Mill-Direct Mews

Living the Log Home Lifestyle

Fall 2016

A VIEW FROM THE MILL

By Levi Hochstetler

It's been 2 years since we have had Log Cabin Days. In some ways, it doesn't seem that long, but in other ways it feels like it's been a long time.

We will be celebrating our 30th anniversary with free anniversary mugs during Log Cabin Days. Both on Friday and Saturday, the first 30 couples that stop by our booth in the exhibit area and ask, will receive a free mug. Limit one per couple; exhibitors, family, volunteers and employees are not eligible.

In the last several days, we have had about 3 inches of rain which we are very thankful for, as we have been experiencing a minor drought for several months. Our garden is doing surprisingly well in spite of the dryness we have had. In today's world, it's so easy to swing by the store and pick up fruits and vegetables. But that is no comparison to sitting down at one's table and eating fresh-out-of-the-garden. As someone once said, "A true independence day is the day you sit down to eat and all the food comes from what you have raised or grown!"

Back to Log Cabin Days, I would like to personally encourage everyone to stop by our forest discovery booth and register to receive free Eastern White Pine seedlings. This is our way of giving back and we would like for you to take advantage of it. We're hoping many of you will come and we look forward to seeing ya'll during Log Cabin Days!

Hochstetler Milling, LTD

552 Hwy. 95, Loudonville, 0H

800-368-1015

www.HochstetlerLogHomes.com

Log Cabin Days - Sept. 16 & 17

See our special 4-page pull-out section inside for more information and a schedule of events.

Log Cabin Days is slated for Friday, September 16 (11-7) & Saturday, September 17 (9-5) at the Hochstetler Milling site 5 miles north of Loudonville, Ohio at 552 Hwy. 95.

Among the exciting things visitors can expect to see include:

- Self-Guided Log Home Tour
- Lumberjack Competitions
- Delicious Food, Pastries, & Ice Cream
- Log Home-Related Exhibitors
- Log Cabin Seminars Mill Tour Breakfast
- Hand-Peeling & Hand-Hewing Silent Auction
- Log Cabin Raising Much More!

Make plans today to attend this educational and fun event for the whole family.







23 Most Frequently Asked Questions about Log Homes

- By Levi Hochstetler

#1: Does a log home cost more than a stick build home?

If you priced a simple home with four walls, one with solid logs and the other with 2x4 stick framed, and both with conventional roof–trusses the price would be a wash. However, people who love log homes also like cathedral ceilings, exposed timbers, quality cabinets, nice chandeliers and don't want just any old front door. All these added niceties make log homes generally more expensive.

#2: How much does a log home cost?

This question is virtually impossible for me to answer as there are too many variables. However, let me give you some helpful ideas in order for you to establish a budget.

Here in the Midwest in a rural setting you can expect to pay anywhere from \$130 to \$175 per square foot (at this printing 2016) with the average around \$150. So, if you take \$150 times a 2000 square foot home = \$300,000. This is for a turnkey build and includes excavating through the final finish of your home. This does not generally include sight improvements such as septic, well

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continued on page 2

FEATURED FLOOR PLAN

HERITAGE SERIES

Lakewood

1909 Sq. ft. 3 BR / 2 BA



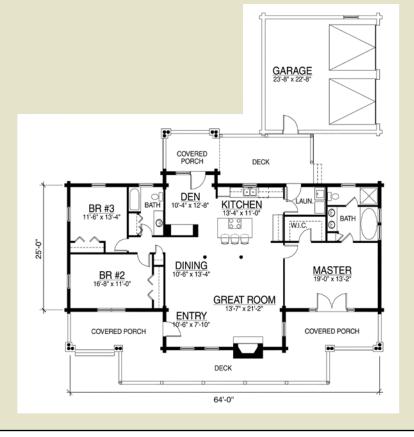
The Lakewood Is luxury and convenience wrapped up in a singlefloor plan. This home accommodates both family and friends with room to spare!

You'll appreciate the centrally-located kitchen with large serving island and built-in range, attached laundry room and step-saving access to the den and open-concept great room and dining area. The den or office features access to a covered porch.

The large master bedroom has a walk-in closet and bath with separate lavatory and dressing area. Two other bedrooms also share a separated bath.

Covered porches flank the decks in the front and rear.

Quite a home for the money!



23 Most Frequently Asked Questions -

continued from page 1



and drive. For a standard 24x24 garage add another \$30,000. The closer you get to any larger metropolitan area, the more your home will cost, and if you're building in the New England states add 50%, but plan to double it in California.

