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Queen Victoria Park

Concept Master Plan

Queen Victoria Park

Concept Master Plan

Prepared for



**NIAGARA
PARKS**

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Queen Victoria Park

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Abbreviations

ANSI: Area of Natural and Scientific Interest
AODA: Accessibility for Ontarians with Disabilities Act
CHL: Cultural Heritage Landscape
CHER: Cultural Heritage Evaluation Report
CNPGS: Canadian Niagara Power Generating Station
ELMP: Environmental Land Management Plan
HIP: Heritage Interpretation Plan
ISMP&IS: Invasive Species Management Plan and Implementation Strategy
MMP: Moraine Management Plan
MTCS: Ontario Ministry of Tourism, Culture and Sport
NPC: Niagara Parks Commission
NPP: Niagara Parks Police
OMNR: Ontario Ministry of Natural Resources
OPGS: Ontario Power Generating Station
PHPPS: Provincial Heritage Property of Provincial Significance
QVP: Queen Victoria Park
SCP: Strategic Conservation Plan
TPGS: Toronto Power Generating Station
UNESCO: United Nations Educational, Scientific and Cultural Organisation



0.1 Executive Summary

Niagara Parks Commission (NPC) engaged DTAH to develop a 10-year Concept Master Plan setting forth structured guidelines for the implementation of improvements within Queen Victoria Park and the adjacent Study Area. The strategies explored are realized through:

- Leveraging and activating NPC's natural wonders and iconic experiences;
- Preserving and showcasing NPC's rich heritage, culture and lifestyle;
- Supporting a dynamic business environment with a focus on investment attraction, connection to local communities, job creation and economic well-being; and
- Taking experiences and services to the next level.

A thorough examination of existing site conditions, policy and initiatives have informed the strategic directions of the study. A review of NPC's financial drivers informed opportunities for improvements and understanding of the economic climate and potential revenue streams for improvements and financing. Review of similar parks around the world informed best practices for management and methods for leveraging unique park features and heritage to drive investment and development.

Consultation with internal and external stakeholders evaluated and refined concepts to establish a dynamic framework of circulation and linkages and clarify project priorities. New and expanded connections put pedestrians first and enhance guest safety and the overall experience of the Falls. Expanded cycling infrastructure integrates a dedicated recreational cycle track with existing NPC initiatives to promote active transportation within the Park.

Reconfigured vehicular routes and revitalized infrastructure balance service and access with enhanced guest experience. Opportunities for innovative infrastructure, including integration of low impact development principles and flexible space design will make the park adaptable and able to integrate to new program readily.

Opportunities to showcase culture and heritage through the development of unique features, interpretive displays and curated program provide NPC with the ability to tell more stories and engage guests in authentic experience.

As stewards of the entire 56km Niagara Parks system, opportunities to restore ecology and enhance natural systems through horticultural practices and innovative landscape management will showcase NPC's leadership in sustainable and environmental initiatives. Consideration for the seasonality and year-round activation of various areas of the Park will provide unique opportunities for guests to appreciate the natural heritage without negative impacts to the ecology of the site.





1/ Mandate and Vision

Overview of Master Plan Process,
Vision and Guiding Principles

1.1 Mandate and Vision

Incorporated as a Provincial Crown Agency in 1887, Niagara Parks Commission is the steward of over 1 325 hectares of parkland along the Canadian shores of the Niagara River, from Lake Erie to Lake Ontario. The 56km long linear park system contains several provincially designated Areas of Natural or Scientific Interest (ANSI), connects countless federally, provincially and locally designated cultural heritage landmarks, and is home to the majestic Niagara Falls.

As laid out in the Niagara Parks Act (R.S.O. 1990, Chapter N.3), the Commission is responsible for the management, control and development of the Parks, including roads and lands covered with water.

In support of the Niagara Parks Act, NPC operates based on the following mandate:

Preserving and promoting the natural and cultural heritage along the Niagara River.

Niagara Parks is also committed to delivering commercially successful projects in a way that ensures benefits for everyone (people who travel, the adjacent communities, and the respective natural, social, and cultural environments).

In addition, by 2028, Niagara Parks aims to be:

An innovative example of sustainability as the environmental and cultural stewards of the Niagara River corridor

A welcoming, accessible and inspiring place offering authentic world-class natural and historical experiences

A source of national pride and identity

One of the most spectacular Parks in the world!

In order to achieve this vision, NPC strives to:

- Promote transparency and accountability is at the root of all they do;
- Foster cooperation and collaboration between and amongst Commissioners, staff and stakeholders that results in the delivery of consistent, high quality products, services and experiences;
- Encourage innovative practices that create exciting and lasting memories for guests;
- Embrace responsiveness and sensitivity to aligning products and services with the changing needs of guests, partners and contributors; and
- Support diversity in staff and guests that expands the richness of the cultural experience.



1.2 NPC Strategic Plan

Released in 2017, the Niagara Parks Commission Strategic Plan 2018-2028 is a ten-year vision for delivering the NPC Mandate of preserving and promoting the natural and cultural heritage along the Niagara River corridor.

The Strategic Plan highlights four themes to frame future initiatives:

- 1. Preserving and showcasing our rich heritage, culture, and lifestyle;*
- 2. Leveraging and activating our natural wonders and iconic experiences;*
- 3. Supporting a dynamic business environment with a focus on attracting investment, connection to local communities, job creation and economic well-being; and*
- 4. Taking experiences, services and hospitality to the next level.*

These four themes will be used as lenses to inform the development of the Queen Victoria Park Concept Master Plan and evaluate options and initiatives.



1.3 Guiding Principles

At the outset of this Master Plan process, seven Guiding Principles were developed to structure the solutions developed. The Guiding Principles are as follows:

1. **Improve and enhance the overall public realm and functionality of the Park by:**
 - a. **Strengthening the millions of guest experiences (more walkable, accessible, cycling, transit-friendly, safe and secure ways of moving people) throughout QVP, with convenient connections to the 56km Niagara Park and adjacent destinations (urban centres, wine route, escarpment, towns and villages, rural landscapes, etc.)**
 - b. **Reinforce the preeminence of the Niagara Parkway to tell the complete Niagara Parks story**

The Master Plan will involve a comprehensive review of the overall site organization and systems that define the park as well as pedestrian and vehicular movement, access, and the nature of connections to adjacent spaces and destinations. Given its predominant location, one of the primary roles of the park will be to provide overall orientation, and lay the groundwork for communicating the sites unique landscape, and rich cultural and natural history.

2. **Establish a new benchmark for guest experience with a range of unique moments stretching north and south of Table Rock that include activating underutilized areas, establishing a hierarchy of spaces for a range of events, creating new opportunities for revenue growth that supports increasing margins and providing diverse venues and seasonal interest for events and programming year-round**

The Master Plan will take into consideration the dramatic changes and the anticipated increase in the number of park users associated with internal growth as well as adjacent new development. Improving overall circulation will also include identification of a series of new opportunities and public amenities throughout the site.

3. **Identify opportunities to celebrate, enhance, create and integrate ecological spaces and habitat, improving resiliency to climate change, increasing our natural capital and protecting valuable natural resources and ecosystems for the future**

The Master Plan will need to balance opportunities for development, and reconfiguration of transportation networks, with the need to protect, expand and enhance existing habitat. The existing natural heritage is an important component of the site. It defines Queen Victoria Park and its evolving story.





4. Showcase Queen Victoria Park's rich and unique cultural heritage

Development of the Master Plan for QVP will involve consideration, and highlighting and recommendations for repurposing key architectural and landscape features, integrating them into a holistic vision and image for the park.

5. Exhibit sustainable best practices and climate change leadership through innovative design, robust materials and low maintenance and cohesive management frameworks.

Our team will incorporate best practices with regards to sustainable design with the goal to minimize the impact on the natural environment, and reduce overall maintenance and operations requirements.

6. Protect, enhance and establish new view corridors, vistas and visual connections and iconic views toward the falls strengthening our national identity.

One of the primary focuses of the Master Plan is to strengthen views and relationship of visitors to the Falls and to the river. It is a dynamic central feature of the Park. Through the creation of a new hierarchy of moments, destinations and amenity spaces, new opportunities may arise along the water's edge to heighten this overall experience.

7. Develop a coherent ten-year concept master plan with short, medium and long-term goals and commensurate with NPC's 10-Year Priorities.

The Queen Victoria Park Concept Master Plan process will include identification of priority items, primary moves and recommendations for phased implementation over 10 years and beyond.

8. Maximize opportunities to showcase cultural heritage assets with a focus on taking guest experiences to the next level.

The Concept Master Plan will identify opportunities to enhance and expand existing and new destinations to create unique and memorable experiences.

1.4 Master Plan Process

The design team have developed a 10-year Concept Master Plan for Queen Victoria Park that will provide the opportunity to better understand and re-frame the way that guests can physically and cognitively connect with Niagara Falls and the rich cultural landscape that defines the park. It identifies areas for protection and enhancement, as well as identifying new opportunities for site re-organization, innovative design, programming, and revenue generation.

Our approach involves detailed analysis and inventory of existing conditions. Challenges and opportunities were identified. Following the site analysis and inventory, the design team conducted focused design workshops in a charrette format to understand the primary goals of each discipline. A framework was developed along with high level design options.

Project objectives, established by NPC, and guiding principles informed the development and refinement of the design concepts, identified prioritization of specific moves and areas of the site, and anticipated project implementation and phasing.

A refined Draft Concept Master Plan was presented to the Commission and stakeholders for input and feedback. Comments from the consultation process were integrated into the final Concept Master Plan



Master Plan Phases and Schedule



Development of the design from early sketches to a final rendered vision

1.5 Engagement Process

DTAH and the design team, in collaboration with the NPC project team, developed and implemented a broad engagement program throughout the full scope of the project.

In the first stage of the study, the project team engaged NPC staff to determine existing challenges and opportunities. Information gathered at that initial session was integrated into early concepts and formed the basis for several design options.

In the second phase of the project, the project team consulted with the NPC executive team and the Commissioners to refine the options into a single concept.

In the third phase of the Concept Master Plan, the design team and NPC project team met with the public, local stakeholder groups and NPC staff to present the concept vision and garner feedback to finalize the Master Plan.



1.6 Master Plan Purpose

The Concept Master Plan is intended to test NPC's Strategic Plan priorities, develop achievable milestones and inform capital budget planning for projects over 10 years. It will support NPC's mission and mandate to develop one of the most spectacular parks in the world that:

- Enhances protection and sustainable use of natural features;
- Enhances protection and sustainable use of cultural heritage features;
- Establishes a policy framework for land use and programming;
- Improves visitor experiences and identifies programming opportunities that are compatible with preserving the natural and cultural heritage of the area; and
- Improves connectivity and movement throughout QVP and to the wider area by creating a multi-modal transportation structure.

As it develops, the concept master plan will address the following objectives:

- Identify and create opportunities for change
- Improve linkages and connectivity within the area and with abutting lands
- Establish a new benchmark for the existing facilities and surrounding landscapes based on world class design standards
- Develop guidelines for flexible capital budget priorities that recognizes physical and programming relationships and connections of areas/projects/priorities
- Develop a long-term vision
- Create implementable short, medium and long-term goals/outcomes within a 10-year key priorities plan
- Develop consistent design standards across theme areas and the entire area
- Develop cohesive management framework
- Enhance resource use efficiencies (energy and innovation opportunities, staff, infrastructure)
- Advance diversification of programming through opportunities to establish a new event space
- Progress opportunities for extension of seasonal interest and use
- Develop performance measures/monitoring
- Develop key program areas
- Develop management strategies
- Identify opportunities for event space(s) for a range of scales (festivals and cultural activities)







2/ Inventory

Review of Existing Conditions

2.1 The Study Area

The Study Area comprises 199 hectares of parkland under the jurisdiction of The Niagara Parks Commission (NPC), an agency of the Government of Ontario. The site is framed by the Niagara River and gorge valley to the east, the Welland River to the south, Portage Road and a treed moraine slope to the west and the Rainbow Bridge International Border crossing to the north.

The central circulation of the park is a 4.5km long segment of the Niagara Parkway which stretches 56km along the Canadian side of the Niagara River from Lake Ontario to Lake Erie. The Niagara Parkway connects all NPC properties in a continuous chain of park experiences along the historic waterway.

Within much of the background information the site is divided into two sections:

- Queen Victoria Park, also referred to as the core park, which has provided a free and publicly accessible landscape for viewing of the Bridal Veil & American and Horseshoe (Canadian) Falls since its establishment in 1887 and includes the heritage power houses, Dufferin Islands, Oak Hall, and Rapidsview parking lot and Oakes Garden Theatre.
- Kingsbridge Park, the Administrative lands of NPC and the landscape of the contemporary water control structures along the south parkway.



CNPGS with Niagara Parkway (NF Library)



Guests at Table Rock



Aerial Image of Queen Victoria Park and the Horseshoe Falls (NPC)



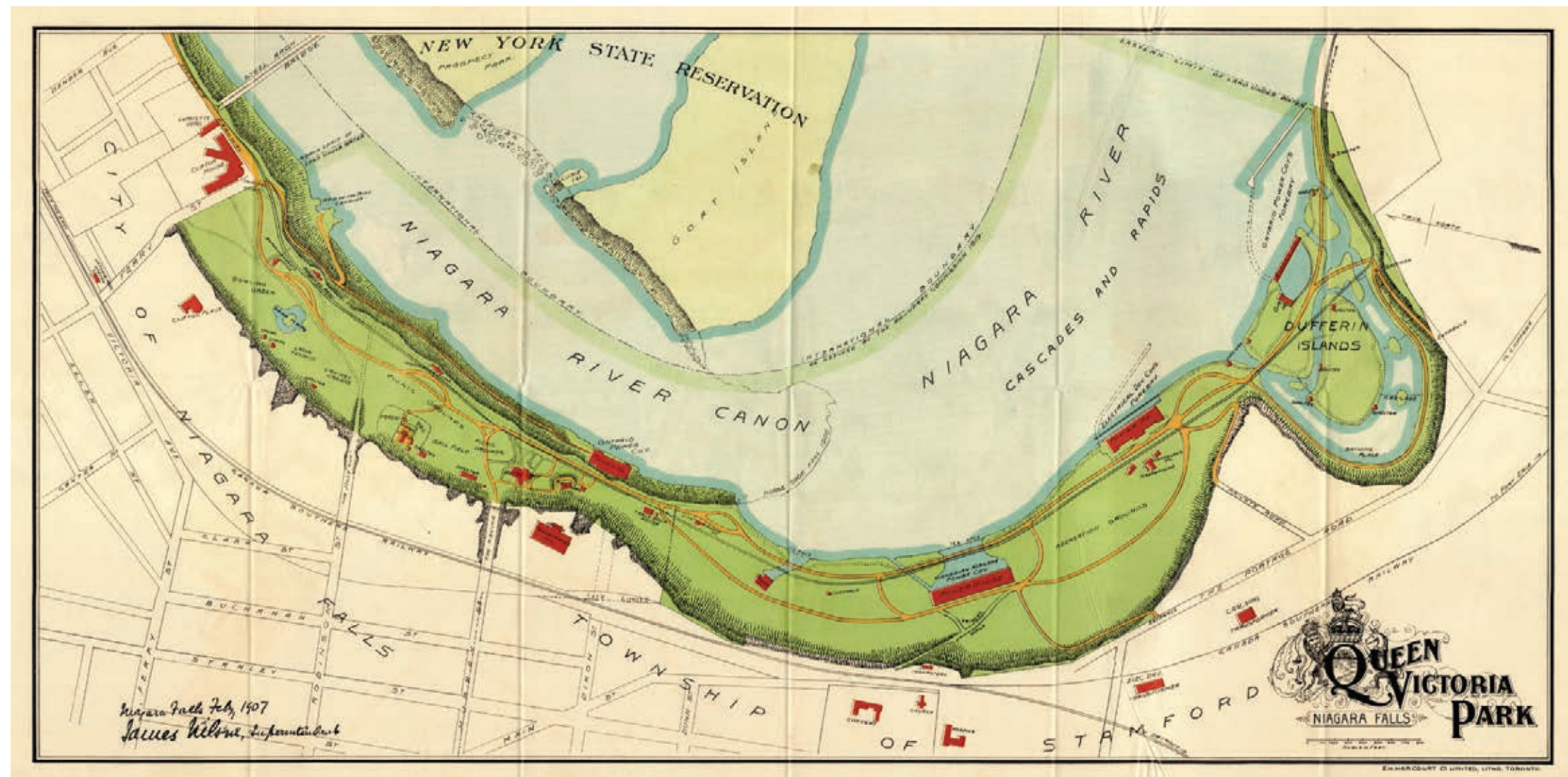
2.2 Programs, Facilities and Services

2.2.1 Program Overview

The current offerings of the Study Area vary from thrill-seeking adventures to interpretive displays, from nature walks through Dufferin Islands to riding the Incline Railway. The site has a mixture of group activities and independent experiences, and provides opportunities for active and passive recreation.

When it opened in 1887, the park included the carriageway spine of the parkway, a strolling promenade, bowling greens, picnic grounds, fountains, and demonstration gardens, much of which still remains. However, with the construction of the three major power generating stations, the landscape of the Dufferin Islands was added to the park introducing a new set of activities and furthering the natural heritage enhancement and protection mandate of NPC.

There are several locations for staging small and large events. NPC has a comprehensive schedule of events year-round with signature multi-day festivals (i.e. Winter Festival of Lights and Summer Concert Series) and single-day events, (i.e. New Years Eve and Niagara Falls Marathon). Most events are targeted towards primarily pedestrian visitors, with the exception of the Winter Festival of Lights, which is designed to be experienced by car.



1907 Map of Queen Victoria Park (NPC Archives)

2.2.2 Destinations

Oakes Garden Theatre and Rainbow Gardens

Constructed in 1938 and 1942, the Dunington-Grubb & Stenison designed open air theatre and gardens are primarily used for weddings and special events. The spaces are arranged in the Beaux-Arts style (Berketo, 2000) and positioned on axes that terminate views on the Bridal Veil & American Falls and the Horseshoe Falls respectively. Based on discussions with NPC staff, limited back of house and servicing access make this space difficult to program in its current capacity. Currently, the Secret Garden restaurant operates in the retail space adjacent to Oakes Garden Theatre and Rainbow Gardens.



Grand View Marketplace

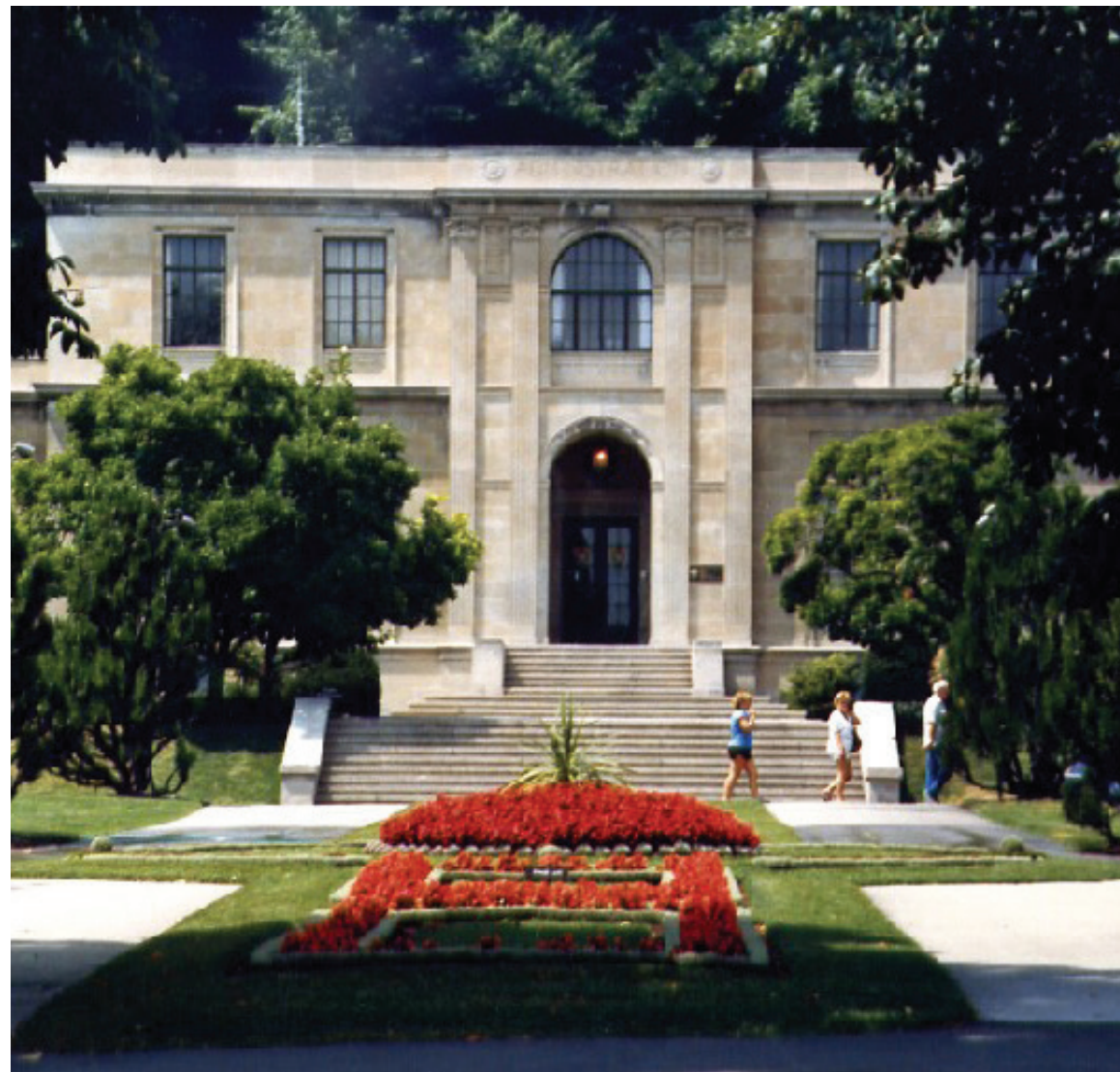
Functioning as the exit retail for the Hornblower Niagara Cruises attraction and an open air market, Grand View provides guests with food and souvenir purchase options. The retail stalls are serviced via driveway access at the base of Clifton Hill. The future Hornblower Incline will alter servicing and guest access around Grand View, especially during peak season. Grand View has the capacity to function year-round, but most retail shuts down from the end of November to mid-March to coincide with winter closures of adjacent attractions.



Administration Building

Constructed in 1927, the Administration building provided offices for the Niagara Parks Commission. The architectural style is less ornate compared to other structures constructed on site. In 1957, a second storey was added in a similar style. The building has an unobstructed view of the Bridal Veil Falls via a cultivated formal garden connection to the Parkway and former Promenade.

Today the Administration Building serves as the headquarters for Niagara Parks Police.



Queen Victoria Place

Queen Victoria Place was constructed in 1905 and known as the Refectory, the building served as a fine dining restaurant. The structure has undergone many renovations and additions in its century of existence. Today it still serves as one of NPC's locally focussed dining venues, while also housing several fast food options and a souvenir shop.

Surrounding the building is a busy parking lot and simple landscape. Adjacent to the building is the Murray Street Welcome Centre that serves guests arriving from the Fallsview area by foot down Murray Street.



Table Rock Visitor Centre

Several structures have stood at Table Rock since the inception of Queen Victoria Park. The building that is seen today is an expansion and renovation of the second Table Rock House, built in 1927. Today the Table Rock Visitor Centre houses two NPC operated attractions, Journey Behind the Falls and Niagara's Fury, as well as Elements, a Signature Dining Experience. Table Rock also contains a variety of food and beverage and retail locations, and a NPC Welcome Centre.

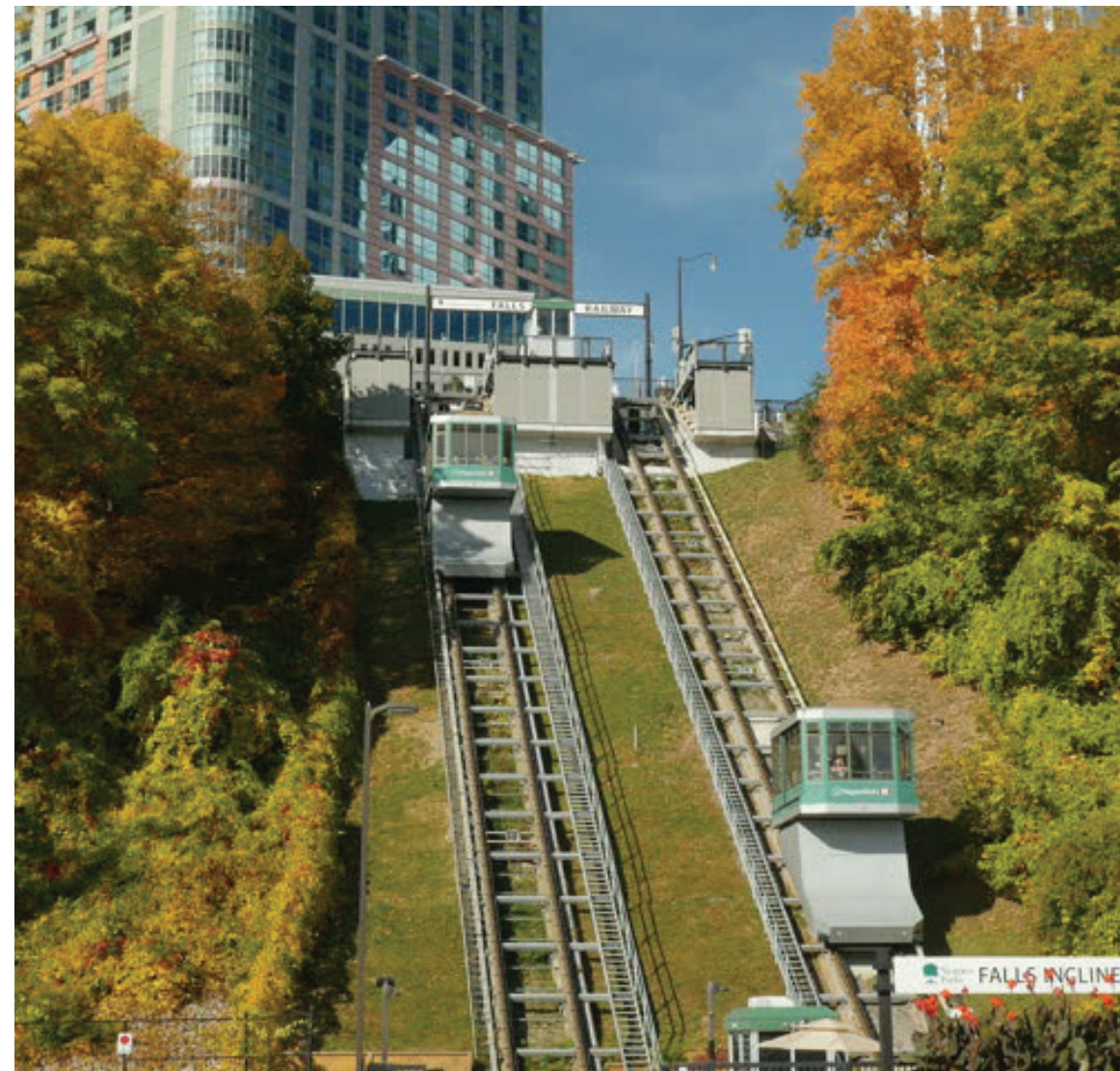
Currently, the Table Rock Visitor Centre is undergoing a revitalization project to reimagine the interior amenities and attractions, enhancing the experience for over 3 million visitors annually.



Incline Railway

Constructed in 1966, the Incline Railway provides a critical link between the highest point of the Fallsview tourist area and Table Rock. Open year-round, fully accessible and climate-controlled, the Incline Railway provides riders a unique vantage point of the Horseshoe Falls as they rise and descend along the track. Today, guests can use the Bridge of Flowers to cross the Niagara Parkway and access Table Rock Visitor Centre.

In 2016, nearly 1 million trips were taken using the Incline Railway.



Floral Showhouse

Greenhouses and garden outbuildings were constructed at the current site of the Floral Showhouse starting in 1894. Expanded in 1909, the Floral Showhouse gained its contemporary addition in 1980. The gardens and greenhouses showcase collections of orchids, succulents, and other tropical plant species throughout the year.

The Showhouse hosts eight floral shows per year and houses a small cafe and gift shop. It is the only building within the Study Area which charges an admission fee.



Dufferin Islands

Following the construction of the OPGS Screen House, forebay and Gate House, the lands of the Dufferin Islands were added to Queen Victoria Park and the Niagara Parks. Islands and wetlands have been documented within this area since well before Queen Victoria Park was established, however the islands that are present today are an entirely reconstructed naturalized landscape. The Dufferin Islands have included bathing grounds, paddle boating, and picnic areas which made the area a destination when it was first developed. Though swimming areas and water sports no longer exist here, it has now become a valuable space to observe wildlife.



Rapidsview

Parking Lots were established at Rapidsview in 1985 in conjunction with the introduction of the people-mover transit system (now operated as WEGO) for Queen Victoria Park and the surrounding area. The parking lot can accommodate 1531 cars (with 15 accessible parking spaces) and serves as the primary bus parking location for NPC with space for 39 busses. The transit hub at Rapidsview also houses a seasonal Welcome Centre and washrooms.



Kingsbridge Park

Serving primarily as picnic grounds and a community park for the neighbourhood of Chippawa in Niagara Falls, Kingsbridge park is located at the junction of the Welland River (Chippawa Creek) and the Niagara River. The park also includes a large parking lot, children's play structure, and splash pad.

Kingsbridge Park also serves as the connection point for the Niagara River Recreation Trail heading north from Fort Erie into the Queen Victoria Park Study Area. The trail connects via a pedestrian bridge at the mouth of the Welland River (Chippawa Creek), providing a continuous trail network for the southern portion of the 56km long Niagara Parks.



2.2.3 Signature Attractions

Voyage to the Falls

With more than 2.2 million guests per year, the boat tour represents one of the signature attractions as designated by Destination Canada. Hornblower Niagara Cruises has operated the Voyage to the Falls since 2014, however boat trips to the base of the Falls have operated continuously since 1846. The boat tour represents a top attraction in Niagara Falls and one of the major revenue generators for Queen Victoria Park and NPC.

In 2018, an incline railway will be opened at the boat tour group entrance at the base of Clifton Hill. The incline will assist with accessibility and provide a second access point for guests to visit the attraction.



Journey Behind the Falls

Operated by Niagara Parks, the Journey Behind the Falls uses 130 year-old tunnels, viewing portals and interpretive signage to allow guests to experience the majesty of the Horseshoe Falls up close. Observation decks allow guests to view the Falls from the base, providing a unique vantage to appreciate the size and power of the waterfalls and their significance to modern and historic residents of the region.

Journey represents the largest attraction operated directly by NPC within the Study Area and a top revenue generator. It is also designated as a signature attraction by Destination Canada.



2.2.4 Experiences

WildPlay MistRider Zipline to the Falls

Opened in 2016, the Zipline to the Falls attraction is the newest major experience to be introduced to Queen Victoria Park. The zipline is operated by Niagara Adventure Excursions Inc. Originating at Grand View Marketplace, guests are launched down a zipline into the Niagara Gorge and towards the Horseshoe Falls, terminating near the historic OPGS building.



Niagara's Fury

Niagara's Fury is a multisensory 4D attraction housed in the Table Rock Visitor Centre. The attraction uses water, snow, and visual and sound displays to immerse guests in the experience of the last Ice Age.

The interpretive experience exhibits the geological story of the formation of Niagara Falls. A moving platform allows guests to experience the power of nature as they take a journey down the Niagara River and through time.



2.2.5 Festivals and Events

Seasonal Programs and Festivals

Most of the contemporary spectacle of the Falls centres around fireworks and light displays against the backdrop of the iconic falls. The Falls Illumination project has been financed and operated by The Niagara Falls Illumination Board since 1925, with the most recent updates being completed in 2017. Housed in a decommissioned surge tank of the former Ontario Power Generating Station (OPGS), the lights project an vibrant show onto both the Bridal Veil and Horseshoe Falls every evening year-round. When it was installed, the Illumination project significantly increased the hours people used the park (MHBC, 2016).

Another massive illumination project is the annual Winter Festival of Lights. The festival takes place from November until the end of January and represents the single largest winter program within Queen Victoria Park. Guests during this festival are encouraged to take a scenic drive along the Niagara Parkway and through Dufferin Islands, and to explore Queen Victoria Park by foot to look at and interact with light installations. Fireworks displays are scheduled for every Friday at 9pm and for the entire week between Dec. 24 and 29.

Several smaller multi-day events have been developed in recent years to complement existing festivals. The Winter Market Place at Grand View and additional light activations within Oakes Garden Theatre to celebrate its 80th anniversary have been planned for the 2017/2018 season.

Starting the Friday of Victoria Day weekend, fireworks are set off Monday to Friday at 10pm until Labour Day every year. The staging area for all fireworks displays is located beside the former OPGS at the base of the gorge.

In November 2018, the International Fireworks Competition will be held within the Study Area. The competition takes place over five nights with 15-20 min. long shows. Alternative launching sites have been explored for this festival.

Niagara Parks is also home to the annual Summer Concert Series. Staged at the base of Murray Street, the summer long festival showcases local musical performers in a free concert followed by fireworks every Monday to Friday from July 1 through August 31.



Canada Day Fireworks 2017



Winter Festival of Lights Installation



Winter Festival of Lights



Namaste Niagara



Niagara Falls Wings for Life World Run participants



Falls Illumination

Single-day Events

NPC organizes several major single-day events annually within the Study Area. In 2017, New Year’s Eve and Canada Day each targeted to bring 60,000 guests to the Falls. Both events featured special fireworks displays, concerts, and additional entertainment set up within Queen Victoria Park.

NPC organizes special events, displays and concerts for summer holiday weekends which coincide with their larger seasonal programs. Events for Victoria Day, the August Civic Holiday, and Labour Day draw large crowds to Queen Victoria Park

NPC hosts and sponsors several community sporting events each year, including the Niagara Falls International Marathon, Barrelman Multi Sport Race, and Niagara Falls Women’s Half Marathon. These events typically use the Niagara Parkway as part of the course as well as staging and transition areas at Rapidsview or Kingsbridge Park parking lots. Misting conditions have required that most finish lines and corral areas be located outside the core park area.

NPC also stages several smaller scale free events through their NPC Performance Series primarily hosted at Oakes Garden Theatre or on a smaller stage venue at the base of the Illumination Tower.

2.2.6 Nodes and Attractions

Distances Between Nodes

The distances between attractions and points of interest within Queen Victoria Park is considered walkable, however most attractions are clustered along the east side of the site. While the lack of activation on the west site edge creates spaces for passive recreation, picnicking, and event stages, the parkway creates a clear separation that can be difficult to navigate as a pedestrian. At Clifton Hill, the Grand View Marketplace/Hornblower/Zipline node operates autonomously from the Oakes Garden Theatre/Rainbow Gardens node due to the Niagara Parkway and Clifton Hill roadways interrupting pedestrian connections. These nodes are also a significant distance from other attractions within the core park (700m/9 min. walk).

South of the Falls, the distance between attractions and nodes increases significantly. The Floral Showhouse exists separately from the attractions around the Falls (nearly 800m away) and attracts a different audience. It is not considered walkable to travel between Floral Showhouse and Table Rock based on current programming. The edge of Dufferin Islands is a further 500m, or 6 min. walk, southeast of the Floral Showhouse and again caters to a different guest. Though Rapidsview represents a significant parking and transportation hub, it does not serve as an attraction for visitors to Queen Victoria Park. Most guests who park at Rapidsview travel by WEGO to get to the Falls, bypassing both Dufferin Islands and the Floral Showhouse to get to the main attraction in the Study Area.

Kingsbridge Park is physically separated from the core park and most other facilities in the Study Area. Functionally, it is more focused on local users and does not cater to the international draw of the Falls. Kingsbridge also serves a significant function as a link to the south Parkway and recreational trails and a gateway from Fort Erie into the core park.

Under-utilized Structures and Spaces

There are a number of structures and spaces within the Study Area that are either under-utilized or awaiting redevelopment. The three existing Power Houses and their auxiliary structures have been identified as heritage assets and are slated for adaptive reuse in the near future. The main power house structures are large open shells with significant value in terms of their potential and presence in the landscape. The smaller auxiliary structures are also valuable to the picturesque legacy of Queen Victoria Park.

At the north end of the Study Area, several structures currently serve uses that do not take advantage of their prime locations. The Clifton Gate House currently houses the administrative offices for WildPlay (the zipline operator). Oakes Garden Theatre, though a cultural landmark and key venue for Niagara Parks, currently lacks back of house facilities to enable large event hosting. The Administrative Building, previously home to NPC administrative offices, now houses the central headquarters of Niagara Parks Police.

The bus drop-off and WEGO hub at Table Rock represents a significant transportation infrastructure space that occupies a large prime location and under-serves the majority of the guests to the Falls. As part of the concurrent Table Rock redevelopment process, this area will be explored to improve function and mitigate existing challenges in the vicinity.

The Rapidsview parking lot serves a limited function outside of peak times. The landscape of Rapidsview links to the administrative areas southeast and further towards Kingsbridge Park. The transportation hub provides an acceptable level of service during peak season, however WEGO buses not operate on Fridays and Saturdays from mid-October to mid-May, meaning Rapidsview is completely disconnected from the core park on some of the busiest periods.

The Niagara Recreational Trail connection from south of Dufferin Islands to Kingsbridge park is a very comfortable pedestrian experience for exploring the contemporary Hydro Infrastructure of the International Control Dam and Water Control Gates, however the lack of seating locations and the linear nature of the path do not make it conducive for strolling and, with a lack of wayfinding signage, there is no clear destination. This link is used primarily by joggers and recreational walkers as a fitness route from Kingsbridge Park and the communities beyond.

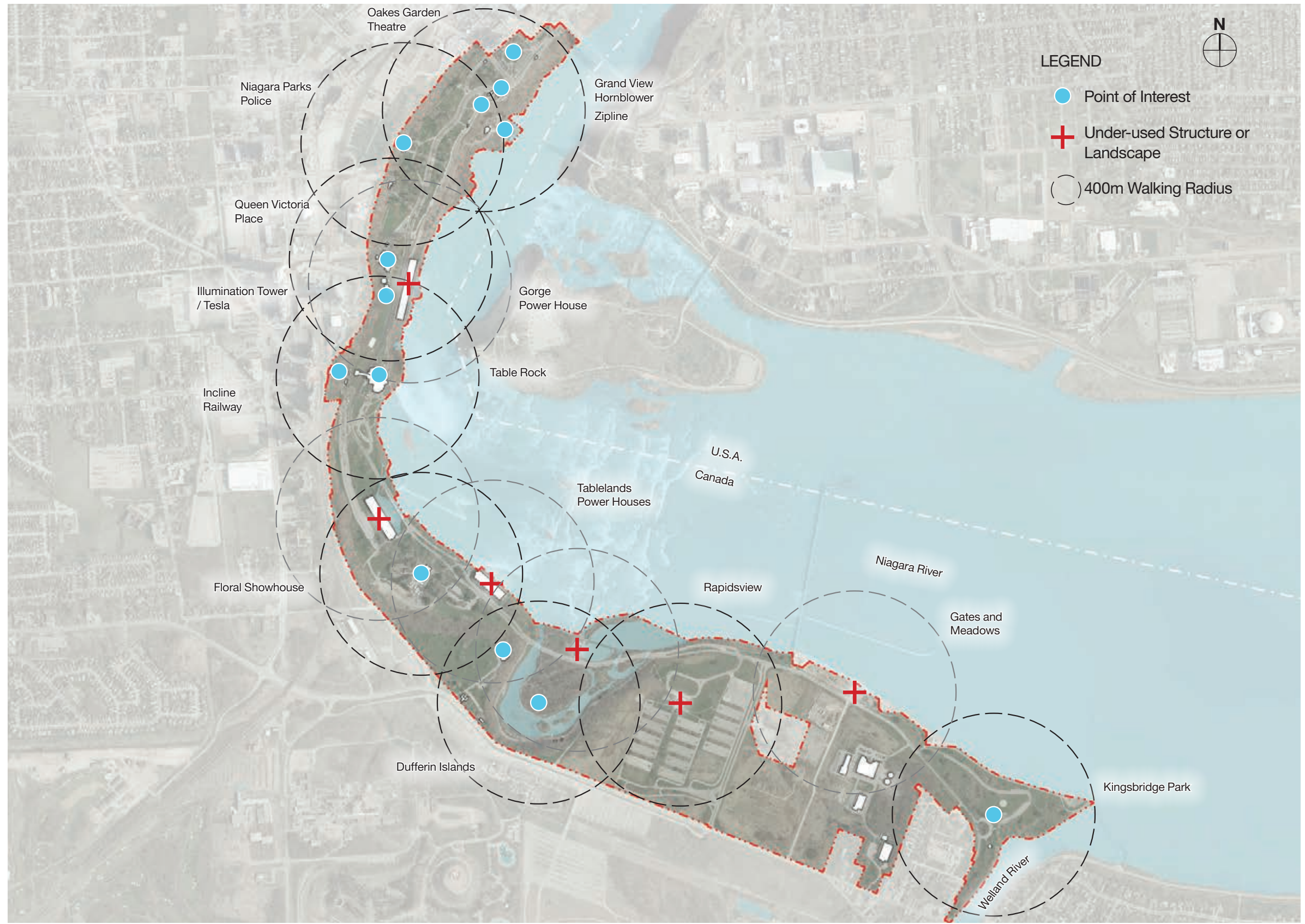


Fig. 2-1: Destinations

2.2.7 Food and Beverage

The Study Area has a wide variety of food and beverage options. Most options are concentrated in the north half of the park and are located to capitalize on the highest concentration of visitors within the Study Area.

Picnic grounds, both formal (with pavilions and tables) and informal (open lawns) exist throughout Queen Victoria Park and Kingsbridge Park. These facilities are typically located near washrooms.

Fast casual food options are concentrated at the high activity attractions within the core park. At Queen Victoria Place and Table Rock these locations provide both dine-in, cafeteria style seating and take-away. At Grand View Marketplace service is for take-away only. In all locations, food choice and brand options favour established standards and generic fare to appeal to the largest possible audience.

Experiential dining is limited to three restaurant choices. The Floral Showhouse cafe does not fit within the NPC Culinary branding, however it does offer opportunities to eat within a relaxing and enjoyable environment. The other experiential dining options within the Study Area, Queen Victoria Place Restaurant and Elements on the Falls, fall within the NPC Culinary brand and focus on providing guests with enjoyable, locally-sourced food and beverage options that showcase the Niagara Region.

Within Rainbow Gardens, at the north end of the Study Area, there is a food vendor site administered by the Bridge Commission. Though this site provides dining options seasonally, NPC currently recognizes no revenue generation from this location.

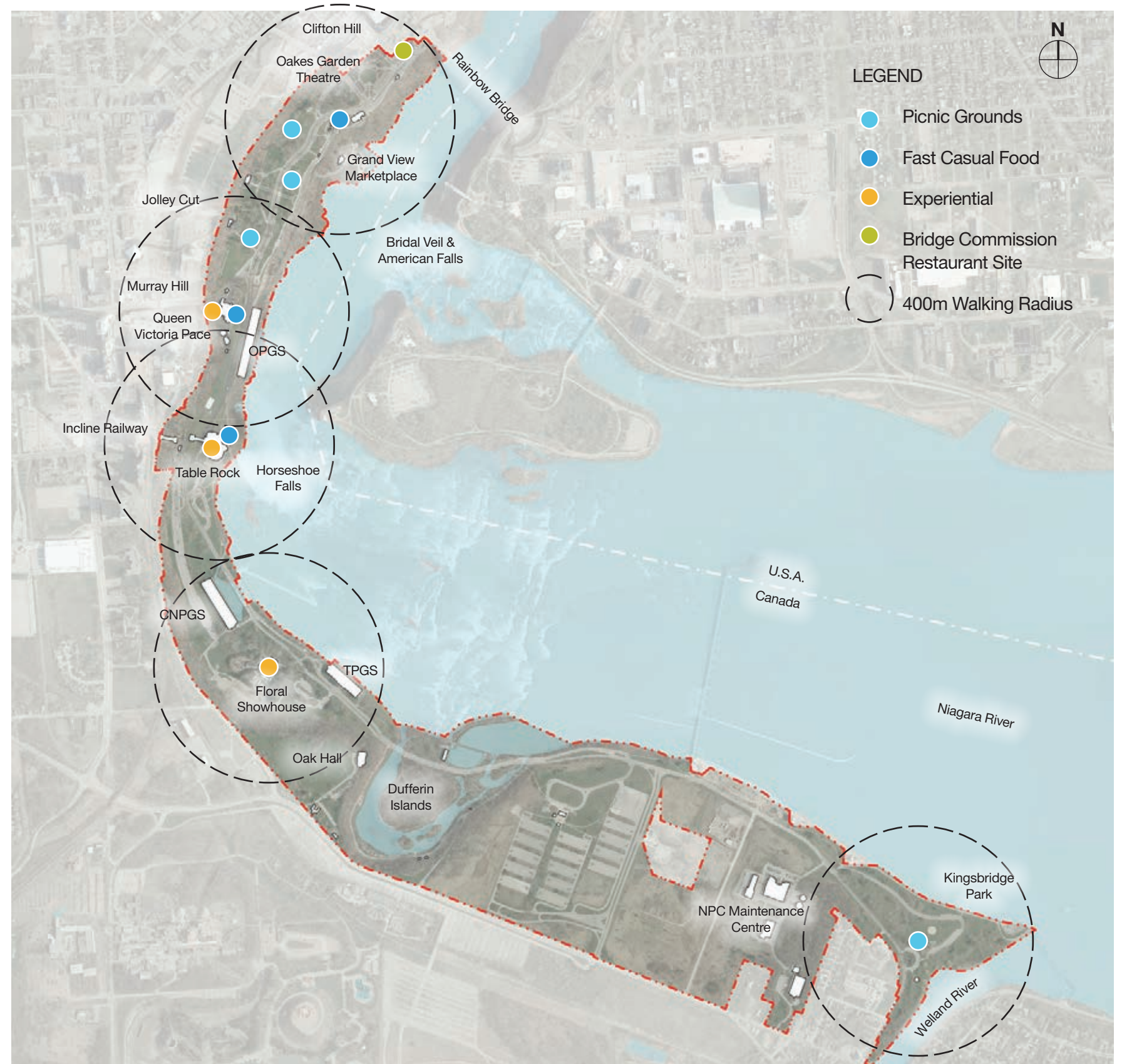


Fig. 2-2: Food and Beverage Locations



Fig. 2-3: Retail Locations

2.2.8 Retail

Retail locations within the Study Area are limited to the core park and only include two types of retail offerings, souvenir shops and local showcases.

Souvenir shops are located in busy, tourist centred locations and offer a variety of Niagara Falls themed merchandise for relatively low cost. These locations also serve as exit retail for attractions, providing locations for purchasing photos, videos and personalized experience based souvenirs.

Local showcase shops stock more Niagara Region or Canada themed merchandise. Items in these shops typically have a high price point, as they are locally crafted and unique gifts.

In some locations, souvenir and local showcase vendors share the same larger retail area creating a more market type atmosphere. In other locations, the shops occupy separate boutiques or stalls.

2.2.9 Public Washrooms

Publicly accessible washrooms are located at all major nodes within the Study Area. At the core of Queen Victoria Park, washroom facilities are integrated into buildings and attractions that remain open year-round. Therefore these washroom facilities also remain accessible in winter. The year-round facilities at Table Rock and Queen Victoria Place also represent the largest washroom blocks within the site. Washrooms at the Floral Showhouse remain open with the gardens, however they are not easily accessible for guests to the larger park.

Washrooms at Grand View Marketplace close following the Winter Market events and closures of Hornblower and WildPlay Zipline to the Falls in late-November. The washrooms open again when the attractions reopen in late-March or early-April.



Fig. 2-4: Washroom Locations

2.2.10 Seasonality

Queen Victoria Park offers a range of fascinating year round events and attractions.

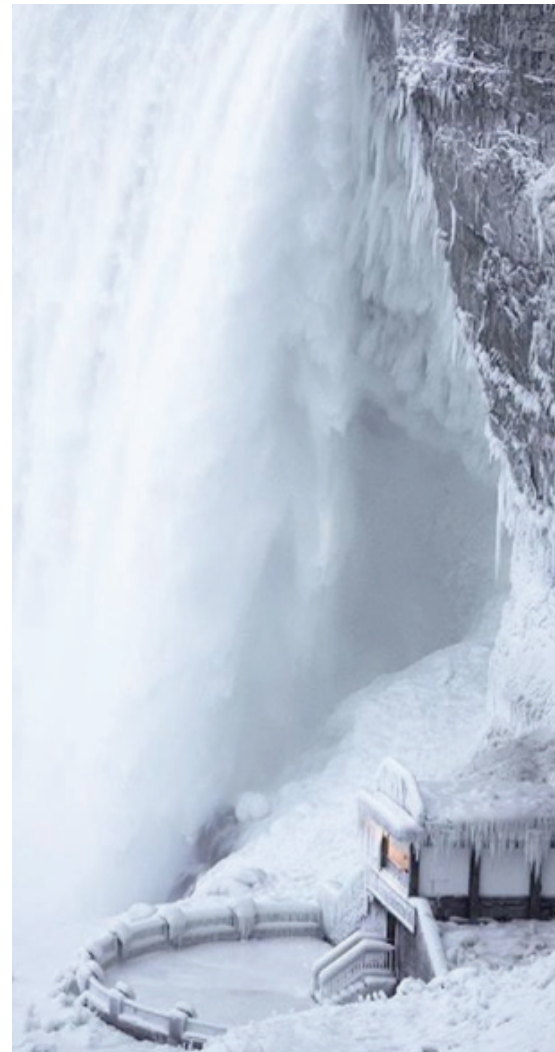
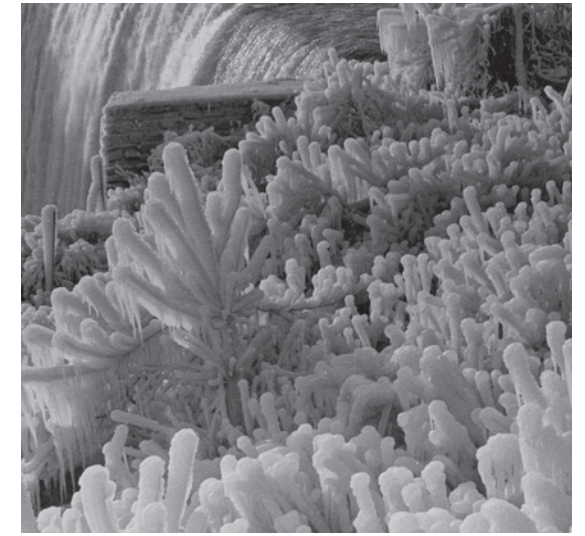
The Falls is the main draw to the site. A natural wonder that is viewed and experienced in both the warmer months as well as the colder ones.

Spring, Summer and Fall are the busiest times of year for park programming and events in the park, in the city of Niagara Falls, and in the larger Niagara Region. This has an impact on parking, pedestrian movement, traffic volume, and overall congestion during high season.

During the winter months, the volume of traffic (for both pedestrian and vehicular) is greatly decreased, with the number of events and attractions lessened.

Exterior attractions are primarily focused on the Illumination of the Falls, from November to March, which highlights the sculptural features of the ice formations, the Winter Festival of Lights, from November to the end of January, Journey behind the Falls (which is all year round), and a display of fireworks during the New Year's celebration.

The Winter Festival of Lights includes a series of lighting installations throughout QVP; including Dufferin Islands, illumination of various architectural features, Oakes Garden Theatre, Floral Showhouse and Table Rock Welcome Center. Pedestrian access is more limited to specific areas near the Falls in the winter months, due to ice build-up from the Falls mist. Parking volumes are decreased, with the parking areas near Upper Rapids and associated washroom facilities closing seasonally. The majority of year-round attractions are located in interior spaces and venues, such as Table Rock and the Floral Showhouse.



2.3 Natural Heritage

One of the primary tenets of The Niagara Parks Commission is the commitment to protecting the natural heritage along the Niagara River. This commitment forms a key part of their mission statement and is interwoven within the Strategic Plan goals for NPC.

2.3.1 Background Review

Protecting the ecological integrity of the Study Area is challenging as development and tourism have increased. Many reports have explored how to enhance and protect the natural features of the Niagara River as well as provide recommendations for sustainable use. This Inventory and Issues report relied on background reviews to describe the geology, hydrogeology, and hydrology within the Study Area. The following sources were consulted and summarized below;

- Niagara Parks Commission Moraine Management Plan Technical Background Document February 7, 2000 by Totten Sims Hubicki Associates and Gartner Lee Limited (NPC, 2000)
- DRAFT Environmental Land Management Plan for the Niagara Parks Commission: Stage 1 April 2009 by Brock University (NPC, 2009)
- Niagara Parks Website

Geology

The bedrock has been sculpted by fluvial action (pre-glacial river system) creating the valley, called Falls-Chippawa Buried Valley, that contains the Study Area. Under the City of Niagara Falls, the tableland is composed of clay and silty sand glacial deposits. Following glacial retreat the early Niagara River shaped the deposits to form the slope apparent today. The slope is referred to as the Moraine and is composed of Halton Till and stratified deposits of sand and silt. The compact nature of these deposits means there is extensive interlocking between soil grains that contributes to a more stable slope (NPC, 2000).

Hydrogeology

A shallow aquitard layer characterized by low hydraulic conductivity inhibits infiltration of surface water. Below this is an aquifer layer that is comprised of embedded sands and silts. Where this layer meets a deeper aquitard ground water discharges at the base of the treed moraine forming seepage areas and ephemeral streams. Based on previous geotechnical investigations seepage areas at the base of the treed moraine occur between 160-166 m ASL (metres Above Sea Level). Below this aquifer is a discontinuous Basal Aquitard located between Clifton Hill and Murray Hill, which locally impedes vertical groundwater flow into the a deeper aquifer layer. This deeper aquifer occurs across the Study Area and acts as an underdrain to the granular layers above.





Hydrology

The 2000 NPC report assessed the area between Clifton Hill and Oak Hall for tableland drainage and the effects on the treed moraine. It was found that between the Inclined Railroad and Oak Hall the tableland drained south and along the treed moraine but not down it. This report also determined that Fallsview Casino (still an old Hydro building at the time of the report) is the topographic high point of the moraine in the Study Area. The slope in this area had a series of peninsulas and gullies; the gullies convey the runoff from the tablelands. North of Fallsview Casino location it was noted that a significant amount of surface runoff from the tablelands drains to the top of the slope as well as on Murray Hill and the Jolly Cut. The overall impression from the NPC Moraine Management Plan Technical Background Document is that in areas where the flow is concentrated gullies form regardless of vegetation. The authors of the report have also postulated that the steepness of the slope creates flow velocity that is too high for vegetation to protect the slope from erosion.



Vegetation and Wildlife

The Study Area is within the Carolinian forest zone: characterized by the prevalence of deciduous tree species, and recognized as the most diverse ecosystem in Canada due to the large variety of flora and fauna. In 1884, over 800 species, including mosses and lichens, were recorded along the Niagara River. This diversity has not been documented since and it is likely that many species are now locally extirpated. Nevertheless, rare, unique and at-risk plants associated with the Carolinian forest zone are found within the Study Area as well Environmentally Significant Areas (ESAs). The ESAs are areas that have unique environmental attributes that should be retained and maintained. ESAs are essential to the conservation of diverse plant and animal populations, such as, rare ecosystems, habitats for Species at Risk and areas that are easily disturbed by human activities (NPC, 2009).

The treed moraine has been described as a Dry-Fresh Sugar Maple Deciduous Forest (FOD5) with Red Oak forming a significant portion in the north of the study site and Black Walnut and White Ash associates in the south of the study site. Significant Plant Species such as Pawpaw (*Asimina triloba*), Tulip Tree (*Liriodendron tulipifera*), Smooth Arrow-wood (*Viburnum recognitum*), Kentucky Coffee-tree (*Gymnocladus dioicus*), and Chinquapin Oak (*Quercus muehlenbergii*) have been found within the Study Area.

The Study Area provides stopover habitat for migrating birds and has been designated as a globally significant Canadian Important Bird Area (IBA) given that it provides essential habitat for Congregatory Species, Waterfowl Concentrations, and Colonial Waterbirds/Seabird Concentrations. A detailed Fauna inventory has not occurred in this area.

Furthermore, the Ontario Ministry of Natural Resources and Forestry (OMNRF) designated an Area of Natural & Scientific Interest (ANSI) in the Study Area. ANSI's can be two categories those that have been identified as having provincially or regionally significant representations of ecological features or geological features, Life Science and Earth Science respectively.

Invasive Plant Species

The Moraine Management Plan (NPC, 2000) noted that Norway Maple (*Acer plantanoides*) was dominating an area North of the powerhouse. Norway Maple is a concern as it is notorious for producing dense shade that limits growth and retention of native ground cover, which results in the loss of soil from the root zone and aids in erosion. Other invasives that were documented include Japanese Knotweed (*Reynoutria japonica*), Garlic Mustard (*Alliaria petiolata*), Tree-of-heaven (*Ailanthus altissima*), Dame's Rocket (*Hesperis matronalis*), Tatarian Honeysuckle (*Lonicera tatarica*), and European Buckthorn (*Rhamnus cathartica*).

Aesthetics and Recreation

Due to the steepness of the slope, the treed moraine has very little signs of use, though trails do occur including ad-hoc trails noted in the past on the slope. In the Dufferin Islands, interpretive trails are being upgraded, and interior trails are closed to reduce fragmentation and increase habitat (NPC, 2009). Other opportunities for recreation exist all around the Study Area as it is a vital part of the cityscape and Niagara Falls has approximately 12 million visitors yearly (Niagara Falls Canada, 2017).

The treed moraine is a “ribbon of green” backdrop to the Queen Victoria Park and the rest of the tourist area along the Niagara River. Historically cutting, trimming, topping and removal to create vistas has occurred. Additionally, Queen Victoria Park and the other Botanical Gardens in the Study Area provide greenery adjacent to the Niagara River and Falls.

Environmentally Significant Area

The Study Area has been identified by the Niagara Natural Areas Inventory (Niagara Peninsula Conservation Authority 2009) as an Environmentally Significant Area (ESA): Study Site NF-03 (Figure 1). This ESA includes the moraine along the slopes within the Study Area, the forests along the river, and the Dufferin Islands. Four provincially rare flora species have been noted within this Study Area, three of which were noted in 1980:

- Eastern Flowering Dogwood (*Cornus florida*)
- Kentucky Coffee-tree (*Gymnocladus dioicus*)
- Butternut (*Juglans cinerea*)

American Water-willow (*Justicia americana*), a nationally Threatened wetland plant, was documented (Oldham, 2007) in 2006.

Further provincially rare species have been noted:

- Lizard's Tail (*Saururus cernuus*) – S3
- Narrow-leaved Water-plantain (*Alisma gramineum*) – S3
- Red-rooted Cyperus (*Cyperus erythrorhizos*) – S3

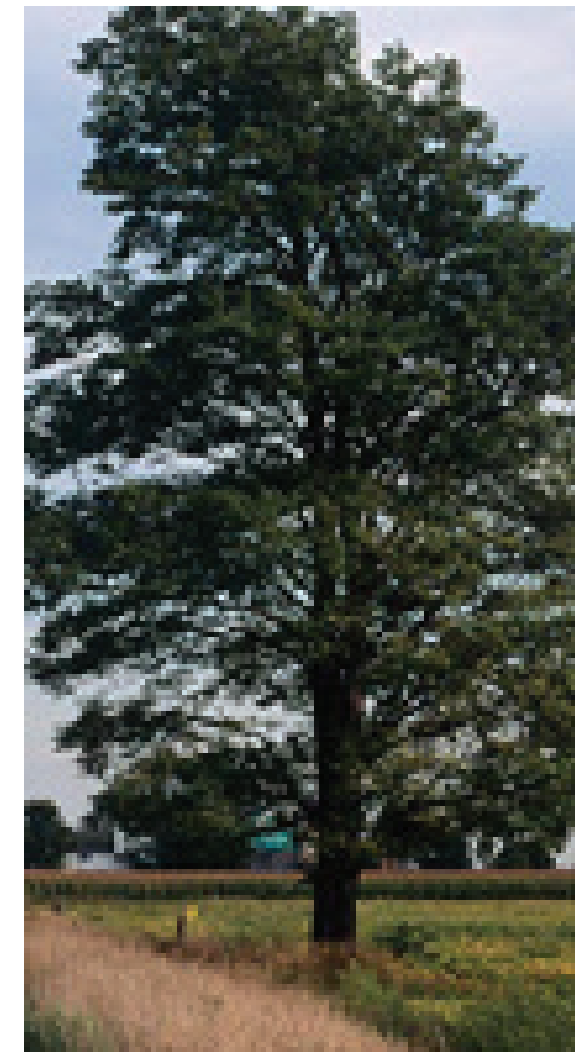




Fig. 2-5: ANSI and ESA designated areas

Area of Natural and Scientific Interest

The provincially significant Niagara River Bedrock Gorge Earth Science ANSI has been delineated by MNR within the Study Area (Figure 1). This ANSI is the best representation of this type of landform/vegetation association in this part of Ontario.

Significant Species

Table 1 provides a list of 29 provincially rare species that have been noted in the 1 km square encompassing the site according to records kept by the Natural Heritage Information Centre of the Ontario Ministry of Natural Resources. Exact locations for these species, and whether they still occur in the Study Area, are unknown.



2.3.2 Planning Context

Planning Act (1990)

The Niagara Parks Commission is an agency of the Province. According to the Planning Act (1990) decisions put forth by the Niagara Parks Commission that affects a planning matter shall be consistent with the Provincial Policy Statement, conform to Provincial Plans and have regard for municipal policies including consultation with the affected municipalities.

The Provincial Policy Statement (PPS) (2014)

The PPS considers natural heritage to include those features and areas “which are important for their environmental and social values as a legacy of the natural landscapes of an area” (MMAH 2014). Policy 2.1.1 of the PPS states that “natural features and areas shall be protected for the long term”.

In Policy 2.1.4, the PPS states that “development and site alteration shall not be permitted in:

- a) significant wetlands in Ecoregions 5E, 6E and 7E; and
- b) significant coastal wetlands.

In policy 2.1.5, the PPS states that “development and site alteration shall not be permitted in:

- a) significant wetlands in the Canadian Shield north of Ecoregions 5E, 6E and 7E;
- b) significant woodlands in Ecoregions 6E and 7E (excluding islands in Lake Huron and the St. Marys River);
- c) significant valleylands in Ecoregions 6E and 7E (excluding islands in Lake Huron and the St. Marys River);
- d) significant wildlife habitat;
- e) significant areas of natural and scientific interest; and
- f) coastal wetlands in Ecoregions 5E, 6E and 7E that are not subject to policy 2.1.4(b)

Unless it has been demonstrated that there will be no negative impacts on the natural features or their ecological functions”. Negative impacts are defined as “degradation that threatens the health and integrity of the natural features or ecological functions for which an area is identified due to single, multiple or successive development or site alteration activities” (MMAH 2014). Therefore, development within certain features may be permitted if it can be demonstrated through an Environmental Impact Statement/Study/Assessment that there will be no negative impacts.



The Region of Niagara Official Plan (OP)

Policy 14.B.4 - “Before carrying out any undertaking that the Niagara Parks Commission considers will directly affect the Regional Municipality of Niagara, the Niagara Parks Commission shall consult with and have regard for the established planning policies of the municipality as may be required from time to time under subsection 6(2) of the Planning Act, R.S.O., c.P. 13.” That said, the following natural heritage policies should be reviewed and considered where future development is proposed within or adjacent to the natural heritage features within the Queen Victoria Park area:

Policy 7.A.2.1 states that “development and site alteration shall only be permitted if it will not have negative impacts, including cross-jurisdictional and cross-watershed impacts, on:

- a) The quantity and quality of surface and ground water;
- b) The functions of ground water recharge and discharge areas, aquifers and headwaters;
- c) The natural hydrologic characteristics of watercourses such as base flow;
- d) Surface or ground water resources adversely impacting on natural features or ecological functions of the Core Natural Heritage System or its components;
- e) Natural drainage systems, stream forms and shorelines; and
- f) Flooding or erosion.”

Policy 7.A.6.1 states “hazardous lands and sites shall be as identified and mapped by the Niagara Peninsula Conservation Authority. Where an application for development or site alteration is made and such mapping is not available the location and extent of hazardous lands or sites shall be as determined by the Conservation Authority after considering an appropriate study prepared and signed by a qualified engineer and submitted with the application.”

Policy 7.A.6.5 states “Along valleylands where the valley bank height is equal to or greater than 3 metres the following provision applies: a minimum setback of 7.5 metres from the stable top of the valley slope, as identified by the Conservation Authority, shall be required for all new structures, including swimming pools and subsurface sewage disposal systems, and for site alterations.”

Policy 7.B.1.1 states that the Core Natural Heritage System consists of:

- a) Core Natural Areas, classified as either Environmental Protection Areas or Environmental Conservation Areas;
- b) Potential Natural Heritage Corridors connecting the Core Natural Areas;
- c) the Greenbelt Natural Heritage and Water Resources Systems; and
- d) Fish Habitat.

The natural features within the Study Area, including the ESAs, have been mapped on Schedule C of the Region’s OP as Environmental Conservation Areas.

Policy 7.B.1.11 states “development and site alteration may be permitted without an amendment to this Plan:

- a) In Environmental Conservation Areas; and
- b) On adjacent lands to Environmental Protection and Environmental Conservation Areas as set out in Table 7-1 except for those lands within vegetation protection zones associated with Environmental Protection Areas in the Greenbelt Natural Heritage System.

If it has been demonstrated that, over the long term, there will be no significant negative impact on the Core Natural Heritage System component or adjacent lands and the proposed development or site alteration is not prohibited by other Policies in this Plan. The proponent shall be required to prepare an Environmental Impact Study (EIS) in accordance with Policies 7.B.2.1 to 7.B.2.5

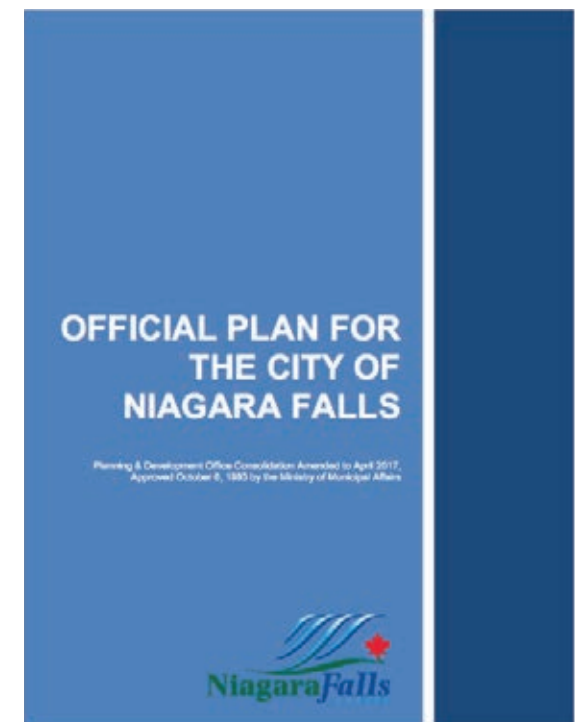
Official Plan for the City of Niagara Falls

Policy 4.2.11 for the Queen Victoria Park Subdistrict recognizes that “municipal land-use regulations do not apply to Queen Victoria Park or other parklands under the jurisdiction of the Niagara Parks Commission as the development of such lands is mandated by the Niagara Parks Act. Nevertheless, the Niagara Parks Commission and the City of Niagara Falls will consult on plans for future harmonious development. “ That said, the following policies should be given regard when future development is proposed within Queen Victoria Park:

Policy 4.2.12 states, “Queen Victoria Park shall be maintained as a high-quality, well-landscaped urban park within which to experience and protect the natural environment of the Falls, the gorge and the Niagara River. Council shall cooperate with the Niagara Parks Commission to ensure that Queen Victoria Park continues to function as the primary attraction and main destination for visitors to Niagara Falls.”

Policy 4.2.13 states, “the future development focus for Queen Victoria Park shall be on non-intrusive facilities which interpret and/or enhance “the Falls experience”. New buildings and structures shall be carefully sited and designed to complement and not detract from the open space and viewing function of the Park. No third-party advertising shall be permitted on any buildings or structures which are visible from the Park. The definition of “third party advertising” and implementation guidelines for existing, approved and future signs will be developed by Council in consultation with the NPC and area landowners.”

Policy 4.2.14 states, “the City shall encourage the Niagara Parks Commission to make specific improvements to Queen Victoria Park, including but not limited to: a) eliminating large car and bus parking areas at Table Rock; b) narrowing and realigning the Niagara Parkway away from the Niagara River; and, c) reclaiming portions of the Park to the south of Murray Hill and around Table Rock for renaturalization and enhancement of the escarpment landscape.”



Schedules A and A-1, along with Appendices III-A, III-B, III-C, III-D and III-E of the City of Niagara Falls Official Plan (Amended to January 2015) detail the natural heritage features that are located within the Environmental Protection Area (EPA) or Environmental Conservation Area (ECA) designations, as well as linkages and natural corridors, water resources, Municipal Drains and other natural heritage features.

- Schedule A-1 Natural Heritage Features and Adjacent Lands – areas of EPA (treed moraine) and ECA (Dufferin Island and natural features within the gorge) are mapped in the Study Area.

Policy 11.1.17 states that “An EIS shall be required as part of a complete application under the Planning Act for site alteration or development on lands:

- a) within or adjacent to an Environmental Protection Area or Environmental Conservation Area as shown on Schedule A or A-1; or
- b) that contain or are adjacent to a natural heritage feature”.

It is the aim of the City of Niagara Falls Official Plan to protect, maintain and enhance the important ecological and environmental features within the City. Areas designated EPA receive the highest level of protection with policies that prohibit development or site alteration. The ECAs are important natural heritage areas where some restricted development or site alteration may occur if supported by an environmental impact study. The individual features protected through the EPA and ECA designations are most often interconnected through their location and function. The functions of the natural heritage features within the ecosystem are to be identified, maintained and, if at all possible, improved.

Policy 11.2.13 states that “The EPA designation shall apply to Provincially Significant Wetlands, NPCA regulated wetlands greater than 2ha in size, Provincially Significant Life Science ANSIs, significant habitat of threatened and endangered species, floodways and erosion hazard areas and environmentally sensitive areas”.

Policy 11.2.14 states that “Development or site alteration shall not be permitted in the EPA designation except where it has been approved by the Niagara Peninsula Conservation Authority or other appropriate authority, for the following:

- a) forest, fish and wildlife management;
- b) conservation and flood or erosion projects where it has been demonstrated that they are necessary in the public interest and other alternatives are not available;
- c) small scale, passive recreational uses and accessory uses such as trails, board walks, footbridges, fences, docks and picnic facilities that will not interfere with natural heritage feature or their functions”.

Policy 11.2.22 states that “The Environmental Conservation Area designation contains significant woodlands, significant valleylands, significant wildlife habitat, fish habitat, significant Life and Earth Science ANSIs, sensitive ground water areas, and locally significant wetlands or NPCA wetlands less than 2ha in size”.

Policy 11.2.23 states that “Permitted uses within the ECA designation shall include:

- a) forest, fish and wildlife management;
- b) conservation and flood or erosion projects where it has been demonstrated that they are necessary in the public interest and other alternatives are not available;
- c) small scale, passive recreational uses and accessory uses such as trails, board walks, footbridges, fences, docks and picnic facilities that will not interfere with natural heritage feature or their functions;
- d) uses ancillary to the uses listed above including: parking areas, interpretive centres, conservation area shelters, essential utility structures and other related uses that are compatible with the ECA designation;

Where such works have been approved by the Niagara Peninsula Conservation Authority or other appropriate authority”.

Niagara Peninsula Conservation Authority O. Reg. 155/06

The Conservation Authorities Act, Section 28(1) (10) notes that “no regulation made under subsection (1) shall interfere with any rights or powers of any boards or commission that is performing its functions for or on behalf of the Government of Ontario”. As such, the Niagara Escarpment Commission is not subject to the regulations of the Conservation Authorities Act pertaining to development within the Queen Victoria Park lands.

2.3.3 Review of Best Practices and Management Policies

Niagara Parks has an Environmental Mission Statement to “improve environmental quality and sustainable development throughout the Parks system for the benefit of visitors, employees and associates” (<https://www.niagaraparks.com/corporate/about-us/environmental-protection/>). Their commitment to the environment is based on the following principles:

- Conservation
- Education
- Environmental Management
- Innovation
- Preservation and Restoration

Niagara Parks is committed to:

- Implement Project Green Initiatives that focus on preservation and general enhancement of existing natural features
- Create Partnerships with the public and private sectors for projects that sustain and improve the environmental quality of the Park, such as our air emissions reduction campaign Spare the Air
- Use the best available Technology and practices to benefit the environment wherever practically and economically viable
- Actively participate in an integrated waste management system to Reduce, Reuse, Recycle and Compost
- Foster Education about our commitments to the environment and conservation practices, providing training and motivation for our employees to be environmentally responsible
- Ensure Water Conservation is a vital component of all plans
- Actively participate in programs at our Golf courses aimed at improving environmental management
- Provide and promote Leadership in the areas of environmental protection, management and sustainability
- Comply with applicable Laws and regulations related to the environment

Niagara Parks has also completed a Moraine Management Plan and policies that are intended to address development pressures from the Fallsview Tourist area overlooking Queen Victoria Park in order to manage, maintain and rehabilitate the slope through erosion

control, increase regeneration and limiting access to the area. The policies are intended to ensure “future works on and adjacent to the moraine will be designed to enhance the aesthetic values and native biological diversity of the treed slope”.

The policies of the Moraine Management Plan are intended to permit a two-staged evaluation process that evaluates all work proposed on the Moraine and within an adjacent setback zone. The primary goals include:

1. Biodiversity: Replace non-native plant species with native one and enhance diversity for wildlife habitat improvement.
2. Aesthetics: Protect and enhance the continuous and contiguous appearance of the slope as natural forest landscape.
3. Slope Stability/Erosion Control: Stabilize soil creep and minimize erosion providing for long-term stability.

Satisfaction of primary goals is required prior to review of secondary goals. Secondary goals include”

1. View Management: Transform the Moraine with plant material so that the visibility of the Horseshoe Falls from important sites is enhanced and improved.
2. Access: Discourage uncontrolled access to and unsafe use of the Moraine providing safe and comfortable alternatives.
3. Seepage: Use excess groundwater to enhance aesthetics and biodiversity of the slope tor.
4. Education/Interpretation: Produce and disseminate materials about the Moraine’s natural and cultural heritage and management.

Within the Study Area NPC has implemented measures to enhance the natural features through rehabilitation efforts. Since 1996 NPC has implemented enhancement efforts in Dufferin Islands Nature Area including tree and shrub planting. NPC has also “reclaimed the bus parking area at the brink of the Falls and made arrangements for alternate parking and transportation. Pavement was replaced with green space. The former entrance to Falls Parking Lot was removed and landscaped. Buses now park at Rapidsview Parking Lot and a Call Back System is used to notify the driver when his group is ready to be picked up”.



2.4.1 Existing Conditions Update

A reconnaissance investigation was conducted throughout the Study Area on November 27th, 2017. The purpose of the visit was to update existing information by documenting general information on vegetation communities and areas of significance, as well as document management issues related to natural heritage features. The visit focused on areas of natural vegetation, including areas identified as Environmentally Significant Areas and areas that appeared based on aerial photography to be dominated by natural or cultural vegetation. Vegetation communities were broadly delineated to the ecosite level according to Ecological Land Classification protocol (Lee et al. 1998). Significant species were recorded and locations noted with a hand-held GPS receiver where observed.

Native tree species marked by the tree inventory were also visited to gain an understanding of their potential contribution to natural areas within the Study Area.

Vegetation Communities

Three natural vegetation communities have been identified in the Study Area (Figure 2 and 3) and have been described below according to Ecological Land Classification for Southern Ontario (Lee et. al., 1998).

Dry-Fresh Oak-Maple Deciduous Forest (FOD2)

This forest occupied the steep slope along the western edge of the Study Area, with a patch on flatter ground at the south end of the Study Area. It was dominated by large Red Oak (*Quercus rubra*), which commonly projected above the mature Sugar Maple (*Acer saccharum*) which occurred in the lower canopy. Occasional southern and Carolinian tree species were also noted such as Tulip Tree (*Liriodendron tulipifera*), White Oak (*Quercus alba*) and Honey Locust (*Gleditsia triacanthos*). Norway Maple (*Acer platanoides*), an invasive non-native tree species, was noted especially along the bottom edge of the forest, adjacent to manicured areas. This tree was also noted to be invading further upslope, likely having seeded from the trees at the base of the slope. The shrub layer consisted of non-native species such as European Buckthorn and Tartarian Honeysuckle with occasional stands of non-natives such as Japanese Knotweed. The patch of oak-maple forest at the south end of the Study Area also had a weedy understory.

The ground layer on steep, eroded slopes was sparse, with visible signs of erosion such as root exposure. Patches of non-native invasive plants such as English Ivy (*Hedera helix*) and Black Locust (*Robinia pseudo-acacia*) were noted. However, the time of year was not conducive to determining if there were more abundant native ground cover species, for example, woodland ephemerals such as White Trillium (*Trillium grandiflorum*), that would be best observed in the early spring.

Occasional wildlife habitat elements such as standing dead trees (snags) and downed woody debris were noted. However, the habitat was very dry because of the steeply sloped conditions. No signs of vernal pooling were noted.



Fresh-Moist Hemlock-Hardwood Mixed Forest (FOM6) / Hemlock Mineral Coniferous Swamp (SWC2)

This forest/swamp complex occurred within the Study Area only in the central area of the Dufferin Islands. The ground surface was subtly undulating in this area, with the result that upland and wetland communities were closely interspersed. The canopy was primarily dominated by Eastern Hemlock (*Tsuga canadensis*) with Eastern White Cedar (*Thuja occidentalis*), Sugar Maple, Black Cherry (*Prunus serotina*), Ironwood (*Ostrya virginiana*) and Freeman's Maple (*Acer x freemanii*). Black Alder (*Alnus glutinosa*), an invasive non-native species, was also present. Spicebush (*Lindera benzoin*) was dominant in the shrub layer and occasionally formed a shrub community in wetter areas, where there were patches of organic soils. Black Ash (*Fraxinus nigra*) was occasional in wet areas. Patches of open marsh within this community were dominated by native species such as Canada Bluejoint (*Calamagrostis canadensis*) and Lakebank Sedge (*Carex lacustris*), but other patches were dominated by the non-native invasive Giant Reed Grass (*Phragmites australis*).

There was evidence of groundwater seepage in this community: soils were frequently moist, and a small tributary within the community sustained patches of Watercress (*Nasturtium officinale*), an indicator of groundwater discharge. There were signs that water may pool in the spring in some areas, with the potential for amphibian breeding. Downed woody debris was frequent in this community.

Gray Dogwood Mineral Cultural Thicket (CUT1) / Cultural Meadow (CUM1) / Cultural Woodland (CUW1)

Thickets within the abandoned industrial site at the south end of the Study Area were dominated by dense Gray Dogwood (*Cornus racemosa*), with scattered Red-cedar (*Juniperus virginiana*), Manitoba Maple (*Acer negundo*). Some areas were dominated by blackberries and raspberries (*Rubus* spp.). Small openings in the shrubs were dominated by meadow species such as Canada goldenrod (*Solidago canadensis*) and Smooth Brome (*Bromus inermis*) and non-native grasses. Piles of fill occurred throughout the community. There were few wildlife habitat elements (snags or woody debris) within this community as trees were generally very young: less than 20 cm Diameter at Breast Height (DBH).

Cultural woodland communities also occurred along the edge of the Niagara River, on slopes and small narrow terraces where vegetation could become established. These communities were dominated mainly by Manitoba Maple and Eastern Cottonwood (*Populus deltoides*). These patches of woodland appeared degraded.



Fig. 2-6: Ecological Land Classification - North

Wildlife

The timing of field work was not conducive to obtaining records of wildlife, as critical times of the year for wildlife breeding (for example, for birds and frogs) occur in the early spring and summer. Common species of wintering birds were noted during the site visit such as Black-capped Chickadee and Downy Woodpecker.

Hundreds of gulls were noted congregating to feed and flying above the river upstream of the Falls, near the Dufferin Islands. This area is a documented area for birders to attend gull identification workshops and watch for rare species as the diversity of species can be very high.

The only mammals noted were gray squirrels. Evidence of beaver activity, which appeared historically in the Dufferin Islands, was noted. The treed moraine, other wooded areas and older buildings may provide habitat for bats, some of which are listed as Species at Risk.

Tree Inventory

A tree inventory provided by NPC was reviewed in the field during the site visit. The inventory largely included trees planted in lawns and around buildings. The majority of trees planted were non-native, horticultural varieties or European species, but many native trees were also planted, such as Red Oak, Sugar Maple, Silver Maple, Honey Locust (the thornless horticultural variety), White Oak and Swamp White Oak (*Quercus bicolor*).



Fig. 2-7: Ecological Land Classification - South

2.4.2 Significant Ecological Features and Functions

Significant Species

Significant species noted during site investigations included Honey Locust, a Carolinian tree species considered rare in Canada and Ontario. This species (distinguished from the horticultural variety that is generally thornless by the fact that it had thorns) was noted growing behind Oak Hall.

During a survey completed of Dufferin Islands in 2006, a population of American Water-willow (*Justicia americana*), a nationally Threatened wetland plant, was documented (Oldham, 2007). In addition to recording American Water-willow, two rare species were recorded:

- Narrow-leaved Water-plantain (*Alisma gramineum*) – S3
- Red-rooted Cyperus (*Cyperus erythrorhizos*) – S3

In addition, other provincially significant tree species have been planted in lawns throughout the Study Area. Locations of significant tree species are shown in Figures 2-6 and 2-7.

Significant Vegetation Communities

Portions of the vegetation community identified in the central part of the Dufferin Islands, a mosaic of lowland coniferous forest, coniferous swamp and organic thicket swamp dominated by Spicebush, are likely provincially rare. This community corresponds to the following classifications by Natural Heritage Information Centre (a branch of MNRF).

- White Cedar - Hemlock Coniferous Mineral Swamp Type (S3S4)
- Spicebush Organic Thicket Swamp Type (S3)

Provincially significant vegetation communities are considered a type of Significant Wildlife Habitat (SWH), which is one of the identified Significant Features and Areas identified by the Provincial Policy Statement (PPS), 2014.

Animal Movement Corridors

This treed moraine is limited in function as a wildlife corridor as it is isolated from the broader landscape by urban development that limits connection to a more substantial natural system. The area does, however, provide stopover habitat for migrating birds and has been designated as a globally significant Canadian Important Bird Area (IBA).



2.5 Cultural Heritage Policy Context

2.5.1 Formal Heritage Recognition

On Site

Federal Heritage Recognition:

- The Toronto Power Generating Station is formally recognized as a National Historic Site

Provincial Heritage Recognition:

The following heritage resources within the Study Area have been identified as Provincial Heritage Properties of Provincial Significance (PHPPS):

- The Queen Victoria Park Cultural Heritage Landscape (the QVP CHL) PHPPS
- The Toronto Power Generating Station complex (TPGS) has been identified as a PHPPS within the QVP CHL
- The Ontario Power Generating Station complex (OPGS), including the OPGS Gatehouse, has been identified as a PHPPS within the QVP CHL
- The Canadian Niagara Power Generating Station complex (CNPGS) has been identified as a PHPPS within the QVP CHL

Municipal Heritage Recognition:

The following properties within the Study Area are Listed on the City of Niagara Falls Heritage Register:

- The TPGS
- Oak Hall (7400-7500 Portage Road)

Adjacent

Municipal Heritage Recognition adjacent to the Study Area and Listed on the City of Niagara Falls Heritage Register or Designated under Part IV of the Ontario Heritage Act:

- The Holy Trinity Church at 7820 Portage Road (Designated 12/19/1983, by-law 83281)
- The Loretto Christian Life Centre at 6880 Stanley Avenue (Listed)
- Our Lady of Peace Catholic Church at 6988 Stanley Avenue (Listed)
- Mount Carmel Spiritual Centre at 7020 Stanley Avenue (Listed)

Definitions:

Provincial Heritage Property: means real property, including buildings and structures on the property, that has cultural heritage value or interest and that is owned by the Crown in right of Ontario or by a prescribed public body (Standards & Guidelines).

Provincial Heritage Property of Provincial Significance: means provincial heritage property that has been evaluated using the criteria found in Ontario Heritage Act O.Reg. 10/06 and has been found to have cultural heritage value or interest of provincial significance (Standards & Guidelines).

Cultural Heritage Landscape: means a defined geographical area of heritage significance that human activity has modified and that a community values (Standards & Guidelines).

Adjacent: for the purposes of policy 2.6.3, those lands contiguous to a protected heritage property or as otherwise defined in the municipal official plan (Provincial Policy Statement, 2014)

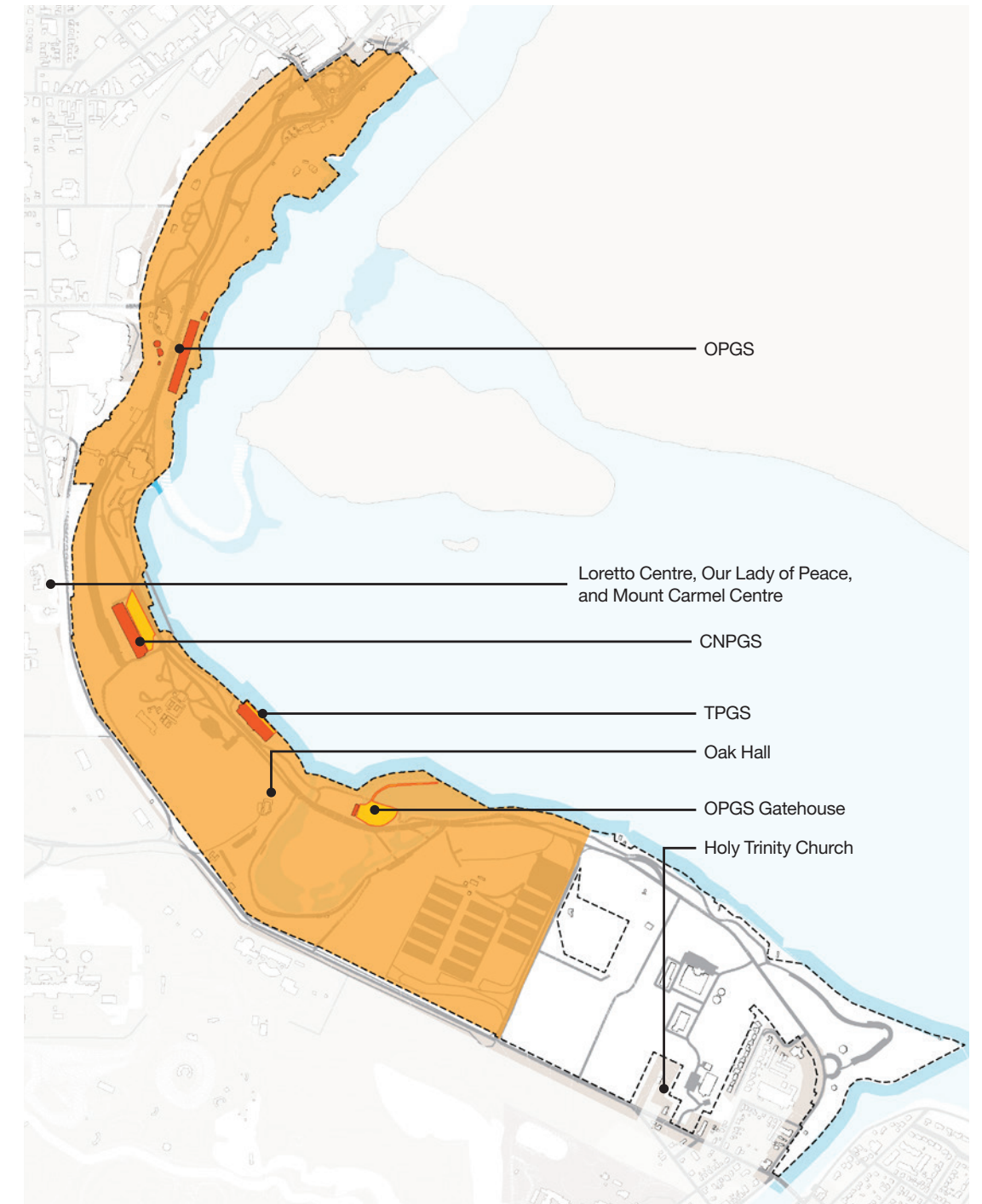


Fig. 2-8: Study Area with QVP CHL shaded in orange and other heritage recognitions labeled

2.5.2 Heritage Policy Framework

The following is a summary of heritage policy and legislation as it relates to the scope of the Queen Victoria Park Concept Master Plan Study Area. The purpose of this summary is to ensure that relevant provincial and municipal directives and regulations regarding heritage inform future plans for the Master Plan area.

Provincial Policy Statement, 2014

The Provincial Policy Statement 2014 (PPS) provides policy direction on matters of Provincial interest related to land use planning and development. The PPS “is intended to be read in its entirety and the relevant policies are to be applied to each situation” (PPS Part III).

Section 2.6 of the PPS titled “Cultural Heritage and Archaeology” provides particular direction concerning heritage resources. Policy 2.6.1 of the PPS states that, “Significant built heritage resources and significant cultural heritage landscapes shall be conserved”.

Definitions:

Significant: in regard to cultural heritage and archaeology, means resources that have been determined to have cultural heritage value or interest for the important contribution they make to our understanding of the history of a place, an event, or a people (PPS).

Conserved: means the identification, protection, management and use of built heritage resources, cultural heritage landscapes and archaeological resources in a manner that ensures their cultural heritage value or interest is retained under the Ontario Heritage Act. This may be achieved by the implementation of recommendations set out in a conservation plan, archaeological assessment, and/or heritage impact assessment. Mitigative measures and/or alternative development approaches can be included in these plans and assessments (PPS).

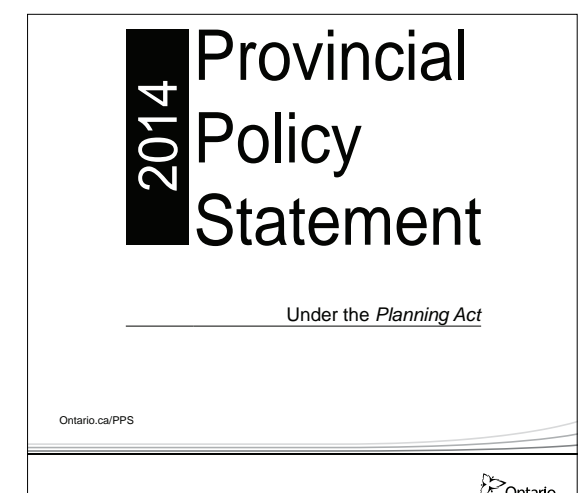
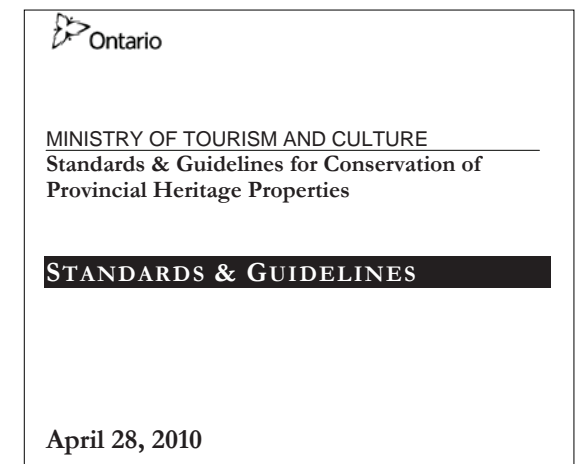
Ontario Heritage Act

The Ontario Heritage Act R.S.O. 1990, c 0-18 (OHA) provides the statutes and regulations for heritage conservation in Ontario. Under Part III.1 of the OHA, heritage properties owned or occupied by the Government of Ontario or a prescribed public body, such as the Niagara Parks Commission (NPC), are subject to the Ministry of Tourism, Culture and Sport (MTCS) 2010 Standards and Guidelines for Conservation of Provincial Heritage Properties (hereafter referred to as the Standards and Guidelines). The Standards and Guidelines apply to cultural heritage resources – built heritage resources, cultural heritage landscapes and archaeological sites – and provide guidance related to the identification, protection, maintenance, use and disposal of provincial heritage properties.

Municipalities may include provincially owned heritage properties in the municipal register, however provincially owned heritage properties are not subject to designation by municipalities and are exempt from the provisions of Part IV of the OHA. Including a provincially owned heritage property in the municipal register indicates to the Province, as the property owner/manager, that the property has cultural heritage value or interest to the local community.

MTCS Standards and Guidelines, 2010

Provincial heritage properties must be maintained in a manner that conserves their cultural heritage value and heritage attributes. The Standards and Guidelines regulate the identification, protection, and care of provincial heritage properties, and are mandatory for all Ontario government ministries and prescribed public bodies, including NPC. The Standards and Guidelines apply in their entirety to the QVP CHL as a PHPPS. The Standards and Guidelines stipulate that Deputy Ministers and Executive Leads of prescribed public bodies are required to “ensure that staff responsible for giving advice, making decisions, and undertaking activities that may affect provincial heritage properties are aware of and adhere



to these Standards and Guidelines and any other approved cultural heritage conservation policies and procedures” under the Standards and Guidelines – Responsibilities.

Identification and Evaluation

The *Standards and Guidelines* require that ministries and prescribed public bodies identify and recognize provincial heritage properties under their administration, using an evaluation process approved by MTCS and the heritage criteria set out under Ontario Regulation 9/06, ‘Criteria for Determining Cultural Heritage Value or Interest’ and Ontario Regulation 10/06, ‘Criteria for Determining Cultural Heritage Value of Provincial Significance’ (Section B.1).

In response to the Standards and Guidelines, NPC has established an Identification and Evaluation Process (2016) (hereafter referred to as the I&E Process) to identify provincial heritage properties.

NPC has commissioned several reports¹ to evaluate the cultural heritage significance of the Queen Victoria Park, which occupies the majority of the Study Area. These evaluations have determined that the Queen Victoria Park, and the component Toronto Power Generating Station (TPGS), Ontario Power Generating Station (OPGS), and Canadian Niagara Power Generating Station (CNPGS), are of provincial significance. The findings of these evaluations were confirmed by the NPC Land Use Review Committee in 2016 and 2017, and resulted in the subsequent identification of these heritage resources as PHPPS’s.

The I&E Process stipulates that “The evaluation of a NPC property will be undertaken when: the property has not been evaluated and it: will be undergoing major renovation or alterations, and/or non-routine maintenance” (I&E Process Section 1.1). As the area south of Upper Rapids Road has not yet been evaluated, if the Concept Master Plan process determines that major renovations, alterations and/or non-routine maintenance are required for the lands located south of Upper Rapids Road, it is understood that cultural heritage evaluation of that area will be required.

Protection of Areas of Archaeological Potential

The Standards and Guidelines stipulate that archaeological sites are to be conserved in their original location or through archaeological fieldwork. “Where activities could disturb significant archaeological resources or areas of archaeological potential, take appropriate measures to mitigate impacts” (Section C.3.). The Stage 1 Archaeological Assessment for Queen Victoria Park² identifies areas of archaeological potential within the Study Area and stipulates that these areas will require Stage 2 Archaeological Assessment prior to ground disturbances associated with any future development (Section 6.0).

¹ MHBC, 2016. Cultural Heritage Evaluation Report: Queen Victoria Park
The Ventin Group, 2015. Cultural Heritage Evaluation Report: Ontario Power Generating Station Complex
Hill, J. and Savoia, E., 2016. Cultural Heritage Evaluation Report: The Toronto Power Generating Station
Hill, J. and Savoia, E., 2016. Cultural Heritage Evaluation Report: The Canadian Niagara Power Generating Station
² Popkin, P., 2016. Stage 1 Archaeological Assessment: Queen Victoria Park. PIF Number P362-0124-2016. Golder Associates.



Statement of Cultural Heritage Value

The Standards and Guidelines stipulate that a Statement of Cultural Heritage Value (SCHV) is to be prepared for identified provincial heritage properties (Section B.2.). The SCHV for the QVP CHL (2016) and the SCHVs for the Power Generating Stations (2015/2016) identify the nature and level of cultural heritage value of the QVP CHL and the Power Generating Stations respectively. The SCHVs also identify the heritage attributes to be conserved, which are the “physical features or elements that contribute to a property’s cultural heritage value or interest, and may include the property’s built or manufactured elements, as well as natural landforms, vegetation, water features, and its visual setting” (Standards and Guidelines, p. 12). See Appendix 1 for the inventory of heritage attributes based on the SCHV for the QVP CHL. See Appendix 1 for the inventory of heritage attributes based on the SCHV for the QVP CHL.

Strategic Conservation Plan

The Standards and Guidelines require that a Strategic Conservation Plan (SCP) for identified provincial heritage properties be developed that provides guidance on their conservation, maintenance, use, and disposal, and which articulates approaches that will be taken to manage changes to the properties (Section C.1.) SCPs for the QVP CHL and the three Power Generating Stations are currently under development and will be finalized in 2018³. Since the QVP CHL and Generating Stations are of provincial significance, the SCPs must be approved by MTCS (Section C.1.). Upon approval, the SCPs will be recognized as a tool of NPC in making informed decisions regarding future maintenance, conservation, adaptive re-use and revitalization strategies for the QVP CHL and Generating Stations.

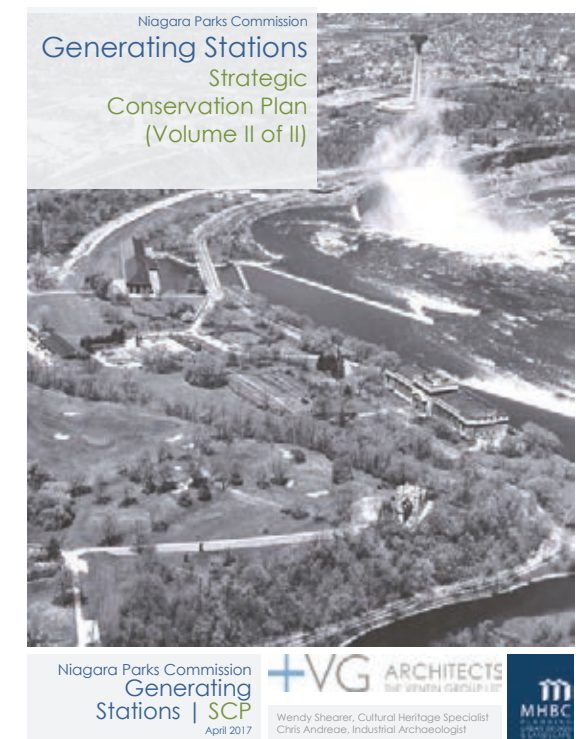
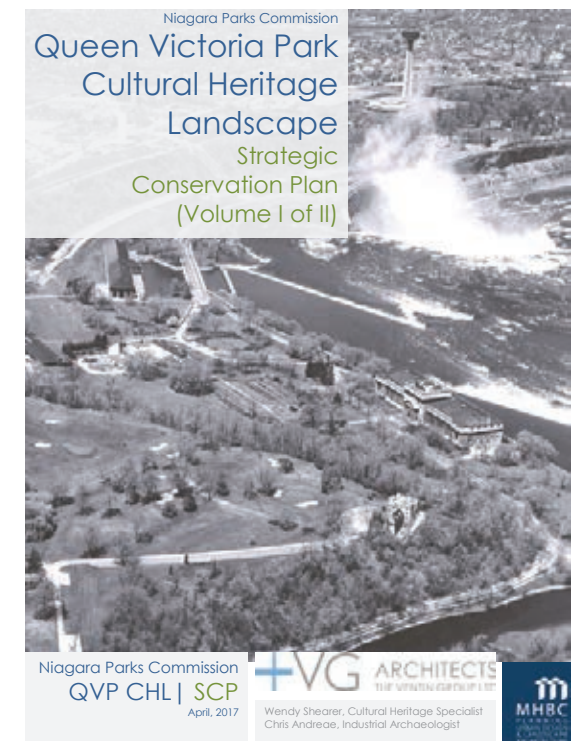
Heritage Impact Assessment

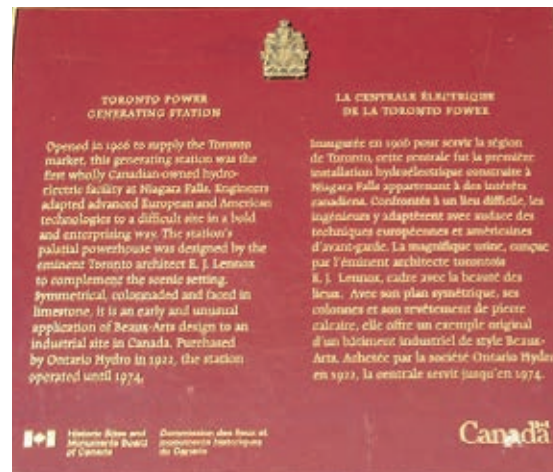
As stated in the Standards and Guidelines ‘Info Bulletin 3: Heritage Impact Assessments for Provincial Heritage Properties’, NPC will be required to assess the direct or indirect impact of all proposed activities that may affect the cultural heritage value and attributes of the provincial heritage properties within the Study Area through the preparation of Heritage Impact Assessments (HIA) based on the SCP. An HIA is an independent study that identifies the impacts of proposed interventions and recommends options and mitigation measures, consistent with the SCP, to reduce the impacts and conserve cultural heritage value and attributes.

