

# HOUSING The Portland Observer

## Kafoury Announces Community Grant Recipients

Commissioner Gretchen Kafoury announced today the Community Initiatives Grant Program recipients for Fall 1994, offered through the Bureau of Housing and Community Development. She also announced the opening of the next round of funding through the Initiatives Program.

- **Oregon Housing Now.** Community organizing at Piedmont Plaza housing facility. \$10,000.
- **Oregon Latina Association.** La Linea de Crisis. A domestic violence hotline in Spanish. \$12,000.
- **Paragello Players. Gangbusters.** A multi-cultural outreach performing arts program for at-risk youth. \$12,000.
- **Portland Impact.** Helping the Homeless Business Venture feasibility study. \$9,819.
- **ROSE CDC.** Harney Park community organizing project. \$17,925
- **YWCA of Portland.** Operation SMART. An after school science and technology project for girls. \$6,728.
- **Kafoury also announced that application materials for the next cycle of Community Initiatives will be available beginning November 1, 1994. Applications for this round will be due in late January and project selections will take place in March 1995. The Community Initiatives Grant Program makes one time only grants of up to \$20,000 to non-profit organizations to carry out activities which benefit low and moderate income people. Projects are required to provide matching resources of cash or in-kind and volunteer support.**
- **For further information or a copy of the application packet, contact the Bureau of Housing & Community Development at 823-2375.**
- **Buckman Neighborhood Development Corp.** Target area planning project. \$3,700
- **Cully Assn. of Neighbors.** Neighborhood Health Care Outreach Workers. \$11,000.
- **Franciscan Enterprise, Inc.** Community Child Care Outreach project. \$5,000.
- **Friends of Trees.** Neighborhood street tree planting project. \$5,000.
- **Independent Living Resources.** Accessible Housing Survey. \$6,000.
- **JOIN: A Center for Involvement.** Connections. Skill development program for homeless people. \$7,390.
- **Kimbro Kidds.** Kidpreneur Training Program. \$12,000.
- **Neighborhood Health Clinics.** Child immunization project. \$8,000.

## Cold Season Care For Geraniums

A little plant doctoring will help your geraniums through the winter to bloom again next year.

"There are several ways to save geraniums through the winter," says Ray McNeilan, Oregon State University Extension home gardening agent. "Propagating hardy new plants from stem cuttings is the easiest way."

Take stem cuttings from vigorous plants. Firm stems are harder than soft, succulent growth.

Make the cuttings two to four inches long. Strip off half the leaves, and insert the cuttings firmly into a pot of sand. Then, water the cuttings thoroughly. Keep the cuttings lightly shaded for two to three weeks.

After root growth starts, give the cuttings full sunlight and move them into a pot containing loamy soil where the cuttings will be permanently planted.

It's also possible to nurse geraniums through the winter as house plants, says McNeilan. Simply dig the plant up, place it in a pot and move it indoors.

When digging, save as many roots as possible. Then prune back the top of the plant about half way. Remove all dead, diseased and damaged plant parts to avoid rot. Destroy any insects on the plant by dusting or spraying.

Plan the geranium in as small a pot as will hold the root ball.

## S.A.F.E. Housing Program Kicked Off

A program developed to actively address the needs and concerns of older tenants living in subsidized housing in Multnomah County was unveiled at a kick off event on November 4, 1994.

The Special Advocates For Seniors (S.A.F.E) subsidized housing ombudsman program, one of five demonstration projects in the country, recruits and trains volunteers to serve as advocates for low-income seniors who reside in or seek residence in publicly subsidized housing. The first 20 volunteer ombudsmen have been trained and will begin their work this month in 15 subsidized housing properties in Multnomah County.

S.A.F.E., sponsored by the Portland/Multnomah Commission on Aging (PMCoA), is a collaborative venture involving volunteers, tenants and building managers who work together to create a safe, high-quality living environment for older people.

U.S. Congressman Ron Wyden, Mayor Vera Katz and senior advocates and community leaders spoke briefly to voice their support and help kick off the program.

Ombudsmen will provide such services as assistance with problems related to housing, information regarding housing programs, eligibility requirements and applications processes, referral to social services, and advocacy related to the rights of older individuals residing in publicly subsidized housing.

PMCoA funded the S.A.F.E. program through a two-year federal

Administration on Aging grant.

A S.A.F.E. phone line has been established and is operational to accept calls from people with questions about the program and those with concerns about subsidized housing for seniors. The S.A.F.E. phone line number is (503) 823-5889.

## Consumer Attitudes Positive That Now Is A Good Time To Sell Or Buy A Home

BY STEVE CARTER, DIRECTOR OF SPECIAL SERVICES, CENTURY 21 NORTHWEST REGION

Good time to sell a home? Yes! Good time to buy a home? Yes again! Two surveys conducted by the Survey Research Center of the University of Michigan found that U.S. homeowners are positive that now is a good time to do both.

### A Good Time To Sell A Home

In the first quarter of 1993, only two out of five U.S. homeowners said they believed that it was a good time to sell a home. By mid-1994, that ratio had jumped to three out of five - a major improvement in homeowner attitudes in the last five quarters, according to the latest survey of consumers conducted by the Survey Research Center of the University of Michigan.

