

VOLUME OF BUILDING CONTINUES TO BE BIG FACTOR IN REAL ESTATE ACTIVITY OF PORTLAND AND THE STATE.

NEW LEASES MADE INVOLVING \$600,000

Building Is to Rise at Ninth and Everett.

COST IS ABOUT \$20,000

Property at 184 Tenth Street Is Obtained by Marguerite Ringland, Lacey Dealers.

Leases calling for rentals aggregating in excess of \$60,000 were negotiated by the Metzger-Parker company during the last seven days, according to an announcement yesterday by B. L. Metzger of that firm.

The leases reported include the following:—A lease on property at 184 Tenth street to Marguerite Ringland, who only recently came to Portland from Victoria, B. C., where she has been in business for a number of years.

Confectionery Store Leased. A two-year lease by the Dolph estate to Andrew Holmstrom at 87 North Sixth street for a confectionery store.

A five-year lease to Foster Clock & Suit company for approximately 2000 square feet of space in the Goodwin hotel building. The Foster Clock & Suit company has been located in the northwest corner of Everett and Broadway streets, owned by Dr. Sam Gellert with offices in the Morgan building.

Building to Be Erected. Negotiations have just been completed calling for the erection of a building 100 by 100 feet on the northeast corner of Everett and Broadway streets, owned by Dr. Sam Gellert with offices in the Morgan building.

Three thousand feet have been leased to the Auto Trimming & Top Shop, and negotiations are under way with additional organizations to fill the building completely. The cost of the building will be approximately \$20,000.

According to B. L. Metzger, who negotiated all of the foregoing leases, Ninth street, the only street there to be rapidly developed, is replacing Broadway in favor of the automotive industry.

HOTEL LEASE IS SOLD

WOMEN BUY CAMPBELL FOR \$30,000.

Skothelm Realty Company Also Reports Sale of Grandesta Apartments.

The lease and furnishings of the Campbell residential hotel located at Twenty-third and Hoyt streets have been sold by Mrs. E. Jean Campbell to Mrs. Cecile M. Ellison and Miss Clare Garoutte, who will take possession today, according to announcement of the H. Skothelm Realty company, which negotiated the deal.

Mrs. Campbell had operated the hotel for many years. Mrs. Ellison is a Portland woman, the daughter of one of Oregon's business families, Miss Garoutte, her associate, is an Oakland, Cal., woman and has been conducting the Avondale, a residential hotel in that city, for some time. Both the women will reside at the Campbell and be associated in the management.

The Campbell has been a family hotel for years. The hotel contains 100 rooms and has large dining rooms and lobbies. The Skothelm Realty company reported the sale of the Grandesta apartments, corner East Stark street and Grand avenue, to J. Bergstedt for about \$30,000.

