

KEEPING STEP WITH OMAHA

Progress Among Builders and Home Furnishers.

NEW CONSTRUCTION FEATURES

What is Offered in Several Lines of Manufacturing for Making the Present Day Home the Best Home.

The Bee is endeavoring to give builders and home furnishers, as well as home owners and prospective home owners, every advantage that can be secured through the publication of news and live features pertaining to building construction and to home furnishing.

The Ideal Cement Stone company finds that it is not able to keep up with the demand for steam cured blocks. The orders for this material are growing—have been growing for more than a year—and the Ideal Cement Stone company now must enlarge its north factory in order to take care of the trade that comes to it.

The foundation for a twin building to the one now standing at Sixteenth and Leavenworth streets, is being laid by the Omaha Van and Storage company. The present fireproof structure, 75,185 feet, is one of the most modern storage houses ever constructed.

Combination warm air and hot water heating is a system not as well understood by the masses of home builders as it ought to be. Builders of homes and house owners should not neglect to thoroughly investigate this extremely meritorious heating system which has of late years received very favorable commendation from people who selected this heating system for their houses and who since have become enthusiastic advocates of this really up-to-date, scientifically correct and economical heating plant.

Combination warm air and hot water heating plants consist of a high grade warm air furnace having fitted in the combustion chamber especially constructed auxiliary water heaters which are connected to hot water radiators distributed through various rooms, particularly those rooms which are difficult to reach with warm air pipes or risers.

The principal advantages of a combination heating plant are that the system gives quick results in the early morning hours from the warm air portion and even heat during the day or night from the hot water portion; the economy in consumption of fuel by utilizing all the hot gases to heat the water; the moderate first cost and maximum comfort; the large evaporating pans to provide ample humidity and a constant supply of fresh, warm air.

Persons interested should consult the Omaha Stove Repair Works' heating department, who make a specialty of this class of heating and who will gladly furnish any desired information, testimonials and the names of many highly satisfied users of combination heaters.

No one thinks of building a home now without having it wired—wired properly—for telephone service. Most homes are now wired by the Nebraska Telephone company so that extension service may be had in various rooms of the residence.

In having plans drawn for a new home an important point is to provide suitable space for a refrigerator of a size to meet the requirements of the household. A convenient arrangement is to have an outside icing door, by which the ice-man can have access to the refrigerator from the outside through a rear ice door.

The Wickes refrigerators, manufactured and sold by the Brunswick-Balke-Collender company, are among the most perfect, both for safety and appearance. The interior is lined with 7/8-inch thick opal glass, which is non-absorbent and nonporous. The exterior is finished either in solid oak, or white tile, with German silver trimmings.

Hundreds of Omaha homes have been furnished with Wickes refrigerators. Prominent among the more recent purchasers are the following: Arthur Metz, Louis Metz, A. F. Smith, J. J. McMahon, J. Foster, Glen Wharton, L. Kirshbaum,

THE HOME BUILDERS PAGE

Advantages of Fall Building

By Arthur C. Clausen.

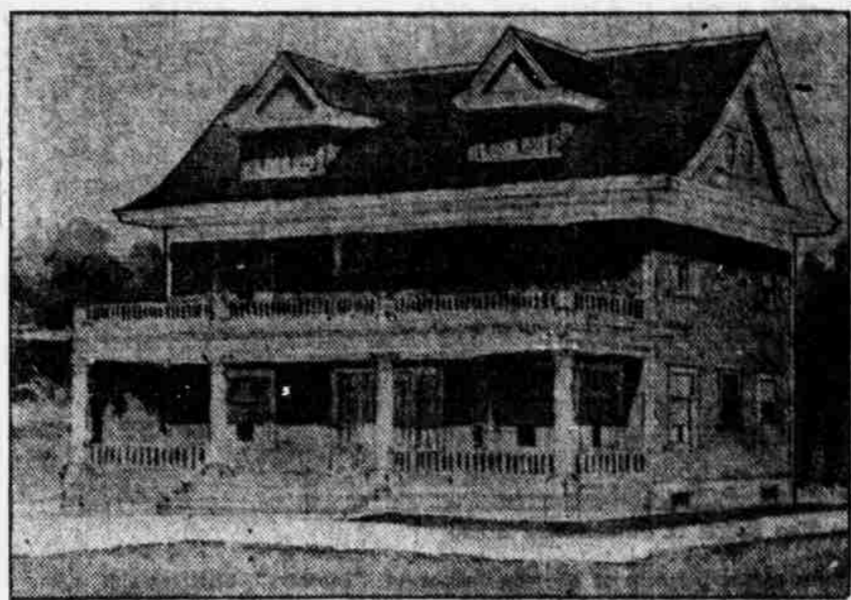
IT IS getting rather late in the season, so I have about decided to put off building until spring. This, in substance, is a statement frequently heard by those in the building business at this time of the year—a time most favorable of all seasons in which to build and accounts for the fact, to a large extent, that work is congested and expensive during the spring and summer.

