



Building Industry Association  
of Fresno/Madera Counties, Inc.

# BIA Fresno/Madera Counties

## UPDATE BULLETIN

Volume 31, Issue 4 – May 3, 2022

### LOCAL

#### Clovis Committee Meeting in April

**Discussion of Impact Fee Increases** – Sean Smith reviewed the process for the fee adjustments and indicated that they would be conducting two additional meetings on April 29 and May 13 with the goal of presenting the package to the City Council on June 20. Sean stated that at the last group meeting the BIA recommended using the Construction Cost Index (CCI) to adjust the fees. Jeff Harris stated that he supported the CCI and suggested that the City explore using a system of fixed reimbursement instead of the payment based on cost. Jeff suggested that such a system would encourage builders to be more cost conscious and it make it more predictable for the city to set the fees. Sean indicated that the cost of street improvements is about 1/3 of the cost burden and the cost driver for water and sewer was the cost of the pipe. Jeff stated that he felt that the cost spike for pipe was an abrogation because of supply chain issues and that the prices would be moderating in the near future. Sean stated the land values had increased to \$500,000 per acre, but the city was using only \$400,000. Jeff commented on the effect on development when the fee increase was 4 times the CCI. Mike Harrison commented that the projected cost for water and sewer improvements to serve new development had increased significantly. Darius Assemi commented on the actions by the Federal Reserve to control inflation, especially in the real estate market, which would bring prices down and suggested that this would happen by the fall.

**Discussion of Infrastructure Schedule for Heritage Grove** – Mike Harrison reported that the city was on schedule for completing the installation of improvements to serve Heritage Grove. Jeff Harris indicated that the question about the timing of improvements was to make sure developers and the city were in sync on the timing of the improvements. Mike informed the group that the strategy was to use existing sewer capacity through internal connections to serve Heritage Grove. Mike stated that they were in the process of designing the water storage reservoir for the area and along with the interim sewer improvements the city would likely be able to serve growth for at least 10 years.

#### Fresno Committee Meeting in April - None

#### Madera County Committee Meeting in April - None

#### Fresno County Committee Meeting in April – None



[www.nahb.org/ma](http://www.nahb.org/ma)

This link takes you to the NAHB  
Member Discounts page

## AROUND THE STATE

### Lawmakers call for Newsom to increase funding in homeownership programs

CBS 8

"We are grateful that this call to action has been heard inside the Capitol," said Otto Catrina, California Association of Realtors president.

It's an effort that is supported by both sides of the aisle.

"It's an honor to stand here with a bipartisan request that we use some of this great surplus, this record surplus that we have here in this state to invest in homeownership," Assembly Republican Leader James Gallagher said.

[READ MORE>>](#)

### Higher mortgage rates could make the housing supply problem worse

Marketplace

And higher financing costs come at a tough time for homebuilders, **said Dan Dunmoyer, president and CEO of the California Building Industry Association.**

"Nails, fixtures, hinges, every single component has gone up in price over the past year," Dunmoyer said.

Eventually, he said, those costs will be passed on to homebuyers.

[READ MORE>>](#)

### Report to California Legislature: Prepare for sweeping effects of climate change

Palo Alto Online

The typically reserved, nonpartisan Legislative Analyst's Office outlined dire consequences for Californians as climate change continues to alter most aspects of daily life. Much of the focus of the six-part series is detailing the economic cost as the changing climate alters where and how Californians build, grow food and protect the most vulnerable residents.

[READ MORE>>](#)

### A snapshot of new state government efforts to tackle California's housing crisis

Los Angeles Times

Assemblymember Tim Grayson (D-Concord) is leading a push for setting aside \$600 million in this year's state budget "to support affordable homeownership" in California. The group wants at least \$200 million of that amount to be allocated for down payment assistance programs.

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### The economic shock hitting the housing market is starting to do some damage

Fortune

When you look at the data, there are some early signs of cooling. Since housing inventory bottomed out in mid-March, it has posted three consecutive weekly increases on Zillow.com. Additionally, Redfin says it's seeing an increase in the share of sellers reducing their prices on its site, and evidence that demand for second homes is dropping.

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## AROUND THE STATE

### Calif. AG Bonta Asks LA Court to Reject Lawsuit Seeking to Overturn State's Housing Density Laws

California Globe

California Attorney General Rob Bonta is asking a Los Angeles Court to reject a lawsuit that seeks to overturn one of California's recently enacted mandatory housing density laws, SB 10, which allows for 10 residential units on one parcel of land irrespective of local restrictions that say otherwise.

