

OLMSTED BROTHERS  
LANDSCAPE ARCHITECTS, BROOKLINE, MASS.

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1st October, 1909.

Mr. W. J. Kerr,  
President Oregon Agricultural College,  
Corvallis, Oregon.

Dear Sir:--

We visited the grounds of the Oregon Agricultural College at your request and were able to give you offhand such advice as the circumstances seemed to call for, both as to the desirability of securing more land to provide for the convenient growth of the college, and as to locations for various buildings which had already been authorized or which you anticipated would be needed in the near future.

We now record the advice given and such additional ideas as have since occurred to us, together with some reasons for our advice.

In common with most American colleges, especially the state supported colleges, Oregon Agricultural College has had of late years a rapid growth and bids fair to continue to grow rapidly for many years to come.

Pres. Kerr - 2

Experience shows that this growth takes place not only in the number of students, with a proportionate growth in the number of instructors and in building accommodations, but in addition there is a relatively greater growth in the number and variety of buildings and equipment. With increasing income and number of students, the college seeks to offer a wider choice of subjects and to provide better instruction and better laboratory and shop facilities and more differentiation between the instruction and facilities for men and those for women. This policy evidently involves more and larger buildings than the college now has relatively to the number of students. At the same time, the constantly increasing number of graduates scattered over the state and their increasingly thorough and more technical education gradually awakens public opinion to a better realization of the advantages of the college to the state, and thus the public becomes increasingly willing and even urgent that the legislature provide increased appropriations for the salary list and incidental expenses, and especially for relatively more and larger and better buildings.

Pres. Kerr - 3

This growth in number and size of buildings necessitates more land, both for building sites and to permit a more spacious and a more systematic and dignified disposition of buildings than that which a crowded condition would permit.

NOMENCLATURE. It would be desirable to distinguish the dormitories from the working buildings by calling each a "house" instead of a "hall", reserving the latter appellation for working buildings. Thus Waldo Hall and Cauthorn Hall should be renamed Waldo House and Cauthorn House. The use of such a general term as building should be dropped and the subject taught in a given building should be used as a noun instead of as an adjective. Thus Administration Building and Mechanical Arts Building, the designations used on the map, should be Administration Hall and Mechanic Arts Hall, respectively. The nomenclature on the map is not consistent. Whenever practicable, it would be better, because shorter, to omit the word Hall, as, for instance, The Dairy, The Auditorium, instead of The Dairy Building, The Assembly Hall. On the other hand, it would perhaps be better to call The Armory, Military Hall, because that would be a more comprehensive designation and one that would convey the idea of its purposes more fully and give it greater

Pres. Kerr - 4

dignity. A power building is often called a "power house" but in order to keep "house" for the dormitories it may be well to call it Power Plant or even Power Hall, if it has architectural dignity.

Before we can advise convincingly as to the acquisition of more land we must have as clear an idea as possible of what the future work of the college is to be, in order that we may list the existing buildings and sites for future buildings as a preliminary to arranging them according to an orderly and convenient and effective plan.

As we understand it, there is no expectation that Oregon Agricultural College will become a university.

A college is defined as a place for the orderly training of youth in those elements of learning which should underlie all liberal and professional culture. Its scheme of studies admits of comparatively limited choice. Its discipline includes compulsory attendance in classes engaged mainly in the study of languages, mathematics and science and the elements of various technical pursuits in which science and art and knowledge of the past accomplish-

Pres. Kerr - 5

ments of civilization are applied. Its standards of scholarship, range of studies, and discipline are intermediate between the public high school or academy and the university.

The state agricultural colleges are rapidly expanding, both from the standard college and from the technical school of agriculture, to include other technical instruction, especially the various branches of engineering and domestic science. It has already become a fair question why many of these colleges would not better be called technological colleges instead of agricultural colleges. It is necessary to realize this continual expansion in order to allow adequate space on the college grounds for the systematic interpolation and addition of the buildings for additional undergraduate technological studies as rapidly as the demand becomes urgent and as funds become available. For instance, scientific commercial forestry is now rapidly being provided for in colleges. Hydraulic engineering must soon receive equal attention. With increasing density of population, sanitary engineering may eventually require a separate building. Bacteriology, particularly as applied by the employees of municipal, state and

Pres. Kerr - 6

national Boards of Health in the enforcement of municipal regulations and state and national laws, will be taken up by many students as a profession. Physiological Chemistry may in time require a separate building owing to the increasing number of students taking it in preparation for the study of medicine. Applied Chemistry and Physics may before many years require a separate building because of the growing demand for commercial chemists. Architecture assuredly ought not to be taught and housed as a mere branch of civil engineering. Works of architecture are constantly before almost every one and it is of vital importance to have them beautiful and attractive. This they can hardly be unless those who study architecture are imbued from youth with an appreciation of what is beautiful and how to attain it in any works which they may control. It is therefore of the utmost importance that students of architecture should work in a building largely devoted to the exhibition of pictures and models of beautiful yet practical works of architecture. With increase of manufacture in the state, of personal

Pres. Kerr - 7

and domestic and other articles in which the element of beauty is more or less important, there will come the need of instruction in esthetics and decorative design, which should be provided for in a separate building. No doubt still other buildings will have to be provided for various applied sciences.

Besides these various working buildings there is the question of providing residence buildings. It appears to be eminently proper that the President should be provided with an official residence suitable for entertaining on a much larger scale than is expected of professors and other officials of the college. It is open to doubt whether it is advisable for the State to provide residences for the professors and other officials. In some colleges it is done to some extent either because there are not enough privately owned residences in convenient proximity to the college or as an indirect way of increasing the compensation of professors or other officials of the college, or simply because the college has purchased dwellings with land acquired primarily for the purpose of securing it in advance of anticipated need for sites for additional working buildings. It has not been and is not likely to be the policy of Oregon Agricultural College to supply residences for all of its professors

Pres. Kerr - 8

and officials who may request it, hence this topic may be dismissed with the statement that the only private residences to be provided by the college will be the President's House and a few cottages for such employees as must, owing to the nature of their work, live in the closest proximity to their work, as is the case in some of the work of the animal husbandry department. It is also understood that some rooms in dormitories will be occupied by some of the teaching force as part of the disciplinary system and by some minor employees without families or not wishing to keep house.

