

# Modernizing and Building

## GOOD MATERIAL FIRST IN HOME BUILDING PLANS

Sound construction is perhaps the most important thing in the entire problem of home building, according to Ralph Howard, manager of Big Basin Lumber company.

The home builder will save much later grief by insisting on understanding the construction of his home and by making certain that it is of the type that will last, Howard said.

Repairs saved  
Few repairs are required upon a well-built house. The owner of a Jerry-built structure, on the other hand, will have constant bills for repairs. A minor repair bill, and painting and freshening expense will be the only drain on the pocketbook of the owner of a well-constructed home, he pointed out.

Howard listed the following requirements for a well-built home: Good design is important. Good material is tremendously important. Careful workmanship is another standpoint point in construction.

Dry Lumber Needed  
Dry lumber is preferable for a home and concrete and bricks must be of the better grades. The lumber should be kept from any wetting by showers during construction. The foundations must be thick and even.

Proper construction of siding is important. There are three types of framing mainly used nowadays. They are known as the modern braced frame, which makes use of single story studs with caps between; the balloon frame, which employs studs that run from the foundation to the eaves in one unbroken piece; and the platform frame, constructed first by laying a platform of joists, flooring and sills on the foundation wall. The framework must be securely anchored to the foundation.

Ample gutters and flashings are imperative. Shingles should be of good quality. The chimney should be constructed by an expert in that field. The house builder should take every precaution to make his home as fireproof as possible.

Diagonal Sheathing  
Laying of sheathing diagonally is recommended by construction experts.

The interior must be built of dry lumber. It should be trimmed, seasoned and kiln dried before brought into the house and should be protected from damp after it arrives.

Architect  
Selection of an architect is an important matter. So is selection of a contractor and of all other persons who will work on the home. The average home builder is not an expert in the building field and he definitely needs the best available advice.

A development in recent years, in building, according to Howard, has been the tendency of the better lumber yards and materials firms to act as a guide to the home owner in getting him in touch with architects to prepare his plans and especially to see that the contractors who bid on his house are reliable men who have a reputation for good work and dependability.

Bid Fallacy  
One of the worst evils of home building, he pointed out, has been the fallacy of the "lowest bid price," when it is not accompanied by an honest effort to give first class construction.

The Johns-Manville Gild program has aimed at elimination of cut-throat bidding. Howard continued, and the cheapening of construction values by setting up certain standards of quality and by insisting that the price be neither too high nor too low. It is a one-step service. Backed by a nationally-known firm such as the Johns-Manville company, and administered only by reliable and dependable dealers, it has filled a long-felt need in the building field.

### INSTALL IN COOL WEATHER

A good thing for home owners who double as carpenters to remember is: For greatest comfort install insulation of the rock wool type on a cool day. The fine pieces of this material scatter easily and generally settle on the skin. An uncomfortable itching sensation is set up and aggravated by the natural perspiration of the body. This work should be done in cool weather and gloves should be worn over the hands. A long sleeved shirt, buttoned at the neck, is also a necessary covering.

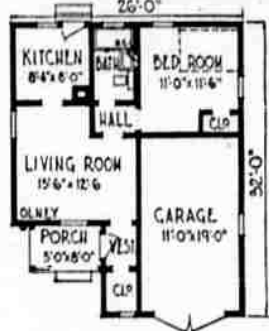
### NEW TYPE FLOORING

A new compound type of wood flooring as designed that it can be laid over any type of wood underflooring is available to home owners. The flooring is laminated and is said to reduce expansion and contraction to a minimum.

### STICKING WINDOWS

If your windows stick the cause may be traceable to hardened paint or dampness. Before calling in a carpenter or undertaking a major repair job, try relieving the friction by applying a thorough coating of beeswax or paraffin.

## Interesting House Plan



The building industry's new "Home-Land Program" is basically an effort to coordinate and put into general practice the best values developed during the past generation in back-to-the-land movements. In the experience of realtors and operative builders who have specialized in home acreage projects for low-income families, and in the studies and tests of the farm security administration, according to W. C. Bell, chairman of Western Homes foundation.

This week the foundation offers the fourth lowest-cost home design in its home-land series. This is the "Olney" design created by the national plan service for the building industry's nationwide effort to supply good modern housing and low-cost living for the large group of families whose incomes are above the level that commands government aid and below \$1,200 per year.

