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HORSIN' AROUND

Most equestrians have to trek to the barn to saddle up for a ride, but this timber home owner doesn't have to leave the house – he shares it with his horses.



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This Wisconsin bachelor pad set the stage for romance and, now, married bliss in this final installation (the big reveal!) of our Dirt to Done series.



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FROM ADDITION TO ADVENTURE

An ambitious addition to a tiny island log home creates a welcoming lakefront retreat for family and friends.

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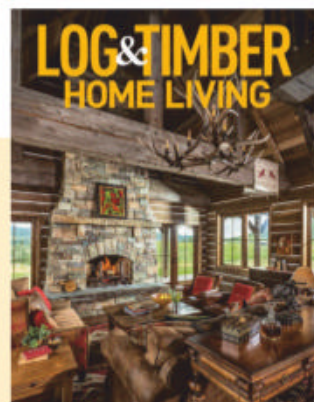
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Parting Words

RUN FOR THE HILLS

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A classic log and timber home deserves a fireplace that's worthy of the walls it graces. Explore hearth options for your home on pages 12, 24, 28 and throughout the issue.

photographer HEIDI LONG

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go for the burn

It's nearly impossible to find a log or timber home without a fireplace. A custom wood home and some sort of fire feature are practically synonymous — even in warm-weather climes, like Florida and Texas. Great room, dining room; indoors, outdoors; rugged, refined; wood-burning, gas — your options are many.

This issue showcases the variety of ways you can feature fire's mesmerizing beauty into your log and timber home plans — and in more ways than just your hearth.

We begin with our resident builder Dan Mitchell's honest and surprising take on masonry wood-burning fireplaces (hint: they're gorgeous, but there may be more cons than pros). From there, we explore ideal fireplace design ideas for log and timber houses, followed by a glowing roundup of the hottest high-tech, wood-burning alternatives on the market.

In addition to traditional fireplaces, there are other, unconventional ways that a little firepower can spark creativity in your home's design. ***Shou Sugi Ban*** (also called Yakisugi) is the ancient Japanese art of charring wood planks at extreme heat until they achieve a blackened tone and rich texture. In North America, the process has a champion in Nakamoto Forestry. We explore the ways this unique treatment can be used in log and timber homes on page 34.

We also turn up the heat on our ***Dirt to Done*** series with the big reveal of Zach Parmeter's completed log-and-timber hybrid home (page 50). Plus, we share how the warm glow of a majestic sunrise over New Hampshire's Mount Shaw stopped a commercial builder's plans to renovate and flip a tiny, island log cabin in its tracks. See why he kept it for himself in ***"From Addition to Adventure"*** on page 66.

Here, you'll find all of this plus scores of photos, floor plans and decor ideas that we hope will ignite inspiration for your own log or timber home.




Donna Peak
Editor-in-Chief

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Let There Be Lighting

Strategically placed lights can enhance your landscape's features and increase your home's safety and security.

By Elizabeth Millard



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LEFT: Town & Country Cedar Homes by Roger Wade; OPPOSITE: Getty Images ©Björn Anton / EyeEm

Even in the peak of summer when the days are much longer, there can be a sense of “losing the landscape” when night falls. After all, many log and timber homes are built in areas without street lamps or even rural dusk-to-dawn light poles.

While this lack of light pollution makes for a magical stargazing setting, creating evening ambiance around your property can showcase a lush lawn or garden in a whole new way. Plus, you can boost your safety in the process. Keep these seven key ideals in mind:

1 Be gentle. Incorporate soft touches of light instead of harsh floodlights or an overabundance of lit areas. That means assessing the best features of your landscape and installing lighting that emphasizes those areas. Be strategic, and choose the plants that look best basked in light.

2 Harness the sun. Solar-powered lights soak up the sun during the day and use that for power at night. They come in a wide range of options, from task lamps to pathway lighting. Set them in a sunny location so they stay lit longer.

3 Emulate nature. There are plenty of choices that pick up on natural themes. You might choose a garland-style string of lights that mimic glowing fireflies or flowers, or drape fairy lights along a wall to resemble a waterfall.

4 Show your true colors. Light affects the color of objects, and can convey coolness or warmth, depending on the bulb’s color temperature (Kelvin). Ones that are cooler have a bluish tone and tend to make outside

environments look overlit and artificial. A better option is a warm color, like very light orange, which replicates the soft glow of a campfire.

5 Illuminate for safe wandering. Pathways around garden beds and other landscape features tend to be at a little uneven, making them possible tripping hazards at night. Use low-level lights along the sides, as well as by stairs, to minimize the risk of falls.

6 Secure the premises. This is one instance where you’re not going for a magical mood. Instead, you’ll want strategically placed floodlights set off by motion. The best locations are around driveways, entrances and the property’s perimeter.

7 Highlight your best features. Architecturally speaking, log and timber frame buildings have a lot of fantastic elements to accentuate. Downlighting within the eaves of a roofline will create rich texture and a warm glow on a log wall. Spotlights angled toward a timber-framed truss will add an air of drama.

Unlike your landscape, itself, which is often centered on an abundance of color and contrast, lighting your garden beds, pathways, patios and other hardscapes often benefits from a minimal, selective approach.

As you highlight your favorite areas, you just might find yourself ignoring the stars in the sky to enjoy the stellar spaces that surround your log or timber frame home.



from the field



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James Ray Spahn photo

Burning Desire

The real deal on masonry wood-burning fireplaces. By Dan Mitchell

An open, wood-burning fireplace is steeped in nostalgia. The ambiance that a massive hearth and roaring fire produces in a log or timber home takes us back to another, simpler era. But actually owning one

of these beauties is not what it seems. I liken it to having a Model-T Ford. It was once the most popular form of transportation — cutting edge for its day. But cars have come a long way in terms of safety, fuel economy, functionality and upkeep.

So while the Model-T is cool to own (if you have the discretionary funds) and may be fun to take for a spin every now and then, it's not something you want to drive and maintain regularly.

Masonry wood-burning fireplaces are much the same — an antique — and a complicated, expensive one at that.

A true masonry fireplace consists of a cement block framework containing a firebox, a flue and a chimney (see the diagram on page 14) that exits from one point in the house, whether it's through the roof on a gable end, the center of the roof at the ridgeline or on the side of the house. There's a gap between the firebrick and concrete masonry blocks that comprise the chimney, a builder's technique that keeps the heat from shattering the block itself.

When it comes to incorporating a masonry fireplace in a log or timber home, the biggest issue that has to be addressed is weight. These fireplaces are heavy, and you have to start at the foundation level to support their heft.

To start, you need to pour a thickened (16-inch) reinforced (rebar and a 4000psi concrete mix) slab to carry the load from the ground, through the floor system and all the way out of the roof with at least a 2-foot clearance from the ridgeline for fire prevention, as per code. These criteria are hugely important, because the last thing you want is for the fireplace to create pressure on the ground and eventually crack or worse — collapse.

From there, your mason will build up the block work from the foundation/basement through the subfloor.

PROS & CONS OF A MASONRY WOOD-BURNING FIREPLACE

pro Flexibility when it comes to size, including the dimensions of the firebox opening

con Cost — A masonry fireplace will almost always cost more (often 3x more than prefabricated models) in materials, construction and foundation reinforcement

pro Unlimited design and material options

con Interior heat loss through the firebox/flue/chimney; not the most efficient heat source

pro Nostalgic choice for log and timber homes (lodge look)

con Chopping/buying, storing and fetching firewood

pro The aroma and ambiance of a wood fire

con Maintenance — Annual checks for creosote, regular chimney cleaning and ash removal after every fire burned



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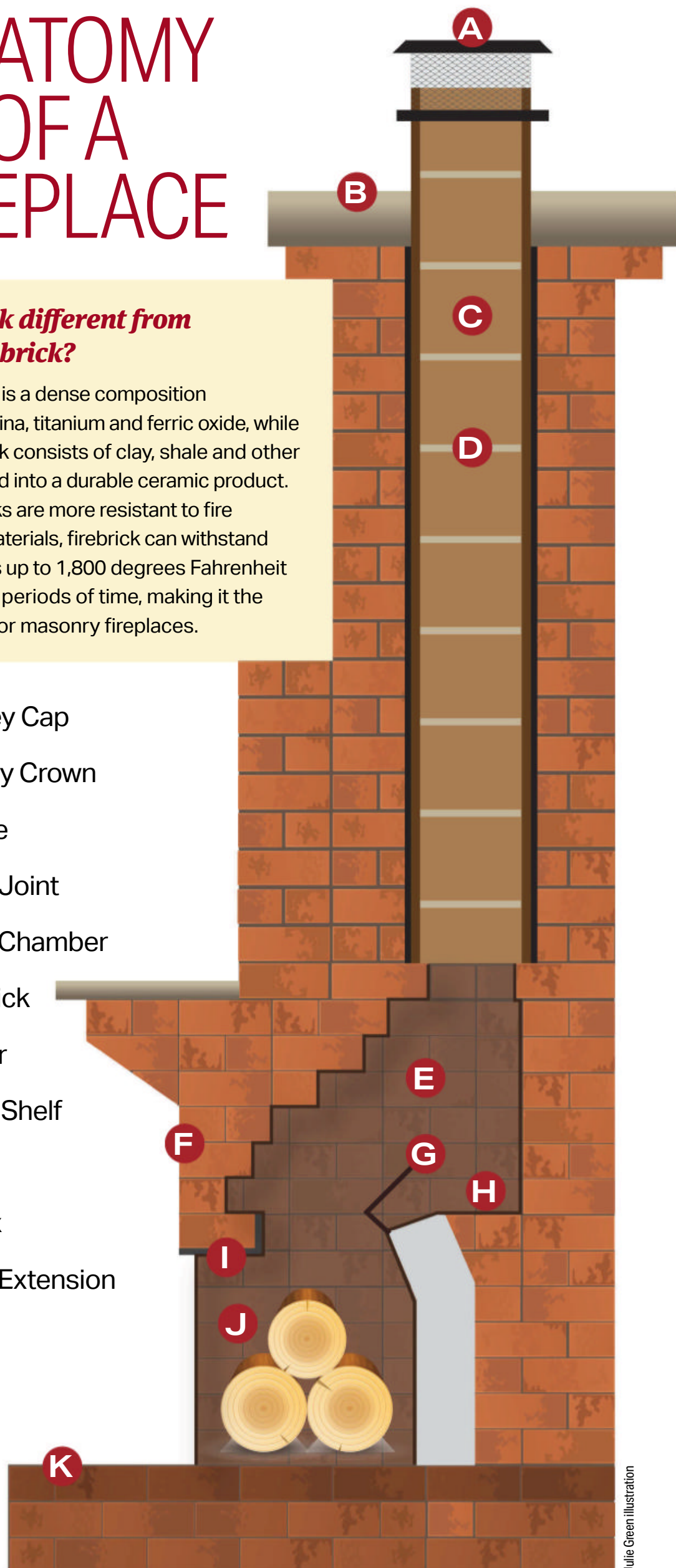
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ANATOMY OF A FIREPLACE

Is firebrick different from standard brick?

Yes. Firebrick is a dense composition of silica, alumina, titanium and ferric oxide, while standard brick consists of clay, shale and other materials fired into a durable ceramic product. While all bricks are more resistant to fire than other materials, firebrick can withstand temperatures up to 1,800 degrees Fahrenheit for extended periods of time, making it the safe choice for masonry fireplaces.

- A** Chimney Cap
- B** Chimney Crown
- C** Flue Tile
- D** Mortar Joint
- E** Smoke Chamber
- F** Face Brick
- G** Damper
- H** Smoke Shelf
- I** Lintel
- J** Fire Box
- K** Hearth Extension



Julie Green illustration

It's critical that the places where the unit penetrates the floor(s) and again at the roof need to be sealed properly. In a log home, this can be a challenge due to settlement. During construction, your builder will need to incorporate a system that will allow the roofing material to slide along the fireplace, which will remain static, so that the roof can move with the log walls as they settle into place. As a result, the roof won't be attached to the fireplace directly, so the builder will box around it and flash it so that rain will deflect and the home remains weather tight.

These parameters merely set the stage for the fireplace. Decisions must be made on size, design, number of openings (e.g., double-sided), facing materials, wood storage and a host of other factors that impact its construction and its price.

Without a doubt, a masonry fireplace is a luxury purchase, and, in all honesty, the return on investment is almost zero. Not only is it more costly to build, because of its inefficient nature (interior heat loss through the flue/chimney) it ultimately costs you more money to operate than other available fireplace options.

But as we said at the start, the feeling that a wood-burning fireplace evokes — not to mention its place in log and timber home lure — can't be denied. If you've got the desire and the budget to integrate one into your home, be sure your team knows how to design and build it right.

Dan Mitchell is a builder and a Log & Timber Home University professor. He owns Eagle CDI, a construction firm based near Knoxville, Tennessee.



Ban on Burning

In wildfire-prone states, like California, or emissions conscious areas, like Colorado, building a new wood-burning fireplace is prohibited and there are environmental-condition restrictions on when you can fire up existing units. If a wood-burning fireplace is in your plans, make sure you can use it.



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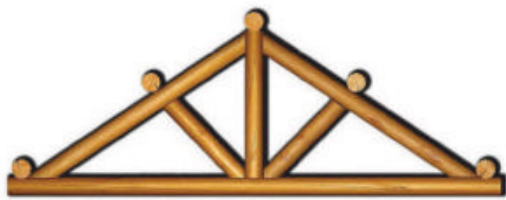
Four easy ways to add instant curb appeal to a log or timber home.

By Charles Bevier

16

Varying rooflines; mixing materials, textures and colors; and providing a clearly defined, inviting entryway are key points that create traffic-stopping curb appeal.





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You've likely spent months walking your building site, finalizing your floor plan and analyzing window placement to make the most of the views from the inside. But have you considered the outward appearance of your home? Curb appeal is like the cover of a book; it sets the tone and the expectations of what's inside.

There are expensive and inexpensive ways to create curb appeal with log and timber elements, architects and designers say. We explore four of their top tips to creating a lasting impression.

1 The Essential Front Entrance

"It all starts with the front porch and the front door," declares Remington Brown, design manager at StoneMill Log & Timber Homes who has 15 years' experience designing houses and commercial structures. "The goal is

the home's curb appeal."

Designer Molly Cooper of Cooper & Co., a division of Honest Abe Log Homes, takes it a step further, suggesting that incorporating different colors for the roofing can be a way to add dramatic curb appeal. "A lot of our clients are opting for standing-seam metal roofs and you can choose a different color for dormers that will really make them pop," Molly shares.