Remember, it's all in the components. Just like on a bicycle, components can vary 500%. Depending on the water faucet you choose, the cost can vary anywhere from \$25 to \$500 each. Kitchen cabinets can vary for the same plan anywhere from \$2,000 to \$40,000. The front door can vary from \$300 to \$20,000.

#3: Can I build it myself?

Yes, if you have: general carpentry experience/skills; aren't much older than 50; have more time off then just evenings and weekends (ideally off several months during the summer such as a school teacher); and lots of friends that won't disappear when the work starts. But if you don't have at least some of the above criteria, think twice before you commit to it. Believe me, it's not the easiest endeavor, even when qualified. Also consider being your own general contractor instead. Hochstetler Milling has a do-it-yourself workshop every Spring that you should consider attending if you decide to try it. Attending the workshop can help determine if you're up to it or not. Note: banks normally require a larger down payment with a self-build.

#4: Could I save money by building myself?

Yes, but not as much as you might think. A contractor with the proper tools will be far more efficient than what a typical homebuyer could ever hope to be. I expect, on the average, a builder with the same amount of labor can do about twice the amount of work. For one, by the time you have the cords and air hoses unwrapped in the evening it would be about time to wrap them back up again. However, if you don't consider you and your spouse's labor it can be the difference between being able to afford the home you need or not.

One added savings benefit for building it yourself is the fact that your own labor is before income tax, whereas what you pay for labor to a builder is after tax money. Depending on your tax bracket it can be significant.

#5: Does precut actually save me labor over random length logs?

The idea is that with precut you have less labor in the field. However, builders have told us time and time again that precut doesn't save them any labor! With random, you can put any bundle of logs on the deck, grab any log and start stacking. Whereas in precuts, you have to find the right bundle with the first course and next you'll have to start looking for a certain log that goes where you would like to start laying logs, only to discover that it's clear on the bottom.

Another down side to precut is that if the foundation happens to be too long or too short it could be a major problem, whereas with random length logs, there is no problem. Several other benefits of random length logs is that if you, the homeowner, would like to move a window or door, or you happen to damage a log or two with the forklift, no problem. Not so with precut logs. You'd have a major expense and lost time having to order new logs from your supplier.

However, it's important that when you buy random length logs to make sure they



are end squared and that the saddle notches or dovetails are pre-cut. There is a major labor benefit in using end-squared over rough end logs, and if your home has dovetails or saddle-notches that those are pre-done.

#6: How long does it take to have a log home built?

From start to finish the building part takes from 6 to 9 months on average for a 2000 square foot home. Typically, the design process takes about three months. If financing is needed, which it usually is, expect three to six months for that depending on the bank, your credit and a host of other potential setbacks.

#7: Can I modify a standard plan?

Most log home manufactures have an in-house design staff that can modify their plans. We find that very few log home buyers will buy stock plans "as is" and will have us modify them to their individual taste. In fact, while most have us start with a stock plan, quite a few have us begin from their own sketch or even sometimes just from their ideas.

This article continued in the next issue.

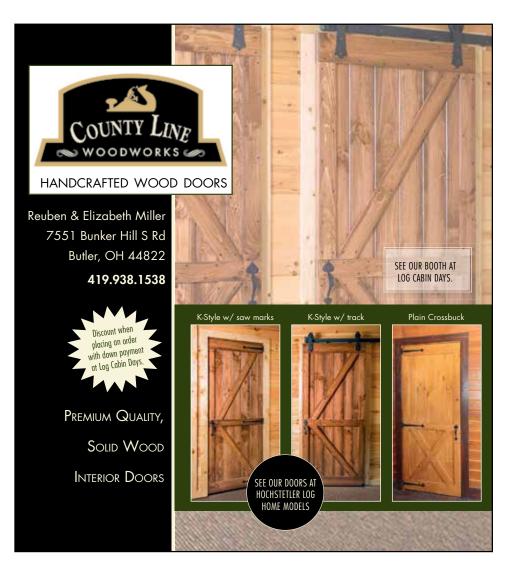
FREE BLUEPRINTS Got land? Get started early!

For a limited time only, with \$2500 deposit down, from September 16 (Log Cabin Days) thru October 31st, you get free blueprints on a deluxe package plus. Offer good up to a 3000 sq. ft. home. Engineer stamp, if required, is an additional cost.

