



CITY OF OREGON CITY

# Willamette Falls Legacy Project

CULTURAL LANDSCAPE/CULTURAL RESOURCE REPORT



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SAN ANTONIO

February 2, 2015

Christina Robertson-Gardiner, Planner  
Oregon City Economic Development  
625 Center Street  
Oregon City, OR 97045

*Re: Willamette Falls Legacy Project Cultural Landscape/Cultural Resource Report*

Dear Ms. Robertson-Gardiner and Selection Committee Members:

If Oregon has a "genius loci", an ancient Roman concept about spirit of place, it would be embodied at Willamette Falls. Alexander Pope, the 18th century English poet, translated this ancient Roman concept into what we understand today -- that some places have a spirit impossible to ignore, which emanates an almost palpable energy attracting people generation after generation. Recognizing, understanding and respecting a place's genius loci is critical for future planning so that it's spirit comes through in new ways.

This site--consisting of multiple layers of history for our region and our state--is about many things. It's about **our people and stories**: the American Indians, the early settlers and industrialists, our workers and their families. It's about **our natural history and resources**: the Columbia Basalt Flows that poured from eastern Washington over Oregon on their way to the Pacific Ocean, the Missoula Flood that followed an ice dam breach giving us our rivers, valleys and these Willamette Falls. It's about **sustenance**: fishing for salmon, harvesting lamprey, providing hydropower and electricity, having jobs with sustaining wages. It's about **gathering**: coming together as members of an Indian nation, as a community, as a place for visitors to understand the Oregon legacy and what has drawn people here, to this specific place, for centuries.

The efforts of project partners over the last few years prove that many recognize the importance of the Willamette Falls site to Oregon City, the region, tribes, our state and nation. Understanding what all the historic layers are and how they can be incorporated into the site's future design rests on the rigorous collection of that knowledge and the effective communication of it through the development of a Cultural Landscape/Resource Report to the Riverwalk Design Team.

We are and always have been innovators in the state of Oregon. The fact that we are committing to the challenging task of revealing and honoring our complex story attests not only to the compelling of the Falls, but also to our character. The process of developing a Cultural Landscape/Resource Report respects and supports that task and will allow this place's spirit to strengthen its light and burn bright again.

On behalf of the MIG Team, I am pleased to submit our proposal to assist Oregon City and its project partners with the Willamette Falls Legacy Project's Cultural Landscape/Cultural Resource Report (CLR). Our team possesses unparalleled experience with cultural landscape research and analysis, interpretation, interpreting the Secretary of the Interior's Standards for how to enhance a site's story and historic character while embracing contemporary design. We have national experience coupled with deep local roots, an ideal combination for a site such as Willamette Falls.

- Our staff can be dedicated to this project throughout its duration and we've built in redundancy on our team to ensure that someone will always be available to the client and design team.
- Our firm has successfully completed multiple projects with similar public agencies or non-profits including the City of Lake Oswego, Metro, Washington Place Foundation and Lord & Schryver Conservancy.
- Our team has completed multiple CLRs that included period plans within the last five years including: Gaiety Hollow CLR, Washington Place CLR and Civic Center Cultural Landscape Inventory; and we've completed projects with critical ethnographic components including Tolay Lake, a centuries old sacred site in California, and Portsmouth Square which is the primary gathering space for Chinese-Americans in San Francisco.
- Our team meets and exceeds The Secretary of the Interior's Professional Qualifications Standards for History, Architectural History and Landscape Architectural History.

As a MIG principal and director of the Portland office, I will represent MIG in any negotiations, and am authorized to bind MIG in contractual matters. MIG CEO Daniel Iacofano will sign any contract that may result from this proposal.

We offer a creative and flexible team that will work with you collaboratively and look forward to the opportunity to present our approach and team members to you in person.

Please contact me or Project Manager Laurie Matthews at any time at 503-297-1005 or [laurens@migcom.com](mailto:laurens@migcom.com) | [lauriem@migcom.com](mailto:lauriem@migcom.com). Thank you for your consideration.

Sincerely,



Lauren Schmitt, ASLA, AICP  
Principal, MIG, Inc.

