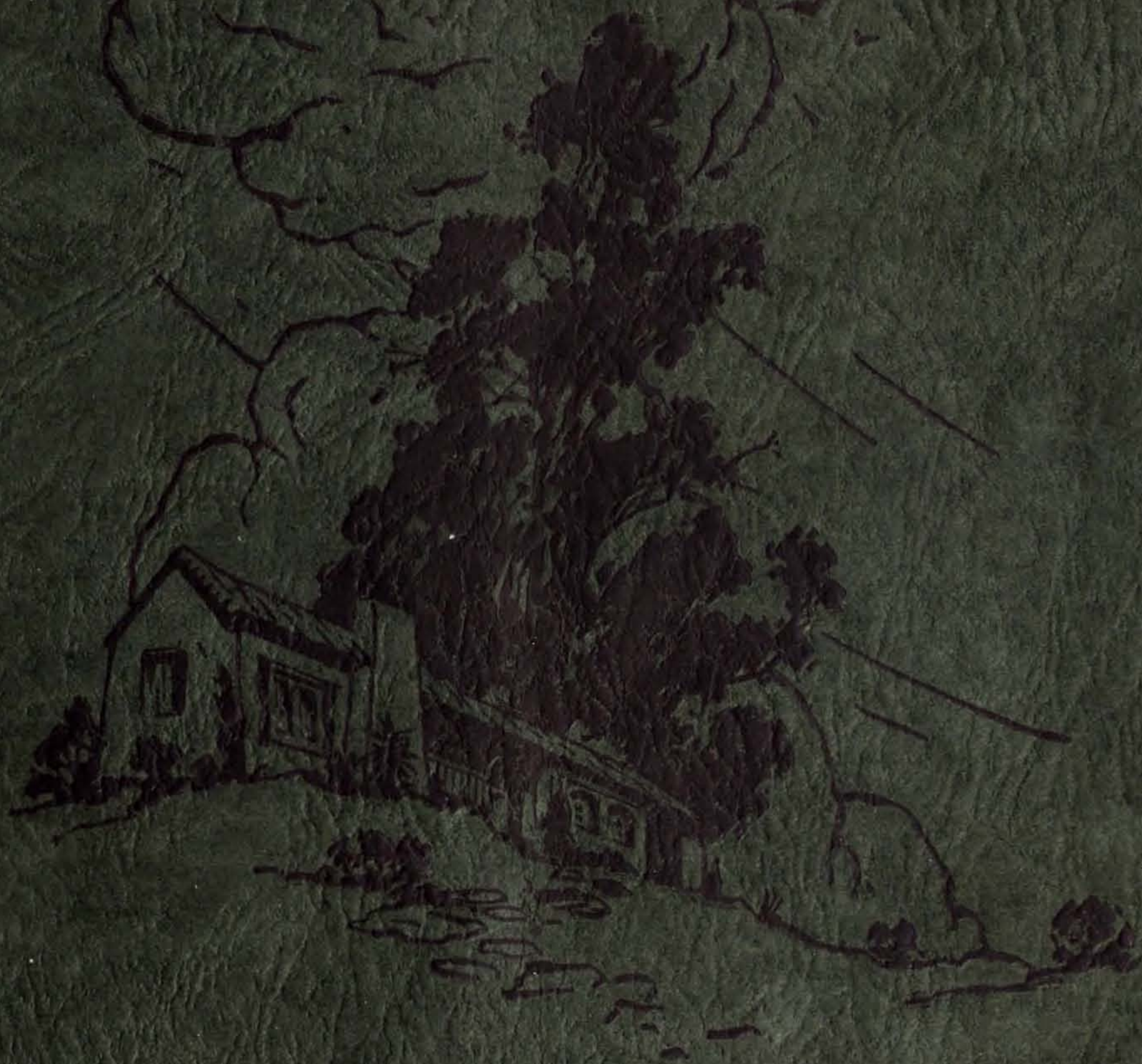


Glendale

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*I Wonder if You Are from
My Old Home Town?*

*THE dawning of each morn, in
Glendale, finds new homes established
in our midst. Each new born day
brings added friends to us, here.*

*How well I remember when I was
a stranger here: how good I felt when
I was met by that kindly spirit of
friendship which bade me welcome and
solicited my acquaintance.*

*If we show ourselves desirous of
becoming a part of the community,
we find our associates, in turn, ready
to receive us graciously and make us
feel at home.*

*We wish you the best of Glendale's
offerings: happiness, prosperity and
contentment.*

Lyman P. Clark

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In Glendale



1926-27

Glendale — Its History and Romance

By R. F. KITTERMAN

Vice-President and Manager Glendale Security Bank

NAPOLEON Bonaparte had not yet emerged from Corsica and the United States was but three years old when Don Jose Maria Verdugo came into possession of the Rancho San Rafael, a munificent grant made by the King of Spain which has since become not only the site of Glendale, but of Garvanza, Highland Park, Eagle Rock, York Valley and Burbank. It was the first grant to be made in Alta California and was one of the largest ever issued during the Spanish occupation. Containing over 36,000 acres, it stretched from the Arroyo Seco to the Rancho Ex-Mission San Fernando.

The general understanding regarding the gift was that it should in no way injure the Mission San Gabriel, that the owner should raise and keep 2,000 head of stock, should build a stone house, and should provide two fanegas of wheat or maize for the general good of the community.

Don Jose Maria raised much stock, turned up a little of his vast earth with a wooden plow, threshed grain by forcing oxen to trample upon it, and winnowed it by tossing it up into the wind. He also raised the inevitable frijoles and red peppers, planted vines and made wine.

During the life of Don Jose Maria and his children, the 'Day of the Don' reached its zenith and passed into history. Doubtless the great Rancho saw its share of romance and glory. Sprawling in the path of travel between Missions San Gabriel and San Fernando along the El Camino Real or King's Highway which ran the length of California and down as far as Mexico City, it witnessed the coming and going of Fray Junipero



Last of the five adobes. Built by the Verdugos on Rancho San Rafael, located in Verdugo Canyon and occupied by the descendents of the family.



The historic old oak at the Verdugo adobe. General Andres Pico made his last camp by this tree before surrendering to Gen. Fremont at Cahuenga Pass in 1847.

Serra and his followers, of light-hearted, irresponsible and roys-tering soldiery, of fleet-footed, long-horned cattle pursued by dashing vaqueros, of heavily-laden, slow-moving pack-trains following winding trails to the tinkling of silvery bells; of solid-wheeled bull-carts, squeaking and groaning as they were dragged over the rocks by sullen, leaden-footed beasts lashed by thongs attached to their horns. It saw the primitive Spanish life at its flood, its rounds of feasts and festivals, its sports and pastimes, its love-making, its quarrels, intrigues and rivalries. And finally, it saw the Treaty of Cahuenga, signed at its very edge, marking the passage of rule from Latin to Anglo-Saxon, and making it American property, in the soil of which thousands yet unborn would settle, take root and rear their roof-trees in tranquil security.

It was in the year 1847, under the large oak tree in front of the old Verdugo Adobe in Verdugo Canyon that Jesus Pico, who had been captured by General John C. Fremont in Salinas Valley, met his brother, Andres Pico and delivered the famous demands for surrender sent by the American General. Following a midnight conference, General Pico advanced his men from their camp in Verdugo Canyon across the valley to Cahuenga Pass and laid down his arms.

had said: "We find ourselves threatened by hordes of Yankee immigrants who have already begun to flock into our country and whose progress we cannot arrest. Already have the wagons of that perfidious people scaled the almost inaccessible summits of the Sierra Nevadas, crossed the entire continent and penetrated the fruitful valley of the Sacramento. What that astonishing people will next undertake I cannot say, but on whatever enterprise they embark, they will be sure to be successful. Already the adventurous voyagers, spreading themselves far and wide over a country which seems to meet their taste, are cultivating farms, establishing vineyards, erecting mills, sawing up lumber and doing a thousand and one things which seem natural to them."

Upon the admission of California into the Union in 1850, Congress realized the necessity of validating the great Spanish and Mexican land grants and created a Land Commission for that

Thus a prophecy made the previous year by Governor Pio Pico was fulfilled. Speaking before the Departmental Assembly which was favorably considering the proposal to annex California to England, he

purpose. By the treaty of Guadalupe Hidalgo which terminated the Mexican war, the United States was bound to respect the property rights of the Californians. However, due to the characteristic 'passada manana' manner of the Spanish few grants were officially recorded and disputes arose over the titles. The hearing before the Commission attracted some of the ablest legal talent in the United States. The fees were large, many attorneys frequently bargaining for half the lands contingent on confirmation.

The first American to own land in what is now Glendale was one of the most brilliant of these pioneer lawyers. Joseph Lancaster Brent came to California in 1851 on a windjammer by way of the Horn from Baltimore, bringing with him the first law library in Southern California. Brent became an outstanding American of his day. Being as good a politician as an attorney, he was elected to the State Legislature shortly after his arrival. Mastering the Spanish language in a very short time, he became a great favorite with the native population and with the Verdugos in particular.

Perhaps it was the soldier in



Picture of the early eighties, showing one of the last sheep herds on Rancho San Rafael.



Four generations of the Verdugo family

both Brent and Verdugo that attracted these men one to the other from their first meeting. Newmark in his "Sixty Years in Southern California" tells of seeing Brent leading Julio Verdugo and his 13 sons to the polls regularly every election day, each with the proper ballot in his hand. It was not an unusual sight to see Julio and some of his sons riding into Los Angeles from Glendale, then known as Verdugo, but on election morning one standing on an Elysian hillside could be certain of counting 14 well-fed bronchos with a Verdugo astride each, clattering down the dusty riverbank road toward the Pueblo to keep the Verdugan engagement with the trusted friend and attorney, Joseph Lancaster Brent.

In 1855, Brent purchased a portion of the Rancho San Rafael, a total of 671 acres along the river, known then and since as the Santa Eulalia Ranch. The purchase price was 4,000 pesos. Two years later Julio Verdugo

traded a tract on the west side of the Rancho, containing over 4,000 acres, to Jonathan R. Scott for the Rancho La Canada of 5,745 acres. Rancho La Canada had been granted to Ygnacio Coronel by Gov. Manuel Michletorena in 1843. When Coronel presented his claim to the Land Commission and the case was carried to the District Court, he engaged Scott and Benjamin Hayes as his attorneys. They won for Coronel and after receiving official confirmation of his title, the noted Spaniard conveyed the entire ranch by deed under date of January 12, 1852, to his attorneys in exchange for professional services during the suit. Hayes sold his interest in Rancho La Canada to Scott on February 12, 1853, for \$2,500, and on the same day Scott gave a mortgage to Don Abel Stearns on the Rancho for \$600 with interest at 2½ per cent a month. The great tract included the present Flintridge, La Canada, Montrose, La Crescenta, Tujunga and Monte Vista.

The sale was

typical of a great many that followed all over Southern California, and especially on Rancho San Rafael. The Verdugos, through the contraction of many debts were forced to sell portions of their land from time to time to satisfy their creditors. Unfortunately deals kept them constantly in court. It was evident that the lawyers justified their exorbitant fees by the ruinous rates of interest they themselves were forced to pay on their own mortgages. But such were the accepted standards of business practice of the times. Titus Fey Cronise, a California contemporary and friend of Bret Harte, summed up general conditions rather accurately when he wrote, "The future of California is very bright and those who have been faithful to her during these years of remarkable vicissitudes and hardships may well rejoice in the prospect. Yet there are some evils and disadvantages which need to be frankly considered. Habits of lavish expenditure, lack of repose in social manners, recklessness in business, undue haste to be rich, want of restraint over the young, too great indifference to the solid essentials of character in public and private, a hard materialism—these are traits which we with all our hearty



Monte Vista Park at west end of the original Rancho La Canada and now a convenient playground for Glendale people.



Presbyterian Church in 1910. The bell in its steeple is the one which is today used in the clock in the tower of the beautiful new \$290,000 Presbyterian Church.

generosity exhibit too frequently."

The result of the conditions on Ranchos San Rafael and La Canada was the "Great Partition" of 1870, one of the most famous land cases in California history. The case was brought by Andrew Glassell, Albert B. Chapman, Prudent Beaudry and O. W. Childs, complainants; against 36 defendants, chief of whom were Fernando Sepulveda, Mrs. Rafaela Verdugo Sepulveda, Francisco P. Ramirez, David Burbank, J. D. Hunter, Geo. H. Howard, V. E. Howard, W. C. B. Richardson, S. G. Mott and Claus Hendrickson. Glassell and Chapman, distinguished members of the bar, conducted the case for their side. They claimed the defendants were either in possession as tenants in common, or else possessed land the boundaries of which had never been accurately determined. The plea was that "all open and valid claims be determined and all void and invalid claims be dissolved and rejected and that a full and complete partition of the land be made according to the rights and interests of the parties entitled to same."

The court decreed that the Rancho should be divided into 31 different parts among 28 different persons. Benjamin Dreyfus of Anaheim was the largest single beneficiary with an award of

York Valley. David Burbank received 4,607 acres. Teodoro and Maria Catalina Verdugo were awarded more than 3,300 acres between them, and Mrs. Rafaela Verdugo Sepulveda received 909 acres. Many other members of the Verdugo family were not nearly as fortunate. O. W. Childs received 371 acres, C. E. Thom 724 acres, Prudent Beaudry 1,702 acres.

The "Great Partition" led the way to the founding of the townsite of Glendale some 15 years later, although of all the participants in the Partition, Captain C. E. Thom was the only one who played an active, personal part in the city's start. Associated most closely with him in the enterprise was his nephew, Judge Erskine M. Ross, who had in the meantime purchased some 1100 acres of Rancho San Rafael. Both men were Southerners, Captain Thom having come overland in '49 with a company of 30 young Virginians who for the most part, like himself, were just out

over 8,000 acres in Eagle Rock and Tropico. He had paid ten cents an acre for this land. Glassell and Chapman were awarded the great Rancho La Canada of 5,745 acres and more than 2,000 acres in Garvanza, Highland Park,

of the State University. Near Sacramento he struggled for gold with them and was one of a few who survived the ravages of typhoid. Later engaging in the practice of law in Sacramento and San Francisco, he was sent to Los Angeles to take testimony before the United States Land Commissioner. Finishing the cases, he remained in Los Angeles and was elected in turn city attorney, district attorney and state senator. Captain Thom's own words eloquently describe the life he found down here in those days. "I came from San Francisco on the propeller Goliath. It was the shape of an egg cut in two lengthwise, and would roll and pitch uncontrollably, not being very particular which end was foremost. She made about seven knots under full steam and was 10 days making the trip. At one place we ran into a kelp bed, the kelp becoming entangled in the blades of the propeller. We were taken off in boats and then it was that I first came in contact with the Spanish hospitality of Southern California. Amid the charm and kindness of the men, beauty of the girls, and the soft delight of the climate, I was like a fly with his feet in molasses when I reached Los Angeles. Here I found legal matters in rather a peculiar state of development. There was very little practice or need of it, outside of



Brand Boulevard and Broadway in 1912. The high-roofed building, the first on the left, was then, and is today, occupied by the pioneer hardware firm of Cornwell & Kelty.



Panorama of Brand and Broadway, taken in 1918.

the criminal branch. Horse stealing was common, for a long time, nothing was thought of it. If a man wanted horses, he was welcome to them—they were so plentiful, and bred so fast. When, after long drought, forage was scarce, horses were driven to a spot near the Dominguez Ranch, not far from San Pedro, and over a steep and high declivity, hundreds thus being destroyed. The road thither was called El Camino de la Muerte, and the round-up was named El Rodeo de la Muerta."

Young Ross, his nephew, found his way across the continent on horseback, arriving in 1868 with \$66.50 in his pocket. Going into his uncle's law office, he met with quick success. Ten years later found him a Justice of the State Supreme Court. Today he is a United States Circuit Judge for this district, having served in high judicial capacity almost continuously since 1879. Such were the two leading spirits of the founding of Glendale.

When Judge Ross built his

home, "Rossmoyne", on Rancho San Rafael in 1883, he found 12 families living amidst orchards in what is now Glendale. These pioneers gathered at the home of Mr. and Mrs. Everett Chase for a day of feasting and thanksgiving on the last Thursday in November, 1883. The dinner was spread out-of-doors and those gathered about the long tables under the pepper trees, aside from the hosts, were the Pattersons, Byrams, Phelons, Ross's, Lindgrens, Fowles, Bissetts, Larkins, Colemans, Fords, Rivers and Crows. The first three families named constituted the first permanent American settlers in Glendale.

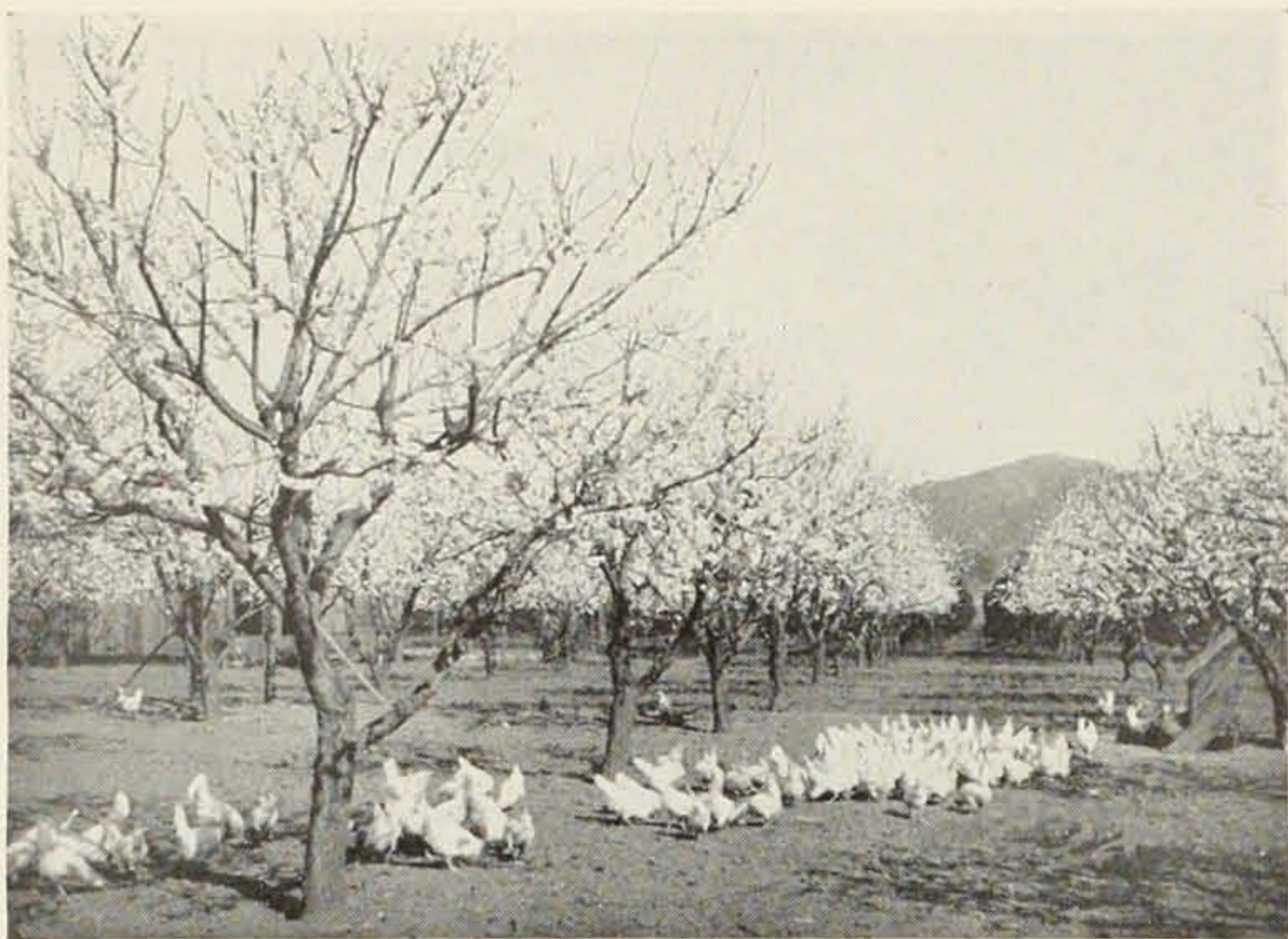
These original thirteen colonizers were followed so rapidly by other families in the early eighties, that some of the largest landowners of the Rancho San Rafael subdivided their lands into 20, 30, 40 and 50 acre ranches. The leading subdividing firm of that day, Wicks, Watts and Wright, promoted the movement. M. L. Wicks was the first great real estate operator

in Southern California. Like Brent, Scott, Thom and Ross, he too was a Southern lawyer, a graduate of the University of Virginia. His memory of the Civil War was that of a barefoot boy reading the bulletins from the front in an obscure Mississippi village. Like the other Southerners he rebuilt the family's lost fortune in Los Angeles and found time for Democratic politics besides. The year before coming to Glendale he had laid out the townsite of Pomona and had opened up Second street, Los Angeles, as a cross-town business thoroughfare.

C. H. Watts had the distinction of being the groom in Pasadena's first wedding, the father of the first white baby boy born there and the only Democrat in that strong Republican community. E. T. Wright was the first one of the latter political color to pioneer in Glendale, although he was not sufficiently partisan to have been barred from the clerkship in the Louisiana State Legislature before coming to California. He was a surveyor



Brand Boulevard and Broadway six years later, showing the Glendale Security building in the center



A fruit grove showing the transformation of the Old Rancho San Rafael under the hands of the Americans.

and his first big contract was to survey Morris' Vineyard at Pico and Main streets, Los Angeles, into a residential subdivision.

Up to the time that the famous boom of 1885-86 struck Rancho San Rafael along with the rest of Southern California, the fifty-foot lot was unknown in the valley. Every home nestled in an orchard or grove. Opposite the present city hall was a three-acre drying field for the peach, apricot, and prune growers. But the boom brought with it the residence and business lot, and subsequently the townsite of Glendale. Captain Thom, Judge Ross, B. F. Paterson, H. J. Crow and E. T. Byram, pooling portions of their orchards in 1887, platted the original townsite, having in the meantime been successful in getting a narrow-gauge dummy-engine line built from Los Angeles. This road later became a branch of the Salt Lake Railroad, and is now the electrified Union Pacific branch into Glendale. A picture taken of Glendale from Edendale less than twenty years ago shows no building standing above the tree-tops in all Glendale except the vacant but proud old Glendale Hotel, built at an expense of \$60,000 by Messrs. Thom, Ross and Crow during the boom, and left high and dry without guests at its sudden collapse.

Although the new town was sufficiently well established by June, 1887, to have a well organized improvement society and to support the weekly Glendale Encinal, it had great difficulty in getting its self-chosen name ac-

cepted. As early as 1883, following the famous Thanksgiving dinner, the orchardists had met at the school house on lower Verdugo Road which served also as a community church, and there discussed and agreed upon a name for the community and the valley. Many names were suggested before a decision was reached, among them Riverdale, Minneapolis, Etheldean and Verdugo. Finally a young lady from Chicago, an artist who loved to paint the hillsides suggested Glendale and the name met with general approval. However, this decision had little influence with outsiders. Mail continued to arrive addressed to Verdugo, California, and in 1886 the government, in establishing a post office for the new townsite in Hollingsworth's general store, called Mason, California.

The county gave the name Sepulveda to the school district. When the Southern Pacific built a depot in 1887, it named it Tropic and the same name was applied to a post office which the gov-

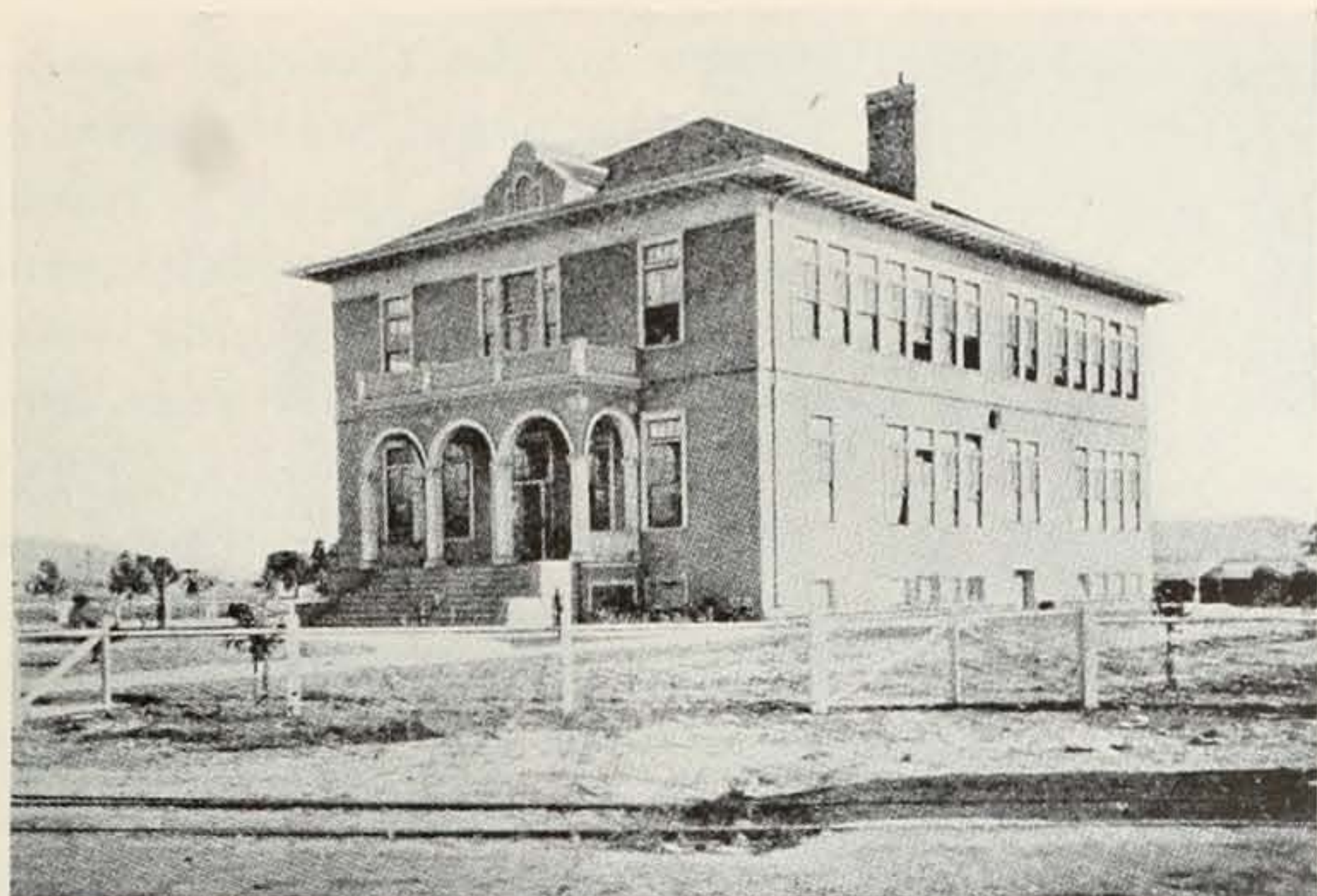
ernment established nearby.

When the name Glendale was officially registered at the county court house as applying to the new townsite, the spirit of unity and general agreement manifested at the school house meeting rapidly dissipated itself. The answer was the second townsite of Tropic. John Erskine, Hezekiah Jarvis and Albion Chandler laid it out near the new Southern Pacific depot. W. C. B. Richardson, owner of Brent's old Santa Eulalia Rancho, fathered the new community by giving the railroad 16 acres from which to select a depot site. He also gave a free site to the Tropic Presbyterian church and the Cerritos Street school.

The two new communities, which were not destined to join again under the original name of Glendale until 1918, had a slow growth at first. They were only fairly well started when the boom broke. This misfortune was followed by national business depression and a succession of dry years. The "lean nineties", as they are called in California history, left the infant towns, by the opening of the twentieth century, at about where they started in the late eighties. Glendale, at the opening of the new century was well described in a paper read by Mrs. Phillip W. Parker before the Tuesday Afternoon Club on



Senior Class of the Glendale Union High School in 1911



Glendale Union High School from 1902 to 1908 standing at the southeast corner of Brand Boulevard and Broadway.



Broadway School was the only grammar school in Glendale in 1902

Charter Day, 1915: "A community of about 300 people, with Glendale Avenue and Third Street (now Wilson) the center. No gas or electric lights, electric irons or electric cars. Not too much water. Only three blocks of cement sidewalk. No private telephones, automobiles, movies, high school or library. There was one church, a livery barn, a blacksmith shop, a meat market and a dummy-engine line by which one could keep in touch with the outside world if one cared to."

