

# NEIGHBORHOOD NEWS

  
The ORCHARDS  
Group

MAY 2011

**FLYING KITES AT  
BRANNON OAK FARM**

**3-DAY WALK  
FOR THE CURE**

**THE ORCHARDS  
HISTORY OF SUCCESS!**



## LETTER FROM THE EDITOR

May is here, and I cannot believe we are almost half way through the year! Before we blink, school will be out and we'll be lounging by the pool, sweating as we wish for the cooler weather to come! We are never satisfied, are we?

We had a fabulous time in St. Augustine. As you can see by the photo, Jackson and Isabelle had a great time playing in the sand and touring the fort. We even spotted a few dolphins swimming just off the beach one afternoon. Give me the beach anytime; I just love it! It was nice to relax and recharge just in time for summer!

In May our family slows down a bit, but baseball and softball games still keep us on our toes. I am looking forward to doing some summer camping and already have Richard B. Russell State Park and Vogel State Park booked for weekends. Out of approximately 37 Georgia State Parks that offer camping facilities, we have camped at 16. Only 21 left to go. It is getting harder since most of the ones we have visited are only a short drive from home. I plan on making Jackson and Isabelle a camping quilt once we visit all of the parks. At each park I have purchased patches; once we get all of them I can plan how the quilt will look. Hopefully within the next year we will have reached our goal!

At The Orchards communities, I am glad we are finally able to use the patios behind the clubhouses! It makes the meet and greets so nice when we are able to open the doors on the clubhouses and enjoy some fresh air.

As always, Happy Reading.

Stacy Wheelus  
678-795-0200 ext. 210

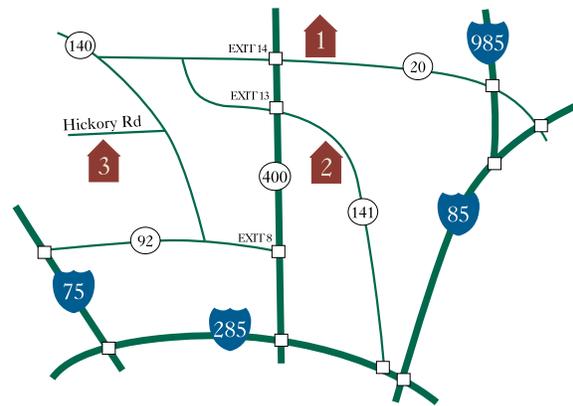


*Jackson and Isabelle jumping waves*



*Touring the fort*

**1. The Orchards of Habersham Grove. NEW CONSTRUCTION!** WThe Orchards of Habersham Grove. FINAL HOMES – HURRY! Only six homes remain in this outstanding community. Take advantage of Grand Closing prices now starting at \$196,900. **Save thousands** on any of our exciting finished inventory homes, all ready for immediate move in! The Ashewood and The Beaumont are highlights of our “Ready To Sell” inventory. Tour the trademark of all The Orchards neighborhoods: The Grand Clubhouse, which provides the focal point for dinner parties, games and cards nights and so much more. Close to shopping, restaurants, Northside Hospital (Forsyth) and everything else you could ever need and just 1 mile from Ga 400, Exit 14. (Ga. Hwy 20). Call today before it’s too late. **Sales Information: 678-513-8879**



**2. The Orchards of Brannon Oak Farm. A brand new Winston to tour!** Come out today to see the wonderfully upgraded Winston single-family plan located on home site 53. Featuring a sunroom, a screened porch and a patio, this plan leaves nothing to be desired. Ideally situated on a “one of a kind” home site, this new home is bound to make its owner very happy indeed. Perhaps that new owner could be you? And if your taste is more oriented toward a ranch condominium or “master on the main” villa, we have several value priced homes ready now from the high \$250s to the low \$300s. (1.5 miles East of GA 400, Exit 13) in Forsyth County. Just 1 mile from The Avenue of Forsyth. **Model Home: 678-513-8879**



