
Lynchburg Miller Park Master Plan

Lynchburg, Virginia



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From the City of Lynchburg

From Rivanna Archeology

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Overall Goal

Improve Miller Park to create a well organized, functional urban park that balances current needs in an historic setting.



A Brief History

Miller Park, or the ‘City Park’ as it was called during its earliest years, has a long and distinguished history. It has proudly served the citizens of Lynchburg as a place of leisure and recreation for nearly 150 years. Miller Park was established on an 18-acre parcel of land donated by local resident, Samuel E. Miller in 1862 for the purpose of creating a “Public Promenade and Pleasure Ground”. Miller’s gift was intended to promote the health and comfort of the citizens of Lynchburg. Miller stipulated that the City was to enclose the grounds with a fence, layout entrances and gates, roads and paths, and over time “tastefully improve and decorate” the land.

It is thought that few improvements were made in the early years, until the 1870’s when the park was the site of the Fair. The parkland was the site of the local agricultural fair until this use was challenged by several residents. These Lynchburg residents felt that charging admission to the park was against the wishes of Mr. Miller, and in 1892 the park ceased to be used as fairgrounds.

At the turn of the century, many improvements were made and the park gained a zoological garden. Citizens who had traveled abroad and returned with species for display donated animals for the park’s exhibits. It was at this time many features were added including the Aviary Building and Bear Pit, both of which exist today. Formal gardens were added in addition to the “zoo” that had been developed on the grounds.

In 1922 the park began to offer formal recreation activities including at least one tennis court, croquet and field games such as football and baseball. Baseball has been a part of the park since 1922 and at one point was moved, only to be brought back, because a lack of attendance at the new location. In addition to the field games, several pools have existed in Miller Park at various locations throughout the years.

Although Lynchburg’s black citizens had access to Miller Park, segregation prohibited equal access to the recreational facilities contained within the City until the mid-1960’s.



Entrance to the historic Botanical Gardens



Annual Salvation Army Picnic in Miller Park during the 1930’s

History



Camp Davis (Miller Park) shortly after the Civil War in the hands of Union Troops

Miller Park Setting

Miller Park is in midtown Lynchburg and is roughly bounded by Park Avenue, Fort Avenue, Campbell Avenue, and Grove Street. The surrounding area is a mixed-use community with residential neighborhoods, commercial businesses, and governmental services. The site is rolling and has varied topographic relief. The high point of the park is the area surrounding the memorials. The site slopes in all directions from this point. The middle of the park is a sloping valley with the lowest point being on the southern side. The site slopes back up to the athletic fields which are fairly level.

Current Condition

Today, the park suffers from a lack of planning; improvements have been allowed to happen piecemeal without an overall vision or masterplan. However, the rich history and central location make this park a treasure for the residents.

Public Input

The public input received at meetings focused on the need to improve the aging amenities in the park. There is a strong consensus that the historic and botanical aspects of the park need to be revitalized. Residents love the tree canopy of the park and feel that trees should be saved and good urban forestry practices should be implemented to extend the lives of existing species. Participants asked for improved circulation both pedestrian and vehicular in and around the site. Most of the citizens who attended the public meeting voiced the opinion that the Cross Town Connector should not be constructed and would negatively affect the park.

The Mid Town Connector

The first proposal by the Virginia Department of Transportation (VDOT) for the Cross Town Connector was to widen all of Park Avenue through Miller Park from two lanes to four lanes. However, the Midtown Plan, produced prior to this master plan by Dover Kohl and Associates, recommends that the street remain two lanes through the park and midtown area. This master plan for Miller Park also recommends that Park Avenue remain two lanes. Therefore, VDOT has revised the original proposal. The current plan limits any widening to Park Avenue in the vicinity of Campbell Avenue to add a right turn lane.



Historic Aviary Building



Athletic Fields



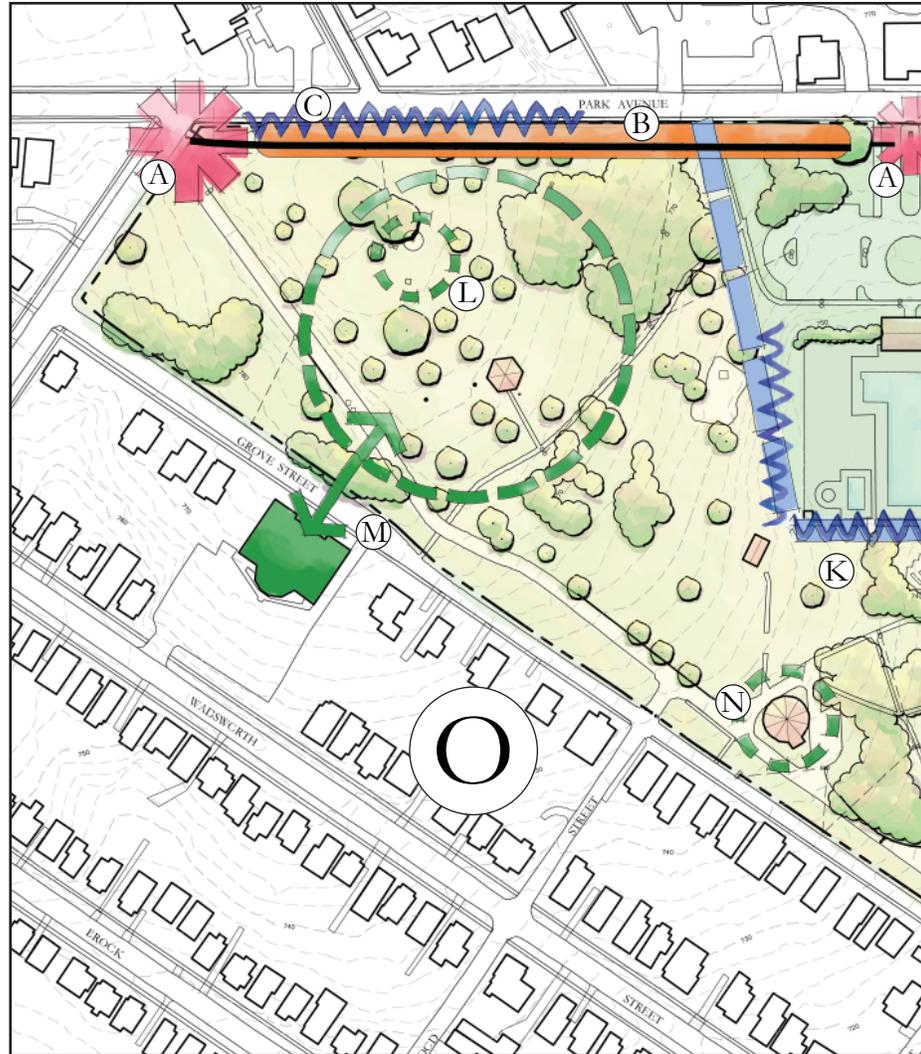
Park Avenue



Pool Area

Panorama of the Upper Memorial Area





Analysis

A. Corners offer opportunities to create gateways which improve the visibility of the park. Gateways create a sense that vehicular and pedestrian traffic has arrived at an important destination.

B. Improve the edge along Park Avenue to create a feeling that cars are in the park, not just driving past. Create safe pedestrian separation.

C. The wall is a great resource and should be maintained and in time restored.

D. The parking area is confusing as parking and driving lanes are not well marked.

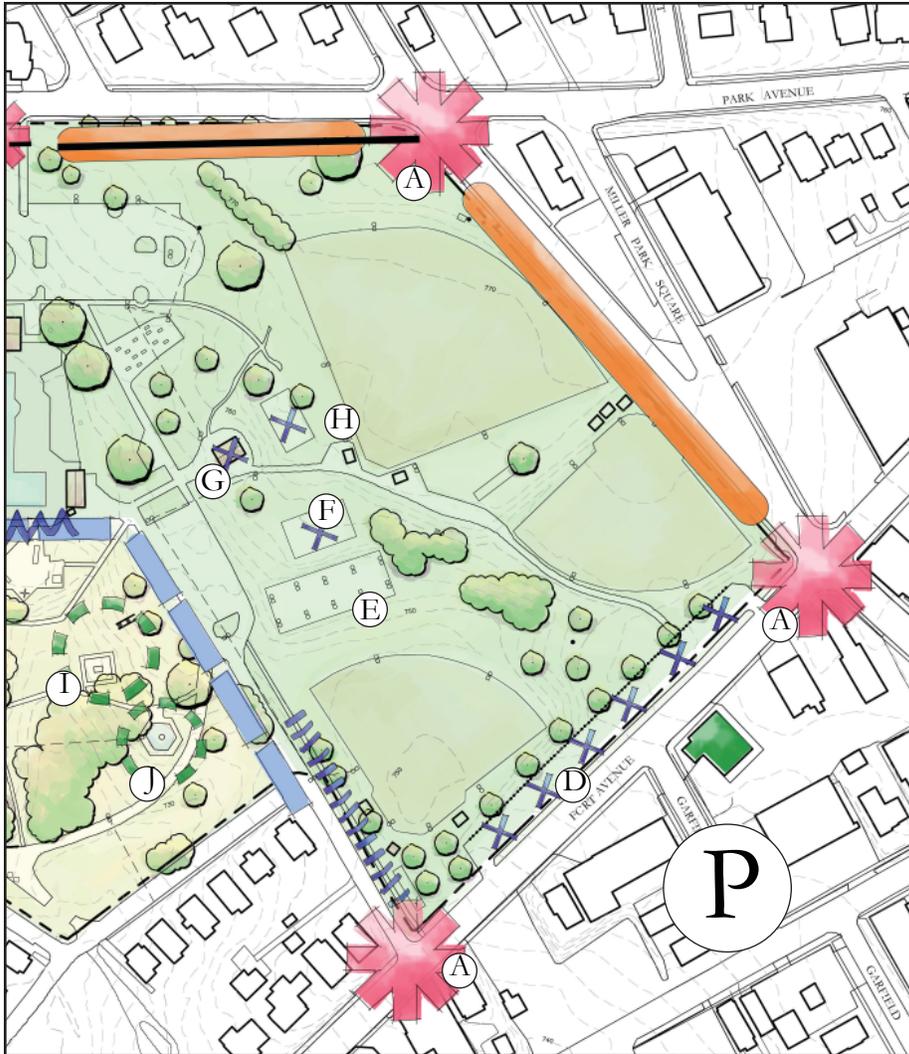
E. Horseshoe courts have recently been renovated.

F. The basketball court is too close to the ball fields.

G. The restroom is in poor condition and needs renovation. Many residents said it is a source of problems in the park.

H. The volleyball court lacks a net and is in disrepair. In addition the court is asphalt, an inappropriate choice of surfacing. The court should be removed.

I. The bear pit is a resource and is worthy of stabilization.



J. The Fireman's Fountain is a good resource for the park. The setting needs some improvement to make it more of a prominent feature.

K. The pool needs better screening for noise and sight lines from other more passive areas of the park.

L. The memorial should be kept on the high point of the park. This area is a nice setting, but needs more focus placed on it.

M. Create a connection to the Miller Center so that it feels more a part of the park.

N. The Aviary needs a setting worth it's grand, historic architectural style.

O. The western part of the park is the more passive side, with walking trails, the memorial and the centennial trees.

P. The Eastern part of the park is the active side, with the athletic fields.



Overall Master Plan

Miller Park

The following have been priorities of the master plan throughout the process:

Increase use of Miller Park

In general, the park has gone a fairly long period of time without significant capital improvements. The master plan recommends improvements that increase citizens' satisfaction and enjoyment of the park, with the outcome of increasing attendance.

Protect history of the park

The park has a long storied his-

tory that is a part of this master plan. The master plan respects the historical elements, and where appropriate, includes them as integral parts of the plan. This plan does not intend to recreate a specific period in the park's history, by recommending the re-introduction of the zoo for instance, rather it builds upon history for the future. The master plan recommends that interpretation be woven into the park, in the form of murals, or small plaques commemorating specific elements or notable events.



Interpret the history of the park
The history of Miller Park should be integrated into future projects as a planned component from the beginning. History should not be something that is interpreted on sign panels along a walking path, but rather is creatively integrated.

Remove cars from the park
Balancing the needs expressed in the public meetings, and creating a park that is not entirely centered on the automobile, has been a focus of the master plan. Parking has

been removed from the interior of the park and placed around the perimeter.

Improve the edges of the park
The edges of the park are poorly defined currently, and as part of the Crime Prevention Through Environmental Design review, better definition of the park space is recommended. Recommendations to define park space include, bollard and chain, walls, ornamental fences and planting.

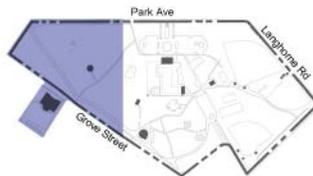
Improve the entries to the park
Part of improving the edges of the park, is improving the entries. Improved connections to surrounding trails, cross walks, and park gateways are all recommended in the master plan.

Underground utilities in the park
Relocate existing overhead utilities in the park by placing them underground. New utilities should also be underground.



Memorial
Lawn

Miller Park



A Create historical entry with more prominence

This entrance to the park has historically been the more prominent gateway into the park. Construct a large stone park sign at this entrance. The plan seeks to recreate the importance of this entry. As a part of this improvement, special paver crosswalks should be added at Park Avenue and Euclid Avenue.

B Center memorials on entry

A strong axial geometry is proposed to improve the organization of the memorial space. The Second Virginia Calvary Monument remains in its current location as does the large centennial Oak. The flagpole will need to be relocated symmetrically opposed to the monument along a center line drawn between the Centennial Oak and the recreated entry. Historically, two cannons have been part of the memorial area. These cannons are currently housed in the Lynchburg Community Market and should be restored and placed back in their rightful place, inside the park.

C Reconfigure the paths

The existing pathway system in this area should be removed, and a new path system created. The new system will link areas of interest with a path for leisurely walking.

D Protect the existing trees

During design and construction all trees over 24" in diameter should not be removed. All improvements should be worked in between and around existing trees larger than 24". It may be necessary at times to remove smaller trees, due to their locations. If a tree is removed, two should be planted in its place.

Also it is important during the construction process to protect trees from root damage which can be caused by the following:

Soil compaction by equipment operated too close to the root zone.

Digging too near the root zone.

Staging materials too close to trees.

To correct this problem, all trees should be properly protected and if necessary, work in highly sensitive zones should be done by hand.

E Create a gateway into the park

A new entry into the park from Grove Street is proposed to create better definition to the park. The entry should be pedestrian scale improvements, so that this area becomes a "door" for the park.

F Incorporate the Miller Center into park

The Miller Center is a wonderful structure and is proposed to be incorporated into the park. The building should feel like it is a part of the park through similar planting materials and a pedestrian crossing from the front of the building to the park. Also the connection to the parking lot is proposed to be strengthened, so that this space can be used as overflow parking for events.

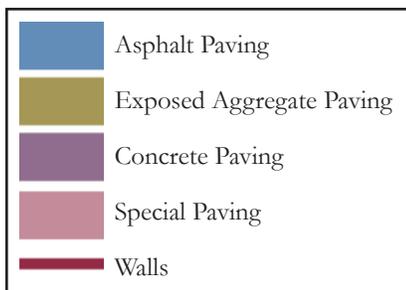
G Remove existing pavilions

Two pavilions are proposed to be removed in the memorial lawn. They are a constant subject of vandalism and location for criminal activity. These pavilions are not in a style fitting the park and they block the sight line from the Aviary to the Cavalry Monument which should be unobstructed.

Remove: Asphalt path paving
 Existing pavilions



Amenities

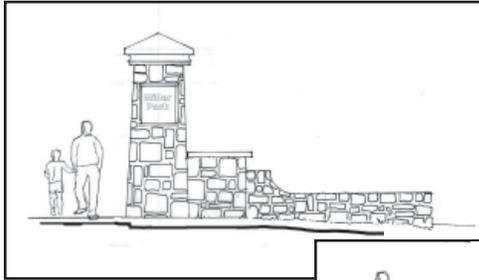


1. By the Parks office include:
- Ornamental lighting
 - Benches
 - Trash can
 - Iron picket fence
 - Ornamental planting

2. By the western entry include:
- Major entry sign
 - Ornamental lighting
 - Benches
 - Trash can
 - Ornamental planting

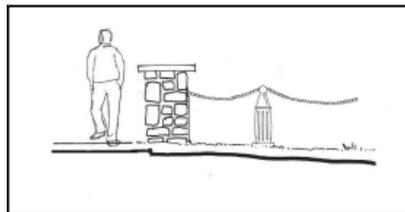
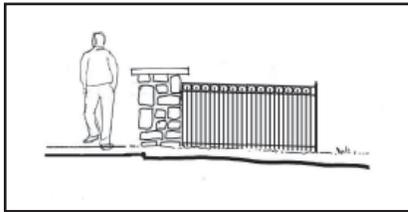
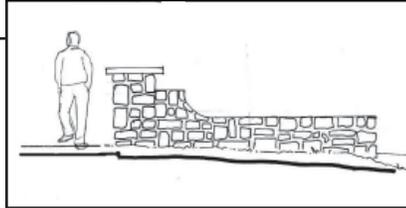
3. By the monuments include:
- Flag pole
 - Uplights for flag
 - Uplights for monument
 - Benches
 - Trash can
 - Restored cannons

4. Walking Path
- Exposed aggregate concrete.
 - Benches



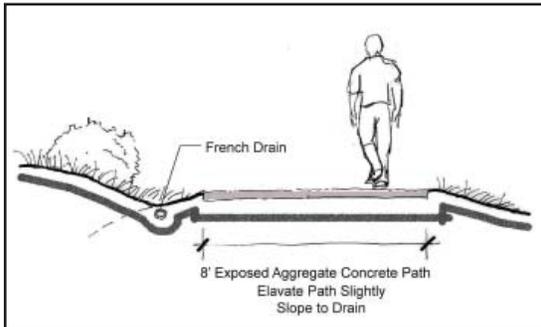
Major Entry Walls With Signage

At the major entry points, such as Euclid and Park Avenues, construct monumental piers and walls with park signage using natural stone. The signage should be historic in character.