The lawsuit against the ordinance was filed last September in Los Angeles Superior Court by the LA-based AIDS Healthcare Foundation. It was later joined by the City of Redondo Beach, California.

[READ MORE>>](#)

### Goodbye, L.A. and San Francisco. Hello, Riverside and Central Valley. California moves east

Los Angeles Times

Both Los Angeles and San Francisco saw sizable declines in population during the first year of the pandemic, census data show, underscoring how California's housing crisis and other demographic forces are reshaping two of its largest cities.

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### Signs of a housing bubble are brewing

CNN

Until recently, the possibility of a bubble wasn't widely supported. But after looking at housing markets across the US, the Fed researchers said new evidence is emerging.

[READ MORE>>](#)

### True Equity Starts with Homeownership as Coalition Calls for Increased Funding for Construction of Owner-Occupied Homes in Governor's May Revise Budget

PR Newswire

Homeownership provides working families economic stability and strengthens underserved communities that have historically experienced low levels of homeownership. When the median home price in California is expected to surpass \$830,000 in 2022, California's 2020 overall homeownership rate has declined to just 56%. Among the state's largest ethnic group, Latinos, it's 46% and only 37% of Black families own their home.

"Increasing homeownership is a must for leveling-out wealth and equity gaps in California," said **Dan Dunmoyer, President and CEO of the California Building Industry Association**. "Because homeownership is absolutely critical for generational wealth-building, the Governor and legislature should work together to allocate a greater share of the budget surplus to address inequities in homeownership by investing in owner-occupied homes."

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## AROUND THE STATE

### Duplex housing law met with fierce resistance by California cities CalMatters

Cities around the state are trying to circumvent California's new law allowing duplexes to be built on properties previously zoned as single family. Their methods include everything from removing parking and forbidding vehicle ownership to requiring arbitrary amounts of mature vegetation.

[READ MORE>>](#)

### Newsom administration makes traffic congestion worse The Press-Enterprise

Historically, California has had an enviable infrastructure system because its citizens have been willing to tax themselves, but current VMT reduction policies may break the trust inherent to that generosity. We agreed to accept a higher tax burden because we trust the state will use the funds to build the improvements they've promised. But since VMT reduction became the big goal, Sacramento has tried directly and indirectly to break promises by attempting to defund roadway enhancement projects or hamstring them by moving the regulatory goal posts from the more road-friendly congestion management approach to the road-unfriendly VMT approach (think so-called "road diets" and bike lanes). Breaching trust is bad policy that yields bad consequences.

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### More Black, Latino Californians face out-of-reach home prices Santa Cruz Sentinel

Wei, of the Realtors group, said he believed Black and Latino families may have moved to more affordable parts of the state during the pandemic in comparison to other ethnic groups. This movement could result in further segregation in the state, particularly in the state's more expensive counties, he added.

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### Recession Risks are Rising NAHB

Rising mortgage interest rates, spurred by expected, significant tightening of monetary policy by the Federal Reserve, will aggravate housing affordability challenges in 2022. This is particularly the case for prospective first-time home buyers, who face higher costs and elevated home prices without the benefit of gains in home equity and household wealth possessed by existing home owners.

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## AROUND THE STATE

### The housing market just hit a level not seen since 2007

Fortune

"The mortgage market is mostly fixed-rate, so raising rates won't raise the monthly payment on current owners, but instead will disproportionately impact first-time homebuyers. Robust mortgage underwriting should keep foreclosures limited, preventing the forced selling that would weigh on home prices," Morgan Stanley researchers wrote in a report published last week.

[READ MORE>>](#)

### The Coming Green-Energy Inflation

The Wall Street Journal (subscription required)

If you think inflation is bad, wait until the rest of the commodity markets really heat up. Although prices for basic materials like copper, aluminum, nickel and steel—used to build everything—have already inflated, they haven't yet escalated as much as fuels and energy-driven commodities like food. But they will if European and U.S. policy makers have their way. Buckle up.

[READ MORE>>](#)

### California voters say state is moving in the wrong direction, feel financial squeeze

Los Angeles Times

In a new survey on some of the most prominent economic topics, nearly 6 in 10 voters said the state is on the wrong track and more than 70% rated high gasoline prices as a "very serious" or "somewhat serious" problem. The survey of registered voters by UC Berkeley's Institute of Governmental Studies was co-sponsored by the Los Angeles Times.

