

The Building Trade Review

A. RIEGEL & SONS

INCORPORATED
2 Hamilton Avenue
EXCAVATING CONTRACTORS
MASON MATERIALS
HEAVY HAULING
White Plains 9000

FILL SAND	COPING
STONE	TOP SOIL
GRAVEL	FLAG STONE
CINDERS	BLUE STONE
	CRUSHED STONE

'Dependability'

MAHLSTEDT'S

WARRANTED BUILDING MATERIALS, FUEL & PAINT
Bank Street (Depot Plaza) White Plains 576

AMORIELLO & SON, Inc.

General Contractors and Builders
VALHALLA, N. Y.

Phones—White Plains 3312-9474

ROADS	FILL
SEWERS	BUILDING STONE
WATER MAINS	TELFORD STONE
EXCAVATIONS	CINDERS
TOP SOIL	

FRANK HORTON BROWN

ARCHITECT

8 CHURCH STREET PHONE 2514
LAWYERS BUILDING

GEORGE E. MARCOTTE

ELECTRICAL CONSTRUCTION
IN ALL BRANCHES

47 West Post Road White Plains, N. Y.

OTTO KOWANG
MANUFACTURER OF SHADES
AWNINGS SAILS
Factory and Show Rooms
66 West Post Road White Plains, N. Y.
Special Yacht Sails—Tents and Shipwork
Wagon and Truck Tarpaulins
Rigger Rope and Wire Work
PHONE 606
Backed by 25 Years of Experience Assure You the
Finest Kind of Work

Mamaroneck Italians to Build New Church



DePace & Juster, New York architects, have prepared the plans for the new Church of St. Vito, in Mamaroneck, of which the Rev. B. Del Negro is the pastor.

The Home Owner and Architect

By WILLIAM C. HALLBERT, Jr., B. S. A.
(Member, Westchester County Society
of Architects)

The prospective home owner is frequently uncertain of the best methods by which to go about obtaining the home of his dreams. By the time he is ready to consider owning a home he has spent many hours studying various types of houses and the accommodations required by his family. He has collected a miscellaneous assortment of pictures, catalogue and information which he hopes to utilize in his own masterpiece. When he has reached this stage he becomes impatient to realize his ideas but is uncertain of the best way to set the wheels in motion.

The question of finance is an important one. Very few home builders know what proportion of the total cost of the operation must be borne by them directly and what proportion can be financed by a mortgage. This varies somewhat, depending partly on the condition of the money market, the estimated market value of the property and the moral risk. Under normal conditions reputable mortgage companies will loan 50 per cent of 60 per cent of the estimated value of the property on a first mortgage which runs, usually, for three or five years, without amortization,

with interest at 6 per cent and which can usually be renewed without difficulty. Additional financing necessary may be done by a second mortgage up to 10 per cent or 20 per cent, but this amount is usually amortized, that is, paid back in installments. Another method of financing is by the building and loan companies. These companies will frequently advance a large proportion of the total cost, but the loan must be amortized over a period of about 12 years, so that at the end of the period it has been entirely paid off.

The next question is that of an architect and, if possible, he should be selected before a lot is purchased. A thorough discussion of the problem will enable him to ascertain the type of house required in respect to the client's needs and whether any particular property under consideration is well adapted for this style of house. His experience may enable him to see possibilities in a difficult site or notice defects in what appears to be a perfect situation; and his knowledge of real estate values may be of financial benefit to his client.

After the site has been tentatively or definitely selected, the next step is that of preparing sketches. These are usually at small-scale

and are designed to visualize the idea of the client, to show the size and arrangement of rooms and the character or style of the exterior. Sometimes many sketches are necessary before all difficulties are solved.

When the general scheme has been authorized the architect must then prepare working drawings, details and specifications. These consist of plans of all floors, all exterior elevations and such details as are necessary to show all special features of the building. These drawings, together with the specifications, constitute a complete description of the building for the purpose of obtaining estimates and erecting it.

The next problem is that of a contractor and in this case it is desirable to select a firm known to be competent and reliable. As a rule, several estimates will be obtained and the contract given to the lowest bidder.

After the contract has been left and work started, the architect must spend hours at the job seeing that the work is being carried out in accordance with the plans and specifications. This supervision is absolutely necessary to achieve the result intended, for many verbal explanations are re-

MODEL HOUSE WINS PRAISE OF ARCHITECT

Benedict W. Hill Visits the Mahlstedt Residence on Earlywoode Drive, White Plains

Attendance records at the White Plains model house, sponsored by the New York Federation of Women's Clubs in cooperation with the J. A. Mahlstedt Lumber & Coal Company, indicate that thousands of Westchester County people have viewed the house.

Among the recent visitors was Benedict W. Hill, who was especially interested in the architectural side of the exhibit.

The plan of the model house, it will be recalled, won first prize in a nation-wide contest for a small house design. Mr. Hill, who saw the house for the first time, was agreeably surprised by the architectural excellence of the whole design.

