

# **Monroe County Historic Preservation Board of Review**



**Monday, December 20, 2021  
5:30 p.m.**

**Held Via Teleconference**

[https://monroecounty-  
in.zoom.us/j/87950224220?pwd=MFRJN2ZFSm1lV0R0WUdCWFlobljUT09](https://monroecounty-in.zoom.us/j/87950224220?pwd=MFRJN2ZFSm1lV0R0WUdCWFlobljUT09)

If calling dial (312) 626 6799  
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**Monroe County Historic Preservation**

**Board of Review**

**Agenda**

**Teleconference Link:**

<https://monroecounty-in.zoom.us/j/87950224220?pwd=MFRJN2ZFSm1lV0R0WUdCWFloblIjUT09>

**Monday, December 20, 2021**

**5:30 PM**

- 1) Call to Order
- 2) Approval of Meeting Minutes: November 15, 2021 **PAGE 3**
- 3) Administrative: None.
- 4) Old Business: None.
- 5) New Business:
  - a) Cascades Park – City Nomination **PAGE 7**
  - b) 2021 Work Plan **PAGE 41**
- 6) Adjournment

**NEXT MEETING: January 24, 2022**

Anyone who requires an auxiliary aid or service for effective communication, or a modification of policies or procedures to participate in a program, service, or activity of Monroe County, should contact Monroe County Title VI Coordinator Angie Purdie, (812)-349-2553, [apurdie@co.monroe.in.us](mailto:apurdie@co.monroe.in.us), as soon as possible but no later than forty-eight (48) hours before the scheduled event.

Individuals requiring special language services should, if possible, contact the Monroe County Government Title VI Coordinator at least seventy-two (72) hours prior to the date on which the services will be needed.

The meeting will be open to the public.

**Monroe County Historic Preservation  
Board of Review  
Minutes - Draft  
Teleconference Link:**

<https://monroecounty-in.zoom.us/j/87950224220?pwd=MFRJN2ZFSm1lV0R0WUdCWFloblIjUT09>

**Monday, November 15, 2021**

Attendees: Debby Reed, Duncan Campbell, Devin Blankenship, Danielle Bachant-Bell, Donn Hall, Don Maxwell,  
Absent: Amanda Richardson, Doug Wilson, Polly Root Sturgeon  
Staff: Tammy Behrman, Jonathan Stewart from Tech Services to assist with meeting  
Public: Gloria Colom Braña, Chris Sturbaum, Matt Seddon, John Saunders, Jeff Goldin, Mark Dollase

**1) Call to Order 5:32 PM**

**2) Approval of Meeting Minutes: September 20, 2021**

**Blankenship: 1st**

**Hall: 2<sup>nd</sup>**

**Approved 6-0**

**3) Administrative Business:**

- a) Introduction of City of Bloomington Historic Preservation Program Manager Gloria Colom Braña and the Board: Chairman Jeff Goldin, Chris Sturbaum, Vice Chair John Saunders, Matt Seddon, Duncan is advisory.
- b) Term renewal: Debby Reed, Duncan Campbell and Don Maxwell (one opening)  
ACTION: look up City County ratio if filling the Board – Chapter 824 states a majority must be within the Monroe County jurisdiction. The vacancy position must be filled by a County resident.

Behrman: We have had three members agree to renew their three year term. The Commissioners will do a batch approval in January 2022.

**4) Old Business: None.**

**5) New Business:**

**a) Milisen House Discussion**

Behrman: There was a request to add this item to the agenda. Introduced letter and plat. Staff added a timeline and Results Letter. Discussed timeline, they are not locally designated. Staff reviewed secondary protection but it does not apply here as interpreted by staff.

Blankenship: They don't seem opposed to preservation but what is the hesitation on becoming locally designated?

Bachant-Bell: They don't want to put restrictions on the property if they try to sell. They did the national register for the sake of history. Everything they have done restoration wise has been impeccable. They just do not want the land cleared for the driveway /septic /house as it would ruin the rural character of the historic home. HP Overlay is a tool and I have tried to sway him to get it designated. There are benefits to having it locally designated.

Blankenship: have you shared with them idea of view shed? The New Palestine example for a cell tower. My concern about the property is with Old 37 being there what if there is a greenway project there.

Bachant-Bell: I have brought that up to them and I have to just repeat it to them. I did invite them to join this meeting. It might be helpful for Jim and Connie to hear this directly from others. How do we collect these beneficial ideas because it is not just selling the house but how it can be used a tool?

Sunders: Did confirm that Lot 1 is for sale on real estate sites for \$175K. Does not appear the other two are listed. [The other two lots recently sold as discovered the following day.]

**b) Demo Delay Discussion and review of [Ordinance 810-11](#)**

Behrman: Summarized the three meetings. [September HP Board meeting, Meeting with legal and County Council and Executive Committee of Plan Commission]

Bachant-Bell: Yes, there is support to move forward with this and possibly form a smaller committee to work with the Executive Committee to come up with an ordinance revision. ??? would like to send us other ordinances. Newton County just formed and it is the only other 'County' Board. We do not really have any other county boards to look at but could review Lafayette and Evansville. They are all different. We want to see what parts and pieces we can use. Meetings will have a more formal business if we adopt a map / look at demo delay.

Campbell: Demo delay is not really a zoning issue. It should not be in the Planning Department. Let us form an Executive Committee. We need to decide who will be on the board and what will be the responsibilities. We need to hash this out with the Commissioners. I am not sure we want to work this winter on this ordinance. County Legal adopted the state CLG state language even though I sent them the City Ordinance. I do not want to participate in a process that starts over since I believe that the City Ordinance is one of the best in the state. We need to clarify the political support and if this can be done.

Bachant-Bell: My understanding to date is that the examples from other cities was how their demo delay works. Who besides Bloomington has demo delay? We should ask Mark Dollase. A demo delay would be another tool if we get it started.

Campbell: The Commissioners discussed it and how to administer demo delay. If we want to advocate for something then we need to get the administrative tangles undone first. There is going to be a relationship between Planning and the HP Board no matter what. You have to have some authority. Maybe tonight we need to decide the Exec Committee and decide the context.

Blankenship: Can we pull the demo permits from the past? I would love to see a flow chart as to how we are going to get there. We know the CDO is slated for 2023 summer adoption. The flow chart would help prioritize the order of business. We do not want to be too much into the Planning Ordinance and get swept away in their process.

Campbell: Flow chart is a good idea and it is something the Exec Committee could establish. Mark Dollase, if you have any other examples to share that would be helpful.

Dollase: I serve as Carmel's and they have a demo delay. We come under the Dept. of Community Services and it includes the Planning Dept. but HP not under Planning. When a demo application is submitted it goes out to like 15 entities and I look at our architectural survey. If it is of concern I notify the applicant and that it begins a 60 day delay. They need to then undergo a review mostly at the staff level but can go to the Commission. The application can be approved or they can decide to relocate the structure with a non-reverting fund to assist with saving the building or they can put it under interim protection. We have one that has had the status for 5 years and we are close to saving it! If they are ok to proceed with the demo then we let the other department know and they can get their permit.

Campbell: If a structure is put under interim protection, it actually has to move to protection. Correct?

Dollase: Yes, and in this specific case I mentioned it will go to Indiana Landmarks for this 1830's building. Plan Commission does not have a say over the Historic Preservation.

Sturbaum: Most in the City are not kept as a project but you do get to have a conversation with the property owners. It is rare when we pull the trigger to designate a property such as the Ferris house. The City's ordinance is an example from the east coast but I have watched this function well over time.

Blankenship: We actually have so few historic structures and that is why it is important to actually save them.

Bachant-Bell: The Tate Tatum Farm was not on the list and no one was paying attention to it so we need to.

Dollase: Has Monroe County adopted a survey?

Campbell: When we first started we started we adopted the 1989 survey but have not adopted the most recent survey 2015.

Dollase: Is there any reason why you have not adopted the 2015 survey?

Danielle: I noticed it when we were updating our webpage that it only mentions the 1989 map. What does it mean to formally adopt?

Sturbaum: It can be controversial and turn out a lot of people. If there is a way to adopt so it doesn't cause a furor then try to do it wisely.

Campbell: Some [City] remonstrance came up when the SHAARD was being revised. We had BRI to revise the map and it actually added a lot more properties. Does it take more than the just a vote of the review board?

Dollase: It does. You need to update your survey every ten years and you are way outside of that requirement so you should try to meet the requirements of the CLG at least. If you can do it easily then do it when the spotlight is not on.

