WANTPERMANENT

East Side Clubs Favor City Maintenance of Hard-Surface Roads.

DISTRICT PLAN INDORSED

Building Operations Keep Pace With Street Improvements and Extension of Water Service Advocated by Push Clubs.

Hard-surface pavement and improv-Hard-surface pavement and improv-ing streets by districts were the im-portant subjects before the United East Side Yush Clubs Tuesday night last. L. E. Rice, representing the Waverly-Richmond Improvement Asso-ciation, presented a resolution to the effect that the city should maintain all lard-surface pavements after they had

ciation, presented a resolution to the effect that the city should maintain all hard-surface pavements, after they had once been made by the property-owners, without any further cost to them. M. G. Muniy spoke in favor of introducing more hard-surface pavements in the city and pointed out that Portland was not making improvements of this kind in line with its growth in other directions. While the initial cost might be more than an inferior grade of improvements, said Judge Munly, they were really less costly than an improvement that was not permanent. He held that the class of hard-surface pavement which had a concrete foundation is the best because the surface can be renewed. He called attention to the fact that the Irvington tract, lying between Tillamook street, Knott avenue and East Fourteenth and East Twenty-fourth streets, will be paved with asphalt, and also that this hard-surface district will be enlarged to take in Holladay Addition. Also the old race track area is now being provided with hard-surface pavements.

Judge Munly said that the property-owners in this territory are consider-

vided with hard-surface pavements.
Judge Munly said that the propertyowners in this territory are considering the advisability of organizing a
hard-surface pavement club whose
function shall be to promote and encourage the improving of streets with
hard-surface pavements. It was the
sentiment of the delegates present, including L. C. Fones, from the Peninsula, that no effort should be spared
by all civic clubs to work for permanent pavements. Judge Munly was inellined to favor brick pavements. clined to favor brick pavements.

Pledmont Paving Movement.

In Piedmont there is a general movement to improve all the streets with high-grade pavements, and petitions are now being circulated. On Albina avenue, south from Killingsworth, an effort is being made to secure hard-surface pavement. And so all over the East Side a general campaign for the best pavements that can be secured is under way, it having been found that cheap and inferior pavements are the most expensive that can be put down. It has been found also that property on streets improved with this kind of pavement appreciates in value faster than property on cheap improvements. In Piedmont there is a general move pavement appreciates in value faster than property on cheap improvements. The action of the Portland Realty Board in inviting R. H. Thomsen. City Engineer of Seattle, failer of the district plan to improve streets, which made Seattle streets the admiration of all who go there, to address Portland property-owners on that plan, meets with approval on the East Side, where it is believed some such methods would facilitate general improvement, and reduce the cost. Also the clubs will insist that in letting contracts for hard pavements there shall be competition. Judge Muniy, in his address, declared that the cost of the high-class pavements was kept up for the reason there had been no competition, which, he said, ought to be remedied. He urged that action he taken that would require competitive bids on such insist that in letting contracts for hard pavements there shall be competition. Judge Munly, in his address, declared that the cost of the high-class pavements was kept up for the reason there had been no competition, which, he said, ought to be remedied. He urged that action he taken that would require competitive bids on such improvements and that it ought to be required by ordinance. It is estimated that projected hard-surface pavements on the East Side will cost nearly \$500, 100.

