



Builders' Guide

HINTS ON BUILDING



HOME INTERIOR NEEDS STUDY

(By Charles Miller)

The interior finishing of a building requires some study, a person should get books on interior work and see the many different ways to finish the ceilings, doors and wood finish in general should be selected and designed in harmony with the type of building to be built, every type of building has a particular design, trim, of moldings, whether plain or arched, high base or low base, picture molding, and the placing on the walls, wainscots and wood paneling, the painting of the finish depends on the wood finish, either paint, enamel or stain and varnish.

Walls should be plastered, and the owner should determine whether it shall be finished, stippled or sand finish. Good buildings should be plastered with three coats of good hard wall plaster, although in this vicinity we use mostly the two coat plaster, with a sand finish. If the walls are to be papered then the plaster should be smooth, if in that case the finish the walls should be smooth also, but if the owners desire the sand finish plaster he undoubtedly will use water color wall finish.

Wiring Important Part

The electrical work requires some thought for the placing of the outlets, and the owner should study these things from the placing of furniture. In fact the owner should take his plans and place in a way all pieces of furniture, and from these settings he can locate the light outlets and base receptacles. The electrifying of the building has become one of the principal of the building, there are so many different conveniences to consider. Light outlets, fixtures, base and wall outlets for both the lighting and the heat service, for the vacuum cleaner and the cooking utensils, iron and washer plugs, table service and the candle sticks, the placing of all switches, the outlet for the kitchen range and the range. The ceiling and bracket outlets should be studied from the kinds and effect of fixtures and the proper distribution of the light, and determine the wattage of all outlets. Any good building should be wired in metal conduit as a matter of safety.

Stucco Hardware is the most neglected item of the entire building, very seldom does any one take the interest in the finish hardware that they should, and this item alone is the one that gets the most use, is the most neglected, and as a rule with cheap tin stuff, is the first part of the building that goes to pieces. The hardware is smallest item in cost, and in my mind should be of the very best materials, either solid cast brass or bronze, with turned solid spindles, turned solid knobs, adjustable, the best of locking mechanism, the outside doors should by all means have cylinder locks. The next time you build a house go to your hardware dealer and show your finish materials, have him show you the best, and explain to you the difference of pressed tin materials and the solid cast materials, take the lock to pieces and look at the main part of a lock and see what they are made of, have him give you the small difference in cost of the cheap and the good. Select a good dealer that will look nice in the house, and buy a good solid cast finish hardware.

Liquor Maker Sentenced.
OREGON CITY, Ore.—P. J. Lewis of Portland, convicted in circuit court here of the manufacture of intoxicating liquor was sentenced to serve one year in the state penitentiary and pay a fine of \$250 by Circuit Judge J. V. Campbell today. His bail was set at \$2,500 pending an appeal.



More people are beginning to realize that they must make their homes go as far as possible. Consequently one trade is growing very rapidly.

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A Cement Plaster Exterior With Tile Roof



(By W. W. Parry)

On this design, the exterior walls are frame construction, white cement plaster being applied over metal lath. There is a red tile roof with blue trim and shutters. This color scheme presents a most striking appearance.

The floor plan is a little unusual and would make an ideal residence for a corner lot. The entrance into the vestibule leads into the living room. The stairway to the second floor is conveniently located just off a little hall. The living room is exceptionally well lighted with windows on three sides. Dining room in the rear has corner china closets. The kitchen is placed in the front and has a breakfast alcove. On the second floor are two large bedrooms and bath opening off a center hall. The floors throughout are hardwood with tile in bath.

With full basement, complete with laundry, this home should be built, exclusive of heating and plumbing, for about \$6,000.00



STUCCO WALLS ARE FAVORED

Properly mixed and applied, portland cement stucco provides an exterior wall covering unequalled for beauty and durability. As with other materials of construction, success in its use requires the observance of certain fundamental principles.

A firm unyielding base upon which to apply the stucco is of first importance. Concrete masonry is ideal in this respect, providing, as it does, a permanent base to which the stucco clings tenaciously. Concrete block and building the used for the purpose should preferably have a rough, coarse texture to provide a good key or mechanical bond as well as a certain suction with aids in the application of the stucco. Mortar joints should be cut flush with the wall surface and left unpainted to secure additional bond.

Just before applying the first coat, dust and loose particles should be brushed off and the wall surface wetted sufficiently to prevent the absorption of water from the stucco. Wetting, however, should not be continued until water remains standing on the surface. For this reason in a case of suction and makes application more difficult, states the Concrete House Magazine.

For all coats, mortar mixed in the proportion of one sack of portland cement (one cubic foot) to three cubic feet of sand is considered most satisfactory. Hydrated or well-slaked lime is sometimes added to give the mixture greater plasticity, but the amount should never exceed 10 pounds for each sack of cement used. Exactly the same proportions of cement and water, coloring matter, and other ingredients must be used in successive batches for the same coat in order to give the finished surface a uniform appearance.

Mixing Important.
Thorough mixing of all batches is essential. The recommended procedure is to mix the cement and sand dry, preferably with a machine mixer until the mixture is in uniform color throughout. Then only enough water should be added to produce a very rough, sticky, plastic mass that is plastic and workable. Limit the size of batches to that any one batch can be applied in 30 minutes or less.

