

OLMSTED BROTHERS,
LANDSCAPE ARCHITECTS.

BROOKLINE, MASS.

22nd January, 1902. [1903]

Mr. Charles W. Saunders, Secretary

of the Board of Park Commissioners, Seattle, Wash.

Dear Sir:-

We have received your letter of the 14th instant. Replying we will take up seriatim points upon which you desire information.

(1.). With regard to Woodland Park we understand that our former proposition is cancelled and that our present proposition for a preliminary report and visit is an entirely different matter.

(2). With regard to the length of our visit, we trust you will excuse us for remarking that it seems to us just as suitable for us to limit the amount of time to be occupied in our visit as it is for your Commission to limit the amount of pay which we are to receive for the visit. We feel therefore that we must leave the maximum limit of time for the visit as stated in our previous letter of 24th ultimo. We may be

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permitted to explain further that it is not our time that we propose to sell, but our advice, and it is customary for our employers to let us decide how much time we need to occupy in preparing ourselves to give the advice.

(3). In regard to a written report recording our recommendations as to the location and boundaries of a system of parks and parkways, it is our intention as stated in the second paragraph of our letter of 24th ultimo, to submit such a report. As to the degree of completeness of our report, it is customary for our employers to trust to our determination of the matter. In fact, we should be unable to agree to make our pay dependent upon the decision of our employers that our report was complete and satisfactory to them.

(4). With regard to plans, our expectation is to submit with our report a plan on a very small scale which would not be of the nature of a working drawing, but merely an approximate guide for the more detailed survey of the boundaries by your assistants. As you say you are willing to incur the additional expense of the services of our principal assistant, we shall be enabled to provide you in addition more detailed information as to boundaries than we could afford to do without such assistance.

(5). With regard to consulting services during

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the year 1903, we are willing to give your Commission, in addition to the report and the small scale location plan above referred to, such advice as to boundaries as can be given you by correspondence or conference at our office, or by examination and criticism of plans to be prepared by your assistants and forwarded to us and relating to matters of location of parkways and boundaries of parks. We cannot afford for the sum named to agree to give you such advice as to construction or planting matters in any of the existing parks as we should expect to give in case we were employed to make general plans for the improvement of such parks, but we shall, no doubt, give you plenty of advice orally on all sorts of topics suggested by what we may see in visiting the parks or in answer to questions. You might go to an architect and ask him to visit your unimproved place in the country at a price to be agreed upon and you might subsequently, without employing him to make plans, ask him enough questions from time to time to enable you to direct a carpenter in building your house. Of course you do not intend to do that with us and we only mention it to prevent possible misunderstanding hereafter.

(6). We understand our agreement, with your Commission is to make no reference to our possible employment by the city of Portland, or other clients on the

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Pacific Coast, but when it comes to sending our bill, we will consider the allowances referred to in our letter of the 23rd ultimo.

(7). In regard to our assistant, Mr. Percy R. Jones, we stated in our letter of the 23rd ultimo that he is our most experienced assistant. Assuming that we do not raise his pay before or during the time he is engaged on your work, we should charge for his services at the rate of \$2.14 per hour, including time occupied in traveling, and also time lost by reason of bad weather or otherwise; or in other words, all of his time from the hour of leaving Boston to the hour of his return, except such as may be paid for by others. While on trains, our assistants are paid at full rate up to eight hours per diem and at half rate up to eight hours additional. It is not altogether probable that while our assistant is in your city, he will work more than eight hours a day (at full rate) in order to accomplish as much as possible during the visit in the way of writing out notes, etc., as well as in conferences and field work. Our charges for assistants will probably run over one thousand dollars. In regard

(8). In regard to which member of our firm is to make the visit we would say that it is our custom to make all contracts with our clients in the name of our firm, but we have no objection to the visit in question

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being rendered by Mr. F. L. Olmsted, Jr., provided it is satisfactory to you to have the visit occur during the summer vacation of Harvard University.

(9). With regard to surveys we may say that as a general rule the more complete and more detailed the maps are with which we are provided at the time of our visit, and during our study of the matters under consideration, the more elaborate and detailed and valuable is our advice founded upon such maps likely to be. Just to what extent it is worth your while to run the risk of surveying areas which we may advise you subsequently not to take for parks and parkways we, of course, are unable to judge. Our impression is, however, that it is well worth your while to take considerable risk in that respect. If your surveyors fully understand that the maps are intended for preliminary purposes, and while representing upon them all features which it is important we should take into consideration, they take care to avoid an undue degree of accuracy and therefore of expense, the maps should not cost you, if rendered on the scale of 100 feet to the inch and with 5-foot contours and for such considerable areas as you have under consideration, more than from \$2.00 to \$3.00 per acre for open land, and from \$3.00 to \$3.50 per acre for woodland.

(10). The maps and printed matter which you were good enough to send us were duly received, and we beg to apologize for not immediately acknowledging their receipt.

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(11). We enclose, as requested, a draft of contract for our preliminary visit and report. To save time and in order that we may soon begin to advise you with regard to surveys, etc., we have signed these. If they meet with the approval of your Commission, kindly have a vote to that effect passed and recorded, said vote to authorize you or the Chairman of the Board to sign the contract, and return one copy so signed to us, filling in the date.

Yours very truly,

Olinsted Brothers

Enclosure.