



## Webster School

Auburn, Maine

### *Historic Rehabilitation*

Webster Grammar School had been vacant for several years and had sustained significant water damage on the interior of the building as well as exterior deterioration of windows and trim. Large banks of the original windows had been previously removed and the openings infilled. New replacement windows were installed in the original openings. The original auditorium was restored with the installation of mock skylights in the location of the former historic windows. A bold addition at the rear of the building created a contemporary entry to the historic building.

The rehabilitation project created 28 units of affordable housing, with primary corridors retained and units within

former classroom spaces. In addition to historic tax credits, the project utilized affordable housing tax credits and had to meet the energy efficiency requirements of the Maine State Housing Authority. The auditorium was preserved as a multi-use space, while the basement provided space for the Auburn Head Start Program, a state-wide program for children in low-income families.

Sutherland Conservation & Consulting was the historic consultant on the certified rehabilitation of Webster Grammar School in Auburn, Maine. The completed project was certified by the National Park Service in April, 2012.

