

REPORT TO THE 1947 LEGISLATURE OF THE STATE OF MINNESOTA

The State Feeble-Minded School Site Commission respectfully submits
the following report to the Fifty-Fifth Session of the State
Legislature of the State of Minnesota, the
Session commencing January, 1947

Appointment and Organization of Commission

CHAPTER 523 of the Session Laws of Minnesota for 1945 provided for the appointment of a Commission to be known as the State Feeble-Minded School Site Commission, consisting of five members, two to be appointed by the Governor, two to be appointed by the Executive Council and the fifth member to be the Director of the Division of Public Institutions. Pursuant to this law, the Commission was created in May, 1945. The original members of the Commission were:

Carl H. Swanson, Director, Division of Public Institutions
Honorable Thayer Bailey, Bemidji, Minnesota
Mrs. A. C. Carlson, Willmar, Minnesota
Lars Bondhus, Austin, Minnesota
Cyrus A. Field, Fergus Falls, Minnesota

Following Judge Bailey's unfortunate death, Mr. John W. Padden of Crookston, Minnesota, was appointed on the Commission to take his place.

The first meeting of the Commission was held at the call of the Honorable Governor Edward J. Thye on September 26, 1945. The meeting was held at the State Capitol in Saint Paul, Minnesota. The Commission organized by the election of the following officers:

Lars Bondhus, Chairman
Carl H. Swanson, Secretary

The Commission requested the written opinion of the Attorney General of the State of Minnesota as to the duties of the Commission and construction of Chapter 523, Session Laws, 1945.

Division of State Between Northern and Southern Minnesota

CHAPTER 523 provides that the Commission shall select a site "in northern Minnesota". Early in its deliberations, the Commission carefully considered the general question of what constitutes "northern Minnesota". The law, itself, does not provide for any division, or give any instructions to the Commission as to the manner in which such a line shall be determined. Considering all of the pertinent factors, including population centers and density, as well as geographical limitations, the Commission determined that a line drawn east and west across the state through the approximate location of St. Cloud would furnish a fair division of the state for this purpose. All of the applications, subsequently considered by the Commission, are from the communities lying north of this line.

The activities of the Commission, in the main, consisted of three phases:

1. Holding public hearings and securing information and data.
2. Actual inspection of and visit to each proposed site.
3. Consideration in detail of the merits of each proposed site and all of the information and data submitted.

All this was done before any decision was made. The report will hereafter, follow, in general, the outline of these three divisions of the Commission's work.

Holding of Public Hearings

EACH of the communities applying for the location of the site was given notice that the Commission would hear its proposals and accompanying data at a meeting of the Commission held in St. Paul, Minnesota, on January 31 and February 1, 1946. In this two day session, each community was given an ample opportunity to present whatever it wished for the consideration of the Commission, both orally and in writing. Each of the following communities did appear and very fully stated its case.

On January 31, 1946: Alexandria, Brainerd, Barnesville, Carlton, Crookston, Detroit Lakes, Grand Rapids, Little Falls, Long Prairie, Osakis, Breckenridge, and the Range Towns, Eveleth, Hibbing, Virginia and Chisholm.

On February 1, 1946: Melrose, Motley, Pierz, Pillager, Warren, Red Lake Falls, Staples, Thief River Falls, Two Harbors, Wadena and Perham.

In addition to the oral presentation of the merits of each community and its proposed site or sites, there was submitted a large volume of written information, maps, surveys, and data, all of which were taken under consideration.

Inspection of Each Site Proposed

THE Commission undertook the arduous task of actually visiting and inspecting each of the twenty-eight proposed sites, located at various points throughout northern Minnesota. Approximately two weeks time were utilized in doing so.

Inasmuch as the law requires a minimum of 640 acres of land to be included in the site, and also for the reason that an institution of this kind will need good farm land, the Commission felt that the quality of the soil of the proposed sites was of importance. In order to have available accurate information on the quality of the soil of the proposed sites, the Commission was fortunate in securing the technical advice and services of Mr. P. R. McMiller, Associate Professor of Soils of the University of Minnesota, Department of Agriculture, University Farm, Saint Paul, Minnesota. Mr. McMiller's services were found to be very reliable, and assisted the Commission considerably in the performance of its duties. Mr. McMiller accompanied the Commission on its tour in visiting each of the twenty-eight proposed sites, and in each instance took samples of the soil and made such other tests and surveys as he considered advisable, which information was later put in the form of a written report for the benefit of the Commission.

The following sites were visited and examined in this fashion by the Commission:

July 9—Melrose, Long Prairie, Osakis and Alexandria

July 10—Wheaton, Breckenridge and Barnesville

July 11—Crookston, Warren, Thief River Falls, Red Lake Falls

July 12—Detroit Lakes, Perham, Wadena and Staples

July 16—Pierz, Little Falls, Motley and Pillager

July 17—Brainerd, Aitkin and Grand Rapids

July 18—The Range Cities, Hibbing, Virginia and Eveleth, jointly presented two sites, known as the McQuade Lake site and the St. Mary's Site.

July 19—Two Harbors, Carlton and Hinckley

Commission Meeting September 12 and 13, 1946

AFTER receiving the written report of Mr. McMiller, the Commission met in Saint Paul, Minnesota, on September 12 and 13, to consider the merits of each of the proposed sites. All pertinent factors were given due consideration. Among the items considered, as to each community and proposed site, are the following:

Geographical Location

Location with reference to Population Centers

Productivity of the Soil

Convenience of Transportation

Under transportation facilities were considered railroad service, bus facilities, highways and airways.

Advantages of Community Adjacent to the Site

INCLUDED under this heading are such important matters as the location of the proposed site relative to the city or village limits, housing for employees, size of the community, schools, churches, hospitals, shopping centers, recreational facilities, potential labor supply, existence or availability of primary or standby services or utilities such as sewer, water, electricity, et cetera.

Much progress was made at this two day session. The Commission analyzed each proposed site with reference to the above factors. The merits of each site, closely scrutinized by this process, necessarily narrowed the field considerably. However, no decision was made at this meeting. The Commission decided to request Mr. McMiller to secure additional data and make further soil surveys as to seven sites. This work was done and a more detailed soil report was submitted to the Commission by Mr. McMiller as to those seven sites.

Meeting of the Commission held October 22, 1946

AFTER securing this additional information, the Commission met again in Saint Paul, Minnesota, and continued its deliberations. After further careful study, and taking into consideration all of the information available to the Commission, it was then unanimously decided to select Alexandria, Minnesota, as the site for the erection of another State School for the Feeble-Minded, and to make the Commission's Recommendation to the Legislature accordingly.

The Site Chosen

THE Commission feels that, from a long-range standpoint, the site chosen at Alexandria, Minnesota, will best serve the needs of the northern part of the State of Minnesota for many years in the future. While not located in the exact geographical center, it is readily accessible to all points in northern Minnesota, as well as the centers of population to be served. With the other school for the Feeble-Minded located at Faribault, the proposed site at Alexandria will very well balance off the state from the standpoint of service to be given to the citizens.

Chapter 523 points out that the site should be conveniently connected with railroad and highway transportation. Alexandria is ideally located from each of these points of view. Two railroads serve the community, the Great Northern Railroad running east and west, and the Soo Line running north and south. Paved trunk highways also serve Alexandria from both directions. U. S. Highway #52 runs from the Twin Cities through Alexandria to Moorhead, with connecting highways in all directions. North and south, State Highway #29 connects Alexandria with all points in both directions.

Bus line service running on these highways is adequate and convenient.

To the extent that air lane travel becomes of more importance in the years to come, Alexandria is fortunate in having a first class airport, as the result of a military installation during the war period.

Location of Site

THE site, itself, lies next to the city limits of Alexandria just to the south of the city, and is located between the right-of-way of the Soo Line Railroad on the east, and State Highway #29 on the west. The airport is just across State Highway #29 to the west of the site.

Productivity of the Soil

Douglas County is well known for good quality of soil. The farm land upon which this site is located is no exception. There is available in excess of the Six Hundred and Forty acres required by the Law. The proposed site contains approximately Eleven Hundred acres. As much of this acreage can be taken as desired and still more can be acquired to the south. Options are available on much of the land included in the site. All of it can be acquired by the state.

There is attached to this report Exhibit 1, a map showing the location of the proposed site. Exhibit 2 contains a detailed legal description of the land included within the site.

Community to which the Site is Adjacent

ALEXANDRIA is a city of 5,051, according to the 1940 census, and gives evidence of a substantial growth since the census was taken. With a return to normalcy, housing for employees and their families, in the way of schools, churches, hospitals and shopping centers. Recreational facilities abound in this area.

The Commission feels that the community, and the surrounding territory, will furnish above-the-average supply of labor for the institution. There is also conveniently available the opportunity for connection with utility services, either primary or standby. Alexandria has a modern Municipal Electric Light Plant. Also available are the electric lines of a private utility, and REA lines serving that territory. Sewer and water services are also offered.

Everything considered, the Commission finally concluded unanimously to select the site mentioned. By doing so the Commission intends no reflection upon any of the other communities which applied. In holding the hearings, and also going around the state to visit the sites, the Commission feels indebted to the many individuals who presented the case for each community. The contacts were many and pleasant. Each community did a very fine job in presenting its material, and in receiving the Commission on its visit. Needless to say, it was a difficult task to eliminate any of the communities. It was, however, our duty to make a selection to the best of our ability, and that we have done.

Preliminary Plans, Specifications and Estimates

THE law also directs the Commission, after it has selected a site, to cause preliminary plans and specifications to be prepared for the erection of new buildings upon the site chosen, to constitute a State School for the Feeble-Minded, patterned after, and equipped by, in the main, the most modern methods for institutions of this type. The Commission is also directed to cause to be prepared an estimate of the cost to be submitted to the Legislature, together with the preliminary plans and specifications.

To carry out these duties, the Commission, acting through the office of T. G. Driscoll, Commission of Administration, and with his advice and the advice of Mr. O. R. Van Krevelen, Budget Engineer, Department of Administration, employed architects and engineers to prepare preliminary plans and specifications, and an estimate of the cost of construction, as required by Section 5, Chapter 523. The contract with the engineers and architects provides for a maximum expenditure for this purpose of not to exceed Twenty Thousand Dollars, thus keeping the expense of the work within the appropriation provided for by the law.

The Preliminary Plans and Specifications, together with such estimate of the cost, are submitted to the Legislature with this Report as Exhibit 3.