In 1902, as money became freer, a fund of \$750 was subscribed to purchase two and a half acres at the southeast corner of Brand Boulevard and Broadway as a site for a high school. It opened with a faculty of two and an enrollment of 28 pupils, graduating four at the end of its first year. The old Farmer's Institute was reorganized and made a real service; while the Berry Growers' Asso-

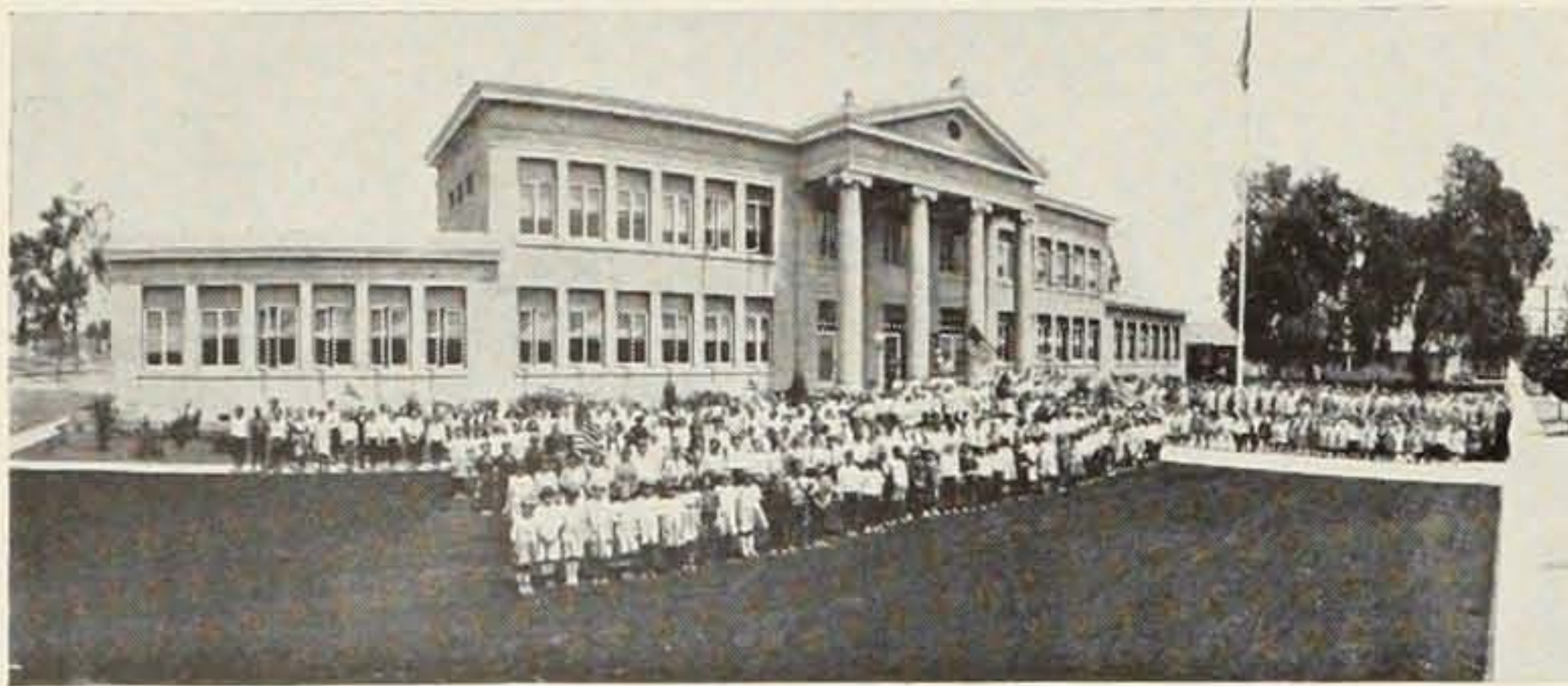
ciation established a market that was soon buying 7,000 crates of strawberries daily. A \$10,000 bond issue built a new Broadway Grammar School. Folders were printed advertising the valley, and so the old boom days were revived. Two years later the Tropico Potteries came, W. C. B. Richardson again being the donor of their site. By 1905 the first brick building appeared with L. C. Brand as its builder. It was to be the nucleus about which grew the new business center of Broadway and Brand Boulevard, and was occupied by the First National Bank as founded in November of that year by Mr. Brand, himself. This same bank, now the Glendale Branch of the Security Trust and Savings Bank, has so grown that today it is housed in the first six-story building erected in Glendale.

This and the subsequent development of Glendale was the result of an historic meeting of

the Glendale Improvement Association held on the evening of March 27, 1903. It was announced that Leslie C. Brand had deposited a certified check for \$10,000 "to be forfeited to the Glendale and Tropico Improvement Associations if an electric road to Los Angeles is not in operation within six months, provided the people of the valley furnish the necessary right-of-way." It proved to be such a big job and so many obstacles were put in the path that at one time there was a total abandonment of the whole plan. In spite of all the vicissitudes, however, on April 6, 1904, an electric car ran out of Los Angeles to its Glendale terminus. On July 1, Tropico celebrated, and on July 2, Glendale celebrated. The old hotel grounds were the scene of a giant Spanish barbecue. Many beeves sputtered in the pits, and many barrels of frijoles were baked for the happy thousands. It



A recent picture of the Glendale Union High School and the student body exclusive of the Freshmen class.



The John Marshall school, formerly known as the Broadway Grammar school, one of the many beautiful school buildings of the city school system.

was a gala occasion. J. C. Sherer was chairman of the day. Among the many speakers were Mr. Brand, Mr. Goode, and Francis Murphy, the noted temperance orator. Mr. Sherer was quoted in the Los Angeles Times as saying: "Yesterday Tropico celebrated and today we celebrate. If I could look into the future with an eye of prophecy I would say that tomorrow Burbank may celebrate and possibly the next day San Fernando, and eventually La Canada. For I cannot believe that the road will stop here while just beyond lies as beautiful a country, just as fertile and populous and like Glendale, waiting an outlet and an electric railway system to tie it to the world."

It was the Pacific Electric system that fulfilled Mr. Sherer's prophecy, for it has tied all of suburban Southern California to the world. In 1906 (the year in which the Glendale Evening News was established as a weekly) Glendale had grown sufficiently large to come at last into official existence. J. C. Sherer and E. D. Goode headed a lively campaign that ended in the community voting on February 7, by 75 to 41, to incorporate as a city of the sixth class. Wilmot Parcher became the first mayor, his fellow trustees being George U. Moyse, (now principal of the Glendale Union High School) Thomas W. Watson, Asa Fanset and James C. Jennings. George W. Woodberry was elected clerk, J. C. Sherer, treasurer, and Orren E. Patterson,

of one reported that during the previous five months 75 new buildings had been erected. In March, bonds for fire-fighting apparatus and equipment were voted. In July of the same year the Glendale Country Club opened on Brand Boulevard and Wilson street, affording a center for much social life and activity. The Glendale News reported that there were 770 houses in the town. "This indicates," it said, "a population of 3500 people and means that we are rapidly outgrowing our country village aspect." However, the News was a little over-enthusiastic, which trait must be forgiven in all boosters, for two years later the government census credited Glendale with only 2757 people. On March 27, 1909, the electric carline to Eagle Rock was opened and a year later the line to Montrose. E. D. Goode was responsible for both lines.

The next several years brought forth many new business establishments. In 1910 the Newton Electric Company opened its doors at its old site on East Broadway. The following year the hardware firm of Cornwell & Kelty was established and soon after the Valley Supply Co., now

marshal. January, 1907 found the town supporting two lumber yards, (one of which was soon purchased by the present Bentley Lumber Company).

The proprietor

known as the Glendale Feed & Fuel Company, was organized. Glendale was growing rapidly and business establishments were constantly opening, keeping pace with the increasing needs of the city.

Thus it has come to pass that the old Rancho San Rafael was to be so opened to settlement by the Pacific Electric system that the government census of 1920 showed Glendale with the greatest percentage of growth for the preceding decade of any city in the United States. The 1920 population of 13,576 was an increase of 394 per cent over the population of 1910. In 1930, we can expect a 600 per cent increase. Glendale can well copyright her official slogan, "The Fastest Growing City in America."

Building permits for 1925 totaled more than \$10,000,000, exceeding those of every other California city of like size. Manufacturing concerns to the number of 70 have sprung up in a segregated industrial district. Where two banks completely served the people in 1905, eight are to be found today, with local deposits of over \$12,000,000. Two of them, as branches of the largest Los Angeles banks, bring hundreds of millions of resources in addition to help finance community development.

A business-like city government, based on the city-manager



The first brick building in Glendale was erected in 1905 near the corner of Brand and Broadway and is now occupied by the Pacific Southwest Bank.



John Steven McGroarty and his "Millionaire Club of Happiness and Contentment".

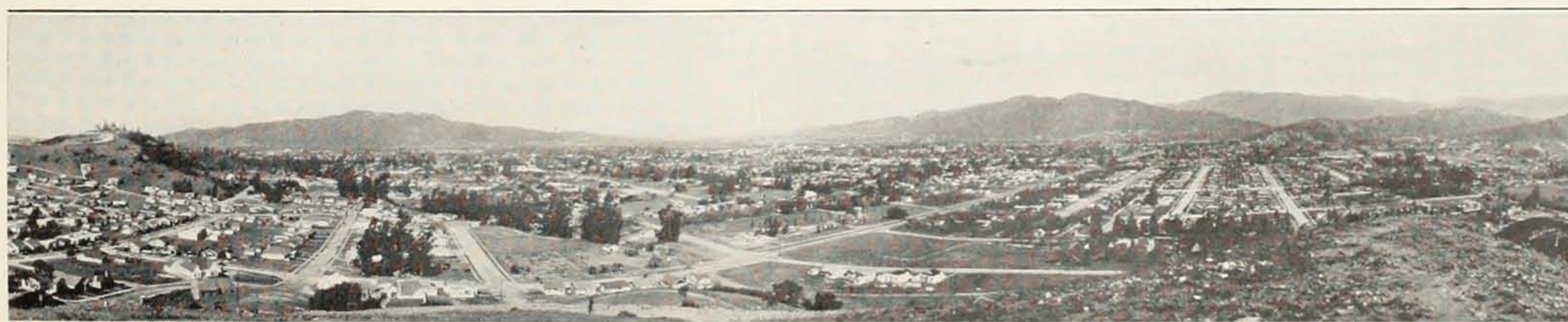
plan, and a live democratic Chamber of Commerce, concern themselves very largely with activities that minister to the finer side of life. Along with the paving of streets has gone the development of play-grounds and inspection of milk. At Patterson Park is a municipal swimming-pool. The town is free of pool halls. A Community Service provides social recreation for the young people under proper supervision. The whole city, in fact, is organized to give the best instincts in humanity the chance and the room for fullest development.

Griffith Park, with its 3,000 acres of natural woodland, zoological gardens, clubhouses, pic-

nic-grounds, bridle-paths drive-ways and golf courses, is but a ten minute drive away. Verdugo Canyon and the Green Verdugo Hills, bounding the city on the north, offer cooling brooks, refreshing shade and enchanting scenery that invite picnicker and hiker. La Canada Valley, with its orange orchards, olive groves and snow-clad mountains is more a part of Glendale than when it, along with Rancho San Rafael, was a part of the great Verdugo family holdings.

John Steven McGroarty, author of California's Mission Play, has written of Glendale, "Printer's type and picture engravings, eloquent though they be, are wholly futile to express

the beauty and wonder of Glendale. Snuggled between the famous Green Verdugo Hills and the great lomas back of Los Angeles, the town was chosen by nature itself, to become a prosperous and beautiful city. Also it was inevitable that Glendale would attract to itself an uncommon citizenship—the best type of American manhood and womanhood. And that the spot where these people dwell, and to which others come in never-ending stream, would be beloved." In these words the Sage of the Green Verdugo Hills tells why the old historic Rancho San Rafael has become filled with "millionaires of happiness and contentment."



Panorama View of Glendale from the Acacia Hills



MODERN GLENDALE

ITS HOME LIFE, BUSINESS AND GOVERNMENT

By J. W. CHARLEVILLE, City Manager

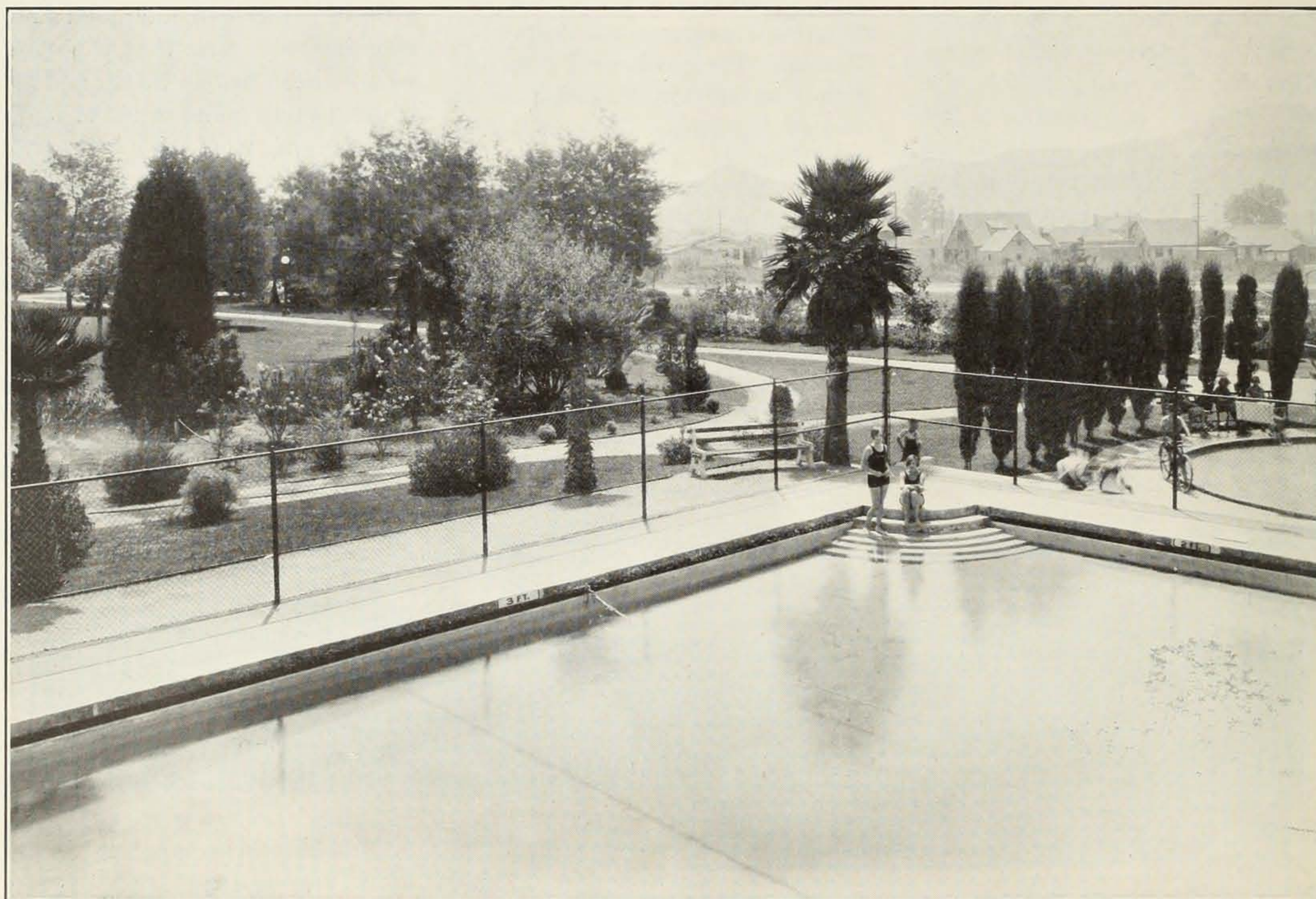
PLANNED for a city of a hundred thousand by men of far vision and unbounded faith, Glendale even now finds herself fast approaching that goal, and in order that the city's future physical structure may be as near perfect as modern art and engineering can make it, one of the foremost American city planners is already engaged in mapping and planning its business and civic area. For

this foresight future generations of Glendalians will approve and applaud the wisdom of their fathers.

Glendale is a successful and notable example of the modern form of city government known as the Council-Manager form which was introduced into a number of the most progressive American cities less than a decade ago. Under its charter the council forms the legislative

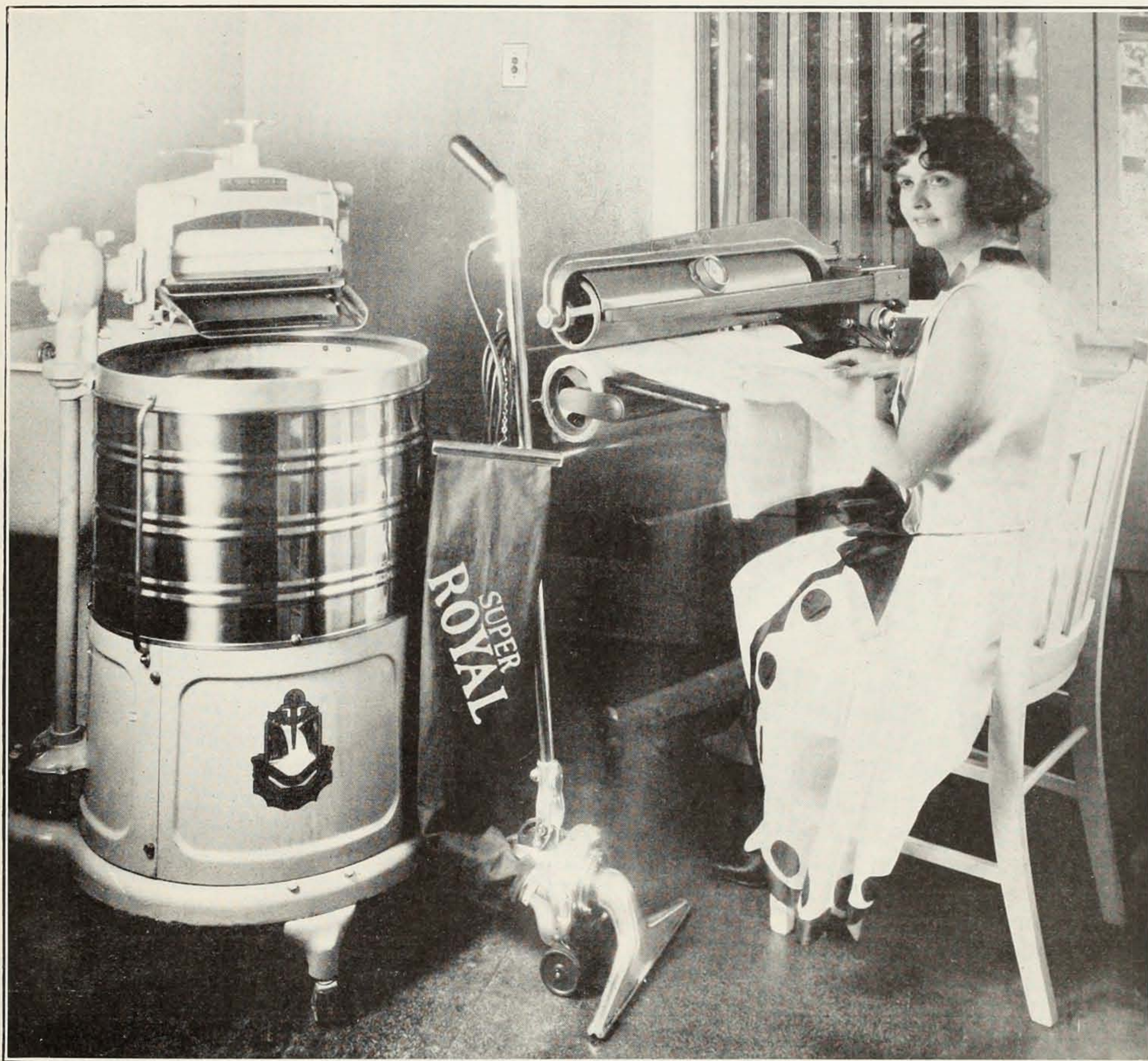
body and the City Manager is the city's chief executive or administrative head.

The area of the city is approximately twenty square miles or a little more than twelve thousand acres. It was incorporated February 16, 1906 with a population of less than 2,000. Glendale at that time required few city employees to carry on its public work, but in the short period of twenty years its civic



A Corner in Fremont Park

It's fun doing my own work with Servants like these!



WHIRLPOOL washes 8 pounds of clothes in 5 minutes and yet with safety, due to the double Whirlpool Action. Requires only 23 inches of floor space.

ROYAL gets all the dirt by air alone, and it's so much more than just a cleaner for your rugs, for it cleans your furniture, walls, automobile, even the bare floors and then polishes them.

UTENCO does ALL your ironing while you sit in an easy, comfortable position, operating it. Electrically heated. Some of our customers say their Utenco saves more of their strength than their washing machine.

Phone for Free Demonstration and Easy Payments

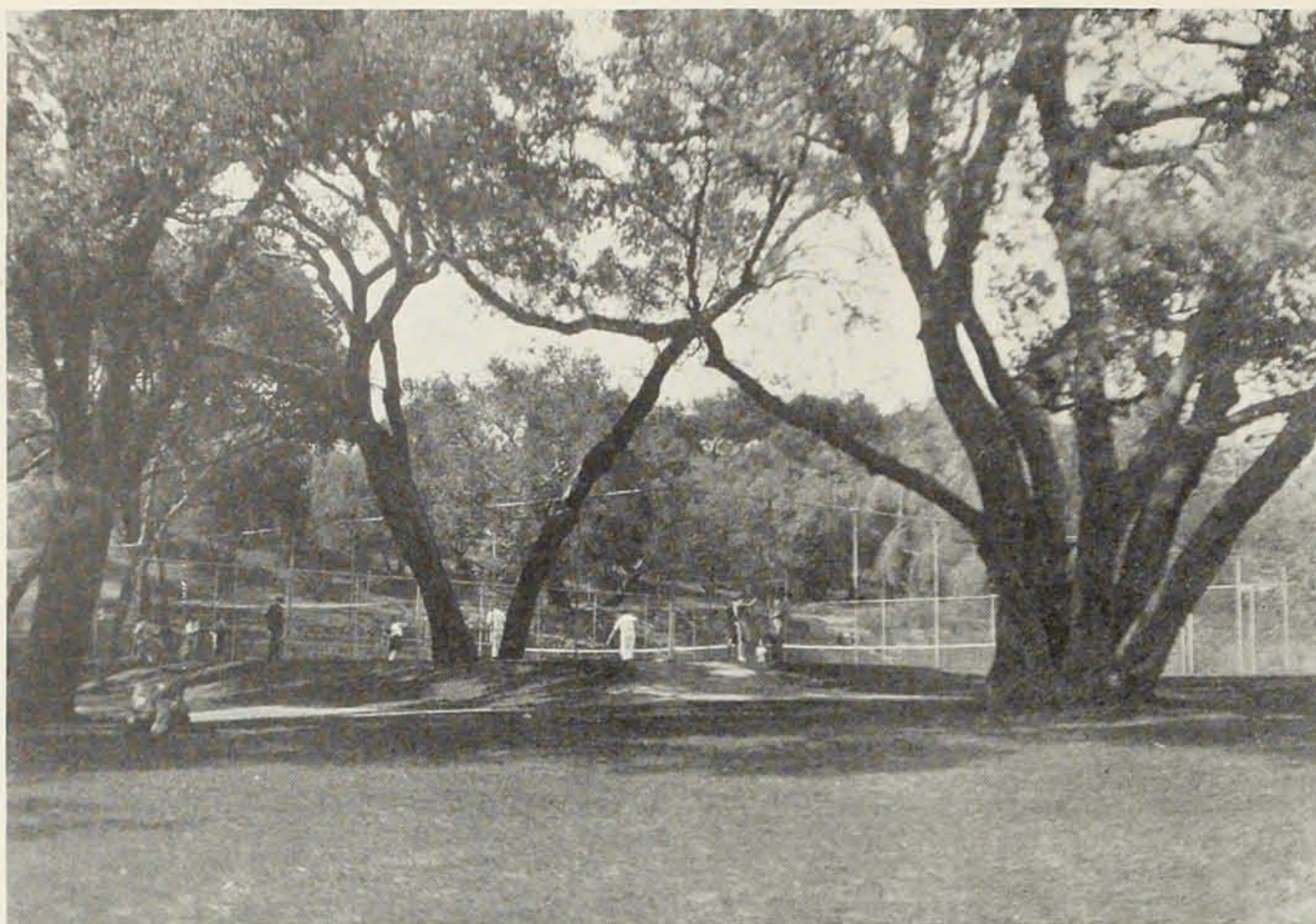
We Repair all makes
of Electric
Home Appliances



154 So. Brand Blvd.
Phone Glen. 240

Electragist

"SINCE 1910 — GLENDALE'S FOREMOST ELECTRIC SHOP"



A view of the tennis courts at Nibley Park

business has reached the point where it is now necessary to employ 510 persons to properly conduct the several departments of the city government.

The City of Glendale owns its own water and light departments, serving the entire area with water and electricity. The water, said to be the finest in Southern California, is secured from a number of deep wells and from a flowing stream in the Verdugo canyon. Electricity is purchased wholesale from the Southern California Edison Co. which corporation operates large hydro-electric plants in the High Sierras. The city distributes the electric current to more than 17,000 meters and water to over 12,800 meters. These departments are so profitable that property owners are not taxed to operate or maintain them as they pay all costs from operating revenue and have created a large reserve fund.

There are 48 men on the police force, and six fire stations with modern motorized equipment, manned by sixty-three men, are at hand.

The Health Department is operating with a full clinic, giving

special emergency service, and a dental unit with a staff of seven is maintained.

All construction in the city is done under municipal inspection, and the building permits issued are excellent indications of the city's growth.

Some of the most fascinating stories ever printed are told in figures and the building permit records for the past seven years

are scheduled below.

1920	\$ 3,137,264
1921	5,099,201
1922	6,305,971
1923	10,047,694
1924	10,175,311
1925	10,224,020
1926 (first 7 months)	6,249,345

Statistics, gathered by State Controller Riley and published in the Los Angeles Times of Sunday, August 8, 1926, credit Glendale with the greatest percentage increase of population in the entire United States. Glendale's population in 1910 was 2,746 and on August 1, 1926 it was 75,296. The statistics quoted and averages made are based on a period dating from 1880 to 1926 and the standing of the several leading cities are given below:

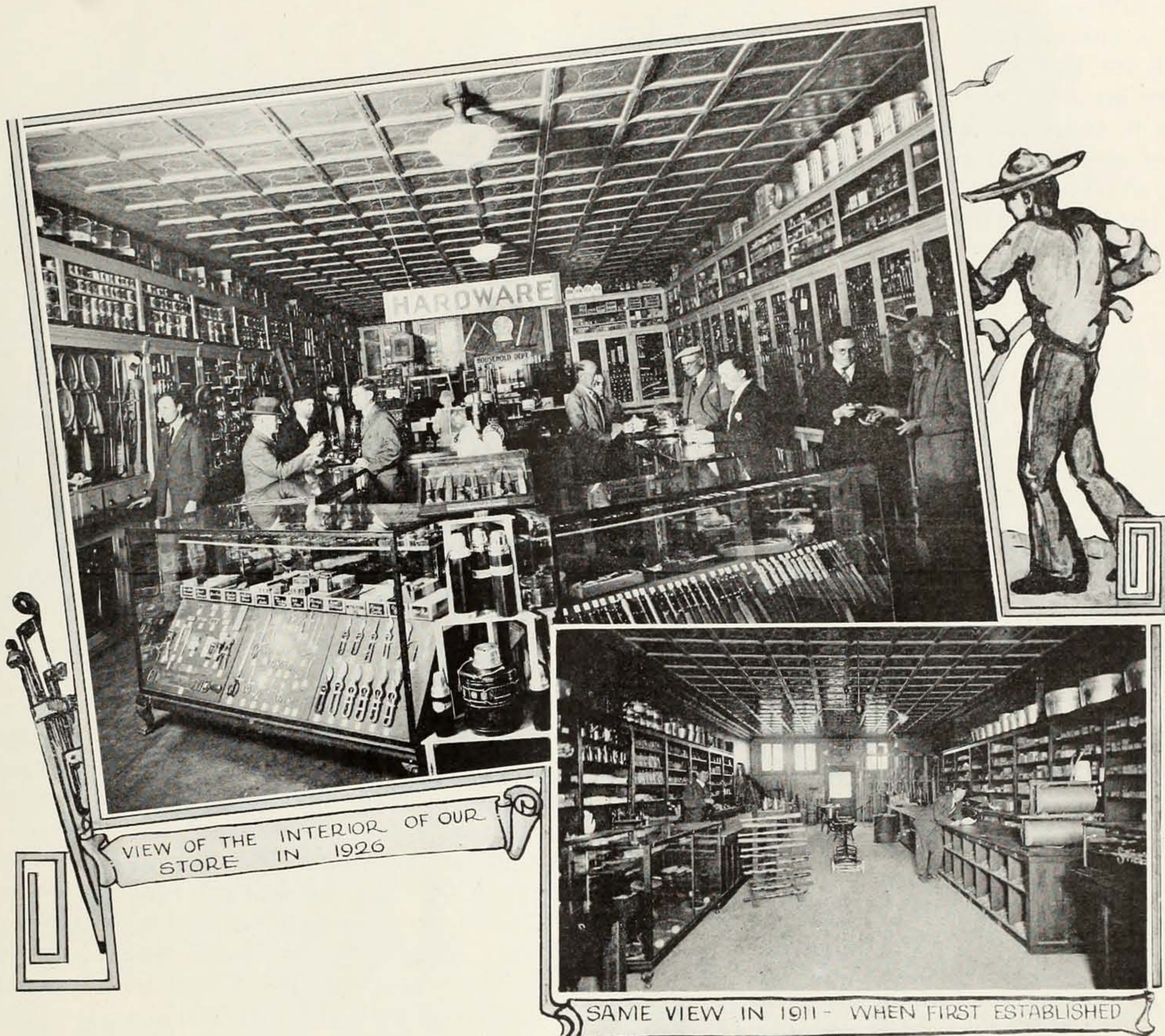
Glendale	536.50 per cent
Long Beach	251.65 per cent
Los Angeles	177.35 per cent
San Diego	136.20 per cent
Santa Monica	131.75 per cent
Pasadena	96.03 per cent
Detroit	62.85 per cent
Cleveland	45.31 per cent
Chicago	42.62 per cent
New York	38.885 per cent
Pittsburg	36.05 per cent

When one considers that Glendale is an all white, all American city the above figures are particularly significant.