As stated on page 2 of Info Bulletin 3, an HIA will be required when:

- It is determined that a proposed intervention may have an impact;
- An SCP is not yet in place;
- The SCP directs an HIA be prepared for a proposed activity; or
- The SCP did not anticipate or consider in detail the proposed activity or cannot be followed for reasons unforeseen when the SCP was prepared.

³ The Ventin Group, 2017 (draft). Queen Victoria Park Cultural Heritage Landscape Strategic Conservation Plan (Volume I of II) and Generating Stations Strategic Conservation Plan (Volume II of II).





As stated on page 4 of Info Bulletin 3, the HIA requires an assessment of existing conditions based on on-site investigations and a description of the purpose of the proposed intervention.

The latter should include:

- Supporting graphic materials, such as site plans, design drawings, specifications, photographs, and detailed descriptions, as deemed appropriate;
- An explanation regarding how the intervention fits within the physical context of the Subject Property;
- An explanation of how the intervention fits within the broader community and land-use planning context; and
- The identification of other applicable considerations or planning process requirements, required permits, or approvals.

As stated on page 7 of Info Bulletin 3, the Standards and Guidelines require that the HIA be reviewed and accepted by NPC, which must confirm its acceptance of the report and the final recommendations contained therein relating to the preferred alternative or mitigation measures that are to be implemented.

The impact of any proposed intervention(s) that may adversely affect cultural heritage value and attributes should be assessed early at the conceptual or planning phase of a project. On complex projects, assessments are typically iterative and are refined, as required, during subsequent states, as more detailed information becomes available.

National Historic Site: Toronto Power Generating Station

The TPGS was recognized as a National Historic Site in 1983 for its historical value as the first wholly Canadian-owned hydro-electric facility at Niagara Falls, and for its design value as an early and unusual application of Beaux-Arts design to an industrial site in Canada.

National Historic Sites are designated by the federal Minister of the Environment on the advice of the Historic Sites and Monuments Board of Canada (HSMBC). This designation does not provide legal protection for the heritage elements of the site, however designation at the provincial level provides legal safeguarding.

National Historic Sites are typically by a federal plaque bearing Canada's Coat of Arms and a brief description of the site in both English and French. The TPGS plaque is located to the north of the main entrance, facing the Niagara Parkway.

National Historic Sites are eligible for to receive federal grants including the Parks Canada Cost-Sharing program. Property owners can apply for grants and receive funding for capital projects intended to preserve and protect heritage attributes. Projects should follow the Standards and Guidelines for the Conservation of Historic Places in Canada - a national guide for sound decision-making when planning for, intervening on and using historic places in Canada. The TPGS has benefitted from this program in the past.

Regional Official Plan (Regional Municipality of Niagara)

As a Crown agency, NPC is not subject to the Ontario Planning Act, however NPC must have regard for regional and local municipal policy including the Regional Official Plan. The Regional Official Plan for the Regional Municipality of Niagara (ROP) provides policy direction on matters of regional interest related to managing growth, growing the economy, protecting the natural environment, resources and agricultural land, and providing infrastructure.

Section 10.C.2.1 of the ROP titled “Built Heritage Resources, Cultural Heritage Landscapes and Archaeological Resources” provides particular direction concerning heritage resources. Policy 10.C.2.1.1 of the ROP states that, “Significant built heritage resources and cultural heritage landscapes shall be conserved using the provisions of the Heritage Act, the Planning Act, the Environmental Assessment Act, the Funeral, Burial and Cremations Act and the Municipal Act”.

Official Plan for the City of Niagara Falls (2017 Consolidation)

Reiterating this jurisdictional distinction, Section 2 Policy 4.2.11 states that:

Municipal land-use regulations do not apply to Queen Victoria Park or other parklands under the jurisdiction of the Niagara Parks Commission as the development of such lands is mandated by the Niagara Parks Act. Nevertheless, the Niagara Parks Commission and the City of Niagara Falls will consult on plans for future harmonious development.

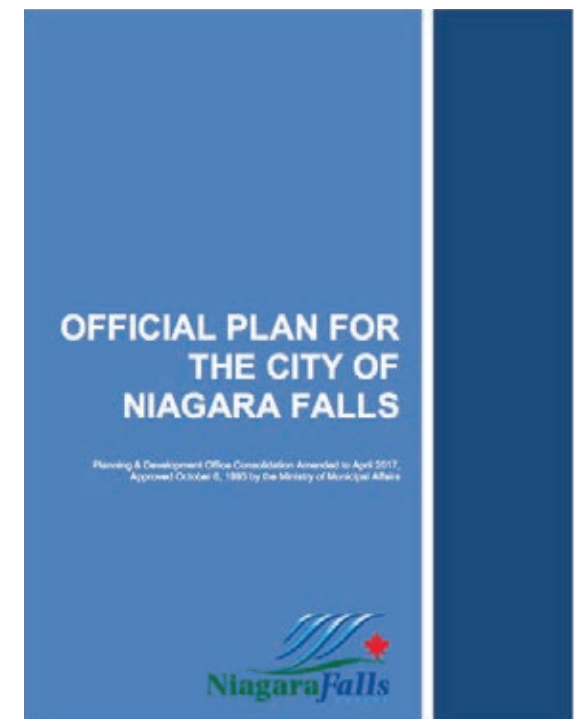
Such harmonious development would likely consider adjacent heritage properties such as Holy Trinity Church, located at 7820 Portage Road, which is designated under Part IV of the OHA.

Part 3 Section 4 of the City of Niagara Falls Official Plan (OP) (consolidated April 2017) contains policies relating to adjacent heritage properties.

Part 3 Section 4.19 of the OP states:

Development adjacent to and surrounding significant heritage properties shall be designed as to not adversely impact on the character, quality or amenity associated with the heritage resource.

As a Crown agency, NPC is not subject to the Ontario Planning Act, however NPC must have regard for regional and local municipal policy including the Official Plan for the City of Niagara Falls. In moving forward with the objectives of the Concept Master Plan, this may include preparation of a municipal heritage impact assessment evaluating potential impacts on adjacent heritage resources, to be provided to the City for information purposes. As stated in OP Part 3 Section 4.19.1, such an HIA should “determine the impact of a specific development proposal on any heritage resource or area of archaeological potential and to recommend the most appropriate method of conservation through mitigative measures or alternative development”.



2.5.3 Cultural Heritage Inventory

Methodology and Approach

The following section describes the cultural heritage inventory approach and process. In order to inform the conservation principles, objectives, and guidelines for the Concept Master Plan, the heritage inventory (Appendix 1) and accompanying diagrams, photos, and GIS mapping are intended to provide a record of the heritage resources that contribute to the cultural heritage value of the Study Area.

The cultural heritage inventory process began with a review of primary and secondary sources, including previous heritage studies provided by NPC. Review of historic maps and aerial photography enabled an understanding of the evolution of the Study Area with respect to landform evolution, patterns of circulation and built resource development.

Among the sources provided by NPC was the Queen Victoria Park Cultural Heritage Evaluation Report (CHER) carried out in 2016 by MHBC. As presented in the CHER, Queen Victoria Park comprises several categories of landscape elements: Circulation; Landforms and Water Features; Vegetation and Gardens; Structures; and Views. The cultural heritage inventory contains entries for each of these landscape categories. Diagrams on the following pages (Heritage Inventory Mapping) are meant to accompany the heritage inventory, with each feature highlighted by landscape category.

Between Rainbow Bridge and Upper Rapids Road, the Study Area overlaps with the formally recognized Queen Victoria Park Cultural Heritage Landscape PHPPS. Building on the list of attributes provided in the SCHV for the Queen Victoria Park PHPPS and preliminary analysis of the design and history of the Study Area, an inventory of contributing landscape features has been developed. Inventory items that reflect ERA's analysis of features within the Park that relate directly to the heritage attributes are indicated as Sub-attributes'.

As noted in section 2.5.2 of this report, it is understood that a cultural heritage evaluation of the area south of Upper Rapids Road may be required, which would identify the cultural heritage attributes of that area. For the purpose of the Concept Master Plan, the findings from ERA's preliminary survey of heritage features located south of Upper Rapids Road have been included in the heritage inventory and are indicated as 'Potential heritage feature: outside PHPPS'.

Views throughout the Study Area have been included in the heritage inventory as a single entry under 'Views'.

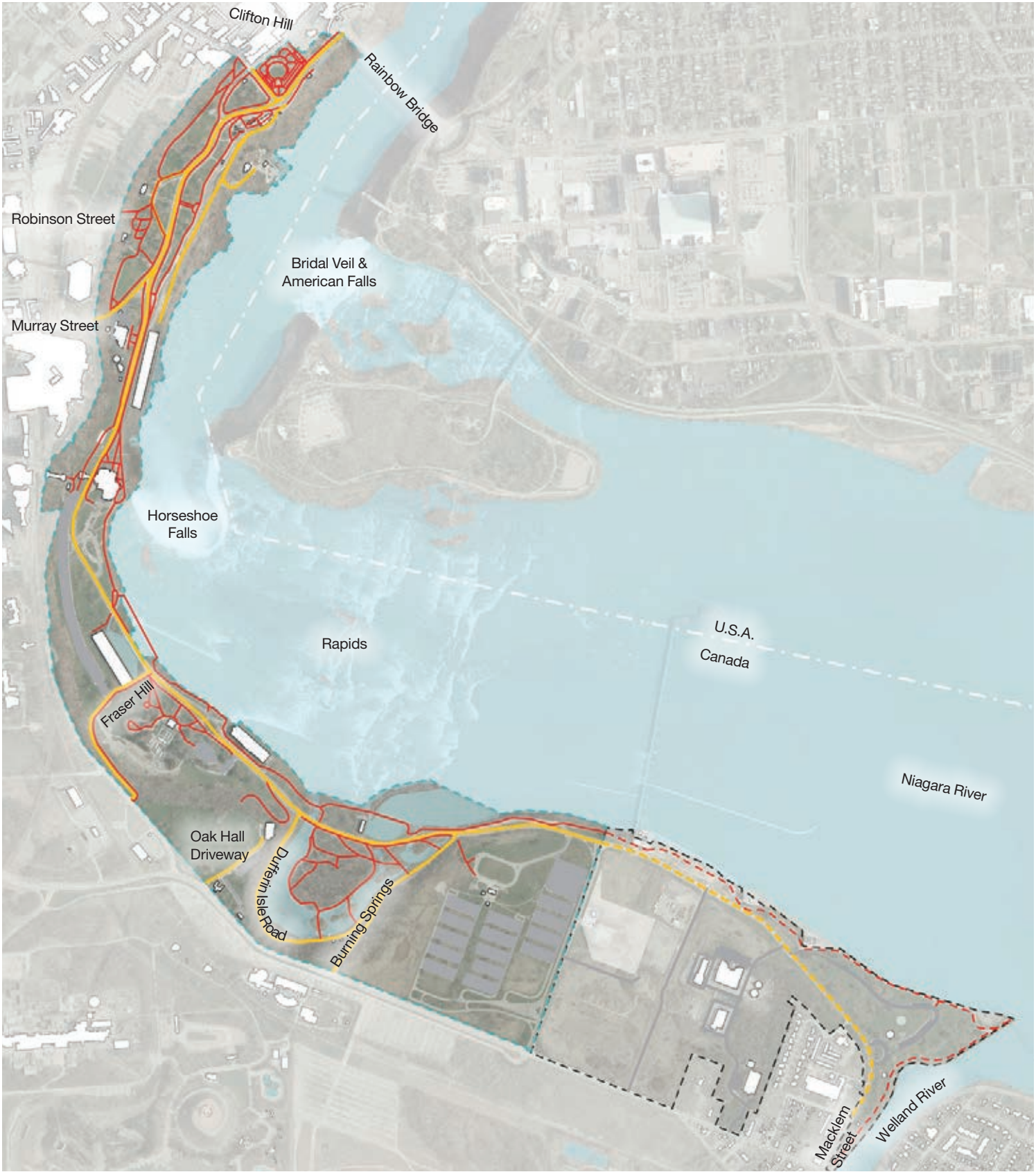
Based on this analysis, each feature has been assessed and classified (see table) and a conservation objective has been recommended regarding its stewardship. The assessment approach that has been developed for this inventory classifies heritage features according to their contextual value, for the purpose of the Concept Master Plan. The following table defines the four contribution levels and provides the rationale for the evaluation of the Study Area landscape features.

Classification	Rationale
Significant Resource	The feature is of considerable historic, aesthetic and/or contextual value; it is likely well known to local, regional or national communities.
Character-Defining Resource	The feature strongly reinforces its historic context, clearly reflecting a characteristic pattern of development or activity, typology, or attribute of the Study Area.
Character-Supporting Resource	The feature maintains or supports its historic context, and can be related to a characteristic pattern of development or activity, typology, or attribute of the Study Area.
Inventory Resource	The feature is not currently considered to contribute to its historic context, but could acquire value in the future; or the feature has been heavily modified to the point where its heritage value may have been lost. Cultural heritage value may be identified through further research or detailed field investigation.

The inventory includes the following fields of information:

- Tombstone information about the feature (Name, Category, Date, GIS PIN);
- Heritage recognition (specific Federal, Provincial, and Municipal recognition);
- Summary of draft SCP Conservation Strategies (for features located within the PHPPS);
- Preliminary heritage assessment (Significant Resource, Character-defining Resource, Character-supporting Resource or Inventory Resource) based on the contribution that individual features make to the heritage character of their landscape context;
- Recommendation for stewardship; and
- Comments, including observations, known modifications, and historical information.

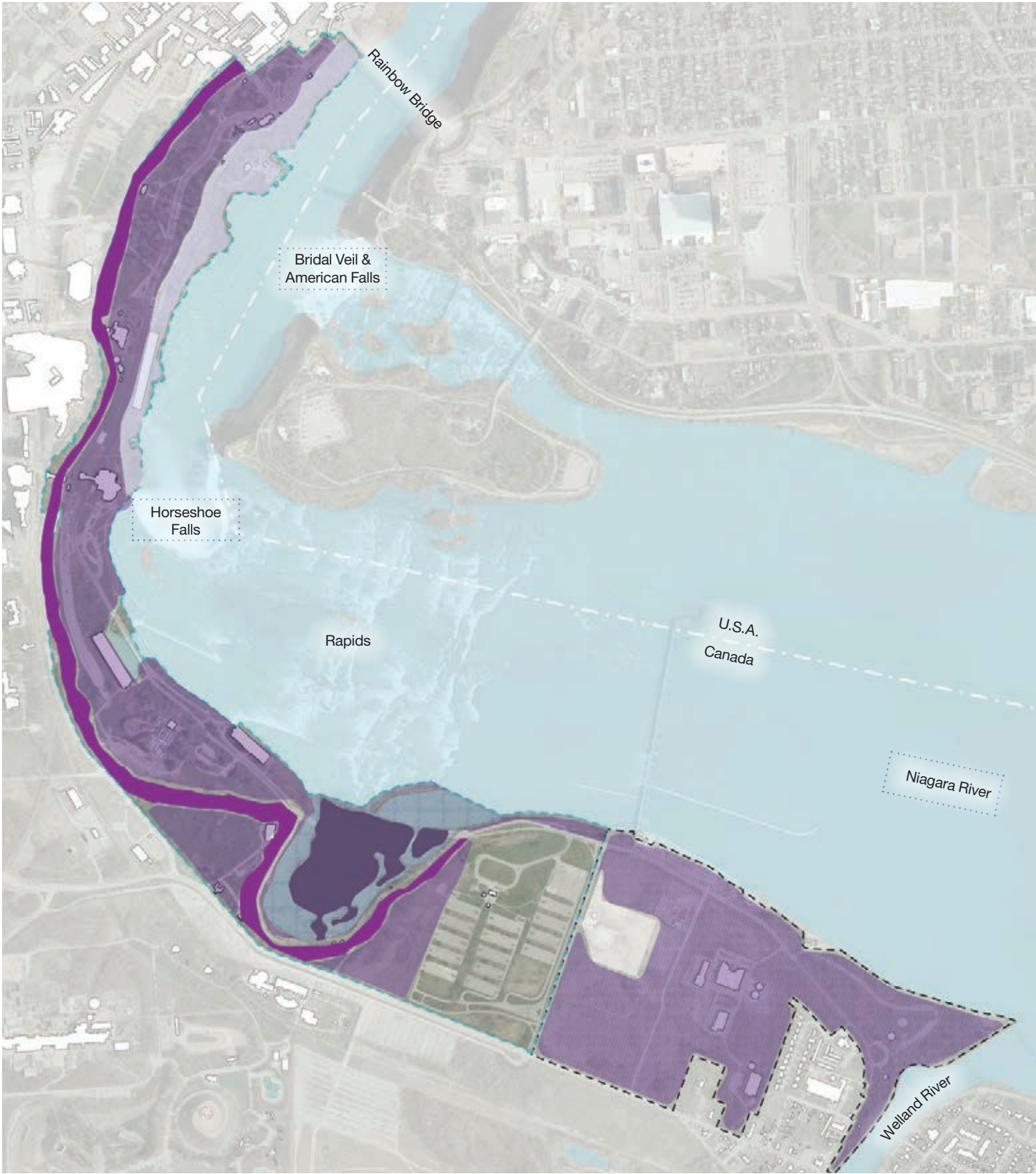
Heritage Inventory Mapping: Circulation



- - - Study Area inside PPHPS - Heritage Attributes in SCHV
- - - Study Area Outside PPHPS - Preliminary Survey of Heritage Features
- Pedestrian Systems linking NPC lands, including Promenade and Pathways to lookouts.
- Circulation Network of the Main Road, including Parkway, Drives, and major roads.
- Other Circulation

Fig. 2-9: Heritage Attribute Map - Circulation

Heritage Inventory Mapping: Landforms and Water Features



- - - Study Area inside PHPPS (SCHV Heritage Attributes + Sub-attributes)
- - - Study Area Outside PHPPS (Potential Heritage Features)
- - - Niagara River and Niagara Falls (Outside Study)
- Table Lands (Parklands) outside PHPPS
- Table Lands (Parklands) within PHPPS
- Dufferin Islands: Watercourse and Islands
- Gorge (Escarpment)
- Natural trees of the Carolinian Zone on the Slope of the Moraine

Fig. 2-10: Heritage Attribute Map - Landforms and Water Features

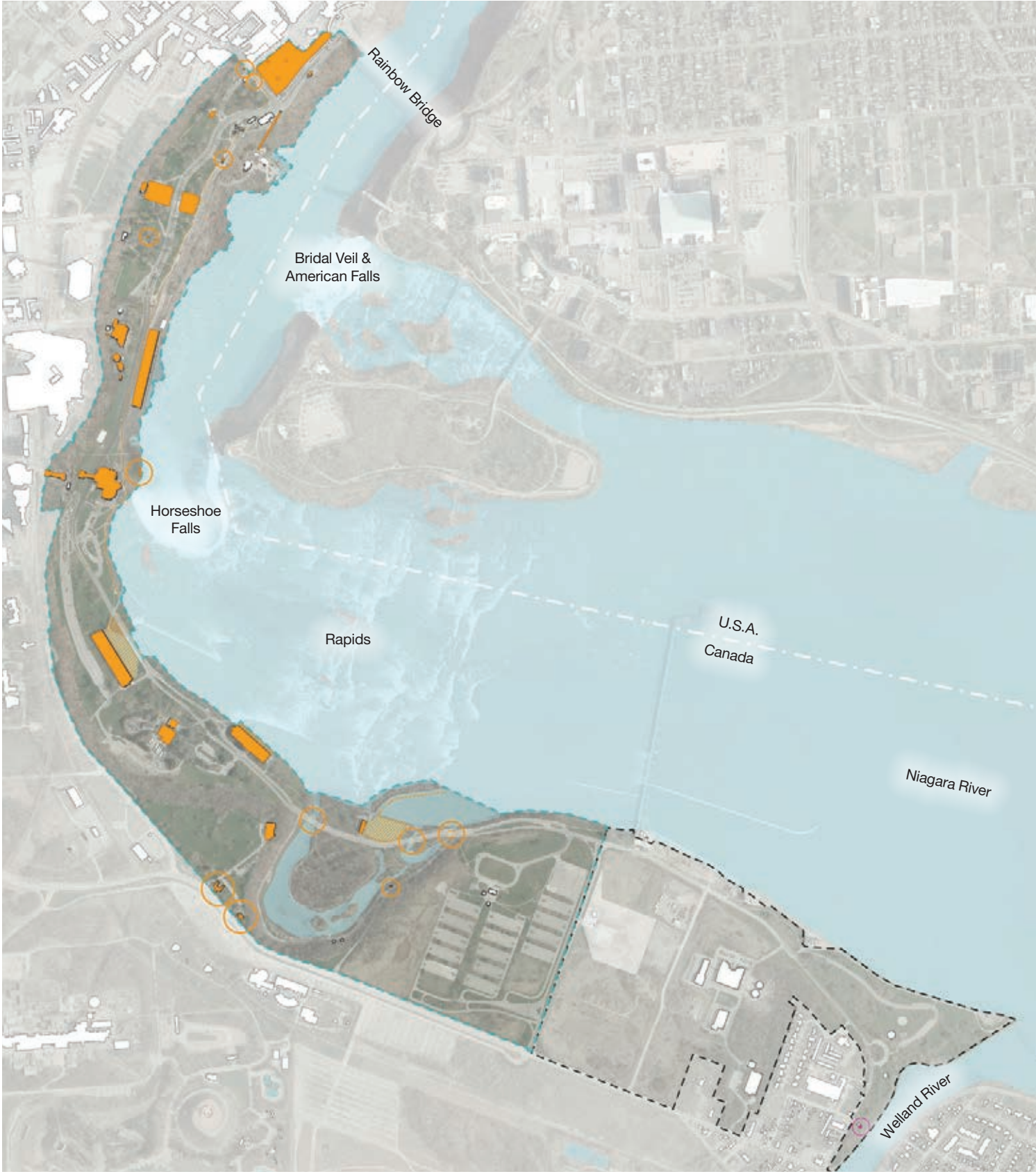
Heritage Inventory Mapping: Vegetation and Gardens



- Study Area inside PHPPS - Heritage Attributes in SCHV
- Study Area Outside PHPPS - Preliminary Survey of Heritage Features
- Parkland designed in the picturesque landscape style with a diverse tree collection
- Parkland outside PHPPS
- Rose Garden
- Water Garden

Fig. 2-11: Heritage Attribute Map - Vegetation and Gardens

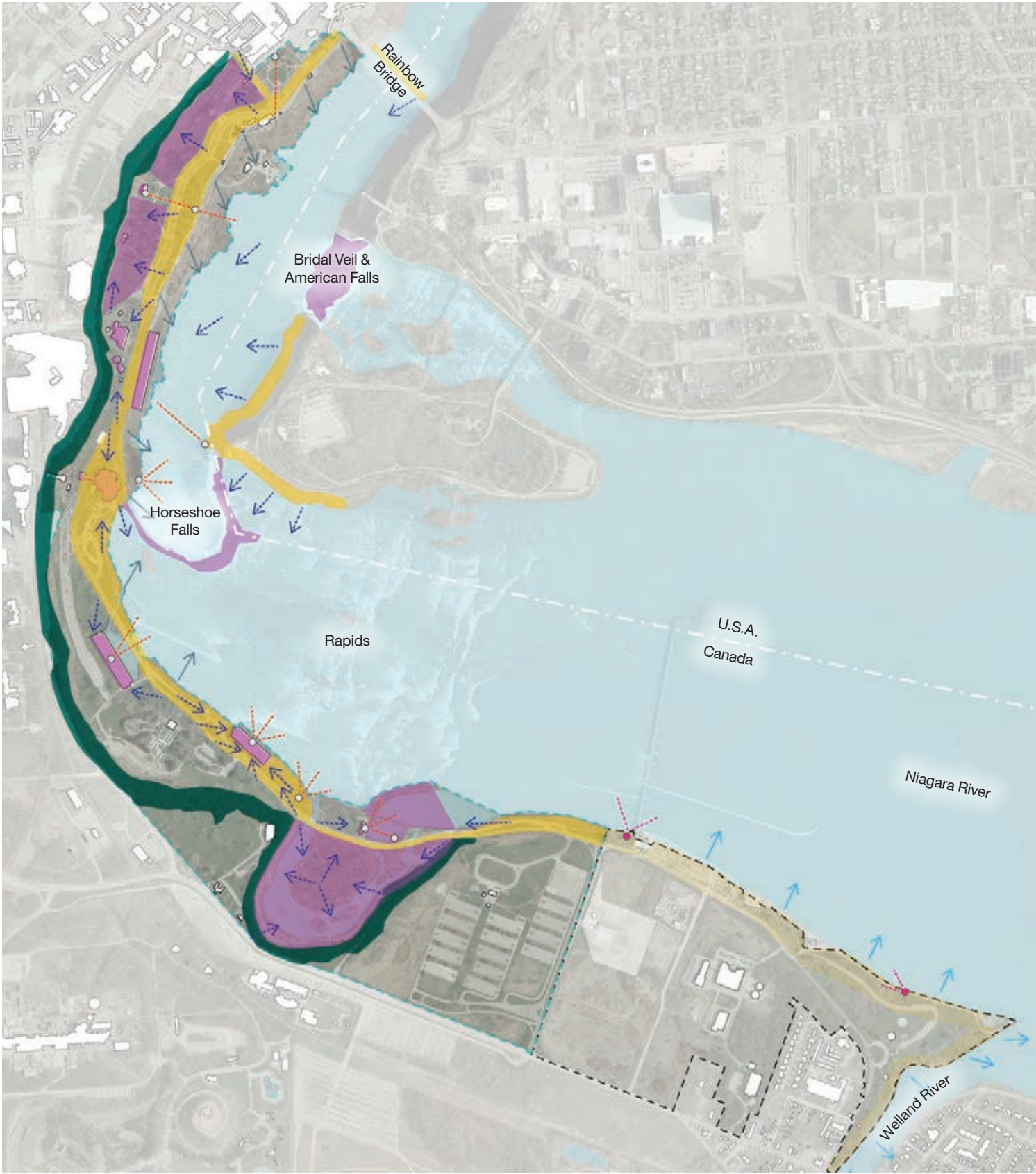
**Heritage Inventory Mapping:
Structures (above ground, excluding
tunnels)**



- Outside PHPPS
- Study Area Outside PHPPS - Preliminary Survey of Heritage Features
- Preliminary Identification of Heritage Structures Outside PHPPS
- PHPPS
- Study Area inside PHPPS - Heritage Attributes in SCHV
- Structures
- Built Water Features
- Parapet Wall

Fig. 2-12: Heritage Attribute Map - Structures

Heritage Inventory Mapping: Views



- PHPPS**
- ⋯ Study Area inside PHPPS (Views are Heritage Attributes)
 - █ Backdrop of the Moraine
 - █ Focal Point of multiple views
 - █ Key Viewing Place with multiple vantage points
 - Views - no specific vantage point
 - Views of Niagara Falls along the Promenade
 - View with specific vantage
- Outside PHPPS**
- ⋯ Study Area Outside PHPPS (Views are Potential Heritage Features)
 - View with specific vantage point
 - █ Key Viewing Place with multiple vantage points

Fig. 2-13: Heritage Attribute Map - Views

2.1.1 1.3.7 Heritage Inventory



Administration Building (former)



Formal Axis with steps and display gardens (of former Administration Building)



Parkland designed in the picturesque landscape style with a diverse tree collection



Oakes Gardens Theatre



Burning Springs Hill



War Memorial (Cenotaph/Clifton Hill War Memorial)



Chippewa Waterworks



Clifton Gate House



Clifton Hill



CNPGS Powerhouse



Rose Garden



Rainbow Garden



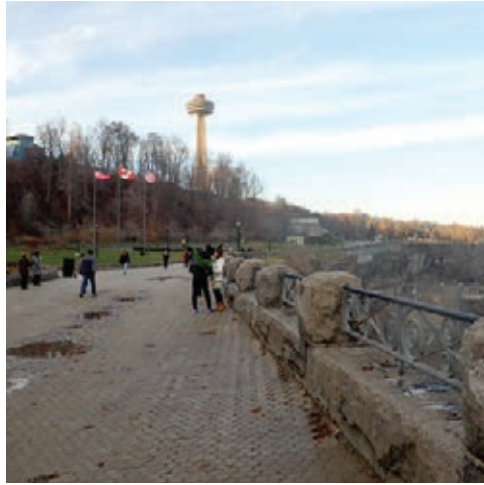
Dufferin Islands



Dufferin Islands Police Hut (Cobble Shelter)



Zimmerman Fountain



Promenade Granite Parapet Wall and Iron Railing



Promenade Circulation Network



Table Rock Complex



Clifton Hill Incline Railway



Illumination Facility



Lower Level Scenic Lookout



Natural trees of the Carolinian zone on the Slope of the Moraine



Mowat Gate



Murray Street



Statue of King George VI



Niagara Parkway



Oak Hall



Oak Hall Garage



Oak Hall Gatehouse



Oak Hall Grounds



Tunnel Access Building (OPGS Elevator Building)



OPGS Gate House



OPGS Powerhouse



OPGS Surge Tank



Queen Victoria Place Restaurant



Rambler's Rest Shelter



TPGS Powerhouse and Forebay

Historical Context

Early European Settlement



1806 "Village of Chippawa Near the Falls of Niagara" by George Heriot.

"...We were obliged to make use of an Indian ladder which is simply two straight trees in which, with their tomahawks or hatchets they cut notches at twelve (12) or fifteen (15) inches from each other. In these notches you put your feet and by this means we got to the bottom..."

- 1785, Hector St. John de Crevecoeur's account of Niagara Falls describing the "Indian Ladder", which was used to scale the escarpment to access the Niagara River.

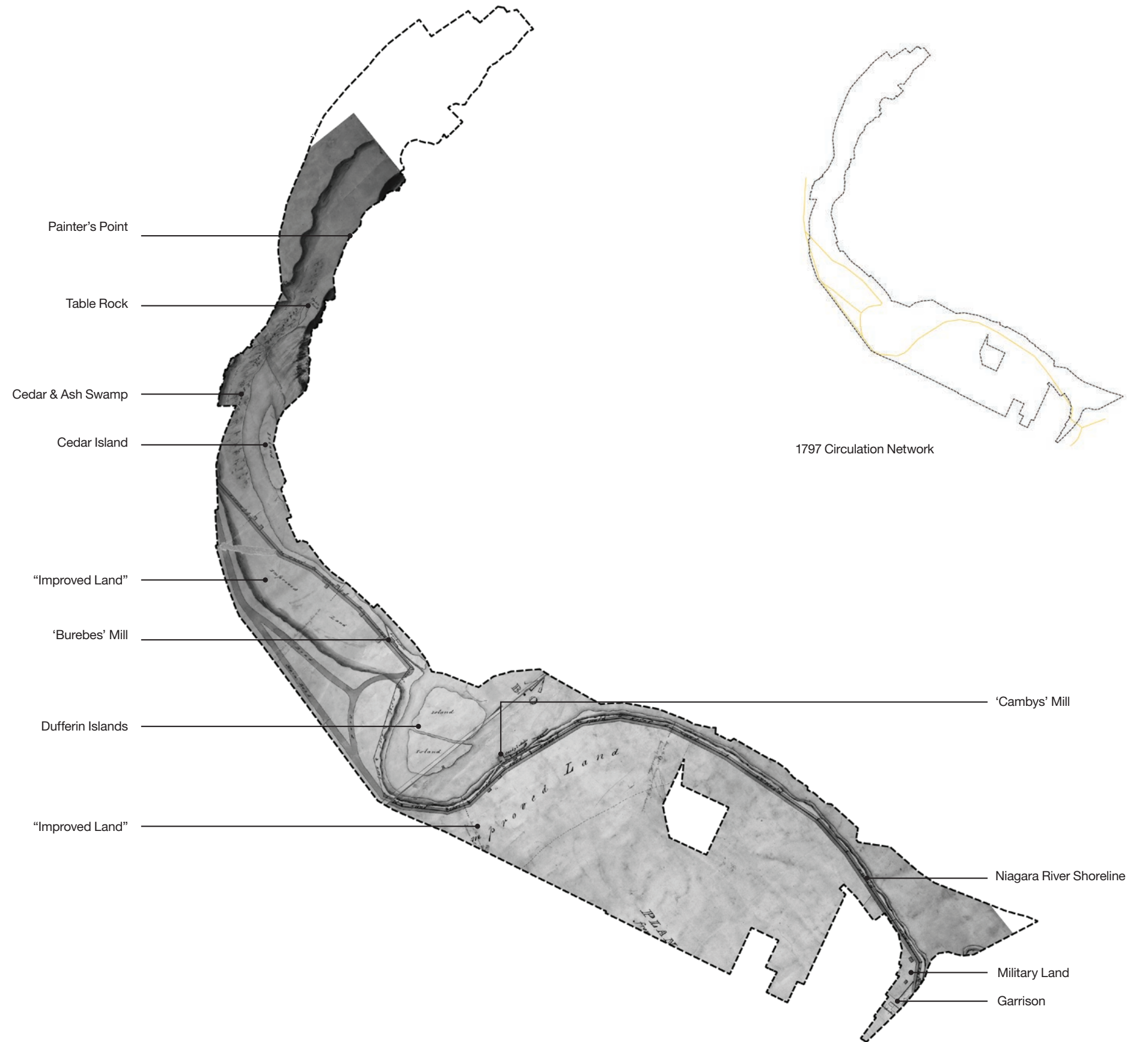


Fig. 2-14: 1797 Plan of the Reserve from the Chippawa to the Table Rock, Surveyed by John Stegman

Early Picturesque Park



"The Canadian Southern Railway at Niagara", Robert Whale, 1870

"The Avenue is now a marked feature of the Park"

- Report of the Commissioners for Niagara Falls Park, 1887

...“that the ground within the boundary recommended be laid out and planted, not as a showy garden or fancy grounds, but as nearly as possible as they would be in their natural condition, reserving such points for the enjoyment of the views of the Falls and Rapids”

- The Niagara Falls Report of the Commissioners, 1885

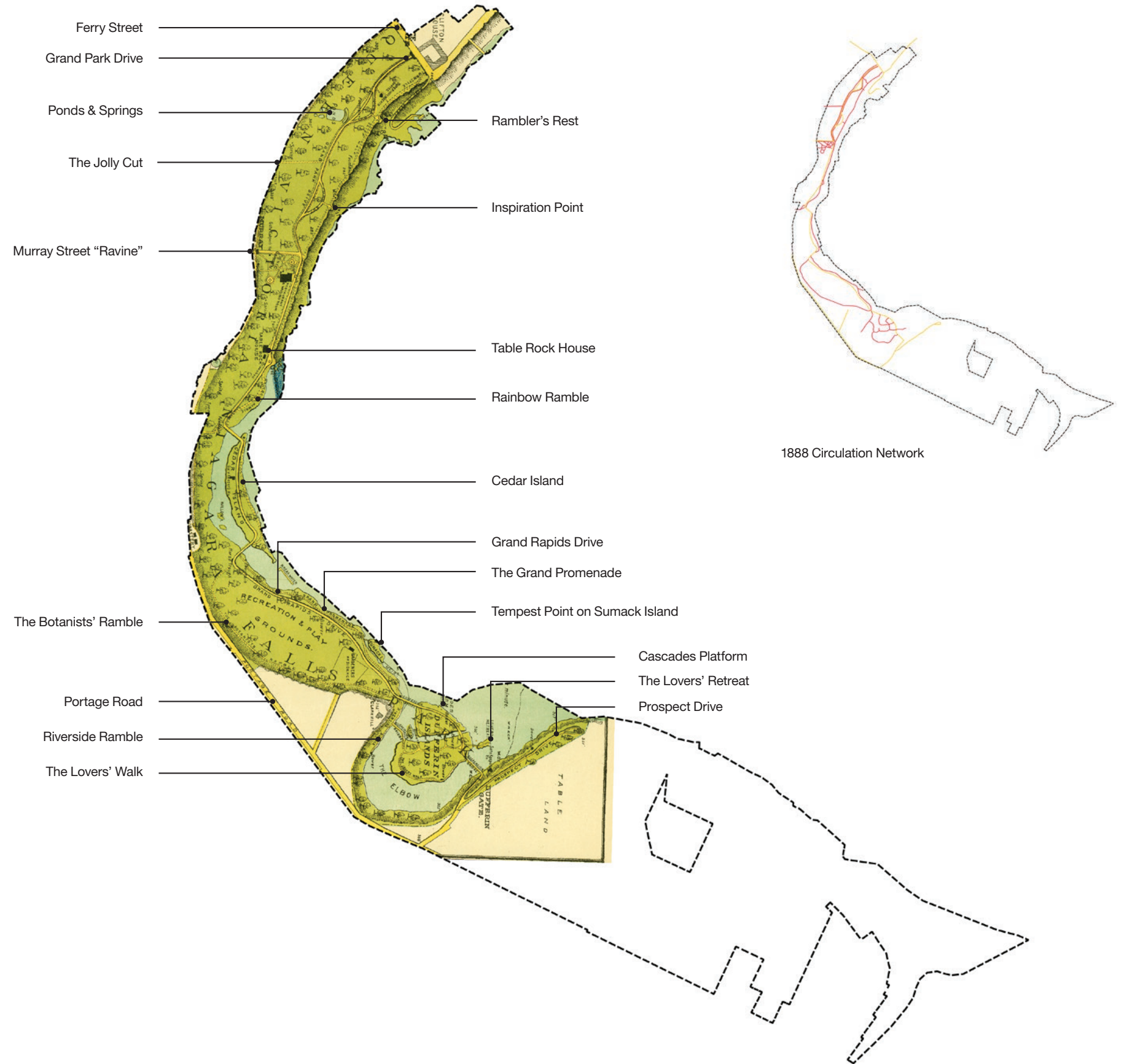


Fig. 2-15: 1888 Map of Queen Victoria Niagara Falls Park (Source: Brock University)

Early Tourist Experience



1893 Illustration of Niagara Falls by the American Fine Art Company

“The setting out of foliage and shade trees was prosecuted more extensively this year than at any time since the establishment of the park...In addition to this, we have planted out in suitable localities a very large quantity of ornamental and flowering shrubs.”

“A very important work...is a pathway along the side of the beautifully wooded hill, enclosing the Park on the west, from the Clifton House road to the Dufferin Gate. Such a pathway would open up innumerable vistas of the most charming description, and carry the discerning pedestrian along the choicest ground for botanical research.”

- The Tenth Annual Niagara Falls Report of the Commissioners, 1895

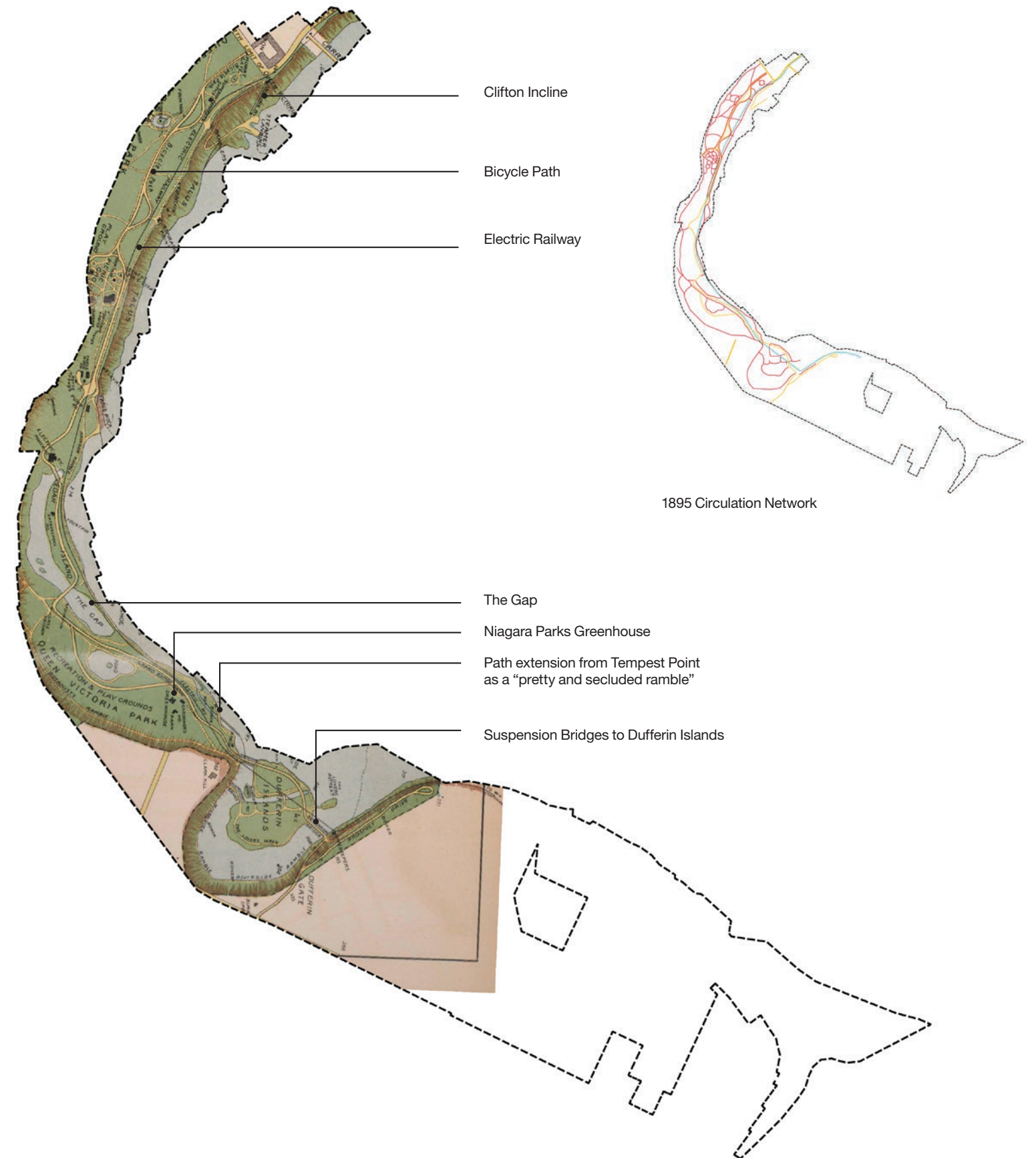


Fig. 2-16: 1896 Map of Queen Victoria Park, Niagara Falls (Source: Brock University)

Power Generation Period



Promenade, Electric Rail, Table Rock House, and Niagara Falls Park and River Railway Company Power House (demolished), 1921

“Many changes in the landscape have occurred, however, since 1880, some due to normal influences ever ceaselessly working as time elapses, some due to the encroachments made through the growth of urban communities and others attributable to the desires and needs of man, for comfort, conveniences and industry. The last of these agencies is responsible for considerable modification in scenic effect and a gradual change from the natural forest appearance to a more highly developed, if artificial, park aspect. No less does this agency provide the revenue through power company agreements for the development of the Parks and Parkways comprising the frontier system of public domain.”

- Report of the Commissioners for the Queen Victoria Niagara Falls Park, 1922

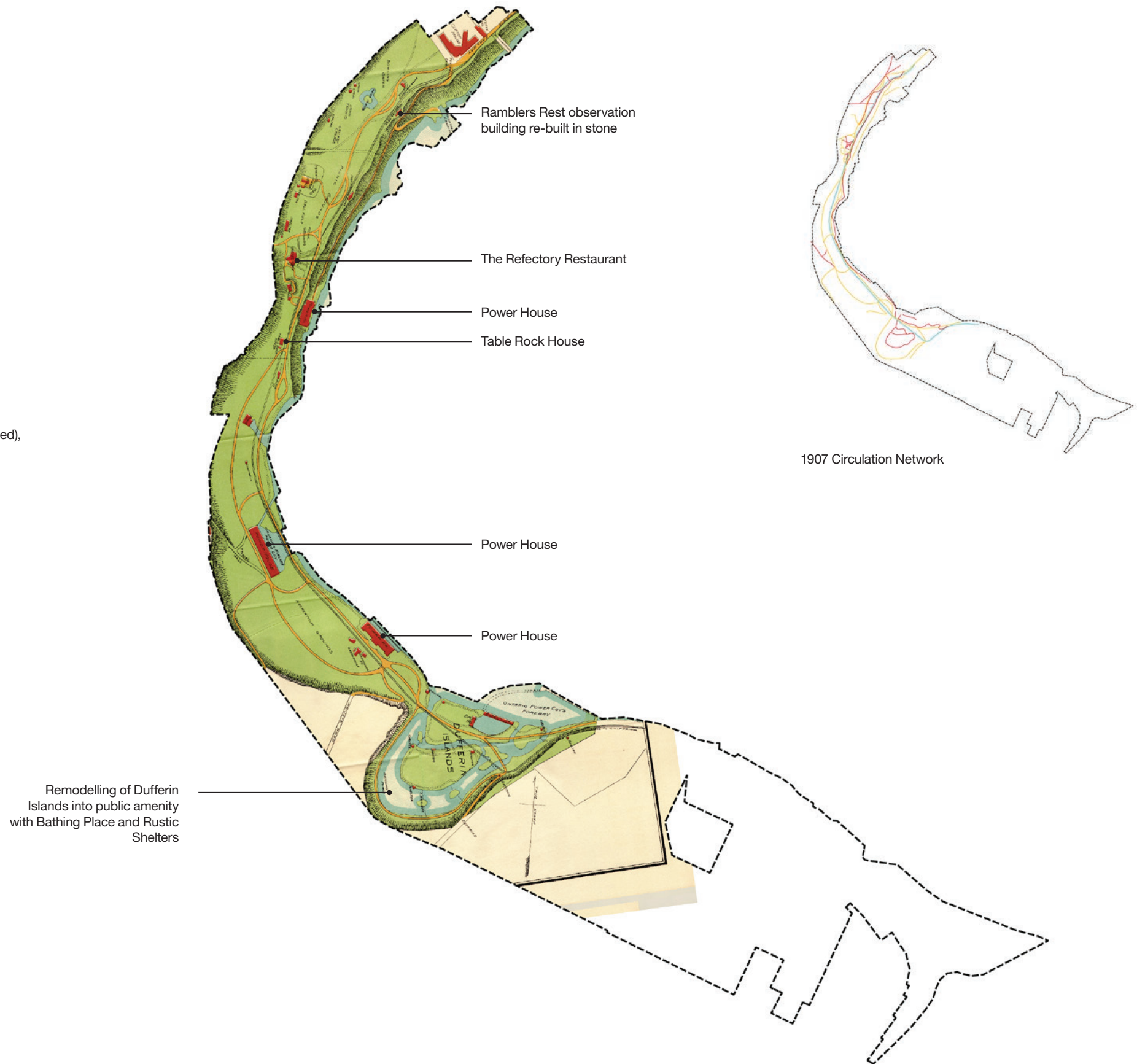


Fig. 2-17: 1907 Map of Queen Victoria Niagara Falls Park (Source: Niagara Parks Commission)

Automobile Influence



1930 View to Table Rock House

“Often during summer months traffic within Queen Victoria Park comes to a standstill.”

- Richard Strong Associates Limited, 1969 Long Range Comprehensive Planning Studies

Construction begins for the Beaux-Arts style Oakes Garden Theatre

Administration Building (1926)

Bridges at Dufferin Islands reconstructed and new islands constructed (1920)

Rustic Shelters and two Bath Houses built at Dufferin Islands (1910 - 1914)

Allée of Trees

Woodlot

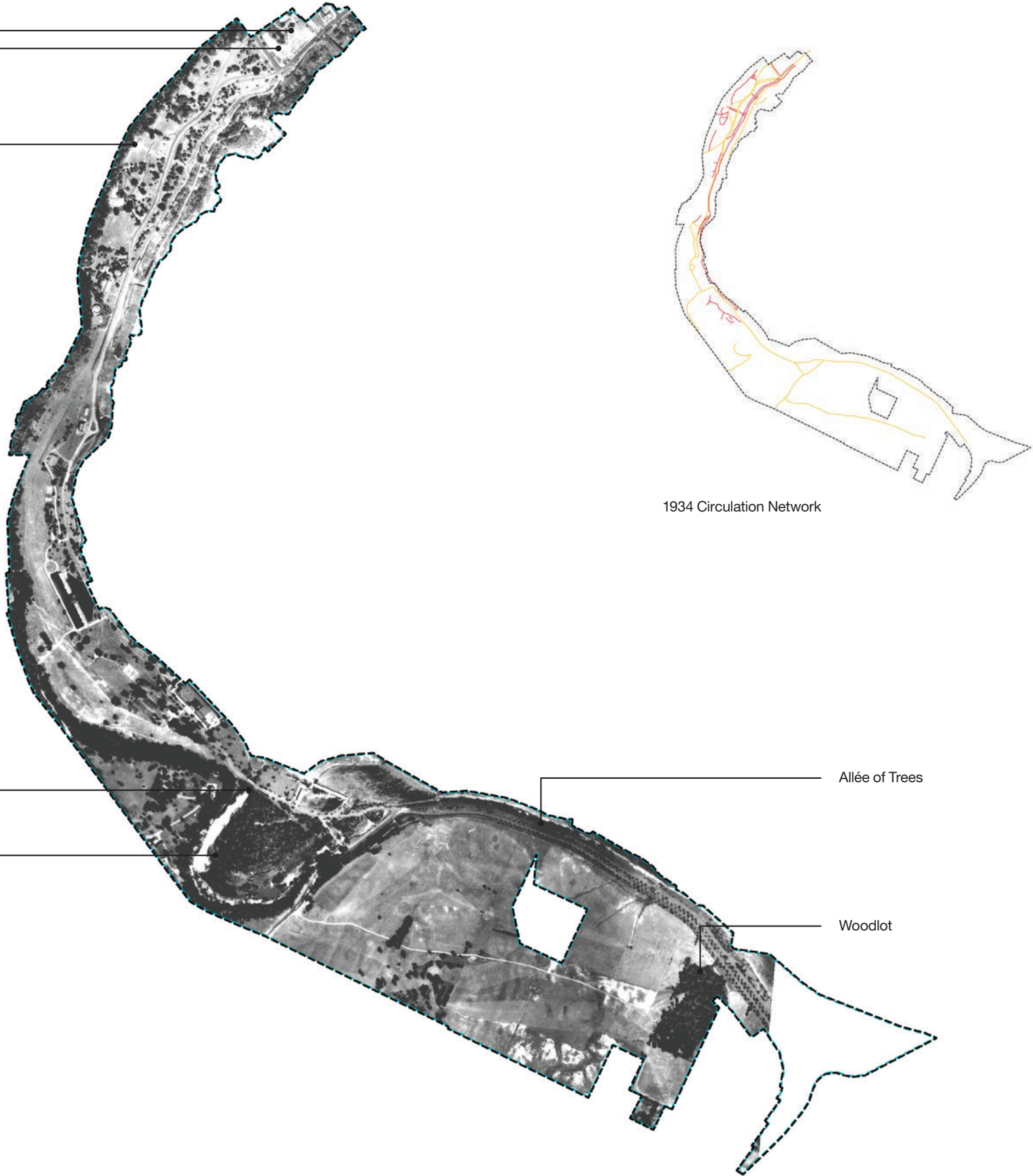


Fig. 2-18: 1934 Aerial Photo

Modern Planning



Drawing showing first parking lot design for lands south of Dufferin Islands, current Rapidsview Park parking area (Richard Strong, Long Range Comprehensive Planning Studies, 1969).

“Preservation of the setting and environment in the future can only happen when new methods are introduced for bringing the visitor into and through Queen Victoria Park from auto storage areas located on the fringes.”

- Richard Strong Associates Limited, 1969 Long Range Comprehensive Planning Studies

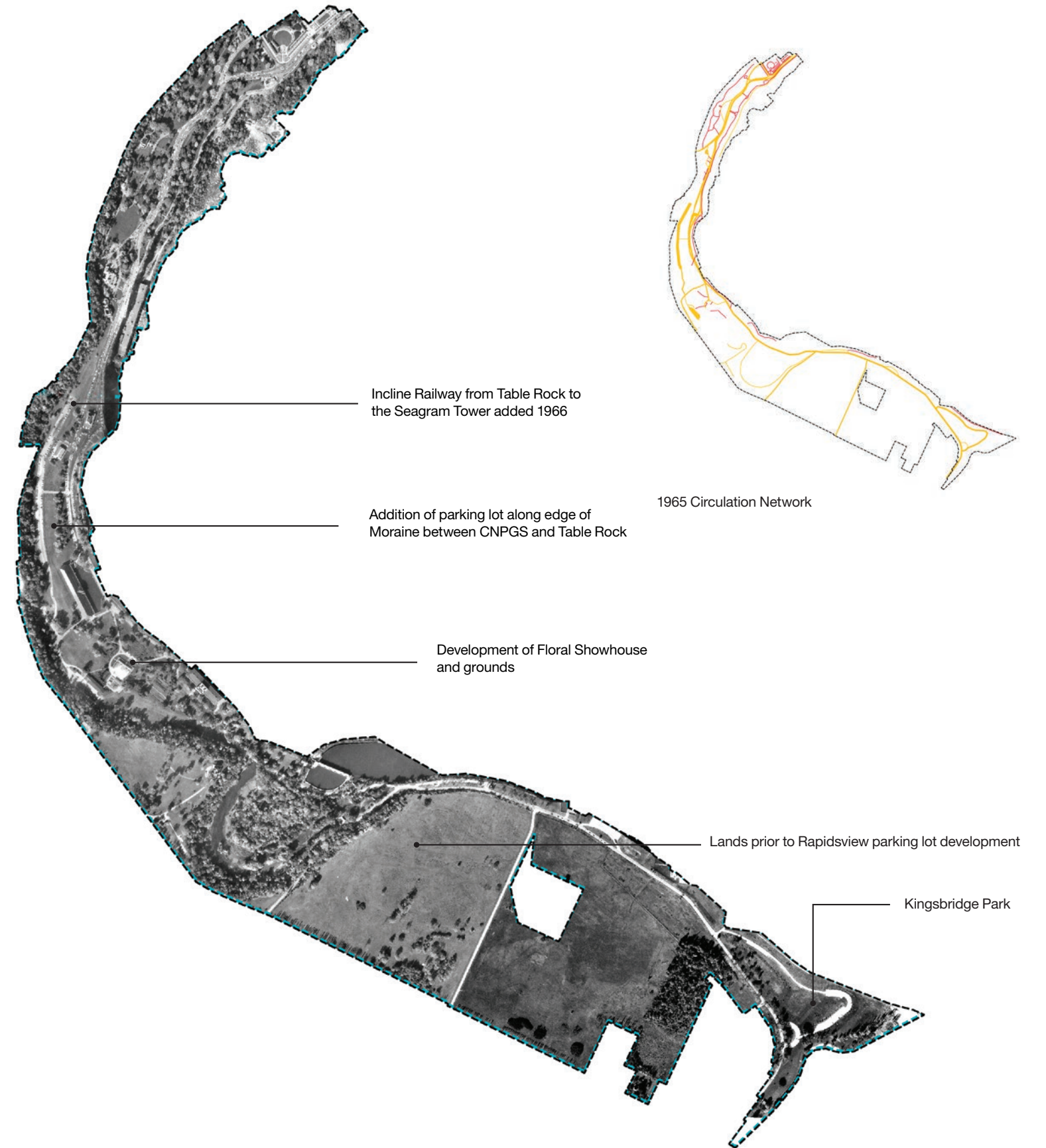


Fig. 2-19: 1965 Aerial Photo

2.5.4 Shoreline Alterations

The shoreline of Queen Victoria Park has been substantially altered to facilitate power generating functions and tourist facilities.

1818 - A stairway constructed down the side of the escarpment from the viewing platform of Table Rock.

1853 - Industrial use of the waters of the Niagara River on a large scale begins. Water is diverted from the rapids above the American Falls.

1887 - Hydraulic lift built to take visitors to the river level at Table Rock.

1889- A tunnel is blasted out of rock for visitors to stand behind the Falls.

1889 to 1890 - Water pumping station constructed southwest of Table Rock.

1894 - Clifton Incline railway is constructed down the escarpment for access to lower river level and Maid of the Mist tour boats.

1895 - First large scale production of electric power generated from the Niagara River is constructed on the American side above the American Falls.

1891 - Crib work on river bed above the Horseshoe Falls is removed.

1892 to 1918 - Construction of infrastructure related to the Power Generating Stations, from south of Murray Street to Dufferin Islands.

1901 to 1905 - Powerhouses are constructed in the park.

1900 - The Ontario Power Company constructed the forebay and gathering weir

at the entrance of Dufferin Islands, shutting off the flow of water to the islands.

1903 - Scenic tunnel lookout is constructed at Table Rock House.

1904 - The 'gap' where water entered the channel around Cedar Island is used as a water intake point for the Canadian Niagara Generation Station Powerhouse. The bed of the channel became the forebay of the powerhouse. The remainder of the channel is infilled.

1907 and 1924 - The bridges at Dufferin Islands are reconstructed and new islands are constructed by the Ontario Power Company as a naturalized park area.

1920 - Several of the cascades through the islands are shortened.

1923 - Table Rock tunnel is extended.

1935 - Removal of the majority of the protruding rock face from the escarpment at Table Rock.

1951 - Scenic tunnels further enhanced with a lookout.

1953 - Two causeways are built across the waterways at Dufferin Islands.

1954 to 1958 - Remedial work program: The bed of the Niagara River is deepened at the flanks on both sides of the Horseshoe Falls, at Goat Island, and at Table Rock.

1957 - Completion of the International Control Dam in the upper river beyond Dufferin Islands, resulting in a change in the flow of Horseshoe Falls.

1991 - Maid of the Mist incline railway is replaced by elevators.

Sources:

George Seibel, Ontario's Niagara Parks 100 Years CHER
Queen Victoria Park Cultural Heritage Landscape, MHBC

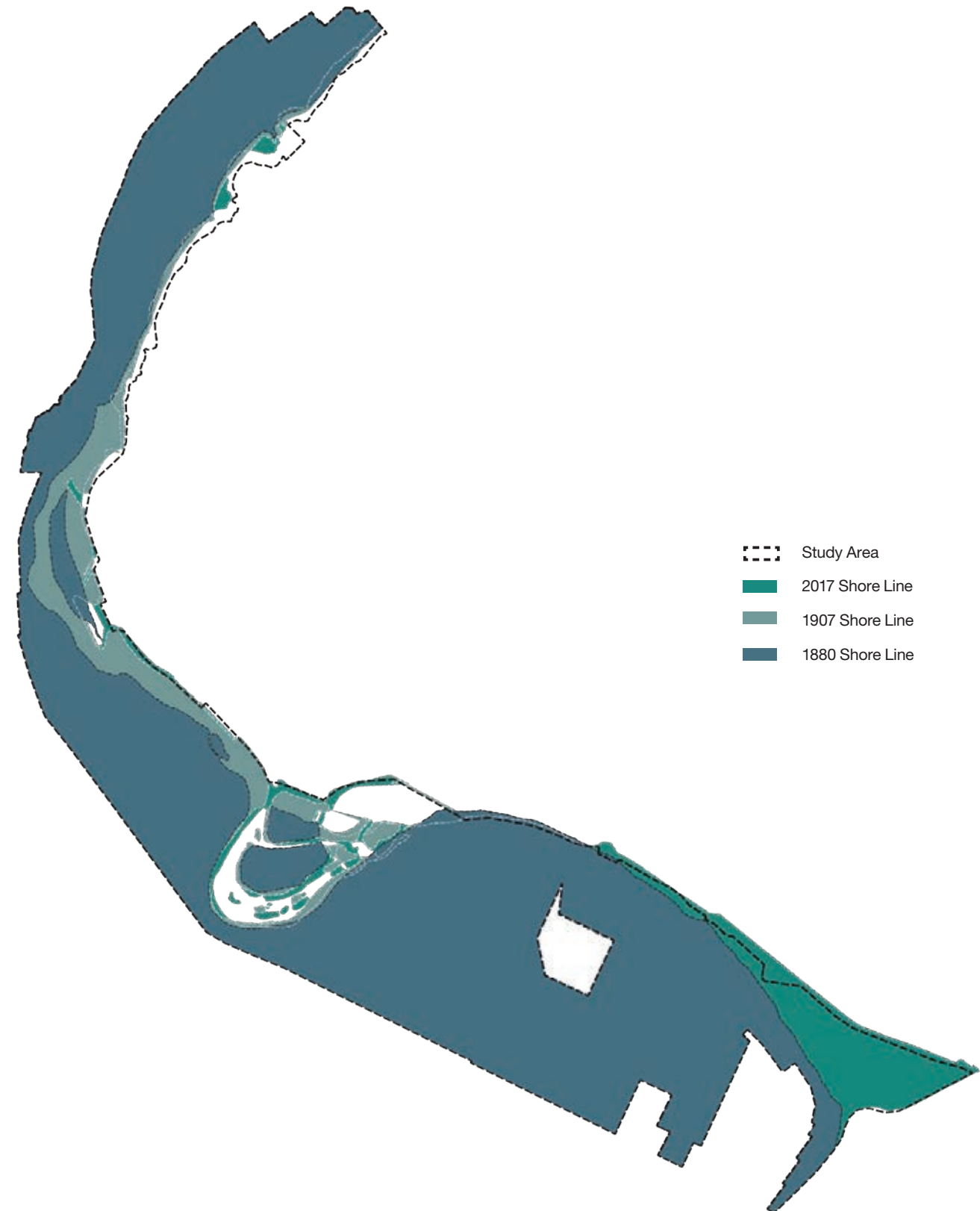


Fig. 2-20: Shoreline Alterations

2.5.5 Significant Architectural Modifications: Table Rock House



Table Rock House, 1926



Entrance and additions to scenic tunnels and display of the Royal Crown, c. 1963



Table Rock Complex, 2017 (ERA Architects).

- Original 1925 Building
- 1963 Extension
- 1974 Table Rock South Building
- 1993 Additions and Alterations
- 1998 Exterior Stairs
- 2008 Additions and Alterations

The extant fabric of the 1925 Table Rock building is generally in very good condition, however alterations to the original building have been significant and generally adverse (THA, 2017).

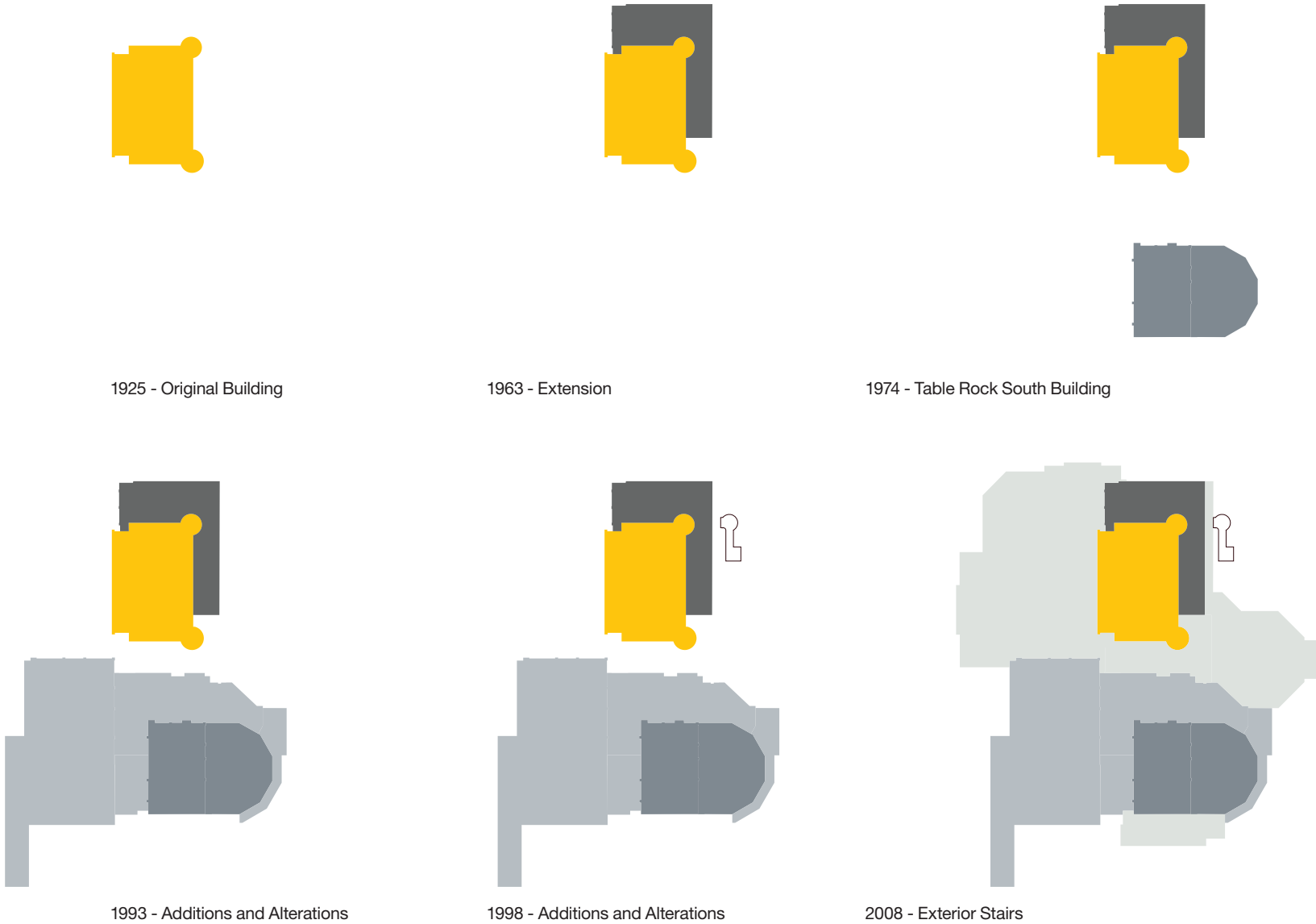


Fig. 2-21: Significant Architectural Modifications: Table Rock House

2.5.6 Significant Architectural Modifications: Queen Victoria Place Restaurant



Queen Victoria Place Restaurant ("The Refectory"), 1904



Queen Victoria Place Restaurant, 1960



Queen Victoria Place Restaurant, 2017

- Original 1904 Building
- 1926 Additions and Alterations
- 1938 Balcony Extensions
- 1969 Patio on the roof of the Gift Shop
- 1980 Additional Expansion



1904 - Original Building "The Refectory"



1926 - Additions and Alterations



1938 - Balcony Extensions



1969 - Paton on the roof of the Gift Shop



1980 - Additional Expansion

Fig. 2-22: Significant Architectural Modifications: Queen Victoria Place Restaurant

2.5.7 Vegetation and Garden Typologies

Further analysis of the character of vegetation and gardens within the Study Area is provided in this section. The vegetation ranges from naturalized areas to manicured picturesque parks and display gardens.

Mixed Landscape:

The mix of manicured lawns, naturalized vegetation, and picturesque tree plantings within the Dufferin Islands and Oak Hall Grounds reflect the unique nature of these areas as distinct landscapes within the larger park.

Naturalized Areas:

The naturalized vegetation of the escarpment, moraine, and the wooded marsh contribute to the cultural heritage character of the area.

Manicured Picturesque Fabric:

From Clifton Hill to Kingsbridge Park, the historic fabric of the landscape features native and non-native specimen trees in open lawn areas, with some areas characterized by mature trees and others characterized by open lawns. Areas described as arboretums illustrate NPC's tradition of labeling specimen trees.

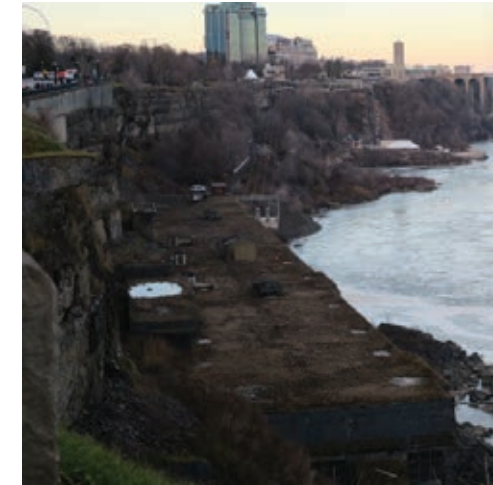
Manicured Display Gardens:

North of and including the Floral Showhouse, manicured display gardens accent and overlay the picturesque fabric of the parkland. Several of the display gardens date to the establishment of Queen Victoria Park, while others have been added iteratively to the landscape.

The gardens feature perennial and annual plantings, with some gardens characterized by the seasonal showcase of ornamental plantings, and other gardens characterized by the year-round display of hardy species.



Dufferin Islands against the backdrop of the Moraine



Escarpment



Kingsbridge Park



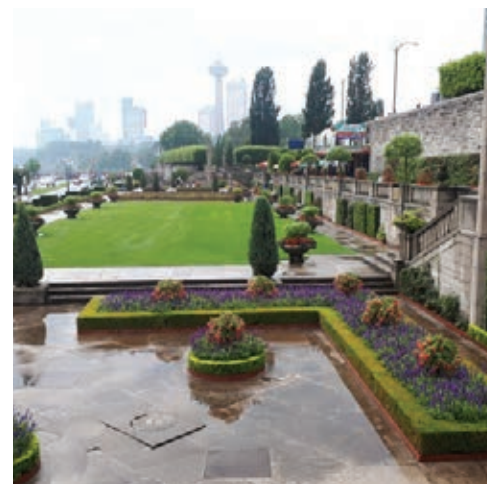
Oak Hall Grounds and Golf Course



Wooded Marsh



Picnic Grounds Arboretum



Rainbow Garden



Jolly Cut Rock Garden



Picnic Grounds Rose Garden in winter

2.5.8 Vegetation and Garden Typologies - Overview

Typologies

- Mixed Landscape
- Naturalized Areas
- Manicured Picturesque Fabric
- Manicured Display Gardens

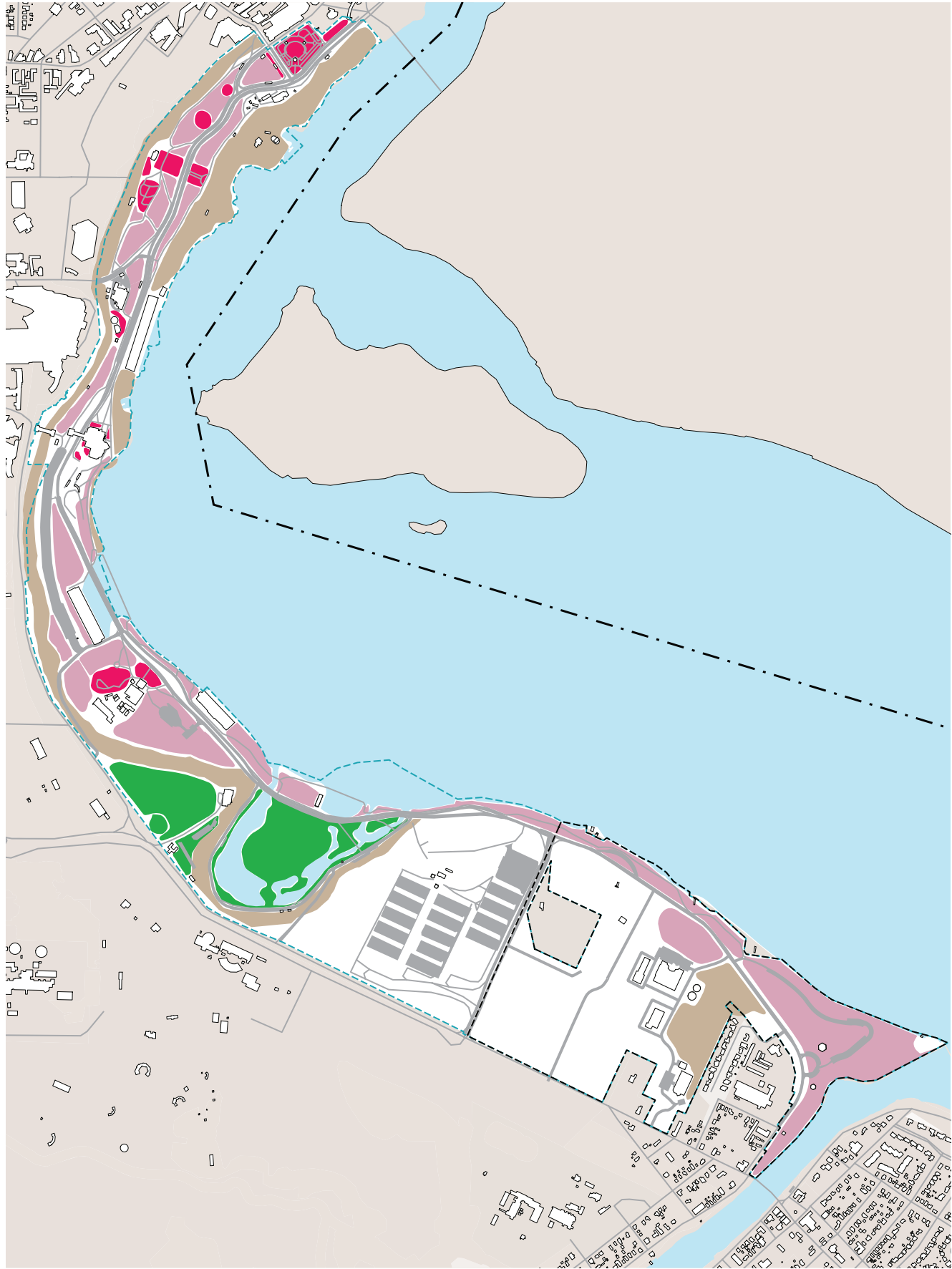


Fig. 2-23: Vegetation and Garden Typologies - Overview

Vegetation and Garden Typologies - North

Study Area inside PHPPS

Mixed Landscape

- ① Dufferin Islands
- ② Oak Hall Grounds

Naturalized Areas

- ③ Gorge (escarpment)
- ④ Treed Moraine
- ⑤ Remnant Woodlot

Manicured Picturesque Fabric

- ⑥ CNPGS Arboretum / Lawn
- ⑦ Floral Showhouse Park
- ⑧ Fraser Hill Park / Lawn
- ⑨ JM Dream Forest
- ⑩ Kingsbridge Park
- ⑪ Picnic Grounds Arboretum
- ⑫ Picnic Grounds Lawn
- ⑬ Promenade Parks
- ⑭ QVP Restaurant Frontage and Arboretum
- ⑮ Upper Promenade Park

Manicured Display Gardens

- ⑯ Administration Axial Garden
- ⑰ Clifton Hill Ribbon Bed
- ⑱ Floral Showhouse Display Gardens
- ⑲ Illumination Tower Foundation Plantings
- ⑳ Jolley Cut Rock Garden
- ㉑ Oakes Garden Theatre Terraced Garden
- ㉒ Rose Garden
- ㉓ Water Garden
- ㉔ Rainbow Garden
- ㉕ Table Rock Foundation Plantings
- ㉖ Zimmerman Fountain Garden

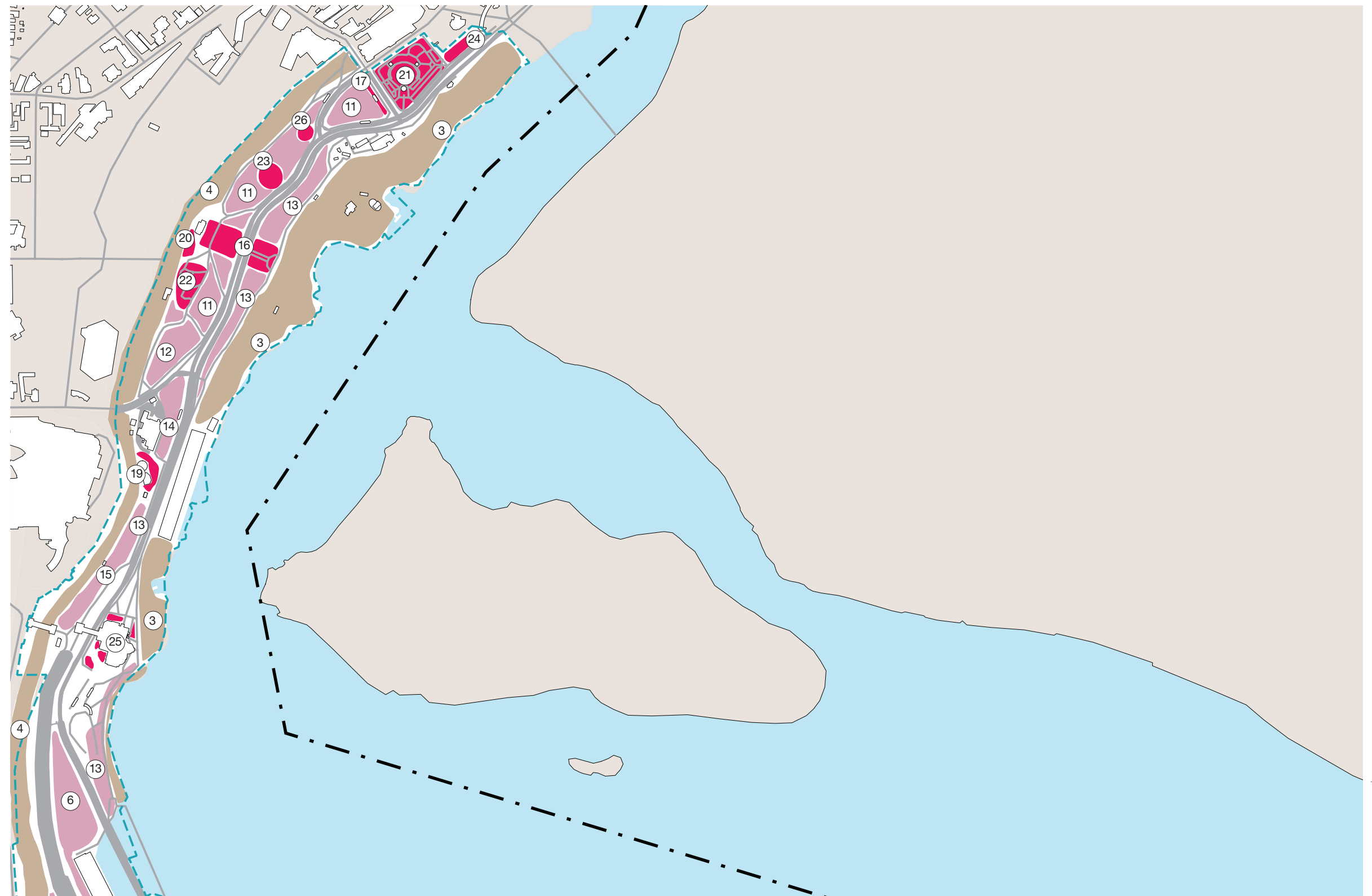


Fig. 2-24: Vegetation and Garden Typologies - North

Vegetation and Garden Typologies - South

Study Area Outside PHPPS

Study Area inside PHPPS

Mixed Landscape

- ① Dufferin Islands
- ② Oak Hall Grounds

Naturalized Areas

- ③ Gorge (escarpment)
- ④ Treed Moraine
- ⑤ Remnant Woodlot

Manicured Picturesque Fabric

- ⑥ CNPGS Arboretum / Lawn
- ⑦ Floral Showhouse Park
- ⑧ Fraser Hill Park / Lawn
- ⑨ JM Dream Forest
- ⑩ Kingsbridge Park
- ⑪ Picnic Grounds Arboretum
- ⑫ Picnic Grounds Lawn
- ⑬ Promenade Parks
- ⑭ QVP Restaurant Frontage and Arboretum
- ⑮ Upper Promenade Park

Manicured Display Gardens

- ⑯ Administration Axial Garden
- ⑰ Clifton Hill Ribbon Bed
- ⑱ Floral Showhouse Display Gardens
- ⑲ Illumination Tower Foundation Plantings
- ⑳ Jolley Cut Rock Garden
- ㉑ Oakes Garden Theatre Terraced Garden
- ㉒ Rose Garden
- ㉓ Water Garden
- ㉔ Rainbow Garden
- ㉕ Table Rock Foundation Plantings
- ㉖ Zimmerman Fountain Garden



Fig. 2-25: Vegetation and Garden Typologies - South

2.6 Transportation and Circulation

2.6.1 Evolution of Circulation

Early circulation within Queen Victoria Park was designed to support an existing electric railway line that travelled through the park from Clifton Hill to the Dufferin Islands. Pedestrian paths formed circuitous loops that encouraged viewing and strolling while also reinforcing the idea of a promenade within the park.

By the 1920s the railway had been removed and replaced with a carriageway that carried visitors by horse and carriage and increasingly motor vehicles to Table Rock and Dufferin Islands. The quantity of pedestrian paths decreased following the completion of the Power Generation Station construction exhibiting the shift of southern Queen Victoria Park to a more industry-focused landscape.

By the 1930s the Niagara Parkway was an established scenic route and the car had become an increasingly popular way to experience and arrive at the Falls. The roadway and pedestrian route along the parapet wall were widened to accommodate increased visitors.

By 1973, the Incline Railway was constructed and the Parkway was relocated from the parapet edge to the west side of Table Rock House to allow for more pedestrians to access the Falls viewing areas and improve traffic flow through the park. Pedestrian pathways throughout the park were developed, creating a more formalized walking experience in the north park.

By 1985, the people mover system (predecessor of WEGO) was established and surface parking lots were constructed at Rapidsview and the base of the moraine at Table Rock (now referred to as the Falls Parking Lot). Facilities for arriving at the Falls by car dominated the landscape of the park.

Extensive networks of pedestrian paths have been developed in the south Study Area since the decommissioning of the Power Generation Stations and the return of the park to a landscape of recreation. In 2017 there is now a continuous path linking Kingsbridge Park to Oakes Garden Theatre.



Fig. 2-26: Circulation Network - Overview

2.6.2 Pedestrian Context

Pedestrians have always played a crucial role in the circulation and experience of Queen Victoria Park.

Today, a fairly dense network of pedestrian sidewalks and trails exist within the Study Area. The vast pedestrian network is an asset to the Niagara Parks Commission and should be capitalized on as part of this review. The majority of these facilities are in a north-south direction, with east-west connections remaining fairly limited. Within the Study Area, pedestrian access to the west of the moraine edge is limited to Murray Street, Clifton Hill Street, Jolley Cut (at the end of Robinson Street), and the Niagara Parks Falls Incline Railway.

The sidewalks and trails within the Study Area range from approximately 2.4 metres (the 'pinch point'), to well over 5.0 metres in width. The pinch point is located adjacent to the Falls, near the Tim Horton's restaurant at the base of Murray Street. These sidewalks, which are utilized by millions of people every year, have considerable bearing on the safety and quality of the pedestrian experience.

The park is approximately 5 km long, which includes a dense network of pedestrian sidewalks and trails. Today, the Study Area is home to four signalized intersections, two of which are located within the core pedestrian area (the Clifton Hill and the Table Rock signals), and provide pedestrians with a safe means of accessing the Falls. However, given that the spacing between these two signals is approximately 1.5 km, additional safe and accessible crossing facilities are required.

Four uncontrolled pedestrian crossings (i.e. zebra stripe crosswalk) are located within the Study Area, two of which are controlled by Provincial Offences Officers. The Provincial Offences Officers are hired to assist pedestrians safely across the street during peak tourist periods. However, it is noted that the Provincial Offences Officers may not always be on duty, leaving pedestrians to walk across four lanes of traffic as they see fit. This condition is potentially hazardous for pedestrians, given the distance required to cross the street (approximately 20 metres) and that motorists are not required by law to stop at these pedestrian crossings.

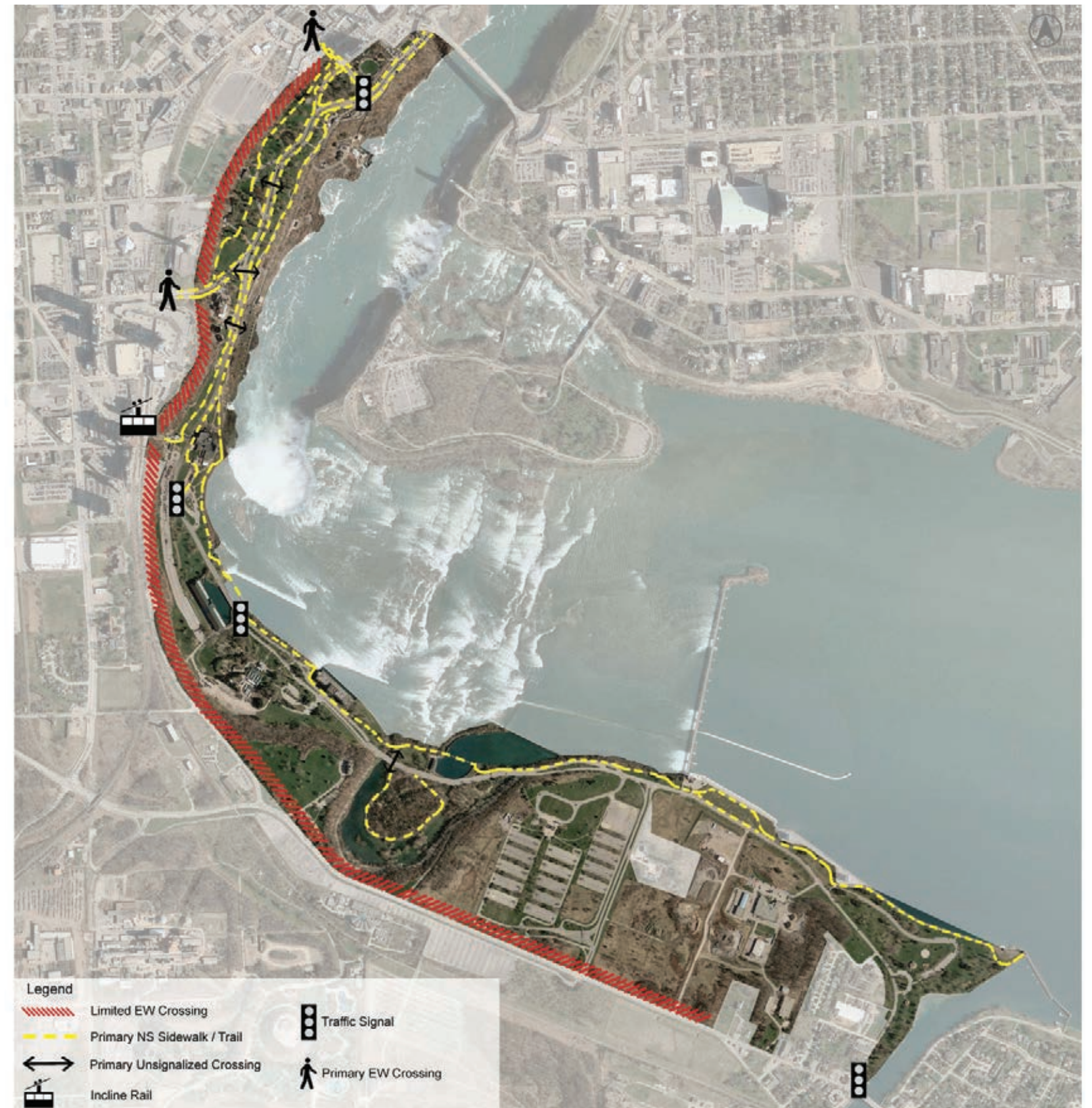


Fig. 2-27: Pedestrian Circulation

2.6.3 Cycling Context

Improving cycling and pedestrian access to the Falls would encourage even greater tourist activity and a longer duration of stay, particularly if new infrastructure is designed for all ages and abilities within the Study Area. The Niagara Parks Commission has numerous assets in which it can capitalize on (i.e. wide travel lanes, park space, and organizational willingness to change) to improve safety, quality of experience, and equity of all park users. The potential exists for the Park to become a world-class recreational cycling destination.

One of the Parks strengths is its string of nodes spread throughout its 5 km length. However, the length of the park means that many trips between nodes cannot be made on foot. Cycling can become an active, sustainable mode of transportation that will allow visitors to string together trips to multiple nodes within the park that are beyond walking distance.

At present, cycling routes in the Study Area are limited to pedestrian sidewalks, trails, and unmarked road facilities which are mixed with vehicular traffic. Furthermore, the City of Niagara Falls currently has a small and fractured cycling network, resulting in limited safe and accessible cycling connections to the Falls, and within the Study Area.



Fig. 2-28: Bicycle Circulation

2.6.4 WEGO and Commercial Bus Context

WEGO is a high-quality transit service for visitors to the Niagara Falls area that connects key tourist nodes through the region. As a bus service it has two key strengths. First is its efficiency. Busses can carry large number of visitors quickly through the park requiring significantly less space than private vehicles. Second is its expandability. Bus service can be expanded with relative ease to meet growing demand as visitor numbers rise and, potentially, trips by private vehicle decrease.

Today, the City of Niagara Falls and the Niagara Parks Commission provide WEGO, a local transit service. The WEGO routes run within the vicinity of the Study Area, north to Niagara-on-the-Lake, and west toward Campark Turn around, with services available from spring to fall. By way of reference, the Green Line, which runs along the Niagara Parkway, headways are approximately 20 minutes during peak tourist season.

WEGO operates four lines (Red, Blue, Green and Orange), of which three operate within the Study Area. There are ten northbound and southbound bus stops (including the Table Rock bus terminal) within the Study Area: six force vehicles to stop in 'live' traffic, two include a lay-by condition, and two are located within the Table Rock bus terminal.

Within the Study Area, NPC encourages tourists to park at the Rapidsview Parking lot (adjacent to Upper Rapids Boulevard) for a fee and transfer to the WEGO Green Line to reach the Falls and back. However, the signage/wayfinding directing tourists to this location is limited.

Metrolinx's current plans call for expanded GO service to be extended to Niagara Falls by 2023, although it remains unclear what level of service will be provided. Once the GO service is extended into Niagara Falls, visitors will be able to connect to the WEGO bus service unlocking access to the Study Area and additional regional transportation service providers.

There are two commercial bus parking facilities within the Study Area (Falls Avenue and Table Rock). These facilities attract a significant amount of pedestrian and bus traffic each year. However, these facilities are not adequate from a bus capacity, pedestrian infrastructure, and safety perspective.



Fig. 2-29: WEGO Stops and Transit Hubs

2.6.5 Vehicular Context

The Niagara Parkway travels through the entire length of the Study Area, at approximately 5 km in length and with a primarily four-lane cross section. Three main 'feeder' routes (Clifton Hill, Murray Street, and Upper Rapids Boulevard), and a number of surface parking facilities also funnel vehicles into the Study Area. There is currently a significant amount of paved surface within Queen Victoria Park, which is primarily utilized for vehicles.

The current balance between street space, pedestrians, cyclists, and transit, is predominantly focused on vehicular movement and infrastructure, despite the vast amount of pedestrian travel to the Falls. This focus improves motorist experience, but hinders the pedestrian and cycling experience and reduces safety.

It is important to note that the Niagara Parkway is generally adjacent to the Falls, leaving little to no pedestrian and or vegetated areas. When comparing Niagara Falls (one of the top wonders of the world), to other natural top wonders of the world, roads are generally not the dominant feature. By way of reference, the closest road to Victoria Falls (Zambia, South Africa), is approximately 130 metres away, and the closest road to Yosemite Falls (California, USA), is approximately 1.2 km away. Many natural wonders of the world are only accessible by shuttle, or on foot.

There are a number of paid parking facilities of varying sizes within the Study Area. These facilities draw a lot of vehicular activity which provides a significant source of revenue for NPC, but also causes congestion and results in conflicts with pedestrians.

The large parking facilities within the Study Area include the Rapidsview Parking Lot, and the Table Rock parking lot, both of which are controlled. The Rapidsview parking lot, which is the largest of all parking facilities within the Study Area, is often underutilized given it's proximity and lack of access to the Falls. There also exists a small but significant quantity of center median parking located within the north end of the Study Area, requiring motorist to reverse into live traffic, and an adjacent WEGO stop. This parking raises concern from a safety perspective for both pedestrians and road users.

Over the years the Niagara Parks Commission has hosted a number of public events, which resulted in the temporary closure of the Niagara Parkway. These included events such as the 2017 Niagara Falls Women's Half Marathon (the Niagara Parkway was closed from Clifton Hill, to Weaver Road in Chippawa) and 2017 Car-Free Canada Day (the Niagara Parkway was closed from Clifton Hill to Fraser Hill). During the Canada Day closure, residents and tourists alike were encouraged to use active modes of travel while visiting the Falls (i.e. cycling, walking and WEGO).



Fig. 2-30: Vehicular Circulation

2.7 Infrastructure

Refer to Appendix 3 for detailed inventory of existing services and infrastructure.

2.7.1 Water Distribution

Within the Study Area there is:

- A 300mm diameter ductile iron (DI) watermain along Falls Avenue, and a 300mm diameter watermain along Murray Street and Niagara Parkway and continues south to service Queen Victoria Place and the Table Rock Welcome Centre. This watermain is connected to the City of Niagara Falls 300mm diameter watermain on Falls Avenue at the north end of the Park.
- A 50mm diameter watermain that services the Hornblower Cruises and a 150mm diameter PVC watermain that services Grandview Market Place, both connected to the City watermain on Niagara Parkway.
- A 150mm diameter water service connection that services Queen Victoria Place connected to the 300mm watermain along Niagara Parkway.
- A 150mm diameter watermain that runs north-south along the east side of Falls Parking Lot to Table Rock Welcome Centre.
- A 50mm water service servicing the Floral Showhouse and is connected to the City of Niagara Falls watermain on Portage Road near the Oak Hall Grounds.
- A 150mm diameter PVC watermain that serves the Oak Hall Apartment and Oak Hall Office from the City watermain on Portage Road near Marineland Parkway.
- A 25mm diameter water service connection is connected to the City's watermain on Portage Road to service the washrooms at Dufferin Islands Park.
- A 200mm diameter PVC watermain from the existing watermain on Portage Road servicing Rapidsview Park and Visitor Centre. An existing 100mm watermain extends from the Visitor Centre out towards the Dam and Niagara River Parkway.
- A 250mm diameter PVC watermain and a 200mm diameter cast iron watermain from the existing watermain on Portage Road servicing the NPC Distribution and Maintenance Centre.
- A 100mm diameter cast iron watermain along Macklem Street that reduces to a 50mm diameter to service the playground facilities within Kingsbridge Park.
- Fire protection for the existing buildings provided via on-site fire hydrants and hydrants along Niagara Parkway.

Queen Victoria Park is located within Niagara Region Pressure Zone 250 and is serviced by the Niagara Falls Water Treatment Plant (WTP) and Reservoir at Mechanic Street just south of Kingsbridge Park. Based on the GIS information, there are two existing Niagara Region watermains (675mm and 750mm diameter) that run from the WTP through the parks property on the south side of the Niagara Parks Distribution Centre and out along Portage Road.

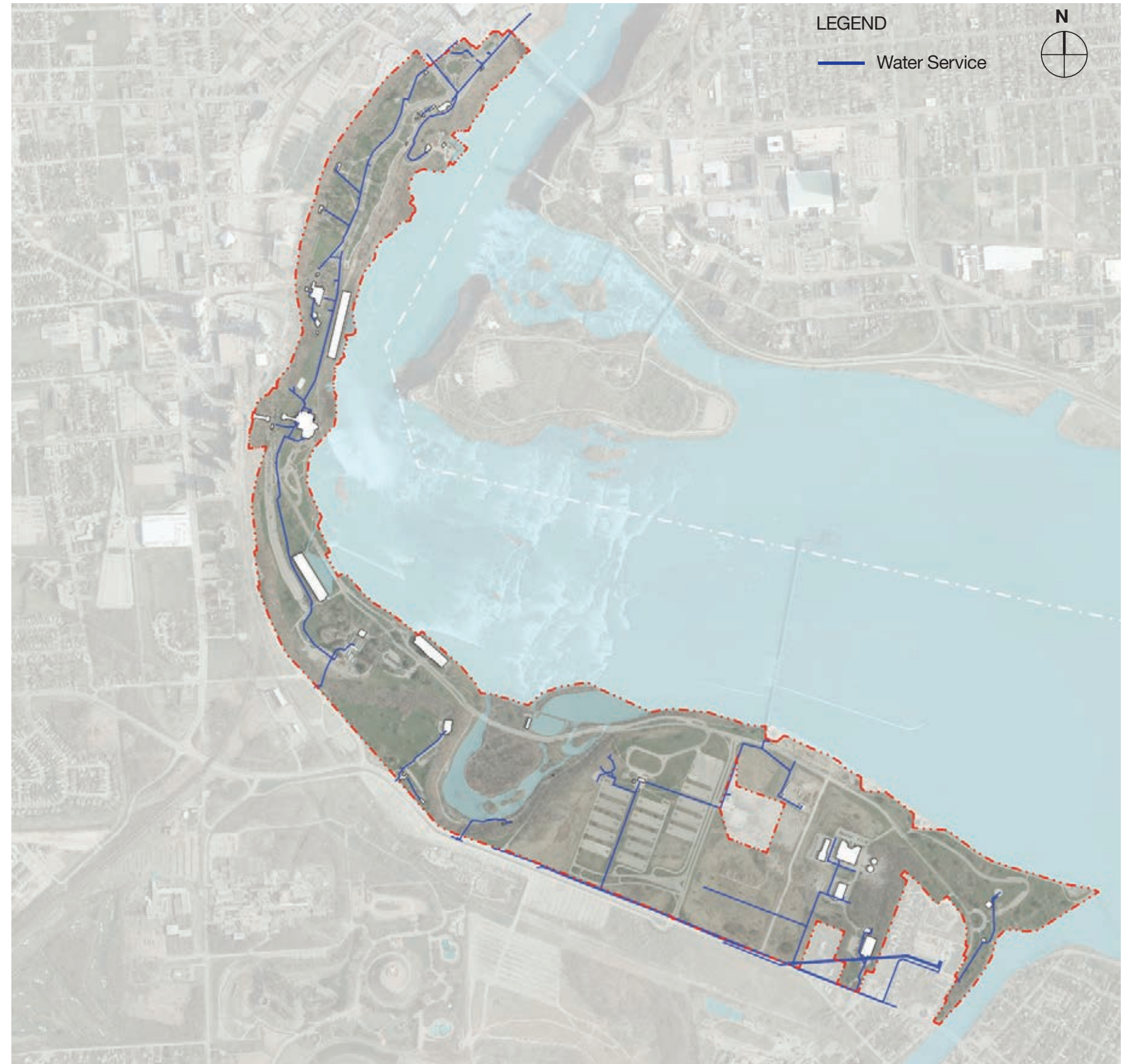


Fig. 2-31: Water Infrastructure

2.7.2 Sanitary Service

Within the Study Area there is:

- A 200mm to 750mm diameter sanitary sewer that runs along Niagara Parkway from the Floral Showhouse to the Oakes Garden Theatre. This sanitary sewer then continues north along Niagara Parkway and connects into the 825mm City sanitary sewer which ultimately conveys the sanitary flow to the Niagara Falls Wastewater Treatment Plant on Stanley Avenue.
- A 83mm diameter forcemain that services the Hornblower cruises. The forcemain is connected to the 750mm diameter sanitary sewer on Niagara Parkway.
- A 200mm diameter sanitary sewer that services Queen Victoria Place. This sanitary sewer is connected to the 450mm sanitary sewer on Niagara Parkway.
- Three sanitary service connections (two 200mm and one 150mm) at the Table Rock Welcome Centre. The service connections are connected to the 200mm sanitary sewer on Niagara Parkway.
- A two 150mm diameter sanitary service connections that connect to the 200mm diameter sanitary sewer along the east side of Falls Parking Lot servicing the Floral Showhouse.
- A 200mm diameter sanitary sewer south of Murray Street along Niagara Parkway, built in 1968.
- A sanitary sewer that serves both the Oak Hall Apartment and Oak Hall Office. The washrooms at Dufferin Islands Park is serviced by a 40mm diameter forcemain that connects to this existing sanitary sewer. The sanitary sewer then connects to the City sanitary sewer on Marineland Parkway.
- A 83mm diameter forcemain that runs from the Visitor Centre eastward to a 250mm diameter City gravity sewer on Bukator Drive servicing The Rapidsview Park and Visitor Centre.
- A 150mm diameter forcemain that connects to the existing sanitary sewer on Portage Road as well as a sanitary sewer that connects to the City sewer at Rapid View Drive servicing NPC Distribution and Maintenance Centre.
- A 6" (150mm) diameter transite sanitary sewer (built 1972) from the south pavilion within Kingsbridge Park to Macklem Street.