The Orchards of Habersham Grove

The Asheville with Front Porch

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**3. The Orchards of East Cherokee. INTRODUCING THE BELMONT!** We have recently completed and professionally decorated our new **Belmont** courtyard plan on home site 96. Value priced at \$278,500. Come out to preview this exciting new home featuring two bedrooms plus den, formal dining room, decorative columns, a separate breakfast area, and true walk-up storage – not to mention the benefits of a covered patio (optional screened porch) plus uncovered patio in the courtyard area. The Orchards of East Cherokee is located in beautiful historic Hickory Flat and is less than 15 minutes from Roswell, Alpharetta, Woodstock and Canton, making this an ideal location. Easy access to I-575 and the North Georgia mountains. Come out and visit. We have a an array of finished “Ready to Move In” homes in all price ranges and floorplans. Also featuring a limited availability of basement homesites. **Model Home: 770-345-5409**



The Orchards of Brannon Oak Farm

The Winston French Country



The Orchards of East Cherokee

The Piedmont Southern Classical

## Flying Kites at Brannon Oak Farm



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It's a balmy, sunny, clear-skied day that many might describe as perfect. With a steady breeze flowing through the air, Ralph Stepp, a proud homeowner at The Orchards of Brannon Oak Farm in Cumming, would say this is a perfect day for flying kites. Stepp, also known as the "kite man" by friends and neighbors, is the connoisseur, the king of kites.

Born in the hills of Kentucky, Stepp started making and flying his own kites as a young boy and has been perfecting his craft for over 50 years. Starting out with whatever scraps he could get his hands on, a whole new world of creativity and "flying high" became Stepp's passion.

Today the "Kite Man" has been featured in *The Daytona Beach News-Journal* and the *Chattanooga Times*, as well as winning contests and participating in many International Kite Days. Yet to Stepp, this is more than just a hobby. Ultimately it's a way for him to connect to nature, God and others around him.

"I am so blessed with my wife and family," says Stepp. "It's very important for me to give

back to the community and with the help of my kites, I can."

Stepp shares his passion with the community by visiting schools and churches for "kite day," where he shows kids how to use basic material, like straws and plastic, to easily build and fly these amazing flying contraptions. On one particular school visit, Stepp remembers there were 600 to 700 kites flying simultaneously in the sky; a sight he will never forget.

With over 300 collected kites – big, miniature, Chinese, American – this man has them all. Currently his largest kite is a 27-foot tetrahedral kite and the smallest is a three-fourths of an inch miniature, remarkably made out of individual brush bristles and mylar. One kite even drops candy and tiny teddy bears on parachutes to the waiting children below.

Since retiring, Stepp, with his wife and rescue cats, have found new friends and comfort in their new home at The Orchards at Brannon Oak Farm. When asked what he enjoyed most about his new home, he answered enthusiastically that not only is it conveniently located, the maintenance-free perks allow him to spend more time with his family and kite-making. Along with being an active member of the Georgia GOP party, he also participates in his neighborhood bible study and is an active member at his church, Grace Chapel Church of Christ.

Exciting upcoming project plans include a permanent kite exhibit at The Children's Museum of Atlanta and for his next winter project, he will be building and learning to fly a radio controlled "Concorde" wing kite.

So, the next time you are driving or boating on Lanier and see a kite flying high in the sky, you never know – the Kite Man could be on the other end, smiling into the wind.

## History of Success



Some people measure success through money, others through material goods. For people in Atlanta real estate, the true measure of success comes from longevity. At The Orchards Group, we've been building maintenance-free, active adult new home communities and connecting with customers since 1998. In that time, we've helped more than 1,500 homebuyers find dream homes. We've also achieved a 99 percent approval rating from Guild-Quality, a fully independent market research firm. This means that our commitment to our owners goes far beyond closing papers. Once you purchase a home from The Orchards Group, you're part of our family.

To date we've built 16 communities in and around the metro Atlanta area. Thirteen of these communities are SOLD-OUT, while one more, The Orchards of Habersham Grove, has only six sales to go. No other active adult builder in Atlanta can make that claim. In fact, many of our competitors have never completed an active adult community.

Each neighborhood from The Orchards Group has

brought new challenges and new opportunities, and we are proud of all of them. From our early successes at The Orchards of Crabapple and The Orchards of Roswell to our latest offering, The Orchards of East Cherokee, our communities have made it easy for homebuyers to find a new house at the right price.

