

JOURNAL OF THE AMERICAN INSTITUTE OF ARCHITECTS

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THE AMERICAN INSTITUTE OF ARCHITECTS

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“AN ARCHITECT”

IN THE October number of *Buildings and Building Management* there appears an article on “Tall Buildings in Smaller Cities as Investments,” by William C. Lengel, which should offer some interesting facts for the consideration of both architects and investors.

It is not our purpose, however, to deal with the questions of economic interest involved, nor to hold any brief for the architect who designed the building under consideration, which, “like a gigantic dry-goods box placed on end, stands at the intersection of the two principal streets of ———.” We cannot dissent from the opinion that the failure of the building to pay might well be charged to bad planning. What we should like to point out, however, is the element of unfairness which is easily woven into the writer’s statement that at the beginning of the operations the owner called in “an architect.” The phrase seems to carry the same stigma that the man in the street means to convey when, after a

disagreeable experience, he refers sarcastically to “a plumber,” or “a doctor,” or “a banker.” It seems to be a universal method of castigating a whole profession, or calling, for the mistakes of one of its members. We should much prefer to learn that the owner called in “an incompetent architect,” or that a man had dealt with “a dishonest plumber,” or “an ignorant doctor,” or “an untrustworthy banker.”

All of these things are in existence—there are men practising architecture who are totally incompetent; but as this is a matter of almost common knowledge, the remedy lies in the choosing of the man—not in accepting incompetency and dishonesty as universal.

We do not believe that Mr. Lengel meant to imply the wholesale incompetence of architects, and we feel sure that a succeeding article will illustrate what a competent architect can really do for a client in the matter of plan and design. The examples are surely sufficiently numerous.

BUILDING HEIGHTS

IN view of the forthcoming report of the Heights of Buildings Committee of New York City, which promises to be one of the most illuminating investigations ever undertaken, it is, per-

haps, idle to attempt comment upon the suggestion of Thomas Hastings (F.), of New York, relative to the imposition of a progressive tax on every building now erected above a certain height.

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The *New York Evening Post* appears to regard Mr. Hastings' logic as incontrovertible, and we believe there are few thinking men who will not agree that the man who builds to his neighbor's disadvantage and to the actual detriment of adjoining land values should be made to pay well for the damage inflicted.

Whether this is precisely the best method by which to bring about the desired result may well become the subject of discussion, and the application of such a plan will no doubt be dealt with in the report to which we have referred.

Mr. Hastings further says: "Where I believe we American architects so often make a mistake is that we present our case as an appeal for esthetic consideration," bearing out precisely the views expressed by Mr. Ackerman (M.), in the August issue of the Journal. And this is true. The beautiful city can come only as the citizens learn the fundamental values of order, utility, and justice. In such a city beauty will bloom as the normal product of congenial soil and sympathetic surroundings. In such a city, tall buildings on narrow streets will not be tolerated.

THE BEAUTIFICATION OF THE PANAMA CANAL

WE ARE informed that the government will shortly make public the preliminary plans for beautifying the Panama Canal. These plans have been under preparation by the National Commission of Fine Arts, of which Daniel C. French, H.A.I.A., is chairman, Col. Spencer Cosby, U.S.A., secretary, and of which Cass Gilbert, F.A.I.A., Thos. Hastings, F.A.I.A., Chas. Moore, H.A.I.A., Frederick Law Olmsted, F.A.S.L.A., Edwin H. Blashfield, H.A.I.A., and Pierce Anderson are additional members.

The preliminary report of the commission was made to President Wilson a short time ago under authority of Congress, which, in August 1912, passed an act providing that the commission might make a report to the President of its recommendations regarding the artistic character of the structure of the canal.

As the commission found it impossible to visit the canal in a body, a committee, consisting of the chairman and Mr. Olmsted, spent about a fortnight in the canal zone, and the work of this committee forms the basis of this preliminary report.

This matter has been given wide pub-

licity in the press, and constitutes a most impressive and significant narrative of the natural features of the canal, and of the work which it is proposed to undertake for the purpose of beautification. The plan is most comprehensive, and not only deals with the islands and shores which mark the entrances of the canal, the towns which lie along its route, but also deals with the lighthouses, locks, and structural features of every description. There may be those who will regret that some of the work done previous to the report of the commission lies open to criticism, especially as it is now too late for any modification; but, on the other hand, the broad, comprehensive treatment which is proposed, and the fact that the beautification of this gigantic undertaking seems bound to be accepted as an inherent factor in the enterprise, cannot but call forth the heartiest appreciation of every right-thinking American citizen.

"On the architectural side," Mr. French says, "whether buildings are erected by outside contractors or by an executive building department run by the organization itself, as is often the case with land companies, and whether the original de-

THE BEAUTIFICATION OF THE PANAMA CANAL

signs of the buildings are furnished by outside architectural offices or by the local architectural department of the organization, it is vital to success that all the details of construction, no matter how trivial they may seem, should be settled and carried out under the authoritative inspection of somebody of artistic skill. It is impossible, even were it not too extravagantly costly in time and money, to prepare plans and specifications so complete and detailed as to make it safe to do so without such watchful artistic oversight over the details of execution. Innumerable unforeseen questions constantly arise requiring almost instant decision, which offer two or more alternatives of

nearly equal practical merit, but very different artistic value."

Mr. French would appear to have here laid out definite principles in the matter of public policy toward the erection of every government building, and if this policy prevails at the Panama Canal, which is, after all, far from home and never to be seen but by a very small percentage of American citizens, we feel justified in expressing a hope that a similar policy may soon prevail throughout the United States, and that every citizen may be given an opportunity to realize by a daily and intimate contact, what standards of beautification a wise government may set before its people.

QUANTITY SURVEYING

THE "Quantity Surveyor," being the monthly bulletin published under the auspices of the American Institute of Quantity Surveyors, and devoted, as may be easily imagined, to the idea embraced within its title, makes the suggestion in its September number that, in order to gain a step toward better conditions, contractors might club together and agree to bid on one set of quantities, and share the cost in the preparation of the list.

The suggestion is in every way a good one, at least for an experimental trial, and it is only through many experiments of this kind, and toward the carrying out of which all interested men should lend a willing hand, that progress will be possible.

It is apparent that the great difficulty with quantity surveying, as with all other human activities, is to make a start. The time will come when we shall look back upon our present estimating and bidding methods with the same wondering contempt that we now bestow upon horse-cars. But there are many forms of opposition to be overcome before the men

who are vitally interested in a building transaction can be brought to see the economy and advantages of quantity surveying, even when its sponsors shall have worked out the problem of an application that shall be satisfactory.

The economy to the few sympathetic owners, whose interest may be won at the start, is not so apparent as are other direct and more visible economies. Quantity surveying represents a collective economy, which shall be gradually spread over the whole cost of building, and which shall work directly to lower the present high overhead that must be charged off in the estimating department of every contractor's office. It is the continual duplication of this overhead charge for estimating which must be added to the general cost of building, and which is today paid by every man who builds. Many problems must be worked out before quantity surveying shall become a satisfactory method and a recognized economy, but the subject holds out so large a promise of better things that every architect should study and consider it with the most open of minds.

AN ECONOMIC IDEAL IN HOME BUILDING

By CAROL ARONOVICI, Ph.D.
General Secretary, Philadelphia Suburban Planning Association

FOOD, clothing, and shelter are the essentials of human life which determine a large share of our economic and social activities. If, however, food and clothing require constant replenishing, and have a purely personal and individual significance, shelter remains the dominant element of human necessity, which has a social value for the present and the future. Shelter also represents the degree of human achievement in this direction, apart from its value from the point of view of social inheritance, through which the present receives the legacy of the past, adds its accomplishments, and passes the record on to future ages.

We may be judged in the future by the literature that we have created; we may pass on to posterity our art in which so much is embodied; but to the people as a whole, to the future folk of the American race, nothing will be more generally visible, criticized, and accepted as evidence of the manner in which we have kept faith with posterity, than the cities which we are building and the homes we shall leave behind as the component parts of these cities and their environs.

Athens, Rome, Florence, and the many other ancient and medieval cities, are the most concrete expression of the creative genius of the past. They represent the degree of civilization and culture of the people whereby we can unmistakably assign them a place in the history of human achievement. The plastic arts were developed under the stimulus of a lavish building enterprise, and were made subservient to its general utilitarian and esthetic scopes. What is the contribution of the architectural profession of this age toward the art of home and community building?

Have the achievements in architecture and its subservient arts become the heritage of the common people, or have we preserved an aristocratic building art in a world of political and social democracy? Upon the answer to these questions depends our future standard of home and community building.

There is no country in the world that is more diligently engaged upon the business of city building than the United States. Towns are built overnight, and cities grow beyond recognition within the life of a generation. The rapid growth of our population and the increase in business compel this rapid development of our communities; but our methods of meeting this crisis are far from the methods that suggest permanency, adequacy of service, and social and architectural fitness.

Immigration must sooner or later become a minor factor as a means of increasing the population of this country, and the present birth-rate among the foreign elements is already showing the effect of American influences by a perceptible reduction; thus the cities of the present will more emphatically be the cities of the future than the cities of the past have become the cities of our times. In spite of this very evident tendency we are building for the present and the present alone, and the mistakes of the past are being repeated with a persistence that shows a lack of national ideals of community building and an entire absence of those principles of social conservation, which are essential to steady progress. We are dealing with the subject of city building quantitatively and not qualitatively. We are builders of industries around which cities must of necessity grow, instead of

AN ECONOMIC IDEAL IN HOME BUILDING

building cities for the people and providing industry as a means to an end. This method is thoroughly American, and it is better to recognize the fact and endeavor to become emancipated from it than to overlook, explain, excuse, and repeat *ad infinitum*.

American cities are laying at this time the foundation of their future civilization. They are becoming the backbone upon which a new and powerful nation will mold its urban destiny, and in which

borne out daily by the facts which are better known to no one than to the intelligent and thinking architect and master builder.

To the casual observer, the present tendencies in home building seem to be an effort to satisfy a rise in the present housing standard, which, through its demands, makes provisions for the future impossible and places the present at the highest attainable point of housing efficiency. Were this the case we should rejoice in



"CART AND HORSES INN," NEAR WINCHESTER, ENGLAND
Simplicity of line, emphasizing economy, comfort and directness of purpose

industry and domesticity must harmonize and cooperate. This is the dictate of reason, but common practice is still following cumbersome tradition, the ever-present servant of special privilege.

Haphazard city building works hand in hand with architectural abortions; land speculation works in tacit compact with financial piracy, and the tariff on building materials adds insult to the injury of an unjust and antiquated tax system. These are not mere statements; they are

the partial or entire success upon which we might pride ourselves. It is found, however, that the present housing standard in our cities frequently sinks below the minimum recognized even among the most backward of civilized nations, and that housing regulations which are intended as a means of enforcing this high standard utterly fail of their purpose.

The fundamental error in our methods of home and city building is not found in the increased standard of housing, nor in

the failure on the part of the architectural profession to appreciate the value of building cities with consistent house units and permanent social and economic values, but to a failure to understand the relationship of elements that enter into the

qualities but from its environment. It is more a product of its surroundings than any other biological or social element. Land may be said to have an immediate market value, which is determined by supply and demand, and a potential market value, which can and should be determined by the methods applied to the development of the community—"town planning"—in which neither the land as a natural force, nor the owner as a social agent, has any perceptible part. Land values are eminently social products because they represent no labor and depend mainly upon the presence and needs of people for the use of the land. This being the case, it is clearly conceivable



PORT SUNLIGHT

value of a structure which may be expressed in terms of *distribution of investment units and their social value*. Let us explain this contention a little more fully. The elements that enter into the building of a home are: *Land, materials of construction, labor, capital, and maintenance responsibility*. The relation that the demand for homes and the economic status of the people bear to the cost of these five elements determines the amount of building; but the manner in which the cost is distributed between these items always has determined, and will determine in the future, the character of construction. In other words, the architect is dependent upon this distribution of cost factors for his freedom in planning the individual buildings, and indirectly in the planning of the cities of the present.

LAND

Land, more than any other building factor, has a shifting value apart from its natural value as farm land, and it gathers its financial assets not from any intrinsic

that those having the greatest share in the creation of the values, the people of the community, should derive the greatest benefits. Land cost, however, is determined by the demand for its use plus the needs of the owner for the cash value. This represents the result of a widespread development of land monopoly, and a highly perfected, but wholly anti-social, system of land speculation, which compels the builder to invest in or charge up to land a large and unfair share of the cost of a home. The share that land claims in the building of homes is one that has a double influence upon the character and value of the building. It determines the location of the structure with relation to other buildings, thereby influencing architectural possibilities, and, secondly, it affects the total amount of capital which is left for planning and building. In other words, in a given total cost of a structure the market value of the land determines the investment in the building, thereby affecting the work of the architect and the freedom with which land can be used.

AN ECONOMIC IDEAL IN HOME BUILDING

Because of its cost, land determines the relation of the architecture to its environment and therefore its individual value.

To say that architects should stand for a definite national land policy is not sufficient. They should take the lead in a country-wide educational and, if necessary, political campaign which will lead to a greater freedom of land use determined by the abolition of land speculation and land monopoly, and the introduction of scientific municipal, state and national policies of land distribution and land ownership. Let cities own land so that they may fairly compete with the speculator; let zones of building restrictions be established so as to limit the fluctuation of land values due to social, economic, political, or industrial accidents and favoritism, and we shall introduce a stability in land values* that will eliminate speculation and return to the honest investor a confidence in the stability of the community which will promote better ideals of home permanency and greater freedom of investment in buildings.

MATERIALS

The statement has frequently been made that in the last two thousand years, except for the introduction of steel, there has been no progress in the invention and use of building materials. So far as I am aware, this statement has not been and cannot be denied. It must

*[Impartial observers do not yet seem to be agreed that this result has been wholly achieved in Germany, where the zone system has been tried; but the time is manifestly a brief one, and there are many factors to be taken into consideration, particularly the competitive influence of those towns without any land restrictions. Individual failures are only too frequently the forerunners of a success made possible by universal adoption.—EDITOR.]

be stated, however, that much experimenting has been carried on with rather meager results. The question therefore resolves itself to an examination of the factor determining the availability and cost of standard building materials.

It would seem safe to assume that wood will always be the staple element of building, since it is the material that invariably becomes a part of the structure, and is an accessory in the making of scaffoldings, forms, and other incidentals. The United States is becoming more and more deforested, and wood is yearly increasing in price. Lumber being in many sections of the country the most important building material, the cost of construction is being enhanced. The character and size of buildings is therefore being perceptibly affected, with the result that rents go up, and, as wages do not, as a rule, keep pace with rents, housing standards go down. Since this is the case, it is of extreme importance to ascertain in what way the price of lumber and other materials used in construction may be reduced.