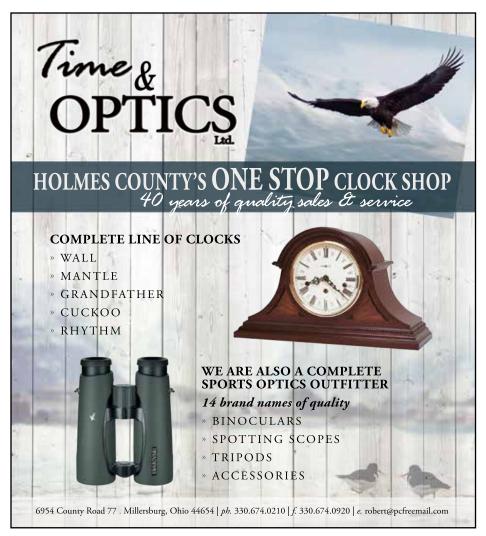
Call Hochstetler Milling at 800-368-1015

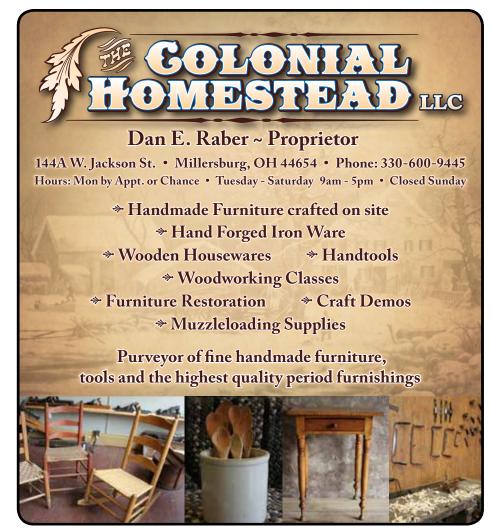






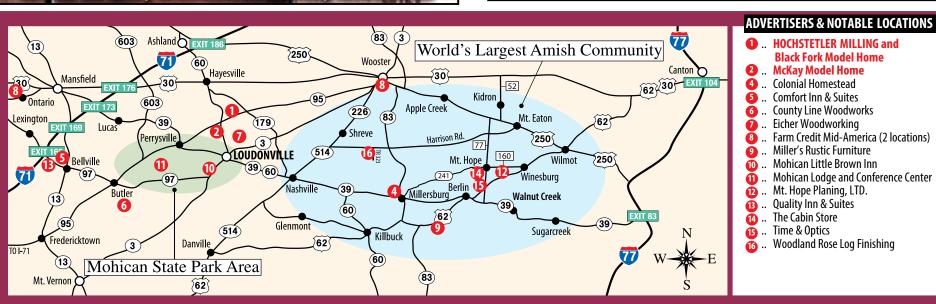












** SPECIAL SECTION ***

LOG CABIN DAYS

September 16 & 17 at Hochstetler Milling

Log Cabin Days Hours: Friday, September 16: 11am-7pm • Saturday, September 17: 9am-5pm

If you have always dreamed of some day owning your very own log home; or maybe you're one of those few lucky ones that already do, or are interested in the down-to-earth lifestyle - then you won't want to miss Log Cabin Days.

A free, 30th anniversary mug will be given to the first 30 couples that visit our booth on both days. So mark your calendars now and help celebrate our 30th anniversary at Log Cabin Days.

This year will again be highlighted by the popular self-guided log home auto tour. At this writing, we have 6 private log homes scheduled to be on the tour. Of these 6 custom homes, only one has ever been on the tour before. These are in addition to our own furnished models, the McKay and Black Fork.

We will be taking a suggested \$10 per person donation for the tour, benefitting the American Cancer Society. These homes are private residences, so please thank them for their generosity to open up their homes and give us this rare opportunity during this 2-day event. If you want to see all of the log homes on the tour, plan on most of one day for it.

We are very excited with our lineup of speakers to lead our free seminars, including a new one.

Log cabin financing will be covered by Ashley Weaver of Farm Credit. She will be explaining how to come up with a budget and the loan process.

Steve Lykins of Hochstetler Milling will be sharing with you his years of design experience and talent for good design. Certainly you will be able to pick up ideas for your own log home.

Bill Dinkins will be doing the "Log Basic 101," a helpful presentation in selecting log sizes, wood species, and profile types for your dream home.

