

# RECORD OF PROCEEDINGS

100 LEAVES

## MINUTES OF A MEETING OF THE BOARD OF DIRECTORS

of

### THE PUEBLO CONSERVANCY DISTRICT

May 23, 1945

A meeting of the Board of Directors of The Pueblo Conservancy District was held at 2:30 P.M. May 23, 1945 in the office of the District, 207 Colorado Building.

Directors present: John M. Holmes, W. T. Mathis and Frank Pryor Jr. Also present at the meeting was Elbert D. Greene. The meeting was called to order and presided over by John M. Holmes, president of the District

Minutes of the meeting of September 25, 1944 were read and upon motion by W. T. Mathis seconded by Frank Pryor Jr., approved as read.

Mr. Holmes reported that the slag at bottom of the Union Avenue Viaduct south side repair cannot be pulled back up and used according to Arthur Allen. That Mr. Allen thinks it should just be spread out on the bottom of the river to keep from obstructing the flow of water.

The following vouchers were read, and upon motion by Mr. Pryor, seconded by Mathis, were ordered paid by the Treasurer:

|  |            |
|--|------------|
| 10705 J. E. Creel, County Treasurer    | \$873 90   |
| 10706 Greene & Company                 | 2 50       |
| 10707 The First National Bank, Pueblo  | 4 58       |
| 10708 Winifred Cross                   | 88 40      |
| 10709 First National Bank, Pueblo      | 11 60      |
| 10710 Southern Colorado Investment Co. | 41 00      |
| 10711 Treasurer of the United States   | 7,630 02   |
| 10712 First National Bank, Pueblo      | 53,653 75  |
| 10713 R. M. Ogle                       | 23 75      |
| 10714 Greene & Company                 | 22 98      |
| 10714A First National Bank, Pueblo     | 30,000 00  |
| 10715 Winifred Cross                   | 88 40      |
| 10716 First National Bank, Pueblo      | 11 60      |
| 10717 The Southern Colorado Inv. Co.   | 41 00      |
| 10718 The First National Bank, Pueblo  | 174,350 00 |
| 10719 Wilmington Savings Fund Society  | 1,250 00   |
| 10720 Mary Dean Reed                   | 600 00     |
| 10721 The Middelkamp Agency Co.        | 2 50       |
| 10722 Winifred Cross                   | 88 40      |
| 10723 Collector, Internal Revenue      | 11 60      |
| 10724 The Southern Colorado Inv. Co.   | 41 00      |
| 10725 Charles M. Rose                  | 51 70      |
| 10726 The Middelkamp Agency Co.        | 92 50      |
| 10727 Pueblo Agencies, Inc.            | 92 50      |
| 10728 Greene & Company                 | 277 50     |
| 10729 Samuel T. Jones Jr. Agency       | 25 00      |
| 10730 Cecil A. Lee                     | 5 00       |
| 10731 J. E. Creel, County Treasurer    | 458 99     |
| 10732 The First National Bank, Pueblo  | 107 75     |
| 10733 State Compensation Ins. Fund     | 3 00       |
| 10734 Winifred Cross                   | 80 10      |
| 10735 First National Bank, Pueblo      | 19 90      |

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| 10736 Southern Colorado Inv. Co.      | \$ 41 00  |
| 10737 S. T. Jones, Jr. Agency         | 5 00      |
| 10738 Treasurer of the United States  | 781 44    |
| 10739 Brown Construction Company      | 123 60    |
| 10740 Brown Construction Company      | 912 50    |
| 10741 Charles M. Rose                 | 28 00     |
| 10742 Winifred Cross                  | 80 10     |
| 10743 First National Bank, Pueblo     | 19 90     |
| 10744 Southern Colorado Inv. Co.      | 41 00     |
| 10745 Charles M. Rose                 | 23 60     |
| 10746 Winifred Cross                  | 80 10     |
| 10747 Collector, Internal Revenue     | 19 90     |
| 10748 Southern Colorado Inv. Co.      | 41 00     |
| 10749 Charles M. Rose                 | 9 00      |
| 10750 A. G. Kochenberger              | 1 75      |
| 10751 Winifred Cross                  | 80 10     |
| 10752 First National Bank, Pueblo     | 19 90     |
| 10753 Southern Colorado Inv. Co.      | 41 00     |
| 10754 Charles M. Rose                 | 750 00    |
| 10755 The First National Bank, Pueblo | 13,751 25 |
| 10756 The City of Pueblo              | 37 50     |
| 10757 John M. Holmes                  | 10 00     |
| 10758 W. T. Mathis                    | 10 00     |
| 10759 Frank Pryor                     | 10 00     |
| 10760 Winifred Cross                  | 80 10     |
| 10761 First National Bank, Pueblo     | 19 90     |

