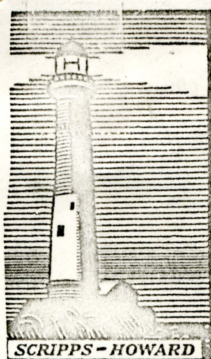


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## "City Planners To Memphis: 'Save Parks'"

Item Type	Article
Authors	Vanderwood, Paul
Publisher	Memphis Press-Scimitar
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# Memphis Press

Sept 4 '58

U. S. WEATHER FORECAST: Fair to partly cloudy, warm, humid thru

78TH YEAR

9-4-58

MEMPHIS, TENN., THURSDAY, SEPT

## City Planners To Memphis: 'Save Parks'

### 'Don't Let Expressway Gobble Up Overton'

By PAUL VANDERWOOD, Press-Scimitar Staff Writer  
 PHILADELPHIA.—A panel of city planning experts, interested in preserving the nation's fast-vanishing open areas, had this special advice for Memphis:

1. Don't let the proposed expressway "gobble up" Overton Park—or any other of the city's parks.
2. Do more than just look at areas marked on the master plan—"for park purposes"—and start raising the money to buy them.

The panel was part of the National Citizens Planning Conference of the American Planning and Civic Association, which continues thru tomorrow here. Next year's meeting will be held at Hotel Peabody in Memphis in April.



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Conrad L. Wirth, director of the National Park Service, said the nation is now being surveyed for possible new national park sites — and that the Mississippi River basin is the area receiving closest attention.

He said, "Most of our national parks are concentrated in mountain sections. We need to preserve areas along our rivers, too so that future Americans always can see what the great Mississippi looks like in its natural state."

"From a national park view, I'll admit that the Mid-South is one of the more neglected areas in the nation. And it's beautiful. I've been there."

#### Act Now

Charles W. Eliot, professor of landscape architecture at Harvard University, headed the panel. He said, "We must act now to preserve our few remaining open areas. That's one of the most important parts of city planning. The park area surrounding a city determines that city's character."

Fred W. Davis, director of the Memphis and Shelby County Planning Commission, said Memphis has ample open space reserved in its master plan.

"Buy it—or get control some way," was Eliot's advice. Davis said the city does not have the

Turn to Page 2—MEMPHIS



—Press-Scimitar Staff Photo

REU. "Buddy," part Chihuahua and part toy Boston bull, is shown here, reunited with 3-year-old Mike Humphrey after an emotion-packed court hearing.

## Rare Pooch Is Object Of Custody Struggle

### Court Has to Decide Who Gets That Half Chihuahua, Half Boston Bull

By ADA GILKEY, Press-Scimitar Staff Writer

"Buddy," a 4½-pound dog, is back with 3-year-old Mike Humphrey, after a separation of eight months. But 1-year-old Sharon Coleman, daughter of Mr. and Mrs. Thomas Coleman, 2826 LaRose, is going to have a hard time getting used to the idea that "Buddy" is

rarily, sought to get him back on Mike's third birthday Aug. 23, will move him soon to a new apartment on McLean, where dogs are allowed.

Coleman, an employe of Mallory Air Force Depot, his wife and young daughter testified they considered the dog an outright gift. They testified that they had the dog vaccinated and licensed in their name, had it treated for malnutrition, even had a veterinarian give "Buddy" manicures.

Witnesses put on by H. H. McKnight, attorney for the Humphreys, and Richard Keathley, attorney for the Colemans, were equally divided.

"It doesn't stand to reason that my client would have paid \$100 for a dog for his wife and little boy, then give it away," McKnight argued.

#### 'Emotionally Upset'

Coleman admitted that, although he contended the dog was a gift, he offered Humphrey \$50 for it "because my wife had become attached to the dog, has high blood pressure and was emotionally upset over giving up

the side

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# s and Typhoon

## Memphis, Shelby County Problems Aired at Planners' Conference

(Continued From Page 1)

money to buy the land. The panel noted that there are several ways of getting and retaining park areas — and said cities should start using them.

If a city can't buy the land, it was suggested that the city use the power of acquisition to gain an easement to the tract, leaving it in hands of private enterprise until it can be bought and developed.