[READ MORE>>](#)

### California bill would allow affordable housing in office, retail, parking areas

The Center Square

Assembly Bill 2011, unveiled Tuesday by Assemblymember Buffy Wicks, D-Oakland, would allow housing to be built in "underutilized commercial sites," such as areas currently zoned for office, retail and parking use.

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Through NPP, your members can access discounts on travel with Priceline.

- **Save up to 25% off “On Sale” hotels** when you bundle hotel, rental car, flight\*
- Don't need a flight? No problem! Book multiple hotels or any hotel/rental car combination to achieve this exclusive NPP discount.  
Employees can use this offer too!

\*Or book multiple hotels or any hotel/rental car combination to achieve your exclusive NPP discount.

# **BIA-Fresno/Madera Member Benefits**

**Three-In-One Membership**—When you join the Building Industry Association of Fresno/Madera Counties you also become a member of the California Building Industry Association (CBIA [www.cbia.org](http://www.cbia.org)) and the National Association of Home Builders (NAHB [www.nahb.org](http://www.nahb.org))

These associations work together to ensure sufficient affordable housing and to make the American dream of homeownership a reality. Your local, state and national memberships provide many valuable benefits, services and opportunities that range from advocacy, education, technical support, industry resources and the latest data and information.

**Advocacy**—Our advocates and member volunteers work year-round in your community, Sacramento and Washington, D.C. to encourage local government officials and lawmakers to provide incentives for people to purchase new homes and lower the costs of homebuilding, such as through fee reductions and eliminating high-cost regulations.

**Targeted Networking and Marketing Opportunities**—We encourage our members to **do business with members**. Local, state and national events also offer opportunities to build business relationships.

Our committees hold regularly scheduled meetings to fulfill tasks and goals.

## **Save Money**

**2-10 Home Buyers Warranty:** Members receive exclusive discounts for multiple 2-10 HBW products including 10-year Insurance-Backed Structural Coverage, Front Line Warranty Service, Systems & Appliance Warranties and more. For more information call or text your local Risk Management Specialist, Ben Farris, at 559-612-6246.

**NAHB**—Through agreements with more than 20 national companies, NAHB offers exclusive discounts on a variety of products and services that can benefit your business, employees or family.

Explore the range of member savings available below. (see following pages) You can also download an overview of all discounts, including phone numbers and program codes. Go to [www.nahb.org/members/benefits](http://www.nahb.org/members/benefits)

**CBIA** has an Affinity Partnership with **Ames Grenz Insurance Services** to provide guaranteed Issue medical, dental and vision plans to our association members. Ames Grenz Insurance Services is a locally owned agency that has provided Association members individual and group benefit plans for more than 47 years.

Various medical plans with Western Health Advantage and Kaiser are available for groups as few as one member. There are no health questionnaires to complete or pre-existing conditions that would preclude members from obtaining coverage. Employers may select from 15 different medical plans for flexible enrollment options. Enrollment is as simple as an enrollment form and a premium check for CBIA members to realize medical coverage.

If you have been experiencing increases in your medical plans and need the flexibility of multiple plan offerings, look no further than the CBIA-sponsored medical plans.

For more information, contact Chris Vlautin, [cvlautin@amesgrenz.com](mailto:cvlautin@amesgrenz.com) or (916) 486-2900, Ext. 122

**CIRB** is a service provided by the California Homebuilding Foundation and serves as the premier statistical resource for the State of California. CIRB publications and datasets serve as the primary data source for various state agencies including the California Energy Commission and the Department of Housing and Community Development. Operating at an almost perfect annual data compliance rate, CIRB produces comprehensive datasets for residential and non-residential construction covering all 58 California counties and all 500+ incorporated cities. For more information on monthly subscriptions or custom reports, please email [chf-cirb@mychf.org](mailto:chf-cirb@mychf.org) or visit the CIRB website at <https://www.cirbreport.org/>

## BIA-Fresno/Madera Member Benefits

Did you know that as a BIAFM member you also have access to savings by using these, and other additional benefits? National Purchasing Partners (NPP) is a member benefit provider of BIAFM and helps members reduce costs with exclusive pricing through a variety of brands used by millions of businesses nationwide. Enroll your company for FREE and unlock discounts for your business and employees. Enroll here: <https://mynpp.com/association/bia-fresno-madera/>



