

Discovery Phase Summary

CELEBRATE THE PAST, ENGAGE THE FUTURE

APPROACH

The Spaulding Ranch Master Plan is a unique opportunity to create a one of a kind park in the Boise Park System. The design approach will focus on (3) integral components of this project:

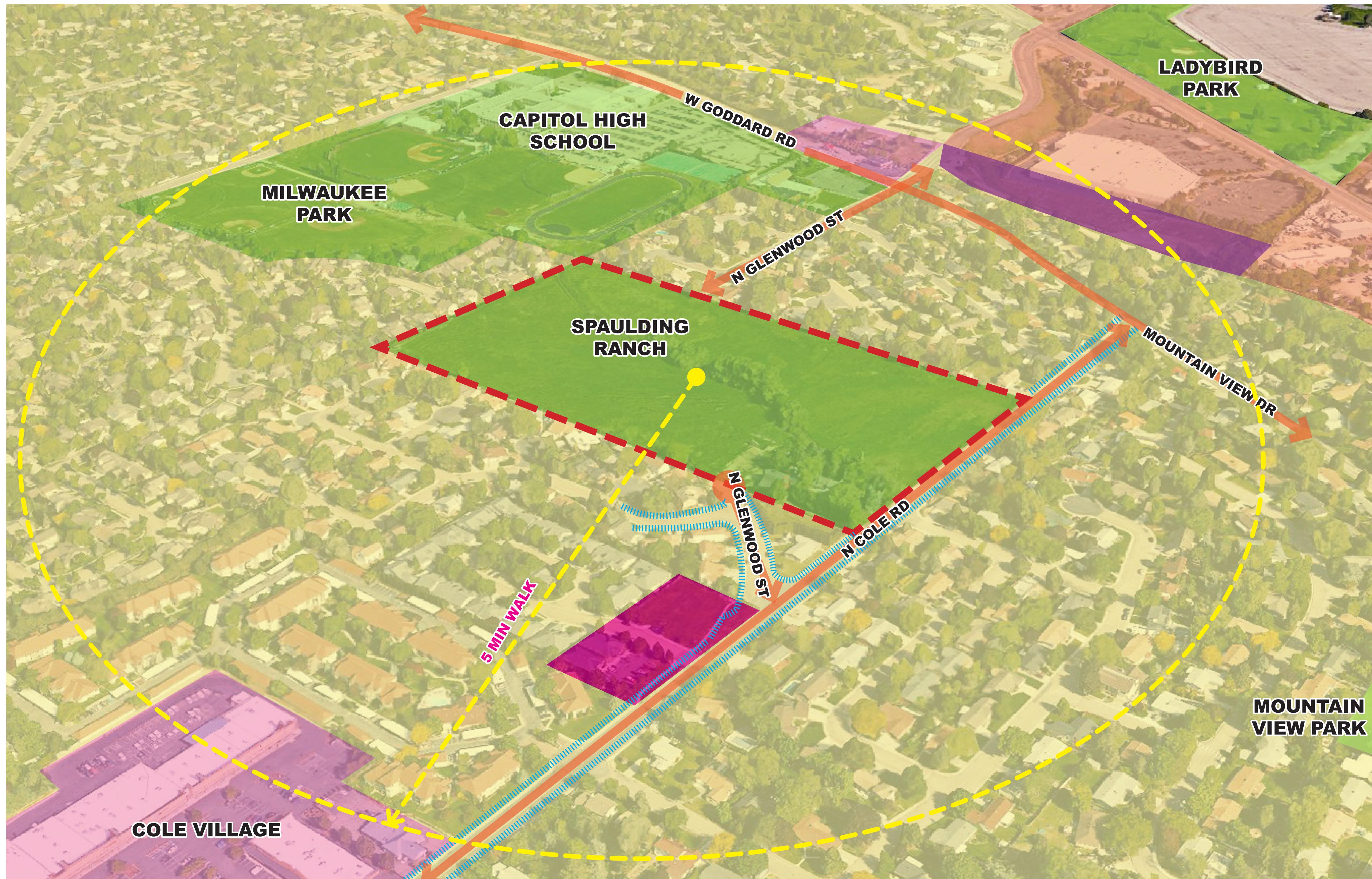
Historic Preservation - Analyze historic significance of the site and tell the story of Boise's past and early settlement of the West

Education and Interpretation - Design an active park that neighbors use on a daily basis and is a regional draw

Community Connections - Encourage people to visit and re-visit the park



Context



ADJACENT PARKS

Milwaukee Park

- Little League Playfields
- Tennis Courts
- Proposed Playground

Ladybird Park (ADA County)

- Practice Fields
- Picnic

Mountain View Park (BPR)

- Picnic Tables
- Playground
- Basketball Courts
- Soccer Practice Fields
- Tennis Courts

■ Design Site

■ Single-Family Residential (R1-C)

■ Neighborhood Commercial (C1-D)

■ Open Space

■ Limited Office (L-O)

■ Community Commercial (C2)

■ Limited Industrial

■ Sidewalk

Historic Preservation: What We Heard

HISTORIC PRESERVATION DISCOVERY MEETING

Attendees

- Arts & History Commission, City of Boise
- Preservation Idaho
- Idaho State Historic Preservation Office

WHAT WE HEARD:

- More than a museum
- Historic structures & connections to expansive fields are important
- Adaptive reuse - should be active park space for today and in the future
- Bridge the gap between urban & rural
- Unique & iconic
- Hard working farm as a contrast to farm to table culture
- Connect community, multi-generational, ethnicity, etc
- Private & public partnerships



