

THE INLAND ARCHITECT AND NEWS RECORD

Vol. XXVI.

NOVEMBER, 1895.

No. 4



A Monthly Journal Devoted to
ARCHITECTURE,
CONSTRUCTION, DECORATION AND FURNISHING
IN THE WEST.

PUBLISHED BY THE INLAND PUBLISHING CO.,
 19 Tribune Building, Chicago, Ill.

L. MULLER, Jr., Manager. **ROBERT CRAIK MCLEAN, Editor.**

SPECIAL CONTRIBUTORS:

DANKMAR ADLER,	D. H. BURNHAM,	W. L. B. JENNEY,
HENRY VAN BRUNT,	P. B. WIGHT,	IRVING K. POND,
LOUIS H. SULLIVAN,	ALLEN B. POND,	J. R. WILLETT.
WILLIAM S. MACHARG.	C. E. ILLSLEY.	

TERMS: Regular number, \$5 a year; Photogravure edition, \$10 a year. Single copies, Regular number, 50c; Photogravure edition (including 7 photogravures), \$1. Advance payment required.

The columns and illustration pages of **THE INLAND ARCHITECT** are open to all alike, merit and availability only determining what shall be published. Contributions appropriate to its pages are always desired.

AMERICAN INSTITUTE OF ARCHITECTS.

OFFICERS FOR 1895:

PRESIDENT	DANIEL H. BURNHAM, Chicago, Ill.
SECRETARY	ALFRED STONE, Providence, R. I.
TREASURER	SAMUEL A. TREAT, Chicago, Ill.

VICE-PRESIDENTS:

FIRST VICE-PRESIDENT	*GEORGE B. POST, New York, N. Y.
SECOND VICE-PRESIDENT	*WILLIAM S. EAMES, St. Louis, Mo.

BOARD OF DIRECTORS:

For three years.

*Louis H. Sullivan, Chicago, Ill.	Charles L. Cummings, Boston, Mass.
George C. Mason, Jr., Philadelphia, Pa.	E. I. Nickerson, Providence, R. I.
Theodore Carl Link, St. Louis, Mo.	W. L. B. Jenney, Chicago, Ill.
Samuel Hannaford, Cincinnati, Ohio.	Wilson Eyre, Philadelphia, Pa.

For two years.

E. H. Kendall, New York, N. Y.	G. A. Frederick, Baltimore, Md.
Cass Gilbert, St. Paul, Minn.	Henry Van Brunt, Kansas City, Mo.
C. F. Schweinfurth, Cleveland, Ohio.	Jeremiah O'Rourke, Orange, N. J.
*Thomas Hastings, New York, N. Y.	Robert Stead, Washington, D. C.

For one year.

Theophilus P. Chandler, Jr., Phila., Pa.	Joseph F. Baumann, Knoxville, Tenn.
George W. Rapp, Cincinnati, Ohio.	A. F. Rosenheim, St. Louis, Mo.
William G. Preston, Boston, Mass.	R. W. Gibson, New York, N. Y.
W. W. Clay, Chicago, Ill.	C. H. Johnson, St. Paul, Minn.

*These with President, Secretary and Treasurer ex-officio, form Executive Committee.

STANDING COMMITTEES FOR 1895:

Committee on Foreign Correspondence.—Richard M. Hunt, chairman, New York, N. Y.; William Le Baron Jenney, Chicago, Ill.; R. S. Peabody, Boston, Mass.; C. F. McKim, New York, N. Y.; Henry Van Brunt, Kansas City, Mo.

Committee on Education.—Henry Van Brunt, chairman, Kansas City, Mo.; Professor William R. Ware, New York, N. Y.; Professor N. Clifford Ricker, Champaign, Ill.; A. W. Longfellow, Boston, Mass.; Theophilus P. Chandler, Jr., Philadelphia, Pa.

Committee on Uniform Contract.—Samuel A. Treat, Chicago, Ill.; Alfred Stone, Providence, R. I.; George W. Rapp, Cincinnati, Ohio.

Committee upon Conservation of Public Buildings.—Richard Upjohn, chairman, New York, N. Y.; Presidents of the several Chapters.

Committee on Publication and Library.—W. L. B. Jenney, Chicago, Ill.; R. W. Gibson, New York, N. Y.; Theo. C. Link, St. Louis, Mo.; Henry Van Brunt, Kansas City, Mo.; Cass Gilbert, St. Paul, Minn.

NOTE.—Officers elected enter upon their term of office January 1, and continue until December 31, unless reelected, except in the case of Directors for two and three years.

Twenty-ninth American Institute Convention. A summary of results in work accomplished by the Twenty-ninth Annual Convention of the American Institute of Architects would indicate a greater degree of importance than that of any recent convention. The proposal for a permanent home for the Institute is one that has for many years been an "idea" concreted sufficiently to incur an expense for storage rooms, in New York perhaps, but never before placed in tangible or at all adequate form. In the hands of Mr. Burnham and his able committee some practical results may be looked for. The good work done through the educational papers of Henry Van Brunt and L. H. Sullivan, read at the last convention, was greatly added to by Mr. Van Brunt's report to the present convention. The Chapter problem was not solved, but new light was thrown on the subject; and while some of the changes in by-laws, which were made with the hope that a new plan of procedure would be effective, will doubtless be again changed next year, the action is a sign of activity and thought upon this important part of association work. The discharge of the Committee on Uniform Contract, in the face of a report of its increased use, was ill advised and may undo much of the good work accomplished by this standing arbitration in a documentary way between architect and contractor. The significance of the action could not have been fully considered, or the influence of the few who prefer contracts drawn by themselves to those in which the equitable feature is more prominent, and which relieves the mass of architects and contractors from the expense and labor of elaborating a form which after all may be defective in detail, would not have obtained. The good that will come to the profession in the future upon educational and ethical lines is more or less theoretical. The certain decay that will follow a policy in which the contractor or builder is ignored is prophesied by every architectural movement of the past, and the standard contract is now an important recognition of a fellowship of interests. The resolution to hold the next convention at Nashville, Tennessee, was carried by acclamation. At one of the most picturesque cities, not alone in the South but in the country, with a people highly endowed with art and literary knowledge and sentiment, the convention of 1896 will certainly be a most memorable occasion.

Minnesota State Capitol Competition.

The competition for a state capitol building for Minnesota has been decided in favor of the design presented by Cass Gilbert, of St. Paul. The decision of the Board of Commissioners was based upon the report submitted by the referee engaged, Mr. Edmond M. Wheelright, of Boston, who recommended five designs as worthy of prizes. Four prizes were given, the fortunate architects being George R. Mann, of St. Louis; Bassford, Traphagen & Fitzpatrick, of St. Paul and Duluth; Clarence H. Johnson, of St. Paul; and Harry W. Jones, of Minneapolis, in the order named, the cash prizes being \$1,000, \$800, \$700 and \$500 respectively. Every member of the profession will congratulate Mr. Gilbert upon his success,

RICHARD MORRIS HUNT.*

BY HENRY VAN BRUNT.

AT the request of those whose wishes I am bound to respect, the honorable duty of formally commemorating the life and professional career of our brother, Richard Morris Hunt, third president of the American Institute of Architects, has devolved — unworthily, I fear — upon me.

But, in fulfilling this duty, there is nothing to be condoned; there are no prejudices in your minds to be laboriously overcome, no facts to be ingeniously suppressed, nothing to be exaggerated or justified by the art of the rhetorician. The career which we are about to celebrate was one so open, so conspicuous, so fortunate and complete, the personality which made it possible was so candid, so vigorous, so gracious, so accomplished, that this Institute, identified with it from the beginning, is eager to welcome all that can be said in its praise. I submit to you, therefore, no perfunctory panegyric, but the unaffected impressions of a man, singularly representative of all the best qualities which can adorn an architect and a gentleman — a man to whom the profession in this country, for its own sake, owes a formal tribute of commemoration and acknowledgment — a man who not only won our respect and admiration for what he did, but our affection for what he was.

The Angel of Death cannot destroy a full and true life; rather does he preserve it. He confers upon it that symmetry, unity and completeness which remain with us always to quicken and inspire. He purges it of all accidental and unessential elements, and makes a visible and enduring monument of its virtues. The dread architect has thus rounded off and made beautiful for us forever this large, brilliant and blameless career. But we, brothers in the craft which this career illustrated and adorned, heavy with a sense of a bereavement which seems irreparable, cannot but grieve that it has closed, and that the living man, whom we admired and loved, we shall no more see or hear. Irreparable, did I say? Not irreparable, so long as we continue to measure ourselves by the high standard of professional conduct which he established, so long as the spirit of serious and tranquil beauty which pervaded his works shall continue to exercise prolific power in the architecture of the new world. For it is the greatest felicity of the masters that what was best in them enjoys blessed immortality in their works and remains to keep alive the divine fire of art.

Those rare qualities in the master whom we now commemorate, which created that peculiar personal affection of which I have spoken, can hardly be made real to those who never came in contact with him; but the genius and training of the man, which expressed themselves in concrete form, can perhaps be so celebrated that those who follow us may, like ourselves, light their torches at his shrine. We who have been near to Hunt find it difficult to separate the man from his works. To us they together constitute a unity so full of distinction and character, so pervaded and inspired by art, that no history of the development of our architecture in the latter half of the nineteenth century would be possible without a recognition of it as one of its most potent factors.

One of the wisest of men has said that there is something even in the most obscure and humble life, which, if it could be revealed, would be of the utmost interest and value to all mankind. Surely, in the noble and conspicuous life which we are now considering, it should not be difficult to uncover this precious germ.

I shall not here attempt a detailed biography of Richard Morris Hunt with all the dates, all the incidents, accidents, honors and accomplishments of his varied career, though the necessity for such a fullness of record is already keenly felt and doubtless will be duly satisfied while the memory of them is yet green and fragrant in the great household of his friends. In the brief time at my disposal I shall only try to account for those qualities in the man which made him dear to us, and which are necessary to be commemorated by this Institute as a part of the history of contemporary architecture.†

Those of us who were fortunate enough to be placed under the immediate influence of Hunt as his pupils, will never forget either the wealth of his resources or the inspiring nature of his instruction. These resources were placed at our disposal with a most lavish hand, and, under the vehement and strenuous manner of the master, we quickly discovered the truth and tenderness of his heart. The study of architecture at that time was pursued under the most discouraging conditions. The art was ill understood, and, indeed, hardly respected by the public. There were no schools in which it was recognized as a desirable subject for study. There were but few books available and our traditions were eminently provincial. Examples of good work were so rare that our ideals of perfection were incoherent and doubtful, and were swayed, now in one direction and now in another, by the literary warfare then prevailing between Gothic and classic camps. Mediævalism was sustaining itself by the religious ardor of Pugin, and the brilliant rhetoric and poetic imagery of Ruskin. Sentiment was keenly aroused, but discipline was silent. But, though the atmosphere was thick with prejudice and controversy, there was an intellectual movement in the midst of it exceedingly attractive to young men of education and artistic instincts.

* A memorial address delivered at the twenty-ninth convention of the American Institute of Architects at St. Louis, Missouri, October 16, 1895.

† A portion of the memorial, biographical in its nature, similar to that recently published in THE INLAND ARCHITECT, is here omitted.—EDITOR INLAND ARCHITECT.

In the autumn of 1858, three earnest aspirants for architectural knowledge applied to Hunt, who had then just completed the Tenth street studio building, in New York, to take one of the studios himself and install them there as his pupils. One of these applicants, our present honored vice-president, George B. Post, had just graduated from the engineering school of the New York University; the other two were Charles D. Gambrill and myself, who, since their graduation at Harvard four years before, had been pursuing the study of architecture under the somewhat discouraging conditions which then prevailed.

It is due to our dear comrade Gambrill to state here, as a part of this story, that subsequently he entered into two successive partnerships, one with Post and one with Richardson, and that his untimely death, interrupting a career of singular promise, was a loss, not to his friends only, but to the architecture of America.

With the noble generosity of the true artist, Hunt granted our request and equipped one of the studios for our use. Early in the following year we were joined by William R. Ware, now one of the most honored and best beloved names in the history of American architecture, and subsequently by Frank Furness, our comrade from Philadelphia, and by Edmund Quincy and E. L. Hyde, who never practiced our art. Thus we together entered upon an era so rich, so full of surprise and delight that it seems, as we look back upon it, as if once more in the world the joy of the Renaissance, the white light of knowledge had broken in upon the superstitions of romance. To us it was a revelation and an enlargement of vision so sudden and complete that the few years spent by us in that stimulating atmosphere were the most memorable and eventful in life. But if the disciples were glad to learn, the master was generous to teach.

His own studio and home were at that time in the old University building on Washington square. Here he lived as bachelor in spacious and lofty apartments, filled with the spoils of foreign travel. Here were carved antique cabinets, filled with bronzes, medallions, precious glass of Venice and curiosities of fine handiwork in all the arts. The walls were rich with hangings, old panels, sculptured or painted, and modern studies from the studios of Paris. These, together with mediæval missals and embroideries, instruments of music, masterpieces of forged and wrought metal work and of faience, strange and costly toys of every era of civilization, brought into the great chamber the mellow atmosphere of the Old World. More than all this to us was Hunt's notable and inexhaustible library, by far the richest, most comprehensive and most curious collection of books on architecture and the other fine arts which at that time had been brought together in the New World. I doubt if even now this precious library is exceeded in some respects by any of the more modern public collections.

To these treasures the fortunate pupils were welcomed with boundless hospitality. Indeed, Hunt's attitude sometimes made us feel that he considered the labor and cost of bringing them together justified in the light which they shed upon us. For myself I can truly say that the hours spent in the gracious seclusion of that dim chamber were the most fruitful in my life. The aspect of every page, the emotions of every revelation of the world of art come back to my memory clear and distinct as I speak in gratitude and affection.

Our own workshop in the Studio building was hung with cartoons in colors, and furnished with casts of architectural and decorative detail. Even that working place was not without its ancient carved chimney piece and its cabinets of tarnished gilding. Here we lived in the midst of a congenial and sympathetic brotherhood of painters and sculptors from the neighboring studios, happy Bohemians, free to come and go as we pleased. Our system of study and practice was based upon that of the École des Beaux Arts, and under the powerful stimulus of the master's criticisms and under the inspiration of the atmosphere which he had created for us, our work was carried on with enthusiastic loyalty. If outside of our boundaries there seemed to be little or no recognition of architecture as a fine art, within it was not only illustrated by all the wealth of the Old World, but made living to us by the almost tempestuous zeal of the master. In such a place the most unimaginative mind could not fail to be kindled. Whatever latent powers of expression in art we might have were aroused to vigorous action. In that beautiful chamber where he lived we traversed every corner of the world of art and filled our sketch books with the fruits of enchanted travel. But amidst all this excitement and enthusiasm, Hunt ever insisted upon the preëminent importance of academical discipline and order in design. He was most concerned that the substructure of our knowledge should be serious, sane and solid. We were instructed to make our plans on rigidly scholastic lines, and the vertical developments in the elevations we were taught to study in strict classic form according to the method of the French school. Respect for authority and discipline was thus inculcated, and we unlearned much of the romantic license which at that time tended to turn the practice of architecture into the hands of amateurs and virtuosos. But while he insisted on the preservation of the classic formulas for the sake of the training of mind and hand, he heartily encouraged the study of every style in which the thought of man had expressed itself in beauty or power. His photographs, books and prints, his own drawings gave us a large view over the whole historical field. Academic prejudices never affected the large catholicity of his mind. His criticisms of our poor attempts were pungent and severe, but so genial and picturesque, that every visit left behind it not only an enduring inspiration, but an atmosphere quickened by his energy and illuminated by his inexhaustible humor. For he was as much

a comrade as a master. In short, our experience was a liberal education in the fullest sense, and when we left him with our imaginations no longer sterilized by prejudice and partisanship, but enlarged and enlightened by his influence, his warm interest in our personal and professional welfare never ceased. For myself, at least, in the years that have since gone by, the fine impulse which he first gave to my life has been revived by countless unexpected offices of kindness and solicitude. Through all the vicissitudes of time and space I have felt the warmth of his generous heart.

When, more than thirty years afterward, in 1893, several of us were summoned to act together again with him on the great national arena at Chicago, the natural dominance of the master again asserted itself without pretension and we once more became his willing and happy pupils. To this instinct of family loyalty in art, through which all the trained intelligences then called together became close kindred, to this ideal relationship of mutual interest and affection may be attributed in no small measure the majestic unity of the Court of Honor.

When, therefore, the Royal Institute of British Architects gave to Hunt its gold medal of 1893, it honored the man who, more than any other, had by personal force and high training secured for the architecture of our time and country a standing adequate at last to represent our civilization in terms of art. We recognize the justice of this great distinction less because of any single achievement of his than because we feel and know that our profession has worked upon a higher plane of endeavor and has received from the public a greater respect and consideration since this man began his noble career among us. The American Institute of Architects and, indeed, the whole profession were honored in the honor conferred upon him. For the vitalizing and enchanting personality which impressed itself upon his immediate pupils, and through them upon his pupils' pupils in ever widening circles of beneficent influence, invigorated and enlivened also the first years of this Institute. The battle of the styles was then, as I have already intimated, waged all over the architectural field, and, it must be confessed, the earliest discussions of this Institute were ensanguined by the great dispute. Hunt, with all the martial gallantry of his nature, inspired the classic camp with ardor. The Gothic side was championed by the strongest and best equipped men in the profession. The whole historic arsenal was ransacked for weapons on both sides, and the controversy was carried on with such heat and was so engrossing that finally a vote was passed (I think it will be found in the archives) excluding this dangerous subject from the discussions of the Institute. It will be readily understood that in those animated disputes the pupils of Hunt, whose names you will see on the first lists of the Institute, where they were written thirty-seven long years ago as associates, followed the white plume of Navarre, and, inspired by him with rash zeal, dared to measure their maiden weapons with those of the oldest and most experienced warriors on the other side, men who were doing work, which, though our art has since immensely enlarged its scope and exalted its ideals, still holds a high place and has already become, if not venerable, at least historic. But when the smoke of battle cleared away, it would be found that the wounds were not deep and that good fellowship had suffered but little strain.

Indeed, in this respect, it would be difficult to exaggerate the change immediately effected by the establishment of the Institute in the personal and professional relationships of its members; and in this beneficent work Hunt's influence was preëminent. Before this establishment, community of thought, mutual friendship hardly existed among architects. The hand of each was turned with jealousy and suspicion against his brother. His processes of design and his business methods were personal secrets. Each concealed his drawings from the rest as if they were pages of a private diary. Even books and prints were carefully secluded from inspection by any rival. Pupils were apprentices, and, as in my own case, often looked with eager and unsatisfied eyes through the glass of their master's locked bookcases. There were no ethics of practice, no common ground of mutual protection, no unity of action or thought, no national literature of architecture. The current professional periodicals of England and Germany furnished the sole inspiration of nearly every architectural office in the land. Our work was a dim reflection of the fashions of our British contemporaries, and, in our architecture we still remained a dependent province of the mother country. Every conspicuous note which was blown on the other side of the Atlantic had futile and barren echoes in our own land.

When the first American graduate of the French School of Fine Arts appeared upon this scene of narrow architectural subservency, of professional confusion and doubt, the conditions were ripe for change. The formation of the American Institute of Architects was not intentionally but practically a new declaration of independence, in which the ardor of Hunt, crowned as he was with the approval of the highest architectural authority in the old world, played the part of the big signature of John Hancock. I trust I do not underrate whatever other conditions conduced to this most memorable emancipation, but, in my own mind, among them all Hunt's influence was the most potent. I feel sure that the union and brotherhood of professional interests which then manifested itself for the first time on this continent, and the strength which came from that union and brotherhood—the strength with which you now, my brothers, are strong and independent, the strength which has made you Americans in art as in politics—may in no small degree be attributed to the man, who, at the most critical moment in the development of our

national architecture, proved by his example that the most rigid discipline and highest culture which could be furnished by the old world was not inconsistent with the most aggressive and uncompromising patriotism. He brought back from the School of Fine Arts in Paris, not merely a collection of venerable formulas and academic prejudices to make us still more dependent, but a spirit enlarged, enlightened, cosmopolitan. Under this vigorous and wholesome influence, his children in art and his children's children, who in prolific generation have multiplied so as to constitute, I verily believe, the representative majority of this Institute, ceased to be provincial and became national. Thus in respect and affection we are celebrating the career and services of one who, though but little older in years than some of us, has proved his right to be called one of the fathers of American architecture.

* * * * *

The personal attributes of Hunt gave to his professional character a captivating animation, a frank sincerity, and these qualities, combined with the dignity of his bearing and his manly beauty, made him a notable individuality wherever he moved. His artistic conscience was not a mere instrument of service to be laid aside when not in use, but an active and animating principle of his life. And so he wore it with a peculiar gallantry of manner, not before his professional comrades only, but before the world. But if his manner was sometimes extravagant and impetuous when he was charged with the enthusiasm of his heart, he more often won his audience by a touch of irresistible humor, by a gaiety and bonhomie, which betrayed the fundamental sweetness of his nature. He loved to talk of his art among his friends, and no one was ever so prompt as he to uphold the dignity of his profession, none so generous in protecting and publishing the good work of his brethren, none so gentle and so just in criticism. But he never spared any form of vulgar pretense which threatened to debase that high ideal which he sought to establish for our art in America, and he hated sham. Indeed, in the social world, where because of his accomplishments he was admired, because of his honest and manly heart he was beloved, he was the knight-errant of architecture, turning indifference into respect and doubt into honor for the supreme beauty and dignity of his mistress.

As to Hunt's professional achievements, an architect in the presence of architects cannot indulge in criticism with the freedom and confidence of judgment which are displayed by those without professional responsibilities and convictions. We are all of us too deeply committed by practice, too deeply engrossed in the evolution of our own ideals to judge them without sympathy too warm for truth, or, perhaps, without bias too strong for justice. But the practice of architecture is now no longer a bitter conflict between opposing schools, each striving for preëminence at the expense of the rest; rather a generous emulation carried on upon lines, not parallel, indeed, but all tending, as we hope, toward the establishment of a consistent style adequate for our vast and complicated civilization. I venture to say that no one here will question that our late illustrious comrades, Hunt and Richardson, were the most conspicuous leaders in this large and liberal movement. They brought from the French school all its discipline, all its wholesome respect for classic authority and academic principles; but in practice, they expressed themselves with a freedom from classical restraint and scholastic subservency, which, as it would have been well-nigh impracticable in France, must, it would seem, be accepted as the result of new conditions of life acting upon trained but receptive minds. We can already recognize the service which these minds, so influenced, is exerting in the evolution of those new local types of architecture, which, through much tribulation and infinite errors, must slowly but surely be taking shape among us. The monuments which they left behind them have been powerful agents in preventing the dangerous liberty of our art in America from degenerating into license. Unlike Richardson, Hunt did not leave upon his own work an expression of strong personality, and for that reason his leadership, though far less evident and picturesque, is far safer against the dangers of aberration among his followers. No one can follow Hunt and go far afield. He did not pretend to be inventive, or desire to be original, and the impulsive individuality, so prompt to assert itself under all other conditions, nearly disappeared behind the historic types which he used in design. He respected them too much to use them consciously as a vehicle of his own temporary moods. Only once, when captivated by the phenomenal Græco-Romanic movement in France under Labrousse, which promised at one time to turn the whole tide of French Renaissance into new channels, did his natural vivacity of temperament betray him. This was an interesting incident in his career, and, by its singularity, it accentuates his prevailing mood of aristocratic reserve. His pencil in hand was a magic wand, which chastened the buoyancy of his imagination and made him a scholar. Thus he founded no new school. He prevailed, not as an irrepressible genius who breaks traditions, but as a guardian, who respects them with the spirit not of an antiquarian but of an artist. His admiration for the great works of the past was based, not upon emotion and sentiment alone, but upon knowledge and solid conviction. He had no ingenious theories concerning the development of modern art; his methods of thought in design were not at all speculative or inventive, as would seem to be most natural to a mind so animated, a spirit so quick and eager; rather were they exact, reserved, business-like. These underlying qualities preserved him from eccentricities or experiments in architectural expression and extended to the conduct of his affairs and the discipline of his office.

