



Share the Spirit

We need you, forward-thinking individuals, who are willing and able to share in the support and progress of this project. Our hope is to create a model of sustainable living, farming, and aging.

We are meeting with planners, lawyers, builders, engineers, and bankers. We are working on a site plan. We are creating a website and we plan regular newsletters. We're hard at work and moving forward.

We welcome your input and participation in this pioneering endeavor.

At present, the desired location is a guest ranch with five summer cabins and an old three-bedroom house. There are ten to fifteen acres for organic farming and a near equal amount for community development. We can go a long way into our vision under existing zoning.

Real estate in this area is escalating in value at an exponential rate. Therefore, we feel that we need to act on this very promising piece of land quickly.

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**Become
involved
in this
pioneering
endeavor**
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Adesa Community Mission And Vision

To create a living and working relationship with the land and each other, building and celebrating together the seasons of the years and the seasons of life.

BE IN TOUCH!

We hope this communiqué piques your interest. We know it may raise questions. We welcome your inquiries, comments, concerns, and conversation.

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Share this brochure with your friends, family, and neighbors. Retreat time could be yours if they become members.

Adesa

A CALL TO ACTION

for
**Friends of
Adesa
Community**

and
**Peach Valley
CSA* Farm**



* Community Supported Agriculture

The Vision

A year-round free-flowing creek, waterfall, tall pines, shade and orchard trees, ponds, a walking bridge crossing to a sunny meadow, with vistas of hillsides and open fields under blue skies. Pinons, junipers, trails and wildlife. 105 glorious acres on beautiful Elk Creek, in New Castle, Colorado. Two easy miles to town, yet a world away. *Peace and Quiet.*

After several years of searching, we have found wonderful land which holds great promise for the concept of a small farm and elder-centered multi-generational community.

Our vision for Adesa Community:

- Sustainably built homes
- Sustainably run organic farm
- Sustaining body, mind, spirit

This Community will offer opportunity:

- For elders to live with personal and home care services where their happiness as well as their health is cared for.
- For couples, families or individuals to build “light footprint” homes and live in an atmosphere of cooperation.
- For all to have access to, and enable production of, fresh, vibrant foods on a year-round basis.
- For all to enjoy and enhance the beauty of trees, hills, meadows, gardens, and creek.
- To be a part of common meals, celebrations, reading groups, art studio, health facility, and cottage crafts, as much or as little as desired.
- For all involved, to pioneer a new way of living that embraces common values and connections in conscious living and dying.

*In Sanskrit,
Adesa
means
healing
plants*

The Details

Currently, Adesa Community exists under the legal structure of an LLC. Investors of \$50,000 or more are eligible for partnership in the LLC. Funds will be held in escrow until the actual land purchase. We must raise investment capital for the land purchase, both through loans and equity ownership investors.

Plans are for a limited number of cluster home sites, sized from 1/2 to 1 acre, ranging from \$80,000 to \$150,000. A few larger acreage home sites are planned in the \$150,000 to \$250,000 range. All lots will conform to the vision and mission of the Community, along with all homeowner association agreements. Sites may be reserved for 50% down. We are working on legal instruments to assure long-term affordability.

If you are interested in participating in this unique opportunity, we would be happy to send you the projections and financial statements. We are also eager to discuss the project with you.

*Melding
sound
investment
with
spiritual
focus*

The Region

New Castle lies along the Colorado River corridor, just 15 miles west of Glenwood Springs, home to the Glenwood Hot Springs Pool Resort and Valley View Hospital. New Castle population is around 4000 and growing. Two regional airports lie within 50 miles, Amtrak stops in Glenwood, and regular bus service now covers the entire Valley. Excellent public and private schools are nearby, including Colorado Mountain College. Garfield County Library is also here. The average winter temperature is 25 degrees with a summer average of 75 degrees. The elevation is 5550 feet.

The Opportunity

We invite you to consider joining Adesa. We ask that you act now so that we can keep the momentum going. We need to hear from you by April 5th.

Suggested levels of commitment:

Equity Investor Owners

\$500,000 | Ownership of large acreage parcels; one with creek, one with hills and valley.*

Equity Cabin Owners

\$165,000 | Ownership of summer cabins; four on the creek, one by the pond.*

Equity Ground Breaker Owners

\$50,000 | Ownership in farm ground.*

Crop Tender Supporter

\$2000 | News, functions, two-weeks retreat time.

Seed Sower Supporter

\$1000 | News, functions, retreat time to one week.

Cultivator Supporter

\$500 | News, functions, housing.

Friend

\$100 | News, functions.

**Owners also receive news, invites to functions and retreat time as available*

*Call us for more information
or visit our website:*

www.adesacommunity.com

*Please
join us
in this
exciting
project*