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## Team Capabilities

### MIG

Since it was founded in 1981, **MIG, Inc.** (MIG) has focused on planning, designing and sustaining environments that support human development. Our staff of 190 professionals has assisted public, private and nonprofit organizations throughout the country in projects that enhance community livability, support revitalization and connect people with places. MIG embraces inclusivity and encourages community and stakeholder interaction in all of our projects. For each endeavor, our approach is strategic, context-driven and holistic, addressing social, political, economic and physical factors to ensure our clients achieve the results they want.

We approach each project from the standpoint of building collaborative frameworks that include multidisciplinary professionals working side-by-side with clients, users and communities. At MIG, every project is viewed as a new opportunity to apply our expertise, but also to learn new approaches and techniques. Our work is characterized by a dedication to quality and creativity, a flexible approach and a commitment to completing projects on time and within budget.

MIG, is a woman-owned business with offices in Portland and Eugene, Oregon; Berkeley, Menlo Park, Kenwood, Davis, Fullerton, Pasadena, Riverside and San Diego, California; Boulder, Colorado; Raleigh, North Carolina; Pleasantville, New York; and San Antonio, Texas.

### URS/AECOM

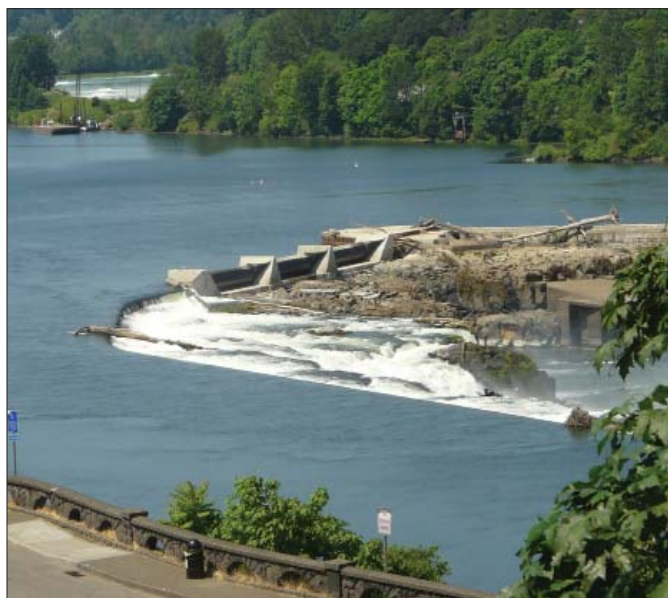
URS provides comprehensive environmental services to public and private sector clients—from environmental assessments, permitting, compliance audits, and air quality studies to waste management, site remediation, decommissioning and closure. URS/AECOM retains a local staff of well qualified architectural historians and archaeologists that meet the Secretary of the Interior’s Professional Qualification Standards under 36 CFR Part 61. They have completed several multiple property nominations and completed Section 106 reviews for dozens of historic properties. Dr. Kirk Ranzetta who will lead the research and investigations of the buildings within the site, is the former National Register Coordinator for the State of Oregon.

### CULTURAL LANDSCAPE PRESERVATION

MIG has specific resource area expertise in cultural landscape preservation planning and design for a variety of landscape types including historic designed landscapes, historic sites and vernacular landscapes. We employ rigorous methods of research and documentation and senior members of our team meet the Secretary of the Interior’s Professional Qualifications Standards. Our work is guided by the principle that landscape preservation requires managing rather than halting change. Project types include Cultural Landscape Reports, Master Plans, Cultural Landscape Inventories, and National Historic Preservation Act/National Environmental Protection Act Section 106 Compliance.

### GRAPHIC DESIGN AND COMMUNICATIONS

MIG provides high-quality, written and graphic materials to document planning and design processes, create outreach and informational materials, and develop training and implementation tools. We produce attractive and easy-to-understand documents to help communicate complex concepts and issues to a wide range of audiences. Our experience includes brochures, poster plans, period plan presentations, clickable PDF files, and others. Our media and communications work crosses all media: print, Internet, video, and multimedia.



## Project Team

Our team has incredible depth and breadth of experience, critical for a project possessing layers of history important to our region, people and place in our nations' history.

