

NUTS&BOLTS



JULY 2022 | NEWSLETTER OF THE MMBA



TOOLS FOR SCHOOLS



INTRO TO CAREERS IN THE BUILDING INDUSTRY

Tools for Schools is about educating high school students of the many career options in the building industry.

Members of the Mid-Minnesota Builders Association visit high schools located in the areas MMBA serves (Crow Wing, lower part of Cass and Wadena Counties). Students are able to acquire not only basic construction information about the careers, they also have the opportunity to learn about further education options, advancement options, and career benefits from industry experts.

The Education Committee needs your help. If you would like to take part in planning the Tools for Schools Program, contact Colleen (218) 829-4982, mmba@brainerd.net.

**Tools for Schools is back for the
2022-2023 School Year!**
See details on page 12 & 13





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JULY PRESIDENT'S MESSAGE

Greeting MMBA Members,

And just like that.... it's July. I sure hope everyone is taking advantage of our beautiful, fun filled Minnesota summers before they are gone. Before you know everyone will be talking about hunting and complaining about the cold.

Speaking of fun filled summers, July 21st we will be hosting my favorite event of the year, our 31st Annual MMBA Scholarship Golf Tournament. This year's event will be held at the Whitefish Golf Club. Sounds like we have a lot of retuning teams already signed up as well as quite a few new teams already registered. These events don't host themselves so I would like to thank the Golf committee for all their hard work in putting this event together.

Golf Committee 2022:

- Chuck Deutsch (Brainerd Glass)
- Ginger House (Mid-Minnesota Federal Credit Union)
- Jayme Steel (Weizenegger-Engel Insurance)
- Jeremy Anderson (Simonson Lumber).

Following our July golf event, in August we will be hosting our annual Sporting Clay Shoot at Hunt's Point Gun Club. The proceeds of this event help to support our Tools for Schools Program. Be sure to check out details to this event on page 9 of this newsletter.

A reminder, we are currently looking for new members to join our Education Committee. If you or if you know of someone who would like to join, please contact Colleen Faacks at mmba@brainerd.net.

The Marketing & Communications committee is one of our most important committees we have at the association. They work on Membership (Recruiting and Retention) and Events at MMBA. We are always looking for new members to join us. Contact Colleen at the MMBA Office for details: (218) 829-4982.

Thanks,
Justin

Justin Berg
2022-2023 MMBA President
Nor-Son Custom Builders
General Superintendent



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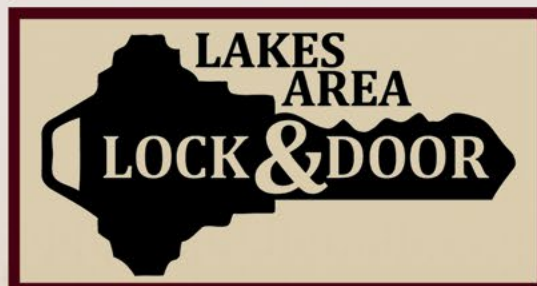
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JULY EO MESSAGE

Colleen M. Faacks
Executive Officer



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BELONG TO THE FEDERATION THAT SUPPORTS YOUR PROFESSION

Greetings Members,
We have a lot of activities and events coming up, be sure to save-the-dates as your participation is needed.

Golf Tournament:

- July 21, 2022 • Thursday
- Whitefish Golf Club
- See details on page 10

Sporting Clay Shoot:

- August 11, 2022 • Thursday
- Hunts Point Gun Club
- See details on page 9

Lumber & Lace:

- October 6, 2022 • Thursday
- Pavilion at Cragun's Club House
- See details on page 14

HELP NEEDED | VOLUNTEERING FOR AN EVENT

UP COMING EVENTS WE NEED COMMITTEE MEMBERS FOR:

- GOLF & SPORTING CLAY SHOOT
- LUMBER & LACE

If you have a co-worker that is not normally involved with MMBA, but you think would add value to this event, feel free to reach out to me.

Home Tour Update:

We are planning to host a **LIVE FALL HOME TOUR** September 9-11, 2022.

I have heard from a few builders that they would like the home tours to be a two-day event (Friday and Saturday). Be sure to let me know your thoughts.

BUILDER MEMBERS: What Home/Project are you going to feature in the home tour?

Featuring homes millions of ideas waiting for you to see, be sure to plan on visiting the homes that will be featured in this year's tour.

