



YOUR HOME

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Project Spotlight: A New Custom Home Fits the Bill



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Jason and Katie were looking to move to a new home. They attended auctions that didn't work out and walked through houses that were for sale, but they didn't find one that was right for them. So Jason and Katie began to dream about building a home that would be perfect for their family. They were thrilled to come across a piece of land that was exactly what they were looking for.

Finding a builder was the next step in the process. Jason and Katie had heard of Metzler Home Builders' reputation as a notable builder, and being given outstanding referrals by several different families, they knew they wanted to meet with them. After meeting with three different builders, Jason and Katie made the decision to go with Metzler Home Builders to help them turn their dream into reality.

When considering what type of home Jason and Katie wanted to build, they thought about how they used their current home and what they liked about it. Having walked through many houses over the years, they had a running list of things they would want/not want in a new home. They looked over many floor plans and layouts and came up with a rough sketch.

Right Home Found – Continued on page 2



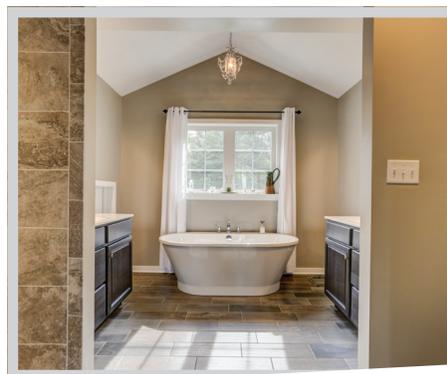
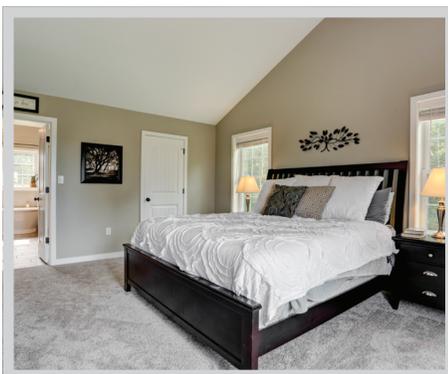
Jordan Metzler took that sketch and elevated it to a professional level.

Jason and Katie love every part of their new home. From the look of the exterior to the way that everything came together inside, they are thrilled. They are especially enjoying the openness and flow of the main floor, their beautiful new kitchen and their master suite with

a gorgeous master bath. Katie also likes the functionality of the mudroom built-ins. Their kids love playing in the loft/play area, and throwing their laundry (with an occasional stuffed animal) down the laundry chute!

In Jason and Katie's words, "We truly appreciate the time and attention to detail that the Metzler team put into our home. They maintained a high

level of communication and thoroughness from our initial meeting through the entire building process. We couldn't be happier that we made the decision to go with Metzler Home Builders!"



"After 25 years in our home the time was right for us to think about one more move. We wanted a wooded setting and wooded lots in Lancaster County are difficult to find, however we were fortunate to find one of the best remaining lots. A perfect setting for us that needed the perfect home. After meeting with several builders, we decided on Metzler Home Builders. Jordan, Janet, and Dan were extremely easy to work with and met our every request without question. They helped us through every step of the process, from building design to interior design. Everyone who worked on our home, from Brian the excavator, to Levi the framer, to Barry the project manager, were friendly, courteous, and knowledgeable. Frequent site meetings were scheduled to make sure that we always knew what was not only happening at the moment but also what was going to be happening in the weeks ahead. Although we were not the only client for Metzler at the time, we were always made to feel that we were the most important. Thanks to the Metzler team we now have our dream home in our dream location. High quality, high integrity, great value, and really good people!"

Jim and Karen New Home - 2018

Tips for a Green Holiday Season

Aside from your perfectly snow-covered lawn, almost everything about your home could probably be a little greener this holiday season. In our seasonal quest for friendly gatherings, epic sugar crashes and amazing decorations, we tend to waste major energy. But not this year! We're offering the gift of four ways to green your home and improve the way you celebrate this festive period.

1. RETHINK YOUR TREE

The Problem: Fake trees may be convenient, but they have a devastating environmental impact. About 80 percent of sham shrubbery is made in China through coal-burning. It's then transported via diesel-powered ships, and when disposed, it lies in landfills as non-biodegradable lumps. While some boast about the reusability of fake trees, experts at The Nature Conservancy say the average household only uses theirs for about 5 years.

