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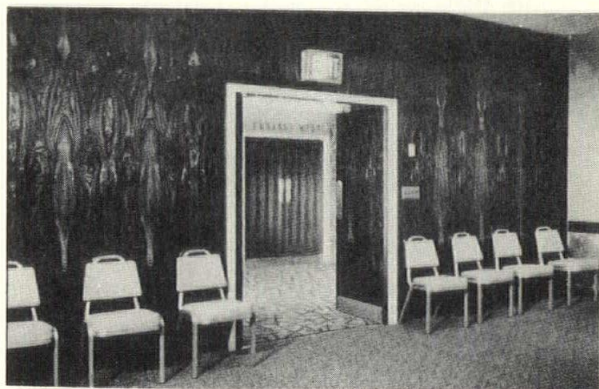
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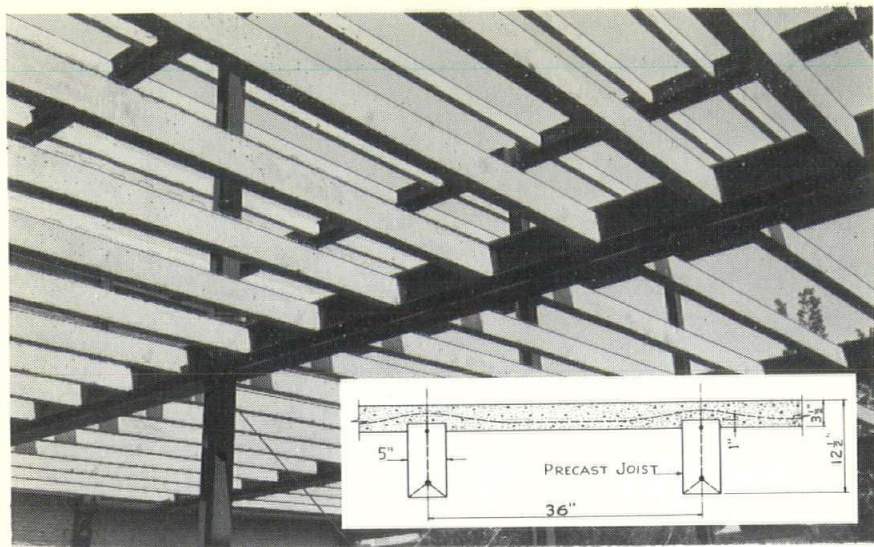
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No. 10

OCTOBER, 1959

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SKYLINES IS THE MONTHLY PUBLICATION OF THE KANSAS
CITY CHAPTER OF THE AMERICAN INSTITUTE OF ARCHITECTS
306 DAVIDSON BUILDING KANSAS CITY 8, MO.



Harzfeld's Addition, Country Club Plaza, Edward W. Tanner & Assoc. — Architects
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


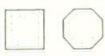
Precast Haydite concrete joists with a $3\frac{1}{2}$ " Haydite Concrete floor poured over standard Corruform was the solution to the weight and fireproofing problems of this 2-floor and roof addition to Harzfeld's.

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MASTER PLAN FOR BONNER SPRINGS, KANSAS

by Morley & Geraughty

C. Ross Anderson, Associate

In the fall of 1958 the city of Bonner Springs, Kansas, commissioned the firm of Morley & Geraughty, C. Ross Anderson, Associated, to prepare a master plan for the community. Some of the background pertaining to the development of this project follows.

With the unprecedented growth in population since World War II and with the general trend from rural to urban living, the small satellite community is feeling the pressure of metropolitan expansion. These towns and cities are ill-prepared to cope with the resulting problems, and even if the need to plan is recognized in time, there is such a shortage of trained, competent personnel that technical advice and direction is hard to come by.

To what extent architects, by sole virtue of their training, are qualified to act as city planners is debatable. One school of thought regards architecture as part of the planning field and not planning as part of architecture! In any event, it is probably fair to assume that architects, through their experience and by the general nature of their profession, at least have the perspective necessary to do truly large scale planning.

A tremendous opportunity for public service thus presents itself—the exact form that this service takes will depend upon the conditions present as well as upon the capabilities of the individual concerned. The range can vary from serving on zoning boards, local planning commissions and park boards, to the actual preparation of comprehensive plans depending upon the qualifications (and ingenuity) of the architect.

It might be well to add that there are certain proven theories in city planning and standards of practice are rapidly becoming established. "Intuitive" planning of the "city beautiful" era with chief stress on the physical aspects of the city is passe. It is now recognized that each physical alteration must be backed up with sound economic, political and sociological investigation.

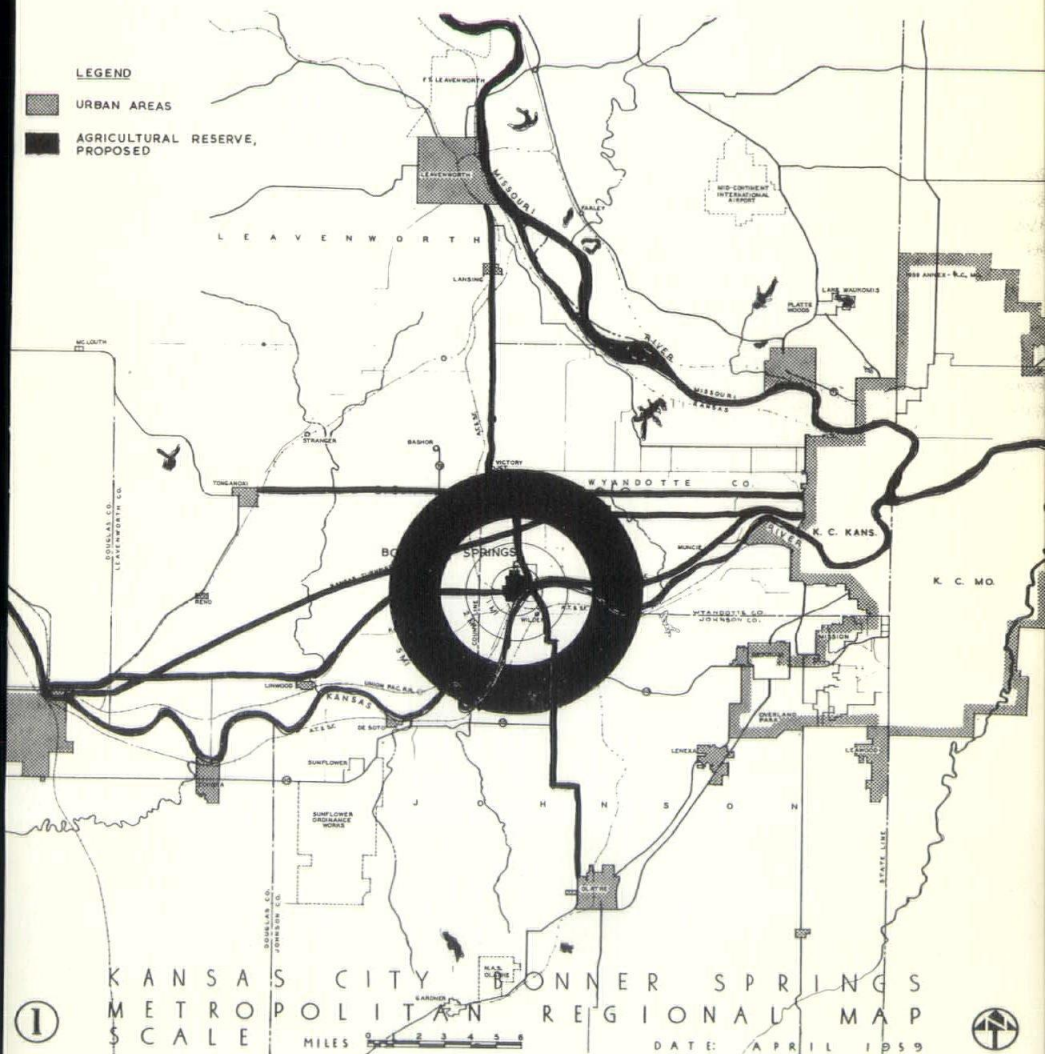
A typical example of the problems faced by the small community and an attempt to guide the city in its future growth is presented on the following pages. Bonner Springs is unique only in so far that it has an unusually active, informed and progressive planning board for a city with such a small population. For some years it has had a reasonably good zoning ordinance and building department. Two years ago it commissioned a land-use study. The decision to establish the Agricultural Hall of Fame in the Bonner Springs area further pointed up the need for immediate action.

