

The Hood River Glacier.

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HOOD RIVER, OREGON, THURSDAY, JUNE 22, 1911

NO. 4

Not Until Fortunes Had Been Made

By outsiders investing in Portland property did the old "WISEHAMMERS" realize that they had been flirting with opportunity?

Hood River Valley had the same experience.

Ask any old timer.

Today the same thing is happening at

Mosier View Orchards

We can deliver to you a five-year-old strictly commercial orchard first-class in every respect at a net cost to you of less than you could possibly produce the same orchard if the raw land was

Given You Absolutely Free.

If you doubt the above statement, get wise,

Investigate Our Orchards and Our Proposition as others have done and you will be convinced.

Hood River Orchard Land Co., Owners
(Capital \$500,000)

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Sales Agents.

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Hood River, Oregon

Portland, Oregon

For Sale by Owner

200 acres, 60 acres cleared, 11 acres planted, balance unimproved. Price cheap and easy terms.

J. P. Thomsen

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Land For Sale

I have about 1,000 acres of No. 1 Apple Land, most of it under ditch at prices ranging from \$60 per acre up. In tracts from ten acres up.

J. R. STEELE

Hood River - - - Oregon

\$20 PER ACRE DOWN

Is enough to secure partly cleared first-class apple land in CENTRAL VALE. Balance on easy terms. Permanent water rights with all lands of the CENTRAL ORCHARD CO., in the Heart of Hood River. The five-year-old trees in the Central orchard last fall averaged 1 1/4 boxes. Nearly one-third of our acreage has been sold during the past six weeks.

It is All Good and All Going. You Had Better See It.

Ask C. R. BONE, Pres.,
or J. E. MONTGOMERY

Central Orchard Co.

Phone 161-M
Oak & 3rd Sts

Special Bargains in Land

17 Acres—Uncleared; 1 mile from railroad station, school and stores; all first class apple land; just enough slope for perfect drainage. For one month this can be bought for \$125 an acre. It's a snap.

10 Acres—In Oak Grove district; 9 acres in Spitzenburgs and Newtowns, mostly 2 years old; 3 acres strawberries between trees; 1 acre clover; 4-room cottage, small barn and good well; most attractive location. \$7,000; easy terms.

176 Acre Tract—For subdividing. A money maker. See us about it.

J. H. Heilbronner & Company

The Reliable Dealers Hood River, Ore.

Bargains in Three Flats

Three Bargain in Willow Flat

A. Flat—Forty acres; unimproved; all under irrigation; on good county road; 30 acres first-class orchard land; balance good timber. Four Thousand Dollars, One-Half Cash.

B. Flat—Forty acres a little higher up on the scale, above irrigation; all good orchard land. Ten acres partially cleared; adjoining \$250 land. Four Thousand and Five Hundred Dollars One-Third Cash.

C. Flat—Ten acres all improved; three acres of HOME, three year-year-old trees; balance one-year, except small patch of hay and berries for home use; small house and barn, both new. One of the best pieces in Willow Flat. Six Thousand Dollars, Half Cash.



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Don't Leave the Hood River District

Without Investigating

Mosier Valley Natural advantages for fruit growing unexcelled. Land prices have doubled within the last two years, but are not over half that asked for similar land in other sections. Buy now before the speculators add their profits.

COMMERCIAL CLUB OF MOSIER
MOSIER, OREGON. Six Miles East of Hood River, Oregon

MUNICIPAL SYSTEM NOW ASSURED

CITY AND OWNERS AGREE ON PLAN

Old Plant Will Be Condemned By Eminent Domain Proceedings—Citizens Greet Action with Approval.

As evidenced by the business conducted by the city council at the regular Monday night meeting, the question of the acquisition by the city of the water system recently purchased from the Hood River Power & Light Co. by the Pacific Power & Light Co. reached its last stage when the city fathers decided to accept one of the alternative propositions offered by the owners of the property and proceed to acquire it under the power of eminent domain.

Below is submitted the communication from Vice-President Greiner, of the Pacific Power & Light Co.:

To the Honorable Mayor and the Common Council of the City of Hood River, Hood River, Oregon.

