



JONATHAN BRENNY REAL ESTATE

Edina Realty



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Golf Outing

This year we celebrate



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and Title Guaranty

From left - right: Melanie Walz, Mary Weis, Sue Lentner, Mary Schneider,
Jan Carlson, Brenda Roettger, Mary Jo Schepers

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A message from our CMBA Executive Director Wanda Schroeder



As many of you know, 2021 marks the 50th year of the CMBA. Although that is a great accomplishment, we realize it's time to turn off cruise control and put our foot on the gas pedal as we look ahead and navigate into the future. With that said, we are excited to add new venues and make changes that will help us continue to evolve and strengthen our local community; one of these examples was our first Bags for Tools bean bag event in June. Our focus continues to be on advocating for the building industry, collaborating with our local schools to help build your future workforce, educating you on what is happening in the industry, creating collaboration opportunities for members and being a consumer resource for their building needs.

Your feedback is always welcome here, so please do not hesitate to reach out to Nikki or me anytime. We also have numerous Committee opportunities if you'd be willing to share a bit of your time and talents. We've learned a lot through the pandemic and we understand that some of you prefer live meetings while others prefer remote attendance. We will continue to offer the Zoom option for all Committee meetings to provide you flexibility and accommodate your personal preference. Our 2022 Home and Lifestyle Show planning has already started and we could use your help if you, or a staff member, are interested in paving the path for this event as we look to evolve the show. Contact us today if you are interested in joining a meeting and seeing what they are all about.

Thank you all for your continued support and dedication to the building industry and our local community.

Wanda Schroeder

The Power of Connection

"I spent an hour in the bank with my dad, as he had to transfer some money. I couldn't resist myself and asked...

"Dad, why don't we activate your internet banking?"

"Why would I do that?" He asked...

"Well, then you won't have to spend an hour here for things like transfer.

You can even do your shopping online. Everything will be so easy!"

I was so excited about initiating him into the world of Net banking.

He asked "If I do that, I won't have to step out of the house?"

"Yes, yes"! I said. I told him how even grocery can be delivered at door now and how amazon delivers everything!

His answer left me tongue-tied.

He said "Since I entered this bank today, I have met four of my friends, I have chatted a while with the staff who know me very well by now.

You know I am alone...this is the company that I need. I like to get ready and come to the bank. I have enough time; it is the physical touch that I crave.

Two years back I got sick, the store owner from whom I buy fruits, came to see me and sat by my bedside and cried.

When your mom fell down few days back while on her morning walk. Our local grocer saw her and immediately got his car to rush her home as he knows where I live.

Would I have that 'human' touch if everything became online?

Why would I want everything delivered to me and force me to interact with just my computer?

I like to know the person that I'm dealing with and not just the 'seller'. It creates bonds of Relationships.

Does Amazon deliver all this as well?"

Technology isn't life..

Spend time with people .. Not with devices."

Writer: Unknown

ON THE LEVEL

Three in one membership



Central Minnesota Builders Association

August 2021

Advertisers in this Issue

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Contact Us

Give CMBA a call for more information regarding member services and a free list of member professionals.

CMBA Office

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Saint Cloud, MN 56301
(320) 251-4382

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Steve@cmbaonline.org



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Any questions? Contact CMBA, info@cmbaonline.org • 320.251.4382



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Photo by: www.millimages.com



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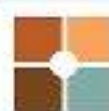
&

12550 West Frontage Road

Burnsville, MN 55337

952-808-1412

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August

Sun	Mon	Tue	Wed	Thu	Fri	Sat
1	2	3	4 11:00 Membership Committee Mtg 12:00 Spike Mtg.	5	6	7
8	9	10 7:00 Home and Lifestyle Show Meeting.	11 9:00 CMBA Board Meeting 4:00 Golf Committee Mtg.	12 7:30 Commercial Council Board Meeting 3:00 Tools for Schools Mtg.	13	14
15	16	17 9:00 Sporting Clay Shoot Mtg.	18	19 	20	21
22	23	24	25	26	27	28
29	30	31				

[View CMBA Online Calendar Here](#) Calendar subject to change - watch online



Attention CMBA Members

We need your expertise and creativity! We are in the planning stages for the 2022 Home & Lifestyle Show, which will be at the St. Cloud River's Edge Convention Center on March 11 and 12. Join our committee on August 10th at 7:00 a.m. or email us your ideas or suggestions. It takes a community to make the CMBA Home and Lifestyle Show a success.