He worked with great ease and pleasure to himself in modern French Renaissance, purified and chastened by Greek influence. This, as it were, was his native tongue. In his hands this style was flexible to all the new conditions of material and use in the New World, but his characteristic use of it was rather serious and restrained than playful or expansive. It is in this respect, I believe, that his example is most valuable in the development of national style. But he left behind him also, in proof of the versatility and liberality of his mind, a series of conspicuous works, based upon the architectural expressions of an era when the art of the Middle Ages was adjusting itself with astonishing felicity to the exactions of the higher civilization and of the more refined domestic ideals of the sixteenth century. As Richardson found in the vigorous promise of the Romanesque of Auvergne a language of art, agreeable to the robust nature of his genius, and capable of new developments in the service of modern life, Hunt discovered the prolific germs of new life in the lovely domestic Gothic of Touraine, whose progress was checked by the revival of learning in the sixteenth century in France. In the luxuriant and flamboyant delicacy of this style, in its elasticity and bright exuberance, in its poetic beauty and cheerfulness, he seemed to find a medium of architectural expression, congenial to his own indomitable youthfulness of heart and not inconsistent with the dignity and order of his cherished ideals.

Among his latest works the superb house of the Goelets and the interior of the beautiful pavilions of Belcourt, at Newport, and, above all, the chateau of Biltmore, in North Carolina, bear witness not only to his profound respect for authority and to his command of precedent, but to his pliability of mind, which enabled him to accommodate all the complicated conditions of modern living within the reasonable compass of the Gothic of Chambord or of Pierrefonds. Indeed, in these works, he carried the style a step farther in natural development without any conscious attempt to express in it his own insistent individuality. No one who studies these beautiful compositions in plan or elevation, without or within, can fail to be impressed by the patient and conscientious elaboration of their delicate detail, and by the constant evidence of wise self-repression and reserved force.

When Hunt began his career in America the English Gothic revival had full possession of the field, and architecture seemed to be in the hands rather of archaeological pedants than of creative artists. There was no life in it; it was never happily adjusted to modern conditions, and it came to nothing. It now only survives under the protection of the English Church. But the rehabilitations which we are now considering were in the hands of intelligences, disciplined by classical studies yet open to all the inspirations of a new life in a new world. If they were romantic in form they were modern, they were American in feeling. No service of the life of today was inconvenienced or embarrassed for the sake of archaeological conformity. Hunt's experiments in romantic style, therefore, promise if rightly used to serve as enlargements and enrichments of the language of American architecture; they are surely not obstacles to its natural development, and will not be set down as barren events in the history of our art.

His ardent solicitude for every detail and process of artisanship which contributed to the architectural symphony brought him into close contact with contractors and skilled mechanics of every calling and grade. Between the master and the workmen there arose a warm feeling of mutual respect and consideration which is the strongest possible testimony of the unaffected simplicity and sincerity of his heart and of his ability to teach without condescension, and to correct without offense. It was in affectionate recognition of these rare and gentle qualities of the master that, in completing the W. K. Vanderbilt house in New York, that delicate casket of precious architecture, the workmen, using a wisely given liberty of design in carving the finial of the highest gable, placed there the life-sized portrait figure of the architect in the garb of a fellow-workman with mallet and chisel in hand. In this way he was elected into a companionship of honorable toil, and, when he died, the family received many touching tributes of respectful sympathy from the master workmen who had enjoyed the privilege of his friendship. Among these expressions there was one from the workmen of Biltmore, embodied in a series of resolutions so significant that I venture to repeat their words:

WHEREAS, The great Architect of the Universe has in His wisdom removed our fellow laborer, Richard M. Hunt, from this earthly mansion to a building of God, a house not made with hands, eternal in the heavens; and

WHEREAS, His fame as an artist and his devotion to and his accomplishments in his profession, are known to the world, but his generosity, sympathy, and services in behalf of the worthy laboring men of all classes are only known to those whose good fortune it was to be under his immediate supervision;

THEREFORE, We who have worked under him, deeming it fitting that we record our love for and appreciation of him, have

Resolved, That in his death our country has lost its greatest architect, and our skilled workmen, artists and sculptors have lost a kind, considerate and constant friend; for neither his great fame nor his wealth ever caused him to be forgetful, indifferent, or careless of the rights and feelings of his fellowmen and laborers, who were aiding in a humbler way in erecting these beautiful buildings, which only marvelous genius could have imagined and planned;

Resolved, That to him more than any other man of our time all the representative workmen of this country are indebted for the elevation of their trades and arts to the position which they now hold in the ranks of the great army of skilled workmen.

Resolved, That we tender his afflicted family our deepest sympathy, and that a copy of these resolutions be sent to his widow.

Dated at Biltmore, North Carolina, August 1, 1895.

Surely such a testimonial as this is a precious and inspiring inheritance to those who bear the responsibilities of his name—no less inspiring, no less precious than the tender and loving tributes of the master of that great estate. The principal decorations of the great hall are two life-size portraits by Sargent, one

of Hunt and the other of Olmsted, who on this splendid field, as elsewhere, worked in most fortunate sympathy to the glory of art in America.

In the opening of this discourse I ventured to intimate that the life which we are commemorating was full, fortunate and complete, beyond the common lot of mankind. I hesitate to speak of the element most essential to this almost ideal condition of felicity and success which was furnished in Hunt's marriage, in 1861, to Catherine Howland, daughter of the senior member of the old and famous firm of Howland & Aspinwall, of New York. To this alliance he was indebted for a high companionship of the soul, a solace of perfect appreciation, a constant service of sympathy, consecrating all the most productive years of his life. His children, three boys and two girls, surrounded him with respect and devotion, and grandchildren came to make new demands on his inexhaustible capacity of love. Of the two older boys one, as you know, was associated with him in business, and the other has now begun his second year at the École, in Paris. May they carry through another generation in triumph the illustrious name they bear.

In this atmosphere of peace and material prosperity, his fame increasing, his opportunities multiplying, compassed by a cloud of witnesses who admired and praised him, the love of his art possessed him with an ever-increasing passion. In his last years, when pain and serious disabilities came upon him, this indomitable love was his comfort and consolation. Even in his last and darkest days the desire of creating filled his still active mind with a fair imagery, which, we may truly believe, though here unexpressed in form, was not a vain dreaming. "Even in his ashes live his wonted fires." Upon his death bed he was seen to raise his hand, and, with the fine gesture of the artist, to trace as with a pencil in the air a line of beauty, delicately but firmly fitting the act of grace to the unconscious study of his imagination. And so, a few moments later, with insensible transition, bearing with him the divine creative gift, unsullied, undiminished, immortal, he passed over into the larger life.

And doubtless unto him is given
A life that bears immortal fruit,
In such great offices as suit
The full-grown energies of Heaven.

THE TWENTY-NINTH ANNUAL CONVENTION OF THE AMERICAN INSTITUTE OF ARCHITECTS.

THE Twenty-ninth Annual Convention of the American Institute of Architects was held at St. Louis, October 15, 16 and 17, 1895. The convention was called to order promptly at 11 o'clock on the morning of Tuesday, October 15, by President D. H. Burnham, of Chicago, in the banquet hall of the St. Nicholas hotel. Secretary Alfred Stone, of Providence, was in his accustomed seat.

The following Fellows of the Institute signed the register:

St. Louis, Mo.—Theo. C. Link, A. F. Rosenheim, W. S. Eames, C. D. Boisellier, T. C. Young, Wm. B. Ittner, John Beattie, Jerome B. Legg, Robt. W. Walsh, Louis Mullgardt, W. H. Foster, E. A. Manny, Louis C. Bulkley, H. W. Kirchner, Chas. F. May, J. H. McNamara, C. E. Illsley, Chas. K. Ramsey, M. P. McArdle, T. B. Annan, J. L. Wees, Craig McClure, Kivas Tully.

St. Joseph, Mo.—E. J. Eckel.

Kansas City, Mo.—Henry Van Brunt.

Chicago, Ill.—D. H. Burnham, S. A. Treat, W. L. B. Jenney, W. W. Clay, George Beaumont, L. G. Hallberg, Peter B. Wight, Frederick W. Perkins, Norman S. Patton, William J. Van Keuren, Louis H. Sullivan, C. L. Stiles.

Springfield, Ill.—Geo. H. Helm, Jr.

St. Paul, Minn.—Cass Gilbert, J. Walter Stevens.

Cincinnati, Ohio—George W. Rapp, Jas. W. McLaughlin, Gustavus W. Drach, S. S. Godley, A. W. Hayward, John H. Boll.

Cleveland, Ohio—Levi T. Scofield.

Columbus, Ohio—J. L. Packard, J. W. Yost.

LaFayette, Ind.—J. F. Alexander.

Evansville, Ind.—Frank J. Schlotter.

Indianapolis, Ind.—Bernard Vonnegut.

Memphis, Tenn.—James B. Cook, C. C. Burke.

Nashville, Tenn.—Wm. C. Smith.

Seattle, Wash.—Chas. W. Saunders.

Cedar Rapids, Iowa—Eugene H. Taylor.

Ottawa, Kan.—George P. Washburn.

Milwaukee, Wis.—George B. Ferry.

Pittsburg, Pa.—T. D. Evans.

Buffalo, N. Y.—Jno. H. Coxhead.

New York City—George B. Post, Edward H. Kendall.

Brooklyn, N. Y.—Isaac E. Ditmars, A. G. Thomson.

Providence, R. I.—Alfred Stone, Edward J. Nickerson.

Boston, Mass.—H. Langford Warren.

Newark, N. J.—Jeremiah O'Rourke.

Baltimore, Md.—George A. Frederick.

Washington, D. C.—Robert Stead.

Boston, Mass.—William Rotch Ware, corresponding member.

A quorum of Fellows being present, the president addressed the convention as follows:

ADDRESS OF PRESIDENT BURNHAM.

Fellows of the Institute in Convention Assembled:

I congratulate you on assembling in this noble city. Hospitality seems to be especially at home here in St. Louis. Her hand is ever gracefully extended

and is ever most pleasant to the grasp, when once she opens her door to a worthy guest, as she has done in your case today.

Our present membership is 454. Of those Fellows who have been forever removed from our earthly vision, Richard Morris Hunt ranks first. When the door of the future opened and let this giant stalk through we almost heard the shout of welcome from the mighty masters who had gone before him. They must have recognized at once his right to a place among them by his lofty bearing and the noble aspect of his countenance. May he breathe upon our souls that pure knowledge of law which he is now enjoying, that through us the men who follow us may be enlightened.

There has been no change during the year in the attitude of the United States government toward the architects of the country. The provisions of the Tarnsey Bill, by which all the buildings may be designed through a competition of architects, lie dormant. This is because the Secretary of the Treasury still holds that he cannot proceed under that bill until after a clause in an enactment of 1875 shall have been repealed, which clause, as you may remember, is to the effect that no government building shall be commenced until after the design for it shall have been previously made by the Supervising Architect of the Treasury. Last spring, Congress appropriated \$4,000,000 for a new Chicago post office building, \$30,000 of which was for draftsmanship and expert services. Under that act the Secretary of the Treasury is reported to have established a department in the Supervising Architect's office called the "Chicago Department." It is also said that the secretary will employ a Chicago practitioner to make the design for the building I have mentioned, but it is understood that the architect must go to Washington as an assistant to the Supervising Architect, and that he must be paid for his services out of the \$30,000, such portion of that sum being used for his salary as may not be necessary for draftsmanship and expert service. This would seem to require the architect to sacrifice his residence and his time for little else than glory. The precedent once established would probably be followed by the government of the United States, and thereafter government work would not be placed in the hands of an architect unless he were willing to neglect his private practice, and do it practically without compensation. If the national government adopts this method, will not states, counties and cities follow? Even if it stops with the government I fear the result will be injurious to the architects and to the architecture of the country.

The practice of architecture has been rapidly improving during the past few years. This is true in the design and in the execution of work. It is due to increasing knowledge and the better training of the architects themselves. Not only are the schools and opportunities for study increasing, but a higher class of men are coming forward in the profession itself. Our own schools throughout the country are educating architectural assistants who have a better training than was wont to be the case. Besides this, the foreign schools are doing much for our American youths. I am informed that until this year the French school has never issued its full diploma to an American, though many of our countrymen have been under its tutelage. It is, therefore, a fact worth mentioning, that two Americans, John Van Pelt and Herbert Hale, have taken the full diploma of the French School of Fine Arts. Surely it cannot be claimed that originality and imagination will be dwarfed by a training in the knowledge of fundamental laws, the observance of which lies at the bottom of all good architecture. We ought to rejoice over the schools of architecture because the teachers in them are becoming more skillful, and because so many of our eager, talented American youths are at work in them. A most notable fact, involving great benefit to our profession, is the recent establishment in Rome of a school for the study of the classics. It is intended for those who have already become proficient in the application of fundamental principles of architecture. It has only been in operation about one year but has already accomplished valuable work. The promise of architecture for the twentieth century is hopeful.

The need of a home for the Institute is growing. At no distant day we should possess permanent fireproof quarters, where may be gathered our own records and those sent to us by learned societies of the world, also the portraits of our distinguished dead, and, what is of still greater value, the writings and drawings made by their hands. These can be gathered now, and the records of the Fellows who have passed away may be made quite complete. A fund to buy a lot, and to place thereon a fireproof building, should be started at once, and I recommend that steps be taken to this end. Into such a national building might be gathered many highly valuable documents and designs left by the distinguished Fellows of this Institute who have passed away during the past twenty years. A family without a home does not gain from the community the consideration which is its due; and the Institute will not possess its full and proper influence until its meetings shall be held under its own roof, where traditions of its noble dead shall surround its living members. Let us have an abiding place where the tablets that speak of the works of our brothers shall invite us to emulate their labors.

The policy of compelling members of the Institute to remain members of a Chapter has been tried long enough to give it a fair test. It seems to me that it has not proven satisfactory. Has not the time come to change it? It appears evident, that the rule we have been trying to observe, namely, that Chapters may not overlap each other, is impracticable and should be abolished. I can see no good reason why two or more Chapters should not be formed in the same territory. It is quite possible that some of our Fellows will, in the future, desire to form themselves into a Chapter for the purpose of furthering fine art alone, and there may be others who will have quite different ends in view. Should not each be allowed to organize a Chapter? Will not the Institute be benefited thereby?

I thank you for your attention.

After the secretary had announced the programme for the convention, the report of the board of directors was read as follows:

REPORT OF THE BOARD OF DIRECTORS.

Your Board of Directors has held three meetings and the Executive Committee one meeting during the year.

They have received and accepted the resignations of nineteen Fellows, and have requested others to withdraw their resignations; they have opened three letter ballots and found that you have elected seventeen new members, one of those proposed has been refused an election by eleven negative ballots. Twenty-one members have been dropped from the rolls for long continued delinquency in the payment of their dues.

The year's experience under the amended by-laws has clearly shown how difficult it is for a committee of the Institute to formulate a scheme which in practice will prove to be satisfactory to the Fellows. For a number of years, it has been considered, to quote the words of our late honored president, Richard M. Hunt, "That the strength of the Institute lies in its Chapters," and that everything possible should be done to encourage the formation of Chapters, to promote their growth and keep them in close touch with the Institute. To promote these ends, the whole question of the relation of the Chapters to the Institute was referred to a very able and representative committee, who gave the matter prolonged and careful consideration and presented to the convention in New York last year suggestions for amendments to the by-laws, which would make them very complete and harmonious, and based upon the closest possible connection of the Institute and its Chapters, making a certain class of membership in the latter impossible for one who was not a Fellow of the Institute. The convention adopted the proposed amendments with but little opposition, but with some misgivings, and from all quarters your Board of Directors has had communications, showing such a deep-seated opposition to the same that the committee feel that their intent has not been fully understood, and they desire that your board should say that their plan contemplated for all Chapters at least four grades of membership.

- (a) A first grade of Practicing Members.
- (b) A second grade of Associate Practicing Members (being those admitted under section 3 of article X of the by-laws.)
- (c) A third grade of Associate Members.
- (d) A fourth grade of Junior Members.
- (e) And such further grades of Honorary, Corresponding, Life or other class as each Chapter may choose to create.

(a) The first grade, or Practicing Members, should hold all the property of the Chapter, should alone be eligible for election to the offices for the government of the Chapters, should alone have power to vote as to the membership of its own grade, and should, for its distinction and extra privileges, pay a higher annual due than the members of any other grade, their suggestion being that they should pay double the dues of those of the second grade. Members of the first grade may or may not be Fellows of the Institute, but as many of them will have advanced to this grade from the second grade (where membership in the Institute is compulsory), they may believe that none would relinquish their membership in the Institute when they become first grade members of Chapters.

(b) Those only are eligible to the second grade membership who have conducted business, as principals, for at least three years and have been proposed and elected Fellows of the Institute, and as these men would probably be among the younger men of the profession, it was intended to place their Chapter dues so low that they would not feel it a burden to pay also their Institute dues.

Your board would take the liberty here to suggest that the fixing the dues of this grade of members at a uniform rate of \$5 for Chapter dues was probably the cause of the misunderstanding, on the part of the Chapters, of the committee's scheme. This sum is as large as many of the Chapters' highest dues, and is in excess of some others. Had the committee given each Chapter the power to make the dues of this grade of Chapter members one-half of the dues of the first grade members, it seems to the board that the amendments adopted last year would have received the support of all who opposed them.

In considering the amendments proposed this year, your board asks you to give due consideration to the views of the committee which formulated the report of last year, and trust that such wise action will be taken as will result in adopting by-laws which will eventuate in the best interests of the Institute without the necessity for an annual revision.

It has also been found in practice that it is very difficult to get the work of the Institute done by so large a body as twenty-nine men.

A letter ballot was consequently sent out with a view to making a board of officers to manage the affairs of the Institute, to consist of the president, the secretary, the treasurer and four other men, but an insufficient number have voted to signify the wishes of the Fellows in this matter and a new ballot has been ordered.

There has been an application for a charter for a Chapter, to be called the Texas State Chapter, which has been granted by the Board of Directors after a prolonged correspondence growing out of the fact that there were a number of men not Fellows of the Institute who also wanted to form a Chapter and wished to be admitted in a body as Fellows of the Institute without subjecting themselves to individual letter ballot, which it was not possible, under the by-laws, for the board to grant.

It is not necessary for the board to repeat the familiar history of the practical defeat of the McKaig bill by the non-action of Congress—of the resignation of Mr. O'Rourke from the office of Supervising Architect, for reasons which reflected great credit upon his official action—of the tendering of the office to Mr. John M. Carrère, and his declining to accept it after a careful survey of its opportunities and responsibilities, handicapped as they were by want of real control—and of the selection for the position of Mr. William Martin Aiken, a Fellow of the Institute, honored and respected by all who know him.

The president has by direction of the Board of Directors appointed R. M. Hunt, C. F. McKim, George B. Post, Robert Stead, James G. Hill, Bruce Price, John M. Carrère, Alfred Stone, Cass Gilbert and Louis H. Sullivan, a committee to investigate and report upon the present method of designing and erecting United States Federal buildings, and to report upon the best method of elevating to a higher standard the architecture of such buildings, with instructions to report the same to the meeting of the Board of Directors which was held yesterday, but the sickness and death of Mr. Hunt, who was named as chairman of the committee, has prevented a meeting of the committee and therefore the president has continued the committee with instructions to report to the board at its meeting in January, 1896.

At no time in the history of the Institute has the question of the ethics of the profession been as frequently and so constantly under consideration and discussion as during the last year. Your board does not, therefore, feel that the standard of professional practice has been deteriorating, and that unprofessional conduct is more in evidence than formerly, but rather that higher ideals have been obtained, and lapses from professional conduct excite more notice and more opposition. Still, they feel that, unless checked, the competition for business among the vast and increasing number of architects will lead to a constant adoption of those practices which obtain among some contractors and those who furnish building supplies, and who, by their persistent and, may we not say, often impertinent pushing of themselves and their wares have made it a necessity to turn a deaf ear, even to some to whom it would be both pleasant and profitable to listen.

The adoption at the last convention of the resolution deprecating the practice of soliciting patronage, the adopting of a code of ethics by the Boston Chapter, the effort on the part of your board to discourage the practice of architects entering into arrangements by which contractors feel themselves forced to advertise themselves in an elaborate manner, with illustrations of the architects' designs; the opposition to competitions, and, where they are deemed necessary, the attempt to regulate them so that they shall be fairly conducted and so that they shall be paid for by those who are alone benefited, if, indeed, they are benefited by them—all show an improved tone in the profession; but, on the other hand, they all testify to the prevalence of unprofessional methods, which would be condemned if they were practiced by lawyers, physicians or clergymen.

There have been efforts made in three states, New York, Illinois and California, to have laws passed for licensing architects, and while there has been a general assent, if not open advocacy of the passage of such laws, they have not been unanimously supported by the best men of the profession, and there is a strong and growing sentiment that the Institute should endeavor to adopt a plan of examination somewhat after the manner of the Royal Institute of British Architects, in order that membership in the Institute should of itself be more conclusive evidence than it now is of worthiness to practice architecture.

The delay in issuing the Proceedings of the twenty-eighth convention was owing, first to the unwillingness of the board to begin to contract bills for printing until there was enough in the treasury to pay the bills, and also to the enforced postponement of Institute work, because of the death of one to whom your secretary owed those duties which cannot be put aside, and it has occurred to him that it would be well to print, after the manner of the R. I. B. A., six numbers during the year, which would contain not alone the Proceedings of the annual convention, but the doings of the Board of Directors, and that of the several Chapters, if they would furnish them to the secretary.

There have been but three deaths of Fellows of the Institute, and as far as your secretary is aware, of but one honorary member—the Hon. William Jones Hoppin, of Providence, Rhode Island, who died at his residence in that city, September 3. He was for many years secretary of legation to London, and was well known for his love of architecture and the other fine arts.

The death of James Renwick, on June 23, and of our beloved ex-president, Richard Morris Hunt, on July 31, removed two of the leading men in the profession in New York. The former was more widely known away from his native city as the designer of Grace Church and St. Patrick's Cathedral; the other has long been identified with the Institute and for many years an officer of the same, serving two years (the constitutional limit) as its president. The Board of Directors, of which he was a member at the time of his death, has passed proper resolutions to his memory, which will be engrossed upon its records; and arrangements have been made for a memorial meeting, which will be held on Tuesday evening, and Mr. Henry Van Brunt, a Fellow of the Institute, has been selected as the orator for the occasion.

Mr. H. G. Isaacs, one of the oldest practitioners in this city (St. Louis, Mo.), died at Montreal on August 8.

Your Board of Directors recommend for election as honorary members: Mr. J. Q. A. Ward and Mr. Augustus St. Gaudens, the eminent sculptors, both of New York; Mr. John La Farge, of New York; Mr. John S. Sargent, now of Paris; Mr. E. A. Abbey and Mr. E. H. Bleshfield, each of whom is distinguished

as an artist who has had close affiliations with architects and as decorative artists in connection with public buildings. And for corresponding members: Mr. Julius Pitzman, of St. Louis; Mr. Barr Ferree, the well-known writer on architecture; Mr. E. L. Ransome, who read a valuable paper before the New York convention last year; Mr. William Rotch Ware, the accomplished editor of the *American Architect*; and Mr. H. A. Greene, associate member of the American Society of Civil Engineers, and who is now employed on structural work by the New Jersey Steel & Iron Company.

In closing this report, your Board of Directors are glad to be able to report a more encouraging outlook and signs of a wider field for usefulness in the future.

The annual report of the treasurer, read by Treasurer S. A. Treat, of Chicago, showed the finances of the Institute to be as follows:

RECEIPTS.	
Dues and initiation fees.....	\$4,614.00
Royalties on sales of Uniform Contract.....	23.60
Sale of copies of the Proceedings.....	3.79
Sale of badges.....	22.50
Balance on hand at last report.....	115.44
	\$4,779.39
EXPENSES.	
Annual Convention, 1894.....	\$280.65
Proceedings of 1894.....	603.07
	811.72
Secretary's salary and expenses.....	\$1,827.15
Secretary's stationery and printing.....	440.00
	2,267.20
Treasurer's expenses.....	170.54
Traveling expenses of members of Executive Committee.....	498.58
Purchase of badges.....	25.00
Rent of New York offices—three quarters.....	225.00
National Association of Builders, one-half royalty.....	11.83
Balance in treasury.....	792.52
	\$4,779.39

The report was referred to an auditing committee consisting of Messrs. Ware, of Boston; Stiles, of Chicago, and Ramsey, of St. Louis.

The secretary read a report on the condition of the Chapters condensed from the several reports that had been received on the blanks that had been prepared by him during the past year. He stated that there were twenty-four organized Chapters, eight of which had not reported, but as several additional reports were received during the convention, and were read at different times, the returns as to membership only are here condensed into a statistical statement. The interesting details of the several reports showed great local activity in many of the Chapters:

	At Beginning of Year.		At End of Year.	
	Active Members.	Total of all kinds.	Active Members.	Members of all kinds
New York Chapter.....	58	85	61	87
Philadelphia.....	12	31	12	55
Washington.....	12	12	12	12
Illinois.....	81	83	79	81
Cincinnati.....	22	28	19	25
Rhode Island.....	17	21	16	21
San Francisco.....	36	36	39	39
Michigan.....	14	14	14	14
St. Louis.....	27	33	25	29
Cleveland.....	9	9	11	11
Worcester.....	9	9	9	9
Southern California.....	23	23	26	26
Brooklyn.....	10	10	18	18
Buffalo.....	26	26	29	29

The report of the Committee on Foreign Correspondence, read by W. L. B. Jenney, showed that very few communications had passed between the Institute and similar bodies abroad during the last twenty years, as the record showed.

