

REPORT OF COMMISSIONERS

FOR THE

ERECTION OF BUILDINGS

FOR AN

INSANE ASYLUM,

AT INDEPENDENCE,

TO THE

GOVERNOR OF THE STATE OF IOWA.

JANUARY, 1870.



DES MOINES:
F. M. MILLS, STATE PRINTER.
1870.

[No 15.]

REPORT OF COMMISSIONERS.

APPOINTED TO BUILD AN ADDITIONAL HOSPITAL FOR THE INSANE
AT INDEPENDENCE, BUCHANAN COUNTY, IOWA.

TO HIS EXCELLENCY, SAMUEL MERRILL, GOVERNOR OF IOWA:

The Act of the General Assembly entitled an "Act to permanently locate and provide for the erection of an additional Institution for the Insane," constituting the undersigned "a Board of Commissioners to select a location and to superintend the erection of suitable buildings for the use of said institution," contains no provision requiring the commissioners to report either to the Governor or the legislature.

The commissioners, supposing that the omission of such a provision was an oversight of the legislature, take the liberty to submit the following report of their proceedings under the law, for the information of your Excellency; and, in order, if your Excellency deem it advisable, that the information may be communicated to the General Assembly.

The commissioners held their first meeting and commenced their labors on the eighth day of June, 1868, at Independence. The first duty which devolved on the board, was to select the site for the hospital. The third section of the act above mentioned required them to select the most eligible and desirable location, of not less than three hundred and twenty acres, within two miles of the city of Independence, free of charge to the State. The commissioners, after examining the several tracts of land coming within the prescribed conditions offered to them, finally selected a lot which they considered the most eligible and desirable location

for the hospital, which may be described as follows: The s hf of sw qr of sec 5; the n hf of ne qr of sec 7; the n hf of nw qr of sec 8; and the n hf of ne qr of sec 8, all in township 88 N, range 9, west of the fifth principal meridian. The map which accompanies this report shows more distinctly the situation of the land. It is on the west side of the Wapsipicon river, and about a mile from its banks; about a mile from the city of Independence, about the same distance from the railroad, at the nearest point, and about two miles from the railroad depot. The commissioners have taken deeds of conveyance of the premises in fee-simple to the State, and caused them to be properly recorded in the office of the recorder of deeds of the county of Buchanan. The land is on an elevation, gently rising from the banks of the river to a height of from fifty to one hundred feet above its level, and is all unbroken prairie. The commissioners are satisfied, from the inquiries they have made, that there can be obtained on the land, what indeed can very rarely be found, and what is exceedingly desirable, an abundant supply of pure, soft water, unadulterated by any foreign substance.

After having selected a location, in accordance with the provisions of the law, the next care of the board was "to procure plans, drawings, and specifications for the buildings necessary and proper for said institution." This the commissioners regarded as a highly responsible part of their duty, for they were aware that the State of Iowa would not be satisfied with any second-rate institution. They knew if a hospital should be erected through their ignorance or negligence inferior to the first class of such institutions in the United States, that they should incur the decided censure of the people of the State. In order to qualify themselves with the knowledge requisite to discharge with intelligence this difficult trust, the commissioners visited several hospitals, reputed to be the most perfect in all their appointments, and consulted a number of eminent physicians who occupy the foremost rank in the department of the medical profession devoted to the care and treatment of the insane. In doing this, they necessarily were obliged to incur considerable expense, but they confidently trust that the end sought to be accomplished will be thought to justify

them. The British colony of New South Wales, at the antipodes, containing a population of less than half of that of Iowa, instructed her commissioner, before adopting a plan of her hospital for the insane, to visit all the chief institutions of the kind in Europe and America.

