



# THE OTHER SIDE OF THE ROCKIES: BC'S EXPERIENCE WITH COMMUNITY HERITAGE CONTEXT PLANNING



# This session will examine:

- Heritage Conservation in British Columbia
- Reasons for doing heritage conservation planning
- Values-Based Management of Historic Places
- Context Study process
- Prince George case study
- Nisga'a Lisims Government cultural tourism workshop
- City of Grand Forks design guidelines

# Heritage Conservation in B.C.

- 21 pieces of legislation
- *Local Government Act – Part 27*
- Recognition and Protection
- Incentives for Heritage Conservation Planning
- BC Heritage Branch

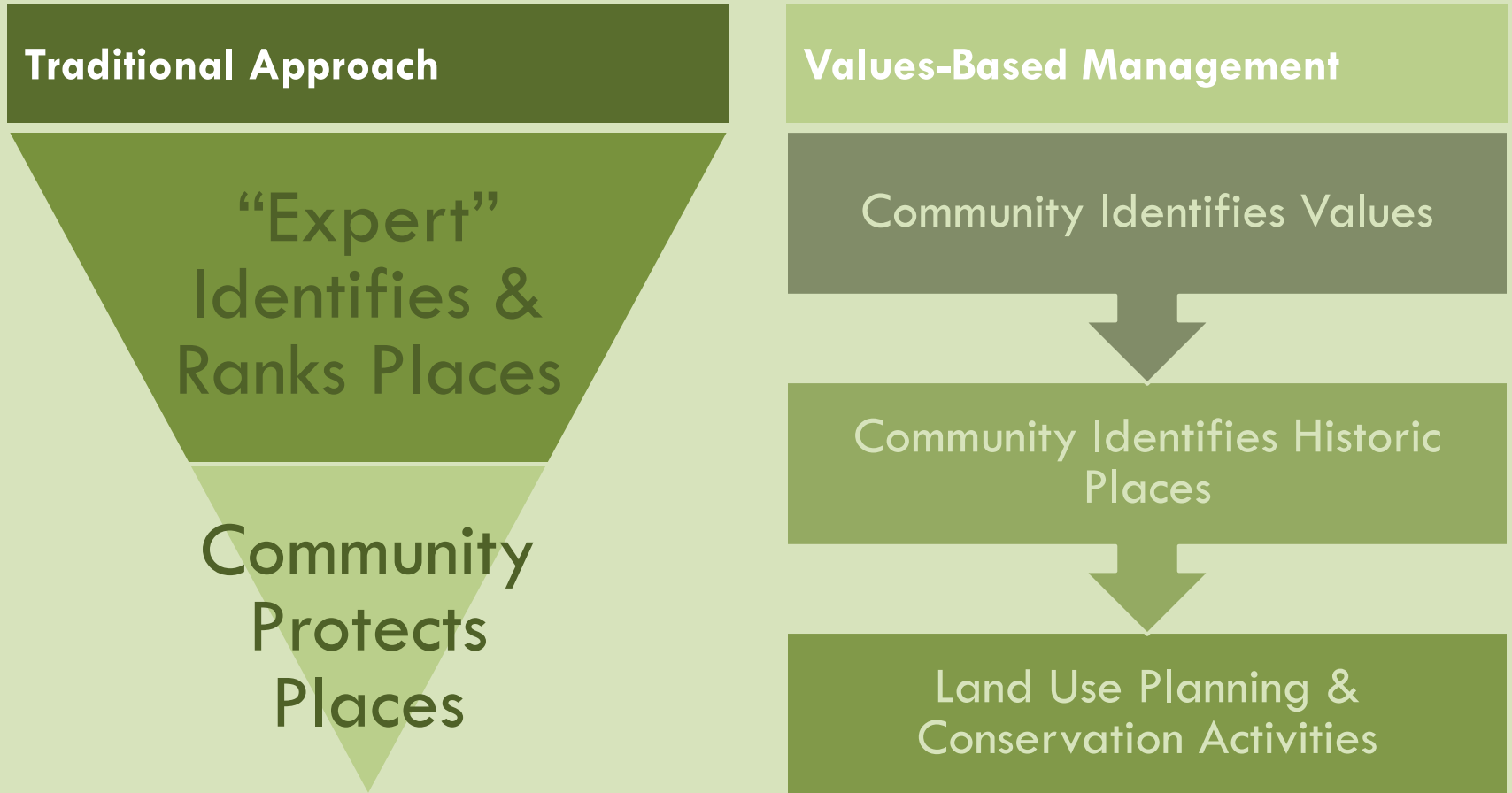
# Why do Heritage Conservation?

- ❑ Manages the pace of change.
- ❑ Allows for continuity of social and physical fabric.
- ❑ Supports cultural heritage.
- ❑ Protects tangible and intangible values.
- ❑ Increases community pride.
- ❑ Is environmentally friendly.
- ❑ Boosts the economy.
- ❑ Creates jobs.
- ❑ Stimulates positive development.

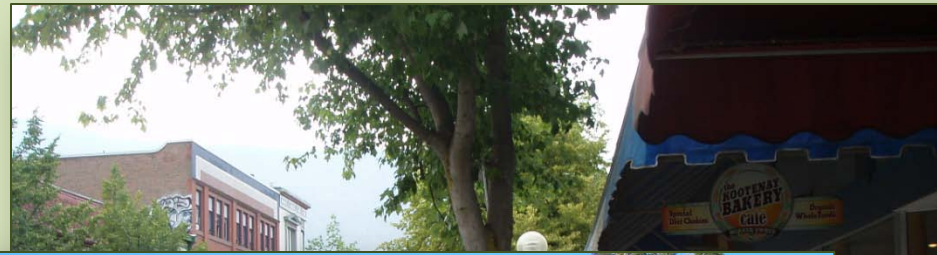
# Values-Based Management

- Paradigm shift in heritage conservation methodology.
- ***The aesthetic, historic, scientific, cultural, social or spiritual importance or significance for past, present or future generations.***
- Allows for a wider range of historic places to be conserved.
- Allows a community to identify its values and the places that embody those values.

