

# Magic Valley BUILDER

The Newsletter of the Magic Valley Builders Association



April 2019

## Single-Family Home Sales up in 2018

Sales of newly built, single-family homes posted [a yearly gain](#) of 1.5% in 2018, according to newly released data by the U.S. Department of Housing and Urban Development and the U.S. Census Bureau.



The December sales numbers rose 3.7% to a seasonally adjusted annual rate of 621,000 units after a downwardly revised November report. The sales report was delayed due to the partial government shutdown.

"Despite a period of weakness in the fall, new home sales ended the year with a small gain," said NAHB Chief Economist Robert Dietz. "While the December sales pace improved on a monthly basis, the current rate of sales remains off the post-Great Recession trend due to housing affordability concerns made worse by the rise in mortgage interest rates at the end of the year. We expect lower mortgage rates in the early months of 2019 will lead to additional new home demand."

## LEADERSHIP

### Leadership List

President:

Justin Winson

Vice President:

James Wallace

Associate VP:

Mandi Riddle

Secretary: Deanne Bailey

Treasurer: Scott Standley

Member at Large:

Chad DeBie

Member at Large:

Cindy Collins

Executive Officer:

Sari Jayo

## DOL Issues Proposed Overtime Rule

The U.S. Department of Labor has issued a proposed [new overtime rule](#) that would raise the overtime salary limit from \$23,660 to \$35,308.

This means that some employees making under \$35,308 would be due time and a half if they work more than 40 hours a week. The proposal has not yet been published in the Federal Register and could be modified.

NAHB will review the proposed rulemaking and submit comments.

## Labor Top Builder Concern in 2019

More than four out of five builders expect to face serious challenges regarding the cost and availability of labor in 2019, according to a recent survey of members in the monthly NAHB/Wells Fargo Housing Market Index.

The questions asked builders about the problems they confronted in 2018 and expect to face in 2019. [Topping the list](#) is the cost and availability of labor, with 82% of builders saying they expect it to be a significant issue in 2019. Second was building material prices, with 69% calling it a significant issue. Third was the cost and availability of finished lots, with 63% calling it a problem.

## Arkansas Enacts Affordability Law

In a victory for home builders and buyers, Arkansas Gov. Asa Hutchinson recently signed SB 170 into law, which will prevent cities and counties from regulating building design in a way that would needlessly raise the cost of housing.

The Arkansas Home Builders Association, along with other trade groups and consumers, [sought this remedy](#) after the city of Springdale proposed new home design standards that would prohibit exterior finishes such as vinyl, wood and aluminum siding that are otherwise allowed under all editions of the International Residential Code.

## Watch Videos from The Builders' Show

HUD [Secretary Dr. Ben Carson](#) spoke to the NAHB Board of Directors and then sat down for a conversation with 2018 Chairman Randy Noel during the recent Builders' Show in Las Vegas.

A short time later, Congressional [Problem Solvers Caucus](#) Co-chairs Rep. Tom Reed (R-N.Y.) and Rep. Josh Gottheimer (D-N.J.) spoke with 2019 NAHB Chairman Greg Ugalde about bipartisan solutions.

Additional [video highlights](#) from the Meeting of the Members and the Board of Directors meeting are also available.

## Podcast Covers the Housing Industry

NAHB recently launched "Housing Developments," a new podcast co-hosted by CEO Jerry Howard and Chief Lobbyist Jim Tobin. The two hosts will provide expert analysis on the latest news in the housing industry. [The podcasts](#) will also feature special guests with unique perspectives on key issues.

# Brochure, Web Resources Look at Housing Affordability

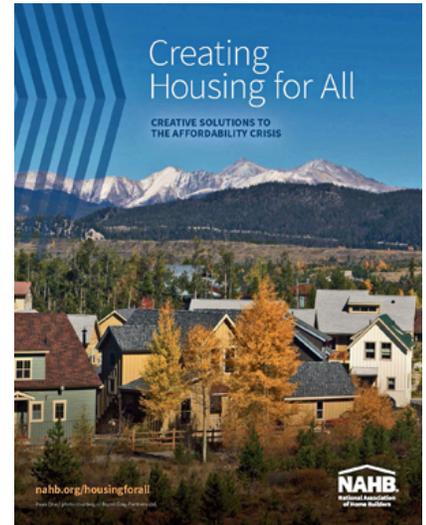
America faces a housing affordability crunch that has evolved from a local problem into a national crisis.

In an effort to promote innovative solutions to the problem, NAHB has compiled extensive research on state and local policies and incentives that are being used to help make housing more affordable in communities across the country. "[Creating Housing for All](#)" is a new brochure and a collection of web resources that look at creative planning and zoning, incentives and public-private partnerships as a blueprint

for collaboration and a springboard for innovation.

Housing affordability is a top issue for NAHB in 2019. We will be working with Congress, the administration, and state and local officials in the

effort to provide housing that is affordable to families across the economic spectrum.



## NGBS Public Comments Reviewed

The Consensus Committee for the ICC 700 [National Green Building Standard](#) (NGBS) met recently in Washington, D.C., to review and vote upon the public comments it received to its 2020 draft standard.

The draft standard includes several substantial updates, including:

- A reworking of the remodeling chapter;
- A new chapter for certifying mixed-use buildings;
- A new performance path for water efficiency; and
- A streamlined compliance path for single-family homes and townhomes.

