

GOOD DESIGN, DURABILITY BEST QUALITIES IN HOME

The delicate balance of good design, lasting public acceptance and structural and economic durability are essential if a home is to be a good investment, one of the nation's leading home architects declares.

FHA has 47,000 foreclosed homes on its hands, homes with two bedrooms and, although built only five to seven years ago, so out-of-date the buyers soon lost interest and the renters wouldn't stay.

Good design starts with the

material designated by the architect. The wise architect makes sure he has a sturdy frame, built of durable and long lasting woods like Douglas fir. He makes sure he has designed a home that has charm, utility and will not quickly become old hat.

The traditional designs, such as the Colonial and Cape Cod are always popular, and so too are the better and more practical of the so-called modern ranch type homes. These homes will always be in style.

Warmth is an ingredient which every home must have. There are many ways to develop this quality in a home, but the most acceptable way is to use materials for wall coverings and in exposed areas which have inherent warmth. First on the list are the woods, both softwoods and hardwoods, because they have a natural beauty and charm and warmth which is readily apparent.

A subtle wall paneling of soft-toned west coast hemlock in an entrance way gives off a warmth which sets the pace for the rest of the home. Living rooms are best which have an old shoe atmosphere and the best way to achieve this is with walls paneled in warm, friendly woods, like western red cedar or Douglas fir.

Woods have pattern and texture, color and grain and character which all combine, the architect points out, to create a better climate for good living. You get a feeling of well being when you enter a room which has warmth and charm.

A good thing to avoid when buying a home are gimmicks that are thrown in especially for buyer appeal which may not be worth the cost. Look for basic soundness in your home.

Look for good appliances if they are built-in, and for good fixtures in bathrooms and laundry. Watch especially for colors because if you have to redecorate a home when you buy it new, it can prove costly. Of course, if you have wood paneling, you know the walls will be right, especially if finished in natural colors with a clear plastic or varnish base.

Don't buy flash, one architect warns, but visualize the home you are buying today as one which you will like just as well ten or twenty years hence. That is the test, he concluded.

Factory-Finished Panels Cut Cost

One way to cut costs in a home remodeling project is to install factory-finished panels. They require no on-the-job finishing and are kept in prime condition by easy damp-wiping.

Lumber dealers now have nine woodgrain types and colors in the Masonite Royalcote line of decorator panels, plus Marble-tone, which resembles travertine marble. The panels are 4'x7' or 4'x8' of quarter-inch thickness.

Woodgrains are oak, elm, oak, pecan, three shades of walnut and two of cherry. All have color-coordinated grooves.

Wanted: Much More Space For Frozen Food

Most families use frozen foods and like their convenience, flavor and taste. If a homemaker does have a complaint, it's likely to be that she doesn't have enough space to store as much frozen food as she would like to have on hand.

This information was gleaned from a recent survey conducted by the Ohio Agricultural Experiment Station, Wooster, Ohio.

One of the aims of the survey was to determine what problems exist in the purchase and use of frozen foods. More than 2,856 women of the 3,005 sampled stated they used at least some frozen foods. Of these 2,856 families, 71 per cent made no critical comments, while 29 per cent listed one or more problems.

One of the most frequently listed complaints (89) was the lack of adequate frozen-food storage space at home.

This explains the recent trend to larger electric refrigerator-freezers. A 14-cubic-foot unit is now the minimum size recommended for the average family. For large families and those who entertain frequently, much greater capacity is called for.

This does not mean having a giant in the kitchen, however. Refrigerator-freezer manufacturers have come up with improvements that give more fresh and frozen food storage space without a corresponding increase in the exterior size of the unit. Some of the new big-family units, for example, take up just about



PLENTY OF SPACE for both fresh and frozen food in this new electric refrigerator-freezer allows homemaker to stock up at supermarket just once a week. The large freezer section below is free of frost, and so is the 11.8 cubic-foot refrigerator section.

the same floor space that an old 10-cubic-foot model occupied.