Dear Sirs: Contrary to my statements in our interview of the 16th inst., Pacific Power & Light Co. respectfully offer to sell and convey its entire water works property and system in your city to the City of Hood River at the present reasonable value thereof; such reasonable value to be determined by either of the following methods:

1. By an appraisal to be made by a board of three disinterested arbitrators, one to be appointed by you, one by the Pacific Power & Light Co., and the third to be agreed upon by the two arbitrators so appointed; such arbitrators to be engineers or otherwise familiar with or competent to pass on values of property of this kind.

2. By proceedings under the power of eminent domain brought in the name of the City of Hood River in accordance with the provisions of the statutes of the State of Oregon and the City charter with reference to the appropriation of property for public purposes.

The valuation to be made by either of the above methods shall include the value of all reservoirs, mains, pipes, supplies, real estate used in connection therewith, water rights, and all other rights or emoluments of value to the property now owned or used in connection with the Company's water works system; the Company's offer including the entire water works system with all rights and privileges appurtenant thereto.

In my interview of the 16th inst., I stated that the Company would be willing to sell the above mentioned property for \$48,000, even though the appraisal valuation found by either of the above methods would exceed such sum. After a conference with other executive officers of the Company, it has been decided to reduce this sum to \$42,500, which according to an examination and report recently made by Mr. D. C. Henny, a consulting engineer, represents the actual physical value of water rights, franchises and the value of the business as a going concern.

Mr. Henny's report dated March 3, 1911, showed that in reaching the above valuation he deducted somewhat over \$7,000 of the replacement value of the property for depreciation, and made no allowance whatever, as above stated, for value of water rights, franchises, etc. A separate valuation of the water rights which are offered to the City as part of this system was estimated by Mr. Henny on a conservative basis at \$18,000.

The Pacific Power & Light Co. offers this property to the City of Hood River, as above indicated, at a price considerably below its actual physical value and its present value to the Company, because it desires to assist the people of Hood River in carrying out their frequently desire to own and operate their own water works system.

The Company further recognizes the immediate necessity of the City obtaining a larger and more abundant water supply than is at present available, and it believes that by offering its own property to the City at the reasonable value thereof, the City will be materially assisted in obtaining the relief desired.

If the City prefers to purchase this property at the valuation appraised as above suggested instead of at the Company's cash offer of \$42,500, the Company will do everything possible on its part toward getting such valuation determined as promptly as possible.

Respectfully yours,
Pacific Power & Light Co.
By A. S. Greiner,
Vice-President.

The following is the report of the Fire and Water committee of the council:

Hood River, Oregon, June 19, 1911.
To the Mayor and Common Council of the City of Hood River, Oregon.
Gentlemen: We, your Committee on Fire and Water, have during the past week, been in conference with the present owners of the Water System, with a view of procuring from them some expression of their attitude on the water question as affecting the City's water supply. At the request of your committee, the Pacific Power & Light Company, the present owners of the water plant, have addressed the attached communication to the Council for consideration and in connection with this communication your committee beg to make the following report:

(1) Taking up the propositions offered in this communication in their order, we report that we do not favor the first proposition outlined, for the reason that this method, while generally held forth as equitable in nature, we do not feel would be free from abuse, should the award of arbitrators exceed what has generally been accepted to be the value of the plant; and be that as it may, the last analysis of this method means that one man practically fixes the award, which we do not feel to be proper in this case.

(2) We report in favor of the second proposition outlined in the Water Company's offer; that is, for the City to proceed to condemn the plant, with all its fixtures and appurtenances, and have the value assessed by a jury of twelve men, after hearing all the evidence in the case. This would give an award free from suspicion and criticism and one which the citizens of

Hood River might well get behind and support as a practical method of settling a vexed but urgent question. The Company gives every assurance of its willingness to expedite such a proceeding rather than hinder it, and with further assurance on this point, as well as that the case can be tried in Wasco County in the State Circuit Court, we feel that the matter can be disposed of without any unnecessary delay. Your Committee has taken the liberty of discussing this proposition with business men and tax payers in all walks of life, and find that in every instance, it meets with approbation; further, the Company has agreed to fix a maximum price of \$42,500, beyond which the City shall in no instance be required to go, no matter what the award of the jury may be.

We believe this to be a good business proposition for the City, and in this connection we urge that the Council submit the proposition to the people at the earliest possible moment, as the Council should have an expression from them before proceeding to final determination in a matter which will have to be approved ultimately by the tax payers before it can be brought to fruition.