The question of students' dormitories may be regarded as having been settled in favor of having dormitories which are to be provided as fast as they are needed and as rapidly as appropriations are made for them. So long as it remains possible for students to find accommodations in private houses in the city, and so long as appropriations are inadequate for every reasonable requirement of the college, it is obvious that the erection of needed working buildings must take precedence over the erection of dormitories. So far as the plan for the laying out of the grounds is concerned, it is only



Pres. Kerr -- 9

necessary to provide sites for future dormitories so that when built they will not stand in the way of the best disposition of working buildings which may have to be erected afterwards. The question of how many sites should be reserved for dormitories does not need to be determined as definitely as that of working buildings, because dormitories should not be interpolated among working buildings, but should occupy the periphery of the college group. Hence when more sites are required for dormitories than can properly be assigned in the land now owned or which it is contemplated to acquire in the near future, they can be bought north of Monroe Street, or even south of Jefferson Street, if necessary.

An important question as affecting the number and sizes of buildings for which sites should be planned is that of the total number of students to be provided for both in working buildings and dormitories. It is a question the answer to which has not been indicated by the ultimate authority, namely, the State Legislature.

Our belief is that the state university should be in or close to the largest city of the state and that it should be expected to be the only real un-

Pres. Kerr - 10

iversity in the state and consequently that it would grow in proportion to the population and wealth and civilization of the state. We believe that the state colleges, of which there would be two or more, should be located with due regard to geographical distribution and accessibility. We believe, moreover, that each state college should be limited in number to say 2000 students with the expectation that its growth would be purposely kept down to a very slow rate after the number of students has reached say 1500. While the principal studies would be duplicated in each state college as they are in high schools, some studies would doubtless receive much more attention in one college than in others in order to meet local demands and for greater efficiency. There seem to be good reasons for limiting the relative number of women students to say half that of the men students. If so, it might prove necessary to establish additional special technical colleges exclusively for women in order to take care of the surplus. If such a limitation should be adopted, it would not necessarily follow that the capacity of men's dormitories should be twice that of women's dormitories as it would doubtless be decided best to provide more completely in that respect for

Pres. Kerr - 11

women students than for men students. If these ideas prevail it would probably be advisable to provide ultimately, at Oregon Agricultural College, dormitories for about 500 to 600 men students and for from 400 to 500 women students, it being assumed that about half of the men students and about one quarter of the women students would live in fraternity houses, or at their homes or in lodging and boarding houses. Dormitories should not be as large as they have often been made. Allowing only 50 students to each dormitory, as an average, there would be required eventually from ten to twelve dormitories for men students and from eight to ten for women students.

In summarizing the above speculations as to the buildings for which sites are to be provided, we may divide them into three lists, - one for buildings existing or being built or soon to be erected, the second for buildings to be erected within five or ten years and the third for buildings which may possibly be required later.

Pres. Kerr - 12

1. BUILDINGS EXISTING OR BEING BUILT OR NEEDED AT ONCE.

Administration Hall (enlarge existing)

Library (new)

Military Hall (being built)

Gymnasium (use present Armory)

Chemistry and Physics Hall (use present Agricultural Hall)

Civil, Mechanical and Electrical Engineering and Architecture (enlarge present Engineering group)

Mining Engineering and Metallurgy (new)

Domestic Science Hall-(new)

Music Hall (new)

Art Hall (new)

Auditorium (new)

Pharmacy Hall (existing moved)

Agriculture Hall (being built)

Horticulture Hall (new)

Four Women's Dormitories for 200 (new)

Dairy (new)

Power Plant (being built)

Pres. Kerr -- 13

According to this list appropriations to be made by next two legislatures would be for

Administration Hall (additions)

Library

Engineering and Architecture (additions)

Mining Engineering (land and building)

Domestic Science (and land)

Music Hall (and land)

Art Hall (and land)

Auditorium (and land)

Pharmacy (move and land)

Horticultural Hall and greenhouses

Dairy

Four Women's Dormitories (for say 200) (and land)

Pres. Kerr - 14

2. BUILDINGS TO BE ERECTED WITHIN 5 OR 10 YEARS.

Administration Hall (second set of additions)

Gymnasium for men

Chemistry Hall

Physics Hall

Civil Engineering Hall

Mining Engineering Hall (additions)

Electrical Engineering Hall

Biology Hall

Forestry Hall

Pharmacy Hall

Veterinary Hall

Agricultural Mechanics Hall

Judging Pavilion

Veterinary Hospital

Athletic Field House

Farm Employees Cottages

Cattle Barn

Horse Barn

Sheep Barn

Poultry Barn

Fruit Barn

Vegetable Barn

Pres. Kerr - 15

Agricultural Tool Barn

Women's Gymnasium

Students' Social Hall

Two Women's Dormitories (for 100)

Seven Men's Dormitories (for 350)

President's House

3. BUILDINGS WHICH MAY POSSIBLY BE REQUIRED LATER.

Hydraulic Engineering Hall

Sanitary Engineering Hall

Architecture Hall

Bacteriology Hall

Physiology Hall

Applied Chemistry and Physics Hall (old Agricultural Hall)

Two Women's Dormitories (for 100)

Six Men's Dormitories (for 300)

Applied Art Hall

Ceramics Hall

Stadium

Mechanical Engineering Hall (additions)

Mining Engineering Hall (additions)

Metallurgy Hall

Electrical Engineering Hall (additions)

Pres. Kerr - 16

Domestic Science Hall (additions)  
Music Hall (additions)  
Horticultural Greenhouses (additions)  
Power Plant (addition)  
Agricultural Barns (additions)  
Agricultural Experiment Station  
Infirmary  
College Inn  
Dining Hall  
Printing Hall

ADDITIONAL LAND. The need of more land has already been realized to some extent. It is the intention to extend the college grounds about the width of a block southward to the railroad west of 16th Street, and to acquire the land west of the old armory to the road in front of Cauthorn House and northward from the road north of Waldo House to the new Agronomy Hall, and west of this still further north to the north line of the farm.

For the sake of securing a dignified frontage and to open up the College to view from the city and from trains, the college grounds should be extended eastward the width of half a block to 9th St. and



Pres. Kerr - 17

and from Monroe southward to Jefferson Street.