The commissioners, having thus qualified themselves with what information was readily available, determined upon what was called the corridor form of hospital. This is the most general form in use, indeed, the commissioners are not aware of the existence of any other form in this country. It is approved with almost entire unanimity by the superintendents of hospitals in the United States. The commissioners consider it far better adapted to our climate and the character of our insane. While there is a general concurrence in the medical profession in favor of the *corridor* form, a few eminent physicians who have made insanity a study, easily captivated doubtless by novelty, strongly recommend another form of hospital, which has been denominated the *cottage* form. It consists of a series of houses or cottages distributed over a considerable territory, each cottage of a capacity sufficient to accommodate from ten to twenty patients, allowing them entire freedom and without the means of confining them. The advantage claimed for this form is that it is more home-like, and permits greater liberty to the patients; and the objection made to the corridor form is that it is too much like a prison and allows patients too little liberty. The commissioners do not intend to enter here into a discussion of the merits of the corridor form or of the disadvantages of the other; but they will take the occasion to observe, that in this country, from one-third to one-half of all the insane may be classed as incurable and harmless, who, being quiet in their demeanor, are safely and comfortably supported, either at home by their relatives or friends, or, if paupers, in the poor-houses. Hospitals are not constructed for this class; they are designed, first, for recent cases of insanity, or for such cases as are thought susceptible of cure by remedial treatment; second, for such as are dangerous to be at large, either to themselves or to others; third, for such incurable and harmless cases as are not or cannot be comfortably maintained at home or in the poor-houses. For this last class, the cottage form

of hospital is doubtless well adapted, but is altogether unfit for the other classes. This class does not probably constitute more than five per cent of all the inmates of hospitals in the United States. It is the great merit of the corridor form, that it provides for the use of as much or as little liberty, as is compatible with each particular case.

It may be proper to remark that for the number of the insane in the State, neither the State nor the United States census can be relied upon. The census invariably greatly underrates the number of the insane. The State census of 1867 gives 305 as the number of the insane, not in the hospitals; the census of 1869, 268. Thus it appears, according to the census, while the population of the State has increased nearly 200,000, the number of the insane has diminished. There are at the present time undoubtedly nearly one thousand insane persons in the State, besides those in the hospital at Mt. Pleasant.

To prepare the "plans, drawings, and specifications of the building," the commissioners engaged the services of Col. S. V. Shipman, an eminent architect of Madison, Wisconsin, who has been much employed in drawing plans for hospitals and other public buildings, and who was the architect of the Wisconsin hospital for the insane, and superintended the construction of it. The commissioners submitted the plans prepared by Col. Shipman, for revision, to Dr. Ranney, Superintendent of the hospital at Mount Pleasant. Dr. Ranney recommended several improvements in the plans, which the commissioners at once adopted.

The commissioners entertain the opinion that the plans they have decided upon contain all the latest improvements in the construction of institutions for the insane, and they are confident that when the hospital is completed it will compare favorably in all its appointments and conveniences with any other institution of the kind in this country; it will have the capacity required by law, equal to that of the hospital at Mount Pleasant, to accommodate not less than three hundred patients.

The plan contemplates a central building four stories high, and two wings three stories high, one extending north and the other south, and exhibiting a front of seven hundred and twenty feet. The

central building is designed to furnish rooms for the various offices of the institution, apartments for the families of the superintendent and steward, and other officers, and dormitories for domestics, and the kitchens for cooking the food for the whole household; and connected with it is the building for the steam-engines, the machinery for warming and ventilating the whole establishment, and the washing, drying, and ironing rooms. The wings are intended for patients, one for males, and the other for females.

The cost of the hospital at Mount Pleasant furnishes no just criterion for the cost of building this; the price of materials and the wages of labor have since nearly doubled; and besides all the materials must be transported from greater distances. The commissioners estimated that it would cost not less than one hundred and twenty-five thousand dollars to construct the central building; and that the two wings would cost not less than two hundred and twenty-five thousand dollars each.

