

Clark Road Barn Advisory Committee Meeting #4

September 27, 2023

Case Studies

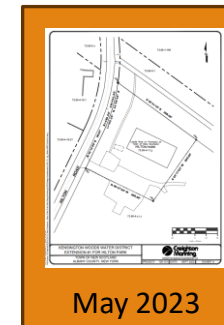
- Projects related to either historic barn or historic structure relocations, rehabilitations, demolitions, or surveys located in New York State.
- Provide context for the cost, resources, and time needed to complete the proposed alternatives for the Clark Road Barn.



Hilton Barn Rehabilitation New Scotland, NY



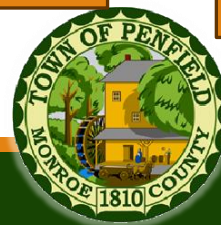
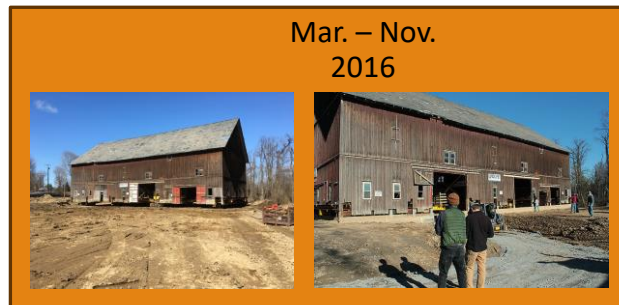
Hilton Barn Rehabilitation New Scotland, NY



2014



2023



Hilton Barn Rehabilitation

New Scotland, NY

- **Overview of Project Costs to Date**

- \$121,600 to relocate the barn
- \$513,500 to replace slate roof
- \$529,200 for bathrooms, siding, windows, floors, and some electrical/mechanical work
- \$1,164,300 = estimated total costs over 7 years

- **Grant Funding**

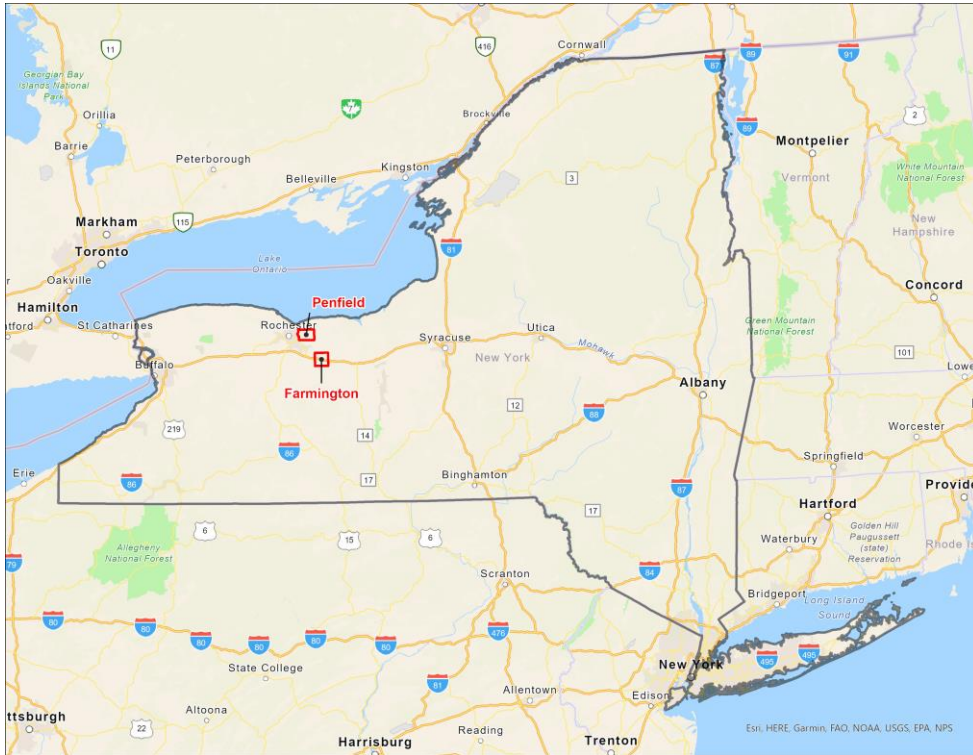
- \$411,620 from Environmental Protection Fund Grant Program for Parks, Preservation and Heritage (EPF)
- \$400,000 awarded to Mohawk Hudson Land Conservancy, Inc. from EPF for purchase of park land adjacent to barn

- **Other Funding**

- \$275,000 of the Town's American Rescue Plan Act (ARPA) funds for rehabilitation of the Hilton Barn



Quaker Meetinghouse Rehabilitation Farmington, NY



Quaker Meetinghouse Rehabilitation Farmington, NY



2006



2023



Quaker Meetinghouse Rehabilitation Farmington, NY

- Overview of Project Costs to Date
 - TBD
- Loans
 - \$120,000 Endangered Properties Intervention Program (EPIP) loan for purchase of the Meetinghouse, but has been paid back in full
 - EPIP program is currently on hiatus and is not accepting applications for new lending
- Grant Funding
 - \$10,000 Preserve New York grant for historic structure report
 - \$483,727 History of Equal Rights grant awarded by the Historic Preservation Fund of the National Park Service to restore Meetinghouse to its appearance before the Civil War



