

Old Frontenac

NRHP Historic District Update 2021-22
Phase I Historic and Cultural Resources Survey
Historic Context Study

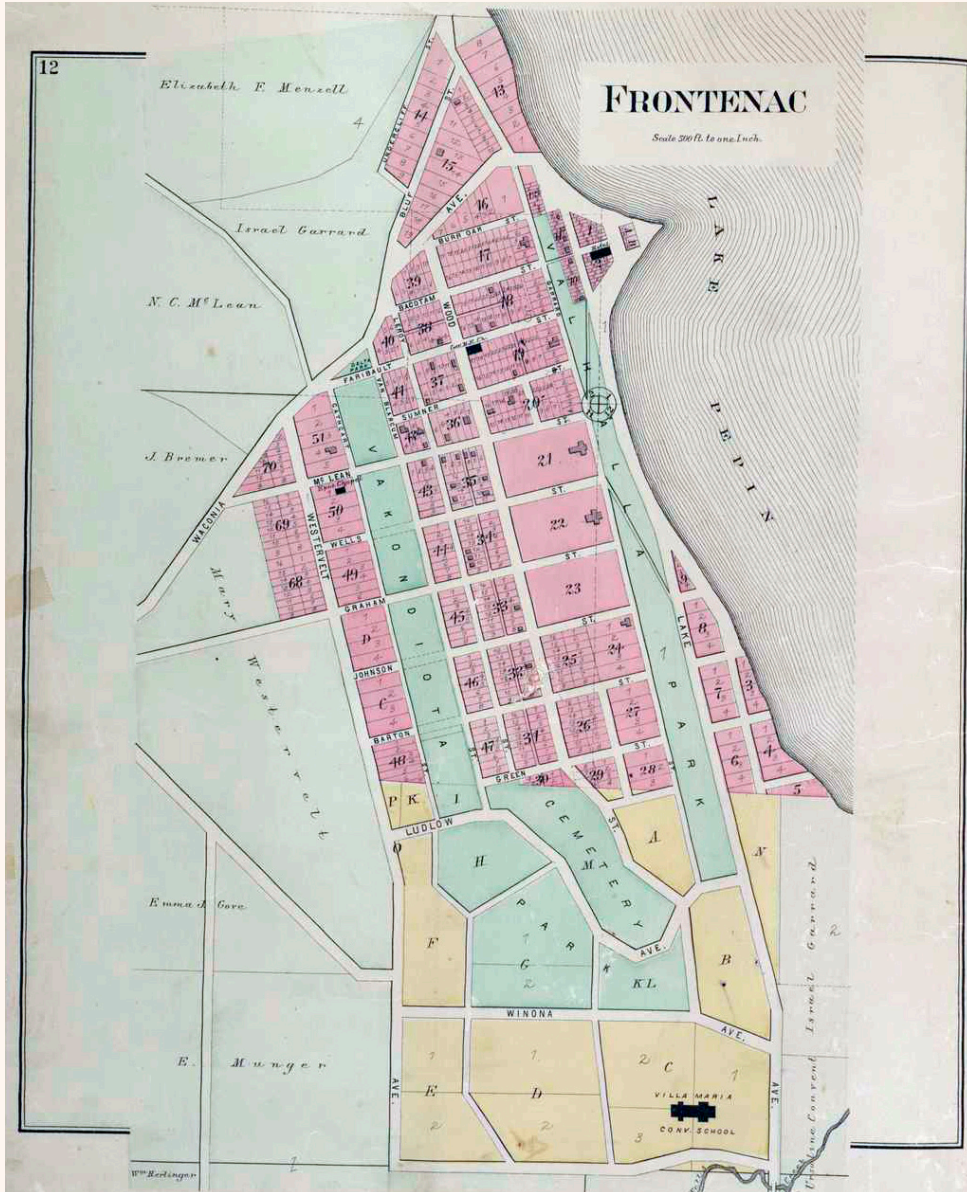


Photo. by HOARD & TENNEY,
WINONA, MINN.



Frontenac, on Lake Pepin.

Minnesota Scenery.