Bachant-Bell: We are interested in including barns and limestone walls and these do not always show up in the SHAARD surveys. We would like the Drystone Conservancy to survey all the walls. I do not want anyone to feel left out on the board with their interests.

[Behrman leaves meeting]

Campbell: There is a process for updating the SHAARD and we can take that to the DHPA for approval. I am sure we could nominate and adopt all the surveys we want.

Bachant-Bell: Can we or should we form the committee tonight? I know we are missing Polly and Doug. Does anyone want to volunteer?

Campbell: I would serve and I want to keep this moving.

Bachant-Bell: I can serve this year.

Hall: I can help out on this too.

Blankenship: Reminder that we do need to think ahead to the January Chair and Vice Chair positions.

**Campbell: I move to form an Executive Committee for the purposes of looking into a demo delay ordinance and associated contingencies and that Bachant-Bell, Hall, and Campbell be appointed to that committee:**

**Blankenship: Second.**

**Bachant-Bell called the roll. Approved 6-0.**

**c) Early Coordination, Des 1900405, Karst Greenway Trail Connector**

Bachant-Bell: Tammy put this on the agenda but since she is not here so it is difficult to know what to do with this one. Looks like a multi-use path and the Route will be following existing streets. It is a little like a Section 106. Comment is needed by November 25<sup>th</sup>.

Blankenship: The only things I could see that might be impacted are some 1960's or 70's split level homes along S Curry Pike. Nothing else would be old enough to be considered historic. Maybe even a few 1950's and 1940's houses. I am pulling up the Elevate site. Looks like Sierra Drive.

Bachant-Bell: would someone be willing to look into this further along the route?

Blankenship: Not seeing any barns but maybe some mid-century residences that might be of some concern. No cemeteries. I think it is good to make comment when given the opportunity.

Bachant-Bell: I can drive through the area tomorrow. I know this was specifically sent to Tammy and not our Board. I will confirm with her why it is on the agenda.

**d) 2021 Work Plan**

Limestone Walls

Bachant-Bell: Limestone Conservancy, whenever they come to town to review the Rumpke Wall we will meet with them to discuss the survey.

Drystone Heritage Project

Bachant-Bell: Debby and I had more conversations with Wendy in Tech Services via email. We sent her a number of items and tweaks to be made to the website. I have not looked today so I am not sure if those have been updated on the site yet. Apparently, they are having some staffing issues and are behind. They also have to upload things to the County YouTube site. I am a bit frustrated that it is taking a while.

Signage

Blankenship: We met and we divvied up what tasks we'd like to work on and got some proposed timeframes in and so we are definitely moving things forward. Hopefully we have more to report in the next months.

Education

Blankenship: Polly and I have not really had a lot of discussion due to conflicting schedules.

**e) Continuing Education**

Bachant-Bell: We need to keep doing this for CLG. Tammy can resend the link where you can document your continuing education.

[Thanks all around for City HP Board and Mark Dollase for attending and providing input.]

**Adjournment 7:40 PM**

## Tammy Behrman

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**From:** Danielle Bachant-Bell <lordandbach@gmail.com>  
**Sent:** Tuesday, November 23, 2021 2:49 PM  
**To:** Tammy Behrman  
**Cc:** Polly Root Sturgeon; Devin Blakenship; Duncan Campbell; Donn Hall; Don Maxwell; Debby Reed; Douglas Wilson  
**Subject:** Fwd: Update on The Cascades Park Historic Landscape District NRHP Application

Hi Tammy,

This should have been sent to you as our staff person so I'm forwarding so you have it. But figured I might as well go ahead and forward to the rest of the board at the same time. We can add this to our December agenda as a discussion item.

Danielle

Danielle Bachant-Bell  
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Bloomington, IN 47403  
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[lordandbach@gmail.com](mailto:lordandbach@gmail.com)

Chair, Monroe County Historic Preservation Board of Review  
Find us at [www.facebook.com/MCHPB](http://www.facebook.com/MCHPB)

Monroe County Representative, Statewide County Representative Coordinator, and Board Member, Indiana Barn Foundation  
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Communications Coordinator, Feral Cat Friends  
Find us on Facebook at [www.facebook.com/feralcatfriends](http://www.facebook.com/feralcatfriends) or online at [www.feralcatfriend.org](http://www.feralcatfriend.org)

Social Media Coordinator, Indiana Maple Syrup Association  
Find us on Facebook at [www.facebook.com/indianamaplesyrup](http://www.facebook.com/indianamaplesyrup),  
at [www.facebook.com/indianamaplesyrupweekend](http://www.facebook.com/indianamaplesyrupweekend) or online at [www.indianamaplesyrup.org](http://www.indianamaplesyrup.org)  
or [www.indianamapleweekend.org](http://www.indianamapleweekend.org)

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\* For its imperfections, preservation is necessary.

\* Preservation is not just buildings; it's part of a larger human ecosystem of experiences, connections, buildings, belonging to places, and environments.

\* Preservation is community, not regulations.

- Tom Moriarity, Managing Principal, Retail & Development Strategies; and Board Member, Preservation Action Foundation

Begin forwarded message:

**From:** Gloria Colom <[gloria.colom@bloomington.in.gov](mailto:gloria.colom@bloomington.in.gov)>

**Subject: Update on The Cascades Park Historic Landscape District NRHP Application**

**Date:** November 23, 2021 at 1:33:32 PM EST

**To:** Danielle Bachant-Bell <[lordandbach@gmail.com](mailto:lordandbach@gmail.com)>, Steve Wyatt <[bri@bloomingtonrestorations.org](mailto:bri@bloomingtonrestorations.org)>, Mark Dollase <[mdollase@indianalandmarks.org](mailto:mdollase@indianalandmarks.org)>

Dear Danielle, Steve, and Mark,

I am forwarding you the application material for The Cascades Park nomination. Your organizations are consulting parties.

I will be bringing up the nomination for a formal vote at the Historic Preservation Commission Meeting on December 9th. Any input that you might have will be important.

Have a wonderful holiday weekend! I will be out of town tomorrow but feel free to email me with any questions or concerns (including access to the documents).

Gloria





	<a href="#">IN MonroeCounty CascadesPark 0007.tif</a>	
	<a href="#">IN MonroeCounty CascadesPark 0008.tif</a>	
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	<a href="#">IN MonroeCounty CascadesPark 0021.tif</a>	
	<a href="#">IN MonroeCounty CascadesPark 0022.tif</a>	
	<a href="#">NR Cascades Park District Boundary Map 1(8.17.21).pdf</a>	
	<a href="#">NR Lion s Club Shelter Map 2(8.17.21).pdf</a>	
	<a href="#">Photo Log 8 2021.docx</a>	
	<a href="#">Sycamore Shelter HALS Map 4(8.17.21).pdf</a>	



[Waterfall Shelter HALS Map 5\(8.17.21\).pdf](#)



Gloria M. Colom Braña  
Historic Preservation Program Manager  
Housing and Neighborhood Development

City of Bloomington, Indiana

812-349-3507

United States Department of the Interior  
National Park Service**National Register of Historic Places Registration Form**

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions.

**1. Name of Property**Historic name: The Cascades Park Historic Landscape District

Other names/site number: \_\_\_\_\_

Name of related multiple property listing: \_\_\_\_\_

(Enter "N/A" if property is not part of a multiple property listing)

**2. Location**

Street &amp; number: \_\_\_\_\_

City or town: Bloomington State: IN County: MonroeNot For Publication: ☐ Vicinity: ☐**3. State/Federal Agency Certification**

As the designated authority under the National Historic Preservation Act, as amended,

I hereby certify that this \_\_\_ nomination \_\_\_ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

In my opinion, the property \_\_\_ meets \_\_\_ does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

\_\_\_national \_\_\_statewide \_\_\_local

Applicable National Register Criteria:

\_\_\_X\_\_\_A \_\_\_B \_\_\_X\_\_\_C \_\_\_D

\_\_\_\_\_  
Signature of certifying official/Title:\_\_\_\_\_  
Date\_\_\_\_\_  
State or Federal agency/bureau or Tribal Government

The Cascades Park Historic Landscape District

Monroe, IN

Name of Property

County and State

In my opinion, the property \_\_\_ meets \_\_\_ does not meet the National Register criteria.

\_\_\_\_\_  
**Signature of commenting official:**

\_\_\_\_\_  
**Date**

\_\_\_\_\_  
**Title :**

\_\_\_\_\_  
**State or Federal agency/bureau  
or Tribal Government**

#### 4. National Park Service Certification

I hereby certify that this property is:

- \_\_\_ entered in the National Register  
\_\_\_ determined eligible for the National Register  
\_\_\_ determined not eligible for the National Register  
\_\_\_ removed from the National Register  
\_\_\_ other (explain:) \_\_\_\_\_

\_\_\_\_\_  
Signature of the Keeper

\_\_\_\_\_  
Date of Action

#### 5. Classification

##### Ownership of Property

(Check as many boxes as apply.)

