PICKLE WORKS SITE IS W. F. WOODWARD TELLS PRIZE DEVELOPMENT PORTLAND'S NEED FOR OF WEEK IN REALTY

Tract in South Portland; To Erect Large Plant Soon.

EATING HOUSES EXPAND WANTS BULK ELEVATOR

Outgrow Quarters and Will Open New Dining Booms.

PORTLAND BUILDING PERMITS.

hree weeks ago REAL ESTATE TRANSFERS.

weeks ago

The prize deal of the week in local circles was the sale Thursday of a three acre tract on the Macadam road to the Frei Pickie Works for \$15,000. The tract is at Zimmerman station, on the Southern Pacific electric line, and is just south of the site of the historic Zimmerman Packing company. It was purchased from Louis can come here. Kreuttner and C. L. Gardeiner.

The location of the tract is said ample rail facilities, being tapped by two railroad lines, the Southern Paeffic Oswero-Portland line and a spur

Years ago, when the packing plant was in operation, river steamers used to run their noses into the bank at Zimmerman and load and unload cargoes there. The channel has changed so that now steamers could reach the bank only at extreme high water. requires but the construction of a dock to make it available.

It is the intention announced by the Frei Pickle Works to build on their new site the largest plant of its kind on the Pacific coast. They will spend between \$40,000 and \$50,000 on it, and make it modern. The new plant will give employment to at least 100 peode. Construction is expected to start early in March.

The deal for the site of the pickle works was a straight cash transaction, and was consummated through the agency of the Stanley S. Thompson company. This company reports that it has also among its clients one who is looking for a site for a large saw-

The second and mezzanine floors of the Flatiron building, at Thirteenth and Stark streets, owned by the Stan-S. Thompson company, have been rented by the Crutcher Dressmaking This was the last of the available space in the building, and it is now all under lease before its com-

Two other developments of the week that have attracted considerable atcapacity of his eating house by opening an adjacent dining room on Broadway. Remodeling will be necessary to the extent of about \$10,000.

The new dining room will be on the basement level, with an entrance on purchased by Frank Langensand of Broadway and a subterranean passageway connecting with the ground floor dining room on Washington street, Mr. Johnston has taken a new six year lease on the premises.

J. H. Joyce, manager of the Hazelwood on Washington street, gave out the information Friday that, with F. Martin of Spokane, he will open the confectionery and restaurant on street, belonging to Fanny J. Long, of making out-of-town schools one: in the conviction that only artificial Broadway between Washington and was sold to Elizabeth Smith of Wood- story wooden buildings. When land is causes temporarily suspend progress. Alder streets, formerly the "Rainbow," and more recently "Leighton's" as a branch of the Hazelwood. He has taken a ten year lease on the place. A new fountain has already installed in the Broadway side of the house, and this side will be opened early in the week. The rest of the place will undergo extensive alterations before it is opened. Architects Devereaux and Craig have been commissioned to plan the alterations. Among a dock 100 by 400 feet. other innovations will be a complete outfit of electric cooking appliances. Electricity will be used as much as possible in the new restaurant, When completely remodeled and opened to contract to construct a two-story and the public, the place will have a floor space of over 10,000 square feet.

Has Seven Deals a Week. Seven good realty deal's were closed in the office of the O. V. Badley com-

pany during the past week. The beautiful home of J. W. Mc-Eachren, at, 707 East Fifty-eighth California for \$10,000.

street was sold to Charles Rusco of .The two-story pressed brick bus!-

TIPS HomeOwner

Bellwood 62 B-1325 OREGON DOOR CO.

SASH AND DOORS General Mill Work Poot Spokane Ave., Portland, Or.

J. C. English Co. Lighting **Fixtures**



McCargar, Bates & Lively Yeon Building-Main 168, A-2694

ABSTRACTS

Union Abstract Co.

PUBLIC OWNED SHIPS

Frei Company Buys 3 Acre Says City Cannot Become Great Unless It Controls Means of Exporting Goods.

in Sacks, and City Must Meet

motto that W. F. Woodward hopes will soon be applicable. In an address before the Portland Realty board at their weekly luncheon Friday, Mr. Woodward deplored the lack of returns from the government's expenditure of \$40,000,000 in improving Portland's shipping facilities, urged a great municipal or state enterprise to build and operate wooden ships, and propounded the foregoing motto

said Mr. Woodward, "the first newspaper article I saw was the announce ment that a ship, laden with grain and drawing 18 feet of water, had gone aground on the Columbia river bar. Now we have 40 feet of water to the sea, and the biggest ships in the world

"When I came here 35 years ago.

