



# Builders' Guide

## HINTS ON BUILDING



### BUILDING IN CITIES GROWS

Building permit reports made by R. W. Strain & Co. from 345 cities and towns show a gain over May 1924 of 16 percent and for the first five months of the year—4 percent.

The total for this May was \$253,923,451. Each of the four regions of the country showed gains over May 1924. In the East 104 cities had a gain of 14 percent; 118 Central Cities 12 percent; 64 Southern cities 40 percent and 79 Pacific Western cities 13 percent.

Ten twenty-five leading cities, including greater New York, showed a gain over May 1924 of 21 percent. New York's increase was 8 percent, Chicago 25 percent, Detroit 1 percent, Los Angeles 39 percent and Philadelphia 22 percent.

Los Angeles for the first time since January went ahead of Philadelphia, which stood fifth in May, with Washington sixth, two cities ahead of its April position. Boston rose from twelfth in April to seventh in May. Miami straddled back into the twenty-five leading cities, to eighth place, with a gain of 250 percent.

#### Portland Up a Notch

Rechester rose from twelfth place in April to ninth in May, Pittsburgh from thirteenth to twelfth, Springfield, Mass., came into the twenty-five list for the first time. Cincinnati rose from thirtieth to fourteenth, Milwaukee from seventeenth to fifteenth, Dallas from twenty-fourth to seventeenth, Kansas City from twenty-fourth to twentieth, Jersey City returned to a headliner position after a long absence; Portland, Oregon, rose one place, to twenty-second; Cleveland, San Francisco, Newark and Baltimore were the only cities which showed losses from May 1924.

If the 245 cities reporting show as well in June as they did in May there will be well over a two billion dollar total for the first half of the year.



The great and increasing volume of business has enabled us again to make tremendous cuts in prices. We would like to make the margin down to 3% if possible. Think of this—

Pine Finished Lumber, \$55.00 per M.

Strictly pure Baled Lined Oil, \$1.24 per gallon.

Any farmer with ordinary goose sense knows there is no better woven wire on earth than Bar Woven Wire. We sell ten bar, 36-inch at 75¢ a roll. Many miles of this wonderful fencing is stretched all over the valley. We have a carload at your disposal.

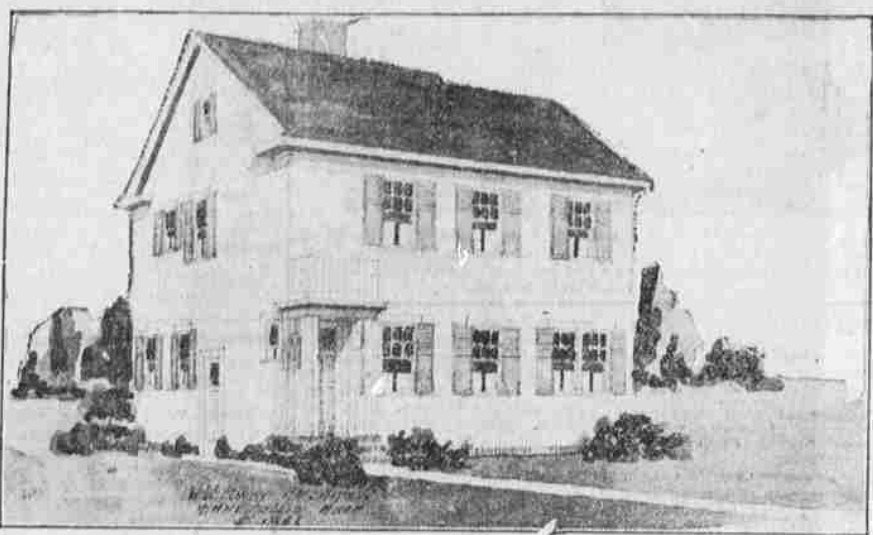
We wish to thank the buying public for their patience in waiting their turn—all eager to save a dollar. Many times our office is filled with waiting customers and our yard with trucks, cars and wagons.