A man will have his foundation put in so early in the spring that there is real danger of its being frosted, still the bug-aboo about running into cold weather often prevents him from putting in the foundation during the early fall, when all conditions are favorable, and allowing the contractors to finish up the balance of the building at their leisure.

There are four good and practical reasons for building in the fall and winter. First—An early start means possession of the house a number of months ahead of those who start building in the spring, which saves just that many months rent. Taking one man as an example and assuming that he is paying \$30 a month rent and is constructing a home, which in the spring of the year would cost \$5,000, he would probably save about seven months' rent, or \$210.

Second—He would save considerable on the cost of the home. The average contractor, the man who keeps five or six jobs at one time, is always desirous of keeping the foremen to those jobs employed during the late fall and winter that he may have them in his employ when he needs them during the spring and summer, and it is no uncommon thing to see four or five men, who work as foremen in the summer, used by their employer as regular carpenters all on one job during the winter. These men have a deeper interest in their employer's work than the men who come and go, can work faster and better. This means a saving in cost to the contractor. The same conditions confront the mill men, from whom the contractor buys his mill work, so that the mill men turn out a little better grade of mill work at a lower cost. The same is true with reference to building material.

Last winter cement went down to less than 30 cents a barrel in large quantities. Iron and glass were also proportionately below the average market, and while no one can tell to a certainty just what the low mark will be each fall and winter, this fact is known, that prices on building materials do go down, as the popular building season draws to a close. The result is that the man with an eye to business, who takes advantage of this is able to save from 5 to 8 per cent, or



MR CLAUSEN'S BOOK

"The Art, Science and Sentiment of Homebuilding."

Thirty chapters, 300 illustrations. It covers a wide range of subjects, including the planning of bungalows, suburban and city homes, proper design of entrance, windows, fireplaces, etc. New third edition. Price, postpaid, \$1.00.

Address, Arthur C. Clausen, Architect, 1136-37-38 Number Exchange, Minneapolis, Minnesota.

