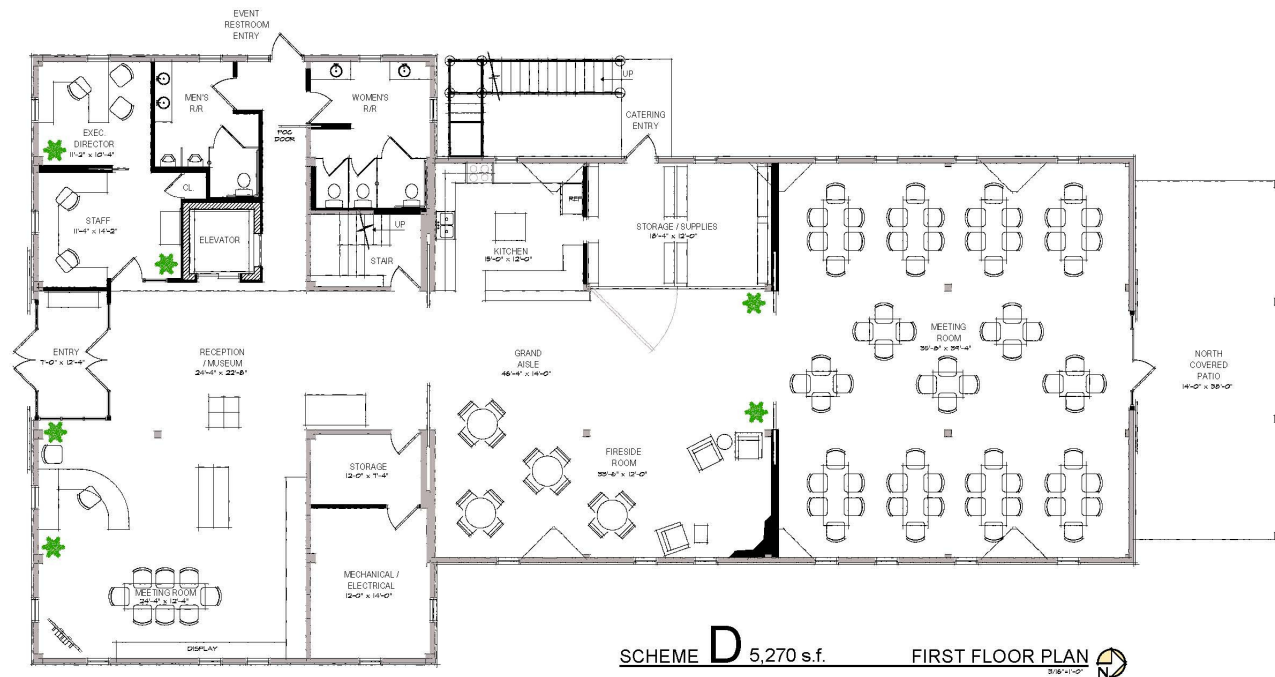


The Plans

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The First Floor Plan

The first floor of the Barn will be the home of the Licking County Community Center for 60+ Adults. The Main Entry Lobby will be used for events on the lawn and the amphitheater in addition to providing informal meeting space and reception. Kitchen facilities will provide a central gathering space and service the larger meeting rooms. An informal Fireside Room will offer a warm and unique gathering space for small groups.

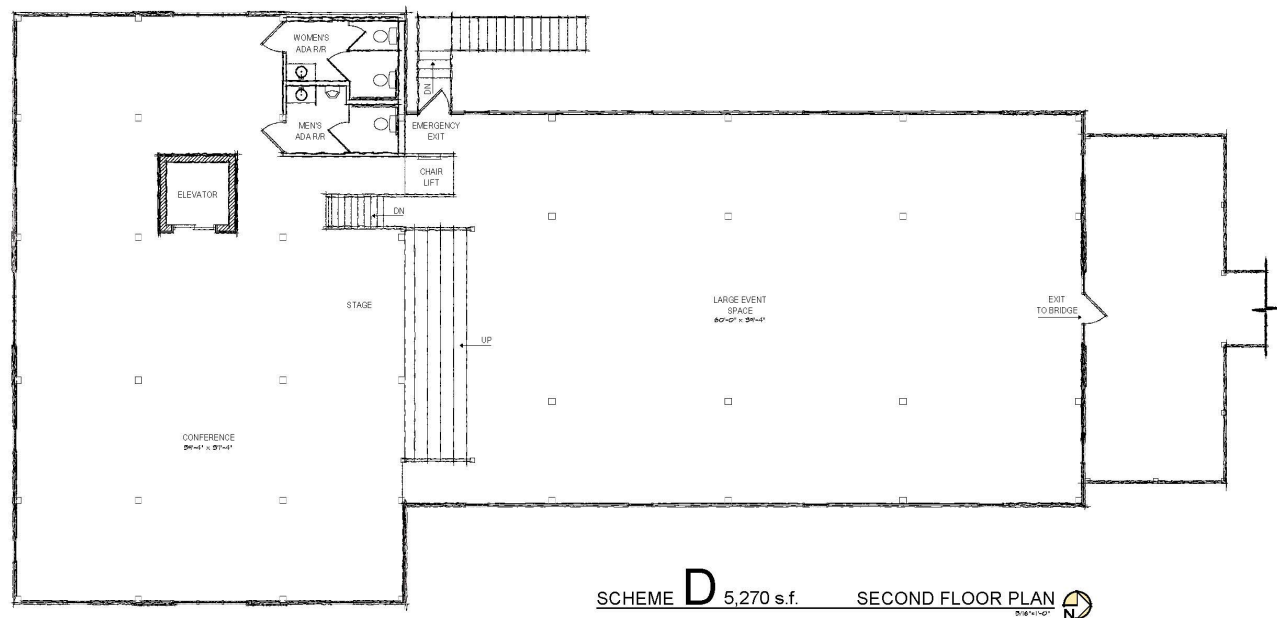


The Plans

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The Second Floor Plan

The second floor will be accessible by a new elevator, stairway, and ramp. The large stage area can host performances of all kinds. The large event space can host any number of community events.



The Plans

The Entryway

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The Plans

The Fireside Room

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The Plans

The Second Floor Event/Performance Space

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The Plans

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The Second Floor Event/Performance Space



The Plans

The Second Floor Event/Performance Space

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The Plans

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The Second Floor Event/Performance Space