Conclusion

THIS Report, together with the Exhibits submitted with it, concludes our duties as provided in the law. The Report speaks for itself. Each member of the Commission expresses his individual appreciation of the cooperation which we received from the communities of northern Minnesota interested in the selection of this site, from the Departments of the State Administration which participated, and from several members of the State Legislature who have particularly concerned themselves with the development of this needed institution in the State of Minnesota.

We trust that our efforts will be of value to the citizens and taxpayers of the State of Minnesota, and that they will be of assistance to the Legislature in proceeding with the necessary legislation to make this new State School for the Feeble-Minded a reality.

Dated December 31, 1946.

Respectfully submitted,

STATE FEEBLE-MINDED SCHOOL SITE COMMISSSION

Lars Bondhus, Chairman

Carl H. Swanson, Secretary

Mrs. A. C. Carlson

John H. Padden

Cyrus A. Field

EXHIBIT NUMBER TWO

Township of Alexandria, County of Douglas

All of Section 29 lying south of C. A. R. #4, and west of the Minneapolis, St. Paul and Sault St. Marie Railway right of way; all of Section 30 lying south and east of T. H. #29; all of Section 31; and all of Section 32 lying west of the right of way of the Minneapolis, St. Paul and Sault St. Marie Railway, subject always to highway right of way easements lying on the edge of, or within the boundaries of the above described property, and any other easements for power line, gravel pits, or other specific uses.

Section Twenty-nine (29), Township One hundred twenty-eight (128) North, Range Thirty-sevn (37) West, Fifth (5th) P.M.

(a) All that portion of Section 29 lying and being south of C. A. R. #4, and lying west of the railway right of way limits of Minneapolis, St. Paul and Sault St. Marie Railroad Company.

Section Thirty (30), Township One hundred twenty-eight (128) North, Range Thirty-seven (37) West, Fifth (5th) P.M.

(a) The Northeast Quarter ($NE\frac{1}{4}$), and the East Half ($E\frac{1}{2}$) of the Southeast Quarter ($SE\frac{1}{4}$), of Section Thirty (30), containing two hundred forty (240) acres, more or less.

(b) Lot One (1) of South Park - Alexandria, Minnesota.

(c) Lots Two (2) and Three (3) of South Park, Alexandria, Minnesota.

(d) Lot Four (L4) of South Park, Alexandria, Minnesota.

(e) Lot Five (5) of South Park, Alexandria, Minnesota.

Items - b, c, d and e listed above being a plat of that portion of Section Thirty (30) included within the following description: The West Half ($W\frac{1}{2}$) of the Southeast Quarter ($SE\frac{1}{4}$), and the East Half ($E\frac{1}{2}$) of the Southwest Quarter ($SW\frac{1}{4}$) of Section Thirty (30), ownship One hundred twenty-eight (128) north, Range Thirty seven (37) west, Fifth (5th) P.M.

(f) The East Half ($E\frac{1}{2}$) of the East Half ($E\frac{1}{2}$) of the East Half ($E\frac{1}{2}$) of the Northwest Quarter ($NW\frac{1}{4}$) except the north four (4) acres, and except the south twelve (12) acres, and excepting a triangular 0.22 of an acre on the northwest corner thereof, included within the highway right of way limits of T. H. 29, and excepting also any remaining interest of the State of Minnesota in and to a gravel pit easement, located on the east side of said described property, covering approximately 0.13 of an acre.

(g) The South twelve (12) acres of the East Half ($E\frac{1}{2}$) of the East Half ($E\frac{1}{2}$) of the East Half ($E\frac{1}{2}$) of the Northwest Quarter ($NW\frac{1}{4}$) which property is also described as follows: Beginning at a point on the southwest corner of the Northeast Quarter ($NE\frac{1}{4}$) of Section 30, Township One hundred twenty-eight (128) north, Range Thirty-seven (37) west, Fifth (5th) P.M., running thence west twenty (20) rods, thence north ninety six (96) rods, running thence east twenty (20) rods, running thence south ninety six (96) rods, to the point of beginning, containing twelve (12) acres, more or less.

(h) The Southeast five (5) acres of the Letson farm, Section Thirty (30), Township One hundred twenty-eight (128) north, Range Thirty-seven (37) west, described as follows: Beginning at a point three hundred and thirty (330) feet west of the southeast corner of the Northeast Quarter ($NE\frac{1}{4}$) of the Northwest Quarter ($NW\frac{1}{4}$) of Section Thirty (30), Township One hundred twenty-eight (128) north, Range Thirty-seven (37) west, running thence west along the forty line five hundred and thirty (530) feet, thence north four hundred (440) feet, thence east five hundred and thirty (530) feet thence south four hundred and forty (440) feet, to the point of beginning, said tract containing 5.12 acres more or

less, excepting therefrom the following described tract: that part of the Southeast Quarter ($SE\frac{1}{4}$) of the Northeast Quarter ($NE\frac{1}{4}$) of the Northwest Quarter ($NW\frac{1}{4}$) of Section Thirty (30), Township One hundred twenty-eight (128) north, Range Thirty-seven (37) west, described as follows: Beginning at a point three hundred and thirty (330) feet west of the southeast corner of the Northeast Quarter ($NE\frac{1}{4}$) of the Northwest Quarter ($NW\frac{1}{4}$) aforesaid, thence west along the forty line one hundred and ninety (190) feet, thence north one hundred and fifteen (115) feet, thence east one hundred and ninety (190) feet, thence south one hundred and fifteen (115) feet to the point of beginning, said tract containing one half ($\frac{1}{2}$) acre, more or less; except therefrom the portion included within the highway right of way limits of T. H. 29, and excepting therefrom also any portion of said tract lying and being north and west of said highway right of way limits.

(i) That part of the Southeast Quarter ($SE\frac{1}{4}$) of the Northeast Quarter ($NE\frac{1}{4}$) of the Northwest Quarter ($NW\frac{1}{4}$) of Section (30), Township One hundred twenty-eight (128) north, Range Thirty-seven (37) west, Fifth (5th) P.M., described as follows: Beginning at a point three hundred and thirty (330) feet west of the southeast corner of the Northeast Quarter ($NE\frac{1}{4}$) of the Northwest Quarter ($NW\frac{1}{4}$) aforesaid, thence west along the forty line one hundred and ninety (190) feet, thence north one hundred and fifteen (115) feet, thence east one hundred and ninety (190) feet, thence south one hundred and fifteen (115) feet to the point of beginning, said tract containing one half ($\frac{1}{2}$) acre, more or less.

(j) That portion of the Southwest Quarter ($SW\frac{1}{4}$) of the Northeast Quarter ($NE\frac{1}{4}$) of the Northwest Quarter ($NW\frac{1}{4}$) lying south and east of T. H. 29.

(k) The North ten (10) acres of west thirty (30) acres of the Southeast Quarter ($SE\frac{1}{4}$) of the Northwest Quarter ($NW\frac{1}{4}$) except that portion thereof included within the highway right of way limits of T. H. 29, and excepting also that portion thereof lying north and west of T. H. 29.

(l) That portion of the Southwest Quarter ($SW\frac{1}{4}$) of the Northwest Quarter ($NW\frac{1}{4}$) lying south and east of T. H. 29.

(m) That northwest portion of the fractional West half ($W\frac{1}{2}$) of the Southwest Quarter ($SW\frac{1}{4}$) described as follows: Commencing at a point on the south right of way line of the four rod highway running east and west on the north line of said Southwest Quarter ($SW\frac{1}{4}$) of Section Thirty (30), and three hundred and fifty-seven (357) feet east of the west line of said Southwest Quarter ($SW\frac{1}{4}$) of Section 30, thence east fifty (50) feet, and along said south right of way line, thence south two hundred forty-four and five-tenths (244.5) feet, and parallel with the west line of said Southwest Quarter ($SW\frac{1}{4}$) of Section 30, thence west two hundred forty-four and five-tenths (244.5) and parallel with said north line of said Northwest Quarter ($NW\frac{1}{4}$) to the southeast right of way line of T. H. 29, thence northeasterly and along the said southeasterly line of T. H. 29 one hundred and seventy-five (175) feet, to a point one hundred and twenty-five (125) feet south of the north line, and two hundred and twelve (212) feet east of the west line of said Southwest Quarter ($SW\frac{1}{4}$) of Section Thirty (30), thence north easterly one hundred and seventy (170) feet, to the point of beginning, containing one acre, more or less.

(n) The south twenty (20) acres of the west thirty (30) acres of the Southeast Quarter ($SE\frac{1}{4}$) of the Northwest Quarter ($NW\frac{1}{4}$); and, the fractional West Half ($W\frac{1}{2}$) of the Southwest Quarter ($SW\frac{1}{4}$), except the one acre described in "m" above.

Section Thirty-one, (31) Township One hundred twenty-eight (128) north, Range Thirty seven (37) west, Fifth (5th) P.M.

- (a) the West forty (40) acres of the North Half ($N\frac{1}{2}$) of the Northwest Quarter ($NW\frac{1}{4}$).
- (b) The west forty (40) acres of the South Half ($S\frac{1}{2}$) of the Northwest Quarter $NW\frac{1}{4}$.
- (c) The fractional Northwest Quarter ($NW\frac{1}{4}$) except the west eighty (80) acres thereof.

(d) The fractional Southwest Quarter (SW $\frac{1}{4}$).

(e) The North Half (N $\frac{1}{2}$) of the Northeast Quarter (NE $\frac{1}{4}$).