# Heritage Conservation









CITY OF  
PRINCE GEORGE

SmartGrowthBC



## Prince George Context Study



PRESENTING:

## "7<sup>TH</sup> & VICTORIA"

PROPOSED-MIXED USE DEVELOPMENT



VIEW FROM VICTORIA STREET

COMMERCIAL-RETAIL/OFFICE • RESIDENTIAL-APARTMENTS/LO



















## Realtor feels P.G. Hotel should be spared the wrecking ball



Originally called the King George Hotel; when the city was named Prince George, the hotel owner changed building to match.

### PG Hotel Demolition Begins



Like

Be the first of your friends to like this.

Wednesday, October 19, 2011 - 6:28 AM

By Jeff Sargeant  
Prince George, B.C.

The Prince George Hotel demolition is now fully underway. The city's oldest building will be reduced to a mound of rubble within a matter of days, according to project manager, Greg Anderson. "That will be followed by the removal of any of the underground concrete in the basement area," says Anderson, "Before the building demolition is complete." Traffic patterns around the site at Fifth and George will vary in order to move in heavy equipment to demolish the superstructure. Anderson says the entire site should be clear by the end of November.

# Context Study

- Understand where you came from in order to guide where you're going.
- Understand community heritage values.
- Identify how the community's significant events, people, eras, and "transforming impulses" have made the city what it is today.
- What does it mean to be our community? What is our collective heritage?



## By Understanding Context...

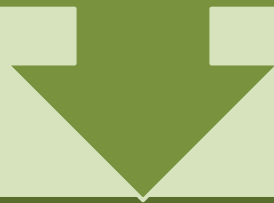
- Land use planning policies and decisions can be tailored to meet the heritage values of the community.



Identify Heritage Values



Identify Historic Places



Plan for Conservation

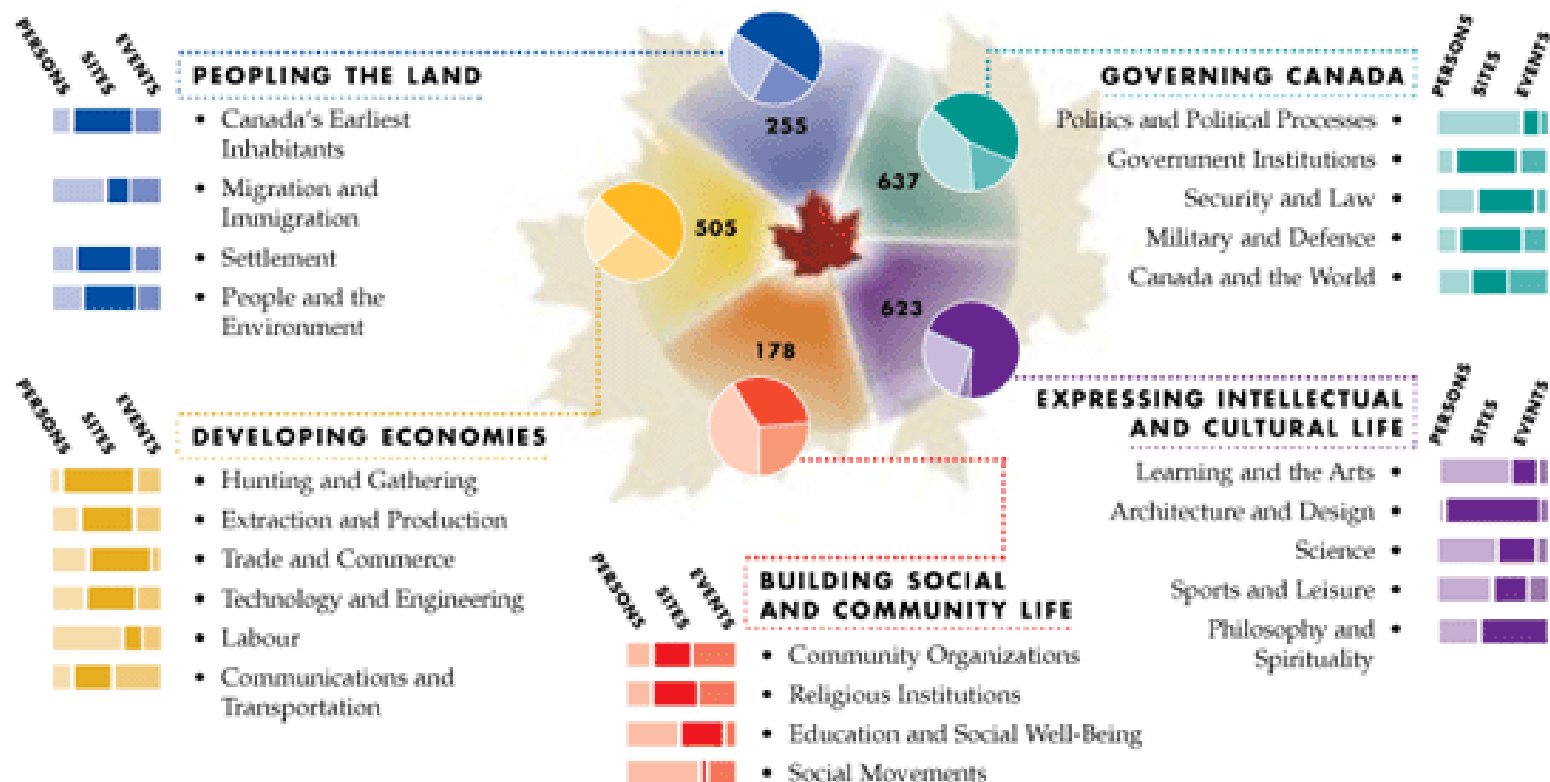


# Identify Heritage Values



# Parks Canada Thematic Framework

FIGURE 3 — THE SYSTEM OF NATIONAL HISTORIC SITES OF CANADA, 1919-1999



# Thematic Framework

- **Peopling the Land**
  - ▣ *Why did and do people want to live here?*
- **Developing Economies**
  - ▣ *How and why is economic development important to Prince George's heritage?*
- **Governing the Region**
  - ▣ *How and why is Prince George's role as an administrative centre significant?*
- **Building Social and Community Life**
  - ▣ *What is special about the social and community life of Prince George?*
- **Expressing Intellectual and Cultural Life**
  - ▣ *What is unique about Prince George's expressions of intellectual and cultural life?*

The image shows three individuals engaged in a collaborative activity on a large whiteboard. On the left, a man in a blue shirt and black cap is writing. In the center, a woman with a red headscarf is also writing. On the right, a woman in an orange sweater is writing. The whiteboard is covered with handwritten notes in red and black ink. The central text reads: "How and why is economic development important to Prince George's heritage?". To the right, there are two columns of text: "MUST BALANCE DEV'T WITH NATURAL/CULTURAL VALUES SO WE DO NOT DESTROY OUR QUALITY FEATURES & SPACES" and "SOME PEOPLE LIKE HERE & WANT TO". Below this, it says "Pattern of economic development shaped by who comes". On the left, there is a list of bullet points: "To show people there's a lot of history", "To show people there's a lot of history", "To show people there's a lot of history", "To show people there's a lot of history", "To show people there's a lot of history", "To show people there's a lot of history", "To show people there's a lot of history", "To show people there's a lot of history", "To show people there's a lot of history", "To show people there's a lot of history". At the bottom, there is a section titled "FROM THE PERSPECTIVE OF TRADITION & CULTURE - FOCUS ON CULTURE, THE".

