

lated, rendering changes difficult and expensive. The Board attended to the task assigned in a thorough and conscientious manner, and the result of their labors is embodied in a report presented to the City Council December 13th, 1869. The report was of great length, and was printed in convenient form and distributed among the people. The aggregate length of all the streets in the city is 105 miles. The highest ground in the city is at the intersection of Twelfth street and Broadway, which has an elevation of thirty-eight feet. In establishing grades it was the aim of the Board to follow nature as closely as possible, and along the streets that have subsequently been improved there is apparent but a trifling deviation from the natural surface. Grades were established for every street crossing.

The subject of sewerage was considered as an engineering problem, rather than as a sanitary question. It is recommended that at the proper time a main sewer be constructed from Lake Merritt along the eastern end of the city, following the northern bank of the Creek and debouching in the Bay, three and eighteen one-hundredths miles long. Also a main sewer from the intersection of Delger street with the head of the Lake, along Delger street to San Pablo Avenue, thence to Twenty-first street, thence to Market street, thence westerly to the Bay—being one and eighty-four one-hundredths miles long. These two main sewers are to be of sufficient size to carry off the drainage of all of the subordinate sewers in the city. As the fall obtainable will not be sufficient to create a current that will remove this sewage matter, advantage will be taken of the tide water confined in Lake Merritt. Lateral or street sewers are to be of stone or asphaltum pipe, and are not designed to receive surface drainage. The figures we have given show that but a limited number of sewers have been constructed. The city is not thickly built; there are large areas of unoccupied land, and in but few localities is there a pressing demand for their construction; the capacity of the earth to neutralize and decompose the sewage matter being ample. As buildings increase in number, and the necessity for sewerage grows, the objections to such improvements that are now so common will speedily disappear.

The question of street lines was the most complicated that came before the Board. There was a marked discrepancy between the surveys that had been made by previous engineers, and fences had been placed and improvements located to suit the fancy of individual property owners. To insist upon arbitrary lines would be onerous and unnecessary, and the Board made an adjustment of errors so as to cause but little interference with property lines, and at the same time preserve the uniformity of the streets. Though the streets are said to be eighty feet wide, most of them exceed those figures by a few inches. This was the most delicate part of the work assigned this Board, and the wisdom of its action has been abundantly attested during the two years and a half it has been recognized by the Council.

The water front is laid out so as to conform to the surveys made by the Water Front Company, and the plans have been approved by all parties.