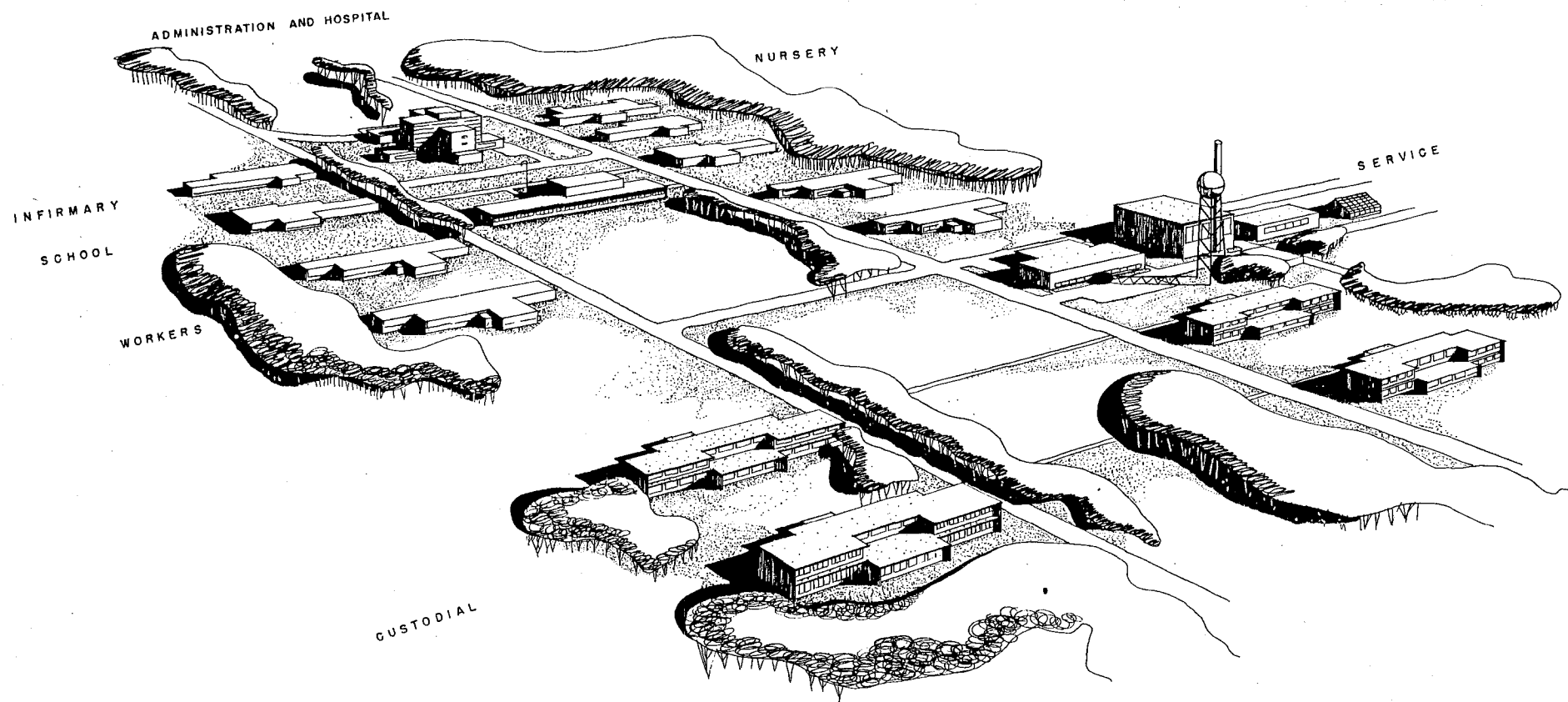
(f) The South Half (S $\frac{1}{2}$) of the Northeast Quarter (NE $\frac{1}{4}$) and the North Half (N $\frac{1}{2}$) of the Southeast Quarter (SE $\frac{1}{4}$).

(g) The South Half (S $\frac{1}{2}$) of the Southeast Quarter (SE $\frac{1}{4}$).

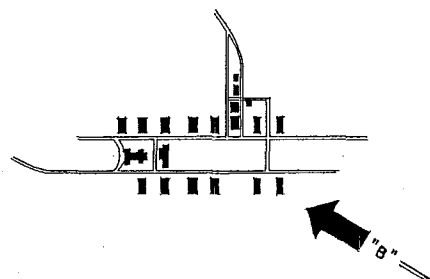
Section Thirty two (32), Township One hundred twenty-eight (128) North Range Thirty-seven (37) west, Fifth (5th) P.M.

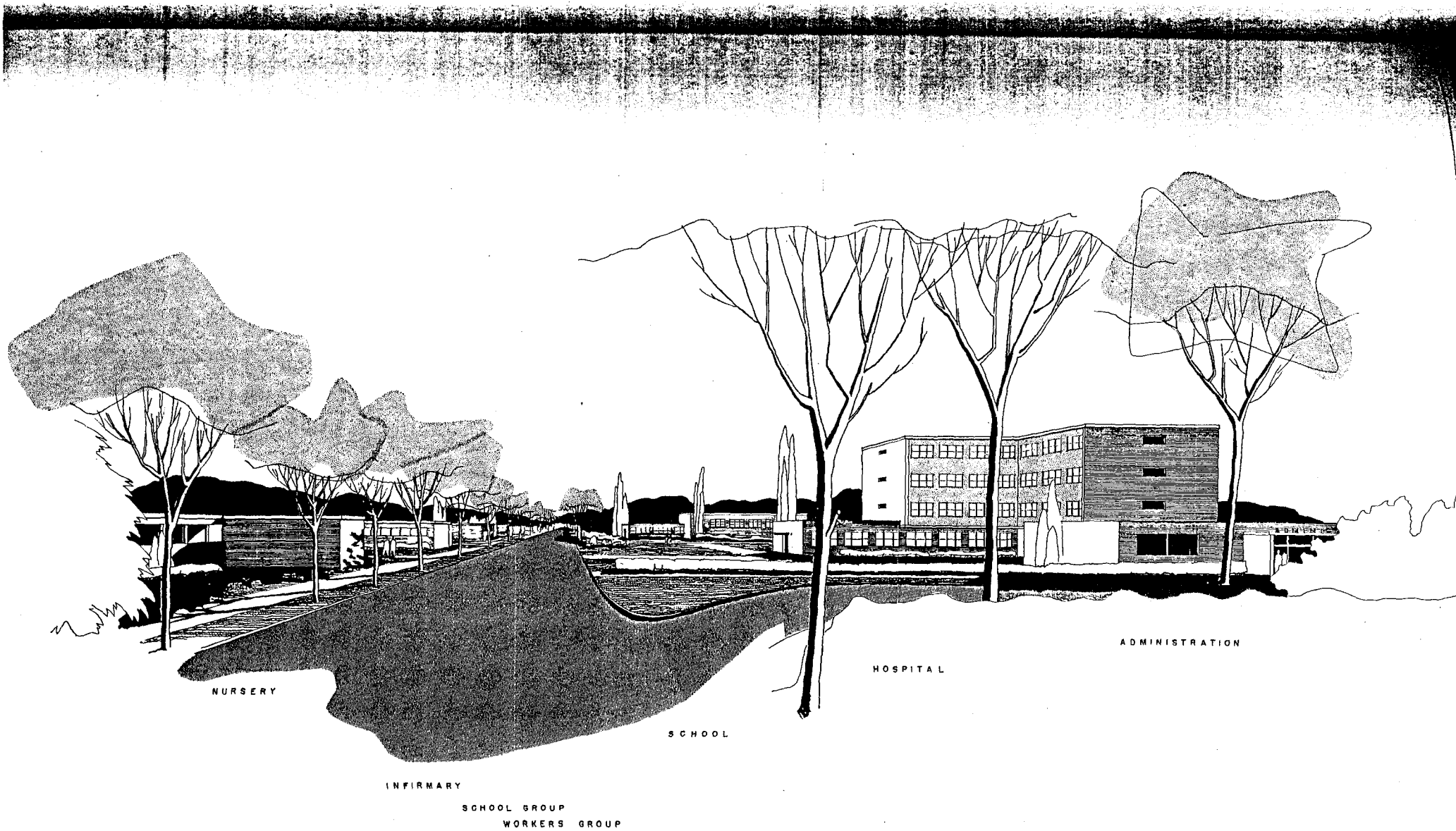
(a) All that portion of the Northwest Quarter (NW $\frac{1}{4}$) lying and being west of the right of way limits of the Minneapolis, St. Paul and Sault St. Marie Railroad Company.

(b) All that portion of the Southwest Quarter (SW $\frac{1}{4}$) lying and being west of the right of way limits of the Minneapolis, St. Paul and Sault St. Marie Railroad Company.