2 Mix Building Materials

Having a blend of different building materials and textures on the outside of the home is another way to boost curb appeal. This can include brick, rock and stone veneers — and log homes have the perfect place to add them: "Rock typically can be added to the foundation to really add some character," Molly says.

"Adding some timber brackets at a roof overhang can warm up a front elevation and make it more inviting. Timber elements at the front door add warmth and offer a hint of what's waiting inside."

— DIANA ALLEN, WOODHOUSE: THE TIMBER FRAME COMPANY

to make the home look cozy and inviting." Investing in a covered porch and an elegant front door is a good place to start.

Falling into the more expensive category is to craft a varied roofline. Incorporating multiple rooflines can make even the most basic of designs visually appealing, even stunning.

"There are a lot of interesting design opportunities," Remington says. "There are eyebrow dormers, contemporary cantilevered shed roofs or cascading gables. These features can add depth to

To help counter the horizontal lines of the logs and chinking in StoneMill's Appalachian style log homes, they will often recommend vertical board and batten siding on gable ends, to add a different texture to the home's overall appeal. Care must be taken not to overdo it though. "You don't want to get too crazy," Remington cautions. "It should blend with the style of the home. Don't want to get too outside the style you are going for, otherwise that can be off-putting."

3 Incorporate Lots of Lighting
Wiring is inexpensive. So the time to plan for ample lighting for the exterior is before construction. Designers recommend general lighting for security and accent lighting for style, to draw attention to timber frame trusses or accentuate logwork, by way of example. You may elect to illuminate the edge of walkways, for safety and ambiance.

4 Simple Additions Add Style
Diana Allen, architect and design director at Woodhouse: The Timber Frame Company, says heavy timber elements can be added to the exterior of the home and won't add much extra cost to the budget. "Curb appeal from a timber frame home perspective can range from simple to the elaborate by simply changing the accents," she says. "Something as easy as adding timber brackets at a roof overhang can warm up a front elevation and make it more inviting. Including a timber element at the front door, like a small covered entry, also adds warmth and offers a hint of what's waiting inside once they enter."

According to Diana, a covered entry can be simple (two brackets with a roof overhang) to enhanced (a full timber truss and posts set on stone piers) to the most elaborate (a porte-cochere). "Ultimately, it's an opportunity to incorporate extra character to your exterior," she says.

"One other element I like to add is a small shed roof supported by timber brackets over the garage doors," Diana continues. "It isn't expensive and adds just one more little measure of detail to the entry. Though normally found on upper-end homes, it's really not a costly element. But it can transform the garage door from an eyesore to an intentional design feature very quickly."



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Understanding Recording Fees and Taxes

Completing the real estate process, local and state authorities collect their due when it comes time to record your purchase.

By Adam Headley

No transaction is complete until the paperwork is done, and purchasing or financing real estate is no different.

After the ink is dry on the appropriate documentation to secure your log home timber home property, the last step in the process is making those documents a part of the public record in the county where the real estate is located. This is accomplished by recording the deed or deeds and security instrument, if an additional entity (lender) has a financial interest in the property along with the owner.

After the documents are signed, they're forwarded, typically by the title company or attorney's office that presided over the closing, to the specific county's deed, title or register's office. (Depending on your location, the name of the office may differ.) The register's office then dutifully records the documents in order to provide evidence of ownership and/or security interest such as a mortgage or deed of trust.

In order to provide this necessary service, the local government charges recording fees and taxes according to established rates. Recording fees are typically based on the number of pages being recorded, and the taxes are most often calculated on

the dollar amount involved. These actual charges vary widely depending on the county and state where the real estate is located and where the recording takes place.

Recording Fees

Buyers and sellers pay recording fees in order to conclude the transfer, sale or purchase of real estate. Often, in purchase-money transactions the parties agree to split or apportion this expense. This agreement is noted in the sales contract and on the settlement statement and is collected at closing.

Counties charge recording fees in order to make the information readily available and accessible by the general public and to facilitate future transactions involving the particular piece of real estate. A simple title search reveals the name of the owner and the existence of any liens against the property. Failure to record ownership or financial interest in real estate literally opens the door to problems down the road, such as ownership disputes, priority of liens and the allocation of any equity in the property in the event of a future sale.

Often, a county will charge a higher fee for the first page of document and then a fee that is much lower for any additional pages. For example, a four-page document



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might incur a cost of \$50 to record the first page, while the three remaining pages are recorded at \$1 each, for total of \$53.

Recording Taxes

Real estate recording taxes, also commonly known as transfer taxes, are typically assessed by the state or county in which the property is located. These taxes serve as a local and statewide revenue source and vary significantly across the United States. The tax is routinely based on the value of the home or the amount paid for it. If a new owner finances the transaction with a lender, the tax may be based on the amount of the loan, and in some states a “mansion” tax may apply for luxury homes valued at \$1 million or more.

Recording taxes provide a significant revenue stream for local and state governments, supporting infrastructure, schools and other public services. Tax rates differ depending on the jurisdiction. For example, in New York, a rate of \$2 for every \$500 of value is assessed on real estate transfers, while in California the rate is \$.55 for each \$500 of value and applies to any real estate transfer in an amount greater than \$100.

When purchasing, financing or transferring real estate, it pays to consult a professional. Real estate attorneys, title companies and bankers are experienced in calculating recording fees and taxes, and more importantly, in taking the mystery out of such transactions.

If you are buying or selling real estate, take time to familiarize yourself with the closing costs that you may incur. Recording fees and taxes are routinely a component of those costs. Be prepared to pay the government and satisfy the tax man in the process.

Adam Headley is a writer and career banker with more than 30 years of experience in finance and lending. He has written extensively on the varied aspects of building, purchasing and owning a log or timber home.



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Rehab Rebirth

Revisiting old friends as they complete Phase 2 of their cabin's remodel. Compiled by Griffin Suber



In 2017, we spoke with Suzanne and Vince Troiano about how they transformed their New Jersey lake-side log home fixer-upper into a 75-year-old rustic marvel. When we left them, the couple was planning to address the exterior vinyl siding that entombed the 1,000 square foot cabin's logs.

Vince: Years ago, we wanted to build a log cabin; we ended up rehabbing one instead.

We knew we'd have to do the renovation in two phases. First, we gutted and

updated the interior. Then we brought back the exterior. When we stripped the vinyl siding, we discovered there was significant rot underneath. That's why the previous owners covered it up. We made the structural repairs, but it was cost prohibitive to have a professional come in and media-blast the logs to make it look right. Our solution was to get half-log siding.

So it's a full log cabin on the inside with a 3-by-10 hand hewn half log siding exterior with 4 inches of blown-in insula-

tion between the two layers. Now, the place is super warm, looks right and is structurally sound.

We've been here five years and we're so happy. They don't make many lakeside log cabins in central Jersey, so we had to move a little farther out to the country to get what we wanted. Now I feel like I'm on vacation every day.

See where the Troianos' log home restoration all began: loghome.com/NJ-log-cabin-makeover.



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Great Walls of Fire

Great rooms and fireplaces are as synonymous as salt and pepper, but the way you play with your hearth's size, shape and materials are what adds spice to the space.

By Donna Peak

PIONEERING SPIRIT

A contemporary-classic log home with a Wild West twist calls for a fireplace that's up to the task. This dry-stacked unit with a raised hearth holds its own against the distressed, random-width Douglas fir logs and expansive king post truss overhead. To give the walls a western-expansion edge, no two logs are stained exactly the same shade, and the varying tones of the stone, from rose to peach to slate blue, emulate that ideal. Classic forged iron andirons accentuate the firebox, while the granite slab provides a spot to cozy up to the fire on frosty Rocky Mountain nights.

Home by PrecisionCraft Log & Timber Homes; Heidi Long photo



SIMPLY REFINED

For an elegant, refined design that's still true to its natural roots, look to stone veneer to encase your great room's fireplace. Here, a thick chiseled rock provides heft to the hearth but the rock-work that comprises the fireplace is sliced thin, giving the fireplace a sleek appearance and minimizing the unit's infiltration on your livable space. Plus this approach can save you money on materials and construction, since the veneer's reduced weight load may not require subfloor or foundation reinforcements.

FARM FRESH

Modern farmhouse is a trend that shows no sign of slowing down, and the key to success is a bright and cheerful interior. From the whitewash on the logs to the colorful color palette, this great room has many of elements that achieve that goal, but the fireplace is still the focal point. Note how the direct-vent, gas-fired unit uses small, stacked stones in a patchwork pattern to drive the farmhouse feel home. Open shelves flank the unit to reinforce the design, as does the open loft perched on top of it. Capping the whole thing off are the richly stained timber trusses adjoined by exposed faceplates and bold rivets that make you feel like you're in a barn-turned-home.





TWO-FOR-ONE TABLEAU

A full masonry, wood-burning fireplace is common in a log and timber home, but since it also can be expensive to build, be sure to make it count. Case in point: this timber home's double-sided fireplace. One side is the centerpiece of an expansive great room while the other warms an intimate conversation area on a covered porch. Both sides feature 12-inch thick mantels built from reclaimed wood — a detail that complements the heavy-timber, rough-sawn oak trusses and other wood elements that define the design.

LEFT: Home by MossCreek & Heavy Timber Truss & Frame; Joseph Hilliard photo; RIGHT: Christopher Marona photo

CABIN BLISS

Dreaming of a small cabin? Don't think that because your living room is short on square footage that means all the room's features have to fall in line. An oversized fireplace and substantial details can make a small space feel grand.

Take this rustic cabin's gathering room. Though the entire cabin is roughly 600 square feet, a massive fieldstone fireplace featuring a sturdy screen made of hand-forged iron is an appropriate match for the large-diameter, handcrafted logs. The tapered chimney keeps the weighty rocks from overpowering the room, while the sheer size of the unit generates warmth for the entire tiny cabin.





All Fired Up

These innovative fireplace products promise the irresistible warmth and glow of a fire without the fuss — plus some fancy tech features to boot. By Suzanna Logan

Having at least one spot where you can cozy up in front of a fire is practically a requirement when you own a log or timber home. But what isn't necessary? The constant tending and messy cleanup that come with a traditional wood-burning fireplace. So we've rounded up alternatives that offer the ambiance and warmth of an old-fashioned fire with some cool (or should we say hot?) tech-forward features thrown in. So, even if you think nothing can rival wood-fueled flames, don't be surprised if one of these innovative products sparks your interest.



DIMPLEX OPTI-MYST® PRO 1000 BUILT-IN ELECTRIC FIREBOX

If you think water and fire don't mix, you haven't seen this electric insert in action. Gone are the days of faux fire that didn't fool anyone. This unit's realistic "flames" are created with the use of ultrasonic technology that converts water from the built-in tank into a fine mist. The LED lights reflect against the water molecules, creating a dazzling flame-and-smoke effect. The unit also features high quality sound integration with realistic crackling sounds that reinforce its authentic-fire vibe. dimplex.com

NAPOLEON ASCENT™ SERIES GAS INSERT

This gas insert is customizable with a variety of natural elements, including driftwood-style logs and a glowing rock or sand ember bed, but the real standout is that every function of the fireplace can be controlled by an app on your smartphone. Napoleon's eFIRE app allows you to set a timer, adjust flame height and blower speed, as well as change accent colors within the ember bed. napoleon.com

REGENCY® HORIZON® HZO60 OUTDOOR GAS OR PROPANE FIREPLACE

So realistic, visitors might just ask if they can throw another log on the fire, this 60-inch showstopper ensures plenty of room for family and friends to gather 'round. The outdoor-only approved unit features stainless steel burners and enough heating power (64,000 BTUs) for chilly nights. Customize with artisan-crafted driftwood logs, natural stones or colorful fire-bed crystals. regency-fire.com





NAPOLEON WOODLAND SERIES ELECTRIC LOG SET

Get instant ambiance in a pre-existing wood or gas fireplace with an electric log set. Hand-painted resin logs glow and flicker gently, thanks to built-in LED lights. They never become hot to the touch, making them ideal for homes with pets or children. Control the height of the flame, intensity and heat output with a remote control. napoleon.com



HEAT & GLO GRAND OAK GAS LOG SET

For those with an existing masonry fireplace hoping to enjoy the mesmerizing flicker of flames without messy cleanup, a gas log set is a smart choice. Simply place the set in your existing hearth, connect and create instant ambiance at the push of a button. This set benefits from a tiered-burner system that creates a multi-level fire, adding even more realism to the refractory cement logs. heatnglo.com



TULIKIVI SOAPSTONE FIREPLACE

Heating your home with wood efficiently, safely and cleanly is a possibility with a Tulikivi soapstone fireplace. It uses centuries-old masonry heat technology combined with modern engineering to store the fire's heat energy in its thermal mass and then radiate it back into the home up to 24 hours after the fire has gone out. www.tulikivi.com

QUADRA-FIRE TREKKER SERIES PELLET INSERT

Give your fireplace an eco-friendly edge with a pellet-fueled insert. As the name suggests, these units run on small pellets of compressed biomass or, in layman's terms, compacted corn, sawdust, soybeans, cherry pits, etc. (Keep in mind that electricity is needed to power the auger that releases the pellets into the burn chamber. A 120-volt power supply should suffice.) Trekker inserts feature up to 51,000 BTUs, E2 technology to achieve 83.2 percent efficiency and a seven-day wireless programmable thermostat, along with cast-iron construction. quadrafire.com





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Home by Honest Abe Log Homes
Photo by Brandon Malone

The perfect blend of wood and stone elevates the humble bathroom into a place of rustic relaxation.

1. Knotty pine log walls finished in a clear-coat stain are the perfect canvas for the room's rugged-chic finishes.
2. Porcelain tiles in varying shades of brown, tan and blue create a beautiful mosaic underfoot while they waterproof the floor beneath the freestanding clawfoot tub.
3. The variety of wood tones and stain shades in the hickory cabinet, reclaimed-wood countertop and pine walls and ceiling create visual interest with one simple building material.
4. Clear-paned, double-hung windows allow both sunlight and fresh air to circulate around the small room.
5. A hollowed-out rock serves as a wash basin and an artistic focal point.

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burn baby burn

***The ancient Japanese
heat treatment of
Shou Sugi Ban is the latest
trend in wood homes.***

If you're into log and timber homes, chances are you're obsessed with wood. But even the most ardent wood devotees seek noteworthy ways to show off this most natural of building materials. Sometimes, the best way to introduce something new to the log and timber home realm is to look to the past. Enter Shou Sugi Ban.