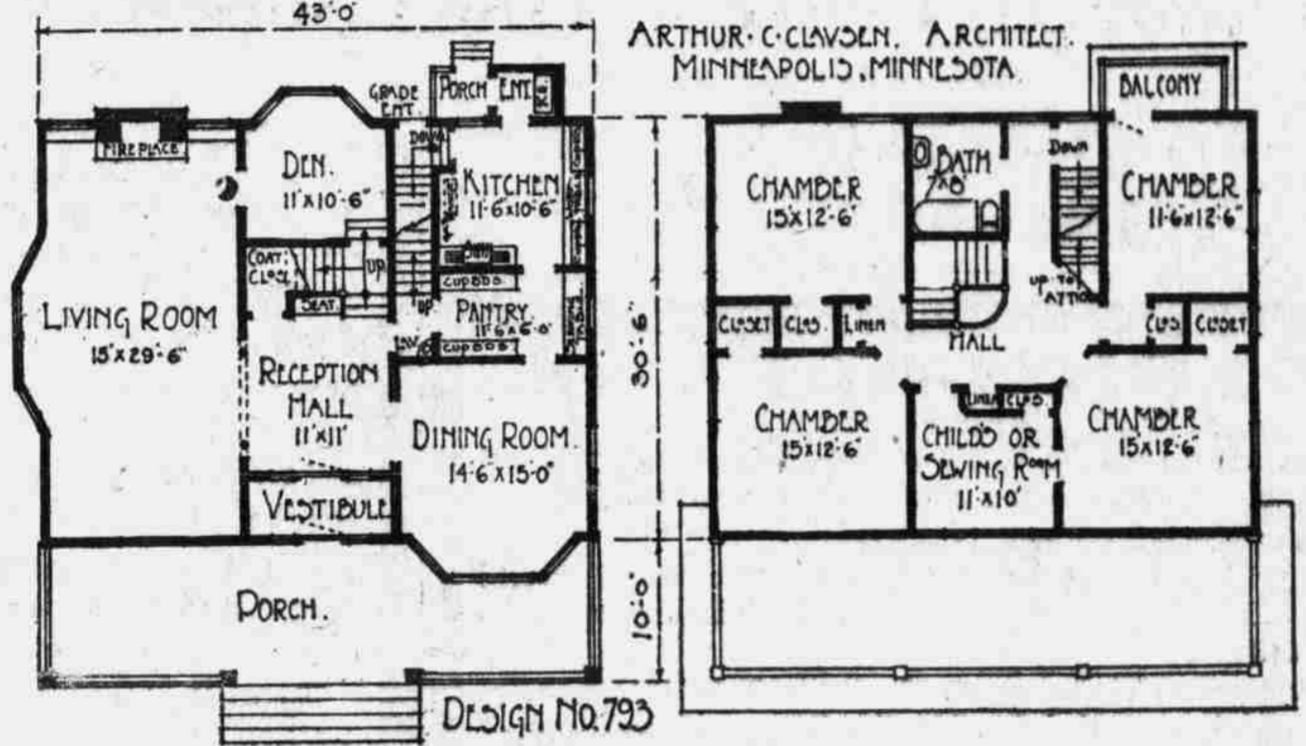
about \$700 on the average \$5,000 home. The writer has known many instances where the saving has been considerably more than this, but taking \$350 as a conservative estimate, and adding to it the \$250 saved on rent, means that Mr. Home-builder can save \$600 or more, the actual amount varying more or less, according to what rent a man pays and what the total cost of his home is expected to be.

Third—He obtains better work. As already mentioned, the contractor can have his pick of workmen, the same being true in all the factories where building material is made and where only the best and most efficient workmen are carried through the winter. Last fall and winter the writer had the pleasure of superintending the construction of a home on which three mason foremen built the foundation and did the plastering. Four carpenter foremen and an expert interior wood finisher did all of the carpenter work and one of the very best painters in the city did the painting and interior finishing. He was a man who for many years had been a foreman in the paint

shops of the Pullman Car company, and since he wanted to keep himself employed he did all the work himself without engaging any assistants, with the result that the interior wood finishing on that home is the envy of all home builders who have seen it. The mill work was the best of its kind that the writer had seen during the entire building season and everything bore evidence of care and good workmanship.

Now, this is not an expensive home; it was just an average square house, 28 feet by 35 feet, and the contract price, including both heating and plumbing, was \$4,500, and included a very large porch in the front and entry and small porch in the rear, with a large sun room extension from one side. Had the contract been let for this house in May or June of this year, it would have cost at least \$600 more. The contractor frankly stated that he was not making anything on the job, but had taken it to keep his good men employed and give himself something to look after.

Fourth—There is no delay in getting materials or men at any time. During the summer it is very aggravating to see a crew of good men let off when you know that it will be impossible to get them back again and will a few days later engage an entire new crew, all because of several days' delay in getting certain building materials. Still this is a very common occurrence and frequently occurs several times during the construction of a home during the busy season. The conclusion is that the fall is a cheaper, better and more practical time of the year in which to build and has been found by all those who have the business foresight to take advantage of natural conditions toward the close of each year.



Charles Kirshbaum, I. Ziegler, D. C. Bradford, Dr. Sumner, George Austin, George W. Sumner, Mrs. Ed O. Hamilton, Charles R. Sherman and a good many others.

A stock of these refrigerators is carried at the sales room of the Brunswick-Balke-Collender company, 409 South Tenth street, Omaha.

Omaha people are progressing; they are getting away from their old habits of waiting until the last minute to have a thing done. Milton Rogers & Sons find that people, who in former summers waited until cold weather before having their warm air furnaces repaired are now having the work done in August and September, and even in June and July.

The repair men declare that a furnace should be gone over every fall, whether it has been working right or not. These men declare that sometimes the heating system needs no attention, but that more often it needs one or two repairs which cost little, but which make a mighty difference in the heating of the building, not only furnishing more heat, but also reducing the coal bills. Milton Rogers & Sons company will be glad to look over your furnace if you will telephone the store now. They have time to do the work rapidly during the present week.

