

Livingston Fruit Growers Association, Inc.

GROWERS AND SHIPPERS OF "TRIUMPH"
BRAND OF CALIFORNIA FRUITS

Livingston, California

16 March 1947

Dear Kan,

Thanks a million for the house plans which you sent me several days ago. The more I study the plans--more I like it. General plans of the Scheme #1 and scheme # 2 are good, but as you stated in your letter I am inclined to agree with you on scheme # 2.

As to your question on the width; I think that 14 feet is perhaps wide enough, but if another 2 or more feet can be added without too much additional cost and at the same time by adding few extra feet will not interfere with the architectural ideas, I just as soon have it little wider. As to the trees in front, there are plenty of room there. For your information, I am enclosing couple of rough sketches and measurements. Hope they will be of some value to you.

You will note in the measurements which I am enclosing, that the inside width of the present porch is only 7 ft.-3in. What is your idea or rather what do you think of the present width of the porch for the dining room? As to the kitchen it does not have to be too wide for efficiency and also the balance to be added can be increased to take care of the needed space. Is it practical or advisable to add about 2 ft. to the present porch width? That too I am not insisting, because I have seen lots of small dining room, and really I would rather have much larger living room than dining room.

Although I am not too familiar with indirect lighting and ventilations. I think that I am going to like it. Ventilation from under the porch to get the clean air, especially in the dust times, I think it will be a big help. In your final plans, please give me more detail plans on exhaust ~~###~~ fans, light trough, ventilation system, & etc.

What are your plans on the existing fireplace, leave it as it is and built another at the new spot which will be about 12 ft away? If it does not seem too crowded on the north side, I just as soon have a fireplace left as it is in our new bed room.

Recently I have been looking around for new ideas on remodeling & etc. and have hit on the idea of combination home-office and library idea. Am tearing out the pages and enclosing for your consideration. What do you think? Do you think such plans can be incorporated into ~~scheme~~ scheme # 2? Perhaps on the west side without interfering with the west wall of the living room. In such case it will give us another room for guest if needed. How about another closet (water) and lavatory on that end? All this is not an absolute necessity, so omit it if you think it will spoil the present plan, because I like it just as good as it is.

It seem that the lumber yards are beginning to get more lumber now. But do not know how good the material. or the prices. Regardless, there are several of our Japanese people are making plans to build soon.

Livingston Fruit Growers Association, Inc.

GROWERS AND SHIPPERS OF "TRIUMPH"
BRAND OF CALIFORNIA FRUITS

~~~~~●~~~~~  
*Livingston, California*

Thais and Donna have both gotten over with their chicken pox and Donna went ~~###~~ back to Sunday School today. She was really tickled, because she had to stay away while Thais had her chicken pox and as soon as Thais gotten well to be out again, Donna had to stay in, so really Donna had double dose of being couped up. She did not like that at all. Both of the cases were not severe, hardly any fever. They only felt bad about a day or so.

Sign of spring already, grape buds are popping out, Calif. Poppies are blooming, lots of the tree fruits are past their full bloom already, and we are now able to go about in our shirt sleeves. It has been a dry year, so will have to irrigate as soon as the water are turned in the canals. It looks like there will be a shortage of irrigation water, but I do not think that the grape or other fruit growers will feel the effect as much as other truck crops, and etc. I have an order in to get some concrete pipe put into the vineyard, so if I do get it, can conserve and do the work much easier and probable faster.

Back to the house again, do you think it is better to stucco the outside of the present house? Our roof needs repairing or perhaps a new shingles, but have waited until after the addition, because did not know how the addition will be tacked on and perhaps ~~###~~ the roof ~~###~~ to the addition will lap over the old house. But according to your present plans, will not alter the old roof too much. But as long as I have waited this long, I will wait until the addition plans are completed and then repair and paint the old building to match the new addition. Please give me a pointer along that line also.

In regards to most trees and buildings around the present house that might hinder construction or to give the proper views can be removed. It looks like I have to move the Cedar Deodora ?? anyway, because it is getting to be big tree and perhaps too close to the new addition. That's the only tree that I feel will be a shame to remove if I cannot transplant it. The garage and the adjoining buildings, I had plans to remove it regardless. So do hesitate on account of such obstructions.

Can give more measurements or others on request. So until next time. ??????  
Thanks again. My regards to Sally and the kids.

Bye,

Min.