The act of the General Assembly appropriates only one hundred and twenty-five thousand dollars for the erection of the hospital, and contains this proviso: "*Provided*, that the erection only of such portions of such buildings shall be undertaken by said board, under the provisions of this act, as may be completed and made ready for occupancy by the appropriation herein made." Under this limitation, the commissioners were at a loss to determine which portion of the building to undertake; if they constructed the central portion, the appropriation would be exhausted, and ample provision would be made to accommodate the officers of the institution, and conveniences for warming and ventilating the whole hospital, but no apartments to be warmed and ventilated would be provided for patients. If they constructed a portion of one of the wings, apartments indeed would be provided for patients, but no means of warming and ventilating them, and no accommodations for officers. Reduced to this alternative, the commissioners eventually determined to erect two transverse and one longitudinal sections of the north wing. This portion of the wing was all that could be conveniently constructed without constructing the whole wing, for which the appropriation was insufficient.

The commissioners accordingly advertised for proposals and

received bids for the work according to the provisions of the law, and awarded the contract to Mr. David Armstrong, of Dubuque county, for the sum of eighty-eight thousand one hundred and fourteen dollars. So much time, however, had been consumed in selecting the site, procuring plans and advertising for proposals, that the contract was not signed till the seventh day of November, 1868. Mr. Armstrong gave the required securities, and entered upon the execution of the contract. But the past season has been so unfavorable for the work, the rains have been so continuous and so excessive, that the manufacture of brick has been interrupted, the roads being much of the time almost impassable, the transportation of materials to the ground has been hindered, and the work generally much retarded, and the contractor exposed to great and unforeseen losses, if not to absolute ruin. It gives the commissioners great pleasure to do this justice to Mr. Armstrong, and it is nothing more than justice, by saying that, notwithstanding his misfortunes, he has executed his contract, so far, with the utmost fidelity. His work is all substantial, excellent, and in every respect equal to the specifications of his contract. Mr. Armstrong offered to make the foundation of the building of granite, without any additional charge, instead of the Farley or Anamosa stone, required by the specifications. The commissioners, considering this change a great improvement, gladly accepted the offer. It is a source of satisfaction to know that the hospital will stand on a foundation of imperishable granite.

Notwithstanding the many impediments which have obstructed the progress of the work, the commissioners believe the portion of the building under contract can be finished by the first day of December, 1870, the time prescribed for it to be done. There will then be ready for occupancy a sufficient number of rooms to accommodate about seventy-five patients, but, as it was before remarked, there will be no means of warming and ventilating these rooms; no kitchen and no apartments for the officers. After this work is done, the commissioners estimate there will remain unexpended of the appropriation about twenty-five thousand dollars. This sum might be used to erect a temporary building for a kitchen, and for the machinery for warming and ventilation, and some of the rooms designed for

patients might be used for the officers. By this means a part of the hospital might be put in operation at an early day. Such an arrangement, however, would be inconvenient, and after the completion of the central building contemplated in the plan, this temporary building will be useless, and it will be necessary to remove it. The construction of such a building, therefore, the commissioners regard as a waste of the public money, and they accordingly determined, before undertaking it, to await the action of the legislature.

It is the decided opinion of the commissioners that the interest of the State requires that, at least, the central building and the whole north wing should be finished as soon as it can be conveniently done; indeed, they believe it would be good economy to proceed at once to the completion of the whole hospital. They entirely concur in the opinion expressed by the commissioners who superintended the erection of the hospital at Mount Pleasant, that a "hospital should be erected as a whole, and not in detached parts."

As it was observed above, the land procured for the site of the hospital is unbroken prairie without a building, a fence or a tree upon it. The commissioners respectfully recommend appropriations for building a barn, for fencing the land and setting out trees, and for improving the grounds, as they do not understand that they are authorized to use any of the existing appropriations for these purposes.