With The Orchards Group's experience and reputation comes many benefits. We cherish the praise from our customers. The saying goes that the best compliment a company can receive is the referral of family and friends; we wholeheartedly believe in this statement. The Orchards Group has enjoyed a strong homeowner referral rate over the years, and customer satisfaction has certainly been a major factor in our continued success.

Whether you're looking for your first active adult home or for one that better suits your needs, you can find what you need in one of our quality communities. We currently offer homes at Habersham Grove and Brannon Oak Farm in Forsyth County, as well as at The Orchards of East Cherokee in Cherokee County. If you're looking for an active adult builder with a proven record of success – not just a claim to one – we would love to welcome you into the family.

## Are You Still a Safe Driver?



Getting older doesn't make you a bad driver. But you should know there are changes that may affect driving skills over time.

### Your Body

As you age, your joints may get stiff, and your muscles may weaken. This can make it harder to turn your head to look back, turn the steering wheel quickly, or brake safely.

#### *What you can do:*

- See your doctor if you think that pain or stiffness gets in the way of your driving.
- If possible, drive a car with automatic transmission, power steering, power brakes, and large mirrors.
- Be physically active or exercise to keep and even improve your strength and flexibility.

### Your Vision

Your eyesight may change as you get older. At night, you may have trouble seeing things clearly. Glare can also be a problem—from oncoming headlights, street lights or the sun. It might be harder to see people, things, and movements outside your direct line of sight. It may take you longer to read street or traffic signs or even recognize familiar places. Eye diseases, such as glaucoma, cataracts, and macular degeneration, as well as some medicines, may also change your vision.

#### *What you can do:*

- Have your vision checked every 2 to 4 years if you are age 40 to 64 and every 1 to 2 years if you are 65 or older, as recommended by the American Academy of Ophthalmology.
- Talk to your eye doctor if you can't see well enough to drive because you have a cataract. You might need surgery to remove the cataract.
- If you need glasses to see far away while driving, make sure your prescription is correct. And always wear them when you are driving.
- Cut back on night driving if you are having trouble seeing in the dark.

### Your Hearing

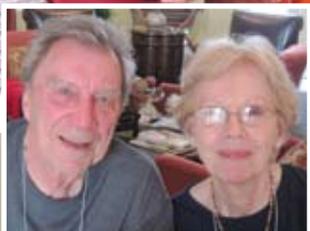
Your hearing may change, making it harder to notice horns, sirens, or noises from your own car. That can be a problem because these sounds warn you when you may need to pull over or get out of the way. It is important that you hear them.

#### *What you can do:*

- Have your hearing checked. The American Speech-Language-Hearing Association recommends doing this every 3 years after age 50. Your doctor can treat some hearing problems.
- Get a hearing aid to help—don't forget to use it when you drive.
- Try to keep the inside of the car as quiet as possible while driving.
- Pay attention to the warning lights on the dashboard.

For more information, visit [NIHSeniorHealth \(www.nih.seniorhealth.gov\)](http://NIHSeniorHealth.gov), a senior-friendly website from the National Institute on Aging and the National Library of Medicine. This website has health information for older adults. Special features make it simple to use. For example, you can click on a button to have the text read out loud or to make the type larger.

*Source: NIH*



We had a great time at Brannon Oak Farm during March Madness! Everyone wore their favorite college colors to dine on burgers, brats and dogs! The best part was meeting over 10 new homeowners for the first time! Welcome new neighbors!

# Walk for the Cure

By Stacy Wheelus

I have committed to walk 60 miles in the Susan G. Komen 3-Day for the Cure this October. I am really excited about this experience; it should be quite memorable. Along with a friend I have known for 20 years, Lynn Smith, I have formed a team for The Orchards Group. This is going to be a challenge for us both even though we are in relatively good shape. It is not just a walk; it is an experience. The walk will involve months of training. We have already started training and will continue to do so in the days leading up to the 3-Day for the Cure. For the event, I will walk 20 miles each day for 3 days. Why am I doing this? Well, I am walking for a few reasons. I'll walk because I can, because so many women have either lost the battle with breast cancer or have spent countless hours trying to survive it. I'll walk so my sisters, my friends and my daughter will never have to worry about breast cancer. I'll walk to help millions of women I have never met. Lynn is walking on behalf of her mom Evelyn, a breast cancer survivor. This event will be bigger than the both of us. The emotions and stories of the thousands of men and women we'll meet on our journey will surely be an inspiration to us both.

