PRESERVATION NEEDS ASSESSMENT
DUMBARTON OAKS PARK
WASHINGTON, D.C.

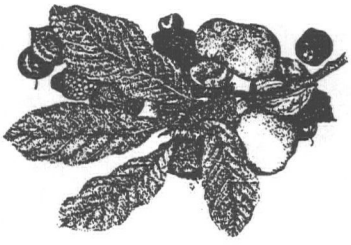


PREPARED BY:

THE GEORGE WASHINGTON UNIVERSITY
HISTORIC LANDSCAPE PRESERVATION PROGRAM STUDIO

AUGUST 1993

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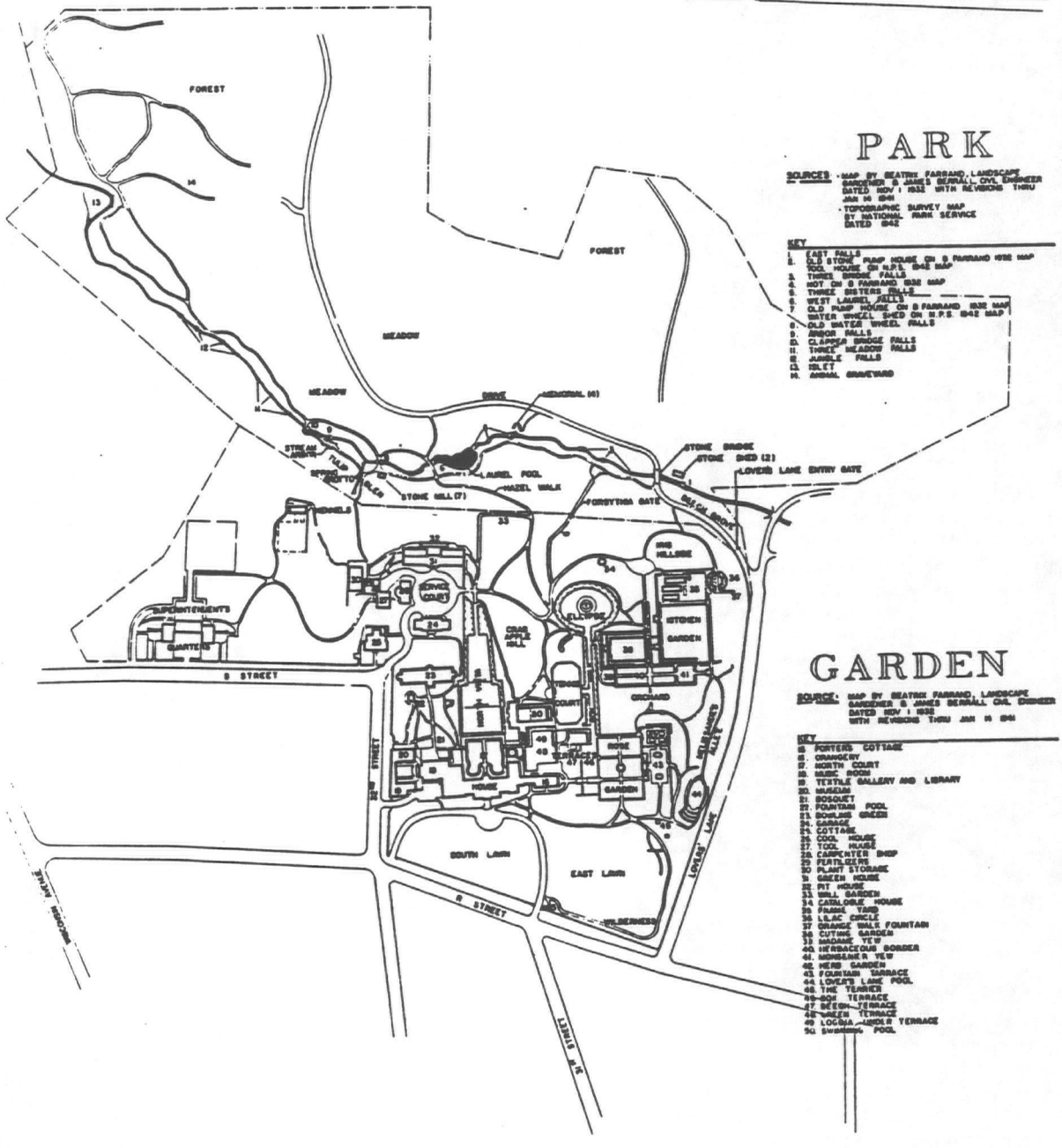
FOREWORD

The following project was executed in a 16-week studio course in the Historic Landscape Preservation Program at George Washington University in Washington, DC. The project team included: Claire Blanchard, Lee D'zmura, Kristine Hesse, Harrel Little, Elizabeth Olson, John Sonnier, Regina Travers, and Anne Wintermute. The project was started in early April and concluded in the end of August. Generally, the first eight weeks were spent documenting the landscape, digesting the rich historic documentation, and framing an analytical strategy. The second eight weeks were spent executing the analysis and developing a "Preservation Needs Assessment Plan". We have selected this name for the studio project rather than master plan or cultural/historic landscape report to reflect the need for further research and analysis. It is our hope that this product could prove useful for both short term, small scale "Friends" projects and more comprehensive planning strategies for future National Park Service capital projects that require advance planning so that they might find a place in fiscal planning efforts in the future.

HISTORIC OVERVIEW

DUMBARTON OAKS

SITE PLAN
CIRCA 1941



WASHINGTON D.C.

PROJECT BY: JANUS ZEMLA DUMBARTON OAKS PARK PROJECT SUMMER 1936 NATIONAL PARK SERVICE UNITED STATES DEPARTMENT OF THE INTERIOR	NAME AND LOCATION OF STRUCTURE DUMBARTON OAKS PARK LOVERS' LANE OFF R STREET, NW		SURVEY NO. DC-571 HISTORIC AMERICAN BUILDINGS SURVEY SHEET 3 OF 26 SHEETS

IF REPRODUCED, PLEASE CREDIT: HISTORIC AMERICAN BUILDINGS SURVEY; NATIONAL PARK SERVICE; NAME OF DEPICTED DATE OF THE DRAWING

HISTORICAL CONTEXT

When Mr. and Mrs. Robert Woods Bliss named their property "Dumbarton Oaks" they encapsuled a reflection of its history. Shaped by economic opportunities and pressures that came with settlement of Georgetown and development of the federal city, "The Oaks" as it was previously known had been carved from the original land grant called "Rock of Dumbarton".

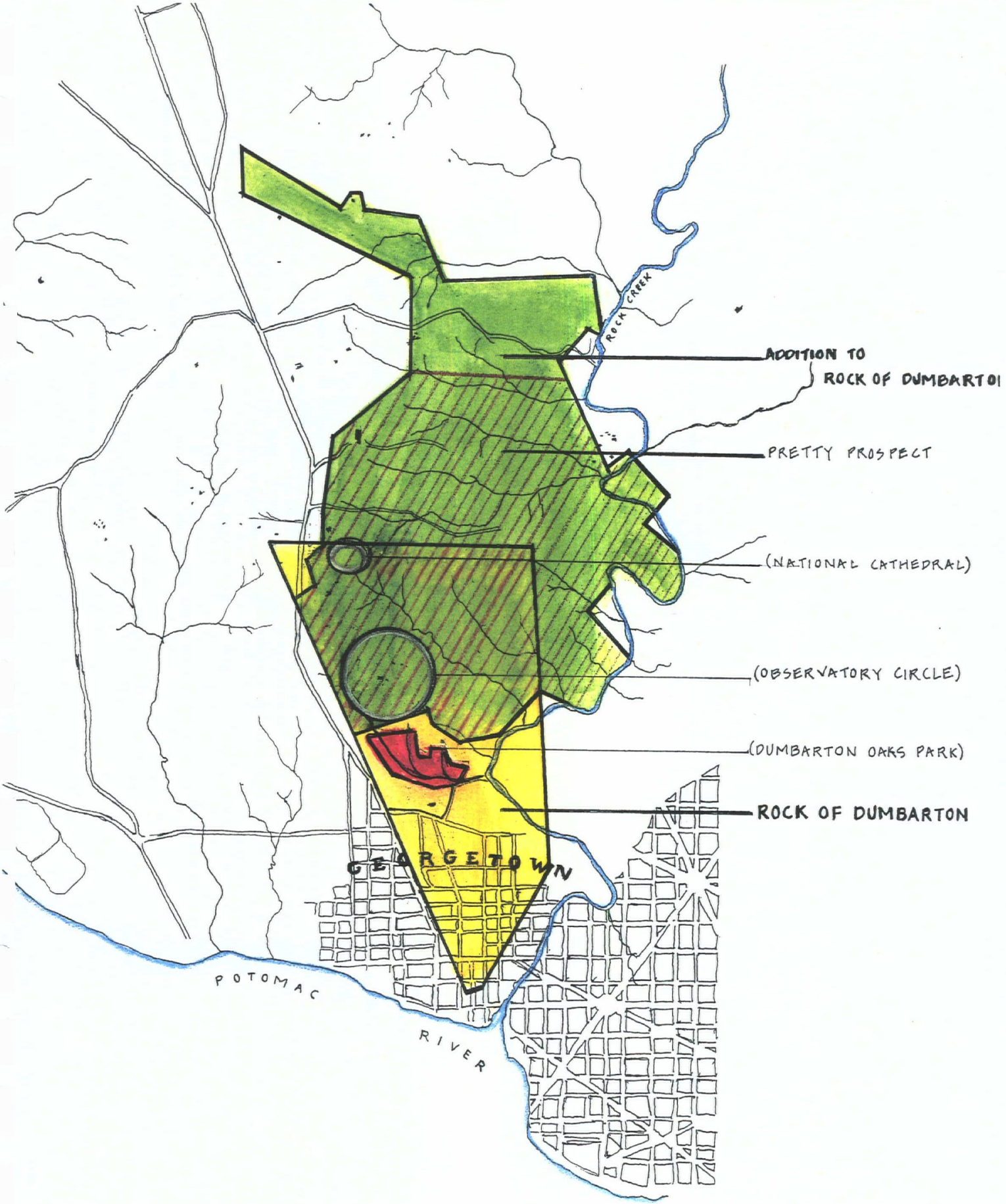
The lay of the land and its use by early inhabitants directly affected settlement. Fertile land west of Rock Creek was more heavily watered than any other part of what was to become the District of Columbia. The natural harbor near the mouth of Rock Creek was the site of a small Pascataway Indian settlement called Tohoga. From here led a trail to high ground. It became the white settler's footpath and was widened for horse-drawn carts and coaches. We know it now as Wisconsin Avenue.

In 1632, Cecelius Calvert was given charter to this land. Parcels were set aside for Indians to farm, but they showed no inclination. Calvert was given sole power for granting tracts. Each land grant was given a name by its owner. Ninian Beall was the most well-known landowner of the seventeenth century. His "Inclosure" became the National Arboretum. The White House was built upon "Beall's Levels". But it was the land we know as Georgetown that reminded him of his last view of home, Dumbarton on Clyde, Scotland. He had been captured at the Battle of Dunbar and was first sent to Barbados and then Maryland where he was indentured for five years. Freed and given fifty acres, he was eventually granted warrants for 25,000 acres, far more than he took up. The "Rock of Dumbarton" was 795 acres granted in 1703. It was inherited by Beall's younger son, George, fourteen years later but was recorded as 480 acres. In 1723, George patented 1,380 acres called "Addition to Rock of Dumbarton. " (1.1)

George Beall and George Gordon, who had 100 acres he called "Rock Creek Plantation", firmly resented the acquisition of their landholding for the formation of Georgetown. Mr. Gordon's tobacco house was ideally located below the falls in the natural harbor. This turned out to be the westernmost point in Maryland to which a ship could sail, and therefore had advantage over Annapolis and Baltimore for exporting tobacco from inland plantations and importing English goods. Ship wharves developed around the tobacco house when great increase was made in the tobacco trade in the 1730's and 1740's. The land grew in value and demand arose to establish a town. Approved in 1751, sixty acres were laid out into eighty town lots.

By the time of George Beall's death in 1780, Georgetown had changed in character from that of tobacco plantations to bustling seaport. Within five years two additions to Georgetown brought the boundary up to R Street. A thousand acres of the northern property was sold and became "Pretty Prospect", where Observatory Circle and the National Cathedral are sited. The land that George's two sons inherited was amicably divided along the Great Branch of Rock Creek. The elder son, George, sought to keep the north section intact by raising crops. His brother, Thomas regarded his inheritance as a source of profit through subdivision.

At the turn of the century the high ground commanded a superb view of shipping along the waterfront, the winding Potomac and the emerging city of Washington. Speculation went wild with the prospects of L' Enfant's plan to build a city greater than Paris. Among the



DEPICTION OF ORIGINAL LAND GRANT AND ADDITION SHOWING EXTENT OF "ROCK OF DUMBARTON".

purchasers of Georgetown Heights was William Hammond Dorsey, who bought the site of Dumbarton Oaks. The federal style house he built in 1801 was his home for only three and a half years before his speculations fell flat and he was forced to sell his 22 acres to Robert Beverley.

The Beverleys left the plantation life at Blandfield on the Rappahannock for the society of Georgetown. The Orangery was added to the house at this time, and the tree-covered hill was renamed "Acrolophos". But the War of 1812 put an end to Beverly's shipping operation and he returned to Blandfield. His older children stayed on for a while. He kept the property in the hopes it would be a useful base for the future law practice of his youngest son, Bradshaw. In just a few years, at the age of nineteen, Bradshaw was left to struggle with the badly deteriorating house and a depressed economy. Many homes were being left vacant. He was finally relieved of his burden when he found a buyer in 1823.

It was bought as a summer home for the Calhouns, whose family originally hailed from Scotland in the vicinity just north of Dumbarton on Clyde. Disdaining its name, John C. Calhoun, who was Secretary of War at the time, preferred to call it simply "Oakly". When he was voted Vice-President, he chose to live there year-round. But the salary was insufficient to maintain life in the Georgetown Heights. In 1826 he moved back to South Carolina. He was unsuccessful in finding a permanent tenant and the property was going to waste.

In 1829, a young bachelor named Brooke Mackall bought the property which was still registered as "Acrolophos". He had grown up in the area and many of his relatives lived in the handsome houses in Georgetown Heights. He married and five of his children were born in the house. But after seventeen years his deteriorating finances forced him to sell.

The next owner had a successful hardware store where Wisconsin Avenue meets M Street. Edward Magruder Linthicum had a fondness for trees and plants. He was impressed with the oaks surrounding the house and dominating the landscape. He renamed the property "The Oaks", enlarged the house in victorian style, and added a brick barn. After his death twenty years later, his widow lived there fifteen years more. At her death, "The Oaks" fell to his grandson, Edward Linthicum Dent.

For nearly a century the boundaries had not changed. Rising land values were a temptation to a young man starting out and at various times between 1891 and 1894 the land was sold to meet Dent's obligations. A small lot was bought by Bessie L. Kirbey and became the site of the Home for Incurables. The lot with the house was sold to Mr. and Mrs. Henry Fitch Blount. Gradually Mr. Blount was able to reestablish more attractive parts of the property.

The turn of this century saw a house full of guests. Five children actively played among the boxwoods Mrs. Blount would acquire at estate sales. The attic was transformed into "The Little Theater" seating 200. In 1920, three years after Henry died, Mrs. Blount sold "The Oaks" to Mr. and Mrs. Robert Woods Bliss. Hating to leave, she moved to a small building that she retained in the northern part of the property, and parted with it in 1922 when complete rebuilding of the house and construction of the gardens began.

The house left much to be desired, for the Federalist simplicity of its original design had been obscured. But the site was ideally suited to the Bliss's desire to have a country house in the city as well as a permanent home for their collection of Pre-Columbian and Byzantine art. The grounds suggested infinite possibilities for gardens. So they brought their friends, Royall Tyler and Beatrix Jones Farrand, to see what they had acquired.

Robert Woods Bliss was a career diplomat. Having studied history at Harvard, he entered public service which took him to Puerto Rico and Venice. He married Mildred Barnes whose mother, an exceedingly wealthy widow, passed on her love of music to her daughter and step-son. The young couple traveled professionally to Saint Petersburg, Brussels, Buenos Aires and Paris where Robert acquired his interest in Pre-Columbian art through Royall Tyler, a childhood and lifelong friend of Mildred Bliss, whose interest in the Middle Ages and Byzantine art he also guided.

Beatrix Jones Farrand had designed one of her first gardens for Mildred Bliss's family and now at the age of fifty she wrote to Mrs. Bliss how happy she was to come full circle. Mrs. Farrand had successfully designed landscapes at Yale and Princeton, and was the only woman among the founding members of the American Society of Landscape Architects. As a child she showed interest in gardening and planting and later decided against a career in music to study with Professor Charles Sprague Sargent at the Arnold Arboretum. As a young woman she traveled through Europe, feeling it essential because, in her words, "it tended to form and educate the eye". She understood the sculptural value intrinsic in plants, and had a practical intelligence about design. Her landscapes worked well for the people who used them. She believed gardens should be places of beauty and restfulness and that people should be comfortable in them.

The Blisses would not be in residence during the summer months. So the gardens were designed for fall, winter and spring interest. They would require large formal areas close to the house for entertaining. The formality of these gardens were complemented with informal and pastoral gardens as they gave way to the naturalistic stream valley. The construction of the gardens spanned ten years, during which the design was carried on through letters between Mrs. Bliss and Mrs. Farrand. Their correspondence reveals an endearing relationship that went beyond the twenty five years concerned with Dumbarton Oaks.

In 1940, Mr. Bliss announced the intention to donate the Research Library and Collection to Harvard University, and to set aside the stream and lands rising toward Observatory Circle to be made into a park for the enjoyment of the people of the District of Columbia. They moved to a smaller house a few blocks away, but returned everyday to work with invited scholars. The "Dumbarton Oaks Conference" which formalized the idea of the United Nations was held there in 1944.

The Park Service's stewardship of Dumbarton Oaks Park began in the spring of 1941. In the years previous, Mrs. Bliss had invited the public to tour the gardens each spring as a benefit event to support the Home for Incurables. When the Park Service ceremoniously opened Dumbarton Oaks Park more than 110 people streamed through the Lovers' Lane entrance each hour. Many more scrambled down the hill from Wisconsin Avenue. It was noted that visitors would cross the stream at several locations making use of rustic wood plank bridges. The park

was furnished with teak benches constructed at Dumbarton Oaks from wood salvaged from the H.M.S. Weymouth. The Park Service limited use to weekends and closed the park in winter so as not to damage bulb plantings in the meadows.

Beatrix Jones Farrand and Mildred Bliss endeavored to assure that the park would be maintained. The Park Service personnel were optimistic but the war effort and subsequent lack of funding proved disappointing. Mrs. Farrand expressed concern, as she had when she first viewed the site, regarding the drainage conditions emanating from development along Wisconsin Avenue. She also addressed the need to widen the streamside path and give structure to the desire path forming across Cliff ton Hill. It was strongly urged by the two women that an advisory committee be formed to oversee the management of the park. Mrs. Bliss was hesitant to supply funding in the form of a gift until that could be assured. She realized that such a gift might also cause a reduction in public funds and would remain insufficient to maintain the park.

The park was never adequately funded. In 1972, jurisdiction was transferred from Rock Creek to the George Washington Memorial Parkway. It returned a few years later without the gardener who had previously devoted his hours solely to the park. Since then maintenance has been the mowing of accessible meadow areas.

Public use of the park has not diminished. In any weather one finds oneself not alone, yet finds solitude in these peaceful surroundings. Dumbarton Oaks Park somehow manages to retain the essence of charm that so many people find inspirational in Dumbarton Oaks Gardens.

DESIGN INTENT OF DUMBARTON OAKS PARK

In her design for Dumbarton Oaks Park, Beatrix Jones Farrand was inspired by her vision of the park as a stream valley and rising hill beyond which would serve as a background for the formal gardens at Dumbarton Oaks and which would create an illusion of country life.