We are not just historic preservation professionals who have completed projects involving cultural landscapes, we specialize in this work and understand the complexities and nuances associated with it. Our team maximizes collaboration, creativity, and responsiveness, and allows for the most appropriate use of individual specialties.

**Laurie Matthews**, who will serve as the lead and project manager, has over 15 years of specialized national and local experience with cultural landscape preservation planning and design. Prior to joining MIG seven years ago she worked for the National Park Service's Olmsted Center for Landscape Preservation.

**Robert Z. Melnick**, a recognized national leader in cultural landscape preservation, was at the forefront of establishing this specialty in its early years and continues to lead the profession's foray into current issues. His most recent grant funded research is exploring the effect of climate change on cultural landscapes in National Parks.

**Kirk Ranzetta** has over nineteen years of private, public, and non-profit sector experience in cultural resource management, historic preservation, and environmental permitting.

These thought and practice leaders are supported by a staff of research, writing and graphics professionals who are well versed in the methodology of this work and are continually pushing innovation in cultural landscape planning, design and interpretation.

Laurie Matthews will lead the project and be the main point of contact for the client and for the Riverwalk design team once they are chosen. Following years of experience on dozens of similar projects, she understands how best to manage staff resources to maximize efficiencies, ensure there is always someone available for the client, and communicate key issues associated with the site.

## Laurie Matthews, ASLA

### PROJECT MANAGER

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Laurie Matthews is a cultural landscape planner and designer with a diverse range of design, planning and research experience. She has interpreted and applied The Secretary of the Interior's Standards and National Register of Historic Places guidelines to dozens of historic properties including such iconic places as Hearst Castle, Yosemite National Park, Ellis Island, Lincoln Cottage, and Washington Place. Ms. Matthews has developed design solutions, completed critical research and analysis, worked with stakeholders for complex projects including many master plans and cultural landscape reports across the United States and in her native state of Oregon. Her work has garnered many national and regional awards and she frequently speaks at national conferences on historic preservation and design. She currently serves as the Historic Landscape Survey (HALS) representative and President Elect of Oregon ASLA.

### EDUCATION

- Master of Landscape Architecture, University of Oregon
- Bachelor of Landscape Architecture, University of Oregon
- Bachelor of Arts, Fine Arts, Lewis & Clark College

### RELEVANT EXPERIENCE

- Hearst San Simeon State Historical Monument Cultural Landscape Report, *San Simeon, California*
- Lord & Schryver Home Garden Cultural Landscape Report, *Salem, Oregon*
- Dorris Ranch Living History Farm Master Plan Update, *Springfield, Oregon*
- Washington Place Cultural Landscape Report, *Honolulu, Hawaii*
- Mendocino Woodlands Cultural Landscape Report, *Mendocino, California*
- Shaker Village Cultural Landscape Report, *New Lebanon, New York*
- John Jay Estate/Marshlands Conservancy Cultural Landscape Report, *Rye, New York*
- Oliver H. Kelley Farm Cultural Landscape Report and Master Plan, *Elk River, Minnesota*



## Robert Z. Melnick, FASLA

SENIOR CULTURAL RESOURCES SPECIALIST

Robert Z. Melnick is a nationally-recognized expert in cultural landscape evaluation and historic landscape preservation planning. A Fellow of the American Society of Landscape Architects, he has published widely on theoretical and practical issues relating to cultural and historic landscapes. He has served as lead and consultant for projects in states across the country, including Oregon, Hawai'i, California, Iowa, Texas, Kentucky, Pennsylvania and New Jersey. Mr. Melnick's written works and professional projects have received numerous national awards, and regularly lectures at universities and professional meetings. He's currently focusing his research on the effects of climate change on cultural landscapes.

