

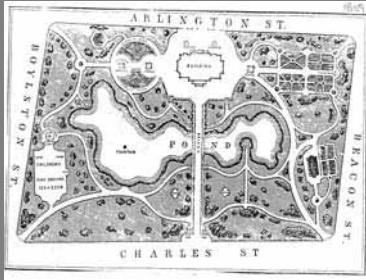
The Preservation and Restoration of Farlow and Chaffin Parks



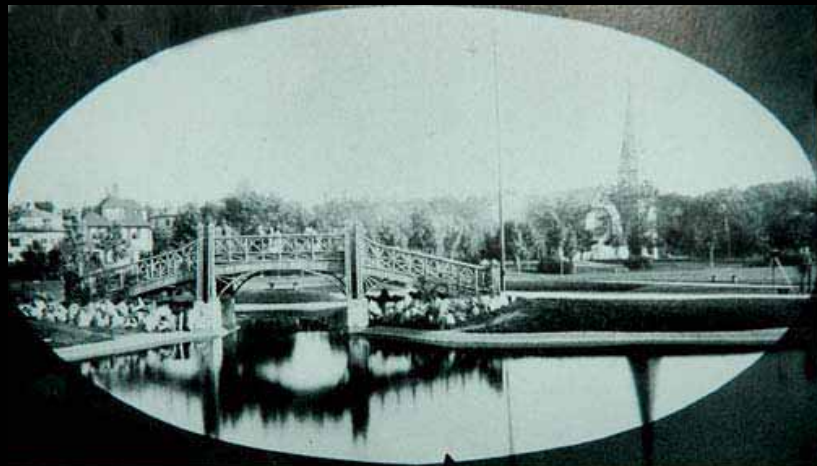
Newton's Oldest Park

- In 1880 philanthropist John Farlow donated a parcel of land to the City of Newton to establish an open space for recreation and relaxation.
- In 1883 George Frederick Meacham, the designer of Boston Public Gardens laid out a plan for Farlow Park.
- In 1885 City Engineer Albert F. Noyes took Meacham's plan and a plan by George Schinn which featured a baseball field, and drew up a plot plan.

Meacham's Boston Public Garden



- Note the similarities of Boston Public Garden on the left and Farlow Park on the right.



Farlow Park, Newton Corner, is seen here in 1888, shortly after the landscaping had been completed.



Chaffin Park

- Adjacent to Farlow Park is Chaffin Park.
- The Chaffin Estate was purchased by Newton in 1931.
- Many mistakenly assume Farlow Park and the old Chaffin Estate are a single park since there is a major walkway that joins the two and they lie adjacent to one another.



The Chaffin Estate

- The original Chaffin Estate contained a magnificent rose garden.
- In 1920, the *Newton Graphic* stated: “On the Chaffin Estate is one of the most beautiful rose gardens in greater Boston. It is the belief of many Newton people that this garden should be perpetuated, not only for the enjoyment of Newton residents, but as a fitting memorial to Mr. Chaffin.”





Chain link fence



**Missing Walkway
(Eldredge Street)**



Sidewalk Deterioration



Another Example



FARLOW – CHAFFIN PARK
HISTORIC PLANNING AND DESIGN
Landscape Restoration Report, June 2006



Prepared by
Brown, Richardson & Rowe, Inc.
Landscape Architects and Planners
with
Ammann & Whitney, Structural Engineers
CMS Collaborative, Fountain Consultants

Project funded by the Community Preservation Act





Restoration Map and recommendations, June 06

Phase One Budget

Farlow/Chaffin Phase 1	
Item Description Phase 1	Phase 1 Costs
Well investigation/Groundwater testing	\$13,000
Testing of original outflow system to Eldredge Street sewer	\$5,000
Inspection and redesign of pond basin	\$5,000
Design of pumping and irrigation system	\$15,000
Total Phase 1	\$38,000

Timeline for Phase 1

Milestone =	Assistance required=	Start date=	Completion date=	Cost=
<i>BIG steps, SHORT descriptions!</i>	<i>Other organizations or City depts. & what they must do to complete this step (train funds, issue permits, etc.)</i>	<i>year & season</i>	<i>year & season</i>	<i>estimate:</i>
1 Drill for water at Farlow Park and determine flow and quality of water=	Representatives of Parks and Recreation will collect any permits necessary and check to make sure no utilities will be disturbed. Other Possible Departments involved: : DPW: Engineering : Purchasing : Health Department:	2008 Summer	2008 Fall	\$13,000
3 Overall pond design including pump, aeration system and hook up to irrigation system. Determine existing conditions of concrete basin and determine maintenance procedures. =	Parks and Recreation may need to be involved in removing 18 inches of soil from existing pond basin. Information about the current irrigation system from the Newton School system will have to be provided to the Pond engineer. : School Department : DPW =	2008 Summer	2008 Fall=	\$25,000 (includes outflow testing)

Phase 2 Budget

Item Description Phase 2	Phase 2 Costs
Implementation of Pond Design/Irrigation system	\$30,000
Shrub Removal (at Bridge Abutments)	\$500
Soil Testing	\$3,200
Structural Testing for Bridge Foundation	\$4,000
Precast Concrete Frame with Stone Veneer	\$128,000
Historic Ornamental Bridge railing	\$17,500
Boulder Replacement at Abutments	\$3,000
Removal of Existing Bridge and Footings	\$5,000
Additional work needed to complete Bridge construction	
Pathway Removal at ends of Bridge	\$1,300
New Walkways at ends of Bridge	\$4,000
Grass Restoration from Bridge Construction	\$1,800
Subtotal	\$190,000
15% Contingency (all items above)	\$29,700
Complete Topographical (provided by Engineering)	\$0
Final Design/Engineering for Bridge	\$25,000
15% Contingency (Bridge Design)	\$3,750
Historic Sign Design/Installation	\$10,000
Replacement of sidewalk in Chaffin Park	\$30,000
Phase 2	\$296,450
Minus Friends of Farlow Contribution	\$10,000
Minus contribution from CDBG	\$30,000
Total Request for Phase 2	\$256,450

Phase 3 Budget

Item Description Phase 3	Phase 3 Costs
Removal of Chain Link Fences	\$2,775
Removal of Vegetation at Property Lines	\$5,000
Misc. Removals	\$4,000
Bench and Pad Removals in Chaffin Park	\$1,500
Bench and Pad Removals in Farlow Park	\$2,500
New Lawn at Shrubs and Paths	\$4,432
New 36" ht. Historic Ornamental Fence	\$7,650
New 48" ht. Historic Ornamental Fence	\$14,600
Flush Granite Edge at Walkways in Farlow	\$15,000
Rebuild/repoint wall at Centre St. & Vernon St.	\$30,000
New Historic Benches and Pads for Chaffin Park	\$24,000
New Historic Benches and Pads for Farlow Park	\$21,000
New Historic Benches and Pads Farlow Playground	\$24,000
Rehab. Existing Historical Benches	\$17,000
15% Contingency	\$26,020
Total Phase 3	\$199,477

So Why Fund this Project

- Farlow and Chaffin Parks once defined Newton as the Garden City.
- There has been a long history of various groups petitioning the City for the restoration of these Parks.
- Over the past 15 years Newton Corner has invested over \$122,000 in these Parks. What we are asking for is what we can't do ourselves!