



Perry's Victory and International Peace Memorial

Cultural Landscape Treatment Plan and Environmental Assessment

DRAFT
February 2018



Cultural Resources
Midwest Region

Perry's Victory and International Peace Memorial

Put-In-Bay, Ohio

Cultural Landscape Treatment Plan

And Environmental Assessment

DRAFT

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About the front cover: View toward the Perry's Victory Memorial obelisk from the intersection of Toledo Avenue and Delaware Avenue. October 2016.

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Chapter 1: Introduction

1 Background

2 This cultural landscape treatment plan is an
3 update to the treatment guidelines provided in the
4 cultural landscape report (CLR) for Perry’s
5 Victory and International Peace Memorial (PEVI),
6 completed by the National Park Service (NPS) in
7 1994.¹ An update was needed because: 1) the 1994
8 CLR is over twenty years old and its treatment
9 guidelines are no longer consistent with the park’s
10 goals and objectives; 2) the CLR was completed
11 prior to approval of the current standards for the
12 treatment of cultural landscapes; and 3) the park
13 has accrued features from both planned and ad
14 hoc decisions during the twentieth century, and
15 guidance is needed regarding on intentional
16 preservation or rehabilitation of the designed
17 landscape.²

18 This update addresses the entirety of the park,
19 including the 14.5 acres of the National Register of
20 Historic Places-listed (NRHP) historic site of
21 Perry’s Victory and International Peace Memorial,
22 referred to in this report as the “historic core,” as
23 well as the surrounding lands acquired by the NPS
24 for the park, for a total of 25 acres.

25 Methodology

26 Work on the update began with documentary
27 research on the evolution of the park since 1994,
28 gathered from the 1994 CLR, the 2014 NRHP
29 *Perry’s Victory and International Peace Memorial*
30 *Additional Documentation* (2014 NRHP Additional
31 Documentation), and other resources, including
32 maps and photographs gathered from the park and
33 other collections.³

34 Research was followed by fieldwork, conducted in
35 2016-17 to confirm and/or update conditions
36 recorded in the 1994 CLR and the 2014 NRHP
37 Additional Documentation.

38 Next, the project team compared the integrity
39 evaluations from the 1994 CLR and the 2014
40 NRHP Additional Documentation, noted which
41 evaluations still accurately reflected current
42 conditions, and updated incorrect or outdated
43 information. The team also evaluated changes to
44 the park outside the historic core since the end of
45 the period of significance (1911-1963), noted how
46 those changes affected its historical integrity, and
47 identified features outside the historic core that
48 may merit special attention in the treatment plan.
49 This comparative analysis, presented in Chapter 2,

1 Sherda K. Williams and Susan Calafate Boyle, *Perry’s
Victory and International Peace Memorial Put-in-Bay,
Ohio: Cultural Landscape Report* (Omaha NE: National
Park Service, 1994).

2 Current standards for the treatment of cultural
landscapes are published in Charles A. Birnbaum and
Christine Capella Peters’ *The Secretary of the Interior’s
Standards for the Treatment of Historic Properties with
Guidelines for the Treatment of Cultural Landscapes*
(Washington DC: National Park Service, 1996).

3 Deborah E. Harvey, National Register of Historic Places
Additional Documentation for Perry’s Victory and
International Peace Memorial, (2014). “Additional
documentation” is the NRHP name for a revision to the
first NRHP nomination for a historic property. Additional
documentation can range from the addition of a single
resource to a historic district to what is essentially a
complete replacement of the earlier nomination.

Introduction

1 is organized by landscape feature so that it can be
2 used in conjunction with the treatment plan.

3 The treatment plan, presented in Chapter 3, was
4 based on the comparative analysis, and input from
5 the park and the public, and offers guidance and
6 support for the long-term management and
7 interpretation of the park and its resources,
8 organized by management zone, and based on the
9 guidelines for the rehabilitation of cultural
10 landscapes as outlined by the Secretary of the
11 Interior.⁴ The plan is illustrated by two alternative
12 plans for treatment, including the addition of new
13 circulation features, open event pavilions,
14 plantings, and interpretive and contemplative
15 waysides and nodes.

16 The final chapter, Chapter 4, presents an
17 environmental assessment that evaluates the two
18 alternatives proposed in the treatment plan, along
19 with a “no-action” alternative, identifies the
20 “preferred alternative,” and assesses the potential
21 impacts and effects of that proposed action in
22 accordance with the National Environmental
23 Policy Act (NEPA) of 1969.

4 Birnbaum and Peters, 1996.

Chapter 2: Integrity Assessment

1 Introduction

2 This chapter presents an evaluation of the
3 contributing and noncontributing features of the
4 historic core of Perry's Victory and International
5 Peace Memorial (PEVI). The historic core is that
6 part of PEVI that comprises the original 14.5-acre
7 site set aside for the construction of the Memorial
8 in 1911 (Figure 2-1). The historic core is the same
9 as the historic site identified in the 2014 National
10 Register of Historic Places (NRHP) Additional
11 Documentation, an update to the 1976 NRHP
12 nomination, which had previously listed the site as
13 12.1 acres.¹ The 2014 NRHP Additional
14 documentation also extended the period of
15 significance from 1913-1931 to 1911-1963, and
16 updated the integrity assessment provided by the
17 earlier nomination, as well as that of the 1994 PEVI
18 cultural landscape report (CLR).²

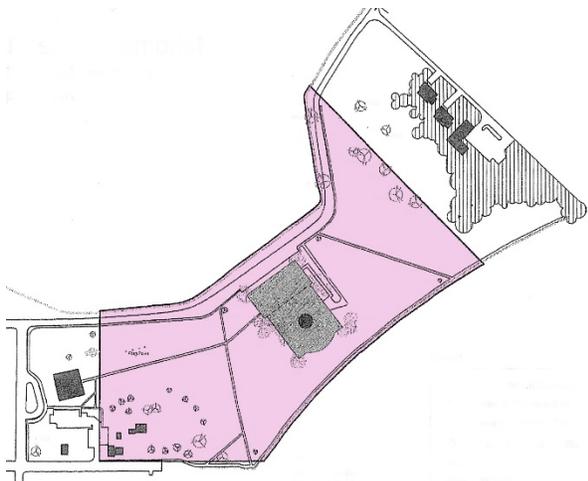


Figure 2-1: 2014 Perry's Victory and International Peace Memorial historic site National Register of Historic Places boundary.

19 This integrity assessment updates those provided
20 in the 1994 CLR and the 2014 NRHP Additional
21 Documentation regarding the historic core. Both
22 are evaluated because, although the 2014 NRHP
23 Additional Documentation is more recent, the
24 1994 CLR provides a more detailed assessment of
25 cultural landscape features. Details of the
26 Memorial building were described in more detail
27 in the 2014 NRHP Additional Documentation, but
28 for the purposes of this report, only the assessment
29 of the paving conditions of the upper and lower
30 plazas will be discussed.

31 Starting with a general overview and update of the
32 two previous integrity assessments, this chapter
33 then presents an updated assessment, identifying
34 changes to integrity noted during fieldwork
35 conducted at the site by Commonwealth in 2016-
36 2017. The updated integrity assessment is
37 organized by landscape characteristic per NPS
38 guidelines.³ Although most of the discussion
39 addresses features within the historic core, the
40 final section addresses features outside the
41 boundary, but within the park, that may affect the
42 integrity of the historic core.

43 The locations of the discussed features are
44 indicated on Figure 2-2, which illustrates the
45 existing conditions at Perry's Victory and
46 International Peace Memorial, and Figure 2-3,
47 which illustrates the contributing features of the
48 historic core.

1 Harvey, "Perry's Victory and International Peace Memorial Additional Documentation;" Busch, "Perry's Victory and International Peace Memorial."

2 Williams, *Cultural Landscape Report*.

3 Page, Gilbert, and Dolan, *A Guide to Cultural Landscape Reports*, 53.

1 Previous Integrity 2 Assessments

3 This section presents a review of the conclusions
4 made regarding the historical integrity and
5 contributing/noncontributing features of Perry's
6 Victory and International Peace Memorial as put
7 forth in the 1994 CLR and the 2014 NRHP
8 Additional Documentation.

9 1994 Perry's Victory Cultural 10 Landscape Report

11 In its integrity assessment, the 1994 CLR discussed
12 landscape features within the historic core, the
13 overall park, and within adjacent properties as the
14 setting of this landscape. The CLR concluded that
15 the landscape characteristics of topography and
16 drainage, circulation systems, structures and
17 buildings, and small-scale features all exhibited a
18 high level of integrity to the period of significance.
19 However, because of the loss of most ornamental
20 vegetation planted before 1931, vegetative features
21 exhibited only a medium level of integrity. The
22 loss of large shade trees and barberry hedges along
23 the east and west sides of the historic core also
24 weakened its boundary definition and led to
25 patterns of spatial organization meriting only a
26 medium level of integrity. Properties adjacent to
27 the historic site were considered important as its
28 setting, but the loss of the modestly scaled wood
29 houses in the adjacent neighborhood to the west
30 led to the low integrity rating of the character of
31 adjoining properties and affected the overall
32 historical integrity of the historic site.⁴

- 33 ▪ *Update:* This assessment was completed before
34 the removal of Chapman Avenue and the
35 construction of the PEVI visitor center in
36 2002, and other, more minor, changes
37 implemented since 1994. As described in more
38 detail below, the removal of the historic street
39 and its street trees around 2002 contributed to

40 the loss of boundary definition along the west
41 edge of the historic core.

42 2014 National Register of Historic 43 Places Additional Documentation

44 The Additional Documentation states that the
45 most significant changes to the historic site after
46 1963 were associated with rehabilitation
47 campaigns in the late 1970s and early 1980s,
48 including the reconstruction of the seawalls, the
49 construction of additional retaining walls and
50 sidewalks, and the replacement of the original
51 sandstone pavement on the Memorial plazas with
52 granite. It also mentions the changes to the setting
53 of the historic site with additions to park acreage
54 in the mid-1900s, the construction of the
55 maintenance facility and staff housing to the east
56 in 1992, and the construction of the new visitor
57 center in 2002. The nomination concludes that
58 “[a]lthough this construction has negatively
59 impacted the appearance of the perimeter of the
60 site, in general the original portion of the site [the
61 nominated 14.5 acres] retains its historic
62 integrity.”

63 The 2014 Additional Documentation goes on to
64 say that the historic site is nationally significant
65 under Criterion A in the areas of Social History,
66 Politics, and Government; under Criterion C in the
67 areas of Architecture and Engineering; and under
68 Criterion Consideration F: Commemorative
69 Properties for its age, design, and symbolic value.⁵

- 70 ▪ *Update:* Unfortunately, the Additional
71 Documentation reported that “[t]he historic
72 portion of the site has changed little between
73 1936 and the present,” overlooking the
74 addition in 1951 of the residence and garage
75 for the Superintendent’s House (now the
76 Men’s Dormitory). Further, its conclusion also
77 erroneously omits the site’s significance under
78 Criterion C in the area of landscape

4 Williams, *Cultural Landscape Report*, 74-100, 139-140.

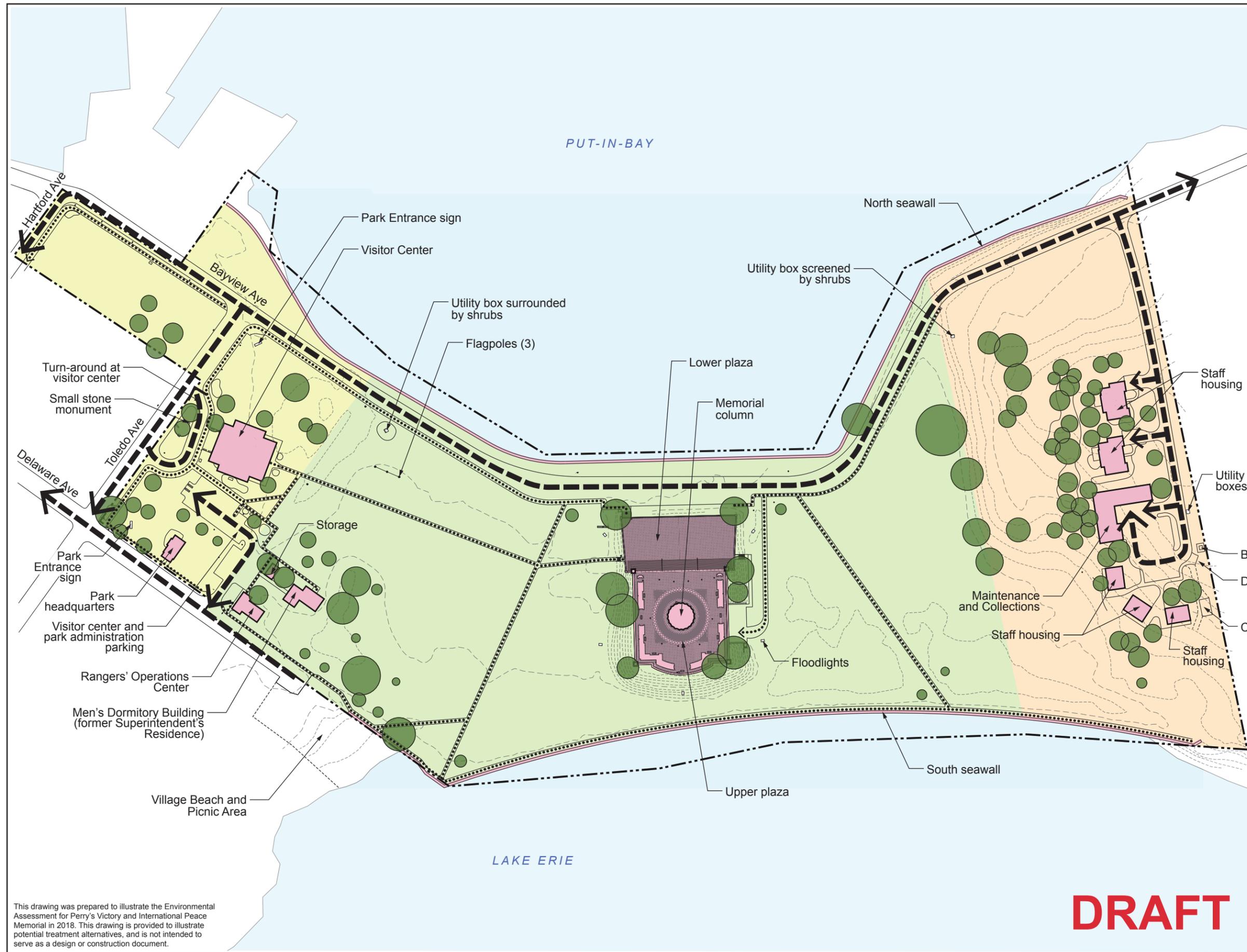
5 Harvey, “Perry’s Victory and International Peace Memorial Additional Documentation,” 8-96 and 8-97.

**Cultural Landscape
Treatment Plan and
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for

**Perry's Victory and
International Peace
Memorial**

February 2018



- Legend**
- Memorial Park Boundary
 - Vehicular circulation
 - Concrete sidewalk
 - 2' Contours
 - Existing buildings
 - Existing structures
 - Existing trees
- Management Zones**
- Historic Core
 - Visitor Access/Park Administration
 - Park Housing/Maintenance

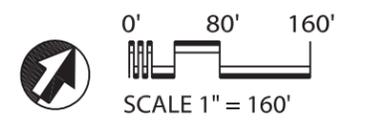


Figure 2-2
Existing Conditions

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This drawing was prepared to illustrate the Environmental Assessment for Perry's Victory and International Peace Memorial in 2018. This drawing is provided to illustrate potential treatment alternatives, and is not intended to serve as a design or construction document.