Expansive Fields



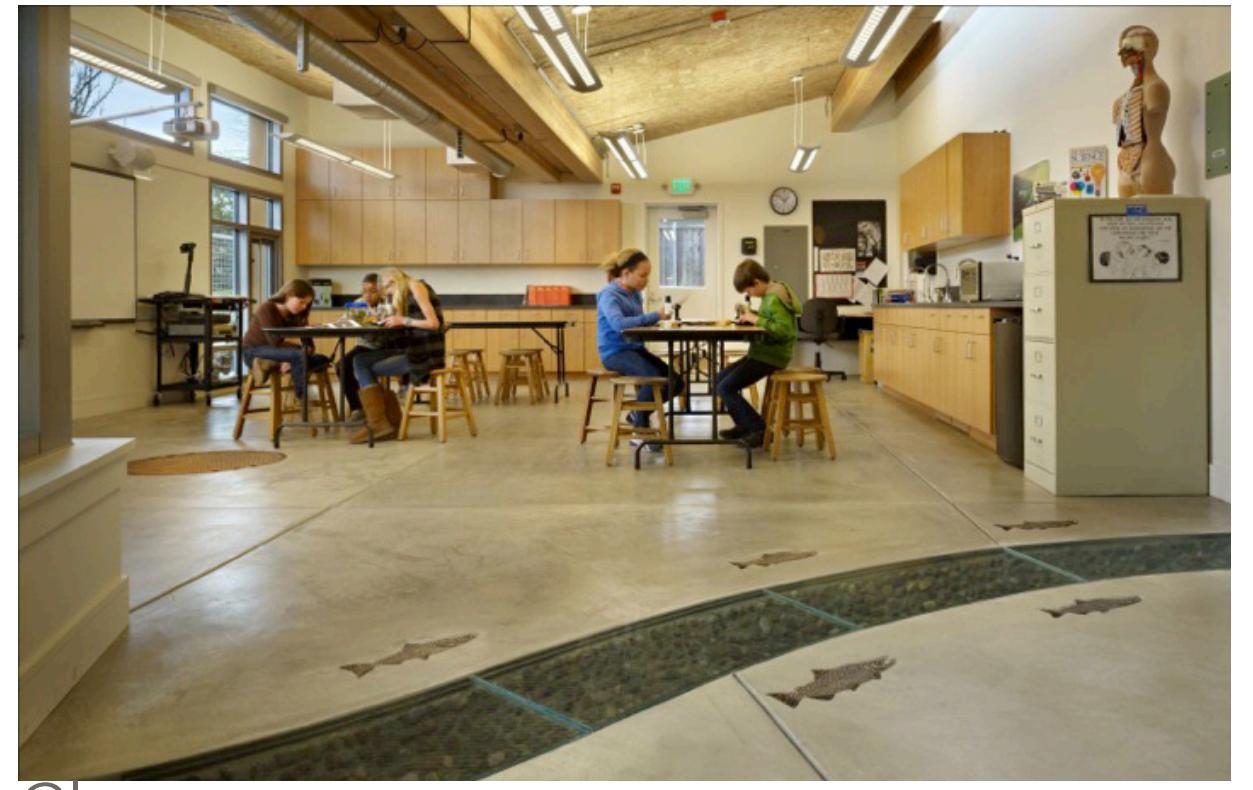
Historic Interpretation



Urban & Rural



Mult-generational



Classrooms



Event Spaces



Farm Play Elements

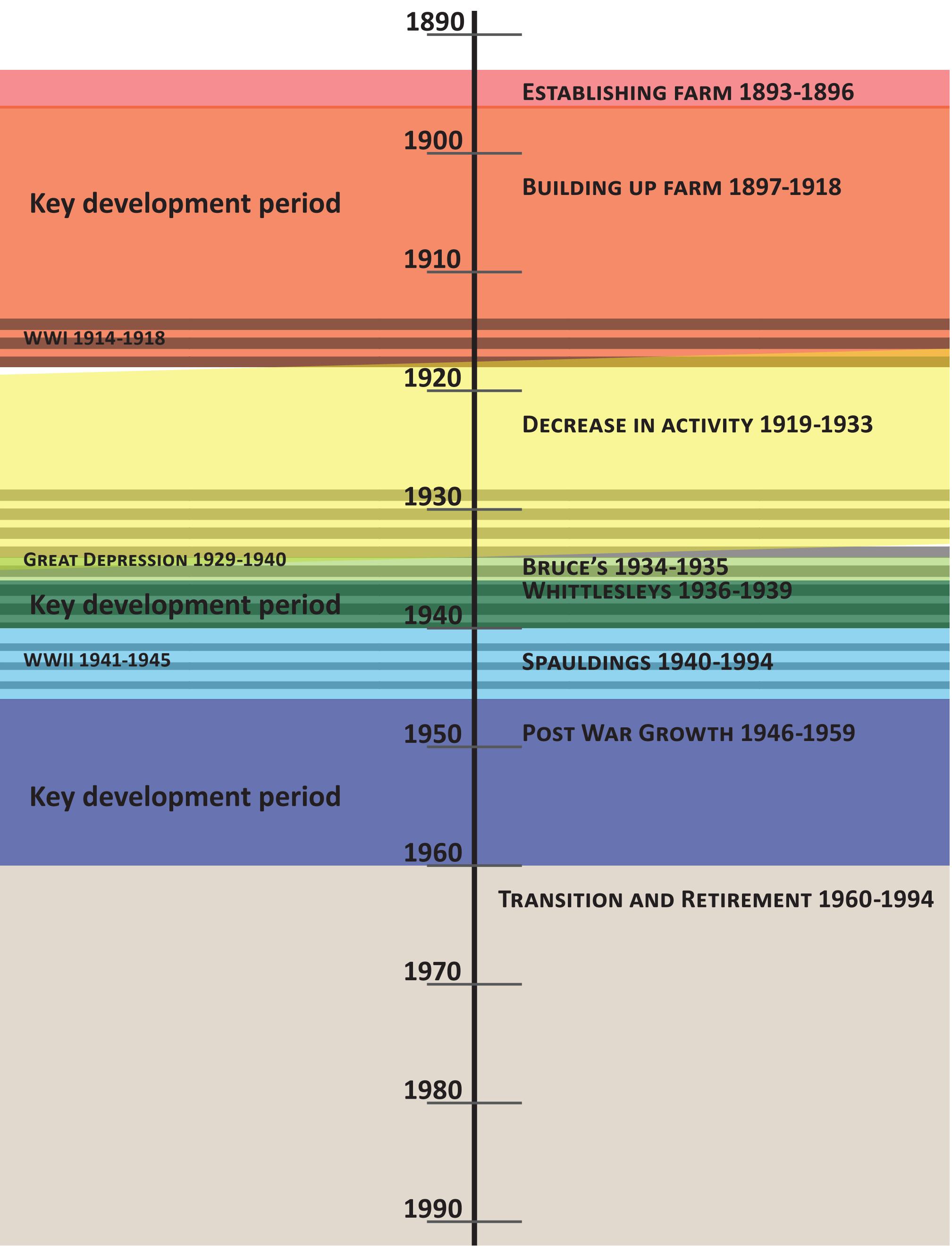
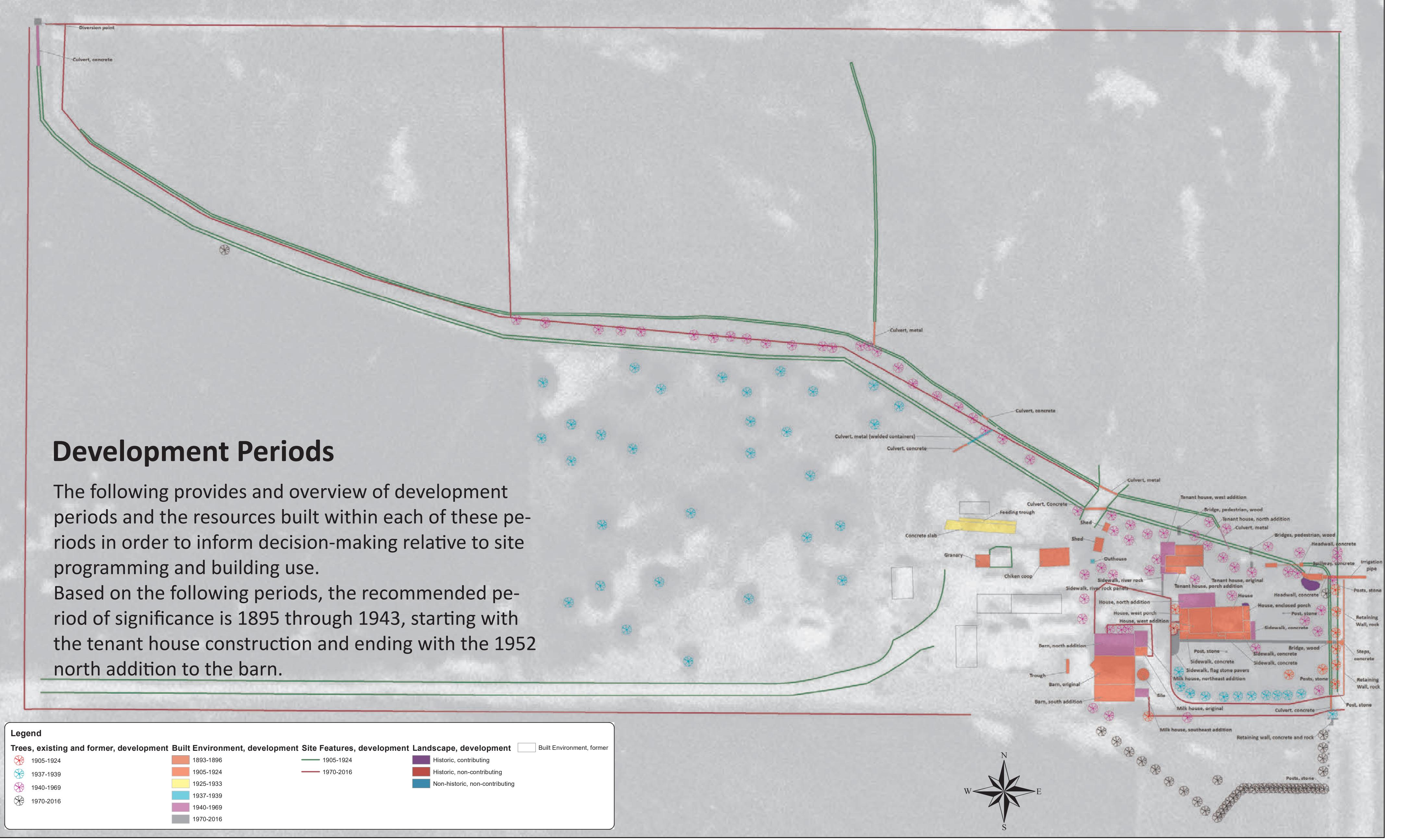


