

**Border Cities Code Costs**

Code / Regulation Category	MN Requirement Cost	ND Requirement Cost	Total Cost Difference
<b>2,579 Square Foot Split Level Home</b>			
Passive Radon System	\$650.00	\$0.00	\$650.00
Hot Water Pipe Insulation	\$750.00	\$0.00	\$750.00
Final Plumbing Test	\$650.00	\$0.00	\$650.00
Air Exchanger	\$2,750.00	\$0.00	\$2,750.00
Blower Door Test	\$500.00	\$0.00	\$500.00
HVAC Hard Pipe, Sealing and Testing	\$750.00	\$0.00	\$750.00
2" Rigid Foundation Insulation, Slip Sheet ; 60" Footing Depth and 5000 PSI Footing	\$3,900.00	\$0.00	\$3,900.00
Surge Protector for Electrical Panel	\$125.00	\$0.00	\$125.00
Floor Truss Blocking - Framing	\$1,500.00	\$0.00	\$1,500.00
	<b>Total Cost Difference</b>		<b>\$11,575.00</b>

Code / Regulation Category	MN Requirement Cost	ND Requirement Cost	Total Cost Difference
<b>1,540 Square Foot Rambler Home</b>			
Passive Radon System	\$550.00	\$0.00	\$550.00
Hot Water Pipe Insulation	\$600.00	\$0.00	\$600.00
Final Plumbing Test	\$650.00	\$0.00	\$650.00
Air Exchanger	\$2,750.00	\$0.00	\$2,750.00
Blower Door Test	\$500.00	\$0.00	\$500.00
HVAC Hard Pipe, Sealing and Testing	\$575.00	\$0.00	\$575.00
2" Rigid Foundation Insulation, Slip Sheet ; 60" Footing Depth and 5000 PSI Footing	\$2,800.00	\$0.00	\$2,800.00
Surge Protector for Electrical Panel	\$125.00	\$0.00	\$125.00
Floor Truss Blocking - Framing	\$1,500.00	\$0.00	\$1,500.00
	<b>Total Cost Difference</b>		<b>\$10,050.00</b>

**Border Cities Code Costs**

Code / Regulation Category	MN Requirement Cost	ND Requirement Cost	Total Cost Difference
<b>Square Foot/Type of Home/Town: 2,333 sq ft., 2-level, unfinished basement</b>			
Passive Radon System			
Hot Water Pipe Insulation	\$1000.00		\$1000.00
Final Plumbing Test			\$0.00
Air Exchanger	\$4,311.00	\$0.00	\$4311.00
Blower Door Test	\$350.00	\$0.00	\$350.00
HVAC Hard Pipe, Sealing and Testing			\$0.00
2" Rigid Foundation Insulation, Slip Sheet ; 60" Footing Depth and 5000 PSI Footing	\$2,358.00	\$0.00	\$2358.00
Surge Protector for Electrical Panel	\$100.00		\$100.00
Floor Truss Blocking - Framing	\$1,100.00	\$0.00	\$1100.00
Siding/Windows	1200	0	\$1200.00
	<b>Total Cost Difference</b>		<b>\$10,419.00</b>

Code / Regulation Category	MN Requirement Cost	ND Requirement Cost	Total Cost Difference
<b>Square Foot/Type of Home/Town</b>			
Passive Radon System			
Hot Water Pipe Insulation			
Final Plumbing Test			
Air Exchanger			
Blower Door Test			
HVAC Hard Pipe, Sealing and Testing			
2" Rigid Foundation Insulation, Slip Sheet ; 60" Footing Depth and 5000 PSI Footing			
Surge Protector for Electrical Panel			
Floor Truss Blocking - Framing			
	<b>Total Cost Difference</b>		

Code / Regulation Category	MN Requirement Cost	ND Requirement Cost	Total Cost Difference
<b>Square Foot/Type of Home/Town</b>			
Passive Radon System			
Hot Water Pipe Insulation			
Final Plumbing Test			
Air Exchanger			
Blower Door Test			
HVAC Hard Pipe, Sealing and Testing			
2" Rigid Foundation Insulation, Slip Sheet ; 60" Footing Depth and 5000 PSI Footing			
Surge Protector for Electrical Panel			
Floor Truss Blocking - Framing			
	<b>Total Cost Difference</b>		

**From:** [Jack Nyberg](#)  
**To:** [Lisa Bode](#)  
**Subject:** bilevel and slab on grade frost depth  
**Date:** Wednesday, May 12, 2021 11:30:45 AM

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To whom it may concern,

I am unequivocally behind the proposal for the change in frost depth from our current 60" to 54" for our slab on grade and bi level style homes. Our request has always been just for these two types of homes for this frost depth adjustment to make it more of a regional standard in our market area for Fargo/Moorhead and to "even" the playing field for marketing purposes. Of course this was never intended to include nor do we want it to include full depth basement style homes as they are typically in the range of 7 to 9 feet deep because of the full depth basement type of construction.

Our sister cities of Fargo/west Fargo and Horace across the red river in North Dakota all have code required 54 inch frost depth minimums for these style homes and have had this requirement since the early 1970's, with no detrimental effects on the homes built. The metro area in North Dakota is currently about 4 times the size of Moorhead and as such have about 4 times the number of homes that are built to this lesser frost depth without any detrimental effects.

I would encourage this legislation to be passed, as the only thing I can see coming from it would be some cost savings for the construction of the bi level and slab on grade homes without compromising integrity/safety or longevity of the home.

Thank you.

Jack Nyberg  
218-299-5429

**From:** [Jack Nyberg](#)  
**To:** [Lisa Bode](#)  
**Subject:** FW: Frost depth in Fargo  
**Date:** Wednesday, May 12, 2021 11:20:55 AM  
**Attachments:** [image001.png](#)

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 the information is there. Thanks.

Jack Nyberg  
218-299-5429

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**From:** Bruce Taralson <BTaralson@FargoND.gov>  
**Sent:** Wednesday, May 12, 2021 11:13 AM  
**To:** Jack Nyberg <jack.nyberg@ci.moorhead.mn.us>  
**Subject:** Frost depth in Fargo

Minimum depth of foundation footings are per International Residential Code (IRC), section 403.1.4. That minimum depth must also comply with IRC 403.1.4.1 for frost depth in our region. Our minimum is 4.5' in our jurisdiction.. There are also other provisions that the footings must meet, one is that it rest on undisturbed ground, so the depth might be deeper. Of course there are exceptions to code sections which may come into play.

Provisions for frost-protected shallow foundations can be used per IRC 403.3 for slab-on-grade construction. In that situation, the depth of the footing is determined by table IRC 403.3(1), which is a minimum of 12". The footing must also meet other requirements, some of which are number of stories, a maximum 12" above grade and distance to grade for certain materials. There are many factors to consider when sizing the footing.

There are also two other considerations for footing depth frost protection per IRC 403.1.4.1. They are using standard ASCE 32 or constructing on solid rock. They are not or rarely used here in Fargo.

In the City of Fargo, we have not seen any damage to foundations due to frost using any of the above requirements.