The procedure in developing the master plan followed the typical pattern in working with the essential base data, namely: the topological surveys and other existing physical material, the land-use survey, population and traffic. Incidentally, the high school students were called in to help with the last two items and their help was both invaluable and enthusiastic.

The visual presentation of this project consists of some eleven panels, from which the illustrations for this article are drawn. The base maps, school and recreation charts, zoning map and the panel showing the development program are not shown here because of space limitations. We are also forced to omit much of the supporting data on the estimated population growth, projected traffic counts and the like.

Planning is the principal instrument through which order in the growth and development of a city may be achieved. The master guide-plan for the growth and development of Bonner Springs is, essentially, its "Blueprint for the Future."

The location map of Bonner Springs shows its proximity to Metropolitan Kansas City and its relationship to other centers within a radius of about thirty miles. Rapid population growth seems imminent and it may be assumed that in order to produce a city of optimum capacity and in order to avoid eventual loss of identity in the future, extension of services must be limited and the city's total periphery controlled.



REGIONAL GUIDE MAP

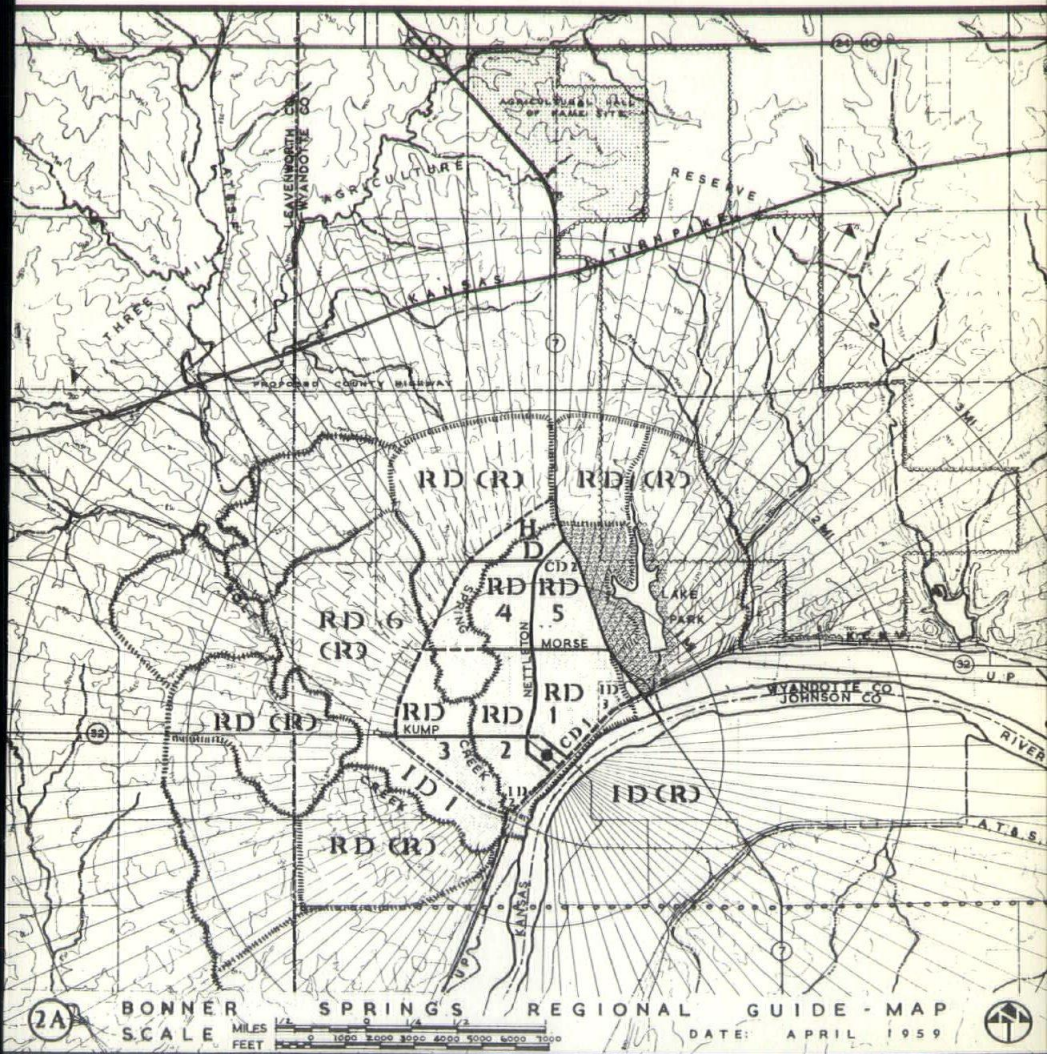
The maximum limits for the expansion of Bonner Springs proper are therefore established within an approximate radius from the present center of the city. It is planned that this area should be developed according to a step-by-step procedure with the residential districts limited to a maximum population of 5,000 and the total combined population limited to between 25,000 and 30,000 persons.