Career Central, do you have job openings, CMBA will post job openings for 30 days on the CMBA website. Please complete one form for each job posting and email posting to nikki@cmbaonline.org

[Career Central Form](#)

[Job openings](#)



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**CMBA President
Nate Moeller,
Paramount Construction**

In the midst of an extremely busy summer sometimes our best advice or lessons come from the foundation we grew up with, Nate wanted to share this from his dad.

A Merit Badge in Manners
While spending the day at Mount Rushmore I decided to get lunch from a stand being worked by Boy Scouts. The three hot dogs I ordered cost \$4 each, and I also picked up beverages worth \$7. "That'll be \$10," said the young Scout ringing up my order. Recognizing his math error, I said, "You might want to try that again, son." He replied, "That'll be \$10, please."
—JIM MOELLER Rice, Minnesota

Jim Moeller, dad, and Nate Moeller, Paramount Construction, at the Bags for Tools Event in June.



Reader's Digest May 2021 Issue, Your True Stories in 100 Words on page 28.



Central MN Builders Association 2021 Board of Directors



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Jack Brandes
Lumber One Avon



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THE AVERAGE REBATE PER BUILDER / REMODELER COMPANY WHO PARTICIPATED IN 2020 WAS:

\$1,495.13



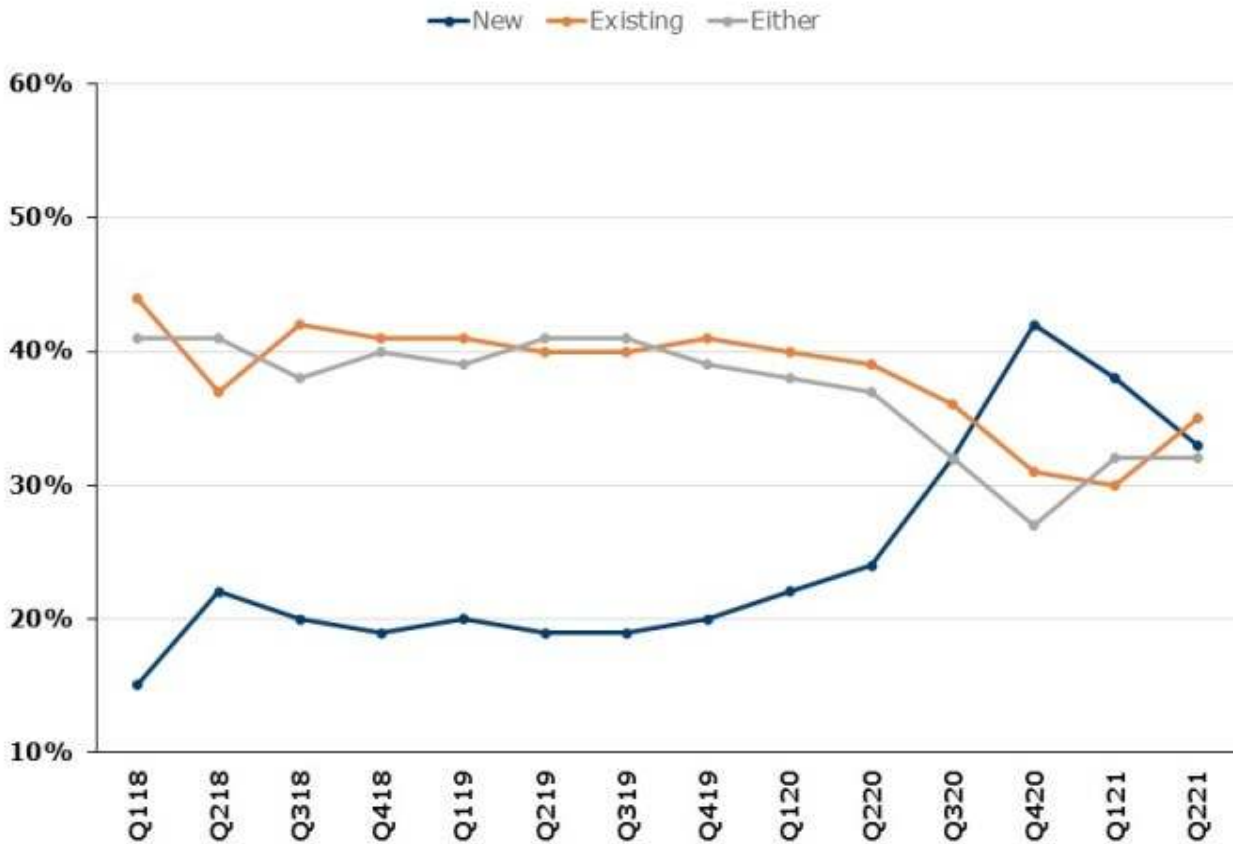
Have High Home Prices Reduced Buyer Interest in New Homes