### Batteries Plus Bulbs

Save up to 73% off retail pricing on nearly 200 core items at Batteries Plus Bulbs. Shop more than 60,000 batteries, light bulbs, accessories and more from brands you know. Plus, volume pricing, on-site assessments and expert repairs on phones and tablets. [Enroll with NPP for free to save.](#)



HP

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### IMPAC

Impac Fleet Universal Fuel Services program is the largest fueling network in the country. Accepted at 240,000+ stations in all 50 states. Fees are waived for NPP members who purchase a minimum of \$5,000 in fuel per month. [Enroll with NPP and start saving today.](#)



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With more than 16,000 in-stock office supply products, Office Depot products and services meet the needs of NPP members nationwide. [Click here to receive premiere Office Depot pricing through NPP.](#)



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NPP provides discount pricing on more than 30,000 supplies and services with free next-day delivery on standard orders over \$30. [Enroll with NPP and start saving today.](#)



### Verizon Connect Reveal

Track commercial vehicles and monitor your drivers for improved performance and safety. NPP members receive an exclusive discount on Reveal GPS fleet software. [Enroll with NPP to access this deal on fleet tracking.](#)

\*Offer available to new Reveal business customers, excluding federal, state and local government entities, in the US only. Offer requires NPP membership and minimum 36 month subscription and applies only to [Reveal GPS fleet tracking, Cameras and Power and Non-Powered Asset tracking]. Activation may be subject to credit review and may require a deposit. Promotion cannot be combined with other offers. Early termination fee and other taxes, fees and terms may apply. In the event of a conflict between the terms of this promotion and the terms in the customer's contract, including but not limited to terms regarding minimum purchase obligations, the terms in the customer's contract govern. Offer valid while supplies last. © 2020 Verizon. NPP does not guarantee supplier offers or their website performance. Suppliers are solely responsible for all supplier products and services offered through NPP. Offers may be suspended or terminated at any time and may be subject to product restrictions, exclusions and eligibility requirements.

### Verizon Wireless



Eligible businesses can receive 22% OFF monthly access fees\* and up to 35% OFF select accessories. [Enroll your business with NPP to start saving with the nation's largest, most reliable 4G LTE network.](#)

\*All Verizon Wireless offers are for a limited time only and are subject to equipment availability. Verizon Wireless reserves the right to change or modify all offers at any time without notice. All terms and conditions are subject to and governed by Verizon Wireless' Agreement with Customer, including, but not limited to, Customer eligibility requirements. Every effort is made to ensure the accuracy of the Verizon Wireless offers, however, Verizon Wireless is not responsible for any errors or omissions. Restrictions may apply. Visit [mynpp.com](https://mynpp.com) for details



## MEMBER SAVINGS PROGRAM

*at a glance*

[nahb.org/savings](http://nahb.org/savings)

### AUTO

COMPANY	SAVINGS	PRODUCTS	INFO
	Save \$80 per vehicle traded in with GM vehicles Save \$80-\$100 per valid GM lease with GM vehicles Stackable with most national retail & fleet offers. NAHB Member households family eligible.	Chevrolet, Buick, GMC	<a href="http://nahb.org/gm">nahb.org/gm</a>
	Save between \$2,000-\$9,500 per vehicle. Must be purchased in member's company name. NOT stackable with manufacturer offers. Member company eligible.	Nissan	<a href="http://nahb.org/nissan">nahb.org/nissan</a>
	Save up to 30% off Avis RWD Worldwide when making a reservation with the Worldwide Discount (WDC) number 5012930.	Rental Cars	<a href="http://avis.com/nahb">avis.com/nahb</a> 800-531-1212 AWD PG#12930
	Save up to 35% off Budget RWD Worldwide when making a reservation using Budget Customer Discount (BCD) number 2156930.	Rental Cars	<a href="http://budget.com/nahb">budget.com/nahb</a> 800-255-4357 CDP#2156930

### BUILDING MATERIALS

COMPANY	SAVINGS	PRODUCTS	INFO
	10% off in-stores & 25% online credit with Commercial Account (C-Card) cardless Advantage (PA) \$-off-Yardline unless savings paid method	Building Materials	<a href="http://lows.com/nahb">lows.com/nahb</a> 877-435-2410