How and why is Prince George's role as an administrative centre significant?

We are the centre of  
the province so we  
administer everything that  
happens in the  
whole area to get to the  
schools

PG is  
reacha

PG  
challenges

How do we see the role of the  
PG as a centre of the province?  
What are the challenges?

PG is a centre

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... can make  
... difference to  
... help to get  
...  
... opportunities / small town feel  
... connection to  
land & water (rivers).  
... Northern HARDWARE

Special & unique  
social opportunities  
in all 4 seasons.

FIRST NATIONS  
INTEGRATION  
CELEBRATION

PGX (in past)

lots to do

NORTHERN SPORTS

diverse - something

Everyone (all)

ISOLATION  
COMMUNITY  
TO C

Intersect

Volunteers

MILK  
ADDITION

What is special about the social and  
community life of Prince George?

• inclusive / welcoming community  
• people say hello to each other

- very easy to get involved - low barriers. welcoming
- opportunities for rec culture etc
- Easy for families to get around to activities
- Affordable
- Friendly people
- mix

opportunities to help community

giving donations

social stay here

Slide

Winter → brings people together

Building the Bridges between communities  
Aboriginal and non-Aboriginal

REAPS

PGX

POSS & COMPANY

Farm's Place  
Crestview  
1st floor

• big city opportunities / small town feel  
CHRISTMAS Celebration & lights

Connection to  
land & water (rivers)

Northwest Hardware

Friendly / Caring

social capital  
(Bourdieu 1986)

• Inclusive / welcoming community  
Active SENIORS community

• people say hello to each other

Spread of unique  
social opportunities  
→ all & immerse

First Nations  
Integration  
Cultural Education

MUSIC  
ADDITION

lets do

What is special about the social and  
community life of Prince George?

opportunities to shape community

sharing community

people stay here

- friendly
- meeting place
- lots of friends
- very open & inclusive
- big industry
- lots of culture
- small town feel
- important to have
- social life is with



# Mapping

Identifying historic places related to each of the five themes

# Identify Historic Places











THIS REPRESENTS  
THE HOME RAC

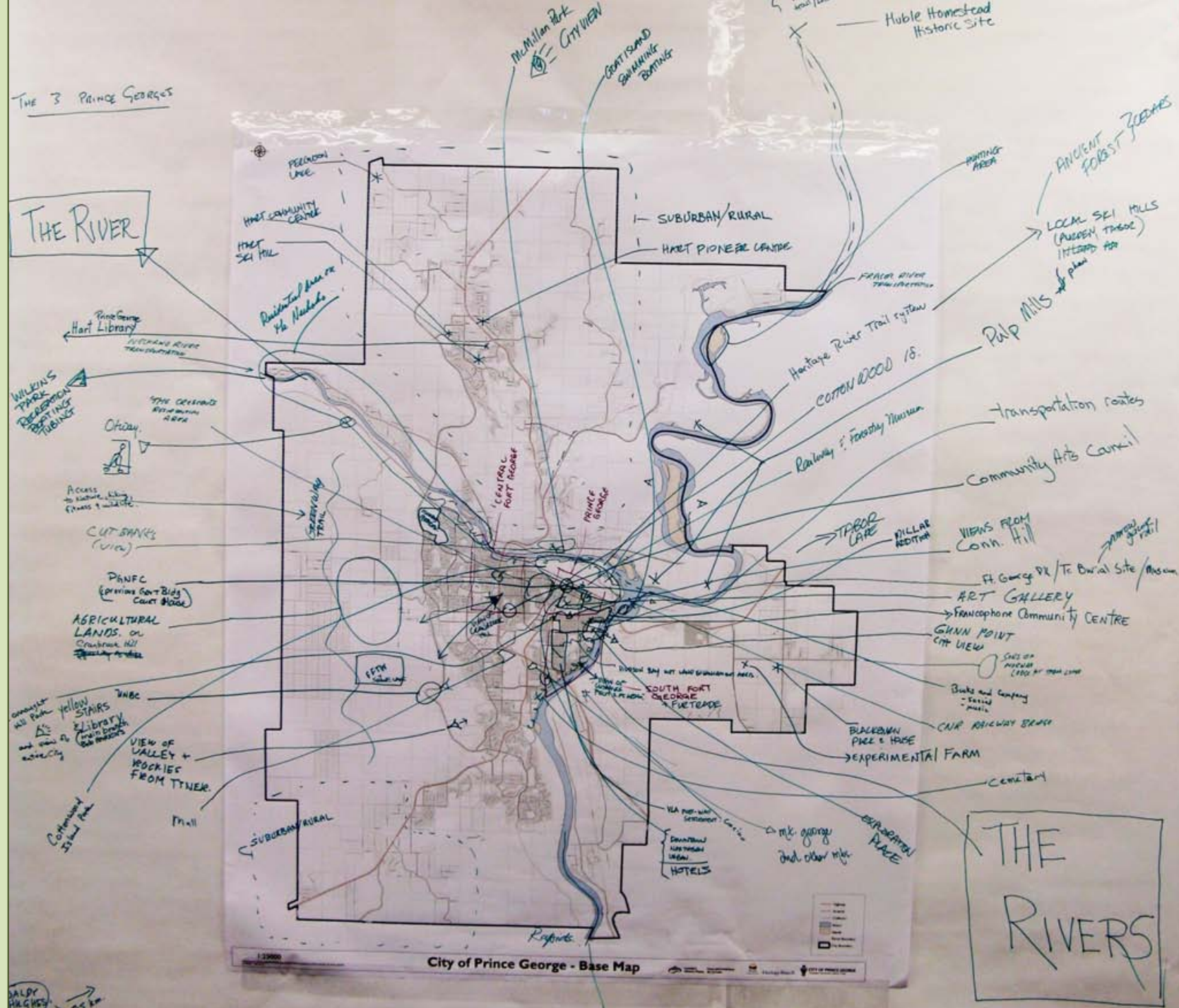
NATIVE  
WEIRS

RAIL

All  
Co



# THE RIVER



DAUDY  
HUGHES  
DEN LINE



# Prince George Heritage Context Study

A Report to Guide the Development  
of the Community's Heritage  
Planning Program



