

Newsletter of the Home Builders Association of Central Missouri

HBANews



June 2021



21st Annual HBA BBQ & Silent Auction

Next Wednesday June 9th

at Memorial Park

Social at 5:00

Dinner served from 5:30 to 7:00

Silent Auction bidding closes at 7:30

Gun Raffle drawing following the Silent Auction

Beverages sponsored by Cole County Industries



If you would like to have your tickets mailed to you please contact the HBA office with how many tickets you will need by

this Thursday June 3rd



**DON STROPE MEMORIAL
BBQ/SILENT AUCTION
WEDNESDAY, June 9th**

MEMORIAL PARK

Tickets \$15.00

served from 5:30 -7:00pm

Pork steak & chicken dinner, beans, slaw, bread and cookie

Total # of Tickets _____ Total Cost \$ _____

PAYMENT: Check Enclosed Invoice (6 or more tickets only, please)

Name of HBA Company _____

Contact Name _____

Contact Address _____

City, State & Zip Code _____

**REGISTRATION DEADLINE: MUST BE RECEIVED BY
JUNE 4th 2021**

Please return completed form and payment to:

HBA of Central MO 1420 Creek Trail Drive Jefferson City, MO 65109

Phone: 635-6001, Fax: 632-6001

Email: rachel@hbacentralmo.com

**TICKETS WILL BE MAILED TO THE ABOVE ADDRESS PRIOR
TO THE BBQ IF RECEIVED**

BY JUNE 4th

OTHERWISE PLEASE PICK UP AT HBA OFFICE OR AT BBQ

- NO CANCELLATIONS

Leadership List

President

Jason Otke

1st Vice President

Brice Ready

2nd Vice President

Lisa Lehman

Secretary

Donna Viessman

Treasurer

Dan Lewis

Past President

Brice Bernskoetter

Board Members

Nick Haslag

Adam Boessen

Tim Wilbers

Ryan Claspill

Jeff Hoelscher

Jim Hagenhoff

Angie Laughlin

HBA of MO Rep- Jason Otke

Executive Officer- Rachel Andrews

Administrative Assistant- Open

Political Consultant- Heath Clarkston

Calendar of Events

June 2nd- 2pm Build my Future Committee meeting at the HBA Office

June 9th- 11am HBA Board of Directors meeting at Memorial Park lunch Sponsored by Mid- City Lumber

June 9th- 5pm HBA Annual Don Strobe Memorial BBQ and Silent Auction

No Meeting in July

October 20th save the date Build My Future Central MO more info at <https://www.facebook.com/BuildMyFutureCentralMO>

2021 Permit Totals

Permits Issued 2021

	Single Family		Other		
	City	Cole County	City	Cole County	
January	1		40	12	
February	2		17		
March					
April					
May					
June					
July					
August					
September					
October					
November					
December					
Year to Date	22	89	2159	87	2357

Permits Issued 2020

	Single Family		Other		
	City	Cole County	City	Cole County	
January	4	6	18	3	
February	1	4	15	3	
March	1	11	15	13	
April	1	20	420	20	
May	2	3	113	3	
June	3	17	487	17	
July	2	17	243	17	
August	1	9	223	9	
September	2	17	196	15	
October	2	6	110	12	
November	1	11	11	5	
December	1	8	51	7	
Year to Date	35	127	2454	126	2742

