

# REAL ESTATE AND CONSTRUCTION NEWS

## WILL BUILD BIG STORAGE HOUSE

Promoters of Industrial Building, Already a Success, Plan a \$200,000 Place.

Enamored of the success already assured for their industrial building at the corner of Portland and Stewart streets, the promoters will erect a seven storey storage house in the west central district, on a site they are not ready to disclose. With land and building, which is to be 200 feet by 80, the project will cost \$200,000. Norman A. Hill, architect for the industrial building, is already working on the storage house, which will be on the cubicle system, with terra cotta fireproof partitions that can be built in or removed to give any amount of space required. The building is expected to relieve the great scarcity of storage space for household goods that now exists, and it is also anticipated that a heavy demand for accommodation will be received from downtown retailers. Several of the Yonge street merchants have within the last two years built small storage houses of their own, the rents hardly permitting the use of any part of Yonge street buildings for storage purposes.

For the 180,000 square feet of space in the industrial building, 250,000 feet has been requisitioned and the company will be able to choose its tenants to the benefit of all concerned. Electric power, cartage, invoicing and other services will be given on a co-operative basis. The new building on Portland street, which will be eight storeys high, will be started May 1, erection of the present buildings beginning in two weeks. The structure, which will be of concrete and have the mushroom type of foundation, will cost \$100,000. The board of directors, recently appointed, is as follows: F. E. Mutton, president; G. B. Schell, Toronto, secretary-treasurer; D. S. Howard, Rockland, Mass.; W. B. Shelton, Galt, and R. H. Farmer, Toronto.

## Mrs. Meyers Will Get \$128,956 From City

P. H. Drayton, Official Arbitrator, Directs Payment of Big Amount—Property Taken for Sunnyside Bridge.

The tidy little sum of \$128,956 must be paid Mrs. P. V. Meyers by the city for her property expropriated to make way for the high level bridge and approach over the G. T. R. at Sunnyside. Official Arbitrator, P. H. Drayton, yesterday handed Mrs. Meyers' findings, which directs that Mrs. Meyers receive for her land \$30,750, building \$28,000, business disturbance \$15,000, and stock in trade, \$47,000.

## START MADE ON INDUSTRIAL REAR

City to Guarantee Million-Dollar Bond Issue of Harbor Commission for Ashbridge Bay Reclamation.

The first move towards the conversion of Ashbridge's Bay into a factory site area was made yesterday when a conference between the mayor and the harbor commissioners, it was agreed that the city would guarantee a million dollar bond issue to finance this section of the harbor development.

With the placing of the debentures there will come an immediate start on the work, a matter of great moment to the city and to the east end particularly. It is noted that the east end will be the home place of the thousands of workers of the factories that will be established in the area. To the city the rushing thru of the work is very important, as the transition of the district from marsh to industrial sites will end the scarcity of locations, something which has been a distinct drawback in the securing of new manufacturing concerns.