Percentage-wise, the increase from 39% in the first quarter of 1993 to 61% in the second quarter is a gain of more than 50%.

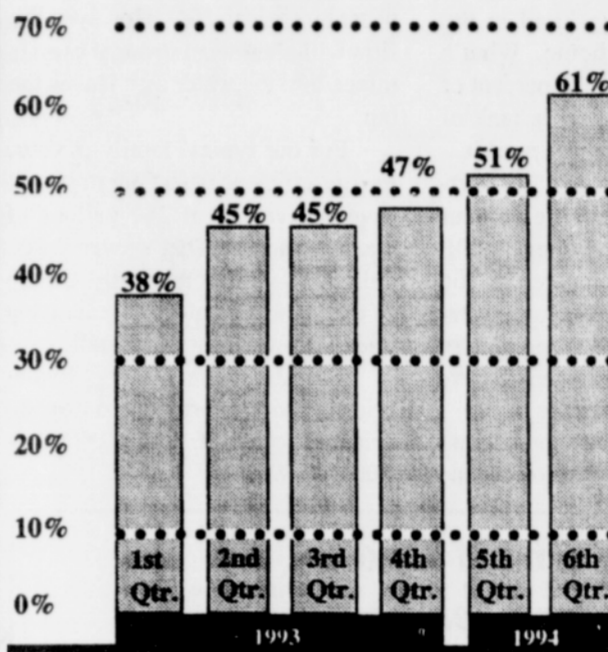
The reasons most frequently given: low mortgage interest rates, 31%; and "times are good," 23%.

This quarter-by-quarter positive attitude trend is expected to continue in the fourth quarter of 1994, barring dramatic increases in mortgage interest rates or a major change in the national economic recovery.

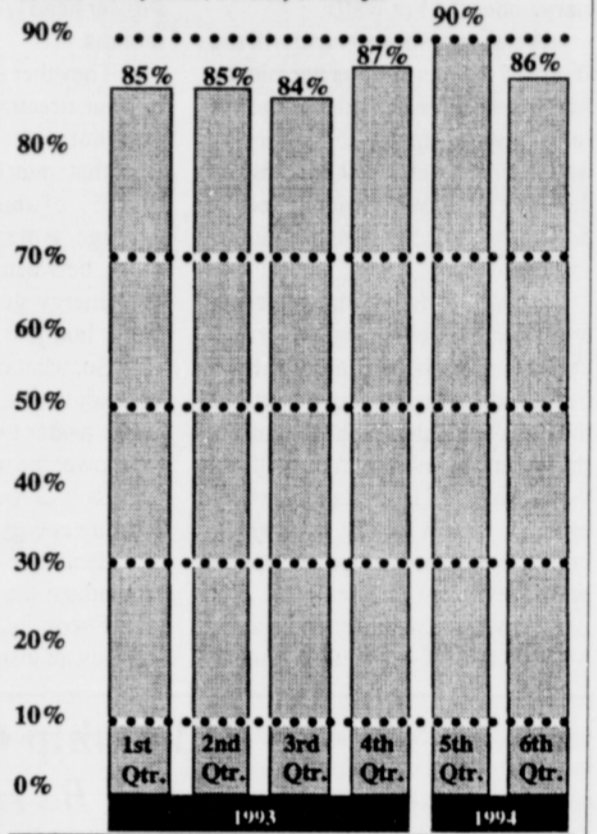
Additionally, this positive outlook for housing activity is heightened by the extremely positive attitude among seven of every eight U.S. homeowners that now is a good time to buy a home.

The National Association of Realtors is predicting that existing single-family home sales will total 3.94 million units in 1994, representing a 3.6% increase over last year and

QUESTION: Generally speaking, do you think that now is a good time or a bad time to sell a house?  
ANSWER: Three out of five U.S. homeowners say now is a good time to sell a house.  
SOURCE: Survey Center, University of Michigan



QUESTION: Generally speaking, do you think that now is a good time or a bad time to buy a house?  
ANSWER: Seven out of eight U.S. homeowners say now is a good time to buy a house.  
SOURCE: Survey Center, University of Michigan



the highest total recorded since 1978, when 3.98 million units were sold in the U.S.

### A Good Time To Buy A Home

One of the most active U.S. housing markets on record is being fueled by 1) a high level of consumer confidence in the economy; 2) affordable mortgage interest rates; and 3), an extremely positive attitude among homeowners that "now is a good time to buy a home."

The most recent survey of consumers by the Survey Research Center

of the University of Michigan, done in the second quarter of 1994, found that seven out of eight U.S. homeowners (86%) agree on the "good time to buy" question.

Homeowners were even more positive in the first quarter of this year, when 90% answered affirmatively, survey viewers found.

Their positive responses to the

"good time to buy" question were in the 84% to 87% range during each of the four quarters of 1993.

This attitude, coupled with a dramatically more positive attitude among U.S. homeowners that "now is a good time to sell a home," is triggering forecasts of near-record existing home sales this fall and winter, and for all of 1994.

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## The Portland Observer

# 25th ANNIVERSARY



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