



HISTORIC RESOURCES PLAN

FEBRUARY 2004



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EXECUTIVE
SUMMARY

Seattle's historic park resources are an important and irreplaceable component of the park system. This plan establishes a framework for providing the special attention these historic resources deserve.

Since 1884, Seattle's parks system has enjoyed several periods of enthusiastic expansion. Perhaps the most influential occurred with adoption of the 1903 and 1908 plans of the Olmsted Brothers, which prompted a flurry of park acquisition and development. Thanks to the labor made available by the WPA in the wake of the Great Depression, many of the envisioned buildings and structures were realized. The Forward Thrust bond, passed in 1968, and the Pro Parks levy of 2000 are more recent examples of park acquisition and development.

This robust history has left a remarkable legacy. Seattle's historic park resources tell the story of the City's growth and change. While the park system will continue to grow and change over time, it is important to recognize and protect those elements that the community values. Additionally, thanks to the Olmsted Brothers' vision, Seattle's parks constitute an integrated network, which magnifies their importance to the City.

Recognizing the importance of historic park resources and the threats and opportunities associated with them, this plan first describes the historic context of park development and then presents an analysis of various categories of historic resources. Finally, the plan proposes the following nine strategies for park historic resource management:

1. Communicate historic resource policies and practices with other City departments and interest groups.
2. Conduct a preliminary inventory of historic and cultural resources.
3. Undertake designation of clearly eligible resources.
4. Establish guidelines for the treatment of historic resources.
5. Establish criteria and explore options for establishing multiple resource designations for appropriate categories of Parks and Recreation historic resources.
6. Establish multiple resource designations for appropriate resource categories.
7. Designate individual parks and/or elements within the multiple resource designations as opportunities arise.
8. Ensure that internal design review processes for improvements to parks consider historically significant resources.
9. Continue to train staff regarding historic resources and allocate resources for adequate maintenance.

To completely address the needs of historic park resources, it is also recommended that a plan similar to this one be completed in the near future to examine more recent influences, such as Forward Thrust and Pro Parks.

INTRODUCTION	PAST	IDENTIFICATION	PRESENT	IMPLEMENTATION	FUTURE
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1. INTRODUCTION TO SEATTLE PARKS AND RECREATION HISTORIC RESOURCES PLAN

From formal gardens to playfields, craftsman bridges, and utilitarian comfort stations, Seattle's parks boast a wealth of historic resources from nearly a century and a quarter of civic effort. Why is protecting the historic qualities of Seattle's park resources important today? What would we lose if we simply allowed our parks, playgrounds, and boulevards to change without any regard for their historic development?

For one thing, Seattle would lose an important part of its history and a sense of continuity with the past. The thoughtful observer wandering through its parks and boulevards can learn a lot about Seattle's values – how it views the relationship between human activity and the natural environment, the importance it places on active recreation and child development, and its pride in the City's civic spaces and monuments.

Also, valued historic resources are an important asset to build on. Experience has shown that new park improvements are more effective in the long run if they conserve and complement historic elements rather than obliterate them.

While social, physical, and technological conditions have changed over the past century, the value Seattle places on its parks has remained constant. Thus, the wise preservation of the historic and overall qualities of Seattle's parks is as relevant today as it has ever been.



The view from Kinnear Park in 1901.

“I do not know of any place where the natural advantages for parks are better than here. They ...will be, in time, one of the things that will make Seattle known all over the world.”
– John Charles Olmsted, 1903.



Beautiful Seattle. The Figure Eight in the Mt. Baker Park Boulevard, 1920.

PURPOSE

The purpose of this plan is to foster a better understanding of Seattle's historic park resources and to chart an effective course toward their conservation. It is a first step in the creation of a comprehensive resource management approach in which historic preservation objectives are addressed within the context of Seattle Parks and Recreation activities, from park planning and design to periodic landscape maintenance.

Furthermore, implementation of the recommendations will enable Parks and Recreation to take more proactive measures to preserve, rehabilitate, and restore historic resources in a timely manner, rather than responding to individual emergencies. The plan will also assist Parks and Recreation in working more effectively with the public and other City departments in cooperative efforts involving historic preservation objectives. By identifying resources and establishing clear policies and procedures, Parks and Recreation can send a clear and consistent message to its partners regarding historic resource management.

The intent of this plan is to set a planning framework that will balance the often competing interests of preservation, maintenance, and development by integrating preservation principles into longer-term planning. It will also serve as a resource and guide for Parks employees on historic resource management issues.

This plan catalogues the historic resources in Seattle's parks, presents background information on park heritage, serves as an educational resource, and recommends historic resource management strategies to implement the Seattle Parks and Recreation Plan 2000.

SPECIAL
CONSIDERATIONS
INHERENT IN
HISTORIC PARK
RESOURCE
MANAGEMENT

Three issues complicate historic park resource management efforts:

One – Treatment of Historic Landscapes. The treatment of a property recognized as historic is based on the defined historic character of its architecture or landscaping. For a park, landscaping is such an important part of its character that special methodology is required to identify and analyze historic landscapes, which involves design characteristics very different from those for buildings.

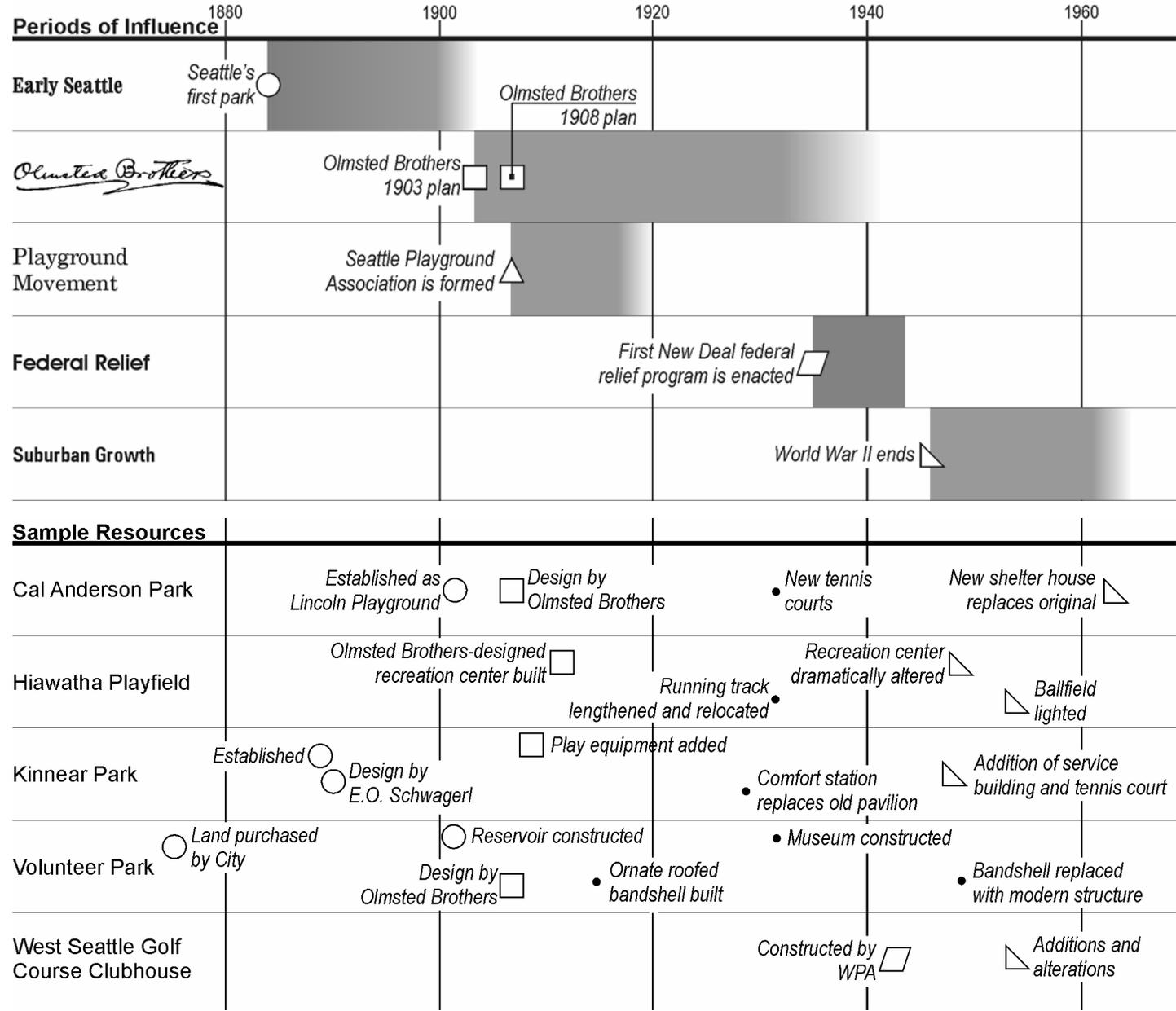
Two – Park Evolution. Parks change over time. As a park is developed over the years, different designers may be used, each leaving a distinct imprint on the landscape. Recreational preferences change, and a desire for a neighborhood playground may disrupt a previously formal park design. Plants die and are replaced, and park structures, which are often relatively temporary, are renovated, rebuilt, or replaced. The diagram on the following page illustrates the general periods of influence that give rise to Seattle's parks and identifies how these periods are reflected in a representative sampling of parks.

Because of this evolutionary process, most of Seattle's parks do not accurately reflect the details of their original design. This makes determination of historic significance difficult if each resource is examined individually. However, because of its place in the park system, a park resource, however altered, may retain substantial historic value and warrant special treatment.

INTRODUCTION

PAST IDENTIFICATION PRESENT IMPLEMENTATION FUTURE

Figure 1: Parks change over time and are developed during many different periods of influence.



Three – Significance of Park Elements, Parks, and Park Systems. Historic significance can occur at the element, individual park, or system-wide level. Therefore, the question of a resource's historic significance must be carefully considered.

Seattle's parks are more than a collection of unrelated green spaces. They are an integrated system in which the individual parks, playgrounds, and boulevards contribute to the City's fabric. And this fact, perhaps more than any other, provides the City's park and recreation system with its historic significance. The way an individual park contributes to the larger system's historic integrity can be seen as an important measure of its own historic significance.

This suggests employing a broader view of a resource's significance, one that considers not only a particular park or element as an historic artifact, but also examines the extent to which it performs its function or exhibits the design principles of the historic period of influence it represents. While some parks or elements may be clearly significant in their own right and worthy of landmark designation, other parks may be significant because they perform an important role in the system as a whole. Thinking in these terms broadens the notion of historic significance and suggests alternate means of resource management.

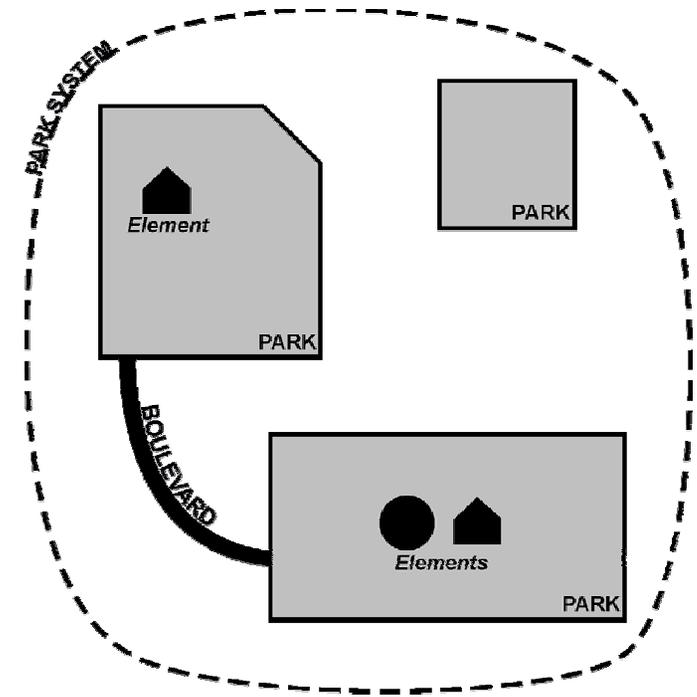


Figure 2: Historic park resources exist at three scales: system or category; individual park; or, element or structure within a park.

PROCESS

The *Seattle Parks and Recreation Historic Resources Plan* began with a careful consideration of the preservation planning process set forth in the *Secretary of the Interior's Standards and Guidelines for Preservation Planning*.

In the first step, the Project Team outlined a brief, detailed history of Seattle's park system, noting important milestones and influences.

From that historic context, the Team identified five periods of influence and determined what types of park resources were important within each period. Every resource type within each period of influence was then characterized using accepted characterization categories.

Finally, using this knowledge of existing historic resources, current Parks and Recreation policies, and park historic resource preservation goals, the Project Team, working closely with an ad hoc committee of local preservation experts, developed a set of recommended historic resource management strategies.

Process Summary

- Establish historic preservation goals.
- Develop historic context.
- Establish key periods of influence.
- Identify types of park resources within each period of influence.
- Characterize each resource group.
- Review characteristics with local architecture, landscape architecture and preservation experts.
- Review current *Seattle Parks and Recreation Plan 2000* historic resource policies.
- Develop historic resource management strategies.
- Review recommended plan with City staff and local preservation experts.

A NOTE ON
SECRETARY OF
THE INTERIOR'S
STANDARDS

The procedures and standards in this plan are intended to conform to the federal *Secretary of the Interior's Standards and Guidelines for Preservation Planning*, a set of preferred practices nationally recognized in the historic preservation profession. Conformance to these standards is important because they must be followed in preparing landmark designation nominations. The sidebar at right defines some terms common to preservation planning.

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

The Standards for [Preservation] Planning outline a process which determines when an area should be examined for historic properties, whether an identified property is significant, and how a significant property should be treated.

Preservation planning is based on the following principles:

- Important historic properties cannot be replaced if they are destroyed.
- If planning for the preservation of historic properties is to have positive effects, it must begin before the identification of all significant properties has been completed.
- Preservation planning includes public participation. The planning process should provide a forum for open discussion of preservation issues."

–from *Secretary of the Interior's Standards for Preservation Planning*.

Common Preservation Planning Terminology

Historic Context – a unit created for planning purposes that groups information about historic properties based on a shared theme, specific time period and geographical area.

Significance – the meaning or value ascribed to an historic property based on predetermined and specific criteria for evaluation.

Historic Property – a district, site, building, structure or object significant in American history, architecture, engineering, archaeology or culture at the national, State, or local level.

District possesses a significant concentration, linkage, or continuity of sites, buildings, structures, or objects united historically or aesthetically by plan or physical development.

Site is the location of a significant event, a prehistoric or historic occupation or activity, or a building or structure, whether standing, ruined, or vanished, where the location itself possesses historic, cultural, or archaeological value regardless of the value of any existing structure.

Building is created principally to shelter any form of human activity... [and] may also be used to refer to a historically and functionally related unit, such as a courthouse and jail or a house and barn.

Structure is used to distinguish from buildings those functional constructions made usually for purposes other than creating human shelter.

Object is used to distinguish from buildings and structures those constructions that are primarily artistic in nature or are relatively small in scale and simply constructed.

A NOTE ON HISTORIC LANDSCAPE CHARACTER

Because so much of a park's historic character is dependent upon its landscapes, it is particularly important to define a park's landscape qualities in a consistent manner. The National Park Service has identified the following characteristics with which to characterize landscapes:

Spatial Organization is the arrangement of elements creating the ground, vertical, and overhead planes that define and create spaces.

Natural Systems and Features include natural aspects that often influence the development and resultant form of a landscape.

Views and Vistas are features that create or allow a range of vision which can be natural or designed and controlled.

Circulation includes spaces, features, and materials that constitute systems of movement.

Buildings and Structures are three-dimensional constructs such as houses, barns, garages, stables, bridges, and memorials.

Constructed Water Features are the built features and elements that utilize water for aesthetic or utilitarian functions.

Vegetation includes indigenous or introduced trees, shrubs, vines, grounds covers, and herbaceous materials.

– from *A Guide to Cultural Landscape Reports*, National Park Service.

Chapter 3, Identification, describes the landscape characteristics common to each period of influence in Seattle's history.

Landscapes

"Landscape characteristics include tangible and intangible aspects of a landscape from the historic period(s); these aspects individually and collectively give a landscape its character and aid in the understanding of its cultural importance. Landscape characteristics range from large-scale patterns and relationships to site details and materials. The characteristics are categories under which individual associated features can be grouped. For example, the landscape characteristic, vegetation, may include such features as a specimen tree, hedgerow, woodlot, and perennial bed. Not all characteristics are always present in any one landscape."

– from *A Guide to Cultural Landscape Reports*, National Park Service.

Buildings and Structures

"Every old building is unique, with its own identity. Very simply, the terms "visual character" or "architectural character" refer to all those distinctive tangible elements and physical features that comprise the appearance of every historic building. Character-defining aspects of a historic building include its shape, materials, features, craftsmanship, decorative details, interior spaces and features, as well its site and environment."

– from *The Walk Through: Identifying the Visual Character of Historic Buildings*, National Park Service.

CONTENTS

The plan is organized into six sections:

1. **Introduction**
2. **Past** chronologically summarizes the key events and trends that shaped the present park system.
3. **Identification** identifies periods of influence of park development, describing the design principles and elements generally characterizing each period. This section also catalogs parks, playgrounds, boulevards, parkways, buildings, and structures developed during each period of influence.
4. **Present** briefly lists Seattle Parks and Recreation's current historic resources policies, as described in the *Seattle Parks and Recreation Plan 2000*.
5. **Implementation** recommends strategies for managing Parks and Recreation's historic resources. These strategies include possible multiple-property (thematic) nominations and in-house preservation policies and guidelines that incorporate the *Secretary of the Interior's Standards for the Treatment of Historic Properties*.
6. **Future** recommends the next steps to be taken by Seattle Parks and Recreation in its historic resource management efforts.

A Note to the Reader

The choice of the period prior to 1964 for the current effort was an attempt to identify and invigorate those park resources eligible to be considered for historic designation in the next few years. The National Register of Historic Places typically only includes features that are at least fifty years old.

Because of the Forward Thrust movement in 1964, extensive expansion of the Seattle park system occurred after 1968. A number of park resources from the Forward Thrust period will one day, in their turn, be considered historic.

2. HISTORY OF SEATTLE'S PARK SYSTEM

Parks have been a major part of life in Seattle since its earliest days. Barely three decades after the landing of the Denny party, Seattle established its first public park. Since then, parks have been added in several bursts of acquisition and development, averaging 2-1/3 parks – or 40 acres – per year.

Perhaps the single greatest influence on Seattle's parks is the City's magnificent natural setting. This lush environment has inspired both an appreciation of nature and a conservation ethic. Throughout the years, Seattleites have shown a genuine affection for their park system and a serious commitment to providing the wide range of recreational opportunities Seattle offers its citizens. Seattle's park system today – one of the most extensive in the nation – is a reflection of this affection.

This chapter outlines the history of Seattle's park system and relates it to contemporary events and ideas both within and outside of Seattle. This history provides the context for examining Seattle's park resources, evaluating their historical significance, and establishing a management strategy.

Important Ideas

Even though early Seattle residents were many hundreds or thousands of miles from other major cities, concepts and ideas that originated in other parts of the country had an enormous impact on Seattle's development. From the City Beautiful Movement to post-World War II suburbanization, Seattle's attitude towards its parks and recreation system has changed over the years under the influence of outside events.

On the following pages, the important ideas that played a role in shaping Seattle's parks and recreation system are highlighted to give depth and understanding to changing circumstances and attitudes.



Growth of Seattle's Park System

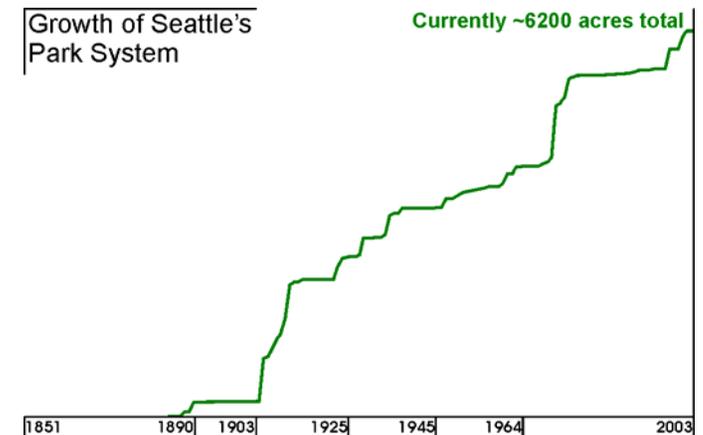


Figure 3: Parks Growth, overall.
NOTE: The line is only an approximation.

1851-1890

On November 13, 1851, at Alki Point, the first European American settlers arrived in what is today Seattle. They quickly got to work establishing a settlement, negotiating with native residents, and sparking commerce. By 1880, Seattle citizens had opened a saw mill, founded a university, started a newspaper, established a library, opened a hospital, built a theatre, and created a lively city of 3,533 residents.

1884:
Denny Park established, to be managed by three park commissioners

In 1884, 33 years after settlement, Seattle initiated its parks system. David Denny donated a 5-acre tract of land to the city, stipulating that the land, which was a cemetery at the time, be converted to a public park. Ordinance 571 accepted Denny's land donation, made allowances for its conversion from a cemetery to a park, and even included provisions that three park commissioners be appointed to oversee the conversion.

1887:
Board of Park Commissioners appointed by Council

The first Board of Park Commissioners was established by ordinance three years later. This three-member Council-appointed board was charged with all management responsibilities of the young Seattle park system.



1889:
Aftermath of the Great Seattle Fire

The small number of parks added during this period is due largely to the view of the City Council that park land acquisition was unnecessary and impractical – unnecessary because of the natural forest-like beauty of Seattle and the vast amount of available undeveloped land, and impractical because of the lack of funds.

On June 6, 1889, Seattle residents watched their hard work burn to the ground as the Great Seattle Fire tore through more than 25 downtown blocks.

Pioneers

Seattle's early history is the colorful story of pioneering hardships, industrial entrepreneurs, real estate developers, and railroad barons. Abundant natural resources and an accessible harbor paved the way for rapid growth. Pictured here is Pioneer Square on June 5, 1889, the heart of the City just a day before the Great Fire. What ultimately distinguished Seattle's urban development from other cities of the period was the relatively early planning and development of a large and varied system of parks and parkways.