This traditional Japanese process of burning wood at high heat has been adapted over hundreds of years. In 21st century North America, the practice has found new life, and Nakamoto Forestry (nakamotoforestry.com) is leading the charge.

Nakamoto achieves Shou Sugi Ban's (also called Yakisugi, which means "burned cypress" in Japanese) distinctive black color and pronounced texture by charring half-inch thick cypress planks in a kiln at intense temperatures, between 1,500 and 2,000 degrees Fahrenheit, for several minutes.

The planks are milled and air-dried before being placed in the kiln, and, once charred, a number of finishing techniques, from brushing to oiling, are applied to create a range of color and texture variations.

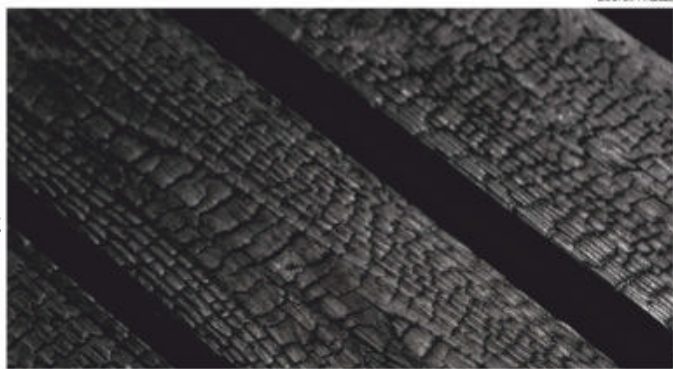
"The burning process makes the wood weather and insect resistant," explains Bill Beleck, Nakamoto Forestry's North American general manager. "In the process, the wood cellulose is ignited. Cellulose is a carbohydrate, and that's what bugs eat and fungi grow on. Burning it makes it pest and fungi resistant. It also casehardens the surface, which keeps it from eroding. And, believe it or not, it's fire resistant." These attributes also reduce maintenance and prolong its lifespan. Exterior siding can last 100 years with minimal upkeep.

Shou Sugi Ban can be used to clad the entire exterior of a timber home or as an accent. On a log home, it's a great siding option for additions, second stories or dormers. Inside,



it's used as paneling on walls and ceilings. And it's even price competitive, costing \$5 to \$13 per square foot, potentially leaving you with a little extra budget to ... well... burn.

Nakamoto Forestry photos



All Shou Sugi Ban planks start off looking the same (above), but the amount of charcoal left on the surface and the way it's treated after burning creates the depth of its color and consistency. According to Bill, the Gendai variety (right), which is brushed, is often the "compromise" material, when a couple can't agree on the degree of blackness and texture.



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Q: Earlier this year, I attended your Log & Timber Home Show in Columbus, Ohio, where I saw an example of a house with bark siding on the exterior along with log walls and timber frame details – I loved the look! Can you use that kind of material anywhere, and where can I get it?

A: You're not alone in your infatuation with textural bark next to sturdy logs and elegant timber framing. This mixed-materials look is a trend on the rise. There are quite a few timber framers — and even a few log providers — who make this product available, but Appalachian

Antique Hardwoods (aahardwoods.com) has specialized in these types of natural-home building materials and garnishes for generations. The bark — typically from a tulip poplar tree — is harvested with a specialized tool, steamed, flattened and then kiln-dried for exterior or interior use.

Natural bark siding is extremely durable, but you can opt for an engineered product, if you prefer. Products like Smart-Bark from Barkclad (barkclad.com) are very realistic, virtually maintenance free and enable you to customize pattern and color —even duplicate tree species that are extinct.

Appalachian Antique Hardwoods photo by Kevin Meechan



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Log Walls: Restore & Repair

As the owner of Nelson Log Restoration, LLC (nelsonlogrestoration.com) and a former builder, Mark Nelson has witnessed the spectrum of log home fixes, from stain touch-ups to full log repairs and restorations.

Mark's background gives him a complete picture of the log home ownership cycle, and while he admits that people can be fearful of perceived problems with exposed-wood homes, they shouldn't be. Proper design and basic upkeep will prevent issues from arising, and, if damage should occur, it can be fixed. Mark addresses four common log home concerns.

Re-treating Exterior Stain. "About 95 percent of our business is media blasting, staining and chinking repair," says Mark. The key to success is proper wood preparation.

"A rough log texture allows stain to bond better and last longer. Media blasting holds stain better than any other surface prep," he explains. But choose your media wisely. Corncob and crushed walnut have been popular methods in the past, but aren't recommended.

"Corn and walnut are organic, so particles left on the wood can decay and cause a failure beneath the stain. Plus, they're inefficient. Using corn is like using a dull knife; it beats on the log until the stain lets go," Mark says. "We use crushed recycled glass, which cuts like a very sharp knife, stripping the stain and removing unsound wood underneath it." The glass particles turn to dust and blow away, and because glass is inorganic, you don't run the risk of bacteria infiltration.

After the logs are prepped, it's essen-



tial to use a high-quality stain designed specifically for log homes. Mark is fully vested in Sashco's (sashco.com) products. He's been using their Capture and Cascade lines for nearly two decades.

"It's not the easiest product to apply. An oil-based stain is easier and more forgiving," admits Mark. "But if you prep the surface properly, their film-forming, water-based products really last. My customers are seeing five to six years before they have to reapply a clear coat, and many only have to re-stain the 'weather walls' that get the most sun exposure."

Repairing Chinking. "Most chinking failures are caused by the material being applied too thin," Mark says. "There's no good way to patch it, so if we see a cohesion (split down the middle) or an adhesion (pulling away from the logs) failure, we strip it out, blast and stain the logs, then reapply the chinking. This also affords protection behind the chinking, which creates a better seal."

Fixing Water Damage. Maintaining the integrity of your sealant is crucial to preventing water damage; however, if a breach escapes your attention, there are several approaches you can take to remedy it, depending on the severity of the setback.

The first sign of a water-related problem is surface mold, often identified by black residue or log discoloration. If caught early, you can brush it off and apply a borate solution to kill stubborn spores. If left untreated, it could lead to bigger issues, such as rot.

"Rot can require removing decayed areas from the log," Mark says. "We use a variety of fantastic epoxy products to rebuild the spots that are removed. In extreme cases, we have to cut out a large portion of the log and re-face it. The worst-case scenario is full log replacement, which is difficult and can be quite expensive. Preventing that is always our goal."

Stopping Insect Issues. As with mold, a borate salt treatment will deter wood-boring insects, like carpenter bees or termites, from living in your logs, which, in turn, discourages woodpeckers and other birds from poking holes in your home in search of a meal.

"We also fill checks with textured caulk to prevent both bugs and water from settling in," Mark says. "The more prevention you can apply, the better off you are."

With proper exterior sealing, routine inspections and periodic touch-ups, you can stop the majority of major log home-related issues from happening in the first place.

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Keep Your Timber Frame in Tip-Top Shape

In the world of custom wood homes, log home maintenance is a hot topic; but what about timber-framed houses? What do you need to keep the timber components looking and performing their best? We sat down with Sam Ebersol, general manager of Mid-Atlantic Timberframes, to talk about the maintenance needs of these unique structures, and he offers his five best suggestions for properly caring for your home's interior and exterior timber elements.

Design for Durability. One of the more important things you can do is design large overhangs and porches to protect exposed timbers from rain and snow, as well as shade them from harmful UV rays. It's also important to keep the wood posts or columns raised off of the concrete or flagstone floor. This prevents cracks from forming due to trapped moisture.

Prevent Pests. For protection against insects, treat wood with a borate solution. This should be done before you oil or stain the wood.

Keep an Eye on It. Regular structural inspections should be part of your maintenance routine. When exposed timbers start to fade, it is time to reapply another coat of stain. If you wait until the stain is

completely broken down or faded, you have waited too long, and you'll likely have to strip and start over.

An outdoor timber frame structure requires new stain every two to six years, depending on the amount of UV exposure it receives. If it's not in direct sunlight, you may be able to wait five to six years; if the structure is in direct sun, you should stain every two to three years.

Note that not all parts of your timber home may require maintenance at the same time. For example, posts that are fully exposed to the sunlight will fade first. Rafters that are shaded from the sun may not need touch ups as regularly.

Pick the Right Products. For an exterior timber frame, you need a product that aggressively repels water while still allowing the wood to breathe. There are a number of appropriate outdoor stains on the market today, ranging from natural-translucent to ultra-saturated colors. A "clear coat" is like a polyurethane finish or a tung oil finish, which are insufficient for UV protection but make a great second coat to give your timber a nice gloss and easy-to-clean surface.

For timber frame interiors, a natural oil finish, like a linseed or tung oil, is perfect

protection and is easy to apply using a brush, rag or roller. Look for a product that's wet enough for quick penetration but has enough solids for a rich, water-resistant coat. The oil finish helps with dusting because dust sits on the surface and does not seep into the wood, making it easier to clean.

Regulate Moisture. Although you want to keep exterior timbers as dry as possible, on the inside of your home, low humidity is one of the biggest enemies a timber frame has. If you have forced air — heat or radiator — your interior air can be super dry. If humidity in the home is low, the timbers will be affected, even if they're kiln-dried. Timbers essentially act like a living, breathing tree, especially in the first few years, and while your timbers acclimate to their new environment, they expand and contract. It's important in a timber frame home to have a humidifier — not a dehumidifier — as part of your HVAC system. A humidifier can help keep humidity at a perfect level, and it's a healthy-home enhancement, too.

Combined Timber Crafts photo by James Ray Spahn



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LAPTOP INSET: Estemwalt Log Homes photo by Mark Sorenson
TOP BACKGROUND: Adobe Stock illustration by "pixel"



A Creative Silo-ution

By Griffin Suber
Home by North Point Construction and American Post & Beam

Sometimes, constraints lead to creativity. When Scott Cornett, project executive at North Point Construction Management, was tasked with transforming this unique Massachusetts barn structure, the issue was space. Specifically, space that was to be used as a guesthouse and entertaining destination, not to garner grain or house cows.

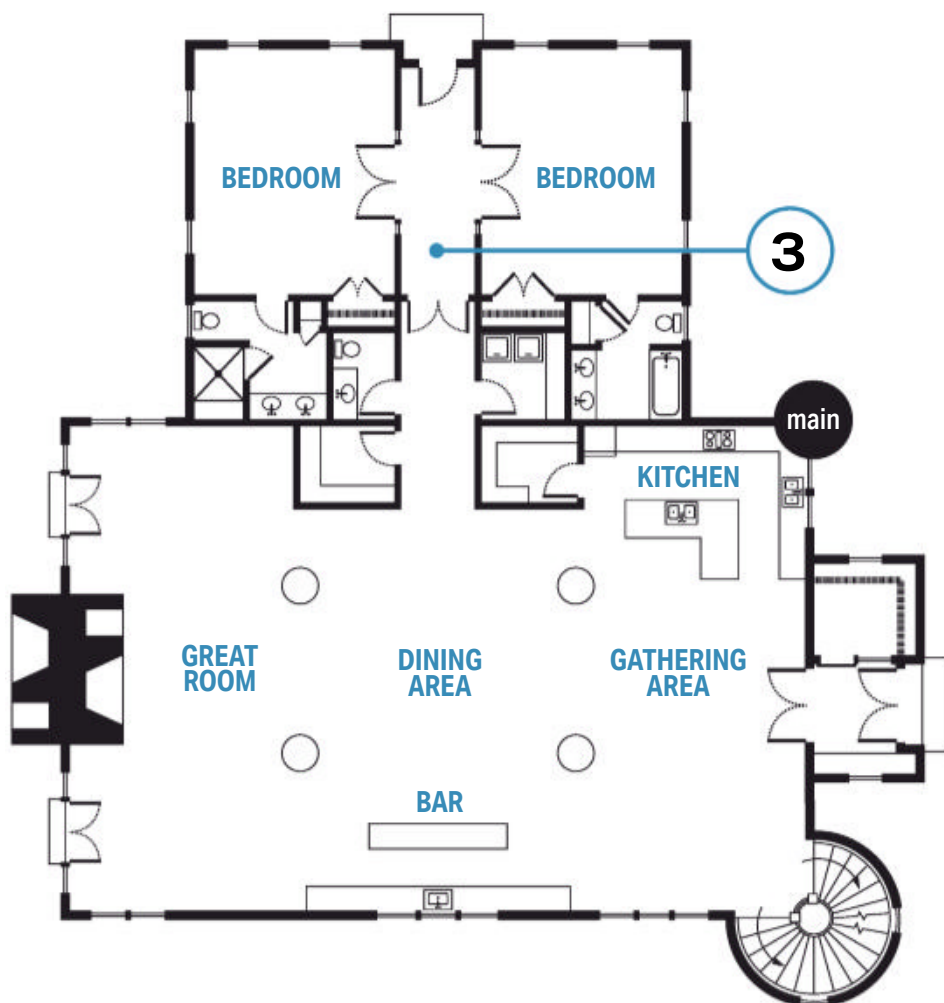
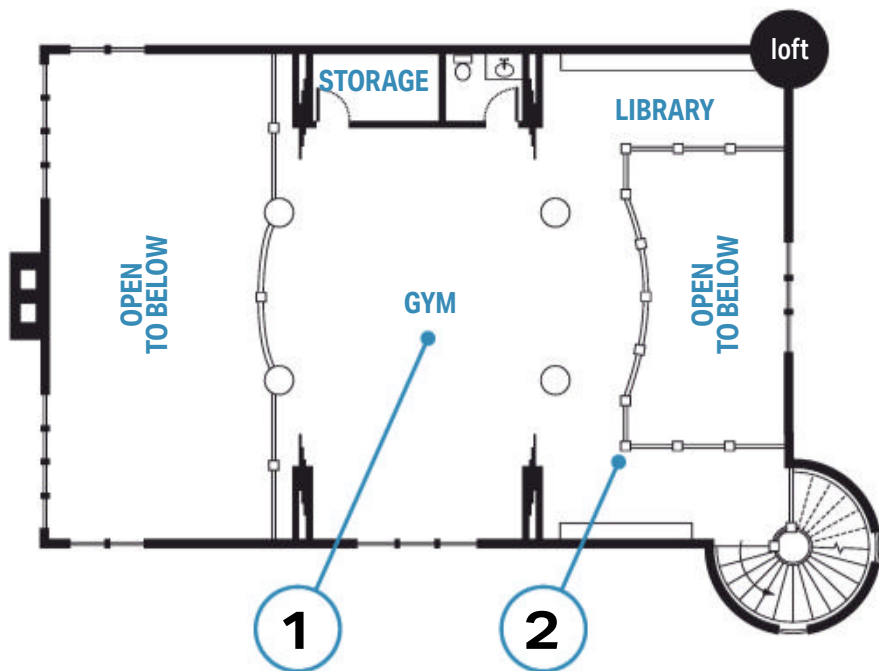
The genesis of this project was a dining room table. The homeowners wanted a spot that could host a large gathering but was separate from their private living area on the same property. The barn was designed around a large table, which actually didn't exist yet. Construction on the two began simultaneously. From there, Scott worked with interior designer Chris Leblanc to craft a space that would wow and satisfy guests.