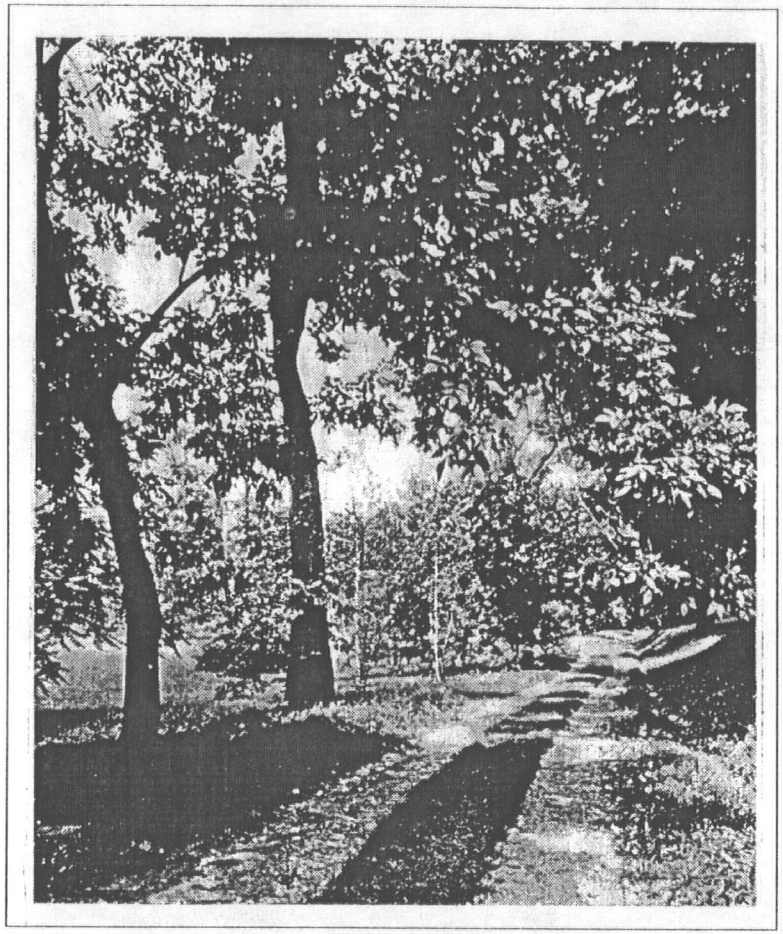
To fully understand Farrand's design intent, Dumbarton Oaks Park must first be viewed in its broader context as an extension of the formal gardens of the Dumbarton Oaks estate. Influenced by the classical design of the Italian villa gardens, the design of the upper gardens was formal and geometric. A series of terraces extended the Georgian architecture of the mansion into the natural landscape beyond. In design, materials, and ornamentation, the terraces progressed from formal to informal, from architectonic to natural as they descended the hillside and entered the stream valley. The valley below and beyond should be viewed as the culmination of this progression from formal to natural. Originally the two gardens were linked both physically and visually. Four paths led from the upper gardens to the lower park. The Iris hillside path, the Forsythia walk, the Hazel walk, and the sand stone steps served as physical access and transitional link to the stream valley. In this area, repetition of elements in an appropriate form unified the gardens. The formal stone walls which defined spaces in the upper terrace wre reflected in the informal random stone wall at the entrance. Flagstone paths linked garden with park. The continuation of forsythia beyond the gateway was a subtle transition from one space into another (2.1). Here unity was reinforced in the repetition of material, while change was introduced by a new planting pattern.

In her design of the lower park, Farrand rejected the formal classical style which dominated the upper gardens in preference for the natural style of the English landscape garden. While natural contours and conditions as well as existing structures dictated specific design decisions, Farrand's overall intent was to create a naturalistic landscape which would provide a variety of visual and physical experiences. To achieve her goal she superimposed her design upon existing natural and manipulated elements to form a pastoral landscape which incorporated the historic settlement pattern into a naturalistic plan reminiscent of an 18th century American pleasure garden. By employing contrast, repetition and balance, she manipulated the site to provide diverse space and experience.

The stream valley which was to be transformed into a romantic park was characterized by a small stream dividing the north and south slopes which formed the valley. An original farm road, lined with mature tulip poplars, descended the north slope, emerging from a stand of oaks along the ridge into open pastures below. A stone mill flanked the stone bridge which continued the road to the south side of the stream. An old stone pump house was located midway up the stream on the south side.

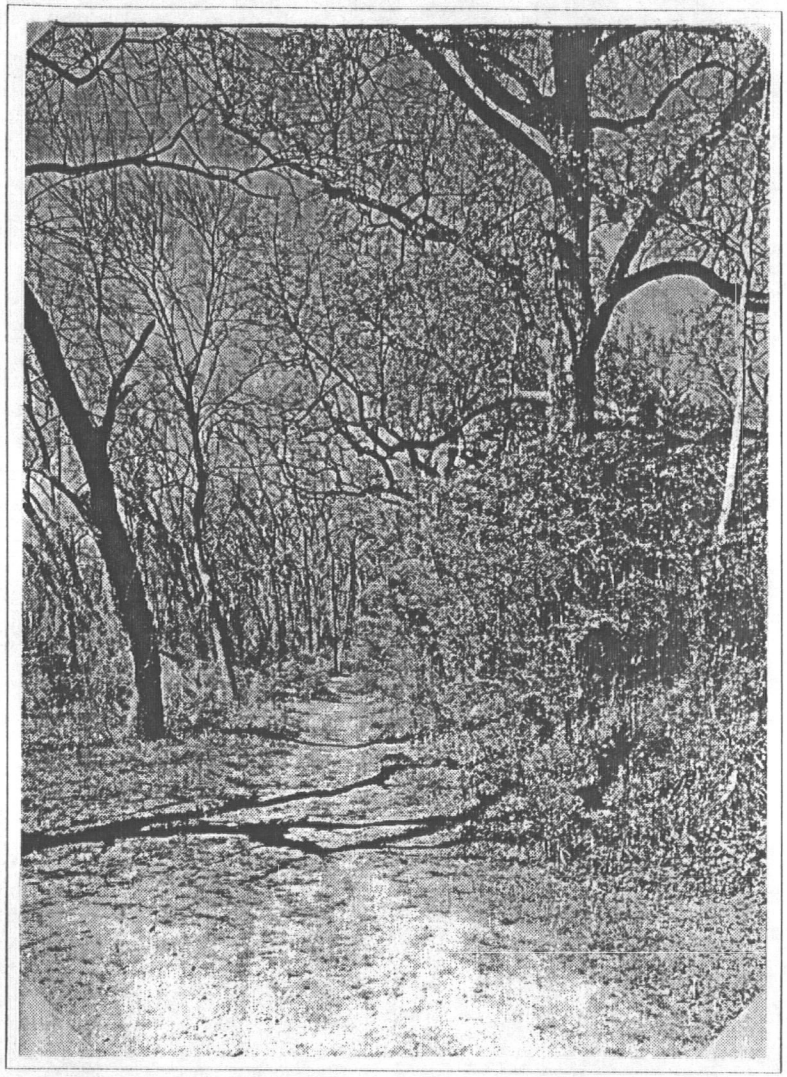
ENTRANCE

When the estate was divided into two separate landscape - the formal gardens of Dumbarton Oaks and Dumbarton Oaks Park, the paths connecting the properties were closed. At this time the entrance at the foot of Lover's Lane became the primary access to the park. Farrand designed a wooden gate flanked by fieldstone piers which marked the entrance to the



3.4 LOOKING NORTHWEST AT BEND DUE NORTH OF STONE MILL (1930's).
HABS NO. DC-571-26 NPS

1930's. A double path winds from the open meadow to a grove of river birches. The edges of the path are distinct. Groupings of low perennial plantings and groundcovers define spaces and relieve the linear form of the walk.



LOOKING NW AT BEND DUE NORTH OF STONE MILL (1988).
HABS NO. DC-571-27, JACK E. BOUCHER, PHOTOGRAPHER

1988. The strong visual relationship between path and meadow has been compromised. Invasive shrubs and trees form a strong vertical edge to the path and physically separate it from the upper meadow. Volunteer trees and invasive understory have transformed the birch grove into a dense thicket.

park. Inside the gates, a terraced roadway was carved from the original slope. Running parallel to the stream, the southern edge of the path was bounded by a massive random rubble retaining wall. The wall was the informal continuation of the more formal random coursed fieldstone wall which edged Lover's Lane. The stone wall and the rhythmic repetition of mature beech trunks enclosed the path with a vertical edge. Overhead, the deciduous canopy further enclosed the space and contributed to a sense of arrival which was in marked contrast to the openness of Lover's Lane. This entrance corridor was terminated at the stone bridge where the view into the landscape dramatically expands. Framed by the stone mill to the right and the hillside to the left, the vista encompassed stream, meadow, and woodlands offering a comprehensive glimpse into the entire landscape.

STREAM

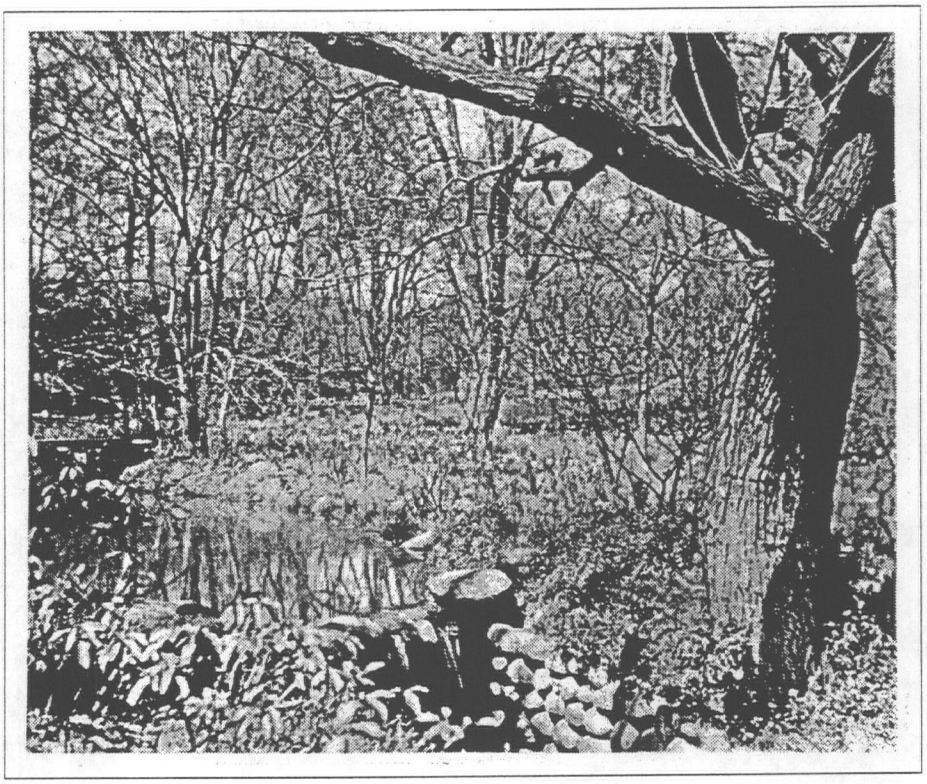
The existing stream was the natural linear element around which Farrand designed her park. The interaction of the stream and a circular path were to be the basic structures of the plan. By constructing a series of dams, she modified the original stream profile and introduced ponds and falls into the waterway (2.2). This was an interplay of motion and repose, active and passive. While the ponds expanded the stream and their banks provided gentle access to the water's edge, the force of the water, rushing over the falls and flowing through narrow channels, enlivened the stream. The stream bed was thus divided into a series of spaces which were characterized both by their architectural structure and the resulting water form. The nodal spaces were intimate in vegetative edge, scale and relate directly to neighboring paths. The open, horizontal character of the stream and its edges provided a foreground to the broad meadows to the north and the shrub masses to the south (2.3 and 2.4). The stream and its corresponding paths connected existing and new structures. The memorial seating wall, the grotto, pebble cascade, the stone mill, and the rustic arbor were enhanced by their direct relationship to the water.

MEADOWS

The meadows were a progression of larger outdoor rooms whose edges were defined by the existing woods to the north and the stream to the south (2.5). These spaces were enhanced by the introduction of flowering trees and shrubs along their edges. These elements provided color and a transition from the horizontal plane of the meadow to the vertical edge of the forest. These meadows were interrupted by groupings of ornamental trees with understory plantings of groundcover. The meadows and their edges controlled and directed views through the park.

PATHS

The circular path united the various elements within the plan (2.6). Beyond the meadow, the original farm path divided. One leg ascended the slope and would through the existing woodlands while the other followed the edge of the upper meadow and returned past the animal graveyard to the stream path. The first rugged path led through the existing oak grove and contributed to the undisturbed character of a natural wilderness to the plan. At the base of the ridge, a more gentle meadow path afforded a dramatic view down through the meadow to the stream below. This path abruptly changed from open meadow into a grove of trees with an



2.2. LAUREL POOL LOOKING NORTHWEST (1930's).
HABS NO. DC-571-13, NPS

The Laurel Pool, created by the dam accented by a mature, pre-Farrand tree, provided a still surface to reflect the surrounding vegetation. Masses of mountain laurel covered the steeper southern bank and contrasted with the herbaceous perennials planted on the gentle open bank opposite. Ornamental trees and pre-Farrand specimen trees formed an overhead canopy. The open understory allowed glimpses into the meadow beyond.

BUILT FEATURES

Almost all the built features in Dumbarton Oaks Park were created using natural materials in a rusticated style. The materials include various types and sizes of cut and naturally formed stone, wood, and poured concrete with aggregate stone. The features enhance the woodland setting and are an obvious departure from the more formal styles and materials in the design of the Dumbarton Oaks Gardens.

Major Structures:

Old Stone Pump House

The foundation of the Old Stone Pump House is extant and covered with ivy, moss, and lichen (3.5). The mill wheel lies in sections inside the foundation walls, rusting and mossing over in the muck. The broken spoke and hub sections lie to the east next to the mill stone which is covered with moss. The wood framing of the edifice is extant and lying on the ground in the same area.

The Pump House

This structure is located at the northern end of the stone bridge. Constructed of large, irregular granite stones set in concrete, it measures approximately 10'x20'. It is a single story building with a small window boarded up on the west facade and a door on the east facade. It has a cedar shingle roof which, along with its truss support, is rotted in places leaving the building exposed to the elements and wildlife of the park. Otherwise, the building appears to be in sound condition.

The Stream Arbor

The Stream Arbor located near the Clapper Bridge is in poor condition (3.6). The arbor trellis is gone and the overhead plane which it once occupied is now overgrown with rhododendron branches hovering five feet above the depressed pathway between the seat and the stream wall. This area has also deteriorated as a result of erosion along the stream bed.

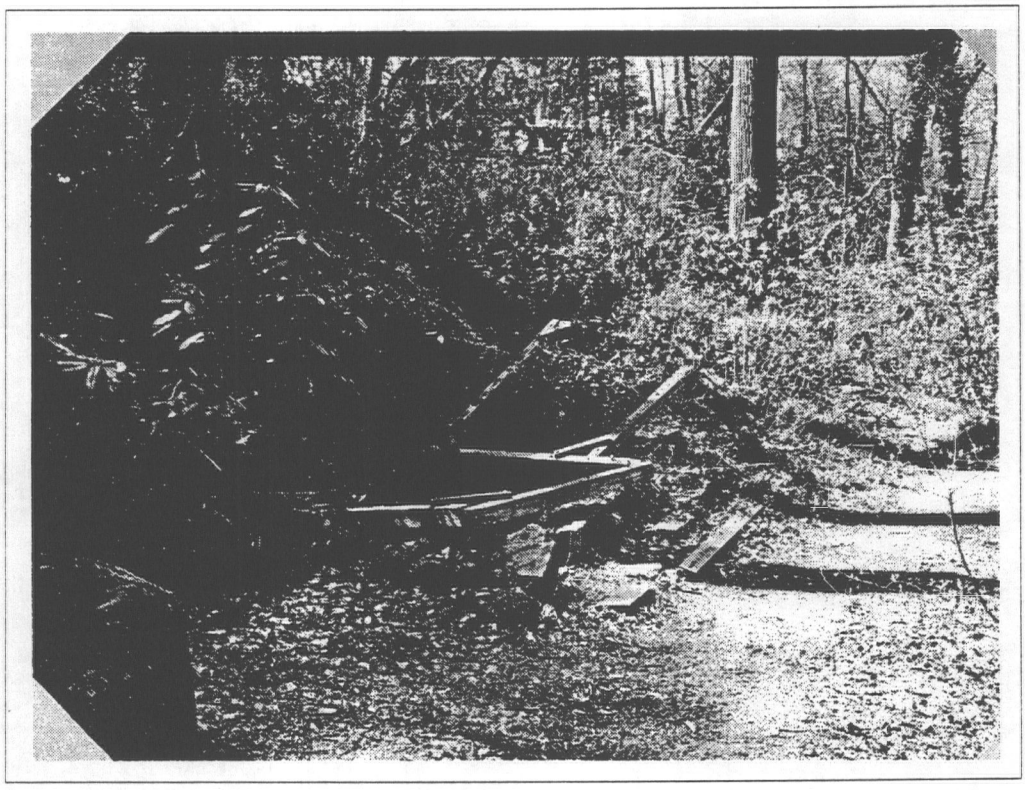
Spring Grotto and Pebble Stream

The overall condition of this feature is poor. Specifically, the brick spring grotto is in good condition. Water is carried by four cedar rills flanked by stone steps. A fifth rill is broken and used to support the fourth. From here, water flows toward a circular catch basin around the lower steps to the stream edge (3.7).

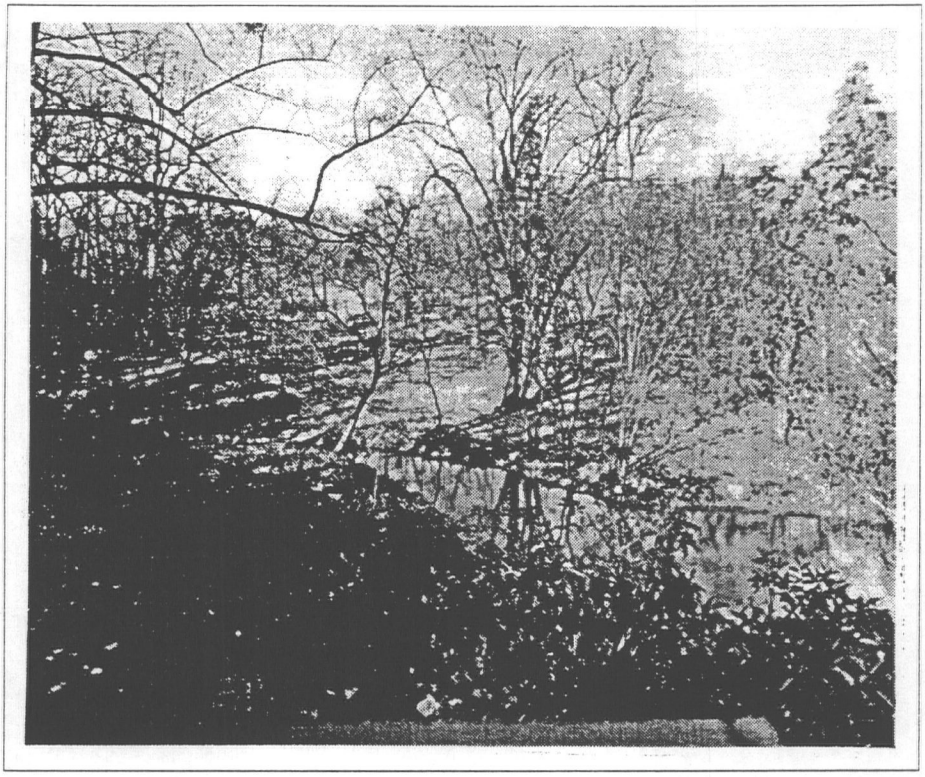
The pebble stream, located alongside of the spring grotto is a series of sloped slabs inlaid with small stones. It leads from a culvert headwall to the stream. Some of the slabs have broken away, their foundations eroded.



3.5 STONE PUMPHOUSE (1930's).
HABS NO. DC-571-16, NPS



SITE OF STONE PUMPHOUSE (1988).
HABS NO. DC-571-18, JACK E. BOUCHER, PHOTOGRAPHER



2.3 LAUREL POOL, LOOKING NORTHWEST FROM HAZEL WALK (1930's). HABS NO. DC-571-11 NPS

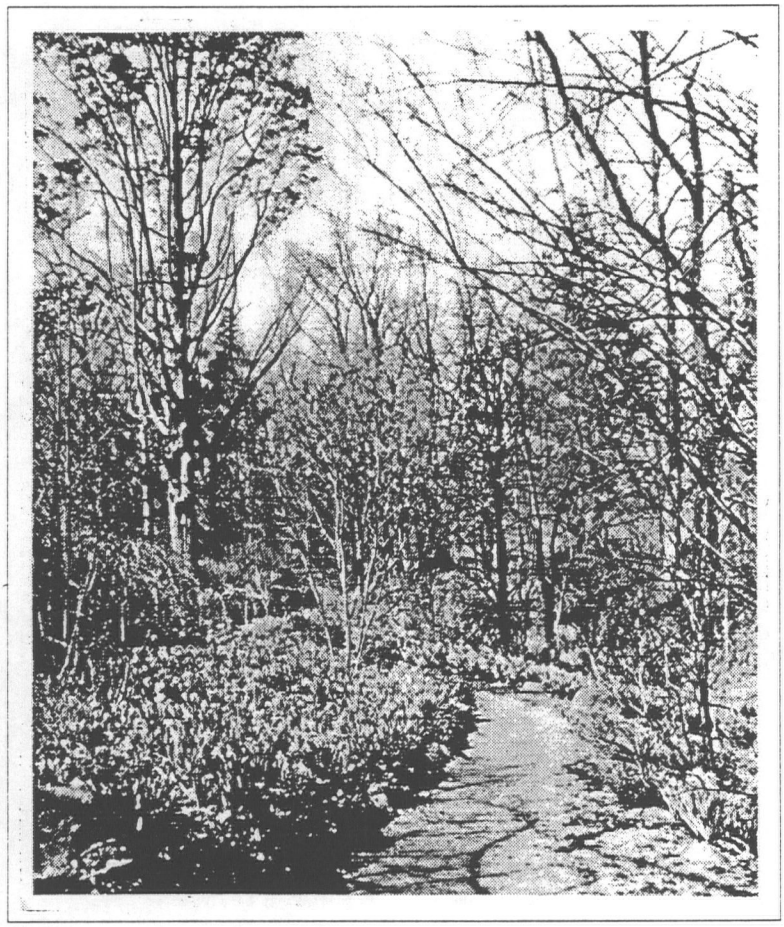


2.4. MOUNTAIN LAUREL AT LAUREL POOL (1930's). HABS NO. DC-571-12 NPS



2.5 CLIFTON HILL LOOKING NE ACROSS STREAM FROM HAZEL WALK (1930's). HABS NO. DC-571-9 NPS

1930's. Sentinel Tulip Poplar (above) marks the falls. Small trees line the stream and provide a light shade canopy. A view is open to the meadow. Mature Oaks on the ridge are an open woodland with little understory.