Secondary Entries

Secondary walls, such as the park entry by the Parks and Recreation Building should be a mixture of stone and ornamental fencing. Several companies make a decorative steel rail fence which looks similar to wrought iron, but is easier to install and is more economical. An entry pier and bollard and chain can serve the same purpose.



Trail Improvements

Build the park's walking trail to meet ADA requirements. Where the trail descends steep slopes, create switch-backs by balancing cut and fill. Place small boulders on the downhill or uphill sides to act as a retaining wall.



Memorial Improvements

Renovate the memorial areas to make them a focal point of the historic area of the park. The renovations should address the memorial both as a focus from both the enhanced Euclid Street entrance and the Aviary.



Aviary Garden

Miller Park



A Create an event space

The creation of a space for outdoor gatherings is proposed in conjunction with the Aviary to increase rental potential of this area. The main feature of the event space is a flat, well drained area for a large tent to be used for outdoor receptions. The tent area links to the Aviary Building across a lawn and garden space.

B Create a garden setting for the Aviary

The beautiful Aviary Building should be complimented by an equally beautiful setting. The space surrounding the building and the newly proposed event space, are the perfect place to create a small garden space.

C Improve the entry to the Aviary

As a part of the improved garden setting for the Aviary, the entry to the new gardens should be improved by the creation of a clear entry point into the Aviary. The Aviary Building and garden space need to have a clear front door. By adding a drop-off and area and creating a back service entrance, the plan has delineated a clear definition of visitors' space and service space.

D Add parking by Aviary

Much of the public comment regarding the aviary has been centered on the need for more parking to accommodate larger events. Parking by the Aviary should have the least impact possible, and this lot should be either gravel or grass pavers to allow for infiltration. Overall the lot should be small to accommodate some cars, however, should not solely fulfill the parking requirements for the Aviary. Multiple lots should serve the Aviary as well as other destinations. The walkways between destinations and parking should be clearly defined so that there is a pleasant park experience.

E New multi-use building

Construct a new building to house accessible restrooms, additional storage and an enhanced warming kitchen for catered events. The building architecture should compliment the Aviary and gardens. This area is a potential source of revenue from weekend and party rentals.

Remove: Excess paving
 Old Play equipment



Amenities

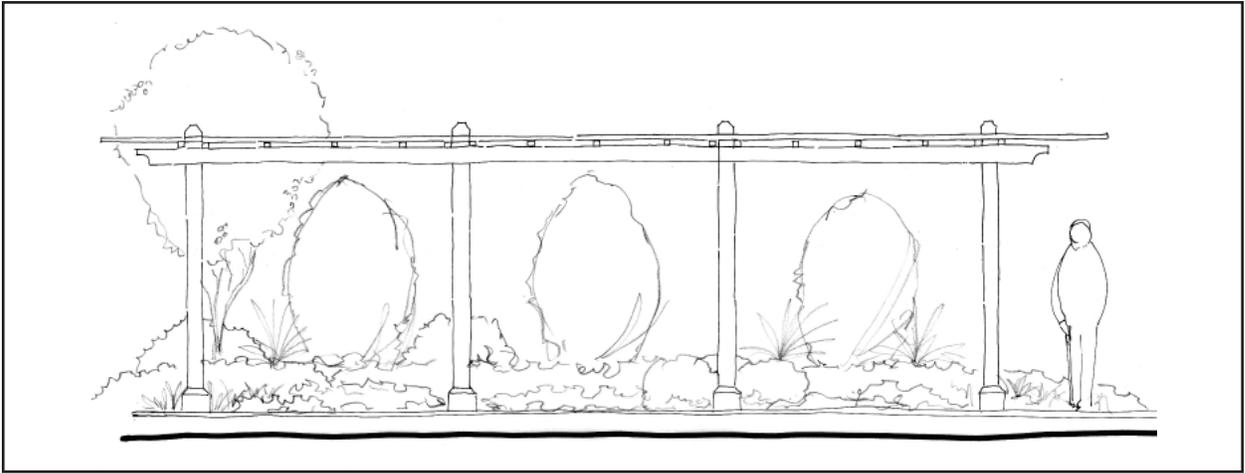
	Asphalt Paving
	Exposed Aggregate Paving
	Concrete Paving
	Special Paving
	Walls

1. By the Aviary include:

- Ornamental lighting
- Benches
- Trash cans
- Trellis
- Steps
- Garden elements
- Ornamental planting

2. In the gardens include:

- A multiuse building
- Landscape lighting
- Benches
- Trash cans
- Ornamental planting
- Irrigation



Garden Trellis

Build an ornamental trellis to help screen the service area of the Aviary. The trellis will also help to connect the Aviary Building and a new multipurpose building nearby. Add ornamental planting around the structure.

Aviary Garden

The Aviary Garden includes planting areas outside the Aviary building which become less and less formal as they move away from the building. A small run of steps and a ADA ramp may be needed to make the grades accessible.





Fort Avenue Entry

Miller Park



A Grade a sunny bowl for events

Miller Park has an excellent opportunity to create a sunny lawn amphitheater space. Directly behind the pool is a southerly sloping lawn that with a little regrading would be a perfect amphitheater. This space could be used for concerts, movies and other community-wide events.

B Renovate the bear pit and add to National Historic Registrar

The Historic Report finds that the Bear Pit is worthy of National Historic Registrar status and should be renovated, but not as an actual pit. The exposed stone walls, and the slate cap should be stabilized. However, the pit should remain filled with dirt and left unexposed.

C Make the Fireman's Fountain more prominent

The Fireman's Fountain is not currently in a prominent location like it should be. The creation of a major entry offers the possibility to create a more prominent plaza with the Fireman's Fountain in the center as a focus.

D Create major entrance into park

The current entrance off of Fort Avenue is difficult to find and does not identify the entry as a park. This area needs a better edge treatment.

E Improve walkway

The walkway along Light Avenue is currently in poor shape. As part of the entry improvement, this edge should be improved to create a more pleasant connection for pedestrians to the street.

F Remove parking from center of park and move to perimeter

Move all automobile parking in the park to the edges so as not to take up valuable land in the center. Remove the existing parking to help accomplish this goal. Remove the asphalt and base and replant lawn surrounded by an oval path for strolling. Place the new parking on the edge in the low point of the site. Add fill to bring up the parking lot up to grade. Add storm drainage to help fix some of the problems that currently exist.

G Renovate horseshoe courts

Continue the renovations started by upgrading the lighting, and repairing the fence. In the long term, the existing chain link fence should be replaced with a lower ornamental variety.

Remove: Batting cage at Light Street entry (relocate away from entry)
 Interior Parking
 Steps at the corner of Light Street and Fort Avenue



Amenities

	Asphalt Paving
	Exposed Aggregate Paving
	Concrete Paving
	Special Paving
	Walls

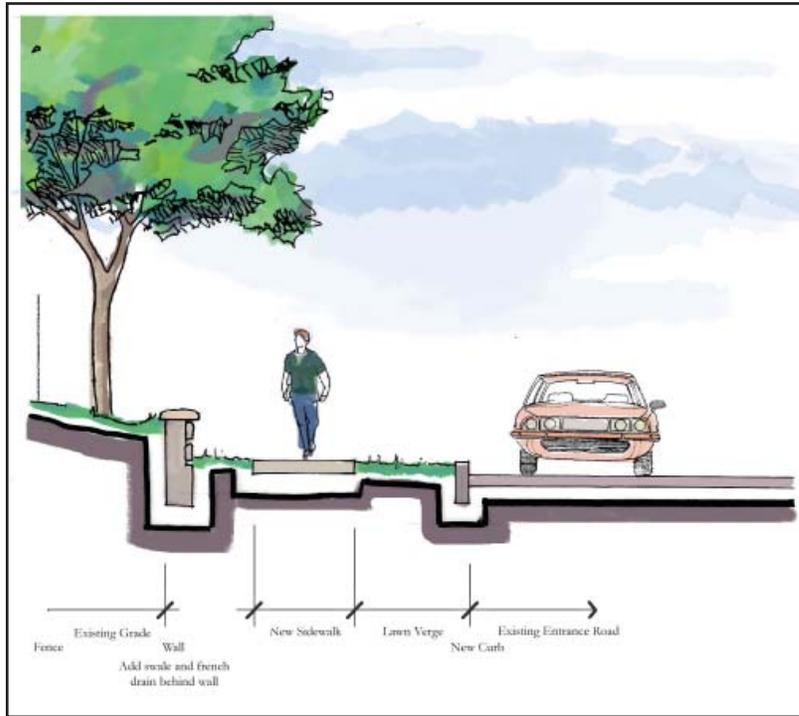
1. By the fountain include:
Ornamental lighting
Benches
Trash cans
Ornamental planting

2. At the entry gate include:
Ornamental lighting
Iron Picket fence

3. Along the entry include:
Ornamental lighting
Ornamental wall

4. At the concession stand:
Security light
Picnic tables
Trash can

5. In the lawn include:
Trash cans



Walkway Improvements

Parallel with the entry road and the ball fields, create a small low wall to separate the walkway and the fields. This entrance is currently not accessible and a low wall will make up grade to accommodate an accessible entrance. Repave the entry road and add curbing.



The New Gateway

Build the new gateway to reflect the natural and historic aspects of the park. An entry sign should be incorporated at this entrance. Add landscape planting to compliment the entry.



The Oval

Miller Park



A Oval strolling ground

Remove the asphalt and base and replant lawn in its place. Use the lawn for informal recreation activities such as flying a kite or throwing the frisbee. Surround the lawn with an oval path for strolling and connect it with other paths in the park.

B Renovate parking

When the parking lot is resurfaced in the future, remove some of the asphalt and create a one-way loop with angled parking. Add striping to maximize the number of cars that can park in the lot at one time. As part of these improvements, add a sidewalk along Fort Avenue.

C Create an entry

Add two grand entries into the park along Campbell Avenue to create a sense of arrival at the park. The entry has both pedestrian and vehicular scale improvements, so that this area becomes a “door” for the park

D Add special paving at the intersection

The addition of paving here will help to create the feeling of an entry. The paving will also help pedestrian access across the Campbell Avenue.

E Add a concession stand

Create a single concession stand in the center of the ball fields that serves each field equally.

F Move basketball court

Relocate the basketball court along Park Avenue so it is more removed from the ball fields. The location along Park Avenue is more visible for police patrols driving by. Use an acrylic coating over the asphalt to make the court as durable as possible. Add fencing to limit of the possibility of stray basketballs rolling into the street.

G Create a picnic area

Place two shelters and a picnic area in the active portion of the park. Each should be well-designed structures which compliment the existing park architecture.

H Renovate the restrooms

The restroom building is an excellent park structure, however, it will require some renovation in the near future.

I Connect to the Kemper Trail

As part of the Mid-Town Connector, include pedestrian and bikeway connections to the Kemper Street Station Trail.

Remove: Asphalt at parking lot
 Volleyball Court
 Existing Basket Court



Amenities

	Asphalt Paving
	Exposed Aggregate Paving
	Concrete Paving
	Special Paving
	Walls

1. By the pavillion include:
 Security lighting
 Benches
 Trash cans
 Picnic tables
 Grill
 Park rules sign

2. At the southeastern entry:
 Ornamental lighting
 Iron picket fence

3. At the northeastern entry:
 Ornamental lighting
 Iron picket fence
 Major park entry sign
 Information kiosk

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A Protect the existing wall

The wall along Park Avenue is an important element in the park. It is currently in fair condition overall. There are some signs of buckling in places, so plans should be made for its renovation in time.

B Add a railing

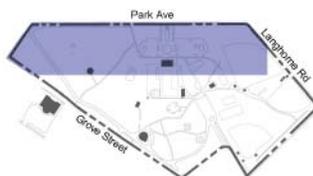
A safety railing should be added to the wall. Place the 42" railing on the park side of that wall to prevent falls. The railing should be detailed in an historic style to compliment the historic, passive side of the park.

C Build a shelter

Place a shelter in an easily accessible location from parking that serves the playground. This shelter should match the others in style and be designed to compliment the existing park architecture.

Park Avenue Edge

Miller Park





D Add a tot-lot

Add a second playground to serve very young children. The current structure serves 5-12 year olds, so the second structure should serve 2-5 year olds. Purchase a structure similar to the existing one. Add a space for sitting and supervising the children.

E Create a promenade edge

Add a sidewalk that is buffered from Park Avenue to create a more pleasant walking experience. Walkers should feel like they are in a park, not along a busy road.



Amenities

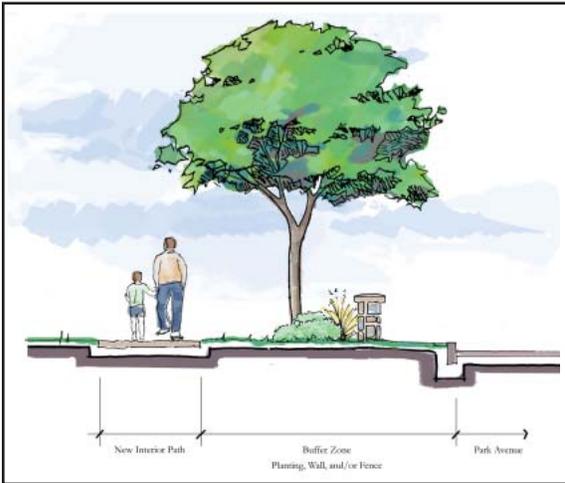
	Asphalt Paving
	Exposed Aggregate Paving
	Concrete Paving
	Special Paving
	Walls

1. By the pavillion include:
 Security lighting
 Trash cans
 Picnic tables
 Grill

2. At the tot lot include:
 Iron picket fence
 Benches
 Trash cans

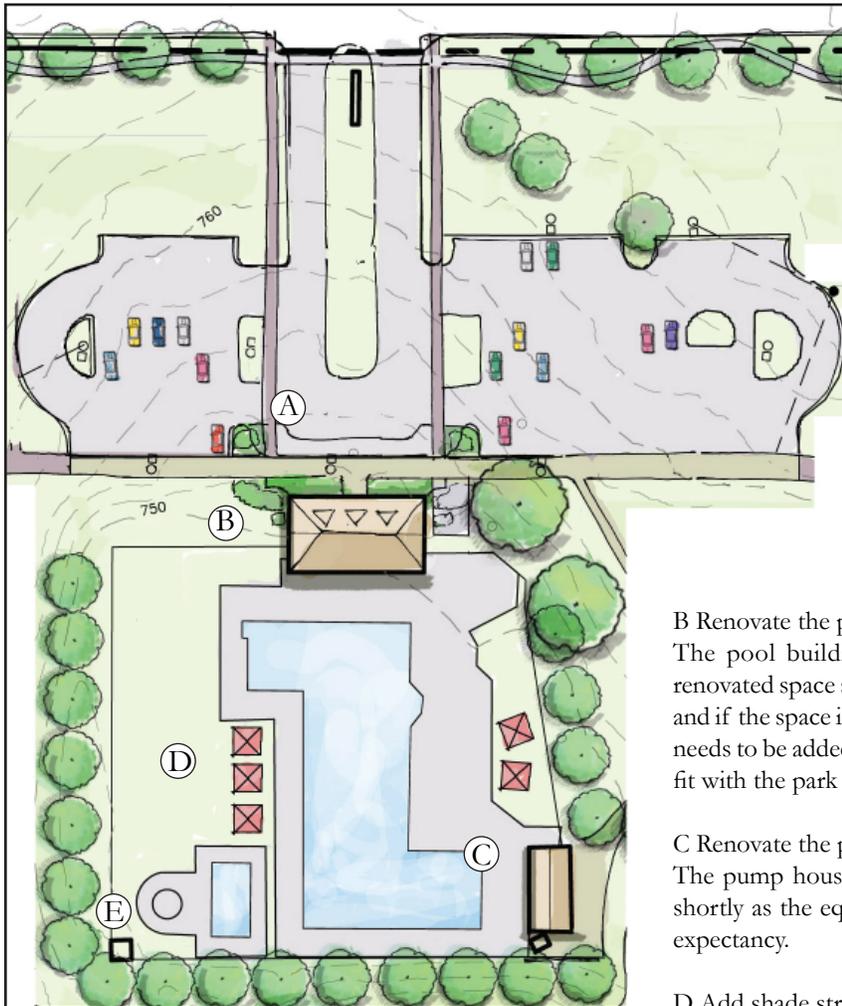
3. At the pool entry include:
 Ornamental lighting
 Iron picket fence
 Small pool sign
 Ornamental planting

4. At the basketball court:
 Add lighting
 Fencing around the court
 Park rules sign
 Benches
 Trash can



Promenade Walkway along Park Avenue

Construct a sidewalk along Park Avenue that adds separation between the road and the pedestrian. Add street trees and ornamental planting.