THE LOW DOWN

"The evolution of the silo was really a solution to moving vertical circulation outside the footprint of the main building," explains Scott. "The homeowners wanted something graceful and unique; they didn't want just a set of stairs to get from the first floor to the second."

The main barn area is 40 by 60 feet, and every approach Scott and his team took to connect the two levels was taking up too much space. So, with a creative flair that complemented the barn's natural agricultural design, they put a circular staircase in the silo. Scott says the way the iron was put together reminded him of ribbon candy. The staircase was built in pieces and is completely freestanding with no vertical columns or posts.

In fact, cutting down on columns in the rest of the barn was a priority, as that would allow the team to take full advantage of the open floor plan they envisioned. North Point Construction minimized columns by using very large cedar trees that they debarked but otherwise left in their natural state. While obtaining the cedar, the team had to wait for nesting birds to vacate the tree, at the request of the homeowners. A nod to the timber's original inhabitants exists in the form of origami birds roosting in the light fixtures in one of the barn's highest windows.



1. The exercise area on the second-floor loft is open and airy for cool temperatures and an advantageous use of space.
2. The loft is kept as open as possible with the use of mountain laurel railings.
3. The bedrooms are separated from the main space through transparent French doors as well as sliding barn doors.
4. Carriage stalls in the barn's lower level were converted into storage spaces in order to prevent needless clutter.



This house (along with nine other amazing log and timber homes) was featured in our 2020 *Best Log & Timber Homes* issue, which was only available on newsstands earlier this year. Missed it? Get your copy at loghome.com/best-of-2020



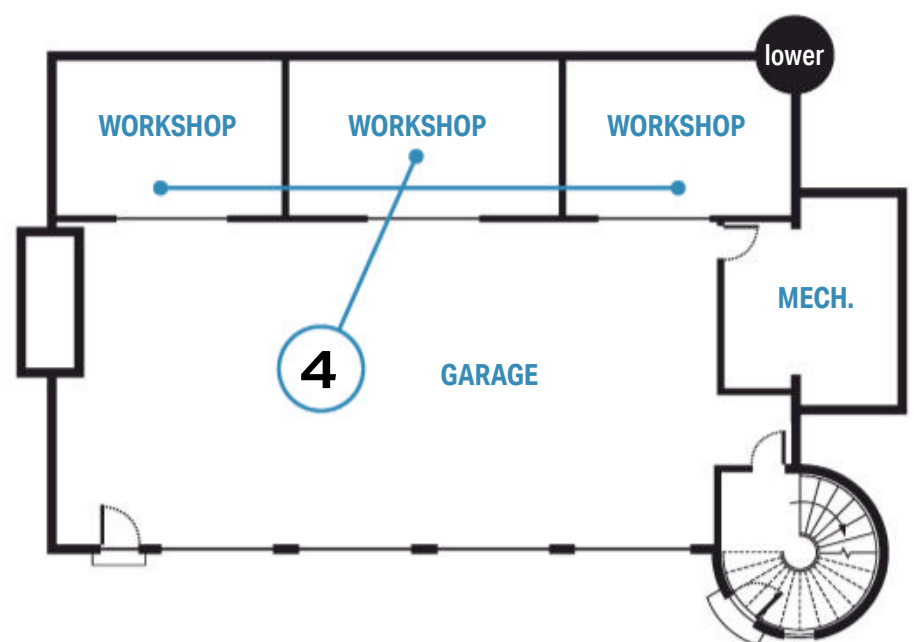
The Inside Scoop

Designing a space for entertaining and large gatherings requires different considerations than a small retreat or retirement home. To make the most of your floor plan, Scott gives this advice:

EASY SERVICE. Perpendicular to the fireplace and parallel to the dining table, this barn has a somewhat unconventional bar. Though it has a wine cooler, dishwasher and refrigerator underneath, it's more of an elongated island that also can be used as a buffet service area. Sandwiched between the kitchen at the main eating area, the island combines utility with the benefit of having an informal gathering place.

LINES OF SIGHT. "One of the big things is a visual connection between the kitchen, dining and living areas," Scott says. "It's an open concept — nothing innovative about it — but, in this case, the size of the opening is on steroids."

QUIET CONVERSATION. Every home needs the option of privacy. Two small bedrooms are separated from the main area through multiple layers of enclosure.



HOME DETAILS

SQUARE FOOTAGE

4,780

BEDROOMS

2

BATHS

2 full, 2 half

HORSIN' AROUND



44



Most equestrians have to trek to the barn to saddle up for a ride, but this timber home owner doesn't have to leave the house – he shares it with his horses.

By Donna Peak
Photography courtesy
of Sand Creek Post & Beam

The home is clad in Ponderosa pine with a rough-sawn finish — a detail that gives the exterior its elegantly rustic appearance. The working barn portion of the structure is twice the size of its living quarters.



When your ceiling is 35 feet high, you get a lot of questions about how difficult or costly the space is to heat. A combination of solar panels, R-40 walls, energy-efficient windows, radiant in-floor heating and a Rumford-style fireplace means the house is never cold and the bills are never high.



Barn-style houses have been all the rage for the past few years. In some cases, an old barn is given new life as a refurbished residence. In others, a new home is designed to look like it had once been an antique barn. But have you ever seen a house is also an actual working barn — horses and all? You have now.

The owner of this northern Arkansas house has such a love of horses, he didn't want to schlep out to a barn on his 130-acre property to visit his ani-

mals. So, he designed a timber-framed house/stable, complete with three stalls and a tack room. The size of the living quarters is modest — only 1,536 square feet. By contrast, the barn portion totals more than 3,000 and includes a two-bay garage for his cars, another one for his mowers and farm equipment and third bay that he uses for his shop.

He got the idea for his unique plan from an ad he saw for Sand Creek Post & Beam, a Nebraska-based timber frame company. After poring through their catalog of plans, he found a lot of great ideas but didn't see exactly what he was

looking for, so he took a trip to their headquarters, met with their design team and came away with the ideal plan for his barn abode.

The interior post-and-beam employs beautiful and strong Norwegian red pine, which also serves as the tongue-and-groove that panels the ceiling. Farmhouse-inspired details can be found throughout, from the Z-style barn doors to the X-brace detail on the classic white beadboard cabinetry in the kitchen. Even the enormous ceiling fan is a genuine, reclaimed windmill that found new purpose in the home.





Though the walls throughout the home are painted white, the uplights above the kitchen's cabinetry have a yellow tint that casts a creamy glow. Rather than go with expected silver appliances, the owner opted for matte-black stainless, tying into the dark granite counters and giving this down-home country kitchen a sleek and modern spin.



A three-stall stable and a tack room are part of the home's design. The natural question is, "Doesn't it smell?" Not at all, according to Sand Creek's marketing director Cody Wortmann. The spaces are self-contained, connected by a mudroom that provides an air-lock between home and barn.

HOME DETAILS

SQUARE FOOTAGE

1,536 (not including basement)

BEDROOMS

3

BATHS

2 full

TIMBER PROVIDER

SAND CREEK POST & BEAM
sandcreekpostandbeam.com

There's an obvious question that comes to mind when you think of living in a working horse barn: Isn't there an ... odor? "Absolutely not!" according to Sand Creek Post & Beam marketing director Cody Wortmann. "The way he designed is really slick. They're connected but separate. The connector is the laundry/mudroom, which has a double-door system that creates an air-lock of sorts. If you weren't told the barn was part of the house, you'd never know it was there." Now that's the sweet smell of successful design.

By Suzanna Logan
Photography courtesy of Golden Eagle Log & Timber Homes
[unless otherwise noted]

built with

love



Off of the 52-foot-long rear deck, the paver patio, with elevated and lower levels and a fire pit, is the perfect place for gathering with friends and family. Gravel accents and native plantings make for easy maintenance.



photos by
Heike C. O'Day
Photography

This Wisconsin bachelor pad set the stage for romance and, now, married bliss in this final installation (the big reveal!) of our Dirt to Done series.

meeting a stranger at a house in the woods might sound like the start of a horror movie, but for newlyweds Erin and Zach Parmeter, it's the beginning of their favorite love story — their own.

Here's how the tale goes: It was a blind date, and the two had agreed to meet up at Zach's house. When Erin pulled off of the road and onto the gravel driveway, she wasn't sure what to expect. But when she caught a glimpse of the house, she knew in an instant the man she was about to meet must be something special. After all, this was no typical bachelor pad. Surrounded by forest on all sides, the custom-built half-log-and-timber home and its neatly manicured grounds make a stunning first impression.

dirt to done



If you missed any of the eight installments of our “Dirt to Done” series, these highlights pulled from Zach’s home building process will bring you up to speed.

September 2019 For Zach, creating a new custom home meant educating himself on all things log and timber (being involved in his family’s custom home business gave him a head start) and learning to trust his design instinct.

December 2019 To stay within budget and build the home of his dreams, Zach had to score a good deal on property. When he found one that hit his wish list and price range, he didn’t hesitate.

February 2020 Bigger isn’t always better. Zach prioritized quality finishes and functional spaces over additional, unnecessary square footage during the design phase.

March 2020 The delivery of the materials to his home site signaled a turning point in the building process — the transition from planning to doing.

April 2020 Zach used the rough-in stage to enhance his home’s future functionality, including creating an electrical layout plan that allowed him to put special lighting and tech features in place.

May 2020 To ensure long-term efficiency and day-to-day comfort, Zach carefully selected and positioned the home’s utility systems.

June 2020 Durability and longevity drove the home’s exterior selections.

August 2020 To best highlight the home’s timber elements, Zach opted for interior finishes that were warm, welcoming and timeless.

View the full installments at loghome.com/dirt-to-done-parmeter





“This is a hybrid log-and-timber home, but I wanted the timber elements to come first in the overall design aesthetic,” says Zach. Massive Douglas fir timbers anchor the corners of the house and make up the arched queen post truss above the porch, while 12-inch-wide trim and decorative custom timber brackets along the 48-foot-long covered porch heighten visual appeal. Eastern white pine half logs play well with the large exterior timbers.







The front entry sets the tone for the rest of the house with an abundance of Craftsman details, including barn doors, industrial-style lighting and hand-scraped hickory floors.

“It was right at that golden hour when I pulled up, and I had never seen anything like it before,” Erin says. “It was beautiful.”

Over the following months, the couple’s dates often centered around the house, including evening strolls along the five-acre property with chocolate Lab, Jasper, in tow; cooking together in the gourmet kitchen; and cozying up in

front of the wood-burning fireplace over a game of Rummikub. So when Zach decided to pop the question, he didn’t look far for the perfect location: “I proposed in the exact spot where we first met.”

Although Zach had no marriage prospects when he purchased the property five years ago, he spent a significant amount of time planning how the house would function for his future family. “When you

build a log or timber home, it’s not just a house, it’s a legacy,” he explains. Zach’s longing for a forever home made choosing a log and timber hybrid a no-brainer. Of course, so did the fact that his family owns Wisconsin’s Golden Eagle Log and Timber Homes and he serves as an Interior and Exterior Design Coordinator for the company. (Erin’s family also works in the custom-home industry.)



“The three timber trusses that span the main living area drove everything in the home,” says Zach. “They drove the walls to be taller. They drove the 8-foot-tall doors. We even put more of a focus on taller cabinetry in the kitchen because of them.” The kitchen is a chef’s dream, including a touch-less faucet, instant hot water dispenser, Wolf induction cooktop and Sub-Zero refrigerator. The rustic alder cabinetry features soft-close hinges, a microwave drawer and deep appliance drawers, while the center island conceals hidden storage under decorative paneling. Thick-edged Corian perimeter counters, a quartz slab on the island and a stone range hood round out the offerings.



Taking into account his expectation to age in place, Zach chose a 2,400-square-foot, open-concept ranch floor plan, but he doesn't expect to wait decades to enjoy the benefits of single-level living. "It will be nice when we have young kids because we will all be on the same floor." With three bedrooms, each with a loft; three bathrooms; and an unfinished basement, the home offers plenty of room for the newlyweds' family to grow, yet is short on unused space, even for the two of them.

"I had originally planned something much larger, but this size fit within my budget and allowed me to maintain the quality of finishes I wanted," he explains. "I prioritized quality over quantity. I wanted a home I could appreciate living in at 60, 70 or 80 years old," he says.

On the exterior, long-lasting materials and products are the name of the game, such as maintenance-free decking, a mix of 50-year architectural shingles and standing-seam metal roofing, aluminum soffit and fascia and low-maintenance vinyl windows. Where possible, Zach opted for dark bronze materials to create an industrial vibe. Exterior wood elements include eastern white pine half-log siding and Douglas fir timbers in the arched queen post style, plus cedar shingles and board-on-board siding.

Inside, Zach opted for finishes that would feel "rustic, rugged and comfortable" yet "warm and welcoming" — a look he refers to as a "Tuscany timber" aesthetic. In the shared living areas and bedrooms, dark stained, hand-hewn Craftsman-style timbers, reclaimed pine ceilings and rustic alder cabinetry come alongside skip trowel textured walls, stone accents and textured tile floors.





The master bathroom has a Zen-like vibe, with neutral finishes and thoughtful design features, like his-and-hers vanities, a private toilet room with pocket door and a curb-less shower with dual rain shower heads.

HOME DETAILS

SQUARE FOOTAGE

2,400

BEDROOMS

3

BATHS

3 full

LOG & TIMBER PROVIDER/BUILDER

GOLDEN EAGLE
LOG & TIMBER HOMES
goldeneagleloghomes.com

While Zach loved his selections from day one, one thing he didn't expect was to appreciate them more over time. "With all of the big windows, you'll often see a beautiful beam of sunlight reflecting or casting a shadow on a certain feature," he says. "I find myself admiring and appreciating things in a new way every day."