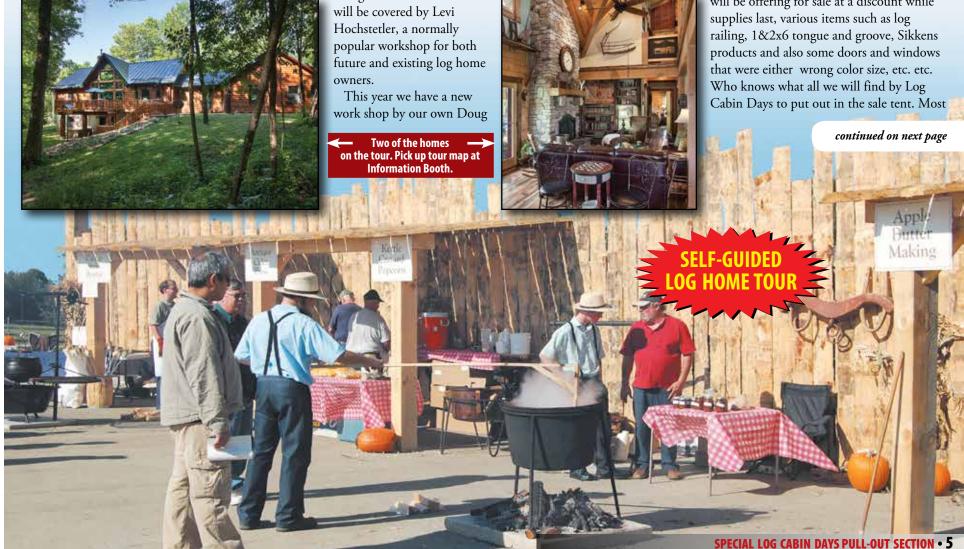
Log home maintenance will be covered by Levi Hochstetler, a normally popular workshop for both owners.



Lumberjack competitions Fri. 4pm-6pm & Sat. 11am-1pm.

Coen who will be giving a talk on "how to find the ideal log home building property."

> Also, new this year is a tent sale. We will be offering for sale at a discount while



Self-Guided Log Home Tour • Lumberjack Competitions • Log Cabin Works



items we will offer at 10% discount, but some items such as doors/windows as much as 50% off retail.

Exhibitors will be showing off their wares, including interior and exterior wood finishes, cabinets, solid oak furniture, log home furniture, bent hickory rockers, insulated concrete forms(ICF), windows, and both interior and exterior doors. Builders and log stackers will be on hand to answer all your construction questions, along with a bank that specializes in log home lending to take care of all your financial questions. A landscaper will fill you in on landscaping. Note: this could be the largest assembly of rustic furniture makers ever assembled in North America. Hint–bring your truck!

During the two day event, Cedar Creek Cabins will have their crew build an actual log cabin from start to finish. This 13' x 24' cabin, with a 6' porch on the end, is on skids and sized to be shipped on the road. At 4 p.m. on Saturday the 17th, it will be auctioned off. This

would make an excellent guest or hunting and fishing cabin. If interested, contact us for more details.

The new state-of-the-art SII dry kiln, along with the mill, can be toured at your leisure. We will operate the mill for 15 minutes on Friday the 16th, starting at 12:45, and Saturday the 17th, starting at 9:45. We will have associates available explaining the operation.

There will also be demonstrations of hand-hewing, hand-peeling, steam-powered sawmill and shingle mill, and chainsaw carving, not to mention the blacksmith pounding out unique iron items for your log home. Also on board is a wood carver carving one-of-a-kind fireplace mantels.

Watch a vintage steam engine sawing various size logs into timbers and dimensional lumber (just like the good ole' days!).

Always a favorite is the can't miss lumberjacks competing for the prize, with axe throwing, crosscut sawing, and wood chopping.

There will be plenty of fun things to watch and do. Perhaps you would like to relive, "Little House on the Prairie" and go on a horse drawn old-fashioned covered wagon ride down through the woods. Watch the blacksmith shoe a few horses. Be sure and visit our forestry booth and sign up for a free bundle of white pine seedlings – and don't forget to register to win a free chainsaw carving.

Since Log Cabin Days is a family event, we've tried to include lots of activities for kids, too. Make sure the children get the chance to play "gold digger," and sift through shavings for nickels and candy. They will, no doubt, be fascinated by our small petting zoo with a chance to get "up-close and personal" with the animals like a pony, a calf, puppies, rabbits, and kittens.

Check our silent auction where you can bid on an Amish-made quilt and hand-crafted log home related items including rustic furniture, bird feeders, and more. The closing for the silent auction is 3:00 p.m. on Saturday.