A Drainage Problems

The parking lot currently slopes to the front of the pool building; regrade the site to flow away from the pool building. Add a new drain inlet in the entry drive to pick up the water. This may mean increasing the slope on the entry drive as well as some repaving in the parking lot.

B Renovate the pool building

The pool building is in need of renovation. The renovated space should address current pool programs, and if the space is inadequate, additional square footage needs to be added. The renovated pool building should fit with the park architecture.

C Renovate the pump house

The pump house will need a complete overhaul very shortly as the equipment is nearing the end of its life expectancy.

D Add shade structures

Add some shade structures to the pool area for pool patrons.

E. Screening trees

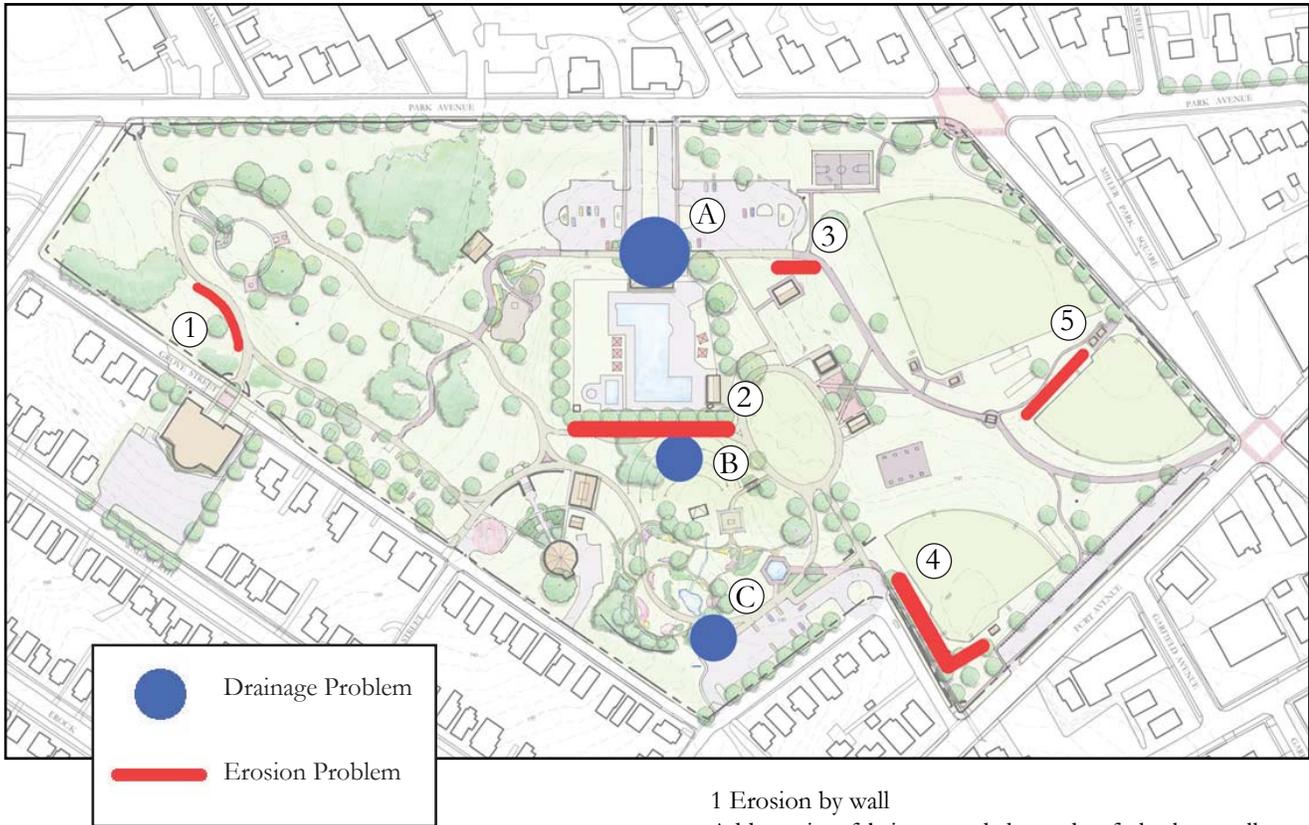
Add screening trees to shield the pool from other areas of the park.

The Pool Area

Miller Park



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A Poor drainage at pool house
 Currently the entry drive slopes toward the pool house. The low point is actually at the front of the building. Regrade this area when the pool house is renovated to slope away from the building. Move the existing catch basin out thirty feet away from the building and add a second as an emergency back-up. This will mean reworking the grades in the parking lot.

B Existing low point-1
 Regrade this area and fill in the low point when the walking path loop is constructed.

C Existing low point-2
 Plan storm water best management practices in this area when the parking lot is being designed. In the short term, add a yard drain tied into the existing storm sewer system.

1 Erosion by wall
 Add erosion fabric around the ends of the low wall to stabilize the slope in the short term. Plant low dense ground covers to help stabilize the soil around the ends of the wall. Suitable plants include Juniper, Purple Leaf Wintercreeper, or Daylily.

2 Plant the slope
 Add dense planting around the pool for both screening and slope stabilization.

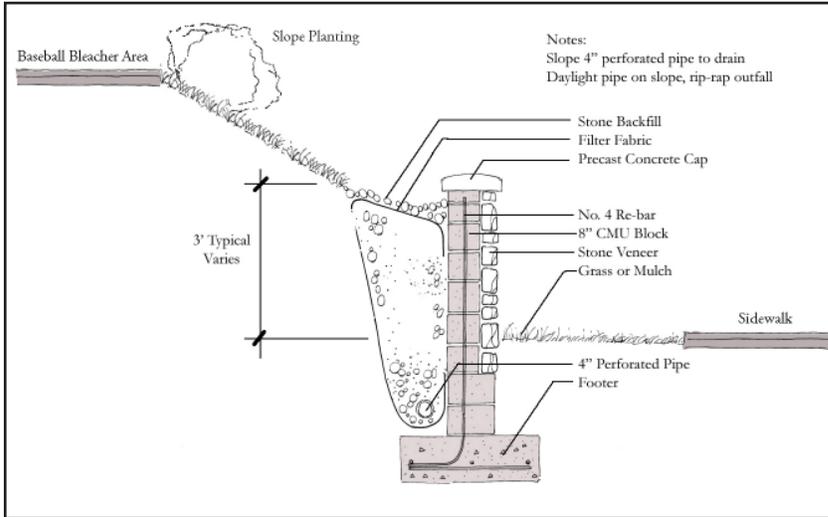
3 Regrade the slope
 Regrade the slope when constructing the new shelter and add planting to keep pedestrians off once stabilized.

4 Renovate bleacher area
 As part of the entrance renovation, place drainage behind the proposed low wall. Also regrade the slope and plant to keep people from walking on the slope. Behind the bleacher area, add paving in high traffic areas to eliminate bare soil spots.

5 Slope between fields
 Add erosion fabric to the steep slopes between the fields and pave high traffic areas. If erosion persists, add slope planting.

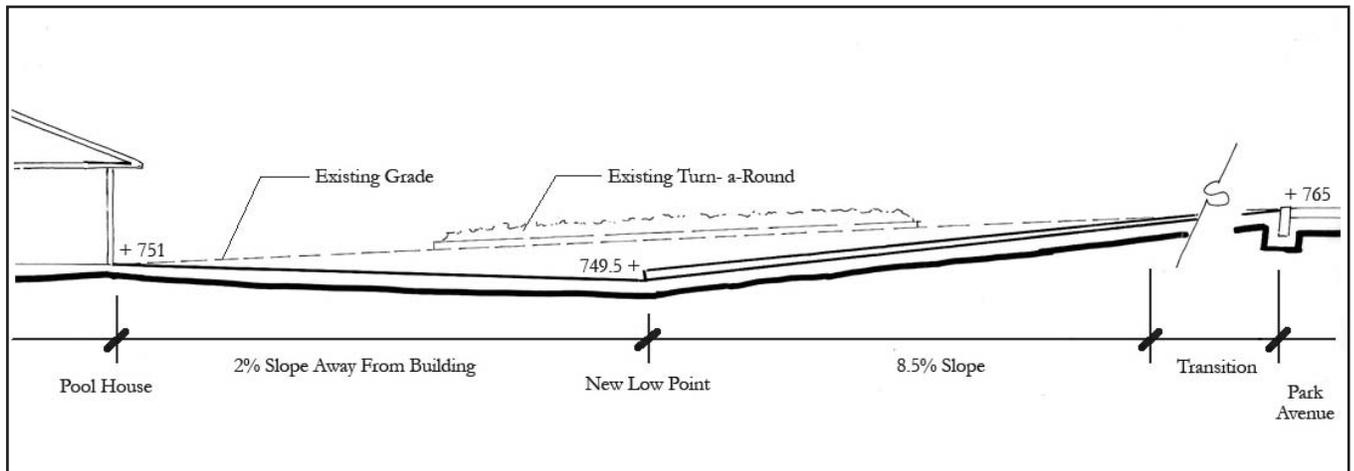
Drainage

Miller Park



Entry Wall and Drainage

When constructing a wall place adequate drainage behind to capture excess water



Front of Pool House

Regrade the pool area to drain away from the building. Add a drain inlet to the low point to capture water.

This wrap-up section outlines specific recommendations for next steps in the master planning process. New facilities and improvements suggested are justified by corresponding citizen, parks users, and stakeholder input. Specific long-term and short-term objectives are outlined. It is understood that budget limitations will require a phased approach to implementation. It is also understood that times and needs change, sometimes quickly because of market or community driven forces. The recommendations outline an ideal menu of improvements based on ideas that came out of community meetings.

Miller Park is a great resource for Lynchburg. The appropriated use, management and maintenance of this resource are crucial to the overall long-term success of the park and the satisfaction of the park users.

Specific maintenance practices have not been addressed, however, improvements have been suggested that improve the ease of maintenance, such as recommendations to fix erosion problems. Routine maintenance should continue as currently carried out, however, in the future additional staff may need to be hired to improve the overall appearance of the park.

Many recommendations are made in this plan for new and improved facilities. Further physical and fiscal planning will be required for the successful implementation of the plan. The list below is an outline of steps that need to occur to implement the plan. Park staff can develop many of the steps, plans or policies, while others will require consultant support. Time and funding for each should be allowed in next years budget.

Implementation Process

The following outlines the basic process that will need to be followed to implement improvements. Specific priorities and action items are outlined above

- Refine identification of priority projects.
- Finalize short term and long term planning.
- Identify funding sources and secure funding.
- Create detailed plans with community input.
- Phase and build each new improvement
- Update maintenance and operation staff and budgets to accommodate new parks and programs.

Next Steps

Priorities

A chronological list of priorities has not been developed as available funding and future opportunities are difficult to predict. However, outlined below are categories of concerns which range from high to low priority; these are intended to guide the ongoing process of planning and renovation at Miller Park.

- Health and safety concerns – These priorities need to be undertaken immediately.
- Perception of safety concerns – A high priority that should be undertaken quickly to increase the users of the park thereby increasing awareness of the park’s issues.
- Maintenance concerns – A moderate priority, which will increase the daily effectiveness of the park staff.
- Functional concerns – The increase of park users by the addition of activities and amenities should be a moderate priority.
- Aesthetic concerns – While we would like aesthetics to be a high priority, safety, maintenance, and usability issues come before aesthetics improvements. These are really the “icing on the cake” improvements.

Overview

Crime prevention through environmental design (CPTED) considers how the design of a place and the way that it is used work together to create safe homes, schools, parks and neighborhoods. Note that design is just one-half of the equation. CPTED is not only about design because design does not cause good or bad behaviors. Rather, CPTED recognizes that design can provide opportunities for certain behaviors, but what ultimately happens is a function of who uses a place and what they do when they are there. Rules, regulations, policies and procedures, therefore, also play an important role in preventing crime.

The information contained in this report is based on interviews with Lynchburg Police. Each of the supervisors responsible for the park has been interviewed as well as the community policing officer. A site visit was conducted in the Fall of 2005 with Diane Zahm, a professor at Virginia Tech and a leader in CPTED principles.

The three focus points of CPTED principles have been utilized in the master plan in an attempt to curb some of the petty crime that is occurring currently in Miller Park. These focus points and how they have been applied to the master plan are outlined below.

An Introduction to Crime Prevention Through Environmental Design

Crime is an issue for many communities across the United States today. Crime rates have been on the decline for a decade or more and preliminary data for 2002 indicated a slight decrease in crime nationally. Even so, many people remain fearful, regardless of what the statistics may say.

Local law enforcement agencies are tasked with reducing both the number of crimes committed and the overall impact that crime and fear have on the quality of life for the communities they serve. They have employed a variety of strategies to this end: collaborating with local residents in community-oriented policing programs; adopting the analysis and evaluation techniques of problem oriented policing; or targeting patrol or other law enforcement resources to specific types of crime problems or crime locations. Crime prevention is often an essential component of their work.

CPTED Principles

What is crime prevention?

Crime prevention is defined as “the anticipation, recognition and appraisal of a crime risk, and the initiation of some action to remove or reduce it.” A successful crime prevention project includes the following five steps:

1. Collect data about crime and the communities where crimes are taking place. This includes information on neighborhood demographics, land use, housing, transportation, business and employment, and public services.
2. Analyze the information to understand what physical, social, economic, or other conditions may be contributing to the crime problem.
3. Identify alternative strategies for addressing problems, and evaluate the technical, legal, and fiscal feasibility of implementing each strategy.
4. Put the most promising and feasible measure(s) into place. A combination of immediate/short-term improvements, and long-term investment may be required.
5. Monitor progress and decide if the process needs to be repeated.

Crime is a function of three things: motive, ability and opportunity. In most cases, we cannot change a person’s motivation, nor can we limit his/her ability to commit a crime. Therefore, crime prevention must focus on removing or reducing the opportunities for crime that are available to a motivated offender.

Research on crime and criminals has shown that the best crime opportunities are in places where no one can see what is going on and where no one is likely to report a problem – but where the offender benefits almost immediately from his/her actions. Most offenders find these places as a part of their daily activities and routines, and they tend to commit crimes in places they know well. These are places (1) near home, work, school, shopping or other locations they visit frequently; or (2) along streets, in parking lots, or around transit stops they use regularly. As regular users of these places, offenders gain an understanding of available targets as well as the potential risks of being seen, reported and apprehended.

So, to prevent crime, we need to increase the amount of effort required, increase the risk of being seen, identified, reported, and apprehended, and remove or reduce any rewards that might accrue to the offender.

What is crime prevention through environmental design?

Crime prevention through environmental design, or CPTED (sep-ted), is a set of strategies that reduce the opportunities for crime that are available around neighborhood, on a site or in a building. “Traditional” crime prevention and security measures are directed at target hardening, i.e., denying access to a target using locks and bars, or using sensors and cameras to detect and identify an offender. Target hardening measures are frequently supported by private security.

Unlike target hardening, crime prevention through environmental design addresses those aspects of the physical environment that offer opportunities for crimes to be committed. CPTED evaluates the design and use of a place and whether they provide or contribute to: (1) natural access control, (2) natural surveillance or (3) territorial reinforcement.

Natural access control takes advantage of various elements in the design to direct and control movement and to define appropriate behaviors. The perception of access control is enhanced by installing walls, columns, or other elements that define the entry and/or the boundaries of the neighborhood; and using plants, lighting, signs and other landscape materials that establish a unique identity for the neighborhood.

Site and building design must ensure that users can see and be seen, which is referred to as natural surveillance. Opportunities for natural surveillance are enhanced by the proper selection and placement of landscaping, lighting and windows.

Territorial reinforcement means that design elements are used to help distinguish between public and private spaces. Territories can be defined a number of different ways.

Good territorial design needs to be complemented by the attitudes and behaviors of park users. The park should show signs of ownership like gardens, artwork or lawn furniture. Yards and homes around the park also need to be well maintained, clean and in working order, because this sends a message of arrival or welcome to people who belong. It says people around the park are active in the area. It also warns offenders that someone cares and someone is paying attention, and it deters unwanted entry or other problem behaviors. Examples of each principle are illustrated on following pages.