With more frozen-food storage space — space that stays cold enough to keep foods at top quality for months — homemakers can take full advantage of the wealth of frozen foods now available.

The size of commercially frozen packages caused mixed comment: 43 homemakers thought packages were too small for the family, while 22 others thought packages were too large.

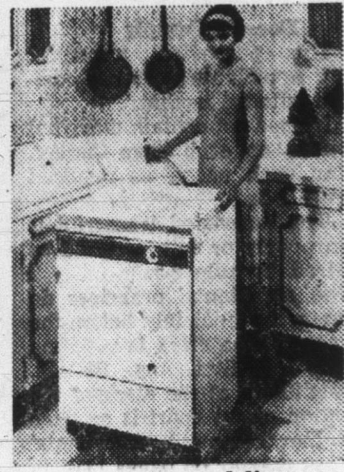
A number of housewives felt that packages were too difficult

to open, while others indicated that once the packages were opened, the contents were difficult to remove. Several respondents like the convenience of "pour and store" packages and asked that more items be packaged in this type of container.

Dishwasher for Every Kitchen



EENIE, MEENIE — built-in, portable or convertible — take your pick. If you're remodeling your kitchen or building a home, you'll probably want a new built-in electric dishwasher (left). If you're an apartment dweller or want to up-date your kitchen without changing a thing, a top-loading portable (center) is ideal. If you want a portable now that can be built-in later, or you simply prefer a front-loading unit, pick one of the convertible dishwashers (right) that can be permanently plumbed in when you're ready. Otherwise, like the portable units, it can be rolled to the sink for washing.



HOME OWNERS QUESTION BOX

Q. While visiting Williamsburg, Va., I saw many handsome wood panel doors of Colonial design. How do I go about getting an authentically styled copy without the cost of custom carpentry?

A. Unless you need an odd size, you don't have to have a door custom made. Most local building materials dealers carry a wide variety of stock doors made of ponderosa pine that are exact copies of Colonial Williamsburg designs.

Q. Can lacquer be applied directly on top of a previously varnished surface?

A. No. Lacquer acts as varnish remover and will smear the finish badly. You'll have to remove the varnish completely before applying lacquer.

Q. I'm buying a new house that hasn't been built yet. I have the option of having mineral wool insulation installed in what the builder calls "recommended" amounts rather than the FHA minimum. Is this a good investment?

A. Yes. The extra cost will probably be paid off in a few years in savings on heating and cooling bills and your house will be much more comfortable in both hot and cold weather.

Room Divider Of Louver Doors Is Easy to Make

Even a not-so-handy home handyman can make a room divider or privacy screen that the entire family will be proud of. The trick is to use stock wood louver doors. Ponderosa pine louver doors are available from building materials dealers in a variety of sizes and styles, ready for final finishing.

An easy way to make a convenient movable room divider is to hinge several louver shutters together and stand them — accordion style — on the floor. Another type of movable divider utilizes a special ceiling track, while a stationary unit can be made by suspending it from the ceiling and using molding to secure it to the floor.

An important advantage of louver doors as room dividers is that they effectively separate one area from another, yet permit air to circulate freely.

Wallpaper trim and decals are decorating items that have been used successfully on several types of louver doors. A coat of shellac will add permanence to these finishing touches and make them adhere firmly.

Fences Build Up Property Values

Fences add to property appearance and values, reports the Masonite Home Service Bureau. Using factory-primed Weatherall, home owners can build their own by cutting panels to the design they want and nailing them to lumber frameworks. X-ninety lap siding also is available in widths of 10" or 12" at lumber and building supply yards.

Home Owners Spill Ideas Galore for Improvements

"I'd like to do that in my home!"

Checklists of home improvements are full of ideas of what the other fellow is doing. What's done in his home may work in yours.