The report of the Committee of Education was read by Henry Van Brunt, of Kansas City.

The report of the Committee on Library and Publications was read by W. L. B. Jenney, of Chicago, chairman.

S. A. Treat, of Chicago, chairman of the Joint Standing Committee on Standard Form of Contract to cooperate with a similar committee of the National Association of Builders, reported that no meetings of the committees had been held during the year, and no changes had been made in the form of contract.

The report of the Committee on Fire Protection, prepared by T. M. Clark, of Boston, chairman of the committee, was read by the secretary.

The report concludes as follows:

At the same time, it seems to your committee proper and desirable that an independent standing committee of the Institute on Building Laws should be created, having in view the general subject of legislation for the improvement of the art of building, and for protection against fire, which could be consulted by local authorities, and would be ready to confer with the representatives of other bodies.

Whether this committee should undertake any original movement would depend upon the will of the convention; but the experience of your committee indicates that there are many interests in the community whose influence in initiating legislation in regard to building is greater than that of the architects; and a committee of the Institute would, for the present, probably serve the public best, and with most credit to the profession, by holding itself ready for consultation and advice only.

All the reports having been read, the Institute proceeded to the consideration of the annual address of the president. President Burnham did not think that it called for discussion except through the appropriate committees. He suggested that a resolution should be adopted of encouragement to the School of Architecture at Rome. He did not seek an indorsement of its curriculum, but only the Institute's commendation of the public-spirited

action of an individual movement that had been instituted by R. M. Hunt, C. H. McKim and others. On their own responsibility, only a year ago, they had leased a building at Rome and engaged an instructor. The school was only intended for those who had obtained distinction in regular schools of architecture in this country.

On motion of Mr. Smith, of Nashville, so much of the president's address as referred to the school at Rome was referred to the Committee on Education.

The subject of the proposed Memorial Hall was then taken up. Mr. Stead, of Washington, suggested that a committee be appointed to correspond with the librarian of the national library at Washington to ascertain if a memorial room could be set apart for the Institute in the new building now approaching completion.

Mr. Post, of New York, moved that a committee of three, of which D. H. Burnham should be chairman, be appointed to investigate the feasibility of the scheme suggested by the president, that the committee be empowered to take necessary steps for obtaining subscriptions for carrying it out, and be directed to report at the next annual convention. The motion having been seconded and put to vote by the secretary, was unanimously adopted.

The president named George B. Post, of New York, and H. Warren Langford, of Boston, as the other members of the committee.

The report of the Committee on Education having been taken up, it was accepted, and, on motion of Mr. Post, referred back to the committee with the request that they prepare the programme for a symposium to be conducted by specially appointed members of the Institute, which is to form one of the literary exercises of the next convention.

The report of the Joint Committee on Uniform Contract was accepted and the committee discharged.

The report of the Committee on Proportionate Representation of the Chapters was read by the secretary. This report embodied the several amendments to the by-laws, of which due notice had been given to all the members by mail. The secretary in this connection announced that the letter ballot on an amendment to the constitution proposing to substitute an executive committee of seven for the present board of directors, had failed of a vote, hence the various amendments to the by-laws to cause them to conform thereto could not be considered. There were other amendments, however, which could be taken up.

At the request of the president, Edward H. Kendall, of New York, read the amendments, which had also been considered and recommended by the board of directors, and the president announced that Mr. Kendall would be considered as the spokesman of the board. A long discussion ensued after the amendments were read. It was conducted by Cass Gilbert, of St. Paul; Louis H. Sullivan, of Chicago; N. S. Patton, of Chicago; T. C. Young, of St. Louis; H. Langford Warren, of Boston; W. W. Clay, of Chicago; George Beaumont, of Chicago; G. W. Rapp, of Cincinnati; William C. Smith, of Nashville; and George B. Post, of New York. Many changes in the proposed amendments were voted upon.

In the midst of the discussion the session adjourned.

The convention was called to order by President Burnham and the consideration of amendments to the by-laws was resumed. As a result of the final vote Article X of the by-laws was amended to read as follows, commencing with section 2:

SECTION 2. A practicing architect whose professional office is at a greater distance than twenty-five miles from the headquarters of any Chapter may apply in the manner heretofore prescribed, and become a Fellow of the Institute without first becoming a member of a Chapter. The executive committee of the board of directors shall have power to elect any architect who has practiced his profession for twenty years, and been proposed for Fellowship by a director, or by a member of the executive committee, without his first becoming a member of a Chapter.

SEC. 3. Chapters may provide for a membership for practicing architects for which the initiation fee and the annual dues shall be one-half respectively, of the regular initiation fee and annual dues of the Chapter; but each Chapter shall have the right and power to limit the privileges of such membership and to make other classes of membership as it may deem best, this uniform rate being intended to apply only to the special grade of membership provided by this section.

SEC. 4. Remains unchanged.

SEC. 5. The termination of membership in a Chapter on the part of a member admitted under the provisions of section 3 of this article, shall also terminate his membership in the Institute, and vice versa. The termination of membership in a Chapter, on the part of a first grade member, shall not affect his membership in the Institute, nor shall the termination of membership in the Institute affect the first grade membership in the Chapter, unless there are special requirements in these respects in the by-laws of the Chapter and then as so provided in such by-laws.

SEC. 6. Is amended by the insertion after the third line on the sixteenth page, after the word "interests," of the following words: "in case of the overlapping or coinciding of territory." The following words were also added to the section: "but nothing herein contained shall prevent the executive committee from granting charters to two Chapters occupying the same territory in whole or in part."

SEC. 7. Formation and Continuance of Chapters.—Any six practicing architects, eligible to membership in the Institute, may apply to the Institute for membership and for a charter to organize a new Chapter, stating its proposed limits, and the Institute may elect such new members and charter such new Chapter, provided that if the new Chapter proposes to take part of the territory of any existing Chapter, such existing Chapter shall be consulted by the Institute before such charter shall be granted. When any Chapter shall be represented in the Institute by less than six of its first-grade members, the board of directors shall have power to recall and annul the charter of such Chapter.

The amendments to section 6 awakened a warm discussion, and were only adopted after a division and a rising vote. Mr. Beaumont called upon the board of directors to give some good reasons for introducing the amendment. He was answered by the president, who argued in their favor and stated that it was to

make clear an authority which already prevailed. Mr. Clay also opposed the amendments, and Mr. Gilbert supported them.

Cass Gilbert, of St. Paul, on behalf of the board of directors, proposed the following amendments to the code regulating competition, which, after discussion, were adopted:

The preamble to read as follows:

In case a competition is necessary, the following code is recommended to govern the same, and to be incorporated in the programme which forms the agreement between the parties instituting the competition and the several competing architects.

Article IV (amended to read as follows):

In case no terms are agreed upon between the parties instituting the competition and the several competing architects, the following fees for the preparation of their competition drawings are recommended as proper compensation:

(Here is to follow the table of fees adopted at the last convention.)

The following was also adopted as an addition to the Schedule of Charges:

The attempt to secure work by offering or consenting to prepare sketches or preliminary drawings; or to render full professional services at a less rate of compensation than another architect is unprofessional conduct.

The convention adjourned at 5:15 P.M.

At 8 P.M. the Institute proceeded in a body to the Museum of Fine Arts. A large company had assembled in the lecture hall, where Hon. Cyrus P. Walbridge delivered a short but pithy welcoming address, after which the guests ascended to the art galleries where the first interclub exhibition, under the auspices of the St. Louis Architectural Club and the St. Louis Chapter of the Institute, was formally opened. The exhibition consists of 169 numbers, and the contributing bodies were the St. Louis Architectural Club, the Chicago Architectural Club, the T-Square Club of Philadelphia and the Cleveland Architectural Club. The competitive designs in the *Brickbuilder* competition for a city house on a twenty-five foot lot were also exhibited.

The president, having left St. Louis for Atlanta, the convention was called to order on Wednesday at 10:30 A.M. by vice-president George B. Post, of New York.

Mr. Stone, of Providence, offered a resolution to the effect that the president be authorized to appoint a standing committee of three on building laws, which was adopted.

Mr. Van Brunt offered resolutions relating to the School of Architecture at Rome, which were adopted; as, however, they were reconsidered at a later session, the substitute finally adopted is as follows:

The American Institute of Architects, at its twenty-ninth annual convention, held at St. Louis, desires to express its gratification at the happy establishment of the American School of Architecture at Rome, especially so far as this establishment facilitates the exact analysis and comprehensive comparison of the great historical monuments in the place from which modern civilization has drawn its most powerful and most enduring inspirations. The Institute believes that the opportunities offered by such a school to trained and receptive minds, for such special study, will have a tendency to purify, enlighten, correct and enlarge the ideals of good architecture in America.

To this end the Institute ventures to express the hope that the policy of the school may be such as to open its doors to as many properly qualified students as it can accommodate to advantage.

With these great results in view, the Institute will gladly do all in its power to encourage the maintenance of the school, and will watch its progress with constant solicitude.

Normand S. Patton, of the Illinois Chapter, read a paper on "Coöperation Versus Competition." This paper was received with great applause, and was followed by an account given by Vice-President Post of the recent organization of the Fine Arts Federation in New York city, composed of architects, painters, sculptors and practitioners of the decorative arts. This association had already been asked by the park commissioners for an opinion on the selection of more appropriate sites for all the works of sculpture in the parks and public places.

Mr. Patton's paper was followed by one from James B. Cook, F. A. I. A., of Memphis, Tennessee, the subject being, "Suggestions for Increasing the Influence of the Institute Among the Architects of the Southwest, and at the same time the Elevating of the Profession before the Public." Mr. Cook's paper aroused the convention to enthusiastic applause, and everyone seemed to appreciate that after the routine work of the previous day, the convention had now become interested in the future prosperity of the profession to an unusual degree.

Mr. Yost, of Columbus, moved a vote of thanks to Messrs. Patton and Cook, which was adopted by acclamation. The discussion which followed showed a great awakening of interest. It was taken up by Mr. Clay, Mr. Stone, Mr. O'Rourke, Mr. Annan, Mr. Beaumont, Mr. Frederick, Mr. Kendall, and Mr. Evans. As a result, a resolution originally offered by Mr. Yost, with amendments by Mr. Clay and Mr. Rapp, was adopted, to the following effect:

Resolved, That the papers read by Mr. Patton and Mr. Cook be referred to a special committee of three residing in one place; that they be printed and circulated among the members, and opinions of members on the subject of reorganization for greater usefulness be solicited in writing, collated and printed with the original papers and the report of the committee, so that the whole can be circulated among the members thirty days before the next convention.

The vice-president appointed as such committee, Messrs. Clay, Patton and Sullivan, all of Chicago.

The secretary read a telegram from Dankmar Adler, of Chicago, containing his resignation on account of having become interested in contracting, and his regret at not being at the convention. Mr. Adler was thereupon unanimously elected a corresponding member.

The secretary read a telegram from the National Association of Builders, in convention at Baltimore, sending greeting to the Institute, and asking the assistance of the Institute in securing a larger use of the Uniform Contract.

The vice-president appointed two nominating committees, and to make nominations for place of next convention.

Mr. Smith, of Nashville, then addressed the convention. He made a strong plea to have the next convention at that city. In reinforcement of this he read invitations from all the officials and business organizations of his state and city, from the governor down. The result was an unconditional surrender, and when Mr. Jenney arose and moved that the committees be directed to report in favor of holding the next convention at Nashville, it was carried by acclamation.

Mr. Stead and Mr. Clay, the committee appointed to urge upon Congress the claim of the heirs of the late Thomas U. Walter, ex-president of the Institute for remuneration for designing numerous government buildings during his lifetime, reported that the memorial of the Institute should be for the sum of \$14,000. Mr. Jenney moved that the officers of the Institute be authorized to sign the memorial, which was carried.

The session then adjourned.

The convention was called to order at 8 P.M., by Vice-President George B. Post. This, according to the programme, was the memorial meeting to the memory of Ex-President Richard Morris Hunt.

The memorial address was prepared and read by Henry Van Brunt, the pupil and lifetime friend of Hunt. He was followed by personal reminiscences from George B. Post, and remarks by Mr. Kendall.

Mr. Beaumont quoted from a letter received from a member of the Royal Institute of British Architects, after the gold medal of the Institute had been awarded to Hunt in 1893, a tribute to American architecture worthily bestowed. Appropriate resolutions, offered by Mr. Post, who yielded the chair to Mr. Eames, were adopted, whereupon the session adjourned to Thursday morning at 10 o'clock.

Vice-President George B. Post called the convention to order on Thursday, at 10:25 A.M., and announced that the polls would be open until 12 M. The chairmen of the two nominating committees were appointed as tellers. A recess was then taken until 11 A.M.

In the absence of L. De Coppet Berg, of New York, the secretary read his interesting practical paper on "Prevention of Discoloration on Plaster Applied to Fireproof Work—Damp Walls." The paper was discussed by Mr. Jenney, Mr. Post, and Mr. Patton.

The next paper was by George W. Bullard, of Tacoma, Washington, on the "Woods of Washington."

The result of the ballot for officers for the ensuing year was announced by the secretary as follows:

President—George B. Post, New York.

First Vice-President—Henry Van Brunt, Kansas City.

Second Vice-President—William C. Smith, Nashville, Tenn.

Secretary—Alfred Stone, Providence.

Treasurer—Samuel A. Treat, Chicago.

Directors for three years—Daniel H. Burnham, Chicago; James W. McLaughlin, Cincinnati; William S. Eames, St. Louis; Charles F. McKim, New York; Normand S. Patton, Chicago; Robert D. Andrews, Boston; F. Miles Day, Philadelphia; H. Langford Warren, Boston.

The election of Henry Van Brunt as vice-president having left a vacancy in the board of directors for his unexpired term, it was voted unanimously that the director receiving the next highest number of votes should be chosen, whereupon it was found that W. R. Briggs, of Bridgeport, Connecticut, was elected in place of Mr. Van Brunt.

Mr. Post in accepting the presidency for the ensuing year addressed the convention briefly, and took occasion to advise the architects assembled to always look out for the young men who may be associated and who may be expected to carry down their traditions in future years.

The secretary read a telegram stating that the Texas Chapter when formed will select Waco as its location and address.

The convention then adjourned.

The convention of 1895 will long be notable for the profuse and appropriate entertainment programme furnished by the local Chapter to the visiting members of the Institute. From the reception of the members of the Board of Directors on their arrival to the close of the convention, and even the day after, the entertainment committee was active. Aside from the invitations extended by the local builders' exchange, the proprietors of wholesale establishments to visit their establishments and the works of the Hydraulic Press Brick Company and other manufacturing plants of interest, the carriage drives and luncheons provided by the committee were superb. It was a new thing for the members to see the chairs of the convention hall disappear as by magic and the space filled by loaded tables, displaying all the elegance of the caterers' art. It was perhaps a greater surprise for the Eastern visitors to drive through the parks which environ the city. The tests made by Professor Johnson of the strength of American timbers was notable and intensely interesting and if the greatest brewery in the world was visited, and some of its product absorbed, the delegates could not be blamed for subsequent enthusiasm. But no amount of appreciation could exceed the amount of credit which rightly belonged to those who contrived and furnished the entertainment programme.

ANNUAL CONVENTION NATIONAL ASSOCIATION OF BUILDERS.

THE ninth annual convention of the National Association of Builders of the United States was held at Baltimore, Maryland, October 15, 16, and 17, in the Y. M. C. A. hall with headquarters at the Builders' Exchange. The session were presided over by President Noble H. Creager, Mr. William H. Sayward, secretary.

The following delegates were present:

Baltimore—Delegate at large, E. L. Bartlett; delegates, John Trainor, John F. Buckley, John E. Smith; alternates, W. C. Stewart, Joseph Lamb, J. C. Doyle.

Boston—Delegate at large, E. Noyes Whitcomb; delegates, Ira G. Hersey, John F. Buerkel, Lyman D. Willcutt, Walter S. Lyons, J. Arthur Jacobs; alternates, C. T. Clark, Alfred J. Neal, Wm. E. Sherriffs, Parker F. Soule, James Nixon.

Buffalo—Delegate at large, John Feist; delegates, J. J. Churchyard, Alfred Lyth, George Duchscherer; alternates, F. P. Jones, Wm. Schumacher.

Chicago—Delegate at large, William Grace; delegates, George H. Fox, George Tapper, Henry Appel, Alexander Gordon, Robert S. Haldeman, John Mountain, Murdoch Campbell, E. B. Myers, J. G. McCarthy, Frank J. Johnson, Charles Dameier; alternates, John Rawle, Wm. H. Mortimer, L. L. Leach, Wm. Henry, J. C. Thompson, W. L. Hoffman, Samuel I. Pope, Wallace Carter, C. T. Drake, George Jackson, Griffith Hunter.

Cleveland—Delegate at large, A. McAllister; delegate, Kerm F. Gill.

Lowell—Delegate at large, E. S. Foss; delegates, Charles P. Conant, P. B. Quinn; alternates, Frank L. Weaver, James Whittef.

Milwaukee—Delegate at large, H. J. Sullivan; delegates, C. A. Sercomb, Henry Ferge; alternates, L. A. Clas, Garrett Dunck.

New York—Delegate at large, Stephen M. Wright; delegates, John L. Hamilton, T. Hugh Boorman, Alexander Brown, Jr.; alternates, Henry M. Tostevin, George J. Willis, William T. Ritch, Col. George Moore Smith, Isaac A. Hopper.

Philadelphia—Delegate at large, Stacy Reeves; delegates, Charles Gillingham, George Watson, John S. Stevens, Wm. Harkness, Franklin M. Harris; alternates, Wm. S. P. Shields, Wm. Conway, Francis F. Black, A. G. Buvinger, James Hastings.

Providence—Delegate at large, Thomas B. Ross; delegates, Patrick Tierney, Spencer B. Hopkins; alternates, Richard Hayward, Wm. F. Cady.

Rochester—Delegates, Frederick P. Stallmann, J. H. Grant; alternates, John Luther, J. J. L. Friederich.

St. Louis—Delegates, Thomas J. Ward, John Ratchford, John F. Hines, Thomas F. Hayden; alternates, P. J. Moynihan, Joseph L. Guedry, Charles B. McCormack, Anthony Ittner.

St. Paul—Delegate at large, Edward E. Scribner; delegate, G. J. Grant.

Wilmington, Delaware—Delegate at large, A. D. Reed; delegate, Wm. H. Foulk; alternate, George H. McCall.

Worcester—Delegate at large, Charles A. Vaughan; delegate, F. H. Goddard.

The first session of the convention was called to order by President Creager at 10:30 A.M. Hon. Ferdinand C. Latrobe, mayor of the city of Baltimore, was introduced by the president, who extended to the delegates and visitors a most cordial welcome to the city. Following the mayor, Mr. Samuel B. Sexton, president of the Builders' Exchange, expressed the gratification of his association at the honor of entertaining the delegates and visitors composing the ninth convention of the National Association. Next in order was the annual address of the president, to which Mr. Creager responded as follows:

GENTLEMEN OF THE CONVENTION.—The eighth convention of the National Association of Builders, at Boston, it was said, marked the close of the experimental period of its existence. So should the ninth convention be marked as the new birth of the National Association of Builders in its enlarged and wider field of usefulness, commencing as it does at the close of one of the greatest financial and business depressions the country has ever known.

What steps are necessary to adapt the National Association to this new and wider field of usefulness will be the most important question that will come before us at this convention.

There will be presented amendments to the constitution looking to this end. I would recommend their careful consideration and some such amendment made to the constitution as will bring the local exchanges to a closer relation to each other, especially those in our smaller cities with those in our larger ones, so there may be other binding links in addition to those of the National Association.

These annual meetings of the National Association, and the quarterly or other meetings of the local exchange, accompanied by their social features, are productive of much good; they are great educators and bring us closer to each other, broaden our views and on the whole make us better business men and citizens. It is impossible to state the amount of good work the National Association and local exchanges have accomplished in the nine years of their existence. It is appreciated more fully by those who have taken an active interest in their management and social features.

Exchanges should be careful in the selection of their membership; efficiency and not numbers should be their aim. To be a member of an exchange, affiliating with the National Association, should be a guarantee not only of mechanical skill, but also of responsibility and fair dealing.

I would recommend a reduction of the per capita tax, if it can be done without impairing the efficiency of the good work of the National Association.

One strong point seems to be evidenced in the growth and permanency of local exchanges, namely, the necessity of enlisting the interest of the members in the erection and maintenance of a home for the exchange. This has been effected in a number of our cities, and wherever it has been accomplished the local exchange has prospered and established a permanency that could not be attained without it.

I think it is of great importance to urge upon the various exchanges comprising this National Association the necessity of securing homes for their local bodies. Human nature is so constituted that an appeal to a personal interest is a test of friendship, and from observation I can say that whenever men have a moneyed interest in an association they feel a far deeper interest in its success than where their obligation is merely the payment of small annual dues. This has been done with great success in Boston, Philadelphia,

Buffalo and Baltimore, and I can speak of its effect here in Baltimore most confidently. The Baltimore exchange has not been so greatly enlarged numerically, but since they interested the members in their building project the exchange has gained a character and permanency which did not previously exist. The experience in Baltimore will be repeated in every city if the steps are pressed vigorously to produce the result. You will be astonished how easy it is when you once make up your mind to it.

While the National Association, in its declaration of principles, affirms "That absolute personal independence of the individual to work or not to work, to employ or not employ, is a fundamental principle which should never be questioned or assailed, that upon it depends the security of our whole social and business prosperity, and that employers and workmen should be equally interested in its defense and preservation," this association can and should be in a position to lead the way to a more effective and satisfactory method for the settlement of disputes between employer and employee, than strikes. In every strike, even the best conducted, there is either present or latent an element of force and violence, which renders the occurrence of such labor disturbances disastrous alike to both parties concerned. A movement which shall replace this through the creation of a sentiment of fairer treatment, and which shall bring about a condition of mutual understanding, will be a distinct step in the direction of minimizing the probabilities of strikes, of demonstrating to employers that their interests can be as effectually, if not more so, guarded and advanced, than by a recourse to the more violent methods, and the realization of such a condition is as worthy and important as any which this Association can place before itself. For the realization of this, a condition must be created in which the employee shall feel that a claim presented by him for that which is right in itself, and presented in a proper spirit, will be received in like manner, and be far more apt to result in that which is sought, than when made in the form of a demand, backed by numbers or force, and accompanying it, maybe, with attempts at intimidation. One element in any such matter of vital importance, is, that agreements should be made so far in advance of the time when they are to take effect or through which they are to operate, as not to interfere with or embarrass the carrying on of contracts then on hand, or which shall be undertaken upon the faith of agreements made, and an agreement once made should be, by every party thereto, kept inviolate to the end, true to the spirit and intent thereof, without effort or thought of evasion or seeking cover under some naked technicality.

Another needed and important step on the part of the Association, through its local exchanges and individual members, should be in all practical ways to give direct encouragement to the higher education of the mechanic, through the medium of trade, manual training or polytechnic schools, such as are now being inaugurated in many cities as a part of our public school system.

Such schools should, if they do not already, stand upon the same plane as our high schools, or institutions of whatever name, which represent the culmination of our public education.

The mechanic, as well as the student in other professions, should have ample facilities to perfect himself in his line of trade. To the world at large, and to the community in which he lives, he is, as a rule, of far greater importance than the mere student, and the means whereby the hand, eye and every faculty is taught, no less than the brain, should be provided and encouraged.

In many of our cities, schools of this character have been kept up by private subscriptions and donations, and much public good has been the result. Then why should not the public support that which is for the public benefit? Most of the higher grade of skilled mechanics are of foreign birth; while we welcome all such who come to stay, we should give the American boy a chance and afford him opportunity to compete with his more fortunate brother by adoption.

No valid reason exists why the large body of mechanics should not enjoy every advantage that education can give, for in this way only can the artistic sense be fostered and developed; in this way only can the artisan be afforded the opportunity for development into the artist. Mechanics will never hold the high places that is their due until the artistic side of their labor is recognized. In Baltimore there is in our public school system a polytechnic school; it is a beginning only in this important work, but enough to demonstrate that when it shall be more fully equipped, and with wider range of instruction, its powers and effect will be invaluable.