**Bruce Taralson** . CBO . Inspections Director . City of Fargo  
225 4<sup>th</sup> St N, Fargo, ND 58102 p: 701/476-4147 . f: 701/476-6779 . e: [btaralson@FargoND.gov](mailto:btaralson@FargoND.gov)



# Permits PLUS

Published six times per year, Permits Plus aims to provide a concise report on building permit numbers and a timely update on Association advocacy efforts.

## FOR YOUR CALENDAR

- + **May 11** - Trailers, Trucks & Automobiles: Risky For Any Business  
*Business Management Series*
- + **May 19** - Relationships And Your Reputation: It's A Whole New World  
*Business Management Series*
- + **May 25** - Hands-On Safety: Fall Protection
- + **May 26** - Remodelers Council Picnic & HBA Open House
- + **June 9** - Parade Picnic
- + **June 22** - Hands-On Safety: Scaffolding
- + **July 12** - HBA Golf Outing
- + **July 14** - Hands-On Safety: Stairs & Ladders
- + **Aug 2** - HBA Golf Outing

Visit the calendar at  
[hba.fm.com](http://hba.fm.com) to register.



## Stormwater: 5 Compliance Tips

### The building season has begun

Neglecting or not knowing stormwater standards subjects builders to fines that can wipe profits off the books and defame the homebuilding industry in general. These five simple steps will help builders comply with stormwater laws and ensure that their jobsites have the character that inspectors demand and communities expect.

1. Keep your Stormwater Pollution Prevention Plan up to date at each construction site. Go to the Environmental Protection Agency manual for tips to create your own plan: [bit.ly/3e2jUrh](http://bit.ly/3e2jUrh).
2. Be sure to file the Notice of Intent with the North Dakota Department of Environmental Quality. Go to [bit.ly/2PyJlaA](http://bit.ly/2PyJlaA).
3. Maintain log reports for each project and keep them onsite.
4. Consider maintaining your own records electronically.
5. Each city has different priorities and plans. Visit the HBA of F-M's blog to see what local inspectors expect: [www.hbafm.com/blog/Stormwater2021](http://www.hbafm.com/blog/Stormwater2021).

### Eviction moratorium: Court rules in favor of NAHB

How much would it cost to hire an attorney to file and then win a case against the Centers for Disease Control Prevention? The National Association of Home Builders has done exactly that and the only thing builders had to be is an association member of this federation. This legal victory attests to the value of their advocacy. On March 10, a federal court in Ohio ruled that the eviction moratorium implemented by the CDC must be set aside for NAHB members, and NAHB members only.

### A bigger footprint in Minnesota building policy

The Minnesota Department of Labor and Industry invited an HBA of F-M member to address frost depth requirements as a panelist at the Construction Code Advisory Council meeting on May 27.

On April 20, the HBA of F-M board of directors designated Don Dabbert, Jr., Dabbert Custom Homes, to be that panelist. He also testified in support of Minnesota Senate File 1114 and House File 1402, the legislation that would allow Moorhead and Dilworth to match their respective frost depth requirements to the code applied in Fargo. The legislation has been added to the Senate Jobs and Labor Omnibus package. Deliberations are forthcoming.

In addition to the invitation to present to the Construction Code Advisory Council, DOLI has invited an HBA of F-M member to join a new advisory group dedicated to reviewing the frost depth requirements in the Minnesota State Building Code.

### Diversion funding approved during North Dakota Legislative Session

The North Dakota Senate voted unanimously to pass, and Gov. Doug Burgum has signed, House Bill 1431, a \$680 million funding bill that includes \$435.5 million to complete the FM Diversion Project.

briefs continued on back page



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**TOP 5 SUMMARY**

The Top Five Summary of builders in the F-M metro area reflects the builders in several categories, including top-five single-family builders in terms of units and value, top five multi-family builders in terms of units, top five HBA member builders in terms of units and value, and the largest non-member builders.

It's available in the Resources tab of the members-only area at hbafm.com.



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# local stats at a GLANCE

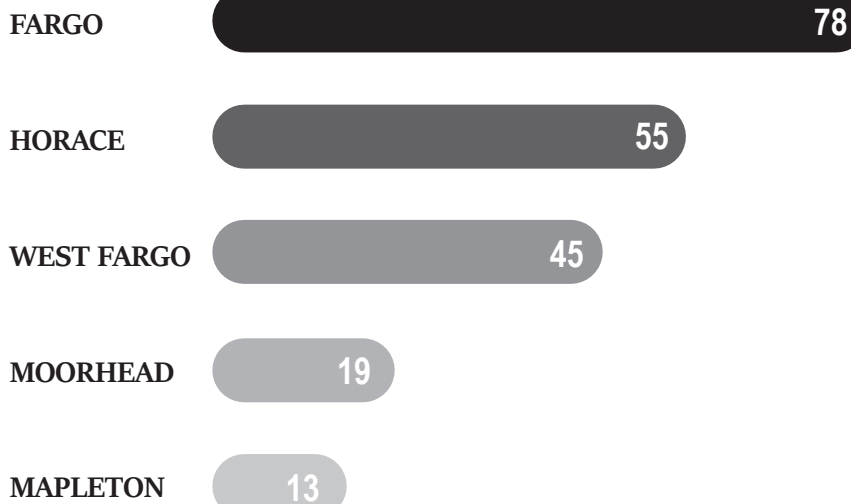
Turn the page for detailed statistics for the Fargo-Moorhead area and surrounding communities year-to-date through March 2021.

Single  
Family

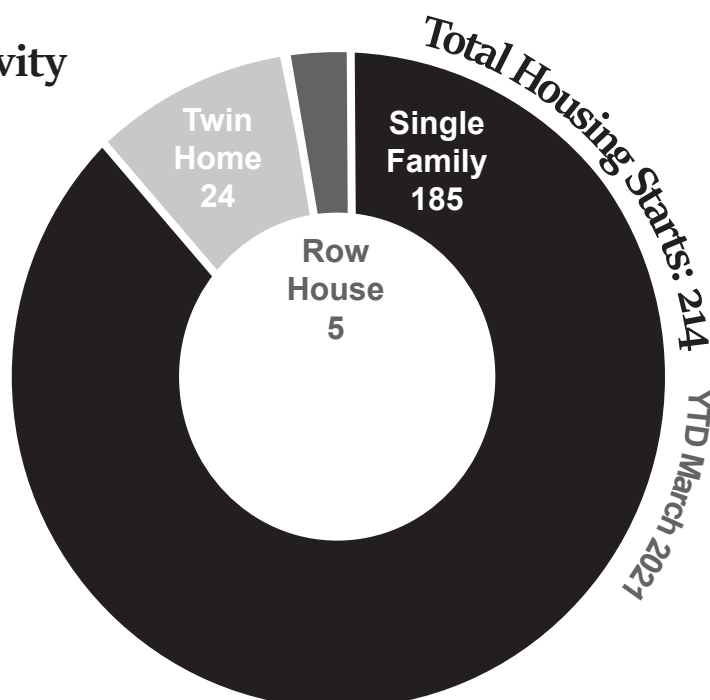
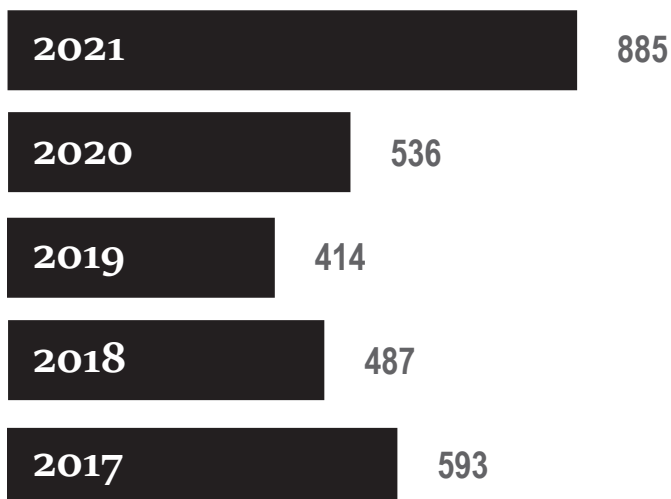
permits  
authorized

