

RONDEAU

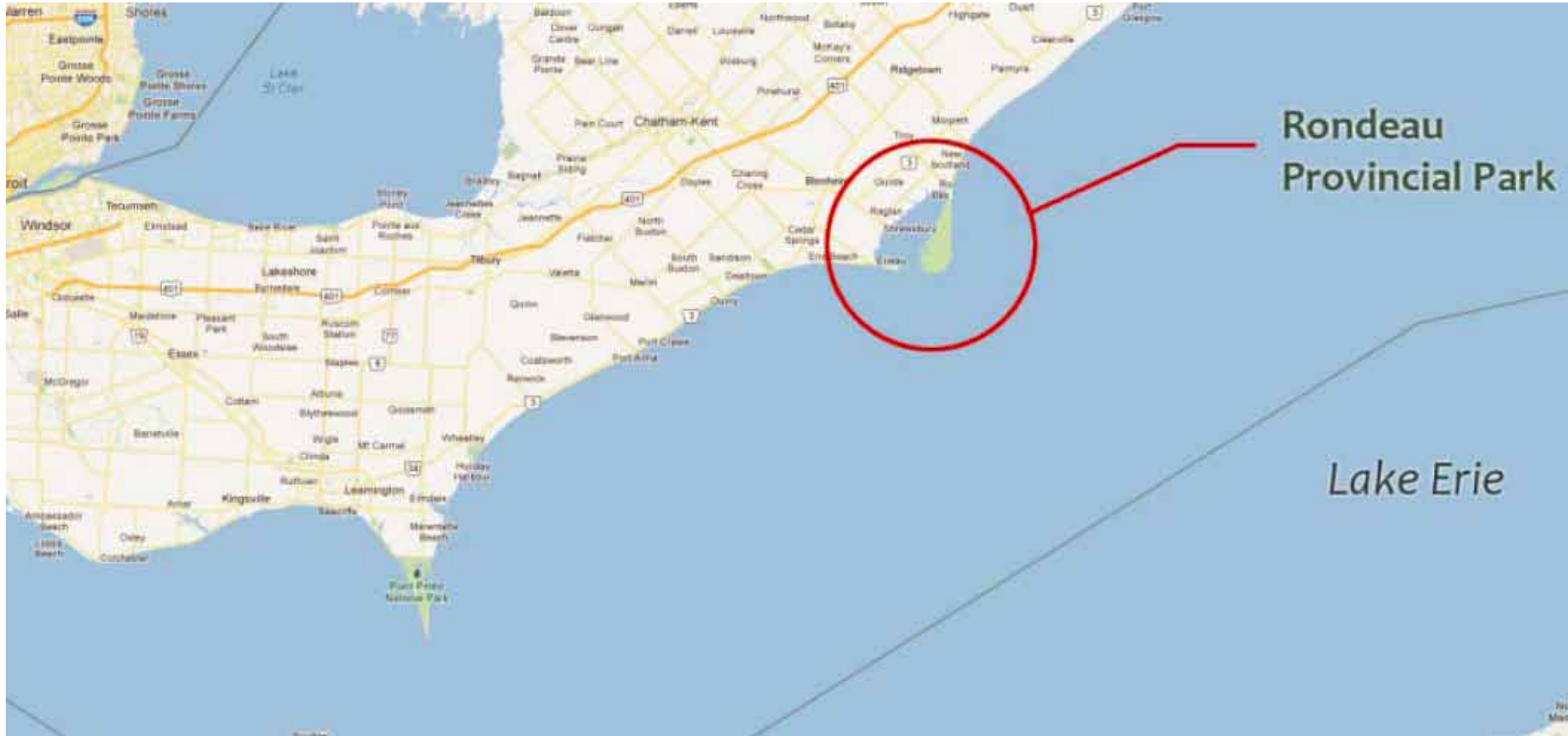
A CULTURAL HERITAGE LANDSCAPE

2013 Heritage Canada Conference Presentation

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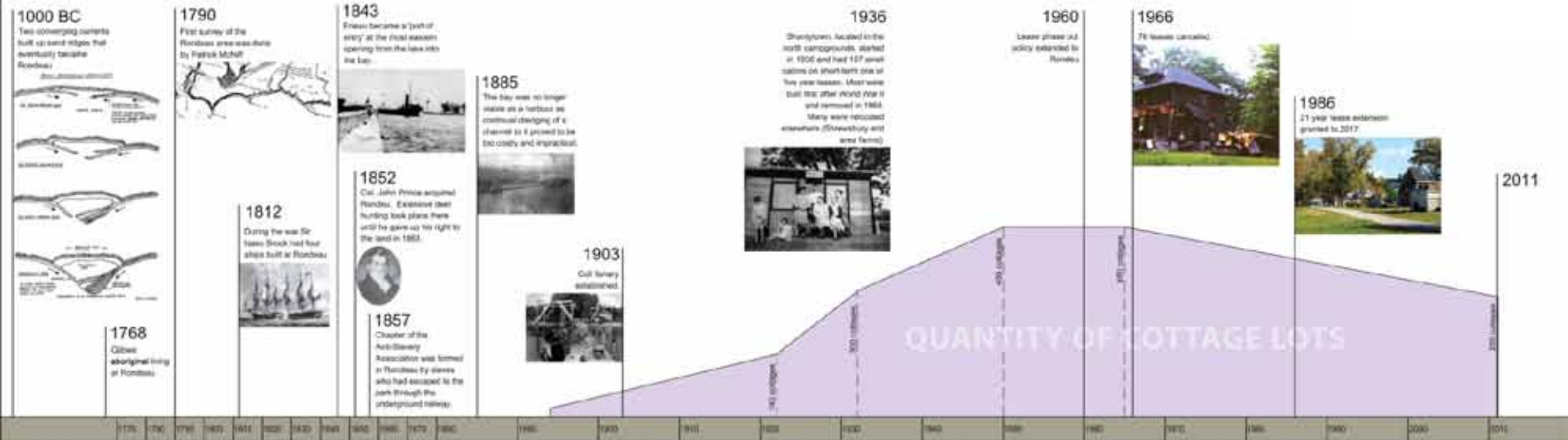
PARK LOCATION



THE ACT

Rondeau Provincial Park was established in 1894 by Act 97, *An Act to establish a Provincial Park at Rondeau*. It was created for ***“the care, preservation, management and improvement of the park and the watercourses, lakes, trees and shrubbery, and other matters therein”***, and ***“the lease...of such parcels of land in the park as may be deemed advisable for the construction of buildings for habitation during the summer, and such other buildings as may be necessary for the accommodation of visitors or persons resorting to the park as a sanitarium for health or summer resort.”***

TIMELINE



300 BC: The first aboriginal people to inhabit Rouses Point (Huron-Spottswomen arrived).

1627: French control.

1763: Treaty of Paris ended 7 years of conflict with the French leaving Britain in control of eastern North America.

1768: Gibbs' aboriginal living at Rouses Point.

1812: During the war Sir Isaac Brock had four ships built at Rouses Point.

1826: Private contractors were allowed to cut timber on Rouses Point.

1843: Ennis became a "path of entry" at the first eastern opening from the lake into the bay.

1852: Col. John Prince acquired Rouses Point. Extensive steel hunting took place there until he gave up the right to the land in 1853.