Israel Garrard
(1822-1901)



Lewis Garrard
(1829-1887)



George W. Garrard
1863-1928

Understanding the Story

PART II
AND
JOURNAL JUNIOR

THE MINNEAPOLIS JOURNAL

FRONTENAC SOCIETY

PART II
AND
JOURNAL JUNIOR

SATURDAY EVENING, SEPTEMBER 28, 1901.

FRONTENAC'S BENIGN OVER-LORD IS GATHERED TO HIS FATHERS

For Half a Century General Israel Garrard Maintained an Almost Feudal Estate in Minnesota : : : : :

ILLUSTRATING the death of General Israel Garrard, which took place at his home in Frontenac, Minn., the more than a week ago, the Minneapopolis Journal has been busy with the exciting part of its history. In 1852, it was a weekly paper, and it is almost 50 years since it was first published. The paper has since been enlarged and improved in every way, and it is now one of the largest and most influential papers in the West. It has a circulation of over 100,000 copies, and it is read by every man, woman and child in the State. It is a true representative of the people, and it is a powerful agent for the advancement of the State.

General Garrard was born in Vermont, and he spent his early years in that State. He was a man of high character and high ability, and he was a successful soldier and statesman. He served in the War of 1812, and he was one of the heroes of that war. He was also a successful farmer and a successful businessman. He was a man of high standing in his community, and he was a true representative of the people. He was a man of high character and high ability, and he was a successful soldier and statesman.

He was a man of high character and high ability, and he was a successful soldier and statesman. He served in the War of 1812, and he was one of the heroes of that war. He was also a successful farmer and a successful businessman. He was a man of high standing in his community, and he was a true representative of the people. He was a man of high character and high ability, and he was a successful soldier and statesman.



LOOKING TO EAST FROM THE GARRETT HOUSE, THE HOME OF THE GENERAL AT THE VILLAGE OF FRONTENAC, MINN.



THE BEACH OF FRONTENAC.

The article that he brought from the West was a true representative of the people. He was a man of high character and high ability, and he was a successful soldier and statesman. He served in the War of 1812, and he was one of the heroes of that war. He was also a successful farmer and a successful businessman. He was a man of high standing in his community, and he was a true representative of the people. He was a man of high character and high ability, and he was a successful soldier and statesman.

He was a man of high character and high ability, and he was a successful soldier and statesman. He served in the War of 1812, and he was one of the heroes of that war. He was also a successful farmer and a successful businessman. He was a man of high standing in his community, and he was a true representative of the people. He was a man of high character and high ability, and he was a successful soldier and statesman.



Minneapolis Journal September 28, 1901

Old Frontenac Historic and Cultural Resources Survey Objectives

**Document all historic buildings, structures, sites, objects within the
NRHP District**

Develop historic contexts for property evaluation

Report findings and recommendations in Final Report (6/2022)

- Background Research
- Context Development
- Fieldwork
- Inventory Forms
- Analysis and Evaluation
- Survey Report and Recommendations
- Coordination with HPC and MnSHPO staff

Preservation Planning

A process that organizes preservation activities (identification, evaluation, registration and treatment of historic properties) in a logical sequence.

- Establishes historic contexts
- Historic contexts are used to develop goals and priorities
- Should evaluate, register and treat the full range of properties representing each historic context
- Should integrate results into broader planning for sites, structures, districts

Inventory Form

Property and Owner Information

Historic Name _____ State Inventory ID _____
 Common Name _____ SHPO Report # _____
 Other Name _____ PIN _____
 Site Address _____ Zip _____ Building Occupied
 Historic Address _____ Zoning _____
 Alternate Address _____ District _____ Privately Owned
 Current Owner _____ Ward _____ Public - Locally Owned
 Owner Address _____ County _____ Public - State Owned
 Owner City State Zip _____ Public - Federal Owned



Location Information

Zone _____ E _____ N _____ Datum _____
 Township _____ Range _____ Section _____
 Quarters _____ USGS Quad Map _____
 Block _____ Lot _____
 Addition _____
 Total Acres: _____ Ramsey _____

Photography Information

Photo Date _____ Facing _____
 Photographer _____
 Name/Frame # _____ Format _____
 Notes _____