### EDUCATION

- Master of Landscape Architecture, State University of New York, Syracuse
- Bachelor of Arts, American History, Bard College

### RELEVANT EXPERIENCE

- Washington Place Cultural Landscape Report, *Honolulu, Hawaii*
- Oregon Department of Forestry Cultural Landscape Assessment, *Salem, Oregon*
- Mendocino Woodlands Cultural Landscape Report, *Mendocino, California*
- Dorris Ranch Living History Farm Master Plan Update, *Springfield, Oregon*
- Lord & Schryver Home Garden Cultural Landscape Report, *Salem, Oregon*
- Sutro Historic District Cultural Landscape Report, *San Francisco, California*
- Deepwood Estate Historic Landscape Report, *Salem, Oregon*
- Reed College Campus Heritage Plan, *Portland, Oregon*
- Yosemite Valley Cultural Landscape Report, *Yosemite National Park, California*
- The Presidio Cultural Landscape Planning Project, Golden Gate National Recreation Area, *San Francisco, California*

## Kirk Ranzetta, PhD

SENIOR ARCHITECTURAL HISTORIAN

Kirk Ranzetta has over nineteen years of private, public, and non-profit sector work experience in cultural resource management, historic preservation, and environmental permitting. He has extensive experience in the Pacific Northwest, Intermountain West, Midwest, and Mid-Atlantic regions managing, technically reviewing/editing, and completing NHPA/NEPA documents for a wide range of state and federal agencies. Kirk also has an established knowledge of the Secretary of the Interior's Standards for the Treatment of Historic Properties. Multi-agency and tribal consultation, coordination, and programmatic agreements developed under Section 106 of the NHPA are also a specialty.

### EDUCATION

- Doctorate, Urban Affairs and Public Policy, University of Delaware, Newark
- Master of Arts, Urban Affairs and Public Policy, University of Delaware, Newark
- Bachelor of Arts, Historic Preservation, Mary Washington University, Virginia

### RELEVANT EXPERIENCE

- Cascade Crossing Transmission Line Section 106 Review, *Morrow, Gilliam, Sherman, Wasco, Clackamas, and Sherman counties, Oregon*
- Boardman-Hemingway Transmission Line Section 106 Review, *Washington, Oregon and Idaho*
- Wahiawa Reconnaissance Level Survey, Hawai'i State Historic Preservation Division, *Wahiawa, Oahu*
- Oak Hills Historic District National Register Nomination, *Beaverton, Oregon*
- Irvington Neighborhood Historic District National Register Nomination and RLS Survey Project, *Portland, Oregon*
- Portland Public Schools Historic Building Assessment, *Portland, Oregon*
- U.S. Highway 101 Historic Context, Oregon Department of Transportation, *Oregon coast*
- Oregon Department of Transportation Historical Resources On-call (*Region 1 and Statewide*)

## Project Approach

We approach this work with a rigorous process that reviews primary and secondary resources, collaborates with people who have knowledge about the site and its history, and identifies key questions early on to provide focus for the investigative phase and work products. We understand that this approach is critical to develop a solid base of understanding about a historic site that can be used by designers, architects, and interpreters to tell stories and engage people with place, and help future researchers to build on our work for their own endeavors. In addition, we understand how critical it is to develop products that are well sourced, provide information that is easy to access, and clearly communicate the key elements of a cultural landscape's character-defining features and story.

To that end, we have developed a methodology and set of customized tools that have proven to be effective for our team and our clients on dozens of similar projects. These include a searchable and sortable chronology that is created in a widely used software program and a set of period plans which are an effective graphic representation of the research that is gathered through narrative and image sources. However, each historic site is unique which requires flexibility and can often spur innovation. Willamette Falls is just the type of site where our team can build on our proven approach, customize aspects of it and innovate to meet the site's and project's needs. We embrace projects that require that.

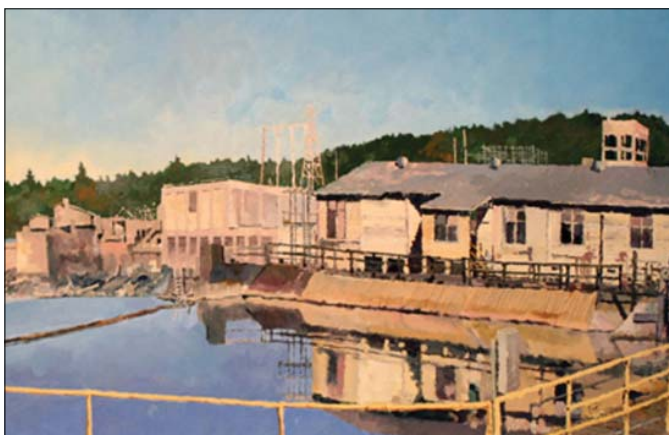
We have used this approach, methodologies and tools on projects with the same set of tasks and deliverables that are outlined in the RFQ's detailed scope of work. In essence, our approach is a perfect match for this project's scope including its tasks, deliverables and timeline.