↑189%  
compared to  
March 2020

## March Top Cities For Residential Permits



## F-M & Surrounding Area Building Activity



Permits Authorized Year-To-Date March 2017 - 2021



Home Builders Association of Fargo-Moorhead  
Summary of Building Permits Granted 2021 - Year-to-Date (March)



Each month, Home Builders Association of Fargo-Moorhead contracts with Brady Martz & Associates, P.C., to compile the building permits into a uniform report. It includes a grand total on this page for all jurisdictions, types of construction, valuations and comparisons. On pages 2-5, jurisdictions are broken down into further detail as follows:

- **Primary:** Fargo, Moorhead and West Fargo
- **Bordering:** Dilworth and Horace
- **Neighboring:** Barnesville, Casselton, Harwood, Hawley, Kindred, Mapleton and Oxbow

**All Jurisdictions**

	2017			2018			2019			2020			2021			% Difference 20-21		5-Yr Avg		
	Permits	Units	Value	Permits	Units	Value	Permits	Units	Value	Permits	Units	Value	Permits	Units	Value	Permits	Value	Permits	Units	Value
<b>GRAND TOTAL</b>																				
<b>Total Housing Starts</b>	<b>78</b>		<b>\$20,907,855</b>	<b>41</b>		<b>\$11,101,083</b>	<b>22</b>		<b>\$6,989,198</b>	<b>64</b>		<b>\$19,701,261</b>	<b>214</b>		<b>\$62,460,320</b>	<b>234%</b>	<b>217%</b>	<b>84</b>		<b>\$24,231,943</b>
Single Family	76		\$20,615,855	41		\$11,101,083	22		\$6,989,198	64		\$19,701,261	185		\$49,676,783	189%	152%	78		\$21,616,836
Twin Home	2		\$292,000	-		-	-		-	-		-	24		\$4,900,000	-	-	5		\$1,038,400
Row / Town House	-	-	-	-	-	-	-	-	-	-	-	-	5	5	\$7,883,537	-	-	1	1	\$1,576,707
Duplex	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Multi-Family	1	66	\$5,272,700	2	26	\$2,270,000	-	-	-	1	81	\$8,138,242	3	234	\$33,518,625	200%	312%	1	81	\$9,839,913
New Commercial	9		\$17,502,303	21		\$22,270,088	13		\$13,528,525	12		\$18,089,657	31		\$121,642,474	158%	572%	17		\$38,606,609
Residential Remodel	330		\$5,821,381	277		\$5,989,401	232		\$5,586,738	261		\$4,978,277	418		\$7,765,290	60%	56%	304		\$6,028,217
Commercial Remodel	133		\$10,234,433	118		\$29,351,585	124		\$30,407,210	155		\$69,602,635	143		\$28,813,517	-8%	-59%	135		\$33,681,876
Public	2		\$6,891,886	3		\$567,000	5		\$2,366,710	6		\$23,179,848	14		\$14,813,126	133%	-36%	6		\$9,563,714
Miscellaneous	40		\$2,495,595	25		\$3,793,572	18		\$1,731,689	37		\$2,734,897	62		\$3,454,649	68%	26%	36		\$2,842,080
<b>Total</b>	<b>593</b>		<b>\$69,126,153</b>	<b>487</b>		<b>\$75,342,729</b>	<b>414</b>		<b>\$60,610,070</b>	<b>536</b>		<b>\$146,424,817</b>	<b>885</b>		<b>\$272,468,001</b>	<b>65%</b>	<b>86%</b>	<b>583</b>		<b>\$124,794,354</b>

The HBA of F-M also has additional 2020 reports available for purchase by members only:

**\$35** - Detail on new home builders' permit activity

**\$50** - New housing and commercial permits by value and community

**\$75** - Both reports

The HBA of F-M nurtures a thriving, innovative, and diverse housing industry in our community. It is a non-profit trade association of just under 750 members that has been in existence since 1956.



Home Builders Association of Fargo-Moorhead  
Summary of Building Permits Granted 2021 - Year-to-Date (March)

