



MICHIGAN CERTIFIED LOCAL GOVERNMENT PROGRAM

2020 ANNUAL REPORT



A NOTE FROM SHPO

Amidst the challenges and constant change of 2020, the Michigan State Historic Preservation Office (SHPO) maintained its momentum from the end of 2019, when it began the process of taking a fresh look at its Certified Local Government (CLG) program.

Over the course of the year, SHPO staff reviewed the core focus, priorities, and offerings of the CLG program, with the goal of establishing a framework for a better program—a program that meaningfully builds on the partnerships among the National Park Service (NPS), SHPO, and participating communities. From administrative process improvements to identifying new technical assistance strategies that directly invest SHPO in the local community, SHPO moved toward creating a program that is more holistic, collaborative, and pragmatic. While it takes time and dedication to cultivate long-term change, it is our hope that SHPO's renewed focus on the CLG program will prove beneficial to our local partners.

This annual report—a new publication of the CLG program intended for both CLGs and others interested in community-focused preservation—is part of SHPO's expanded outreach for the program. It provides an update on the statewide CLG program, as well as SHPO's efforts to support and enrich local preservation activities. While recognizing that there is a diverse network of individuals and organizations engaging preservation at the local level, the report also briefly highlights a few of the many preservation activities happening in CLGs across the state.

As we continue our efforts to build a better program, we look forward to helping our CLG partners find ways to meet their preservation goals in 2021. Equally important, we look forward to seeing everyone in person again soon.



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ABOUT THE CLG PROGRAM

The Certified Local Government program is a preservation partnership between local, state, and federal governments focused on promoting historic preservation at the local level. The program is jointly administered by the National Park Service and the State Historic Preservation Office.

The CLG program provides a framework for communities to build strong local preservation programs and, through the partnership with NPS and SHPO, gives participating communities access to exclusive technical assistance and funding support. Any local unit of government in Michigan can become a CLG if it is willing to meet the program requirements and engage in a partnership with SHPO to plan for historic preservation at the local level. Detailed information on the CLG program and application process is available at www.michigan.gov/CLGgrants.



BOYNE THEATER, BOYNE CITY CENTRAL BUSINESS HISTORIC DISTRICT | PHOTO BY ALAN HIGGINS

PARTNER COMMUNITIES

The Michigan SHPO is proud to have 32 partner communities that have demonstrated their commitment to historic preservation at the local level.

In 2020, SHPO and the National Park Service welcomed two new communities—the City of Charlevoix and the City of Niles—into the CLG program. Thirty-two communities in Michigan are now certified as CLGs, linking them to the national network of more than 2,000 communities that have joined the CLG program in the common goal of promoting historic preservation as an integral component of local planning and decision-making processes.

Despite the challenges of 2020, Michigan's CLGs continued to carry out critical preservation activities by planning for, protecting, and telling the story of important heritage assets. From adapting monthly historic district commission meetings to the new realities of virtual environments to finding ways to pursue community survey, engage community

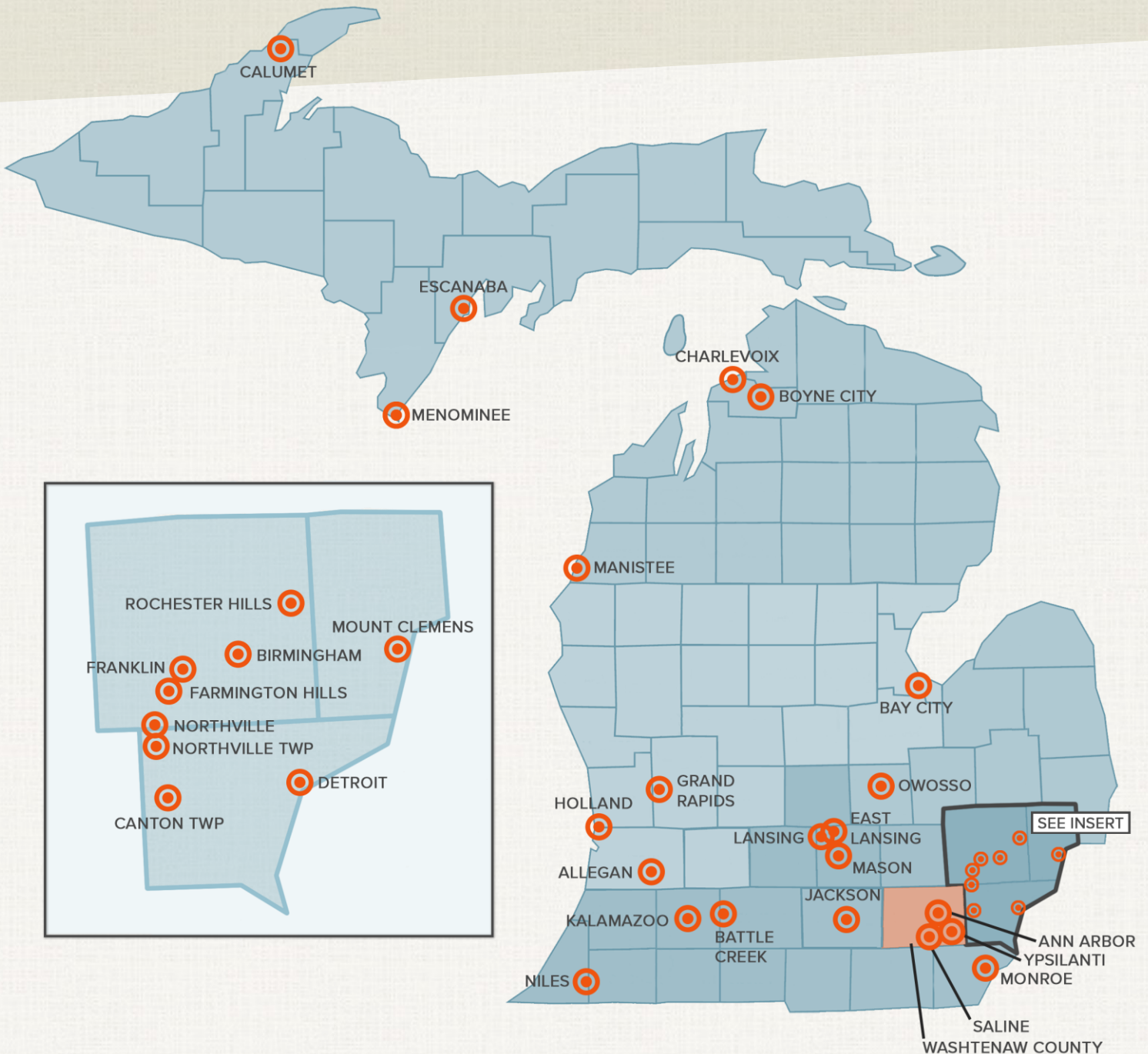
education, and provide support for local rehabilitation projects, CLGs across Michigan continued to make meaningful progress toward their long-term preservation goals during the past year.

Such work continues to propel forward local preservation interests and ensure that the historic places that define our state are recognized and valued as community assets that contribute to our collective sense of place and cultural identity. Equally important, local activities continue to promote constructive conversations about preservation; further define its role in supporting economic vitality and quality of life; and identify and promote opportunities for investment in historic resources. While the CLG program is just one small part of such efforts, SHPO is proud to support our partners in their work.

Michigan's CLGs

as of December 31, 2020

Allegan (1996)	Charlevoix (2020)	Jackson (2001)	Niles (2020)
Ann Arbor (1985)	Detroit (2000)	Kalamazoo (1986)	Northville (2015)
Battle Creek (1991)	East Lansing (1990)	Lansing (1997)	Northville Township (2015)
Bay City (2007)	Escanaba (2015)	Manistee (2015)	Owosso (2015)
Birmingham (2010)	Farmington Hills (1991)	Mason (2004)	Rochester Hills (2009)
Boyer City (2010)	Franklin (2015)	Menominee (2006)	Saline (1986)
Calumet (2014)	Grand Rapids (1993)	Monroe (1999)	Washtenaw County (1986)
Canton Township (1990)	Holland (1987)	Mount Clemens (2009)	Ypsilanti (2002)