To provide adequate space for the growth of the Engineering Departments, it is of the greatest importance to extend the college grounds northward to Monroe St. west of the present Mechanic Arts (west) shops to the street that passes the rear of Agronomy Hall, and to provide adequate space for future dormitory and other building requirements, the land along the south side of Monroe St. should be secured as far west as College Crest St. West of this street the land should be secured for the needed enlargement of the farm.

After the acquisition of sufficient land, the next most important question is that of the convenient and effective distribution of buildings.

GROUPING OF BUILDINGS. Those working buildings which are most used by the largest number of students of various classes should, for convenience, be centrally located; those for the use of departments, as they do not concern the whole body of students, should be located in groups in a zone surrounding the central nucleus; and dormitories, the president's house, farm barns and farm animal attendants' cottages

Pres. Kerr - 18

should be in an outer zone.

(6) The working buildings which should form the central nucleus<sup>2</sup> are the Administration Hall, the Library, and the Gymnasium, because presumably every student would have occasion to go to each of these buildings at least once daily throughout the whole undergraduate period.

The next zone of buildings should include the Physics, Chemistry and Biology Halls; the Military Hall, the Auditorium, the Domestic Science, Music and Art Halls; the Civil, Mechanical, Mining and Electrical Engineering groups; the Agricultural group, including Agronomy Hall, the Dairy, Animal Husbandry Hall, Veterinary Hall, Agricultural Mechanics Hall, Horticultural Hall, Forestry Hall and Pharmacy Hall; and all other technology buildings.

(6) The outer zone should include the Athletic Field House, the Power Plant, the Dormitories, the President's house, and, on the side toward the farm, various Agricultural buildings, such as the Cattle barn, the Horse barn, the Veterinary Hospital, the Judging Pavilion, Sheep barn, Swine barn, Poultry buildings and so on.

Chemistry and Physics are so intimately related that they would best be in a dual or connected

Pres. Kerr - 19

building and at the same time they are so important to the Engineering branches that their building should be as close as practicable to the groups of Engineering Buildings.

In a small college the gymnasium may have to be used jointly but mainly at different hours, by both men and women students, and for the same reason it may have to be so located that it will serve likewise as the field house for the baseball and football fields and the athletic ground. When the number of students has greatly increased, however, the better plan is to provide a separate women's gymnasium; and usually the ball and athletic grounds must be moved further from the center to provide more close in building sites and then it becomes necessary to provide a field house separate from the gymnasium, which, as has already been stated, should be centrally located.

The Agricultural buildings should be grouped on the side toward the farm, as should also the Horticultural and Forestry buildings.

The Biology building should be located so as to be convenient to both the Domestic Science build-

Pres. Kerr - 20

ing and to the Agricultural and Horticultural groups.

The Military Hall should be as near as practicable to the Engineering and Agricultural groups and to the Administration and other centrally located buildings, since the military drill is compulsory, and <sup>it</sup> should closely adjoin a large smooth field suitable for outdoor drill.

The Power Plant should be connected with a railroad spur for economy of delivery of fuel.

The Women's dormitories should be near the central group of buildings but also near a good district of private residences (where many students will board and lodge) in order to facilitate desirable social intercourse, especially between students and the families of professors and other officials of the College, much of which may be after dark or during inclement weather. They should also, if possible, be where they will command good views and should have ample grounds for tennis, shade trees and landscape gardening.

In locating the principal buildings due regard should be paid to the object of having as many as possible show from the main approach, even if only

Pres. Kerr - 21

partially, so the whole group may present as imposing and interesting an appearance as possible with due regard to other important requirements such as convenience and dignified design. One story buildings are apt to be less imposing than two or three story buildings and they may therefore be placed in the background of the view from the main approach.

In studying the application of the above and other considerations to the grouping of the various buildings, which may easily number a score or more, many puzzling questions arise in most colleges and especially now in the case of Oregon Agricultural College where several masonry buildings already exist. In giving advice it should be understood therefore that the locations recommended for particular buildings are not in all cases as convenient or as logically related as might have been the case if existing buildings did not limit and control the placing of additional buildings. It is obvious also that boundaries and topography very materially limit the possibilities in this respect.

APPROACHES. The approaches by existing streets are in general excellent. Monroe, Madison and Jefferson Streets form direct approaches from the

Pres. Kerr - 22

(1) business centre of Corvallis to the whole of the north side, the middle of the east side and most of the south side, respectively, of the college grounds. Other streets north and south of the college form good secondary approaches. The approach from the railroad station lacks directness and dignity. Parts of four blocks of land intervene in the view from the railroad station to the present Administration Hall. . One block is in the way of even a fairly direct course for walking from the railroad station to the present Administration Hall and to several other buildings. If this block could be made into a public square and a system of walks laid out across it, that would greatly facilitate short-cutting. Such a public square would also markedly increase the dignity and agreeableness of this approach to the College. There are so few buildings and other improvements between the railroad station and the college that a radical improvement of the street system, by which this important approach to the College could be very greatly improved, is still within the bounds of possibility.

Monroe St. should certainly be widened

Pres. Kerr - 23

west of the cross-ditch to its width east of that point, before further improvements make it difficult. It will thus be made more dignified as the main boundary street of the college grounds, as well as more commodious and suitable for the route of a future street railway.

Front Park. Owing to the fact that the ground for nearly a quarter of a mile westward from the east end of the college property was low and originally ill drained, the college buildings have nearly all been located west of this low land. This circumstance, while it has resulted in considerable inconvenience by greatly increasing the distance to be walked from the business center and many of the residences, boarding houses and lodging houses of the city to the college buildings, is a most fortunate one from the point of view of landscape design, since it affords ample opportunity for a broad, imposing park meadow between the principal entrances and the buildings, thus setting the group of buildings at such a distance from the principal entrances, that the eye can take in the group as a

Pres. Kerr - 24

whole. This space also provides opportunity for a beautiful landscape foreground in these views, as well as in the views from the college buildings over the city to the hills northeast, east and southeast of it. It also serves to keep the sordid and more or less ugly details of the city at such a distance that they can be partly screened by street trees, besides being less obtrusive. Incidentally, this space affords a prominent, convenient and suitable place for occasional battalion drills and reviews, such as would not unduly wear out the grass, it being understood that the more frequent outdoor drills should take place where the wearing of the turf will be less objectionable. But even if the turf of this Front Park should be worn out more than would be agreeable, the importance of battalion drill and parades as a dignified and legitimate means of advertising the College is such as to fully justify this use of the Front Park, at any rate for a good many years. A mistake has been made in design by planting shade trees along the central walk and these trees also greatly interfere with the use of the mead-



Pres. Kerr - 25

ow as a military parade ground. Gently curving walks and drives with shade trees can be laid out from the Madison Street entrance to the Administration building, with branches to the present Agricultural and Mechanical Halls, that will be but slightly longer than the central walk to the present Administration building and actually shorter to the two other buildings mentioned. It would then be desirable to do away with the central walk, but even if not, the shade trees along it should be removed, both because of the importance of keeping the views open and to facilitate military parades.

