



500 West Big Beaver
Troy, MI 48084
troymi.gov

CITY COUNCIL AGENDA ITEM



Date: October 16, 2020

To: Mark F. Miller, City Manager

From: Robert J. Bruner, Assistant City Manager
Rob Maleszyk, Chief Financial Officer
Lisa Burnham, Controller
Kurt Bovensiep, Public Works Director
Dennis Trantham, Facilities and Grounds Operations Manager
MaryBeth Murz, Purchasing Manager

Subject: Standard Purchasing Resolution 4 – Oakland County Purchasing Cooperative – Troy Historic Village Exterior Painting and Repairs

History

- Work will take place at many of the Historic Village locations in an effort to preserve the character of the buildings and significance in the City of Troy. Below you will find a brief history of some of the buildings including the General Store, Parsonage, Church, Main building – Township Hall, and Caswell House.
- General Store
 - The general store is a replica of the original village store constructed in 1832 at the northeast corner of Livernois and Square Lake Road. This building was constructed on site in 1989 to help create the Village, provide modern bathrooms, and house the city's archival collection in a temperature-controlled environment.
 - The stain on the General Store has weathered poorly over the last 31 years and is in dire need of stripping and repainting. Keeping the wood siding properly painted will reduce future maintenance costs by minimizing the need in the future to replace rotted boards.
- Parsonage
 - The Methodist women organized and directed the construction of the Parsonage around 1880. Originally next door to the church on Square Lake Road, the Parsonage housed 26 different ministers and their families from the 1880s to 1968.
 - The Troy Historical Society purchased the parsonage in 1997. It took over a decade for the parsonage and the church to be moved to their current site and restored.
 - The Parsonage needs painting and replacing of boards that have suffered water damage.
- Church
 - The Church was constructed in 1837 by a small group of Episcopalians on land deeded to them by Johnson Niles. It was sold to the Methodist church in 1863 and they used it for weekly worship and activities until 1968.
 - The Troy Historical Society purchased the church in 1997. It took over a decade for the church to be moved to its current site and restored. In 2019 restoration work was



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completed on the casework of the original 1860s stained glass windows. The church needs painting and replacing of boards that have suffered water damage.

- The church has become a popular rental location for weddings.
- Main Building – Township Hall
 - The Township Hall was constructed in 1927 to replace the wooden one-room Township hall on the opposite corner of Wattles and Livernois. The brick Dutch Revival building with slate roof was modeled after the buildings seen in New York in honor of the early settlers of Troy who came from that area via the Erie Canal. As Troy grew and became a city in 1955, the now city hall was bursting at the seams with more than 50 people working there daily. The city has been able to maintain the original slate roof, interior woodwork and frosted glass windows, and terrazzo floors.
 - Over the years the dormers have been painted and all the windows have been painted shut.
- Caswell House
 - The first building moved into the Village in 1968.
 - Following the death of William Caswell, the house was sold to the North Hills Christian Reformed Church congregation, which donated the house to the Troy Historic Village. The Troy Historical Society raised \$8,400 to move the house in 1968.
 - Caswell House is one of two Troy buildings on the National Register of Historic Places. The other is the fieldstone Brooks farmhouse on Big Beaver Road, and is now the headquarters of the Kresge Foundation.
- Throughout this project numerous linear feet of wood will need to be repaired and/or replaced.
- The windows in the main building will be made functional again for the first time in recent history.
- Repairs were identified in the Facilities Condition Assessment and Analysis.

Purchasing

- Pricing to provide the labor, materials, and equipment for the Historic Village exterior painting and repairs has been secured from *National Restoration, of Milford, MI* through the Oakland County Purchasing Cooperative Contract #005106.
- City Council authorized participation in the Cooperative Purchasing Program on November 11, 2019 (Resolution #2019-11-128).

Financial

Funds are budgeted and available in the Museum Capital Fund under Project Number 2021C0064 for the 2021 fiscal year. Expenditures will be charged to account number 401.804.804.7975.900.

Recommendation

City management recommends awarding a contract to *National Restoration, of Milford, MI* for the Troy Historic Village Exterior Painting and Repairs at the Troy Historic Village for a not to exceed amount of \$150,000 as per the Oakland County Purchasing Cooperative Contract #005106.