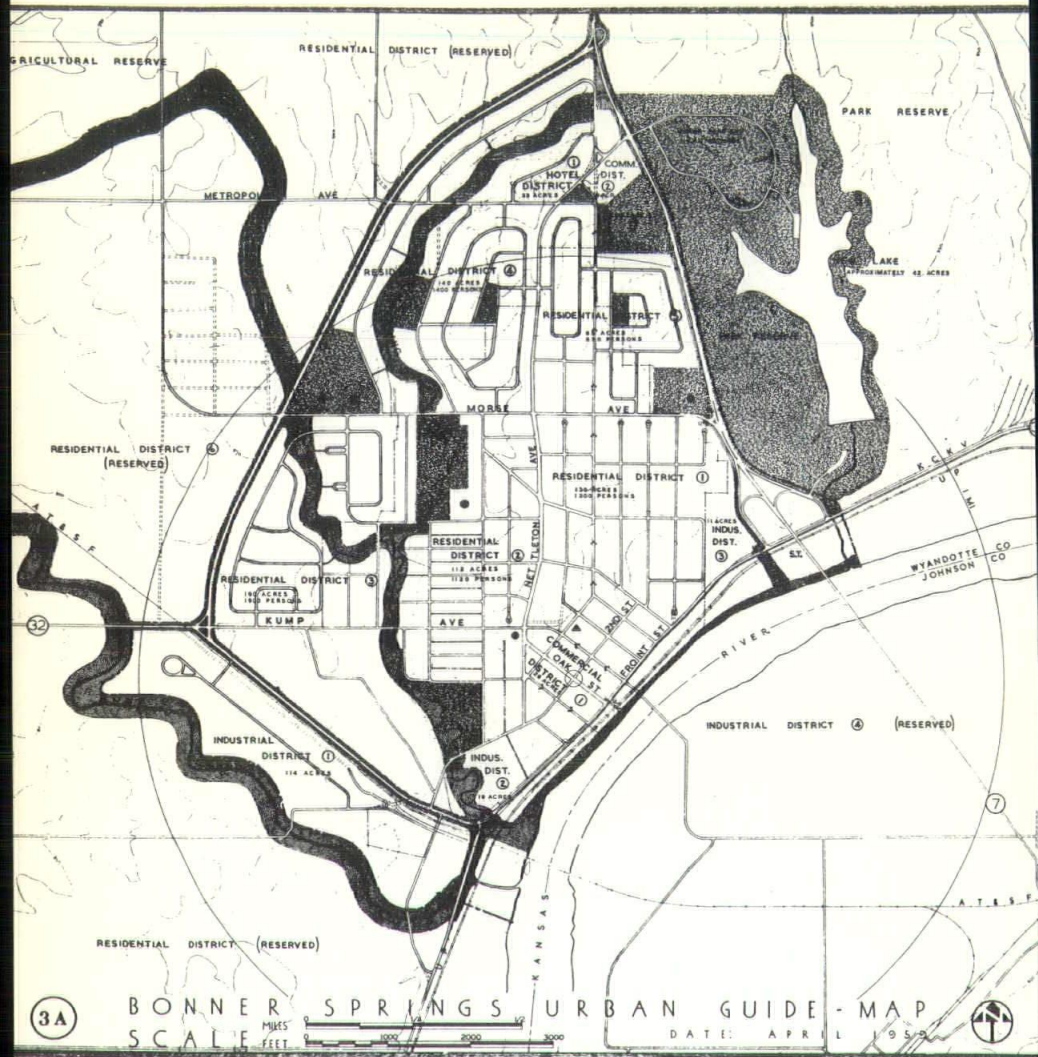
The occupational districts required to complement the residential areas at specific stages of development are also calculated and presented with the recommendation that certain areas be zoned for use by commerce, industry and special housing, i.e., motels, etc.

Anticipating the time when the level of the Kansas River may be controlled and the present flood plains made available for industrial use, the admittedly controversial recommendation is made that the line between Wyandotte and Johnson Counties be altered (on a simple exchange of area basis) in order to permit Bonner Springs to expand to the south.

In order to preserve the homogeneity of the urban complex, the master guide-plan recommends that a two-mile "farm-reserve district" be established approximately three miles from the city center. This could be achieved by means of easements which will permit only those activities distinctly related to farming or non-commercial recreation, and assure land owners of assessment at the current rate for comparable land.

Beyond the need for open space near the urban community, the urgency of preserving the rural character of the land surrounding Bonner Springs is further emphasized by the decision to locate the Agricultural Hall of Fame within the area designated as farm reserve.





URBAN GUIDE MAP

It is anticipated that Bonner Springs will reach the first stage of complete urban coordination when the total population reaches six or seven thousand. The principal aim of planning up to this point should be to provide the framework within which orderly and balanced expansion may take place.

This means limiting development to sepecific areas at specific times, establishing a pattern of roads, paths, open spaces and public services which will contain and supply these areas and sustain the concept that all of the elements of the city must eventually make up a well-balanced and coordinated whole.

The principal aim of street and highway improvements recommended is to by-pass heavy through traffic, which at present congests the center of the city, and to help define occupational and residential districts with a simple net work of "feeders" which will service these areas effectively without dissecting them. To achieve these aims, some minor changes are recommended in existing streets, but in general a new traffic pattern is developed by extending the present scheme with new roads of the limited-access type. This will permit all districts to be developed as defined units of predictable size. To define future residential districts and to encourage independent pedestrian circulation, it is also proposed that a "park-link" system be established through zoning, purchase of land and easement which will permit continuous uninterrupted pedestrian travel through and around the city. This park-link system will follow existing water courses and will contain local parks central to each residential district large enough for children's games of schools. To the east of the city a state or county park will be centered around a small lake and this, too, will be joined to the city's park system by means of pedestrian underpasses.

As final direction towards the "realization period," a chart of projected population has been prepared showing the maximum and minimum predictable trends in population. Assuming a median trend, a development schedule was established and a schedule of major works to be accomplished during the next 20 years is proposed. The population chart indicated that within this period the city could expect to have at least 7,000 inhabitants. This corresponds roughly to what has been described as the first stage of completed urban coordination.

Typical of the problems which are involved with expansion is the need for new schools and three new buildings are anticipated therefore before 1980. Recommended sites for these and for other facilities which the community will require are indicated on the Urban Guide-Plan.

BONNER SPRINGS CENTRAL BUSINESS DISTRICT

The efficiency of the commercial area of Bonner Springs, like most other American cities, is seriously affected by traffic and parking problems. Furthermore, if prospective buyers are to be drawn to local stores and shops, these must be located on attractive and convenient streets. A lesson can be learned from the new shopping centers which are the competition that "downtown" must face today. The initiative must be taken by alert merchants, whi realize the value of attractive and well designed streets and store fronts. Coordinated redevelopment of the central business district will help meet this competition.

For maximum effectiveness it is essential that private redevelopment as well as public projects within the CBD be carefully studied and aligned with the master guide-plan.