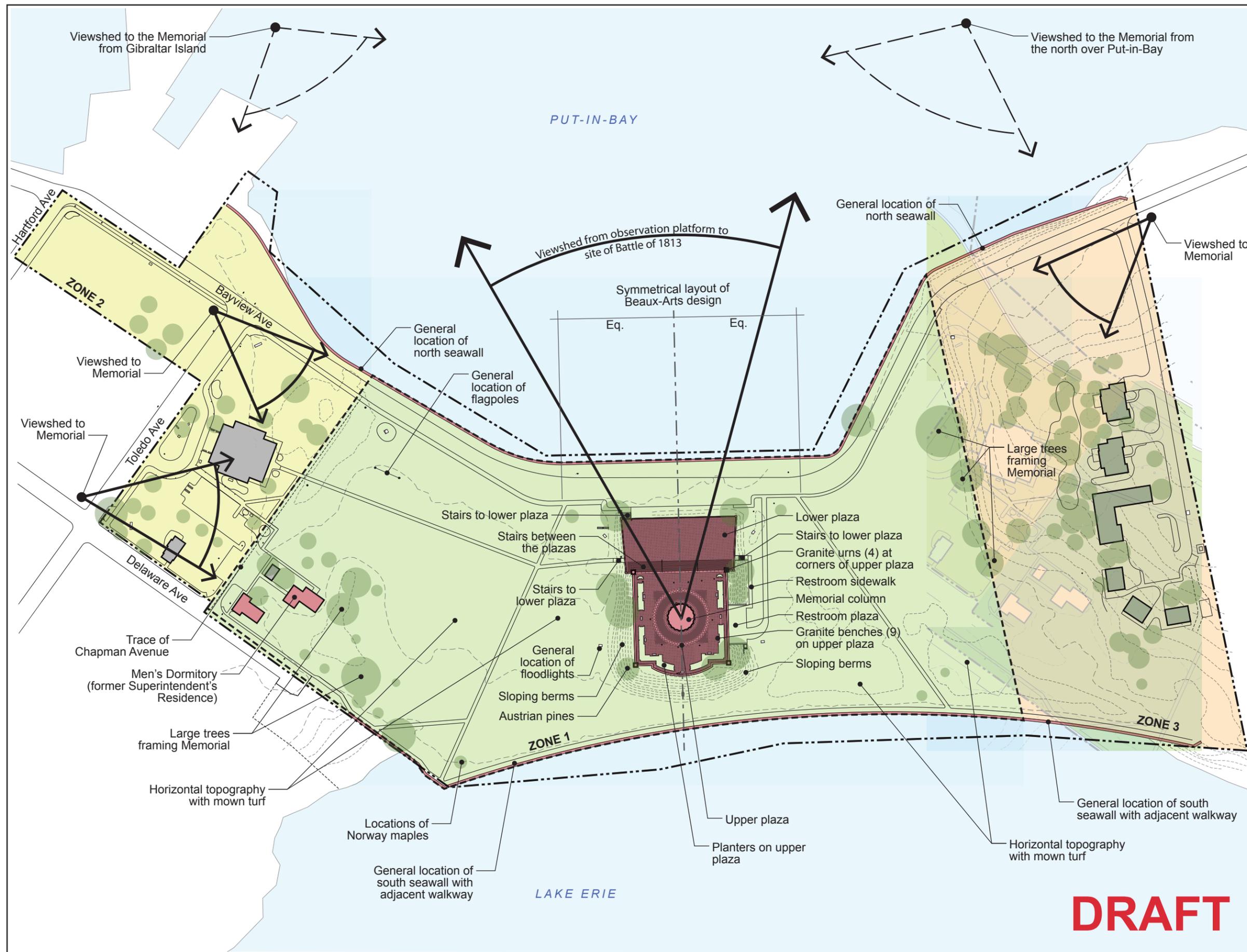
Data Sources: Base map based on GIS shapefiles provided to the authors by NPS and supplemented through with aerial photography and other NPS maps

Cultural Landscape Treatment Plan and Environmental Assessment

for

Perry's Victory and International Peace Memorial

February 2018



- Legend**
- Memorial Park Boundary
 - - - National Register Boundary
 - 2' Contours
 - Contributing buildings
 - Contributing structures
 - Non-contributing buildings
 - Existing trees
- Management Zones**
- 1 ■ Historic Site
 - 2 ■ Visitor Access/Park Administration
 - 3 ■ Park Housing/Maintenance

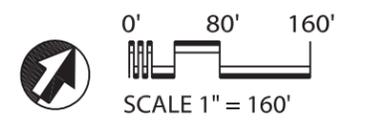


Figure 2-3
Contributing Features

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Data Sources: Base map based on GIS shapefiles provided to the authors by NPS and supplemented through with aerial photography and other NPS maps

1 architecture, although this is described earlier
2 in Section 8 of the document.⁶

3 **2017 Integrity Assessment**

4 This assessment is organized by landscape
5 characteristic: topography and grading, spatial
6 organization, circulation, vegetation, buildings and
7 structures, views and vistas, and small-scale
8 features. An additional category, setting, is
9 provided at the end to describe the character of
10 adjacent lands and their effect on the historical
11 integrity of the historic core.

12 Where an adequate assessment of the integrity of a
13 landscape characteristic was provided in the 2014
14 NRHP Additional Documentation, the update
15 addresses that document only; if not, the update
16 addresses the assessment provided in the 1994
17 CLR. The update for each characteristic is
18 followed by a summary of contributing,
19 noncontributing, and missing features from the
20 period of significance, 1911-1963. Figure numbers
21 have been added in brackets.

22 **Topography and Grading**

23 The 1994 CLR provides an excellent and
24 comprehensive description of the topography and
25 grading of the park. It concludes that the integrity
26 of the level topography of the Memorial's grounds
27 as "the first of three horizontal planes that
28 accentuate and balance the verticality of the
29 column (the plazas being the other two planes)" is
30 unchanged from the period of significance. It also
31 concludes that the earthen berms that fall from the
32 upper and lower plazas to this level plane maintain
33 their integrity and contribute to the historic
34 character of park. Finally, although part of the
35 eastern side of the earthen berm below the upper
36 plaza was removed for the construction of the
37 restrooms in the 1950s, the CLR concludes that
38 the 1984-85 addition of granite retaining walls to
39 stabilize its slopes met a functional need, and the

40 area remains visually compatible with the historic
41 character of the park.⁷

42 Update: As of 2016, these conditions have changed
43 little, although it should be noted that the earthen
44 berm is eroding where bare earth is exposed
45 underneath the pines (Figure 2-4). Overall,
46 however, the topography and grading within the
47 historic core continue to contribute to its integrity.

48 Contributing: Level topography, earthen berm
49 around Memorial plazas.

50 Noncontributing: Granite retaining walls added in
51 1984-85.

52 Missing: Earthen berm on the eastern side of the
53 Memorial.



Figure 2-4: Area of erosion of the earthen berm
under the Austrian pines. CHG

54 **Spatial Organization**

55 As described in the 1994 CLR, the historic core has
56 an open character created by the horizontal plane
57 of open lawn to each side of the column and the
58 flat planes of the Memorial's plazas, which
59 together emphasize the column's verticality

6 Harvey, "Perry's Victory and International Peace
Memorial Additional Documentation," 8-81.

7 Williams, Cultural Landscape Report, 81-82. Note: the
2014 Additional Documentation overlooks the
importance of the berms in contributing to the overall
historic character of the site.

1 (Figure 2-5).⁸ During the monument's
2 construction, utility lines that once crossed the
3 property were buried underground, further
4 contributing to the open character of the historic
5 core.⁹

6 Groups of trees at the eastern and western edges
7 of the historic core were preserved and
8 supplemented by Freedlander to enclose the edges
9 of the Memorial grounds and further enhance the
10 verticality of the column. The 1994 CLR
11 comments that the loss of large trees at the east
12 and west boundary of the historic core (more on
13 the east), which once served to frame the
14 composition and provide a visual boundary, has
15 weakened the integrity of spatial organization.¹⁰

16 The boundaries of the historic core to the east,
17 west, and south were originally further delineated
18 with a double row of barberry hedges, which
19 defined a balanced spread of lawn to each side of

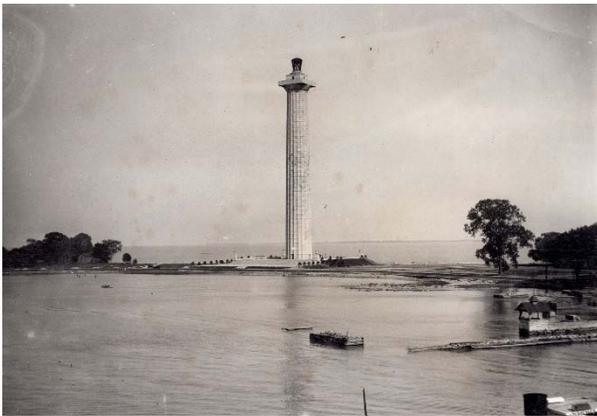


Figure 2-5. View of the Perry's Victory and International Peace Memorial in the late 1920s, showing the flat, open lawn of the site, framed by large trees to the east and west. NPS

8 Williams, *Cultural Landscape Report*, 81. This is typical of the Beaux-Arts approach that became influential in American design starting in the 1870s. The Beaux-Arts is a neo-classical design style that re-interpreted ideas from French classical monumental architecture, landscape architecture, and urban planning. Versailles is an example of a French classical composition of architecture and landscape design that influenced American designers like L'Enfant, who designed the first plan for Washington, DC. Characteristics of the Beaux-Arts style in landscape design included balanced, usually symmetrical, arrangements of components, axial avenues, grand vistas, and monuments that created a dramatic visual experience.

20 the Memorial building, a spatial balance typical of
21 the Beaux-Arts style (Figures 2-6 through 2-8).
22 The 1994 CLR states that, even with the loss of the
23 hedges, this symmetry remains intact as a
24 contributing feature of the historic core.¹¹

25 Update: The park has begun to replace those large
26 trees that were gradually lost over time, and
27 although those trees are replacements, the
28 restoration of this pattern of vegetation
29 strengthens the historic character of the historic
30 core. There are no plans to replace the barberry
31 hedges.

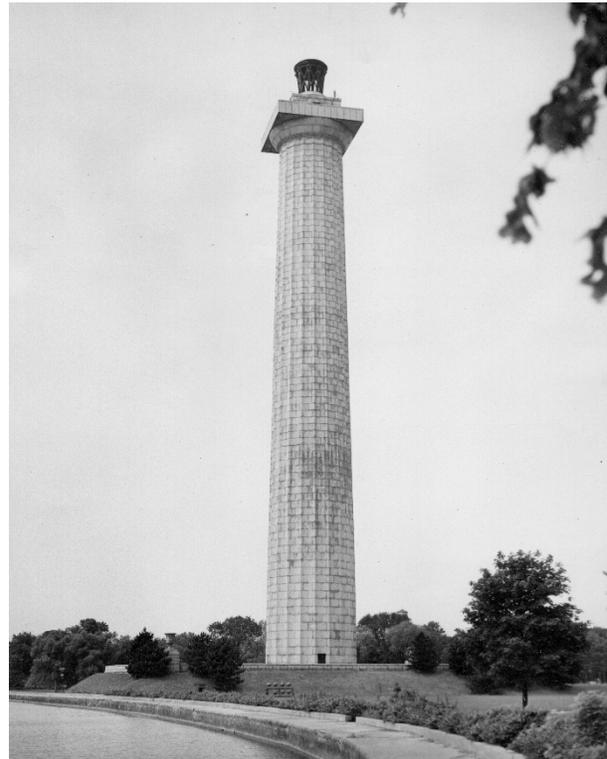


Figure 2-6: View of the Memorial column from the south seawall, showing the barberry hedge ca. 1945. NPS

9 Williams, *Cultural Landscape Report*, 95.
10 Williams, *Cultural Landscape Report*, 97.
11 Williams, *Cultural Landscape Report*, 97.

- 1 Contributing: Open lawn, flat planes of Memorial
- 2 plazas, lack of utility lines, pattern of large trees
- 3 framing the Memorial composition.
- 4 Noncontributing: New trees.
- 5 Missing: Several original large trees and barberry
- 6 hedges that marked the boundaries of the original
- 7 Memorial site.

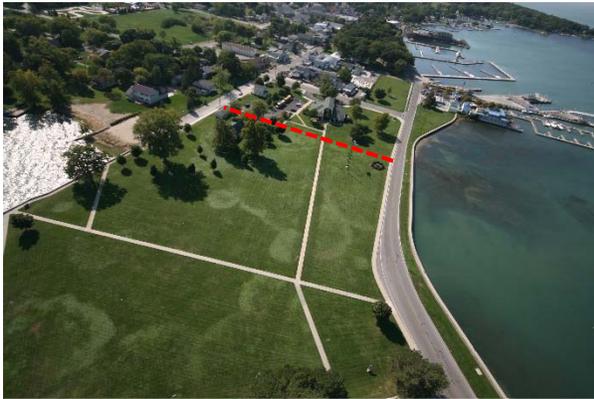


Figure 2-7: View west from the observation deck, annotated to show location of original west boundary. CHG



Figure 2-8: View east from the observation deck, annotated to show location of original east boundary. CHG

8 **Circulation**

9 The circulation system within the historic core
 10 comprises roads, a parking lot, and sidewalks. The
 11 roads include Bayview Avenue (State Highway
 12 357), which passes through the park on its
 13 northern edge, and Delaware Avenue on the

14 southwest, both of which were in place before the
 15 construction of the Memorial. The parking lot on
 16 the north side of the lower plaza was constructed
 17 in 1915 and remains in its historic location.
 18 Although the roads and the parking lot have been
 19 repaved since they were constructed, the 2014
 20 NRHP Additional Documentation considers them
 21 to be contributing features of the historic core.

22 Chapman Avenue, which once marked the
 23 western boundary of the historic core of the park,
 24 was removed for the construction of the visitor
 25 center in 2002. The visitor center parking lot
 26 entrance drive was constructed in 2002 on top of
 27 the southern end Chapman Avenue and the old
 28 street’s trace can still be perceived in the slight dip
 29 in the landscape, a remnant of its streetside
 30 drainage ditch (Figure 2-9). Although traces
 31 remain, the loss of Chapman Avenue, as stated in
 32 the 2014 NRHP Additional Documentation,
 33 “impairs understanding of the western boundary
 34 of the original site.”¹²

35 For pedestrian circulation, Freedlander’s original
 36 1924 design proposed two parallel sidewalks
 37 flanking the Memorial from the parking area to the
 38 south seawall (Figure 2-10).¹³ However, it was the
 39 Memorial Commission’s Building Committee that
 40 proposed the two diagonal sidewalks from the
 41 Memorial’s lower plaza to the sea wall that were
 42 constructed in 1925, at the same time as the



Figure 2-9: View along the old trace of Chapman Avenue. The dip that marks the location of its roadside ditch is marked by the red dashed line. CHG

12 Harvey, “Perry’s Victory and International Peace Memorial Additional Documentation,” 7-14.

13 Freedlander, “Reservation Showing Parking of Grounds.”

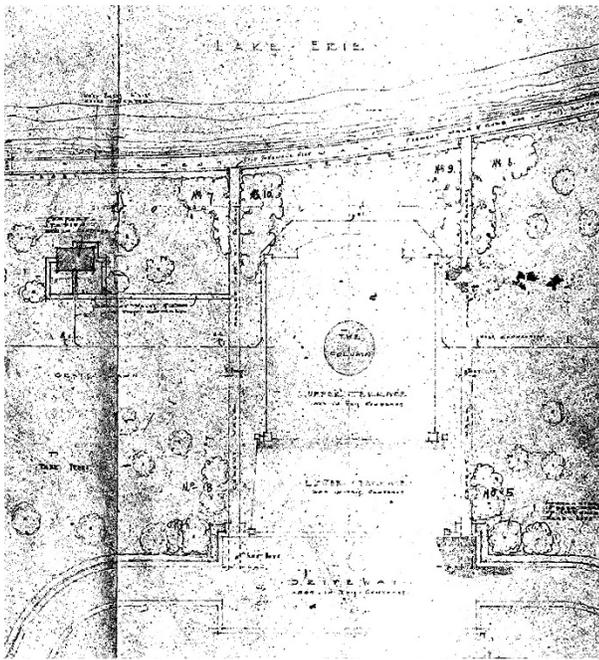


Figure 2-10: Freedlander’s 1924 plan, “Reservation Showing Parking of Grounds,” showing the two proposed parallel walkways flanking the Memorial building. NPS

1 sidewalk along Bayview Avenue, the south seawall
 2 sidewalk, the short sidewalk that leads to the side
 3 stairs of the lower plaza, the side stairs, and the
 4 stairs that lead to the lower plaza at the front
 5 side.¹⁴ The two sets of stairs, originally wood, were
 6 reconstructed in concrete later during the period
 7 of significance. All these sidewalks were
 8 reconstructed in the 1970s “in kind,” that is, of
 9 concrete in the same dimensions as the originals.
 10 In addition, although the south sidewalk was
 11 rebuilt when the south seawall was reconstructed
 12 and extended in 1977–1978, the general idea of a
 13 sidewalk along the south seawall dates to the
 14 period of significance.