2020 CLG ACTIVITIES BY THE NUMBERS

MORE THAN
2,200
**ARCHITECTURAL
RESOURCES** WERE
SURVEYED BY CLGs

2 **LOCAL HISTORIC
DISTRICTS** WERE
ESTABLISHED

AND

6 PROPERTIES WERE
LISTED IN THE
**NATIONAL REGISTER
OF HISTORIC PLACES**

AS OF DECEMBER 31 2020,

556 LOCAL HISTORIC
DISTRICTS WITH
MORE THAN **14,650**
INDIVIDUAL RESOURCES

659 NRHP-LISTED
PROPERTIES
WITH MORE THAN **13,720**
INDIVIDUAL RESOURCES

1,256 PROJECTS WERE REVIEWED
IN **LOCAL HISTORIC DISTRICTS**



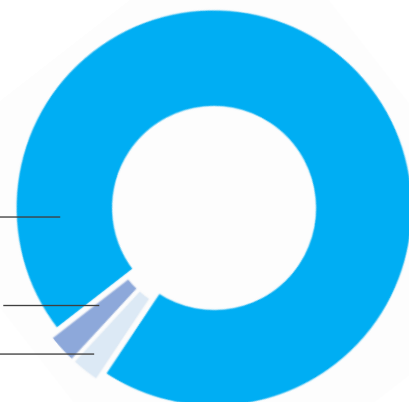
59% REVIEWED BY
COMMISSION STAFF

41% REVIEWED BY
COMMISSION

CERTIFICATES OF
APPROPRIATENESS

NOTICES TO PROCEED

DENIALS



CLGs SPONSORED
OR PARTICIPATED IN
40 **EDUCATIONAL
AND OUTREACH**
ACTIVITIES IN THEIR
COMMUNITIES

SHPO DISTRIBUTED
**FEDERAL PROJECT
GRANTS** OF MORE THAN
\$170,000
TO ACTIVE CLGs

14 FEDERAL
HISTORIC
REHABILITATION
**TAX CREDIT
PROJECTS**
REPRESENTING
MORE THAN
\$103M

73 CLG STAFF
MEMBERS AND
HDC COMMISSIONERS
PARTICIPATED
IN MORE THAN **60**
TRAINING ACTIVITIES

AS OF DECEMBER 31 2020,

SHPO HAS PROVIDED **152**
GRANTS TOTALING
MORE THAN **\$3.5M**
TO CLGs THROUGH
THE SUBGRANT PROGRAM

IN QUALIFIED
REHABILITATION
EXPENDITURES
WERE APPROVED

SURVEY, PROJECT REVIEW,
OUTREACH, AND TRAINING STATISTICS
ARE BASED ON SELF REPORTING IN
CLG ANNUAL REPORTS. DESIGNATION,
GRANT, AND TAX CREDIT STATISTICS
ARE BASED ON SHPO DATA.



Welcome, City of Charlevoix!

certified April 2020

Located on the shores of Lake Michigan and Round Lake, Charlevoix evolved from a fishing and logging community to become a popular tourist destination and resort town. Neighborhoods were built for wealthy families who visited from Chicago and St. Louis during the mild summer months, and much of the downtown was built out in the late 19th century after the railroad came to town. Today, the carefully restored 1892 Chicago & West Michigan Railroad Depot is a local historic district.

Charlevoix's other district is the Earl Young Local Historic District, which includes eleven buildings designed by real estate developer-builder Earl Young. Self-taught, Young used a combination of indigenous stone, wood, and recycled materials to create distinctive houses and businesses that were intended to sit in harmony with the landscape. Locally referred to as the "Mushroom Houses," these buildings draw large crowds of photographers and visitors each year.

Charlevoix also has an active Main Street program that works closely with property and business owners to support and strengthen the historic business district through community efforts, events, and public/private partnerships that foster a sense of community pride.

CHICAGO AND WEST MICHIGAN RAILROAD DEPOT | PHOTO BY ALAN HIGGINS



CHARLEVOIX SOUTH PIER LIGHTHOUSE | SHPO PHOTO FILE



EARL YOUNG "HALF HOUSE" | PHOTO BY ALAN HIGGINS



Welcome, City of Niles!

certified May 2020

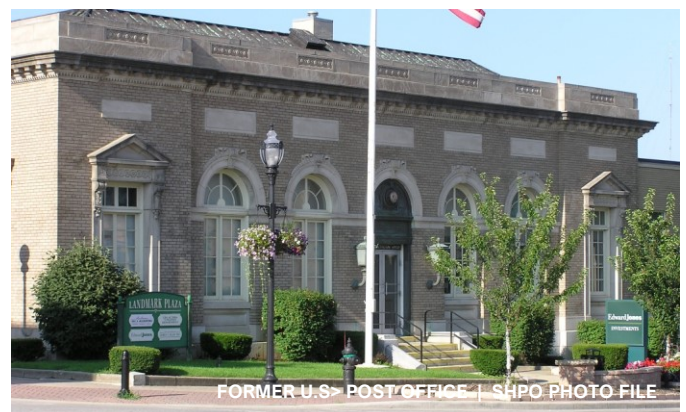
NILES DOWNTOWN HISTORIC DISTRICT | PHOTO PROVIDED BY CITY OF NILES

Located in southwestern Michigan, Niles was established at the site of Fort St. Joseph, a 17th century French fort strategically located along the Kankakee and St. Joseph Rivers. Emerging as an important commerce center in the 19th century, Niles grew alongside an influx of traders, industrialists, and businessmen, who supported the build-out of the community. Niles was also an important part of the Underground Railroad network in this part of the state, serving as a stopping point for those coming north from South Bend, Indiana.

Today, the community has two local historic districts. The Fourth Street Historic District runs along North Fourth Street between Main and Wayne Streets. The Niles Downtown Historic District encompasses the commercial core of the community, which is supported by a strong Main Street program and continues to serve as the economic, social, and cultural heart of the community. Most of the downtown is also listed in the National Register of Historic Places, as are several individual resources. These include the impressive 1892 Richardsonian Romanesque-style Michigan Central Railroad Station and the 1884 Henry A. Chapin House property, which is now home to City Hall, the Niles History Center, and Fort St. Joseph Museum.



HENRY CHAPIN HOUSE | PHOTO PROVIDED BY CITY OF NILES



FORMER U.S. POST OFFICE | SHPO PHOTO FILE

Highlights from CLGs across the State

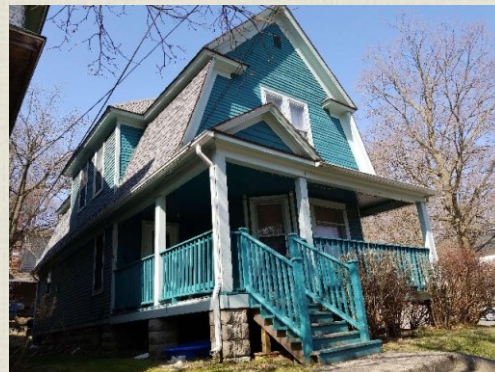
A sample of local preservation activities from 2020

The screenshot shows the 'Imagine Kalamazoo 2025' website. The 'Projects' section is highlighted, featuring the 'Inventory Kalamazoo 2022' project. It includes an overview, background information, and a process description. The background text states: 'Inventory Kalamazoo 2022 is a reconnaissance level history resource survey that photographs and documents the existing condition of structures made by people houses, schools, stores, gas stations, parks! Every resource of any age within the City will be documented from the public right of way. Garages and outbuildings will be documented only if they are visible from the public right of way. The City Assessor's office estimates there are approximately 24,000 resources in the built environment of Kalamazoo. There have been 15 historic surveys in the last 45 years, the last reconnaissance level survey took place from 1999 to 2001.' The process section mentions: 'Volunteers will work in pairs to collect data in person for each structure. Using tablets and smartphones they will verify the address, enter the condition of the trees and sidewalk, and take at least 3 photos of the building. After the field data is collected, qualified historians will review and analyze the data using the city Geographic Information System (GIS) and aerials along with Google Maps and Street View as needed. The historians will review and analyze the architectural style, date of construction, roof shape & materials, porches, siding materials, condition, outbuildings, and historic integrity.'

City-wide Reconnaissance Survey

City of Kalamazoo

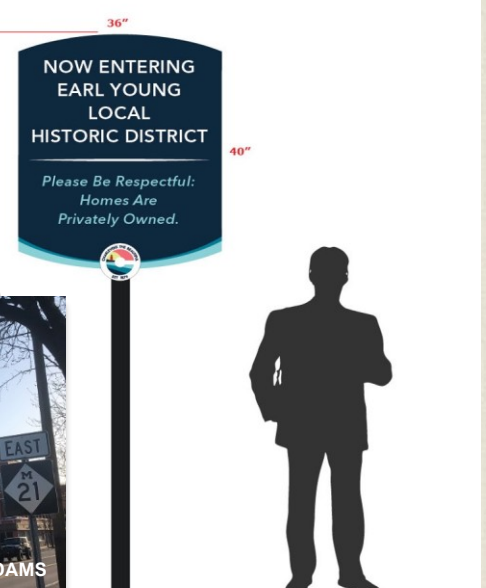
The City of Kalamazoo's master plan—Imagine Kalamazoo 2025—calls for a comprehensive reconnaissance-level survey of historic resources across the community, which will serve as a foundation for future planning decisions and preservation activities. The City kicked off this survey effort in 2020, leveraging the passion and interest of volunteers to meet the goal of documenting every built resource in the city limits, regardless of age. While progress was limited by the impacts of COVID-19, fieldwork was started, which will continue throughout 2021. Approximately 24,000 resources across the entire city are to be surveyed as part of the project, which is being facilitated by use of a digital survey platform to collect data and photographs that can be used to create inventory forms.