2.6. STREAMSIDE PATH NEAR MIDDLE OF THREE SISTERS FALLS, LOOKING WEST (1930's). HABS NO. DC-571-8, NPS

1930's. The shrub bed which borders the southern edge of the path and low herbaceous and shrub plantings mark the stream bank (left) and form the open foreground which is enclosed by a backdrop of deciduous trees. Note the ornamental marking the turn in the path.

understory of rhododendrons.

PLANTING MATERIALS

While Farrand used the waterway and pathway to provide internal structure to the grounds, she utilized plant materials to enhance the character of the park.

"The development of the north part of the place should be on the lines of a series of interesting plantations each thought out for a certain season." While creating seasonal interest and color, the vegetation in the park served broader purposes: to define spaces visually and physically, to enhance existing features and to direct views.

The existing vegetation as well as the stream influenced Farrand's initial design decisions. She used the native oaks on the northern ridge as a backdrop to the pastoral park and to contain the view within the park. Existing specimen trees were used to signal/accent features in the landscape. The locations of the water features, sitting areas and turns in the path were announced by these sentinel trees whose form provided both a vertical accent and a sheltering, enclosing canopy.

The intimate scale of the streamside planting served to enhance the stream, to open views of the waterway from the paths, and to provide a contrasting foreground to the landscapes beyond. "The main charm of the stream side is in the informally placed groups of herbaceous material such as iris sibirica; daffodils; and occasionally one or two of the smaller mallows; groups of the english cowslips and groups of the candelabra primulas. ... The planting along the stream side must be kept in delicate balance of smallish groups, as masses of one sort or another of large material -- such as big groups of kalmias or leucothoe -- would destroy the whole illusion of romantic yet natural landscape... while of course the stream is in no way a really natural brook, it should have a certain eighteenth century quality of the naturalistic..."

Larger plantations of shrubs were introduced on the hillsides (2.7), they were displays of seasonal color and in their texture and scale contrasted to the more finite and delicate streamside vegetation. Structurally, these hillside plantings were employed to enclose the garden and to direct views through the site and the distant landscape beyond. Masses of flowering shrubs defined the woodland edges and visually stepped down into the adjacent meadows. Native azalea, scotch broom, rhododendron and mountain laurel linked open meadow to forest.

Taking advantage of their variety in texture and color, Farrand introduced ground covers to define spaces. The layering of ground covers under groves of trees resulted in the development of the separate meadow rooms. Ivy and periwinkle were used extensively in transitional areas. Ivy planted under rhododendrons and on bare hillsides stabilized the slopes while providing a strong uniform ground plane. Groundcovers were planted under the existing river birches and tulip trees which bordered the farm road. This treatment unified the opposite edges of the path uniting diverse elements into a stronger whole while increasing a sense of separation from the parallel meadow.



2.7. FORSYTHIA WALK BEFORE WIDENING (1930's).
HABS NO. DC-571-5, NPS

Mass planting of forsythia borders the walk from the formal gardens and serves as a transitional space leading to the park.

In addition to the ornamental trees and shrubs which enhanced focal points in the plan, seasonal color and texture was displayed in masses of bulbs and groupings of native shrubs. Drifts of daffodils and bluebells added interest to the meadow and color at the edges of the woods and stream. Random planting of various viburnum, witchhazels, hollies, and summersweet extended the seasons in the park with their color blooms, berries and brilliant fall color.

While the plant palette that Farrand selected for Dumbarton Oaks Park was not a truly native collection, it was limited to varieties whose form and habit would contribute to the informal naturalized character of the landscape. Her introduced species were in harmony with the native plant community. Farrand successfully incorporated these exotics with the native vegetation to create a varied yet harmonious whole. It was a whole which would serve well as her background for the formal upper garden and as her illusion of country life.

EXISTING CONDITIONS

EXISTING CONDITIONS

INTRODUCTION

The following discussion is a narrative documentation of the existing conditions of Dumbarton Oaks Park in 1993. The narrative is divided into three parts: the vegetation, built features and views and vistas. The discussion of the existing vegetation is divided into specific plant communities. The narrative descriptions of the park follow a common progression through the park as a visitor would encounter it starting at the Lovers Lane entrance and continuing along the Briddle path towards the northwest section of the property.

The existing conditions of the built features of the park have been unilaterally classified into three categories: "good condition"; "fair condition"; and "poor condition". Features which are in "good condition" are generally intact as they were originally designed with some minor preservation treatments possibly required. If described in "fair condition", the features need repairs to maintain or restore their structural integrity. Features in "poor condition" are essentially dysfunctional and in need of extensive preservation treatments.

VEGETATION

The existing vegetation at Dumbarton Oaks Park is illustrative of the natural succession of a landscape. Plant materials are the unstable element within the landscape. Their nature is change. Growth, decline and regeneration are all phases within the botanical life cycle. if left unmanaged, a designed landscape will naturally alter. The landscape of the park is seventy years old and the major vegetative types communities reflect this natural evolution. Five vegetative types were identified in the park: woodlands, streamside, shrub beds, meadows and groundcovers.

The park consists of 27.04 acres of land. The majority of the property, approximately 14.5 acres, consists of woodland. Meadowlands comprise 7.8 acres and thread through the property's stream bed, roads and paths. The remaining acreage is made up of stream bed and circulation system.

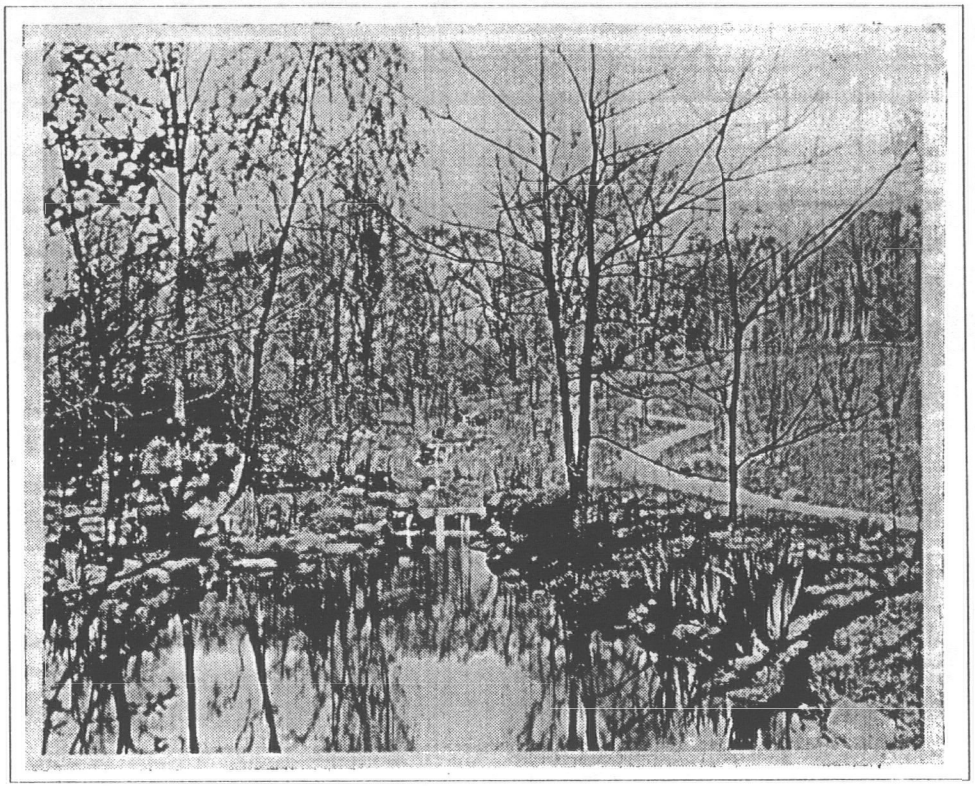
Woodlands

The woodlands are extensive and are further subdivided into categories characterized by specific vegetative communities:

* Older woodlands
* Evergreen areas
* Pioneer woodlands
* Trees in the park

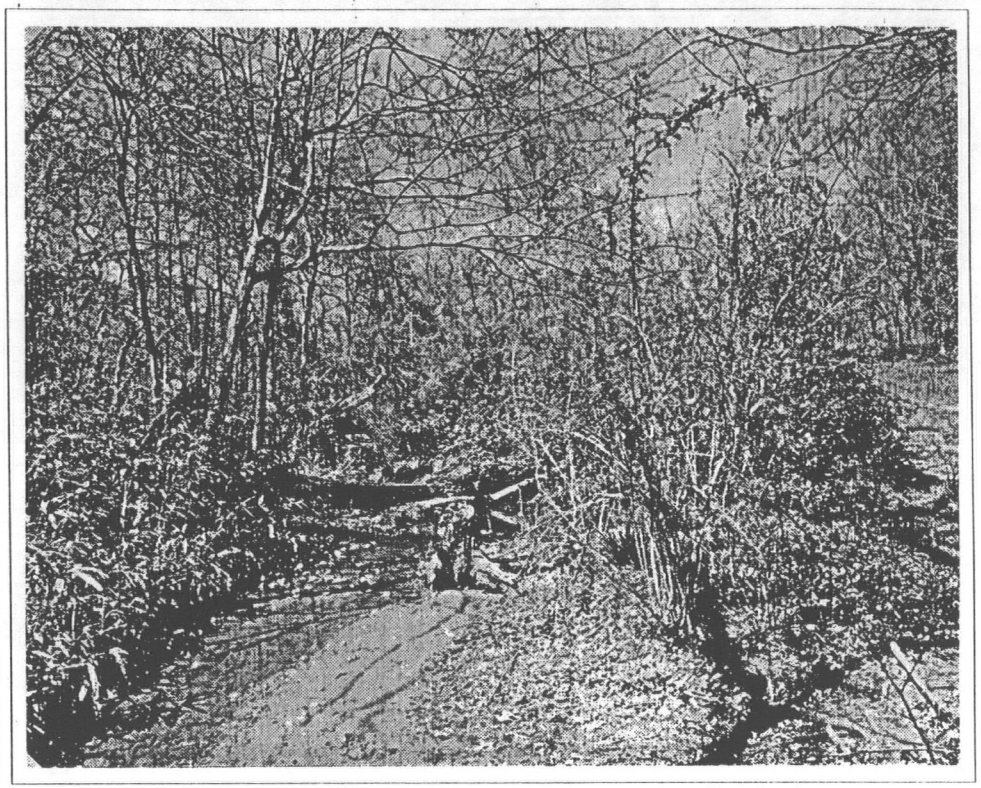
The older, original woodlands on the north ridge of the property give structure to the park and screen views to surrounding development (3.1). This mature woodland is dominated by oaks over 24" cal. and has an understory of mixed young hardwoods. This deciduous woodland is in good condition. Two distinct groves of Canadian hemlocks interrupt the older woodland. These mature hemlocks have a dense canopy with a minimal understory. Pioneer woodlands, characterized by tree of heaven, black cherry, black locust, sassafras, and mulberry, have grown between the edge of the meadow and the original forest. Pioneer woodlands have also developed an extensive canopy over the streamside and remnant shrub plantings.

Groupings of deciduous trees are located throughout the open park areas. The major deciduous trees, thirteen percent of which are 36" caliper, are tulip poplar, beech. American elm, and various species of oaks and maples. Trees ranging from 12-36" in caliper comprise the bulk of the tree canopy. The understory consists of smaller trees of the aforementioned species as well as river birches, white ash, black walnut, white mulberry, sassafras, osage orange and ironwood. These trees occur singly or in small groupings. Significant pre Farrand species continue to dominate the landscape. Sentinel beeches line the entrances path and tulip poplars (36-45") mark the old farm road at regular intervals. Mature beeches and tulip also dominate the southern slope from the laurel pool to beyond the arbor. Throughout the streambed and pathway system, mature single specimen trees - tulip poplar, beech and black walnut-remain. Only twelve of the trees in the open area are evergreen. One is a notable American holly and the other Eastern redcedars and hemlocks grew randomly amidst the meadows.



3.1 STREAM AT THREE MEADOWS FALLS LOOKING NW (1930's). HABS NO. DC-571-24 NPS

1930's. Pond at the bottom of the falls provides the foreground for perennial plantings. Low vegetaion allows views up the stream and into the meadow. Oaks on the ridge (background) visually enclose the park.



STREAM AT THREE MEADOWS FALLS (1988). HABS NO. DC-571-25, JACK E. BOUCHER, PHOTOGRAPHER

1988. Bamboo has invaded the southern edge of the stream and eliminated the original plantings. Siltation has filled the original pond. Uncontrolled invasive growth has created a visual and physical barrier between the stream and the meadow, reclaimed the open streamside, and obscured the view up the falls.

Minor deciduous trees make up 9% of the total tree count and include dogwoods, persimmon, cherries and crabapples. These occur as understory trees in areas of pioneer growth and as single species groupings which divide the meadows into pockets. Old stands of dogwoods and cherries interrupt the northern meadows.

Streamside

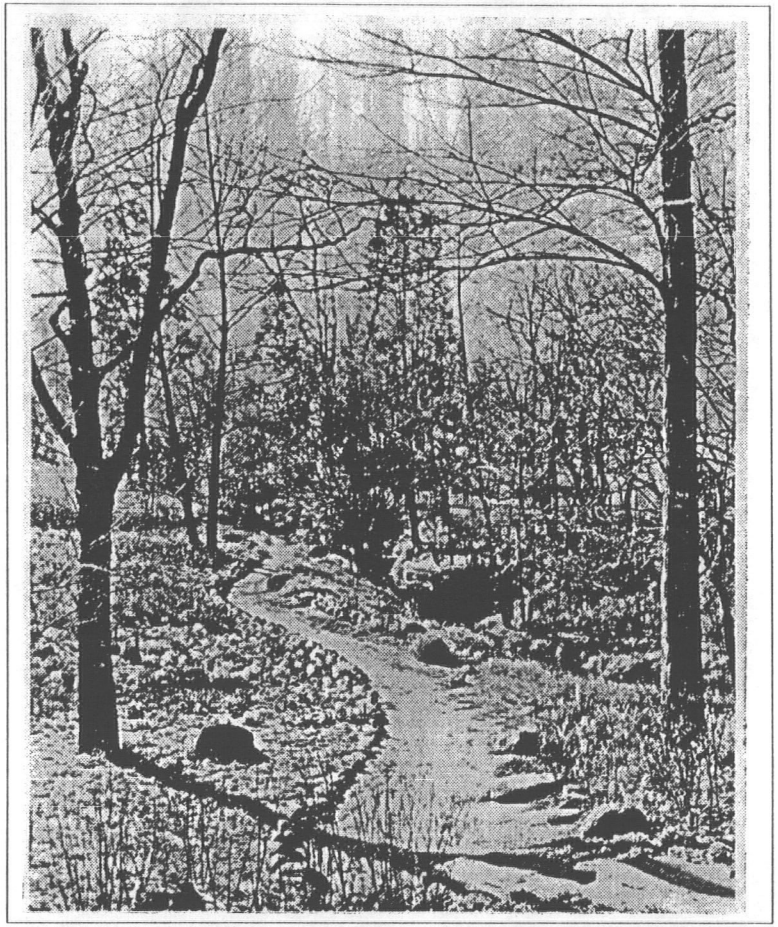
The stream side plantings are characterized by various pioneer trees of which dogwood, persimmon, oak and maple predominate (3.2). The understory consists mainly of invasive perennial weeds and hardy shrubs. Mock orange and viburnum dominate the shrub layer growing above honeysuckle, poison ivy and multiflora rose. Random plantings of ornamental perennials and bulbs compete with the invasives. Remnant masses of daffodils, bluebells, jack-in-the pulpit, hosta, iris, daylilies and ferns survive and are located mainly along the meadow edges and along the stream bank under openings in the overhead canopy. the southwestern edge of the stream is completely covered with bamboo.

Shrub bed

A variety of shrubs exist within the park. These fall into two categories: mature remnants and invasive volunteer shrubs. The original shrubs occur both in masses and as single, isolated specimens. Two large plantings of rhododendron remain. The first, composed of 8-10' plants, makes up the understory of the south slope and lines the streamside path from the waterwheel to the arbor. The second major rhododendron planting encloses the path leading from the animal graveyard to the stream. The shrubs in this area are in decline and tower over the path to a height of 10'. The wood of these shrubs is brittle and there is extensive evidence of recent storm damage. Throughout the park, historic shrubs survive singly or in small groupings. Mountain laurel, leucothoe, and azalea appear amongst the rhododendron. Viburnums and spice bush have naturalized along the stream banks. Scotch broom grows along the northern edges of the meadow. In other areas invasive shrubs predominate. Multiflora rose and porcelain berry are found throughout the park, reclaiming meadowlands and shrub beds. In areas along the entrance road and farm road honeysuckle, multiflora rose and other invasives have created a dense thicket.

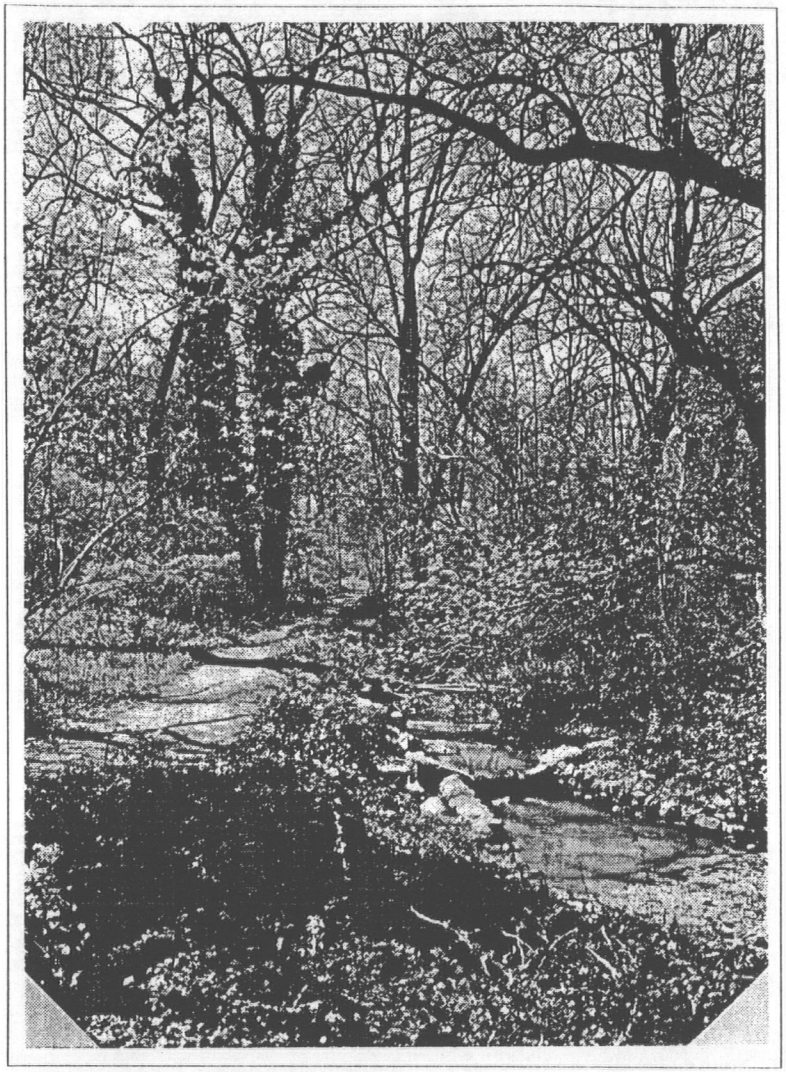
Meadows

The meadows are in relatively good condition although their edges are somewhat compromised by invasive trees and herbaceous weeds. They remain broad expanses of mixed grasses and wildflowers (3.3).



3.2 STREAMSIDE PATH, SOUTH OF STREAM, LOOKING WEST AT MIDDLE FALLS OF THE THREE BRIDGE FALLS NEAR JUNCTION WITH FORSYTHIA WALK (1930's).
HABS DC-571-3, NPS

1930's. Deciduous shrubs and flanking trees create a gateway to plantings of low herbaceous vegetation which borders the path and edges the stream (middleground). A grove of small trees and shrubs (background) enclose the space.