We would love to have your support: you can walk with us or make a donation. If you or someone you know might like to join The Orchards Group team, go to [www.the3day.org](http://www.the3day.org). Please be sure to read all the requirements for walkers. If you decide you are up for the challenge, click on Register, click Atlanta, click Join a Team. Then do a search for The Orchards Group. Once you have found our team, complete the registration process. If you can't walk with us, we would appreciate your support with a monetary donation.

To support us as we walk 60, yes 60, miles in 3 days, choose one of these easy options:

1. To make a donation with a credit card go to [www.the3day.org](http://www.the3day.org), look to the right and click

“donate to a participant.” Then enter my name – Stacy Wheelus – you should then see my name with The Orchards Group. Once you click “Donate Now” you will be taken through the donation process.

2. Send a check to me @ 11660 Alpharetta Hwy., Ste. 515, Roswell GA 30076. Make check payable to Susan G. Komen. I will send your check in for you with my participant number so they know who you are supporting. If you prefer to mail on your own, call me and I will send my donation form to you.
3. If you live in Habersham Grove, Brannon Oak Farm or East Cherokee drop your check at the sales office. We will attach a donation form to your check made payable to Susan G. Komen and mail it in for you. Please let us know if you are making a donation in someone's honor. ANY amount you contribute will be appreciated! Just think, if all of The Orchards Group homeowners contribute just \$2, I will have reached my goal of \$2,500!

Please let us know if you are making a donation in honor of someone specific. ANY amount you contribute can help toward finding a cure! Just think, with more than 1,400 Orchards Group homeowners, we can really make a sizeable donation and have a strong impact. Our goal is \$2,500, but I believe we can do far better than that! I need your help!

Over the next 6 months I will keep you updated about my journey, training and other experiences related to the 3-Day.

Please consider how you'll participate. We hope to be joined by some of our Orchards homeowners or their family members.





We had a beautiful night at The Orchards of East Cherokee! We shared cocktails on the back porch and a salad pot luck. I always love salad night! Everyone always brings the most delicious recipes!

## THE ORCHARDS GROUP REMODELING DIVISION EXPANDS

HAVING COMPLETED MORE THAN A DOZEN REMODELING PROJECTS IN THE ORCHARDS EXISTING NEIGHBORHOODS, OUR REMODELING DIVISION IS NOW GROWING.

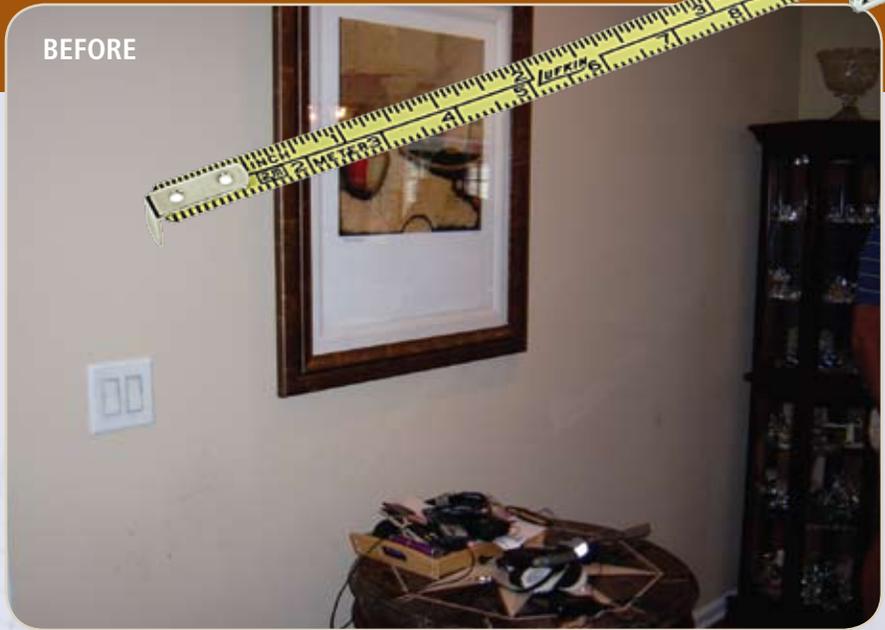
That's right! In addition to providing the most trustworthy and professional remodeling services to our current and past buyers, The Orchards Group Remodeling Division is expanding and offering its services to friends and family of The Orchards Group community homeowners. If you or someone you know desires to improve their existing home or is in need of remodeling services prior to putting their home on the market, we encourage you (or them) to give us a call.