In our experience, when a Cultural Landscape Report is being completed to inform an ongoing design process there are three critical issues that are key to the success of the project and it's process. One, that the CLR be started in time so that it can be far enough along to ensure that key information is available to the design team. Two, that those who are primarily responsible for the development of the CLR are involved in discussions with the design and construction team, especially in terms of framing a range of options for how to illuminate a site's history while also encouraging contemporary design. Three, that the CLR meets the standards and guidelines established by the National Park Service so it can effectively address compliance with the National Historic Preservation Act through a Section 106 review. Our project approach ensures that these key issues are paramount to the process.



## Scope of Work

PROJECT PHASES	BUDGET
<b>Phase 1</b> (February 2015-July 2015)  Preliminary Cultural Resource/ Cultural Landscape Report  <i>Task Items 1.1-1.9</i>	up to \$80,000
<b>Phase 2</b> (July 2015-December 2016)  Provide assistance through the schematic and construction drawing phases of the Riverwalk. Review and potential contribute content for the interpretive plan, a deliverable of the Riverwalk Consultant team. Coordinate and assist city staff and Consultant team on issues relating to Section 106 documentation requirements.	up to \$50,000
<b>Phase 3</b> (January 2017-December 2017)  Provide guidance during the construction phase. Coordinate and assist city staff to submit all required Section 106 documentation required for construction permits.	up to \$20,000
<b>Total Budget</b>	<b>up to \$150,000</b>



### PROJECT GOALS

1. Review the historic materials that have been gathered to date which primarily focus on the historic buildings and social history, complete targeted research at various local and state archives and repositories and through online sources to fill knowledge gaps pertaining to the cultural landscape historical development, and identify any gaps that continue to persist, but are outside the scope and budget of this project to reasonably complete.
2. Using the information gathered during the research phase, develop an illustrated chronology/site history that is rich with historic photographs and illustrations and is supplemented by historic era plans. The historic era plans will depict site elements (buildings, natural features, land use, vegetation, circulation, small-scale features, etc.) as they existed at a particular era in time which is evident through the historic materials that have been compiled, reviewed and analyzed.
3. Present the information in a way that can be easily used and incorporated into future site design plans and interpretive components for Willamette Falls.
4. Focus primarily on the area addressed in the Willamette Falls Framework Plan, but will look beyond that at a contextual level as well to document historic and cultural events and development patterns that occurred within the Willamette Falls basin, which extends northwest to the Willamette Falls Canal and Locks, southwest to the Willamette Falls and railroad spur, southeast to the bluff, and northeast to the Oregon City Arch Bridge.

### PHASE ONE

#### Task 1.1: Research: Review Existing, Gather New, and Identify Gaps

MIG will begin by reviewing the extensive research that has been completed to develop a deeper understanding of the cultural landscape's evolution and start identifying gaps in the historical materials so that targeted new research can be completed through local and state repositories and national online sources. MIG will develop a research plan, including a targeted list of repositories for review by Oregon City and Metro prior to completing extensive new research to ensure that the team is exploring fruitful new areas of research. Research will be completed through the identified and agreed upon sources and will be focused on uncovering information and images that help piece together the cultural landscape's historic development. Oral interviews and general stakeholder outreach to key leaders within the academic and professional historic fields

will be included in the final scope of this task. Metro and Oregon City will review the research plan and draft chronology/bibliography and develop a set of clear directions for moving forward with targeted research and providing any feedback on information that has been gathered to date in the chronology. Following receipt of the consolidated direction and comments, MIG will meet with Metro and Oregon City to finalize the Research Plan and to begin to discuss which historic eras will be depicted in the historic era plans. Following receipt of the consolidated comments, MIG will meet with Metro and Oregon City to discuss and clarify any comments that require further elaboration. Oregon City has agreed to take meeting notes and distribute them to the team.