Historic District Signage

City of Charlevoix and City of Owosso

In 2020, both the City of Charlevoix and City of Owosso moved forward with their goals to delineate their historic districts with signage. Such signs are important in that they contribute to community pride and identity and help recognize these areas as special places in the community. They also serve as educational cues that can encourage residents and visitors to learn more about the places they see. Owosso installed its signs throughout the downtown historic district in 2020, and Charlevoix had signs for the Earl Young Historic District manufactured with installation planned for spring 2021.





Hands-on Window Repair Workshop

City of Grand Rapids

In 2020, the City of Grand Rapids held its 6th annual hands-on window repair workshop, a partnership of the City of Grand Rapids Planning Department/Historic Preservation Commission, Heritage Hill Neighborhood Association, Midtown Craftsmen, and Heritage Window Restoration.

While the workshop looked a bit different due to COVID-19 precautions, participants were still able to come together to get hands-on experience in window repair and rehabilitation. Topics included removing and installing glazing, applying epoxy, removing and reinstalling window sashes, re-roping sashes, and much more. An increasingly popular event, the window repair workshop is part of ongoing local efforts to be proactive in equipping property owners and others with the practical knowledge and skills necessary to maintain their historic properties.



Cemetery Clean-up Day

City of Farmington Hills

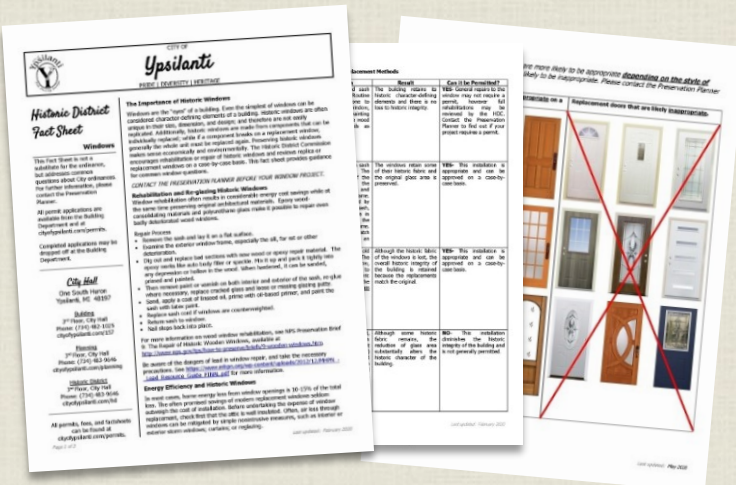
The Farmington Hills Historic District Commission held a volunteer cemetery clean-up day at the West Cemetery, where they worked with members of local Boy Scout Troop 238, elected officials, and other volunteers to clean approximately seventy-five headstones. The effort was supported by the public works department, which provided all supplies, and various commissioners, who provided training on proper cleaning procedures for the volunteers. The event was just one part of a long-term historic cemetery preservation plan being engaged by the City to maintain these important heritage assets.



Historic District Fact Sheets

City of Ypsilanti and City of Jackson

Both the City of Ypsilanti and City of Jackson worked to proactively provide guidance materials for their historic district commissions and property owners, including developing fact sheets for commonly reviewed types of projects. In 2020, Ypsilanti overhauled its window fact sheet and created new sheets for alternative materials and doors to add to its ongoing slate, while Jackson began work on its inaugural series of eleven fact sheets, which will be part of a more user-friendly web presence.



Downtown Rehabilitation Projects

Village of Calumet

Through the support of the Village of Calumet Downtown Development Authority, Main Street Calumet, Keweenaw Economic Development Association, Houghton County Land Bank, Michigan Economic Development Corporation, and others, many important rehabilitation projects were completed in Calumet's central business district in 2020. These projects, designed to encourage reinvestment in the village's historic building stock, complement the efforts of private property owners and others who work to maintain the special character of the village.

Such projects include a series of façade rehabilitations along Fifth Street, the primary thoroughfare through downtown. From removal of non-historic claddings and stabilization and repointing of masonry to restoration of original openings, these projects have had a transformative impact on the character of the corridor, which is part of the Village of Calumet National Historic Landmark District, established in 1989, and the locally designated Village of Calumet Civic and Commercial Historic District, established in 2002.



PHOTOS BY CHRIS GREEN



PHOTOS PROVIDED BY CITY OF DETROIT

After School: Detroit Vacant School Property Study

City of Detroit

The result of a one-year assessment of vacant schools conducted by the City of Detroit in 2020, the objective of this project was to complete a holistic, comparative study of 63 vacant historic-age school properties in Detroit—including 39 owned by the City of Detroit and 24 owned by the Detroit Public Schools Community District—and to make recommendations regarding their redevelopment potential.

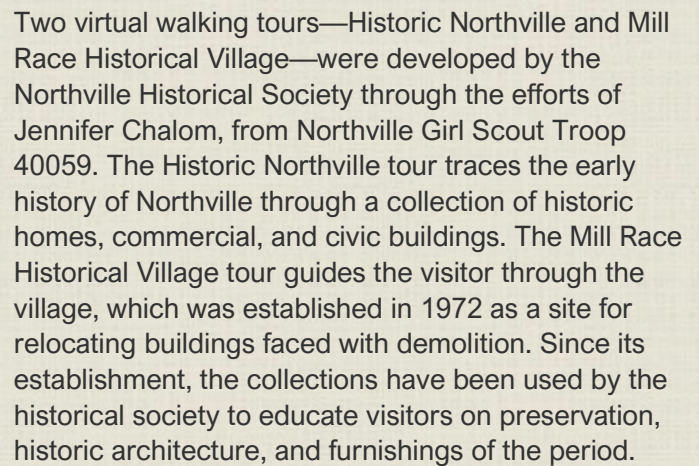
One key goal of the project was to develop a set of citywide metrics and strategies that can be broadly applied to schools across the city in order to assess, prioritize, and market them for redevelopment. A second major goal was to identify the opportunity and challenges of preserving, rehabbing, and reusing historic vacant school buildings, and imagine new futures for these special places. In total, the study provides a comprehensive tool to guide effective decision making around the disposition of these properties. The project deliverables, which include a report and companion website, will be finalized in spring 2021.

As part of its effort during the COVID-19 pandemic to provide relief and socially distant activities for residents and visitors, the City of Birmingham put together a self-guided walking tour for the Mill Pond Neighborhood, which includes several locally designated properties situated around Booth Park. Many of these properties were designed by architect Wallace Frost, who served as Albert Kahn's personal assistant and later established his own office in Birmingham, where he designed approximately 40 homes.

**Mill Pond Neighborhood
Historic Walking Tour**

Approximate Distance: 1.67 Miles

- 1. Start
- 2. End
- 3. Allen House (Birmingham Museum, 1928)
- 4. John W. Hunter House (1822)
- 5. Edward Baldwin House (1910)
- 6. Chaffield-Hiram Campbell House (1928)
- 7. Ebenezer Raynal House (1901)
- 8. Stickney House (1901)
- 9. Edgar Lamb House (1910)
- 10. Wallace Frost (1921)
- 11. Wallace Frost (1929)
- 12. Benjamin Daniels House (1880)
- 13. Wallace Frost (1940)
- 14. Wallace Frost (1941)
- 15. Wallace Frost (1941)
- 16. Wallace Frost (1941)
- 17. Certified Heritage House (1901)
- 18. Certified Heritage House (1902)
- 19. Locally Designated
- 20. National Register of Historic Places
- 21. Wallace Frost (Architect)
- 22. Heritage House (100+ years old)



<https://www.millracenorthville.org/historical-walking-tour>

As part of its ongoing efforts to engage and educate the public through a variety of platforms, the Washtenaw County Office of Community and Economic Development and the Historic District Commission added the “Washtenaw Women Vote” virtual tour to its growing collection of StoryMaps that tell the history of the county. This map celebrates the ratification of the Nineteenth Amendment, which granted women the right to vote, and highlights some of the historic sites in Washtenaw County connected to suffrage activities leading up to the passage of the Nineteenth Amendment.