Five-thirty A. M. Monday morning. We are starting the week in good shape with orders for 82,000 Cedar Shingles, 5 gallons of Paint, two kegs of Nails, 2500 feet Vertical Grain Flooring. We sell 1x12 Rough Boxed Lumber \$17.00 per M. T. O. B. Yards.

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Chas. Harris, Prop.

### An Economical Colonial Design



(By W. W. Purdy)

The design illustrated in this week's paper is that of a typical New England Colonial home. The exterior walls are of wide siding stained or painted white, with green blinds and green roof. The little stoop is located on the corner or convenient to the front stairs and entrance directly into the living room.

The first floor consists of a living room, a good sized dining room and a large kitchen with breakfast alcove. It is intended to use the sun-room as a dining-room with a door entering from the kitchen.

On the second floor, there are two chambers and a sleeping porch with bath.

With full basement, complete with laundry, it is estimated that this home should be built for from \$4,000.00 to \$6,000.00, exclusive of heating and plumbing.

#### NEW TYPE OF CONCRETE REDUCES COST OF BUILDING

LONDON (AP)—An aerated building material to be much cheaper in cost than either wooden or brick houses, has been created at the British Empire exhibition which opened May 9, and attracted much attention among scientists and housing experts interested in solving the building shortage in England.

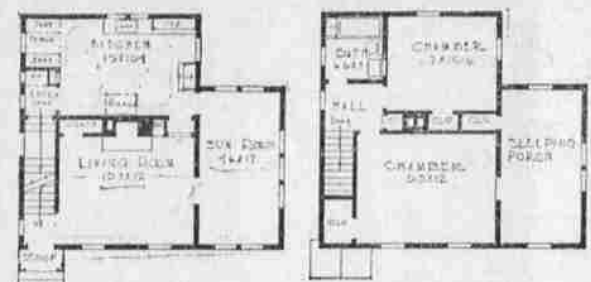
The process was developed in Sweden where it has been used in apartment houses. The peculiar quality of this aerated concrete is that it expands and then sets hard. It is fire-proof, resists noise and is contended by the inventor, strengthens with age.

A chemical process takes place when cement and coal slag are mixed with certain substances of a mineral character, and the hydrogen creates little bubbles in the mixture which swells up like yeast in bread until it resembles cork. Then it begins to harden. It is possible to produce in this way a concrete so light that a cubic foot weighs but 25 pounds as compared with 135 pounds for an ordinary concrete block. It floats on water, like wood, and can be made practically impervious to dampness.

#### Lumber Orders Exceed Production During Week

Cumulative business in lumber for the first twenty-three weeks of 1925, as reported by 268 of the leading sawmills cutting about 40 percent of the national total, exceeds last year's by about a full week's production, while orders received during the week ended June 6, amounted to 12 percent more than the preceding week's business, and 25 percent over the corresponding week of 1924. Orders for the week were 1 percent above actual production. Thom Higgins, says the American Lumberman, Chicago, indicate a healthy expansion in trade that is certain soon to bring prices above their present unremunerative level.

Southern pine shipments for the week continued slightly in excess of production, but depletion of mill stocks does not allow this relation being maintained. Shipments were, in fact, two million feet less than in the preceding week. Loss and broken stocks were largely responsible for a falling off in orders of three and a half million feet, although an important reason for the unwillingness of producers to hold ahead at present market prices.



The mills are more confident, and are busily replenishing stocks. Bookings of new orders for the week of Coast fir mills for the week were 17 percent above their production, and shipments were 7 percent above. The Atlantic coast demand increased thirteen million feet over the preceding week, to forty-eight million feet, and the eastern market is absorbing fir in readily that prices recently paid on transit cars near destination has represented a premium of \$2 over current quotations at the mills. Fir producers are feeling so much encouraged that curtailment will likely be less extensive than at first planned. Prospects for western crop returns and prices are a cheerful intimation in the softwood market.

