



Sticks & Bricks

OFFICIAL NEWSLETTER OF THE GREATER BRAZOS VALLEY BUILDERS ASSOCIATION

January 2019



President's Letter

*Howdy and welcome to this month's edition of
"Sticks and Bricks"*

Howdy,

2019 and is off and running, and we are looking forward to another successful year for the GBVBA. Thanks to the steady leadership of our board and our immediate past president, Brian Windham, our organization is as healthy as ever. My hope is to build upon our growth as an organization, and to increase involvement from our current and new members. We need your help through attending our monthly luncheons, membership meetings, and becoming involved on a committee. I will be reaching out to members before events to invite them to join us, and hope you will do the same.

The Home and Garden Expo is scheduled for the weekend of February 9th & 10th, and we have sold out every booth. If you are not hosting a booth, we encourage you to swing by and support our vendors. This year, to celebrate the Home and Garden Show's 40th anniversary, we are bringing back the preview party. This event is the Friday night before, and is a great opportunity to eat, drink a little, and visit with our friends. The preview party will feature a silent auction, and all of the proceeds will go toward The St. Jude Hope House - a home that is being built and sold in our community with St. Jude Children's Research Hospital receiving all of the proceeds. Through monetary and in-kind donations, the ultimate goal is to build the home at zero cost, and make an half million dollar donation to an organization whose sole purpose is to eliminate childhood cancer.

The Spring Parade of Homes™ is approaching, and please be sure to sign up by February 15th. The two weekend event continues to increase our organization's presence in the community, and is a way to showcase homes and trade specializations.

The Texas A&M Head Baseball Coach, Rob Childress, will be our speaker for the February luncheon. You do not want to miss out on an opportunity to hear about the upcoming season, and just learn about general leadership from one of the best in the business.

I think it's important to point out how lucky we are to have the leadership of our Executive Officer, Rose Selman. Rose is the Immediate Past President of the Texas Executive Officer Council, and is the first female to serve on the Bryan Texas Utilities Board of Directors. Rose can not be thanked enough, and we are lucky to have someone of her caliber leading our organization year-after-year.

I'm truly looking forward to this year, and please let us know if we can help with anything. Let's have fun, and remember to bring a friend or member to our upcoming events.

Sincerely,

John Magruder

JOHN MAGRUDER
HBA President, Magruder Homes

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Sticks & Bricks is the official publication of the BCS Home Builders Association. Any opinions expressed in the articles are those of the authors and do not necessarily reflect the viewpoints of BCSHBA. Contact Rose Selman for article reprint permissions

Calendar of Events

February 6th - Member Luncheon with Texas A&M Baseball

Coach Rob Childress

February 8th - Home & Garden Expo Preview Party

February 9th & 10th- 40th Annual Home & Garden Expo

February 19- 21 - International Builders Show – Las Vegas

February 22nd- Spring Parade of Homes™ Entry Deadline

March 6th- Member Luncheon

March 20th - TAB Rally Day - State Capitol in Austin

The Greater Brazos Valley Builders Association



Parade Of Homes™

April 27th-28th & May 4th-5th

Greater Brazos Valley Builders Association



2019 Home & Garden Expo

WHO TO EXPECT TO SEE AT THE 40TH ANNUAL HOME & GARDEN EXPO

AGGIELAND CARPET ONE
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BRAZOS VALLEY GROUNDWATER CONSERVATION
DISTRICT
BRYAN BROADCASTING
BRYAN TEXAS UTILITIES
BUDGET BLINDS OF COLLEGE STATION
BUILT GREEN CUSTOM HOMES
BV MASTER GARDENERS
CAMPBELL HOMES
CENTURY 21 BEAL
CERTAPRO PAINTERS OF CS
COLLEGE STATION UTILITIES
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Guaranty Bank & Trust
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HOB KNOB INTERIOR HARDWARE
HOWDY HOME FURNITURE
Invisible Fence
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POWER HOME REMODELING GROUP
PREMIER POOLS AND SPAS
PROFOAM INSULATORS
QCB CUSTOM HOMES
ReBath of Central Texas

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HOME & GARDEN EXPO 2019

FEBRUARY 9TH & 10TH 2019

SATURDAY 9-5 | SUNDAY 11-4

BRAZOS COUNTY EXPO CENTER

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HOUSEHOLD & BUILDING ITEMS & IDEAS



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REMODELERS' CONFIDENCE HOLDS RELATIVELY STEADY

NAHB's Remodeling Market Index (RMI) posted a reading of 57 in the fourth quarter of 2018, only one point lower than the previous quarter. The RMI has been consistently above 50 — indicating the majority of remodelers report market activity is higher compared to the prior quarter — since the second quarter of 2013. The RMI averages current remodeling activity and future indicators.