The assessed valuation of the



Children's Playground, Nibley Park



Operating 15 years as Glendale's leading dealers in Hardware and Sporting Equipment, Albert Cornwell and Dan Kelty have a distinction which is shared by no other Glendale merchant, consistently serving the demands of discriminating and increasing customers from this location.

HARDWARE,
SPORTING
GOODS
AND
PAINTS

CORNWELL & KELTY

107 So. Brand Blvd., Glendale, Phone Glen. 404

city for 1925-26, exclusive of public utilities, was \$53,984,505, and it is now estimated at \$60,000,000 for the period 1926-27.

There are 172 miles of paved streets in the city and only 28 miles of streets still unpaved.

The city is lighted by 4155 street lamps. Of these 2115 are set in the most modern of ornamental street lighting standards.

Next in importance to a city's water supply is its sewerage system and in Southern California this question is perhaps the most difficult one the cities have to face. Last year at an expenditure of \$1,600,000 Glendale completed its great outfall sewer system which will take proper care of its sewage for all time.

Glendale was among the first cities in California to create and maintain an Industrial and Publicity Department. This department was instituted March 15, 1926, and during the first five months of its existence has aided fourteen industries to find suitable locations in Glendale. This has added 500 new fam-



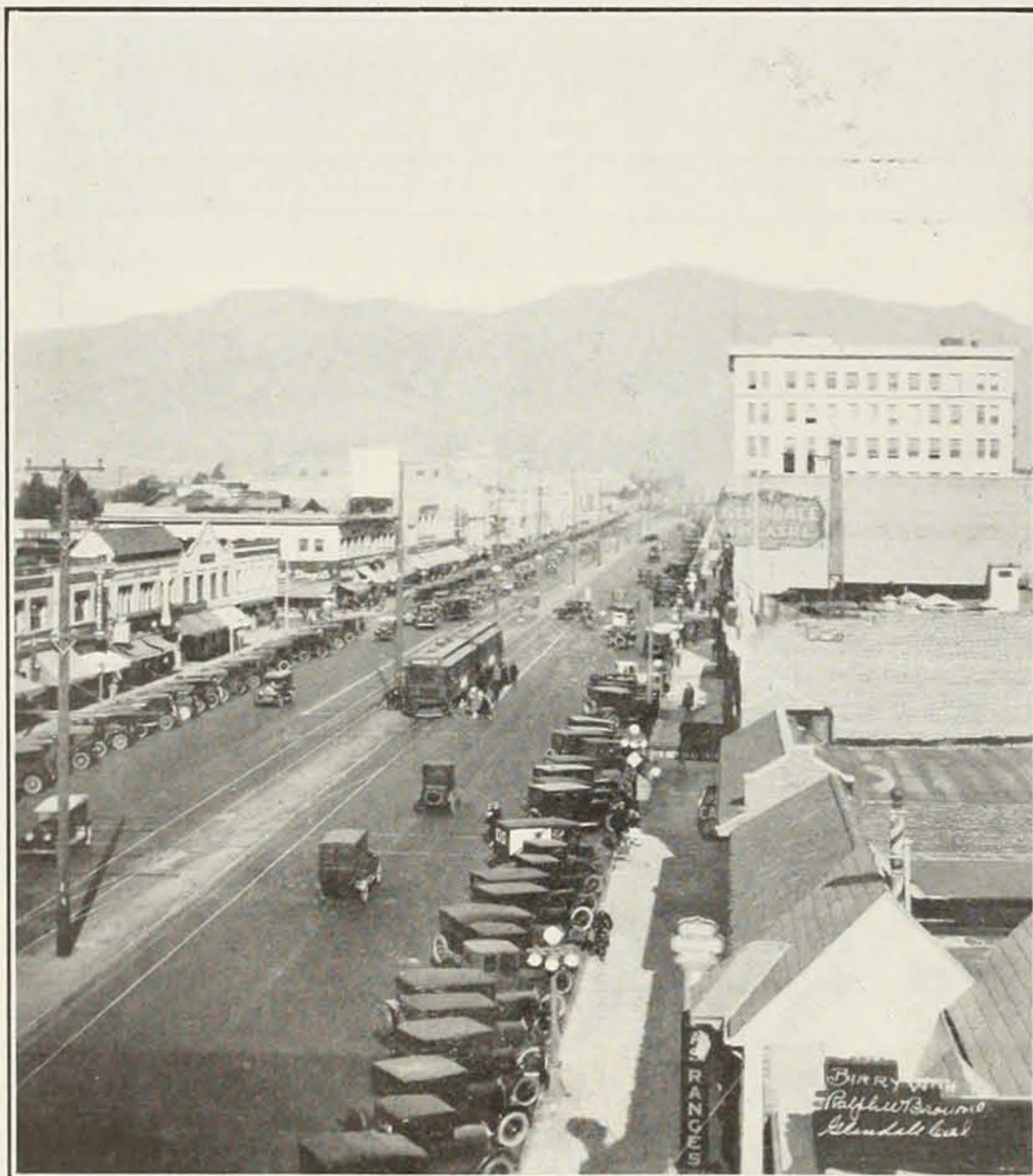
Public Service Department, Glendale City Hall

ilies to the city's population and increased the industrial payrolls by more than \$65,000 monthly.

Keeping pace with the civic and industrial advancement of Glendale, artistic and recreational activities have been developed, directed and encouraged by a municipal department especially organized and maintained for this purpose. This department is supervised by an official of wide experience and special training, assisted by a competent corps. Under this department the city's park and playground system is rapidly developing. A community symphony orchestra, the Community Players, a notable dramatic group, the Easter Sunrise services, the Community Christmas Tree, all receive executive assistance and financial aid from this department. This department is also instrumental in conducting the annual Eisteddfod contests which have been so beneficial to Glendale from both an artistic and publicity standpoint.

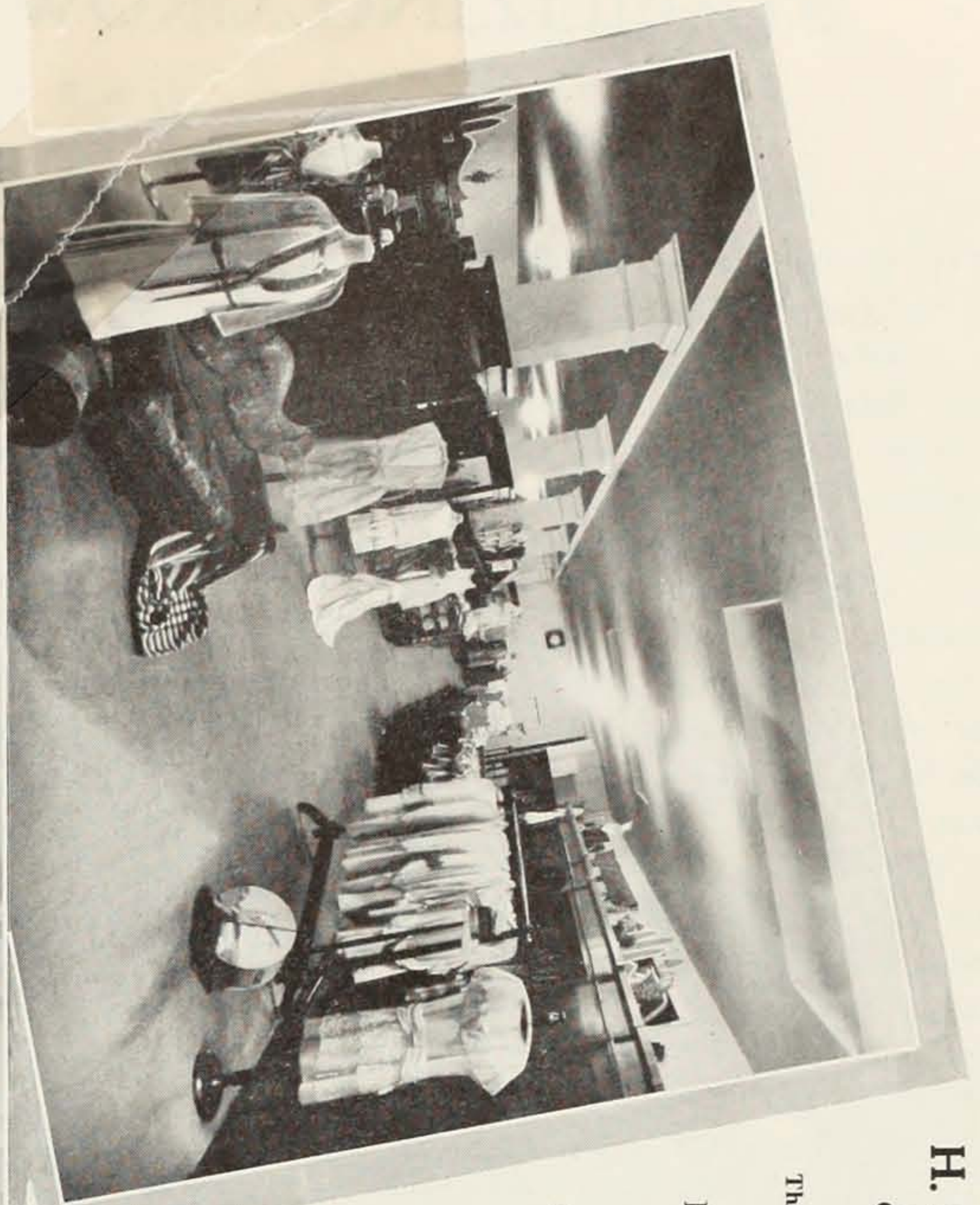
Glendale is a city of balanced prosperity, due largely to its diversified industries. Its labor is 95 per cent white, 75 per cent married, 65 per cent skilled. Nearly half of all skilled and unskilled labor employed in the city own their own homes and 75 per cent live within walking distance of their work. The labor turnover is one per cent at its greatest point.

Perhaps one of the most effective inducements Glendale can offer a prospective citizen or industry is its unsurpassed transportation



Looking north on Brand Boulevard from Harvard Street

(Continued on Page 30)

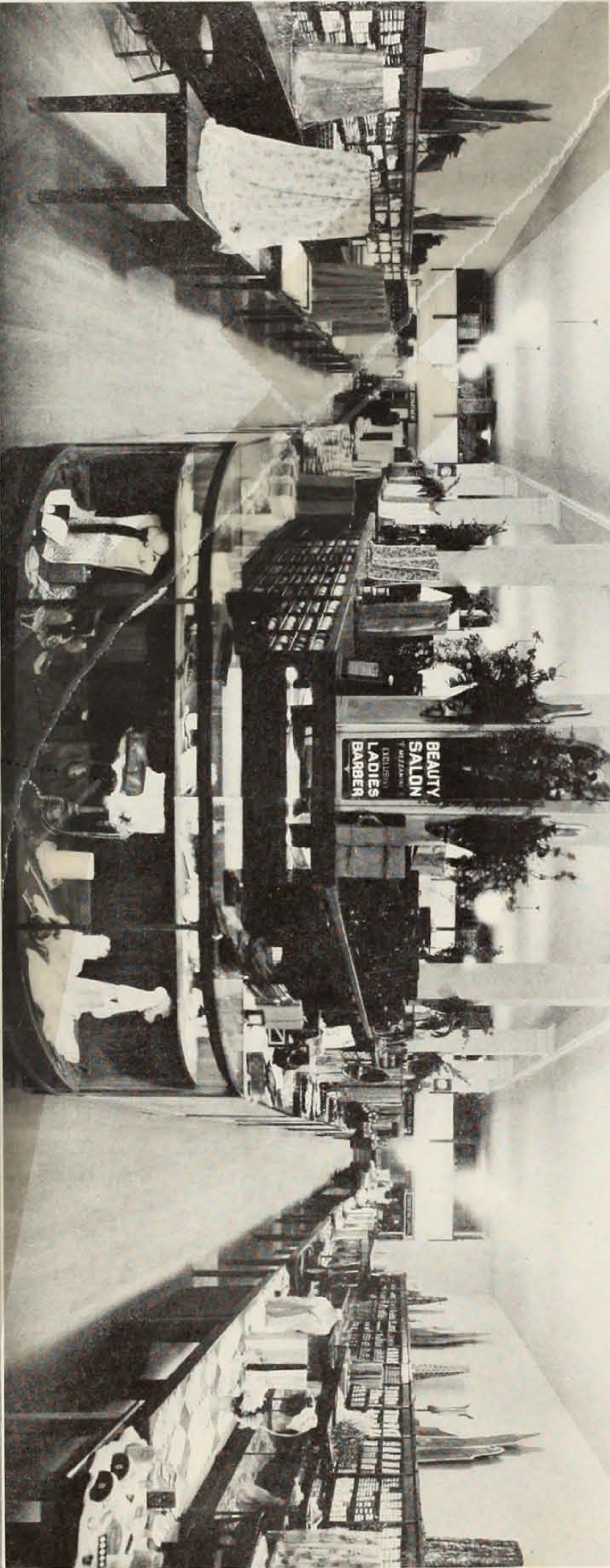
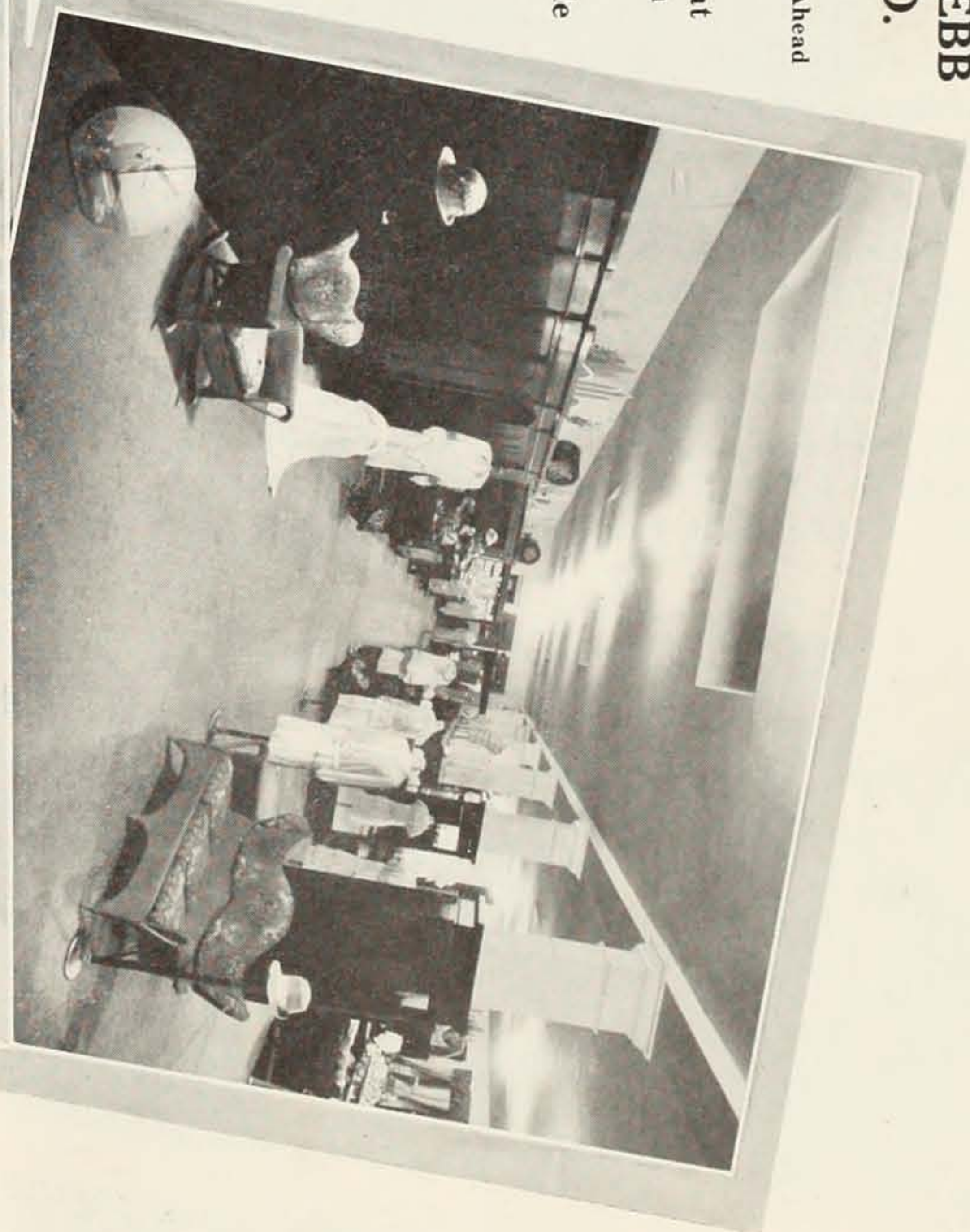


**H. S. WEBB
& CO.**

The Store Ahead

Brand at
Wilson

Glendale
3200



STABILIZING GROWTH IN GLENDALE

By L. E. OLSON

Assistant Manager Pacific Southwest Bank and President of the Board of Education

TO insure the continuous growth of a city or community, the first essential is to make provisions and plans that will meet future needs. In Glendale, California, through the efforts of the Planning Commission, definite progress has been made to provide for the continuous growth of that city. Glendale has benefitted from the experience of its neighboring city, Los Angeles, where approximately \$1,000,000.00 was spent last year for the mere formulation of a possible major traffic plan to eliminate the grave transportation difficulties of the city which were becoming a decided barrier to expansion. The formulation of a plan, after the city has been built, represents a small portion of the expenditure. The real task is to put into effect the system as outlined.

Even though Glendale has a population of seventy-five thousand, we feel that this city is yet in its infancy, and while yet in the plastic state it is our desire to shape its growth with the end in view of providing for the essential needs of a city that has confidence in its future expansion and prosperity.

The building of a city is very much like the building of a business. The first element is foresight and then we must proceed with optimistic ideas in a sound, systematic and economical manner. Industry, commerce and population move very much like a stream, seeking the course of least resistance. Consequently the barrier must be re-



Brand Boulevard, looking south from Wilson Avenue

moved before the needs reach us. We of Glendale realize the value of our natural resources, and with that sense of appreciation in mind, a definite plan is being prepared that will utilize the natural gifts we possess.

One of the leading city-planning engineers of the United States will prepare the plan for Glendale at the nominal cost of \$16,000.00. It is estimated that it will take approximately two years to complete this plan, even though he will have a large number of men working on this project. This plan will include an extensive study of the six major problems that confront this municipality, namely: streets, transit, transportation, public recreation, zoning and civic art.

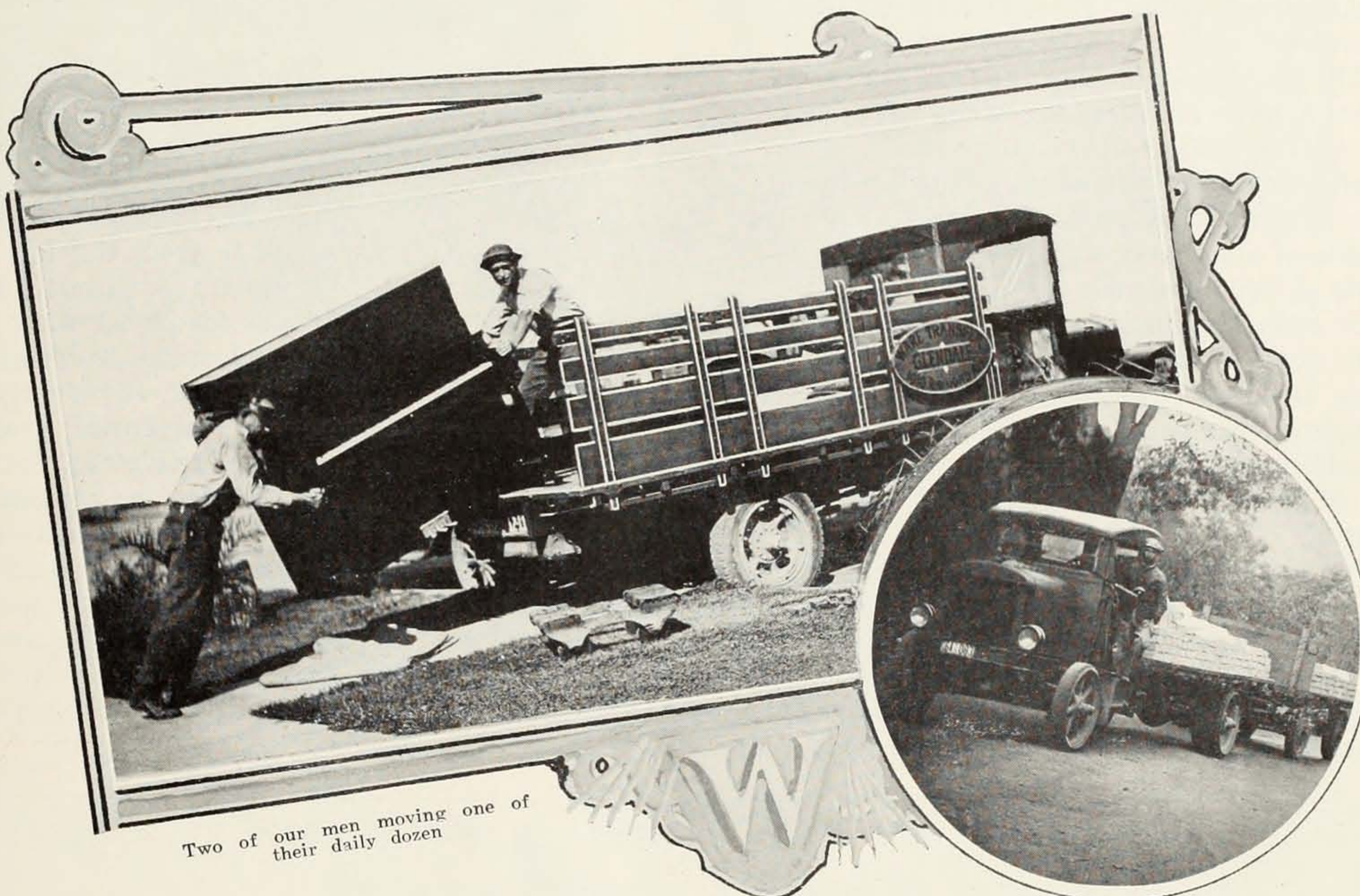
The Glendale streets, through the preparation of the plan, will be divided into three types—main arterial thoroughfares, secondary or cross-town thoroughfares, and minor streets, which are used almost exclusively for local traffic. Attention will be given to the street car and motor bus problem, while the transportation proposition, including passenger traffic, through carload



Type of Spanish house frequently found in Glendale

WARE NOT WEAR

TRUST YOUR MOVING PROJECT WITH US



Two of our men moving one of their daily dozen

View of one of our Fageols on the road to Oceanside.

We are equipped to haul everything that can be hauled by truck. Specially equipped trucks for Piano and Furniture moving

GENERAL HAULING

WARE TRANSFER COMPANY

1010 RAYMOND AVENUE

J. E. WARE
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PHONES: { GLENDALE 358-W
 { GLENDALE 78

R. N. WARE
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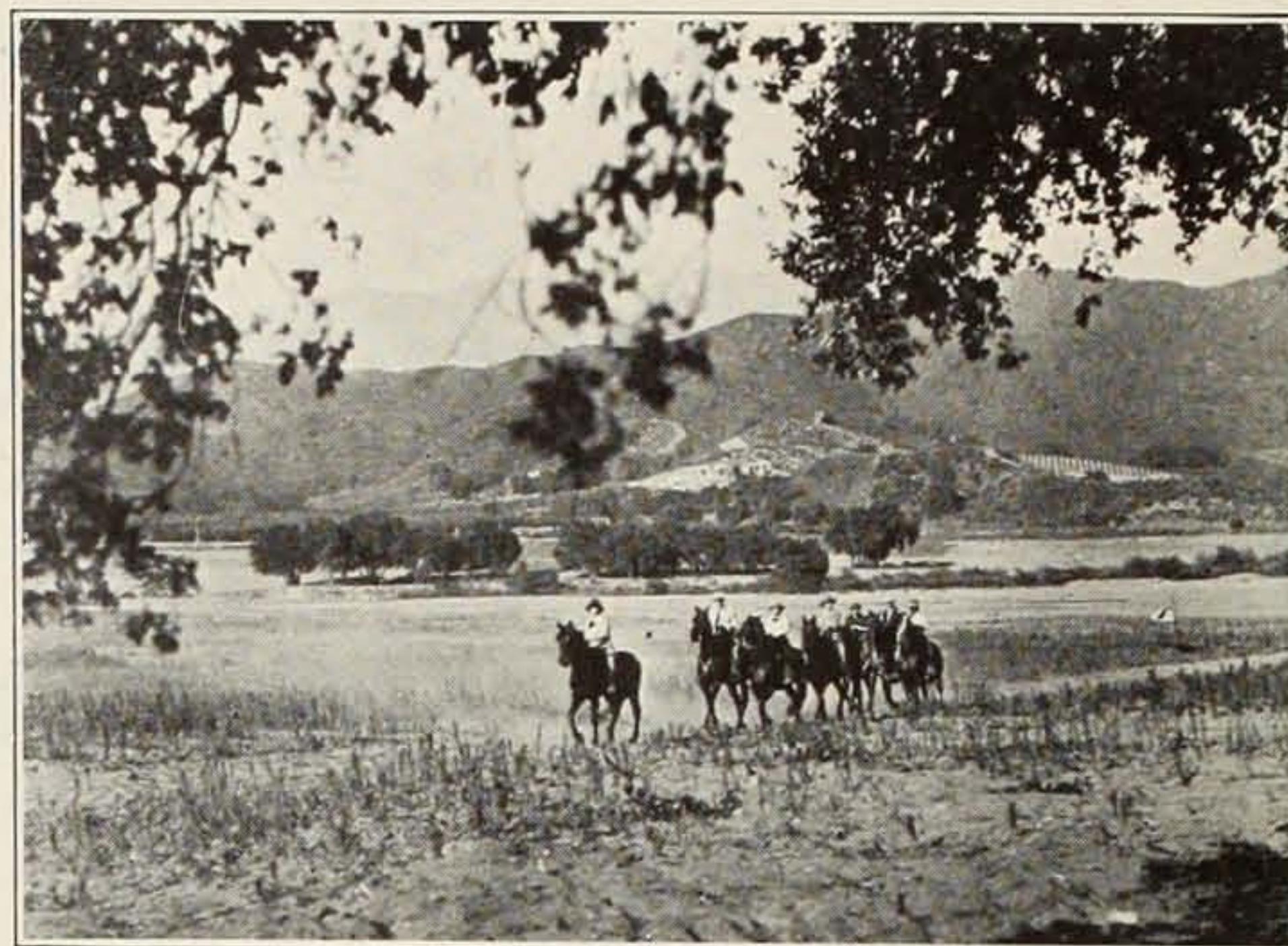
WARE NOT WEAR

business, local carload business and local less than carload business, will be given thorough study.

