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The Masonic Temple Association of Denver

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March 9, 1950

Mrs. Nelle W. Wegener, Grand Secretary
Grand Chapter of Colorado O. E. S.
Denver, Colorado

Dear Mrs. Wegener:

The alterations to the Temple are nearing completion, in fact we hope to have everything completed within the next two or three months. The work has been drawn out much longer than we anticipated, due to conditions beyond our control. We know the inconvenience to which everyone using the Temple has been subjected, and it is our hope that the results achieved will meet with the approval of all. The forbearance displayed by, and the excellent cooperation received from, all our tenants are deeply appreciated.

It is our feeling that the Temple can now be ranked with the best anywhere. The many conveniences, including the new elevator, lavatories, drinking fountains, stairways, etc., improved heating system and the general appearance of the building add materially to the utility and the pleasure of using the building.

Suggestions for betterment of the building will be gratefully received. It is our earnest desire to see that all the requirements of our tenants are satisfied, and you can be assured that we will spare no efforts to insure continuance in the future, of the harmonious relations which have existed in the past.

A survey of comparable buildings in Denver reveals that our rental rates are substantially below those being charged elsewhere. In view of the large expenditures which have been made to improve the building, it becomes necessary to revise our entire rental schedule. Our carrying charges are heavy, and will be for some years, and we must secure a larger return from the space which we rent. That is the only source of revenue which we have.

In figuring the new rental rates, we have endeavored to strike a happy medium between the relatively high rentals in other buildings, and the low rentals which we have been charging. Effective as of July 1, 1950, the rental of the space which you occupy on the third floor of the Temple will be \$60.00 per month. This rate is figured on the area of the space which you occupy, and in view of the improved facilities is the minimum possible under present conditions.

Very truly,

MASONIC TEMPLE ASSOCIATION,

By Albert Punshon
President