Or, exercise a "police power"—that is, zone the land, particularly for public use.

Citizens should be encouraged to will their land for park purposes. And if this is done, the property should be tax-exempt while the person is living. Because some people dislike the idea of leaving their land to a governmental agency, societies to accept such offers should be established, said Mrs. Thomas M. Waller, conservation chairman of the Garden Club of America.

Eliot said that when highway engineers come into Memphis to take part of Overton Park, they should be required to replace that part taken—"foot for foot"—in another area of the city. "I'll bet they wouldn't be so anxious to go thru the park then," he said.

### The Delaware Story

In another panel discussion, Memphis-Shelby Planning Director Davis listened carefully while engineers told how they cleaned up the Delaware River. Then Davis said, "That's what we should do with the Wolf River. We can do it too."

Davis said he will suggest to the Planning Commission that the interceptor sewer system being built along the river, be expanded to catch all the pollution now being deposited in the water by industries. Some industries along the river—those closest to downtown Memphis—are using the sewer already.

Extension of the sewer line, plus dredging and other clean-up work—then continual maintenance—will make the Wolf a valuable part of an improved Memphis waterfront, Davis said.

### Now a Scenic Site

Frank J. Bowden, secretary of the Delaware Valley Council, told the conference how the Delaware River—"once too thick to drink and too thin to plow"—was being converted into a scenic recreation site. Also, it's costing cities along the river less money to purify it for drinking, he said.

Davis said the Memphis problem is compounded by a rapidly fluctuating level of water in the Wolf. "But that doesn't mean we can't make the river an asset rather than the big stink it is now," he said.

About the plan to divert the Wolf thru Mud Island and into the Mississippi above Memphis, Davis said:

"I've never liked that plan. We just thought that if we did it, some of the smell would go away from the city. But we should have the Wolf—a nice, clean Wolf River—flowing into the Mississippi right where it does now—at the doorstep to Memphis."

### Memphians Express Their Views

The question of "police power"—using laws to control land use—is being raised seriously at the National Citizens Planning Conference.

Most of the delegates feel new law is necessary to protect the public's interest.

William Finley, director of the National Capital Planning Commission, said that cities planning their future must start zoning areas for public use—schools, parks and playgrounds.

Attorneys have argued such laws would be unconstitutional—depriving a person of use of his land.

When a developer wants his tract approved by a Planning Commission, he should be required to dedicate large areas of that tract for public use, Finley said.

"That means he couldn't build on that land for, lets say, five years. Then the city could decide if it wanted to buy the tract. If not, it could be turned back to the developer for his use," Finley said.

Finley said he was making the suggestion because most cities find themselves unable to buy now the land they will need in the future.

Robert W. Pharr, attorney for the Memphis and Shelby County Planning Commission, who was on the panel discussing zoning, took exception to Finley's remarks, expressing the legal view.

"The law is plain on this subject," Pharr said. "You can't go that far in telling a man what to do with his land."

Charles W. Eliot, professor of landscape architecture at Harvard University, said, "Why not? We zone for business and industry. Why can't we start zoning for parks and playgrounds? It's the same principle."

Fred W. Davis, director of the Memphis and Shelby County Planning Commission said, "This is the kind of trouble we've been running into outside White-

haven. We wanted to reserve some large tracts in proposed developments between Whitehaven and the Mississippi line for school use. We couldn't buy the land. But the developer refused to go along with us. We either had to buy the land then, or he was going to develop it."

Finley noted the developer wouldn't lose in the deal. "The value of his land surrounding the proposed school site would be increased," he said.

Pharr said the Memphis and Shelby Planning Commission is studying a map-streets law which would require property owners to observe a large setback for buildings on their land.

Then, when the city decides that the road along the tract should be widened, the city would have the right to buy the citizen's land and convert it into roadway.

### Calls for Council To Serve Nation

The man credited with planning modern Philadelphia, Albert M. Greenfield, has called for establishment of a council of national city development organizations to plan and finance urban renewal projects thruout the country.

Greenfield said: "This council would serve as a clearing house for planning information based on methods and practices of the various planning conferences and commissions thruout the country."

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