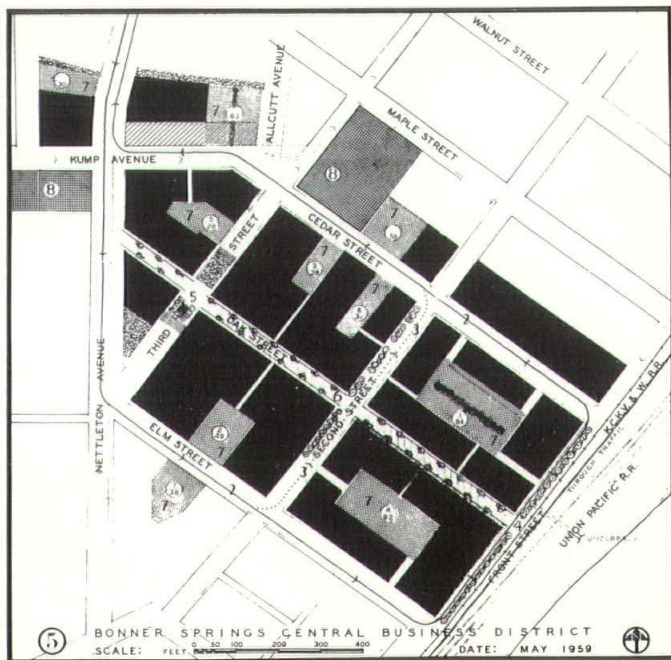
The changes shown here consist in rerouting Highway 32 and in circulating one-way traffic counter-clockwise around the main business blocks. A planted medial strip is located along Front Street in order to separate the through and circulating traffic. These arrangements allow continuous left hand turns with a minimum of cross traffic.

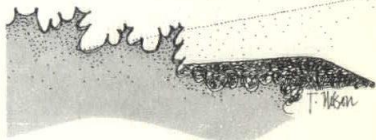
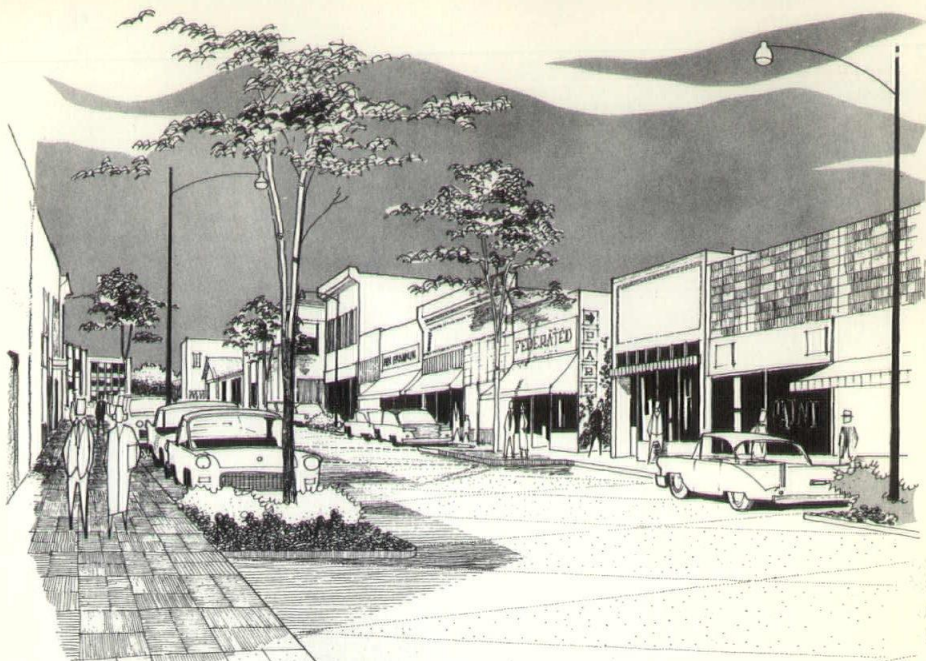
Third Street is completely closed to through traffic and it is recommended that the insides of these two blocks facing on the main business street be converted into small parklets. (See item 5 in plan).

The principal shopping street, Oak Street, will accommodate "restricted" traffic only; that is, 15MPH and 5-minute stops. Every third parking space will be turned into a planting basin—the inside block parking areas will more than balance this loss. An over-all paving pattern will be developed and then followed whenever sidewalks and street paving need replacement.

As noted above, a considerable amount of additional parking is immediately required and this should be provided in the locations and amounts indicated, based upon the established order of priority. Easy pedestrian access to these locations is essential to the success of such a program. Needless to say, the parking areas themselves must be fully landscaped.

The offices of public administration and services such as the city hall, fire station, police station, library, etc., are to be moved to a more appropriate location. The possibilities of moving the grade school (located at Nettleton and Kump) to a safer location and taking over this building for the above purposes is under consideration.



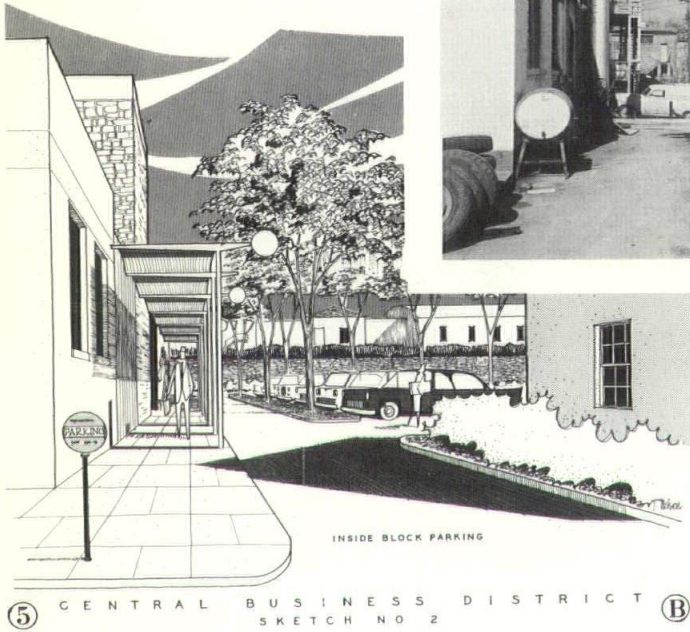


CBD PRESPECTIVE I

This panel supplements the plan drawing of the Central Business District and illustrates several of the steps recommended in the text of that panel.

The photograph shows the street as it exists today and the drawing the same street redesigned. Although it would certainly help in adding color, this project does not consist of remodeling shop fronts, but rather illustrates a number of novel but feasible changes in the existing pattern of urban life in this community.

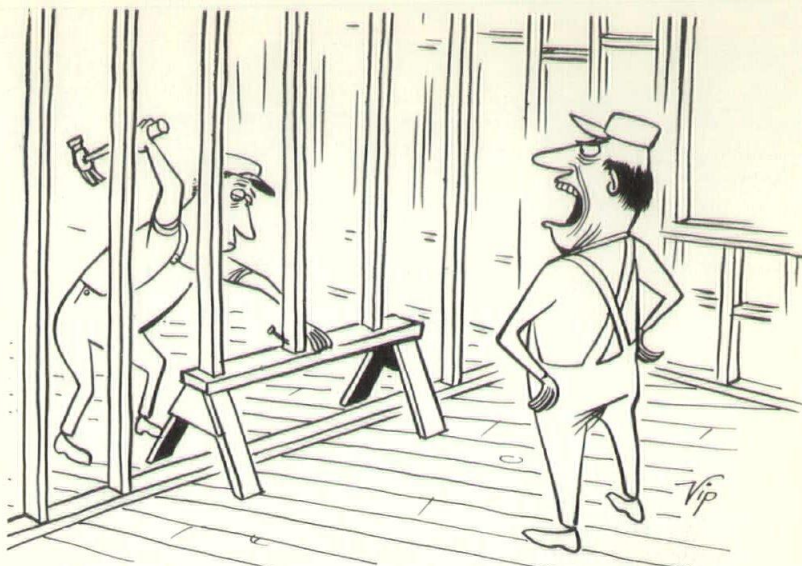
Keeping heavy traffic off the main street is of prime importance and an objective that could easily be accomplished by the suggested relocation of Highway 32. The conversion of a small percentage of street parking spaces into planted areas would give a tremendous lift to the general appearance of this area. Convenient access to the newly constructed parking areas will help to make shopping the pleasure it ought to be. Finally, an overall pattern in the sidewalks and street paving helps extend unifying effect established by the location of the greenery. Under present conditions there does not seem to be a demand for a complete pedestrian mall of the type generally associated with plans to save the big city's downtown.