"The overall remodeling market remains strong, but there are signs of concern related to rising labor and input costs," said NAHB Remodelers Chair Joanne Theunissen, CGP, CGR, a remodeler from Mt. Pleasant, Mich. "Remodelers are battling sticker shock with many home owners who expect lower bids."

Current market conditions fell one point from the previous quarter to 57. Among its three major components:

- Major additions and alterations remained steady at 56
- Minor additions and alterations decreased one point to 56
- Home maintenance and repair fell one point to 59

Future market indicators dropped three points from the previous quarter to 56. Among its individual components:

- Calls for bids remained still at 57
- Amount of work committed for the next three months decreased seven points to 52
- Backlog of remodeling jobs fell three points to 59
- Appointments for proposals decreased four points to 55

"Many of the fundamentals for the remodeling market, including demographics and economic and employment growth, remain favorable," said NAHB Chief Economist Robert Dietz. "However, remodelers continue to face challenges in keeping their prices competitive while dealing with the increasing costs of labor and building materials."



AFFORDABILITY TOPS THE AGENDA IN THE YEAR AHEAD

Addressing housing affordability concerns will be a top issue for NAHB in 2019 and we will be working with Congress and the administration to achieve this goal.

Builders in the field report there is a strong demand for new homes but that prospective buyers have become increasingly gun shy due to rising mortgage rates in recent months coupled with the aggregate run-up in pricing.

A vibrant housing market is critical to a strong economy. Rising home costs threaten the ongoing housing and economic recovery.

Federal policymakers need to address this issue by taking appropriate steps to ease needless regulatory burdens that will help stabilize residential market conditions.

Working With a New Congress

As the 116th Congress convenes today, Democrats are in control of the House for the first time since 2010 while Republicans have expanded their majority in the Senate.

Going forward, NAHB looks to find common ground with the new Congress. We will continue to focus on:

- Lowering the cost of regulation.
- Reforming the nation's housing finance system to ensure that single-family and multifamily housing credit remains readily available and affordable.
- Promoting job training programs that will help ensure an ample supply of well-trained workers to build the nation's homes.
- Pursuing immigration policies that complement ongoing vocational training efforts and help fill labor gaps while protecting the nation's borders.
- Refining tax policy and enhancing the Low Income Housing Tax Credit.
- Creating a national flood insurance program that is predictable and affordable.
- Enabling a supply of softwood lumber sufficient to meet demand.
- Improving and streamlining the federal permitting process.

The next two years give NAHB an opportunity to forge a new bipartisan coalition among housing advocates in the House and Senate to drive housing affordability, both ownership and rental, to the top of the national agenda.



Your 2019 GBVBA Board of Directors

Executive Committee:

President - John Magruder
Vice President - Chad Murphy
Associate VP - Frank Clark, Jr.
Sec/Treasurer - David Deutsch
Past President - Brian Windham
Past Pres. Advisory Chair: Jimmy Pitman

Builder Directors:

Michael Anzaldua
Donnie Pockrus
Douglas Campbell
Bryan Reece
Zeb Hood

Associate Directors:

Randy Ripple
Ron Schmidt
Austin McKnight
Dwight Groves
Pam Cemino
Maegan Mahoney

SPECIAL THANKS FOR THESE LEADERS FULFILLING THEIR TERM

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Ricardo Reyna
Matt Ratliff
Keith Ellis

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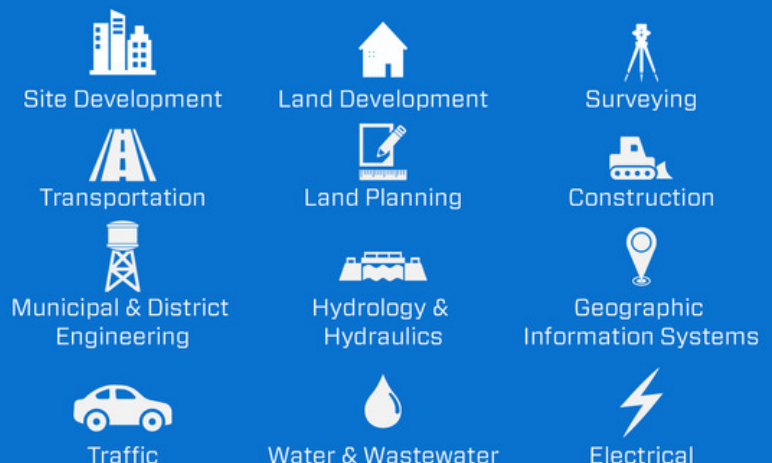
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February 6th, 2019 11:30 am -1:00 pm
Phillips Event Center @ Briarcrest
Tickets are \$25 RSVP by noon Monday February 4th, 2019