Significance and Nomination Information

Local

Designated District: Eligible District Designated Site
 Contributing Contributing Eligible Site
 Non-contributing Non-contributing
 New Construction

Criterion 1 2 3 4 5 6 7
 Context _____
 Period of Significance _____

National Historic Landmark Program

Building Removed Date _____
 Site Period of Significance _____
 Structure _____
 Object _____
 District _____

Significant Person: _____
 Notes on Significance: _____
 Identified Threats: _____
 Consultant Recommendation: _____

State

Designated District Designated Site
 Contributing Removed Date _____
 Non-contributing
 New Construction

Context _____

National Register of Historic Places

Designated Site Removed Date _____
 Designated District DOE
 Contributing CEF
 Non-contributing SEF
 New Construction

Criterion A B C D
 Criteria Consideration A B C D E F G
 Period of Significance _____

Cultural Affiliation: _____

MnHPO Comments (MnHPO Use Only)

Individual Recommendation (NRHP): Concur Does Not Concur More Information Needed
 Historic District Recommendation (NRHP): Concur Does Not Concur More Information Needed
 Contributing/Noncontributing Status Recommendation: Concur Does Not Concur More Information Needed

State Inventory ID Address:

Building Information/Historical Background

Name _____ Architect Artist/Designer Builder Engineer Landscape Architect
 Name _____ Architect Artist/Designer Builder Engineer Landscape Architect
 Name _____ Architect Artist/Designer Builder Engineer Landscape Architect
 Date _____ pre ca post Source _____ Add. Alteration Const. Dem. Move
 Date _____ pre ca post Source _____ Add. Alteration Const. Dem. Move
 Date _____ pre ca post Source _____ Add. Alteration Const. Dem. Move
 Original_Owner _____
 Biography _____
 Other Owners & Biographies _____
 Original Function Use _____
 Current Function Use _____ Other Functions Uses _____
 Permit ID _____ Date _____ Type _____ Description _____
 Permit ID _____ Date _____ Type _____ Description _____
 Permit ID _____ Date _____ Type _____ Description _____
 Oral Histories _____ Sanborn Atlas Info _____
 Location of Architectural Drawings _____ City Directory Info _____
 Other Sources _____ Historic Photos _____
 Historic Background _____

Architectural Information

Style _____ Primary Secondary Element Stories _____ Bays _____
 Style _____ Primary Secondary Element Plan Shape _____
 Style _____ Primary Secondary Element Roof Shape _____

Materials

Construction Type _____ Material Condition _____
 Foundation _____ Design Integrity _____
 Wall Primary _____ Alterations _____
 Wall Secondary _____ Original Site Yes No
 Roofing _____
 Dormer Styles _____ Number _____ Materials _____ Locations _____
 Chimney Styles _____ Number _____ Materials _____ Locations _____
 Window Types _____ Window Conditions _____
 Door Types _____ Surrounding Land Uses _____
 Outbuildings _____ Integrity of Setting _____
 Site Features _____ Importance of Setting _____
 Property Category _____ Property Type _____
 Exterior Description _____
 Interior Description _____
 General Notes _____

Survey Information

Surveyor _____ Survey Level _____
 Survey Data Source (City Staff Use Only) _____ Survey Date _____ Updated_Survey
 Agency Proj. No.: _____ Individual or Multiple Properties Recorded on this Form?: _____
 MNHS Grant No _____ If Multiple, Multiple Property Category _____ Category (if Other): _____
 If Multiple Property Form, Associated Properties: _____