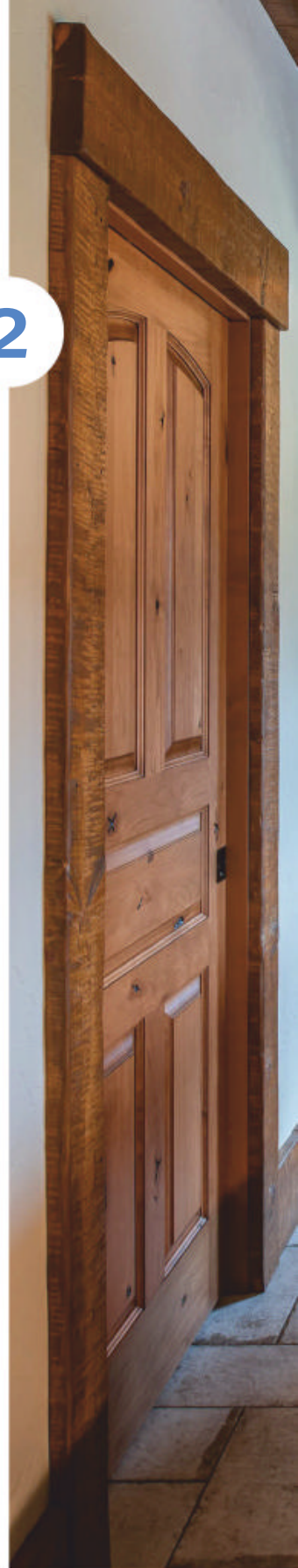
Fittingly, Zach and Erin feel the same way about their relationship, having tied the knot this summer. The celebration took place where it all began. "Getting married here tied everything together for us," says Erin. Zach adds: "I like that the house is part of our story. One day when we are telling stories around the campfire, our grandkids will be able to say, 'Grandma and Grandpa stood right here when they got married.' To us, that's pretty special."

ZACH AND ERIN'S *special* spaces



2

1



photos by
Jake Anderson
Photography

1 A reading loft in the master suite, which doubles as an in-home office, feels cozy with the addition of a patterned rug and plush armchair. 2 The butler's pantry keeps food prep clutter and cleanup out of sight when the couple entertains family and friends. (A feature that came in especially handy while hosting their wedding ceremony and a next-day brunch.) 3 Off of the laundry area, a pet room with direct access to a dog run allows the couple's two rescue dogs to come and go as they please. 4 A bird's-eye view of the Parmeter property.



RUN FOR

*A log-and-timber industry insider
shares his observations (and advice)
about the growing urge to leave
big cities behind in pursuit
of a simpler, more pastoral life.*

By Paul Peebles

Adobe Stock © JenkoAtaman

62

THE HILLS

Over the past 25 years, I've been lucky to have traveled all over the United States while making my living in the log and timber home business. I've met a lot of fantastic people, seen countless beautiful homes and, hopefully, helped those homeowners fulfill their dreams.

But I have to say — I have never seen



anything quite like the recent phenomenon I am seeing right now. The combination of the Covid-19 fears (and a newfound ability to telework) coupled with civil unrest in many large cities has caused countless urban dwellers to flock to the country. All my customers who manufacture log and timber homes are telling me that they have had more activity and sold more homes this spring and summer than at any time since before the Great Recession. This is good news for manufacturers and builders, as well as the hundreds of building materials suppliers who service our industry — but it may present some challenges for buyers.

For anyone who either wants to move to “the country” permanently or is looking for a second-home as a refuge to escape urban stress, I would like to take a moment to offer a little insight, or at least to let you know what to expect.

Be patient. Don’t expect to be able to simply walk into a log or timber manufacturer on any given day and then be able

to move into your home in a few brief months. There are already backlogs in these companies’ production schedules, as well as a shortage of available builders.

Also, unless you purchase an existing plan, there will be time spent in design, drafting and permitting — and all of this assumes that you have a piece of land to build your new home on. This entire process is going to take about a year to complete, so don’t rush.

If you’re working with a local log or timber home producer, listen to their team’s advice on design, materials, builders and properties. They have probably been doing business in that area for many years and they understand what works best on a local basis.

Thoughtfully choose the area where you want to live. In times like these, it’s easy to make a snap decision, but be sure to do your research. First, think about your daily life, and determine if/how your prospective homesite can accommodate your needs.

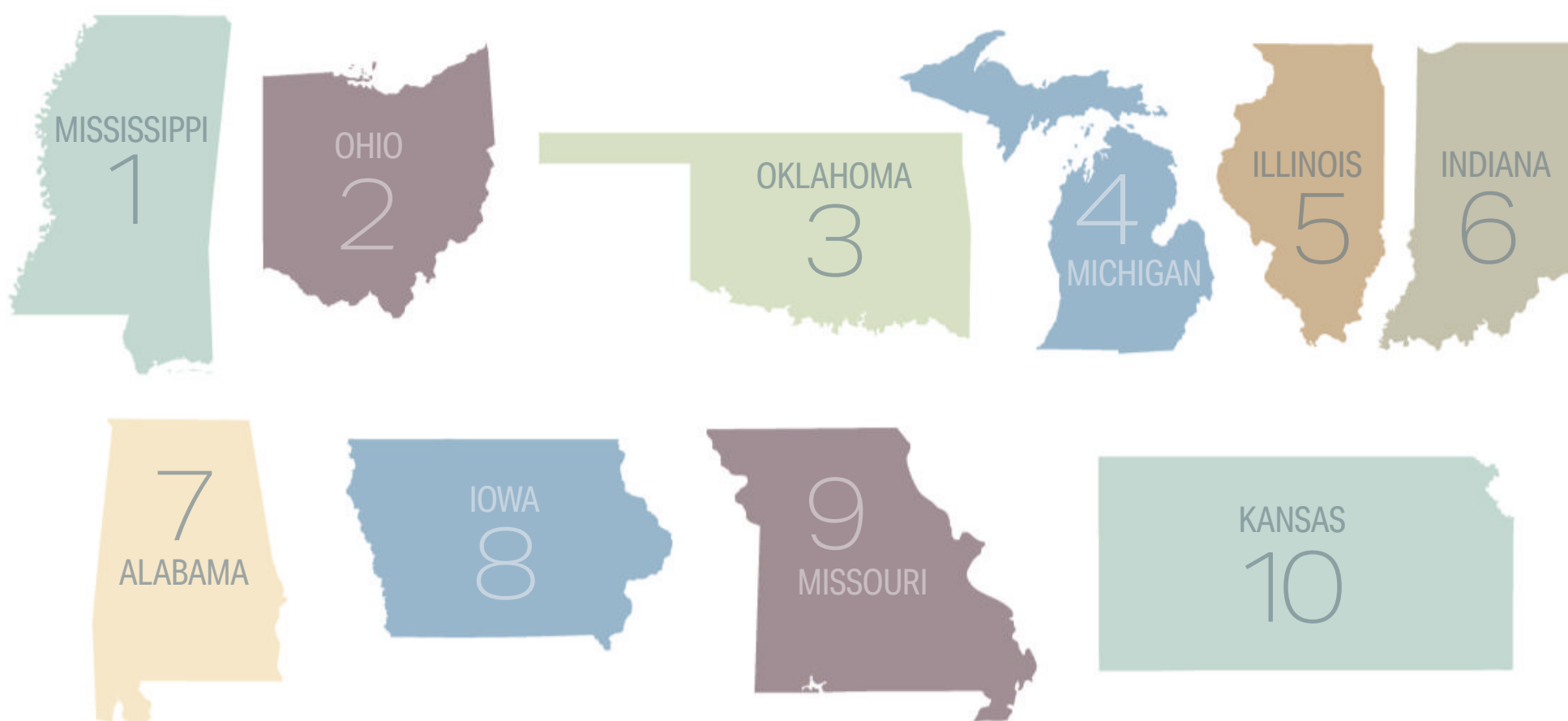
Do you plan to work from your new cabin in the country? Better check out internet speeds/costs and cell service, as well as UPS or FedEx shipping facilities.

How is your health? What kind of medical facilities are readily available? If these facilities are lacking, you may want to look into insurance which would cover helicopter ambulance services.

Are you going to spend the winter at your new home? Better check out the accessibility to it after it snows. That mountain-top view will be tough to see from the bottom of your driveway.

Think ahead. Make sure your home will suit your family’s future, as well as your current needs. You may be a 50-year-old couple with two kids in college now, but, in the not too distant future, you may be wondering where your grandchildren are going to sleep when they visit. If you are a little older, look at the accessibility of your new home. Is it a single or two-story design? Are there stairs to navigate from the driveway? Is there room for an

MAKE YOUR MONEY GO FAR, TOO



elevator or dumbwaiter? Is the master bedroom on the first floor? If you're building your dream home, do everything you can to ensure it will work for you forever.

If you're looking at buying an existing log or timber home, I highly suggest that you have a professional wood-home restoration company (or companies) inspect the structure. These companies can give you an assessment of the condition of the house, what they would do to the home prior to you moving in and what it might cost to maintain the it on an annual basis. (This would be in addition to a general assessment by a regular home inspector.) You often can use the inspector's findings during negotiations to buy the property.

So, whether your motivation for owning a log or timber home is a lifelong dream or a newly discovered passion, you are in good company. Just be sure to take your time, ask advice from as many people as possible and let me be the first to welcome you "to the country."

The Log & Timber Home Plunge NOW'S THE TIME!

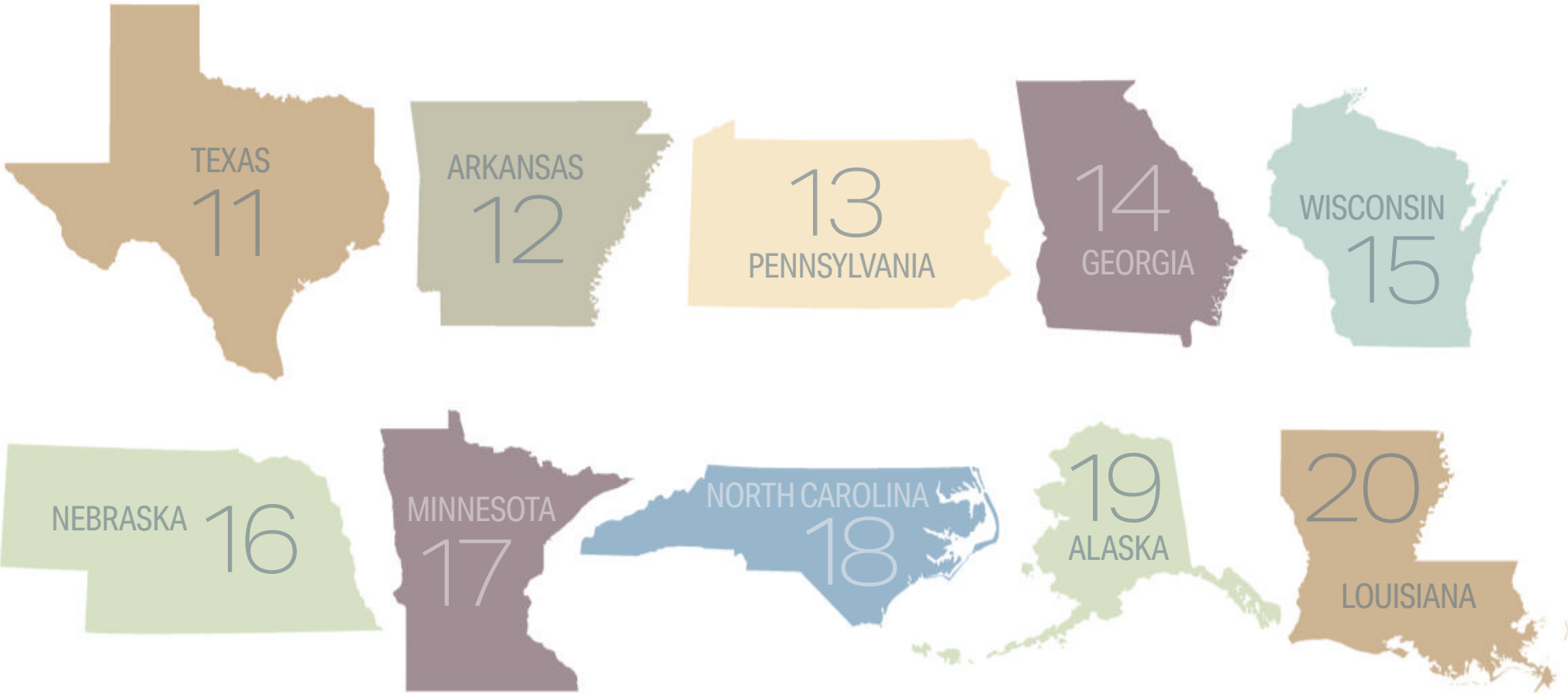
As the longtime VP of Sales & Marketing for Tennessee-based StoneMill Log & Timber Homes, Mathew Sterchi says he's seeing a growing number of urban refugees from places like New York, New Jersey, Illinois and California who are tired of living in congested big cities and the high costs associated with them. They're looking to move to rural areas with lower taxes, a slower pace and a better quality of life. States like Pennsylvania, North Carolina, Texas and Idaho provide the combination of affordability, amenities and elbow room people are searching for.

"Here in Tennessee, we are seeing a huge influx of people moving from the Northeast and upper Midwest," says Mathew. "I know that Texas is seeing a lot of people coming in from California."

For some, moving to the country is a retirement plan, but there is a growing number of young and middle-aged professionals who now find themselves with the ability to work remotely. This means they can ditch the daily commute and exorbitant city-living costs and reside anywhere they can get a reliable internet connection. It also affords a great opportunity to design and build a custom log or timber home.

"Across the country, the number of houses for sale has dropped way down, and when you have that recipe of low supply and high demand like we have right now, prices on existing inventory goes up. As a result, the cost of preexisting homes are rivaling new home construction," Mathew explains. This makes it a good time to take the custom log or timber home plunge. As Mathew says, "Who wouldn't want to build something new, that's designed specifically for them, if they had the chance?"

What are the most affordable places to buy real estate in the U.S.? A 2020 study published by Refi Guide (refiguide.org) says that these 20 states offer the biggest bang for your housing buck — and they are ripe for log & timber home living.