Volunteer Opportunities:

Help with an Event • Join a Committee
Serve on the Board of Directors

As with any event, we need volunteers. If you are interested in becoming more active in the association, we would love to have you jump in and get involved. If you are interested in becoming more involved with the association, contact me for more details.

Your membership makes a difference, it strengthens our association and the building industry.

Colleen

Colleen M. Faacks
Executive Officer

Committee and Board Members Needed





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AUGUST 2022

- 9 Wake the Lakes – Radio Show 100.1 FM 8:30-9:00 am
- 11 Sporting Clay Shoot at Hunts Point
- 24 Executive Board meeting 8:00 am
- 31 Board of Directors meeting 8:00 am

SEPTEMBER 2022

- 1 Marketing & Communications Committee meeting 8:00 am
- 13 Wake the Lakes – Radio Show 100.1 FM 8:30-9:00 am
- 14 Executive Board meeting 8:00 am
- 20 Board of Directors meeting 4:30 pm at Hunt Utilities Group
- 20 September GMM Sponsored by and located at Hunt Utilities Group
- 29 Marketing & Communication meeting (October) 8:00 am



JULY 2022

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
					1	2
3	4 Happy Independence Day	5	6	7	8	9
10	11	12 Wake the Lakes Radio Show 100.1 FM 8:30-9 am	13	14	15	16
17	18	19	20	21 Golf Tournament at Whitefish Golf Club	22	23
24	25	26	27 Executive Board Meeting 8 am	28 Marketing & Communications Committee (August) 8 am	29	30
31						

SAVE *these* DATES: BE SURE YOU MARK THESE EVENTS ON YOUR CALENDAR!

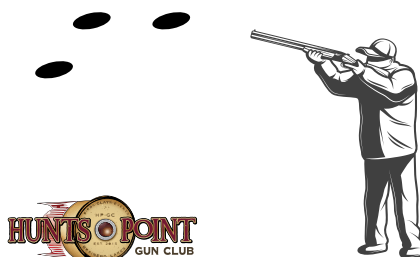
July 21

Golf Tournament at Whitefish Golf Club



August 11

Sporting Clay Shoot at Hunts Point



October 6

Lumber & Lace at Cragun's



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Thursday August 11, 2022

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Proceeds
support the
Tools for
Schools Program



Shoot



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Volunteer Network

SCHOLARSHIP GOLF TOURNAMENT

Thursday – July 21, 2022

9 AM Shot Gun Start

New for 2022: Location: Whitefish Golf Club, 7883 County Road 16, Pequot Lakes, MN 56472

New for 2022: Day of the week: THURSDAY

There are a variety of ways to participate:



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Volunteer



Network



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GOLF REGISTRATIONS TO DATE

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PUTTER:

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Brainerd Glass
BrockWhite
CliftonLarsonAllen (CLA)
First Supply
Garage Guys MN/Crosslake Builders
Knife River
Mid-Minnesota Federal Credit Union
Xcel Energy

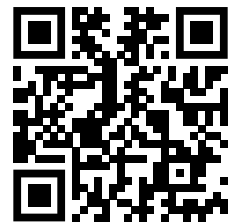
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Schlenner Wenner & Co
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Tri-County Foam Insulation
True North Sales
Westwood Professional Services





TOOLS FOR SCHOOLS



Scan this QR code
with your phone to see
the Lakeland PBS Video

PLHS students take part in skilled trades orientation

Recently, roughly 35 Pequot Lakes High School juniors traveled to Superior Mechanical in Pequot Lakes to attend the Future Skilled Trades Orientation.

The event was hosted to inform students of career opportunities, particularly in the lakes area, that may only require a year of training or an apprenticeship, as opposed to a four-year degree, to become qualified. The Mid-Minnesota Builders Association (MMBA) met with the high school principal and guidance counselor a few months before the event to discuss opportunities to work together in raising awareness of the benefits of the building industry.

“Kids don’t always have to move away and go through four years of classrooms and books,” said Colleen Faacks, the event organizer and MMBA Executive Officer. “A lot of them can enter a one-year program that they like and get into that industry.”

The two-hour event allowed students to meet with skilled trade workers from the area to discuss opportunities available in their respective fields - including expectations of the job and necessary qualifications - over pizza and pop.

It was held in response to a nationwide shortage in skilled workers in the building industry due to employers seeking “job-ready” employees. Students went station-to-station to hear about what it takes to be a skilled worker in the industries of construction, plumbing, electrical maintenance, heating and cooling and more.