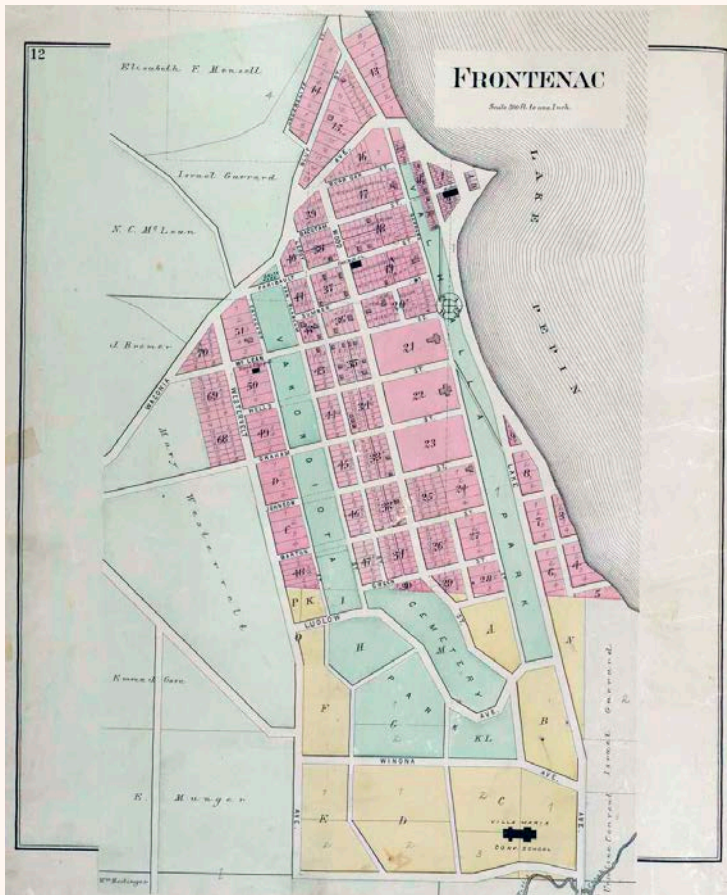
Properties Documented in Old Frontenac Historic District (1973) “Contributing”



“The Pavilion”
(L. Wendland noted
(misidentification
in 1973 nomination)

Historic District Boundary Map (?)

