

West Broadway Revitalization Project Update



Restoration of the historic Borden Building site began in November 2005, when voters approved the sale of City Hall with the proceeds to be used to help pay for its renovation. As the West Broadway Revitalization Project progresses, residents will see the Borden Building adaptively reused to house City offices and other commercial uses. Connections and the City's website will be used to keep all residents informed of progress as it becomes known.

Borden Construction Officially Commenced

Construction of the condominium space in the Borden Building by J. E. Johnson Developers officially began on August 1. Plans call for this portion of the West Broadway Revitalization Project to be substantially complete in October 2008.

Meanwhile, other work at the site continues. Upon approval of the State Historic Preservation Office, the old water tower on the Borden site was leveled and removed in July. The prohibitive cost to preserve the tower, primarily due to the requirement to remove both interior and exterior lead-based paint as well as the cost of continued maintenance, ultimately dictated its removal.

The City sought and received approval from the Michigan Department of Environmental Quality (MDEQ) for a calendar extension of the grant agreement to complete the Borden renovation work. There was no change in the grant amount or requirements.

Remediation of contaminated interior surfaces at the Borden Building has been completed with

the removal of lead-based paint and asbestos-caulked windows, as well as removal of the original asbestos shingles from the top of the cupolas. Replacement of the roof deck is underway.

Bids have been awarded for construction of the parking lot. The lot will provide ample parking for City Hall and other condominium lessees in the building.

Discussion continues on the developer's plan for improvements on Parcel B, the area west of the Borden Building. The developer has received Planning Commission approval to construct residential condominium units on the site. Construction on this portion of the project is expected to begin soon.

Borden Archives

Early in 1908, from the Isabella County Enterprise "Milk Factory Notes":
"The asbestos roof is nearly complete. The material is new to this community and is not only indestructible, but is also a beautiful covering."

Source: Connections newsletter, Fall 2007