Private:

☐

Public – Local

☒

Public – State

☐

Public – Federal

☐

##### Category of Property

(Check only **one** box.)

Building(s)

☐

District

☒

Site

☐

The Cascades Park Historic Landscape District  
Name of Property

Monroe, IN  
County and State

Structure

☐

Object

☐

**Number of Resources within Property**

(Do not include previously listed resources in the count)

Contributing	Noncontributing	
<u>4</u>	<u>1</u>	buildings
<u>2</u>	<u>0</u>	sites
<u>10</u>	<u>3</u>	structures
<u>33</u>	<u>0</u>	objects
<u>49</u>	<u>4</u>	Total

Number of contributing resources previously listed in the National Register 0

**6. Function or Use**

**Historic Functions**

(Enter categories from instructions.)

RECREATION AND CULTURE: outdoor recreation

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**Current Functions**

(Enter categories from instructions.)

RECREATION AND CULTURE: outdoor recreation

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The Cascades Park Historic Landscape District  
Name of Property

Monroe, IN  
County and State

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## 7. Description

### Architectural Classification

(Enter categories from instructions.)

OTHER: Park Rustic

OTHER: WPA Rustic

OTHER: NPS Rustic

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**Materials:** (enter categories from instructions.)

foundation: CONCRETE/STONE

walls: STONE

roof: ASPHALT

### Narrative Description

(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)

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### Summary Paragraph

Cascades Park was established in 1921 as Bloomington's first municipal park. The park is located within a valley carved out by Cascades Creek. Manmade design interventions, many that follow the tenants of Rustic park design, are scattered throughout the Park and are integrated in and highlight the natural assets and topography of the site (Cascades Creek, tributaries, bottomlands, Cascades Falls, and slopes). Development of the park started in the 1920s and increased dramatically during the 1930s and early 1940s under the WPA. Most of the resources from this time period remain today and the park retains a high degree of integrity as a result.

The Cascades Park Historic Landscape District  
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## Narrative Description

Landscape features, especially uplands and bottomlands, divide Cascades Park Historic Landscape District into two distinct sections: Upper Cascades and Lower Cascades. The district includes uplands (Upper Cascades Park and Cascades Golf Course), steep slopes, and stream bottomland (Lower Cascades Park). The uplands portion is generally flat with slightly rolling topography of approximately 2-12% slopes. The steep slopes are a result of the valley formed by Cascades Creek. The slope incline ranges from 25% to 75%. The bottomlands are flat and often flood.

The district's hydrology centers on Cascades Creek which is located in the bottomlands. The stream flows north and drains into Griffy Creek approximately a half-mile north of the district. The stretches of Cascades Creek that are within the district have been channelized and its bottom is primarily bedrock. The creek's minor tributaries drain the uplands and valley slopes, and cut to the bedrock resulting in outcroppings and small waterfalls.

Both sections of the park contain Works Progress Administration (WPA) constructed resources: stream retaining walls, two shelters, a well house, 29 stone picnic tables, a campfire circle, and three wishing well drinking fountains. Except for certain portions of the stream's retaining walls, the WPA resources are primarily constructed with rusticated limestone ashlar (e.g. blocks) laid in a common bond and represents the WPA's use of regional materials in its projects.

The Upper Cascades section of Cascades Park includes the Lion's Club Shelter recreation area, the Quarry Golf Course, and the Pine Golf Course. Upper Cascades is bounded on the west by Kinser Pike and a residential subdivision, on the north by Pine Golf Course, the east by steep slopes leading to Lower Cascades, and on the south by a residential subdivision.

The Lion's Club Shelter recreation area is approximately ten acres in size, is wooded, and is accessed by a paved loop road from Clubhouse Drive. The site's main feature is a large, approximately 35 x 80-foot, gable roofed picnic shelter with exposed rafters and a concrete floor. A playground is located on the shelter's north side. The site contains several WPA resources: a campfire circle, a limestone wishing well, and five limestone tables. The campfire circle contains a central fire ring of stones surrounded by a ring of larger boulders. It is unclear if wood or limestone benchtops historically bridged the boulders to create a council ring or if the boulders acted as seats. The wishing well drinking fountain is located along a trail approximately 150 feet north of the shelter and is missing its roof. The drinking fountain has a stone inscribed with "WPA LABOR 1936." The cluster of resources here, in addition to the campfire circle, suggests this might have been a location for overnight camping. Four WPA picnic tables are located approximately seventy feet northeast of the shelter. A fifth table is located north of the wishing well. None of the tables have benches.

The Quarry Golf Course and the Pine Golf Course are approximately 112 acres, combined, and contain two nine holes and was opened to the public in 1927 and 1931, respectively. The course is located on the district's uplands and features slightly rolling topography created by the ravines

The Cascades Park Historic Landscape District

Name of Property

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running east towards Lower Cascades. The contemporary clubhouse is located on the northeast corner of the course and opened in 2019 replacing an early clubhouse built in 1958. A small memorial plaque is located along Kinser Pike between the current Hole 7 and Hole 8 that marks the location of the original clubhouse (1927-1958).

Clubhouse Drive links Upper and Lower Cascades. It winds down the slope from the clubhouse at the Quarry Golf Course to the Sycamore Shelter where it meets Old State Road 37 at a T-intersection. A bike and pedestrian trail runs along the road's edge.

Lower Cascades is a linear park that runs north-to-south approximately 1.4 miles from Walnut Street to three hundred feet north of Matlock Road. The historic district section of the park runs 0.8 miles between Clubhouse Drive to the concrete bridge north of Matlock Road and the site is approximately fifty acres in size. Lower Cascades is arranged along Cascades Creek that flows north, and Old State Road 37 that parallels the east edge of the stream. The park has three distinct areas organized around recreational features: Sycamore Shelter, Waterfall Shelter, and the southern reaches of the stream.

The Sycamore Shelter section is located at the intersection of Clubhouse Drive and Old State Road 37. It includes the shelter, a large parking lot, playground, bike and pedestrian trail, and several WPA constructed resources (the shelter, picnic tables, and a wishing well).

A concrete pedestrian bridge, with wood guardrails, crosses Cascades Creek south of the shelter's parking lot. It connects the parking lot on the east side of the stream with the shelter, picnic tables, and small playground on west side of the creek. A wishing well drinking fountain is located southeast of the shelter and near the creek, but is missing the roof and parts of its pillars. The well has a stone inscribed with "WPA LABOR 1936." A row of eight WPA constructed picnic tables and benches parallel the stream's west edge.

The Waterfall Shelter section is located south of the Sycamore Shelter. It includes the shelter, well house, playground, and several WPA constructed resources (the shelter, well house, and picnic tables). A large, turfed recreational green space is located between the Sycamore Shelter and Well House, and Cascades Creek. It is used for open play and includes a volleyball court. Five picnic tables are located along creek's edge. This section of the park includes a tributary to Cascades Creek that runs east from the steep slopes on the west and meets the creek southeast of Waterfall Shelter. The tributary often flashfloods and the confluence of the two streams demonstrates several attempts over the years to stabilize the streambanks (e.g., gabions, precast concrete wall units, etc.). A trail parallels the tributary's north side and leads to a small waterfall, which the park was originally named for.

The section of the park south of the Waterfall Shelter consists of the Cascades Creek, Old State Road 37, and a trail that runs on the west side of the stream between the banks and steep slopes to the west. The north edge of this section is marked by a concrete low water crossing in the bed of the creek (locally known as "the slide"), that provides access to a small parking lot on the west side of the stream. There are 10 WPA constructed picnic tables and a wishing well drinking fountain along the path. This wishing well fountain is the only intact example of the three



The Cascades Park Historic Landscape District

Monroe, IN

Name of Property

County and State

examples remaining in the district. It includes a stone with the inscription "WPA LABOR 1936." Four pedestrian bridges cross the stream in this section. The cambered (e.g. arched or angled) bridges are approximately three feet in width and are constructed of a pair of steel I-beams that hold a concrete walking surface. Metal pipe handrails are welded to the top flange of the beams. The bridges rest on concrete abutments and their date of construction is unknown.

The south end of the park is marked by a small concrete bridge that carries Old State Road 37 over Cascades Creek. The bridge was built in 1926 and is an example of a standardized short span rural bridge constructed by the State of Indiana in the early decades of the twentieth century. The bridge's substructure is comprised of a concrete arch and abutments. The superstructure is comprised of concrete guardrails. The guardrails are topped with a coping and the sides have two, rectangular recessed panels.