The hospital is one mile from the railroad at the nearest point, but is two miles distant from the railroad station, and the road over which nearly all the materials for the construction of the building must be transported, is, in a wet season like the past, much of the time bad and sometimes impassable. The idea occurred to the commissioners of having a horse railroad constructed from the hospital to the nearest point on the Dubuque and Sioux City Railroad. So great would be the saving of expense in transporting materials, that the contractor was willing to construct the road at his own expense, if the right of way and necessary facilities for a connection with the railroad could be obtained. Accordingly, the commissioners applied to the railroad company to allow the connection and to provide the necessary facilities, representing to the

company the great advantage it would be to the State. Very much to their surprise, the company refused their application. Such a railroad would pay for itself several times over by saving expense in transporting materials for the building; and after the hospital is finished, it will be necessary to transport over the road annually, nearly two thousand tons of coal and other materials for its supply. If the State possesses the power to require the railroad company to afford the necessary facilities for the connection, the commissioners recommend that the power be exercised, and that an appropriation be made for the construction of the road.

In execution of the authority conferred on them by the seventh section of the act "to permanently locate and provide for the creation of an additional institution for the insane," the commissioners appointed Mr. George Josselyn superintendent of the work. Mr. Josselyn was employed during the whole period of the construction of the hospital at Mt. Pleasant in a responsible position on that work, and afterwards was steward of that institution for several years. The commissioners esteem it fortunate that they were able to secure the services of a superintendent so experienced and so competent. He has discharged the duties of his office to their entire satisfaction.

The expenditures of the appropriation to December first have been as follows:

Expenses and per diem of commissioners.....	\$3,655.05
Advertising proposals.....	112.00
Architect for plans specifications and drawings.....	3,600.00
Superintendent per diem, stationery, and expenses....	2,157.81
Contractor.....	26,260.04
Total.....	\$35,744.90

A detailed account of the expenditures is herewith submitted, marked "A."

An estimate prepared by Mr. Josselyn for the appropriations necessary for building a barn, fencing the land, setting out trees, and improving the grounds, and for constructing a horse railroad from the hospital to the Dubuque and Sioux City railroad, is also

herewith submitted, marked "B;" and also Mr. Josselyn's report on the condition of the work on the hospital, marked "C."

While the commissioners were yet at the beginning of their labor in this enterprise for alleviating the sufferings of "minds diseased," one of their number, Mr. Albert Clarke, was suddenly stricken down by the hand of death. They feel with deep sensibility this solemn admonition to themselves. Mr. Clarke was a man of superior talents, cultivated and invigorated by a finished education, and of the highest probity of character; yet he was a man of such a singular, retiring, unambitious modesty, that the knowledge of his worth was limited to a narrow circle. His appointment on this commission was calculated to afford a more conspicuous exhibition of his merits and open a wider sphere for his usefulness. He made the construction and administration of hospitals for the insane a study, and he made himself master of the subject. He won the confidence and esteem of his associates on the commission, indeed they felt that they might safely entrust the whole business to his judgment. It affords his surviving colleagues while they deplore his loss, a sad satisfaction to give their testimony to his virtues.

Hon. George W. Bemis, appointed by the Governor to fill vacancy occasioned by the death of Mr. Clarke, qualified himself according to law, and on the 21st day of January last, took his seat on the board.

MATURIN L. FISHER.
ERASTUS G. MORGAN.
GEO. W. BEMIS.

December 1st, 1869.

[A.]

DETAILED STATEMENT

The following is a Statement of the Accounts that have been Examined and Approved by the Commissioners appointed to Superintend the erection of an additional Hospital for the Insane at Independence, Iowa, to Dec. 1st, 1869.

1868.	STATE OF IOWA.	DR.
June 12.	To M. L. Fisher, for traveling expenses and per diem attending a meeting of commissioners, at Independence.....	\$ 81.00
	To E. G. Morgan, same as above.	72.2c
	To Albert Clarke, per diem and stationery.....	41.10
26.	To Albert Clarke for traveling expenses attending meeting of commissioners at Mt. Pleasant	35.75
	To Albert Clarke, for per diem for same meeting.....	50.00
	To M. L. Fisher, for per diem for same meeting	55.00
	To M. L. Fisher, for traveling expenses attending same meeting	36.55
	To E. G. Morgan, for traveling expenses for same meeting...	52.90
	To E. G. Morgan, per diem for same meeting.....	45.00