There had been more or less opposition to this school among the labor unions, but when proper representations were made to them, followed by careful investigation into the work intended to be effected, the opposition was quickly changed to a more favorable attitude, and today the workmen in many of these unions are warm admirers of, as well as attendants at, this institution. This result was brought about by the initiative of the Baltimore Exchange, and today there is a joint committee representing the Baltimore Exchange and the Federation of Labor, working in perfect harmony in advocacy of the good work.

I would recommend that this convention should urge upon its affiliated bodies the usefulness of these schools; and also that the various exchanges are proper bodies to press this matter upon the attention of the school board in their respective cities.

There should be some legislation to protect American workmen against that class of foreign laborers known as "birds of passage," who come across the ocean in busy seasons and depart in the fall carrying their earnings out with them; living while here as they do in Europe, they take with them nearly all they earn, adding nothing to this country's prosperity. I cannot see wherein this differs in its ill effect on our native workmen from contract labor which is now prohibited by the United States laws.

To make further suggestions or recommendations as to the channels in which the energies and activities of the affiliated exchanges or the members composing them can be most effectively employed, savors too much of presumption on my part to detain you longer. There are gathered in this convention men of no ordinary abilities; men who have been earnest, industrious workers since the organization of this National Association; men versed thoroughly in the demands, needs and opportunities of their several localities, but of such breadth and range of experience that they are truly cosmopolitan in their knowledge. From such all may gather wisdom from which to profit and apply each in his own way, and thus make these recurring gatherings events of profit no less than pleasure, to have been keenly anticipated and long remembered.

The president appointed the following Committee on Credentials: John S. Stevens, Philadelphia; Edward E. Scribner, St. Paul; Ira G. Hersey, Boston; Anthony Ittner, St. Louis.

At the request of the president, Secretary Sayward then introduced Architect Robert D. Andrews, of Boston, who delivered an address on "The Union of Building Trades' Schools with Schools of Architectural Design," a synopsis of which is as follows:

THE UNION OF BUILDING TRADES' SCHOOLS WITH SCHOOLS OF ARCHITECTURAL DESIGN.

MR. PRESIDENT AND GENTLEMEN OF THE NATIONAL ASSOCIATION OF BUILDERS.—Mr. Sayward has told you how it chanced that I am here. I wish to assure you that I feel sincerely the privilege and honor thus granted me. I want to say, before beginning actually to read my paper, how pleased I have been to hear the words of your president regarding the subject of trade schools, and to recognize that my talk comes in not as a new thing, but simply as a contribution to a subject which you are already actively considering. I bring to the subject, as is natural, the point of view of the student, who looks back over the history of architecture and makes his deductions therefrom and presents the conclusions that arise from such a study.

I make no question that the interest of the builders of this country in the advancement of its architecture is as sincere and disinterested as that of the profession to which I belong. For we, architects and builders, are partners in the same enterprise. We each have our separate duties, cares and responsibilities; but they are all undertaken with reference to a single end—intelligent, secure and beautiful building. The modern tendency toward specialization has caused the essential unity of our two callings to be lost sight of, and

so an appreciation of the immense importance to art of close relations between the designer and the executant has also been obscured. I have given as the title of this paper "The Union of Building Trade Schools with the Schools of Architectural Design," and a recommendation to that effect is the practical outcome of the considerations which I am privileged to place before you; but it is quite as much my purpose to explain why such a union seems desirable as to outline the method by which it may be made valuable and effective.

It is proper to observe at the outset that my attention has been called to this subject through an attempt to discover why so much of our work is lacking in the finer qualities of design and craftsmanship which mark the best periods of production. I wanted to learn whether the fault was the architect's or the craftsman's, or in what measure it belonged to them both. I wanted to know if it lay in our systems of working and administration, or in how far it resulted from conditions of race or social order. In short, I wanted to know the causes, so that, if possible, they might be rectified.

At first glance we seem to have everything in our favor, a great country to be built up, an unrivaled material prosperity, a range of building materials never before attainable, and a people of energy, resource and intelligence. Photography and its allied inventions enable every architect to possess such a library as would have set his predecessor of a hundred years ago wild with enthusiasm and delight. Travel has been made rapid and cheap, and the great monuments of Europe are nearly as familiar to us as to the professions of the countries wherein they are found.

Also, when a comparison is drawn between the best buildings of modern Europe and our own, we certainly make a very creditable showing. The general run of European work known is no better off than ours, so far as are concerned those sensitive qualities of design and craftsmanship whose absence I am deploring. We must, therefore, seek the cause in influences which are more than local, and in conditions other than those of purely material prosperity.

Now, as a matter of fact, long before any question arose in my mind of the special matter we are considering, experience had convinced me that most of the trials of the architect were due to the fact that he was able to spend so little time at the building and with the craftsmen who were carrying out his designs. It requires no demonstration to recognize that any force becomes efficient in proportion as it is directly applied. It is a law of mechanics, and is everywhere true. Consequently everything that tends to intervene between the man that designs and the man that carries out that design constitutes a frictional resistance which lessens the efficiency of the designer's effort. A good part of the energy which should go directly into the work is exhausted in overcoming the obstacles which must be overcome before the original conception of what should be done is conveyed to the mind of the workman who is to do it. It is unnecessary for me to detail to you all these various obstacles that keep the architect from a close contact with his actual building operations, for they are familiar to you all. I want to go beyond the fact of this separation of design and execution and consider the significance of it, and what is the nature of its effect upon our architecture? For never in the history of architecture has such a spectacle been presented as that of today, when in our great offices some forty or fifty men are gathered together making designs which they do not see executed. Never has the separation of designer and executant been more complete than it is now.

What I shall try to show you is that the tendency to separate design from execution is one that, historically, has always attended a retrograde movement of the arts; while conversely, the arts have risen to their highest excellence only where design and execution were united in the closest possible bonds.

From this evidence we come to infer that it should be our special aim in the education of both architects and craftsmen, to prepare them more and more to work together sympathetically and intelligently. This end I would hope to attain by the collaboration of the two sorts of schools, now so unreasonably kept apart.

I shall have occasion to speak constantly of the craftsmen and of the architect and of the engineer in what follows, and it seems to me well to start with the definition of exactly what I mean and what is understood by that before I go on. By the craftsman, of course, I mean a man who handles building tools for any of the crafts or trades of building, particularly, perhaps, those which have the artistic side. By the architect, I mean the man who makes drawings for those artisans such as the engineer plans. The peculiar position of the architect is to define or to make drawings for artistic work. I want it understood, then, that in general, when I am speaking of the architect, I am speaking of the man who does not habitually use tools but who is purely the professional man who makes the designs, because otherwise one does not get a fair conception of what I intend to say.

The general intention of my argument being now set forth, let us at once proceed to consider historically the conditions attending the rise and fall of the important types of European architecture.

In the history of European architecture, there are but two great types of building which are entitled to the dignity of being considered distinct architectural species. These are the Greek and the Gothic. Both these styles present fully evolved types of structure, and that sympathetic and complete correspondence of spirit in all parts which gives them their specific distinction. There is a third style which we have eminent authority for calling an arrested or yet undeveloped style, that of the round arch, or Romanesque.

You will recognize, therefore, that if we wish to note the conditions which are normal to the rise of true architectural excellence, we must seek them in the history of Greek and Gothic art. . . . Toward the close of the tenth century the evidences of an approaching civilization appear to be felt. The people, spent by the causeless struggles of centuries, began to gather into communities, under the protection of powerful lords, or of the abbots, whose political power was often at least equal to that of the nobles.

The old antagonistic spirit yet existed, but now it was between groups of men, rather than individuals. Under these circumstances each village and town and province carried on a miniature life of its own, independent of outside standards, indifferent to all but its own interest, serving no government or king or pope save as suited its convenience. This was the time of the true apprenticeship of the crafts destined to make the next three hundred years so glorious in the history of architecture. The past centuries of turmoil had freed them entirely from previous traditions which might in some measure have affected their growth. They sprang up, as it were, anew, as innocent of art as an untutored child, without self-consciousness, or any bias toward any standard other than that of the moment. This national condition, which was so widespread and which endured during two centuries at least, plays such an important part in the purification of the arts that I want you to listen to the words of Viollet le Duc himself, the devoted student of the art of this time, whose knowledge upon this subject is unquestioned. He is speaking of the falling to pieces of the political fabric so carefully raised by Charlemagne. "Fifty years after his death," he says, "everybody begins to go his own way again; architectural standards lose their uniformity, and the local genius of each section of the people receives distinctive expression in the work of the ninth and tenth centuries. During the eleventh and twelfth centuries the diversity was still more marked and each province had its own school, or type of work. The feudal system of the time reacted upon its architecture; so that according as each lord shut himself up within his own domain, as each diocese kept apart from its neighbor, the art of building came to be remodeled to accord with the new social and political régime. Builders no longer went seeking rare and precious materials, or pursued the same methods; they worked in their own territory, using the materials found at their doorsteps, modifying old usages to new climatic necessities, and recognizing local conditions alone."

It was my intention to show you that, historically considered, the arts have risen to their highest excellence when design and execution are closely coupled. Enough has been said in our brief survey of the conditions under which Gothic art appeared, to make it evident that the professional designer—one who gives drawings for craftsmen to execute—had no part in the rise of Gothic art. As the art developed and huge and highly complicated structures were built, an engineering science of building must have been also developed, comparable doubtless to the science of today. . . . The farther back we go, the less the province of the architect is recognized. The man who directs the work is known as the master of the work, implying his constant presence upon it. Finally he ceases to be specially mentioned; and

in regard to the very building which first displays the distinctive Gothic construction, the chronicler of the time simply says that there were "summoned from various parts of the kingdom workmen of every kind—masons, carpenters, painters, blacksmiths, workers in metal, jewelers and lapidaries—all renowned for skill in their respective crafts." No architect or master workman is mentioned.

I have dwelt upon this historical view of the rise of the great arts of European civilization, because its lesson is somewhat unfamiliar. We have been in the habit of accepting art as one of those gifts which come of themselves somehow. I have tried to show that there is a logic in it as intelligible as the logic of business success, and that the fundamental necessity for good craftsmanship and good design lies in their close association. Art rose while design was left in the craftsman's hands. We shall see it decline when design is taken from the craftsman's hands and put into the hands of outsiders.

I think we may now feel that we have given the historical side of our subject sufficient attention, and may hasten on to its applications. Twice we have seen a great art build up in all unconsciousness by craftsmen, through simply working out the conditions normal to the life about them. And we have seen the architect appear upon the scene only in time to follow the art, already declining at his appearance, down to its grave. This is fact. Yet we may neither praise the craftsman nor blame the architect for these results. Each served with his part under the conditions of his time, and the good work of both must be recognized by us. The important thing for us to note is this great principle—separation of design from execution is the knell of art. It is the divorce of two faculties which normally belong together. Every analogy goes to reinforce our deductions from the history of architecture. Let religion withdraw itself from popular wants and standards and become a mere matter of creeds and theological dogmas, and its sentence is pronounced. The people will cast it aside.

The giant Anteos to whom Millet referred, is a symbol of every profession, craft or trade. Let it lose touch with fact and its vitality is gone.

The recent impetus which has come to American architecture is derived directly from contact with the work of its great periods. The steam engine and the photographic camera have opened this to us for the first time in its fullness. The effect has been extraordinary when we consider the depths of dullness to which we had descended about 1850. But after all it is a strength that has come to us from without and upon which no reliance is to be placed after its first effects have passed. It has come through the architects and not the craftsmen, and thus has been an agent in widening the gap between them by increasing the craftsman's dependence upon the architect's assistance. The crafts today are literally in a state of servitude. They have no power of initiative. A drawing or model is demanded for everything. And by a natural law which demands that a faculty must be exercised in order to grow and sets extinction as the final penalty of disuse, they are losing such faculty for design as their occupation should develop. Contact with materials and their actual modes of employment is what has made an art, always; and this is exactly what the architect, who alone at present is privileged to design, does not get to any appreciable extent.

Follow in mind the training of the average architect. If he begins after leaving the high school, say at seventeen, the chances are that in his days of knocking about he will see something of building, but after all what he sees is very little. His work in an office is to make drawings, and there he stays until he goes to a school. Here it is still a paper education he receives. It is only during the first year or two of practice, if he be clever and successful, that he really gets a chance to learn something of the facts of craftsmanship. There his practice grows to such an extent that he gradually becomes less and less an architect and more and more an administrator. He divides his work with partners, and hires many draftsmen, and comes to be known as a rising man. He is facile with pencil and learned in the art of putting hands on the things he wants in the books; but he never has had any real education in practical design. He has not been taught to see effects in material, but upon paper. His knowledge is of the diffuse, vague sort which the schools are obliged to teach because they are not equipped to demonstrate their instruction in the concrete.

Not having been trained to a mastery of the methods of the building crafts, he is obliged to make his experiments at the expense of his clients and the public who daily must see his work. He must do this, besides, with men who are for the most part new to him, and without any training other than their experience under others equally incompetent. These men, having to serve many masters in turn, learn that there is only one safe course for them, to do whatever is told them with such good will as they can command. Oftentimes they are in entire ignorance of the nature of the work demanded, and take refuge in a purely mechanical interpretation of their instructions.

Now if we could read what was in the minds of the exasperated architect and the perplexed workman as they thus struggle in a vain effort to comprehend each other, we should doubtless find the same wish; and it would be: "Why ain't you educated to understand the work that you pretend to do?"

The architect has in mind some especial feature or treatment that he has seen in the old work, but which is unknown to his workmen, and of which even from detailed drawing or photograph he is incapable of getting a sympathetic comprehension. But it is also quite among the possibilities that what the architect wants is some stupid imitation effect which he considers artistic, but is so foreign to the material he is using that it can only result in defective workmanship, and bring down upon the workmen the employer's condemnation, and possibly mean to him a money loss.

Each wishes that the other had a more intelligent sympathy with his point of view. Now, to secure this sympathy, I propose that architect and workman be given trade schools. We have trade schools and schools of architectural design. Why not bring them together? It means economy in a great many ways.

This question presents to me the aspect of a building inclosing a great central court, the building on the right side being the school of architecture, or we will say the school of design, the building on the left side being the trades school, and the group of buildings in the center being the museum, the library, and all the buildings that cluster about a college where the students find the things that they want to study in common. In proposing that, the idea is simply that we want to aid all. We want to make these young men understand each other, the idea being that, when they go out in after life and have to practice, there will be a mutual understanding and a sympathy between those who are working together to absolutely the same end, such as a beautiful building. For that reason, I would have this school under a skilled guide, who would use his discretion in bringing the courses and methods of study together. Each school, of course, would be distinct and have its own establishment, exactly as they now do. I would not attempt to make the architect learn to use tools, nor would I attempt to make the craftsman, the man who is to be the foreman upon the work, proficient in rendering shaded drawings and knowing the intricacies of history, but I would hold it essential that those men should each understand the other's point of view, and that the craftsman in each line of work should be acquainted with the masterpieces of the work of his craft; so that, when an architect says, "Don't you remember that wall at such a chateau, how that thing was arranged, and the way those joists went?" or "Don't you know, we worked that out in the courtyard?" he immediately understands what has been done, and he says "Certainly," and the thing goes ahead and it is easy.

The architect now has to spend time to train a new man, who has never before been at a building, to do a thing which that man never heard of and cannot have the remotest idea of. Don't you see it is an enormous friction, and that if we get craftsmen who know the whole range of their trade, whatever it may be, who have had enough experience to know what the architect is driving at or talking about, we may perhaps do these things.

I have been pleased, as I said in the beginning, to find that I was speaking upon a subject which had already been brought up by your president. I come here rather asking help for the architects than trying to tell the craftsmen and the builders what to do. My point of view is that our designs will go to the dogs unless we come in touch with actual fact, and we want the builders to help us in making that claim upon established institutions. These things are now established apart and naturally they have been so; it is easier to do that. We want to bring them, as far as possible, I think, together. We want to

recognize that an essential principle of artistic progress and help is that design and execution should be equally allied, and that, if we want to save our architecture from deterioration, there is no possible way to do it, except by bringing the architect and builder, design and execution, into relations that are more sympathetic, intelligent and mutually satisfactory than they are at present. (Applause.)

The session closed with a reading of a number of announcements, invitations, etc., by the secretary, and the convention adjourned until Wednesday morning at 10 o'clock.

The convention was called to order promptly at 10 o'clock, President Creager in the chair. The first business was the report of the Committee on Credentials, which showed the attendance of sixty-four delegates, representing fifteen filial bodies and constituted as mentioned in the foregoing.

In accordance with custom, President Creager announced the Committee on Nominations as follows: John Feist, Buffalo, chairman; H. J. Sullivan, Milwaukee; Thomas B. Ross, Providence; John J. L. Friederich, Rochester; Charles P. Conant, Lowell; George H. Fox, Chicago, and Charles Gillingham, Philadelphia.

The report of the secretary, which followed, was, as usual, voluminous, and every word conveying wisdom and instruction to the delegates. The main features, if the most important points can be so designated, were as follows:

SECRETARY'S REPORT.

The fact that a longer interval than usual has occurred since our last convention may perhaps warrant the impression that the report of your secretary will be proportionately longer than those usually presented, but I am sure you will be gratified to learn that it will, for several reasons, which will appear as I proceed, be much shorter than that presented at the eighth convention and shorter also than any of my previous reports.

First in order of those things which I may not avoid reporting upon even if they be hackneyed is

MEMBERSHIP.

Since the last convention there has been a most unwelcome change of relation and sentiment in the affiliation of this body. The membership reported at the eighth convention consisted of exchanges in twenty-seven cities, two of which, Scranton, Pennsylvania, and Waco, Texas, having been admitted during the year. Within two months of the close of the convention—in fact, while the official report of its proceedings was still in the hands of the printer—the two new exchanges in the cities mentioned and the Builders' and Traders' Exchanges of Grand Rapids and Saginaw, Michigan, announced that they had become so disorganized and inefficient as exchanges as to make further affiliation with the National Association impossible. The exchanges in Waco and Saginaw went out of existence entirely, and, as far as I am informed, no effort has yet been made to reorganize. The exchange in Scranton is virtually in the same condition, although an effort was made to keep the organization together for some time after its withdrawal from the national body. The Builders' and Traders' Exchange of Grand Rapids was abandoned as an active organization for lack of interest on the part of its members. The officers elected for the year 1895 have been continued in office in order to preserve the nucleus of an organization until such time as sufficient interest among the builders is demonstrated to warrant an attempt to create a new exchange. The Minneapolis exchange was the next to go to pieces, and its secretary reported that its members voted to discontinue the organization as being of insufficient benefit to warrant its continued existence. Its rooms were given up, such moneys as were in the treasury were refunded to the members and all effort to hold the builders of the city together was abandoned. During the early part of the present year the Builders' Exchange of Cincinnati, after paying its pro rata assessment for 1894, withdrew its affiliation on the ground of expense. The value of the work of the National Association was not questioned, but those who advocated the withdrawal did so on the ground that if the members of the exchange did not avail themselves of the benefits to be secured by adopting the national recommendations, there was no use paying for what they did not use. This view finally prevailed after several very interesting meetings, and while approving its methods, expressing appreciation of the value of its efforts, and wishing it success, the Cincinnati exchange withdrew its membership and support.

During the month of August your secretary received an announcement from the secretary of the Builders' Exchange of Indianapolis that that exchange had voted to withdraw from the national body. A few days later a check was received paying the dues of the exchange in full, and although I took the liberty of advising them to send to this convention the delegation to which they were entitled, and urged the importance of a large attendance in view of the proposed amendments to the constitution to be acted upon, I have heard nothing from them either as to reasons for withdrawing or in answer to my letter.

The expense of membership was doubtless the cause of the action of the Indianapolis exchange, as its delegates for the past two conventions have been instructed to vote for a reduction of the per capita tax. The Master Builders' Association of Syracuse may be considered as out of existence, as over a year ago the secretary wrote that the exchange was in a badly disorganized condition, and its assessments for 1894 and 1895 have not been paid, nor has any response been received to personal letters, or the various circulars and information issued in relation to this meeting.

On October 1, the Builders' and Traders' Exchange of Omaha announced its inability to pay its dues to the National Association, and for that reason tendered its resignation. The members have but poorly supported the exchange during the past three years, and it has been with the greatest difficulty that the secretary kept the organization together in any form. Exceeding dullness in business, failure of crops, etc., have reduced the building business of Omaha to such a state that it is without profit, and the exchange has continued to exist only by practicing the most rigid economy. The pro rata assessment to the National Association for 1894 could not be met, and rather than continue in arrears the exchange considered the only honorable action left was to withdraw.

None of the foregoing exchanges ever attained a satisfactory degree of efficiency as exchanges. Cincinnati, Indianapolis and Omaha developed a moderate amount of cohesion among their builders, but the exchange idea, as developed and advocated by the National Association, never reached a state of practical operation.

The withdrawal of the exchanges in Cincinnati, Indianapolis and Omaha, and the disintegration of the others mentioned, leaves the National Association with a membership of but eighteen filial bodies at the present time, representing the following cities:

Baltimore, Boston, Buffalo, Chicago, Cleveland, Detroit, Lowell, Lynn, Milwaukee, New York, Philadelphia, Portland (Me.), Providence, Rochester, St. Louis, St. Paul, Wilmington and Worcester.

Several exchanges, notably those of Chicago, Milwaukee and St. Louis, have had the question of withdrawal under consideration, but have in each case either defeated the proposition or indefinitely postponed it. Other exchanges may have considered the question of withdrawal, but those referred to are the only ones of which I have knowledge.

STATISTICS.

I have endeavored, as usual, to keep track of all organizations that are directly or indirectly within the scope of our work by virtue of the fact that they may be more or less related to the building industries, but I have experienced unusual difficulty in getting information. I think this is distinctly attributable to the depression in business of the last few years. Many organizations, formed perhaps under peculiar stress and largely upon impulse, have

proved themselves to be but a mushroom growth and have faded away, or shriveled up under the pressure of "hard times."

One of the most positive conclusions to be drawn from this rapid decay of local organizations under stress of weather, is that they have not been organized upon such stable foundations as to insure permanency no matter what the times may be, for it should be evident that one of the best uses of organization is to be found in times of adversity.

The following schedule is confined entirely to organizations of building contractors in the separate trades and to builders' exchanges, and while the information therein is usually based upon returns from some officer of the several associations, in many cases no information has been obtained other than that of their existence. The schedule covers all associations which have responded to our circular of inquiry, and includes all organizations in the several branches mentioned of which any trace has been found, although it is doubtless a fact that there are still many in existence which have not yet come to the notice of your secretary.

The large decrease in several cases is probably due to the fact that no organizations which have failed to respond to our circular of inquiry are included in the schedule; no response being considered as indicative that the organization has gone out of existence or is in such a state of inefficiency as to warrant being dropped from the lists. In cases of doubt a second letter has been sent to the organization, addressed to a different officer than the one to whom the first inquiry was sent.

The schedule is as follows:

	National, Sectional, State.	Local.	Total, 1895.	Total, 1894.	Decrease.	Increase.	Net Decrease.
General Associations or Exchanges of Contractors in the Building Trades....	1	89	90	139	49	.....	.....
Masons' Associations.	1	30	31	33	2	.....	.....
Carpenters' "	.....	33	33	28	.....	5	.....
Plumbers' "	.....	86	94	97	3	.....	.....
Painters' "	11	31	42	65	23	.....	.....
Plasterers' "	.....	8	8	7	.....	1	.....
Roofers' "	2	11	13	13	.....	.....	.....
Steam and Hot-Water Fitters' Assn's....	9	20	29	28	.....	1	.....
Cut Stone Contractors' Associations..	3	12	15	16	1	.....	.....
Ironworkers' Assn's..	1	8	9	8	.....	1	.....
Electrical Contractors' Associations..	.....	1	1	.....	.....	1	.....
	36	329	365	434	78	9	69
Total.....			365				
Net Decrease.....							69

SUMMARY.

	Total in 1895.	Total in 1894.
National, Sectional and State Associations reported.....	36	.....
Miscellaneous National, Sectional and State Associations listed but not reported.	127	163
Local Associations reported.....	329	.....
Miscellaneous Local Associations, listed but not reported.....	175	504
Total of 1895 (to be deducted).....	.....	736
Net Decrease in Associations reported.	.....	667
		69

Total number of all kinds of Canadian and other foreign associations listed, 132.

CONDITION OF FILIAL BODIES.