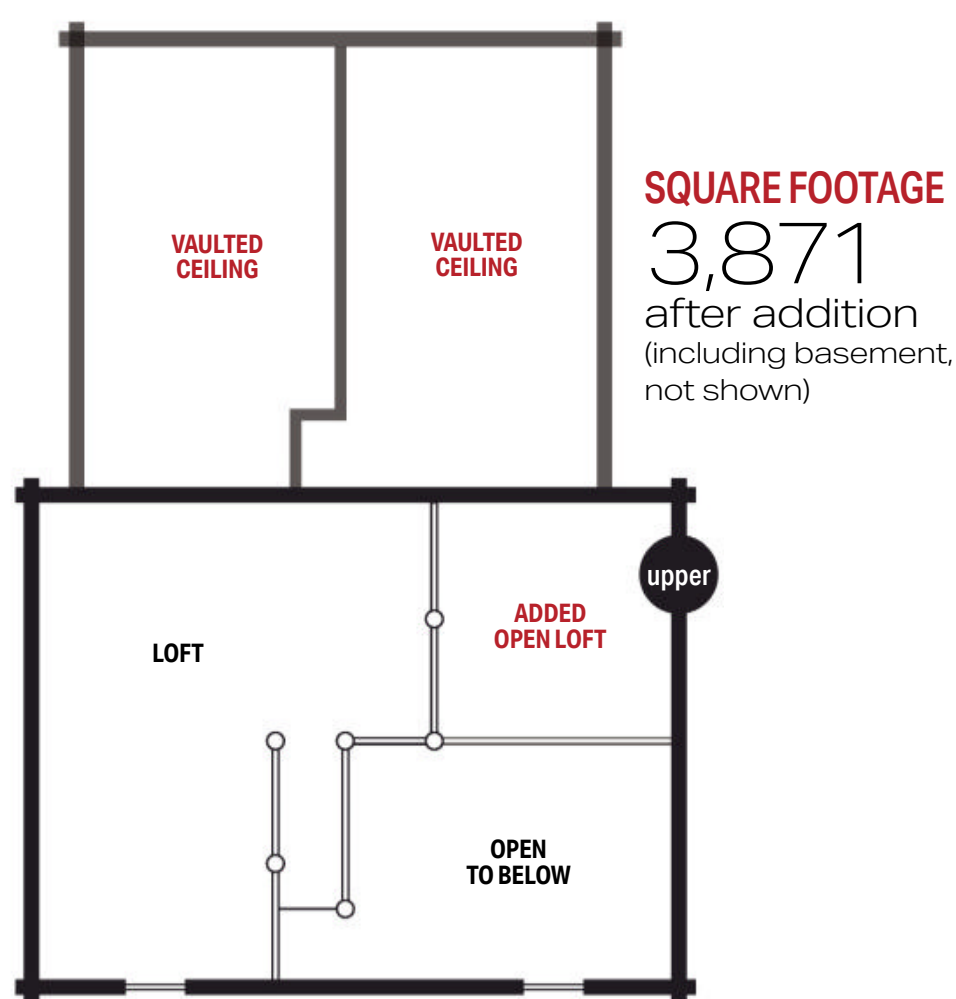
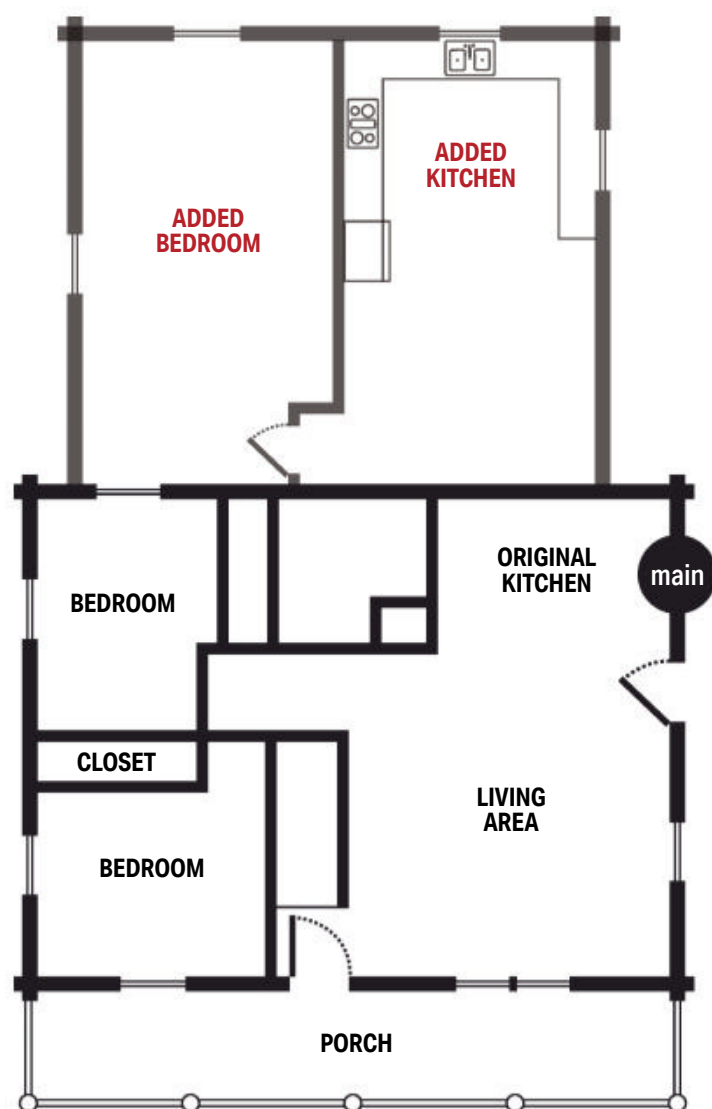
From Addition to Adventure

An ambitious addition to a tiny island log home creates a welcoming lakefront retreat for family and friends.

By Adam Headley



66



SQUARE FOOTAGE
3,871
 after addition
 (including basement,
 not shown)

“The original cabin was small but only eight years old,” George shares. In addition to adding on, I jacked the house up and put a full basement under it.”

When George DeFelice saw his first spectacular sunrise from the log cabin he’d purchased, his plans changed.

The tiny log house, situated on an island along the shore of expansive Lake Winnepesaukee, New Hampshire, had been a great deal. Bought out of bankruptcy, George, the owner of a utility construction company in Massachusetts, initially intended to clean the place up and immediately flip it.

“I was sitting on the porch one morning,” George remembers, “and I saw the sun rising over Mount Shaw — it was glowing. I decided right there and then that I would never find this view again. So, I decided to keep it.”

Mount Shaw, an extinct volcano soaring 2,390 feet, is the highest peak in the Ossipee Mountains, enhancing the vistas

from the 69 square miles of the shimmering lake. When George decided to hold onto the cabin, an example of Coventry Log Homes’ Springfield model in the Tradesman style, his ambitions were no less lofty than the mountaintop itself.

“George does what he says he is going to do, and he told us that he wanted an addition that was at least the size of the existing house,” explains Richard Titorenko, a 17-year veteran sales specialist with Coventry. “In the end, he moved ahead with an expansion that was even bigger than our plans. He’s a contractor, and has some people on his crews who are pretty talented. They had to take the whole roof off, and as the addition was set in and the roof was rebuilt, they did it in a way that didn’t overpower the existing house. They made a cutout, tied the peaks of the roof together and then determined what they

needed to do underneath.”

Along with the integration of the roof lines, the logs of the existing structure were mitered out 1.5 inches, cedar 2-by-8s were inserted, standard gaskets were fitted in between and the new logs were snugly joined to the old. The poured-concrete basement, steel support plates, floor joists and decking diminish the risk of any structural settling.

Along with the addition, an expansion of the existing 960-square-foot cabin, consisting of two bedrooms, a bath, a loft and a great room was completed. The finished project includes the 1,495-square-foot new addition, plus an expanded 2,376-square-foot original structure for a grand total of 3,871 square feet on three levels. The house now boasts five bedrooms, three baths, two full kitchens, two loft seating areas and a full finished basement. New



“Satisfaction?” questions George. “From one to 10, it’s a 10-plus! I enjoyed the construction experience, and it was really pretty easy. It’s very special here, and the terrain allowed us to move the home because of its gradual rise. When you approach, you see the face of the house with its five-foot-tall casement windows, and then go into the kitchen and dining area and look right out at the water, just 40 feet away.”



dormers complement the exterior.

Anyone too timid to undertake an addition to their own log –home should take heart. George DeFelice is a role model of idea and execution, and Coventry was with him every step of the way, sending a dozen team members to provide expert consulting to George’s crew.

The challenges were numerous — not the least of which was its island location that required materials and workers to reach the site by barge, boat — even hovercraft. Nine cement trucks were floated to the island to deliver their cargoes. Work began just after Labor Day 2015. The house was weather tight in December and was completed the following June. However, George identifies his biggest challenge as the *lack* of ice during a warm winter of construction.

“We got two inches of ice across the lake that winter, but we still ran the barges,” George remarks. “Because it was unseasonably warm, the ice was gone by the middle of February. If we had had solid ice to drive vehicles across the lake, we probably would have finished by Memorial Day.”

Completing the project in nine months was quite a feat unto itself, but the finished home, nestled alongside the lake, with Mount Shaw standing sentinel in the distance, is simply breathtaking. The original cabin’s expansion and addition mesh flawlessly, and the darker stain eliminates the issue of matching the original pine logs with the new.

George acknowledges that one of the biggest challenges for any log home addition or expansion is finding the right con-

tractor. “Get recommendations from the supplier that is selling you the logs,” he advises. “And if you have to wait because of scheduling, then wait. It’s worth it.”

The DeFelice family, including George’s wife, Jan, and four kids ranging in age from 16 to 21, are entertainers. Friends and relatives congregate at Lake Winnepesaukee for fun-packed weekends and cozy holidays. Richard Titorenko remains a close friend and has taken his boat to the lake for some great fishing — a testament to George’s advice to find the right team.

With the help of his partners at Coventry, George DeFelice was confident that the impressive expansion on Lake Winnepesaukee was within reach — and the results are dazzling. But there’s a lesson in the effort as well: With forethought, and a sound plan you can achieve amazing results.





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BUILDING A FUTURE TOGETHER

Fine Homebuilding and Keep Craft Alive, in its fourth year of partnership with SkillsUSA, is proud to celebrate our 2020 #KeepCraftAlive Scholarship winners. Fourteen students studying in construction-related fields and pursuing continued education in trades across the United States will receive a \$2,500 scholarship for the 2020-2021 academic year.

Fine Homebuilding, along with support from its audience and corporate partners Pella Windows & Doors and Feeney, makes this annual investment to empower and encourage the next generation of craftsmen and women to follow their passions for construction-related careers.

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To learn more about KeepCraftAlive, and to make a donation in support of the 2021 scholarship, visit

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As you're shopping
for your dream
log home, you should
look to producers
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Homes Council's seal.
Here's why.

BY DEVIN PERRY

Having your own scenic getaway

sounds pretty good right now, doesn't it? Whether your ideal escape is a mountain side hideaway tucked along the Appalachian Trail, a sprawling ranch nestled in sweeping Midwest prairies or a cliff-side residence overlooking the Pacific Northwest's dramatic coastline, members of the National Association of Home Builders' (NAHB) Log and Timber Homes Council can build your dream home.

Founded as America was celebrating its 200th birthday, a group of dedicated individuals started laying the groundwork to promote and protect a national icon, the log home. Now, 40 years later, The Log and Timber Homes Council is firmly established as North America's premier advocacy group for log and timber home manufacturers. Created, in part, to resolve technical and code compliance issues that were impacting the industry at the time, members of the Log and Timber Homes Council have worked tirelessly to protect America's archetypal home style.

Representing more than 30 of the top manufacturers in North America, home buyers would do well to work with companies that are part of NAHB's Log and Timber Homes Council, as they hold themselves to a higher standard of business and construction practices. Log and Timber Homes Council members must:

- **Abide by a strict code of ethics.**
- **Grade their logs and timbers by third party agencies to ensure structural integrity.**
- **Provide detailed construction manuals to ensure correct construction techniques.**
- **Sponsor scientific studies that advance log building technologies.**
- **Provide free information to help consumers make smart choices.**

"Council members are true stewards of the log and timber home industry," says Doug Terrell, vice president of manufacturing at Blue Ridge Log Cabins and 2020 chairman of the NAHB Log and Timber Homes Council. "Whether through

DID YOU KNOW ...

*log and timber homes are
considered systems-built
structures?*

This classification comes from the systematic approach to building the homes, as well as the controlled environments in which they are crafted. Other building-system methods include modular, panelized and concrete construction, and often these systems combine to make for a truly unique and high-performance house. The National Association of Home Builders' Building Systems Councils (BSC) represents all of these types of housing and the highly skilled men and women who build them.

**For more information,
contact the BSC at
800-368-5242, ext. 8577
or visit nahb.org/whybsc.**



OPPOSITE: Mark Sorenson photo/Estemervalt Log Homes house; THIS PAGE: Hochstetler Milling (bottom right); Rocky Mountain Homes (bottom left); Golden Eagle Log & Timber Homes (top left); Hearthstone (top right)

consumer education initiatives or ensuring log and timber homes are protected in today's building codes, member companies are at the forefront of the industry."

Members of the Log and Timber Homes Council also abide by the free enterprise system, where companies compete on a level playing field for their clients' business. Members agree that they will not attempt to injure, with malicious intent, either directly or indirectly, the professional reputation of other members, nor to indiscriminately criticize another member's work in public, or take unfair advantage over fellow members. Each member agrees

to conduct his or her business in a manner that avoids controversy, but that if a situation does arise, to resolve the dispute through non-litigation mechanisms whenever possible.

Although the Log and Timber Homes Council has no way of mediating disputes with non-members, the Council maintains a file on all non-member complaints it receives. This helps the Council to protect the entire industry — whether they're members or not. The Ethics Committee also reviews this file when considering a log and timber home manufacturer for Council membership, to ensure the Council seal always denotes a quality supplier.

"As one of our founding principles, Council members dedicate themselves to protecting the log and timber homes industry," explains Doug. "Part of that effort is ensuring that only companies who meet our strict eligibility requirements are able to carry the NAHB Log and Timber Homes Council seal."

To ensure the best experience possible for your log home plans, look for the NAHB Log and Timber Homes Council seal before you design or build your dream log home. To learn more, visit the consumer website of the NAHB Log and Timber Homes Council at loghomes.org or call 800-368-5242, ext. 8577.