**Task 1.1 Deliverables:** Research Plan and Draft Chronology and Bibliography (in Excel)

**Estimated Timeframe:** 1 month

### Task 1.2: Develop Methodology and Report Outline

MIG will develop a narrative that outlines the methodology used to complete the research, develop the cultural landscape chronology and historic era plans so there is clarity in terms of how the information was gathered and used to develop an understanding of the cultural landscape's evolution. This will include a section on how archaeological confidentiality issues were addressed as part of this effort. An outline of the report, with proposed historic eras outlined, will also be developed at this stage for review and comment. Metro and Oregon City will review the draft methodology and report outline and develop a consolidated set of juried comments, meaning that conflicts between reviewers will be addressed and clear direction for changes or edits will be provided to MIG. No meeting is needed following the review of these deliverables.

**Task 1.2 Deliverables:** Draft Methodology and Report Outline

**Estimated Timeframe:** 2 weeks

### Task 1.3: Develop Illustrated Cultural Landscape Chronology

Narrative information, gathered through the research process, will be entered into a customized excel spreadsheet developed primarily for cultural landscape projects, which can be sorted by landscape characteristic,



source and date. This tool is used primarily to develop the cultural landscape chronology, but can be used by future researchers, planners and designers involved with the site. Graphic information (historic images, maps, drawings, plans) will be scanned and organized by date and source. This task is completed alongside the research associated with Task 1.1.

**Task 1.3 Deliverables:** See Task 1.5

**Estimated Timeframe for Tasks 1.3 -1.5:** 2.5: 3 months

### Task 1.4: Develop Historic Era Plans

Using the narrative and graphic information gathered during task 1.1 and 1.2, and a digital base plan provided by Metro (see below for more details), MIG will develop up to four historic era plans for Willamette Falls that will depict the elements in place (buildings, natural features, land use, vegetation, small-scale features, circulation, etc.) at the end of each particular era. MIG will work with Metro to determine which eras/dates to choose prior to developing the historic era plans. The illustrated cultural landscape chronology (see task 1.2) will be written to correspond to the eras which are depicted in the historic era plans. Metro will provide MIG with a digital site plan (GIS, ACAD, and/or Illustrator) and recent high resolution aerial photograph to use as the base for developing the historic era plans. MIG will supplement this with a half-day site walk that will focus on reviewing the extant site. The budget for this portion of the task assumes that the base map will require little to no clean-up or additional line work.

**Task 1.4 Deliverables:** See Task 1.5

**Estimated Timeframe for Tasks 1.3 -1.5:** 2.5: 3 months



### Task 1.5: Draft Cultural Landscape Report

MIG will develop a draft Cultural Landscape Report which serves as the compilation of elements developed in tasks 1.1 – 1.4. It will include an illustrated chronology focused on the cultural landscape's evolution that is complemented by historic photographs, maps and illustrations that exemplify the site's development and punctuated by historic era plans that tie the narrative and historic images together. Metro and Oregon City and other partners in the process will review the Draft Cultural Landscape Report and develop a consolidated set of juried comments, meaning that conflicts between reviewers will be addressed and clear direction for changes or edits will be provided to MIG. Following receipt of the consolidated comments, MIG will meet with Metro and Oregon City to discuss and clarify any comments that require further elaboration. Oregon City has agreed to take meeting notes and distribute them to the team. MIG will incorporate comments and edits into a Final Draft Cultural Landscape Report.

**Task 1.5 Deliverables:** Revised Methodology, Draft Chronology that is supported by historic photographs, plans and graphics, Historic Era Plans

**Estimated Timeframe for Tasks 1.3 -1.5: 2.5:** 3 months

### Task 1.6: Case Studies and Preliminary Recommendations

This section of the report will look at compelling case studies and provide initial recommendations for treatment and interpretive guidelines for the Riverwalk Schematic design process.

**Task 1.6 Deliverables:** See Task 1.7

**Estimated Timeframe for Tasks 1.3 -1.5: 1 month**

### Task 1.7 Final Draft Cultural Landscape Report

Following incorporation of the edits, MIG will submit a Final Draft Cultural Landscape Report for review. Metro and Oregon City will review the Final Draft Cultural Landscape Report and develop a consolidated set of juried comments, meaning that conflicts between reviewers will be addressed and clear direction for changes or edits will be provided to MIG. Following receipt and review of the consolidated comments, MIG will meet with Metro and Oregon City to discuss and clarify any comments that require further elaboration. Oregon City has agreed to take meeting notes and

distribute them to the team. MIG will incorporate comments and edits into a Final Cultural Landscape Report.