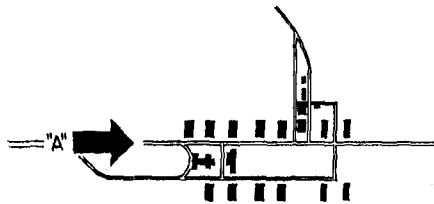


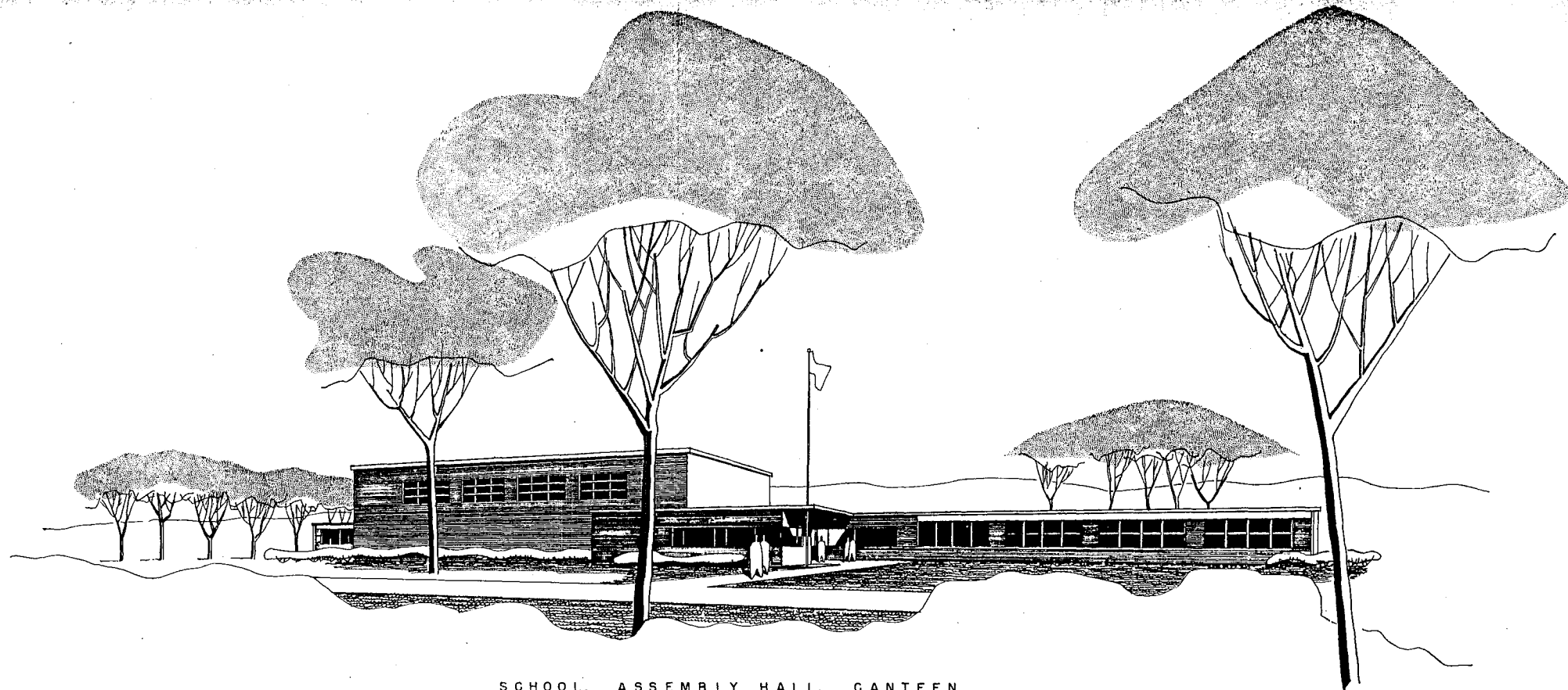
VIEW "B" FROM SOUTHWEST



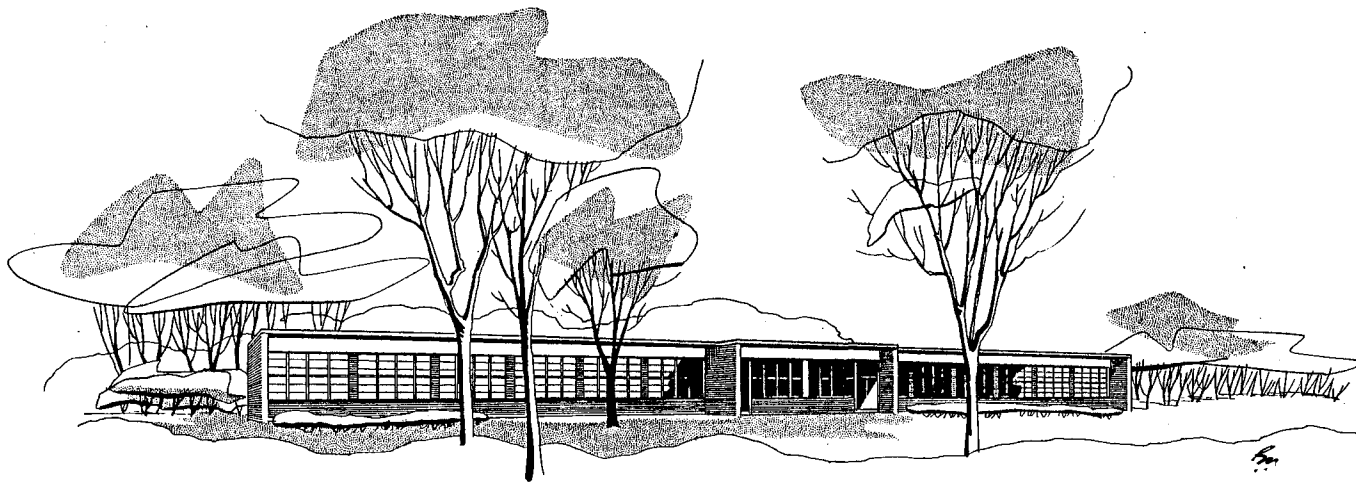


VIEW "A" FROM NORTH

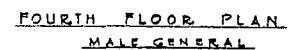




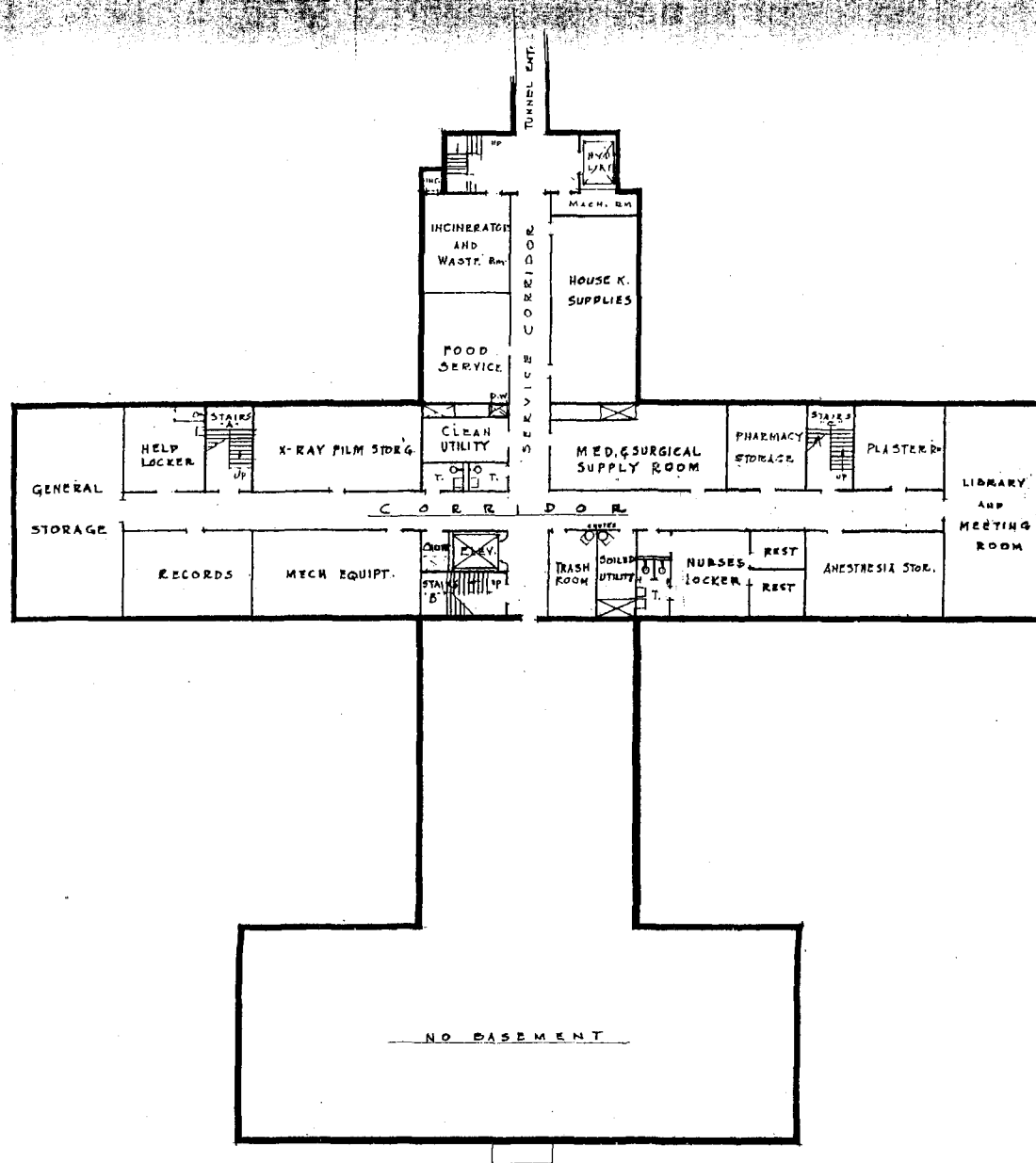
SCHOOL, ASSEMBLY HALL, CANTEEN
VIEW FROM NORTH



NURSERY COTTAGE
VIEW FROM SOUTH



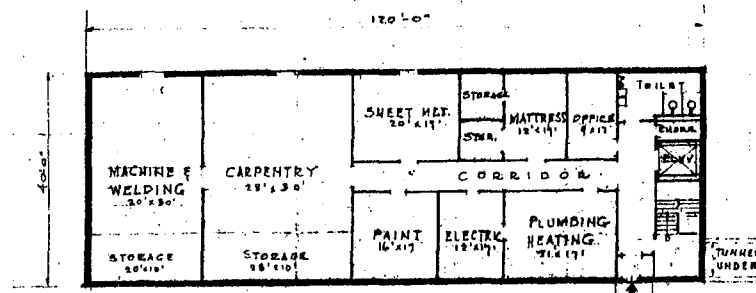
A D M I N I S T R A T I O N A N D
H O S P I T A L B U I L D I N G



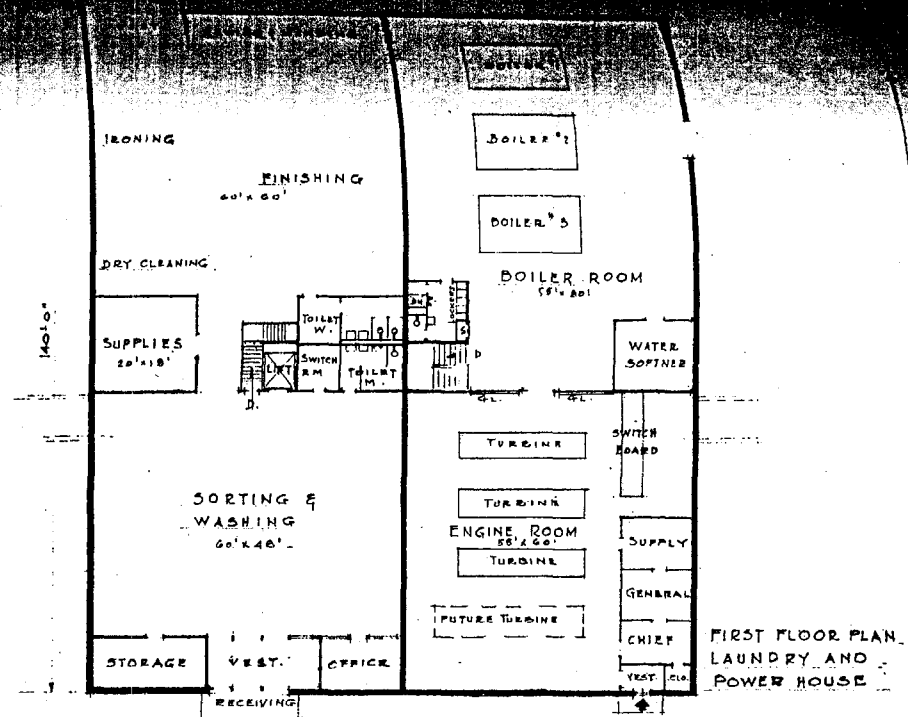
BASEMENT PLAN

114' 0" x 12' 10" FT.
SCALE 1/4" = 10' 0"

