

Most Gigantic Irrigation Scheme Ever Inaugurated in the Western States

TWO HUNDRED AND TEN THOUSAND ACRES of arid land to be speedily reclaimed. Irrigation guarantees a Bountiful Harvest Every Year. A domain capable of RICHLY SUPPORTING MORE THAN FIFTY THOUSAND PERSONS. The water will be taken from the Deschutes River at the townsite of

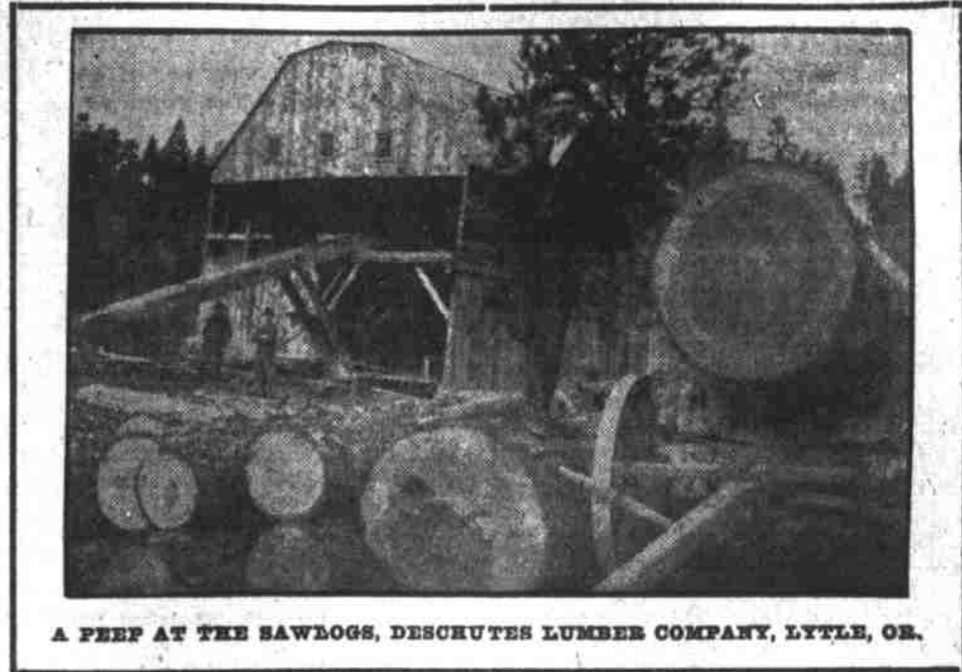


DESCHUTES LUMBER COMPANY'S SAWMILL, LYTLE, OR.

LYTLE

WITHIN A SHORT TIME THE TERMINUS OF THE COLUMBIA SOUTHERN RAILROAD.

THE TOWNSITE OF LYTLE IS SITUATE ON THE DESCHUTES RIVER, 160 MILES FROM PORTLAND BY THE ROUTE OF TRAVEL, BUT NOT NEARLY SO FAR AS THE CROW FLIES. TO REACH LYTLE ONE MUST JOURNEY TO BIGGS, 20 MILES EAST OF THE DALLES, RIDE ON THE COLUMBIA SOUTHERN RAILROAD TO SHANIKO, 71 MILES, AND THENCE 90 MILES BY TEAM TO THE BRIGHT YOUNG CITY SO SOON TO BE THE OFFICIAL TERMINUS OF THE COLUMBIA SOUTHERN RAILROAD, WHICH WILL BE CONSTRUCTED WITHIN THE NEXT EIGHT OR TEN MONTHS.



A PEEP AT THE SAWLOGS, DESCHUTES LUMBER COMPANY, LYTLE, OR.

THE GIANT ENTERPRISE OF ALL

Two Hundred and Ten Thousand Acres to be Reclaimed in Crook County, Beginning at the Townsite of Lytle

The greatest irrigation enterprise ever inaugurated in the west has thoroughly materialized, and within a short time almost a new empire will begin building with Lytle as its head and front. On Saturday, February 13, the daily newspapers were given the particulars leading them to announce that the largest irrigation enterprise in the history of Oregon had been formed by a consolidation of the two conflicting irrigating interests on the Deschutes, at Lytle, in Crook county. The Deschutes Irrigation & Power Company was organized by eastern capitalists who bought out the rights of the Pilot Butte Development Company and the Oregon Irrigation Company.