Historic Structures



Historic Site Analysis by Artifacts





Period 1: Spauldings, 1893-1927

Estimated Dates (in red)

- Establishing farm 1893-1896
 - » 1895-1896 Tenant house built, house the Spauldings moved into
 - » 1893-1900 ditch established
- Building up farm 1897-1918
 - » 1897-1900 Tenant house north addition
 - » 1897-1909 Granary, built
 - » 1905-1910 House, east porch addition; maple off southwest corner of house planted
 - » 1910-1918, concrete head wall and culverts
 - » 1910-1915 Roses planted along front fence
 - » 1912-1918 House, west addition, west porch; Tenant house, porch addition
 - » 1912-1918 Chicken coup, built
 - » 1912-1918 Barn, south addition
 - » 1900-1915 Orchard planted
- Tenant role unknown 1919-1933

Period 2: Bruce's 1934-1935, and Whittlesley's, 1936-1939

Estimated Dates (in red)

- » 1936-1939 Evergreens along driveway planted

Established Dates

- 1934 Bruce's, owners, purchase
- 1936 Whittlesleys, owners, purchase
 - » 1936-1937 Outhouse built

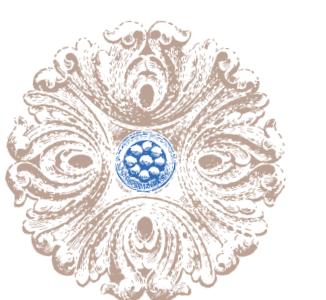
Period 3: Caron's, 1940-1994

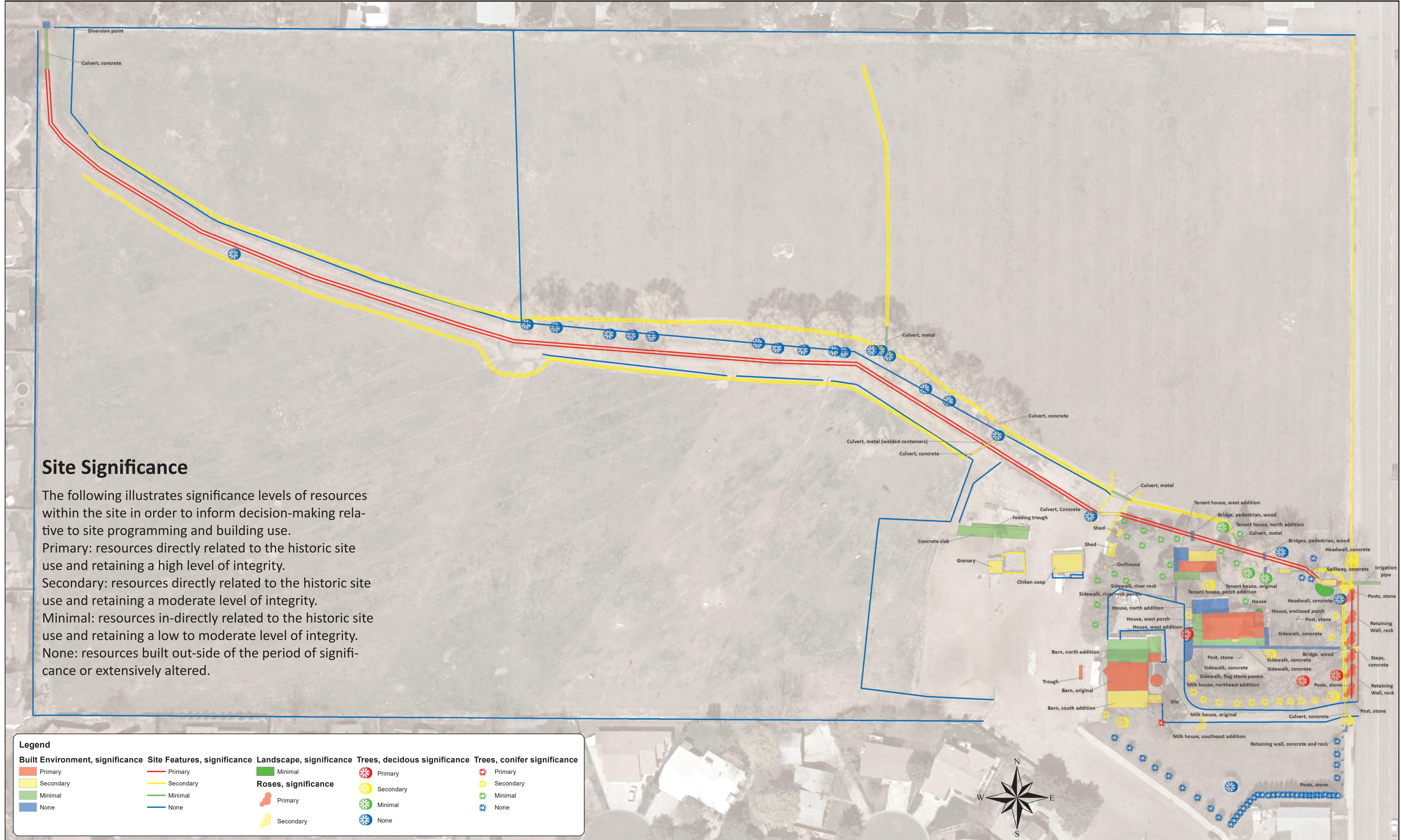
Estimated Dates (in red)