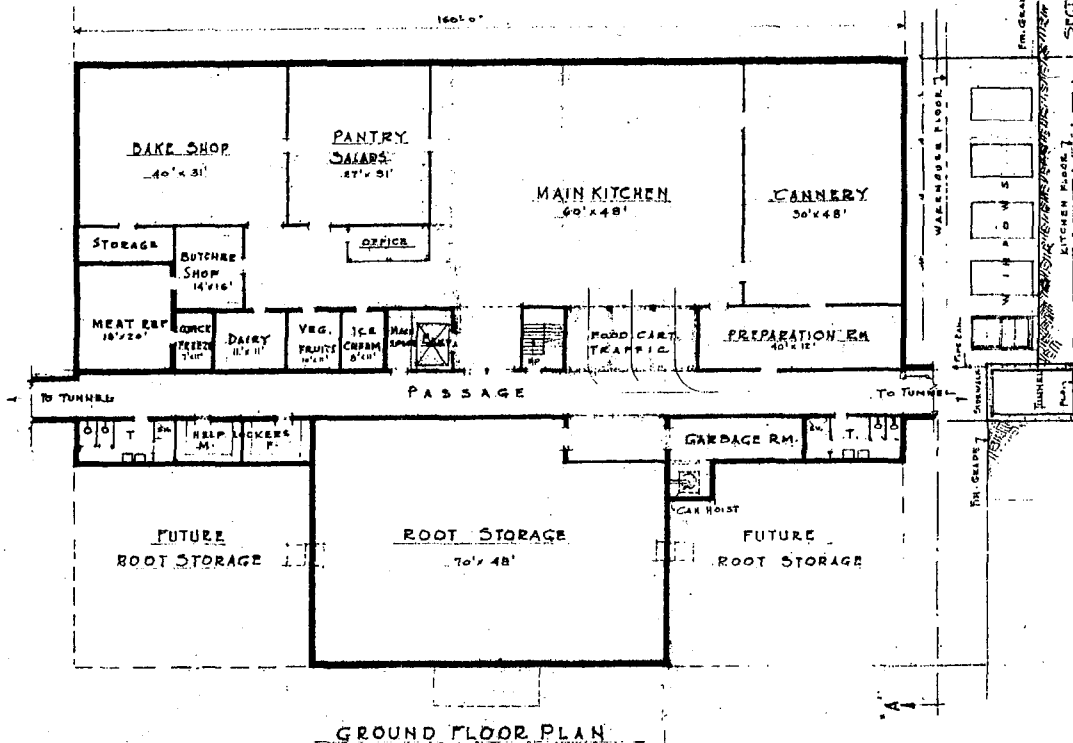
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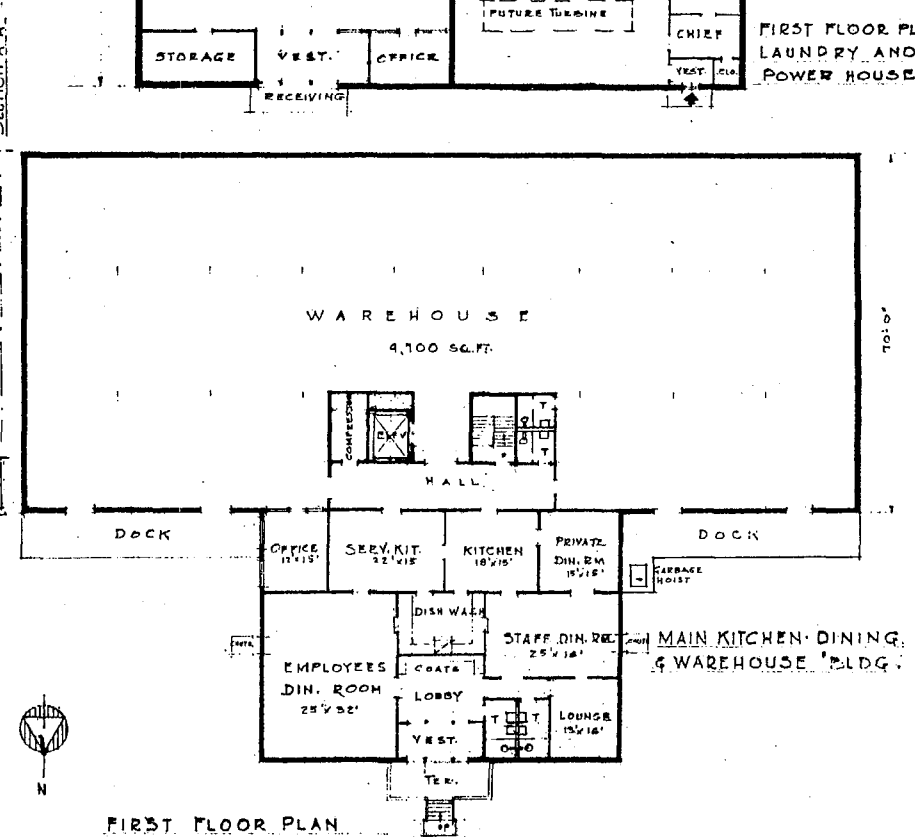
FIRST FLOOR PLAN
SHOP BUILDING



FIRST FLOOR PLAN
LAUNDRY AND
POWER HOUSE

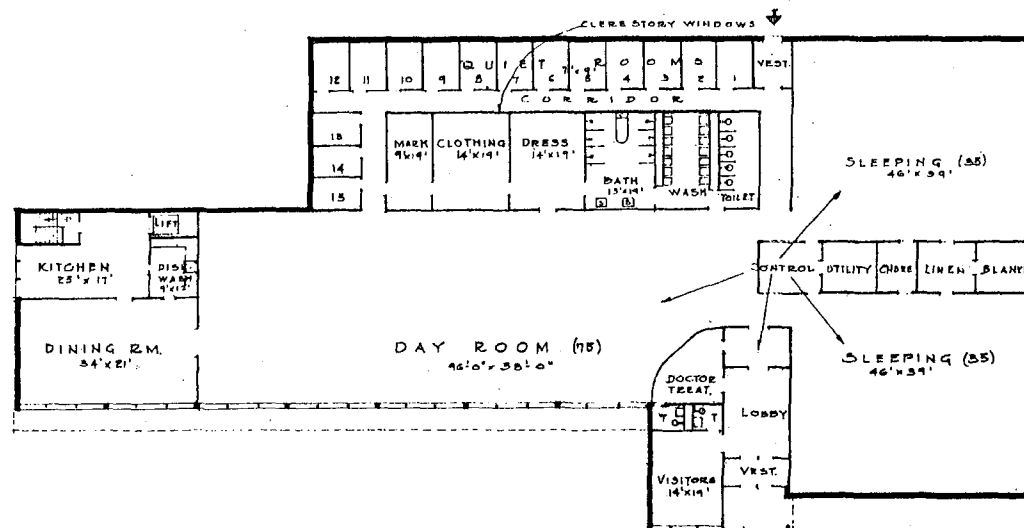


GROUND FLOOR PLAN



FIRST FLOOR PLAN

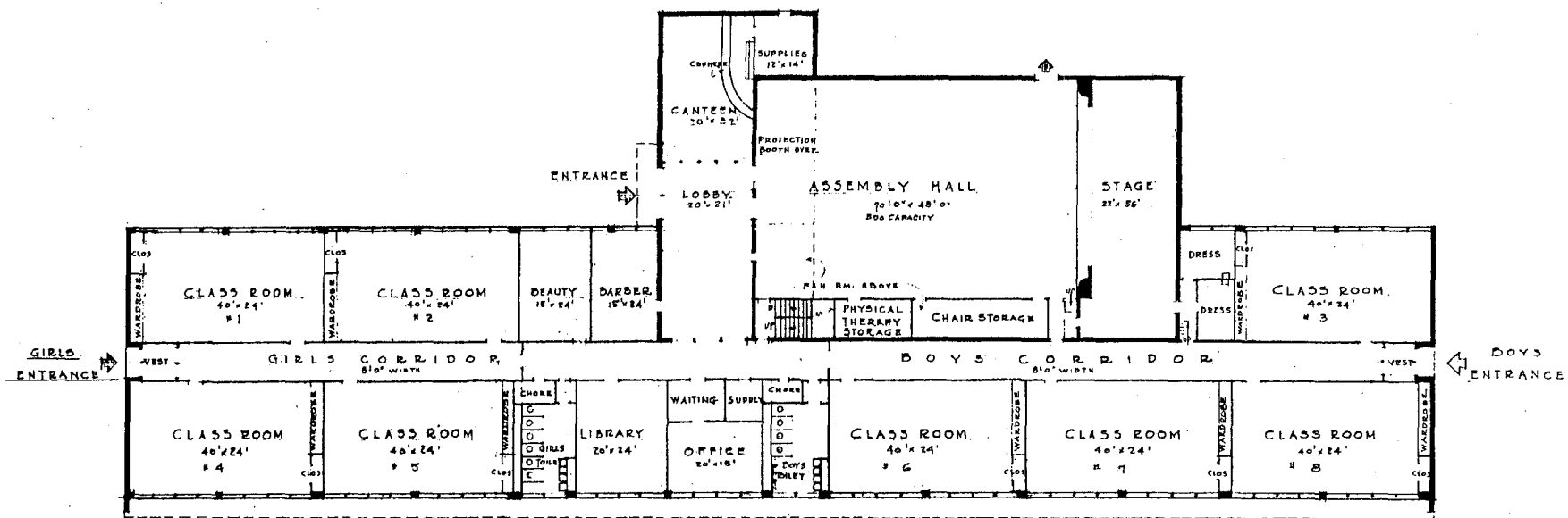
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FIRST FLOOR PLAN

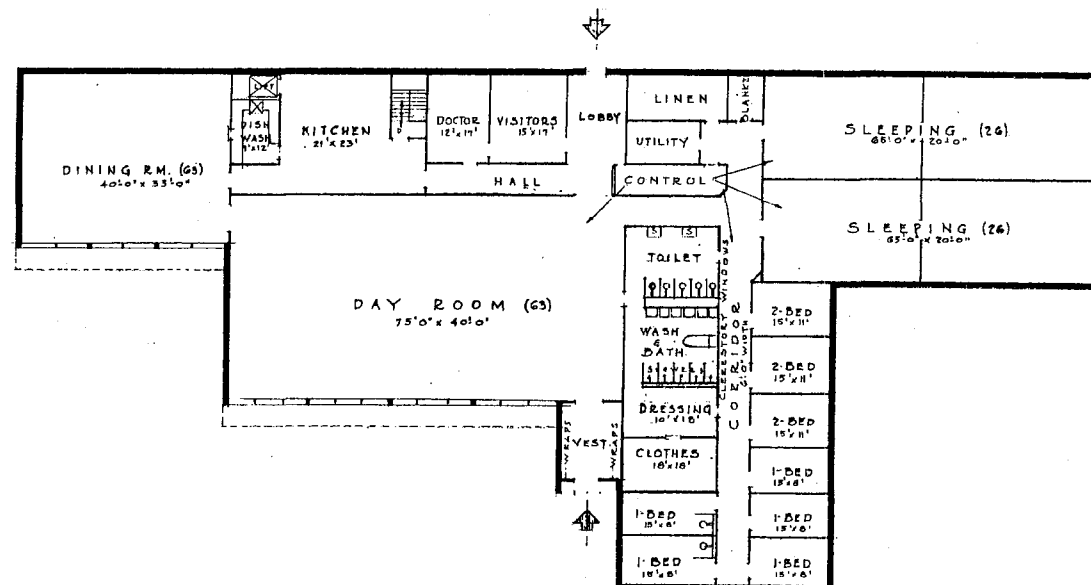
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 DIMENSIONS IN FEET
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I N F I R M A R Y B U I L D I N G