"With an expenditure of over \$40, 000,000 the government has dredged o be ideal for such a plant as the out our harbor, built the Celilo canal, Frei people plan to build. It has and the Cascades locks, and purchased the locks at Oregon City. All this in returns.

Mr. Woodward referred his hearers back 1500 years to the time of the establishment of the republic of Venice That little community, he pointed out with a population much smaller than Portland's, built up a navy of over somewhat since that time, however, 2000 ships, and for 1000 years was the supreme maritime power of the world. "And yet." he said, "we shrink from There is plenty of deep wate: a short the idea of such a municipal enterway out from shore, though, and it prise as this, and say, 'Let the government, or the railroads, or the millionaires do it.' There is only one power under heaven that will make Portland a great shipping center, and that is the people of Portland." Another important phase of the sit-

uation commented on by Mr. Woodward is that grain is no longer to be shipped in sacks. The farmers cannot afford to buy sacks, and are going o ship their grain in bulk. If Portland is to hold her own in the matter of grain exportation, there must be levators built to handle grain in bulk, Board Pavors Commerce School,

The Realty board at Saturday's neeting went on record as unanimousy opposing the bill recently introinced in the legislature to abolish the University of Oregon's commerce course. Many of the realtors are members of the university's extension ourses in commerce. It was argued that only by coordination of the commercial experts from the university and the skilled mechanics from the trade school can the city's maritime future be maintained.

Powell Valley road, have been com- are going to see that the right steps A resolution to place the board on record as indorsing the bill to estab- pleted and filed at the building inspector's office. The addition is to include city's destiny. ome from Leighton's cafeteria adopted unanimously. At the instigaa large assembly half and stage, two and the Hazelwood. A. H. Johnston, tion of F. N. Clark, a committee was classrooms on the first floor, and four Frank L. McGuire, president of the manager of Leighton's, announced on appointed to start a movement "to on the second. The cost will be be-Wednesday that he will double the get a decent Union station in Porttween \$60,000 and \$70,000.

> ness block at 1327 Hawthorne avenue. belonging to Grace Broadhead, was

The home of E. A. Harder of Oak Grove, comprising two and one-half acres, was sold to W. A. Fowler for \$4500 cash, school buildings built by the city in is everything to justify a most healthy A six-room house at Sixty-sixth

street and Thirty-seventh avenue was out-of-town districts. The city buildsold to A. G. Bornstedt. since the Hoffman school was started, study the situation will share with me The Maniton hotel at 261 Thirteenth

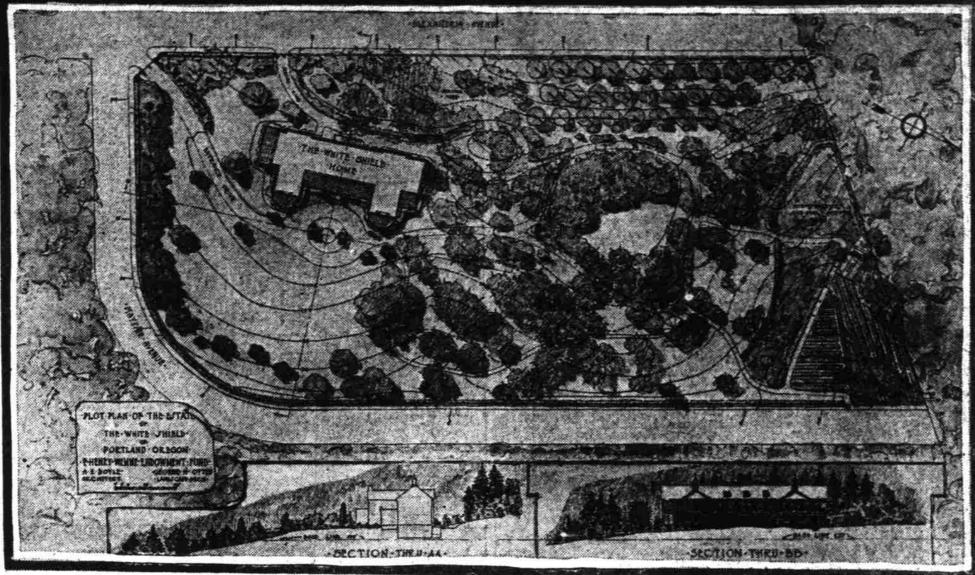
A rooming house at 53 North Eighteenth street was also among this company's sales for the week.