The capital stock is \$2,500,000. The company filed with the state land board an application for 80,000 acres of arid land under the Carey law, in addition to that already held by the two companies bought out, thus giving the new concern a total of 210,000 acres.

GOING RIGHT AT IT.

"We will have water running in our flumes inside of 60 days," said W. E. Guerin, one of the men behind the new enterprise. "Inside of four months, and possibly in three months, we will have water on 25,000 acres of desert land."

A GOOD PRICE PAID.

The members of the new company presented their applications for the additional 80,000 acres of land. It was already understood that negotiations were pending for the consolidation of the two enterprises already in existence. The board inquired how these negotiations had resulted, and was informed that the Pilot Butte Development Company, of which A. M. Drake was promoter, had been bought out at \$70,000. The Oregon Irrigation Company was bought out at about half that figure.

STATE LAND BOARD PLEASSED.

The members of the state land board expressed satisfaction over this arrangement, saying that they have felt for some time that the irrigation work in the Deschutes country should be undertaken under one management. There had been a contest between the Pilot Butte Company and the Oregon Irrigation Company over certain water rights with the result that not much progress had been made. The members of the state land board had come to the conclusion that not much actual work could be done until the differences had been settled, and this seems to have been accomplished by one new company buying out both of the old concerns.

LARGER AREA TO BE WATERED.

According to the maps and plats filed in the state land office, the new company proposes to go eight miles higher up the Deschutes river for its source of supply, and thus carry its ditch 165 feet higher up the hills, and thereby place at least 100,000 acres more land subject

to irrigation. Large areas that were left out of the former applications by reason of the land being too high, will be below the ditch as laid out by the new company.

TREMENDOUS CANALS.

The magnitude of the enterprise now started may be judged by the size of the main canals. Where the water is taken from the Deschutes river at Lytle the immediate territory is one great lava bed. One flume, taking water from this place will be 30 feet wide by 10 feet deep. Another flume, of the same size, will take water from the Deschutes at Benham Falls, eight miles above Lytle, and convey it in a circuitous course in the direction of Prineville.

LENGTH OF THE CANALS.

The two canals, which will be extensions of the flumes, will carry water sufficient to reclaim the whole 210,000 acres of land. The total length of the main canals will be about 120 miles, while there will be several hundred miles of smaller ditches, carrying the water from the main canal to the several tracts to be reclaimed.

WILL LOOK FOR IMMIGRANTS.

"Our purpose is to employ immigration agents, if necessary, to find settlers for the land thus reclaimed," said J. I. Johnston, who will remain here in Oregon to take charge of the company's business in this state.

"We will form colonies when we can, and induce individual settlers to come. We have taken hold of this enterprise because we believe it can be made a success and we will lose no time in putting that arid land into condition to raise alfalfa and other crops."

THE COST OF RECLAMATION.

"The cost of reclamation, as estimated under the original projects, was \$10 per acre. By carrying our flume and canal at an altitude 165 feet higher, the cost will be increased to \$12 per acre, but a larger area will be reclaimed and the ultimate results will be more satisfactory. That lava bed is very rough, requiring expensive work in cutting out rock and building flumes. That is where most of the additional cost comes in."

WILL COST \$2,500,000.

The total cost of constructing the irrigation system will be about \$2,500,000, but the expenditure of this amount will, of course, be extended over a number of years. Water will be put upon the land just a little faster than it is needed by settlers, so that there will always be land available for settlement. Settlers will secure the land from the state by paying off the company's lien for the cost of reclamation.

The sale of the property of the Pilot Butte Development company does not include the townsite of Lytle, the coming terminus of the Columbia Southern railroad.