CBD PERSPECTIVE II

The photograph accompanying this panel shows the interior of one of the principal business blocks, at the present time occupied by a coal yard and providing a general area for delivery to the shops fronting on Oak and Second Streets. When the city acquires this site (through lease, purchase or condemnation) the entire area will be paved and will then accommodate some 84 automobiles in landscaped parking. This arrangement provides a second entrance for most of the shops in this block and almost doubles the merchandise display area.

In the words of Daniel Burnham, architect, "Make no small plans; they have no magic to stir men's blood and probably will not be realized. Make big plans, aim high in hope and work, remembering that a noble, logical diagram once recorded will never die, but long after we are gone will be a living thing, asserting itself with ever-growing insistency."



"Look, Filstrup. I don't care if you *did* cut some too short...!"

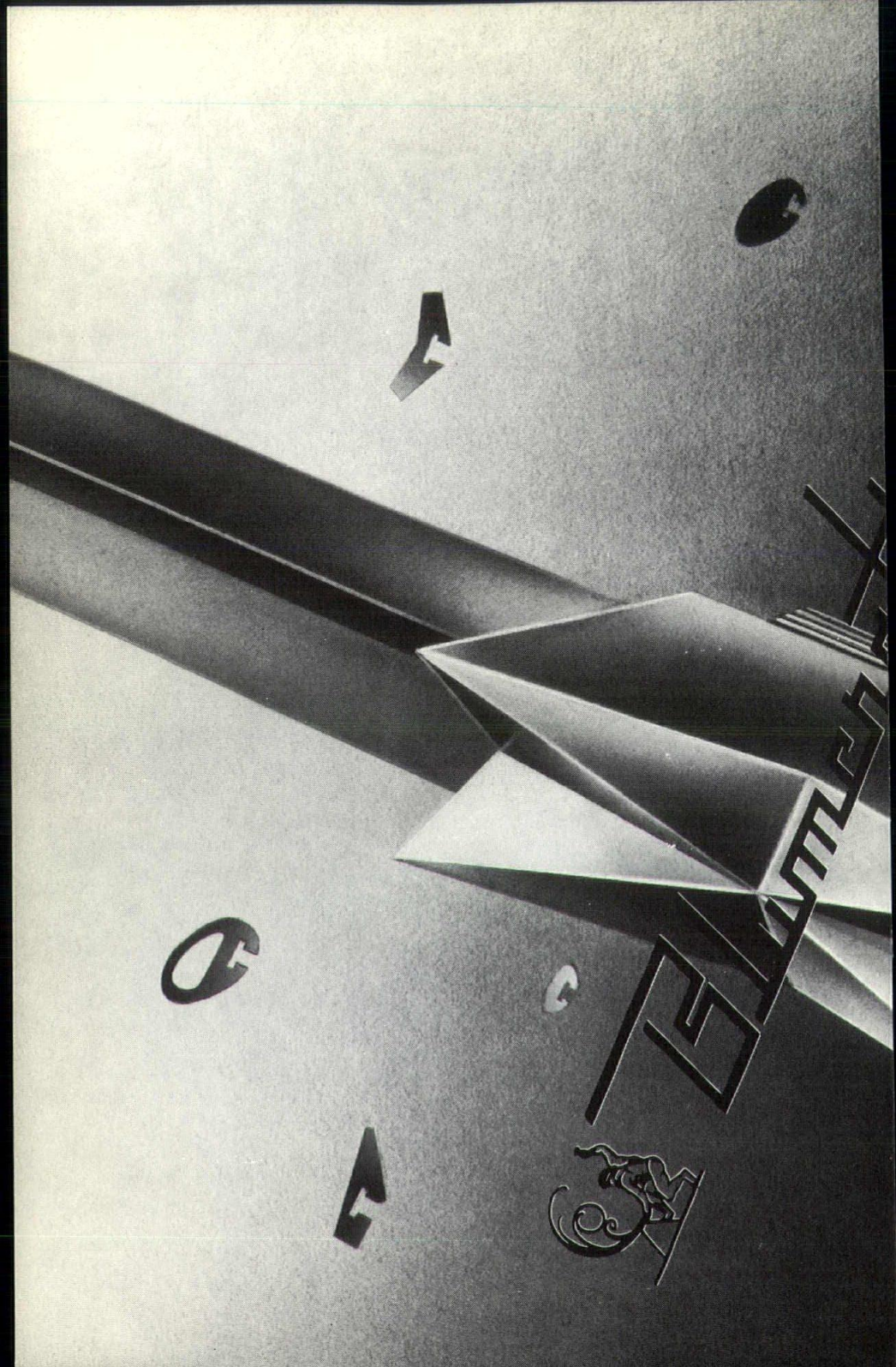
For your enjoyment—courtesy Pomona Tile Manufacturing Co.

COVER NOTES

An innovation in SKYLINES covers was made possible this month by two of our long-time advertisers, Kansas City Natural Slate Co. and Devoe of Kansas City, Inc. Some three months have gone into the preparation for what we believe is the first use of Flexwood for a publication cover.

Quarter-cut Satinwood, a hardwood indigenous to the East Indies, is the veneer. A total of 450 square feet was used for this issue—or enough to cover a room 12 by 18 feet, eight feet high. It would cost approximately \$675.00 to cover such a room, including installation and finishing.

The outside cover finish is a new spray-on modified polyester finish—"Velvet Ace Lac," distributed by Devoe. Material cost for this "job" was $\frac{3}{4}$ of a cent per square foot. Lawn green Zolotone was used for the inside cover in the one coat primerless system at a material cost of two cents a square foot.





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. . . READ ON

ARCHITECTURE IS YOUR BUSINESS

IT AFFECTS YOUR MOVEMENTS, YOUR SENSES, YOUR COMFORT, AND YOUR POCKETBOOK. YOU SHOULD KNOW MORE ABOUT IT.

Architecture is the design of spaces. For example, the arrangement of spaces inside a well-designed house keep children from running across the living spaces of adults. Noisy living spaces are separated from quiet sleeping spaces. In a school, imaginatively-related spaces provide the best education for the tax dollar. The spaces inside a good business building aid production efficiency by keeping the product or key document moving in a straight work-flow line.