STREAMSIDE PATH (1988).
HABS DC-571-4, JACK E. BOUCHER, PHOTOGRAPHER

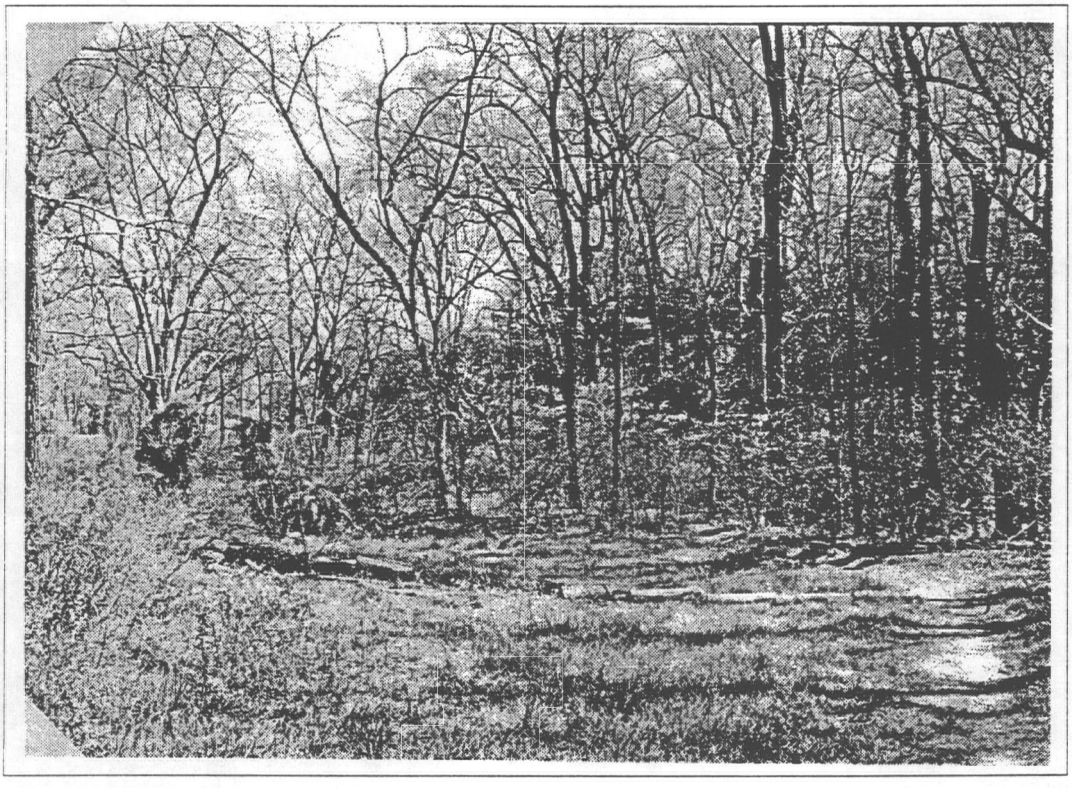
1988. Invasive weeds and volunteer trees create a dense understory with little differentiation between spaces. The stream bank is eroded, resulting in further loss of streamside plantings.



1930's. The edges of the open meadow (foreground) are distinct. Herbaceous plants edge the south side of the stream path. The hillside of Beech and Tulip trees with an underplanting of rhododendron encloses the space and directs the view down the valley. Trees in open lawn (middleground) interrupt the meadow. The view is open to the meadow on Clifton Hill (background).

3.3 MEADOW LOOKING EAST WITH STREAM ARBOR ON RIGHT (1930's). HABS NO. DC-571-22 NPS

1988. Dense invasive growth has reclaimed the meadows, destroyed the view and altered the original spatial relationships.

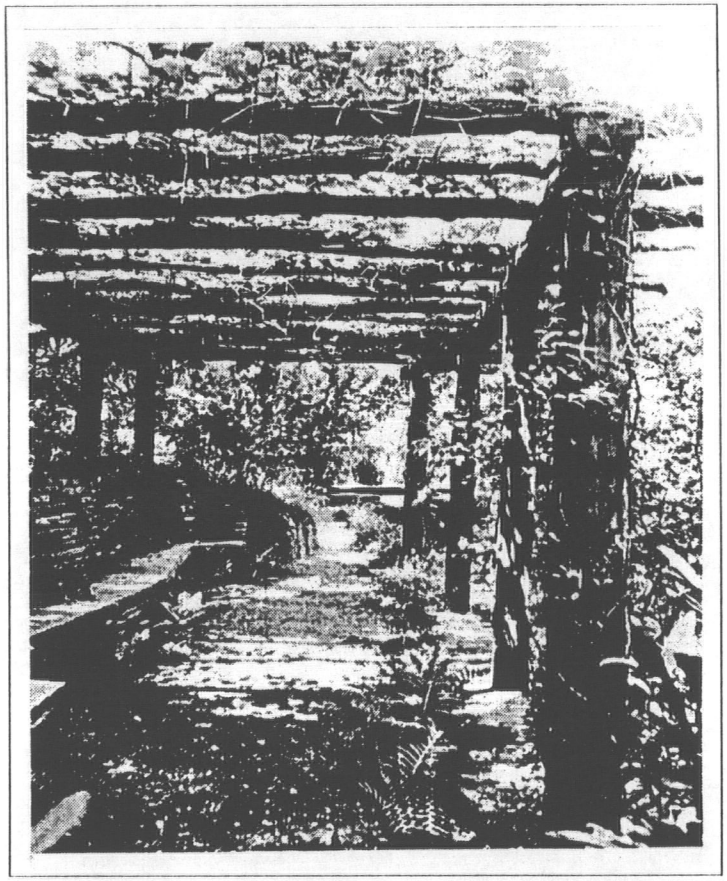


MEADOW LOOKING EAST (1988).
HABS NO. DC-571-23, NPS, JACK E. BOUCHER, PHOTOGRAPHER

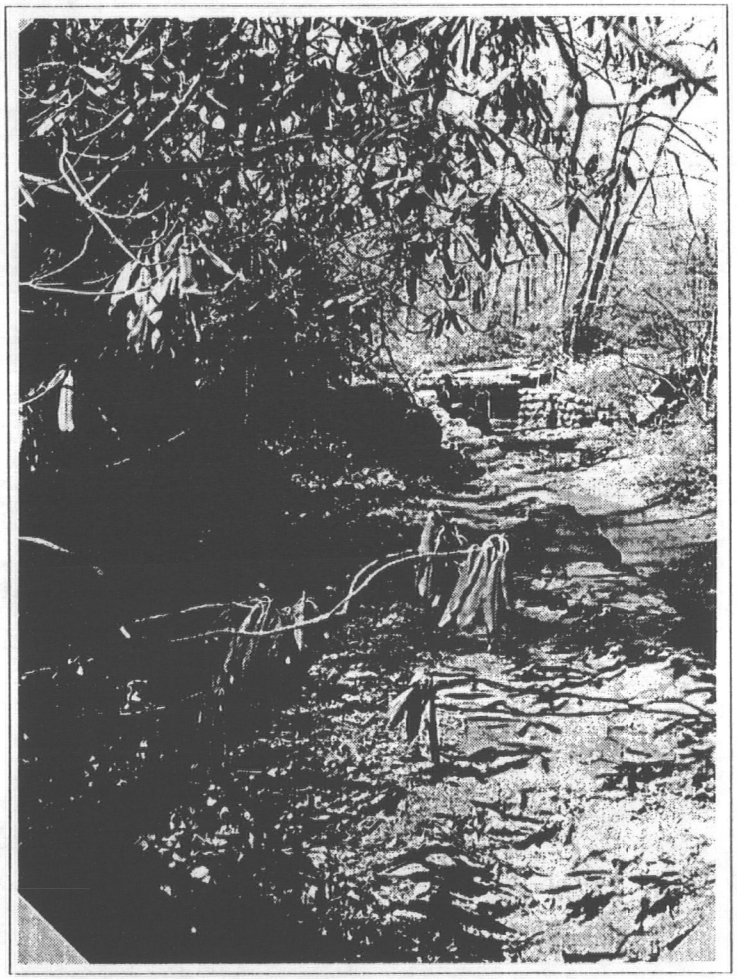
Groundcovers

Remnant and invasive ground covers make up the floor of the park. Masses of ivy and periwinkle remain intact. The underplanting of ivy on the rhododendron hillside is particularly strong as is the ivy bed planted above the stone retaining wall at the park entrance. Throughout the park smaller plantings of ivy and periwinkle occur as accents to original plantings. In many cases these are endangered by herbaceous weeds. This is particularly evident in the open areas. At the edge of the old farm road periwinkle and ivy grow amidst the honeysuckle and rose. In other areas invasives have completely replaced the original groundcovers. Grape vine grow under the stands of cherries and dogwoods in the meadows.

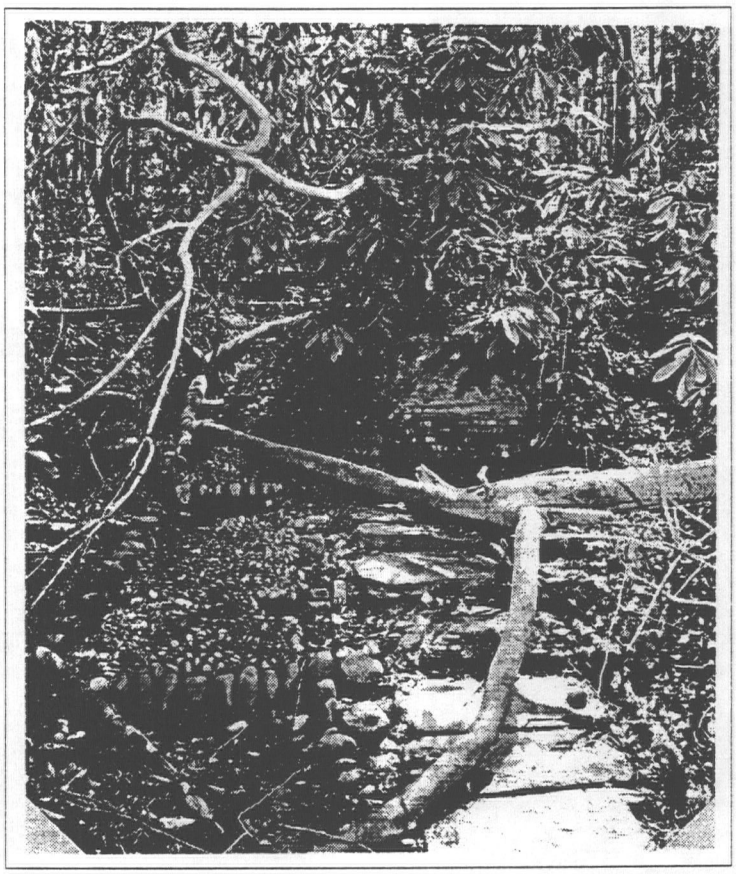
In general of the original plantings, many of the dominate species have survived while many more fragile varieties shave been eliminated by competitive invasive materials. The simplicity of the original design, with its limited plant palette, and the domination of invasive species, which has resulted in the loss of diverse historic materials, is reflected in the brevity of this text. Moreover this survey was made during a single season. For a project with such a detailed herbaceous design the ideal documentation would be executed over all growing seasons to accurately reflect the seasonal variations.



3.6 STREAM ARBOR, LOOKING NORTHWEST (1930's).
HABS NO. DC-571-20 NPS



SITE OF STREAM ARBOR (1988).
HABS NO. DC-571-21, JACK E. BOUCHER, PHOTOGRAPHER



3.7 SPRING GROTTO AND GRAVEL SWALE (1988).
HABS NO. DC-571-19, JACK E. BOUCHER, PHOTOGRAPHER

The Stone Bridge

An arched sandstone bridge leads the entrance road across the watercourse beyond the beech grove (3.8). Measuring approximately 40'x10', this bridge lies at the point where the circulation paths meet as it straddles the area between the East Falls and the Three Sisters Falls. The bridge appears to be structurally sound, though some erosion is evident at the south end of the span. The erosion appears to be in conjunction with the existing manhole, also at the south end.

Minor Structures and Bridges:

The Plank Bridges

Three functional plank bridges exist along the watercourse providing access at the numerous points to path and road connections. All three of the bridges are different in construction, materials, and size. The first of the series is located at the lower end of the Three Sisters Falls. The next crosses Jungle Falls. The last and most tenuous crosses below the islet. It is not easily accessible from any of the circulation paths.

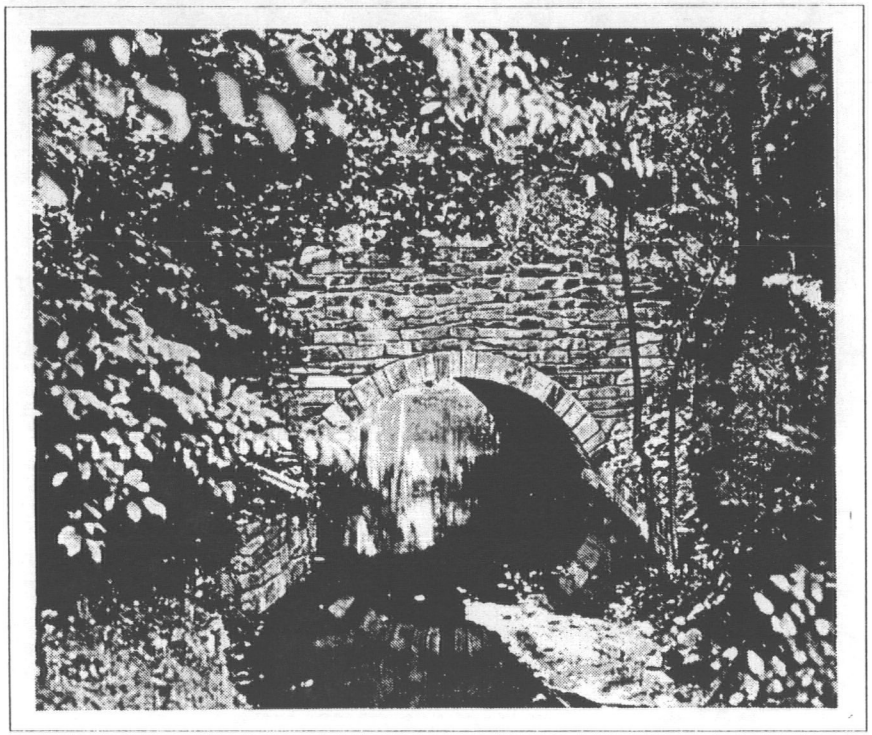
Entrance Gate

The double entrance gates of cedar are in relatively good condition. They measure approximately 4'x6' each. The wrought iron hardware is painted black but is very rusty in places. Originally attached to two stone pillars, the gates are now propped up against the chain link property fence behind the pillars. The sandstone pillars measure approximatly 2'x2'x8' and have cap stones of white sandstone. One of the cap stones is not fully attached but otherwise, they are in good condition.

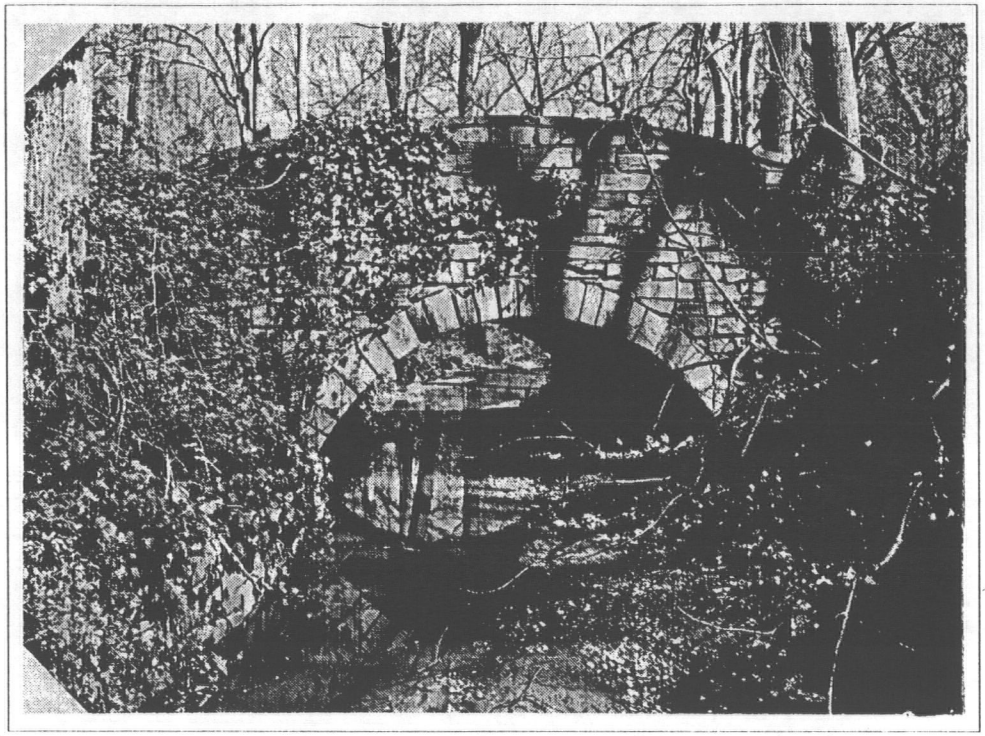
Stone Work:

Rubble Stone Walls

The rubble stone walls appear periodically throughout the park, usually in conjunction with water features. They are constructed of medium sized rubble stone (approximately 4"-6" in diameter) and set in mortar or concrete. They function as retaining walls, diverting and controlling the watercourse. There is one dry stacked wall not related to the watercourse which is located at the entrance road, intersecting and continuing the line of the cut stone wall from the upper garden area. These stone wall features generally reach a height of not more than four feet and taper to meet the grade at each end. There are three walls along The Branch. The first is near the east falls in conjunction with the construction of the falls and the stone terrace across from the Old Stone Pump House. The next lies on the south side of the Stream Arbor and the last alongside the watercourse near the Jungle Falls.



3.8 STONE BRIDGE (1932).
HABS NO. DC-571-1, NPS



STONE BRIDGE (1988).
HABS NO. DC-571-2, JACK E. BOUCHER, PHOTOGRAPHER

Stone Edging

Washed river stones approximately 3-5" in length have been employed as path edging material throughout the park. These stones, placed in a linear arrangement set up on edge, appear intermittently along the paths. They are particularly evident between the Clapper Bridge Falls and the Stone Bridge. In several instances, these stones no longer appear on the path edges, rather, they are in the path center or diagonally crossing it indicating a shift in its alignment.

Benchmark Stones

Large red stones have been used to designate and identify paths and their points of intersection. They serve as directional marks to visitors travelling through the park. They are generally found along the path edges either singly or in groups of 2 or 3. Currently, several lie in the middle of paths or away from the existing path areas indicating a shifting of the alignment of the path.

Furnishings and Objects:

The Animal Graveyard

The Animal Graveyard is located west of the Briddle path towards the northwest corner of the property. It is heavily screened by vegetation. There are six large river stones placed side by side in three rows. They are inscibed as follows:

Oaks Christie 1935-1936	Oak Taffy 1928-1935
Ari 1931-1941	Oaks Blitz 1931-1939
Cero 1932-1941	Jock W 1910-1919

The Memorial

This built feature is a seating arrangement near the Three Sisters Falls on the north side of the stream bed. A three-sided, roofless structure, it measures approximately 10' on each side and is approximately 4' high from its sunken stone floor. Built of cut granite stone, it has 2 benches of wood and appears to have had a rectangular ornamental plaque mounted on the wall facing the watercourse. It is accessible from the plank bridge that crosses The Branch and from a desire path leading from the road. A stone path overgrown with vegetation parallels the desire path, indicating an earlier path running closer to the structure.

Park Sign

The existing park sign is a standard brown National Park Service design which reads "Dumbarton Oaks Park" and hangs from a brown painted wooden sign post. Although it is still legible, it has suffered from deterred maintenance.

Chain Link Fence

A 6' chain link fence surrounds the park boundaries with barbed wire on top of it in some areas. It is generally in good condition except for some rust. Generally, some posts need to be replaced and some fencing needs to be reattached to its posts.

Benches and Seating Areas

Numerous benches and other seating or rest areas have been provided for visitors. Several different styles and types of benches have been placed in the park over the course of its history. Most are located in close proximity to the circulation paths, parallel to them. A recently added bench in the meadow is the only exception to this arrangement. In fact, it is in a perpendicular position away from the paths interrupting the open space of the meadow.

The style types of the benches include the following: a more formal, poured concrete, aggregate chaise bench; a rustic timber bench; and English garden-style teak or cedar bench. At the bases of the rustic timber benches, there is wood rot and many bolts are exposed and rusted. The overall condition is quite hazardous. The other two styles are in better condition although there is evidence of erosion and siltation surrounding the chaise benches.

which accesses the lower park. This 15' asphalt drive extends from R Street to the entrance of the Park. Drainage channels running along the upper garden stone retaining wall consist of flat, overlapped stones (approximately 12"x24") set atop of small river stone base material. A low cut stone wall with flat cap stones runs parallel to the drainage channel on the opposite side of the asphalt drive. The drainage channel has been repeatedly paved over and thereby, obliterated in some areas. Additionally, water run-off and other weathering forces have dislocated several of the stone channel stabs and river stone bases. The result is an extensive amount of erosion and the disfunctioning of the drainage devices. The asphalt road has cracked in may places due to the water run-off. The most significant damage is at the entrance gates where the pavement is heaved open by a miniature watercourse of run-off from precipitation and the springs which lie under the drive. The drive is thereby in poor condition and at its edges appears to be in an accelerated state of decline.

THE WATERCOURSE

The Watercourse, or "The Branch", emerges from a large metal culvert just northwest of the property and flows along the western and southern edge of the Park. It exits adjacent to the park entrance, then crosses under Lovers Lane and eventually flows into Rock Creek. The stream bed generally follows the original design layout, but has bypassed many of the designed and built falls. This has caused erosion and siltation in several locations.

The stream averages 2 to 4 feet in width, except where it slows over deposited gravel and forms broad shallow areas. As a result of flooding, the stream has washed out around the concrete and stone revetments, or retaining walls, at the falls and now flows around the walls rather than over the spill stones as originally constructed.

