

J&A on the **LEVEL**

Volume 1 Issue 3



2388 State Road 35 #4
P.O. Box 73
Osceola, WI 54020
715-755-4856
715-755-3262 Fax

www.jandacustomhomes.com
info@jandacustomhomes.com

Announcements

- **2008 Home Show**
January 26 & 27, 2008
Knowles Center – River Falls, WI
Saturday: 9:00am – 5:00pm
Sunday: 10:00am – 4:00pm
- **2008 Tour of Homes**
February 9 & 10, 16 & 17, 23 & 24
March 1 & 2
12 pm to 5 pm

Notes from Jesse

You can definitely feel the fall weather in the air. The holidays are just around the corner, but, of course, I don't have to tell you that, just read the paper or watch T.V.; it seems they start advertising it earlier every year!

After the last couple newsletters, which were full of exciting news this one may appear a little less exciting. It feels like we are going in nine different directions trying to get the loose ends taken care of before the cold sets in and the end of the year hits.

There are, however, a couple of things that are worth mentioning. We are in the process of building a home for the 2008 Spring Tour of Homes, which is an event put on by the St. Croix Valley Home Builders Association. This is a free event that starts in February. If the weather and sub contractors cooperate we will have the home done on time. The exact dates and times will be finalized at a meeting I will be attending in later November. Please keep your eyes open for ads and flyers in our local papers. This is a great event for local builders to showcase their work and talent.

The other item worth mentioning is that I will be sworn in on the St. Croix Valley Home Builders Board of Directors in December of this year. I am looking forward to this opportunity to serve this great organization that looks out for not only building related trades but also the people of the St. Croix Valley by dealing with local and state government on issues like transfer taxes, impact fees, and numerous other fees that get paid for by the people of the St. Croix Valley.

Since this will be the last issue of 'On the Level' for 2007, I want to take this time to wish everyone a safe and happy holiday season. Please take a moment this season to remember all the men and women of our armed forces who put themselves in harms way each and every day.

Regards,

Jesse Smith
Owner
J & A Custom Homes

Lots & More

- ☞ Timber Ridge
235th Street, Dresser, WI 54009
 - Lot 11: \$28,900
1.01 Acre

- ☞ Silver Ridge
Garfield Street, Dresser, WI 54009
 - Lot 27: \$29,900
93 x 157 x 50 x 173

- ☞ Farmington Hills
241st Street, Osceola, WI 54020
 - Lot 1: \$44,900
2.01 Acres
 - Lot 4: \$49,900
2.16 Acres



- ☞ 2007 Model Home
\$244,900
286 241st Street, Osceola, WI 54020
 - 1233 finished sq. ft.
 - Lot 3 Farmington Hills – 2.03 acres
 - 3 bedrooms, 2 bathrooms, 3 car garage and a walkout basement
 - Hardwood floors in kitchen, Dining room living room. Carpet in the hallway and bedrooms. Tile in the bathrooms.
 - Cherry cabinets and solid oak craftsman style doors and trim

Call for a brochure!

Rental Information

J&A is proud to announce that we have rental property.

At this time, all units are rented.

We built a 4-plex in the Village of Osceola. Each unit has 2 bedrooms and 1 bath.

If you would like more information, please feel free to give us a call @ 715-755-4856 or send an email to info@jandacustomhomes.com

2007 Referral Program

*Receive His & Her Gift Certificates
For referring someone to J&A Custom Homes
When they build their new home*

Here is what you do: call us with their name and address and we'll send out our information packet; when they sign a construction agreement to build with J & A Custom Homes, we will send you your gift. The other option is to have them contact us, but you still need to let us know you referred them to claim your gift. Pretty simple!

Tidbits

Adding Value to your Abode

Home Owners spent more than \$155 billion on home improvements and repairs in 2006, according to Harvard University's Joint Center for Housing Studies. But many home improvement projects don't require a large financial investment. To get you started, here are 10 simple projects that will add more value to your home than they cost.