“There are options here within the manufacturing and building trades at some local community colleges and trade schools that you can have with a one-year degree,” Faacks said. “The shortage of skilled workers within the construction industry is so high.”

The event was also directed toward students interested in entering the workforce soon after graduation who are currently unsure of the career they would like to pursue.

“(The students in attendance) are not the kind of kids that are going to come talk to the career counselor and ask ‘What are my options?’ These may be the kids that would slip through the cracks ... These are the ones that would rather get out into the trades and start apprenticeship programs.”

Faacks said students seemed more informed of their options after the event, and business members were surprised by the enthusiasm the students displayed.

“A lot of them talked about the options available to them here, and it was just very positive. A lot of the businesses said the kids were engaged and asking questions. It was a win-win for everyone.”



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3RD ANNUAL

Lumber & Lace

Thursday, October 6, 2022
Legacy Pavilion at the Clubhouse

Lumber & Lace is an abstract fashion show dedicated to bringing attention to the local building industry, showcasing the creativity and resourcefulness of our industry professionals while raising funds and awareness for local causes. All of the designs showcased will be inspired, and partially created by materials used in the building industry.





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UPDATE FROM NAHB

Have Building Material Prices Peaked?

In just the past year, prices for materials used in residential construction have climbed nearly 20%. But that was also a period of intense demand and insufficient supply — a reliable recipe for sky-high prices.

So with interest rates rising at their fastest pace in decades, housing demand is already beginning to ease. But will that mean material prices are on their way down as well?

If the mercurial fall in framing lumber prices in recent months is any indication (currently down 48% compared to one year ago), other materials are also likely to see prices flatten and drop as demand slows.

Steel mill products and ready-mix concrete are prime examples: Steel mill products have increased 105.6% since January 2021, but have declined 3.1% thus far in 2022. And prices for ready-mix concrete are up 12% from the start of 2021, but have only increased 3.2% since the beginning of 2022.

However, NAHB Chief Economist Robert Dietz asserts that broader and more significant price declines for building materials will require more beyond the Federal Reserve's strategy of rising interest rates.

"I do think the Fed should explicitly acknowledge the role fiscal, trade and regulatory policy is having on the economy and inflation," Dietz said in a recent Eye on Housing article.

"Higher interest rates will not produce more lumber, [and] smaller balance sheets will not increase the production of appliances and materials," he wrote. "In short, while the Fed can cool the demand-side of the economy (reducing inflation and growth), additional output on the supply-side is required in order to tame the growth in costs that we see in housing and other sectors of the economy."

Thus far, any price-growth declines in building materials have been predominantly the result of a drop in buyer demand. Further evidence of this has continually appeared throughout 2022 within each reading of the NAHB/Wells Fargo Housing Market Index (HMI) of builder sentiment. The HMI declined for the sixth straight month in June, falling to a level of 67 and indicating a growing number of builders are either experiencing or anticipating a slowdown in prospective buyer traffic.

"On the demand side of the market, the increase for mortgage rates for the first half of 2022 has priced out a significant number of prospective home buyers," Dietz said. "Consequently, the market has now passed an inflection point whereby single-family home building is weakening, [and] we expect further declines in the months ahead."



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UPDATE FROM NAHB

Weakening Builder Confidence Points to Economic Troubles Ahead

Rising inflation and higher mortgage rates are slowing traffic of prospective home buyers and putting a damper on builder sentiment. In a troubling sign for the housing market, builder confidence in the market for newly built single-family homes posted its sixth straight monthly decline in June, falling two points to 67, according to the National Association of Home Builders (NAHB)/Wells Fargo Housing Market Index (HMI) released today. This marks the lowest HMI reading since June 2020.

“Six consecutive monthly declines for the HMI is a clear sign of a slowing housing market in a high inflation, slow growth economic environment,” said NAHB Chairman Jerry Konter, a builder and developer from Savannah, Ga. “The entry-level market has been particularly affected by declines for housing affordability and builders are adopting a more cautious stance as demand softens with higher mortgage rates. Government officials need to enact policies that will support the supply-side of the housing market as costs continue to climb.”

“The housing market faces both demand-side and supply-side challenges,” said NAHB Chief Economist Robert Dietz. “Residential construction material costs are up 19% year-over-year with cost increases for a variety of building inputs, except for lumber, which has experienced recent declines due to a housing slowdown. On the demand-side of the market, the increase for mortgage rates for the first half of 2022 has priced out a significant number of prospective home buyers, as reflected by the decline for the traffic

measure of the HMI.”