Aug. 20.	To E. G. Morgan, for traveling expenses in visiting Hospital at Kalamazoo, Michigan, and Madison, Wis.....	127.25
	To E. G. Morgan, for per diem for same.....	105.00
	To E. G. Morgan, for livery team for commissioners at Madison, Kalamazoo	15.00
	To M. L. Fisher, for traveling expenses on same trip.....	75.40
	To M. L. Fisher, per diem on same trip	70.00
	To Albert Clarke, per diem on same trip	85.00
	To Albert Clarke, traveling expenses on same trip.....	86.00
	To Albert Clark, for cash paid for record book	5.30
	To Albert Clarke, for cash paid for express on plans	1.50
Sept. 21.	To Albert Clarke, for traveling expenses to Madison, Wis., Mt. Pleasant, Iowa, and return ...	63.10
	To Albert Clarke, per diem for same journey	50.00
	To Albert Clarke, cash paid for recording four deeds	2.60
Sept. 21.	To M. L. Fisher, for traveling expenses to Madison, Wis., Mt. Pleasant, Iowa, and return	60.70
	To M. L. Fisher for per diem on said journey.....	60.00
	To E. G. Morgan for per diem on same journey.....	40.00
	To E. G. Morgan, for traveling expenses on same journey	67.60

Sept. 21.	To Geo. Josselyn for drawing plans for hospital under direction of Dr. Ranney.....	102.40
Nov. 6.	To Geo. Josselyn, for services as supt. 10 days in September ...	50.00
	To Geo. Josselyn, for services as supt. 23 days in October	115.00
	To Geo. Josselyn, for traveling expenses to Madison and return..	48.35
	To Geo. Josselyn, for cash paid for drawing paper, etc.....	26.40
	To Geo. Josselyn, cash expenses to quarries85
	To E. G. Morgan, railroad, stage, hotel expenses attending a meeting of commissioners at Independence	35.20
	To E. G. Morgan, per diem for same meeting.....	40.00
	To M. L. Fisher, per diem for same meeting.....	85.00
	To M. L. Fisher, traveling expen's for same meeting.....	57.05
	To Albert Clark, for per diem for same meeting	30.00
	To Albert Clark, one day visiting quarries and expenses.....	6.30
	To Albert Clark, 3 days showing grounds to bidders, and surveying grounds	15.00
	To Albert Clarke, time spent as secretary, to Nov. 1, 1868	50.00
	To Albert Clarke, cash paid for expenses from Mt. Pleasant	1.50
	To Albert Clarke, cash paid livery team to visit grounds.....	2.00

Nov. 6.	To J. L. Loomis, advertising proposals	15.00
	To <i>Conservative</i> office, advertising proposals	15.00
	To <i>Dubuque Times</i> , advertising proposals	24.00
1869.		
Jan. 22.	To <i>State Register</i> Company, advertising proposals	18.00
	To David Armstrong, contractor, estimate No. 1.....	961.31
1869.		
Jan. 22.	To Geo. Josselyn for services as Superintendent during Nov., Dec. and Jan., to date, in all 56 days.....	280.00
	To M. L. Fisher for travelling expenses and per diem, attending meeting of commissioners at Independence.....	68.00
	To E. G. Morgan, for same.....	58.20
Feb. 11.	To David Armstrong, contractor, estimate No. 2.....	710.44
Feb. 22.	To M. L. Fisher, for traveling expenses visiting hospitals at Cincinnati, O., Washington, D. C., Philadelphia, Pa., and Trenton, N. J.....	162.85
Feb. 22.	To M. L. Fisher for per diem for same.....	100.00
	To E. G. Morgan for per diem for same.....	100.00
	To E. J. Morgan for travelling expenses for same.....	176.85
	To E. G. Morgan, cash paid for livery team for commissioners	18.35