- Post War growth 1946-1959
 - » 1950-1955 Tenant house, west addition
 - » 1952 Barn, north addition
 - » 1952-1960s Barn, northeast CMU milk house addition
 - » 1950-1969 House, north addition
 - » 1946-1959 Rock post (1), with light, north of driveway
- Transition 1960-1969
 - » Unknown
- Retirement 1970-1994
 - » 1960-1990s Rock posts (8) with light, two in yard, and south of driveway

Established Dates

- 1940, Caron's, owners, purchase
- Post War growth 1946-1959
 - » 1943 Barn, southeast milk house addition
 - » 1950, Tenant house, concrete apron
- Transition 1960-1969
- Retirement 1970-1994
 - » 1970s, Caron's sold 40 acres
 - » 1980s, Caron's bought back 3 acre buffer at southeast corner
 - » 1994 listed to the National Register of Historic Places





Site Activity Areas

The following illustrates the general historic activity areas based on historic aerials and field work in order to inform decision-making relative to site programming and building use.

Site hay field

Site hay field

Site orchard, former

Site road, former

Site agriculture

Site ditch

Site residential

Legend	
Boundaries	
Site agriculture	
Site ditch	
Site hay field	
Site orchard, former	
Site residential	
Site road, former	



Historic Preservation: Survey Results

WHICH HISTORIC ELEMENTS DO YOU PRIORITIZE FOR REHABILITATION?



(A) Barn & Grainery



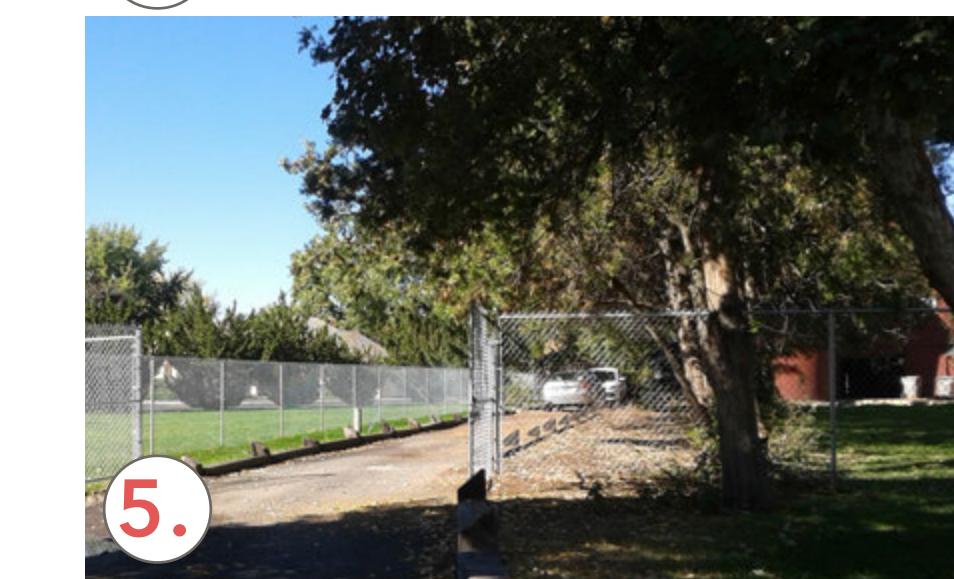
(B) Main House



(H) Apple Orchard



(J) Trees line driveway



(K) Cobblestone Fence & Retaining Wall



Education & Interpretation

HISTORIC PARK TYPES

FOOD PRODUCTION

Public spaces as places to grow food by the public

PLEASURE GARDENS

Natural, landscaped environments set in contrast to industrialized cities

REFORM PARKS

Provided play areas mostly for children of working class and immigrant families

RECREATION FACILITY

Extend recreation to suburban & urban areas with stadiums, pools, & indoor facilities