The advocates of conservation of natural resources are clamoring for laws that would preserve and protect our forests. Builders



PORT SUNLIGHT. Where the land belongs to all the people, and where speculative building is dead

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are complaining against the high price of lumber due to what they claim to be a monopoly and a shortage of supply, while the tariff interferes with its free importation. The failure to heed the demands of the advocates of conservation, and the tariff imposed upon lumber, render impossible the cheap building of homes, and nullify all honest effort toward conservation. A removal of the tariff on lumber would, in a comparatively few years, allow the development of national resources of lumber, and make the United States a strong competitor in the lumber market of the world. The downward revision of the tariff that went

lines which apply fairly only to a limited number of buildings located in especially crowded sections of our cities and towns, and disregard the larger interests of the community as a whole. In many instances the failure to recognize the value of town planning, and to calculate the cost of overcrowding in residential districts, causes us to pay for the undesirable proximity of our neighbors by an otherwise unnecessary increase in the provisions for safety and protection against fire. The prohibitions placed upon wood construction in certain sections of our larger cities regardless of distances between buildings, and provision

for extinguishing fires, are of the greatest significance as factors in determining cost. Scientific facts giving exact data upon which to base regulations dealing with fire prevention are still wanting, and the mass of available legislation is inconsistent with the best interests of the people. Careful investigation of the principles of safety, and a critical examination of existing laws, will undoubtedly result in the overthrow of many theories which have found expression in costly

and unnecessary restrictions. The architectural profession has a deep relationship to this important problem, which is both economic and esthetic, and it should determine the limits of such legislation for the best interest of the public.

On the question of safety, our urban laws are very specific, and much detailed inspection is required to insure the maintenance of the prescribed standard. The regulations are assumed to be based upon generally accepted standards unflinchingly obeyed by both builders and architects. The surprising fact, however, is to be found in the differences of standards used



REAR OF HOUSES AT PORT SUNLIGHT
The unobjectionable rear of your neighbor's house

into effect last month contains rates on building materials which show a recognition of the need for cheapening such materials and the protection of the present undeveloped national resources in this country.

One important and frequently obnoxious difficulty encountered in the effort toward this end is due to the building regulations, which are generally prepared by men mainly interested in the reduction of the fire-risk, and seemingly guided by false notions of safety as well as a desire for increases in the cost of construction. We tolerate fire and safety regulations and restrictions on one general basis and along

AN ECONOMIC IDEAL IN HOME BUILDING

by the same builders and architects in the unregulated districts, as compared with those used in localities under strict regulation and inspection. Were the variance in the standards used by the same men small or insignificant, the subject would deserve no discussion here. The facts show, however, that building in suburban and rural districts is made considerably cheaper than in regulated areas, and yet the liberties afforded by the unregulated areas present advantages to the most scrupulous and conscientious builders and architects. The question of the fitness of these regulations dealing with safety must therefore be raised and answered beyond a question. A margin of safety fixed at a point where it will not place unnecessary burdens upon those who in the end must pay for the structure, either in direct investments or in rents, is imperative; it should be based, however, on exact scientific facts, and protect the people in the smaller populational centers with the same zeal that we display in behalf of those in the larger cities.

One of the most striking examples of what appears to be unnecessary discrimination in the matter of materials of construction, on the question of safety, is the almost general restriction placed upon the use of hollow tile in cities. This material is cheap in itself, and saves labor when used in construction. That some defects may be found in a few units is not a sufficient reason for its exclusion from use. With the complicated and costly systems of inspection now in use, and some additional specifications of the character of tile to be used, its fitness as a building material could be insured beyond a question. That the

present dismal rows of brick houses represent a lost architectural opportunity in the building of our cities we all recognize, but the failure to take radical steps toward lifting this handicap of restricted use of a most desirable architectural material, in the construction of the smaller building units, must be attributed only to architectural apathy and to an undue respect for precedent that is unworthy of pride. Concrete, plaster, and hollow tile present an unprecedented opportunity for rehabilitating, economically and esthetically, the home. The point of view and action of the



PORT SUNLIGHT. A multiple workmen's dwelling that has unity, character and expresses comfort

architectural profession will determine the value of this opportunity to society, and it is its function to establish standards that shall combine the largest amount of safety with the greatest economy and architectural freedom.

LABOR

In the discussion of this factor of the economic aspect of housing I wish to remove the reader's mind from the ordinary conception of the word "labor," and define it as *the mental and physical processes that enter into the financing, planning, directing,*

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and carrying out of the work of land development and construction. This broad definition represents more fairly the actual labor that should be considered from the point of view of the investment. If a classification of labor from the point of view suggested by the above definition were to be made on the basis of social values, two main divisions would suffice to roughly outline its character. They are as follows:

- | | | | | | | | | |
|--------------------|---|--|---------------|---|---|---------------|---|----------------------------------|
| NON-CREATIVE . . . | { | Financing
Banking
Legal Service
Promotive | | | | | | |
| CREATIVE | { | <table border="0"> <tr> <td style="vertical-align: middle;">Directive . .</td> <td style="vertical-align: middle;">{</td> <td style="vertical-align: middle;">Architecture
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| Executive . . | { | Skilled Labor
Unskilled Labor | | | | | | |

Non-creative Labor.

This classification indicates at least four functions which are distinctly non-creative. They have nothing to do with the ultimate use-value of the structure, and represent processes necessary under the present "laissez-faire" method of providing housing accommodations which tolerates a cumbersome spoils system of speculative building, thereby placing large unremunerative financial burdens upon the ultimate occupant of a building.

In European countries, especially in France and Germany, banking and insurance laws have placed special restrictions upon the use of banking and insurance funds, which place at the disposal of the wage-earner and small private builder the opportunity to secure from these institutions loans without paying exacting and unnecessary fees, and without creating a host of middlemen's profits that are not creative, and which hinder rather than develop the opportunities for home building.

Instead of the promoter, whose standard of proper buildings is to be found in the net profits that he derives, and the rapidity

with which he sells and shifts responsibility, the community should provide every legitimate facility for private enterprise which is bound to result in a better character of building, because it will have personality and correspond to the needs of the individual families, rather than to a haphazard standard of shifting averages.

It has been said that "the tasteless man has no right to realize his ideas of a house in the presence of a great multitude of his fellow beings. It is an indecent exposure of his mind, and should not be permitted." If this is true of the individual, building for himself, how infinitely more true it is of the man building for others.

Speculative building, as applied to the working-men's homes, is one of the most serious housing evils we have, both on



THIS, PLUS SANITATION, IS POSSIBLE UNDER PROPER CONDITIONS

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account of its lack of architectural character and because of its economic wastefulness due to a free shifting of responsibility from builder to owner. The disorganized methods of the speculative builder lead to over-building in certain directions and failure to build in others.

This means social waste because of over-supply of certain types of homes and failure to supply others. Speculative building means confusion in the housing market, and a consequent social waste resulting from a lack of adjustment between supply and demand. The fact that only about 17 per cent of the homes of wage-earners of Philadelphia are owned by the occupants, many of which are still carrying mortgages, is very forceful evidence of the futility of speculative

building as a means of promoting home ownership. Space prohibits a more detailed discussion of this important factor, but an examination of figures dealing with the non-creative labor cost of building, and relating to Philadelphia, shows an average charge of about 22 per cent of the total cost of a house and land. Accurate figures for other cities are not available, but as this charge is wholly out of proportion with the total investment in individual homes, and also constitutes a burden which interferes with the building of the best types of private houses, it would seem that the architectural profession is in duty bound to investigate the facts and place before the American public a practical and constructive plan, which, by its compelling accuracy and broad application, will bring about the establishment of a nation-wide policy, consistent with a national ideal of home-making and based upon economic justice both to the present and to the future.

Creative Labor.

We have seen that land speculation and non-creative work in connection with promoting building enterprise consumes a large, though varying, share of the investment of the ultimate occupant of the



PORT SUNLIGHT, ENGLAND

Use of a corner lot, where non-creative investment is at a minimum

structure. Given a fixed capital to be invested in buildings, most of which are homes, the character of the buildings will be determined by the proportion of this capital that must be invested in non-creative work as compared with the proportion that can be spent in the direction and execution of the enterprise, as well as in the purchase of materials. The work of the architect embodies the potential value of the investment. The manner in which he selects and distributes the materials and executive labor and the administrative methods of securing efficiency which he employs will determine the value of the results obtained.

The work of governmental control, as perceived today, by the restrictive and exacting legislation and inspection, frequently approaches the point of non-creative labor. Governmental work, however, may be made the most potent factor in promoting the interests of proper build-

ing and in reducing waste. Among the creative functions that government may, and in some instances does, perform, there might be developed a simplified system of legal formalities in real-estate transactions, educational work in the interest of the most economic and most attractive building, the maintenance of information and

government in building operations will remain synonymous with restriction, control, and limitation of business enterprise. Is there any doubt as to this point of view being undemocratic and uneconomical, and that it needs a speedy change in order to be made constructive, promotive, and creative?

One approaches the subject of executive skilled and unskilled labor with much hesitancy, and the consciousness that the only reduction in the cost of labor can be found in increased efficiency, which is indirectly a reduction in cost. Labor unions are an important factor in determining the investment required in the construction of certain buildings. Their wage interests are amply protected by their organizations, but, unfortunately, the standard of efficiency of those connected with labor unions is frequently low, and wages are in the end determined by the average of efficiency of all rather than by the arbitrary standards of the few. Wages in the building trade are high, and they could, with justice to all concerned, be made higher if the general standard of efficiency of the average member of the Building Trades Union is made higher. A scientific standard of efficiency in the building trade, established by careful investigation, would lead to a saving in the cost of construction and an increase in the average wages in the building trade.

To summarize our statement concerning labor in the broadest sense we may say *'that a reduction to a minimum of the non-creative labor, a general recognition of the financial value of architectural planning and administration, a change from a non-creative and restrictive to a creative point of view of governmental functions in building affairs, and a rise in the standard of efficiency of the building trades'* will meet the needs of the labor problem in the field of building in general and home building in particular. Such a program is consist-



PICTURESQUE HOUSES SHOWING THE VALUE OF DURABILITY

experimental bureaus on matters of construction, the use of public funds in the promotion of easy financing of wage-earner's homes, the granting of exemptions from taxation of especially desirable buildings below certain values. A more general recognition of these possibilities of governmental work is necessary, and, unless an organized effort in this direction is made,

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ent with modern tendencies, and is based upon concrete and ascertainable facts.

CAPITAL

The financing of building enterprise is justly considered as a very potent factor. We have hinted at the complicated and costly machinery connected with the securing of capital to be used in the construction of buildings when the owner is not prepared to meet immediately the entire cost. The most burdensome expense in the securing and use of capital is to be found, however, in the interest that must be paid for its use. The rates paid vary from $3\frac{1}{2}$ per cent, on very rare occasions, to as high as 8 per cent per year. The ultimate owner or user of the structure must pay this interest which, in the end, must be charged to the total cost. This being the case, first mortgages are seldom paid up by the moderate owner, and the estimate of the meager proportion of families occupying their own homes must be still further reduced if it is to give an accurate conception of absolute ownership. The annals of the struggle of small owners against loss of ownership, due to high rates of interest paid upon loans, form a sad chapter in the history of thrift. The state and the municipalities have made no move to furnish capital for the building of homes. Insurance companies, banks, and financial institutions use local deposits in foreign lands because of the larger returns they bring. To counteract this evil, Germany is now imposing upon insurance companies, savings banks, and similar institutions well-defined requirements compelling a minimum per cent of the capital to be used locally and at a fixed rate of interest. The bulk of this local investment is used for housing purposes.

The municipalities and the state can secure money at a low rate of interest, which, with the addition of the cost of manipulating these public loans, could still assist the modest builder to secure neces-

sary capital at a much lower rate than he pays under present conditions. The increased possibility for securing such funds would reduce the non-creative investment, and would afford the community taxable values that are now being retarded because of the lack or high cost of capital.

In connection with the securing of capital it should also be added that the obnoxious practice of many banks and loan associations, of lending money only upon completed or almost completed buildings, places the investor at the mercy of the speculative builder who builds for the market without individuality, and with no regard to durability or fitness to environment.

A financing policy is greatly needed in the United States to meet the problem of individual ownership of homes. The public has so far failed to understand its significance, and an educational campaign along this line will find receptive minds. The way is clear but leadership is wanting. Do the architects realize their dependence upon this factor? They can point the way to a solution, they can lead public opinion toward a better loan policy, and for selfish as well as altruistic reasons they should assume the responsibility for their share of this work.

MAINTENANCE

The present generation of Americans still prides itself upon the good taste, durability, and generous space-setting that the architecture of colonial days embodies. We are using the heritage of an age that built for generations and not for a day. We are endeavoring to save the exquisite details as well as the substantial parts of the oldest of our structures, and to treasure their service to this and the coming generations. Will our buildings of the present render the same service to the future that has been rendered unto us by those of the past, or are we like social parasites consuming the heritage that has been left in

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our care without regard to our obligations toward the future? The flimsy, temporary, unattractive structures of the present have no claim to long life. They are disabled for the purposes for which they are intended in less than a decade, and many of them become useless within less than a



NEATNESS, ECONOMY AND ACCESS TO THE EARTH.
Where land monopoly has not crippled home ideals

generation. That these buildings have no right to impose upon us their unlovely appearance is justly proven by their short existence. The types of structure now being constructed involve a waste of natural resources and human energy that is socially of vast importance and demands careful consideration.

It is a well-known fact that the difference in the cost of construction between the present-day temporary building and the higher type of permanent construction is much below the difference in the actual return on the investment, when quality and length of service are considered.

If a house, because of its solid construction, yields a continuous return for fifty years with a small maintenance cost, and a flimsy structure yields a continuous return for twenty years with a high maintenance cost, it is clear which is preferable so far as the individual investor is concerned as well as from the point of view of the community on a whole. In the construction of buildings, however, immediate needs seem to be paramount, and the

maintenance cost is wholly overlooked. A clear vision of the economic relationship between maintenance cost and length of service as related to initial investment is still wanting. No one feels more the need for durable building than the architect, as there is no more potent factor in the determination of esthetic values than the element of durability.

With the savings made possible by a scientific adjustment of the relationship between the various elements of cost, and the elimination of non-creative charges, greater durability could be secured. The saving in the natural resources would have its effect upon the price of materials, and a greater freedom in the use of durable elements would result.

An element of maintenance cost that has received considerable attention in recent years, and which is slowly making itself felt among thinking men, is taxation of land values and improvements. We cannot here enter into a detailed discussion of the principles of taxation and the best methods to be adopted. A tax-reform movement that inspires confidence is now finding expression throughout the country, and a solution is bound to come within a generation. We cannot refrain, however, from mentioning that monstrous system of double taxation which places a tax upon full values of mortgaged property and upon the mortgages themselves. By this system the man who is poor and must borrow in order to obtain a home is fined for his poverty.

In the foregoing we have outlined briefly the main factors of cost, and have endeavored to point out the relation between creative and non-creative investment.

The housing problem has been variously defined as one of land values and land use, or as a question of credit and loans, transportation, congestion, and birth rates. All these are unquestionably important factors controlling the housing situation through-

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out the world. Fundamentally, however, it is determined, both in the country and in the city, by the relation that exists between creative and non-creative cost in the home-building industry. Eliminate waste and center the largest possible share of the investment in the material and the labor required for the direction of the use and distribution of materials, and the housing problem will be solved both economically and esthetically.