Sand used by Portland cement stucco mixtures should be clean, well graded and pass through a screen with 40 mesh to the finest inch. Dirty sand should be avoided, as it weakens the mixture and may result in a streaky finish. Clean water, of course, is necessary.

Carry on the plastering in one general direction without allowing the mortar to dry, along working edges. Each coat should be roughened or scratched before it hardens to provide key for the next coat. The number and thickness of coats to apply will depend somewhat on the evenness of the base and the finish texture it is intended to produce. A combined

thickness of not less than five-eighths inch is advisable whether stucco be applied in two or three coats. The finish coat is usually not applied until the previous coat has been on a week. Sprinkling the surface for three or four days after stucco is applied to assist in proper curing is considered good practice.

Coloring.
For obtaining colored finishes use only mineral pigments. Other pigments are likely to fade and reduce the strength of the stucco. In no case should the amount of color pigments exceed 10 per cent of the weight of the cement used. In other words do not use more than nine pounds of color to one sack of cement (94 pounds). The addition of larger amount is likely to reduce the strength of the resulting mixture.

Variations in the color of the cement, aggregates and in the pigments themselves are such as to make color formulae only approximate. Best results are obtained by experiment or trial. The proportion of coloring matter to cement to produce the exact shade may be determined by preparing a number of small test panels which should be made of the same materials and proportions as are intended to be used in the actual work. Store the samples for about five days under conditions similar to the actual work. Then the shade desired for the work may be selected and the proper amount of coloring pigment ascertained.

Texture as well as color plays a prominent role in achieving harmonious and artistic surface effects. The underlying motif of all textural finishes is a plastic material in a frank display of the technique of application. The marks of the trowel, the float and other tools used in the trade should be retained, rather than concealed, skin to the distinctive touches supplied by the artist's brush marks on the surface of an "old master."

Permits

June 9—Permit issued to Roy Baum for Nolan Staff to erect a one-story residence on Oak between L and M. Estimated cost \$2,500.

June 9—Permit issued to La Grande Warehouse and Storage Company to alter and repair a one-story brick structure on Jefferson between Greenwood and Hemlock. Estimated cost \$50.

June 11—Permit issued to N. P. Bradshaw to erect a one-story residence on Seventh street between Washington and K Avenues. Estimated cost \$3,500.

June 12—Permit issued to A. W. Laffol to erect a one-story building to be used as a garage on Oak street between Pennsylvania and Spring avenues. Estimated cost \$100.

June 13—Permit issued to L. L. Hangerford to erect a one-story residence on J between Seventh and Eighth streets. Estimated cost \$1,500.

Store Organization Started.
SALISBURY, Ore.—A large number of retail grocers met here and took initial steps toward organization of the "Triangle Stores." In the organization will be retail grocers from Marion, Lincoln, Benton, Lincoln, Polk and Tillamook counties. The stores will operate collectively, with identical funds and under one purchasing agency.

MAY BUILDING FAIRLY BRISK

Building permits issued in La Grande during the month of May involved expenditures amounting to a total of \$29,245, according to figures compiled recently.

The business and residential buildings represented are about evenly divided in the total.

In Oregon, Astoria, Eugene, Klamath Falls, Marshfield, Medford, Portland and Salem all show higher totals for May, headed by Portland, \$4,611,195. The total for all Oregon cities listed in May is \$4,477,880 compared with \$2,142,517 for May 1924 and \$4,349,465 for April of this year.

La Grande leads many Oregon cities, even though behind several Oregon cities for the month, in leading a large number of small cities, many of them heading for western states, which shows an increase of \$7,141,687 over the record for May, 1924.

Among those listed in a report issued by R. W. Harris & Co., are: Twin Falls, Id., \$46,000; Logan, Utah, \$11,000; Vancouver, Wash., \$35,635; Walla Walla, Wash., \$19,500; San Gabriel, Cal., \$11,930; Whittier, Cal., \$11,930; San Rafael, Cal., \$28,360; Anaheim, Cal., \$7,440 and others.

A total of \$47,192,211 in building permits were issued during May in 30 principal cities of the west for western states, which shows an increase of \$7,141,687 over the record for May, 1924.

Thus supports the opinion held by many students of the subject that the volume of building for 1925 will equal and probably exceed any previous annual record.

Los Angeles led all coast cities with a total of \$16,602,502. Portland was in third place and Seattle fourth. Spokane, Wash., was ranked 12th and Tacoma 13th.

Guardman Gets Reprieve.
ROBERTS, Ore.—A reprieve of 15 days was granted to P. K. Paddelford, a Sutherland young man recently fined \$100 and sentenced to 60 days in jail for driving an auto while intoxicated. Paddelford is a member of the local national guard company, and was reprieved

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by Governor Pierce during the time the state troops are in training. He was paroled to Captain Margers and is to be returned to the county jail on June 29.

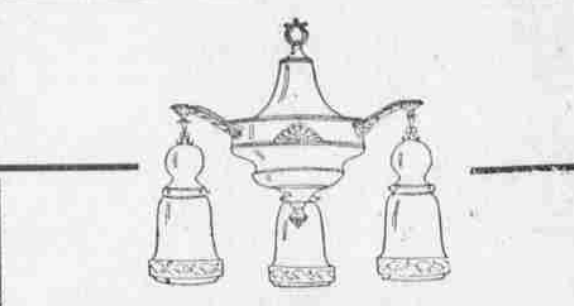
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