Your committee is pleased to be able to make a report along these lines, as the judgment it offers the most practical solution yet offered of this question, the delay in the settlement of which is materially hindering the progress of the city.

Respectfully submitted,
Chas. T. Early,
H. L. Howe,
J. E. Robertson.

The council referred the report back to the committee and ordered it to proceed along the lines it provided.

Councilman Early, who is chairman of the Fire and Water committee, was heartily applauded when, after calling on any one of the citizens or councilmen to express any objections that might be had against a condemnation proceeding, he said that the long dreamed of municipal water system would soon become a reality. No protest was raised against the provisions of the report of the committee.

The Special Sewer committee reported that its members had investigated the territory through which the proposed sewer for section 7 of district 7 along Columbia street would pass and recommend its construction. The City Recorder was instructed to notify the property holders of the contents of the report.

Recorder Langille reported to the council that two payments had been made to Mrs. Hansberry for the property on the Heights, where the city has planned to construct a reservoir, and that a deed was in the hands of T. D. Tweedy, who would turn it over to the city as soon as the whole of the purchase price was paid. Mr. Langille stated that Mrs. Hansberry desired that interest be paid regularly on the outstanding principal, but that she was willing to wait for payment of the principal until the city was in better financial circumstances.

F. H. Coolidge, representing D. C. Clapp, the owner of the business building located at the corner of Oak and Third streets, addressed the council asking that Mr. Clapp be allowed to build a board sidewalk on a level with the building in order to avoid the inconvenience caused by the excavation recently made necessary when the concrete walk was constructed in front of the building. It is Mr. Clapp's intention to maintain the board walk until the streets are graded. He will then lower his building to the street level. The request was granted by the council.

DUMBLE AND BISHOP ELECTED TO BOARD

The meeting of the voters of school district No. 3, which was perhaps the most largely attended meeting in the history of the district, was called to order Monday afternoon at the Park street school building by President Geo. R. Castner, who thanked the patrons of the schools for their hearty cooperation during the term of the school board. Mr. Castner stated that the school district was in good financial shape. Leaving aside the bonded debt, he said the district owed no money. If the members of the board had made any mistakes during their term they were unintentional he declared. In closing Mr. Castner said he thought there were two questions, namely, whether the district should establish a manual training department and whether the term should be extended to ten months, that should receive the consideration of the meeting. Both matters were discussed but no conclusion was reached as to either.

Dr. H. L. Dumble was nominated to take the position of Mr. Castner, the retiring member of the board this year, and unanimously elected. A. W. Outhank clerk of the term just ending, and F. A. Bishop were nominated for clerk. A ballot resulted in the election of Mr. Bishop, who received 42 votes, 28 were cast for Mr. Outhank.

THOMPSON AMONG O. A. C. GRADUATES

The Oregon Agricultural College gave diplomas to 132 this week, 3 of whom are graduates of Master of Science and 128 Bachelors of Science, with 1 graduate in music. The bachelors degrees were given graduates of the departments of engineering, 53; agriculture, 22; commerce, 21; domestic science and art, 14; pharmacy, 8; forestry, 5.

Honors were awarded to 13 students, 2 each in the departments of agriculture, civil engineering, mechanical engineering, and commerce, and 1 each in pharmacy, mining, electrical engineering, forestry and domestic science.

Maj. MacAlexander awarded commissions for next year to 49 cadet officers of the regiment, including the colonel, lieutenant colonel, 3 majors, 15 captains, 15 lieutenants and 14 second lieutenants.

Among the students graduating was C. C. Thompson of this county, son of C. D. Thompson, county superintendent of education, who received the degree of Bachelor of Science in the department of Agriculture. Mr. Thompson will establish a nursery here.

Insure your automobile against accident. See Hood River Abstract Co.

Rubber Stamps at the Glacier office.

VALLEY DELIGHTS THOS. W. LAWSON

BUILD FOR ALL TIME IS HIS ADVICE

God Has Loaded Hood River with the Best of His Plenty, Says the Noted Bostonian.

By THOMAS W. LAWSON.

What do I think of Hood River? That's the same question they asked me the other day about Portland, and my answer is the same—the most ideal spot I have ever seen. What gave me the Oregonian my impression of Portland I had been but a week in your marvelous state. Since then I have spent ten days—active days, in Hood River Valley. After a busy business man, and one who students two-legged men, three-eyed women and things, and critters and flowers, has hobby-horsed the world for brain grub for almost half a century, he habits himself to the quick spotting of the past, present, and future of each locality he lights on. Ten days in a new spot means to him a finished course in the study he has laid out for himself.