Playgrounds and recreation will be given careful thought and attention. This study will include consideration of community centers, children's playgrounds, large parks, neighborhood parks, recreation fields and boulevards, outlying parks and reservations.

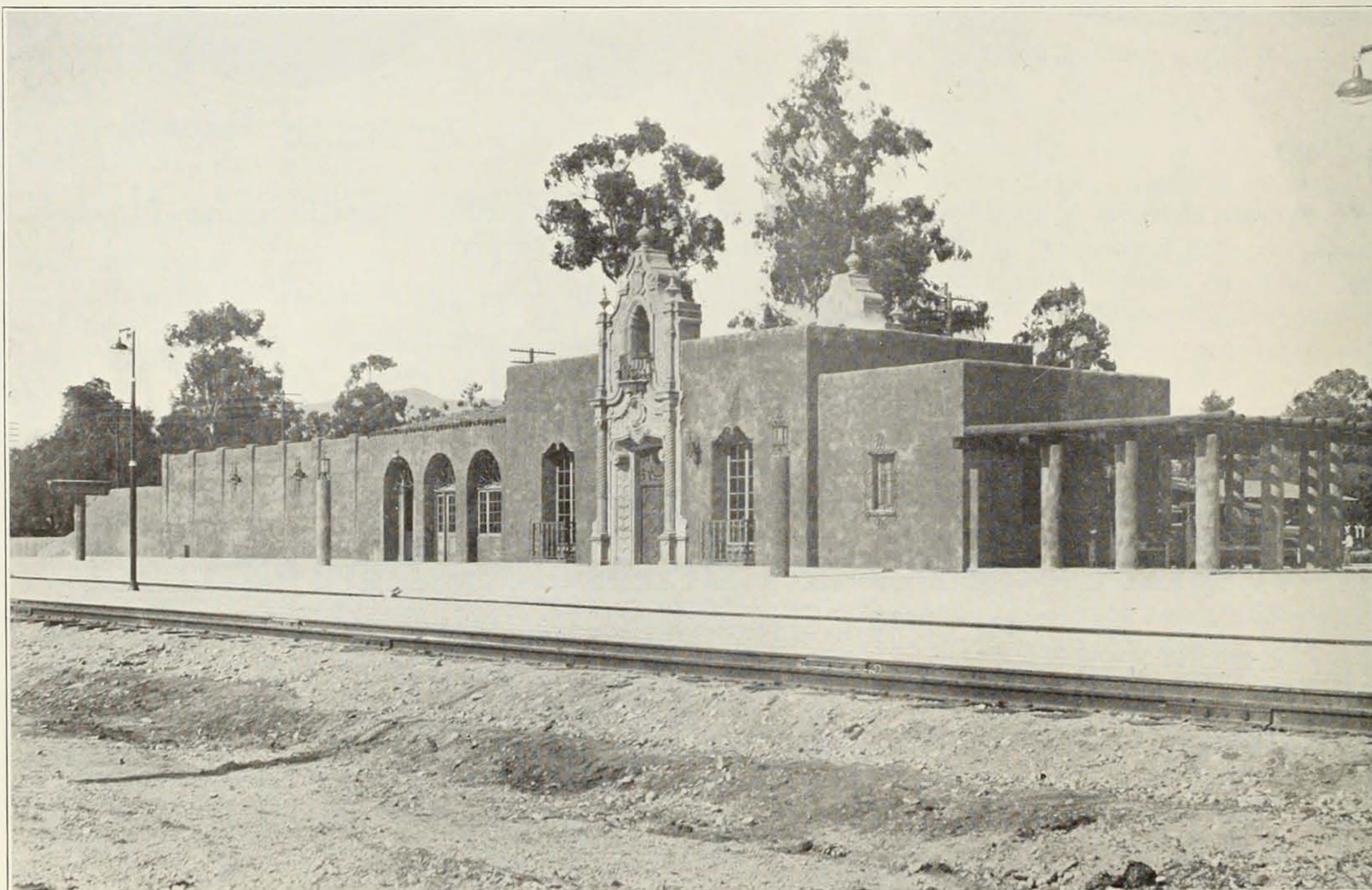
The question of zoning the city will come in for a large share of the study as this is one of the most important problems with which this city is confronted. This has to do with the uses of property and buildings, heights of structures, and sizes and arrangements of buildings upon lots and open spaces about such buildings. There will also be a study made of civic art, which involves economic and social consideration, with special consideration given to the groupings of public buildings at strategic points, the regulation of poles and wires, signboards and tree planting.

In conjunction with this plan, preparations are being made to establish a definite Industrial Territory in the Southwest Section of Glendale. This location will not only be desirable from the standpoint of railroad transportation, but will be convenient for the



transporting of products from the Los Angeles harbor. The leaders in Glendale fully realize the necessity of fortifying their population with thrifty industrial projects.

The geographical location of this city affords great opportunity for future growth. On the west lies the productive San Fernando Valley, which affords an agricultural background, and on the east the metropolis of Los Angeles, supported by the great Los Angeles harbor. Because of these natural resources, the city officials were prompted to lay definite plans to meet the natural growth that results where these conditions are available.



Southern Pacific Station on the main line to San Francisco and the East



*Quick Meal Gas
Ranges*

*Wear Ever Alum-
inum Ware*

*China and Glass-
ware*

*Kitchen Equip-
ment*

Electric Utensils

*Fire Place
Screens and Fix-
tures*

Gas Heaters



*Dupont Paints
and Varnishes*

Duco

Mechanics' Tools

Sporting Goods

*Lawn and Garden
Supplies*

*Corbin Builders'
Hardware*

Many owners of Glendale's beautiful homes
are using hardware supplied by us.

Our Builders' Hardware Department will gladly
quote you on your building requirements

Wilson-Bell Hardware Company

DEALERS IN GOOD HARDWARE

227 North Brand Boulevard

Opposite the Alexander Theatre



A Section of the Kitchen Ware Department

PHONE
Glendale
3380
3381



A Phone Call Will Bring Our Trucks to Your
Door Promptly

THE GLENDALE MERCHANTS' ASSOCIATION

By W. P. POTTER, General Manager

IT is with a great deal of pleasure and satisfaction that we, as the Glendale Merchants' Association, are permitted to publish and present to you this beautiful book of Glendale, at this time. We are interested in you and your mode of living and we want you interested in us. For that reason we hope you will like this little book and read it, every page, with care.

The finances of a nation are governed by the individual finances of her citizens. The morals of a state are no better nor worse than those of the individual man or woman within her borders, and so, the ideals of a city are created by the composite thoughts and ideals of her people.

You have chosen to make your home with us and we want you to learn to be one of us. There is a trite and very erroneous saying that, all we get from life is that which we eat and that which we wear. In truth, these are the least of life. The friendships we have made, the deeds we have done, the blessings we have given, the history we have builded—all these measure what we are getting out of life.

And so, we want you to be an integral unit in our city life. We want to know you and we want you to know us.

Glendale has her diversified art in abundance. None of the aesthetic is lacking. In painting, in sculpture, in music, Glendale has her talent unmeasured; while

Nature has laid the whole of our city before the Verdugo Hills in a setting of beauty which beggars description.

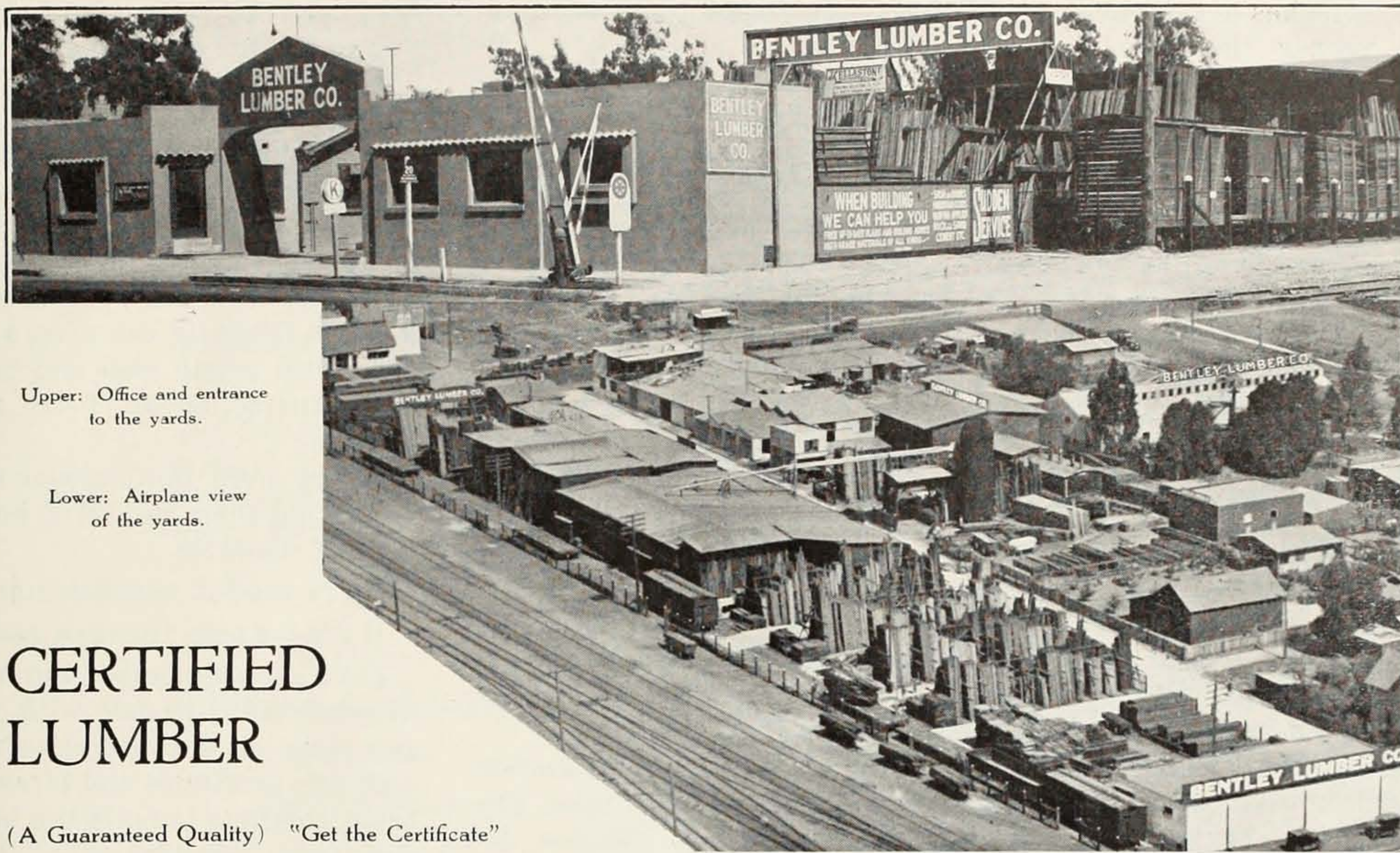
Glendale has her institutions of learning and culture, with not only her own grammar and high school systems, but with a college of liberal arts two miles to her east and the State University two miles to the west. A city where the entire family can live at home, while the children progress from kindergarten to college or university graduation. A city with schools of finest arts, including the highest type of music, within its own confines.

Glendale has her clubs, her theatres, and her places of amusement. She has her parks

(Continued on Page 24)



The drive through Chevy Chase

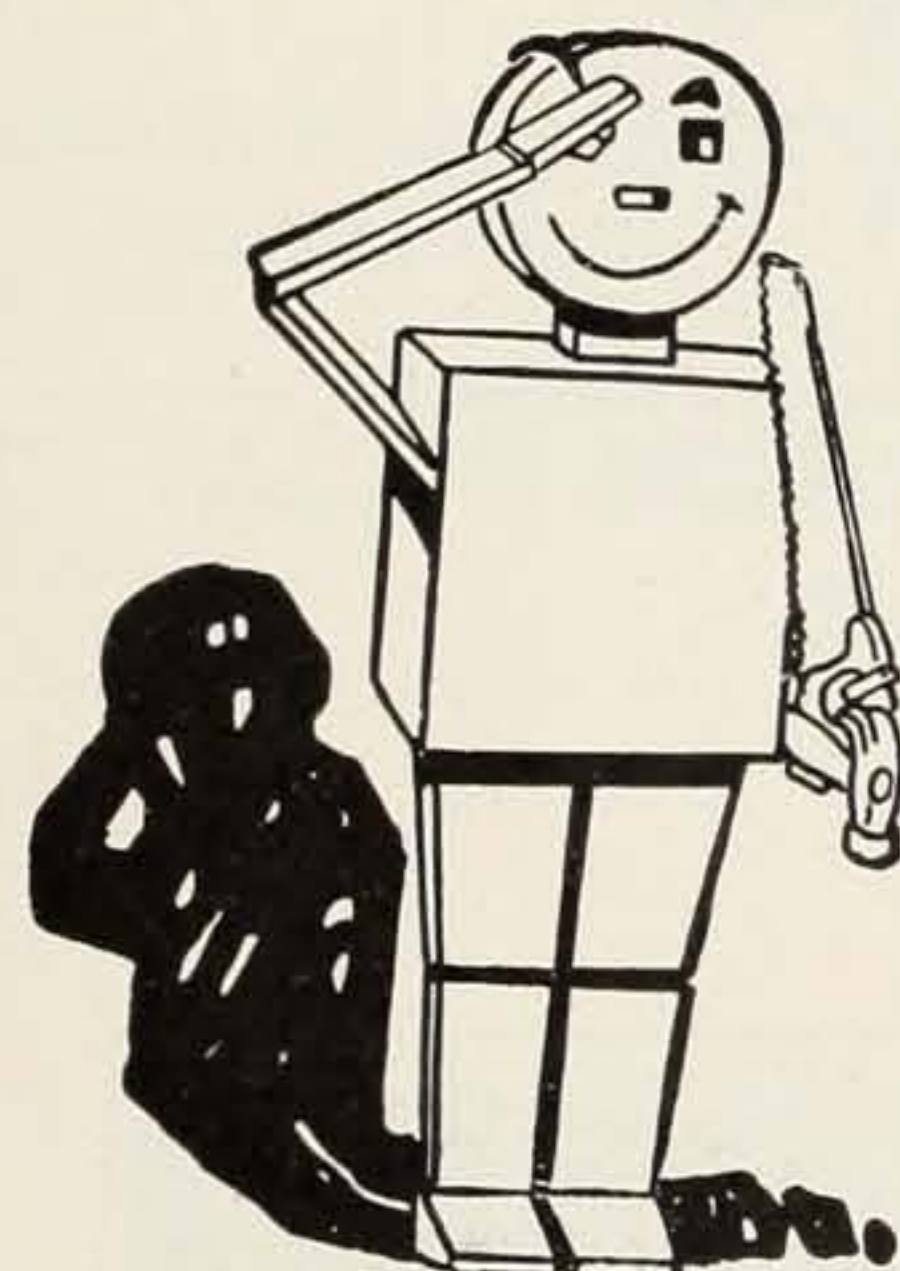


Upper: Office and entrance to the yards.

Lower: Airplane view of the yards.

CERTIFIED LUMBER

(A Guaranteed Quality) "Get the Certificate"



ASK

Bill Ding.

About Building Your Home

HOMES FINANCED

HARDWOOD FLOORS

Laid and Finished

ROOFING APPLIED

(Guaranteed)

COMPLETE BUILDING SERVICE

BENTLEY LUMBER Co.

"SUDDEN SERVICE"

Glendale Yard
460 WEST FELIZ ROAD
Phones: Glen. 49 Capitol 7315

Eagle Rock Yard
2219 FAIR PARK AVENUE
Phone GARfield 2733

and her out-door play-grounds.

Glendale has her churches and very proper thought for her moral training. She has her wonderful provision for boy's work, and a moral cleanliness seldom equalled.

And, with all these that make for a life worth while, what has Glendale in a business way?

The casual observer judges a city by her business district. The values of real estate in the residential district and all parts of the municipality are made and stabilized by the business district. The retail shopping district represents the largest payroll in the city, and it follows that the growth and prosperity of this payroll means the growth and prosperity of this community. Here is, perhaps, Glendale's greatest asset as a home city. She has her small shops as well as her large stores. Her business section is one of the most up to date and one of the neatest and cleanest retail shopping districts that can possibly be found. The streets are wide and clean, and are minus the heavy congestion, the crowding, the heat, and the discomfort of a big city. One can park within a few steps of his shopping destination. In all metropolitan cities, preferred and fashionable shopping districts spring up in outlying and non-congested areas where those who have transportation can shop, and do shop, in comfort.

We have that very condition at our door here in Glendale and your home city should rightfully become the shopping center of the San Fernando Valley.

The merchants of your home town want to meet you in a personal way, and the Glendale business houses want to be a part of those friendships which are mentioned as meaning so much to us all. While the stores carry a metropolitan stock of goods, yet it is possible for the customer to get that personal

attention which means so much towards satisfaction in merchandising.

We want you to meet all of our merchants.

This Association is striving to keep merchandising in Glendale on the highest plane possible. Our members are encouraged to continually improve their present high standard of stocks and service. We try to hold the customer's viewpoint before our many members. We are opposed to all untrue advertising and fake sales. We stand for honest dealing between merchant and customer as well as between customer and merchant. We continually strive for the upbuilding of the industry and the home life of Glendale.

The offices of this association are open to you at all times. The merchants of Glendale are desirous of your good will and support. If you have never had a charge account in Glendale, and are entitled to one, this Association offers assistance to you. Remember, your credit is as good in Glendale as it was in

your old home. Write us a letter, and we shall be glad to help you to become established.

If you have not transferred your banking account from the "Old Home Town", do so; thus availing yourself of Glendale's exceptional banking facilities, and become one of us.

If you have not purchased a home in Glendale, call upon a reliable real estate man and have that satisfaction of "being settled".

If you need professional services, find them in YOUR home town of Glendale.

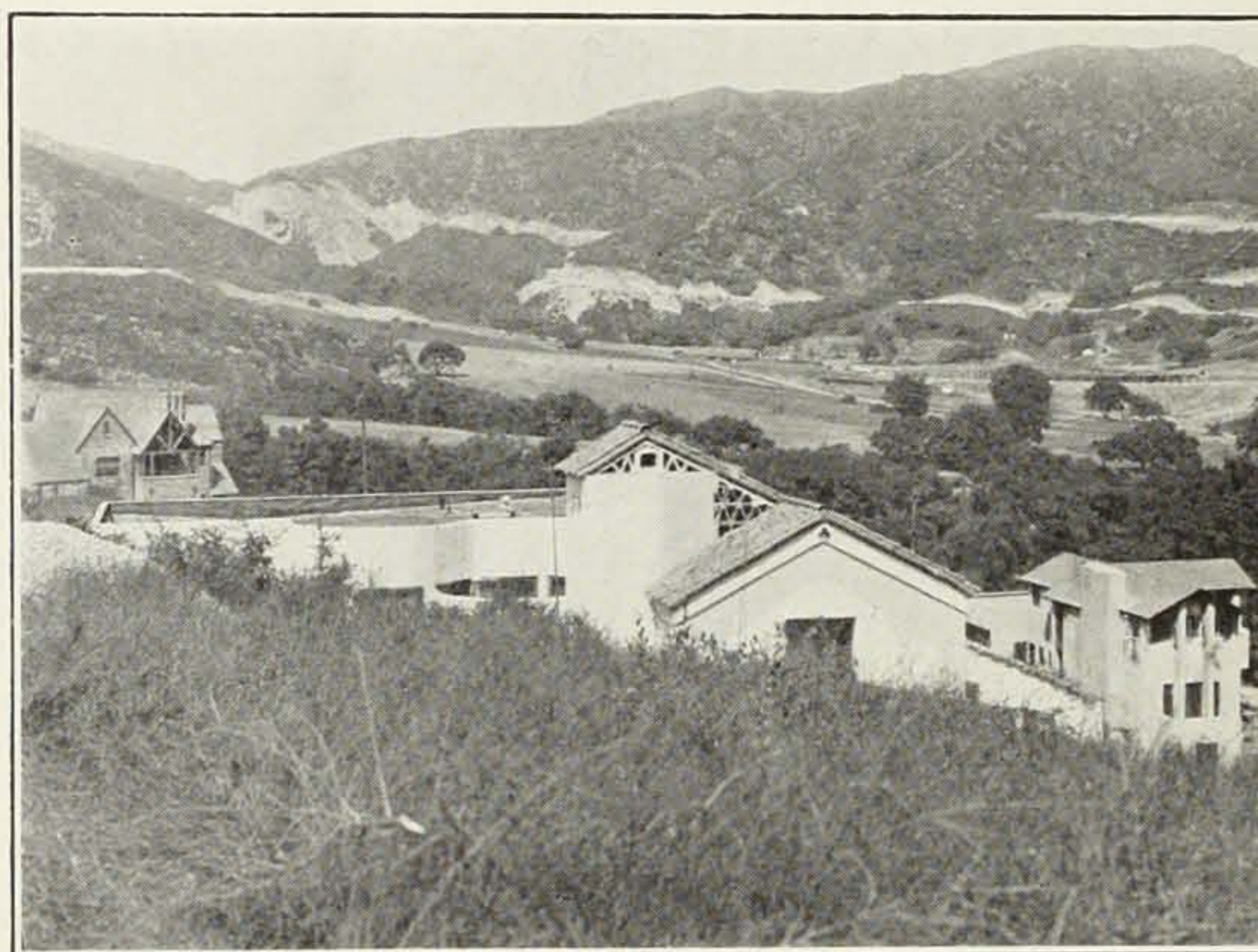
If it's needed, Glendale has it.

If it's for sale, Glendale has it.

Let's get acquainted; you with Glendale and Glendale with you and thus, on a cooperative and mutually profitable and pleasant basis, continue to build the business and friendships of this most beautiful city—your home—Glendale.

GLENDALE MERCHANTS' ASSOCIATION

(A corporation composed of over four hundred of the foremost business and professional men and women of Glendale.)



Looking down on Chevy Chase golf course

The Glendale Evening News

Glendale's Favorite Home Newspaper

The Glendale Evening News goes into the great majority of Glendale homes because it combines the accurate presentation of the news of Glendale and its people with all the news of the world received by United Press leased wire. Its many special features and comics are unsurpassed.

*A Clean
Wholesome, Reliable
Newspaper
For the Home
The
Glendale Evening
News
Has Something
To Please
And Interest Every
Member
of the Family*



The News' Classified Pages contain more than twice the number of classified advertisements in any other Glendale newspaper, because it **brings results.**

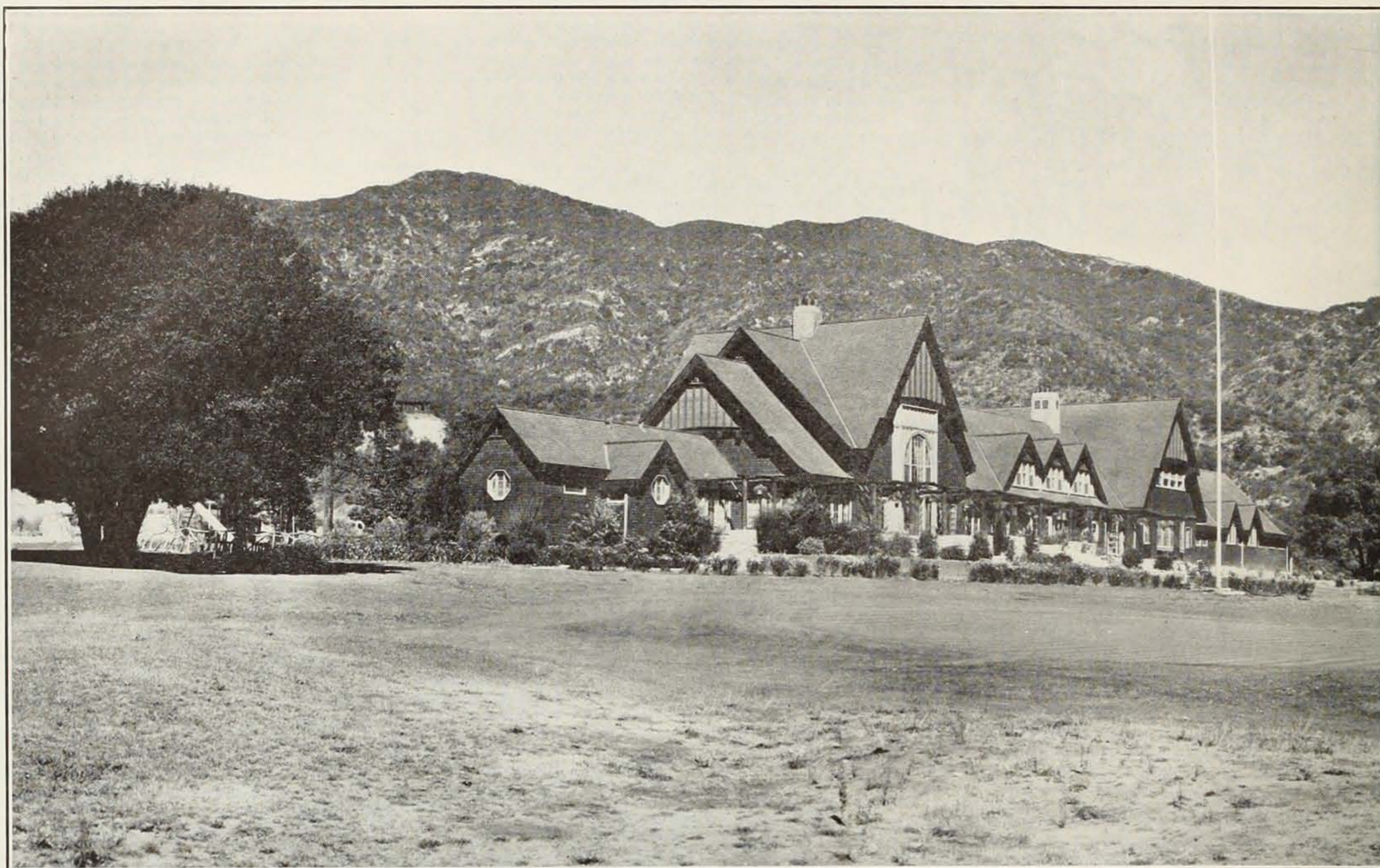
Its advertising patronage by Glendale merchants is more than double that of any other newspaper. Many Glendale merchants use its columns exclusively for their announcements. It is

*Glendale's Leading Newspaper in Character
and Quality, in Advertising and in Circulation.*

The Glendale Evening News

50 Cents Per Month
Delivered by Carrier

139 South Brand Blvd.
Glendale 4000



The Oakmont Country Club in its setting against the hills



The Tuesday Afternoon Club House

1918 The Irish Linen Store threw open its doors with its 2,000 feet of floor space to the Glendale public, offering a stock of High Grade Linens as its main feature. Messrs. Lauderdale and Moore piloted this early enterprise during its first years.

1922 Glendale had grown, Lauderdale's patronage also; it became necessary to expand; therefore in the fall of 1922 the floor space became 2500 square feet, and in the same year Mr. Lauderdale had taken over complete control of the business, with its steadily growing patronage and additional departments were added to meet increasing demands of the public.

1925 14,000 square feet with eighteen departments, each fully stocked with Standard Quality Merchandise.

1926 More additions, including a Shoe Department, and still another milestone, the formation of the new partnership of Lauderdale & Krause. So today this ever growing store, solidly built on the same firm policy that comes under the banner of Standardized Merchandise, stands ready to cater to the continual growth of our city, and to serve its customers with the best the world's markets have to offer.