Heritage Branch

June 21, 2010



## Building Social and Community Life

*“Very easy to get involved. Low barriers.  
Welcoming.”*

*~ workshop participant*

The people of Prince George are a living example of the qualities that have made the community the place it is today. A frontier attitude and spirit have persevered – residents of this place have always had to be resourceful, inventive, and open to new experiences. While the physical isolation of the community contributes to a sense of creativity and experimentation that takes place without external judgment, Prince George also benefits from the transient nature of its population over time. New people arriving to the city bring with them new ideas that inspire citizens to be adaptive and innovative. Prince Georgians are protective of their way of life, and the feeling that people can be anything they desire here. Often perceived as a “common person’s town”, Prince George values the fact that it was built, and continues to develop on the pioneering spirit of its citizens.

A sense of independence is an important quality of life in Prince George. Prince Georgians are physically and mentally independent in their approach to community development. Citizens are driven to support causes, and are unstoppable once a cause has been identified. The citizens of Prince George are passionate about making positive contributions to their community through helping others and volunteering. With a strong connection to the pioneering spirit that built the city, a sense of duty towards the community is also a strong quality of life here. It is a city where it is very easy to become involved in a

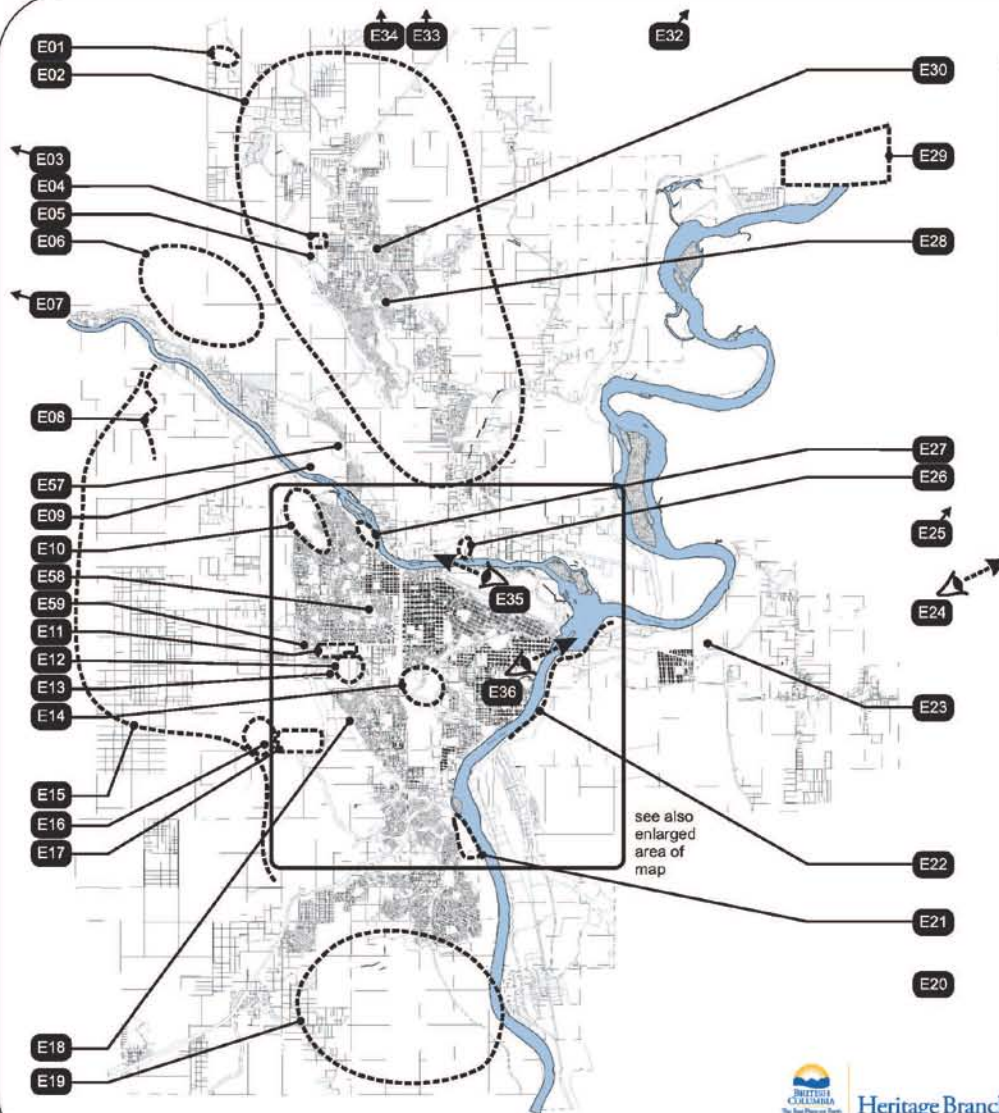
variety of activities, and for individuals to feel that their contributions are making a difference for their fellow Prince Georgians. Accustomed to welcoming newcomers seeking a new life, Prince George has developed its reputation of being open and inviting to people in need. With its beginnings in grassroots organizations established on principles of making community service accessible and easy, the volunteer community of Prince George is and always has been an integral part of community life and social programs.



Figure 18: A donor contributes to the March of Dimes campaign on George Street, 1955.