Growth of Seattle's Park System

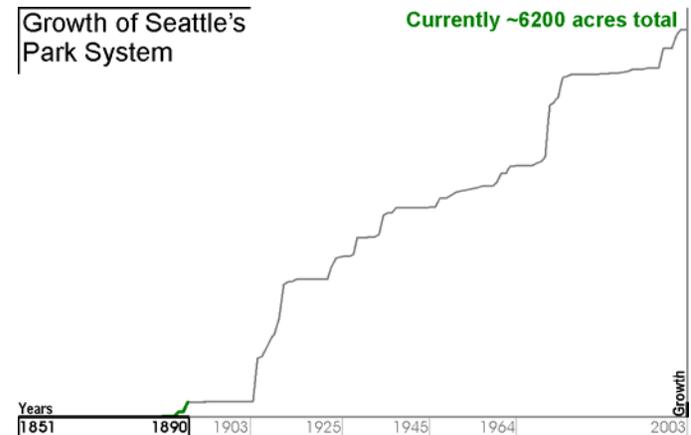
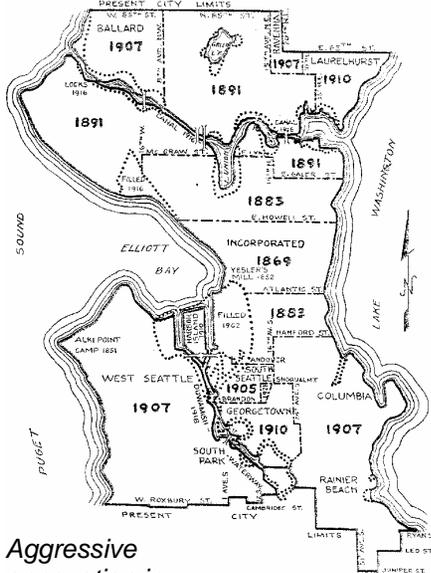


Figure 4: Parks Growth, 1851-1890.
NOTE: The line is only an approximation.

1890-1903

By 1890, Seattle's population had skyrocketed to 42,837 and would nearly double in the 1890's. This rapid population growth and city expansion, coupled with the nation-wide City Beautiful and Urban Parks Movements, prompted a concern for the loss of open space and a desire for planned recreation.



Seattle's first home-rule charter, in 1890, included establishment of the City's first parks fund, whose sources were bond sale proceeds, gifts, Council appropriations, and 10 percent of the gross receipts from all fines, penalties, and licenses. It also increased the number of Park Commissioners from three to five. The Board of Park Commissioners was responsible for all park management, but the Council retained the authority to purchase property.

During the four-year tenure of Seattle's second Parks Superintendent, E. O. Schwagerl, the City adopted its first parks comprehensive plan, which included green spaces at each corner of the city and a boulevard connecting Woodland Park, Ravenna Park, and the new University of Washington campus.

Despite this effort, little was done to expand Seattle's parks system, and in 1896 a new home-rule charter redefined the Board of Park Commissioners, transferring all parks responsibilities to the City Council.

Because of these administrative changes, the City added few new parks and recreation space to the system during this period. That would change in the years to follow, as City Beautiful-inspired landscape architects, the Olmsted Brothers, would make their mark in Seattle.

Aggressive annexation in Seattle's early years

1890:
Parks fund established

1892-1896:
First Parks Comprehensive Plan

1900:
Cotterill publishes a map detailing Seattle's bicycle paths

City Beautiful



The City Beautiful Movement was a well-articulated theory of planning a total city inspired by the beautiful "white city" built for the 1893 Chicago's World's Fair. The underlying philosophy was that a clean and beautiful city would be reflected in a good

and perfect society. In this premise, the City Beautiful Movement perfectly matched the emerging profession of landscape architecture and its nationwide advocacy for urban park systems. The Urban Parks Movement that emerged was founded on the social principle that the creation of parks would replicate within the city the "good and wholesome" environment of the country.

Growth of Seattle's Park System

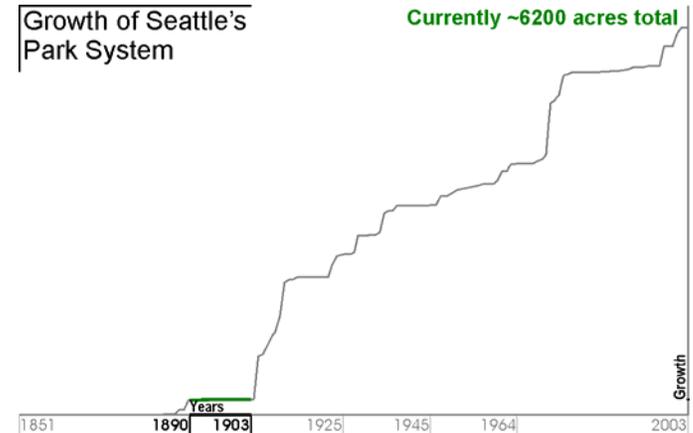


Figure 5: Parks Growth, 1890-1903. NOTE: The line is only an approximation.

1903-1925



Men stroll in Denny Park before the Regrade

Circumstances at the beginning of the twentieth century were a catalyst for substantial parks expansion in Seattle. Money from the Klondike Gold Rush helped make Seattle, with a population of roughly 200,000, a well-established and wealthy city. Public support for parks grew and was further stirred by a full-page article in the *Seattle Post-Intelligencer* titled "Let Us Make a Beautiful City of Seattle."

Just seven years after the new city charter shifted parks responsibility to the Council, a charter amendment re-established the Board of Park Commissioners. While the Council retained the authority to approve the purchase of property, the Board was given all park management responsibilities, as well as exclusive authority to spend park fund monies.

1903:
Olmsted Brothers plan is adopted

By autumn of 1903, Seattle's City Council adopted *A Comprehensive System of Parks and Parkways*, a plan prepared by the Olmsted Brothers. The plan mixed formal landscape concepts with preservation of natural areas, added playgrounds and playfields, and featured a system of boulevards encircling the city. Bonds totaling \$4 million (about \$75 million in 2002 dollars) funded the plan and sparked a flurry of aggressive land purchases that would enlarge Seattle's park system by 900 percent over the next 20 years.

1906:
\$500,000 parks bond

1907:
Ballard, West Seattle, Columbia City and Rainier Beach are annexed

1908:
\$1,000,000 parks bond

Implementation of the 1903 plan – 28 improved parks, 12 equipped playgrounds, 12 unimproved playgrounds, and 15 miles of scenic boulevards -- represents almost 40 percent of Seattle's current park system, which today includes roughly 6,200 acres of parks and recreational facilities.

Olmsted Brothers

Continuing in the footsteps of their pioneering father, Frederick Law Olmsted, Sr., John Charles Olmsted (pictured) and Frederick Law Olmsted, Jr., refined and popularized Olmstedian notions of landscape design. Though these notions sprung from a youth spent in rural New England, with large rolling lawns and picturesque scenery, Olmsted, Sr. believed in the natural landscape, and a design that was tailored to its particular location. Founded in 1858 and headed by the step-brothers upon the retirement of their father, the Olmsted Brothers firm became a popular choice for landscape design and was soon commissioned for jobs across the country.

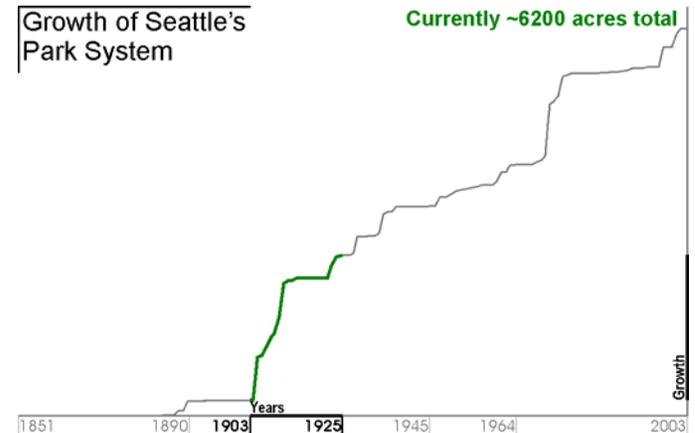


Figure 6: Parks Growth, 1903-1925.
NOTE: The line is only an approximation.

1903-1925

1908:
Supplemental parks
report by Olmsted
Brothers



1909:
Alaska Yukon and
Pacific Exposition

1910:
\$2,000,000 parks bond

1912:
Bogue plan fails

1912:
\$500,000 parks bond

1925 and 1926:
Parks Department is
restructured to reflect
the economic times

In the early 20th century, Seattle's burgeoning population had few public playgrounds and no supervised recreation programs. To address these needs, the *Supplemental 1908 Olmsted Brothers Plan* emphasized active recreation projects, including Lincoln Park (now Cal Anderson Park) and the Collins, Miller, and Hiawatha Playfields. A \$2 million bond for parks acquisition was passed by voters in 1910.

In 1909, Seattle hosted the Alaska Yukon and Pacific Exposition on the largely undeveloped future campus of the University of Washington. The Exposition site, key components of which are visible today, is one of the best examples of Olmsted's design principles in Seattle.

In March 1912, the *Supplemental 1908 Olmsted Brothers Plan* went to the voters as part of Virgil Bogue's comprehensive plan for ambitious regional parks expansion, among other civic improvements. Under separate votes, Bogue's scheme failed, while the Olmsted Brothers' plan passed by an overwhelming majority. The \$500,000 parks bond, targeted primarily for development, also passed in 1912.

The Olmsted Brothers' plans fueled enormous enthusiasm for parks expansion in a booming Seattle. But, as the years passed and excitement over the Olmsted Brothers plans dwindled in the post-World War I era, concerns about funding the park system emerged, prompting two decades of administrative reform.

The City charter was amended in 1925, forbidding the purchase of property for parks beyond available funding. In 1926, a committee analyzed ways in which parks, schools, and the community could cooperatively combine their efforts toward providing recreational open space.

Playground Movement

As part of the larger progressive social movement occurring at the turn of the twentieth century, the Playground Movement advocated neighborhood playgrounds in which children could participate in supervised recreation. The movement was fueled by the notion that a good and upright society would begin with clean and disciplined children. Founded in 1908 by Austin E. Griffiths, the Seattle Playground Association advocated a playground "within walking distance of every child". At right is Hiawatha Playfield in 1914, designed by the Olmsted Brothers and completed in 1910.



1925-1945

1931:
10-year parks plan to
better utilize facilities

The City's pride in its park system is evident in newspaper articles of the 1930's. Despite this obvious pride, the park system, like most institutions at the beginning of the Great Depression, was short of funds. These funding restrictions were reflected in a 1931, 10-year parks plan by E. R. Hoffman that tried to better utilize existing park facilities, add space to those parks in need, and purchase property in areas of the City lacking park facilities.

1935:
WPA is established

Then the Works Progress Administration and other state and federal relief programs stepped in. Hoffman's 1931 parks plan provided the guidance that made preservation of the Olmsted Brothers system a priority. The WPA provided workers and funds to support numerous park development, restoration and infrastructure projects. WPA workers constructed several prominent park buildings and structures, and without WPA help, Seattle's park system would have suffered from neglect.



1945:
Highland Park
Playground served as
a temporary military
facility during World
War II

By 1940, Seattle's population had risen to 368,302. With World War II, the demand for recreational programs for military personnel and their families was tremendous, and Seattle's parks were needed by the military for temporary wartime facilities. The Parks Department responded with expanded programs and the creation of a cadre of recreational professionals. The 1944-1946 Federal Lanham Act grant provided funding for recreation leadership programs and improvements to areas where servicemen had been stationed or processed.

Continued city growth, coupled with the severe strain of military occupation, highlighted the need for expansion of Seattle's park system in the years following World War II.

Federal Relief



The Works Progress Administration (WPA) was one of several relief measures put in place to stem massive levels of unemployment during the Great Depression. The WPA appropriated funds and created projects to employ millions of Americans in fields as varied

as highway and building construction, slum clearance, rural rehabilitation, and reforestation. Pictured are two Seattle men replacing a retaining wall along Gilman Avenue on Queen Anne Hill. Nationwide, from 1935 to 1943, the WPA built 651,087 miles of highways, roads, and streets; and constructed, repaired, or improved thousands more bridges, public buildings, parks, and airports.

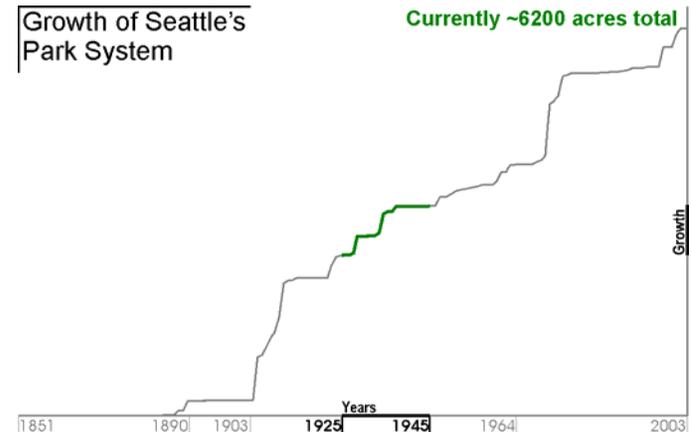
Growth of Seattle's
Park System

Figure 7: Parks Growth, 1925-1945.
NOTE: The line is only an approximation.

1945-1964

Seattle emerged from World War II with a population of over 400,000 and an enthusiasm for parks. The City's development accelerated as explosive post-war population growth created a demand for new housing and shopping centers throughout the region.

1946-1948:
\$3.7M provided to fund parks improvements

In 1946 and 1948, Seattle parks benefited from an infusion of \$3.7 million from a \$1.2 million state grant and a \$2.5 million voter-approved park bond. Then, in 1950, the joint cooperative planning between schools and parks – recommended by the Olmsted Brothers – finally began with the Laurelhurst gymnasium and playfield.

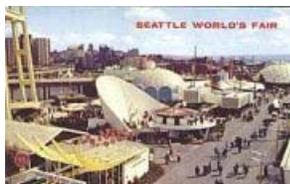
1950:
Park/school joint planning begins

The *1954 Preliminary Park and Recreation Plan*, part of the City Comprehensive Plan, reflected the good feeling of a nation emerging from years of hardship. The plan advocated recreation space based on population density, anticipating that these standards would lead to more parks in the denser parts of the city. However, the defeat of three multi-million dollar bonds over the next four years prevented the plan from becoming more than a vision.

1954:
Seattle's last broad-scale City comprehensive planning effort

1960:
\$4,500,000 parks bond

Parks received funding again in 1960 with the passage of the \$4.5 million Park Improvement Bond. As the nation began to recognize a new, decentralized form of urban development, focus shifted to the neighborhoods. Field houses became recreation centers and then community centers, each with its own volunteer advisory council to support the recreation staff.



1962:
Seattle hosts the World's Fair

With a population nearing a half million, demand for parks and recreation continued to grow throughout the 1960's.

Suburban Growth

In the years following World War II, America experienced a dramatic change in development patterns. Aided by the GI Bill, troops returning from the war purchased homes in record numbers, prompting a massive and immediate response in the home building sector. This growth in new home construction, coupled with increased automobile ownership and new freeways, expanded urban boundaries and forced many local governments to modify their policies to reflect this new larger city dimension. In Seattle, voters approved northern city expansion, the nation's first modern shopping mall opened its doors, and the Alaskan Way Viaduct was completed. Pictured here is Aurora Avenue looking north from 41st Street in 1951.



Growth of Seattle's Park System

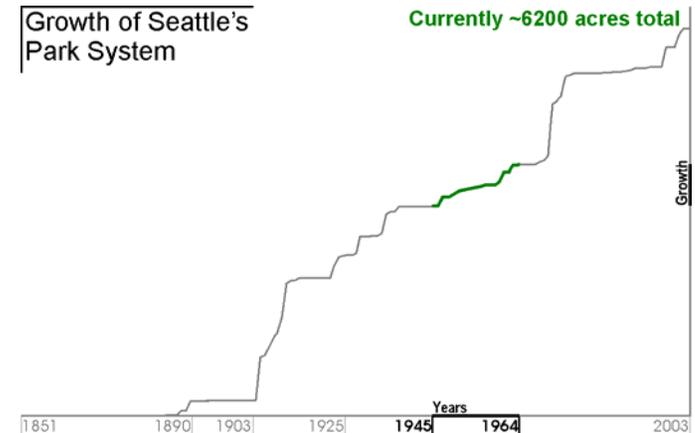


Figure 8: Parks Growth, 1945-1964.
NOTE: The line is only an approximation.

1965-2003

1968:
\$65 million Forward Thrust Bond passes for acquisition and development

A new era of parks expansion began with passage of the Forward Thrust Bond in 1968, which allocated \$65 million for specified parks projects over a twelve year period. With the help of matching funds and interest, by 1980 this \$65 million had increased to approximately \$120 million. These funds enabled the City to acquire major waterfront park land; improve existing parks; add playgrounds, playfields and neighborhood parks in every community; build swimming pools and recreation centers; construct an indoor tennis center; improve the zoo; build an aquarium; and, develop downtown parks. In fact, parks acquired during the Forward Thrust era account for roughly 40 percent of existing park space in Seattle.

1970:
"Boeing Bust" peaks

However, by the late 1970's, federal grants for park acquisition and development, so abundant in the early 1970's, had ceased to exist, while severe unemployment and economic depression in the region, fueled by a downturn in the nation's aerospace industry, reduced tax revenues. Massive budget cuts were made in the growing park system, especially in terms of grounds maintenance.

1984:
\$28 million bond for park improvements

Finally, after two decades of decline, Seattle began to grow again. Serious deterioration in the entire park system due to budget constraints prompted the voters to approve \$28 million for improvements in 1984 and \$41 million for open space and trails in 1989.

1989:
\$41 million Open Space and Trails bond

Today, Seattle is a city of roughly 560,000 people, still enthusiastic about their parks and recreation system, and still supporting it.



Homer Harris Park

Seattle Today

Seattle is a metropolitan center of commerce and culture, currently home to nearly 600,000 people, with a metropolitan population of over 3 million. From the beginning, Seattle's parks and recreation system has played an important role in developing the City's urban fabric and defining its identity. The result is a park system that rivals that of any other City; one that continues to provide Seattle citizens with varied, numerous, and enjoyable choices for recreation and amusement – a park system that will continue to thrive for years to come.

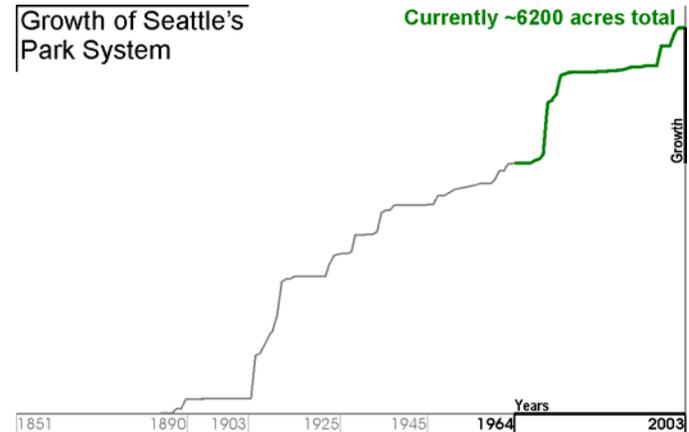


Figure 9: Parks Growth, 1964-2003.
NOTE: The line is only an approximation.

3. IDENTIFICATION AND CHARACTERIZATION OF HISTORICALLY-SIGNIFICANT RESOURCES

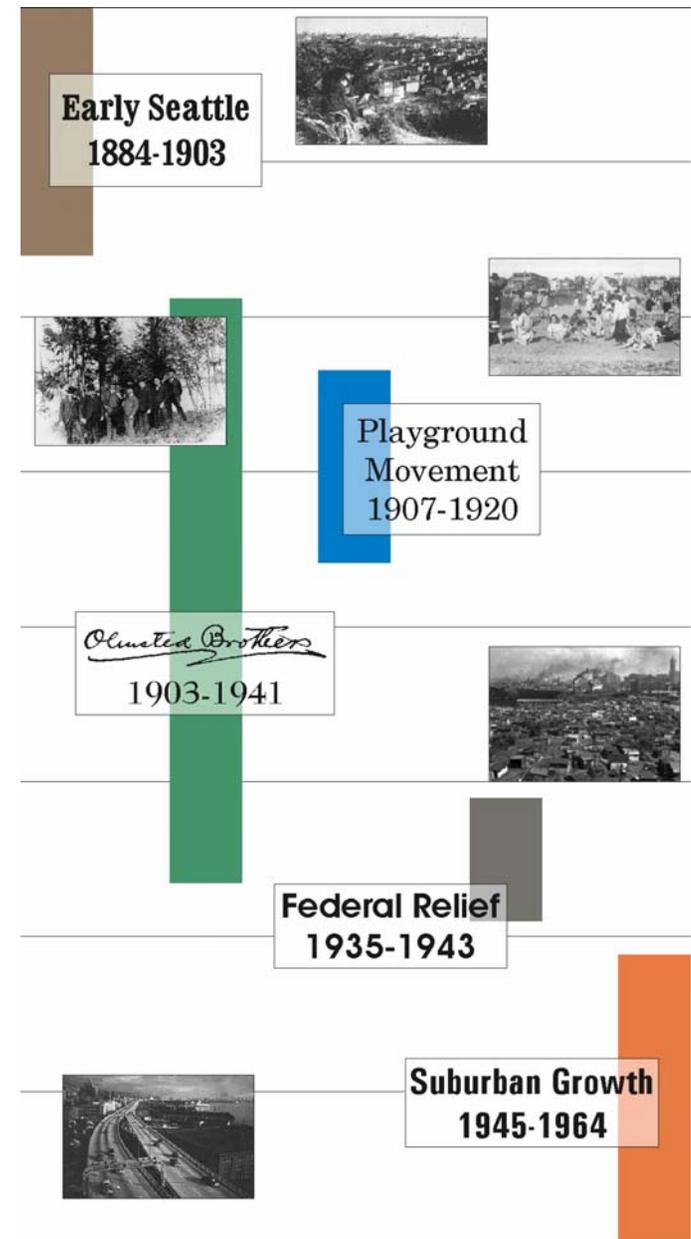
As we have seen, Seattle's parks have developed over the course of a long and varied history. In order to analyze the physical characteristics and significance of historic park resources, this plan focuses on five periods of influence:

- Early Seattle, 1884-1903
- Olmsted Brothers, 1903-1941
- Playground Movement, 1907-1920
- Federal Relief, 1935-1943
- Suburban Growth, 1945-1964

These five periods were chosen because each had a substantial impact on Seattle's park system. They may overlap and have indefinite boundaries, but they are a useful means for describing park and boulevard resources and guiding future decisions.

Using the five periods of influence and corresponding resource categories or groups, **this chapter outlines and summarizes the historic background and physical characteristics of each resource group** (for example, Early Seattle parks or Federal Relief buildings and structures). This provides a better understanding of what is important to maintaining each resource group's integrity. A partial listing of the most important historic resources for each resource group and a preliminary statement of significance are also included.

Figure 10 (at right):
Periods of influence for
Seattle's park system.