S C H O O L A N D A S S E M B L Y H A L L

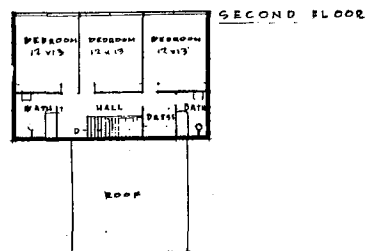
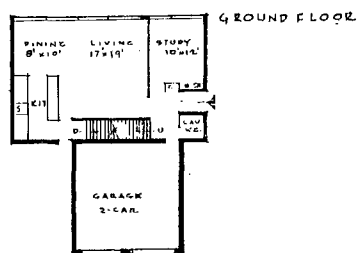
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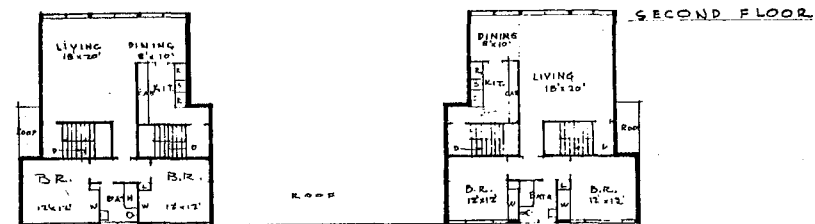
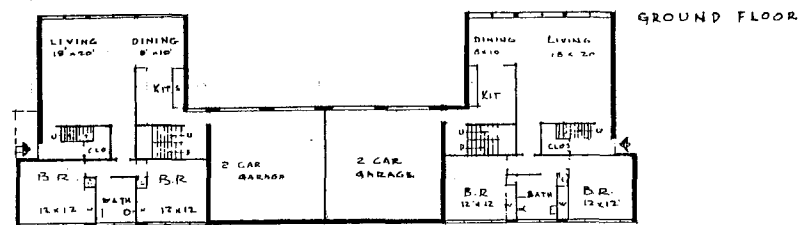
FIRST FLOOR PLAN

17 4 8 13 16
SCALE 1-INCH=10 FT.

W O R K I N G G R O U P B U I L D I N G



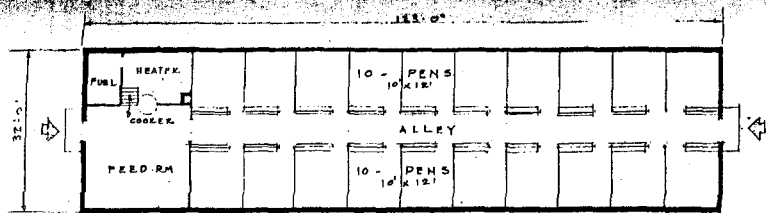
SUPERINTENDENT'S RES.



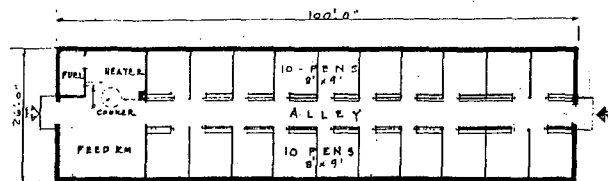
DUPLEX



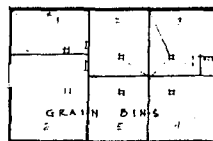
S T A F F R E S I D E N C E S



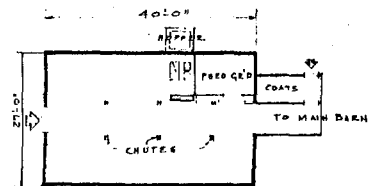
HOG BARN



FARROWING PIGERY

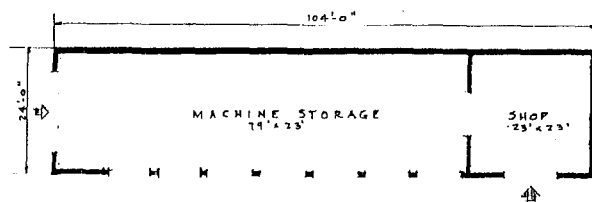


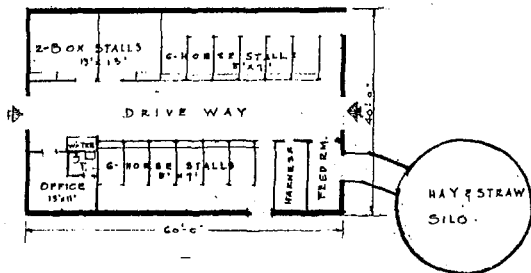
2ND FLOOR PLAN



1ST FLOOR PLAN

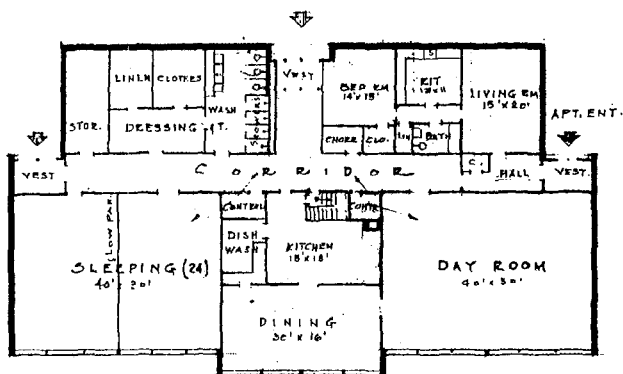
GRANARY BUILDING





GROUND FLOOR PLAN

HORSE BARN

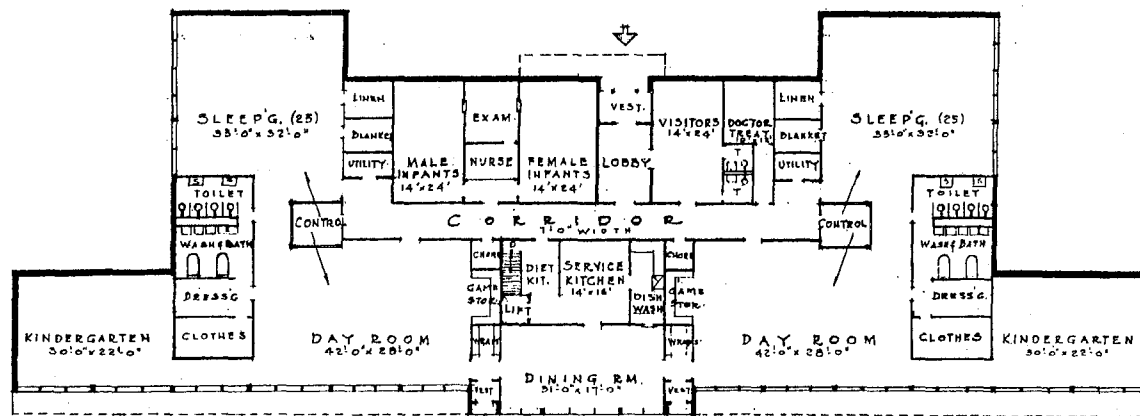


FIRST FLOOR PLAN

DAIRY & FARM COLONY

1/4" = 12' 0" FT.
SCALE: INCH = 12 FT.

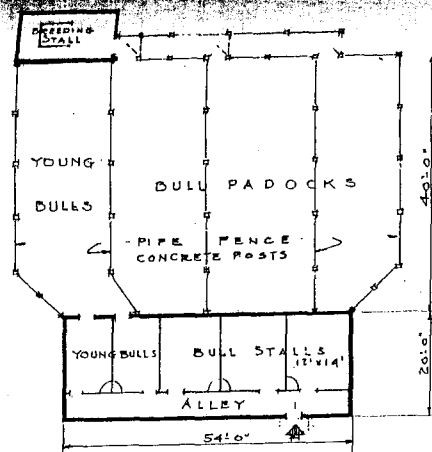
O N Y B U I L D I N G S



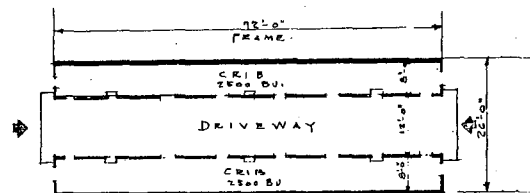
FLOOR PLAN

N U R S E R Y C O T T A G E

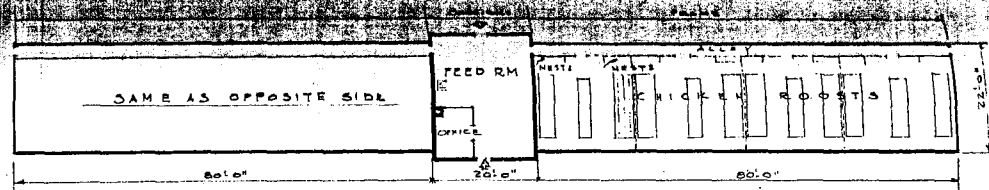
1/4" = 8' 10" FT.
SCALE 1/4" = 10 FT.