Architecture is also the design of outside spaces; the way a house is situated on a lot, for instance, to let in light without unwanted heat, and provide privacy from neighbors. It is also the way these lot spaces are related to each other to form a neighborhood, and the way neighborhoods are related to each other to form a community.

A good deal also depends on the spaces between spaces; good planning enhances property values by providing an easy link between the house and retail store without jamming them together to the detriment of both. (Pulling them too far apart, of course, is just as bad.)

Planning spaces and their relationship to each other is the meaning of function in architecture, sometimes called utility. The way these spaces

are arranged can produce beauty; another requirement of architecture. The way the enclosure is held up is the engineering part of architecture; the provision of strength.

The principles of good architecture have remained unchanged since antiquity. The words of the ancient Roman, Vitruvius, were paraphrased so well by Sir Henry Wotton in about 1600 that they are still quoted. He said: "Well building hath three conditions: commodity, firmness and delight." It's still the same—function (commodity), strength (firmness), and beauty (delight).

Function is really the social purpose of any building. It is the architect's job to establish it in detail and translate it into the special language of design which an architectural education and practice—and only this study and experience—make possible.

What is to happen in your building? How many people will do it, and how will it be done? What result do you hope for? These are some of the key questions the architect must ask to translate the building's social needs into that design of spaces which provides Vitruvius' commodity.

Strength, or the ancient Roman's firmness, is provided by the building system of any age. Four thousand years ago, the people of Western Asia used the post and beam. The same system was refined by the Greeks. The Romans borrowed it, invented concrete, and inaugurated vault and dome construction. Centuries later, vault and dome construction was perfected in the Gothic architecture of Western Europe. Renaissance architecture and the Baroque, Georgian and Colonial forms which followed held nothing new in structural development. The nineteenth century was unique in architectural history in that it was a period of imitation in both the building systems and the appearance of previous eras. In many cases, this imitative hangover persists to this day.

A new method of building wasn't developed until the twentieth century, when modern steel made possible the development of the structural frame on which walls could hang like curtains. Today, the architect's search for new and better forms has led to engineering innovations in complex curved structures with thin concrete shells (ever try to break an egg by squeezing it length-wise in your hand?), warped plane surfaces and other methods of utilizing the complete tensional and compressive properties of materials and forms.

Today's architecture draws from many systems, using the old when it is indicated and the new when it is appropriate. Thus, the system itself, while necessary, follows and is subordinate to the functional forms that grow out of human needs.

Beauty is an abstract word which is usually associated with some form of art. Architecture is an art form, as are music, painting and sculpture. Like the latter two, it is a visual art, but unlike all three, it shelters people and is a primary aid to living. Man has sought beauty in one form or

another since he crawled into a cave. He scratched decoration into the head of his stone ax; the walls of his earliest caves are covered with primitive drawings and paintings.

A public appreciation of art generally is in direct ratio to the amount of leisure time enjoyed by the people of any age. In pioneer America, the rigid austerity of the Puritans and the following rush westward created a psychology of expedience in building from which we are just recovering. Later, business tycoons collected art treasures from abroad and expressed their own powerful, if unsophisticated, personalities in bizarre structures borrowed from exotic places that impressed them. Thus mid-western bankers build Mediterranean villas, industrialists painstakingly assembled medieval castles, and houses patterned after Greek temples sprang up along the Hudson.

Today, beauty in architecture no longer imitates the past. It expresses the human needs and living habits of today, growing directly out of the forms and spaces these needs and habits require. This is really all that modern architecture is—the freedom to solve a problem of design without forcing the building (and the people inside it) into a certain “look.”

For justification of this, we need only look to the past. Gothic was modern in its day. (In fact, many people of that time thought it barbarous; they complained it just wasn't “traditional” enough.) We no longer turn to Colonial as the wellspring of residential design; nor do we wear powdered wigs and knee-breeches. This does not imply breaking with the past just for the sake of doing it. The ancient Romans took hot baths and used bricks; we still do both. The point is that we use from the past what fits into today's needs and discard what no longer fills the bill.

Today, architectural beauty exists for itself alone, as does the art of any age. It enriches the lives of people. It is also used as a tool in contemporary society. One business corporation sells soap better because of the architectural expression of its function. Another expresses its personality better to visitors; the design is part of its continuing public relations program. By avoiding the prison-like appearance of the past, the school encourages the educational process rather than obstructs it. Today's factory removes an objection to its location by harmonizing with the character of its community rather than destroying it.

The criteria for good architecture, then, are the fulfillment of social purpose, or function; strength, or sound engineering; and beauty. This is what you should look for in any building. It is the architect's job to give it to you.

In order to serve his client's interests, the architect must evaluate the building's functional needs and consider them in relation to the site, the soil, the climate, the local laws, and the available budget, to name but a few considerations. Only then is the building designed and the drawings produced. He also prepares a book of specifications describing in detail what materials are to be used and how. From these documents, contrac-

tors submit bids. When the contractor is selected, building begins under the architect's supervision. The architect also must check suppliers' shop drawings and samples, supervise the required testing of materials, and, as the representative of the owner, certify that the work is done properly.

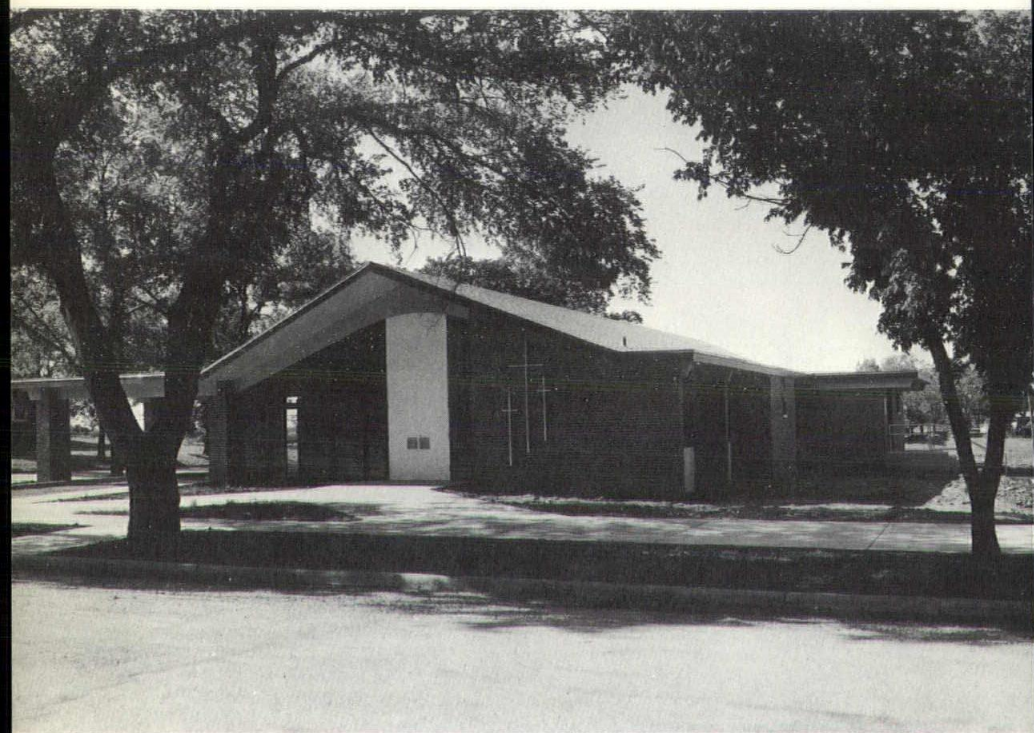
These are a few of the things which you should know about architecture. There is a great deal more, of course. Writing about architecture is a little like trying to describe Niagara Falls by playing the piano. The best way to understand architecture is to look at it. The best way to plan it is to look for an architect.