**Task 1.6 Deliverables:** Final Draft Cultural Landscape Report

**Estimated Timeframe:** 1 month

### Task 1.8 Final Cultural Landscape Report

Following incorporation of the edits, MIG will submit a Final Cultural Landscape Report to Metro and Oregon City.

**Task 1.7 Deliverables:** Final Cultural Landscape Report

**Estimated Timeframe:** 1 month

### Task 1.9: Client Meetings and Coordination

MIG will meet with Metro and Oregon City representatives on three occasions following major deliverables which correspond to decision points after completion of Tasks 1.1, Tasks 1.3-1.5, and Task 1.6, and have as-needed conference calls with the Metro project manager during the project. This task includes contract set-up, scheduling and invoice review and approval.

**Task 1.8 Deliverables:** Meetings/Conference Calls, Project Schedule, and Monthly Invoices

**Note for Deliverables:** Please note that all deliverables will be sent to Oregon City digitally via email or ftp. We are not including any budget for printing deliverables.

### PHASE 2 (July 2015-December 2016)

MIG will provide assistance through the schematic and construction drawing phases of the Riverwalk. Review and potentially contribute content for the interpretive plan, a deliverable of the Riverwalk Consultant team. Coordinate and assist city staff and Riverwalk Consultant team on issues relating to Section 106 documentation requirements. Task items for this scope will be refined with the chosen Consultant team in May 2015.

### PHASE 3 (January 2016-December 2017)

MIG will provide guidance during the construction phase. Coordinate and assist city staff to submit all required Section 106 documentation required for construction permits. Task items for this scope will be refined with the chosen Consultant team in May 2015 and at the beginning of the construction phase.

The MIG Team has developed a preliminary budget for the Willamette Falls Legacy Project Cultural Landscape/Resource Report based on our understanding of the scope of work, but we anticipate working closely with Oregon City and the project's partners to revise and tailor the budget to ensure that it reflects your needs, resources and goals. This is especially true of phases two and three whose scope will need to be refined once a design team is chosen for the Willamette Falls Riverwalk Design.

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## Support Information

### PORTSMOUTH SQUARE HISTORIC RESOURCES EVALUATION

*San Francisco, California*

MIG completed research, site documentation and evaluated Portsmouth Square's character-defining features in relationship to established and potential historic eras of significance beginning in the mid-19th century with the settlement of what is now San Francisco to the mid-20th century, an era commonly referred to as mid-century modern, in order to clarify the site's relationship to those eras and determine if the site retained integrity.

Portsmouth Square, located in Chinatown, is not listed as a site or part of any local, state or national registers of historic places. Though the Chinatown Historic District was determined eligible in 1997 through a Determination of Eligibility completed by the U.S. Housing and Urban Development, Portsmouth Square was not included and questions remained regarding its relationship to that historic district.

In addition to researching the site's history and evaluating cultural landscape features that had not previously been evaluated, two primary issues were investigated as part of this Historic Resource Evaluation: its relationship to the mid-century modern era and its relationship to the cultural community.

Prior to the completion of this Historic Resource Evaluation, the site's mid-century modern resources dating to a design by noted landscape architect Robert Royston had never been evaluated. This Historic Resource Evaluation investigated whether the design for Portsmouth Square by Royston's firm was a notable example of that era's work and if it retained integrity. While questions still remain on whether it was a notable design, the site does not retain integrity to that era.

Through the course of the project, the site's long intricate connection to the city's Chinese community was noted and so an assessment of the site's potential eligibility for inclusion in the National Register as a Traditional Cultural Property was completed.