1857: Chapter of the Anti-Slavery Association was formed in Rouses Point by slaves who had escaped to the park through the underground railroad.

1875: The first two aboriginal families, the Dodges and the Sturgeons, lived in the Park.

1884: State house adjacent State commercial fishery built.

1885: The bay was no longer viable as a harbor as a result of a continual changing of it (material is found to be too costly and impractical).

1894: Act to establish a Provincial Park at Rouses Point.

1903: Cell factory established.

1906: cottage lot layout #1.

1922: cottage lot layout #2.

1924: cottage lot layout #3.

1931: The original house was opened in 1921 across Rouses Point Park Rd. from the present park above. By the late 1930's a parking garage and amphitheatre were added, now demolished.

1935: Showhouses, located in the north campground, started in 1900 and had 107 small cottages on short-term site of five year leases. More were built this year after World War II and removed in 1988. Many were relocated elsewhere (Stewartsburg and area farms).

1940: At this time the park had bridge, tennis, tennis, and a station.

1945: cottage lot layout #4.

1952: Rooms and cabins were still available on a daily or weekly rental at the Bayview until the fire, fire rebuilt as stone.

1960: Lease phase of policy extended to Rouses Point.

1966: 76 houses cancelled.

1970: The dance hall often drew large crowds on nights featuring prominent entertainers, led to fire.