the Milwaukle road. Its improvement will include paved streets, water used in the present of the Ladd farm on the Milwaukle road. Its improvement will include paved streets, water used in the Milwaukle road. Its improvement on the Milwaukle road. Its improvement of the Milwaukle road. Its improvement of the Milwaukle road. Its improvement of the Milwaukle paved streets, water water of Fifteenth street, to cover East Sellwood. And probably the Ladd farm and part of Wilsburg. This pipeline would run from Division street. The Portland Rallway, Light & Power of the past week is the well-authenticated announcement that a portion of the Ladd farm, on the Milwaukle Road, is to be platted, improved and placed on the marklast method of the Ladd farm, on the Milwaukle Road, is to be platted, improved and placed on the marklast method of the Ladd farm of the Ladd for the Ladd for the Ladd for an entire the past water of the past would district. The febreh main in the wood district. The febreh main has been saked to consider the building of a 2-t-inch for the Sellwood Board of Trade, it was brought out in connection with the agitation that has been saked to consider the building of a 2-t-inch popular from Division street to Sellwood. It the Ladd farm be platted this pipeline will be necessary, and the Ladd estate has been saked to assist in securing the water counties in the sell of the Ladd street of the Milding of a 2-t-inch pipeline from Division street to Sellwood. It the Ladd farm be platted this pipeline will be necessary, and the Ladd estate has been saked to assist in securing the water main.

The Kenilworth and the district cast water and as building up rapidly. The street is also conhected.

accurring the water main.

The Kennilworth and the district eastward are interested in this proposed pipeline, for that district is very short of water and is building up rapidity. The sewer question east of East Fiteenth street is also connected with the opening of the Ladd farm. Sewerage will be necessary, and the district will include the Ladd farm and all that part of Sellwood east of Fifteenth street and part of Willsburg. This will necessitate a large conduit through the Richard Scott farm along Johnson Creek to the Willamette River at Milwaukte. It is understood that Mr. Scott will not raise objection to the conduit being laid through his farm to Milwaukie, as he will probably soon plat some portion of his farm. These projects demonstrate that Portland grows southward as well as toward the north. At Sellwood petitions for a sewer system between East Fifteenth street and the Willamette River, which will cost over \$100.000, has already gone to the \$100,000, has already gone to the

New Manufacturing District.

The sale of property on the Peninsula for the month of April was remarkable. In the Waverleigh tract over 125 lots, representing a value of over 285,000, were sold the past six weeks, and this tract

In the Waverleigh tract over 125 lots, representing a value of over \$85.00, were sold the past six weeks, and this tract was only recently placed on the market. At University Park, S. G. Sibray and nounces that his firm has soid from one to five lots every day for the past two months.

R. G. Brand, of the Maesly Improvement Club, says that a large number of manufacturing establishments are to be srected at that point during the present Summer or as such as the Hill company announces what it will do in the way of providing freight and passenger depots. Several concerns are ready to start work of construction as soon as the depot question is settled. The railroad company and the toil gate. He expects to have

already promised ample depot facilities, but has not said when they will be built. During the week one firm secured an option on a li-acre tract on which it will build a \$75.000 plant, the character of which has not yet been announced. There are several smaller concerns ready to build. As Margly Junction a considerable manufacturing district has seen laid out, the streets having been dedicated with a provision that railroad spurs may be built on the streets direct to the establishments. This district has both rail and water facilities, as Columbia Slough and water facilities, as Columbia Slough is being dredged out so that building ma-terial may be handled both by rall and

water.

A movement has been started to grade out and improve the streets in this district, preparatory to the coming of these concerns. Electric lights and Bull Run water will be provided for. The Water Committee will lay a 5-inch water main at often from the pipe on Dawson street to Columbia boulevard. Recently R. D. Inman, of Inman-Poulsen Company, visited the Swift site with a view to erecting a sawmili plant in that vicinity, but

May Erect Oddfellows' Temple.

The Oddfellows' Lodge at University Park is considering the proposition of creeting, a building for the use of the order on the Peninsula. It is understood that the lodge has secured options on two sites on Dawson and Hodge streets at University Park, 53x 100, if the plans mature the lodge will put up a two and one-half-story, reinforced concrete building on whichever site is finally secured for the purpose. The first floor will be for business purposes and the upper floor will cortain an auditorium and lodge room. The plans for the Oddfellows' temple on East Alder and Sixth streets in a modified form may be selected for the new fraternal building at University Park.