The attainment of an ideal solution of the problem of making all or at least an increasing share of building cost socially

creative depends very largely upon the knowledge and understanding of the elements that determine the character of its work, possessed by the architectural profession and in the power that is exercised in molding public opinion in this direction. The architects' task is clear before them, and their professional ideal is closely interwoven with their personal economic interests. They are builders of homes and therefore builders of cities. As they fulfill their service to the world they shall be repaid in the present and remembered in the future.



PICTURESQUE HOMES EVEN FOR THE POOR

HOW SHALL THE CURRENT OF TRADITION BE RE-ESTABLISHED?

THE ANNUAL ADDRESS OF THE PRESIDENT OF
THE RHODE ISLAND CHAPTER

IT is hard to select a subject for the annual address. The report of the secretary presents the statistics of the year and records its activities, so that the President may be as academic as he likes; but still the choice of a subject is no easier. The address should be, I suppose, of interest to the profession, as the other papers given here are by the by-laws required to be; but the words "of interest to the profession" cover a wide territory. The quality of cement, the proper paint for protecting steel—these are or should be of interest to us all. So should be the relation between the architect and the various specialists who nowadays attend his triumphal progress, the heating engineer, the landscape architect, the decorator. Then there are questions of history, of archæology—problems of restoration, questions such as, What do we owe to France in our Colonial architecture? In short there is the great past where all the good architects go, and where it sometimes seems that all the good architecture is.

These, however, have all had their turn—or will have it in due time. They may be left to better treatment than this address can give. The past is not insistent, the present may be, and the future is. The future of architecture among us—perhaps in this we have a subject worthy of this occasion and of this presence. Let us examine it. Let us see what the chances are for a future in which style shall be the goal to be striven for, and in which "the styles" shall be thrown upon the junk-heap—in which there shall be no archæology; a future in which we shall have an architecture that we can use,

and do use, simply and freely as we use our native language.

Yet this is too ambitious a theme for an evening, to say nothing of the abilities of the President. We can not walk over the whole field at once, we must strike a path through it. We must limit our view of the future to an attempt to see what we can do to bring about the millennium I have tried briefly to describe.

I shall say only a very obvious thing when I tell you that we can shape the future only as we shape the characters of those who are of the future. The future of our profession, of our art, is in the hands of the draughtsmen who are now in our offices, and our hand is upon what is to come only as it is upon them in training and guidance.

Now, at last, after all this preamble we have reached our subject, to be treated briefly, if not otherwise wittily—the draughtsman and his education. What can we do, through him, to create an indigenous and vernacular style, a spontaneous architecture?

Draughtsmen are divided into widely differing groups, not merely by their skill, but by the training which they have received or are receiving. The two extremes are, of course, the office-trained apprentice at the one end, and the technically trained graduate of the professional school at the other; the one with a grammar-school course behind him, beginning his career as an office boy, the other with a college degree and the diploma of the Beaux Arts. Between these two classes are all shades of opinion; but, as all those not trained in the schools tend to form one

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group, that of the men who are working toward a technical education mainly by night at an atelier of the Society of Beaux Arts architects, or its equivalent, we can assume that this one group only is worthy of study along with the other two.

Assuming that the three men representing these classes are equal in natural ability, that the personal factor is constant, while only the education varies, which of them will make the best architect—the best creator of wonderful and beautiful buildings as distinguished from the archæologist or the imitator, whose eye is glued to a photograph and who explains that he got this somewhere and that otherwhere?

The weight of history is on the side of the apprentice, and, certainly, if architecture be a creative art, in which a man endowed with real ability may carry on a good master's work and improve upon it, instead of going in just the opposite direction, under the wind of some new fashion, there is much to be said for the apprentice system; but the "if" begs the question, and presupposes the very state of things we are trying to bring about. Architecture is not now a steadily progressing, creative art. Can the apprentice make it so? Not without a different tradition to carry him on, be he ever so able. He can not do it alone, and we masters are none of us, I take it, so far on the road to Paradise that we can guide the office boy's steps into the promised land.

What can we do for the draughtsman at the other extreme? He is generally a very able man, of some social position, an educated gentleman, and quite mature when he appears upon our horizon. He has all that the apprentice has not; unfortunately he generally lacks what the apprentice has—office training. This is a serious lack, but it can certainly be overcome; and the chief help we can render this type of draughtsman is to fill this gap. That is, all that those of us who have not themselves been of this class can do. Those

masters who are to this manner born can perhaps do more, and it is possible that, by the united work of architect and draughtsman for some generations, as one improves what the other has handed on, the current of tradition may be re-established and the spontaneous architecture we hope for be brought to pass.

The apprentice, as I have said, often graduates into the draughtsman who spends his evenings in study—mostly in the atelier. What can we do for this man? As we have the problem put before us, he, as the man most frequently met with among those through whom we imagine we are to mold the future, might be our most promising pupil. His night-work is a drawback; there are many things he ought to know which he seems to have no wish to learn, and his taste of the French system makes him a little too sure of himself; but I think there are hopes of him. At any rate, as things now are in this community, he is particularly our draughtsman, and we must do our main work through him. We must help him so to use what the French training sets before him, and so to supplement it that he may go at least one step nearer than we are to the style in which design shall be as naturally done as construction.

What then, and how, can we teach him? What he is now getting is a diluted or fragmentary form of that French training in design which has come to be the standard of architectural education in this country. To some extent the sober everyday work in the office balances this, but not completely. Men get the idea that plans and elevations looking well on paper are almost the all of architecture, and that design consists in combining elements from Beaux Arts competitions or restorations of Roman thermæ. They get careless of the facts which drawings ought to represent, and do not always hesitate to lengthen, on paper, a space already built, to make it accommodate a prearranged

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scheme. However, the system now in vogue for teaching design is the best we have so far discovered, so that some means must be found for correcting the evils which perhaps are not inherent in it, though they seem to accompany it. Even the Beaux Arts Society has found that the courses in design alone are not enough to make good architects. It is certain to me that they do not make efficient draughtsmen.

A draughtsman's work is, metaphorically, a three-ply cord of construction, history, and design. I have said that design must still be taught as now. Any check upon the one-sidedness which comes from the study of design alone must be given by these other two strands of the cord, by the "how to design" of construction, and the "what to design" of history.

Most of the men of whom we are speaking know nothing of mechanics and the theory of structure, little of materials, too little even of descriptive geometry. Many of them know almost nothing of perspective, and their skill in freehand drawing is, to say the least, rudimentary. In fact one of the strangest things to be met in teaching architecture is the indifference of the average student to that part of his equipment. All this is wrong. Every draughtsman worthy of his place, still more everyone who aspires to be an architect, should have a good mathematical training and a sound knowledge of construction. I care not how much a man intends to specialize in the so-called artistic side of the profession, how many partners who are "practical" men he intends to have—he should himself possess this knowledge and the practice to go with it. The Chapter would do well to insist upon this in the architects whom it admits to its membership, even if it can not beat the knowledge into its draughtsmen. Much harm has been done the profession here, and no doubt elsewhere, by architects who did not know their business as construc-

tors, who could not give reliable advice, and whom the public, which is instinctive in such matters, could not bring itself to take seriously.

The other corrective is the study of architectural history. Many draughtsmen, of the younger sort especially, see no value in this knowledge, and will burn no midnight oil to acquire it. But history has a very real and practical value besides its worth as a means of culture. The question of the education which an architect ought to have, as a cultivated gentleman associating with his clients as their mental equal, is too broad for us at this point. It assumes architecture as one of the learned professions, as it surely is, though the ordinary student often fails to perceive the fact. We must keep to the professional—the practical—side, if you wish, of this vitally important study.

History, much as it has been misused, is the only guide we have. "Behind is custom," says Mr. Lethaby, "as in front is adventure." And, we might add, no custom, no adventure. We must be armed with custom safely to tempt the adventure. We may go from one known point to another point, new to us, but, without knowing the position of our starting point, how can we say where the adventure lies? We are off the solid ground where alone in safety we can build a road to new lands we would subdue.

I admit the history of architecture, as it is generally taught, does not do what it might to re-establish tradition. It is treated rather too much as a part of the history of civilization, and as such, of course, should have an appeal not only to architects but especially to the gentlemen who are set apart from them, as they are from cabinet-makers, on the title pages of the old handbooks. It is also taught as archæology, a view of it extremely interesting to some, but not to the average student, who therein for once is wise.

The need is so to set forth the history

HOW SHALL THE CURRENT OF TRADITION BE RE-ESTABLISHED?

of this great art as to show the student how the great problems of building design, many of which today are as insistent as they ever were, have been solved by his predecessors. How Peruzzi thought this and Bramante that, and why; and how Michelangelo did not agree with either, and which was right. Apart from the history of each style, of its relation to others, of its rise and its decline, there should be clearly set forth the structural problems set by the needs of the time, with the answers the architects of that day made to these problems. The ideas of each period should be given on planning, on construction, and on the use of materials, and not merely on ornament. *There is a perfect line of development for every element of architecture—column, lintel, arch, gable, vault—a reason for every change they have passed through in their long careers, and these changes and the reasons for them should be part of the stock in trade

of every student. To know the date of a building is of little use if we cannot tell how it was built and why it was built as it was.

Perhaps these words seem pessimistic. They are not intended to be despairing, though they state a perplexity. The conclusion of the whole matter, if lame and impotent—how we ought to thank Shakespeare for those words—is not hopeless, either, though it must be another question. For, when I have said what it seems proper to do, I must still ask: How is it to be done? How can we administer these correctives in the atelier? I do not see, as yet, but I believe it can be done. Perhaps the atelier can take the initiative. Perhaps the Chapter can do so, not by any pressure on the atelier, but by leading the students to see what they need and to ask for it. The attempt should be made, for the condition is serious and we should do something to improve it.

NORMAN MORRISON ISHAM (M)

*W. R. Lethaby, *Architecture*, p. 248.

IN MEMORIAM

MICHEL M. LE BRUN (M)

Died September 27, 1913

Admitted to the Institute in 1911

ROBERT MAYNICKE (F)

Died September 29, 1913

Admitted to the Institute in 1908; to Fellowship in 1910

THE FORUM

Mr. Donaldson (F) Has Declined the Nomination for First Vice-President.

TO THE JOURNAL.

In relation to my nomination for Vice-President, which appeared in the October Journal, I enclose you a copy of my letter of declination.

JNO. M. DONALDSON.

DETROIT, September 15, 1913.

MR. C. L. HARDING,
Secretary Washington Chapter, A.I.A.,
Washington, D. C.

Dear Sir: I am this day in receipt of a circular letter dated August 30, 1913, containing names of certain members of the A.I.A. placed in nomination for officers and directors for the ensuing year by the Washington Chapter.

Accompanying same is a copy of a proposed amendment to the By-Laws, to be acted upon by the 47th Annual Convention.

Without previous knowledge on my part, I find my name placed in nomination for first Vice-President.

I beg to assure the members of Washington Chapter of my sincere appreciation of the honor thus accorded me, and ask that they accept my thanks, and believe that I am not ungrateful even though compelled to decline the nomination, and request that my name be withdrawn from the ticket.

My term of office as a member of the Board of Directors extends to 1915, and I hope to continue in this service until that time, when I desire to return to the ranks.

I desire that my declination of the nomination shall be accepted as final.

Respectfully yours,
JNO. M. DONALDSON.

The Importance of the Convention to Members Who are Not Delegates.

TO THE JOURNAL:

I am glad of an excuse for writing to you. I went off to Europe the end of June and have been back only a couple of weeks. I find in my files a copy of a letter from you to Mr. Tomlinson, inquiring about the form of letter which I wrote, to be sent out by the secretary of the chapter in connection with the Convention last year. I am not able to find that I kept any copy of the letter, but it is not necessary, I take it, for me to try to reproduce the letter in detail. What the notice did was to call attention to the convention date, to urge upon

all members of the chapter the fact that while undoubtedly the greatest benefit accrued to the man who took the most active part, and that, therefore, a delegate, by virtue of the fact that he was a delegate, might get slightly more benefit than any other member of the Institute attending the convention; yet, the fact that non-delegates were privileged to attend all meetings and conferences, to discuss questions on the floor, to offer and support motions, and were frequently appointed upon committees in connection with the work of the convention, gave the non-delegate, in reality, a chance to take an exceedingly active part in the work of the convention in proportion as his interest and his willingness led him. That it was the universal testimony of the men who attended, and took part in the convention, that the experience was profitable quite beyond any expense involved. That, as a matter of fact, the expense need not be great, unless one chooses to make attendance upon the convention an opportunity for outside visits and entertainment, which are not necessarily connected with the work of the convention, nor a part of the profit to be derived from attendance.

I then made an estimate of the probable minimum cost; railway fare and expenses en route; hotel, banquet and sundry expenses in Washington, together with a summary of the expense in the event of a member choosing to go on to New York and spend two or three days there.

The secretary of our chapter is going to draw up a similar letter this year, and I think it is highly desirable that each chapter should do something of this sort.

ALLEN B. POND (F).

Reasons Urged for the Amendments to the By-Laws, Which Propose the Creation of an Executive Officer.

TO THE JOURNAL:

In the September issue, pages 405 and 406, are published certain amendments to the By-Laws providing for the reorganization of the business methods of the Institute, proposed by the members whose names appear at the foot of page 404.

These amendments originate in a wish to place the administration of Institute affairs upon a basis consistent with their multiplicity and growing importance; one that will conduce to orderliness and efficiency. The matter cannot be seen in the proper light if the point of view be obscured by

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personal issues; it must be looked at as a question of sound organization.

Without going into minute detail, it is plainly apparent that the Institute has to transact a great volume of business requiring order and system. To handle its funds; attend to its correspondence; issue all its notices; keep in touch with the activities of its Chapters and of its various committees; record its directors' meetings, and do the work growing out of them; assist its officers, and at the same time to act as an important officer, is more than should be expected of any one man.

It is the experience of every society whose affairs grow to considerable proportions that the offices of secretary and treasurer must be separated. The New York Chapter has not only a secretary but also a recorder, and it has, for years, found that each of these, as well as the treasurer, has quite as much work to attend to as can properly be asked of men whose profession makes its inevitable demands upon them.

The office of secretary is one of the most responsible burdens which the Institute lays upon those of its members willing to serve it. Upon him depends not only a heavy share of its usefulness, but a large proportion of its prestige. He is an officer and member of the board of directors; his office imperatively demands that he be an active member of the profession, with an adequate reputation. For such a man to give the best that he can, and that best can never be too good, it is obvious that he should be freed, in every way possible, from the exactions entailed by mechanical routine. By so much as he is freed, not only may he be more efficient himself, but more of an aid, as he should be, to the efficiency of his colleagues. The object of these amendments is to produce just this effect. From President to committees, the means are provided for rendering to them the aid they should have and for correlating the Institute's various activities.

This is the reason for having an executive officer.

This functionary should be charged with all those routine duties which, being lifted from the shoulders of the secretary, will enable him to devote himself to the larger questions of policy and management with which he should be occupied.