Filed in [Economics](#), [Housing Affordability](#), [Trends](#) on July 27, 2021

The share of prospective home buyers looking to buy a newly built home peaked at 42% in the fourth quarter of 2020, before falling to 38% and 33%, respectively, in the first two quarters of 2021. The drop is most likely the direct result of strong gains in new home prices in 2021, which have been driven by double-digit growth in the [price of goods used in residential construction](#). These results come from NAHB's latest [Housing Trends Report](#).

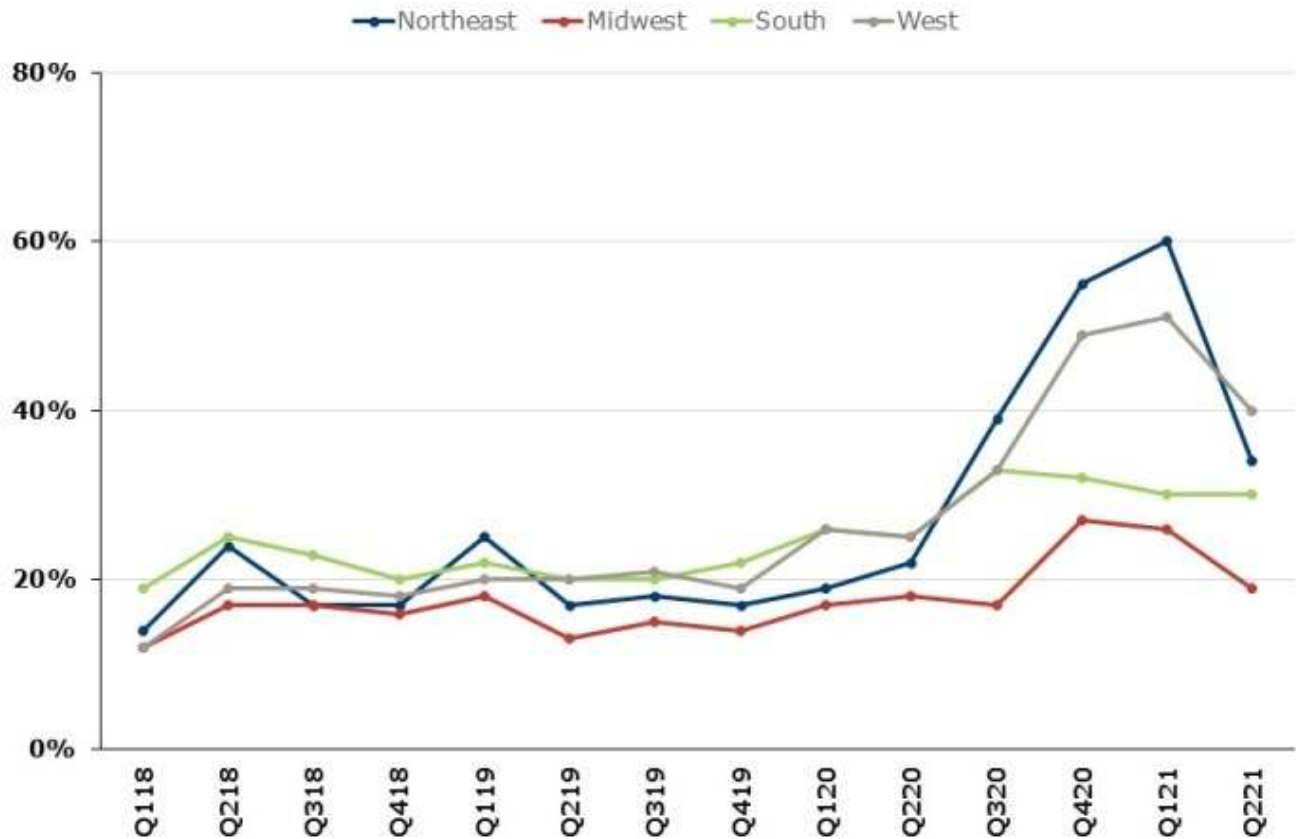
In contrast, the share of buyers looking only at existing homes rose from 31% in the final quarter of 2020 to 35% in the second quarter of 2021, while those who will buy either new or existing homes increased from 27% to 32% of all prospective buyers during this period.