Mr. Pryor made a motion which was seconded by Mr. Mathis that the Board ratify action of the President in disposing of the following Tax Sale Certificates:

|                          |           |   |
|--------------------------|-----------|---|
| Robt. Roblek             | \$ 250.90 | 97563   |
| Joe Rocco                | 125 00    | 90537   |
| McClelland Merc. Co.     | 427 35    | 81093   |
| Clark & Bellinger        | 5,933 98  | 64806; 70919; 75289; 78058;<br>90596; 87880; 85580; 88238;<br>91006; 92992; 94812; 96447<br>90445; 83198; 88017; 90782  |
| Wm. L. Hopper            | 203 57    | 2416; 56309; 58153  |
| Jesus Hernandez          | 21 16     | 2465  |
| Mrs. Tom Kato            | 12 80     | 75201   |
| Verne Hyde               | 462 86    | 96268; 94621  |
| Rushnevsky & Block       | 1,948 96  | 85555 and 88210   |
| McClelland Merc. Co.     | 859 70    | 98693   |
| Crews-Beggs D. G. Co.    | 108 25    | 64863; 71016 and on 75412   |
| Joe Ellis                | 25 00     | 77837; 90453; 83208; 85384;<br>88024; 90791; 92776; 94605;<br>96251   |
| L. Silver                | 336 11    | On cert. 90850  |
| American Legion Home     | 100 00    | 96231; 94586; 92719; 92753  |
| T. Duran                 | 20 11     | 83241; 85410  |
| Rose E. Holloran         | 174 18    | 85503; 88150; 90913; 92904;<br>94720; 96362   |
| L. A. Webber             | 456 26    | 96498; 96506  |
| J. Gobatti               | 65 22     | 70960   |
| J. E. Holderman          | 150 30    | 961780  |
| Mallaby-Campbell         | 140 50    | 75148; 77907; 90485; 87765;<br>85435; 88083; 90846; 92834;<br>94652; 96295; 97573   |
| Vail Hotel Operating Co. | 15,554 08 | 2422; 2423; 56311; 58155; 59851;<br>61647; 64823; 70962; 75343;<br>78099; 90612; 87899; 85608;<br>88274; 91037; 93018; 94837;<br>96471; 97755; 98899; 2424; 56312;<br>58156; 59852; 61648; 64824; 70962;<br>75344; 78100; 90613; 87900; |
| Roy O. Frantz            | 510 34    |   |

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|                             |             |   |
|-----------------------------|-------------|---|
| Roy O. Frantz, continued    | §           | 85609; 88275; 91038; 93019;<br>94838; 96472; 97756; 98900;<br>2425; 56313; 58157; 59853;<br>61649; 64825; 70964; 75345;<br>78101; 90614; 87901; 85610;<br>88276; 91039; 93020; 94839;<br>96472A; 97757; 98901 |
| Pete Ribar                  | 48 52       | 90818   |
| Ada Berger                  | 36 95       | 96206; 97485; 98623   |
| Motor Accessory & Parts Co. | 903 77      | 58100; 59793; 61572; 64716;<br>70787; 75124; 77883; 90472;<br>83254; 85415; 88060; 90825;<br>92814; 94635; 96281; 97558;<br>98699   |
| Susie Wright Russell        | 161 86      | 64797; 70903; 75272; 78036;<br>90581; 87368; 85566; 88220;<br>90988; 92978; 94794; 96433;<br>97707; 98854;  |
| Sadie Ruthkofsky            | 1,367 02    | 64702; 70795; 75135; 77896;<br>90476; 87756; 85426; 88071;<br>90834; 97835; 98974   |
| Bromley and Leach           | 10,806 21   | 90853; 92842; 94658; 96301;<br>97578; 98718   |
| M. M. McGuire               | 192 56      | 92865; 94680; 96322; 97598;<br>98767  |
| A. N. Carroll               | 22 89       | 93023; 94841; 97856; 98903  |
| Total collected             | § 41,426 91 |   |