The executive officer's position will be no sinecure. Upon him will devolve the orderly and systematic handling of a great mass of business—business which is growing and which, let it be well realized, *must grow*. The profession is growing; Chapters are growing; the committee work of the Institute is growing. This growth must be coördinated; with it our administration must keep pace. The present system is inadequate. This official, then, should be the servant, the paid servant, the high and responsible servant but still the servant, of the Institute. He should correspond, in great degree, with what is known in government as a permanent official.

These amendments are no new idea, nor do they represent the hasty conclusions of those who now propose them. They are the result of a thorough study of the subject by a committee appointed by the board of directors some three or four years ago, which secured the advice of a competent business engineer in their preparation. This plan of reorganization was approved by the board, and was printed for presentation to and action by the Convention at San Francisco, but for several reasons was laid aside for the moment. But the time has now come when this question must be taken up and cannot longer be postponed. The conduct of the Institute's affairs must be arranged to meet the increase of those affairs, and upon a plan which takes cognizance of the fact that this increase is destined to continue, if the American Institute of Architects is not to perish from dry-rot.

The members proposing these amendments have delegated to the writer the duty of presenting these considerations to the membership of the Institute.

C. GRANT LAFARGE (F).

PRE-CONVENTION NOTES

NOMINATIONS FOR OFFICERS FOR 1914

October 11, 1913.

TO MEMBERS OF THE INSTITUTE:

Acting under authority of the 45th Convention, "That any fifteen Members or Fellows, belonging to not less than two Chapters, may nominate candidates for any office to become vacant, provided said nominations are filed with the Secretary of the American Institute of Architects, not less than sixty days prior to the Convention at which the election is to take place," I have received requests from members of the Institute to place the following members in nomination for the offices named:

<i>President:</i>	Number of endorsers	Chapters represented
Wm. R. Mead	233	29
R. C. Sturgis	63	5
<i>First Vice-President:</i>		
T. R. Kimball	63	5
*J. M. Donaldson . . .	98	24

<i>Second Vice-President:</i>	Number of endorsers	Chapters represented
Myron Hunt	83	23
J. R. Marshall	15	2
Glenn Brown	36	3
F. C. Baldwin	27	3
<i>Secretary-Treasurer:</i>		
D. K. Boyd	36	3
Glenn Brown	129	26
<i>Directors:</i>		
Octavius Morgan . . .	177	24
Henry Morgan	24	4
W. R. B. Willcox . . .	78	7
Walter Cook	63	5
Edward Stotz	98	24
T. C. Young	98	24
E. B. Green	98	24
<i>Auditors:</i>		
Robert Stead	98	24

GLENN BROWN, *Secretary.*

*See Mr. Donaldson's letter in the Forum.

RELATIONS TO CHAPTERS

The Committee to Consider the Relations to Chapters has had as its special work this past year a study to the end of altering an existing arrangement, which has seemed not to be always of the highest advantage to the Institute, and to be especially to its disadvantage in one particular locality. This committee does not believe the present arrangement to be fraught with all the evil attributed to it by many Institute officers and members, yet it recognizes the weakness in the situation, which it feels may be remedied by the operation of amendments to the By-Laws, which it herewith presents. While the situation of one's being, under present definition, a Chapter member of an Institute Chapter, while not being an Institute Member, is capable of ready explanation, it is deemed wise to have existing as little cause for explanation as is practicable, and the amended By-Laws will assist to accomplish this.

This committee was entrusted with the task of formulating some method by which practitioners remote from Chapter headquarters might have more ready access to the Institute than through the medium of the Chapter. A study of the Constitution and By-Laws convinces the committee that power to meet the situation inheres in the Board of Directors, who may curtail or extend existing Chapter boundaries, as the case may be, throwing applicants from outside a restricted district into the Chapter at large—or better, where possible, forming a new Chapter where numbers warrant it, and getting concerted state-wide action by an association of the new Chapter or Chapters with the old. It seems wise to the committee to suggest no further action in the matter at this time.

IRVING K. POND, *Chairman.*

The amendments offered appear next following:

PRE-CONVENTION NOTES

Amendments to the By-Laws Proposed by the Board in Pursuance of Instructions from the Forty-sixth Annual Convention as Presented by Mr. I. K. Pond, Chairman of the Committee to Consider Relations to Chapters.

New matter in italics; old matter to be omitted in brackets [].

ARTICLE IV

SPECIAL RULES

SECTION 4. RESIGNATION AND EXPULSION FROM CHAPTERS.

If any member of a Chapter [who is also a Member of this Institute] shall resign or be expelled from the Chapter, it shall be the duty of the Secretary of the Chapter to notify the Secretary of the Institute of such resignation or expulsion. Resignation from a Chapter shall imply resignation from the Institute, but any Member expelled from a Chapter shall have the right of appeal to the judiciary committee of the Institute. If within thirty days after notification of expulsion from a Chapter any such expelled Member shall fail to file with the Secretary of the Institute a notice of appeal, such Member shall thereupon cease to be a Member of the Institute.

If his appeal shall be sustained, he shall be allowed to retain his Membership in the Institute, and this shall be held to carry with it reinstatement in the Chapter.

ARTICLE VI

SECTION 6. CHAPTER MEMBERSHIP.

Chapters shall be composed of Members of the American Institute of Architects, and of such only.

There should be affiliated with the Chapter an Associate class called Associates of the Chapter, composed only of those [There shall be two classes of membership in Chapters: Institute Membership, composed of architects who are Members of the American Institute of Architects and Chapter Membership composed of those only] who are eligible or who may become eligible to Membership in the Institute.

Such Associates [Chapter Members of a Chapter] shall become [Institute] Members of the [said] Chapter, by virtue of their election to Membership in the Institute without further action.

To extend its influence locally a [any] Chapter may create Honorary [and Corresponding Membership, and any special] allied or other classes [of Membership, in addition to Institute and Chapter Membership; but such Membership shall not be regarded as Membership of the Institute], but neither associates nor any other class shall have the right to vote or hold office.

All Chapter Members elected previous to the passage of this law (December —, 1913) shall be classed as Associates [All Members of Chapters (except

Honorary and Corresponding and special classes) not Members of the Institute, who were elected previous to the adoption of this By-Law (January 8, 1907), shall be classed as Chapter Members] of their respective Chapters.

The initiation fee and annual dues of its Members and in the various affiliated classes shall be established by the Chapter. In Chapters with extended borders the Members so located as to make personal participation in Chapter activities impracticable should have correspondingly lessened dues.

SECTION 7. ORGANIZATION OF CHAPTERS.

Each Chapter, shall have a President [,] and Secretary [and Treasurer, with] and such other officers and [such] committees as may be desirable. [The President and Secretary shall be Members of the Institute.] These two officers, conjointly, shall be held accountable for an official annual report to the Secretary of the Institute upon the condition of the Chapter, to be rendered thirty days before the Annual Convention. This report shall include the number and names of all Members of the Institute, including the number and names of Fellows separately. Each Chapter shall hold an annual meeting, at which meeting the election of the officers of the Chapter shall take place. Delegates to the Annual Convention of the Institute shall be elected at this or some other duly announced meeting. Delegates must be Institute Members.

[In the vote electing delegates, the same classes of Members shall participate as take part in the election of Chapter officers.]

A retired or other Member of the Institute who may be upon the retired, honorary or other list of a Chapter may be counted in determining the number of that Chapter's delegates provided he be not represented from another Chapter.

SECTION 9. CHAPTER BY-LAWS.

Each Chapter may make By-Laws for its own government, provided they be not inconsistent with the Constitution and By-Laws of the Institute; but in no Chapter shall any class [of Membership] be exempt from the operation of the laws of the Institute, nor free from the obligations imposed by the Institute's Codes, Schedule of Charges, and Regulations.

Failure on the part of a Chapter to discipline or to expel offenders against Institute rules shall constitute cause for withdrawal of such Chapter's charter by the Institute.

not necessary

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Amendment to the By-Laws Proposed by the Board of Directors

ARTICLE V

INITIATION FEE AND ANNUAL DUES

SECTION 2. ANNUAL DUES.

The Annual Dues [of a member not a Fellow shall be Fifteen Dollars, and of a Fellow Twenty Dollars] of both Members and Fellows shall be Twenty-Five Dollars, payable within the month of January. The dues of a Member [not] or a Fellow, if elected in July or later, shall be [seven] Twelve Dollars and Fifty Cents, [and of a Fellow Ten Dollars] for the balance of the year.

SECTION 4. PENALTY FOR NON-PAYMENT.

The names of all Members who are in arrears for the annual dues of two or more years [shall] may, at the discretion of the Board, be read aloud at the Annual Convention. Members in arrears for the

annual dues for five or more years may be dropped from the Institute.

ARTICLE XI

STANDING COMMITTEES

SECTION 1. STANDING COMMITTEES.

There shall be Standing Committees as follows: Committee on Practice. (See Standing order in Appendix.)

Committee on Finance.

Committee on Contracts and Specifications.

Committee on Allied Arts.

Committee on Government Architecture.

House Committee.

Committee on Education.

Committee on Competitions.

Committee on Public Information.

Committee on Publications.

Program of the Forty-seventh Annual Convention to be held in New Orleans, La., December 2, 3, 4, 1913

Delegates will be distinguished by an orange knot and will occupy seats from the front row as far back as is necessary for their accommodation. Attendants, not delegates, will be distinguished by a blue knot.

Members of the Institute who are not delegates are entitled to take part in all discussions, to offer resolutions and motions, and to vote on a proposition that it is the sense of the meeting.

All sessions will begin promptly at the hours named in the program.

The Board of Directors will meet Monday, December 1, at 10 A.M.

The committees, to whom will be referred reports, will meet Monday, December 1, at 10 A.M., in rooms provided in the Grunewald.

The Institute committees, which have subcommittees in the various Chapters, will hold conferences of their members in rooms provided in the Grunewald.

The Committee on Public Information, D. K. Boyd, Chairman, and the Committee on Competitions, M. B. Medary, Jr., Chairman, will meet Monday evening, December 1, at 8 P.M.; the Committee on Education, C. C. Zanzinger, Acting Chairman, and the Committee on Membership, J. H. Rankin, Chairman, will meet Tuesday evening, December 2, at 8 P.M., in rooms provided in the Grunewald.

ORDER OF BUSINESS

TUESDAY, DECEMBER 2

(1) Morning Session, 10 o'clock

1. Members of the Institute will meet on the first floor of the Grunewald Hotel, at 9.30 o'clock.
 - (a) Register their names.
 - (b) Address of welcome by Hon. Luther E. Hall, Governor of Louisiana.
 - (c) Address of the President, Mr. Walter Cook.
 - (d) The President will announce the following committees, to whom addresses and reports will be referred:
 - Committee on Credentials of Delegates.
 - Committee on President's Address.
 - Committee on Report of the Board of Directors.
 - Committee on Reports of Chapters.
 - Committee on Reports of Standing Committees.
 - Committee on Reports of Special Committees.
 - Committee on Resolutions.

In order to expedite matters, those having resolutions to offer are asked to prepare them ten days in advance, and submit them to the Secretary, to be forwarded to the Chairman of the Committee on Resolutions. This will not prevent the offering of resolutions upon the floor.

PRE-CONVENTION NOTES

- (e) Convention declared open for business.
- 2. Report of the Board of Directors.
- 3. Report of the Treasurer and Auditing Committee.
- 4. Reports of Chapters, a synopsis by the Secretary.
- 5. Reports of Committees (these reports to be sent to the Secretary by October 15, 1913).

Standing Committees:

- (a) On Contracts and Specifications, Grosvenor Atterbury, Chairman.
- (b) On Allied Arts, Thos. R. Kimball, Chairman.
- (c) On Government Architecture, J. H. Rankin, Chairman.
- (d) House Leon E. Dessez, Chairman.
- (e) On Education, C. C. Zanzinger, Acting Chairman.
- (f) On Competitions, M. B. Medary, Jr., Chairman.
- (g) Nominations sent to the Secretary by Members of the Institute.

Special Committees:

- (b) Relations of Chapters to the Institute, Irving K. Pond, Chairman.
- (i) Conservation of Natural Resources, Cass Gilbert, Chairman.
- (j) Delegates on Testing Material, A. O. Elzner, Chairman.
- (k) On Electrical Code and Fire Protection, Julius Francke.
- (kk) Report of Mr. Franklin H. Wentworth on Fire Prevention.
- (l) On International Congress of Architects, Walter Cook, President.
- (m) On Town Planning, H. V. B. Magonigle, Chairman.
- (n) On Legislation, L. C. Holden, Chairman.
- (o) On Schedule of Charges, I. K. Pond, Chairman.
- (p) On Government Competitions, John Hall Rankin, Chairman.
- (q) On Public Information, D. Knickerbacker Boyd, Chairman.
- (r) To Confer with the National Association of Master Plumbers, D. Everett Waid, Chairman.

(2) Afternoon Session, 2 o'clock

- 1. Reports of committees not presented at the morning session.
- 2. Amendments to the Constitution presented.
- 3. Amendments to By-laws presented.
- 4. Discussion on the Amendments.

WEDNESDAY, DECEMBER 3

(3) Morning Session, 10 o'clock

- 1. Report of Committee on Credentials.
- 2. Vote on Amendment to the Constitution and By-laws.
- 3. Reports of committees appointed at the first session and their consideration:
 - (a) On the President's Address.
 - (b) On the Report of the Board of Directors.
 - (c) On the Reports of Chapters.
 - (d) On the Standing Committees' Reports.
 - (e) On the Special Committees' Reports.
 - (f) On Resolutions.
- 4. Presentation of a proposed law to control the Government Fine Arts.
- 5. Unfinished business.
- 6. Miscellaneous business.

(4) Afternoon Session, 2 o'clock

- 1. Committee Reports: Discussion continued.
- 2. New Business.
- 3. Election of Officers. Polls open from 3 to 5 p. m.

Evening, 8 o'clock

Reception to Members of the Institute by the Louisiana Chapter. Two addresses on the question of Government Fine Arts.

THURSDAY, DECEMBER 4

(5) Morning Session, 10 o'clock

The principal topic of discussion on this occasion will be the Status of Government Fine Arts.

(6) Afternoon Session, 2 o'clock

- 1. Report of Tellers.
- 2. Unfinished business.
- 3. Visit to points of interest in New Orleans.

Evening, 8 o'clock

Banquet.

Members of the Institute have been invited to view the new buildings of the Rice Institute, Houston, Texas, after the Convention. All who desire to take advantage of this invitation are requested to notify Mr. William Ward Watkin, Houston, Texas.

Those who desire to make a trip to Panama will have an excellent opportunity, as boats leave every Wednesday and Saturday. Fare, including meals, \$95 to \$100.

GLENN BROWN, *Secretary.*

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A BILL for the Creation of a Proposed Government Bureau of Buildings and Grounds, with a Report Showing How Such a Law Would Be a Public Benefit. Presented to the Forty-Seventh Annual Convention of the American Institute of Architects by the Washington, D. C., Chapter, with the Request that the Convention Approve and Urge the Adoption of this Measure.

A BILL for the Creation of a Bureau of Buildings and Grounds, and Defining Its Duties.