W. H. Thomas, 501 First National bank building, is rental agent for the new State Bank building (Oscar Keelie building) now being erected on the northeast

corner of Harney street at Seventeenth. This building will be opened about October 1. The third floor will be occupied by Sunderland Bros. company. The entire building will be modern and the offices will be up-to-date in every respect. They will be roomy with perfect ventilation and with a great amount of light. They will be evenly and thoroughly heated.

E. J. Davis, 1518 Farnam street, finds the approach of fall causing an impetus to his heavy hauling business. The trade of Mr. Davis is growing because the service he furnishes is excellent.

The National Fidelity and Casualty company will insure complete satisfaction to home builders in the construction of their residences. This company bonds contractors and makes a specialty of guarding the interests of home builders. It will guarantee the work to be completed according to contract.

To overcome an objection frequently raised to the ordinary type of bungalow that the large amount of floor space consumed by having all the rooms on the ground floor makes it unsuitable for an all-year-around dwelling house, an Omaha architect has designed a house which, in addition to a large living room, dining room and kitchen has one large bedroom and bathroom on the ground floor, with three bedrooms upstairs, and attic space above. One of the advantages of this style of home is that it does not cover such a large floor area as is required by a bungalow with seven rooms on the ground floor, and this is a matter of consideration where the proposed site entails a large expenditure.

Evidence of the quality and popularity of Omaha brick lies in the fact that the Hydraulic Press Brick company has just finished shipping over 150,000 of its famous 550 iron spot for the beautiful new station of the Chicago, Burlington & Quincy railroad at Galesburg, Ill. It is also supplying this material for Chicago, Burlington & Quincy depots at Seward and Aurora, Neb., as well as Sheridan, Wyo. The Neville block at Sixteenth and Dodge streets is an example of two

shades of the face brick made in Omaha by the Hydraulic Press Brick company. Residences recently faced or now being supplied with facing brick by the Hydraulic Press Brick company are Dr. Colfaas, Joseph Hayden, Albert Krug, Sidney Swanson, Louis Nash, T. Quinlan and M. T. Barlow.

GROWTH OF ROSE FAMILY

How Nature's Most Exquisite Floral Secrets Have Been Developed by Florists.

Hugh Dickson of this generation happened to pay a visit to the United States this summer, and someone who knew the remarkable Dickson history in connection with the world's roses happened to mention it. To Americans generally that was the first intimation that roses of all sorts hadn't just grown and varied in the natural course of events, complicated by the accidents of florists were raising millions of roses.

The fact that long years of breeding and cross-breeding, all devoted to roses and to nothing else, alone accomplished the many miracles of transformation came as an emphatic surprise. But even at that the persistence and vast output of the brain upon resources, that were incident to the attainment of the results were unsuspected. These Dicksons of the roses, as a group of specialists, go back three-quarters of a century to 1836, when Alexander Dickson founded what is now Newtownards, at Belfast, in Ireland. His son, George, followed in his footsteps along the thorny path of roses; and the sons of that George Dickson—Alexander, George, Hugh and Thomas, all alive and students still—are working now with their father. The first of the line, Alexander Dickson, responded to the scientific call of cross-pollination and hybridizing from the day when he seriously undertook his vocation. His son kept on in the scrupulous quest for improvement. But it was as late as 1887 that the first of the new hybrid perpetual roses, including such famous varieties as the Earl of Dufferin, Lady Helen Stewart and Ethel Brownlow,

Make the emigrant flow stop here---in Nebraska!

We can stand having people hate us. We like to have them love us. What we cannot get along with at all is indifference. It chills enthusiasm. It leaves us cold. It wrecks our hopes. Finally it breaks our hearts.

The Bee has undertaken a great task. Into it it has put its hopes, its enthusiasm, its pride, its labor. It has long seen that Nebraska is lagging behind in the procession; that although it comprises within its boundries the richest soil in the world, although its resources are almost beyond imagination, yet because the vastness of its resources is known only to a few, the great tide of emigration passes it by. Its development is slow. In many places it is stagnating. It is in peril of dry rot.

The Bee is issuing a call to arms. It is asking all business interests and public spirited citizens of Omaha and Nebraska to co-operate with it in its effort to inspire future development; to start a movement which will result in bringing fresh blood into the state—more money, original minds, untired hands, unspent ambitions.