Click on spreadsheet for link to current permits

Action Realty of JC	Crock Pot Fiesta Dipper
America Building Products	Fiberglass Entry Door
Anonymous	\$125 Bass Pro Gift Cards
Anonymous	\$75 Bass Pro Gift Cards
Anonymous	\$50 Bass Pro Gift Cards
Art's Pest Control	One Perimeter Pest Control Treatment within 20-mile radius of JC- \$120.00 Value and Art's Pest Control T-Shirt, size XL
Bandana's Bar-B-Q	Gift Box of Sauces & \$25.00 Gift Card
Best Fire	\$50 Gift Card
Big O Tires	1 Oil Change & \$20 off Alignment or Service
Big O Tires	1 Oil Change & \$20 off Alignment or Service
Blair Oaks	Cooler with Blair Oaks Spirit Items and 2 All Sports Passes 2021-2022
Bones Restaurant & Lounge	\$25.00 Gift Certificate
Brady's J.C. Glass & Paint	Decorative Mirror - \$145.00 Value
Capital Installers, Inc.	Certificate for One Liftmaster 8550WLB Belt Drive 7' Garage Door Operator- Material Only-\$350 Value
Capstone Surfaces	12-Pack Cooler
Carved In Stone, LLC	Stone Cutting Board
Central Bank	Insulated Bag Cooler with St. Louis Cardinals and Central Bank Items
Central Bank Ashland	4 St. Louis Cardinals Tickets, 2 St. Louis Cardinals Jerseys & Misc. Items
Central Missouri Professional Services	
-Keith Brickey	3 Days, 2 Nights at Branson Condo Occupancy Limit - 6, \$260 Value
Central MO Turf Management	Pro-1 Lawn Fertilization Package Gift Certificate - \$225 Value
Cole County Abstract & Title Co.	Red Cardinal Park Bench
Cole County Commissioner-	Certificate for a Custom Set of Cornhole Boards (no bags includes) - \$250
Hoelscher Enterprises-Kathy Hendrix	Value
Cole County Industries	3 Yards 6 Bag Mix Concrete, Cap & T-Shirt
Coleman Appliance	Induction 7pc. Professional Stainless Steel Cookware Set
DKB Designer Kitchens & Baths	Moen Kitchen Faucet - \$275 Value
Donna & Gary Viessman	Table Top Mist Fountain/Aroma Diffuser with Inline Control for a Room
Farmers Concrete Co., Inc.	3 Yards 6 Bag Mix Concrete & Cap
Fraternal Order of Eagles	Bottle of Grand Marnier Liqueur
Fraternal Order of Eagles	Woodford Reserve Kentucky Distillery Picture
Hawthorn Bank	\$100 Canterbury Hill Winery & Restaurant Gift Card
Helias Catholic High School	Family All Sports Pass for the 2021-2022 Season -\$200 Value
Howell & Sons Carpet	\$250 Certificate towards New Product
Imagemark Marketing & Adver.	\$100 Madison's Gift Certificate and Stainless Steel Cup
JC Industrial Supply	Milwaukee Red Stick Level - \$200 Value
JC Industrial Supply	100 pc. Impact Driver Bit Set - \$195 Value
JC Industrial Supply	Milwaukee Hole Dozer Saw Kit - \$160 Value
JC Industrial Supply	Milwaukee M12 Fuel 1.6 Gal. Wet/Dry Vacuum - \$129 Value
JC Industrial Supply	Milwaukee Packout Rolling Tool Box - \$129 Value

JC Industrial Supply	Milwaukee M18 175W Power Supply - \$99 Value
JC Industrial Supply	Milwaukee M18 Fuel 2-Tool Drive Combo Kit - \$399 Value
JC Industrial Supply	Milwaukee M12 Radio & Charger - \$119 Value
JC Industrial Supply	Husqvarna Handheld Blower - \$100 Value
Jefferson Bank	Cooler w/\$25.00 Schulte's Gift Card
Joe Machens	3 Lubes, 3 Oil Filter Changes & 3 Tire Rotations
Knapheide Truck Equipment	TBD
Kwik Kar Wash	Five Free Basic Car Washes - \$50 Value
Kwik Kar Wash	Five Free Basic Car Washes - \$50 Value
LaBelle Cabinetry & Lighting	Pair of Decorative Lamps
Legends Bank	Cooler w/Chips, Salsa & Meat Sticks
Longfellow's Garden Center	\$50.00 Gift Certificate
Lowe's Home Improvement	5-Burner Gas Grill
Madison's Café	2-\$15.00 Gift Certificates
Martellaro Marble & Granite	Stone Serving Tray
Mid America Bank	TBD
Mid Missouri Surfaces	Bubba Filet Knife & Fish Cleaning Board
Mid-City Lumber	Milwaukee Compact Brushless Combo -\$205 Value
Nu Way Concrete Forms Inc.	Crescent 170 pc. Professional Tool Set
Prez Award/Jason Otko -Dick Otko Construction Company	TBD
Prison Brews	\$25.00 Gift Card
Redfield Golf and Country Club	2 Rounds of Golf 18 Holes w/Cart (Mon-Thurs after 12 noon)
Riley Chevrolet Buick GMC Cadillac	2 Oil Changes, 2 Car Washes & @ Alignment Checks
River City Florist	\$15.00 Gift Certificate
Scruggs Lumber	Milwaukee ¼" Impact Kit w/2 Batteries, Charger, Hard Case & Bit Kit
ServiceMaster Restoration Services by Aerodry	TBD
Sommers Interiors	TBD
Stockman Stoneworks	Concrete Bench
Stockman Stoneworks	Concrete bench
Thriftway Supermarket	6-12 oz. Ribeye Steaks & 4 lbs. Medium Raw, Peeled & Deveined Shrimp
Turkey Creek Golf Center	2 Rounds of Golf, 18 Holes w/Cart
Twehous Excavating Co., Inc.	Twin Size Homemade Afghan (yellow, green & maroon)
US Rents It	\$150 Certificate towards Equipment Rental
Wallstreet Group	Cooler B of Goodies
YMCA (JC Area)	3 Month Family Membership - \$153 Value