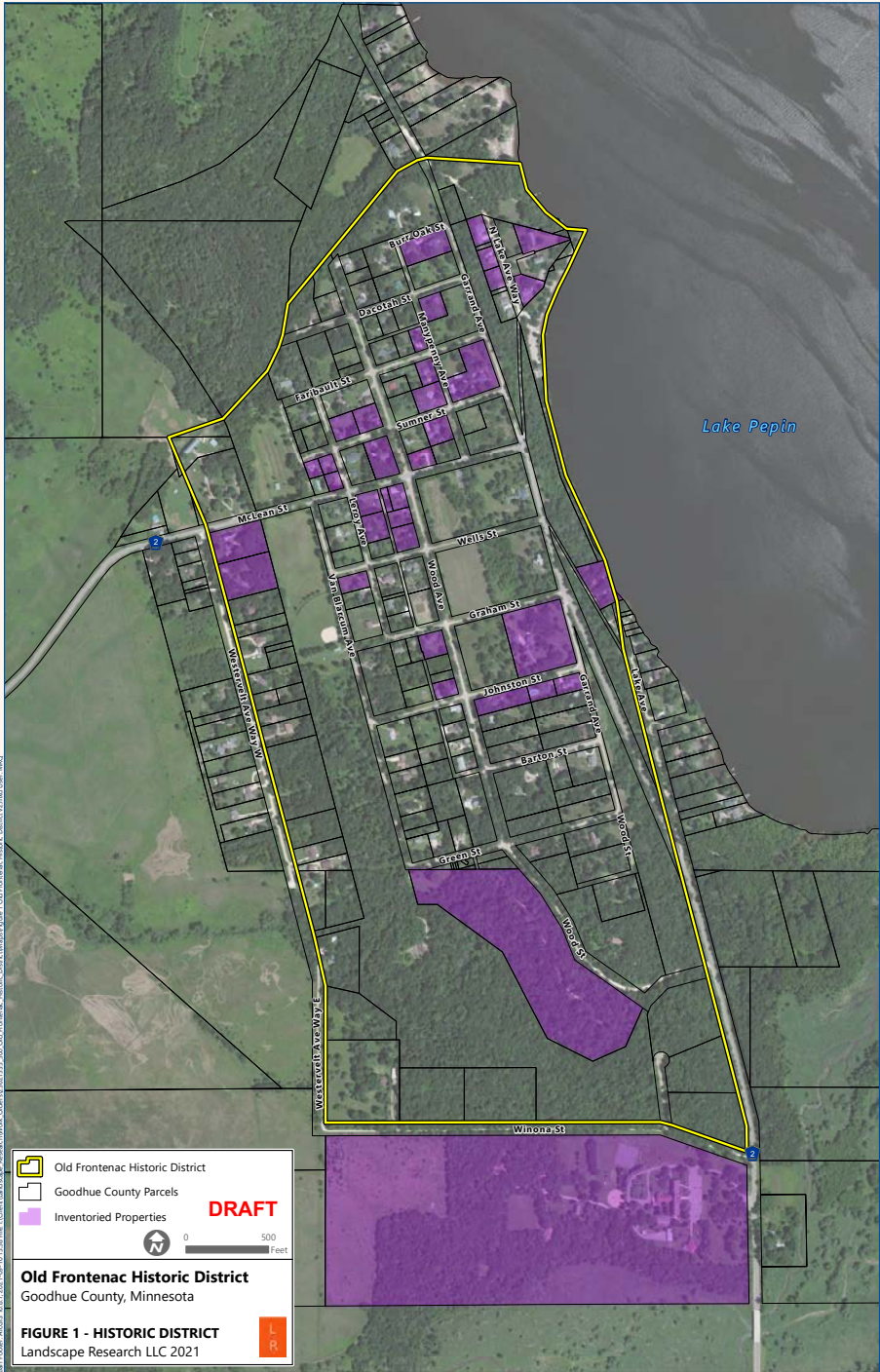







1894




1938



Map from: AUGUS 18.11.2021 09:10:15:58 File: C:\Users\lrc\Documents\Projects\Winnepi\Olden\25021115_10_01\Frontenac_Historic_District\Map\Map_Plan_1_01\Frontenac_Historic_District_7 Final User_Maps


 Old Frontenac Historic District
 Goodhue County Parcels
 Inventoried Properties

DRAFT

 0 500 feet



Old Frontenac Historic District
Goodhue County, Minnesota

FIGURE 1 - HISTORIC DISTRICT
Landscape Research LLC 2021






File: Goodhue_Aerial_2011_08_11_11170 File: C:\Users\landresch\OneDrive\Documents\Old Frontenac\Map\2 - Old Frontenac Historic District\Map\2011_08_11_11170.dwg
 User: landresch Date: 8/11/2011 Time: 11:17:00 AM


 Old Frontenac Historic District
 Goodhue County Parcels

DRAFT

 0 400
 Feet

Old Frontenac Historic District
 Goodhue County, Minnesota

FIGURE 2 - FROTENAC CIRCA 1938
 Landscape Research LLC 2021



National Register of Historic Places and Eligibility Criteria

NRHP created in 1966 as part of National Historic Preservation Act (NHPA)

1973 Old Frontenac among Minnesota's first historic districts

Criteria

The quality of significance in American history, architecture, archeology, engineering, and culture is present in districts, sites, buildings, structures, and objects that possess integrity of **location, design, setting, materials, workmanship, feeling, and association**, and:

- A. that are associated with events that have made a significant contribution to the broad patterns of our history; or
- B. that are associated with the lives of significant persons in our past; or
- C. that embody the distinctive characteristics of a type, period, or method of construction, or that represent the work of a master, or that possess high artistic values, or that represent a significant and distinguishable entity whose components may lack individual distinction; or
- D. that have yielded or may be likely to yield, information important in history or prehistory.

50-year cutoff (c. 1971)

Historic Contexts

Provide the basis for evaluating historic significance and integrity

- Contexts are based on one or more themes
- Geographical area
- Periods of significance
- Establish road patterns or historical development
- Identify associated property types
- Establish eligibility criteria and integrity thresholds.