Feb. 22.	To Geo. W. Bemis for traveling expenses visiting hospitals at Cincinnati, O., Washington, D. C., Philadelphia, Pa., and Trenton, N. J.....	144.90
	To Geo. W. Bemis, per diem for same.....	100.00
	To Geo. W. Bemis, per diem for meeting in January.....	15.00
Mar. 25.	To David Armstrong, contractor, estimate No. 3.....	3,264.54
30.	To <i>Davenport Gazette</i> , advertising proposals.....	40.00
	To M. L. Fisher, for traveling expenses attending meeting of commissioners at Independence	35.00
	To M. L. Fisher, for per diem for same.....	55.00
	To E. G. Morgan, for per diem for same.....	35.00
	To E. G. Morgan, for traveling expenses for same.....	31.70
	To Geo. W. Bemis, for per diem attending meeting of commissioners at Independence..	25.00
	To Geo. W. Bemis for cash paid for livery team for commissioners.....	4.00
	To Geo. Josselyn, for services as superintendent 7 days in Jan.	35.00
	To Geo. Josselyn, for services as superintendent 24 days in Feb.	120.00
Mar. 30.	To Geo. Josselyn for traveling expenses visiting hospitals at Cincinnati Ohio, Washington D. C., Philadelphia, Pa., and Trenton N. J., in company with commissioners	138.64

Mar. 30.	To Geo. Josselyn for services as superintendent 26 days in Mar	130.00
May 10.	To Geo. Josselyn for services as supt. one day in March.....	5.00
	To Geo. Josselyn for services as supt. 26 days in April.....	130.00
	To Geo. Josselyn for services as supt. 7 days in May.....	35.00
	To Geo. Josselyn, cash paid 4½ days labor digging well.....	9.00
	To Geo. Josselyn cash paid 6½ days labor digging well.....	8.25
	To Geo. Josselyn cash paid 820 feet lumber.....	18.86
	To Geo. Josselyn cash paid for hauling lumber.....	1.25
	To Geo. Josselyn for cash paid D. S. Deering for surveying.....	6.00
	To Geo. Joselyn for cash paid 1 pump.....	17.25
	To Geo. Josselyn cash paid 5 lbs nails.....	30
	To Geo. Josselyn cash paid express charges on plans.....	50
	To M. L. Fisher for traveling expenses attending meeting commissioners at Independence..	28.25
	To M. L. Fisher for same.....	40.00
	To E. G. Morgan per diem for same.....	25.00
	To E. G. Morgan for traveling expenses for same.....	23.70
	To David Armstrong contractor estimate No. 4.....	30,84.53
June 10.	To David Armstrong contractor estimate No. 5.....	31,58.30

June 10.	To Geo. Josselyn for traveling expenses visiting hospital at Cincinnati Ohio	74.05
	To Geo. Josselyn for services as supt. 19 days in May	95.00
	To Geo. Josselyn for services as supt. 8 days in June	40.00
	To M. L. Fisher traveling expenses attending meeting of commissioners at Independence..	17.00
	To M. L. Fisher for per diem for same	40.00
	To E. G. Morgan for per diem for same	25.00
June 10.	To E. G. Morgan, traveling expenses for same	21.20
	To Geo. W. Bemis, traveling expenses, per diem for same, and three days in May	30.00
	To Geo. W. Bemis, for cash paid for livery team for commis'rs...	4.00
July 9.	To Geo. W. Bemis, for same	4.00
	To Geo. W. Bemis, per diem attending meeting of comms'rs...	15.00
	To Geo. W. Bemis, cash paid for telegraphing architect	1.65
	To M. L. Fisher, traveling expenses attending meeting of comms'rs at Independence	28.50
	To M. L. Fisher, for per diem for same	35.00
	To E. G. Morgan, for per diem for same	20.00
	To E. G. Morgan, for traveling expenses for same	19.20
	To E. G. Morgan, cash paid for telegraphing architect	1.35