The physical characteristics of each resource group are described in terms of the following organizational elements and character-defining features, which were adapted from the *Secretary of the Interior's Standards for the Treatment of Cultural Landscapes, 1996*, and the landscape characteristics classification as described in the National Parks Service's 1997 *Landscape Lines Bulletin*.

For landscapes (parks, playgrounds and boulevards and parkways):

- spatial organization
- natural systems and features
- views and vistas
- circulation
- buildings and structures
- constructed water features
- vegetation

For buildings and structures:

- typical types and uses
- location and siting
- style
- materials and construction

The significance of each resource group is evaluated according to the following criteria:

- association with an important individual
- exemplification of distinctive design quality, style or method
- association with a significant social or economic period in history, or a particular event

EARLY SEATTLE 1884-1903

Early Seattle was a place for frontiersmen and fortune hunters; a lush evergreen landscape bordering an ample harbor. It is no wonder that late-nineteenth century Seattle attracted loggers, gold miners, speculators, and those bound to serve those occupations. Rapid urbanization soon followed, and by 1880, Seattle sported an industrial waterfront, a thriving downtown, and prosperous residential neighborhoods. An exponentially growing city with recent memories of a once-greener outskirts, Seattle in 1884 needed places for passive recreation and pleasant retreat.

To meet this demand, early speculative land developers established parks as part of their residential tracts. Many of these parks were privately operated before being later acquired by the City. Parks developed within their new neighborhoods improved the quality of life and, in turn, increased neighboring property values. Sometimes their new neighborhoods were served by a streetcar line that terminated at the park. Woodland, Madison, Madrona, and Leschi Parks are examples of parks that once attracted potential home buyers to take a Sunday streetcar ride for an afternoon of amusement and a tour of new home sites.

Parks developed during this period have changed over their century-plus existence. Though many of the parks established during this period still remain, very few retain their original design, and most of the landscaping and structures have been replaced. Private parks, such as Woodland Park, whose original intent was attraction and amusement, often featuring small zoos and carnival rides, became pastoral retreats when developed as public parks. Later, the plans of the Olmsted Brothers not only recommended new parks, but also incorporated existing parks into comprehensive systems, sometimes transforming them with new designs.



Guy C. Phinney's private streetcar at the 50th Avenue and Fremont Avenue entrance to Woodland Park, ca. 1895.

EARLY SEATTLE 1884-1903

Parks

Parks developed during Seattle's early years were a necessary addition to a growing urban area with people who sought to stroll, bike, or meditate. Since these parks were developed individually, and often privately, with the goal of enticing real estate sales or boosting property values, they did not belong to an organized system.

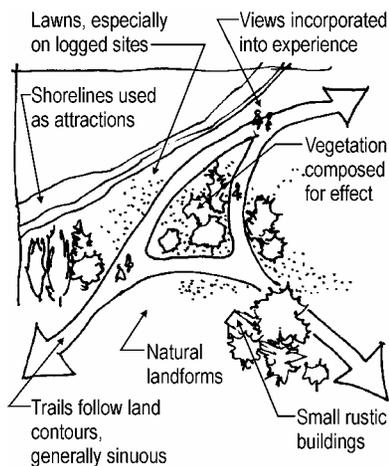
Physical Characteristics

Spatial Organization. The designs for Early Seattle parks were created for their visual appeal, with scenic approaches and lawns.

Natural Systems and Features. Though earth-moving technologies were available, the natural form of the land was typically retained or only slightly modified.

Views and Vistas. Views were universally appreciated and used whenever they were available. Several parks were specifically sited to take advantage of the region's spectacular views.

Figure 11: Some characteristics of Early Seattle Parks. Note that many of the design features anticipated Olmsted Brothers parks.



Circulation. Trails and bike paths typically followed the natural contour of the land. In Seattle, where hills and ravines are plentiful, the trails and paths were sinuous, achieving gentle slopes by following the contours.

Buildings and Structures. Buildings and structures located within the parks, such as benches, shelters and pavilions, were small, rustic in design, and constructed of commonly found local materials. However, certain parks featured larger structures in order to provide specific amenities, such as boat-houses, bathhouses, and dance halls. Children's play areas were also developed with assorted swings and slides.



Kinneer Park featured expansive lawns, paths that followed the land's contour, rustic benches, and native vegetation.



Structures in Early Seattle parks, such as this bench umbrella in *Kinneer Park*, were small in scale and rustic in design.

EARLY SEATTLE 1884-1903

Parks

Constructed Water Features. Creeks and shore edges were an attraction for leisure and play. Water fountains and reflecting pools were uncommon in Early Seattle parks, except in formal gardens.

Vegetation. Seattle was almost completely logged prior to major settlement. Those areas that could not be logged, such as Kinnear Park, became areas for the appreciation of the native vegetation of the Pacific Northwest. Young second-growth scrub was replaced with lawns, creating manageable open space for leisure.

Significance

Parks designed during Early Seattle are significant because of their role in fostering residential neighborhoods and because they incorporated topographic and scenic resources that were then of little commercial value to residents of Seattle. Many were developed to attract home buyers to unsettled properties in the area and took great advantage of views for this purpose. They also represent the transition from the frontier, with plenty of wide open space, to a more urban environment, where it is both necessary and desirable to set aside park land as an amenity to urban dwellers.

Intact Resources

Only one park, Kinnear, retains significant design characteristics from this period. This park is a designated Seattle historic landmark. Denny Blaine Park, ca. 1901, is extant, and still contains the original stone wall. In Denny Blaine Lake Park, there is an Ellsworth Storey-designed building from this era (the original real estate office).

Kinnear Park

Prompted by area residents, in 1889 George Kinnear sold his property to the City for \$1 for a public park. The site afforded a marvelous view of city, water and mountains.

In 1890, the Department cleared the park of underbrush, built winding paths down to the beach, and prepared flower beds. In the years that followed, lawns were created on plateaus, walks were developed, rustic seats were constructed, and a rustic parachute trellis seat was erected. The principal designer of the park was E. O. Schwagerl, Parks Superintendent.



EARLY SEATTLE
1884-1903

Parks



Bellevue Place, Belmont Place, Eastlake Triangle and Lakeview Place were dedicated in 1886 by the Borens as "...miniature parks, grass or places for drinking or other fountains, and for no other purposes whatever".

Table 1: Early Seattle Era Remaining Parks

Remaining Resources	Year Established	Year Developed	Architect/Designer	Historic Status ¹	Notable Features & Comments
Beacon Place	1896				Undeveloped.
Bellevue Place	1886				See note at left. Plat dedication.
Belmont Place	1886				See note at left. Plat dedication.
Blaine Place	1889	1890			
Boylston Place	1902				
Columbia Park	1891	1907			Simple "village green."
Dearborn Park	1887	1959	W. C. Hall		Land was a gift "for the purpose of park or pesthouse."
Denny Park & Playfield	1884	1884		S	The original elevation of the park was lowered when Denny Hill was regraded in the 1930's.
Denny Blaine Park	1901				Plat dedication.
Eastlake Triangle	1886				See note at left. Plat dedication.
Howell Park	1901	1930			Undeveloped.
Kinnear Park	1889	1890	E. O. Schwagerl	C	See description on page 17.
Lakeview Place	1886				See note at left. Plat dedication.
Leschi Park	1888	1908			Originally a private park, transferred to the City in 1908.
Madison Park	1890	1922			Originally a private park, transferred to the City in 1922.

¹ N=National Register of Historic Places; S=State of Washington Heritage Register; C=City of Seattle Landmark

EARLY SEATTLE
1884-1903

Parks

Remaining Resources	Year Established	Year Developed	Architect/Designer	Historic Status ¹	Notable Features & Comments
Madrona Park	1890	1927			Originally a private park, transferred to the City in 1908, and developed according to Olmsted Brothers design.
Marshall Viewpoint	1902	1904			Originally named Phelps Park in 1904. Includes Betty Bowen Viewpoint, designed in 1977 by Victor Steinbrueck, architect.
Pioneer Square	1889			C Pergola S, N	The Iron Pergola (on National Register) and underground comfort station were added in 1909. Located in the Pioneer Square Historic District.
Ravenna Park	1889	1911			Originally a private park, transferred to the City in 1911.
David Rodgers Park	1883	1910			Originally named Evergreen Park.
Salmon Bay Park	1890	1907			Annexed by the City in 1907.
Summit Place	1886				See note on previous page. Plat dedication.
Viretta Park	1901				Plat dedication.
Woodland Park	1889	1910			Originally a private park, purchased by the City in 1900.

¹ N=National Register of Historic Places; S=State of Washington Heritage Register; C=City of Seattle Landmark

OLMSTED
BROTHERS
1903-1941

The Olmsted firm was founded in 1858 by the famed New York City Central Park designer Frederick Law Olmsted, Sr. Upon the retirement of Olmsted, Sr. in 1895, the firm continued to practice under the leadership of his step-son, John Charles Olmsted, and his son, Frederick Law Olmsted, Jr. The firm's design philosophy over its 100 years was to enhance the personal experience of the outdoors by developing comfortable and usable, but especially scenic, experiences of the natural environment.

"In designing a system of parks and parkways the primary aim should be to secure and preserve for the use of the people as much as possible of these advantages of water and mountain views and of woodlands, well distributed and conveniently located."

– from *Original Report of Olmsted Brothers*, 1903 (taken from "Parks, Playgrounds and Boulevards of Seattle, Washington).

With gold rush money filling City coffers and aroused sentiment for public parks, Seattle contracted the Olmsted Brothers to develop a comprehensive plan for Seattle parks. In 1903, after John C. Olmsted and Percy Jones spent two months studying the area, mostly on foot, the Olmsted Brothers produced a plan titled *A Comprehensive System of Parks and Parkways*, recommending the acquisition and development of an extensive system of public parks of varying size, design, and function to be linked by formal boulevards and meandering pleasure drives. The Olmsted Brothers supplemented the 1903 plan in 1908 with a plan that addressed recently annexed or acquired lands and included recommendations for playgrounds. Through local landscape architect James Frederick Dawson, the Olmsted Brothers continued to serve Seattle parks until 1941.

The firm's principal designer and Seattle plan author, John C. Olmsted, encouraged the retention and promotion of the native evergreen vegetation. The Pacific Northwest topography of hills, ravines, mountains, and water captivated him, and he recommended retaining native vegetation and topography and using these existing features as a basis for design. Structures were added only as necessary for personal comfort and were integrated into a park's design.

Report of
Olmsted Brothers

Adopted by the City Council October 19, 1903.

Mr. E. F. Blaine, Chairman Board of Park Commissioners:

Dear Sir.—Having examined all sections of the city, and all the existing parks and the grounds of the State University and of Fort Lawton, and having conferred with you and the members of your Board, and with other city officials and a number of interested citizens, we submit the following report, embodying our suggestions for a comprehensive scheme of parks and parkways, a portion of which can be executed within the next few years and the remainder of which may be kept in mind, to be accomplished from time to time as circumstances permit.

Seattle possesses extraordinary landscape advantages in having a great abundance and variety of water views and views of wooded hills and distant mountains and snow-capped peaks. It also possesses within its boundaries, or close to them, some valuable remains of the original evergreen forests which covered the whole country, and which, aside from the grand size of some of the trees composing them, have a very dense and beautiful undergrowth.

In designing a system of parks and parkways the primary aim should be to secure and preserve for the use of the people as much as possible of these advantages of water and mountain views and of woodlands, well distributed and conveniently located. An ideal system would involve taking all the borders of the different bodies of water, except such as are needed or are likely to be needed hereafter for commerce, and to enlarge these fringes at convenient and suitable points, so as to include considerable bodies of woodland, as well as some fairly level land, which can be cleared and covered with grass for field sports and for the enjoyment of meadow scenery.

Financial limitations will make the complete carrying out of such an ideal impracticable, yet much can be done if public sentiment is aroused favorably, and if owners do not try to obtain every cent possible for the needed land, but are helpful and co-operative.

A COMPREHENSIVE SYSTEM OF PARKS AND PARKWAYS.

Briefly, a comprehensive and satisfactory system of parks and parkways, which it is reasonable to suppose can be accomplished before it becomes impossible, owing to rise in value of the needed land through its improvement by streets and grading and its occupation

Cover of first annual Report of Olmsted Brothers, adopted by the Seattle City Council on October 19, 1903.

OLMSTED
BROTHERS
1903-1941

Several of Seattle's major parks and boulevards were designed by the Olmsted Brothers in the years following the 1903 plan. J. W. Thompson, an employee of the Olmsted Brothers and later a Seattle Parks Superintendent, worked to implement plans and designs. Most of the parks and boulevards that had direct planning, design and/or construction involvement by the firm still exist, including Volunteer Park, Hiawatha Playfield and Lake Washington Boulevard.

The spectacular natural setting and the extent of the [Olmsted Brothers] firm's work make the Seattle park system especially significant. In all, the firm participated in planning three dozen parks, parkways, and recreation grounds in the city. John C. Olmsted began developing the park system in 1903. His report of that year offered proposals for redesigning ten existing parks, creating twenty new parks and playgrounds, and constructing many miles of boulevards to connect the whole system...



The special quality of the Seattle parks and boulevards is their lush vegetation, a feature that would have delighted Olmsted himself. The dense ground cover, ferns, and climbing vines such as one encounters in Colman, Ravenna, and Schmitz Parks, Interlaken Boulevard, and the Washington University Arboretum represent the key materials of the Olmstedian picturesque. Few other Olmsted park systems retain anything like the profusion of vegetation to be found in these parks. The other remarkable aspect of the Seattle parks is their dramatic views. In Magnolia Park striking Madrone trees

are outlined against Puget Sound and the Olympic range in one direction and against the tall buildings of the central city in the other (above). From other parks one looks out at the Cascades and Mount Rainier.

Seattle has a parks department that is noted for its professionalism and its dedication to preserving the Olmsted firm's heritage. The taxpayers traditionally give strong support to the park system, including authorizing funds for expansion... Freeway Park... demonstrates one way to bring the amenity of landscape design to a marginal site, as Olmsted so often did during his career. The dense plantings amidst paved surfaces and architectural forms are reminiscent of design solutions that he developed for other regions of the country... Gas Works Park [originally proposed by Olmsted Brothers in 1903] transformed a derelict site; the "working up" of its characteristic features recalls the imagination Olmsted brought to bear in some less appealing places.

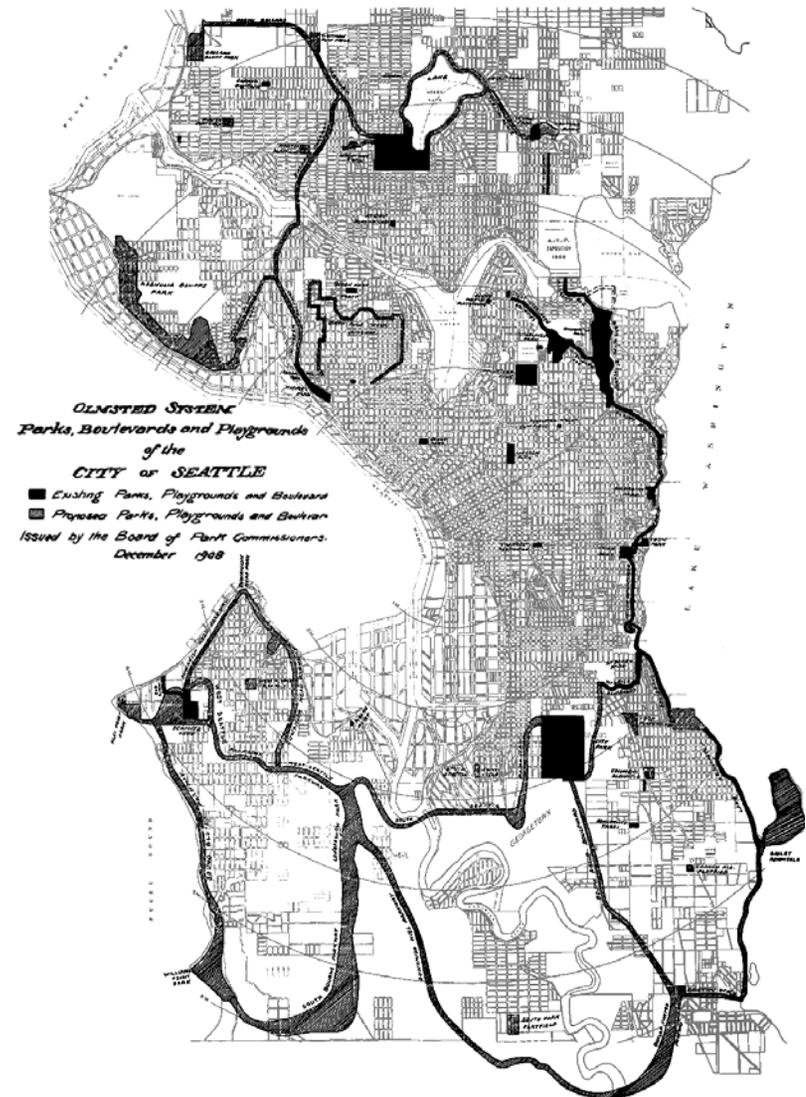
Other areas in Seattle, such as Fort Lawton, offer the potential of innovative public space in a uniquely beautiful setting. John C. Olmsted prepared an extensive report for this site in 1910 when it was still a military reservation, showing how landscape improvements and the construction of pleasure drives could make the fort a valuable supplement to the city's park system. The opportunity remains for imaginative enrichment of the park system on that site.

– from Frederick Law Olmsted: Designing the American Landscape. Beveridge, 1995.

OLMSTED
BROTHERS
1903-1941

*An Integrated
System*

Perhaps most significant to Seattle was that the Olmsted Brothers designed an integrated system of formal and informal parks, playgrounds and roadways. Many of the elements of this system were constructed between 1910 and 1940 and have left the City an irreplaceable legacy. The parks have become defining focal features for their surrounding communities and recreational resources for the greater region. The linear elements have connected park and civic features, defined neighborhoods, facilitated local pedestrian movement and helped to preserve greenbelts and habitat. Because the system has multiple roles, its importance goes well beyond historic preservation planning objectives. However, preserving historic resources within the system is an important starting point when considering improvements and maintenance activities.



Lake Washington Boulevard passed through Colman Park (above) to connect the University of Washington to Seward Park (right, shown in the background).



This discussion of Olmsted Brothers elements includes: 1) parks, which were generally scenic settings for passive activities, 2) playgrounds, which were smaller open spaces for active sports, 3) boulevards and parkways, and 4) buildings and structures.

Map of Olmsted System of Parks, Boulevards and Playgrounds of the City of Seattle, issued by the Board of Park Commissioners, December 1908.

OLMSTED
BROTHERS
1903-1941

Parks

Olmsted Brothers parks were frequently designed as idealized natural retreats in the urban fabric. There were two basic forms: formal parks that acted as outdoor living rooms tucked into the city grid but visually protected from it; and, informal or naturalistic parks that provided both a means for preserving a scenic natural resource and afforded access for its enjoyment. With the exception of Volunteer Park and local playgrounds, most Olmsted Brothers designs in Seattle were of the informal type.

Volunteer Park was designed as a formal urban park, an idealized natural outdoor living room tucked into the rigid city grid.

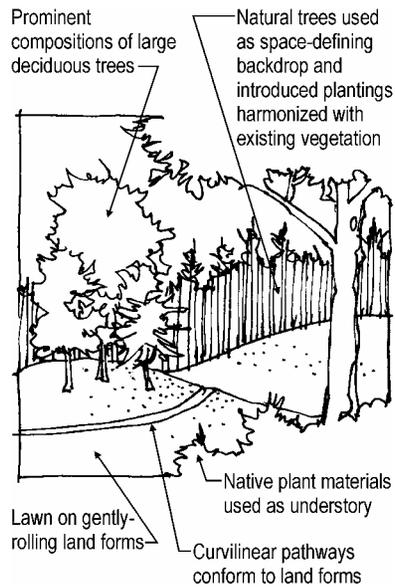


Figure 12: Generalized landscape characteristics of informal Olmsted Brothers parks.

Physical Characteristics

Spatial Organization. Where possible, most parks bordered a street, for “it is very undesirable to have the rear premises of private residences backing on the park” (Original Report of Olmsted Brothers). Perimeter vegetation was retained or planted to screen views of houses, buildings, roads or industry. Gateways were developed at points of entry.

Outdoor rooms were created by stands of vegetation. Open areas were reserved for strolling and informal activities.

Informal parks usually featured few, if any, formal geometric layouts.



At Frink Park, on the other hand, the Olmsted Brothers’ design preserved the site’s natural character and framed spectacular views with native vegetation.

Plantings to screen adjacent uses and create impression of a natural landscape

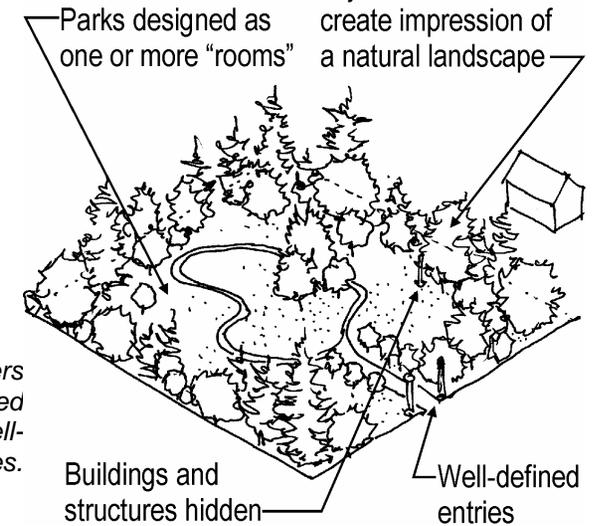


Figure 13: Olmsted Brothers parks generally featured perimeter screening and well-defined entries.

OLMSTED
BROTHERS
1903-1941

Parks

Natural Systems and Features. The design of the park was tailored to the natural topography of the land, including hills, creeks, ravines, and shore edges. When necessary, gently rolling land forms were created to support lawns, recreation areas, vistas, and “rooms.”

The Olmsted Brothers used the concept of “borrowed landscape” in Seattle, incorporating shorelines, natural areas, native vegetation, and scenic views into their park designs.

Views and Vistas. Views played a key role in the Olmsted Brothers’ park designs, particularly in passive parks. Views to the neighborhood of the bustle and commerce of streets were obstructed as much as possible. Parks with beautiful off-site views of natural conditions, such as Lake Washington, were arranged specifically around the view. The visual experience along a road or pathway was composed as a sequence of spaces, linear corridors, and near and distant views. In keeping with the scenic landscape painting movement of the time, scenes were created by framed vegetation, trees, and distant land forms. Views of distant features, including Lake Washington, Puget Sound, and Mount Rainier, expanded parkgoers’ experience to an exploration of the larger region.