Log Cabin Days would not be complete without some good old-fashioned, mouth-watering, finger-lickin' food—and this year is no exception. Delicious barbecue chicken, done to perfection on our large outdoor pit, and noodles, potato salad, kettle-cooked baked beans and a variety of pies including L.C.D's famous fry pies, highlight the menu. There is also homemade ice cream, fresh-squeezed apple cider, apple butter and kettle-cooked popcorn. Be sure to plan on taking home pastries from the Amish bake sale, highlighted with fresh pies and homemade bread along with locally made swiss cheese, trail bologna, and fresh produce.

Come early on Saturday morning for the "Early Bird" breakfast, which will be served starting at 7:00, with scrambled eggs and bacon done on an open kettle, real stuffed sausage, pancakes, donuts and coffee or juice.

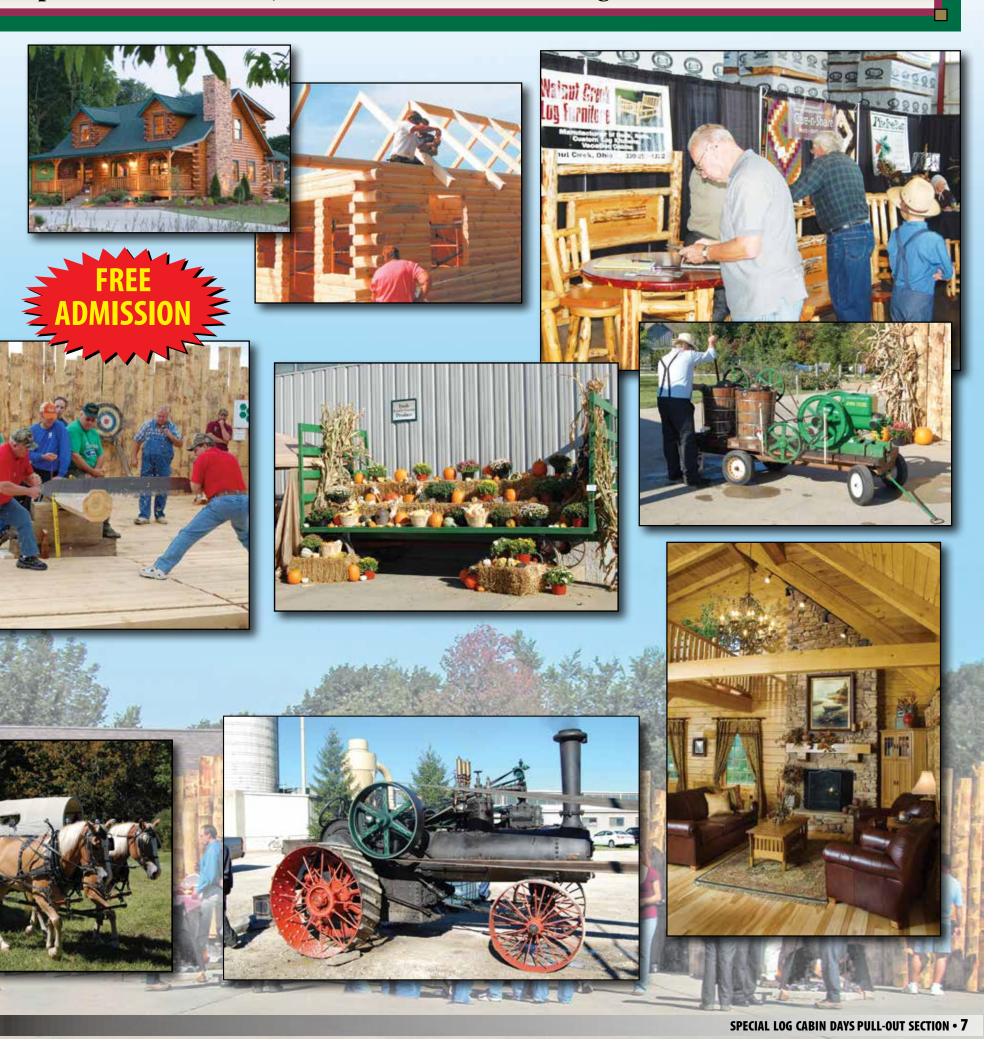
Proceeds from the sale of refreshments, bake sale, and silent auction will benefit the Mohican Parochial School.

Last, but not least, both our models – the McKay and Black Fork – will be open for tours as well. While the Black Fork is at the Mill where the event is held, a trolley will shuttle people down to the McKay model.