Type of Home Buyers Are Looking For (Percent of Prospective Home Buyers)



Regionally, the share of buyers who would prefer a new home peaked in the Northeast and West in the first quarter of 2021 at 60% and 51%, respectively, before falling to 34% and 40% in the second quarter of the year. In the South, the share peaked in the third quarter of 2020 at 33%, but is now at 30%. In the Midwest, the share peaked in the third quarter of 2020 at 33%, but is now at 30%.

**Type of Home Buyers Are Looking For by Region
(Percent of Prospective Home Buyers)**



Rose Quint, NAHB’s assistant vice president for survey research, provides more analysis in this [Eye on Housing blog post](#).

For the Latest News check out <https://www.nahb.org/>





Contact Information:
CMBA Government Affairs
Consultant,
Steve Gottwalt,
952-923-5265,
steve@cmbaonline.org

CMBA Government Affairs Committee gives mixed marks to the 2021 Minnesota Legislature. The Legislature finally completed a new two-year State Budget just in time to avoid a major state government shutdown after a strange year of pandemic-induced remote meetings and committee hearings. CMBA helped block new street impact and parkland dedication fees that could have added more than \$10,000 to the costs of each new unit of housing. CMBA also helped block a disposal fee on new carpeting, and a mandate that all new or significantly remodeled garages be built with electric car outlets. CMBA supported successful legislation protecting Minnesota's Contractor Recovery Fund (CRF) from being raided for other state spending. The next CMBA Government Affairs Committee Meeting is Tues., Aug. 17, 8-9 a.m. **To get involved,** contact Steve Gottwalt, steve@cmbaonline.org, 952-923-5265.

CMBA and GSDC renewing efforts to lift work site age restrictions that prevent more young people from experiencing the building trades. CMBA has long championed state legislation allowing 16-17 year olds to work on construction job sites in a safe manner, but the legislation has not moved in recent years due to partisan opposition. CMBA is partnering with the Greater St. Cloud Development Corporation (GSDC), local legislators and others to find a way to address the issue. "The shortage of labor in the building trades is a growing crisis," said CMBA Government Affairs Consultant, Steve Gottwalt. "We need policy makers and stakeholders to step-up and support common sense legislation allowing more young people to experience working in the trades."

City of Sauk Rapids set to begin Comprehensive Plan update. The City of Sauk Rapids will hold a kick-off meeting Aug. 19 to begin the process of updating the city's Comprehensive Plan which helps guide future land use and development. Sauk Rapids Community Development Director, Todd Schultz, said one of the city's top priorities in the Comprehensive Plan update is spurring more single-family home development, and he looks forward to connecting with CMBA builders to get their perspectives. If you have questions, comments or suggestions, you can reach Todd Schultz at tschultz@ci.sauk-rapids.mn.us, 320-258-5315.

Sartell City Council approves County Road 1 and trail improvements. The City Council approved the final design of the County Road 1 project after addressing safety concerns raised by residents. The project includes an 8-foot-wide paved trail from Sartell Street to 12th Street North, multiple overlooks of the Mississippi River, a "new" pedestrian bridge, a facelift to Veterans Park, reconstruction of the parking lot at Watab Park, and safety measures throughout the entirety of the project. The project also includes sidewalk connectors from the Riverside trail to existing trails on 7th Street North and 12th Street North, providing Sartell with a complete trail network from 2nd Street South to 12th Street North and beyond.

Minnesota joins national enforcement effort to uncover unlicensed contractor activity. Minnesota DoLI collaborated with the National Association of State Contractors Licensing Agencies (NASCLA) in a coordinated enforcement effort in June. Investigators with DoLI's Construction Codes and Licensing Division's Enforcement Unit searched various online platforms for unlicensed residential building contractors offering services for which licensure is required. Many of the consumer complaints DoLI receives relating to unlicensed contractors are from homeowners who found their contractor on websites such as Craigslist, Facebook, Home Advisor, Neighborhood and Thumbtack.