The Olney home is the largest of the four because a garage is built into the main structure. This feature eliminates the appearance of a box-like home. It provides for original low cost, with the garage standing as an unfinished large room which may later be utilized for family living. The Olney has 9,100 cubic feet. Conditional cost estimates

## Best Method Given for Putting Finish on Hardwood Floor

If the floors of your home are in need of attention one of the following methods may be used, depending upon their condition: (1) Mere surface cleaning if the old finish material is dirty, and only slightly worn; (2) Refinishing over old finish, if no dirt has been ground through to the wood; (3) removal of old finish material if the finish is badly worn and in poor condition, but the wood itself is not worn or scarred; (4) complete refinishing, including sanding, if the hardwood floor itself is worn and scarred from severe wear.

Penetrating sealer, varnished, lacquered, or shellacked floors which have never been waxed should be dusted clean with a soft brush or dry mop, and then rubbed with an oil-treated mop or a cloth slightly moistened with furniture polish, kerosene, turpentine, or mineral spirits. In general, hardwood floor surfaces should not be cleaned with water, but if badly soiled they may be wiped with a mop or cloth wrung out of warm, slightly soapy water, then with a rag or mop moistened with clear water, wiped dry at once and polished with an oil-treated mop or cloth.

Waxed hardwood floors (whether sealed, varnished, lacquered or shellacked) may be cleaned with a soft brush or mop free from oil (since oil softens wax). The film of dirt and wax which darkens the surface may be removed with a cloth wrung out of warm, soapy water. The use of a rag moistened with gasoline, turpentine, or mineral spirits would be equally suitable. This procedure removes part or all the wax, necessitating re-waxing. Gasoline and turpentine brighten as well as clean the surface, whereas water dulls and whitens wax. If a water

cleaning method has already whitened a wax floor, the luster and color may be restored by rubbing with a woolen cloth or a weighted brush; if necessary, a little wax may be applied. Many kinds of spots on waxed floors may be removed by rubbing with a little turpentine or gasoline and refinishing with a very thin coat of wax.

Probably one of the most common methods of refinishing a floor is to use penetrating seal, varnish, lacquer, or shellac over the original finish. It is usually necessary to use the same type of finish material as originally used, this being essential in the case of lacquer. This is satisfactory provided all dirt and wax are carefully removed. Some proprietary cleaners contain wax and therefore leave a wax film. Such cleaners must never be used in refinishing.

Removing varnish, lacquer or shellac from floors with "removers" must be done carefully so as not to damage the finish on baseboards and moldings. The commercial "solvent" type removers are satisfactory for this purpose and are labeled for instructions for using. These should be followed implicitly.

Finish-removing mixtures are applied to the surface with a brush and allowed to stand for a period of time. The old finish will soften so that it can be scraped off with a standard paint scraper or a putty knife. By holding the putty knife in a ver-

tical position and scraping across the grain of the wood, there is no danger of splintering the floor. Removers—if they contain inflammable materials—should be used only where there is good ventilation and should be kept away from open flame of any kind.

Complete refinishing, including sanding, will usually result in a floor which cannot be distinguished from a brand-new. The old finish is removed by scraping by hand or sanding by machine. After the floor has been swept clean it is smoothly sanded, filled, and finished the same as a new floor.

When a hardwood floor is noticeably stained or discolored, bleaches such as oxalic acid solution may be used. The bleach is washed on the floor, followed by a rinse of clear water. As usual, be careful not to allow water or liquid solutions to remain on the floor any longer than necessary.

## POURING OPERATION RUSHED ALL NIGHT

Crews on the Pacific Telephone and Telegraph building at Eighth and Pine streets worked all night one night this week to complete the concrete pouring on a big slab in the foundations of the structure.

Unwilling to risk a stop until the pouring was done, the builders ordered full speed ahead and lights were turned on as the job went on through the night.

Rapid headway is now being made on this building.

Meanwhile, the telephone company's underground conduit installation proceeded on South Sixth street.

Tearing up sidewalk there, the ditch-digger encountered another sidewalk underneath that one now in use. In some places the old sidewalk is as much as two feet under the present one.

## TAFT MAY VISIT KLAMATH FALLS

The Klamath County Republican club has extended an invitation to Senators Robert Taft of Ohio and Rufus Holman of Klamath Falls, according to J. C. Williamson, executive secretary of the club.

