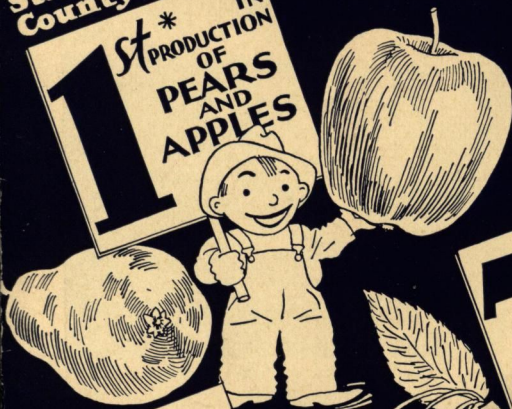


# Yakima

Out of  
5,072 Counties  
in the United  
States, Yakima  
County Stands

## County WASHINGTON

1<sup>st</sup>\* IN  
PRODUCTION  
OF  
PEARS  
AND  
APPLES



3<sup>rd</sup>\* IN  
PRODUCTION  
OF  
CHERRIES



4<sup>th</sup>\* IN  
PRODUCTION  
OF  
POTATOES



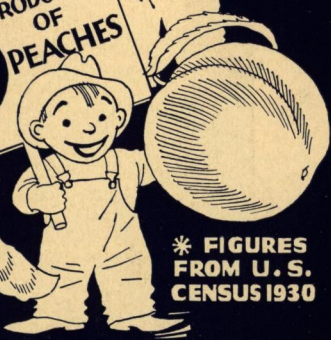
7<sup>th</sup>\* IN  
PRODUCTION  
OF  
FRUITS  
& NUTS



8<sup>th</sup>\* IN  
PRODUCTION  
OF ALL  
VEGETABLES



8<sup>th</sup>\* IN  
PRODUCTION  
OF  
PEACHES



\* FIGURES  
FROM U. S.  
CENSUS 1930

YAKIMA CHAMBER OF COMMERCE



Facts about the  
**ROZA**

Division, Yakima Irrigation Project

The Roza Division, Yakima Irrigation Project, is now under construction. It is the last unit of the plan adopted by the United States Reclamation Service fifteen years ago.

Announcement of the Roza construction is bringing a flood of inquiries from all parts of the nation. As a guide and protection to all inquirers the Yakima Chamber of Commerce presents this authentic, accurate information about the Roza:

**What is the Roza Unit?**  
Roza Division (See map) is a narrow strip of land, 90 miles long, containing 72,000 acres of the choicest land in the Yakima Valley.

**How Near are Settled Communities?**  
All Roza lands are within 6 miles of shipping points and social centers.

**What are These Shipping Points?**  
Of the 72,000 acres, 12,000 acres are tributary to Selah, Moxee and Yakima; 14,000 acres to Zillah, Wapato, Toppenish; 25,000 acres to Granger, Outlook, Sunnyside; 21,000 acres to Grandview, Prosser, and Benton City.

**How do These Lands Lie?**  
Roza land is high "bench" land. Altitude range from 700 to 1200 feet. All lands are higher than adjacent developed lands. The general slope is southwesterly. Good air drainage and water drainage is assured.

**What Crops are Suitable?**  
The same general crops now grown on irrigated lands in the valley.

**Where Does the Water come from?**  
Water comes from the Yakima River, by a diversion dam 12 miles above the city of Yakima.

**Is Water Supply Assured.**  
The Lake Cle Elum storage reservoir, one of five supplying water to the valley, was completed in 1933, was intended to furnish water for the Roza Division.

**When Was Work Started?**  
Actual construction began early in 1936. In July work was under way on 18,000 feet of 17 foot tunnel, 5 miles of canal of 2,200 second feet capacity. To be let during 1936 were contracts for work on diversion dam, two sections of canal aggregating 2 miles, and a siphon crossing the Yakima River.

**When Will It Be Finished?**  
Contracts under original appropriation of \$2,500,000 and 1936 appropriation of \$1,000,000 scheduled for completion by July, 1937. Additional appropriations, if made available in 1937, might enable water to be brought to about 2,000 acres in 1938 season. About \$11,500,000 above present appropriations required to complete entire project, including power plant and pumping projects.