2.7.3 Storm Service

Queen Victoria Park generally drains from west to east towards Niagara River/Falls. There is an existing storm sewer system (from 375mm to 1650mm diameter) along Niagara Parkway between Falls Avenue and Murray Street. Drainage from the roadway is collected via existing catch basins into the storm sewer. This sewer outfalls to Niagara River at approximately 100 metres north of Murray Street.

There is a 1050mm diameter storm sewer on the north side of Queen Victoria Place that drains north to the 1650mm diameter storm sewer along Niagara Parkway and outfalls to Niagara River on the east. Surface drainage from Queen Victoria Place is collected into the underground storm sewer system (100mm to 300mm diameter) via catch basins and outlets eastward to Niagara River.

Similarly, surface drainage at Table Rock Welcome Centre is collected into the underground storm sewer system (250mm to 450mm diameter) via existing catch basins distributed around the site and then outfalls to Niagara River.

There is a storm drainage system around the Floral Showhouse (150mm to 400mm diameter) that collects surface drainage from the surrounding grounds, as well as one just north of the Floral Showhouse that runs along Fraser Hill Road adjacent to Canadian Niagara Power Station. Both systems outlet to the Niagara River.

The only storm sewer system servicing the Oak Hall Apartment and Oak Hall Office is two 100mm diameter storm sewers north of the parking lot. There is no storm sewer system at Dufferin Islands Park. The surface runoff from the park sheet drains into the surrounding watercourse.

There is a storm drainage system at the Rapidsview Park and Visitor Centre that collects surface drainage from the parking lots via a series of on-site catch basins. Within this storm drainage system there are some large (600mm to 1200mm) diameter storm sewers that run from south to north and ultimately outfall to Niagara River to the north.

The Niagara Parks Commission Distribution and Maintenance Centre is serviced by a 350mm diameter storm sewer that outlets to the wooded area to the east of the Maintenance Centre south of Niagara Parkway.

There is a storm drainage system under the Kingsbridge Park east parking lot that collects surface drainage via on-site catch basins. The runoff from this parking lot drains into a 300mm diameter that runs southwest and then north into the 450mm and 600mm diameter sewers before outfalling into Niagara River. The storm drainage at the north side of the Park is not collected into the storm sewer system, but sheet flows north to the River. There is a 900mm diameter storm sewer under the park along Niagara Parkway that connects to two 750mm diameter and 600mm diameter sewers that outfall to the River.

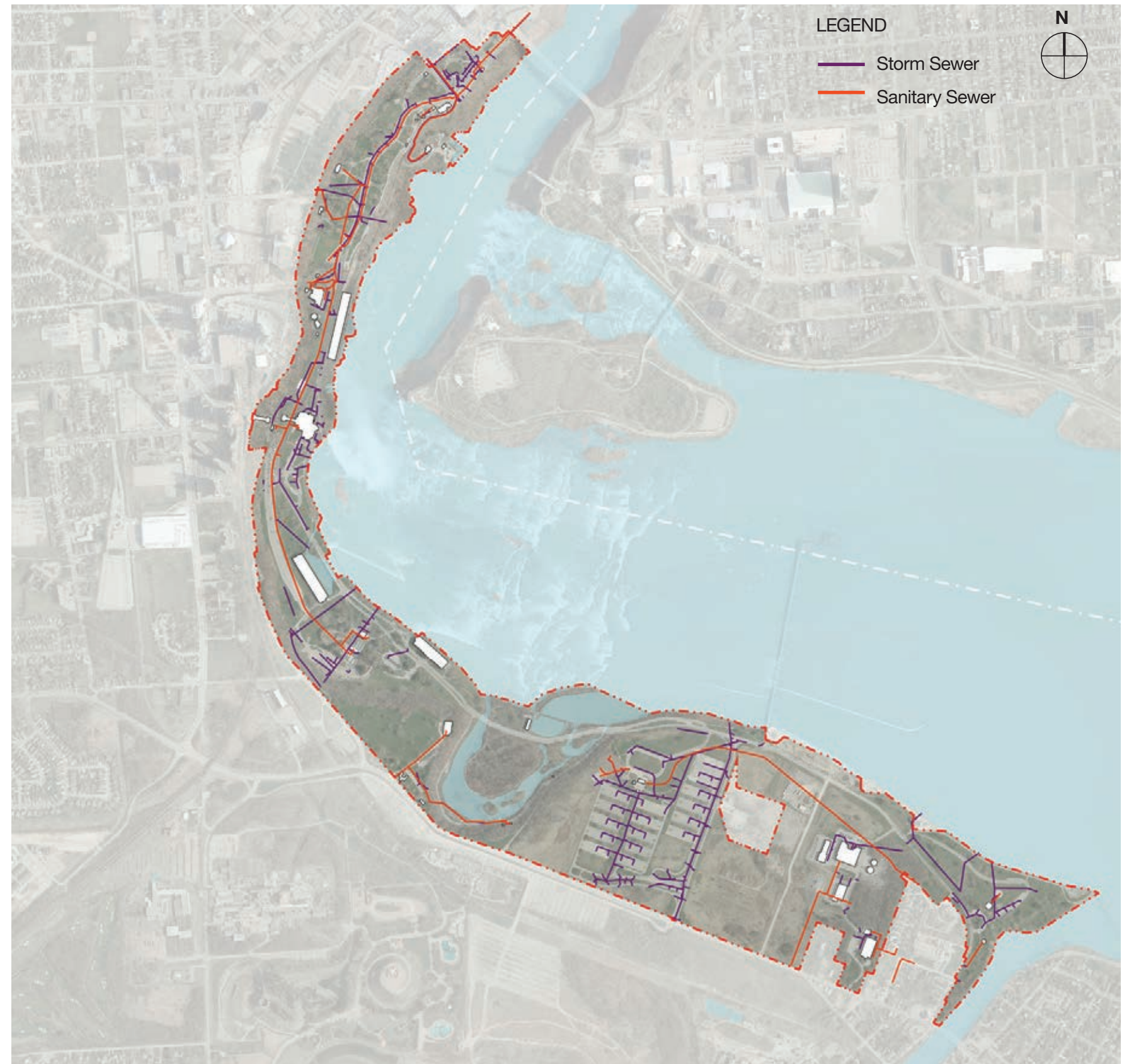


Fig. 2-32: Storm and Sanitary Sewer Infrastructure

2.7.4 Stormwater Management

The City of Niagara Falls recently commissioned and completed a Master Drainage Plan (2017) that identified drainage and flooding issues throughout the City, along with corresponding improvement recommendations. The study did not identify any issues or improvement recommendations directly within Queen Victoria Park. However, the Master Drainage Plan describes servicing within the City adjacent to the Park, which includes separated storm and sanitary conveyance networks adjacent to the southern half of the Park, and combined (storm plus sanitary) conveyance systems adjacent to the northern half of the Park. During extreme storm events, excess flow within the combined sewer network is expected to overflow directly into the Niagara River.

The previous section describes the storm drainage network within the Park that collects runoff for conveyance directly to the Niagara River. This network is comprised of a series of storm sewers, as well as the roads and other surface routes that convey drainage. The available information reviewed to-date did not reveal whether any stormwater management controls presently exist within the Park.

Typical stormwater management controls include quantity controls (ponds, tanks, surface depressions) to attenuate runoff and mitigate potential flooding, quality/erosion controls (ponds, oil-grit separators, green infrastructure) through which runoff is conveyed to filter or flocculate sediments and associated contaminants, and volume controls (tanks for reuse, green infrastructure) that aim to mimic the natural hydrologic cycle in developed areas.

Based on the available information, there are several current and potential stormwater management issues within the Park. The lack of water quality controls for surface runoff may be contributing to degraded water quality within the Niagara River. Uncontrolled runoff from the upper escarpment and the City of Niagara Falls beyond contributes to erosion issues along the moraine and gorge edges. Finally, ice on roads within the northern half of the Park create issues with winter maintenance, contribute to safety concerns and impact water quality through the extensive use of salt and de-icer solutions on paths and roadways.

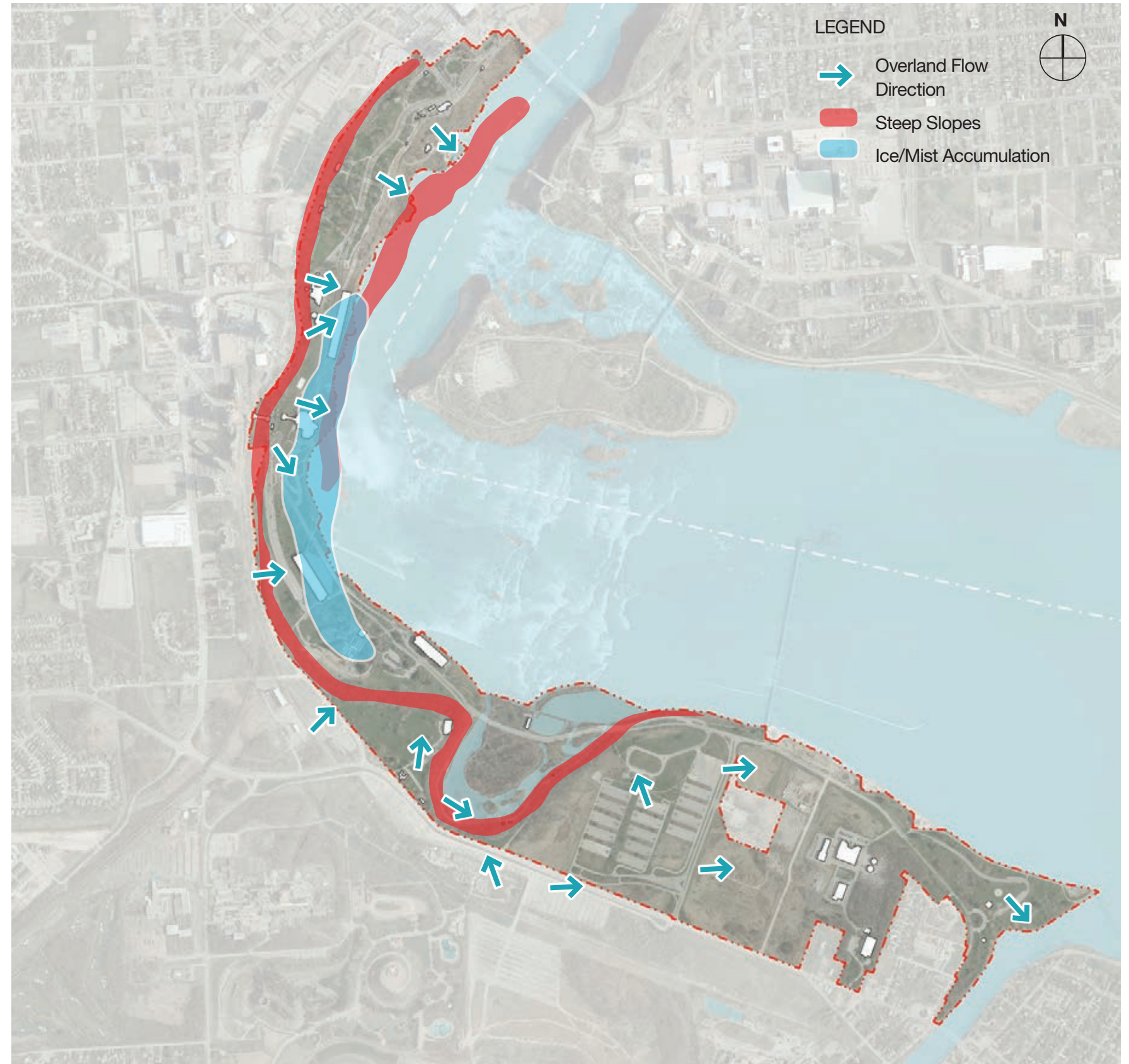


Fig. 2-33: Stormwater Conditions

2.7.5 Existing Power Utilities

The existing power utilities by NPC within the Queen Victoria Park boundaries are distributed through an underground hydro power distribution system, including pad-mount underground distribution switchgears, power generators, transformers, electric junction boxes, manholes and underground duct banks. Based on the GIS system database information, the existing overall power utility system is summarized as follows:

- Total 17 15kV pad-mount underground distribution switchgears;
- Total 9 diesel or natural gas standby generators with various power ratings;
- Total 64 transformers with various power ratings and styles;
- Total 629 electric junction boxes;
- Total 6 manholes;

2.7.6 Existing Power Distribution System

All existing facility loads in the park are fed by facility power distribution system which is supplied from the underground hydro power distribution system. The facility power distribution system includes electric panels, electric receptacles, electric switch cabinets and generators. Based on the GIS system database information, the facility power distribution system is summarized as follows:

- Total 34 electric panels;
- Total 29 electric receptacles;
- Total 29 electric switch cabinets;
- Total 4 diesel or natural gas standby generators with various power ratings;

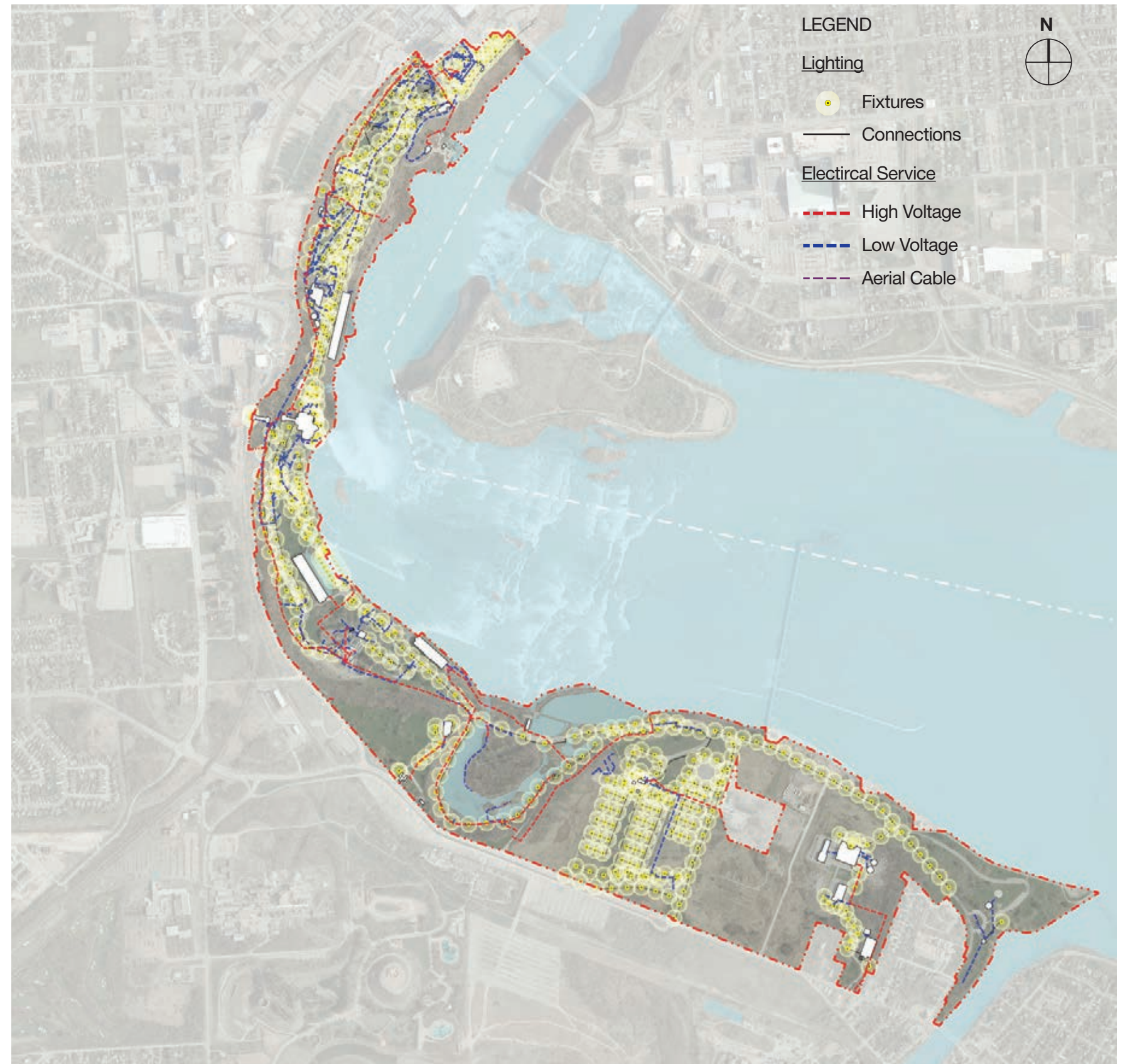


Fig. 2-34: Electrical Infrastructure



2.7.7 Existing Site Lighting

The existing site lighting includes roadway lighting, walkway pedestrian lighting, parking lot lighting, flood lighting, signature lighting, and tree decoration lighting. Based on the GIS system database information, the existing site lighting is as follows:

- Total 719 lighting pole standards;
- Total 737 pole mount lighting fixtures with combination types of high pressure sodium, metal halide and mercury vapour;
- Total 11 flood lighting points;
- Total 11 signature lighting points;
- Total 55 tree lighting points;
- Total 24 other lighting points;

Hierarchy of Fixtures

Throughout the Study Area there are several different light fixture types:

- **Queen Victoria Park & North Parkway:** Pedestrian height single octagonal carriage-type fixture with optional hanging arrangement baskets or banner mounts
- **Murray Street:** Vehicular height double octagonal carriage-type fixture extending beyond the site into Niagara Falls
- **Surveillance:** Vehicular height single box type fixture with camera attached to pole below lamp
- **Parking Lots:** High mast double box type fixture
- **Dufferin Islands:** Vehicular height single box type fixture
- **Oak Hall:** High mast double projector boxes with single box type pedestrian fixture
- **South Parkway:** High mast cobra-head type fixture



2.7.8 Existing Hydroelectric Power Generation Stations

There are three existing hydro power generation stations in the park, namely Toronto Power Generating Station, Canadian Niagara Power Generating Station and Ontario Power Generating Station. All these power generation stations were already decommissioned from their original power generating purposes, but the power generating station buildings are remained as historic sites and heritage properties – Toronto Power Generating Station is a National historic site, and all three power generating stations are significant Provincial Heritage Properties.

There is also an existing underground historic tunnel across the park which was used as an underground power distribution network among the stations. The tunnel was also decommissioned from its original power distribution purpose and can be upgraded and utilized for other purpose.

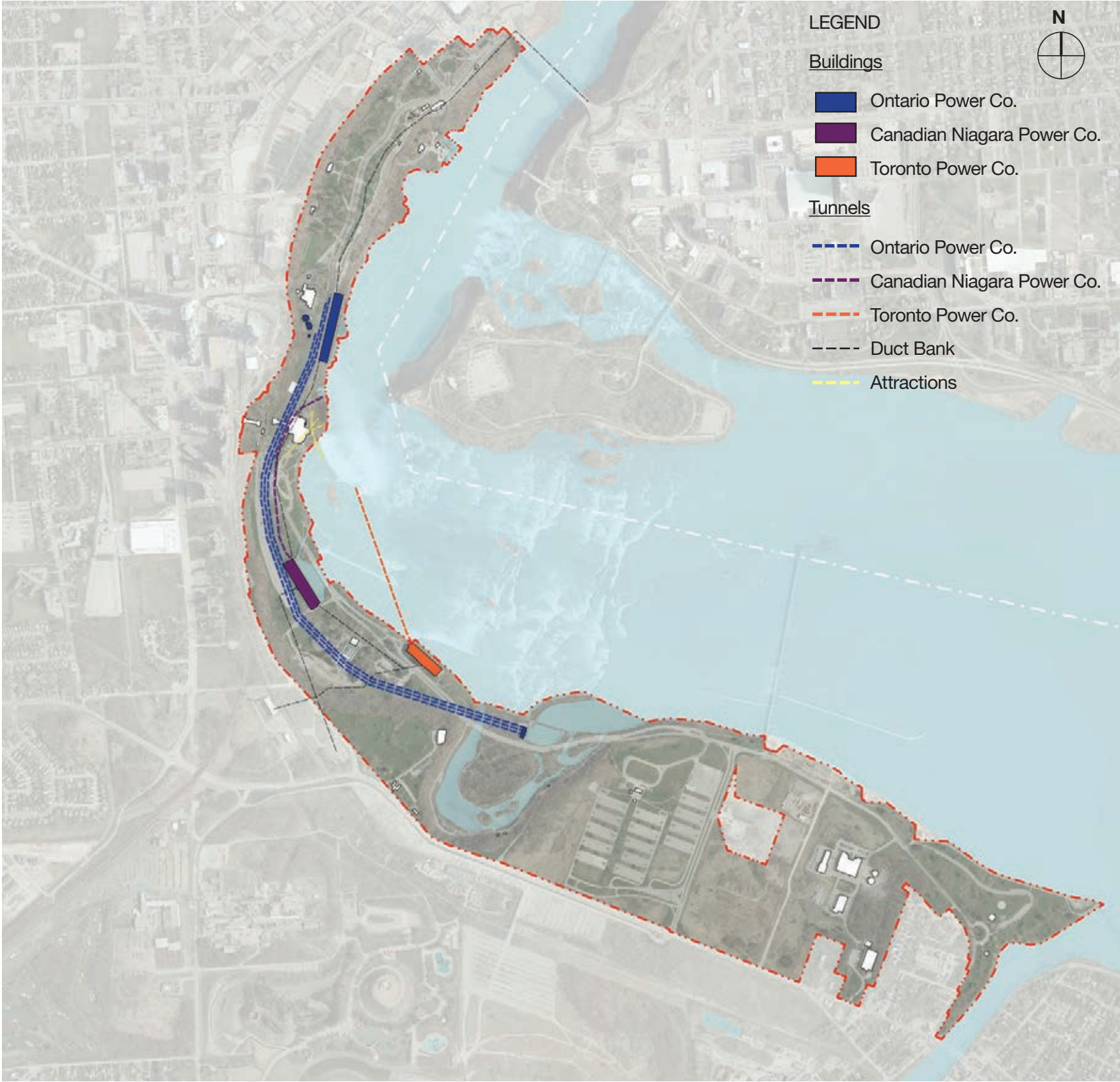


Fig. 2-35: Hydroelectric Power Generation Infrastructure



An aerial photograph of a large waterfall cascading into a turbulent river. In the foreground, there are several buildings with dark roofs and a viewing platform with people. The scene is captured from a high angle, showing the scale of the waterfall and the surrounding infrastructure.

3/ Guest Experience, Demographics and Revenue

Review of Financial Indicators and
Guest Experience Surveys

3.1 Guest Experience

Quick Facts - Transportation Suggested Improvements (2016 survey):

- Difficult to hear announcements on buses
- Complaints of overcrowding on buses
- Better exit accessibility from rear doors of bus - doors don't stay open long enough
- Better signage at bus stop terminals
- Longer lanyards for bus passes, most people have to take them off which increases wait times

Quick Facts - Parking Suggested Improvements (2016 survey):

- Improve pavement conditions at Falls Parking lot
- Have designated sidewalks at Falls Parking for better safety
- More accessible parking spots at Fraser Hill
- Difficult to find Falls Parking lot while travelling southbound on the parkway

Niagara Parks Commission was established on the foundation of two principles:

1. The Parks should be self-sustaining, posing no permanent financial burden on the Province, and
2. As much as possible, the Parks should be free and open to the public.

To remain true to those principles, Queen Victoria Park continues to this day, primarily a free park, offering attractions and experiences that can be enjoyed for a reasonable fee. Additionally, the Park provides opportunities to enjoy shopping and eating within the proximity of the Horseshoe Falls.

The Signature Attractions harness the ever-changing nature of the Falls, while also providing exceptional repeat value. Guests can return to the same attraction over several years and still experience the awesome sense of place as if it were their first visit. These attractions also appeal to a wide variety of ages and abilities. As a result, the revenue generated by Voyage to the Falls and Journey Behind the Falls account for a large portion of the NPC funding.

3.1.1 Top Venues/Services Associated with NPC

Data from the 2016 Satisfaction Survey shows the top venues/services for the respondents as:

2016 Top Venues/Services Associated with NPC	
The Falls	67%
Journey Behind the Falls	60%
Illumination of the Falls	49%
Butterfly Conservatory	45%
Fireworks	42%
Floral Clock	41%
White Water Walk	38%
QVP	36%
Niagara's Fury	34%

Adventure Pass purchases accounted for 54% of respondents. In 2014 and 2015, only 30% of respondents purchased the Adventure Pass though over half of the respondents indicated the Adventure Pass offered good value/cost. In 2016, the primary reason for not purchasing the Adventure Pass was because guests didn't plan in advance. In contrast, the primary reason in 2015 was because guests weren't aware of the pass. In 2016, lack of awareness accounted for the second most common response. Largely, guests didn't purchase the pass in 2014 because they felt it wasn't good value.

Four significant reasons guests didn't purchase the Adventure Pass were:

- Didn't want to participate in group tours;
- Just arrived to the area;
- No option to mix and match attractions included in the pass; and
- Bought the Adventure Pass before on a previous visit.

Whirlpool Aero Car, the Butterfly Conservatory, Journey Behind the Falls, Niagara's Fury, and White Water Walk scored over 98% in satisfaction. Although very positive, signage was identified as lacking across the five attractions. Washroom cleanliness at White Water Walk was noted as a negative experience for several guests.

3.1.2 Parking and Transportation

With most visitors to QVP being non-residents, a significant concern is the ease of accessing the park, which is currently through vehicles. The 2016 Satisfaction Survey showed 98.6% of respondents were satisfied or very satisfied with the walking distance to the nearest attraction from parking lots. Many users enter the parking lots between 9am and 4pm.

Visitors surveyed primarily used the Falls parking lot (77% overall), with Rapidsview (9%) and the Butterfly Conservatory (8%) accounting for the next most frequent responses. The remaining 6% of responses were distributed between other parking lots. Although many guests parked immediately adjacent to the Falls, 50% noted that too much parking can discourage other eco-friendly alternatives and that parking is unattractive. 48% of respondents felt there could never be too much parking.

Most guests using parking lots found the 2016 parking lots to be 'satisfactory', with others being 'very satisfied'.

3.1.3 WEGO Satisfaction

53% of guests that partook in the 2016 satisfaction survey rode WEGO. 84% of guests were 'satisfied' or 'very satisfied' with their experience on WEGO. Between 2014 - 2016, this response has remained steady. Between 2014 and 2016, 'very dissatisfied' and 'dissatisfied' doubled, collectively representing 11% of responses in 2016.

Quick Facts - 2016 Trip Advisor Rankings for Niagara Falls (2016 , Out of 125 suggested trips - only NPC features included):

1. The Falls
2. Butterfly Conservatory
3. Niagara Glen Nature Trails
4. White Water Walk
7. Queen Victoria Park
8. Journey Behind the Falls
9. Table Rock Welcome Centre
10. Botanical Gardens
11. WeGo
15. Whirlpool Aero Car
22. Dufferin Island Park
23. Floral Clock
26. Falls Incline Railway
29. Floral Showhouse
35. Niagara's Fury
40. Niagara Parks Golf



Elements



Grand View Marketplace



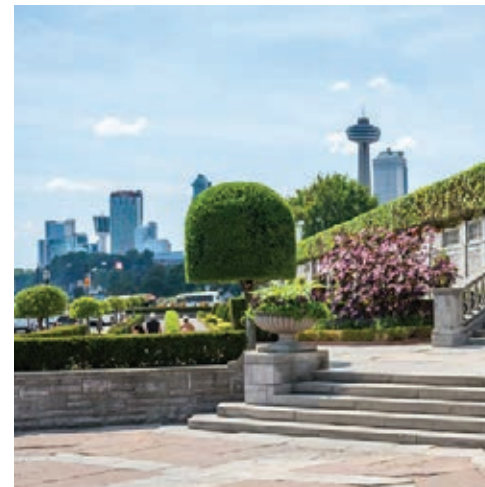
Souvenir Retail



WeGo



Queen Victoria Place



Oakes Garden Theatre



Experiential Retail



Journey Behind The Falls

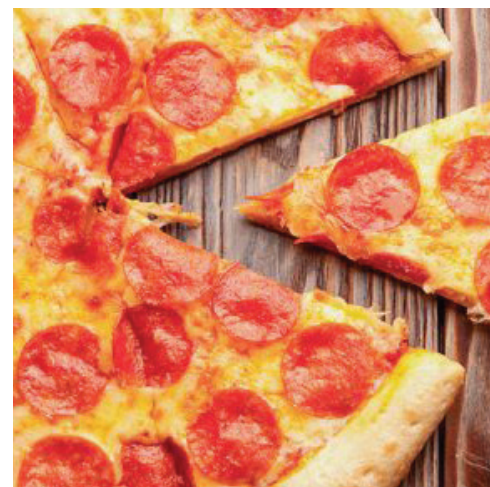


Table Rock Casual Dining



Hornblower Niagara Cruises



Grand View Winter Market



Zipline to the Falls

Quick Facts - Culinary Suggested Improvements (2016 survey):

- *Complaints about food quality at Grand View Market*
- *Tim Hortens at Table Rock: long wait times and better line management needed*
- *More healthy food options*
- *Service is too slow at 'Quick Serve'*
- *More seating needed for 'Quick Serve', particularly at Table Rock*

Quick Facts - General Suggested Improvements (2016 survey):

- *Have more nights with fireworks*
- *Improve accessibility*
- *Incline and elevator down times are disappointing*
- *Suggest to not water the lawn in the middle of the day - waste of water with the heat and sunlight*
- *More water fountains and bottle refill stations*
- *Lack of seating (benches / picnic tables) throughout the Park as well as at WeGo stops*

3.1.4 Experience at Niagara Parks Shops

In 2016, the average amount spent at Niagara Parks shops was \$72. The three major shop destinations were: Grand View Marketplace (26.7%); Table Rock Shops, lower level (23.4%); and Niagara's Fury Gift Shop (13.5%). 57.6% of respondents purchased retail merchandise.

Over 95% of guests surveyed felt they were 'very satisfied' or 'satisfied' with the following aspects of Niagara Parks shops:

- Appeal of merchandise selection;
- Wide selection of merchandise;
- Quality of merchandise;
- Quality of service;
- Value for money; and
- Look and feel of store.

The highest scoring of the 'dissatisfied' category was the 'value for money' with nearly 2% of guests.

The primary reason respondents didn't shop at Niagara Parks was because they 'have not looked yet'. The subsequent top reasons included:

- Been before / from the area;
- Bought elsewhere;
- Not interested; and
- Didn't want to buy more.

3.1.5 Culinary Results

Two culinary experiences received sufficient results to inform the below statistical information in the 2016 Satisfaction Survey.

Table Rock Quick Serve: The highest scoring of the six categories was 'arrival greeting and staff friendliness' with 90% 'very satisfied' and 52% being 'satisfied'. Over 80% of respondents were 'very satisfied' or 'satisfied' with the food quality, menu variety, service, cleanliness and overall experience. Approximately 74% of respondents felt they were 'very satisfied' or 'satisfied' with the value for money. The most significant 'very dissatisfied' or 'dissatisfied' was 'value for money'. Three lesser top scoring under the dissatisfied categories were: menu variety, service and food quality.

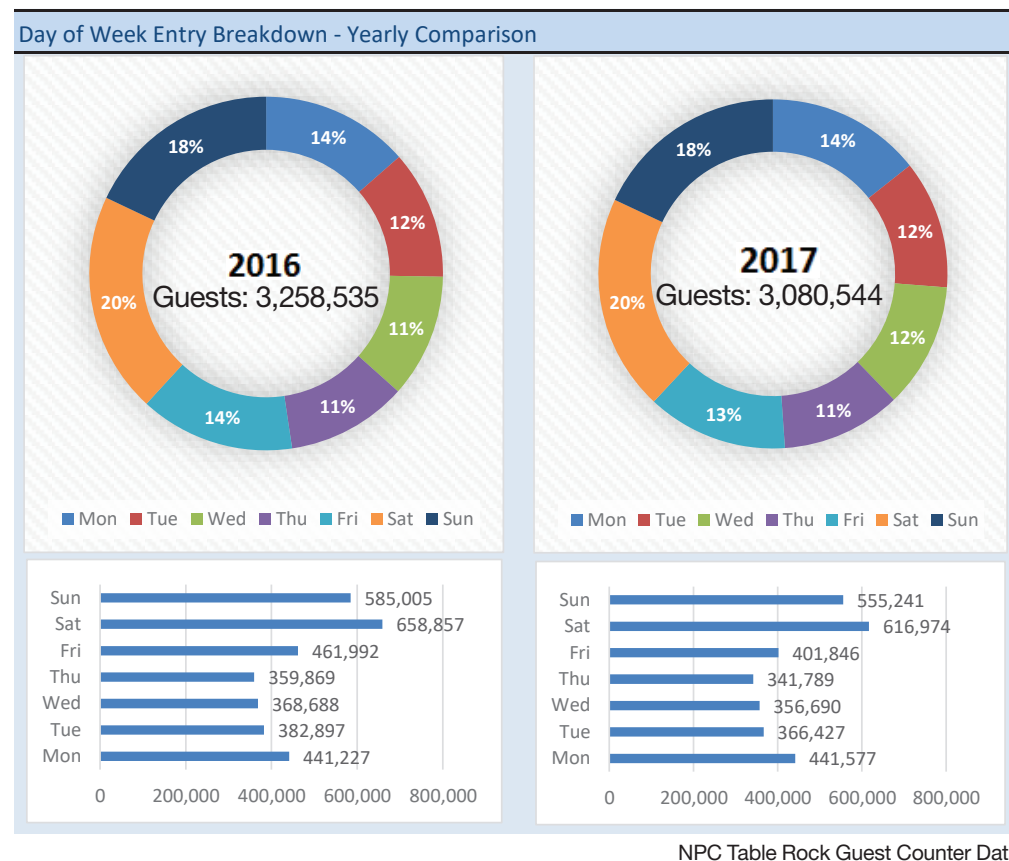
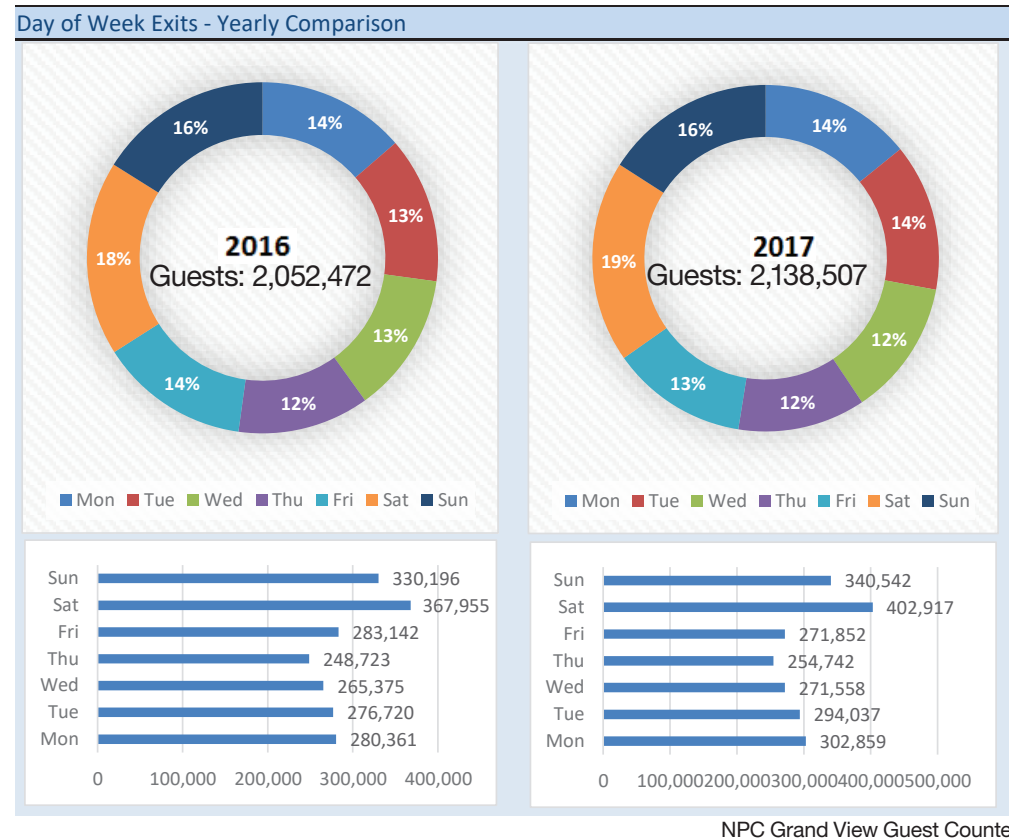
Grand View Restaurant: Similar to Table Rock, the highest scoring (with 97%) was guests'



OPG Winter Festival of Lights



Queen Victoria Park Restaurant



arrival greeting and staff friendliness. Food quality, overall experience, cleanliness and menu variety were close behind with approximately 80% of respondents being 'very satisfied' or 'satisfied'. The lowest performing in the combined satisfied category was value for money. Compared to Table Rock, respondents had more dissatisfied concerns. 20% of respondents were 'very dissatisfied' or 'dissatisfied' with the service. Approximately 13% of respondents were unhappy with the food quality, cleanliness and value for money. Approximately 9% of respondents weren't happy with the overall experience and menu variety. The lowest scoring category was 2% of guests being 'dissatisfied' with arrival greeting and staff friendliness.

3.1.6 Guest Attendance

Guest counters were used in 2016 and 2017 for Grand View and Table Rock.

Grand View: (Note, December 2017 data has not been collected to date and is not included in the statistic representation)

The annual count for guests using the elevators increased over 1,400,000 from 713,000 users in 2016 to over 2,100,000 in 2017. Over 47% of guests visited during Friday, Saturday and Sunday. Saturday was the busiest day with just under 403,000 guests.

There was an increase of over 86,000 guests from 2016 to 2017. The largest monthly increase was January, April, August and October. May saw a significant decline in guests compared to 2016. The guest count for 2016 was 2,052,472. The guest count for 2017 was 2,138,507.

Table Rock: (Note, December 2017 data has not been collected to date and is not included in the statistic representation)

The statistical annual counts for guests spanned between 2015-2017.

Guests in 2015 totaled 3,201,957. Guests in 2016 totaled 3,258,535 and 2017 has dropped by 178,000 guests to a totaled to date (November 2017) of 3,080,544. The most significant entry point (25%) is through the Grand Hall as well as exit (21%). Generally, Saturday is the busiest day with 20% of guests, followed by Sunday with 18% of guest visits. Friday to Sunday nets just over 50% of guest visits. The highest number of guest visits was July 2, 2017 with a count of 33,544.

Quick Facts - Maintenance Suggested Improvements (2016 survey):

- More frequent bathroom cleaning
- Better signage for washrooms at Table Rock
- Dirty windows at Rapidsview Parking shelter and building
- Sidewalk around Table Rock uneven / broken

Quick Facts - Positive Feedback (2016 survey):

- Friendly staff (many positive comments)
- Visibly diverse staff who are respectful of diversity
- Beautiful and clean

Quick Facts - Attractions Suggested Improvements (2016 survey):

- Shelter / cooling stations for attraction lineups
- Better sign visibility to attractions
- More awareness about booking time details for Adventure Pass

Quick Facts - Winter Festival of Lights:

- 1.3 million guests in 2015
- \$63 million in revenue in 2015
- \$29 million in revenue in 2014
- Equivalent to 791 full year jobs supported by the festival

Quick Facts - Weddings in QVP (May - October):

- 2014 = 111 ceremonies
- 2015 = 90 ceremonies
- 2016 = 84 ceremonies
- 2017 - 66 ceremonies
- Average of 20 guests per ceremony

Locations:

- Oakes Garden Theatre
- Dufferin Island
- Floral Showhouse
- Rambler's Rest

3.1.7 Queen Victoria Park Events

There are 13 events scheduled in 2017 from marching bands, to choir performances to high school performances. The majority of the performances are held in the Oakes Garden Theatre between the spring and summer months.

Large scale events include:

Winter Programming

The NPC is generally encouraging guests to experience events by foot and move between focused event nodes in QVP. The designs endeavour to reduce staffing costs overall and increase safety. The history, culture and natural beauty of QVP is intended to be supported through winter programming.

Ontario Power Generation Winter Festival of Lights

The OPG Winter Festival of Lights saw a 13% increase over the 2016/2017 fiscal year. Between 2014-2015 there was an increase of nearly 18,500 cars that viewed Dufferin Islands, resulting in a 2015 total of 61,500 vehicles. 2016 saw an increase of 9,500 cars bringing the total guest cars to 71,000. Donations generated by the festival increased 18% in Canadian currency and 33% in American currency between the 2015/216 and 2016/2017 seasons.

There are 8km of illuminated routes that can be experienced by car or on foot. The displays are generally upgraded and enhanced annually. There are many featured light shows including weekly fireworks (sponsored by Fallsview Casino), Laser Light Shows, and opening ceremonies in Queen Victoria Park.

Winter Market

2016 saw a Winter Market pilot project at Grand View Marketplace that featured a variety of food and retail vendors, entertainment and interactive events. The festival was successful and has been repeated in 2017 with operating dates between November 17-19 and November 24-26.



Winter Market at Grand View Marketplace



OPG Winter Festival of Lights

3.2 Guest Demographics

3.2.1 Guest Demographics

NPC conducts regular Customer Satisfaction Surveys to assess gaps in services and opportunities for improvements. The 2016 survey was completed in tandem with two mini surveys related to WEGO and Parking Services. There were 1887 respondents, with 1288 responding to the main survey, 311 responding to the WEGO and 291 responding to the parking survey.

The average party size was 4.1 persons, which has increased from average party sizes of 3.6 in 2014 and 2015. Just over 50% of respondents were male.

Respondents Place of Origin			
Year	Canada	U.S.	International
2016	29.2%	62.6%	8.2%
2015	30.4%	48.8%	20.8%
2014	46.7%	36.7%	16.6%
2013	29.6%	51.2%	19.2%

Eighty percent of guests identified their first language as English. French, Cantonese / Mandarin and Spanish were the top three languages that constituted the remaining 20% of guests.

Between 2014 - 2016, 50-60% of guests had visited Niagara Falls in the past. There has been a significant increase in guests overnighting for longer periods (3 days +) since 2014, making up 50% of guests. 93% of day-trip guests spent over four hours in the park.



Grand View, May 2018

Quick Facts - Top 10 words used to describe Niagara Parks (2016 survey):

1. Beautiful
2. Amazing
3. Awesome
4. Incredible
5. Maintained / Well-Kept
6. Breathtaking
7. Excellent
8. Great
9. Gorgeous
10. Fabulous

Quick Facts - Reasons for Visiting Niagara Falls (2016 survey):

- 65% - wanted to see the Falls
- 20% - visiting the area
- 15% - visiting family / friends
- 12% - special occasion
- 11% - recommendation
- 10% - entertaining family / friends
- 3% - other
- 2% - advertisement
- 2% - park website
- 1% - business
- 1% - park event

3.3 Revenue Generation

There are five main revenue streams for the NPC: attractions, culinary, marina, online shopping, and parking permits. The following is a summary of the gross revenue for 2016 and 2017 with a focus on the main attractions, culinary and vehicle licences.

3.3.1 Attraction Revenue

Voyage to the Falls: Hornblower's gross revenue has increased by \$400,000 between 2016 and 2017. The highest revenue months in 2017 were June to September.

WildPlay: WildPlay's gross revenue is 2.5 million.

Aero Car: \$132,000 in 2017, an increase of \$7,000 from 2016.

Butterfly Conservatory: \$291,000 in 2017, an increase of \$15,000 from 2016.

Journey Behind the Falls: \$856,000 in 2017, an increase of \$18,000 from 2016

Niagara's Fury: \$358,000 in 2017, an increase of \$16,000 from 2016.

White Water Walk: \$333,000, an increase of \$6,000 from 2016.

3.3.2 Culinary Revenue

There is a total of 11 full serve and quick serve location in the Study Area. The total gross revenue increased by \$1 million from 2016 to 2017 with a total of \$20.8 million.

3.3.3 Revenue for Daily and Annual Licenses

December 1, 2016 - September 12, 2017 = 295 annual licenses worth \$106,000

January 1, 2017 - September 12, 2017 = 11,046 daily permits worth \$720,000.



WildPlay Niagara, May 2018

3.4 Trends

Guest numbers have been increasing. The area between Table Rock and Grand View constitute the majority of the revenue for NPC. The 10-year Strategic Plan combined with the Concept Master Plan, Wayfinding Strategy and Table Rock improvements strengthen the unified branding of the Niagara Parks Commission and Queen Victoria Park.

The ultimate goal is to welcome more guests to one of the most spectacular Park in the world, celebrating the beauty of Niagara Falls.

Recognizing that NPC is a self-funding agency, revenue generation that supports a welcoming public amenity while offering a variety of experiences to guests is key. Approximately 70% of the annual NPC revenue is generated from economic activity located between Table Rock and Grand View. Annual revenue has increased from approximately \$80 million in 2012 to over \$112 million in 2017. The numbers are encouraging and will allow for carefully considered improvements to focus areas, such as Queen Victoria Park.

Guest experiences have been increasing and generally with greater satisfaction. A significant and repeated comment was the need for improved signage. In conjunction with improvements to wayfinding and signage, NPC should also consider opportunities to create a coordinated site furnishing and lighting strategy that will unify to Park and contribute to improved guest navigation.

Generally, guests were happy with the WEGO service, which suggests that alternative transportation is welcomed. NPC can leverage this to continue promoting the WEGO service and explore opportunities to enhance pedestrian and cycling infrastructure as part of a cohesive alternative transportation strategy.

Guests were happy with the amount and proximity of parking to attractions. However, 50% of those surveyed in 2016 indicated that there is the potential for too much parking in an area. Most respondents parked in the Falls parking lot, immediately adjacent to Niagara Falls. NPC can leverage this to provide improved landscape spaces and pedestrian access to key nodes.

Culinary options were well received but there was an appetite for 'healthier' options, more efficient service and more seating.



Auxiliary Table Rock Seating, June 2018



WeGo Table Rock Terminal, June 2018

Quick Facts - Can an area have too much parking? 2016 survey results say:

- 48% say 'No'
- 28% said 'Yes, because it discourages eco-friendly alternatives'
- 22% said 'Yes, because excessive parking is unattractive'

Note: 77% of survey respondents parked at the Falls Parking lot





4/ Case Studies

Comparison of similar sites and operations structures

4.1 Park Comparisons

To provide the programming and activation required to create one of the most spectacular parks in the world, one of the key considerations is scale and the proximity of various programs and activities to one another. Queen Victoria Park exists as both a standalone park experience and the centrepiece of the larger 56km-long Niagara Parks system. QVP also functions as the premiere destination for enjoying the splendor of the Falls while providing unique and diverse experiences for a wide variety of users.

The study reviewed a variety of park scales and conditions for both park systems and stand-alone parks. Park systems of similar scales and management structures were reviewed to determine opportunities for innovating system-wide operations and initiatives. Individual parks with similar mandates, programming and operating structures were studied to determine new revenue generation and programming opportunities within QVP.

This study reviewed the operations, management and programming for five unique parks and park systems. Bryant Park was reviewed for its programming and private partnership initiatives within a constrained and highly used site. Hyde Park provided insight into a large-scale multi-use park with integrated cultural hubs and destination events. The Emerald Necklace was reviewed for its restoration of the heritage landscape and understanding of partnerships with multiple public agencies to maintain and develop the component Parks. Evergreen Brick Works provided insight into the partnerships that can promote innovation and ecological stewardship within a park setting. The George Washington Memorial Parkway provided understanding of the challenges of programming for a linear system designed to be travelled through while also promoting events and experiences at destinations along the route.

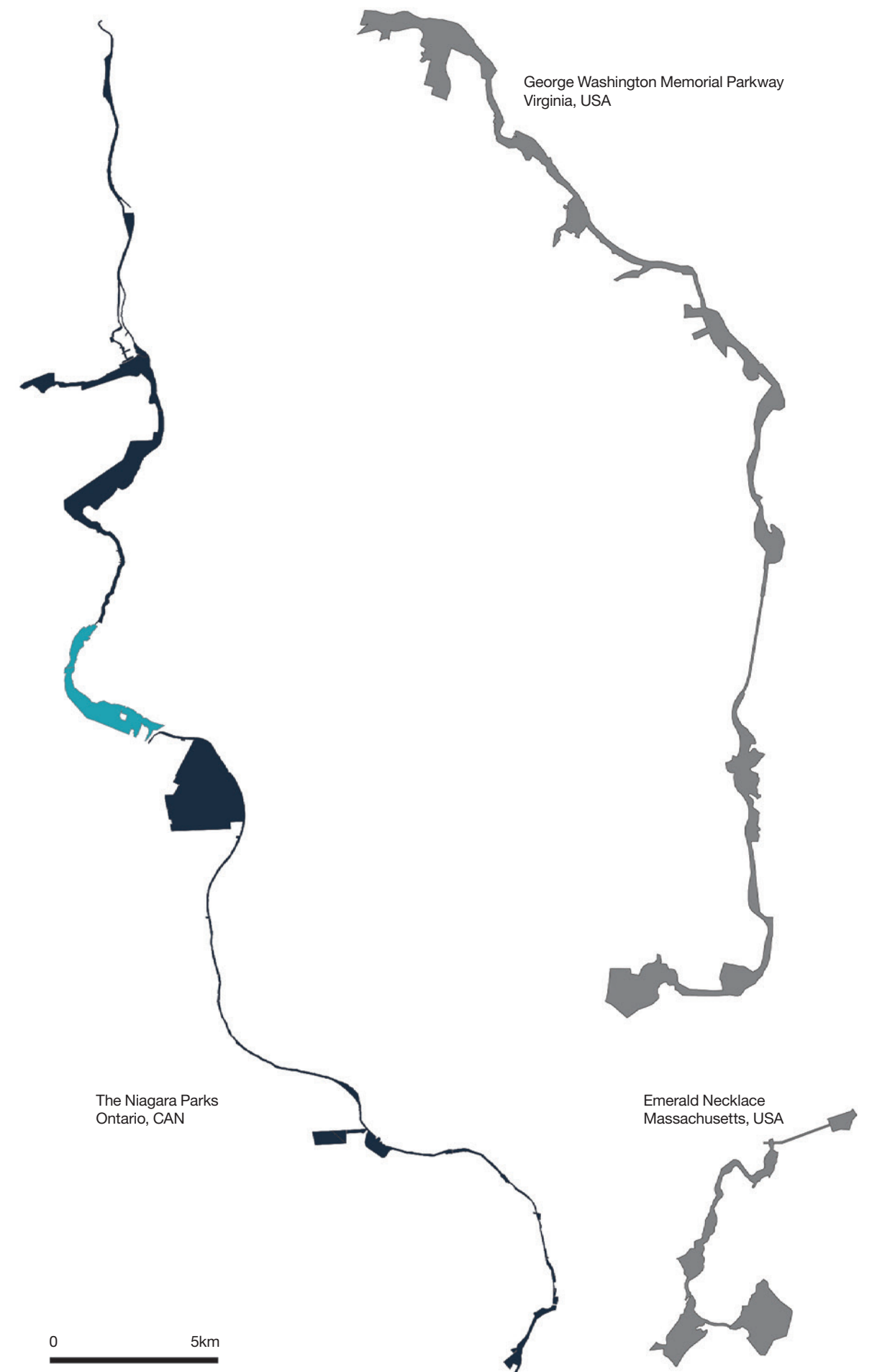


Fig. 4-1: Scale Comparison of Park Systems



4.1.1 Scale Comparison

The size of the Study Area as well as consideration for the extent of the system it connects to are central to understanding the Park functions and identifying opportunities for improvements.

When comparing the park systems, the George Washington Memorial Parkway, demonstrates a similarly sized system with a central circulation spine of the scenic roadway and trail. The Emerald Necklace system, smaller in size, is connected by a continuous chain of waterways and trails, with no consistent vehicular connection through all the component parks. The scale helps illustrate the difference between a system intended for walking (the Emerald Necklace) and a system designed to be experienced primarily by car (George Washington Memorial Parkway).

Within the stand-alone park sites, each park functions differently as a result of its size. Bryant Park, compact and constrained on all sides, operates as a destination park, constantly programmed with an iconic landscape experience. Thames River Barrier Park, designed around an existing dry docks infrastructure, creates a formal landscaped park and gardens for the passive enjoyment of a new mixed use development. Evergreen Brick Works, adapted from a former quarry and industrial site, re-purposes structures into a social and ecological innovation hub with a generous park and trail network for guests to escape into restored landscapes. Hyde Park, a long established public park and cultural hub, balances large-scale events with small intimate experiences to attract guests for near and far.

Each of these parks contribute to an understanding of the function and form of the Study Area and the types of conditions and activations that can be supported within QVP. Small constrained sites rely on their immediate surroundings for users, while larger parks can attract guests from further away. Small sites typically support only pedestrian and occasionally cyclist circulation, whereas larger sites can provide parking facilities and circulation networks for cars.

Fig. 4-2: Scale Comparison of Stand-alone Parks

4.2 Bryant Park

4.2.1 Site Details

Location: New York , NY, USA

Size: 3.9 hectares

Operation Type: Private Corporation (Bryant Park Corporation)

2016 Revenue: \$11.98 million (USD)

2016 Operating Expenses: \$13.45 million (USD)

Site Access: Users arrive to Bryant Park primarily on foot. The park is directly serviced by two subway stations and several bus routes. The site is centrally located in a dense urban area. Bike facilities within the site are limited, however access to bike sharing is available nearby.

4.2.2 Mission

The Bryant Park Corporation was founded in 1980 with a charge to reclaim Bryant Park for the people of New York City. Since then, the talent, dedication and execution of the BPC board and staff has transformed the park into the greatest public space in the world. The ongoing mission of the BPC is: to create a rich and dynamic visual, cultural and intellectual outdoor experience for New Yorkers and visitors alike; to enhance the real estate values of its neighbors by continuously improving the park; to burnish the park's status as a prime NYC tourist destination by presenting a meticulously maintained venue for free entertainment events; and to help prevent crime and disorder in the park by attracting thousands of patrons, at all hours, thus fostering a safe environment.

The BPC is privately funded, and operates Bryant Park with private sector techniques and management methods. Working as agent for the City of New York, the BPC provides sanitation, security services, spotless restrooms, colorful gardens, and seasonal horticultural installations for the park, and maintains a lush lawn that is open to the public. The BPC also works with civic minded corporations and park patrons to offer interesting amenities, free educational programs and free high-level entertainment for people of all ages. Careful selection and management of concessionaires ensures that park visitors have access to high quality food and merchandise. As it strives to improve the park each year, the BPC pays close attention to other models and constantly seeks innovations, whether from its own staff or from outside, always with an eye on the ultimate goal: presenting the perfect park to the public.



Aerial View of the Lawn

4.2.3 Management Structure

Landscape Management Plan: None available

Heritage Conservation Plan: None available

Park Maintenance: Carried out by private staff administered through the Bryant Park Corporation.

Park Security: Carried out by a private police force administered through the Bryant Park Corporation.

Revenue Generation: BPC operates Bryant Park as a public park, however they are not supported through public funding. BPC leverages operations funding from assessments on surrounding property within the Business Improvement District, fees from concessionaires, and revenues generated by public events.

Park Admission Fee: None, all events and programming within the park are free and open to the public with the exception of New York Fashion Week events (not held in the park since 2012)

Key Revenue Generators and Notable Programs: Most events and programs are funded through private sponsors to ensure they remain free. The public washrooms within the Park are a source of pride for BPC and provide a rare amenity for New York park spaces, allowing users to access facilities for free and generating a positive association with Bryant Park.

Winter Village

In 2002, Bryant Park introduced the Holiday Shops in an effort to liven up the park space during the winter. Initially slow to gain traction, the Holiday Shops became a fixture of the Manhattan holiday scene in 2005 by expanding into an all-encompassing seasonal destination with the addition of New York's only free-admission ice skating rink, a 50' Norway Spruce tree, as well as a standalone signature dining and event space.

Reading Room

In 2003, in partnership with HSBC, Bryant Park revived the park's Reading Room. The modern day version is modeled after the original with the additions of custom-designed carts for books, periodicals, and newspapers; public readings and programs at lunchtime and after work; and kid-sized carts and furniture for children. The programming, publications, and environment of the Bryant Park Reading Room are available to everyone for free, still without any need of cards or identification.

4.2.4 Site Programming

Considered a year-round destination for visitors to New York City, Bryant Park provides equally engaging programming options for the local user and tourist. Through active events programming, visitors from all over New York and the world converge on Bryant Park during specific events or random days, as there are events and programs running within the park at almost any time. This constant level of activity and vibrancy is facilitated by the presence of a critical mass of local users to support small-scale daily activities, combined with an ongoing variety of free single-event or themed programs through partnerships with established providers (live performance, film, fitness). Additionally, the integration of year-round facilities (including multiple food and beverage options and washrooms) make the park a place for people to spend time in as well as the novelty of disappearing into a lush sanctuary in the centre of the bustling New York downtown.

Seasonal Large-event Programs

Winter Village (including shops and skating)

Broadway in Bryant

New York City Opera

Ongoing Small-scale Programs

Fitness (including boot camp, yoga, tai chi, dance and fencing)

Reading Room (including book club, themed lecture series, workshops and readings,

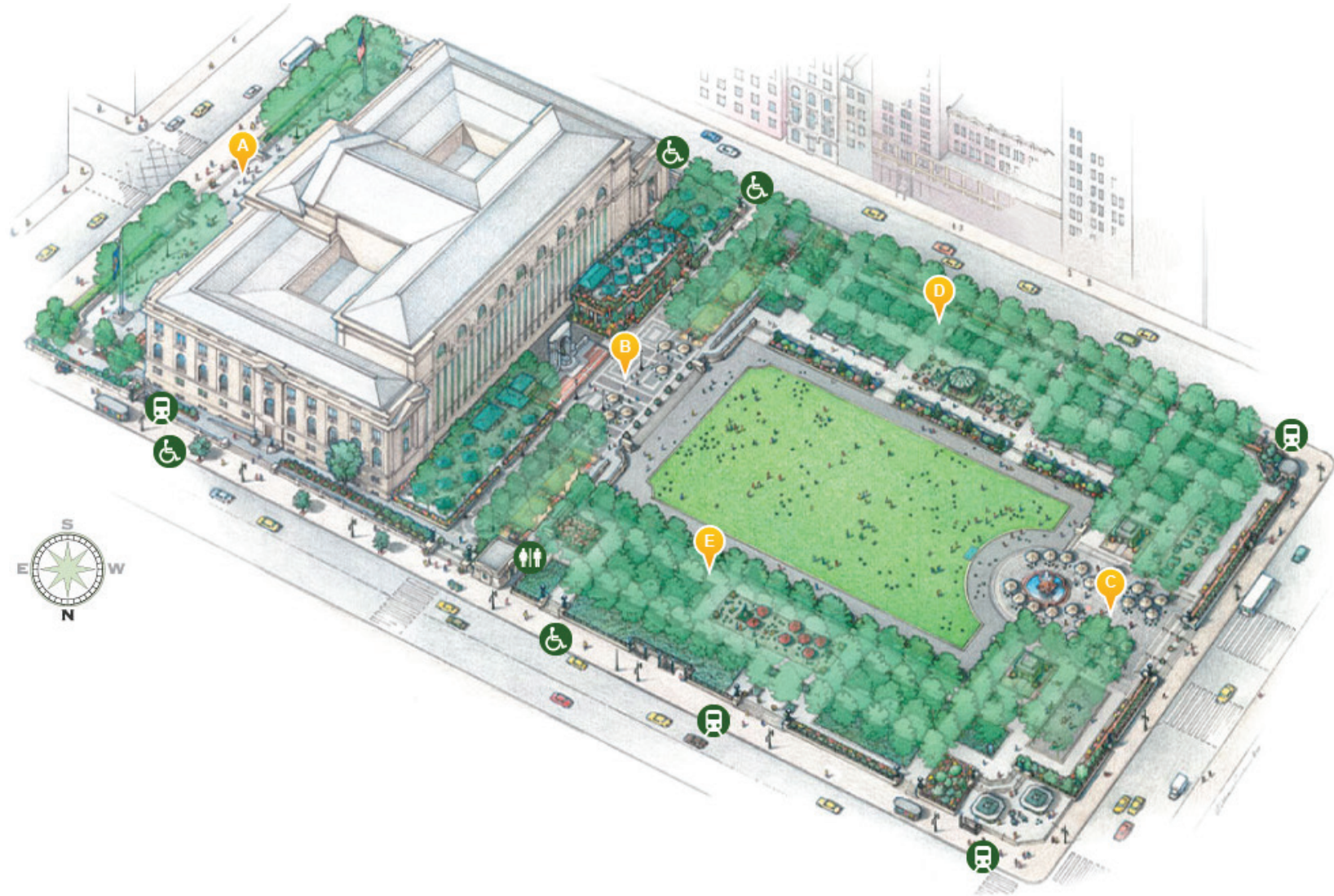
Workshops & Classes (language, arts, and interest topics)



Winter Village Light Display



Film Festival Screening



Axonometric showing extent of park



Winter Village and Skating Rink

4.3 Hyde Park

4.3.1 Site Details

Location: London, UK

Size: 140 hectares

Operation Type: In March 2017, The Royal Parks were converted from a Government Agency under the federal Department for Digital, Culture, Media and Sport to a Charitable Public Corporation.

2016 Revenue: £28.4 million (for all Royal Parks) to supplement

2016 Operating Budget: £36 million (for all Royal Parks)

Site Access: Users access Hyde Park primarily by foot and bike. Very limited parking facilities are provided adjacent to the sports fields. Hyde park is well serviced by public transportation with five Underground stations and bus service on three sides of the park.

4.3.2 Mission

Our charitable objects set out the main purpose of the charity, and what we aim to achieve.

They are:

- to protect, conserve, maintain and care for the Royal Parks, including their natural and designed landscapes and built environment, to a high standard consistent with their historic, horticultural, environmental and architectural importance;
- to promote the use and enjoyment of the Royal Parks for public recreation, health and well-being including through the provision of sporting and cultural activities and events which effectively advance the objects;
- to maintain and develop the biodiversity of the Royal Parks, including the protection of their wildlife and natural environment, together with promoting sustainability in the management and use of the Royal Parks;
- to support the advancement of education by promoting public understanding of the history, culture, heritage and natural environment of the Royal Parks and (by way of comparison) elsewhere;
- to promote national heritage including by hosting and facilitating ceremonies of state or of national importance within and in the vicinity of the Royal Parks.



Aerial View of Hyde Park

4.3.3 Management Structure

Landscape Management Plan: The *2006-2016 Landscape Management Plan (Revised 2014)* outlines the landscape management strategy for Hyde Park.

Heritage Conservation Plan: Provisions are set out in the Landscape Management Plan. The Royal Parks are listed as Grade 1 landscapes.

Park Maintenance: Maintenance of Park is carried out by contractors under license to the Royal Parks. In 2017 a new “super nursery” greenhouse was constructed at Hyde Park to provide 98% of the Royal Parks bedding plant requirements from a single facility. Biodiverse and pollinator gardens continue to be implemented at key locations throughout all the Parks to support the Royal Parks’ Pollinator Strategy.

Park Security: Until 2004, Royal Parks maintained a separate and independent constabulary. In 2004 security within all Royal Parks was transferred to the Metropolitan Police (London City Police) who maintain a detachment within Hyde Park.

Revenue Generation: Prior to 2017, TPR was funded through Government funding streams and fundraising. TRP generated 65% of its income through a combination of fundraising, donations, lottery funding, catering, rent from properties, fees and licences, events, and sponsorship. The remaining 35% was provided through Government funding sources. Post-2017, funding is still provided through Government sources and grants, however a greater emphasis is placed on fundraising and internal revenue generation to operate the Parks.

Park Admission Fee: None, access to the park is free and open to the public, however, individual events and programming within the park may charge an admission or concession fess.

Key Revenue Generators and Notable Programs:

Winter Wonderland

The six-week long winter festival includes guest attractions, entertainment within indoor and outdoor venues, carnical rides and games, a Christmas village, Christmas market and several food and beverage areas. The festival uses the Parade Ground area of Hyde Park. Visitors are required to buy tickets to most events and tokens for rides.

British Summer Time Hyde Park

Structured around a major musical festival on two consecutive weekends in July, BST Hyde Park also includes a week of free events and programming. The Parade Ground (approx. 15ha of open lawns) is converted annually into a multi-stage festival ground with a main event stage, several small stages, food and drink concessions and activities. The festival is centred around live music performances. Attendees must purchase admission tickets for each day (Friday through Sunday) of the main festival to gain entry into the grounds. The remainder of Hyde Park remains open and free during the festival.

4.3.4 Site Public Programming

Hyde Park is intended as a park for the people of London. It provides large world-class events and quiet intimate spaces to escape busy London life. The park includes a revitalized sports park, equestrian stables and paths, boating and swimming in the Serpentine, and a variety of routes for walking, jogging and cycling. Speakers’ Corner still hosts weekly open sessions on Sundays where residents can speak freely about their views and concerns. Throughout the Park there are multiple locations to purchase food and beverage, from the Serpentine Bar & Kitchen or Lido Cafe, to informal refreshment kiosks. Vendors in Hyde Park provide everything from tea and coffee to full meals for eat-in or take-away.

Located in the heart of London, Hyde Park is serviced on all edges by public transportation with minimal on site parking. During large events, guests are advised to use only public transportation and access the Park by foot. Limited accessible parking is provided and passes must be reserved in advance. The Royal Parks operates a volunteer-run courtesy shuttle throughout the Park, Liberty Drives, which picks-up from all major arrival points.

Within the Park and the adjacent Kensington Gardens there are also world-renowned art galleries, memorials and public art displays making it an arts and cultural centre as well as an expansive public space. Hyde Park provides spaces, activities and program through both formal and informal activations that can engage diverse groups of people for the entire day.

Seasonal Large-event Programs

Winter Wonderland

BST Hyde Park

Ongoing Small-scale Programs

Speakers’ Corner

Walking Tours

Educational Programs

The Lido Screenings

BBC Live Concerts



The Dell



Winter Wonderland at Hyde Park



BST Summer Festival Stage



Skating at the Bandstand



Refreshment Points



Patio of the Serpentine Bar & Kitchen

4.4 Emerald Necklace

4.4.1 Site Details

Location: Boston, MA, USA

Size: 450 hectares

Operation Type: Conservancy (Emerald Necklace Conservancy) in association with public agencies (City of Boston, Town of Brookline, and State of Massachusetts).

2016 Revenue: \$2.23 million (USD)

2016 Operating Budget: \$1.42 million (USD)

Site Access: The component parks within the Emerald Necklace system are integrated into the urban fabric of Boston. Users typically access the parks by foot, however, destinations such as the Arnold Arboretum and the sports field areas include parking facilities. Users also access the parks by bike and public transportation. Parking can also be found in neighbourhoods adjacent to the parks.

4.4.2 Mission

Our mission is to restore and improve the Emerald Necklace for all.

The Emerald Necklace Conservancy connects people and parks and conserves the Emerald Necklace through projects and programs to enrich the visitor experience and restore and renew the landscape, waterways and parkways. To steward the Emerald Necklace's 1,100 acres of parkland extending from Boston's Back Bay through Brookline and Jamaica Plain to Franklin Park in Dorchester, the conservancy works in collaboration with its partners on advocacy, maintenance and restoration, education and access, and promoting park stewardship through volunteer and youth programs.



Aerial view of the Back Bay Fens and Boston Public Garden beyond



Trails through the Emerald Necklace

4.4.3 Management Structure

Landscape Management Plan: The Conservancy has developed a Tree Management Plan for use in collaboration with public agencies

Heritage Conservation Plan: None Available

Park Maintenance: Carried out by the public agencies within whose jurisdiction the respective sections of the Park are situated.

Park Security: Carried out by the respective law enforcement departments who hold jurisdiction over the lands.

Revenue Generation: The Emerald Necklace Conservancy generates almost all revenue through fundraising and grant funding

Park Admission Fee: None, all events and programming within the park are free and open to the public.

Key Revenue Generators and Notable Programs:

The Conservancy generates almost all revenue through fundraising and contributions.

4.4.4 Site Public Programming

The Emerald Necklace Conservancy run a series of volunteer and educational programs to promote environmental stewardship within the Parks. Free interpretive tours, led by Conservancy docents, are organized on both environmental and cultural themes, by foot and by bike and occur year-round.

Through the Summer on the Emerald Necklace banner, the Conservancy programs a wide variety of events throughout all the Emerald Necklace Parks. Events are free, though some require registration.



Boston Public Gardens



Map of the Emerald Necklace



Back Bay Fens

4.5 Evergreen Brick Works

4.5.1 Site Details

Location: Toronto, ON, Canada

Size: 16.5 hectares

Operation Type: Partnership between Private Not-for-Profit Corporation (Evergreen), Conservation Authority (TRCA) and Municipal Government (City of Toronto)

2016 Revenue: \$17 million (all Evergreen Revenues)

2016 Operating Budget: \$6.56 million (Evergreen Brick Works Programs only)

Site Access: Users primarily arrive to site by free shuttle from Broadview subway station, by car, or by bike. The site is accessible to adjacent residential neighbourhoods by recreational trails. One bus route services the Brick Works site from Davisville Subway Station.

4.5.2 Mission

A place where the world can experience sustainable practices that enable flourishing cities of the future.

4.5.3 Management Structure

Landscape Management Plan:

Heritage Conservation Plan:

Park Maintenance: Maintained by City of Toronto Parks, Forestry and Recreation Division.

Park Security: No formal park security. Toronto Police Service responds to any alerts within the Park.



Aerial View of the Brickworks and Weston Family Quarry beyond



Feast ON event



Skating Rink

Revenue Generation: Evergreen is a not-for-profit corporation which operates a series of social enterprise businesses to generate revenue within the Brick Works.

Park Admission Fee: None, however Evergreen Brick Works hosts a variety of free public and paid private events in its various venues. Access to the Weston Family Quarry and extensive trail system and parks are free and open to the public.

Key Revenue Generators and Notable Programs:

Evergreen generates its operating revenue jointly through social enterprise initiatives within the Brick Works campus and fundraising. Within the Brick Works, the use of the grounds and buildings for hosting third-party events is the primary source of revenue. Retail spaces (including the year-round Green Market and Cafe Belong) provide destinations for local residents and generate revenue for Evergreen through sales and leasing.

4.5.4 Site Public Programming

Evergreen Brick Works programming ranges from educational programs and tours of nearby natural heritage resources to events and public markets. Most programs are for a small fee, but the grounds are accessible for free and there is no admission for most of the market events. Many programmed events are by registration only and charge a fee for either entry or concessions.

Ongoing Small-scale Programs

Farmers Market

Local Food Events (Feast ON)

Nature Education Programs

Winter Market

Skating



Weekly Farmers Market



Sipping Container - Pop-up beverage station

4.6 George Washington Memorial Parkway

4.6.1 Site Details

Location: Virginia, USA (runs between Mount Vernon and Turkey Run Park)

Size: 40.1km long parkway connecting several park fragments

Operation Type: Federal Agency to the US Government

2016 Revenue: Not Available

2016 Operating Budget: Not Available

Site Access: The linear Parkway links several unique natural and cultural heritage sites along the western shores of the Potomac River across from the landmarks of Washington, D.C. The vehicular road is intended for recreational driving and does not permit commercial vehicles.

4.6.2 Mission

The National Park Service preserves unimpaired the natural and cultural resources and values of the National Park System for the enjoyment, education, and inspiration of this and future generations. The Park Service cooperates with partners to extend the benefits of natural and cultural resource conservation and outdoor recreation throughout this country and the world.



Aerial View of the scenic Parkway and Recreational Trail



Roosevelt Island Park

4.6.3 Management Structure

Landscape Management Plan: Several Regional Policies and Plans that include but are not limited to *Invasive Plant Management Plan for National Capital Region Parks, Small Parks Management Strategies, and Dyke Marsh Wetland Restoration and Long Term Management Plan and Environmental Impact Statement.*

Heritage Conservation Plan: Several Regional and Park-specific Policies and Plans, including, but not limited to, *Theodore Roosevelt Island Cultural Landscape Report and Environmental Assessment*

Park Maintenance: Carried out by US National Park Rangers

Park Security: Carried out by US National Park Rangers

Revenue Generation: US National Parks derives majority of its funding directly from established budgets of the federal government. Admission fees, the National Parks Foundation and other funding mechanisms exist to bridge gaps between annual budget allotments and expenditures.

Park Admission Fee: None, however access to museums, historical sites and some constituent parks may impose admission fees.

Key Revenue Generators and Notable Programs:

4.6.4 Site Public Programming

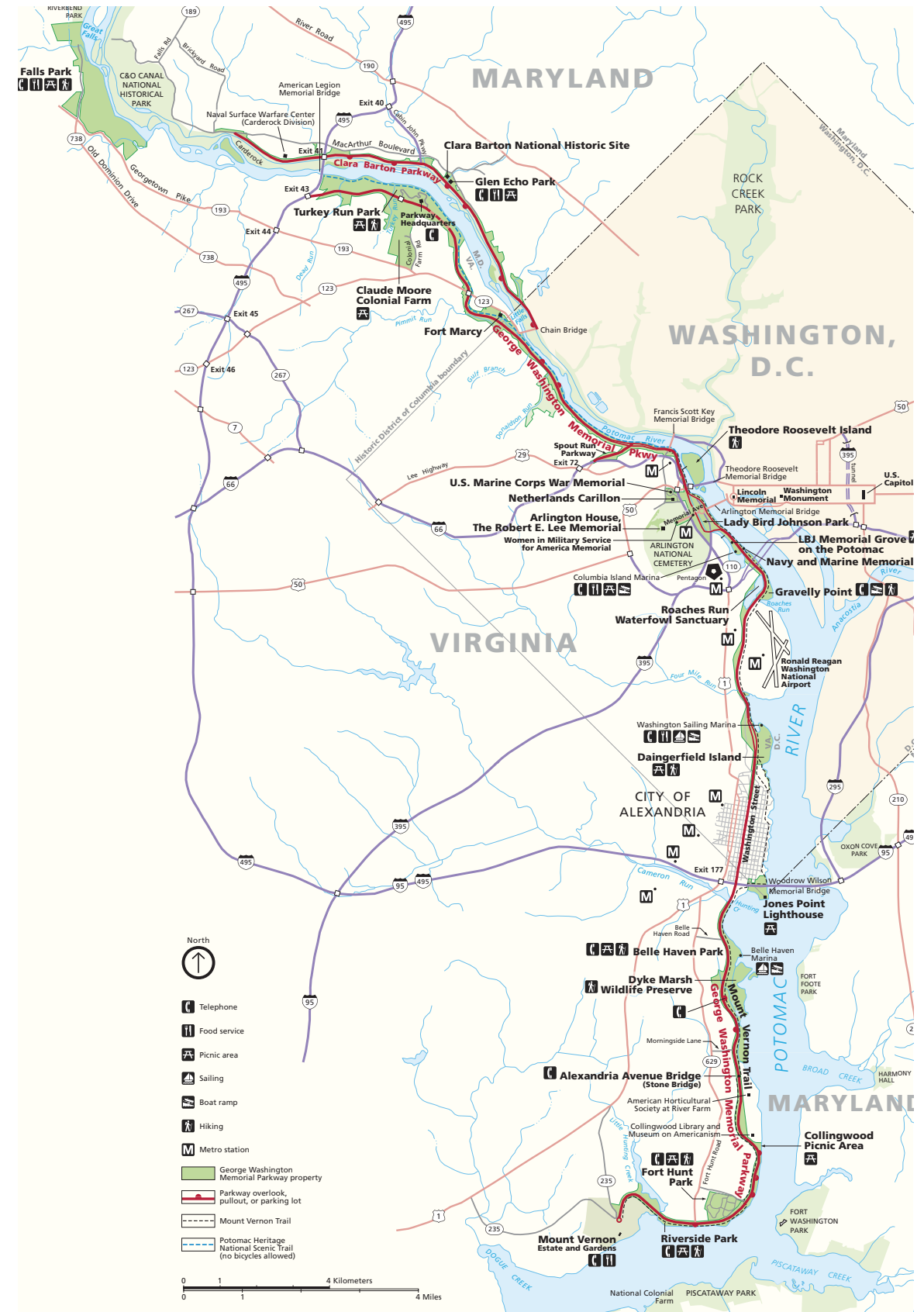
The Parkway includes both a vehicular road and recreational trail that operate 24 hours a day, 365 days a year with no specific programming. Individual parks and historical sites adjacent to the Parkway carry out their own events and programming.



Views across the Potomac River



Dyke Marsh trails



Map of George Washington Memorial Parkway

4.7 Applications

The five parks and parks systems explored above each represent unique conditions and operational models. Each example provides unique insights into creating and maintaining spectacular parks and highlight a variety of opportunities NPC should explore to achieve their Strategic Plan goals.

Theme 1: Preserving and Showcasing NPC's Rich Heritage, Culture & Lifestyle

Learning from Bryant Park, which uses a contemporary landscape framed by the nationally designated New York Public Library Main Branch building on one side and lush gardens and a dense allée of trees on the other three sides, it creates a vibrant and flexible central green that responds to the heritage forms, but facilitates a variety of uses. The George Washington Memorial Parkway preserves the experience of the scenic driving route through barring commercial vehicle from using the Parkway. The Emerald Necklace Conservancy has developed a robust volunteer-operated interpretive experience that facilitates the education and engagement of guests within the Parks without the restrictions of expensive private tours.

Theme 2: Leveraging and Activating NPC's Natural Wonders and Iconic Experiences

Bryant Park and Hyde Park have developed a variety of successful signature events and partnerships to attract guests to the Park in all seasons. Both the Bryant Park Corporation and the Royal Parks leverage private sponsorships to deliver free events within their parks throughout the year with minimal third-party branding of spaces, structures or year-round programs.

Due to its size, Hyde Park also manages to effectively balance passive park experiences with major event activities through an ability to compartmentalize the Park and buffer between incompatible uses and events. A guest looking to enjoy a quiet walk in the Park can still access park facilities, such as the Lido Cafe, when a major event is occupying the Parade Ground. This decentralization of activities allows the Park to cater to a wide variety of guests simultaneously and continuously.

The Emerald Necklace Conservancy, the Royal Parks and the National Parks Service (NPS) all have commitments to land stewardship at the core of their mission. The Emerald Necklace Conservancy is limited in its jurisdiction to implement land management practices, but through its collaboration with the public agencies overseeing the care of the parks has developed a system-wide tree management strategy that has universal buy-in and support. The NPS has complete control over the management of the George Washington Memorial Parkway lands and implements policies developed at a national scale for all NPS lands. NPS also develops site-specific strategies and plans within the composite parks of the Parkway system as projects are identified. These plans include conservation plans, land management plans and improvement plans. The Royal Parks develops comprehensive management strategies for each park individually that deal with site-specific concerns and issues, however, they centralize operations and production to recognize efficiencies of scale and take advantage of resources and spaces available within select sites.

Theme 3: Supporting a Dynamic Business Environment

Each of the parks deal with revenue generation and partnerships differently. Bryant Park has developed a robust and diverse offering of events, both large and small, commercial and community-based that bring users to the small park year-round. These events are funded primarily through private sponsorships and many are operated through partnerships with third-party events organizers. BPC relies on outside service providers to operate concessions within the Park, generating revenues from rents instead of retail purchases. Bryant Park also relies on area leases for operational funding, allowing BPC to encourage visitors to spend money outside the Park and still generating revenue when area businesses thrive. Hyde Park balances third-party partnerships with public sector funding. Special events are run through third-party operations and venue rentals with many events charging admission to leased areas and controlling access. Through sponsorships, both the Royal Parks and BPC permit third-parties to name temporary spaces and events only.

Evergreen generates much of its revenues through social enterprises, private-event rentals and area leasing within the Brick Works. Retail ventures are used to generate revenue and promote Evergreen's mission of integrating social, economic and environmental sustainability into all aspects of urban life. Through area leasing and market stall rentals, the Brick Works provides spaces for similarly-focussed external social enterprises to generate revenues and enhances the Evergreen brand through cross-promotion. This model promotes revenue diversity which allows Evergreen to promote its own goals and build partnerships with emerging initiatives but also remain flexible and adaptive to new opportunities.

Theme 4: Taking NPC's Services to the Next Level

Evergreen Brick Works and Bryant Park rely on multiple funding streams and diverse programming to operate as self-sustaining entities. Through its social enterprises, Evergreen generates nearly half its annual revenues internally, but also partners and supports other similarly-focussed endeavours, creating an incubator for sustainable initiatives that can innovate and expand within the Brick Works facilities and to new spaces as they are developed, allowing for a constantly evolving and developing experience. Bryant Park's reputation for providing unique and successful temporary events has significantly contributed the regeneration of the surrounding city, however, BPC also ensures its core users (daily visitors from the adjacent office buildings) are never barred from accessing the Park as a result of these spectacular events. It is the commitment to the regular user that sustains the Park image, while events activate the Park outside regular hours and help maintain the Park for those local guests daily enjoyment.



A photograph of a park scene. In the foreground, a young man in a blue shirt is sitting on a wooden bench, looking down. To his left is a black metal trash can. In the background, a large, mature tree with a thick trunk stands on a grassy area. Other people are visible in the distance, including a person in a blue shirt and another in a white shirt. The scene is set in a lush, green park environment.

5/ Challenges

Issues and Considerations for the
Development of the Master Plan



Pedestrian pinch point north of Table Rock Centre



WEGO terminal at Table Rock Centre



Niagara River Recreational Trail



Pedestrian approach to former Toronto Power Generation Station

5.1 Key Challenges

Within the core park area, there exist four key transportation and circulation challenges that need to be addressed for the success of the overall Concept Master Plan. Addressing these four challenges are in support of the 10-year Strategic Plan.

5.1.1 Guest Safety and Security

Through consultation with key stakeholders guest safety and security was identified as the most important challenge affecting the function and experience of guests within Queen Victoria Park. Key issues within this category include:

- Limited safe pedestrian pathways at key destinations including a significantly constrained walkway along the parapet wall north of the Table Rock Centre;
- Unclear or limited safe pedestrian crossing points at main circulation nodes or key destinations;
- Limited protection for pedestrians from vehicles along extended stretches of the Promenade; and,
- Conflicts with servicing and operations/maintenance activities

5.1.2 WEGO Level of Service

WEGO operates as the primary public transportation network within Queen Victoria Park, but is limited in its ability to deliver superior service due to insufficient facilities and shared travel paths with private vehicles and tour operators. The most significant challenges to providing an elevated level of service include:

- Lack of suitable loading and unloading areas at stop locations within Queen Victoria Park; and,
- Delays resulting from traffic congestion and illegal stopping/drop offs by private vehicles.

5.1.3 Integration of Bicycle Infrastructure

Stretching the full length of the Niagara Parks, the Niagara River Recreational Trail provides unique recreational cycling opportunities, however within Queen Victoria Park, facilities are limited. The length of QVP (5.6km) makes it an ideal park to be experienced and traveled by bike. In order for the park to become more supportive of recreational cycling, the following challenges should be addressed:

- Connection of off-road recreational route through entire QVP;
- Locations of bicycle locking stations and fix-it hubs at key destinations throughout QVP; and,
- Integration of intuitive and informative signage and wayfinding throughout park, the larger Niagara Parks network and beyond to the municipalities and surrounding areas.

5.1.4 Connections Between Key Nodes

Identified at the outset of this study, the distances between key nodes and destinations makes creating a continuous and enjoyable guest experience challenging. In addition to undersized pathways, there is presently a lack of alternate routes and walkways outside the core park area. Recommendations for the Master Plan will include:

- Reduce walking distances between key nodes;
- Enhance guest experience and opportunities for engagement for pedestrian connections between nodes; and,
- Create a hierarchy of new alternate pedestrian connections to provide improved access from existing nodes and to new proposed nodes and event space.

5.2 Site and Development

5.2.1 Safety

Safety within the Study Area is a significant challenge as the Falls not only represent a destination for pedestrians and vehicles to flock to, but it also serves as a national icon and can therefore attract politically motivated activity.

Daily safety challenges within the Study Area primarily stem from issues with overcrowding and undersized pedestrian walkways adjacent to major viewpoints and overlooks. Pedestrians in these areas are forced to walk in the roadway leading to conflicts with vehicles. Additionally, a lack of signalized or controlled crossings force vehicles to have to avoid pedestrians as they unsafely cross the Parkway.

Servicing and maintenance access requirements within the Study Area also create unsafe conditions. Service areas around Table Rock, Queen Victoria Place and Grand View Marketplace are particularly busy and allow large vehicles even during peak operating times for the Park. The servicing areas are usually in clear view and appear to be or even function as secondary access to the structures and attractions. This leads to a blending of pedestrians and vehicles and creates unsafe conditions for all.

Pathways within Queen Victoria Park are wide and paved, with many incorporating depressed curbs at intersections with the Parkway. For unaware drivers, these paths can appear to be driveways to access attractions or viewsheds. Several servicing areas also link up to these pathways with no clear delineation or barriers between pedestrian and vehicular spaces.

During events when the Parkway remains open, these pressures on the circulation system can be exacerbated by increased queuing and clustering around major attractions for both pedestrians and vehicles, creating bottlenecks. When the Fireworks cordon is set up, pedestrians are forced away from the parapet wall from Murray Street north to the Administration Building, resulting in thousands of pedestrians being forced to stand and walk on a two metre wide asphalt shoulder path along the east side of the parkway. This impact is negligible when the Parkway is closed to traffic.

Seasonal issues also contribute to safety within the Study Area. Ice accumulation and misting from the Falls in winter create rapidly changing conditions along the roadway and walkways from the CNPGS north to Murray Street. Ice buildup around Table Rock forces NPC operations crews to close certain access doors seasonally. Misting can rapidly change the slipperiness of the paved areas around Table Rock which requires additional winter maintenance, including salting and clearing, for much of the area.



Fig. 5-1: Challenges - Safety

5.2.2 Environmental and Geotechnical

Due to the dynamics and the geological structure of the Falls, structures and surfaces within the Park are susceptible to instability, heaving and shifting. NPC consistently monitors the conditions of structures, tunnels, and rock faces to assess and maintain safe conditions at the top and base of the gorge. Due to this instability in the bedrock, foundations and structural bases may become compromised if unmaintained.

Ice buildup in the vicinity of the Falls also contributes to the maintenance challenges of the landscape and structures. Paved pathways are susceptible to heaving and shifting, resulting in cracked or uneven surfaces that are hard to navigate and impact accessibility. Uneven pavements also create opportunities for ice to form in depressions and impede snow clearing.

5.2.3 Accessibility

By 2025, the Accessibility for Ontarians with Disabilities Act (AODA) will require all publicly accessible NPC facilities to be accessible. This presents a particular challenge for NPC with its inventory of Heritage and re-purposed structures. Many of the required retrofits and improvements have already been initiated or planned, however, some structures will require extensive work to meet the minimum standards.

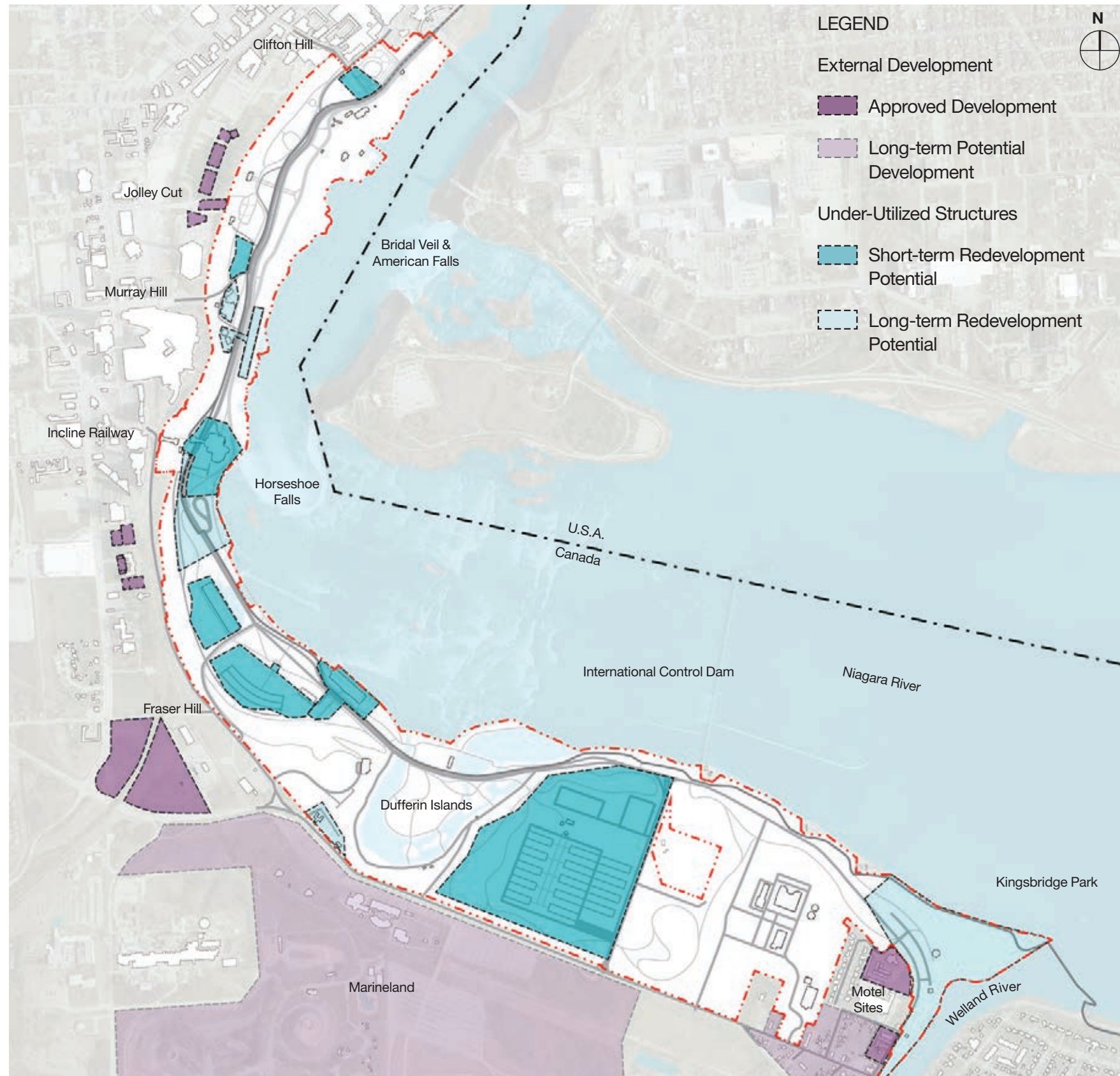
Accessibility also impacts the landscape through requirements for stable surfaces on pathways, depressed curbs and urban braille at crossings as well as signaling additional crosswalks within the core park. The lack of rest and refuge seating within the south Study Area will also need to be considered in order to make the site more walkable for people of all ages and abilities. Seasonal conditions affect accessibility within the site as a result of pathway closures.

Some spaces within the Study Area are not required to be made fully accessible (i.e. informal pathways within Dufferin Islands) however considerations could be made to create some accessible options within these areas if there are also positive impacts on the ecological performance of the spaces.

Along the Parkway, curb conditions vary extensively, impacting accessibility. The existing granite curbs are deteriorating in some locations and generally vary in height, creating trip hazards. The lack of contrast or barriers between the pedestrian and vehicular areas impacts the safety of the walkways for visually impaired guests.

For access between Niagara Falls and Queen Victoria Park, there are very few accessible options due to the grade change and condition of the moraine slope. Existing connections at Jolley Cut and Fraser Hill are not accessible, however their location within established ecological conditions could impact how readily these connections could be improved to meet accessibility standards.





5.2.4 Development Pressures

External Redevelopment

Over the past several decades, the City of Niagara Falls has approved several projects that have reshaped the western edge of Queen Victoria Park. As towers are constructed along the top of the moraine, views within Queen Victoria Park have been impacted, detracting from the sense of separation and protection that the treed edge once provided. The height of the proposed towers is accentuated by their location approximately 20m above the park on the top of the slope, creating the sense of an additional 6 storeys to buildings that range from 26 to 56 storeys as currently approved.

The majority of proposed development in the north is slab-type buildings oriented with their long face parallel to the gorge. This maximizes views to the river gorge and falls, however these structures create significant shadow impacts. Shadows from the towers encroach into the park in early afternoons and greatly reducing passive solar opportunities in winter months and shoulder seasons.

The redevelopment of the Loretto Convent and School property, adjacent to the centre of the study area between the Incline Railway and Fraser Hill, is focused on intensifying lands and re-purposing heritage structures. The proposed development is primarily hotel with the provision for condominium suites

Additional parcels have been identified south of the study area which pose long-term potential for intensification and redevelopment but have not been included in currently available proposals. Were these properties to be redeveloped, they could impact the access and servicing of sections of the study area. While also creating new users and stakeholder groups for the current study area amenities.

Under-utilized Internal Facilities

The Study Area contains several structures and facilities, such as the power generating stations, that no longer serve their original purpose and are currently awaiting renewal. The previous functions of these under-utilized spaces has shaped other spaces and networks within the Study Area which now leaves voids and gaps in the overall fabric and function of the Study Area.

Some facilities have already been identified for re-purposing, such as the power stations, Floral Showhouse and Table Rock. Other facilities such as Rapidsview Parking lot have not been identified as a priority for redevelopment.

Fig. 5-2: Challenges - Development Pressures

5.2.5 Districts and Thresholds

The legacy of Niagara Parks is a collection of unique spaces linked by the Parkway, and this is also represented within the Study Area on a smaller scale. Within Queen Victoria Park the spaces are defined by their structures and functions. Between these districts there can also exist clear thresholds depending how a guest travels through the Study Area.

Though these districts are somewhat established, some functions and programs within these areas do not contribute to a cohesive guest experience. Additionally, the challenge of these districts is creating program links between multiple areas to draw guests beyond the typical destinations and showcase all the various activities and experiences the Study Area offers.

The districts within the north Study Area are ingrained in the experiences of frequent visitors. These are the spaces people most readily associate with Queen Victoria Park. As a result, south of Table Rock there is an indication, through program and the structure of the landscape, that the park has ended. This sensation is experienced in all modes of transportation and will be one of the greatest challenges in the redevelopment of the Power Plant District to attract guests from the activity of the City and the Falls.

Dufferin Islands and Oak Hall exist as unique districts as a result of their topography, landform and character. Oak Hall is a hidden gem atop the moraine, but is physically disconnected from the rest of the Study Area. Dufferin Islands are a unique landscape and experience, attracting a completely different guest to the Park, however, this district also needs to function as a bridge linking the north and south parks.

The welcome sign along the Parkway at the threshold between Dufferin Islands and Rapidsview clearly marks the administrative limit of Queen Victoria Park and currently demarcates a change from the maintained landscapes along the northern section of the parkway to the more naturalized condition at the Control Gates. As part of this study it should be determined if welcome signs should be relocated to the perimeter of the Park, marking the property boundaries, or if signs should be developed for each of the districts to help link and highlight the transition between the different character spaces.

The south study area has a fairly continuous landscape character, however the lack of program and sense of destination within these districts makes them seem completely disconnected from Queen Victoria Park. These districts do not take advantage of many of the natural and cultural assets within the vicinity.

Kingsbridge Park has a distinct use and character that is not aligned with Queen Victoria Park. It is a community space commonly used by residents of the area instead of an attraction for visitors. It is also physically removed from Queen Victoria Park, so few users would actually experience the spaces together.

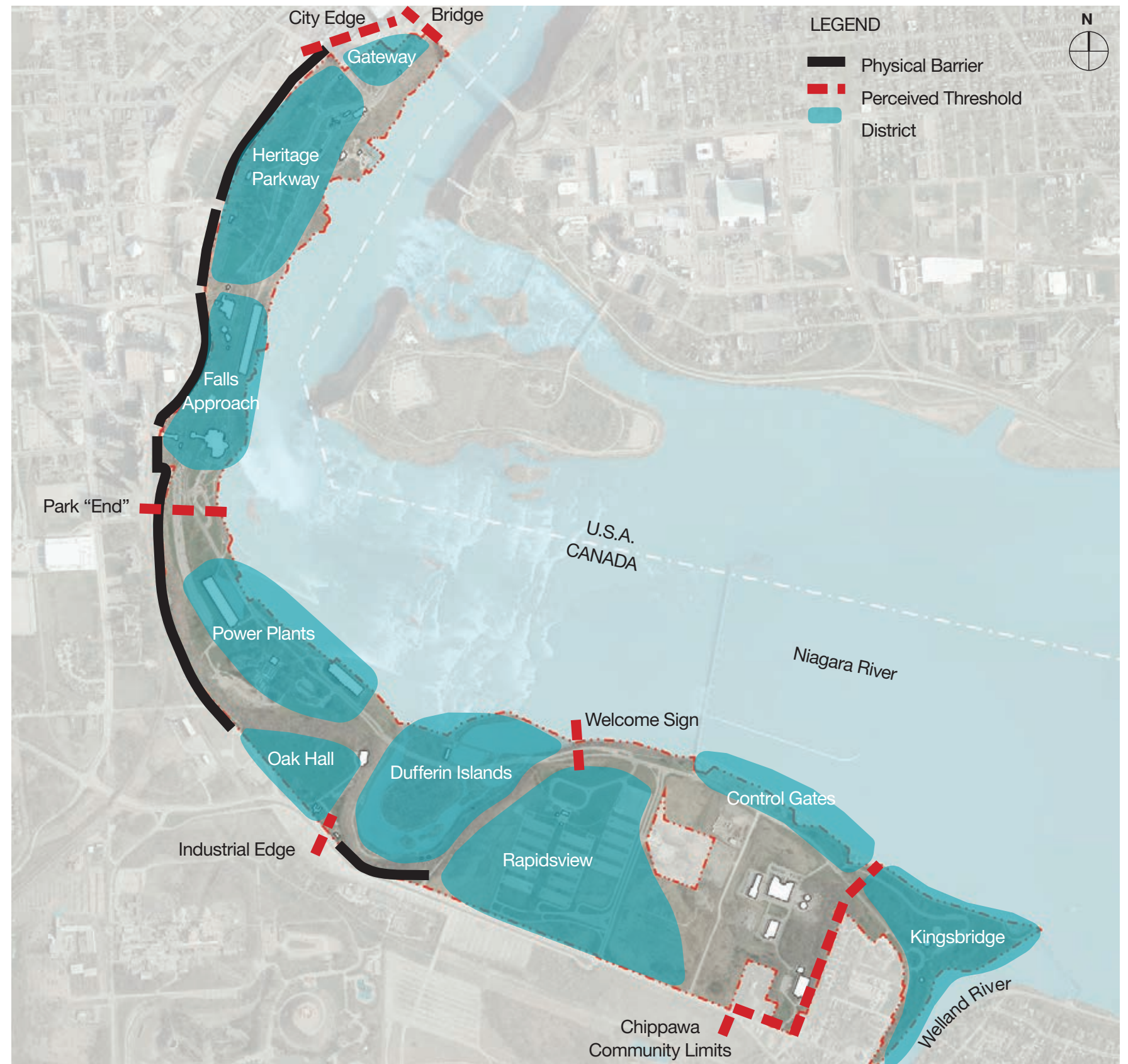


Fig. 5-3: Challenges - Districts and Thresholds

5.2.6 East-West Connections

Queen Victoria Park benefits from the sheltering edge of the Moraine on the western edge of the park. The natural heritage feature creates a clear boundary to the Park, however the steep slopes and sensitive ecosystem also limit opportunities to connect the City above with the lower tablelands of the Park. While increased porosity would benefit access to the Park and create a more connected developed landscape, the impacts on the natural systems and structure of the Moraine would contribute to the degradation of the character-defining feature.

For connections that do exist within the Moraine, a variety of challenges, from accessibility to condition and state of repair to signage and legibility make navigating between the City and the Park using anything other than a primary connection (Murray and Clifton Hill) challenging. The Incline Railway is hidden behind the hotels and Fallsview Casino making it difficult to locate from Niagara Falls. The Jolley Cut is in poor condition, is insufficiently marked, and does not meet standards for accessibility or suitable design for a stairway and trail that handles the volume of guests it typically supports. Fraser Hill is degraded and unsafe for vehicular traffic in its current condition. Signs at the top and bottom of the connection inform guests that the trail is closed, however many visitors still walk on the path. Fraser Hill also shows significant signs of slope erosion that would likely preclude it being reinstated as a two-lane access road into the Park.