The great importance of extending this Front Park to 9th Street, in which is the railroad, and southward to Jefferson Street has been remarked upon and cannot be too strongly urged upon the Regents and upon the Legislature. Not only would it afford the dignified street frontage which all important public institutions in cities should have, but it would open up the college group of buildings to view for the people passing in trains, many of whom are important and influential citizens, thus affording them a pleasurable sensation and the gratification of realizing the pros-

Pres. Kerr - 26

perity of this public institution which does more probably than any other toward increasing the wealth and prosperity of the state and to the maintenance of which they contribute through taxation. In other words, to thus open up the College to view from the trains would advertize it and aid its growth in numbers of students and income out of all proportion to the probable cost of the required land. Even if the whole cost could not be afforded at once, a moderate annual appropriation would enable the Regents to secure lots from time to time as they might come in the market at reasonable prices or to head off building upon them by buying or condemning them.

ORIENTATION OF BUILDINGS. The question of the orientation of the more recent and some contemplated buildings has already received careful consideration and in the location of Waldo Hall and the new Agricultural building it was determined, so far as now appears very wisely, to depart from the orientation of nearly all of the important earlier buildings and to relate them to the land lines and street system toward the south and west instead of to the street system toward the north and east. At any rate the departure was made and must hereafter control the location of nearly all buildings west of the range of the

Pres. Kerr - 27

Administration Hall.

New Administration Hall. It is already expected that the present Administration Hall will soon have to be enlarged or a larger one built in place of it. It therefore becomes important to consider the question of its location and orientation thoroughly as having a vital relation to the plan for location of other buildings west of it. The most economical project would be to simply enlarge the present building by symmetrical additions at each end, according to the present orientation, so planned that they would admit of further additions extending rearward, that is westerly, but according to the orientation adopted for the new Agriculture Hall and Waldo Hall with the ultimate intention of closing in a courtyard, west of the present Administration Hall, by a long and imposing addition facing westward upon a fine, large campus extending westward to the new Agriculture Hall and closed in north and south by other future buildings. It is questionable, however, whether it would not be in the long run more satisfactory to move the present Administration Hall to a site about where the present small power plant is, turning it

Pres. Kerr - 28

so as to face south and so as to accord with the orientation of the new Agriculture Hall and then or later connecting it by wings with the southwest corner of Mechanics Hall and with the south end of the shops thus in time forming a new and rather imposing facade for the south side of this engineering group and which would harmonize in orientation with the future buildings west and south of it, assuming that the new Administration Hall would also be related to the same orientation. The fact that the present Mechanics Hall would not agree with this new orientation would not be disagreeable, because it would face toward the main entrance and would agree with Jefferson Street close to which it is. The old Agriculture building, south of the present Administration Hall, could hardly fail to seem badly placed and to be badly related to the proposed entirely new Administration Hall because it would not<sup>be</sup> parallel with it and would face diagonally away from the main entrance. The adoption of the second project of an entirely new Administration Hall would therefore imply that this blemish of the bad orientation of the next building south of it would have to be endured until such time

Pres. Kerr - 29

as the luxury of swinging it around to face east could be afforded. It is to be observed that through the gaps between the Administration Hall and Mechanics Hall on the north and between it and the old Agricultural building on the south, (the old wooden <sup>Mines</sup> building and the dwelling west of it being removed,) there will be views from the main entrance of important buildings beyond, and that past the south end of the old Agricultural building there will be other buildings visible more or less through and over trees.

Main Quadrangle. Assuming that needed land will be added along the south side of Monroe Street and that the present Pharmacy and Mines No. 2 buildings are moved away, it will become feasible to form a large rectangular campus extending from the west front of the future Administration Hall to the east front of the new Agriculture Hall. It seems best, after a preliminary study of the grouping of future buildings to reserve the land between the new Y.M.C.A. building and the existing shops and from the proposed campus northward to Monroe Street for future Engineering buildings which can also be extended north of the Y.M.C.A. building and westward along the Monroe Street frontage as far as may be necessary. The portion of the Engineering group of

Pres. Kerr -- 30

buildings east of the Y.M.C.A. building should be planned to present an imposing front facing south toward the main quadrangle and probably lining up with the future south frontage suggested for the Mechanical Engineering group. On the same line but west of the Y.M.C.A. building seems a good place for a new Physics building or a combined Physics and Chemistry building, and west of this again, if space remains, would be a good site for an Auditorium building. This latter building would, however, probably face the north side of the Agronomy wing of the new Agriculture Hall but at a considerable distance from it. Strictly speaking, the north side of the main quadrangle would be framed in by a new Engineering building and by a new Physics building, with the Y.M.C.A. building between them but so far back of their fronts as not to actually bound the quadrangle. It would be better to assume that the Y.M.C.A. building is to be eventually removed to some less important site. Of the two corresponding sites facing north on the south side of the quadrangle, one might well be used for the Library, and the other, if it should be determined to provide a separate Field House, for the Gymnasium. In this project for a main quadrangle the buildings on the opposite sides would

Pres. Kerr - 31

not be symmetrically related to each other. The future Administration Hall on the east would not be opposite the new Agriculture Hall on the west, the former being presumably located immediately back of the existing Administration Hall, in order to be on the height of land, and the new Agriculture Hall having been located a good deal further south than the axis of the Administration Hall. If it should be deemed worth while to secure greater symmetry, the future Administration Hall might be placed symmetrically with the new Agriculture Hall, it being locally merely a matter of filling and architectural adjustment to the low grade east of it, but if a large building it would be partially hidden from the main entrance by the old Agriculture building. It would also lose in balanced relation to the Front Park. On the whole, as the proposed quadrangle is so large, and as it has more or less slope, especially in the southeast corner, and as the buildings about it may vary greatly in size, mass and style it seems unnecessary to try for complete symmetry in the placing of the buildings about

it. It would probably be convenient to ignore complete symmetry in planning the walks in this quadrangle especially as ample provision must be made for short-cutting and this partial lack of symmetry might be carried into the tree planting.