**Who Owns These Lands?**  
There are about 1,500 owners of Roza lands. The Northern Pacific Railway owns about 12,000 acres, and is the largest single owner. The State of Washington and U. S. Government own considerable acreages. The rest is in private hands.

**Who is Responsible for the Water Payments?**  
The Yakima-Benton Irrigation District, which consists of all the owners of Roza lands, signed a contract with the U. S. Government for water in 1921. Before water is delivered, each individual owner must also sign a contract.

**How are Land Prices Fixed?**  
Every tract of land will be appraised by a board, consisting of one man appointed by the Secretary of Interior, one appointed by the irrigation district, and a third chosen by these two.



**What Determines the Appraisal Value?**  
The appraisal board is strictly prohibited from considering any speculative value due to the prospect of water from the Roza canal, or from any other source. It must fix value according to the land itself, ease of preparing for water, slopes, character and depth of soil, as previously determined by surveys and soil tests.

**How Will Speculation be Prevented?**  
Each land owner, before receiving water, must sign a contract agreeing that if his land is sold for more than the appraised value, one half the added sum must be applied toward payment of construction and maintenance charges against that tract. Each time a sale is made above appraisal value, the profit must be so divided until all construction charges are fully paid.

**Will Improvements be Appraised?**  
Yes. Improvements now on Roza lands will be included in the original appraisal. Improvements added after settlement will be included in re-appraisal which owner may request if he wishes to sell.

**How Are Sales Made?**  
Sales of Roza lands must be bona fide sales, for money consideration. Sworn statements of details of each transaction must be filed with the government, and each deal approved before transfer is valid.

**What Will the Water Cost?**  
Exact cost cannot be determined until all contracts are completed, but is estimated at about \$195. per acre.

**How is this to be paid?**  
This cost is to be repaid to the government in semi-annual installments over a period of 40 years without interest.

**Who Collects This Money?**  
The Yakima-Benton Irrigation District will, under the law, make up a tax roll each year, assessing each tract its share of these charges, to be paid like other property taxes.

**A Suggestion to Prospective Settlers**  
Prospective settlers are advised not to purchase any Roza lands without first obtaining complete and accurate information. This land, while potentially the richest in the valley when water is applied, cannot be dry-farmed. Total annual precipitation is only 6 to 7 inches. There is no water supply, either for domestic use or irrigation, except in a comparatively small acreage now under pumping projects from existing ditches. Raw sagebrush land without water is worthless for crops.

Yakima Valley realtors, licensed by the State of Washington, will furnish detailed information about specific tracts and quote prices asked by owners.

The Northern Pacific Railway has announced that its lands will be sold at the appraised prices, and a majority of other acreage will be available at the appraisal prices. The appraisal will be completed long before water is available for any of the lands.