July 9.	To Geo. Josselyn, for services as supt. 18 days in June	90.00
	To Geo. Josselyn, for services as supt. 7 days in July	35.00
	To Geo. Josselyn, for cash paid for drafting paper and stationery..	4.05
	To David Armstrong, contractor, on estimate No. 6	3,861.89
Aug. 6.	To David Armstrong, contractor, on estimate No. 7	3,134.48
	To M. L. Fisher, for traveling expenses attending a meeting of com'srs at Independence and Dubuque	28.50
	To M. L. Fisher, for per diem for same	30.00
	To E. G. Morgan, for per diem for same	20.00
	To E. G. Morgan, for traveling expenses for same	32.00
	To G. W. Bemis, for traveling expenses for same	11.25
	To G. W. Bemis, for per diem for same	20.00
	To Geo. Josselyn, for traveling expenses for same	11.25
	To Geo. Josselyn, for services as supt. 19 days in July	95.00
	To Geo. Josselyn, for services as supt. 5 days in August	25.00
	To Geo. Josselyn, for expenses in visiting quarries at Anamosa	7.80
Sept. 8.	To Geo. Josselyn, for expenses in visiting quarries at Anamosa	7.80
	To Geo. Josselyn, for services as supt. 21 days in August	105.00

Sept. 8.	To George Josselyn, for services as superintendent, 7 days in September.....	35.00
	To M. L. Fisher, for traveling expenses attending a meeting of commissioners at Independence.	17.50
	To M. L. Fisher, per diem, for same.....	30.00
	To E. G. Morgan.....	15.00
	To E. G. Morgan for traveling expenses for same.....	18.60
	To Geo. W. Bemis, per diem, for same.....	15.00
	To Geo. W. Bemis, for cash paid for livery team and stationery for commissioners.....	7.00
	To David Armstrong, contractor, on estimate No. 8.....	1,823.54
Oct. 7.	To David Armstrong, contractor, on estimate No. 9.....	3,276.48
Sept 8.	To S. V. Shipman, architect, Aug. 1868, to Sept. 4th, 1869, for plans, specifications and detailed drawings for the new additional State Hospital for the Insane, at Independence, Iowa, including plans for out-buildings, traveling expenses and all other expenses to date. Commission (on estimated cost of building \$480,000) $\frac{3}{4}$ of one per cent.....	3,600.00
Oct. 6.	To M. L. Fisher for traveling expenses, attending a meeting of commissioners at Independence.....	24.00
	To M. L. Fisher, for per diem for same.....	25.00

Oct. 6.	To E. G. Morgan, for per diem for same.....	15.00
	To E. G. Morgan, for traveling expenses for same ..	18.10
	To Geo. W. Bemis, for per diem for same.....	10.00
	To Geo. W. Bemis, for cash paid for livery team for commis'rs.	2.00
	To Geo. Josselyn, for services as Supt., 18 days in September.	90.00
	To Geo. Josselyn for services as Supt., 5 days in October....	25.00
	To Geo. Josselyn, for cash paid for 1 roll tracing cloth.....	16.00
	To Geo. Josselyn, for cash paid for drafting paper.....	3.80
Nov. 4.	To Geo. Josselyn, for services as supt., 21 days in October... ..	105.00
	To Geo. Josselyn, for services as supt., 3 days in November..	15.00
	To M. L. Fisher, for traveling expenses attending a meeting of commissioners at Independence	29.30
	To M. L. Fisher, for per diem for same.....	25.00
	To E. G. Morgan, for per diem for same.....	15.00
	To E. G. Morgan, for traveling expenses for same.....	18.10
	To Geo. W. Bemis, per diem for same.....	10.00
	To Geo. W. Bemis, for cash paid for livery team for commis'rs	4.00
	To David Armstrong, contractor, on estimate No. 10.....	2,974.53
		—\$3,090.93
		9,172.02
		7,698.92
		7,150.89
		5,579.63
		1,926.66
		1,155.85
		<hr/>
		\$35,774.90

Statement of moneys appropriated by the Commissioners for the Hospital for the Insane, at Independence, Iowa.