It was reported by the Secretary that the lease of Arthur & Allen on the land at the Rock Canyon Barrier expires as of May 1, 1946. They wished to have all their leases expire at one time so paid - in addition to the \$120.00 due from May 1, 1945 to May 1, 1946 an additional \$80.00 to pay their rent up to Dec. 31, 1946 which is the expiration date of other leases they have.

Report was made by Mr. Holmes that a Mr. R. N. Wade was trespassing on land in the river bottom just west of the West 4th St. bridge and that Mr. Rose had been instructed to write a letter asking Mr. Wade to vacate that land as of June 15th. (Copy of letter attached hereto.)

Mr. Holmes announced that bonds of J. E. Creel for the 1945-1947 term had been placed as follows:

|                       |             |
|-----------------------|-------------|
| Middelkamp Agency Co. | \$10,000.00 |
| Pueblo Agencies       | 10,000.00   |
| Greene & Co.          | 30,000.00   |

making the total of the \$50,000.00 bond on the County Treasurer to the Pueblo Conservancy District.

Mr. Holmes then stated he wanted to make record of the following: In October, 1944 a meeting (not of record) had been held in his office by the Board of Directors at which time plans were gone over with the government engineers prior to a contract-letting for the repairs to the levee and sewer just west of the Santa Fe Avenue highway bridge. The plans were agreed upon by the government engineers, Mr. Studinski of the City of Pueblo and the Board of Directors of The District. That on November 2, 1944 a meeting was held in his office at which time the formal contract with the government was signed and plans received final approval and a check given to the Government in the amount of \$7630.02 as the then estimated cost of the cities' and district's part of the construction costs of the project estimated to be approximately \$16,000.00 Since that time the Board of Directors had paid a visit to the work after it was finished and had accepted the project.

May 14, 1945

Mr. R. H. Wade,  
121 Garfield,  
Pueblo, Colorado.

Dear Sir:

You are now occupying as a trespasser lands in the official channel of the Arkansas River owned by the Pueblo Conservancy District; such lands being on the South side of the river and West of the 4th Street bridge and part of the Northerly portion of Block C, Corona Park, together with vacated D & R G right-of-way owned by the Conservancy District.

You are hereby ordered and directed to vacate said property immediately and to remove not only all of your personal property therefrom but also any improvements that you have erected, and unless you do so on or before June 15th legal action will be taken by the District accordingly. Nothing in this letter is to be construed as confirming in you any right whatsoever in such land or improvements thereon or as a waiver of any trespass.

Very truly yours,

THE PUEBLO CONSERVANCY DISTRICT

By

*J. M. H.* (signed)  
President

*Sent by registered mail*

*70.*

AND AFTERWARDS, That on the 10th day of April, A. D. 1945, the same being one of the regular juridical days of the May term of said Court, there was among the proceedings had, held, done and entered of record, the following Order, which said Order is in words and figures as follows, to-wit:

IN THE MATTER OF THE )  
PUEBLO CONSERVANCY )  
DISTRICT. )

ORDER.  
17664.

COPY

At this day, it appearing to the Court that the terms of office of Frank S. Pryor, W. T. Matzhis and John M. Holmes, as Trustees of the Pueblo Conservancy District have expired herein, and the Court being fully advised in the premises, and it being right and proper so to do,

It is Ordered that Frank S. Pryor, W. T. Matzhis and John M. Holmes be, and the same are hereby re-appointed as Trustees of the said Pueblo Conservancy District.

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That a meeting with Engineers Cole and Calkins of Albuquerque had been held in May by John M. Holmes when he took them to the Barrier site to make inspections and look the situation over as to a reservoir site or location.