SITUATED RIGHT IN THE HEART OF GLENDALE

WE WELCOME

THE NEWCOMER

to join us in making

Glendale the City of Prosperity

FIRST FLOOR

Silks
Yardage
Linens
Hosiery
Notions
Shoe Department
Art and Gift Dept.
Gloves

SECOND FLOOR

Millinery
Ready-To-Wear
Beauty Parlors
Art Goods
Baby Department
Bedding
Drapery

Lauderdale's
IRISH LINEN STORE

Phone Glen. 1683 117 N. Brand Boulevard



Glendale's new Y. M. C. A. building

GLENDALE Young Men's Christian Association's new building, recently dedicated, stands out in a most striking manner, telling to all who live in, or come to Glendale of the fine spirit which has made this building possible.

The citizens of Glendale, realizing the value of the younger generation, show a keen interest and support in all worth while agencies for the conservation and training of their greatest asset—the boys and girls.

The Young Men's Christian Association building has been truly called a "Character Factory" and makes possible a great program of training for our boys and young men. The Association's new plant will also provide a home for approximately one hundred young men surrounded by a right environment and atmosphere.

Not only to the Young Men's Christian Association has Glendale shown its confidence, but we point with pride to the other upbuilding agencies. The Verdugo Hills Council of Boy Scouts of America has not only attracted local notice but is demanding state wide attention for its rapid growth and splendid program. The Woodcraft League and Western Rangers also have work among the younger boys. Together with the above mentioned must be added the physical program of the Public Schools and the young people's work promoted by the many churches, showing conclusively the keen interest in care and training of the future citizens.

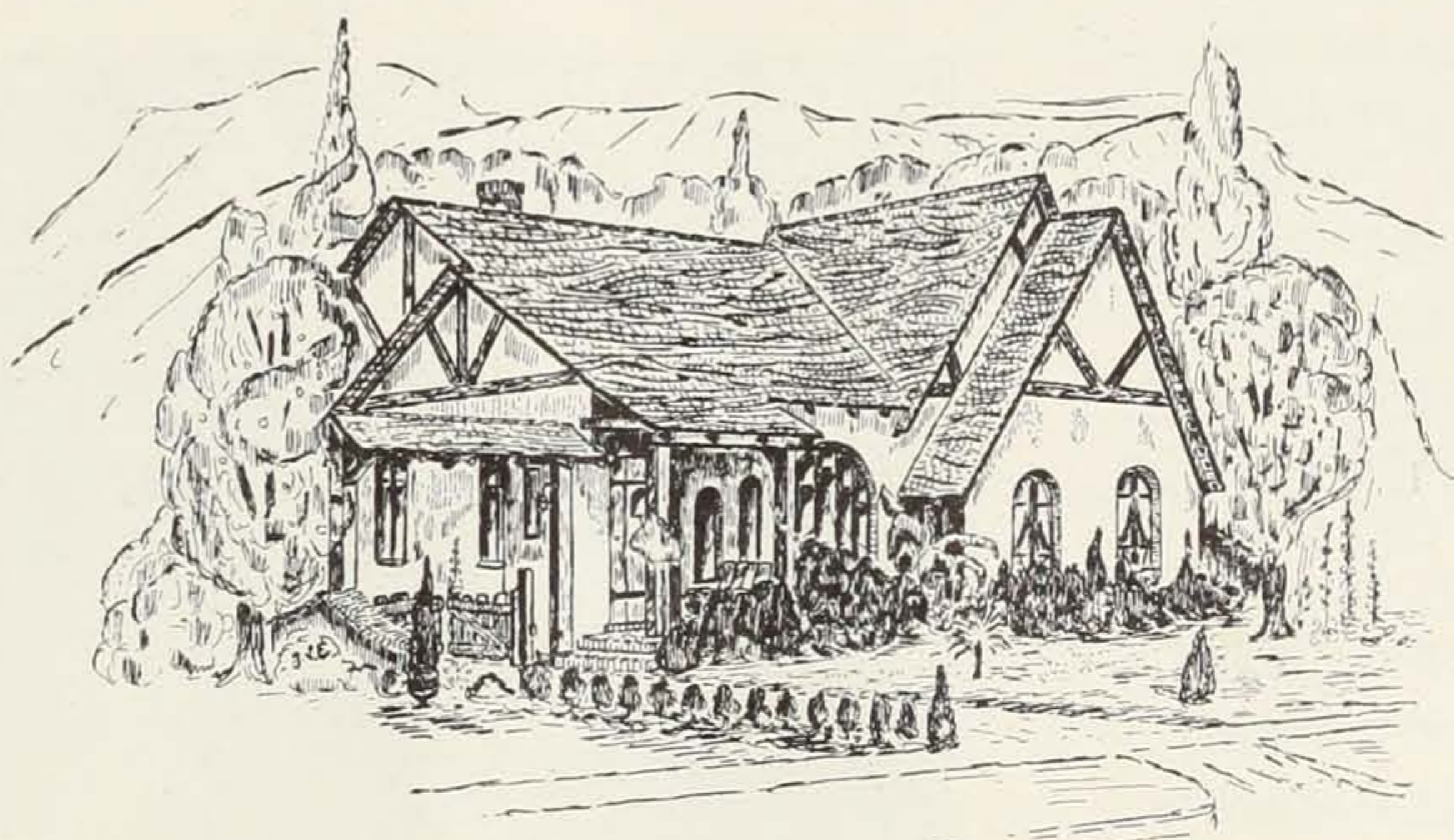
REX C. KELLEY

General Secretary

Glendale Young Men's Christian Association



Attractive home of L. H. Wilson. One of the hundreds of homes of this type which add beauty to Glendale



Drawing of one of the Beautiful Super Homes Recently Designed and Constructed by Us

WE BUILD
SUPER HOMES



"NELSON BROS."
ONE BETTER

We have a complete building organization, thoroughly competent and painstaking, willing to give you information and advice on your dream home. Get reliable information on building before you build—not after.

NELSON BROS.

*Designers and Builders
of Super Homes*

PHONE GLENDALE 2364

622 N. JACKSON STREET



The Gateway district, entrance to Glendale and the San Fernando Valley

(Continued from Page 16)

facilities. Located on the main line of the great transcontinental Southern Pacific Railroad, and on an important branch of the Union Pacific, it enjoys in and out facilities and rates reaching to every important city in the country. Served with a double-track unit of the Pacific Electric, the Glendale and Montrose Electric system and numerous fast bus lines both local and statewide, intercommunication between cities is made rapidly and economically. To the motorist the fame of California's highways is known nationally. Five of the most travelled and important trunk highways of the state pass through Glendale.

The harmonious relations which have always existed between the municipal government and the several business and civic organizations of Glendale has been the subject of much favorable publicity both at home and abroad and is doubtless largely responsible for its present enviable position as a favorite and favored city on the great West Coast.

At the right is shown the new Glendale slogan, as chosen recently under the auspices of the Tuesday Afternoon Club.

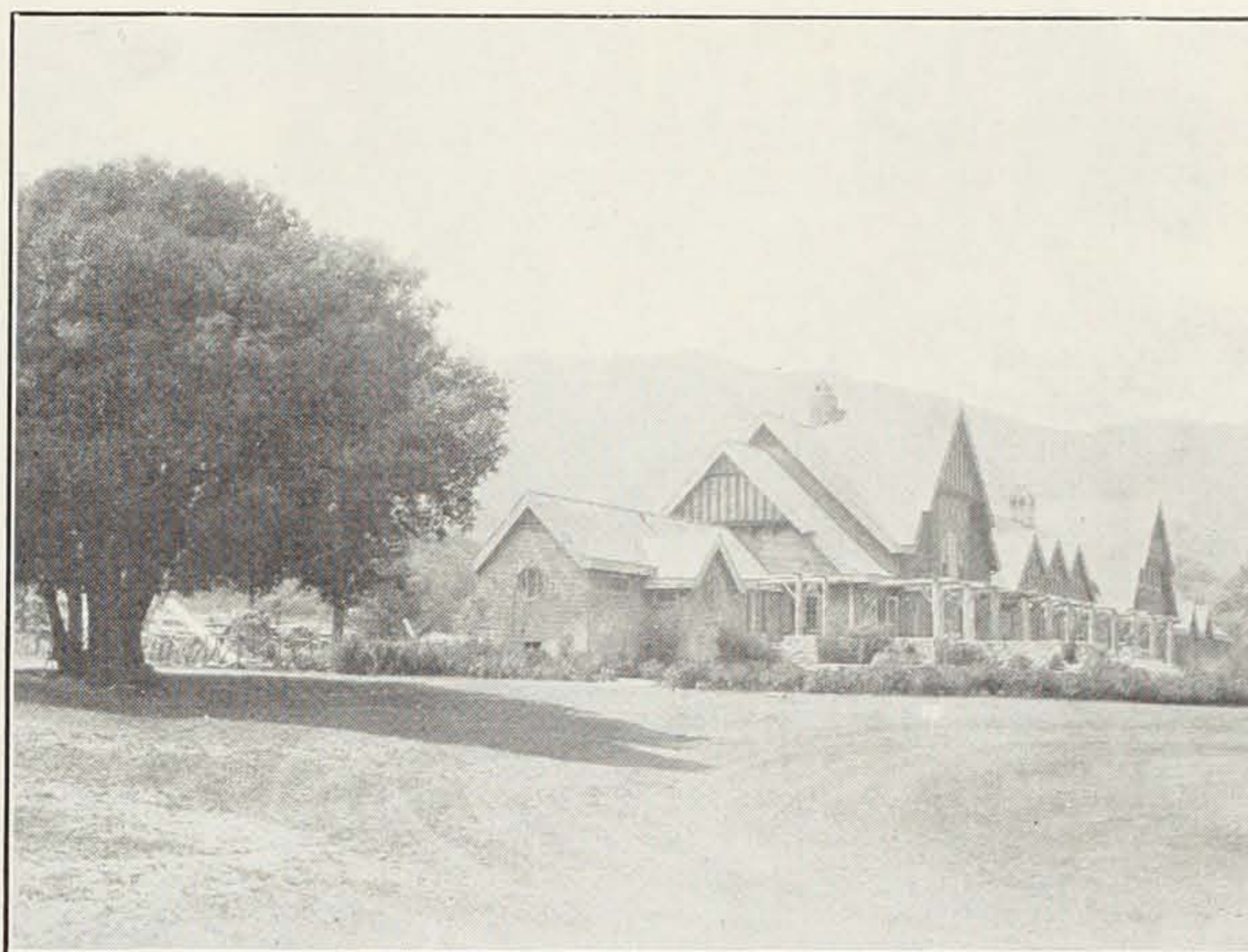
PATRONIZE
ADVERTISE
GLENDALE
MERCHANDISE



Hotel Glendale, a modern, six-story hotel, corner Glendale Ave. and Broadway

USE MORE PURE PAINT

Not all paint is PURE PAINT—Neither is all PURE PAINT the proper kind to use in Southern California. Experience alone can tell the proper combinations of paint materials to withstand our warm, dry climate. Buildings like the illustration here-with, when painted with T. O. Paint Company's products, are properly protected from our severe climatic conditions.



OAKMONT COUNTRY CLUB
(Protected by our paint material)

ARTISTIC WALL PAPER

Our stock of Wall Paper is very complete and up-to-date. We are pioneers in the San Fernando Valley for Wall Papers and Paints, and nowhere will you be able to find a better selection of Wall Paper than we can show you. Many of our patterns are purchased direct from the factory and we have the exclusive on them for Southern California..

We are also pleased to recommend high class mechanics to hang your Wall Paper.

JESSO — PLASTICO

Decorations for your home such as plaques, fire screens, book ends, etc., can easily be made during your spare time and WE TEACH YOU HOW FREE. Phone for information.

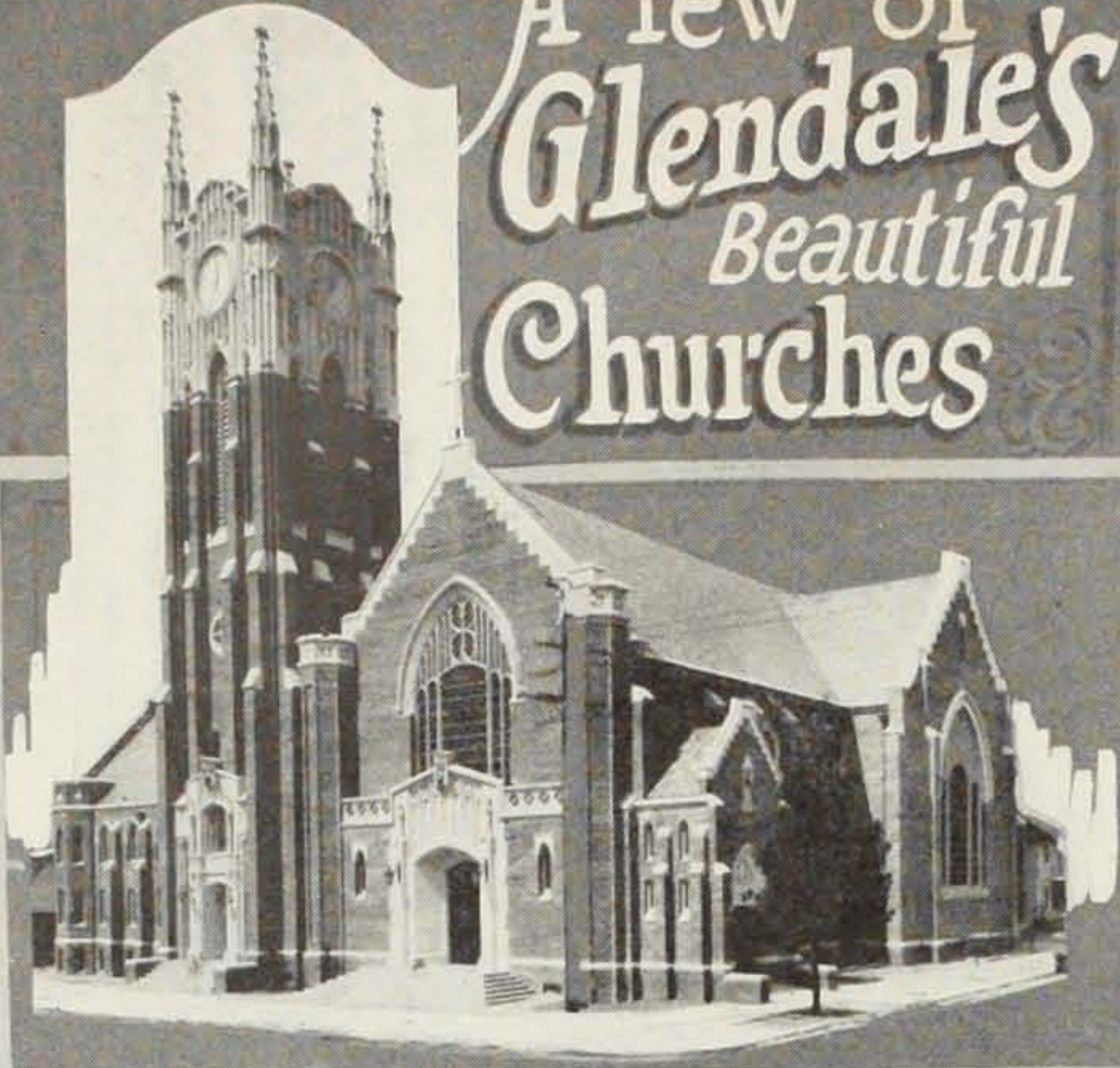
Glendale Paint & Paper Co.

119 S. Brand Boulevard

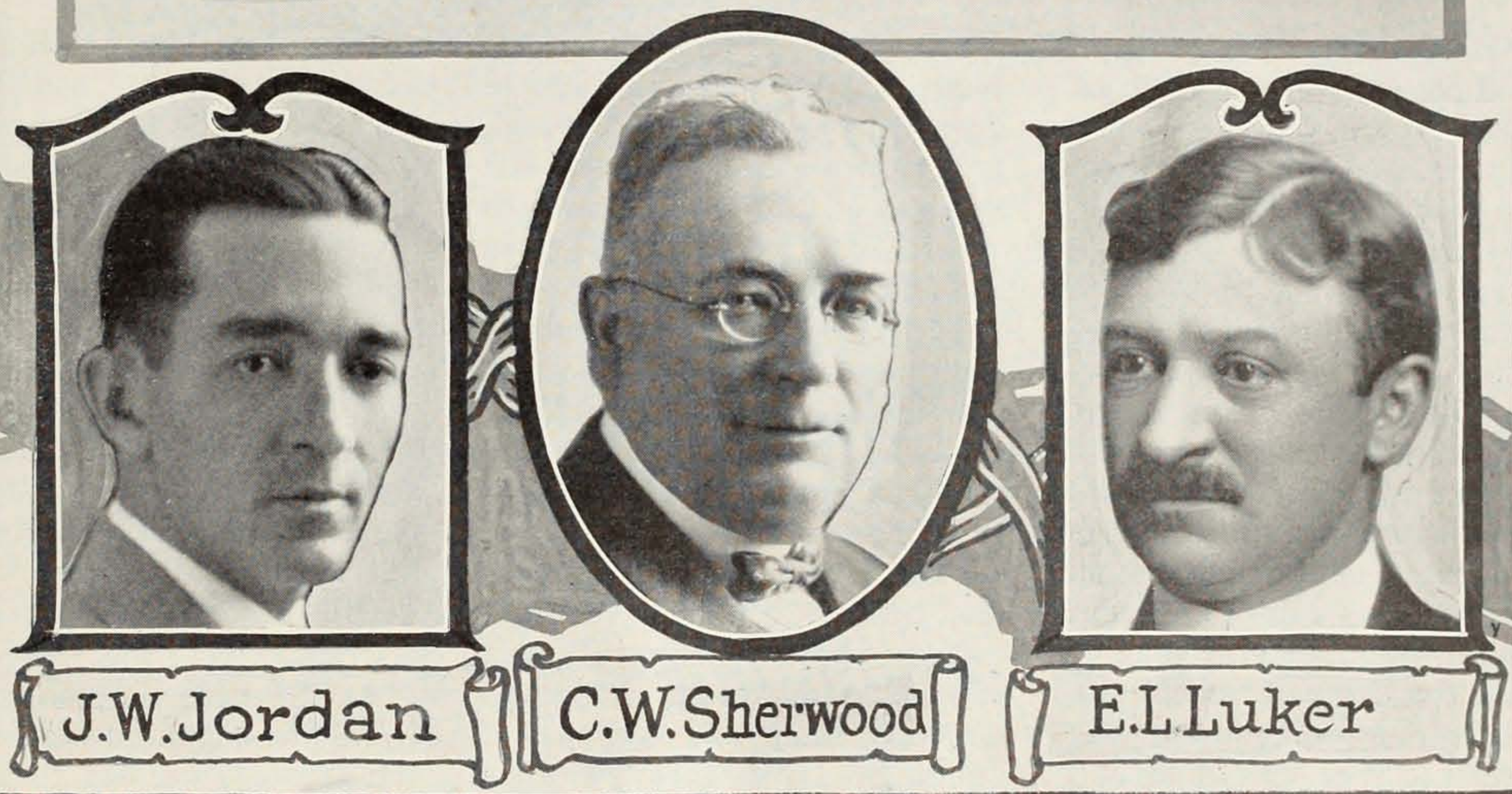
Phone Glendale 855

"WE DO GLAZING"

A few of
Glendale's
Beautiful
Churches



Reading from left to right:
*First Presbyterian Church,
First Congregational Church
First Christian Church,
First Baptist Church, First
M. E. Church, Holy Family
Catholic Church.*

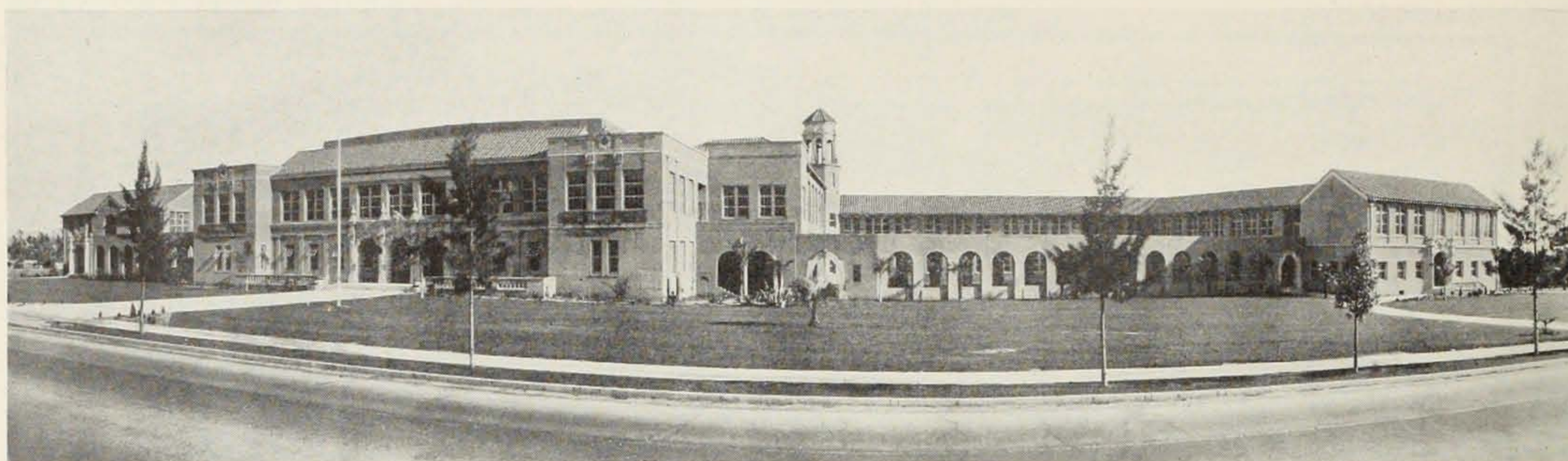


Glendale's Newest Department Store

Twenty Departments of Quality Merchandise
Offered at Lowest City Prices

Courteous Efficient Service. New Charge Accounts Welcomed

Sherwood's
SHERWOOD - JORDAN - LUKER
EAST BROADWAY NEAR BRAND BLVD.



The Broadway High School—Glendale's Newest High School Building

History of the Glendale Union High School

By G. U. MOYSE, Principal Glendale Union High School

THE Glendale Union High School dates its origin back only 25 years, to 1901, when this valley was practically open ranch land and Glendale, Tropic and Burbank were but small country villages.

Some of the residents here who had a dim vision of the future, believed the valley ought to have a high school. At first the school was opened in an old hotel on Broadway which subsequently became the sanitarium. Later \$700 was raised by popular subscription and three acres of land for the new school site was bought at what is now the southeast corner of Brand and Broadway. A \$10,000 bond issue furnished the building fund.

This amount built and furnished the school building. Popular opinion was, at the time of its completion, that it would adequately provide ample high school facilities for a generous term of years. In fact, many believed the whole project was over-built.

No one, even the most visionary, could foresee the miracle the years have wrought. The original idea of the district, which extended from the furthestmost boundaries of Burbank on the northwest into Los An-

geles as far as Edendale on the south, through Eagle Rock to Pasadena on the east, through La Crescenta and Tujunga and Sunland on the north furnished only thirty-five students when the school opened.

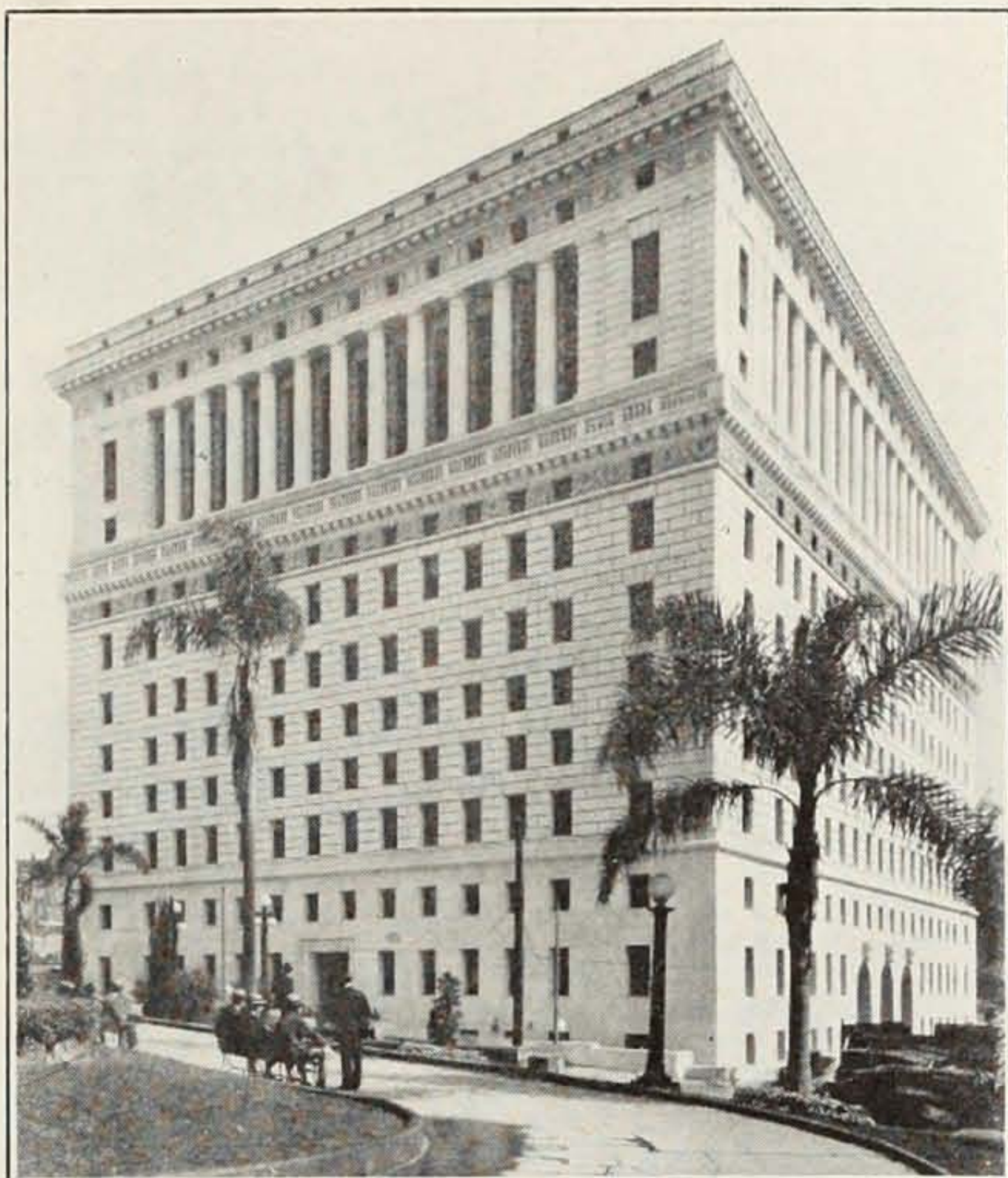
Today the City of Glendale alone, as one part of the district, now greatly reduced in area, is a city of over 60,000 people and combined day and evening school enrollment exceeds 4200 students. This remarkable growth has been a constant surprise, even to those watching it most closely. Changes in sites, new buildings and new groups of buildings have followed each other in rapid succession, yet at no time has the housing capacity been able to more than temporarily get ahead of the absolute needs of the school.

At the present time the Union High School district is composed of Glendale city, La Crescenta, Tujunga and Monte Vista (Sunland) school districts. Two high school plants are in operation to care for the demands of the district. The Harvard street site was purchased in 1908 and has been in constant use since that time, with one addition to the site and two additional groups of buildings. The

new plant on Verdugo Road and Broadway was first used February, 1924. The location is beautiful as it has an unobstructed view of the high mountains to the north and the rolling hills which form the horizon line around Glendale. It is advantageously placed on the two main east and west thoroughfares, Broadway and Colorado street, and on Verdugo road, the principal traffic artery for the foothill residential section on the north, which is a part of the district.

At the time the construction work was begun on the new site the trustees decided to build a portion of the plant and have it of serviceable size and leave other portions for a later building program. As a consequence the plant is incomplete in that it has no gymnasiums or shops.

In the month of March, 1926, the electors voted \$370,000 for the purchase of three 20-acre high school sites. One of these sites, in the northwestern part of Glendale was purchased at a cost of \$170,000 on August 25, 1926 and money is available for the purchase of two other sites which are to be in the up-country above Verdugo Valley.