Washtenaw Women Vote

On August 26, 1920, the United States ratified the Nineteenth Amendment, finally granting women the right to vote across the country. This map highlights some historic sites here in Washtenaw County connected to suffrage activities leading up to the passage of the Nineteenth Amendment. Suffrage means the right to vote.

Please appreciate the historical sites illustrated in this map from the public right of way, as most of them are private property.

The image is a composite. On the left is a black and white photograph of two women standing side-by-side, holding a large banner that reads "NATIONAL WOMAN SUFFRAGE ASSOCIATION". The woman on the left wears a hat and a sash, while the woman on the right wears a dark dress and a tall hat. On the right is a map of Washtenaw County, Michigan, showing major roads like I-75 and US-24, and towns such as Ann Arbor, Ypsilanti, and Livonia. Several locations are marked with orange circular icons containing black silhouettes of people, representing historic sites related to the suffrage movement. These include the University of Michigan, the Ann Arbor Public Library, and the Washtenaw County Courthouse. A legend in the top left corner identifies the icons as "Historic Sites" and "Suffrage Sites".



MANISTEE CENTRAL BUSINESS HISTORIC DISTRICT | PHOTO BY ALAN HIGGINS

CLG PROGRAM UPDATES

The Michigan SHPO continues its work to build a stronger CLG program that provides effective tools for enriching local preservation programs.

Building on work that began in late 2019, SHPO spent much of last year putting in place a strategy that will support the growth of an effective statewide CLG program. Staff continued to revisit the administrative foundation and other core aspects of the program, identify ways to re-engage local partners, and establish a long-term plan for expanded services and benefits—critical elements that will help sustain a program environment that consistently supports the preservation efforts of our local partners.

Beyond backend program planning and despite the fact that travel across the state was limited for nearly all of 2020, SHPO also made strides in figuring out new ways to make a direct investment in local preservation programs. This included revisiting the tools, training, and services we provide to participating

communities and thinking through creative solutions for providing technical assistance for important preservation planning projects. Such work directly led to new initiatives such as Community Partnership Projects and other programming to be announced.

The effort to make strides toward a better CLG program is already showing promise, with new interest in the program from communities across the state and renewed engagement and reactivated partnerships with both recent and long-time program participants. While much work remains to be done, SHPO is excited about the progress being made and the direction of the program. We believe the program is poised for better things, and we hope our level of support rises to match the level of commitment and contributions of our local preservation partners.

SHPO's Statewide CLG Program Priorities

PROGRAM ADMINISTRATION

Identify and implement strategies that promote a consistent, practical, and holistic framework for a successful statewide CLG program

COMMUNICATIONS AND TRAINING

Expand opportunities for consistently sharing information with CLGs and provide additional opportunities for dialogue and training

SHPO's 2020 Completed Activities

① HANDBOOK REVISION

Revisit and revise the CLG certification handbook to enhance clarity and focus on local preservation programs, as well as to provide additional guidance for program requirements

② ANNUAL REPORTING

Evaluate annual reporting mechanisms, revise to enhance utility of collected information, and work with communities to promote consistent reporting

① PROGRAM WEBSITE

Redevelop SHPO's CLG program website to present information in a more user-friendly way and to provide ready access to helpful resources

② PROGRAM NEWSLETTER

Initiate and maintain a quarterly CLG program newsletter to distribute to CLG program liaisons, historic district commissioners, and other municipal stakeholders

③ TRAINING UPDATES

Initiate and maintain a weekly e-blast of virtual training opportunities highlighting free and low-cost training opportunities for HDCs from across the country (spring through fall)

SHPO's 2021 Anticipated Activities

① 4-YEAR EVALUATIONS

Develop a streamlined and more meaningful process for four-year program evaluations and complete the first round of a new cycle

② CLG ONBOARDING

Develop an onboarding toolkit for new communities entering the CLG program to promote program engagement from the start

① CLG ROUNDTABLES

Coordinate and host regional and/or program-wide roundtables for CLG communities (in-person or virtual) to provide opportunities for training and to promote discussion among CLGs

② NAPC TRAINING

Partner with the National Alliance of Preservation Commissions (NAPC) to provide training for Michigan's CLGs and historic district commissions

SHPO GRANT PROGRAM ADMINISTRATION

Identify and implement program enhancements to promote use of CLG grant funding across the state

① GRANT MANUALS

Update SHPO's CLG grant manuals and procedures to enhance clarity and provide more directed guidance for preparing applications

② EXAMPLE MATERIALS

Develop example scopes of work and grant applications to aid preparers in developing successful applications

③ FUNDING PRIORITIES

Define grant funding priorities designed to promote projects that will serve as a catalyst for future preservation activities

① PROCESSES

Identify and implement improvements in SHPO's CLG grant administration processes to enhance efficiencies and maximize project timelines

TECHNICAL ASSISTANCE AND LOCAL PROGRAM SUPPORT

Support communities by providing access to materials and tools that help sustain and enrich local preservation programs

① PARTNERSHIP PROJECTS

Develop the Community Partnership Projects program to provide on-the-ground support for small but critical projects in areas where more directed assistance is needed

① RESOURCE LIBRARY

Develop and regularly update a virtual resource library of original and curated content focused on effective local preservation programs, preservation planning, and historic district commission best practices

② SURVEY PLAN PILOT

Initiate a pilot project to promote development of community survey plans that will guide and promote consistent incremental historic resource survey

PRESERVATION PARTNERSHIPS AND LOCAL STAKEHOLDERS

Engage partnerships that enhance the effectiveness of SHPO's CLG program and provide opportunities for cultivating preservation interests statewide

① OUTREACH

Identify opportunities to participate in conferences, workshops, and other programs of statewide organizations to share information on Michigan's CLG program and exchange ideas

② CONNECTIONS

Begin the process of exploring more substantial connections and partnerships with other community-focused programs, such as Michigan Main Street

① FUNDING

Seek additional financial resources (e.g., grant funding) from preservation partners to supplement funding for preservation activities in CLGs

② INTEREST BUILDING

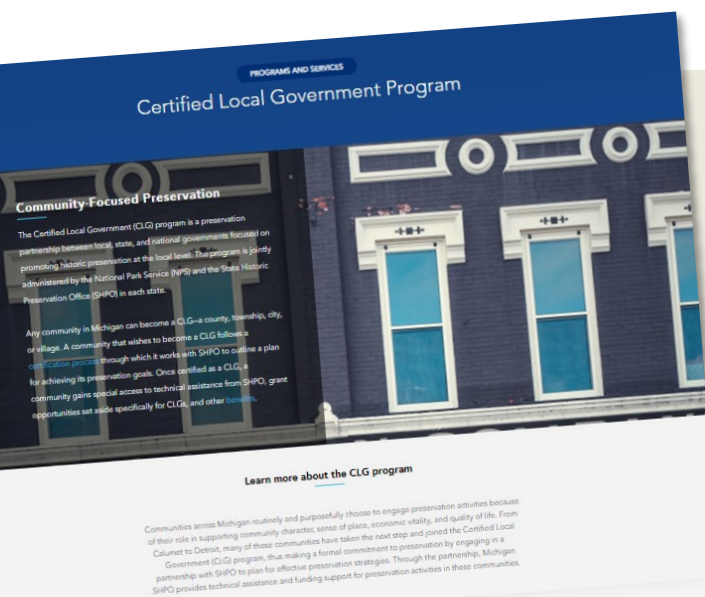
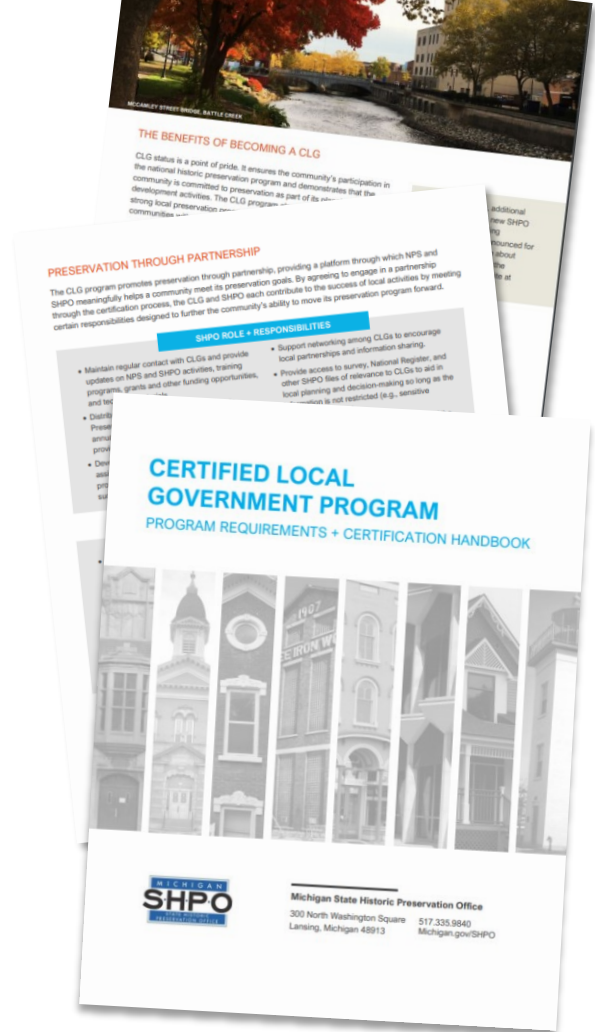
Develop an "intro to historic preservation" e-learning module for local stakeholders to help cultivate awareness and understanding of historic preservation in Michigan, including how it can be beneficial for local communities