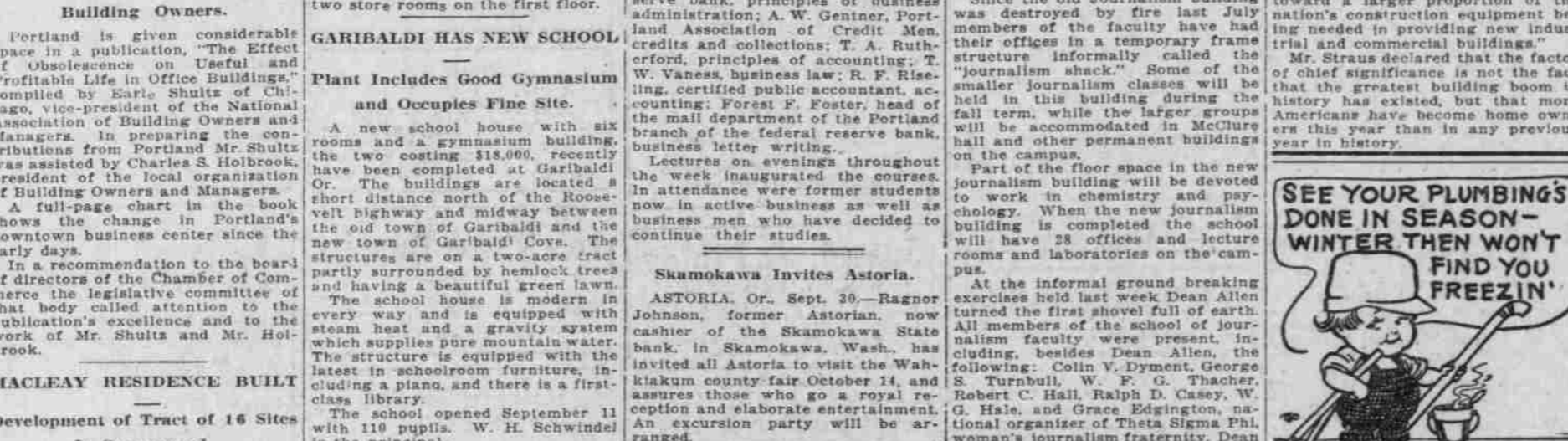
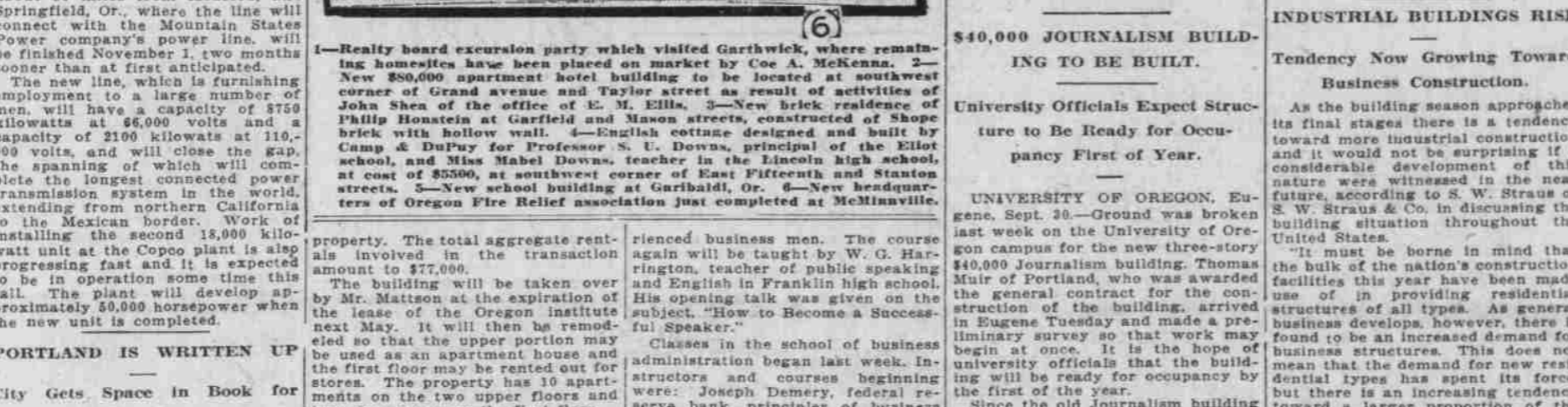
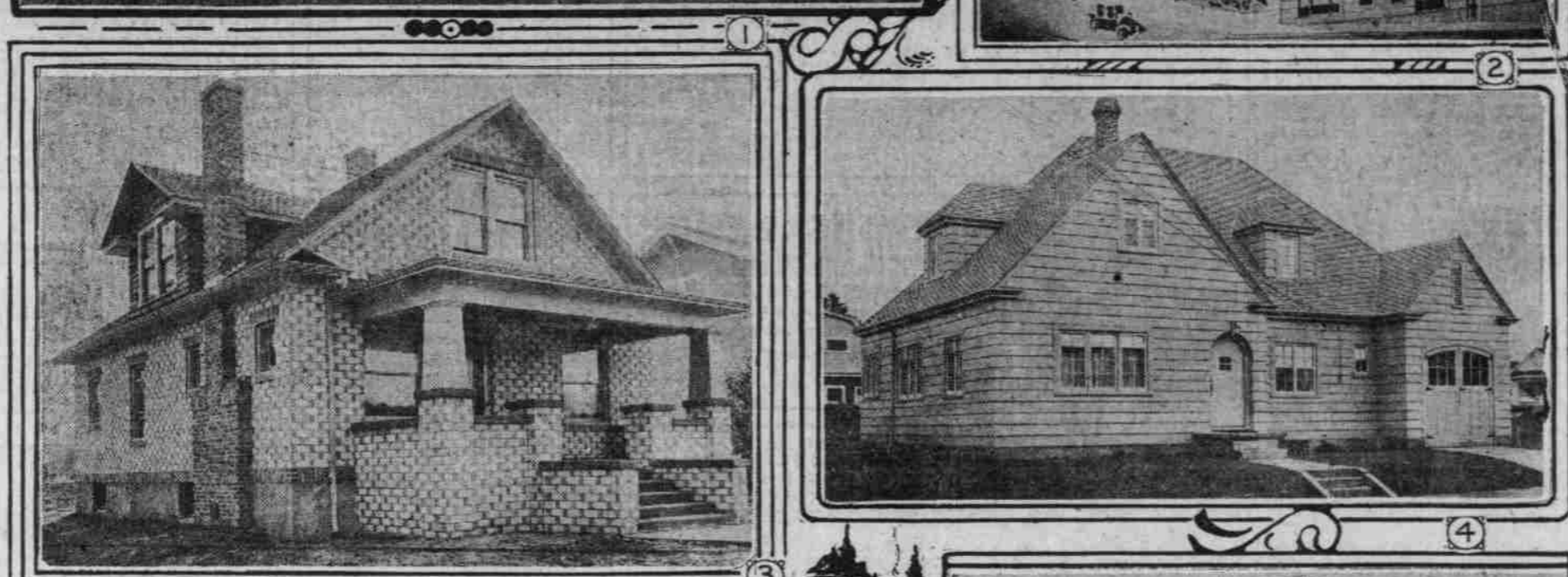
The company recently negotiated the sale of the Jeantette apartments on Jefferson street at Thirteenth street to A. Rohde, owner of the Panama restaurant, for about \$20,000 cash. This was one of the best institute properties.