Cascades Park Historic Landscape District maintains a high level of integrity (location, design, setting, materials, workmanship, feeling, and association). The district's resources retain their original location. The park's design, especially the WPA resources, are unchanged. The exceptions to this aspect are the alterations to the interior of the Sycamore Shelter, and the missing timber roofs of two wishing wells. The park maintains the original aspects of a natural park setting, and its association with early park and recreation efforts in Bloomington. Changes in the setting have come from the development of new recreation facilities such as playgrounds and trails, but these changes do not affect historic integrity. Park resources continue to display the original limestone and timber materials, and the workmanship characteristic of the WPA.

A complete list of resources is listed below starting with Lower Cascades located towards the southern portion of the district, continuing north to Upper Cascades which includes two historic nine-hole golf course landscapes. Nine holes (Ridge Course) were added north of the Pine Course in 2000 and is not included within this district. Number designations are provided that correspond to the district map.

*Lower Cascades.* The landscape of Lower Cascades consists of three picnic areas which are all located along the western edge of Cascades Creek which flows north to south.

1. Monroe County Bridge # 413, 1926. Contributing. (structure)

Hancock & Kieffer, Contractor. Photo 0001

The concrete slab bridge was built as part of the State Highway system when this road was originally State Road 22. The bridge was built in 1926 and is an example of standardized concrete construction of short span rural bridges by the State of Indiana in the early decades of the twentieth century. The bridge's substructure is comprised of a concrete slab and abutments. The superstructure is comprised of concrete guardrails. The guardrails are topped with a coping and the sides have two, rectangular recessed panels.

2 -5. Metal/Concrete Pedestrian Bridges, c. 1960's. Contributing. (structure)

Photo 0002

Four pedestrian bridges cross Cascades Creek just west and south of the Waterfall Shelter. The cambered (e.g. arched or angled) bridges are approximately three feet in width and are

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constructed of a pair of steel I-beams that hold a concrete walking surface. Metal pipe handrails are welded to the top flange of the beams. The bridges rest on concrete abutments.

6 – 34. Series of limestone picnic tables, WPA Rustic, c.1936. Contributing. (object)

Works Progress Administration. Photos 0003 – 0005

There are a series of 24 limestone picnic tables scattered throughout Lower Cascades Park and five located in Upper Cascades Park near the Lion's Den Shelter. Although they follow a similar pattern, and are constructed of rusticated limestone piers with smooth limestone table tops, they vary in size, length, and height. Generally, the tables are constructed with a rectangular (approximately 3 x 10 feet), horizontal, smooth, single limestone slab tabletop supported by limestone block pillars four courses in height. The tabletops have rounded corners. The tables include between one and four benches (some are missing and some have been moved to accommodate wheelchairs). The benches are constructed of a horizontal, smooth limestone slab with rusticated ends (approximately 1 x 4 feet) supported by pillars two limestone blocks in height. The benches on the long sides of the tables are comprised of two slab sections on three pillars. The end benches are comprised of one section of slab on two pillars.

35 - 37. Wishing Well Drinking Fountains, WPA Rustic, 1936. Contributing. (object)

Works Progress Administration. Photo 0006

Constructed by the WPA in 1936, these three water fountains were patterned to resemble a traditional wishing well. They were constructed of a circular, limestone block base and two limestone block pillars. The circular base is four, common bond, block courses tall, and contain a shallow concrete basin with a drinking fountain and drain. The two pillars are fourteen courses tall. A horizontal timber threads through the upper portion of each pillar and supports a timber gable roof. Two fountains are located in Lower Cascades and one fountain is located in Upper Cascades near the Lion Den Shelter. The only structurally complete fountain is located on the western side of Cascades Creek near the southern entrance to the park. The fountains located near the Sycamore Shelter and the Lion Den's Shelter are both missing their roofs.

38. Cascades Creek Retaining Walls, WPA Rustic, c. 1936 – 2000. Contributing and some sections Non-Contributing. (structure)

Works Progress Administration. Photos 0007 – 0008

The WPA channelized Cascades Creek by lining both sides with limestone retaining walls. The walls are approximately six-to-eight feet in height, constructed on a concrete footing, and built with horizontal pieces of limestone. Several sections of the wall have failed and been replaced with gabions or a variety of stone or concrete products.

39. Cascades Park Shelter House (Waterfall Shelter), WPA Rustic, 1936. Contributing. (building)

Works Progress Administration. Photos 0009 – 0012

Built by the WPA in 1936, the shelter is a single story, hipped roof, limestone block building that measures approximately 30 x 60 feet. Large fireplaces are located at each end of the buildings. The shelter is accessed from the east and west sides. The east side contains a set of stone stairs that lead to a large, central opening flanked by large and small windows. The rear (west façade) of the shelter matches the front (east façade) and is accessed at grade. The north and south

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façades have windows that flank the end chimneys, and a modified gable is incorporated into each chimney. The entrance is marked by a stone with the names of individuals involved in its construction in 1936 (park trustees, board of public works, and the mayor of Bloomington), in addition to signifying that it was constructed by WPA Labor. A short stone retaining wall is located at the base of the slope behind the structure. The shelter's interior features the roof's exposed scissor trusses (e.g., open or unfinished), battered columns, fireplaces with stone mantels, and a decorative stone floor.

40. Well House, WPA Rustic, 1936. Contributing. (building)

Works Progress Administration. Photos 0013 - 0014

Located towards the south west corner of the Waterfall Shelter, the well house historically served the park with access to natural spring water via a well pump. Dedicated in the memory of J. A. Wells, the structure was built in 1936, at the same time as the shelter structure. It is a single story, hipped roof, limestone block structure that measures 16 x 16 feet. It has a base wall (e.g., half wall) of seven courses of limestone blocks laid in a common bond and topped by a limestone coping. Stone corner columns located on top of the base support the roof. Two stone columns frame an arched entry that contains a keystone inscribed with "IN MEMORY OF J.A. WELLS 1936." The rear of the structure is partially built into the side slope and includes limestone block wing retaining walls. The building interior displays the hipped roof's framing, a modern concrete floor, and includes a built-in stone bench on the back (west) wall.

41. Limestone Retaining Wall, WPA Rustic, c. 1936. Contributing. (structure)

Photos 0015

Located behind, and directly west of the Waterfall Shelter, this wall was built to lessen erosion and soil pressure from the increased elevation change directly west of the shelter. It is constructed of locally sourced limestone consistent with other objects and structures within the park.

42. Pedestrian Bridge, 2000's. Non-Contributing. (structure)

Spanning the creek north east of the Waterfall Shelter, this pedestrian bridge was constructed in the early 2000's. It is constructed of concrete abutments and piers, wooden decking, and metal railings.

43-44. Limestone Benches, WPA Rustic, c. 1936. Contributing. (structure)

Works Progress Administration. Photo 0016

Two limestone benches are located just south of the concrete pedestrian bridge on the western side of the creek near the Sycamore Shelter. It is unknown whether these benches were originally associated with a picnic table or were stand alone structures.

45. Concrete Pedestrian Bridge, c. 1935, Contributing. (structure)

Photo 0017

The early 20<sup>th</sup> century cast concrete bridge spans Cascades Creek just west of the Sycamore Shelter. It is constructed of concrete, with visible pour lines signifying that it was cast in place. It is arched and likely predates the retaining wall work on the creek. The bridge has late twentieth century wood handrails constructed with post and railings.

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46. Cascade Park Bath House (Sycamore Shelter), WPA Rustic, 1938. Contributing. (building)  
Works Progress Administration. Photos 0018 - 0020

The Sycamore Shelter is a single-story, hipped roof, limestone block building that measures approximately 40 x 100 feet. The symmetrical building is comprised of a central, rectangular structure with roofed patios at each end. The shelter was originally a bathhouse and has been modified by closing windows and doors, and adding a fireplace. The east and west facades of the main rectangular structure contain two arched windows between two arched doors. Smaller rooms are located at the structure's northeast and southeast corners, and restrooms are located at the northwest and southwest corners. Porches are located on the shelter's northwest and southwest corners. They have a low wall that support wood columns and a hipped roofed. The shelter's interior features exposed trusses and roof framing (e.g., open or unfinished), fireplaces, and a concrete floor.

47. Playground, c. 1980s. Non-Contributing (structure)

The playground is located southeast of the Sycamore Shelter, and west of Cascades Creek and Old State Road 37.