Circulation. Paths were designed to be pleasant yet reasonably direct. They were fit to the natural topography of the site and were generally constructed of gravel, cinders or concrete. Curvilinear layouts predominated except in formal parks.

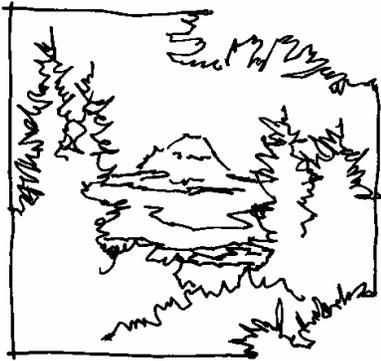


Figure 14: Views in Olmsted Brothers parks were generally framed with carefully composed plantings. Panoramic views were the exception.



This view of the water tower at Volunteer Park illustrates the Olmsted Brothers’ skilled use of vegetation to frame a desirable view. Note the curvilinear, picturesque nature of this formal park.



Madrona Park’s gravel paths followed the landscape’s natural contours.

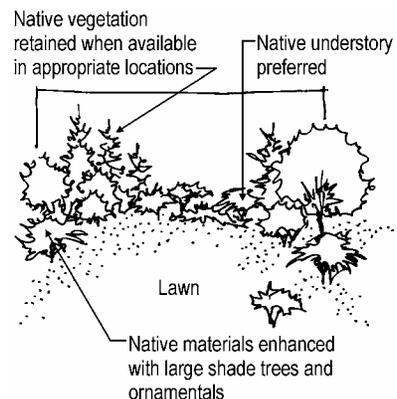
OLMSTED
BROTHERS
1903-1941

Parks

Buildings and Structures. The restful, regenerative experience of nature was the focus of Olmsted Brothers parks. Buildings and structures, such as maintenance sheds and comfort stations, were provided only for additional comfort and were designed to be unostentatious but attractive. Buildings were generally sited at inconspicuous locations. Typically, the Olmsted Brothers did not employ prominent man-made monuments or park buildings or structures as focal points, unless a specific amenity was desired, such as a bathhouse or bandstand.

Water Features. Existing water bodies were always incorporated into the design and were sometimes enhanced to improve their scenic qualities. For example, the Olmsted Brothers recommended dredging the lagoons at the north end of the Washington Park Arboretum. Lakes, creeks, and Puget Sound were featured in prominent framed views. Wading pools were included in plans for Lincoln (Cal Anderson), Hiawatha, Woodland, and Volunteer Parks, and islands were proposed for scenic effect and habitat enhancement at Green Lake.

Figure 15:
Typical vegetation
characteristics of
informal Olmsted
Brothers parks.



Vegetation. The Olmsted Brothers' planting palette varied greatly. They favored Pacific Northwest native understory plant materials, such as salal, sword fern, Oregon grape, and rhododendron, in both formal and informal park design.

When a prospective park site featured attractive native plants, the Olmsted Brothers retained the native vegetation, particularly in the informal parks. When existing material was absent or unattractive, the area was replanted. For example, the Olmsted Brothers found the Volunteer Park site essentially barren and imported new garden plantings.



Schmitz Park featured rustic benches amidst natural landscaping.



The Olmsted Brothers retained extensive amounts of native vegetation in *Frink Park*.

OLMSTED
BROTHERS
1903-1941

Parks

In the more formal parks, large deciduous and evergreen trees and ornamental flowers were commonly incorporated. A thicket of native trees might be retained along the edge of an urban park to create visual separation. Large deciduous maples, oaks, tulip trees, elm and chestnut were favorite choices for the rolling open lawns of formal parks. Massive evergreens were used in accents and in masses for structure.

Significance

Parks specifically designed by Olmsted Brothers are of historic significance because of their association with the Olmsted Brothers firm and their distinctive design qualities. Additionally, being relatively intact examples of the firm's early twentieth-century designs, they represent an important movement in the history of North American landscape architecture. Because Seattle was one of the first cities where the Olmsted Brothers encountered significant natural remains of the native landscape – plant materials, topography and shorelines – it was one of the first urban areas where they took advantage of the natural landscape, using the “borrowed” landscape and views as a starting point for many of their designs.

The parks are also significant in the history of Seattle in terms of the growth and development of the City, as its citizens transformed it into a modern metropolis under the leadership of a strong municipal government.

As noted earlier, the extent and condition of the system of Olmsted Brothers parks and boulevards give it national significance, and the importance of this system to Seattle's urban form and environmental quality cannot be overstated.

Intact Resources

Most of the parks constructed to Olmsted Brothers designs remain, though many have been altered through the years. The table on the following pages indicates which of today's parks were actually designed and developed by the Olmsted Brothers.

Volunteer Park



Volunteer Park's site was purchased by the City in 1876. As an ideal location atop the hill, a reservoir was constructed in 1901. The Park's location in the heart of the City prompted the Olmsted Brothers to draft a formal design that would create an outdoor urban living room, where weary citizens could go to escape daily turmoil and enjoy the peaceful serenity of open space. The design featured a main concourse, formal gardens, a circuit drive, a vine-covered

pergola, a bandstand, a conservatory, comfort stations, and specifically designated areas for children's play.

OLMSTED
BROTHERS
1903-1941

Parks

Table 2: Olmsted Brothers Era Remaining Parks

Remaining Resources	Year Established	Year Developed	Architect/Designer	Historic Status ¹	Notable Features & Comments
Colman Park	1907	1907	Olmsted Brothers		Curvilinear roadways and 3 bridges on Lake Washington Boulevard. Pathways remain. Also, Seattle's original water intake is extant.
Cowen Park	1906	1909	Olmsted Brothers		Was originally a small naturalistic park in a ravine.
Frink Park	1907	1912	Olmsted Brothers		Roadway and bridge are extant.
Green Lake Park	1905	1910	Olmsted Brothers		
Interlaken Park	1905		Olmsted Brothers	C	Route of Lake Washington bicycle path.
Jefferson Park	1909	1915	Olmsted Brothers		The location of the golf course and the park roadway on the west side were built as planned. Other features of the master plan west of Beacon Avenue were not implemented.
Madrona Park	1890	1927	Olmsted Brothers		
Mount Baker Park	1907		James M. Baird & E. R. Hoffman		Includes Lake Park Drive.
Schmitz Preserve Park	1908		Olmsted Brothers		Roadway was closed in 2003, open only to non-motorized traffic.
Seward Park	1911	1913	Olmsted Brothers	Inn C	The Seward Park Inn is a City landmark. The Olmsted plan for buildings was not implemented.

¹ N=National Register of Historic Places; S=State of Washington Heritage Register; C=City of Seattle Landmark

OLMSTED
BROTHERS
1903-1941

Parks

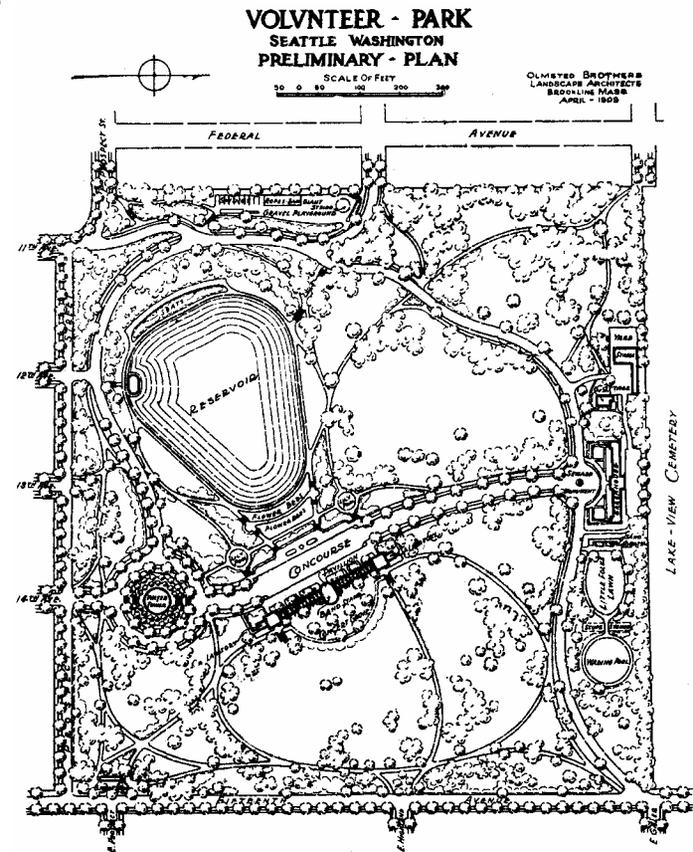
Remaining Resources	Year Established	Year Developed	Architect/Designer	Historic Status ¹	Notable Features & Comments
Volunteer Park	1887	1909	Olmsted Brothers	N, S Museum Conserv. C	Original park design largely intact. Only the Seattle Asian Art Museum and the Conservatory are City landmarks. See description on page 26.
Woodland Park	1889	1910	Olmsted Brothers		The Zoo has replaced much of the Olmsted Brothers design for the upper park.

¹ N=National Register of Historic Places; S=State of Washington Heritage Register; C=City of Seattle Landmark



Postcard of aerial view of main concourse at Volunteer Park (above).

Olmsted Brothers Preliminary Plan of Volunteer Park, April 1909 (right).



OLMSTED
BROTHERS
1903-1941

Playgrounds

The Olmsted Brothers designed playgrounds to be aesthetically-pleasing utilitarian areas for the supervised recreation of young people. Because of this emphasis on active recreation in a neighborhood setting, playgrounds are nearly the opposite of Olmsted Brothers parks in many of their design characteristics.

Physical Characteristics

Spatial Organization. The playgrounds were designed in formal and geometric patterns with penetrable edges.

Natural Systems and Features. Flat sites were chosen which provided the necessary lawn area for ball fields and wading pools.

Circulation. Paths were formally designed and were generally planted with two tiers of trees on either side. Entries to the playgrounds were formal and were generally located at the corners of the site or adjacent to an adjoining school. The circulation system provided a web of direct access and casual walking opportunities.

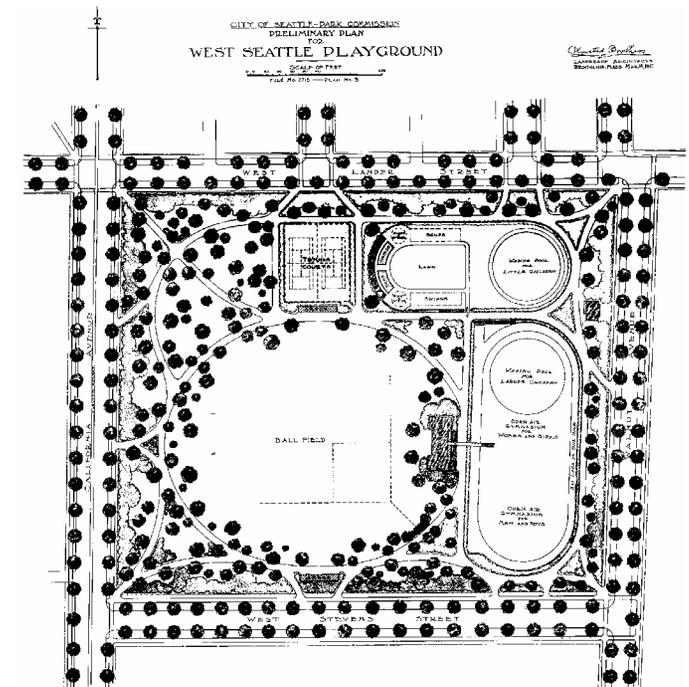
Buildings and Structures. A field house or smaller shelter house was designed to be the anchor of the playground and was generally placed in prominent view near the ball field or wading pool. Swings, slides, teeter-totters and other play structures constructed of metal poles and piping were installed within the playgrounds.

Constructed Water Features. Playgrounds generally featured a wading pool.

Vegetation. Native vegetation was generally retained where it did not conflict with recreational activities. Shade trees were provided for comfort, and shrubs were generously used along the edge of the playground.



Hiawatha Playfield was sited on flat terrain with a design anchored by a central field house and corner entrances.



The Olmsted Brothers' preliminary plan for West Seattle Playground, now Hiawatha Playfield.

OLMSTED
BROTHERS
1903-1941

Playgrounds

Significance

Playgrounds designed by Olmsted Brothers are of historical significance because they have strong artistic, architectural, and engineering qualities and were designed by an influential landscape architect. They are also significant because of provisions for organized active recreation in a park, and their association with the history of the “Playground Movement” and local neighborhoods.

Intact Resources

Though the Olmsted Brothers made extensive recommendations for playgrounds in their 1908 supplemental plan, few were actually designed by them. Those that were, Hiawatha Playfield and Cal Anderson Park being prime examples, have been dramatically altered since then, but still retain certain Olmsted Brothers characteristics.

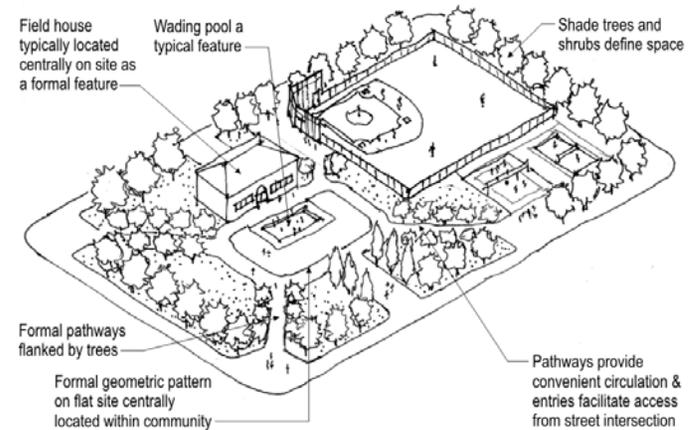


Figure 16: Characteristics of playgrounds designed or influenced by the Olmsted Brothers.

Table 3: Olmsted Brothers Era Remaining Playgrounds

Remaining Resources	Year Established	Year Developed	Architect/Designer	Historic Status ¹	Notable Features & Comments
Ballard Playfield	1909	1911			
Cal Anderson Park	1901	1908	Olmsted Brothers	C	Originally named Lincoln Playfield, this was Seattle's first supervised playground. Altered substantially over the years.
Hiawatha Playfield	1910	1911	Olmsted Brothers	C	Altered substantially over the years.
South Park Playfield	1910	1912			

¹ N=National Register of Historic Places; S=State of Washington Heritage Register; C=City of Seattle Landmark

OLMSTED
BROTHERS
1903-1941

***Boulevards &
Parkways***

To link their planned system of parks, the Olmsted Brothers designed an integrated system of boulevards and scenic roadways. The Olmsted Brothers plan called for two categories of landscaped roadways: boulevards and parkways. The pure distinction between the two was often blurred, and some Seattle roadways contain elements of both boulevard and parkway.

Physical Characteristics

Spatial Organization. Boulevards and parkways were intended to link different parts of the City to parks or scenic resources: For example, Mount Baker Boulevard (a formal boulevard) and Cheasty Boulevard (a naturalistic parkway) connected Beacon Hill to Lake Washington.

Boulevards were to be of a formal design, generally 200-foot wide, and were uniformly-wide for long distances. They generally contained one or more formally planted grass strips and symmetric rows of deciduous trees. Parkway design was to provide scenic pleasure drives and were to be more informal in design, located in areas where there was an appreciable amount of natural landscape beauty, and had few intersections with other roadways.

Parkway plantings were informal or naturalistic in design. From preliminary plans, it is clear that the Olmsted Brothers considered the roadway as a sequential experience: They designed framed views, open space, and roadway edges to vary as the motorist progressed.

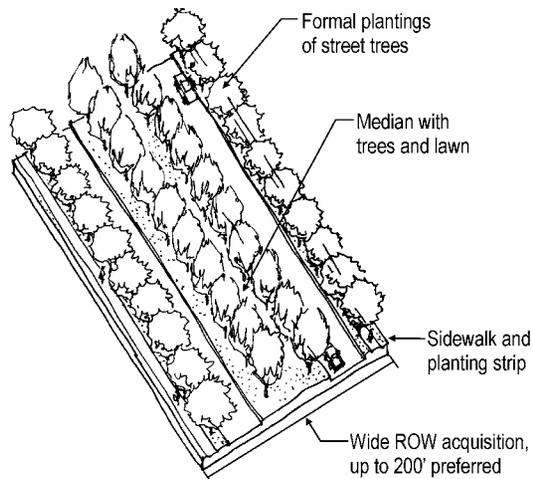


Figure 17: Olmsted Brothers design principles for formal boulevards.



This portion of Lake Washington Boulevard was more formal in design, featuring tall trees at regular intervals and a walking path between the road and the lake.



Lake Washington Boulevard curves through Colman Park, following the land's natural contours.

OLMSTED
BROTHERS
1903-1941

**Boulevards &
Parkways**

Natural Systems and Features. Roadways were fit to the natural contours of the land as much as possible, and were only altered when necessary for road safety. The preliminary plans for Lake Washington Boulevard, for example, show that the designers located and graded the roadway to minimize disruption to the landforms and vegetation and to provide views for motorists, while creating gentle slopes for safe road travel.

Views and Vistas. Views were very important, especially on the roadway. Plantings and/or grade changes were designed to achieve desired views.

Circulation. Paths were located on the outside of the roadway.

Vegetation. Plans incorporated native vegetation as much as possible on all roadways, but especially the informal parkway. On formal boulevards, big trees were preferred, and few shrubs were planted. If it was desired and there was space, a lawn may have been provided. Rhythmic planting was important to the formal design of the boulevard.

Significance

Boulevards and parkways designed by the Olmsted Brothers are of historical significance because they are part of a larger linked system that has remained largely intact. They have strong artistic, architectural and engineering qualities and were designed by an influential landscape architect.

Intact Resources

Some of the extant boulevard and parkway sections planned by the Olmsted Brothers include Lake Washington Boulevard through Frink and Colman Parks as well as Leschi and Lakeview Parks.

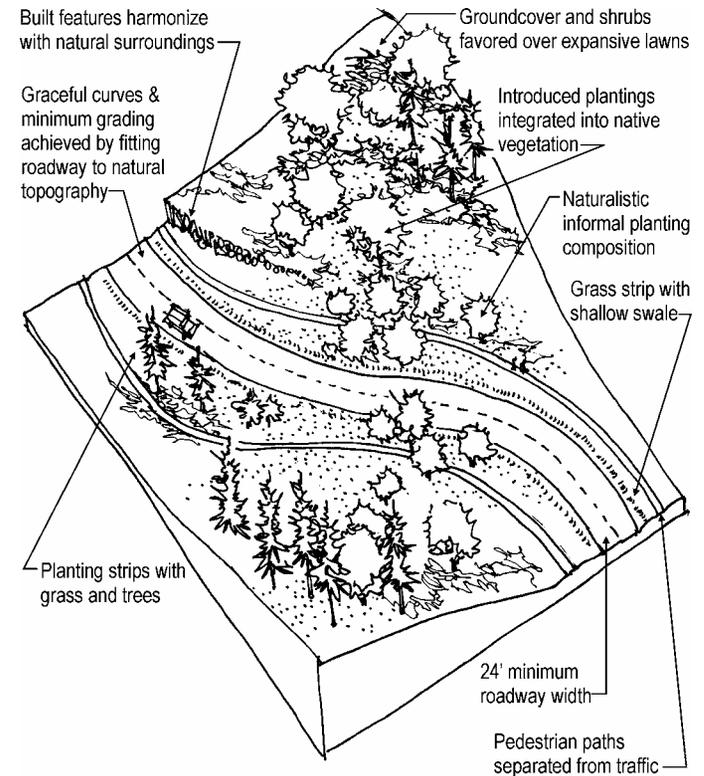


Figure 18: Olmsted Brothers design principles for parkways and “scenic drives”.

OLMSTED
BROTHERS
1903-1941

Boulevards & Parkway

Table 4: Olmsted Brothers Era Boulevards and Parkways

Remaining Resources	Year Established	Year Developed	Architect/Designer	Historic Status ¹	Notable Features & Comments
Blaine Boulevard			Olmsted Brothers		Part of Lake Washington Blvd.
Cheasty Boulevard	1910		City of Seattle	C	
Frink Boulevard		1909	Olmsted Brothers		Part of Lake Washington Blvd.
Green Lake Boulevard			Olmsted Brothers		
Hunter Boulevard			E. O. Schwagerl		
Interlaken Boulevard			Olmsted Brothers		
Lake Washington Blvd.	1905		Olmsted Brothers		
Magnolia Boulevard	1909	1910			Was not paved until 1950s.
Montlake Boulevard			Olmsted Brothers		Part of Lake Washington Blvd. Altered considerably due to the SR 520 freeway.
Mt. Baker Boulevard	1907				One of the widest boulevards in the park system.
Puget Boulevard					Acquired, but never developed.
Queen Anne Parkway	1911			C	Private development.
Ravenna Boulevard	1912	1925	Olmsted Brothers		One of most extensive and formal boulevards. The Olmsted design is significantly altered.
Schmitz Boulevard		1909	Olmsted Brothers		Once an entrance to Schmitz Park.
Seward Park Avenue			Olmsted Brothers		Private development. Now a street.
17 th Avenue NE			Olmsted Brothers		One of the most formal boulevards. Now a street.
Washington Park Blvd.			Olmsted Brothers		Part of Lake Washington Blvd.

¹ N=National Register of Historic Places; S=State of Washington Heritage Register; C=City of Seattle Landmark

OLMSTED
BROTHERS
1903-1941

***Building &
Structures***

John C. Olmsted recommended various structures in all of his parks and playgrounds, and on many of his roadways, to support the intended use of the site. Most of these, however, were designed and built by others at a later date. Among the remaining Olmsted Brothers-designed buildings and structures in Seattle parks that retain much of their original design are the Volunteer Park shelter house, Colman and Frink Park bridges, the stone plinth at Seward Park, and the South Park Playground entry pylons.

Physical Characteristics

Typical Types and Uses. The Olmsted Brothers recommended buildings for a variety of uses: shelter houses, band stands, comfort stations, superintendent's cottages, and service buildings, to name a few. Lighting and seating were also recommended.

Location and Siting. Service buildings were tucked into corners and were often partially screened by vegetation. A building was rarely designed as a prominent feature unless it was of a unique function or served as a focal feature in a formal park, such as the Volunteer Park water tower. In playgrounds, a field house or wading pool would often be centrally located and serve as an activity focus.

Style. Most Olmsted Brothers-designed buildings and structures in Seattle were of a rustic or craftsman style.



The Volunteer Park shelter house is the only Olmsted Brothers-designed building that still retains its original design.



Bridge along Frink Boulevard.

OLMSTED
BROTHERS
1903-1941

***Building &
Structures***

Materials and Construction Methods. Wood was typically the material of choice, as it was generally recommended that structures be initially constructed as temporary structures to be replaced at a later date when additional funding was available (park land acquisition was the priority). Those buildings which were more prominent in the park or playground design were generally made of a more durable material, such as masonry. Bridges were typically constructed of concrete.