Be it enacted by the Senate and House of Representatives of the United States of America in Congress assembled, That a Bureau of Public Buildings and Grounds is hereby authorized, which shall represent the United States Government, unless otherwise specifically directed by Congress, in (a) all matters relating to architecture, painting, sculpture, and park work; (b) all matters pertaining to education in the Fine Arts; (c) all matters pertaining to the collection and administration of the National Galleries of the Fine Arts.

This bureau shall select by competition the design for buildings, monuments, and statuary, and conduct all business relating to their construction, to the selection of sites, treatment of landscape, and maintenance. It shall select the furniture, lighting fixtures and decorations, painting, statuary, and other objects of art purchased or presented to the Government. It shall conduct a traveling loan system of Educative Art with museums throughout the country. It shall foster and disseminate useful knowledge to schools, colleges, and universities on matters pertaining to Fine Arts.

This Bureau shall have a Director, of experience in building and landscape, whose salary shall be \$5,000 a year; three assistant Directors, qualified in their work, to be paid each \$4,000 a year; one in charge of buildings and landscape, one in charge of painting and sculpture, one in charge of educational and museum work. These Directors shall be appointed by the President by and with the advice and consent of the Senate.

This Bureau shall have power to make rules and conduct competitions, to organize an office in divisions, and employ a clerical force to carry out the provisions of this Act is hereby appropriated for office expenses and clerical service.

All work of the character mentioned in this Bill at present carried on in various Government Departments shall be under the conduct of this Bureau, in consultation with the Department directly interested in the project.

The National Fine Arts Commission shall be a superior council, whose decision on matters of design shall be binding on the Director of the Bureau.

REPORT Showing Why a Bureau of Public Buildings and Grounds Should Be Established.

Six hundred million dollars have been spent by the United States Government in buildings, monuments, sculpture, paintings, and park treatment. The total sum expended is based upon public documents, which show a disbursement up to 1908 of five hundred and thirty-four million dollars, and to this is added an estimate of expenditures authorized in the last five years.

As these monuments and buildings are the record by which the future generations judge our culture, it is but justice to secure for our people the most economical use of the vast sums expended as well as the best artistic results. A brief examination of our buildings, monuments, and statuary will convince the most indifferent that neither end has been accomplished by our present methods of administration.

The early presidents—Washington, Jefferson, and Madison—took personal interest in this subject, and obtained artists of the highest capacity in their day; since that early period the work has been placed in charge of subordinates who have had little interest in this field, and who have been poorly equipped to execute this important service; thus our official art has become a matter of ridicule to cultured people.

This condition might have been excusable if the country lacked artists of capacity, although Washington and Jefferson did not find such a condition insurmountable, as they sent abroad when they could not secure men in the United States.

During the past fifty years the United States has been the home of some of the most noted artists in the world, such as McKim the architect, Whistler the painter, and Saint Gaudens the sculptor. The genius of these men, with the exception of McKim, Mead & White's restoration of the White House, has not found expression in the work of the Government. The officials of European countries would not have allowed such artists time for private work, but would have kept them busy on Government commissions.

While these men have passed away, there are other men in our country whose work equals, if it does not excel, that of artists in the other civilized nations.

While all matters pertaining to Fine Arts in the beginning of the Government were under the con-

PRE-CONVENTION NOTES

trol of the Commissioner of Public Buildings and Grounds, because of constant changes in this office and the want of interest in the matter shown by some of the early commissioners, first one branch and then another was taken from his jurisdiction, so now we have branches imperfectly organized and incompetently conducted in each department and under many of the bureaus of the Government. This work, being a minor branch of the department, and outside of its line of duty, has been placed in the hands of subordinates not familiar with questions of the Fine Arts, and this condition has not only resulted in a financial loss but has been a detriment to the educational cultivation of the community.

The system, as it has gradually grown under many heads, tends to duplicate office expenses and clerical service and at the same time produces poor results.

The Supervising Architect's office and other departments of the Government are a training-school for raw material in the practical application of studies.

As soon as a man shows skill in construction or design he leaves the service, either to practise for himself or to enter the office of some private practitioner.

Thus the work of the Government is done by men either in the undeveloped preparatory stage or by men who have not proved themselves competent to secure work outside of the Government service.

Only one ray of light in this dark period was the Tarsney Act, passed during Cleveland's administration, which covered only buildings executed under the Treasury Department, and this law was repealed by the last Congress (1913).

The Dockery Commission, appointed to investigate the various departments of the Government and suggest changes that would simplify and economize the Government business, made a report on the Supervising Architect's office, May 25, 1894. This commission recommended the reorganization of the Supervising Architect's office, and advised that it would be a saving to the Government to organize an administrative bureau and give the work to private architects. This commission did not take into consideration the character of design of the buildings resulting in this move, but confined its report to the question of saving money for the Government. While this report was made many years ago, the same economy would result at the present time, as proved by recent investigations, by establishing this bureau. It is found that under the present Governmental system the cost is some two or three per cent more on the total expenditure, for office work, drawing, clerical work, and superintendence than it would be to employ private architects. Thus, under the Treasury Department, whose ex-

penditures have been two hundred million dollars, there would have been a saving, if the work had been given to private architects, of two per cent on this sum or approximately four million dollars. This saving would undoubtedly have taken place in all other departments of the Government, making a sum of something like twelve million dollars that might have been saved by securing the services of men best fitted to give artistic expression to national work.

This shows that our system has been as unreasonable in its cost as it has been in perpetuating mediocre and bad examples of the Fine Arts.

The need of this bureau, from an economic standpoint, is urgent, as it is obvious that a well-organized and regular system for the expenditure of vast sums of public money would be a public benefit. It is well known that existing value is never destroyed, but that commercial values are always enhanced and new value created by the artistic treatment of buildings and monuments.

The establishment of such a bureau has a broader significance and a more important function than its financial value. Our vast expenditures show that we are establishing, at a rate never before exceeded, lasting monuments to our civilization, and, without intelligent management, these monuments will not represent and typify the cultivation which our people have achieved.

During the past as many as fifteen bills have been introduced in Congress to remedy these evils. A synopsis of these bills has been compiled for the Public Act League of the United States.

The general character of the bills is best described in their report as follows:

"After an examination of all the bills, which have been presented to Congress in connection with this subject, we feel that their effectiveness, if they had become laws, would have been marred for the following reasons:

"Such bills were introduced with the idea of ameliorating evils which existed in single departments or in single cases, one covering paintings and statuary for a single building; one the question simply of paintings; several bearing upon the buildings of the Supervising Architect's office.

"The fundamental error in all attempts at legislation has been in confining the law to one branch of art, or to isolated buildings. As buildings and their decorations of paintings and sculpture, and the landscape, including monuments and fountains, are so intimately associated with each other, and the effect of one so easily enhanced or marred by the other, they should all be under the direction of one guiding body. The only way to obtain a harmonious whole is to have them all in the hands of one department. The lack of harmony between different

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buildings in Washington, the total lack of unity in the selection of their sites, and the still more notable deficiencies in the character, location, and fitness of statues and monuments, are all due to the separate committees, individuals and departments which have had charge of such matters for the Government."

Other countries of the world, which have been noted for the beauty and refinement of their buildings, monuments, and statuary, have ministries or bureaus composed of their most capable men who have strict control of all matters relating to design, and they have obtained results which are among the principal assets of their country in the revenue they produce.

The International Congress of Architects held in Vienna adopted the following resolution, which has received the hearty support of artistic organizations in eighteen nationalities:

"That every Government be urgently requested to establish a Ministry of Fine Arts, or at least a section which shall deal with such subjects relating to Fine Arts."

"To such a Ministry or section shall be attached artists of established reputation."

"Since architecture can be considered the leading art, architects shall be in a majority."

The strongest reasons for the formation of such a bureau are well expressed in the following quotation from the report of a committee of the American Institute of Architects:

"The common desire of every race in every period of its history to preserve and guard artistic treasures, evidences the instinct for beauty and the inspiration for immortality. The permanency of works of art is a sufficient reason for extraordinary care in their design and execution. When such works are undertaken by a government, a high standard of excellence becomes a civic obligation.

"It is the duty of the state, itself a product of the cultured need of humanity, to recognize and foster the culture of the arts, as the most powerful agency for uplifting and elevating the ethical standard of the people.

"It is our duty to ourselves, to our forefathers, and to posterity to see that the monuments which we are now erecting, these records which our government is now making, should be worthy representations of the true state of our social conditions and an evidence of the taste and cultivation of our time.

"To those who recognize these facts should be intrusted the guidance of legislation concerning our monuments. It is their duty to demand that the expenditures of these enormous sums of public money should be made with all the wisdom, foresight, and intelligence of which we, as a community, are capable.

"The intention of establishing a Bureau of the Fine Arts is, not to develop a national style of architecture or definite styles of painting or sculpture, but to invest the whole subject of the fine arts with appropriate dignity, to encourage the establishment of proper schools, to stimulate the universities in this much neglected branch, and to educate the people.

"In other words, the purpose of the Bureau of the Fine Arts would be to propagate the truth that art is not an effeminate luxury, but that it is the manifestation of that great vital force, the imagination, which is the original impulse behind all human progress; and to, furthermore, teach the people of the United States that if there is one thing above all others which is absolutely and universally democratic, typically and thoroughly American, and essentially in accordance with the whole spirit of the Constitution, it is the inalienable right of all the people by inheritance to possess and preserve the works of genius of the human race, and to participate equally in the inestimable advantages and benefits of the study of the fine arts."

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TOWN AND CITY PLANNING

THE TENTH INTERNATIONAL HOUSING CONGRESS

Were it not for the fact that I had promised to write a sketch letter on this Tenth International Housing Congress at The Hague, I fear me that this time in Paris would be used for other purposes. My traveling companion grew very restless and yearned for the boulevards of Paris, so that it became necessary to cut short the sketch visit at the Kurhaus, in Schveningen, where the Congress was held.

It occurred to me that, with expositions and conferences going on constantly in the different cities of Europe, the Institute should have three or four "corresponding members," through whose coöperation the Institute could itself become a part of that great universal group which knows no geographical boundary, and has no hesitation in its methods of investigation—"humanity's parliament."

While this conference was going on, and while during the reception men and women stood about with biscuits, ice-cream, tea, and beer in their hands, it gave me an opportunity, as an outsider, to consider just what this sort of gathering stood for.

Here were photographs, models, reports, bird's-eyes, and what not, shown in parallel columns with old hovels, picturesquely dirty corners, and death percentages, compiled, analyzed, and presented by these men—for what? Money, honor, opportunity? I think not. Purely because they, like St. John in the wilderness, must cry their cry for the good of a stupid and selfish world and for the sake of calculating humanity in percentage values.

But I have found in my own experience in Cleveland that when business considerations and human impulse together develop a result, the economic value-increase works in both directions, improving the work for the employer and increasing the joy of life for the man.

It seems that this congress is showing that the man alone is useless, as he is affected only by that which touches him personally; that the man in the crowd is affected by the psychology of the hour and gets no coherent results; but that the man working as these men are working, both alone and with others in committee, becomes the government and the governor. The method of providing decent housing for workers, as offered to me by the gentlemen of Rotterdam, will explain somewhat.

First, the state or central government offers to each municipality the funds required out of the compulsory insurance fund of the state. The municipality either appoints a committee, or

approves a self-appointed one, and allows it the use of the one hundred per cent of money for the purpose of buying land, building, and renting houses to its members or to others, for which use a charge (rent) is made of $3\frac{1}{2}$ per cent, with an added 1 per cent for a sinking fund, which sinking fund it is considered will absorb the principal in fifty years. No property may be sold, and the state reserves the right of adjustment in case of default or neglect.

The men with large families have the extraordinary, though natural, offer of decreasing rent with increasing families, a perfectly bully and decent adjustment, made by these people to themselves with their own money by way of the official and municipal machinery. Sounds like ideal socialism, doesn't it?

Now that this sort of thing is started on its way, there is neither waste nor loss. The money is working, factories are busy, labor is employed, the land is being improved, and men, women, and children are treating themselves with that elixir which increases their own value both to the state and to themselves. The fact that these people are living under proper conditions, not because of endowment or charities, but purely because they have given them to themselves, increases their respect and ambition in the same ratio that respect and ambition is decreased when charity turns the tap.

This Congress is made up of men from Germany, Austria, Belgium, United States, France, Great Britain, Hungary, Italy, Norway, Sweden, Switzerland, and Holland, and the subjects which they are discussing relate not only to the actual construction of houses but to the general social and economic improvement of towns and cities. Papers were read on "Slums to be Improved or Cleaned," "Rural Housing," "Overcrowded Dwellings," and "Town Planning," and a report on progress since the last congress showed that the members of the various committees were working men and enthusiasts.

Architecturally, I would say that we have much to learn. The designs of the homes built are beautiful, consistent, and far in advance of the most of the work in our own country. Coöperation must increase design value. The architects also have back of them the inestimable value of these great ideas in which the entire community is interested; each group coöperates and assists in the formation of new schemes, without apparent selfishness or self-seeking.

TOWN AND CITY PLANNING

Excursions during the latter part of the week of the congress were to be made to Rotterdam, to Amsterdam, to Arnhem, and to many other towns, where the actual results of former deliberations were to be inspected.

What more fitting place than The Hague could

be chosen for such a home congress, celebrating three hundred years of freedom, dedicating the Peace Palace, and discussing ways and means to improve the lot of man individually and collectively. The stork the emblem—the family the consideration.—FRANK E. WALLIS (F.).

UNIVERSITY COURSES IN CITY PLANNING

In the last issue of the *Journal* credit was given to Harvard University for being the first among the higher institutions which had incorporated a course in city planning into the curriculum. It appears, however, that a course in city planning was given at Columbia University, during 1911-12, and practically covered the whole range of the subject. Credit was given for it toward a Master of Art Degree in the Department of Economics, and toward

a Bachelor of Arts Degree in the Department of Fine Arts. The course given at the same university in 1912-13 was required of juniors and seniors in the architectural department. A more extended course is being given this year, and it also is required of juniors and seniors in the architectural department.

Another course was also started last year at the University of Illinois.

St. Louis Chapter.

The Civic Improvements Committee, after looking over the field for its activities indicated by the letter of the chairman of the national committee on civic improvements reports the absence of any movement toward civic improvements in St. Louis at the present time, except those efforts being made along social service lines by the civic league and some other organizations.

There are many movements having for their ultimate end the advancement of the material interests of individuals or groups of citizens or corporations in different parts of the city, but no movement having for its end the advancement and beautification of the city as a whole.

The City Plan Commission appointed by the mayor of St. Louis to do this work two years ago has, up to the present time, taken no real step toward that end.

It is absolutely essential that a plan of the entire city be made immediately and not ten years hence. Losses to individuals and to the municipality amounting to an enormous sum running into millions of dollars annually are the result of this policy of procrastination on the part of this commission, who, while using the taxpayers' money, set aside for the very purpose of a city plan, which could have been made in one year by using proper diligence and employing proper and expert help to solve the problems that the lay members of the commission were unqualified to solve, has not only done nothing in the past two years toward having a city plan made, but has given no assurance that it ever will do anything. Therefore, it is the opinion of your committee, and we would suggest that the

Chapter respectfully request the mayor to appoint qualified experts on the commission, or request the commission to employ same and instruct them to immediately prepare a complete plan of the city, looking to its present and future needs in every particular, both as regards its material welfare and its development into a beautiful city.