There are two defects in the study most men—busy men—make of the away-from-home community. They are biased when they start out—they start out wrong. Their bias skews their vision at the beginning of their investigation and their wrong start consists of hooking elbows with the biased men of the community they are studying. Both are natural as well as common defects. I happen to be without either in my look-over of Hood River Valley. A man—a busy man, invades a new community either for the purpose of proving the soundness of his preconceived good idea of it, or for the purpose of busting that idea. In other words the reason for a man—a busy man, being in a new community for investigation is self interest, and he naturally lands right off the reel in the arms of those motivated by self interest—in the arms either of the booster or the knocker. The degraded student of things world-wide, in time habits himself to doing a new community in his own way—the way experience has taught him is the only way to get at the every-day-in-the-year local condition.

When I landed in Hood River your good towns people—your Commercial Club, your bankers, your merchants and your ranchers pointed on me what a heaped basket of that open-handed, open-hearted courtesy which is fast making them famous outside Oregon, and beyond the West and even America; a banquet, a smoke-talk, an endless chain of automobile excursions, etc., etc., but I, like the selfish brute I am, sneaked them all and just poked out by myself. I know now it is with myself when I am near and not a stranger. I just like to show off all our home beauties. I never take him through the back door and by the way of the kitchen to the best room—no, I guess not, it might be wash day, or corned beef-and-cabbage day, and I want to show off cabbage-aroamed wash suds, and yet how essential it is to the stranger on getting the real-conditions-of-the-country bent to actually know whether the native's food is soft soap or Paris ou de violette; whether the fashion is cabbage in Erin-furred brow or blue-hued cold slaw. Human nature's the same the world over, and Hood River is no exception—visitors are welcomed to Hood River with the Welcomer's best bib and tucker, so I just poked by myself for ten days in an effort to find out in my own way if all these marvels of nature and people and conditions—social and dollar-wise—were real, and—well, Hood River like her big city brother, Portland, is in a class all by herself; if I had seen what I had seen during the last ten days, and I were under forty with my future in my hat, never mind whether I were poor, or well to do, I would vote myself a chuckle-headed chump unless I planted that future in the wonderful soil, exquisite climate, most God-like scenery, and superb social conditions which I have found at Hood River during my ten days' poke-about. Indeed it made me sit to think of what I had lost by spending my life back there in the East—and I just love the East at that, and Boston—well, I worship her every crooked street, quaint lane, and moss-covered tradition and habit.

Take my word for it—I mean my word as an expert in such conditions—the coming decade a red-blooded man will be able to garner more of that sort of—by all combination Health, Wealth, and Happiness, in this Oregon paradise, than in any other spot on earth that I know of, and in saying this I have in mind the tremendousness of the say. In my travels I have been asked time and again to lend my voice or pen to the booming of this, that or the other locality, but I have always answered, "My conscience would twang at putting any place on earth ahead of grand old Boston," but at last I am compelled to doff my bonnet to your wondrous advantages.

No, there is not an atom of bias or selfishness behind this boast, for all my home and business and investment interests are in other parts of the world, and I have not—as yet—a dollar investment in Oregon. My statement is merely my simple tribute to truth—my simple tribute to the remarkable conditions I have actually seen and felt, and personally known. In my ten days I have critically looked over your people, cautiously pinched their earnestness, prodded their ambition, analyzed their enthusiasm, and plumbed their faith; I have tramped the orchards of the West Side and the East Side, pawed over the soil of the Lower Valley and the Upper, I have climbed your mountains, and fished your rivers, have butted-in at the children's picnics, and the Indian's pow-wow, and—but what's the use, I can only repeat it is superb, grand, glorious—your future as I see it, and see it plainly. Do I intend to invest—That's hardly a fair question, for they tell me that the produce of the crossing of a bee hive with a cyclone is not dence high to your real estate man once he hits the trail, and I have a suspicion that some of these centipedian dollar-chasers have spotted me in my flutters round one or two particularly juicy looking orchards.

Now that I have answered all your questions and as I may lug away a few

(Continued on Second Page.)