1978: common lease termination of 1986 established.

1986: 21 year lease extension granted to 2017.

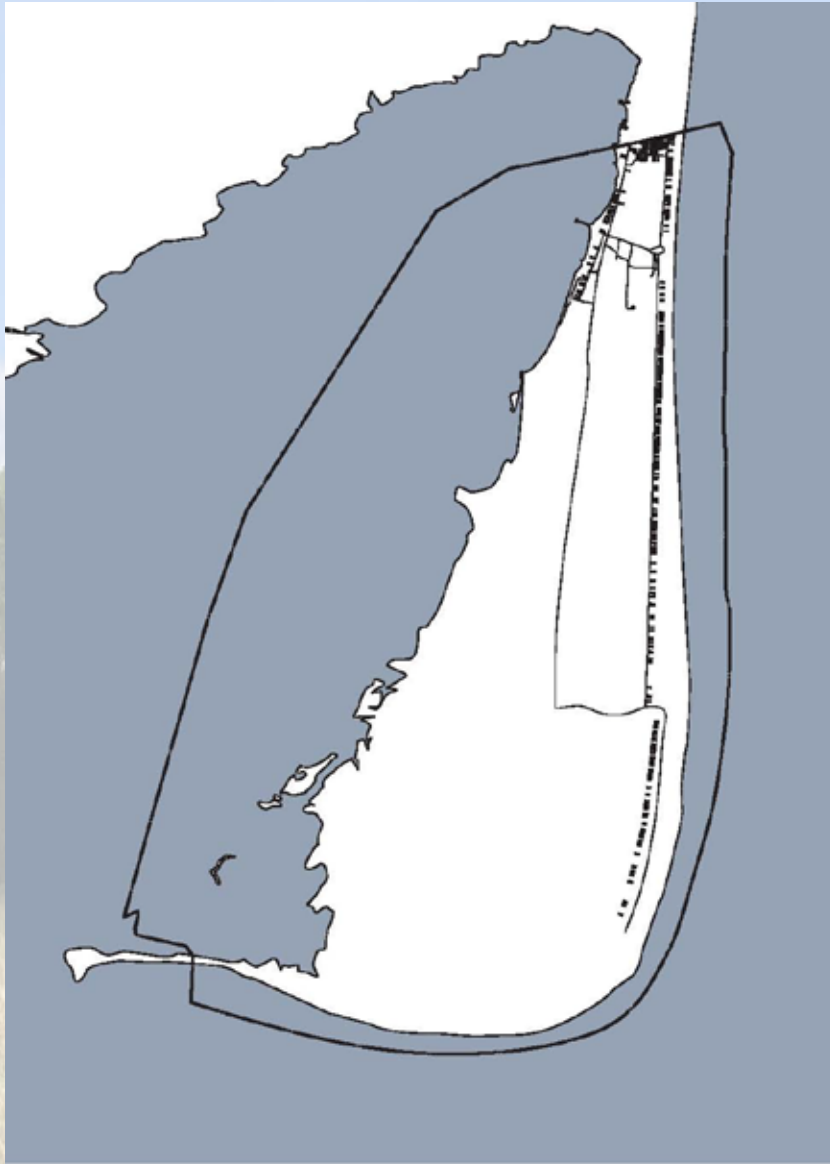
1992: Rouses Point Provincial Park Management Plan.

2011: End of timeline.

PROJECT BACKGROUND

- GRA / MHBC were approached by cottage association following release of Ministry of Tourism and Culture's Standards and Guidelines for Conservation of Provincial Heritage Properties.
- Sought to:
 - determine the cultural heritage value or interest of the built heritage resources and the cultural heritage landscape.
 - Confirm the application of the Ministry Guidelines to the cottage community at Rondeau Provincial Park.
 - Provide recommendations to conserve the historic cottage community.