"It marks an encouraging development in American home and ideals," he said after his inspection.

"The early Colonial American architecture drew its inspiration from Europe. After that came a Dutch-when architects in America seemed to be invented with a desire for individuality and freedom from established custom. It also became a time of rapid expansion in American city life, and much modern building was the result. The house which the Mahlstedt Company has built is refreshingly different. It has distinct character and a lasting architectural beauty. Such a house, experience has proved, deteriorates much more slowly and therefore is a much sounder investment for the owner."

The Mahlstedt Company and the New York Federation of Women's Clubs, in selecting such a house for a Model Home, are helping to improve future property values in Westchester County.

"The interior of course, has been completely furnished under the skillful direction of the ladies in charge, and contains dozens of ideas that can be used by every home-owner."

"For my part, I found my visit as instructive as anything I have done in recent years."

The model home is open each day from 9:30 a. m. to 5 p. m. and is easily reached by driving out Soundview avenue to EARLYWOODE DRIVE, White Plains.

Visitors will arrive early in the evening will find they are avoiding the rush. The exhibit will close May 26.

quired to make clear the exact intent of the plans, and on most jobs is rarely reached by driving out Soundview avenue to EARLYWOODE DRIVE, White Plains.

Visitors will arrive early in the evening will find they are avoiding the rush. The exhibit will close May 26.

quired to make clear the exact intent of the plans, and on most jobs is rarely reached by driving out Soundview avenue to EARLYWOODE DRIVE, White Plains.

Visitors will arrive early in the evening will find they are avoiding the rush. The exhibit will close May 26.

quired to make clear the exact intent of the plans, and on most jobs is rarely reached by driving out Soundview avenue to EARLYWOODE DRIVE, White Plains.

Visitors will arrive early in the evening will find they are avoiding the rush. The exhibit will close May 26.

Every Good Building Material

Conklin-Pfister Building Service

14 Fisher Lane Tel. 6600 White Plains, N. Y.

ANNOUNCEMENT

JOHN J. TUCKER
who formerly conducted his insurance business at No. 17 Mamaroneck Avenue, this city is now associated with the firm of
KNOX, LENT & STEVENS, INCORPORATED
INSURANCE - NOTHING ELSE
303 MAIN STREET, WHITE PLAINS
Where he will continue to serve the best interests of his clients.

C. G. SWACKHAMER

90 Westmoreland Ave.
Building Material—Red and Green Slate—Coal—Swift Red Star—Fertilizers—Surface Fireproof Shingles—Agricultural Lime—Hay—Straw—Grain—Crushed Blue Stone for Driveways.
Phone White Plains 564

FREE RADIO SERVICE CALL

If you will phone 6125 White Plains within period of one month we will make one service call to check tubes, aerial, ground and all connections of your radio without obligation.

H. G. WAGNER ELECTRIC CO.

105 Mamaroneck Avenue

SUBURBAN WEATHER STRIP & SCREEN CORP.

30 Martine Ave., White Plains, N. Y.
METAL WEATHER STRIPS
METAL SCREENS
WOOD SCREENS
SHADES
Phone White Plains 6928
W. E. TAYLOR, Pres. ELLIS B. COOK, Vice-Pres.

GEDNEY WAY LUMBER & COAL COMPANY

BUILDING MATERIALS
MASON SUPPLIES
COAL
GEDNEY WAY WHITE PLAINS, N. Y.
Phone W. P. 6950

Putnam Valley Lumber and Supply Corporation

Dealers in
Lumber, Builders' Supplies,
Mason's Material, Coal
Phone Elmsford 1847 Elmsford, N. Y.

Tel. W. P. 9035 Day Call Lighting Fixtures
Tel. W. P. 401-W Night Call Appliances
North Castle Electric Co.
Electrical Contractors
EVERYTHING ELECTRICAL
GOLD BATTERY SERVICE
BATTERY CHARGING AND RENTALS
SERVICE AT ANY HOUR
621 N. Broadway
North White Plains Writing and Power Installations

BLUE PRINTS

Engineers and Architects Equipment
Art Metal Steel Office Equipment
CORNELIUS HUNT
199-201 Main Street Bar Building
Tel. W. P. 4138 White Plains, N. Y.

BENINCASA & GLASER CONTRACTORS

Decorators and Painters
We invite you to visit and inspect our showroom. Our work extends all over Westchester County.
18 DEPOT PLAZA WHITE PLAINS, N. Y.
Telephone 9248

Engineers and Surveyors

For the Record of YOUR Property in Westchester County carefully made and preserved by J. Henry Carpenter, C. E. since 1871.
CONSULT
J. HENRY CARPENTER & CO.
116 Main Street Yorktown Heights
White Plains Westchester Co., N. Y.
Tel. W. P. 6985 Tel. Yorktown 189

Phone 5204 Wholesale and Retail
4695
DIAMOND & SWEET, INCORPORATED
GLASS
Of Every Description
Copper Store Fronts Construction
57-59 Martine Ave. White Plains, N. Y.