It is important to remember that while crime prevention through environmental design strives to remove or reduce opportunities for crime, the application of CPTED strategies is no guarantee that a place will become or remain crime-free. This is because crime is ultimately a function of human motivation and action, something that design can impact, but not control. Crime prevention through environmental design is simply a tool to help local residents protect and care for themselves, their families, their homes and their communities.

Examples of NATURAL ACCESS CONTROL



Limiting the number of places to get in and out of the neighborhood doesn't prevent anyone from visiting, but it stops cut-through traffic.



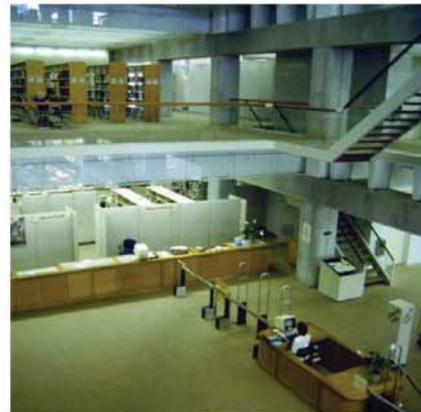
Fences, sidewalks, planter beds and gardens (including hedges and tree lines) define the boundary between public space and private yard – and help to keep people on the right path.



Walls and gates are more substantial, and are used when it must be clear where one property ends and another begins, or when it is essential to prevent access to property under any circumstances.



Signs help people to know where they are and who belongs in the neighborhood.



People who normally work in, live in, or use a place/space can provide access control by monitoring movement and observing activity – and reporting unwanted behaviors to the appropriate authorities.

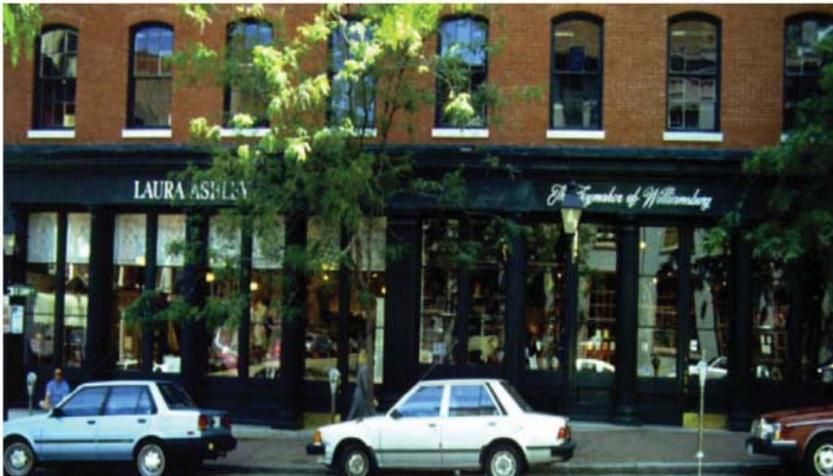
Examples of NATURAL SURVEILLANCE



When buildings face the street, residents can see activity along the street and the sidewalks, especially if the homes include front porches.



The right mix of flowers, shrubs, trees, and fences provides beauty, shade and privacy -- and still allows people to see around the yard and the neighborhood.



Windows are an important part of natural surveillance, and good lighting is critical in order for residents and pedestrians to be able to see after dark. Location, pole height, fixture style and lamp type are important to consider.

Examples of TERRITORIAL REINFORCEMENT



Changes in elevation, like hills or steps, can be used to reinforce the transition from public street and sidewalk, to private yard, porch and home.



Different types of paving materials and surface treatments can be used to define different territories.

Clustering units around a courtyard or a parking lot sends a message that those areas belong to specific residents.



Planter boxes, awnings and other design elements can be used to assign territory to individual apartment units.

CPTED principles were applied to Miller Park throughout the design process. The police department played an important role by providing data and insight into the parks usage and crimes that are committed on park property. They also provided suggestions and ideas into park design. Specific examples of how the three Crime Prevention Through Environmental Design principles are applied in the master plan include:

Natural access control:

- Added walls, gates, planting and fences at designated entry points
- Added site lighting at entries to define the areas at night.
- Renovation of the rest rooms to create more controlled access and safer facilities.

Natural surveillance:

- Relocated the parking to the perimeter so that it is more easily patrolled and seen from police passing by on the surrounding streets.
- Relocated the basketball court, a source of problems as noted by police, to the outside where it can easily be seen by passing patrols.
- Improved the walking loops to draw park users back to the park. Increased activity means more “eyes in the park” unknowingly acting as citizen patrols.
- Removed problem shelters

Territorial reinforcement:

- Changing park paving materials to designate to users that they have entered park areas
- Clustered use groups

Appendix 1

History *of* Miller Park

Miller Park	pp 1-13	written by Lynchburg City Staff
Landscape History of Miller Park, 1865-1955	pp 1-10	written by Rivanna Archaeology
Significant Historic Resources located within Miller Park	pp 1-6	written by Rivanna Archaeology

Miller Park

Park Avenue and Fort Avenue

In October of 1900, a commemorative edition of *The News*¹ was printed outlining the many successes of the City of Lynchburg, and chronicling the daily life of the citizens, government, schools and other institutions that had served to make Lynchburg a modern, successful city. The very last page of the edition provided an overview of the City Park, known today as Miller Park. Note is made of Rivermont and Westover Park, but the report gives details only of Miller. In addition, small paragraphs appear throughout the paper that give an accounting of points of interest or ideas of importance; one such paragraph reads, "PUBLIC PARKS. - The public Parks are the lungs that fill a city. Lynchburg possesses eighty-eight acres of public parks that recreate her toll-worn citizens, and vitalize them with the pure and balmy breath of nature's reservoir of health."

² This sentiment would no doubt have pleased Samuel Miller, who donated the first public park to the city of Lynchburg, "...in trust as, and for a public Promenade and Pleasure Ground for the use of the citizens of Lynchburg, and Strangers, and visitors temporarily sojourning there..."³

This brief history will give a good picture of Miller Park in its beginnings at the turn of the 19th century, and will outline the changes in this public space to the present day.

Early History and Samuel Miller

Samuel E. Miller donated Miller Park to the city of Lynchburg on May 26, 1862. The deed reads, in part, that Miller gave the park, "...for and in consideration of the regard which he entertains for the inhabitants of the said City, and with the view of promoting their health, and comfort..." He ordered that the property should be enclosed, "...with entrances and gates at convenient points, and keep it so enclosed..." Further, Miller suggested that the city should, "...otherwise tastefully improve, and decorate the said ground, taking care in all such improvements to retain and leave standing as many of the native forest trees now growing on said ground, as may be consistent with a tasteful and convenient improvement of said ground."⁴

Samuel Miller was one of Lynchburg's most prominent citizens. He became a man of great wealth who came from a modest beginning. Born in 1792 as the illegitimate son of a widow, Anne, Samuel Miller attended school in Batesville, where he was an excellent student. He became a teacher in the same school he attended as a child, until he followed his brother, Samuel to Lynchburg to work in the grocery business his brother had established. Soon both Samuel and John recognized the potential of the tobacco industry in Lynchburg, and they succeeded in becoming wildly successful as tobacco merchants. When John died in 1841, he left all his money to Samuel, who, through a

¹ Special edition. (1900, October). *The News*.

² Public Parks. (1900, October). *Special edition, The News*, p.16

³ Chambers, S. Allen, *Lynchburg, An Architectural History* (Charlottesville: The University Press of Virginia, 1981) 202

⁴ *ibid*

series of wise investments and careful management was thought to be one of the wealthiest men in the South by the beginning of the Civil War. Samuel never married, and upon his death in 1869 several legacies were established; the present-day Miller School in Albemarle County, the Lynchburg Female Orphan Asylum, an endowment to the University of Virginia to establish a school of agriculture and \$20,000 to the City of Lynchburg to build a new reservoir. The gift of Miller Park was an early legacy to the citizens of Lynchburg that continues to provide the respite and recreation to the community that Miller hoped for.

The City Beautiful Movement

The language of Miller's gift to the city of Lynchburg suggests sympathy with the ideas of the City Beautiful Movement that changed the landscape of so many American cities. However, his gift predates all but the very earliest parks of the City Beautiful Movement; most notably Central Park in New York, which served as inspiration for so many future public spaces that were acquired and developed for the public good between the 1890's and 1920's.

The basic tenets of the City Beautiful Movement reflect the vast changes in American society at the turn of the century. Changes included an influx of immigrants, mostly to the urban centers, as well as the end of the agrarian society and the permanence of the Industrial Revolution. This meant that cities became larger, more crowded, poorer and more diverse. The City Beautiful Movement founders hoped that the social unrest of the working class could be eased by an interest in civic pride that was to be inspired by the public spaces the movement provided.

Various reform movements that began in the mid 1800s focused on specific problems found within cities. These complemented the rather grander vision of a civil, peaceful and loyal society held dear by the City Beautiful founders, most notably Daniel H. Burnham and Frederick Law Olmsted. Both groups believed in the betterment of the working classes, but one group of reformers focused on practical, everyday changes to improve lives (wage reform, child labor reform, health care), while the City Beautiful founders took the broad view of "beauty" being able to create social change.⁵ This was to be done by providing parks, arboretums, squares and other public facilities that would keep the wealthy from deserting the cities while providing the working class with recreational opportunities, quiet walks and peaceful vistas.

The City Beautiful Movement may not have stemmed the tide of flight from the city permanently, but the lasting legacy of the movement remains in places like Central Park in New York, Mt. Vernon Place in Baltimore, Boston's Emerald Necklace and in many other smaller cities throughout the country.

Visitors Temporarily Sojourning There

⁵ Rose, Julie K., (1996). *The City Beautiful: The 1901 Plan for Washington D.C.* Retrieved May 10, 2004, from The University of Virginia, A project of American Studies @UVA Web site: <http://xroads.virginia.edu/~CAP/CITYBEAUTIFUL/dchome.html>

On May 10, 1861 a determined group of men assembled in Miller Park, which at the time was used as the Fairgrounds, where they took their oaths and were organized as members of the 2nd Virginia Cavalry. The 2nd Virginian Cavalry fought bravely throughout the Civil War, most especially at Appomattox, and was disbanded on the 10th of April 1865, in Miller Park, where they had been organized and briefly quartered at the beginning of the war. In 1913 Claude A. Swanson, Governor of Virginia, placed a monument to the 2nd Virginia Cavalry in the park. The monument includes a large memorial and two groups of cannonballs. Two Civil War era cannons used to be part of the area near the memorial, being placed there in 1910 at the direction of City Council, along with the flagpole that is still standing.⁶ The cannons were subsequently removed and placed within the grounds of Fort Early.

The Fairgrounds, Native Trees and Tasteful Improvement

Miller Park was the subject of intense landscape plantings during the early years of existence. The very first mention of “City Park” from the Report of the Standing Committees of the Council of the City of Lynchburg was in 1882. The paragraph-long report mentions that one thousand dollars was spent in “...fencing and planting out trees.”⁷ In the annual report for 1884-1885, the report is brief, and the allocation to the City Park was only \$501.00. In that year, “...A new fence has been built around the Fair Grounds, one hundred Carolina Poplars set out, and all the trees worked and manured.”⁸ As City records are read, it is clear that trees are dear to the hearts of many citizens. Some of the concerns of urban foresters today are expressed by R.C. Drever, the third Park Superintendent. He repeatedly writes throughout his tenure about proper care and planting of street trees, as well as trees in the parks and throughout the city.

For many years Miller Park served as part of the site of the City Fairgrounds, and some dismay was noted by observers in the 1900 edition of *The News* that though the Lynchburg Fair Association was a “...highly honorable and creditable...” organization, the years of use took their toll on the park. It was not until Mr. E.C. Hamner, the Chairman of the Council Committee on Parks stepped in, that Miller Park began to recuperate from the, “...depredations of cattle that for years were allowed to graze all over that section, many of the trees were seriously injured, but where the old ones show decided signs of decay, they are replaced with young ones of strong and healthy growth.”⁹ It was eventually decided that Miller Park would no longer serve as the site of the Fairgrounds, and the committee in charge disbanded, allowing Miller Park to begin a new chapter in its development.

⁶ *Report of Park and Forestry Commission* (Lynchburg, 1910), p. 158 (copy at Jones Memorial Library, Lynchburg).

⁷ *Report of Committee on Park* (Lynchburg, 1883), p. 60 (copy at Jones Memorial Library, Lynchburg).

⁸ *Report of Committee on Park* (Lynchburg, 1885), p. 95 (copy at Jones Memorial Library, Lynchburg)

⁹ Public Parks. (1900, October). *Special edition, The News*, p. 51

In 1889, the city, under the direction of Dr. W.H. Dulaney, chairman of the Council Committee on Public buildings and Parks, purchased an adjacent 14 acres of land to add to Miller Park. By 1920, the attentions of Mr. Hamner, as well as that of other committee members and the first City Park Superintendents had resulted in a revived City Park, often called Miller Park. In this Miller Park there were ponds, iron fencing, a new stone wall and a Superintendent's house occupied by Mr. R.C. Drever.¹⁰ Flowers and shrubs were found in abundance, and there was a greenhouse in which palms, banana plants and other ornamental plants were grown and placed throughout Lynchburg and Miller Park during the summer.

Mention is made as well of the streetcars and railway trips that bring people to town to enjoy the park...a far cry from the standard today of people escaping the city by going out into the country for a picnic. Miller Park is described in the 1900 Special edition of *The News* thus:

"Residents of Lynchburg are also offered in the Park a convenient and charming place for Sunday school picnics and for afternoon and evening parties. Beneath the wide spreading oaks and on the green turf, young folks find a delightful place in which to pass the hours and to enjoy to the fullest extent the pleasant and happy hours of youth. In the evening after twilight, particularly on the nights when the moon is shining the Park presents a lovely and attractive appearance, and it is then that it becomes a popular resort for parties. Often to the music of stringed instruments Sets are formal and dancing feet fly over the green sward. Passengers on street cars have often watched the beautiful and inspiring sight of young couples gracefully and joyfully moving through figures...amid the soft rays of a summer moon."¹¹

As times changed, different groups and organizations would leave their own stamp upon the landscape of Miller Park, each reflecting to some extent the attitudes and mores of their time. To celebrate its Centennial year, the City of Lynchburg planted a red oak in Miller Park on November 29, 1886. The tree, still standing, was the subject of a poem called "Planting the Centennial Oak," written by Mrs. C.J.M. Jordan, a local poet.¹² As noted by a plaque placed by the D.A.R. on the site, Miss Lizzie Button threw in the first shovel of dirt.

George Heilman Reed

George Heilman Reed became Superintendent of Parks in 1918. He served as Superintendent for thirty-one years, until his death in 1949. It would be hard to overstate the importance of Mr. Reed to Miller Park, and indeed, the entire Parks and Forestry Department, as the department was known then. Mr. Reed and his family lived in Miller

¹⁰ Report of Standing Committee on Park, (Lynchburg, 1900), pgs. 93-95, (copy at Jones Memorial Library, Lynchburg)

¹¹ Public Parks. (1900, October). *Special edition, The News*, p. 51

¹² C.J.M. Jordan, *Planting the Centennial Oak*, (copy at Jones Memorial Library, Lynchburg)

Park in the Superintendents house, which was located directly across Grove Street from Miller Park School. The school was later renamed in honor of Janet Snead, a former principal of the school¹³, and now serves as the headquarters for the Parks and Recreation Department.

In addition to the Parks and Forestry Department there was a Recreation and Playground Department that created extensive and far-reaching programs for citizens. These included active sports, community center and playground programs, contests and municipal bands. As active recreation nationwide expanded, so too did recreation in Lynchburg. Distinctions between citizens were formalized and records kept, with numbers of boys and girls and “whites” and “coloreds.”¹⁴ New playgrounds, programs and parks were developed, and they were mostly segregated as was the custom of the day throughout Lynchburg.

The documentation of the years of Mr. Reed's tenure is quite extensive. Annual reports presented to City Council by Mr. Reed outline the complete scope and extent of the duties of the Parks and Forestry Department. These duties included, among other things, trees planted, trees removed, trees sprayed, repairs to buildings, grounds and playgrounds, events held, including concerts, tournaments, speeches, celebrations and picnics, attendance figures at various parks, playgrounds, pools and sporting events, as well as miscellaneous activities of the Department. In addition, a brief description of specific events paints a picture of the community as it interacted within the park. For example, the 1936 report reads in part:

Department of Parks and Forestry

TOTAL PARK AREA- 100 ACRES

Miller Park attendance including picnics and band concerts was larger than the year previous, being 50,640, with 244 picnics and 18 band concerts included in this number. Two picnics, those of the Salvation Army on June 18th, attendance 2,000, and the Norfolk & Western picnic on July 25, attendance 2,500 were the largest held during the year.

Over 16,000 tulip bulbs were planted in Miller Park and 36,301 greenhouse plants transplanted to various plots. The 139,854 plants were potted and 31,849 propagated in greenhouse during year.

There were 47,603 books loaned from Miller Park Library. The library now contains over 11,000 volumes of which about 5,000 are non-accession, and the membership now totals 2,842. During the year the library was remodeled. New floors were laid; building painted on both inside and outside, old shingle roof was torn off and replaced with tin and new book cases built. This was a W.P.A. project.