CLG Program Manual

In 2020, SHPO overhauled its CLG program handbook for the first time in decades. The updated document provides a fresh look at the CLG program in Michigan, including its connection to local planning and economic development activities. The handbook also clarifies the intent and goals of the CLG program, and further explains program requirements and why they are important in crafting effective local preservation programs. It also expands on the tools that SHPO uses to provide assistance and support to participating communities.

The updated handbook also includes a substantially revised CLG application process, which streamlines the required steps and materials to promote clarity and reduce inefficiencies and promotes collaboration with SHPO upfront as a partner in the process. It also reinforces SHPO's commitment to make the program available to and meaningful for all communities—regardless of their size or capacity—that have an interest in the program and are willing to make a commitment to historic preservation at the local level.

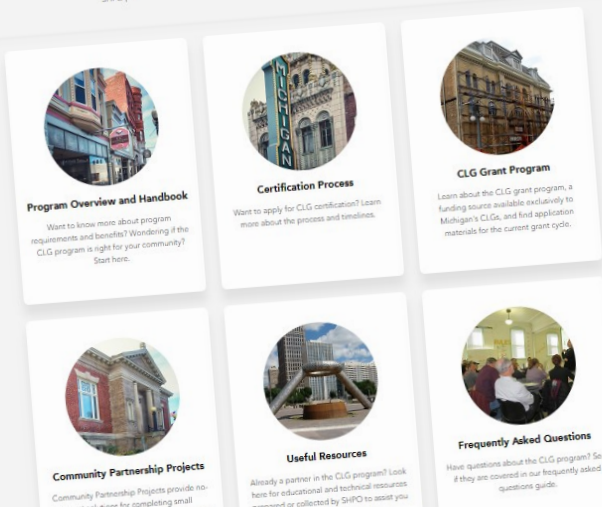
It is our hope that the new user-friendly handbook provides a fresh perspective on Michigan's CLG program and establishes a foundation for a strong, effective program that meaningfully contributes to the success of our local preservation partners.



SHPO Website Update

As part of SHPO's move to the Michigan Strategic Fund and its strategic partnership with the Michigan Economic Development Corporation (MEDC), SHPO shifted its web content from the "Michigan.gov" platform to the "Mlplace.org" platform, which hosts MEDC programs such as Michigan Main Street and Redevelopment Ready Communities. This includes all information about SHPO services and professional guidance for preservationists, community leaders, and the public.

In moving to the new platform, SHPO completely overhauled its CLG program page to provide better organization and additional content of use to both participating and potential CLGs, as well as other local stakeholders. In addition to basic program information, the new site includes refreshed content for the CLG grant program; detailed information on benefits such as Community Partnership Projects; frequently asked questions; and information on Michigan's CLG communities. The website also includes a regularly updated resource library for the benefit of those looking for information on preservation best practices.



Community Partnership Projects

On-the-ground support and education for CLGs

In 2020, SHPO introduced a new CLG program benefit—Community Partnership Projects. Intended to fill the gap between a community's desire to complete preservation projects and its lack of resources and/or capacity to carry out such projects on its own, Community Partnership Projects allow a CLG to leverage the expertise of SHPO staff to complete projects that might not otherwise be possible and to do so at no cost.

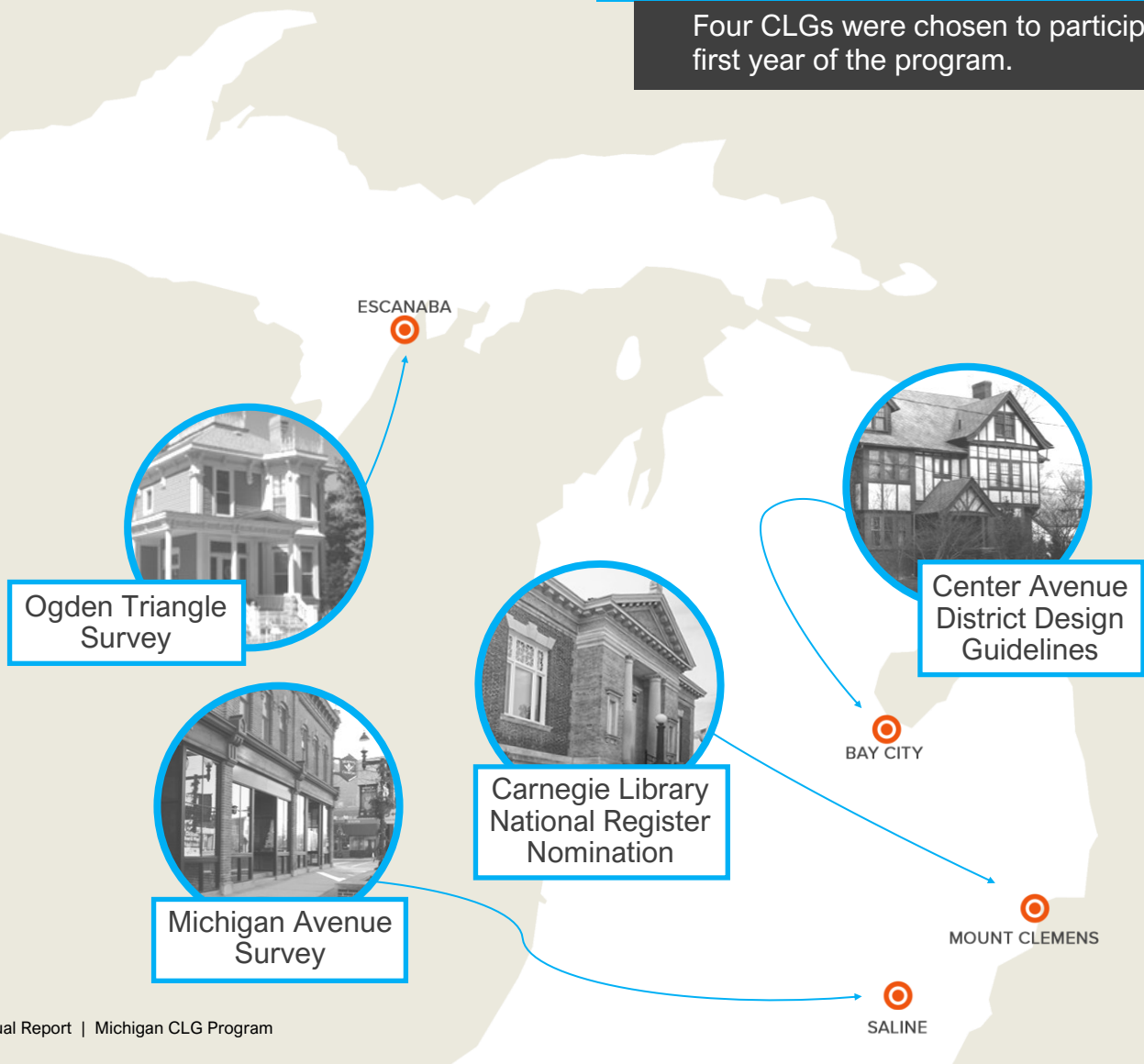
Each year, CLGs can apply to have one of three types of projects—a survey of historic resources, a National Register nomination, or a set of design guidelines—completed directly by SHPO staff on behalf of the local community. Projects are competitively selected for completion based on a number of factors, including demonstrated need for SHPO support and the potential to serve as a catalyst for future preservation activities.