Additional challenges with access and connection between the City and the Park exist when connection points, such as the Incline Railway, operate on limited hours. While the hours of operation are generous (8am to midnight, seven days a week), limited access can make guests feel like the connection is unreliable and the Park is not accessible. Additionally, the steepness of the Moraine slopes make it hard to navigate for people with limited mobility. The Incline is the only AODA-compliant accessible connection between the main tourist areas of Niagara Falls and the Park. Guests requiring accessible pedestrian routes must either use the Incline Railway, or are required to use WEGO or private vehicles to travel between the City and the Park.

5.2.7 Incremental Change vs. High-Impact Modifications

Due to the nature of the Study Area, the interfaces (both physical and administrative) with the City of Niagara Falls, the variety of user groups, and site constraints and dynamics, project implementation and site improvements need to be undertaken in unique and deliberate ways. Where improvements pose no impact outside NPC's jurisdiction, NPC can opt to deliver projects at their sole discretion and based on a level of consultation they deem appropriate. These projects can also be implemented as single "grand improvements".

Where projects directly affect or abut sites outside the jurisdiction of NPC, additional consultation, collaboration and different approaches to implementation need to be explored. For projects which impact complex systems or locations, NPC may need to explore design solutions through pilot projects, incremental changes and phased implementations so impacts can be minimized and monitored to ensure the best solution is ultimately delivered. Pilot projects can employ temporary measures that can be easily and quickly adapted once an undesirable outcome is identified. Once a desirable solution is achieved through a pilot project, permanent alterations and improvements can be implemented to formalize the change. Pilot projects in streetscape and public realm projects can also provide cost-effective alternatives to investing in major modifications in high volume and diversely utilized spaces.

5.3 Facilities and Services

5.3.1 Park Maintenance and Operations

Maintaining and operating Queen Victoria Park is a significant challenge for NPC. The linear form of the Park and the barrier of the moraine limits opportunities for dedicated maintenance routes within the most constrained areas of the Park, forcing NPC vehicles to utilize the Parkway. NPC allows limited servicing and maintenance during peak operating times which negatively impacts the guest experience in the Park. Additionally, traffic congestion along the Parkway as well as pedestrian volume and safety barriers within the pathways reduce the efficiency of using standard vehicles to service the core park.

Currently Queen Victoria Park is served by a network of small decentralized yards and depots within the core park to facilitate some maintenance during peak times, limiting the distance NPC vehicles have to travel along the Parkway. The yards are predominantly located against the base of the moraine and are screened to varying degrees to minimize undesirable views. NPC has expressed a desire to reduce the visibility of Parks maintenance and minimize the presence of depots, yards and loading/servicing facilities within the core park. These yards are critical to the ongoing operations of the Park and should be maintained, however the size and access routes of the yards should be reviewed in conjunction with other area improvements.

Existing loading and servicing areas within QVP contribute to conflicts between guests and servicing vehicles and negatively impact the guest experience within the Study Area. By limiting servicing hours to non-peak times, enhancing screening around facilities and reconfiguring loading sites the operations of the Park would be less conspicuous.

In addition to serving the immediate needs of QVP, several NPC facilities within the Study Area also serve the full 56km-long Niagara Parks system. The continued suitability of existing NPC-wide facilities within QVP need to be considered based on accessibility, functionality and the potential value of spaces as guest amenities within QVP. Consideration should be given to relocate administrative facilities, such as the Niagara Parks Police headquarters, to locations outside the core park to allow for guest amenities to occupy prominent sites.

The Maintenance Centre currently occupies a large, fragmented area with numerous driveways in a highly visible location along the Parkway. The configuration and context of the yards confuse guests and negatively contribute to the guest experience of QVP. NPC will need to assess the overall requirements of the Maintenance Centre and should consolidate and optimize the layout of yards and facilities associated with the Maintenance Centre to allow lands adjacent to the Parkway to be used as guest amenities and screening for the facility.

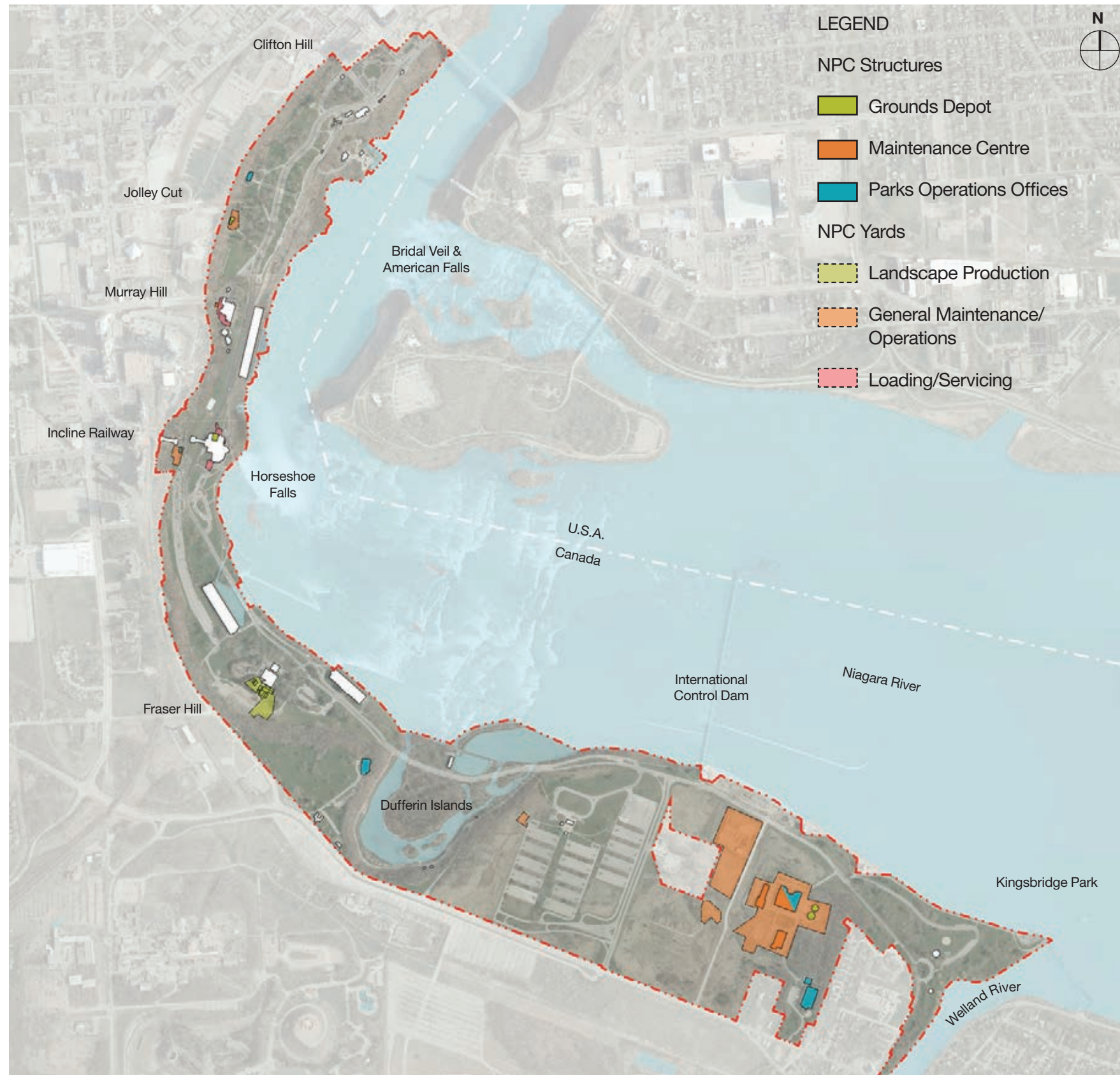


Fig. 5-4: Maintenance facility locations

5.3.2 Guest Facilities and Amenities

NPC currently operates year-round guest facilities within Table Rock Centre, Queen Victoria Place and the Floral Showhouse. The location of these facilities results in the majority of the Study Area being underutilized outside peak season. It also creates unnecessary reliance on adjacent external facilities to provide guest amenities both during and outside peak times.

Current facilities are clustered at nodes within the site with significant gaps between locations. Guests have expressed concern over the reliability, suitability and location of facilities, resulting in guests choosing to leave the Park instead of remaining within QVP. In addition to improving and enhancing existing facilities, NPC needs to distribute guest facilities to more locations throughout the Park to reduce the pressure on existing facilities and minimize travel time for guests. NPC should also explore opportunities to convert all existing seasonal guest facilities to year-round facilities to allow for increased use of the Park outside peak times. Automating some seasonal facilities may allow for year-round operation without significant impacts on staffing requirements.

As new nodes are developed, NPC will need to review the proximity of existing guest amenities and provide new facilities and new types of facilities to remain in tune with guest needs. NPC needs to balance the value of the amenities it provides with the cost and quantity of maintenance to provide the best possible experience in the most efficient way. As a key tourist destination, expanding reliable, accessible WIFI at locations throughout QVP could benefit Parks staff, operations and monitoring while also providing a significant guest amenity beyond the current limited areas.

NPC currently operates a food cart program with limited and conventional food offerings. Food carts are located within the core park only and operate seasonally. While allowing NPC to expand and contract food amenities more dynamically than creating fixed retail food locations, NPC should explore ways to expand the existing food cart program to provide diverse and appealing food offerings, and attract interest to underutilized locations throughout the entire Study Area. Providing additional food locations throughout the Park may also create increased waste production in underserved areas of the Park. NPC should seek opportunities to use more environmentally-sensitive packaging, such as compostible wrappers and cutlery, and limit availability of food options near ecological areas.



Fig. 5-5: Maintenance facility locations

5.4 Natural Heritage

5.4.1 Management and Long-term Planning

Oak Forest Degradation

Oak-Maple forest dominates the upper slopes along the upland edge of the study area, with the oak trees forming a “super canopy” above the maple in the lower part of the canopy. However, it was noticeable that oak was not regenerating in the understory. It is likely that the oak forest in the study area was more open in the past, as it is a vegetation community that historically developed on droughty soils (upper slopes and south-facing areas). It was also likely historically maintained by fire. Conditions in the oak forest are becoming increasingly mesic as maple invades the sub-canopy, and creates shade conditions under which oak cannot germinate. Oak regeneration may need to be managed to maintain it in the canopy of these forests.

Erosion

During the site visit erosion along the steepest parts of the treed moraine was seen, consisting of gullies and undercut roots. The understory of the moraine was generally very sparse, probably reflecting the difficulty of becoming established on the steep slopes.

Trampling

Trampling was an impact rarely noted within the Moraine forest, as the slopes are so steep that there are very few trails. However, there are extensive trails throughout the central Dufferin Islands area, where vegetation is more sensitive than in other parts of the study area.



Non-native Species Invasion

Non-native species in natural areas within the study area were abundant and were invading and changing native communities.

A diversity of non-native tree species were planted very widely in lawns interspersed with natural areas. These included European tree and shrub species that do not grow widely in Ontario further north, as they appear to be sensitive to cold: for example English Beech (*Fagus sylvatica*), English Oak (*Quercus robur*), English Ivy and European Holly (*Ilex opaca*), among many others. These species are frequently planted at the bottom of the wooded slopes in sheltered areas, and so in a location conducive to spread into the natural area. It is possible that some of these species could become more invasive should climatic conditions favour them in future.



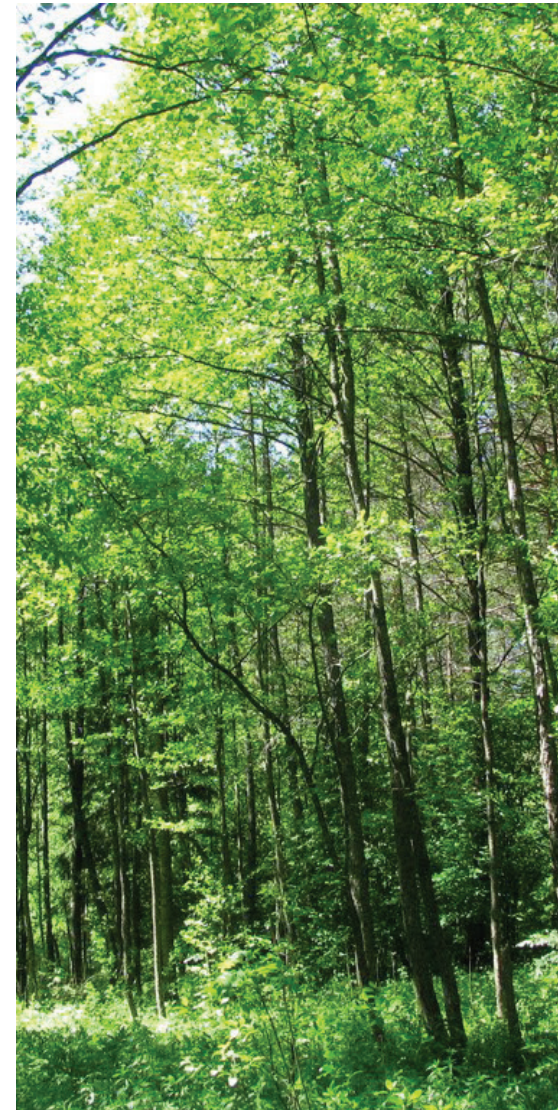
Norway Maple

The most prevalent non-native species of oak slope forest habitat was Norway Maple, which appeared to have originated at the bottom of the slope (possibly having been planted) and was spreading upward and along the slopes, with many young trees noted further upslope. This species is highly invasive in a variety of habitats and can out-compete native species, by creating deeply shaded conditions where native plants less readily germinate, leading to degraded understoreys and slope erosion.



Sweet Cherry

Sweet Cherry (*Prunus avium*) is widely planted as a fruit crop in the Niagara Peninsula. As birds spread the seeds, it has rapidly spread to native habitats in Niagara where it is a ubiquitous sub-canopy tree. The tree can out-compete native species leading to degraded habitats.



Black Alder

Black Alder is an invasive component of wetland habitats in the southernmost parts of southern Ontario, particularly on the Niagara Peninsula. As it establishes, Black Alder will out-compete native species, impacting the composition and function of the habitat.



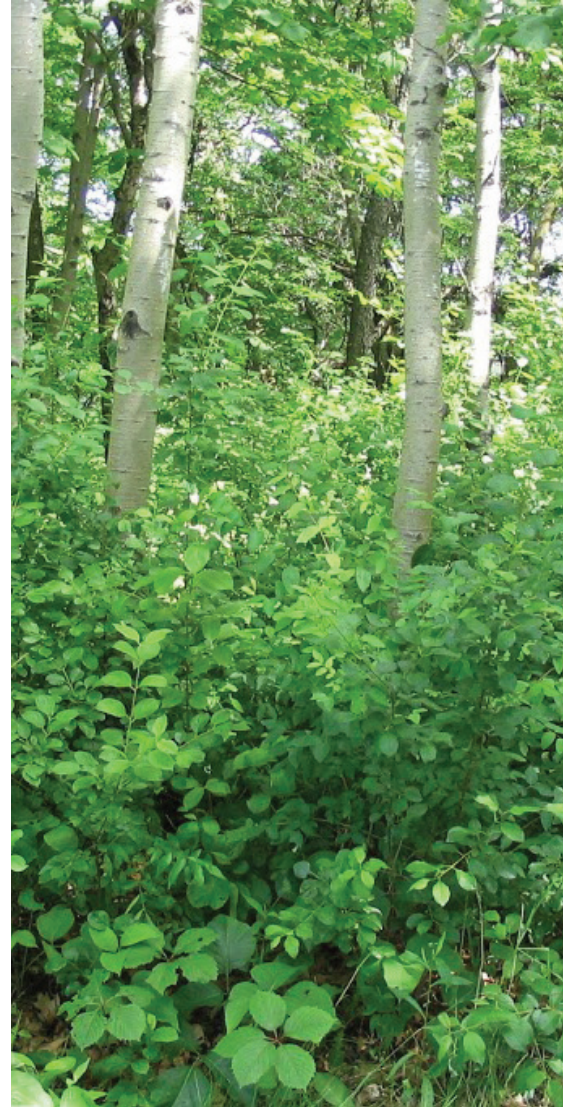
Japanese Knotweed

Japanese Knotweed forms dense, tall stands approximately 2-3 m high in both open and semi-open habitats. It out-competes native species in these habitats through the spread of tough rhizomes and through creating intense shade.



English Ivy

English Ivy created a dense ground cover in oak forests at the southern end of the study area. This species creates conditions that prevent germination of other species.



Common Buckthorn

Common Buckthorn was abundant in the understory of all upland natural areas, and in areas of thicket. It is one of the principal non-native invasive species in Canada, as it is spread by birds and is difficult to eradicate. The plant seeds profusely, creating dense colonies of plants and out-competes native species.



Glossy Buckthorn

Glossy Buckthorn (*Frangula alnus*) was present in the shrub layer in moist areas of the Dufferin Islands. It is also spread by birds and can become very dense in wetland habitats. It forms dense thickets which out-compete native species.



Giant Reed-grass

Giant Reed Grass (*Phragmites australis*) was noted in some open marsh habitat on the Dufferin Islands. It can form dense stands approximately 3-4 m tall that out-compete most native species.

Additional Management Challenges

In densely urban areas and areas visited by vast quantities of people, human impacts are significant. These impacts are particularly important in areas of narrow forest, as is characterized by the forest on the Moraine. Pollution, littering, noise and light are all results of the activities promoted in Niagara Falls to draw in and satisfy tourists. Additionally, the botanical gardens and golf course at Oak Hall have the potential to add immense quantities of pesticides, fertilizers, and water output to maintain aesthetic appearances.

5.5 Cultural Heritage

5.5.1 Reconciling Protection of Natural Scenery with Mass Tourism

The reclamation and preservation of natural scenery, while providing appropriate facilities for the large numbers of tourists who come to see the natural wonder of the Rapids and Falls, has been the foremost planning and design challenge since the inception of the park.

The establishment of Queen Victoria Park on the Canadian side of the Niagara River and the Niagara Reservation on the American side of the river, was the result of a hard-fought campaign in the late 1800's to restore and preserve the natural scenery of the land around the Falls and prevent their further commercialization and industrialization. Notwithstanding different governments, the Canadian and American plans on each side of the Niagara River were conceived as two complimentary parts of one whole. The object of the 1885 Act, entitled, "An Act for the preservation of the natural scenery about Niagara Falls", was the authorize the appointment of the Commission, "to secure free to the public the scenery in the vicinity of Niagara Falls, preserving as far as possible what still remains of the natural and original, and to endeavor to restore those portions of the ground on and near the bank of the river... to as near their natural condition as possible, by planting trees and otherwise..."¹ Frederick Law Olmsted, the Landscape Architect who examined the grounds on both sides of the river to prepare plans with Calvert Vaux for the 1886 plan for the American Niagara Reservation, recognized that, "the challenge from a landscape architectural standpoint, lay in framing the falls, but also making them accessible to the masses."²

An additional administrative pressure for the Canadian side has been the requirement for Queen Victoria Park to be entirely financially self-sustaining. Early in the parks' history, options were granted for revenue generating activities such as an electric railway (now demolished) along the banks of the river, and the right to use the waters of the river on the Canadian side to generate electricity, which resulted in substantial modifications to the water and landscape. Queen Victoria Park has continued to evolve over time, responding to the changing requirements and opportunities for tourism and revenue generation as well as the protection and enhancement of natural features. Gradually, these incremental park improvements, combined with surrounding development, has resulted in a more developed park aspect. Balancing mass tourism with the preservation of natural scenery remains a central design challenge for the future of the cultural landscape.



¹ Thirty Seventh Annual Report of the Commissioners for the Queen Victoria Niagara Falls Park, 1922

² Justin Martin, Genius of Place: The Life of Frederick Law Olmsted Abolitionist, Conservationist, and Designer of Central Park

5.5.2 Legibility and Identity

The Queen Victoria Park Statement of Cultural Heritage Value includes a description of the park as a picturesque composition of buildings, circulation and visitor amenities. Influenced by contemporary 19th century public parks in North America, this picturesque composition includes gently curving carriageways and pathways, continuous views of the river along the cliff edge, the forest of the moraine, the secluded wild woodland and flora of Dufferin Islands, open glades of greensward with scattered trees or groups of trees, and a variety of individual shelters, buildings, monuments, and gardens set into the landscape.

Queen Victoria Park was first implemented by the Niagara Parks Commission in an era of Victorian eclecticism, and on an incremental basis, with park improvements constructed as funds allowed. An accumulation of periods, styles and features, as well as ongoing improvements to the park over its history, is part of Queen Victoria Parks' rich and layered cultural heritage. A key challenge that has emerged is legibility and wayfinding within the park; to define and reveal the layers of this living historical landscape and to create meaningful connections with contemporary visitors.

5.5.3 Under-Performing, Redundant or Obsolete Heritage Features

The cultural landscape of Queen Victoria Park is constantly evolving and tells the story of changing relationships through time. Some of the structures in the park no longer serve their original purpose, require extensive repairs and/ or face structural, servicing and accessibility challenges. The circulation network has been altered and hardened over time and may in part no longer support capacity requirements or transportation objectives. Vegetation and garden features, such as manicured lawn areas, display gardens or exotic tree specimens, face challenges related to sustainability, park program and ongoing upkeep. The overall challenge for the management of these heritage resources is to examine their value to find meaning in their relationship as part of the cultural landscape, and also how they can potentially be conserved to meet contemporary park needs.

5.5.4 The Western Edge

In 1885, the westerly edge of Queen Victoria Park was delineated along a line a little below the top of the escarpment. Identified as a heritage attribute of the cultural landscape, the escarpment or natural moraine creates a treed backdrop for the park and separates the park from the area above which was identified as, “admirably adapted for building purposes, where hotels and houses of entertainment could be built, all within a very short distance of and convenient to the park.”³ Both the park and its surrounding landscape have subsequently evolved over time. The surrounding tourist area has increased in scale, with the highest buildings constructed in the Central Tourist District. High-rise buildings and large signage have a significant visual impact on the cultural heritage landscape, most noticeably the experience of the Oakes Garden Theatre and Rainbow Gardens. The relationship between the park and its context also varies along the length of the park from north to south. Potential future (re)development southwards along the westerly edge should be considered with respect to access points and the integrity and character of the cultural heritage landscape.

5.5.5 Botanic Diversity + Biodiversity

The balance between “wild” and “cultivated” in Queen Victoria Park is another design challenge for the ongoing management of the cultural heritage landscape. The Design Value and Physical Value of the Queen Victoria Park cultural landscape, as described in the Statement of Cultural Heritage Value, includes both the historic and cultural activities associated with horticulture as well as the exceptional and rare combination of natural features. It should be noted that heritage studies completed to date provide limited insight into the horticultural history of Queen Victoria Park. For the resiliency of the cultural heritage landscape, the treatment and management of the park's vegetation and gardens, including open lawn areas, display gardens and naturalized areas, will need to respond to challenges related to environmental and financial sustainability, including adaption to climate change, invasive species, biodiversity and their ongoing maintenance to the high standards of the Niagara Park's Commission.

³ Tenth Annual Report of the Commissioners for the Queen Victoria Niagara Falls Park, 1895

5.6 Transportation and Circulation

5.6.1 Pedestrian Infrastructure

Issues related to pedestrian facilities primarily stem from the lack of adequate width for walkways in high interest areas. The existing narrow sidewalk widths within the Study Area preclude pedestrians from moving easily and safely to, from, and around the Falls, which in turn impacts the user experience. Walkway widths and pedestrian movement are further strained during special events and fireworks displays when cordon areas limit circulation options within already overcrowded areas. Moreover, the narrow sidewalks prevent the instillation of other important streetscape elements, including benches, street lighting, and landscape or naturalized features. These additional streetscape elements can, if provided, act as a safety buffer between pedestrians and motorists.

Metrics available indicate that approximately 2.4 million pedestrians pass through the Niagara Parkway and Clifton Hill intersection annually. This signalized intersection provides one of the safest crossing opportunities between the Falls and Clifton Hill. However, it has limited pedestrian infrastructure, with the majority of the space dedicated to vehicular circulation. For comparison, 1.5 million people visit the CN Tower in an average year where the primary destination is surrounded by a pedestrian dedicated space with little vehicular access.

5.6.2 Cycling Infrastructure

The Niagara River Recreational Trail has tremendous potential given that it runs through the Study Area, is 56 km in length, and connects to Niagara-on-the-Lake in the north and to Fort Erie in the south. However, it is difficult to ascertain whether this trail is present within the Study Area, given that there is little to no signage, and no dedicated and safe cycling infrastructure. The Niagara cycling tourism website indicates that the trail continues through the Park on the road and then on pedestrian trails, both of which would generally be unsuitable for cycling, particularly for given the high level of pedestrians. According to the Niagara Region Cycling Map, the 'Waterfront Trail' and the 'Greater Niagara Circle Route' also run through the study area, yet there are no dedicated facilities for cyclists.

The City of Niagara Falls and the Niagara Parks Commission provide WEGO, a local transit service. Each WEGO bus is equipped with a bike rack, which can hold up to two bicycles at a time. This equipment enables cyclists to travel to and from the study area (i.e. to Niagara-on-the-Lake), while still being able to access transit when needed. Should the Niagara Parks Commission wish to increase this type of behaviour, additional cycling transport or docking equipment may be required.

However, despite the lack of physical cycling infrastructure, the Niagara Region is a major destination for recreational cycling. The seasonal GO "Bike Train" brings in hundreds of cyclists every weekend. The Region possesses an award-winning cycling tourism website with numerous routes throughout the Niagara Region.



Fig. 5-6: Challenges - Clifton Hill Circulation



Fig. 5-7: Challenges - Murray Street Circulation

5.6.3 Public Transportation Infrastructure

The location and frequency of WEGO bus stops perpetuate a series of unsafe pedestrian conditions within the Study Area. Several WEGO bus stops are located as such that they encourage pedestrians to jaywalk, in order to get to/from their destination. This is highlighted especially where access to the WEGO green line northbound stop from the Floral Showhouse would require either jaywalking across 4 lanes of vehicular traffic to reach the stop north of the TPGS, or walking over 300 metres to cross the Parkway at Fraser Hill to return to the same bus stop.

As discussed previously, WEGO vehicles frequently are required to stop in live traffic at stops to load and unload riders. There has been an indication that reducing the road width of the Parkway would be a desirable long-term condition. If a narrower road cross-section is explored, consideration should be given to the safety and re-design of any 'live' traffic bus stops.

One of the primary transit hubs within the Study Area is located at Rapidsview Parking lot. This hub is currently under-utilized and has progressively had program removed as a result of decreasing user and revenue constraints. Wayfinding and signage within this area contribute to the overall usability, however, the lack of and confusing nature of the current signage related to WEGO access result in guests not easily accessing the available transportation network.

5.6.4 Vehicular Infrastructure

Vehicular facilities create some of the most apparent issues when considered in conjunction with an under-sized pedestrian network in key areas and the overall size of the Study Area.

The Niagara Parkway is only used to its full capacity for isolated periods and seasons. Though the original intent of implementing four-lane roads was to improve traffic flows and the motorists experience, especially during peak periods, these vehicular travel lanes also attract additional vehicular traffic and, outside the peak travel periods, are often left with wasted space.

The Rapidsview Parking Lot is typically under-utilized and difficult to navigate by foot. In order to optimize the function of this parking facility, centralized parking facilities within the study area (i.e. Table Rock) should be reduced in size, or eliminated all together. This could also provide more space for natural landscape and pedestrian and cycling facilities within the study area and especially at existing pinch points.

In addition to internal challenges, the vehicular circulation within the Study Area needs to integrate with the surrounding Municipal and Regional roadways. Larger conversations regarding future road planning and regional transportation strategies need to be considered not only for the main feeder routes (Clifton Hill, Murray Street and Upper Rapids Boulevard) but also for the adjacent roadways (Portage Road, Falls Avenue, and River Road) as well as future connections (Fraser Hill).



Fig. 5-8: Challenges - Table Rock Circulation

5.7 Infrastructure

The GIS information provided by NPC, illustrated the schematic layout of existing services within the Park area. Further investigation to determine the exact alignment, drainage direction, invert and size of these services and well as the connections into existing municipal services during detailed design would be recommended.

Due to the schematic level of detail available, NPC will need to have several reports prepared before undertaking any infrastructure improvements or modifications. As a minimum, legal surveys, geotechnical and hydrogeological investigations should be conducted to provide necessary site information to determine suitable design options for replacing and rerouting the various infrastructures present within the Study Area. Assessments will also indicate the location of bedrock which is necessary for informing footing designs of structures and estimating costs of rerouting, modifying or replacing services.

5.7.1 Electrical Distribution

In addition to the general studies needed to carry out any below grade work, NPC should commission an overall site electrical system condition audit and underground service survey. The condition audit will include, as a minimum, all the existing site power distribution systems, the facility power distribution systems, site lighting, and building life safety systems and provide all electrical system equipment database for good repair and preventive maintenance. The underground service survey will include, but not be limited to, all underground tunnels, duct banks and wiring conduits.

5.7.2 Site Lighting

Within QVP, a variety of site lighting types have been identified along and adjacent to the Parkway. These fixtures are of different character and function, and impact the overall experience and legibility of the Park as part of the continuous NPC system in varying ways. The Parkway is designated a controlled-access highway under the Niagara Parks Act. Undertaking minor adjustments to the Parkway geometry, or upgrades and improvements to the right-of-way may trigger a requirement to meet current minimum standards for a controlled-access highways, including restrictions to access, lighting levels and operational procedures. This is particularly challenging in the core park where existing pedestrian scaled heritage fixtures are used to provide all roadway lighting functions. If roadway scaled fixtures are required to meet current standards for the Parkway the character and experience of the Park will be significantly impacted.

NPC also needs to undertake a site-wide upgrade and refurbishment program for inefficient and obsolete site lighting. Lighting within the park currently meets a variety of specifications, standards and likely operates on inefficient or redundant systems. Replacing existing inefficient lighting fixtures with the latest high-efficiency, low-voltage lighting fixtures will realize significant energy savings, lower maintenance costs, and better color rendition, leading to improved safety conditions, however, it will also require a thorough study of existing conditions, which may indicate system and conduit replacements that should be conducted simultaneously with the fixture replacements. Overall the replacement of lighting systems will be costly and may take significant amounts of time.



5.7.3 Tunnels

The existing OPGS tunnels were constructed over 100 years ago and are in varying degrees of disrepair. NPC will need to undertake a plan for decommissioning the tunnels to ensure guest and staff safety. Due to the cost of decommissioning the tunnels, work will need to be phased and should be carried out in conjunction with adjacent capital improvements to mitigate the cost of demolition. NPC has already identified three options for addressing the tunnels (expose and retain in-situ; fill in-situ; and remove). As projects and sections are identified for decommissioning NPC will have to determine a suitable approach and scope.

5.7.4 Water Distribution

The age of some of the existing water main is not known precisely. Some appear to have been constructed in the 1970s and some were newly installed in 2017. The life expectancy of the existing water mains should generally be approximately 50 years or more as long as the joints and bends were properly set and restrained during construction.

A hydrant flow test will be required during the detailed design stage to confirm existing pressure and flow available under maximum day and fire flow conditions.

5.7.5 Sanitary and Storm Services

The age of some existing sewers is not known precisely. Some appears to have been constructed in the 1960s. It is recommended to flush the existing sewers and complete a CCTV inspection of the pipes. This video inspection would identify any defects or deterioration of the existing pipes to determine if repair or replacement is required.

Additional flow studies may be required to verify whether the municipal sewer systems have adequate capacity available downstream to accommodate the expected flows from the proposed development.

5.7.6 Stormwater Management

As the vision for the Park unfolds, every recommended improvement should include a corresponding exploration of integrated stormwater management controls. These would principally be introduced to improve the quality of runoff before discharge to the Niagara River to address current Ministry of Environment and Climate Change (MOECC) stormwater management criteria.

There are a variety of stormwater management quality control measures that can be considered depending on the surrounding urban form and local soil conditions. Examples include oil-grit separators that are specialized manholes that capture sediments and associated contaminants, or more passive measures such as rain gardens, bioswales, and permeable pavements, which collectively encourage infiltration, filtration through porous media, or evapotranspiration and phytoremediation via vegetation. The passive measures also present an opportunity to showcase water management and sustainability, which could be particularly meaningful and relevant adjacent to the Falls.

For the existing erosion issues along the escarpment, remediation options include storage and control of runoff at the source or bioengineering / landscape treatments along the affected slopes.

Ice issues along roadways are often the result of inadequate drainage conveyance in combination with freeze-thaw cycles. For these areas the first step would be to provide appropriate drainage away from ponding areas to avoid surface freezing. Other options include the introduction of permeable surfaces (permeable pavements, reduced pavement widths, etc.) that promote infiltration and decrease the amount of time runoff or meltwater stays on the surface.

As described in the previous section, Park improvements should also consider the longevity of existing servicing networks, and explore replacement of aged infrastructure where possible.

Based on the findings of the Master Drainage Plan for the City of Niagara Falls, potential synergies should be explored between the recommended improvements within the City and proposed improvements within the Park.





6/ Character Zones

Theme Areas and
Key Guest Experiences

6.1 Character Areas

Within Queen Victoria Park, the overall guest experience and unique moments of the Park can be categorized into nine Character Areas. The zones are defined by unique topography, ecology, programming, and function to create different types of experiences and opportunities for guests to engage with elements of the Park.

Six of the Park's Character Areas (River, Tablelands, Islands, Rapids and Falls) are fully accessible to guests and are primarily focused on enhancing and engaging the guest experience of the Park through the use of spaces and destinations within each zone. Two areas, the Moraine and Gorge Character Areas, offer limited guest access, but significantly contribute to the overall guest experience. The Maintenance Centre Character Area is not intended to be accessed by guests and is characterized by its function as the primary administrative and operations hub for the Niagara Parks Commission.

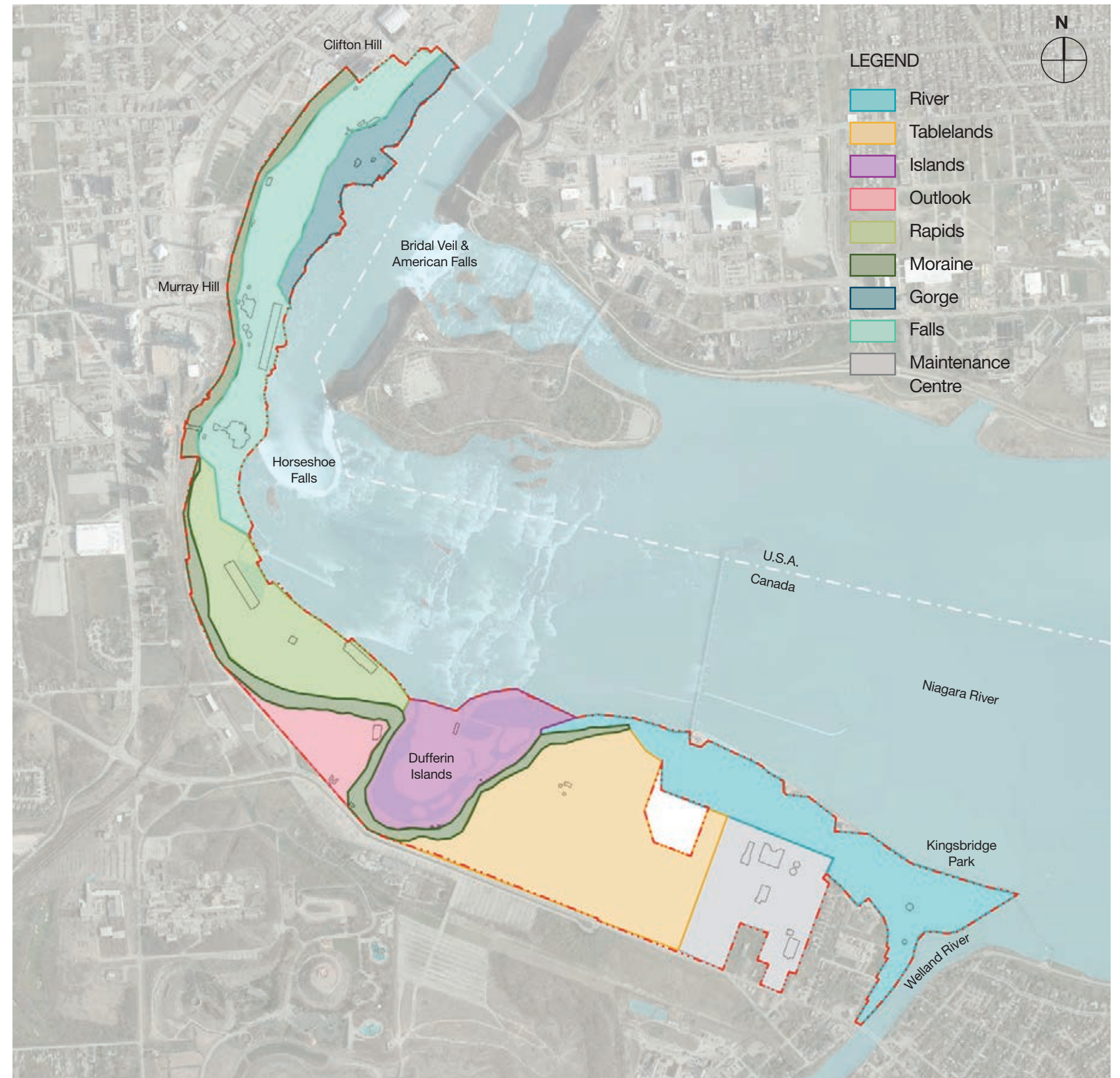


Fig. 6-1: Character Zones

6.1.1 River

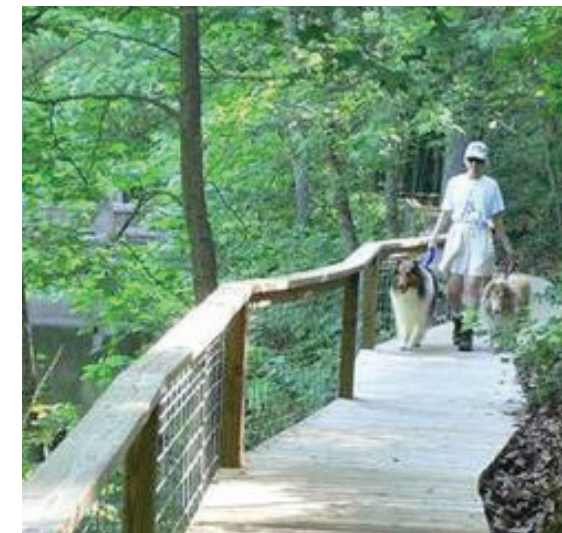
The River Character Area is defined by the immediate physical and visual proximity of the Niagara River as it is met by the Welland River at the south end of the Study Area. Located at one of the widest segments of the Niagara, the landscape embodies serenity and calm in relation to the steady constant flow of the river, while also acknowledging the power that is drawn from the river through the Water Gates and International Control Dam. The Parkway within this area is predominantly a two-lane roadway with the Niagara River Recreational Trail extending along the river edge from the junction of the Niagara and Welland Rivers to the Dufferin Islands.

6.1.2 Tablelands

The Tablelands Character Area harnesses the natural environment through natural heritage restoration and the development of an extensive trail network for use by ecological enthusiasts as well as active recreation seekers year-round. The zone lacks a direct connection to the Parkway, but functions as one of the primary gateways into Queen Victoria Park due to the location of the Rapidsview hub. Opportunities to improve the sustainability and accessibility of Rapidsview and creating comfortable spaces to circulate and gather at the hub to enhance the arrival experience. Integrating unique, immersive experiences within under-utilized lands and providing distinct facilities and program makes this precinct a destination for guests looking for a quieter space to experience the wonder of the Falls. The precinct will also cater to educational groups through interpretive programming distinct from and complimentary of existing programming within NPC.



Active recreation opportunities in a nature



Seasonal trails with barriers for sensitive ecological areas



Stormwater management structure (St. Louis USA)



Parkway character



Water gates



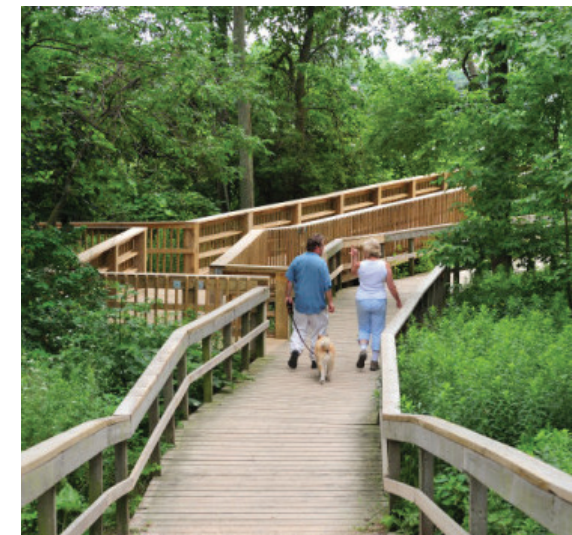
Destination cafe in a park setting (River Cafe, Calgary CAN)

6.1.3 Islands

The Islands Character Area is uniquely situated at the midpoint of Queen Victoria Park. The Parkway layout bisects the Islands area, creating two different, but complimentary halves within the precinct. The Islands Character Area contains both the sensitive ecosystem of the Dufferin Islands, the heritage structures and landscape of the OPGS Gate House, and views and outlooks at the Forebay. The area provides passive experiences for guests seeking an opportunity to immerse themselves in nature while also providing prime areas for picnics and small gatherings. The western portion of the Dufferin Islands is framed by the Moraine creating a sense of enclosure and separation. The area also provides significant habitat opportunities but requires a balanced approach of protection with management to minimize maintenance while reducing impacts from invasive species and human activity.



Paths within stable areas of Dufferin Islands



Raised walkways (Ratray Marsh, Mississauga CAN)



OPGS Gate House

6.1.4 Outlook

Oak Hall sits atop the treed moraine at a point between the Rapids and the Islands, serving as a natural vantage point over the Park. The dense canopy screens much of the precipice preventing clear views year-round. Through ecological restoration and management of the moraine, advantageous views will be encouraged through the canopy. The prominent buildings of Oak Hall will continue to serve primarily administrative functions, but also including limited guest amenities, such as public washrooms. New pathway connections will reintegrate the estate grounds into Queen Victoria Park and provide pedestrian routes along the top of the moraine towards the Fallsview neighbourhood and the Tablelands precinct.



Carriageway gate posts



Oak Hall



Formal naturalized gardens (Trentham UK)

6.1.5 Rapids

The Rapids area is where the Park's connection to the history of power generation is most evident. The grand structures of the Toronto Power Generating Station and the Canadian Niagara (Rankine) Power Generating Station sit within a landscape of primarily open lawns and forecourts. The Floral Showhouse's iconic pavilion sits within a lush landscape of cultivated gardens. New trail connections, a reconfigured Parkway, and new attractions and program make this area a vibrant and active destination for guests from nearby and afar.



TPGS heritage forecourt



Sustainable parking lot (Strasbourg FRA)



CNPGS (Rankine) Power Station and Forebay

6.1.6 Moraine

The Treed Moraine provides a dynamic backdrop that frames the picturesque Park and contributes significantly to the overall character and views within and outside the Park. The Moraine also functions as a significant natural heritage resource for the Park and surrounding areas and will continue to be protected and preserved. Connections through the Moraine are limited to minimize the impacts on this sensitive ecosystem, while acknowledging the need to provide connections between the City of Niagara Falls and Queen Victoria Park.



Moraine along Parkway



Moraine at the Administrative Building



Moraine planting at Dufferin Islands

6.1.7 Gorge

The Gorge dramatically frames the Niagara River north of the Horseshoe Falls. Guests experience the area from above or from tightly controlled routes between the core park and specific attractions at the river's edge. Due to safety concerns from the Gorge rock-face, the space will remain inaccessible and remains primarily a management area with only limited and controlled guest access to ensure the long-term viability of this sensitive landscape. The Gorge is also an identified ANSI and is maintained to ensure the continued enjoyment of the feature as a natural heritage resource.

6.1.8 Falls

The Falls character area represents the historic park and main procession to the iconic Niagara Falls. The Falls area contains the majority of the existing guest amenities and is highly visited year-round. Within the Falls area there are several significant structures, gardens, pathways and views. This precinct embodies the challenges of balancing the picturesque character of the precinct with the need to provide engaging program to appeal to guests coming to see the main attraction of the Falls. Enhanced pedestrian connections and bicycle routes provide improved facilities to circulate within this vibrant and animated precinct. As opportunities arise, structures within the core park are renovated and enhanced to provide additional guest amenities, and new attractions and destinations, while supporting the overall heritage value of the Park.



Gorge looking north towards OPGS Power Station



Winter interest



Table Rock Visitor Centre and the Horseshoe Falls



Vegetation in the Gorge



Fireworks at the Falls



Oakes Garden Theatre

6.1.9 Maintenance Centre

The NPC Maintenance Centre is a key facility in the overall operations of all of the Niagara Parks. Strategic screening through planting and the placement of landforms will buffer the maintenance functions and facilities from guest view. Reconfigured access points to the Maintenance Centre enhance the functionality of the facilities and decrease unauthorized access to the area. Entrances are clearly signed and gated to limit access and enhance guest safety within the adjacent precincts.



Sculpted landform for screening views (Long Dock Park, Beacon USA)



Planting as screening (Clark Art Institute, Williamstown USA)



Landform with simple engaging structures (Lund SWE)

6.2 Shoreline Experience

The Niagara River frames the eastern edge of the Study Area and significantly contributes to the overall guest experience of Queen Victoria Park. Throughout the park, there are eight distinct conditions that exist, each with a different relationship to the river. In many locations the river is inaccessible to ensure guest safety. At these locations, sound connects the visitor to the river and its environment. Where the river is visibly closer, and more accessible, guests can actively witness the dynamic waterway.

Guest safety is a key consideration of what types of shore conditions should be encouraged and enhanced within the Park. The strong currents of the Niagara River make physical access dangerous, and therefore not recommended. Constructing large impermeable barriers create an undesirable guest experience and negatively impact views of the character-defining waters. Proposed outlook designs need to consider both aspects, creating a safe environment while being able to take in the majestic nature of the site. Shore conditions within the Dufferin Islands and along the Welland River are more supportive of guest access, however NPC does not provide supervised swim facilities at any location within the Park.

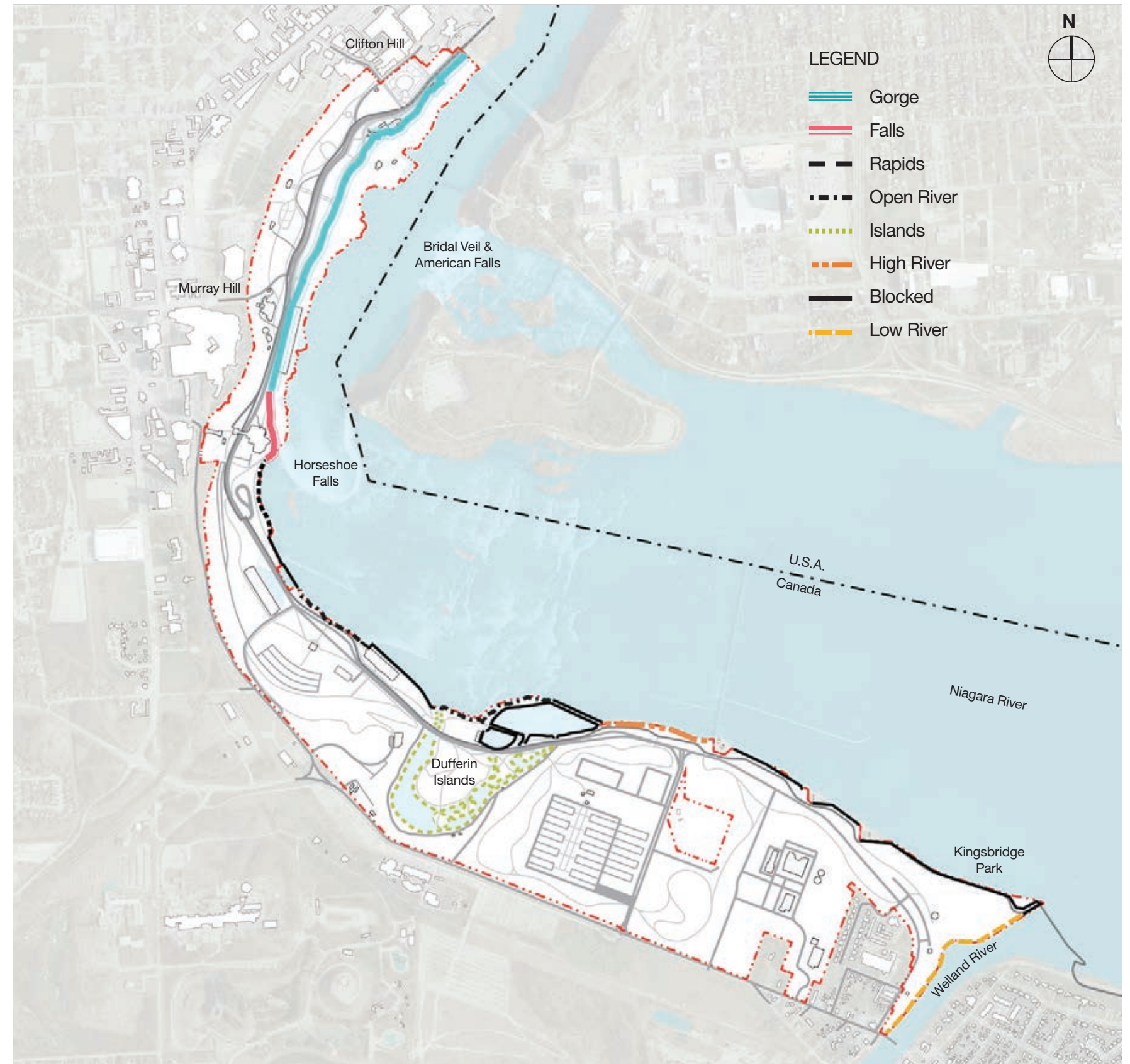
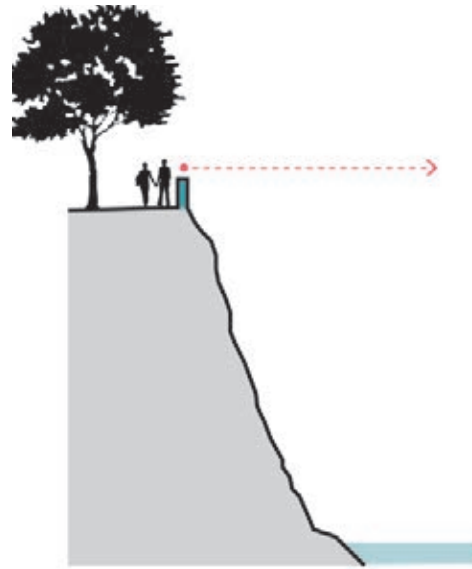
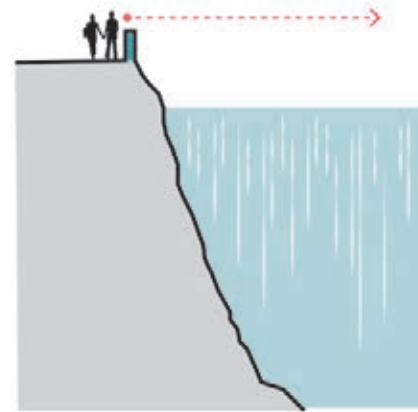


Fig. 6-2: Shore Conditions



Gorge Condition

Physical Barrier provides safety while allowing for Visual access.



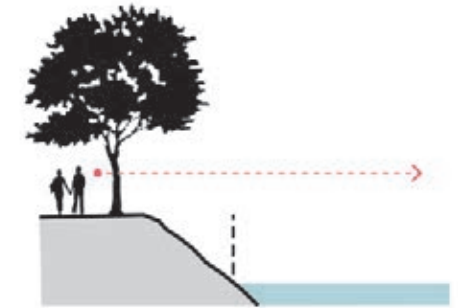
Falls Condition

Barrier prevents direct connection to water. Visual access is maintained.



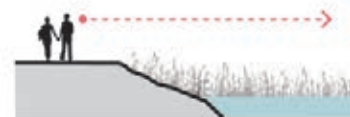
Rapids Condition

Vegetation and barrier prevents direct connection to water. Visual access can be provided at strategic locations.



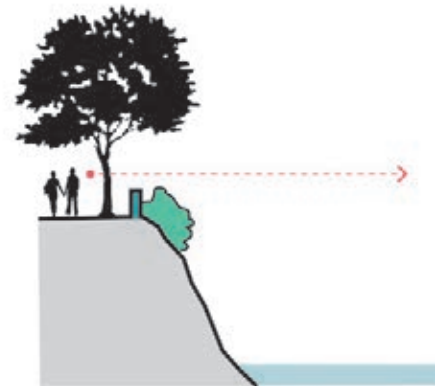
Open River Condition

Barrier prevents direct connection to water. Visual access is maintained.



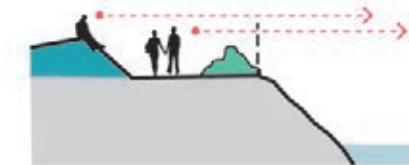
Islands Condition

Direct connection to water provided. Visual access is maintained.



High River Condition

Vegetation and/or barrier prevents direct connection to water. Visual access is limited but has potential for lookouts.



Blocked Condition

Barrier prevents direct connection to water. Visual access is framed using planting and landform to vary experience.



Low River Condition

Direct connection to water provided. Visual access is maintained.

6.3 Seasonal Experience

Queen Victoria Park is a park for all seasons. The spectacle of the Falls creates opportunities for unique experiences year-round. Horticultural displays, and the unique plantings and ecology of the moraine and Dufferin Islands create opportunities for guests to enjoy the beauty of nature throughout the year. By further enhancing these already successful attractions, NPC can create even more park-wide seasonal activation.

To encourage increased winter visits, NPC could expand their existing Grand View Winter Marketplace program and distribute activations for Winter Festival of Lights to more locations between Oakes Garden Theatre and Dufferin Islands. Reconfigured, hard-surface event spaces will support large events outside of summer and minimize impacts on lawns so programmed areas of the Park can be reopened immediately after events are finished. In addition to Journey Behind the Falls and Niagara's Fury which already operate year-round, new destinations and attractions will provide activities for a variety of users to enjoy Queen Victoria Park in all seasons.

Through the enhancement of natural areas and development of a comprehensive trail network, passive and active recreation opportunities will be available year-round. New trails within ecological areas will be designed to allow for winter activities such as snowshoeing and cross-country skiing which would not require clearing and de-icing in winter. The Niagara River Recreational Trail would be maintained in all seasons to promote other types of active recreation, such as running or walking. At key locations outside the core park, pavilions and small structures will allow for places to rest while enjoying the expansive trail networks. Structures could be both seasonal and permanent and should also be located and designed to take advantage of a variety of views throughout the year.



6.4 Land Use and Experience

The Study Area carries a land use designation of open space. As set out in the Niagara Parks Act, only certain supportive uses are permitted within the Niagara Parks. In order to enhance the guest experience, opportunities for relocating compatible uses should be explored throughout the Park. Through the reconfiguration of several spaces within the Park, the land uses of adjacent areas will be reviewed and program may be relocated to improve the overall experience and character of the site and to enhance the natural and cultural heritage value of the Park.

Through the continued assessment of facilities and programs, internal land use will be adjusted to optimize guest experience and ensure compatible uses within the Park. Facilities that occupy core park and high-profile sites should primarily serve guests. Facilities on the periphery of the Park or outside of key guest areas can include administrative and operational functions.

Buffers between guest areas and administrative or operational areas should be maintained to ensure maintenance of the park remains inconspicuous. Clear buffers and signage also improve guest safety and deter unauthorized access to restricted areas within the Park.

6.5 Gateway Experiences

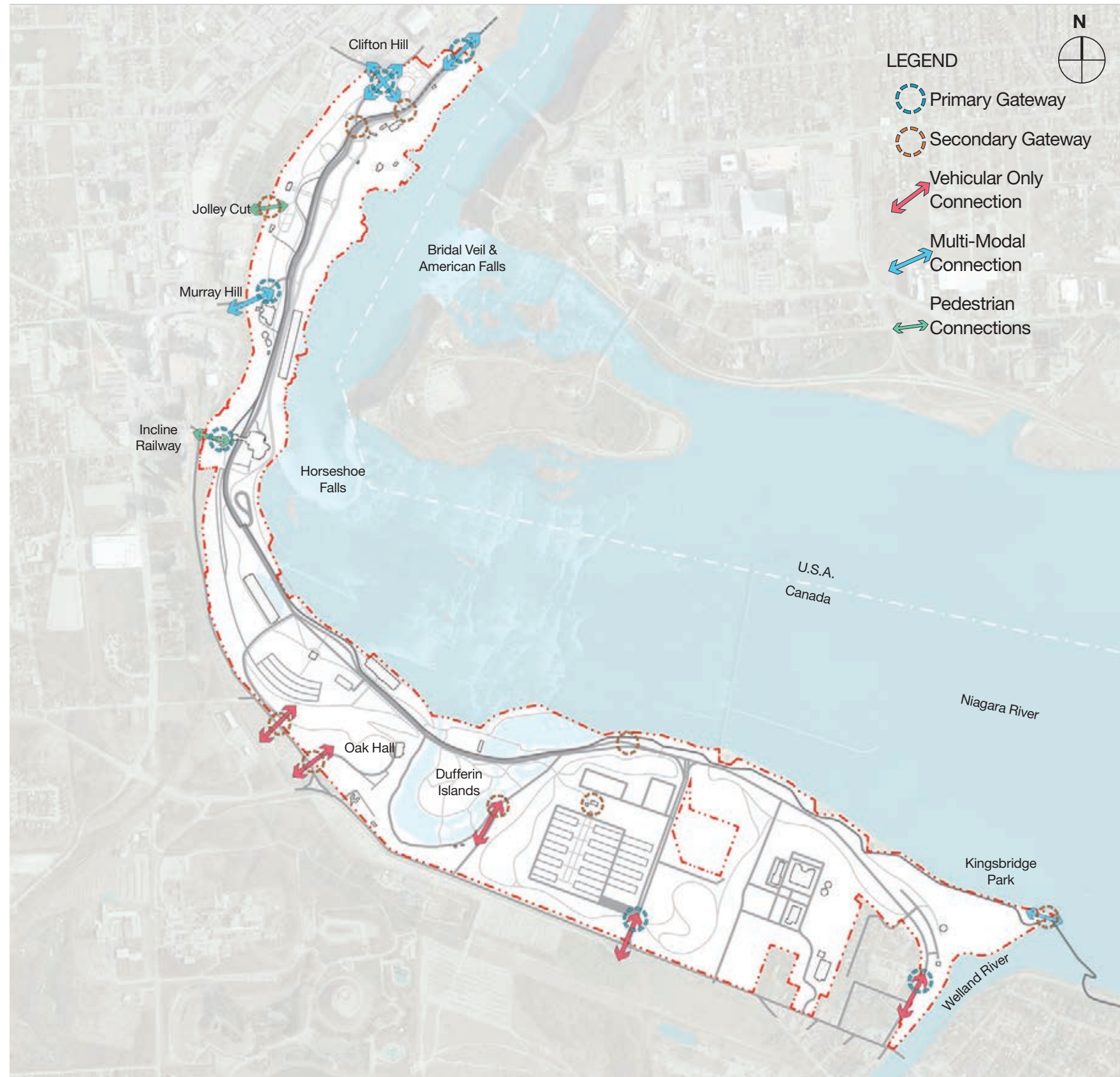


Fig. 6-3: Connections and Gateways

Connections between the Study Area and the City of Niagara Falls form a crucial component of the guest experience. For guests arriving by vehicle, an experience may begin before they enter the Park on connecting roadways, or within the Park after exiting their parked vehicle.

For most guests, the point of arrival to the Park is through a gateway on the western edge of the Park. The location of the Moraine along the western edge of the park limits opportunities for connections between the City and the Park. As a protected natural heritage resource, connections through the Moraine are limited to existing paths, however, development at the top of the Moraine will result in increased usage of these existing connections. Continued effort should be made to maintain these connections and gateways to a high standard. Improvements to all connections with Niagara Falls should be undertaken in partnership with adjacent landowners and the municipality.

Many of the pedestrian gateways along the western edge require improvements to create thresholds at both the City and QVP access points. Providing enhanced signage and wayfinding both inside and outside the Park will improve access to the connections. Creating enhanced plazas, specifically at the top of the Incline Railway and as part of area improvements at the Jolley Cut, will make the connections more visible and enhance the sense of arrival to the park, better linking the gateways with the character of the Park.

Most vehicles arriving at the park use one of three gateways: The Parkway underpass at the Rainbow Bridge; Falls Ave/Clifton Hill; or Murray Street. Improved and dynamic signage along roadways will help vehicles navigate various routes to access the Park, distributing traffic to all gateways, instead of just the north connections.

Arriving by bicycle to QVP during peak times is concentrated to the Niagara River Recreational Trail. Improvements to the trail and creation of a dedicated route through the park will improve opportunities for recreational cyclists to enjoy the Park. Cycling enthusiasts could continue to use the Parkway to travel through the Park, as signage along the trail would discourage high speed cycling on the path to maintain a recreational environment for cyclists of all abilities.

6.6 Circulation and Experience

The journey through the Park has significantly contributed to the guest experience of the Falls since the creation of Queen Victoria Park. The legacy of the Pedestrian Promenade along the edge of the Gorge and the scenic drive along the Parkway are integral to the Park's identity.

By providing more points of interest outside the core park and enhancing alternate routes, the Park becomes a more enjoyable place to explore. Creating visual connections and effective signage between nodes to inform guests of travel distances and amenities available is key to guests feeling comfortable venturing away from the prime destinations at the Falls.

New trails provide opportunities for guests to explore parts of the Park that were previously inaccessible or difficult to get to. Ensuring points of interest are no more than a 5 min walk or cycle from each other create achievable routes that make the Park feel smaller. Creating intermediate rest locations at unique lookouts provide opportunities to linger or stretch out a journey as desired. Longer recreational circuits and routes encourage exploration through curated interpretive themes and unique heritage displays.

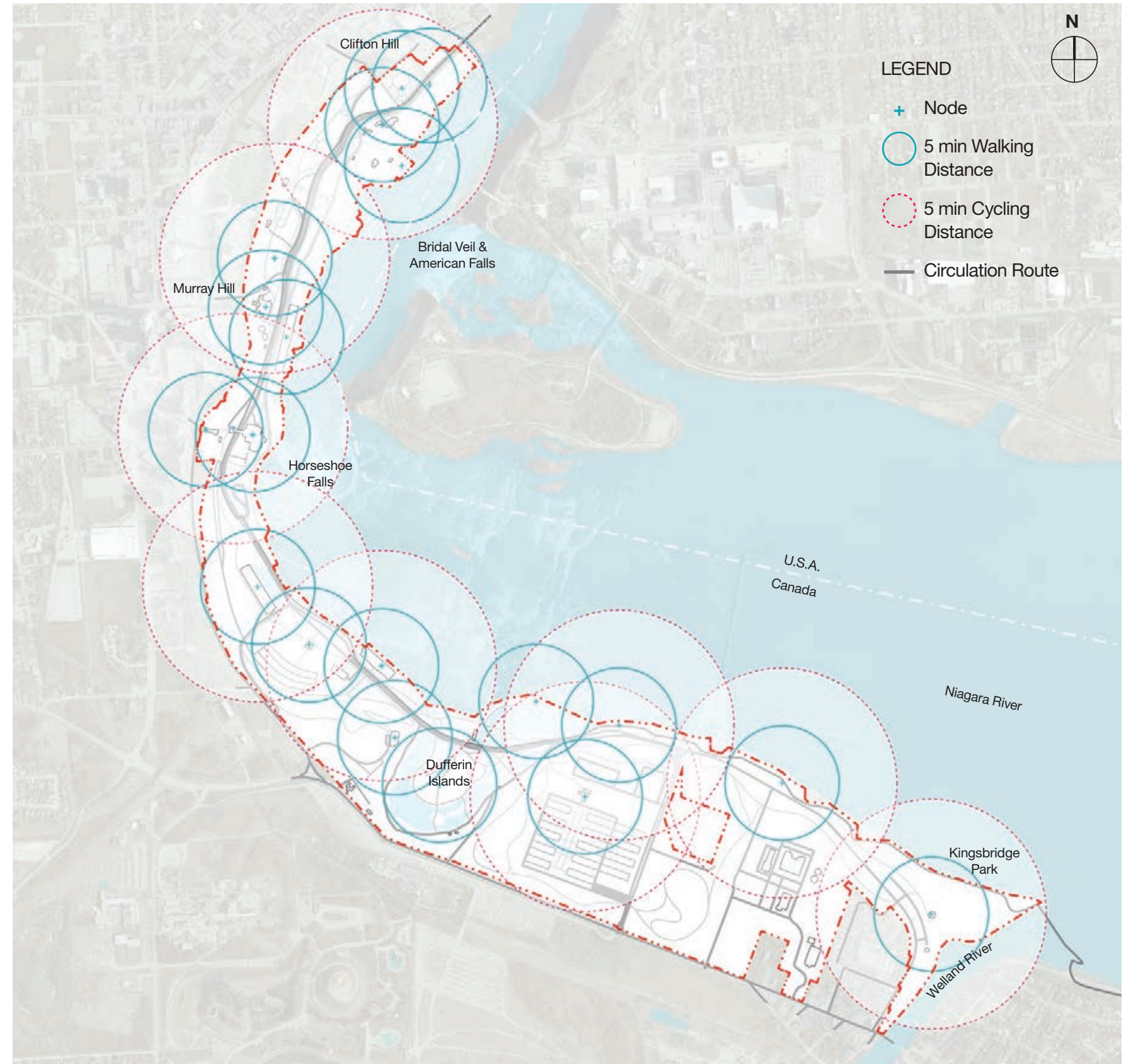


Fig. 6-4: Nodes and Travel Distances





7/ Linkages and Connectivity

Circulation Within and
Beyond the Park



7.1 Framework

The Study Area is structured by three key forms: networks, precincts and nodes. Networks represent all the interconnected systems that link precincts and nodes within the site and facilitate the movement of guests through the Park. Precincts group nodes and supporting spaces by common themes and functions into tangible places, also referred to as Character Areas and discussed in the previous section. Nodes are activity centres and key destinations that draw guests through the precincts or along networks.

The major circulation networks within the Study Area are based on the linear structure of the Parkway, Pedestrian Promenade and Niagara River Recreational Trail. These thoroughfares connect most of the existing and future nodes within the Park and are supported by a series of secondary loops linking distant nodes back to the central spine. The loops can take on two roles within the overall site: they can form the organizing circulation within precincts, or secondary networks between precincts depending on the nodes they connect.

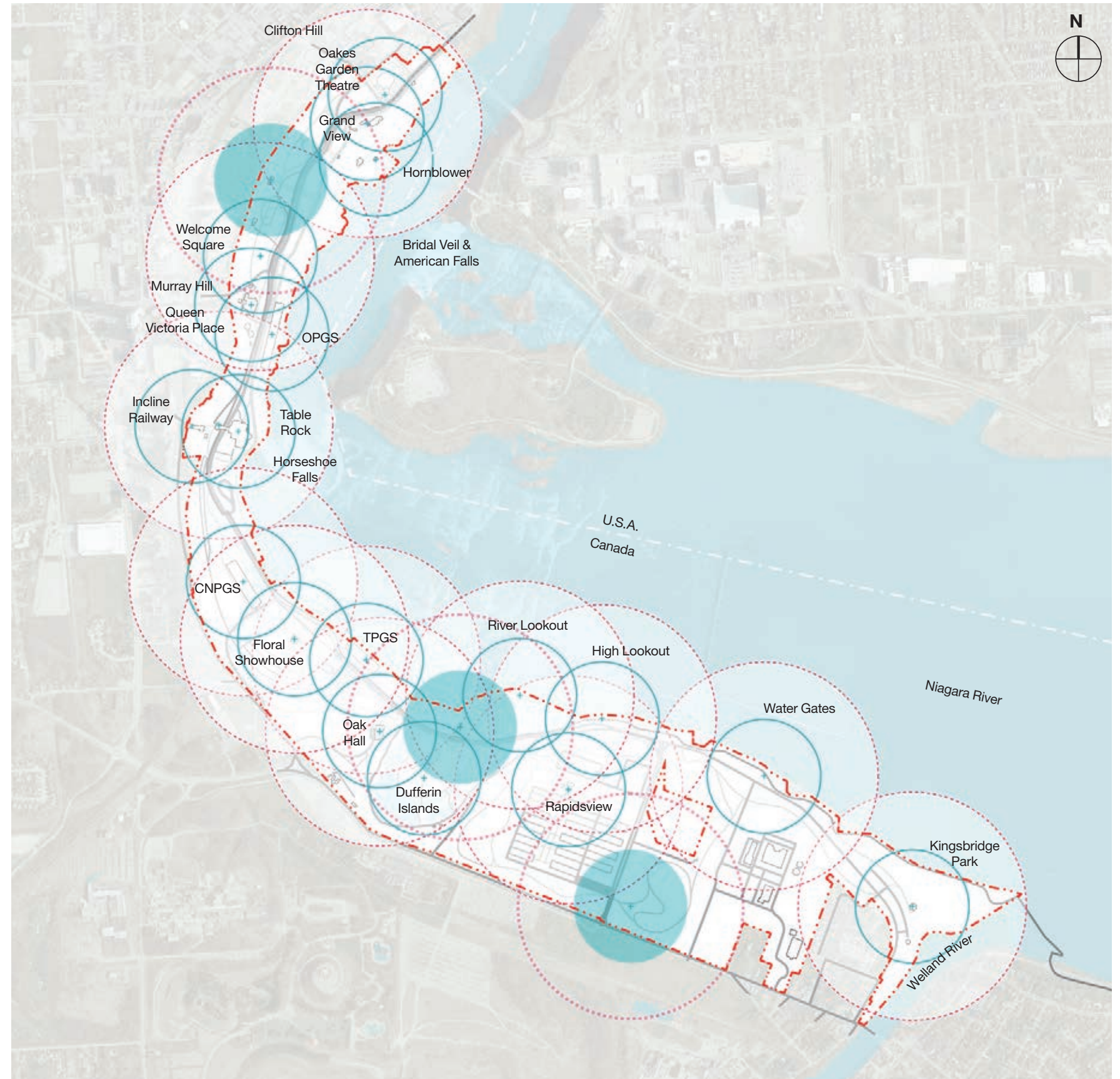
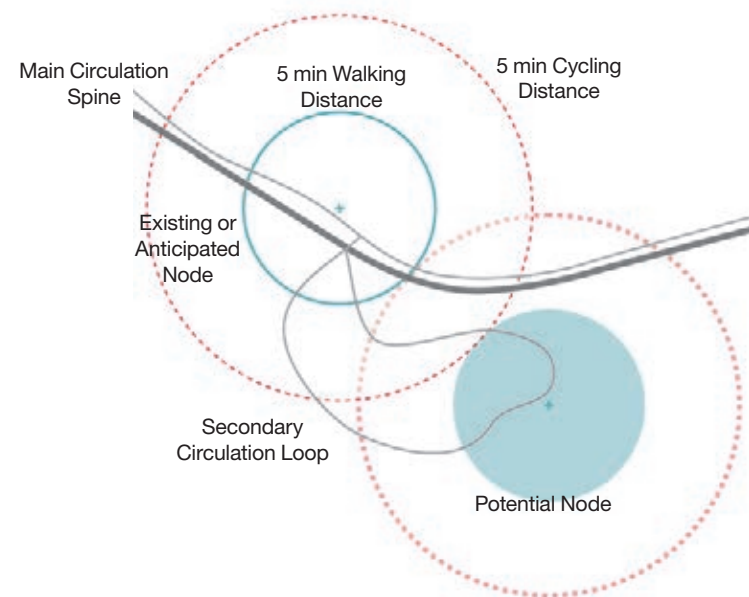


Fig. 7-1: Existing, Proposed and Future Nodes and Circulation

7.2 Enhancing Existing Initiatives

7.2.1 Pedestrian

Accessibility Shuttle

NPC operates an informal rubber tire shuttle service to assist guests with navigating the parking areas and destinations of Queen Victoria Park. The shuttle service should be expanded to service new nodes as they are established. Additionally, the integration of clear signage and formal pick-up/drop-off locations will assist in operating an efficient service.



7.2.2 Cycling

Bike Stations

Throughout the Niagara Parks, cycling infrastructure is being dramatically enhanced through the implementation of bike stations at key locations in the 56km park system. These stations are customized to the specific locations and may include locking areas, repair tools and air pumps, waste receptacle and water filling stations.



Bike Rental

Through an existing partnership with a local bike rental company, Niagara Parks Commission currently provides rental pick-up and drop-off locations at [two] locations within the Niagara Parks system, Smuggler's Cove in Niagara-on-the-Lake and at the Whirlpool Aerocar in Niagara Falls. This initiative does not currently directly service Queen Victoria Park

7.2.3 Future Initiatives

NPC should explore opportunities for providing short term rental bicycles at key locations within the full Niagara Parks system. Bike Share hubs could be integrated with existing bike stations and should be located no more than 400 metres from each other.

NPC should also explore opportunities to implement thematic bicycle routes, walking routes and programmed itineraries and tours to supplement the expansion of pedestrian and cycling facilities and amenities.



7.3 Connections & Gateways

7.3.1 External Connections & Gateways

Access to the Park from external sites is limited by the Moraine along the western edge of the Park. Within the core park, external connections are primarily multi-modal or pedestrian only to limit impacts on the sensitive ecology of the Moraine. In the South Park, connections are almost exclusively vehicular as the adjacent development does not yet support pedestrian circulation. As development continues adjacent to the South Park, connections will likely integrate multiple modes of travel and the character of the gateways may change.

At each connection point a gateway experience informs guests that they have entered the Park. External gateways will take on the character of the sites and surrounding program. Gateways should carry a consistent design language and palette with clear and consistent signage to welcome guests to the Park. Materials and finishes for fixtures and furnishings at gateways should be resilient and durable materials to ensure long-term maintenance and beauty.

Primary gateways have an enhanced landscape treatment and are predominantly located at multi-modal connections. Signage for these gateways should reflect all modes of access but may be logically distributed within the gateway vicinity to minimize visual clutter. Secondary gateways exist at locations that are not primary points of entry to the Park or where guests are already within the Park (or larger Niagara Parks system) but are changing modes of transportation. Signage and fixtures within the gateways should support any change of travel mode to help guests navigate and orient themselves within the Park and in relation to their destinations.

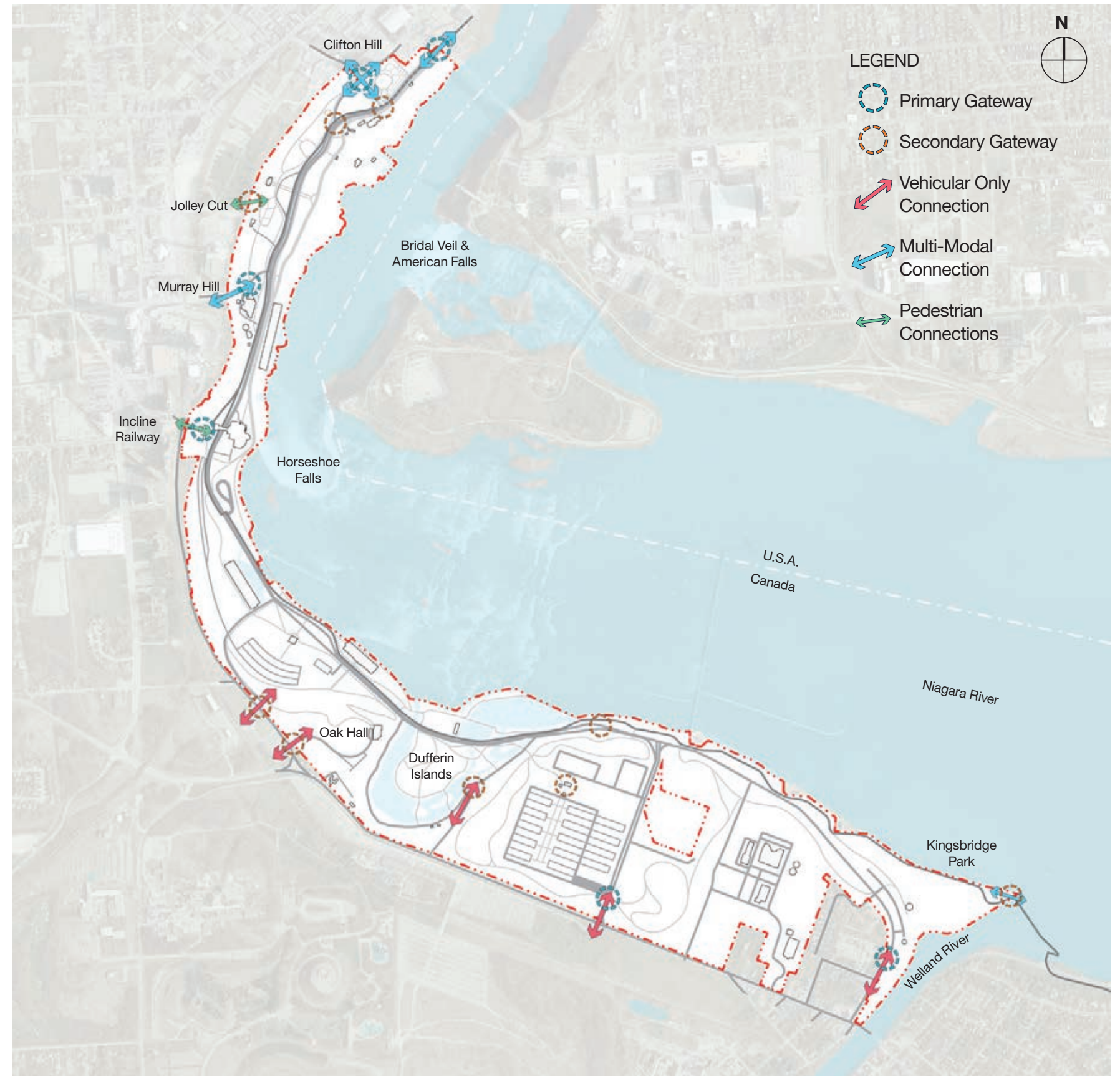


Fig. 7-2: External Gateways and Connections

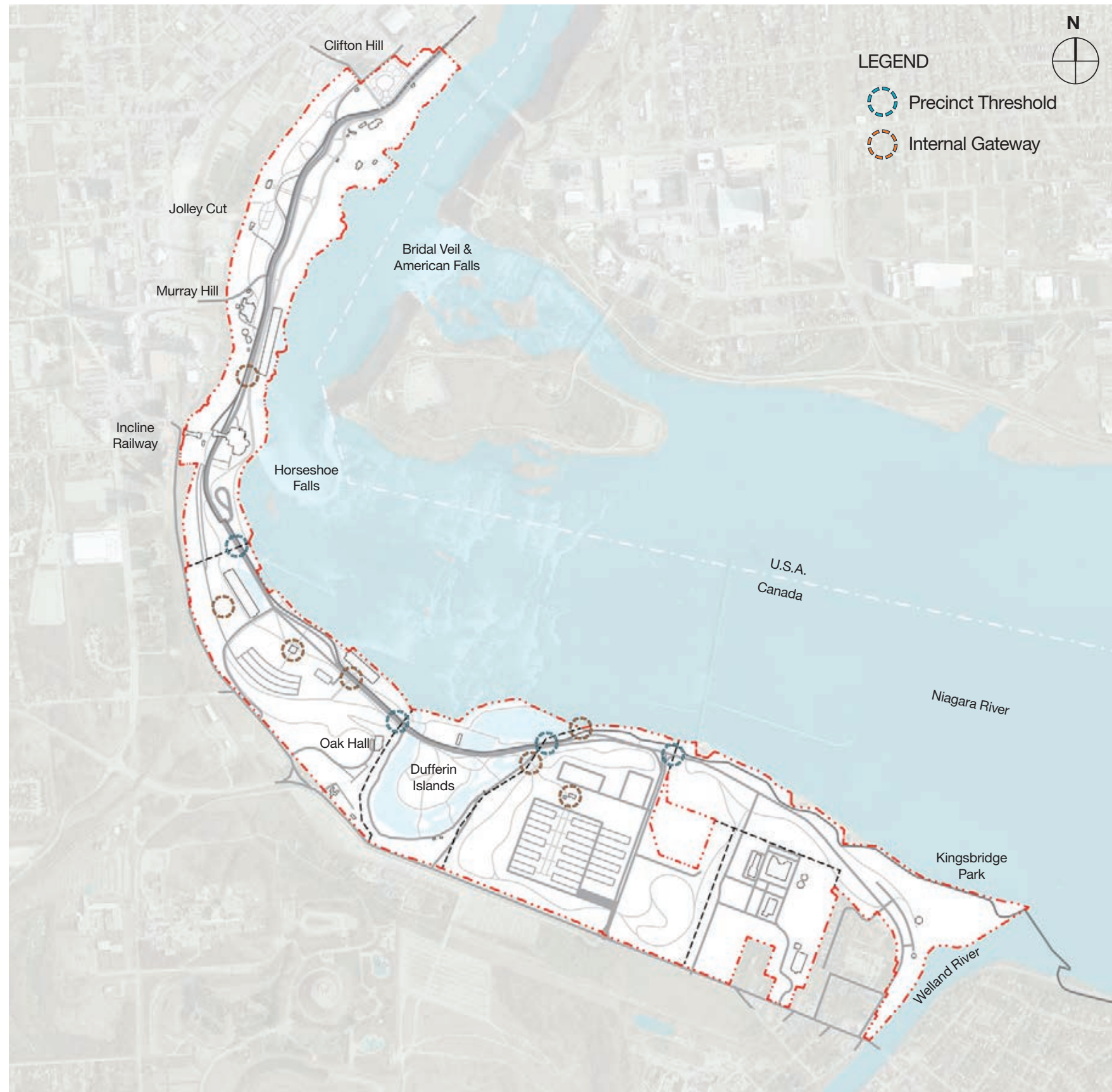


Fig. 7-3: Internal Gateways

7.3.2 Internal Connections & Gateway

Within the Park, connections and circulation should feel seamless between precincts with enhanced treatment at certain nodes. Along the Parkway, thresholds between some precincts are perceived as a result of changes in landform.

Through the enhancement of the landscape in the South Park, the threshold between Dufferin Islands and the River precinct will gradually blur and guests will cease to perceive Rapidsview as the end of the Park.

Within the Rapids precinct, new forecourts and formal landscapes to support the Power Stations and Floral Showhouse will create internal gateways for these nodes. The internal gateways would be less perceivable for guests traveling by private vehicle and bus, primarily designed to help pedestrians and recreational cyclists navigate within the Study Area.

7.4 Circulation Networks

7.4.1 Pedestrian

Pedestrian circulation and comfort is a priority within Queen Victoria Park. Additionally, the legacy of the Promenade makes walking within the Park an unique opportunity to experience the picturesque beauty of the core park. Throughout the core park, the Promenade is expanded to a minimum of 5 metres wide to facilitate comfortable and safe pedestrian travel in the heart of the Park. Existing paths will be enhanced and rehabilitated to ensure accessibility and sustainability standards are met while also preserving the character of the Park.

South of the Falls, new nodes and attractions provide visual linkages that draw guests through the Park. Reinstated trails at Fraser Hill and Oak Hall connect spaces at the top of the Moraine to the main Park. Trails within natural heritage areas, such as the Moraine and Dufferin Islands, will be rehabilitated to mitigate human impacts on the sensitive habitats. New trail connections and loops within under-utilized areas will be developed along with enhanced natural and cultural heritage features to support Strategic Plan and stewardship goals. New trails will also provide opportunities to expand active recreation opportunities within the park and provide diverse and authentic experiences for a range of guests.

During special events, the Parkway can be closed to vehicles between Fraser Hill and Clifton, providing an expanded pedestrian experience along the Parkway.

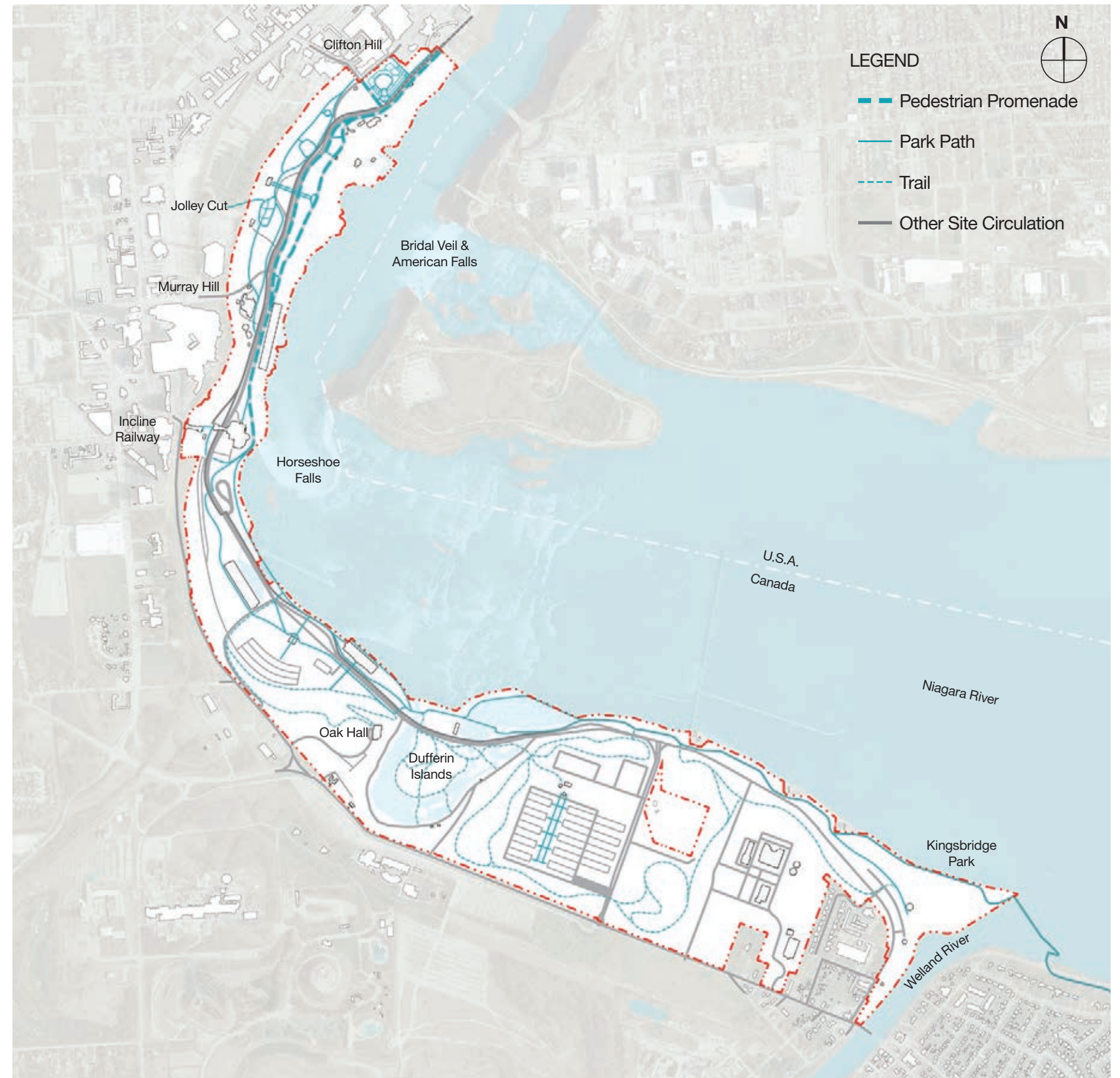
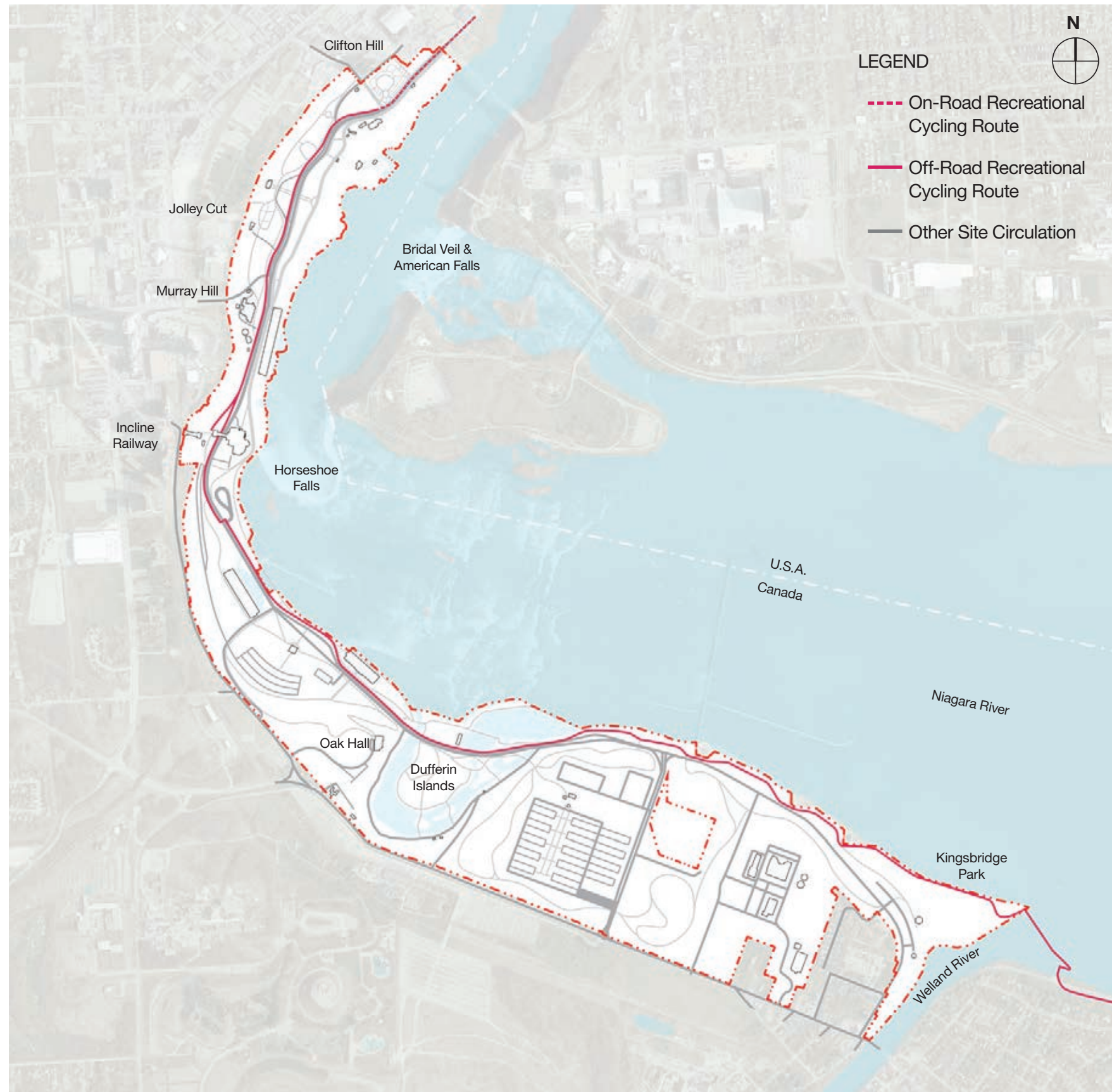


Fig. 7-4: Pedestrian Circulation



7.4.2 Recreational Cycling

The existing Niagara River Recreational Trail extends north and south from the study area. Within Queen Victoria Park, the trail has historically relied on on-road cycling which is not inviting or comfortable for recreational or occasional users. In order to improve the guest experience of cyclists, the Concept Master Plan has introduced an off-road recreational cycle track connecting the existing multi-use path at Upper Rapids Blvd. Continuing south to Fort Erie and provides an improved on-road connection at the north end of the site.

Improving recreational cycling infrastructure is key to the overall success of the Concept Master Plan as it provides an accessible and efficient mode to experience the entire park and travel quickly between separated nodes. The NPC have already begun to invest in enhanced cycling infrastructure including bike stations, including “fix-it” stations and ample locking areas.

During special events, it is recommended that cyclists of all abilities avoid cycling through the park from Fraser Hill to Clifton Hill. Signs will suggest that cyclist dismount within the core park and that pedestrians have priority.

7.4.3 Mixed Traffic Cycling

Cycling enthusiasts and experienced road cyclists will remain to be permitted to use the Niagara Parkway through Queen Victoria Park. Traffic lanes widths would be adjusted as part of the proposed reconfiguration of the Parkway to provide a more generous lane condition where possible. While using the Parkway, cyclists would continue to follow Provincial rules of the road and would operate under the same restrictions as motor vehicles.

Fig. 7-5: Cycling Circulation

7.4.4 WEGO and Coaches

Coaches and WEGO are key modes of navigation for guests through the Park and to destinations beyond. All routes and providers primarily use the Niagara Parkway within the Study Area, servicing one of three hubs. Table Rock is a major node for both WEGO and private coaches, with dedicated pick-up/drop-off loops for each.

Within QVP, WEGO operates out of Table Rock and Rapidsview primarily. The Red and Blue lines terminate at Table Rock, requiring an efficient loop to manage transfers and the large number of guests accessing the service at the system's busiest stop. The Green Line services Table Rock but terminates at Rapidsview within the Park. As destinations south of Table Rock develop, WEGO routes and termini will be reviewed and adjusted to maintain an efficient system.

During special events, WEGO adjusts routes to move guests to and through the Niagara Parks. When the Parkway is closed between Fraser Hill and Clifton, Green Line shuttles from Rapidsview to Fraser Hill can run continuous loops using Portage and Upper Rapids Blvd. An existing turnaround loop north of the Rainbow Bridge can service the Green Line northbound service. With the reconfiguration of the Falls Ave and Niagara Parkway intersection, WEGO may be able to use the new loop to provide temporary stops.

Coach bus management facilities are located at Clifton Gate House Store to service the Grand View attractions, including Hornblower Niagara Cruises, and at Table Rock. The drop-off at Clifton will operate on the northbound side of the road and significantly improves guest safety by removing the need to cross the Parkway. The drop-off location at Table Rock will be relocated to the base of the Incline Railway to allow for an improved arrival experience and to allow for expanded guest amenities around Table Rock Centre.

An additional coach parking lot is located at Rapidsview. This lot primarily supports the other coach drop-off areas. The Rapidsview Hub is accessed from Upper Rapids Boulevard instead of directly off the Parkway to simplify traffic movements and improve safety at the Upper Rapids/Parkway intersection.

During special events, coach access is limited. There may be an opportunity to maintain operations at the Clifton facility, however if the Parkway is closed to vehicles between Fraser Hill and Clifton, coaches will not be able to access the Table Rock Hub. NPC will continue to review and manage private coach access as appropriate.

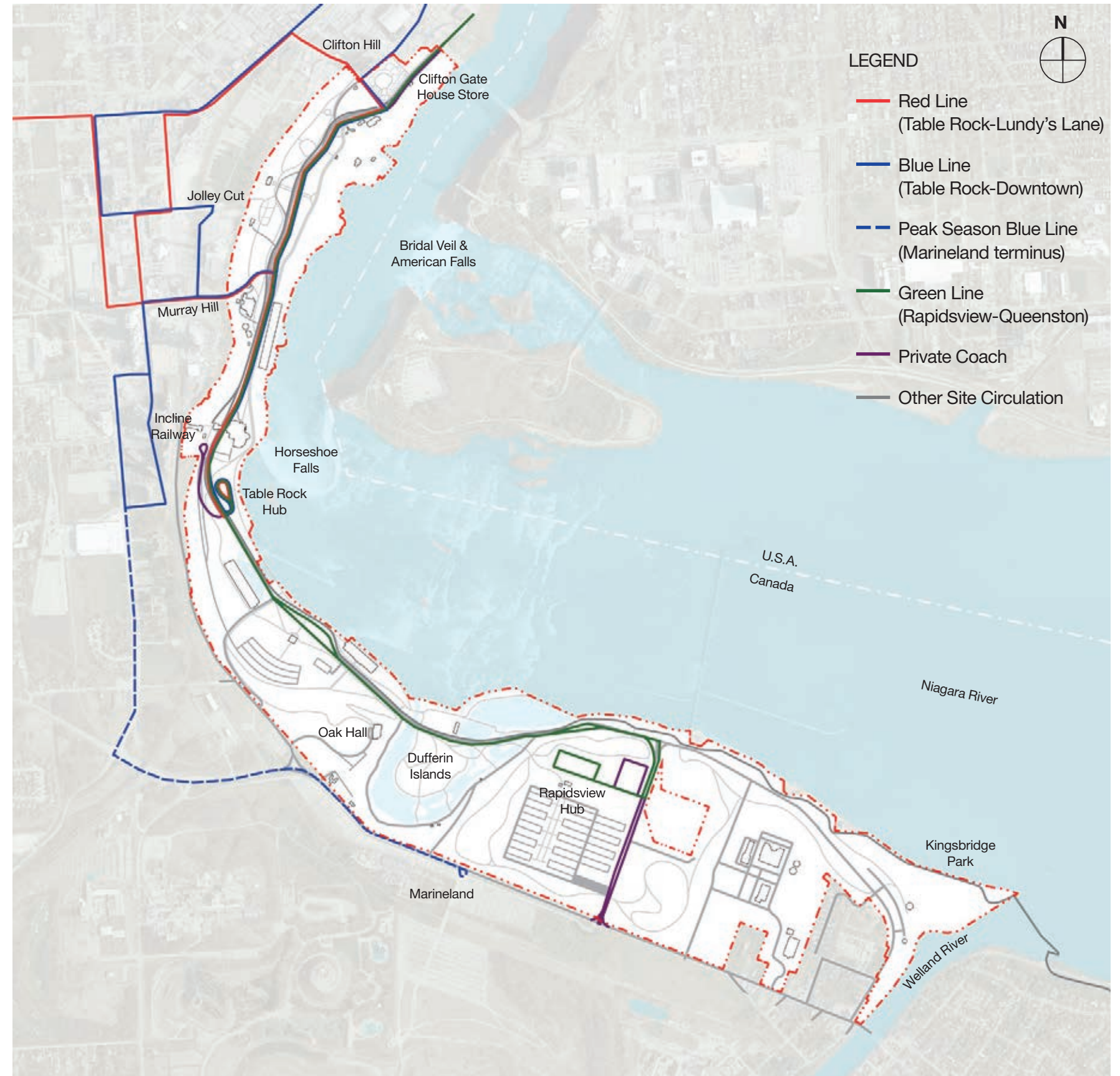


Fig. 7-6: Vehicular Circulation

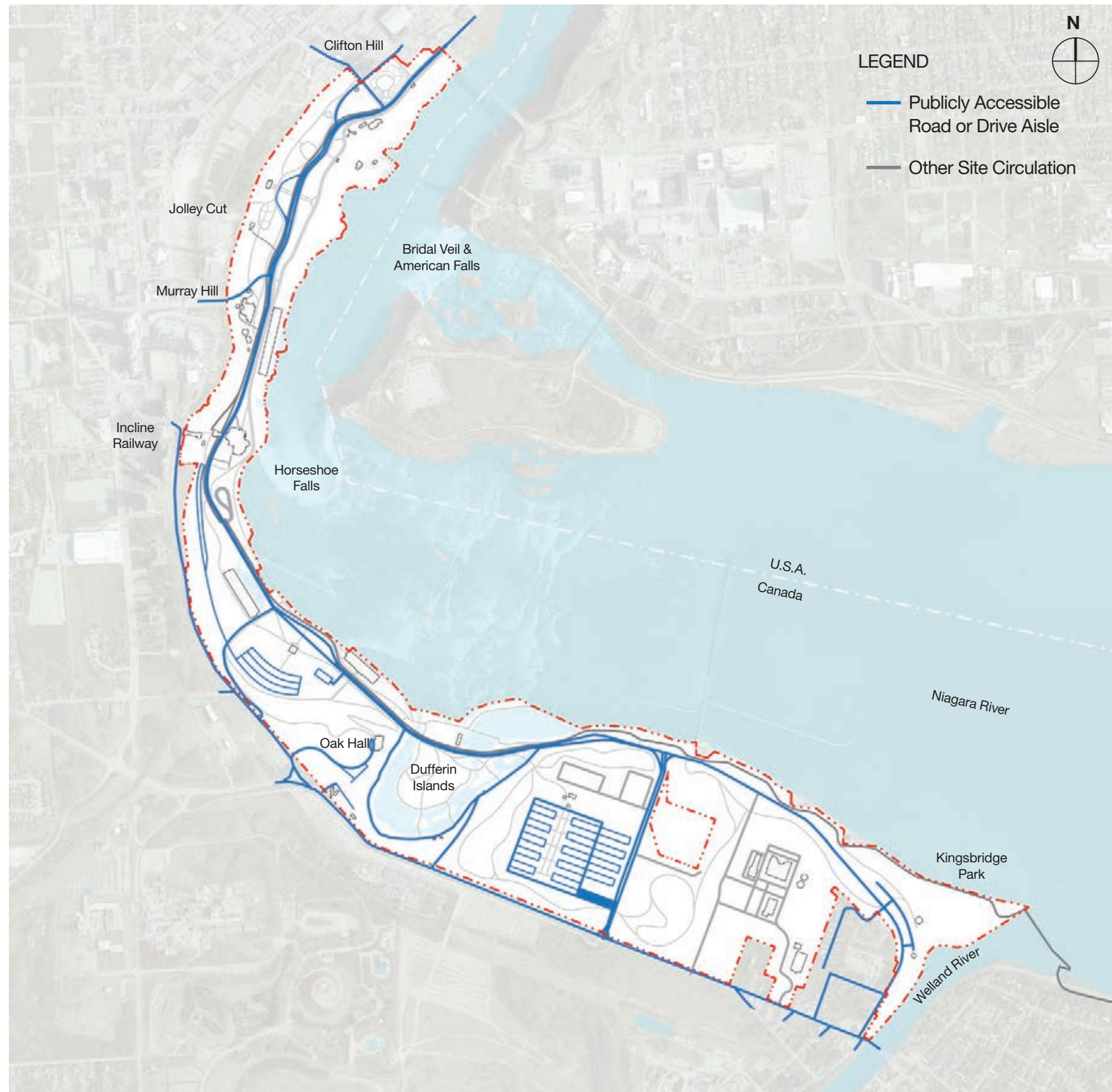


Fig. 7-7: Public Transportation Circulation

7.4.5 Private Vehicle

Minor adjustments to the Parkway, through the reduction of one northbound lane between Upper Rapids and Murray will impact how private vehicles circulate within the core park. By re-prioritizing modes of travel within the Park, the function of the Parkway will be maintained with adjustments at key locations to provide new. A new controlled access road connection at Fraser Hill will help with circulation at the Falls and Grove parking lots. Simplified intersections at Upper Rapids and Murray will each improve private vehicle circulation in different ways. Adjustments to the Falls Avenue, Clifton Hill and Parkway triangle will simplify vehicle access and improve guest safety and enjoyment at the north terminus of the Park.