15 The sidewalk and stairs that provide access to the
 16 Memorial restrooms from the lower plaza, along

14 Harvey, “Perry’s Victory and International Peace Memorial Additional Documentation,” 8-84 and 8-85. The diagonal walk extending from a central point, called a “patte d’oie” (goose foot) in French, was a regular feature of the French classical garden and the idea was imported into the neoclassical Beaux-Arts site plan. It may have been the intent of the Building Committee to create a similar effect with these diagonal walks.

17 with the plaza outside the restrooms, were
 18 installed in the 1950s and are considered
 19 contributing features since the period of
 20 significance was expanded to 1963 through the
 21 2014 NRHP Additional Documentation. The
 22 parallel sidewalk that is used for park utility
 23 vehicles was installed in the 1970s. The short,
 24 diagonal concrete sidewalk that connects the west
 25 diagonal walk to the south seawall sidewalk was
 26 built during the 1977-78 seawall reconstruction
 27 project to replace a wood boardwalk there that
 28 dated to the early 1970s. The wood boardwalk had
 29 been constructed to traverse the marsh that had
 30 re-established itself in that area.¹⁵

31 Update: The diagonal sidewalk that was built in
 32 2002 to connect the visitor center to the Memorial
 33 is not mentioned in the 2014 NRHP Additional
 34 Documentation. Although placed on axis between
 35 the centerline of the visitor center and the
 36 Memorial column, the walkway does not define
 37 two balanced or symmetrical spaces per the
 38 Beaux-Arts ideal, and leads to only a side stair to
 39 the lower plaza (Figure 2-11).

40 Contributing: Bayview Avenue, Delaware Avenue,
 41 trace of Chapman Avenue, two main diagonal
 42 sidewalks, restroom access sidewalk and stairs,
 43 and sidewalk to the lower plaza stairs, as well as
 44 both sets of stairs to the lower plaza.

45 Noncontributing: Short, diagonal sidewalk that
 46 replaced the wood boardwalk in the 1970s, park
 47 utility sidewalk, and sidewalk between the visitor
 48 center and the memorial.

49 Missing: Wood stairs that preceded the concrete
 50 stairs to the lower plaza and original south seawall
 51 sidewalk.

15 Harvey, “Perry’s Victory and International Peace Memorial Additional Documentation,” 8-94.



Figure 2-11: Diagonal walkway that connects the visitor center to the side stair of the Memorial's lower plaza. CHG

1 Vegetation

2 Lawn

3 Vegetation has been used as an essential element
4 of the design of the memorial since its inception.
5 When construction on the Memorial began in
6 1912, most existing vegetation was cleared to make
7 way for the filling and grading required to create
8 the flat, horizontal base from which the plaza and
9 column would rise. The most important vegetation
10 feature, therefore, is the maintained lawn into
11 which the Memorial was set. It provides, as stated
12 in the 2014 NRHP Additional Documentation, “a
13 visual counter to the verticality of the Memorial
14 column [that is] integral to the original design
15 concept [and] exists today essentially as designed,”
16 and contributes to the historical integrity of
17 design, scale, feeling, and association of the
18 historic site.¹⁶

19 *Update:* The park continues to maintain the lawn
20 as a manicured lawn.

21 *Contributing:* Manicured lawn.

22 *Noncontributing:* n/a

23 *Missing:* n/a

24 Large Trees

25 During the 1912 site preparation phase, several
26 large trees were preserved on the east and west
27 boundaries of the property (see Figure 2-5).
28 Freedlander intended to leave these trees standing
29 and supplement them with additional trees to help
30 frame the Memorial column and provide a
31 transition from the formal symmetry of the
32 Memorial grounds to its more informal setting. A
33 few of the larger trees that stand along the eastern
34 and western boundaries of the historic core today
35 may be mature enough to predate 1912, especially
36 the large maple standing in the northeast corner of
37 the historic core. At least two of the large street
38 trees that once stood along Chapman Avenue, as
39 recorded in the 1994 CLR, were removed in 2002
40 when the street was demolished and the new
41 visitor center constructed. The loss of these trees
42 has a negative effect on the integrity of the historic
43 core because they contributed to the delineation
44 of its western boundary.¹⁷

45 During the 1924–1926 construction period, four
46 Norway maples were planted at each end of the
47 two diagonal sidewalks. These have since been
48 replaced in kind with new Norway maples.
49 Another Norway maple was also planted in the
50 1920s at the intersection of the sidewalk to the
51 lower plaza west steps and the western diagonal
52 sidewalk. That tree blew over in a storm in the
53 1970s and has not been replaced.¹⁸

54 *Update:* The park continues to plant new trees to
55 replace those lost along the east and west sides of
56 the historic core and this pattern of vegetation

16 Harvey, “Perry's Victory and International Peace Memorial Additional Documentation,” 7-11.

17 Harvey, “Perry's Victory and International Peace Memorial Additional Documentation,” 7-12.

18 Harvey, “Perry's Victory and International Peace Memorial Additional Documentation,” 7-12.

Integrity Assessment

1 continues to contribute to the historical integrity
2 of the historic core. The four replacement Norway
3 maples continue as a pattern of vegetation to
4 contribute to the integrity of the historic core.

5 Contributing: Patterns of large tree massing on the
6 east and west boundaries of the historic core, and
7 four Norway maples.

8 Noncontributing: n/a

9 Missing: Trees protected and planted during the
10 1924-26 planting campaign, including trees along
11 Chapman Avenue, and Norway maple at the
12 intersection of the west diagonal sidewalk and the
13 sidewalk leading to the west lower plaza stairs.

14 **Austrian Pines**

15 The most eye-catching trees growing within the
16 historic core today are the fifteen Austrian pines
17 (*Pinus nigra*) that stand on the earthen berms
18 around the upper and lower plazas. These survive
19 from the original group of “40 Large Clipped
20 Austrian Pines” that were planted in 1925,
21 presumably at Freedlander’s and/or the
22 Commission’s direction (Figure 2-12).¹⁹ Only nine
23 years later, though, in 1934, eleven of the pines
24 were removed at the direction of the
25 Commssioners because they blocked the
26 floodlights’ beams that illuminated the column. It
27 appears that these pines were transplanted to
28 other locations in the park or off-site.

29 As summarized by the 2014 NRHP Additional
30 Documentation, the remaining Austrian pines
31 have outgrown the scale and clipped, conical
32 shape that Freedlander intended. Although
33 historically significant features and with integrity
34 of location, they lack integrity of design and their
35 effect as structural elements in the landscape
36 (Figure 2-13).²⁰

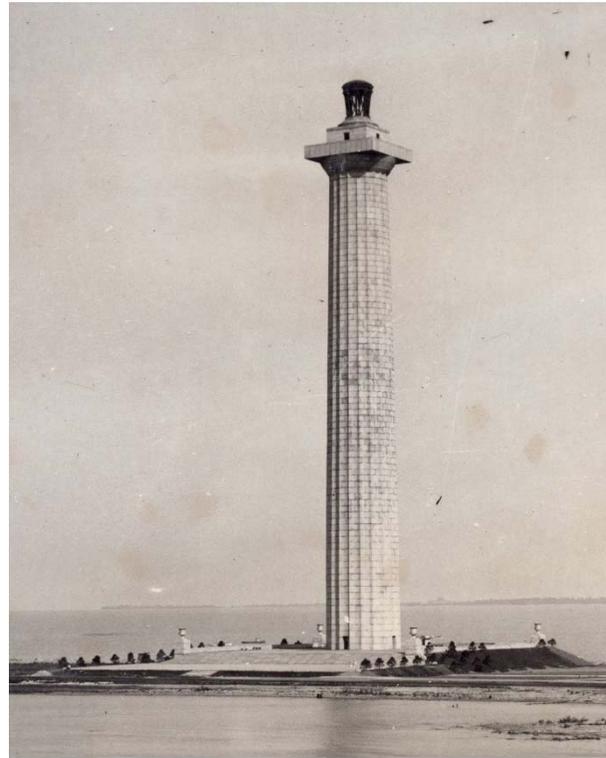


Figure 2-12: Detail from photograph of the Memorial from the late 1920s after the Austrian pines were planted, showing their conical forms. NPS



Figure 2-13: Photograph of the Austrian pines in 2016, showing their current form. CHG

37 Update: Only fifteen of the Austrian pines remain
38 today.

39 Contributing: Remaining Austrian pines.

19 One characteristic of the French classical garden, which also became part of the Beaux-Arts style was the clipped evergreen used as a sculptural form in the landscape, often playing a secondary role in defining space.

20 Harvey, “Perry’s Victory and International Peace Memorial Additional Documentation,” 7-12.

1 Noncontributing: Shape and scale of remaining
 2 Austrian pines.

3 Missing: Twenty-five Austrian pines.

4 **Barberries**

5 Plantings completed in 1924–1926 also included
 6 double rows of barberry hedges that were installed
 7 along the boundaries of the historic site and in the
 8 planters on the upper plaza (Figure 2-14 and see
 9 Figure 2-6). Because these hedges had to be
 10 replaced several times over the next ten years, they
 11 were eventually removed. As stated above, the
 12 barberry hedges formed a clear boundary for the
 13 historic core and contributed to the formal Beaux-
 14 Arts style of the Memorial grounds.

15 Update: There are no remaining specimens of the
 16 original barberry plants installed at the Memorial.
 17 Because of the high cost of maintaining a lengthy,
 18 continuous hedge, the park has no intention of
 19 replacing the boundary hedges. It also has no
 20 intention of replacing the barberries that were
 21 planted on the upper plaza because they were not
 22 part of the original Freedlander planting concept.

23 Contributing: n/a

24 Noncontributing: n/a

25 Missing: Barberry hedges around the historic core
 26 and barberries in the upper plaza planters.



Figure 2-14: Photograph taken of the ticket booth ca. 1929 to 1934, showing the barberry plantings in the Memorial's upper plaza planters. *NPS*

27 **Grass Panels**

28 Although originally specified by Freedlander as
 29 “grass panels,” the plaza planters were planted
 30 with barberries in 1924–1926; the shrubs remained
 31 there until 1933. Since then, the NPS has restored
 32 the planters to grass, except for the two small
 33 north panels, which have been occasionally
 34 planted by the NPS in annuals. The 1994 CLR
 35 argues that because they no longer hold barberry,
 36 the panels have lost some integrity (Figure 2-15).

37 Update: The park maintains the planters as grass
 38 panels.

39 Contributing: n/a

40 Noncontributing: Grass panels in the upper plaza
 41 planters.

42 Missing: Barberries in the upper plaza planters.



Figure 2-15: Planters on the upper plaza are maintained in turf. Also visible is one of the granite benches and a low path light. *CHG*

43 **Buildings and Structures**

44 The 2014 NRHP Additional Documentation
 45 confirms that the buildings and structures
 46 considered as contributing to the historic site
 47 include the Memorial building, with its column
 48 and two plazas, and the Superintendent's
 49 Residence (now the Men's Dormitory).

50 Noncontributing buildings and structures include
 51 both the north and south seawalls, the Ranger
 52 Operations Center, and a storage building that

1 replaced the Superintendent’s Residence garage
2 between 1994 and 2014.²¹

3 **The Perry’s Victory Memorial²²**

4 Although the Memorial column and plazas were
5 mostly finished by 1914, the surfaces of the upper
6 and lower plazas of the Memorial building were
7 not paved until the mid-1920s. Until then, the
8 plazas were maintained in gravel held in place by
9 granite coping until funding could be found to
10 install a hard surface.

11 Freedlander had originally intended that the
12 plazas would both be paved in granite. Although
13 his original 1912 proposal has been lost, historian
14 David Henderson argues that Freedlander’s design
15 intent was clear:

16 He and his fellow architects worked in an age
17 of monuments, when the grandeur of the
18 architectural design concept demanded
19 execution in materials of suitably high
20 quality...and granite was a material “for the
21 ages,” entirely appropriate for use as plaza
22 paving where great durability and dignity
23 would be required.²³

24 Freedlander explained this in a letter to F. E.
25 Whitehouse of the NPS in 1938, saying that
26 “paving of native sandstone was intended as a
27 temporary one only and was to be replaced in the
28 near future, by a permanent paving of granite, in

29 conjunction with the completion of the
30 Memorial.”²⁴

31 However, in 1914, Freedlander was forced to
32 substitute local sandstone as a temporary cost-
33 saving measure until funding for granite could be
34 found. The lower-cost materials Freedlander
35 specified in the 1914 construction documents
36 were Berea sandstone, with granite, bluestone, and
37 brick accents:

38 The main coping around “The Plaza A” [upper
39 plaza], the steps, the benches[,] and pedestals
40 of [the lower plaza] shall be pink Milford
41 granite. The coping and the step of [the lower
42 plaza] shall be gray Milford [g]ranite. All other
43 paving and coping shall be gray sandstone,
44 except mosaic around “The Column,” which
45 shall be either buff sandstone or bluestone. The
46 sandstone shall be of the Cleveland Stone
47 Co....Where paving brick is shown on the
48 drawing it shall be a red standard size beveled
49 edge vitrified brick.²⁵

50 The construction plan for the plazas showed the
51 upper plaza as having a body of sandstone, with
52 two concentric rings of a “Harlequin” patterned
53 mosaic of “dark stone” with a lighter stone,
54 separated by a ring of “vitrified brick laid on edge
55 breaking joints,” surrounding the column. Four
56 panels of vitrified brick provided accents at four
57 corners.²⁶ As described in the 2014 NRHP
58 Additional Documentation, the overall effect
59 would read as a patriotic combination of red
60 (brick), white (granite), and blue (granite),

21 Harvey, “Perry’s Victory and International Peace
Memorial Additional Documentation,” 7-7.

22 This discussion is limited to the upper and lower plaza
paving; it provides historical context and an assessment
of integrity as background for paving recommendations.
Guidance regarding other aspects of the Memorial
building is being provided through other, concurrent,
projects: Wiss, Janney, Elstner Associates, Inc. (WJE),
Perry’s Victory and International Peace Memorial (PEVI)
Value Analysis Study for Determining Necessary Repairs
to Restore Failing Upper Plaza (Denver CO: Denver
Service Center, National Park Service, 2015); WJE, PEVI
Repointing and Cleaning Trials, 2016; and WJE, PEVI
Condition Assessment of Seawalls (Denver CO: Denver
Service Center, National Park Service, 2016 draft.