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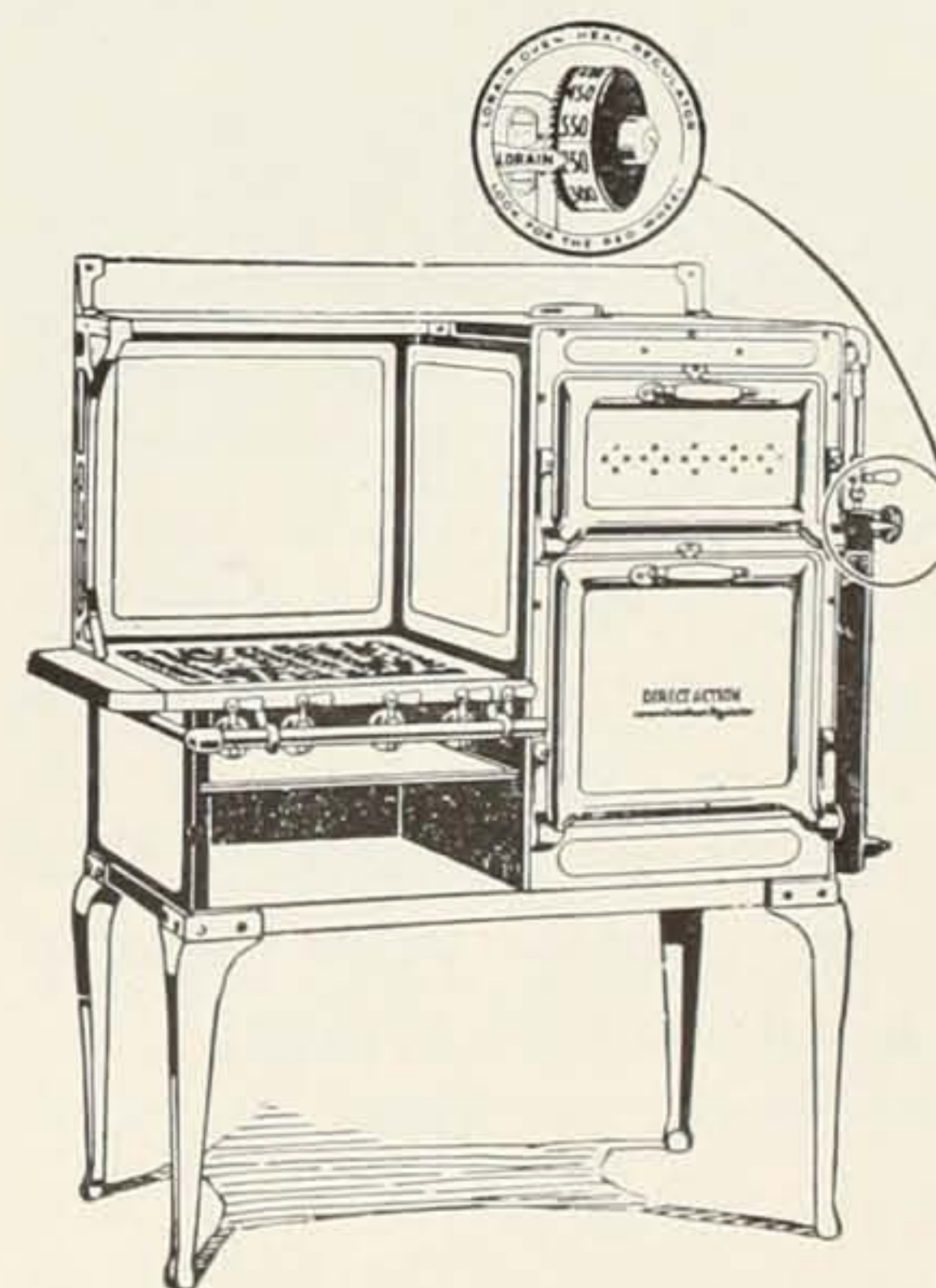
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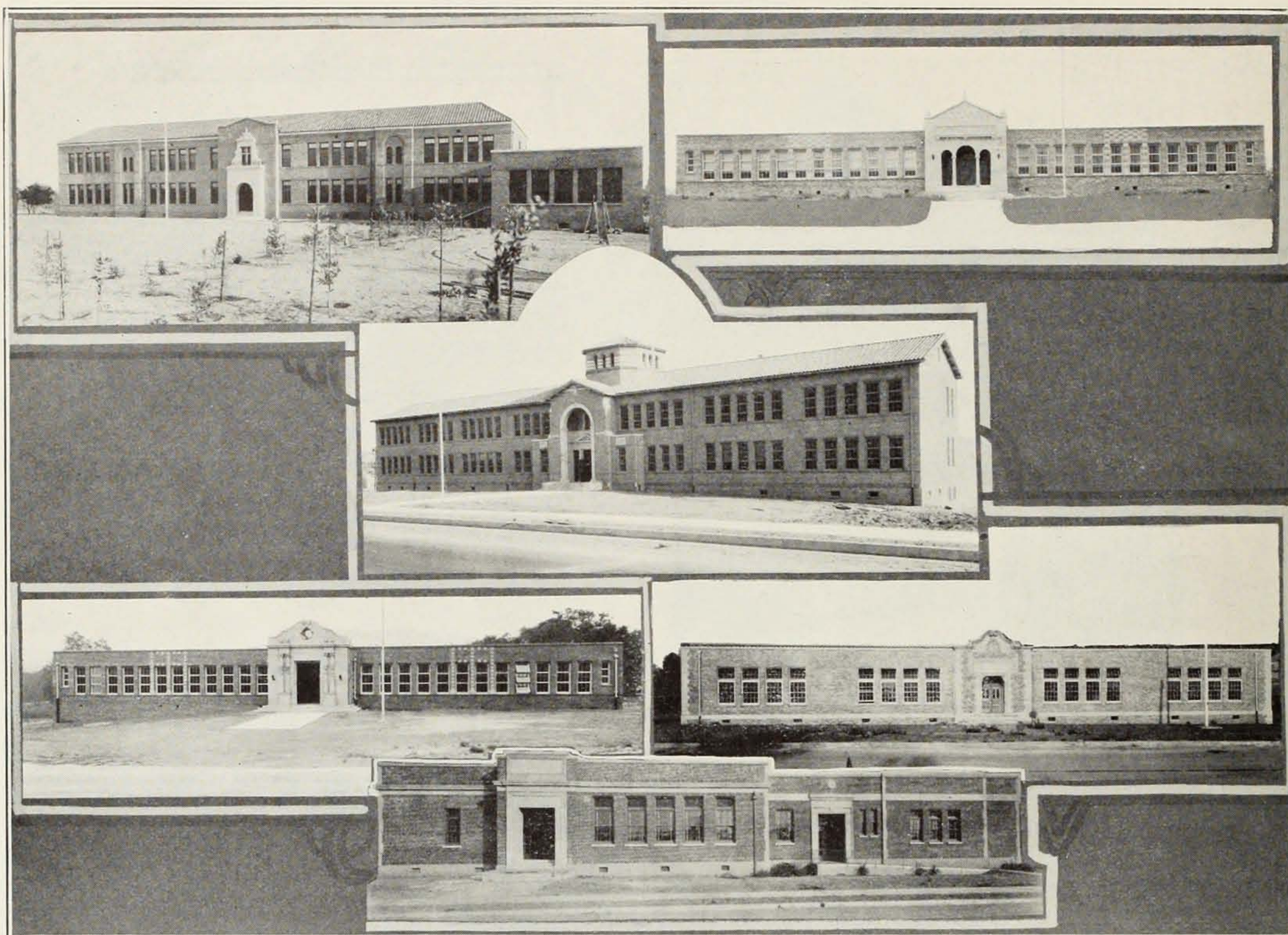
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GLENDALE



The above six modern school buildings, covering five new sites which have been added to Glendale's wonderful school system within the past year, are indications of our growth. They are in use this school year.

Glendale City Grammar Schools

By RICHARDSON D. WHITE, Superintendent

THE story of Glendale from its birth as a little country village to the present time in which it finds itself one of the largest cities of the galaxy of large cities found in Los Angeles county, is a story of romance and high adventure. This statement applies with especial force to the school system.

'Way back in those days of the early pioneers of this district, those days so far back that in the legal phraseology, "the oldest inhabitant runneth not to the contrary", the Sepulveda School District, of which Glendale was a part, covered all of the Rancho San Rafael, bounded on the east by the Arroya Seco

and on the west approximately by the present city limits of Burbank, and covering most of the territory between the High Sierras and the Los Angeles river. In this far off time the total number of school children in this district was less than a hundred, of whom approximately three-fourths were classified as white. The expenses for school purposes of the Sepulveda School District in 1881 reached the magnificent figure of \$1,205.66. Probably the school district at that time had taken for its slogan that which was later adopted by Glendale—The Fastest Growing City in America, for we find that the total

number of children in the district had grown in four years from ninety-seven to two hundred and thirty-five.

It must have been along about this time that certain enterprising citizens of Glendale decided that the school-house should be nearer the population than the site on which it then stood, namely—in the neighborhood of what is now known as Sparr Heights. At any rate it is told with bated breath among some of the older inhabitants of Glendale that on a certain dark and stormy night a horse-drawn truck might have been seen traveling down the Verdugo road with a school-house there-

on, and that the next day the school was opened at a site some mile and one-half nearer the center of Glendale than the original site, namely—about at the intersection of Verdugo Road and Chevy Chase Drive. A little later a new school was opened at what was afterward known as Tropico, and so the story of growth began.

The actual history of the Glendale City School District as an independent district begins in the year 1892 when the Sepulveda School District, already diminished in size by the cutting off of Crescenta, La Canada and Eagle Rock, was divided into the three school districts, Glendale, West Glendale and Tropico. Glendale's school was located on the present Broadway School site and had been in operation there as the Sepulveda School since 1887. Probably the oldest school still in operation in Glendale is the Cerritos Ave. School,

for so many years known as the Tropico School.

From that time on the three independent school districts continued on their way until in the year 1911 coalescence began. At that time the flourishing school district of West Glendale, occupying the present frame building on the Columbus Ave. site, was annexed to the Glendale City School District and became a part thereof. In Tropico, however, the spirit of independence had grown to such an extent and such a beautiful little city had developed, that it took them seven years longer to decide that they wanted to join their destiny with that of Glendale. In the spring of 1918 the Tropico City School District, having three schools, namely—the Cerritos Ave., Acacia Ave. and Magnolia Ave. buildings, was annexed to the Glendale City School District and has been a part thereof ever since.

The growth of the schools since that time can best be shown by the following table of statistics.

TABLE I
AVERAGE DAILY ATTENDANCE

Year.....	Elem.....	Kind.....	Total.....	Increase.
1916-1917	1177	75	1252	
1917-1918	1503	114	1617	*355
1918-1919	1569	111	1680	63
1919-1920	1733	128	1861	181
1920-1921	2182	155	2337	476
1921-1922	2715	195	2910	573
1922-1923	3365	261	3626	716
1923-1924	4299	337	4636	990
1924-1925	4611	375	4986	350
1925-1926	4889	458	5347	361

*Annexation of Tropico.

TABLE II
BONDS VOTED DURING THE
PAST DECADE

July 24, 1919	\$ 100,000
June 11, 1920	32,000
October 11, 1921	260,000
March 15, 1923	500,000
June 16, 1925	1,064,000

(Continued on Page 40)

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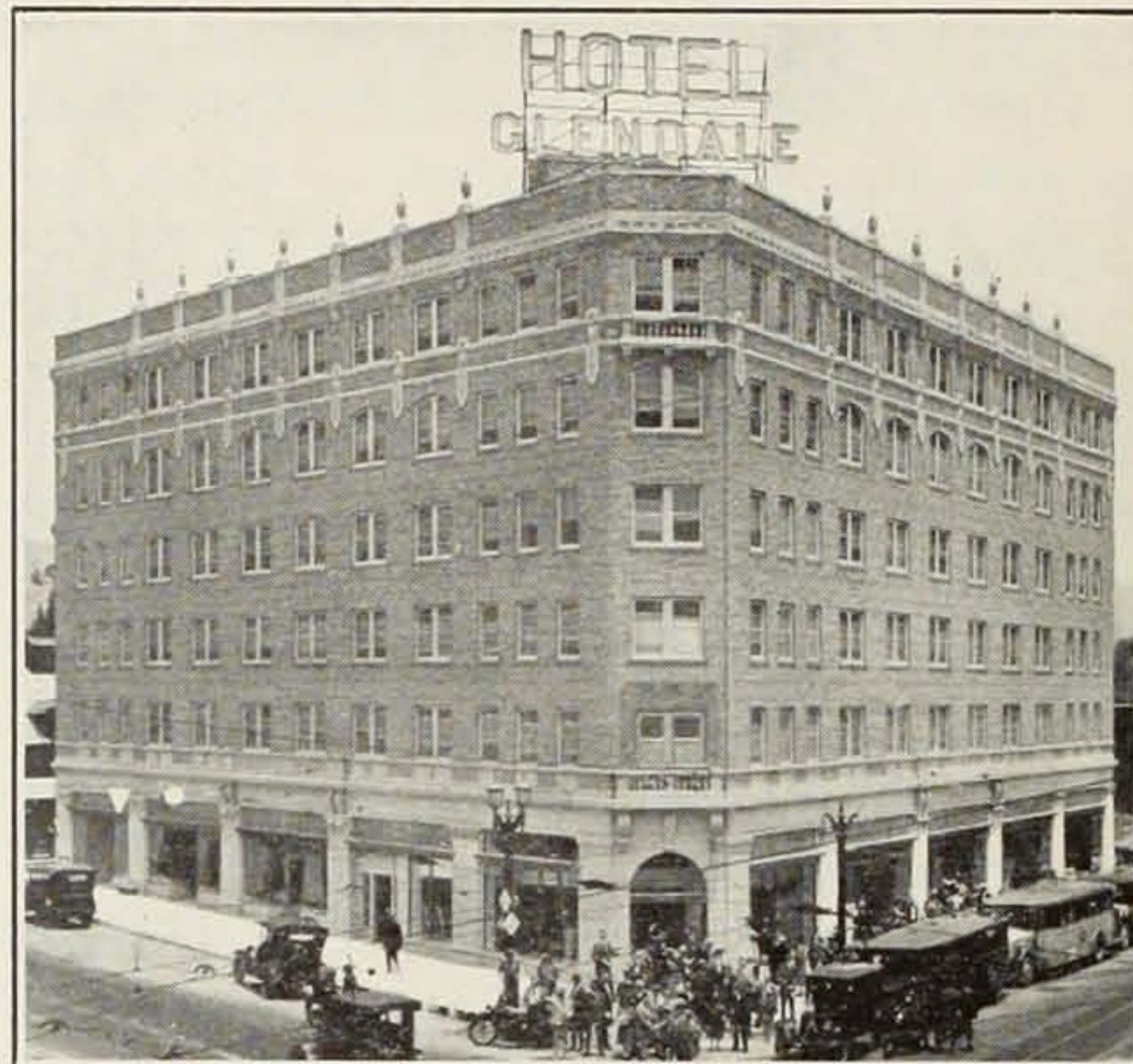
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**The First Securities Company Maintains Offices at the
Glendale Branch**

K. M. PAYNE, Branch Manager



D.H. Smith

CENTRAL OFFICE, Sixth and Spring Streets, LOS ANGELES

This bank with Resources as of June 30, 1926, of \$211,284,230.79, is identical in ownership with The First National Bank of Los Angeles, Resources \$98,582,424.08, and the First Securities Company, Capital and Surplus, \$600,000. The Aggregate Resources of the three institutions are \$310,466,654.87.

(Continued from Page 37)

The school year 1926-1927 witnesses the opening of four new plants in Glendale City School District which will then have in operation seventeen schools.

Three of these will enroll only the seventh and eighth grades and will be operated on the intermediate or junior high school plan while the remaining fourteen will enroll the grades from the kindergarten to the sixth grade, inclusive.

The building program carried on during the last school year included additions to nine of the then existing school buildings and five entirely new plants. With this expansion program just completed it is safe to say that every child in Glendale can be assured of a seat during the coming year. The Glendale Schools will therefore begin work for the fall term of 1926-1927 under better auspices and under better conditions of housing and equipment than ever before.



Scene in Verdugo Woodlands



Easter Sunrise Service, an annual event in Glendale. Sponsored by the Community Service and Churches of Glendale.

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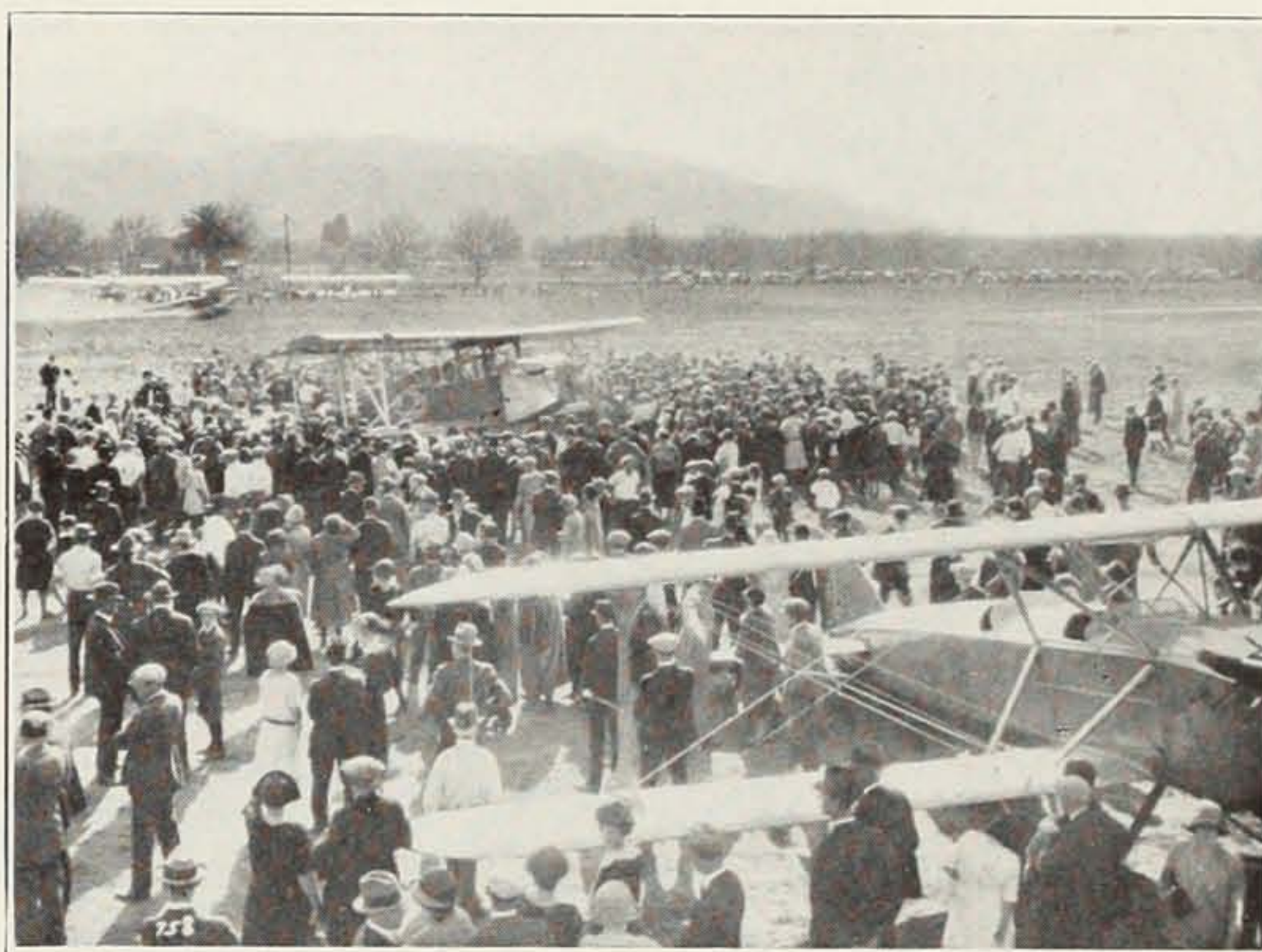
By L. H. WILSON

FIVE years ago Glendale had practically nothing in the way of industries. Today there are one hundred and fifty thrifty concerns, all working full handed, within her borders. What has caused this remarkable growth? The answer is climate, location, environment, accessibility to raw materials, low freight rates, low public utility costs, municipal cooperation and the very finest in a hundred other lines that make for the success of an industry.

Up to five years ago Glendale religiously maintained the status of "a city of homes". Some boosters went so far as to look with disfavor on the location of industries within the city. Eventually the tide turned, the value of manufactories to the community became recognized with the result that the "industries wanted" sign was hung out and the campaign for new manufacturing concerns was on. The advantages of Glendale as a manufacturing center were heralded to the world, whereupon western, middle-western and eastern factory owners pricked up their ears, investigated the claims made and, without hesita-

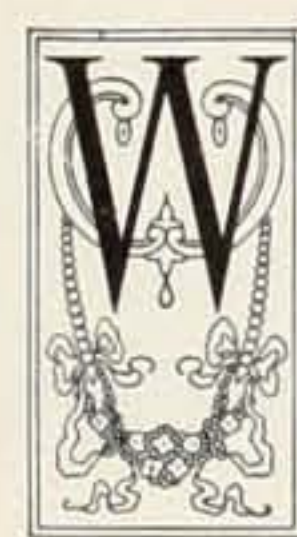
tion, located in "the fastest growing city in America."

Glendale is served by three transcontinental railroads, the Southern Pacific, Union Pacific and Santa Fe, the latter, although not running its line into this city, maintains freight and passen-



Glendale Municipal Airport

The First National Bank in Glendale



WHEN you left "back home" we are venturing the assertion that the one man whom you were most sorry to leave, aside from your own people, was your banker. You had come to know him intimately. He knew your affairs as perhaps none of your other friends knew them. He discussed your problems with you, in fact he had been as a father to you financially. ¶ Now you are in Glendale, a city of great opportunity, yet here a strong bank connection and experienced counsel and advice are especially needed. ¶ In such a situation, the First National Bank in Glendale offers the banking connection you had hoped to find. We are an independent bank, that is not affiliated with nor a branch of any other institution. We are the only independent bank in Glendale. Here you may have access to the officers who will be glad to meet you and who stand ready to render that definite and immediate service that can come only from the head of an institution. ¶ We are located on Brand at Cypress, just outside the congested area and where parking space is always available. We cordially invite you to call and get acquainted. Ask for the new account department.

The First National Bank in Glendale



The beautiful residence of Charles B. Guthrie, typical of homes found in the northwest section of the city

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ger offices here. Glendale has two electric lines, the Pacific Electric and the Glendale-Montrose Electric line, along with numerous bus lines to near and distant points; a highway system that is unsurpassed, and an airport that is scheduled to become a government air landing terminal.

Within fifty miles of Glendale are found coal, rock salt, soda, potash, silica, cement, clay, marble, building stone, manganese, tungsten, vanadium, lead, copper, zinc, gypsum, high aluminum and lime. Within a hundred miles are found graphite, iron ore, cotton, sulphur, alum and alumite. Within two hundred miles, tale, magnesium, platinum and palladium.

The city has municipally-owned public utilities with lowest rates in Southern California, gas at an especially low industrial rate, an abundance of water, excellent roads, 365-days-a-year climate, labor that is of an extremely high character and that is contented because workmen own their own homes and are satisfied with their surroundings.

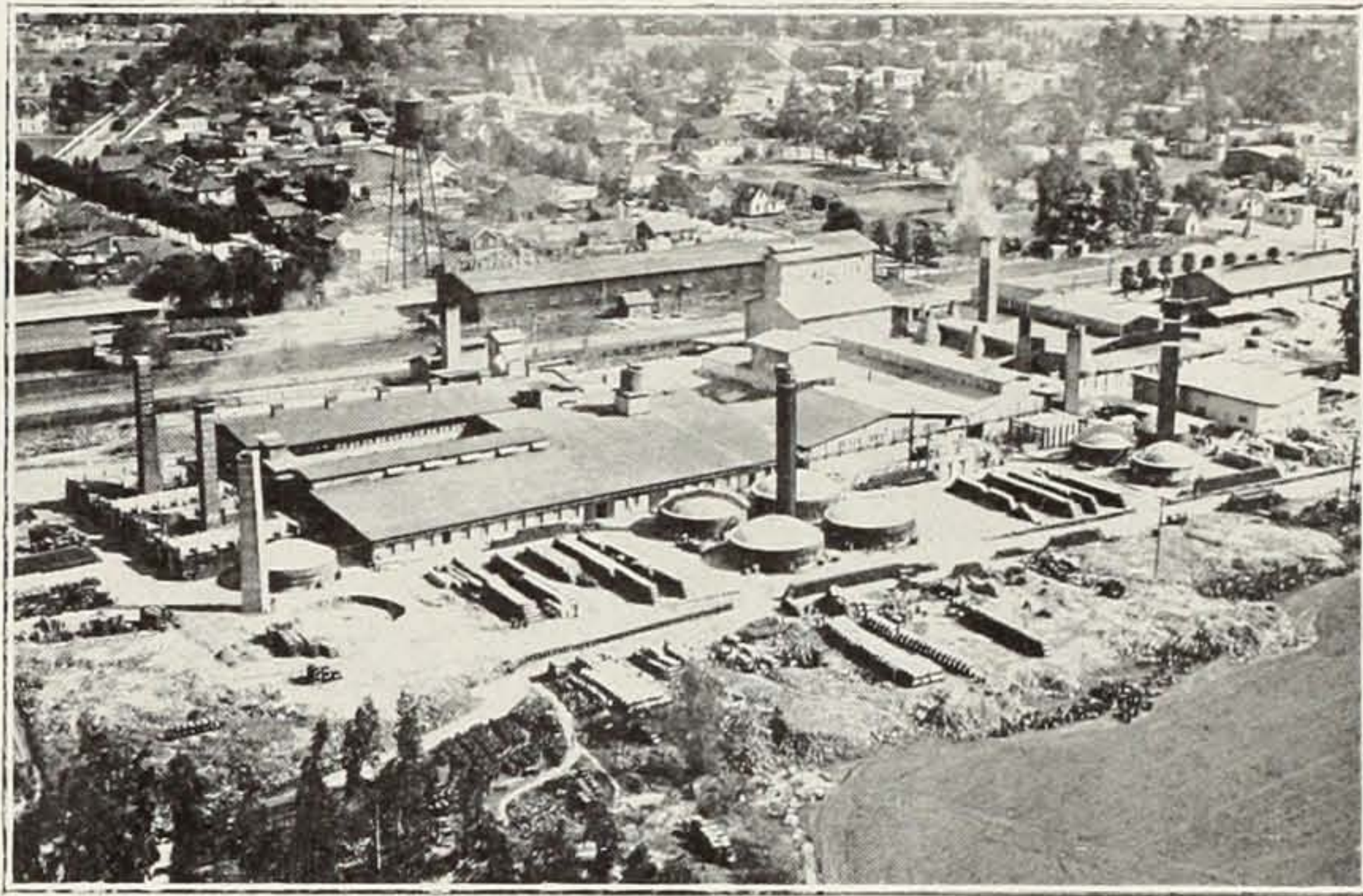
Glendale's industrial center is just a step—seven miles—from the heart of Los Angeles, to which run several wide boulevards. Moderate priced land—about one-third the cost of similar land in the metropolitan man-

ufacturing districts. The tax rate is one of the lowest in Southern California and the city is growing at the rate of 10,000 persons a year.

Glendale is a short run by automobile from the Los Angeles harbor, from which steamers sail daily for all parts of the world.

Through its airport, many acres in extent, Glendale is taking the lead along the aviation line.

And best of all, Glendale is industrially awake. The latch string of the city is on the outside to any bonafide proposition. The welcome is earnest and the cooperation is encouraging.