Within the core park, Lay-by drop off locations at Table Rock will provide quick and safe pick-up or drop-off locations and minimize illegal stopping within the narrowed Parkway, improving overall through flow. A simplified and streamlined intersection at Murray will be safer for pedestrians to cross and easier for Provincial Offenses Officers to control leading to an improved experience for all guests. At Falls Avenue and the Parkway, adjustments to the median and intersection will allow for improved traffic movements and help distribute traffic from the 420, Clifton Hill and Rainbow Bridge. A reduction of lanes on Clifton Hill between the Parkway and Falls Avenue should be explored in collaboration with the City of Niagara Falls to provide improved pedestrian connections and improve the function of the roadways at the north end of the Parkway.

Outside the core park, the re-established connection at Fraser Hill will provide an auxiliary exit from the Falls and Grove parking lots during peak times. A reconfigured driveway at Oak Hall will provide dedicated access to the heritage estate.

Throughout the Study Area, parking will be modified and reallocated to provide improved access to new and existing nodes.

7.5 Parkway Enhancements

7.5.1 Section A: Mechanic to Upper Rapids

At the south end of the Study Area, the Parkway will remain similar to the current configuration. The two-lane roadway is sufficient for the volume of traffic. Consideration needs to be made between Mechanic Street and Rapids View Drive to facilitate access for property owners during special events. NPC should explore opportunities to coordinate with the City of Niagara Falls to provide clear signage at the south end of the site to direct guests to Upper Rapids to access parking and suggest local traffic only during special events.

The Niagara River Recreational Trail will remain as a combined multi-use trail configuration but could be expanded to a dedicated cycling route with new pedestrian pathways as guest usership changes. A generous landscape buffer of trees and landform will buffer the trail from the Parkway. Connections to new trails within new natural heritage features on the southwest side of the Parkway will connect to the Recreational Trail and enhanced natural and cultural features within the area.

Through enhanced tree planting and landscape restoration, this section of the parkway will embody the character of the scenic Parkway experience north and south of the Study Area. Enhanced lighting will provide a safer nighttime condition.



Precedent Image: Typical Parkway Condition

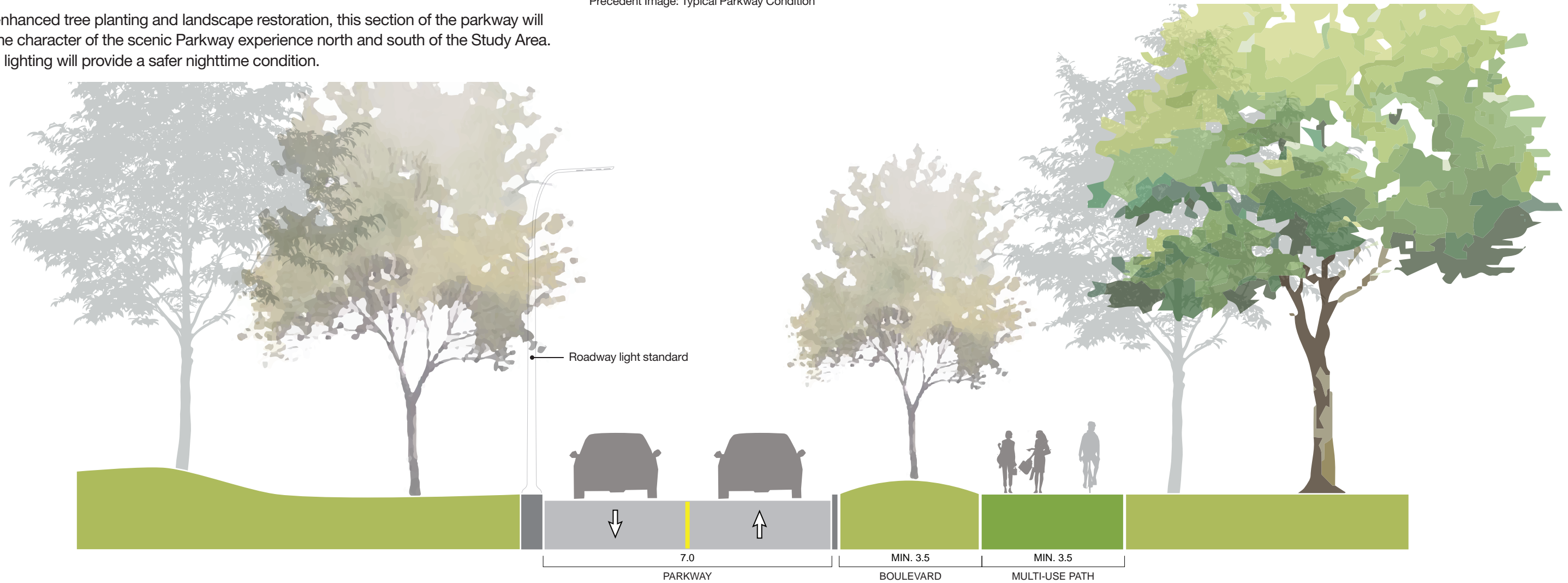


Fig. 7-8: Parkway Section A: Portage to Upper Rapids (typical) - looking northward

7.5.2 Section B: Upper Rapids to Fraser Hill

North of Upper Rapids Boulevard, the Parkway will be modified to provide enhanced landscape and recreation opportunities along the River edge. Where possible, one northbound travel lane and the central sodded median will be removed. The reclaimed road area will allow for the creation of a more generous forecourt and supporting landscape for the Toronto Power Generation Station.

The Niagara River Recreation Trail will remain a well marked multi-use path within this segment of the Parkway. As need permits, the path may be expanded or uses may be separated to create a more enjoyable and safer guest experience. The western pedestrian route will be separated from the Parkway by a generous landscape buffer. The west path may divert away from the Parkway through the Dufferin Islands in order to minimize impacts on the sensitive habitat.



Precedent Image: Multi-use Path (Hyde Park, London UK)

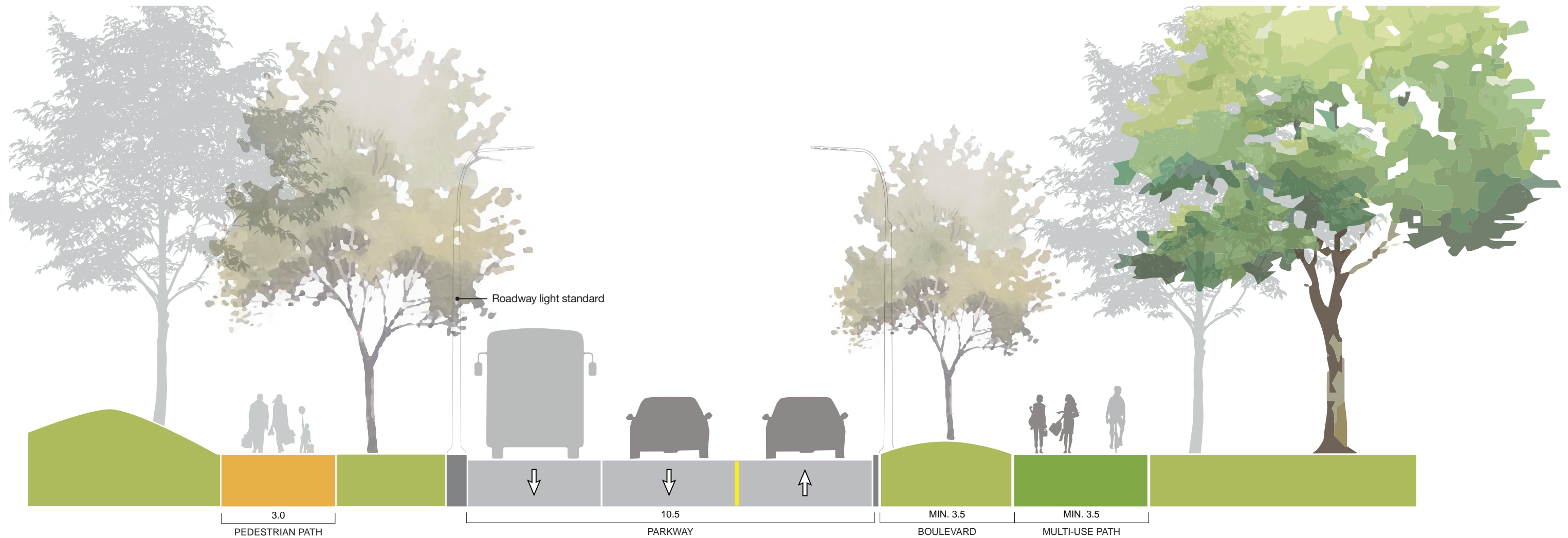


Fig. 7-9: Parkway Section B: Upper Rapids to Fraser Hill (typical) - looking northward

7.5.3 Section B1: Landscape Median

Where large landscaped medians exist, minimal adjustments to the parkway will be implemented. In order to maintain emergency access route requirements, a minimum of six metres of unobstructed road surface on each side of the median. Given the sections of median are limited, the single northbound travel lane configuration will be maintained within the Parkway. Additional roadway will be marked as left turn stacking lanes and lay-by areas for designated WEGO stops, bypass lanes and lookouts to prevent bottle-necking.

Where WEGO stops are located, pedestrian walkways will run along the roadway. Enhanced lighting on both sides of the Parkway ensure safe driving conditions in low light.



Precedent Image: Landscape Median (George Washington Memorial Parkway)

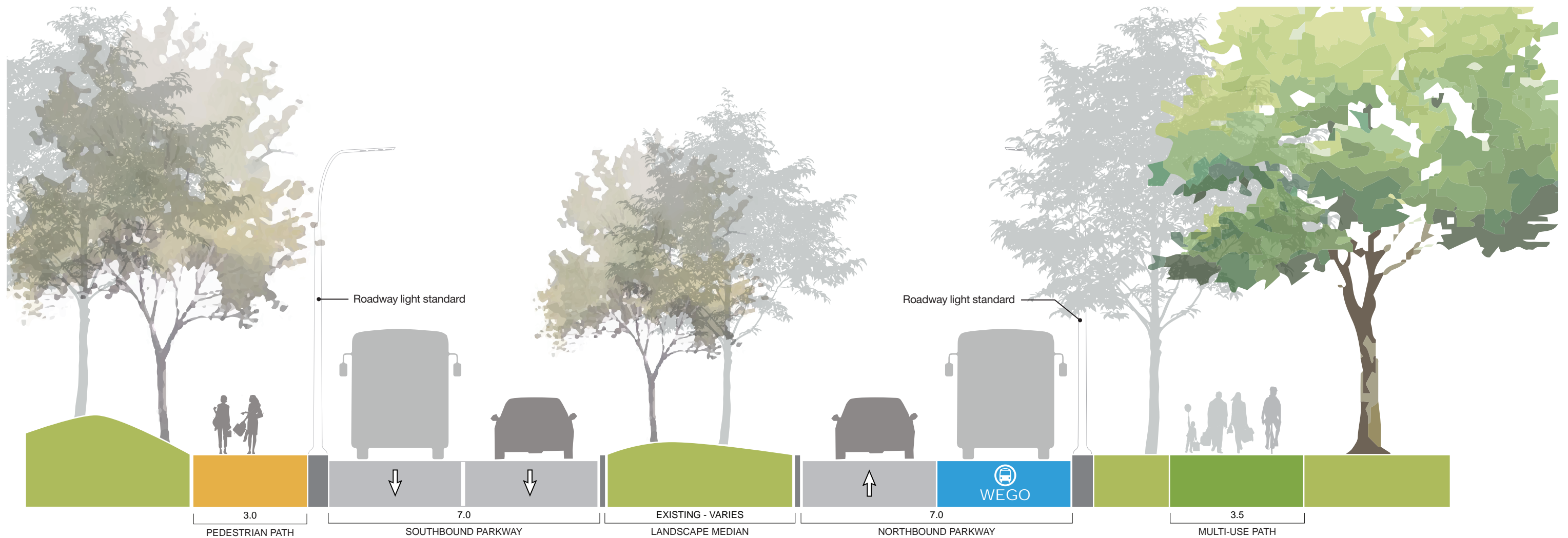


Fig. 7-10: Parkway Section B1: North of TPGS - looking northward

7.5.4 Section C1: CNPGS Bridge

At the Canadian Niagara (Rankine) Power Generation Station, the existing bridges restrict potential modifications to the Parkway and Niagara River Recreational Trail. At the south end of the forebay, the Niagara River Recreational Trail splits into a bi-directional protected cycle track and a pedestrian pathway. The cycle track occupies the road area vacated by reducing the northbound Parkway to a single lane. Given the constricted condition, curbs and bollards should be used to provide protection to cyclists. Pedestrians will continue to use the dedicated bridge along the River.



Precedent Image: Bi-directional Cycle Track retrofit

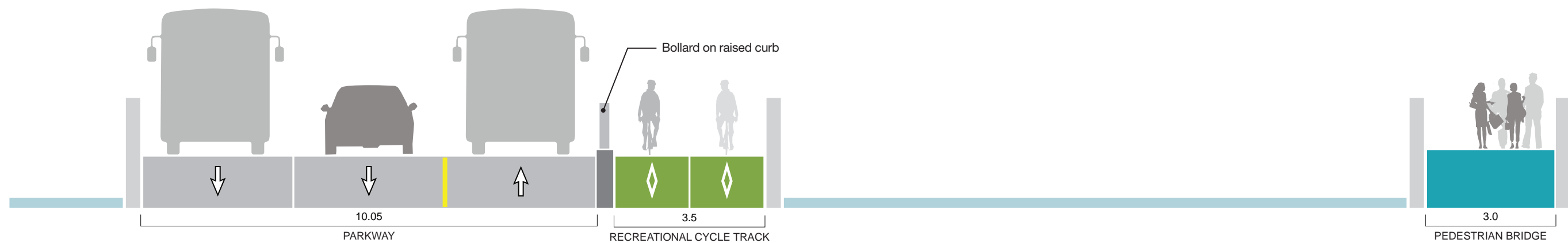


Fig. 7-11: Parkway Section C1: CNPGS Bridge - looking northward

7.5.5 Section C2: Transit Hub

North of CNPGS the Parkway remains as a three-lane roadway. An expanded cycle track remains on the east side of the road in a separated condition. A landscape buffer will separate the cycle track from the reconfigured WEGO terminal hub. Pedestrian circulation within this section of the Parkway will be concentrated to pathways along the base of the Moraine to the west and along the River to the east.

Enhanced lighting within this area will provide safe conditions while limiting visual clutter by using fixtures and poles that can provide multi-functional lighting without minimal elements.



Precedent Image: Transit Hub Structure (Wiesbaden GER)

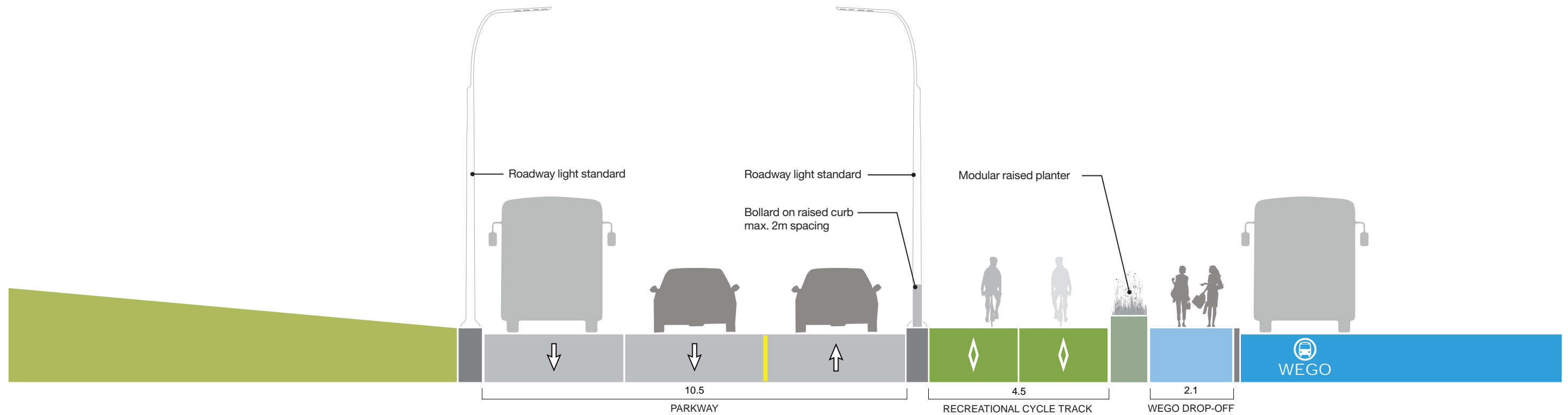


Fig. 7-12: Parkway Section C2: Transit Hub - looking northward

7.5.6 Section C3: Table Rock

The existing WEGO terminal hub will be relocated south once the existing private coach loop is relocated to a dedicated drop-off on the west side of the Parkway. A new passenger drop-off for taxis, limos and private vehicles will be located in a generous lay-by on the northbound side of the Parkway. The drop-off will direct guests to the Falls through a new Arrival Plaza. New shelter structures will provide weather protection for guests waiting at the drop-off.

The coach drop-off will have dedicated pedestrian circulation leading guests to the Bridge of Flowers to access Table Rock and reach the Falls. Enhanced landscaping and physical barriers should be explored along the coach area to deter guests from attempting to cross the Parkway at grade outside marked crossings.

The protected cycle track transitions to the west side of the Parkway north of the WEGO hub. A planted buffer can be explored between the cycle track and Parkway to enhance the protection of cyclists.

From the Arrival Plaza north to the Rainbow Bridge, enhanced lighting with new roadway fixtures will be limited where possible to the west side of the Parkway only. Site lighting within the Arrival Plaza and within the core park will provide supplementary lighting to meet standards.



Precedent Image: Arrival Plaza with Views (Edge Park, New York USA)

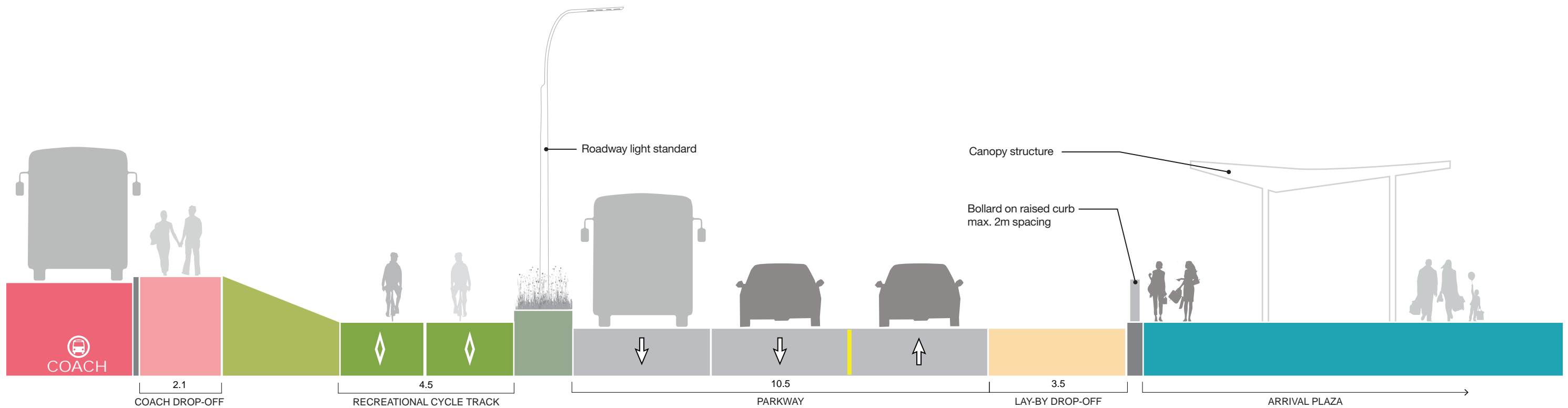


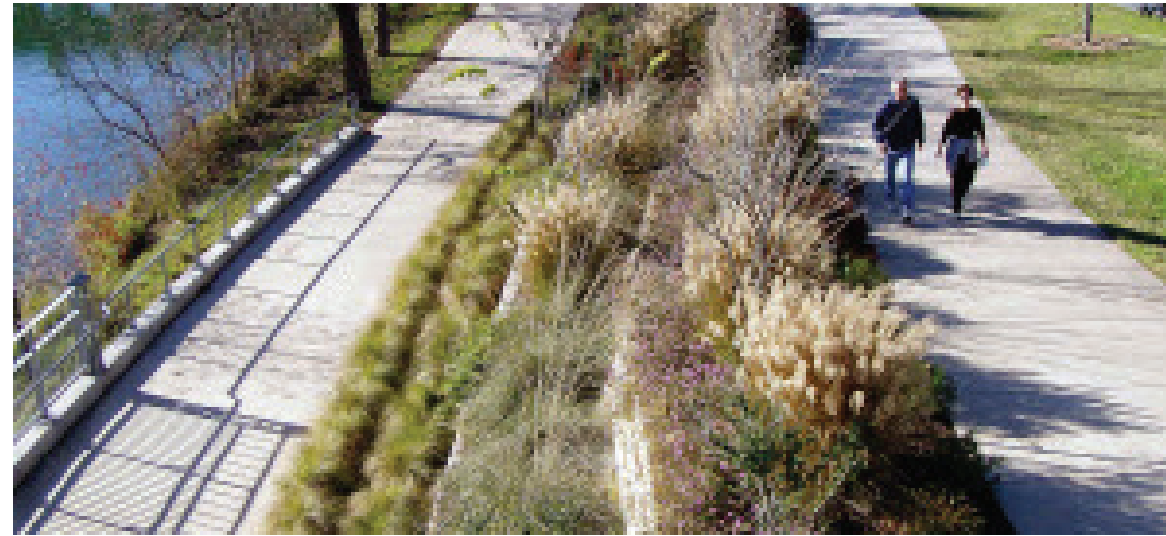
Fig. 7-13: Parkway Section C3: Table Rock - looking northward

7.5.7 Section D1: South of Illumination Tower

South of the Illumination Tower the expanded Promenade will occupy the vacated lane of the Parkway. A new planter edge along the Promenade will provide a buffer between pedestrians and vehicles, and deter unsafe pedestrian crossings.

On the west side of the Parkway, the protected cycle track will be elevated above the roadway to take advantage of existing topography and improve cyclist safety. A dedicated pedestrian pathway will be separated from the cycle track by a landscape buffer and additional grade change. The pedestrian path will allow guests to better engage with the Moraine edge.

Enhanced roadway lighting will be limited to the west side of the Parkway where possible to minimize visual clutter. Existing pedestrian heritage light fixtures will be refurbished and retrofitted with high-efficiency lamps and used throughout the core park to light primary pedestrian routes.



Precedent Image: Planted Buffer

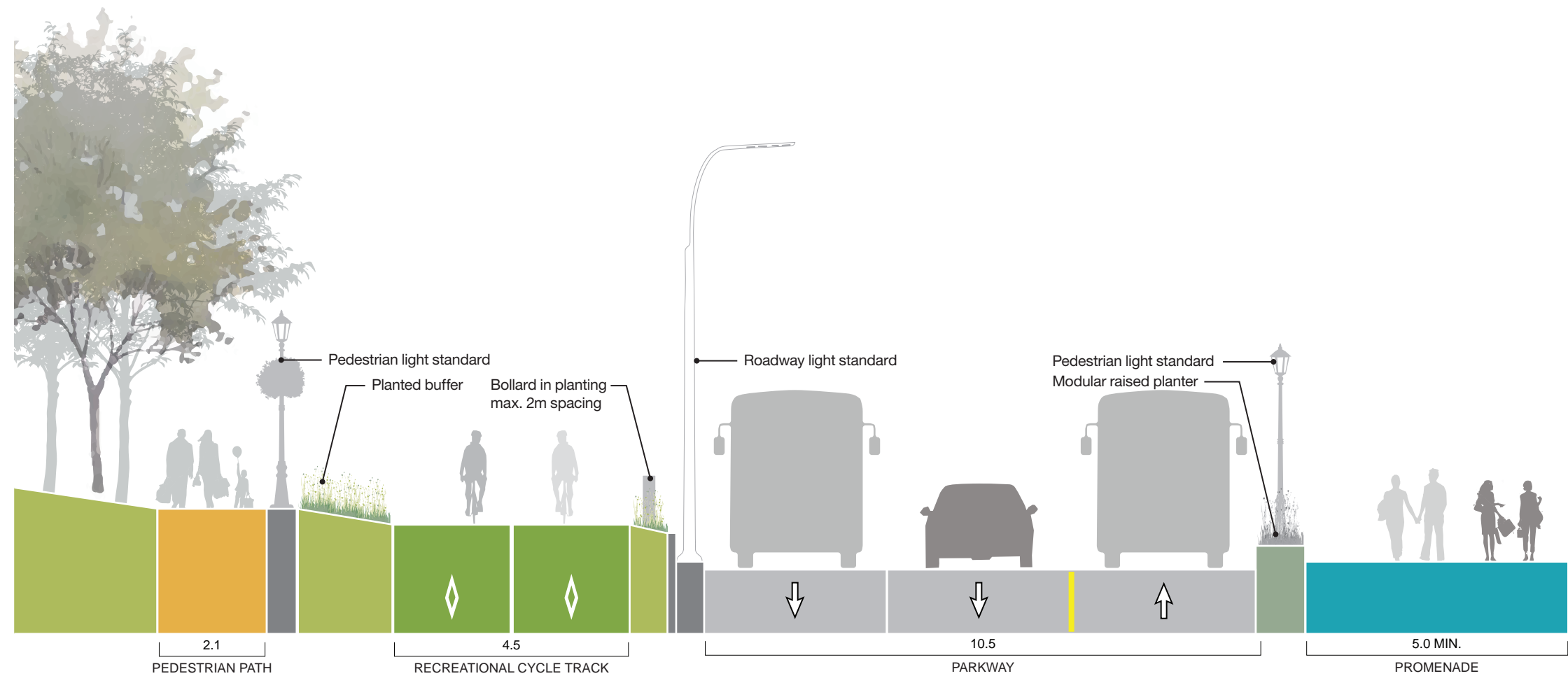


Fig. 7-14: Parkway Section D1: South of Illumination - looking northward

7.5.8 Section D2: Pinch Point

Between the Illumination Tower and Murray, the Promenade will see its most pronounced expansion from a 2.1 metre walkway to a minimum of five metres wide. The expansion repurposes a single northbound lane of the Parkway to provide the additional pedestrian space and a fixed planter to act as a buffer between pedestrians and vehicles.

On the west side of the Parkway, the cycle track is buffered from vehicles by a low landscape treatment. A minimal transition between the cycle track and pedestrian path will be provided, using fixtures, furnishing and a tactile pavement to inform both cyclist and pedestrians when they're transitioning between the spaces.



Precedent Image: Promenade (Montreal CAN)



Fig. 7-15: Parkway Section D2: Pinch Point - looking northward

7.5.9 Section E: Murray to Clifton Hill

The Parkway between north of Murray will remain mostly unchanged, maintaining a four-lane alignment. The generous landscape median will be retained with enhanced roadway lighting to improve nighttime visibility along the roadway. Central fixtures will be used where possible to minimize the quantity of fixtures needed to meet lighting level requirements and reduce visual clutter.

A planted buffer will be added along the east side of the Parkway to protect pedestrians from vehicles and help delineate safe crossing locations. On the west side of the Parkway the cycle track will be separated from the Parkway using bollards to allow for porosity during special events but maintain safe conditions when the Parkway is operational. A minimal transition between the cycle track and pedestrian path will be provided, using fixtures, furnishing and a tactile pavement treatment.



Precedent Image: Cycle Track within a Plaza (Queens Quay, Toronto CAN)

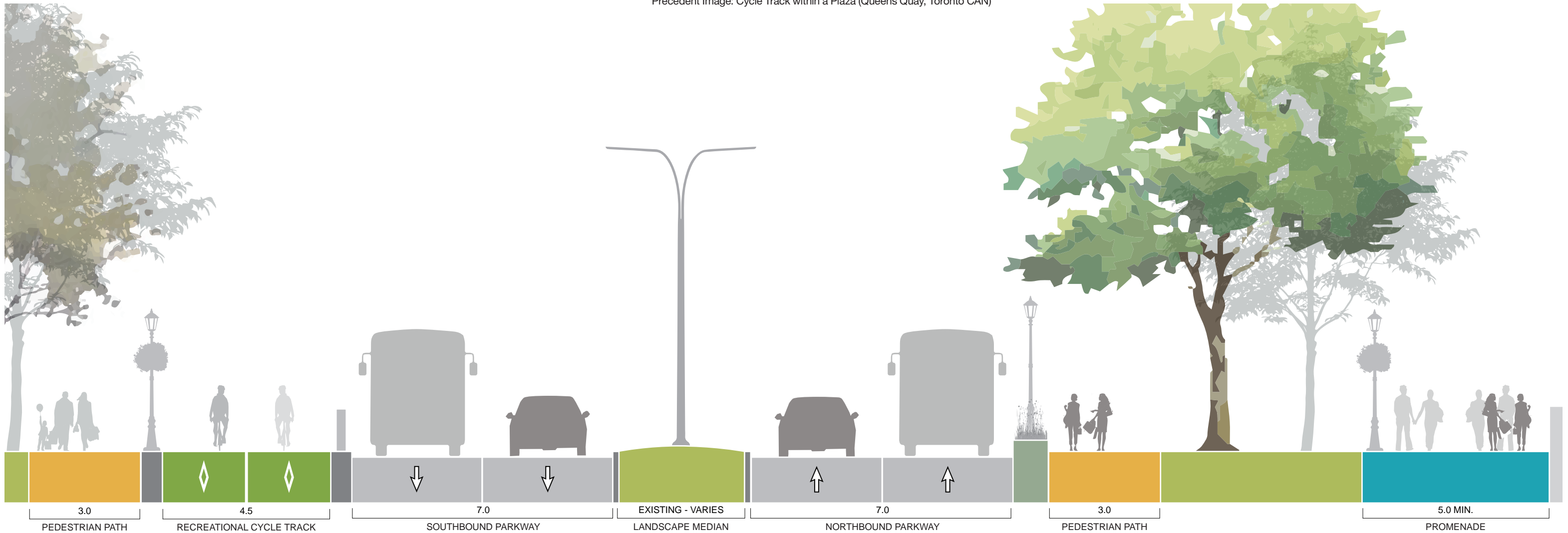


Fig. 7-16: Parkway Section E: Murray to Clifton Hill - looking northward

7.5.10 Section F: Clifton Hill to Rainbow Bridge

North of Clifton Hill, the landscape median and median parking are removed to provide a dedicated coach drop-off lay-by along the east side of the Parkway. Due to spatial constraints, the Niagara River Recreational Trail transitions to a shared on-road condition.

The existing pedestrian sidewalk on the west side of the Parkway, adjacent to Oakes Garden Theatre and Rainbow Gardens, will remain as it is today.



Precedent Image: Ribbon Gardens

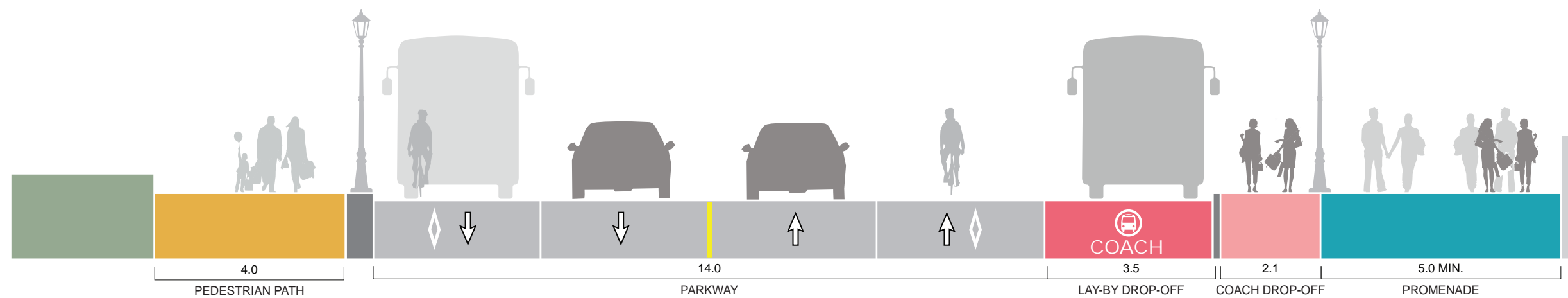


Fig. 7-17: Parkway Section F: Clifton Hill to Rainbow Bridge - looking northward





8/ Concept Master Plan

8.1 Framework

As discussed in previous sections, the Study Area is arranged based on a framework of networks, precincts and nodes. Within the Concept Master Plan vision, these elements structure the character and guest experience of the entire Park and individual areas.

Networks are how guests circulate through the Study Area. The Parkway and Niagara River Recreation Trail form the primary circulation networks within the Park. Smaller loops and pathways form the secondary networks within the site. The networks can be experienced using different modes of transportation which also impact how the Park is experienced.

Precincts are districts of related activities and experiences that combine to create a tangible place within the Park. These districts can be defined by a single central node that is unlike the surrounding nodes, such as the Dufferin Islands, or a collection of nodes, such as the Falls precinct that extends from the Rainbow Bridge all the way to Table Rock and the Falls.

Within precincts the nodes create unique moments and experiences for guests. These nodes can be attractions and activities or just significant moments within a larger experience. Through consultation with stakeholders, three nodes within the Park were identified as critical to the overall success of the Niagara Parks as well as the Queen Victoria Park Concept Master Plan. These nodes represent the locations of major revenue generation activities and key iconic guest experiences. The three benchmark nodes are Table Rock Innovation Plaza, Queen Victoria Welcome Square, and Clifton Promenade. These major nodes will enhance arrival experience by showcasing brand activation opportunities, showcasing icon views and experiences, and supporting multi-cultural themed events. The nodes are primarily designed to be spaces for pedestrians then cyclists while continuing to address bus (both WEGO and tour bus) and passenger vehicle circulation.

Table Rock Innovation Plaza will integrate improvements of the Table Rock Revitalization project with enhanced landscape spaces, guest amenities and improved circulation and access. A small section of the OPGS tunnels would be exposed to create a unique plaza space and memorable arrival experience from the new coach drop-off and Incline Plaza.

Improvements at Queen Victoria Welcome Square will create a new integrated public space, relocate and improve parking options for the north park and reconfigure the Murray St. intersection with the Parkway to improve pedestrian safety.

Clifton Promenade will relocate private tour management to minimize unsafe pedestrian crossings, reduce vehicular conflicts by eliminating inefficient median parking, create opportunities for combining smaller park parcels into a cohesive landscape experience at the base of Clifton Hill. The Master Plan would enhance the visibility and character of Grand View Marketplace and create a continuous pedestrian experience along the parapet wall.



Fig. 8-1: Benchmark Nodes

8.2 Strategies

8.2.1 Enhance Pedestrian and Cyclist Connections

The Niagara Parkway provides an important linkage through NPC lands. The Master Plan maintains this linkage while addressing issues of guest security and safety. The pedestrian promenade is proposed to be expanded to a minimum of five metres wide and protected with a permanent barrier adjacent to the Parkway. Safety improvements to WEGO infrastructure is also proposed in the Plan with the redesign of WEGO stops into lay-by pull off areas to reposition the bus outside of live traffic lane. Improvements to group tour bus management at both Falls Avenue and Table Rock will reduce conflicts between pedestrians and traffic while reducing walking distances to attractions.

Key to the success of the Plan is the establishment of a connected network for both pedestrians and cyclists throughout the Park. Cycling has been identified as the ideal mode of travel within the study area to reduce the travel barriers between nodes. Distances that are too great to be walked can easily be cycled by the recreational cyclist. The integrated cycling network is off road where possible and will establish service hubs and docking stations at nodes to encourage visitor exploration.

8.2.2 Reconfigure Vehicular Infrastructure

Changing the relationship of the park to vehicular traffic is key to improving guest experience and safety. The Plan identifies areas for reduction in pavement, adjustments to the widths of traffic lanes, reductions in the size of parking areas and recommendations for new permeable pavement surfaces with the goal to improve guest experience and safety and create new opportunities for events space and public realm.



Existing Conditions



Hyde Park



Existing Conditions



Missouri Botanical Garden

8.2.3 Showcase Local Culture and Heritage

The plan identifies new opportunities for activation and programming. These spaces will be designed as multi-purpose spaces for showcasing natural and cultural heritage, for hosting events, and seasonal parking for revenue generation. These areas also offer further opportunities for integration of low impact storm water design management through exposure and integration of NPC infrastructure such as the network of hydro tunnels, opportunities for celebrating cultural and heritage storytelling in a unique NPC experience.

8.2.4 Restore Ecology

The Plan enhances existing open space within the study area with a focus on reinforcing its unique ecosystem, while improving the overall guest experience. These opportunities include an increase in planting along the shoreline and the restoration of grassland habitat on lands between the Maintenance Centre and Upper Rapids Boulevard. The master plan also identifies enhanced protection of wetland habitat at Dufferin Islands, and reductions in impervious pavements, and introduction of planting and stormwater treatment at parking areas.



Existing Conditions



Thames River Barrier Park



Existing Conditions



Restored Grassland



Fig. 8-2: Queen Victoria Park Concept Master Plan

8.3 Illustrative Concept Master Plan

The 10-year Concept Master Plan for Queen Victoria Park provides the opportunity to better understand and re-frame the way that guests can physically and cognitively connect with Niagara Falls and the rich cultural landscape that defines the park. It identifies areas for protection, enhancement, as well as new opportunities for site re-organization, innovative design, new programming, and revenue generation.

Our approach has included detailed analysis and inventory of existing conditions, identifying challenges and opportunities for the study area. Using focused design workshops and charrettes, the design team has developed an understanding of the primary goals of each discipline. A framework, along with high level design options, has been developed to structure and ground the overall concept.

Project objectives, established by the NPC, and guiding principles have informed the development of design concepts, prioritization of specific moves and areas of the site, and anticipated project implementation and phasing.

8.3.1 Overall Concept

The Master Plan for Queen Victoria Park focuses on providing the best overall guest experience through redefining the relationship of pedestrians and visitors to the falls, river and heritage landscapes and features. The plan reinforces and enhances existing features, celebrating and reframing views to the falls, while proposing a shift and reorganization of the layout and position of the main parkway.

By doing so, new park areas and opportunities are created. New nodes, gathering points, and flexible spaces for a range of activities and events are made possible. Proposed adjustments to the parkway and parking areas will also allow for the creation of new pedestrian and cyclist circulation routes, enhancing the overall experience of the falls. Through strategic ecological restoration, a new narrative with new connections to its rich natural heritage and history are established. The Master Plan envisions Queen Victoria Park as a dynamic integrated space, one that builds on its rich history, natural features, with a new framework, and organization that will allow for the park to meet the changing evolving needs of the NPC.



8.4 Park-wide Enhancements



Fig. 8-3: Park-wide Improvements

Through the development of the Concept Master Plan, several improvements were identified that carried through multiple nodes and precincts. These improvements can be categorized as enhanced connections, infrastructure improvements, heritage enhancements and ecological restoration and adaptation.

Enhancements to the Niagara River Recreational Trail and Parkway create improved circulation and enhance the guest experience. Throughout the Park, these route connect almost all precincts and nodes and form the central mode of navigation. A consistent character and materiality should be implemented Park-wide to enhance the function of these networks and ensure they are clearly legible as a continuous path regardless of where in the Park they are experienced.

Site-wide infrastructure improvements will be critical for the operation of the Park. The Concept Master Plan looks to redistribute the inventory of parking to more convenient locations throughout the Park to provide improved access to a variety of destinations within QVP. WEGO facilities will be improved through the integration of lay-by stops throughout QVP and reconfigured terminal hubs at Table Rock and Rapidsview. The private tour coach bus management facilities will be improved at both Table Rock and the Clifton Gate House Store, simplify guest access. Additionally, NPC will review the bus management staging and access to develop an integrated system that improves access and efficiency for private tour operators. Lighting throughout the Park will be reviewed and through the development of a Niagara Parks replacement and refurbishment strategy, more sustainable and safer lighting options will be developed of all of the Niagara Parks.

Through the implementation of the Concept Master Plan, opportunities to implement thematic interpretive experiences and tours will encourage guests to venture outside the core park. Marked self-guided routes will integrate interpretive signage and wayfinding implemented as part of the NPC Brand refresh.

Throughout horticultural display gardens within the Park, NPC will continue to integrate native and adapted plants to showcase unique Niagara flora and reduce maintenance requirements. Adjacent to new and existing hard surfaced areas, especially parking lots, NPC will implement LID structures to mitigate stormwater runoff quantity and quality. LID features will showcase NPC's commitment to ecological stewardship and innovation.

These Park-wide improvements will be integrated within the precincts and at specific nodes to enhance the overall implementation of the Concept Master Plan.



Fig. 8-4: Park-wide Parking Reallocation

8.4.1 Parking Reallocation

Within the Study Area, the existing 2018 inventory of parking met the typical operating requirements for NPC, however, the distribution of parking throughout the site did not ideally support programming. Through the proposed gradual reallocation of parking, the NPC will be able to rebalance parking with pedestrian spaces within the core park, provide adequate parking for new and developing nodes and increase the inventory of accessible spaces in preferred locations throughout the Park.

Lot Name	Existing Revenue Generating Capacity	Reallocated Parking Capacity
Parkway Median	28	<i>Removed</i>
① Falls Avenue Lay-By - New	-	30 (16)
② Police Loop	22 (7)	22 (7)
③ Murray/QVP - New	-	130 (6)
Queen Victoria Place	46 (1)	<i>Removed</i>
④ Falls	561 (11)	330 (24)
⑤ Grove	300	450 (20)
⑥ Floral Showhouse	66 (2)	65 (10)
⑦ Dufferin Islands	151 (2)	150 (4)
⑧ Rapidsview	1531 (15)	1525 (30)
⑨ Kingsbridge Park	281 (5)	280 (14)
Total	2984 (21)	2985 (131)

Table: Existing and Future Parking Inventory - accessible inventory in parentheses

8.5 River Precinct



Fig. 8-5: River Precinct Improvements

Existing Conditions

The River precinct is defined by a series of spaces that are undefined and underutilized with a lack of identity or relationship to the larger park and Niagara River. Pedestrian access is limited, with minimal trails and connections and physically separated from the water's edge by a chainlink fence.

Master Plan Improvements

The Master Plan proposes maintaining the existing location and width of the parkway, with adjustments to driveways and parking at Kingsbridge Park. The major move involves a larger reorganization of the terrain, introduction of a rolling topography, and a phased ecological restoration. The proposed landform provides a framework and structure, organizing pathways and trails and systems of connectivity, framing views to the River and internal spaces, and creates opportunities for programming, a new ecosystem and creation of habitat.

Priorities

Immediate:

- Provide safe guest experiences through limited physical access to Niagara River edge

Mid- to Long-Term:

- Encourage unique and diverse interpretive elements
- Provide opportunities to experience unique river and park views

Ongoing Landscape Management:

- Restore and mitigate shoreline degradation
- Restore and enhance Parkway planting



Fig. 8-6: Kingsbridge Park Area Enlargement

8.5.1 Kingsbridge Park Node

Existing Conditions

Serving primarily as picnic grounds and a community park for the neighbourhood of Chippawa in Niagara Falls, Kingsbridge park is located at the junction of the Welland River (Chippawa Creek) and the Niagara River. The park also includes a large parking lot, children's play structure and splash pad.

Kingsbridge Park also serves as the connection point for the Niagara River Recreation Trail heading north from Fort Erie into the Queen Victoria Park study area. The trail connects via a pedestrian bridge at the mouth of the Welland River (Chippawa Creek), providing a continuous trail network for the southern portion of the 56km long Niagara Parks.

Master Plan Improvements

Key improvements to this node include creating an iconic feature with potential to highlight the cultural and historical value of this unique setting. An enhanced gateway marking the entrance to the Queen Victoria Park area, and providing clear wayfinding and orientation for the larger Niagara Parks system would be created at the intersection of Mechanic St. and Niagara Parkway.

The site improvements within the existing bounds of Kingsbridge Park would include enhancing the existing picnic areas, providing year-round washroom facilities with water stations for recreational trail users and enhancing plating along the Parkway to reinforce the scenic drive experience.

In order to facilitate these improvements, the existing parking would be reconfigured to maintain current counts, providing a more efficient layout and reducing maintenance requirements. The reconfigured parking would continue to support the staging requirements for the activities and events already hosted at Kingsbridge Park.

Priorities

Mid- to Long-Term:

- Provide iconic experience to enhance character
- Balance parking with guest access and amenities
- Enhance guest facilities, including washrooms



Fig. 8-7: Water Gates and River Lookout Area Enlargement

8.5.2 Water Gates Node

Existing Conditions

The site adjacent to the OPG Water Gates is defined by an existing asphalt pathway, lawn and recently planted sapling trees. A security fence separates the OPG operational facilities from the publicly accessible pathway.

Master Plan Improvements

Through the strategic reorganization of the Niagara River Recreational Trail, expanded tree and shrub planting, and the subtle manipulation of the topography to minimize the visual impact of the security fence, the landscape improvements will enhance and frame views to both the River and the iconic structures. Opportunities also include incorporating interpretive signage, with the goal of integrating the story of the infrastructure with the history of the park.

Priorities

Mid- to Long-Term:

- Showcase unique contemporary power generation stories

8.5.3 River Lookout Node

Existing Conditions

The site is defined by an asphalt lay-by with a minimal pedestrian pathway and timber split rail fence, with open views to the Niagara River.

Master Plan Improvements

The Master Plan proposes to remove the vehicular lay-by, and create a new lookout with a focus on encouraging new experiences within the Park. Improvements would include a new shade structure and seating opportunities to create a place of refuge along the Niagara River Recreational Trail. Expanded paved areas would allow for stopping and resting, while enhanced planting and framed views would provide visual interest.

Priorities

Mid- to Long-Term:

- Balance vehicular and pedestrian use of park space
- Enhance key views within the Park and towards the river
- Improve guest facilities on the Niagara River Recreational Trail

8.6 Tablelands Precinct

Existing Conditions

The lands that currently within the Tablelands precinct are a collection of remnant fallow fields that were primarily used for production, storage, stockpiling and as ongoing maintenance yards. Mostly defined by varying succession planting, with a portion of the Northern and Western edge of Rapidsview Parking and Bus Management area identified as Environmentally Sensitive Areas.

Master Plan Improvements

Proposed improvements include enhancing the naturalized character of the space through strategic planting, screening and habitat creation. In addition, a system of trail and pathways can be introduced with educational interactive features, LID features and Natural Heritage Interpretation.

Priorities

Mid- to Long-Term:

- Connect to new and existing trail networks to expand opportunities for new park experiences
- Promote active recreation and a connection to nature through interpretive elements

Ongoing Landscape Management:

- Restore and enhance natural heritage through habitat restoration and mitigation of invasive species



Fig. 8-8: Tablelands Precinct Improvements



Fig. 8-9: Rapidview Area Enlargement

8.6.1 Rapidview Node

Existing Conditions

Rapidview currently serves as overflow parking for the core park precinct. Parking Lots were established at Rapidview in 1985 in conjunction with the introduction of the people-mover transit system (now operated as WEGO) for QVP and the surrounding area. The parking lots currently accommodate 1531 cars (with 15 accessible parking spaces) and provide bus parking space for 39 busses. The transit hub at Rapidview also houses a seasonal Welcome Centre and washrooms.

Master Plan Improvements

In response to adjacent improvements and precinct-wide enhancements, key Master Plan improvements for this node will include extensive landform and ecological restoration and enhancement of the landscape in the vicinity of the Parkway. Further trail enhancements would be implemented providing opportunities for showcasing the natural heritage of the area and framing views. Access to the WEGO bus loop and coach parking would be relocated away from the Parkway to further enhance this revitalized experience.

At Rapidview, the parking lots would be optimized and greened to create a more inviting and enjoyable arrival experience. The Welcome Centre would be enhanced and washroom facilities would be available year-round. Relocating the Miniature Village display to Rapidview provides a value added experience for guests waiting for WEGO as well as opportunities to expand the display to provide interpretive experiences tied directly to the heritage of the Park.

Priorities

Mid- to Long-Term:

- Balance parking with guest access and amenities
- Enhance sustainability through integration of LID features



8.6.2 Grasslands Node

Existing Conditions

The Grasslands make up a large portion of the Tablelands precinct. Currently, the majority of the space is defined by varying degrees of naturalizing succession ecologies. Historically this area has been used as a production landscape, and various forms of storage and stockpiling has occurred within the area.

Master Plan Improvements

Building on the larger vision for the Tablelands, the Grasslands node provides opportunities for the reestablishment of a biodiverse landscape ecology. The Master Plan proposes a system of pathways and trails allowing pedestrians to experience the rich natural heritage that defines the Niagara area. Improvements for the Grasslands area include landform, habitat restoration, a hierarchy of trails, and a shelter/amenity node with educational interpretation, washrooms and innovative food and beverage retail opportunities.

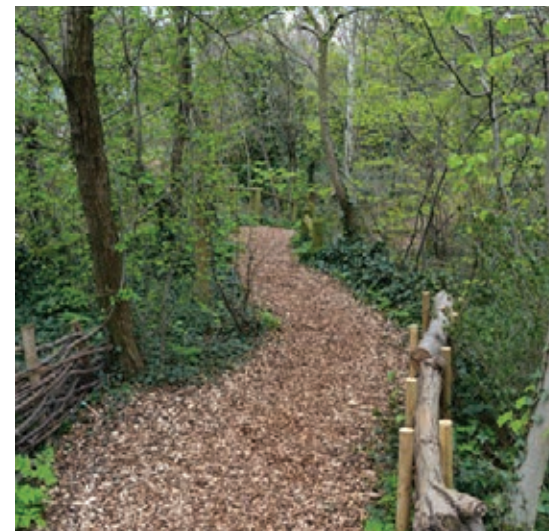
Priorities

Mid- to Long-Term:

- Develop thematic experiences to enhance and support natural heritage restoration
- Leverage unique and innovative guest amenities to enhance new experiences

Ongoing Landscape Management:

- Provide enhanced trail connections to help tell unique stories
- Restore and enhance natural heritage through habitat creation and invasive species mitigation



8.7 Islands Precinct

8.7.1 Dufferin Islands Node

Existing Conditions

Following the construction of the OPGS Screen House, Forebay and Gate House, the Dufferin Islands were developed formally as a destination within Queen Victoria Park and the Niagara Parks. Islands and wetlands have been documented within this area since well before Queen Victoria Park was established, however the islands that are present today are an entirely reconstructed naturalized landscape. The Dufferin Islands have included bathing grounds, paddle boating and picnic areas which made the area a destination when it was first developed. Though swimming areas and water sports no longer exist within the Dufferin Islands, it has now become a valuable space to observe wildlife and unique ecological habitat.

Master Plan Improvements

The primary Master Plan improvements to this node will build on existing initiatives to enhance and regenerate the unique ecological systems identified within the sensitive lands. Early efforts will be focused on consolidating pathways and formalizing pedestrian routes with boardwalks to deter trampling within the islands. Ongoing management of the islands and development of creative and effective measures to prevent invasive species and habitat degradation will be the primary focus within the islands.

Priorities

Mid- to Long-Term:

- Restore and consolidate access routes to preserve sensitive ecological areas

Ongoing Landscape Management:

- Restore and enhance natural heritage through habitat creation and invasive species mitigation within the unique island ecologies

8.7.2 Rapids Lookout Node

Existing Conditions

The area identified as Rapids Lookout Node is a vegetated peninsula that extends into the river enclosing the Outer Forebay of the OPGS intake tunnels. Currently the area is closed to the public.



Fig. 8-10: Islands Precinct Improvements

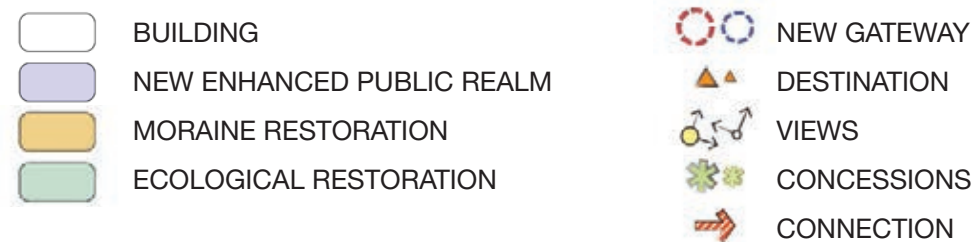




Fig. 8-11: Dufferin Islands, Rapids Lookout and OPGS Gate House Area Enlargement

Master Plan Improvements

Based on its location and proximity to the River, the edge of the Outer Forebay provides unique opportunities within the larger circulation system, and views for experiencing the River and areas of the park. Improvements would involve restoration of pavements, surfaces, upgrade and replacement of protective guardrails, and enhanced planting and views.

Priorities

Immediate:

- Provide safe guest experiences through limited physical access to Niagara River edge

Mid- to Long-Term:

- Provide new connections to link program and spaces, enhancing the overall guest experience of the Park

8.7.3 OPGS Gate House Node

Existing Conditions

The Gate House and Forebay structures were completed to provide an inlet for water powering the OPGS Power Station at the base of the Falls. The structures were decommissioned when the Power Station ceased operation, however, their presence in the landscape of QVP is significant.

Master Plan Improvements

Following a detailed assessment of the attributes and opportunities for adaptive re-use, the Gate House will be considered as a potential Welcome Centre for the Islands precinct. Improvements would focus on creating accessible and unique guest amenities and enhancing the overall cultural heritage value of the Islands precinct and the Park.

Priorities

Mid- to Long-Term

- Leverage unique and innovative guest amenities to enhance new experiences through adaptive re-use of heritage structures

8.8 Outlook Precinct



Fig. 8-12: Outlook Precinct Improvements

Existing Conditions

Oak Hall is physically removed from the Parkway experience and can only be accessed from Portage Rd. Oak Hall primarily functions as administrative offices for NPC, while the estate grounds were converted to a par-3 golf course following recommendations of the 1969 Master Plan. Apartments occupy the buildings adjacent to Portage Rd.

Master Plan Improvements

New enhanced pedestrian connections to Oak Hall, via the reconstruction of the Fraser Hill vehicular route and re-establishment of the former carriage way access down the moraine slope to connect to the Parkway, will create a walking loop and reconnect the precinct to the Park. The former golf course area will be ecologically restored to include a series of informal and formal pathways, allowing for an enhanced guest experience. The Oak Hall Apartments will be assessed for conversion to administrative office for NPC.

Priorities

Mid- to Long-Term:

- Develop thematic experiences to enhance and support natural heritage restoration of the moraine and estate grounds
- Promote restoration and adaptive re-use of the apartments to enhance the cultural heritage of the Park

Ongoing Landscape Management:

- Provide enhanced trail connections to help tell unique stories
- Restore and enhance natural heritage through habitat creation



Fig. 8-13: Oak Hall Area Enlargement

8.8.1 Oak Hall

Existing Conditions

Oak Hall is the administrative headquarters of NPC. The grounds immediately adjacent to the historic estate contain several traditional horticultural display gardens and buffer plating adjacent to the golf course. The current driveway and parking lots are accessed directly from Portage Rd. through a set of heritage gates.

Master Plan Improvements

An open space with formal gardens exhibiting both ornamental and naturalized plantings will be created adjacent to the Oak Hall for events and park functions. NPC will explore opportunities to re-route the ceremonial driveway access to Oak Hall to enhance the overall cultural heritage and provide separate routes for administrative and guest access.

Priorities

Mid- to Long-Term:

- Create enhanced cultural heritage experiences through revitalized access routes and connections, enhancing the arrival experience to key destinations within the Park
- Leverage unique and innovative horticultural displays to enhance new experiences
- Provide enhanced connections to help tell unique stories



Formal strolling gardens (Trentham UK)



Ornamental naturalized planting (Jones Road estate, Illinois USA)

8.9 Rapids Precinct

Existing Conditions

Between Dufferin Islands and Table Rock are three significant cultural heritage structures and landscapes: The Floral Showhouse, the Toronto Power Generating Station, and the Canadian Niagara (Rankine) Power Generating Station. These buildings directly inform the contemporary history of the site, but each sit within landscapes that no longer celebrate their significance.

This precinct also provides a significant amount of parking for the core park during peak season. The seasonal parking lot can accommodate an additional 300 vehicles and significantly contributes to the overall revenue generation of Queen Victoria Park. The parking is currently accessed from a truncated segment of Fraser Hill Rd from the Parkway. This access is shared with the 560 vehicle Falls parking lot and can contribute to congestion along the Parkway in peak season.

Master Plan Improvements

The current Grove parking lot would be converted into a flexible surface parking lot that would function as a parking lot and a programmable plaza space for special events and festivals. The location would shift towards the river to facilitate restoration of the treed moraine, and connect the lowland portion of the trail loop between CNPGS, Fraser Hill and Oak Hall.

The Parkway within this precinct will be reconfigured to accommodate two southbound lanes and one northbound lane. The Parkway right-of-way will also incorporate improvements to WEGO stops and increased opportunities for pedestrian crossings that will improve connections across the Parkway and create more opportunities to enjoy various spaces within the precinct and experience several nodes within a reasonable walking distance.

Priorities

Mid- to Long-Term:

- Enhance the horticultural experience, demonstrating the continuum of NPC's nature from formal to representative ecological gardens.
- Enhance arrival experience to promote the connectivity of the Park.

Ongoing Landscape Management:

- Restore and mitigate shoreline degradation north of TPGS



Fig. 8-14: Rapids Precinct Improvements



Fig. 8-15: Floral Showhouse and Power Stations Area Enlargement

8.9.1 Floral Showhouse Node

Existing Conditions

The Floral Showhouse occupies a place of prominence within the Park, centred between the heritage Power Stations. Greenhouses and garden outbuildings were constructed at the current site starting in 1894. Expanded in 1909, the contemporary atrium was added in 1980. The intricate horticultural displays within and surrounding the Floral Showhouse are a source of pride for the Park. The existing Grove parking lot currently holds 300 cars and is typically at capacity during peak season.

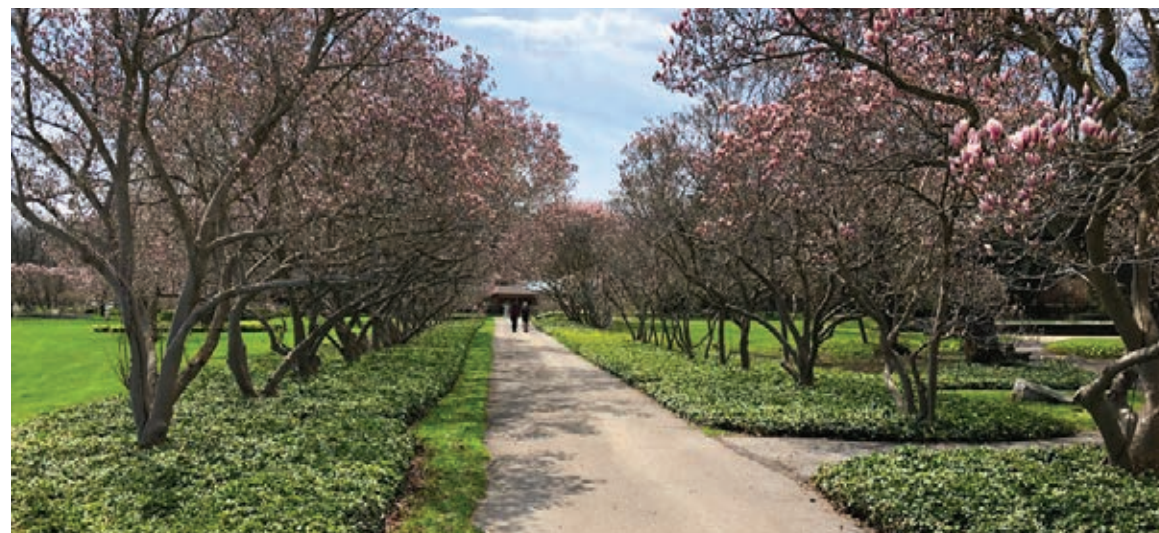
Master Plan Improvements

The Master Plan calls for the relocation of the glasshouses, production facilities and major works yard to other areas within the Niagara Parks to amalgamate the horticultural operations for NPC and improve efficiencies. The exterior display gardens would remain and be enhanced, providing a green buffer and destination adjacent to the enhanced and expanded flexible Grove parking lot. The Floral Showhouse atrium and select structures would be maintained as pavilions for events and gatherings in various seasons.

Priorities

Mid- to Long-Term:

- Leverage unique and innovative horticultural displays to enhance new experiences and provide signature NPC experiences and services
- Promote restoration and adaptive re-use of the Floral Showhouse atrium to preserve the cultural heritage and horticultural legacy of the Park



Floral Showhouse Magnolia allée



Contemporary formal courtyard gardens



CNPGS historic drive court and main entrance



CNPGS forebay and bridges



Vibrant forecourt supporting interior program in a heritage setting (Evergreen Brick Works, Toronto CAN)



Planting integrated with heritage features (Welland CAN)



Infrastructure adaptive re-use (Thames River Barrier Park, London UK)

8.9.2 CNPGS Power Station Node

Existing Conditions

The Canadian Niagara (Rankine) Power Generating Station (CNPGS), functional as recently as 2006, has had all formal landscapes pared away to facilitate modern functionality and to maximize parking access to the core park. The structure has been identified as significant cultural heritage assets for Queen Victoria Park and identified for adaptive re-use in the future.

Master Plan Improvements

Key Improvements to this precinct primarily focus on resolving issues with connectivity and anticipation of future adaptive re-use of the Power Stations. The reconstructed Fraser Hill access will provide vehicular exit from the reconfigured Falls parking lot and the modified flexible surface parking lot that will replace the current overflow lot.

Forecourts and landscapes will support the eventual rehabilitation of the Power Stations and provide opportunities to re-situate the iconic structures and activate under-utilized areas within QVP. A large landscape feature will showcase the excavated OPGS tunnels adjacent to the CNPGS, revealing a unique piece of NPC heritage, while redefining the relationship of the building to the site.

Priorities

Mid- to Long-Term

- Showcase unique heritage of the Park through exposing tunnels and creating innovative and engaging landscape feature
- Enhance open space and guest experience in conjunction with Power Station adaptive re-use, refreshing core experiences



Visualization of CNPGS (Rankine) Forecourt and Tunnel feature
Queen Victoria Park Concept Master Plan / 193

8.9.3 TPGS Power Station Node

Existing Conditions

The Toronto Power Generating Station (TPGS) complex is located on the western side of the Niagara River above the Horseshoe Falls. The generating station, the forebay, weirs and underground intake tunnels comprise the main structures of the site. It is one of three early 20th century power stations on the Canadian side of the Falls. The station was constructed between 1903 and 1906, and ceased operation in 1974.

Master Plan Improvements

Key Master Plan improvements to the TPGS will focus on resolving issues of integration with the adjacent site in anticipation of future adaptive re-use of the Power Station. Forecourts, improvements along the waters edge and reconfigured landscapes will support the eventual rehabilitation of the Power Stations and provide opportunities to re-situate the iconic structures within the cultural landscape of the Park.

Priorities

Mid- to Long-Term:

- Create new and engaging opportunities to experience the river through safe and accessible connections
- Enhance open space and guest experience in conjunction with Power Station adaptive re-use, refreshing core experiences



TPGS with horticultural production



TPGS streetscape condition



Unique water's edge experience (Toronto CAN)

8.10 Moraine

Existing Conditions

The Moraine, part of the larger Escarpment formation, is of important aesthetic and ecological significance to the QVP. The natural physical barrier defines the western edge of the park, from Clifton Hill to Dufferin Islands, providing a visual and physical separation from adjacent development, and controlled points of access to the park.

Master Plan Improvements

The Master Plan builds on the current NPC Moraine Management Plan, and includes recommendations for protection and enhancement of this sensitive ecosystem. The treed moraine forms a critical piece of the overall landscape experience of QVP. As with all areas of the study, the ecological and natural heritage assets will be restored and enhanced to create an enhance natural environment.

Priorities

Immediate:

- Promote restoration and enhancement of existing connections at Jolley Cut and Incline Railway in conjunction with improvements within City-owned and private property

Mid- to Long-Term:

- Enhance connections through the moraine to create a welcoming and high-quality arrival experience to the Park, while protecting the sensitive ecologies of the landscape

Ongoing Landscape Management:

- Restore and discourage informal access routes through the moraine
- Restore and enhance planting through the mitigation of invasive species

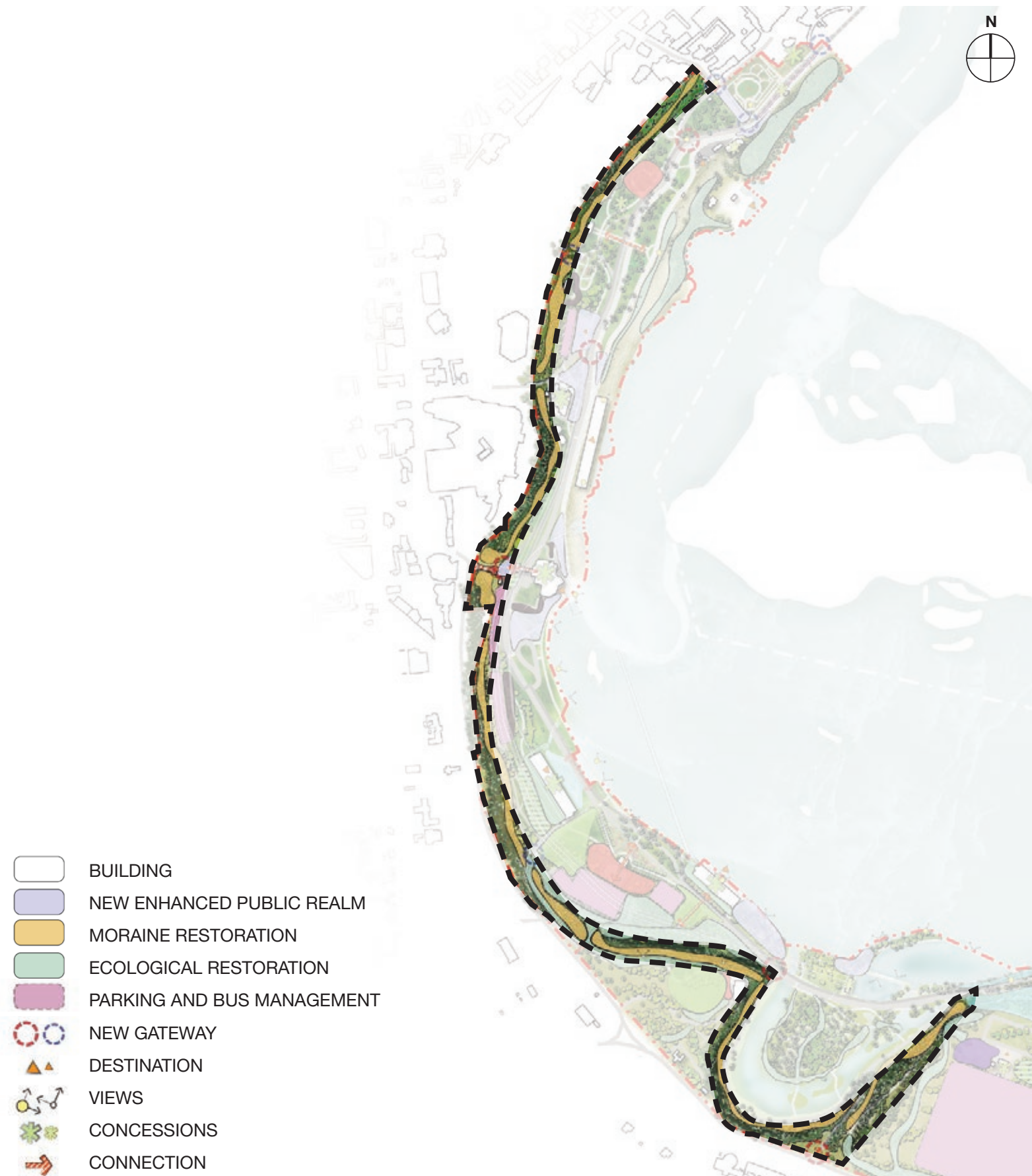


Fig. 8-16: Moraine Precinct Improvements

8.11 Gorge

- BUILDING
- ECOLOGICAL RESTORATION
- DESTINATION
- VIEWS



Existing Conditions

The Niagara Gorge was carved by the Niagara River over the past 12,500 years. It begins at the base of the Niagara Falls and ends at the Niagara Escarpment near Queenston, Ontario, where the Falls originated. Within QVP, the gorge defines the eastern edge of the park within the Falls precinct. It provides a dramatic relationship to the river north of the Horse Shoe Falls, a vantage point for viewing and experiencing the falls, and important habitat for migratory birds.

Master Plan Improvements

The Master Plan provides recommendations which includes continued monitoring of geological stability, enhancement and restoration of slope stability and habitat, and continued restricted access.

Priorities

Ongoing Landscape Management:

- Restore and mitigate shoreline degradation resulting from human activity and erosion north and south of the boat launch
- Restore and discourage informal access routes through the gorge
- Restore and enhance planting through the mitigation of invasive species
- Monitor and maintain the stability of the rock face throughout the gorge to ensure guest safety and continued appreciation of the natural beauty of the Falls

Fig. 8-17: Gorge Precinct Improvements



Mixed pedestrian + Cycling Transition (Quebec CAN)



Enhanced Open Space (Körbecke GER)



Flexible Parking Lot (Fukuoka JPN)



Plaza Transition Feature (Quebec CAN)



Enhanced Pedestrian Plaza (Budapest HUN)



Mixed Pedestrian + Cycling Area

8.12 Falls Precinct

Existing Conditions

The Falls precinct is the heart of the Niagara Parks and is responsible for the majority of revenue generation within the parks. The core park is comprised of several major guest attractions (including Journey Behind the Falls, Niagara's Fury, WildPlay Mist Rider and Hornblower Niagara Cruises), two signature restaurants (Elements at Table Rock, and Queen Victoria Place) as well as countless cultural heritage destinations (including Oakes Garden Theatre and Rainbow Gardens). The Falls precinct is the primary location for signature events and opportunities for experiencing Niagara Falls. This precinct has six Welcome Centres, most of which function year-round, and has the greatest number of connection points between the City of Niagara Falls and the study area.

The Parkway within this precinct is heavily used and experiences frequent congestion during peak season. Pedestrian pathways within this precinct are generous, however site constraints in the proximity of the Falls create unsafe pedestrian conditions and restrict access. Servicing access within the core park is currently unrestricted, which results in vehicle and guest conflicts and causes strain on the vehicular circulation at peak times.

Master Plan Improvements

Precinct-wide improvements within the core park will focus on improving circulation and guest safety and security. The new off-road cycle track will link nodes through a meandering park experience. Pedestrians will have priority with new open spaces, plazas, event spaces and improved pathways. WEGO circulation will incorporate lay-by transit stops and maintaining service along the Parkway with minimal terminal loops. Private tour management will be relocated to provide simplified access to attractions.

South of Murray St. the Parkway will be reduced to two southbound lanes and one northbound lane with dedicated turning lanes at key intersections. The remaining road width will be converted to an expanded pedestrian promenade and will accommodate the new recreational cycle track south of Table Rock.

Welcome Centres will be enhanced and relocated to improve services and access to guests at strategic gateways and destinations. Servicing and operations spaces will be screened and encouraged to operate outside peak hours to limit conflicts with guests.

Priorities

Mid- to Long-Term:

- Enhance unique and enjoyable circulation options that promote guest safety

Ongoing Landscape Management:

- Restore and enhance horticultural displays through the integration of native and adapted species within existing gardens and feature plantings



Fig. 8-18: Falls Precinct Improvements



Fig. 8-19: Core Park Area Enlargement

8.12.1 Table Rock Node

Existing Conditions

Several structures have stood at Table Rock since the inception of Queen Victoria Park. The building that is seen today is an expansion and renovation of the second Table Rock House, built in 1927.

Today the Table Rock Centre houses two NPC operated attractions, Journey Behind the Falls and Niagara's Fury, as well as Elements, a NPC Signature Dining Experience. Table Rock also contains a variety of food and beverage and retail locations, and three NPC Welcome Centres.

Concurrently with this study, Table Rock Centre is undergoing a revitalization project to reimagine the interior amenities and attractions and enhance the guest experience for over 3 million visitors annually. With this interior revitalization new guest circulation, access to attractions and amenities will be considered for the immediate surroundings of Table Rock Centre.

Master Plan Improvements

Improvements will focus on enhancing the guest experience, screening servicing areas and creating improved access and spaces to support the interior functions of Table Rock. The existing food service patio and canopy will be expanded to provide increased outdoor seating for the new food service spaces. The existing WEGO bus loop will be reclaimed to create expanded guest spaces, enhanced landscape areas and dedicated screened servicing for Table Rock.

Across the Parkway, the drop-off loop within the Falls parking lot would be rehabilitated and enhanced to create a unique arrival experience integrating the exposed OPGS tunnels to create a unique landscape feature to activate the plaza.



Bus Terminal and Private Tour Drop-off Beyond Table Rock Centre



Table Rock Viewing Area

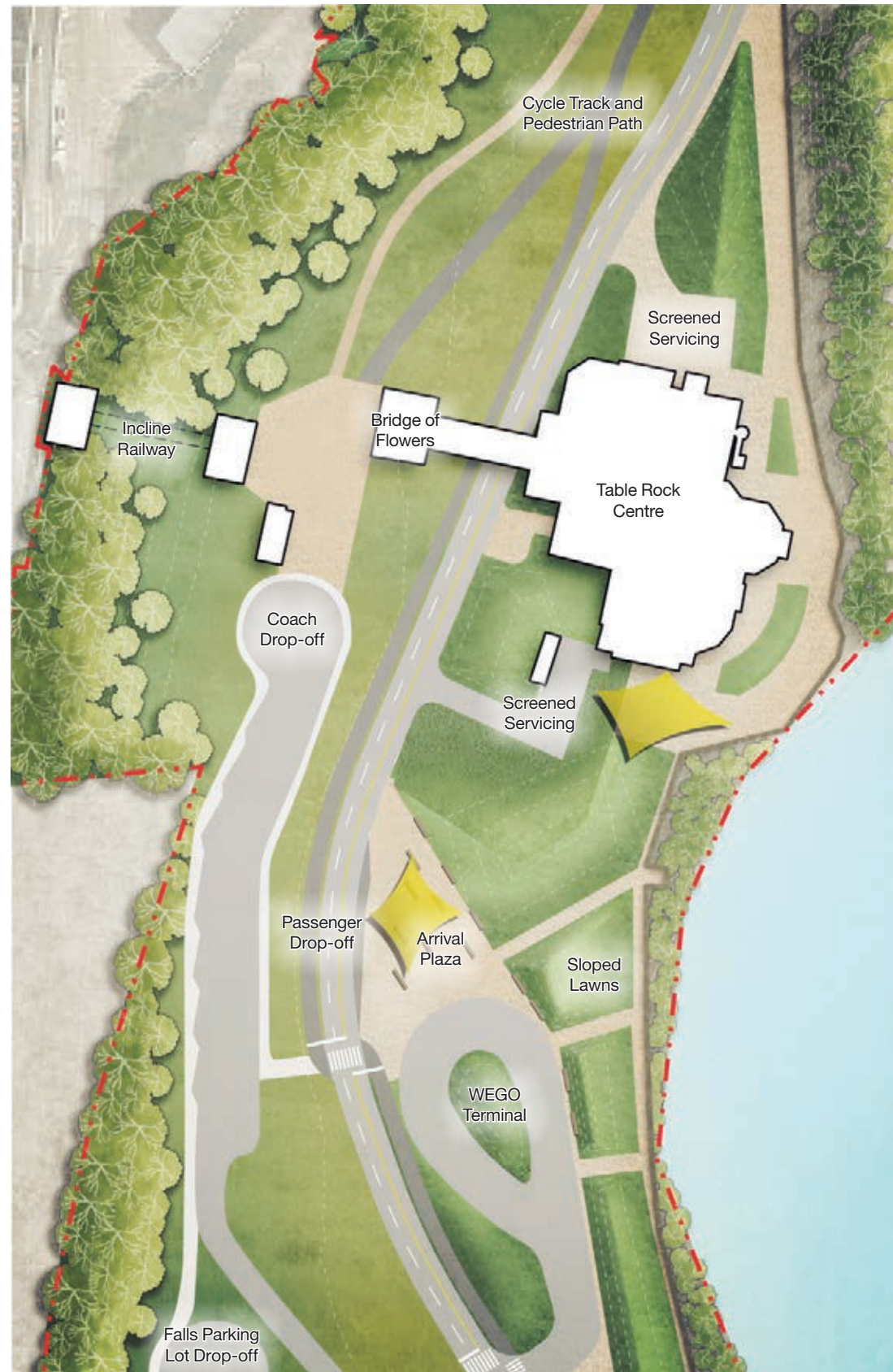


Fig. 8-20: Table Rock Area Enlargement

Priorities

Immediate:

- Optimize Table Rock servicing
- Relocate WEGO terminal into lay-by condition along Parkway to create prime open space guest amenities and enhance the up close pedestrian experience of the Falls in the current bus management area
- Enhance access, open space and guest experience in conjunction with Table Rock interior renovations.

Mid- to Long-Term:

- Celebrate environmental, cultural and heritage storytelling and stewardship through exposure + integration of hydro tunnels into unique NPC experience
- Showcase iconic views at signature destination by refreshing core experiences to offer new experiences
- Enhance arrival experience to minimize potential pedestrian / vehicular conflicts



Enhanced Plaza (Quebec CAN)



Enhanced Seating Opportunities (Quebec CAN)



Visualization of Table Rock Arrival Plaza
Queen Victoria Park Concept Master Plan / 201



Queen Victoria Place existing patios and gardens



Seasonal patio (Toronto CAN)

8.12.2 Queen Victoria Welcome Square

Existing Conditions

Queen Victoria Place, constructed in 1905 and known as the Refectory, has housed a fine dining restaurant for the majority of its existence. The structure has undergone many renovations and additions over the past 110 years. Today it still serves as one of NPC's locally focussed signature dining venues, while also housing several fast food options and souvenir retail.

Surrounding the building is a busy parking lot and minimal landscape. Adjacent to the building is the Murray Street Welcome Centre that serves guests arriving from the Fallsview area by foot down Murray Street. North of Murray Street is an open lawn area that currently serves as the main event staging area.

The intersection of Murray St and the Parkway currently contributes significantly to guest safety concerns and is not supportive of a pedestrian priority experience.

Master Plan Improvements

As part of the reconfiguration of the Murray St and Parkway intersection and a potential pilot project to relocate the guest parking, the Master Plan would reimagine the space immediately surrounding Queen Victoria Place as a flexible open space with increased patio spaces for the adjacent restaurants and fast casual dining experiences.

Resulting from the reconfiguration of the Parkway south of Murray, the constrained pedestrian promenade would be expanded from 2.1m to 5.0m and include stable barriers to improve guest safety along the Promenade. Additionally, the WEGO stops in both directions would be converted to dedicated lay-by conditions to improve the overall level of service of WEGO throughout the park.

North of Murray, a new flexible parking lot and enhanced plaza space would be seamlessly integrated to create an expandable event space with primarily hard surfacing to facilitate events year-round. The new event space and parking lot would enhance the connection to the Administration Building.



Fig. 8-21: Queen Victoria Welcome Square Area Enlargement

Priorities

Immediate:

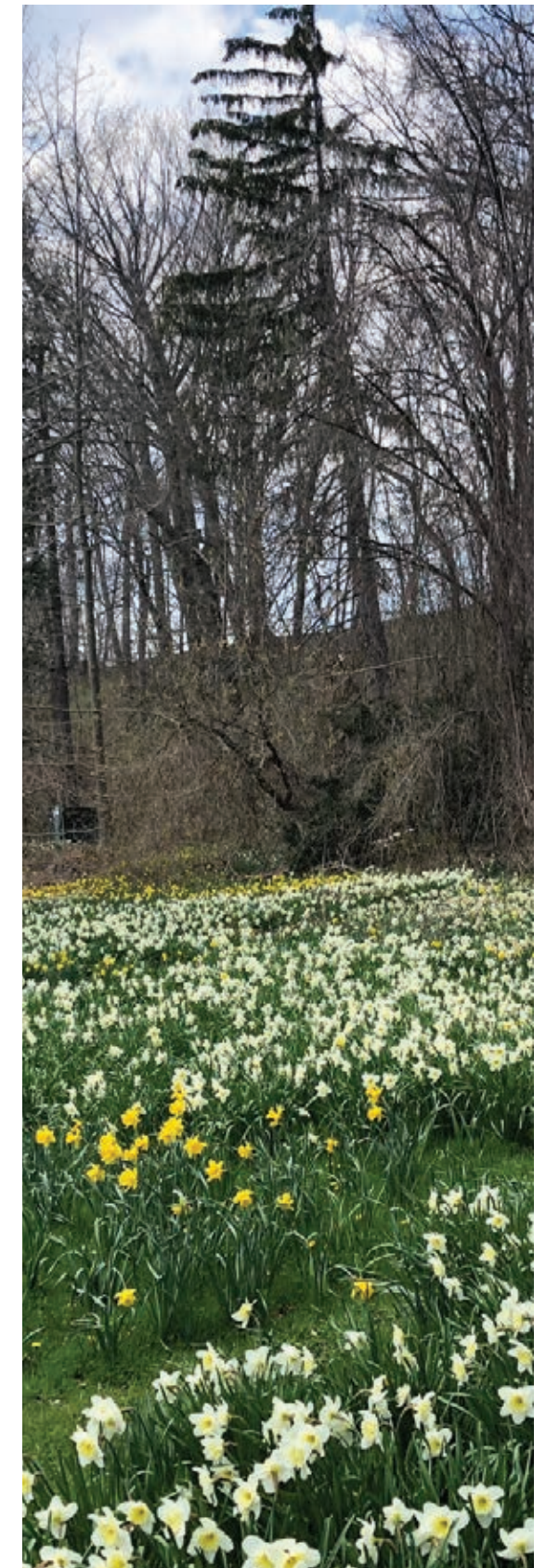
- Enhance WEGO platforms
- Proposed pilot project to increase patio space, celebrate iconic views + create a brand activation opportunity through repurposing of existing parking

Mid- to Long-Term:

- Enhance primary gateway node, update welcome centre and minimize potential pedestrian / vehicular conflicts by reducing Murray Hill vehicular pavement
- QVP is a under-utilized facility. There is an opportunity to better align with visitor interests with a new open space that can provide year round accessible attraction with 'taste of place'
- Improve accessibility of site and attractions
- Potential connection to existing tunnels and new OPGS attraction



Enhanced Plaza Experience



QVP Seasonal Planting



Visualization of Queen Victoria Welcome Square
204 / Queen Victoria Park Concept Master Plan

8.12.3 Clifton Hill Promenade

Existing Conditions

Clifton Hill is one of the primary access points for entering Queen Victoria Park from Niagara Falls. At the boundary with the city, Falls Ave currently houses the private tour bus management area for servicing Hornblower Niagara Cruises and is the main access for guests arriving by the Rainbow Bridge Border Crossing.

There are several significant heritage features at Clifton Hill including the Mowat Gates, Oakes Garden Theatre, and the Cenotaph. The base of Clifton Hill terminates in a service access route for Hornblower, Mist Rider, Grand View and the OPGS building at the base of the Niagara Gorge below Murray St. In 2018 the Hornblower Incline will open and provide dedicated group and accessible access to the Hornblower Niagara Cruises docks.

North of Clifton Hill, the Parkway includes pull-in parking stalls within the median as well as raised planters. On the east side of the Parkway, the Clifton Gate House Store currently houses the ticket sales and administrative offices of WildPlay. On the west side of the Parkway, Oakes Garden Theatre, Rainbow Gardens and the Secret Garden restaurant form a continuous block until the Rainbow Bridge.

Functioning as both the exit retail for the Hornblower Niagara Cruises attraction and a stand-alone open air market, Grand View Marketplace provides guests with food and souvenir purchase options. Grand View has the capacity to function year-round, but most retail shuts down from the end of November to mid-March to coincide with winter closures of the adjacent attractions.

Master Plan Improvements

As part of the Master Plan, the private tour bus management would be relocated to a dedicated lay-by area on the Parkway north of Clifton Hill. The Clifton Gate House Store would be re-purposed as a NPC Welcome Centre and bus management facility. The inefficient median parking would be removed to accommodate the bus drop-off and an enhanced pedestrian area. By relocating the drop-off, guest will no longer have to navigate crossing a large parcel of park and up to two busy roads to access attractions.

Grand View Marketplace and the service access at the base of Clifton Hill would be enhanced to create a more pedestrian supportive environment. Servicing would be encouraged outside peak hours to minimize pedestrian/vehicle conflicts and avoid busy guest arrival times.

The Master Plan recommends implementing a series of pilot projects to further explore the potential for closure of Clifton Hill between Falls Ave and the Parkway. This would include road narrowing, resurfacing, temporary installations and barriers to allow for incremental adjustments and testing of design options for expanding the pedestrian areas within this segment of Clifton Hill. Further study would be required, and coordinated with Niagara Falls Planning, Building and Development.



Niagara Parkway and Falls Beyond Looking From Rainbow Gardens



Official Dedication of Clifton Hill War Memorial



Mowat Gates

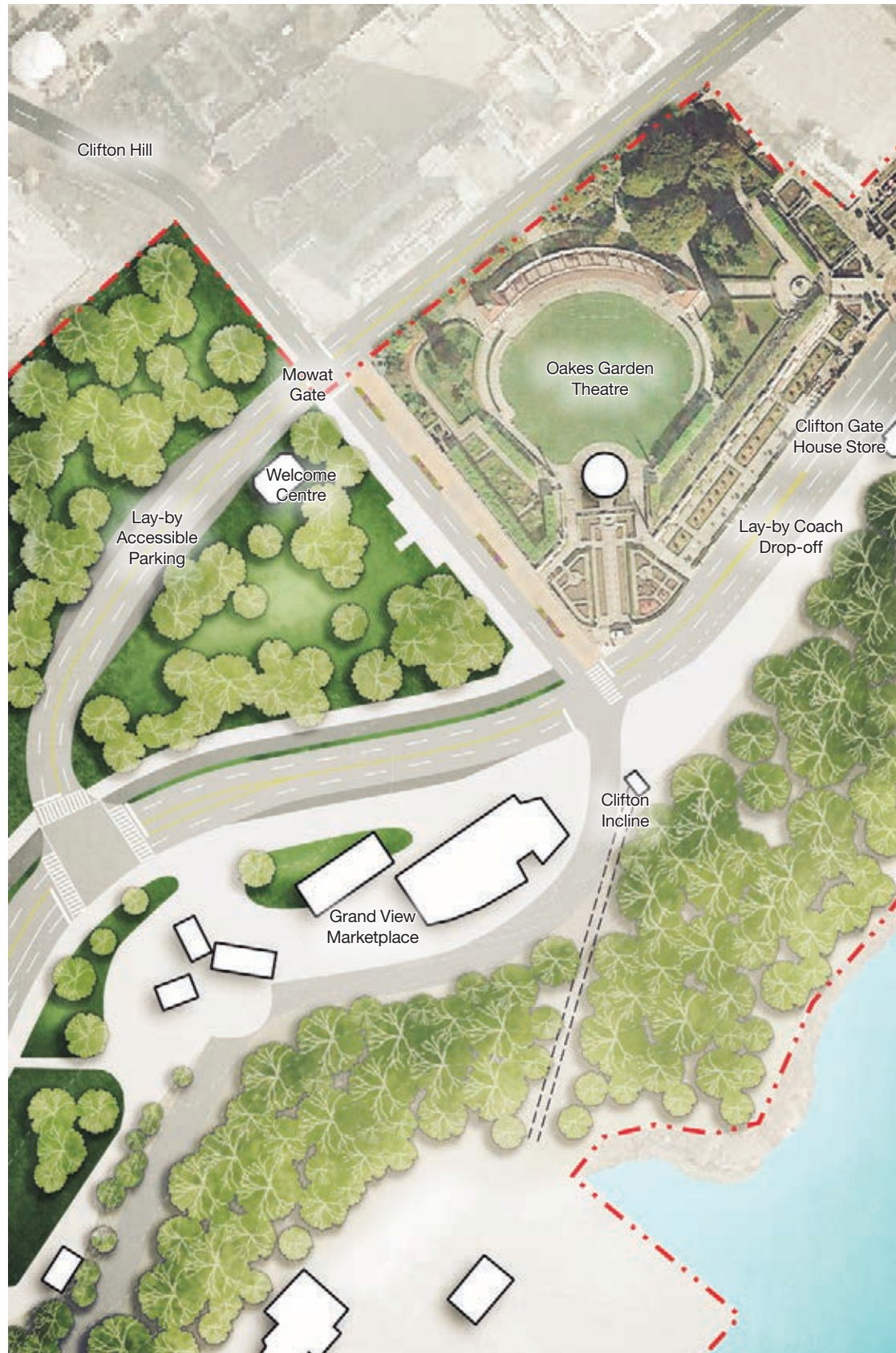


Fig. 8-22: Clifton Hill Area Enlargement

Priorities

Immediate:

- Reconfigure Parkway north of Clifton Hill to enhance guest safety and simplify access
- Relocate bus management to Parkway to provide seamless linkage to Grand View attractions
- Expand WEGO platforms
- Proposed pilot project to revitalize Clifton Hill to support pedestrian connection, create a brand activation opportunity and support multicultural themed events.

Mid- to Long-Term:

- Enhance and showcase iconic views of Falls and Niagara Gorge
- Enhance public realm, pedestrian access and primary gateway node at Clifton Hill
- Improve linkages between Oakes Garden Theatre and Grand View



Temporary Activation (New York USA)



Diverse planting with clear views (New York USA)



Visualization of Clifton Hill during special event
Queen Victoria Park Concept Master Plan / 207



Fig. 8-23: Incline Railway, OPGS and Administrative Building Area Enlargement

8.12.4 Incline Railway Node

Existing Conditions

The Incline Railway connects Table Rock and the Falls with the City of Niagara Falls south of the Fallsview Casino. The railway is operational from 8am to midnight year-round. At the base of the Moraine, the Incline has a prominent presence with a dedicated plaza and connection to Table Rock over the Bridge of Flowers. The views from the Incline Railway towards the Falls provide a unique experience for guests both arriving and departing the Park. At the top of the incline, a lack of signage, complicated circulation and the servicing character of Portage Road make the Incline Railway difficult to locate and do not enhance the guest experience.

Master Plan Improvements

Through collaboration with the City of Niagara Falls and local stakeholders, NPC should improve the pedestrian character of the connections to the Incline Railway Upper Plaza. NPC should enhance the landscape character and signage of the Upper Plaza to better communicate the presence of the Incline Railway and encourage guests to access the Park through the gateway.

Priorities

Mid- to Long-Term:

- Enhance public realm and arrival experience at both ends of the Incline Railway
- Engage with adjacent landowners to improve access and wayfinding within City of Niagara Falls

8.12.5 OPGS Node

Existing Conditions

The Ontario Power Generating Station sits at the base of the Niagara Gorge. Due to safety concerns the building is vacant, but the adjacent site is used as the deployment area for fireworks throughout the year. There is no guest access to this area.

Master Plan Improvements

The unique views from the building make it ideal for creating an observation deck to view the Falls. Access through the existing tunnels would create an opportunity to develop a new attraction and interpretive centre. The attraction could be integrated with the Zipline landing area to create a combined super-ticket attraction and alternate exiting route from the Zipline.

Priorities

Mid- to Long-Term:

- Enhance open space and guest experience in conjunction with Power Station adaptive re-use, refreshing core experiences

8.12.6 Administration Building Node

Existing Conditions

The Administration Building houses the headquarters of the Niagara Parks Police and administrative offices for NPC. The building was constructed as the Niagara Parks administrative offices prior to the acquisition of Oak Hall.

Master Plan Improvements

As a key building within the core park, the Administration Building should be converted to a guest amenity building or interpretive attraction. Administrative offices will be relocated to other operations centres within the Park. Minimal alterations to the site and building should be undertaken to minimize impacts on the Cultural Heritage of the building and landscape.

Priorities

Mid- to Long-Term:

- Promote restoration and adaptive re-use of the Administration Building to create new experiences and opportunities to engage guests within the core park

8.13 Maintenance Centre

Existing Conditions

The NPC maintenance centre is situated in the southern portion of the site. The area is adjacent to the the river precinct on the eastern edge, the Table Lands on the north and an existing community on the southern edge.

Master Plan Improvements

The Maintenance Centre operations will continue to function in this location. The Master Plan recommendations include future studies to review overall layout and operations of the maintenance facility with a focus on potential adjustments to existing access entry points, and consolidation of operations. Site would continue to be restricted to public access. Recommendations would also include screening planting along it's eastern and southern edges, allowing for opportunities for enhancing and establishing new habitat.

Priorities

Mid- to Long-Term:

- Explore opportunities to optimize maintenance and consolidate administrative facilities in support of operational efficiency

Ongoing Landscape Management:

- Restore and enhance natural heritage through habitat restoration, mitigation of invasive species and integration of landforms to support adjacent improvements and limit views into Maintenance Centre



Fig. 8-24: Maintenance Centre Precinct

8.14 Beyond the 10-Year Vision

8.14.1 Ecological Restoration

NPC has an ongoing commitment to the ecological stewardship of the Niagara River and the Niagara Parks system. Throughout the Parks, ongoing initiatives to mitigate human impacts on the environment have been undertaken and will continue to be implemented beyond the scope of this Concept Master Plan. These initiatives will be expanded and modified to suit the ongoing needs of the Parks.

Within the Concept Master Plan, the continued restoration of the Moraine, Islands, River and Tablelands precincts will provide opportunities for implementing existing NPC ecological stewardship initiatives.

The continued maintenance and development of trails and interpretive elements within restored areas will extend beyond the 10-year scope of the Concept Master Plan and may require unique or expanded responses that will be developed by NPC as the need is identified. These responses will continue to exhibit NPC's commitment to sustainability and best practices for ecological land management.

8.14.2 Welcome Centres

The Welcome Centres provide a critical part of the arrival experience for many guests to the Park. The centres primarily serve as information hubs, with additional amenities dictated by location and proximity to other Welcome Centres and nodes within the Park. As new nodes are developed and guest access changes NPC will review and evaluate modifications to the locations and services provided by individual Welcome Centres.

Within the Concept Master Plan, Welcome Centres have been identified for each precinct. These locations would be designed to showcase NPC values of stewardship and education.

Beyond the 10-year scope of this study, new Welcome Centre locations may be identified to support emerging park functions. These locations should evoke a clear Park character while avoiding a overly thematic expression. New structures will be designed for flexibility and adaptability to facilitate future expansion or re-use.

8.14.3 Parkway Evolution

The Niagara Parkway is the main circulation route within the Niagara Parks. The roadway is solely maintained and monitored by NPC under the policies of the Niagara Parks Act. The route is intended to function as a scenic controlled access highway, and is also used by local residents and stakeholders as an arterial route to access properties and destinations on and adjacent to the Parkway. In most sections of the roadway, these functions can be supported without any modifications to the Roadway. Within Queen Victoria Park, the attraction of the Falls and the volume of guests arriving from limited access points within the City of Niagara Falls place significant stress on the confined roadway.

Through the Concept Master Plan, the pedestrian users have been identified as the priority, which will result in modifications to the roadway in select locations to ensure the safety and comfort of guests navigating the Park by foot while maintaining the function of the roadway for vehicles. The incorporation of dedicated stopping areas along the narrowed section of the Parkway at key destinations will allow drivers to safely pick-up and drop-off passengers without interrupting the flow of traffic. Improvements to WEGO platforms and hubs within the Park will allow the transit system to function more efficiently providing an effective alternative to driving for guests accessing the Park and other local attractions. NPC will continue to coordinate with local municipalities regarding special event closures to the Parkway to ensure access to critical services is not impacted.

Beyond the scope of this study, NPC will continue to monitor and evaluate the function and alignment of the Parkway in conjunction with area roadway and transportation improvements. NPC will assess the modes of access to determine if the configuration of lanes and location of access points to the Park are suitable for the desired function of the roadway. NPC will continue to explore the potential for modifications and extended closure of sections of the Parkway during peak season or seasonal events. NPC may also determine the need for rerouting the Parkway in select areas to create an improved park experience for all guests.



Understated park kiosk (London UK)

8.15 Design Standards

8.15.1 Sustainability

Through the implementation of the Concept Master Plan, NPC will review and evaluate existing infrastructure, site conditions and elements to determine opportunities to improve Park-wide sustainability practices and implement targeted replacements of obsolete or inefficient systems.

LID Structures and Practices

Where possible, NPC will implement new bioswales, permeable pavement and passive infiltration areas to minimize stormwater runoff entering directly into the existing storm sewer system for rainfall events less than 2.5mm over 24 hours. These measures will be especially beneficial for mitigating runoff from existing and new parking areas.

Planting

The horticultural heritage of the core park is key to its identity. NPC will continue to showcase innovative and high-quality horticultural display gardens throughout the Park. NPC will also seek opportunities to integrate native and adapted plants into new and existing display gardens to create low maintenance and sustainable ornamental landscapes and enhance seasonal variety.

Urban Heat Island Effect

Where paved areas cannot be shaded by mature trees or structures, NPC will use high albedo paving (SRI value of less than 29) to minimize microclimatic impacts and decrease the potential Urban Heat Island Effect.

Ice Management

Main pathways and structures adjacent to the Falls are impacted heavily by ice buildup as a result of mist from the Falls. Structures and pathways within affected areas will be constructed with heat-tracing to prevent ice build-up and minimize the need for salt for pathway maintenance. This will also minimize the amount of salt traveling through runoff into adjacent landscape areas and the Niagara River.



8.15.2 Colour

The use of colour within Queen Victoria Park should be limited to seasonal or temporary fixtures to complement wayfinding signage and assist with site navigation. By using natural finishes instead of applied colours, ongoing maintenance will be minimized.

For buildings and structures within the Niagara Parks, NPC has developed guidelines to ensure the Parks are visually consistent. Within QVP, the existing guidelines should be observed, as well as the general recommendations below.

Where colour is used, efforts should be made to follow NPC branding and coordinate colours with wayfinding signage and larger Niagara Parks strategies. For furnishings, the primary colour used should be Pantone Black 6 (CMYK 86-69-43-55; RAL 9011) in a matte finish to match the signage and wayfinding strategy. The eight brand accent colours identified below should be used selectively to add contrast.

