

The Suburbanite

DEVOTED TO THE PROMOTION OF SUBURBAN LIFE—AND THE INTERESTS OF SUBURBANITES

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Bungalows at Mardean, Atlantic Highlands, N. J.

Bungalows—Their Vogue

By FREDERICK FIELDING

A Type for Suburbs
Shore and Country



THE day of the bungalow has come to stay, although its vogue is by no means a new arrival. A dozen years ago, its very novelty in this country might have warranted its classification as more or less of a fad, yet it is scarcely longer ago that the permanency of the automobile was regarded with quite as much skepticism. To-day, both show the effect of steady, substantial development. In another respect, both share a cardinal characteristic—utility—and it is in that characteristic that the bungalow finds a special claim to consideration. Combine with that comfort and picturesqueness, and the reason for its vogue is apparent.

In no sense is the bungalow an urban house. Not only is the type incongruous with the three, four and five-story dwellings of the larger cities, but property values are prohibitive—an essential consideration when one contemplates the greater ground area which the bungalow must have. In the suburbs the bungalow is in far greater harmony with prevailing types of construction, while land prices are much less a restrictive factor in the reckoning.

As yet, the adaptation of the bungalow, in the strict definition of the word, to the suburbs, its adoption as an all-the-year home, has not passed the experimental stage. While the real bungalow, to-day, is still little more than a country house, a summer abode, many of its salient features have been adapted to other designs that prevail in suburban precincts, and the result is a composite or modified type in which, so far as perspective goes, the bungalow characteristics predominate. To such an extent has this practice been carried that buildings, technically no more bungalow than monolithic, have taken the name, and pass in common acceptance as bungalows. Even architects relax professional rigidity in the application of the term, construing it quite as liberally as the lay public—far more so, indeed, than the custom of the craft sanctions in denominating other types. Thus, if one does not quibble over precise interpretations, it may be said that the bungalow has become a prevalent suburban type.

What is really the true bungalow type, as constituted by the original examples, has been lost sight of and very properly so. To adhere rigidly to the original would be little short of absurd



Residence of Mr. Robert Fairbairn, Kimball Avenue, Westfield, N. J.

for the native prototype of distant India lacked many of the perfections of construction and equipment that mark the improved designs among its younger cousins of the Occident. Literally the term means "Bengal house" and its Hindoo derivation from *bangla* is patent. It will be generally agreed that bungalow implies a one-story building, yet this is not invariably borne out in actual details of construction; it is rather the external effect of a one-story structure that is the surer criterion. Strictly speaking, it may be of any shape or size, irrespective of height in stories, but it must have verandas. These have doubtless grown out of the wide, overhanging eaves, which were originally intended to provide shade for the walls and windows. Thus the veranda may be set down as foremost among the bungalow's cardinal principles of construction and not inaptly, as a primary virtue—it is not supposed to have vices—for with increasing dimensions the veranda now serves in summer as the most attractive lounging part of the house, as well as a convenient and informal reception room. In fact, a bungalow that savors of the formal forthwith loses caste, and in the minds of many, its identity as the true bungalow.

In the Far East, the bungalow is always built considerably above the ground—sometimes on stilts and at such elevations in some instances as to necessitate access by high steps or ladders. It is either this, or snakes, but in this country, where the pest of creeping or venomous things is hardly great enough to be called a pest, the