It is a case of bringing market and customer together. Every business man knows how that is done. It is done by publicity. In the

Nebraska Development Number of The Omaha Bee

A GREAT PUBLICITY CAMPAIGN HAS BEEN LAUNCHED, to bring together the people who are seeking opportunity, and the boundless opportunities that lie waiting in our borders.

The work of preparing such a volume is enormous. Already more than four months have been spent in collecting the material, and it is still being gathered.

The range of information covers every resource and industry in the state. It shows what is needed and where it is needed.

The cost of setting up a magazine is such a style is tremendous. But it has not been spared. Paper, type, ink, illustrations, mechanical features, are all the best.

Shall our efforts be thrown away? Or shall they be made to produce the effect for which they were intended?

This is the point where we call upon every large interest and every public spirited citizen to help. We must have help in the circulation. We ask you definitely and explicitly to order in advance enough copies to ensure the success of this task, and to send them and give them away as widely as you can, to your mailing list, your out of town customers, your friends and relatives.

The volume is now going to press. When the issue is out the plates will be destroyed; there will be no second edition. We shall have done our part. Will you have done yours?

Do not, we urge you, treat this with indifference.

On publication {please deliver / please send to attached list}.....copies of the NEBRASKA DEVELOPMENT NUMBER THE OMAHA SUNDAY BEE for which find enclosed \$..... Name..... Address.....

Remit at the rate of 10 cents per copy for copies to be delivered in Omaha, South Omaha or Council Bluffs, and at 15 cents per copy to be mailed to any address, postpaid, in the United States or Canada and 20 cents to Europe.

Cut out the coupon and mail to Development Department, Omaha Bee.

were secured. Since then more than 100 new varieties have been produced.

After them came the hybrid tea roses, including the wonderful Killarney, the most freely flowering and useful of all the rose family. Among the first was the Mrs. W. J. Grant—known here as the Belle Stebbins—which flowered more freely, while its deep, satiny pink exceeded that of the admired La France, produced by Guillot in 1867.

The key was now in hand which was to unlock scores of nature's most exquisite secrets. There followed the magnificent Liberty rose, which has for its only competitor the Richmond, raised in the United States from a Liberty seedling. The splendid crimson of these roses combined with their size in full bloom, constitutes a real triumph of floriculture. The exquisite Killarney rose is more used for indoor forcing purposes than all other roses combined, and it breeds more blooms per plant than any other rose thus far raised. One of the most important features in the history of the Killarney rose is that within the last three years it "sported" in several sec-

tions of the American continent, as well as in Great Britain. Its hues are many, the white and almost rosy crimson being esteemed most highly. But one firm near Sharon Hill, in Pennsylvania, is now testing the most highly colored "sport" yet obtained, and there is hope that it may provide a variety flowering more freely and growing more strongly than even the Killarney itself.

To those who know their roses and love them by their names, rare delight attends the possession of a notable hybrid tea rose like the Harry Kirk, or a popular strain like the Robert Huey; or the Beale Brown, one of the beautiful white roses the Dicksons have developed. The Margaret Dickson rose, winner of gold medals; the Mrs. Fred Straker, which changes color as it grows; the Mrs. Cornwallis West, globular and of huge size; the Mrs. Charles Curtis Harrison, a rose of great beauty and distinct in its type, named for the wife of the former provost of the University of Pennsylvania; the Duchess of Westminster, the Duchess of Wellington—one could go on through an interminable list, named for women of

note and representing, each in its way, some special achievement in dowering the world with a whole new generation of roses.

Yet these veteran rose growers, who have under cultivation yearly as many as 25,000 experimental plants, in the hope of creating some unusual type, put out no more than a dozen fresh varieties annually.—Philadelphia North American

Pointed Paragraphs. More often it is the man who gets justice that kicks. Ideals in America are almost as high as the cost of living. Never trust your secrets to the mails—of the female, either. People who build castles in the air are never sure of their ground. One way to become popular is to let other people impose on you. Some people spend their lives in trying to acquire money to spend. A man may be one in a thousand without inspiring envy in the other 999. Undertakers get few jobs as the result of people's dying from broken hearts. Marriage is the great incident in a woman's life; in a man's it is the great accident. A woman seldom hits anything she aims at—especially if she throws herself at a man's head.—Chicago News.