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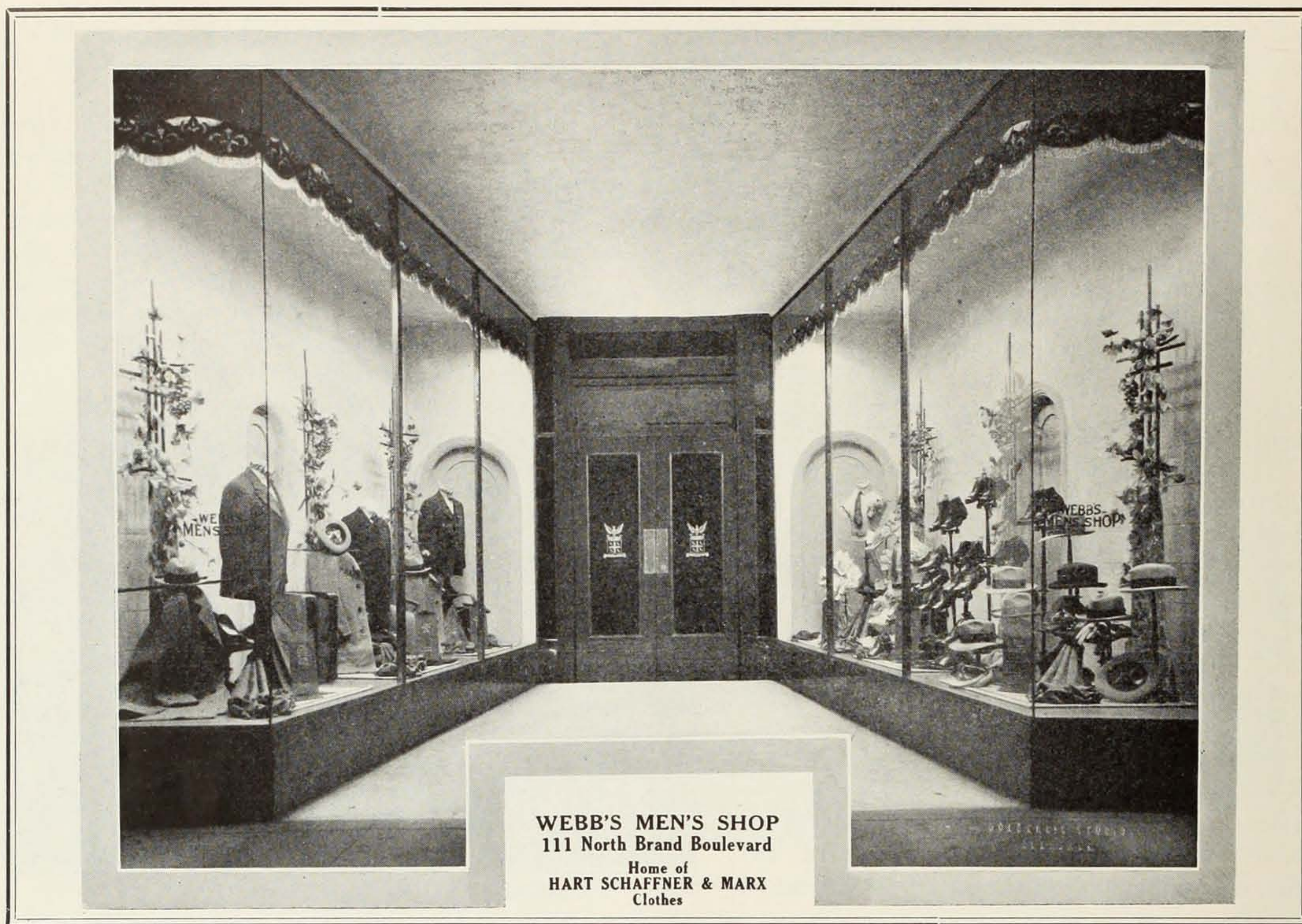
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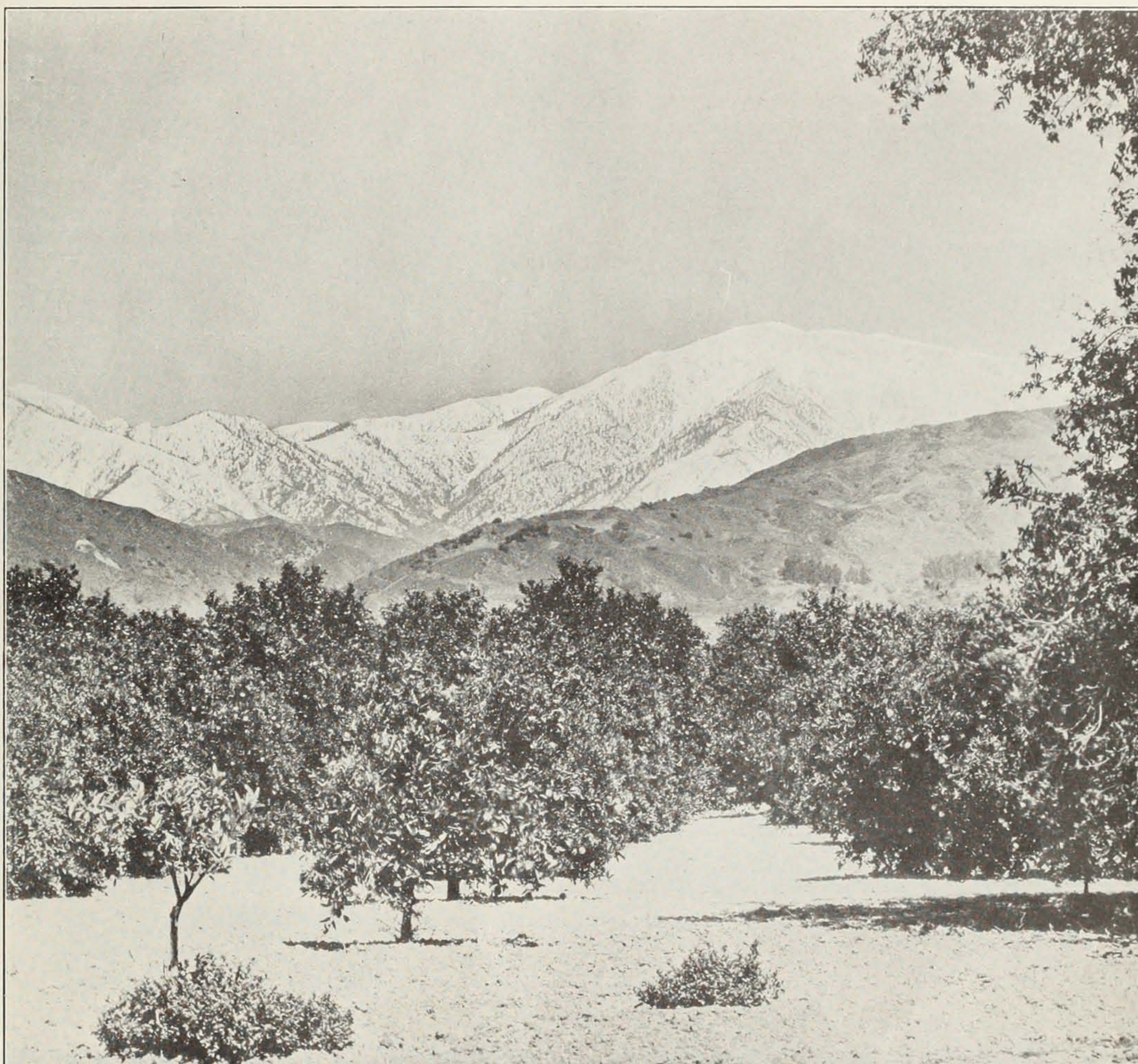


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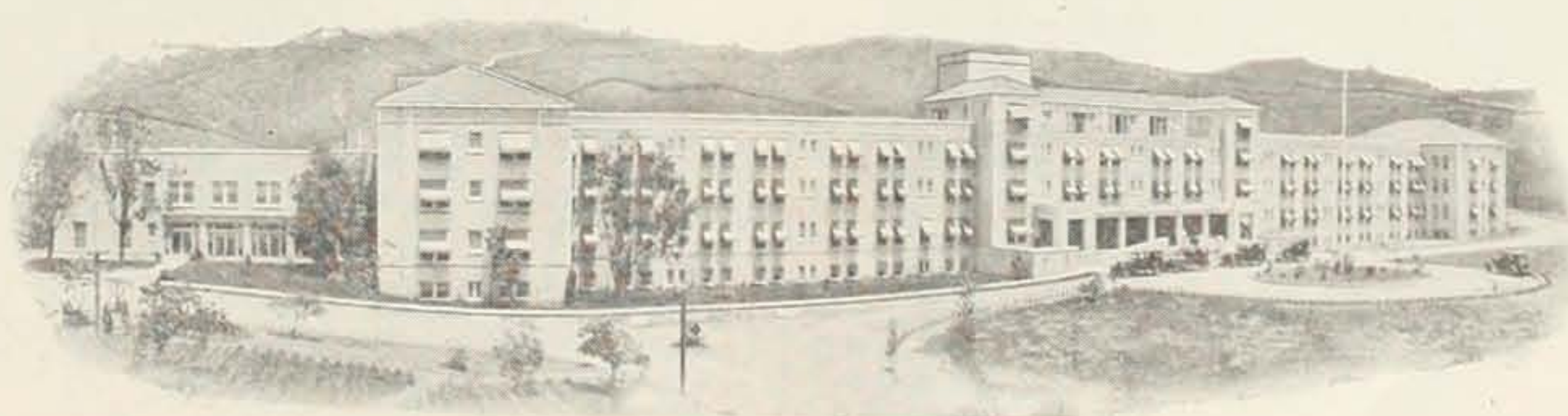
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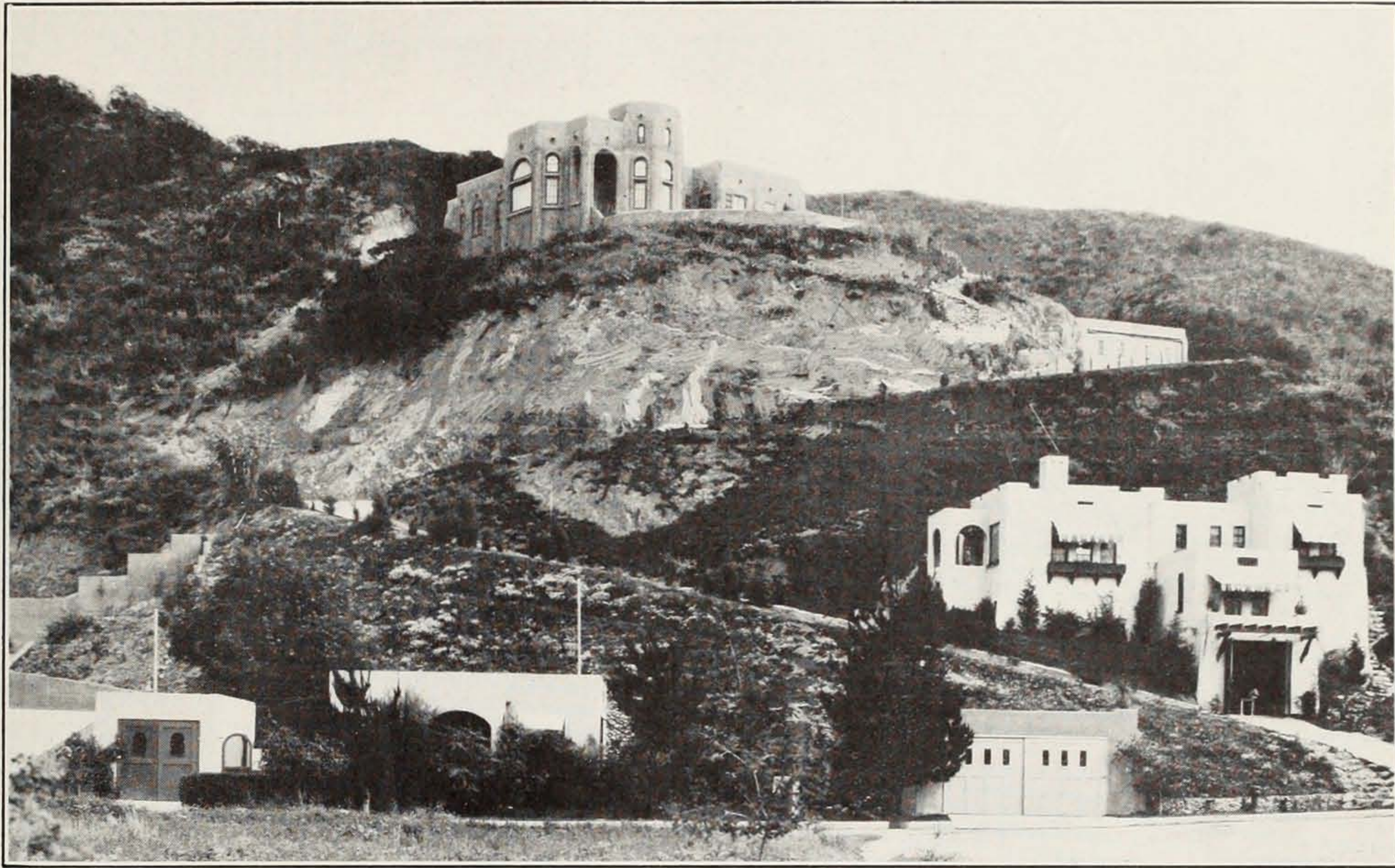
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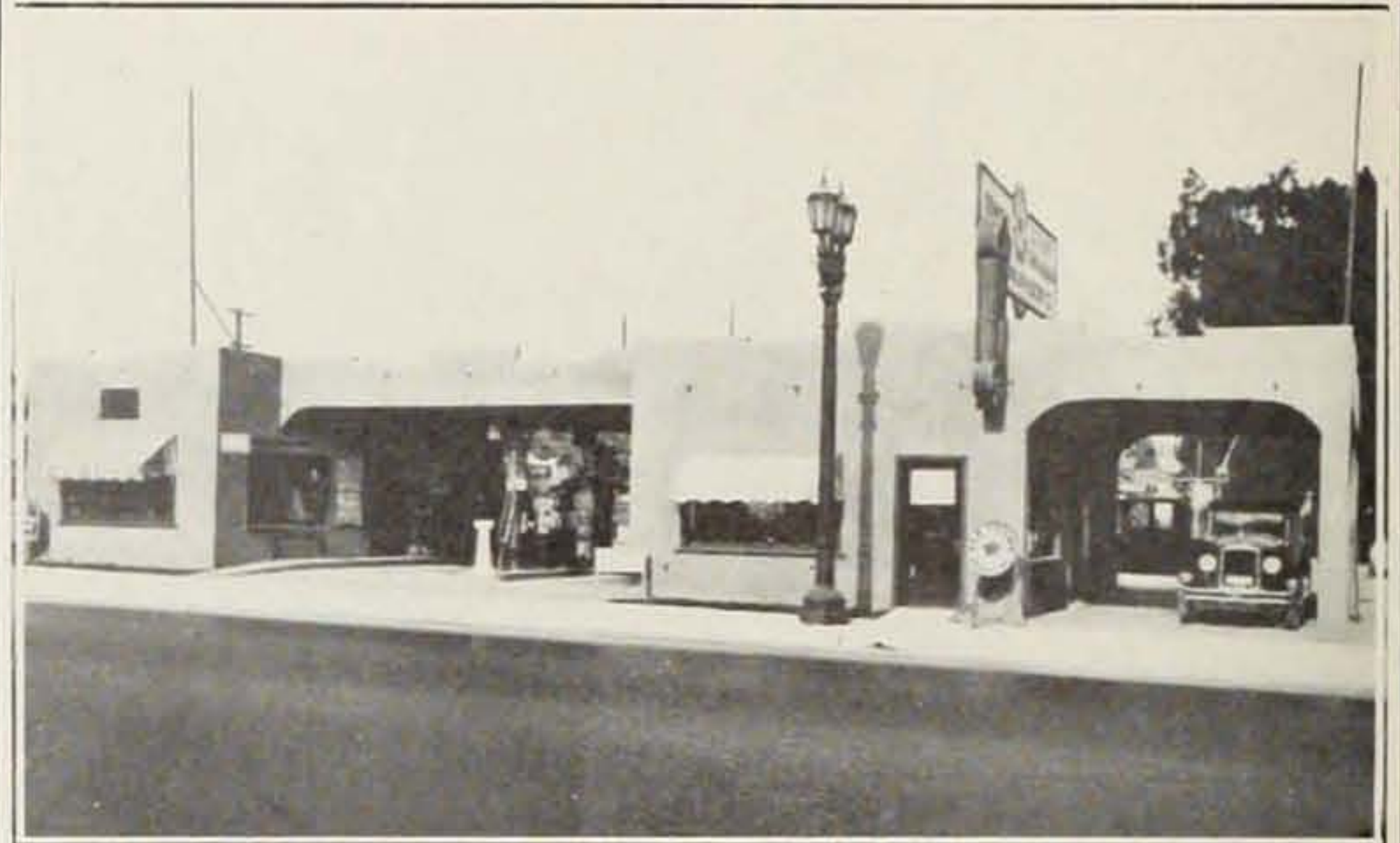
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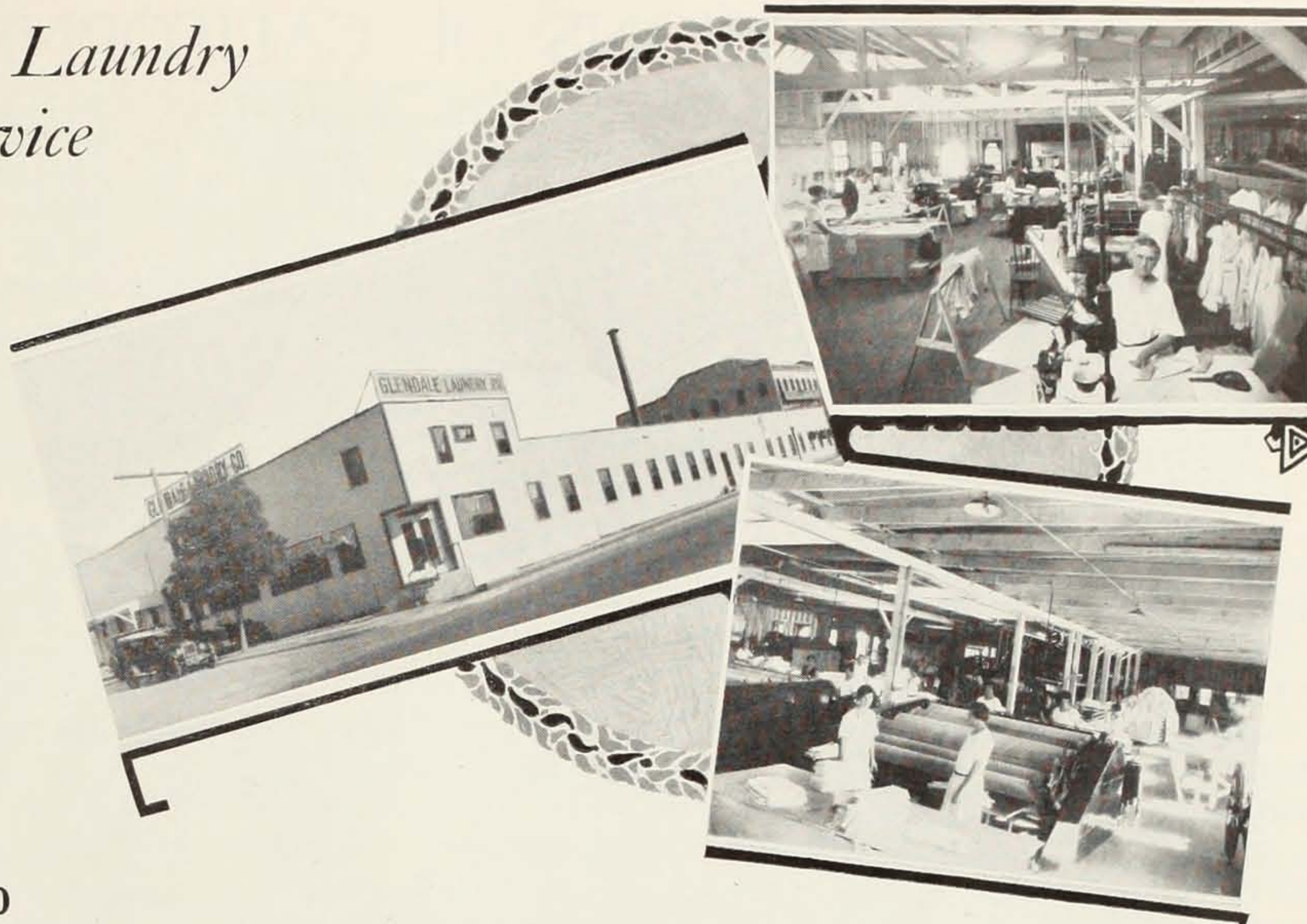
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POPULATION OF GLENDALE

1910	2,742
1920	13,576
1921	25,720
1922	32,500
1923	42,000
1924	52,000
1925	60,000
August, 1926	65,000

BANK CLEARINGS

1925	\$ 82,522,572.28
1926 (8 months)	66,340,314.00
Estimate for 1926	100,000,000.00

An increase of at least 21 per cent for year
(There were no complete accurate records kept prior to 1925.)

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Office
118 West Wilson Avenue
Glendale, California

THE MISSIONS OF CALIFORNIA

By JOHN STEVEN McGROARTY
Author of the Mission Play

IT seems a long way back to the dawning of civilization in California, to the time when padre and conquistadore pushed their way up by land and sea from Mexico to hold California for Christianity in the name of the King of Spain. But things move fast in California and that which is a long time here may be but a brief episode in the pages of world history. And yet as truly as Greece cherishes her Partenon and Italy her Coliseum as marks of ancient culture, so also can California point with great reverence to her own golden age when the Missions were in their glory, and peace and happiness blessed this land. The Missions which we see up and down the coast are truly ruins

as ancient and as illustrious as those in the countries which border on the sunny waters of the Mediterranean. There is no one now living to tell the tale of an age that is gone, of an age which saw the beginnings of the white man's civilization on the western shores of America, and which passed with the passing of the Missions.

The Missions have left their mark on California, from the ground up. Padre, gobernador, capitan, soldier, Indian neophyte and Spanish pioneers reared the foundations and the rafters of a culture which is distinctively California. The coming of the American has emphasized all this. True it is that a nation is no bigger than its past, that the

march of civilization in any country can be no greater than the pillars of the foundations on which it is builded, and the background of its traditions. So it is that when one would picture to himself the glorious possibilities of California's great future, he would first consider California's glamorous past.

Fearless and brave were those brothers of Saint Francis, who, together with courageous escorts of soldiers and sailors braved the unknown wilderness of California that they might bring the light of Christianity to the benighted heathen and to build here the country of new Spain.

Beginning at San Diego in 1769, they kept building their



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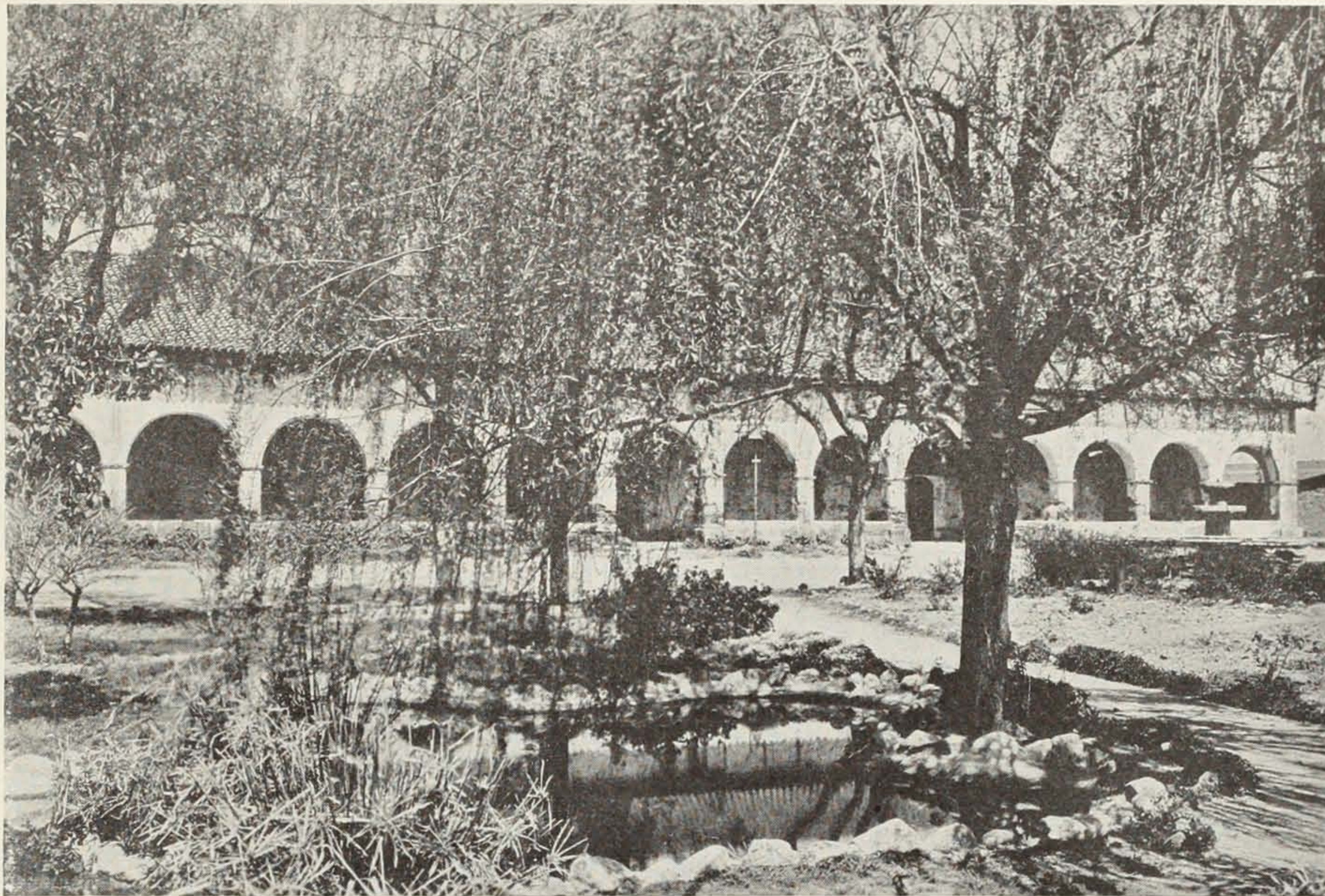
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San Fernando Mission, located at San Fernando, 12 miles from Glendale. Built in 1797



*San Gabriel Mission, San Gabriel. One of the best preserved of the chain.
Erected in 1771*

great Mission establishments until there were twenty-one in a chain from Northern Sonoma in the Valley of the Seven Moons to San Diego in the harbor of the Sun. What remains of these Missions now are mostly the church buildings with here and there an administration building intact as well. These great compounds were established exactly a day's journey apart, connected by El Camino Real, the King's Highway. The Missions were in reality great universities of manual arts, of music and of painting. All in all, the Indians were taught fifty-four European trades.

The padres worked with a definite purpose and plan in mind, but the final fruition of their work for the Indian was never carried out as they had planned it and for that reason California today finds itself with the problem of the Indian on its hands—a problem which were easily settled but for the greed of the white man and the negligence of the government.