The following general recommendations should be observed:

- On metal, powder-coating will be the preferred method of application of colour to ensure a durable finish and consistent colour
- On horizontal surfaces, where a risk of harm to guests from overheating surfaces may exist, dark finishes should be avoided

NPC Buildings and Heritage Structure Recommendations:

General Considerations:

- No stark white
- Select colour that blends in with natural environment
- Tones of stone, bark
- Colours listed are Benjamin Moore

Iron Mountain 2134-30 >	Sag Harbor Gray HC-95 >	Graystone 1475 >
Graphite 1603 >	Gravel Gray 2127-30 >	Pike's Peak Gray 2127-50 >

NPC Brand Colours:

Pantone Black 6 CMYK 86-69-43-55 RAL 9011	Pantone 3385 CMYK 55-0-49-0	Pantone 583 CMYK 34-11-100-2	Pantone 1235 4-32-93-0
	Pantone 2171 CMYK 74-16-0-0	Pantone 305 CMYK 57-2-7-0	Pantone 7710 80-12-28-1
	Pantone 709 CMYK 1-76-39-0	Pantone 7577 CMYK 7-60-89-0	

8.15.3 Lighting

Beyond the scope of this Master Plan, it is recommended that NPC review existing lighting within the larger parks to develop an over-arching lighting strategy to unify all Niagara Parks properties.

Within QVP there are specific challenges that need to be considered in the development of any lighting strategy. The Niagara Parkway is designated as a controlled access highway through the Niagara Parks Act which requires specific lighting conditions that are not compatible with parks and sensitive landscapes. The existing light fixtures within QVP need to be upgraded with new high-efficiency lamps that minimize glare and light transmission

The following performance measures should be considered:

- design should be complimentary to the existing heritage light fixtures
- within the Park primarily pedestrian-scaled fixtures should be used
- limited vehicular-scaled fixtures will be permitted where appropriate based on CPTED and minimum operating safety measures for the Parkway.
- new fixtures should be controlled through a programmable system (i.e. DMX) to allow for zoned dimming or special event configuration

Additionally, consideration will need to be given for integrating typical best practices including the following:

- use only full cutoff fixtures
- LED lamps
- use of resilient materials to minimize maintenance and operations costs
- limit light transmission beyond site

8.15.4 Heritage Palette

Within the Park, a refined palette of materials will be used to enhance the cultural heritage landscape and identified heritage attributed. The site elements should support the cultural heritage of the Park through referencing similar or sympathetic forms, without replicating any specific motif or feature. Reproductions of heritage features and furnishings should be avoided unless identified specifically in heritage guidelines and SCPs.

Within designated heritage areas of the Park, the following guidelines should be observed:

Bench Seating: Cast aluminum or steel frame, matte black powdercoat finish; surface mount with vandal resistant hardware; untreated hardwood (Ipe or Jatoba) seat and back to allow for weathering; variety of backed and backless options throughout park to provide seating for wide range of guests.

Casual Seating and Tables: Welded steel frame, powdercoat finish to suit location - avoid dark colours in unsheltered locations; variety of arm and armless chairs; square or rectangular tables to allow for clustering/combining; adjustable feet on tables and chairs.

Bicycle Locking Post: Cast steel, matte black powdercoat finish; direct burial installation, avoid overly decorative or ornate detail in favour of simple functionality and adaptability for multiple bicycle sizes and types.

Permanent Bollards: Cast steel, matte black powdercoat finish; simple design with minimal ornament or detail; direct burial installation; depending on applications, crash-rated configuration may be required.

Waste Receptacle: Formed steel frame, matte black powdercoat finish; surface mount with vandal resistant hardware; untreated hardwood (Ipe or Jatoba) cladding; combined garbage and recycling unit.

Raised Removeable Planter: Precast concrete, unpainted; modular with integral forklift slots for repositioning and drainage; depending on application, crash-rated configuration may be required.

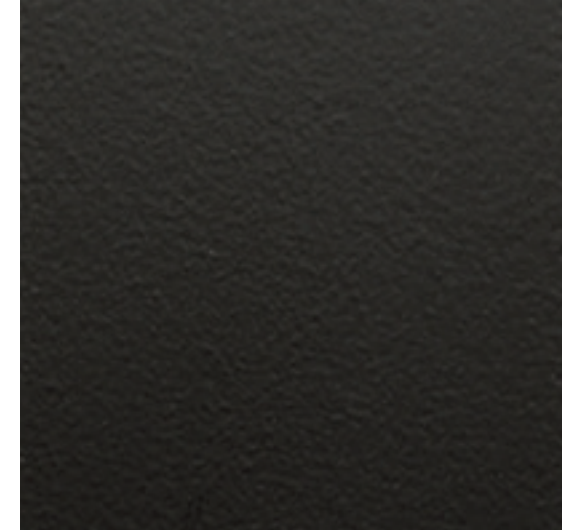
Paving: Modular interlocking precast paver or dimensionally cut natural stone on engineered base as recommended by geotechnical engineer; where possible, High Albedo materials should be used; limited contrast paving should be used in prominent areas only; cast-in-place concrete may be used in limited applications, but should be avoided in areas of concern due to issues of repair and patching from heave damage.



Untreated Ipe Wood Material (unweathered - weathered)



Plaza - Non-linear Paving Pattern



Matte Powder-coated Metal Material



Pathway - Contrast Linear Patterns



Precast Concrete - Modular Cycle Track Divider Planter



Pathway - Random Linear Paving Pattern

8.15.5 Park Palette

Throughout the Study Area, a more rugged palette of materials will be used to decrease maintenance requirements and link to the industrial heritage of the Park. NPC should seek opportunities to use reclaimed materials and locally source manufacturers to connect to the story of Niagara.

Throughout non-heritage sites within the Park, the following guidelines should be observed:

Bench Seating: Weathering or galvanized steel frame; surface mount with vandal resistant hardware; untreated timber dimensional wood (reclaimed Douglas Fir, Ipe or Jatoba) seat and back to allow for weathering; variety of backed and backless options throughout park to provide seating for wide range of guests.

Casual Seating and Tables: Weathering or galvanized steel frame; surface mount with vandal resistant hardware; untreated timber dimensional wood (reclaimed Douglas Fir, Ipe or Jatoba) seat and back to allow for weathering; fixed picnic table style for isolated or unmonitored locations

Bicycle Locking Post: Cast steel, matte black powdercoat finish; direct burial installation.

Permanent Bollards: Weathering or galvanized steel post; direct burial installation or surface mount with vandal resistant hardware;; untreated wood (reclaimed Douglas Fir, Ipe or Jatoba) cladding.

Waste Receptacle: Formed steel frame, Weathering finish; surface mount with vandal resistant hardware; untreated wood (Ipe or Jatoba) cladding; combined garbage and recycling unit.

Paving: Asphalt on an engineered base for primary pathways and trails; elevated steel grating or wood boardwalks for secondary trails; steel grating should be slip-resistant, AODA-compliant, can be weathered or stainless finishes depending on application; wood decking should be untreated ipe with textured surface to limit slipping; limited use of surface paint or markings on pathways may be allowed.



Untreated Reclaimed Douglas Fir Wood Material



Weathered Steel Material



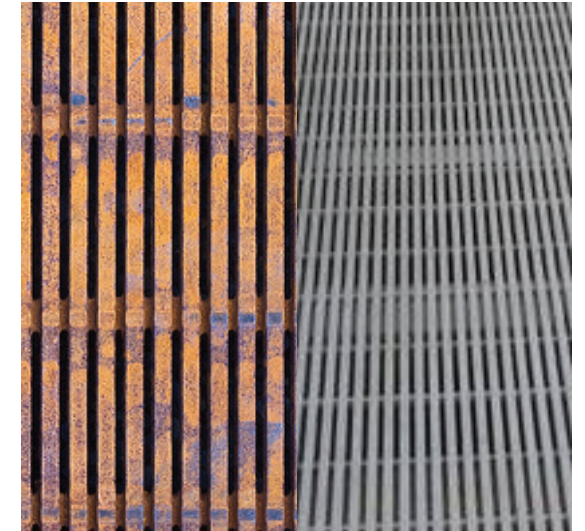
Galvanized Steel Material



Primary Pathways and Trails - Asphalt



Secondary Trails - Wood Boardwalk



Secondary Trails - Steel Grating (weathered - stainless)





9/ Management Strategies

Guidelines for the Continued Maintenance and Improvement of the Park

9.1 Management Strategy Use

9.1.1 Management Themes

This section of the Concept Master Plan has been structured to provide effective strategies for the ongoing maintenance and improvement of Queen Victoria Park (QVP). The strategies that follow are grouped by theme to allow for application beyond QVP and into the larger Niagara Parks lands.

The seven thematic groups are:

- Built Fabric
- Natural Environment
- Cultural Heritage
- Guest Experience
- Circulation Network
- Servicing and Infrastructure
- Character Areas

The first six groups summarize Park-wide guidelines and speak to general management practices. The Character Areas section provides guidelines for specific conditions or approaches to manage specific site conditions within the Queen Victoria Park Concept Master Plan. Within the Character Areas, references are given to relevant Park-wide guidelines that should be consulted for a holistic management approach to the QVP lands.

Built Fabric

Built Fabric zones and features are typically structures within the Study Area. The management of these features should not negatively impact the natural environment or cultural heritage of the Study Area or surrounding area.

Natural Environment

Natural Environment areas represent significant natural heritage features and spaces. These spaces can contribute to overall ecological function of the Park and may provide a buffer between incompatible uses. Natural Environment features may also include cultural heritage features which contributes to potential management strategies.

Cultural Heritage

Within the Study Area many features and attributes contribute to the overall cultural heritage landscape. The management of identified heritage attributes is dictated by the Queen Victoria Park Strategic Conservation Plan and Power Generating Stations Strategic Conservation Plan (both drafts at time of CMP) which must be consulted when planning any interventions to individual features.

Guest Experience

Management of guest zones should prioritize experience, comfort, and safety for individual guests and groups based on the desired activity and function of the area. Guest experience areas are typically high-volume destinations and significantly contribute to revenue generation within the Study Area.

Circulation Network

Circulation Networks prioritize the movement of guests and things within and through the Park. Management of these networks should avoid negative impacts to the natural and cultural heritage of the Study Area.

Servicing and Infrastructure

Servicing and Infrastructure areas include lands supporting buildings and areas within the Park that are used for operational services including waste disposal, storage, wastewater treatment, and other forms of infrastructure required to maintain services and operation of the QVP area.

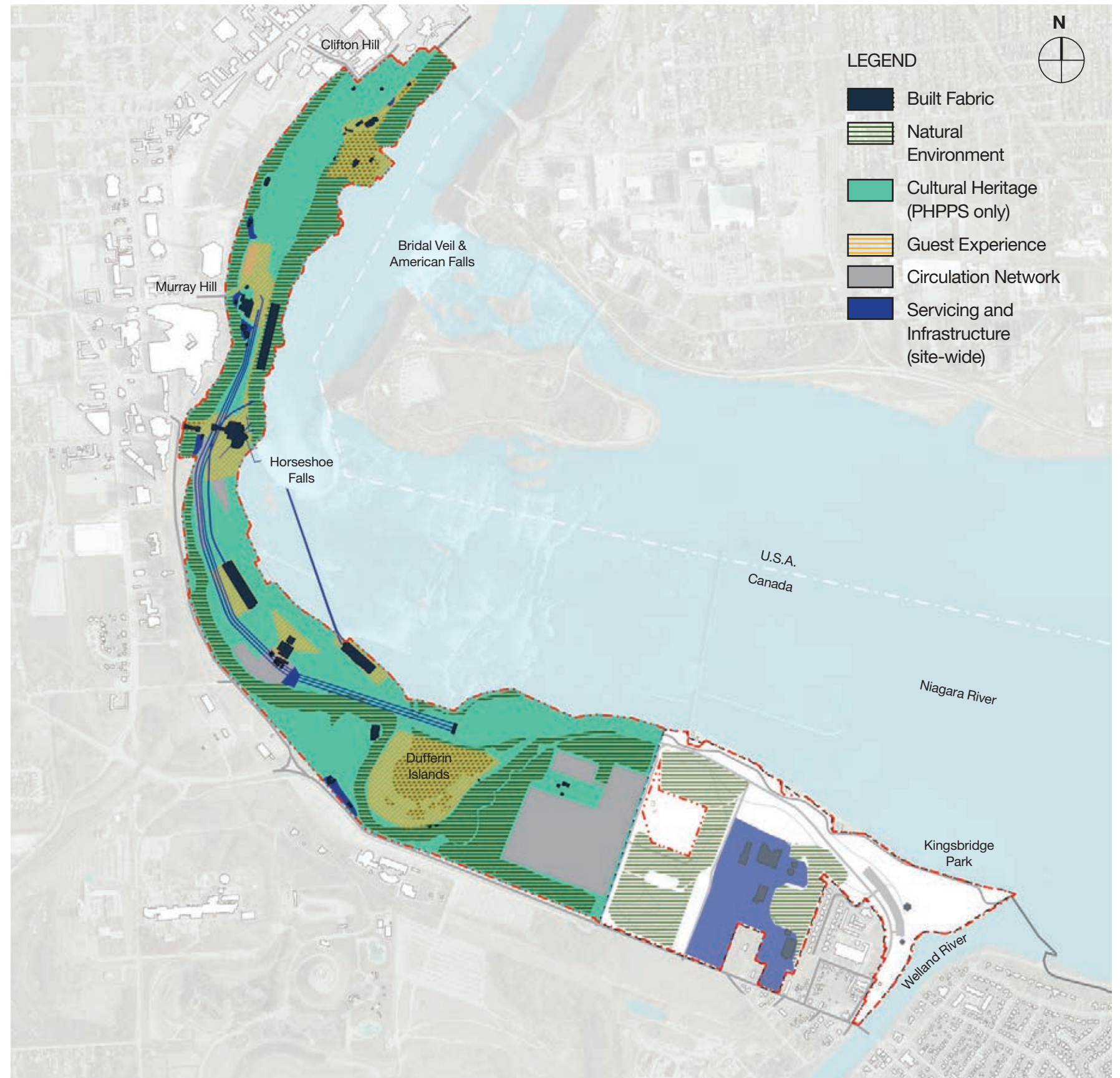


Fig. 9-1: Queen Victoria Park Management Zones

9.2 Built Fabric

BF-01 Existing Buildings and Structures

Existing buildings and structures in QVP will be managed, developed and maintained to support the landscape character, cultural heritage value, and ongoing enjoyment and operations of the park. Structures identified as heritage attributes of the QVP Cultural Heritage Landscape will be conserved in accordance with the Standards and Guidelines (2010). The three Power Generating Stations, and associated built features, have also been identified as Provincially Significant Provincial Heritage Properties within the larger QVP Cultural Heritage Landscape, and they will be conserved to ensure the cultural heritage value and attributes of the Power Stations are protected and enhanced.

Management Guidelines

BF-01.1: Use

All buildings and structures will be well maintained and used in a manner appropriate to the park setting. Only uses and forms of development permitted under the Niagara Parks Act will be maintained in or introduced to QVP.

BF-01.2: Adaptive Reuse

Under-utilized facilities will be considered for re-purposing to enhance guest experiences of the Parks or serve the evolving needs of NPC staff. In general, the adaptive reuse of existing structures will be prioritized prior to considering redevelopment or new construction.

All major renovations, alterations and non-routine maintenance to structures identified as heritage attributes of the QVP Cultural Heritage Landscape will be undertaken in accordance with the Standards and Guidelines (2010).

BF-01.3: Redevelopment

In some instances, sensitive redevelopment of existing buildings and structures may be appropriate to achieve the objectives of this plan. All redevelopment under consideration should protect and enhance the cultural heritage value and attributes of the Parks, and be undertaken in accordance with the Standards and Guidelines (2010).

BF-01.4: Temporary Uses

Temporary uses may also be introduced, where appropriate, to promote seasonal programming, guest experience and revitalization of the park's existing built fabric.

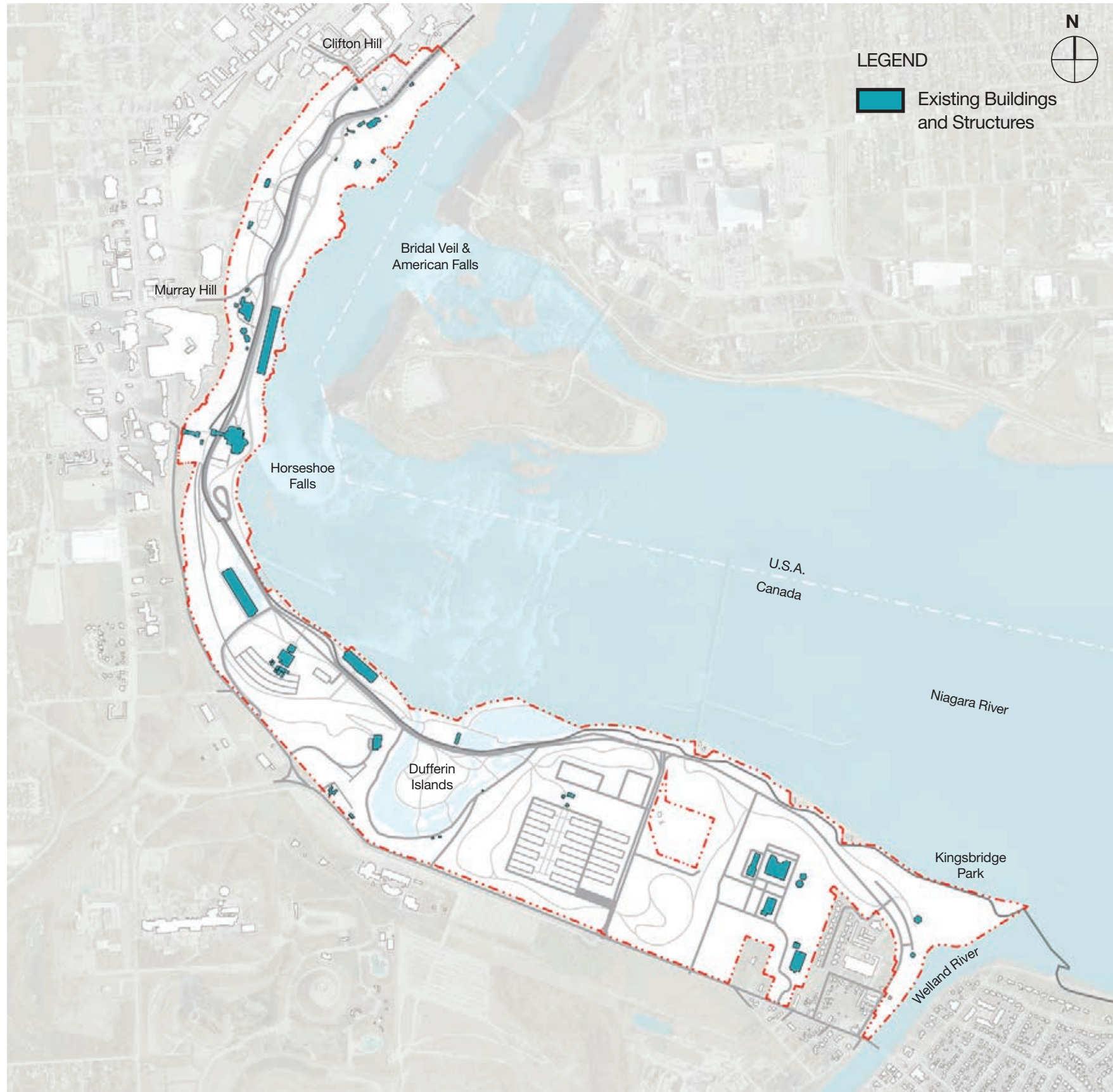


Fig. 9-2: Existing Buildings and Structures

BF-02 New Buildings and Structures

New buildings and structures, including additions to existing built fabric, should be located, designed and used to complement and contribute positively to the landscape character, cultural and natural heritage value and user experience of QVP. The addition of new buildings and structures to QVP will be undertaken in accordance with the Standards and Guidelines (2010) to ensure the cultural heritage value and attributes of QVP are conserved.

Management Guidelines

BF-02.1: Use

New buildings and structures will be used in a manner appropriate to the park setting. Only uses and forms of development permitted under the Niagara Parks Act will be maintained in or introduced to QVP. While municipal land use regulations do not apply to lands within the Study Area, NPC will have regard for the established policies of adjacent municipalities when considering new buildings and structures.

BF-02.2: Location and Site Organization

New buildings and structures should be carefully located to support the existing and planned character and function of the park. New buildings will play a positive role in shaping and animating the pedestrian environment. Operational areas and elements, such as waste management, utilities, and vehicular access should be screened or located away from public view. Careful attention should also be paid to the location and scale of temporary structures to support an enhanced public realm and guest experience.

BF-02.3: Built Form

The form and design of new buildings and structures will relate positively to existing and planned site conditions, respecting and enhancing the natural features and cultural heritage resources of the park. The scale and massing of new buildings and structures will respect, complement and be compatible with surrounding facilities and open spaces.

BF-02.4: Microclimate

Buildings and structures will be designed to enhance the year-round usability and microclimatic comfort of the public realm, considering sun, wind and mist conditions and providing weather protection where appropriate.

BF-02.5: View Protection

Any new buildings or structures will be located and designed to protect and enhance key views, viewpoints, viewsapes and vistas within the park and to conserve the NPC's protected heritage property and scenic resources. Visual assessments will be required and prepared in accordance with NPC's visual assessment terms of reference guidelines where a proposed development or site alteration has the potential to affect identified views, viewpoints, viewsapes and vistas or to visually intrude upon protected heritage property or

scenic resources.

BF-02.6: Cultural Heritage

Where new buildings and structures are contemplated in the park, they will be located and designed to complement and conserve the cultural heritage value and attributes of the QVP Cultural Heritage Landscape (refer to QVP SCHV) in accordance with the Standards and Guidelines (2010).

BF-02.7: Natural Heritage

New buildings and structures will be sited and designed to minimize impacts on the park's natural heritage features, incorporating adequate setbacks from ecologically sensitive areas and a high standard of sustainable design.

BF-02.8: Accessibility

All new, public facilities in the Parks will be accessible, meeting the standards of the Accessibility for Ontarians with Disabilities Act (AODA).

BF-02.9: Design Excellence

New buildings and structures will demonstrate excellence and innovation in architecture and landscape design, exhibiting a high quality of workmanship, durability and ease of maintenance. Compatible materials, exterior lighting, colour, and landscaping will be used to enhance the natural and cultural landscapes of the park.

BF-02.10: Sustainability

New buildings and structures will incorporate leading sustainable design practices including low-carbon materials, energy and water efficiency, and other measures to minimize impacts on the natural environment and reduce maintenance and operational requirements.

BF-02.11: Innovation

The NPC will promote innovation in all modifications to the built fabric of the park.

9.3 Natural Environment

NE-01 Natural Heritage Policy, Studies and Designations

NPC will continue to encourage environmental stewardship and leadership through programs focused on conservation, education, environmental management, innovation, and preservation and restoration. NPC will continue to monitor and maintain the natural heritage features of the Niagara Parks in accordance with provincial and federal standards. NPC will undertake the necessary studies and reports to document the overall health and function of the sensitive natural features and systems within the parks to support the continued stewardship of the Niagara River corridor.

Management Guidelines

NE-01.1: Existing Policy: Moraine Management Plan (MMP)

NPC's Moraine Management Plan (MMP, prepared by Totten Sims Hubicki Associates and Gartner Lee Limited, 2000) and Corporate Policy for Moraine Management (2000) provide a framework for moraine management based on environmental features, ecological functions and issues and opportunities related to the ecological integrity of the treed moraine. The policy includes objectives and strategies for restoring the aesthetics and ecological character of the moraine, improving slope stability, enhancing protection through setback zones, and continuing evaluation of adjacent proposed work. The MMP should be consulted when making land management decisions within 100 m of the top and/or toes of the moraine slope.

NE-01.2: Existing Policy: Draft Environmental Land Management Plan (ELMP)

NPC developed a Draft Environment Land Management Plan: Stage 1 (2011) in partnership with Brock University. The purpose of the ELMP is to identify threats to biodiversity and provide a strategic framework for managing the threats. The ELMP is not currently part of formal NPC policy, however it should be consulted as a resource when considering modifications and restoration of the Niagara Parks natural areas.

NE-01.3: Existing Policy: Draft Niagara River Riparian Habitat Management Plan

NPC has undertaken the preparation of a Riparian Habitat Management Plan and Policy to guide modifications and improvements to the Niagara River riparian lands. Through the plan, NPC aims to promote clean water practices, mitigate bank erosion and maintain the integrity of floral and faunal biodiversity in conjunction with managing impacts from guest activities along the sensitive environments of the Niagara River and tributaries. The plan has not been adopted by the Commission, however NPC should endeavour to update the plan and adopt the policy to assist with management and development within riparian zones.

NE-01.4: Recommended Study: Trail Management Plan

NPC should undertake an inventory of all formal and informal trails within the Niagara Parks in support of creating a Trail Management Plan to mitigate environmental impacts and enhance opportunities for natural heritage interpretation throughout the Parks system.

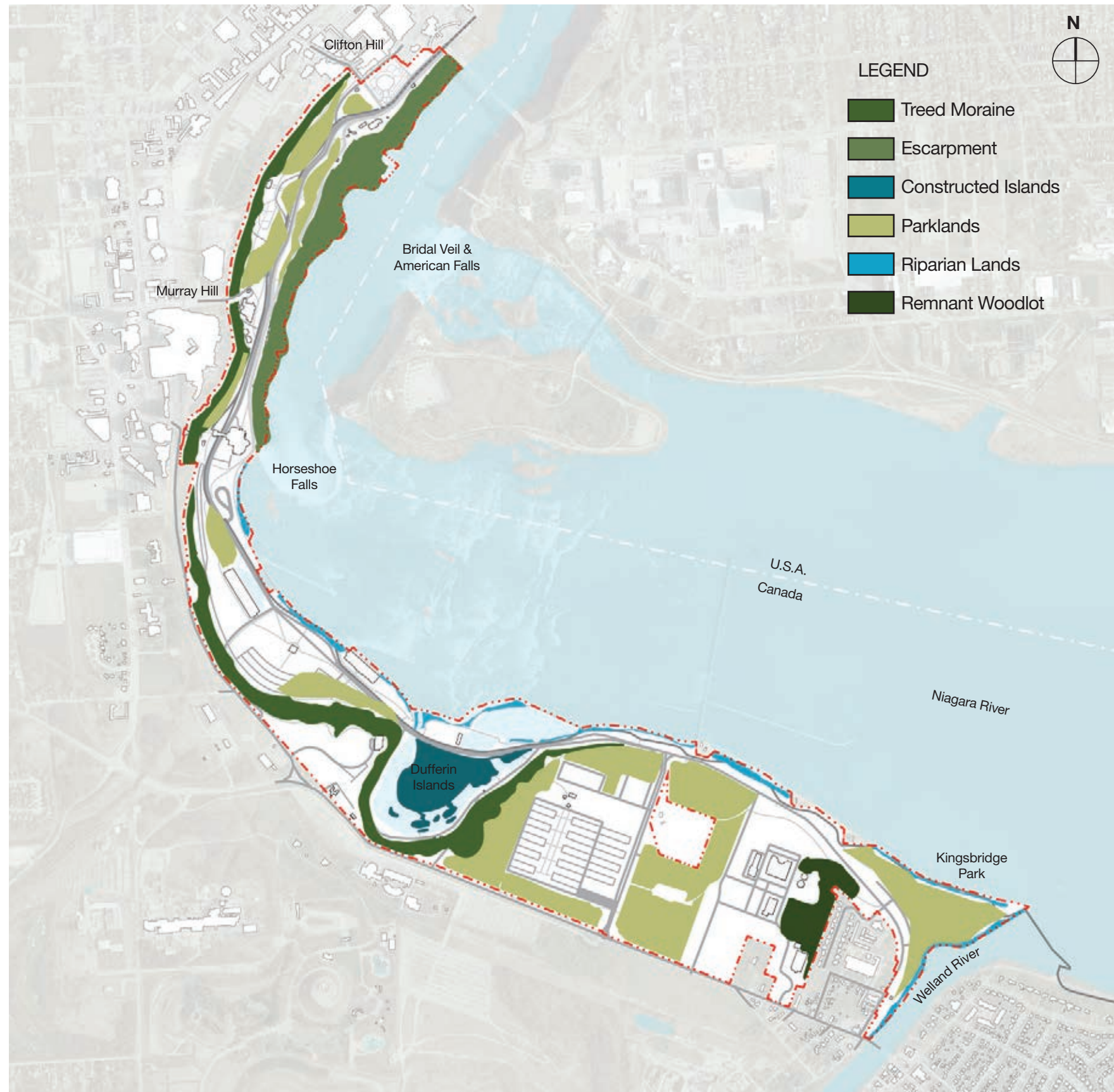


Fig. 9-3: Existing Natural Heritage Features

NE-01.5: Recommended Study: Invasive Species Management Plan and Implementation Strategy

NPC should undertake an Invasive Species Management Plan and Implementation Strategy (ISMP&IS) to identify priority areas and priority species for management.

NE-01.6: Existing Initiatives: Integrated Pest Management

NPC currently employs practices to minimize or eliminate the need for pest management through the controlled application of pesticides within all its lands. NPC will continue to conform to provincial and federal standards for appropriate application of pesticides in land management and golf course management practices. NPC will continue to be a leader in developing and implementing innovative pest management practices through continued partnerships and educational outreach.

NE-01.7: Existing Land Classifications and Designations

Lands within the Niagara Parks contribute to several distinct and significant ecological land classifications. NPC, as steward of the Niagara Parks, must endeavour to support the variety of ecosystems that have been identified by international, federal and provincial bodies.

The Niagara Gorge is identified as a Provincially Significant Life Science Area of Natural and Scientific Interest (ANSI). The Niagara River Bedrock Gorge is identified as an Earth Science ANSI. Both areas must be maintained and managed in conformance with guidelines set out by the Ontario Ministry of Natural Resources (OMNR).

NE-02 Natural Heritage Types

Within the Park, distinct natural heritage types inform the overall management of the landscape. Management of NPC's Natural Environment overlaps with and supports management of various features identified as heritage attributes of the QVP PHPPS. Any impacts to heritage attributes will be mitigated through a heritage-informed design process, in accordance with the Standards and Guidelines (2010)

Management Guidelines

NE-02.1: Treed Moraine

The treed moraine is a significant natural heritage feature both within and outside the Park. NPC should actively engage with the City of Niagara Falls on the continued management and health of the treed moraine, especially with consideration for future development outside NPC lands. NPC should manage the feature through the implementation of the MMP (refer to NE-01.1). Once completed and adopted, the ISMP&IS (refer to NE-01.5) may also inform the management of the treed moraine.

NE-02.2: Escarpment

Escarpment areas within the Park also include the provincially identified Niagara Gorge Life Science ANSI. Management within this area should conform to OMNR guidelines and the Niagara Parks ELMP (refer to NE-01.2).

NE-02.3: Constructed Islands

Within the Park, Constructed Islands are represented by the man-made landscape of the Dufferin Islands. This area provide significant natural heritage value and should be managed to promote and enhance the ecological value of the landscape. Landscape management within these areas should conform to existing NPC policy, including the MMP (refer to NE-01.1), adopted practices of the ELMP (refer to NE-01.2) and NRRHMP (refer to NE-01.3) as well as contributing to the development of future landscape management policies.

NE-02.4: Parklands

Parklands occupy a significant portion of the Study Area and represent some of the least biodiverse landscapes of the Park. Parklands are typified by open lawn areas with limited mature canopy trees. NPC should explore opportunities to enhance the natural heritage value of these areas through the planting of native, adapted or lower maintenance plants. In less populated areas of the Park, NPC should explore restoring maintained lawns to naturalized landscape plantings, such as grasslands and savannah ecologies.

NE-02.5: Riparian Lands

Riparian Lands exist throughout the Park along the shores of the Niagara and Welland Rivers. Landscape management within these areas should conform to existing NPC policy, including the adopted practices of the ELMP (refer to NE-01.2) and NRRHMP (refer to NE-01.3), as well as contributing to the development of future landscape management policies.

NE-02.6: Remnant Woodlot

The Remnant Woodlot located at the south edge of the Study Area provides significant value as a natural buffer between the NPC Maintenance Centre and the residences on Rapids View Boulevard. Landscape management within this area should conform to existing NPC policy, including the adopted practices of the ELMP (refer to NE-01.2), as well as contributing to the development of future landscape management policies.

NE-03 Natural Environment Improvements

As indicated by their environmental mission statement, NPC aims to “improve environmental quality and sustainable development throughout the Parks system for the benefit of visitors, employees and associates.” Pursuant to this, NPC will protect, restore and enhance the natural heritage features and functions of the Niagara Parks system. Management of NPC's Natural Environment overlaps with and supports management of various features identified as heritage attributes of the QVP PHPPS. Any impacts to heritage attributes will be mitigated through a heritage-informed design process, in accordance with the Standards and Guidelines (2010)

Management Guidelines

NE-03.1: Slope Erosion

The Treed Moraine will be managed in order to protect the existing vegetation by identifying sources of erosion, preventing erosion from continuing, and stabilizing the slope where appropriate. NPC should seek to implement measures for stabilization including re-vegetation with native ground flora and installation of natural material (e.g. staked logs) parallel to slope.

In order to protect the stability of the slope where new development is proposed, a setback from the top of slope should be provided based on the following current best practices: 3:1 slope from toe of slope, plus an additional 6 metre setback for erosion access for all undertakings at the top of the moraine slope in the absence of a geotechnical study. If a geotechnical study demonstrates that a smaller setback is acceptable, that setback shall be at least 15 metres.

NE-03.2: Forest Canopy Health

NPC should monitor tree health and canopy succession to inform management actions to ensure a healthy, diverse canopy and understorey comprised of native tree species of local provenance and with consideration and respect for historical and cultural landscape precedent. Associated ecological functions will be maintained to promote forest health and wildlife habitat.

NE-03.3: Biodiversity

NPC will continue to manage natural areas to protect native vegetation, particularly rare and uncommon species, and ensure a high diversity of native plant species persists thereby providing habitat for a range of wildlife. NPC should seek opportunities for restoration and enhancing natural areas to encourage a diversity of habitat types and ecosystem resilience. Where vegetation replacement is required within natural environment areas, NPC should endeavour to replace non-native species with native species and enhance the diversity of species in the plant communities in an effort to diversify wildlife habitat.

NE-03.4: Wildlife

Important wildlife habitat will be protected and enhanced to continue to provide an important function for wildlife, such as congregatory species, waterfowl concentrations, and colonial waterbird/seabird concentrations. Through restoration of natural areas, NPC will enhance wildlife habitat, especially with consideration of identified species-at risk and terrestrial species such as song birds, pollinator insects, and bats.

NE-03.5: Invasive Species

Based on an ISMP&IS, NPC should identify key species for removal and strategies for management to restore and support the continued management of the natural environment within the Niagara Parks. NPC should restrict the planting of non-native invasive tree, grass and herbaceous species immediately adjacent to natural areas to limit species spread within sensitive ecosystems of the Parks.

NE-03.6: Hydrology and Hydrogeology

NPC shall undertake measures to minimize the maintenance that results from seepage, and explore opportunities to use the groundwater to enhance the aesthetics and biodiversity of the toe of slope area. NPC should explore opportunities to utilize seepage areas to create wetland and specialized wildlife habitat to enhance species diversity in the Parks. Where seepage areas are present or restoration of modified seepage areas is desired, NPC should consider opportunities to protect the hydrogeological function of the system.

NE-03.7: Ecological Restoration

NPC will follow established best practices in the ecological restoration of natural habitat. NPC should endeavour to develop innovative restoration practices through partnerships with the School of Horticulture and other regional education and research institutions.

NE-03.8: Trail Restoration and Management

The trail system through the natural areas will be sited to provide opportunities for park visitors to enjoy the natural environment while avoiding more sensitive areas where possible, such as on steep slopes, moist soils, and where rare or uncommon species are located. Where possible, trails through these sensitive areas should be closed, rehabilitated with native vegetation, and educational signage be erected informing park users of the ecological sensitivity and hazards (e.g., steep slopes) associated with the area. Appropriate trail types (e.g. earthen, wood chip or boardwalk) should be constructed to suit the location conditions (e.g. boardwalk through wet soils).

NE-04 Natural Environment Innovation

NPC will continue to seek out opportunities to develop and implement innovative and adaptive practices within the Parks.

Management Guidelines

NE-04.1: Partnerships

NPC should encourage partnerships and expanded involvement of the School of Horticulture and other regional research and educational institutions to showcase innovative approaches to excellence in gardening, ecology and naturalization with the Niagara Parks.

9.4 Cultural Heritage

CH-01 Conservation Policy and Studies

Provincial heritage properties must be maintained in a manner that conserves their cultural heritage value and heritage attributes. The MTCS Standards and Guidelines for Conservation of Provincial Heritage Properties, 2010 (the Standards and Guidelines) regulate the identification, protection, and care of provincial heritage properties, and are mandatory for all Ontario government ministries and prescribed public bodies, including the NPC. In accordance with the Standards and Guidelines, NPC will continue to identify provincial heritage properties within the Niagara Parks system. NPC should also review new development, adaptive re-use, major renovations and modification and management practices within and adjacent to provincial heritage properties to mitigate negative impacts on the identified cultural heritage value and attributes of those heritage resources.

NPC will undertake all necessary inventory, analysis and reporting procedures as required to manage identified cultural heritage landscapes and resources within the Parks. Efforts should be made to support the identification of new resources as well as review and re-evaluate identified resources through regular management and conservation plan activities, including those identified below.

Management Guidelines

CH-01.1: Existing Policy: Identification and Evaluation Process

As described in NPC’s 2016 Heritage Identification and Evaluation Process, cultural heritage screenings and evaluations are required when a property has not been evaluated and a major renovation or alterations are proposed.. Consideration should be given for any projects within the Parks that are not currently included in a cultural heritage screening and evaluation report.

Within the Study Area, the lands north of Upper Rapids Blvd. have been evaluated, while the lands south to the Welland River have not been evaluated. In addition to preparing screening and evaluation reports for unevaluated areas and upcoming project sites, NPC should consult with MTCS regarding whether additional evaluation is required for individual components within identified provincial heritage properties, such as those complex resources that have been identified as heritage attributes of the QVP Cultural Heritage Landscape.

CH-01.2: Existing Identification of Provincial Heritage Properties

The following heritage resources within the QVP Study Area have been identified as Provincial Heritage Properties of Provincial Significance (PHPPS):

- The Queen Victoria Park Cultural Heritage Landscape (the QVP CHL) PHPPS
- The Toronto Power Generating Station complex (TPGS) has been identified as a PHPPS within the QVP CHL
- The Ontario Power Generating Station complex (OPGS), including the OPGS Gatehouse, has been identified as a PHPPS within the QVP CHL
- The Canadian Niagara Power Generating Station complex (CNPGS) has been identified as a PHPPS within the QVP CHL

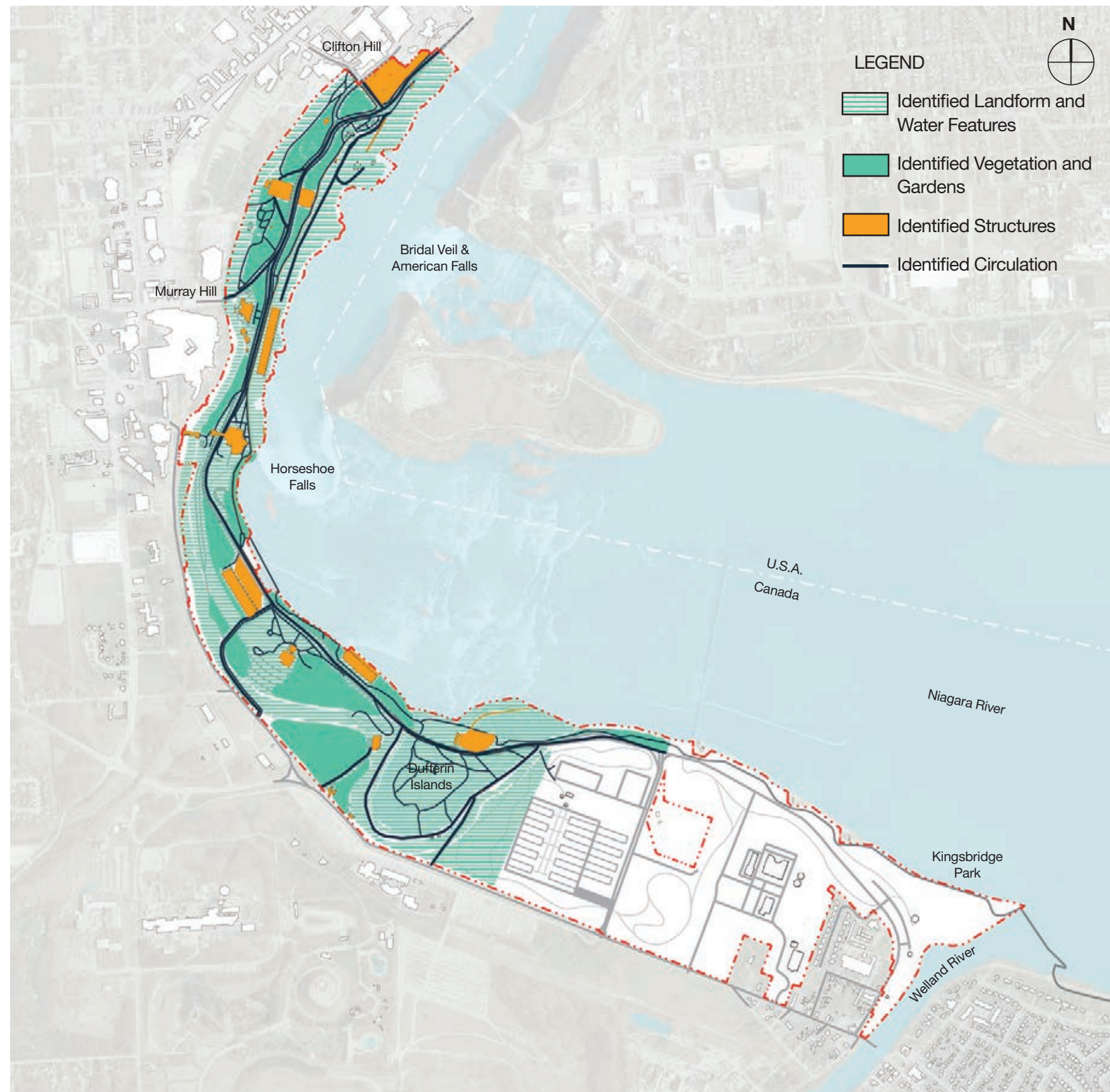


Fig. 9-5: Identified Cultural Heritage Resources

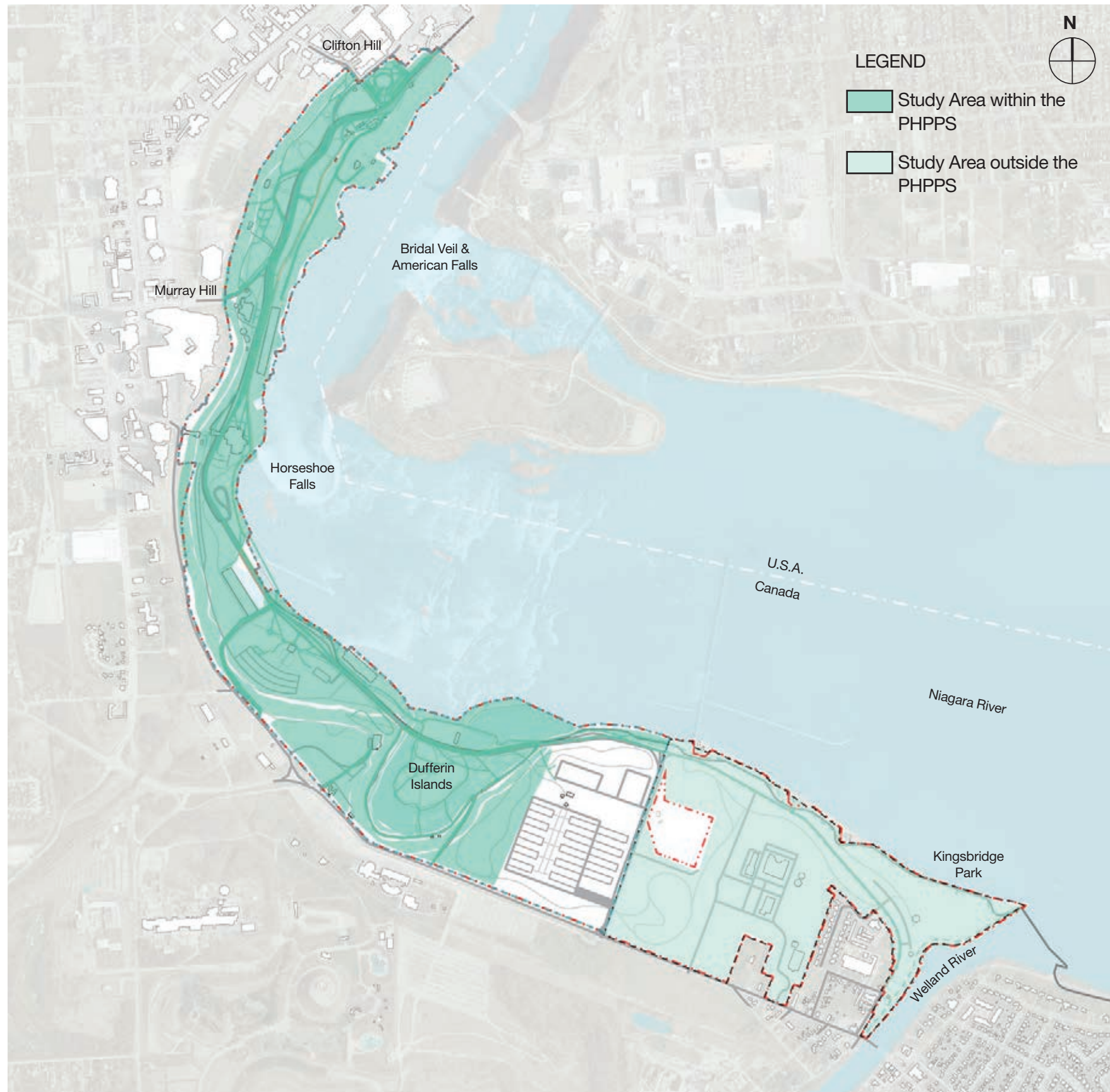


Fig. 9-6: Limits of Cultural Heritage Landscape Investigations

These properties were identified as PHPPS's for having met criteria in both Ontario Regulation 9/06 and 10/06. A Statement of Cultural Heritage Value for each of the above properties, including descriptions of their heritage attributes, has been added to the list of provincial heritage properties maintained by the Ministry of Tourism and Culture.

CH-01.3: Existing Initiatives: Strategic Conservation Plans

The Standards and Guidelines require that a Strategic Conservation Plan (SCP) for identified provincial heritage properties be developed that provides guidance on their conservation, maintenance, use, and disposal, and which articulates approaches that will be taken to manage changes to the properties (Section C.1). SCPs for the QVP CHL and the three Power Generating Stations are currently under development and should be consulted as resources when considering modifications to the QVP CHL or Power Generating Stations. Since the QVP CHL and Generating Stations are of provincial significance, the SCPs must be approved by MTCS (Section C.1). Upon approval, the SCPs will be recognized as a tool of the NPC in making informed decisions regarding future maintenance, conservation, adaptive re-use and revitalization strategies for the QVP CHL and Generating Stations.

Strategic Conservation Plans require regular review and ongoing updates to remain relevant to continuing improvements and modifications within their subject areas. As part of this process, NPC should document the successes or challenges identified in applying the existing SCPs to current major renovation or alteration projects, and identify any planned alterations that were not anticipated by the current SCPs.

NPC should consult with MTCS regarding the need for SCPs for individual heritage attributes within the Parks. Depending on the size and complexity of the resource, an SCP may be an appropriate guiding document. In some cases, the inclusion of a conservation plan as part of the HIA for proposed alterations may be more appropriate.

CH-01.4: Required Cultural Heritage Studies: Heritage Impact Assessments

As stated in the Standards and Guidelines 'Info Bulletin 3: Heritage Impact Assessments for Provincial Heritage Properties', the NPC will be required to assess the direct or indirect impact of all proposed activities that may affect the cultural heritage value and attributes of the provincial heritage properties within the Study Area through the preparation of Heritage Impact Assessments (HIA) based on the SCP. An HIA is an independent study that identifies the impacts of proposed interventions and recommends options and mitigation measures, consistent with the SCP, to reduce the impacts and conserve cultural heritage value and attributes.

NPC should seek advice from MTCS regarding the need for HIAs for individual heritage attributes within the Parks. Depending on the scope of the proposed interventions, individual HIAs and/or Park-wide HIAs should be prepared prior to implementing any major renovations or alterations to the Parks and resources. The approved HIA approach should be included in the final SCPs for QVP and other NPC Parks.

CH-01.5: Required Cultural Heritage Studies: Heritage Interpretation Plan (HIP)

The Standards & Guidelines recommend heritage interpretation as an essential element of the conservation strategy for provincial heritage properties. The SCPs for QVP and the Power Generating Stations echo this recommendation to prepare a Heritage Interpretation Plan to address those sites. NPC should prepare a Heritage Interpretation Plan to guide a robust interpretation program for the Parks, using a variety of techniques to communicate the diverse narratives embedded within NPC lands. The HIP should discuss how and where to provide the public with information about the cultural heritage value of the Parks and resources, and identify opportunities for engaging the public to ensure public benefit, awareness and enjoyment of the identified cultural heritage value. The HIP should be integrated with findings from an Indigenous Cultural Landscape Study.

CH-01.6: Recommended Cultural Heritage Studies: Indigenous Cultural Landscape Study

NPC should commission an Indigenous Cultural Landscape Study to provide an understanding of the full breadth of Indigenous values associated with the Parks. The study would include identifying practices of inhabitation and patterns of use as expressed in historical and contemporary land use, cultural knowledge, place names and oral narratives associated with the Falls and the larger NPC lands to develop a framework for understanding the different roles the Parks have played through all peoples' histories and how these inform future uses for the Parks.

CH-01.7: Recommended Cultural Heritage Studies: Views and Vistas Analysis

In accordance with the NPC Visual Assessment Policy (2018), NPC shall identify scenic resources and important views, viewpoints, viewscapes and vistas that contribute to the cultural heritage value of the Parks. NPC should undertake a proactive approach to the identification and analysis of views and vistas within the Parks. The proposed Views and Vistas Analysis is intended to inform visual assessment studies through the identification of views, viewpoints, viewscapes and vistas, building on past visual assessments, cultural heritage evaluation reports, statements of cultural heritage value, master planning, and other studies. Proactive identification of view attributes within the Parks will aid in the assessment of new development impacts on significant views and vistas. This analysis should consider Niagara River vistas, and viewpoints along the river, some of which were deliberately designed to enable views of the Falls, the rapids, the American shore and other river features.

CH-01.8: Recommended Cultural Heritage Studies: Niagara Parks Area of Influence Study

NPC should undertake a technical study to define the conditions, boundaries, and policies related to establishing an Area of Influence for the Parks with respect to adjacent land use and development. In collaboration with the adjacent municipalities and other stakeholders, this study would determine the purpose and appropriate process for establishing an Area of Influence policy related to lands adjacent to the Parks, including clear articulation of NPC's goals related to the establishment of such an Area, and integration with local municipal planning processes and relevant natural heritage protection policies.

CH-02 Landforms and Water Features

Landforms and water features within the Parks tell a story of the natural and cultural activities which have shaped and been shaped by the shoreline of the Niagara River. The Parks will be managed and maintained to preserve, enhance or rehabilitate these features. Any major alterations and non-routine maintenance to Landforms and Water Features identified as heritage attributes of the QVP PHPPS will be undertaken in accordance with the Standards and Guidelines, as described above in section CH-01 Conservation Policy and Studies. The management and preservation of identified features builds on practices outlined in the QVP SCP.

Management Guidelines

CH-02.1: Identified Landforms and Water Features

Landforms and water features identified as heritage attributes in the QVP SCHV are listed in Table A1-1 in Appendix 1: Cultural Heritage Inventory Tables.

Where appropriate, landscapes should be rehabilitated following a heritage-informed landscape upgrade process. Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil or landform.

CH-03 Vegetation and Gardens

Cultivated landscape features within the Parks exhibit considerable contextual and aesthetic value. Conservation and rehabilitation of the vegetation and gardens will provide visual interest and enhance the horticultural character within and beyond the Parks. Vegetation and gardens should be considered in context of any significant built resources. Any major alterations and non-routine maintenance to Vegetation and Gardens identified as heritage attributes of the QVP PHPPS will be undertaken in accordance with the Standards and Guidelines, as described above in section CH-01 Conservation Policy and Studies. The management and preservation of identified features builds on practices outlined in the QVP SCP.

Management Guidelines

CH-03.1: Identified Vegetation and Gardens

Vegetation and gardens identified as heritage attributes in the QVP SCHV are listed in Table A1-1 in Appendix 1: Cultural Heritage Inventory Tables.

Vegetation should continue to be managed through the upkeep of native species and mature plants. Both parkland vegetation and cultivated gardens should be conserved through appropriate tree and landscape maintenance and heritage-informed landscape upgrades. Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.

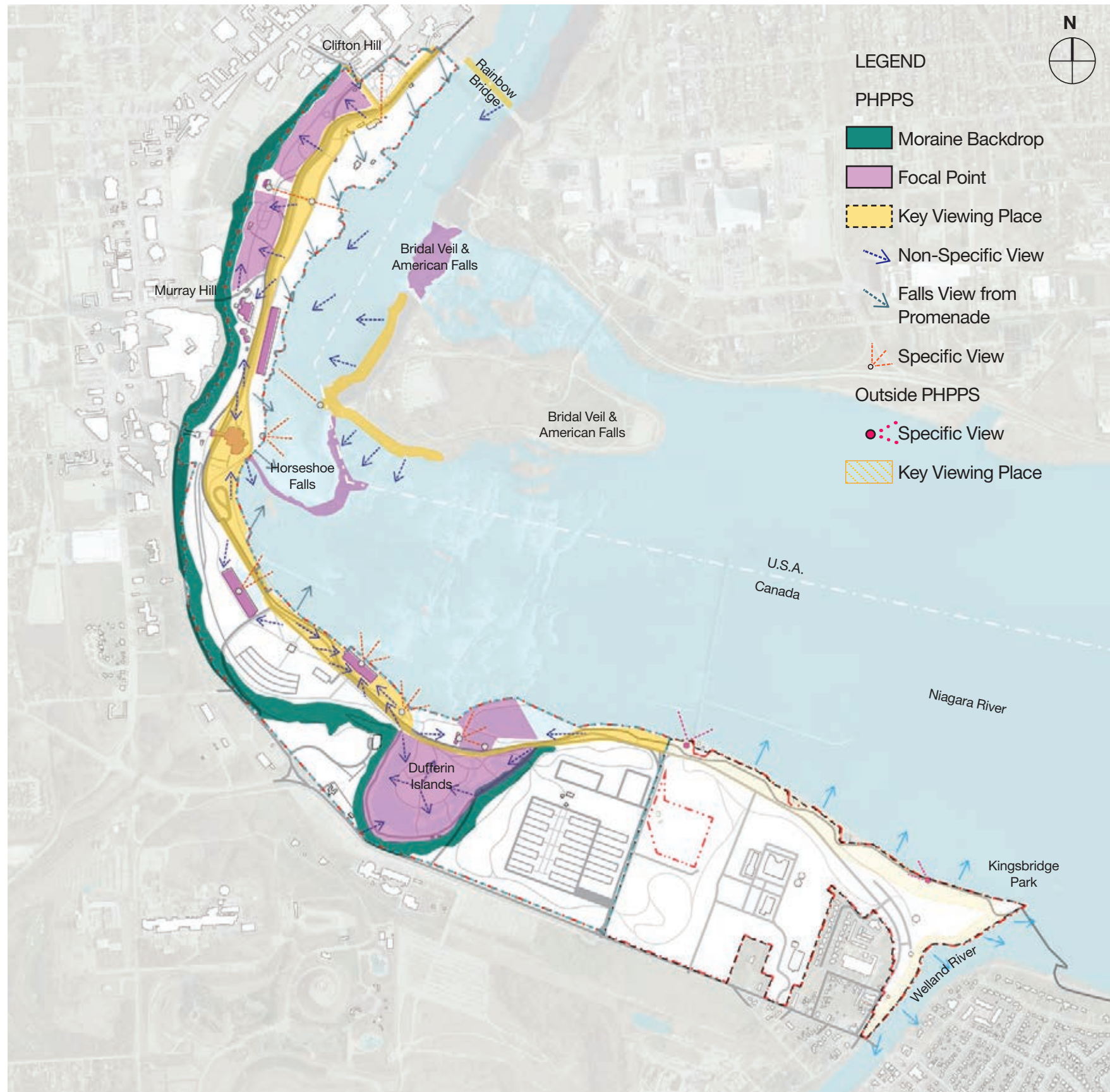


Fig. 9-7: Identified Cultural Heritage Views

CH-04 Structures

A diverse array of structures within the Parks contribute to the overall cultural heritage landscape due to their monumentality, their role as local cultural landmarks, and their association with the Park's historical themes of power generation, horticultural practice, tourism and recreation. Built resources should be conserved or rehabilitated to enhance their contribution to the overall cultural heritage of the Parks. Any major alterations and non-routine maintenance to Structures identified as heritage attributes of the QVP PHPPS will be undertaken in accordance with the Standards and Guidelines, as described above in section CH-01 Conservation Policy and Studies. The management and preservation of identified features builds on practices outlined in the QVP SCP.

Management Guidelines

CH-04.1: Identified Structures

Structures identified as heritage attributes in the QVP SCHV are listed in Table A1-1 in Appendix 1: Cultural Heritage Inventory Tables.

Identified structures should be retained and are not recommended to be removed, demolished or replaced. Appropriate conservation treatments are to be determined on a case-by-case basis. Rehabilitation and adaptive re-use may be appropriate. Any adaptive re-use should continue to ensure that the heritage attributes of the structure are conserved and that the structure continues to be physically and visually compatible with the overall cultural heritage landscape. Modifications to and removal of identified structures will require detailed analysis to determine the cultural heritage impacts, including mitigation measures, in accordance with the Standards and Guidelines.

CH-05 Circulation

Circulation within the Parks informs the historic associations of the Parks to the adjacent cities and inform early patterns of movement through the landscape. Where possible, the original configuration and character of circulation routes should be conserved or restored. Any major alterations and non-routine maintenance to Circulation features identified as heritage attributes of the QVP PHPPS will be undertaken in accordance with the Standards and Guidelines, as described above in section CH-01 Conservation Policy and Studies. The management and preservation of identified features builds on practices outlined in the QVP SCP.

Management Guidelines

CH-05.1: Identified Circulation Routes

Circulation identified as heritage attributes in the QVP SCHV are listed in Table A1-1 in Appendix 1: Cultural Heritage Inventory Tables.

9.5 Guest Experience

Vehicular circulation networks within the Cultural Heritage Landscape should be of secondary importance to pedestrian circulation networks. Alternate means of accessibility, including the availability of bicycles and the WEGO people-mover system are recommended and preferred over the expansion of the existing vehicular circulation network. Rehabilitation of identified pedestrian circulation routes should be undertaken with consideration of the contribution of existing networks to the picturesque character of the Parks. Modifications to identified circulation attributes should consider cultural heritage impacts, including mitigation measures, in accordance with the Standards and Guidelines.

CH-06 Views

Views to, from and within the Parks should be conserved and where possible strengthened to reinforce the visual relationships between viewpoints and heritage resources throughout the Parks. In accordance with the NPC Visual Assessment Policy, NPC will require a visual assessment where a proposed development or site alteration within NPC property or adjacent lands has the potential to affect identified views, viewpoints, viewscapes and vistas or to visually intrude upon protected heritage property or scenic resources. Visual assessments shall be prepared in accordance with the NPC's visual assessment terms of reference guidelines. Any major alterations that may impact Views identified as heritage attributes of the QVP PHPPS will be undertaken in accordance with the Standards and Guidelines, as described above in section CH-01 Conservation Policy and Studies. The management and preservation of identified features builds on practices outlined in the QVP SCP.

Management Guidelines

CH-06.1: Identified Views and Viewpoints

Views identified as heritage attributes in the QVP SCHV as well as those listed as potential heritage features outside the PHPPS, are listed in Table A1-2 in Appendix 1: Cultural Heritage Inventory Tables.

Views should be conserved in such a way that the focal point of the view is not obstructed, diminished or adversely impacted. Vantage points and viewing places from which views can be enjoyed should be maintained and remain accessible, such as identified locations along the Promenade and Niagara Parkway. Views should not be obstructed by new development or alterations to existing built or natural resources. Views with associated vantage points and viewing places located outside the Parks should be respected and maintained where possible. Vegetation may obstruct views and require regular maintenance to ensure existing views are maintained.

CH-07 Indigenous Heritage

NPC should seek opportunities to collaborate with Indigenous communities to create meaningful and informative interpretive experiences within the Parks. Interventions should highlight the unique and rich heritage of the Niagara Falls region.

GE-01 Key Guest Experience Areas

Within the Study Area, several sites represent significant attractions or landmarks within the site. As a minimum these sites should be retained and enhanced with primary consideration for guest comfort and access.

Management Guidelines

GE-01.1: Design Excellence

Within these areas, NPC should encourage a higher level of design excellence and enhanced materials and finishes to showcase the Park.

GE-01.2: Maintenance

Regular maintenance practices within these areas should be inconspicuous and conducted outside peak guest hours. Longer-term improvements or maintenance should be completed outside peak season whenever possible.

GE-02 Public Access

The Niagara Parks will continue to operate as free and publicly accessible landscapes managed and maintained by NPC for the enjoyment of all guests, except where risks to guest safety, current lease agreements, damage to natural or cultural heritage, maintenance and management operations or existing paid entry precludes.

Management Guidelines

GE-02.1: Accessibility

Priority will be made to ensure all publicly accessible facilities meet current minimum provincial standards. NPC will undertake regular audits and guest experience surveys to ensure current practices meet guest satisfaction and conform to provincial requirements.

GE-02.2: Wayfinding and Signage

Through the implementation and regular review of the Niagara Parks Wayfinding Strategy, NPC will endeavour to promote clear and simple wayfinding and guest circulation throughout the Niagara Parks. Special consideration will be given for high volume guest areas (such as Table Rock Centre) which may require additional or non-standard signage due to the concentration of guest attractions and services.

GE-03 Guest Safety

NPC will prioritize the continued safe enjoyment of the Parks and facilities for all guests with consideration for the cultural heritage value of the Parks and identified attributes.

9.5 Guest Experience

Vehicular circulation networks within the Cultural Heritage Landscape should be of secondary importance to pedestrian circulation networks. Alternate means of accessibility, including the availability of bicycles and the WEGO people-mover system are recommended and preferred over the expansion of the existing vehicular circulation network. Rehabilitation of identified pedestrian circulation routes should be undertaken with consideration of the contribution of existing networks to the picturesque character of the Parks. Modifications to identified circulation attributes should consider cultural heritage impacts, including mitigation measures, in accordance with the Standards and Guidelines.

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Priority will be made to ensure all publicly accessible facilities meet current minimum provincial standards. NPC will undertake regular audits and guest experience surveys to ensure current practices meet guest satisfaction and conform to provincial requirements.

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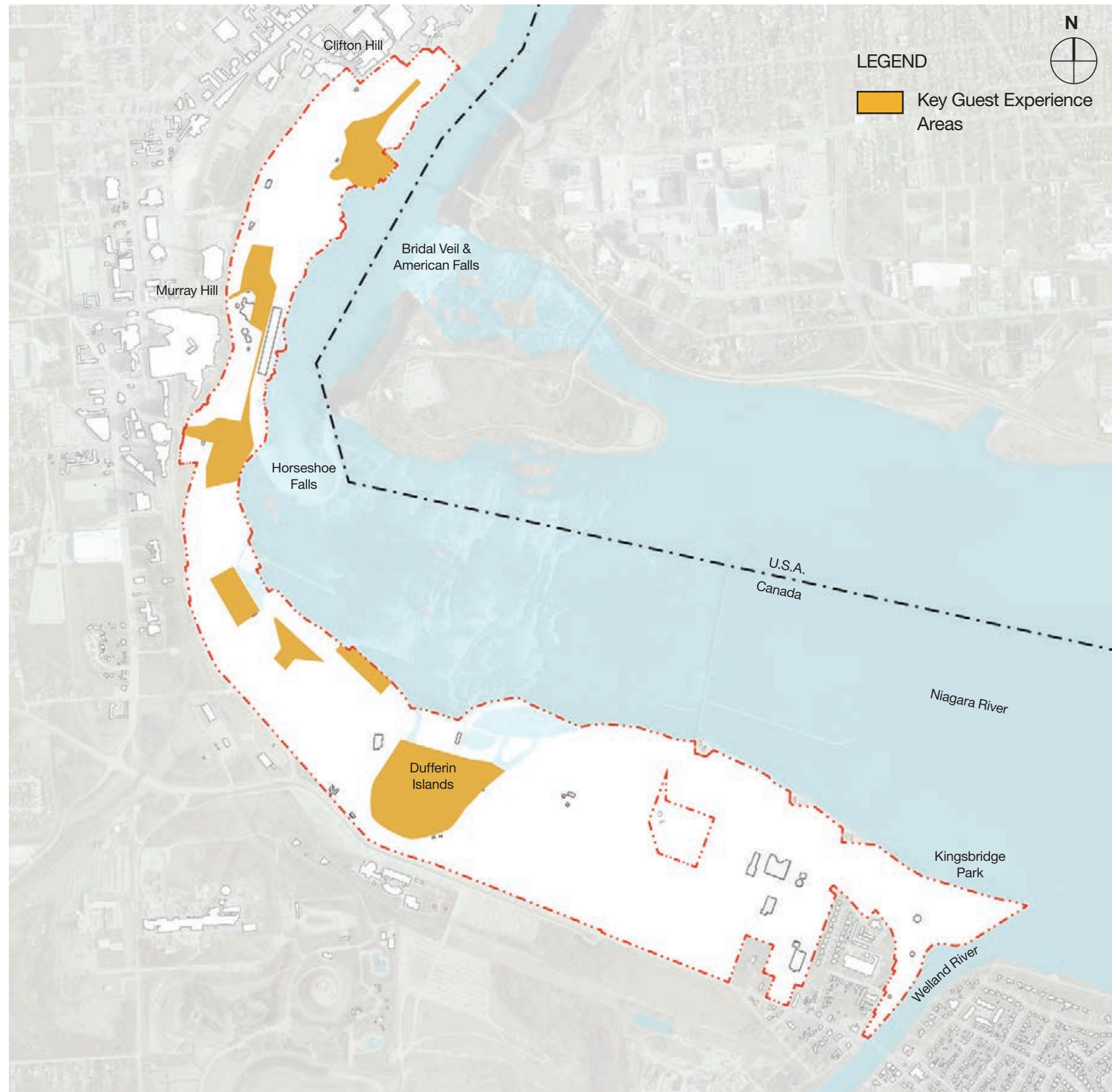


Fig. 9-8: Guest Experience Zones

Management Guidelines

GE-03.1: Existing Policy: Target Hardening Audit

NPC through the Niagara Parks Police (NPP) will undertake regular review and audit of potential threats to guest safety through target hardening exercises.

GE-03.2: Existing Policy: Health and Safety Standards

NPC will ensure all applicable provincial and federal health and safety standards are enforced throughout the Parks, including but not limited to state of good repair maintenance, public health standards, water quality and food handling standards and crowd management.

GE-03.3: Crime

NPC through the NPP will maintain the low level of crime experienced within the Parks and seek opportunities to further reduce crime where possible without compromising guest enjoyment.

GE-03.4: Recommended Studies: River Access Audit and Design Standards

NPC will continue to monitor and limit access to the Niagara River within the Park to ensure guest safety. NPC should undertake a review of existing barrier types and state of repair, and identify locations for modifications. NPC should develop standards for providing physical barriers to the river throughout the Niagara Parks to create a consistent and cohesive guest experience.

GE-04 Arrival Experience

NPC should develop a comprehensive strategy for guest arrivals to the Niagara Parks exploring opportunities to enhance under serviced gateways and reinforce thresholds within the entire 56km long park system. Alterations to enhance the arrival experience will be considered in conjunction with the cultural heritage value of the Park through a heritage-informed design process, and in accordance with the Standards and Guidelines (2010).

Management Guidelines

GE-04.1: Recommended Studies: Arrival Audit

The audit should include evaluation of current gateways, identification of future arrival points or modifications to existing arrival points based on various modes of travel, and a review of current and future travel routes to all major destinations within the Parks. The audit should explore strategies for encouraging increased use of the existing WEGO system, including recommendations for modifications and improvements to better serve guests, and the integration of an enhanced cycling and pedestrian network. The audit should also explore potential strategies

GE-04.2: Recommended Studies: Gateway Design Guidelines

NPC should develop a hierarchy of gateways and preferred arrival points in coordination with the Niagara Parks Wayfinding Strategy. Gateway locations should be coordinated with adjacent municipalities and stakeholders to ensure external signage directs guests to the appropriate gateways.

GE-04.3: Primary Gateways

Primary gateways are located at high-volume entry points to the Park and should have a consistent identity and character to improve guest awareness and sense of arrival to the Niagara Parks. Wayfinding at gateways should be clear and scaled for the mode of arrival.

GE-04.4: Secondary Gateways

NPC should develop a strategy for enhancing secondary gateways and transition points where guests access the Park through a less prominent entrance or transfer between personal transportation and public access routes. These sites may include transit stops, bicycle stations, and event plazas, and should function as arrival points. Secondary gateways should be clearly marked and appropriate facilities provided to ensure a safe and smooth transition, including bicycle locking areas, paved areas, shelter (using plantings or structures) and site furnishings, such as benches. At transition points, NPC should develop strategies for creating memorable experiences to improve guest enjoyment while changing travel modes.

GE-05 Welcome Centres

Welcome Centres are key to the guest experience of the Niagara Parks as they provide a first point of contact and assist guests in navigating the Parks. NPC should continue to review current Welcome Centres and develop a strategy for enhancing and optimizing the Welcome Centre network as the Parks and new facilities and experiences are developed. Alterations to Park attributes as a result of Welcome Centre improvements will utilize a heritage-informed design process, in accordance with the Standards and Guidelines (2010).

Management Guidelines

GE-05.1: Recommended Studies: Welcome Centre Audit and Design Guidelines

NPC should audit existing Welcome Centres to identify opportunities for efficiencies and determine strategies for improving guest services at current Centres. NPC should develop a hierarchy of services for Welcome Centres based on the projected guest interaction as not all Welcome Centres should provide all guest services.

GE-05.2: Existing Welcome Centres

Based on an internal review of existing Welcome Centres, NPC should assess existing offerings and explore opportunities to enhance the guest experience at Welcome Centres. NPC should prioritize opportunities to enhance or refresh Welcome Centres within existing high-volume sites to ensure

GE-05.3: Relocated Welcome Centres

Where appropriate, existing Welcome Centres may be relocated into existing facilities to better serve park guests. NPC should explore opportunities to integrate Welcome Centre services with existing attractions and program offerings to realize operational efficiencies. Where Welcome Centre structures are no longer serving a sustainable use, NPC should undertake the re-use or removal of structures and consolidation of Welcome Centres.

GE-05.4: Future Welcome Centres

As part of any significant program or facility modifications, NPC should undertake a review of current Welcome Centre services and projected guest requirements to determine appropriate locations and extents of future Welcome Centres to continue to support the Parks. NPC should endeavour to provide Welcome Centre facilities at all Arrival Points or Gateways and at key destinations within the Parks. A minimum of one (1) Welcome Centre should be provided for each Character Area with content and services tailored to guests needs within the specific area.

Future Welcome Centres should be integrated within existing or planned new structures where possible to minimize impacts on the cultural heritage landscape of QVP. Future Welcome Centres should be designed to meet the highest level of design excellence and sustainable practices, showcasing NPC innovation and stewardship commitments.

GE-06 Site Furnishings and Fixtures

Coordinated site furnishings and fixtures create a consistent language to understand an expansive space and assist with wayfinding. QVP and the Niagara Parks should have a deliberate palette of furnishings and materials to help guests navigate through the Parks and perceive the contiguous park character.

Management Guidelines

GE-06.1: Recommended Policy: Coordinated Site Furnishings Plan and Guideline

NPC should undertake the creation of a Coordinated Site Furnishings Plan and Guideline to identify a single comprehensive palette for use Park-wide and outline strategies for integrating heritage sites within the Park fabric using furnishings and fixtures. The policy should compliment existing NPC Parks-wide strategies, including the Signage and Wayfinding strategy, corporate branding and other design guidelines as they are established and adopted.

GE-06.2: Cultural Heritage Sites

Furnishings and fixtures within or adjacent to cultural heritage attributes should be selected to support the overall heritage value of the attribute without replicating specific heritage features. Reproductions should only be used to replace furnishings identified within heritage evaluations and conservation plans. Heritage-sympathetic designs should be informed by specific design characteristics of an attribute, including but not limited to form, colour, material, and scale.

9.6 Circulation Network

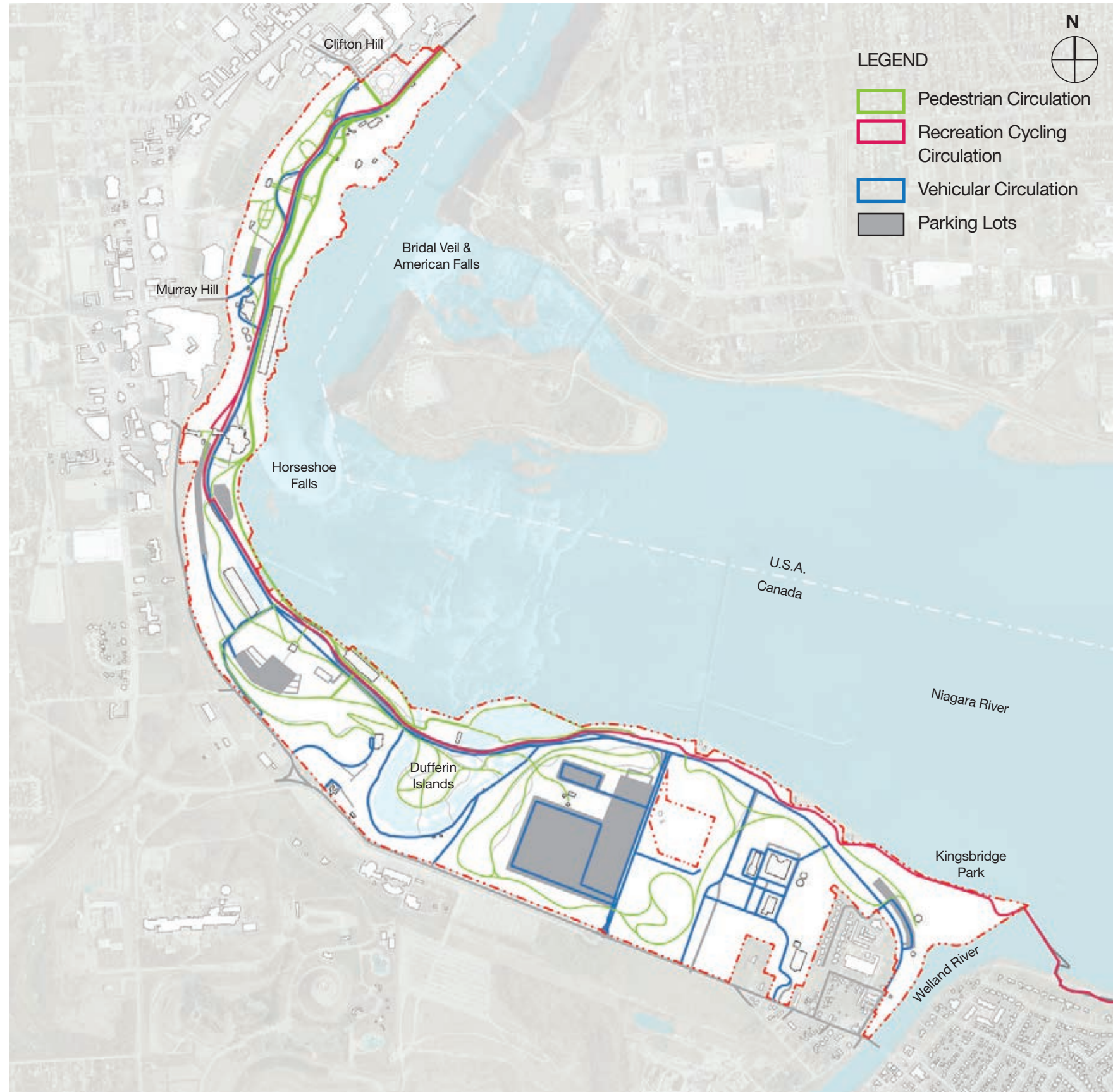


Fig. 9-9: Access and Connections

CN-01 Guest Circulation

Pedestrian priority will be applied throughout all areas of the Parks.

Management Guidelines

CN-01.1: Accessible Circulation

NPC will provide safe and accessible paths of travel in conformance with Provincial and internal NPC standards. Where an accessible route cannot be provided, alternative transportation options will be explored.

CN-01.2: Pedestrian Pathways

NPC will review all pedestrian pathways regularly to ensure minimum standards and state of good repair are maintained. The use of rollerblades, scooters, skateboards and bicycles will be permitted only where such activities do not negatively impact the experience and enjoyment of the pedestrian users. Where need is identified, NPC will endeavour to provide additional park infrastructure to separate incompatible uses. NPC will coordinate and implement measures to provide additional protection for pedestrians from vehicles accidentally or deliberately driven into pedestrian areas.

Well-designed pedestrian crossings will act as a visual point of reference to assist in pedestrian navigation through the park. Appropriate improvements to pedestrian crossings of roadways and bicycle paths will be undertaken. NPC will develop and implement a pedestrian crossing standard that meets contemporary design guidelines taking into account control type, grading, accessibility and wayfinding.

CN-01.3: Recreational Bicycle Routes

NPC will maintain a recreational active transportation network to allow guests to navigate between attractions and key destinations in a safe and enjoyable way. Where possible, the recreational route will be separated from pedestrian and vehicular travel routes to minimize conflicts between pedestrians and other path users. The cycling route will be tied into key internal and external nodes that will compliment the bicycle routes with additional infrastructure such as seating areas, bicycles racks, short-term bicycle rentals, watering stations, repair stations, and wayfinding.

NPC will coordinate with Niagara Region, the City of Niagara Falls, and Metrolinx on a harmonized bicycle network connecting the Parks to local facilities and the improved Niagara Falls GO Station.

CN-01.4: Public Transportation

NPC will continue to provide a publicly accessible people-mover network throughout the park with enhanced bus lay-bys and new shelters. NPC will work with GO Transit to ensure adequate WEGO facilities are built as part of improvements to the Niagara Falls GO Station.

CN-01.5: Private Vehicular Routes

The Niagara Parkway will be retained in its current general configuration and remain open to all motorists on a day-to-day basis. Modifications will be made to the roadway between Table Rock and Murray Street to reduce the number of lanes in order to create additional space for pedestrians adjacent the Falls. External connections to the public road network will be maintained.

The parkway will be designed such that portions of the road can be closed for special events. NPC will coordinate with area stakeholders to provide temporary or permanent infrastructure changes for these closings. NPC should coordinate with the Ministry of Transportation to replace fixed signage on adjacent provincial highways with variable message signs that will allow for visitors to be redirected to alternate access points during parkway closures.

NPC will consult with the City of Niagara Falls and Niagara Region to protect for the opportunity to permanently close the Niagara Parkway to private vehicles. NPC will continue to explore how, operationally, removal of the Parkway from the area road network could be accomplished and what changes would be required to implement a long-term closure, including any required phasing.

CN-02 Parking

NPC will continue to provide guest parking at strategic locations throughout the Niagara Parks to make key attractions accessible to visitors. These lots will be designed to minimize pedestrian/vehicular conflicts while enhancing the guest experience of the Parks.

Management Guidelines

CN-02.1: Accessible Parking

NPC will provide sufficient accessible parking to meet provincial standards at all key destinations. Where it is not feasible to provide accessible parking within a reasonable distance of attractions, NPC will allow for passenger drop-offs and specialized ground transportation to ensure convenient access to destinations.

CN-02.2: Priority Parking

NPC will explore opportunities to provide designated parking for families with strollers, expecting parents and low-emissions vehicles in priority locations throughout the Park. Priority locations will be identified with clear signage and located adjacent to attractions, WEGO and shuttle stops, and in high visibility areas.

CN-02.3: Flexible Parking

NPC will provide parking inventory to meet current requirements and avoid the construction of additional parking facilities within the core parks. Any additional parking to be located at satellite lots with improved connections to WEGO service. Parking within the core parks will be designed as flexible spaces, using high quality materials allowing for seamless conversion to event spaces and guest amenities when not in use as parking.

CN-02.4: Low Impact Development

NPC will consider opportunities to integrate innovative green infrastructure and low impact development facilities into the all new, renovated and existing parking lots within the Parks.

CN-03 Operations and Maintenance Circulation

NPC will limit servicing vehicles from circulating within key guest areas during peak times. Small-scale maintenance activities may occur during peak times, but will be limited to activities compatible with high-volume guest attendance and should be carried out using non-motorized equipment. Large-scale maintenance and operational activities will be scheduled to minimize impact on guest experience.

Management Guidelines

CN-03.1: NPC Operations and Maintenance

NPC will minimize guest access to NPC operations and maintenance circulation. Staff only areas will be clearly marked to minimize guest confusion. NPC will deemphasize driveways and depot access locations from the Parkway, using discrete signage to differentiate from primary guest wayfinding and signage. NPC will optimize circulation at the Maintenance Centre and relocate primary access to Portage Road, eliminating redundant access points from the Parkway.

CN-03.2: Waste Collection

Waste collection will occur as required to ensure NPC lands maintain a high level of cleanliness. Collection schedules shall be coordinated to minimize impact on guest experience. During peak times, collection vehicle size should be limited to small maintenance vehicles to minimize the appearance of maintenance operations.

CN-03.3: Tenant Servicing and Deliveries

Deliveries and servicing to tenant and vendor sites should be limited to outside peak hours to minimize impacts on guest experience and ensure guest safety.

CN-03.4: Distribution Centre

NPC will evaluate the function and capacity of existing Distribution Centre facilities to determine the feasibility of implementing Distribution Centre improvements at strategic locations throughout NPC lands to minimize the requirement for large service vehicles accessing high-volume guest areas.

9.7 Servicing and Infrastructure

SI-01 Servicing Codes, Standards and Guidelines

All improvements and renovations implemented by NPC shall meet or exceed the current version of applicable national and provincial codes, standards and guidelines. Additionally, local standards should be considered for systems which interface with municipal infrastructure to ensure NPC practices complement adjacent development standards.

Management Guidelines

SI-01.1: Infrastructure Modifications and Improvements

NPC shall ensure that all infrastructure modifications and improvements meet the minimum standards for current development. NPC should consider improvements that integrate with adjacent municipal conventions and do not negatively impact external systems. Any alterations impacting heritage attributes of the QVP PHPPS will be undertaken through a heritage-informed design process, and in accordance with the Standards and Guidelines (2010).

SI-01.2: Connections to Municipal Services

Where appropriate, NPC shall ensure all infrastructure and services connecting to existing or proposed municipal services are compatible with municipal standards.

SI-01.3: Innovation

Where suitable, NPC should endeavour to implement innovative green infrastructure practices and standards to improve resilience and decrease maintenance and operations requirements within the Niagara Parks. NPC should explore opportunities for integrating low impact development (LID) practices within corporate standards.

SI-01.4: Private Utility Coordination

NPC will coordinate with and consider private utility providers in conjunction with all proposed landscape and built form improvements and modifications within the parks. Utility servicing of the parks will be designed and constructed per each utility's respective design standards.

SI-01.5: Private Utility Hand-off

Where existing private utilities currently are owned and maintained by NPC within the Niagara Parks, provisions should be made for the gradual replacement, consolidation and transfer of private utilities to the appropriate private service providers.

SI-01.6: Phasing

Where required, NPC will undertake phased replacement of existing services allowing for incremental decommissioning and removal of existing infrastructure in conjunction with significant Capital Investment projects to minimize disruption of services and improve budget efficiencies.

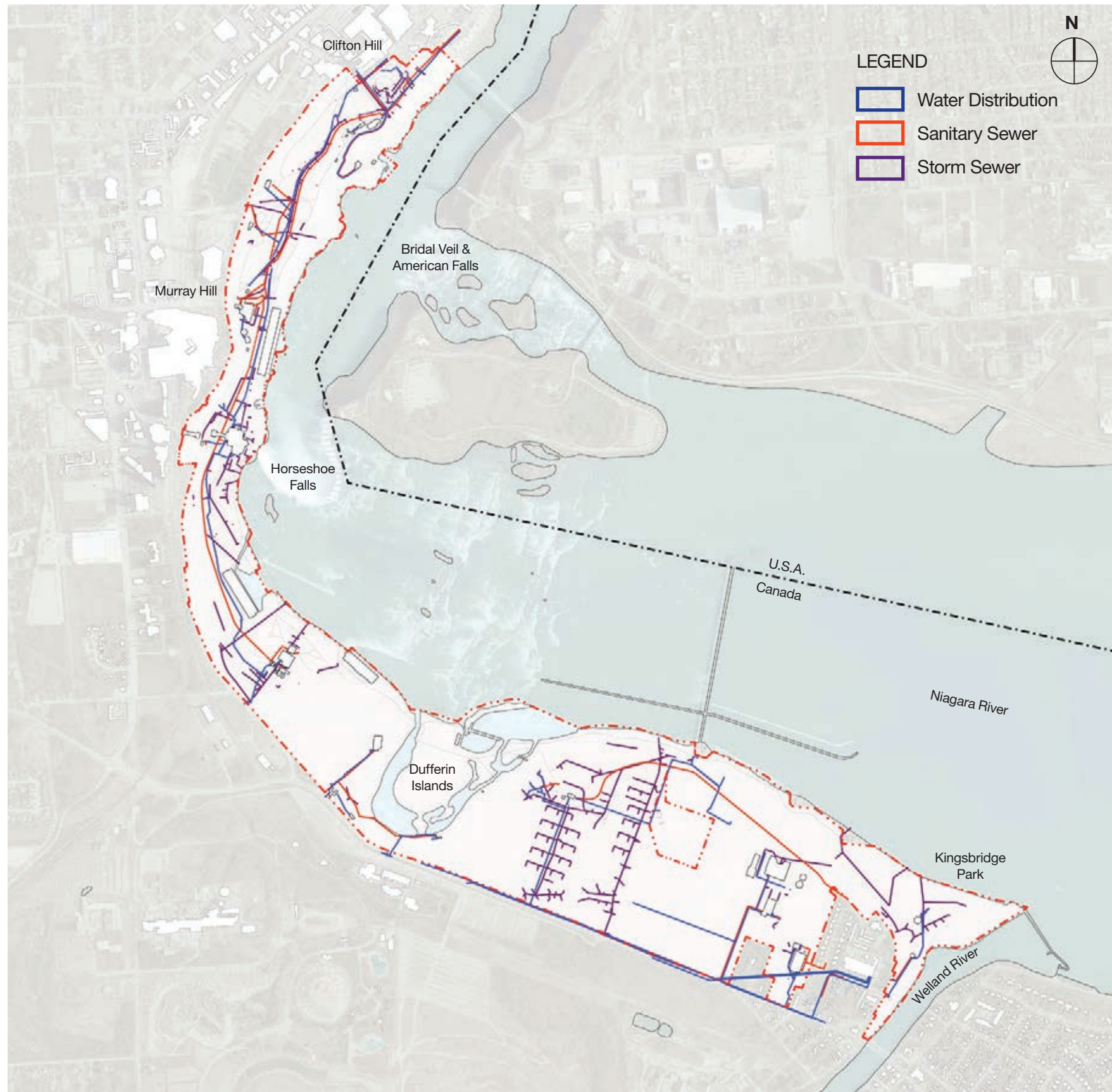


Fig. 9-10: Existing Infrastructure

SI-01.7: Removals and Decommissioning

Where existing structures are proposed to be demolished, existing water, sanitary and storm connections will be decommissioned prior to demolition. Existing services will be cut and capped at the buildings and the existing site services outside of the buildings will be abandoned in place until they are removed as part of future site improvements.

SI-01.8: Required Studies: Geotechnical Investigation

NPC should continue to conduct geotechnical investigations to assess below grade conditions and determine structural footing and foundation recommendations. Studies should include information such as but not limited to, existing overburden, elevation of bedrock and groundwater table elevations at existing infrastructure locations.

SI-01.9: Recommended Studies: Pavement Review and Recommendations

In addition to existing procedures for geotechnical investigation studies, NPC should commission a geotechnical review of pavements types suitable for use in the Parks and develop recommended pavement designs for unit paving (both precast concrete and natural stone), concrete, and asphalt to address maintenance concerns of heaving and cracking throughout the Parks.

SI-02 Water Distribution

NPC will continue to maintain and operate the agency-owned water distribution systems within the Niagara Parks until such a point when infrastructure and maintenance can be transferred into the public network. Where appropriate, NPC should endeavour to consolidate and replace aged and redundant systems and upgrade inefficient systems in conjunction with larger construction projects.

Management Guidelines

SI-02.1: Required Studies: State of Good Repair

NPC should undertake an inventory of all existing water distribution systems to ensure state of good repair and prioritize replacement and optimization of the existing system in conjunction with 10-year Capital Improvement projects.

SI-02.2: Recommended Studies: Water Modeling

NPC should undertake detailed water modeling, including hydrant flow tests, for all future water distribution modifications and improvements to ensure existing system capacities meet requirements for domestic and fire flows.

SI-02.3: Upgrades and New Connections

Where capacity exists, NPC should connect new water distribution infrastructure to existing systems. Where it is determined that new infrastructure is required, NPC shall engage the mechanical consultant for proposed improvements to determine the appropriate connections and routing for new water distribution infrastructure and connections.

SI-03 Sanitary Sewer System

NPC will continue to maintain and operate the agency-owned sanitary systems within the Niagara Parks until such a point when infrastructure and maintenance can be transferred into the public network. Where appropriate, NPC should endeavour to consolidate and replace aged and redundant systems and upgrade inefficient systems in conjunction with larger construction projects.

Management Guidelines

SI-03.1: Required Studies: State of Good Repair and External System Evaluation

NPC should flush and complete a CCTV review of all existing sanitary sewer systems to ensure state of good repair and prioritize replacement and optimization of the existing system in conjunction with 10-year Capital Improvement projects. For improvement projects and new connections, estimated proposed sanitary sewage flow shall be calculated using the development statistics and design parameters in accordance with provincial guidelines to ensure that existing infrastructure in vicinity of the development area has capacity, or to determine a need for local infrastructure upgrades.

SI-03.2: Upgrades and New Connections

Where capacity exists, NPC should connect new sanitary sewer infrastructure to existing systems. Where it is determined that new infrastructure is required, NPC shall engage the mechanical consultant for proposed improvement projects to determine the appropriate connections and routing for new sanitary sewer infrastructure and connections. New sanitary sewers should be designed to follow the proposed grades to minimize the depth of new sewer infrastructure and minimize requirements for excavation.

SI-04 Stormwater Management

NPC will continue to maintain and operate the agency-owned stormwater systems within the Niagara Parks until such a point when infrastructure and maintenance can be transferred into the public network. Where appropriate, NPC should endeavour to consolidate and replace aged and redundant systems and upgrade inefficient systems in conjunction with larger construction projects.

Management Guidelines

SI-04.1: Required Studies: State of Good Repair and Storm Drainage Plans

NPC should flush and complete a CCTV review of all existing storm sewer systems to identify any defects or deterioration of the existing pipes to determine if repair or replacement is required and coordinate optimization of the existing system with 10-year Capital Improvement projects. For all proposed improvement projects and new construction, storm drainage plans should be completed in coordination with the site grading plan to ensure drains are located at the proposed low points.

SI-04.2: Upgrades and New Connections

Where capacity exists, NPC should connect new sanitary sewer infrastructure to existing systems. Where it is determined that new infrastructure is required, NPC shall engage the mechanical consultant for proposed improvement projects to determine the appropriate connections and routing for new sanitary sewer infrastructure and connections. New sanitary sewers should be designed to follow the proposed grades to minimize the depth of new sewer infrastructure and minimize requirements for excavation.

SI-04.3: Stormwater Quality Controls

NPC will endeavour to integrate stormwater management measures with existing and proposed landscape features and built form to improve the quality of runoff before discharge to the Niagara River to meet or exceed provincial standards.

SI-04.4: Stormwater Quantity Controls

NPC will actively pursue opportunities to decrease stormwater runoff quantity diverted into conventional stormwater infrastructure systems through the implementation of passive infiltration measures (including rain gardens, bioswales, and permeable pavements). NPC will monitor and evaluate water balance to ensure compliance with current and future provincial standards. NPC will explore opportunities to reuse stormwater on site to minimize quantity directed towards storm sewer systems.

SI-04.5: Erosion Control

NPC will explore opportunities to minimize damage to slopes caused by erosion from stormwater runoff through ongoing slope and moraine management practices.

SI-04.6: Low Impact Development (LID) Strategic Implementation

NPC will develop strategies for integrating LID features and practices into existing landscapes and buildings to minimize reliance on storm water infrastructure.

SI-04.7: Innovation

NPC will pursue opportunities through the School of Horticulture and other regional research and education facilities to implement and develop innovative stormwater practices. NPC will endeavour to integrate innovative green infrastructure into existing and new stormwater management structures.

SI-05 Electrical Distribution and Lighting

NPC will continue to maintain and operate the agency-owned sanitary systems within the Niagara Parks until such a point when infrastructure and maintenance can be transferred to the appropriate private utility network. Where appropriate, NPC should endeavour to consolidate and replace aged and redundant systems and upgrade inefficient systems in conjunction with larger construction projects.

Management Guidelines

SI-05.1: Required Studies: State of Good Repair and Inventory

NPC should complete a detailed survey of all existing electrical power distribution systems and fixtures to ensure state of good repair and prioritize replacement and optimization of the existing system in conjunction with 10-year Capital Improvement projects. For improvement projects and new connections, estimated proposed sanitary sewage flow shall be calculated using the development statistics and design parameters in accordance with provincial guidelines to ensure that existing infrastructure in vicinity of the development area has capacity, or to determine a need for local infrastructure upgrades.

SI-05.2: Recommended Studies: Lighting Master Plan

NPC should undertake a Lighting Master Plan (LMP) for all of the Niagara Parks lands to develop a comprehensive strategy for the gradual replacement and retrofit of existing systems and fixtures. The LMP should provide guidelines for design and management of lighting throughout the Parks including fixture recommendations.

SI-06 Mist Management

Adjacent to the Horseshoe Falls, mist accumulation creates significant operations and maintenance concerns in winter due to hazardous ice build-up on structures, travel surfaces and planting areas. NPC shall employ both passive and active maintenance practices to ensure a safe environment for guests and staff in accordance with national and provincial standards.

Management Guidelines

SI-06.1: Impacts from Adjacent Development

NPC should endeavour to forecast potential impacts from proposed development adjacent to documented areas of ice accumulation due to mist. Adjacent municipal approval bodies should consult with NPC during the development application review process to ensure that no negative impacts from proposed developments will occur based on mist and ice accumulation.

SI-06.2: Ice Management

NPC should integrate heat-trace systems into all structures proposed within identified ice affected areas to minimize requirement for manual ice removal. NPC should explore the use of passive technologies and practices to mitigate ice buildup in key guest areas

SI-07 Grading and Site Topography

The topography of the Niagara Parks will continue to integrate seamlessly with adjacent development.

Management Guidelines

SI-07.1: Modifications to Park Topography

NPC will ensure existing grades along abutting properties are not negatively impacted as a result of modifications within NPC lands.

SI-08 OPGS Tunnel Decommissioning

NPC will continue to monitor the status of the former water flumes servicing the decommissioned OPGS Power Station. NPC will remove or fill the remaining tunnels through current best practices. Where appropriate, NPC will endeavour to expose or partially remove the tunnels to create interpretive landscape features exhibiting the unique cultural heritage of the parks and the legacy of power generation along the Niagara River corridor. Lands affected by the OPGS tunnel decommissioning will require special consideration based on the maintenance requirements and cultural heritage value of these underground infrastructural elements. Phasing will be required to undertake the full scope of decommissioning the OPGS tunnels. NPC will determine schedule based on adjacent site improvements and funding.

Management Guidelines

SI-08.1: Required Studies: Tunnel Inventory

NPC will undertake a detailed analysis of tunnel and area conditions to determine whether to remove, infill or expose existing tunnels

SI-08.2: Tunnel Removal

Where suitable, NPC will excavate, remove and dispose of sections of the OPGS tunnels, conforming to general best practices and appropriate codes, standards and guidelines. NPC will undertake all necessary environmental testing to ensure appropriate methods are employed in the demolition and removals. NPC will reinstate or rehabilitate any disturbed areas in keeping with the Cultural Heritage Landscape of the Parks.

SI-08.3: Tunnel Infill

Where removal is deemed not feasible, NPC will infill tunnel structures to minimize structural concerns and potential for collapse. NPC will reinstate or rehabilitate any disturbed areas in keeping with the Cultural Heritage Landscape of the Parks.

SI-08.4: Tunnel Feature

Where deemed appropriate, NPC will expose limited sections of the existing tunnels to create interpretive LID and landscape features, showcasing the unique heritage and legacy of power generation within the Niagara Parks.