West Quadrangle. Back, that is west, of the new Agriculture Hall, it would be desirable to form another large quadrangle, and in this case the buildings can easily be placed exactly opposite each other. In the middle of the north side of this quadrangle could be placed the Domestic Science Hall, with the Art Hall east of it, and the Music Hall west of it. On the west side of this quadrangle could be placed the Veterinary Hall in the middle on the axis of Agriculture Hall, with the Dairy or the Judging Pavilion north of it and the Veterinary Hospital west of it, leaving Cauthorn Hall, if desired, south of it, where it now is. On the south side could be placed the Biology Hall, in the middle, on the axis of the Domestic Science Hall with the Pharmacy Hall east of it and the Forestry Hall west of it. Agricultural Mechanics Hall could be placed back (west) of the Dairy and north of the Veterinary Hospital, and the Judging Pavilion



Pres. Kerr - 33

north of that. At present it is planned to add the Dairy on behind (west) of the center of the new Agriculture Hall. If this idea of a second quadrangle is adopted that site would be decidedly objectionable as it would affect the appearance of the quadrangle very badly. Instead there should be a central door and an imposing porch on the west side of the middle mass of the new Agriculture Hall, so it would be a double fronted building, as its relation to the two quadrangles would demand.

Military Hall. The site of this building has already been determined. On the whole, no better site was available. It is perhaps a little inconveniently distant from the existing and future Engineering buildings and from the future Agricultural buildings other than the new main Agriculture Hall, but it is sufficiently near the Administration Hall, the proposed library, etc. As regards appearance, its site is a good one, as it is on low ground, is in an outer zone, has its front toward the principal existing and future buildings, and is conveniently near the Front Park parade ground. Being close to the boundary it will serve to screen from view the rears of houses on adjoining private

Pres. Kerr - 34

land. The only important objection to it is that it interferes with the existing athletic ground.

Athletics. In order to properly plan the new athletic ground and the baseball fields, it is important to secure the low field between the present south boundary and the railroad. This done, it will be best to place the running track west of the westerly line of Waldo Hall (extended.) probably with the north end fitted to the valley west of Waldo Hall, to save expense in grading. Its length should be north and south so the football field can be placed inside the oval. The grandstand and bleachers should be on the west side facing east away from the afternoon sun. It would <sup>not be</sup> practicable to keep good turf on the football field if it <sup>should</sup> be used for baseball, therefore the match baseball field must be separate. It can be next east of the new running track with the grandstand and bleachers facing south. The remaining space eastward to the west line of the new Military Hall can be used jointly for practice and scrub baseball games and for military drill

Pres. Kerr - 35

whenever it is desirable to spare the turf of the Front Park from being unduly injured.

(1) Power House. The new Power House in order to be near the railroad should be located immediately south of the Military Hall and in fact might with economy be attached directly to its south wall. This would leave ample space for the very large storage yard necessary so long as wood is the fuel used.

, Dormitories. With the Military Hall located as it is, and with the Athletic Ground, Football and various Baseball Fields located as proposed, it will become inappropriate to continue to use Waldo Hall as a Women's dormitory and Domestic Science Hall. It should be used for a Men's dormitory and for professors and instructors not desiring to keep house. Future Women's dormitories should be located north and perhaps eventually, when there are several more of them to be provided with sites, northwest and west of the proposed sites for the Domestic Science, Music and Art buildings. As before stated, this will bring them closer to a good class

(2)

Pres. Kerr - 36

of dwellings which it seems likely will gradually spread over the high ground north of the College.

1) President's House. As the President has an office in the Administration Hall, it is neither necessary nor appropriate that his house should be in the midst of the working buildings of the college. As a measure of economy, the President may use temporarily any of the dwellings which may be on land to be purchased, but when a permanent house for the President's home is to be provided, much the best plan would be to buy a lot of ample size on the high ground north of Monroe Street and facing south upon it. The reason is that the President will presumably have a family and therefore should have some or all of the usual features of a suburban residence, namely, a private ornamental lawn, a flower garden, a vegetable garden, a garage and stable, a back yard and an enclosed laundry yard. If possible, the grounds should be large enough to include a small orchard, a hayfield and a small pasture, all the features in fact that one smart hired man can take care of. The house should be planned both for economical living and

8)

Pres. Kerr - 37

for entertaining on some occasions on a somewhat large scale. Hence there should be separate large reception parlors and separate accommodations for the caterer, for cloak rooms, toilet, etc., so it would be unnecessary in case of large receptions to disturb or intrude upon the family part of the house. It is perhaps needless to say that the President's salary should be adequate to cover the cost of entertaining as becomes the social as well as the administrative head of the college organization.

ARCHITECTURAL HARMONY. There is a very marked lack of harmony between the different important buildings, both as to style of architecture and choice of materials of their exteriors, and in the effective and convenient grouping of these buildings. Instead of each building helping its neighbors in appearance, it is either so markedly better or so decidedly inferior in appearance that the spectator is driven to wish that one or the other could be torn down or moved away or be altered. This feeling has led in some other colleges to the painting of good old red brick buildings a shade of buff, in the attempt to bring them in some degree of harmony with newer buildings built with buff brick. It is

Pres. Kerr - 38

inevitable that different architects will be employed for different buildings from time to time. Experience shows that different architects will work in different styles and will recommend or assent to the use of glaringly different materials for the exteriors of different buildings of a college group. It is not to be expected that a Board of Regents, appointed presumably because of special fitness to exercise a general financial control and to pass intelligently upon broad policies in educational matters submitted to it by the President, should also have such cultivated taste in matters of architectural esthetics that they can secure the best results without the aid and advice of a disinterested expert or of a commission of disinterested experts, employed to pass upon and control the work of architects of particular buildings, so as to secure harmony of design in the whole group, the consistent following of a comprehensive plan for the distribution of buildings and the embodying of the widest knowledge as to the best arrangements in the interiors of the buildings. Theoretically, it should be the function of a firstclass architect, or firm of

Pres. Kerr - 39

architects employed for a particular building, to secure the best results in all matters both esthetical and practical, but it has not been so in the past and is not likely to be so in the future.

