



## The Inn at Lenoras

**Location:**

207 South Liberty  
Street  
Perryopolis, PA

**County:**

Fayette

**Description:**

Construction loan

**Total Project Cost:**

\$ 350,000



**People:**

Lenora's Restaurant has long served fine food to eco-tourists hitting the Youghiogheny River and Trail, and visiting executives from companies - like Sony - with nearby operations. Lenora and Robert Palonder and their son, Owen, operated one of Pennsylvania's top-20-rated restaurants in a 1905 Victorian style house. The family wanted to offer their customers a room for the night, so they set out to build an addition with guest rooms. The Palonders' previous experience with conventional banks was not positive, though, and they wanted a full-service lender that could provide reasonable loan rates and terms.

**Progress:**

The Progress Fund provided \$100,000, using funds from the U.S. Department of Agriculture, for construction financing. The Progress Fund also helped find other financing, including a \$40,000 loan from Fay-Penn Economic Development Council and a \$210,000 loan from Charleroi Federal Savings.

**Impact:**

Armed with adequate financing, Robert and Owen saved on labor costs by constructing the 11 guest rooms themselves. The loan package allowed them to build in the same Victorian style as the house, featuring custom-crafted furniture and trim work, private baths, whirlpool tubs, conference space, and other amenities fit for a corporate executive *or* a backpacker.

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