Page 2

Primary Communities

	2017			2018			2019			2020			2021			% Difference 20-21		5-Yr Avg		
<b>FARGO, ND</b>	Permits	Units	Value	Permits	Units	Value	Permits	Units	Value	Permits	Units	Value	Permits	Units	Value	Permits	Value	Permits	Units	Value
<b>Total Housing Starts</b>	<b>32</b>		<b>\$7,446,455</b>	<b>9</b>		<b>\$2,554,900</b>	<b>7</b>		<b>\$2,356,698</b>	<b>35</b>		<b>\$9,318,789</b>	<b>78</b>		<b>\$19,957,933</b>	<b>123%</b>	<b>114%</b>	<b>32</b>		<b>\$8,326,955</b>
Single Family	32		\$7,446,455	9		\$2,554,900	7		\$2,356,698	35		\$9,318,789	58		\$15,857,933	66%	70%	28		\$7,506,955
Twin Home	-		-	-		-	-		-	-		-	20		\$4,100,000	-	-	4		\$820,000
Row / Town House	-		-	-		-	-		-	-		-	-		-	-	-	-		-
Duplex	-		-	-		-	-		-	-		-	-		-	-	-	-		-
Multi-Family	1	66	\$5,272,700	1	14	\$1,270,000	-	-	-	1	81	\$8,138,242	1	152	\$22,000,000	-	170%	1	63	\$7,336,188
New Commercial	4		\$6,405,890	15		\$16,452,428	6		\$11,434,525	7		\$9,398,552	13		\$114,033,979	86%	1113%	9		\$31,545,075
Residential Remodel	184		\$3,683,901	161		\$4,004,511	135		\$3,698,168	127		\$2,896,818	226		\$4,543,679	78%	57%	167		\$3,765,415
Commercial Remodel	98		\$8,273,116	96		\$25,153,595	89		\$26,979,196	104		\$62,066,077	99		\$24,194,223	-5%	-61%	97		\$29,333,241
Public	1		\$406,409	2		\$202,000	2		\$1,725,200	4		\$22,322,056	11		\$13,956,526	175%	-37%	4		\$7,722,438
Miscellaneous	26		\$1,892,250	13		\$3,581,641	13		\$1,128,919	26		\$2,572,377	31		\$3,237,210	19%	26%	22		\$2,482,479
<b>Total</b>	<b>346</b>		<b>\$33,380,721</b>	<b>297</b>		<b>\$53,219,075</b>	<b>252</b>		<b>\$47,322,706</b>	<b>304</b>		<b>\$116,712,911</b>	<b>459</b>		<b>\$201,923,550</b>	<b>51%</b>	<b>73%</b>	<b>332</b>		<b>\$90,511,793</b>
<b>MOORHEAD, MN</b>																				
<b>Total Housing Starts</b>	<b>10</b>		<b>\$2,873,000</b>	<b>4</b>		<b>\$966,000</b>	<b>2</b>		<b>\$594,000</b>	<b>7</b>		<b>\$1,983,000</b>	<b>19</b>		<b>\$4,365,300</b>	<b>171%</b>	<b>120%</b>	<b>9</b>		<b>\$2,156,260</b>
Single Family	10		\$2,873,000	4		\$966,000	2		\$594,000	7		\$1,983,000	15		\$3,565,300	114%	80%	8		\$1,996,260
Twin Home	-		-	-		-	-		-	-		-	4		\$800,000	-	-	1		\$160,000
Row / Town House	-		-	-		-	-		-	-		-	-		-	-	-	-		-
Duplex	-		-	-		-	-		-	-		-	-		-	-	-	-		-
Multi-Family	-	-	-	1	12	\$1,000,000	-	-	-	-	-	-	1	46	\$7,918,625	-	-	-	12	\$1,783,725
New Commercial	1		\$25,000	4		\$4,932,660	4		\$1,900,000	-		-	2		\$1,400,000	-	-	2		\$1,651,532
Residential Remodel	71		\$1,188,293	64		\$692,701	47		\$823,117	71		\$821,259	92		\$933,131	30%	14%	69		\$891,700
Commercial Remodel	16		\$949,692	11		\$1,803,490	14		\$1,990,744	27		\$1,716,478	22		\$2,941,159	-19%	71%	18		\$1,880,313
Public	-		-	-		-	-		-	-		-	-		-	-	-	-		-
Miscellaneous	3		\$30,000	2		-	3		-	2		-	6		\$20,000	200%	-	3		\$10,000
<b>Total</b>	<b>101</b>		<b>\$5,065,985</b>	<b>86</b>		<b>\$9,394,851</b>	<b>70</b>		<b>\$5,307,861</b>	<b>107</b>		<b>\$4,520,737</b>	<b>142</b>		<b>\$17,578,215</b>	<b>33%</b>	<b>289%</b>	<b>101</b>		<b>\$8,373,530</b>
<b>WEST FARGO, ND</b>																				
<b>Total Housing Starts</b>	<b>23</b>		<b>\$5,732,400</b>	<b>18</b>		<b>\$3,675,683</b>	<b>9</b>		<b>\$2,796,600</b>	<b>12</b>		<b>\$4,116,709</b>	<b>45</b>		<b>\$20,120,447</b>	<b>275%</b>	<b>389%</b>	<b>21</b>		<b>\$7,288,368</b>
Single Family	21		\$5,440,400	18		\$3,675,683	9		\$2,796,600	12		\$4,116,709	40		\$12,236,910	233%	197%	20		\$5,653,260
Twin Home	2		\$292,000	-		-	-		-	-		-	-		-	-	-	-		\$58,400
Row / Town House	-		-	-		-	-		-	-		-	5	5	\$7,883,537	-	-	1	1	\$1,576,707
Duplex	-		-	-		-	-		-	-		-	-		-	-	-	-		-
Multi-Family	-		-	-		-	-		-	-		-	-		-	-	-	-		-
New Commercial	2		\$8,675,000	2		\$885,000	2		\$150,000	4		\$7,616,105	12		\$3,445,000	200%	-55%	4		\$4,154,221
Residential Remodel	43		\$522,400	35		\$687,022	33		\$647,940	51		\$878,084	75		\$1,851,022	47%	111%	47		\$917,294
Commercial Remodel	16		\$766,125	8		\$1,957,500	18		\$1,257,970	21		\$5,716,580	14		\$1,147,680	-33%	-80%	15		\$2,169,171
Public	1		\$6,485,477	1		\$365,000	2		\$624,510	1		\$582,792	3		\$856,600	200%	47%	2		\$1,782,876
Miscellaneous	6		\$379,045	1		\$118,000	2		\$602,770	3		\$83,720	2		\$20,000	-33%	-76%	3		\$240,707
<b>Total</b>	<b>91</b>		<b>\$22,560,447</b>	<b>65</b>		<b>\$7,688,205</b>	<b>66</b>		<b>\$6,079,790</b>	<b>92</b>		<b>\$18,993,990</b>	<b>151</b>		<b>\$27,440,749</b>	<b>64%</b>	<b>44%</b>	<b>93</b>		<b>\$16,552,636</b>
<b>TOTAL - Primary</b>																				
<b>Total Housing Starts</b>	<b>65</b>		<b>\$16,051,855</b>	<b>31</b>		<b>\$7,196,583</b>	<b>18</b>		<b>\$5,747,298</b>	<b>54</b>		<b>\$15,418,498</b>	<b>142</b>		<b>\$44,443,680</b>	<b>163%</b>	<b>188%</b>	<b>62</b>		<b>\$17,771,583</b>
Single Family	63		\$15,759,855	31		\$7,196,583	18		\$5,747,298	54		\$15,418,498	113		\$31,660,143	109%	105%	56		\$15,156,475
Twin Home	2		\$292,000	-		-	-		-	-		-	24		\$4,900,000	-	-	5		\$1,038,400
Row / Town House	-		-	-		-	-		-	-		-	5	5	\$7,883,537	-	-	1	1	\$1,576,707
Duplex	-		-	-		-	-		-	-		-	-		-	-	-	-		-
Multi-Family	1	66	\$5,272,700	2	26	\$2,270,000	-	-	-	1	81	\$8,138,242	2	198	\$29,918,625	100%	268%	1	74	\$9,119,913
New Commercial	7		\$15,105,890	21		\$22,270,088	12		\$13,484,525	11		\$17,014,657	27		\$118,878,979	145%	599%	16		\$37,350,828
Residential Remodel	298		\$5,394,594	260		\$5,384,234	215		\$5,169,225	249		\$4,596,161	393		\$7,327,832	58%	59%	283		\$5,574,409
Commercial Remodel	130		\$9,988,933	115		\$28,914,585	121		\$30,227,910	152		\$69,499,135	135		\$28,283,062	-11%	-59%	131		\$33,382,725
Public	2		\$6,891,886	3		\$567,000	4		\$2,349,710	5		\$22,904,848	14		\$14,813,126	180%	-35%	6		\$9,505,314
Miscellaneous	35		\$2,301,295	16		\$3,699,641	18		\$1,731,689	31		\$2,656,097	39		\$3,277,210	26%	23%	28		\$2,733,186
<b>Total</b>	<b>538</b>		<b>\$61,007,153</b>	<b>448</b>		<b>\$70,302,131</b>	<b>388</b>		<b>\$58,710,357</b>	<b>503</b>		<b>\$140,227,638</b>	<b>752</b>		<b>\$246,942,514</b>	<b>50%</b>	<b>76%</b>	<b>526</b>		<b>\$115,437,959</b>