SAVE THE DATE

27th Annual HBA Golf Tournament

Thursday, September 23, 2021
Redfield Golf & Country Club



Builder Confidence Steady in May Despite Concerns

Builder confidence held stable in May, despite growing concerns over the price and availability of most building materials, including lumber. The latest NAHB/Wells Fargo [Housing Market Index \(HMI\)](#) shows that builder confidence in the market for newly built single-family homes was 83 in May, unchanged from the April reading.

“Builder confidence in the market remains strong due to a lack of resale inventory, low mortgage interest rates, and a growing demographic of prospective home buyers,” said NAHB Chairman Chuck Fowke.

“However, first-time and first-generation home buyers are particularly at risk for losing a purchase due to cost hikes associated with increasingly scarce material availability. Policymakers must take note and find ways to increase production of domestic building materials, including lumber and steel, and suspend tariffs on imports of construction materials.”

“Low interest rates are supporting housing affordability in a market where the cost of



most materials is rising,” said NAHB Chief Economist Robert Dietz. “In recent months, aggregate residential construction material costs were up 12% year over year, and our surveys suggest those costs are rising further. Some builders are slowing sales to manage their own supply chains, which means growing affordability challenges for a market in critical need of more inventory.”

With labor and lot availability a challenge in many markets, Dietz cautioned that “home buyers should expect rising prices throughout 2021 as the cost of materials, land and labor continue to rise.”

Commerce Secretary Pledges Lumber Help

Commerce Secretary Gina Raimondo acknowledged the depth of the lumber price crisis and its effects on the residential construction industry, home buyers and renters during a May 28 [meeting with NAHB's senior officer team](#).

Secretary Raimondo and NAHB CEO Jerry Howard discussed working together on convening a summit that would include representatives from the U.S. government, the lumber supply chain and the home building industry.

What to Know about Vaccinations

NAHB is urging home builders to encourage their workers and subcontractors [to get vaccinated](#). Resources are available on [nahb.org](#). But there is some complexity around businesses urging vaccination. If an employer incentivizes its employees to get vaccinated (with time off, money or other reward), employees who are not able to receive the vaccine should still be eligible to get the incentive, otherwise it could be seen as unequal treatment and give rise to discrimination claims.

New GFCI Requirement Causing Problems

The Texas Department of Licensing & Regulation recently voted unanimously to delay until Jan. 1, 2023, requirements of section 210.8(F) of the 2020 National Electrical Code. A new requirement in the 2020 NEC requires a [ground-fault circuit interrupter \(GFCI\)](#) breaker to be installed on connections between a new home's electrical system and the air conditioning condenser unit. Home owners and builders in Texas immediately began reporting issues with the GFCI breakers tripping when the air conditioner ran, sometimes tripping multiple times each day.

Emergency Rental Assistance Released

The Treasury Department in May announced it is releasing \$21.6 billion in funding for the second allotment of the [Emergency Rental Assistance](#) Program (ERAP). NAHB had urged White House officials to release the funds. The Treasury released its first \$25 billion in rental assistance earlier this year. The Treasury also released a fact sheet that cites steps the Biden administration is taking to disburse the rental assistance.

Indiana Water Rule Helps Home Builders

Indiana Gov. Eric Holcomb (R) signed a [state wetlands bill](#) that ensures developers and builders in Indiana benefit from NAHB's 2020 regulatory victory under the Trump administration's Navigable Waters Protection Rule (NWPR). The measure is a victory for the Indiana Builders Association (IBA) and its members. The NWPR removes from federal control, and thereby federal wetlands permitting requirements under the Clean Water Act, all ephemeral features, such as streams and ditches.

Regulatory Costs Add \$93,870 to Price of New Home

Regulations imposed by all levels of government account for \$93,879, or 23.8% of the current average sales price (\$397,300) of a new single-family home, according to a [new study by NAHB](#).

Of the \$93,870, \$41,330 is due to regulation during development, and \$52,540 is due to regulation during construction.

The study illustrates how overregulation is exacerbating the nation's housing affordability crisis and that policymakers need to take bold steps to reduce or eliminate unnecessary regulations that will help builders increase the production of quality,

affordable housing to meet growing market demand.