It has always been my purpose, in my annual reports, to avoid making comparisons between the condition of one exchange and that of another, or to single out any special exchange as a shining example of what may be accomplished by an organization fully alive to its opportunities, and I shall not depart from this principle upon this occasion, but I cannot refrain from remarking in a general way that those organizations which have followed most closely the advice and recommendations of the National Association have demonstrated the greatest efficiency and have secured the largest success in the management of their affairs.

Exchanges cannot be run successfully upon penurious lines. Liberality of expenditure in the administration of its affairs, upon broad and progressive lines is essential. Narrowness and picaunishness is sure to defeat any good object, and this axiom is nowhere more surely applicable than in running the affairs of a builders' exchange. An expenditure that in amount may seem considerable, viewed from an individual standpoint, and which would undoubtedly be unwise and inadvisable as an individual expenditure, assumes a different aspect and must be judged differently when a large number are to be benefited by it. The cost then per individual becomes insignificant, and the result in benefit to the many increases in geometrical progression to the cost to the individual. . . . Able men as secretaries, permanent and well-paid, are absolute essentials.

Selection in membership is good. Liberality in management is good. But unless an exchange is thoroughly believed in by its members, and unless each one realizes that he is an essential element in its life and vigor, the organization will be lacking in effectiveness and strength.

The situation in regard to

UNIFORM CONTRACT

remains very much as at the time of my last report. There is a steady increase in the use of the document, and although many architects still hold off from using it, and many who do use it still continue to erase some of the clauses most protective to the builder (such as, for instance, the clause which makes the architect the recognized agent of the owner, if he is superintendent of the work—a clause by the way, most important as a protection to the architect as well as builder), yet it may be asserted most positively that the uniform contract is increasing in favor each year.

In the matter of the establishment of our form of

ARBITRATION

for the settlement of all affairs of mutual concern of employers and workmen, I am obliged to report that there appears to be little advance since my statement in last report.

The first and principal deduction to be made from the conditions I have reported is this: that contractors in the building trades, in common with men

in other lines of business, fail to comprehend as yet, to any great extent, the value and the necessity of associated effort.

These deductions bring me to the closing thought of my report, for although I do not intend to anticipate the discussion of the proposed amendments to the constitution, I wish to give some general reasons why existing conditions give cause for a thoughtful consideration of the reorganization comprehended, and to correct in advance an impression which has gained some foothold to the effect that the state organizations which the amendments aim to establish are to take the place of or act for the National. Let me make this latter point clear.

The formation of state associations cannot result in those bodies doing the work of the National, and is not so intended in the most remote sense. The peculiar work which the National has done it must always continue to do, and no other body or bodies can be substituted for it, but the National does need helpers and these state associations are intended to act as helpers of the National, creating within their narrower limits a community of interest between exchanges within state lines, in such matters as are purely and necessarily local, and in and for which the various exchanges within a state should and must work together. State associations cannot usurp the functions of the National and in most matters they are not to be even intermediary, but are to be simply and purely assistants of the National in helping to create a closer feeling of mutual help and dependence in those exchanges which are near to each other as far as locality is concerned and who have therefore certain interests in common, peculiar and special to them, but in no way affecting the exchanges in other states.

The form in which these amendments have been presented may be changed if thought best. The form as presented furnishes simply a basis for discussion, and it is by no means claimed to be perfect. I have already had my attention called to several very important and valuable changes.

Now, as to the general reasons which I believe exist for the serious consideration of these changes.

It is evident from what I have reported to you as to membership in the National and as to the condition of local bodies, that something should be done to bring about a better state of affairs in both of these quarters. It is not doing our best, as thinking men, to let exchange after exchange fall to pieces or lapse into a state of innocuous desuetude, for lack of the stimulus which a more perfect form of organization should give it, and it is not good for our common cause to permit the work of the National Association to be limited more and more by the falling away, one after another, of its one-time adherents. We see that these conditions are existent, and it is wise for us before matters grow any worse to supply extensions of our methods along new lines and through new agencies if necessary, without in any sense changing form or losing a foot of the necessary vantage ground of a central position from which the whole field may be viewed. I am confident that the local interest which will be created by the establishment of state associations, under the jurisdiction of the National, will be most helpful, and I am equally confident that the National is the proper source from which these state associations are to be created, and also that the National may rightfully assume to say how the local bodies must be organized to have footing in their various state associations; in this way we will do inestimable good to the local bodies in furnishing them that first essential of success, namely, proper organization. This is really the important step and the great gain that is to result from this movement, the assurance of uniform constitutions in all local bodies, upon lines approved by the National, and by virtue of this a wholesome and valuable membership in the local bodies.

The National, though not ordinarily mandatory, may surely be mandatory in regard to how bodies connected with it shall be organized, and in doing this will be instrumental in securing the greatest good and efficiency in the local.

Some seem to be fearful that there will not be enthusiasm enough to set up these state organizations. Perhaps not, but I believe it is not only worth the trial, but that this or some other plan is necessary to help the National to its largest usefulness. Much has got to be overcome—mightiest of all, the question of cost. The per capita assessment for the support of the national work has always been a great bugbear, and if this can be made less frightful (although I do not personally have much reverence for the bug-a-boo of cost), let us by all means do it, if by so doing we can continue and extend our influence. I estimate from the statistics I have gathered, that if we can, by this state organization plan, bring into the fold the many local bodies which now will not come to us because they feel themselves to be so small and the National so far away, we shall at once be able to reduce the per capita assessment to one dollar and a half and finally to one dollar, thus bringing the financial question down to most reasonable limits.

This is a very moving argument, particularly with the many smaller bodies which have hitherto held off from joining on account of cost, but who will associate with us under an approved constitutional form of organization, leaving each entirely free as to by-laws. I believe that by this reorganization our field of operation will be largely increased without impairing our means and consequent opportunity for usefulness.

The report of the treasurer showed a balance on hand at the present time; and from an approximate estimate as to the amount of expense necessary to carry on the work of the Association to the end of the year, it was determined that there would be a balance at that time of about \$150.

The only committees reporting action during the past year were the Committees on Uniform Contract and on Trade Schools. The former stated that the contract had increased in use during the past year to a marked degree, and while much greater protection was afforded the builder under the present form than under those heretofore in use, there was still room for improvement, particularly in the clause relating to arbitration. The committee stated that the Joint Committee would consider improvements suggested at the earliest practicable moment.

The Committee on Trade Schools reported that while there had been but little practical progress in the establishment of new schools, there is a marked increase in attention given to the subject in various quarters. The trade schools, which have been referred to frequently in the publications of the National Association, were all reported as being in excellent condition. The report recited the condition of trade school movements in several cities in which such a project has been agitated, showing little increase in the practical evidence of the establishment of a school. The report of the committee closed with the most urgent appeal for the establishment of trade schools, and with expressions of confidence of the great good that inevitably results therefrom. Schools under the control of the various filial bodies similar to that in Philadelphia were earnestly advocated.

Mr. Thomas J. Ward, of St. Louis, presented and asked immediate action upon the following:

WHEREAS, There is now being held in the city of St. Louis a convention of the American Institute of Architects; therefore be it

Resolved, That the convention of the National Association of Builders, now in session, send greeting and ask the assistance of the Institute in securing a larger use of the Uniform Contract.

Resolved, That our secretary be instructed to send the foregoing to the president of that organization.

In accordance with instructions, a telegram was immediately sent to the president of the Institute.

The afternoon session was devoted to the consideration of the amendments to the constitution, and it was decided, after much argument pro and con, which did not get beyond Article I, that the wisest way would be to refer the matter to a committee for consideration and report at an extra session on Thursday morning. The committee consisted of one delegate from each city represented, and was made up as follows: Baltimore, John Trainor; Boston, Ira G. Hersey; Buffalo, John Feist; Chicago, William Grace; Cleveland, K. F. Gill; Lowell, Charles P. Conant; Milwaukee, H. J. Sullivan; New York, Stephen M. Wright; Philadelphia, Stacy Reeves; Providence, Thomas B. Ross; Rochester, John Luther; St. Louis, Anthony Ittner; St. Paul, Edward E. Scribner; Wilmington, A. S. Reed; Worcester, C. A. Vaughan. The foregoing gentlemen were added the president, secretary and treasurer, ex officio. The convention then adjourned to meet at 9 o'clock on Thursday morning, after consuming about three hours in the discussion.

A special session of the convention was called to order on Thursday morning, with President Creager in the chair. The only business of the morning was the report of the Special Committee on Revision of the Constitution. Several changes in the proposed amendments as submitted to the constituent bodies by the secretary were made by the committee, and their report, as read by the secretary, is as follows:

To amend Article II so as to read:

"The purpose of this Association is defined as follows:

"1. To unite organizations of employers of workmen in trades connected with the construction of buildings under a central advisory body.

"2. To secure through this central advisory body the observance of uniform customs and practices in the various business relations which such employers are called upon to assume toward each other, toward workmen, toward owners and architects, and toward the business community generally.

"3. To formulate general principles upon the basis of the experience and judgment of the whole building fraternity for the guidance and protection of all concerned.

"4. To acquire and disseminate valuable information to all persons connected with the body.

"5. To educate the whole building fraternity up to higher levels of action, to the end that honorable methods and practices and sound business conditions may prevail."

To amend Article III so as to read:

"The basis of organization shall be local associations of employers of workmen in trades connected with the construction of buildings in the various cities and towns in the country. The organization comprehends the establishment of subsidiary organizations within state lines, to be known and recognized as 'State Branches of the National Association,' whose functions shall be to unite the various bodies of employers of workmen in the building business located in cities or towns within any state, so that objects of importance to such employers, and having special significance within the said state, may be unitedly considered and harmoniously acted upon, and so that greater emphasis and a more complete following of the principles and recommendations of the National Association may be secured. Both local and state associations must be organized in form approved by the National Association, but this requirement shall not apply to local organizations affiliated at the time of the adoption of these amendments."

To amend Article IV so as to read:

"The principles and methods of operation of this body shall be those defined and fixed herein, together with such others as may be adopted at conventions, and they shall be administered by the officers and directors herein-after fixed, under such special direction as may be determined at conventions, and otherwise as the board of directors may determine."

To amend Article V so as to read:

"The officers of this Association shall consist of a president, two vice-presidents, a secretary and a treasurer, who shall be, and hereby are constituted, the executive committee of the Association, and as such shall have direct charge in carrying out all orders and recommendations of the Association as expressed at conventions, and of all detail work of the Association not otherwise specially ordered."

"There shall be a board of directors, which shall consist of the officers herein mentioned, and one director from each local body."

"These officers and directors shall be chosen at the annual conventions of the body, and shall be elected to serve one year, or until their successors be chosen. They shall enter upon their duties immediately after the adjournment of the convention at which they are elected."

"The president shall preside at all meetings of the Association, and shall perform all other duties usually incumbent on the office. He shall act as chairman of the board of directors and of the executive committee. He shall approve all bills before payment by the treasurer."

"The first vice-president shall perform the duties of the president in case of his absence."

"The second vice-president shall perform the duties of the president in case of the absence of the president and first vice-president."

"The secretary shall keep record of all meetings of the Association. He shall collect all dues and fees, paying over the same to the treasurer, taking his receipt therefor. He shall act as secretary of the board of directors and as clerk of the executive committee, performing the usual duties incident thereto. He shall render such service as may be proper for the carrying out of the purposes of the Association, under general direction of the board of directors and of the executive committee. He shall be paid such salary for his services as may be determined from year to year by the board of directors."

"The treasurer shall receive all moneys for dues and fees from the hands of the secretary, giving his receipt therefor, and shall hold all such or other funds of the Association, subject to drafts duly authorized by approval of the president, and shall pay all drafts and bills from said funds only when presented to him duly approved as aforesaid."

To amend Article VI so as to read:

"There shall be a convention of the Association each year, and it shall be held at such time and place as may be decided at the convention immediately preceding."

"Other general meetings may be called by the board of directors, but such meetings shall be considered as special meetings, and not as regular conventions."

To amend Article VII so as to read:

"Representation in this Association shall be by and through local associations, referred to in Article III of this constitution, which associations are constituent parts of the state associations, also referred to in Article III."

"In all conventions and meetings of this Association each local association shall be entitled to delegates, as follows: One delegate-at-large who shall be the director chosen at the preceding annual convention, and one delegate in addition for each fifty members of that body, upon which membership the per capita tax fixed at the preceding convention shall have been paid."

"All delegates to conventions or meetings must have credentials from the associations they represent in form approved by this Association."

"Organizations holding membership in this Association at the time of the adoption of this revision of the constitution shall be entitled to continued membership and representation upon the following plan:

"When but one organization within any state lines holds membership in the National Association at date of this revision, that organization shall be recognized as the state association, and, together with such other local organizations as may be joined with it thereafter under the rules prescribed, shall hold representation under the revision herein comprehended."

"When two or more organizations within any state lines hold membership in the National Association at date of this revision, they shall at once proceed to form themselves into a state association under such rules as may be prescribed by the National Association, and they, together with such other local organizations as may be joined with them thereafter under said rules, shall hold representation under revision herein comprehended."

To amend Articles VIII and IX so as to make new Article VIII, and to read:

"Annual per capita dues shall be assessed upon all local associations in amount to be fixed at each annual convention."

"Said assessment shall be due immediately upon the adjournment of each annual convention."

"Payments on account of per capita assessment may be made during the year."

To amend Article X so as to make new Article IX and to read:

"Amendments may be made to this constitution by a two-thirds vote of all delegates present at any regular convention, provided that printed notice of the substance of such proposed amendment shall have been mailed by the secretary to every state and local association not less than sixty days prior to said convention."

It was immediately moved that the revision as reported by the committee be adopted, and upon being put by the president, was unanimously carried.

The constitutions for government of the local and state associations being next in order, were read by the secretary, and save for alterations necessary to comply with the changes made by the committee in the National constitution, were adopted as a whole. As finally accepted and adopted, they read as follows:

CONSTITUTION FOR THE STATE ASSOCIATION.

ARTICLE I. This association, by virtue of action taken by the National Association of Builders, is created and designated a state branch of that body, and is to be known as the ——— State Association of Builders, with powers as defined in this constitution, which has been approved by the said National Association.

ARTICLE II. The purpose of this association is to unite the various bodies of employers of workmen in the building business located in cities or towns within the state of ———, so that objects of importance to such employers, and having special significance within the said state may be unitedly considered and harmoniously acted upon, and so that a greater emphasis and a more complete following of the principles and recommendations of the National Association may be secured.

ARTICLE III. Any association of employers and workmen which is organized under the form of constitution prescribed by the National Association of Builders, and none other, shall be eligible to membership in this body. Not more than one organization in any city or town shall be admitted to membership.

ARTICLE IV. Any association desiring membership must file an application for admission with the secretary of this body, accompanied by a copy of its constitution, names of its officers, and number of its members. Upon approval of the application by the board of management of this body, the said association shall become a member upon signing this constitution by hand of its president.

ARTICLE V. The management of this association shall be vested in the president, secretary when desirable, and treasurers of the various associations in membership, and this board shall, at the annual meeting hereinafter designated, elect from their number a president, a vice-president, and a secretary when desirable, and a treasurer (the latter two offices may be held by one person), which officers shall hold for one year or until their successors are chosen and shall fulfill the duties usual to such office. When the secretary of any local organization is not a member of that body he may be permitted to act in this board of management if his association so elects.

ARTICLE VI. Associations admitted to membership shall, at all meetings of this body, be entitled to representation by delegates, as follows: Presidents, secretaries and treasurers of each constituent body shall be delegates by virtue of their office. Each constituent body shall be entitled to two delegates at large. If the secretary of any association is not a member of that body the association may, if it so elect, appoint an additional delegate in his place.

ARTICLE VII. There shall be an annual meeting of this association, to be held within two months after the annual meeting of the National Association, at such place as may be decided upon by the board of management. Special meetings may be held on call of the board of management.

ARTICLE VIII. At all meetings of this association each constituent body shall be entitled to as many votes as there may be members in that body, annual dues for whom shall have been paid into the treasury of this association; but no votes for any constituent body shall be cast unless there be a duly accredited delegate present from that body. If the delegates are divided in opinion, each delegate shall be entitled to pass a proportionate part of the total vote of his association in relation to the whole vote to which the association is entitled. A majority vote shall rule in all meetings.

ARTICLE IX. There shall be such assessment levied annually upon the constituent bodies as the board of management may find necessary to meet expenses, and this assessment shall be levied per capita of membership in the constituent bodies.

ARTICLE X. This association being created by, and responsible to, the National Association of Builders, its constitution cannot be amended except by action of the National Association. By-laws may be established by this association to cover local conditions and assist in government, but they must not conflict with this constitution.

CONSTITUTION FOR BUILDERS' EXCHANGES.

ARTICLE I. This association shall be known as a local body of the ——— State Branch of the National Association of Builders.

ARTICLE II. The purpose of this organization is to unite employers of workmen in the various building trades in such manner and under such by-laws, rules and regulations as may best protect and advance their interests.

ARTICLE III. Any person or firm doing business as an employer of workmen in any branch of the building business shall be eligible as an applicant for regular membership in this association, said applicant to be passed upon as prescribed in Article IV. Regular members shall have sole voice and control in the conduct of affairs of this body.

Associate. Any person or firm carrying on a business tributary to the building business, but not as an employer of workmen, shall be eligible as an applicant for associate membership in this association, said applicant to be passed upon as prescribed in Article IV. Associate members shall have no voice or control in the affairs of this body.

ARTICLE IV. Admission can only be secured after application in such form as may be prescribed in the by-laws of this association, and then only when the applicant shall be adjudged by such process as may be fixed in the by-laws, as skilled in the trade or business he is carrying on, financially responsible, and as being honest and fair in his methods.

ARTICLE V. The officers of this association shall consist of a president, a vice president, a secretary and a treasurer. The duties of these officers shall be those usual to the said positions. The office of secretary may be held by a person not a member of the association.

ARTICLE VI. The management of the affairs of this association shall be vested in the officers provided for in Article V, and at least five directors, all of whom shall be elected in such manner as may be prescribed by the by-laws of the association.

ARTICLE VII. There shall be an annual meeting of this body on ———, and three additional meetings at regular intervals during the year. Special meetings may be called at any time by the board of management.

ARTICLE VIII. A majority of all regular members in good standing present in person or by proxy shall constitute a quorum, and a majority vote of

persons and proxies present shall rule, except when otherwise provided by the by-laws, except that in no case shall a smaller proportion of all possible votes be permitted to rule.

ARTICLE IX. An admission fee of such sum as may be fixed by the board of directors shall be levied on all persons or firms admitted to regular membership.

There shall be no admission fee for associate members.

ARTICLE X. There shall be an annual assessment upon each member, regular and associate, in such sum as shall be fixed by the board of management, as necessary to run the association on a liberal basis. This assessment shall be due and collectible at such times and in such manner as may be prescribed by the by-laws.

ARTICLE XI. Inasmuch as this body is a constituent part of the National Association of Builders through the ——— State Association of Builders, this constitution may not be amended except by action of the National Association; but this association may adopt its own by-laws, provided none are adopted in conflict with this constitution.

The consideration of the rules and regulations for the government of state and local associations consumed about two hours and a half, and that being the only business of the morning, the convention adjourned at 11:30 A.M.

The first business of Friday morning session was the report of the Committee on Resolutions, Mr. Stephen M. Wright, chairman. The committee presented the following:

GENTLEMEN.—The Committee on Resolutions respectfully reports that it has considered the resolutions referred to it by the convention, and recommends that the resolution offered by Mr. T. J. Ward, of St. Louis, be adopted as presented, and that the resolution offered by Mr. Stacy Reeves, of Philadelphia, be also adopted. (Signed by the Committee.)

The resolutions were as follows:

WHEREAS, It is believed that the value of membership in the builders' exchanges would be increased if some means were provided, under the rules or by-laws of the several exchanges in affiliation with the National Association, whereby matters of difference between members of sister exchanges could be adjusted or settled by the committee or board of arbitration of that local exchange in whose jurisdiction the cause may arise, subject to rules and regulations of such exchange,

Resolved, That the National Association recommends to all exchanges in affiliation to take such action as will best bring about the desired result.

Mr. Ward's resolution consisted of a preamble deprecating the serious damages which must inevitably result from the wholesale devastation of forests, and was followed by a resolution memorializing the Secretary of the Interior to stringently enforce all the laws looking to the protection of public forests and timber; also that the governor of every state and territory be petitioned to the same end. The chairman of the Committee on Resolutions submitted the following, which was unanimously adopted:

WHEREAS, The National Association of Builders recognizes the immense value of the work undertaken by the National Association of Commissioners and Inspectors of Buildings, and the importance of its further prosecution upon the high plane on which that work is now being conducted; and

WHEREAS, It is the duty of the whole fraternity to aid in every way the improvement of methods prevailing in every branch of its varied interest,

Resolved, That the National Association of Builders extend to the National Association of Inspectors and Commissioners of Buildings its cordial sympathy with, and appreciation of, the object and purposes of that association, and tenders it its hearty cooperation with all efforts looking to the betterment of the building industry.

The report of the Committee on Time and Place of Next Convention and Nomination of Officers was next in order, but owing to the fact that that report was still in preparation, the delegates proceeded to the consideration of the per capita tax for the ensuing year. The question of reduction from \$3 to \$1.50 per capita was discussed at some length by the delegates instructed to vote for a lower assessment. Both the treasurer and secretary were called upon to make an estimated statement for the probable expense for the coming year, provided no reduction in the present rate of expense were possible. Both gentlemen stated that it would be impossible to conduct the Association through the coming year upon a less per capita than that prevailing at present with the number of exchanges now in affiliation. Mr. John F. Stevens made a motion that the per capita tax be fixed at \$3, \$2 of which to be due within sixty days, as is customary, and the other \$1 to be called for only upon the determination by the executive committee of the need of further assessment. After several other plans had been proposed and discussed, Mr. Stevens' motion was unanimously adopted.

The Committee on Time and Place being ready to report, their chairman presented the following:

GENTLEMEN.—Your Committee on Time and Place would respectfully recommend that the next meeting of your Association be held in the city of Buffalo on the third Tuesday in September, 1896. They would also nominate the following officers for election at this convention:

For president, Charles A. Rupp, of Buffalo; for vice-president, H. J. Sullivan, of Milwaukee; for secretary, William H. Sayward, of Boston; for treasurer, George Tapper, of Chicago.

We would also recommend that the position of second vice-president be left open, and that the executive committee be empowered to fill same when in their judgment it shall be deemed necessary.

(Signed) JOHN FEIST, J. J. L. FRIEDERICH,
GEORGE H. FOX, CHARLES GILLINGHAM,
CHARLES P. CONANT, THOMAS B. ROSS,
H. J. SULLIVAN,

The report of the committee was received with enthusiasm, and it was voted that the assistant secretary be authorized to cast one ballot for the various officers as reported by the committee. The assistant secretary cast the ballot and the president announced the election of the officers, in accordance therewith.

The delegates next proceeded to the election of directors for the coming year. Upon calling the roll by exchanges the several filial bodies announced their choice for directors, as follows:

Baltimore, Noble H. Creager; Boston, E. Noyes Whitcomb; Buffalo, John Feist; Chicago, William Grace; Lowell, Frank L. Weaver; Milwaukee, Louis A. Clas; New York, Stephen M. Wright; Philadelphia, Stacy Reeves; Providence, Thomas B. Ross; Rochester, Justus Herbert Grant; St. Louis, Thomas J. Ward; St. Paul, George J. Grant; Wilmington, A. S. Reeves; Worcester, George H. Cutting.

After the usual vote of thanks, the convention adjourned.

SYNOPSIS OF BUILDING NEWS.

Architects are invited to furnish for publication in this department monthly or occasional reports of their new work before the letting of contracts. Reports of buildings costing less than \$5,000 are not published.

Chicago, Illinois.—Architect C. M. Almquist: For Richard Rusk, a three-story flat, store and hall building, V shape, to have two fronts of 130 feet each; of pressed brick, with Bedford stone trimmings; the interior will be finished in oak and Georgia pine, have the modern sanitary improvements, gas fixtures, mantels, electric bells, speaking tubes, steam heating. Also, for S. D. Foss, a three-story flat building, 50 by 70 feet in size; to be erected at Indiana avenue near Forty-fifth street; it will have a buff Bedford stone front, hardwood interior finish, the best of modern plumbing, mantels, gas fixtures, steam heating. For Mrs. John Flood, a two-story and basement flat building, 46 by 80 feet in size; to be erected at the corner of Lincoln avenue and Hansen court. For Ole Johansen, a three-story flat building, 25 by 80 feet in size; to be erected at Humboldt avenue near Western avenue; the front will be of buff Bedford stone, the interior to be finished in oak and have the modern sanitary improvements, heating, etc. For Eric G. Lubeck, a four-story double flat building, 48 by 72 feet in size; to be erected at York place near Evanston avenue; it will have a buff Bedford stone front, copper bay windows, hardwood finish, gas and electric fixtures, steam heating, etc.