Sample Timeline for Organizing Historic Themes and Contexts

- 1854 Grand Tour of Upper Mississippi' Garrards visit Lake Pepin
- 1857 Plat of Westervelt (compare to Red Wing; Lake City; Winona)
- 1861-64 Civil War
- 1864 "A Pleasant Drive," in *Lake City Leader*
- 1868 Lakeside Hotel advertised in *Lake City Leader*
- 1870 Lewis Garrard moves to Lake City
- 1870 Photographer Joel Whitney produces *Frontenac Album*
- 1871 Railroad service opened from Red Wing to Winona
- 1872 Frontenac Station townsite plat
- 1872 National Economic Panic
- 1880 Resurgence of newspaper ads for Lakeside Hotel
- 1880 Old Frontenac population 104
- 1891 Ursuline order builds Villa Maria Academy south of townsite
- 1901 Israel Garrard dies; *St. Paul Globe* and *Minneapolis Journal* features
- 1903 Country Club redevelopment proposal
- 1906 Christine Schaller purchases Lakeside Hotel as Frontenac Inn
- 1916 Caryl B. Storrs "Visitin Round In Minnesota" (travel column)
- Automobile Club and State of MN promote scenic southern MN drives
- c. 1915 Frontenac Quarry closes
- 1928 George Wood Garrard dies in Pasadena
- 1933 Frances Densmore "The Garrards and Old Frontenac"
- 1936 *WPA Guide to Minnesota*
- 1938 Christine Schaller dies in Frontenac
- 1939 State Historical Convention includes "The Lure of Old Frontenac"
- 1939 Florence Inn becomes Methodist camp
- 1942 Wm. J McNally, "A Trip to Old Frontenac" (travel column)
- 1954 Frontenac State Park
- 1973 Old Frontenac Historic District listing
- 2001 Frontenac Town Hall NRHP listing
- 2003 Frontenac Survey (Hoisington): 44 properties
- 2019 Old Frontenac 160-Year Celebration

Potential Frontenac Historic Contexts

1. Landscape setting

Specific natural features with historic or cultural significance

2. Native American occupation

3. Community Planning and Development

4. Transportation

Steamboat

Rail

Early automobile touring promoted by State of MN and AAA

5. Industry and Trade

Stone quarry; lime kiln

6. Immigration and permanent white settlement

7. Agriculture

8. Commerce

See resort development

9. Education

Villa Maria Academy (outside townsite)

10. Religion

Christ Church; Campbelite Church; Methodists

11. Social and cultural institutions

12. Recreation and entertainment

Resort development, ca. 1868-1938

13. Significant individuals

Garrard family

15. Architecture

19th-century Greek Revival, Italianate, and vernacular examples

Also Consider:

- Local, state, regional, national contexts
- Chronological period for each
- Current integrity of each resource within the context

Integrity

Integrity is the ability of a property to convey its significance.

Seven aspects:

- Location
- Design
- Setting
- Materials
- Workmanship
- Feeling
- Association



Condition as an aspect of integrity of design and materials



Research Resources

Landscape/Community

Local histories: published/unpublished

Local historians

Land Records: state, county, local

Historic newspapers: newspapers.com; MN digital newspaper hub, LC

Historic maps and photographs

Previous studies, including those of area communities

Individuals

State and Federal census records

Manuscripts

ancestry.com

MISS M. H. GARRARD DIES IN BELLPORT

Was Active in Many Women's Groups—Services Tomorrow.

Bellport, Dec. 31.—Miss Margaret H. Garrard, a prominent local resident, died at her home here Saturday after a long illness. She was 77 years old and a native of the Middle West, having lived in Cincinnati, Washington, Morristown and New York before coming here 35 years ago to establish her home.

Mrs. Garrard was especially active in the interests of women's suffrage during the early days of the movement and during the World War she turned a part of her beautiful home here over to the Red Cross. Before her illness she was active socially and was well known for her several philanthropies. She was a member of the Seamen's Church Institute, the Colony Club, the Travelers Aid Society and the S. P. C. A. of New York, the Bellport Garden Club, the Red Cross, the Memorial Library Association and the Women's Guild of Christ Church of the village.

Funeral services will be conducted tomorrow at 11:15 A. M. in Christ Church. Burial will follow in Woodland Cemetery.

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GEORGE W. GARRARD RITES HELD AT PASADENA.

Funeral services for George W. Garrard, who died last Sunday at his winter residence in Pasadena, California, were held Saturday at Pasadena. Interment probably will be at the family burial grounds at Frontenac, Minn., later. Mr. Garrard was well known in Twin Cities, and had made his home at Frontenac, Minn., for many years. He was a son of General Garrard, founder of the Garrard Estates at Frontenac. He is survived by his widow and three daughters.