Significance

Structures designed by Olmsted Brothers are of historic significance because of their association with the firm and their relative scarcity.

Intact Resources

Few structures outside Volunteer Park were designed in collaboration with the Olmsted Brothers. However, there are many park buildings and structures built between 1903 and World War II that, while not specifically designed by the Olmsted Brothers, nevertheless adhere to the design principles articulated by them. These buildings and structures also merit consideration in preservation planning as they support the general and historical character of the parks in which they are situated.

It should be noted that many of these have been modified. For example, the Hiawatha Playfield field house, while it has been modified with a gym addition and brick veneer exterior, still retains extant features, such as the upstairs room. The table on the following pages outlines a number of buildings and structures, none of which – except for the Volunteer Park shelter house – were designed by the Olmsted Brothers, but were rather either recommended or influenced by them.

Craftsman or rustic style with wood construction preferred

Buildings tucked into landscape to be unobtrusive

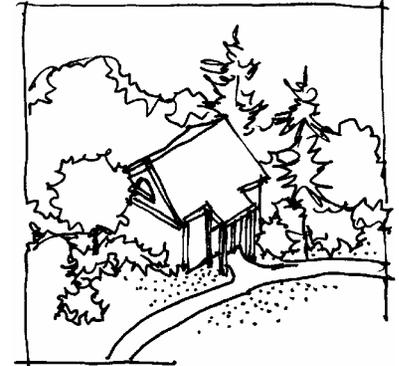


Figure 19: Principles of building design for parks recommended by the Olmsted Brothers.

OLMSTED
BROTHERS
1903-1941

Table 5: *Olmsted Brothers Era Remaining Buildings and Structures*

NOTE: Of the following buildings and structures, only the **Volunteer Park shelter house** was designed by the Olmsted Brothers.

Building & Structures

Remaining Resources	Year Built	Architect/Designer	Historic Status ¹	Notable Features & Comments
Alki Playfield comfort station	1923			Relocated in 1930 to current location (to be demolished in 2003).
Brighton Playfield shelter house	1933			Remodeled in 1973.
Cowen Park shelter house	1909	Parks Department		Remodeled in 1929 using Olmsted Brothers plan as a guide.
Gilman Playfield shelter house	1932			Remodeled in 1973.
Golden Gardens Park bathhouse and concession	1929	E. R. Hoffman, Parks Engineer		Concession added in 1950.
Green Lake Park Bathhouse Theater	1928			Remodeled in 1970.
Green Lake Park comfort station #1				
Green Lake Park field house and community center	1929	E. R. Hoffman, Parks Engineer		Evans Pool added in 1955.
Green Lake Park concession (near bathhouse)	1930			
Hiawatha Playfield field house	1911	Bebb & Mendel, architects		Remodeled in 1949; original Craftsman design substantially altered by addition of brick veneer and large gymnasium. Parts of interior and roof form are extant features of original field house.
Highland Park Playfield shelter house	1938			

¹ N=National Register of Historic Places; S=State of Washington Heritage Register; C=City of Seattle Landmark

OLMSTED
BROTHERS
1903-1941

**Building &
Structures**

Remaining Resources	Year Built	Architect/Designer	Historic Status ¹	Notable Features & Comments
Jackson Park Golf Course clubhouse	1930			Significant later additions and alterations.
Jefferson Park Golf Course clubhouse	1915			Original clubhouse burned in 1919 and rebuilt. Remodeled and enlarged by WPA in 1936.
Kinnear Park comfort station	1929	E. R. Hoffman, Parks Engineer & J. Mattson, Sr. Draftsman	C	Art Deco style.
Lincoln Park shelter house	1932	M. Lee Burton, Parks		
Leschi Park comfort station	1929			
Lincoln Park maintenance shop	1931			
Lower Woodland Park comfort station #1	1924			Originally built to serve Parks Automobile Tourist Camp.
Lower Woodland Park shelter house	1929			Now the Recreation Information Office.
Madison Park bathhouse	1919			Remodeled in 1929 and later in 1938 by WPA.
Madrona Park bathhouse	1927			Remodeled in 1971.
Magnolia Park comfort station	1927	L. Glenn Hall, landscape architect		
Maple Leaf Playfield shelter house	1932			
Mt. Baker Park comfort station	1928			
Ravenna Park comfort station	1926	L. Glenn Hall, landscape architect		

¹ N=National Register of Historic Places; S=State of Washington Heritage Register; C=City of Seattle Landmark

OLMSTED
BROTHERS
1903-1941

**Building &
Structures**

Remaining Resources	Year Built	Architect/Designer	Historic Status ¹	Notable Features & Comments
Ravenna Park shelter house	1932			
Seward Park bathhouse	1927	L. Glenn Hall, landscape architect		North and south ends completed in 1927. Altered/expanded later by WPA. Remodeled in 1970 to art studio.
Seward Park comfort station #1	1932	M. Lee Burton, Parks		
Seward Park comfort station #2	1932	M. Lee Burton, Parks		
Seward Park Inn	1927	Alban Shay	C	
Volunteer Park shelter house	1910	Olmsted Brothers		Only intact Olmsted Brothers-designed building.
Volunteer Park conservatory	1912	Lord & Burnham	C	
Volunteer Park cottage	1909			
Volunteer Park horticulture and grounds maintenance facility	1909			
Washington Park Playfield shelter house	1930	D. N. McDonald, Sr. Draftsman & E. R. Hoffman, Parks Eng.		
Woodland Park Zoo comfort station (water tower)	1931			
Woodland Park Zoo commissary and dispensary	1930			Now called "Keeper Central."
Woodland Park Zoo foreman's residence	1911			Now used as zoo offices.
Woodland Park Zoo maintenance shops	1917 1925			Two separate buildings in a single shop complex. Now used as zoo commissary.

¹ N=National Register of Historic Places; S=State of Washington Heritage Register; C=City of Seattle Landmark

PLAYGROUND MOVEMENT 1907-1920

The Playground Movement "...saw a need for 'sand gardens,' play equipment, and playing fields for urban children who had no family yards or access to country fields... The ultimate purpose of the playground... was to help shape a cohesive, stable, modern society out of a disparate and disruptive population [of immigrants]."

– from *Planning the Twentieth-Century American City*, 1996.

The Playground Movement advocated neighborhood playgrounds in which children could participate in supervised recreation. The movement was fueled largely by the idea that a good and upright society would begin with clean and disciplined children. The nation-wide movement was formalized in 1906 with the first White House conference on playgrounds, which resulted in the founding of the Playground Association of America (later the National Recreation Association).

Seattle formally joined the national Playground Movement in 1908 when Austin E. Griffiths founded the Seattle Playground Association. A year earlier, the City's first supervised playground was established at what is today Cal Anderson Park. Before awareness was developed regarding the need for supervised recreation, playgrounds were seldom mentioned. In 1911, though, thanks to a hearty campaign and cooperation from the School Board, Seattle boasted fifteen unique playgrounds – fully equipped with steel apparatus, supervision, ball grounds, running tracks, wading pools, and field houses – and many more play areas located within parks.

Many of the playgrounds and structures built during this period and ensuing years as a result of this movement remain.

Seattle Playground Association

The purpose of the Seattle Playground Association is "...to procure the dedication, creation and equipment of public playgrounds and public places and buildings for pastime, games, sports, bathing, recreation and rest and to secure facilities and provide opportunities for and to promote the spirit and love of recreation, fair play and wholesome sport among the people of Seattle and their children."

– from the *Constitution of the Seattle Playground Association*, adopted December 5, 1908 (Austin E. Griffiths Collection).

"Our association's purpose is social construction. The Playground is the inherent right of every boy and girl in the city. There should be one within walking distance of every child... numerous and small open places for play and recreation... as distinguished from parks and boulevards... Fresh air, sunshine, freedom and play, leadership and example vitalize, strengthen and educate the race and fight back disease and crime more than jails, asylums and reformations combined... The children of rich and poor alike need it, but the poor more than the rich... The playground is the battlefield for a vigorous race."

– from an Austin E. Griffiths speech, delivered February 5, 1910 (Austin E. Griffiths Collection).

PLAYGROUND
MOVEMENT
1907-1920

Playgrounds

Playgrounds established in Seattle during the Playground Movement provided a place where urban children could engage in supervised recreation to build both muscles and morals. They were commonly constructed and/or used in conjunction with an adjacent or nearby school.

Physical Characteristics

Spatial Organization. The playgrounds were designed in formal and geometric patterns with penetrable edges. If the design included a field house, it was positioned near the center of activity. All playground designs included at least some of the following features: a shelter house, steel gymnastic apparatus, ball grounds (for tennis, baseball, football, basketball, handball, or cricket), swings, teeter-totters, a sand box, a wading pool, a cinder running track, or an athletic field.

Natural Systems and Features. To accommodate orderly recreation, playgrounds were sited on flat terrain, though they might feature more steep slopes along their edges. Most did not feature prominent natural features.

Circulation. Entries to the playgrounds were generally located at the corners of the site or adjacent to an adjoining school.

Buildings and Structures. The focus of the playground was generally the field house, which provided year-round indoor recreation. Other structural elements included shelters, wading pools, and sand boxes. Swings, slides, teeter-totters, and other play structures constructed of metal poles and piping were installed within the playground.

Constructed Water Features. Playgrounds generally featured a wading pool.



(East) Queen Anne Playfield featured steel apparatus, tennis courts, a basketball and play court, a wading pool, and supervision!



Lincoln Playfield (today Cal Anderson Park), Seattle's first playground with supervised recreation, was situated on flat terrain and featured an entrance at each corner.

PLAYGROUND
MOVEMENT
1907-1920

Playgrounds

Vegetation. Trees and other vegetation were generally located at the periphery of the site to avoid conflict with athletic activities.

Significance

Playgrounds built during the Playground Movement are significant because they are directly connected to a movement which had a lasting impact on the community. They represent the first facilities dedicated to and constructed specifically for the well-being of children. In some cases, they may significantly contribute to the architectural and historical character of the local neighborhood.

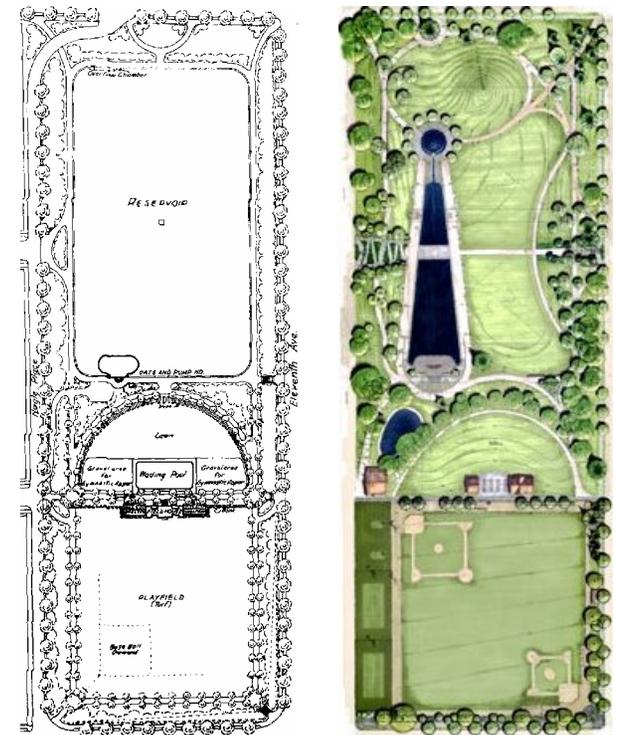
Intact Resources

Most of the playgrounds constructed during this period still remain, though their initial designs have been substantially altered. In the spirit of the original playground advocates, though, the particulars of a playground's design matter only to the extent that the facilities support orderly play (and, if the design did not accomplish this, it was thought that supervision would). What mattered most to playground advocates was that there be a playground within walking distance of every child.

Madrona, University, Gilman, Highland Park, and Ross are intact examples of those playgrounds established early in the last century and still in use today. In most cases, the spatial characteristics have remained the same over time, while play apparatus has evolved into more elaborate structures set in play areas.

Cal Anderson Park

Developed in 1907 as Seattle's first playground with supervised recreation, Lincoln Park – later named Broadway Playfield, Bobby Morris Playfield, and now Cal Anderson Park – has seen many changes throughout the years. The imprints of the original design are evident in today's park, such as the gatehouse and sports field. Pictured below are the Olmsted Brothers' 1904 Preliminary Plan for the park (below left) and Seattle Parks and Recreation's current plan for reconstruction (below right).



PLAYGROUND
MOVEMENT
1907-1920

Playgrounds

Table 6: Playground Movement Era Remaining Playgrounds

Remaining Resources	Year Established	Year Developed	Architect/Designer	Historic Status ¹	Notable Features & Comments
Alki Playfield	1910	1910			Developed as a result of Olmsted recommendation, though not according to Olmsted plan.
Ballard Playfield	1909	1911			Community center replaced the field house in 1987.
Bayview Playfield	1914	1914			
Beacon Hill Playfield	1907	1926			Current developed atop old reservoir in 1926.
Brighton Playfield	1913	1933			Though construction began in 1913, progress was slow due to tree stumps and necessary fill.
Cal Anderson Park	1901	1908	Olmsted Brothers		Originally named Lincoln Playfield, this was Seattle's first supervised playground. See description on previous page.
Colman Playfield	1910	1940			Built by the WPA.
B. F. Day Playground	1907	1909			
Delridge Playfield	1912	1923			Used during World War II as housing for steel mill workers. Originally known as Youngstown Playfield.
East Queen Anne PF	1910	1911			Redeveloped entirely during Forward Thrust.

¹ N=National Register of Historic Places; S=State of Washington Heritage Register; C=City of Seattle Landmark

PLAYGROUND MOVEMENT 1907-1920	Remaining Resources	Year	Year	Architect/Designer	Historic Status ¹	Notable Features & Comments
		Established	Developed			
Playgrounds	Froula Playground	1911				
	Garfield Playfield	1911	1912			
	Hutchinson Playfield	1910	1911	Alfons V. Peterson		Originally named Rainier Beach Playfield; renamed in 1965.
	Maple Leaf Playfield	1911	1932			
	Miller Playfield	1906				First land donated to the City for the purpose of a playground. Substantially redeveloped in 1970's.
	Rainier Playfield	1910	1930	Renshaw, Parks & E. R. Hoffman, Parks Engineer		Originally named Columbia Playfield; changed in 1928. The site was recommended by the Olmsted Brothers.
	Rogers Playfield	1907	1931			One of the first four playgrounds to be "improved, equipped and supervised". First playground to be lighted.
	Ross Playfield	1909	1929	Clarks, Parks & E. R. Hoffman, Parks Engineer		
	South Park Playfield	1910	1912			
	University Playfield	1910	1911			First playground to be enclosed with a wire fence, gates and locks.

¹ N=National Register of Historic Places; S=State of Washington Heritage Register; C=City of Seattle Landmark

PLAYGROUND
MOVEMENT
1907-1920

***Buildings &
Structures***

Playground Movement buildings and structures provided for the comfort and service of playground patrons, both children and their caretakers. Some of them were intended to be activity foci and figured prominently into the playground's design.

Physical Characteristics

Typical Types and Uses. Some playgrounds featured a large field house or smaller shelter house, which was used for year-round indoor recreation. Other common structures included shelters, wading pools, sand boxes, and play equipment, such as swings, teeter-totters, and “steel apparatus.”

Location and Siting. Since playground structures were functionally essential, they were integral to overall site design. The field house was generally placed centrally, with all recreation areas sited nearby.

Style. Because the field houses were utilitarian structures with multipurpose rooms inside, they tended to feature blocky proportions and large, multi-paned windows. Many structures were craftsman-inspired and featured simple exterior appearances similar to the wood-frame school buildings of the time.

Materials and Construction Methods. Wood frame construction was widely used in the original field houses, but by the 1930's, shelter houses built by WPA featured brick exteriors.



Indoor recreation at Ballard Field House.



Supervised recreation in the wading pool and sandbox at Lincoln Playfield, now Cal Anderson Park.



Collins Field House represented a Craftsman-inspired style with wood frame construction.

PLAYGROUND
MOVEMENT
1907-1920

Significance

Structures built during the Playground Movement are significant because they are directly connected to a movement that had a lasting impact on the community. Some structures contain unique features and stylistic detailing.

Buildings & Structures

Intact Resources

There are numerous shelter houses from the Playground Movement that still exist. Of the field houses built between 1910 and 1929 at Ballard, Collins (no longer a park site), Hiawatha, South Park, Green Lake, and Rainier, only Hiawatha and Green Lake remain today, and both have been substantially altered over the years.

Table 7: Playground Movement Era Remaining Buildings and Structures

Remaining Resources	Year Built	Architect/Designer	Historic Status ¹	Notable Features & Comments
Hiawatha Playfield field house	1911			Remodeled in 1949, the original Craftsman design was substantially altered by the addition of brick veneer and a large gymnasium.
Green Lake Community Center	1929			Evans Pool added in 1954.

¹ N=National Register of Historic Places; S=State of Washington Heritage Register; C=City of Seattle Landmark

FEDERAL RELIEF 1935-1943

“The WPA encouraged the preparation of plans for various projects for which there might be no immediate need but which would be of great future benefit to the communities and the Nation.”

– from *Final Report on the WPA Program*, 1946.

Among a series of federal relief programs of the New Deal, the Works Progress Administration (WPA) was put in place to stem massive levels of unemployment common during the Great Depression. The WPA appropriated funds and created projects to employ millions of Americans in fields as varied as the arts, highway and building construction, slum clearance, rural rehabilitation, and reforestation. WPA projects drew from labor pools of millions of unemployed men, both skilled and unskilled, seeking any sort of work to support their families.

Seattle, like other depressed cities, sought the aid of the WPA to boost its local economy and its citizens' moral. The City's 1931 10-year parks plan, which sought to better use existing facilities, was a primary source for WPA projects. Formerly unemployed men were put to work across the City, building golf courses, constructing structures in parks, and performing deferred parks maintenance.

Typical of the general attitude of the Great Depression, WPA projects were efficient and realistic. Materials and design were chosen to best use available resources, which included the skills set of local workers and cost of readily-available local materials.

In Seattle, the various federal relief agencies, notably the WPA, built approximately 40 buildings or structures and provided labor for numerous parks and recreation projects, including the construction of stairs and retaining walls, landscape grading, and development of four park complexes – Jefferson Park Golf Course, Camp Long, Seward Park Fish Hatchery, and the West Seattle Recreation Area (West Seattle Stadium and West Seattle Golf Course).



WPA laborers construct steps at Golden Gardens Park, May 15, 1936.

FEDERAL RELIEF
1935-1943

***Buildings &
Structures***

Physical Characteristics

Typical Types and Uses. The WPA built a variety of buildings and structures in Seattle's parks, playgrounds, and golf courses, including shelters, ponds, club houses, cabins, comfort stations, and field houses. Efficiency and utility were primary concerns, but because the structures were constructed for a variety of purposes in many different settings, they vary widely in size, type, and style.

Style. WPA-era buildings and structures were very individualized as they used local materials and were individually designed by a variety of individuals and organizations. In general, the style was simple but stable and often reflected the personality of the location, characteristics of its use, or popularity of certain styles. As illustrated by the examples at right, WPA structures were often finely designed despite their utilitarian and economic development objectives.

Materials and Construction Methods. Funds and skilled labor were often limited. Architects typically had to consider the skills of their work force and available materials in designing the buildings. Nevertheless, some buildings feature fine craftsmanship and creative designs. Buildings and structures were typically built of whatever material was cheaply available, including cobblestones salvaged from a recently repaved city street.



The Mediterranean Revival-style Colman Playfield shelter house was designed by a local architect with influence from the nearby Italian community.



Jefferson Park Golf Course Club House was constructed with Colonial Revival stylistic features.



The intricate stonework and stylistic detailing of the Camp Long Office and Clubhouse represents the craftsmanship of WPA construction.

FEDERAL RELIEF
1935-1943

***Buildings &
Structures***

Significance

Buildings and structures built by the WPA are of historic significance because they are associated with the Great Depression. The WPA made a significant contribution to the broad pattern of our history and the remaining architectural resources embody the distinctive characteristics of a period of construction. In addition, because they employed local materials and responded to local neighborhood cultural associations, many of them are unique to themselves.

Intact Resources

For the most part, buildings and structures built during the period of Federal Relief remain remarkably intact. Window and door alterations have occurred, although most are minimal and do not deter from the original appearance of the building. Most have retained their original plans, though some functions have changed. Most restroom facilities have been modernized to varying degrees, with new plumbing, stalls, etc. Deterioration and lack of renovations have generally been the greatest problem at some of the buildings, especially those at Seward Park Fish Hatchery, which is no longer in use. Some buildings have received large additions, such as the Van Asselt Community Center. The Camp Long Club House has received a sensitive addition, as well as other renovations that are sympathetic to the original design.

Camp Long Complex

Perhaps the largest federal relief project completed in Seattle was the West Seattle Recreation Center, which included the West Seattle Golf Course, the West Seattle Stadium and Camp Long.

The Camp Long complex included ten cabins (above right), designed to resemble the log cabins of the early European American settlers; a climbing rock (at right) now known as Schurman Rock; and an office/clubhouse (at right), a cobblestone building with classic WPA stylistic detailing and intricate stonework.



FEDERAL RELIEF
1935-1943

Table 8: Federal Relief Era Remaining Buildings and Structures

Buildings & Structures

Remaining Resources	Year Built	Architect/Designer	Historic Status ¹	Notable Features & Comments
Beer Sheva Park comfort station	1940			Constructed using cobblestones salvaged from repaved city streets.
Brighton Playfield shelter house	1933			
Camp Long cabins (10)	1938	Clark Schurman		Designed to resemble log cabins of early European American settlers.
Camp Long climbing rock	1940	Clark Schurman		Schurman Rock.
Camp Long office/clubhouse	1941			
Carkeek Park stove shelter				Built by Civilian Conservation Corps (CCC).
Cascade Playground comfort station	1938			
Cascade Playground retaining walls	1936			
Cascade Playground wading pool	1939			
Colman Playfield shelter house	1938	Arthur Wheatley		
Green Lake Park caretaker's tool house	1934			
Gilman Playfield shelter house	1932			
Highland Park Playground pool	1937			

¹ N=National Register of Historic Places; S=State of Washington Heritage Register; C=City of Seattle Landmark

FEDERAL RELIEF
1935-1943

Buildings & Structures

Remaining Resources	Year Built	Architect/Designer	Historic Status ¹	Notable Features & Comments
Highland Park Playground shelter house	1937			
Highland Park Playground tennis court	1937			
Jefferson Park Golf Course clubhouse	1936			
Laurelhurst Community Center	1935			
Lincoln Park bathhouse	1941	Loveless, Fay & Lamont		Constructed with private funds donated by the family of Laurence Colman.
Madrona Playground shelter house	1938			
Montlake Community Center	1935			
Observatory Tennis Courts	1939			
Ravenna Park shelter house	1932			
Seward Park Fish Hatchery house	1937			
Seward Park Fish Hatchery house and garage	1937			
Seward Park Fish Hatchery pump house	1937			
Van Asselt Playground Community Center	1938			Remodeled with large addition in the late 1970's.