Buying of southern hardwoods has increased, and the larger consumers are now looking for supplies, so that prices show a new firmness. Southern mill output is curtailed somewhat, and logging is below seasonal normal. Business in northern hardwoods averaged much better in April and May than in the corresponding periods of 1924.

#### Check Seal Wiring Adopted.

"Every day evidence is received of the growing appreciation on the part of builders of modest mansions to make their homes really convenient with complete electric wiring," states G. A. Borling, district manager of Pacific States Electric company. "In the past two months we have experienced the confidence of five builders who have come to us asking for details as to what constitutes a

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## Kitchens

CONVENIENT, TIME-SAVING WITH NUMEROUS BUILT-IN FEATURES ARE BECOMING MORE AND MORE IN DEMAND. ALL NEW HOUSES HAVE THEM AND THOUSANDS OF OLD ONES ARE BEING REMODELED.

"BLUE MOUNTAIN OREGON PINE" IS UNEXCELLED FOR THIS PURPOSE BECAUSE IT IS EASY TO WORK AND PLACE.

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**Bowman-Hicks Lumber Company**  
MAIN S  
LUMBER, SASH, DOORS AND SHINGLES

### CARE OF HOME GREAT FACTOR

(By Charles Miller)

The problem of property maintenance is a very serious one when the property values destroyed annually, by various causes is compared, contrary to popular belief, fire is not the largest cause of property loss. Neglect and carelessness stand first. The failure to give buildings and furniture proper care leads to depreciation proper care exceeds \$1,572,125,000 a year. This is the annual loss on an investment of nearly \$50,000,000,000 in standing property.

Insects, according to the Biological Survey of the Department of Agriculture, cause an annual loss in excess of \$1,524,869,000 and stand second on the list. Stock killers such as rodent pests and animals cause a loss of about \$600,000,000 a year. Fire is fourth place and last year caused a property loss of \$500,000,000. Smoke costs about \$250,000,000.

Flood losses in one year was \$55,000,000. Late spring frosts, lightning, hurricanes and droughts cause an annual loss of about \$22,500,000.

#### Take Care of Homes!

The interesting fact about the losses as above stated is that the largest is due entirely to neglect and carelessness, and in the context of all to reduce, and in fact about the only one that can be controlled more or less, and the one way that a person who owns property can help to reduce the enormous cost of loss in depreciation.

preservation is in paint. Keep your buildings well painted and cared for and you will help to stop fast depreciation, make your property more saleable, better looking and protect your investment.

In painting a new building it is not necessary to pile the paint on the exterior of the building with several coats, but just apply two coats when you are building, and then the following year apply one or two more coats and you will then have a house that is well cared for and that has been painted with sufficient ingredients to protect it from any rain, or cause these coatings will not last forever, and the owner will have to paint the house again some time to further prevent destruction and to keep his home looking nice and new.

#### Paint in July, August

All wood buildings will shrink, no matter how well they are constructed, nor how dry the lumber seems to be at the time of the construction, they will shrink anyhow, and the joints will show, and that is the reason that I am saying do not put too much paint on your new building the first year, but put on enough to protect the finish through one season, and then finish painting the following year. I think the best time to paint a building in the Granite Ronde Valley is during the months of July and August. This is the time when the lumber is in the

best condition to absorb the most lead and oil, the shrinkage is at its highest point in contraction and all the joints are full open, and when you do paint use a good grade of pure lead and linseed oil, properly mixed.

### Permits

June 16—Permit issued to C. J. Gooden to erect a sign-board on Fir between Monroe and Madison. Approximate cost \$200.

June 15—Permit issued to Ed Remond to alter a garage on Adams between Greenwood and

Henlock at a cost of \$200.

June 16—Permit issued to Harry Sandoz to erect a garage on Eleventh between K and L. Cost \$85.

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