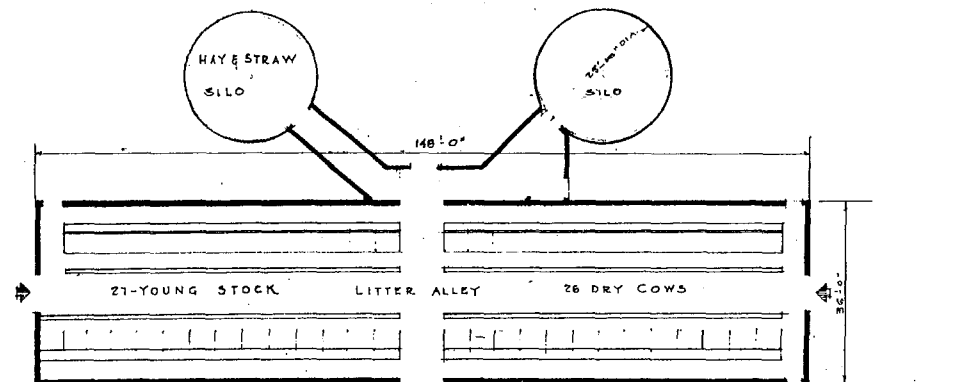
BULL BARN



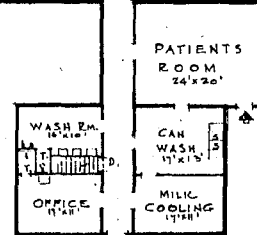
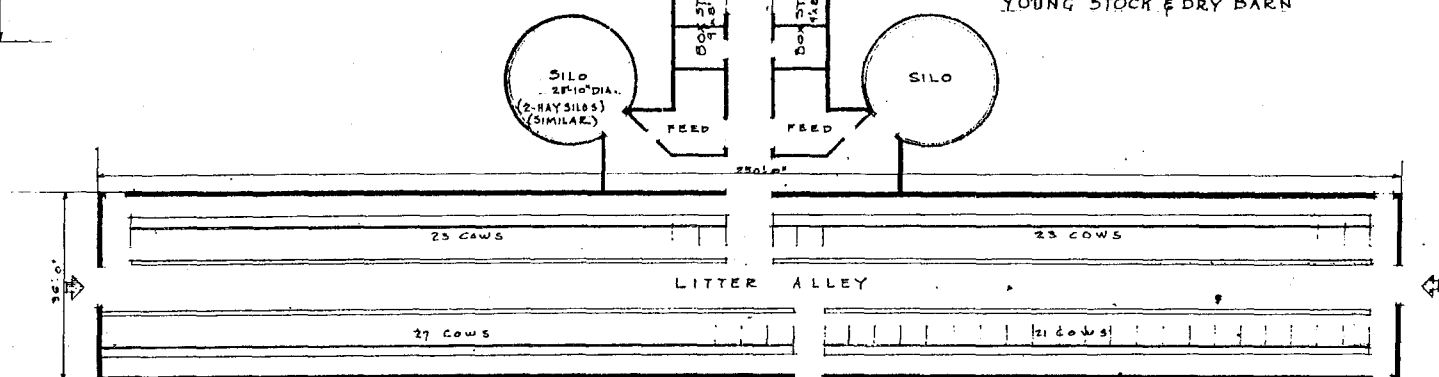
CORN CRIBS



CHICKEN HOUSE
500 CAPACITY



YOUNG STOCK & DRY BARN



MILK HOUSE

D A I R Y A N D F A R M C O L O N Y
B U I L D I N G S

EXHIBIT NUMBER THREE

OUTLINE SPECIFICATION

FOR

PROPOSED STATE SCHOOL FOR FEEBLE-MINDED

AT

ALEXANDRIA, MINNESOTA

Ellerbe and Company
Architects and Engineers
E-505 First National Bank Bldg.
St. Paul 1, Minnesota

February 11, 1947

General.

The project as contemplated for immediate construction will provide for facilities for 1000 persons and a corps of 250 attendants including Superintendent, Doctors, Nurses, Orderlies, and all necessary operating personnel.

The general planning has been arranged so that any or all units may be duplicated, increasing the population to 2500 by adding structures and facilities as desired.

Three groups of buildings are proposed:

- 1 - Main Group Proper, including Service buildings.
- 2 - Farm Group.
- 3 - Residential Group for Staff, Doctors, Nurses and Technicians.

Complete utilities and services are provided to make the entire school a self operating unit, including roads, heat, water and softening, fire protection, sewers, sewage disposal, electric light and power generating and distribution, street lighting, communication and fire alarm system.

Capacities and uses intended for each structure, as well as types of construction and materials to be used are outlined as follows;

MAIN GROUP

1 Administration and Hospital Building

Beds in Hospital	100	Basement and 4 Stories
Staff Offices	12	Part Basement and 1 Story

Exterior

Concrete walls and foundations below grade.
Reinforced concrete frame, columns, beams and floors.
Light colored face brick walls with buff stone trim.
Load bearing or face tile backing behind face brick.
Pitch and gravel roofs over insulation.
Wood double hung windows double glazed.
Colored porcelain enameled beam soffits and fascias.

Interior

Baths, service rooms, toilets; ceramic tile floors.
Asphalt mastic tile floors over cement in occupied areas.
Rubber base, enameled plastered walls in offices.
Cement floors in basement and storage areas.
Baths, service rooms, toilets, glazed face tile walls and cove base.
Enameled putty coat keene cement plaster ceiling above face tile walls.
4' glazed face tile wainscot and cove base in general, in occupied and circulating areas, rooms, corridors with enameled putty coat plaster above applied over clay tile. Hardstone or sand lime brick walls in storage areas with plastered ceilings.
Acoustical tile ceilings throughout except in toilets.
Hollow metal door frames.
Flush type sound insulated hollow metal doors.
Bronze master keyed hardware.
Stained oak or birch wood trim.
Hard wood wainscots and base in offices.
Standard steel cabinets and shelving.
Clear wire glass in control stations.
Flush metal toilet stall doors in office toilets.
Marble wainscots and stalls in office toilets.
Low flush metal toilet partitions, without doors elsewhere.
Built in lighting fixtures - fluorescent in offices.
Conventional incandescent fixtures generally.
Warm air heating and ventilating, ceiling diffusers and exhaust.
Single tempered water supply outlets to patients plumbing fixtures.
Conventional type plumbing fixtures elsewhere.
Operating rooms specially treated with ceramic tile floors and wainscots statically grounded; special lighting fixtures, sterilizing rooms and Doctors washing up rooms, all finished in tile and complete with special metal equipment cases.

1 School and Assembly Hall

100 to 150 Persons

1 Story
Part Basement

Exterior

Concrete walls and footings below grade.
Light colored face brick walls, bearing and face tile backings.
Structural reinforced concrete floor slabs, 3' space below.
Bar joist roof framing, concrete roof slabs.
Pitch and gravel roofs - insulated.
Porcelain enameled roof soffits, window heads, cornices.
Wood double hung and double glazed windows.

Interior

Materials and finishes outlined for Administration Building and Hospital will be duplicated with following additions; Maple floor on stage of Auditorium.
Slate black boards, aluminum chalk rails and blackboard mountings in class rooms.
Auditorium and class room finish, except as noted above, asphalt mastic floor, 4'-0" glazed face tile wainscot and base, enameled putty coat walls, above wainscots, acoustical tile ceilings.
The specification for the school is typical for many of the units described subsequently.

1 Nursery Cottage

50 Persons
Ages - Birth to 6 Years

1 Story Building

Preceding typical specifications for School and Assembly Buildings apply for this unit.

2 School Group Buildings

1 for 75 Women Ages 6 to 18
1 for Men Ages 6 to 18

1 Story and
Part Basement

Preceding typical specifications for School Buildings and Nursery Cottage again apply.

2 Infirmary Group Buildings

1 For 75 Women - All Ages
1 For 75 Men - All Ages

1 Story and
Part Basement

Above typical specifications again will apply. For quiet rooms 4' face tile wainscot and cove base, enameled plastered walls, acoustical tile ceilings, mastic floors and recessed electrical fixtures.

4 Custodial Buildings

2 For 100 Men each (adult)
2 For 100 Women each (adult)

2 Story and
Part Basement

The typical specifications as augmented for Infirmary Buildings will again apply to these units.

4 Worker Group Buildings

2 Cottages for 50 Men each - Adults
2 Cottages for 50 Women each - Adults

1 Story and Part Basement

These units will also conform to the typical specifications for School Group Buildings.

1 Laundry and Power House

1 Story and Basement

Providing steam for generating light and power and serving all groups with electrical energy.

Heating all buildings in Main Group.

Providing laundry service for all groups.

Exterior

Similar in appearance externally to Hospital and School Group Buildings, but varying in structure to provide wide spans over 1st floor as follows:

Concrete walls and footings below grade.

1st Floor slab reinforced concrete.

Structural Steel columns through first floor walls supporting steel roof trusses.

Steel purlins and precast concrete roof slabs painted.

Interior

Basement walls concrete. Floors cement.

Face tile walls and partitions in first floor.

Quarry tile floors and base.

Hollow metal doors and trim.

Typical School Building construction for items not listed, offices, toilets, storage spaces, etc.

1 Main Kitchen, Dining & Warehouse Building

1 Story and Ground Floor

Subsistence Unit for entire Main Group.

Materials and construction similar to Administration and Hospital Buildings except as follows:

Quarry tile floor and base in kitchen and in all coolers and food preparation rooms with face tile walls and partitions full height, and enameled putty plaster ceilings.

Cork insulated refrigeration spaces furred with face tile walls, enameled plaster on ceilings.

Smooth common brick walls and cement floors in all storage spaces.

Painted exposed concrete ceilings in storage rooms. Typical specifications will apply to areas not otherwise listed.

1 Shop Building

1 Story

Furnishing repair and maintenance facilities for all three Groups.

Similar in construction to Laundry and Power House using load bearing walls of common brick with face tile wainscots 7'-0" in all shop areas. Brick above.

Offices and toilets finished in conformity with specifications for School Units.

1 Green House

1 Story

Typical face tile construction 4'-0" up from grade with cement floors and standard greenhouse glass enclosure above.

Service Tunnels Below Grade

Providing enclosed trafficways for food and services and including all pipe mains between all units in Main Group.

Reinforced concrete enclosing floors and walls.

Membrane waterproofing in tunnel roof and walls.

Concrete sidewalks over roof membrane at grade.

Cement tunnel floors.

Painted concrete ceiling slabs and walls.

Recessed electric lighting units (incandescent)

Painted and covered service mains hung from tunnel roofs.

1 Employees Garage

1 Story

28 Stalls

Duplicate construction outlined for residential garages specified subsequently.

FARM GROUP

1 Dairy Farm Colony Group Building

24 Men (adults)

1 Family

1 Story and

Part Basement

Typical specification for School and Assembly Hall apply for portions of the building used collectively by the 24 adults.

Enameled plaster walls, asphalt mastic tile floors and rubber base and acoustical tile ceiling in living room dining room of the family apartment. Tile floor, face tile wainscot and cove base, enameled putty coat plaster walls in apartment bath with conventional plumbing fixtures. Metal door frames, flush wood doors, hardwood interior trim.

Separate oil burning warm air heating plant for this unit.

Electrical service, water supply and sewer mains will be connected to such facilities in the Main Group.

1 Cow Barn and Milk House -	Barn -	1 Story
	Milk House -	1 Story & Basement

100 Head of Cattle

2 Silos

Exterior

Concrete foundations.

Painted cement block walls.

Wood windows and doors with screens and storm sash.

Concrete roof slabs and columns.

Pitch and gravel roofs insulated.

Concrete stave silos.

Interior

Cement floors and gutters, covered with asphalt mastic.

Salt glazed face tile wall linings and partitions.