¹ N=National Register of Historic Places; S=State of Washington Heritage Register; C=City of Seattle Landmark

FEDERAL RELIEF
1935-1943

Buildings & Structures

Remaining Resources	Year Built	Architect/Designer	Historic Status ¹	Notable Features & Comments
Victory Heights shelter house	1938			Originally built by King County.
West Seattle Golf Course clubhouse	1942	Young & Richardson		Numerous additions and alterations in 1953.
West Seattle Golf Course shop	1940			
West Seattle Stadium north stands	1936			South bleachers replaced in 1961.
Woodland Park Zoo comfort station (water tower)	1931			
Woodland Park Zoo commissary	1930			Formerly "Floral Hall," then shops.

¹ N=National Register of Historic Places; S=State of Washington Heritage Register; C=City of Seattle Landmark

SUBURBAN GROWTH 1945-1964

In the years following World War II, American development patterns changed dramatically. Troops returning from the war purchased homes in record numbers. This growth in new home construction, coupled with increased automobile ownership and extended freeways, led to exponential suburban growth.

During this period, Seattle's city limits were extended north some 60 blocks to 145th Street. A rapidly expanding population, including "baby boom" children, spurred the development of many neighborhood parks and playgrounds and a record number of new park structures.

While some of the new parks were acquired with Parks Department funds, others were annexed from King County or purchased with monies contributed by local improvement districts. Neighbors in certain areas chose to levy additional taxes on their properties in order to fund not only land acquisition but also park improvements.

This rapid expansion of park facilities was characterized by a new focus on the neighborhood, and especially on a recreation movement that produced a number of playfields and playgrounds to accommodate active field sports. The Parks Department focus turned from building a city-wide park system to focusing on the recreation needs of new, decentralized neighborhoods that were generally not in close proximity to City resources. New parks and playgrounds were generally smaller in size and informal in design and included facilities specifically for children.

Many of the parks, playgrounds, buildings and structures built during this period still exist.



Construction of Interstate 5 allowed residents of Seattle's northern and southern suburbs to easily drive to downtown jobs.

SUBURBAN
GROWTH
1945-1964

***Parks/
Playgrounds***

The line between a park and a playground blurred as a new Suburban Growth attitude toward parks emerged and the focus shifted from parks designed for passivity in nature to parks designed for recreation and fun.

Physical Characteristics

Spatial Organization. Parks and playgrounds built during this era were generally informal in design, a reflection of their recreative purpose. Often the design was based on accommodation of recreational facilities, such as sports fields, tennis courts, and play areas.

Natural Systems and Features. To accommodate recreational activities, land was generally flat. Often, the larger parcels still available were former farms or sanitary land fills.

Views and Vistas. Views were less important, since the purpose of the park was activity, not meditation or aesthetic experience.

Circulation. Entrances to parks and playgrounds were controlled but not formal and would generally consist of a gate in the chain-link fence or a path with no fence at all. Often parking areas provided the primary access to the park as opposed to the park entrance directly fronting onto the street. Some parks, such as Matthews Beach, were located farther away from neighboring houses, many of which had yet to be built, so a parking area was necessary.

Buildings and Structures. Buildings and structures to serve the recreation needs of the park or playground were generally provided and might include a comfort station, field house, shelter, or swimming pool.



View Ridge Playfield was designed for neighborhood recreation.



Dahl Playfield was located on a peat bog, which provided a large flat area for active recreation.



Play equipment at Dahl Playfield included a swing set, jungle gym and sand box.

SUBURBAN
GROWTH
1945-1964

***Parks/
Playgrounds***

Vegetation. The palette of plant materials was fairly limited. Although a profusion of nurseries and imported plants increased the availability of new species, plants were chosen for ease of maintenance. The result was that new parks featured an even smaller variety of plants.

Significance

Parks and playgrounds built during the Suburban Growth era exemplify attributes toward recreation and strong patterns of land use which occurred during this period. They are also associated with events that have made a significant contribution to the broad patterns of our history.

Intact Resources

Being fairly recent in history, most of the parks and playgrounds developed during the period remain.

Table 9: Suburban Growth Era Remaining Parks/Playgrounds

Remaining Resources	Year Established	Year Developed	Architect/Designer	Historic Status ¹	Notable Features & Comments
Bitter Lake Playfield	1961	1964			
Dahl Playfield	1952	1959			
Albert Davis Park	1964	1965			
Licton Springs Park	1960	1975	Jones & Jones		
Matthews Beach Park	1951	1962	D. Wilson, LArch		
Meadowbrook Playfield	1960	1964			
Northacres Park	1963	1963			
Pinehurst Playfield	1954				
Sacajawea Playground	1961	1971			
Soundview Playfield	1953	1961			
Victory Heights PG	1954				Acquired through annexation.
View Ridge Playfield	1949	1955			

¹ N=National Register of Historic Places; S=State of Washington Heritage Register; C=City of Seattle Landmark



Victory Heights Playground featured a flat recreation area surrounded by native vegetation.

SUBURBAN
GROWTH
1945-1964

***Buildings &
Structures***

Buildings and structures built to serve Suburban Growth era parks and playgrounds emphasized utility over aesthetics to provide for recreation and comfort at low cost and low maintenance. It should be noted, however, that the modified industrial style – simple, box-like forms, sheer surfaces, flat roofs, and lack of ornamentation – was the dominant and accepted architectural style of the time for most public buildings.

Physical Characteristics

Typical Types and Uses. A great number and variety of buildings and structures were constructed during this period to serve the recreative functions of parks and playgrounds. They included swimming pools, bathhouses, restrooms, and shelter houses, among many others. Reflective of the new focus on neighborhoods, buildings and structures were also built to serve local needs, such as community centers, administration buildings, and parks maintenance facilities.

Location and Siting. With the informal designs of the parks, buildings and structures were generally sited to maximize their utility and proximity to the amenities provided at the park.

Style. Most Suburban Growth era buildings and structures were simple and utilitarian, with modified industrial style designs that placed emphasis on function. This industrial-looking design approach allowed for efficient construction and the use of the same design in several parks.

Materials and Construction Methods. Concrete block, brick, cast-in-place concrete, and metal window and door frames were typical materials. These materials provided relatively inexpensive, yet permanent and durable, structures.



The Matthews Beach Park bathhouse reflects the simple utilitarian designs of the period that emphasized function over aesthetics.



Parks and Recreation's first permanent and exclusive administration headquarters.

SUBURBAN
GROWTH
1945-1964

Buildings & Structures

Significance

Buildings and structures designed and built during the Suburban Growth era are representative of post-WWII architectural design and reflect the City’s approach to recreational facilities during this period. The Department often built comfort stations and other common building types to standardized designs, which have left a strong imprint on the park system due to the quantity built.

Intact Resources

Being relatively new, most of the buildings and structures developed during the period remain, with many retaining their original design features.

Table 10: Suburban Growth Era Remaining Buildings & Structures

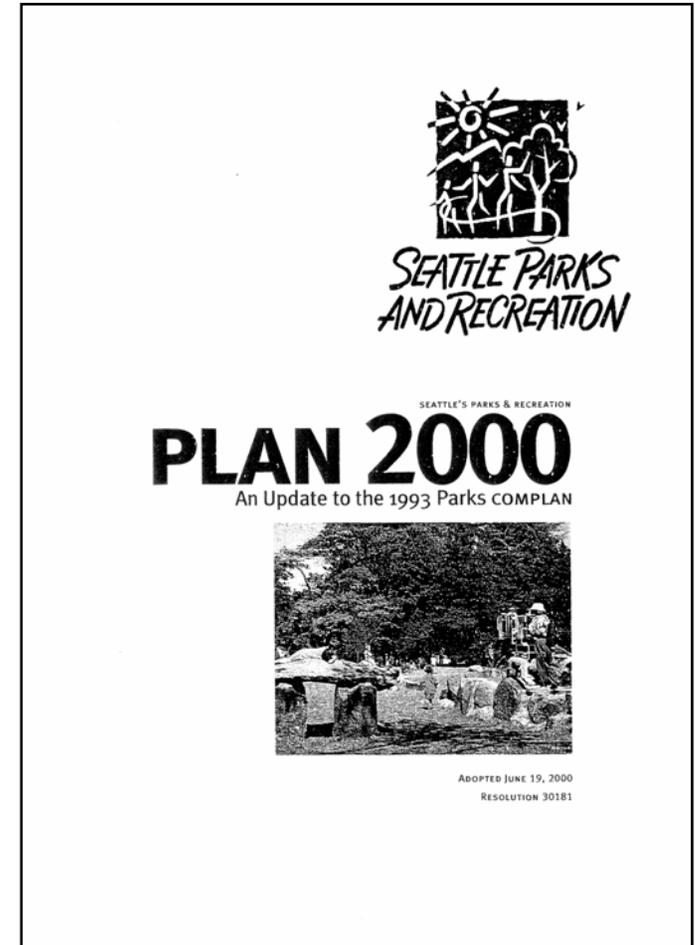
Remaining Resources	Year Built	Architect/Designer	Historic Status ¹	Notable Features & Comments
Atlantic Nursery service building	1952			
Carkeek Park residence	1955	Durham, Anderson & Freed		
Carkeek Park shop	1955	R. H. Ross, architect		
Dahl Playfield shelter house	1959	Donald Sherwood		
Lake City community center	1957	Peterson & Adams		Remodeled in 1965.
Loyal Heights community center	1950	Naramore, Bain, Brady & Johanson		
Matthews Beach Park bathhouse	1957	Lamont & Fey		Completed second phase in 1961.
Parks Department headquarters	1949	Young & Richardson		First permanent location of the Department of Parks & Recreation. Hawthorne school of influence.

¹ N=National Register of Historic Places; S=State of Washington Heritage Register; C=City of Seattle Landmark

4. CURRENT HISTORIC RESOURCE MANAGEMENT POLICIES

Current Seattle Parks and Recreation policies provide direction for the future preservation of historic resources in many ways. In particular, the *Seattle Parks and Recreation Plan 2000* contains policies that directly address treatment of historic parks resources, especially the Olmsted Brothers system. The plan also contains many policies that address the system as a whole, which has implications for historic resource treatment.

This chapter identifies current policies of the *Seattle Parks and Recreation Plan 2000* that affect historic resources.



Cover of Seattle Parks and Recreation Plan 2000, adopted June 19, 2000, Resolution 30181.

**Seattle Parks and
Recreation
Plan 2000**

Vision Statement, page 4. Seattle's parks and recreation system will be a neighborhood-based system of open space, parks, facilities, and programs that captures the spirit of Seattle's magnificent setting in the Olmsted tradition. Seattle's parks and recreation system will:

- Be connected by boulevards, trails, public transportation, and green streets,
- Encompass views and provide opportunities for the enjoyment of the vast water resources in Seattle,
- Be linked closely with the City's neighborhoods, schools, and other city services,
- Be maintained for public enjoyment, stewardship of resources, and a healthy environment, and
- Be brought to life through programs, events, employees, and the efforts of volunteers.

Page 5. The system represents a rich heritage. More recognition will be given to the natural and human history of the city and neighborhoods. Acquisition and development will build upon the landmark core as planned by the Olmsted Brothers.

#13, page 16. For park amenities and signage, strive for consistency throughout the system as a means both of establishing identity and of reducing maintenance costs, while recognizing special needs associated with future designation of Historic and Natural Resource Areas.

#8, page 25. Conserve and enhance the Olmsted planned and designed parks as key elements of Seattle's park legacy with its special aesthetic and design considerations, and pursue opportunities to expand the system with the same attention to the original vision.

#10, page 25. Provide special landscaping, signage, or other design elements that reflect the importance of boulevards and trails as a major link in the City's comprehensive open space system.

#1, page 26. The spirit and guiding principles of the original 1903 Olmsted Plan will be expanded through open space acquisitions, park development, and new or improved boulevards and trails to serve as park connectors.

#7, page 31. Park Natural Resource Areas and Park Historic Resources Areas will be designated and managed with use limited as necessary to conserve natural and historic resources within parks, including the conservation and enhancement of wildlife habitat.

#8, page 31. The Olmsted system and individual boulevards and parks comprising the system will be designated as Park Historic Resource Areas to be treated as a living legacy. Park features developed through the WPA will be given similar treatment. Procedures for adequately considering historic planning and design intent in current management practices will be part of the planning for future restoration and improvements.

Seattle Parks and Recreation Plan 2000

#9, page 31. A conservation and historic preservation ethic will be incorporated into staff training and procedures.

#12, page 31. Park maintenance will be based upon available funding and measurable maintenance objectives established for park categories as supplemented by special procedures for Park Natural and Historic Resource Areas.

#16, page 31. Increased emphasis will be placed on maintenance of design intent, access and continuity, and visual character of the boulevards.

SPR-G, page 73. Extend the vision of the Olmsted Brothers, focusing on those areas that were not part of the original plans or are underserved by the plans that were implemented.

SPR-G2, page 73. Emphasize both the preservation and enhancement of Seattle's natural setting, focusing on the greening of parklands, boulevards, streets, and trails and the enhanced quality of all bodies of water within the parks system.

SPR-G3, page 73. Work with neighborhoods and other community based groups to preserve and expand open space, boulevards, and trails, focusing on the most deficient areas, and encouraging appropriate uses consistent with the characteristics of the site as well as future development and maintenance requirements.

RMP 12, page 76. [For Volunteer Park,] restore park roadways and utilities. Upgrade play area and wading pool for ADA accessibility. Restore fountains/pools. Work with Seattle Public Utilities to integrate revisions to the Volunteer Park Reservoir into the historic park setting, and close off-leash area.

BT1, page 77. Continue to manage Lake Washington Boulevard, and other boulevards in order to preserve and enhance their Olmsted heritage.

PH1, page 80. Designate Park Historic Areas within appropriate parks, including consideration of 1930s WPA-era landmark improvements as well as Olmsted planned and/or designed parks. Establish development and maintenance guidelines for such areas. Consider establishment of a Department conservator position to maintain historical information, records, and documents as well as coordinate review of major maintenance and development proposals.

Coordinate planning for boulevards and trails with planning for natural and historic resources.

Present history through interpretive efforts, education, and related programs (generally to be incorporated into public information, interpretive displays, environmental and recreation programming efforts).

***Seattle Parks and
Recreation
Plan 2000***

Work with community groups to expand neighborhood history as part of community center programming, including display of historic photographs in community centers.

Complete the planned new park space atop the Lincoln Reservoir adjacent to Bobby Morris Playfield. Develop the park consistent with the historic character of the old gatehouse and other features that date from the Olmsted era.

Expand and incorporate historical programming and interpretation into environmental education efforts.

5. RECOMMENDED HISTORIC RESOURCE MANAGEMENT STRATEGIES

The following are recommended strategies to guide future actions regarding Parks and Recreation's historic resources.

The strategies include two types of activities: 1) Parks operations and development activities, undertaken either internally or in coordination with other City departments, and 2) actions taken toward local or national landmark designation (sometimes called registration) and protection.

In reviewing potential historic resource management actions, the planning team, including an ad hoc advisory committee, noted that while some historic resource objectives are best furthered by formal designation, many historic resource goals can be addressed through more sensitive park improvement design and maintenance practices. Better appreciation of Parks and Recreation's historic resources is an important first step in this direction. While formal designation, especially at the local level, can build a greater appreciation through formal background research, review processes and legal protections, education of Parks staff and the general public is an important component of this historic resource management program.

A Note on Historic Designation. The *Secretary of the Interior's Guidelines for Registration* provides a broad overview of the importance and range of types of designation for historic resources:

"Registration of historic properties is the formal recognition of properties that have been evaluated as significant according to written criteria... A variety of benefits or forms of protection accrue to a registered property, ranging from honorific recognition to prohibition of demolition or alteration..."

Registration results in an official inventory or list that serves an administrative function... Registers are used for planning, research and treatment [and] must contain adequate information for users to locate a property and understand its significance...

Some registration programs provide recognition and other broad benefits or entitlement, while other registration of properties may, in addition, authorize more specific forms of protection. The application of the registration process should be a logical outgrowth of the same planning goals and priorities that guided the identification and evaluation activities."

"Designation" in this document

Because the City of Seattle's local landmark designation carries with it greater benefits and is more relevant to local resource management activities, unless otherwise noted, the term "designation" shall refer to the City of Seattle's local landmark designation under the Landmark Preservation Ordinance, described below.

"An object, site or improvement which is more than twenty-five (25) years old may be designated for preservation as a landmark site or landmark if it has significant character, interest or value as part of the development, heritage or cultural characteristics of the City, state, or nation, if it has integrity or the ability to convey its significance, and if it falls into one (1) of the following categories:

- A. It is the location of, or is associated in a significant way with, an historic event with a significant effect upon the community, City, state, or nation; or
- B. It is associated in a significant way with the life of a person important in the history of the City, state, or nation; or
- C. It is associated in a significant way with a significant aspect of the cultural, political, or economic heritage of the community, City, state or nation; or
- D. It embodies the distinctive visible characteristics of an architectural style, or period, or of a method of construction; or
- E. It is an outstanding work of a designer or builder; or
- F. Because of its prominence of spatial location, contrasts of siting, age, or scale, it is an easily identifiable visual feature of its neighborhood or the City and contributes to the distinctive quality or identity of such neighborhood or the City."

A Note on Historic Resource Management Actions.

The *Secretary of the Interior's Standards* distinguish between four different types of treatments for historic properties, defined in the sidebar at right. Historic preservation planning, as described previously on page 7, may encompass all four types of treatment. The *Secretary of the Interior's Standards* includes specific guidelines for each type of treatment.

The distinction between the four types of treatments is particularly applicable for parks landscapes. For example, preservation might include special maintenance to preserve an historic planting, while restoration might entail removal of plantings that had been added in recent decades. A playground might be rehabilitated if its sports fields are reconfigured while retaining the original masonry gateway and historic perimeter plantings. Reconstruction could include the appropriate reinstallation of bollards on and replanting of a boulevard.

All of these treatment types should be considered when implementing the recommended strategies, especially strategies 1, 4, 8 and 9. For example, in establishing guidelines for the treatment of park resources in Strategy 4, it will be important to describe when each of the treatments may be appropriate and include more specific guidelines for applying the treatment.

A Note on Timing. To be most effective, the recommended strategies should be implemented in the order illustrated on the following page because some activities depend on the completion of others. For example, a preliminary inventory of existing resources is really necessary before Parks and Recreation can establish a multiple-resource district. Further explanation of each strategy follows the diagram.

Four types of Treatments for Historic Properties

Preservation – the act or process of applying measures necessary to sustain the existing form, integrity, and materials of an historic property. Work, including preliminary measures to protect and stabilize the property, generally focuses upon the ongoing maintenance and repair of historic materials and features rather than extensive replacement and new construction.

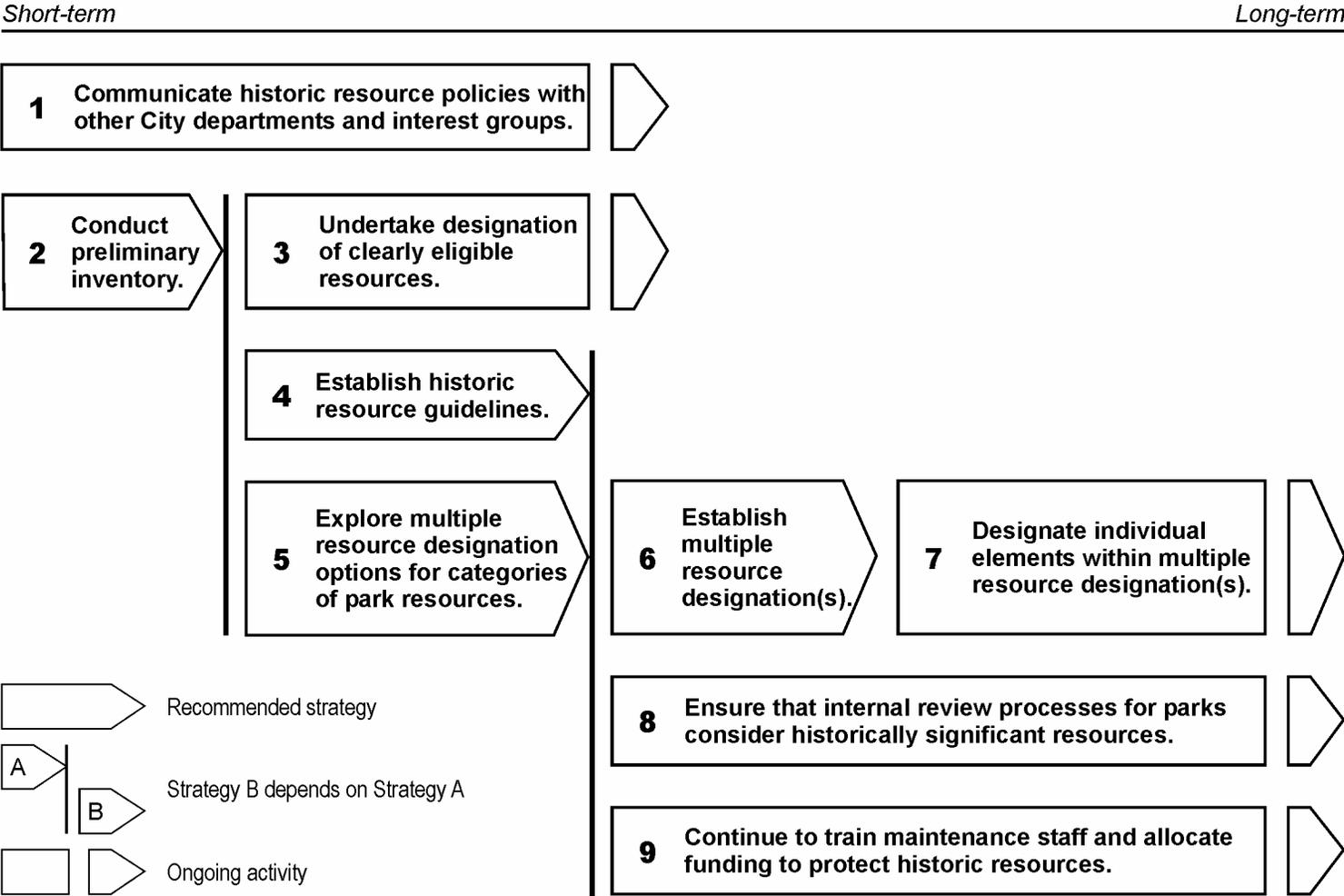
Rehabilitation – the act or process of making possible a compatible use for a property through repair, alterations, and additions while preserving those portions or features which convey its historical, cultural, or architectural values.