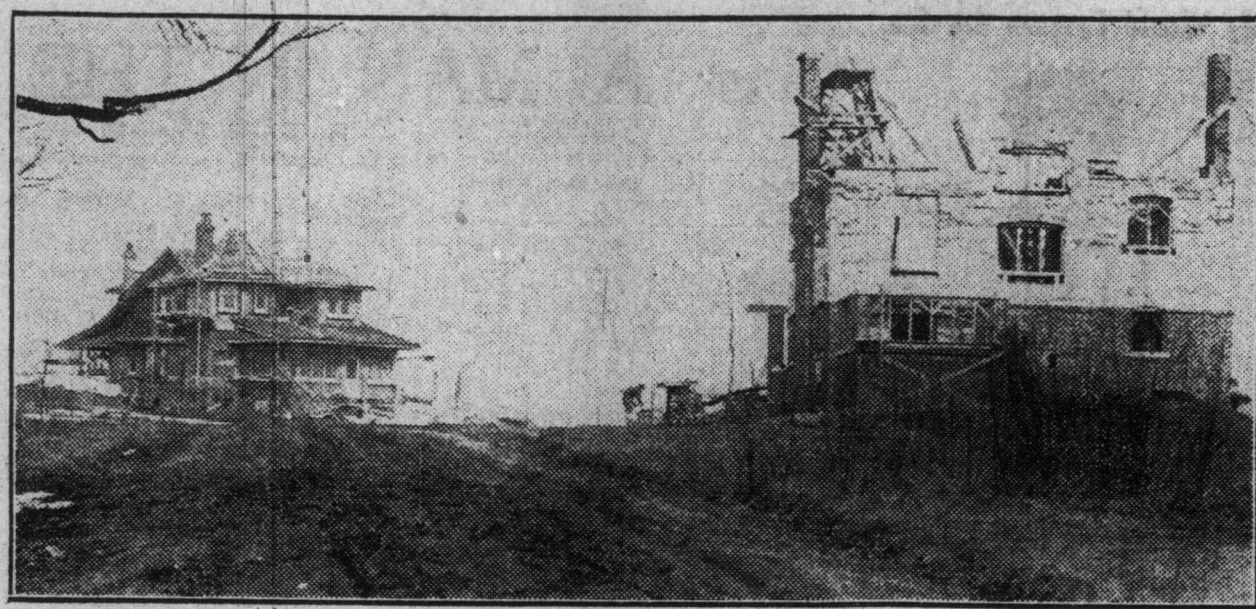
## SPECIAL INVESTMENT

Belmont Street Close to Yonge, Six Brick Houses—Lot 96 x 108 feet to Lane, Rentals \$1024 Yearly. Teraulay Street Extension Will Double Values. Quick Sale Price \$14,500.00. Terms Easy. RICHIEY-TRIMBLE LIMITED 563-7 YONGE STREET MAIN 647

## The Only Buy in Toronto Investors' Chance

A few lots north of Eglinton, near Bathurst, \$11 per foot, \$100 down, \$5 per month. Payments to run until paid for. G. WILLCOCKS REAL ESTATE BROKER Cor. Queen and Broadview. Open Evenings. Phone Ad. 33.

## CONSTRUCTION ACTIVITY IN NORTH END



House-building went on in some parts of North Toronto thruout the winter without stop. The illustration is two of the houses nearing completion in North Toronto.

## "Still Undecided"

—James O'Neill.

"It may seem strange, but I am still undecided as to future plans," said James J. O'Neill, St. Charles Hotel proprietor, just returned from abroad. From his conversation it could be easily gathered that he had not dropped the \$3,000,000 hotel scheme. "I gathered many notes from the hotels of Italy and France on the way they handle help, on their checking and bookkeeping systems, and on other methods they use in the operation of large hotels. I've worked, slaved, you might say, in this place, for a great many years. Now I would like to have a large hotel that I could systematize and turn over to departmental managers, so that I could go away when I felt like it."

The St. Charles stays where it is till June. The license will be held over until a new place for it can be found. No difficulty in getting a renewal is anticipated.

## PERMITS FOR YEAR OVER A MILLION AHEAD; APPROVAL OF SKYSCRAPER PLANS ASKED

Increase in March Building Permits of Exactly Half Million Denotes Heavy Year in Building—Plans for Royal Bank Building Presented to City Architect.

Predictions that this would be an exceptionally active building year are being well carried out by the totals of permits during January, February and March, which are a million and a quarter dollars ahead of last year. March, 1913, was a very big month, going over the two million mark, and showing an increase over the previous month of March of exactly half a million dollars. The plans now in the architect's office, and which are being examined, will make April another record-breaker. These include the new Vandeville Theatre, \$300,000, plans of which were submitted a week ago, and the Royal Bank City architect yesterday afternoon, and are already under examination for approval.

The Royal Bank Building's application was made by the architects, Ross & Macdonald, for the promoters, the Guardian Realty Company, and calls for a building twenty storeys, basement and sub-basement, to be of structural steel, concrete, stone, brick and terra cotta, with a probable cost, exclusive of land, of \$950,000.

The Dominion Bank, Shea Theatre and Industrial Building are big buildings for which preparation is being made for erection, but permits have not been applied for.