23 Henderson, “Proposed Repaving of the Memorial
Plazas,” 15.

24 Henderson, “Proposed Repaving of the Memorial
Plazas,” 18.

25 Mongin, “A Construction History of the Perry’s Victory
and International Peace Memorial,” 348-350.

26 It is common to use a vitrified brick laid on edge for
high-traffic areas; the vitrifying process strengthens the
brick; laying it on edge reduces the possibility of
breakage. “Breaking joints” simply indicates installation
of a running bond with care taken not to align any of the
joints of the concentric rings of brick.

1 appropriate to the patriotic motif of the
2 Memorial.”²⁷

3 Unfortunately, the sandstone deteriorated in the
4 extreme weather of the site. During an extensive
5 rehabilitation of the Memorial building in 1980-82,
6 the bricks and sandstone pavers were removed
7 and discarded. In 1981-82, the sandstone on the
8 lower plaza was replaced with granite pavers by
9 the NPS, and in 1983-84, the sandstone on the
10 upper plaza replaced by the same (Figure 2-16).
11 The pavers were chosen to match Freedlander’s
12 1914 design, installed in the 1920s.²⁸



Figure 2-16: Granite pavers installed by the NPS in 1983–1984. To the left is the scored concrete band installed to replace the brick in 2012. *CHG*

13 During the 1983–1984 rehabilitation campaign, the
14 original red brick panels were also replaced, but
15 with hollow core bricks instead of the vitrified
16 bricks specified by Freedlander. The hollow-core
17 bricks quickly deteriorated in the extreme climate
18 of the site, and in the fall of 2012, they were all
19 removed, along with most of the granite pavers, so
20 that waterproofing could be repaired. A ring of
21 concrete was poured to replace the ring of bricks
22 as a temporary measure to provide safe public
23 access around the column during the park’s 2013

24 Bicentennial celebration. The rest of the work area
25 was covered with river rock ballast to discourage
26 visitors from walking in the area.²⁹ Today,
27 freestanding signs are positioned in these areas to
28 warn visitors of the danger of walking on the
29 uneven surface of the pebbles.

30 Update: The structure of the upper plaza is failing
31 and will be replaced within the next decade. When
32 this project is completed, the paving surface of the
33 upper plaza will also be replaced. The treatment
34 plan included in this report provides a concept for
35 this paving.

36 Contributing: Granite coping around the plazas
37 and the planters.

38 Noncontributing: Granite pavers, concrete band
39 that replaced brick, replacement brick in brick
40 accents, and river gravel.

41 Missing: Berea sandstone pavers.

42 **Superintendent’s Residence (Men’s 43 Dormitory)**

44 The Neo-Colonial Revival-style Superintendent’s
45 Residence, now the Men’s Dormitory for seasonal
46 employees, has been modified only slightly since it
47 was built in 1951. It remains in its original location
48 and continues to function in its historic use as a
49 residence; it is considered contributing to the
50 integrity of the historic site.³⁰

51 Constructed along with the Superintendent’s
52 Residence in 1951 was a small garage building. It
53 was demolished after the end of the period of
54 significance and a storage building was assembled
55 in its place in 2012.

27 Harvey, “Perry’s Victory and International Peace Memorial Additional Documentation,” 7-16.

28 Williams, *Cultural Landscape Report*, 85-86.

29 “Basis of Design,” Sept. 14, 2015, memorandum from Wiss, Janney, Elstner Associates, Inc., to Rick Rampi, NPS Denver Service Center. Memorandum is a document associated with the Perry’s Victory and International Peace Memorial Value Analysis Study for Determining Necessary Repairs to Restore Failing Upper Plaza, 3.

30 Harvey, “Perry’s Victory and International Peace Memorial Additional Documentation,” 7-26.

1 Update: These buildings remain in the condition as
2 recorded in the 2014 NRHP Additional
3 Documentation.

4 Contributing: Superintendent's Residence (Men's
5 Dormitory)

6 Noncontributing: Storage building

7 Missing: Superintendent's Residence garage

8 **Ranger Operations Center (former Public** 9 **Restroom, then Park Headquarters)**

10 The Ranger Operations Center (ROC) was
11 originally built in 1929 as a public restroom
12 building. Although not a part of the original design
13 for the Memorial, its presence reflects the need for
14 public facilities at the time. After the public
15 restrooms were added under the Memorial's
16 upper plaza, the building was remodeled to house
17 park headquarters, including the addition of the
18 large window next to the front entrance on
19 Delaware Street. An addition to the building was
20 made in 1988, which doubled the size of the
21 building. It is because of these changes that the
22 building is not considered a contributing to the
23 historical integrity of the site.³¹

24 Update: In 2017, the exterior wall shingles of the
25 ROC were replaced with fiberglass shingles to
26 match the originals. However, because of the
27 previous additions, the ROC is still considered
28 noncontributing.

29 Contributing: n/a

30 Noncontributing: Ranger Operations Center

31 Missing: Original form of building, fenestration,
32 and shingles.

33 **North and South Seawalls**

34 The north and south seawalls were originally
35 constructed in 1916. The north seawall was

36 reconstructed in 1934-35 as a federal public works
37 project, and it was expanded in height and length
38 in 1977. The south seawall was demolished in 1977
39 and complete rebuilt, with its eastern end angled
40 further into the lake than the original to prevent
41 erosion. Both seawalls are important features in
42 the cultural landscape of the park because they
43 mark the approximate boundary of the original
44 historic site. However, because they were both
45 reconstructed, they lack integrity to the period of
46 significance and are considered noncontributing.³²

47 Update: Plans are underway to replace both
48 seawalls.

49 Contributing: General locations of seawalls.

50 Noncontributing: North and south seawalls.

51 Missing: Original form of north seawall and
52 original south seawall.

53 **Views and Viewsheds**

54 The Perry's Victory International Peace Memorial,
55 including its formal grounds, was designed to be
56 viewed principally upon approach on Put-in-Bay
57 from the north, particularly from Gibraltar Island
58 (see Figure 2-5). From there, one is presented with
59 the illusion of the Memorial column rising directly
60 from water surface and framed by masses of trees
61 on the east and west. The open water on the Lake
62 Erie side provides an unobstructed backdrop for
63 this view. This view, as described in the 2014
64 NRHP Additional Documentation, maintains
65 integrity of location, design, setting, feeling and
66 association.³³

67 The designed view afforded by the observation
68 platform near the top of the Memorial column to
69 the location of the Battle of Lake Erie is an
70 essential feature of the historic core. However, as
71 described in the 2014 NRHP Additional
72 Documentation, although the construction of new
73 docks in Put-in-Bay to the west has somewhat

31 Harvey, "Perry's Victory and International Peace Memorial Additional Documentation," 7-26.

32 Harvey, "Perry's Victory and International Peace Memorial Additional Documentation," 7-14.

33 Harvey, "Perry's Victory and International Peace Memorial Additional Documentation," 7-10, citing Williams, *Cultural Landscape Report*, 96.

1 impaired the foreground view, the overall intent to
2 provide an overlook of the battle site is still
3 discernable (Figure 2-17).³⁴

4 Update: When the visitor center was constructed
5 in 2002, the designers placed it out of the historic
6 views to the Memorial from both Delaware and
7 Bayview avenues. Although its orientation is
8 different than the historic orthogonal pattern of
9 streets and buildings in that part of Put-in-Bay, its
10 location does not diminish the integrity of the
11 historic core.

12 Contributing: View from Gibraltar Island, view
13 from the observation platform.

14 Noncontributing: n/a

15 Missing: Clear view from the observation platform
16 prior to the construction of new docks in Put-in-
17 Bay.



Figure 2-17: View of the western side of the battle area in Put-in-Bay, showing the intrusion of modern docks into the viewshed. CHG

18 **Small-Scale Features**

19 Small-scale features within the historic section of
20 the park that survive from the period of
21 significance with high integrity include the original
22 granite benches and granite urns on the plazas, c.
23 1925. In addition, the placement of flagpoles in
24 their current location is also a contributing
25 characteristic of the historic core. One of the three

26 flagpoles, erected to hold the American flag, was
27 installed in front of the Memorial in 1942, but in
28 1959, it was relocated to its approximate general
29 location. It was joined by a second flagpole erected
30 for the Canadian flag in 1975.³⁵

31 In 1928, the Memorial column was illuminated
32 using three groups of eight floodlights each,
33 attached to a single metal structure. Today's
34 floodlights are single units set on large concrete
35 footings in approximately the same location as the
36 old lights; although these units are modern and not
37 designed to look like the originals, their location is
38 a contributing characteristic of the historic core.

39 The cylindrical brass lights on the plaza appear to
40 have been placed there sometime between 1974
41 and 1994. Their simple form and materials are
42 compatible with the Memorial, but, as the 1994
43 CLR points out, they do not reflect the level of
44 workmanship shown in the original Memorial
45 details.

46 A bronze pipe guardrail was installed in 1983-84
47 on top of the east wall of the upper plaza to protect
48 the public from falling approximately fifteen feet
49 to the restroom plaza. Two brass drinking
50 fountains installed after 1963 are attached to the
51 east retaining wall of the Memorial near the
52 restrooms. Modern metal and plastic cylinder
53 lights, also installed after 1963, are also mounted to
54 the retaining wall. As determined by the 2014
55 NRHP Additional Documentation, all these
56 features are non-historic.³⁶

57 Electrical utility boxes located in the historic core
58 are also distracting elements in the historic
59 landscape. One set is clustered on the east side of
60 the memorial adjacent to the east retaining wall at
61 the restroom plaza. While screened somewhat on
62 the north side by the wall, this set of boxes and
63 conduits distracts from the historic character of
64 the Memorial when viewed from the east side. In
65 addition, there are two free-standing sets of utility
66 switch and control boxes located within the

34 Harvey, "Perry's Victory and International Peace Memorial Additional Documentation," 7-11.

35 Williams, *Cultural Landscape Report*, 51.

36 Harvey, "Perry's Victory and International Peace Memorial Additional Documentation," 7-17 and 7-18.

1 historic core: one stands at the northeast corner of
2 the historic core, and the second stands between
3 the flag poles and Bayview Avenue. Attempts have
4 been made to mitigate their appearance by
5 screening them with shrubs; however, the shrubs
6 are rigorously clipped and supplemented with
7 annual flowers, which only serves to draw
8 attention to the utility boxes (Figure 2-18).



Figure 2-18: Utility boxes surrounded by clipped shrubs, roses, and annual flowers. CHG

9 Update: In 2008, flagpoles for the American and
10 Canadian flags were replaced with taller units, and
11 the third added for the British flag. The British flag
12 was flown at the park for the first time in 2009.³⁷
13 Trash containers placed in the historic portion of
14 the park, including on the Memorial's upper plaza
15 and right next to the south door of the column, are
16 either double containers with one side for recycled
17 materials, or large, square boxes with exposed
18 aggregate sides, neither compatible with the
19 historic character of the Memorial (Figure 2-19).
20 In addition, the upper plaza of the Memorial is
21 cluttered with 10-12 small signs mounted on
22 concrete bases that warn the public about the
23 instability of the gravel that was placed where
24 there had been damaged sandstone pavers. These
25 signs are a distracting element in the historic
26 landscape but will be removed when the walking
27 surface is stabilized after the reconstruction of the
28 plaza in the coming years.



Figure 2-19: Trash and recycling receptacles located at the northwest corner of the Memorial's lower plaza. CHG

29 Contributing: Granite benches and granite urns on
30 the upper plaza, and general location of flagpoles
31 and floodlights.

32 Noncontributing: Trash cans, bike racks, signs,
33 replacement floodlights, other lights, utility boxes,
34 and 2008 flagpoles.

35 Missing: Original flagpoles and original floodlights.

36

37 **Setting**

38 While not contained within the boundary of the
39 historic site, the character of properties adjacent to
40 the site is important as the setting for the
41 Memorial. As described in the 1994 CLR, because
42 of the removal of the wood frame houses and trees
43 that stood in the block between Chapman and
44 Toledo avenues, the historic spatial relationship
45 between that block as a boundary and the historic
46 core are no longer discernible.³⁸

47 The 2014 NRHP Additional Documentation
48 comments that the loss of Chapman Avenue
49 contributed to this issue.³⁹ It also determined that
50 the new visitor center, while essential to the
51 function of the park and not located within the

37 Personal communication from PEVI Maintenance Chief, Rodney Karr, 2017.

38 Williams, *Cultural Landscape Report*, 97-98.

39 Harvey, "Perry's Victory and International Peace Memorial Additional Documentation," 8-9.

1 historic core, is considered noncontributing to the
 2 historic site, and “especially with the loss of
 3 Chapman Avenue, impairs understanding of the
 4 original Memorial setting.”⁴⁰ Although the block
 5 between Chapman and Toledo avenues was
 6 considered for inclusion in the historic site,
 7 because of the removal of historic features and
 8 construction of new features that “obliterated the
 9 earlier configuration,” it was eliminated from
 10 consideration.⁴¹

11 The 2014 NRHP Additional Documentation also
 12 describes the new staff housing the maintenance
 13 facility on the east side of the park, constructed in
 14 the 1990s, as “stylistically incompatible with the
 15 Beaux-Arts design of the Memorial.”⁴² However, it
 16 was the intention of the designers of that complex
 17 to make them visually compatible instead with the
 18 adjacent neighborhood. In addition, the trees that
 19 mark the general area of the east boundary are still
 20 standing, and the housing and maintenance
 21 development has little effect on the integrity of the
 22 historic core.

23 *Update:* It is the intent of this cultural landscape
 24 treatment plan to address issues that inhibit an
 25 understanding of the original Memorial setting
 26 through the conceptual redesign of the visitor
 27 approach and through adding groupings of trees
 28 to replace those that once marked the boundaries
 29 of the historic core.

30 *Contributing:* Trees that mark the general area of
 31 the east boundary.

32 *Noncontributing:* Visitor center and associated
 33 features.

34 *Missing:* Wood frame houses and trees between
 35 Chapman and Toledo avenues, and Chapman
 36 Avenue, itself.

40 Harvey, “Perry’s Victory and International Peace Memorial Additional Documentation,” 8-95.

41 Harvey, “Perry’s Victory and International Peace Memorial Additional Documentation,” 8-95.

42 Harvey, “Perry’s Victory and International Peace Memorial Additional Documentation,” 7-9.

Chapter 3: Treatment Plan

1 Introduction

2 This treatment plan has been prepared to provide
3 the Perry’s Victory and International Peace
4 Memorial (PEVI) staff and management team with
5 an overall vision, along with guidance and support
6 for long-term management and interpretation of
7 the park and its resources. The plan is divided into
8 five primary sections:

- 9 1) **Management Issues, Goals, and**
10 **Objectives** describes the issues raised by
11 the staff of Perry’s Victory and
12 International Peace Memorial for
13 consideration within the treatment plan.
- 14 2) **Recommended Treatment Approach,**
15 presents the four approaches recognized
16 by the Secretary of the Interior for treating
17 historic properties, and recommends an
18 approach for the park that considers the
19 overall vision for the property conveyed
20 by park staff, stakeholders, and residents
21 of South Bass Island.
- 22 3) **General Treatment Guidelines and**
23 **Recommendations,** outlines an approach
24 and method for addressing management
25 issues and the implementation of
26 treatment throughout the project area.
- 27 4) **Treatment Recommendations by**
28 **Management Zones,** provide more
29 specific, resource-based goals, arranged by
30 management zone, which were delineated
31 based on levels of historical integrity
32 within the park landscape.