Restoration – the act or process of accurately depicting the form, features, and character of a property as it appeared at a particular period of time by means of the removal of features from other periods in its history and reconstruction of missing features from the restoration period.

Reconstruction – the act or process of depicting, by means of new construction, the form, features, and detailing of a non-surviving site, landscape, building, structure, or object for the purpose of replicating its appearance at a specific period of time and in its historic location.

– from *Secretary of the Interior's Standards and Guidelines for Preservation Planning*

Figure 20:
Recommended
strategies for parks
historic resources
management.



Strategy 1. Communicate Parks and Recreation’s historic resource policies and practices with other City departments and interest groups. Parks and Recreation should initiate discussions with other City departments to recognize and protect historic resources within parks and boulevards. Parks and Recreation should coordinate with other City departments, such as the Department of Transportation (SDOT), the Department of Planning and Development (DPD), City Light, Public Utilities (SPU), and the Department of Neighborhoods, to ensure that public works projects do not compromise elements of historic resources. At the same time, Parks and Recreation should involve applicable parks advocacy, volunteers and user groups in these discussions. Goals of this effort are a better city-wide appreciation of the historic resources, sensitivity toward preservation objectives in related capital improvement projects, and interdepartmental cooperation in maintaining historic resources.



Figure 21: Coordinate historic resource management policies and practices with other key players.

Strategy 3. Undertake designation of clearly eligible resources. Parks and Recreation, in conjunction with the City's Historic Preservation Office, should pursue the designation of individual resources that both agree merit local landmark designation.

Strategy 4. Establish guidelines for the treatment of Parks and Recreation historic resources. Based on the inventory in Strategy 2, determine best practices for Parks and Recreation resource management activities for both designated and undesignated resources. The guidelines should be tailored to meet Seattle's needs while being consistent with the *Secretary of Interior Standards*. The guidelines should include more specific direction for implementing the *Secretary of Interior Standards* guidelines for "preservation, rehabilitation, restoration and reconstruction." (See page 69.)

Acknowledging that Seattle's parks are products of numerous changes and additions over time and that new uses and changes will occur, the guidelines should direct proposed modifications to historic park resources to be compatible with both the historic character of the physical resource and with the planning and design principles that the resource exemplifies.

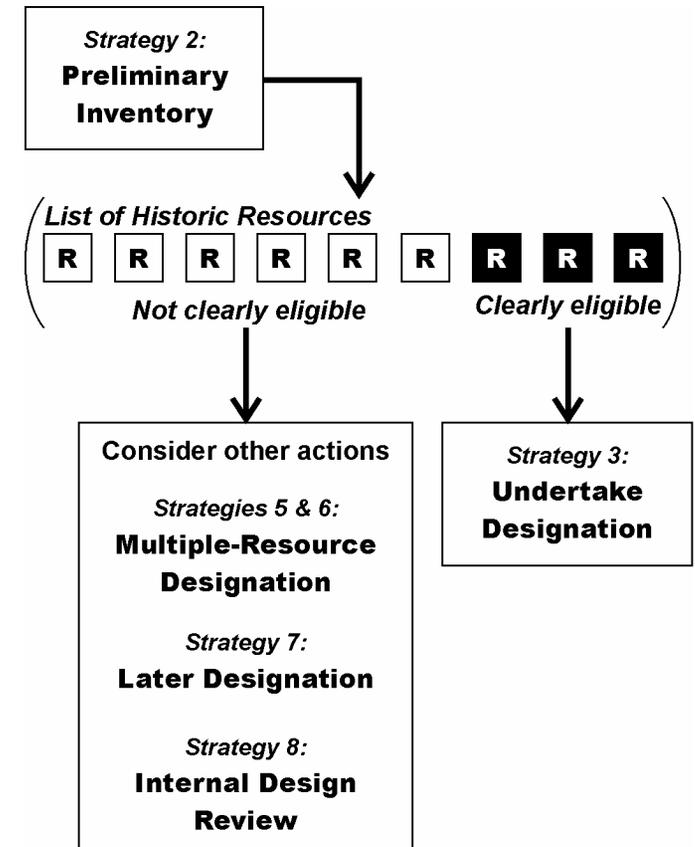


Figure 23: Using the list of historic resources gathered from the preliminary inventory, Seattle Parks and Recreation should work with the Historic Preservation Office to determine which individual resources are clearly eligible for local landmark designation.

Where new elements affect historic resources, they should be authentic or characteristic of the individual place rather than the period of influence. New structures should not create a false historicism by replicating a particular architectural style. However, guidelines should identify locational, site planning, scale, configuration, and other design characteristics that would make new elements less disruptive to the existing character and historical principles. For example, new structures added to an Olmsted Brothers-planned park should be relatively unobtrusive in location and design, as this was a design principle that the Olmsted Brothers followed in most cases.

The guidelines might cover, for example, the following:

- Vegetation replacement or renovation protocols
- Criteria for locating new uses or features in historic parks
- Maintenance of existing landscapes
- Priorities for the maintenance of buildings and structures
- Guidelines for locating and designing new elements in relevant parks

As part of this effort, Parks and Recreation should continue efforts to identify appropriate accessory structures for each period of influence and identify park features, furniture, lighting, and plant materials that are appropriate for parks of the various eras identified in this plan. In general, fixtures and plant materials appropriate to the era of a park's development should be used unless there is compelling reason to the contrary.

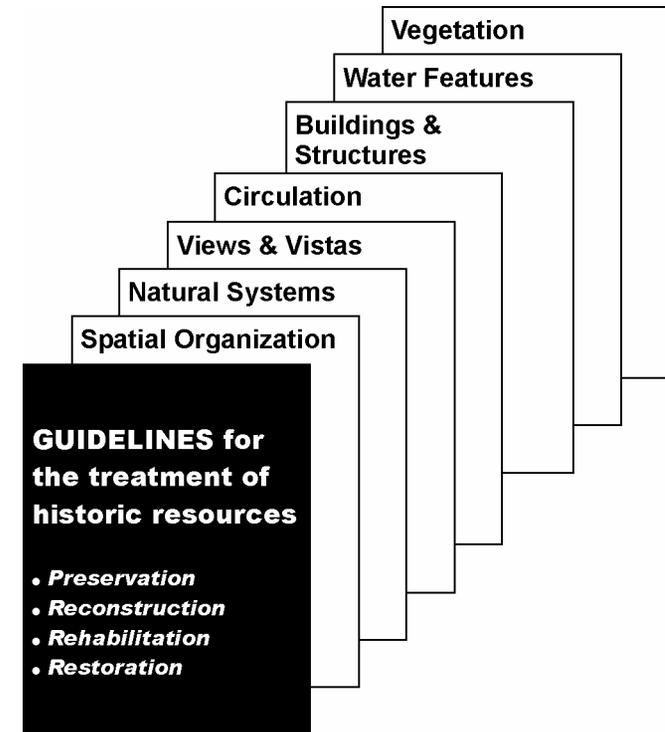


Figure 24: Parks and Recreation should establish guidelines for the treatment of historic resources.

Strategy 5. Establish criteria and explore options for establishing multiple resource designations for appropriate categories of Parks and Recreation historic resources. A joint Parks and Recreation/Historic Preservation Office team should explore benefits and procedures for creating multiple-resource designations for historically-important elements, such as the system of Olmsted Brothers parks and boulevards and the WPA buildings and structures. The intent of these designations is to provide a more comprehensive body of research and consistent approach for protection of these resources. The multiple-resource designations should facilitate the designation of appropriate resources within them and provide procedures for reviewing proposed modifications.

The criteria should reflect both the *Secretary of Interior Standards* and Seattle landmark designation procedures, and the implications for Parks and Recreation activities should be carefully evaluated.

Strategy 6. Establish multiple resource designations for appropriate resource categories, such as Olmsted Brothers Plan parks and WPA buildings. Using the preliminary inventory in Strategy 2 and the criteria in Strategy 5, identify the limits of the proposed designations and character-defining elements. These designations would provide context for designating specific elements or parks within the larger categories.

Example of Multiple Resource Significance: Preliminary Statement of Significance for Seattle's Olmsted Park System

In the opinion of local Olmsted Brothers scholars Anne Knight and Jerry Arbes, "Seattle's Olmsted Park System represents one of the most intact and comprehensive park systems to be developed under the guidance of the Olmsted Brothers, the foremost landscape architects of their time... The Olmsted Park System was delineated in the 1903 and 1908 Olmsted Brothers reports. It included Seattle's earlier parks that the Olmsted Brothers proposed to link together with a system of parkways, new major park areas that they proposed to add to this network, and many smaller individual parks that they identified to serve local recreation needs within individual Seattle neighborhoods. All of these features now compose a network of parks that have successfully served Seattle residents and visitors during a century of urban growth and expansion. It is the vision of the quantity and the broad distribution of parks that exemplifies the foresight of the Olmsted Brothers. The Olmsted Brothers kept records on over 37 of these parks, some of which were extensively designed by the firm, other where the firm provided advice that directed the development of the park, and others where the park was recommended in the plan and then later implemented. These records serve to illustrate the foresight and vision of the Olmsted Brothers and their ability to anticipate what park lands would continue to be needed by Seattle a century later."

– from *Seattle's Olmsted Park System – Proposed Landmark Designation Approach*

Strategy 7. Designate individual parks and/or elements within the multiple resource designations as opportunities arise. This may be done as part of any planning for capital improvement projects for the individual parks. The multiple-resource designation will facilitate this effort by establishing the context documentation.

Strategy 8. Ensure that internal design review processes for improvements to parks consider historically significant resources. The review process should prevent alterations that would detract from the park's planning intent and function within the park and boulevard system. Alterations to applicable parks should be consistent with characteristics identified in this plan and subsequent guidelines.

Strategy 9. Continue to train staff regarding historic resources and allocate resources for adequate maintenance. Parks and Recreation should continue its educational program to train staff in proper maintenance of historic structures and landscapes and should allocate resources to adequately maintain and enhance historic resources. Regular preventative maintenance of historic resources should be favored over a practice of deferring maintenance until capital funds are needed for expensive restoration or replacement.

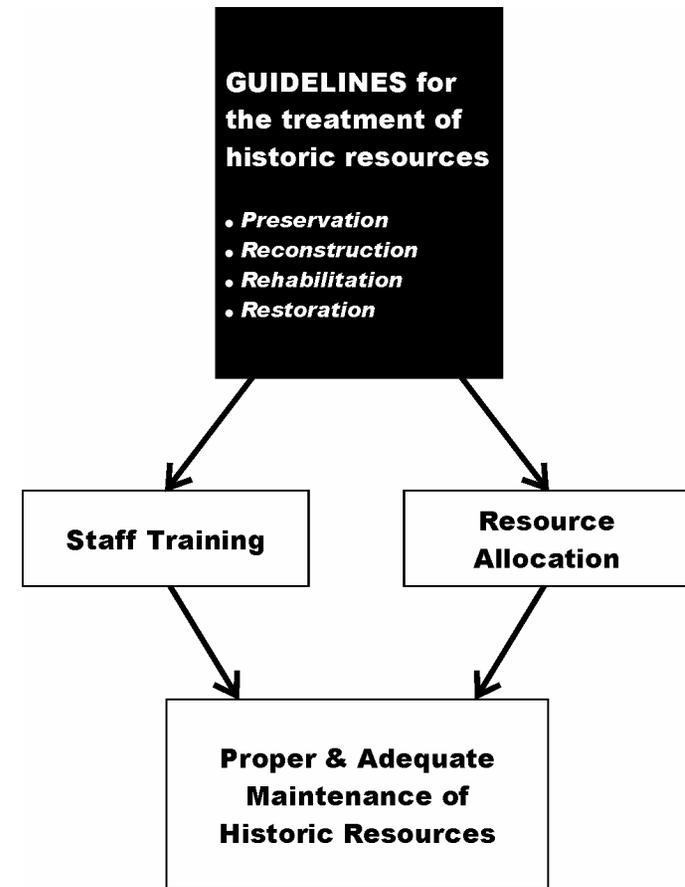


Figure 25: Continue to train staff and allocate resources for adequate maintenance.

6. FUTURE OF SEATTLE'S PARK SYSTEM

This plan is only a starting point for establishing an effective Parks and Recreation historic resource management program. The team working on this document collected the most relevant, readily available information and placed it in a comprehensive and, hopefully, useful format. But this is by no means the last word on the history of Seattle's parks or the management of existing historic resources. Most of the recommendations are broad and conceptual in nature, without the supporting details to make immediate implementation possible.

Thus, this plan represents an initial step in a longer journey towards achieving an effective historic resource management program. But, by describing the historic context, tabulating the most relevant information, establishing a conceptual framework, and recommending strategies to pursue, the plan does lay the foundation for future work. Immediate next steps necessary to initiate the longer process are as follows:

- **Adopt this plan as a supplement to the Parks and Recreation Plan 2000.** Adoption of this plan by the Parks Board would make the recommendations official policy and guide subsequent actions. Further, it would clearly signal to staff, other departments and the public Parks and Recreation's commitment to effective historic resource management.



Residents enjoy a stroll along Green Lake.



Young and old frolic in the cool waters of the wading pool at Northacres Park.

- **In the near future, augment the history and resource description sections of this plan to include the “Forward Thrust” and “Pro Parks” eras.** The period after 1964 was not included in this document because the Team wished to establish a conceptual framework and approach to the older resources before tackling these more recent eras. However, the more recent time period should be added when staff resources are available or when the preliminary inventory is undertaken.
- **Transmit this document to other City departments to work collaboratively on projects affecting Parks and Recreation historic resources.** This is the first step in implementing recommended strategy #1. Ultimately, the departments should identify activities that affect Parks and Recreation’s historic resources and explore opportunities for ongoing coordination.
- **Seek funding for the preliminary inventory.** This inventory, the focus of recommended strategy #2, is a necessary preparatory step for other recommended historic resource management actions. The recommendation is for a “reconnaissance” inventory to screen for potential landmarks and establish a classification system and database of resource categories, so the inventory should not require extensive new research or exhaustive field work.



Freeway Park, completed in 1976, was the first over-freeway park in the nation.



At ninety-one years old, the Volunteer Park Conservatory remains vibrant and inspiring.

Of course, historic resource management is only one of the many considerations Parks and Recreation must address. The key will be to integrate the recommendations from this plan into the broader spectrum of development and maintenance activities. This will not always prove easy, and will undoubtedly require creative thinking and effective planning.

Surely, though, the rewards will be significant. A principal finding of this historic resources planning effort is that Seattle is truly blessed with a legacy of parks, open spaces and boulevards that work together to enhance our neighborhoods and unify the City's urban fabric. Not only will effective conservation of this legacy protect the individual resources, it will lead Parks and Recreation to build on the best of what we already have and to enhance the system as a whole. This, in turn, will help Seattle to grow graciously rather than haphazardly, and to evolve into a healthier, more vital city.



Enjoying the beach at low tide at Carkeek Park.

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Parks

Table 11: Current Seattle Parks and Recreation parks.

Park Name	Location	Year Established	Year Developed by Parks	Acreage	Olmsted Brothers ¹
12 th Ave S Viewpoint	12 th Ave S & S Forest St	1950	1950	1.1	
37 th Ave S Park	3551 S Holly St	1973		5.8	
Alki Beach Park	1702 Alki Ave SW	1910	1910	135.9	I
Alki Playfield	5817 SW Lander St	1910	1910	3.9	
Andover Place	4000 Beach Dr SW	1948	1948	0.2	
Don Armeni Park	1222 Harbor Ave SW	1950	1950	4.8	
Arroyos Natural Areas	4120 SW Arroyo Dr	1993	1993	7.4	
Atlantic Street Park	S Atlantic St & Rainier Ave S	1997		0.1	
Bagley Viewpoint	2548 Delmar Dr E	1908	1916	0.1	
Baker Park on Crown Hill	8347 14 th Ave NW	1991	1995	0.4	
Ballard Playfield	2644 NW 60 th St	1909	1911	3.4	R
Powell Barnett Park	352 Martin Luther King Jr Way	1966	1967	4.4	
Bar-S Playfield	3298 SW Hinds St	1927	1960	4.2	
Bayview Playfield	2614 24 th Ave W	1914	1914	4.6	
Beacon Place	S Dearborn St & 11 th Ave S	1896		0.3	
Beacon Hill Playfield	1902 13 th Ave S	1907	1926	4.6	R
Beer Sheva Park	8650 55 th Ave S	1907	1907	10.4	
Bellevue Place	Bellevue Pl E & Bellevue Ave E	1886		1.4	
Belmont Place	Belmont Pl E & Belmont Ave E	1886		0.1	
Belvedere Viewpoint	3600 Admiral Way SW	1912	1932	1.7	
Belvoir Place	3659 42 nd Ave NE	1958		0.4	
Benefit Playground	9320 38 th Ave S	1981	1981	2.2	
Bergen Place	5420 22 nd Ave NW	1975	1975	0.2	
Bhy Kracke Park	1215 5 th Ave N	1970	1974	1.5	
Bitter Lake Playfield	13035 Linden Ave N	1961	1964	7.5	

¹ D=Olmsted Brothers designed; I=Olmsted Brothers influenced; R=Olmsted Brothers recommended

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Park Name	Location	Year Established	Year Developed by Parks	Acreeage	Olmsted Brothers ¹
Katie Black's Garden	12 th Ave S & S Atlantic St	1993	1996	0.6	
Blaine Place	W Olympic Pl & 6 th Ave W	1889	1890		
Louisa Boren Park	15 th Ave E & E Olin Pl	1914	1974	7.2	R
Boren-Pike-Pine Park	Boren Ave & Pike St	1966		0.6	
Boylston Place	Broadway & Boylston Ave E	1902		0.0	
Bradner Gardens Park	1722 Bradner Pl S	1970	1976	1.6	
Brighton Playfield	6000 39 th Ave S	1913	1933	13.6	
Bryant Playground	4103 NE 65 th St	1976	1978	3.1	
Burke-Gilman Playground	5201 Sand Point Way NE	1980	1987	7.0	
Burke-Gilman Trail	8 th Ave NW to NE 145 th St	1974		72.6	
Cal Anderson Park	1635 11 th Ave	1901	1908	7.4	D
Camp Long	5200 35 th Ave SW		1938	55.7	
Carkeek Park	950 NW Carkeek Park Rd	1928	1928	186.0	
Cascade Playground	333 Pontius Ave N	1926	1936	1.9	R
Cheasty Greenspace	Cheasty Blvd S & S Della St	1998		43.4	
Christie Park	NE 43 rd St & 9 th Ave NE	1969	1981	0.1	
City Hall Park	450 3 rd Ave	1890	1911	1.3	R
Cleveland Playfield	S Lucile St & 13 th Ave S	1931	1934	2.6	
Coe Play Park	2420 7 th Ave W	1982	1982	0.2	
Colman Park	1800 Lake Washington Blvd S	1907	1907	24.3	D
Colman Playfield	1740 23 rd Ave S	1910	1940	2.8	
Columbia Park	4721 Rainier Ave S	1891	1907	2.1	I
Commodore Park	3330 W Commodore Way	1969	1977	3.9	
Cormorant Cove	3701 Beach Dr SW	1994	1997	0.6	
Cowen Park	5849 15 th Ave NE	1906	1909	8.4	I

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Park Name	Location	Year Established	Year Developed by Parks	Acreage	Olmsted Brothers ¹
Crown Hill Glen	19 th Ave NW & NW 89 th St	1997	2000	0.4	
Dahl Playfield	7700 25 th Ave NE	1952	1959	14.5	
Albert Davis Park	12526 27 th Ave NE	1964	1965	1.2	
Greg Davis Park	26 th Ave SW & SW Brandon St	1991	1993	1.3	
B.F. Day Playground	4020 Fremont Ave N	1907	1909	2.4	
Dearborn Park	2919 S Brandon St	1887	1959	7.7	I
Delridge Playfield	4458 Delridge Way SW	1912	1923	14.0	
Denny Blaine Park	200 Lake Washington Blvd E	1901	1930	0.2	I
Denny Park & Playfield	Westlake Ave & Denny Way	1884	1884	6.4	I
Discovery Park	3801 W Government Way	1972		512.5	I
Duwamish Head Greenbelt	Harbor Av SW & Fairmount Av SW	1982	2001	56.0	
Duwamish Waterway Park	7900 10 th Ave S	1979	1981	1.5	
East Duwamish Greenbelt	Carkeek Dr S & S Burns St	2001		79.8	
East Montlake Park	2802 E Park Dr E	1961		7.1	
East Queen Anne Playfield	1912 Warren Ave N	1910	1911	1.4	
Eastlake Triangle	Eastlake Ave E & E Prospect St	1886		0.1	
Myrtle Edwards Park	3130 Alaskan Way W	1970	1976	4.8	R
Fairmount Playfield	5400 Fautleroy Way SW	1913		5.3	
Fairview Park	2900 Fairview Ave E	1994	1997	0.8	R
Fautleroy Park & Ravine	3951 SW Barton St	1972	1975	32.9	
Firehouse Mini Park	712 18 th Ave	1970	1970	0.3	
First Hill Park	University St & Minor Ave E	1972	1978	0.2	
Prentis I. Frazier Park	401 24 th Ave E	1970	1970	0.4	
Freeway Park	700 Seneca St	1970	1976	5.2	
Fremont Canal Park	199 N Canal St	1978	1981	0.7	

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Frink Park	398 Lake Washington Blvd S	1907	1912	17.2	D
Froula Playground	7200 12 th Ave NE	1911		2.7	
Garfield Playfield	23 rd Ave & E Cherry St	1911	1912	9.4	R
Gas Works Park	2101 N Northlake Way	1963	1971	19.1	R
Genesee Park & Playfield	4316 S Genesee St	1947	1980	57.7	R
Georgetown Playfield	750 S Homer St	1923	1927	5.3	
Gilman Playfield	923 NW 54 th St	1931	1932	3.9	R
Golden Gardens Park	8499 Seaview PI NW	1923		87.8	I
Green Lake Park	7201 East Green Lake Dr N	1905	1910	323.7	D
Greenwood Park	N 87 th St & Evanston Ave N	1999	2001	2.2	R
Hamilton Viewpoint Park	1531 California Ave SW	1914	1952	16.9	I
Harrison Ridge Greenbelt	32 nd Ave E & E Denny St	1973		3.5	
Herring's House Park	W Marginal Way SW & SW Alaska	2001	2001	15.3	
Hiawatha Playfield	2700 California Ave SW	1910	1911	10.3	D
High Point Playfield	6920 34 th Ave SW	1977	1980	11.2	
Highland Park Playfield	1100 SW Cloverdale St	1925	1937	6.4	
Hing Hay Park	423 Maynard Ave S	1970	1974	0.3	
Howell Park	1740 E Howell PI	1901	1930	0.9	R
E.C. Hughes Playfield	2805 SW Holden St	1945	1952	6.3	
Hutchinson Playfield	S Norfolk St & 59 th Ave S	1910	1911	4.8	
Interbay Athletic Complex	3027 17 th Ave W	1960	1966	7.4	R
Interlaken Park & Boulevard	2451 Delmar Dr E	1905		51.7	D
International Children's Park	700 S Lane St	1979	1981	0.2	
Jefferson Park	4165 16 th Ave S	1909	1915	52.4	D
Judkins Park & Playfield	2150 S Norman St	1947	1953	6.2	