The Chapter's Executive and Publications Committees believe the foregoing to be an excellent statement regarding architecture in general. Prepared by the A.I.A. Public Relations Committee, of which Chapter member John Murphy is a member, it briefly, but pungently, tells the taxpayers, your friends or associates how much an architect's services are needed. The material is available in pamphlet form through the Chapter office or directly from the A.I.A. in Washington, D.C. The pamphlets are pocket size and are designed to fit a number 10 envelope—we urge you to use them.

NEW MEMBER



Jerome D. Jackson, new Associate member, graduated from Rockhurst High School in Kansas City and obtained a Bach. of Architecture degree from Kansas State University. He is registered in Missouri and Kansas and is on the architectural staff of Burns & McDonnell Engineering Company.



ST. JOSEPH'S CATHOLIC CHURCH

(Wichita Diocese)

Yates Center, Kansas

Architects: Shaughnessy, Bower & Grimaldi

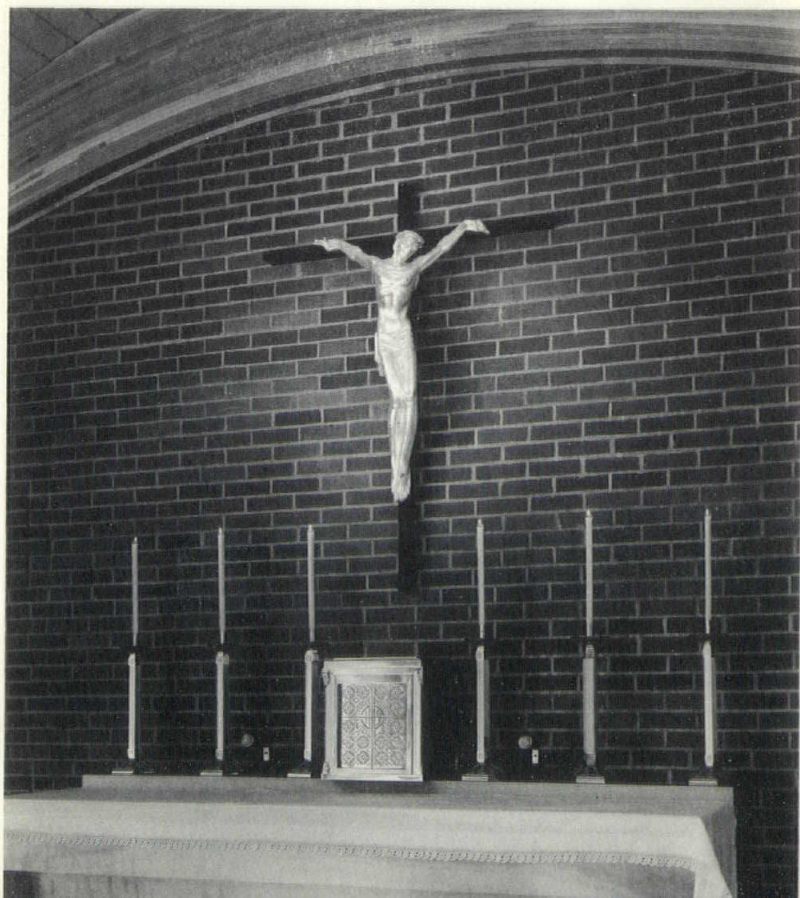
Site: A low corner condition. The floor level is placed slightly above the front walk level and entrance is accomplished without steps. Fill dirt accomplishes a gentle slope up to the building.

Structure: Poured concrete foundations and slab on grade. White spruce deck bears on gabled laminated fir beams which in turn bear on simple L-shaped red brick piers. Scale of structure is commensurate to the seating capacity.

Seating: 230 plus Mother's Room and Choir.

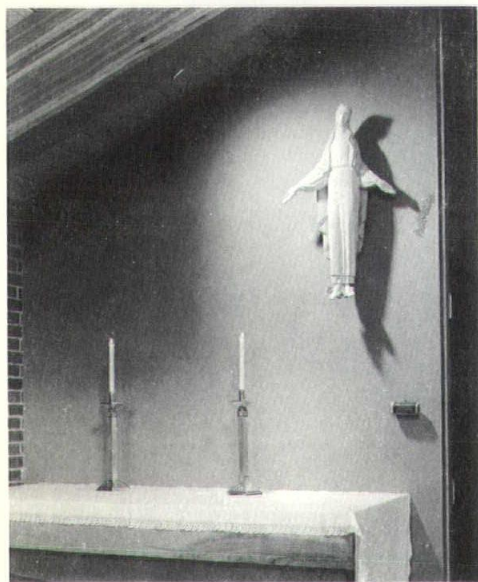
Costs: General work	\$47,398.00
Heating work	1,825.00
Plumbing work	1,250.00
Electrical work	2,550.00

Credit: Sculpture of Blessed Virgin Mary.....Hillis Arnold





L. D. Jones Photographs

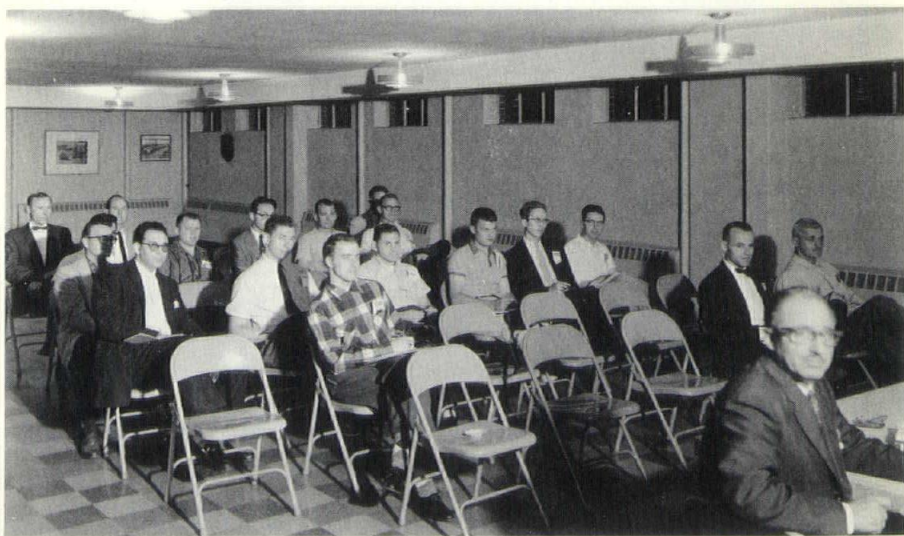


REVIEW SESSIONS HELD FOR STATE BOARD EXAMS

A series of review classes for persons planning to take the architects state registration examination in Missouri this year were concluded recently. The briefing sessions, sponsored by the Kansas City Chapter, were organized and supervised by Maxwell T. Sanford, chairman of the education and research committee.