Architect A. W. Buckley: For Mrs. A. D. Silverthorn, three three-story and basement residences, to be erected at Forty-sixth street near Grand boulevard; they will have handsome fronts of Lake Superior brownstone, hardwood finish, mantels, sideboards and consoles, the best of modern sanitary arrangements, gas and electric fixtures, electric bells, speaking tubes, dumb waiters, hot-water heating. Also made plans for a handsome two-story summer cottage, 30 by 50 feet in size; to be erected at Mackinac Island, Michigan, for A. D. Silverthorn; it will be of frame construction, have very fine interior hardwood finish and plastering, the necessary sanitary improvements, electric light, etc. For George W. Cass, a three-story summer cottage, 40 by 60 feet in size; to be erected at Mackinac Island; to be of frame, have hardwood interior finish, electric light fixtures, modern sanitary plumbing, etc.

Architects Dwen & White: For James Adams, a two-story residence, 35 by 32 feet in size; to be erected at Oak Park; it will be of frame construction, with stone basement, have hardwood finish, mantels, gas and electric fixtures, hot-water heating, etc. For J. W. Wheeler, a two-story, basement and attic residence, 40 by 32 feet in size; to be erected at Oak Park; to be of rock-faced stone basement and frame superstructure, have hardwood interior finish, the best of modern sanitary improvements, electric fixtures, etc.

Architects Swift & Hall: For William Jenkins, a two-story, basement and attic residence, 30 by 64 feet in size; to be erected at Rogers Park; it will be of frame, with stone basement, have hardwood finish and mantels, gas and electric fixtures.

Architect Frederick Ahlschlager: For F. Haskell, a three-story and basement flat building, 25 by 70 feet in size; to be erected at Calumet avenue; it will be of buff Bedford stone front, have hardwood interior finish, the best of modern sanitary plumbing, mantels, gas fixtures, electric wiring, electric bells, speaking tubes, etc. For Joseph Steine, a three-story and basement apartment house, 50 by 80 feet in size; to be erected at Michigan avenue; it will have a handsome front of blue Bedford stone, the interior to be finished throughout in hardwood, have the best of modern improvements and heating; cost, \$25,000.

Architects Curtis & McDonald: For D. C. Auer, a two-story flat building, 40 by 65 feet in size; to be erected at Forty-fourth street and Park avenue; it will have a buff Bedford stone front, the best of modern plumbing, gas and electric fixtures, mantels, etc.

Architect O. L. McMurray: For W. D. Wilcox, a two-story residence, 33 by 46 feet in size; to be erected at Irving Park; it will be of frame with stone basement, have the interior finished throughout in oak, mantels, sideboards, electric bells, speaking tubes, etc. For A. Leckie, a handsome two-story, basement and attic residence, 37 by 52 feet in size; to be erected at La Grange; it will be of stone basement and frame superstructure, have hardwood finish, mantels, sideboards, etc.

Architect F. V. Bushick: For Henry Schultz, a pretty summer cottage, 45 by 44 feet in size; to be erected at Powers Lake, Wisconsin; it will be of frame with stone basement.

Architects Bright & Burfeind: Making plans for a two-story and basement flat building; to be erected at Monticello avenue; it will be of pressed brick and stone front, have the modern plumbing, mantels, gas and electric fixtures, etc. Also made plans for a two-story, attic and basement residence, 22 by 48 feet in size; to be erected at Irving Park; to be of frame with stone basement, have hardwood interior finish, and mantels, gas and electric fixtures, electric bells, speaking tubes, etc. Also making plans for a two-story store, 25 by 70 feet in size; to be erected at Lincoln avenue; it will be of pressed brick and stone front, have the necessary plumbing, gas fixtures, electric wiring, refrigerator, etc.

Architect Robert C. Berlin: For Charles Christensen, a two-story flat building, 22 by 65 feet in size; to be erected at Sixtieth street and South Park avenue; it will have a buff Bedford stone front, the modern sanitary improvements, gas fixtures, mantels, etc.

Architect D. S. Pentecost: For John Keefe, a three-story and basement flat building, 25 by 70 feet in size; to be erected at 23 South California avenue; it will have a handsome front of Portland stone, the best of sanitary improvements, hardwood finish, and mantels, sideboards and consoles, laundry fixtures, heating, etc.

Architect J. M. Hoskins: Making plans for a three-story flat building, 24 by 76 feet in size; to be erected at Winchester avenue; to be of pressed brick front with terra cotta trimmings, have hardwood interior finish, the modern plumbing, mantels, steam heat, etc.

Architects Church & Jobson: For M. Cummings, making plans for a two-story, basement and attic residence, 24 by 40 feet in size; to be erected at Edgewater; it will be of frame construction with stone basement, have hardwood finish, mantels, sideboards and consoles, the best of sanitary improvements, gas fixtures. For J. L. Cochran, a handsome two-story, basement and attic residence, 24 by 50 feet in size; to be erected at Edgewater; it will be of rock-faced stone basement and frame superstructure, have interior finished in quarter-sawn oak, the best of plumbing, etc. For Miss H. A. Parker, a two-story flat building, 47 by 70 feet in size; to be erected at South Park avenue and Twenty-eighth street; it will be of pressed brick with buff Bedford stone trimmings, have slate roof, hardwood finish, mantels, sideboards, consoles, gas fixtures, etc.

Architect H. B. Wheelock: Making plans for a three-story and basement apartment house, 27 by 75 feet in size; to be erected at Fifty-first street boulevard. It will be of buff Bedford stone front, have the interior finished in oak and Georgia pine, the best of modern sanitary improvements, gas fixtures, mantels, sideboards, consoles, electric bells, electric letter boxes, speaking tubes, heating, etc. For S. Swinington, two two-story, attic and basement residences, 23 by 64 feet each; to be built at 1234 and 1236 Perry street. They will have fronts of Georgia marble, hardwood interior finish, mantels, and sideboards, the best of modern plumbing, gas and electric fixtures, steam heating, etc.

Architect H. M. Hansen: For G. Pfeiler, a four-story and basement store and flat building, 30 by 80 feet in size; to be erected at South Halsted street. It will be of Bedford stone and mottled pressed brick, have all the sanitary improvements, gas and electric fixtures, interior to be in oak and Georgia pine, mantels, sideboards, steam heating.

Architect William A. Youmans: Making plans for a four-story apartment building, 100 by 124 feet in size; to be erected at Woodlawn avenue and Fifty-fourth street. It will have a buff Bedford stone front, the interior to be handsomely finished in oak and Georgia pine, marble wainscoting, tile bathrooms, mosaic floors, have the best of open nickel-plated sanitary plumbing, gas and electric fixtures, electric bells and letter boxes, speaking tubes, specially designed mantels, sideboards, and consoles, electric light and steam heating. Also made drawings for a three-story flat building, 25 by 110 feet in size; to be

erected at Langley avenue and Forty-eighth street. It will have a front of Portland stone, copper bay windows, slate roof, the modern sanitary plumbing, gas and electric fixtures, mantels, sideboards, electric bells, speaking tubes, electric light, etc.

Architect W. J. Van Keuren: For A. I. Sweeney, a two-story flat building, 35 by 70 feet in size; to be erected at Austin. It will have the modern plumbing, mantels, gas fixtures, etc. For J. Payson, a two-story double flat building, 50 by 65 feet; to be erected at Washington boulevard; to have hardwood finish, mantels, sideboards and consoles, gas fixtures, heating, etc. Also a two-story basement and attic residence, 25 by 50 feet in size; to be erected at Oak Park on Scoville avenue; to be of frame with stone basement, have hardwood interior finish, mantels, gas fixtures, etc.

Architect T. C. Goudie: For M. Braithwaite, a two-story flat building, 45 by 51 feet in size; to be erected at Hoffman avenue. It will be of buff Bedford stone front, have hardwood finish, mantels, gas fixtures, heating, etc. For A. Durkin at Seventy-first place, a two-story flat building, 45 by 51 feet in size; to be of Bedford stone front, have oak and Georgia pine finish, mantels, gas fixtures, electric wiring, furnaces.

Architect T. N. Bell: For J. Butler, a three-story store and flat building, 25 by 102 feet in size; to be erected at Blue Island avenue and Polk street; it will have a stone front, hardwood interior finish, mantels, sideboards, gas fixtures, electric bells, steam heating.

Architect A. Sandegren: For W. H. Westfall, ten two-story flats, to be erected at Huron street and Monticello avenue; they will have a frontage of 211 feet and a depth of 60 feet; to be of pressed brick and cut stone front, have interior finished in hardwood; will put in the open plumbing, gas fixtures, mantels, steam heating.

Architects Brainerd & Holsman: For William Ashton, a three-story, basement and attic apartment house, 57 by 100 feet in size; to be erected at 4051 to 4057 Prairie avenue; the front will be of buff pressed brick, with buff Bedford stone trimmings, the interior to be finished in hardwood, have the best of sanitary improvements, special mantels and sideboards, gas and electric fixtures, steam heating, etc.

Architects F. & E. S. Bauman: For Dr. W. A. Gray, a two-story, basement and attic residence, 25 by 60 feet in size; to be erected at Washington boulevard near Kedzie avenue; it will have a buff Bedford stone front, hardwood interior finish, mantels, sideboards and consoles, gas and electric fixtures, etc.

Architect H. C. Hoffman: Made plans for a two-story flat building, 25 by 72 feet in size; to be built at 6638 Lexington avenue; it will be of buff Bedford stone first story, and the balance of pressed brick with stone trimmings; have hardwood finish, mantels and sideboards, gas and electric fixtures, steam heating.

Architect C. M. Palmer: For C. C. Landt, three two-story residences, 50 by 66 feet in size; to be erected at 6042 Oglesby avenue; they will have handsome stone fronts, hardwood interior finish, mantels, consoles and sideboards, gas and electric fixtures, etc. Also made plans for three two-story residences, 50 by 68 feet in size; to be erected at Forty-fifth place; they will have stone fronts, hardwood finish, mantels, gas and electric fixtures, steam heating, etc. Also made plans for two three-story residences, to be erected at 3620 and 3622 Calumet avenue, for Messrs. E. F. Masterson and T. J. Prendergast; they will have handsome buff Bedford stone fronts, hardwood interior finish, mantels and sideboards, the modern open plumbing, gas fixtures, furnaces, etc.

Architects Cowles & Ohrenstein: For Robert Leeds, a three-story and basement residence, 30 by 60 feet in size; to be erected at South Evanston; it will be of frame construction with stone foundation; to be finished in quarter-sawn oak first floor, and the rest in Georgia pine; have the best of sanitary plumbing, gas fixtures, etc. Also made plans for six three-story flat buildings, 100 feet front; to be erected at Michigan avenue and Sixty-seventh street; to have stone fronts, hardwood interior finish, mantels, sideboards, gas and electric fixtures, steam heating, etc.

Architects Perkins & Krause: For George A. Seaverns, a four-story store and flat building, 120 feet front and 95 feet deep; to be erected at State and Twenty-second streets; to be of pressed brick, with stone trimmings, have hardwood finish, modern sanitary improvements, gas fixtures, electric light, etc.

Architect J. T. Fortin: For Mrs. J. Bowles, a two-story flat building, 22 by 60 feet in size; to be built at Central Park avenue near Twelfth street; stone front, sanitary improvements gas fixtures, mantels, furnaces, etc. For Thomas McCormick, a three-story flat building, 25 by 65 feet in size; to be built at Larabee street; it will have a buff Bedford stone front, the modern sanitary improvements, gas fixtures, mantels, sideboards, electric bells, etc. For Charles Tamblin, a two-story flat building, 25 by 60 feet in size; to be built at Adams street between Forty-third and Forty-fourth streets; to be of Bedford stone front, have hardwood finish, the modern open sanitary improvements, gas fixtures, etc. For James Davidson, a three-story flat building, 44 by 75 feet in size; to be erected at Wilcox avenue and Forty-first street; it will have a Portland stone front, the modern conveniences, furnaces, etc. For Mrs. H. Morris, a three-story flat building, to be built at 146 Newberry avenue; to be of pressed brick front, have the sanitary plumbing, gas fixtures, etc. For E. W. Stewart, a three-story flat building; to be erected at 1558 Harvard street; it will have a Bedford stone front, hardwood finish, mantels, gas fixtures.

Architect Arthur G. Morey: For W. H. Wilder, a two-story residence, 32 by 45 feet in size; to be erected at 5811 Monroe avenue; it will have a pressed brick and terra cotta front, slate roof, hardwood finish, mantels, sideboards, gas and electric fixtures, steam heating.

Architect C. H. Gottig: For F. L. Wickersham, a two-story, basement and attic residence, 23 by 56 feet in size; to be erected at Irving Park boulevard; it will be of frame, with stone basement, have hardwood finish, furnace, etc.

Architect Victor Hellstrom: For L. P. Andersen, a three-story flat building; to be erected at 1010 North Halsted street; it will have a buff Bedford stone front, hardwood finish, mantels, gas and electric fixtures, electric wiring, electric bells, speaking tubes, steam heating.

Architects Lamson & Eichberg: For William H. George and Arthur B. Riddiford, three three-story flat buildings; to be erected at 1026, 1073 and 1074 Washington boulevard; they will have stone fronts, hardwood finish, mantels, gas fixtures, heating, etc.

Architect George Kingsley: For C. M. White, a two-story residence, 30 by 50 feet in size; to be erected at Monroe boulevard near Evanston avenue; to be of buff Bedford stone front and side, have all improvements, electric light, hot-water heating.

Architect E. C. S. Holmboe: For H. F. Kendig, seven two-story residences, on Yale avenue and Seventy-fifth street; stone fronts, steam heating, etc. For Charles E. Jones, nine two-story residences, at Fifth street and Indiana avenue; Georgia marble fronts, mantels, sideboards, electric light, furnaces, etc.

Cleveland, Ohio.—Architect S. R. Badgley, 1082 The Arcade, reports the refitting and remodeling of an old church building on Woodland avenue, for the Woodland avenue branch of the Cleveland Public Library, at a cost of \$5,000; the addition will be of buff brick, one story high, 30 by 100 feet in size, and will be fitted up with shelving, tables, etc., and gas and electricity. For B. C. Field, a \$6,000 modern frame house, on Dunham avenue, 60 by 34 feet in size. For Ohio Wesleyan University, at Delaware, Ohio, a brick and stone astronomical laboratory, to be fitted up with a complete astronomical laboratory apparatus, including a fine telescope, now building by Warner & Swazey, of Cleveland, and library and recitation rooms; the building alone will cost \$4,000. For the Parkwood M. E. church, Cleveland, he is preparing plans of a frame church.

Architect Benjamin S. Hubbard, 1001 Garfield building, reports: A one-story addition to the Central Y. M. C. A. building, on Erie street, fitting up the same for bicycle and locker rooms; cost \$8,000.

Architect F. B. Meade, 731 Garfield building, reports: An office building for the Goodrich Rubber Company, of Akron, Ohio, of brick, three stories high, 45 by 50 feet in size; hot-water heat, all modern office improvements; cost \$15,000. For George Bates, Akron, Ohio, he has a \$7,000 frame and shingle residence, hot-water heat, 30 by 50 feet in size; modern improvements.

Architect A. H. Granger reports: A frame, Colonial, shingle house, on Euclid avenue, for R. H. Clark, 45 by 60 feet in size; mantels, plumbing, hot air furnace; cost \$9,000. For F. H. Goff, at Glenville, Ohio, a country residence, frame, shingle, 80 by 30 feet in size; mantels, plumbing, hot-water heat;

cost \$12,000. For F. P. Root, a country residence, at Glenville, Ohio, 54 by 60 feet in size; shingle and half timber work; hot air furnace; cost \$7,000. Alterations and additions to the residence of W. W. Andrews, on Euclid avenue, amounting to \$12,000.

Architect M. M. Gleichman, formerly of No. 5 Euclid avenue, suffered the complete loss of his office fittings, drawings, trade catalogues, samples, etc., by a fire that completely consumed the block at that number recently. He is now located at 89 Euclid avenue, room 15, and wishes to receive catalogues, samples, etc., to replace those destroyed.

Architects Coburn, Barnum & Benes, 40 Blackstone building, have under way extensive alterations to the residence of Mrs. J. H. York, on Euclid avenue. For Joshua Gregg they are remodeling a building on Prospect street. For the Hon. L. E. Holden they are preparing plans for a two-story addition to the Hollenden Hotel. For Messrs. Ford & Herrick they are preparing plans for the temporary remodeling of the burned building at No. 5 Euclid avenue.

Architect C. F. Schweinfurth, 36 Blackstone building, has under process of construction, a brick church home for the diocese of Ohio of the Episcopal Church; it will be used as a home for aged women and will be fitted with every modern improvement and convenience; cost \$30,000. For D. R. Hanna he has a modern brick and frame residence building, on Euclid avenue, opposite Ingleside avenue; cost \$30,000.

Architect J. N. Richardson, 204 Superior street, has let contracts for a modern six-story business block, to be built on Prospect street, near Erie, for Messrs. Auld and Conger, slate, mantel and grate dealers, at 100 Euclid avenue.

Architects Cramer & Fugman, 89 Euclid avenue, are letting contracts for a six-story brick and stone block, 80 by 77 feet in size; to be built on Huron street, for the Knights of Pythias and Weber, Lind & Hall.

Architect A. H. Granger, 731 Garfield building, has let contracts for the mason and carpenter work of a stone residence in the English Gothic architecture, for J. H. Brown, to be built on Euclid Heights; it will have a slate or tile roof, steam heat, fine plumbing, hardwood finish, principally mahogany; size 78 by 50 feet; cost \$25,000. For W. L. Rice he has a brick residence, to be built on Euclid Heights; it will be in the southern Colonial style of architecture; 104 by 30 feet in size; all modern improvements; cost \$20,000. For Mrs. E. K. Churchill he has a modern frame house; to be built on Ambler Heights; cost \$5,000.

Architect O. W. Williams, 255 Erie street, has commenced the excavation for a three-story brick block, on Superior street, opposite Wood street; gravel roof, plate glass, steam heat; Mr. Williams and George K. Carpenter are the owners; cost \$25,000. For J. J. Mayer he has a store and apartment house, to be built at the corner of Wilson avenue and Prospect street; it will be pressed brick with gravel and Spanish tile roof, plate glass, steam heat, plumbing, marble and mosaic work; cost \$35,000.

Sprackling & Matzinger, 89 Euclid avenue, report a frame, timber, plaster and stone residence, to be built at Coit's Grove, on the Lake shore, for H. C. Kirby; it will be 46 by 60 feet in size; shingle roof, furnace; cost \$7,000. For Flynn, Abel & Froelich, undertaking and furniture, they have a three-story brick and stone block, 60 by 85 feet in size; gravel roof, steam heat and plumbing; it will be used for stores and lodge rooms; cost \$12,000.

Architect W. W. La Chance, 614 Permanent building, reports a modern frame residence for C. E. Marsh, of Norwalk, Ohio; it will be 31 by 45 feet in size; slate roof, hardwood, plumbing, hot-water heat; and cost \$6,500.

Architects Lehman & Schmitt, 610 Hickox building, report a pressed brick and stone store and manufacturing building; 37½ by 100 feet in size; to be five stories high; for I. Levi; steam heat and elevator; cost \$25,000. For John Brennan they have a modern frame residence, to be built on Case avenue; cost \$6,000.

Denver, Colo.—Architects Fleming Brothers: For Fleming Brothers, a two-story dwelling, 30 by 48 feet in size; cost \$5,000. For G. C. B. Elwell, a two-and-one-half-story dwelling, 27 by 40 feet in size; cost \$6,500.

Architect H. Dozier: For Edmund Powers, a two-story dwelling, 36 by 45 feet in size; cost \$5,000.

Architect ———: For C. A. Armstrong, a two-story dwelling, 32 by 51 feet in size; cost \$10,000.

Detroit, Mich.—Architect E. C. Van Leyen: For John A. Van Loon, a two-story store and residence flat; to be erected on corner of Fourteenth and Myrtle streets; size 42 by 50 feet; cost \$6,500. For Joseph N. Smith, a two-and-one-half-story brick and stone residence; to be erected on north side of Putnam near Cass and Second streets; size 38 by 60 feet; cost \$7,500. For W. R. Cole, a two-story brick residence; to be erected near Mount Clements; cost \$5,000. For Joseph R. McLaughlin, three two-story frame residences; to be erected on King avenue; cost \$12,000.

Architect Harry C. Stevens: For Joseph H. Valpey, a three-story brick residence, on north side of Woodward terrace; cost \$6,500.

Architect A. C. Varney: For D. J. Campan, a four-story brick store; to be erected corner of Cass and Michigan avenues; size 57 by 65 feet; cost \$14,000. For McKee & Roberts Manufacturing Company, a three-story factory plant; to be erected at Wabash Railroad and Campbell avenue; size 50 by 170 feet; cost \$30,000.

Architects John Scott & Co.: For Detroit Alaska Knitting Company, a three-story brick factory, 36 by 38 feet in size; cost \$5,000.

Architect Harry J. Rill: For David E. Greenstine, a three-story brick block, corner Hastings and Division streets; cost \$7,000.

Architect F. J. Grenier: For Fred B. Hooper, a three-story brick and stone building; to be erected on Larned street near Cass street; cost \$5,000.

Architect Julius Hess: For Decoy Fly Paper Company, a two-story brick factory; to be erected at Milwaukee Junction; cost \$6,000.

Architect Herman A. Brede: For Goebel Brewing Company, a brew and wash house; to be erected corner Rivard and Maple streets; cost \$60,000.

Architects Stratton & Baldwin: For Samuel C. Stuttle, a two-and-one-half-story brick and stone residence; to be erected corner of Cass and Putnam streets; cost \$9,000.

Architect Harry J. Rill: For Our Lady Mount Carmel Church Society, Emmett, Michigan, a brick and stone church, 62 by 159 feet in size; cost \$25,000.

Architects Malcombson & Higginbotham: For Robert J. Davis, a two-and-one-half-story pressed brick and stone residence; to be erected at corner of Ferry and Antonio streets; cost \$30,000.

Architects E. A. Walsh & Son: For Universal Elevator Manufacturing Supply Company, a building; to be erected at North Detroit; size 100 by 150 feet; cost \$12,000.

Architect W. J. Rutledge, Chatham, Ontario: For Mrs. Mary J. Howard, a two-story brick and stone-trimmed residence; to be erected corner Willis and Commonwealth avenues; cost \$10,000.

Architects Rogers & McFarlane, for Schilling Corset Company, a five-story factory; to be erected on corner of Fort and Sixth streets; size 100 by 130 feet; cost \$30,000.

Architect A. B. Trowbridge: For Harbor Point Association, a two-story summer hotel, 68 by 200 feet in size; cost \$20,000.

Milwaukee, Wis.—Architect Charles Kirchoff: For Joseph Schlitz Brewing Company, a one-story pressed brick and stone palm garden; to be erected on Third and Grand avenues; size 50 by 110 feet; cost \$100,000. For Uihlein Brothers, a pressed brick and stone store, office and hall; to be erected on Fourth and Grand avenues; size 150 by 200 feet; cost \$350,000.

Architect H. J. Rotter: For Dr. J. W. Fisher, a residence; to be erected on Lake avenue; cost \$15,000.

Minneapolis, Minn.—Architect Harry W. Jones: For S. H. Macy, Rochester, New York, a two-story and basement, brick and stone residence; Colonial style; size 80 by 100 feet; cost \$40,000.

Pittsburgh, Pa.—Architect J. M. Campbell: For W. R. Perry, Frostburg, Maryland, a hotel building; style of architecture Italian Renaissance, columns of stone; there will be one hundred rooms in all; cost \$40,000.

St. Paul, Minn.—Architects Reed & Stem: For the Chicago Great Western Railway, a combined depot and hotel, at Oelwein, Iowa; it will be of pressed brick with stone trimmings; cost \$35,000.

SOME FACTS ABOUT THE MARQUETTE BUILDING, CHICAGO.

WHEN the old Honore building, on the corner of Dearborn and Adams street, Chicago, was razed to make way for a modern office building, the most imposing business edifice erected immediately after the fire was removed. It was fitting that in its place should rise a structure in which every new feature in construction and decoration was employed. Its entrances and main halls are laid in mosaic and paneled in Italian marble. The main rotunda is surrounded by mosaic panels, interspersed with bronze bas-relief portraits of the Indian chiefs of the time. Over the main entrance are four bronze bas-relief groups picturing scenes in the life of Marquette. These bas-reliefs were cast by Winslow Brothers, of Chicago.