East Falls

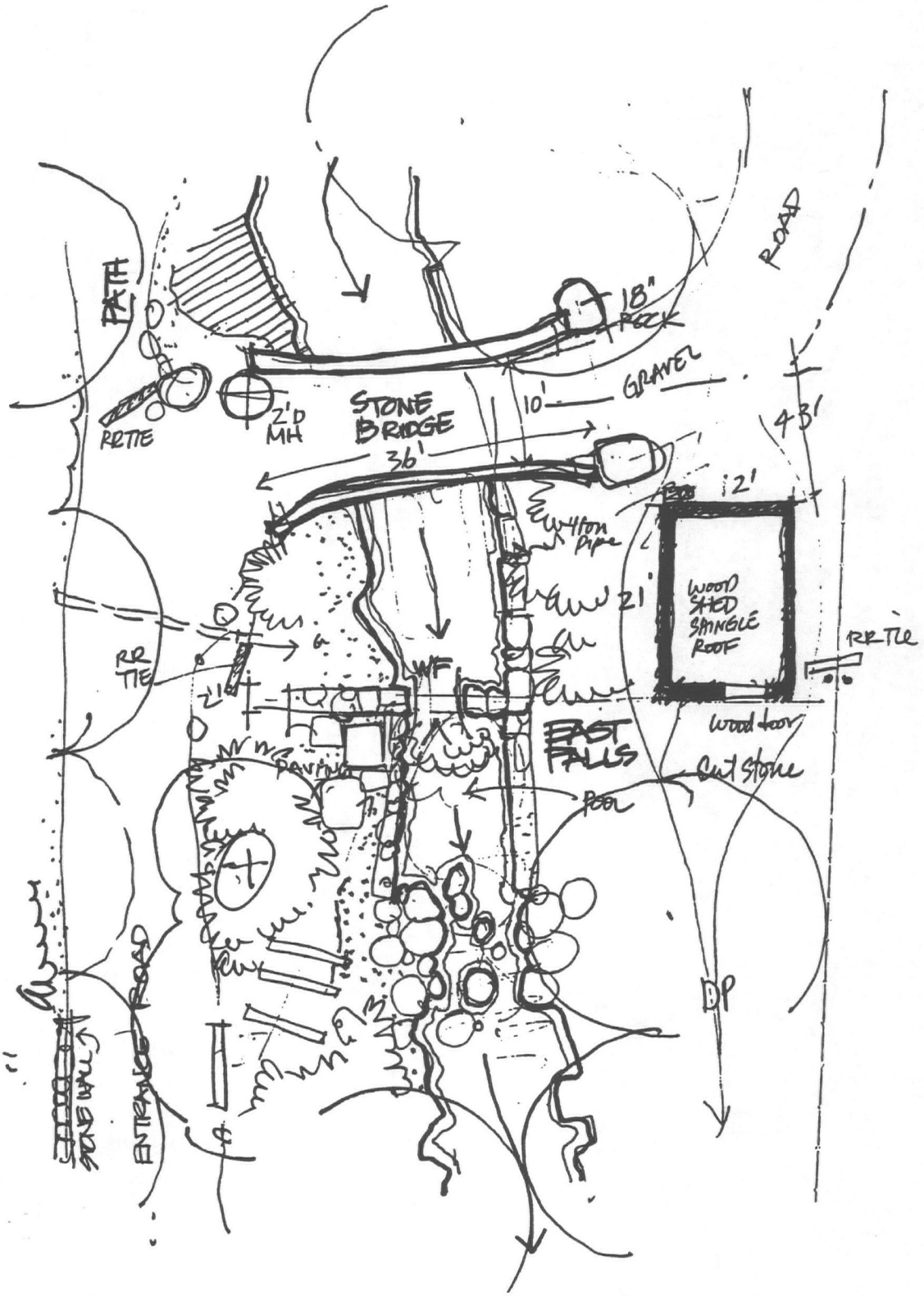
Of all the built falls, East Falls (3.9) is in the best condition with the watercourse flowing over the spill rocks, and the adjacent concrete and stone retaining walls in place, and the rubble stone wall edging the stream functioning as designed. Below the pool at the base of the falls are a large number of stones in the stream bed that add sound and movement to the stream as it exits the pool.

The Three Bridge Falls

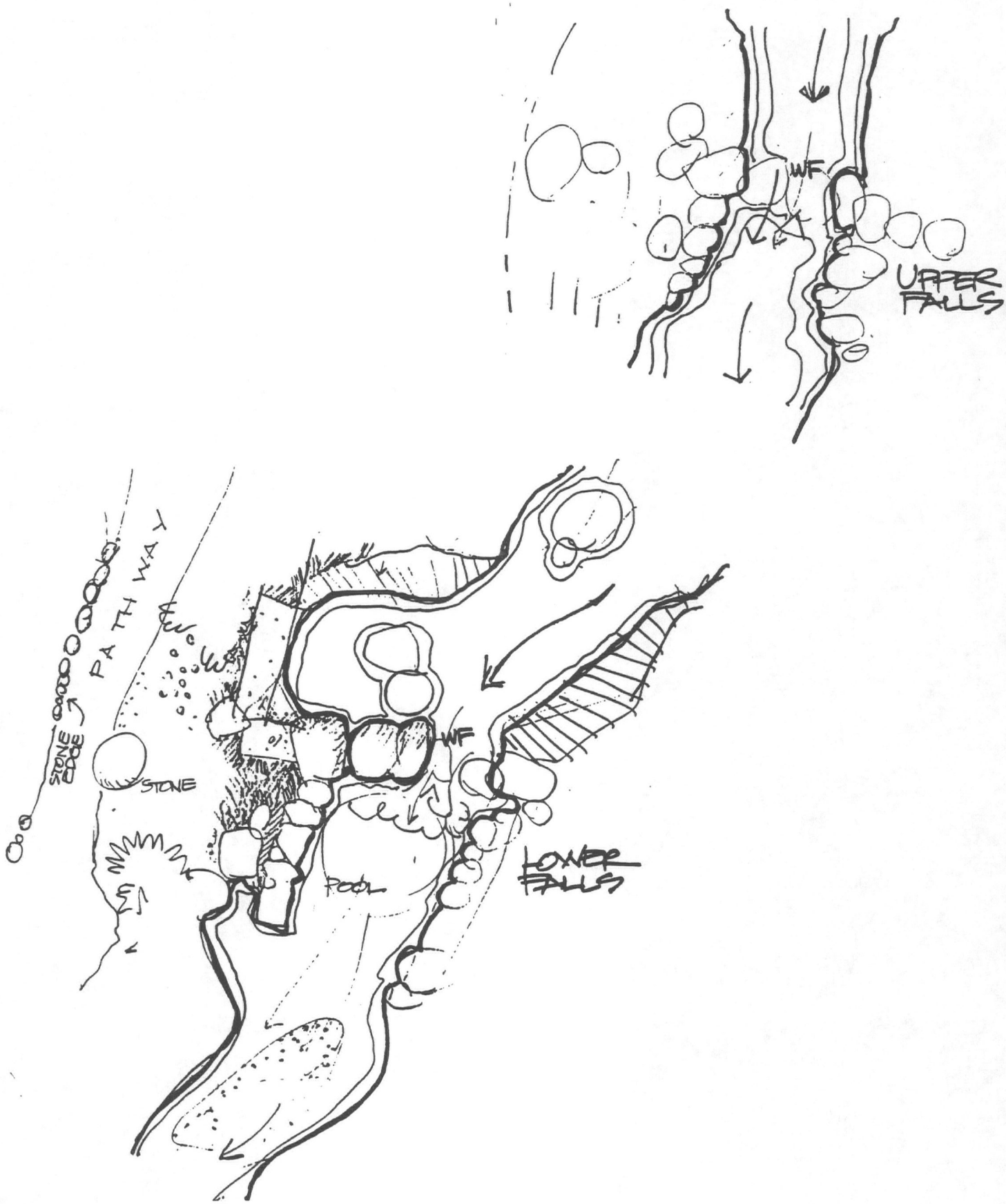
The Three Bridge Falls (3.10) are generally in good condition although one of the falls was not observed so no drawing of that feature is provided. Both Drawing 2 and 3 illustrate the simple, straight forward layout of the falls. It should be noted however, that the lower falls in Drawing 2 have experienced up stream erosion along its path side and its adjacent concrete and stone retainer walls are now exposed. The downstream side of this lower falls provides a deep pool that accents the sound as water spills over about half of the spill stones in the pool. Just past the downstream pool is a siltation buildup that forms a small midstream island prior to the watercourse passing under the Stone Bridge. The upper falls (Drawing 3) is extant with only minor erosion along the stream banks. Rubble stone side walls along the watercourse are in good condition but do show some evidence of high water overflow and deposit of mud.

Natural Falls

The "Natural Falls" are not a built feature so it is difficult to assess as to their existing condition. However, while the built falls have all received some damage from high flood waters, erosion, and siltation, the smaller, natural falls have retained more of their original character. The flow of the watercourse hitting the large stones in the stream bed creates the sounds and white water one would expect at a small natural falls.



3.9 EAST FALLS, STONE BRIDGE AND OLD STONE PUMPHOUSE



3.10 THREE BRIDGE FALLS

The Three Sisters Falls

The Three Sisters Falls (3.11 and 3.12) are in good condition except for the siltation and some displaced stones. The spill rocks remain functional and the supporting concrete and stone revetment, although exposed are still in their original location placement. The lower falls appear funcitonal with the adjacent stone walls and stream alignment intact. The center falls have the most damage with the concrete and stone retaining walls fully exposed without their stone toppings. The upper falls have siltation behind the falls. Its stream alignment is altered from the original design due to the total siltation of the Laurel Pool. The spill stones remain in place and the downstream rubble stone edging is functioning as designed.

West Laurel Falls

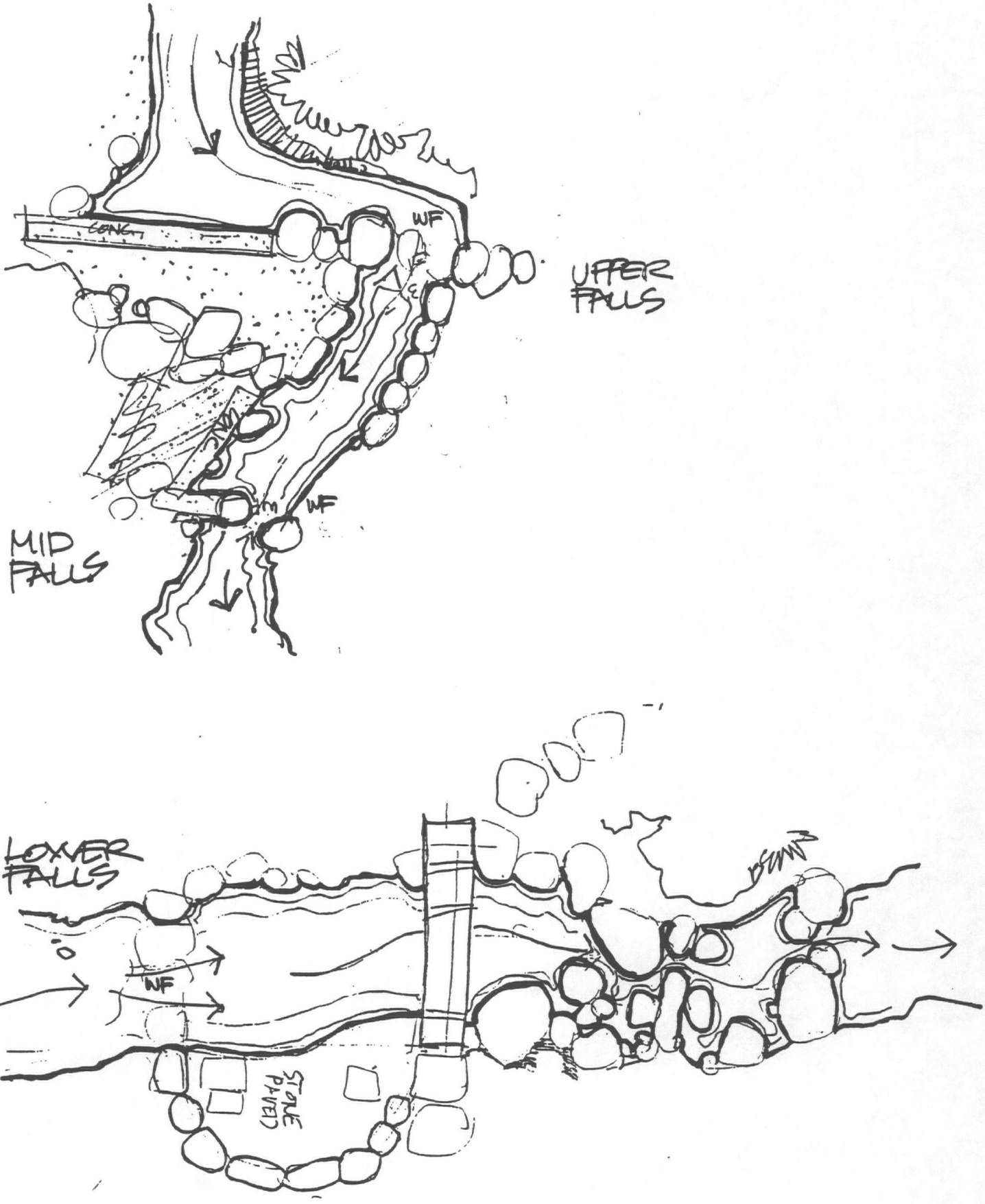
West Laurel Falls (3.13) is in poor condition with the spill way extensively damaged. There is siltation along the upper stream bed adjacent to the rubble stone wall along the pathway. Here too, both concrete and stone retaining walls at the falls are exposed. Below the falls both siltation and erosion are evident with may of the cap stones from the retaining walls in the stream bed. The falls are located at the upper end of the Laurel Pool and its deterioration has greatly affected the siltation of the Pool.

Old Water Wheels Falls

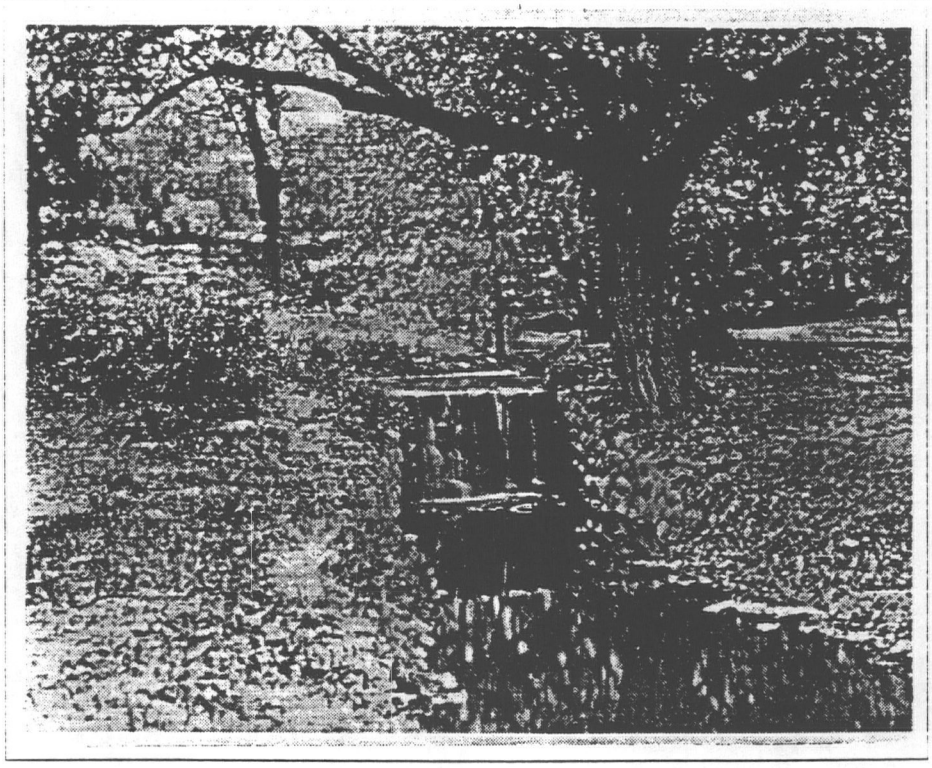
The Old Water Wheels Falls (3.14) is in fair condition. Although the stream does not flow over the spill rocks, it does pass over the dam. Much of the original structure is intact, but the concrete and stone retaining walls are exposed. If there were cap stones to veneer this structure, they have been either washed away or removed. There is considerable siltation on the upper side of the falls.

Clapper Bridge

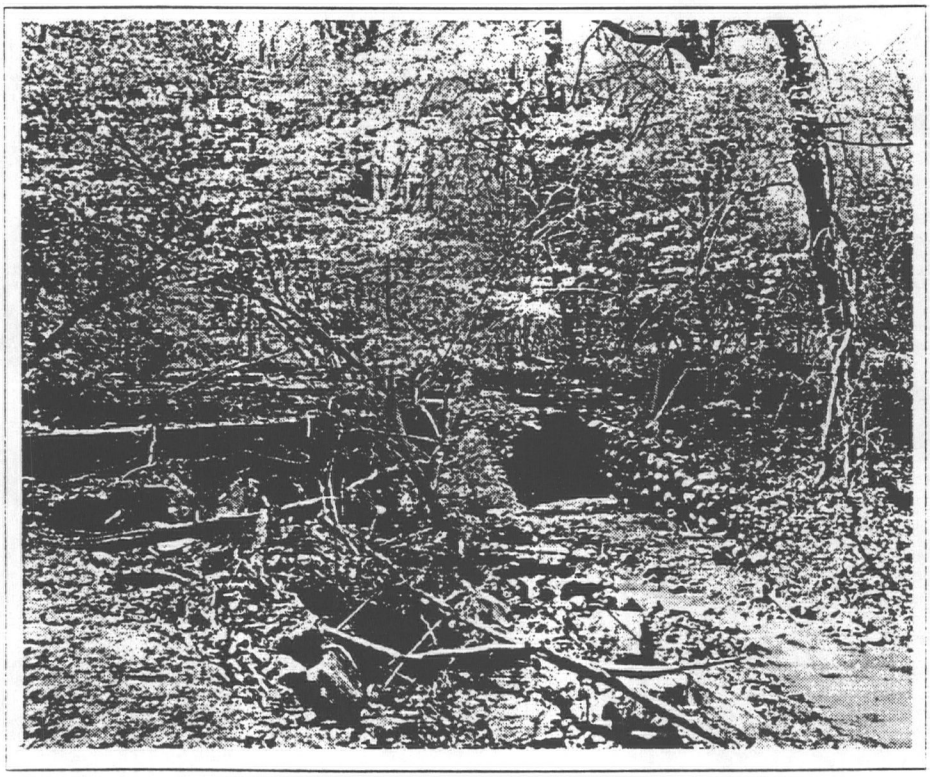
The two falls (3.15) at Clapper Bridge are in fair condition. The upper falls are functioning as designed, however, some erosion exists along both sides. The path side, edged by a rubble stone wall along the watercourse, has been eroded along the back or path side of the wall. The concrete and stone retaining wall of the water fall is exposed on all sides but is still in its original location. The rubble stone wall connects the two falls along the path side of the watercourse and is in good condition. There is some siltation adjacent to the wall with heavy erosion on the path side. The lower falls (Drawing 9), although bypassed by the stream course, is still in fair condition. The stone on the bypassed side is missing and may be in the rubble located below the falls. (A manhole adjacent to the downstream rubble wall is exposed with siltation around its base.)