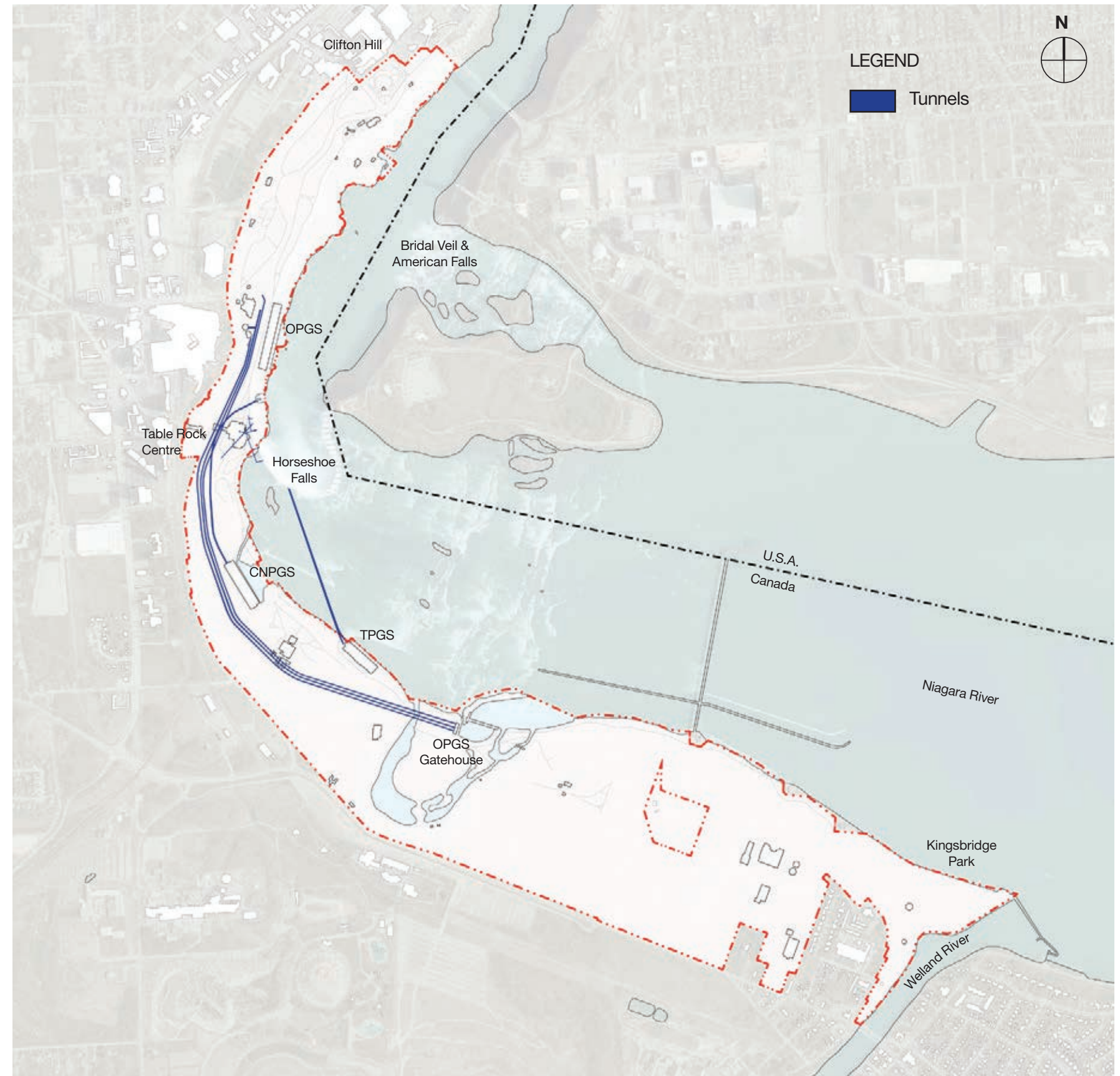


Fig. 9-11: Existing Power Station and Attraction Tunnels

9.8 Character Areas

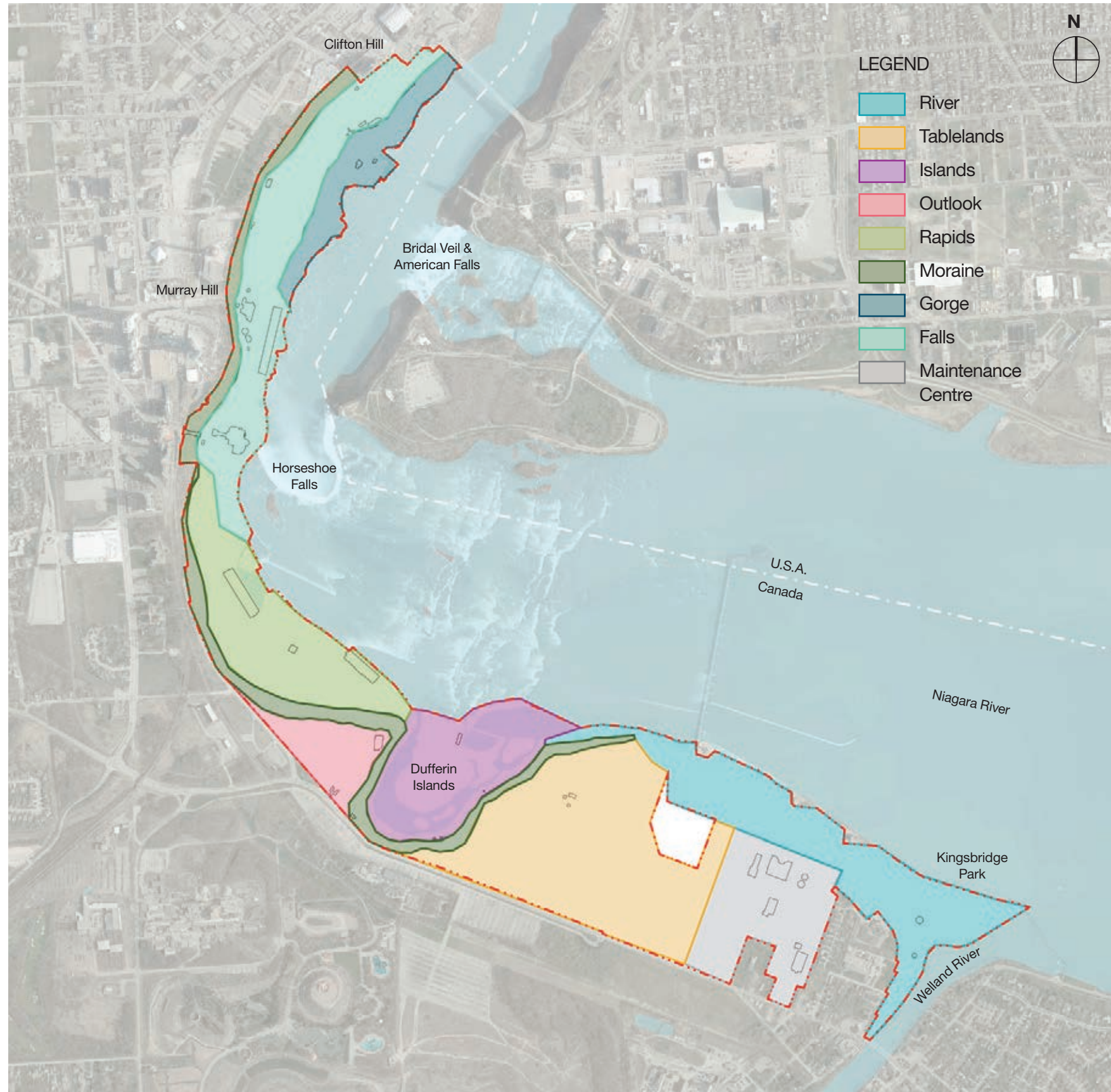


Fig. 9-12: Character Areas

CA-01 River

The River character area provides the transition between the core park and the Scenic Parkway condition towards Fort Erie. The Niagara River is a key defining element of the area, however, it is inaccessible for much of the length, due to safety and operations restrictions around the hydro control structures. NPC should enhance the edge condition to better reflect the scenic Parkway character and de-emphasize the utilitarian functionality of the barrier fence.

This section of the Park is the most open, however NPC should provide strategic shelter, through planting and structures, to create a more comfortable guest experience along the Niagara River Recreational Trail. Opportunities for introducing additional tree planting and vegetation to create a similar experience to the scenic route north and south of QVP should be explored. The Parkway character should be clearly legible from Portage Road to where the Parkway descends the treed moraine at Dufferin Islands.

Kingsbridge Park serves as the south gateway to QVP and should be enhanced to continue the landscape language of the Park. The parking at Kingsbridge should be redesigned to optimize efficiency and minimize paved surface while maintaining the quantity of parking. The programming and facilities at the Park should be reviewed to provide year-round interest and activation while also creating an iconic destination at the junction of the Niagara and Welland Rivers that responds to the cultural heritage of the site both pre- and post-European Settlement.

Management Guidelines

CA-01.1: Built Fabric: Kingsbridge Park

The existing Picnic Pavilion at Kingsbridge Park should be maintained. The existing washroom building should be replaced to provide year-round facilities integrated with a new Welcome Centre and opportunities for concessions.

CA-01.2: Built Fabric: Shelters

Shelters along the Niagara River Recreational Trail will provide improved conditions and rest opportunities along the uninterrupted sections of the trail. Shelters may be designed as temporary seasonal structures and permanent shelters depending on location and proximity to other structures.

CA-01.3: Natural Environment: Ecological Restoration

NPC should undertake a detailed study of the ecological conditions of the shoreline for both the Niagara and Welland Rivers within their jurisdiction. Where the shorelines are degraded, restoration and management practices should be developed to

The lands along the Parkway within this area should be planted with trees and understorey to reflect the scenic character of the Parkway both north and south of QVP. NPC should undertake a detailed study of the existing ecological conditions of this area to determine appropriate planting and landform to restore the landscape and relink the area to spaces

north and south. NPC should review the river shoreline and riparian zones to determine if restoration is required.

CA-01.4: Cultural Heritage: Vegetation and Gardens

Most of the River character area is located outside the QVP PHPPS boundaries and has not been evaluated to determine cultural heritage value or interest. Prior to approval of major renovations, alterations or non-routine maintenance within the lands located south of Upper Rapids Road, NPC will need to undertake cultural heritage screening and evaluation studies for this area. To align with the heritage evaluation process undertaken for QVP, any required Statement of Cultural Heritage Value prepared for these lands should identify Vegetation and Gardens as a category within the description of heritage attributes.

The vegetation of Kingsbridge Park may be considered a character-defining resource as it relates to QVP’s historic themes of recreation and picturesque design. The QVP heritage attributes described as “Table Lands (parklands)” and “Parkland designed in the picturesque landscape style with a diverse tree collection” may apply to the River character area lands between the Parkway and the Niagara River.

New plantings should reinforce the arboretum-like nature of the designed parkland with a diverse collection of trees. Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.

CA-01.5: Cultural Heritage: Structures

Most of the River character area is located outside the QVP PHPPS boundaries and has not been evaluated to determine cultural heritage value or interest. Prior to approval of major renovations, alterations or non-routine maintenance within the lands located south of Upper Rapids Road, NPC will need to undertake cultural heritage screening and evaluation studies for this area. To align with the heritage evaluation process undertaken for QVP, any required Statement of Cultural Heritage Value prepared for these lands should identify Structures as a category within the description of heritage attributes.

The various historical plaques located within the River precinct may provide a starting point for the heritage Identification and Evaluation process.

NPC will conserve those structures identified as heritage attributes following heritage evaluation of the River character area. Structures will be rehabilitated, and their contribution to the landscape enhanced in a manner consistent with the QVP conservation strategies

CA-01.6: Cultural Heritage: Circulation

Most of the River character area is located outside the QVP PHPPS boundaries and has not been evaluated to determine cultural heritage value or interest. Prior to approval of major renovations, alterations or non-routine maintenance within the lands located south of Upper Rapids Road, NPC will need to undertake cultural heritage screening and evaluation studies for this area. To align with the heritage evaluation process undertaken for QVP, any required Statement of Cultural Heritage Value prepared for these lands should identify Circulation as a category within the description of heritage attributes.

Relevant Park-wide Guidelines:	<ul style="list-style-type: none"> • CH-02 (CH-02.1) • CH-03 (CH-03.1) • CH-04 (CH-04.1) • CH-05 (CH-05.1) • CH-06 (CH-06.1) • CH-07 	Circulation Network
Built Fabric	<ul style="list-style-type: none"> • BF-01 (BF-01.1; BF-01.3) • BF-02 (BF-02.1 - BF-02.11) 	<ul style="list-style-type: none"> • CN-01 (CN-01.1 - CN-01.3; CN-01.5) • CN-02 (CN-02.1 - CN-02.4) • CN-03 (CN-03.1 - CN-03.2)
Natural Environment	<ul style="list-style-type: none"> • NE-01 (NE-01.1 - NE-01.7) • NE-02 (NE-02.4 - NE-02.6) • NE-03 (NE-03.2 - NE03.7) • NE-04 (NE-04.1) 	Servicing and Infrastructure
Cultural Heritage	<ul style="list-style-type: none"> • CH-01 (CH-01.1 - CH-01.8) 	<ul style="list-style-type: none"> • SI-01 (SI-01.1 - SI-01.9) • SI-02 (SI-02.1 - SI-02.3) • SI-03 (SI-03.1 - SI-03.2) • SI-04 (SI-04.1 - SI-04.7) • SI-05 (SI-05.1 - SI-05.2) • SI-07 (SI-07.1)
	Guest Experience	
	<ul style="list-style-type: none"> • GE-01 (GE-01.1 - GE-01.2) • GE-02 (GE-02.1 - GE-02.4) • GE-03 (GE-03.1 - GE-03.4) • GE-04 (GE-04.1; GE-04.4) • GE-05 (GE-05.1) 	



Fig. 9-13: River Precinct

The Niagara Parkway and the Promenade extend into the River character area and may be considered character-defining features due to the strong role they play in the circulation framework of the Park, and due to their historic associations as part of the early design of movement through the Park and between the city and the Park. These routes have evolved significantly since they were established, while maintaining their original configuration and purpose.

NPC should not expand or widen any routes in such a way that would require removing or encroaching upon adjacent heritage resources. Vehicular circulation networks should be of secondary importance to pedestrian circulation networks. Alternate means of accessibility, including the availability of bicycles and the WEGO shuttle system are recommended and preferred over the expansion of the existing vehicular circulation network.

CA-01.7: Guest Experience: Gateway Improvements

The new washroom and Welcome Centre structure at Kingsbridge Park will be the landmark for an enhanced Primary Gateway experience for the Park. Clear signage for vehicles, cyclists and pedestrians will identify nearby destinations and distances to encourage exploration of new park areas and experiences.

CA-01.8: Guest Experience: Iconic Installation

A new landscape installation will be explored to create a signature NPC experience at Kingsbridge Park. The installation should showcase to an untold story of the area. NPC should engage local stakeholders, Indigenous Peoples and community groups to determine the story for the feature. NPC should explore opportunities to host an open ideas competition to generate interest in the feature.

CA-01.9: Circulation Network: Trail Improvements

The Niagara River Recreational Trail should be reviewed regularly within the precinct to evaluate state of repair and assess facilities. A minimum 3.5m wide asphalt multi-use trail should be maintained and cleared to facilitate year-round use. Where space exists and use dictates, NPC should explore opportunities for providing separate pedestrian and cycling trails. Signage along trails should clearly indicate seasonal uses as well as key destinations and nearby rest stops.

Rest stations should be provided at Kingsbridge Park, the Water Gates and the River Lookout nodes. Rest areas should include a minimum of seating, waste receptacles, directional signage and lighting. Where possible, water stations and bicycle repair stations should be provided at these nodes. NPC should explore the opportunity for integrating short-term bicycle rental stations with key rest stations if a system is developed for all NPC lands.

New secondary trail networks along the southwest side of the Parkway should be developed to connect adjacent networks and nodes. Secondary trails should be constructed using a stable surface material and should have a minimal impact on surrounding environments. Secondary trails may be marked with low profile barriers or bollards to limit trampling or natural heritage impacts from human use. Secondary trails should be maintained to a

functional state of repair and not cleared in winter to prevent the use of salt and de-icing solutions within sensitive natural environments. Secondary trails also provide opportunities for active recreation in winter through marked snowshoe or Nordic ski trails.

CA-01.10: Circulation Network: Parkway Modifications

South of Upper Rapids Blvd. the Parkway will be maintained in its current 2-lane configuration. NPC should explore opportunities to integrate LID measures along the curb and ensure adequate buffer between the Parkway and trails are maintained to provide safe operating conditions for all users.

Driveway access from the Maintenance Centre should be reviewed and optimized to provide clear visual cues for Park guests that public access is discouraged.

North of Upper Rapids Blvd. the Parkway should be modified to provide three contiguous lanes of travel (two southbound and one northbound) to facilitate the overall reconfiguration of the Parkway to provide enhanced pedestrian and cycling infrastructure within the Park. The wide landscape median should be maintained as it contributes to the scenic experience of the Parkway. NPC should explore relocating driveway access to the Rapidsview Transit Hub to Upper Rapids Blvd. to simplify traffic movements at the intersection.

At the River Lookout node, the split pullout median should be removed and the lay-by stopping area should be relocated adjacent to the Parkway to create an enhanced plaza and node along the Niagara River Recreational Trail.

CA-01.11: Servicing and Infrastructure: LID Structures

Following a detailed study of the geological and hydrogeological conditions within the precinct, NPC should explore opportunities to create LID structures, such as bioswales and infiltration areas using micro-topography to mitigate stormwater runoff and improve water quality before it reaches the River.

CA-01.12: Servicing and Infrastructure: Lighting

Pedestrian lighting along the Niagara River Recreational Trail and new trails within the precinct should be considered to improve safety in all seasons. Where rest stops are proposed, NPC should ensure adequate morality lighting is provided.

CA-02 Tablelands

The Tablelands area predominantly serves as a satellite parking site for the core park. The Rapidsview bus loop is the south terminus of the WEGO system and provides a parking area for private coach tour buses while guests visit the Park attractions. NPC should explore opportunities to improve the efficiency of the Rapidsview parking lots while improving the guest experience and sense of arrival to the Parks from the south. Rapidsview facilities should be upgraded to provide services year-round as program options within the vicinity are introduced and enhanced. NPC should explore opportunities for seasonal food vending (food trucks or carts) within Rapidsview to support opportunities for picnicking along the river or within Dufferin Islands

NPC should relocate the bus access to the Rapidsview transit loop and coach parking to Upper Rapids Boulevard to simplify vehicle movements and allow for enhanced landscape treatment along the Parkway. NPC should provide an interactive program at the Rapidsview transit loop to provide activities and experiences for guests waiting for WEGO.

The existing meadows and open land within the Tablelands should be evaluated for ecological value and NPC should undertake ecological restoration and create a trail network and natural heritage interpretation and education program within the unique landscape. Trail connections to Oak Hall, Dufferin Islands, and the Niagara River Recreational Trail should be explored. Additional screening of the OPG staging facility should be considered.

Management Guidelines

CA-02.1: Built Fabric: Rapidsview Hub

The existing structures that form the Rapidsview Hub will require renovation to provide adequate facilities to support the year-round activation of the node. The existing Welcome Centre and washrooms will be upgraded to meet minimum operational requirements. The Transit Hub should be enhanced to provide a unique arrival experience and facilitate access to QVP using the WEGO system.

CA-02.2: Built Fabric: Grasslands Pavilion

A new pavilion structure should be constructed within the Grasslands interpretive trail and ecological restoration area. The pavilion should include year-round accessible washrooms to support the trail network. NPC should explore opportunities to provide prepared food quick service options and beverage service within the pavilion, as well as an expandable exterior seating area for seasonal patio use. The pavilion should be serviced using existing roadways to minimize impacts on the

CA-02.3: Natural Environment: Ecological Restoration

The open landscape of the Tablelands should be enhanced through targeted and appropriate ecological restoration. NPC should undertake a detailed review of the Tablelands area vegetation and landform to determine restoration measures and opportunities for developing an interpretive trail network to showcase unique ecological conditions of the area. Trails should be located to avoid sensitive

NPC should relocate existing works storage yards within the Tablelands area to the NPC Maintenance Centre and restore the landscape and vegetation to support an ecological interpretation program.

Opportunities should be explored to shrink the overall size of impermeable paved areas within the Tablelands through redesign and optimization of parking layouts and reduction of driveway lengths. Opportunities for creating uninterrupted green space and linking existing ecological areas to create continuous networks for wildlife migration and habitat should be encouraged.

CA-02.4: Guest Experience: Gateways

The Gateway at the Rapidsview Hub is a significant landmark on the WEGO system, and a major transitional point for guests arriving to and from the Park. Signage and wayfinding within the hub should inform guests of all circulation options and clearly indicate direction and distances to existing and developing nodes and points of interest to encourage exploration of the precinct and nearby areas. The gateway experience of the hub is spread over a large area as opposed to a clear threshold and should contribute to the guests' sense of arrival to the Park.

The traditional gateway experience at the intersection of Upper Rapids Blvd. and Portage Rd. should be enhanced to clearly indicate the transition from the City of Niagara Falls to QVP. Existing vehicular signage should be enhanced with landscape features to help identify the gateway before signage is visible. The gateways should help facilitate safe pedestrian crossing of Upper Rapids Blvd. at adjacent trails through the use of landscape and paving treatments.



Fig. 9-14: Tablelands Precinct

Relevant Park-wide Guidelines:

Built Fabric

- BF-01 (BF-01.1; BF-01.3 - BF-01.4)
- BF-02 (BF-02.1 - BF-02.11)

Natural Environment

- NE-01 (NE-01.1 - NE-01.2; NE-01.4 - NE-01.7)
- NE-02 (NE-02.1; NE-02.4)
- NE-03 (NE-03.3 - NE-03.8)
- NE-04 (NE-04.1)

Cultural Heritage

- CH-01 (CH-01.1 - CH-01.8)
- CH-02 (CH-02.1)
- CH-05 (CH-05.1)
- CH-07

Guest Experience

- GE-01 (GE-01.1 - GE-01.2)
- GE-02 (GE-02.1 - GE-02.3)
- GE-03 (GE-03.1 - GE-03.4)
- GE-04 (GE-04.1 - GE-04.2)
- GE-05 (GE-05.1)

Circulation Network

- CN-01 (CN-01.1 - CN-01.5)
- CN-02 (CN-02.1 - CN-02.4)
- CN-03 (CN-03.1 - CN-03.2)

Servicing and Infrastructure

- SI-01 (SI-01.1 - SI-01.9)
- SI-02 (SI-02.1 - SI-02.3)
- SI-03 (SI-03.1 - SI-03.3)
- SI-04 (SI-04.1 - SI-04.5; SI-04.7 - SI-04.8)
- SI-05 (SI-05.1 - SI-05.2)
- SI-07 (SI-07.1)

Relevant Park-wide Guidelines:

Built Fabric

- *BF-01 (BF-01.1 - BF-01.3)*

Natural Environment

- *NE-01 (NE-01.1 - NE-01.7)*
- *NE-02 (NE-02.1; NE-02.3; NE-02.5)*
- *NE-03 (NE-03.1 - NE-03.8)*
- *NE-04 (NE-04.1)*

Cultural Heritage

- *CH-01 (CH-01.1 - CH-01.8)*
- *CH-02 (CH-02.1)*
- *CH-04 (CH-04.1)*
- *CH-05 (CH-05.1)*
- *CH-06 (CH-06.1)*
- *CH-07*

Guest Experience

- *GE-01 (GE-01.1 - GE-01.2)*
- *GE-02 (GE-02.1 - GE-02.4)*
- *GE-03 (GE-03.1 - GE-03.3)*
- *GE-04 (GE-04.1; GE-04.3)*
- *GE-05 (GE-05.1 - GE-05.2)*

CA-02.5: Circulation Network: Trail Connections

The Niagara River Recreational Trail should be reviewed regularly within the precinct to evaluate state of repair and assess facilities. A minimum 3.5m wide asphalt multi-use trail should be maintained and cleared to facilitate year-round use. Where space permits, NPC should explore opportunities to separate cycling and pedestrian trails. Signage along trails should clearly indicate seasonal uses as well as key destinations and nearby rest stops.

New secondary trail networks adjacent to Rapidsview and within the restored ecological areas between Upper Rapids Boulevard and the Maintenance Centre should be developed to connect adjacent networks and nodes. Secondary trails should be constructed using a stable surface material and should have a minimal impact on surrounding environments. Secondary trails may be marked with low profile barriers or bollards to limit trampling or natural heritage impacts from human use. Secondary trails should be maintained to a functional state of repair and not cleared in winter to prevent the use of salt and de-icing solutions within sensitive natural environments. Secondary trails also provide opportunities for active recreation in winter through marked snowshoe or Nordic ski trails.

CA-02.6: Circulation Network: WEGO

NPC should explore opportunities to relocate access to the Rapidsview Transit Hub from Upper Rapids Blvd. to improve traffic movements and minimize guest confusion on the Parkway. NPC should review WEGO facilities at the transit loop and enhance services to improve the efficiency of the WEGO system and guest experience.

CA-02.7: Circulation Network: Coach Bus Management

The existing coach parking area should be retained at Rapidsview. NPC should explore opportunities to relocate driveway access to Upper Rapids Blvd. in conjunction with modifications to the WEGO loop access.

CA-02.8: Servicing and Infrastructure: LID and Green Parking Facilities

NPC should explore opportunities to reduce the environmental impacts and improve the efficiency of the Rapidsview parking lot by redesigning the parking area and driveways with integrated LID and green infrastructure. NPC should decrease the area of continuous impermeable surfacing through targeted installation of permeable surfaces and passive stormwater management facilities including bioswales. NPC should explore opportunities for integrating planting to shade vehicles and pavement to reduce urban heat island effect. Bioswales and planting can be used along the central pedestrian spine to create a unique and interpretive landscape and enhance the guest experience of parking at Rapidsview.

CA-03 Islands

The Islands area contain both the sensitive ecosystem of the Dufferin Islands and the heritage structures and landscape of the OPGS Gate House and forebay. The Dufferin Islands currently experience significant maintenance challenges resulting from human activity and invasive species establishment. NPC should continue to monitor the environmental health and management of the Dufferin Islands. NPC should continue to implement improvements

to the trails while also developing a comprehensive plan for the ongoing management of the islands and coordination with the MMP.

Management Guidelines

CA-03.1: Built Fabric: OPGS Gatehouse Adaptive Re-use

Rehabilitation and adaptive re-use of the OPGS Gatehouse structure may be appropriate; however, any adaptive re-use should continue to ensure that cultural heritage value and attributes are conserved and that the structure continues to be physically and visually compatible with the overall QVP Cultural Heritage Landscape. In conjunction with heritage impact assessments, NPC should undertake internal feasibility studies to assess opportunities for providing guest facilities within the structure, including washrooms, limited food and beverage service and a Welcome Centre for the River precinct.

CA-03.2: Natural Environment: Trail and Infrastructure Management

NPC should implement a Trail Management Plan for the Dufferin Islands to identify suitable locations for trails, trail types, and opportunities to integrate interpretation and education to help deter trampling and degradation of the sensitive environments of the islands.

CA-03.3: Natural Environment: Ecological Restoration

NPC should continue to monitor the sensitive vegetation and wildlife habitat within the Dufferin Islands. NPC should develop an area Management Plan for ongoing maintenance specific to the Dufferin Islands.

CA-03.4: Cultural Heritage Resources: Landforms and Water Features

The Dufferin Islands, including the watercourse, tell the story of human activities shaping the Niagara River shoreline and represent the Park's cultural themes of recreation, power generation, and eclectic picturesque design. The Islands are also of significance to the local community.

These significant landforms and water features should be preserved as naturalized areas through regular maintenance activities. The Dufferin Islands should be rehabilitated following a heritage-informed landscape upgrade process. Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.

CA-03.5: Cultural Heritage Resources: Structures

The OPGS Gate House, Forebay and Bridges form the gateway to Dufferin Islands from the Niagara River and played a significant role in the shaping of the Niagara River shoreline. As such, these structures are considered heritage attributes. The Dufferin Islands Police Hut (Cobble Shelter) is considered a character-supporting heritage attribute and should be retained or rehabilitated to support the cultural heritage of the Dufferin Islands.

NPC will rehabilitate the OPGS Gate House in a manner that conserves the cultural heritage value and attributes of the structures and complements the picturesque landscape of QVP.

Identified heritage attributes should be retained and are not recommended to be removed, demolished or replaced. Appropriate conservation treatments are to be determined on a case-by-case basis.

CA-03.6: Cultural Heritage Resources: Circulation

The Niagara Parkway, and the Promenade, which traverse the Islands character area, are considered character defining heritage attributes of Queen Victoria Park due to the strong role they play in the circulation framework of the Park, and due to their historic associations as part of the early design of movement through the Park and between the city and the Park. Several of these routes have evolved significantly since they were established, while maintaining their original configuration and purpose.

Burning Springs Hill and Dufferin Isle Road may also be considered character-defining features of the Islands character area, related to the QVP heritage attribute described as the “Circulation network of the main road”.

NPC will retain and maintain these circulation routes, and will not expand or widen these routes in such a way that would require removing or encroaching upon adjacent heritage attributes.

Vehicular circulation should be of secondary importance to pedestrian circulation networks, and alternate means of accessibility, including the availability of bicycles and the WEGO system should be considered over the expansion of the existing vehicular circulation network.

CA-03.7: Circulation Network: Trail Connections

The Niagara River Recreational Trail should be reviewed regularly within the precinct to evaluate state of repair and assess facilities. A minimum 3.5m wide asphalt multi-use trail should be maintained and cleared to facilitate year-round use. Where space exists and use dictates, NPC should explore opportunities for providing separate pedestrian and cycling trails.

A rest station should be provided at the Rapids Lookout nodes. Rest areas should include a minimum of seating, waste receptacles, directional signage and lighting. Where possible, water stations and bicycle repair stations should be provided at these nodes.

Existing trails within the Dufferin Islands should be reviewed and restored according to the Trail Management Plan. A hierarchy of trails should be developed to provide access for interpretive education within the Islands during all seasons. Primary trails should use elevated walkways and meet accessibility standards. Primary trails should be maintained year-round, but avoid the use of salt to manage snow and ice.

Secondary trails should be constructed using a stable surface material and should have a minimal impact on surrounding environments. Secondary trails may be marked with low profile barriers or bollards to limit trampling or natural heritage impacts from human use. Secondary trails should be maintained to a functional state of repair and should not be cleared in winter to prevent the need for salt and de-icing solutions within sensitive natural environments. Signage along all trails should clearly indicate seasonal uses as well as key

landmarks or destinations.

CA-03.8: Circulation Network: Parkway Modifications

Within the Islands precinct the Parkway should be modified to provide three contiguous lanes of travel (two southbound and one northbound) to facilitate the overall reconfiguration of the Parkway to provide enhanced pedestrian and cycling infrastructure within the Park. The narrow central median should be removed to facilitate the safe operation of the narrowed roadway. The suitability of a dedicated left-turn lane should be explored at Burning Springs Hill to improve vehicular movements accessing Dufferin Islands.

CA-03.9: Servicing and Infrastructure: Tunnel Decommissioning

The OPGS tunnels originate at the OPGS Gatehouse structure and extend northwards through the Park. NPC will evaluate tunnel condition to determine the appropriate method for decommissioning based on a heritage-informed design process, and in accordance with the Standards and Guidelines (2010).



Fig. 9-15: Islands and Outlook Precincts

Relevant Park-wide Guidelines (cont.):

Circulation Network

- CN-01 (CN-01.1 - CN-01.5)
- CN-02 (CN-02.1 - CN-02.2; CN-02.4)
- CN-03 (CN-03.1 - CN-03.2)

Servicing and Infrastructure

- SI-01 (SI-01.1 - SI-01.9)
- SI-02 (SI-02.1 - SI-02.3)
- SI-03 (SI-03.1 - SI-03.2)
- SI-04 (SI-04.1 - SI-04.7)
- SI-05 (SI-05.1 - SI-05.2)
- SI-07 (SI-07.1)
- SI-08 (SI-08.1 - SI-08.3)

Relevant Park-wide Guidelines:

Built Fabric

- *BF-01 (BF-01.1 - BF-01.4)*

Natural Environment

- *NE-01 (NE-01.1 - NE-01.2; NE-01.4 - NE-01.7)*
- *NE-02 (NE-02.1)*
- *NE-03 (NE-03.1 - NE-03.8)*
- *NE-04 (NE-04.1)*

Cultural Heritage

- *CH-01 (CH-01.1 - CH-01.8)*
- *CH-04 (CH-04.1)*
- *CH-05 (CH-05.1)*
- *CH-06 (CH-06.1)*
- *CH-07*

Guest Experience

- *GE-01 (GE-01.1 - GE-01.2)*
- *GE-02 (GE-02.1 - GE-02.3)*
- *GE-03 (GE-03.1 - GE-03.3)*
- *GE-04 (GE-04.1; GE-04.4)*
- *GE-05 (GE-05.1 - GE-05.2)*

Circulation Network

- *CN-01 (CN-01.1 - CN-01.2; CN-01.5)*
- *CN-02 (CN-02.1 - CN-02.2; CN-02.4)*
- *CN-03 (CN-03.1 - CN-03.2)*

Servicing and Infrastructure

- *SI-01 (SI-01.1 - SI-01.9)*
- *SI-02 (SI-02.1 - SI-02.2)*
- *SI-03 (SI-03.1 - SI-03.2)*
- *SI-04 (SI-04.1 - SI-04.7)*
- *SI-05 (SI-05.1 - SI-05.2)*
- *SI-07 (SI-07.1)*

CA-04 Outlook

Oak Hall sits atop the treed moraine at a point between the Rapids and the Dufferin Islands. The prominent buildings of Oak Hall are currently disconnected from the core park functions and primarily serve administrative functions and house rental apartments. NPC has identified a desire to convert the existing apartments to NPC offices and operational spaces.

The estate grounds have been maintained as a 9-hole, par three executive golf course. NPC should consider alternate programming for the estate grounds that better support the adjacent sensitive environments of the Moraine and Dufferin Islands. The existing driveway approach functions appropriately for the current uses of the estate, however, should the use of the estate change, NPC should consider modifying the routing of the driveway and locations of parking to better support the picturesque landscape of the estate.

The historic carriageway connection between Oak Hall and the Niagara Parkway has been abandoned, however the gates and path are still apparent from the base of the moraine. NPC should re-establish a pedestrian connection in the general location of the carriageway. Additionally, NPC should explore opportunities for creating a continuous trail network connecting Oak Hall to the lower Park from Fraser Hill to Burning Springs Hill.

Management Guidelines

CA-04.1: Built Fabric: Oak Hall Apartment and Garage Adaptive Re-use

Rehabilitation and adaptive re-use of the Oak Hall Apartment and Garage structures may be appropriate; however, any adaptive re-use should continue to ensure that cultural heritage value and attributes are conserved and that the structures continue to be physically and visually compatible with the overall QVP Cultural Heritage Landscape. In conjunction with heritage impact assessments, NPC should undertake internal feasibility studies to assess opportunities for relocating NPC administrative and operational functions and offices to the existing structures.

CA-04.2: Natural Environment: Ecological Restoration

The existing golf course should be restored to a less intensive landscape to support the sensitive ecologies of the adjacent treed moraine. NPC will explore opportunities for creating habitat and expanding existing pollinator and flyway initiatives to enhance the character and function of the restored landscape. New trail connections will be integrated within the restored ecological areas providing access for interpretive displays and features while discouraging trampling outside trails.

CA-04.3: Cultural Heritage: Vegetation and Gardens

The grounds of Oak Hall are considered character-defining due to their role in reinforcing QVP's historic themes of recreation, botanic diversity, tourism, horticultural practice and picturesque design. The grounds are augmented by a contemporary golf course which is not considered a heritage resource.

NPC will undertake rehabilitation of the grounds supporting Oak Hall through appropriate tree and landscape maintenance and heritage-informed landscape upgrades. Should new trees and plantings be introduced, those species which are identified within the QVP CHER should be referenced for the original planting design intent. New plantings should reinforce the arboretum-like nature of the designed parkland with a diverse collection of trees. Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.

CA-04.4: Cultural Heritage: Structures

The main building of Oak Hall is identified as a heritage attribute of QVP. It plays a character-defining role in the Outlook character area due to its prominent location and its role as a local cultural landmark. NPC will preserve or rehabilitate Oak Hall and its surrounding landscape to enhance the picturesque landscape character of QVP. The Oak Hall Garage and Golf Shop (former Gate House) may also be considered character-supporting structures within the Outlook character area.

The structures of Oak Hall should be retained and are not recommended to be removed, demolished or replaced. Appropriate conservation treatments are to be determined on a case-by-case basis depending on proposed modifications to the heritage structures. Any adaptive re-use should continue to ensure that the heritage attributes of the structure are conserved and that the structure continues to be physically and visually compatible with the overall QVP Cultural Heritage Landscape.

CA-04.5: Guest Experience: Enhanced Garden Displays

The formal garden displays adjacent to Oak Hall should be expanded using a heritage-informed design process to enhance the cultural heritage value of the building and provide new spaces for guests of Oak Hall to engage with the heritage landscape. Garden displays should exhibit unique and innovative horticultural practices, providing maximum seasonal interest while requiring minimal maintenance. Pathways within the formal gardens should be accessible and maintained year-round. NPC should explore the suitability of using heat-tracing to manage snow and ice on pathways to minimize salt use within the gardens.

CA-04.6: Circulation Networks: Trail Connections

Trail connections along the top of the moraine from Fraser Hill and following the historic carriageway connection should be developed to re-establish the connection between Oak Hall and the Parkway and Park. Trails should be designed to minimize impacts on the adjacent sensitive environments. Trails should aim to be accessible, where possible, but the design and layout should prioritize minimal modifications to the natural topography of the site over meeting accessibility standards.

CA-04.7: Circulation Networks: Ceremonial Driveway

NPC should investigate alternate routes for the driveway approach to Oak Hall to enhance the picturesque character of the estate and to eliminate conflicts between visitors to the re-purposed Oak Hall Apartment buildings and visitors to Oak Hall.

CA-05 Rapids

The Rapids area is where the Park's connection to power is most evident. The grand structures of the TPGS and CNPGS sit within a landscape of primarily open lawns, vehicular infrastructure and gardens. Through the rehabilitation and potential adaptive re-use of the heritage-listed structures, NPC should consider modifications to the surrounding landscape to enhance the overall heritage value of the structures, including the removal of a portion of the Falls parking lot adjacent to the CNPGS Powerhouse, development of forecourts and supportive landscape spaces scaled to the buildings. The location of the Niagara Parkway adjacent to the TPGS should be reconfigured to allow for a suitable forecourt and landscape buffer between the roadway and heritage structure. Modifications should be considered as part of capital improvement and larger infrastructure projects.

The Rapids area also contains the Floral Showhouse and display gardens adjacent to an existing overflow parking lot. The Floral Showhouse structures should be monitored annually for state of good repair and maintenance. NPC should explore opportunities for relocating the interior display gardens and glasshouses to the School of Horticulture and Botanical Gardens to consolidate horticultural research, cultivation and innovation practices. Exterior display gardens should be enhanced and expanded to replace the relocated gardens and enhance the picturesque character of the existing display gardens and surrounding Park.

The existing Grove parking lot should be renovated and expanded to include relocated parking capacity from the main Falls parking lot. The Grove lot should be redesigned to integrate a flexible parking design and LID facilities to allow for improved integration with the display gardens and program of the Floral Showhouse and balance the need for vehicular access to the revitalized buildings with the guest experience of the Parks.

The OPGS tunnels are predominantly located within the Rapids area, therefore the landscape within this area is likely to be heavily impacted by the decommissioning of the tunnels. NPC should evaluate potential conditions at various locations along the length of the tunnels to determine the appropriate decommissioning strategies to be implemented.

Management Guidelines

CA-05.1: Built Fabric: Power Station Adaptive Re-Use

NPC should explore opportunities to restore and rehabilitate the existing structures of the heritage listed Power Stations to provide new guest experiences at key nodes within the Park. Adaptive re-use of the structures should be considered based on heritage-informed processes to ensure the overall quality of the cultural heritage attributes are supported and enhanced.

CA-05.2: Built Fabric: Floral Showhouse

NPC should evaluate the existing conditions of the Floral Showhouse structures to determine appropriate improvements and modifications to the structures. NPC should explore relocating the plant production and maintenance facilities within the Floral Showhouse vicinity to other locations within the Niagara Parks to optimize operations and maintenance practices.

Structures considered to lack heritage value or be in declining states of repair should be demolished. Adaptive re-use and modification to select structures of the Floral Showhouse may be appropriate to support new program.

CA-05.3: Natural Environment: Ecological Restoration

NPC should explore opportunities to convert existing open lawns to naturalized landscapes to support the sensitive ecologies of the adjacent treed moraine. NPC will explore opportunities for creating habitat and expanding existing pollinator and flyway initiatives to enhance the character and function of the restored landscape. New trail connections will be integrated within the restored ecological areas providing access for interpretive displays and features while minimizing human impact.

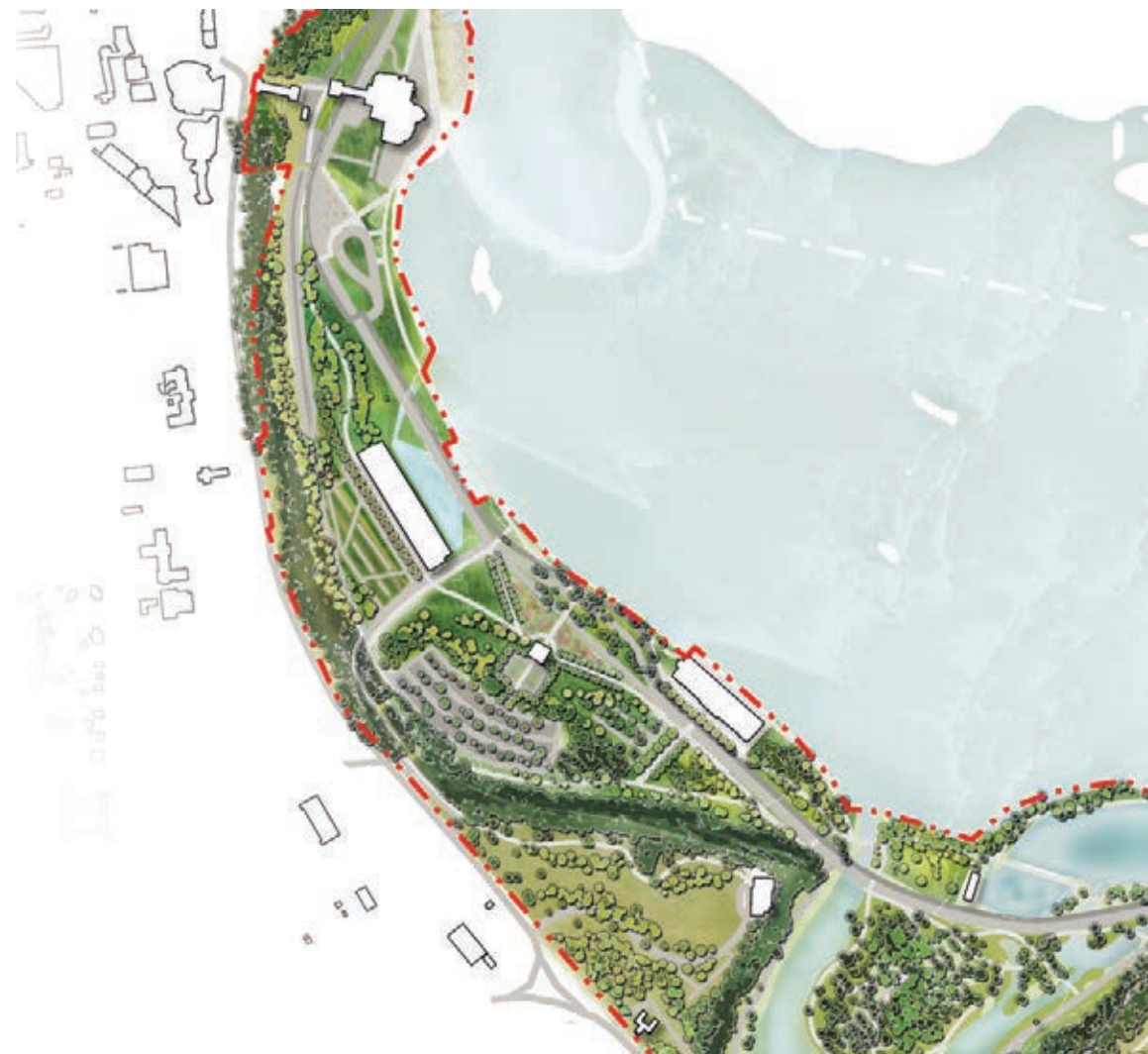


Fig. 9-16: Rapids Precinct

Relevant Park-wide Guidelines:

Built Fabric

- BF-01 (BF-01.1 - BF-01.4)
- BF-02 (BF-02.1 - BF-02.11)

Natural Environment

- NE-01 (NE-01.1 - NE-01.7)
- NE-02 (NE-02.1; NE-02.4 - NE-02.5)
- NE-03 (NE-03.1 - NE-03.8)
- NE-03 (NE-03.1)

Cultural Heritage

- CH-01 (CH-01.1 - CH-01.8)
- CH-03 (CH-03.1)
- CH-05 (CH-05.1)
- CH-06 (CH-06.1)
- CH-07

Guest Experience

- GE-01 (GE-01.1 - GE-01.2)
- GE-02 (GE-02.1 - GE-02.4)
- GE-03 (GE-03.1 - GE-03.4)
- GE-04 (GE-04.1 - GE-04.4)
- GE-05 (GE-05.1 - GE-05.2)

Relevant Park-wide Guidelines (cont.):

Circulation Network

- *CN-01 (CN-01.1 - CN-01.5)*
- *CN-02 (CN-02.1 - CN-02.4)*
- *CN-03 (CN-03.1 - CN-03.4)*

Servicing and Infrastructure

- *SI-01 (SI-01.1 - SI-01.9)*
- *SI-02 (SI-02.1 - SI-02.3)*
- *SI-03 (SI-03.1 - SI-03.2)*
- *SI-04 (SI-04.1 - SI-04.7)*
- *SI-05 (SI-05.1 - SI-05.2)*
- *SI-06 (SI-06.1 - SI-06.2)*
- *SI-07 (SI-07.1)*
- *SI-08 (SI-08.1 - SI-08.4)*

CA-05.4: Cultural Heritage: Landforms and Water Features

The area between the steep slopes of the Moraine and the Niagara River is considered a heritage attribute of QVP due to its important role as usable parkland, which allowed the development of the Park, its associated structures, and the range of park uses.

NPC should rehabilitate and enhance the parkland's contribution to the picturesque landscape through regular maintenance activities and heritage-informed landscape upgrades. New plantings should reinforce the arboretum-like nature of the designed parkland with a diverse collection of trees. Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil. Lands affected by the OPGS tunnels will require special consideration based on the maintenance requirements and cultural heritage value of these underground infrastructural elements.

CA-05.5: Cultural Heritage: Vegetation and Gardens

The heritage attributes within the Rapids area include several expanses of parkland designed in the picturesque landscape style with a diverse tree collection. The parklands contribute to the picturesque character of QVP. Additional display gardens that may be considered heritage features include those associated with the Floral Showhouse. The display gardens surrounding the Floral Showhouse define the character of the Rapids area due to their size, complexity, and role in reinforcing QVP's historic themes of recreation, botanic diversity, tourism, horticultural practice and picturesque design.

NPC should undertake rehabilitation of the parklands and gardens within the Rapids area through appropriate tree and landscape maintenance and heritage-informed landscape upgrades considering both the individual resources and their contribution to the larger Park. Should new trees and plantings be introduced, those species which are identified within the QVP CHER should be referenced for the original planting design intent. New plantings should reinforce the arboretum-like nature of the designed parkland with a diverse collection of trees. Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.

CA-05.6: Cultural Heritage Resources: Structures

Within the Rapids area, the TPGS powerhouse, forebay, and weir, and the CNPGS powerhouse, forebay, and bridge are identified as heritage attributes as well as provincial heritage properties of provincial significance. These structures have considerable historic and aesthetic value as well as contextual value for the contribution to the character of QVP and the Rapids character area.

The Floral Showhouse is also identified as a heritage attribute of the QVP and it supports the character of the Rapids area through its monumentality, role as a local cultural landmark and its association with QVP's legacy of horticultural practice.

Along the Promenade, the Granite Parapet Wall with its iron railing is also identified as a heritage attribute of QVP. The parapet wall supports the picturesque character of the Rapids area and connects this area to the QVP lands along the Niagara River.

In order to retain the TPGS and CNPGS structures and associated site components, NPC should rehabilitate the structures in a manner that conserves their cultural heritage value and attributes and complements the picturesque landscape of QVP. Appropriate conservation treatments are to be determined on a case-by-case basis, and both rehabilitation and adaptive re-use may be appropriate. Any adaptive-reuse should continue to ensure that the heritage attributes of the structure are conserved and that the structure continues to be physically and visually compatible with the overall QVP Cultural Heritage Landscape. NPC should explore opportunities to preserve or rehabilitate the Floral Showhouse, while also considering modifications that respect the cultural heritage value of QVP as determined through heritage evaluation of the structure and assessment of heritage impacts.

CA-05.7: Cultural Heritage Resources: Circulation

The Niagara Parkway, the Promenade, and the NPC pedestrian systems and Pathways leading to lookouts along the Promenade are identified as heritage attributes of QVP due to the strong role they play in the circulation framework of the Park, and due to their historic associations as part of the early design of movement through the Park and between the city and the Park. Several of these routes have evolved significantly since they were established, while maintaining their original configuration and purpose.

NPC should not expand or widen any routes in such a way that would require removing or encroaching upon adjacent heritage resources. Vehicular circulation networks within the Cultural Heritage Landscape should be of secondary importance to pedestrian circulation networks. Alternate means of accessibility, including the availability of bicycles and the WEGO shuttle system are recommended and preferred over the expansion of the existing vehicular circulation network

CA-05.8: Guest Experience: Enhanced Display Gardens

The formal garden displays at the Floral Showhouse should be expanded using a heritage-informed design process to enhance the cultural heritage value of the structures and provide new spaces for guests to engage with the unique landscape of the Floral Showhouse. Garden displays should exhibit unique and innovative horticultural practices, providing maximum seasonal interest while requiring minimal maintenance. Pathways within the formal gardens should be accessible and maintained year-round. NPC should explore the suitability of using heat-tracing to manage snow and ice on pathways to minimize salt use within the gardens.

Formal gardens should be designed to promote strolling as well as providing larger open spaces to host events year round. Larger spaces should be designed to accommodate temporary shelters for weather protection during events.

CA-05.9: Circulation Network: Trail Connections

The Niagara River Recreational Trail should be reviewed regularly within the precinct to evaluate state of repair and assess facilities. A minimum 3.5m wide asphalt multi-use trail should be maintained and cleared to facilitate year-round use. Where space permits, NPC should explore opportunities to separate cycling and pedestrian trails. Signage along trails should clearly indicate seasonal uses as well as key destinations and nearby rest stops.

New secondary trail networks adjacent to the treed moraine and within restored ecological areas should be developed to connect adjacent networks and nodes. Secondary trails should be constructed using a stable surface material and should have a minimal impact on surrounding environments. Secondary trails may be marked with low profile barriers or bollards to limit trampling or natural heritage impacts from human use. Secondary trails should be maintained to a functional state of repair and not cleared in winter to prevent the use of salt and de-icing solutions within sensitive natural environments. Secondary trails also provide opportunities for active recreation in winter through marked snowshoe or Nordic ski trails.

CA-05.10: Circulation Network: WEGO

NPC should expand and enhance WEGO platforms within the Rapids precinct. Pathways and crossings should be integrated into roadway improvements to enhance connections between WEGO stops and attractions on both sides of the Parkway. As new destinations are developed within the precinct, NPC should evaluate the level of service and location of stops to ensure the WEGO system supports the enhanced site programming. WEGO stops within the precinct should include clear signage, seating and shelter to enhance the guest experience.

CA-05.11: Circulation Network: Parkway Modifications

Within the Rapids precinct the Parkway should be modified to provide three contiguous lanes of travel (two southbound and one northbound) to facilitate the overall reconfiguration of the Parkway to provide enhanced pedestrian and cycling infrastructure within the Park. The narrow central median should be removed to facilitate the safe operation of the narrowed roadway. The suitability of maintaining the dedicated left-turn lane should be explored at Fraser Hill to improve vehicular movements accessing the Falls and Grove parking lots.

CA-05.12: Circulation Network: Flexible Parking

NPC should explore opportunities to expand the Grove parking lot to accommodate relocation of significant parking capacity from the reconfigured Falls parking lot. The new parking lot should be designed to reduce the overall environmental impacts and improve the efficiency of the parking area and driveways with integrated LID and green infrastructure. NPC should decrease the area of continuous impermeable surfacing through targeted installation of permeable surfaces and passive stormwater management facilities including bioswales. NPC should explore opportunities for integrating planting to shade vehicles and pavement to reduce urban heat island effect.

NPC should design the parking lot to accommodate flexible program areas for special events. Surfacing within the flexible areas should be suitable for pedestrian use with minimal conventional pavement markings to create a pedestrian supportive space.

CA-05.13: Servicing and Infrastructure: LID Feature

NPC should explore the opportunity to create a signature feature adjacent to the revitalized CNPGS Power Station using the existing OPGS tunnels. NPC should explore the feasibility

of excavating the tunnels, retaining portions in situ, to create an iconic landscape space and integrated LID structure. NPC should investigate the geotechnical conditions of the tunnel area to determine appropriate drainage, storage and infiltration techniques.

CA-05.14: Servicing and Infrastructure: Tunnel Decommissioning

The OPGS tunnels originate at the OPGS Gatehouse structure and extend northwards through the Park. NPC will evaluate tunnel condition to determine the appropriate method for decommissioning based on a heritage-informed design process, and in accordance with the Standards and Guidelines (2010).

CA-05.15: Servicing and Infrastructure: Maintenance Yard and Production Facility

NPC should relocate the existing production facility to other locations within the Niagara Parks to optimize operations and maintenance practices. The existing maintenance yard and facilities should be resized and optimized to function as a maintenance depot for the precinct only. NPC should restore the landscape around the reconfigured depot to screen the facility and enhance the overall ecological function and cultural heritage value of the landscape.

CA-06 Moraine

The Treed Moraine provides a dynamic backdrop that frames the picturesque Park and contributes significantly to the overall character and views within and outside the Park. The Moraine also functions as a significant natural heritage resource for the Park and surrounding areas.

The Moraine north of the Incline Railway is heavily impacted by development and human activity and shows significant evidence of degradation. South of the Incline Railway, the treed moraine slope is impacted less by development, however, the extensive impacts of invasive species and slope erosion are still significant challenges. NPC should continue efforts to rehabilitate the Moraine through implementation of the MMP and vigorous protection against potential developmental impacts through continued involvement in development application review processes.

Informal trails within the Moraine pose continuous challenges to the long-term stability of the slope and should be restored as soon as identified to ensure they do not cause irreversible damage. Where modifications to existing formal trails and new trails are planned within the Moraine, consideration should be given for avoiding changes to the structure of the slope to ensure minimizing negative impacts to vegetation, hydrology and habitat.

At Fraser Hill, a vehicular connection between the lower Parks and Portage Road should be re-established to provide an exit route from the Falls and current overflow parking lots. The vehicular connection should rehabilitate elements of the existing abandoned driveway and include a comfortable pedestrian connection between trails at the top and base of the treed moraine. NPC should avoid increasing the size of the driveway to minimize impacts on the slope and vegetation.

Relevant Park-wide Guidelines:

Natural Environment

- NE-01 (NE-01.1 - NE-01.2; NE-01.4 - NE-01.7)
- NE-02 (NE-02.1)
- NE-03 (NE-03.1 - NE-03.8)
- NE-04 (NE-04.1)

Cultural Heritage

- CH-01 (CH-01.1 - CH-01.8)
- CH-02 (CH-02.1)
- CH-05 (CH-05.1)
- CH-07

Guest Experience

- GE-01 (GE-01.1 - GE-01.2)
- GE-02 (GE-02.1 - GE-02.3)
- GE-03 (GE-03.1 - GE-03.3)

Circulation Network

- CN-01 (CN-01.1 - CN-01.2; CN-01.5)
- CN-03 (CN-03.1)

Servicing and Infrastructure

- SI-01 (SI-01.1 - SI-01.9)
- SI-04 (SI-04.1 - SI-04.7)
- SI-05 (SI-05.1 - SI-05.2)
- SI-07 (SI-07.1)

Management Guidelines

CA-06.1: Natural Environment: Moraine Restoration

Based on the direction of the MMP (refer to NE-01.1), NPC should restore and enhance the ecological health and resilience of the Moraine through the removal of invasive species and slope mitigation.

CA-06.2: Cultural Heritage: Landforms and Water Features

The treed Slope of the Moraine plays a key role in defining the topographical framework of the Park and is identified as a heritage attribute of QVP for its considerable contextual and aesthetic value, as a four-season backdrop to the Park providing year-round interest and a buffer between the Park and the City of Niagara Falls.

NPC should preserve and restore the Moraine as a significant attribute of QVP. The cultural heritage value of the vegetation of the Moraine should continue to be maintained by NPC as indicated in the MMP.

The Moraine should be preserved as a naturalized area through regular maintenance activities. Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.

CA-06.3: Cultural Heritage: Circulation

The Pedestrian systems linking NPC lands are identified as a heritage attribute of QVP due to the important role they play in the circulation framework of the Park, and due to their historic associations as part of the early design of movement and picturesque experiences through the Park and between NPC lands. Several of these routes, which may include the Jolly Cut and Oak Hall carriageway within the Moraine area, have evolved significantly since they were established, while maintaining their original configuration and purpose.

The Circulation network of the main road is also identified as a heritage attribute of QVP and may include Fraser Hill, Burning Springs Hill, and Murray Street within the Moraine area.

NPC should not expand or widen any routes in such a way that would require removing or encroaching upon adjacent heritage resources. Vehicular circulation networks within the Cultural Heritage Landscape should be of secondary importance to pedestrian circulation networks. Alternate means of accessibility, including the availability of bicycles and the WEGO shuttle system are recommended and preferred over the expansion of the existing vehicular circulation network.

CA-06.4: Guest Experience: Gateway Improvements

Gateways at the Jolley Cut and Incline Railway should take advantage of future improvements and redevelopment of adjacent sites within the City of Niagara Falls to create clear landmarks and entry points into the Park. The gateways at Fraser Hill and Burning Springs Hill should be simple access points with clear signage and understated landscape treatment.



Fig. 9-17: Moraine Precinct

CA-06.5: Circulation Network: Jolley Cut

NPC should review opportunities for improving the Jolley Cut connection between the Park and Robinson St. NPC should develop a preferred design for improvements to inform anticipated development of the properties at the top of the moraine and infrastructure improvements by the City. NPC should explore opportunities for enhancing the accessibility of the connection. Improvements should have minimal impact on the health and function of the moraine ecology.

CA-06.6: Circulation Network: Fraser Hill

The degraded vehicular connection and abandoned pedestrian access stairs at Fraser Hill should be investigated for rehabilitation. NPC should explore opportunities to reinstate a pedestrian vehicular connection without significant impact to the treed moraine slope.

CA-06.7: Circulation Network: Incline Railway

NPC should seek opportunities to partner with adjacent properties and stakeholders to enhance the Incline Railway connection at the City edge. NPC should develop preferred options for improvements to coordinate with future improvements on private and City lands. NPC should improve signage and coordinate with anticipated improvements to provide enhanced wayfinding and safe pedestrian access routes to the Incline Railway from key destinations within the City of Niagara Falls.

CA-07 Gorge

The Gorge frames the Niagara River north of the Falls. Guests primarily experience the area from above or from tightly controlled routes between the main park and specific attractions at the River. The guest access for Hornblower Niagara Cruises and the pick-up route for the WildPlay Mist Rider Zipline to the Falls are the only areas where guests can experience the Gorge first-hand. Unauthorized trails within the Gorge are a challenge and should continue to be discouraged and restored when identified. The rock-face within the Gorge is assessed regularly and should continue to be monitored for stability and to manage degradation of the escarpment. The Gorge should remain primarily a management area with only limited and controlled guest access to ensure the long-term viability of the sensitive landscape.

Management Guidelines

CA-07.1: Built Fabric: Boat Landing and Attraction Facilities

NPC will coordinate with attraction operators to ensure facilities and structures within the boat landing and attraction areas are maintained adequately and minimize impacts on the natural heritage of the Gorge landscape. New structures and modifications to existing structure should conform to NPC standards and be sympathetic to the heritage value of the surrounding area and structures.

CA-07.2: Natural Environment: Ecological Restoration

NPC will continue to maintain the Gorge precinct in conformance with provincial and corporate standards for the ANSI-designated landscape.

CA-07.3: Cultural Heritage: Landforms and Water Features

The Gorge is considered a significant landform and heritage attribute of QVP due to the key role it plays in the topographical framework of the park and the Niagara River shoreline. It should be preserved as naturalized areas through regular maintenance activities. Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.



Fig. 9-18: Gorge Precinct

Relevant Park-wide Guidelines:

Built Fabric

- BF-01 (BF-01.1)

Natural Environment

- NE-01 (NE-01.2 - NE-01.7)
- NE-02 (NE-02.2; NE-02.5)
- NE-03 (NE-03.1 - NE-03.8)
- NE-04 (NE-04.1)

Cultural Heritage

- CH-01 (CH-01.1 - CH-01.8)
- CH-02 (CH-02.1)
- CH-04 (CH-04.1)
- CH-05 (CH-05.1)
- CH-06 (CH-06.1)
- CH-07

Guest Experience

- GE-01 (GE-01.2)
- GE-02 (GE-02.1 - GE-02.4)

Circulation Network

- CN-03 (CN-03.1 - CN-03.3)

Servicing and Infrastructure

- SI-01 (SI-01.1 - SI-01.9)
- SI-02 (SI-02.1 - SI-02.3)
- SI-03 (SI-03.1 - SI-03.2)
- SI-04 (SI-04.1 - SI-04.7)
- SI-05 (SI-05.1 - SI-05.2)
- SI-06 (SI-06.1 - SI-06.2))
- SI-07 (SI-07.1)

CA-07.4: Cultural Heritage: Structures

The Clifton Hill Incline Railway is also identified as a heritage attribute of QVP. Future modifications to this structure should continue to consider the contribution to the picturesque landscape of QVP and escarpment setting.

CA-07.5: Cultural Heritage: Circulation

The Driveway to the lower boat landing and the Drive to the OPGS Powerhouse are identified as heritage attributes of QVP due to their historic associations with the early design of movement through the landscape. These routes have evolved since they were established, while maintaining their original configuration and purpose.

NPC should not expand or widen any routes in such a way that would require removing or encroaching upon adjacent heritage resources. Vehicular circulation networks should be of secondary importance to pedestrian circulation networks. Alternate means of accessibility are recommended and preferred over the expansion of the vehicular circulation network.

CA-07.6: Guest Experience: Clifton Incline

The restored Clifton Incline experience should continue to be maintained to provide accessible access to the boat landing. NPC should review state of repair and performance of the access plazas at the top and bottom of the incline to ensure guest safety and suitable levels of public access are maintained.

CA-07.7: Guest Experience: Fireworks

NPC should continue to monitor and assess the suitability of the Fireworks launch site at the base of the escarpment as adjacent sites are redeveloped. NPC should continue to evaluate the ecological impacts on the gorge landscape to determine if new launch sites or practices should be developed to minimize impacts on the environment.

CA-07.8: Circulation Network: Service Connections

As the service driveways to the boat landing and OPGS Power Station are identified as significant heritage attributes, NPC should maintain these features based on the accepted heritage approach. These connections are not intended for guest access and should not be altered to accommodate guest circulation.

CA-08 Falls

The Falls character area represents the historic park and main procession to the iconic Niagara Falls. The Falls area contains the majority of the existing guest amenities and is highly visited year-round and best demonstrates the picturesque intent of the original Park design. Within the Falls area there are several significant structures, gardens, pathways and views. NPC should strive to maintain these resources and the general character of the Park.

The three key nodes of QVP are all located within the Falls area. The key nodes represent the major attraction centres and primary guest destinations within the Park. To improve support for the guest experience, safety and simplify access and circulation at these critical



Fig. 9-19: Falls Precinct

locations, significant improvements to the Park should be considered. At all nodes, NPC should separate servicing functions from guest access areas. Landscape areas adjacent to key structures, such as Table Rock Centre and Queen Victoria Place, should be enhanced to support the interior functions and provide outdoor amenities for guests.

The event space at Murray Hill should be enhanced to provide year-round use. NPC should balance hard surface plaza spaces for hosting events with green spaces to maintain a park aesthetic while providing opportunities to host large events.

Existing structures within the Falls area should primarily be used for guest amenities and facilities. NPC should undertake a review of current building capacities and administrative facilities to determine opportunities for relocating NPC administrative functions outside prime guest locations and developing new guest programming within the core park.

Establishing a generous public realm and pedestrian circulation network within the Falls area is a high priority. NPC should seek opportunities to create new pedestrian areas and expand or enhance existing facilities. NPC should continue to review and assess capacity for all major pedestrian routes to ensure minimum guest safety is balanced with guest experience.

The OPGS Tunnels terminate at the south end of the Falls area. The decommissioning of the tunnels within this area will need to be coordinated with capital improvements planned for the Falls parking lot as well as explore opportunities for exposing tunnel sections within the landscape as interpretive LID and cultural features. Consideration will have to be given for decommissioning tunnels in the vicinity of existing structures to minimize impacts on the structural integrity and function of the facilities.

Management Guidelines

CA-08.1: Built Fabric: Table Rock Visitor Centre

In conjunction with interior improvements to the Table Rock Visitor Centre, NPC should review and determine opportunities for improvements to the exterior of the building. NPC should ensure that future modifications to the exterior spaces and structure of Table Rock are sympathetic to the cultural heritage of the Park landscape and identified attributes.

CA-08.2: Built Fabric: Queen Victoria Place

NPC should undertake a detailed review of the programs and facilities within and in the vicinity of Queen Victoria Place to determine opportunities for modifying the structure through a heritage-informed process. Improvements to Queen Victoria Place should prioritize guest experiences and amenities while restoring the heritage value of the structure.

CA-08.3: Built Fabric: Welcome Centres

Welcome Centres within the Falls precinct occupy stand-alone, purpose built structures and are integrated within larger multi-functional facilities. Following a Park-wide audit of all Welcome Centres, NPC should identify opportunities for relocating, expanding or modifying existing Welcome Centres as well as opportunities to construct new Welcome Centres. Where possible, stand-alone Welcome Centres should be avoided. New Welcome Centres should integrate guest facilities, such as washrooms and quick service food and beverage facilities, to provide an enhanced guest experience. Where possible, NPC should explore opportunities to modularize Welcome Centres fittings to allow for relocation and adaptability within the precinct as programming needs are identified.

CA-08.4: Built Fabric: OPGS Adaptive Re-Use

NPC should explore opportunities to restore and rehabilitate the existing structures of the heritage listed OPGS Power Station to provide new guest experiences and views within the Park. Adaptive re-use of the structures should be considered based on a heritage-informed process to ensure the overall quality of cultural heritage attributes are supported and enhanced.

CA-08.5: Built Fabric: Clifton Gate House Store Re-Use

In conjunction with evaluating the relocation of the Falls Ave. bus management facility, NPC should determine the suitability of adapting the existing Clifton Gate House Store to include bus management facilities. Adaptive re-use of the structures should be considered based on a heritage-informed process to ensure the overall quality of cultural heritage attributes are supported and enhanced.

CA-08.6: Built Fabric: Administration Building Re-Use

NPC should assess opportunities for adapting the heritage identified Administration Building to provide guest amenities or potential attractions. Adaptive re-use of the structure should be considered based on a heritage-informed process to ensure the overall quality of cultural heritage attributes are supported and enhanced.

CA-08.7: Natural Environment: Ecological Restoration

NPC should explore opportunities to convert existing open lawns to naturalized landscapes to support the sensitive ecologies of the adjacent treed moraine. NPC will explore opportunities for creating habitat and expanding existing pollinator and flyway initiatives to enhance the character and function of the restored landscape. New trail connections will be integrated within the restored ecological areas providing access for interpretive displays and features while minimizing human impact.

Relevant Park-wide Guidelines:

Built Fabric

- BF-01 (BF-01.1 - BF-01.4)
- BF-02 (BF-02.1 - BF02.11)

Natural Environment

- NE-01 (NE-01.1 - NE-01.7)
- NE-02 (NE-02.1 - NE-02.2; NE-04 - NE-2.5)
- NE-03 (NE-03.1 - NE-03.8)
- NE-04 (NE-04.1)

Cultural Heritage

- CH-01 (CH-01.1 - CH-01.8)
- CH-02 (CH-02.1)
- CH-03 (CH-03.1)
- CH-04 (CH-04.1)
- CH-05 (CH-05.1)
- CH-06 (CH-06.1)
- CH-07

Guest Experience

- GE-01 (GE-01.1 - GE-01.2)
- GE-02 (GE-02.1 - GE-02.4)
- GE-03 (GE-03.1 - GE-03.4)
- GE-04 (GE-04.1 - GE-04.4)
- GE-05 (GE-05.1 - GE-05.2)

Relevant Park-wide Guidelines (cont.)

Circulation Network

- CN-01 (CN-01.1 - CN-01.5)
- CN-02 (CN-02.1 - CN-02.4)
- CN-03 (CN-03.1 - CN-03.4)

Servicing and Infrastructure

- SI-01 (SI-01.1 - SI-01.9)
- SI-02 (SI-02.1 - SI-02.3)
- SI-03 (SI-03.1 - SI-03.2)
- SI-04 (SI-04.1 - SI-04.7)
- SI-05 (SI-05.1 - SI-05.2)
- SI-06 (SI-06.1 - SI-06.2)
- SI-07 (SI-07.1)
- SI-08 (SI-08.1 - SI-08.4)

CA-08.8: Natural Environment: Ecological Restoration

NPC should explore opportunities to convert existing open lawns to naturalized landscapes to support the sensitive ecologies of the adjacent treed moraine. NPC will explore opportunities for creating habitat and expanding existing pollinator and flyway initiatives to enhance the character and function of the restored landscape. New trail connections will be integrated within the restored ecological areas providing access for interpretive displays and features while minimizing human impact.

CA-08.9: Natural Environment: Tree Management

Through the development and implementation of an ELMP and ISMP&IS, NPC should identify guidelines specific to the management of the tree canopy within the Falls precinct. NPC should identify species that have proven successful, with preference for native or adapted species. NPC should limit new planting of ornamental or introduced species outside horticultural displays to minimize opportunities for encouraging invasive species colonization, such as Norway Maples invading the moraine.

CA-08.10: Cultural Heritage: Landforms and Water Features

The area between the steep slopes of the Moraine and the Niagara River is considered a heritage attribute of QVP due to its important role as usable parkland, which allowed the development of the Park, its associated structures, and the range of Park uses.

NPC should endeavour to rehabilitate and enhance the parkland's contribution to the picturesque landscape through regular maintenance activities and heritage-informed landscape upgrades. Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil. Lands affected by the OPGS tunnels will require special consideration based on the maintenance requirements and cultural heritage value of these underground infrastructural elements.

CA-08.11: Cultural Heritage: Vegetation and Gardens

Much of the vegetation and gardens of the Falls area are identified as heritage attributes for their scale, complexity, role in supporting built resources or role in reinforcing the Park's historic themes of recreation, botanic diversity, tourism, horticultural practice and picturesque design.

The heritage attributes within the Falls area include the Water Garden, Rose Garden, and several expanses of parkland designed in the picturesque landscape style with a diverse tree collection. Additional display gardens that may be considered heritage features include those associated with Oakes Garden Theatre, Rainbow Garden, the Administration Building, Zimmerman Fountain and the Jolley Cut.

The identified parkland and garden features should be rehabilitated through appropriate tree and landscape maintenance and heritage-informed landscape upgrades. During the heritage impact assessment process, parkland and garden resources should also be considered together with the individual built resources to which they relate. Should new trees and plantings be introduced, species identified within the QVP CHER should be considered to

reinforce the original planting design intent. New plantings should reinforce the arboretum-like nature of the designed parkland with a diverse collection of trees. Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.

CA-08.12: Cultural Heritage: Structures

The OPGS Powerhouse is identified as a Provincial Heritage Property and heritage attribute of QVP. NPC should preserve the OPGS Powerhouse in a manner that conserves the cultural heritage value and attributes of the structure, and complements its escarpment setting.

The Falls area contains several structures identified as heritage attributes of QVP including the Queen Victoria Restaurant, OPGS Surge Tank, the War Memorial (Cenotaph), the Clifton Gate House, Oakes Garden Theatre and Rainbow Gardens, Table Rock House, Scenic Lookout, Scenic Tunnels and the Administration Building with its Formal Axis landscape. The structures contribute to the Park's historic themes of power generation, horticultural practice, tourism and recreation, as well as being local cultural landmarks and possessing a sense of monumentality. This area also contains several smaller built elements identified as heritage attributes of QVP, including the Zimmerman Fountain, the Tunnel Access Building (OPGS Elevator Building), the Promenade's Granite Parapet Wall and Iron Railing, the Mowat Gate, the Ramblers' Rest Shelter, and the Statue of King George VI.

NPC should preserve the heritage structures in a manner that conserves the cultural heritage value and attributes of QVP and the OPGS. The structures should be retained and are not recommended to be removed, demolished or replaced. Appropriate conservation treatments are to be determined on a case-by-case basis, exploring both rehabilitation, adaptive re-use, and relocation of movable structures. Any alterations should continue to ensure that the heritage attributes of the structure are conserved and that the structure continues to be physically and visually compatible with the overall QVP Cultural Heritage Landscape.

CA-08.13: Cultural Heritage: Circulation

The Niagara Parkway, the Promenade, the Pedestrian Systems linking NPC lands, and the Pathways leading to lookouts along the Promenade are identified as heritage attributes of QVP due to the strong role they play in the circulation framework of the Park, and due to their historic associations as part of the early design of movement through the Park and between the city and the Park. Several of these routes have evolved significantly since they were established, while maintaining their original configuration and purpose.

Clifton Hill may be considered a character-supporting feature of the Falls area based on its longstanding role in the early circulation framework of the Park. This early route has been heavily modified.

In managing the circulation features of the Falls area, NPC should not expand or widen any routes in such a way that would require removing or encroaching upon adjacent heritage resources. Vehicular circulation networks within the Cultural Heritage Landscape should be of secondary importance to pedestrian circulation networks. Alternate means of accessibility, including the availability of bicycles and the WEGO shuttle system are recommended and preferred over the expansion of the existing vehicular circulation network.

CH-08.14: Guest Experience: Murray Event Space

A flexible hardscape plaza and event space should be created at the base of the moraine north of Murray St. NPC should explore opportunities for developing the new space as a large event venue and integrating flexible parking within sections of the plaza. NPC should prioritize the event functions over parking. Where possible, modular planters and furnishings should be used to subdivide the large paved area while maintaining flexibility for large event configurations. NPC should explore opportunities for integrating LID structures around the perimeter of the plaza and permeable surfaces to mitigate decreased softscape area coverage.

CH-08.15: Guest Experience: Gateway Improvements

The entry points at Murray St., Clifton Hill/Falls Ave., and the Rainbow Bridge underpass will continue to be Primary Gateway experiences for the Park. Primary gateways will exhibit an enhanced design quality, and should be integrated with physical structures or landscape treatments that clearly mark the transition between Park lands and adjacent properties. Clear signage for vehicles, cyclists and pedestrians will identify nearby destinations and distances to encourage exploration of new park areas and experiences.

The Murray St. gateway should be enhanced to take advantage of unique views through and over the site. The improvements to Queen Victoria Place and the Murray event space should be leveraged to create a cohesive and clear gateway experience. The Clifton Hill/Falls Ave. gateway will integrate enhanced public realm improvements with the heritage features of the Mowat Gate, Cenotaph and Oakes Garden Theatre to provide a unique sense of arrival and guest amenities. NPC should seek opportunities to partner with local stakeholders and the City to develop a cohesive approach towards the Park from Clifton Hill. The enhanced gateway should aim to create a seamless connection between Clifton Hill, Grand View Marketplace and the Rainbow Bridge gateway to enhance the guest experience.

The gateways at the base of the Jolley Cut and Incline Railway will support the Primary Gateway experience at the top of the moraine. The Incline Railway arrival plaza will have an elevated level of design through the integration a distinct LID tunnel feature.

CH-08.16: Circulation Network: Pedestrian Paths

Circulation within the Falls precinct is critical to the functioning of the Park. Modifications to the existing circulation network need to be tested and verified to ensure negative impacts on the guest experience are avoided. Relocating vehicular infrastructure, including coach drop-off areas, needs to balance improved efficiency of the system with enhancements to guest access. Enhancements to pedestrian infrastructure should prioritize safety and access.

The relocated Clifton Hill bus management area will eliminate unnecessary pedestrian crossings on the Parkway. The Table Rock WEGO terminal will be relocated to the south terminal loop in coordination with the relocation of the coach drop-off to the Incline Plaza site to create a dedicated arrival space adjacent to Table Rock Centre.

NPC should explore opportunities to expand pedestrian facilities along Clifton Hill between Falls Avenue and the Niagara Parkway through a reconfiguration of the existing roadway. Through collaboration with the City of Niagara Falls and local stakeholders, NPC should test and evaluate modifications to the pedestrian network that maintain a functional roadway.

CH-08.17: Circulation Network: Cycle Track

From Fraser Hill to Clifton Hill, NPC should implement a dedicated cycle track condition for the Niagara River Recreational Trail. Where possible, a minimum 4.5m width should be provided for the bi-directional route. Clear signage and separation barriers between vehicles and pedestrian paths should be used to limit access and ensure safe operating conditions for cyclists. Signage should indicate the route is for cyclists only and intended for recreational use with clear speed limits. NPC should explore opportunities to use slip-resistant coloured surfaces throughout the precinct to clearly differentiate the cycle track from a multi-use path.

CH-08.18: Circulation Network: WEGO

NPC should expand and enhance WEGO platforms within the Falls precinct. Pathways and crossings should be integrated into roadway improvements to enhance connections between WEGO stops and attractions on both sides of the Parkway. As new destinations are developed within the precinct, NPC should evaluate the level of service and location of stops to ensure the WEGO system supports the enhanced site programming. WEGO stops should include clear signage, seating and shelter to enhance the guest experience. Furnishings at WEGO stops within the Park should conform to the Park-wide Coordinated Site Furnishings guidelines.

At Table Rock, NPC should maintain the terminal hub function for WEGO. Through the redevelopment of the Falls parking lot and relocation of the coach drop-off facilities

CH-08.19: Circulation Network: Parkway Modifications

Within the Falls precinct the Parkway should be modified south of Murray St. to provide three contiguous lanes of travel (two southbound and one northbound) to facilitate the overall reconfiguration of the Parkway to provide enhanced pedestrian and cycling infrastructure within the Park. The narrow central median should be removed to facilitate the safe operation of the narrowed roadway. The suitability and layout for maintaining dedicated turn lanes at Murray St. should be explored to improve vehicular movements and pedestrian safety throughout the core park.

Between Murray St. and Clifton Hill the Parkway will remain mostly unchanged. North of Clifton Hill, NPC should explore opportunities to remove the centre median planters and parking, create a continuous 4-lane roadway and relocate the Falls Ave. bus management facilities to a lay-by condition along the Promenade north of Clifton Hill. All modifications to the Parkway should consider impacts to the cultural heritage landscape and views of the Park. Parkway improvements within the Falls precinct should prioritize pedestrian access and safety. Expansion of vehicular infrastructure should be avoided unless it contributes to pedestrian improvement.

Within the Falls precinct, NPC should identify additional locations for private vehicle drop-offs to deter curbside stopping and blocking of servicing and loading areas along the Parkway.

CH-08.20: Circulation Network: Parking Reconfiguration

Within the Falls precinct, parking and parkland should be balanced to reduce the prominence of vehicles within the core park areas. NPC should reconfigure and redistribute parking to smaller parking lots within the core park to provide improved access to various nodes and direct vehicles to multiple lots.

In conjunction with public realm improvements and modifications to the WEGO and coach terminals at Table Rock, the Falls parking lot should be reconfigured to a more efficient layout. To support the adaptive re-use of CNPGS and TPGS, a portion of the Falls parking lot capacity should be redistributed to the expanded Grove parking lot.

In support of public realm improvements at Queen Victoria Place, and the adaptive re-use of the OPGS Power Station, flexible parking should be provided as part of the Murray event space development. Parking at Murray will be limited during special events to accommodate an expanded guest area.

In conjunction with the relocation of the Falls Ave. coach bus management area to the Parkway at Clifton Gate House Store and the removal of the median parking, lay-by dedicated accessible and priority parking should be provided along both sides of Falls Ave. between Clifton Hill and the Parkway to support Oakes Garden Theatre and Grand View program.

NPC should explore opportunities to provide adaptive signage at the vehicular gateways to the Park indicating available parking locations based on capacity.

CH-08.21: Circulation Network: Coach Bus Management

Through review of current conditions and projected changes to attraction access within Table Rock, NPC should confirm the feasibility of relocating coach bus management facilities to a dedicated loop south of the Incline Plaza.

CH-08.22: Servicing and Infrastructure: Servicing Upgrades

As improvements and redevelopment of the Park and structures are implemented, NPC should enhance servicing access to facilities to reduce conflicts between vehicles and pedestrians. NPC should improve screening of servicing facilities to visually de-emphasize operational activities within the Park. NPC should enforce restrictions on deliveries and maintenance activities within the Park to reinforce inconspicuous management of the Park.

CH-08.23: Servicing and Infrastructure: Lighting

Within the core park, NPC should evaluate existing lighting systems and fixtures and develop a strategy for the replacement, retrofit and expansion of the systems and fixtures based on a Niagara Parks LMP. Within the Falls precinct lighting improvements should coordinate site

fixture light levels with ambient light from the Falls Illumination and seasonal lighting displays. NPC should consider using programmable lighting systems to allow for variable light distribution during special events and feature programming.

CH-08.24: Servicing and Infrastructure: LID Feature

NPC should explore the opportunity to create a signature feature within the enhanced Bridge of Flowers/Incline Railway arrival plaza using the existing OPGS tunnels. NPC should explore the feasibility of excavating the tunnels, retaining portions in situ, to create an iconic landscape space and integrated LID structure. NPC should investigate the geotechnical conditions of the tunnel area to determine appropriate drainage, storage and infiltration techniques.

CH-08.25: Servicing and Infrastructure: Tunnel Decommissioning

Extending from the south, the OPGS tunnels terminate at the OPGS Surge Tank and Power Station structures. NPC will evaluate tunnel condition to determine the appropriate method for decommissioning based on a heritage-informed design process, and in accordance with the Standards and Guidelines (2010).

CH-08.26: Servicing and Infrastructure: Maintenance Yards

Within the core park, discrete depot and yard facilities should be provided at key locations to facilitate convenient maintenance of the Park. NPC should review existing facilities to optimize functions, consolidate uses and enhance buffers and screening between yards and guest areas.

CA-09 Maintenance Centre

The NPC Maintenance Centre is a key facility in the overall operations and functioning of QVP where functionality should not be compromised to meet the aesthetic standards of the rest of the Parks. Where possible, screening and landform should be used to buffer the maintenance functions of the area from guest view.

Access to the Parkway from the Maintenance Centre should be reviewed to remove redundant access points. Driveways should be located to provide safe access while also discouraging public entry.

Management Guidelines

CA-09.1: Natural Environment: Remnant Woodlot

The vegetation of the remnant woodlot is relatively intact with some evidence of invasive species encroachment within the understorey. NPC should undertake restoration and

rehabilitation of the remnant woodlot through appropriate habitat management and heritage-informed landscape upgrades. NPC should conduct a detailed inventory and implement a Woodlot Management Strategy reflecting a park-wide ISMP&IS, and referencing the The proximity of the naturalized area to the NPC Maintenance Centre and storage yards poses challenges for protection of the natural heritage feature from human activity. Should new trees and plantings be introduced, those species which are identified within the QVP CHER should be referenced for the original planting design intent.

CA-09.2: Circulation Network: Distribution Centre

The existing distribution centre operations should be maintained and NPC should explore opportunities to expand the facility to service tenants and vendors within QVP to eliminate the need for large truck access along the Parkway. NPC, in consultation with NPP, should evaluate potential safety and security enhancements required to implement a central Distribution Centre at the Maintenance Centre property.

CA-09.3: Servicing and Infrastructure: Facility Consolidation and Optimization

NPC should actively consolidate maintenance storage yards throughout the park and within the Maintenance Centre area to simplify operations. Ad-hoc yards in areas adjacent to the Maintenance Centre should be removed and the landscape restored. Expansion beyond the Maintenance Centre for storage and operations facilities should be limited to planned expansions.



Fig. 9-20: Maintenance Centre Precinct

Driveways and access routes into and out of the Maintenance Centre should be reviewed. Primary access to all facilities should be relocated to Portage Road and access routes from the Niagara Parkway should be reduced or eliminated to limit accidental guest entry to the facilities.

CA-10 Adjoining Lands - Outside NPC Jurisdiction

The NPC should promote complementary land uses and compatible development on lands adjacent to the Parks through proactive engagement and coordination with neighbouring municipalities in ongoing development review processes and the preparation or review of official plan policies. NPC should have regard for municipalities' interests while working constructively with municipalities to minimize the physical and visual impacts of new development on the Parks. NPC should request the circulation of all planning applications and proposed policy changes affecting park-adjointing lands by the municipalities

Management Guidelines

CA-10.1: Planning Jurisdiction

The management, control and development of lands adjoining the Parks is outside of the jurisdiction of the NPC mandated by the Niagara Parks Act. Nevertheless, neighbouring municipalities and the NPC should consult on plans for complementary development.

CA-10.2: Planning and Development Review

To encourage compatible development on park adjoining lands, the NPC should seek to participate proactively and constructively as a stakeholder in the review of municipally- or privately-initiated official plan amendments, zoning by-law amendments, site plan applications and other relevant planning applications in the vicinity of the Parks. In planning and development review, the NPC should assess and comment on the compatibility of proposed land use changes on neighbouring lands with the vision, strategies, management guidelines and performance standards set out in this plan. The NPC should participate in pre-consultation meetings between municipal staff and developers prior to the submission of major development applications to clarify priorities for the Parks and request additional information needed to evaluate potential impacts on the Parks.

CA-10.3: Pre-existing/Unbuilt Approvals

Where pre-existing planning approvals permit development in the vicinity of the Parks, NPC should participate in the review of all site plan applications advancing unbuilt development projects. NPC should comment on the location, massing and design of buildings or structures, the relationship of proposed development with adjacent lands, landscaping, site access, and other matters subject to site plan control. Guided by this Plan, NPC should suggest strategies to mitigate potential impacts on the Parks to the furthest extent possible given existing height and density permissions.

Relevant Park-wide Guidelines:

Built Fabric

- BF-01 (BF-01.1 - BF-01.3)
- BF-02 (BF-02.1 - BF02.11)

Natural Environment

- NE-01 (NE-01.2; NE-01.5 - NE-01.7)
- NE-02 (NE-02.6)
- NE-03 (NE-03.2 - NE-02.7)
- NE-04 (NE-04.1)

Cultural Heritage

- CH-01 (CH-01.1; CH-01.3 - CH-01.8)
- CH-07

Guest Experience

- GE-01 (GE-01.2)
- GE-02 (GE-02.1 - GE-02.3)

Circulation Network

- CN-02 (CN-02.4)
- CN-03 (CN-03.1 - CN-03.4)

Servicing and Infrastructure

- SI-01 (SI-01.1 - SI-01.9)
- SI-02 (SI-02.1 - SI-02.3)
- SI-03 (SI-03.1 - SI-03.2)
- SI-04 (SI-04.1 - SI-04.7)
- SI-07 (SI-07.1)

CA-10.4: Visual Assessments

Where development is proposed on park adjoining lands with the potential to affect identified views, viewpoints, viewscales and vistas or protected heritage property or scenic resources, NPC should require a visual assessment prepared in accordance with NPC's visual assessment terms of reference guidelines. NPC staff will provide comments to the land use planning approval authority to recommend the mitigation or elimination of visual impacts identified through visual assessments.

CA-10.5: External Signage

A visual assessment may be required and prepared in accordance with the NPC's Visual Assessment Terms of Reference guidelines for sign permit applications or sign approvals under the Niagara Parks Act if the sign permit application/approval has the potential to impact identified views, viewpoints, viewscales and vistas or scenic resources, create a visual distraction or obstruction along NPC roads or impact a Protected Heritage Property. Protection or mitigation measures identified through visual assessments will be implemented through the permit application/approval process.

CA-10.6: Residential Impacts - Local parkland

Where residential development is proposed on park adjoining lands, NPC strongly encourages neighbouring municipalities to pursue a "land first" approach to parkland dedication, prioritizing on-site or off-site parkland dedication near proposed residences before considering cash-in-lieu of parkland dedication. NPC is not responsible for serving local population-related parkland needs. Although the enjoyment of the Parks by local residents is encouraged, complementary public parkland should serve residential population growth in adjacent municipalities.

CA-10.7: Environmental Impacts - Moraine

NPC should protect the natural heritage features and function of the moraine from incompatible maintenance practices or development. Proposed maintenance or development (by both NPC and external parties) on the moraine or within 100 metres of the toe and/or top of slope, must demonstrate that the undertaking will maintain or enhance the native natural heritage features and functions of a healthy, stable, ecologically diverse, forested slope.

CA-10.8: Environs of Queen Victoria Park

The NPC should encourage the City of Niagara Falls to have regard for the individual and cumulative impacts of high rise development on QVP when considering development in the environs of the park. Development should be designed to: limit shadow, wind, mist and other negative microclimatic impacts on the park; preserve and enhance key views within and to the park; and protect the park's cultural and natural heritage resources.

The NPC should take an active and early part in all public and stakeholder engagement processes related to development in the environs of QVP, in particular for development proposals exceeding 20m in height. Where existing planning approvals permit tall buildings near QVP, NPC should review site plan applications, providing guidance on mitigating the

potential impacts of currently unbuilt projects on the park. The NPC should also participate in to regular City of Niagara Falls official plan reviews to ensure that park adjacent land use policy changes complement the character and use of QVP described in this plan.

The Environs of QVP should be considered to include the approximate area shown on Schedule B of the 1988 Memorandum of Understanding for Land Uses along the Niagara Parkway. Consideration should also be given to other lands near the park with long-term development potential, such as Marineland.

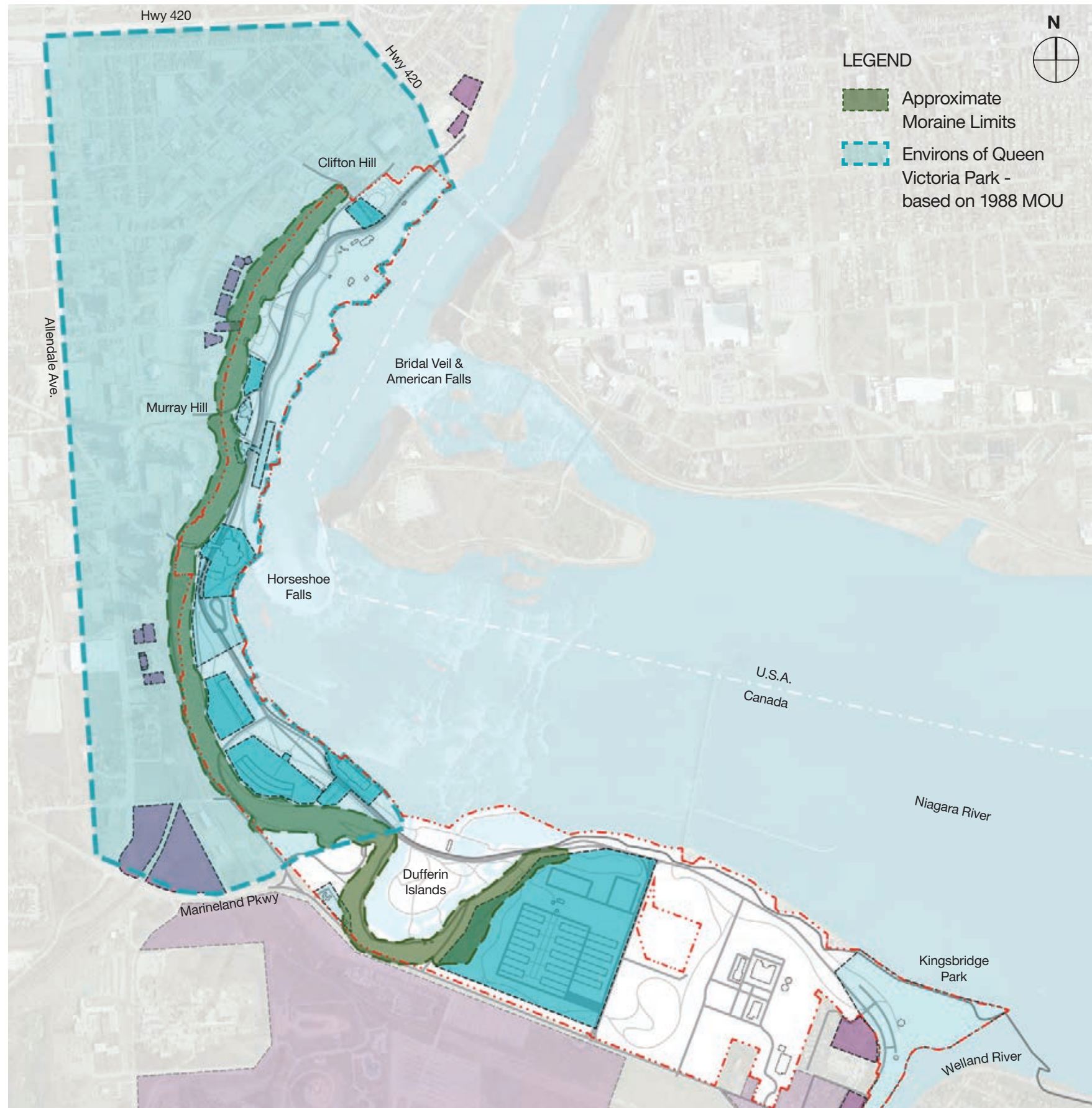
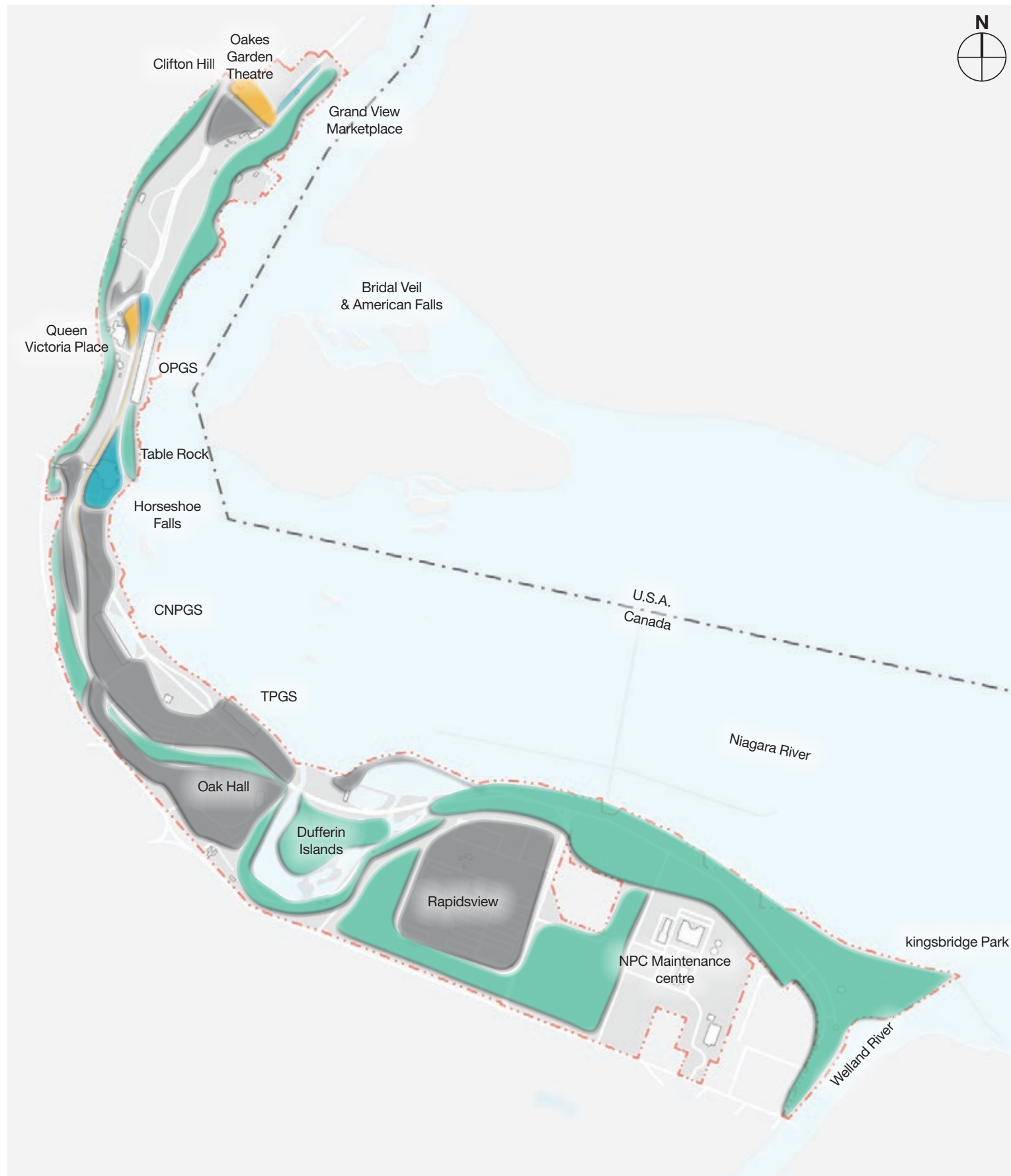


Fig. 9-21: Adjoining Lands and Development Pressures





10/ Implementation and Phasing



Pilot Projects

- Can Happen Independently or Concurrently with Adjacent Site Improvements



Immediate

- Coordinate with Table Rock Interior Improvements and Other QVP Priority Improvements



Mid- to Long-Term

- May Require Specific Approvals or Capital Investment
- May Be Contingent on Completion of Immediate Phase Improvements
- May Require Establishment of Revenue Generation Opportunities



Ongoing Landscape Management

- Coordinate with Existing NPC Management Initiatives
- Delivered Over Multiple Years on an “As-Needed” or “As-Funded” Basis
- May Be Integrated With Adjacent Site Improvements or Larger Area Projects

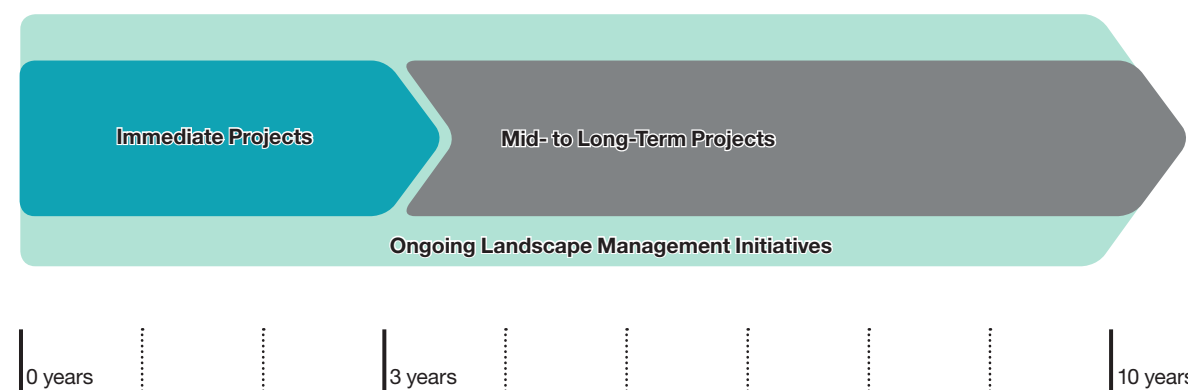
10.1 Project Implementation

The Queen Victoria Park Concept Master Plan is intended to be implemented in three stages over ten years. Within each stage, improvements will be broken down to achievable phased projects based on funding, resources and coordination with other related improvements. NPC has identified a funding strategy that will rely on investing internal revenue and procuring external funding through grants and partnerships to finance improvements over the ten year build-out. Depending on market pressures, maintenance and operations requirements and access to external funding, the approximate timing and scope of improvements may be adjusted.

Through the development of the Concept Master Plan, NPC identified high-priority projects that should be completed in the immediate time-frame (0-3 years). For some of these Immediate projects, Pilot Projects will be implemented prior to finalizing permanent improvements to allow NPC to test incremental modifications and determine the most appropriate design solution. Immediate projects also coordinate with pre-determined area improvements and will be completed in conjunction with existing projects to take advantage of cost savings and simplify project implementation strategies.

Mid- to Long-Term improvements include projects that may require additional planning to finalize designs and procure funding. Mid- to Long-Term projects may also require the establishment of new revenue generating opportunities to fund the improvements and may be phased to draw directly from those new sources on an annual basis.

Ongoing Landscape Management Initiatives primarily include improvements to natural heritage features within the Park. These projects would be implemented incrementally throughout the entire 10-year project scope. These projects are also structured such that they may be implemented on an ad hoc basis based on fluctuations in available funding and adjacent improvements.



10.1.1 Key Issues and Improvements

Several key issues are common between the benchmark nodes and throughout the study area. By developing strategies to address these issues focusing on improvements to the guest experience, these sites will serve as test cases and pilot projects for larger site-wide improvements.

Key Issues and Response

Guest Security and Safety

- Increase existing Pinch Point pedestrian space from 2.0m to 5.0m minimum width by re-purposing one (1) northbound vehicular lane

WEGO Level of Service

- Redesign majority of WEGO stops as lay-by locations within QVP to remove pick-up/drop-off from live traffic lane and improve road function

Integration of Bicycle Infrastructure

- Extend dedicated Niagara River Recreational Trail from Upper Rapids Blvd. to Clifton Hill along mixed protected and off-road cycle tracks. Create continuous recreational cycling route from Fort Erie to Clifton Hill.

Vehicular Circulation and Facilities

- Relocate Group Tour Bus Management from Falls Ave. to Parkway at Clifton Gate House Store
- Relocate Group Tour Bus Management from Table Rock to Falls Parking Lot, relocate Wego to former Tour Bus loop.
- Relocate Falls, Queen Victoria Place + Median parking (635 spaces) strategically across site into flexible surface parking lots to improve proximity and minimize distances between parking and destinations

Guest Experience Improvements

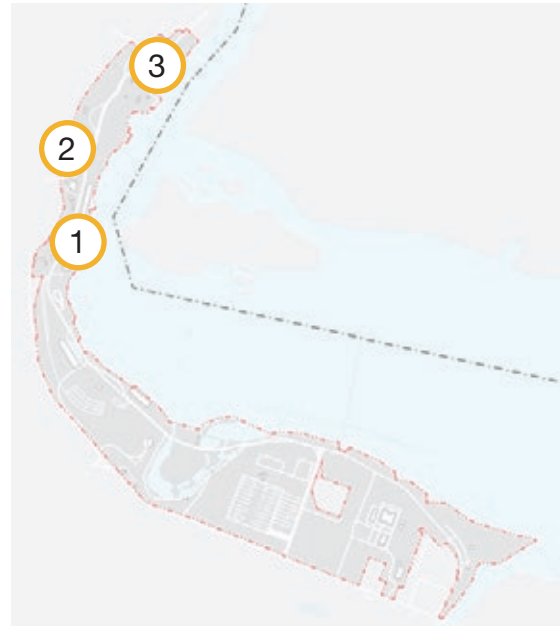
- Improve overall pedestrian experience and sense of safety; reduce confusion regarding permitted stopping/drop-off locations; strengthen importance of promenade.