# Yakima

Out of 3,072 Counties in the United States, Yakima County Stands

1<sup>st</sup>\* IN PRODUCTION OF PEARS AND APPLES

3<sup>rd</sup>\* IN PRODUCTION OF CHERRIES

4<sup>th</sup>\* IN PRODUCTION OF POTATOES

7<sup>th</sup>\* IN PRODUCTION OF FRUITS & NUTS

8<sup>th</sup>\* IN PRODUCTION OF ALL VEGETABLES

8<sup>th</sup>\* IN PRODUCTION OF PEACHES

\* FIGURES FROM U. S. CENSUS 1930

YAKIMA CHAMBER OF COMMERCE

# Yakima

Out of 3,072 Counties in the United States, Yakima County Stands

1<sup>st</sup>\* IN PRODUCTION OF PEARS AND APPLES

3<sup>rd</sup>\* IN PRODUCTION OF CHERRIES

4<sup>th</sup>\* IN PRODUCTION OF POTATOES

7<sup>th</sup>\* IN PRODUCTION OF FRUITS & NUTS

8<sup>th</sup>\* IN PRODUCTION OF ALL VEGETABLES

8<sup>th</sup>\* IN PRODUCTION OF PEACHES

\* FIGURES FROM U. S. CENSUS 1930

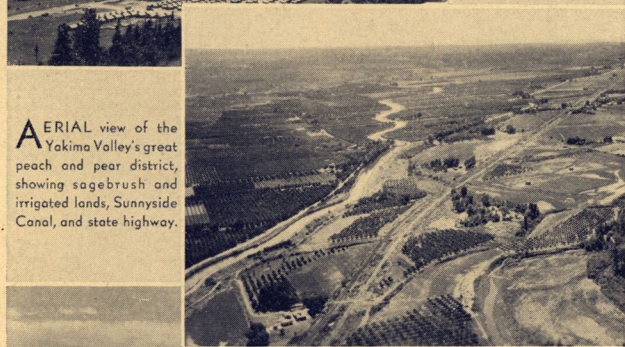
YAKIMA CHAMBER OF COMMERCE



Where Irrigation Pays—and  
Reclamation is a Success!



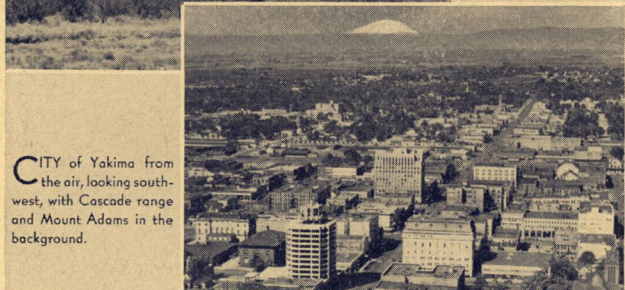
MOUNT Rainier, seen from Yakima Park, Sunrise Lodge and cabins. Yakima is eastern gateway to Mount Rainier National Park.



AERIAL view of the Yakima Valley's great peach and pear district, showing sagebrush and irrigated lands, Sunnyside Canal, and state highway.



THE rich Moxee district, where potatoes, hops and other field crops give amazing yields.

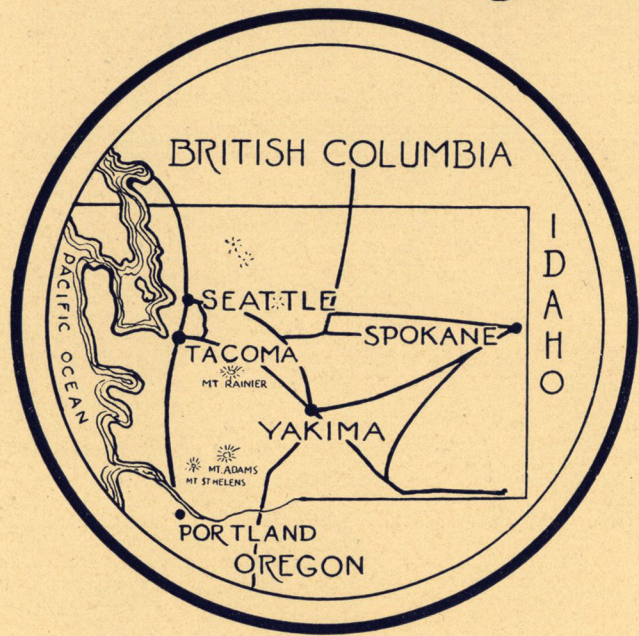


CITY of Yakima from the air, looking southwest, with Cascade range and Mount Adams in the background.



THE giant checkerboard of open field farms, gardens and orchards in Yakima irrigated valleys - an aerial view.

# Valleys



Two million people live within two hundred miles of Yakima. Half of them live in the northwest's industrial cities and towns, a rapidly growing market for Yakima Valley farm products.