Will Build New Dock.

Work is expected to start about March 1 on a new open lumber dock for the West Oregon Lumber company of Second and Jefferson streets. The at Linnton. Plans submitted call for county commissioners have leased the

Selling House Bids Closed. Bids have been closed by Architects Jacoberger and Smith for the general basement residence for Dr. Laurence Selling on Portland Heights.

BIRD'S EYE VIEW OF WHITE SHIELD HOME



Plot of grounds of White Shield Home, showing disposition of screening shrubbery, driveways and secret garden. The landscape architect, George Otten, has arranged the grounds from the point of view of the inmates of the house. The building and grounds complete represent an expenditure of about \$75,000, which is provided by a bequest of some \$350,000 for the founding of the institution in the will of E. Henry Wemme. The home now has an income from its property of \$2000 a month.

HAS UPWARD TENDENCY

has been possible to make it an so situated that the institution can there is a view of the mountain on be as a world apart; complete in it- the horizon, a portion of the city can

Under the supervision of George H. with a view to the psychologic effect posure is northern, and gives a vista used extensively in the landscape year

For Addition to

Hoffman School in Mount Scott to

Have Assembly Hall and Six

More Classrooms.

Plans for an addition to the Hoffman

The building as it stands now, con-

rooms. Reinforced concrete is the ma-

The Hoffman school will probably

ing department has adopted the plan,

cheap, this plan is much more econom-

ical, because it simplifies problems of

lighting, heating, and ventilating, be-

Morgue Moves Again.

The Multnemah county morgue wil

be established at the southeast corner

property for this purpose and will

Sells Quarter Section.

Pendleton has been sold by Earl P.

A quarter section of land north of

have the necessary alterations made.

sides the saving in cost of material.

terial used throughout.

School Building

Plans Are Filed

driveways has been so placed that in the distance, persons in the house and grounds caning the period of their confinement prying eyes, but at the same time little enclosed lawn or secret garden, will not have their own view ob-

be seen, and Guild's lake and the river are just below the observer. From a point 50 feet north of the Otten, landscape architect, every de- building, over a little knoll, the view

upgrade and before 1917 comes to a

close, the year will witness marked

advances in all lines. Portland has a

tremendous future and the real bone

are taken for the fulfillment of the

Such is the sentiment expressed by

Portland Realty board. Mr. McGuire

has been making a close study of lo-

cal conditions and is convinced that

"There is no question that Portland

is beginning to hit its stride once

feeling of optimism. Every Portland

citizen who will stop long enough to

Portland's strategic location in regard

to shipping and the vast timberland

that is directly tributary to the city

are tremendous assets. Their import-

ance cannot be overestimated.
"Portland has more big factors in

its favor, more great natural advan-

tages than any other city on the Pa-

ambition to become a great commer-

after the beginning of the war, Port-

land real estate, of course, was af-

at a low ebb. One of the effects has

been the elimination of fictitious val-

fected. The realty market has been

cial, industrial and shipping center.

verge of a prosperous era.

school, East Sixty-ninth street and and sinew of the business interests

tains only eight rooms. These were with several big movements under

built in 1913. There remain eight way, with the awakening of the lum-

rooms to be added at some future date, ber industry, the increasing activity

When completed, the building will be in shipbuilding, and general industrial

H-shaped, and will contain 22 class improvement, that Portland is on the

be the last of the two-story fireproof more," continued Mr. McGuire. "There

From the windows of the house

The White Shield home, soon to be of the surroundings upon the inmates, of the lower river, with the Columbia scheme. Mr. Wemme was particularly ready for occupancy, will be as nearly Shrubbery about the entrances and university buildings and Swan island fond of Mount Hood, and of the big ideal home for unfortunate girls dur- not be made objects of curiosity for shows the insight of the designer is a Mount Hood toll road and opening it

> thoughts. This little glade is entirely shut in by trees and shrubs, and things and a little running creek, As a tribute to the memory of E. Henry Wemme, whose bequest founded

> > Frank L. McGuire.

look the splendid opportunities for in-

vestment that are offered right now

I firmly believe that Portland offers

better buys in inside real estate than

any other coast city. During the past

few days outside interests have been

investigating the situation with the

view of investing in Portland business

property and industrial sites. One

way to make money—one sure way--

is to invest in Portland real estate

and to become foremost in the mael-

strom of activity, which is inevitable.

