



500 West Big Beaver
Troy, MI 48084
troymi.gov

CITY COUNCIL AGENDA ITEM

Date: December 8, 2020

To: Mark F. Miller, City Manager

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

Subject: Budget Amendment and Standard Purchasing Resolution 4: Cooperative Purchasing Contract – Historic Village General Store, Poppleton School and Troy Town Hall – Roof Replacements

History

- Work will take place at the Historic Village General Store, Poppleton School and Troy Town Hall.
 - 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 cedar roof on the General Store has reached the end of its life and is in need of replacement for continued protection of the structure and the village collection.
 - The roof replacement was identified in the Facilities Condition Assessment and Analysis.
 - Pricing estimate for the General Store roof replacement is \$62,233.
 - Poppleton School
 - This brick schoolhouse stood at the intersection of Big Beaver and Crooks Roads. In 1877 those roads were muddy paths traversed by horse-drawn farm wagons; but by 1975 high-rise office buildings and corporate headquarters dominated Big Beaver. Tiny Poppleton School faced the wrecking ball. In response, the Troy Historical Society rallied community support to buy the building and relocate it to the Village.
 - The cedar roof has reached the end of its life and needs to be replaced.
 - The roof was identified in the Facilities Condition Assessment and Analysis.
 - Pricing estimate for the Poppleton School roof replacement is \$42,111.



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○ Troy Town Hall

- The 1848 Town Hall and this Civil War-era one-room school were nearly identical in size and appearance. The actual Town Hall was built about 100 yards from this site, because the intersection of Wattles Road and Livernois was the geographic center of the township and equally accessible to all residents. That building was demolished when the slate-roofed Township Hall was built in 1927. The Troy Historical Society acquired the one-room Troy Union School in 1987, moved it to the Village and repurposed it as Town Hall.
- Many volunteers including boy scouts assisted in the restoration. Because the building resembled Troy's first Town Hall and Poppleton School had been previously moved to the Village, it was determined to furnish the old school house as Town Hall.
- The asphalt roof has reached the end of its life and is need of replacement.
- To carry the theme of the village and the historic nature it was decided to replace this roof with a cedar shake roof.
- Roof replacement was identified in the Facilities Condition Assessment and Analysis.
- Cedar Shake roofs are the appropriate roofing materials for these historic structures
- Cedar Shake Roofs have an approximate 30-year life.
- Pricing estimate for the Troy Town Hall roof replacement is \$10,034.

Purchasing

- Pricing for the Historic Village General Store, Poppleton School and Troy Town Hall Roof Replacements has been secured from *Schena Roofing and Sheet Metal Co., Inc.* of *Chesterfield, MI*, based on the US Communities/Omnia Partners Purchasing Contract #180901.
- The subsurface materials will be purchased directly from *Garland/DBS, Inc.* based on the US Communities/OMNIA Partners Purchasing Contract #14-5903.
- City Council authorized participation in the Cooperative Purchasing Program on November 9, 2020 (Resolution #2020-11-165-J-8).

Financial

Funds in the amount of \$124,000 are budgeted for the roof replacements in the Historic Village Capital Project Fund under Project Number 2021C0065 for the 2021 Fiscal Year. The acquisition will require a budget amendment in the amount of \$13,260. Expenditures will be charged to account number 401.804.804.7975.900.

Recommendation

- City Management recommends awarding contracts for the Historic Village General Store, Poppleton School and Troy Town Hall Roof Replacements to *Schena Roofing and Sheet Metal Co., Inc. of Chesterfield, MI*, for an estimated cost of \$94,703 as per the US Communities/Omnia Partners Purchasing Contract #180901; and to *Garland/DBS, Inc. of Cleveland, OH* for an estimated cost of \$19,675 with a 20% contingency as per the US Communities/OMNIA Partners Purchasing Contract #14-5903.



City of Troy – Historic Village

60 W. Wattles, Troy, MI



PLAN VIEW

X - DENOTES BUILDING

REVISION:				
△				
△				
SHEET:	1	OF 2	DATE: 8-27-20	

HISTORIC VILLAGE				
SECTION ALL				
Section 1				

JOB NUMBER:	DWG BY:	CHK BY:
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