THIS BEAUTIFUL TOWNSITE

WILL BE THE FEEDING PLACE OF THE PRINCIPAL ARTERY OF THIS GREAT SYSTEM OF IRRIGATION, AS THE FLUME, 30 FEET WIDE AND 10 FEET DEEP, INTERSECTS THE RIVER WITHIN A FEW RODS OF THE TOWNSITE COMPANY'S SAWMILL. THE MILL OWNERS ARE NOW NEGOTIATING WITH THE COMPANY FOR THE CONTRACT FOR SAWING 1,000,000 FEET OF LUMBER FOR THE IRRIGATION FLUMES. THAT CONTRACT WILL LIKELY BE SETTLED BEFORE THESE WORDS ARE BEFORE THE READER, AND FROM THAT DAY THAT CENTRAL SECTION OF OREGON MAY WELL BE CLASSED AS AMONG THE MOST FAVORED SPOTS ON EARTH. ALL KINDS OF FRUIT WILL GROW THERE IN GREAT ABUNDANCE, AND THE PROLIFIC ALFALFA HAY CROP MAY BE DEPENDED UPON TO YIELD ENORMOUSLY TWO OR THREE CROPS PER YEAR. THE CATTLE, HORSE AND SHEEP RANGES ARE ALREADY AMONG THE GREATEST IN THE COUNTRY, HUNDREDS OF THOUSANDS OF SUCH STOCK BEING MARKETED EVERY YEAR. IT IS A TRUTH, INDEED, THAT NOWHERE ELSE ON THE GLOBE CAN BE FOUND MORE PROMISING LOCATIONS FOR ALL CLASSES OF BUSINESS, AND IT WOULD BE DIFFICULT TO FIND A MORE PLEASING HOME SITE, NO MATTER WHERE THE TRAVELER MAY SEARCH.



THE VILLAGE BAND, LYTLE, OR.

LYTLE

IS A FINELY PLATTED TOWNSITE, OWNED BY A CORPORATION, WHICH HAS TAKEN GREAT PAINS TO LAY THE FOUNDATION FOR A PERFECT CITY OF CONSIDERABLE POPULATION. THE LARGE NUMBER OF SETTLERS SURE TO COME TO THE IMMEDIATE NEIGHBORHOOD WILL REQUIRE ALL LINES OF BUSINESS INSTITUTIONS, INCLUDING WOOLEN FACTORIES, MACHINE SHOPS, FOUNDRY, SASH AND DOOR FACTORIES, ETC. EVERYTHING BELONGING TO OLD SETTLED COMMUNITIES WILL BE REQUIRED HERE.

CHANCES ALMOST GONE

GREAT BUSINESS OPENINGS IN THE UNITED STATES ARE ALMOST GONE. THERE IS NO LONGER ANY "FRONTIER" TO WHICH THE SETTLER CAN GO. THERE ARE SOME "NEW" LOCALITIES LEFT, IN WHICH THE EARLY SETTLER HAS THE ADVANTAGE, AND LYTLE IS ONE OF THE MOST FAVORED OF ALL THESE. THOSE WHO HURRY FORWARD NOW WILL REAP THE HARVEST, AS VALUES OF PROPERTY ARE SURE TO RAPIDLY INCREASE AS THE AREA OF IRRIGATED LAND INCREASES. IF 50,000 PEOPLE INHABIT THESE IRRIGATED ACRES WITHIN THE NEXT FIVE YEARS—AND THERE IS ALMOST A CERTAINTY THAT THIS WILL HAPPEN—THEN LYTLE CITY LOTS NOW SELLING AT FROM \$50 TO \$150 WILL BE READILY DISPOSED OF AT FOUR TIMES THESE PRICES.