The development of St. Louis into a beautiful, well-regulated city will not happen, it must be controlled.

St. Louis has, up to the present time, grown haphazard. But it is not necessary that it should continue to expand in that manner. When all up-to-date municipalities make it a point to develop their natural advantages for the good of the whole city, why should St. Louis stand back, and, under a spell of tremendous expansion in its manufacturing and commercial activities, permit itself to become an overgrown manufacturing center, with nothing to offer except smoky, grimy façades of ill-placed public buildings and hideous public works (like our free bridge); with what good private work it has, at the mercy of any private speculator or exploiting corporation or railroad with money enough to build a row of shacks or a factory at any place in the city they may choose, without compensating the adjacent property-owners for the depreciation in values caused by their tracks, buildings, or factories?

Therefore, as the solution of the problem, as to whether St. Louis is to be a well-developed and beautiful city is vital, and as to whether it is to sink into mediocrity, as is the tendency of all manufacturing cities, the committee suggests that the Chapter also write to the chairman of the architectural contingent of the business men's league, and

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urge action by that body along the lines indicated in this report.

Further, the committee recommends the appointment of a committee of architects to go before the Board of Freeholders, and advocate the creation of the office of city architect or architect general in St. Louis, with the qualifications and powers of the city architect, as recommended in the report of the Chapter Committee on City Architect, submitted to the board of freeholders some weeks ago.

The secretary, having been appointed a committee of one to take steps toward bringing the Fifth National Conference on City Planning to St. Louis, wrote to the City-Planning Commission and the Business Men's League, requesting their coöperation. No answer was received from the Business Men's League and no assistance from the City-Planning Commission. However, as it is under-

stood that the place of meeting of the City Planning-Conference is decided by the executive committee of the conference, and as Mr. Tom Barnett is now on the St. Louis City Plan Committee, it is hoped that they will be made to see the advantage of having the conference in St. Louis, and able to assist the future committee in its efforts to bring the conference to St. Louis.

Rhode Island Chapter.

It was voted that the Chapter approves the establishment of local planning boards for cities and towns within the state of Rhode Island and that the Committee on Civic Improvements of the Chapter be directed to prepare and report at the next meeting of the Chapter a form of bill to be presented to the legislature.

INSTITUTE BUSINESS

At its meeting on September 29, the Brooklyn Chapter unanimously passed the following resolution:

That the secretary of the Chapter send to the

Directors of the A. I. A. a communication requesting that the annual meeting of the Institute be held in the city of New York, as required by its certificate of incorporation.

At the meeting of the Executive Board, held in New York City, it was voted:

That in respect to the request of the Brooklyn Chapter [printed below] that the Annual Convention be held in New York City, the Brooklyn Chapter be advised that it is the opinion of the Board, supported by counsel, that the Annual Convention is not required to be held in New York.

That in the case brought by the Cleveland Chapter against Frank N. Meade and J. Milton Dyer, for advertising, and in which the Committee on Practice found a *prima facie* case of unprofessional conduct, the Board accept the report of the Judiciary Committee, which is as follows.

In connection with the invitation extended to members, by Mr. William Ward Watkin, of Houston, Texas, to visit the Rice Institute, Mr. Watkin desires the Journal to explain the following:

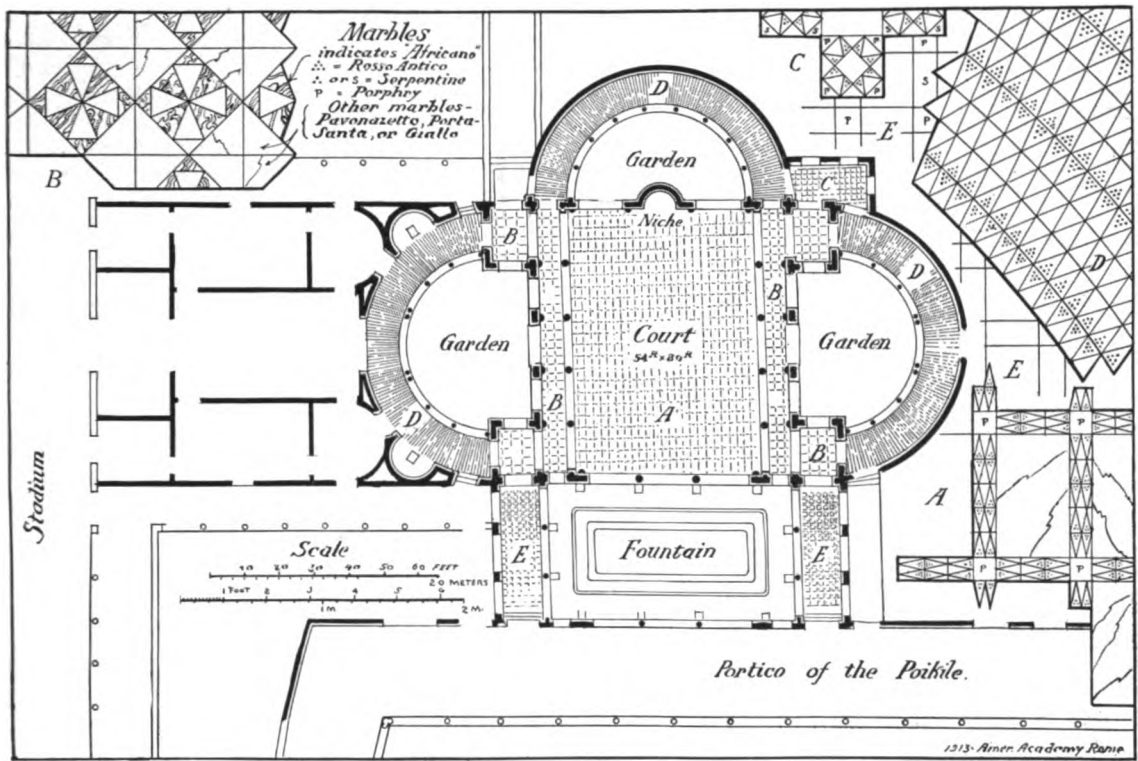
Upon indication of the intention of a reasonable number of members to make this trip, a special train will be arranged, to leave New Orleans over the Southern Pacific railroad, leaving after the banquet on the last evening of the convention and arriving in Houston at or near noon the following day. For members from the Pacific Coast no additional railroad expense would probably be incurred to return by way of Houston; for members from the East, the usual return fare New Orleans to

The following members were declared elected:

William H. Lord . . .	Asheville, N. C.
C. W. Bellows . . .	Columbus, Ohio.
Edwin Hawley Hewitt,	Minneapolis, Minn.
Arthur I. Meigs . . .	Philadelphia, Pa.
William Boyd, Jr. . .	Pittsburgh, Pa.
Charles T. Ingham . .	Pittsburgh, Pa.
Richard Kiehnel . . .	Pittsburgh, Pa.
Thomas Barnes Wolfe .	Pittsburgh, Pa.
Edward Hall Gaggin .	Syracuse, N. Y.
Thomas Walter Gaggin,	Syracuse, N. Y.

Houston, is \$20.80. We expect, however, to arrange for them a reduced fare. Upon the arrival of members in Houston, they will be entertained at luncheon by the Houston Chamber of Commerce at the new Rice Hotel and will in the early afternoon be taken to such points of interest in the industrial and commercial activities of the city as shall give them a view of the activities of Houston.

At 5 p. m., they will be the guest of the Rice Institute at a reception in their honor in the Administration Building, followed by a dinner in the Commons of the Institute. A special train returning to New Orleans will be arranged and permit the delegates to reach New Orleans early the following morning.



PLAN OF HADRIAN'S VILLA

ROME LETTER

The uncovering of some pavements in one of the buildings of Hadrian's Villa has recently made it possible to recognize almost the whole color scheme of a fine example of a marble-covered interior of this period.

Those who are familiar with the villa will remember the broad terrace running north and south above the "Hundred Chambers," or barracks, and ending in the court of the Poikile, which was once a great portico surrounding a lake, with gardens. The building in question faced this, on the south, near its eastern extremity; and also communicated with the Stadium on the east, and with the small Therma on the southeast.

The purpose of the building is still undecided. Since the time of Piranesi's great plan, I think it has generally been called an *Aedicula*—shrine or temple. But the supposition that a platform, or sanctuary, stood in its central court is not supported by any visible evidence; and the vestibule shown in that plan turns out to be a fountain, seventy-two feet long, which prevented access from the Poikile except through lesser colonnades on either side.

Moreover, the three semicircular apses, on the

other sides of the court, are found to have been gardens, or *Nymphæa*, making, in all, rather more of a garden edifice than a temple. It might very appropriately have been dedicated to Pan, with either the beautiful red marble Satyr of the Vatican or that of the Capitoline—both of which came from Hadrian's Villa—occupying the central raised niche on the south side of the court.

This niche, visible from the Poikile, unquestionably decides the principal axis of the building to be north and south; but the transverse axis, leading through monumental halls to the Stadium, seems to be of almost equal importance. A curious fact about this axis was called to my attention last winter by a New York architect who occasionally visits the Academy in Rome. He noticed that the axis of the building does not seem to coincide with that of the halls leading to the Stadium. At that time only a small part of the pavement had been cleared, but now it is possible, with a little careful sighting and measuring, to determine just what happened. The semicircular colonnades of the lateral gardens center on the axis of the Stadium buildings, and the principal openings of these gar-



FRAGMENTS FOUND AT HADRIAN'S VILLA



FRAGMENTS OF A VASE

dens also come on this line, though not in every case centering upon it. The lateral sides of the court however, together with the colonnades leading to the Poikile, made an angle of $1\frac{3}{4}$ degrees with this axis. Moreover, the north and south walls deflect about one-fourth degree toward the northwest, becoming parallel to the portico of the Poikile. The court becomes a parallelogram, of which the large angle is $91\frac{7}{8}$ degrees with axes; or sufficient to produce a deflection from the perpendicular of one foot ten inches in the width of the court. This angle was an advantage, in that it rendered the interior of the court visible over a slightly larger area of the Poikile; also, it orients the court more nearly north and south. But whatever may be the explanation, the result is a plan full of irregularities, which might have been troublesome when it came to the designing of pavements in regular patterns.

In another letter I hope to tell some-

thing of the color scheme of this marble interior, and send a relevé of the pavements, which will show that these marble-workers did not worry about the irregularities in the least, but went ahead in the most feasible way, producing a charming color display, with a disposition of patterns which today seems to help explain the relation between the various parts of the building.

In the capitals and bases of the columns, the large order of the court is two feet in diameter and comprises both square and half-round pilasters, the latter projecting two-fifths of one diameter. Two of the full columns are preserved in the Vatican; the better specimen in the "Galleria Lapidaria." Dolphins are used in the design. The height is twenty-six inches, the diameter above the necking twenty and one-half inches, and the circumference of the upper rim of the bell is six feet eight inches.

The accompany-



BASE OF THE LARGE ORDER, HADRIAN'S VILLA

ROME LETTER

ing illustration shows one of the half-round pilaster caps, and with it fragments of the two smaller orders. The volute on the ground belonged probably to the garden colonnades. These columns were fifteen inches in diameter. There is a capital (No. 140) in the Vatican, near the "Dolphin" capital just described, which seems to correspond closely to this fragment; it is almost entirely a design of acanthus leaves; its height is seventeen inches, and its diameter thirteen inches. The fragment on the right probably belonged to the columns about the fountain. The diameter of this order is about twenty inches. The design is characteristic of Hadrian's time, but it is not so easily restored as the other capitals. The other volutes and corner-pieces belong to the large order.

The bases of the small orders were plain; that of the large order is shown in the illustration; it is twelve and one-fourth inches high, including the plinth, which is three and one-half inches high and two feet eleven inches square.

For the present I can only mention the remains of accessory ornaments that have been found. These, for the most part, cannot be identified; there are bits of statuary, vases, terra-cotta urns, the base of a carved water-fowl, part of the hind leg of a horse, and details of pedestals. The one discovery which

may be of real value, is a collection of fragments showing a resemblance to parts of a famous vase, which is the subject of one of Piranesi's engravings, and which has found its way from this villa to Warwick Castle.

The proprietor of the Dale Temperance Hotel in Warwick has been kind enough to send me the accompanying photograph of the vase, together with some measurements which lead me to feel certain that these fragments belonged to a great vase, similar to that one, decorated with Bacchantic emblems; and that possibly the two had, in this shrine of Pan, their very appropriate setting.

In the photograph of the fragments will be seen, above and below, pieces of the lip of the vase with grape-vines; in the center are parts of the twisted handles; and on the left a portion of the body of the vase with a leopard or goat-skin. Another beautiful fragment—noticed also by Mr. Koyl, who is making a relevé of the villa—was part of a face, having the character of the Bacchantic masks of the Warwick vase. This fragment has, unfortunately, disappeared. The Warwick vase is sixty-eight inches in diameter and the height above the plinth is sixty-six inches.

W. C. FRANCIS,
*McKim Fellow in Architecture, American
Academy in Rome.*



THE WARWICK VASE

COMMITTEE ACTIVITIES

COMMITTEE ON EDUCATION

RALPH ADAMS CRAM (F)
LLOYD WARREN (F)

C. C. ZANTZINGER (F)
WM. S. PARKER

JAMES OTIS POST

At the educational conference held during the last Convention in Washington, a request was made that a brief description of the educational work of the Boston Architectural Club be printed in the Journal for the information of the various Chapter Committees on Education.

The educational work in Boston has been carried on for a great many years in a more or less desultory manner, but in the last four or five years it has taken more definite shape and the scheme of courses now in operation is the result of the coöperation of the Class Committee of the Club, the Education Committee of the Society, and the Standing Committee on Education of the American Institute of Architects. The point of most significance in this scheme is the correlation of general educational courses with the course in design, the students being led to feel the necessity of taking the additional courses in the history of architecture, construction, and mathematics, together with the various grades in design, and in this way giving a tendency toward a broader development of the younger draughtsman.

In the earlier years of the work, the courses represented the desires of a small group of students who laid out their own work and who were assisted in it gratuitously by various older members of the club. With the large increase in the number of students which resulted from the adoption by the club of the Beaux Arts Society's problems as the basis of the design courses, a somewhat more formal arrangement of the educational work became imperative. More authoritative instruction in the various courses than could be obtained from the membership in the club became desirable, and the whole scale of the work necessarily increased.

In 1910, the Standing Committee on Education began to urge the addition of general cultural courses to supplement the courses in design being then carried on very largely throughout the country under the direction of the Beaux Arts Society. The Class Committee of the Club took this matter up and arranged for three very brief courses—one in the history of architecture, one in the elementary problems of mathematics, and one in elementary construction.

These classes were planned on the theory that very little time was available for the pursuit of these courses. On account of the amount of time given to the design courses, it was felt that no out-

side work in these additional courses could be required and very little expected of any of the men, and that the problem of these courses was to give in twenty-five lectures, of an hour to an hour and a half, some elementary instruction in the various branches of the work with the added motive of awakening an interest in the subjects and an appreciation of the importance of a fuller knowledge of them to those who wished to become skilled draughtsmen and designers. In addition to the design courses, a preliminary course in drawing was given to prepare the men for the first course in design of the Beaux Arts Society. The whole work was roughly divided into four years, and the various courses were correlated as indicated in the following schedule:

First Year: Elementary Mathematics.