While NAHB's previous regulatory estimates in a 2016 study were fairly similar, the price of new homes increased substantially in the interim. The data show an estimate that regulatory costs in an average home built for sale went from \$84,671 to \$93,879 — a 10.9% increase during the five-year span between NAHB's 2016 and 2021 estimates.



EPA Proposes New CGP

The U.S. Environmental Protection Agency on May 12 published the proposed 2022 Construction General Permit (CGP) in the Federal Register. The current 2017 CGP permit is in effect until Feb. 16, 2022, when [the final 2022 CGP](#) will become effective for five years.

Public comments on the proposed 2022 CGP will be accepted until July 12, and NAHB will submit comments on behalf of the home building industry.

EPA's CGP authorizes stormwater discharges from land development and construction activities. They are the most common environmental permit residential developers and builders must obtain.

The proposed 2022 CGP includes new notification, recordkeeping, and documentation requirements.

Biden EO Affects Housing

President Joe Biden on May 21 signed a sweeping [executive order on climate change](#) entitled "Executive Order on Climate-Related Financial Risk."

Of note to the housing community, the executive order (EO) will reinstate the 2015 Obama-era Federal Flood Risk Management Standard (FFRMS) which was revoked by the Trump administration. NAHB opposed the 2015 FFRMS because it would dramatically expand regulated floodplain areas without congressional oversight.

The EO also requires the secretaries of Agriculture, HUD and Veterans Affairs to consider approaches to better integrate climate-related financial risk into underwriting standards and loan terms and conditions, as related to their federal lending policies and programs.

Virtual Green Home Tour Continues in Santa Fe

The NAHB/NAR Home Performance Counts: Virtual Green Home Tour Series continues in June from Santa Fe, New Mexico. Join Mark and Leslie Giorgetti of [Palo Santo Designs LLC](#) on June 17 at 3pm ET for a tour of their stunning home, featured in the [2020 SFAHBA Hacienda Parade of Homes](#). A live Q&A with Mark and Leslie, joined by former SFAHBA Executive Officer Kim Shanahan, will take place immediately after the tour.

Register at nahb.org/greentour.

About the home: "Sustainability seamlessly fuses with high architectural design and exceptional craftsmanship in this 5,415 square foot Modern Farmhouse. Features include a super-insulated shell, pumice-concrete walls, passive-solar design, solar photovoltaics, food production as part of the landscape design and rainwater reuse for both irrigation and toilet flushing."

[Registration is free](#) to all for this monthly series showcasing high-performance homes across the country. In addition to the showcase of homes, builders, real estate agents and others will discuss how housing industry professionals can work together to increase sales and provide added value to consumers. A replay library is available if you miss a presentation.

The series is a product of [Home Performance Counts](#), a joint educational initiative between NAHB and the National



Association of Realtors (NAR). Home Performance counts is designed to help members of both associations work together and succeed in the rapidly growing marketplace for high-performance homes.

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HBA OF CENTRAL MISSOURI

MISSION STATEMENT

The Home Builders Association of Central Missouri is an organization of professional builders and related industries, dedicated to serving its members.

We strive to be a resource center and "THE" voice on building issues. We do this by educating our members, providing networking opportunities and advocating progressive growth in the communities.



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NAHB MEMBERS BENEFIT FROM THESE SPECIAL OFFERS.
Members of the National Association of Home Builders (NAHB) can now enjoy a private offer* of up to \$1,000 toward the purchase or lease of most new Chevrolet, Buick and GMC vehicles. Choose an eligible vehicle at your local dealer and present your NAHB proof of membership. You can add on incentives from the National Fleet Purchase Program and Business Choice to get the best value on vehicles that run your business. For private offer details, visit nahb.org/gm.

*Wholesale offer amount varies by model. City Express and Low Cab Forward receive a \$250 Offer for both fleet and retail deliveries. Fleet deliveries on the Buick Encore, Chevrolet Traverse, Silverado, Express, Suburban, Tahoe, GMC Acadia, Sierra, Sierra, Yukon, do receive a \$1,000 Offer. All other fleet or retail deliveries receive a \$1,000 Offer. Offer toward the purchase or lease of eligible new 2018 and 2019 model year vehicles. Offer excludes Chevrolet Bolt, Camaro, EL, Corolla, Sonic, Spark, Trax, Volt, Buick Cascada, Cadillac, Cadillac, XT5, and all Cadillac vehicles. Additional GM models may be excluded from time to time at GM's sole discretion. Customer must take delivery by 12/31/2018. Not combinable with some other offers. Not valid on prior purchases. See dealer for details. ©2018 General Motors, LLC. All rights reserved. The marks appearing in this ad are the trademarks or service marks of GM, its subsidiaries, affiliates or licensors.

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