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FINANCE & INDIVIDUAL LOANS GENERAL INSURANCE

PICKWICK BLDG., 1010 FIRST AVENUE AT BROADWAY

SAN DIEGO. CALIFORNIA

August 19, 1935.

Mr. Robert W. Flack, Oity Manager, and Mr. George Sears, Ohief of Police, San Diego, California.

Dear Sirs: ---

A petition dated August 5, 1935 has been filed to be presented to the Council next Tuesday, relative to Tavern Hacienda located at 4691 University Avenue, our City, and of which I am the owner of said property.

I will attempt to familiarize you with facts pretaining thereto, and be as brief as possible, that you might have the picture as it truly stands.

In October 1933, Whiting Mead and Company, our City, drew plans for me for the building of the Tavern, when the plans were completed, I called upon the neighbors adjoining my property, showed them the plans and not a single one protested.

I then called upon each member of the Council, and the City Manager, Mr. Lockwood, and submitted the plans, and all data pretaining thereto. They all agreed it was o. k., and complimented me in having faith enough in the business world to spend ten thousand dollars at the bottom of the depression.

The building was started and when half completed, Mr. Grisetti, 3869 - 47th Street, living across the street from the Tavern, came to me, saying he understood I had a lot of money and wanted to sell me a store building half a block from the Tavern. I thanked him for the compliment, but advised him I was not interested in buying any more real estate. I was told later that a local bank had already started foreclosure, and a few months later took it over. The property has been vacant ever since.

When the Tavern was nearly completed, Mr. Grisetti again approached me to buy his house, I again replied I was not interested, and in March 1934, Mr. Grisetti circulated a petition to close the Tavern, making most damaging accusations - from immoral relations on the lawn to stabbing affairs, - Said petition

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is a matter of record in your files. Close watching and investigation of his statements proved false, and no stabbing affrays were ever reported to the police department.

Living next door to Mr. Grisetti, in a \$15.00 per month rented house, is a relative to Mr. Grisetti, one Mrs. Agnes Perry, a woman weighing over two hundred pounds and seventy-five years or more of age, and especially hard of Her favorite indoor sport, perhaps from outside hearing. influences, was to call the police department nightly, reporting brawls and what have you occurring in the Tavern. One police officer, who responded to her call and found everything normal at the Tavern, told the writer that he then went across the street to her house and asked what her complaint was, after repeating to her his question, she replied, " you'll have to talk louder as I am very hard of hearing". She continued her louder as I am very hard of hearing". She continued her phone calling until a a few months ago, when she was arrested by one Mrs. Harris for disturbing the peace.

Frank L. Lewis and Lucy M. Lewis are owners of the house directly in the rear of the Tavern Hacienda. One of the employes of the Tavern Hacienda has lived in this house ever since the Tavern has been built, paying rent to Mr. and Mrs. Lewis monthly when due. Mr. and Mrs. Lewis live three and a half miles from the Tavern, and they signed said petition. I ask, what more could the Tavern do for the Lewis', other than buy their property at a fancy price.

Mr. F. F. Yett, proposer and circulator of this petition dated August 5, 1935, until very recently was not disturbed by the Tavern, as a few months ago he bought a house and moved it in the rear of his lot and rented it to his daughter and son-in-law. The Tavern was there then but it did not seem to bother them for additional investment.

During recent construction of the Tavern, which required excavating, Mr. Yett called upon the writer to deposit several loads of dirt on his lot, gratis, he had no complaint then and the Tavern had been operating a year and a half.

Mr. Yett signed a petition in 1934, which I circulated, a counter petition to one circulated by Mr. Grisetti,

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claiming that he had not been annoyed or bothered by the Tavern in any manner whatsoever. At that time the dine and dance business was new, and the patronage was five to one, as of today. The petition referred to, signed by Mr. Yett is on record with the City Clerk.

Out of seventy nine houses in the four blocks where signers were had on the petition dated August 5, 1935, sixty four did not sign.

Two elderly maiden ladies, Miss Agnes L. Doyle living on another street, a block away, and Miss Nettie Anderson, who lives two and a half blocks away on still another street, were very happy in 1933 to sell me the lot where the Tavern now stands, using as their sales talk what a wonderful thing a Tavern would be on that particular spot and for the district. Now, they are willing that my investment be destroyed.

The writer has on file with the State Board of Equalization a petition signed by five hundred and forty five residence and business men in the vicinity of the Tavern and City favoring the continuance of the Tavern Hacienda.

The Tavern Hacienda has an overhead of Seventy Five Dollars daily -- employs twenty one people, besides buying over Fifteen Hundred Dollars per month from our local merchants, and represents an investment of over Twenty Thousand Dollars, plus the thousands of San Diegans who enjoy the Tavern.

The Tavern Hacienda is being conducted in strict compliance to the law, rules and regulations, and I am positive any and all law enforcing agencies will corroborate this statement.

Yours Truly

LJD'MOD

Decumbin No. 294424 AUG 201935 FILE EN H. WRIGHT CLARK M FOOTE IR. Communication from L. J. Semens re conditions at Jovern Hocienda



AUG 201935

Filed

AUG 27 1935