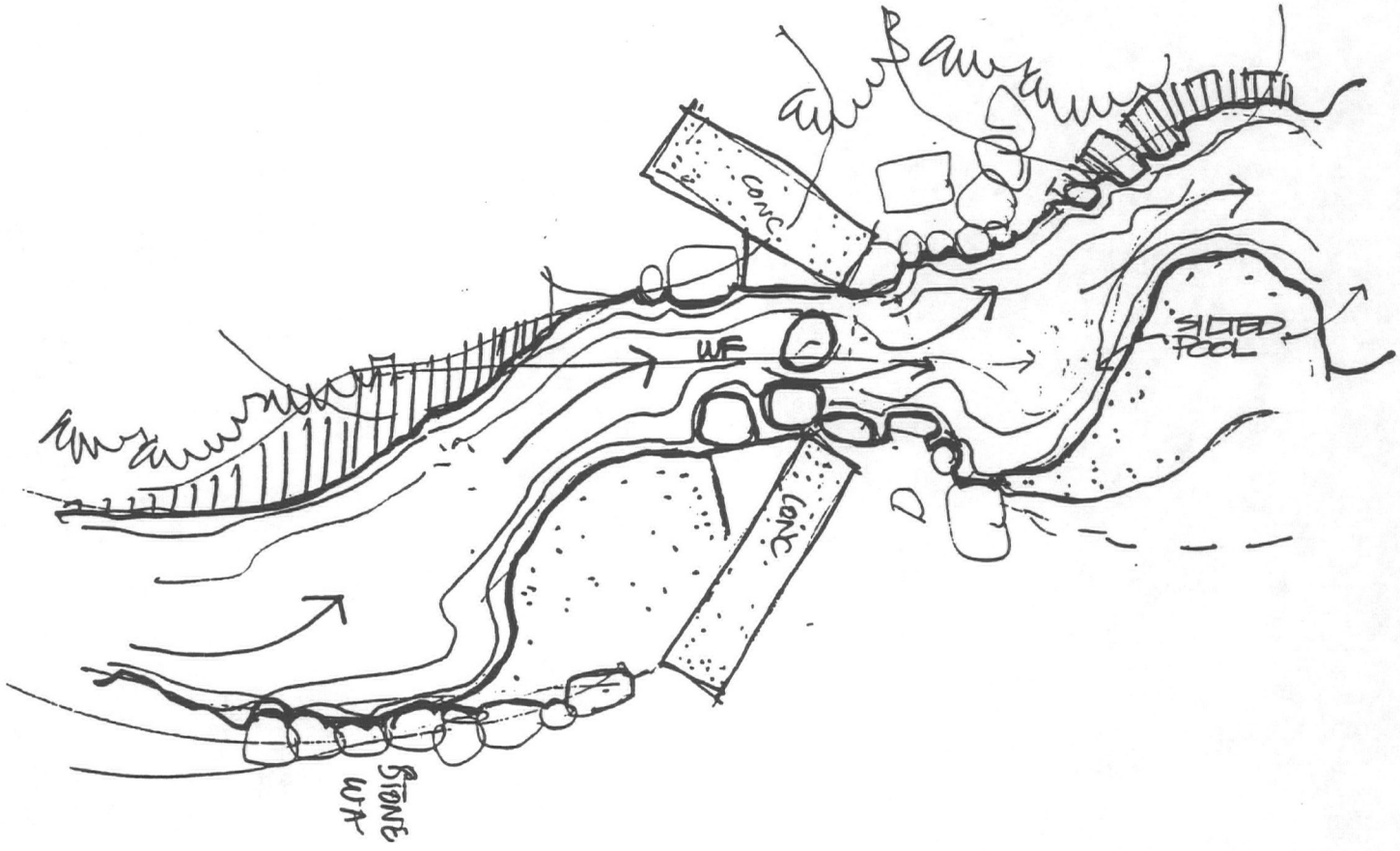
3.11 THREE SISTERS FALLS AND STONE MEMORIAL



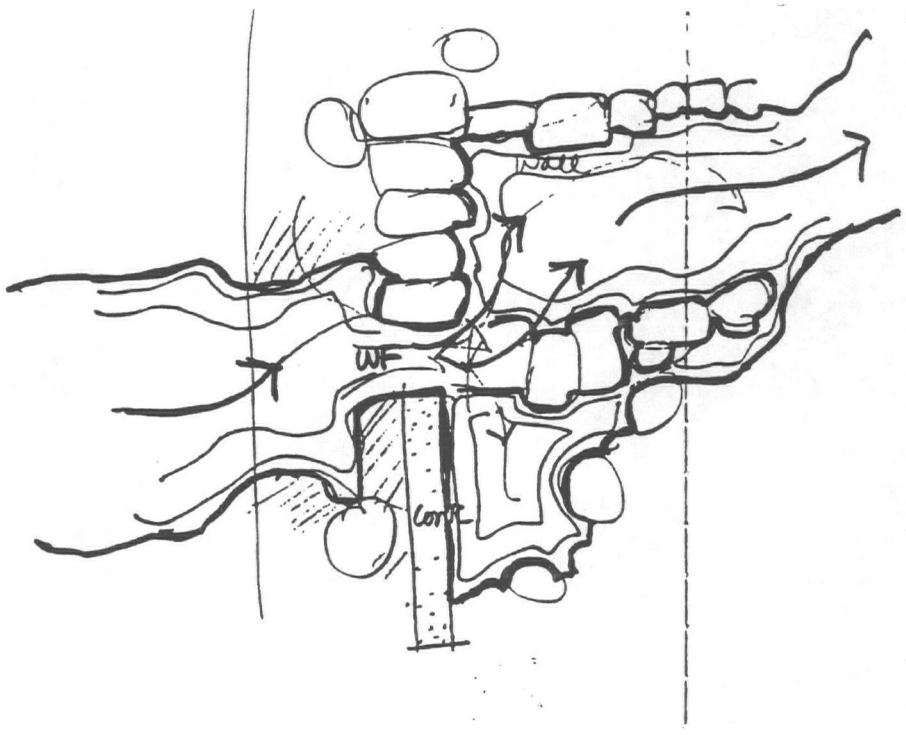
3.12 UPPER THREE SISTERS FALLS (1930's).
HABS NO. DC-571-14 NPS



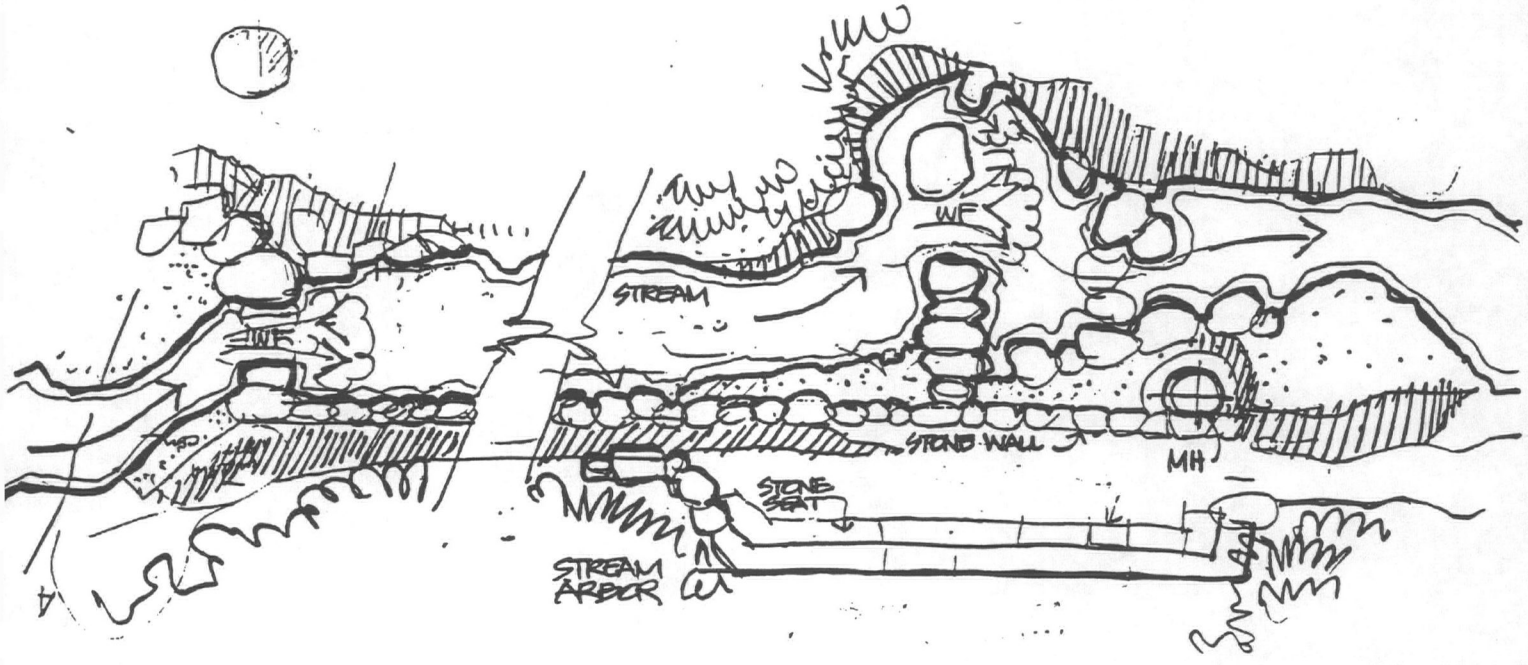
UPPER THREE SISTERS FALLS (1988).
HABS NO. DC-571-15, JACK E. BOUCHER, PHOTOGRAPHER



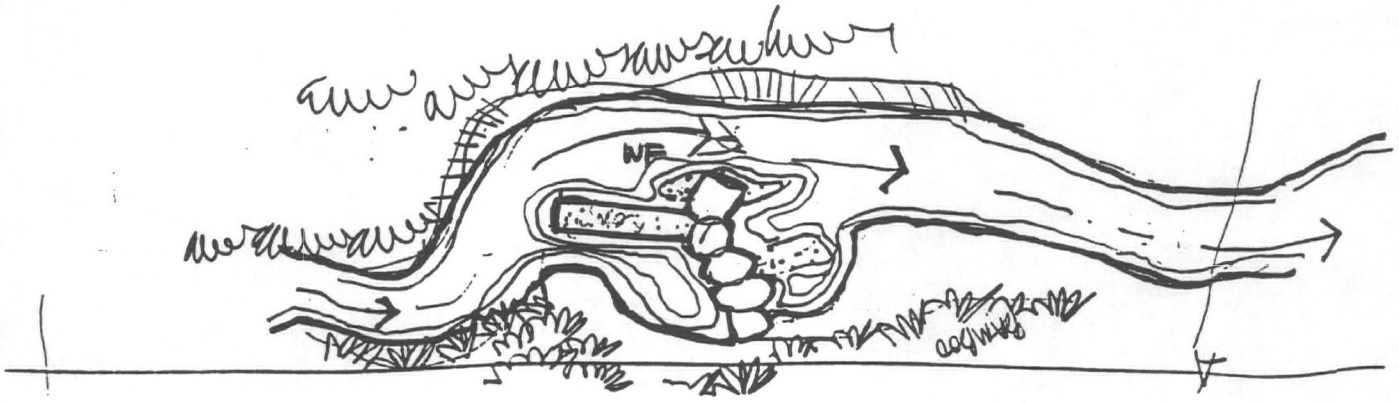
3.13 WEST LAUREL FALLS



3.14 OLD WATER WHEEL FALLS



3.15 STREAM ARBOR AND CLAPPER BRIDGE FALLS



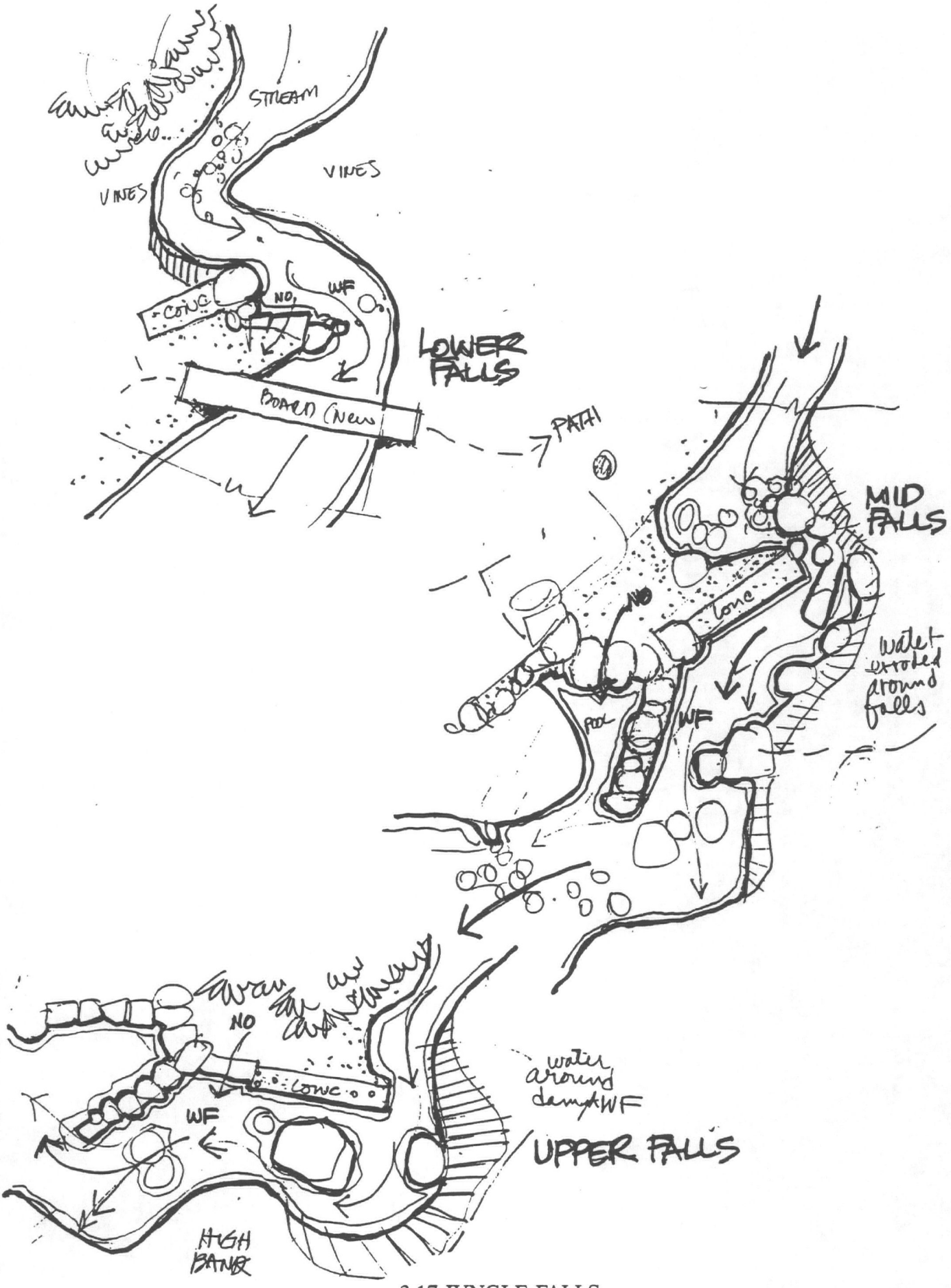
3.16 MEADOW FALLS

Meadow Falls

Meadow Falls (3.16), like most of the water features, has been bypassed by the stream bed, with heavy erosion along its outer bank. The concrete and stone revetment, although exposed, are extant. The spill rocks are also in place, with siltation on the downstream side filling the original channel. The upper stream bed has been silted in completely.

Jungle Falls

Located at the beginning of the built water features the three Jungle Falls (3.17) have received the most damage due to flooding. The watercourse bypasses all three falls and has eroded its adjacent banks. The upper falls is the most eroded, with its stream bed encroached on the adjacent unpaved pathway. The middle falls have silted above, and below, the original spillway. The lower falls has the greatest structural damage with much of the concrete and stone retaining wall missing along its stream side. The spill rocks at all three falls are exposed and damage is evident in their concrete and stone retaining walls.



3.17 JUNGLE FALLS

CIRCULATION

Paved Access Drive: Lovers Lane

The only existing paved drive servicing the park is the entrance drive on Lovers Lane which accesses the lower park. This 15' asphalt drive extends from R Street to the entrance of the Park. Drainage channels running along the upper garden stone retaining wall consist of flat, overlapped stones (approximately 12"x24") set atop of small river stone base material. A low cut stone wall with flat cap stones runs parallel to the drainage channel on the opposite side of the asphalt drive. The drainage channel has been repeatedly paved over and thereby, obliterated in some areas. Additionally, water run-off and other weathering forces have dislocated several of the stone channel stabs and river stone bases. The result is an extensive amount of erosion and the disfunctioning of the drainage devices. The asphalt road has cracked in may places due to the water run-off. The most significant damage is at the entrance gates where the pavement is heaved open by a miniature watercourse of run-off from precipitation and the springs which lie under the drive. The drive is thereby in poor condition and at its edges appears to be in an accelerated state of decline.

Entrance Road

The primary north-south circulation route that runs diagonally through the park begins at the entrance gates and passes through the beech groves continuing across the stone bridge at which point it curves toward the northwest corner of the property. It then follows the contours of the stream valley to a point where it ends abruptly intersecting a desire path that which is approximately 100 yards long from the northwest corner of the property. At the entrance gate, the road is 15' wide and it is fairly flat and smooth with the edges clearly defined. Beyond the stone bridge, the road has eroded extensively from storm water run off. Various types of fill (including stone and brick) have been placed in lower areas in an effort to raise the grade. Some edge stones are evident periodically, however, they disappear as the road continues past the meadow where a major desire path leads to the animal graveyard. As it continues past this point it dissipates due to vegetation encroaching on road edges and finally ends where it runs perpendicularly into a desire path.

Dirt/Unpaved Paths

There are a considerable number of dirt paths, most of which are 12"-24" wide. The paths complete the circulation system through the park, connecting the road to the various water features at numerous locations. The path edges are often obscured by vegetation and overhanging tree branches. Numerous desire paths link with the dirt paths interrupting the flow of the intended circulation system. The designed dirt paths are visually distinguishable by the large stones which serve as a benchmark of the path circulation system. In various locations, erosion from precipitation run-off has altered or even obliterated path edges. In the area between the pebble walk and the stone bridge, edge stones exist periodically for identifiable lengths.

Desire Paths

"Desire paths" are defined as circulatory routes that have been established by the users of the park. These paths are often the shortest distance between two points, points of destination for taking in views and vistas, or simply alternate routes of travel in the park. The desire paths are approximately 2-3' wide dirt pathways. Numerous desire paths have been forged throughout the park. The most notable throughway departs from the bridle path just northwest of the stone bridge and continues up the steep grade of the hillside behind the grove of dogwoods. It proceeds northwest to the highest point on the grade short of the woodland area where there is a scenic vista of lower meadows and stream bed. The path then hits a plateau that continues across the hillcrest and crosses over to the other side of the bridle path where it proceeds past the tulip poplar forest, down eight log stairs and perpendicularly intersects another major desire path.

The latter desire path is a course of travel along the stream bed. It leads to the entrance on Whitehaven Parkway. The path originates down near the meadow where the bridle path turns north and heads up the grade of the hillside. Other desire paths exist in areas with specific destination points. For example, there is a path down around the exterior of the Old Stone Pump House. Other paths circulate in areas such as below the Forsythia Gate, near the Memorial, west of the stream arbor, and in the upper woodland areas of the park.

In many instances, the desire paths are reflective of the current usage of the park. For example, in the open meadow where a wooden bench has been added, there is what can be loosely termed a "desire area." Here, many less distinguishable trails and trackmarks are evident for the reason of access to the seating area. Another example would be the desire path on the hillcrest. Here, several lesser desire paths run alongside of the main trail perhaps forged in efforts to see the vista or perhaps the result of dogs and other animals choosing a more direct route as the main path curves in a slightly obtuse manner in this area.

Generally, the desire paths reflect the theoretical existing condition - the fact that Dumbarton Oaks Park is now a public park rather than an informal extension of a highly articulated formal garden. The desire paths serve as clues to present day usage and access. Understanding these will pose a challenge for future preservation and management.

VIEWS & VISTAS

One of the critical elements of the original design was the creation of view into and through the site. Plant materials were used to frame and direct the views through the landscape. In general, major vistas incorporated a continuous series of landscape spaces. More intimate views through openings in vegetation gave glimpses into neighboring spaces.

Upon arrival at Dumbarton Oaks Park via the Lovers' Lane entrance, views are directed through Beech Grove to the Old Stone House and Stone Bridge ensemble with the grass meadow and hillside as a scenic backdrop. The bridge overlooks the immediate downstream and upstream falls. It also serves as a destination point and transition between Beech Grove and the Bridle Path.

As one leaves the bridge, the meadows come into view along the Bridle Path. They are revealed as spatial enclosures defined by groups of clustered trees. While looking south along this section, one can glimpse through the invasive vegetation discrete views of the Forsythia Gate and elements within Dumbarton Oaks Garden such as the Catalogue House, hillside plantings and stone walls that suggest the more formal gardens above.

As the Bridle path continues around the steeply sloped hillside, invasive vegetation constricts the view through the park until one draws near the Laurel Pool and meadow. Continuing west along the Bridle Path, the view expands to include the hillsides and ravine to the south, the western meadows (West Glade) and Cliffton Hill to the north.

Canopy vegetation controls the view of the Bridle Path as it climbs in a northerly direction through the part. It meets a desire path half way. To the east, crossing Cliffton Hill, a south vista of the park can be obtained. A vista of the west glade is revealed as one proceeds west along this path toward the Animal Graveyard which is screened by invasive vegetation. The view along the path becomes constricted through the woodland until one encounters incompatible views of buildings at the western boundary. Following the desire path downstream, these views are intermittent and framed by stream valley vegetation. The incompatibility of view is most intense at Jungle Falls where the vegetative condition is extremely poor.

Continuing downstream along the desire path, the view constricts as one winds through invasive vegetation until Meadow Falls where one encounters a vista of Cliffton Hills with a foreground of river birches across the lower portion of the west glade. Farther along this path the extant stone bench of the Stream Arbor comes into view.

Crossing to the south bank, the view from the Stream Arbor bench is screened by vegetation. Views across the stream occur along the path just below the Old Stone Mill, at the falls just below Laurel Pool, at Memorial Falls and at the second of the Three Bridge Falls. The grass meadow on the southern slope is viewed from the stream path just upstream of Memorial Falls. Discrete views of the falls are predominantly obtained from the upstream side, and screened vistas are obtained by reaching high ground on the southern slope. This is possible at the Pebble Stream, and the desire path linking it to the Old Stone Mill, by following Hazel Walk, and forging through invasive vegetation to the Forsythia Gate.

Departing the park, one again encounters the scenic Stone Bridge and Old Stone House. The view is directed back along the Beech Grove to the entrance gates at Lovers' Lane.