All the woodwork is of mahogany. In fact the largest contract for mahogany ever given for a single building was recently executed by C. L. Willey, of Thirty-fifth and Iron streets, Chicago, for the Marquette building. The specifications provided that the entire building, sixteen stories in height, should be finished in Tobacco mahogany. The total amount required by the original contract was 223,637 feet. Extras added to the contract brought the total amount of mahogany in the building up to between 300,000 and 400,000 feet.

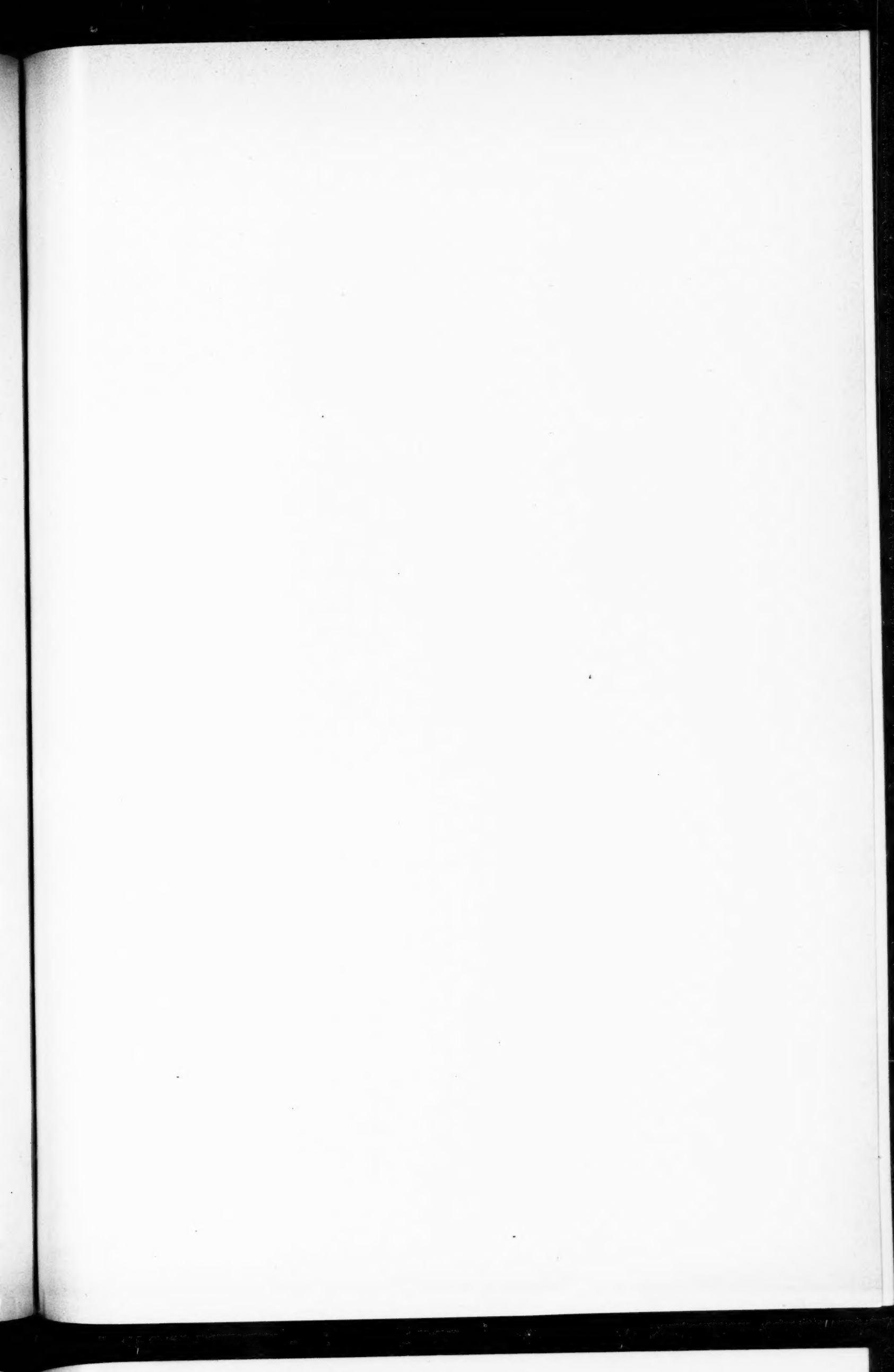
While this is the largest contract for mahogany ever undertaken in this country, it is not Mr. Willey's first large contract. He furnished the entire mahogany finish for the Columbus Memorial building—100,000 feet; Chicago Athletic Club; New York Life building; Young Men's Christian Association; Marshall Field; Boyce; Hartford; Auditorium and Annex; Great Northern; Lakota Hotel; also many costly private residences.

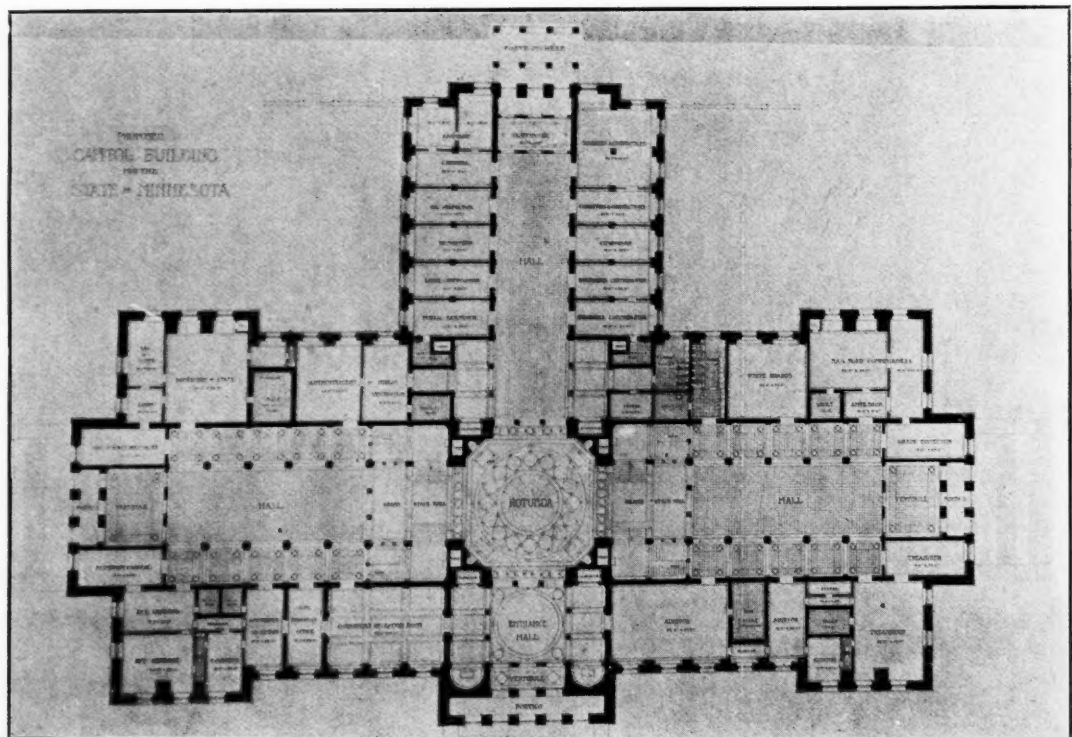
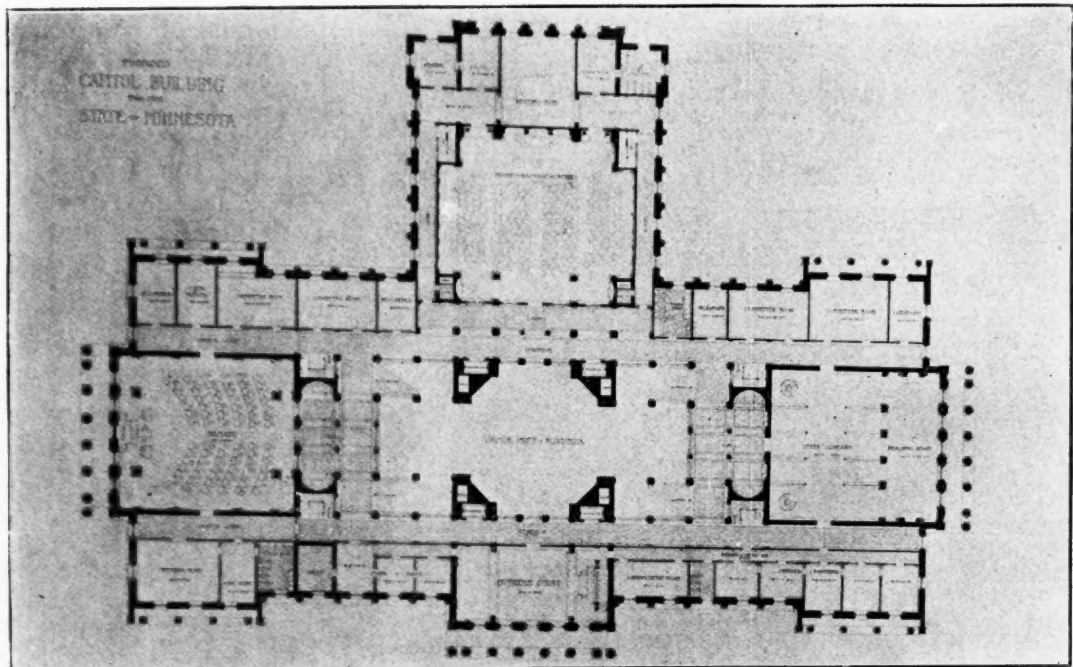
The Tobacco mahogany is said to be the finest figured wood in the market. Mr. Willey practically controls the entire product of that wood shipped to the United States.

The flooring contract was executed by T. Wilce & Co., of Chicago, the largest manufacturers of maple and the various kinds of hardwood flooring, kiln-dried, polished, bored and end matched in the United States, being located at the corner of Throop and Twenty-second streets. The capacity of their plant is 30,000,000 feet per year. They have furnished flooring for nearly all of the large buildings that have been erected in Chicago for some years, as also other large cities of the country, besides the Marquette, which required some 300,000 feet of ¾ by 1½ inch face, clear quarter-sawn yellow pine flooring, the strips being brought to Chicago in 1 by 4 inches in the rough and kiln-dried and dressed by them, they producing such a fine article that the contractors were not compelled to go over the floors and smooth them, which is invariably done in fine buildings of this character. This flooring was purchased from them by the George A. Fuller Co., who uses their flooring exclusively and at all times takes pleasure in recommending to anyone requiring it. Their long experience in the business, with their extensive and complete facilities enables them to fill all requirements promptly and satisfactorily, as their name stands at the head of this industry.

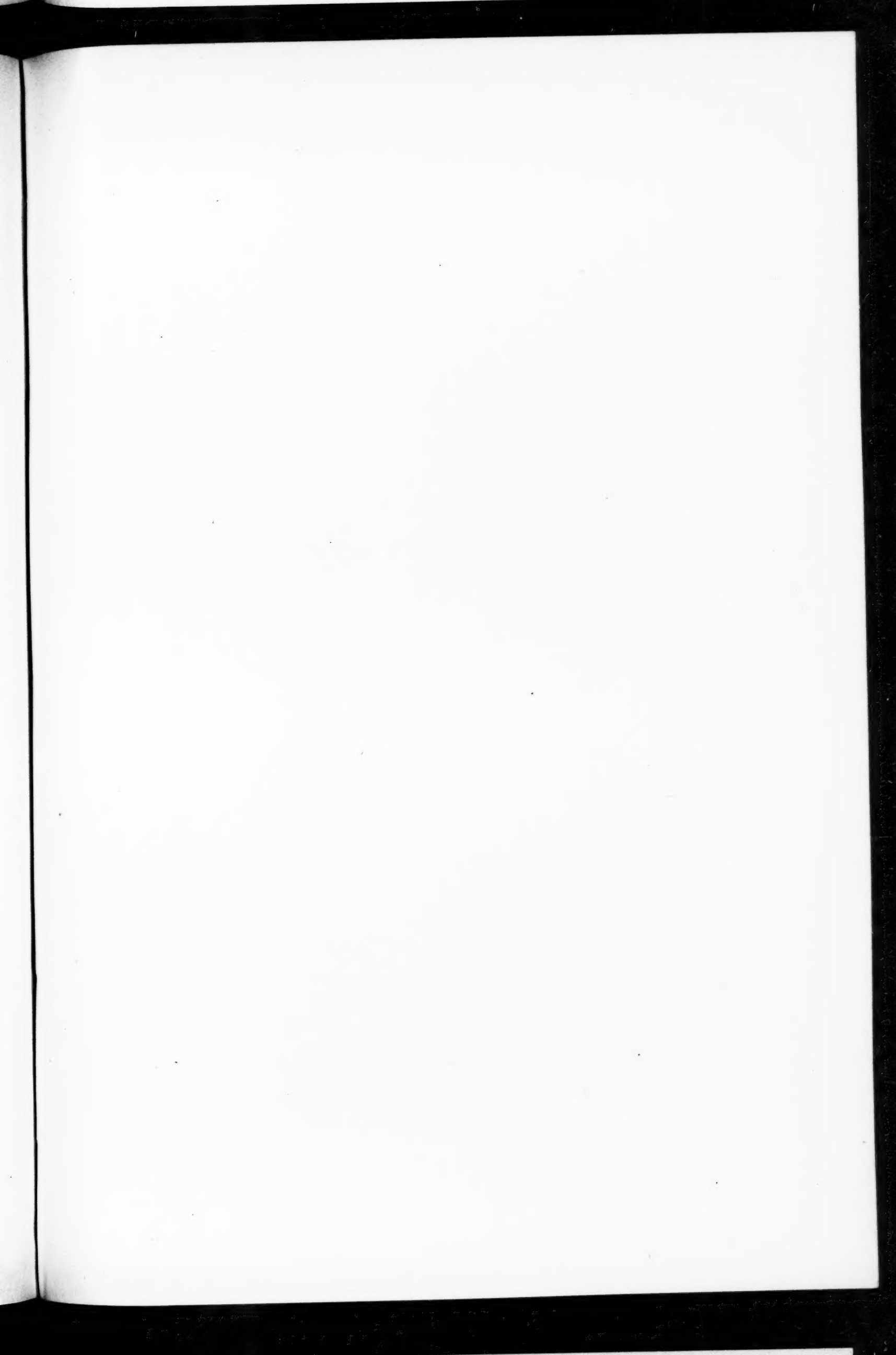
The building has an eastern and southern frontage and a very large, open court. This is lined with white enameled brick, all of which, about 160,000 in the sixteen stories, was made and furnished by the Tiffany Pressed Brick Company, of Chicago, whose general offices are also in the building. The production of enameled brick by this company has led to their largely increased use because of their permanent quality and the vast saving in light and cleaning which their use accomplishes. The Tiffany enameled brick has recently been exclusively used in several other large structures in Chicago and elsewhere, notably the new Atwood building and the Hankins apartment building in Chicago, the Guarantee building in Buffalo, the Mabley in Detroit, the Chicago & Alton railroad passenger station at Springfield, the deaf and dumb asylum at Jacksonville, the Hoster brewery at Columbus, Ohio, and the courthouse power house at Toledo. Although the Tiffany enameled brand of the company was only perfected last year, its product is now pronounced by leading architects and contractors as fully equal to the highest English standard.

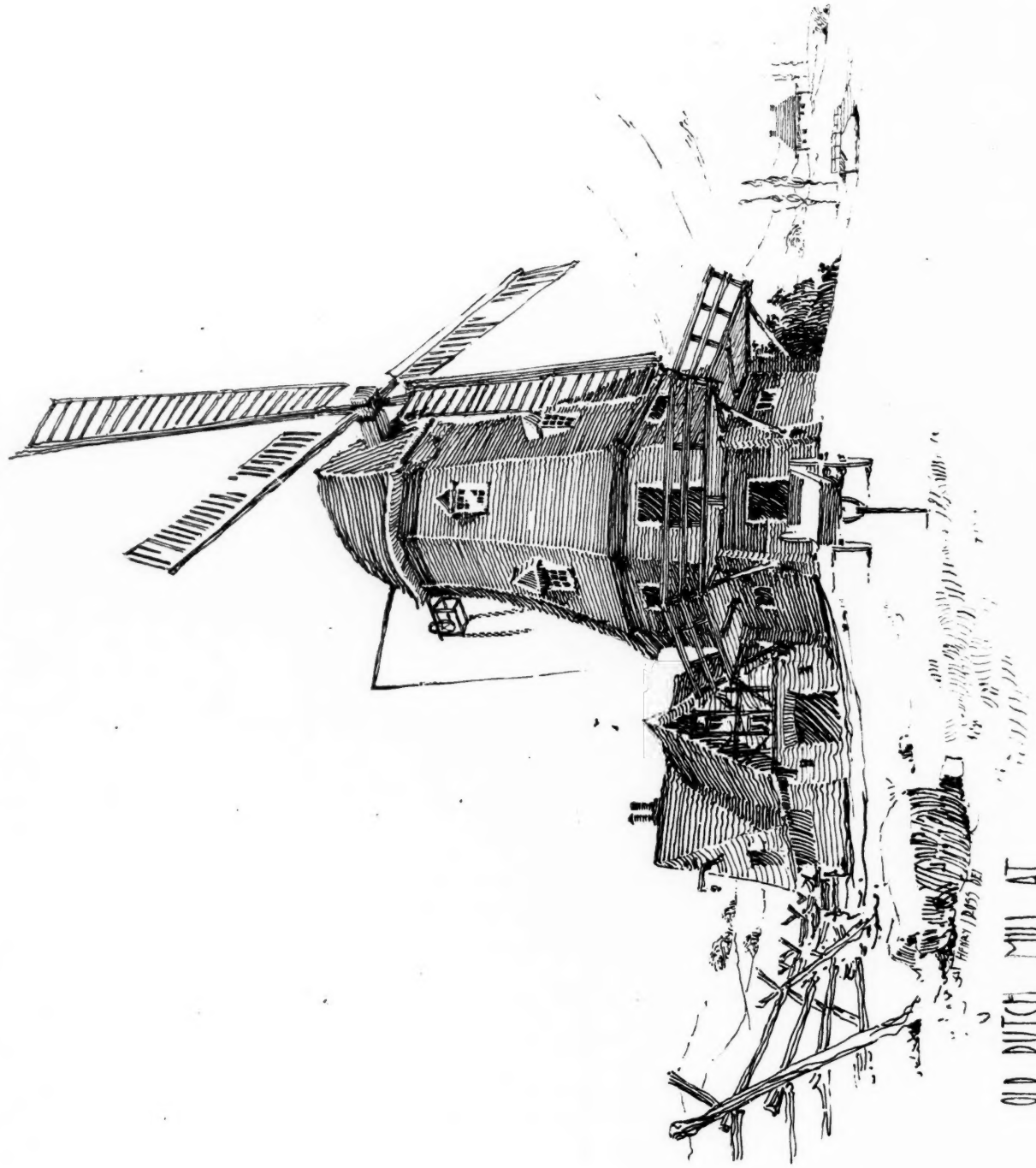
With its fireproof construction, its perfect light and freedom from noise, the perfection of comfort and safety is observed in the use of the Johnson system of temperature regulation, which is placed throughout the entire building. On entering the offices one's eye drops on a handsome silver-plated thermostat, which in itself is an ornament to any room. By its use the temperature of each room is absolutely controlled. It turns the heat off or on by a variation of the temperature of less than one degree. The thermostats and radiator valves are all connected by compressed air pipes supplied by a generating plant which is located in the engine room. It saves a heating plant inasmuch as it prevents any straining; and in these large office buildings it has been found to be the case that two-thirds or more of the radiators are shut off all the time, showing a large saving of steam and consequently fuel. Owners of buildings have found that it has become an important factor in the renting of offices, as tenants generally are found going to the best and most modern buildings rather than put up with inconveniences, one of the worst of which is finding their rooms too hot or too cold. The occupant of a room can set the Johnson thermostat at any degree desired, and the temperature of his room will always be just to that point. The system is not only used in office buildings, but in city schools and the best residences, and in fact thousands of plants throughout the United States.





FLOOR PLANS, FOURTH PRIZE DESIGN.



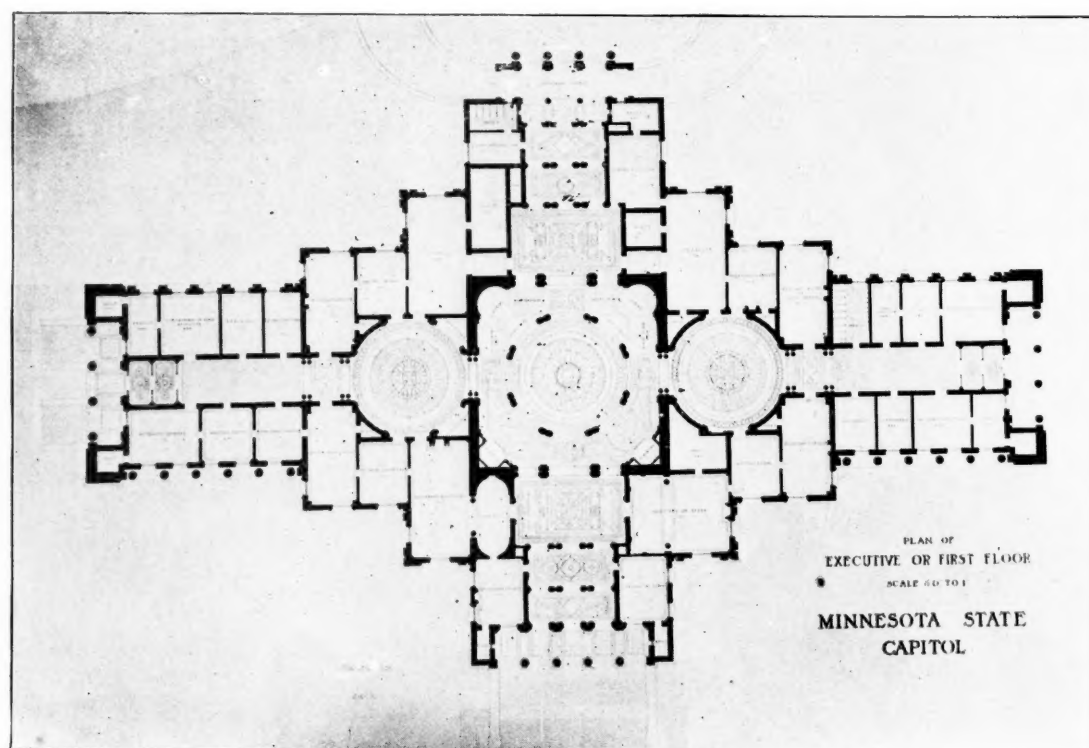
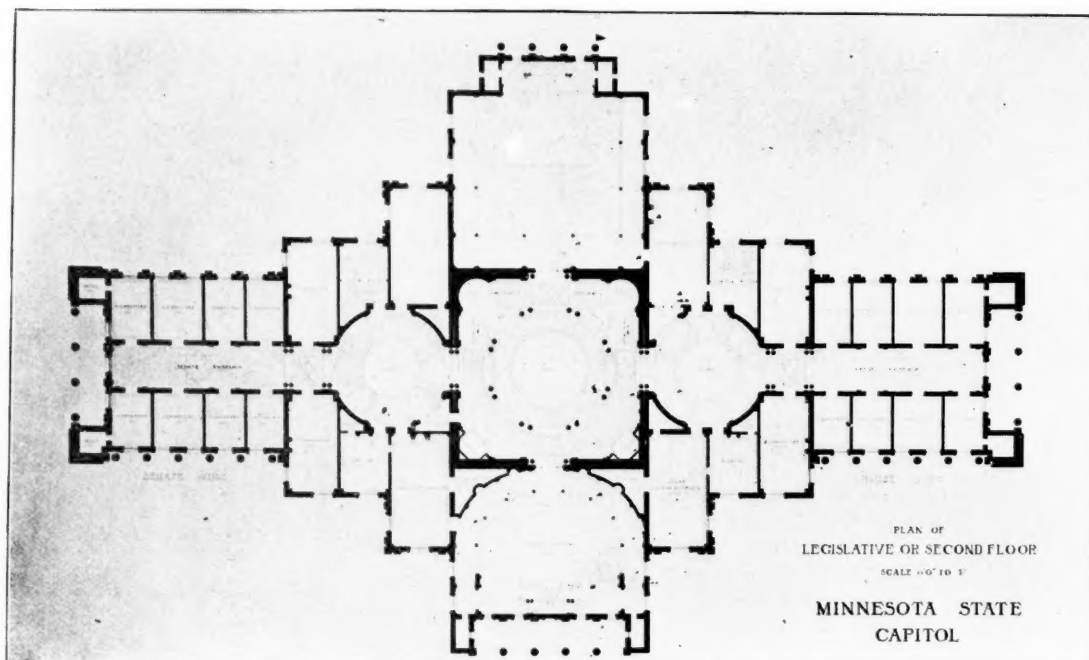


OLD DUTCH MILL AT

TRUESDELL WIS

MEASURED AND REPRODUCED FOR SIO. JOHN VAN HOOB
BY JOHN T. VAN HOOB, ARCHT. ENGINEER.