Prince Georgians feel strongly about the excellent quality of life that the city and community provide them. Prince Georgians appreciate the fact that they live in a city big enough to provide them with all the services and amenities they need, and which also maintains a small town feeling and sense of community. People are friendly, sharing, and welcoming, the community is safe, and it's easy to get from place to place within the city. Prince George is big enough to





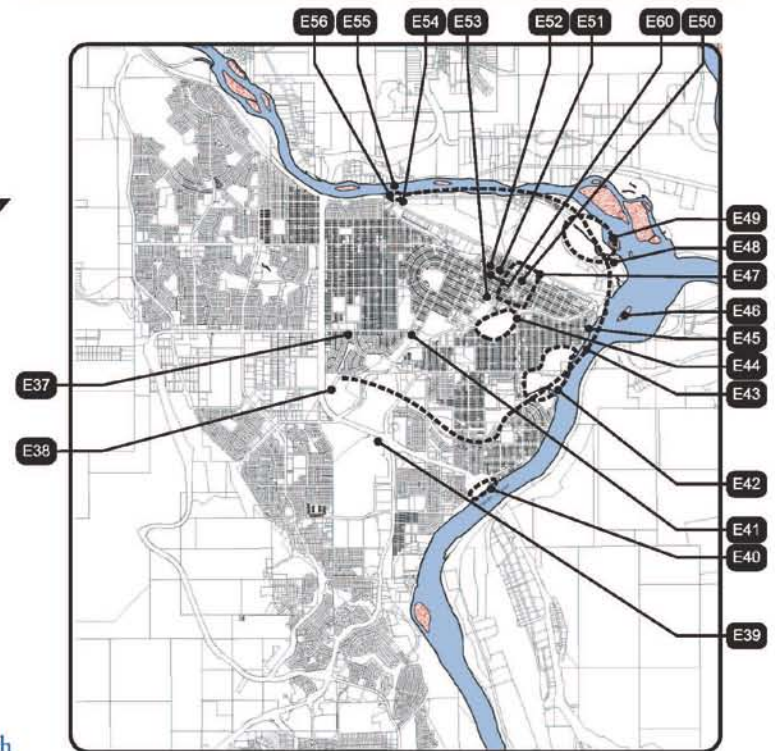
**PRINCE GEORGE HERITAGE ASSET MAP**

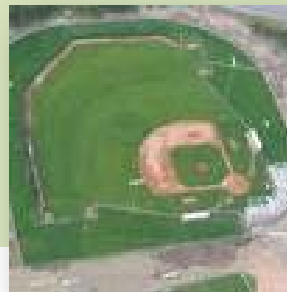
**BUILDING SOCIAL AND COMMUNITY LIFE**

What is special about the social and community life of Prince George?

path  
view  
area  
place

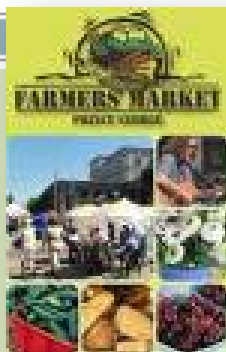
A15  
place beyond map extent





Place	Peopling the Land	Developing Economics	Governing the Region	Building Social and Community Life	Bypassing Intellectual and Cultural Life
Baldy Hughes Dew Line 35 km	•				
Baldy Hughes Mountain					
Baldy Hughes Scout Camp					
BCR Industrial		•			
Beehive Burner (River Road)					
Big box retail		•			
Blackburn Park and House	•				
Blair's Outfitting					
Bogue and Brown Sawmill		•			
Books and Company - author readings / workshops / gathering place for discussions/gathering place / music / social / fund raisers/ social, music/(Gathering Place)	•			•	•
Boy Scout building (behind City Hall)	•			•	
Brigitte, Moran statue					•

Place	Peopling the Land	Developing Economics	Governing the Region	Building Social and Community Life	Bypassing Intellectual and Cultural Life
Cameron Street Bridge - Nechako Crossing 1890 - 1930		•		•	•
Carrie Jane Gray Park	•			•	
Carter Sub-division / military base		•			
Casino	•				
Catholic diocese			•		
CBD - restaurants such as Outriggers etc. / churches such as Knox					•
Cemetery	•				•
Central Fort George School Traditional Program					•
Central Hotel (1007 Third Avenue)					
<del>Coke</del> Duck Tong Society Building					
City Hall & Veteran's Plaza			•		•
Civic Plaza / Civic Centre / Library / Two Rivers Gallery / Legion (cultural centre / social gathering place)/Civic				•	•





# Plan for Conservation

One of the best forms of capacity building for heritage conservation in the community is to provide opportunities for education and training to local government staff. If the heritage conservation planning program is to be developed to include regulation of historic places, it is important that local government staff know how to implement regulatory tools. With the building of awareness of heritage values and significance, parks and public works staff can take into consideration these important aspects when faced with field projects which may damage or alter heritage resources that fall outside of a designated site.

## Financial and Non-Monetary Incentives

In addition to tax incentives, local government may provide financial and non-monetary support to owners of heritage properties. Direct financial support may be given in the form of monetary grants to property owners. Non-monetary support may be provided in the form of regulatory relaxations, additional density, and support services such as: program coordination, assistance to a non-profit society, technical advice, public works projects, commemoration, and/or priority routing of heritage applications.

Grants and non-monetary incentives are intended to enable a local government to:

- encourage property owners to restore or to rehabilitate their heritage properties, and
- enable communities to provide assistance other than monetary grants to owners of heritage properties.

Direct financial assistance in the form of monetary grants may be used by a community that:

- a) has the financial resources, and,
- b) believes that direct financial assistance is the most effective incentive it could use to facilitate the conservation of specific resources.

Indirect non-monetary support may be used by a community that:

- a) lacks the financial resources to provide direct financial incentives, and/or,
- b) believes indirect support will be a more effective incentive than direct financial support.

Financial and non-monetary incentives can be implemented through the following process:

1. A community recognizes the benefits of support to owners of heritage properties.
2. The needs of heritage property owners are identified.
3. Alternative support mechanisms are explored and the most appropriate methods are selected.
4. The support program is designed, including eligibility criteria, program management, staff coordination and budgeting. The incentive program may include a variety of components which provide both financial and nonmonetary support.
5. If financial incentives are proposed, local government must pass a 2/3 vote of a council or regional district board to adopt a motion regarding the provision of financial aid.

## Heritage signs unveiled

Signs reflect on city's past, future



Comments



0



Like

JULY 1, 2010

SERENA BLACK  
CITIZEN STAFF

Thirteen new Heritage Educational Signs were officially revealed across downtown Prince George this week, marking some of the important points in the city's history.

Mayor Dan Rogers said the six-month project was important in incorporating heritage values in the downtown design.