## Places to Go -- Things to See

### From Yakima

Mount Rainier National Park, through Yakima gateway. Rimrock Dam (Tieton reservoir) second highest earth filled dam in the world. Sunnyside Dam—Diversion point for irrigation water for over 100,000 acres. Indians spear leaping salmon at this dam in spring. Produce Row—A mile of fruit packing and cold storage plants in Yakima, where carloads roll every day of the year. Cascade Lumber Mill—Capacity 70,000,000 feet annually, employing 500 men at Yakima, an equal number in the mountain logging camps. Lookout Point, Englewood Heights—An air view of the city and surrounding valley—reached by auto over good roads. Yakima Canyon Highway—Concrete pavement through scenic rocky canyon, Yakima to Ellensburg.

### From Ellensburg

Ghinko Park, containing thousands of perfectly petrified trees in lava flows. Kittitas reclamation project, storage reservoirs at Lake Cle Elum, Lake Kachess, Lake Keechelus. Gold mining activities on Swauk Creek, Blewett Pass, and Peshastin Creek. Coal mines at Cle Elum and Roslyn.

### From Benton City

Natural gas wells in Rattlesnake Hills, which supply lower valley towns.

# of the

"Richer than the Valleys of the Nile"

"Yakima County is the fifth greatest agricultural producing county in the United States."

## Ten Year Production

461,732 Carloads, which brought \$363,653,735

(Actual record of sales from daily market check of Yakima Morning Herald and Yakima Valley Farmer. Figures include Yakima County in all products, part of Benton County shipments in agricultural production. Ten year average includes shipping seasons of 1925-26, April to April, and to April, 1935.)

	Average Annual Carloads	1934 Carloads	Average Annual Value	1934 Value
†Apples.....	13,214	12,411	\$11,327,459	\$ 8,221,995
†Pears.....	3,375	2,945	2,215,355	1,597,568
†Peaches.....	923	805	607,256	456,435
†Cherries.....	311	407	609,099	608,250
†Potatoes.....	6,666	5,495	2,671,080	992,531
†All Fruits.....	20,427	19,747	16,172,298	12,592,874
†All Vegetables.....	7,992	7,405	3,368,171	1,728,451

†See cover pages.

### Fruits and Vegetable

Products..... 1,052 1,633 2,990,526 4,178,380  
(Including output of all canneries and processing plants.)

Livestock..... 1,270 641 2,488,455 677,520  
(Includes poultry and eggs, four years, 1925-28 inclusive.)

Livestock Products... 693 755 2,376,103 2,321,000  
(Wool, tallow, hides, meats fresh and processed.)

Poultry and Eggs  
(6 year average).... 170 162 684,319 623,916

Dairy Products..... 476 517 1,738,943 1,289,988

Hay and Grain  
Products..... 6,900 5,447 1,294,718 771,253

Grain and Grain  
Products..... 1,874 2,235 1,747,606 1,864,901

Miscellaneous Crops... 118 63 336,781 137,247  
(Seven year average—includes apiary, seed crops, sugar beets, etc.)

Hops..... 214 490 925,982 1,640,000

Manufactured Products 5,035 4,204 2,446,678 1,756,607  
(Includes lumber, lumber products, cement products, spray materials, implements, etc.)

GRAND TOTAL... 46,173 43,299 \$36,365,373 \$29,582,137

# Yakima

	Population (1930 Census)	Area
Yakima County.....	77,402	3,237,760 acres
Benton County.....	10,952	1,069,440 acres
Kittitas County.....	18,154	1,490,560 acres

TOTAL.....9,050 square miles

### Ideal Climate

Average annual temperature, 50.5 degrees F.  
Average Relative Humidity, 5 a. m. 69%, 5 p. m. 41%.  
Average annual sunshine, 3,139 hours, 67% of possible amount.  
Normal yearly precipitation, 8.15 inches.  
(From records of U. S. Weather Bureau)

### Unfailing Water Supply

Annual precipitation at government reservoirs, 50 to 100 inches or more.  
Watershed area of reservoirs, 576 square miles.  
Storage capacity of reservoirs, 1,039,330 acre feet.

### Transportation

Northern Pacific, Union Pacific, Chicago, Milwaukee & St. Paul Lines, Washington Motor Coach System.

### Highways

Paved or oil macadam highways, state and federal, through valley and connecting with all parts of Northwest. Yakima County has 144 miles of pavement, 920 miles gravel roads.

