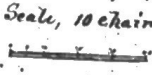
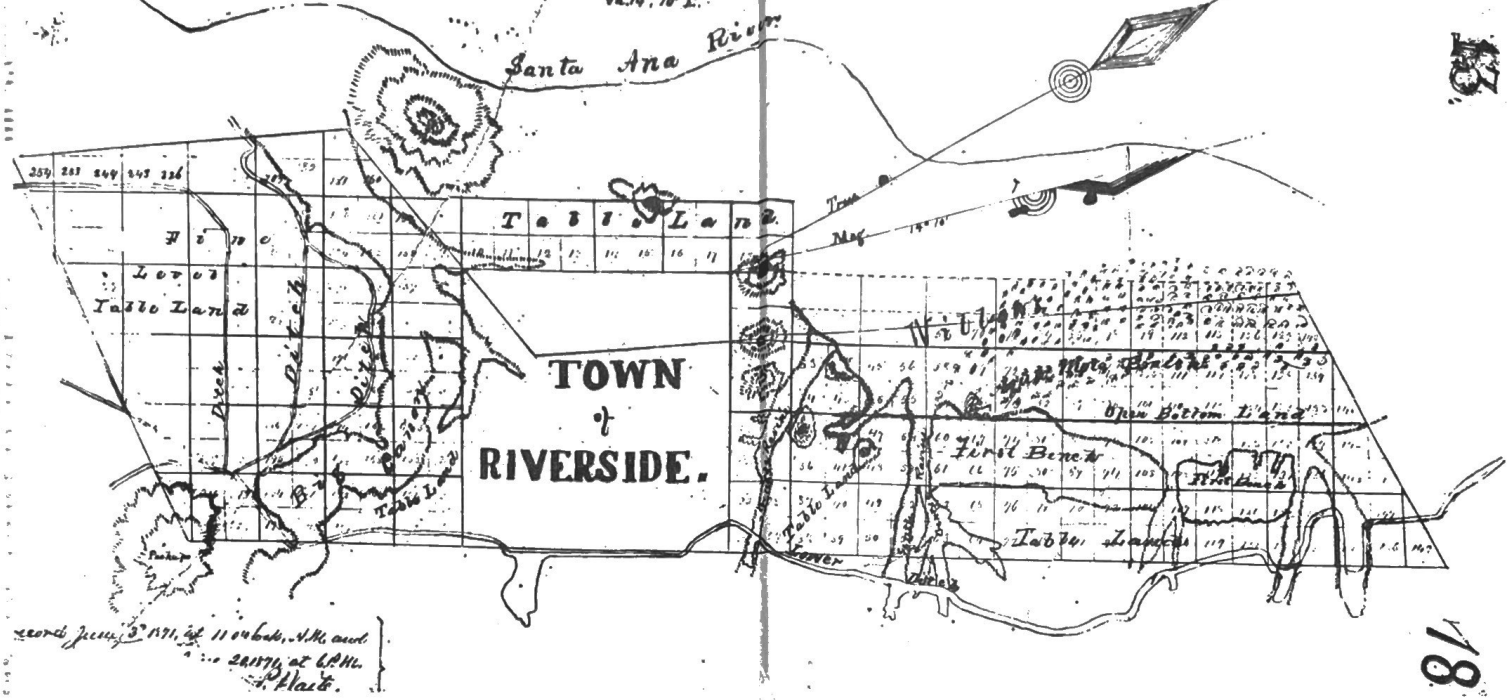


MAP

of 10 Acre Plots
The Property of the Club Association
Situating on the Jurupa Rancho
San Bernardino Co. Cal.
Surveyed by Goldsworthy & Higbie, Sept. 14, 1870
Scale, 10 chains.



Var. 14° 10' E.