- Trustworthy
- Dependable
- Respectful
- Competitive Pricing

We have the testimonials from satisfied clients. Give us a call today!

**Call Stacy Wheelus**  
**678-795-0200 ext 210**

BEFORE



AFTER



The Orchards Group offers any of The Orchards homeowners a place to list classified ads for free. We will advertise personal items only; no real estate sales, please. This section will be offered on a first come, first served basis. We will need to know the item for sale, your asking price and your phone number. Due to production deadlines, we will need your information by the first of each month. Then your ad will appear in the subsequent month's new letter. It's easy! Just call Stacy Wheelus at 678-795-0200 ext 210. Or, if you prefer, you can e-mail your ad to [swheelus@orchardsgroup.com](mailto:swheelus@orchardsgroup.com).

**In order to keep interest in the classified ad section, we will only keep an item in for 3 issues. After it appears in the third issue the ad will be pulled.**

## FOR SALE

Plaid couch (gold, navy, and red tones) \$400.

Two navy club chairs \$125 each.

Purchase all for \$575.

Call JoAnn at 678-923-5739

Queen bed comforter set in burgundy.

Includes skirt, sham reversible like new paid \$350 asking \$75 OBO.

Call William 678-373-1179

Off white sofa, excellent condition. \$200 or best offer. Call Elaine 770-205-9134

7' Christmas Tree. Excellent Condition. \$65.

Call Jim Patterson 678-947-8683

Wheelchair. Like New, \$1,000.

Call Barbara: 770-851-7778

Queen Bed Comforter Set. Includes skirt, 2 shams, fall colors reversible floral solid excellent condition. \$35. Call Carol 678-349-2206

China- service for 8.

Empress China "Cardinal". \$155

3 Bar Stools. Approx 30". Black and Cream Cloth Seats. \$99

AT&T Electronic Typewriter. \$40

Call Esther 770-205-4117

2005 Electric EZ Go golf cart used for fun with grandkids and to get mail, and transportation to and from clubhouse. Excellent four seater, radio, CD player, lights, rearview mirrors, windshield, horn, zip up cover for rain or cold weather, new battery charger. \$1895.

Call Ann Matia at 678-455-5069.

Twin size loft bed. White wood, with drawers and 2 doors. Great for storage. Includes new twin mattress. \$125.00. Call Fred for information or pictures. 678-242-0185

2 Motor Chairs For Sale. Shop Rider Sprinter Scooter. Used less than 5x. retails for \$5-6K New. \$2,000.

Pride Mobility Jazzy Select.

Gently Used. \$1,500.

Call Rose 678-277-9900

Haverty's walnut drop leaf dinette table. 42" round (with both leaves open) table with two chairs great for small Orchards kitchens. Like new condition must see \$150. Call Harriet 770-772-6998.

## WANTED

90's or newer auto with low miles, good condition. Call Bill 770-645-7824

Lazy boy type recliner. Brown or green fabric, no leather. Call Elizabeth at 678-352-1621

### THE HABERSHAM GROVE MEN'S CLUB:

The Habersham Grove Men's Club sponsored the February TGIF get together for the residents by having a cookout with grilled hamburgers, hot dogs, with all the fixings, and many good homemade desserts (baked by many residents). In addition many door prizes (which were donated by area businesses) were won by the attendees. This was one of the larger turnouts for this event, and the attendees stayed and visited afterward.