### Airports

Yakima, standard marker, cindered runways, hangars, taxi service to all northwest cities. Cle Elum, White Bluffs, day service; Kennewick, no service. Ellensburg, regular stop on transcontinental service, Northwest Airlines. (U. S. Dept. Commerce reports.)

### Daily Papers

Yakima Morning and Sunday Herald, Yakima Daily Republic, Ellensburg Evening Record. First class weekly papers in all larger valley towns.

### Radio Station

Broadcasting station KIT is located in Yakima.

### Industries

Yakima County has some 65 industries, manufacturing 105 products. These include lumber, fruit and vegetable canning, fruit evaporating plants, meat packing, sash and box, bakeries, candy, dresses, brick and concrete products, spray materials, dairy products, bottling works. Payroll, about \$5,000,000 annually, exclusive of fruit harvest payroll which in normal years totals another \$7,000,000.

### Land Prices

Non-irrigated lands (bottom lands, foothill dry farms) \$10. to \$15. per acre. Irrigated lands, \$50 to \$1,000 per acre. As the wide price range indicates, purchasers should investigate all conditions thoroughly. Nearly all types of farming and crops are found in the valley.

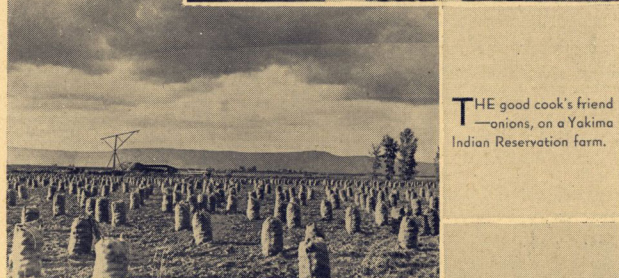
### Lands Under Irrigation

U. S. R. S. Projects:  
Kittitas unit.....72,000 acres  
Tieton unit.....30,000 acres  
Sunnyside unit...102,600 acres  
Private Projects:  
Ellensburg.....48,000 acres  
Yakima.....71,000 acres  
Kennewick.....18,500 acres  
U. S. I. S., Wapato, Satus and pumping units...113,000 acres  
Total irrigated lands in Yakima Valley.....454,900 acres  
Being constructed, Roza unit of U. S. R. S.....72,000 acres

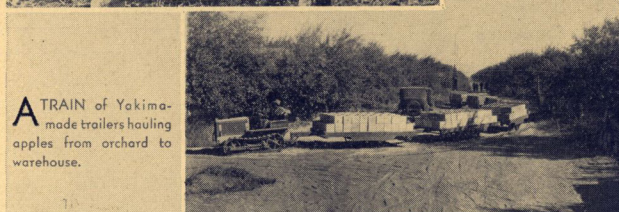
Never a Water Failure, nor  
a Crop Failure in 50 Years!



CHERRIES grow big, sweet and delicious in the Yakima Valley.



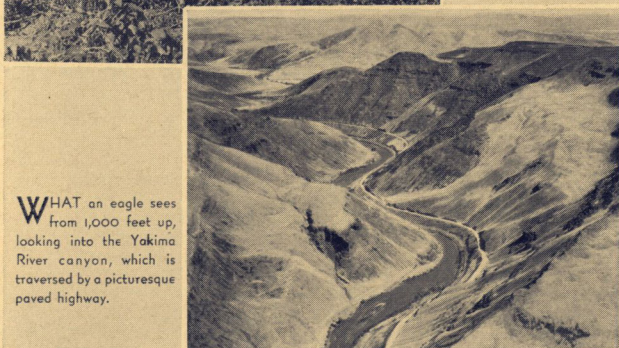
THE good cook's friend—onions, on a Yakima Indian Reservation farm.



A TRAIN of Yakima-made trailers hauling apples from orchard to warehouse.



YAKIMA hops are noted for their quality—here are pickers at work.



WHAT an eagle sees from 1,000 feet up, looking into the Yakima River canyon, which is traversed by a picturesque paved highway.