Over 1,100 cords of wood donated on the stump by various citizens, including Miller Orphanage labor and City Relief forces, were distributed to needy families of the City.

Improvements I (sic) park in addition to ones mentioned, consisted of constructing seats in front of band shell, painting band shell, constructing walkways throughout park, building and painting picnic tables, and repairing greenhouse roof. Most of this work was done by W.P.A. labor.

The Sixth annual Tulip Time Show was held from April 26th to May 6th and was one of the most elaborate. The Show opened on Sunday, April 26th with a parade and drill by the American legion Drum and Bugle corps, headed by a bevy of Dutch costumed girls. These young ladies also served as escorts to visitors, directed traffic and served at registration booth.

The outstanding event of the year was on October 14th during Sesqui-Centennial Week when Virginia Day exercises were held in Miller Park. At this time an address was made by Governor George C. Peery who spoke from the Miller Park band shell stage to a large crowd, and whose address was broadcast

¹³ (C.Royal, personal interview, April 23, 2004)

¹⁴ *Annual Report, Recreation and Playground Department*, (Lynchburg, 1933) p. 66 (copy at Jones Memorial Library, Lynchburg)

over the Columbia Broadcasting System. Presentation of the first Sesqui-Centennial coin minted was made to Hon. Carter Glass, who made a brief address also, as did Representative Clifton Woodrum, Fred McWane of the Sesqui; Mayor Lichford and others.

On October 13th a Memorial Oak was planted just above the Confederate Monument in Miller Park, in memory of the founder of Lynchburg, John Lynch. One was also planted at the Centennial in 1886 and is thriving.¹⁵

During an interview with Mary Reed George, the last living child of Mr. Reed, on April 24, 2003, she spoke movingly of the place she called home for so many years, having been five years old when her family arrived in Lynchburg in 1918. Mr. Reed and his family lived in Miller Park in the Superintendents residence, and she remembers her mother making pans of cornbread "...for Mr. Padget to take to the four bears that lived in the zoo."¹⁶ She remembers the flowers, and her father's vegetable garden, and especially the tulips and how they were planted by friends of the family, staff and "...really, anyone who wanted to." She remembers the way the wolves in the zoo would howl on Sunday mornings when the church bells rang, and the ponds throughout the park, all full of goldfish. In the very early days, before there was a pool, she remembers standing outside the fence to the pond as her mother gathered the eggs from the swans and geese that populated the water. Favorite activities included marbles, kite flying, jock-rocks, jump rope, climbing trees and picnics. She remembers the Aviary before it was a library, with cages of monkeys and birds and fish.

Her father loved his work; as his grandson, Thomas George explained, "He was a person who loved to get up in the morning, who loved what he did. Every day was a pleasure to him."¹⁷ Under Mr. Reed's guidance, there was an Old Fashioned Garden in the park, and demonstration gardens meant to encourage gardening for visitors; for one was, according to Mrs. George, "...just terrible", and one was, "...as pretty as can be." The sign nearby said, "Which Backyard Is Yours?"

Mrs. George reported, as well, that there was a small, quasi-official police force that helped to keep the peace in Miller Park. Though she was unable to provide detailed information about funding, it is clear that there were several young men over the course of the years that worked in the parks, handling minor problems and concerns and conducting regular patrols. The park was viewed as a sort of training ground for these young men, and they would sometimes "graduate" onto the regular police force after serving in the parks for a while.

Besides the Annual Report given to the City, Mr. Thomas George owns two rather extraordinary books; diaries kept by Mr. Reed for the years 1945 and 1947. These diaries are charming and fascinating, filled with details of park activities and weather, plantings and storms, tree removals, city life and events, complaints, staff ailments, maintenance records, citizen requests and national events. For instance, the entry for August 14, 1945 reads:

¹⁵ Report of the Department of Forestry and Parks, (Lynchburg, 1936) p. 28

¹⁶ (Mary George, personal interview, April 24, 2004)

¹⁷ (Thomas George, personal interview, April 24, 2004)

Aug.- 14- 1st news of Jap surrender 3:10 AM. by Mrs. Shepherd. 2nd call came From Mrs. Orth of W.L.V.A. transmitter 3:30 AM cut grass Fort Ave, MP,RS., cut weeds City Nursery. JAP surrender news from Pres. Truman broadcast, at 7:05 PM. Great enthusiasm and joy prevailed throughout the city throughout the entire night.¹⁸

Another entry for April 24, 1947, notes:

Apr. 24- Repaired Mary Ann & Pearl picnic tables. 13 bunches flowers to city Bldg. Mowed grass MP. Finished painting library 10:30 AM. Total cost \$79.73 for roof. Cutting hedge "Welcome", MP. Strip along Grove st. and Park drive from community Bldg. to walkway between Concrete columns was landscaped, also fenced with woven wire and greatly improved. Attended Gas ceremonies at Peakland Place. Mayor Burton turned on natural Gas 4:11 PM. Inspected many trees and made many calls. Smoot at Mrs. Harts.¹⁹

He also began much of the work on Riverside Park, which, along with Miller Park, remains a beloved community space. He details work completed all over the city, where he laid turf, seeded, planted and removed trees, pruned shrubbery and put up signs. He presided over the frequent concerts in Miller Park, managed the pool, planted the gardens, repaired playground equipment, planned for festivals and events, kept track of library circulation and noted the weather.

These records form a priceless memory of the years they chronicle. Anyone reading the journals cannot help but be astonished and grateful for the life and work of Mr. Reed and his coworkers as they labored for the betterment of Lynchburg.

The Zoo

Annual reports prepared by the Standing Committee on Parks indicate the beginning of the zoo in 1900.²⁰ Located roughly in the center of the park, the zoo grew quickly, with gifts of animals by various members of the community, including railroad companies, wealthy individuals and young adults. A keeper had to be hired, cages maintained and the animals cared for. Conditions were probably very unpleasant for the animals and their mortality rate was high. By 1904, the committee recommended closing the zoo, though it is clear that it was a memorable part of Miller Park for many visitors.²¹ The zoo contained a large number of animals; the exact numbers of which are detailed in the special 1900 edition of *The News*, as well as in annual reports. Wolves, bears, alligators and numerous birds, as well as more ordinary animals like groundhogs,

¹⁸ George Reed (Journal entry, August 14, 1945)

¹⁹ George Reed (Journal entry, April 24, 1947)

²⁰ *Report of Standing Committee on Park*, (Lynchburg, 1900), pgs. 93-95, (copy at Jones Memorial Library, Lynchburg)

²¹ *Report of Standing Committee on Park*, (Lynchburg, 1904), p. 69, (copy at Jones Memorial Library, Lynchburg)

squirrels and rats populated the grounds. (The monkeys were called Jim and Jenny, and they were moved briefly to Riverside Park where they had better accommodations.) Sometime early in Mr. Reed's tenure, probably in 1921, the zoo was closed. A newspaper article published on October 12, 1922 celebrates the opening of the "Old Fashioned Garden" in Miller Park.

"It was there that all of the dead leaves and refuse of the park was placed, it was there that wild animals paraded themselves before the visitors to the park. All of that was a little more than a year ago, but today the visitors see little walks, little pools and a multitude of flowers and other forms of vegetation which is pleasing to the eye.

The entire garden is constructed from the refuse of the city. The sunglass which is seen on one of the main walks is constructed from an old automobile wheel and two street lights which were covered with cement. The arbor was made from the discarded bars of the old monkey cage and its floor is made from slate slabs thrown away by the city as useless."²²

The Junior League of Lynchburg established a later iteration of the zoo, sometime in the early 1970's, and it proved popular with the citizens, if not always with elected officials. Indeed, an indignant letter to the editor in late 1974 scolds the city Manager, who evidently had criticized the zoo. Joe Freeman of Faculty Drive (who went on to serve as a member of City Council and, eventually, Mayor of Lynchburg), defends the zoo and the park: "City Hall is probably not interested, but the steady flow of visitors of both races and all income levels to the Zoo make Miller Park what an urban park should be - a place where any citizen may go without fear or apprehension."²³

The Aviary

The Aviary is the last surviving building of the earliest years of Miller Park. While remnants of the shrubbery and flowers remain, and some of the rock walls, the Aviary is the only building to have escaped destruction out of all those that existed in earlier days.

Described in the Guide to the National Register of Historic Places, the Aviary is:

"An adaptation of the Queen Anne style, this pagodalike building is the state's earliest known municipal aviary and is an example of the civic amenities resulting from turn-of-the-century private philanthropy. Designed by Frye and Chesterman of Lynchburg and opened in Miller Park in 1902, the aviary was the gift of Randolph Guggenheimer, a Lynchburg native who became a New York businessman. The aviary is also an expression of the nationwide enthusiasm for

²² Old fashioned garden opening. (1922, October 12). *The News*, p. 8

²³ Joe Freeman (1974, December 1). Miller Park Zoo [Letter to the editor]. *The News*, p. D-2.

zoological parks and gardens in metropolitan areas that prevailed in the late 19th and early 20th centuries. Here originally were housed cages containing monkeys, alligators, cocatoos, doves, parrots and canaries. The interior was remodeled in 1931 when it was converted to a library. Since 1975 it has been leased by the city to the Lynchburg council of Garden Clubs for a garden center.'²⁴

Frye and Chesterman is a well-known architectural firm, whose principal partners have an impressive body of work. They helped design an addition to the Virginia State Capitol as well as the Jones Memorial Library building. Edward Graham Frye, in particular, is responsible in large part for the striking architecture found throughout Lynchburg. Frye designed the very first public high school in Lynchburg, located on Federal Street, between Ninth and Tenth Streets, which is still standing and in use as an apartment house, as well as the Hill City Lodge, located on the west corner of Church and Eleventh Streets.

The Aviary is one of the most striking public buildings in Lynchburg, and is used extensively today for public functions in a joint partnership with the Council of Garden Clubs. The building is spacious and airy, and its architecture is reminiscent of the late 19th century interest in joining interesting architecture with the very practical functions inherent in a zoo.

The Pool

An early reference to the pool in Miller Park is found in a newspaper article of *The News* dated July 19, 1921. The pool was a wild success, though the opening was marred with the drowning death of young Milton Horowitz shortly after it opened. An inquest was held, and some minor recommendations were made to prevent such a tragedy from happening again, but strong attendance continued throughout the summer.²⁵ The pool was incredibly popular, as the careful records kept by Mr. Reed can show. The rules of behavior for the public as published in the paper give a glimpse of life in 1921:

- 1. Patrons are advised to deposit valuables at the counter, but there is no responsibility, under any circumstances for valuables or other property.**
- 2. All persons must behave in an orderly manner and comply with the directions of the attendants.**
- 3. Any person detected injuring, defacing or taking away public property will be prosecuted to the full extent of the law.**
- 4. Patrons are requested to report to the superintendent any discourtesy or inattention to duty on the part of the attendants.**

²⁴ Calder, Loath (Ed.). (1999). *Virginia Landmarks Register* (4th ed.). Charlottesville and London: University Press of Virginia.

²⁵ Stricter rules recommended. (1921, July 19). *The Lynchburg News*, p.8.

5. **Smoking positively prohibited. Spitting into or other defilement of water or floor (sic) is strictly forbidden and will subject the offender to expulsion and arrest.**
6. **No extreme style one piece, or white silk ladies suits allowed.**
7. **Bathers are not allowed to walk outside the pool enclosure with bathing suits on.**
8. **If you cannot swim do not go beyond the guard ropes.²⁶**

Mrs. George remembers that the pool was called "the eight" because it was shaped like a figure eight. She confirms that children swam at separate times, segregated by their age and sex, at least in the early years, as were men and women. At times she remembers that it was very crowded, and she remembers that the pool brought hundreds of people to the park all summer. She remembers, as well, that the pool was racially segregated until the 1960's, with Miller Park being for "White" residents only, and Jefferson Park being for "Negroes",²⁷ though no details can be found in city records of the exact date of the end of segregation.

A newspaper article in June of 1923 describes the opening of the pool and associated events; a description that would horrify today's risk-management personnel:

Miller Park was thronged yesterday afternoon for the opening of the swimming pool. Two hundred and fifty four paid admissions to the pool showed the interest being taken.

Girls from Miller orphanage gave exhibitions of diving; and Lester Allen thrilled the crowd with a high dive from a 35 foot tower into the clear water of the pool. The afternoon program was enjoyed by the spectators and among the bathers boys predominated, 172 of them being among the paid admissions.

At night Lester Allen again gave an exhibition of high diving. Covered with inflammable cotton, which had been set on fire he dived from the tower into the pool. Gasoline had been sprinkled on the surface of the pool and lighted so that the spectacle of a blazing ball of fire shooting through the air into the fire below was very thrilling.²⁸

The three outdoor public pools operated by the City of Lynchburg were closed to the public in the summer of 1961 after Mr. Olivet C. Thaxton and six young men, all African-American, requested admittance to Miller Park Pool.²⁹ Mrs. Paris Lenon remembers the "wade-in" at Miller Park on the July 4 holiday. She was swimming at Jefferson Pool when City police came and ordered everyone out of the pool, after which it was shut down and never reopened.³⁰

There were no public swimming pools until two new pools, one at E.C. Glass School (for whites), and one at Dunbar School (for African-Americans), were built and

²⁶ Pool to open. (1921, July 22). *The Lynchburg News*, p. C-8.

²⁷ (Mary George, personal interview, April 24, 2004)

²⁸ Exhibition at Pool. (1923, June 3). *The Lynchburg News*, p. C-5.

²⁹ Swim-In Attempt Closes City Pools. (1961, July 5). *The Lynchburg News and Advance*, p. B-1.

³⁰ (Mrs. Paris Lenon, personal interview, September 14, 2004)

opened in 1965.³¹ Pools were integrated at Dunbar and E.C. Glass beginning about 1970, but there remained no public outdoor pool in a City park that was fully integrated until 1986 when a new outdoor pool was built at Miller Park as part of the Bicentennial project. The pools at E.C. Glass School and Dunbar School were later closed and filled in.

The Fireman's Memorial Fountain

This wonderful statue is a replica of the original cast-iron fountain that had been placed at the base of Monument Terrace until it was replaced by the current doughboy statue. The fountain is a memorial to five firemen who died on May 30, 1883. A fire raged through Lynchburg on that date, and five firemen lost their lives in the line of duty. The fire and loss of the fireman was devastating to the community, and almost immediately \$3,468 was collected for the memorial.³² In 1924 the current Monument Terrace was designed, and the memorial was moved to Friends Warehouse and Dudley Hall. It was subsequently moved to Miller Park, where it stayed until destroyed by Hurricane Hazel on October 15, 1954. A replica of the statue was dedicated on July 4, 1976, during the bicentennial celebration, and new lighting was placed at the statue to honor Kenith Patteson and Carter Martin, two additional firefighters who died in the line of duty, and whose names have been added to the honor roll.

Recreation

Active recreation has always played an important role in the civic life of Lynchburg. An organized recreation program was begun in 1923, and very quickly became an important part of Lynchburg. The landscape of parks changed to suit the popularity of various activities that waxed and waned through the years. Miller Park had a croquet court, no longer in evidence, as well as tennis courts that were removed in 1956.³³ Basketball, baseball and softball fields as well as the pool are tangible reminders of the importance of active recreation in the community. The fitness trail that was established in the 1970's is still used enthusiastically. Other recreational activities have fared less well; the Municipal Band was established in 1923, but by 1925 had been replaced by a playground orchestra. The Harmonica Club is no more, and doll days are no longer held in the park. Tournaments conducted in 1923 included kite-flying, croquet, hockey, track, volleyball, horseshoe, jack stones and marbles. By 1933 adult recreation was mentioned as a new and exciting feature of the Recreation program in the annual report.³⁴ In 1941 Lynchburg's first bicycle parade was held in Miller Park with prizes being awarded for participants

³¹ *Annual Report of the City of Lynchburg*, (Lynchburg, 1965) p. 50, (copy at Lynchburg Parks and Recreation Department, Lynchburg)

³² Chambers, S. Allen, *Lynchburg, An Architectural History* (Charlottesville: The University Press of Virginia, 1981) 260

³³ *Annual Report of the City of Lynchburg*, (Lynchburg, 1956) p. 50, (copy at Jones Memorial Library, Lynchburg)

³⁴ *Annual Report of the City of Lynchburg*, (Lynchburg, 1933) p. 63-65, (copy at Jones Memorial Library, Lynchburg)

Changes

Miller Park was changed by the broad social, political and economic forces that swept through Lynchburg and cities across the country during the 40-year period from 1960-1990.