SPEAKER: TEXAS A&M BASEBALL COACH ROB CHILDRESS



One of the top pitching coaches and recruiters in the country, Rob Childress enters his 14th season as the head coach of the Texas A&M baseball program. With a steady stream of success, Childress has led A&M to a school-record 12 consecutive NCAA Championship appearances six NCAA Regional titles, two conference regular-season crowns, four league tournament titles and College World Series appearances in 2011 and 2017.

Meeting Agenda

11:30 AM—Registration & Networking

NOON—Lunch Served

12:15 PM—Meeting & Presentation

1:00 PM—Meeting Adjourn

Company Name: _____

Company Contact: _____

Phone: _____ **Email:** _____

Attendee Names - \$25 Per Person with advance reservations \$30 Per Person after noon February 4th

- | | |
|-----------|-----------|
| (1) _____ | (2) _____ |
| (3) _____ | (4) _____ |
| (5) _____ | (6) _____ |
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Payment Method:

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Credit Card Information: ☐ Visa ☐ MasterCard ☐ Amex **Billing Zip Code** _____

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Cancellations must be received by February 4th. Due to the associations obligation to the venue, late cancellations and no shows will be invoiced for the number of persons guaranteed.

Thank you for your understanding and cooperation.



Being an active member in the GBV Builder's Association means business. Working with builders and associates in areas that serve the community and support the construction industry is the best way to ensure that your dues are being utilized. Take a moment to sign up for a committee today!! The GBV Builder's Association has several committees that you can participate on.

Builder/Realtor Committee: Attend committee meetings. Plans, organizes and implements committee decisions, in conjunction with the B/CS Realtors Association, two (2) events for the Builders, Realtors and Affiliates. Attends and volunteers at both events. Solicits participation/sponsorship for events. Works within event budget.

Builders BBQ Cook Off: Attend all committee meetings prior to event to plan and organize the event as well as volunteer at the event. Solicits participation/sponsorships for the event.

Community Service Committee: Attend committee meetings quarterly. Review community service requests from charitable organizations. Determines whether to submit donation requests to the Board of Directors for approval of donation. Works within budget.

Education Committee: Attend committee meetings as needed. Review and determine programs to be offered designed to inform Builders, Developers, Remodelers, Associates and community partners of current trends, safety, regulatory and best business practices. Work within the event budget.

Golf Tournament Committee: Attend committee meetings prior to the tournament to plan and organize the event. Implements committee decisions. Attends and volunteers at the event. Solicits participation/sponsorship for the event. Works within the event budget.

Government Relations/Legislative Rally Committee: Attend committee meetings, attends specific meetings with the cities as appointed and/or Government Authorities. Attends Rally Day (every other year). Implements strategies as approved by committee and/or Board of Directors. Works within budget.

Home Expo Committee: Attend committee meetings prior to the show to plan and organize the event. Implements committee decisions. Attends and volunteers at the event. Solicits participation/sponsorship for the event. Works within the event budget.

Hospitality/Membership Services Committee: Plans and organizes membership events and member services. Solicits and recruits new members. Works on membership retention. Works enthusiastically with committee to create and implement new ideas for membership and membership services. Plans and organizes monthly general membership meetings. Obtains sponsors for monthly membership meetings. Attends committee meetings. Attends and volunteers at the events. Works within the budget.

Spring & Fall Parade of Homes TM Committee: Attend committee meetings prior to the Parade to plan, organize and implement the Parade of Homes. Solicits participation/sponsorship for the Parade. Helps out during both weekends of the Parade. Works within the event budget.

Skeet Shoot Committee: Attend committee meetings prior to the Skeet Shoot to plan, organize and implement the annual Skeet Shoot. Attends and volunteers at the event. Solicits participations/sponsorships for the event. Works within the event budget.

Committees are open to all members and their employees. For more information please contact the GBVBA office at 979-696-0272.