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**Bordering Communities**

	2017			2018			2019			2020			2021			% Difference 20-21		5-Yr Avg		
<b>DILWORTH, MN</b>	Permits	Units	Value	Permits	Units	Value	Permits	Units	Value	Permits	Units	Value	Permits	Units	Value	Permits	Value	Permits	Units	Value
<b>Total Housing Starts</b>	-	-	-	-	-	-	-	-	-	1		\$450,000	2		\$810,000	100%	80%	1		\$252,000
Single Family	-	-	-	-	-	-	-	-	-	1		\$450,000	2		\$810,000	100%	80%	1		\$252,000
Twin Home	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Row / Town House	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Duplex	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Multi-Family	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
New Commercial	1		\$2,256,413	-	-	-	-	-	-	1		\$1,075,000	2		\$726,900	100%	-32%	1		\$811,663
Residential Remodel	7		\$50,528	1		-	3		\$23,800	5		\$18,000	2		\$4,000	-60%	-78%	4		\$19,266
Commercial Remodel	-	-	-	-	-	-	-	-	-	1		\$25,000	3		\$250,000	200%	900%	1		\$55,000
Public	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Miscellaneous	-	-	-	1		-	-	-	-	1		-	1		\$6,000	-	-	1		\$1,200
<b>Total</b>	<b>8</b>		<b>\$2,306,941</b>	<b>2</b>		<b>-</b>	<b>3</b>		<b>\$23,800</b>	<b>9</b>		<b>\$1,568,000</b>	<b>10</b>		<b>\$1,796,900</b>	<b>11%</b>	<b>15%</b>	<b>8</b>		<b>\$1,139,128</b>
<b>HORACE, ND</b>																				
<b>Total Housing Starts</b>	5		\$1,963,000	5		\$1,031,500	4		\$1,241,900	3		\$794,047	55		\$13,688,660	1733%	1624%	14		\$3,743,821
Single Family	5		\$1,963,000	5		\$1,031,500	4		\$1,241,900	3		\$794,047	55		\$13,688,660	1733%	1624%	14		\$3,743,821
Twin Home	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Row / Town House	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Duplex	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Multi-Family	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
New Commercial	1		\$140,000	-	-	-	-	-	-	-	-	-	2		\$2,036,595	-	-	1		\$435,319
Residential Remodel	9		\$214,483	2		\$27,000	2		\$105,780	2		\$17,040	9		\$38,940	350%	129%	5		\$80,649
Commercial Remodel	1		\$150,000	-	-	-	-	-	-	-	-	-	1		\$58,000	-	-	-		\$41,600
Public	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Miscellaneous	1		\$45,000	-	-	-	-	-	-	-	-	-	7		\$9,000	-	-	2		\$10,800
<b>Total</b>	<b>17</b>		<b>\$2,512,483</b>	<b>7</b>		<b>\$1,058,500</b>	<b>6</b>		<b>\$1,347,680</b>	<b>5</b>		<b>\$811,087</b>	<b>74</b>		<b>\$15,831,195</b>	<b>1380%</b>	<b>1852%</b>	<b>22</b>		<b>\$4,312,189</b>
<b>TOTAL - Bordering</b>																				
<b>Total Housing Starts</b>	5		\$1,963,000	5		\$1,031,500	4		\$1,241,900	4		\$1,244,047	57		\$14,498,660	1325%	1065%	15		\$3,995,821
Single Family	5		\$1,963,000	5		\$1,031,500	4		\$1,241,900	4		\$1,244,047	57		\$14,498,660	1325%	1065%	15		\$3,995,821
Twin Home	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Row / Town House	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Duplex	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Multi-Family	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
New Commercial	2		\$2,396,413	-	-	-	-	-	-	1		\$1,075,000	4		\$2,763,495	300%	157%	1		\$1,246,982
Residential Remodel	16		\$265,011	3		\$27,000	5		\$129,580	7		\$35,040	11		\$42,940	57%	23%	8		\$99,914
Commercial Remodel	1		\$150,000	-	-	-	-	-	-	1		\$25,000	4		\$308,000	300%	1132%	1		\$96,600
Public	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Miscellaneous	1		\$45,000	1		-	-	-	-	1		-	8		\$15,000	700%	-	2		\$12,000
<b>Total</b>	<b>25</b>		<b>\$4,819,424</b>	<b>9</b>		<b>\$1,058,500</b>	<b>9</b>		<b>\$1,371,480</b>	<b>14</b>		<b>\$2,379,087</b>	<b>84</b>		<b>\$17,628,095</b>	<b>500%</b>	<b>641%</b>	<b>27</b>		<b>\$5,451,317</b>

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**Neighboring Communities**

	2017			2018			2019			2020			2021			% Difference 20-21		5-Yr Avg		
<b>BARNESVILLE, MN</b>	Permits	Units	Value	Permits	Units	Value	Permits	Units	Value	Permits	Units	Value	Permits	Units	Value	Permits	Value	Permits	Units	Value
<b>Total Housing Starts</b>	-	-	-	-	-	-	-	-	-	-	-	-	<b>1</b>		<b>\$266,500</b>	-	-	-		<b>\$53,300</b>
Single Family	-	-	-	-	-	-	-	-	-	-	-	-	1		\$266,500	-	-	-		\$53,300
Twin Home	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Row / Town House	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Duplex	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Multi-Family	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
New Commercial	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Residential Remodel	8		\$29,178	8		\$95,918	8		\$179,733	-		\$131,476	4		\$36,750	-	-72%	6		\$94,611
Commercial Remodel	-	-	-	1		\$75,000	3		\$179,300	1		\$3,500	-	-	-	-100%	-100%	1		\$51,560
Public	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Miscellaneous	2		\$12,300	7		\$89,431	-	-	-	4		\$64,800	10		\$42,439	150%	-35%	5		\$41,794
<b>Total</b>	<b>10</b>		<b>\$41,478</b>	<b>16</b>		<b>\$260,349</b>	<b>11</b>		<b>\$359,033</b>	<b>5</b>		<b>\$199,776</b>	<b>15</b>		<b>\$345,689</b>	<b>200%</b>	<b>73%</b>	<b>11</b>		<b>\$241,265</b>
<b>CASSELTON, ND</b>																				
<b>Total Housing Starts</b>	<b>2</b>		<b>\$459,000</b>	<b>1</b>		<b>\$298,000</b>	-	-	-	-	-	-	-	-	-	-	-	<b>1</b>		<b>\$151,400</b>
Single Family	2		\$459,000	1		\$298,000	-	-	-	-	-	-	-	-	-	-	-	1		\$151,400
Twin Home	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Row / Town House	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Duplex	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Multi-Family	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
New Commercial	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Residential Remodel	1		\$90,000	3		\$111,900	-	-	-	3		\$135,000	4		\$135,000	33%	-	2		\$94,380
Commercial Remodel	1		\$95,000	1		\$350,000	-	-	-	-	-	-	3		\$217,455	-	-	1		\$132,491
Public	-	-	-	-	-	-	1		\$17,000	1		\$275,000	-	-	-	-100%	-100%	-	-	\$58,400
Miscellaneous	-	-	-	-	-	-	-	-	-	-	-	-	3		\$110,000	-	-	1		\$22,000
<b>Total</b>	<b>4</b>		<b>\$644,000</b>	<b>5</b>		<b>\$759,900</b>	<b>1</b>		<b>\$17,000</b>	<b>4</b>		<b>\$410,000</b>	<b>10</b>		<b>\$462,455</b>	<b>150%</b>	<b>13%</b>	<b>5</b>		<b>\$458,671</b>
<b>HARWOOD, ND</b>																				
<b>Total Housing Starts</b>	<b>1</b>		<b>\$220,000</b>	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-		<b>\$44,000</b>
Single Family	1		\$220,000	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-		\$44,000
Twin Home	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Row / Town House	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Duplex	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Multi-Family	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
New Commercial	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Residential Remodel	1		\$10,000	-	-	-	-	-	-	-	-	-	1		\$6,768	-	-	-		\$3,354
Commercial Remodel	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Public	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Miscellaneous	2		\$137,000	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-		\$27,400
<b>Total</b>	<b>4</b>		<b>\$367,000</b>	-	-	-	-	-	-	-	-	-	<b>1</b>		<b>\$6,768</b>	-	-	-		<b>\$74,754</b>
<b>HAWLEY, MN</b>																				
<b>Total Housing Starts</b>	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Single Family	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Twin Home	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Row / Town House	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Duplex	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Multi-Family	-	-	-	-	-	-	-	-	-	-	-	-	1	36	\$3,600,000	-	-	-	7	\$720,000
New Commercial	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Residential Remodel	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Commercial Remodel	-	-	-	1		\$12,000	-	-	-	-	-	-	-	-	-	-	-	-		\$2,400
Public	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Miscellaneous	-	-	-	1		\$4,500	-	-	-	1		\$14,000	1		\$3,000	-	-79%	1		\$4,300
<b>Total</b>	-	-	-	<b>2</b>		<b>\$16,500</b>	-	-	-	<b>1</b>		<b>\$14,000</b>	<b>2</b>		<b>\$3,603,000</b>	<b>100%</b>	<b>25636%</b>	<b>1</b>		<b>\$726,700</b>