OREGON CITY REALTY SOLD

Covering Inside Property.

OREGON CITY, Or., Sept. 30.—(Special.)—During the last week the number of real estate sales have been closed by C. A. Koopie of this city. Among these are the sale of two acres of land owned by Mr. Smith, at Fifteenth and Pierce streets, to Joseph Leiser of this city. Another sale is the Burns property, on Molalla avenue, to Miss Olga Renner of this city.

Hawaii to Lure Tourists. HONOLULU, T. H., Sept. 30.—(Special.)—Honolulu plans to raise by popular subscription the sum of \$50,000 to be spent by the Hawaii Tourist bureau, a semi-civic organization, in mainland newspaper advertising to lure tourists to Hawaii. The campaign for funds will start next month.



POWER LINE IS PUSHED

PROSPECT-SPRINGFIELD SYSTEM TO BE READY SOON.

18,000 Kilowatt Unit at Copco Plant to Be in Operation This Fall.

MEDFORD, Or., Sept. 30.—(Special.)—Work on the new power transmission line for the Prospect-Springfield system is progressing rapidly and it is expected to be in operation some time this fall.

The new line, which is furnishing employment to a large number of men, will have a capacity of 3750 kilowatts at 66,000 volts and a capacity of 2100 kilowatts at 110,000 volts, and will close the gap, the spanning of which will complete the longest connected power transmission system in the world, extending from northern California to the Mexican border.

Installing the second 18,000 kilowatt unit at the Copco plant is also progressing fast and it is expected to be in operation some time this fall.

According to B. L. Metzger, who negotiated all of the foregoing leases, Ninth street, the only street there to be rapidly developed, is replacing Broadway in favor of the automotive industry.

PORTLAND IS WRITTEN UP

City Gets Space in Book for Building Owners.

Portland is given considerable space in a publication, "The Effect of Obsolescence on Useful and Profitable Life in Office Buildings," compiled by Earle Shultz of Chicago, vice-president of the National Association of Building Owners and Managers.

In preparing the contributions from Portland Mr. Shultz was assisted by Charles S. Holbrook, president of the local organization of Building Owners and Managers.

A full-page chart in the book shows the change in Portland's downtown business center since the early days.

In a recommendation to the board of directors of the Chamber of Commerce the legislative committee of that body called attention to the publication's excellence and to the work of Mr. Shultz and Mr. Holbrook.

MACLEAY RESIDENCE BUILT

Development of Tract of 16 Sites Is Commenced.

A residence has just been erected on property belonging to the Macleay estate, bordering the Ford-street bridge and on the west side of Madison street, between Vista avenue and the City park.

This is the first step in a program which provides for the erection of houses on all of the 16 sites in the tract.