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Member Company: _____

Member Contact: _____

Phone: _____ Email: _____

Committees you are interested in: _____

_____, _____, _____

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Development News

	Last Month December	Value	YTD19	YTD 19 Value	YTD 18	YTD 18 Value
Bryan	22	3.65M	466	79.59M	445	79.70M
College Station	This information is not available at this time					
Total						

Total Permit History (End of Year)

Year	2018	2017	2016	2015	2014	2013
Bryan	466	445	392	271	233	171
College Station	TBD	659	808	902	753	575
Total	TBD	1,104	1200	1173	986	746

College Station Inspection Report

	Building	Plumbing	Electric	Mechanical	Lawn	Pool
Total	This information is not available at this time					

City of College Station— December 2018 Population Estimate 119, 871

City Council meets on the 2nd and 4th Thursday of the month

City Council Workshop begins at 5:30 pm, regular meeting at 7 pm Planning & Zoning meets on the 1st and 3rd Thursday at 7 pm

The current population estimate for December 2018 within the City limits is 119,871 based on recently issued residential Certificates of Occupancy. This is a slight increase from November's population estimate of 119,797.

Completed single-family construction is down approximately 33% over the same time period in 2016 and down approximately 20% over the same time period in 2017. Year-to-date residential platting activity within the City limits is down approximately 47.6% when compared to 2016 and down approximately 30.6% when compared to 2017.

Year-to-date 371 residential lots have been platted within the City Limits (709 lots were platted in 2016 and 535 lots were platted in 2017 during the same time period).

City of Bryan-City Council meets on the 2nd and 4th Tuesday of the month at 3:30 pm

Planning & Zoning meets 1st and 3rd Thursday

Workshop at 5:00 pm, Regular at 6:00 pm

Building & Standards Commission meets on the 4th Monday at 6:00 pm

Membership Update

Growing Our Strength Through Member Recruitment,
Retention, and Involvement

Welcome New Members!

Advantage Excavation
BCS Turns, LLC
Ravenna Homes
Suddenlink Development
Titan Security Solutions

Membership Renewal

Thank you for renewing

Alco Sales-Home Hardware
Berkshire Hathaway Home
Services/
Caliber Realty
Commerce National Bank
Copy Corner
Craftsman Built, LLC.
Ellis Custom Homes LLC
Flagship Custom Homes
Kaleo Homes
Kinsmen Homes

Madole Rental Inc.
Morrison Brothers Construction
Murphy Signature Homes
Russell Hall Construction, LLC
South Land Title
Tim Bailey Plumbing
Top Line Homes, LLC
University Electrical Services
Upper Park Hudson Builders,
LLC
Vanguard Enhanced Concrete
LLC

January 2019 Spike Report

Victor Drozd 726.75
Randy French 360.00
Bill Pitman 335.50
Michael Schaefer 303.00
Randall Birdwell 239.50
Cerene Wharton 247.00
Keith Ellis 209.50
Claire Hammack 155.50
John Howe 139.00
Larry Mariott 111
Buck Prewitt 100.50
Donald Borski 98.50
Roger Williams 92.00
Paul Turney 86.00
John Godfrey 85.00
D'Ann Brown 85.50
Doug Groves 82.50
John Magruder 70.50
Tina Sides 67.00
Billy Chenault 62.50
Bill Lero 59.50
Jimmy Pitman 58.50
Melanie Becka 48.25
Brian Windham 44.50
Jan Lee 42.00
Randall Pitcock 38.75
Charles Thomas 34.50
Mark Weber 31.50
Ron Lightsey 29.00
Coulter Mariott 28.50
Pam Cemino 22.00
Maegan Mahoney 21.00
Stacy Worden 20.50

Recruiting new members to your local association is an activity recognized and rewarded through the Spike Club.

Those who participate are called Spikes, and they are among the most valued members of the association.

Member-to-member recruitment and retention efforts are the largest source of growth for the federation. Spikes bring grassroots growth and stability. These efforts lend to the development of the general membership and our leadership pipeline, keeping the face of the federation true to that of our industry and the scope of interests we represent. Spikes are the membership leaders of our federation, building the voice, power and influence on every level, in every state. We would like to say Thank you! to all of our wonderful members, without whom we could not do all that we do.



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40th Annual Home & Garden Expo

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The Home & Garden Show is a huge
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exhibits for the do-it-yourselfer,
home owners, and gardeners.

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40TH ANNUAL
HOME & GARDEN EXPO
FEBRUARY 9-10TH, 2019

Saturday 9-5 Sunday 11-4