Such a commission of experts should be appointed for life and should recommend their own successors so as to ensure continuity of policy in esthetic matters. It is pretty certain that decisions of such a commission by majority vote would not be as erratic and as destructive of harmony as the decisions of each of a succession of architects selected for particular buildings by a frequently changing Board of Regents few of whom are likely to have had a wide experience in the study of esthetics as applied to architecture. If such a commission of experts should decide after due consultation with the Board of Regents and the President and local architects, engineers, builders and other authorities that the local red brick, considering color, texture, durability, and strength, fire resisting quality would be best adapted to the various probable requirements for the exterior surfaces of buildings, it is likely they would stick to that decision indefinitely, leaving all desired variety and individuality of particular buildings to

Pres. Kerr - 40

be secured by varying the stone or terra cotta trim or other architectural details. Experience shows on the otherhand that the isolated architect of a particular building will in very many cases suggest buff brick or speckled brick or some stone for the exterior of the building he is to design or will accept suggestions of a similar sort from individual Regents or the President or from the professor of the department for which the building is intended, feeling or acceeding to the desire for some better or more luxurious material or for something different, even if no better, merely for the sake of novelty or variety or greater individuality. He is apt to regard the work of his predecessors with disdain or contempt and instead of working in harmony with it is apt to assume that it is to be torn down and that future buildings are to be designed by him like his new building or, if he is not subsequently employed, that future buildings will be made to harmonize with his building and not with the older ones. Any good architect would admit that harmony is one of the essential requirements of good



Pres. Kerr - 41

design and if he were designing a group of a dozen or more buildings he would carefully design them in harmony with one another and would endeavor to group them effectively. He would be much distressed if the Regents and President and professors should insist that each building should be made a specimen of a different style of architecture and each of a different exterior material, yet if employed for a single building to be added to a group of older buildings he will, in most cases, ignore harmony with the older buildings and try to make the Regents ashamed of them and anxious to pull them down. It is true that a commission of experts might be much the same as regards an attitude of contempt toward the architectural design of the older and presumably ill-designed buildings, but they would be more likely than an individual architect to say that proposed buildings should harmonize as to exterior materials with the older ones, and they would probably advise adherence to the same general style or one fairly near it, that is unless the commission should consist of architects not prejudiced for or against particular

Pres. Kerr - 42

styles. Such a commission should include specialists in college and educational work and should determine many questions in advance of judging the work of the architect of a particular building, thus making the nature of their control less personal and less irksome. It would also be best that they should not meet or have personal relations with the architect whose work they are to control. For this reason and also to leave all good Pacific Coast architects free to accept the duty of designing particular buildings either with or without competition, it might be well to appoint eastern experts on the commission. The expert commission should also draft the terms of competitions in consultation with the President and Executive Committee and should examine and pass upon all drawings submitted and award the prizes leaving the Regents to pass upon questions of policy and political expediency and upon the business capacity of the architect or firm to be selected from those recommended by the experts. As a general rule, however, the best policy is to continue to employ an architect or firm as long as he or they are satisfactory, unless a great

Pres. Kerr - 43

improvement can be effected by making a change, as may be the case where the number of firstclass architects is comparatively few, if additional firstclass architects come to locate in the state or near it.

Without intending to unduly anticipate the opinions of such a commission of experts and with no idea of prejudicing you or the Regents in favor of particular esthetic ideas and against others, but rather as a means of showing by illustration and argument the general nature of the needed esthetic guidance of the future of the physical development of the College, and also because it will perhaps be better than nothing as a guide to you and the Regents, in case no such commission is appointed in exercising proper control over architects and others who may influence the design of future improvements, we submit the following architectural suggestions:

ARCHITECTURAL STYLE. The style which has mainly been followed at Princeton of late (a variety of Gothic) is much admired, but we believe that it would not be advisable to adopt it at Oregon Agricultural College because it would be quite

Pres. Kerr - 44

out of harmony with that of the existing permanent buildings, especially the new large Agriculture Hall. The best style for this College is a simple, restrained variety of Classic. That is to say the fundamental requirement of harmony will best be secured by applying Classic detail to simple, substantial looking working buildings and to lighter and more varied dormitories. But such bold, large features as two-story porticos and colonnades, particularly if light in color, should not be allowed, since they would be so markedly different from the treatment of existing buildings, and probably also from that of some future buildings, that they would create a discord. Even if it should not be possible to prevent changes of style, it should be the rule to prevent unduly pronounced examples of each style. For instance, a building like a Greek temple, or a Southern California mission would be utterly out of keeping with existing buildings.

EXTERIOR MATERIALS. Even more important than the adoption and sticking to a single style is the need of deciding upon a material for exteriors of buildings and sticking to that decision. Probably the

Pres. Kerr - 45

safest and most satisfactory policy would be to adopt a good quality of rough red brick for the main walls of buildings permitting some range of choice in stone or terra cotta for trim. A so-called cherry red brick with rather wide light gray mortar joints and Bedford limestone for trim seems to be more generally approved by leading architects for college and other semipublic buildings in the East than any other wall material. If some hard, durable but easily cut sandstone or limestone from a large quarry worked with ample capital can be had in Oregon or from Puget Sound, it should be used always hereafter. No matter how pressingly urged, the use of concrete or buff and other fancy bricks, or a white or very pale stone should be absolutely prohibited for the main wall surfaces. It is true that the local red brick may be criticized as being commonplace. So is grass commonplace, yet it would not therefore be in better taste to cover a lawn with white ribbon grass or some other curious grass. The beauty of a lawn should be secured by its shape and undulation and surrounding planting or contrast with water surface. So a common red brick

Pres. Kerr - 46

building may be commonplace and commercial looking or it may be a beautiful work of art, all depending upon its proportions, the grouping and shaping of windows, pattern of joints, trim of moulded red brick, buff. terra cotta or stone, embodying effects of variety in details with harmony or judicious contrasts.