33 Management Goals

34 This cultural landscape treatment plan focuses on
35 addressing specific management goals identified
36 by PEVI staff and the National Park Service (NPS)
37 in the project scope of work:

- 38 ▪ Update treatment from a preservation
39 approach to a rehabilitation approach that
40 addresses current and future visitor needs;
- 41 ▪ Guide replacement of the current temporary
42 surface on the plazas and examine how to
43 provide wheelchair access to the plazas;
- 44 ▪ Direct vegetation replacement at the site,
45 specifically the over mature Austrian Pines at
46 the base of the Monument [Memorial
47 building];
- 48 ▪ Provide better integration of sidewalks and
49 social trails within and connecting the
50 designed landscape to the surrounding
51 community;
- 52 ▪ Examine methods to achieve sustainability
53 goals for lighting and landscape maintenance;
- 54 ▪ Increase understanding of the original
55 commemorative design, and how the National
56 Park Service has added interpretive and visitor
57 amenities over time;
- 58 ▪ Broaden the analysis of the Freedlander design
59 within the context of Beaux Arts Movement;
60 and
- 61 ▪ Apply a consistent and intentional approach to
62 design and maintenance, given that the site

Treatment Plan

- 1 presents inconsistent application of materials
2 such as concrete, brass, and vegetation.
- 3 In addition, based on meetings with PEVI staff and
4 members of the public, additional goals are:
- 5 ■ Develop conceptual alternatives for the Peace
6 Garden and pedestrian circulation that
7 connects it to the visitor center and Memorial.
 - 8 ■ Ensure that new vehicular and pedestrian
9 circulation features promote intuitive
10 wayfinding and a clear hierarchy of movement
11 for the visitor, particularly first-time visitors,
12 from arrival, through the visitor center, to the
13 Memorial;
 - 14 ■ Accommodate visitor use within the historic
15 core of the park, while complying with the
16 Secretary of the Interior's Standards for
17 Rehabilitation with Guidelines for the
18 Treatment of Cultural Landscapes.
 - 19 ■ Incorporate new visitor circulation features
20 that preserve and enhance the Beaux-Arts
21 design characteristics of the historic core
22 while complying with the Architectural
23 Barriers Act Accessibility Guidelines (ABAAS);
 - 24 ■ Determine the appropriate materials for the
25 renovation of the Memorial's upper plaza
26 grass panels.
 - 27 ■ Identify locations for programmable event
28 spaces that offer an alternative to turf.
 - 29 ■ Develop of a comprehensive approach to
30 parking for both vehicles and golf carts.

31 Recommended Treatment 32 Approach

33 The Secretary of the Interior currently recognizes
34 four appropriate treatment alternatives for historic
35 landscapes: preservation, rehabilitation,
36 restoration, and reconstruction. These are defined
37 and discussed in the NPS guidance document,
38 Director's Order #28: *Cultural Resource*
39 *Management Guidelines*, as well as The Secretary of
40 the Interior's *Standards for the Treatment of*
41 *Historic Properties with Guidelines for the*
42 *Treatment of Cultural Landscapes*, as follows:¹

43 **Preservation:** the act or process of applying
44 measures necessary to sustain the existing
45 form, integrity, and materials of a historic
46 property. Includes stabilization work, where
47 necessary, as well as ongoing preservation
48 maintenance and repair of historic materials
49 and features.

50 **Rehabilitation:** the act or process of making
51 possible a compatible use for a property
52 through repair, alterations, and additions while
53 preserving those portions or features that
54 convey its historical, cultural, or architectural
55 values.

56 **Restoration:** the act or process of accurately
57 depicting the form, features, and character of
58 the property as it appeared at a particular
59 period of time by removing features from other
60 periods in its history and reconstructing
61 missing features from the restoration period.
62 The limited and sensitive upgrading of
63 mechanical, electrical, and plumbing systems
64 and other code-required work to make
65 properties functional is appropriate within a
66 restoration project.

67 **Reconstruction:** the act or process of
68 depicting, by means of new construction, the
69 form, features, and detailing of a non-surviving
70 site, landscape, building, structure, or object

1 Birnbaum and Peters, eds. *The Secretary of the Interior's Standards for the Treatment of Historic Properties with Guidelines for the Treatment of Cultural Landscapes*. Washington, DC: National Park Service, 1996.

1 for the purpose of replicating its appearance at
2 a specific period of time and in its historic
3 location.

4 Based on the park's need to meet current and
5 projected-future functional, maintenance, and
6 management goals, **rehabilitation** is
7 recommended as the overarching approach to
8 resource management at Perry's Victory and
9 International Peace Memorial. Because
10 rehabilitation is defined as "the act or process of
11 making possible a compatible use for a property,"
12 this approach will allow for the expansion of
13 visitor circulation and use areas, replacement of
14 historic landscape features, addition of features to
15 enhance accessibility, and enhancement of
16 interpretive opportunities, with care taken to
17 preserve and protect the character-defining
18 features of the historic core.

19 Rehabilitation also includes stabilization,
20 protection, and preservation of historic resources.
21 As part of the treatment recommendations, those
22 resources and systems at PEVI that are particularly
23 sensitive to change and disturbance, and well-
24 suited to stabilization, protection, and
25 preservation are noted.

26 The ten basic principles that comprise the
27 Secretary of the Interior's *Standards for*
28 *Rehabilitation* are intended to help preserve the
29 distinctive character of a site, while also allowing
30 for reasonable change to meet new needs. The
31 standards create a baseline of guidance to which
32 intended changes to the historic landscape must be
33 compared. These standards are neither technical
34 nor prescriptive, but promote responsible
35 preservation practices, as follows:

- 36 ■ A property will be used as it was historically,
37 or be given a new use that requires minimal
38 change to its distinctive materials, features,
39 spaces, and spatial relationships.
- 40 ■ The historic character of a property will be
41 retained and preserved. The removal of
42 distinctive materials or alteration of features,
43 spaces, and spatial relationships that
44 characterize a property will be avoided.

45 ■ Each property will be recognized as a physical
46 record of its time, place, and use. Changes that
47 create a false sense of historical development,
48 such as adding conjectural features or
49 elements from other historic properties, will
50 not be undertaken.

51 ■ Changes to a property that have acquired
52 historic significance in their own right will be
53 retained and preserved.

54 ■ Deteriorated historic features will be repaired
55 rather than replaced. Where the severity of
56 deterioration requires replacement of a
57 distinctive feature, the new feature will match
58 the old in design, color, texture, and, where
59 possible, materials. Replacement of missing
60 features will be substantiated by documentary
61 and physical evidence.

62 ■ Chemical or physical treatments, if
63 appropriate, will be undertaken using the
64 gentlest means possible. Treatments that cause
65 damage to historic materials will not be used.

66 ■ Archeological resources will be protected and
67 preserved in place. If such resources must be
68 disturbed, mitigation measures will be
69 undertaken.

70 ■ New additions, exterior alterations, or related
71 new construction will not destroy historic
72 materials, features, and spatial relationships
73 that characterize the property. The new work
74 will be differentiated from the old and will be
75 compatible with the historic materials,
76 features, size, scale and proportion, and
77 massing to protect the integrity of the property
78 and its environment.

79 ■ New additions and adjacent or related new
80 construction will be undertaken in such a
81 manner that, if removed in the future, the
82 essential form and integrity of the historic

1 property and its environment would be
2 unimpaired.²

3 **Treatment Guidelines and** 4 **Recommendations**

5 These recommendations and guidelines are
6 arranged into two sections. The first, Site-Wide
7 Recommendations, sets out general guidelines that
8 apply to the entire park property and is arranged
9 by categories that address overall issues and
10 concerns. The second section, Treatment
11 Recommendations by Management Zone, is
12 organized by the management zones as defined
13 below.

14 **Site-Wide Recommendations**

15 The overarching treatment recommendations and
16 guidelines that follow pertain to the park as a
17 whole and should be referenced when planning
18 for any future landscape change. They are
19 intended to support all landscape treatments
20 proposed in this report and should be considered
21 in conjunction with any project or treatment
22 alternative undertaken within the park.

23 **Land Use**

- 24 ■ Consider equally the effect on both cultural
25 and natural features in treatment and land-use
26 decisions;
- 27 ■ Monitor and regulate current use of the
28 landscape to minimize any long-term damage
29 to cultural and archeological resources;
- 30 ■ Avoid introducing land-use activities, either
31 permanent or temporary, that threaten or
32 impair known or potential archeological
33 resources; and
- 34 ■ Limit, monitor, and control access to areas
35 that are susceptible to damage from human
36 access or use, particularly vulnerable

37 ecological areas, including the shoreline of the
38 park and the ends of the seawalls.

39 **Buildings and Structures**

- 40 ■ Remove non-contributing buildings and
41 structures only if they have a negative impact
42 on the historic character and integrity of the
43 park landscape, or are in poor condition and
44 cannot be reasonably repaired;
- 45 ■ Document thoroughly all buildings and
46 structures before removal in photographs,
47 drawings, and narrative description; and
- 48 ■ Retain the integrity and form of the Beaux-
49 Arts design for the Memorial building and
50 grounds, and evaluate the adaptability and
51 compatibility of additions to structures.

52 **Circulation**

- 53 ■ Minimize the visual impacts of new vehicular
54 and pedestrian access systems, including
55 roads, drives, parking areas, and walkways,
56 considering the potential impact on historic
57 views to the Memorial;
- 58 ■ Conduct archeological research and
59 investigations prior to any sidewalk or plaza
60 construction to mitigate its potential effect on
61 sub-surface resources;
- 62 ■ Encourage pedestrian access from the village
63 center and throughout the park site as an
64 alternative to golf carts. Work with village
65 officials to create off-site overflow vehicular
66 and golf cart parking for special events; and
- 67 ■ Retain the integrity and form of the formal,
68 Beaux-Arts design for the Memorial building
69 and grounds, and evaluate the adaptability and
70 compatibility of additions or changes to
71 pedestrian or vehicular circulation systems.

2 Birnbaum, 49.

1 **Rare, Threatened, and Endangered Plant** 2 **and Animal Species**

- 3 ■ Contact the U.S. Fish and Wildlife Service,
4 Ohio Field Office to verify the presence of any
5 rare, threatened, and endangered plant and
6 animal species in the park, and its ecological
7 context of Lake Erie and Put-in-Bay;
- 8 ■ Evaluate recommendations affecting
9 endangered or threatened plant or animal
10 species prior to undertaking any construction
11 or vegetation removal project.³
- 12 ■ Avoid disturbing existing vegetation
13 communities and water resources known to
14 support populations of endangered or
15 threatened species.
- 16 ■ Minimize areas of ground disturbance, earth
17 grading and compaction, and drainage pattern
18 alteration in the vicinities of populations of
19 endangered or threatened species.
- 20 ■ Limit, monitor, and control access to
21 vulnerable ecological areas that are susceptible
22 to damage from human access or use.
- 23 ■ Encourage best management practices for
24 vegetative land cover, pest control, and
25 erosion control measures in all maintenance
26 and management practices, to minimize water
27 pollution and degradation of natural systems
28 for the protection of vulnerable species.

29 **Sustainability**

- 30 ■ Institute cultural and natural resource
31 treatment and maintenance methods that are
32 environmentally and culturally sensitive, and
33 sustainable over the long term.
- 34 ■ Minimize grading, soil compaction, and
35 alterations to natural drainage patterns.

- 36 ■ Promote biodiversity through use of native
37 and/or naturalized, non-invasive plant species
38 in new plantings.
- 39 ■ Consider life-cycle costs of materials for new
40 designs, including long-term wearing capacity
41 and maintenance. Use materials that are non-
42 toxic, durable, and low-maintenance.

43 **Topography**

- 44 ■ Minimize soil disturbance and grading in areas
45 of high historical integrity, unless absolutely
46 necessary, and only after an archeological
47 investigation has been conducted.
- 48 ■ Preserve existing landforms and natural
49 drainage patterns to the greatest extent
50 possible.
- 51 ■ Avoid attempts to reconstruct or restore
52 historic grades unless supported by clear
53 documentary evidence showing how they
54 appeared at a specific period or as intended by
55 an original constructed design.

56 **Small-Scale Features**

- 57 ■ Develop a site furnishings guide that identifies
58 appropriate, compatible designs for benches,
59 trash receptacles, and all sign types to be used
60 consistently throughout the park. Furnishings
61 would be compatible within all management
62 zones of the park. Their design and materials
63 would not distract from the character of the
64 historic core and would not diminish its
65 integrity. Bench example shown below is
66 constructed of wood and aluminum (Figure 3-
67 1). The wood would fade to pewter gray over
68 time and not require maintenance. The trash
69 receptacle is aluminum and unobtrusive
70 (Figure 3-2). Products are available through
71 Land Form outdoor furniture.

3 Evaluation of the treatment alternatives in the environmental assessment will include impact analysis for rare, threatened, or endangered plant and animal populations.



Figure 3-1: Benches would be compatible within all areas of the park.



Figure 3-2: Trash receptacle is not visually intrusive and is compatible through the park.

1 **Vegetation Management**

- 2 ■ Develop a landscape preservation
- 3 maintenance plan that preserves the historic
- 4 character of the park by identifying a planting
- 5 and replacement policy for trees and shrubs
- 6 that contribute to the significance of its
- 7 historic core. Identify the goals for tree and
- 8 shrub plantings so that species substitutions
- 9 can be made should conditions change, and a
- 10 list of appropriate native and/or naturalized,
- 11 non-invasive tree species to be used for
- 12 planning and replacement to meet the goals
- 13 identified. Appropriate species are those that
- 14 can be maintained in current and anticipated
- 15 future climate and soil conditions.
- 16 ■ Identify as closely as possible the historic
- 17 character of areas under consideration for

18 new development before removing any
 19 vegetation, to ensure that its removal and/or
 20 replacement is consistent with an accurate
 21 portrayal of historic conditions.

22 ■ Remove, when necessary, existing trees, using
 23 methods that minimizes the potential impacts
 24 on known and potential cultural and
 25 archeological resources. Undertake tree
 26 removal from areas with known or potential
 27 cultural and archeological resource under the
 28 guidance of an archeologist.

29 ■ Consider the impact on topography and soil
 30 stabilization if vegetation is removed,
 31 including what protection the vegetation may
 32 provide to buildings, structures, and other
 33 sensitive resources.

34 ■ Remove dead trees and shrubs, and those
 35 identified as potentially hazardous to
 36 individuals or resources due to their health or
 37 condition and replace as recommended.

38 ■ Consult with a natural resource specialist prior
 39 to removing any vegetation to determine the
 40 value or role of the vegetation in protecting
 41 existing landforms, providing habitat for rare,
 42 threatened, or endangered plants or wildlife.
 43 Consider the effect that removal may have on
 44 storm impacts.

45 ■ Remove invasive plant species using
 46 ecologically-sound removal techniques.

47 **New Design and Construction**

48 ■ Avoid adding new features or altering existing
 49 features in ways that adversely affect the
 50 landscape’s historic character. New
 51 construction should be limited to those
 52 alterations and additions that are necessary for
 53 ABAAS-compliant accessibility, and the
 54 comfort and safety of visitors to the park.
 55 Changes affecting historic features should be
 56 implemented based on the Secretary of the
 57 Interior’s *Guidelines for Rehabilitation*, while
 58 allowing for accessibility and safety.