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Neighboring Communities

	2017			2018			2019			2020			2021			% Difference 20-21		5-Yr Avg		
KINDRED, ND	Permits	Units	Value	Permits	Units	Value	Permits	Units	Value	Permits	Units	Value	Permits	Units	Value	Permits	Value	Permits	Units	Value
<b>Total Housing Starts</b>	-	-	-	-	-	-	-	-	-	2	-	\$954,716	1	-	\$236,040	-50%	-75%	1	-	\$238,151
Single Family	-	-	-	-	-	-	-	-	-	2	-	\$954,716	1	-	\$236,040	-50%	-75%	1	-	\$238,151
Twin Home	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Row / Town House	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Duplex	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Multi-Family	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
New Commercial	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Residential Remodel	2	-	\$5,598	1	-	\$45,349	3	-	\$26,200	-	-	-	2	-	\$108,500	-	-	2	-	\$37,129
Commercial Remodel	-	-	-	-	-	-	-	-	-	1	-	\$75,000	-	-	-	-100%	-100%	-	-	\$15,000
Public	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Miscellaneous	-	-	-	-	-	-	-	-	-	-	-	-	1	-	\$7,000	-	-	-	-	\$1,400
<b>Total</b>	<b>2</b>	<b>-</b>	<b>\$5,598</b>	<b>1</b>	<b>-</b>	<b>\$45,349</b>	<b>3</b>	<b>-</b>	<b>\$26,200</b>	<b>3</b>	<b>-</b>	<b>\$1,029,716</b>	<b>4</b>	<b>-</b>	<b>\$351,540</b>	<b>33%</b>	<b>-66%</b>	<b>3</b>	<b>-</b>	<b>\$291,681</b>
<b>MAPLETON, ND</b>																				
<b>Total Housing Starts</b>	<b>3</b>	<b>-</b>	<b>\$664,000</b>	<b>1</b>	<b>-</b>	<b>\$700,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>1</b>	<b>-</b>	<b>\$254,000</b>	<b>13</b>	<b>-</b>	<b>\$3,015,440</b>	<b>1200%</b>	<b>1087%</b>	<b>4</b>	<b>-</b>	<b>\$926,688</b>
Single Family	3	-	\$664,000	1	-	\$700,000	-	-	-	1	-	\$254,000	13	-	\$3,015,440	1200%	1087%	4	-	\$926,688
Twin Home	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Row / Town House	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Duplex	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Multi-Family	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
New Commercial	-	-	-	-	-	-	1	-	\$44,000	-	-	-	-	-	-	-	-	-	-	\$8,800
Residential Remodel	4	-	\$27,000	2	-	\$325,000	1	-	\$82,000	-	-	-	2	-	\$42,500	-	-	2	-	\$95,300
Commercial Remodel	1	-	\$500	-	-	-	-	-	-	-	-	-	1	-	\$5,000	-	-	-	-	\$1,100
Public	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Miscellaneous	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
<b>Total</b>	<b>8</b>	<b>-</b>	<b>\$691,500</b>	<b>3</b>	<b>-</b>	<b>\$1,025,000</b>	<b>2</b>	<b>-</b>	<b>\$126,000</b>	<b>1</b>	<b>-</b>	<b>\$254,000</b>	<b>16</b>	<b>-</b>	<b>\$3,062,940</b>	<b>1500%</b>	<b>1106%</b>	<b>6</b>	<b>-</b>	<b>\$1,031,888</b>
<b>OXBOW, ND</b>																				
<b>Total Housing Starts</b>	<b>2</b>	<b>-</b>	<b>\$1,550,000</b>	<b>3</b>	<b>-</b>	<b>\$1,875,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>3</b>	<b>-</b>	<b>\$1,830,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-100%</b>	<b>-100%</b>	<b>2</b>	<b>-</b>	<b>\$1,051,000</b>
Single Family	2	-	\$1,550,000	3	-	\$1,875,000	-	-	-	3	-	\$1,830,000	-	-	-	-100%	-100%	2	-	\$1,051,000
Twin Home	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Row / Town House	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Duplex	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Multi-Family	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
New Commercial	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Residential Remodel	-	-	-	-	-	-	-	-	-	2	-	\$80,600	1	-	\$65,000	-50%	-19%	1	-	\$29,120
Commercial Remodel	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Public	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Miscellaneous	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
<b>Total</b>	<b>2</b>	<b>-</b>	<b>\$1,550,000</b>	<b>3</b>	<b>-</b>	<b>\$1,875,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>5</b>	<b>-</b>	<b>\$1,910,600</b>	<b>1</b>	<b>-</b>	<b>\$65,000</b>	<b>-80%</b>	<b>-97%</b>	<b>3</b>	<b>-</b>	<b>\$1,080,120</b>
<b>TOTAL - Neighboring</b>																				
<b>Total Housing Starts</b>	<b>8</b>	<b>-</b>	<b>\$2,893,000</b>	<b>5</b>	<b>-</b>	<b>\$2,873,000</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>6</b>	<b>-</b>	<b>\$3,038,716</b>	<b>15</b>	<b>-</b>	<b>\$3,517,980</b>	<b>150%</b>	<b>16%</b>	<b>7</b>	<b>-</b>	<b>\$2,464,539</b>
Single Family	8	-	\$2,893,000	5	-	\$2,873,000	-	-	-	6	-	\$3,038,716	15	-	\$3,517,980	150%	16%	7	-	\$2,464,539
Twin Home	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Row / Town House	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Duplex	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Multi-Family	-	-	-	-	-	-	-	-	-	-	-	-	1	36	\$3,600,000	-	-	-	7	\$720,000
New Commercial	-	-	-	-	-	-	1	-	\$44,000	-	-	-	-	-	-	-	-	-	-	\$8,800
Residential Remodel	16	-	\$161,776	14	-	\$578,167	12	-	\$287,933	5	-	\$347,076	14	-	\$394,518	180%	14%	12	-	\$353,894
Commercial Remodel	2	-	\$95,500	3	-	\$437,000	3	-	\$179,300	2	-	\$78,500	4	-	\$222,455	100%	183%	3	-	\$202,551
Public	-	-	-	-	-	-	1	-	\$17,000	1	-	\$275,000	-	-	-	-100%	-100%	-	-	\$58,400
Miscellaneous	4	-	\$149,300	8	-	\$93,931	-	-	-	5	-	\$78,800	15	-	\$162,439	200%	106%	6	-	\$96,894
<b>Total</b>	<b>30</b>	<b>-</b>	<b>\$3,299,576</b>	<b>30</b>	<b>-</b>	<b>\$3,982,098</b>	<b>17</b>	<b>-</b>	<b>\$528,233</b>	<b>19</b>	<b>-</b>	<b>\$3,818,092</b>	<b>49</b>	<b>-</b>	<b>\$7,897,392</b>	<b>158%</b>	<b>107%</b>	<b>28</b>	<b>-</b>	<b>\$3,905,078</b>