As the City of Lynchburg expanded, new parks, recreation centers and playgrounds were acquired and built, but difficult economic times forced changes to the department. The department was reorganized and became the "Recreation and Parks Department," sometime in 1953, with Mr. F.K. McKenna becoming director of the new Department. The reorganization included two "Bureaus", one of Recreation and Playgrounds, and one of Parks and Forestry. 1953 was the year that the Municipal greenhouse was removed; 582 roses and 820 canna bulbs were planted in several large flowerbeds in the park. Half of the large columns at the Park Avenue entrance to the park were removed, to improve the view for motorists and pedestrians, and the library was painted, in pastel shades of rose and green.³⁵ The Vietnam War, changing economic patterns and the end of segregation, which had in large part kept African-Americans from Miller Park and all the recreational activities held there, spelled changes in the park. Janet Snead School was closed, and became the offices for the Parks and Recreation Department as well as a recreation center. The Superintendent's house was briefly used as a recreation center and then torn down. In 1962 the fishpond was filled and put to use as a basketball court.³⁶

Miller Park continued to host events, and remained a centerpiece of the city, but a new interest and emphasis on environmental stewardship changed the focus of parks to places like the Blackwater Creek Bikeway. With an interest in natural areas and physical fitness came a corresponding interest in hiking, outdoor adventure, mountain biking and jogging. The social changes that caused the decline of inner-city neighborhoods left Miller Park in a struggling section of town; growth and expansion of the physical boundaries of the city, the ease and prevalence of automobile travel with the decline of mass transit meant that new housing opportunities in other sections of the city tended to be more attractive to younger families.

Social changes were reflected in physical plantings and civic attentions to the park. Witness, for example a grove of twenty trees, planted, "...to maintain an environmental balance with our surroundings..." during Lynchburg's Bicentennial. The grove includes oaks and other native trees that were donated by a variety of citizens, civic groups and businesses. The wording of this plaque reflects a growing awareness of the environmental movement. Mayor Jimmie Bryan dedicated the plaque commemorating the event, and the grove is located along Park Avenue.

³⁵ *Annual Report of the City of Lynchburg*, (Lynchburg, 1953) p. 53, (copy at Jones Memorial Library, Lynchburg)

³⁶ *Annual Report of the City of Lynchburg*, (Lynchburg, 1962) p. 50, (copy at Jones Memorial Library, Lynchburg)

The small auxiliary park "police" force that had served Miller Park so well under Mr. Reed no longer existed, and the police presence was generally only in response to problems as they arose. The reputation of Miller Park as a safe place and the center of the City's park system could no longer be assured.

At the beginning of the 21st century, Miller Park remains as it has been for so many years. It is a serene place at times and joyfully busy at others. Remnants of the past are glimpsed in the fine old trees and the crumbling stone walls. Kids still play baseball, the picnic pavilions are rented all summer long and the pool is the coolest place in town. Miller Park is a special place within the City of Lynchburg. As preparations begin for master planning of the park, an understanding of some of the history of the place will surely bring new ideas to the process. Perhaps those who plan for the future of Miller Park will think of Samuel Miller as they walk through the park; perhaps they will remember the words he wrote describing his vision for the first park in Lynchburg; "...a public Promenade and Pleasure Ground for the use of the citizens of Lynchburg, and Strangers, and visitors temporarily sojourning there..."

Landscape History of Miller Park, 1861-1955¹

Miller Park, or the ‘City Park’ as it was called during its earliest years, has a long and distinguished history. It has proudly served the citizens of Lynchburg as a place of leisure and recreation for nearly 150 years. This brief document summarizes the early landscape history of Miller Park between 1861 and 1955, dividing it up into four distinct chronological subperiods: *the Civil War Period ca. 1861-1869; the Lynchburg Fair Association Period, ca. 1870s – 1892; the Zoological Park and Aquarium Period, ca. 1892-1921; and the Gardening and Recreation Period, ca. 1921-1955*. These subperiods are distinguished by both significant changes in use of the park, and local, state and national contexts. This landscape history is not intended to be a comprehensive record of alterations to the Miller Park landscape, but rather a general summary of the how changing municipal uses impacted the cultural landscape of Lynchburg’s first public park.

The Civil War Period, Ca. 1861-1869

On May 10, 1861, a large group of local men assembled in the land that would become the City of Lynchburg’s first park. There they were temporarily quartered, took their oaths and were organized as the 2nd Virginia Cavalry. The 2nd Virginia Cavalry fought bravely throughout the Civil War, especially at Appomattox. They were disbanded in Miller Park on April 10th, 1865.²

Samuel E. Miller donated an approximately 18-acre parcel of land in trust, subject to certain conditions, to the City of Lynchburg and its inhabitants as a “public Promenade and Pleasure Ground” in 1862. The intent of Miller’s gift was to promote the health and comfort of the citizens of Lynchburg. The deed of trust required the City to enclose the grounds with a fence, layout entrances and gates, roads and paths, and over time ‘tastefully improve and decorate’ the land. Miller required that as many of the native trees on the property be left standing.³

It is not known how much if any work was carried out on the public park immediately. Miller’s deed of trust acknowledged that the required improvements could be carried out within a reasonable time, “having regard to the condition of the Country, and the state of financial matters.” It is likely that little or no work was conducted during the period of the Civil War or in the years immediately after.⁴

¹ This document relies heavily on the substantial research and writing conducted on the history of Miller Park by Ann Majewski of the City of Lynchburg, Department of Parks and Recreation. The end date for the landscape history is arbitrary and represents the 50-year cut off for significance as defined by the National Register of Historic Places.

² Ann Majewski, “Miller Park,” 3. Undated manuscript on file at the Department of Parks and Recreation, City of Lynchburg.

³ Campbell County Deed Book 33:73. Rustburg, Campbell County.

⁴ Ibid.

Samuel Miller was a native of Lynchburg and one of its most prominent citizens. Miller followed his older brother John to Lynchburg to work in the grocery business at the end of the first quarter of the nineteenth century. Both John and Samuel entered the tobacco business as merchants, eventually becoming very wealthy. Samuel acquired John's entire estate after his death in 1841. By the eve of the Civil War, Samuel Miller was thought to be one of the wealthiest men in the South. Among several legacies established upon his death in 1869 were the Miller School in Albemarle County, and the Lynchburg Female Orphan Asylum. The 1862 gift of Miller Park was an early legacy to the citizens of Lynchburg.⁵

The Lynchburg Fair Association Period, Ca. 1870s - 1892

At some point after Samuel Miller's death in 1869, the Lynchburg Fair Association took possession of the public park and began holding annual fairs on its grounds. Very little is known about the Lynchburg Fair Association or its occupation of the public park during the late nineteenth century. According to an October 1900 article on Miller Park, numerous 'improvements' including animal stalls, horticultural buildings [greenhouses?], a race track and other structures and landscape features were built to accommodate fair activities and the livestock and mechanical exhibitions that were typical of the period.

Scores of stalls and pens and a number of frame houses and pavilions were erected. ...Near the main entrance were the exhibitions of agricultural machinery. Across the driveway were pens for hogs and other animals and a large open space where horses were judged and premiums for them awarded. Still farther beyond were the stalls for cattle, many scores of which extended along the gently sloping hillside to the extreme limit of the grounds in the rear of Epiphany Episcopal Church, where they turned up sharply to the right and continued up the hill in the direction of the race track. A large number of stalls for fine horses were erected in other places, and in addition there were the buildings for the horticultural department, miscellaneous exhibitions, fruits, etc., pavilions for the thousands who witnessed the races, and many other houses of more modest dimensions.⁶

In 1880, under the direction of Dr. W. H. Dulaney, Chairman of the Council Committee on Public Buildings and Parks, the City of Lynchburg purchased an additional 14-acre parcel on the north side of the Lynchburg Fairground Association's land with the intention of converting it into a public park. "Scores of desirable trees, such as maples, elms, etc., were planted out, but as no particular effort was made to properly care for them or to protect them from the aggressions of wandering cattle, they did not thrive to any great extent."⁷

⁵ Majewski, "Miller Park," 1-2.

⁶ "Lynchburg's Beautiful West End Park," *The News* (Lynchburg, Virginia), October, 1900.

⁷ *Ibid.*

Small improvements to the Lynchburg Fair Association land continued to be implemented. Between 1884-1885, a new fence had been built around the entire fair grounds and 100 Carolina Poplar trees were set out. During the 1880s it also appears that oats were planted, harvested, and sold at the park on a seasonal basis.⁸

With increased urban pressure brought on by an economic boom during the 1890s, several local West End residents challenged the right of the Lynchburg Fair Association to charge admission to what was public land. These residents “adopted measures to bring to the attention of the courts the expressed wishes and directions of Samuel Miller in regard to the grounds of the Fair Association and realizing that under a strict interpretation of Mr. Miller’s will they would be unable to charge admission, the Board of Managers abandoned the place and it was thrown open to the public.” By early 1893, the public park was “cleared of all stalls and unnecessary buildings in accordance with the order of the Council requiring the Industrial Society to vacate the grounds.”⁹

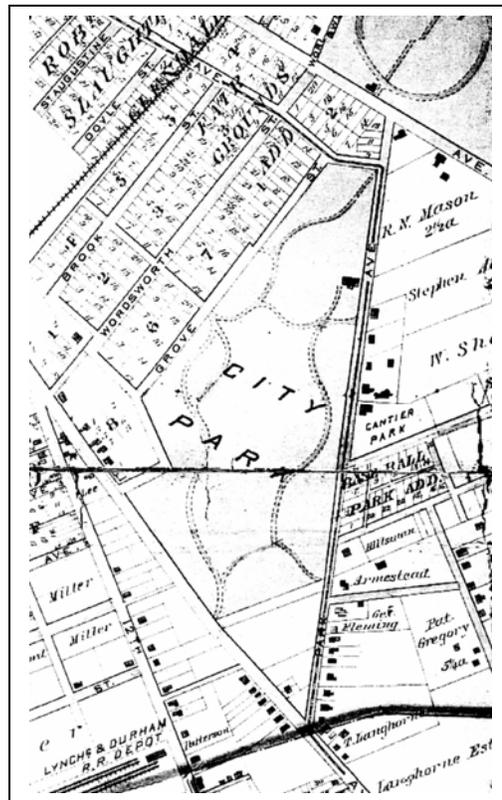


Figure #1: Detail, Map of Lynchburg and Vicinity. Compiled and Published by G. William Baist, Topographic Engineer, Philadelphia PA 1891.

⁸ Annual Report of the City of Lynchburg, Virginia [Report], 1885, 95. Cited variously as *Reports of the Standing Committees of the Council of the City of Lynchburg*; *Official Reports and Supplement to the Code of the City of Lynchburg*, and *Annual Report of the City of Lynchburg, Virginia*. On file at the Jones Memorial Library, Lynchburg, Virginia; *Report*, 1888, 70.

⁹ “Lynchburg’s Beautiful West End Park,” *The News* (Lynchburg, Virginia), October, 1900; *Report*, 1893, 92.

The Zoological Park and Aquarium Period, ca. 1892 – 1921

Records from the Annual Reports of the City of Lynchburg document that little was done to physically improve Miller Park for the first few years after it was opened the public. Parks officials publicly proclaimed the beauty and ‘natural advantages’ of Miller Park at the same time recommending that it should be improved. After 1895 however, regular annual improvements were made “adding to its attractiveness.” It is likely that these improvements were the work of E. C. Hamner, the Chairman of the Council Committee on Parks. According to an October 1900 article on Miller Park, Mr. Hamner “became interested in the grounds and applied himself to the task of improving and beautifying them. Step by step and little by little he carried into execution the details for the plans which he had devised, and succeeded after an unselfish sacrifice of much time and labor in providing for the people of Lynchburg the handsome and attractive park.” Hamner’s improvements appeared to have paid off. During the last five years of the 1890s, these reports also note that Miller Park had become a “favorite resort in the heated season.”¹⁰

In 1899, the parks department received a substantial increase in budget to carry out a substantial improvement. Arguing that the existing wooden enclosure was ‘unsightly,’ in early 1899 the Park Superintendent argued for a “...light stone wall where needed to preserve the position of the driveway on the northern boundary and an iron fence along this entire front with ornamental entrances, would be a great stride toward perfecting an improvement in which all classes of citizens would justly take pride.” By February of 1900, a 752-foot stone wall had been built along the northern boundary of the park to retain the existing internal park road and soils from washing into Park Avenue. An iron fence graced the top of this wall until 1916. The wall was subsequently described as “a retaining wall surmounted by coping and an iron fence ...erected along the northern boundary of Miller Park from the main entrance to where the Lynchburg Electric Street Railway track enters the grounds, ...which adds greatly to the appearance of the front.”¹¹

The establishment and layout of garden beds and the planting of shrubbery and flowers, a relatively inexpensive municipal expenditure, was also an annual improvement during this period. By October of 1900, Miller Park was described as overflowing with flowers. “On the site of one of the pavilions opposite the old race track, an immense bed of flowers and shrubs has been arranged. ...Near the main entrance, on the sloping hillside to the right, and in the pretty vale that falls towards the east, are other great beds of flowers and shrubs. ...At one point in the little valley, there is a fountain whose falling water forms a miniature lake, which is encircled with palms, towering banana plants, and numerous ornamental shrubs.” Much of the floral design and development was accomplished by the full time park florist and landscape gardener, Mr. R. C. Driver.¹²

The establishment of the zoo in Miller Park grew out of both national contexts and local municipal pride. The last two decades of the nineteenth century saw the establishment of

¹⁰ *Report*, 1895, 35; *Report*, 1896, 39; *Report*, 1897, 41; *Report*, 1898, 48; “Lynchburg’s Beautiful West End Park,” *The News* (Lynchburg, Virginia), October, 1900.

¹¹ *Report*, 1899, 38; *Report*, 1900, 48; *Report*, 1916, 92-97.

¹² “Lynchburg’s Beautiful West End Park,” *The News* (Lynchburg, Virginia), October, 1900.

zoological societies and the construction of zoological gardens and parks in several major northeastern metropolitan cities.

The urge to establish zoological parks in American cities came from several directions. Informal collections of animals, largely neglected, lost or abandoned domestic and exotic species, called ‘menageries,’ had been a staple of many American cities since the eighteenth century. During the late nineteenth century, many civic leaders and public benefactors traveled abroad to Europe experiencing the examples of early zoological parks there. As soon as regional economies recovered after the Civil War, these civic leaders sought to establish zoological parks in their own municipalities. As public concern for the extinction of major species of American mammals rose, support for public zoological parks also increased.

The City Beautiful Movement, a civic minded reform movement lead by prominent planners and architects, also influenced the establishment of zoos during the 1890s and into the early twentieth century. The City Beautiful Movement sought to improve the condition of decaying urban centers and their working class residents, frequently characterized by poverty, overcrowding and perceived as socially and morally decadent, through the beautification of its landscape and environment. Landscape architecture, and specifically the construction of municipal parks and public spaces, was central to this movement. The idea that a beautiful city, complete with publicly accessible parks and natural areas, would inspire and motivate residents to change their social values and behavior and become more civic minded was a central component of the City Beautiful Movement. Through the manipulation of architecture, particularly parks and public spaces, beauty was perceived to be a means through which social control could be maintained.

As demonstrated by a writer for the *Lynchburg News* in 1900, the developing City Park evoked a substantial amount of municipal pride and a local and regional prominence that few other cities its size could boast. “Every city, large and small, in both America and Europe, has recognized the value and the necessity of public parks, where the population crowded into the narrow precincts of urban homes, can secure an opportunity of breathing the fresh air of open country and enjoying the bright green foliage, water and grass. Not only have parks proved a sanitary blessing, but they have been successful from a financial standpoint and have grown to be in every community an established institution. Lynchburg without parks and Lynchburg with parks are two very different places. ...For a town of the size of Lynchburg, the City Park is perhaps one of the most attractive places of the kind in the country; for it contains ...an unrivaled scenic beauty.”¹³

Most zoos in the United States began as municipal facilities, operated by parks and recreation departments, so placing a zoo in a municipal park was quite common.¹⁴ The

¹³ “Lynchburg’s Beautiful West End Park,” *The News* (Lynchburg, Virginia), October, 1900.

¹⁴ Vernon N. Kisling, Jr., “Zoological Gardens of the United States,” 154. In *Zoo and Aquarium History: Ancient Animal Collections to Zoological Gardens*, Vernon N. Kisling, Jr. ed. (Boca Raton: CRC Press, 2001) 147-180.