48. Playground, 2006. Non-Contributing. (structure)

The modern playground built in the early 2000's is located on the east side of Cascades Creek and Old State Road 37 in Lower Cascades Park.

*Upper Cascades Park.* The historic landscape of Upper Cascades Park consists two nine-hole golf courses (Quarry Course and the Pine Course). Additionally, WPA resources exist, all within close proximity to the Lion's Den Shelter, with examples of limestone picnic tables, the remnants of a wishing well water fountain and a limestone campfire circle - the only kind like it in the park.

48. The Quarry Course, 1928. Contributing. (site)

Attributed to Thomas "Tom" Bendelow, Golf Course Designer.

The Quarry Course is attributed to the work of Thomas "Tom" Bendelow, the renowned early twentieth century golf course designers. With over 600 golf courses credited to him, his role in the solidification of the sport of golf in America is unrivaled. The Quarry Course is a great example of an early 9-hole municipal course and retains integrity with its limited modifications from its original design.

49. The Pine Course, 1931. Contributing. (site)

Attribute to Thomas "Tom" Bendelow, Golf Course Designer.

Located north of the Quarry Course, the Pine Course was designed and constructed shortly after the success of the Quarry Course and is also attributed to Thomas "Tom" Bendelow. Bendelow was known for staking out the holes of a course while utilizing the natural contours and features, and scenery of a site. The Pine Course has changed minimally from its original design and as such retains integrity.

50. Club House, 2019. Non-Contributing. (building)

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Built in 2019, to replace the former clubhouse built in the 1950's, the current Club House is situated on the uplands where Clubhouse Drive enters the Upper Cascades portion of the park.

51. Lion's Den Shelter, c. 1960's. Contributing. (building)

Photos 0021

Constructed in the 1960's by the Bloomington Lions Club, the open-air shelter is a gabled wood framed structure that measures approximately 30 x 80 feet. It has a concrete floor and the roof material is asphalt shingle. It has exposed wood posts, beams, and bracing and is indicative of large open-air picnic shelters found in municipal parks and sponsored by Lions Clubs. The frame supports simple trusses for a gable roof.

52. Campfire Circle, WPA Rustic, c. 1936. Contributing. (object)

Works Progress Administration. Photos 0022

The campfire circle contains a central fire ring of stones surrounded by a ring of larger boulders utilized for seating. It is unclear if wood or limestone benchtops historically bridged the boulders to create a council ring or if the boulders acted as seats in themselves.

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## 8. Statement of Significance

### Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- ☒ A. Property is associated with events that have made a significant contribution to the broad patterns of our history.
- ☐ B. Property is associated with the lives of persons significant in our past.
- ☒ C. Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- ☐ D. Property has yielded, or is likely to yield, information important in prehistory or history.

### Criteria Considerations

(Mark "x" in all the boxes that apply.)

- ☐ A. Owned by a religious institution or used for religious purposes
- ☐ B. Removed from its original location
- ☐ C. A birthplace or grave
- ☐ D. A cemetery
- ☐ E. A reconstructed building, object, or structure
- ☐ F. A commemorative property
- ☐ G. Less than 50 years old or achieving significance within the past 50 years

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**Areas of Significance**

(Enter categories from instructions.)

ARCHITECTURE

ENTERTAINMENT/RECREATION

SOCIAL HISTORY

LANDSCAPE ARCHITECTURE

TRANSPORTATION

**Period of Significance**

1921 – 1971

**Significant Dates**

1936

\_\_\_\_\_  
\_\_\_\_\_

**Significant Person**

(Complete only if Criterion B is marked above.)

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Cultural Affiliation**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**Architect/Builder**

Works Progress Administration

Thomas, "Tom" Bendelow

Hancock & Kieffer, Contractor

\_\_\_\_\_

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**Period of Significance (justification)**

The period of significance begins in 1921 when the city of Bloomington purchased the first section of the park. It ends in 1971 partly as a result of the 50-year rule and other modern expansions and developments. During the 1970s to present, land was added to the park, in addition to modern buildings and recreational features like softball fields, playgrounds, an additional modern 9-hole course (the Ridge Course), and a new golf clubhouse.

**Statement of Significance Summary Paragraph** (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations.)

The Cascades Park Historic Landscape is eligible for the National Register of Historic Places under criterion A/entertainment, recreation, social history, and transportation. As the first public park designated by the City of Bloomington, the landscape includes multiple man-made resources associated with early recreational efforts in Indiana including shelters houses, picnic tables, and other structures and objects. The involvement of the federal government, via the Works Progress Administration (WPA) between the mid-1930s and early 1940s, also makes the park significant under social history. Additionally, the park's use as a northern gateway into Bloomington, before and during the State Road numbering system in 1927 - and in conjunction with its designation as the Dixie Highway- makes the park significant for its connection to early transportation efforts in Indiana.

The Cascades Park Historic Landscape District is also eligible under criterion C/architecture and landscape architecture for its excellent examples of WPA Rustic Architecture. Additionally, the park landscape takes advantage of the natural terrain, natural water features – including streams and waterfalls – which was an important character defining feature of early twentieth century Rustic park design. The use of locally sourced limestone makes Cascades' vernacular Rustic park design uniquely Bloomington and represents the style very well.

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**Narrative Statement of Significance** (Provide at least **one** paragraph for each area of significance.)

**ENTERTAINMENT/RECREATION**

As the City's first public park, Cascades Park is significant for providing the citizens of Bloomington a space and place to enjoy leisure activities and diversion from urban life. The area that comprises Cascades Park had a long history of recreational use among citizens of Bloomington, and Indiana University students, prior to the City taking ownership in December of 1921.

Local coverage in Bloomington's newspapers highlighted the importance of the site, usually in the form of picnics and/or hiking trips. In the summer of 1916, the *Bloomington Evening World* highlighted the members of the Sunday School of the Kirkwood Avenue Christian Church



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utilizing the Cascades for a picnic supper and outing.”<sup>1</sup> On another occasion, “a jolly crowd of picnickers were seen yesterday afternoon out at the Cascades wading and having a merry time.”<sup>2</sup> Hiking was also a common activity sponsored by groups from Indiana University. The *Indiana Daily Student* reported in 1916, “Saturday morning...all the hikers in the University are invited to assemble at the Gymnasium for the second weekly hike...a personal conducted tour will be made to the Cascades...”<sup>3</sup> “Sixty Students Have Pleasant Visit to Fall Under Beautiful Moonlight,” was the heading of a column in the *Indiana Daily Student* in July of 1919 that described a trip to Cascade.<sup>4</sup>

It is important to note that interest in this area predated the automobile, and the influence of the Dixie Highway (1914), as early stories and advertisements attest in local newspapers.<sup>5</sup> One 1911 advertisement in the *Indiana Daily Student* promoted the Cascades as a desirable location for one of their horse buggies.<sup>6</sup>

On December 30<sup>th</sup> 1921 the City Council approved the purchase of land, at the request of the newly created park board, to purchase the old Headley place two miles north of town for \$5000.<sup>7</sup> The Bloomington Daily Telephone reported, “The new park site is located down the “north pike” – one of the most beautiful drives that be found any place in the entire county, the paper reported. It is situated just north of where the road goes off to the left of the Cascades.”<sup>8</sup> A later purchase, which would increase the acreage of the park, and would include the “Cascade Falls” occurred in May of 1922.<sup>9</sup> In the May 1922 *Indiana Daily Student*, it was reported:

The city park board is cooperating with the children in the beautification campaign, and is arranging to purchase a tract of land within the city to establish a rest and recreation center. This board is appointed by the city council last fall, and purchased the new park site on the Dixie Highway north of the city, including the Cascades and other beauty spots of interest to the Bloomington residents and visitors.<sup>10</sup>

Expansion occurred in increments and over the years, including a purchase of 26 acres from the property of John S. Rogers in 1923.<sup>11</sup>

During the spring of 1924, a competition was held in the community sponsored by the Park Board and the Chamber of Commerce, to name the city’s first park. Cascade Park (note the use

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<sup>1</sup> *Bloomington Evening World*, Aug. 30th, 1916, 4.

<sup>2</sup> *Bloomington Evening World*, June 26, 1920, 1.

<sup>3</sup> *Indiana Daily Student*, June 20, 1916, 4.

<sup>4</sup> *Indiana Daily Student*, July 15, 1919, 3.

<sup>5</sup> *Indiana Daily Student*, June 6, 1916, 4.

<sup>6</sup> *Indiana Daily Student*, Oct. 18, 1911, 3.

<sup>7</sup> *Bloomington Daily Telephone*, Dec. 31, 1921, 3.