LOT FABRIC



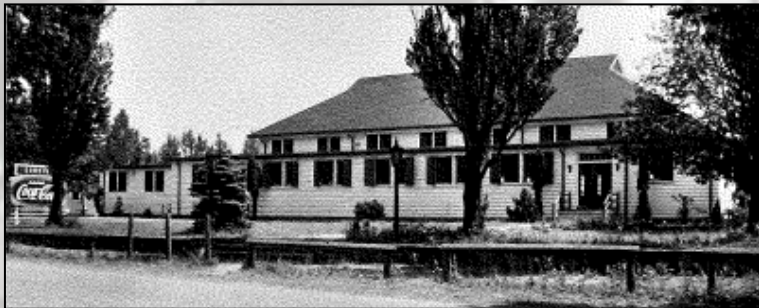
BUILT LOT AREA (2012): 40.57 acres = 0.5% PARK AREA
ALL ROADS: 1.29 acres

BUILT HERITAGE RESOURCES

The cottages that remain are representative of the styles of residential cottage development over a sixty year period beginning in the late nineteenth century. Many commercial and institutional buildings have been lost, but those that remain, including the Park buildings, are representative of a substantial occupancy from the early 20th century up to the present.



HISTORIC PUBLIC BUILDINGS



CHIMNEYS



CULTURAL HERITAGE LANDSCAPE

“Cultural heritage landscape means a defined geographical area that human activity has modified and that has cultural heritage value. Such an area involves one or more groupings of individual heritage features, such as structures, spaces, archaeological sites, and natural elements, which together form a significant type of heritage form ...” – *Standards and Guidelines for the Conservation of Provincial Heritage Properties, 2010*

- Park layout.
- Circulation pattern.
- Vegetation.
- Cottage layout.
- Visual relationships.
- Campground layout.

CULTURAL HERITAGE LANDSCAPE



CULTURAL HERITAGE LANDSCAPE



CULTURAL HERITAGE LANDSCAPE



RONDEAU PROVINCIAL PARK MANAGEMENT PLAN, 1991

“The cultural resources of Rondeau contribute to the history of Ontario” (Section 3.5 Cultural Resources, Page 14).

The plan states that:

“Prior to new development a cultural resources inventory will be undertaken...a cultural heritage resources management strategy will be prepared to guide exploration, preservation and utilization of Rondeau’s cultural resources”

RONDEAU PROVINCIAL PARK MANAGEMENT PLAN, 1991

But:

“Acquisition and removal of cottages will be necessary in some priority areas if redevelopment and expansion of park facilities is to take place prior to 2017. Therefore, the Ministry of Natural Resources will acquire cottages on a priority basis (see Figure 5) as they become available on the market. Such acquisition is subject to availability of funds.”



SINCE 1991

üProvincial Policy Statement, 2005

üOntario Heritage Act, 2005

üProvincial Parks & Conservation Reserves Act, 2006

üA Technical Guideline for Cultural Heritage Resources for Projects Planned Under the Class Environmental Assessment for MNR Resources Stewardship, 2006

üThe Standards and Guidelines for Conservation of Provincial Heritage Properties, 2010

FINDINGS

- Rondeau has cultural heritage value and satisfies criteria related to determination of Provincial significance.
- Cottages are an important part of the early cottaging industry in Ontario.
- Site contains a concentration of built heritage resources, cultural heritage landscape, natural resources, and is of value to the community.
- Built heritage resources and cultural heritage landscape should be conserved, protected, and appropriately managed for the citizens of Ontario.

RECOMMENDATIONS

1. Halt all demolition of buildings and structures in the Park;
2. Carry out one or more detailed cultural heritage assessments of resource within the park;
3. Prepare a new Rondeau Park Management Plan;
4. Establish “historic zones” or “cultural heritage resource zones” and manage change within these zones through an established process;
5. Re-classify Rondeau from “Natural Environment” to “Cultural Heritage”.
6. Work with Chatham-Kent and the MNR to ensure the continued protection of the cultural heritage resources in Rondeau Provincial Park.
7. Provide assurance to cottage leaseholders that their tenure can be protected either by private ownership or perpetually renewable leases.

Our objective is to balance the natural heritage and cultural heritage resources when making future land use decisions.

SINCE MAY 2012...

- Report distributed to Municipality of Chatham-Kent and local politicians, as well as OHT, MNR, MTCS.
- Local MPP for Chatham-Kent has spoken in Legislature in support of report recommendations.
- Chatham-Kent Council passed a motion supporting the report recommendations, and encouraging designation.
- Feedback has been received from MTCS, but the tenure of the cottagers is still undecided. Additional discussions are anticipated.
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RONDEAU IS NOT ALONE

- Other examples across Ontario of cottages within or previously within Provincial Parks.
- Examples include Presqu'île, Turkey Point, Algonquin.
- Variety of solutions have been implemented and are possible for similar situations.

QUESTIONS?