Miller Park zoo appeared to have developed incrementally with the gift of single deer in the late 1890s. In 1897, Mr. William V. Wilson, Jr. presented a buck deer to Mr. E. C. Hamner, the superintendent of the Parks Department. "From this animal as a nucleus has grown the fine collection [of deer] that the Park contains today." For the decade following 1897, the Lynchburg zoological park saw tremendous expansion and related construction, growing from a single deer to a formalized arrangement of animal houses, pens, and exhibits. In February of 1900, the Superintendent of Parks noted that "...the small zoo which we have established within the park, has proven a source of great pleasure and interest to all visitors. It has grown beyond our expectations by the liberal donations of our citizens, and now has a total of 76 animals and birds. ... You will also observe that quite a number of permanent improvements have been made during the year." These improvements included an animal house, a bird house, a squirrel house, a large and small greenhouse, and 30 iron park benches. By October of 1900 a bear pit had been built and the zoo held 4 bears, 8 monkeys, 1 badger, 1 coati, 2 coons, 3 ground hogs, 2 opossums, 20 rabbits, 10 guinea pigs, 4 foxes, 21 squirrels, 4 alligators, 4 white rats, 2 gophers, 4 terrapins, 100 gold fish, 1 wolf, 5 peafowls, 2 eagles, 5 hawks, 5 owls, 2 caracaras, 8 parrots, 2 cockatoos, 3 crows, and 50 pigeons totaling 273 animals. By early 1901 a new addition to the combined greenhouse and monkey house was built, and a parrot house, eagle house, and winter quarters for monkeys and birds was constructed. During 1902, a new Aviary and Monkey house was constructed. In 1903, a consultant advised the Lynchburg Parks department on the feasibility of constructing an aquarium in Miller Park. "The Committee is indebted to Mr. T. D. Davis for many valuable suggestions and much information in regard to the construction of an aquarium which we hope to build in the present year and which will be something new in the South, and educative and attractive for our people." Sometime shortly after this date an aquarium was built, although no description of its size or location is known. A new addition to the aquarium was constructed in 1910. Aquariums were a typical partner to zoological parks in the late nineteenth and early twentieth centuries. Also in early 1903, a new squirrel enclosure was built and three elk were presented to the zoological park by the Elks Lodge. Subsequently an elk lot or enclosure was also constructed. The Miller Park zoo and aquarium was administered through the Parks system as the "zoological department."¹⁵

In early 1910, the Superintendent of Parks formally recommended the construction of a lake "to be stocked with domestic or fancy ducks ...with a retaining wall, not expensive but secure." By the end of the year, three small lakes had been constructed "located almost in the center of the park and visible from nearly all parts and being well stocked with a considerable variety of water fowl."¹⁶

The Miller Park zoo clearly made an attempt to distinguish itself as a formal zoological park. The mission of zoological parks was primarily educational, whereas menagerie exhibits were for entertainment alone. As noted in 1900, Lynchburg's City Park

¹⁵ "Lynchburg's Beautiful West End Park," *The News* (Lynchburg, Virginia), October, 1900; *Report*, 1900, 93-95; *Report*, 1901, 40; *Report*, 1902, 66; *Report*, 1903, 72-74; *Report*, 1910, 159-163.

¹⁶ *Report*, 1910, 159-163; *Report*, 1911, 173-177.

“possesses in the zoological department many things to render it valuable and instructive to the people.”¹⁷

Like many smaller municipalities, Lynchburg quickly recognized that the financial burden of properly caring for the animals on an annual basis was greater than expected. In 1904, the first recommendation to abolish the zoo was made because of the expense of maintaining it. Despite popular support for the zoological park, the facility was formally closed in 1921.¹⁸

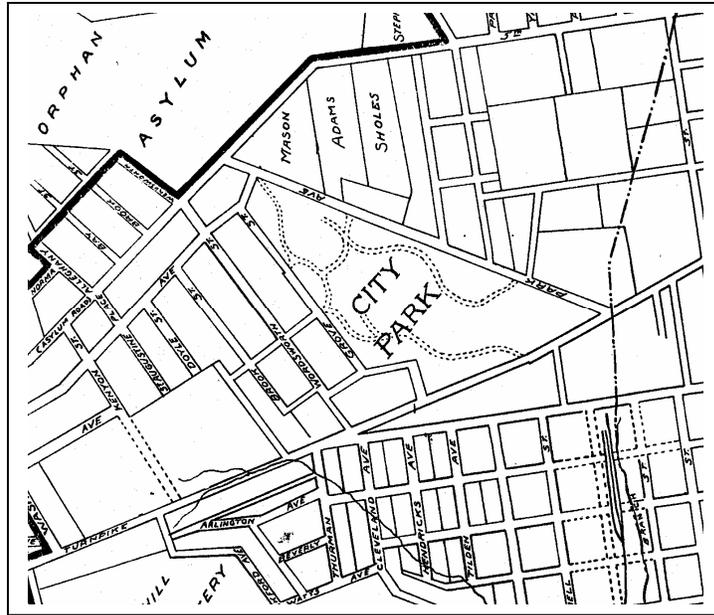


Figure #2: Detail, Map of the City of Lynchburg showing extension of Corporate Limits, ca. 1908.

The Gardens and Recreation Period, Ca. 1922 - 1955

With the closing of the zoo ca. 1921, other public activities and events were scheduled to replace the former live animal exhibits. During the summer of 1922, an ‘Old Fashioned Garden’ was developed in the area formerly occupied by the elk lot. In addition to extensive formal plantings of flowers and shrubs, the garden contained small scale features including paths, walkways, walls, a sundial, arches, bridges and a bird sanctuary. An October 1922 article celebrated its opening. “Few ...stopped to think that in March 1921 the plot of ground that is now a spot of beauty, was the dumping ground for the entire park. It was there that all of the dead leaves and refuse of the park was placed, it was there that wild animals paraded themselves before the visitors to the park. All of that

¹⁷ Vernon N. Kisling, Jr., “Zoological Gardens of the United States,” 158: “Lynchburg’s Beautiful West End Park,” *The News* (Lynchburg, Virginia), October 1900.

¹⁸ *Report*, 1904, 69.

was a little more than a year ago; but today the visitors see little walks, little pools and a multitude of flowers and other forms of vegetation which is pleasing to the eye.” The author described the garden as constructed ‘from the refuse of the city,’ including reused zoological park exhibits, and discarded raw materials such as rock and lumber, etc. “The sunglass which is seen on one of the main walks is constructed from an old automobile wheel and two street lights which were covered with cement. The arbor was made from the discarded bars of the old monkey cage and its floor is made from slate slabs thrown away by the city as useless. ... Within the last two weeks, Superintendent Reed has been building a white rock wall along the sides of some of the walks. This wall being built with rocks which were considered useless. Ten little pools sparkle and glisten in the sunlight.” Numerous historic photographs from this period document the ‘Old Fashioned Garden,’ its various constructed features and winding walks, and the substantial flower beds it contained.¹⁹

In 1922, the City of Lynchburg also initiated a recreation program in Miller Park. As a result, the Miller Park landscape was slowly altered to meet the various spatial requirements for the activities and sports. A new ‘athletic field’ was constructed in Miller Park in 1922. As the Superintendent of Parks noted, “of continued and increasing popularity was the Athletic Field constructed during 1922 in the northeastern section of the park to provide a site for seasonal games such as baseball, football, outdoor basketball, etc.” The first baseball game to take place on a formal baseball diamond in Miller Park was in 1922. By 1927 at least one tennis court was present in Miller Park, and by the end of 1939, two clay croquet courts had been constructed and two more were under construction. Other activities initiated in Miller Park during the early-to-mid-1920s included the establishment of a municipal band and the performance of seasonal band concerts, and the establishment of a formal picnic grounds. The first mention of a band shell, a former “street car waiting room,” in Miller Park was noted in 1934.²⁰

Like many other municipalities across the United States, Lynchburg also benefited from Franklin D. Roosevelt’s New Deal cultural programs in the 1930s. The Civil Works Administration (CWA), an experimental program in federal work relief, provided the unemployed with public service jobs during the winter of 1933-34. CWA was created in November of 1933 and ended in late spring 1934. CWA projects were sponsored primarily by local state governments, and every attempt was made to fit the projects to the local people in need of work. At Miller Park, the CWA funded the construction of “one regular baseball field with bleachers for seating approximately 1,200 people. The new athletic field at Miller Park was appreciated by many thousands of patrons during Spring and Summer for baseball, and many hundreds more during the Fall and Winter for football.” During the mid-1930s, additional improvements to Miller Park were funded as part of the federal Works Progress Administration (WPA) program. The Works Progress Administration was initiated as a massive employment relief program in the spring of 1935. At Miller Park, WPA projects in 1936 included the remodeling of the Library

¹⁹ *Report*, 1923, 65; “Many View Garden at Miller Park,” *The News* (Lynchburg, Virginia). October 12, 1922: 8.

²⁰ *Report*, 1923, 65; *Report*, 1924, 51, 55; *Report*, 1925, 60; *Report*, 1927, 82; *Report* 1928, 81; *Report*, 1933, 63-65; *Report*, 1934, 49; *Report*, 1939, 29; *Report*, 1940, 29; *Report*, 1951, 18.

(Aviary), the construction of seats in front of the band shell, the construction of walkways throughout park, building and painting picnic tables, and repairing of the greenhouse roof. In general, federal funds were responsible for general maintenance and operation of numerous facilities within the parks. “WPA and NYA labor have been largely responsible for keeping the grounds in excellent shape, the fields and tennis courts in best possible condition, and all the properties of this department in a most neat and orderly manner.”²¹

Very little in the way of substantial improvements to Miller Park or any other municipal park was carried out during the WWII period or immediately afterward. Most of the activities during this period focused on maintenance including painting structures, patching roads and walkways, and making repairs where necessary.

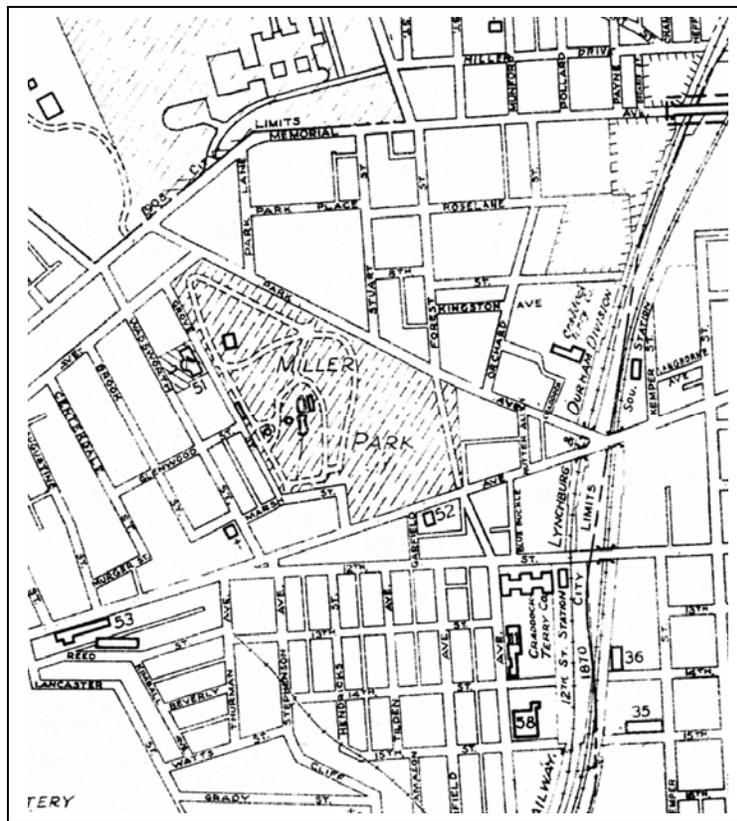


Figure #3: Detail, City of Lynchburg, Virginia, compiled from Topographic map sheets and Obtained from Department of Public Works. Copyright 1927, Revised 1954.

Although Lynchburg’s black citizens had access to Miller Park, segregation prohibited equal access to the recreational facilities contained within the City. White residents had their own separate playgrounds, and black residents had their own. Playgrounds for

²¹ *Report*, 1934, 47-49; *Report*, 1936, 27-28; *Report*, 1937, 28; *Report*, 1938, 29.

children played an early role in development of recreational facilities at Miller Park, particularly before segregated playgrounds were constructed for Lynchburg's black residents. After the construction of swings in 1902 and a merry-go-round for whites in 1904-1905, the Superintendent of Parks built "one more merry-go-round furnished for use of the colored people" in Miller Park in 1909. Access to public swimming pools for blacks also became a prominent issue particularly during the mid-twentieth century. The first public swimming pool in Miller Park opened in the summer of 1921. Called 'the eight' because of its shape, the pool was extremely popular after it opened. During the mid-twentieth century, black citizens of Lynchburg petitioned the City government to increase the recreational facilities available to 'colored' people. The City's response was to deny the request and unequivocally state that "when the colored facilities are extended, that it will be in some other part of the City than Miller Park." On July 4, 1961, seven black men requested admittance to the Miller Park pool. This 'wade in' initiated the City of Lynchburg to fill in the Miller Park pool rather than allow blacks to swim in it.²²

In October of 1955, hurricane Hazel wreaked havoc on Miller Park. Numerous 'stately oaks' throughout the park were blown down. "This was a great loss as they had weathered many storms over a period of many years and had provided both rest and shade for park visitors." In the process, the Fireman's Fountain, a memorial moved to Miller Park in the mid-1940s, was completely destroyed.²³

²² *Report*, 1902, 66; *Report*, 1905, 86; *Report*, 1910, 132-137.

²³ *Report*, 1955, 52.

Significant Historic Resources located within Miller Park
Draft Copy
February 24, 2005

The Aviary (Virginia Historic Landmark [4/15/1980] and National Register [7/30/1980] Property)

Built in 1902 and designed by the local firm of Frye and Chesterman, this Queen Anne style multi-sided animal exhibit structure was originally the gift of Randolph Guggenheim, a former resident of Lynchburg. Guggenheim was a prominent New Yorker who had made money in law and real estate. Guggenheim's residence was across from Central Park, a popular municipal park with a nearby menagerie, likely may have influenced his desire to establish a zoo in his native Lynchburg. The animal exhibit structure is the earliest known Aviary built in Virginia. As noted in the annual Parks Department report for early 1902, "...we have under construction an Aviary and Monkey house which we hope to have finished in a short time. ...This building will cost \$2,500 without heating and painting and will fill a long felt need at the park; which will enable us to take better care of the small animals and birds during the winter, and also enables visitors to see them." When it opened, the Aviary contained "seven cages containing monkeys, one with at least a half dozen healthy alligators, one with cockatoos, one with Australian doves, one with parrots and one with canaries." By 1921, the zoological park had closed. In 1926, the Aviary was converted into a "public reading room and ladies rest room." Only four years later, the Aviary was converted into a "conservatory and book depository." Forty years later it became the office for the Department of Parks and Recreation. For several years in the mid-to-late 1930s, the Miller Park Library was operated through federal Work Projects Administration funding until the program was cancelled in 1943. By 1975, the Lynchburg Council of Garden Clubs took over maintenance responsibilities.¹

As nominated and accepted, the boundary of the Aviary National Register Property includes the building itself and the surrounding one acre. The property is defined as "beginning at a point South and West of James River, on West side of park drive almost 1,200 feet southwest of intersection of U.S. Routes 5001 and 460; thence extending 250 feet northwest along said side of said street; thence extending almost 300 feet north northeast to point of origin." Grove Street and an unnamed road that runs through Miller Park" generally circumscribe the property.²

The Bear Pit

¹ "Aviary," National Register Nomination Form, April 15, 1980: 7-8; *The News* (Lynchburg, Virginia), April 24, 1903, May 30, 1902; *Annual Report of the City of Lynchburg, Virginia (Report)*, 1927, 82. Cited variously as *Reports of the Standing Committees of the Council of the City of Lynchburg*; *Official Reports and Supplement to the Code of the City of Lynchburg*, and *Annual Report of the City of Lynchburg, Virginia*. On file at the Jones Memorial Library, Lynchburg, Virginia; *Report*, 1931, 93; *Report*, 1943, 33.

² "Aviary," National Register Nomination Form, April 15, 1980: 7, 9.

Between 1899 and 1900, the rapidly growing Lynchburg zoological park had received four bears from local private and corporate donors C. M. Guggenheimer [Wholesale Dry Goods store in Lynchburg], J. R. Gilliam, the Rivermont Street Railway Company, and the Lynchburg Street Railway Company. By the end of 1899, there was an obvious need for a dedicated facility to house the new zoo residents. In early 1900 the park superintendent recommended building “a permanent pit for the bears.” By early fall of the same year the new facility had been completed and was described in a special feature of the *Lynchburg News*. “The four bears have a mansion all to themselves. It is a spacious pit with a high, heavily spiked iron fence above it. In one corner there is a pool which is always filled with fresh water and in which the bears disport themselves when the sun is bright and warm. In the rear is a second apartment underground, where the animals can keep themselves comfortable on the coldest of days. Three of the bears are female, one male.”³

Currently there is no information on who designed or built the bear pit, but it is clear that it took the form of existing examples seen elsewhere in zoological parks across the United States. It was a deep pit like feature built into a hillside sheltered by trees and contained a subterranean two part enclosure with one side an enclosed den and the other open to the viewing public with a water source and surrounded by a high fence. Several historic photographs appear to show the Miller Park bear pit sometime shortly after the zoo closed, ca. 1921. It appears that the Bear Pit remained an ever present feature within the Miller Park landscape until 1951. During that year, the tall wrought iron fence surrounding the Bear Pit was removed, and the feature itself was filled in “to be used as a flower bed.”⁴

Lynchburg’s Zoological Park and Aquarium may be one of the earlier zoological parks to have been established in the Commonwealth of Virginia. Although more research needs to be accomplished regarding the establishment of zoological parks in other Virginia cities, preliminary data suggests that Lynchburg was one of the first, if not the first to begin a zoo. The other zoological park known to have been established during this period was the City of Norfolk’s Lafayette Park zoo, now known as the Virginia Zoo. Although both zoological parks appeared to have followed a similar trajectory in terms of municipal support, size of facilities and operations, and type and quantity of animal acquisitions, Lynchburg’s Miller Park began receiving animals for exhibit from 1897 onwards, while Norfolk’s Lafayette Park began formal acquisition of animals for exhibit in 1900. By October of 1900, the Miller Park zoo had 273 animals on exhibit including mammals, birds, and reptiles. A year later, the Norfolk zoo also had over 200 mammals, birds and reptiles.⁵

³ *Report*, 1900, 93-95; “Lynchburg’s Beautiful West End Park,” *The News* (Lynchburg, Virginia), October 1900.