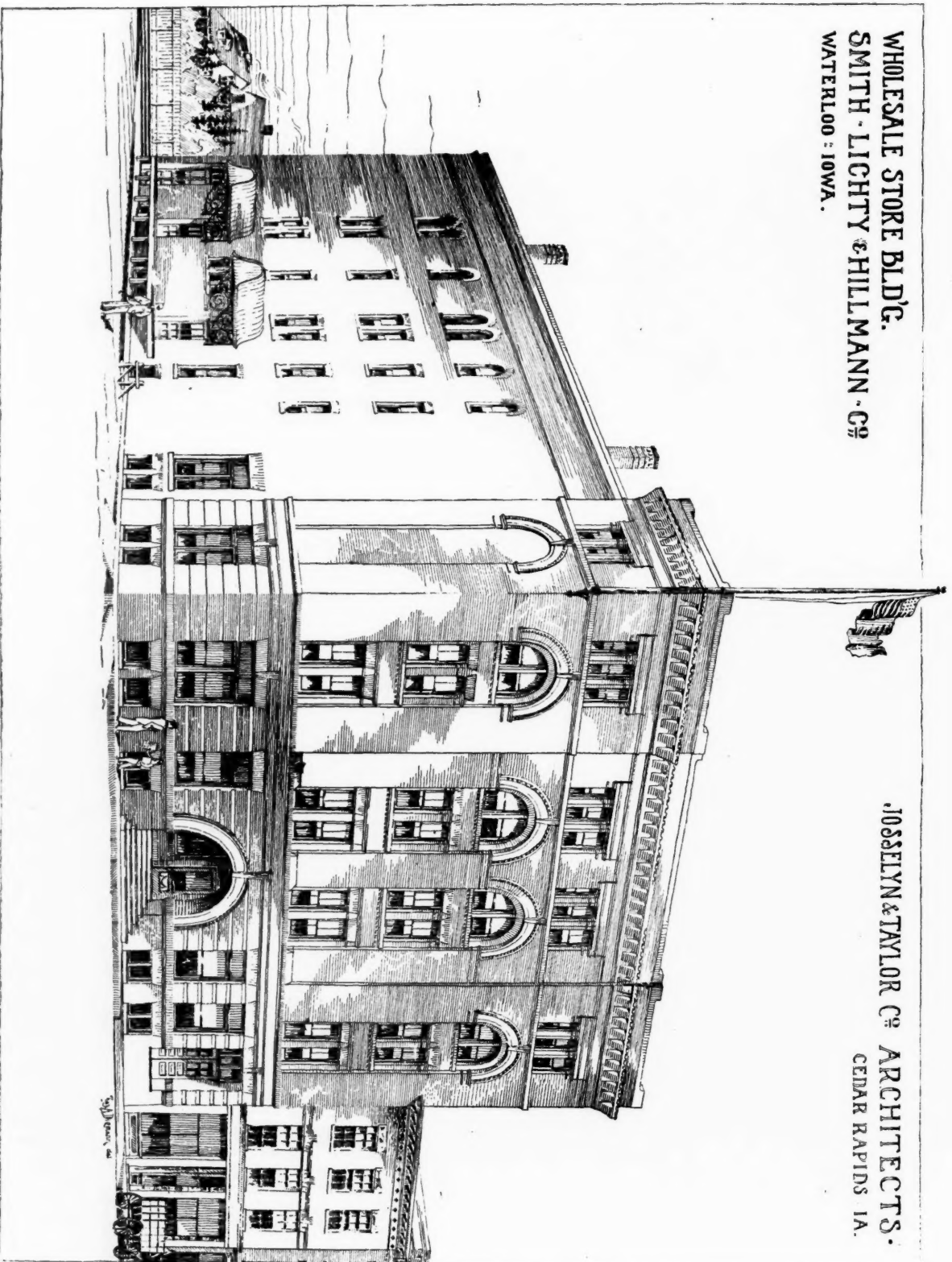
MEASURED AND REPRODUCED FOR MR. JOHN VAN HOUT
BY JOHN T. VAN HOUT



FLOOR PLANS, THIRD PRIZE DESIGN.

WHOLESALE STORE BLDG.
SMITH · LIGHTY & HILLMANN · C^Y
WATERLOO · IOWA.

JOSSELYN & TAYLOR C^Y ARCHITECTS.
CEDAR RAPIDS IA.

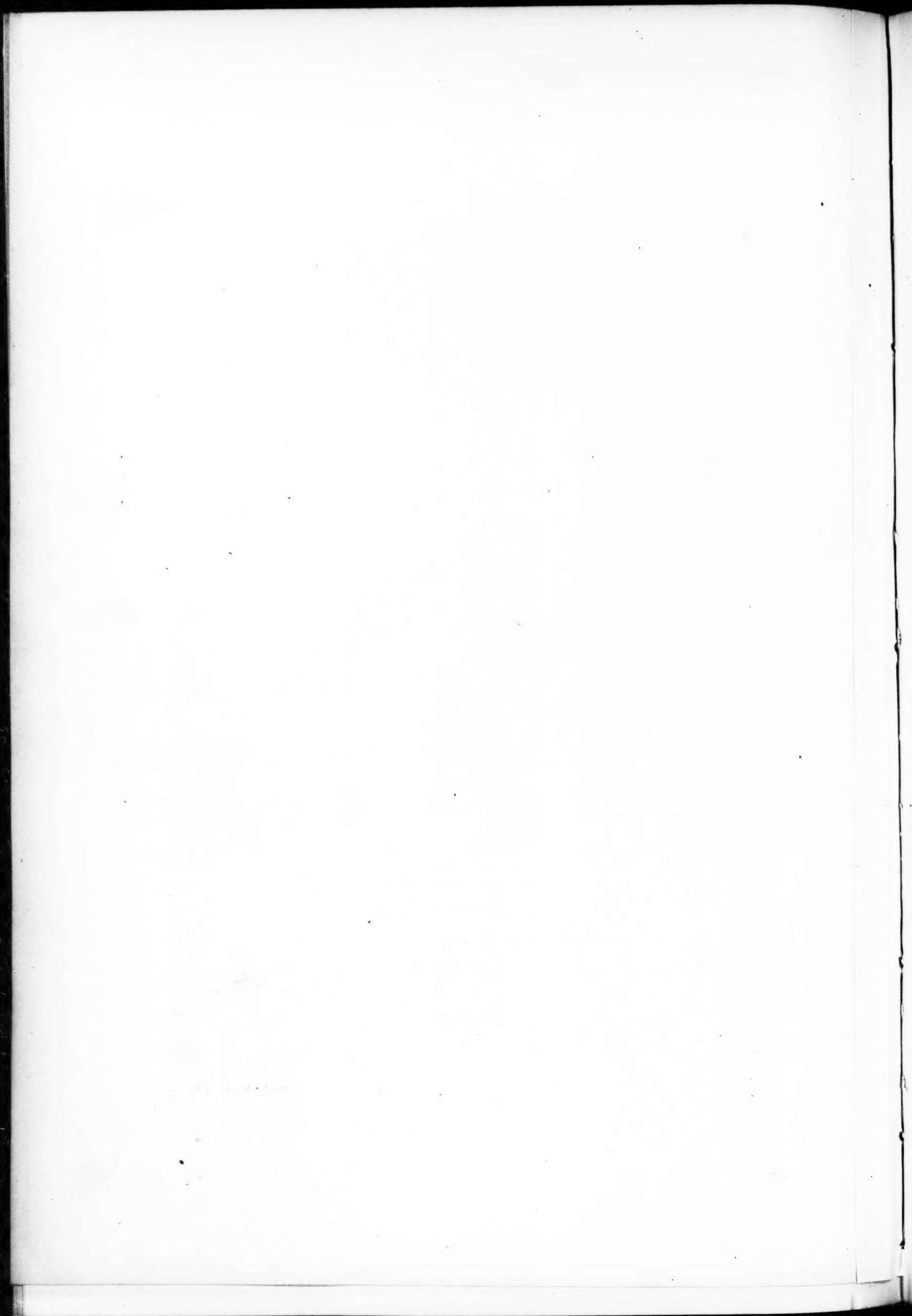


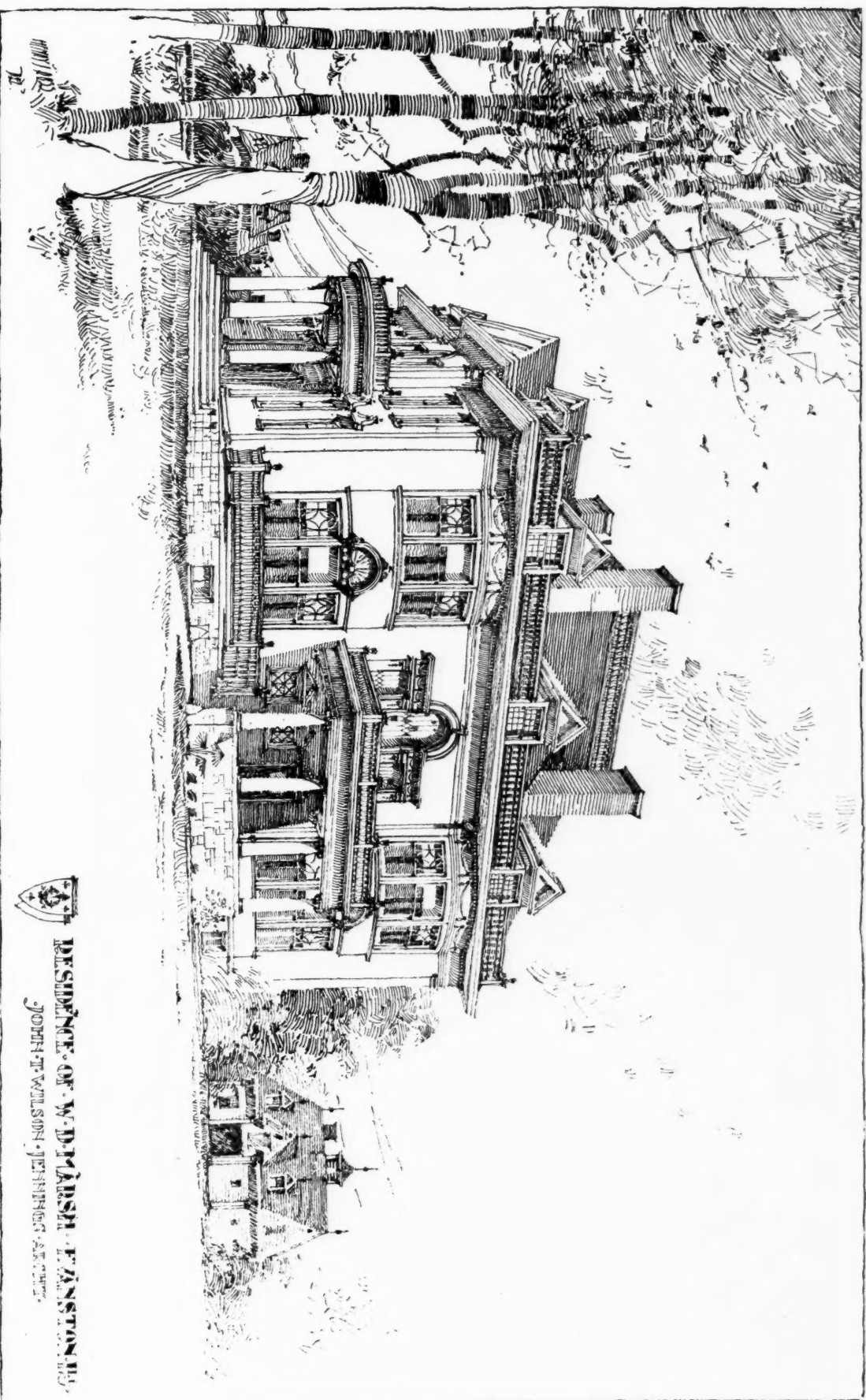


INLAND ARCHITECT PRESS.

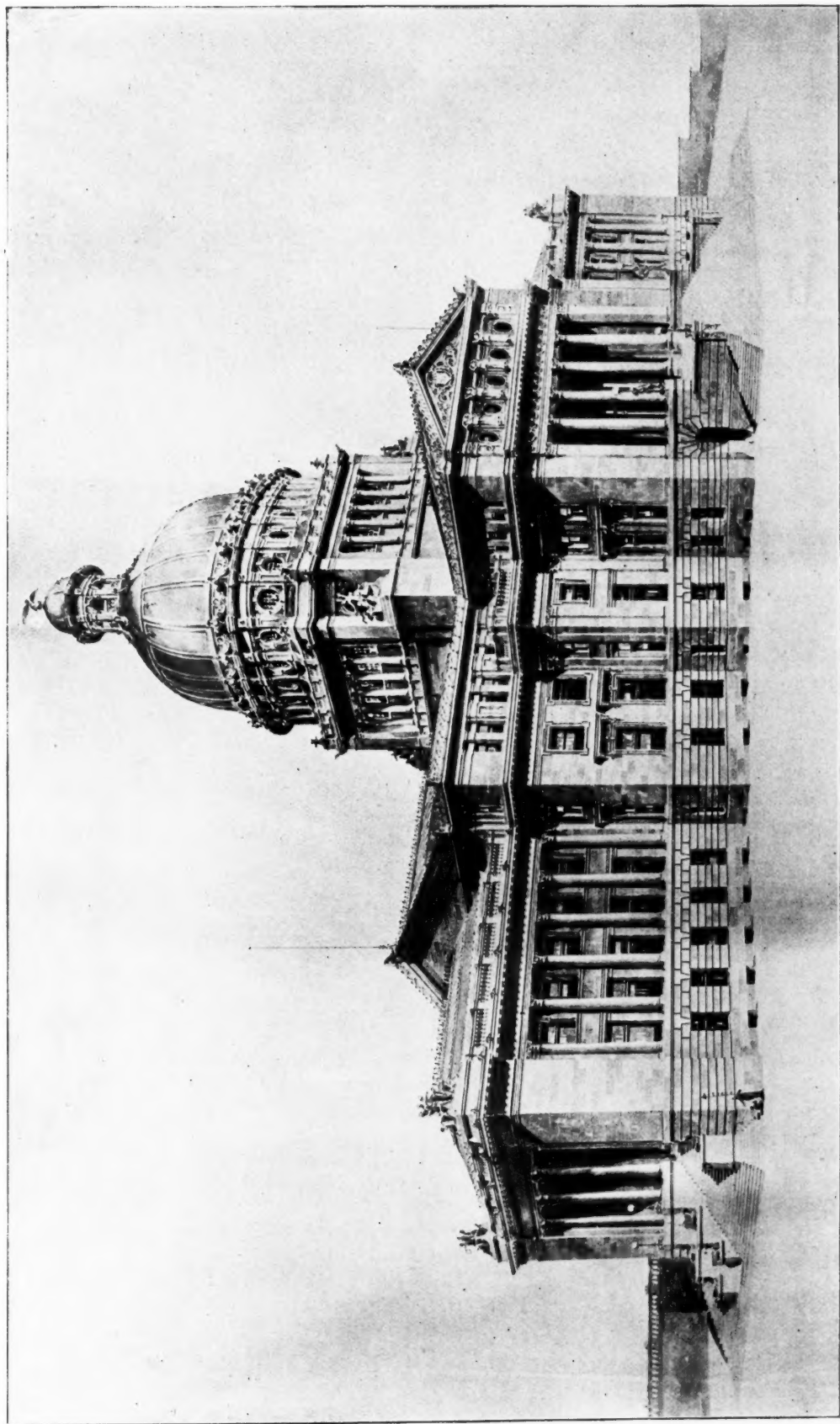
MARQUETTE OFFICE BUILDING, CHICAGO.

HOLABIRD & ROCHE, ARCHITECTS.

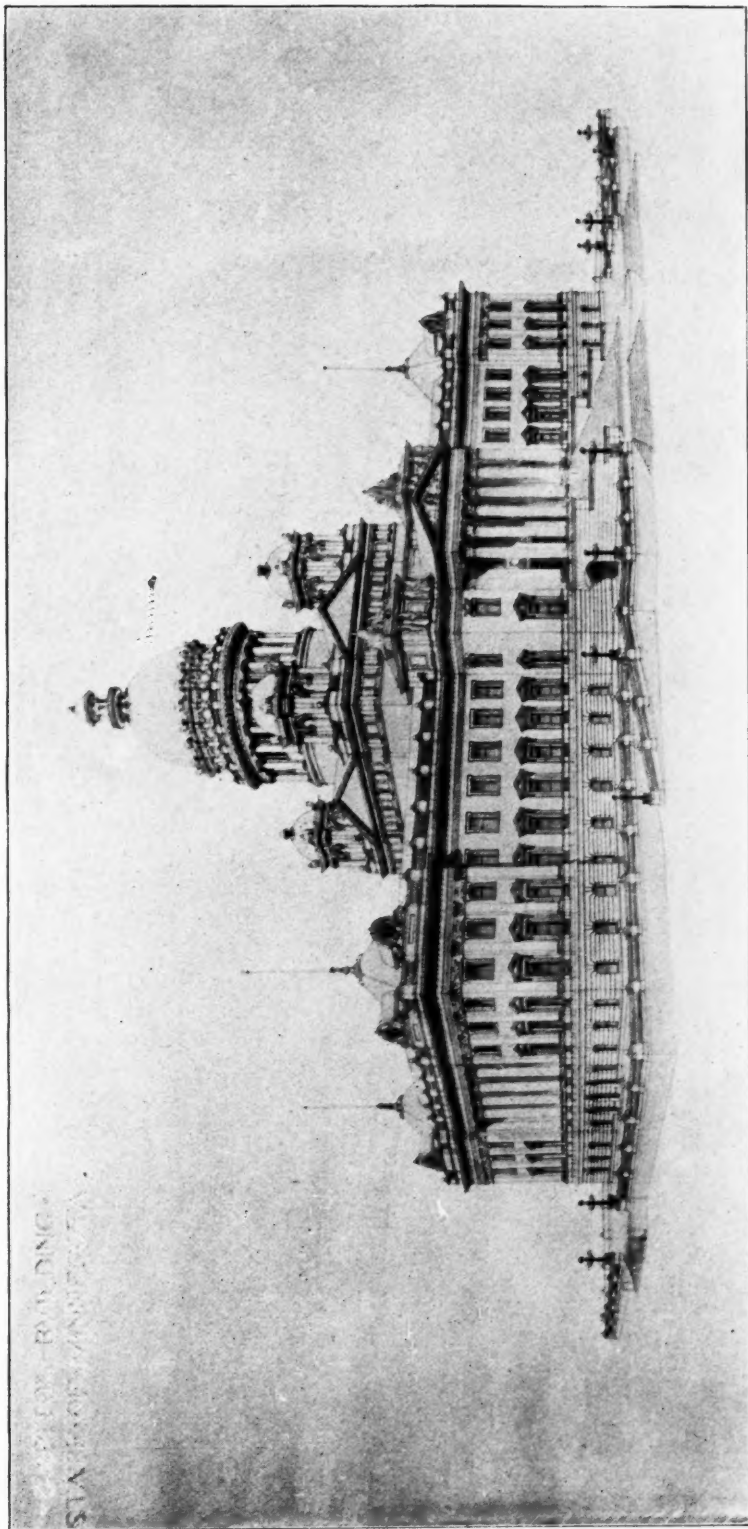




RESIDENCE OF W. D. JARVIS, FANSTON, MD.
JOHN T. WILSON, JENNING'S AGENCY.

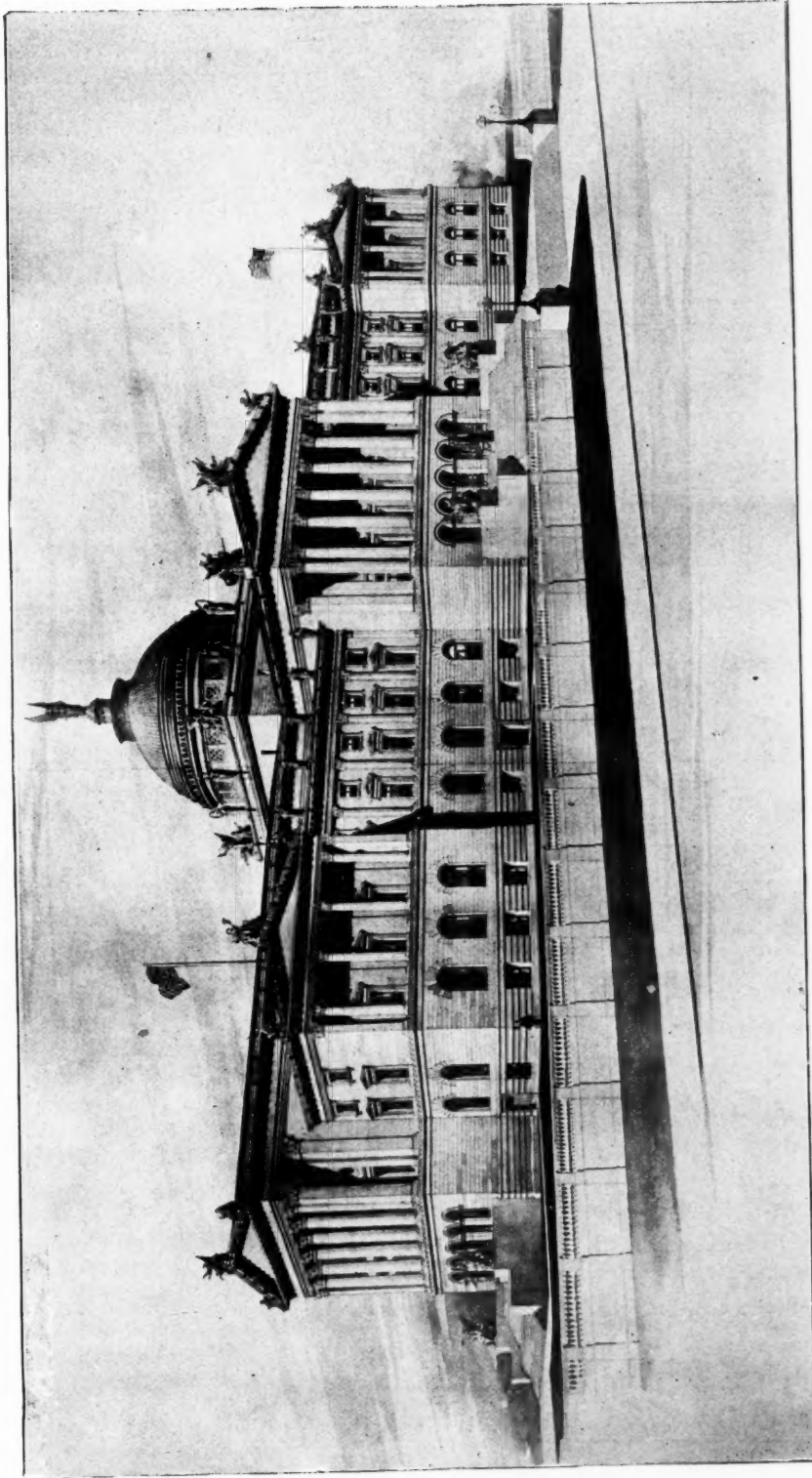


THIRD PRIZE DESIGN, SECOND COMPETITION, MINNESOTA STATE CAPITOL, ST. PAUL.
TRAPHAGEN & FITZPATRICK, DULUTH, MINNESOTA, AND E. P. BASSFORD, ST. PAUL, ARCHITECTS.



FIFTH PRIZE DESIGN, SECOND COMPETITION, MINNESOTA STATE CAPITOL, ST. PAUL.
HARRY W. JONES, ARCHITECT, MINNEAPOLIS.

GENERAL LIBRARY
UNIV. OF MICH.
14 NOV 1899



FOURTH PRIZE DESIGN, SECOND COMPETITION, MINNESOTA STATE CAPITOL, ST. PAUL.
CLARENCE H. JOHNSTON, ARCHITECT, ST. PAUL.