Derived from a monthly survey that NAHB has been conducting for more than 35 years, the NAHB/Wells Fargo HMI gauges builder perceptions of current single-family home sales and sales expectations for the next six months as “good,” “fair” or “poor.” The survey also asks builders to rate traffic of prospective buyers as “high to very high,” “average” or “low to very low.” Scores for each component are then used to calculate a seasonally adjusted index where any number over 50 indicates that more builders view conditions as good than poor.

All three HMI indices posted declines in June. The component charting traffic of prospective buyers fell five points to 48, marking the first time this gauge has fallen below the breakeven level of 50 since June 2020. The HMI index gauging current sales conditions fell one point to 77 and the gauge measuring sales expectations in the next six months fell two points to 61.

Looking at the three-month moving averages for regional HMI scores, the Northeast fell one point to 71, the Midwest dropped six points to 56, the South fell two points to 78 and the West posted a nine-point decline to 74.

HMI tables can be found at nahb.org/hmi. More information on housing statistics is also available at Housing Economics PLUS (formerly housingeconomics.com).

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For more information contact Colleen at the MMBA Office: (218)829-4982, cmfaacks@brainerd.net.



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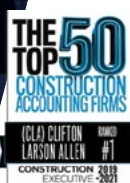
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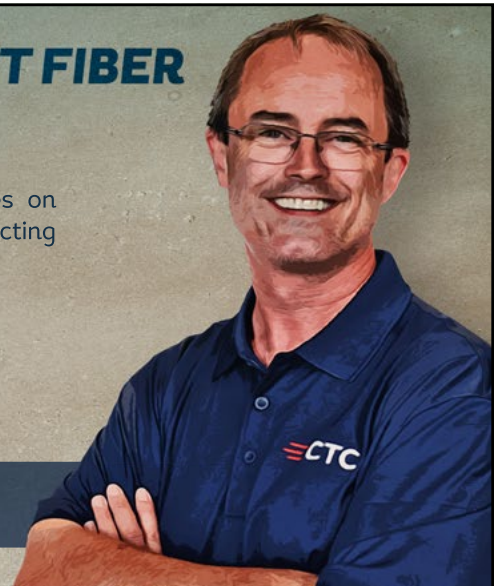
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- www.bls.gov -Bureau of Labor statistics
- www.builderbooks.com -Buy construction related books from Builder Books, and a portion of your purchase will go back to the Association.
- www.b4ubuild.com -Information for anyone in the business of residential construction.
- www.census.gov -For Census results
- www.census.gov/const/www/newresconstindex.html U.S. Census Bureau - New Residential Construction Site
- www.contractors.com -Check here for construction news.
- www.contractorresource.com -Offers free business forms and licensing requirements for all 50 states.
- www.contractors-license.org -Provides links to test and prep book information in all 50 states.
- www.commerce.state.mn.us - Look up info. on a specific builder to find out if they are licensed or not.
- www.commerce.state.mn.us/pages/energymainifocenter.htm Energy Center for information on energy code issues.
- www.dli.mn.gov -800.342.5354 MN State Dept. of Labor and Industry which regulates the home building industry.
- www.egov.state.mn.us/Commerce/license_lookup.do?action=lookupForm -Builders License Look-up.
- www.fwdodge.com -F.W. Dodge Report. Contains multiple sources of information.
- www.ihireconstruction.com -For resumes of individuals who are qualified for the construction industry.
- www.kitchen-bath.com -For information on the construction and remodeling of kitchens and baths.
- www.pathnet.org -The Partnership for Advancing Technology in Housing (PATH) is a voluntary initiative that seeks to accelerate the creation and widespread use of advanced technologies to radically improve our Nation's housing.
- www.rsmeans.com -Accurate, timely cost information for the new construction industry
- www.umass.edu/bmatwt/bm_links.html -The building materials and wood technology department of the University of Massachusetts has a good list of sites to view relating to the building industry.
- www.ssa.gov -Social Security
- www.state.mn.us -Lists all Minnesota State Agencies and Legislators.
- www.homeenergyresourcemn.com -Home Energy Resource
- www.smartbuildingmn.com -Best Building Practices
- www.moldtips.com -Household Mold Resource Center
- www.epa.gov/Radon -Environmental Protection Agency



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