Apply to serve on a Minnesota DoLI board or council by August 15 to help address construction, electricity and high-pressure piping codes and rules. The **Construction Codes Advisory Council** reviews laws, codes, rules, standards and licensing requirements related to building construction. Legislation recently passed adding two positions to the council, representatives with expertise in, and engaged in, the energy conservation industry and building accessibility. Three seats are open for application: public utility supplier, energy conservation industry, and building accessibility. The **Board of Electricity** adopts rules and amends the National Electrical Code, issues final interpretations and adopts rules to regulate electrical businesses and individual licensure and continued education. One seat is open for application: an electrical supplier in a rural area. The **Board of High Pressure Piping** adopts rules for the high pressure piping code for Minnesota, issues final interpretations and adopts rules to regulate high pressure piping licensure and registration. One seat is open for application: a high pressure piping master pipefitter, non-metro. **Contact:** Lyndy Logan, lyndy.logan@state.mn.us, 651-284-5912. **For more information:** www.dli.mn.gov/about-department/boards-and-councils.

Survey says: Minnesota business services firms expect continued economic recovery into 2022. The annual survey by Minnesota DEED and the Federal Reserve Bank of Minneapolis in May and June reveals tempered optimism. Minnesota business services firms (including engineers, accountants and architects) expect continued recovery from the pandemic recession during the next four quarters, with 55% of respondents expecting increase in consumer spending and 46% anticipating growth in employment. 201 Minnesota business services firms responded to the survey. Most of them expect unchanged or improving conditions for the coming year, but they also expressed concerns about inflation and labor availability. Find a detailed report of the [2021 Survey of Minnesota Business Services Firms](#) on the DEED website.

Watch for CMBA's monthly "Cities and Counties Update" providing a digest of development and building-related activity among our local units of government. The Update is provided via email and at CMBAonline.org.

Building Permit Report

Jurisdiction	Jan-Jun 2016	Jan-Jun 2017	Jan-Jun 2018	Jan-Jun 2019	Jan-Jun 2020	Jan-Jun 2021	Jun-20	Jun-21
Cold Spring	7	12	15	6	8	4	4	1
Foley	3	5	4	1	1	0	0	0
St. Augusta	11	8	6	6	10	13	5	3
St. Cloud	45	58	39	42	53	45	22	17
St. Joseph	10	6	13	5	4	7	1	0
Sartell	35	32	29	23	16	58	4	18
Sauk Rapids	30	12	18	11	8	9	1	0
Waite Park	3	0	3	2	3	3	0	0
Rice	2	2	7	7	15	19	4	1
Rockville	10	3	4	1	3	6	0	0
Total	156	138	138	104	121	164	41	40

Building Permit History Report January - June

Residential real estate activity composed of single-family properties, townhomes and condominiums combined. Percent changes are calculated using rounded figures. Based on residential market activity in the cities of St. Cloud, St. Joseph, Sartell, Sauk Rapids and Waite Park.

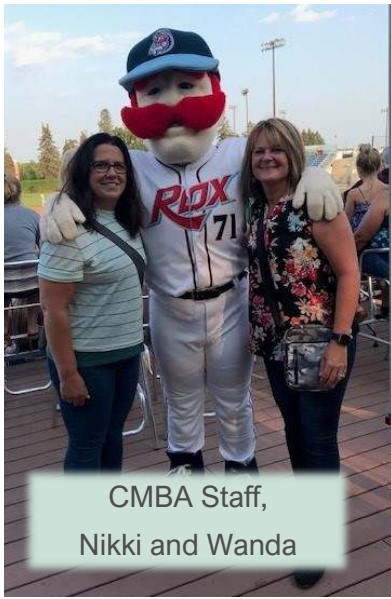
Activity Overview

Key metrics by report month and for year-to-date (YTD) starting from the first of the year.