Quarry tile floors in milk handling rooms.

Forced ventilation.

Incandescent lighting fixtures.

Standard metal barn equipment.

Oil burning heating plant in milk house only.

Water and sewerage.

1 Young Stock Barn Attached to Cow Barn

1 Story

30 head of Cattle

1 Silo

1 Hay and Straw Keeper

Conforming to specification for cow barn above with warm air heater and metal hay keeper added.

1 Bull Barn and Paddock

1 Story

4 Head

Construction similar to cow barn. Concrete posts and wood planking for paddock.

1 Hog Barn

1 Story

200 Head

Similar in construction to cow barn.

1 Farm Machine Shed Shop

1 Story

8 Truck Stalls and Shop

Machine shop unit similar in construction to maintenance shed for Main Group.

Metal quonset hut for truck stall with concrete foundation and dirt floor.

1 Farrowing Piggery

1 Story

20 Sows and Litters
Similar in construction to Young Stock Barn, heated.

1 Horse Barn 1 Story
12 Head
Construction similar to Cow Barn - not heated.

1 Poultry House 1 Story
500 Chickens
Concrete foundation.
Concrete block feed room.
Insulated frame walls and roofs - asphalt shingles.
Wood windows, doors, screens and storm sash.
Cement floors.
Wood roosts.
Standard metal nests and equipment.
Forced ventilation.
Electric lighting.
Water supply.

1 Corn Crib 1 Story
5000 Bushel Capacity
Concrete foundation.
Frame walls - drop siding.
Wood roof sheathing, asphalt shingles.
Concrete floors.
Metal rat shields.

1 Granary 1 Story
12000 Bushel Capacity
Frame construction, similar to Corn Crib.

RESIDENTIAL GROUP

1 Superintendent's Residence 2 Story
Part Basement

1 Family & 2 Car Garage
Construction identical with that specified for living quarters in Farm Colony Building.
Garages cement block walls, pitch and gravel roofs on concrete slabs, cement floors, overhead doors, electric lights.

A separate oil burning heating plant will be required for each building in the Residential Group.

Electrical service, water and sewers will be provided from the service mains in the Main Group.

1 Staff 4-Plex 2 Story
Part Basement

4 Families - 4 Car Garage.
Construction; duplicate of Superintendent's residence above.

1 Nurses' Home & Apartment Building
4 Families 42 Private Rooms 2 Story - Part Basement

Same materials, construction and finishes required as those listed for living quarters in Farm Colony Buildings, 4-Plexes and Superintendent's Residences previously listed.

UTILITIES

Roads	Reinforcing Old Roads	15,000 ln. ft.
	New Driveways	5,000 ln. ft.
	Truck Roads	7,000 ln. ft.

Right of way for new driveways and truck roads will be graded for paving and shoulders and provided with necessary drainage ditches and culverts.

The sub-base for pavement for new roadways will be stabilized gravel covered with and asphaltic roadway surface pavement.

The gravel and sub-base for existing roads will be patched and brought to proper grade and refinished with asphaltic pavement.

Sewers and Sewage Disposal System.

Present Capacity 1250 persons.

Future Capacity 2500 persons.

All units will be served by sewer mains, using vitrified clay tile pipe where gravity flow is practicable and using pumped forced cast iron mains where necessary, all equipped with the necessary manholes and cleanouts.

The disposal plant will provide primary settling tanks, bacteriological filters, secondary tanks, chlorination, with sludge digester and disposal beds. The plant will be located alongside the county drainage ditch contemplated on the east side of the site alongside the track. It will be designed to permit additions to be made when loads increase.

Water Supply Storage and Fire Protection

125,000 Gals. Daily (Present) 300,000 Gal. Storage

Water supply will consist of 2 wells each approximately 120 ft. deep equipped with pumps having a capacity of 200 gallons per minute, pumping alternately into an elevated tank having a 300,000 gallon storage capacity. The tank will provide 1,000 gallons per minute for fire protection for a period of more than four hours.

Water will be piped to each building or unit through underground mains. The mains will be looped around the Main Group of buildings and two fire hydrants will be provided within reach of each building for fire protection.

Direct mains will also serve the Farm and Residential Groups, also having 2 hydrants available for each unit in the group.

Water softeners will be provided at the power plant.

Heating Systems.

Three 200 Horse Power, 300 lb. pressure steam boilers, oil fired, will provide superheated steam for generating electric power. Two boilers will carry the load and the third will be available as a standby. The space provided for the boilers is large enough to permit replacements with larger units as loads increase with time. Steam at reduced pressure either from generating equipment or from pressure reducing valves will be transmitted in covered mains suspended from service tunnel ceilings to all buildings in the Main Group for heating, sterilizing, cooking, laundry and similar services. Outlying building groups will have separate heating plants as previously specified.

Fuel Oil Storage.

Two buried 15,000 gallon capacity oil storage tanks will be provided near the laundry and power house.

A steam heated pipe line will be installed below grade providing oil supply to the tanks from pump house and tank car siding on the railroad track along the east side of the site.

Generating Plant.

The generating plant will consist of three 200 KW turbine or engine generator sets, two of which will be required to carry the peak load. The equipment will exhaust to the heating sys-

tem in the winter, and will run condensing in the summer. There will be space in the engine room for another larger turbine or engine in the future. The switchboard will be of totally enclosed type for safety.

Current will be generated at 2300 volts, 60 cycles, 3 phase.

Power and Light Distribution.

Distribution throughout the area will be at 2300 volts, 3 phase, with step down substations for each building or small group of buildings. The portions of the distribution system in the main building area and extending to the main entrance toward the City of Alexandria will be underground. The tunnels will be utilized as far as they exist. The distribution to the farm area and to the sewage disposal system will be overhead on poles.

Street Lighting.

There will be street lighting for all the principal roads including those to the farm and sewage disposal areas. In the main building area and along the road to the main entrance there will be ornamental light standards with underground wiring. Along the roads to the farm and sewage areas the lights will be placed on poles. The system will be a series system controlled from the power plant either manually or automatically.

Telephone and Fire Alarm Distribution.

Underground ducts will be provided for the telephone cables in the areas where all wires are to be underground. Provision will be made in the pole lines for telephone cables to the farm area. Wiring will also be installed for a fire reporting system so that coded alarms will register at a central point in case of fire.

USE OF ALEXANDRIA CITY SERVICES

On February 6, 1947 the City of Alexandria, in answer to a written request quoted tentative rates by letter, for supplying electrical energy at the site and for receiving sewerage from the School at the City Limits for treatment in their plant.

At present neither the City Power Plant or the Sewage Disposal Plant has adequate facilities for any additional load and the existing sewer mains in Alexandria city streets are not able to transmit the anticipated raw sewage from the School to the City Disposal Plant.

Contracts have been awarded by the City of Alexandria for expanding the Power and Sewage Disposal Plants but beyond starting the manufacture of equipment no actual construction has been accomplished. Apparently no steps have been taken so far to build sewer mains in Alexandria streets adequate for the proposed State School service.

After further progress has been realized in the contemplated improvements in Alexandria utilities, and firm rates are offered, the recommendations for building of power and sewage disposal plants by the school could be reconsidered.

The cost of building water mains from the Alexandria water supply to the School adequate for fire protection is excessive by comparison with the cost of drilling wells and is therefore not recommended.

**DETAILED COST BREAKDOWN
PROPOSED STATE SCHOOL FOR FEEBLEMINDED
ALEXANDRIA, MINNESOTA**

Buildings or Units	No. of Units	Total Vol. in cu. ft.	Unit Cost	Building Cost	Equipment Cost	Total Cost
MAIN GROUP						
Adm. & Hospital Bldg.	1	562,000	1.15	\$ 646,300	\$ 95,500	\$ 741,800
School & Assembly Hall	1	480,500	.75	360,375	31,250	391,625
Nursery Cottage	1	205,500	.85	174,675	11,000	185,675
School Group Bldgs.	2	445,000	.80	356,000	22,500	378,500
Infirmiry Group Bldgs.	2	466,000	.80	372,800	22,150	394,950
Custodial Bldgs.	4	1532,000	.80	1225,600	49,500	1,275,100
Worker Group Bldgs.	4	812,000	.80	649,600	33,750	683,350
Laundry & Power House	1	553,000	.70	387,100	35,000	422,100
Kitchen, Dining, Whse. Bldg.	1	445,000	.60	267,000	68,000	335,000
Shop Building	1	136,000	.45	61,200	15,000	76,200
Green House	1	28,000	.50	14,000	1,000	15,000
Employees' Garage	1	72,000	.30	21,600		21,600
Service Tunnels & Mains		5,000ft.	75.00	375,000		375,000
FARM GROUP						
Dairy Farm Colony Bldg.	1	43,500	.80	34,800	5,500	40,300
Cow Barn, Milk House & Silos	1	144,000	.40	57,600	12,500	70,100
Young Stock Barn, Hay Keeper	1	64,000	.40	25,600	6,500	32,100
Bull Barn & Paddock	1	15,800	.40	26,320	350	6,670
Hog Barn	1	31,200	.55	17,160	2,500	19,660
Farm Machine Shed Shop	1	30,000	.25	7,500	500	8,000
Farrowing Piggery	1	47,500	.65	30,875	4,000	34,875
Horse Barn	1	28,800	.40	11,520	2,200	13,720
Poultry House	1	47,400	.40	18,960	1,500	20,460
Corn Crib	1	28,000	.20	5,600		5,600
Granary	1	32,400	.45	14,580	2,750	17,330
RESIDENTIAL GROUP						
Superintendent's Residence	1	29,000	.90	26,100	5,200	31,300
Staff Four-plex	1	49,000	.60	29,400	11,500	40,900
Nurses' Home	1	221,000	.90	198,900	22,500	221,400
Building Totals				\$5396,165	\$462,150	\$5,858,315
UTILITIES						
Site Improvements-demolitions, moving, grading, roads, walks landscaping						177,500
Sewerage- disposal plant, sewers, manholes, pumps & enclosures						155,600
Water Service- fire protection, mains tanks, wells, pumps & enclosures						148,250
Heating system- boilers, oil burners, auxiliaries, controls softeners & Stack						162,000
Electric Generating Plant, switchboard, piping, transformers, wiring						160,000
Power and light distribution, substations, underground ducts, pole lines						88,000
Street and yard lighting, parkway cables, standards floodlights						30,000
Telephone distribution fire alarm system						29,000
Total Costs - Utilities \$950,350 Bldgs \$5396,165 Equipt. \$462,150						\$6,808,665
Architects and Engineers Fees 6% of \$6,346,515						380,791
Project Total Cost						\$7,189,456