# OECS Partnership = Savings For You + SAFE Employees

How do you meet budget, ensure quality work and make sure all your employees go home safe EVERY day? HBA of F-M partners with OECS's Safety Team to bring their knowledge to your job site at significant savings! OECS can customize for your size and operation.

As an introduction to OECS, HBA of F-M asked Cody Hedberg, regional manager and Melissa Olheiser, business development lead, to provide a guest column. See more content like this at [hbafm.com/blog](http://hbafm.com/blog).

## Did You Know?

### WSI offers max savings if 25% for ND employers

North Dakota employers are eligible to apply for Safety Incentive Programs through Workforce Safety & Insurance and receive discounts by participating in various programs. Companies who are enrolled in the programs and actively participating in the SIP can receive a maximum discount of 25%.

Companies who are already committed to safety can take advantage of discount savings by applying and enrolling in SIP programs. Employers who are working on increasing their safety programs can utilize the SIP to support their efforts of growing their safety programs.

The purpose of the SIP is to recognize and correct safety hazards in the workplace to prevent injuries and illnesses, and ultimately have all employees go home safely at the end of the day.

### Safety Management Program (SMP)

The SMP is designed to assist employers in developing or improving current safety management systems. A WSI Safety Consultant will conduct assessments based on the SMP requirements and develop plans to assist employers in making improvements. Employers who successfully participate in WSI's SMP can receive a premium discount of 10%.

### Safety Action Menu (SAM)

The SAM program is designed to provide employers with options that allow them to choose and implement safety improvement programs that meet their business needs. Employers can receive up to a 15% premium discount by successfully participating in the SAM programs. Each individual SAM program can provide a 5% discount up to a maximum of 15%.

There are nine different SAM programs an employer can choose from.

1. Certified Safety Management System
2. Drug-Free Workplace Program
3. Learning Management System
4. Return to Work/Designate Medical Provider Program
5. Safe Drive Program
6. Safe Lift Program
7. Safety Committee Program
8. Safety Orientation Program
9. Slips, Trips and Falls Prevention Program

OECS can work with you and your team to participate in the SIPs or you can reach out to your WSI representative for more information.

**Cody@oecscomply.com, (701) 240-6610**  
**Melissa@oecscomply.com, (701) 371-4868**

# Building Officials Corner

written by

**Jack Nyberg**  
**Moorhead Building Official**

Greetings to all contractors, HBA members, subcontractors and homeowners doing their own projects. I would like everyone to know that we have transitioned to a new permitting process over the past year. After having my doubts about it, I can honestly say has worked out very well. The application process for obtaining a permit goes like this.

1. A permit application and complete supporting documents are submitted, either electronically or as paper, to the city of Moorhead building codes division where one of our four staff reviews it for processing.
2. Upon approval, the application notice is emailed to the entity that made the permit submittal.
3. Payment for the application can be made via email, phone or written check.
4. Upon receiving payment, staff will convert the application to a permit and send it to the original applicant.

I have to say this wasn't my preferred path because I'm a creature of habit and the new process seemed a little confusing, but all of you have gone through this process and made the this transition a success.

I thank you and everyone for your cooperation, understanding and willingness to work with us on this. Take care!

See more content like this at [hbafm.com/blog](http://hbafm.com/blog).

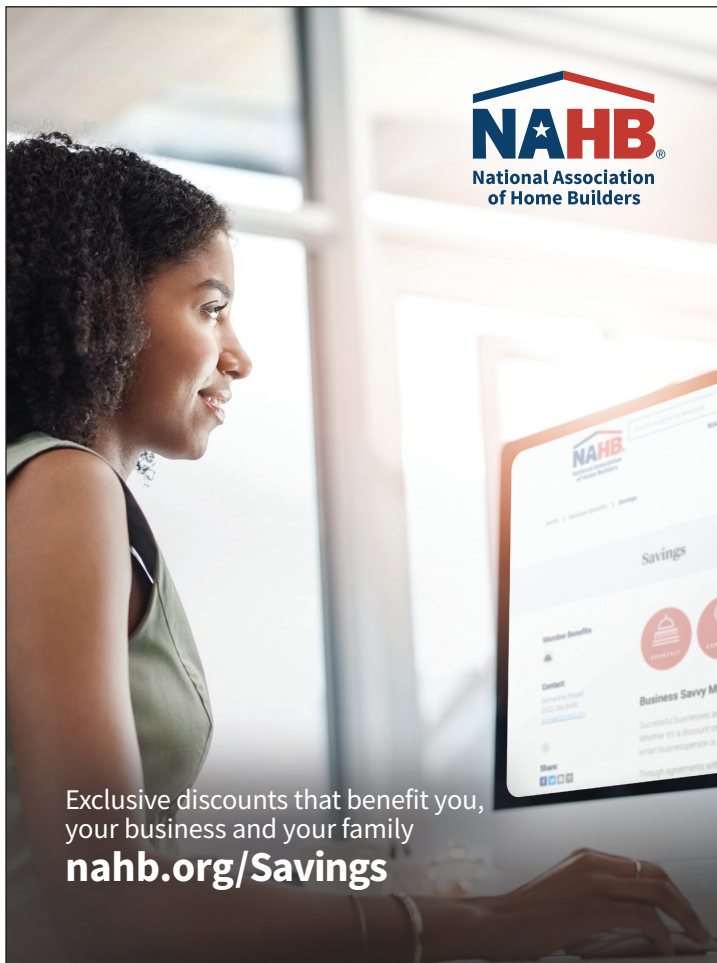
# NAHB takes action on sky-high lumber prices