"As we move forward as a city, we must reflect, remember and celebrate our heritage," he said.

The Downtown Partnership worked with the Heritage Commission, the Public Library and Exploration Place to produce the new signs, which are a part of the bigger initiative to improve the downtown area.

"The key to success is what occurs within the space. The critical part is to make these improvements, so that we can welcome people back downtown," Rogers said.

The signs cost about \$20,000, which was fully paid by the Union of British Columbia Municipalities.

The city has lost many of its historical buildings, and these signs are a way to recognize the past, said heritage committee member Betty-June Gair.





Sayt-K'ílim-Goot  
one heart, one path, one nation



Nisga'a Lisims Government Heritage Tourism



## Cultural/Social –

Our cultural and social traditions are an important part of our heritage because...

- Cultural modified trees are important from traps, trails markings
- Nisga'a laws & cultural practices & activities help preserve a way of life that has existed for generations
- We practice our cultural & social traditions everyday by practicing our traditions thru feasts and gatherings and are done with Nisga'a language first, then language & Nisga'a Culture and Nisga'a Land all go together - that one cannot survive without the other.
- \* If you don't have it, you don't feel a whole person, you need to know about it

## Identity

- Sharing with our own people, both here and
- Communication
- Love of the Land!

## Aesthetic –

Our art, design, and building styles are important because...

- It will be there for all our children & their from time immemorial and make always keeping their Our cultural
- for decades our language & cultural practices were restricted... but laws & structures remained as it where we come from
- new and older artifacts need to be recognized
- Shows how for centuries we struggle to construction & building and now built in the first longhouse to now
- They tell all who we are and what we are about they also are tied to the land without the land we would be nothing.
- Long house (round doors) => new houses (rectangular doors) — Entrance??
- So that our children know who they are thru art - like their cradles, families, when they come from
- We need a traditional long house in the valley - our kids have not seen a traditional long house

## Spiritual –

Our spiritual beliefs and traditions are important to who we are because...

- Our legends tell the history behind our Nisga'a names and territories.
- We are Nisga'a
- Identifies us.
- We want our future generations to know who they are
- Our people were always spiritual - they believed in Kamligii hah/haht - come beliefs as the Christians - the 10 commandments is very similar to our Aiyukus and hawohlkw (taboos)
- It kept us on the right way of living

## Historic –

We value our history because...

- It's important that our children & future generations & others know who we are and how we have survived since time immemorial.
- Our history must be repeated over & over again for younger generations to carry it thru after we are all gone.
- It makes us who we are; especially with pride, strength etc
- The value of our Villages of New Aiyuk: Old Aiyuk (long house, town hall), the to Old Aiyuk (surrounding area - Victorian type house) => New Aiyuk
- It can teach others (foreigners) how we lived and what way of life & traditions led to people & towns

## It is part of our Identity

is the world who we are, what land we hold, so that in conflict no dispute to who holds title to the land. It also give us a sense of who we are, our children are our life's and with out our history our children will be are tied to our history, because our history is tied to our land.

KINCOLTH THERE IS A CHURCH  
ST OVER 100 YEARS OLD, ALSO  
CANON (AGE UNKNOWN)

## Scientific –

The science of our way of life is important because...

- Use of medicinal plants
- lava
- hot springs
- Evolve!
- mtn where people were saved
- suspension bridge
- traditional log houses => museum bldg.
- Diet, food preservation... collection gardens
- It's Shows how are people used this especially in there old ways of using the stars, Sun etc for either directions when travelling
- our natural plants have not been utilized for medicine use - there are many many plants in our forests that can be used



## Opportunities

→ outside tourists.

→ local tourists

● businesses.

- Back Country Tours - DVD packages  
- Artist co-op  
- Pottery

- other tourism organizations

- location ●

- strengths of our people ●

- To make money ●●

- meet people from all walks of life ●

- New Ideas

- Partnerships ●●

- Joint Ventures ●●●

- Skills Transfer

- Working Together ●●●●●

- communication between

- VG's

- NLG

- Other entrepreneurs

- Other Nations

●● - net working with all people

- Technology ventures

Natural Resources  
- Foods, Berries, Fish  
etc.  
- Cedar

Granville  
- Muckin  
- Grease Lanes  
- crider case → chambers?

traplines  
cabins

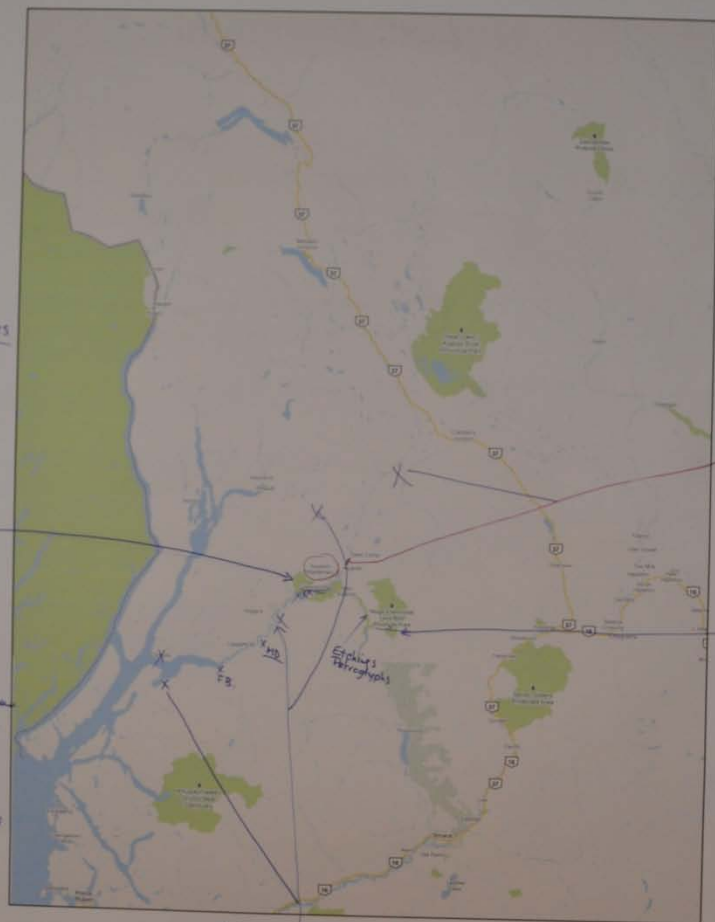
History of Nass  
River  
- Log drive/cables

telegraph  
lines  
Grease Trail

Ecological  
Reserve

Sitwinksihlkw

Suspension Bridge  
New Bridge  
to Tolon Poles  
Graveyards, Old  
Lookout - trails  
School  
V.G. Office  
Petroglyphs  
Julia Adam's house  
S.A. Church  
Cecil Zap  
Underleaf  
Mountains  
The Hand  
Log Mould  
lava Beds  
Tsol Tsal Memorial Centre  
Virgin's Cave  
"Hanging Drum"  
Rock in the river  
B.A.M.