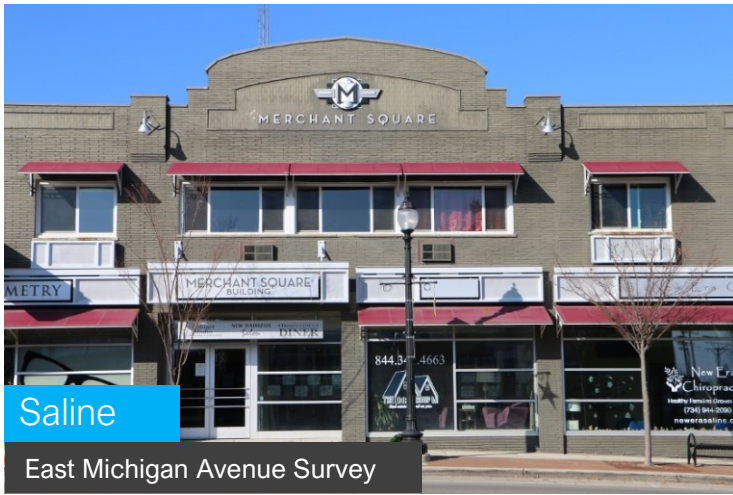
Because this is both a technical assistance and educational initiative, participating CLGs agree to meet minimum participation requirements as part of the projects. Such requirements include, for example, participating in on-the-ground survey training, hosting a public workshop, and other activities designed to build the capacity of CLGs, provide hands-on experience, and educate local staff and historic district commissioners on best practices.

At the end of the process, participating CLGs get a professionally finished product from SHPO (i.e., survey report, National Register nomination, or design guidelines) and are better equipped to make informed decisions, plan for preservation activities at the local level, and carry out future projects on their own. In total, Community Partnership Projects support the goal of the CLG program to build and sustain strong local preservation programs.

2020 Community Partnership Projects

Four CLGs were chosen to participate in the first year of the program.





Saline

East Michigan Avenue Survey

To aid in local preservation planning, SHPO is assisting the City of Saline with a survey of a portion of the East Michigan Avenue corridor. Comprised of both residential and commercial properties, the survey area includes approximately 75 properties that reflect the growth of the community in the 19th and early 20th centuries.

While there are a fair number of National Register-listed properties in this area, most properties are not covered by local protections. This survey will support local decision-making and provide a baseline for future decisions about potential local designation.

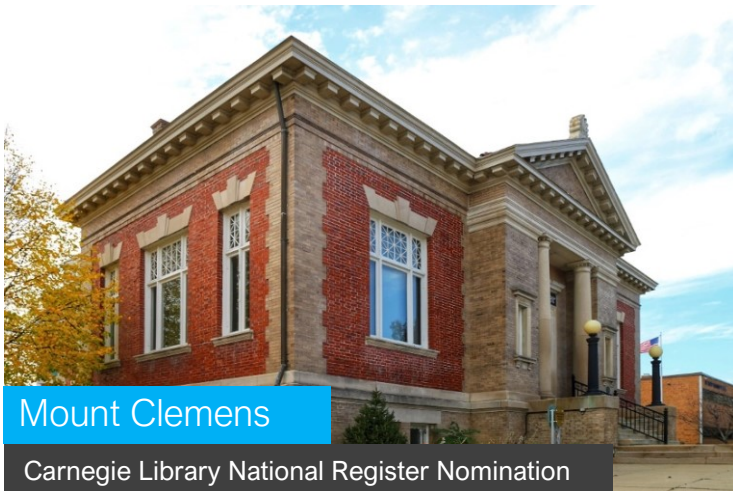


Escanaba

Ogden Triangle Survey

SHPO is working with the City of Escanaba to complete a reconnaissance-level survey of the Ogden Triangle area. Comprised of 188 properties, this intact residential area is prominently located alongside the city's commercial district and waterfront park system.

This area was identified in the city's 2016 master plan as an area of priority for future preservation considerations. Information collected during the survey will support public outreach and inform future planning and preservation activities in the neighborhood, including potential designations.



Mount Clemens

Carnegie Library National Register Nomination

The Mount Clemens Carnegie Library is locally significant as the first public library building in Macomb County and as an excellent intact example of the work of architect Theophilus Van Damme, who was best known as the architect of most of Mount Clemens' mineral bath-era hotels and bath houses. While no longer a library, the facility continues to serve the city as an important community arts center.

To aid in promoting awareness of the importance of this resource and historic preservation more broadly, SHPO is assisting the city and the non-profit arts organization with nominating this building to the National Register of Historic Places, a long-desired point of distinction for the property.



Bay City

Historic District Design Guidelines

SHPO is assisting Bay City in preparing comprehensive and objective design guidelines for the Center Avenue Historic District, characterized primarily by an expansive and diverse collection of residential architecture. While the city has previously worked toward guidelines for specific project components, a more comprehensive set of guidelines is needed to more fully facilitate the design review process.

The guidelines will both serve as a practical resource for property owners seeking information about contextually appropriate rehabilitation and enable the historic district commission and staff to administer the design review process in a more informed and consistent manner.



CASS CORRIDOR | PHOTO BY CITY OF DETROIT

CLG GRANT PROJECTS

In partnership with the National Park Service, SHPO proudly supports CLGs with grant funding for critical preservation projects

Each year, the SHPO sets aside a portion of its annual allocation from the U.S. Department of the Interior's Historic Preservation Fund (HPF) to provide grant funding to CLGs for preservation planning and rehabilitation projects. In Fiscal Year (FY) 2020, SHPO awarded two new grants and continued to oversee work for four grant projects from 2019, their completion having been delayed due to precautionary restrictions resulting from the COVID-19 pandemic.

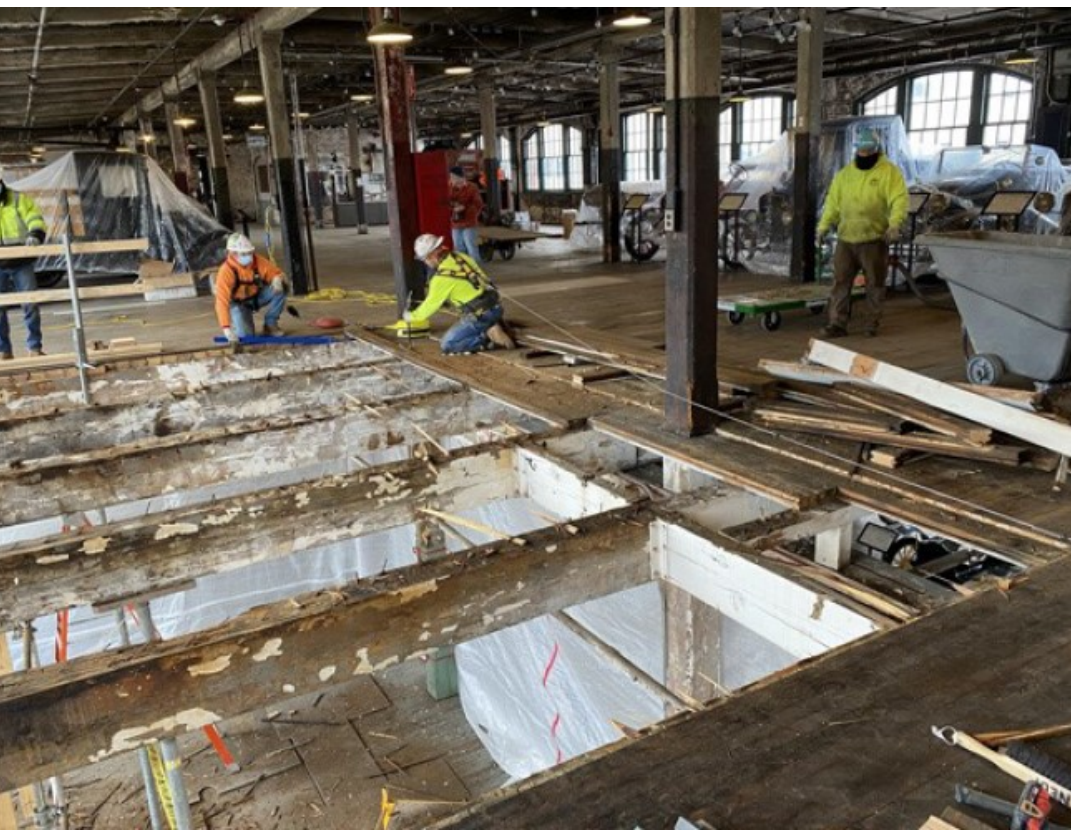
From surveys of diverse historic resources that feed into long-term planning strategies to preparing for and executing critical preservation activities at significant sites, each of these projects builds on local efforts to identify, document, and/or protect important resources and community assets. Brief summaries of each project follow.