In an interview with Senator Holman, Williamson reports that Senator and Mrs. Taft plan to visit Oregon the latter part of September as guests of Senator Holman. A trip to points of interest, including Crater lake, is contemplated. Although the itinerary has not been definitely worked out as yet, Senator Holman hopes to have time to bring the party to Klamath Falls.

### S. F. LIVESTOCK

SOUTH SAN FRANCISCO, Aug. 12 (AP-USA)—HOGS: For five days, 1939. Compared Friday last week, butchers closed steady, packing sows 50-75c lower. Early top on butchers \$7.50, closing 165-220 lb. \$7.25; closing bulk packing sows \$3.50-4.00.

Cattle for five days 1100. Compared Friday last week, steers 25-50c higher; she stock strong to 25c higher, most sales at advance with spots 50c up on low grade cows; bulls strong to 25c higher. Medium to good 245-1335 lb. California fed steers \$8.00-9.00, weights above 1100 lb. stopped at \$8.60; car medium warmed-up 985 lb. weights \$7.50; five loads 1145-1282 lb. north coast grass steers \$7.85-8.00; medium range heifers \$7.00-25; common to good beef cows \$5.25-6.50; bulk medium bulls \$5.75-6.40; calves 60; common to good weaners \$6.00-3.50; choice quoted to \$9.00; package good to choice 297 lb. slaughter calves \$3.50 moderately sorted.

Sheep for five days 3650. Compared Friday last week, lambs closed 75c higher, older classes 25 or more higher; small lot good to choice 82-lb. woolled California spring lambs late \$8.00, early sales medium to good \$6.75-6.25; week's bulk good to choice 72-79 lb. shorn springers \$7.15-7.75; most good to choice shorn yearlings to 110 lb. \$6.00-25; dew good 112 lb. shorn slaughter ewes \$3.25.

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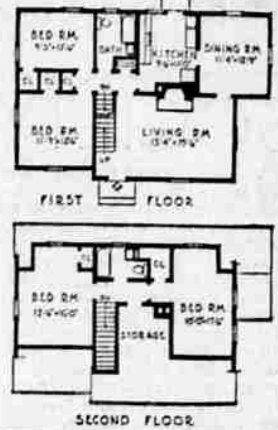


## NEW ENGLAND Cape Cod.

As shown the interior calls for a seven room, two bath interior with two bedrooms on each floor. However, if desired the upper floor can be left unfinished and completed later as conditions may warrant. The living room measuring better than 19 x 13 feet is simply large and the fireplace not only lends charm to the entire interior, but is practical as well.

The gabled roof, broken just off of the bedrooms, the old stone wall, and the picket fence help to create an appearance of simple dignity about this house.

This house appears in the September issue of HOME Magazine, published at 1337 Connecticut Avenue, Washington, D. C.



## Oregonians Take Advantage Of Property Improvement Program Under FHA

PORTLAND, Ore., Aug. 12 — Residents of Oregon, continued during June to take advantage of the liberal terms of the federal housing administration property improvement plan to repair and modernize their structures.

Figures just issued by Jameson Parker, state director, show 667 property improvement loans were made by private lending institutions in Oregon during last June. The total volume for these loans was \$307,715.00.

These figures brought the grand total of families making such loans in Oregon to 30,802 and the amount of expenditure on repairs and modernization \$11,354,676.00 since the advent of the federal housing administration's property improvement plan made such loans available in August, 1934.

Parker pointed out that lending institutions do not have to report such loans until 30 days after they are made.

The property improvement plan for modernization and repair of home structures is simple. The thing to do is make an accurate list of just what you want to do in the way of improvement, Mr. Parker pointed out. This list should then be taken to a contractor who will give a detailed estimate of what the improvements will cost. The next step is to take this contractor's estimate to one of the lending institutions which operate under this plan. If the applicant has a record of good

credit and a steady income, he can arrange with the lending institution at the latter's discretion as to the length of time in which he will have to repay the loan, but this period may not exceed three years and 32 days. The applicant must either own the property or lease a lease upon it extending at least six months longer than the term of the loan.

"Repayment of these loans," said Parker, "are made in regular monthly installments. They may be used for re-roofing, painting inside or out, re-flooring, new wall paper, modernization of kitchens, installation of plumbing and heating systems, landscaping, etc.