⁴ *Report*, 1951, 18.

⁵ Webster P. Sullivan, Jr. “A History of Lafayette Park, Norfolk, Virginia, 1865-1965,” 33. Master’s Thesis, Virginia Polytechnic Institute and State University, 1972; “Lynchburg’s Beautiful West End Park,” *The News* (Lynchburg, Virginia), October 1900. The February 14, 1900 report of Lynchburg’s Superintendent of Parks records at least three formal animal exhibits and that zoo was small but growing. This would place the formal establishment of Lynchburg’s zoological park and aquarium ca. 1899.

Although not yet verified, it is possible that the Bear Pit may be the first of its kind constructed for a zoological park in Virginia. The Bear Pit is also tied to the Guggenheimers, a prominent native Lynchburg family. C. M. Guggenheimer, was one of four donors of a bear to the zoological park. C. M. Guggenheimer was most likely related to Randolph Guggenheimer, the donor of the Aviary. Based on its structural integrity, its associations with Miller Park zoo, potentially the earliest zoological parks in the Commonwealth of Virginia, and its associations with the Guggenheimer family, the Bear Pit may potentially be eligible for listing on the National Register of Historic Places. It is not yet known whether the Bear Pit feature falls within the existing National Register property boundary for the Aviary, or not. It is strongly recommended that the Bear Pit be preserved. It is also recommended that the Bear Pit be stabilized in the near future to prevent further decay.

Stone Walls

Substantial documentary evidence suggests that early on during the Miller Park's zoological park and aquarium period, stone walls were constructed along Park Avenue and in other areas making the park more attractive and serving as both formal park borders and retaining walls.

Arguing that the existing wooden enclosure was 'unsightly,' in early 1899 the Park Superintendent argued for a "...light stone wall where needed to preserve the position of the driveway on the northern boundary and an iron fence along this entire front with ornamental entrances, would be a great stride toward perfecting an improvement in which all classes of citizens would justly take pride." By February of 1900, a 752-foot stone wall had been built along the northern boundary of the park to retain the existing internal park road and soils from washing into Park Avenue. An iron fence graced the top of this wall until 1916. The wall was subsequently described as "a retaining wall surmounted by coping and an iron fence ...erected along the northern boundary of Miller Park from the main entrance to where the Lynchburg Electric Street Railway track enters the grounds, ...which adds greatly to the appearance of the front." By early 1905, additional stone 'rip rap' walls were constructed in the 'old part of the park.' "The rip rap walls in the old part of the park have been completed and they make a decided improvement in appearance." In 1927, a rock wall was built on each side of the driveway "leading through [the] Old Fashioned garden."⁶

While it is difficult to date specific wall fragments that exist in Miller Park today without direct documentation, it is clear that a substantial wall building phase took place within Miller Park during the first decade of the twentieth century, a period that is directly linked to the establishment and expansion of the zoological park and aquarium. Existing documentation also suggests that the stone walls were perceived as significant landscape features that both beautified Miller Park and frequently serving an engineering function. It is recommended that as many as possible of the existing stone wall features within

⁶ *Report*, 1899, 38; *Report*, 1900, 48; *Report*, 1905, 86; *Report*, 1916, 92-97; *Report*, 1928, 83.

Miller Park be preserved. Where preservation is not a viable option, then it is strongly recommended that the stone wall features be photographically documented and mapped prior to demolition.

Miller Park Circulation System

Based on the analysis of several historic maps, it appears that several portions of the existing vehicular and pedestrian circulation system within Miller Park may closely follow the location of the original (Fairgrounds era ca. pre-1893) circulation system, a system that most likely carried over well into first half of the twentieth century. The early maps suggest that the City Park possessed a naturally winding and circuitous vehicular drive that closely followed the boundaries of the property. Until 1910 when the park roads were formally graded and rolled, vehicles and pedestrians traveled through dirt, and after rainstorms, mud. In addition, erosion during showers created gullies and made vehicular navigation throughout the park difficult.

As early as 1898, the City Parks department began to make unknown improvements on Miller Park's "water drains and walkways." With the establishment of the zoological park, and the subsequent increase in visitors to the City Park, the roads and walkways began to suffer. As the Superintendent of Parks noted in 1903, "as the zoological department is constantly growing, so the number of people who visit the park is increasing, and even in wet weather the crowds are large. Consequently dry roadways for walking and driving should be provided. To keep the gates closed during a damp spell deprives the park of many visitors. McAdamized roads would not only be quite an accommodation to the people, but they would protect the grass from the injury that it always suffers during wet weather." Formal stop-gap maintenance of the roads and walkways in City Park began in 1905. During this year, the "roads were refilled and well rolled, and rock drains established on each side of the same." The following year "a one-horse road sprinkler was purchased," and in 1907 the City accomplished the filling in of gullies, and general repair of roads. In 1908, the Park Superintendent strongly recommended a more permanent means of treating the roads and the redesign of the existing 'flint rock' gutters, and the construction of permanent walks to replace the existing plank walks. By 1909, conditions of the City Park's road and walk system were terrible. Beginning in 1910, 'Granolithic' walks were construction in portions of the park "extending from Epiphany Church on McKinley Ave to the Aviary, the same from Superintendent's residence to a point midway of the dirt road leading from the main entrance on Park Avenue ...presenting a neat and attractive feature." Beginning in 1912, portions of the park road system "leading from the main entrance to the Aviary, connecting ...with the various other roads," were finally McAdamized. The following year, an additional 1,155 square yards of McAdam road and 208 square yards of drains were completed. By 1914, an additional 1,991 square yards of McAdam road and granolithic guttering were laid. By the late teens, very little of the vehicular and pedestrian circulation system within Miller Park was unpaved. In an effort to beautify the

roadways, in 1926 “rubble stone curbing” was installed adjacent to driveways throughout the park.⁷

Figure #1, shows the portions of the existing vehicular and pedestrian circulation system, shaded in yellow, that appear to generally align with the ca. 1891 map of the City Park. Although it is difficult to determine in which places the original pre-1893 circulation system alignment has been straightened out and remade over time, it is recommended that as much as possible of what is believed to be the original ca. pre-1893 road alignment for the Miller Park be preserved. Where preservation is not a viable option, then it is strongly recommended that the existing circulation system alignment be photographically documented and mapped prior to demolition.

Miller Park Entrances

Based on the analysis of several historic maps, it appears that at least four current vehicular or pedestrian entrances to Miller Park are in the same general location as those present in the 1890s and may therefore date to the original (Fairgrounds era ca. pre-1893) circulation system. These are 1) the park vehicular entrance on Grove Street opposite Glenwood Street; 2) the park pedestrian entrance on Grove Street opposite the Parks and Recreation Department building; 3) the park pedestrian entrance at the intersection of Park Avenue and Euclid Avenue; 4) and the park vehicular and pedestrian entrance at the intersection of Campbell Avenue and Fort Avenue. Many of the park entrances were formalized over time receiving ornamentation. In 1908, all entrances received either gates or formal stone posts.

From its earliest inception, Miller Park was designed to have formal entrances and gates. As a requirement of the deed of trust, in 1862 Samuel Miller asked the City of Lynchburg to layout convenient entrances and gates. It is not clear if these entrances were accomplished at that time but by the late nineteenth century, the Fairgrounds land had been enclosed and had one main entrance on its north side and several side entrances. With the erection of a low stone wall capped by a wrought iron fence along the south side of Park Avenue, a formal northern or main entrance to Miller Park had been established. The first reference to gates occurs in the 1903 Annual Report. By 1907-1908, a series of vehicular and pedestrian entrances had been formalized. “Among the main improvements of the past year, I beg to mention the new entrance gates, including iron fence, which certainly adds much for the appearance of the parks. ...All other side entrances have been provided with artificial stone posts, which give them a much neater appearance.” In 1926, the main park entrance along Park Avenue was widened seven feet.⁸

⁷ *Report*, 1898, 48; *Report*, 1903, 73; *Report*, 1905, 86; *Report*, 1906, 67-69; *Report*, 1907, 93-94; *Report*, 1908, 127-128; *Report*, 1909, 132-137; *Report*, 1910, 159-163; *Report*, 1912, 182-183; *Report*, 1913, 185-187; *Report*, 1914, 187-189; *Report*, 1916, 92-97; *Report*, 1927, 82.

⁸ Campbell County Deed Book 33:73. Rustburg, Campbell County; *Report*, 1885, 95; *Report*, 1903, 73; *Report*, 1908, 127-128; *Report*, 1927, 82.

Figure #1, shows the vehicular and pedestrian entrances to Miller Park, shaded in blue, that appear to generally align with the ca. 1891 map of the City Park. It is recommended that as many as possible of these entrances from the original ca. pre-1893 Fairgrounds era be preserved. Where preservation is not a viable option, then it is strongly recommended that the existing entrances be photographically documented and mapped prior to demolition.

Appendix 2

Opinion of Probable Cost *for* Miller Park

Miller Park

Lynchburg, Virginia

Master Plan Unit Costs

12/14/2006

Prepared By: Land Planning and Design Associates Inc. Charlottesville, VA

1	<i>Early Site Work Costs</i>	<i>UNIT</i>	<i>UNIT PRICE</i>
	Mobilization, Bonds, Permits, etc.	LS	15% Total
	E&S	AC	\$5,000
	Tree Removal - 24" + stump	EA	\$700
	Concrete Demolition - no rebar	SF	\$2
	Asphalt Removal	SY	\$5
	Grading - cut and fill on site	CY	\$5
	Grading - hauling fill	CY	\$15
2	<i>Site Hardscape Improvements</i>	<i>UNIT</i>	<i>UNIT PRICE</i>
	Stone Base	Ton	\$35
	Concrete Footing	CY	\$400
	Stone Walls	SF	\$75
	Ornamental Fence	LF	\$20
	Protective Railing	LF	\$50
	Unit Paving	SF	\$20
	Exposed Aggregate Concrete Paving	SF	\$8
	Concrete Paving	SF	\$5
	Asphalt Paving	SY	\$20
	Steps	LF	\$150
	Step Handrail	LF	\$50
3	<i>Site Amenities</i>	<i>UNIT</i>	<i>UNIT PRICE</i>
	Multipurpose Building - no site work	SF	\$125
	Basketball Court	EA	\$60,000
	Shelter - not prefabricated	EA	\$30,000
	Trellis - 8' x 8' x 24'	EA	\$15,000
	Shade Structure - 10'x10'	EA	\$10,000
	Site Lighting - pedestrian scale, no conduit	EA	\$2,500
	Entrance Sign Lighting	EA	\$1,000
	Bench	EA	\$2,000
	Trash Receptacles	EA	\$1,500
	Park Rules Sign	EA	\$1,500
	Entry Sign	EA	\$1,500
4	<i>Park Avenue Area</i>	<i>UNIT</i>	<i>UNIT PRICE</i>
	Shade Trees	EA	\$450
	Evergreen Trees	EA	\$350
	Ornamental Trees	EA	\$250
	Shrubs-Large	EA	\$75
	Shrubs-medium	EA	\$45
	Perennial	EA	\$15
	Bed Prep	CY	\$50
	Mulch- 3" depth	CY	\$50
5	<i>Additional Items</i>	<i>UNIT</i>	<i>UNIT PRICE</i>
	Design Fees	LS	10%
	Contingency - during planning	LS	15%
	Contingency - during design	LS	10%

Miller Park

Lynchburg, Virginia

Preliminary Opinion of Probable Cost

12/14/2006

Prepared By: Land Planning and Design Associates Inc. Charlottesville, VA

1 *Early Site Work Costs*

Mobilization, Bonds, Pemit, etc.	1	LS	15% of subtotal	\$	540,000.00
				\$	540,000.00

2 *Memorial Area*

	<i>QTY.</i>	<i>UNIT</i>	<i>UNIT PRICE</i>		<i>TOTAL</i>
Front Entry	600	SF	\$50.00	\$	30,000.00
Renovate Memorials	1000	SF	\$50.00	\$	50,000.00
New Sidewalks	900	LF	\$30.00	\$	27,000.00
New Loop Path	1100	LF	\$80.00	\$	88,000.00
New Plaza at Parks and Rec Building	3200	SF	\$50.00	\$	160,000.00
Remove Existing Pavillions	2	EA	\$2,000.00	\$	4,000.00
New Shade Trees	43	EA	\$450.00	\$	19,350.00
				\$	378,350.00

3 *Aviary Area*

	<i>QTY.</i>	<i>UNIT</i>	<i>UNIT PRICE</i>		<i>TOTAL</i>
Drop Off Area	3000	SF	\$15.00	\$	45,000.00
Garden Space	5000	SF	\$17.00	\$	85,000.00
Parking	66	EA	\$1,500.00	\$	99,000.00
New Loop Path	1000	LF	\$80.00	\$	80,000.00
New Multi-use Building	2400	SF	\$125.00	\$	300,000.00
New Restrooms	800	SF	\$200.00	\$	160,000.00
New Shade Trees	23	EA	\$450.00	\$	10,350.00
				\$	779,350.00

4 *Fort Avenue Entry*

	<i>QTY.</i>	<i>UNIT</i>	<i>UNIT PRICE</i>		<i>TOTAL</i>
Lawn Amphitheater	1000	CY	\$5.00	\$	5,000.00
New Loop Path	900	LF	\$80.00	\$	72,000.00
Renovate Bear Pit	1600	SF	\$5.00	\$	8,000.00
Plaza at Fireman's Fountain	1000	SF	\$50.00	\$	50,000.00
Gardens	30000	SF	\$10.00	\$	300,000.00
Entry Parking Area	36	EA	\$1,500.00	\$	54,000.00
Entry Wall	800	SF	\$75.00	\$	60,000.00
Remove Parking	2250	SF	\$6.00	\$	13,500.00
New Shade Trees	27	EA	\$450.00	\$	12,150.00
				\$	574,650.00

5	<i>Oval Area</i>	<i>QTY.</i>	<i>UNIT</i>	<i>UNIT PRICE</i>	<i>TOTAL</i>
	New Loop Path	900	LF	\$80.00 \$	72,000.00
	Add Crosswalk Paving	2800	SF	\$30.00 \$	84,000.00
	New Concession Stand	300	SF	\$50.00 \$	15,000.00
	New Concession Building	1,200	SF	\$125.00 \$	150,000.00
	Plaza at Concession	4000	SF	\$25.00 \$	100,000.00
	Move Basketball Court	4,500	SF	\$20.00 \$	90,000.00
	Renovate Parking	47	EA	\$300.00 \$	14,100.00
	Renovate Horseshoe Court	1	LS	\$10,000.00 \$	10,000.00
	Renovate Restrooms	1200	SF	\$50.00 \$	60,000.00
	New Shade Trees	52	EA	\$450.00 \$	23,400.00
					\$ 618,500.00
6	<i>Park Avenue Edge</i>	<i>QTY.</i>	<i>UNIT</i>	<i>UNIT PRICE</i>	<i>TOTAL</i>
	Add Railing	400	LF	\$50.00 \$	20,000.00
	New Sidewalk	1300	EA	\$30.00 \$	39,000.00
	New Front Entry	1	LS	\$15,000.00 \$	15,000.00
	Add Tot Lot	1	EA	\$40,000.00 \$	40,000.00
	New Shade Trees	31	EA	\$450.00 \$	13,950.00
					\$ 127,950.00
7	<i>Pool Area</i>	<i>QTY.</i>	<i>UNIT</i>	<i>UNIT PRICE</i>	<i>TOTAL</i>
	Address Drainage Problems	4000	SF	\$50.00 \$	200,000.00
	Renovate Pool Building	3200	SF	\$50.00 \$	160,000.00
	Renovate Pump House	1250	EA	\$200.00 \$	250,000.00
	Add Shade Structures	5	EA	\$7,500.00 \$	37,500.00
	Add Screening Trees	30	EA	\$450.00 \$	13,500.00
					\$ 661,000.00
				SUBTOTAL	\$ 3,679,800.00
8	<i>Additional Items</i>		<i>UNIT</i>	<i>UNIT PRICE</i>	<i>TOTAL</i>
	Design Fees		LS	10% \$	370,000.00
	Contingency - during planning		LS	15% \$	550,200.00
Total Opinion of Construction Cost				TOTAL	\$ 4,600,000.00