However, in the long of it, the great work of the padres will live forever. For they not only laid the foundations of civilization in California, but they held it for the white race against the certain possession of these

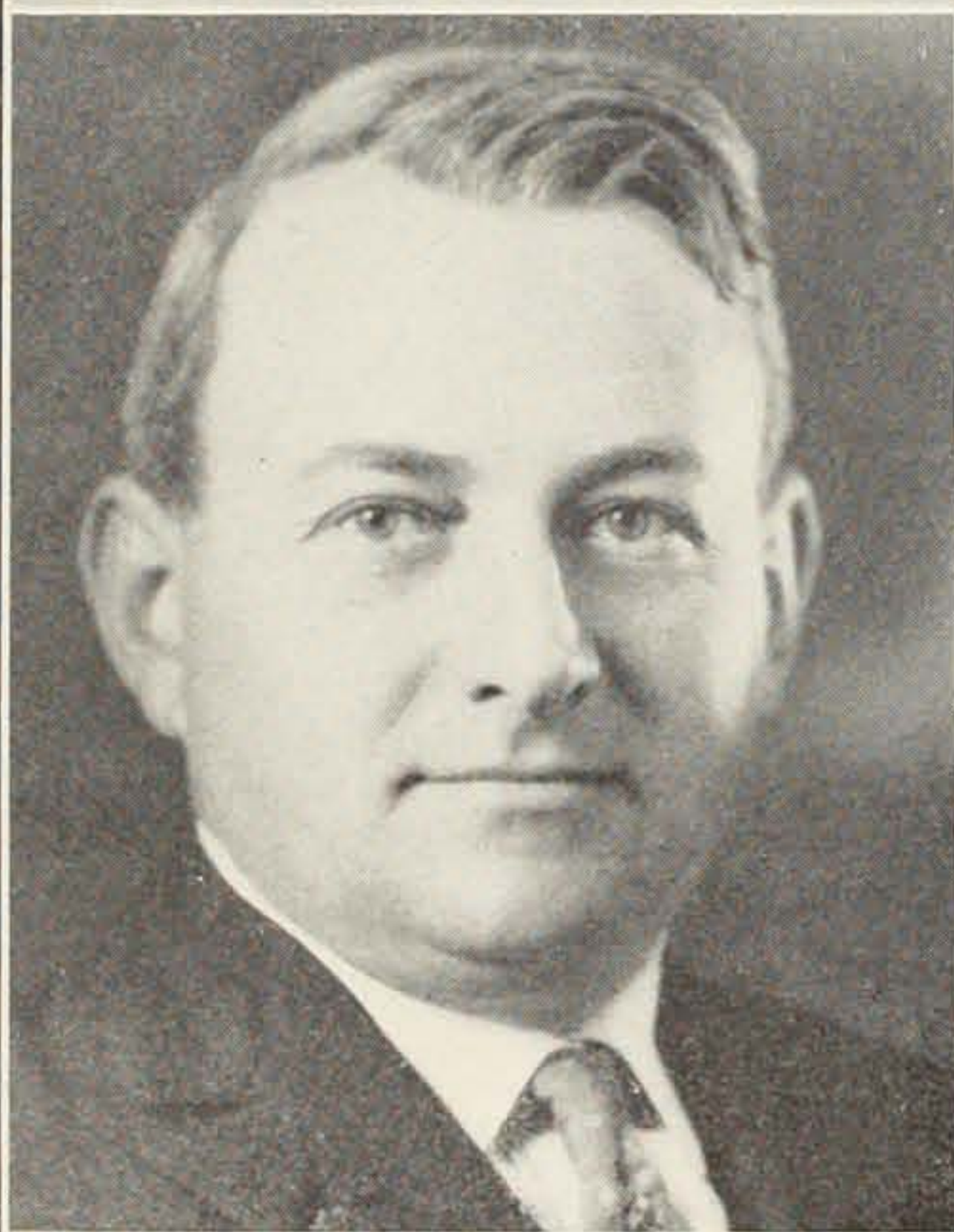
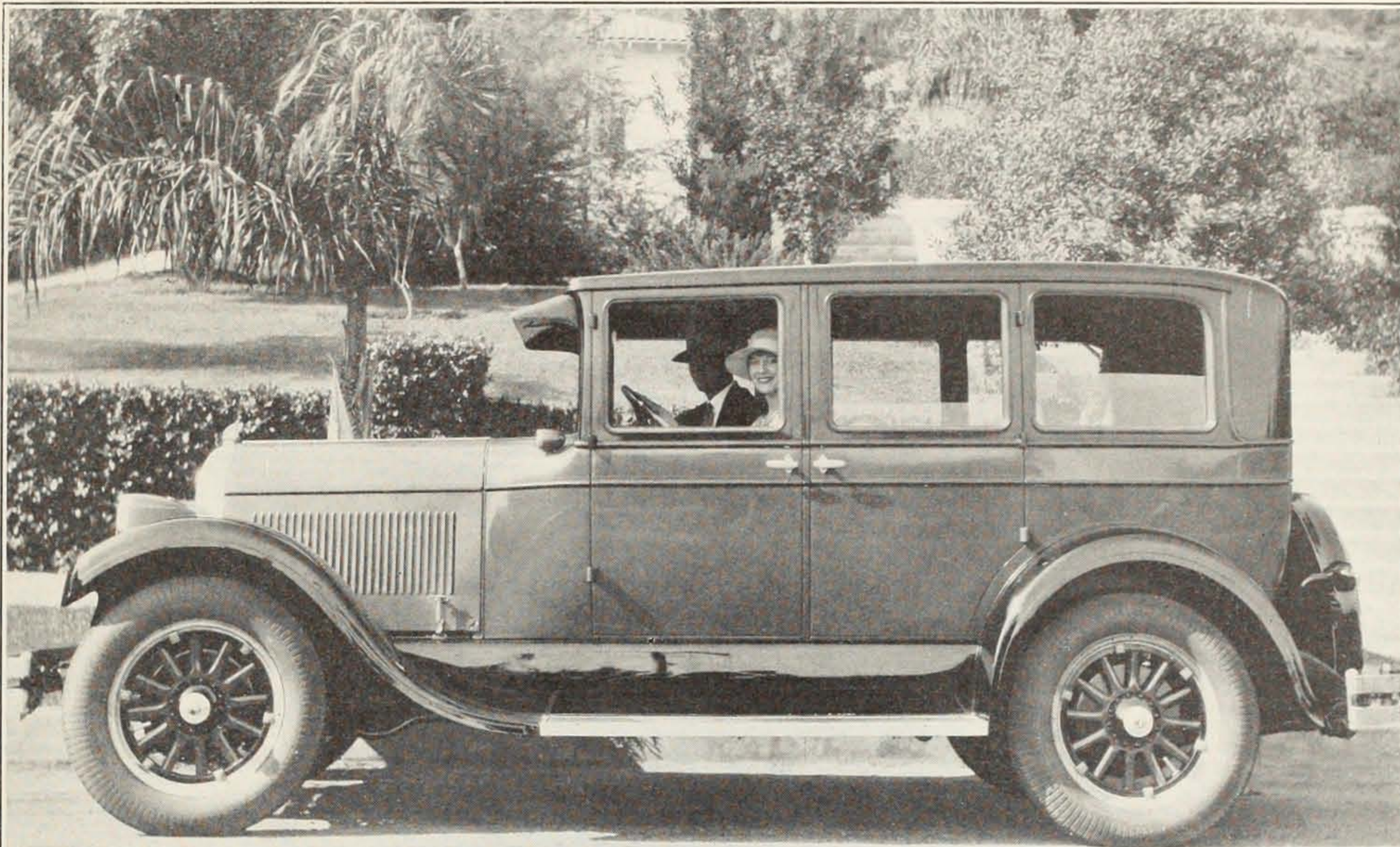
shores by hordes of Mongolians, had not padre and conquistadore been entrenched on this sunny coast-line. All that California is or ever will be is imbedded in the work of those early Spanish pioneers. They marked the destiny of California. Great they made her, but greater they dreamed she would be. A new race has come in the immigration of the Americano. And the the Americano did not take long to adjust himself to the traditions of the country and to pick up the threads of progress where the padres left off. California today is the wonder of the world and will become more

so. Another race is being born in California which will surely outrival both the physical and mental prowess of the Greeks. They are building a distinctive California art and literature and carrying on the sacred and beautiful traditions, the heirlooms of the Spanish pioneers. Not only have the Missions left their mark on the architecture of the new generation which has been quick to appreciate the priceless records of the past, but even as the Missions carved out a distinctive California culture, so also is the new generation accepting it and carrying it forward to the high pinnacle of its destiny.

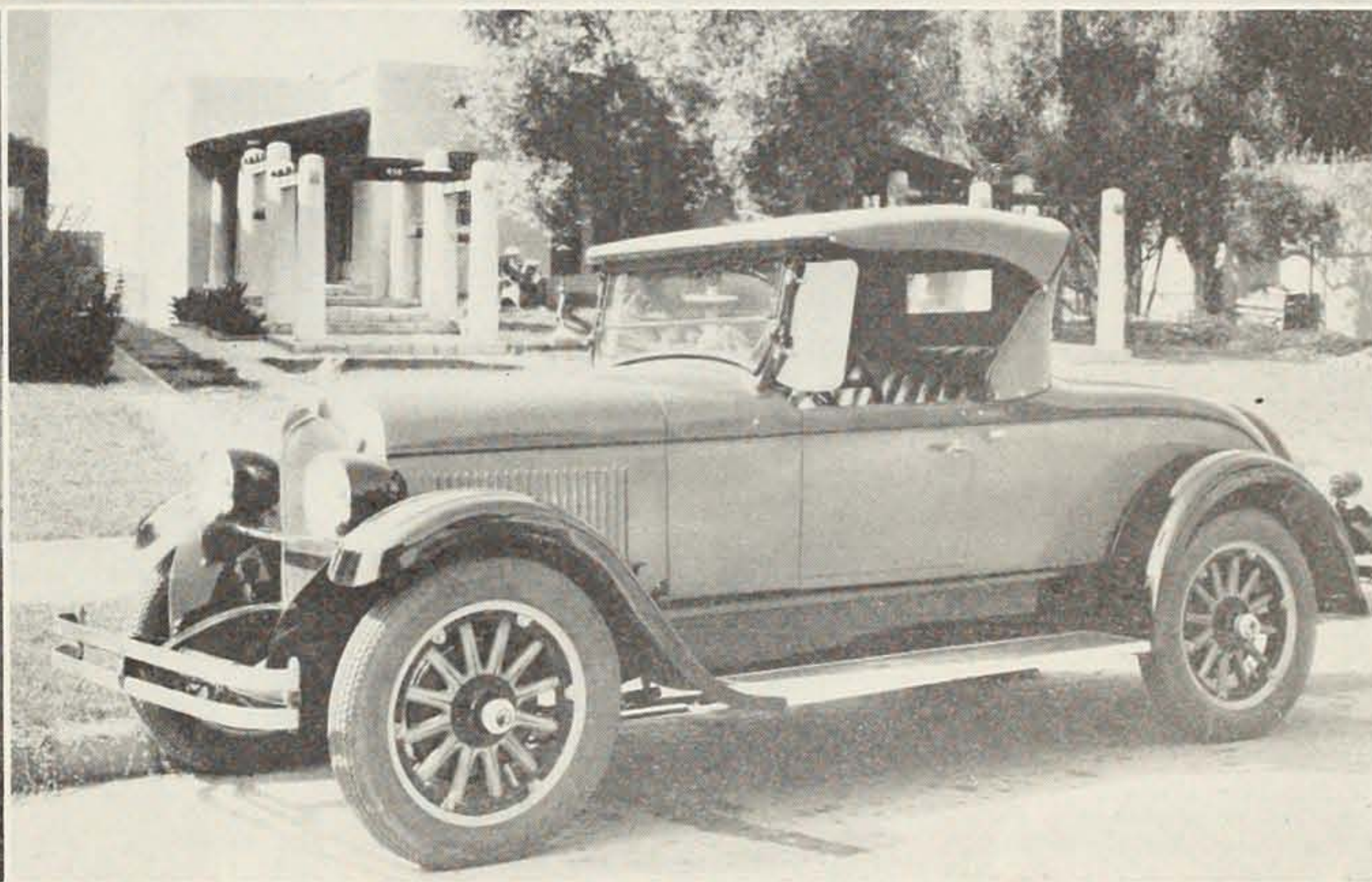
The Missions may crumble in the dust where they are not preserved by friendly hands, but California will always remember them and be indebted to all that they stand for. The padres came with nothing, fortified only with indomitable wills and faith and left an achievement which will remain forever the wonder of the future peoples and the admiration of all historians.



Palm Canyon, one of Nature's mysteries, and a live garden spot in the desert. This variety of palm is found nowhere else.



LYMAN P. CLARK, President
Glendale Motor Car Company



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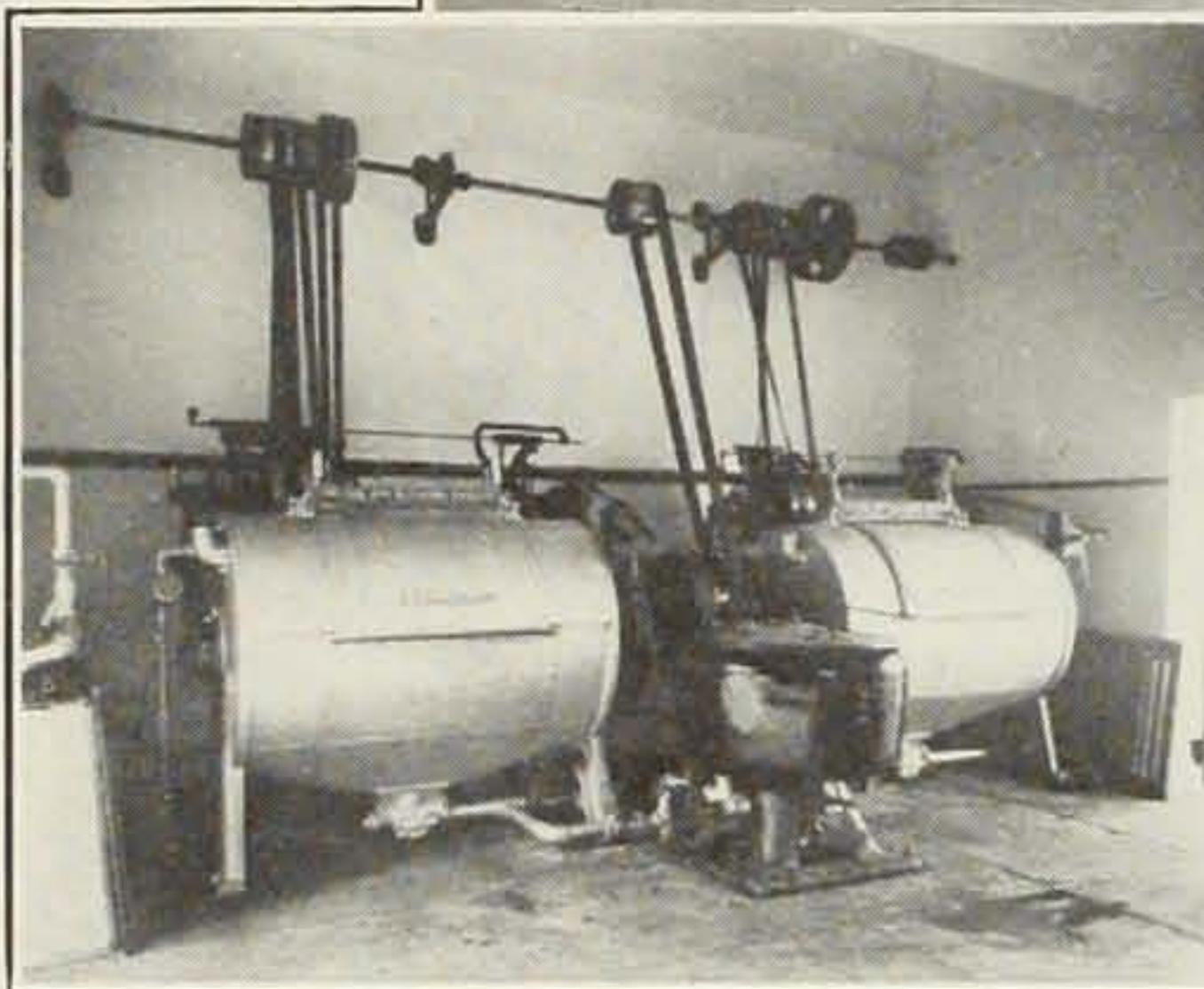
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Acorn Advertising Agency
Ahlmann Drug Co.
Alert Tire & Service Co.
American Florist
Anderson, H. M.
Anderson, Dr. John
Arbenz, C. H.
Arnold, Dr. Frank N.
Automobile Club of So. Calif.
Bachman, Dr. C. W.
Baker-Smith Sign Co.
Baldwin Shirt Company
Bank of America
Bass-Heuter Paint Company
Becker Drug Co.
Beldin Sheet Metal Sales Co.
Belt, W. T.
Bentley Lumber Co.
Betry & Gray
Bibb, John T. Jr.
Blatt's Grocery
Booth, Clinton L.
Bonham & Wagner
Borchard's Pharmacy
Boyer, Dr. H. R.
Bramble's Service Station
Brand Boulevard Nursery
Bread Box Bakery
Brenkman Electric Shop
Broadway Electric Co.
Brock Van & Storage Co.
Brown Drug Co.
Brown, Dr. H. V.
Brown, J. R.
Brown, Ralph W.
Budwig Radio
Builders Hardware & Supply Co.
Burbank Planing Mill
Burr Creamery Corporation
Buster Brown Shoe Store
Butterfield, Incorporated
Cadwell-Baird Iron Works
California Pharmacy
Calla Lily Creamery Co.
Campbell-Land-Pearson
Carl & Henry
Cate Motor Co.
Central Pharmacy
Cert. Laboratory Products Co.
Chase, Dr. R. E.
Chester's Window Cleaning Service
Chisholm, A. W.
City of Glendale
Cizek Auto Electric Co.
Coker & Taylor
Calif. Stone Tile Co.
Coony & Winterbottom
Cooperative Sheet Metal Works
Cornwell & Kelty
Corrigan, R. E.
Cowan, A. T.
Coye, C. Milford
Craven, Dr. L. L.
Crofton Shoe Store
Crowell, Dr. W. R.
Currier, Harry T.
Custer, B. H., Roof Co.
Davis, Dr. Merle B.
DeLuxe Furniture Shop
Dibbern, Arthur H.
Dieterich, Dr. O. A.
Dietrich Realty Co.
Dilley-Brough Furniture Co.
Dirlam & Lardner
Dunn's Flower Shop
Duplex Service Station
Eames, Earl, M. D.
Eastman's Service Station
East Side Sheet Metal Works
Echols, Dr. J. E.
Elwood Gas Appliance Co.
Emmerick & Moore
Famous Department Store
Fanset Dye Works
Fashion Center
Ferry, Peter L.
First National Bank
Fisher, Dr. R. D.
Fisk & Barton
Foothill Loan & Escrow Co., | Forest Lawn Memorial Park
Formanek, Alfred F.
Foulkes, Dr. J. C.
Fox-Woodsum Lumber Co.
Fuller, W. P. & Co.
Gardner & Dunn
Gateway Automotive Co.
Gateway Auto Works
Gateway Herald
Gateway Theatre
Ghrist, Dr. O. E.
Gibraltar Finance Corp.
Girls Shop, The
Gladding-McBean Co.
Glendale Awning & Tent Co.
Glendale Auto Top & Paint Co.
Glendale Baking Co.
Glendale Battery & Ignition Works
Glendale Book Store
Glendale Bootery
Glendale Busi. Col. (David Jones)
Glendale Cafeteria
Glendale Commercial School
Glendale Creamery Co., Inc.
Glendale Crystal Ice Co.
Glendale Daily Press
Glendale Enameling Works
Glendale Evening News
Glendale Feed & Fuel Val. Sup. Co.
Glendale Florist
Glendale Furniture Store
Glendale Hardware Co.
Glendale Housemoving Co.
Glendale Interurban Express
Glendale Laundry
Glendale Lumber Co.
Glendale & L. A. Transfer Co.
Glendale Medical Group
Glendale Men's Shop
Glendale Mill Co.
Glendale Mixed Mortar Co.
Glendale Motor Car Co.
Glendale Motor Marte
Glendale Music Co.
Glendale News Com. Prtg. Co.
Glendale Ornamental Iron Works
Glendale Paint and Paper Co.
Glendale Pharmacy
Glendale Photo Engraving Co.
Glendale Research Hospital
Glendale Sanitarium & Hospital
Glendale Sash & Door Co.
Glendale Shopping News, Inc.
Glendale Small Animal Hospital
Glendale State Bank
Glendale Theatre
Glendale Tile & Composition Wks.
Glendale Towel Supply Co.
Glendale Typewriter Shop
Glendale Welding & Radiator Wks.
Glenn Inn
Globe Builders Supply Co.
Goode & Belew
Good Housekeeping Shop
Gordon & Harrison
Gordon's
Graas, C. F. Co.
Gram's Pharmacy
Grey, J. R. Realty Co.
Guthrie Company, Chas. B.
Hadsell, W. E.
Hamlin & Hepburn
Hanson, Peter
Harvard Super Service Station
Hasty Service Station
Hatz's
Haverty, Thomas Co.
Hawkins, Albert
Hayes Tile & Mantel Co.
Hellman Commercial & Sav. Bank
Hellman Construction Co.
Henry's Garage
Heuser, Chas. A.
Hogue, Dr. Roy V.
Home Grocery
Hooper & Co., Wm. H.
Hotel Glendale
Hotel Maryland Garage
Howe's Superior Service Station
Hub Pharmacy
Huckins & Sons
Hudson-Bonney Lbr. Co.
Hunt & Bowers | Jefferson Co., Collection
Jellison Motor Company
Jewel City Glass Co.
Jewel City Plumbing Co.
Jewel City Undertaking Co.
Johnson & Reeves Plumbing Co.
Johnson, Carl E.
Kafateria Shoe Store
K. B. K. Service Stations, Inc.
Kelley Motor Co., Inc.
Keystone Shade & Linoleum Co.
Kiefer & Eyerick
Kimball, Bruce P.
Kimlin, C. E. Co.
Kinsley Service Station
Kirkman, C. H.
Lasker Corp., A. I.
Lauderdale's Irish Linen Store
Leach, Dr. W. O.
Lee-Gingery Co.
Lewis Jewelry Co.
Lincoln Theatre
Line, Dr. F. Warren
Logan, Dr. R. C.
Loomis, Gertrude
Los Angeles Creamery Co.
Los Angeles Examiner
Lounsbury & Harris
Lovell, Ralph O.
Lucas, Dr. P. O.
Luccock, Dr. J. P.
Lund, H. W. Service Station
Lusby, Dr. Charles R.
Machtolf-Doll Electric Co.
Maple Avenue Pharmacy
Marple, Dr. Joseph
Mason & Fay
Mason Electric Service
Melba Jeanne Shoppe
Merrill's Dollar Store
Metro Hardware Co.
Milady's Style Shop
Millea's
Miller & Webber
Miller, H. L. Co.
Miller's Guaranteed Fords
Mills, S. J.
Mitsch, W. H., Ins.
Model Men's Shop
Modern Clothing Co.
Monarch Auto Supply Co.
Morton Stores, Inc.
Morris Bros. Market
Murphy's Market
MacBain's Grocery
McBryde & Wix
McDaniel Motor Co.
McLean, R. A. Motor Sales Co., Inc.
National Ice & Cold Storage Co.
Nelson Bros.
Nelson Home Creamery
Nelson Insurance Agency
New England Furniture Co.
Newton, J. A., Electric Co.
Newton, Dr. Warren G.
New Way Finance Corp.
Nisle, Ed
Olin & Hutchinson
Orgibet Printing Co.
Our Boys' Shop
Owen & Son, H. R.
Pacific Northwest Service Station
Pacific Pharmacy
Pacific Telephone & Telegraph Co.
Pacific S. W. Tr. & Sav. Bank
104 North Brand
Pacific S. W. Tr. & Sav. Bank
Glendale & Broadway
Packer Motor Co., Inc.
Panama Transfer Co.
Park Avenue Pharmacy
Parker & Black
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Patten-Davies Lumber Co.
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Porter, Glen B. | Premier Laundry Co.
Psenner-Rothe, Inc.
Quality Grocery
Radke, Ed. N.
Rea, J. V. Investment Co.
Reavis, T. B.
Red Feather Materials Co.
Reliable Super Service Station
Remmen, Dr. E. J.
Riner, Sam H.
Ripley Realty Co.
Riverside Lumber Co.
Robinson, Spencer
Rollin Pin Bake Shop
Royal Furniture Co.
Russell-Pierce Furniture Co.
Sanner Sheet Metal Works
Saunders Paint Co.
Schulte, J. J. Drug Co.
Scott, Dr. H. O.
Scovern, L. G. Co.
Security Trust & Savings Bank
Service Drug Co.
Sherman-Bond Auto Elec. Co.
Sherwood's Inc.
Sherrod's
Shuck Music Co.
Silk Store, The
Sloan, B. W. Co.
Smith's Boot Shop
Smith Electric Co.
Smith, Ernest
Smith, Dr. H. C.
Smith, Jesse E. Co.
Smith's Garage
Snappy Service Station
S. & R. Milling Co.
Standard Oil Co.
Stickney & Dahl
Stillman Printing Co.
St. James Hotel
Stoller Drug Co.
Stone, Dr. Fay G.
Superior Printing Co.
Suzanne Smart Hat Shop
Swift, Dr. Edward
System Dye Works
Tanner & Hall (Ltd)
Tillotson's Art Needlework Shop
Toledo Gas Floor Furnace Co.
Safeway Stores Inc., Totman, T. L.
Traver, Miss Winnifred
Trice Furniture Co.
Twining & Myers
Union Ice Company
Union Lime Company
Valley Cigar Co.
Valley Paint Company
Valley Tire Co.
Van Grove, Inc.
Ventura Service Station
Verdugo Electric Co.
Vickery, W. T.
Voelker Company, A. H.
Walker, Dr. W. B.
Walton, C. W. Jr.
Walton, Fred B.
Ware Transfer Co.
Warren, E. G.
Warriner, Dr. W. W.
Watson Company, T. W.
Webb, H. S. & Co.
Wende, G. H.
West Coast Auto & Machine Wks.
West Coast Paper Co.
Western Auto Supply Co.
Western Furniture Co.
Westphal, Dr. H. G.
Whitehead & Chaney
Williams Dry Goods Store
Wilson-Bell Hardware Co.
Wilson Brothers
Wilson, Inc., L. H.
Windsor Hospital
Wolf's Pharmacy
Woods, F. E. Book Store
Woodward, Dr. C. M.
World Print Shop
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Young, Dr. T. C.
Yutz Sign Service
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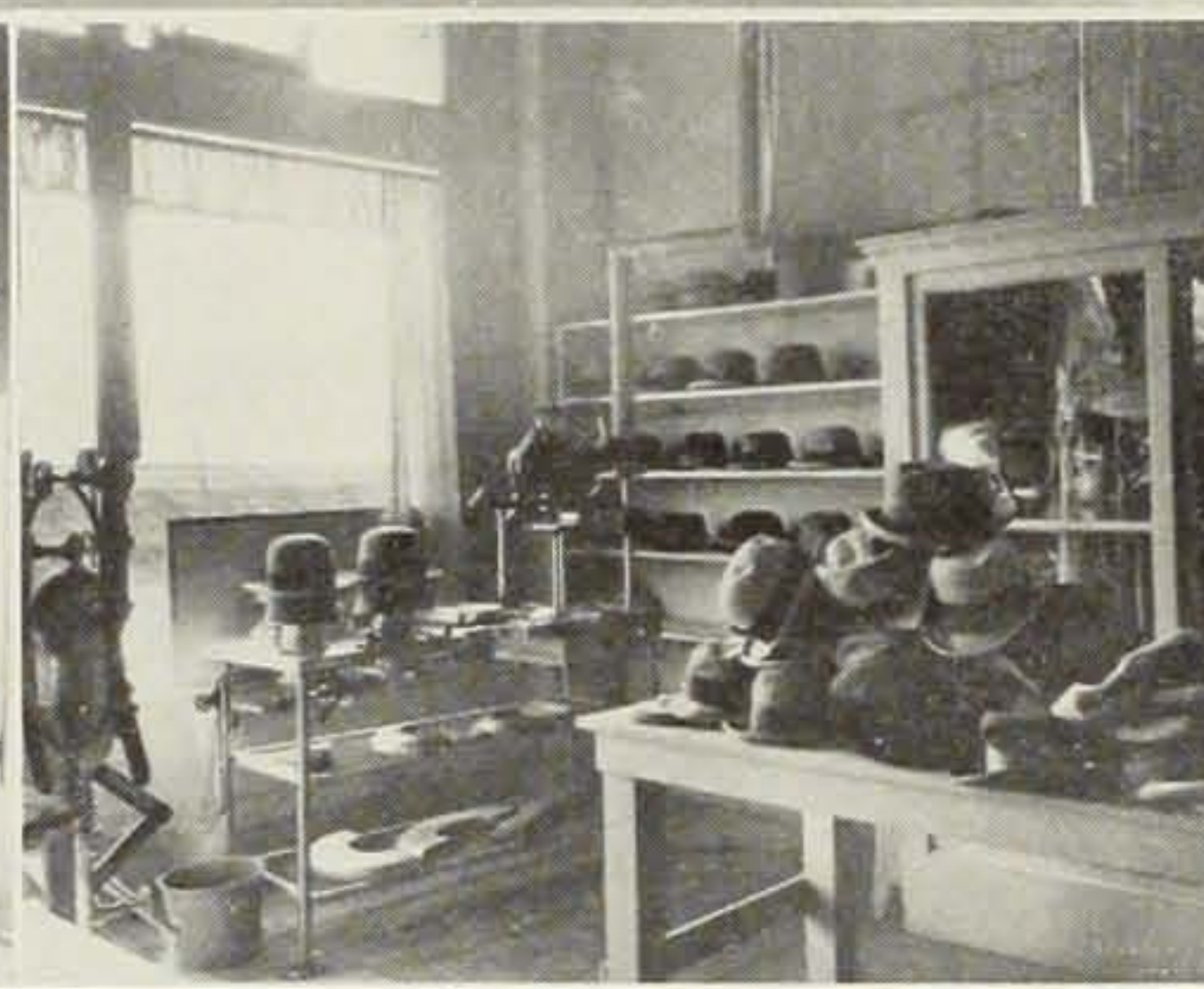
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