The classes covered six registration examination subjects; design and site planning, building construction, history and theory, professional administration, structure and building equipment.

This is the fifth year the review has been offered by the Chapter and more than 30 applicants for the two-day examinations attended all or part of the sessions. The examinations were given in Jefferson City on October 5 and 6.



Some of the more than 30 registrants for the annual state registration review classes are shown in the above picture. Lou Geis, Vice-President of the Chapter, is in the lower right foreground.

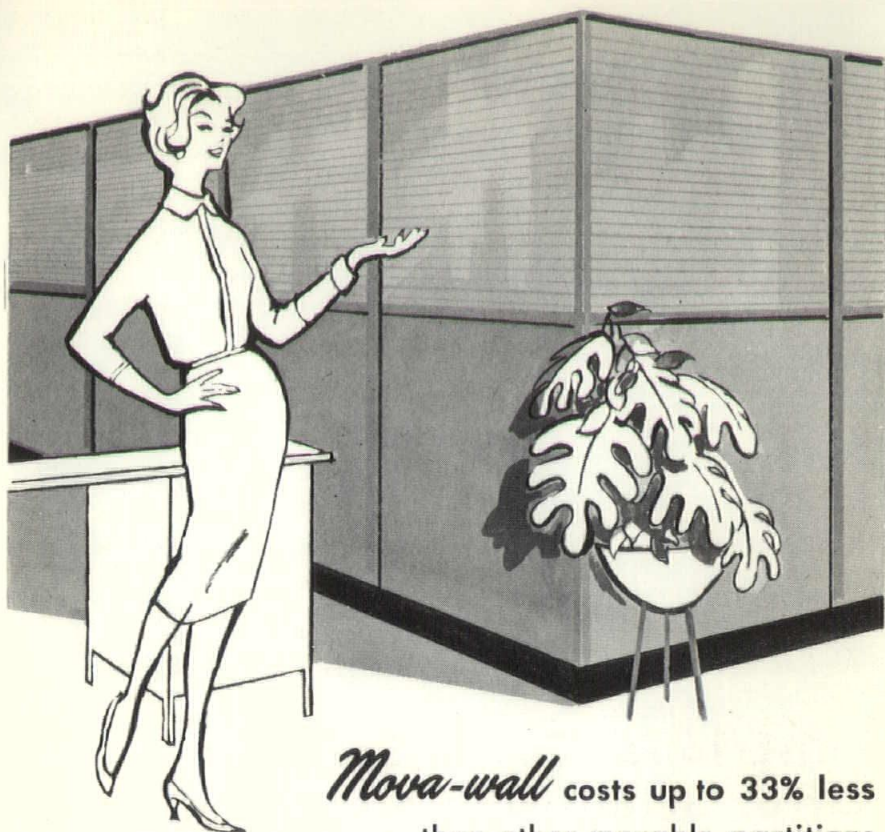
All meetings were held in the Stewart Sand & Material Company auditorium, 4049 Pennsylvania. The volunteer instructors and their subjects were:

Design and site planning.....	Albert Yanda
Building construction.....	Jay Totta, Assistant
History and theory.....	Kenneth Coombs
Professional administration.....	Dean Linctecum, Assistant
Structure.....	Charles Hengler and B. D. Campbell Wendell Anderson, Assistant
Building equipment.....	John Fasnacht and Pierre Breton Jim Smith, Assistant



Five of the volunteer instructors for the review classes are shown above. From left to right, Wendell Anderson, B. D. Campbell, Jay Totta, Albert Yanda, Lou Geis and Max Sandford. Sandford, as chairman of the Chapter's education and research committee, supervised the sessions. At the right is Kenneth Coombs, another instructor. Not shown are Dean Linctecum, Charles Hengler, John Fasnacht, Pierre Breton and Jim Smith.





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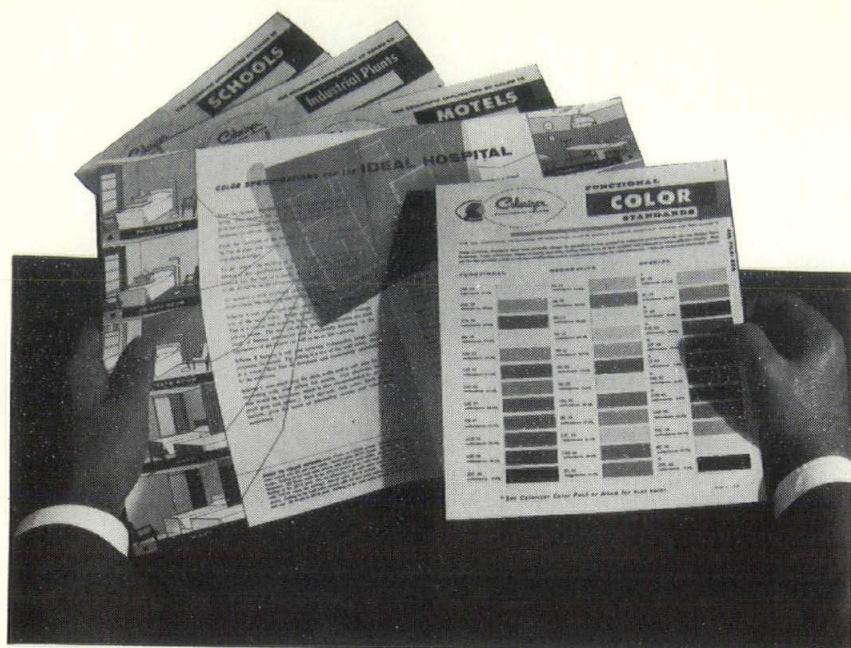
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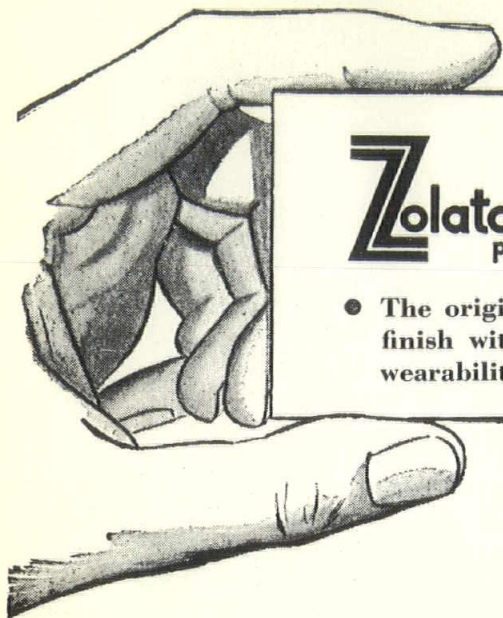


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