<sup>8</sup> Ibid.

<sup>9</sup> *The Bloomington Daily Telephone*, March, 22, 1934, 2.

<sup>10</sup> *Indiana Daily Student*, May 4, 1922, 4.

<sup>11</sup> Kelly L. Molly, *History Property Report, Cascades Park Trail*. (Zionsville, IN: Weintraut & Associates, Inc., 2011), 7.

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of the singular) was chosen as the official name even though many of the early newspaper articles referencing the site often used the plural Cascades.<sup>12</sup>

On August 24, 1924, with several hundred in attendance, the park was officially dedicated to the citizens of Bloomington. Dr. Fred Prow, a prominent local physician, noted during the dedication:

Some 28 years ago I became a citizen of Bloomington. It was then a town of about 4800 people. It is now a city of 15000 and one of the thriftiest in the United States. Through the years I have endeavored to do my bit toward upbuilding our city and making it a better place in which to live. I am proud of our Bloomington today and we all have a right to be. In the early years times without number we use to drive down the north pike thru what is now the Cascade Park enjoying to the fullest this spot and ever marveling at the lavish beauty bestowed by nature and ever dreaming of the way and means some time by which it could be permanently preserved for all time to come. This dream has now been realized.

Shortly after the park dedication, private interests were developing parcels adjacent to the park in order to take advantage of the natural beauty of the area. In 1925, Tom Huff a local entrepreneur, opened Cascades Gardens, a resort that included a swimming pool, bath house, and dance hall.<sup>13</sup> Controversial from the start, due to Huff's dealings with gambling and the perception of dancing as being provocative amongst some of the leadership at Indiana University, the resort was doomed from the beginning and folded in 1929. It has been suggested that the Indiana University Dean of Women outlawed the attendance of all University coeds to the Gardens.<sup>14</sup>

It was also during the first two decades of the twentieth century that the interest in the game of golf increased nationally and, consequently, in the City of Bloomington. Bloomington, during the 1920s, had a few options for the golf enthusiast. The Bloomington County Club, which catered to the community's elites was established in 1921. Additionally, there was Dunn Field Course on the campus of Indiana University. However, there was not a quality course for the average citizen to play. Paralleling the formation of the original section of Cascades Park were efforts to establish a municipal golf course. The Bloomington Golf Association was created in 1924 to assist the Park Board with designing, building, and recruiting members for an eventual city owned golf course:

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<sup>12</sup> *The Bloomington Daily Telephone*, March 22, 1934, 2. Many early newspaper accounts referred to the site as the Cascades. The naming in 1924 established the singular usage and it was used well into the second half of the 20<sup>th</sup> century. Both structures built by the WPA (Cascade Shelter and Cascade Park Bath House) use the singular. Historic photos from the 1950s and 1960s highlight a sign on the Waterfall Shelter denoting Cascade Park. The singular/plural were used interchangeably by the local newspaper until the 1970s when the plural seemed to win out and was utilized by the city in their park and recreational planning in 1977 returning to the original vernacular.

<sup>13</sup> Molly, *Historic Property Report*, 8.

<sup>14</sup> Dave Williams, *Cascades Park Renovation and Development Plan*, (Bloomington, IN: City of Bloomington Parks and Recreation, 2001), 6.

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In January of 1925, the Association announced that the membership goal had been reached at a stag dinner party at the Bloomington Country Club. An announcement was made at the dinner that golf architect Thomas Bendelow (course architect of Medinah Country Club, Atlantic Athletic Club), had been hired to create the layout for the golf course. He would work exclusively with Indianapolis landscape architect, Arthur W. Brayton. Bendelow arrived in Bloomington in February of 1926 to stake out the locations of the fairways and greens. That spring, Frank M. Miller and Willard Farr were hired to build the greens, disk the cornfield located on the southern end of the land, and, sew in the grass.<sup>15</sup>

The Association was ultimately successful in creating two nine-hole courses, the Quarry Course in 1926 and the Pine Course in 1931, and by 1932 the city was ready to assume ownership, from the Golf Association, of both courses.<sup>16</sup>

## LANDSCAPE ARCHITECTURE/SOCIAL HISTORY

The public park movement in the United States was born out of the nineteenth century philosophy that interactions with nature provided spiritual and physical well-being, and the desire to provide natural environments and recreation opportunities to urban populations. Landscape architect Frederick Law Olmsted and architect Calvert Vaux's design for New York City's Central Park in 1857 captured this philosophy by turning the barrens of central Manhattan into a rolling landscape of forests, meadows, lakes, and trails. The park became a national catalyst for publicly provided natural and recreational spaces. The park movement helped establish national parks such as Yellowstone and Yosemite. Locally, municipalities across the country formed park boards and created public parks. In Indiana, early twentieth century state laws enabled communities to form park boards, own property, and collect taxes. Park systems were planned that promoted city growth and provided equal access to green space throughout a city. Olmsted's Emerald Necklace in Boston and Chicago's South Park District are early examples of these systems. In Indiana, George Kessler planned park and boulevard systems in several communities including the state capital of Indianapolis. At the state level, the Indiana state park system was established in 1916 with the opening of McCormick's Creek and Turkey Run state parks. In the 1920s, Bloomington demonstrated their participation in this movement by forming a new park board, purchasing property, and creating Cascades Park.

The WPA was one of the many work relief programs established during Franklin Delano Roosevelt's (FDR) flurry of New Deal legislation to combat the ills of the Great Depression. It played a pivotal role in the development of the park during the 1930s and early 1940s. In 1935, the city and county received \$3,000,000 to assist with reducing unemployment in the region.<sup>17</sup> A key element of receiving funds towards WPA projects was the obligation of the locality in question to supply all the material necessary to complete the planned work. WPA funds could

<sup>15</sup> *The History of Cascades Golf Course*. <https://cascadesgolfcourse.weebly.com/history-of-the-course.html>

<sup>16</sup> Williams, *Cascades Park Renovation and Development Plan*, 8.

<sup>17</sup> Williams, *Cascades Park Renovation and Development Plan*, 7.

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only be used for labor in order to reduce unemployment. Indiana Governor Paul V. McNutt was quoted as stating in a local newspaper article in May of 1935, "Conditions of recovery in the northern part of the state are quite definitely encouraging, but in southern parts, and particularly in the limestone and coal districts, there does not seem to be any such appreciable upswing toward recovery. Hence these districts will have the larger share of the appropriations."<sup>18</sup> The locally sourced limestone used in the construction of many of the structures and objects in the park also highlights the efforts of the WPA to lessen the impacts of the Great Depression on the limestone industry in Monroe and surrounding counties. The limestone industry was in near ruin as a result of the shuddering of the building industry, and with an oversupply of limestone, the WPA was able to integrate this material into many of their projects.

Additionally, Tom Bendelow's involvement in designing the first 18 holes of the Cascades Golf Course is significant under landscape architecture. Bendelow, a Scottish-American golf course designer, played a major role in legitimizing and democratizing the sport of golf to the masses during the first quarter of the 20<sup>th</sup> century. Bendelow has hundreds of courses attributed to him, several being listed in the National Register of Historic Places. Bendelow's designs were vernacular in nature as they utilized the natural terrain, scenery, and organic features of the site to be challenging to seasoned players, but approachable for individuals new to the sport.

## ARCHITECTURE

During the 1930s the development of National Parks, via the National Park Service (NPS), created and defined a design ethos that influenced state and municipal park design around the country. This approach would eventually be known as National Park Service Rustic, or Park Rustic, and even more colloquially as Parkitecture. The principles of Park Rustic evolved out of a multitude of varying design theories starting with the early writings of Andrew Jackson Downing and culminating with the emergence and acceptance of the Arts and Crafts and Prairie Style movements. The approach appreciated the use of vernacular styles and locally sourced materials, all while placing importance on the interaction between structure and the environment/wilderness. Examples would include the use of heavy timber, rockwork and masonry construction, blending structures and objects into the landscape, and highlighting and preserving natural fauna and systems. NPS would eventually solidify their guiding principles with the publication of pattern books to guide development in national and state parks. *Park Structures and Facilities* in 1935 and *Park and Recreation Structures* in 1938, both edited by architect Albert Good, were published as a set of guidelines for park designers. They were also a proud record of work accomplished by the NPS during the proceeding years. It should be noted that many examples from Indiana State Parks are showcased in these works, including shelter houses, bathhouses, picnic tables, and water fountains located at Spring Mill State Park, Turkey Run State Park and Clifty Falls State Park.

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<sup>18</sup> Unidentified newspaper article and manually dated May 2, 1935. Monroe County History Center Research Library Vertical File, Cascades Park Folder, Monroe County History Center, Bloomington, IN.