Real estate will soon be real estate

offered at the time of the Lewis and

"The Portland Realty board will put

Realty Companies Combine.

Will Build Water System.

Rasmussen May Build.

ompany at 104 5th street.

Clark fair.

company.

or to make money are similar to those dying.

erty. In my opinion in view of im

rhododendrons that grow there, and showed his fondness to the public.

Other flowers and shrubs on th girl may come to be alone with her grounds will be all native Oregon plants. Fir and cedar trees, red and white dogwood, Oregon grape and native ferns will predominate. the building there will be an abund ance of flowering plants, so selected as to bloom in succession. With this the institution, wild rhododendrons, arrangement, some plant or other will tail of the grounds has been arranged is entirely different. Here the ex- brought from Mount Hood, will be be in blossom at any period of the

PORTLAND REALTYMOVEMENT Two Big Deals Are Made in Farm Land Around Harrisburg

Albany, Or., Feb. 3 .- Two real estate | Creek for \$8000. deals involving more than \$40,000 | The mill is to be rounded by the started conworth of Harrisburg real estate and siderable California capital. Construction of a spur track for rail facilities, building a bulkhead along the water-tion is to be started soon, and it is building a bulkhead along the water-tion is to be started soon, and it is front and dredging the channel. his 179-acre improved farm on the early in 1918. The plant in full blast outskirts of Harrisburg to T. B. Gar- will employ more men than any other rison of Harrisburg for a cash consideration of \$20,000. Roberts will keep one of the houses on the place and one acre of ground. The farm is leased to M. V. Sitter until October.

John R. Cartwright sold his 300acre farm eight miles north of Harrisburg to William Grimes. In return for the farm, which is valued at \$20,-000, Grimes gave a garage in Harrisburg and three pieces of residence

New Store for Bend. T. M. O'Donnell, Bend meat dealer, 1000 men. in his present building.

New Sawmill for Winlock. Another sawmill is to be placed in tions, and the excellent prospects for ploy 30 men.

all lines this year, Portland offers "During the lull that started in ment than any other city in the northmore attractive advantages for invest-Toledo Church Is Torn Down. The old Toledo Congregational church being torn down for the lumber in "In anticipation of what is to take place on the Pacific coast after the war, far-seeing investors will not overone time was the largest and finest

> Stove Works Will Build. The Portland Stove Works, 626 Hood street, will build a new factory some time next summer, according to the announcement of officials of the company. The site is to be selected soon.

Tonic Fatal to Lion.

Prospect Park, responded to Keeper

ing installed. The company plans to build more than a mile of electric transmission line from the Keller smelter to the mine. A 100 horse power motor is at the mine and will be in-

Ranches Totalling 479 Acres Sold for Over \$40,000; Residence

property in the city.

ms announced that he will start con struction early in March on a modern one story store building. He is also having plans drawn for improvement

peration at Drews Prairie, near Winlock, Wash. It will have a daily capacific coast. For these reasons, nothing can effectually block Portland's tions and the excellent progress for city of about 25,000 feet, and will em-

place of worship there.

New York, Feb. 3.—(U.P.)—Ollie James, the bald-headed iton cub at

A three drill air compressor and hoist for sinking 300 feet are now be-

Aberdeen is jubilant over the assurmos that a \$1,000,000 paper and pulp mill will be erected there. The building of the mill became certain early in the week, when the city council sold to Property Is Traded.

and control of the banks of Charley

INDUSTRIAL REVIVAL

DOMINATES NEWS OF

Power Than All Others.

Development of All Kinds: Proj-

ects Are Mumerous.

Industrial activity is the dominant

of rumor flowing through all commer-

undertaken this year, and huge sums

Huge Power Plant Proposed.