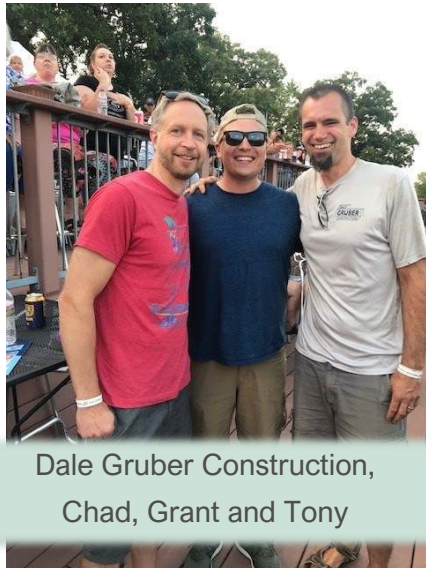


Key Metrics	Historical Sparkbars	6-2020	6-2021	Percent Change	YTD 2020	YTD 2021	Percent Change
New Listings		220	272	+ 23.6%	1,108	1,171	+ 5.7%
Pending Sales		200	218	+ 9.0%	920	1,069	+ 16.2%
Closed Sales		193	196	+ 1.6%	783	888	+ 13.4%
Days on Market		42	17	- 59.5%	51	30	- 41.2%
Median Sales Price		\$210,000	\$245,000	+ 16.7%	\$200,000	\$230,000	+ 15.0%
Avg. Sales Price		\$221,740	\$257,647	+ 16.2%	\$211,579	\$246,591	+ 16.5%
Pct. of Orig. Price Received		97.9%	102.5%	+ 4.7%	97.3%	101.0%	+ 3.8%
Affordability Index		176	150	- 14.8%	185	159	- 14.1%
Homes for Sale		337	191	- 43.3%	--	--	--
Months Supply		2.3	1.1	- 52.2%	--	--	--

The CMBA is



CMBA Staff,
Nikki and Wanda



Dale Gruber Construction,
Chad, Grant and Tony



Keith Novak Construction
Family



Schnettler Custom Builders,
Jason, Lynn, Kelli and Bill



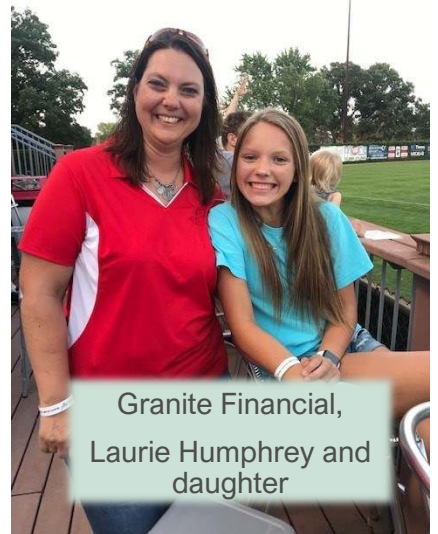
Paramount Construction,
Nate and Ashley with the boys



Steve Gottwalt Consulting
Family

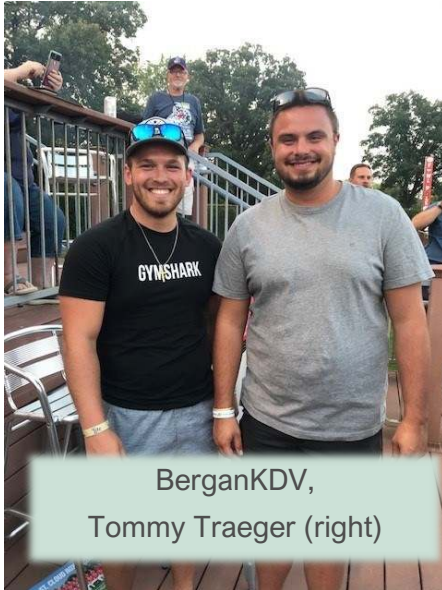


Diane and Dale Gruber



Granite Financial,
Laurie Humphrey and
daughter

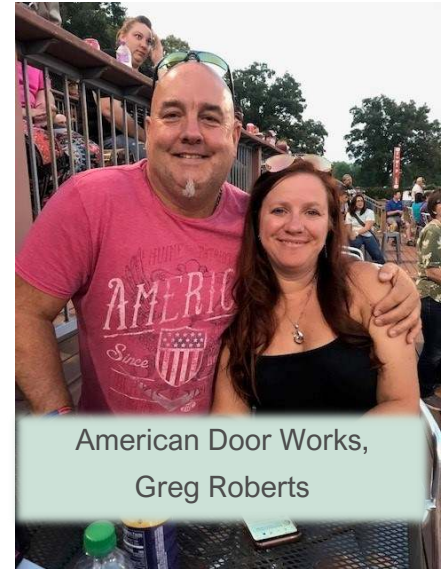
50 Years Old



BerganKDV,
Tommy Traeger (right)