1. Painting the exterior of a house is expensive, but painting a new accent color to beautify the shutters, trim and front door is more affordable. To complete the new look, add a new doormat and house numbers.
2. Clean gutters twice a year and repair any holes in downspouts to keep rainwater from damaging a home's siding. Place an inexpensive diverter at the base of the downspouts to direct water flow away from the house to prevent damage to the foundation or basement.
3. A well-landscaped yard can add 5 to 15 percent to a house's selling value, according to a study at Mississippi State University. Find a local nursery with free planning advice and classes to learn the most suitable plants and shrubbery for a particular location. Implement and budget the plan over several years to keep annual costs low.
4. First impressions are lasting, so keep the lawn cut and manicured. Fertilize and mow the lawn regularly and remove debris from the yard. Invest in a \$20 edging tool and use it to cut a clean edge between the lawn and garden beds. Use a pruning tool to trim bushes and tree branches when needed.
5. A motion-sensing security light in the backyard is a small improvement that makes a big difference. Not only will it add an increased level of security, it's also a nice convenience when returning home in the dark.
6. Interior painting is the most popular do-it-yourself project because it's easy to learn the skills while on the job and the pain and tools are inexpensive. A gallon of paint goes a long way to change a room from ordinary to extraordinary.
7. Add architectural interest to a room with molding made of wood or polyurethane. Take it one step further and install bead-board paneling as wainscoting on walls. These materials, sold at lumberyards and home centers, are designed for do-it-yourselfers.
8. To make the most of your closets, give them an overhaul with new shelving and storage components. Closet design services are listed in the Yellow Pages and do-it-yourself shelving components are sold at home centers.
9. A poorly ventilated bathroom is a breeding ground for mold and mildew, and most old light/vent units don't provide enough ventilation to combat the problem. Replace an old unit with a motion-sensing one for about \$150. The light automatically turns on when someone enters the bathroom and turns off when they leave, and the vent kicks on when the humidity level rises in the room. It decreases the chances of mildew growing, and everyone in the house will appreciate the automatic light during late-night visits.
10. Most homes were built with bare minimum lighting, especially in the kitchen, where there's often only one overhead ceiling light. Make a kitchen countertop a safer workplace by adding strips of under-cabinet, low-profile fixtures that are concealed in the shallow recess of a wall-hung cabinet. They plug into a wall receptacle and provide plenty of light for food preparation.

Current Building Promotions

Call for details!!



Design Time

DESIGNS BY ERIN

Erin Fritsche
2253 60TH Avenue
Osceola, WI 54020
715-497-0222

SMART CLEANING

- ❁ **Clogged Showerhead**
Slip a plastic bag filled with 3 inches of vinegar over it and fasten with duct tape. Leave overnight. The next day, remove bag and clean deposits with a toothpick or toothbrush
- ❁ **Spotty Shower Doors**
Lightly dampen a cloth with lemon oil, baby oil or furniture polish and wipe door. Buff with a soft cloth. Be sure to keep oil off shower floor to prevent slipping.
- ❁ **Dull Chrome Faucet**
Rub with undiluted cider vinegar or white vinegar – no need to rinse.
- ❁ **Rings Around Toilet Bowl**
Rub with wet pumice stone (available at drugstores) until the stain is gone. Use on porcelain fixtures only.
- ❁ **Bathroom Odor**
Set out a dish with equal parts baking soda and scented bath salts.
- ❁ **Clogged Tub Drain**
Pour a cup of salt into the drain, followed by a cup of baking soda. Then pour a kettle of boiling water on top for a bubbling reaction that should break up any clog. If possible, don't run the faucet for several hours.

CITRUS ORANGE

Mango, tangerine and papaya may sound like a smoothie, but these shades go beyond satisfying hunger.

Orange energizes because it helps release feel-good chemicals in your body.

Try it in active spaces, like a family room or playroom.

Balance electric orange with mellow avocado green and lemon yellow.

SPICY RED

Perfect for gathering spots like a living room or dining room, the invigorating qualities of chili pepper and harvest reds encourage connection and conversation in space.

The deep tones also connote an outgoing, confident attitude – so it's not surprising that the same red used in a bedroom would likely stimulate another sort of interaction (natch!).

Reds like paprika and cayenne are warming partners to burnt orange.

Deep reds, burgundies, and oranges also promote hunger so they do well in kitchens and dining rooms.