FY2020 CLG Grant Projects

- Ford Piquette Avenue Plant Floor Rehabilitation (City of Detroit)
- Edison Neighborhood Reconnaissance Survey (City of Kalamazoo)

FY2019 CLG Grant Projects

- Cass Corridor Intensive-level Survey (City of Detroit)
- Fort Wayne Stabilization and Mothballing Plan (City of Detroit)
- Northfield Township Historic Context and Survey (Washtenaw County)
- Broughton House Roof Repair (Village of Franklin)



PHOTOS BY STEVE SHOTWELL

CITY OF DETROIT/MODEL-T AUTOMOTIVE HERITAGE COMPLEX, INC.

Ford Piquette Avenue Plant 3rd Floor Rehabilitation

Built for the Ford Motor Company in 1904, the Ford Piquette Avenue Plant is where the company initially achieved quantity production of technically-advanced yet inexpensive automobiles, enabling Ford to become the largest automobile producer in the United States. The original office of Henry Ford and the famous “Secret Experimental Room” where the Model T was conceived were both located at the plant. The Model-T Automotive Heritage Complex, Inc., a nonprofit organization dedicated to preservation of the plant and interpretation of Detroit’s automotive heritage, acquired the property in 2000, and has since operated the site for the benefit of the public.

While the organization—largely through volunteer efforts—has worked diligently on a targeted restoration program over the past two decades, work remains. Over the past century, flooring has suffered from naturally occurring deterioration, water damage, and heavy foot traffic. This is particularly troublesome in portions of the third floor, which shows sustained damage because of the high foot traffic around the major exhibits on this level.

This CLG grant project is allowing the Model-T Automotive Heritage Complex, in partnership with the City of Detroit, to address floor decking and beam replacement in a portion of the third floor, which continues the organization’s efforts to address strategic repairs. Crews are carefully removing deteriorated sections, which are being replaced with new Douglas Fir components cultivated from Oregon and milled in Zeeland, Michigan. In addition to benefiting the building itself, ensuring its accessibility to the general public for generations to come, continued rehabilitation contributes to ongoing preservation planning, neighborhood revitalization, and cultural tourism efforts led by the City of Detroit targeting the Milwaukee Junction area.

CLG GRANT CYCLE
FY2020

PROJECT FUNDING
\$82,000

PROJECT TYPE
Rehabilitation

CONTRACTOR
Christman Constructors, Inc.

STATUS
Ongoing, to be completed by September 30, 2021



CITY OF KALAMAZOO

Edison Neighborhood Reconnaissance Survey

As previously discussed, the City of Kalamazoo is in the process of completing a comprehensive reconnaissance-level survey of properties across the entire community, which will promote responsible decision making as part of future planning and community development activities. While most of the work is being completed by City staff in collaboration with volunteers from across the community, SHPO is supporting the City of Kalamazoo in this important effort by funding the survey work for the Edison neighborhood.

The largest neighborhood in the city, Edison encompasses approximately 3,500 properties, including a mix of residential, commercial, industrial, and civic buildings. Today, the neighborhood is home to a diverse population that represents every ethnic group in the city. Community pride is prevalent, and the neighborhood maintains strong ties to its working-class heritage, dating to the establishment of the Bryant Paper Mill, which has since been lost. The legacy continues to present day through other industrial and commercial ventures, both long established and recently formed, along the east side of the neighborhood in the area of Factory Street and nodes elsewhere.

Like other traditional neighborhoods in Kalamazoo, Edison is attracting renewed interest and investment, which can have either positive or negative effects. This project will serve an important role in future conversations. Through the establishment of historic contexts, collection of property-level data for all resources in the area, and development of planning and preservation recommendations, the project will provide the City, residents, business owners, and other stakeholders with a common understanding of the historical and contemporary factors affecting the neighborhood, the neighborhood's historical significance, and potential next steps.

CLG GRANT CYCLE
FY2020

PROJECT FUNDING
\$90,000

PROJECT TYPE
Planning/Documentation—
Historic Resource Survey

CONTRACTOR
Kraemer Design Group

STATUS
Ongoing, to be completed by
September 30, 2021



CITY OF DETROIT

Cass Corridor Intensive-level Survey

One of the most historically important areas in Detroit, the Cass Corridor reflects the growth of Detroit through its various periods of development. Evolving from the early establishment of French ribbon farms, it became the place where the first wave of self-made, wealthy Detroiters built their homes; later, it was where new arrivals seeking jobs as a result of the thriving industrial-based economy first settled. In the early 20th century, the corridor became the manufacturing hub for auto parts suppliers, film distribution, and pharmaceuticals. By the 1960s, the corridor had evolved into the creative hub for the counterculture movement in Detroit. The corridor's significance has been recognized in a combined 48 National Register listings and local historic districts, with many more significant sites yet to be designated.

To assist in identifying significant properties and districts and to better plan for the future of this corridor, which is witnessing increased development pressure, the City of Detroit Historic Designation Advisory Board (HDAB) is leading an intensive-level survey of the corridor encompassing approximately 780 properties. Particular emphasis is being placed on identifying under-documented resources relevant to the ethnic and cultural heritage of the Cass Corridor of the 1960s and 1970s, such as those associated with youth activism and the countercultural movement, the African American music and entertainment industry, and the development of Chinatown.

In total, the project will provide HDAB with up-to-date information on this historically important corridor, establish a foundation for informed decision-making about future land use and planning activities, and support the efforts of those that seek to utilize preservation incentives to reuse and redevelop properties for a new generation.

CLG GRANT CYCLE
FY2019

PROJECT FUNDING
\$80,000

PROJECT TYPE
Planning/Documentation—
Historic Resource Survey

CONTRACTOR
Commonwealth Heritage
Group, Inc.

STATUS
Ongoing, to be completed by
September 30, 2021



PHOTOS BY CITY OF DETROIT

CITY OF DETROIT

Fort Wayne Stabilization and Mothballing Plan

A former military facility now owned by the City of Detroit, Historic Fort Wayne contains over 40 buildings, structures, and sites, including an 1842 star fort, prehistoric Native American burial mound, parade ground, and numerous buildings that formerly served residential, office, and storage functions. While rich in history and resources, Historic Fort Wayne has suffered from disuse and deferred maintenance over the years, with the City of Detroit now engaging a long-term, multi-faceted strategic planning effort to explore opportunities for reinvestment in and revitalization of the site, including finding compatible uses for vacant buildings. Ongoing public outreach is a significant part of this effort. Importantly, this planning is being undertaken in parallel with a larger effort to revitalize the surrounding neighborhoods; the future of Historic Fort Wayne is critical to the success of this effort as well as broader economic recovery initiatives.

To facilitate the City's ability to protect the resources at Historic Fort Wayne while decisions are being made about potential new uses, the City of Detroit Historic Designation Advisory Board, in partnership with the City's General Services Department (GSD), is preparing a specialized stabilization and mothballing plan for 26 unoccupied buildings at the site. The plan, funded by a FY2019 CLG grant, is to identify areas of imminent structural failure and provide detailed specifications, recommendations, and cost estimates to arrest deterioration and undertake prioritized stabilization. It will also recommend a strategy for maintaining and securing the buildings; provide specifications for ensuring adequate interior ventilation; and include a 10-year maintenance and monitoring plan that can be employed while new uses and comprehensive rehabilitation efforts are planned and executed.

CLG GRANT CYCLE
FY2019

PROJECT FUNDING
\$60,000

PROJECT TYPE
Rehabilitation Planning—
Stabilization Plan

CONTRACTOR
Hamilton Anderson Architects

STATUS
Ongoing, to be completed by
September 30, 2021



PHOTOS BY CHERI LAFLAMME SZCODRONSKI

WASHTENAW COUNTY/NORTHFIELD TOWNSHIP HISTORICAL SOCIETY

Northfield Township Historic Contexts and Survey

Located in Washtenaw County north of Ann Arbor, Northfield Township was established in 1832 by the Michigan Territorial Legislature. Settlers soon arrived and established farms and hamlets across the township, and Whitmore Lake became a vacation destination for Detroiters looking for summer homes and weekend getaways. Though Whitmore Lake is no longer a resort town, historic lake homes and a small downtown remain. Historic farms and farm buildings are scattered across the township, along with the accompanying schools, churches, cemeteries, and parks.

To better understand the extent and character of historic resources in the township, the Northfield Township Historical Society (NTHS) completed an extensive windshield survey in 2018, which gathered baseline data and photographs for properties across the entirety of the township. The survey revealed the rich agricultural, pioneer, and recreational history of the largely-rural township and resulted in 1,332 recorded properties, including 64 properties of significance that were identified as priorities for future study.

