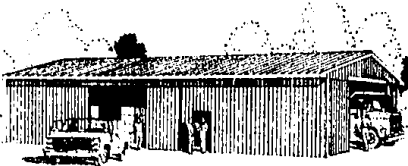


# The Weekly Do-It-Yourselfer



## Pole Barns

These structures are popular as large storage buildings. Pole barns are constructed of galvanized steel for added strength. The plan comes in two design levels. The economy version was designed for low cost and ease of construction. The deluxe design adds optional features. Both offer optional wall heights for 8', 10' or 12'. Each plan contains five sizes ranging from 24' by

24' to 40' by 64'. Also included are truss roof instructions. Plans include clearly labeled, detailed drawings along with full framing instructions. Illustrations include full elevations and cross sectional diagrams. Details are provided for easy component reference. Step-by-step instructions are included along with a comprehensive materials list to aid you in construction.

- Send me the pole barn Construction Package (ready-to-build blueprints). Includes 2 prints and complete materials list . . . \$32.
- Send me Garlinghouse Project Plan Information Package (3 brochures featuring complete line of 53 project plans including decks, garages, room additions, gazebos and much more . . . \$3.50

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Fill out info above and make check or money order payable to and send to: The Garlinghouse Co., Dept OEC, P.O. Box 1717, Middletown, CT 06457

## Tips on efficient use of electricity at home

The following energy saving tips, are simple, low- or no-cost, and will help you get more control over your home's electric bills according to the Edison Electric Institute, the national association of electric companies.

The tips cover the two largest energy using appliances in your home - heating/cooling and water heating. In becoming more efficient, you'll also improve your home's comfort and convenience. You'll make it kinder to the environment too.

### Household heating and cooling

- Change your air conditioner's or heat pump's filter every month or two, depending on how dirty it is. You should be able to see light clearly through the filter. If not, it needs to be changed.
- During hot summer days, keep curtains drawn and shades pulled over windows facing east, south, and west.
- Move furniture away from the air registers, allowing for the free flow of cooled or heated air.
- Consider a set-back thermostat to control your heating and cooling systems. Most air conditioners can bring your home's temperature down to a set level within a half an hour. This thermostat limits the air conditioner's use to when people are at home.
- Place your thermostat on an inside wall, away from windows and doors. Drafts will cause the thermostat to keep the heating or cooling system running, even if the rest of the house is comfortable.
- Close cooling vents in unused rooms.
- Also, when using window air conditioners, don't forget to close doors to unused rooms.

### Water heating

In the average house, the water heater is the second largest energy user after space heating.

- Select the right size water heater for the household. Keeping more hot water on hand than needed wastes electricity.
- Set the water heater at 120 degrees for normal use; for dishwashers without temperature boosters, set the heater at 140 degrees. (Use a regular thermometer under a faucet to check the temperature.)
- If the sides of the water heater feel warm to the touch, wrap a water-heater blanket around the water heater, especially if the water heater is located in an unheated area of the house. In addition to insulating the water heater, wrap pipe insulation around the hot water pipe leaving the water heater for at least the first six feet.
- Install low-flow shower heads and faucet aerators to get the most use from your hot water heater.
- Timers can limit nighttime heating of the storage tank.
- Home automation systems, like this controller from Honeywell, will help you monitor your home's heating and cooling system more effectively.

Real estate briefs features news and notes on professional associations, office activities, upcoming meetings and seminars, new services/products and consumer publications.

**Write:** Real estate briefs, Observer & Eccentric Newspapers, 36251 Schoolcraft Road, Livonia, 48150. Our fax number is (313) 591-7279.

### Condominium seminar

The United Condominium Owners of Michigan presents its 22nd annual seminar 8 a.m. to 3 p.m. Saturday, Sept. 28, at the Michigan State University Management Education Center in Troy.

Sixteen sessions will be presented by experts on a variety of subjects to expand the knowledge and improve the decision-making process of condominium association leadership.

Cost is \$95 for the first attendee and \$55 for subsequent representatives of member associations, \$125 and \$75, respectively.

tively, for non-members. Continental breakfast and lunch are included.

To register, call United Condominium Owners of Michigan at (810) 352-6490.

### Licensing classes

The Birmingham Bloomfield Rochester South Oakland Association of Realtors offers a series of six-hour continuing education seminars, one of which must be completed by Oct. 31, to fulfill annual state real estate licensing requirements.

Each session goes 9 a.m. to 3:30 p.m.

Upcoming seminars are slated for Saturday, Sept. 21, at Columbia Center, 201 W. Big Beaver, Troy, and Wednesday, Sept. 25, Standard Federal Bank, 2800 W. Big Beaver, Troy.

Cost is \$35 per session. To register, call Carole Kowalik at (810) 879-9560.

**Green Tree Mortgage**  
Green Tree Financial Corp., a

diversified financial services company with an office in Livonia, has established Green Tree Mortgage Services to originate and service home equity and mortgage loans.

Green Tree is a publicly-owned company traded on the New York Stock Exchange.

### Bloomfield Acceptance

Bloomfield Acceptance Co. of Birmingham, in partnership with Nemura Asset Capital, recently closed fixed rate loans for the refinancing of a 97-site mobile home community in Greeley, Colo. and a senior citizen mobile home park in Denver.

Bloomfield Acceptance also arranged permanent financing on a 145-site manufactured home community in Fort Huron.

### Sunflower winners

Dean Sells of Century 21 Gold House distributed more than 3,000 seeds and starter plants last spring in Canton's Sunflower Subdivision.

Ashley J. Smith grew the tallest sunflower, 11 feet, 11 inches, and Mallie Dobersack grew the largest in diameter at 15-1/2 inches. Both are eight years old and received a \$500 savings bond for their efforts.



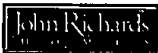
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