Family Connections

LAKE-SIDE HOTEL,

Frontenac, Minn.

W. CARROLL, Proprietor.

This delightful summer resort, situated on Lake Pepin, at steamboat landing, will be open for the season of 1869 on and after June 15th.

This Hotel is the most conveniently located of any in the Northwest to the best Grouse Shooting, Deer Hunting, Lake and Trout Fishing. Sail and Row Boats, Fishing Tackle, Horses and Carriages, &c.

April 1868 *Lake City Leader*

Determining Period of Significance

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They are sure to please in Style, Fit and Price

SUMMER RESORTS.

Frontenac, Minnesota,

(The Newport of the Northwest).

LAKE-SIDE HOTEL AND COTTAGES.

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P. S.—Circular references can be had by calling at the office of this paper.

LAKESIDE, WIS.

Lakeside Cottages.

During the winter of 1878-80 an elegant new hotel building and additional cottages have been erected, thereby increasing the capacity of Lakeside, so that two hundred guests can be comfortably entertained. Large and elegant dining hall, drawing and reception room, billiard room, bowling alley, stabling and carriage house, telegraph, row boats, etc. Located on Lake Pewaukee. Terms: \$2.50 per day, \$14 per week. Address D. W. FOWLER, manager, 2412 Wisconsin street, Milwaukee, or Harward P. O. Wis.

FRONTENAC, MINNESOTA.

LAKE SIDE HOTEL.

First-class in all its appointments; the finest location in the State, in the midst of the most beautiful scenery of Lake Pepin; sail and row boats,ivery, billiards, bath houses, etc.

G. F. SHEARS, Proprietor.
Formerly of the Clifton House, Niagara Falls.
(Extracts from Letters.)

"I regard Frontenac as one of the most attractive places in my diocese. The scenery is beautiful, the water and air good, climate healthy and invigorating. It is a place of many charms for the tourist, sportsman and invalid."

"H. B. WHITTLE, Bishop of Minnesota."

"We spent last summer at the Lake Side, and a lovelier spot, and more attractive society and surroundings I would be hard to find. Mr. Shears has a rare faculty of making it a home for his guests, and that, too, at reasonable rates."

J. C. FAHEY, Manager.
Address Frontenac, Minnesota.

FRONTENAC, MINNESOTA.

Best resort in the Northwest, situated on Lake Pepin, amid the most beautiful scenery of the State, and opposite Rush river, one of the best fishing grounds in the world (fishing free to all). Amusement of Maiden Rock, of romantic things, bowling, billiards, archery, and recreation and amusement on hotel grounds. Bus meets and St. Paul Railroad. Open to all. J. C. FAHEY, Manager.

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The Blue Ridge,

"THE LAND OF THE SKY."

THREE THOUSAND FEET UP.

HEALTH, COMFORT, QUIET.

The most Magnificent Scenery in the Blue Ridge

Rooms new and furnished newly. Terms moderate. References in New Orleans—Col. R. T. Buckner, Mr. Harry Flash, Mr. W. L. Cushing, the Rev. Dr. Thompson, and others whose families spent the last summer in this charming retreat.

For full particulars and terms address
MAJOR JOHN E. THOMPSON,
"Laureldene Farm," Horse Cove P. O.,
Macon Co., North Carolina.

SUMMER RESORT.

The people of Minnesota claim that Frontenac, Lake Pepin, rivals the most celebrated watering places of the East in the scenery, climate, drives, boating, bathing, fishing, sporting and good hotel accommodations, and have named it the **"Newport of the Northwest."**

"Current Notes," *Boston Daily Globe*, July 10, 1873

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THE

LIFE AMID LEAFY BOWERS

GAY SUMMER EXISTENCE AT THE NORTHWESTERN RESORTS.

•The **"Newport of the West."** Otherwise Geneva Lake, the Favorite Resort of Chicago Schoolmams—The "Quid" as a Feature of Summer Life—Yacht Racing at Minnetonka—Veterans at Fox Lake—The Season at Oconomowoc—Notes from Various Neighboring Resorts.