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Park Name	Location	Year Established	Year Developed by Parks	Acreage	Olmsted Brothers ¹
Kerry Park & Viewpoint	211 W Highland Dr	1904	1929	1.6	R
Martin Luther King Jr Memorial	2200 Martin Luther King Jr Way		1986	4.3	
Kinnear Park	899 W Olympic Pl	1889	1890	14.1	D
Kiwanis Preserve	36 th Ave W & W Ohman Pl	1956		8.7	
Kobe Terrace	221 6 th Ave S	1966	1976	1.0	
Lake City Mini Park	Lake City Way & NE 125 th St	1979	1980	0.2	
Lake City Open Space	14043 32 nd Ave NE	1999	1999	0.9	
Lake City Playground	2750 NE 125 th St	1989	2003	2.8	
Lake Washington Boulevard	Washington Park to Seward Park	1905		116.6	
Lakeridge Park	68 th Ave S & Holyoke Way S	1947	1961	35.8	
Lakeridge Playfield	10145 Rainier Ave S	1957	1961	3.9	
Lakeview Park	340 37 th Ave E	1908	1910	4.5	I
Lakeview Place	1042 Lakeview Blvd E	1886		0.0	
Lakewood Playfield	5013 S Angeline St	1924	1926	2.0	
Laurelhurst Playfield	4544 NE 41 st St	1927	1929	13.5	
Dr. Blanche Lavizzo Park	2100 S Jackson St	1977	1986	2.0	
Lawton Park & Playfield	3843 26 th Ave W	1950	1955	11.9	
Leschi Park	201 Lakeside Ave S & 36 th Ave/Ter	1888	1908	18.5	I
Licton Springs Park	9536 Ashworth Ave N	1960	1975	7.6	R
Lincoln Park	8011 Fauntleroy Way SW	1922		135.4	I
Llandover Woods	NW 145 th St & 3 rd Ave NW	1995		9.1	
Longfellow Creek Greenspace	SW Graham St & Delridge Wy SW		2002	34.0	R
Lowman Beach Park	7017 Beach Dr SW	1909	1910	4.1	
Loyal Heights Playfield	2101 NW 77 th St	1941	1950	6.7	
Madison Park	E Madison St & E Howe St	1890	1922	8.3	I

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Madison Park North	2300 43 rd Ave E	1922		4.5	
Madrona Park	853 Lake Washington Blvd	1890	1927	31.2	D
Madrona Playfield	3211 E Spring St	1927	1930	1.8	
Magnolia Greenbelt	Dartmouth Ave W & W Howe St			2.7	
Magnolia Park	1461 Magnolia Blvd W	1910	1927	12.1	R
Magnolia Playfield	2518 34 th Ave W	1935	1938	15.3	
Maple Leaf Playfield	1020 NE 82 nd St	1911	1932	14.1	
Maple School Ravine	Graham S & S 21 st St	2001		3.0	
Maple Wood Playfield	4801 Corson Ave S	1971	1974	15.5	
Marshall Viewpoint	7 th Ave W & W Highland Dr	1902	1904	0.8	
Marvin's Garden	22 nd Ave NW & Ballard Ave NW		1966	0.1	
Matthews Beach Park	9300 51 st Ave NE	1951	1962	22.0	
Mayfair Park	2600 2 nd Ave N	1971	1974	1.0	
McCurdy Park	2161 E Hamlin St	1946		1.5	
Meadowbrook Playfield	10533 35 th Ave NE	1960	1964	18.5	
Me-Kwa-Mooks Park	4504 Beach Dr SW	1971	1976	20.2	
Meridian Playground	4649 Sunnyside Ave N	1976	1981	6.5	
Miller Playfield	400 19 th Ave E	1906	1910	7.6	I
T.T. Minor Park	17 th Ave E & E Union St		1980	0.2	
Montlake Playfield	1618 E Calhoun St	1933	1934	27.0	
Mount Baker Park	2521 Lake Park Dr S	1907	1910	21.7	D
Nathan Hale Playfield	10750 30 th Ave NE			5.6	
North Beach Park & Ravines	24 th Ave NW & NW 90 th St	1972		9.6	
North Passage Point Park	600 NE Northlake Way	1968	1976	0.8	
North Seattle Park	10556 Meridian Ave N	1969		4.0	

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Park Name	Location	Year Established	Year Developed by Parks	Acreage	Olmsted Brothers ¹
Northacres Park	12718 1 st Ave NE	1963	1963	20.7	
NE Queen Anne Greenbelt	1920 Taylor Ave N	1991		10.5	
Northwest 60 th Viewpoint	6001 Seaview Ave NW	1995		0.5	
Observatory Courts	1405 Warren Ave N	1911	1939	0.8	R
Occidental Square	Occidental Ave S & S Main St	1971	1971	0.6	
Orchard Street Ravine	39 th Ave SW & SW Orchard St	1994		1.4	
Othello Playground	4351 S Othello St	1973	1977	7.6	
Pelly Place Natural Area	6762 Murray Ave SW	1993		1.0	
Peppi's Playground	3233 E Spruce St	1970	1970	2.3	
Terry Pettus Park	E Newton St & Fairview Ave E		1975	0.9	
Pinehurst Playfield	12029 14 th Ave NE	1954		1.3	
Pioneer Square	100 Yesler Way	1889		0.3	I
Plum Tree Park	1717 26 th Ave	1970	1970	0.3	
Pratt Park	Yesler Way & 20 th Ave S	1972	1976	5.6	
Prefontaine Place	3 rd Ave & Yesler Way	1912	1925	0.1	
Pritchard Island Beach	8400 55 th Ave S	1934	1938	19.1	R
Puget Park	1900 SW Dawson St	1912		20.1	R
Puget Creek Green Space		2003		0.2	
Puget Ridge Park	21 st SW & Croft Pl SW			0.1	
Queen Anne Bowl Playfield	2806 3 rd Ave W	1972	1972	4.8	
Rainier Beach Playfield	8802 Rainier Ave S	1969	1972	9.5	
Rainier Playfield	3700 S Alaska St	1910	1930	9.5	R
Ravenna Park	5520 Ravenna Ave NE	1889	1911	49.9	I
Ravenna-Eckstein Park	6535 Ravenna Ave NE		1986	3.1	
Regrade Park	2251 3 rd Ave	1976	1979	0.3	
Richey Viewpoint	63 rd Ave SW & Beach Dr SW		1989	9.9	

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APPENDIX A

Parks

Park Name	Location	Year Established	Year Developed by Parks	Acreage	Olmsted Brothers ¹
Riverview Playfield	7226 12 th Ave SW	1963	1966	42.3	
Dr. Jose Rizal Park	1008 12 th Ave S	1971	1979	9.6	
Roanoke Park	950 E Roanoke St	1908		2.2	R
David Rodgers Park	2500 First Ave W & W Raye	1883	1910	9.2	R
Rogers Playfield	Eastlake Ave E & E Roanoke St	1907	1931	1.9	R
Ross Playfield	4320 4 th Ave NW	1909	1929	2.3	
Rotary Viewpoint	35 th Ave SW & SW Alaska St		1974	0.2	
Roxhill Park	2850 SW Roxbury St	1955	1960	13.4	
Sacajawea Playground	1726 NE 94 th St	1961	1971	2.6	
Salmon Bay Park	2001 NW Canoe Pl	1890	1907	2.8	I
Sand Point Magnuson Park	7400 Sand Point Way NE	1975	1977	194.2	
Sandel Playground	9053 1 st Ave NW	1969	1972	3.7	
Stan Sayres Park	3808 Lake Washington Blvd S		1957	19.0	
Schmitz Preserve Park	5551 SW Admiral Way	1908		53.1	D
Emma Schmitz Overlook	4503 Beach Dr SW			17.4	
Seacrest Park	1660 Harbor Ave SW		1972	6.4	
Seattle Tennis Center	2000 Martin Luther King Jr Way S	1975	1976	8.5	
Seola Park	35 th Ave SW & Marine View Dr SW	1972		14.6	
Seward Park	5898 Lake Washington Blvd S	1911	1913	299.1	D
Sam Smith Park	23 rd Ave S & S Atlantic St (I-90 lid)			15.2	
Soundview Playfield	1590 NW 90 th St	1953	1961	10.5	
Soundview Terrace	2500 11 th Ave W	1905	1910	0.3	
South Day Street Park	1402 Lakeside Ave S			1.0	
South Lake Union Park	1000 Valley St	1984		1.2	

¹ D=Olmsted Brothers designed; I=Olmsted Brothers influenced; R=Olmsted Brothers recommended

APPENDIX A

Parks

Park Name	Location	Year Established	Year Developed by Parks	Acreage	Olmsted Brothers ¹
South Park Playfield	738 S Sullivan St	1910	1912	5.6	R
South Passage Point Park	3320 Fuhrman Ave E	1974	1977	0.9	
SW Queen Anne Greenbelt	W Howe St & 12 th Ave W	1990		12.5	
Spring Street Mini Park	E Spring St & 15 th Ave	1969	1970	0.3	
Spruce Street Mini Park	160 21 st Ave	1969	1970	0.7	
St. Mark's Greenbelt	1500 Lakeview Blvd E	1996		2.9	
Victor Steinbrueck Park	2001 Western Ave		1982	0.8	
Sturgus Park	Sturgus Ave S & S Charles St	1965		2.0	
Summit Place	Belmont Ave E & Bellevue Pl E	1886		0.0	
Sunset Hill Park	7531 34 th Ave NW	1907	1930	2.7	I
Taejon Park	Sturgus Ave S & S Judkins		1980	2.0	
Tashkent Park	511 Boylston Ave E	1970	1974	0.5	
Thorndyke Park	Thorndyke Av W & Magnolia Wy W			1.4	
Thornton Creek: Main Fork	Sand Point Way NE & NE 95 th St	1971		3.0	
Thornton Creek: North Fork	11736 Daniel Pl	1972		8.8	
Thornton Creek: South Fork	10228 Fischer Pl NE	2002		19.9	
Thyme Patch Park	2853 NW 58 th St	2000	2003	0.1	
Tilikum Place	5 th Ave & Denny Way	1908		0.0	
University Playfield	9 th Ave NE & NE 50 th St	1910	1911	2.7	R
Van Asselt Playfield	7200 Beacon Ave S	1933	1938	9.0	
Victory Creek Park	1059 Northgate Way	1996	1996	0.2	
Victory Heights Playground	1737 NE 106 th St	1954	1978	1.6	
View Ridge Playfield	4408 NE 70 th St	1949	1955	9.1	
Viretta Park	151 Lake Washington Blvd E	1901	1960	1.8	R
Volunteer Park	1247 15 th Ave E	1887	1909	48.3	D

¹ D=Olmsted Brothers designed; I=Olmsted Brothers influenced; R=Olmsted Brothers recommended

APPENDIX A

Parks

Park Name	Location	Year Established	Year Developed by Parks	Acreege	Olmsted Brothers ¹
Wallingford Playfield	4219 Wallingford Ave N	1924	1926	4.5	
Flo Ware Park	28 th Ave S & S Jackson St	1969	1970	0.5	
Washington Park & Playfield	2500 Lake Washington Blvd E	1934		193.9	D
Martha Washington Park	6612 57 th Ave S	1973	2001	9.6	
Waterfront Park	1301 Alaskan Way	1972	1974	4.8	
Webster Park	3014 NW 67 th St	1995	1996	0.8	
West Duwamish Greenbelt	Highland Pk Wy SW & W Marginal	1998		158.6	
West Ewing Mini Park	W Ewing St & 3 rd Ave W	1972	1973	0.3	
West Montlake Park	2815 W Park Dr E	1909	1923	2.8	
West Queen Anne Playfield	150 W Blaine St	1924		6.2	
West Seattle Stadium	4432 35 th Ave SW	1935	1937	11.6	R
Westcrest Park	9000 8 th Ave SW	1961	1977	81.1	
Westlake Park	401 Pine St	1987	1989	0.1	
Woodland Park	1000 N 50 th St	1889	1910	90.9	D

¹ D=Olmsted Brothers designed; I=Olmsted Brothers influenced; R=Olmsted Brothers recommended

APPENDIX B

Designated Landmarks

NOTE: The resources listed in the table at right have been designated Seattle Landmarks by the Landmarks Preservation Board. Development of the “Controls and Incentives” and/or Council proceedings are in process for those landmarks that have been designated as Seattle Landmarks but lack the final ordinance.

Table 12: Seattle Parks and Recreation City Landmarks.

Resource Name	Ordinance #, date
Belltown Cottages	Ord. 121220
California Ave. Substation	
Cheasty Boulevard South	
Ft. Lawton Historic District	Ord. 114011
Gas Works Park	Ordinance pending
Hat n’ Boots <i>(Owned by Georgetown Community Council. To be located in Oxbow Park.)</i>	
Hiawatha Playfield	Ord. 113090, 09/29/1986
Kinnear Park	
Kubota Gardens	Ordinance pending
Lake Washington Bicycle Path	
Langston Hughes Cultural Arts Center	Ord. 110354, 12/28/1981
Lincoln Park/Lincoln Reservoir and Bobby Morris Playfield	
Parsons Memorial Garden	Ord. 109319, 09/02/1980
Pier 59	
Queen Anne Boulevard	
Seattle Art Museum at Volunteer Park	
Seattle, Chief of the Suquamish, Statue	Ord. 112273, 05/06/1985
Seward Park Inn/Annex	
Volunteer Park Conservatory	

APPENDIX B

Designated Landmarks

Table 13: Seattle Parks and Recreation resources on the National Register of Historic Places.

Resource Name	Date Listed
Cowen Park Bridge	07/16/1982
Ft. Lawton Historic District	08/15/1978
Iron Pergola	08/26/1971
Seattle, Chief of the Suquamish, Statue	04/19/1984
Volunteer Park	05/03/1976
Washington Street Public Boat Landing Facility	06/10/1974

Table 14: Seattle Parks and Recreation resources on the Washington Heritage Register.

Resource Name	Date Listed
Alki Point and Duwamish Head	12/09/1970
Denny Park	12/09/1970
Ft. Lawton Historic District	08/15/1978
Gas Works Park	06/14/2002
Iron Pergola	08/26/1971
Seattle, Chief of the Suquamish, Statue	04/19/1984
Volunteer Park	05/03/1976
Washington Street Public Boat Landing Facility	06/10/1974

Table 15: Seattle Parks and Recreation resources located in Landmark Districts.

Resource Name	Landmark District
Bellevue Place	Harvard Belmont Landmark District
Bergen Place	Ballard Landmark District
City Hall Park	Pioneer Square
Columbia Park	Columbia City Landmark District
Hing Hay Park	International Special Review District
International Children's Park	International Special Review District
Kobe Terrace	International Special Review District
Occidental Square	Pioneer Square
Pioneer Square	Pioneer Square
Prefontaine Place	Pioneer Square
Victor Steinbrueck Park	Pike Place Market Historic District

APPENDIX C
Section 106

The National Historic Preservation Act (NHPA) of 1966 was enacted by Congress to preserve our nation's historic and cultural resources. Section 106 of NHPA requires every federal agency to consider how its proposed project, program, or activity ("undertaking") affects historic properties. It also requires that the Advisory Council on Historic Preservation, a federal agency, be allowed an opportunity to comment on the proposed undertaking. Section 106 review ensures that preservation issues are considered as part of federal agency planning and that the legal requirements are upheld. If there are any adverse effects on historic properties, there must be an agreement with the State Historic Preservation Officer (SHPO) to address the effects. Projects are expected to conform, as much as possible, to the *Secretary of the Interior's Standards and Guidelines for Historic Preservation Projects*.

In Seattle, Section 106 agreements have been made for the following properties: Sand Point, Fort Lawton and the South Lake Union Armory. All three of these properties were former military sites that were transferred to the City when they were no longer needed by the federal government. Generally, the federal agency consults with the State Historic Preservation Officer (SHPO) and they must agree that the undertaking will be done in accordance with stipulations that will satisfy the requirements of Section 106.

Sand Point – The 1998 MOA is centered on the facilities within the Naval Station Puget Sound (NSPS) Sand Point Historic District. (This is not a Seattle Landmark District.) The MOA focuses on preservation of the historic district and its

contributing elements, including trees, concrete stairs, view corridors, and a wrought iron gate. Demolition of buildings or parts of buildings requires prior consultation with the SHPO.

Impacts on historic preservation were documented in the Sand Point Reuse Project Final Environmental Impact Statement (October 23, 1996, page 99). "General Mitigation Measures. As part of its compliance efforts under Section 106 of the National Historic Preservation Act (16 U.S.C. 470), a programmatic agreement (Memorandum of Agreement [MOA]) with SHPO and the Advisory Council on Historic Preservation was developed. This MOA established a process for property conveyance to preserve the historic district and its contributing elements. The property conveyance required the City of Seattle to prepare an Historic Resources Reuse and Management Plan (HRRMP) detailing the proposed compatible reuse of the historic buildings. This plan may incorporate ideas from all or part of the HARP plan for Sand Point (EDAW 1994). The plan will be submitted to SHPO for approval and used to perform annual compliance reporting. Demolition of buildings or parts of buildings within the historic district will require prior consultation by the recipient with the SHPO and other interested parties. The preservation plan will also require that any exterior maintenance or modifications be done consistent with the approaches recommended in the *Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Buildings* (National Park Service 1990). Prior to demolition or modification of historic structures, the City shall consult with the Landmarks Preservation Board and adhere to all applicable requirements."

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Section 106

Fort Lawton – The 1978 MOA identified a number of requirements pertaining to the buildings in the Fort Lawton Historic District as part of the transfer of 127 acres of Fort Lawton to the City. The focus of these requirements is on building preservation and maintenance. The Agreement also set forth procedures for demolition and substantial building alterations. Specific features of the individual buildings were not called out in the Agreement.

“Due to the 1978 listing of the core of the former Fort Lawton as a historic district on the National Register of Historic Places, the 1980 transfer of the Fort Lawton uplands from the Federal Government to the city of Seattle as an addition to Discovery Park included a Memorandum of Agreement that contained numerous stipulations intended to avoid or mitigate any adverse effects of such a transfer upon the historic character of the District. One of these required the City, in consultation with the State Historic Preservation Officer, to develop and implement an interpretive program for the Fort Lawton Historic District. Another required the City, also in consultation with the State Historic Preservation Officer, to prepare a plan to identify the location and relationship of any demolished buildings in the District. This plan is intended to fulfill such requirements.” (page. 2, Revised Interpretative Plan for the Fort Lawton Historic District in Discovery Park, January 1990, Seattle Department of Parks and Recreation)

South Lake Union Armory – The MOA for the transfer of the Lake Union Naval Reserve Center was completed in 1999. Building 10, the Armory, and Building 27, the Neptune Building, were covered under the agreement. Since then, the

Neptune Building has been demolished. As with other Agreements, Parks agreed to work with the SHPO on resource protection. Parks further agreed to nominate the building as a Seattle Landmark. [Note: This action will be underway later in 2003.] Special features identified in preliminary studies include the Art Deco and Art Moderne architectural style with concrete exterior and nautical features such as the anchor and eagle emblems at the west door. Interior features include a parquet-type drill hall floor, terrazzo-floored foyers decorated by a central compass, and stairwells with grooved archways, scored walls and curved elements and recessed display panels with cast curved frames.

MOA Stipulations to transfer South Lake Union from the Navy to the City of Seattle. There “shall include a protective covenant for historic resources for Building 10 [Armory].”

Building 10: Significant Exterior Features. Building architectural style is Art Deco and Art Moderne conveyed in massive concrete exterior, geometric and grooved detailing and nautical references in decorative elements (anchor/eagle emblems at west door). A continuous entablature encircles the building, with a grooved and button patterned cornice articulating the parapet wall. Two story window bays are recessed and framed by the entablature, squared concrete columns and apoured concrete foundation course. Each window bay consists of paired three-light windows stacked above paired four light windows. A cast coffer-like panel separates the stacked windows. Current windows are aluminum replacements installed in 1989 (prior to historic evaluation). They are similar

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Section 106

in detailing and operation to the original steel ones, with slightly wider sashes. A flat built up roof encloses the office space. Four-light clerestory windows on side walls and massive concrete end walls incorporating roof vents support the gabled drill hall roof. The west entryway is flanked by eight window bays on each side. The two story entry alcove projects out slightly from the main façade supported by two squared concrete columns, while the actual doorway is slightly recessed. There is a recessed window sized opening faced in wood on either side of the entry doors. There is a stairway projection trimmed with gold stars on each side. The north doorway is a simplified version of the main entry. The entry alcove projection contains three small horizontally oriented windows. It has stairway projections identical to the west entry. The roofline steps back to the fourth floor, which provides inclusive views of Lake Union from rooms on this level. The center entry on the south side contains a single glass and metal door flanked by a 3-light transom. The entry at the south end of the east side serves a loading dock, has a metal rolling door and is not a contributing feature.

Building 10: Significant Interior Features. North and west entries open onto into terrazzo floored foyers decorated by a central compass. Other contributing elements of the west entry are ceiling molding, scoring on the walls, entry doors, and the granite and marble threshold doorplates. The stairwells in west entry area of the building are detailed with grooved archways, scored walls and curved elements including stair end walls and recessed display panels with cast curved frames.

The drill hall is the centerpiece of the facility with its exposed steel trusses (currently partially concealed by suspended acoustical tile ceiling) and large interior undivided space. The drill hall floor is unique, consisting of 2 x 4 wood studs cut into approximately 2 1/2 –inch length and installed end to end into a metal track resting on a mastic covered concrete slab.

There is a two-chamber damage control wet trainer located on the northeast wall. A second level balcony with a metal railing surrounds the drill hall area. The ward room located in the northeast corner of the second floor contains a roman brick fireplace built into a curved wood wall unit and a wood parquet floor, wood base boards and original doors. The former indoor rifle range area, located south of the wardroom down to room 215, retains its hinged steel window guards. The ship bridge simulation space on the fourth level at the north end is a contributing building feature. Additional contributing details include two service windows on either side of Room 223 and glazed wall tile and glass block inserts in three men's restrooms (room 143, 219, 237).