Our goal is to make Log Cabin Days an enjoyable 2-day event that is both educational and beneficial for the whole family. Come early and stay both days. See you there.



shops • Delicious Food, Pastries & Ice Cream • Log Home-Related Exhibitors



WORKSHOPS & SEMINARS

11:00 Log Home Designing
12:00 Finding Land
1:00 Log Home Financing
2:00 Log Basics 101
3:00 Log Home Designing
4:00 Log Home Maintenance
5:00 Log Home Basics 101

SEPT. 16

9:00 Log Basics 101 10:00 Finding Land

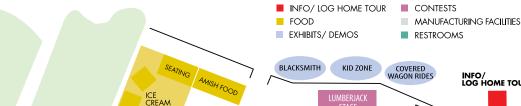
11:00 Log Home Designing 12:00 Log Home Financing

SATURDAY

SEPT. 17

1:00 Log Basics 101

2:00 Log Home Maintenance 3:00 Log Home Designing



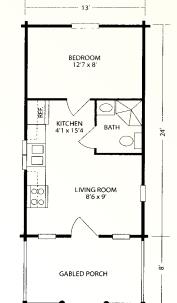


INFO/ LOG HOME TOUR

• APPLE CIDER

STEAM ENGINE CHAINS TENT SALE

Log Cabin To Be Auctioned



ENTRANCE



This log cabin (floor plan shown to left) will be erected at Log Cabin Days and will be auctioned off at 4:00pm on Saturday. Does not include interior walls or fixtures.

Partial Exhibitor List

- A Cottage Collection Area Rugs
- Amish Oak Furniture Hardwood Furniture
- Amvic ICF Insulated Concrete Form Foundations
- Andersen Windows Exterior Windows & Doors
- Buckeye Counters Countertops
- Buckeye Log Builders Local Log Home Builder
- Cedar Creek Cabins Ohio Log Home Builder
- Charm Engine Small Engine Equipment
- Coalway Fireplaces and Stoves
- Colonial Homestead Primitive Tool Demo
- Country Lane Bulk Foods Fresh Produce
- Country Road Primitives Primitive Furniture
- Country View Landscaping Landscape Design
- County Line Woodworks Custom Wood Doors
- Creekside Furniture Cypress Lawn Furniture
- David Raber Construction Heaters
- Eicher Woodworking Custom Cabinets
- Fabral Metal Roofing
- Farm Credit Services Log Home Lender
- Golden Star Furniture Rustic Hardwood Furniture
- Grandpa's Antiques Antiques
- Grandpa's Rugs Rugs
- Haudenschild Insurance Agency Log Home Insurance
- Hillside Flooring Reclaimed Barnwood Flooring
- Hillside Gazebos Rustic Furniture
- Jerry's Custom Woodcrafts Rustic Furniture
- Johnsville Flooring Hand Scraped Flooring
- Julie Roberts Slate Painting Demo
- Leaf Filter Gutter Protection Gutter Protection
- MHP Flooring Hardwood Flooring
- Miller's Hickory Rockers Bent Hickory Rockers
- Miller's Rustic Furniture Rustic Log Furniture
- Mohawk Sugar Bush Cotton Candy Demo
- Owens Corning Architectural Shingle Roofing
- Pine Ridge Rustic Furniture Rustic Furniture
 Provia Stone Manufactured Stone
- Sikkens by PPG Interior & Exterior Finishes
- Stutzman Farms Organic Grains
- The Cabin Store Rustic Cabin Decor & Carved Mantels
- Top Notch Distributors Schlage Hardware
- Trail Battery & Solar Off Grid Rocker
- Woodland Rose Log Homes Local Log Home Builder &
 Maintenance

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Event Information:

Located 5 miles north of Loudonville and 1/2 mile east of the St. Rt. 95 & 60 intersection at 552 Hwy. 95

Hours: Friday, September 16, 11am - 7pm Saturday, September 17, 9am - 5pm

Questions, call 800-368-1015 or 419-368-0004.

A fun-filled, 2-day family event that all ages will enjoy!

Visit These RUSTIC LOG FURNITURE Exhibitors at Log Cabin Days

The Cabin Store at Mt. Hope:



A seed dropped in fertile soil watered with scores of ideas is apt to flourish and produce. Jr. Yoder has been in the furniture business for many years and he has turned his attention to providing unique, quality products - from the heritage of fine woodworking skills of Amish craftsmen - through The Cabin Store in Mount Hope. Along with his wife Marilyn and their family, The Cabin Store features rustic

furnishings, including log furniture, fireplace mantels, lodge rugs, and reclaimed barnwood furniture, as well as many accessories. Come visit us at Log Cabin Days.