David Armstrong's first contract	\$88,114.00	
Subsequent contract for additional work..	2,658.03	
Commissioners' per diem and expenses...	3,655.05	
Advertising proposals	112.00	
Architect, plans, specifications, etc.....	3,600.00	
Superintendent, per diem, stationery, ex- penses	2,157.81	
Total	\$100,296.89	
Amount appropriated by the legislature...	125,000.00	
Balance unappropriated by commissioners, December 1st, 1869.		\$24,703.

[B.]

Estimated cost for the erection of a barn, for fencing in the land, setting out trees, and improving grounds, and constructing a horse railroad from the Hospital to the Dubuque & Sioux City Railroad.

Barn	\$ 4,000.00
Fence, 1280 rods at \$3.00 per rod	3,840.00
Setting out trees and improving grounds	1,500.00
Horse railroad, 500 rod at \$6.50 per rod	3,250.00
	<u>\$12,590.00</u>

GEORGE JOSSELYN,
Superintendent of Construction.

[C.]

REPORT OF THE SUPERINTENDENT OF CONSTRUCTION TO THE COMMISSIONERS.

To the Board of Commissioners for the State Hospital for the Insane at Independence, Iowa.

GENTLEMEN: I submit to you the following statement of the present condition of the portion of the new building for an additional hospital for the insane, now in progress of erection under the contract of David Armstrong, and of the amount of money paid on the estimates made for labor and materials furnished for the building up to this time:

In consequence of the past summer and fall be unusually wet, the contractor has been unable to get the wall of the building any higher than one story above the basement. He has, however, a considerable portion of the joists for the second floor on, so that he has been able to cover the walls in such a manner as to protect them effectually from the snow and rain. The foundation walls, both inside and out, have also been banked up with earth and straw, to prevent any frost getting under them, and drains cut through the basement to carry off any accumulation of water, so that the building is thoroughly protected for the winter.

The contractor has succeeded in making on the west end of the hospital farm, where excellent brick clay has been found, some 800,000 brick, of which 580,000 have been laid in the building, leaving about 220,000 on hand for use in the spring. He is also contracting for a sufficient quantity of wood to be delivered at the brickyard this winter, to burn the remaining amount of brick necessary to fill his contract, which will be about 600,000 more. A large quantity of sand has already been hauled on the ground and a sufficient quantity to do all the mason work and plastering will

be delivered there this winter, should the roads be in such a condition that hauling can be done.

Although the roads, the greater portion of the season, have been very bad, the amount of stone that have been hauled will be sufficient to carry the walls of the building up another story, and by having them cut this winter, which he is doing, with the amount of brick on hand, the work can commence early in the spring without delay, and by the middle of June or the first of July, the walls can be ready for the roof. He purposes, also, having all the doors, sash, door and window frames made this winter, so as to have them ready when needed, and by that means have the work thoroughly seasoned before placing it in the building.

The iron stairways, iron floor beams for bath rooms and water closets and the register frames are all on the ground ready for use the iron window guards, iron cornices and slate for the roof will be ordered early in the spring.

The work has not progressed as rapidly as it might have done, had the contractor not had many difficulties to contend with, such as bad weather, at times impassable roads over which heavy material had to be hauled, and the delay caused in testing the quality of the clay for making brick; besides, the yards being new and kept wet by the constant rains, the brick could not dry as rapidly as they otherwise would. But I see no reason, with the amount of material on hand, if the work is vigorously pushed in the spring, why the contractor should not complete the building by the time specified in his contract

The whole amount estimated for labor and materials in the building, as well as on hand to this date, Dec. 1st, 1869, \$34,668.70, twenty-five per cent of which has been retained, \$8,749.67, leaving a balance of \$26,249.03, which amount has been paid the contractor.

Very respectfully yours,

GEO. JOSSELYN,

Superintendent of Construction.

THIRD BIENNIAL REPORT

OF THE

BOARD OF TRUSTEES

OF THE

STATE AGRICULTURAL

COLLEGE AND FARM,

TO THE

GOVERNOR OF IOWA

AND THE

THIRTEENTH GENERAL ASSEMBLY.

JANUARY, 1870.

DES MOINES: *U*

F. M. MILLS, STATE PRINTER.
1870.