Haga Kommer,
Emma and Caitlin



American Door Works,
Greg Roberts

Thank you to our Sponsor



Central MN Credit Union
Lynn Dirkes, Travis Moore, Wanda (CMBA)
and Tonia Zimmer

"Central Minnesota Credit Union had a great time at the St. Cloud Rox game and member picnic. It was our pleasure sponsoring this event to celebrate the 50th anniversary of the Central Minnesota Business Association! We are a proud member of an organization that continues to educate and connect the Central Minnesota building community."

Strength in Numbers

Milestones in Membership

Thank you to all who renewed their membership in June we are highlighting the Milestone years!

30 Years

K/S Construction of Central MN, Inc.
kuechlepat@yahoo.com

10 Years

PROGRESSIVE BUILDERS

25 Years



P&D Landscapes

5 Years



Current Membership is 357 Members



2021

- Associate 1-10 employees
- Builder-under \$1 million
- Associate 26 or more employees
- Associate 11-18 employees
- Associate 19-25 employees
- Builder-\$1-\$2.5 million
- Builder- over \$5 million
- Builder-\$2.5-\$5 million
- Affiliate Member Realtor
- Builder \$1-\$2.5 million *12 Monthly Recurring Payments
- Other

Think



First

Do Business With a Member

Welcome

In July we welcomed three organizations/businesses' to the CMBA membership community!



Laurie Humphrey, Granite Financial
1411 West St. Germain Street, Suite 250
St. Cloud, MN 56301

Phone - (320) 202-1655

Email - lauriehumphrey@granitefinancial.net

Website - www.granitefinancial.net

Services - Comprehensive Financial Planning,
Retirement Planning, Risk Planning, Estate Planning,
Business Planning and College Planning

John Erickson, Stearns Bank N.A.
4140 Thielman Lane, Suite 105
St. Cloud, MN 56301

Phone - (320) 253-6607

Email - JohnE@StearnsBank.com

Website - www.stearnsbank.com

Services - Banking, Financing, Loans,
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Ken Geroux, Ken Geroux Construction Corporation
17211 198th Avenue Northwest

P.O. Box 677

Big Lake, MN 55309

Phone - (763) 263-6878

Email - ken@kgccorp.com

Services - New Home Construction, Remodeling,
Renovation, Commercial Construction, General
Contracting

GOLF GOLF GOLF GOLF GO

Thank you to everyone who participated in the Golf Outing on July 21st
Golfers, Sponsors and Committee Members

P.W. Landscapes Team



MN Lighting, Fireplace, Flooring Showroom Team



Menards Team
Best Hat!

Meemken Custom Homes Team



American Heritage Bank Team

Dale Gruber Construction Team



Full Fledged Distribution Team



MN Home Improvement Team

Knife River Team



Simonson Lumber/MN Home Improvement Team



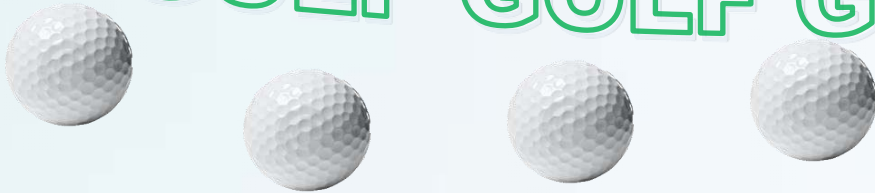
W. Gohman Construction Team



Builders First Source Team



GOLF GOLF GOLF GOLF GOLF



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The Photo Crew - Mary Schneider
Berni Halaas, Tammy Reis



2021 Golf Committee Members



Mike Gohman doing a good luck skirt dance!

Jamie Kuklok and Steve Squire drawing the winners for the raffle



"Hit the Pool" 50/50 raised \$510 for Tools for Schools, AMAZING!



[Donate Here](#)



Thank you for Breakfast!





ANNOUNCING 2021 HEALTH PLAN OPTIONS

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ELIGIBILITY REQUIREMENTS

1. Members in good standing with the Builders Association of Minnesota.
2. Member's business must have a specific SIC code in Group 15 or Group 17.
3. Member's business must be domiciled in Minnesota and have at least 2 full time employees but no more than 99 employees.

