

## Meet Your Neighbors:

### Jodi and Tom Overson

After one visit to Jodi and Tom Overson's stunning Rustler townhome, you'll be begging to be added to the couple's party-invite list. They designed their space with entertaining in mind from their custom-built bar to the state-of-the-art, expansive movie theater which doubles as Tom's Man Cave. Enthusiastic entertainers, Jodi and Tom love to host Super Bowl parties and gatherings for other sporting events. Their home provides ample space to host shindigs. The Man Cave home theater offers multiple-screen viewing; the bar area boasts a vintage Skee-Ball machine and another television. Add in exquisite design sensibilities and contemporary, yet approachable furnishings that characterize the townhome – it's obvious Jodi's experience as a Park City Realtor has taught her to impeccably stage a home.



And then there are the iconic Hideout Canyon views. Almost every room in their home, which they moved into three years ago, boasts stunning vistas of Mount Timpanogos, Deer Valley's ski runs, and the Jordanelle Reservoir.

Jodi and Tom moved to Hideout Canyon with the desire to downsize from their home in Park City's Trailside neighborhood.

As empty nesters, they are enjoying the tranquility and the ease of townhome ownership while still having ample space for their kids when they come to visit. Jodi, as a Realtor with Coldwell Banker and Tom, as owner of Hideout Property Management, also chose Hideout Canyon for its easy access to their work in Park City.

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### Where are you from and what initially brought you to Park City and when?

**Tom:** In 2004, I had the opportunity to join All Seasons Resort Lodging after 15 years with Marriott International. Originally both Jodi and I are from Albuquerque, New Mexico. Working for

Marriott we lived in several states such as Texas, Colorado, and New Mexico prior to coming to Park City. We also wanted to raise our children in a smaller town with quality schools.

**Jodi:** We moved several times when Tom was with Marriott. When offered the opportunity to move to Park City, we said "yes!"

I knew this would be a great opportunity for Tom, and I knew the potential in real estate could be very promising for me. Our kids were little at that time, and we were excited to plant some roots.

**Jodi, as a Realtor, you are probably more familiar than most with various communities in the Park City area, so what sets Hideout Canyon apart for you?**

That's true. There are so many beautiful areas to live; however, we started looking in Hideout as an investment opportunity. And when we saw the Rustler development, we knew instantly that we wanted to live here.

**What made you choose the Rustler subdivision?**

**Tom:** We looked at several properties prior to choosing Rustler: Kamas, Heber City, and Midway. But Hideout had it all, and Rustler met all of our needs. The first impression when entering Hideout off of 248 is fantastic. The views are unmatched. The golf course is a great feature, and we can walk out our door and enjoy all of it on a hike.

**Jodi:** I would say that timing is everything. We were selling our home in the Trailside area and the completion date in Rustler was perfect. We had been tempted a few times to buy in Soaring Hawk or even in Glistening Ridge. The new development, Golden Eagle, is also on our radar, and since I'm on the Sales Team I have first-hand knowledge of all the benefits. For the time being, we are enjoying the stress-free lifestyle the HOA provides us.

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**Why did you choose your particular home?**

**Tom:** GCD Communities has a great reputation and builds a quality home. We wanted to build our own with options we did not have in our prior Trailside home. The HOA taking care of the landscaping, snow removal, and common areas is an added bonus. There were times in Trailside I would snow blow our driveway up to three times per day. Not anymore...

**Jodi:** Love having a new home!

## What have been your favorite aspects of living in the community?

**Tom:** Peacefulness: We spend several evenings in the summer on our deck looking at the Jordanelle, Deer Valley, and the Timpanogos. The people: Neighbors that have similar interests; everyone is very friendly and helpful. The Future: With growth comes change and at times it can be concerning but more resources, activities, and community space, including additional trails, will be nice features.

**Jodi:** The instant peace and tranquility I feel when entering our home and looking out to the Jordanelle and the Mountains. The views never quit. We enjoy the trails and snowshoeing right out our back door. We've really enjoyed getting to know our neighbors and have had many fun times with them!

## As empty nesters, are there certain aspects of Hideout Canyon that appeal to couples whose kids are grown?

**Tom:** Hideout seems to attract couples who have lived in Park City or are from out of state and are also empty nesters looking for the relaxation that the town provides. Priorities are a round of golf or the short drive to the slopes, and a glass of wine in the afternoon while watching the sunset from your deck or your hot tub.

## What are your favorite features of your home?

**Tom:** Definitely my theater room/man cave. GCD offers the option of a suspended slab beneath the garage. Over the span of six months, I completed the project with help from friends. I'm a very enthusiastic football fan, and fly my Dallas Cowboy flag each Sunday during football season. With the three TVs in the room, we can watch multiple games simultaneously. Several of us on Longview are football fans and take turns watching the big games at each other's houses, not to mention the occasional poker



tourney during Monday Night Football. We have also finished our bar area downstairs which includes a vintage Skee-Ball machine from the late 80s. During parties at our house, the winner takes home a nice bottle of VJB Cellars wine from Sonoma.

**Jodi:** My favorite place to work or unwind is the back patio. It's a view for all seasons. I also love the main level master.



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### Can you speak to your experience when it came to choosing fixtures and finishes after your purchase?

**Tom:** All I know is that a steam shower in the master bath was mandatory. Very nice after a day of skiing. Did not think I would like it as much as I do.

**Jodi:** Choosing the fixtures was fun and exciting! It was a fairly easy process, and we're happy with everything, especially the steam shower which was a must have.

### What would you like prospective homeowners to know about Soaring Hawk/Hideout Canyon?

**Tom:** Once you exit off the highway, it has a small town feel to it. Many know each other, and you will always get a wave when driving by someone.

**Jodi:** The friendly small town vibe is where it's at. It's a very pleasant community to be part of. Soaring Hawk, Hideout Canyon, and Golden Eagle are selling fast. I just sold three lots in one month! I would say tell your friends that now is the time to buy!

### What are you looking forward to most as Hideout Canyon continues to be developed?

**Tom:** Hopefully more parks and recreational areas. A small amphitheater for Mountain Town Stages to provide a band once a week would be great. There is a new dock going in at the Jordanelle. We would love it if a golf membership was offered to owners and more community activities.

**Jodi:** The question I get asked most often is "where is the nearest... gas station, market, or just a quick place I can grab milk or eggs." With all the growth that is already happening (and much more in the future), I agree. We need more infrastructure, and there's plenty of land available for it.

### What are your favorite summer activities in Park City?

**Tom:** Without a doubt, boating on the Jordanelle. From our deck, we can see our boat attached to a buoy in the Jordanelle. We probably spend 30 to 40 days a year on the lake. We are casual boaters that like to head out to the south end, drop anchor in the no wake zone, and hang out with friends. Golf is another favorite for us.

There are so many great things to do in Park City in the summer; it is hard to list them all. We purposely do not travel away from home in the summer months because you can't get much better than Park City in the summer.

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### What are your favorite restaurants?

**Tom:** Ruth Chris, late night Alberto's run, and Red Rock Brewery

**Jodi:** We go to Red Rock so often because we both work nearby. ■