WHITEHAVEN (W) STREET

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SHOWING PHYSICAL FEATURES, NOVEMBER 1, 1932.
BEATRIX JONES FARRAND, LANDSCAPE GARDENER
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SOURCES

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N

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MEADOW FALLS
THE ANIMAL GRAVE YARD
RAILROAD TIE STEPS
THE ISLET
CLAPPER BRIDGE FALLS
STREAM ARBOR
SPRING
PEBBLE WALK
ROOF REMAINS
OLD PUMPHOUSE
THE OLD WATER WHEEL FALLS
TULIP GLEN
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LAUREL POOL
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HAZEL WALK
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FORSYTHIA GATE
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THE EAST FALLS
OLD STONE PUMPHOUSE
STONE BRIDGE
BEECH GROVE
LOVERS LANE ENTRANCE
PARK SIGN
LOVERS LANE

BUILT FEATURES

- PAVED DRIVE
- UNPAVED DRIVE
- UNPAVED PATH
- DESIRE PATH
- WATERCOURSE
- LG. STONES/BENCHMARKS
- PATH EDGE STONES
- RUBBLE STONE WALLS
- RAILROAD TIE STEPS
- STONE STEPS
- STONE CLAD CONCRETE DAM
- FALLS & SPILLROCKS
- EROSION
- SILTATION
- CULVERT/PIPE
- PLANK BRIDGE
- CONCRETE BENCH
- RUSTIC BENCH
- WOOD BENCH
- CONCRETE MONUMENT
- MANHOLE
- SIGNPOST
- CHAIN LINK FENCE

VEGETATION

MAJOR DECIDUOUS TREES
- OVER 35"
- 25" - 35"
- 15" - 25"
- 12" - 15"

- MINOR DECIDUOUS
- EVERGREEN
- EDGE OF INVASIVE
- EDGE OF WOODLAND
- EDGE OF PLANTING MASS

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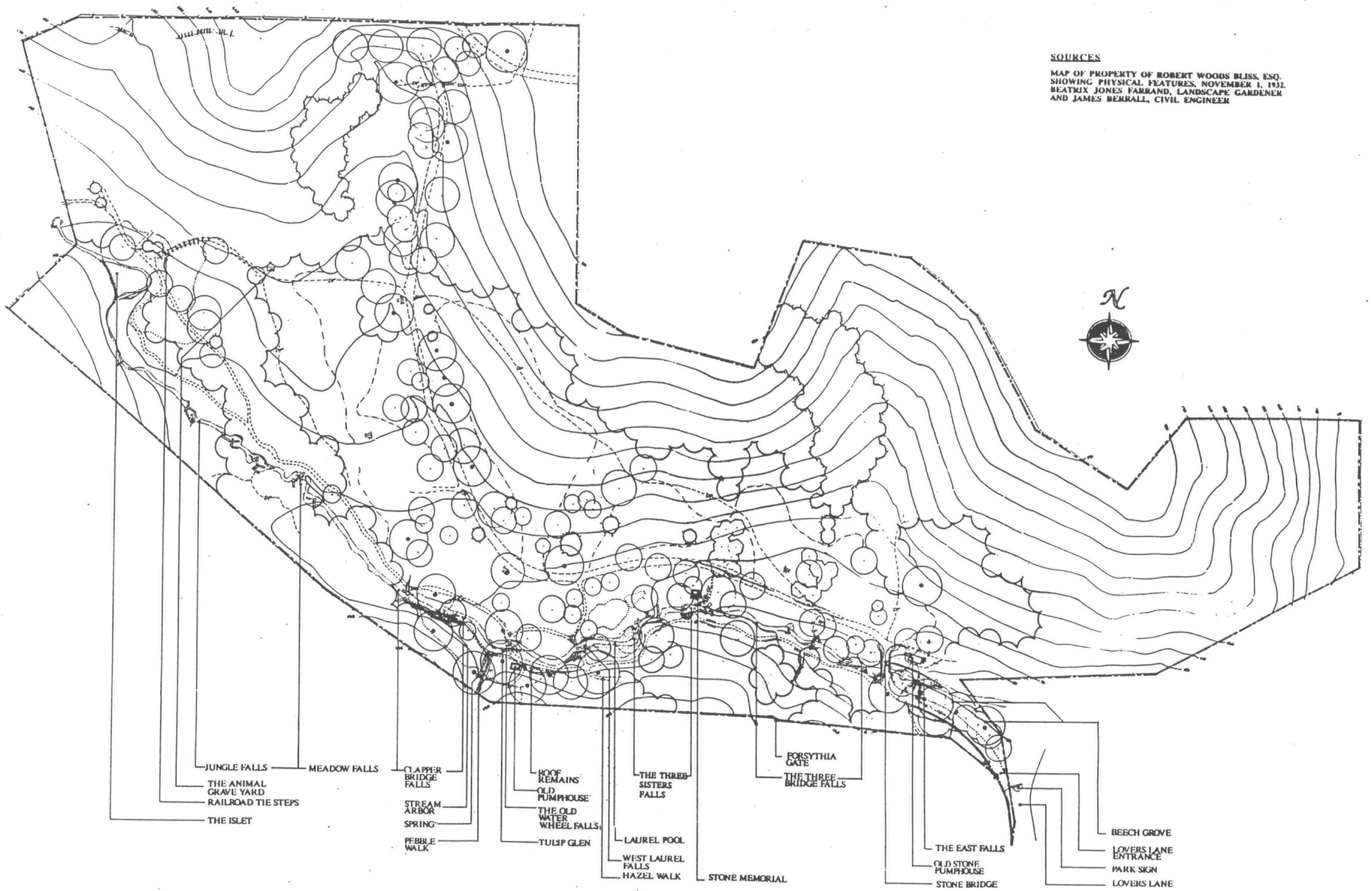
DUMBARTON OAKS PARK WASHINGTON, D.C.
A NATURALISTIC PARK DESIGNED AND EXECUTED BY BEATRIX JONES FARRAND 1922-1933

PRESERVATION NEEDS ASSESSMENT
EXISTING CONDITIONS:
BUILT FEATURES

SCALE: 1" = 50' - 0"

SOURCES

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BUILT FEATURES

- PAVED DRIVE
- UNPAVED DRIVE
- UNPAVED PATH
- DESIRE PATH
- WATERCOURSE
- L.G. STONES/BENCHMARKS
- PATH EDGE STONES
- RUBBLE STONE WALLS
- RAILROAD TIE STEPS
- STONE STEPS
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VEGETATION

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PRESERVATION NEEDS ASSESSMENT
EXISTING CONDITIONS:
BUILT FEATURES

SCALE: 1" = 50' - 0"

SOURCES

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N

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PARK SIGN
LOVERS LANE

BUILT FEATURES

- PAVED DRIVE
- UNPAVED DRIVE
- UNPAVED PATH
- DEBRIS PATH
- WATERCOURSE
- I.G. STONES/BENCHMARKS
- PATH EDGE STONES
- RUBBLE STONE WALLS
- RAILROAD TIE STEPS
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VEGETATION

MAJOR DECIDUOUS TREES
- OVER 36"
- 25" - 35"
- 15" - 25"
- 12" - 15"

- MINOR DECIDUOUS
- EVERGREEN
- EDGE OF INVASIVE
- EDGE OF WOODLAND
- EDGE OF PLANTING MASS

VIEWS & VISTAS

- VIEW
- VISTA
- INCOMPATIBLE VIEW
- INCOMPATIBLE VISTA
- PHYSICAL DESTINATION
- VISUAL DESTINATION
- SCREENED DESTINATION

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EXISTING CONDITIONS
W/VIEWS & VISTAS

SCALE: 1" = 50' - 0"

CONCLUSION OF EXISTING CONDITIONS

Recognizing that this landscape has been maintained since 1972 as a natural landscape, existing features illustrate the changes inherent in uncontrolled natural systems. Invasive plant materials have replaced fragile species and are in competition with the surviving historical plantings. Historic plant diversity has been lost.

Although the majority of the built features can be located within the park, their overall condition is generally poor. These conditions result from material deterioration, storm water damage and neglect. The watercourse has bypassed most of the falls and dams, and erosion and silting are evident along the entire watercourse. The built structures and features outside the watercourse seem to be structurally sound but will deteriorate without preventive maintenance.

The views and vistas throughout the park have changed because of unmanaged plant growth. Intended views have been constricted or lost. While visually, the historic park has changed, the landscape remains a vital part of the Georgetown community.

ANALYSIS

VEGETATION

The vegetation of the park was analyzed by comparing the period prior to ownership by the Bliss Family (Pre-Farrand) with the development by Beatrix Jones Farrand and taking into consideration the existing conditions of the vegetation. A planting plan is not extant or was never executed for the park and much of the design intent has been determined from Mrs. Farrand's writings and extant vegetative fabric. It is evident from her correspondence with the National Park Service (NPS) that some of her original plantings required modifications over time, which is to be expected of any landscape. For purposes of the vegetation analysis, it is the extant planting that provide much of the necessary information.

The analysis was conducted by field documentation of existing plant material, comparisons of historic and current photographs including aerial photographs, and with the use of a 1966 Survey conducted by the NPS. The changes over time were determined and illustrated in three different layers: The Pre-Farrand era, the Farrand era, and the existing conditions. The Pre-Farrand era documents the trees existing on the site prior to the creation of the park. Photographs taken during the 1930's and the caliper of existing trees were used as a guide to determine Pre-Farrand trees. The Farrand-era illustrates the many native and ornamental trees and shrubs which were introduced during the tenure of Farrand and is differentiated as streamside plantings, groundcovers, shrub masses, meadows and woodland and parkland trees. The existing conditions illustrates the volunteer trees and invasive plant materials that have compromised the landscape as designed.

The integrity of the planting of the park, when considered as a whole, is strong even today, despite the years the park has been managed as a "natural" resource and not a designed landscape. It is evident to even the untrained eye that the areas of plantings were designed and are all not naturally occurring, although the overgrowth makes that distinction difficult in some parts. Only someone with the background in landscape history would make the association of the pastoral or naturalistic landscape on which the design was based.

The streamside plantings have experienced perhaps the greatest decline due to the deterioration of the stream bed from flooding and the change in the water course. Plantings have been lost because of the erosion. Invasive perennials, shrubs and volunteer trees have filled in the once open areas that provided views to the meadows, across and up the stream to the falls. The interplay of light and shadow created by the trees is not longer evident. The expansion of the canopy and the resulting shade has also led to a decline in the plantings. The Laurel Pool has lost may of its namesake plants. Further up the stream, in the southwestern corner of the park, trees and shrubs evident in the 1930's photographs have been lost and invasive bamboo has overtaken the southern slopes.

The groundcovers and herbaceous material evident today in the park have lost the character intended by Farrand. The drifts of bulbs and springtime perennials that once bordered both sides of the streams are now limited in their location on the north side of the stream, with the many daffodils, daylilies, bluebells and hostas still in large drifts and groupings. However, perennial weeds and invasive vines have begun to overtake these vulnerable plantings.

The meadow areas can still be recognized, though their edges have seen the encroachment of the woodland, resulting in smaller open spaces than originally designed. Views to and through the meadows have become constricted. Mowing practices may have contributed to the decline of the bulbs that were planted in drifts across the slopes and are no longer evident, in addition to being done less frequently, thus justifying the increase in woodland encroachment.

The shrub masses planted to provide seasonal color and define the woodland edge are still evident though the transitional zone has weakened due to the overgrowth. Plantings of azaleas, leucothoe and mountain laurels have been lost but the rhododendrons, witchhazels, viburnums, forsythias and scotch broom still exist. The rhododendrons have overgrown the path and have begun to crowd out other species. The intended viewer experience has been lost due to the scale and density of plant materials.

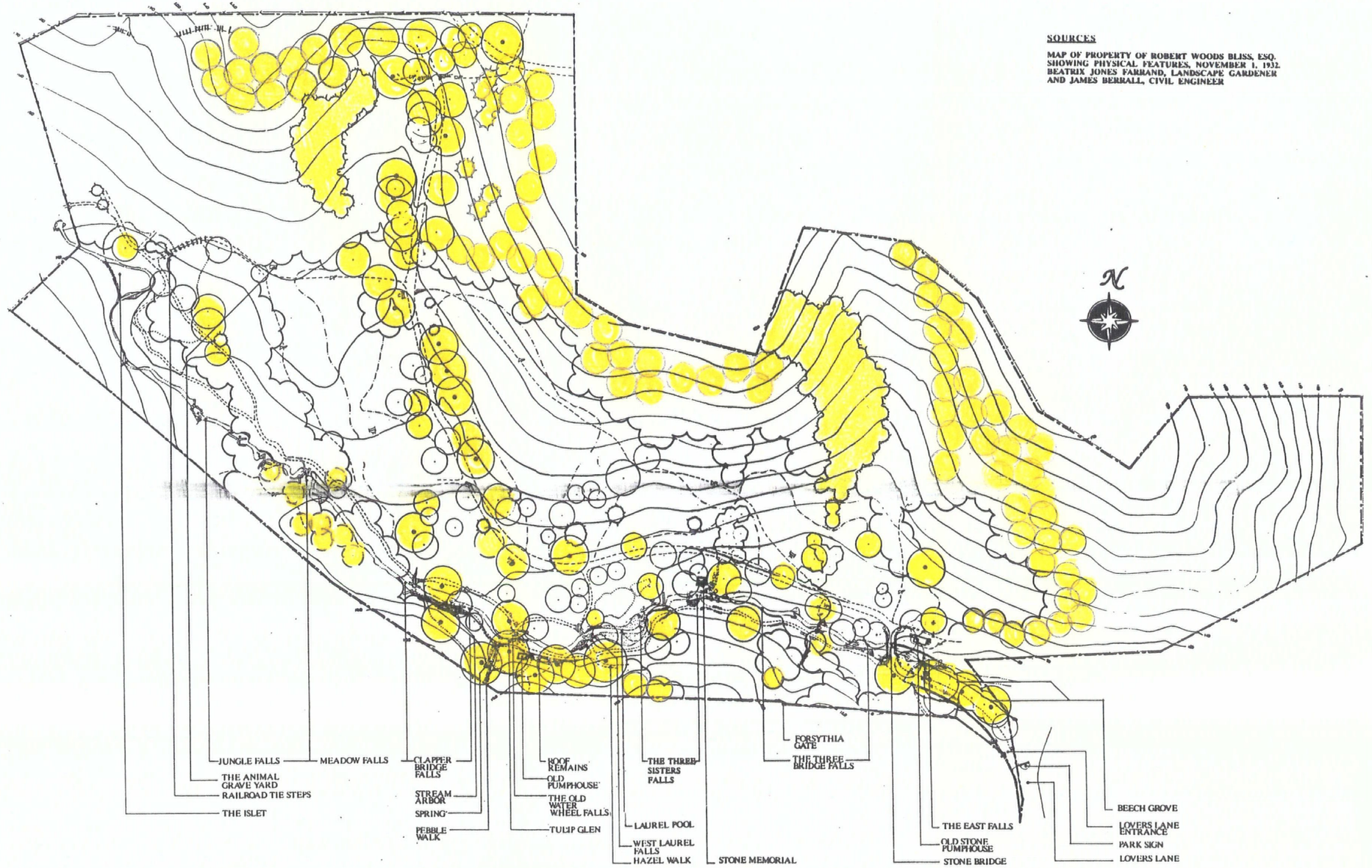
The edge of the deciduous hardwood forest that borders the northern slopes was once defined by ornamental trees and shrubs, mainly dogwoods, redbuds, and scotch broom which provided a transition from the forest to the meadow rooms. This edge has deteriorated due to the invasive growth of tree of heaven and porcelain berry vines. Natural regeneration has begun to reclaim the meadows and contributed to their decreasing size.

Of the remaining trees located in the lower portion of the park, about 40% were not existing at the time of the park's design, and have grown as volunteers and invasive plants. These have led to the closing down of the intended views and the decline of groundcovers and perennials. Only a few of the original sentinel trees have been lost and areas such as the entrance path lined with beeches and the bridle path demarcated by the tulip poplars have had volunteers establish themselves. The dogwoods and cherries still provide a springtime mass of color although they have expanded into areas not originally planned. The river birches have also spread out and established a grove.

When Dumbarton Oaks Park was created by the donation of the land to the NPS, it lost that portion of its design intent that created the illusion of the country estate. The relationship to the formal gardens and the loss of the connecting paths modified the way the landscape was originally intended to be viewed and experienced. However, the design was strong enough that the separated portion it maintained its own integrity. Today the design is still evident despite the years that park has been a stepchild to the more visible and frequented parks of Washington. With proper maintenance the park can be rehabilitated to its former grace and beauty.

SOURCES

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PRE-FARRAND TREES

BUILT FEATURES

- PAVED DRIVE
- UNPAVED DRIVE
- UNPAVED PATH
- DESIRE PATH
- WATERCOURSE
- LG. STONES/BENCHMARKS
- PATH EDGE STONES
- RUBBLE STONE WALLS
- RAILROAD TIE STEPS
- STONE STEPS
- STONE CLAD CONCRETE DAM
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VEGETATION

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- MINOR DECIDUOUS
- EVERGREEN
- EDGE OF INVASIVE
- EDGE OF WOODLAND
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PRESERVATION NEEDS ASSESSMENT
VEGETATION ANALYSIS
PRE-FARRAND TREES

SCALE:

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OLD STONE PUMPHOUSE
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BEECH GROVE
LOVERS LANE ENTRANCE
PARK SIGN
LOVERS LANE

FARRAND VEGETATION

BUILT FEATURES

- PAVED DRIVE
- UNPAVED DRIVE
- UNPAVED PATH
- DESIRE PATH
- WATERCOURSE
- LG. STONES/BENCHMARKS
- PATH EDGE STONES
- RUBBLE STONE WALLS
- RAILROAD TIE STEPS
- STONE STEPS
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- EDGE OF WOODLAND
- EDGE OF PLANTING MASS

- MEADOW
- STREAMBANK AND GROUND COVERS
- SHRUB MASS

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VEGETATION ANALYSIS
FARRAND VEGETATION

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POST-FARRAND VEGETATION

BUILT FEATURES

- PAVED DRIVE
- UNPAVED DRIVE
- UNPAVED PATH
- DESIRE PATH
- WATERCOURSE
- LG. STONES/BENCHMARKS
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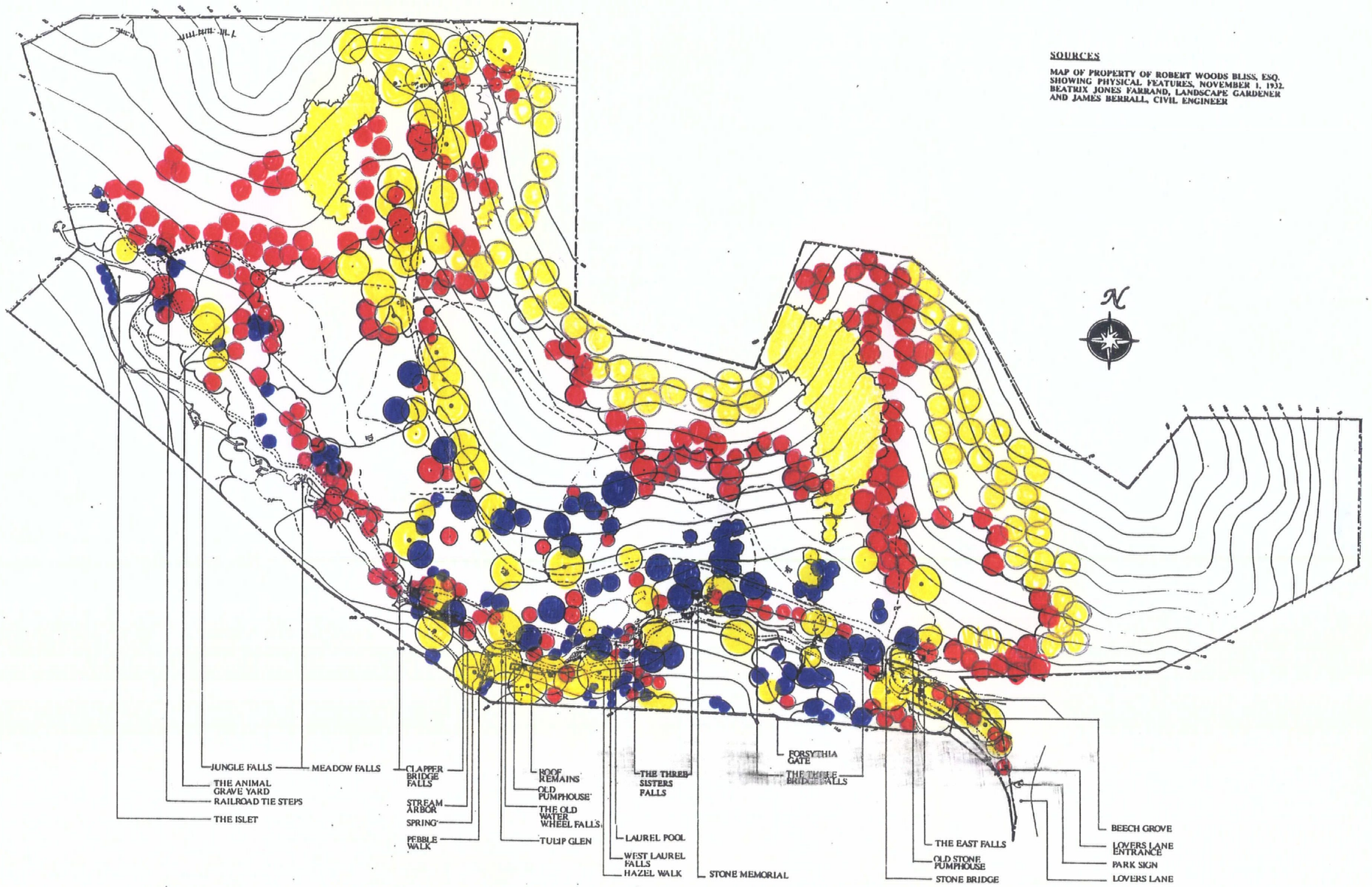
- MINOR DECIDUOUS
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INVASIVE PERENNIALS/SHRUBS

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EXISTING TREES

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- CONCRETE MONUMENT
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- CHAIN LINK FENCE

VEGETATION

MAJOR DECIDUOUS TREES

- OVER 35"
- 25" - 35"
- 15" - 25"
- 12" - 15"

- MINOR DECIDUOUS
- EVERGREEN
- EDGE OF INVASIVE
- EDGE OF WOODLAND
- EDGE OF PLANTING MASS

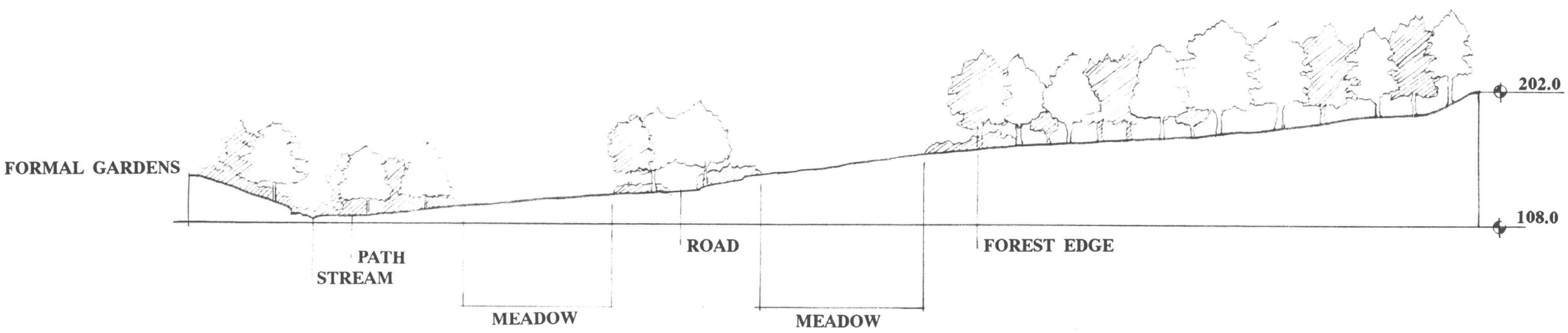
- PRE-FARRAND
- FARRAND
- POST-FARRAND

HISTORIC LANDSCAPE PRESERVATION STUDIO 1993
GEORGE WASHINGTON UNIVERSITY
HISTORIC LANDSCAPE PRESERVATION PROGRAM

DUMBARTON OAKS PARK WASHINGTON, D.C.
A NATURALISTIC PARK DESIGNED AND EXECUTED BY
BEATRIX JONES FARRAND 1922-1933

PRESERVATION NEEDS ASSESSMENT
VEGETATION ANALYSIS
EXISTING TREES

SCALE:



SOUTH TO NORTH SECTION THRU PARK

LOOKING WEST (UPSTREAM)

INVASIVE PLANT GROWTH

0 10 30 60 120
FEET

BUILT FEATURES

The boundaries of Dumbarton Oaks Park encompassing approximately 22 acres exists today as when Beatrix Farrand was commissioned to design the Park in 1922. Surrounded by subsequent development and a chain link security fence, the Park today is virtually isolated from the community.