Architect Berndt is taking hids for the carpentry, reinforced concrete and other portions of the Oddfellows' temple on East Alder and Sixth streets for Orient Lodge. The excavating for the basement has been finished, and work on the reinforced concrete walls will be started at once. While the building will be two-story, should a suitable proposition be received it will be made three-stories. The offer has been made of \$100 a month for the third floor to be used as a public half, and the trustees are favorable to the proposition. If the proposer will take a long lease on the premises the trustees will have the building extended to include a third story, as the cost would probably not exceed \$5000 or \$6000. The Oddfellows' Lodge at University ost would probably not exceed \$5000 or \$6000.

To Start Work on Bridge.

The Northwest Bridge Company is making arrangements to start work on making arrangements to start work on the concrete bridge across Sullivan Guich on East Twenty-eighth street. A thorough test has been made of the cement to be used by the contracting firm by the City Engineer. These tests have been completed and excavating for the foundation win be started within the next few days. This bridge will be of great value and convenience to a large section north of Sullivan Guich, where handsome dwellings are under construction.

Architect Otto Kleemann has com-

under construction.

Architect Otto Kleemann has completed plans for a flat building for Peter Zimmerman, to be built on East Twelfth, near East Burnaide street, which will cost \$8600, Henry Leibe has secured the contract. William Kuyath will erect a flat in Holladay Addition, costing \$6500, for J. J. Horsky. Goodrich & Goodrich have prepared plans for two hungalows in Rose City Park, one to contain seven and the other six rooms, and the cost to be \$2000 each. Frank S. Fields is having a two-story dwelling crected on East Nineteenth and Thompson streets to cost \$4200. Plans have been prepared for a two-story building, #x70 pared for a two-story building, 4ix70 feet, a four-flat structure, to be built on Benton and Dupont streets, for Mrs. Harnes, 20 rooms in all.

The Portland Tool Works has taken out a permit to erect a shop at a cost of \$2000.

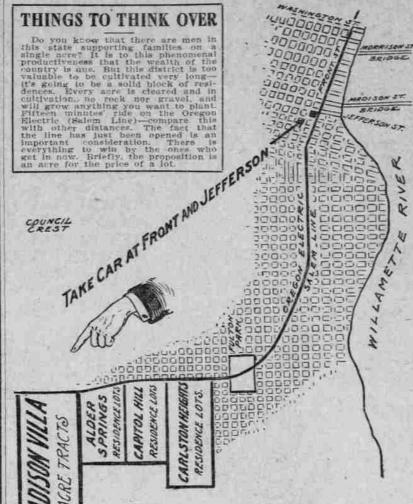
Recent Transfers Recorded.

Each district is well represented in the reality transfers. William H. Har-ris sold to A. W. Bagley and H. C. Epley a long list of lots in Masters' Addition for \$6712. In Rose City Park

One of the handsomest publications is sued in Portland for exploiting the city and the coming Rose Festival is a book of views in color, piblished by the Portland For the Company. Twenty-four mats of dark brown paper are bound into a book with an illuminated cover, and in the middle of the collection is a half-tone double-puge panoramic view of the business district of the city, showing the recent constructed skyscrapers and those creeted in past years. The views of gardens, streets and water scenes are not only selected with care, but are reproduced in a style that places this work in the ranks of the artistic publications of the country. Roses are given a prominent place in the collection of views, and the pictures give an accurate lides of the flower Portland has made famous. Nothing that has been produced lately will appeal more strongly to the people of Oregon than this beautiful work as a present to send to friends in the East, and certainly nothing could give a better representation of the city's appearance and marvelous wealth of bloom—sense. representation of the city's appearance and marvelous wealth of bloom-espec-

Enlarge Milwaukie Schoolhouse.