**April 30, 2021** - As lumber prices remain stubbornly high, the National Association of Home Builders continues to work relentlessly with the White House, Congress and lumber producers to increase production and bring prices lower. This is the top priority for the association. Since President Biden was sworn into office in January and the new 117th Congress was seated, NAHB has taken the following actions:

- + NAHB Chairman Chuck Fowke and First Vice Chairman Jerry Konter held in-person and virtual meetings with congressional leaders in April to urge them to address rising lumber prices and to take steps to ensure an adequate supply of lumber and other building materials to stem rising housing costs.
- + In an effort led by NAHB, more than 35 organizations sent a joint letter to Commerce Secretary Gina Raimondo calling on her to “examine the lumber supply chain, identify the causes for high prices and supply constraints, and seek immediate remedies that will increase production.”

- + NAHB has also sent letters to President Biden, Agriculture Secretary Tom Vilsack, U.S. Forest Service Chief Victoria Christiansen and U.S. Trade Representative Katherine Tai seeking prompt action to address this issue that is a growing threat to housing and the economy.
- + NAHB remains in close contact with the White House and held a productive meeting with top administration officials on April 29 to discuss the lumber situation.
- + NAHB is also seeking swift action on the trade front. Tariffs on Canadian lumber shipments into the U.S. are exacerbating price volatility and increasing housing costs.
- + NAHB invites builders to take advantage of a free sample escalation clause to use in contracts which stipulates that if lumber prices increase by a certain percentage, the customer would be required to pay the extra cost.

The NAHB advocacy team – government affairs, communications, economics and legal – continues to work doggedly on all fronts to find solutions that will ensure a lasting and stable supply of lumber for the homebuilding industry at a competitive price. Learn more about the lumber crisis at [nabh.org](http://nabh.org).



**NAHB**  
National Association  
of Home Builders

Exclusive discounts that benefit you,  
your business and your family  
**[nabh.org/Savings](http://nabh.org/Savings)**



**NAHB Member**  
**SAVINGS**  
*Put your membership to work.*

GENERAL MOTORS FLEET





## U.S. REGULAR GASOLINE PRICES (DOLLARS PER GALLON)

Source: Energy Information Administration

	Mar 29	Apr 5	Apr 12	Apr 19	Apr 26
U.S.	\$2.941	\$2.945	\$2.939	\$2.945	\$2.962
Midwest	\$2.804	\$2.840	\$2.812	\$2.830	\$2.853

## SEASONALLY ADJUSTED UNEMPLOYMENT RATES

Mar 2021	Feb 2021	Mar 2020
<b>Minnesota</b> Source: bls.gov		
4.2*%	4.4%	3.5%
<b>North Dakota</b> Source: bls.gov		
4.4*%	4.8%	2.3%
<b>United States</b> Source: bls.gov		
6.0%	6.2%	4.4%
<b>Fargo-Moorhead</b> Source: bls.gov		
3.3%	3.3%	2.1%
*Preliminary		

## SINGLE AND MULTI-FAMILY BUILDING PERMITS

Mar 2021	Mar 2020	% change
<b>Minnesota</b> Source: NAHB		
7,841	4,749	65%
<b>North Dakota</b> Source: NAHB		
556	341	63%
<b>United States</b> Source: NAHB		
407,337	329,393	24%
<b>Fargo-Moorhead</b> Source: NAHB		
440	183	140%

## MORTGAGE RATES - APR

Source: Wells Fargo as of Apr. 28, 2021

30-Year Fixed	3.208%
30-Year Fixed VA	2.748%
15-Year Fixed	2.542%
15-Year Jumbo	2.867%
30-Year Jumbo	3.054%

## NATIONAL HOUSING MARKET INDEX

Source: National Association of Home Builders

HMI is based on a monthly survey of NAHB members designed to take the pulse of the single-family housing market. Respondents rate market conditions for the sale of new homes at the present time and in the next six months as well as the traffic of prospective buyers of new homes.

Range is 0-100. \*Preliminary

	Feb 2021	Mar 2021	Apr 2021*
<b>National</b>			
Housing Market Index	84	82	83
SF Sales: Present	90	87	88
SF Sales: Next 6 Mo	80	83	81
Prospective Buyer Traffic	72	72	75
<b>Regional HMI</b>			
Northeast	87	86	84
Midwest	81	78	75
South	82	82	84
West	91	88	92

## LOCAL REAL ESTATE

Source: F-M Area Association of Realtors

Dilworth, Fargo, Moorhead, West Fargo | Single-Family, Condo, Townhouse, Twin Home, Duplex

Apr 16, 2021 YTD	Apr 16, 2020 YTD	% change
<b>Home Prices</b>		
\$261,045	\$238,915	9%
<b>Closed MLS Volume</b>		
\$202,571,020	\$134,747,846	50%
<b>Closed MLS Volume - New Construction</b>		
135	91	48%
<b>Closed MLS Volume - Existing Residential Units</b>		
641	473	38%







Home Builders Association of F-M  
1802 32nd Ave S  
Fargo, ND 58103

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briefs continued from front page

## **Bill ending property tax exemption defeated**

North Dakota House Bill 1277 would have ended the property tax exemption on newly constructed homes. The bill passed the House, but thanks to HBA of F-M, its members and other organizations and individuals across the state, the Senate shot it down voting one ye a to 46 nays. Achieving that degree of legislative reversal attests the value members receive from HBA of F-M advocacy. Multitudes of emails were sent and innumerable calls were made.

Thanks to the North Dakota Association of Builders, HBA of F-M's fellow associations across the state, the FMWF Chamber of Commerce and the Fargo-Moorhead Area Association of Realtors for contributing to this victory for the housing industry.

## **Burgum signs funding package for career and technical education**

North Dakota Gov. Doug Burgum signed Senate Bill 2019 approving \$41 million to fund career and technical education. The legislation also outlines the legislative intent regarding the use of emergency relief funds or other federal funds if more become available.

## **HBA leaders meet new Horace City Council members**

Horace City Council members Naomi Burkland and Jeffrey Trudeau joined HBA of F-M members for a social at the Association office in late April. The meeting was an opportunity for leaders to share information about the HBA and to learn about Burkland's and Trudeau's visions for the city. The Association is committed to open and proactive relationships with all municipal leaders in the metro and outlying areas.

## **Moorhead appoints new council member**

The Moorhead City Council has selected Heather Nesemeier to serve as the Ward 2 council member. Nesemeier will hold the seat left vacant in February 2021 when incumbent Shelly Carlson was appointed to serve as mayor following Johnathan Judd's resignation to become a district court judge. Nesemeier will be sworn in May 10 and will serve through December 2022. This city council seat will be up for election again on the Nov. 8, 2022, General Election ballot.

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Briefs written by Mark Puppe, Communications & Public Affairs Strategist | [mark@hbafm.com](mailto:mark@hbafm.com)