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Historic inn to be dedicated as senior housing

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Originally built in 1923 by Ware Shoals Manufacturing Co., the Ware Shoals Inn has been restored and will serve as a multi-family senior housing facility.

The restoration project is the first of its kind in the United States. It is a Leadership in Energy and Environmental Design certified building and listed on the National Register of Historic Places. It will include 23 one- and two-bedroom apartments, as well as a large common room area and foyer.

"I think when it's finished, it's really going to be quite a place," said Frank Warlick, managing director of Vision Ware Shoals LLC.

On June 12 at 10 a.m., the 30th anniversary of its closing, the Ware Shoals Inn will be dedicated back to the community. It was one of several facilities built by the textile company, Ware Shoals Manufacturing, and a fundamental part of the development of the community, hosting everything from business partners to Boy Scout meetings and wedding receptions.

The inn at 1 Greenwood Ave. originally featured public dining rooms, small meeting rooms, and 52 modern bedrooms, each with a private bathroom and an electric kitchen.

The developer, Vision Ware Shoals, began renovations on May 13, 2008. Perkins Eastman Architects PC in Charlotte, N.C., was the architect.

The only significant difference in the operation of the facility will be the absence of a steam boiler and radiators for heat. According to Warlick, there will also be the addition of air conditioning.

It would probably be quicker and cheaper to demolish the old inn and rebuild a new structure, but Warlick said it was worth the extra time and money to preserve history.

In November 2007, the inn was added to the National Register of Historic Places.

Funding for this project was provided through programs administered by the S.C. State Housing Finance and Development Authority. Other funding sources were the Federal Home Loan Bank of Atlanta, Federal Historic Tax Credits, S.C. Historic Tax Credits and S.C. Textile Tax Credits.