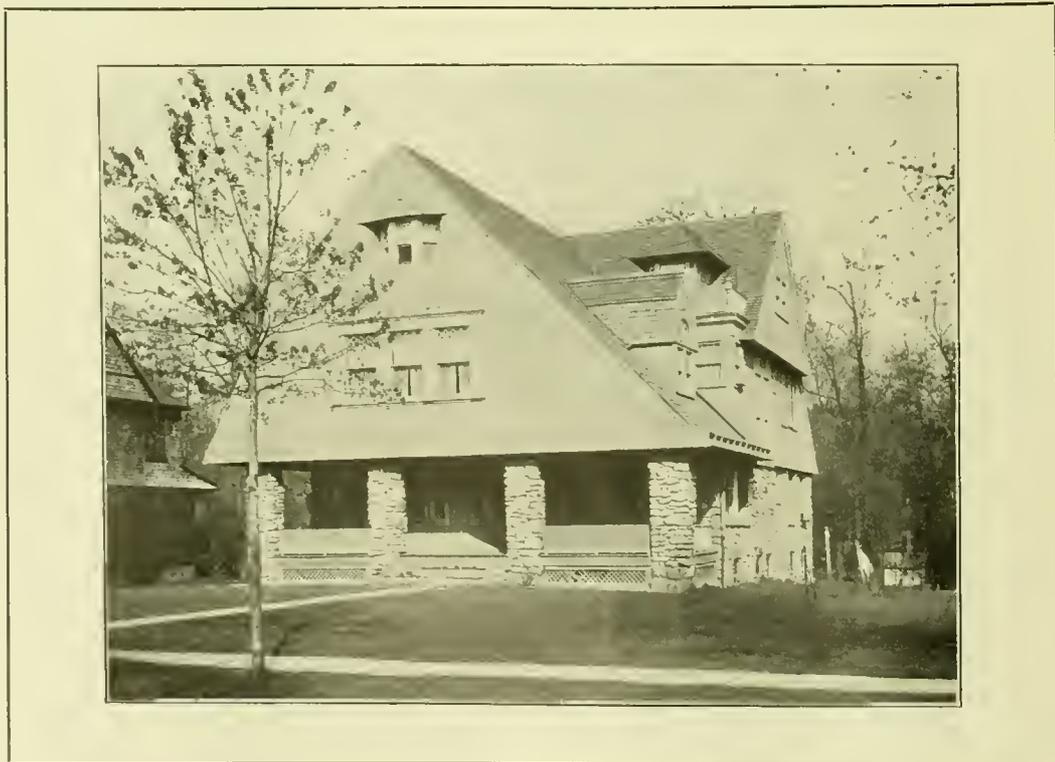
bungalow foundation will rise very little above the ground. It seems to be the general conviction that a bungalow cannot nestle too close to Mother Earth, and herein lies another virtue, if economy of cost must be studied.

In a word, the principal characteristics

of the recognized type of bungalow may be summed up as wide gable roofs that slope down and form a permanent covering of porches, themselves as broad as conditions will permit; interior arrangement of rooms on one floor so that large living and dining rooms may be partitioned off with frame or bamboo screens, or thrown into one spacious apartment; stone or brick chimneys of ample proportions, and dominating all a spirit of informality and simplicity. If there must be ostentation reserve it for the inside rather than apply it to the exterior. Primitiveness is one of the chief charms, a quality as distinct from crudeness as the plain differs from the ornate.

"The most dangerous factor in modern bungalow building," to quote a writer on the subject, "is the tendency to over-ornamentation. It is the old story of overdoing a good thing, and is a tendency that seems almost unavoidable in building. It is always so much easier to string ornaments on to a building than to take them off; yet the solution of the problem—if it be a problem—is not to put them on in the first place! A bungalow practically ceases to be a bungalow when over-ornamented and enriched with costly trimmings, for its very essence is simplicity in and out."

"The bungalow is a simply built house, intended to be simply furnished and adapted to the simple life," is another writer's impression, who continues, "one cannot think of gorgeousness in a bungalow nor of the luxurious life as it is now understood and interpreted. The structural simplicity of the bungalow is, however, one of its most notable characteristics. Few



A "Modified" Type in Cranford, N. J.

modern houses are to-day built without cost; the bungalow is not always the cheapest form of construction, but at least it never speaks its modest cost aloud, for it makes no pretense to be other than what it really is—a simple little house built at as moderate a cost as may be, and used, if you please, and quite naturally, as the abode of persons of simple taste."

Apropos of the question of cost, a bungalow, like every other kind of dwellings, may be built at a large outlay, or it may be kept within a moderate limit of expenditure. It is an exception when a bungalow of great cost is encountered, and then, as a rule, they are elaborations of the true type, so much so in some cases, as to leave little of the lines of the model in evidence. This class are usually found on the mountain and country estates of men of great wealth. It is the bungalow of modest design and moderate cost that stands for the real thing in the way of bungalows.

As in the contemplation of building any type of structure nowadays, the cost of building a bungalow is, naturally, subject to the same conditions as to building materials and labor. And every body who has had the slightest experience in building knows this is a most essential question. That these conditions have greatly changed since the bungalow was a novelty in this country is a matter of the same common knowledge. But conditions notwithstanding, there are certain features of the bungalow tending to economy of material, to say nothing of saving in time of erection, that make for an actual reduction in the relative cost. These same features which sometimes contribute intrinsically to the real bungalow would be anomalous if applied to houses of other conventional types.