NOW IS THE TIME TO GET IN ON THE GROUND FLOOR. "SOME OTHER TIME" IS VERY LIKELY TO BE TOO LATE. SPLENDID SOCIETY, A CULTIVATED CITIZENSHIP, HAPPY AND PROSPEROUS PEOPLE. THIS IS THE PRESENT CONDITION AT LYTLE. WHEN THE CARS SWING INTO THE CITY A FEW MONTHS HENCE THE BAND WILL PLAY AND PRICES OF LOTS WILL AMBLE UPWARD. WHEN 200,000 ACRES OF THIS 210,000 ACRES OF IRRIGATED SOIL GETS TO PRODUCING 30 BUSHEL OF WHEAT TO THE ACRE (AND IT IS MORE LIKELY TO PRODUCE 40 BUSHEL), AND 6,000,000 BUSHEL OF WHEAT IS HARVESTED IN THE NEIGHBORHOOD OF LYTLE, WHICH WILL BE DONE WITHIN THE NEXT FIVE YEARS, THEN THE BAND WILL PLAY AGAIN AND PRICES OF LYTLE LOTS WILL SOAR ONCE MORE. BETTER GET IN BEFORE THE SOARING PROCESS BEGINS. FOR FURTHER INFORMATION ADDRESS THE

LYTLE'S GREAT RESOURCES

More Than Forty Billion Feet of Timber May Be Cut from the Region Tributary to the Town.

A circular letter issued by the Lytle Townsite company several weeks ago, before the large irrigation projects had been consolidated, interestingly describes the place and its resources and environs. Except that all the irrigation companies mentioned are now in one the circular is still as accurate as when it was printed. It says in part:

Lytle, the newest town to be platted on the Deschutes river, is located three-quarters of a mile north of the Bend postoffice.

It is the official southern terminus of the Columbia Southern extension, located at an ideal spot for utilizing the terrific water power of the Deschutes.

With an altitude of 3,500 feet, at the eastern base of the Cascades it has a climate beyond reproach. Zero weather is seldom experienced, and the extreme heat, characteristic of other sections of the state during the summer months, is moderated in this region by the mountain breezes.

Lytle is situated in the center of an immense arid region which is being rapidly reclaimed by irrigation. To the west of the Deschutes river, in the Tumello basin, the Columbia Southern Irrigation company is already at work constructing ditches. State contracts have been signed for the reclamation of 20,000 acres, 10,000 of which will be under irrigation and open to settlement early in the summer of 1903.

On the east side of the river, contiguous to Lytle, the Pilot Butte Development company has segregated an area of 87,000 acres. The state contract, sanctioning this company's project, has been approved by the department of interior, and the work of converting the vast desert region into a garden spot of fertility and productiveness will begin before August of the present year. Smaller companies are working at different points along the river, and the

future of this region, from an agricultural standpoint, is one already made brilliant with actual accomplishments.

THE TIMBER INDUSTRY.

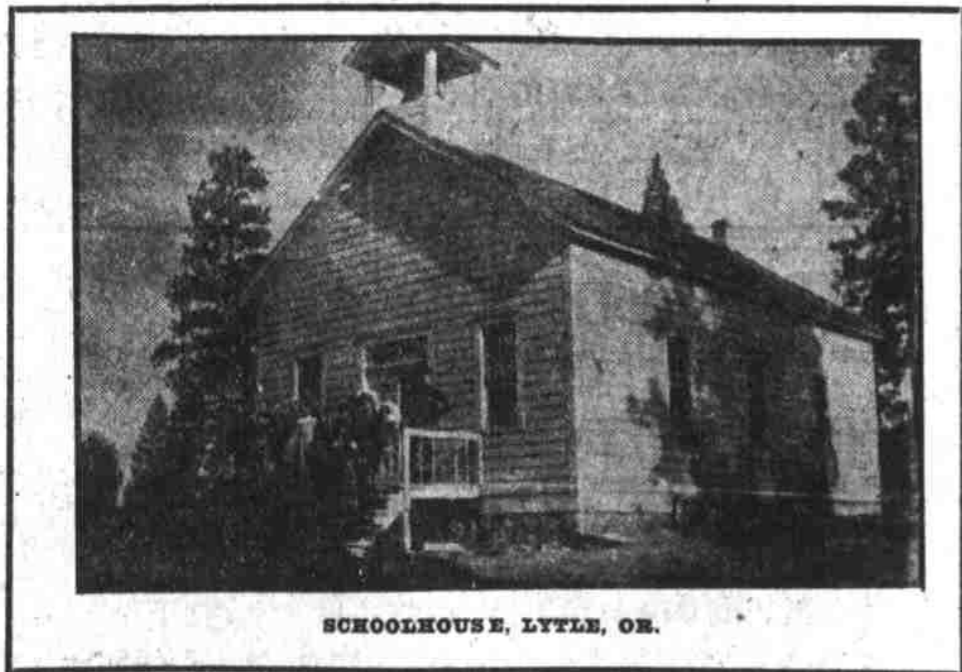
Lytle is the outlet of the vast yellow pine belt which stands tributary to it on the south and east.