With the support of a FY2019 CLG grant, Washtenaw County and the NTHS are now expanding on the 2018 project to complete a formal survey of the 64 prioritized properties and to develop a series of historic contexts that will more fully relate the township's historic resources to important development patterns and themes, including, for example, agriculture, recreation, and social history. The completed study will not only facilitate future preservation efforts at the 64 priority properties but will also provide a solid foundation for directing future survey efforts and informing decisions about potential local designations and/or National Register nominations.

CLG GRANT CYCLE

FY2019

PROJECT FUNDING

\$16,151

PROJECT TYPE

Planning/Documentation—
Historic Resource Survey/
Context Development

CONTRACTOR

Firefly Preservation Consulting

STATUS

Ongoing, to be completed by
September 30, 2021



PHOTOS BY ROBERT MCKAY

VILLAGE OF FRANKLIN

Broughton House Roof Rehabilitation

The Broughton House, located at 32325 Franklin Road in Franklin, Michigan, is a Greek Revival farmhouse constructed circa 1836, with an addition completed in the 1860s; it is a contributing resource to the Franklin Historic District, which is both locally designated and listed in the National Register. The Broughton House is named after Daniel Broughton, a buggy builder who owned the property from 1866 until 1885. The structure remained in residential use until 1927, when owner George Wellington Smith used the house for his real estate offices. The property remained in commercial use until the Franklin Village Council voted to purchase it in 1973, which then prompted restoration of the house. By 1978, the Broughton House had become the Franklin Village Hall, a use that continues today.

Over the years, various projects have continued at the site to ensure the building's long-term preservation and use. Several of these projects were supported by SHPO grant funding, including rehabilitation of the stone foundation, window rehabilitation, and installation of wooden storm windows. Likewise supported by a CLG grant, Franklin began its most recent project in 2019, with the goal of addressing site drainage and resolving roof deterioration to ensure a secure building envelope. Specifically, work is being undertaken to replace missing and broken cedar shingles and to replace failing copper gutters with an in-kind system that will better distribute water away from the building. In total, the project will build on Franklin's ongoing preservation program at the site and support continued productive use of the building, which is critical to its longevity.

CLG GRANT CYCLE
FY2019

PROJECT FUNDING
\$14,970

PROJECT TYPE
Rehabilitation

CONTRACTOR
Cedar Restoration

STATUS
Ongoing, to be completed by
September 30, 2021



GUARDIAN ANGELS CATHOLIC CHURCH | PHOTO BY ALAN HIGGINS

NATIONAL REGISTER LISTINGS

Michigan's CLGs are home to a diverse collection of buildings, structures, objects, sites, and districts that define the collective history of our state

In 2020, six new properties in CLGs were added to the National Register of Historic Places. These properties join an impressive group of more than 650 diverse properties in CLGs that have been listed in the National Register, representing nearly 1/3 of the statewide total of listed properties.

Collectively, the six properties listed in 2020 tell important stories about Michigan's social history, industrial heritage, religious history, and community development, and represent the work of a vast group of property owners, dedicated volunteers, businesses, developers, and others who recognize the importance of the National Register as both a planning tool and a mechanism for honoring the history of a property. Brief summaries of listed properties follow, with information summarized from the nominations.

2020 National Register Listings in CLGs

Wayne County, City of Detroit

- Great Lakes Manor
- Michigan Avenue Commercial Historic District
- Warren Motor Car Company Building

Kent County, City of Grand Rapids

- American Box Board Company

Manistee County, City of Manistee

- Guardian Angels Catholic Church

Washtenaw County, City of Ypsilanti

- Highland Cemetery



PHOTO BY KRISTINE KIDORF

Great Lakes Manor

City of Detroit

Great Lakes Manor is notable for its role in the patterns of American history. While similar to the dozens of other brick multi-story apartment buildings in Detroit from the first decades of the 20th century, the building is significant under Criterion A as one of the first in the city to rent to African American individuals at a time when housing discrimination was rampant. This significance is explored in the nomination, which chronicles the story of housing segregation and the struggle African Americans faced to find places to live during the period. Great Lakes Manor and its 30 apartments were completely rehabilitated in 2019 and 2020 using the federal tax credit; it is now known as Kirby Manor.

Michigan Avenue Historic District

City of Detroit

Spanning two city blocks and comprised of 20 buildings, the Michigan Avenue Commercial Historic District represents the legacy of a once thriving commercial corridor. This area was historically supported by the largest concentration of day laborers in the city, which resided in surrounding neighborhoods and created a demand for services, shops, and social venues.

The district was nominated under Criteria A and C as one of the last remaining examples of late-19th century commercial enclaves along Detroit's primary corridors outside of downtown and as a collection of buildings representing commercial application of Late Victorian, Queen Anne, and Italianate architecture.

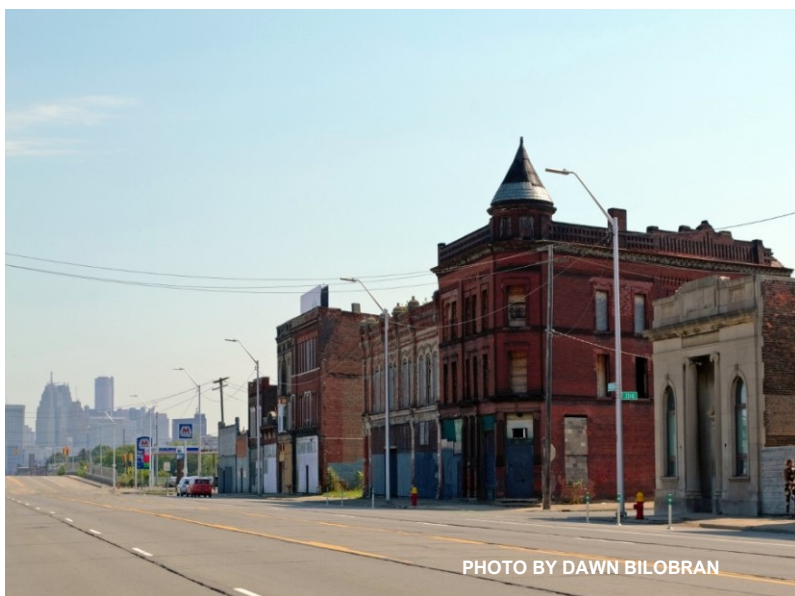


PHOTO BY DAWN BILOBRAN



PHOTO BY KRAEMER DESIGN GROUP

Warren Motor Car Company

City of Detroit

Comprised of five contributing buildings constructed between c. 1910 and 1917, the Warren Motor Car Company is significant under Criterion A for its association with early design and manufacture of automobiles in the City of Detroit. Startup companies like Warren helped establish the city as the automobile capital of world and fueled an expanding economy during a period of growth and prosperity.

Now housing a public art gallery and recycling center, the site helps tell the story of early auto manufacturers in the city and illustrates the progression of the automobile manufacturing industry in its expansion and alteration over time to incorporate emerging technologies.

American Box Board Company

City of Grand Rapids

Constructed in 1914, the American Box Board Company Headquarters and Factory was nominated under Criterion A for its association with industry. The company, which produced paperboard, corrugated board, and fiberboard boxes and related materials, represents the importance of wood-based products to western Michigan's economy; and, this building stands as the headquarters and factory for the company during a time when its products were altering how businesses shipped their goods and how goods were marketed to consumers. The innovation of new products and processes at this factory were of great importance, with long-term impacts on the national packaging industry.



PHOTO BY RACHEL BARNHART

Guardian Angels Catholic Church

City of Manistee

Constructed between 1888 and 1890, Guardian Angels Catholic Church was nominated at the local level under Criterion C as an intact example of the late nineteenth century Victorian Catholic church in Manistee, Michigan, and as a representation of a pre-Vatican II Catholic church, designed in the German Gothic and *Rundbogenstil* styles by notable German-American architect Adolphus Druiding. Guardian Angels Catholic Church stands as possibly the only Druiding project known to exist in Michigan. This church is a fine example of what makes Druiding's work uniquely Germanic: his incorporation of the *Rundbogenstil* style into contemporary religious architecture.



PHOTO BY SARAH LINKE

Highland Cemetery

City of Ypsilanti

Founded in 1863-1864, Highland Cemetery exemplifies a combination of Rural Cemetery, Lawn-Park, and Memorial Park cemetery designs, complemented by features such as a gate lodge and chapel, community mausoleum, and ornamental gates that contribute to the site's visual interest and significance. The property was nominated under Criteria A and C for its relationship to community planning in Ypsilanti and its collection of architecture and funerary art. Of particular interest is the 1888 Starkweather Memorial Chapel, which is notable for its Richardsonian Romanesque architecture and its collection of stained glass windows produced by the Tiffany Glass Company.



PHOTO BY BOB CHRISTENSEN

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