Golden Star Furniture:



Golden Star Furniture has a wide variety of furniture, from dining room, living room, bedroom sets, and everything in between. We have benches, rockers, blanket and toy chests, coffee tables, end tables, lights, hutches, and pub tables with bar chairs in various heights. Our furniture is made with rustic hickory hardwood and finished with a clear coat, giving you the most color variation possible. Our

latest additions are sofas and love seats that can be fully disassembled for easier transportation. These are offered in a wide variety of fabrics. Look forward to seeing you at Hochstetler Milling's Log Cabin Days.

Hillside Gazebos:



Hillside Gazebos makes rustic log furniture and gazebos. The shop is owned and operated by the Chester Martin family. We started manufacturing the furniture in our basement in 2002. The following year we bought an established gazebo business and built our shop. We offer 3 different types of wood for the furniture – red pine, white cedar, and Colorado aspen. The gazebos are made from vinyl, white

cedar logs, and pressure treated wood. We design and manufacture your log furniture ideas. Approximate lead time is 4 to 6 weeks. We also have many standard furniture items to choose from. Stop by our booth to see our furniture or to pick up a brochure.

Jerry's Custom Woodcrafts:



Based out of Cosby, Tennessee, in the heart of the Smokies, this husband and wife team design and create one-of-a-kind rustic log furniture. Crafted from a combination of Northern White Cedar and Midwestern Mountain Aspen, all of their work is hand built with care and intended to last many generations. They feature furniture for every space in your home, from the bedroom and dining room, to the living room and rec space. While they have a great portfolio of work they are happy to build for you. They also love hearing from their customers and working with them to design and build a unique one-of-a-kind piece to fit their specific needs.

Miller's Hickory Rocker:



First of all, I'd like to introduce us all at Miller's Hickory Rockers: owner's David and Susie Miller, and children Rhoda Ann, John Mark, Jeremy David, and Regina Marie. We have been producing quality hickory products since 1979. What has started in a small one-man shop has grown into a 50' x 144' shop. We also do custom work in live edge fur, such as coffee tables, end tables, dining tables, and much

more. You will be surprised at what all we do. Some of our furniture even uses tree stumps. Look for our show specials at Log Cabin Days.

Miller's Rustic Furniture:



Nestled in the rolling hills of Saltillo, Miller's Rustic Furniture is well off the beaten path. But, we are quite easy to get to. We specialize in furniture that is built out of hickory, aspen, red cedar, pine wormy maple, and reclaimed barn wood. The pieces are custom built either on-site at our workshop, or by local craftsmen who take great pride in quality, durability, and beauty. While photos and brochures can tell a

story, nothing will take the place of actually experiencing our furniture firsthand at Miller's Rustic Furniture, where the great outdoors comes to life, indoors.

Pine Ridge Rustic Furniture:



We started our business in 2005, doing mostly construction while still maintaining our farm. Since then, our furniture business has taken off. We offer 4 sizes of beds, from twin to king. We make dressers in 4 different sizes, along with 2 nightstands, tables, and coffee tables. We also welcome custom orders, and make everything from bookshelves and entertainment centers, to yard swings and gliders. We can

design entire bedroom suites, and add mirrors to dressers. Our furniture is made from red pine and cedar that we acquire from Michigan. Come visit us at Log Cabin Days.



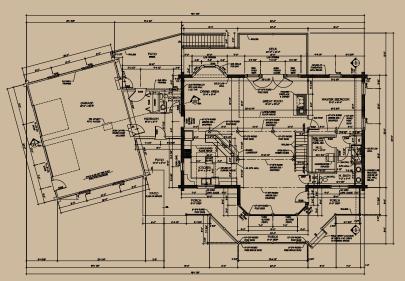


Bill was on site practically every day during construction to oversee the work and also make last-minute changes to the original floor plan. For instance, he extended the front porch roof out about 10' which gives them extra room for furniture or to place a Christmas tree during the holidays. Two conventional short walls extending from the log walls were added to accommodate the wiring in the ceiling and upstairs.

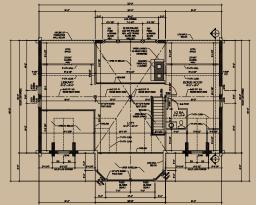
Bill also wanted to use the large Ash and Cherry timbers for some of the poles, since they were cut from the property during clearing, as well as from his dad's farm. In fact, there are many species of wood throughout the home. Walnut for the sliding barn door and Oak for cabinets in the kitchen, Ash for stair treads, and Red Elm for a post in the basement. Large flagstones, unearthed during the foundation excavation, was used on the walkways leading up to the house.