That another meeting had been held May 11, 1945 in Mr. Holmes office at which time it was decided to make a change in the office, following which Meeting Mrs. Cross was to be written that her services were terminating- letter follows:

May 11, 1945

The Pueblo Conservancy District,  
Pueblo, Colorado

Attention: Mrs. Winifred Cross, Secy

Dear Mrs. Cross:

At a special meeting of the Board of Directors of The Pueblo Conservancy District held this date, it was decided to instruct Attorney Charles M. Rose to start action on which we termed Bernstein Property and also the Midland Hotel Property. He is also requested to contact a squatter on the south bank of the Arkansas River between the Pueblo Water Works and the 4th Street bridge to see what right that party has to occupying the property.

It was also decided at this meeting that certain changes in the setup of The Pueblo Conservancy District were felt to be necessary.

- 1: For the economical operation of the District
- 2: For the future activity of Tax Collections
- 3: On account of activity of Water Transversion and future work of inspection, repairs, construction, and work on the levees and barriers, it was felt that changes should be made.

Therefore, we felt that for the above reasons that it is best that we make the following changes effective as of July 1st.

The offices which we do not use in the Colorado Building will be discontinued and it will be the duty of the present secretary to so notify the proper authorities that the Conservancy District will vacate their office as of July 1st.

Due to the feeling that we have of our requirements covering the above mentioned, we feel that it is necessary that we employ a secretary who is familiar with real estate, its values, and its tax problems; one who will be capable of aiding the board in looking after much of the work that must be done in the inspection and construction work and repairs of levees and barriers.

Therefore, a new secretary will be appointed as of July 1st. The present secretary will be notified at an early date the name of the secretary. It is the request that the present secretary shall make all the information and records available to the one to be newly appointed so that the transfer may be made with little or no difficulty.

It is expected that the new appointee shall be given all information and shall have to him properly explained all of the operating details of the secretary's office of The Pueblo Conservancy District.

PUEBLO CONSERVANCY DISTRICT

Nº 41

(unsigned)

President

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That a reply had been received from Mrs. Cross accepting her dismissal from the District but asking that inasmuch as the annual audit of the District was made as of May 31st, her services would not be available after June 1st, that being the logical time to make a change in her office. And that a letter had been written to Mrs. Cross which was signed by Mr. Holmes that her proposition was accepted and that she would be relieved as of June 1st, 1945.

That the following letter had been received from R. C. Thatcher:

May 15, 1945

Board of Directors,  
Pueblo Conservancy District,  
Colorado Building,  
Pueblo, Colorado.


Gentlemen:

I hereby tender my resignation as Treasurer of the Pueblo Conservancy District, for acceptance on or before June 1st, 1945.

Yours truly,

(signed) R. C. Thatcher

Mr. Holmes called for a motion on this last-read letter and motion was made by Mr. Pryor and seconded by Mr. Mathis that this resignation be accepted with regret and that the secretary write Mr. Thatcher of this action of the Board and their thanks for his long service to the District (copy of letter attached hereto). Mr. Holmes was asked to sign cancellation of bonds of Secretary and Treasurer as of May 31st. There being no further business to come before the meeting, it was, upon motion, adjourned.

  
Secretary

May 24, 1945

Mr. R. C. Thatcher, Treasurer,  
The Pueblo Conservancy District,  
Pueblo, Colorado.

Dear Mr. Thatcher:

At a meeting of the Board of Directors of  
The Pueblo Conservancy District held May 23rd, 1945,  
your letter of May 15th, 1945 resigning as Treasurer of  
the District as of June 1st, 1945 was read. It was  
accepted with regret and with the instructions that I  
write you of this acceptance and convey to you the deep  
felt thanks of the Board for your many years of service  
to the District.

Yours very truly,

THE PUEBLO CONSERVANCY DISTRICT

BY

Secretary

WC





**THE FIRST NATIONAL BANK**  
CAPITAL AND SURPLUS \$1,500,000  
**PUEBLO, COLO.**

R.C. THATCHER.  
VICE PRESIDENT

May 15, 1945.

Board of Directors,  
Pueblo Conservancy District,  
Colorado Building,  
Pueblo, Colorado.

Gentlemen:

I hereby tender my resignation as  
Treasurer of the Pueblo Conservancy District,  
for acceptance on or before June 1st, 1945.

Yours truly,

A handwritten signature in cursive script that reads "R.C. Thatcher".