W. W. Clarke's Home, Holly St., Cranford, N. J.

When it comes to the matter of designing his proposed house intelligently enough for working drawings, the average would-be home builder confronts a well-nigh impossible situation. It may be a truism, but there are unquestionably more men who who are the architects of their own for-

tunes than are the architects of their homes. They may be able to make a rough outline of a two or three-story house on the back of an envelope and convey a fair idea of their conception of the general plant that should be followed. But as a general rule the relation of one floor to another and the more or less intricate details of superimposed floors, each with its different layout of rooms and adjustment of space, propound too complicated a problem for the uninitiated. The drafting of a crude ground floor plant may prove comparatively easy, but when it comes to tackling the second and the third sections, well, that's where the gulf between the novice and the professional protrudes its wedge.

But take the type of common bungalow and one has a different proposition. It's relatively simple. There are many bungalows to-day that represent the owner's conceptions of design, perhaps perfected technically by architects, but nevertheless the expressions of laymen's ideas. Indeed, no small part of the satisfaction of possession is to have worked out in the abstract the sort of house you want to live in. The architects, the mason and the carpenter will do the rest, unless, perchance, you happen to be a mechanical genius, or an experienced artisan yourself. And then you merely add to the fun, to say nothing of the economical aspect.

Without more than ordinary research and calculation, the prospective bungalow



Joseph M. Dale's Cottage, Eighth Ave., Asbuey Park, N. J.

(Continued on pages 12 and 13)



Upper Tier. Sheriff Clarence Hetrick's, Asbury Park; E. T. Stroub's, Wanamassa; Hemlock Lodge, J. B. Day, Red Bank.

Bungalows—Their Vogue

(Continued from page 7)

builder can figure out approximately the cost of the house his fancy has created, his natural basis being the elasticity of his pocketbook. He will find that such a bungalow as will serve for winter as well as summer occupancy can be built for at least \$2,500. If he wants it for only warm weather use, the cost may be more than cut in half and still be made to produce an ideal home in point of appearance, comfort and utility. But, after all is said and done, it is the local builder who is the best authority on the question of cost. It is the builder, not the architect, or owner who actually puts up the house, and it is his estimates rather than the others' that are most likely to be reliable.

Included in the building plans of a bungalow is naturally the matter of plumbing and drainage. And into this phase of the problem enters very essentially the question of location; especially essential is it if economy of cost is at all imperative. One's base of supplies is apt to be remote, while assistance in case of emergency is not always as

close at hand as a city plumber's shop (particularly in mind). Then proximity to good, clear spring is close by it helps still more.

From the standpoint of picturesque beauty, to choose a site on solid rock, or at the crest of a hill, is more in consonance with the question of drainage is at issue, location for better natural drainage would be preferred.

Roughly reckoned, the cost of adequate plumbing amount to about one-quarter of the entire cost of a bungalow. If bungalows are fitted with bathrooms, it is the most inexpensive outfit than to bathe in the open air—piped to the kitchen and pumped up—shower is better than nothing, and the cost



Some
Types of
Modern
Bungalows
and Their
Owners



Lower Tier. "Ross-Fenton Lodge" on Deal Lake; George W. Bearlsley's, Wanamassa; Rev. Dr. J. G. Mason's, Wanamassa.

bungalow in the real rural sections is par-
ream is a most decided advantage, and if a
re. Thus Nature cheats the plumber, as
the majority of bungalow builders would
a rock-strewn hill. The environment cer-
tary scheme of primitiveness. But if the
sandy soil would be the logical selection,
d, an advantage not to be lightly regarded.
sanitary arrangements in a bungalow will
tlay. While only a small percentage of
r more convenient and comfortable to have
e nearest pool or stream and use that water
household purposes. Even a cold-water
ould be something like twenty-five dollars as

against two hundred or more for a complete bathroom equipment exclusive of kitchen
fixtures and the installation of the latter. Of course, in either case provision must also
be made for sewage disposal. And the best system is the underground system, through
sandy, open soil.

So much for the practical side of the question. The question of beautifying ex-
terior and interior, while perhaps less important, is one that demands at least passing
attention. As to the exterior, particularly with reference to environment, a bungalow
without a garden seems to lack a part almost integral. In the treatment of the gar-
den, no less than in the design of the house, simplicity should be the watchword. Do
not fall into the error of thinking that because the bungalows appeal especially to the
simple life that its immediate surroundings may be overlooked. A garden adds to the
bungalow just as it enhances the perspective of the most pretentious mansion. And
if a garden can be laid out one little thing that helps wonderfully is a picket gate, or
some simple form of swinging barrier, any of which may be set in a vine-covered wall
or shrub-enshrouded fence.