This original map of the Riverside 10-acre farm plots, recorded in June, 1871, before water started flowing in the canal, reveals the primitive character of the initial canal. Instead of expensive flumes over the lesser arroyos, it contoured upstream and back, although a flume was necessary for Tequesquite Arroyo (Big Canyon). The

line entering the townsite (Mile Square) from the north and angling out at the southwest corner is the one that had separated the Robidoux ranch from the rest of the Rancho Jurupa, and evidently accounted for the alignment of Tequesquite Avenue. Note that the canal (still in use) is called the "lower ditch." This indicates

the purpose of digging two higher canals, something the original colony never achieved. Instead this one became known as the upper canal by comparison with a later "lower canal" (abandoned in 1914).

'I am at last located on the site of our future city...'



"This," he wrote, "is a great undertaking that I am engaged in, but it promises well, and I firmly believe it will prosper."
The surveyors arrived next day. So did Tom Cover, the man who had planned to dig the canal for the defunct Silk Center Association which earlier had planned to develop the area.

Higbie took on the canal aspect of the engineering. Goldsworthy took the land surveying work as his province.
With this work planned or underway, North left for Dewitt, N.Y., to get his family.
The canal builders made the heading at a point of the hill about a half

mile east of the present Colton Avenue (Riverside's La Cadena Drive) bridge.
From the intake (identifiable today as the point where the Jurupa canal goes underground to cross the Santa Ana River) its abandoned route is still visible, contouring the base of the La Loma Hills, above the La Placita settlement at the east foot of the hills, cross-

ing an arroyo by means of a high flume and emerging on the Riverside plain.
(The intake was moved upstream in 1886, but from the area where the present Riverside Water Co. canal crosses the Riverside Freeway in the Highgrove area the route is basically unchanged.)
Goldsworthy laid out a square-mile

townsite, with its eastern edge along the eastern line of the property.
The prior description of that line was a little indefinite and its exact landmarks uncertain. The line set by Goldsworthy and North — presumably on the assurance of the seller of the land — ultimately became the line as approved by the U.S. Land Commission. But controversy developed nevertheless, delaying land titles to the colonists and providing one of the obstacles with which North had to cope.
The rancho line sloped 17 degrees from a compass north-south line — accounting for the compass bearings of the downtown streets.
The townsite soon would be known as the Mile Square. Its eastern boundary was Olive Street, which was soon to have the canal on part of its right-of-way and in 1886 would be wiped out entirely by the railroad.
The west line of the Mile Square was, and is, Pine Street, the north line First Street and the south line Fourteenth Street.
All east-west streets were given numbers for names. Except for the central two — Main and Market — the north-south streets all were named for trees.
Main, Market, Seventh and Eighth (now University Avenue) were 99 feet wide including sidewalk space. The others were 66 feet. In the center, bounded by the four wide streets, was a block marked "Plaza," the only planning concession to Mexican tradition. That part of the plan didn't materialize.
The Mile Square would have 160 blocks of two and a half acres each — 422½ acres in all — and 217½ acres devoted to streets and sidewalks.
A series of arroyos crosses the Riverside plain from the eastern hills to the west and the Mile Square dodged them insofar as possible. It left deep and wide Tequesquite Arroyo on its south and what would later be called University Wash on its north.
Box Springs Wash did enter the Mile Square at Twelfth Street and angled out at Walnut Street, now Brockton Avenue.
Streets were mapped across it, but bird-eye view drawings a decade later indicate they weren't yet open across it, excepting Main and Market.
The first Goldsworthy & Higbie map labeled the canal the "lower ditch," although it was on the upper edge of the property. They expected to dig two more canals at higher levels to the east and develop the government

(This is another in a series of stories on Riverside's founding.)

By TOM PATTERSON
They arrived in a wagon from San Bernardino on the afternoon of Sept. 18, 1870 to spend their first night on the site of the colony they'd been planning for a year.

First they stopped at Spring Brook for a water supply, and then trundled a little farther south to set up camp at what is now University Avenue, between Fairmount Boulevard and Chestnut Street.

The men were John W. North and Dr. James P. Greves, and the wagon driver was Capt. John Broadhurst, recently of China and soon to be of Riverside.