Second Year: Class B Order Problems, Drawing from Casts, Construction.

Third Year: Class B Plan Problems, Drawing from Life, Architectural History.

Fourth Year: Class A Plan Problems and Drawing from Life.

In laying out this course, no definite regulation in regard to entrance into the various courses was laid down, but the students were given to understand that they were expected to take not only the design courses, but the collateral courses as well, and without any definite rule to force them, the response to this suggestion was most encouraging and attendance in these courses maintained a very satisfactory average throughout the year. Of course many who started in these courses at the beginning dropped out after a short while, but a sufficient number continued throughout the year to indicate a definite value in the courses given. During the past two or three years it has been permissible for boys not members of the club to enter the elementary drawing course and the mathematics course, but membership in the club was essential for those who wished to take the more advanced courses. In the future, however, only club members will be allowed to take the courses. The fees are nominal, and it is the opinion of the officers of the club that this is essential in the work which the club has to do. For the two courses in the first group a fee of ten dollars was charged, which covered either one or both of the courses. In the other three groups, mem-

COMMITTEE ACTIVITIES

bership in the club involved a yearly due of twelve dollars and in addition to this, the fees set for the different courses during the year were as follows; in the design courses these fees include the fees required by the Beaux Arts Society:

Second Year: Design, \$5.00; Cast Drawing, \$3.00; Construction, \$3.00.

Third Year: Design, \$10.00; Life Class, \$4.00; History of Architecture, \$5.00.

Fourth Year: Design, \$15.00.

In the design courses Professor Duquesne, of Harvard, has been the patron, assisted by a group of the older members of the club. Professor Warren, of Harvard, has given the course in architectural history. Professor H. W. Gardner, of Technology, has given the first-year preliminary course in drawing noted above, and Mr. Ernest Major has for several years given the course in drawing from life. In mathematics and construction, the courses during the past year have been given by men in architect's offices, who have with much interest developed specially constructed courses to fit the peculiar needs of the students and the conditions under which the courses must be given, and this has been found to be more practical for the club purposes than the more formal type of instruction necessarily practised in the similar courses in the fully developed architectural departments.

The following brief description will give the general idea of the scope of the collateral courses:

The Mathematics Course was an outline course of twenty-five lectures covering the more elementary problems of algebra, plane and solid geometry, descriptive geometry, shades and shadows, and perspective, one evening a week. Problems such as were of frequent occurrence in the ordinary course of draughting were selected to illustrate the various underlying mathematical principles involved, thus endeavoring to give an idea of the practical value of the study of mathematics in everyday work; as for instance, in descriptive geometry, a problem in the intersections of planes in space resolved itself into the intersections of various roof-surfaces, identical in theory but more evidently practical to the student's mind. This principle was carried throughout the course.

The Elementary Construction Course embraced twenty-five lectures covering the character of building material and the general principles of building construction and use of material. In this course, the representation of materials and types of construction in working drawings was illustrated, and, in a general way, the development of the course followed through the construction of a definite building from the foundation to the roof.

The Advanced Course in Construction involved the determination of the elementary formulæ used

in figuring stresses and strains in the simpler members of wood and steel and concrete construction, but most emphasis was given to instruction in the use of the various handbooks, and the underlying principles involved in the various methods of construction. The principle underlying the design of the various types of trusses and girders was explained, but the detailed figuring out of complicated types was not attempted, the endeavor being to give the men some understanding of the broader principles underlying the design and use of the different units of construction, rather than some incomplete ability to figure out the proper details of the minor parts. More outside work was required in this course, each student keeping a notebook with all the problems done during the course, and at the end of the course an examination was given, including questions covering the elementary course in construction, and those students who passed successfully through this course were given credits which were accepted by the Rotch Scholarship Committee in lieu of any further examination. This recognition of the club work was much appreciated and furnished a definite stimulus to the student taking this course.

The Course in the History of Architecture covered in twenty-five lectures the whole development of architecture from the early Egyptian through modern examples, pointing out, with many lantern-slide illustrations, the fundamental principles in construction evolved in the different periods, and the development of the various types of construction as a result of the actual conditions of civilization and physical surroundings. This course was designed to give the students a quick general survey of the development of architecture and the relation of one period to another, in this way stimulating the student to a further study of one or another period according to inclination.

The financial problem raised by this work has been the heaviest one to meet. In departing from the earlier mode of instruction by the club members, the club has been influenced by the theory that men who are working nights to get their education deserve the best instruction that can be obtained so that the time spent shall give as much return as possible. This has meant a not inconsiderable outlay for salaries. The demand of space for lecture- and draughting-rooms has meant much larger club quarters than would be required for purely social uses, with the attendant expenses for light, heat, and so forth. Taking a fair proportion of these general expenses, together with the salaries and other expenses directly chargeable to the classes, the educational work of the club during the past two or three years, has averaged about three thousand six hundred dollars annually in total expense.

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Toward this amount the Boston Society of Architects has contributed six hundred and fifty dollars annually, and the balance has been borne by the club through its membership dues and the returns from its annual catalogue. A few hundred dollars has been received from class dues, but it is fair to offset this by the dues that have been remitted to members studying at Harvard or Technology, and to many of the younger members joining the club in order to take the club courses. The cost to the club therefore, apart from the subscription from the Society, has been approximately three thousand dollars a year.

The work in Boston has indicated to the com-

mittee in charge the great desirability of a spirit of coöperation in this work, creating in the students a sense of being part of the organization which is carrying this work on for its own members and not causing them to feel that an outside agency is offering them instruction; rather that they themselves are arranging for their own instruction. The fact that the work is being carried on in their own clubrooms where they are free to come and go, and where, as much as possible, a spirit of comradeship may be fostered, has a very strong influence in the success of such classes. Where this spirit does not obtain success will be very much more difficult to gain.

COMMITTEE ON PUBLIC INFORMATION

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FREDERICK L. ACKERMAN
FRANK C. BALDWIN (F.)

CARL F. GOULD
ELEAZER B. HOMER
ALBERT KELSEY (F.)

FRANCIS J. MACDONNELL
ARTHUR H. SCOTT (F.)
GEORGE WORTHINGTON

Since our brief report last month acceptances have been received from all those members of the Institute who were recently appointed by President Cook to the Committee on Public Information. This committee now consists of those men whose names appear above. A letter is being prepared by the chairman to be sent to these new members reviewing past work, outlining possibilities and asking for suggestions as to future activities. Nearly all of the appointees are chairmen of their local subcommittees, and are thoroughly conversant with what has been accomplished through such committees. With this increase in numbers, and with men selected for their known interest and activity in this work, it is reasonable to expect that the Institute committee will be able to accomplish much more than heretofore.

Now that the date of the Convention is approaching, opportunities for additional usefulness on the part of the committee will constantly be presenting themselves. The public, as well as the profession, have long since become quite familiar with the fact that the 47th Convention is to be held in New Orleans in December of this year. As soon as the Board of Directors had definitely decided upon the time and place for the Convention a notice was sent by the chairman to the subcommittees on Public Information and to the secretaries of Chapters, in which no committees existed. This gave, in concise and authoritative form, data upon which to base

articles giving information to the public through the newspapers of the country as to the Convention, the number and location of the Chapters composing the Institute, the names of officers and committees, together with an outline of the business proposed to be transacted at the Convention. The various chairmen and others prepared notices for the press and other publications, and the accuracy and completeness of the preliminary notices concerning the Convention was therefore assured. Newspapers in all sections of the country received this information, and, in recognition of the importance which the subject warranted, published it to an extent which will surely stimulate attendance on the part of architects, and increase the educational value of the Convention by paving the way for the general discussion of its achievements, which will undoubtedly follow. The committee will prepare similar notices, giving authentic information relating to the different matters connected with the Convention, and will be in readiness to keep the public informed concerning all of those which possess qualities of general interest, as so many of them will. It will also aim to inform the members of the profession at large, who cannot attend, of what the Institute in Convention is doing. Chairmen of all subcommittees will also, locally, chronicle the features of particular interest to all those in their own territory.

D. KNICKERBACKER BOYD, *Chairman.*

COMMITTEE ACTIVITIES

COMMITTEE ON SCHEDULE OF CHARGES

IRVING K. POND (F)

R. CLIPSTON STURGIS (F)

JOSEPH C. LLEWELLYN

The Committee on the Schedule of Charges is cognizant of a very widespread feeling, within the Institute, that the Schedule of Charges, as at present formulated, does not meet the nation-wide demands of the profession, in that it is not a logical nor altogether fair expression, and does not satisfy the special needs. That feeling was, in a measure, voiced in the report of the committee to consider the reports of special committees at the last Convention, together with their suggestion that the committee be continued and instructed to report to the present Convention, along lines suggested by last year's report. Communications from Chapters and individuals indicate the desire for a more definite statement of the fee considered proper in cases where more than the six per cent minimum is to obtain; for the establishment of a fee of less than six per cent for buildings of simple type of construction; and for a graduated scale running from a higher fee for work of lesser cost to a lower fee for work of greater cost. To meet all of these eminently reasonable requirements has been the aim of your committee in formulating the schedule which it herewith presents for your careful consideration and criticism and possible, though at present hardly probable, adoption.

Mr. Robert Maynicke, who was a member of this committee when death robbed it of his services, formulated that portion of last year's report which placed loft and factory buildings in the five per cent class. He did this in obedience to his own desire, and at the earnest solicitation of many members of the New York Chapter, if not of the Chapter itself. The recollection of the chairman is that the officers of the New York Chapter had petitioned the Board of Directors of the Institute to permit the five per cent rate on lofts in the competition code. Mr. Maynicke expressed himself shortly before his death as being opposed to an extensive revision of the schedule, in view of the effect such revision might have upon the courts. It is the opinion of the chairman and one other member of this committee, that the courts will soon recognize and enforce whatever may appeal to them as a fair, reasonable, sound, and logical schedule, and it is just such a schedule that the Institute desires to promulgate—and no other.

If the courts or the Institute desire precedent, this committee presents France, with her graduated scales; Germany, with a detailed classification of buildings to which graduated scales are applied—a certain per centum on the structural part and a

higher per centum on the artistic features—a schedule subdivided with the most detailed minutiae; England, with a graduated scale for work costing up to \$12,500, and from there on a flat rate of five per centum. "Graduated scale" in all these cases meaning, as before stated, a higher rate for a work of smaller cost, with the rate diminishing as the cost increases. While the German schedule shows the ultimate in logical development, it seems to this committee to be too detailed to be more than suggestive to us. The new schedule of the Royal Institute of British Architects is really more detailed than that presented by your committee. The service furnished by the architect under the five per cent of the English schedule is considerably less than is expected from an architect in the United States under our six per cent minimum, and rates are fixed for the extras which enter in to make up the full complement of the architect's services.

In formulating this schedule the committee has changed the form and wording of the present schedule as little as possible, and has sought to conserve what has been gained to the profession by such recognition of the six per cent flat rate as has been attained.

The schedule will tend to help the architect in modest practice, while under it the practitioner whose single commissions run up into the millions will find ample reward. Mr. R. C. Sturgis felt that the committee might better not present a definite form to the convention, but should simply ask instructions. This sentiment is not shared by the other members of the committee, who feel that the instructions are sufficiently definite and that the Institute can better determine whether it wants a thing when it sees clearly what manner of thing it is. The expressed fear that the public will come to think that there are types of building which an architect can afford to do for less than six per cent may be doubly discounted, as the building public already knows that a great many architects do not ask or receive more than five per cent on any class of work other than residences, except as the commission may be gained through a competition.

It might be well for our schedule to state frankly that its minimum fee is not to be considered as sufficient remuneration for the services of an architect of special attainments and high standing, who should formulate his individual schedule on a higher basis. (On the two following pages will be found the committee's suggestions.)

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PROFESSIONAL PRACTICE OF ARCHITECTS AND SCHEDULE OF PROPER MINIMUM CHARGES

1. The architect's professional services consist of the necessary conferences, the preparation of preliminary studies, working drawings, specifications, large-scale and full-size detail drawings, and of the general direction and supervision of the work.

2. The architect's charge shall be based upon the total cost (or in case of discontinuance or abandonment, upon the *estimated* total cost) of the work. *Total cost* is to be interpreted as the cost of all materials and labor necessary to complete the work, plus contractors' profits and expenses, as such cost would be if all materials were new and all labor fully paid, at market prices current when the work was ordered.

3. The minimum charge for work of a particular type and cost is as given in the following tables and notes:

Cost	Per cent
From \$100,000 to \$1,000,000.....	6.0
From \$1,000,000 to \$2,000,000.....	5.8
From \$2,000,000 to \$4,000,000.....	5.6
From \$4,000,000 upward.....	5.5

4. When two or more buildings are erected from the same plan, at the same time, in the same locality, the fee shall be based upon the total sum of the costs, except that the charge for supervision should be determined by multiplying the fee for the supervision of one building by the number of buildings erected.

5. The following table will indicate a proper division of the total fee in relation to the various services rendered:

TABLE A

		Lofts, factories, warehouses, power-houses	Public and private work generally	Residences		Monuments, fixtures, furni- ture, cabinet- work, etc.	
		Per cent	Per cent				
Cost							
\$20,000	5.5		6.5	\$10,000	8.	\$100	20
30,000	5.4		6.4	20,000	7.9	300	19
40,000	5.3		6.3	30,000	7.8	600	18
50,000	5.2		6.2	40,000	7.7	1,000	17
75,000	5.1		6.1	50,000	7.6	1,500	16
100,000	5.		6.	75,000	7.5	2,000	15
150,000	4.9		5.9	100,000	7.4	3,000	14
200,000	4.8		5.8	150,000	7.3	5,000	13
250,000	4.7		5.7	200,000	7.2	7,500	12
300,000	4.6		5.6	250,000	7.1		
350,000	4.5		5.5	300,000	7.		
400,000	4.4		5.4				
450,000	4.3		5.3				
500,000	4.2		5.2				
750,000	4.1		5.1				
1,000,000	4.		5.				

For alterations in existing work the fee should be twice that for new work of the same cost, the owner furnishing measurements and other necessary data.

When the cost falls between any two consecutive figures in the cost columns, the higher percentage shall be used in computing the fee, but such fee shall not exceed that set down as proper for the higher of the two figures. In public work in which the architect is forced to modify his practice in accordance with special laws or departmental rules, the minimum fee shall be determined by the following:

TABLE B

On work costing up to \$100,000, the fee shall be that determined by table A, under "Public and private work generally."

TABLE C

Services	Corresponding values in the tenths of the total fee
Preliminary Studies	.1
<div style="display: flex; align-items: center;"> <div style="font-size: 2em; margin-right: 10px;">}</div> <div> Preliminary sketches sufficient to judge the scheme..... </div> </div>	.1
<div style="display: flex; align-items: center;"> <div style="font-size: 2em; margin-right: 10px;">}</div> <div> Fully developed preliminary sketches. </div> </div>	.1 + .05
Working drawings35
Full-size details05
Specifications15
Preparing and letting contracts	}
Supervision3
Auditing accounts	}

COMMITTEE ACTIVITIES

6. The architect is entitled to compensation for articles purchased under his direction even though not designed by him. (Present 3.)