OPEN SPACE SYSTEM

Public spaces used for recreational purposes

TRANSPORTATION

Public transportation as civic space and connectors between public spaces

FUTURE

Pre-History

1850

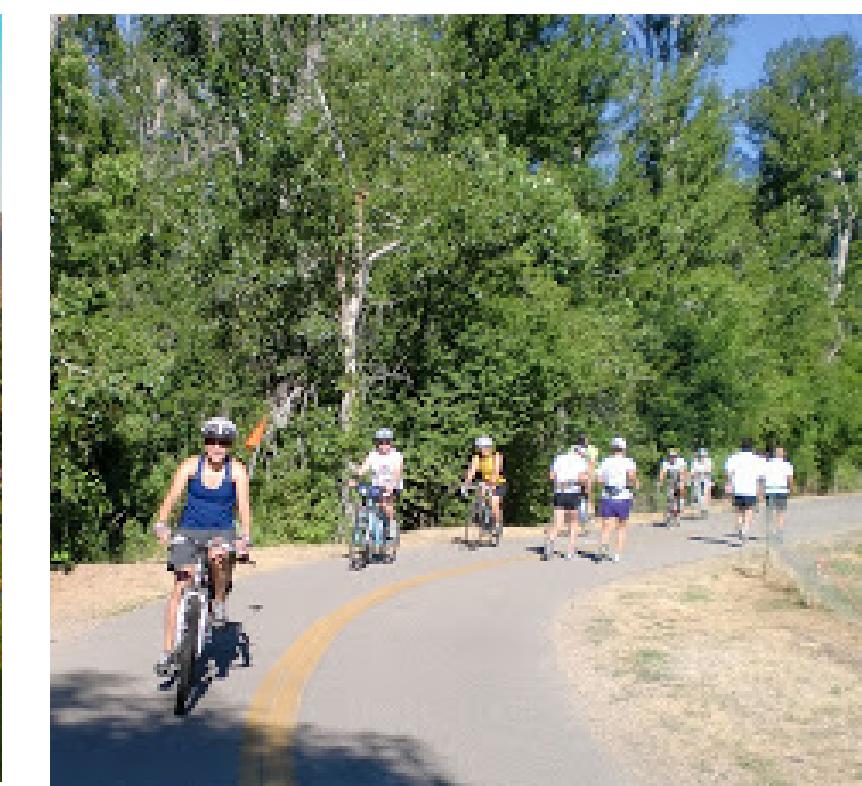
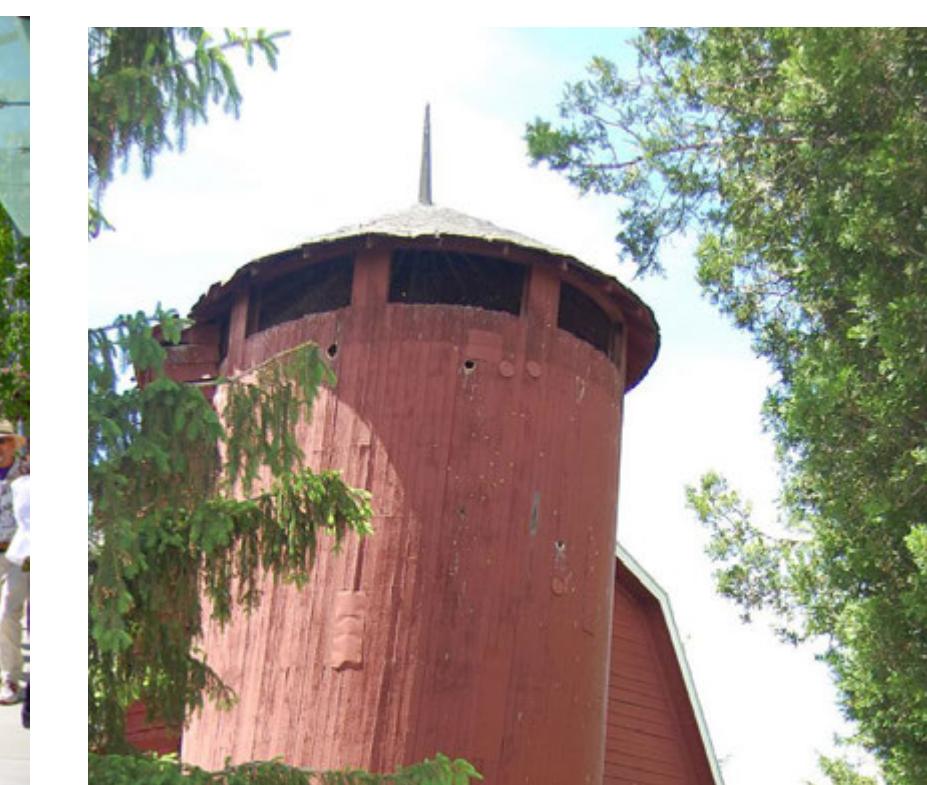
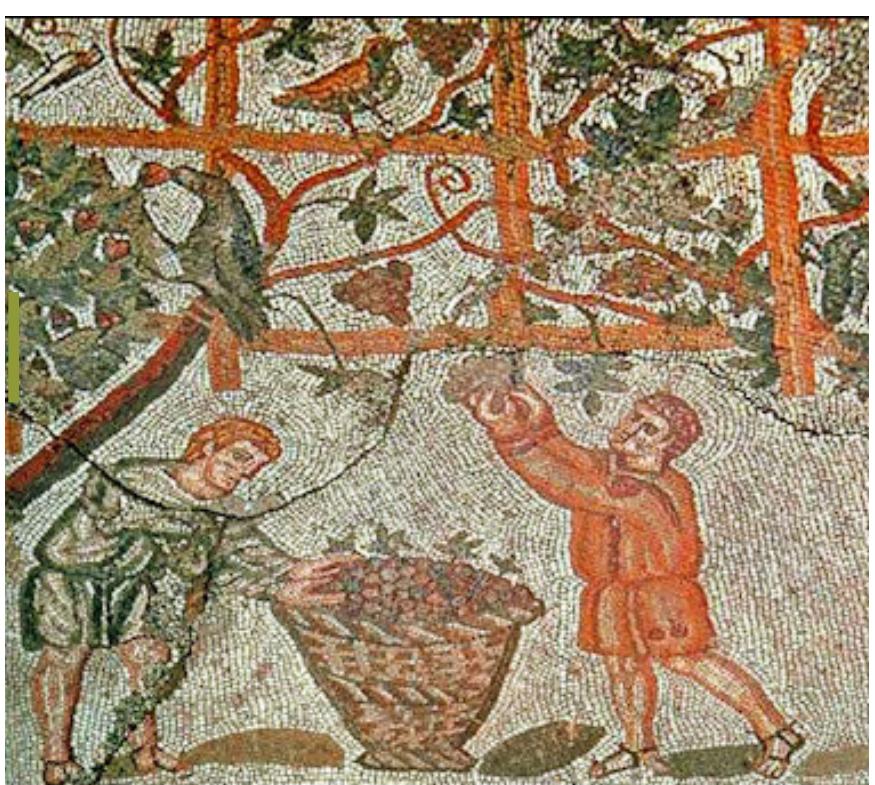
1900

1930

1965

1990

2016



BOISE URBAN GARDEN SCHOOL

KATHRYN ALBERTSON PARK

COMBA PARK

ANN MORRISON PARK

BOISE RIVER GREEN BELT

BOISE DEPOT

SPAULDING RANCH

BOISE PARKS INTERPRETATION



Education & Interpretation: What We Heard

PARKS & URBAN AGRICULTURE DISCOVERY MEETING

Attendees

- Boise Urban Garden School (BUGS)
- Global Gardens
- Treasure Valley Food Coalition
- Boise Parks-Foothills & Open Space
- NW Center of Pesticides

WHAT WE HEARD:

- Small agricultural plots are desirable for incubator farms & beginning farmers
- Cycle of agriculture - plant, pollinate, harvest
- Community gardens are needed (all are full in the city)
- 'Where Does Our Food Come From?' education
- Urban demonstration farm (includes animals & plants)
- Connect & contribute to the community
- Natural play
- Sustainable water use & history of agriculture irrigation
- Keep true to historic use