The 2020 NGBS will be the fourth edition of the standard, which was first introduced in 2008. The NGBS is the only residential green building standard accredited by the American National Standards Institute (ANSI). As it was previously, the revised standard is being developed in accordance with the ANSI consensus process.

## Wide Disparity in Property Taxes

There is nearly an \$8,000 difference between what residents of the state with the highest [property taxes](#) pay compared to those who live in the state with the lowest rate.

NAHB analysis of data from the American Community Survey and U.S. Census Bureau shows that in 2017, New Jersey retained its perennial distinction as the state with the highest average annual tax bill per home owner. Garden State home owners paid an average of \$8,485 in real estate taxes in 2017.

By contrast, Alabama ranked 50th with an average real estate tax bill of just \$678.

The five highest average property tax states:

1. New Jersey \$8,485
2. Connecticut \$6,349
3. New York \$6,054
4. New Hampshire \$5,713
5. Massachusetts \$5,192

## Youth, Beer, Banter and Green Building

The energy, passion and creativity of youth are reshaping the home building industry in positive ways. That's the take away from the second annual "Green Banter and Beer" discussion conducted during the recent International Builders' Show in Las Vegas.



**"Green Banter and Beer" featured five young industry professionals.**

The event featured five young industry professionals who have forged their own paths outside of the traditional career track. The five panelists shared their thoughts on green building and enjoyed a beer with a sizable crowd in the High Performance Building Zone during the show.

The panelists were: Myles Biggs of Relish the Journey Media in Mifflinburg, Pa.; Brian Gaudio of Module Design in Pittsburgh; Jen Haywood of Texturious Designs in Des Moines, Iowa; Heather Laminack of the Ferrier Companies in Fort Worth, Texas; and Eric Visser of Visser Construction in Anchorage, Alaska.

Gaudio noted that America is still building homes the way it did in 1947, when the post-war suburban boom took off.

"At Module, we have a new idea for home ownership," Gaudio said. "We're redesigning homes from the ground up. Buy the amount of house you need today, add on as your family grows, as your income grows, as your needs change. And we're leveraging pre-fab solutions."

Laminack, a fourth-generation builder, said she wants to make high performance available to more people.

"Part of what we do is try to make green building and sustainable homes accessible to everyone, regardless of their budget," she said. "It's easy when people walk in with a large budget. But when you've got a young family that just wants a healthy home to raise their family in, but doesn't have an endless budget, those are the projects we really like to get behind."

Watch a [playback of the event](#) (works best in Chrome).

## CALENDAR OF EVENTS

**May Board Meeting**

**NOON**

**Idaho Pizza**

**May 2nd**

**MVBA Sneak Peek**

**& BBQ**

**May 9th**

**Harmon Park**

**4:30 - Buses leave**

**6:30**

**Parade of Homes**

**May 10-12**

**May 17-19**

**MVBA Golf Tourney**

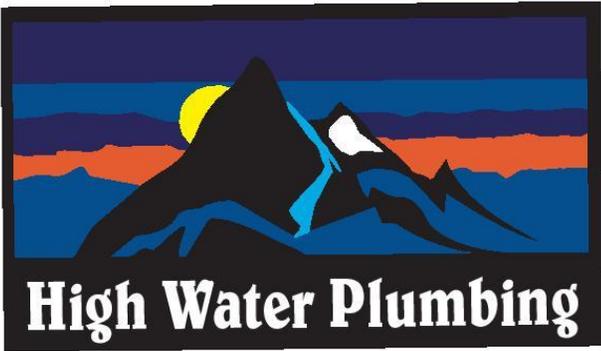
**June 21st**

**Canyon Springs**



EST. 2005

ZERNICKOW FAMILY INVESTMENTS



Rob Ellis



SNAKE RIVER

POOL & SPA POOL & GAME  
TWIN FALLS • BOISE • MERIDIAN • EST. 1978

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# Building Permits for March 2019:

**Twin Falls City: 27**

**Jerome City: 4**

## Member Advantage Spotlight:



**SAVE TWICE**  
WITH YOUR BUSINESS CARD

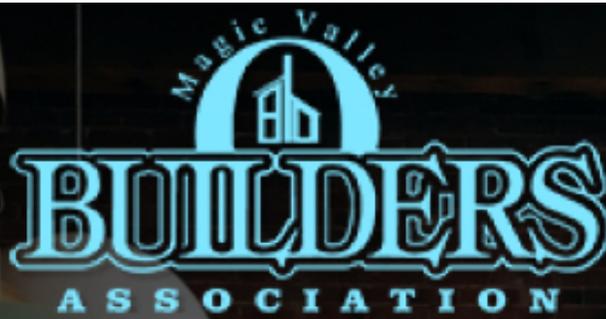
**5%\***  
OFF  
EVERY DAY

**+**

**2%\*\***  
BACK  
STATEMENT  
CREDIT



**Click here for more info!**



# 2019 PARADE OF HOMES

**TOUR 21 of the Magic Valley's finest  
newly constructed homes!**

May 10th – 12th & May 17th – 19th.  
HOURS: Fri & Sat 1–7 PM, Sun 1–5 PM.

[www.magicvalleybuilders.org](http://www.magicvalleybuilders.org)  
[mvba@magicvalleybuilders.org](mailto:mvba@magicvalleybuilders.org)

208-495-6822



**MVBA Golf Tourney will be  
JUNE 21st at Canyon Springs!  
\$300/Team, \$300 Hole  
Sponsorship, 5/\$20 mulligans.  
AM and PM flights. MORE INFO  
TO COME!**