- 1 ■ Undertake sufficient study and recordation of
2 landscape features requiring modification,
3 repair, or replacement before work is
4 performed, to protect research values.
- 5 ■ Retain the integrity and form of the formal,
6 Beaux-Arts design for the Memorial and
7 grounds and evaluate adaptability and
8 compatibility of additions or changes to
9 historic structures and the cultural landscape.

10 **Role of Preservation Specialists**

- 11 ■ Undertake all treatment projects under the
12 direction of appropriate specialists, including
13 historical landscape architects, historical
14 architects, archeologists, natural resource
15 management specialists, and qualified
16 technicians and artisans.

17 **Documentation**

- 18 ■ Document, through drawings, photographs,
19 and notes, all changes and treatments.
20 Maintain records of treatments and preserve
21 documentation according to professional
22 archival standards.

23 **Treatment Recommendations** 24 **by Management Zone**

25 This section provides a resource-driven approach
26 to the treatment of each of three management
27 zones, with specific recommendations that
28 respond to the management goals identified above.
29 The management zones are sub-areas of the site
30 that encompass groups of features with similar
31 levels of historical significance and integrity, and
32 specific land uses. The recommendations for each
33 management zone provide a specific framework,
34 approach, or strategy for treatment for each
35 distinct sub-area. Graphics, including treatment
36 plans and photographs that illustrate the
37 recommendations for each management zone, are
38 referenced in the text as appropriate.

39 **Zone 1: Historic Core**

40 *Refer to Figure 3-3: Management Zone 1*

41 This management zone constitutes the historic
42 core of Perry's Victory and International Peace
43 Memorial, which contains all the contributing
44 features of the park. The historic core is defined as
45 that area contained within the NRHP site portion
46 of the park, or, the original 14.5 acres. It exhibits
47 high integrity, and its protection and use require
48 coordinated management with the changing
49 landscapes in Zones 2 and 3.

50 The vision for the treatment of this zone is to
51 preserve and enhance its historic character to best
52 communicate to visitors the commemorative story
53 of the park and its mission of international peace.
54 The treatment recommendations include
55 preserving contributing landscape features;
56 replacing missing features; and repairing,
57 restoring, or enhancing contributing landscape
58 characteristics that have been negatively impacted
59 by erosion or loss. In addition, the vision also
60 includes removing incompatible noncontributing
61 features and, if necessary, installing replacements
62 that are visually compatible.

63 The contributing landscape features in the historic
64 core, as discussed in Chapter 2 include:

- 65 ■ Level topography of the ground plane;
- 66 ■ Raised upper and lower plazas;
- 67 ■ Sloping berms that support the plazas;
- 68 ■ Beaux-Arts style design of the Memorial and
69 grounds around the single focal point of the
70 column and the axial symmetry of the
71 composition;
- 72 ■ Expanse of open turf on either side of the
73 Memorial building that focuses visual
74 attention on the column;
- 75 ■ Clusters of vegetation east and west of the
76 Memorial that frame the Memorial building
77 and grounds composition;

Treatment Plan

- 1 ■ Bayview and Delaware avenues, and the trace
2 of Chapman Avenue;
- 3 ■ Diagonal sidewalks that transverse the historic
4 grounds, the short sidewalk connecting the
5 west diagonal walk to the lower plaza, the
6 sidewalk along Bayview Avenue, the sidewalk
7 from the lower plaza to the restroom plaza;
8 and the stairs to the lower plaza;
- 9 ■ Mature trees, which predate 1912, on the
10 eastern boundary of the historic core, and the
11 locations of the four replacement Norway
12 maples;
- 13 ■ Austrian pines around the Memorial and
14 sloped plazas;
- 15 ■ Memorial building, including the upper and
16 lower plazas, and the Memorial column;
- 17 ■ Superintendent's Residence, still used as a
18 dwelling;
- 19 ■ Locations of north and south seawalls;
- 20 ■ Views to the column from the lake on the
21 north and from Gibraltar Island and from the
22 column's observation platform to the location
23 of the 1813 Battle of Lake Erie;
- 24 ■ Planters on the upper plaza;
- 25 ■ Granite urns on the plazas (4);
- 26 ■ Granite benches (9); and
- 27 ■ General location of flagpoles and floodlights.

28 Specific objectives for rehabilitation of the historic
29 core are to

- 30 ■ Preserve and enhance the character of the
31 form and fabric of the formal Beaux-Arts
32 design of the Memorial building and its
33 associated landscape;
- 34 ■ Manage and maintain vegetation in a way that
35 protects the historic character of Perry's
36 Victory and International Peace Memorial;

- 37 ■ Preserve, repair, restore, and conserve granite
38 and other hard materials associated with the
39 Memorial building and grounds, including its
40 plazas, urns, benches, sidewalks, and other
41 features; and
- 42 ■ Enhance the visitor experience, emphasizing
43 and integrating the landscape into the
44 interpretation of the park, affording a deeper
45 understanding of its significance.

46 The recommendations presented below by
47 landscape characteristic help support these
48 objectives.

49 **Natural Systems**

- 50 ■ Control stormwater run-off from any new
51 impervious surfaces introduced into the
52 historic core, directing run-off into low-use
53 areas away from historic resources.
- 54 ■ Protect all water resources adjacent to the
55 historic core, especially Lake Erie and Put-in-
56 Bay, from any chemical pollution or siltation
57 associated with changes to the site.

58 **Land Use**

- 59 ■ Manage and maintain the historic core as a
60 cultural resource.
- 61 ■ Manage and maintain the historic core for
62 visitor use and experience including passive
63 recreation, interpretation, and contemplation.
- 64 ■ Avoid introducing new land uses within the
65 historic core.
- 66 ■ Restrict, except for the Superintendent's
67 Residence (Men's Dormitory) and the Ranger
68 Operations Center, residential and park
69 administration land uses to Zones 2 and 3.

70 **Topography**

- 71 ■ Minimize soil disturbance and grading as
72 much as possible when introducing new site
73 developments such as parking, pedestrian
74 circulation, and interpretive waysides into the
75 landscape;

Environmental Assessment and Cultural Landscape Treatment Plan

for

Perry's Victory and International Peace Memorial

February 2018

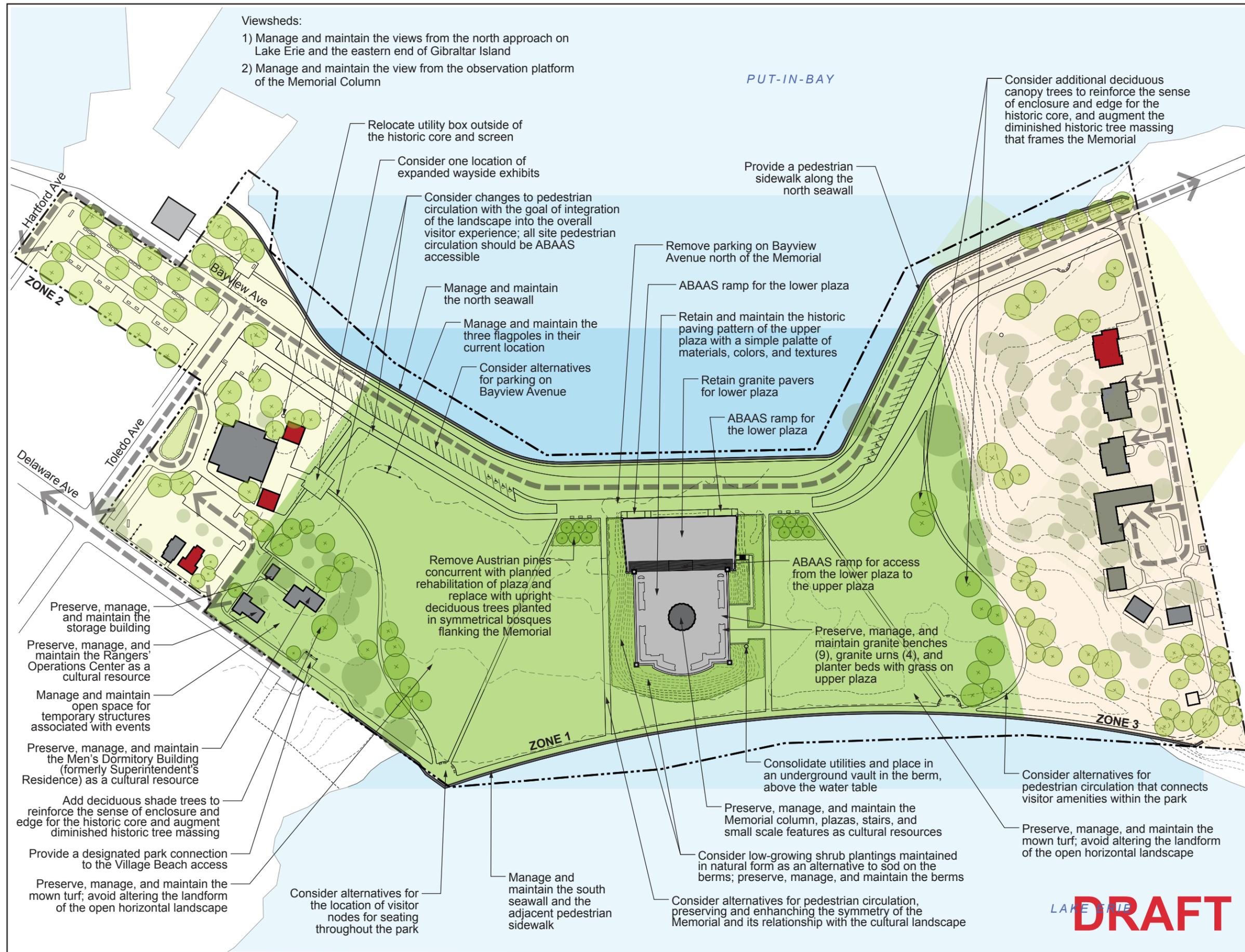


Figure 3-3
Treatment Plan
Management Zone 1
Historic Core

Data Sources: Base map based on GIS shapefiles provided to the authors by NPS and supplemented through with aerial photography and other NPS maps

- 1 ▪ Avoid altering the flat landform of the historic
2 core;
- 3 ▪ Preserve, manage, and maintain the berms
4 around the upper and lower plazas and
5 maintain under vegetative cover to prevent
6 erosion and damage from visitor activity. See
7 the section below concerning vegetation.

8 **Spatial Organization**

- 9 ▪ Preserve, manage, and maintain the patterns of
10 open and enclosed space in the historic core,
11 defined by the flat topography, plazas, and
12 water surfaces to each side of the Memorial,
13 and by the enclosing vegetative masses on the
14 eastern and western edges of the Memorial
15 grounds.
- 16 ▪ Preserve, manage, and maintain the balance of
17 spaces or features in the historic core,
18 specifically the balanced and symmetrical lawn
19 to each side of the Memorial. This balance is a
20 typical feature of the Beaux-Arts style.
- 21 ▪ Strengthen the masses of trees on the eastern
22 and western edges of the Memorial grounds to
23 enhance their function as a frame for the
24 Memorial (Figure 3-4 and 3-5).

25 **Views and Vistas**

- 26 ▪ Manage and maintain the views of the
27 Memorial column within the historic core by
28 keeping plantings in designated areas and
29 avoiding the addition of permanent structures
30 in the historic core.
- 31 ▪ Manage and maintain the views of the historic
32 core from the approach on Lake Erie from the
33 north, Put-in-Bay from the south, and from
34 the eastern end of Gibraltar Island.
- 35 ▪ Manage and maintain the view from the
36 observation deck of the Memorial column.
37 The view outward toward the site of the 1813
38 Battle of Lake Erie is critical for interpretation.
- 39 ▪ Provide programmatic accessibility in
40 association with interpretation of the view
41 from the observation deck. Refer to NPS



Figure 3-4: Tree massing has diminished over time along the eastern edge of the historic core. CHG



Figure 3-5: Tree massing would be augmented along the western edge of the historic core. CHG

42 Preservation Brief 32: “Making Historic
43 Properties Accessible.”

- 44 ▪ Place above-ground utility box located east of
45 the Memorial in an underground vault, if
46 feasible, and the one located west of the
47 Memorial in a location outside the historic

Treatment Plan

1 viewshed, and screen, if necessary, using
2 evergreen shrubs. Consolidate utility boxes on
3 the east side of the Memorial and place in an
4 underground vault in the berm, if feasible.

5 **Circulation**

- 6 ■ Ensure for all visitors, equal access to the
7 Memorial plaza by providing wheelchair
8 access to the upper and lower plazas in
9 compliance with ABAAS standards. For the
10 lower plaza, construct two ramps on the north
11 side, one east and one west, to retain the
12 symmetry of the original design while allowing
13 easy accessibility to the lower plaza from both
14 directions. For the upper plaza, provide direct
15 connection from the lower plaza via a ramp
16 system centered on the upper plaza stairs.
17 Refer to NPS Preservation Brief 32: “Making
18 Historic Properties Accessible.”
- 19 ■ Remove the parking area north of the
20 Memorial and reuse the space as a pedestrian
21 plaza and landing for the ramps to the lower
22 plaza.
- 23 ■ Construct new angled parking for vehicles and
24 golf carts along Bayview Avenue east and west
25 of the Memorial. Ensure that an appropriate
26 number of these spaces are accessible and
27 have walkways that lead to the Memorial and
28 connect with existing pedestrian circulation
29 within the historic core. Ensure that this
30 parking and related pedestrian crossings do
31 not impede the flow of traffic along Bayview
32 Avenue.
- 33 ■ Manage and maintain the existing diagonal
34 sidewalks and the sidewalk adjacent to the
35 south seawall (Figure 3-6 and 3-7).
- 36 ■ Provide a pedestrian sidewalk along the north
37 seawall. This walkway should continue along
38 the seawall east and west in association with
39 Zones 2 and 3 (Figure 3-8).
- 40 ■ Consider changes to pedestrian circulation
41 within the historic core with the goal of
42 integrating the landscape into the overall
43 visitor experience by providing interpretive



Figure 3-6: Diagonal sidewalks flanking the Memorial would remain, within a rectilinear circulation pattern. *CHG*



Figure 3-7: Sidewalk adjacent to the south seawall would remain. *CHG*



Figure 3-8: Sidewalk adjacent to the north sidewalk would be provided. *CHG*

waysides that offer opportunities for a more comprehensive understanding of the site and its history.

- Design the circulation system within the historic core to comply with ABAAS standards. Refer to NPS Preservation Brief 32: “Making Historic Properties Accessible.”
- Provide pedestrian connection to the town beach from the park with discreet signage and expansion of the sidewalk within the park to the edge of the beach property.

Vegetation

- Preserve, manage and maintain the mown turf that forms the setting for the Memorial and supports the integrity of the designed historic landscape (Figure 3-9).



Figure 3-9: Management of the large expanses of turf will continue with the current turf management and maintenance program. CHG

- Add native trees along the east and west boundaries of the historic core to reinforce the sense of spatial enclosure and create a permeable transitional edge compatible with the original design intent (Figure 3-10).⁴ The Lake Erie Islands Conservancy sells native trees that survive the island weather.