Animal Husbandry



Incubator Farms



Orchard



Commercial Kitchen



Farm to Table



Restaurant



Agricultural Education



Community Gardens



Farmers Markets



Education & Interpretation: Survey Results

IDENTITY IS ROOTED IN AGRICULTURE

Agrarian



83%

Hayfields



90%

Natural Play



94%

Interactive Museum



63%

Community Connections: What We Heard

NEIGHBORHOOD ASSOCIATION DISCOVERY MEETING:

Attendees

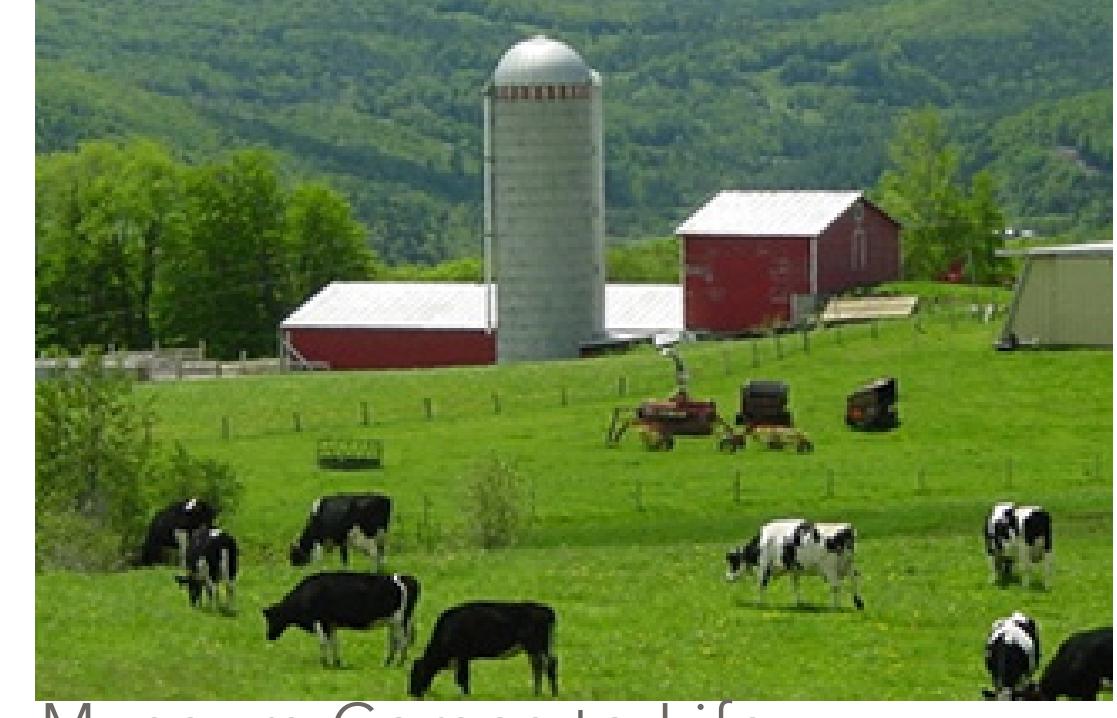
- West Bench Neighborhood Association
- City of Boise Neighborhood Coordinator
- Treasure Valley Food Coalition

WHAT WE HEARD:

- Passion & love for the land & openness to others outside of the community
- Historic interpretation
 - » Farming
 - » Medical/Science
- Farming, gardening and food prep classes
- Meeting space / event spaces
- Destination for school & after school programs
- Walking paths
- Habitat / native plants are important
- Farmers market
- Goats / sheep farm relates to Basque community
- 'Get 100 Miles Away in your Own Neighborhood'
- Small (not Loud) urban farming techniques
- Museum come to life



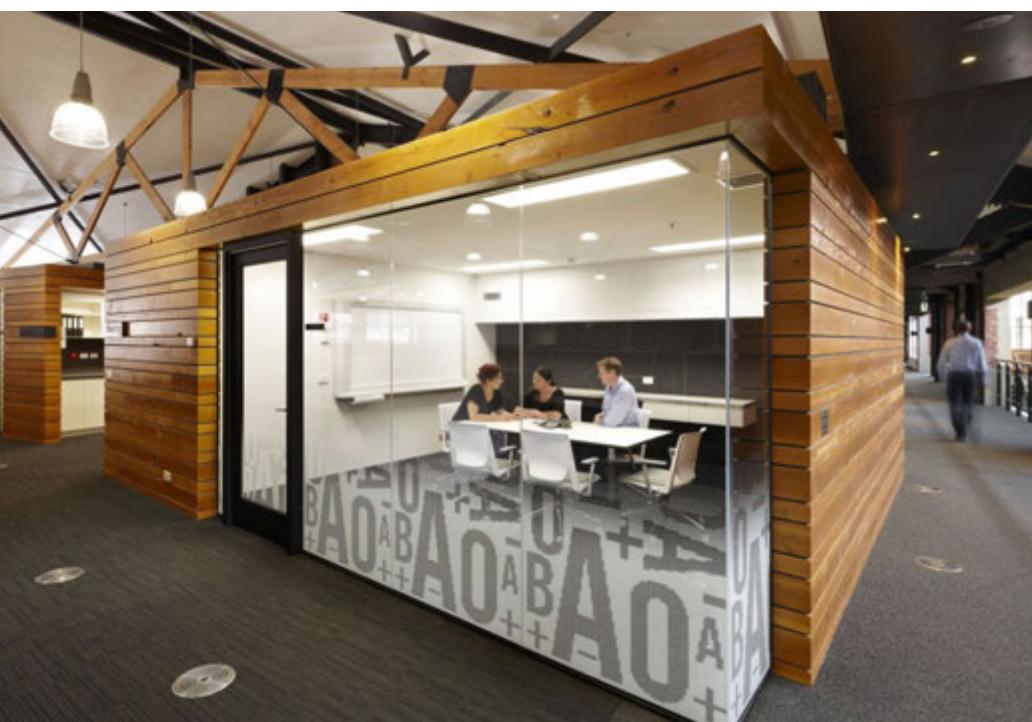
Historic Artifact Display



Museum Comes to Life



Cooking Classes



Community Meeting Spaces



Sheep/Goat Pasture



Walking Paths



Gardening Classes



Interactive/Interpretive Displays



Community Connections: Survey Results

THE POWER OF 10

A place thrives when users have a range of reasons (10+) to be there. These might include a place to sit, play areas to enjoy, art to touch, music to hear, food to eat, history to experience, and people to meet. Ideally, some of these activities will be unique to the place reflecting the culture and history of the community.

ACTIVE PLAY & YEAR ROUND

Goal is to create daily opportunities for cultural, historical & ecological exploration. A successful park engages the community while being a regional draw throughout the year. An active park will be flexible to accommodate large events and inviting for daily use by neighbors.