- Transform open space adjacent to Table Rock and Falls; improve WEGO access throughout QVP; improve guest safety.

- Provide safe recreational cycling route through park; opportunities for future connection to north trail.

- Eliminate need for pedestrian crossing to reach Grand View from coach drop-off.
- Decrease walking distance from Tour Bus drop-off to Table Rock; improve guest access to Falls; create new event space/arrival plaza at Table Rock.
- Redistribute 375 spaces to surface parking lots within 400m of Key Nodes; retain 260 spaces at existing locations; accommodate event spaces within flexible surface parking lots when not used for parking (low season/special events)

10.2 Master Plan Phasing



10.2.1 Pilot Projects

1 Reduce Travel Lanes

- Using existing Parkway pavement, temporarily reduce travel lanes to provide enhanced pedestrian connections through the park.

2 Welcome Square

- Provide additional patio space, better pedestrian connections and iconic sight lines through reconfiguration of parking at Queen Victoria Place.

3 Clifton Promenade

- In coordination with City of Niagara Falls, explore expanded pedestrian area that will provide better connections to the park, and showcase key views. Provide reconfigured vehicular access to and from Parkway.



10.2.2 Immediate

1 Table Rock

- Alleviate pinch point
- Table Rock Plaza improvements to support interior works, provide outdoor patio, lawn area north of WEGO and north and east promenade
- Transportation improvements - lighting from Table Rock to Murray Street

2 Murray Street + Queen Victoria Place

- Murray Street intersection pavement reduction - simplify intersection, remove turn lane and bus management area
- Flexible parking area / event space 150 cars and minor plaza on north west side of Murray St and Parkway
- WEGO laybys at Queen Victoria Place

3 Clifton Hill + Falls Avenue

- Removal of median parking, relocation of Bus Management to Grand View
- WEGO laybys at Grand View



10.2.3 Mid- to Long-Term

1 Table Rock

- Relocate WEGO terminal to south group management with new intersection
- Table Rock Arrival Plaza - former WEGO loop
- Decommissioning Falls parking lot underground Ontario Power Tunnels
- New bus facility in current Falls parking lot
- Bridge of Flowers Innovation Plaza + LID

2 Queen Victoria Place

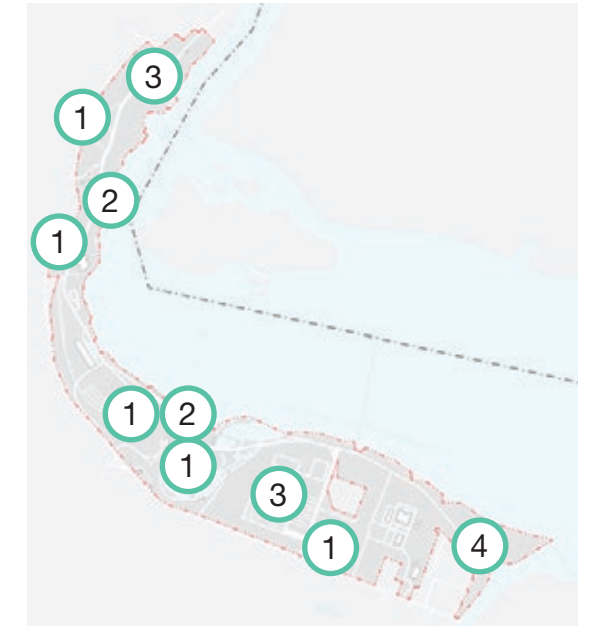
- New enhanced public realm, hard surface focused, west side of Parkway at Murray Street intersection and in front of Queen Victoria Place

3 Falls Avenue + Grand View

- Falls Avenue bus management conversion to parking
- Redevelopment of Grand View Plaza, new enhanced public realm

4 Pedestrian + Cycling

- Permanent Parkway reconfiguration with Cycle Track
- Connections to Oak Hall via heritage gate and Fraser Hill



10.2.4 Ongoing

1 Ecological Restoration

- Ongoing restoration of Moraine slopes, naturalized open space and Dufferin Islands habitat
- Planting and pedestrian linkage along South Parkway to mimic iconic Niagara Parks experience

2 Welcome Centres

3 Rapidview

- Integrate sustainable parking design and LID structures
- Relocate transit hub access & enhance facilities and services

4 Kingsbridge Park

- Park improvements, Welcome Centre and parking optimization

10.3 Order of Magnitude Cost

Future Projects

Future projects are anticipated to occur beyond seven years or extend outside of the ten-year window of the Concept Master Plan. Due to inaccuracies estimating an order of magnitude budget with factors such as escalation, external project dependencies and the scope being subjective, the specific costing values have not been included for the following:

- CNPGS (Rankine) Forecourt
- TPGS Forecourt
- Floral Showhouse and Grove Parking Lot
- Rapidsview Parking Lot and Area
- Dufferin Islands and Moraine Restoration
- Oak Hall
- Kingsbridge Park

(For itemized cost estimates please refer to Appendix 4)

The costing prepared for the Concept Master Plan is based on the full build-out of the entire project, including design and construction contingencies and escalation. The values represented below were developed based on assumptions regarding general site conditions and are for planning purposes to identify priorities and interdependencies, and define potential construction scopes. Construction budgets should be determined through schematic design exercises based on specific site conditions and a clearly defined scope of work. Escalation has been calculated based on the proposed phase of the improvements (i.e. Pilot Projects are escalated to 2019 values, Immediate Projects are escalated to 2021 values, and Mid- to Long-Term Projects are escalated to 2028 values). As a result, the identified budget herein may differ significantly from the actual cost to construct if the project is completed before the end of the phase it was budgeted for.

Individual projects identified below have been itemized as part of the detailed costing to allow for phasing of larger projects and implementation as new funding streams become available. Additionally, typical state of good repair maintenance improvements and independently funded items have been identified within these breakdowns and may impact the noted budget.

No.	Description	Pilot + Immediate Subtotal	Mid- to Long-Term Subtotal
1.0	Pilot Projects	\$ 221,400	
2.0	Clifton Hill, Falls Avenue and Grand View Bus Management Facility	\$ 5,294,950	\$ 1,947,060
3.0	Table Rock Building-Adjacent Landscape Improvements	\$ 5,060,630	
4.0	Table Rock Incline Plaza		\$ 2,319,360
5.0	Table Rock Coach Drop-off		\$ 4,049,440
6.0	Table Rock Arrival Plaza and WEGO Terminal Improvements		\$ 5,496,290
7.0	Falls Parking Lot		\$ 5,150,100
8.0	Queen Victoria Welcome Square, Murray Street and Pinch Point Improvements	\$ 3,222,090	\$ 4,365,540
9.0	Parkway North of CNPGS + Cycle Track	\$ 3,837,770	\$ 427,930
10.0	Parkway South of CNPGS + Multi-Use Path		\$ 5,871,600
Escalated Priority Project Phase Subtotal		\$ 17,373,180	\$ 29,625,320
Escalated Priority Project Total			\$ 46,998,500

10.3.1 Assumptions

Several general and costing assumptions and have been made with the order of magnitude cost. Key items include: a 20% design contingency has been included that reflects the absence of a detailed design and additional factors that would likely be identified; a 20% construction contingency has been included which allows for unforeseen conditions during construction; 2.5% per annum compounded escalation; soft costs have not been included; no allowance was made for impacted soil; art is not included; new civil services are not included, unless identified in the itemized costing.

10.3.2 Table Rock Improvements

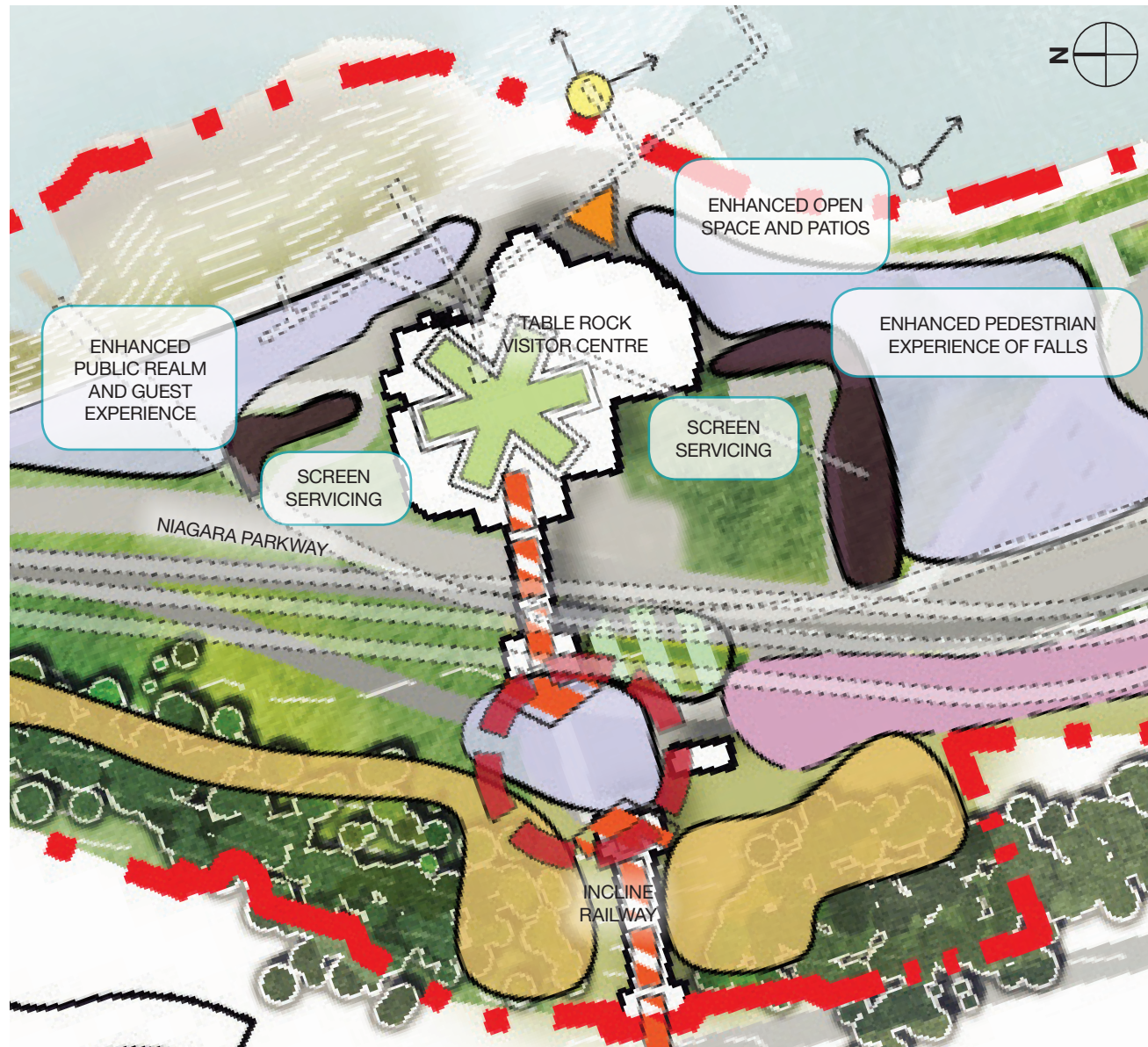


Fig. 10-1: Innovation Plaza Improvements

Sequence	Description	RGO
0-1 years	Reconfigure patio	Patio Expansion
1-2 years	Optimize and screen Table Rock servicing Relocate WEGO terminal to lay-by spaces along Parkway Revitalize open space immediately surrounding Table Rock to support interior improvements	Open space support of ex. attractions
2-3 years	Enhance arrival plaza at Incline and Bridge of Flowers Rehabilitate OPGS tunnels between Illumination Tower and Falls Parking Lot	Year-round open space activation

LEGEND

- BUILDING
- NEW ENHANCED PUBLIC REALM
- SCREENING
- MORaine RESTORATION
- NEW GATEWAY
- DESTINATION
- VIEWS
- CONCESSIONS
- CONNECTION
- PEDESTRIAN PATH
- CYCLE TRACK
- ROAD

Node Improvement Costs (excluding contingencies and escalation costs)

\$5.1 Million (Immediate) + \$16.95 Million (Mid-Long) =

\$22.05 Million (Master Plan Total)

10.3.3 Queen Victoria Place Improvements

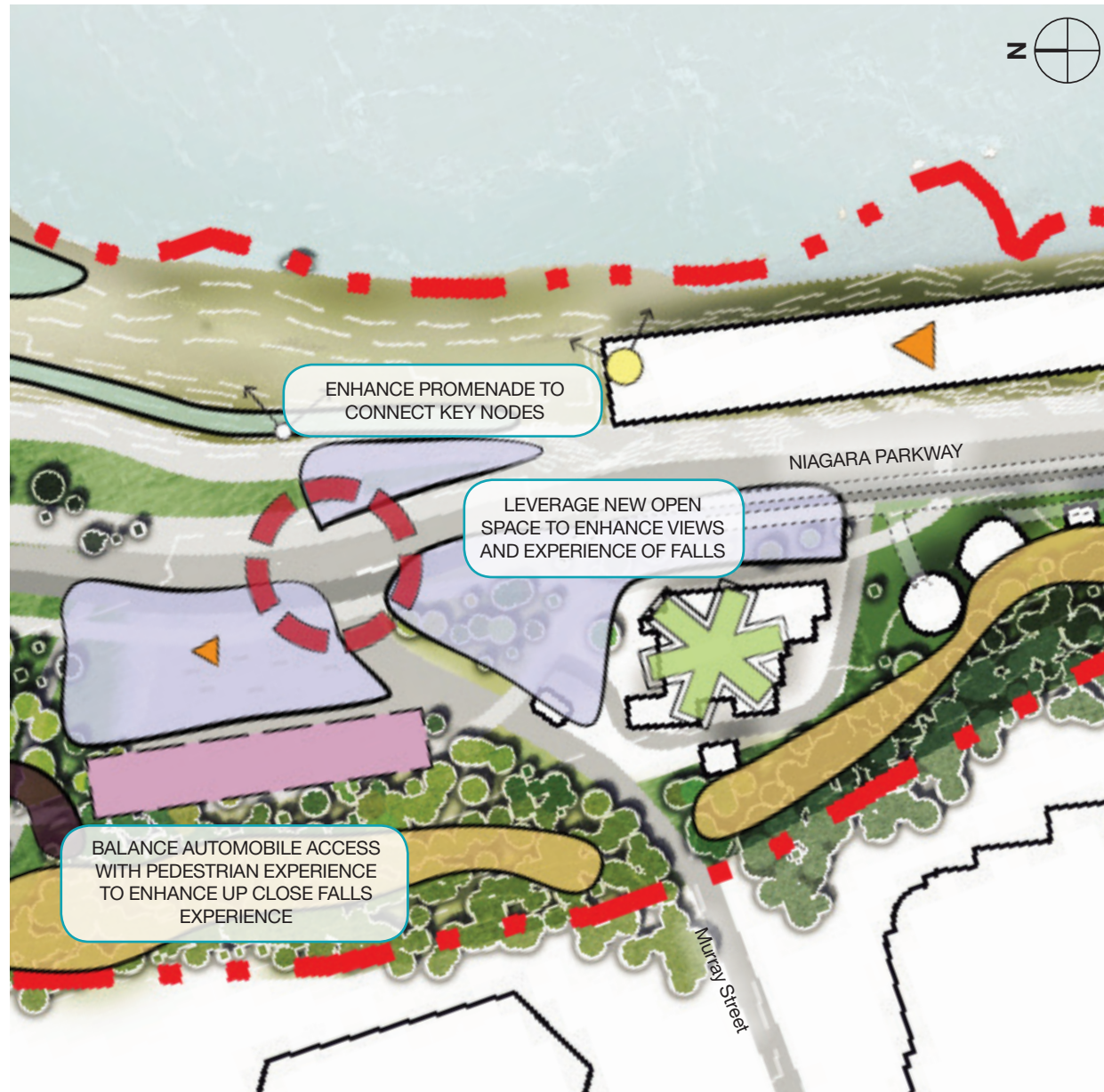


Fig. 10-2: Queen Victoria Welcome Square

Node Improvement Costs (excluding contingencies and escalation costs)

\$3.2 Million (Immediate) + \$4.4 Million (Mid-Long) =

\$7.6 Million (Master Plan Total)

Sequence	Description	RGO
0-1 years	Temporarily expand Promenade into Parkway Reconfigure QVP Parking	
1-2 years	Provide expanded patio space for QVP Reconfigure Murray intersection, maximizing pedestrian space through reducing road surface Reconfigure QVP servicing Expand Promenade at pinch-point and reconfigure	Patio Expansion
2-3 years	Parkway vehicular lanes Enhance pedestrian connection to north event space and Park Provide permanent improvements to Queen Victoria Welcome Square	

LEGEND

- BUILDING
- NEW ENHANCED PUBLIC REALM
- MORaine RESTORATION
- PARKING
- NEW GATEWAY
- DESTINATION
- VIEWS
- CONCESSIONS
- PEDESTRIAN PATH
- CYCLE TRACK
- ROAD

10.3.4 Clifton Hill Improvements

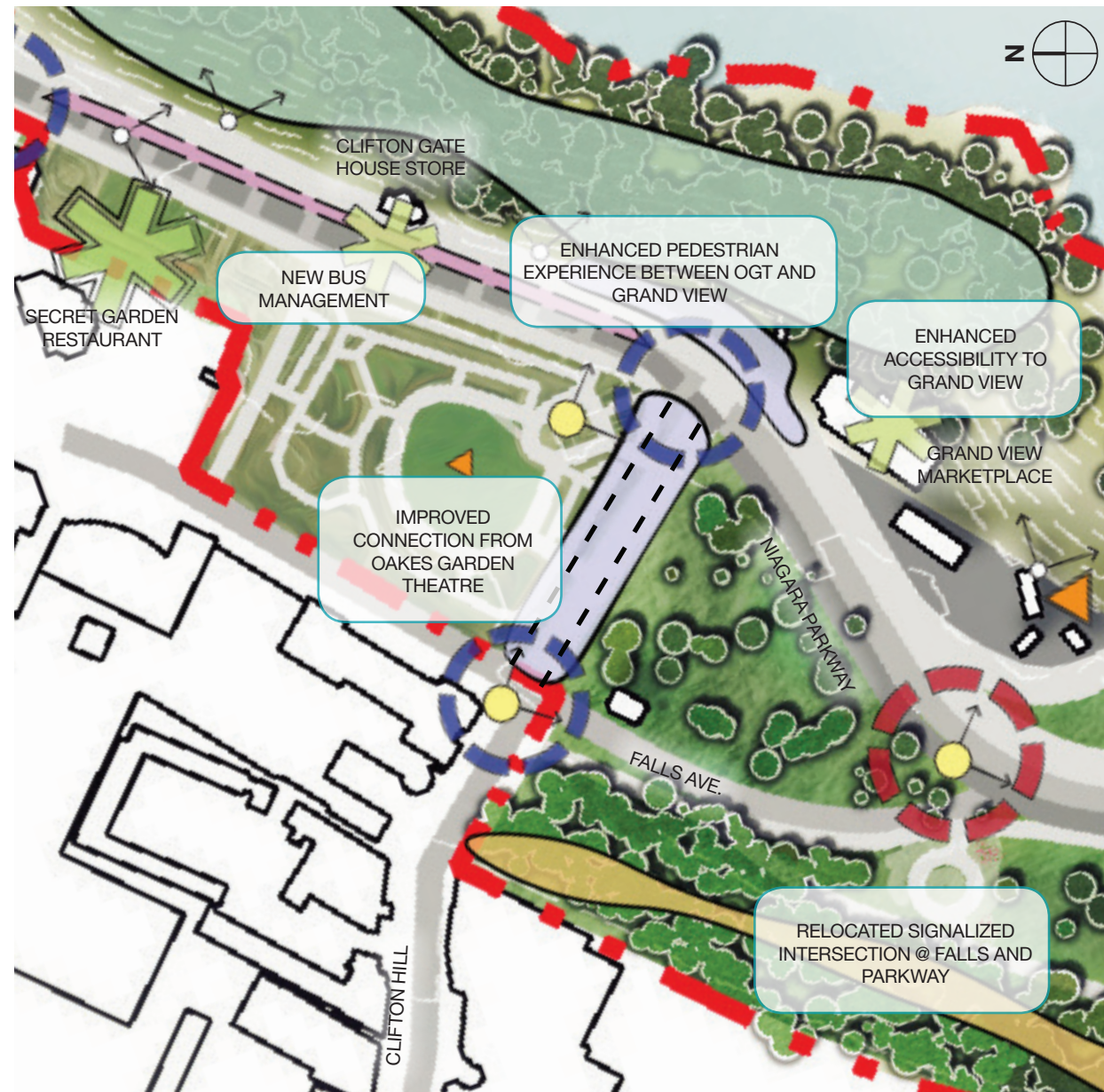


Fig. 10-3: Clifton Promenade Improvements

Sequence	Description	RGO
0-1 years	Relocate Parkway median parking to Falls Ave Relocate Falls Ave. bus management to Parkway	
1-2 years	Enhance Grand View upper patio Temporarily reconfigure vehicular access to parkway Pilot temporary pedestrian space along Clifton Hill	Patio Expansion
2-3 years	Reconfigure Clifton Hill/Parkway pedestrian signal Enhance pedestrian and short-term/off-peak servicing area at Grand View	

LEGEND

- BUILDING
- NEW ENHANCED PUBLIC REALM
- MORaine RESTORATION
- ECOLOGICAL RESTORATION
- PARKING
- NEW GATEWAY
- DESTINATION
- VIEWS
- CONCESSIONS
- PEDESTRIAN PATH
- CYCLE TRACK
- ROAD

Node Improvement Costs (excluding contingencies and escalation costs)

\$5.3 Million (Immediate) + \$1.95 Million (Mid-Long) =

\$7.25 Million (Master Plan Total)





11/ Next Steps

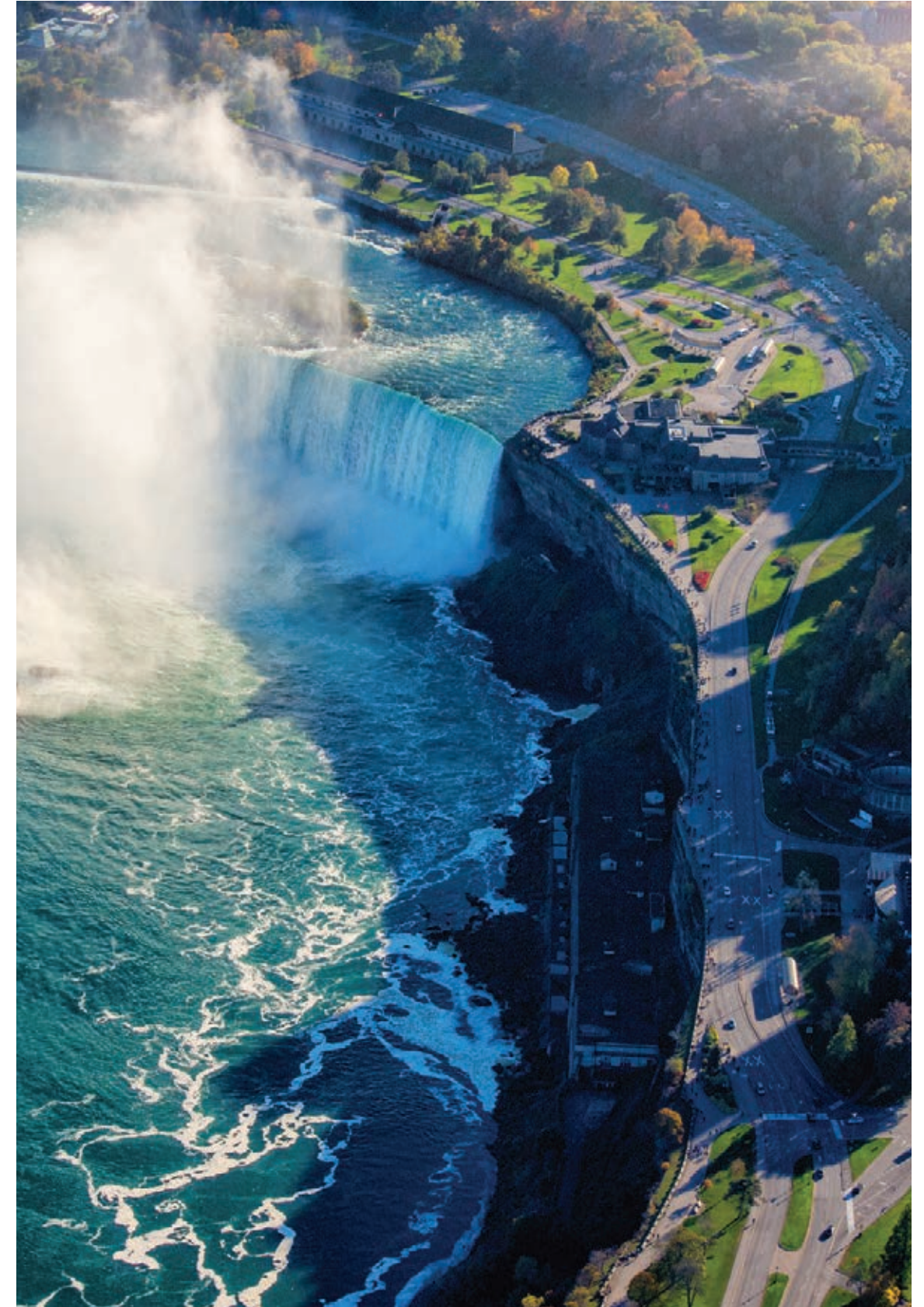
11.1 A Cohesive Vision

The Concept Master Plan for Queen Victoria Park provides NPC with a framework and recommended guidelines to ensure that the Park, with its rich heritage buildings, majestic views, natural features and dynamic public spaces, will continue to be a free and publicly accessible resource to be enjoyed by all guests.

An important first step in ensuring the maintenance of the Park's historic role and function is the identification and understanding of the changing relationships and needs of guests as they experience the Falls. The Concept Master Plan identifies several areas and opportunities for reimagining the Park while preserving the cultural and natural heritage of the site.

Through the reconfiguration of the vehicular circulation and infrastructure, new opportunities will be created for expanding the overall network of pedestrian pathways and trails. In addition, a new dedicated cycle track with connections throughout the park and to the adjacent community will create new ways to experience this iconic site.

The Concept Master Plan identifies a hierarchy of nodes within the park precincts that will transform how the Park is experienced through the creation of new lookouts, plazas, and event spaces. New ecological enhancements will involve protection and expansion of significant habitat, thoroughly integrated with the park, creating a holistic sustainable design and a memorable experience for visitors and Canadians for generations to come.



11.2 Advancing the Strategic Plan

This Concept Master Plan uses the guiding principles and objectives of the study to advance the NPC Strategic Plan through addressing the following goals:

Goal 1: Preserving and showcasing our rich heritage, culture, and lifestyle

The Concept Master Plan outlines strategies and initiatives to preserve heritage attributes and identifies opportunities to designate new resources for the continued enjoyment of NPC guests. The plan identifies opportunities to enhance cultural experiences and showcase unique programming within the Park. The recommendations encourage the integration of the rich Park character and histories with sustainable practices to ensure these stories can be told for generations to come.

Goal 2: Leveraging and activating our natural wonders and iconic experiences

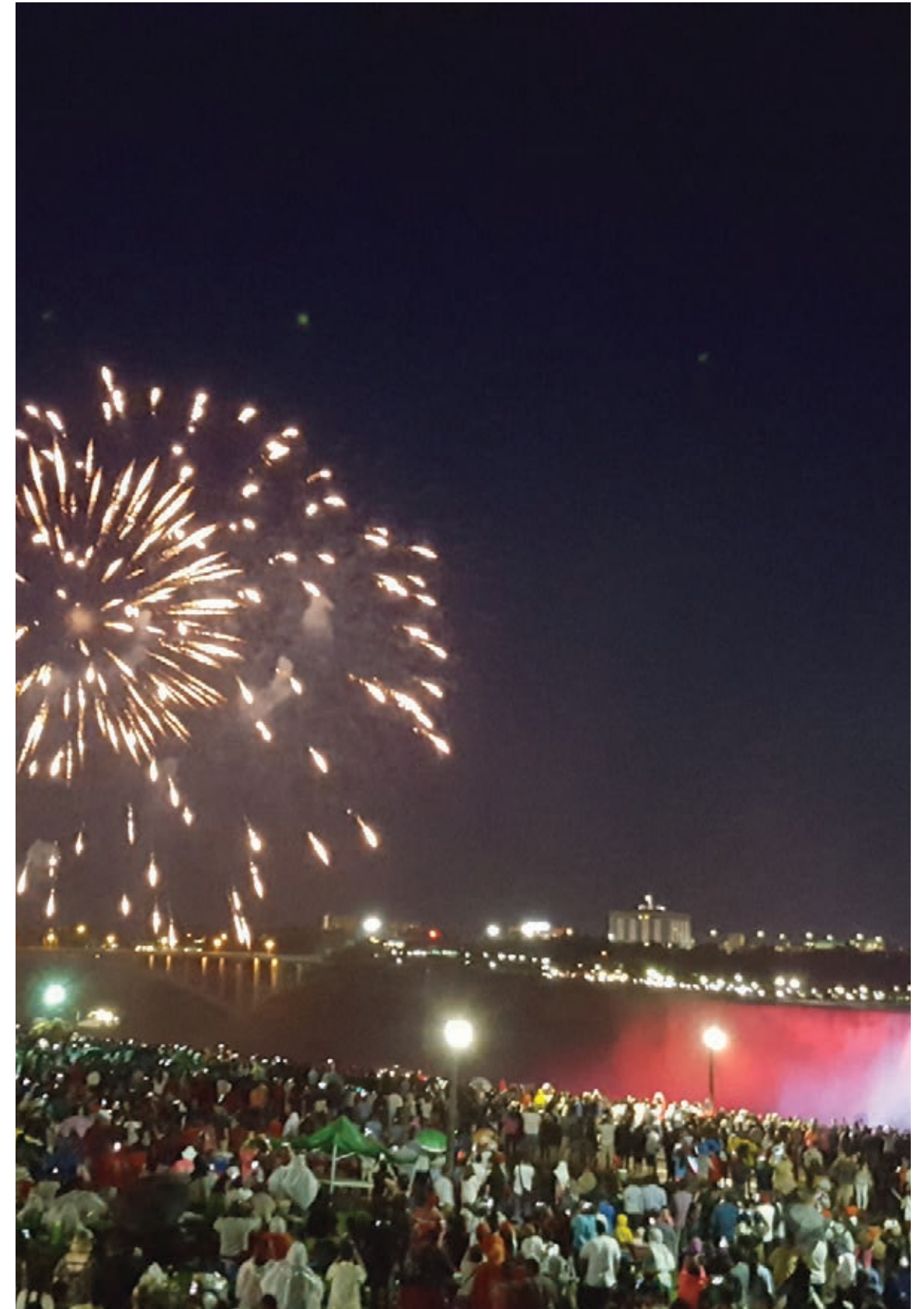
The Concept Master Plan identifies assets and indicates opportunities to enhance existing destinations through partnerships and connections to new and expanded attractions. The Plan outlines responsible management guidelines and provides recommendations for growth that will build on existing initiatives and protect the sensitive environments that make Niagara Parks experiences unlike any other.

Goal 3: Supporting a dynamic business environment with a focus on attracting investment, connection to local communities, job creation and economic well-being

Consideration for improving access and movement through and within the Park and distributing attractions and destinations outside the densely programmed Core Park will create opportunities to attract new and diverse partners and programs. Within the Concept Master Plan opportunities to foster unique partnerships, collaborate with local stakeholders and physically connect to surrounding communities will cultivate a robust and resilient Park.

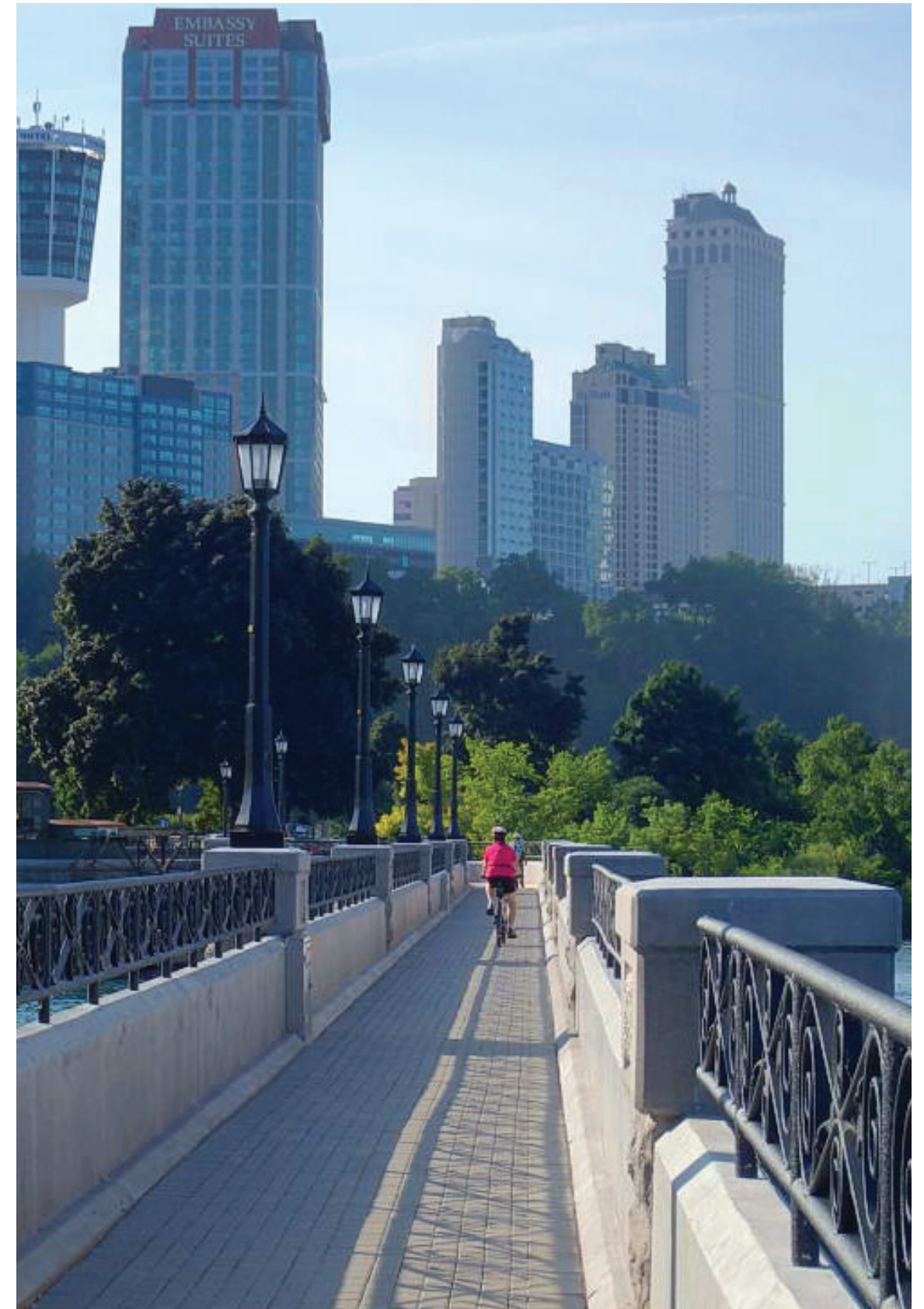
Goal 4: Taking experiences, services and hospitality to the next level

Ultimately, Queen Victoria Park is a space to experience the wonder of the Falls. The Concept Master Plan identifies opportunities for NPC to enhance this iconic experience through innovative partnerships, new destinations and the opportunity to integrate NPC's commitment to stewardship and sustainability into everything they do.



11.3 Towards the Future

The Concept Master Plan includes priorities and strategies for the phased implementation and achievement of the goals identified at the outset of the Master Plan process. With the adoption of the Concept Master Plan by NPC, the recommendations included within this report will be developed as discrete projects and phased improvements over the next ten years and beyond. NPC will commission studies to support initiatives and inform strategic responses to help advance Queen Victoria Park as one of the most spectacular Parks in the world. NPC will use this report to enrich the guest experience of the Niagara Parks and specifically Queen Victoria Park through transparency, accountability, collaboration, innovation, adaptability, and diversity.







**/Appendix 1
Cultural Heritage
Inventory Tables**

Table A1-1: SCHV Heritage Attributes

Name	Character Area	Category	Date	Heritage Recognition	Preliminary Conservation Objective
Views	All	Views	N/A	QVP attributes and Power Stations attributes	<p>Conserve the promenade as an accessible area for viewing the Niagara River and Falls.</p> <p>Conserve the visual relationships between vantage points and heritage resources throughout the Study Area.</p>
Clifton Hill	Falls	Circulation	1830	Sub-attribute: "Circulation network to the main road"	Rehabilitate this circulation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Niagara Falls	Falls	Landforms and Water Features	N/A	QVP Attribute	Preserve and enhance this landform as a significant attribute of the picturesque landscape of Queen Victoria Park.
OPGS Surge Tank	Falls	Structures	1905	OPGS PHPPS QVP Attribute	Conserve this built feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Clifton Gatehouse	Falls	Structures	1937	QVP Attribute	Conserve this built feature to enhance its contribution to the picturesque landscape of Queen Victoria Park.

Summary of draft SCP Conservation Strategies for Queen Victoria Park	Comments
<ul style="list-style-type: none"> - Significant views should be conserved in such a way that the focal point of the view is not obstructed, diminished or adversely impacted. - Vantage points existing within the QVP CHL boundary providing views should be maintained and remain accessible. - Views should not be obstructed by new development or alterations to existing built or natural resources. - Views with associated vantage points located outside the CHL boundary should be respected and maintained where possible. - Vegetation may obstruct views and require regular maintenance to ensure existing views are maintained. <p>Views to the Niagara River and Falls are classified as 'primary views' in the SCHV.</p>	<p>See Views Inventory for full list of views</p>
<p>Clifton Hill should not be expanded or widened in such a way that would require removing or encroaching upon adjacent designed parkland features or significant heritage resources.</p> <p>It is recommended that Clifton Hill be retained and maintained, rather than expanded. It is recommended that Clifton Hill's vehicular circulation be of secondary importance to pedestrian circulation networks.</p> <p>Alternate means of accessibility, including the availability of bicycles and the "WEGO" shuttle system are recommended and preferred over the expansion of the existing vehicular circulation network.</p>	<p>Original element of QVP picturesque landscape.</p> <p>Connections to viewing and lookout opportunities; Point of arrival, relationship to Oakes and QVP. Pre-dates the Park, formerly Ferry Road. Ferry Road provided access to the Niagara Gorge where border ferry docked.</p>
<p>This SCHV attribute is not discussed in the draft SCP.</p>	<p>Original element of QVP picturesque landscape.</p>
<p>Applicable Generating Stations SCP (Vol.II) conservation strategies should be consulted in anticipation of any changes to the CNPGS facilities and in the preparation of a Heritage Impact Assessment. The Surge Tank conservation strategies are discussed together with the Powerhouse and include principles, objectives, and guidelines for the structure's setting and views; site, including landscape, access and movement; station complex, including access, axis and movement pattern; massing, including volume and form of additions or link structures; building envelope; interior materials and finishes; building structure; systems; infrastructure and industrial artifacts; use; and maintenance.</p> <p>Applicable QVP SCP Conservation Strategies: The structure should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Rehabilitation and adaptive re-use may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p> <p>Any adaptive-reuse should continue to ensure that a) the heritage attributes of the structure are conserved and b) that the structure continues to be subordinate and complementary to the overall QVP Cultural Heritage Landscape.</p>	<p>Linked to Illumination Tower and OPGS</p>
<p>The building should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Rehabilitation and adaptive re-use may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p> <p>Any adaptive-reuse should continue to ensure that a) the heritage attributes of the structure are conserved and b) that the structure continues to be subordinate and complementary to the overall QVP Cultural Heritage Landscape.</p>	

Name	Character Area	Category	Date	Heritage Recognition	Preliminary Conservation Objective
Formal Axis with steps and display gardens (of former Administration Building)	Falls	Structures	1930	QVP Attribute	Rehabilitate this feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Mowat Gate	Falls	Structures	1906	QVP Attribute	Rehabilitate this built feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Oakes Garden Theatre and Rainbow Gardens	Falls	Structures	1938 and 1942	QVP Attribute	Conserve this built feature, and rehabilitate its plantings. Enhance this feature's contribution to the picturesque landscape of Queen Victoria Park.
Queen Victoria Restaurant (Queen Victoria Place)	Falls	Structures	1904	QVP Attribute	Conserve this built feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.

Summary of draft SCP Conservation Strategies for Queen Victoria Park	Comments
<p>Should be retained and conserved through appropriate tree and landscape maintenance. Should new trees and plantings be introduced, those species which are identified within the Queen Victoria Park Cultural Heritage Evaluation Report (CHER) should be used as reference for the original planting design intent. This provides a reference for new plantings to reinforce the arboretum-like nature of the parklands with a diverse collection of both native and non-native species of trees.</p> <p>Niagara Parks Commission should undertake a review of grounds-use and special events related policies to ensure the following:</p> <ul style="list-style-type: none"> • Identify the level to which these events can be accommodated; • Identify any existing policies related to grounds-use and special events and where new policies are needed; • Identify potential sources of adverse impacts (such as soil compaction, damage to natural resources such as trees and grass due to increased tourism and pedestrian activity, maintenance and facilities issues); and • Identify how adverse impacts related to grounds-use and special events can be mitigated. <p>Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.</p>	<p>Further study required to determine if the garden contains significant and/or immovable plantings or features.</p> <p>Formal axial display garden links building to the Promenade and escarpment brow.</p>
<p>The structure should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Rehabilitation and adaptive-reuse may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p> <p>Any adaptive-reuse should continue to ensure that a) the heritage attributes of the structure are conserved and b) that the structure continues to be subordinate and complementary to the overall QVP Cultural Heritage Landscape.</p>	<p>Replaced original 1888 gate; relocated in 1936 from Clifton Hill entrance to Falls Avenue entrance.</p>
<p>The structure should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Should new plantings be introduced, those species which are identified within the Oakes Garden Theatre and Rainbow Gardens Restoration Study should be used as reference for the original planting design intent.</p> <p>Rehabilitation and adaptive re-use may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p> <p>Any adaptive-reuse should continue to ensure that a) the heritage attributes of the structure are conserved and b) that the structure continues to be subordinate and complementary to the overall QVP Cultural Heritage Landscape.</p>	<p>Previous Study: Oakes Garden Theatre and Rainbow Gardens Restoration Study (2000).</p> <p>Further study required to determine if the gardens contain significant and/or immovable plantings.</p>
<p>The building should be retained and conserved. The building features cobblestone, which matches existing historic buildings located within the park. Any proposed alterations for the Queen Victoria Park restaurant (including additions, alterations, change of use) must be reviewed by way of a Heritage Impact Assessment and may be accompanied by a Conservation Plan.</p> <p>The construction of new amenities located within the Murray Street Welcome Centre/Queen Victoria Place zone may be considered provided that they are compatible and subordinate to the designed parklands. It is recommended that new amenities do not encroach on the Promenade or heritage resources located within adjacent zones which have been identified as significant. Views should not be obstructed by new development.</p> <p>New development in this zone should focus on providing visitor amenities and be compatible and subordinate with the designed landscape setting, being of a small scale and low profile as well as the established architectural character of the area. New development may be assessed in terms of its impacts on natural and built heritage resources by way of a Heritage Impact Assessment.</p> <p>Consider alternate modes of transportation such as the “WEGO” shuttle system with increased access to Queen Victoria Place and increased availability of bikes (and bike racks).</p>	<p>Original element of QVP picturesque landscape (restaurant at this location). 1904 original structure designed by Bond and Smith 1926 major renovations by Findlay and Foulis. Further alterations occurred subsequently.</p>

Name	Character Area	Category	Date	Heritage Recognition	Preliminary Conservation Objective
Ramblers' Rest Shelter	Falls	Structures	1907	QVP Attribute	Rehabilitate this built feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Statue of King George VI	Falls	Structures	1963	QVP Attribute	Rehabilitate this built feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Table Rock House	Falls	Structures	1925	QVP Attribute	<p>Conserve and enhance the historic value of the Table Rock area as a public viewing place at the crest of the Falls.</p> <p>Alterations to this built feature, including removals, should seek to reveal the original 1925 structure and/or enhance the Complex's contribution to the picturesque landscape of Queen Victoria Park.</p>
Tunnel Access Building (OPGS Elevator Building)	Falls	Structures	1905	QVP Attribute	Rehabilitate this built feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.

Summary of draft SCP Conservation Strategies for Queen Victoria Park	Comments
<p>The structure should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Rehabilitation and adaptive re-use may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p> <p>Any adaptive-reuse should continue to ensure that a) the heritage attributes of the structure are conserved and b) that the structure continues to be subordinate and complementary to the overall QVP Cultural Heritage Landscape.</p>	<p>Original element of QVP picturesque landscape.</p>
<p>The structure should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Rehabilitation may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p>	<p>Inscription reads " George VI King of Canada 1936-1952. A very gallant gentleman." "Dedicated by Charles Daley Chairman of the Niagara parks Commission Dominion Day July 1 1963."</p>
<p>The construction of new amenities located within the Table Rock Complex zone may be considered provided that they are compatible and subordinate to the designed parklands. It is recommended that new amenities do not encroach on the Promenade or heritage resources located within adjacent zones which have been identified as significant. Views should not be obstructed by new development.</p> <p>New development in this zone should focus on providing visitor amenities and be compatible and subordinate with the designed landscape setting, being of a small scale and low profile as well as the established architectural character of the area. New development may be assessed in terms of its impacts on natural and built heritage resources by way of a Heritage Impact Assessment.</p> <p>Consider alternate modes of transportation such as the "WEGO" shuttle system with increased access to the Table Rock Complex and increased availability of bikes (and bike racks), segways and e-bikes.</p> <p>The incline railway should be retained as an historic link between the slope of the moraine.</p>	<p>Original element of QVP picturesque landscape.</p> <p>Natural viewing place at the crest of the Falls. Site was developed as early as 1791.</p> <p>Under NPC: Table Rock House (1925, Findlay and Foulis - Confirm); blasting/removal of protruding Table Rock face (1935); Observation Platform (1951); second floor observation plaza (1963); Table Rock South/Annex (1974).</p> <p>renovations: 1993 building connections and pedestrian plaza, 1998 aesthetic improvements, 2008 Grand Hall indoor observatory and expansion of north building, pedestrian bridge over Parkway.</p> <p>1966 Incline Railway linked complex to top of moraine and tourist facilities. 1973 Parkway was relocated west of Table Rock House 1985 large surface parking lots were added at base of moraine</p> <p>The extant fabric of the 1925 Table Rock building is generally in very good condition, however alterations to the original building have been significant and generally adverse (2017 THA; Table Rock Centre Preliminary Documentation & Conservation Guidelines for Remnants of 1925 Building)</p>
<p>Applicable Generating Stations SCP (Vol.II) conservation strategies should be consulted in anticipation of any changes to the OPGS facilities and in the preparation of a Heritage Impact Assessment. The Elevator Building conservation strategies are discussed together with the Powerhouse and include principles, objectives, and guidelines for the structure's setting and views; site, including landscape, access and movement; station complex, including access, axis and movement pattern; massing, including volume and form of additions or link structures; building envelope; interior materials and finishes; building structure; systems; infrastructure and industrial artifacts; use; and maintenance.</p> <p>Applicable QVP SCP Conservation Strategies: The building should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Rehabilitation and adaptive re-use may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p> <p>Any adaptive-reuse should continue to ensure that a) the heritage attributes of the structure are conserved and b) that the structure continues to be subordinate and complementary to the overall QVP Cultural Heritage Landscape.</p> <p>The vacant status of this building makes it "highest priority" over non-vacant buildings.</p>	

Name	Character Area	Category	Date	Heritage Recognition	Preliminary Conservation Objective
War Memorial (Cenotaph/Clifton Hill War Memorial)	Falls	Structures	1926	QVP Attribute	Conserve this built feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Zimmerman Fountain	Falls	Structures	1850	QVP Attribute	Rehabilitate this built feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Administration Building (former)	Falls	Structures	1926	QVP Attribute	Conserve this built feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Rose Garden	Falls	Vegetation and Gardens	1907	QVP Attribute	Rehabilitate this vegetation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Water Garden	Falls	Vegetation and Gardens	1888	QVP Attribute	Rehabilitate this vegetation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.

Summary of draft SCP Conservation Strategies for Queen Victoria Park	Comments
<p>The structure should be conserved. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Relocation may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p>	<p>Integration of the memorial into the landscape required that the parapet wall along the Promenade be adjusted.</p> <p>Community discussions about the relocation of this attribute, outside QVP, is on file with NPC.</p>
<p>The structure should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Rehabilitation and adaptive re-use may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p> <p>Any adaptive-reuse should continue to ensure that a) the heritage attributes of the structure are conserved and b) that the structure continues to be subordinate and complementary to the overall QVP Cultural Heritage Landscape.</p>	<p>Original element of QVP picturesque landscape. 1920s "facelift" Remnant of the Zummerman estate.</p>
<p>The building should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Rehabilitation and adaptive re-use may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p> <p>Any adaptive-reuse should continue to ensure that a) the heritage attributes of the structure are conserved and b) that the structure continues to be subordinate and complementary to the overall QVP Cultural Heritage Landscape.</p>	<p>Findlay and Foulis Art Deco, Queenston Limestone 1957 second floor addition</p> <p>Includes designed landscape around the main building: circular drive, steps.</p>
<p>Should be retained and conserved through appropriate tree and landscape maintenance. Should new trees and plantings be introduced, those species which are identified within the Queen Victoria Park Cultural Heritage Evaluation Report (CHER) should be used as reference for the original planting design intent. This provides a reference for new plantings to reinforce the arboretum-like nature of the parklands with a diverse collection of both native and non-native species of trees.</p> <p>Niagara Parks Commission should undertake a review of grounds-use and special events related policies to ensure the following:</p> <ul style="list-style-type: none"> • Identify the level to which these events can be accommodated; • Identify any existing policies related to grounds-use and special events and where new policies are needed; • Identify potential sources of adverse impacts (such as soil compaction, damage to natural resources such as trees and grass due to increased tourism and pedestrian activity, maintenance and facilities issues); and • Identify how adverse impacts related to grounds-use and special events can be mitigated. <p>Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.</p>	<p>Further study required to determine if the garden contains significant and/or immovable plantings or features.</p>
<p>Should be retained and conserved through appropriate tree and landscape maintenance. Should new trees and plantings be introduced, those species which are identified within the Queen Victoria Park Cultural Heritage Evaluation Report (CHER) should be used as reference for the original planting design intent. This provides a reference for new plantings to reinforce the arboretum-like nature of the parklands with a diverse collection of both native and non-native species of trees.</p> <p>Niagara Parks Commission should undertake a review of grounds-use and special events related policies to ensure the following:</p> <ul style="list-style-type: none"> • Identify the level to which these events can be accommodated; • Identify any existing policies related to grounds-use and special events and where new policies are needed; • Identify potential sources of adverse impacts (such as soil compaction, damage to natural resources such as trees and grass due to increased tourism and pedestrian activity, maintenance and facilities issues); and • Identify how adverse impacts related to grounds-use and special events can be mitigated. <p>Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.</p>	<p>Further study required to determine if the garden contains significant and/or immovable plantings or features.</p>

Name	Character Area	Category	Date	Heritage Recognition	Preliminary Conservation Objective
Picnic Grounds Arboretum	Falls	Vegetation and Gardens	1888	Sub-attribute: "Parkland"	Rehabilitate this vegetation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Picnic Grounds Lawn	Falls	Vegetation and Gardens	1888	Sub-attribute: "Parkland"	Rehabilitate this vegetation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Upper Promenade Park	Falls	Vegetation and Gardens	1915	Sub-attribute: "Parkland"	Rehabilitate this vegetation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Drive to the Ontario Power Generating Station	Gorge	Circulation	1905	QVP Attribute	Rehabilitate this circulation feature, and enhance its contribution to the OPGS building and to the picturesque landscape of Queen Victoria Park.

Summary of draft SCP Conservation Strategies for Queen Victoria Park	Comments
<p>Should be retained and conserved through appropriate tree and landscape maintenance. Should new trees and plantings be introduced, those species which are identified within the Queen Victoria Park Cultural Heritage Evaluation Report (CHER) should be used as reference for the original planting design intent. This provides a reference for new plantings to reinforce the arboretum-like nature of the parklands with a diverse collection of both native and non-native species of trees.</p> <p>Niagara Parks Commission should undertake a review of grounds-use and special events related policies to ensure the following:</p> <ul style="list-style-type: none"> • Identify the level to which these events can be accommodated; • Identify any existing policies related to grounds-use and special events and where new policies are needed; • Identify potential sources of adverse impacts (such as soil compaction, damage to natural resources such as trees and grass due to increased tourism and pedestrian activity, maintenance and facilities issues); and • Identify how adverse impacts related to grounds-use and special events can be mitigated. <p>Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.</p>	<p>Original element of QVP picturesque landscape.</p>
<p>Should be retained and conserved through appropriate tree and landscape maintenance. Should new trees and plantings be introduced, those species which are identified within the Queen Victoria Park Cultural Heritage Evaluation Report (CHER) should be used as reference for the original planting design intent. This provides a reference for new plantings to reinforce the arboretum-like nature of the parklands with a diverse collection of both native and non-native species of trees.</p> <p>Niagara Parks Commission should undertake a review of grounds-use and special events related policies to ensure the following:</p> <ul style="list-style-type: none"> • Identify the level to which these events can be accommodated; • Identify any existing policies related to grounds-use and special events and where new policies are needed; • Identify potential sources of adverse impacts (such as soil compaction, damage to natural resources such as trees and grass due to increased tourism and pedestrian activity, maintenance and facilities issues); and • Identify how adverse impacts related to grounds-use and special events can be mitigated. <p>Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.</p>	
<p>Should be retained and conserved through appropriate tree and landscape maintenance. Should new trees and plantings be introduced, those species which are identified within the Queen Victoria Park Cultural Heritage Evaluation Report (CHER) should be used as reference for the original planting design intent. This provides a reference for new plantings to reinforce the arboretum-like nature of the parklands with a diverse collection of both native and non-native species of trees.</p> <p>Niagara Parks Commission should undertake a review of grounds-use and special events related policies to ensure the following:</p> <ul style="list-style-type: none"> • Identify the level to which these events can be accommodated; • Identify any existing policies related to grounds-use and special events and where new policies are needed; • Identify potential sources of adverse impacts (such as soil compaction, damage to natural resources such as trees and grass due to increased tourism and pedestrian activity, maintenance and facilities issues); and • Identify how adverse impacts related to grounds-use and special events can be mitigated. <p>Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.</p>	
<p>This SCHV attribute is not discussed in the draft SCP, however the following Conservation Strategy draws from those applied to other Circulation attributes:</p> <p>The OPGS Drive should not be expanded or widened in such a way that would require removing or encroaching upon adjacent heritage attributes, including the Escarpment.</p> <p>It is recommended that the OPGS Drive be retained and maintained, rather than expanded. It is recommended that its vehicular circulation be of secondary importance to pedestrian circulation.</p> <p>Alternate means of access are recommended and preferred over the expansion of the existing vehicular circulation network.</p>	<p>Connections to viewing and lookout opportunities; Relationship to the Escarpment and OPGS</p>

Name	Character Area	Category	Date	Heritage Recognition	Preliminary Conservation Objective
Driveway to lower boat landing	Gorge	Circulation	1830	QVP Attribute	Interpret and rehabilitate this circulation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Incline Railway: Clifton Hill	Gorge/Falls	Structures	1894	QVP Attribute	Conserve the alignment of the Incline Railway, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Dufferin Isle Road	Islands	Circulation		Sub-attribute: "Circulation network for the main road"	
Dufferin Islands: watercourse and islands	Islands	Landforms and Water Features	1907	QVP Attribute	Conserve and enhance the Dufferin Islands as an essential element of the picturesque landscape of Queen Victoria Park.
OPGS Gate House with Forebay and Bridges/weirs	Islands	Structures	1905	OPGS PHPPS QVP Attribute	Rehabilitate the OPGS Gate House in a manner that conserves the cultural heritage value and attributes of the structures, and complements the picturesque landscape of Queen Victoria Park.

Summary of draft SCP Conservation Strategies for Queen Victoria Park	Comments
<p>This SCHV attribute is not discussed in the draft SCP, however the following Conservation Strategy draws from those applied to other Circulation attributes:</p> <p>The Driveway should not be expanded or widened in such a way that would require removing or encroaching upon adjacent heritage attributes, including the Escarpment.</p> <p>It is recommended that the Driveway be retained and maintained, rather than expanded. It is recommended that its vehicular circulation be of secondary importance to pedestrian circulation.</p> <p>Alternate means of access are recommended and preferred over the expansion of the existing vehicular circulation network.</p>	<p>Original element of QVP picturesque landscape; Connections to viewing and lookout opportunities; Pre-dates the Park; Part of the former Ferry Road which is now known as Clifton Hill; and Ferry Road provided early access to the Niagara Gorge where the border ferry docked.</p>
<p>The structure should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>The Clifton Hill Incline Railway, part of the Hornblower complex (currently not in use), should be retained for adaptive re-use. While the railway and passenger car systems are not primary concern, the alignment of the existing railway should be conserved and continue to support the transportation of passengers while incorporating new, safe, and modern technology.</p> <p>Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p> <p>Any adaptive-reus should continue to ensure that a) the heritage attributes of the structure are conserved and b) that the structure continues to be subordinate and complementary to the overall QVP Cultural Heritage Landscape.</p>	<p>Improved in 1977, replaced by elevators in 1991 Current plans to re-open the Incline</p>
<p>The Dufferin Islands, while human made, should continue to be conserved and maintained as a naturalized area without the addition of features typical of designed parklands. The water features of Dufferin Islands should be retained and receive regular maintenance.</p> <p>Dufferin Isle Road and pedestrian trails throughout Dufferin Islands parklands should be retained. No new circulation or access points should be located within the natural zone (i.e. unauthorized trails down the slope of the moraine).</p> <p>Impacts of any alteration or development should be accompanied by a Heritage Impact Assessment at the discretion of the Niagara Parks Commission.</p> <p>Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.</p>	<p>Original element of QVP picturesque landscape.</p>
<p>Comprehensive conservation strategies for the OPGS Gatehouse and forebay/weirs are provided in the Generating Stations Strategic Conservation Plan (Vol.II). These strategies should be consulted in anticipation of any changes to the OPGS facilities and in the preparation of a Heritage Impact Assessment. The conservation strategies include principles, objectives, and guidelines for the structure's setting and views; site, including landscape, access and movement; station complex, including access, axis and movement pattern; massing, including volume and form of additions or link structures; building envelope; interior materials and finishes; building structure; systems; infrastructure and industrial artifacts; use; and maintenance.</p> <p>Applicable QVP SCP Conservation Strategies: The structures should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Rehabilitation and adaptive re-use may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p> <p>Any adaptive-reuse should continue to ensure that a) the heritage attributes of the structure are conserved and b) that the structure continues to be subordinate and complementary to the overall QVP Cultural Heritage Landscape.</p> <p>The vacant status of this building makes it "highest priority" over non-vacant buildings.</p>	<p>Property includes landscaped open space around Gate House; is linked to the Dufferin Islands, OPGS, and Forebay / Bridges</p>

Name	Character Area	Category	Date	Heritage Recognition	Preliminary Conservation Objective
Dufferin Islands Police Hut (Cobble Shelter)	Islands	Structures	1906	QVP Attribute	Rehabilitate this built feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Natural trees of the Carolinian zone on the Slope of the Moraine	Moraine	Landforms and Water Features	N/A	QVP Attribute	Preserve and enhance this landform as a significant attribute of the picturesque landscape of Queen Victoria Park.
Incline Railway: Moraine	Moraine/Falls	Structures	1966	QVP Attribute	Enhance this structure's contribution to the picturesque landscape of Queen Victoria Park.
Niagara River	multiple: Falls Gorge Rapids Islands River	Landforms and Water Features	N/A	QVP Attribute	Preserve and enhance this landform as a significant attribute of the picturesque landscape of Queen Victoria Park.
Pedestrian systems linking NPC lands	multiple: Falls Moraine Rapids Islands Tablelands River	Circulation	1888	QVP Attribute	Rehabilitate this circulation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Circulation network of the main road (Niagara Parkway)	multiple: Falls Rapids Islands River	Circulation	1915 (Niagara Parkway)	QVP Attribute	Rehabilitate this circulation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Pathways leading to lookouts along the Promenade	multiple: Falls Rapids Islands River	Circulation	1888	QVP Attribute	Rehabilitate this circulation feature, and enhance its contribution to the Promenade and the picturesque landscape of Queen Victoria Park.
Promenade circulation network	multiple: Falls Rapids Islands River	Circulation	1888	QVP Attribute	Rehabilitate this circulation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.

Summary of draft SCP Conservation Strategies for Queen Victoria Park	Comments
<p>The Cobble Shelter should be retained and conserved and is a priority for adaptive re-use. The adaptive re-use of this building should be investigated through the use of a building condition and use survey, followed by a Heritage Impact Assessment for any proposed adaptive re-use. The Heritage Impact Assessment may include, or precede a Conservation Plan.</p> <p>The vacant status of this building makes it "highest priority" over non-vacant buildings.</p>	<p>Original element of QVP picturesque landscape.</p>
<p>The Moraine and its vegetation should continue to be maintained and naturalized. Adding new plant species is not encouraged. Maintenance activities should focus on the removal of invasive species and encourage natural/naturalized vegetation in the Moraine. Maintenance should also include the removal of litter and unauthorized trails/paths.</p> <p>Impacts of any alteration or development should be accompanied by a Heritage Impact Assessment at the discretion of the Niagara Parks Commission</p>	<p>Original element of QVP picturesque landscape.</p>
<p>The incline railway should be retained as an historic link between the slope of the moraine.</p>	<p>1966 Incline Railway linked Table Rock House to top of moraine and tourist facilities.</p>
<p>This SCHV attribute is not discussed in the draft SCP.</p>	<p>Original element of QVP picturesque landscape.</p>
<p>This SCHV attribute is not discussed in the draft SCP, however the following Conservation Strategy draws from those applied to other Circulation attributes:</p> <p>The pedestrian systems should be retained as a circulation route. Routes should not be widened in such a way that would require removing or encroaching upon adjacent heritage attributes.</p> <p>It is recommended that vehicular circulation networks within the Cultural Heritage Landscape be of secondary importance to pedestrian circulation networks.</p>	<p>Original element of QVP picturesque landscape. Connections to viewing and lookout opportunities</p>
<p>If this SCHV attribute is referring to the Niagara Parkway, then the following SCP Conservation Strategy can be applied:</p> <p>The Parkway should not be expanded or widened in such a way that would require removing or encroaching upon adjacent designed parkland features or significant heritage resources.</p> <p>It is recommended that the Parkway be retained and maintained, rather than expanded. It is recommended that vehicular circulation be of secondary importance to pedestrian circulation networks.</p> <p>Alternate means of accessibility, including the availability of bicycles and the "WEGO" shuttle system are recommended and preferred over the expansion of the existing vehicular circulation network.</p>	<p>1901-1930 was an era of Parkway improvements, as former carriage drives were widened and improved for motor vehicle traffic</p>
<p>This SCHV attribute is not discussed in the draft SCP, however the following Conservation Strategy draws from those applied to other Circulation attributes:</p> <p>The pathways to lookouts should be retained as a circulation route. Routes should not be widened in such a way that would require removing or encroaching upon adjacent heritage attributes.</p> <p>It is recommended that vehicular circulation networks within the Cultural Heritage Landscape be of secondary importance to pedestrian circulation networks.</p>	<p>Original element of QVP picturesque landscape; Connections to viewing and lookout opportunities; and Relationship to the Promenade, Escarpment, Views</p>
<p>The Promenade should not be expanded or widened in such a way that would require removing or encroaching upon any designed parkland features or significant heritage resources.</p> <p>It is recommended that vehicular circulation networks within the Cultural Heritage Landscape be of secondary importance to pedestrian circulation networks.</p>	<p>Original element of QVP picturesque landscape. Connections to viewing and lookout opportunities</p>

Name	Character Area	Category	Date	Heritage Recognition	Preliminary Conservation Objective
Promenade Granite Parapet Wall and Iron Railing	multiple: Falls Rapids Islands River	Structures	1906	QVP Attribute	Original elements and historic evolution of the parapet wall may be identified through further research. Rehabilitate this built feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Parkland designed in the picturesque landscape style with a diverse tree collection	Multiple: Falls Rapids River	Vegetation and Gardens	1888	QVP Attribute	Rehabilitate this vegetation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Table lands (parklands)	Multiple: Falls Rapids Tablelands	Landforms and Water Features	N/A	QVP Attribute	Rehabilitate this landform, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
All tunnels to and from the OPGS structures	Multiple:	Structures	1905	OPGS PHPPS Attribute	Conserve the OPGS in a manner that maintains the cultural heritage value and attributes of the Station.
Promenade Parks	multiple: Falls River Rapids	Vegetation and Gardens	1888	Sub-attribute: "Parkland"	Rehabilitate this vegetation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Gorge (Escarpment)	multiple: Gorge Falls	Landforms and Water Features	N/A	QVP Attribute	Preserve and enhance this landform as a significant attribute of the Niagara Falls landscape.
Burning Springs Hill	multiple: Islands Moraine Tablelands	Circulation	1890	Sub-attribute: "Circulation network fo the main road"	Rehabilitate this circulation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.

Summary of draft SCP Conservation Strategies for Queen Victoria Park	Comments
<p>Conservation strategies are not provided.</p>	<p>Parapet wall was first constructed at Clifton Hill in 1906; subsequently extended along the escarpment; the width of the sidewalk was increased 3m (date unknown); in 1935 the escarpment was intentionally blasted and the Promenade and parapet wall were moved back.</p>
<p>Should be retained and conserved through appropriate tree and landscape maintenance. Should new trees and plantings be introduced, those species which are identified within the Queen Victoria Park Cultural Heritage Evaluation Report (CHER) should be used as reference for the original planting design intent. This provides a reference for new plantings to reinforce the arboretum-like nature of the parklands with a diverse collection of both native and non-native species of trees.</p> <p>Niagara Parks Commission should undertake a review of grounds-use and special events related policies to ensure the following:</p> <ul style="list-style-type: none"> • Identify the level to which these events can be accommodated; • Identify any existing policies related to grounds-use and special events and where new policies are needed; • Identify potential sources of adverse impacts (such as soil compaction, damage to natural resources such as trees and grass due to increased tourism and pedestrian activity, maintenance and facilities issues); and • Identify how adverse impacts related to grounds-use and special events can be mitigated. <p>Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.</p> <p>These historic landforms should be retained and conserved through regular maintenance activities.</p>	<p>Original element of QVP picturesque landscape.</p>
<p>The development of the lands above the OPGS conduits will be limited due to the nature of the infrastructure which remains below ground.</p> <p>Impacts of any alteration or development should be accompanied by a Heritage Impact Assessment at the discretion of the Niagara Parks Commission.</p>	<p>Original element of QVP picturesque landscape.</p>
<p>Comprehensive conservation strategies for the OPGS Gatehouse and forebay/weirs are provided in the Generating Stations Strategic Conservation Plan (Vol.II). These strategies should be consulted in anticipation of any changes to the OPGS facilities and in the preparation of a Heritage Impact Assessment.</p>	
<p>Should be retained and conserved through appropriate tree and landscape maintenance. Should new trees and plantings be introduced, those species which are identified within the Queen Victoria Park Cultural Heritage Evaluation Report (CHER) should be used as reference for the original planting design intent. This provides a reference for new plantings to reinforce the arboretum-like nature of the parklands with a diverse collection of both native and non-native species of trees.</p> <p>Niagara Parks Commission should undertake a review of grounds-use and special events related policies to ensure the following:</p> <ul style="list-style-type: none"> • Identify the level to which these events can be accommodated; • Identify any existing policies related to grounds-use and special events and where new policies are needed; • Identify potential sources of adverse impacts (such as soil compaction, damage to natural resources such as trees and grass due to increased tourism and pedestrian activity, maintenance and facilities issues); and • Identify how adverse impacts related to grounds-use and special events can be mitigated. <p>Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.</p> <p>These historic landforms should be retained and conserved through regular maintenance activities such as continuing annual maintenance activities of the Niagara Gorge escarpment rocks and talus slope. The Gorge escarpment and talus slope should continue to receive regular maintenance in order to remove any loose rocks and ensure the safety and stability of this landform.</p> <p>Impacts of any alteration or development should be accompanied by a Heritage Impact Assessment at the discretion of the Niagara Parks Commission.</p>	<p>Original element of QVP picturesque landscape.</p>
<p>Impacts of any alteration or development should be accompanied by a Heritage Impact Assessment at the discretion of the Niagara Parks Commission.</p>	<p>Original element of QVP picturesque landscape.</p>
<p>Burning Springs Hill should be retained. No new circulation or access points should be located within the natural zone (i.e. unauthorized trails down the slope of the moraine).</p>	<p>Original element of QVP picturesque landscape. Connections to viewing and lookout opportunities;</p> <p>Named for "The Burning Spring" located in vicinity, which was known as Niagara Falls' first tourist attraction, and operated as an attraction for over 60 years.</p> <p>1929 Extension</p>

Name	Character Area	Category	Date	Heritage Recognition	Preliminary Conservation Objective
Murray Street	multiple: Moraine Falls	Circulation	1960	Sub-attribute: "Circulation network fo the main road"	Rehabilitate this circulation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Jolly Cut	multiple: Moraine Falls	Circulation	1888	Sub-attribute: "Pedestrian systems linking NPC lands"	Rehabilitate this circulation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Fraser Hill	multiple: Moraine Rapids	Circulation	1888	Sub-attribute: "Circulation network fo the main road"	Rehabilitate this circulation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Oak Hall driveway	Outlook	Circulation	1924	Sub-attribute: "Oak Hall"	Rehabilitate this circulation feature, and enhance its contribution to the picturesque landscape of Oak Hall.
Oak Hall carriageway	Outlook	Circulation		Sub-attribute: "Oak Hall"	Rehabilitate this circulation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Oak Hall	Outlook	Structures	1924	QVP Attribute listed on municipal Register	Conserve this built feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Oak Hall Golf Shop (former Gate House)	Outlook	Structures	1924	Sub-attribute: "Oak Hall"	Rehabilitate this built feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Oak Hall Garage	Outlook	Structures	1924	Sub-attribute: "Oak Hall"	Rehabilitate this built feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.

Summary of draft SCP Conservation Strategies for Queen Victoria Park	Comments
<p>Murray Street should not be expanded or widened in such a way that would require removing or encroaching upon adjacent designed parkland features or significant heritage resources.</p> <p>It is recommended that Murray Street be retained and maintained, rather than expanded. It is recommended that Murray Street's vehicular circulation be of secondary importance to pedestrian circulation networks.</p> <p>Alternate means of accessibility, including the availability of bicycles and the "WEGO" shuttle system are recommended and preferred over the expansion of the existing vehicular circulation network.</p>	<p>connections to viewing and lookout opportunities Point of arrival, relationship to the Picnic Grounds and Queen Victoria Place Restaurant.</p>
<p>The Jolly Cut should be retained as a circulation route. No new circulation or access points should be located within the natural zone (i.e. unauthorized trails down the slope of the moraine).</p>	<p>Original element of QVP picturesque landscape. Robinson Street extended to the escarpment edge before the establishment of QVP.</p>
<p>Fraser Hill should not be expanded or widened in such a way that would require removing or encroaching upon adjacent designed parkland features or significant heritage resources.</p> <p>It is recommended that Fraser Hill be retained and maintained, rather than expanded. It is recommended that Fraser Hill's vehicular circulation be of secondary importance to pedestrian circulation.</p> <p>Alternate means of accessibility, including the availability of bicycles and the "WEGO" shuttle system are recommended and preferred over the expansion of the existing vehicular circulation network.</p>	<p>Original element of QVP picturesque landscape.</p>
<p>Not specifically mentioned in SCHV.</p>	
<p>Not specifically mentioned in SCHV.</p>	
<p>The building should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Rehabilitation and adaptive re-use may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p> <p>Any adaptive-reuse should continue to ensure that a) the heritage attributes of the structure are conserved and b) that the structure continues to be subordinate and complementary to the overall QVP Cultural Heritage Landscape.</p>	
<p>The building should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Rehabilitation and adaptive re-use may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p> <p>Any adaptive-reuse should continue to ensure that a) the heritage attributes of the structure are conserved and b) that the structure continues to be subordinate and complementary to the overall QVP Cultural Heritage Landscape.</p>	
<p>Not specifically mentioned in SCHV.</p>	

Name	Character Area	Category	Date	Heritage Recognition	Preliminary Conservation Objective
Oak Hall Grounds	Outlook	Vegetation and Gardens	1924	Sub-attribute: "Oak Hall"	Rehabilitate this vegetation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
All tunnels to and from the CNPGS structures	Rapids	Structures	1905	CNPS PHPPS	Rehabilitate the CNPGS powerhouse and water forecourt in a manner that conserves the cultural heritage value and attributes of the structure, and complements the picturesque landscape of Queen Victoria Park.
Canadian Niagara Power Generating Station (powerhouse), including the expansive water forecourt with the bridge and the forecourt linkage with the river	Rapids	Structures	1905	CNPS PHPPS; QVP Attribute	Rehabilitate the CNPGS powerhouse and water forecourt in a manner that conserves the cultural heritage value and attributes of the Station, and complements the picturesque landscape of Queen Victoria Park.
Floral Showhouse	Rapids	Structures	1909	QVP Attribute	Conserve this built feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.

Summary of draft SCP Conservation Strategies for Queen Victoria Park	Comments
<p>Should be retained and conserved through appropriate tree and landscape maintenance. Should new trees and plantings be introduced, those species which are identified within the Queen Victoria Park Cultural Heritage Evaluation Report (CHER) should be used as reference for the original planting design intent. This provides a reference for new plantings to reinforce the arboretum-like nature of the parklands with a diverse collection of both native and non-native species of trees.</p> <p>Niagara Parks Commission should undertake a review of grounds-use and special events related policies to ensure the following:</p> <ul style="list-style-type: none"> • Identify the level to which these events can be accommodated; • Identify any existing policies related to grounds-use and special events and where new policies are needed; • Identify potential sources of adverse impacts (such as soil compaction, damage to natural resources such as trees and grass due to increased tourism and pedestrian activity, maintenance and facilities issues); and • Identify how adverse impacts related to grounds-use and special events can be mitigated. <p>Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.</p>	<p>Magnate and philanthropist Harry Oakes built Oak Hall around a portion of Clark Hill, a mansion dating from the 1850s. The Oakes family lived there until 1934. The Hall was a RCAF convalescent hospital during WWII and was purchased by the NPC in 1959. Grounds included golf course c1930s</p> <p>Includes water garden with bridge. Further study required to determine if the grounds contain significant and/or immovable plantings or features.</p>
<p>Applicable Generating Stations SCP (Vol.II) conservation strategies should be consulted in anticipation of any changes to the CNPGS facilities and in the preparation of a Heritage Impact Assessment.</p>	
<p>Applicable Generating Stations SCP (Vol.II) conservation strategies should be consulted in anticipation of any changes to the CNPGS facilities and in the preparation of a Heritage Impact Assessment. They include principles, objectives, and guidelines for the structures' setting and views; site, including landscape, access and movement; station complex, including access, axis and movement pattern; massing, including volume and form of additions; building envelope; interior materials and finishes; building structure; systems; infrastructure and industrial artifacts; use; and maintenance.</p> <p>Applicable QVP SCP Conservation Strategies: The building should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Rehabilitation and adaptive re-use may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p> <p>Any adaptive-reuse should continue to ensure that a) the heritage attributes of the structure are conserved and b) that the structure continues to be subordinate and complementary to the overall QVP Cultural Heritage Landscape. The adaptive re-use of the power generating stations should provide transportation studies in order to mitigate any adverse impacts to the buildings and the landscape due to parking and vehicle access.</p> <p>The vacant status of this building makes it "highest priority" over non-vacant buildings.</p> <p>The boundary for the Canadian Niagara Power Generating Station powerhouse landscape includes the following resources, which should be conserved:</p> <ul style="list-style-type: none"> • Landscaped open space located to the rear (west) of the building; • Immediate area of landscaped open space which supports views to the east and complements the large scale of the building; • Forebay; and • Views: 17, 19, 20 	<p>Weir that extends into Niagara River is outside the Study Area.</p>
<p>The building should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Rehabilitation and adaptive re-use may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p> <p>Any adaptive-reuse should continue to ensure that a) the heritage attributes of the structure are conserved and b) that the structure continues to be subordinate and complementary to the overall QVP Cultural Heritage Landscape.</p>	<p>Floral Showhouse is on/near the location of the original NPC greenhouse facilities. Expansion in 1909 may be understood as beginning "showhouse" role of the facilities.</p> <p>Previous Study: NPC Miniature Village and Floral Showhouse Masterplan (2014)</p>

Name	Character Area	Category	Date	Heritage Recognition	Preliminary Conservation Objective
All tunnels to and from the TPGS structures	Rapids	Structures	1903	TPGS PHPPS Attribute	Rehabilitate the TPGS in a manner that conserves the cultural heritage value and attributes of the Station and complements the picturesque landscape of Queen Victoria Park.
Toronto Power Generating Station (powerhouse)	Rapids	Structures	1903	TPGS PHPPS attribute; QVP Attribute; listed on municipal Register; National Historic Site	Rehabilitate the TPGS in a manner that conserves the cultural heritage value and attributes of the Station and complements the picturesque landscape of Queen Victoria Park.
Canadian Niagara Powerhouse Arboretum / Lawn	Rapids	Vegetation and Gardens	1905	Sub-attribute: "Parkland"	Rehabilitate this vegetation feature to enhance its contribution to the picturesque landscape of Queen Victoria Park.

Summary of draft SCP Conservation Strategies for Queen Victoria Park	Comments
<p>Applicable Generating Stations SCP (Vol.II) conservation strategies should be consulted in anticipation of any changes to the TPGS facilities and in the preparation of a Heritage Impact Assessment.</p>	
<p>Applicable Generating Stations SCP (Vol.II) conservation strategies should be consulted in anticipation of any changes to the TPGS facilities and in the preparation of a Heritage Impact Assessment. They include principles, objectives, and guidelines for the structure's setting and views; site, including landscape, access and movement; station complex, including access, axis and movement pattern; massing, including volume and form of additions; building envelope; interior materials and finishes; building structure; systems; infrastructure and industrial artifacts; use; and maintenance.</p> <p>Applicable QVP SCP Conservation Strategies: The building should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Rehabilitation and adaptive re-use may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p> <p>Any adaptive-reuse should continue to ensure that a) the heritage attributes of the structure are conserved and b) that the structure continues to be subordinate and complementary to the overall QVP Cultural Heritage Landscape. The adaptive re-use of the power generating stations should provide transportation studies in order to mitigate any adverse impacts to the buildings and the landscape due to parking and vehicle access.</p> <p>The vacant status of this building makes it "highest priority" over non-vacant buildings.</p> <p>The Toronto Power Generating Station landscape boundary includes the powerhouse, forebay and gathering weir, as well as the underground tunnels (intake and tail race) which exit behind horseshoe falls. The landscape surrounding the powerhouse includes the following resources, which should be conserved:</p> <ul style="list-style-type: none"> • Immediate area of landscaped open space which supports views to the east and complements the large scale of the building; • Parkland with view of scow, falls and river; • Vegetation – historic photos should guide re-landscaping and maintenance; and • Views 23, 24, 25 	<p>construction period 1903-1913</p> <p>Property includes landscaped open space surrounding powerhouse</p> <p>Weirs that extend into Niagara River are located outside the Study Area.</p>
<p>Applicable Generating Stations SCP (Vol.II) conservation strategies should be consulted in anticipation of any changes to the CNPGS landscape and in the preparation of a Heritage Impact Assessment. They include the principles, objectives, and guidelines for setting and views; site, including landscape, access and movement; station complex, including access, axis and movement pattern; and massing, including volume and form of additions.</p> <p>Applicable QVP SCP Conservation Strategies: Landscape should be retained and conserved through appropriate tree and landscape maintenance. Should new trees and plantings be introduced, those species which are identified within the Queen Victoria Park Cultural Heritage Evaluation Report (CHER) should be used as reference for the original planting design intent. This provides a reference for new plantings to reinforce the arboretum-like nature of the parklands with a diverse collection of both native and non-native species of trees.</p> <p>Niagara Parks Commission should undertake a review of grounds-use and special events related policies to ensure the following:</p> <ul style="list-style-type: none"> • Identify the level to which these events can be accommodated; • Identify any existing policies related to grounds-use and special events and where new policies are needed; • Identify potential sources of adverse impacts (such as soil compaction, damage to natural resources such as trees and grass due to increased tourism and pedestrian activity, maintenance and facilities issues); and • Identify how adverse impacts related to grounds-use and special events can be mitigated. <p>Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.</p>	<p>Original element of QVP picturesque landscape.</p>

Name	Character Area	Category	Date	Heritage Recognition	Preliminary Conservation Objective
Floral Showhouse Park	Rapids	Vegetation and Gardens	1907	Sub-attribute: "Parkland"	Rehabilitate this vegetation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Fraser Hill Park / Lawn	Rapids	Vegetation and Gardens	1907	Sub-attribute: "Parkland"	Rehabilitate this vegetation feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Table lands (parklands) south of Upper Rapids Road	River	Landforms and Water Features		Potential heritage feature: outside PHPPS	Rehabilitate this landform, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Chippewa Waterworks	River	Structures	1924	Potential heritage feature: outside PHPPS	May require future cultural heritage evaluation. Rehabilitate this built feature, and enhance its contribution to the landscape of the Niagara and Welland Rivers.
Kingsbridge Park	River	Vegetation and Gardens	1958	Potential heritage feature: outside PHPPS	May require future cultural heritage evaluation. Rehabilitate this vegetation feature, and enhance its contribution to the landscape of the Niagara and Welland Rivers.

Summary of draft SCP Conservation Strategies for Queen Victoria Park	Comments
<p>Should be retained and conserved through appropriate tree and landscape maintenance. Should new trees and plantings be introduced, those species which are identified within the Queen Victoria Park Cultural Heritage Evaluation Report (CHER) should be used as reference for the original planting design intent. This provides a reference for new plantings to reinforce the arboretum-like nature of the parklands with a diverse collection of both native and non-native species of trees.</p> <p>Niagara Parks Commission should undertake a review of grounds-use and special events related policies to ensure the following:</p> <ul style="list-style-type: none"> • Identify the level to which these events can be accommodated; • Identify any existing policies related to grounds-use and special events and where new policies are needed; • Identify potential sources of adverse impacts (such as soil compaction, damage to natural resources such as trees and grass due to increased tourism and pedestrian activity, maintenance and facilities issues); and • Identify how adverse impacts related to grounds-use and special events can be mitigated. <p>Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.</p>	<p>Subject to Miniature Village & Floral Showhouse Concept Plan (2014)</p>
<p>Should be retained and conserved through appropriate tree and landscape maintenance. Should new trees and plantings be introduced, those species which are identified within the Queen Victoria Park Cultural Heritage Evaluation Report (CHER) should be used as reference for the original planting design intent. This provides a reference for new plantings to reinforce the arboretum-like nature of the parklands with a diverse collection of both native and non-native species of trees.</p> <p>Niagara Parks Commission should undertake a review of grounds-use and special events related policies to ensure the following:</p> <ul style="list-style-type: none"> • Identify the level to which these events can be accommodated; • Identify any existing policies related to grounds-use and special events and where new policies are needed; • Identify potential sources of adverse impacts (such as soil compaction, damage to natural resources such as trees and grass due to increased tourism and pedestrian activity, maintenance and facilities issues); and • Identify how adverse impacts related to grounds-use and special events can be mitigated. <p>Due diligence should be given to any areas identified as having archaeological potential prior to any impacts to soil.</p>	<p>Original element of QVP picturesque landscape.</p>
<p>N/A</p>	
<p>N/A</p>	
<p>N/A</p>	<p>Area requires cultural heritage evaluation. Park established 1958</p>

Name	Character Area	Category	Date	Heritage Recognition	Preliminary Conservation Objective
Ontario Power Generating Station (powerhouse)	Falls	Structures	1905	OPGS PHPPS QVP Attribute	Conserve the OPGS powerhouse in a manner that conserves the cultural heritage value and attributes of the structure, and complements its escarpment setting.
Lower Level Scenic Lookout	Falls	Structures	1951	QVP Attribute	Rehabilitate this built feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.
Scenic Tunnels	Falls	Structures	1903	QVP Attribute	Rehabilitate this built feature, and enhance its contribution to the picturesque landscape of Queen Victoria Park.

Summary of draft SCP Conservation Strategies for Queen Victoria Park	Comments
<p>Applicable Generating Stations SCP (Vol.II) conservation strategies should be consulted in anticipation of any changes to the OPGS facilities and in the preparation of a Heritage Impact Assessment. They include principles, objectives, and guidelines for the structure's setting and views; site, including landscape, access and movement; station complex, including access, axis and movement pattern; massing, including volume and form of additions or link structures; building envelope; interior materials and finishes; building structure; systems; infrastructure and industrial artifacts; use; and maintenance.</p> <p>Applicable QVP SCP Conservation Strategies: The building should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Rehabilitation and adaptive re-use may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p> <p>Any adaptive-reuse should continue to ensure that a) the heritage attributes of the structure are conserved and b) that the structure continues to be subordinate and complementary to the overall QVP Cultural Heritage Landscape. The adaptive re-use of the power generating stations should provide transportation studies in order to mitigate any adverse impacts to the buildings and the landscape due to parking and vehicle access.</p> <p>The vacant status of this building makes it "highest priority" over non-vacant buildings.</p> <p>The boundary for the Ontario Power Generating Station includes the following resources, which should be conserved:</p> <ul style="list-style-type: none"> • Driveway access; • Talus slope; • Gate House Building and infrastructure (including the intake weir, outer forebay/spillway/inner forebay); • Landscaped open space to the north-west of the gatehouse; and • Views 10, 34, 35, 28, 29 <p>Conservation activities should maintain the escarpment of the Niagara Gorge as a natural rock face while ensuring the escarpment is stabilized, retaining the natural appearance of the rock face.</p>	<p>Linked to Illumination Facility and Tower</p>
<p>The building/structure should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Rehabilitation and adaptive re-use may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p> <p>Any adaptive-reuse should continue to ensure that a) the heritage attributes of the structure are conserved and b) that the structure continues to be subordinate and complementary to the overall QVP Cultural Heritage Landscape.</p>	<p>Scenic tunnel lookout established in 1903; 1951 scenic tunnels were enhanced with an 'outlook'</p>
<p>The building/structure should be retained and is not recommended to be removed, demolished or replaced. Restoration is encouraged and may require a Heritage Impact Assessment and the submission of a Heritage Conservation Plan.</p> <p>Rehabilitation and adaptive re-use may be appropriate and requires a Heritage Impact Assessment. Heritage Impact Assessments should review any proposed changes which may pose visual impacts to the overall landscape, including the use of inappropriate commercial signage, which should be discouraged. The Heritage Impact Assessment may be accompanied with a Conservation Plan.</p> <p>Any adaptive-reuse should continue to ensure that a) the heritage attributes of the structure are conserved and b) that the structure continues to be subordinate and complementary to the overall QVP Cultural Heritage Landscape.</p>	<p>Scenic tunnel lookout established in 1903; 1951 scenic tunnels were enhanced with an 'outlook'</p>

Table A1-2: SCHV Identified Views

Name	Character Area	Category	Heritage Recognition	Preliminary Conservation Objective
View from the Promenade up the axis to the Administrative building	Falls	Views	QVP Attribute	Conserve the visual relationships between viewing places and heritage attributes.
View from the scenic tunnels lookout	Falls	Views	QVP Attribute	Conserve the visual relationships between vantage points and heritage attributes.
View from the steps of the former Administrative building down the Axis towards the American Falls	Falls	Views	QVP Attribute	Conserve the visual relationships between vantage points and heritage attributes.
View of landscaped open space between the former Administrative building and Murray Street	Falls	Views	QVP Attribute	Conserve the visual relationships between viewing places and heritage attributes.
View of natural treed moraine from within QVP (backdrop)	multiple: Falls Rapids Islands River	Views	QVP Attribute	Conserve the visual relationships between viewing places and heritage attributes.
View(s) into Dufferin Island watercourse and naturalized area.	multiple: Islands Moraine Outlook	Views	QVP Attribute	Conserve the visual relationships between viewing places and heritage attributes.
View(s) of Canadian Power Generating Station from the Promenade	Rapids/Falls	Views	QVP Attribute	Conserve the visual relationships between viewing places and heritage attributes.
View(s) of landscaped open space looking west towards the natural treed moraine and the lawn area between Clifton Hill and the Administrative Building	Falls	Views	QVP Attribute	Conserve the visual relationships between viewing places and heritage attributes.

View(s) of natural landscape and watercourse within Dufferin Islands	Islands	Views	QVP Attribute	Conserve the visual relationships between viewing places and heritage attributes.
View(s) of Queen Victoria Building and Surge tank from the Promenade	Falls	Views	QVP Attribute	Conserve the promenade as an accessible area for viewing the Niagara River and Falls. Conserve the visual relationships between viewing places and heritage attributes throughout the Study Area.
View(s) of Table Rock house from the Promenade	Falls	Views	QVP Attribute	Conserve the promenade as an accessible area for viewing the Niagara River and Falls. Conserve the visual relationships between viewing places and heritage attributes throughout the Study Area.
View(s) of the rapids and scow, south of the Toronto Power Generating Station	Rapids	Views	QVP Attribute	Conserve the visual relationships between vantage points and heritage attributes.
View(s) of Toronto Power Generating Station from the Promenade	Rapids/Falls	Views	QVP Attribute	Conserve the promenade as an accessible area for viewing the Niagara River and Falls. Conserve the visual relationships between viewing places and heritage attributes throughout the Study Area.
Long view of the Falls from Oakes Garden Theatre	Falls	Views	QVP Attribute	Conserve the visual relationships between vantage points and heritage attributes.
Unimpeded view of the OPGS (powerhouse) from the American side, especially from Goat Island, Terrepin Point and the Rainbow Bridge	Islands	Views	OPGS PHPPS Attribute	Conserve the visual relationships between viewing places and heritage attributes.
View of the Cenotaph (war memorial) from Clifton Hill	Falls	Views	QVP Attribute	Conserve the visual relationships between viewing places and heritage attributes.
View of the CNPGS (powerhouse) from Niagara Parkway	Rapids	Views	CNPS PHPPS	Conserve the visual relationships between viewing places and heritage attributes.
View of the CNPGS from Goat Island	Rapids	Views	CNPS PHPPS	Conserve the visual relationships between viewing places and heritage attributes.
View of the TPGS (powerhouse) from the Falls and Niagara Parkway	Rapids	Views	TPGS PHPPS Attribute	Conserve the visual relationships between viewing places and heritage attributes.

<ul style="list-style-type: none"> - Views should be conserved in such a way that the focal point of the view is not obstructed, diminished or adversely impacted. - Vantage points existing within the QVP CHL boundary providing views should be maintained and remain accessible. - Views should not be obstructed by new development or alterations to existing built or natural resources. - Views with associated vantage points located outside the CHL boundary should be respected and maintained where possible. - Vegetation may obstruct views and require regular maintenance to ensure existing views are maintained. <p>Views to the Niagara River and Falls are classified as 'primary views' in the SCHV.</p>	<p>Original element of QVP picturesque landscape. Further analysis required to streamline approach to views for concept Master Plan.</p>
<ul style="list-style-type: none"> - Views should be conserved in such a way that the focal point of the view is not obstructed, diminished or adversely impacted. - Vantage points existing within the QVP CHL boundary providing views should be maintained and remain accessible. - Views should not be obstructed by new development or alterations to existing built or natural resources. - Views with associated vantage points located outside the CHL boundary should be respected and maintained where possible. - Vegetation may obstruct views and require regular maintenance to ensure existing views are maintained. <p>Views to the Niagara River and Falls are classified as 'primary views' in the SCHV.</p>	<p>Original element of QVP picturesque landscape. Further analysis required to streamline approach to views for concept Master Plan.</p>
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<p>Comprehensive conservation strategies for the OPGS Gatehouse and forebay/weirs are provided in the Generating Stations Strategic Conservation Plan (Vol.II). These strategies should be consulted in anticipation of any changes to the OPGS facilities and in the preparation of a Heritage Impact Assessment.</p>	
<ul style="list-style-type: none"> - Views should be conserved in such a way that the focal point of the view is not obstructed, diminished or adversely impacted. - Vantage points existing within the QVP CHL boundary providing views should be maintained and remain accessible. - Views should not be obstructed by new development or alterations to existing built or natural resources. - Views with associated vantage points located outside the CHL boundary should be respected and maintained where possible. - Vegetation may obstruct views and require regular maintenance to ensure existing views are maintained. <p>Views to the Niagara River and Falls are classified as 'primary views' in the SCHV.</p>	<p>Original element of QVP picturesque landscape. Further analysis required to streamline approach to views for concept Master Plan.</p>
<p>Applicable Generating Stations SCP (Vol.II) conservation strategies should be consulted in anticipation of any changes to the CNPGS facilities and in the preparation of a Heritage Impact Assessment.</p>	
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View of the TPGS from Goat Island	Rapids	Views	TPGS PHPPS Attribute	Conserve the visual relationships between viewing places and heritage attributes.
View(s) of Niagara Falls along the Promenade	multiple: Falls Rapids Islands River	Views	QVP Attribute	Conserve the promenade as an accessible area for viewing the Niagara River and Falls. Conserve the visual relationships between viewing places and heritage attributes throughout the Study Area.
Views from the OPGS Gatehouse to the intake basin (looking south)	Islands	Views	OPGS PHPPS Attribute	Conserve the visual relationships between vantage points and heritage attributes.
Views from the Parkway to the OPGS gatehouse and forebay	Islands	Views	OPGS PHPPS Attribute	Conserve the visual relationships between viewing places and heritage attributes.
Views from within the CNPGS (powerhouse) to Goat Island and to the top of the Falls	Rapids	Views	CNPS PHPPS	Conserve the visual relationships between vantage points and heritage attributes.
Views from within the TPGS (powerhouse)	Rapids	Views	TPGS PHPPS Attribute	Conserve the visual relationships between vantage points and heritage attributes.
Views of the OPGS (powerhouse) from the Niagara River tour boats to the station	Islands	Views	OPGS PHPPS Attribute	Conserve the visual relationships between viewing places and heritage attributes.
Views of the south elevation of the OPGS gatehouse from the inner forebay	Islands	Views	OPGS PHPPS Attribute	Conserve the visual relationships between viewing places and heritage attributes.
Views of the TPGS North Rotunda	Rapids	Views	TPGS PHPPS Attribute	Conserve the visual relationships between viewing places and heritage attributes.
Views of the TPGS west façade	Rapids	Views	TPGS PHPPS Attribute	Conserve the visual relationships between viewing places and heritage attributes.
View to the International Control Structure from the Promenade	River	Views	Potential heritage feature: outside PHPPS	Conserve the promenade as an accessible area for viewing the Niagara River and Falls. Conserve the visual relationships between vantage points and landscape features throughout the Study Area.
Views to the American riverbank from the Promenade	River	Views	Potential heritage feature: outside PHPPS	Conserve the promenade as an accessible area for viewing the Niagara River and Falls. Conserve the visual relationships between viewing places and landscape features throughout the Study Area.
Views to the residential riverbank of Chippawa across the Welland River	River	Views	Potential heritage feature: outside PHPPS	Conserve the visual relationships between viewing places and landscape features throughout the Study Area.
View to the International Control Structure, Water Control Gates, and Constructed Seawall	River	Views	Potential heritage feature: outside PHPPS	Conserve the visual relationships between vantage points and landscape features throughout the Study Area.
Views to Holy Trinity Church	Maintenance Centre	Views	Potential heritage feature: outside PHPPS	Conserve the visual relationships between viewing places and heritage resources throughout the Study Area.

Applicable Generating Stations SCP (Vol.II) conservation strategies should be consulted in anticipation of any changes to the TPGS facilities and in the preparation of a Heritage Impact Assessment.	
<ul style="list-style-type: none"> - Views should be conserved in such a way that the focal point of the view is not obstructed, diminished or adversely impacted. - Vantage points existing within the QVP CHL boundary providing views should be maintained and remain accessible. - Views should not be obstructed by new development or alterations to existing built or natural resources. - Views with associated vantage points located outside the CHL boundary should be respected and maintained where possible. - Vegetation may obstruct views and require regular maintenance to ensure existing views are maintained. Views to the Niagara River and Falls are classified as 'primary views' in the SCHV.	Original element of QVP picturesque landscape. Further analysis required to streamline approach to views for concept Master Plan.
Comprehensive conservation strategies for the OPGS Gatehouse and forebay/weirs are provided in the Generating Stations Strategic Conservation Plan (Vol.II). These strategies should be consulted in anticipation of any changes to the OPGS facilities and in the preparation of a Heritage Impact Assessment.	
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N/A	
N/A	
N/A	
N/A	
N/A	





/Appendix 2 Natural Heritage Inventory Tables

Table A1-1. Provincially rare species noted in the 1km square encompassing the study area (Natural Heritage Information Centre of the Ontario Ministry of Natural Resources).

Common Name	Scientific Name	Provincial Status	COSEWIC	COSSARO	Date
Mosses and Lichens					
Fan Moss	<i>Forsstroemia trichomitria</i>	S1			1867-Pre
Golden-eye Lichen	<i>Teloschistes chrysophthalmus</i>	S2S3			1896-Pre
Vascular Plants					
American Chestnut	<i>Castanea dentata</i>	S1S2	END	END	1901-00-00
American Columbo	<i>Frasera caroliniensis</i>	S2	END	END	1890's
American Water-willow	<i>Justicia americana</i>	S2	THR	THR	16/09/2010
Appalachian Sedge	<i>Carex appalachica</i>	S2S3			1882-07-05
Black Gum	<i>Nyssa sylvatica</i>	S3			03/06/1949
Broad Beech Fern	<i>Phegopteris hexagonoptera</i>	S3	SC	SC	1890's
Butternut	<i>Juglans cinerea</i>	S2?	END	END	12/07/2007
Deerberry	<i>Vaccinium stamineum</i>	S1	THR	THR	1896-05-26
Eastern Flowering Dogwood	<i>Cornus florida</i>	S2?	END	END	19/06/1986
Hairy-jointed Meadow-parsnip	<i>Thaspium barbinode</i>	SH			04/07/1901
Pink Milkwort	<i>Polygala incarnata</i>	S1	END	END	1823
Red Mulberry	<i>Morus rubra</i>	S2	END	END	1890-pre
Slim-flowered Muhly	<i>Muhlenbergia tenuiflora</i>	S2			1849-08-02
Spotted Wintergreen	<i>Chimaphila maculata</i>	S2	END	THR	1895
Stiff Gentian	<i>Gentianella quinquefolia</i>	S2			1894-09-03
Swamp Rose-mallow	<i>Hibiscus moscheutos</i>	S3	SC	SC	2004
Violet Bush-clover	<i>Lespedeza frutescens</i>	S1			1891-07-16
White Wood Aster	<i>Eurybia divaricata</i>	S2S3	THR	THR	1893
Mussels					
Fawnsfoot	<i>Truncilla donaciformis</i>	S2	END	END	30/06/1934
Kidneyshell	<i>Ptychobranthus fasciolaris</i>	S1	END	END	20/06/1934
Round Pigtoe	<i>Pleurobema sintoxia</i>	S1	END	END	20/06/1934
Fish					
American Eel	<i>Anguilla rostrata</i>	S1?	END	THR	
Lake Sturgeon (Great Lakes - Upper St. Lawrence River population)	<i>Acipenser fulvescens</i> pop. 3	S2	THR	THR	2011-pre
Birds					
Black-crowned Night-heron	<i>Nycticorax nycticorax</i>	S3B,S3N			1991
Northern Bobwhite	<i>Colinus virginianus</i>	S1	END	END	1900
Peregrine Falcon	<i>Falco peregrinus</i>	S3B	SC	SC	10/06/2008
Reptiles					
Timber Rattlesnake	<i>Crotalus horridus</i>	SX	EXP	EXP	22/08/1941