Hot Springs

Angida(?)

History Hwy

Kincaid  
- Church  
- Doves  
- Munkley Dump  
- Fort - Gunner(?)  
- Community Smokehouses  
- Gossip Deck  
- Sea Wall  
- Church  
- Cultural Centre  
- School  
- Parks - Postal between  
old villages

\* 19 Lost Reserves  
↳ Nass River Corridor

\* Old Aiyemish

\* Identification of Villages  
buried by Volcano

Volcano

Aiyemish

- Old Hall  
- School - Tolon Poles  
- Lookout chambers  
- Health Centre  
- St. Peter's Church  
- Old School  
- Mervin P.E.I., Adams House  
- Old Landings  
- Trapping Cabin  
- Gitlaxtamiks Rec. Centre  
- has totem poles  
- Community Smokehouse



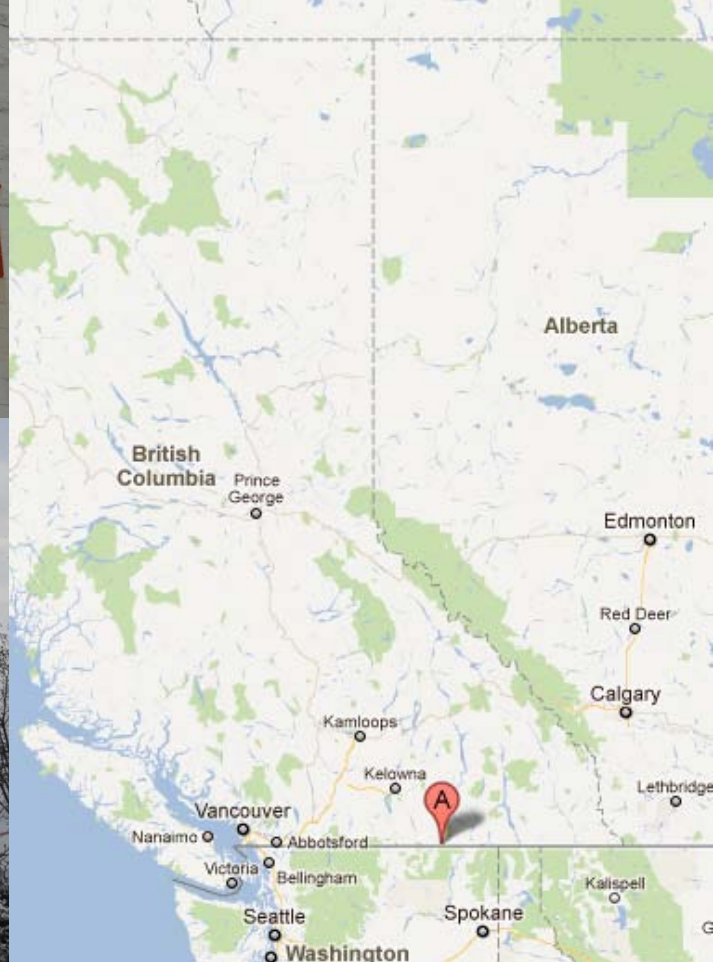
## Cultural Tourism Vision for the Nass Valley

- tourism that responds to our four seasons
- year-round tourism
- financially viable + prosperous tourism
- sustainable tourism (environmentally, socially, economically)
- world-reknown experience that attracts repeat visitors
- infrastructure
- planned effectively
- run by Nisga'a ~~Experience~~ - well trained
- local people understand the importance of authentic tourism experience
- tourists get the "Nisga'a Experience"
- Cooperation - large + small businesses work together
- people speak about each other in positive ways.

## Next Steps

- find funding resources to establish infrastructure
- establish tourism working group / steering committee
- form a cooperative group to assist with administrative responsibilities and requirements for businesses.
- create an inventory of offerings (artists, stores, food etc.) - names + phone #s
- create maps of communities
- establish meeting dates
- communicate ideas with other members of the community
- develop objectives for working group