The development of the tract has been placed in charge of Jameson Parker, who is acting not only as architect and builder but also sales agent. The second house of this series will be started in the near future.

The residence just completed is an English adaptation with stucco exterior. It has a built-in garage and all modern features.

EAST SIDE LEASE CLOSED

Mangold & Strauss to Install New Turning Lathes.

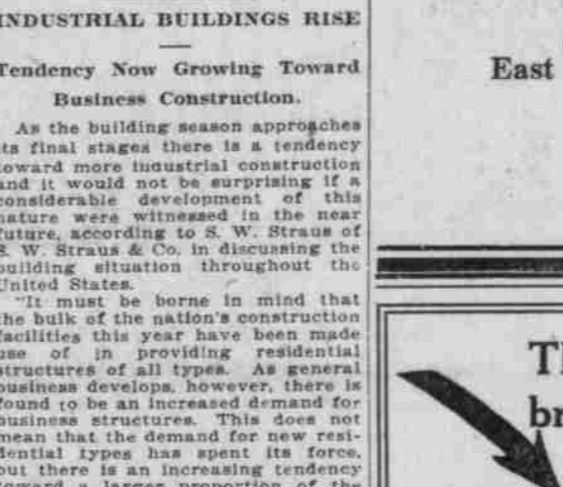
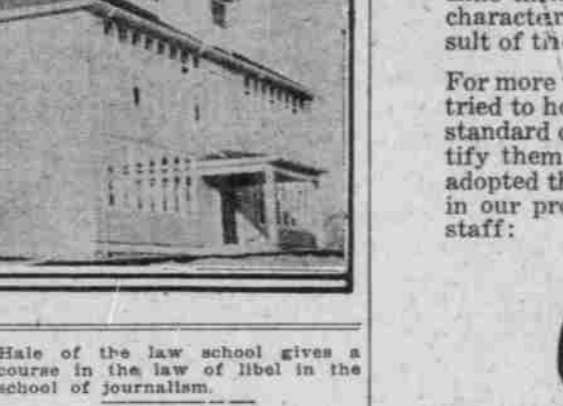
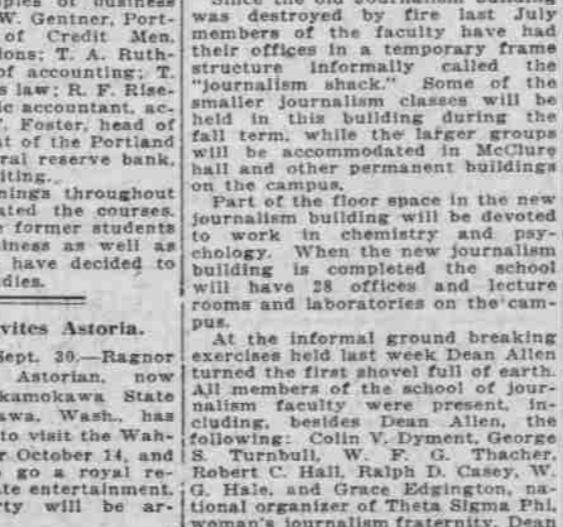
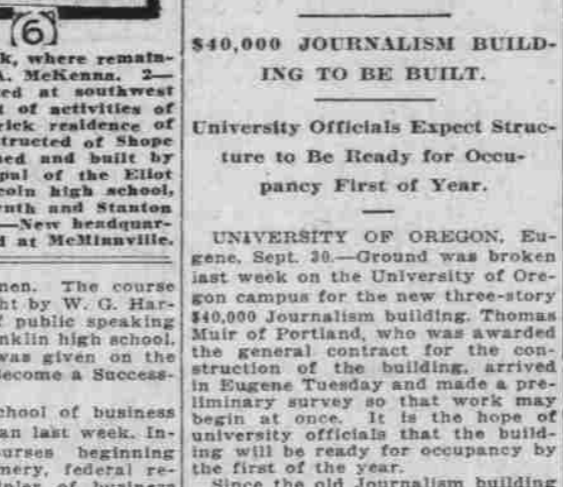
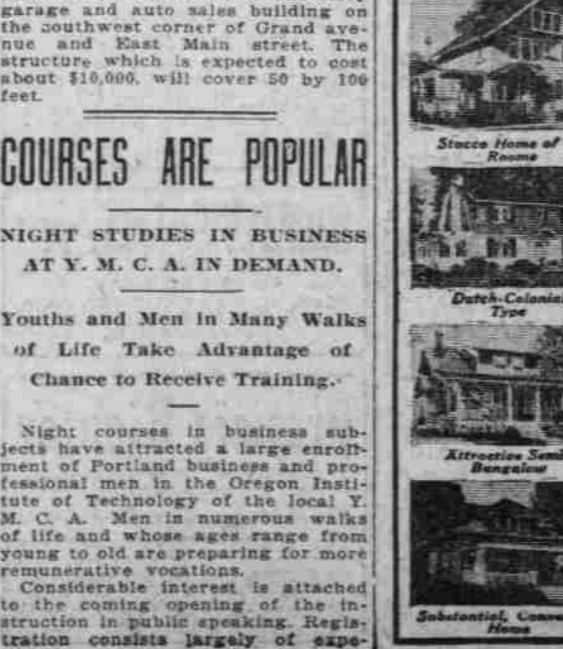
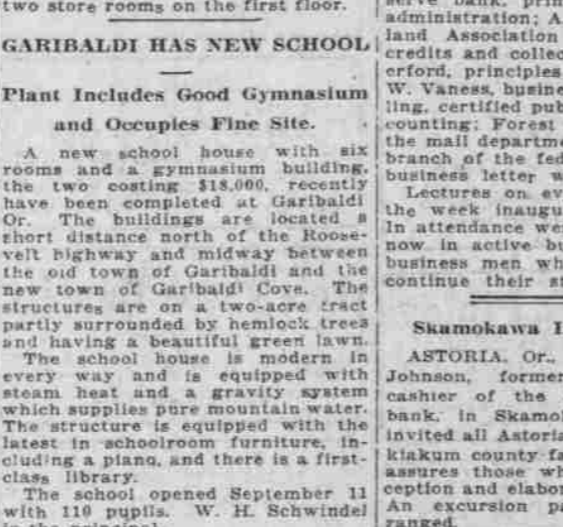
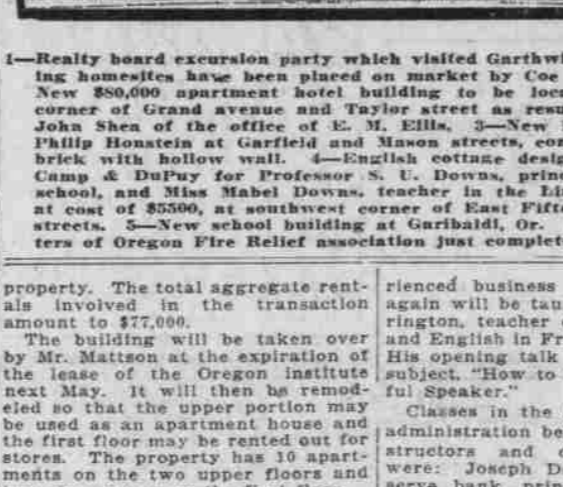
The Mangold & Strauss Manufacturing company, which has taken a five-year lease on the two-story property at 141-143 a program which has just finished the installation of the latest model Mattison automatic turning lathes.