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Beginning in 1935, the NPS also worked alongside, and provided technical assistance to, the WPA funded projects being facilitated at the state and local municipal levels.<sup>19</sup> This association further influenced, and embedded, the Rustic Architecture preferred by the NPS into WPA projects and ushered in a distinct subcategory commonly referred to as WPA Rustic. A derivative of NPS Rustic, WPA Rustic follows similar design principles with a focus on vernacular styles, natural materials like wood and stone masonry, and a blending of structure and landscape. The prevalent use of limestone in the park is unmistakable and aligns with the principles set out by the NPS and WPA.

The influence of the NPS, which was outlined by Albert Good's work, can be seen throughout the WPA built resources in Cascades Park. Early park design focused heavily on the recreational pursuit of picnicking and WPA resources in the park speak to this pursuit. The shelter house, the multitude of strategically placed picnic tables, well pump house, and drinking fountains highlight the priority placed on the importance of food related picnicking in this landscape.

The Cascade Park Shelter House (photo 0009), as it is referred to on its cornerstone, is a quintessential NPS/WPA Rustic designed shelter house that was finished in 1936. Variations on this typology (two chimneys flanking open and vaulted central gathering area) were built by the WPA in national, state, and local parks around the country. The use of rusticated limestone, in the structure and in the stone floor, highlights the use of locally sourced material, which was a prerequisite for receiving federal funds to support local labor.

A distinct and defining feature of Cascades Park are the multitude of limestone picnic tables located in both Lower Cascades (24 tables) and Upper Cascades (5 tables) (photos 0003 – 0005). Constructed utilizing a smooth limestone slab tabletop, and supported by rusticated limestone block pillars, the tables dot and define the landscape and act as a reminder that the park is a leisure and recreational space.

Additionally, the campfire ring, or circle, was a recreational element that was incorporated into many national, state, and local parks where NPS/WPA design influence was involved. The campfire circle, typically included a central fixed area where the fire was kept, surrounded by a ring of seats constructed of logs and/or stone. The campfire ring located near the Lion's Den Shelter (photo 0021) is a good example of this resource.

Also, access to clean potable water was a necessary asset in picnic grounds and parks. The NPS created many whimsical types of water fountains during the 1930s and 40s based on NPS Rustic tenets, and drawings and plans of a wishing well type water fountain, similar to the ones found at Cascades Park (photo 0006), is highlighted in *Parks and Recreational Structures*.<sup>20</sup> There is no doubting the influence of the NPS in Cascades Park and on this individual resource. Additionally,

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<sup>19</sup> Linda Flint McClelland, *Building the National Parks: Historic Landscape Design and Construction*, (Baltimore, MD: The Johns Hopkins University Press, 1998), 420 -421.

<sup>20</sup> Albert H. Good, *Park and Recreation Structures: Part I, Administration and Basic Service Facilities*, (Washington D.C.: National Park Service, United States Government Printing Office, 1938), 113.

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the well house (photo 0013), linked, and located directly south of the Shelter House, provided clean and sanitary access to potable water for use in this section of the park.

The Sycamore Shelter (photo 0018) was originally constructed by the WPA in 1938 to service the pool that remained from the Cascade Gardens Amusement Park days. Its form follows the functional plans of many bathhouses built by the NPS/WPA at the time, with women's and men's dressing rooms flanking a centrally located check room. Although this structure currently serves as a shelter house, and has evolved over time, the original bathhouse plan can still be recognized.

## TRANSPORTATION

Cascades Park had always been an area of interest for its natural beauty, even before the advent of the automobile. Before the automobile, the road that meanders through the Cascades was locally referred to as the North Pike and later as the Martinsville Rd., as it connected these two communities. As the automobile became more prevalent during the first quarter of the twentieth century, interest in the improvement of the nation's roads increased. The State of Indiana increased investment in roads tremendously starting in 1919 and designated the route through the park as State Road 22, later to be updated in 1927 to State Road 37.

In addition to public efforts and investments, promotional campaigns were created around the country by cities, towns, and corporate interests. These broad-based efforts, in whole, have been referred to as the Good Roads Movement, and one of the best examples of one of these promotional campaigns was the creation, and promotion, of the Dixie Highway. The Dixie Highway would eventually enter the city from the north and through what would become Cascades Park and undoubtedly influenced the park's future developments.

The brainchild of Indianapolis businessman Carl Fisher, the Dixie Highway was an attempt to connect Chicago, and the farthest reaches of the Upper Peninsula in Michigan, to the undeveloped swamps near Miami, Florida. By promoting seasonal leisure travel, and by connecting commercial and recreational opportunities along its route, Fisher was hoping to ultimately improve his real estate investments in Florida.<sup>21</sup>

Communities throughout the Midwest competed with one another to have the Highway intersect their city limits. Bloomington competed with other communities in southern Indiana to have the Dixie Highway, and all of the traffic and tourism it would bring. This was not without controversy, as Bloomington was not on the originally conceived route that Fisher envisioned. In April of 1915 the Bloomington Chamber of Commerce hosted Carl Fisher and Thomas Taggart (owner French Lick Springs Hotel and influential Indiana politician) in Bloomington to inspect the proposed route between that city and Martinsville.<sup>22</sup> "Taggart Gets a Finger in Dixie

<sup>21</sup> Russell S. Rein and Jan Shupert-Arick, *Dixie Highway in Indiana*, (Charleston, SC: Arcadia Publishing, 2011), 7-9.

<sup>22</sup> The Courier-Journal, April 16, 1915, 10.

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Highway Pie”, the headline stated in the *Indianapolis News* on April 5<sup>th</sup> 1915.<sup>23</sup> The article further stated:

There suddenly appeared at Chattanooga one Perry McCart, an ardent Taggartian, of Paoli, Orange County, and such men as Thomas J. Sare of Bloomington, seeking to have the Dixie Highway turned from the direct route planned by the men who fathered the movement so that it would proceed through Bedford, Bloomington and French Lick. At Bloomington, members of the Cravens-Ralston family, which now is receiving such good care at the expense of public treasures, own considerable property. The Dixie Highway through Bloomington would add thousands of dollars to the value of property there.<sup>24</sup>

Community leadership was successful in staking that claim and on May 25,<sup>th</sup> 1915 it was announced that Bloomington was successful in convincing the committee to route the highway through town. This success is mostly attributed to Thomas Taggart’s desire to have the route pass through French Lick and benefit his ventures there. The local paper in Martinsville reported, “At 6 o’clock the First Infantry band appeared on the balcony of the Hotel Bowler and played a two hours concert. They played “Dixieland” and “We’ll Take the Midnight Coo-Coo for Dixie,” and various other appropriate selections.”<sup>25</sup>

With the introduction of the state numbering system, the Dixie Highway through Monroe County would become State Road # 37 in 1927.<sup>26</sup> Bypassed to the west, with a new SR 37 in the 1970s, the section through Cascades would become known as Old State Rd. 37. The WPA played a role in improving and reconstructing the road through the park in 1940 and 1941.<sup>27</sup> In 1941, two large limestone pillars were constructed by the National Youth Administration (another New Deal program) and dedicated by the Bloomington Exchange Club, and placed at the northern entrance of the park and designating the northern entrance to the park (and city) as the “Gateway to Scenic Southern Indiana.”<sup>28</sup> Unfortunately these pillars have been lost.

Additional resources related to early transportation efforts in the county exist in the park and include a sixteen-foot concrete bridge constructed in 1926 by the State of Indiana. Originally designated Monroe County Bridge #413, it was likely built by Brownstown contractor Hancock & Kieffer in the amount of \$1,608.33.<sup>29</sup> The concrete slab bridge was built as part of the State Highway system when the road through the park was originally State Road 37 (the Dixie Highway). The bridge was built in 1926 and is an example of standardized construction of short span rural bridges by the State of Indiana in the early decades of the twentieth century. The bridge’s substructure is comprised of a concrete slab and abutments, and the superstructure is comprised of concrete guardrails.

<sup>23</sup> *Indianapolis News*, April 9, 1915, 9.

<sup>24</sup> *Ibid.*

<sup>25</sup> *The Reporter Times*, May 25, 1915, 1.

<sup>26</sup> Molly, *Historic Property Report*, 7.

<sup>27</sup> “1940 Chronology,” *Evening World*, December 31, 1940.

<sup>28</sup> Williams, *Cascades Park and Renovation and Development Plan*, 10.

<sup>29</sup> Molly, *Historic Property Report*, 27.