A survey is in progress for the de-

relopment of a power plant at Priest

Rapids in Washington that will gen-

plants in the state combined. Priest

Rapids is nine miles north of Beverly,

the crossing of the Milwaukee rail-

road on the Columbia river. The proj-

ect is backed by the Washington Irri-

The company's engineers are now

cooperating with the state and govern-

Copper Mine to Go Deeper.

planning to develop its mine near Kel-

ling an 80-foot body of 8 per cent cop-

per ore at a vertical depth of 500 feet

in an 850 foot tunnel and sinking a

of the company authorized the pur-

chase of machinery and the develop-

Aberdeen Gets Paper Mill.

ment of the mine at depth.

foot winze at that level, the trustee

The Walla Walla Copper company is

New York concern.

\$30,000,000.

concern operating on Grays Harbor. Big Logging Season to Start. Indications are that the close of this onth will see the beginning of the greatest logging season the Lewis river slfalfa ranch on Willow Creek, forcountry in Washington has ever seen. A number of camps in that vicinity have announced their intention of

starting work just as soon as the weather moderates a little, and the snow gets out of the hills. There are enough mails and camps in that neighborhood to give employment to over

Will Double Size of Plant, Plans have been announced by the management of the Pacific Steel & Boiler company, of Tacoma, for doubing the size of their plant, increasing the output and widening the selling field. A new issue of \$50,000 of preferred stock is now on the market to provide funds for the proposed improvements, and has for the most part been taken up by the present stockholders of the company.

Lents Store Occupied, Lents, Feb. 3 .- Katzky Brothers are

the building. Built in 1890, it was one now occupying their new \$15,000 deof Toledo's oldest landmarks, and at partment store which has just been one time was the largest and finest completed. The materials used were concrete and tile; the architects were Goodrich & Goodrich. The main floor together with a large basement and a alcony allow about 20,000 square fee of floor space. The building is strictly modern and is situated on the corner of Ninety-second street and Fifty-eighth avenue. The firm of Katzky Brothers has been doing business in ents for the last eight years.

May Pack Own Prunes. Roseburg, Or., Feb. 3.-The prung

processing and packing plants. The Walla Walla.

HAVE UPSTAIRS FOR NEIGHBORING TOWNS NEW BUSINESS HOME

Projected Plants in Washing- Benson Building, on Northton Would Generate More east Corner of Fifth and Morrison, to Be Location.

RUMORS ARE PERSISTENT WILL REMODEL BUILDING

ble Staircase.

The Scandinavian-American bank note in the realty and building news of will move from its present location at the week from neighboring towns and Park and Morrison streets to the seccities. Beside the news items printed below, there has been a steady stream northeast corner of Fifth and Morrison streets, sometime in the spring. cial channels of great enterprises to be The Benson building is owned by the Scandinavian-American bank, of money to be expended for develop-

Extensive alterations will be made in the building to adapt it to banking the Portland Pure Milk & Cream col pany will be torn out to make room for a wide marble staircase from the erate more power than all the existing the second floor, The idea of an "upstairs bank" is a

decided innovation in Portland. There east, and the First National of this city adopted the idea to a slight exgation and Development company, a tent, but the new Scandinavian-Amer end-floor bank on the Pacific coast. Present tenants of the proposed nev ment geological surveys to determine location all hold leases until May 1. Il the stream flow at Priest Rapids. The is expected that these leases will not

construction of such a plant as is be renewed, and that the work of replanned, it is said, would involve the modeling will start early in May. expenditure of between \$25,000,000 and question was brought up at the meet-ing of the Umpqua Valley Fruit Union The total horsepower now developed in Washington is only 400,000 while the proposed plant would gen-

and a number of the local growers will go to Riddle, Monday, when a meeting of the prune men of Riddle and Canyonville will be held to discuss the question. Many growers feel that they would

be able to realize more for their crop. Farmers in the southern part of the county are compelled to ship their the extra freight to pay, which would be saved with a plant in their vicinity.