The National Association of Home Builders' (NAHB) Log and Timber Homes Council is firmly established as North America's premier advocacy group for log and timber home manufacturers.

To find
a log or timber
home producer
in the Council, you've got
two online resources
at your disposal: nahb.org
and loghomes.org.
For additional information,
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The Coker Creek

Empty nesters, downsizers, and vacationers will appreciate the manageable size of this sweet little home. The master bedroom and attached bath are on the 572 square foot main level along with a combined kitchen and living area.

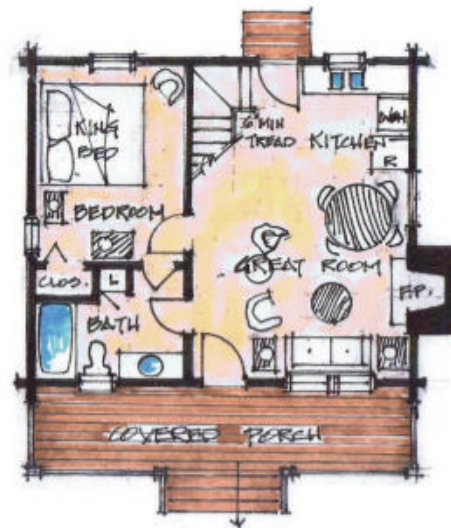
Essentials such as a fireplace and covered porch complete the main level. At 220 square feet, the upper level loft easily accommodates a bed, two nightstands, and a sitting area for two, but it could also be converted to an office or craft area. Dormers on each side create extra headroom and in natural light.

Bedrooms: 2

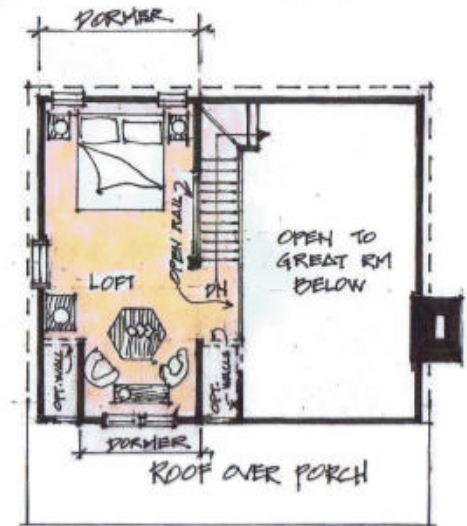
Baths: 1

Square Footage: 772

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First Floor



Second Floor



Maple Creek

The Maple Creek is an ideal floor plan for a vacation home or for a down-sized, retirement residence. It is compact, but the spaces are so well designed that there is plenty of space for all of the necessities. You enter via a large covered porch into the hallway and kitchen. The first-floor master suite, on the main floor right off the kitchen, is complete with a bathroom and a sizable walk-in closet. The kitchen is at the back of the home and has ready access to a porch. There's plenty of room for a dining table with a view. The loft on the upper level, with its own full bath, can be a spare bedroom, office, or library - or a combination. In spite of its size, this little gem has a lot to offer.

Bedrooms: 2

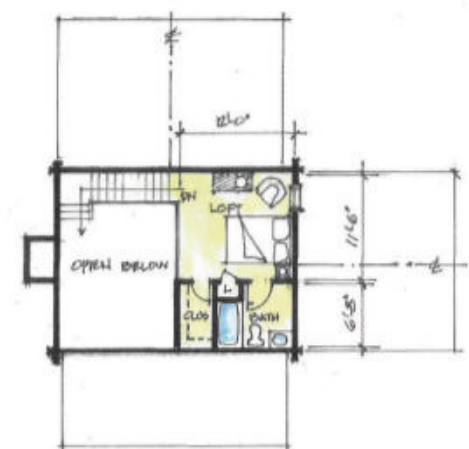
Baths: 2

Square Footage: 1,225

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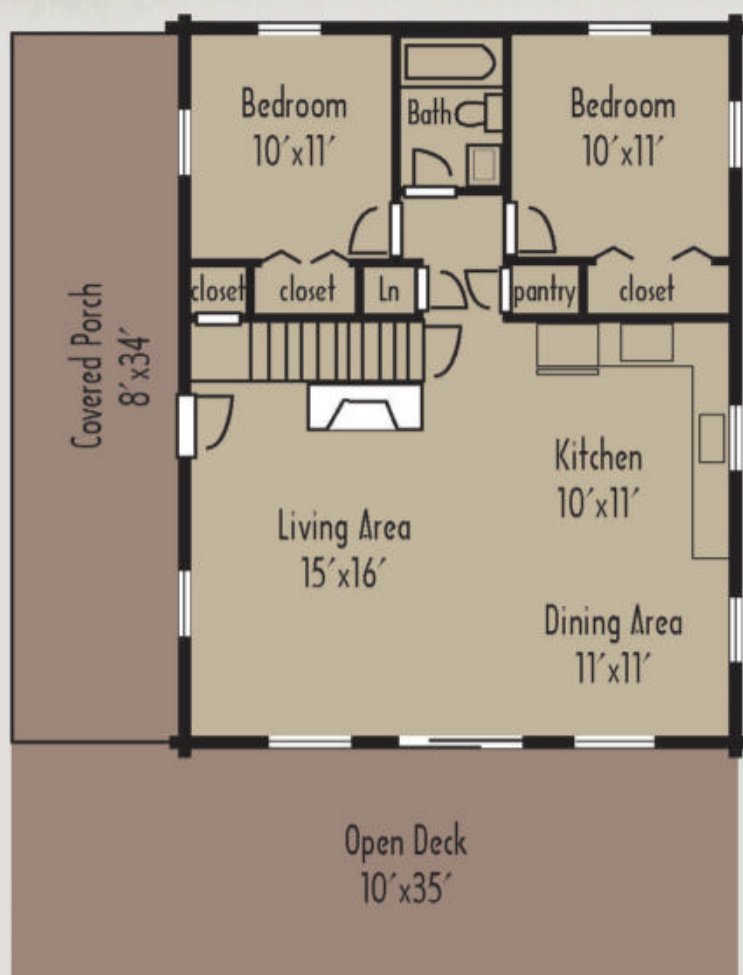


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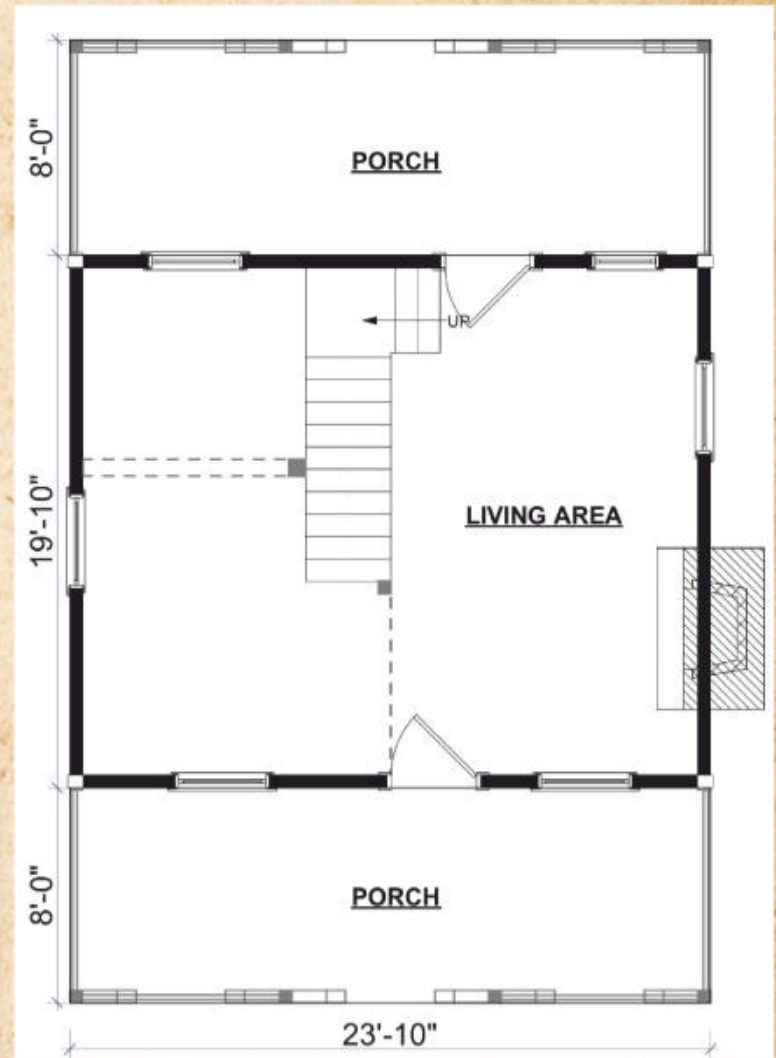
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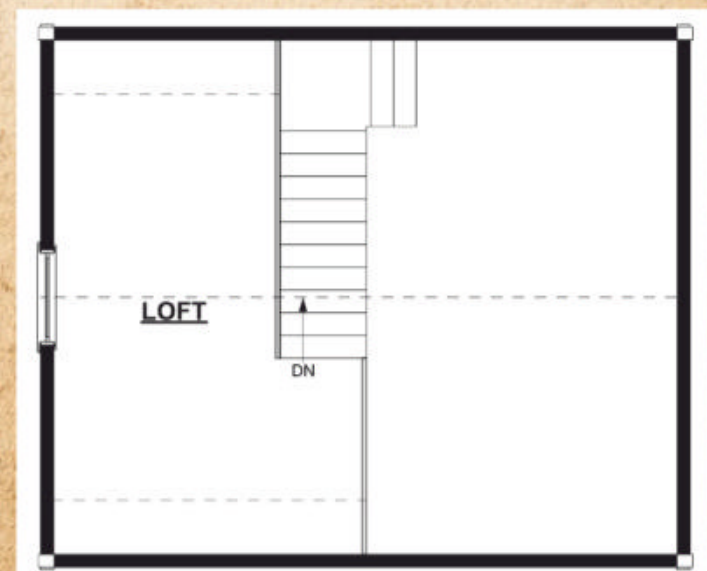
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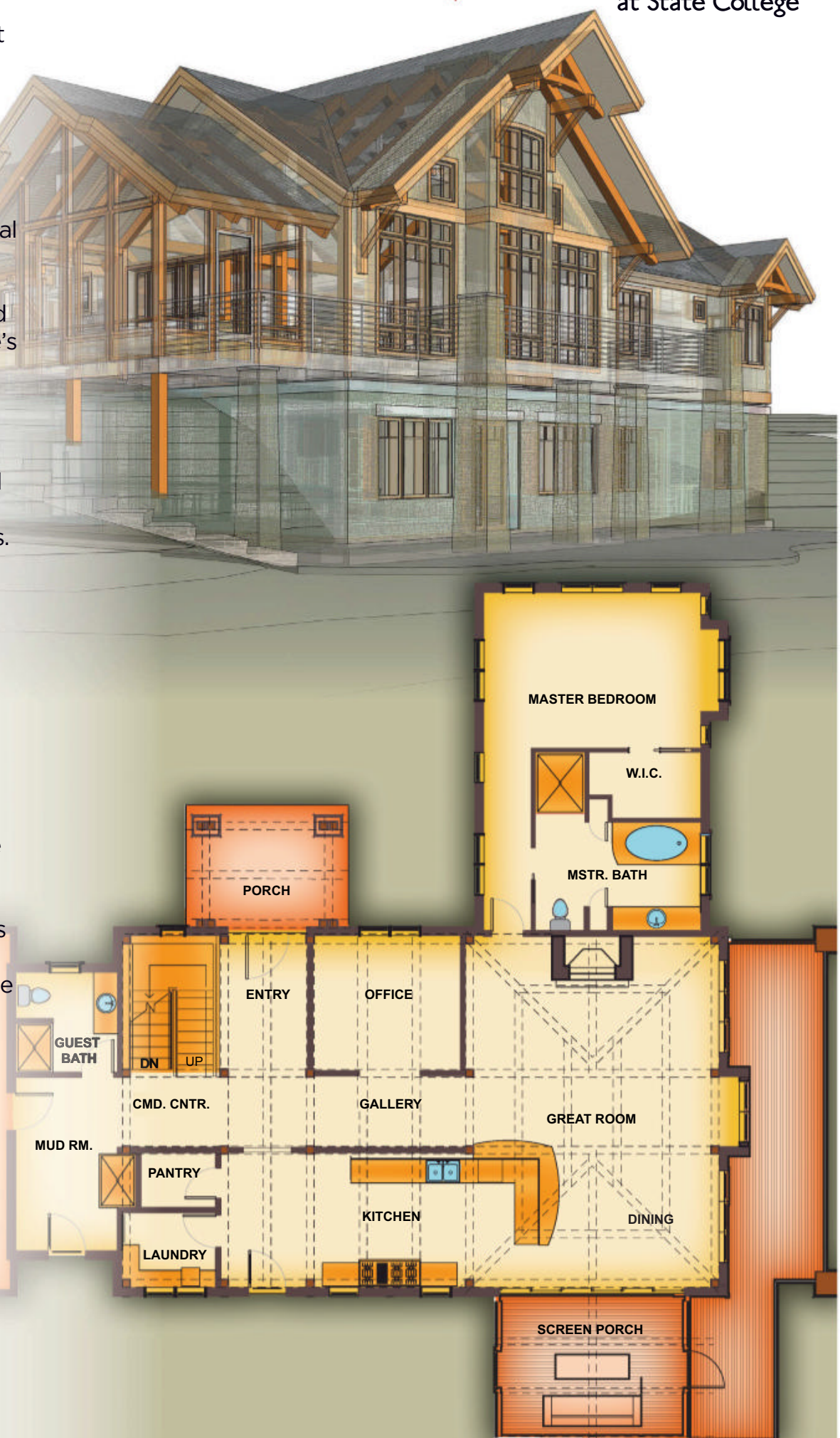
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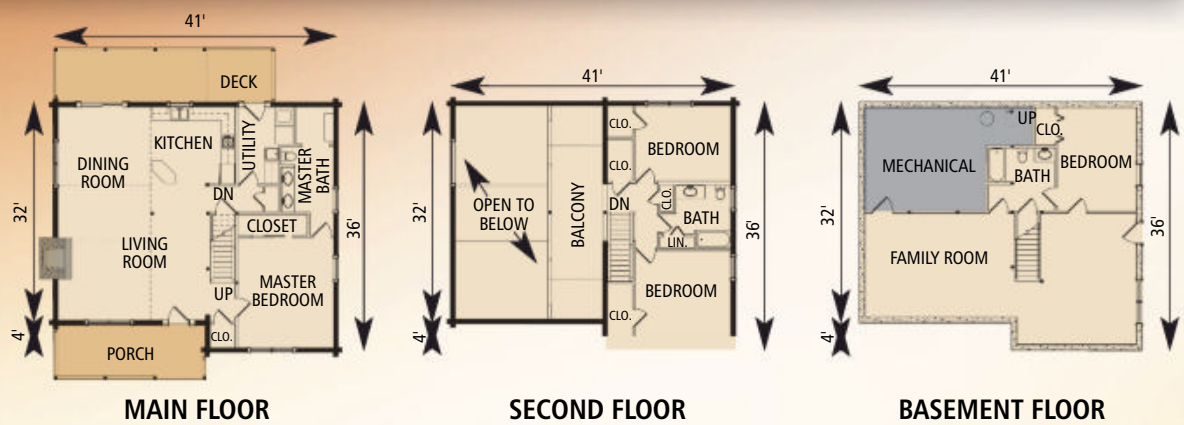
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MAIN FLOOR: 1307 SQ. FT. • SECOND FLOOR: 609 SQ. FT. • BASEMENT: 1307 SQ. FT. **TOTAL: 3223 SQ. FT.**



Voted one of **THE BEST** in Log and Timber Homes of the Year Magazine Issue 2020, this Custom Oakland floor plan was designed with family and friends in mind. On the second floor, two bedrooms share a bath and a large balcony overlooks the main floor living area. A big bonus in this floor plan is the basement floor—home to the family room where kids can get away from adults or vice versa. Also on the lower floor, a bedroom is adjacent to the family room and next to a full bath. Mechanical equipment has a defined space in this unique log home. Beside the main house is a beautiful, detached 2-car log garage covered with matching log siding and corners adding even more distinction to this custom rustic design.



