



# NDAB NEWS

Monthly News from the North Dakota Association of Builders September 2017



Eric Brenden

## Presidents Message

An article that I recently read by NAHB discussed the results of a special study by HousingEconomics.com related to the US Census Bureau's Annual Survey of Entrepreneurs. This survey allows NAHB to compare construction to other industries. There were a few results of the study that can shed some light between the similarities and differences that construction might have with other industries. Most of us probably know much

of the information, but analyzing the results of the survey may help us find ways to promote construction to future entrepreneurs.

Several of the key results of the survey include finding that, compared to other industries, construction businesses in the U.S. tend to serve customers within a single region, they are more likely to operate on a seasonal basis, they operate out of the business owner's home more often, they tend to use many different subcontractors, and they are less likely to have company websites.

Much of the useful information from the survey is the financial data. First of all, as many of you know, construction businesses require less start-up capital than many other businesses. Personal and family savings of the owners are the primary source of start-up capital for construction companies. Construction companies acquire bank loans for start-up capital less often than other industries. As far as profitability, the percentage of construction companies that record a profit is very similar to the other industry average. A couple of downsides, as we all know, is that construction companies are susceptible to the negative impacts from labor shortages and late or non-payment by their customers.

The lower cost of entry into construction can offer opportunities to young entrepreneurs who are interested in the industry. As I wrote about a few months ago, the more we can educate children of the opportunities that the construction trades can offer them, the more likely we will be in tackling the labor shortage. The more young people we attract to the industry would then result in creating more entrepreneurs as well. I read that Colorado has recently passed a bill that requires public schools to inform high school students about the opportunities in trade schools and military service, and what they need to do to follow these career paths. Maybe this is something that we should pursue on a state level as well.

Eric



Kim Schneider  
CEO

## Back to School Time!

September brings us cooler temperatures, football, pumpkin spice and beautiful colors. It also brings us back to chaotic school schedules and for some, empty nests as kids head off to college. A large number of baby boomers are reaching the point where their children have grown up and moved out of the house. Though the transition from full house to empty nest can be filled with excitement, it can also be filled with stress. Among numerous questions that may come to mind, you might be wondering if this is an opportunity to move and downsize to a smaller, more manageable home. Or

perhaps you want to stay in your current home and repurpose the extra space.

The answers to these questions depend on your unique circumstances. But for those who decide to stay put—at least for the time being—now is a great time to begin considering which, if any, modifications your home may require to better suit your needs as you get older. Rather than waiting until an incident occurs, be proactive about making alterations to your home that will help you avoid potential injury. Here are a few things to keep in mind if you are planning to “age in place.”

### Prioritize Your Wish List

With the kids out of the house and more free time on your hands, you might have the urge to dive right in and tackle many of the DIY projects on your list. But first, take another look at the rooms in your house to determine which ones fit your new lifestyle, and which ones need some work. Some areas of the home might only need minor changes. Others might need to be repurposed altogether. Take the time to create a general plan and prioritize the items on your list.

### Focus on Improving Livability

Many empty nesters hire expert remodelers to adapt their home to make it easy to use and maintain. Stairs can sometimes become a problem, but moving the master bedroom and the laundry room to the ground floor can be part of a solution. Doing so can give home owners many more years in the home they love without a sense of urgency to move to a one-story home. Building professionals who have earned the National Association of Home Builders' Certified Aging-in-Place Specialist (CAPS) designation have received training on how to build or renovate a home so that the occupants can live in the home safely, independently and comfortably, regardless of their age.

### Expand Your Space

Depending on the age of your home, you may find that, for example, your master bedroom or bath is too small for comfort. Look for opportunities to expand those rooms into adjacent, unused or underutilized spaces. A remodeling professional is the best person to help you determine what your options are to build your dream master bathroom or bedroom. They can also help you find ways to create a more open floorplan that is easier to navigate for those with mobility concerns. Incorporating these changes will not only create a home that suits a changing lifestyle, they also may increase the value of your home when you eventually decide it's time sell. To learn more, please contact our office or your local HBA. We are here to help you enjoy the transitions of the seasons and of your lifestyle.

Take care, Kim

**Back your PAC ... your PAC backs you!** NDAB-PAC is the North Dakota Association of Builders' Political Action Committee. It is a non-partisan political action committee that provides support for candidates who are friends of the building industry. Contact NDAB at (800) 326-4746, (701) 222-2401 or [info@ndbuild.com](mailto:info@ndbuild.com) to contribute or learn more!

