

Broad Street of 299 feet 5 inches; a depth along Carpenter and Christian Streets of 527 feet, and contains about $3\frac{1}{2}$ acres. It cost about \$132,000. It was Dr. Rush's desire that I should erect a building upon a general plan which he described to me. It was to be of the Greek Doric order—to consist of a centre building with two wings—the former to have eight, and each of the latter four, columns in front. The details were left entirely to me. This plan, the architect, Mr. A. Hutton, tells me, will require, according to the drafts prepared by him and approved by me, a front of at least 220 feet. All efforts in other libraries to give sufficient light from the roof alone having signally failed, as I have learned from personal examination and correspondence, an additional space of 50 or 60 feet will be required to give side lights, so that a lot of from 260 to 275 feet is absolutely necessary, in my judgment, for the building I am required to construct.

The testator's "cardinal intent" was, that a building should be erected by me sufficiently large to accommodate for all time the books of the Philadelphia Library, such as would be an ornament to the city, and a lasting monument to his wife and her father. Broad Street, in my opinion, is infinitely preferable as a site for such a building, because of the handsome private and public structures already upon it, and of the probability of many more being erected there in the future; because of its length and centrality, and of its great width, which furnishes an opportunity for architectural display that our narrow streets fail to afford. In this preference my testator shared. A location of the library upon any other street in the city would be decidedly against my judgment.

From Vine to South Street it is almost entirely improved with buildings too costly to be paid for and then torn down. A prominent real estate agent whom I requested to obtain the prices of lots on this street, has furnished me a list of all the unimproved properties of any magnitude which he ascertained to be for sale, and the prices asked. By this it appears, that lots north of Vine Street from 150 to 200 feet in depth are held at about \$500 per foot, those between Race and Arch from 180 to 260 feet in depth at from \$900 to \$1000 per foot, and those south of Locust Street of a depth of 130 feet at about \$750 per foot; that the Asylum for the Deaf and Dumb at Pine Street, recommended as admirably suited for the library by some hostile to the site selected by me, which is but little more than one-third of a mile below, with a depth less by 130 feet than the latter, and a front of but 200 feet, is held at \$275,000. All these lots, with the exception of the last, are quite narrow.

I am informed that the lot owned by the Pennsylvania Railroad, having a front on Market Street of about 250 feet,