(Continued on page 14)

A House

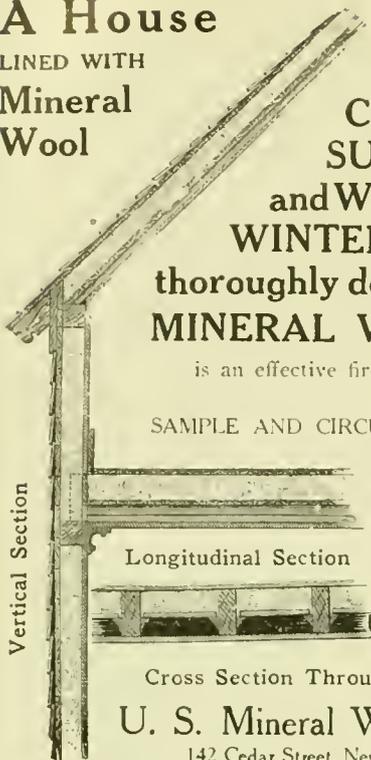
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Suburban Architecture and Construction



PROPOS of portable bungalows, a good story was told the other day by a New York business man, who makes his winter home in one of the suburban towns on the main line of the Jersey Central. He owns some unimproved property in the mountains, admirably situated for a bungalow. Last April, Mrs. Blankerino made up her mind that they must have a bungalow in which to spend their vacation, the approaching summer. "Too late for this year," Mr. B. remonstrated. "Are you sure?" asked Mrs. B. "Great Scott, yes!" Mr. B. affirmed. "It would be Fourth of July before it could be occupied." Mrs. B., however, had done a little investigating on her own hook. "I'll wager we can have one ready early in May," she proposed. "I'll wager we can't," Mr. B. replied, and made the stakes the cost of the outfit, wondering how his better-half would be able to pay the bet, for, of course, she'd lose. Then he promptly dismissed the matter from his mind. The first Sunday in May, Mrs. B. asked Mr. B. to take a trip to Lake ——— to look over the site for the bungalow. They went, and Mr. B. nearly had apoplexy. Instead of bare ground, there stood a bungalow in as finished a state as weeks of construction work would produce. "It cost me nearly \$4,000," Mr. B. subsequently confided to his friends, "but it's a beaut, all right."

larity and will be widely seen among the examples of suburban homes newly erected, or in course of completion. This interesting subject will be the basis of a feature article in a forthcoming number of THE SUBURBANITE.

"A visit to the exhibit of the New Jersey chapter of the American Institute of Architects, held in the Newark Public Library, this month (March)," writes a Union County commutator to THE SUBURBANITE, "was most emphatically worth while. There were displayed more than 200 photographs of large dimensions (exteriors and interiors), drawings, water-color perspectives, and ground floor plans. Of course, there were all kinds of structures depicted, from small residences to churches, office buildings, apartment houses and schools, but I was especially interested in the various types of suburban homes shown. These formed the majority of the exhibits, and among them were many specimens of rare architectural beauty. I can't attempt to enumerate or describe them, but I do want to say that an inspection of the various views appealed to me as an education in itself. I was much impressed by the avid interest with which two young boys scrutinized every picture. Their comments and questions denoted no small grasp of architectural technique, and I experienced much pleasurable satisfaction in sharing my catalogue with these ambitious youths. The incident suggested to me the great benefit that school children may derive from such instructive affairs. Do you not agree with me?"

[We certainly do. We got a great deal of benefit ourselves from that exhibit.—EDITOR.]

There seems to be no disposition on the part of architects, or builders, to regard the adoption of concrete in the light of a passing fad. To judge from the reports of prospective building operations, this material is steadily gaining in popu-

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(Continued from page 13)

As to the interior the same degree of simplicity should govern the selection of furniture, of rugs and draperies that marks the treatment of wall and window trimmings. Columns might be written on the details of this sub-subject, but scarcely more than a word may here be devoted to it. The same watchword, supplemented by the consideration of appropriateness, is the best guide to satisfactory results that we can offer. Remember that furniture of ornate and luxurious pattern in a bungalow would be as discordant as a Sheraton rocker or Chippendale highboy would be ridiculous in a crossing flagman's shanty, or to go to the other extreme, a Mission divan in a Louis XV drawing-room. The same general principle applies to the choice of floor and furniture coverings for the bungalow, and the draping of walls, doors and windows.