# Around the State

## Bismarck Mandan Homebuilders Assoc.

Dot Frank, Executive Officer  
701-222-2400 [bmhba.com](http://bmhba.com)

- The BMHBA has been actively participating in discussions on special assessments. Bismarck Mayor Mike Seminary appointed a task force to research and recommend concepts.
- The Fall Parade of Homes will take place the last weekend of the month. Spectators can experience new construction through home tours Thursday, Sept. 27 through Sunday, Oct. 1.
- Executive Officer Dot Frank was a panelist at the Association Management Conference in Denver. She was seated with three other officers to discuss participation by young professionals.
- Registration is open for all vendors to participate in the 2018 Home Show. Visit [bismanhomeshow.com](http://bismanhomeshow.com) for details.

## Dickinson Area Builders Assoc.

Tiffany Dolechek, Executive Officer  
701-483-0044  
[dickinsonareabuilders.com](http://dickinsonareabuilders.com)

- Each year the DABA gives out \$500 scholarships to four individuals seeking higher education in a subject related to the building industry. This year our winners are Austin Karsky, Margo Binstock, Trenton Jay Davis, and Wyatt J. Johnson. The DABA is proud to support these individuals and wishes them the best of luck in their future careers.
- On August 10th we had our Annual Golf Scramble at the Heart River Golf Course. 68 players golfed nine holes and had a chance to win a brand new truck in a Hole-In-One contest sponsored by Sax Motors. Unfortunately no one was lucky enough to win the truck, but it was a beautiful day and everyone had a great time! Thank you to all of our
- Sponsors and to Sax Motors for the fun contest!
- The DABA Parade of Homes is September 10th and 11th. We will

have 5 homes featured this year and look forward to a great event! Thank you to our presenting sponsors Bosch Lumber & Bremer Bank, major sponsors Consolidated, Liberty Doors, ReMax Integrity Realty, and Kahm Construction, and corporate sponsors Gate City Bank, & The Title Resource Network.

## Home Builders Assoc. of Fargo-Moorhead

Bryce Johnson, Chief Executive Officer  
701-232-5846 [hbafm.com](http://hbafm.com)

- The HBA of F-M would like to welcome Summer Hammond to the HBA of F-M team as the education & development coordinator. Hammond is responsible for the HBA of F-M's education programs, including continuing education for contractors, and developing opportunities for future workforce, fundraising and endowment growth for the Home Builders Care of F-M Foundation.
- Over 20 HBA members attended a Lunch Session to learn how to market your company. HBA member Rachael Boyer, CEO of The Coatings Authority, Inc., led the class covering effective marketing techniques, online presence and creating a strong brand.
- In July, a free lunch was provided to over 180 members at the HBA's annual Muddy Boots Picnic. In August, dinner was provided to over 180 members at the Associate Appreciation & Family Picnic.
- The Fall Parade of Home is Sept. 16-17 & 23-24 and the Remodeled Home Tour is Sept. 23-24. There will be 53 new homes and five remodel projects. Prior to the start of the parade, local high school students will tour a few homes with the builders to promote careers in the trades.

## Forx Builders Association

Betty McDonald, Executive Officer  
701-746-4536 [forxbuilders.com](http://forxbuilders.com)

- Our Annual Golf Outing is scheduled for September 7th at Kings Walk Golf Course.
- Please come help us celebrate Betty McDonald and her 19 years of

- dedication to Forx Builders. Betty's retirement party will be September 14th at Lincoln Park from 5-7pm. If you wish to attend, please call the office to RSVP!
- The 3rd annual Chili Cook-off is in the works and will be scheduled in October. More details will be announced soon!

## Minot Association of Builders

Elysha Head, Executive Officer  
701-852-0496 [minotab.com](http://minotab.com)

- Birdie with the Builders was a hit! Almost 100 golfers enjoyed golfing 18 holes at the Minot Country Club on July 31st. The day was full of contests, good food and drinks. 14 sponsors partook in the Hole Sponsor Contest with Bremer Bank winning. Their combination of steak skewers and a tasty drink named John Daly won our hearts and won them \$100 of their 2018 Home and Garden Show booth. Congratulations to all participants and contest winner.
- The Guns 'n' Roses Trap Shoot is headed our way on August 29th at the Minot Gun Club. Spend an evening on the range and before you leave, pick up a dozen roses for \$20 for your someone special!
- The 2017 Parade of Homes is scheduled for September 16th from 10AM to 4PM. This year's Parade route features 11 masterfully crafted homes in Minot and Burlington. Ticket pre-sales have already started and MAB anticipates a great turn out.

## Williston Area Builders Association

Ann Kvande, Executive Officer  
701-572-5744 [willistonbuilders.com](http://willistonbuilders.com)

- WABA hosted its 2nd Annual Clay Shoot and Membership Appreciation Picnic on Thursday, August 17th at Painted Woods Sporting Range.
- The golf scramble was held on Tuesday, August 29th at Eagle Ridge Golf Course.