THE MINISTER'S HOUSE: AN EXAMPLE OF WHAT MAY BE DONE WITH TWO THOUSAND DOLLARS WHEN SUPPLEMENTED BY TASTE AND INGENUITY: BY UNA NIXSON HOPKINS

ONE of the most urgent of the many problems which confront the home builder is the building of the kind of house he wants, for a sum that will come within his means. This, of course, varies widely with different individuals and their different tastes, but to the vast majority it means the question of keeping the cost of a house down to $2,000 or $3,000—a difficult process when a fairly large house is needed to accommodate the family, and when the taste of that family refuses to remain contented with the ordinary cheaply-built house.

Therefore, it was interesting to discover one day in Pasadena, which everyone knows is one of the most beautiful towns in southern California, an eight-room house which was individual, beautiful and thoroughly commodious and comfortable, yet which was built for rather less than $2,000. As it belongs to a minister, its owner probably has had sufficient training in economy to teach him the art of making a little go a long way, but the little has been made to go such a very long way in this house and to do it so completely and satisfactorily, that it is worth noting because of its suggestive value to other people.

Of course the house is simple and rugged, but in California that rather adds to its charm than detracts from it, and judging from the growing popularity of the bungalow in the Eastern and Southern States, people everywhere are coming to realize the homelikeness of this primitive kind of house, where everything shows frankly what it is and contributes its quota of beauty and interest to the whole.

In the beginning the house was carefully planned along simple lines, avoiding as much as possible the projections and angles that add so much to the cost of building and tend so to shorten its life and break its owner's heart with repair bills. As it was necessary to select the simplest and most inexpensive material, the minister's choice fell upon No. 2 rough lumber, which on the outside of the house was left just as it came from the mill, and was stained brown. The walls, both exterior and interior, were made of upright boards battened at the joints, but while the boards were left rough on the exterior walls, they were finished inside by wire brushing, a process which removes the splinters and shows the grain of the wood under a rugged but firm and hard surface, which is easy to
at the back. In front are two French doors, with shutters also made of battened boards, but with the battens running crosswise instead of up and down. One of these doors opens into the hall den and the other into the living room, and they are used indiscriminately, according to the convenience of the family, to admit visitors. If anyone happens to be writing or studying in the hall den, the living room door is the entrance door, but at meal times, or when the family is occupying the living room, the other door is used.

The arrangement of the lower part of the house follows closely the Craftsman idea, for the hall den, living room and dining room are really one room. There is no division between the living room and the dining room except such as may be suggested by the staircase and the fireplace, and the only attempt at a division between the living room and the hall den is made by the high-backed seat beside the fireplace. On the side of the hall den the back of this seat is shelved for books, and in the living room it forms a very comfortable fireside seat. A lavatory, with a coat closet, opens off the hall den, and another door opens from the lavatory into the kitchen. A screen porch, just beyond the kitchen, serves as an outdoor cooking place during the warm months. All the cooking is done by electricity, and the kitchen is well fitted with modern conveniences. There is a good cellar, and the house is warmed during the rainy months by a furnace.

The living room and dining room together make a room thirty feet long by fourteen in width. The wood used in these rooms was specially selected because of its beautiful markings, and the whole construction is made decorative as well as utilitarian. The way in which the staircase projects into the living room over the door of the little closet that occupies the space below the stair, is really a delightful piece of simple structural decoration, and the massive chimneypiece

keep clean. The whole interior, upstairs and down, was finished in this wood, brushed and stained to a light soft brown, and the entire construction was left exposed, as will be seen in the illustration of the interior. The floors throughout were made of fairly wide Oregon pine boards, stained brown like the woodwork. In a cold or cloudy climate the effect would be somber, but in the warm brilliant sunshine which prevails throughout southern California during the greater part of the year, the atmosphere of the house is simply mellow and restful.

The porch, which extends across the entire front of the house, is shielded by a parapet made of wide boards battened like the walls, and the balcony above, which is sometimes used as an outdoor sleeping room, is shielded by a balustrade of wide slate set close together. The windows are large, and glass doors open from the dining room into the garden.
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of arch brick is equally well planned. So effectively has all the space been utilized that no barren places are left anywhere. A set of bookshelves fill the place left between the stair landing and the closet door, and the only available wall space in the dining room is occupied by a beautiful built-in sideboard made of the same brushed wood that is used all over the house.

There are three large bedrooms, a bathroom and the sleeping porch on the second floor, besides the large balcony at the front. The sleeping porch is well screened, and the addition of a few screens can at any time make the front balcony also available as an outdoor sleeping room, which is a specially desirable thing in a warm climate.

The house is quite as warm as if it were plastered, because between the outside and inside walls a heavy building paper is fastened to the studding. Much labor and expense was saved by this method of building, for the reason that one set of men could do all the work. Where a house is lathed and plastered, it is necessary to secure special workmen for the different kinds of work. The use of upright boards is also a saving, because while rough siding costs very little more, the expense of putting it on adds considerably to the cost of the house.

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In our efforts to solve one after the other of the problems in house building and furnishing that are put to us every day by people who have learned to look to The Craftsman for advice on these subjects, we naturally acquire many a stray bit of knowledge from experience, and one of the most useful of these is the discovery of a way to preserve the surface of a floor even under the moving about of heavy furniture.

Personally, we do not believe that the larger pieces of furniture in a room should ever be moved, for when they are once settled into their place they become a part of the room itself and belong where they are as definitely as does the fireplace or staircase, and to alter the arrangement inevitably takes away something of the restfulness of the home surroundings. But there are many people whose way of thinking does not agree with ours, and who find a certain enjoyment in experimenting with new combinations and moving the main pieces of furniture from place to place in order to gain new effects in the arrangement of the room. From these we hear frequent complaints of the long scars left on polished floors by the shifting of a piano, a sideboard or a heavy library table, and a request to know if some means cannot be devised by which such articles may be moved without injury to floors. Also, such heavy pieces of furniture even in the most settled and well-established rooms have to be moved now and again to allow a thorough cleaning, so taking it altogether, the difficulty has been a very real one. We are glad, therefore, to be able to say that a caster for just this purpose has recently been put on the market. Being made of compressed felt it is strong enough to bear the weight of the heaviest piece of furniture and yet soft enough to leave no mark on the most finely polished floor.