CUT OUT THAT RENT-PAYING AND PUT MONEY IN THE BAN



If you go to the store for every morsel for your table and give a large percentage of your hard-earned dollars to a landlord besides, how do you expect to ever get ahead? How do you figure you'll achieve that financial condition where you can at least cease to worry about the future? If your income is an ordinary one and even if it might be called large, as salaries go, you must take mighty good care of it to be worsow st much ahead in ten years. Custom has established this "pay-rent-and-buy-everything" system till people have become satisfied with it, but why be satisfied when you can do better?

An Acre at Madison Villa Is the Secret

And you will own something which will not only increase tremendously in value, but produce all those little delicacies you are buying now. You can keep your chickens; a cow if you want to, raise fruits large and small and vegetables of every kind, as the soil is amazingly fertile. The land is clear, having been under cultivation for years, so all this work of stumping, stoning and chopping which is necessary in most places is done.

The Saving to You in Rent and Groceries Will Reach Hundreds of Dollars Annually

and the real beauty of the proposition is that 15 minutes (fare 5 cents) on the Oregon Electric completes the trip. In this way a man can continue his work in town and enjoy as quick means of transportation as he could have in any district where lot-prices compare at all with Madison Villa ground per acre. Madison Villa acres are closer, measured by minutes or miles than Sunnyside, Irvington, or the Rose City Park district, where the prices of lots equal, double and treble this

Madison Villa Acres are \$550 to \$800 With Easy Terms of Payment

These tracts have the same relation to the center of town today as hundreds of blocks that were sold at similar prices twenty years ago and which have since become the equivalent to as many fortunes. I have watched all this development, and there must be a repetition unless Portland stops growing right where it is. Look around and just think of the millions in wealth this but recent wilderness has developed into. Ninety per cent of the fortunes were started by the advancement in value of some piece of ground.

Madison Villa is the closest in acreage proposition in the city; so close is it that the vicinity is literally covered with platted residence tracts all of which are certain to return generous profits. My first announcement appeared less than two weeks ago and already over half the tracts have been bought up. You are under no moral obligation to buy after going out to inspect; we just want you to see and you will understand the possibilities. Free tickets at this office for trip; if you cannot come, write for maps and fuller information. Agent at tract today.

F. BRESKE

444 SHERLOCK BLDG.

PHONE PACIFIC 1914

IMPORTANT Take the car from Front and Jefferson, get off at Alder Springs. It will cost you 10 cents as a transient, but the fare to residents is the regulation 5 cents.

it ready for the Summer tourists and scious. He could be handled without

ground per acre.

street supply, modified in the specially constructed apparatus used In 45 seconds the dog was uncon-

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Washable Kalsomine Costs less than the ordinary kalsomine, which fades and rubs off. No trouble to call and explain our process, and give estimates on your work.

Portland Branch, Pacific Wall Tinting Co. Telephone, Woodlawn 2158. the least danger of awakening him. No operation was performed. Of course

sons hesitate or refuse to take ether of deadening the pain in an operation, or chloroform. There are no after ef-, We are sure that it is a success." or chloroform. There are no after of

the somnolence continues only so long as the electrodes are kept in place.
When they were removed the dog almost instantly regained consciousness, was as lively as before the current was turned on and close examination could not discover in the least any ill effect of the disagreeable features now attending it will be removed. We also between the disagreeable features now attending it will be removed. We also be "It is the intermittency of the current that produces the somnolence
which makes it possible to perform
operations without the least pain to
the patient or the least after effect. We are now looking for a man who

Wire Basket Tears Off Scalp.

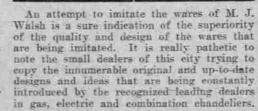
We are sure that it is a success."

Huntington Safe Broke Open.

HUNTINGTON, Or., May 18.—The Owl drugstore, owned by Mack Bros., was broken into Thursday night and the safe robbed of its contents, amounting to about \$50.

NEW YORK, May 16.—Kate Gorham, cashier in a Williamsburg department store, is in a hospital in a gerifical condition as the result of a Wednesday night by boat or train.

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East End Burnside-Street Bridge,

Portland, Oregon.