Figure 3-10: Additional trees would be provided along the western edge of the historic core to reinforce historic spatial organization. CHG

Recommended species from this list include: swamp white oak (*Quercus bicolor*), burr oak (*Q. macrocarpa*), chinquapin oak (*Q. muehlenbergii*), basswood (*Tulia americana*), common hackberry (*Celtis occidentalis*), black cherry (*Prunus serotina*), and cottonwood (*Populus deltoides*).⁵ An excellent source that lists native trees of South Bass Island is *Flora of the Erie Islands: Its Origin, History and Change* which identifies the Sugar Maple/Common Hackberry association of species as dominant on the island. This association includes, in addition to the species listed above, silver maple (*Acer saccharinum*), box elder (*A. negundo*), sugar maple (*A. saccharum*), shagbark hickory (*Carya ovata*), white ash (*Fraxinus americana*), green ash (*F. pennsylvanica*), blue ash (*F. quadrangulate*), honey locust (*Gleditsia triancanthos*), Kentucky coffee tree (*Gymnocladus dioicus*), Eastern red cedar (*Juniperus virginiana*), black walnut (*Juglans nigra*), American hophornbeam (*Ostrya virginiana*), chokecherry (*Prunus virginiana*), hop tree (*Ptelea trifoliata*), white oak (*Quercus alba*),

⁴ For this area, Freedlander’s original design included a mixture of large deciduous trees and some flowering trees, but because of reduced construction funds, in the end, Freedlander had to rely on the preservation of certain large deciduous trees in both areas to accomplish his goal of enclosure.

⁵ “LEIC-BSC Native Tree & Plant Sale Order Form,” <http://lakeerieislandsconservancy.org/wp-content/uploads/2015/03/LEIC-BSC-Order-Form-Final-2015.pdf>; accessed February 12, 2018.

Treatment Plan

1 red oak (*Q. rubra*), American elm (*Ulmus*
2 *americana*), and slippery elm (*U. rubra*).⁶

- 3 ■ Retain and maintain, in consultation with an
4 arborist or urban forester, the existing
5 Austrian pines until their removal in
6 conjunction with the rehabilitation of the
7 Memorial plazas.
- 8 ■ If desired, replace the Austrian pines, once the
9 upper plaza rehabilitation project is complete,
10 with the same species, maintained in a clipped,
11 conical shape. Or, if an alternative is preferred,
12 other trees with approximately the same size
13 and habit include dwarf white spruce (*Picea*
14 *glauca* 'North Star'), dwarf Alberta spruce (*P.*
15 *glauca* 'Conica'), dwarf scotch pine (*Pinus*
16 *sylvestris* 'Glauca Nana'), and dwarf hemlock
17 (*Tsuga canadensis*, 'Pendula' or 'Slenderella').
- 18 ■ Consider planting low evergreen shrubs or
19 hardy ground covers on the berms as an
20 alternative to sod to prevent erosion and
21 damage from visitor activity on the steep
22 slopes. Shrubs and or groundcovers should be
23 low growing and compact, easily maintained,
24 adaptable to the unique challenges of the
25 island environment and weather conditions,
26 and available from regional plant nurseries.
27 Recommended species that would protect the
28 berm from erosion and damage include:
 - 29 ○ Sweetfern (*Comptonia peregrina*): This
30 plant is neither sweet or a fern but hardy
31 in Zone 6a. It is salt, wind, and cold
32 tolerant and survives well in nutrient poor
33 soils. If it gets too tall it can be clipped to
34 size or even mown once in late winter.
 - 35 ○ Bearberry (*Arctostaphylos uva-ursi*): The
36 plant is a low growing and glossy-leaved
37 evergreen that forms a broad, thick mat
38 and is sturdy and reliable.

- 39 ○ Cotoneaster (*Cotoneaster dammeri*)
40 'Lowfast' or 'Moonbeam'. This is a simple
41 and low evergreen cover with lustrous
42 dark green leaves. It will cover a large area
43 in a short period of time and is excellent
44 on slopes and banks.
- 45 ■ Retain planting beds on the upper plaza in
46 turf, reflecting Freedlander's original
47 specifications (Figure 3-11).



Figure 3-11: Planting beds on the upper plaza would be retained in turf. CHG

- 48 ■ Restrict the planting of annual flowers, which
49 were not part of the planting palette during the
50 period of significance, to Zones 2 and 3.
- 51 ■ Preserve trees within the historic core with a
52 caliper equal to or greater than 3 inches as
53 potential roosting habitat for the Indiana bat
54 and the northern long-eared bat. If removal of
55 trees this size or greater cannot be avoided, it
56 should occur only between October 1 and
57 March 31.

58 Buildings and Structures

- 59 ■ Preserve, manage and maintain the Memorial
60 column and its supporting plazas and stairs as
61 cultural resources. Refer to ABAAS

6 Thomas Duncan and Ronald L. Stuckey, *Flora of the Erie Islands: Its Origin, History and Change* (n.p.: lulu.com, 2010); 102-103.

1 accessibility standards in the Circulation
2 section.

3 ■ Replace the cameras that were once located at
4 the top of the Memorial column and provided
5 a 360-view of the lake and bay for
6 programmatic accessibility from the visitor
7 center.

8 ■ Rehabilitate the upper plaza paving in granite
9 and brick, based on the original Freedlander
10 colors, but replacing the Berea sandstone with
11 granite the matches the approximate color.
12 Refer to Chapter 2 for a complete description
13 of the original color scheme.

14 ■ Preserve, manage, and maintain the
15 Superintendent's Residence (now the Men's
16 Dormitory) as a cultural resource (Figure 3-
17 12).



Figure 3-12: Superintendent's Residence would be managed as a cultural resource. *CHG*

18 **Small-Scale Features**

19 ■ Preserve, maintain, and manage contributing
20 small-scale features associated with the
21 Memorial, including the nine granite benches,
22 four large granite urns, and the general
23 locations of the floodlights and flagpoles
24 (Figures 3-13 through 3-15).

25 ■ Remove non-contributing trash containers,
26 bicycle racks, and light fixtures on and close to
27 the Memorial building. Replace trash
28 containers and bicycle racks with those of
29 compatible design and relocate them to the
30 periphery of the main historic viewshed from



Figure 3-13: Four granite urns on the upper plaza corners would be managed and maintained as cultural resources and part of the Memorial structure. *CHG*



Figure 3-14: Granite benches on the upper plaza would be managed and maintained as cultural resources. *CHG*



Figure 3-15: Flagpoles would remain in their existing location. *CHG*

31 the north. If trash collection on the upper
32 plaza is absolutely necessary, place trash
33 containers on the south side of the Memorial
34 column, out of the main viewshed.

Zone 2: Visitor Access and Park Administration

Refer to Figure 3-16: Management Zones 2 and 3

This management zone functions as the primary area for visitor services and park administration. It provides a transition between the town center and ferry dock on Put-In-Bay, and the historic core of the park. Local roads providing access to PEVI form the north, east, and west boundaries of this zone and it shares its east boundary with Zone 1. Zone 2 provides vehicular and pedestrian access to the park, including the visitor drop-off at the visitor center and a small amount of associated parking. One portion of this zone, set aside to become the new Peace Garden, extends northwest from Toledo Avenue to Hartford Avenue, providing access to PEVI from DeRivera Park in the town center and the Put-In-Bay dockmaster, accommodating visitors arriving by foot and by ferry and boat.

Features of this zone include the park visitor center with a vehicular drop-off and parking accessed from Delaware Avenue; park headquarters; sidewalks; park interpretation and identification signs; benches and trash/recycling receptacles; path and overhead lighting; scattered shade trees; planted beds of shrubs, annuals, and perennials; and HVAC equipment.

The vision for the treatment of this zone is to provide a gateway that will attract and accommodate visitors to the Memorial through inviting and intuitive wayfinding that emphasizes an approach to the Memorial through the visitor center. Visitors should be attracted to the site first by the view of the Memorial from afar, but as they approach the park, they should be drawn to explore the visitor center and learn about the Battle of Lake Erie and the construction of the Memorial before approaching the Memorial building and ascending to the observation deck.

The rehabilitation approach for these recommendations will accommodate improvements to visitor access to the park and visitor center, expanded interpretation, and new circulation patterns and waysides. The proposed

treatment includes the integration of the visitor experience and interpretation in the landscape of the Peace Garden as a welcoming transition area from the town center to the park. The Peace Garden will provide a sense of entry, and clear orientation and direction to the historic core.

Natural Systems

- Control stormwater run-off from any new impervious surfaces introduced into this zone. Use grass swales, planted filter strips, and other environmentally preferable means for reducing runoff and pollution and promoting stormwater infiltration on-site. Development of the Peace Garden creates an opportunity to utilize and display to the public innovated stormwater management best-management-practices (BMPs).
- Protect all water resources, especially Lake Erie and Put-in-Bay, adjacent to this zone, from any chemical pollution or siltation associated with changes to the site.
- Retain and protect the plant communities associated with the shoreline and the north seawall that provide critical bird and wildlife habitat.

Land Use

- Manage and maintain current land uses for park access, enhancement of the visitor experience, expanded interpretation, opportunities for contemplation, and park administration.
- Develop the open landscape between Hartford Avenue and Toledo Street as a Peace Garden, providing a transition to the park from the town center and the opportunity for expanded interpretation and contemplation for visitors (Figure 3-17).

Spatial Organization

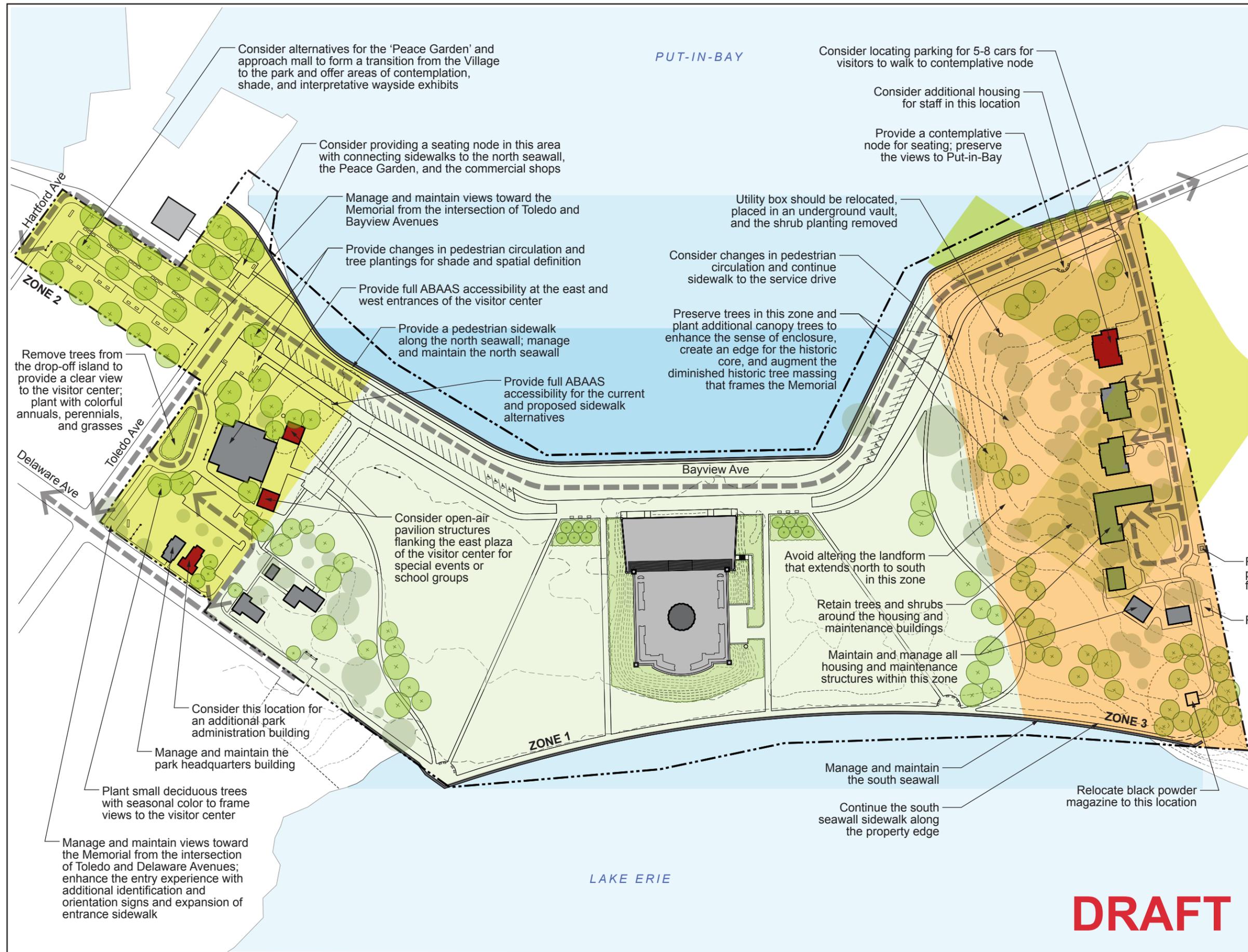
- Design the Peace Garden to function as a physical and visual connection from the edge of the town center at Hartford and Bayview, across Toledo Avenue, to the visitor center

Environmental Assessment and Cultural Landscape Treatment Plan

for

Perry's Victory and International Peace Memorial

February 2018



Legend

- Memorial Park Boundary
- Vehicular circulation
- 2' Contours
- Existing buildings
- Existing structures
- Proposed buildings
- Existing trees

Management Zones

- 1 Historic Core
- 2 Visitor Access/Park Administration
- 3 Park Housing/Maintenance

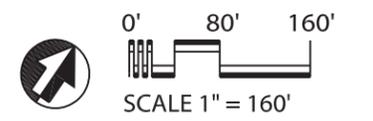


Figure 3-16
Treatment Plan
Management Zone 2
Visitor Access/Park Admin
and
Management Zone 3
Park Housing/Maintenance

DRAFT

Data Sources: Base map based on GIS shapefiles provided to the authors by NPS and supplemented through with aerial photography and other NPS maps



Figure 3-17: The open grass lot between Hartford and Toledo Avenues would be the location of the Peace Garden. *CHG*

1 and, eventually, to the historic core. The Peace
 2 Garden would be a designed open space that
 3 provides pedestrian access to the park, and
 4 opportunities for interpretation and
 5 contemplation. Orientation plazas would be
 6 incorporated in association with the visitor
 7 center as nodes for orientation and direction
 8 to the entrance of the visitor center (Figure 3-
 9 18).

- 10 ■ Incorporate the land owned by the park north
 11 of Bayview Avenue at the intersection with
 12 Toledo Avenue into the park experience.
 13 Provide pedestrian access and a shaded seating
 14 area adjacent to the Dairy Isle ice cream shop
 15 west of the park boundary.



Figure 3-18: The location of the Peace Garden would provide a visual and physical connection to the visitor center from Hartford Avenue. *CHG*

16 **Views and Vistas**

- 17 ■ Eliminate visual distractions that impair the
 18 view to the Memorial column by burying
 19 overhead utility lines along Bayview Avenue
 20 within the park. This is especially critical for
 21 the visitor experience when accessing the park
 22 through the proposed Peace Garden and for
 23 preserving the historic viewshed from Bayview
 24 Avenue.
- 25 ■ Manage and maintain views and vistas to the
 26 Memorial column from the intersection of
 27 Delaware and Toledo avenues for clear and
 28 intuitive wayfinding.
- 29 ■ Manage and maintain views and vistas to the
 30 Memorial from the Peace Garden to the
 31 intersection of Bayview and Toledo avenues
 32 and the expanded orientation plaza near the
 33 visitor center.

34 **Circulation**

- 35 ■ Provide ABAAS-compliant sidewalks
 36 throughout this management zone.
- 37 ■ Provide ABAAS-compliant parking that
 38 connects with accessible pedestrian
 39 circulation. Accessible parking should also be
 40 provided on Hartford Avenue near the
 41 entrance to the Peace Garden.
- 42 ■ Provide a pedestrian sidewalk along the north
 43 seawall within this zone, connecting to the
 44 seating node north of Bayview Avenue. This
 45 sidewalk should continue west along the
 46 seawall as it passes through Zones 1 and 3.
- 47 ■ Match, for new sidewalks, the finish of the
 48 existing sidewalks within the historic core.