It was called by members of the firm to be the first machine of its kind in the northwest, and enables the company to accommodate local concerns which have volume orders in wood-turning work and which have heretofore been forced to send their work east. The new quarters at 141 Union avenue north were taken to give the company more room. The members of the firm are: Leo Strauss, Herman Mangold and Sig Dischelmier.

35-YEAR LEASE IS CLOSED

F. P. Mattson Takes Building at 424 East Burnside Street.

The three-story concrete building at 424 East Burnside street, now occupied by the Oregon Institute for the Blind, was leased last week by F. P. Mattson, the owner, to F. P. Mattson for a term of 35 years. According to the terms of the lease, at the end of the period Mr. Mattson automatically obtains title to the



\$80,000 APARTMENT HOUSE TO BE BUILT

Work on New Structure to Start Next Month.

PLANS ARE UNDER WAY

Palace Apartments Sold to Juneau, Alaska. Man for \$35,000; Other Deals Closed.

A new three-story apartment house and hotel, costing with the site about \$80,000, is to be erected at the southwest corner of Grand avenue and Taylor street, as a result of negotiations which have been carried on by John Shea in the office of E. M. Ellis.

Work on the new structure will be started next month and it is hoped to have the building completed before spring. Plans are now being prepared by C. L. Goodrich, architect.

The financing of the building was handled by John Shea in the office of E. M. Ellis and the intention to form an investment company for the handling of the property.

The building will have a concrete exterior and will be a three-story and basement structure of the most modern type. It will contain 74 rooms and apartments. Of this 34 will be sleeping rooms and there will be 10 sleeping rooms with private baths. On the ground floor there will be a tile floored lobby and office.

The financing is so nearly completed that the work will be started on the construction in the near future.

J. W. Tice of the same office announced the sale of the Palace apartments, located at the northeast corner of East Thirty-seventh and Market streets, for \$35,000. The building was sold by Louis and Stella Sedgwick to Carl Dorrice of Juneau, Alaska, and Mr. Tice handled the negotiations. The new owner, who has come to Portland to live, will take possession today.

The building is comparatively new, having been erected in 1914, and only recently a new exterior of stone-tinted stucco was applied.

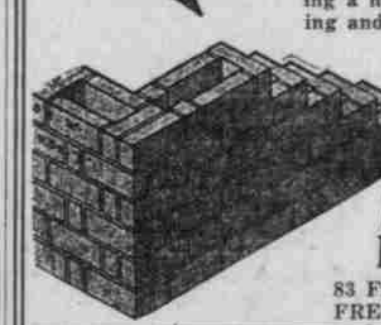
A four-flat building and four garages at 200-foot street were sold last week by E. N. Mayer to Mrs. Ursula Meister for \$25,000 cash. This property is located on a site 125 by 100 feet in extent. E. E. Marble in the office of E. M. Ellis handled the negotiations.

A double-flat building, located on a 50 by 100-foot site at the southwest corner of East Ninth and Oak streets was leased last week by T. J. Rowe, the owner, to Walter Davidson for a term of five years. The rentals aggregate \$6000. This property contains 14 rooms. There are also two six-room houses on the site, which were included in the lease. John Shea in the office of E. M. Ellis handled the negotiations.

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UNIVERSITY OFFICIALS EXPECT STRUCTURE TO BE READY FOR OCCUPANCY FIRST OF YEAR.

UNIVERSITY OF OREGON. Eugene, Sept. 30.—Ground was broken last week on the University of Oregon campus for the new three-story \$40,000 Journalism building. Thomas Muir of Portland, who was awarded the general contract for the construction of the building, arrived in Eugene Tuesday and made a preliminary survey so that work may begin at once. It is the hope of university officials that the building will be ready for occupancy by the first of the year.

Since the old Journalism building was destroyed by fire last July members of the faculty have had their offices in a temporary frame structure informally called the "Journalism shack." Some of the smaller Journalism classes will be held in this building during the fall term, while the larger groups will be accommodated in McCure hall and other permanent buildings on the campus.

Part of the floor space in the new Journalism building will be devoted to work in chemistry and psychology. When the new Journalism building is completed the school will have 24 offices and lecture rooms and laboratories on the campus.

Lectures on evenings throughout the week inaugurated the courses. In attendance were former students now in active business as well as business men who have decided to continue their studies.

Skamokawa Invites Astoria. ASTORIA, Or., Sept. 30.—Ragnar Johnson, former Astorian, now cashier of the Skamokawa State bank in Skamokawa, Wash., has invited all Astoria to visit the Wahkiakum county fair October 14, and assures those who go a royal reception and elaborate entertainment. An excursion party will be arranged.

Home Products Used in Garage. BROWNSVILLE, Or., Sept. 30.—(Special.)—The new Howe garage is a Brownsville product throughout. The concrete blocks of which it is constructed were manufactured by Joseph Hume in this city, and the mason work was done by Ben Loucks, another Brownsville man. The building was planned and drafted by H. A. Starnard, Brownsville architect. Finishing lumber and other materials were supplied through the Valley Lumber company of Brownsville. The head carpenter on the garage job was George Dirckard of this city. The building is in size 60 by 100 feet. It is the first large garage to be built here.

Construction is to be begun next week by Earl Ransome, east side automobile dealer, on a one-story garage and auto sales building on the southwest corner of Grand avenue and East Main street. The structure, which is expected to cost about \$10,000, will cover 50 by 100 feet.

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