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## 9. Major Bibliographical References

**Bibliography** (Cite the books, articles, and other sources used in preparing this form.)

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Rein, Russell S. and Jan Shupert-Arick. *Dixie Highway in Indiana*. Charleston, SC: Arcadia Publishing, 2011.

*The Courier-Journal*. April 16, 1915.

*The Reporter Times*, May 25, 1915.

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**Previous documentation on file (NPS):**

☐ preliminary determination of individual listing (36 CFR 67) has been requested  
☐ previously listed in the National Register  
☐ previously determined eligible by the National Register  
☐ designated a National Historic Landmark  
☐ recorded by Historic American Buildings Survey # \_\_\_\_\_  
☐ recorded by Historic American Engineering Record # \_\_\_\_\_  
☐ recorded by Historic American Landscape Survey # \_\_\_\_\_

**Primary location of additional data:**

☐ State Historic Preservation Office  
☐ Other State agency  
☐ Federal agency  
☐ Local government  
☐ University  
☐ Other  
Name of repository: \_\_\_\_\_

**Historic Resources Survey Number (if assigned):** \_\_\_\_\_

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## 10. Geographical Data

Acreage of Property 230

Use either the UTM system or latitude/longitude coordinates

### Latitude/Longitude Coordinates

Datum if other than WGS84: \_\_\_\_\_  
(enter coordinates to 6 decimal places)

- |              |            |
|--------------|------------|
| 1. Latitude: | Longitude: |
| 2. Latitude: | Longitude: |
| 3. Latitude: | Longitude: |
| 4. Latitude: | Longitude: |

**Or**

### UTM References

Datum (indicated on USGS map):

☐ NAD 1927 or ☐ NAD 1983

- |          |           |           |
|----------|-----------|-----------|
| 1. Zone: | Easting:  | Northing: |
| 2. Zone: | Easting:  | Northing: |
| 3. Zone: | Easting:  | Northing: |
| 4. Zone: | Easting : | Northing: |

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**Verbal Boundary Description** (Describe the boundaries of the property.)

Starting at Monroe County Bridge #413, on Old State Rd. 37 (approximately 1070 feet north of St Rd 46 underpass), face northwest and continue for approximately 1200 feet. until you encounter N. Kinser Pike (which acts as the western edge of the district). Face north and proceed on N. Kinser Pike for approximately 1.2 miles. Face east, following a private drive for approximately .60 miles until you encounter Cascades Creek. Face south and follow the eastern edge of Cascades Creek for .43 miles until you encounter the northwest intersection of Clubhouse Dr. and Old State Rd 37. Face north and proceed .65 miles north on the western edge of the right away of Old State Rd. 37. Turn south and proceed .65 miles to the intersection of Clubhouse Dr. and Old State Rd. 37. Face south east and proceed approximately 294 feet. Turn east and proceed 139 feet. Turn south and follow eastern edge of Old State Rd 37 (approximately 1388 feet) then turn west and proceed 109 feet. Turn south and follow eastern edge of Old State Rd. 37 for .41 miles commencing back at the Monroe County Bridge #413.

The boundary of Cascades Park is shown as a dotted line on the accompanying map entitled "National Register Boundary Sketch."

**Boundary Justification** (Explain why the boundaries were selected.)

The area of the park outlined in the boundary sketch signifies the park's historic development, starting in 1921, when the City of Bloomington designated a portion of Lower Cascades as the first municipal park. Further historic developments are included in the district, such as portions of Upper Cascades (Lion's Den Recreational Area) and portions of Cascades Park Golf Course (Quarry Golf Course, 1928 and Pine Golf Course, 1931).

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**11. Form Prepared By**

name/title: J. P. Hall and Christopher Baas  
organization: City of Bloomington  
street & number: 401 N Morton St.  
city or town: Bloomington state: IN zip code: 47404  
e-mail: jphall@gmail.com  
telephone: 574-309-4298  
date: 8/9/21

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### Additional Documentation

Submit the following items with the completed form:

- **Maps:** A **USGS map** or equivalent (7.5 or 15 minute series) indicating the property's location.
- **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Additional items:** (Check with the SHPO, TPO, or FPO for any additional items.)

### Photographs

Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels (minimum), 3000x2000 preferred, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.

### Photo Log

Name of Property: Cascades Park Historic Landscape District

City or Vicinity: Bloomington

County: Monroe

State: IN

Photographer: Chris Baas

Date Photographed: May 26, 2021

Description of Photograph(s) and number, include description of view indicating direction of camera:

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1 of 22.

Monroe County Bridge #413, looking southwest

2 of 22.

Pedestrian Bridge, looking west

3 of 22.

Picnic Table, Lower Cascades, looking north

4 of 22.

Picnic Table, Lower Cascades, looking west

5 of 22.

Picnic tables, Upper Cascades, looking south

6 of 22.

Wishing Well Drinking Fountain, Lower Cascades, looking west

7 of 22.

Cascades creek retaining wall, Lower Cascades, south of Waterfall Shelter, looking East

8 of 22.

Cascades creek retaining wall, southeast of Waterfall Shelter and looking west

9 of 22.

Cascades Park Shelter House, looking east

10 of 22.

Cascades Park Shelter House detail, looking southeast

11 of 22.

Cascades Park Shelter House interior, looking south

12 of 22.

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Cascades Shelter House, looking southwest

13 of 22.

Well House, looking southwest

14 of 22.

Well House, looking northwest

15 of 22.

Retaining wall behind waterfall shelter, looking west

16 of 22.

Limestone bench southeast of the Sycamore Shelter, looking east

17 of 22.

Concrete Pedestrian Bridge, looking southwest

18 of 22.

Cascade Park Bath House, looking west

19 of 22.

Cascade Park Bath House, looking southeast

20 of 22.

Cascade Park Bath House, looking northwest

21 of 22.

Lion's Den Shelter, looking northwest

22 of 22.

Campfire Circle, looking south

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**Paperwork Reduction Act Statement:** This information is being collected for nominations to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 460 et seq.). We may not conduct or sponsor and you are not required to respond to a collection of information unless it displays a currently valid OMB control number.

**Estimated Burden Statement:** Public reporting burden for each response using this form is estimated to be between the Tier 1 and Tier 4 levels with the estimate of the time for each tier as follows:

Tier 1 – 60-100 hours  
Tier 2 – 120 hours  
Tier 3 – 230 hours  
Tier 4 – 280 hours

The above estimates include time for reviewing instructions, gathering and maintaining data, and preparing and transmitting nominations. Send comments regarding these estimates or any other aspect of the requirement(s) to the Service Information Collection Clearance Officer, National Park Service, 1201 Oakridge Drive Fort Collins, CO 80525.



**2021 Work Plan**  
**Monroe County Historic Preservation Board**

**Project Priorities: Outreach and Preservation, Ongoing Board Initiatives**

**1) Limestone Heritage Project**

- a) Continually update website with new information as it is available
- b) Connect with Partners on information to link to

Action steps and timeline:

Sub-committee members: Danielle, Debby

**2) Drystone Walls**

- a) Create list of action steps needed to prep for launch of survey
- b) Launch and conduct survey
- c) Discuss/pursue local designations and/or in-depth documentation of some walls
- d) Explore possibility for a hands-on workshop

Action steps and timeline:

Sub-committee members: Duncan, Doug, Don, Donn

**3) Community and Site Signage**

- a) Pursue Community Signage as long as funding is provided
- b) Pursue interpretive signage for the new historic covered bridge

Action steps and timeline:

Sub-committee members: Devin, Polly, Don, Donn

**4) Public Historic Preservation Education**

- a) Develop a social media scavenger hunt of architectural types, styles, etc.
- b) Update current driving tour brochures as needed, consider completion of partially completed brochures, and examine new options for distribution of the information to the public

Action steps and timeline:

Sub-committee members: Devin, Polly

**Project Priorities: Procedure, Time Sensitive Initiatives – All board**

- 1) Actively engage in County Development Ordinance revisions
- 2) Discuss with Commissioners the need for dedicated staff
- 3) ~~Develop annual notice procedure to owners of designated properties (Sept. – Nov.) To be mailed in Jan 2021~~  
Mail again in January 2022, update as needed

**Board Education Priorities, Ongoing Options – All board and staff**

- 1) Attend the Preserving Historic Places Conference (April)
- 2) Attend CAMP held just prior to the preservation conference (April)
- 3) Attend, either in-person or online, lectures on topics of historical and preservation interest locally or elsewhere
- 4) Read books and other literature approved by DHPA's CLG coordinator and refer to the list of other options provided by DHPA
- 5) Hold our own educational sessions/workshops presented by a board member or other qualified individual