TOP 10 ACTIVITIES

- | | |
|---|------------|
| 1. Walking / Jogging Paths | 75% |
| 2. Orchard Fruit Trees | 64% |
| 3. Natural Play Elements | 61% |
| 4. Community Gardens | 58% |
| 5. Farmers Market | 52% |
| 6. Event Space | 48% |
| 7. Wildlife Habitat | 47% |
| 8. Urban Demonstration Farm
Farm to Table Events
Open Space | 45% |



Community Connections: Survey Results

THE BARN

The barn was built in 1910 with a balloon-frame and gambrel roof in a 'Wisconsin' or 'Illinois' barn style. The 39ft diameter wooden stave silo stands adjacent to the barn. What activities do you want to see in the barn that reflect the history of the site while also inviting the community to regularly visit?



Museum



Event Space



Animal Housing



Community Connections: Survey Results

THE MAIN HOUSE

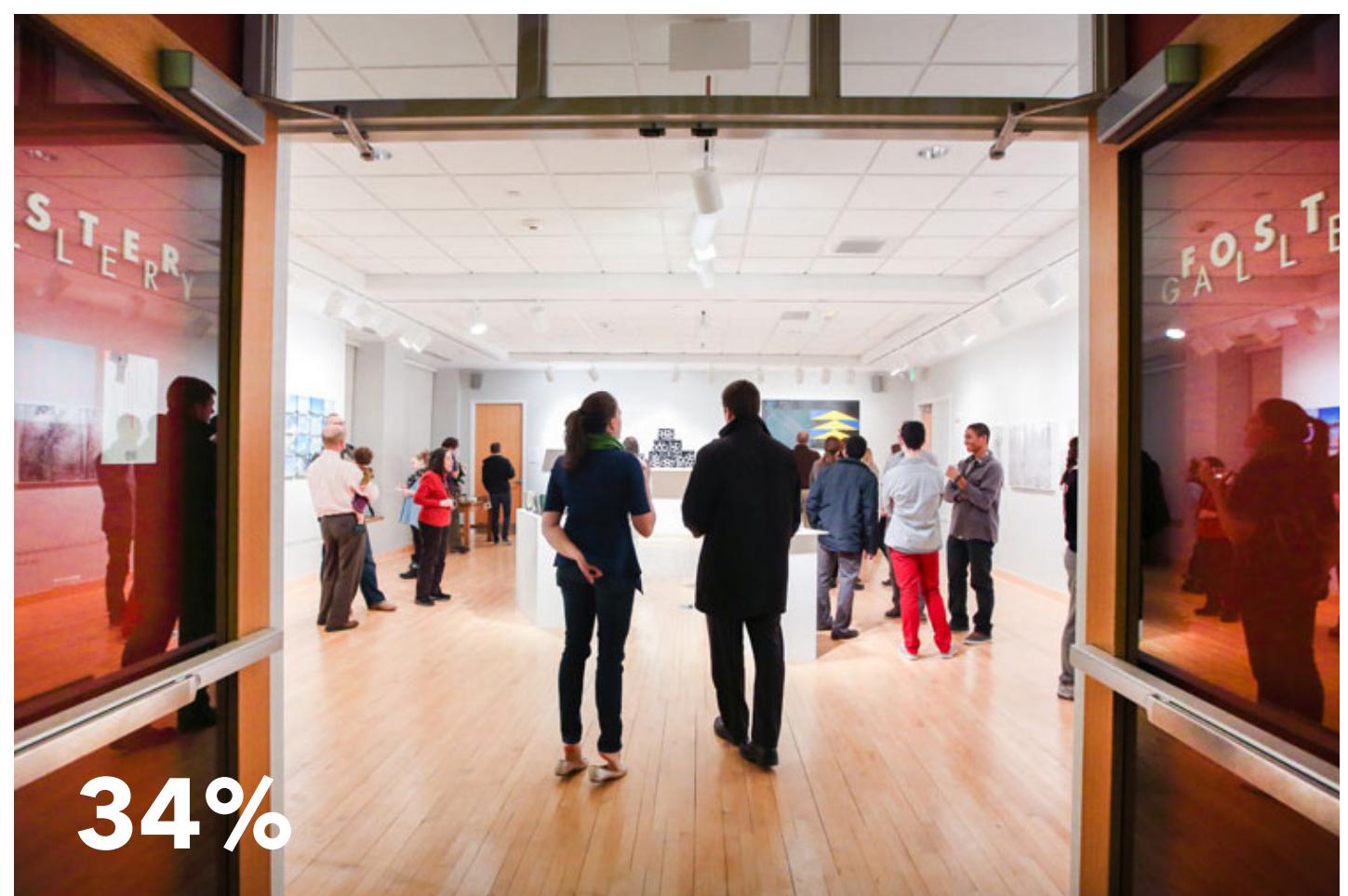
In 1893, Almon and Mary Spaulding applied through the original Homestead Act for the land known now as Spaulding Ranch. The homestead was close to Settler's Canal and the Idaho Central Railway. The Spaulding Ranch functioned more as a 'country home' rather than a working ranch as they both worked in Boise, Almon as a Streetcar Conductor and Mary as a Physician/Surgeon. The architectural style of the house reflects a common vernacular cross-gable plan combined with classical Queen Anne Revival motifs, a popular style at the turn of the century.



Museum



Restaurant / Cafe



Animal Housing



Community Connections: Survey Results

THE TENANT HOUSE

As their wealth increased, the Spaulding family hired a tenant farmer to tend to the farmstead, taking care of the fields and cattle. Throughout the years, the Spaulding Ranch continued to be owned by 'Gentleman Farmers' who did no actual work on the property but loved the idea of farming. Tenant farmers lived on the property in the tenant house and took care of the land and farm animals.