Although the site retains much of its original topography that existed prior to 1920, only a few of the structural and circulation features remain from that period. One of the remaining circulation features, the Bridle Path that bisects the site East-West, strongly influenced the overall layout of Farrand's design concept, and was retained as a major element of her design. This path brings the visitor into the Park, introduces and crosses the watercourse, skirts the base of adjacent meadowlands and climbs through the fold in the hills, shaded by original vegetation that parallels its course. At one time, the upper end of the road crossed up and over the northern boundary of the site, but Farrand redirected the circulation west and over the ridge and back into the Park providing a meandering through consciously designed viewing platforms along its bank before continuing back to the Park entrance.

Other pre-Bliss built elements that were incorporated into the Farrand design were the Stone Bridge and the Old Stone Pumphouse adjacent to the Old Water Wheel Falls. These features that pre-date the Farrand design remain intact today as integral parts of the overall character and romantic setting of the Park, becoming the stylistic theme for other built elements Farrand introduced. As such, these pre-Bliss features are considered to be contributing resources.

The most dominant built element of Beatrix Farrand's design is the watercourse including waterfalls, dams, retaining walls and pedestrian pathways that parallel its edge. The built elements that were added by Farrand were oriented to the watercourse and by manipulating its direction, width, depth, and speed, the new design consciously altered the stream, from an existing understated natural feature to the most prominent element in her design. All the Farrand built elements introduced during this era relate to the watercourse, providing access such as Hazel Walk and Forsythia Gate; or directly focused toward the watercourse as do the Stream Arbor and Pebble Walk. The majority of the Farrand-built features remain in existence today, either intact or as remnant features attesting to the design, materials and workmanship evidenced in the planning and construction of the Park. Locations of these naturalistic features continue to impact the intended experience of a designed wilderness area within an 18th Century estate. They function together as a whole, giving a structural form to the Park and are all considered contributing resources.

Although Farrand continued her association with the Park after it was given to the NPS, her role changed from that of an active policy executor to that of a passive policy advisor. The National Park Service era added little to the design, either to enhance or to maintain it. Their contributions were not sympathetically planned nor designed with Beatrix Farrand's original design in mind. Perhaps achieving the best "fit" is the Stone Memorial that both in design and materials is in keeping with the rustic style established by Farrand. However, stormwater lines with their intrusive utilitarian manholes and the many desire paths that have been allowed to

develop detract from the Farrand design but do serve a purpose that should be considered during future planning and assessment.

All these built features, introduced during the NPS tenure, while functional in nature and occasionally sympathetic in style are obviously not characteristic of Farrand's design style and are therefore considered non-contributing resources for this park.

Overall, Dumbarton Oaks Park retains a high degree of integrity evidenced in the remaining Farrand-designed built features. Generally, their condition is intact although often compromised to some degree; some have become remnants, fortunately few are completly lost. The numerous remaining features are repairable and with proper design guidance as well as a thoughtfully planned long term repair and maintenance program should once again provide the natural beauty and rustic charm that Beatrix Farrand intended.

SOURCES

MAP OF PROPERTY OF ROBERT WOODS BLISS, ESQ. SHOWING PHYSICAL FEATURES, NOVEMBER 1, 1932. BEATRIX JONES FARRAND, LANDSCAPE GARDENER AND JAMES BERRALL, CIVIL ENGINEER

N

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MEADOW FALLS
THE ANIMAL GRAVE YARD
RAILROAD TIE STEPS
THE ISLET
CLAPPER BRIDGE FALLS
STREAM ARBOR
SPRING
PEBBLE WALK
ROOF REMAINS
OLD PUMPHOUSE
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BEECH GROVE
LOVERS LANE ENTRANCE
PARK SIGN
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BUILT FEATURES

- PAVED DRIVE
- UNPAVED DRIVE
- UNPAVED PATH
- DESIRE PATH
- WATERCOURSE
- LG. STONES/BENCHMARKS
- PATH EDGE STONES
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LEGEND

EXISTING | REMNANT | LOST | CONJECTURE

- PRE-BLISS 1920
- BLISS-FARRAND 1922-1933
- N.P.S. 1955-1966

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DUMBARTON OAKS PARK WASHINGTON, D.C.
A NATURALISTIC PARK DESIGNED AND EXECUTED BY
BEATRIX JONES FARRAND 1933-1933

PRESERVATION NEEDS ASSESSMENT
BUILT FEATURE ANALYSIS

SCALE: 1" = 50' - 0"

VIEWS AND VISTAS ANALYSIS

Views through Dumbarton Oaks Park are formed by the topography and vegetation. Integrity has been compromised in that invasive vegetation has constricted and in some cases obliterated views. Loss of vegetation caused by flooding has introduced incompatible views.

Views moderately orient and guide use of the park. They no longer integrate the built features to the landscape, as they did in the BlissFarrand era when vegetation was carefully designed and maintained to frame the features. Views of the built features can no longer be seen from the Bridle Path, with the exception of the Old Stone House and Stone Bridge. Their value in relation to circulation through the park has been mollified to a sequence of events along the stream. Loss of vegetation has caused the buildings at Wisconsin Avenue to relate as built features to the stream, imposing an altered feeling and momentarily destroying the sense of equanimity within the park.

The spatial balance within the park is not easily discernable by view. Neither is the balance it provided the original garden design. Overall, the lack of maintenance with regard to vegetation has hindered the use of views and vistas to interpret the naturalistic park's relationship within the concept of the historic design.

CONCLUSION: ANALYSIS

Field documented analysis of the existing conditions indicate Dumbarton Oaks Park retains a high degree of integrity from the Bliss-Farrand period. It is obvious, even to one unfamiliar with this landscape that the features, both vegetative and built, in evidence today were designed rather than naturally occurring. Not as obvious, but equally important are the corresponding views created by the interplay of designed features and the site topography. While designed as part of a larger scheme, and enriched by that relationship, this park possesses its own internal unity which allows it to stand as an independent design.

With the creation of the park, and its transfer of ownership, came a change in management and maintenance policies and programs. The focus and attitudes changed from one associated with a designed landscape to one associated with a "natural" resource area. As such, this natural resource management policy encouraged the natural evolution of the site, with minimal maintenance has allowed it to revert to its natural state. Unfortunately, this has compromised the integrity of Farrand's designed landscape. The result has been seen as deterioration and in some cases, total loss of the intended character of this park.

Invasive and volunteer vegetation threatens the views as well as the carefully planned naturalistic plant palette created by Farrand. The continuing problem of stormwater runoff threatens the survival of the built features, particularly those directly related to the watercourse. Although these features remain relatively intact, they no longer function as intended and their stability is constantly undermined by the present course of the stream.

Fortunately, few features have been lost entirely. The numerous remaining features are repairable and with proper design guidance as well as a thoughtfully planned long-term rehabilitation program, the Dumbarton Oaks Park can recapture its former grace and beauty as a designed naturalistic landscape.

MANAGEMENT AND PHASING STRATEGY

VEGETATION MANAGEMENT AND PHASING STRATEGY

Through interpretation of the historic evidence, one can draw a picture of Dumbarton Oaks Park landscape during the period around 1933. By the analysis of present conditions and historic documentation, though a matter of some conjecture, it is reasonably certain that the Park was comprised of five planting types:

*Stream bank and wetland plantings consisting of native and introduced species
*Ground cover and bulb areas in large drifts throughout the Park, but mostly near the stream bank
*Meadows with no trees and meadow parkland
*Shrub masses
*Tree and woodland parkland

A clear understanding of the historical significance is necessary to interpret the integrity of this site. Farrand noted that certain plants may need replacing from time to time due to poor success rates. The plant list should be reviewed based on the rate of success in the Washington, D.C., area today, and based on the availability, existing habitat, and level of maintenance of the plants. It is important for us to evaluate each planting type based on the following recommendations to accompany a long-range master plan. In all areas of the landscape, care should be taken to protect historic plant material during removal of invasive herbaceous weeds, volunteer trees, and undergrowth. It is also important to understand Farrand's design ideas to determine what native plant may be of value in the landscape.

The stream bank today is in deteriorated. Fallen and unwanted volunteer trees and shrubs should be removed. Historically, ground cover and bulbs were found mainly on either side of the stream bank. Bulbs were arranged in large drifts. A clear understanding of light requirements is necessary for their replacement. A large area of daylillies today is almost completely shaded. This implies that this area was once much sunnier. Since the stream bank was planted mostly with bulbs and ground covers, it is important to protect these patterns when removing unwanted plants and mowing.

The meadow areas can be defined as grass-only and grass with trees. In the grass-only areas, maintenance and control of the site should be fairly easy to accomplish. Expansion of meadow areas should be executed to achieve the historically designed space. In the grass-with-trees area, maintenance will not be as easy. These areas may require different types of mowing operations.

The shrub mass areas are also in a state of ruin. Large areas of rhododendron have been allowed to expand to areas not historically implied. Shrub masses of rhododendron, bamboo, and forsythia should be pruned back over a period of years in order to restore them to their proper shapes and areas. In some areas, only remnant plantings exist or don't show up at all. Reintroduction of shrub mass should occur based on maintenance requirements in conjunction with the historic value that contributes to the integrity of the site.

The tree and woodland parkland represents several types. Historic trees should be considered first as they contribute the most to the integrity of the site. Historic trees should be examined by an arborist to determine their condition. Trees that are determined to be in poor or dangerous condition should have their lives extended and should be removed only as a last resort. Pruning is encouraged and will also help the overall health and longevity of all canopy trees. Farrand's designs show a much more open appearance of the park. By selectively removing unwanted volunteer trees, spatial and visual relationships can be restored. Also, pruning will achieve a more dabbled light effect which Farrand wanted. An arborist may also suggest preventive maintenance spraying and or fertilizing program for disease and pests.

It is evident that Farrand planted trees in meadows to open and close views. It is important to re-establish this relationship in the Park. Drifts of dogwood, cherry, and birch should be analyzed to determine their relationship to her original design intent.

The woodland tree groupings are natural areas and should be maintained as such. They are low-level maintenance zones. Additionally, an arborist should survey these zones to ensure safety. Natural regeneration will occur in the these areas. It is important to clear unwanted invasives that may impede one's view into the forest and reduce natural species regeneration.

Proper supervision and understanding of the historical integrity and significance of the trees, shrubs, and all other vegetation are among the most important elements in maintaining the Dumbarton Oaks Park landcsape composition. A User's Guide/Brochure in conjunction with a Master Plan for management and maintenance should be considered. Pilot projects can then be undertaken to address problem areas. Civic and government agencies, as guardians of Dumbarton Oaks Park, can work together with a clear understanding of its historic value and the integrity needed to properly maintain the Park. By using written standards for management and maintenance, they can successfully accomplish most of the task, and the historical significance of this Park can be preserved. The most important element of success for this project is the education of all involved about Farrand's design intent and the significance of this historic park resource.

BUILT FEATURES MANAGEMENT AND PHASING STRATEGY

By phasing the management for restoration of the built features into immediate (Phase I), midterm (Phase II) and long term (Phase III) planning, features that are in the greatest danger of being lost are addressed first. In addition, the management plan shares the tasking for accomplishment with consideration of the magnitude of the work to be accomplished, i.e. whether capital improvement funding is required, and the visual impact to the Dumbarton Oaks Park.

This results in a realistic program for a balanced approach to maintaining public support and interest while achieving the goal of restoration of this irreplaceable historic landscape.

PROPOSED MANAGEMENT PLAN FOR BUILT FEATURES

BUILT FEATURE	ACTION
PRIORITY 1:	FOR ALL FEATURES:
WATERCOURSE [*•] DAMS FALLS RETAINING WALLS LAUREL POND	STABILIZE FEATURES AT RISK REQUEST STORM WATER MANAGEMENT PLAN/ANALYSIS
OLD STONE PUMPHOUSE [•]	REQUEST EIS
PEBBLE WALK/GROTTO [*•]	
ANIMAL GRAVEYARD [•]	REQUEST CULTURAL LANDSCAPE REPORT
ENTRY GATE [•]	
LOVERS LANE [*•]	REQUEST STRUCTURES REPORT
COUNTRY LANE [*•]	
PATHWAYS [•] Including: Watercourse Pathway Circuit, Stone Bridge, and Entrance Path	ADDRESS SAFETY ISSUES (RUSTIC BENCHES)

* National Park Service Capital Improvement Project
• Friends Group
Joint Project: NPS & Friends Group

PRIORITY 2:	FOR ALL FEATURES:
OLD PUMPHOUSE [*]	STABILIZE ALL FEATURES
ANIMAL GRAVEYARD [•]	
PATHWAYS [•] Including: Fortsythia Path Hazel Path, Clapper Bridge-Safeway Animal Graveyard, and Country Lane	ADDRESS AND ADOPT TREATMENT FOR PROJECTS AS IDENTIFIED BY PRIORITY 1 REPORTS, BASED ON AVAILABLE FUNDING, STAFF, INTEREST
PARK SIGN [•]	
BENCHES [•]	

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PRIORITY 3:

FORSYTHIA GATE [●]
STONE BRIDGE [*]
STONE MEMORIAL [●]
ARBOR [*]
PATHWAYS [●]
Including: Forsythia Path, Hazel Path, Clapper Bridge-Safeway, Animal Graveyard, and Country Lane
COUNTRY LANE [*]

FOR ALL FEATURES:

STABILIZE ALL FEATURES

ADDRESS AND ADOPT TREATMENT FOR PROJECTS AS IDENTIFIED BY PRIORITY 1 REPORTS, BASED ON AVAILABLE FUNDING, STAFF, INTEREST

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PRIORITIES PRESERVATION NEEDS ASSESSMENT - BUILT FEATURES

- PRIORITY I
- PRIORITY II
- PRIORITY III

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PRESERVATION NEEDS ASSESSMENT
BUILT FEATURES

SCALE:

SUMMARY

SUMMARY

Field documented analysis of the existing conditions indicate Dumbarton Oaks Park retains a high degree of integrity from the Bliss-Farrand period. It is obvious, even to one unfamiliar with this landscape that the features, both vegetative and built that are in evidence today were designed rather than naturally occurring. Not as obvious, but equally important are the corresponding views created by the interplay of designed features and site topography. While designed as part of a larger scheme, and enriched by that relationship, this park possesses its own internal unity which allows it to stand as an independent design.

With the creation of the Park, and its transfer of ownership, came a change in management and maintenance policies and programs. The focus and attitudes changed from that associated with a designed landscape to that associated with a "natural" resource area. As such, this resource management policy encouraged the natural evolution of the site, which with minimal maintenance has allowed it to revert to its natural state. Unfortunately, this has compromised the integrity of Farrand's designed landscape. The result has been seen as degradation and in some cases, total loss of the intended character of this park.

Altho ugh the majority of the built features can be located within the Park, their overall condition is generally only fair. These less than desirable conditions result from material deterioration, storm water damage and neglect. The watercouse has bypassed most of the falls and dams, and erosion and siltation are evident along the entire watercourse. The built structures and features outside the watercourse currently remain structurally sound be will eventually deteriorate without preventive maintenance.

Recognizing that this landscape has been maintained since 1972 as a natural landscape, the present existing vegetation illustrates the changes inherent in uncontrolled natural systems. Invasive plant materials have replaced fragile species and are in competition with the surviving historical plantings. Historic plant diversity has been lost. Views and vistas throughout the park have correspondingly been altered and intended views compromised or lost due to unmanaged plant growth.

Fortunately, few features have been lost entirely. The numerous remaining features are repairable and with proper design guidance as well as a thoughtfully planned long-term rehabilitation program, Dumbarton Oaks Park can recapture its former grace and beauty as a designed pastoral landscape.

APPENDIX

EXISTING PLANT LIST - MAY 1993

DECIDUOUS TREES

SYMBOL	BOTANICAL NAME	COMMON NAME
Ap	Acer platanoides	Norway Maple
Ar	Acer rubrum	Red Maple
As	Acer saccrum	Sugar Maple
Aa	Ailanthus altissima	Tree of Heaven
Bn	Betula nigra	River Birch
Cb	Catalpa bignonoides	Catalpa
Cc	Carpinus carolina	Ironwood
Ce	Cercis canadensis	Redbud
Cf	Cornus florida	American Dogwood
Dv	Diospyros virginiana	Persimmon
Fg	Fagus grandifolia	Beech
Fa	Fraxinus americana	White Ash
Jn	Juglands nigra	Black Walnut
Lt	Liriodendron tulipif era	Tulip Poplar
Mp	Macklura pomif era Osage	Orange
Mt	Magnolia tripetala	Umbrella Magnolia
Ms	Magnolia soulangiana	Saucer Magnolia
Mv	Magnolia virginiana	Sweet Bay Magnolia
Ma	Morus alba	White Mulberry
Pp	Prunus pennsylvanica	Wild Red Cherry
Ps	Prunus seratina	Black Cherry
Qa	Quercus alba	White Oak
Qv	Quercus velutina	Black Oak
Rp	Fobinia pseudo-acacia	Black Locust
Sa	Sassafras albidum	Sassafras
Ua	Ulmus Americana	American Elm

EVERGREEN TREES

SYMBOL	BOTANICAL NAME	COMMON NAME
Io	Ilex Opaca	American Holly
Jo	Juniperus virginiana	Eastern Red Cedar
Pa	Picea abies	Norway Spruce
Tc	Tsuga canadensis	Canadian Hemlock

SHRUBS

SYMBOL	BOTANICAL NAME	COMMON NAME
	Cytisus Scoparius	Scotch Broom
	Ciethra acuminata	Summer Sweet
	Pieveilla lonicera	Bush Honeysuckle
	Forsythia suspensa	Weeping Forsythia
	Hamamelis virginiana	Witch Hazel
	Kalmia latifolia	Mountain Laurel
	Leucothe Racemosa	Leucothe
	Lindera benzoin	Spice Bush
	Philadelphus Coronarius	Mock Orange
	Rhododendron maximum	Rhododendron
	Viburnum tomentosa	Doublefile viburnum

PERENNIALS

SYMBOL	BOTANICAL NAME	COMMON NAME
	Adiantus pedaturn	Maidenhair Fern
	Arisaema atrorubens	Jack-in-the-Pulpit
	Athyrum filix-femina	Lady Fern
	Dryopteris nove boracenis	New York Fern
	Hernerocallis	Daylily
	Hostaventricosa	Plantain Lily
	Osrnunda regalis	Royal Fern
	Osrnundacinnamonia	Cinnarnon Fern
	Osmundaclaytoniana	Interrupted Fern
	Onocleas truthiopteris	Ostrich Fern
	Polophyllum peltatum	May Apple
	Polyfonatum biflorum	Solomon's Seal
	Polystichum acrostichoides	Christmas Fern
	Viola	Violets