### REFERENCE

Kay Cheng, Planner/Urban Designer  
Planning Department | City and County of San Francisco  
415-575-9094 | [kay.cheng@sfgov.org](mailto:kay.cheng@sfgov.org)

### CIVIC CENTER HISTORIC DISTRICT CULTURAL LANDSCAPE INVENTORY

*San Francisco, California*

MIG, in association with architecture + history, llc completed historic research and documented existing landscape features within San Francisco's Civic Center Historic District to analyze and determine which extant features contribute to the district's historic character. The information will be used by city staff, developers, and private contractors who are working on projects in this sensitive historic district. It will be particularly useful for the City as it moves to incorporate sustainable design measures within the district while recognizing and preserving it's significant past.

Working with the City's Department of Planning, the MIG team developed both a digital and hard-copy version of the report so the information could be easily accessed by multiple people and organizations. The project team reviewed how existing landscape features within the historic district relate to established eras of significance, such as the Beaux Arts era, and potential new eras of significance, such as the mid-century modern era and urban redevelopment era.

The report is organized by block within the district and includes information about each feature that was inventoried including its location, a description, whether its contributing or non-contributing to the historic district, and the date it was established. Descriptions of the block's character and historic development are supplemented with photographs to clearly illustrate sensitive historic features.

### REFERENCE

Gretchen Hilyard, Preservation Planner  
Planning Department | City and County of San Francisco  
415-575-9109 | [gretchen.hilyard@sfgov.org](mailto:gretchen.hilyard@sfgov.org)

## WASHINGTON PLACE CULTURAL LANDSCAPE REPORT

### Honolulu, Hawai'i

MIG worked with the Washington Place Foundation and in partnership with the State of Hawaii to develop a Cultural Landscape Report for Washington Place, a 3.1-acre National Historic Landmark located in Honolulu, on the island of O'ahu, Hawai'i.

Washington Place's significance is tied directly to Queen Lili'uokalani, who was the last reigning monarch of the Hawai'ian kingdom before being overthrown in 1893, and lived at Washington Place between 1862 and her death in 1917. The property also reflects the changing relationship that Hawai'i and its people have had with the land and the United States: first as being part of the Honolulu ahupua'a in the Kona moku; second as a home for Captain John Dominis, a wealthy American entrepreneur; then as the home of Queen Lili'uokalani, a reigning monarch who was held under house arrest at Washington Place; and then home to territorial and state governors following Queen Lili'uokalani's death. Unlike many other places in this nation, Washington Place has been at the heart of several significant and distinct cultural and political changes over many centuries.

MIG studied the site's landscape and development history; surveyed its existing conditions; and analyzed the integrity of surviving features within the context of National Register Guidelines. This allowed our preservation planning and design team to:

- analyze which landscape characteristics and features contributed to the site's historic character
- outline a vision for the property that respects all eras of the site's history but focuses on interpreting Queen Lili'uokalani,
- recommend landscape treatments that balance the current site uses as the home of Hawai'i's governor with the programmatic focus of the Washington Place Foundation.
- provide a valuable reference document that can be mined to deepen interpretive and educational tools for this site.

## REFERENCE

Gussie (Louise) Schubert

Washington Place Foundation

808-595-3477 | [gussie@needlepointetc.com](mailto:gussie@needlepointetc.com)

## GAITY HOLLOW CULTURAL LANDSCAPE REPORT

### Salem, Oregon

In *Space, Style and Structure: Building in Northwest America*, landscape architect Wallace Kay Huntington describes the 1929 founding of the Lord & Schryver firm as "one of the milestones in the history of Northwest garden design." In addition, their firm is the only one listed for Oregon in Charles Birnbaum and Robin Karson's *Pioneers of Landscape Design*. Both point to the quality of their work and their position as the first woman-owned firm west of the Mississippi River. Like pre-eminent landscape architect Frederick Law Olmsted, Lord and Schryver's practice was based at their home, Gaiety Hollow, whose gardens they used to both experiment and implement their design ideals. The resulting work is a living record of their practice, their design principles, and their design aesthetic.

MIG worked with the Lord & Schryver Conservancy to develop a cultural landscape report for Gaiety Hollow. This report serves both scholars and enthusiasts who want to learn from the beaux arts style perfected by these landscape artisans. It highlights the site's development and how Lord and Schryver's education, travel experiences and Schryver's work with Ellen Biddle Shipman combined to form the landscape design. It also analyzes the site's extant characteristics and features and evaluates the site's incredibly high level of integrity.

## REFERENCE

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