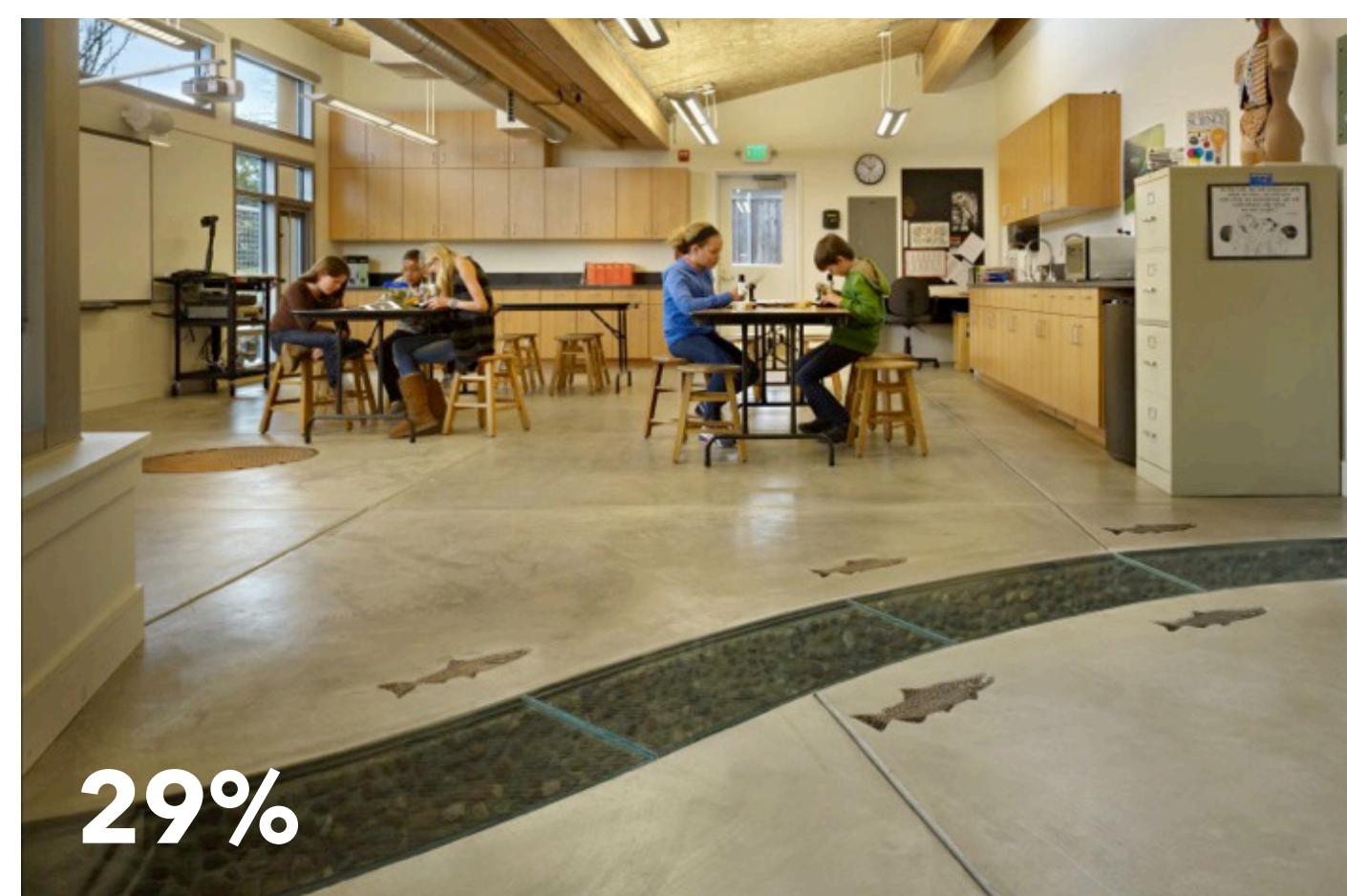
40%

Demonstration Kitchen - Cidery, Food Processing



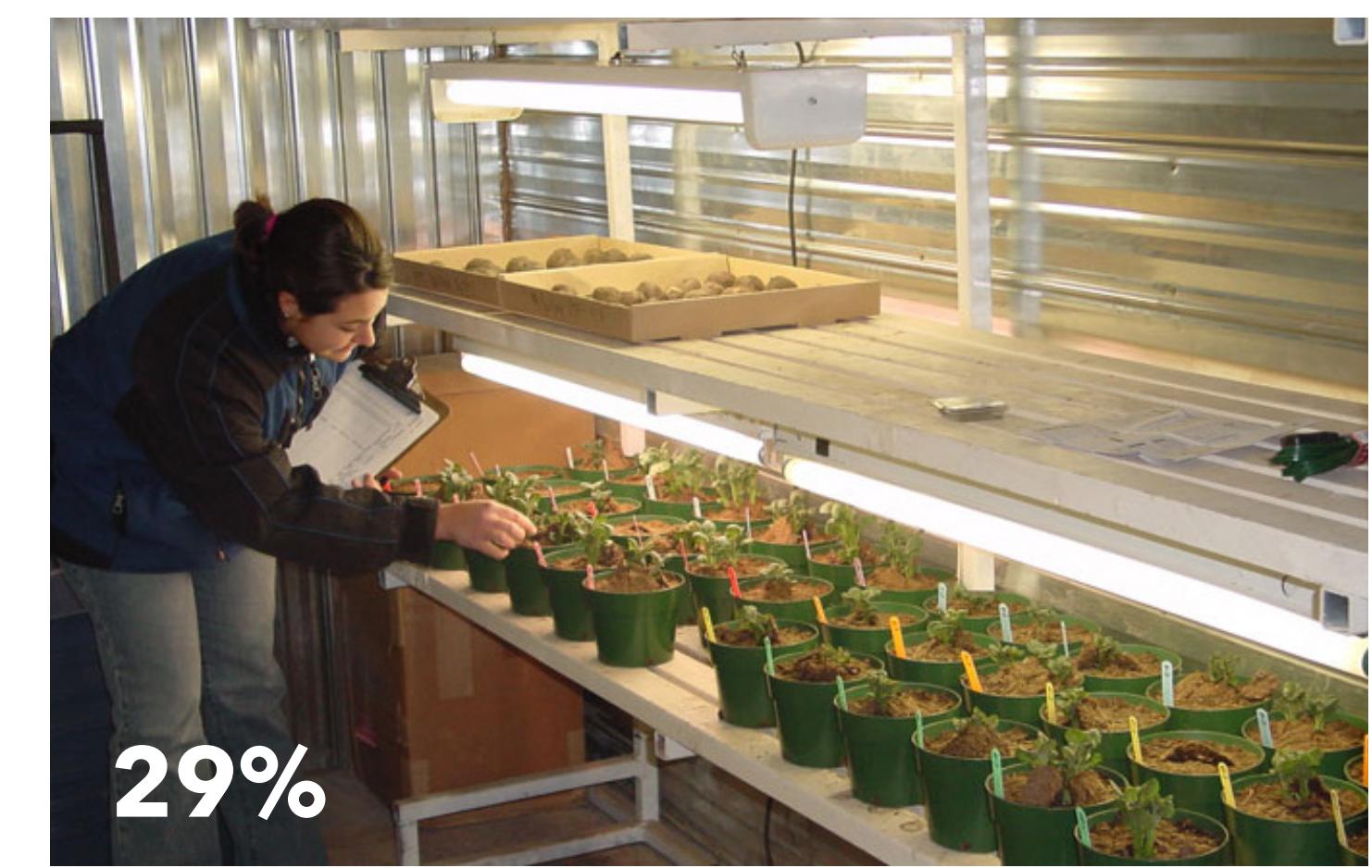
39%

Farmer / Artist in Residence



29%

Classrooms



29%

Research Center - Library, Lab



Approach & Process

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PROCESS