The following are the latest permits granted:

Conduit, near High Park.	W. Stubbins, 1 pr solid br. dw.	\$5,000
Algonquin, near Keele.	H. F. Sanders, br. dw.	3,000
Uxbridge, near Davenport road.	A. Stephens, brick dwelling.	3,800
Summerhill, near Davenport road.	David Dunlop, 2 pr. sd. br. dw.	8,000
Swanwich, 24.	Mrs. E. Ireland, alterations.	100
Elmwood, near Davenport road.	W. G. Grant, 3 pr. sd. br. dw.	3,000
Lansdowne, near Davenport road.	H. Creber, brick dwelling.	11,000
Barlaw and Browning.	Gifford and Buchanan, 3 pr. br. dw.	12,000
Ossington, near Davenport road.	Jas. W. Barlow, 2 pr. sd. br. dw.	15,000
Hallam, 136.	S. A. Leveck, shed.	120
Clendenan, near Annette.	O. E. Klink, alterations.	325
John road, near Evelyn.	Chas. Neuhans, sunroom.	200
St. Nicholas and Inkerman.	McLaughlin Bros., 3 st. apart. h.	16,000
Queen street west.	Wm. Bell, brick garage.	100
Doel, 88.	Mrs. Johnson, garage.	100
Hickson, 55.	Mrs. Duley, verandah.	150
Albany, near Pape.	W. F. Jones, sunroom.	75
Madison, near Dupont.	Thos. Lunn, garage.	75
Spadina road, 42.	W. F. Jones, alterations.	6,000
Rathall, 29.	Wm. Barber, restaurant.	500
Shaw street, 815.	Mrs. M. Gledhill, add. to dw.	150
John and King.	Wm. Barber, restaurant.	500
Dunn avenue, 130.	Hosp. for incurables.	4,000
Albany, 47.	M. Zelman, br. st. and dw.	4,500
Brownlee, near Eglinton.	J. E. Barr, alterations.	4,000
Empress Crescent, near Laburnum.	Eugene Blaise, 3 pr. sd. br. dw.	4,000
William street, 10.	S. N. Yoles, 5 st. br. warehouse.	25,000
Browne, near Janet.	Hugh Boyd, stable.	400
Marguerite, 407.	H. J. Barrow, 2 m. sd. br. dw.	8,000
Waverley, near Kingston road.	Chas. Moore, br. and stone dw.	6,000
Admiral, 90.	P. J. Wetherall, 2 pr. sd. br. dw.	3,500
Adair, near DeGraess.	Moore Bros, br. dw.	1,500
Blair, 67.	Wm. Barber, alterations.	1,200
MacPherson, 122.	A. G. Graham, additions.	2,000
Stephenson, 25.	W. C. Haddock, garage.	125
Conduit, 16.	C. W. Thompson, pr. add. to dw.	15
Bloor W. 599.	G. Miller, conservatory.	2,250
Wessex road, 84.	C. D. Daniel, garage.	300
Windermere, near Annet.	M. Gledhill, alterations.	100
Carleton place, 111.	Jos. Varley, pr. dw.	600
Devon road, 43.	W. H. Davis, garage.	75
Broadview.	E. P. Stork, alterations.	5,000
Marguerite, 244.	S. Reuben, blacksmith shop.	300
Oakwood.	R. A. Shields, alt.	150
Ferrier, 103.	Arthur Wyle, garage.	100
Geoffrey, 36.	Harry Burford, kitchen.	100
Hilton, 123-5.	Grundy & Green, alterations.	150
Harvie, 107.	Tom Ching, fr. shelter.	120
Shudell, 27.	O. Constantino, br. add. to store.	100
Kennington, 53.	F. Silver, brick addition.	100
Merton, near Bayview.	Jas. Brink, fr. add. to dw.	500
Bloor, near Stonehouse crescent.	M. Foreman, shed.	250
Dufferin, 534.	W. Anderson, frame stable.	75
Dundas, 67.	W. J. White, store.	500
Indian road, 110.	E. Hunt, stable.	200
Yonge and Bloor.	M. Gledhill, alterations.	100
Dufferin, 53.	Thos. Timmons, 1 pr. sd. br. dw.	2,500
McCauley, near Cedar How.	Chas. A. Montgomery, br. dw.	2,500
Russell, near Bloor.	E. Aldford, add. to dw.	500
Ashtedale avenue.	L. P. Lindsay, br. ven.	100
Albion street.	H. Holland, frame dwelling.	350
Oak 55.	Gen. Hos. 2 att. br. v. and rd. dw.	4,500
Dundas, 1689.	Misses Colvin, add. to store.	5,000
Donmill, 25.	Tor. Ry. Co., br. store front.	100
Owen and Roscoe streets.	O. L. Jackson, garage.	140
Waverley, near Queen.	Lloyd Francis, 3 st. br. apart. h.	9,000
Webster and Hazelton.	Geo. Kerr, store front.	250
Dundas, near St. Clarens.	W. Ward, frame verandah.	150
Davenport, near Queen.		
For the last two days.		
For the month.		\$ 97,050
For the year.		2,055,745
March, 1912.		4,881,059
January-February, March.		1,957,700
		3,665,830