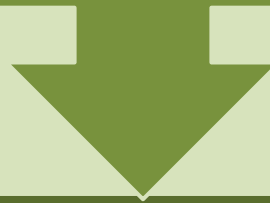


## Grand Forks Heritage Design Guidelines

Define the Historic Place

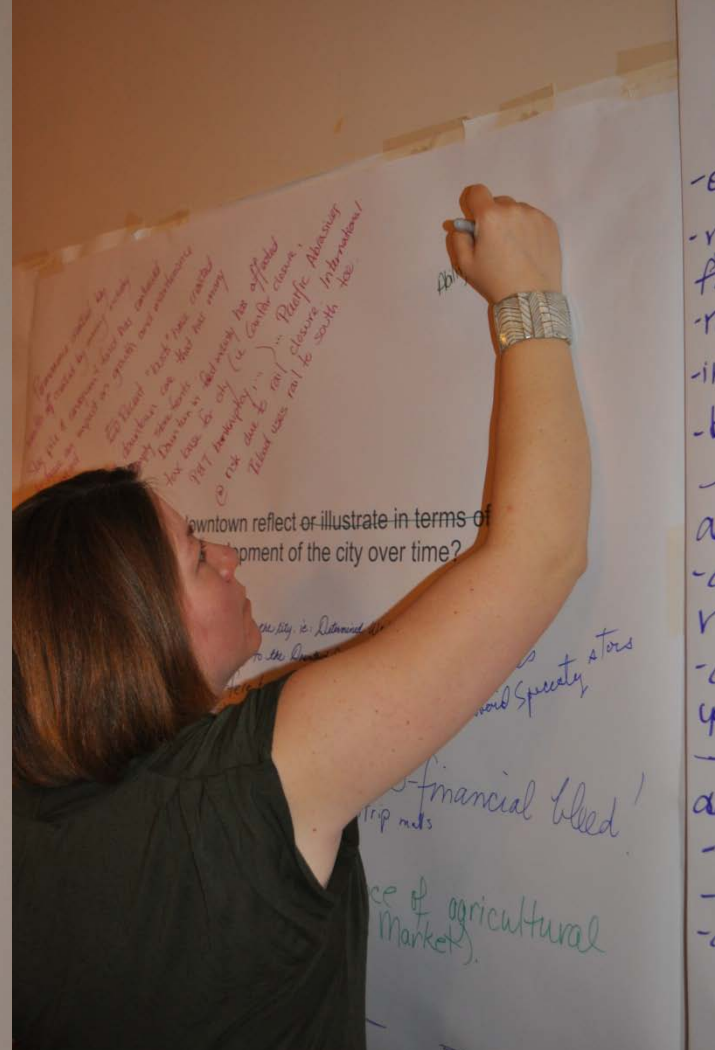


Identify Heritage Values



List Character-Defining Elements







# City of Grand Forks Heritage Program

## Design Guidelines for the Historic Downtown



4 May 2011

Prepared by:



Heritage Branch





# City of Grand Forks Heritage Program

Design Guidelines for the Public Realm in the Historic Downtown



Prepared by:



Heritage Branch

15 May 2011

## Statement of Significance

*The conservation and revitalization of the downtown should be guided by the heritage values of the place. This Statement of Significance describes the place, articulates community heritage values for the downtown, and lists the character-defining elements (characteristics that must be conserved in order to retain values). The design guidelines respond directly to this Statement of Significance.*

## Description of Historic Place

The historic downtown of Grand Forks is an urban commercial area comprising approximately four square city blocks. This historic place includes buildings and green spaces on both sides of the four key streets that define the downtown – Highway 3 to the north, Riverside Drive to the east, 72<sup>nd</sup> Avenue to the South, and 5<sup>th</sup> Street to the west. The historic downtown also includes Market Street, the “main street” of Grand Forks, which runs diagonally from southwest to northeast through the core, and the streetscapes on 2<sup>nd</sup>, 3<sup>rd</sup>, and 4<sup>th</sup> Streets between Highway 3 and 72<sup>nd</sup> Avenue. The historic downtown includes tree-lined streetscapes with buildings of various styles and eras ranging from one to three storeys, narrow walkways between many buildings, and mid-block service alleys. A number of landmark buildings such as city hall and the museum are also included in this area.

## Heritage Values of Historic Place

The downtown area of Grand Forks is valued by the community as a symbol of the prosperity, opportunity and diversity of the economic innovation that gave the city its earliest beginnings. Situated at a geographic location that allowed Grand Forks to be a transportation hub for road and rail, the scale and stature of the downtown reflect

the importance of the confluence of the Granby and Kettle Rivers in supporting industries such as mining, logging, and agriculture in the area.

The nature of the buildings in the downtown reflects a sense of permanence and demonstrates the importance of the community within the region in its formative years and decades. The presence of substantial landmarks, interspersed with other buildings of varying ages, profiles, statures and uses illustrates the ongoing and evolving role of the downtown as an economic and social hub. The historic buildings downtown reflect a desire for permanence, orderliness, cleanliness, and credibility, reinforcing the idea that Grand Forks represented affluence and optimism for the future in the Boundary region in the late nineteenth and early twentieth centuries. Many physical qualities of the buildings in the downtown are important reflections of the community’s heritage. In particular, the presence of locally-produced brick and indigenous stone reinforce the fact that this region was considered an ideal settlement location – the area either naturally produced materials necessary for permanent habitation, or contained the ideal conditions for creating products needed for a prosperous community.

While the downtown is valued for its substantial collection of historic buildings that speak to the city’s earliest development as an economic “boom” town, it is also valued for its enduring role as social core of the community. The relationship of the downtown to surrounding residential communities is important, as it shows the intention of residents being able to access the businesses and services they needed in a convenient manner. The pedestrian-friendly nature of the downtown is an important aspect of its heritage, as it allows current residents to experience and access the commercial core in the convenient manner it was originally intended. Historically, the downtown was used as a vibrant place for social activities

such as dances, theatre, community meals, and parades - the continued use of the downtown for activities such as the farmers' market and outdoor recreation maintains this aspect of its heritage.

### **Character-Defining Elements**

- Location of downtown at the confluence of the Granby and Kettle Rivers
- Relationship between industrial heritage sites such as mills, old smelter site and slag heap, railways, and rail yards.
- Views – panoramas of Observation Mountain etc.
- Market Avenue's diagonal axis
- Back alleys
- Mid-block walkways between buildings
- Landmark buildings such as City Hall (Old Post Office), Museum (Old Courthouse)
- Building height ranging from one to three storeys
- Eclectic Streetscape made up of a variety of buildings of different eras and architectural styles
- Historic storefronts and shop windows at street level
- Recessed doorways
- Evidence of corner entrances facing intersections
- Surviving false fronts on some buildings
- Materials such as red brick and dolomite
- Awnings on some buildings
- Signs advertising businesses and institutions
- Lighting on individual buildings and in public spaces



## 8.0 Awnings

8.2 Awnings should be installed within masonry openings so that they do not obscure details in the masonry or distort the proportions of architectural features.

### *Recommended*



Example of awning positioned within masonry or window openings.

### *Not Recommended*



Example of a metal awning that is incompatible with the design features and scale of the underlying building.



## Design Element: 5.0 Street Furniture and Public Amenities

### Design Policy 5.5:

Items such as utility boxes should be treated in a way that enhances the public realm, and highlights the heritage values and sense of place of the historic downtown.

#### *Recommended*



Decorative wraps can be applied to utility boxes to help beautify once-unsightly infrastructure. Wraps are reasonably easy to maintain and to change, and can be designed with any type of image. The example above highlights a historic image of a viewscape, and often maps or images of local flora and fauna are used.

#### *Not Recommended*



Utility boxes can be targets for vandalism, and can detract from the aesthetics of a city.

# In Conclusion:

- Understanding values creates a foundation for planning
- Allowing the community to have a voice about their heritage builds awareness and ownership
- Context statements guide integration of heritage values into land-use planning
- Context studies have multiple applications and outcomes to benefit heritage conservation

# Questions?

Thank you!

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