Some excellent examples of the true type of bungalows, as found in sections which for the most part are within commutation radius only in the summer and vacation

(Continued on page 17)

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(Continued from page 14)

periods, and the composite type where some one or more salient feature of bungalow lines has been made conspicuous in less remote districts, are shown in the accompanying illustrations. Of the latter class take, for instance, the Westfield residence of Mr. R. A. Fairbairn. It is just as much a two-story house as one built after a porchless, mansard roofed model of the Renaissance school. Yet the broad gable roof with its eaves sweeping over the veranda gives the façade at least a bungalow effect. The same may be said of the Clark home in Cranford, although the "tobaggan" roof has a less acute slope and the eaves are high enough to disclose, in front, the second floor windows. In either instance the idea of attaining the bungalow effect may have been wholly alien to the architect's or owner's intention, still the effect is there.

The experience of the camera man who is responsible for the pictures reproduced on a preceding page is significant. When he struck Cranford, he asked several persons who appeared to belong in the borough, to direct him to a bungalow. One man pointed the way to what turned out to be a splendid specimen of the Colonial type. Another explained where he would find a house that would have looked bungalow like if one story could have been eliminated and the roof tilted about twenty degrees more from its perpendiculars. The third courier escorted the photographer to the Clark house.

"But that is not a genuine bungalow," excepted he of the lense and shutter.

"It ain't, hey?" rejoined the "native," ro'ustly. "Well, that's what everybody calls it, 'round here."

All of which tends to indicate a common disregard for precise and technical definition; a preference, rather, for more general and indefinite classification. Yet, despite this possible heresy, the real bungalow type will be found in the immediate suburban

(Concluded on page 21)

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Easter Parade on Atlantic City's Boardwalk

Atlantic City has fittingly been called the "Queen of All Resorts," but at no time of the year does the term seem so well applied as at Eastertide. Already, the tide of travel toward the celebrated resort is climbing toward its flood, while the week-end rush just before Easter Sunday bids fair to be unprecedented. All through the Lenten period, the popularity of the place has reasserted itself, and now, with the climax so near at hand, the great hotels are preparing for a record influx of Easter visitors.

The event of the year at this famous watering place is the Easter parade, when upwards of 150,000 persons participate in this "promenade of all nations." Only during July and August is there such an immense gathering of pleasure-seeking hosts as throng the splendid esplanade on Easter Sunday.

It is a wonderful institution, this boardwalk of Atlantic City. Forerunner of boardwalks, it is the longest in the world. Its fame has brought thousands from almost every quarter of the earth. It has been described as "a pathway of Paradise in the daytime and an enchanted fairyland at night." There is a tremendous fascination in the ceaseless beating of the surf at its very base, and in the echoing ripple of the receding ebb. With the moon sheen transforming all into a sea of silver, the fairyland analogy is indeed apt. That is one side of the scene. On the other is the glamour of the magnificent hotels, athrob with life and action, the busy bazaars, and the crowded places of amusement. Back of all is a climate that, in itself, is a paramount attraction. Mingling with the invigorating ozone of the ocean is a permeating balm that proclaims the very joy of living.

Bungalows—Their Vogue

(Continued from page 17)

districts, before many months elapse. There are some now, but they are rare. But more are in course of erection, or projected.

Of the many bungalows built for nothing but warm weather tenancy, Asbury Park—in its rustic section bordering beautiful Deal Lake and called Wanamassa—boasts of a goodly collection. One large group forms a sizeable colony while across the lake and nestling in the wildest, wooded setting is the perfect specimen owned by "Charley" Ross, of Ross-Fenton farm and vaudeville fame. The cut on the center pages of this issue conveys some idea of its delightfully picturesque design. Following the style of the old Spanish adobe houses, its walls are built of stucco, its roof is laid with shingles, stained moss green and blending admirably with the green of its garlanding foliage and the creamy yellow tint of the walls. There are rustic porches back and front, the former connected by concrete flagging with a pergola.

The bungalow pictured on the front cover this month is also a gem of its kind. It is on Fifth avenue, in the newly annexed district of Asbury Park, and though farther from Deal Lake than its Wanamassa kinsman, enjoys the same effect of wooded setting.

The portable bungalow is a development of the last few years, resulting very largely from the growing demand for summer homes of this type. While the portable house is hardly a novelty the application of bungalow features to a structure which may be put up and taken down at will has reached a stage of practical and artistic perfection comparatively recently. To-day it constitutes a flourishing phase of bungalow building.

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