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City's Building Permits Soar To Lofty \$237,944

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Subdivision expansion and a new apartment building planned for the beach area boosted the value of building permits issued in the week ending Tuesday to just under the quarter-million dollar mark.

Permits granted by the city building inspection office totaled a spectacular \$237,944. The lion's share was for addition of 11 new homes in Glen Coolidge's West Cliff Village subdivision.

Leo Schon was issued another notable permit approving a \$40,-800 annex to his Salt-Air court on Leibbrandt avenue.

Victor Bogard continued development of his Westlake subdivision by obtaining a permit for another new home, and General Petroleum corporation was flashed a green light for construction of a service station at 1102 Pacific avenue.

Lincoln Construction company, which has completed 40 West Cliff Village homes and currently is working on nine more, will build the 11 homes just approved. Each is a one-story stucco building with three bedrooms and attached double garage, according to plans.

Salesman Guy Owen said six of the homes will be built on Coalinda way, four on Sacramento avenue and one on Modesto avenue. Buyers will be offered a choice of beam or conventional ceilings.

Permits for construction were \$9900 each, for a total of \$108,900. Actual sale price of the homes is \$10,350 each, including lot, Owen said.

Construction will start as soon as possible and veterans will still be able to purchase without a down payment because an application covering the bloc of homes was submitted to the government before the August 1 deadline. Closing costs average \$300, and a GI loan with nothing down puts

monthly payments at about \$62 exclusive of taxes and fire insurance, Owen said.

Of 49 homes completed and building in West Cliff Village, 47 are sold and the next 11 "should go fast," Owen said.

Excavation has started for Schon's new apartment building at the Leibbrandt-Holden-Trinity section in the beach area. Housing 12 studio units, the two-story structure will be considered an "annex" to the Salt-Air court but will be separated from it by a driveway, Schon said.

Redwood will be used for trim and for woodwork and the building will be set off by Carmel stone. Builders are Cacace & Pinckney.

The lot, site of the old Coffee apartments razed this last summer, was purchased by Schon 2½ years ago. Plans call for completion of the building by next Memorial Day.

Faith in the future of Santa Cruz prompted his considerable investment in the new structure, Schon said. "I have a lot of confidence in Santa Cruz or I would not be sticking my chin out," he remarked.

Of 51 permits issued in a busy week, 26 weighed in at more than \$500:

Lincoln Construction company, 11 dwellings with attached garages in West Cliff Village, \$108,900; Cacace & Pinckney, 500 Leibbrandt avenue, apartment building, \$40,800; Victor Bogard, 353 Moore street, dwelling with attached garage, \$18,120; Victor Bogard, 243 Moore street, addition to garage, \$1500;

General Petroleum corporation, 1102 Pacific avenue, construct service station, \$14,000; Frank Meyer, 1514 Laurent street, construct detached rumpus room, \$1425; C. Becker, 1702 Ocean street, carport, \$800; Frank Martorano, 119 Leibbrandt avenue, addition to office, \$2500; Santa Cruz Electric company, 123 Water street, erect metal sign, \$800;

Cacace & Pinckney, 119 Cedar street, storage addition to dwelling, \$2000; Cacace & Pinckney, 130 Laurent street, addition to dwelling, \$1600; Bilardello Construction company, 113 Centennial street, dwelling, \$9284, detached garage, \$1200; Frank Sarmiento, 415 Miramar drive, dwelling with attached garage, \$13,128; Walter Sons, 402 Ingalls street, re-roof, \$1200.

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