REAR WINGS. Unless working buildings can be located back to back with fronts facing a public street or college campus, they should be designed with double fronts. A middle wing projecting from a rear, especially if with only one story or with fewer stories than the main building, nearly always produces a back side effect similar to that common in the case of a dwelling, hotel, etc., having a kitchen wing. As the college grows this effect often becomes conspicuous and often necessarily ugly and out of place. For this reason we advise that the proposed Dairy be not added to the west side of the new Agriculture Hall. It may be worked into the wing intended for Horticulture and an entirely separate building provided for Horticulture as indeed might be preferable for other reasons.

Pres. Kerr - 47

FIRE PRECAUTIONS. Unless college working buildings are made fireproof they ought not to be over two stories high, or two stories and basement at most, and they should be subdivided by fireproof cross walls running up through the roof with automatically closing fireproof doors where any are needed and each division of the building should have its own wide, fireproof stairway with large windows which can be broken in case of suffocating smoke and from which persons may reach a flat porch roof or outside fire escape artistically combined with the design of the building instead of being added subsequently with ugly effect. It is to be hoped, however, that all buildings will hereafter be built fireproof or at least so that they can be readily made so when the change can be afforded.

ENLARGEMENTS AND ALTERATIONS. In many more cases than is customary, college working buildings should be designed so that they may be satisfactorily enlarged if they cannot be readily adapted to other uses when outgrown. For instance, a building may be planned to <sup>have</sup> eventually three stories and basement and to occupy three sides of a hollow square with two fronts, one of which would face on the partly

Pres. Kerr - 48

enclosed square. In that case, the entrance doors, outside steps, halls and stairs could be made wider than would be necessary for the number of students at first to be accommodated and the building might be limited to one side of the square or less. It might even have only one or two stories at first with a simple roof with overhanging eaves instead of a cornice with the expectation of raising the roof at some future time and adding one or two stories and a cornice. Later the wings on the two adjoining sides of the square could be added. Or, the middle portion of the main front may be two or three stories and the wings on the same side of the square one or two stories designed to admit of more being added. The large hall usual in college buildings may at first be in the third story and roof. Later it may be in the second story and extended into the wings and with part of the former third story utilized for a gallery and the middle stairway may be replaced by broader ones at the two ends. As far as practicable, lecture rooms should be standardized. It is understood that the windows should usually be on one side and that the depth of the room should be properly related to the height and areas of windows. Therefore the windows



Pres. Kerr - 49

should be so proportioned that the small rooms may be deep enough from the outer wall to admit of being changed into larger ones by removal of partitions, or vice versa. The point is that in designing each building all reasonably probable needs of future growth should be anticipated and alterations and additions to meet them planned for.

DORMITORIES. While the general masses of the working buildings should be comparatively simple, to accord with the prevailing effect of dignity appropriate to their size and uses, the masses and general effect of dormitories should be more broken and irregular and expressive of the smaller rooms, lower ceilings, and semi-domestic character of such buildings. There should be no possibility of mistaking a dormitory for a working building. It would be appropriate for a dormitory to have a steep roof with gables and dormers, frequent chimneys and shadowy eaves. The walls may well be diversified with bay windows, oriel windows, corner towers, stairway towers, balconies, window boxes and verandas, (so far as they can be added without unduly shading the rooms), and terraces where verandas are inadmissible. The whole ground plan should be somewhat

Pres. Kerr - 50

irregular and rambling. While symmetry of plan is admissable it is not necessary in all cases. The aim should be to have as many different kinds of rooms as practicable so as to encourage rather than discourage individuality. Dormitories should be planned with their length north and south so all rooms will have the advantage of the sun morning or afternoon. They should be so located and planned, if they are to have kitchens, that the service department, including an enclosed yard, will not be obtrusive or unduly objectionable. In some cases it may be best to have the dormitories in pairs with the dining room and kitchen wings and yard between. In general, it would be best to have the kitchen at the north end, because the wind will then less often drive cooking smells into the building than in other directions, but if the ground slopes toward the south the kitchen may be in the basement at the south end and the yard should then be sunken so as not to be obtrusive. It may be partly under a veranda or terrace.

DESIGN OF GROUNDS. While the main lines of the plan of grounds should be formal, excessive formality of detail should be avoided wherever it is not convenient and appropriate. For instance, the

Pres. Kerr - 51

buildings in general should be orientated alike but those close to and facing upon Monroe Street should be parallel to that street and not to the orientation adopted for other buildings. Whenever practicable, buildings should be grouped about rectangular open spaces and if buildings on the opposite sides are symmetrical in design they should be symmetrically placed, and if they cannot be so placed they should be so far from opposite that they eye will not expect symmetry. Buildings in a row should have their fronts or centres (according to how they are designed) on a straight line. There should be completely separate systems of drives and walks. It is not suitable to combine them. The drives will be best constructed of macadam and the walks of hard smooth paving, probably cement concrete. Macadam nicely finished is good for park walks which are little used when muddy from rain or melting snow but college walks must be used in all weather and therefore be free from mud and grit that will be tracked into buildings. If there is a drive to one door to each building it will usually be enough since the drives in

Pres. Kerr - 52

colleges are used mainly for furniture, supplies, trunks and goods and but little for passengers. Drives in colleges may be more or less indirect if need be to conform to symmetry or to avoid unduly cutting up the lawns, but walks, on the contrary, must be nearly or quite straight and sufficiently numerous to meet all reasonable demands. Theoretically, there should be a direct walk from each door of each building to the nearest door of every other building, but, practically, this would not be done, partly because the foot traffic in some cases is not enough to wear the turf badly, partly because different nearby routes of foot traffic can be diverted to a joint intermediate route, or less important routes can be sufficiently well accommodated by more important routes even if somewhat indirect. It is objectionable, both as a matter of appearance and on account of economy of construction and maintenance, to multiply walks more than is decidedly necessary. Nevertheless there must be walks for all important lines of shortcutting. The pleasing idea of an

unbroken central lawn surrounded by buildings with circuit drive and walks is usually entirely impractical and should not be attempted. Such an open space must be crossed in various directions by walks. If buildings are arranged symmetrically about such a space, it is nearly always best to place an artificial object, such as a flagpole or imposing electrolier or a fountain or statue or sundial at the center and have walks radiating from it to the middle of each side of the quadrangle and to its corners. The diagonal crosswalks in such an arrangement will be particularly valuable for shortcutting. If the surface of the quadrangular space is decidedly irregular in contour and especially if there are large existing trees, it may be possible, and if so it would be preferable in appearance, to lay out the walks on gentle curves, but this case is not likely to occur at Oregon Agricultural College. If the buildings about a quadrangular open space are not exactly symmetrical <sup>with each</sup> other on opposite sides it is better to lay out the necessary cross and diagonal walks on gentle curves, as straight walks would be apt to force upon one's attention disagreeably the