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CONTACT US

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M: 563-564-0158

E: chad.kunkel@kunkel-inc.com

W: www.kunkel-inc.com

Kunkel&Associates



REMODELERS



My name is Andrew Burrows, and I am this year's chair on the Remodelers Council, and I have been on the Board since 2019. It has been a great way to get involved in the CMBA. I work for Beacon Building Products, we are a roofing, siding and windows distributor for contractors and being a part of this Board has also been great for networking with others in the industry. Please consider joining the Remodeler's Board you won't be disappointed. If you want to get a sneak peak of what we are about, please attend the next Breakfast for Builders meeting on September 2nd. Hope to see you there.



Lumber One Avon

Thursday, September 2nd

Where: Lumber One Avon

101 2nd Street NW

Avon, MN 56310

Time: 7:30 a.m. – 9:00 a.m.

Breakfast will include juice, coffee, and donuts/rolls

Topic: Material trends over the past year and the impact on construction.

[Link](#) to Register

Did you know?



The new site will house a 24,000 square foot building and 6,000 square foot warehouse on 13 acres along County Road 133.

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LOT SIZE APPROX 21, 200 SQFT
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320-251-4956



Congratulations

CMBA Staff joined in celebrating 30 years at Central Landscape Supply, congratulations Herman Roerick and crew!





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4. Click "Submit" and start saving



<u>Builder</u>	<u>Tour 2021</u>	<u>Development</u>	<u>House Address</u>	<u>City</u>
MN-Built	1		6308 45th Ave S.E.	St. Cloud
Bulow MN Inc	2	Fairways	5312 Tee to Green Street	St. Cloud
Berscheid Builders, LLC	3		1275 Osauka Road NE	Sauk Rapids
Wollak Construction, Inc.	4	Eagle Ridge Estates 3	3051 12th Avenue North	Sartell
Werschay Homes, Inc.	5	The Gates at Blackberry Ridge	2710 Lehman Court	Sartell
Werschay Homes, Inc.	6	The Gates at Blackberry Ridge	2741 Lehman Court	Sartell
Noble Custom Homes	7	Providence 2	1808 11th Street North	Sartell
Woodland Homes Inc.	8	Arbor Trails 3rd Addition	2011 Sandstone Loop North	Sartell
DG Homes & Remodeling, Inc.	9	Sauk River Estates	614 Pebble Creek Drive	St. Cloud
Berscheid Builders, LLC	10	Sauk River Estates	5833 Rivers Edge Drive	St. Cloud
Lumber One, Avon, Inc.	11	Stone Gate	3090 Nottingham Road South	St. Cloud
Lumber One, Avon, Inc.	12	Stirling Waters	4197 30th Street South	St. Cloud
Schnettler Custom Builders, LLC	13	Quarry Woods	2413 34th Street South	St. Cloud
Schnettler Custom Builders, LLC	14	Deer Creek Crossing	2137 Tamarack Drive	St. Cloud
J. Dale Builders Inc.	15		23582 26th Ave	St. Augusta
Werschay Homes, Inc.	16	Eagles Landing	22016 Talon Drive	St. Augusta
Werschay Homes, Inc.	17	Eagles Landing	1874 215th Street	St. Augusta
Smart'n Construction LLC	18	Rich River Estates	716 4th Street NW	Richmond
Klein Builders	19	Avon Estates	204 Casa Avenue	Avon

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Upcoming

mark your calendars

Sporting Clay Shoot

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**Thursday, August 19,
2021**

Wild Marsh Sporting Clays

13481 County Road 3 SE

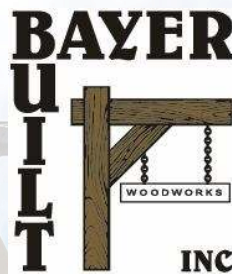
Clear Lake, MN

12 pm Registration

1 pm Shotgun Start

[PDF Registration /](#)

[Online Registration](#)



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RINKE NOONAN
attorneys at law



Sporting Clay Shoot Gun Raffle

If you are unable to attend the event but you still want to participate in the gun raffle you can contact a Sporting Clay Shoot Committee member or stop by the office to get a chance. Limited to 150

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