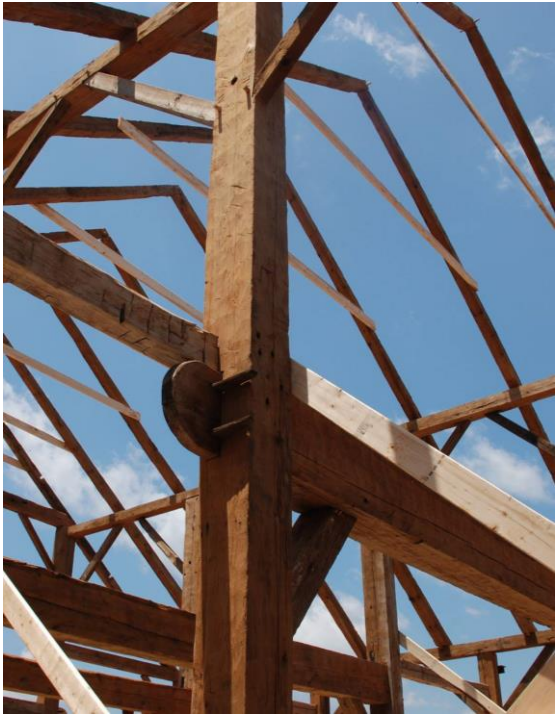
Fairview Market

Moved from Mohawk Valley to Madison, GA



Fairview Market

Moved from Mohawk Valley to Madison, GA



Briggs Center

Moved from Victor to Brighton, NY



Briggs Center

Moved from Victor to Brighton, NY

- Barn was slated for demolition, but the Victor Planning Board asked developer to seek bids for salvaging the structure, Harley School responded and salvaged the post and beam frame
- Briggs Center completed in 2014
- Serves as Center for Civic Engagement, Center for Mindfulness and Empathy Education, science classrooms, project space, workshop, flag hall, and green house
- Net-zero energy consumption



Key Takeaways

- Barn rehabilitation is a common practice, but very few examples of municipal governments taking ownership of and rehabilitating a barn.
- Barn's chosen for rehabilitation typically have some type historical or architectural significance.
- Rehabilitation is a very long process from the time a plan is proposed to the time the space has met standards for occupancy.
- Funding opportunities not guaranteed and several of those used in recent years are no longer available.



Contractor Resources and Opportunities

- **Matthews House Movers**
 - Over a century of experience moving, raising, leveling, and structurally supporting buildings, including historic barns.
 - Recently looked at the Clark Road Barn and provided planning-level estimates of costs (private sector pricing).
 - Previous experience working with municipal governments (ex. Town of Irondequoit, Cobblestone Blacksmith House).
- **Wolfe House & Building Movers**
 - Decades of experience moving, raising, and structurally supporting buildings, including historic barns across the whole country.
 - Previous experience working with municipal governments (ex. New Scotland, Hilton Barn).
- **Heritage Restorations**
 - Specialize in historic barn restoration, which they first began in 1997.
 - Have been contracted to locate, dismantle, then raise historic timber frame barns throughout the country.
- **Genesee Country Village and Museum**
 - Peter Wisbey, curator of collections at the GCVM, is very knowledgeable about local barn rehabilitation efforts and the maintenance associated with rehabilitated barns on a long-term scale.



Determining Historical Significance

- Town of Victor Barn Survey
 - Started in January 2023, hope to have something delivered by December
 - Survey being conducted by The Landmark Society - cost not to exceed \$16,000
 - Exterior survey from public ROW collects the following for each barn:
 - Location/address
 - Historic property name
 - Current owner name
 - Construction date
 - Original and current use
 - Apparent physical condition (i.e. well maintained-significant deterioration)
 - Barn Type
 - Roof Type
 - Exterior materials



Current Clark Road Barn Maintenance and Operations Costs

- Construction Fence
 - Installation and 6-month rental: \$4,739
 - 6-month renewal: \$3,726
- Tarp Initial Install: \$5,970
- Tarp Repair Replacement: TBD (waiting on contractor)



External Funding Opportunities

- **NYS Consolidated Funding Application (CFA)**
 - Environmental Protection Fund: Parks, Preservation and Heritage Grants
 - Hilton Road Park: funding to be used to restore barn as a public recreation facility, link park trails to historic “rail trail” and Bender Melon Farm, build an amphitheater, picnic area, parking lots, restrooms, kiosk, and ice-skating rink. Application for just barn rehabilitation denied in 2016.
- **New York State Historic Barn Rehabilitation Tax Credit**
 - Must be a New York State taxpayer to qualify (Town not eligible; barn ownership would need to be transferred to an eligible owner)
 - State income tax credit equal to 25% of qualified rehabilitation expenditures



Thank you!