Will Raise Good Stock. Klamath Falls, Or., Feb. 3.—Dr. E. Hawkins of Gardserville, Nev., has

purchased the 60' acre ranch of Rob-

ert A. Emmit on the Keno road south

of Klamath Falls. Hawkins proposes commence the raising of thorough red Holstein cattle and Poland China nogs on his newly acquired property which is irrigated with a private sysem and is considered one of the most valuable ranches in the county. onsideration was not made public, Will Improve Factory Site. Preparation of plans for improving

an 83 acre strip of land recently doa group of mill men the water rights nated to the Hoquiam, Wash., Commercial club by the Grays Harbor company for free factory sites, has been

Swaps Garage for Hay Field

The Independent Garage, Pendleton, as been sold for \$30,000 to David Fathering, of Spokane. The deal inludes the transfer to George Haw, former owner of the garage, of a large merly the property of the men who bought the garage.

Realtor Is Active.

One Wallowa real estate dealer reports that he has made 12 big sale the last three months. His latest achievement is the sale to B. M. Rounsavell, of Wallowa, of the Klein & Williams ranch, 760 acres in area. The land sold at \$20 an acre, and 300 acres of the ranch are in cultivation,

Water System Pays 3 Per Cent. Aberdeen's water system during 1916 made a profit of \$9000, according to official figures compiled by the clerk of the water department. profit of \$9000 represents a return of about 3 per cent on the money invested. The system is valued at \$315,236.

Vancouver Is Given Fountain.

Vancouver, Wash., has recently be come the recipient of a handsome ite drinking fountain, a gift of the Some and Daughters of the American Revolution of Washington. The foun-tain will probably be dedicated at the time of the formal opening of the interstate bridge in June,

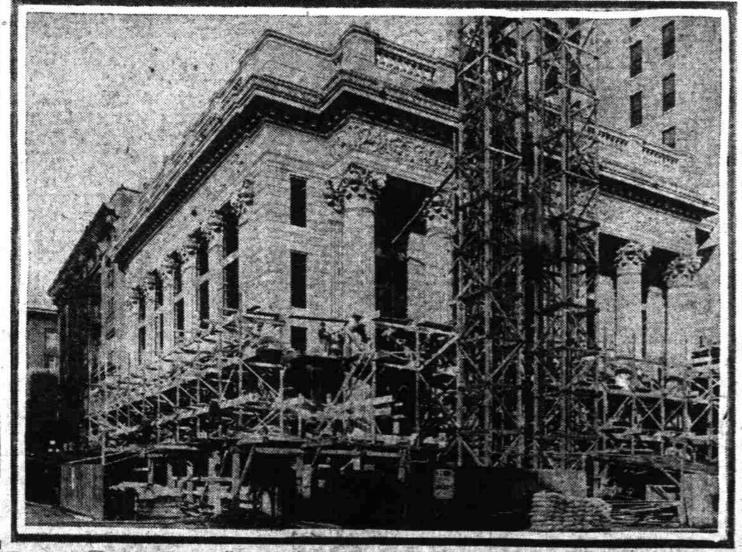
Deal Involves Three States. Three states are represented in a deal recently closed at Kennewick, Idaho, in which a Washington firm sold an Oregon man a tract of land in Idaho. W. H. Mather, of Baker, Or., is the purchaser, and the land, 67 acres, lies below Finley, fronting on the Columbia Real estate will soon be real estate Prospect Park, responded to Keeper growers of Douglas county are con-once more; the chances for the invest- Jack O'Brien's hair tonic treatment by templating the erection of their own by Argo & Cooper, of Spokane and

MAGNIFICENT HOME ON THE HIGHWAY



vacate a portion of Eleventh street in Sullivan's guich. The company is con-templating the erection of a large warehouse and factory, but has not yet decided upon any of the details. The new home of Mr. and Mrs. Clarence Jacobson, of this city, which is being constructed on the Columbia river highway at Coopey falls. It is stated that the home will cost upward of \$75,000 and is expected to be the finest in the state of Oregon. The grounds will be magnificent and will have a swimming pool, lily ponds, fountains and other attractions.

Tulloch to George A. Sievers, a farmer The deal was for \$14,000 cash. ues in both residential and inside prop-BANK BUILDING ASSUMING SHAPE



The new United States National bank, designed by Architect A. E. Doyle, will be one of the finest bank buildings on the Pacific coast. One of the most imposing features of the building is the huge Grecian pillars about the Sixth street entrance. The building is rapidly nearing completion.