It is evident in every room in the house how much thought went into the planning of their "dream" home. And, as Bill pointed out, it was not meant to impress people but rather to suit their lifestyle. Asked what they liked most about their home they both replied, "it's cozy." Interestingly, the open floor plan allows for all the family members without seeming crowded. The entire process has been a "labor of love" for Bill and Mary and the pride they have in their wonderful home is well-deserved.





First Floor

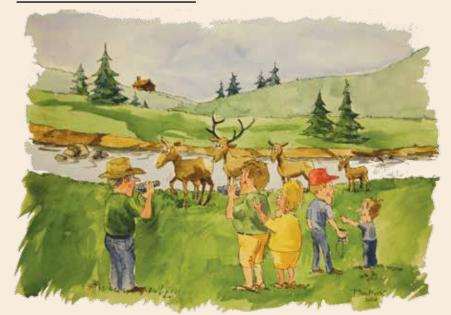


Second Floor



Would you like to have your home featured in a future issue? Please submit pictures and a few words to Hochstetler Milling, 552 Hwy 95, Loudonville, OH 44842. If selected, someone will call you for an interview.

CABIN FEVER



"My Close Encounter" by Bill Dinkins

Several years ago my son, Mark, and his wife, Susan, invited me and my better half, Sandy, to join them on a vacation to Yellowstone National Park. Needless to say we were overjoyed, and drove to Jackson Hole a couple days early to have a little more time to enjoy the scenery.

After entering the park, I was driving along one of the mountain roads, taking in the breathtaking scenery and looking at a cascading waterfall in the distance. My wife yelled at the top of her lungs, "Buffalo". I'm sure that cry broke the sound barrier as my head bounced off the car's ceiling and I turned to see the beast alongside my car. She didn't realize there were buffalo (actually, Bison) in the park, so when this large bull passed by on the berm, a mere arm's-length away, she was startled to say the least.

A day later, we were driving on the popular "figure 8" route which winds through Yellowstone and I spotted a herd of elk grazing along the river about a 1/2 mile away. I'm always looking for good photo opportunities and this was too good to pass up, so I quickly pulled off onto the berm, grabbed my camera, waved to my wife, and started jogging down the hill (having given up running some years ago!). I joined a line of curious onlookers and we proceeded down the hill alongside the herd, the closest being about 25 yards away. I was the last in the line of about 10 people, each snapping photos as we moved along. There must have been 15 elk, mostly cows with a few year-old calves, plus a couple bulls. As I lifted my camera and focused on the nearest one, she charged! I threw up both hands (I'd heard you're supposed to make yourself look as big as possible when an animal attacks), and yelled out something (maybe STOP!) but frankly I don't remember. Fortunately, she did stop about 10 yards away and I slowly retreated, my heart pounding like a drum in a John Philip Sousa marching band. That was too close for comfort!

Later, when I got the photos processed I noticed she had a baby at her side, completely hidden from me when I took the picture. I'll never know why she charged me other than to protect her baby. At any rate, I felt extremely fortunate to have all my limbs intact as I trudged back up the hill. Unfortunately, my excitement was not over for the day, and I was met by a young female officer at the crest of the hill. As my wife looked down in embarrassment, the officer said, "Sir, did you know you are parked in a NO PARKING zone." I replied, "Sorry, I didn't see the sign," which was a little white lie since I was more interested in shooting the elk than obeying the law! She was somewhat understanding and told me, "You know there are signs there for a reason." To which I readily agreed, but nevertheless had to pay a ticket.

I would like to say this story has a happy ending, and that I got a magnificent shot of a 500 lb. cow bearing down on me. However, that's not completely accurate. My shot showed "mama" nonchalantly glancing over at me, seconds before she decided she'd seen enough visitors for the day and proceeded to teach me a lesson I'll never forget.

Do you have an interesting short story about a favorite memory of a log home? Maybe it's a childhood vacation, a weekend at the lake, or a day visiting a friend. Whatever you remember and love to tell others qualifies. Don't forget - a picture to go with your story makes it even more interesting. Please mail your submission to Hochstetler Milling, 552 Hwy. 95, Loudonville, OH 44842. **Hope to read about your log home adventure in a future issue!**



CONSTRUCTION LOANS

Build your home, then live in it. All with the same loan.





SEE US AT THE SHOW!

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Wooster Office 382 W. Liberty Street Wooster, OH 44691 | 330-264-2451

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