Their supplies unloaded, North and Greves set out to scout the land while Broadhurst and his small son returned to San Bernardino, where his family was renting a home.

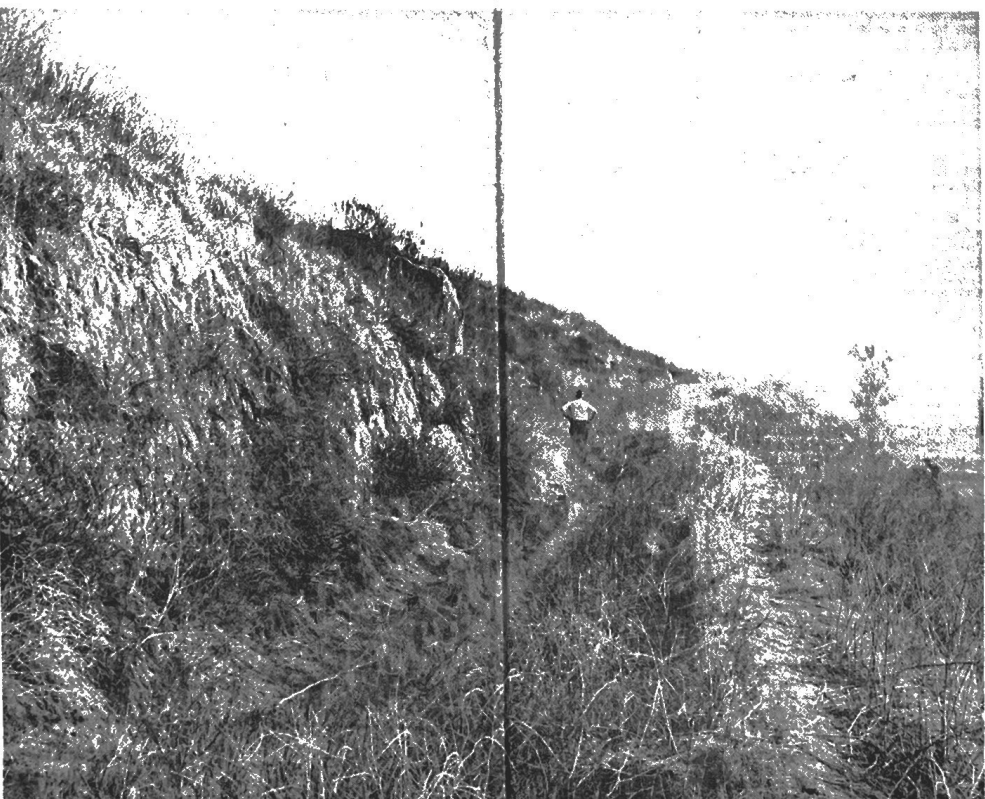
Due to arrive on the scene soon were some Los Angeles surveyors, Goldsworthy & Higbie, so North and Greves got busy — getting a visual impression of the land that a hundred years later would house a city of 138,000.

The boundaries on the north, south and east were those of the land grant, Rancho Jurupa. There wasn't any basic question about its title, but it hadn't been surveyed and formally described and approved by the U.S. Land Commission.

The two men scouted and checked and made plans.
After a second night, North wrote to his wife in upstate New York:

"I am at last located on the site of our future city, on a beautiful dry plain, surrounded with varied, picturesque and sublime mountain scenery, and only wanting the waters of the Santa Ana River that flows near us to be conducted onto this plain to make it a scene of surpassing beauty..."

North told his wife that the morning sun spread "a beautiful light along the summits of the mountain east of us and began to tinge with a reddish glow the summit of Mt. San Bernardino" — in the northeast distance.



The surveying instrument probably was the key to the difference between the Riverside canal of 1870 and previous primitive ditches along the river. This section, contouring the La Loma Hills west of

Highgrove, was abandoned early and therefore indicates the original appearance. The fields below were those of the pre-Riverside La Placita community. (Press-Enterprise Historical collection)

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