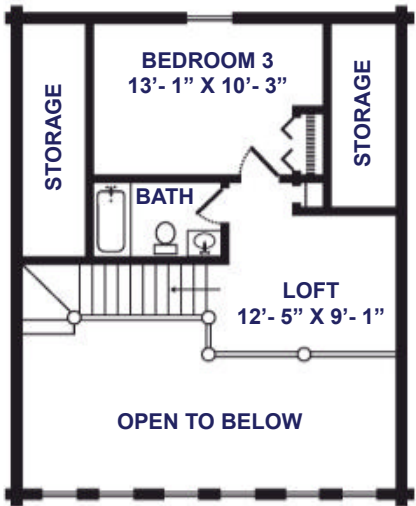
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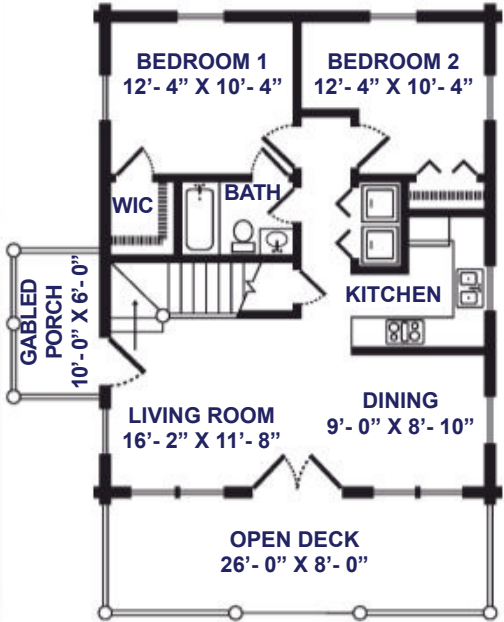
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The Walnut
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3 bedrooms, 2 bathrooms



Second Floor



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Grand Teton

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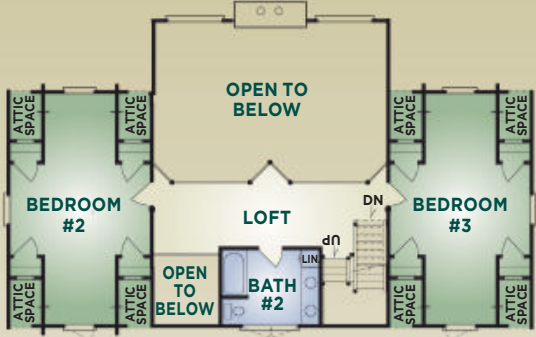
The Grand Teton resonates the classic craftsman’s architectural style. With its full-length front porch, massive exposed beams in the great room, and den. It features a large, first floor master bedroom with master bath and a large walk-in closet; private rear porches off the master bedroom and den, and first floor laundry/mudroom between the kitchen and garage. Upstairs, the loft offers a majestic view of the great room with large, stone fireplace and the spacious entry.

Two additional bedrooms with plenty of closet space and a full bath provide room for guests. The oversized garage provides ample room for a workbench and lawn equipment.

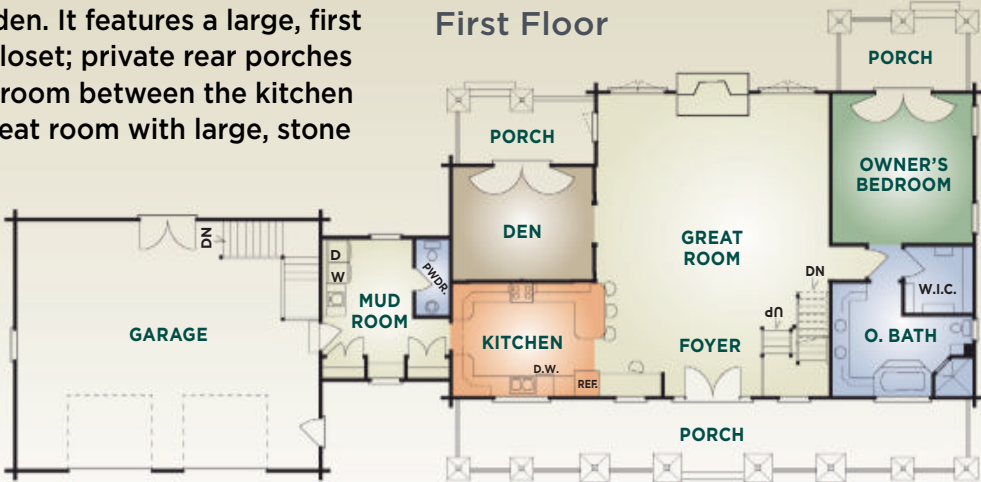


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Bedrooms: 3 **Baths:** 2.5

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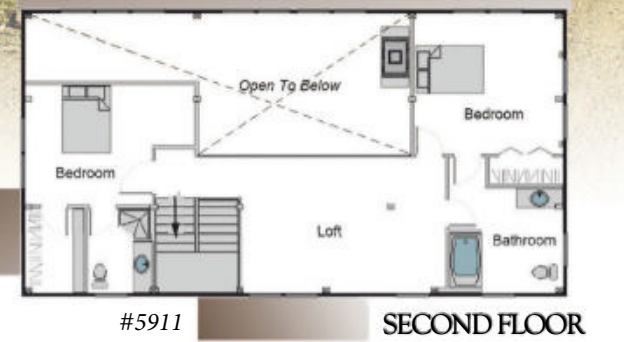


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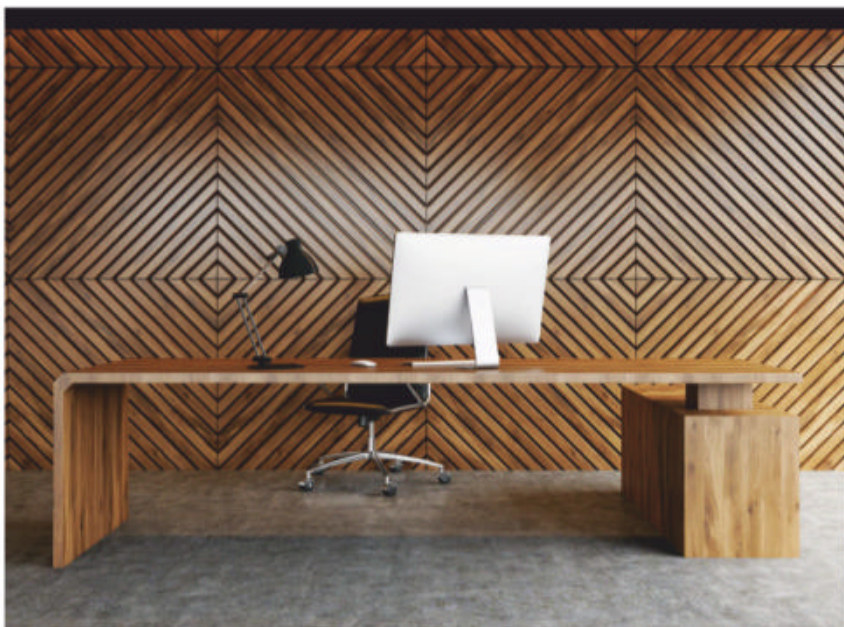
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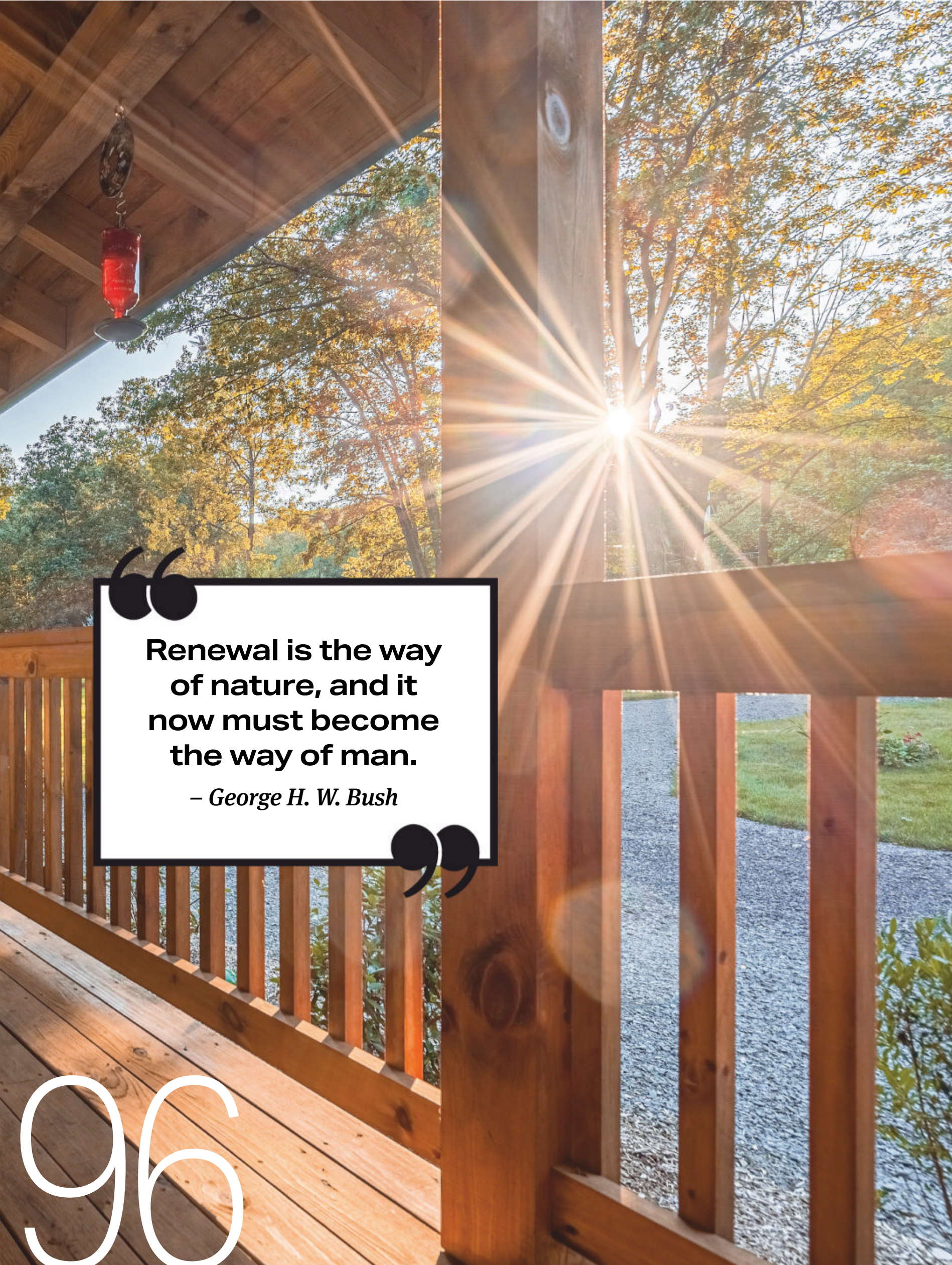
COMING NEXT ISSUE

**LOG & TIMBER
HOME LIVING
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BUYER'S GUIDE**

It's the 30th Anniversary of this seminal resource! In addition to the essential timber home info devotees have come to expect, we'll explore all the elements that transform raw timbers into an amazing timber home.

- What you need to know before you buy
- Ins & outs of planning, designing & building a timber home
- Working with wood species
- Finishes that make a house a home
- Foundation options
- **PLUS:** Editors' favorite design ideas & tips; and more!

**ON NEWSSTANDS
12/14/2020**



“
**Renewal is the way
of nature, and it
now must become
the way of man.**
– *George H. W. Bush*
”

Mark Sorenson photo; Estemwalt Log Homes house

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Want DIY maintenance and restoration tips? Need finance advice?
Craving building tips and reliable construction information?

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THE FREE RESOURCE PAGE

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There are tons of topics for you to explore. Check out a few listed below:

WEBINARS

- 15 of Our Smartest Hacks for Small Log Homes
- ABC's for Building a Timber Frame Home
- Design Considerations for Your Custom Timber Home
- Designing a Timber Frame Specifically for Your Budget
- When to Know it's Time for Maintenance vs. Restoration

ARTICLES

- 20 Tips for the Perfect Floor Plan
- Five Secrets to Simplifying Log Home Maintenances
- The Lowdown on Hybrids
- Pick a Plan, Make it Yours
- Where Does the Money Go?
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Golden Eagle Log & Timber Homes photo

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