"To be eligible, repairs and modernization must be of such material that they are permanent or immovable additions to the structure. Any qualified lending institution or any FHA office in the applicant's neighborhood can furnish complete details as to just what these eligible improvements are. In most cases, the contractor also can furnish such lists showing what is eligible.

"It must always be remembered that the money loaned for such repair and modernization purposes is not government money. It is private money furnished by private lending agencies and it is the lending institution which has the final decision as to whom it will grant a loan and it is the lending institution which fixes the repayment period and dates of repayment."

## The Family Doctor

BY DR. MORRIS FISHER, Editor, Journal of the American Medical Association, and of Hygiene, the Health Magazine

ONCE upon a time when we knew far less about childbirth than we know now, it was generally taken for granted that in case a couple failed to have a

child the woman was responsible. Nowadays, investigations of childless marriages involve exhaustive examination of each of the parties to the marriage before it can be determined which is responsible and to what extent. Some of the factors concern the man and some the woman. Some are

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of great importance, and others are of minor importance.

In order to be certain that a couple can have a child, the doctor must know whether or not the glands in the woman produce and give off eggs capable of being fertilized. He must know whether or not the eggs given off from the female sex glands actually get down into the uterus or the organ in which the child develops before birth. He must know whether or not that organ is functioning normally so as to permit the free passage of the fertilizing factor from the male. He must know whether or not this organ has a lining capable of forming tissues which are necessary for the development of the child.

The doctor must study the secretions of the various glands in the area concerned to know whether or not these secretions are favorable to the utilization and passage of the fertilizing element from the male, or whether or not they oppose and destroy this element. He can determine if the sex gland of the male can produce the fertilizing element in sufficient amount and with sufficient strength or life to travel the necessary distance to reach the female cell.

Many minor modifications of these questions are also taken into account. If any one of these prerequisites falls short of perfection, the result is a definite lessening of the possibility that a child may be conceived or developed.

The evidence shows that the man is responsible wholly or in part for from 30 to 40 per cent of all cases in which a family does not have children, so that the first step is always to investigate the husband. In some instances there is found to be a complete absence of the fertilizing element from the male. In many instances the number of male elements is small or the product weak.

It is not safe to make a positive statement on the basis of one examination. Experts usually demand several examinations of the husband before giving a final answer.

NEXT: Many means employed to increase chances of fertility.

### HOT MUSIC

SALT LAKE CITY, (AP)—Soft music came from the apartment of Ralph Ellis—off on a vacation—for 10 days.

Then smoke. The fire department extinguished a blaze in an overheated radio.

Supreme Court Justice Felix Frankfurter refuses to carry an umbrella, even during heavy downpours. He would be very unpopular at a European peace conference.

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## RESIDENCE ON BUILDING LIST FOR THIS WEEK

Another new residence for Klamath Falls was listed in the week's building permits issued at the office of Building Inspector Henry Schortgen.

W. D. Kelso will build the house at Applegate and Mitchell streets. The valuation is set at \$2000.

Charles Ballin was given a permit for a \$500 garage and store room at 926 Donald street.

A similar room at 1515 Mitchell street will be constructed by M. K. Price. The valuation is \$150.

Mrs. Minnie Corbell obtained permission to add a porch to residence at 1915 Worden street at a cost of \$190.

Turner Chevrolet company applied for permission to install a 550-gallon gasoline storage tank at Oak and South Sixth streets. The pump would be located inside the building, the tank outside.

### CHICAGO POTATOES

CHICAGO, Aug. 12 (AP-USA) Potatoes, 104, on track 190, total US shipments 262; weak; supplies moderate, demand fair; sacked per cwt. Nebraska Cobblers 85 per cent or better US No. 1 few sales, unwashed \$1.05-1.10, showing dirty .95-\$1.00, washed \$1.17-1.25; Oregon Bliss Triumphs US No. 1 under ice \$1.70-1.75; Oregon Long Whites US No. 1 under ice \$1.85-1.97; Idaho Russet Burbanks US No. 1 under ice \$1.75-1.85; Idaho Bliss Triumphs US No. 1 under ice \$1.55-1.75, car showing spotted sacks \$1.55; Washington Long Whites US No. 1 under initial ice, car, \$1.75; California Long Whites US No. 1 under ice, car, \$1.90; Wisconsin Cobblers, car generally good quality, \$1.10; Indiana Bliss Triumphs US No. 1, \$1.30-35.

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