## Bond Issue of One Million Dollars

Harbor Commissioners Will Spend it on Ashbridge's Bay Reclamation.

After a lengthy conference between the harbor commissioners and Mayor Hocken, it was announced that the commission is to make a bond issue of \$1,000,000, the bonds to be guaranteed by the city.

The money is to be expended upon reclamation of Ashbridge's Bay and the development of the factory district.

Such is suggestion of Alderman Re-

garding Queen Street Building.

A petition for the retention and im-

provement of St. Patrick's market

stirred up a lively debate in the property committee.

"The building has been a disgrace for many years," declared the chairman, Ald. Weston.

"Pull down the old building and make a playground there," Ald. McBride suggested.

"There's an hotel on the corner," Ald. Maybee remarked.

The matter was laid over for a report from the commission upon the petition being considered from the building. The indications are that the building will be replaced by a brick structure of acceptable appearance.

DELAY IN PAYMENT.

Complaint Causes City to Square Accounts Immediately.

Repeated growths in delay in the payment of accounts against the city are bringing a recommendation from the city auditor that accounts used by committee and city auditor be paid forthwith. The present policy of putting the accounts thru committee and

# DELAACOR

## Fortunes Are Being Made By Purchasers of Railway Townsite Lots—

WE ARE THE AGENTS for the sale of the Townsite of Delacour, on the Tofield-to-Calgary branch of the Grand Trunk Pacific Railway. Delacour is situated in one of the most thickly populated sections of Alberta, only twenty miles from Calgary. The railway station, sidings, train sheds, etc., are in the centre of the townsite, and have been confirmed and approved by the Dominion Railway Commission. We guarantee this to be the original townsite. Every improvement made—every dwelling, store, warehouse or elevator built means a big increase in value to each and every lot of the townsite. The last townsite we sold—Swalwell—nothing more than a farm a year ago, is now a thriving little western town, with a railroad and over thirty places of business. Call, write or phone for full information. Lots can be had now as low as \$1.00 a foot, but a big increase in price is expected as soon as the railway reaches the town, which will be shortly.

## Don't Let This Opportunity Pass You By

Send This In

Lowry's, Limited

121 Bay Street, Toronto.

Please send me pamphlet and full particulars of Delacour Townsite, on the Grand Trunk Pacific Railway.

Name .....

Street .....

City .....

D.W.

TENDERS.

MAIL CONTRACT

SEALED TENDERS addressed to the Postmaster-General will be received at Ottawa until noon on Friday, the 2nd May, 1913, for the conveyance of His Majesty's Mails on a proposed contract for four years, six times per week, over Rural Mail Route No. 2 from Guelph, Ontario, to the Postmaster-General's pleasure.

Printed notices containing further information as to conditions of proposed tender may be seen and blank forms of tender may be obtained at the Post-offices of Guelph, Arkell and Elgin Mills, Ontario, from the Postmaster-General's Inspector at Toronto.

G. C. ANDERSON, Superintendent.

Postoffice Department, Mail Service Branch, Ottawa, 19th March, 1913.

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