The solution: Buy a real tree, of course! They're completely biodegradable, plus you can support local businesses and have a literal green holiday to go along with your earth-conscious one. If you buy a root-ball or container tree (which can be replanted in your yard post holidays), you can avoid any waste and contribute to healthier soil and fresher air. Just remember to dig your planting hole before the ground freezes and buy your tree as late as possible.

In case you're still skeptical, remember: Fake Christmas trees may have a certain kitsch, but in the end, nothing spruces up your living room quite like the real deal (and the smell of pine will instantly put you in a holiday mood).

2. SEE THE LIGHT

The problem: Traditional holiday lights. Decorating your yard and home with these bad boys runs your electric usage through the (admittedly colorful) roof.

The solution: LED lights. They use 33 percent less power, last practically forever, and burn cooler which can lower the risk of fire. The only downside is they are slightly dimmer.

In case you're still skeptical, remember: That one overzealous neighbor with the breathtaking sense of contrast and never-ending supply of rare ornaments always outshines your light display. Every year. So what's the harm in changing things up?

3. COOK CAREFULLY

The problem: Frequently opening and closing the oven to check the turkey, yams or next batch of cookies is second nature to many holiday vets. Unfortunately, it does a number on your energy consumption.

The solution: Check food from behind a closed oven door (most ovens have that handy little light) and trust your instincts. If you're really feeling proactive, you could swap your oven for an Energy Star model –

the cherry on top of any green home.

In case you're still skeptical, remember: Drier meat just means a lot more gravy!

4. HESITATE ON HEAT

The problem: Making the house too darn cozy. Heating your home in winter is a major energy drain.

The solution: Lower the thermostat and put on a sweater. If you have a crowd of guests, they might actually thank you. Additionally, you can turn down the heat when you're out running your holiday errands, which helps green your home better than holding a constant temperature all day. Also, try to limit your fireplace use and have your chimney inspected for efficiency by a certified chimney sweep.

In case you're still skeptical, remember: A fire on a winter's day how clichéd, right? RIGHT? (Honestly, I got nothing. A glowing holiday fire is delightful and we both know it. But go easy, okay?)

Source: blog.esurance.com



Warmest Thoughts and Best Wishes
for a Merry Christmas and a
Very Happy New Year!

Dan, Janet, Nancy, Barry, Jordan, Mike, Skip, Tim

Our Favorite Holiday Traditions

Dan – Shooting clay birds with my sons and son-in-law on Christmas Eve.

Janet – Our family gift exchange has always been on Christmas Eve. After clay bird shooting, we prepare a steak dinner followed by exchanging gifts. This often lasts into Christmas morning. Another favorite tradition is riding the Santa Train at the Strasburg Railroad with not only our children, but now our grandchildren.

Jordan – With my family: Like father, like son, shooting clay birds with my dad, brother and brother-in-law on Christmas Eve. With my wife's family: Choosing a Christmas tree with her whole family at a tree farm on Black Friday.

Tim – In my childhood, my family would light candles throughout the house and listen to Handel's Messiah on Christmas Eve. While this tradition continues with my parents, we are rarely with them on Christmas Eve, and my immediate

Holiday Traditions – Continued on page 4

NEW HOME AVAILABLE NOW!

227 WENDOVER WAY, LANCASTER

This beautiful new single family home is complete and ready for immediate occupancy. Located in the Willow Bend Farm Community, it features an open floor plan with 3 bedrooms and 2.5 baths. A

community center and walking paths are part of this lovely planned community. Call for more information on this home, or other homes and lots still available in Willow Bend!



Holiday Traditions – Continued from Page 3

family has not embraced this tradition. During this season of life with our young adult and older teen children, traditions are in flux. One of my priorities is making time for family, immediate and extended. Being present in these changing times with family takes a higher significance than the traditions I may hold.

Barry – We have a tradition of going to a tree farm and selecting and cutting our Christmas tree. As my two daughters get older, they would be very disappointed if this wouldn't happen.

Skip – After opening our gifts on Christmas morning, we have a big breakfast together as a family.

Mike – Our kids always put milk and cookies out for Santa and carrots for the reindeer. And every Christmas we spend half the day with my family and half the day with my wife's family.

Nancy – When my daughters were very young, we started the tradition of sleeping by the Christmas tree on Christmas Eve. We would eat shrimp cocktail and watch a movie before going to sleep. In the morning, we always made monkey bread before opening our gifts. Our girls are grown now but still come over with their families for brunch on Christmas Day, which always includes monkey bread!