GENEVA LAKE, Wis., July 28.—[Special.]—Who christened Lake Geneva "The **Newport of the West**"? Surely one who had never been tossed in that caldron of fervid humanity which seethes on the Rhode Island shores of the Atlantic. **Newport** is in itself a social system—a State. Its Italian fruit-venders and organ-grinders, its book agents and "bookmakers" (the latter may be called "road agents"), its fortune-seekers and fortune-tellers—these, together with the few desperate ones who are impatient in the pursuit of health and rest, make up as cosmopolitan

arrival at the Spring City Hotel. The arrivals today were more numerous than on any preceding day this summer.

A GAY WEEK AT MINNETONKA.

Life at the Northwestern Resort Brightening Up a Bit.

LAKE MINNETONKA, Minn., July 28.—[Special.]—The last week has been rather gayer than any other during the summer, and the hotel registers show pages of arrivals from all parts of the country.

Tuesday evening the gentlemen at the Lafayette gave an enjoyable german, led by Mr. W. Burwell.

The Minnetonka Yacht Club went on its annual cruise the 21st. Contrary to custom in boat races, this club has a rule that each yacht must carry at least one lady or it cannot compete for the prize, and this rule adds greatly to the interest and enjoyment. The *Volante*, owned by Mr. Burton, was the winner.

Commodore Zimmerman of the Lake Minnetonka Navigation Company has sent in his resignation, to take effect in the fall. The necessity of this step is generally regretted, for the Commodore is one of the characters of the lake.

Maj. George R. Camp is building a pretty

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"Newport of the Northwest"

Chicago Tribune, July 29, 1888

COUNTRY CLUB AT FRONTENAC

OPTIONS SECURED ON GENERAL
ISRAEL GARRARD PROPERTY.

Twin City Promoters Plan Establish-
ment of a Modern Club on Historic
Ground — Membership Will Be
Limited to 300 — Site at Lake
Pepin.

A plan to establish a country club
at Frontenac is being matured by a
number of twin city men. These men
have already secured an option on the
General **Israel Garrard** estate. There
are ten acres of wooded land jutting
into Lake Pepin, with a hotel, dance

per day; \$7.00 per week; bus 20c a trip.
WRITE OR PHONE T. C.

FRONTENAC INN

The Delightful Summer Resort on
Beautiful Lake Pepin Inn, Cottages
and surround-
ing park have been greatly improved
and beautified. Fishing, boating, croquet,
tennis and dancing are the amusements.

Miss **Garrard** Here From South



Miss Katherine Garrard ALMA FORCUM/T
LEE BRON.

MISS GARRARD of Frontenac, Minn., has arrived in Minneapolis to
spend a month with her brother-in-law and sister, Mr. and Mrs. Lewis
H. Starnes, 2030 Penn avenue south. Miss Garrard came here from Palm
Beach, Fla., where she spent the winter with her parents, Mr. and Mrs.
George Garrard.

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Identifying owners and designers



Minneapolis Morning Tribune
10 Nov 1915:8



Grange Advance
1877

CORRESPONDENCE.

Contributions for this department are respectfully solicited, and those who aid us in this manner will have our thanks. We have only to ask writers to avoid personalities and abuse.

Occasional Letters.

HASTINGS, Minn., June 27, 1877.

Editor Grange Advance :—As we promised to give you a few items while we were swinging around the circle we will now proceed to do so. Leaving your city a few days since we visited

FRONTENAC.

Which we found quiet as usual ; more so if possible. In the old town down by the lake side everything appears precisely as many southern towns did during the war (and since the war, for that matter,) that is decidedly seedy. No particular improvement in any direction and streets growing up with weeds. We noticed sundry cows feeding quietly on the sidewalks and, from their appearance, inferred that they were getting a good comfortable living and were not troubled about the future. Down at the lakeside hotel everything looks desolate enough. Buildings all closed up with one exception. We stopped on the hill a moment to look at Gen. McLean's beautiful grounds, and though other property may go to seed it is quite evident that *his* will not. The General has as fine a place as there is in this upper country and means to keep it so. One cannot help but think that it is a thousand pities that Frontenac should not go ahead, for it is certainly a beautiful spot naturally. From here we go in a sail boat across the lake to

MAIDEN ROCK,

a thriving, wide awake little town, and find it possessing an air of business and

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