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## MAY REALES & LISTINGS...

**ALL OUR HOMES ARE OPEN TO THE PUBLIC ONCE A MONTH. CALL 678-795-0200, IF YOU ARE INTERESTED IN COMING TO AN OPEN HOUSE.**

### FOR SALE

**Orchards of Sweet Apple.** 2306 Sweet Apple Circle. Two-bedroom Abbey floor plan, on a very private lot. Upgrades include extra cabinets in the kitchen and laundry room, hardwood floors and upgraded carpet. New unbelievably low price of \$199,999.

**Orchards of Sweet Apple.** 106 Sweet Apple Circle. This beautiful Canterbury floor plan with the third bedroom conversion sits on a very private lot. This unit looks brand new with new carpet and fresh paint. Other features include granite countertops and plantation shutters. \$249,900.

**Orchards of Habersham Grove.** 2647 Grapevine Circle. Gorgeous Charleston floor plan with finished activity suite and upstairs bath. This unit has everything that the model has but offered at thousands less. Hardwoods, granite, French doors plus a great lot in the neighborhood. Now being offered at \$249,900.

**Brannon Oak Farms.** 1975 Brannon Commons. Beautiful townhome with a finished room in the basement. This spectacular home has barely been lived in. Hardwoods grace all living areas. Beautiful granite and warm wood cabinets in chef's kitchen. Huge master with sitting area. Loft, two bedrooms and office are upstairs. All on a beautiful lot bordering greenbelt. \$399,000.

**Orchards of Windward.** 2933 Oakside Circle. Great two master Abbey floor plan. Beautiful hardwoods throughout. Extra cabinets and desk in the kitchen. Exterior has stone finish with a very private front yard area. This home is being offered at a great price. \$225,000.

**Orchards at Crabapple.** This three bedroom Canterbury floor plan has a beautiful front yard. Walk to shopping and enjoy many activities in the Grand Clubhouse. This home is priced to sell at \$184,900.

### UNDER CONTRACT

**Orchards of Sweet Apple.** 1606 Sweet Apple Circle. Absolutely gorgeous three bedroom Canterbury with third bedroom den conversion. Faces greenbelt in the rear of the subdivision. Granite countertops, stainless appliances and hardwood floors are just a few of this home's amenities. Freshly painted; ready to move in. \$259,000.



## DEAR FRIENDS & NEIGHBORS,

Buyers are coming out to look and purchase this time of year. Here are some ways to get the buyers to remember your home.

1. Curb appeal- Make sure all the cobwebs are gone on your front porch. Put a fresh plant by the door and sweep off or get a new welcome mat. Remember first impressions.
2. Get rid of clutter. If you have not worn it in a year toss it. Give it to goodwill and let someone else enjoy it.
3. Watch where the eyes go. Walk to the door of each room and look to see where the eye is drawn. If it settles on a door with chipped paint bring out the paint and touch it up. If you can't do this ask a friend with a critical eye.
4. Have a repair guy. Your closet door won't close, fix it. Leaky faucet, fix it before you put it on the market. If you don't have one call me and I can refer one to you.
5. Clean, clean, and clean again. I say this every issue. Make sure your home is clean. Appliances and countertops should sparkle. If you aren't using it put it away. No clutter please. Clean windows bring in more light

Remember it is a buyers market. When there is a surplus of homes on the market you want your home to stand out. If you follow these tips buyers will put your home on the top of their lists.

I hope you all have a wonderful Mother's Day and month.

Sincerely,

Geri Beckmann  
Orchard's Resale Specialist  
404-290-2330 Direct  
678-795-0200  
Visit my website @gbeckmann@orchardsgroup.com

**SPECIAL OFFER TO NEW ORCHARDS CUSTOMERS.** If you are interested in one of our three currently marketed new The Orchards neighborhoods and have a home to sell that is NOT currently on the market, contact me immediately to discuss our Special Listing Incentive Program designed for sellers just like you. **Call today: 404-290-2330.**