Pres. Kerr - 54

lack of symmetry in the locations of buildings. This will no doubt apply to the proposed quadrangle between the Administration Hall and the new Agriculture Hall. Walks that may be needed around the corners of buildings may often be made curved to advantage but the walks along the long sides of large buildings must generally be straight but if curved should usually be convex toward the building. If a building in a row is set well back of the front line of one or both buildings next in the row it is usually best to lay out a branch walk to its central door, giving it a form approximating to a flat segmental curve. A straight branch walk to a door should be comparatively short and should usually be much wider than the main walk and with the corners at the junction well rounded off - otherwise diagonal shortcuts will be formed. There should always be a widening of a through walk at each flight of steps leading up to a door, the amount of the widening depending upon the importance of the steps and upon how much they project from the main wall of a building, both because a better view of the building is thus afforded and because it is desirable to keep the noise of traffic as far as practi-

Pres. Kerr - 55

cable from the windows, particularly when they are open as they are apt to be in warm weather. The width of walks should be determined partly according to the anticipated amount of traffic, particularly the concentrated traffic that occurs before and after lectures or other gatherings, and partly according to the importance of the walk in the general design of the grounds and buildings. Although steep grades in walks, particularly wide ones are objectionable because undignified and because they are bad when slippery from ice, yet flights of steps in walks, especially on through lines, are found to be very objectionable to those using the walks. This is due to the complete change of gait and length of pace and speed one must make in mounting or descending such steps and to the greatly increased amount of attention one must give to the act of walking when one passes from the walk to the steps. This objection hardly applies, however, to steps in a walk leading to a building when near the building.

PLANTING. A college with isolated buildings would be felt by everyone to be a bald and incomplete affair if it should have no trees or other

Pres. Kerr - 56

planting, yet it is necessary to plant with the greatest restraint lest the opposite condition result. To have college buildings in effect smothered by trees and tall shrubbery gives rise to a strong feeling of disappointment at not being able to see and fully appreciate the architecture of the buildings and the more so of course the handsomer they are. Besides, such dense masses of foliage about college buildings displeases by shutting off the more distant views from the buildings and from the walks among them. Practical objections are that dense trees and shrubs near college buildings shut off too much light from their windows and if the trees are low branched they shade the ground so much in time that good turf cannot be maintained and the ground under trees is then apt to be ugly. Parts of Oregon Agricultural College grounds are bare and unfurnished looking, while other parts are a good deal too thickly planted and with wrong kinds of trees producing too much and too low shade and hiding the buildings too much and darkening their windows. The mistake is usually made, in planting all such grounds, of using trees that grow too large or that have too dense foliage



Pres. Kerr - 57

or that have too low branches, by planting too many such and putting them too near buildings. A sugar or broad-leaved maple can be planted diagonally from each of the corners of a college building and from 30 to 40 feet from it with little danger of unduly shading the windows, but elsewhere about a college building such large dense growing trees should be kept from 100 to 150 feet away from it. If it is felt to be desirable to have trees nearer than that, they should either be thin foliaged sorts like the honey locust or else much smaller growing kinds like thorns, laburnums, double flowering crab and Japanese tree lilac. Extensive masses of wild shrubbery are inappropriate about college buildings. Even neat, compact, large growing garden shrubs should be used sparingly about such buildings lest they shade basement windows. A few at corners and beside steps with smaller ones between windows may be desirable and unobjectionable. Vines are often desirable to furnish the exteriors of college buildings, particularly if plain and bald, but the requirement of not darkening the

Pres. Kerr - 58

windows and the lack of broad wall spaces will usually restrict the use of vines to corners, porches, etc. Of evergreen vines which cling to the masonry, English Ivy can be used on north walls and *Hedera radicans* (green) on other walls. In some cases they will need to be protected from the wear and tear of students by wire guards. Perennial flowering plants, especially those that bloom early or late can be used with good effect close to buildings but it is better to avoid fussy floral gardening in college grounds. The effect of simple dignity where grass and trees only are used is decidedly preferable. The quiet breadth of the lawns should not be disturbed by erratic displays of tender bedding plants. A well designed ornamental formal garden in connection with the horticultural greenhouses would be appropriate and desirable and beyond this there may well be a garden of horticultural and botanical specimens and portions of this may be effectively laid out in the informal style to exhibit informal plants more pleasingly than if they were confined to rows. A

Pres. Kerr - 59

long selected list of hardy trees, shrubs, vines and perennial plants can be used in the ornamental planting of Front Park and among the buildings without marked incongruity, and they would have an important educative value if properly labeled but the selection would better be confined mainly to the commoner sorts which could be cheaply cared for and which it would be easy and useful for every student to learn in a casual way. When it can be afforded, a complete collection of all species and varieties of hardy trees should be grown in a separate arboretum and of all hardy shrubs, etc., in a special shrub garden. A good arboretum would doubtless require something like 50 to 100 acres of land, much of it so situated that it could be irrigated.

It would probably be advisable to lay out a trunk line or circuit drive by which visitors could be shown the college campus, the horticultural, agricultural and forestry grounds in an effective if superficial way and this could be shaded by trees, appropriate to each department, passed through, ornamental trees in one part, fruit trees in another, nut trees in another and timber trees in still another.

Pres. Kerr - 60

If the forestry department could be given land extending up on to hilly ground, this drive could be made to afford access to a hilltop or spur from which an imposing view of the whole college tract and neighboring country would be commanded.

Yours respectfully,

Oliver Brothers