7. If an operation is conducted under separate contracts rather than under a general contract, it is proper to charge a special fee in addition to the charges mentioned elsewhere in this schedule. (Present 4.)

8. Where the architect is not otherwise retained, consultation fees for professional advice are to be paid in proportion to the importance of the questions involved and services rendered. (Present 5.)

9. The total cost upon which the minimum charge is based includes the cost of such structure, and such heating, ventilating, sanitary, and electrical equipment as shall serve the normal purposes of the building as such. Should special equipment to serve the needs of special uses or occupancy be desired, the architect is entitled to an extra fee for designing and supervising the installation of such equipment; and if the services of experts are demanded by the owner, said owner shall pay for them. Chemical and mechanical tests and surveys, when required, are to be paid for by the owner.

10. Necessary traveling expenses are to be paid by the owner. (Present 7.)

11. If, after a definite scheme has been approved, changes in drawings, specifications, or other documents are required by the owner; or if the architect be put to extra labor or expense by the delinquency or insolvency of a contractor, the architect shall be paid for such additional services and expense. (Present 8.)

12. Payments are due to the architect as the

work progresses, and in accordance with the subdivisions given in Table C, excepting that the fee for supervision is to be spread over the entire period of the work, the final one-tenth of the fee being due when the final accounts are audited. Until an actual estimate is received, charges are to be based upon the proposed cost of the work, and payments received are on account of the entire fee.

13. In case of the abandonment or suspension of the work, the basis of settlement shall be in accordance with the apportionment made in Table C.

14. The supervision of an architect (as distinguished from the continuous personal superintendence, which may be secured by the employment of a clerk-of-the-works or superintendent of construction) means such inspection by the architect or his deputy of work in studios and shops or a building or other work in process of erection, completion or alteration, as he finds necessary to ascertain whether it is being executed in general conformity with his drawings and specifications or directions. He has authority to reject any part of the work which does not so conform and to order its removal and reconstruction. He has authority to act in emergencies that may arise in the course of construction, to order necessary changes, and to define the intent and meaning of the drawings and specifications. On operations where a clerk-of-the-works or superintendent of construction is required, the architect shall employ such assistance at the owner's expense. (Present 11).

15. Drawings and specifications, as instruments of service, are the property of the architect. (Present 12.)

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IRVING K. POND (F) J. L. MAURAN (F) ARTHUR WALLACE RICE (F)
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Report appears under Pre-Convention Notes and in connection with amendments proposed by the Board of Directors, as a result of the work of the committee.

COMMITTEE ON LEGISLATION

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CHAPTER ACTIVITIES

INCLUDING SUCH OTHER PROFESSIONAL, BUSINESS, OR LEGISLATIVE
ACTIVITIES AS ARE OF INTEREST TO ARCHITECTS

BUILDING LAWS

New York Chapter.

The following resolution was adopted:

Whereas, The ends of good municipal government are advanced by expressions of approval or disapproval of governmental efficiency by those citizens qualified through expert knowledge to judge thereof, and

Whereas, The architects and builders of this city are best qualified by technical knowledge and by actual experience with the Department of Buildings to judge of its administration, and

Whereas, In the opinion of this body the operation of the Department of Buildings in the borough of Manhattan, under its present administration, has been able, honest and efficient and guided by a high order of technical knowledge such as is only exceptionally found in public service, and

Whereas, This is not a question of politics, but one of the highest civic importance; now therefore be it

Resolved, That, qualified as we are by our special knowledge, to judge of the case, it is our duty as citizens to request the candidates for the office of borough president at the coming election to explain their attitude toward the maintenance in the future of the same admirable type of administration of the building department in the borough of Manhattan, and be it further

Resolved, That, in conjunction with such other associations as may agree to participate therein, the secretary be directed to transmit a copy of this resolution to the candidates of the various political parties, with a respectful but earnest request for an early reply.

PROFESSIONAL PRACTICE

Washington State Chapter.

Mr. Willcox prefaced his remarks on "The Architects' Responsibility in Relation to the Preparation of Plans by Contractors" with a report from the Building Department of Seattle, in which it appeared that during two months, selected at random, the architects' part of new work had varied from 7 to 17 per cent, and alterations from 14 to 35 per cent. An informal discussion by the members resulted in the following reasons being advanced as to the cause of the very slight percentage of work done by architects:

1. Increase in rates from 5 per cent to 6 per cent during a period of business depression.
2. Local business conditions resulting from real-estate speculation, and a consequent large amount of small work, such as the erection of stores, etc., to pay charges on the property.
3. The fact that warehouses were very frequently

built by contracting companies, that employed draftsmen to get out the plans.

4. A large number of people in a community of this kind who are unacquainted with the work and ideals of the architect.

5. The fact that a considerable number of people think that architects' work is more or less applicable only where there is a considerable amount of money to be expended, and that their work is not as economically built as under other circumstances.

6. The fact that contracting companies frequently finance building operations.

The following suggestions as a means to bridge the gap between the public and the architect were suggested by various members:

1. To tell the public of the aims and ideals of the architect—the best means being good work.
2. To inform the public what constitutes complete service, possibly by securing advertising space in the daily papers.

QUALITY SURVEYING

Baltimore Chapter.

A committee of three has been appointed to investigate and report on this subject.

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OFFICIAL ARCHITECTS

St. Louis Chapter.

The report of the Chapter Committee on City Architect is as follows:

The establishment of a new form of civic government should provide the opportunity for the very large amount of physical reconstruction and alteration necessary to provide the city with modern necessities and conveniences for the better conduct of its business and family life. It is well known that nearly all present public facilities are inadequate for the present population, and that not only must this defect be remedied, but provision should now be made for future generations and the logical growth of the city to many times its present proportions.

Through lack of forethought, St. Louis has heretofore failed to provide in any way for her future development, and now must do so or fall below her proper rank through neglect or failure to realize her wonderful possibilities. Her great natural advantages will, however, be of little use unless they may be developed along scientific lines, and utilized to the utmost to meet the exigencies and competition of modern times and cities.

It is unwise to leave the solution of any such important projects as are now before the city of St. Louis to be undertaken wholly by private interests. If the city is not to construct or own her public utilities, at least she must be able to control them, and to make sure that any portion of the city mechanism shall be so constructed as to fit with and perform its functions without conflict with other parts. In order to accomplish this, and to conserve the public interests, the city must be able to command the highest type of technical service.

As it is impossible to know in advance what form of city charter will be recommended by the board of freeholders for adoption by the citizens of St. Louis, it is impracticable to frame in legal language a detailed recommendation covering the official duties, responsibilities, and emoluments of a city architect. As a very large proportion of the constructive work undertaken by a municipality is architectural in character, and as all branches of municipal engineering are intimately related to, or connected with, architecture in some form, it seems almost superfluous to urge that the city should have among its officers an architect of high character, broad education, and proved ability. Whatever his title, this officer's authority should at least be equal to that of any engineer or other technically qualified expert in the governing body. As a member of such a governing board, his duties should be largely advisory in character, besides collaborating

with other experts in the designing of bridges, approaches to same, buildings, street adornment, park accessories, and other departments of constructive work relating in any way to architecture. It is obvious, therefore, that he should be a man of the highest technical training and broad culture, with the business ability required for the organization and conduct of an exceedingly important department of civic work.

Experience in other municipalities and in the United States Treasury Department has shown that, owing to the political change in administration and for other causes, it is impracticable for a government to establish an organization capable of producing a high grade of original architectural work as cheaply or as effectively as can be produced by private architects. The time of this architectural chief being fully occupied in consultations and administrative duties, he would find it impossible to concentrate his personal efforts to the designing of numerous buildings, and in personally conducting very extensive building operations. Nevertheless, ability and experience equal to that required for creative work are necessary to the exercise of proper judgment in the selection of outside assistance, to the conduct of architectural competition, or in the performance of other professional functions of the architect.

The inspection, maintenance, and care of buildings, the enforcement of city ordinances, and other duties exercised by the present office of building commissioner, should properly be conducted, as a subordinate bureau.

The department of public works of a municipality requires expert services in the following lines: Hydraulic Engineering, Waterworks; Civil and Structural Engineering, Streets, Buildings, and Viaducts; Sanitary Engineering, Sewers and Sanitation; Electrical and Mechanical Engineering, Lighting and Power Plants; Traffic Engineering, Steam and Electric Railways, Water Terminals, and Subways; Landscape Architecture, Parks, Forestry, Landscape Accessories, City Planning; Architectural, Public Buildings for all Departments, Including Hospitals and Schools; Regulation of Private Buildings.

The education of the modern architect includes a certain amount of training in engineering, and, in the conduct of large building operations, he is constantly using the services of these various experts and becomes, therefore, thoroughly familiar with the working requirements in all branches.

The nearest approach to the condition presented by the present necessities affecting St. Louis, may be found in the laying out and construction of a

CHAPTER ACTIVITIES

world's fair. In these vast enterprises are found all the conditions involved in city planning or reconstruction, and all of them have been successfully designed and carried into execution by architects.

The conclusion of the committee, is therefore, that the head of a municipal department of public works should be a properly qualified architect; and it is further the opinion of the committee that if the board of freeholders can successfully organize a

city government capable of conducting large public enterprises successfully, and solely for the benefit of the public, that nearly all other problems of a political or social character may safely be left to solve themselves.

San Francisco Chapter.

George B. McDougall, A.I.A., President of the Chapter, has been appointed State Architect.

EDUCATIONAL WORK

Baltimore Chapter.

The Committee on Education reported that the recommendations made by the committee to the Maryland Institute, through its Director, Mr. C. Y. Turner, have been adopted, almost in their entirety. These recommendations were in the line

of making the so-called architectural course of that school more efficient in what it really is, namely, an instructor of young craftsmen in the interpretation of working drawings, thus removing from the minds of the students the idea that they are learning to be architects.

SCHEDULE OF CHARGES

New York Chapter.

The Chapter committee submitted a proposed Schedule of Charges, reading it in comparison with the present Chapter Schedule and the Institute Schedule, and explaining the changes which had been made by the committee, which has taken the Institute Schedule and added thereto certain clauses

incorporating matter contained in the present Chapter Schedule and also certain new matter. It was resolved that it was the sense of the meeting that the Chapter Schedule should follow the form of the Institute Schedule, as recommended by the committee. After discussion and some minor changes, the schedule was adopted as a whole, subject to correction and editing by the committee.

DELEGATES TO THE CONVENTION

Baltimore Chapter.

In discussing the election of delegates to the Convention, some correspondence between Mr. Nolting and Mr. Glenn Brown, as to the proposed changes to be made in the status of secretary of the Insti-

tute, and the desirability of having both sides, if there were two opinions in the Chapter, represented, was read. It was, however, decided that whilst this appeared proper, the delegates should be left free to vote on the matter.

EXHIBITIONS, MEETINGS AND REUNIONS

St. Louis Chapter.

The secretary reports having written letters to some fourteen Chapters, on the advisability of arranging for the exhibition of the Society of Beaux-Arts Architects for St. Louis before he received an answer from the secretary of the society that their drawings had been exhibited in different cities at different times for some years past, and all that it was necessary for a Chapter or architectural club to do to secure the exhibition, was to ask for the privilege and pay the cost of transportation from the city where the drawings had been previously exhibited and, if necessary, back to New York.

The Architectural Club then arranged the exhibition which was held in June.

St. Louis Chapter.

During the past year there were held eight regular meetings, including the annual meeting, and one special meeting, with an average attendance of fifteen at the meetings. Five new members were elected to membership in the Chapter, one resigned and two died, leaving a net gain in membership during the past year of two, making fifty-three active members and three honorary members, a total of fifty-six members. The following have been elected to membership during the past year: Irvin Ray Timlin, Walter W. Judell, Alfred M. Baker, John Jacob Roth, and Gustav P. Wuest. Resigned, Raymond Decamp Weakley. Died, Karl E. Link and Charles K. Ramsey.

BOOK REVIEWS

Ravenna, a study by Edward Hutton; illustrated in color and line by Harold Sund. London and Toronto, J. M. Dent & Sons, Ltd. New York, E. P. Dutton & Company. \$3 net.

Dante loved her in the cool of morning, Boccaccio sang her praises at high noon, and Byron sought her in the "sweet hour of twilight." Hutton worships her twenty-four solid Italian hours a day. And who shall call his service less than theirs. From out of her obscure origin she comes with the dawn of Christianity, as the voice of one crying in the wilderness, geographically fortified to withstand or repel, through eight hundred long years, the successive attacks of Visigoths, Huns, Vandals, and Ostrogoths (these wars, Mr. Hutton maintains, were always religious and never of race), until with the crowning of Charlemagne on that glorious Christmas day in the year 800, Christianity triumphed and Ravenna's part in the divine plan worked out, the waters abandon her, leaving her useless to her enemies, great in death even as in life.

She was the key to Europe, the only Europe with which we are concerned—Christianity—and surely every Christian must own the gratitude we owe to her who gave in such full measure to the pride of our incomparable inheritance. So let us follow Mr. Hutton reverently to her gorgeous tomb, to feel the noble inspiration of his descriptions of her ancient churches, palaces, and mausoleums. He says, "If S. Appollinare Nuovo had been allowed to fall, nothing that we possess in the world would have compensated us for its loss." "The triforium is the one inexplicable and seemingly useless feature of a Gothic building. It seems to us, in our ignorance of the mind of the Middle Ages of what it took for granted, to be there simply for the sake of beauty, to have no use at all. But what if this church in Ravenna, the work indeed of a very

different school and time, but springing out of the same spiritual tradition, should hold the key? What if the triforium of a Gothic church should have been built, as it were, for a great crowd of witnesses—the invisible witnesses of the Everlasting Sacrifice, the sacrifice of Calvary, the sacrifice of the Mass? It is not only in the presence of the living, devout or half indifferent, that the great Sacrifice is offered through the world, yesterday, today, and forever, but be sure in the midst of the chivalry of heaven, a multitude that no man can number, none the less real because invisible, among whom one day we too are to be numbered. Not for the living only, but for the whole Church, men offer that Sacrifice. . . . here in S. Apollinare, at any rate, for ever they await the renewal of that moment.

"In the best Roman art of the best period there is always something of the street, something too close to life, too mere a transcription and a copy of actual things, a mere imitation without life of its own. But here is something outside the classical tradition, outside what imperial Rome, with its philistinism and its puritanism has made of the art of Greece and thrust, perhaps, forever upon Europe. Here we are free from the overwhelming commonplace of Roman art, its mediocrity and respectable endeavor. . . . when we see the great Frank strip the imperial palace of its marbles and mosaics, it is as though the fate of Ravenna had been expressed in some great ceremony and not by unworthy hands. An emperor had set her up so high, an emperor had kept her there so long; it was an emperor who, as in a last great rite, stripped her of her apparel and left her naked with her memories."

The illustrations are altogether worthy, some of which are marked as having been shown at the Royal Academy.

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