Masonite Corporation recently compiled a list of hardboard uses following a survey of home owners. The company released a list of current interest from the hundreds of ideas submitted. Following are a few:

Cover floor of station wagon with 3/4" tempered hardboard for greater comfort and easier cleaning.

Make Lawn Ornaments
Make lawn ornaments from Weatherall, mounting cutouts on stakes.

For students' looseleaf notebooks, use covers of 1/2" Leatherwood, an embossed hardboard.

Build garden windbreaks in various designs, permanent or portable, by covering lumber framework with exterior hardboard panels or strips.

Build a corner cupboard in garage for storing rakes, hoes and similar tools.

Bedboards of the quarter-inch

thick stock are popular because it is splinter-free and easy to maintain.

Four Good Suggestions

One person suggested four: Nail hardboard to basement joists to make cold air return ducts; line inside of truck grain boxes; make light, easy-to-build shelter for children waiting for school bus; excellent for three-tiered round strawberry planter.

Renew bottoms of dresser drawers.

Provide rack in hallway for rubbers and galoshes.

Create backdrops for amateur theatricals.

Modernize downstairs bath with "living room" look.

Make removable partitions in garage to house summer guests (at cottage).

Build a knock-down "privacy provider" around private swimming pool.

Have a portable "beach-lounger" to keep bath off the sand.

Build laundry chute from bathroom to basement.

Build toy chest with casters for easy roll-about by attaching hardboard panels over a simple wood framework.

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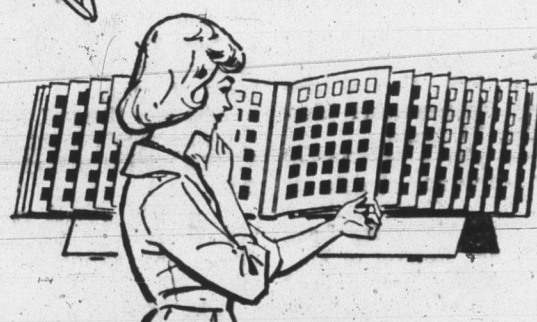
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Hands Off Glassware For Brightest Sparkle

Glassware is a gift brides can't get too much of, whether it's utilitarian or elegant. And it's easy to care for, especially if the homemaker has an electric dishwasher, the American Glassware Institute points out.

Strong dishwasher detergent, extremely hot water, and thorough hot-air drying leave glassware spotless and sparkling. Automatic dishwashing also eliminates the hazard of handling glassware with soapy hands.

The Glassware Institute advises following the dishwasher manufacturer's directions for both loading and washing. Use one of the detergents made especially for dishwashers, and make sure the water is at least 140 degrees unless your dishwasher has a heating device to bring it up to the proper temperature.

For families who live in hard water areas, there are automatic dishwashers that dispense a special liquid that makes water "sheet" off the glasses for spot-free drying.

Generally, glassware needs no rinsing before being placed in the dishwasher. If it's not going to be washed until later, use the pre-rinse cycle as soon as the glassware has been placed in the dishwasher. Since the new electric dishwashers have extremely powerful washing action, only



FOR A CERTAIN SPARKLE, this homemaker does her party glasses in the electric dishwasher.

food that has been burned on utensils or dried on dishes will need soaking or scouring.

Many of the new dishwashers have a choice of washing and rinsing actions for fine china and glassware, regular loads, or pots and pans.

Before using glassware that's been stored for a while, use the dishwasher to bring back its original sparkle.

Rake Lawn Before 1st Spring Mowing

Before you give your lawn its first cutting of the spring, it's a good idea to rake the lawn first to remove stones, sticks, and other debris which has gathered during the winter months.

A galvanized steel basket is a handy accessory for this preliminary raking job. It's light

weight makes it easy to carry as you fill it with the accumulation of trash.

The same basket also is handy for transporting fertilizer, peat moss, flower bulbs, and even for transplanting small shrubs and plants.

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