

HISTORIC DISTRICT STUDY COMMITTEE FINAL REPORT

Frank Farm



Historic District Study Committee

- Jason Thompson, Chairperson
- Dr. Richard Stamps, Vice Chairperson
- John Dziurman, AIA, NCARB
- James Hannick
- Peggy Schodowski
- LaVere Webster
- Murray Woolf

How Does a District Get Designated?

- Study Committee receives a request to make an initial determination if enough evidence exists to conduct a study
- Study Committee prepares a preliminary report
- The report is distributed to the State Historic Preservation Office (SHPO), the Planning Commission, and made available for public comment
- The SHPO and the Planning Commission forward comments to the HDSC

How Does a District Get Designated?

- A public hearing is held
- A recommendation is made to City Council
 - **The Study Committee recommends designation of Frank Farm**
- City Council accepts the recommendation
- City Council adopts and the Ordinance is Amended

Significance

- The proposed Frank Farm Historic District is significant under National Register Criterion A, for its association with a pattern of historical events that has contributed significantly to Rochester Hills history and;
- Criterion D, for its Information Potential relating to prehistory or history.
- The district's period of significance is from 1865 to 1958.

National Register Criteria

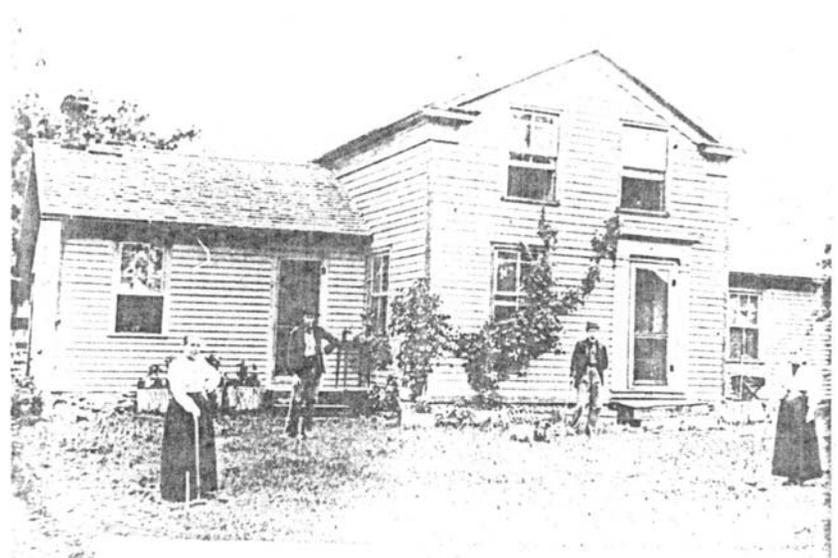
- The quality of significance in American history, architecture, archaeology, engineering, and culture is present in districts, sites, buildings, structures, and objects that possess integrity of location, design, setting, materials, workmanship, feeling, and association, and:
 - A. That are associated with events that have made a significant contribution to the broad patterns of our history.

Criteria A “broad patterns of our history”

Three generations of Frank family at this location starting in 1866.

Located in Section 36 southeast corner of Rochester Hills

Currently 7.93 acres of an original 128 acres



Frank Farm Criteria A

- Until the mid-twentieth century Avon Township was predominantly a farm community
- After World War II changes represented a transition to a non-farming economy
- This site and its long history and connection with the Frank Family provides insight into the function and meaning of ordinary-looking buildings and adds value of the farm as a representative of the city's history



Frank Farm Criteria A

- Ten of the twelve buildings on this farm contribute to its historic significance.
- With buildings spanning nearly a century, the Frank Farm represents the different periods in a family's history better than any other property in Rochester Hills.



Frank Farm Criteria A

There are less than twenty farmsteads (consisting of a farmhouse and at least one agricultural outbuilding) left in Rochester Hills



Criteria D “Information Potential”

- The property must have, or have had, information to contribute to our understanding of human history or prehistory, and
- The information must be considered important

Frank Farm Criteria D

- Ray Frank's collection of artifacts found on this property includes twelve points, two bifaces, two celts and a bannerstone, dating primarily to the Archaic period.

Frank Farm Criteria D

- These artifacts were found throughout the farm, from what is now east of Reuther school to John R. Road on the west.
- Further investigation is needed to determine the archaeological potential of this property.

Frank Farm Summary

- The Rochester Hills Historic Districts Study Committee finds the Frank Farm is significant as the tangible presence of one family's long history in Avon Township. The Frank family and their farm embody the essential patterns of the Township's history.

Frank Farm Photos

Well house,
looking
southwest



Frank Farm Photos

Tool shed,
looking
southwest



Frank Farm Photos

Loren Frank House
garage, looking
northeast.

Milk house visible
on right



Frank Farm Photos

View south from
behind Ray Frank
House.

Pole barn on right



Frank Farm Photos

Reuther School,
looking southeast from
rear yard of Ray Frank
House.



Frank Farm Photos

North side of East
Auburn Road, looking
northwest from in front
of Ray Frank House.



Frank Farm Photos

Avon Manor Estates
subdivision, corner of
John R. and East
Auburn roads, looking
southeast.



Boundary Justification

- The proposed Frank Farm Historic District consists of 7.93 acres and all the extant buildings construction by Lucius L. Frank and his descendents and a portion of the former farmland that is still held by the family.