49 **Vegetation**

- 50 ■ Remove the multi-trunked river birch trees in
 51 the turnaround island in front of the visitor
 52 center and replace with low plantings to allow
 53 the park sign and the front door of the visitor
 54 center to be fully visible (Figure 3-19).
- 55 ■ Renovate the evergreen shrubs around the
 56 visitor center so that they are allowed to grow



Figure 3-19: River birch trees would be removed to open the viewshed to the visitor center entrance.
CHG



Figure 3-20: Evergreen shrubs adjacent to the visitor center would not be sheared into geometric shapes.
CHG

1 in a natural style (Figure 3-20). The shrubs
2 should be renovated by a trained horticulturist
3 and maintenance staff trained in the proper
4 way to prune. Do not shear.

- 5 ■ Install trees in association with the Peace
6 Garden for shade and definition of nodes of
7 interpretation and contemplation, along
8 circulation routes throughout the zone to
9 provide shade and frame vistas to both the
10 visitor center and the Memorial, and in
11 association with the visitor center to shade
12 parking and define outdoor spaces. Refer to
13 list of trees provided in the vegetation section
14 for Zone 1. Tree selection and placement
15 should be designed by a landscape architect,
16 depending on the proposed location and
17 function of the tree.

- 18 ■ Continue to follow management guidelines
19 currently being used for the park’s turf
20 management plan.
- 21 ■ Preserve trees within this zone with DBH
22 equal to or greater than 3 inches. These trees
23 should be saved as potential roosting habitat
24 for the Indiana bat and the northern long-
25 eared bat. If removal of trees of this size or
26 greater cannot be avoided, removal should
27 occur only between October 1 and March 31.

28 **Buildings and Structures**

- 29 ■ Provide ABAAS-compliant access to and from
30 the visitor center at all public entrances and
31 exits (Figure 3-21).
- 32 ■ Provide at least one open-air pavilion for
33 special event use and a place for gatherings as
34 an alternative to events being held in turf
35 areas, which must then be rehabilitated, and
36 which may not be accessible to wheelchair
37 users. The structure should have electricity for
38 special permit events, such as weddings,
39 graduations, and other reserved private events.
40 Location should be sensitive to viewsheds and
41 avoid intrusion into the historic core.
- 42 ■ Manage and maintain the park headquarters
43 building and expand as recommended.
- 44 ■ Provide a new building for park
45 administration adjacent to the park
46 headquarters building and connect to the
47 existing building as needed. For the new



Figure 3-21: West façade entrance to the visitor center is not compliant with ABAAS standards. CHG

1 building, maintain architectural scale, design,
2 and materials that reflect the character of the
3 existing small buildings within the park and
4 their surrounding town context.

- 5 ■ Manage and maintain the north and south
6 seawalls until such time it is renovated or
7 replaced.

8 **Small-Scale Features**

9 ■ Simplify the design and arrangement of small-
10 scale features in the landscape around the
11 visitor center, the drop-off, and associated
12 parking, including bollard lights, tree stakes,
13 trash and recycling containers, freestanding
14 planting pots, and non-park-purpose-related
15 memorials and signs, to reduce wayfinding
16 confusion and clarify the hierarchy of
17 circulation through the site (Figure 3-22).

18 ■ Replace bollard lights with low path lights
19 spaced 10 to 15 feet apart, which create pools
20 of light that guide the pedestrian from one
21 point to the next. Consider staggering the
22 lights on each side of the path to provide
23 overlapping pools of light. Set the lights
24 slightly back from the walkway and out of
25 accessible routes, and ensure that the fixtures
26 direct light toward the feet instead of upwards
27 (Figure 3-23).

28 ■ Remove the monument to the Grand Lodge of
29 Ohio from the turnaround island and display
30 in the visitor center (Figure 3-24).

31 ■ Simplify and enhance the park entrance area
32 along Toledo Avenue to direct visitors to the
33 visitor center.

34 **Zone 3: Park Housing and** 35 **Maintenance**

36 *Refer to Figure 3-16: Management Zones 2 and 3*

37 This management zone forms the eastern portion
38 of the park and contains staff residences, storage
39 associated with interpretation, the black powder



Figure 3-22: Small-scale features in the vicinity of the visitor center would be reduced and organized to prevent visual clutter. CHG



Figure 3-23: Bollard lights associated with the visitor center would be replaced with low path lights spaced 10 to 15 feet apart. CHG



Figure 3-24: The Grand Lodge of Ohio Monument would be displayed in the visitor center. CHG

Treatment Plan

1 magazine, collections, and a maintenance facility.⁷
2 Most features in this zone are located on a plateau
3 formed atop a small knoll that extends north to
4 south at its western edge; the zone has the highest
5 elevations within the park. There are numerous
6 trees within this zone that continue to fulfill the
7 goals for the landscape design of 1924, which
8 included using masses of trees along the east
9 boundary to create an enclosed space that framed
10 the horizontal planes of the plazas and lawns.
11 Although none of the trees date to the period of
12 significance for the historic site, the pattern of
13 masses of trees intended to frame the view of the
14 Memorial remains somewhat discernable.

15 Features of this zone include the combined
16 maintenance/collections/storage facility, one- and
17 two-story residential structures to house staff, a
18 centralized parking area, and a driveway that
19 extends from Bayview Avenue. These features sit
20 atop a low plateau that rises above the flat, open
21 grounds of Zone 1. Structures include a low-
22 walled concrete block structure used to store
23 black powder for living history demonstrations, a
24 dumpster with a wood screen, utility boxes, and a
25 concrete pad for trailer parking. An expanse of
26 mowed lawn with scattered trees extends from the
27 building cluster. Associated with the residences
28 are scattered ornamental trees and shrubs, and
29 planted beds of annuals and perennials.

30 The vision for the treatment of this zone is to
31 support staff needs for housing and efficient
32 maintenance and management of the park. The
33 rehabilitation approach will accommodate
34 necessary improvements to existing facilities and
35 or the addition of new structures for staff housing,
36 interpretation storage, maintenance bays and
37 storage, and black powder storage.

38 Overall management goals for this zone that
39 support this vision include the addition of a
40 separate structure for black powder storage
41 located at least 75 feet from occupied buildings, a
42 separate storage facility for interpretive equipment
43 and tools, and additional staff housing. Other

44 management goals include the maintenance of the
45 expanse of lawn that covers most of this zone and
46 the stands of trees that contribute to the definition
47 of the east boundary of Zone 1.

48 **Natural Systems**

- 49 ■ Control stormwater run-off from any new
50 impervious surfaces introduced into this zone
51 using grass swales, planted filter strips, and
52 other environmentally preferable means for
53 reducing runoff and pollution and promoting
54 stormwater infiltration on-site.
- 55 ■ Protect all water resources, especially Lake
56 Erie and Put-in-Bay, adjacent to this zone,
57 from any chemical pollution or siltation
58 associated with changes to the site.
- 59 ■ Retain and protect the plant communities
60 associated with the shoreline and the north
61 and south seawall which provide critical bird
62 and wildlife habitat.

63 **Topography**

- 64 ■ Minimize soil disturbance and grading when
65 introducing new site developments such as
66 parking, pedestrian circulation, and new
67 structures.
- 68 ■ Avoid altering the landform of the rolling
69 landscape within this zone. Most features in
70 this zone are located on a plateau formed atop
71 a small knoll that extends north to south at the
72 western edge of the management zone. The
73 zone has the highest elevations within the park
74 (Figure 3-25).

75 **Land Use**

- 76 ■ Manage and maintain land uses for
77 maintenance, housing, storage, and large
78 vehicle parking.

7 The park collections are to be moved to a mainland location in the future.



Figure 3-25: Plateau and changes in elevation are apparent in the landscape of this zone. *CHG*

1 **Spatial Organization**

- 2 ■ Preserve, manage and maintain the patterns of
3 open and enclosed space in this zone adjacent
4 to the historic core. The sense of openness in
5 the historic core is defined by patterns of
6 enclosing masses of trees at the western edge
7 of this zone.
- 8 ■ Plant additional trees in informal groupings
9 along the north/south topographical transition
10 within this zone to reinforce the sense of
11 spatial enclosure along the western edge and
12 enhance the openness of the historic core.

13 **Views and Vistas**

- 14 ■ Create an observation point at the top of the
15 knoll where there is a broad viewshed over
16 Put-in-Bay.
- 17 ■ Minimize impacts to the viewshed of the
18 neighbor to the east of the entrance driveway
19 to the Memorial and Put-in-Bay.
- 20 ■ Preserve, manage and maintain the viewshed
21 to the west from the staff residences toward
22 the Memorial and Put-in-Bay.

23 **Circulation**

- 24 ■ Provide a sidewalk from the service driveway
25 that runs parallel to Bayview Avenue and
26 connects this zone to Zone 1.
- 27 ■ Provide the observation point mentioned
28 above with shade, parking, and seating.

- 29 Provide limited parking on Bayview Avenue
30 and/or a small, 5-8-space parking area off the
31 service area driveway immediately south of
32 Bayview Avenue.

- 33 ■ Add a contemplative node along south
34 seawall.

35 **Vegetation**

- 36 ■ Plant additional trees along the western
37 boundary in informal groupings to reinforce
38 the sense of spatial enclosure and the
39 openness of Zone 1.
- 40 ■ Provide additional trees near proposed black
41 powder magazine to provide a loose screen.
- 42 ■ Continue to follow management guidelines
43 under use in the park's turf management plan.
- 44 ■ Preserve trees within this zone with DBH
45 equal to or greater than 3 inches. These trees
46 should be saved as potential roosting habitat
47 for the Indiana bat and the northern long-
48 eared bat. If removal of trees of this size or
49 greater cannot be avoided, removal should
50 occur only between October 1 and March 31
51 (Figure 3-26).



Figure 3-26: Large trees in this zone would be preserved. *CHG*

52 **Buildings and Structures**

- 53 ■ Provide a new black powder storage facility
54 with a 75-foot buffer from other buildings in
55 this zone.

Treatment Plan

- 1 ▪ Convert the existing black powder storage
2 facility into a storage shed for maintenance
3 equipment and tools.
- 4 ▪ Provide an additional single-family staff
5 residence north of the maintenance complex
6 that matches the existing single-family
7 residences.

8 **Small-scale Features**

- 9 ▪ Provide site furnishings, such as benches and a
10 trash receptacle in the proposed
11 contemplative node. Chose furnishings based
12 on the site furnishings guide.

13 **Design Concept Alternatives**

14 **Introduction**

15 Using the treatment plan as the basis for an
16 approach to resource management, the visitor
17 experience, and interpretation at Perry’s Victory
18 and International Peace Memorial, this section
19 illustrates design concepts for implementing
20 treatment recommendations and program
21 elements as defined through the goals and
22 objectives of the park. This section begins with the
23 identification of site opportunities and constraints
24 that lay out the challenges presented by the site in
25 considering conceptual design. This is followed by
26 a description of the concept alternatives presented
27 here and evaluated further in the attached
28 environmental assessment.

29 **Opportunities and Constraints**

30 **Opportunities**

31 Following the rehabilitation approach
32 recommended in the treatment plan, there is an
33 opportunity to develop compatible uses
34 throughout the park, including Zone 1, the historic
35 core, through repair, alterations, and additions,
36 while preserving those portions or features that
37 convey its historical, cultural, or design values.
38 Other opportunities include:

- 39 ▪ Experience by visitors of a clear transition
40 from the surrounding community to the park,
41 including a distinct park entrance at Hartford

42 Avenue, and from the intersection of Delaware
43 and Toledo avenues;

- 44 ▪ Entrance for visitors through the Peace
45 Garden, which would extend from Hartford
46 Avenue to Toledo Avenue;

- 47 ▪ Expanded cultural and natural resource
48 interpretation, educational programs, and
49 special events;

- 50 ▪ Full ABAAS access for pedestrian circulation
51 and parking throughout the park and access to
52 all buildings and structures open to the public,
53 including the Memorial plazas; and

- 54 ▪ Visitor amenities within expanded circulation
55 that integrate the cultural landscape into the
56 visitor experience.

57 **Constraints**

- 58 ▪ A high-water table exists throughout much of
59 the landscape and would limit the extent and
60 type of features or land use to be developed
61 within the park;

- 62 ▪ Due to the location of the park on South Bass
63 Island, storms and subsequent flooding
64 occasionally threaten the condition and
65 integrity of contributing features;

- 66 ▪ The existing visitor center lacks a strong
67 identity and visual connection from the village
68 as visitors approach the park on Delaware and
69 Bayview avenues;

- 70 ▪ Challenges to ABAAS compliance exist in the
71 park, including lack of wheelchair access to
72 the Memorial plazas or to the elevator that
73 provides access to the view on the observation
74 platform. In addition, the park needs updates
75 to other facilities, particularly the visitor
76 center and its exhibits, to realize the goal of
77 universal accessibility; and

- 78 ▪ There is limited parking for vehicles and golf
79 carts within the park boundaries.

1 **Concept Alternatives**

2 *Refer to Figure 3-27: Concept A and 3-28: Concept B*

3 Based on recommendations presented above, two
4 design concepts were developed. The concepts
5 provide contrasting methods of implementation of
6 similar treatment recommendations. Within a
7 framework of rehabilitation, the concept
8 alternatives possess several commonalities in
9 approach. Significant characteristics of the historic
10 landscape would be preserved while adapting the
11 site to meet contemporary needs and park
12 management objectives. Significant commonalities
13 include:

14 Enhancement of the visitor experience by creating
15 a sense of entrance and welcome to the park
16 through the development of the Peace Garden,
17 and additional opportunities for engagement with
18 the park through interaction with, and
19 interpretation of, both cultural and natural
20 resources;

- 21 ■ Provisions of wheelchair access to the
22 Memorial plazas, the visitor center, and the
23 park-wide pedestrian circulation system;
- 24 ■ Facilitation of enhanced visitor experience of
25 the park through the expansion of circulation
26 options, a plaza and pavilions for expanded
27 programming and events, visitor nodes for
28 seating and enjoyment of viewsheds, and
29 expanded interpretation of visitor center
30 exhibits and strategically located wayside
31 exhibits;
- 32 ■ Addition of new administrative building and
33 staff housing;
- 34 ■ Addition of expanded parking along Bayview
35 Avenue;
- 36 ■ Addition of a new black powder storage
37 facility and access path; and
- 38 ■ Installation of new tree plantings along the
39 east and west edges of the historic core
40 boundary to augment existing trees, creating a

41 more defined enclosure of the historic core
42 landscape.

43 **Concept A**

44 This concept focuses on preserving the spatial
45 qualities of the historic Beaux-Arts style designed
46 landscape, that is, the flat, open landscape
47 punctuated with the vertical column of the
48 Memorial, while introducing a new, curvilinear,
49 pedestrian circulation system that maintains a
50 strong, symmetrical pattern. Curvilinear paths
51 have been used this way in many Beaux-Arts style
52 landscapes to provide a transition between a
53 formal centerpiece like the Memorial to the more
54 informal landscape. The proposed path system
55 would not retain any of the existing sidewalks
56 except along the south seawall. This design has the
57 advantage of delineating distinct landscape spaces
58 for outdoor programs and passive recreational
59 activities.

60 **Concept B**

61 This concept retains most features of the designed
62 historic landscape of the historic core, with its
63 strong expression of the Beaux-Arts style in the
64 formal and symmetrical relationship of
65 architecture to the landscape and its historic
66 spatial character. It proposes the addition of two
67 new walkways that parallel the Memorial terrace
68 walls, which were part of the original Freedlander
69 concept for the Memorial grounds. Curvilinear
70 paths are proposed on the east and west
71 boundaries of the historic core provide visitors
72 with a more informal connection from the historic
73 core to other park features and areas.