THREE MILLION FIVE HUNDRED THOUSAND acres of Oregon's finest grade of yellow pine stand in waiting for conversion into marketable lumber.

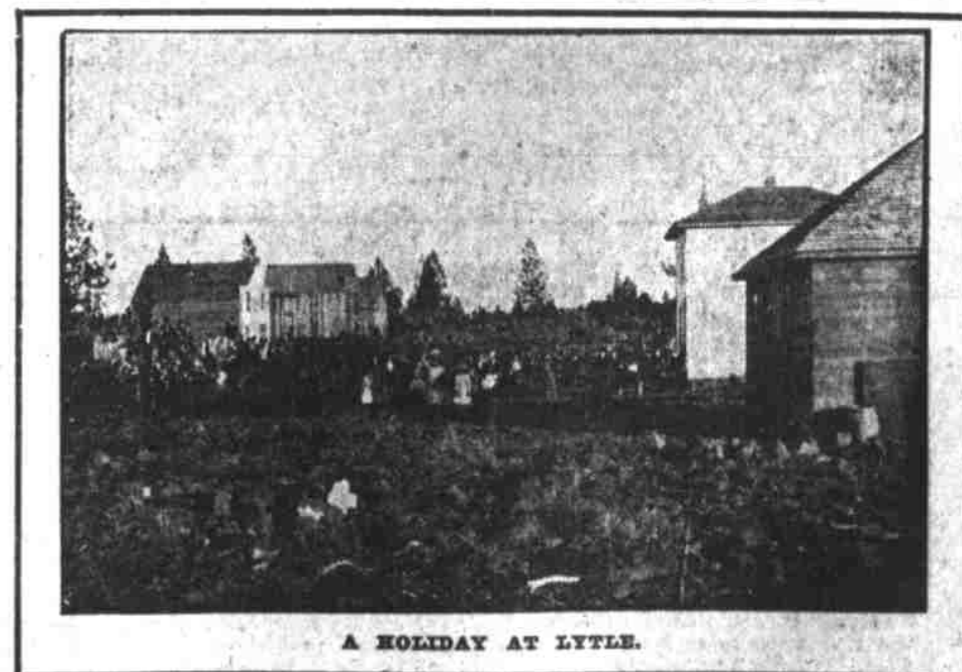
The timber industry, which is just developing in this section, is well worthy of attention, and one which will add its millions of wealth to the town and its community. This timbered area, stretching for miles throughout the entire southern portion of the Deschutes valley, supports a growth of FORTY-TWO BILLION feet. Figuring conservatively that \$4 per thousand will be expended for logging this pine, the sum to be poured out in labor alone reaches astounding proportions.

ONE HUNDRED AND SIXTY-EIGHT MILLION DOLLARS is the least amount at which this figure can be placed! This vast sum will be distributed among the wage earners for a period covering the next 15 or 20 years! Lytle occupies an advantageous position as regards both the timber and agricultural possibilities of this section. Its future is already assured. As a shipping point it will be among the foremost, and with the utilization of the magnificent power of the Deschutes river its industries will be many and diversified.

Probably no point in Oregon offers as great inducements for the establishment of trades and business enterprises as this town, which is backed by millions in timber and agricultural developments, and which holds in its grasp a water power unsurpassed by any other stream west of the Rockies.



SCHOOLHOUSE, LYTLE, OR.



A HOLIDAY AT LYTLE.

LYTLE TOWNSITE COMPANY

Crook County.

Lytle, via Deschutes, Oregon.