### SHOPPING & ENTERTAINMENT

COMPANY	SAVINGS	PRODUCTS	INFO
	Member Deals	Up to \$100 off	<a href="http://memberdeals.com/nahb?tag=1">memberdeals.com/nahb?tag=1</a> 877-579-1203
	SAM'S CLUB	One year membership for \$24.99.	<a href="http://bbyb4u.com">bbyb4u.com</a> 877-579-1203
	HOTELPLANNER	NAHB members receive up to 15% on hotel room rates of over \$100/night with purchases over \$250/mo.	<a href="http://nahb.com/hotel">nahb.com/hotel</a> 1-800-479-3175

NAHB Members Saved  
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## MEMBER SAVINGS PROGRAM

*at a glance*

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### BUSINESS MANAGEMENT

COMPANY	SAVINGS	PRODUCTS	INFO
DELL	Up to 40% off Dell computers, servers, electronics & accessories.	Computers & Hardware	<a href="http://dell.com/nahb">dell.com/nahb</a> 1-800-257-8442
HOUZZ	20% Off Houzz Pro, free help with best practices, 12% trade discount or HouzzShop purchase.	Marketing solutions, building products	<a href="http://nahtechpros.houzz.com">nahtechpros.houzz.com</a> 1-800-225-3181
OFFICE DEPOT	Up to 75% off in-store or on-line regular prices on their Best Value List of office products. Plus, free shipping over \$50.	Office Supplies	<a href="http://officedepot.com/nahb">officedepot.com/nahb</a> 1-866-337-0011, ext. 62997
UPS SHIPPING	Flat rate shipping, 10% discount for residential day shipping, 30% for ground commercial/residential.	Business Shipping	100 members/companies 1-800-944-MFRPS
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AMERICAN EXPRESS	Big Business members can earn 175,000 Membership Rewards® points after they spend \$10,000 on their Card in the first three months of Card Membership. Terms apply.	Business Platinum Card®	<a href="http://nahb.americanexpress.com">nahb.americanexpress.com</a>
HEARTLAND	Reduced fees and enhanced customer service for NAHB members.	Payment & POS Solutions	<a href="http://heartlandpaymentsystems.com/nahb">heartlandpaymentsystems.com/nahb</a> 1-800-533-0148
CONSTRUCTIONJOBS.COM	20% discount on standard rates.	Job Posting	<a href="http://nahb.org/jobs">nahb.org/jobs</a> 828-231-1344

### NAHB ASSOCIATION DISCOUNTS

COMPANY	SAVINGS	PRODUCTS	INFO
IBS	Up to \$250 off show registration. Up to \$2.75 per sq. ft. of exhibit space.	Trade Show	<a href="http://ibshowdown.com">ibshowdown.com</a>
NAHB CONTRACTS	Up to 30% off contracts.	Legal	<a href="http://nahb.org/nahbcontracts">nahb.org/nahbcontracts</a>
HOUSINGECONOMICS	\$200 off annual subscriptions.	Economics & Housing Data	<a href="http://housingeconomics.com">housingeconomics.com</a>
BUILDERBOOKS	10% off books. Online & Self Research.	Books	<a href="http://builderbooks.com">builderbooks.com</a>
NAHB	Up to 30% off webinars; Up to 20% off online courses.	Education	<a href="http://nahb.org/education">nahb.org/education</a>

Discounts are valid through 12/31/2017 & subject to change at any time. Visit [nahb.org/savings](http://nahb.org/savings) for latest deals & member benefits.

# **MEMBERSHIP**

**BIA recognizes and appreciates new and renewing members**  
**Please call them if you are in need of services they provide.**

## Renewing Members

**Browning Contractors, Inc.**  
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**Baker Manock & Jensen**  
**The Roz Group**  
**Old Republic Title**  
**Nossaman LLP**  
**Kompan California**  
**Terry Tuell Concrete, Inc.**  
**Woodside Homes**  
**Cook Land Co.**

# *Thank You!*

## *WELCOME NEW MEMBERS*

\*\*\* NONE \*\*\*



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# We're Sorry To See You Go!

**Do you know any of these members? Call and urge them to renew their membership today!**

**These memberships are set to expire  
on 4/30/2022**

\*\*\* NONE \*\*\*

A graphic featuring the NAHB TSB logo at the top left, followed by the text "Payment Processing Built for Your Business". Below this is a large blue button with the text "GET YOUR BUSINESS PAYMENT PROCESSING MADE SIMPLE". To the right is a large dollar sign icon with the text "\$250 ACTIVATION BONUS". At the bottom right is another NAHB TSB logo.

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