



SE Alaska Builder News



Members and Friends,

Another membership benefit came our way back in early May; we invited an NAHB senior economist named Elliot Eisenberg to Juneau. Dr. Eisenberg gave a presentation on the estimated economic benefits of building new single-family homes in Juneau. Those who were fortunate enough to attend his presentation were treated to what I can best describe as three-in-one entertainment: the use of comedy, an aerobically conducted lecture, and an economist's perspective. In addition, it was interesting to hear his commentary, both during and after the presentation, on how unique Juneau is compared to some of the other five-hundred presentation locations conducted in this manner across the country. Some of his notable comments were: 1) How can builders in this town make a profit building homes given the high cost to develop and purchase land? 2) Your capital cost (structural costs of hospital, schools, etc.) are way out of balance compared to the population 3) Juneau has breathtaking scenery; you should be promoting this place on a worldwide basis---"I never knew this place existed---I'd love to own a condo here."

Just like watching the wake of a coin bouncing back and forth after being tossed into a pond, Dr. Eisenberg used a NAHB model that looked at the estimated economic benefits of constructing twenty-five new homes in our city. More specifically, it captured the effects of money spent on construction activity as it ripples and recycles through the economy as well as the continued long-term impact resulting from new homes being occupied by residents who pay taxes and buy local goods and services.

Ultimately his intended goal using this model was to answer the question, "From the standpoint of local government, do residential developments pay for themselves?" With this in mind, he gathered the estimated cost to provide city services and consequential capital cost as well as the revenues that would be generated. In short, the verdict was yes! It took approximately fourteen years and beyond for new construction to generate a profit—about \$28,051.00 each year thereafter. Although this is a rather simplified summation of an hour or so presentation, you can view the presentation in its entirety; call our office and ask to have it e-mailed to you.

On another note, Steve Burnett of Burnett Construction has asked that I put the word out to any of our residential contractors that might be interested in serving on the CBJ Building Code Advisory Committee. Steve has served on this board for *many* years as the acting contractor and is ready to retire. The committee's duty is to review new model building codes, related CBJ Title 19 Building Code ordinances, and State Fire Marshal regulations for recommendation of adoption and local modification to the CBJ Assembly for adoption. Currently they are nearing the review of the 2006 IRC and will soon begin reviewing the 2009 IRC. So if you'd like to sharpen up on your building code knowledge and be part of the code committee, contact our office for further information.

If you have any questions, comments, or concerns, don't hesitate to call our office or myself.

John Wood, President
907-321-3298

INSIDE THIS ISSUE:

Board of Directors	2
Welcome New Member	2
Membership Renewals	
Scholarship Recipients	3
Home Buyer Tax Credit	4
Building Code Advisory Committee	4

UPCOMING EVENTS

- **July 4th, 2009**
Independence Day



- **July 25th, 2009**
Summer Event
Whale Watching
with Allen Marine
Sponsored by:

Spensard Builders Supply

- **August 6th, 2009**
Board of Directors
Meeting, 5:30 pm
Builders Plaza.
Open to all members



2009 Board of Directors

President

John Wood
O'Rourke Construction

Vice-President

Jeff Boman
Corban Custom Construction

Treasurer

Vickie Hutton
Hutton & Hauber Tax
& Accounting

Secretary

Jamey Young
Wells Fargo Bank

Past President

Russ McDougal
MAC's Design & Construction

Associate V.P.

Tom Sullivan
Alaska Pacific Bank

Builder Director

Don Nowlin
Juneau Excavation

Builder Director

Rich Harris
R.H.D.

Associate Director

Dale Pernula
CBJ, Community Development

Associate Director

Alyssa McHenry
First American Title

Staff

Executive Officer

Valerie Williams

Executive Assistant

Tanya Roust

Welcome New Members

Alaska Concrete Casting-Dave Hanna

Juneau Construction Academy-Charlie Carlson

Thank you for Renewing

Alaska Hearth Products

Kathy & Larry Traeger

Alaska USA Mortgage Company

Laurie Gardner

Anchor Electric

Bill Shattenberg

Arrowhead LP Gas

Dave Wood

Cameron Plumbing & Heating

Carolyn Cameron

Design North, Inc.

Ken Rudolph

This Web address helped members save over \$7 million
www.nahb.org/ma

The savings keep adding up for members of local home builder associations across the country. In just one year, the total member savings was over \$7 million. Make sure you save *your* share during another record-breaking year.

This popular member benefit can help you reduce expenses, maximize profits, and increase efficiency. Your local home builder association membership means you can take advantage of exclusive member discounts with a wide range of leading national companies.

It's simple. Thousands do it every day. Visit www.nahb.org/ma and start pocketing the savings.

ember dvantage
The Home Builders Association

Congratulations to Our 2009 Scholarship Recipients!



Keegan Goodell
2009 JDHS Graduate

Keegan will be attending Whitworth University in Spokane, Washington in the engineering program.



William Strehler
2009 JDHS Graduate

William will be attending Portland State University.



Linzie Norman
2009 JDHS Graduate

Linzie will be studying Urban Planning and Community Development at Portland State University.



Joseph Funk
2009 JDHS Graduate

Joseph will be studying Civil Engineering at Montana State University in Bozeman, Montana.



HUD SECRETARY DONOVAN UNVEILS DETAILS OF PLAN TO MONETIZE HOME BUYER TAX CREDIT

May 29, 2009 - In a speech before the National Association of Home Builders (NAHB) Board of Directors, HUD Secretary Shaun Donovan today unveiled new rules that will help spur the housing market by allowing consumers to use the \$8,000 first-time home buyer tax credit to help cover the costs of closing on an FHA-insured home.

“We believe this is a real win for everyone,” said Donovan. “Today, the Obama Administration is taking another important step toward accelerating the recovery of the nation’s housing market. Families will now be able to apply their anticipated tax credit toward their home purchase right away.”

“With the spring home buying season in full bloom, Secretary Donovan’s move to enable buyers to access the tax credit at the time of closing could not have come at a better time,” said NAHB Chairman Joe Robson, a home builder from Tulsa, Okla. “This new rule will further encourage state housing finance agencies to develop programs to monetize the tax credit.”

For more information got to: www.hud.gov/news/release.cfm?content=pr09-072.cfm

In search of a residential contractor to serve on the Building Code Advisory Committee.

Questions about appointed committees should be directed to the City Clerk's office at (907) 586-5278 or City_Clerk@ci.juneau.ak.us

Web link: http://www.juneau.org/clerk/boards/Board_Mainpage.php

Other information from the CBJ City Clerk's web site:

Building Code Advisory Committee Fact Sheet

To reference the general rules of procedure and informational booklet for all boards, please see the documents available on the [General Board Information page](#).

Description: Reviews and proposes amendments to the building code. The Community Development Department provides staff to the committee.

Membership: 5 members representing to the extent possible: Architects, Electrical Engineers, Civil Engineers, Mechanical Engineers, and Contractors.

Term Limits: 3 year terms

Annual Appointment Period (Annual Reports Due): November

Meetings: During code review, weekly meetings are held on Wednesdays at 5pm in the Juneau Fire Hall Classroom. See the online calendar at <http://www.juneau.org/calendar/clerk/index.php> for more information

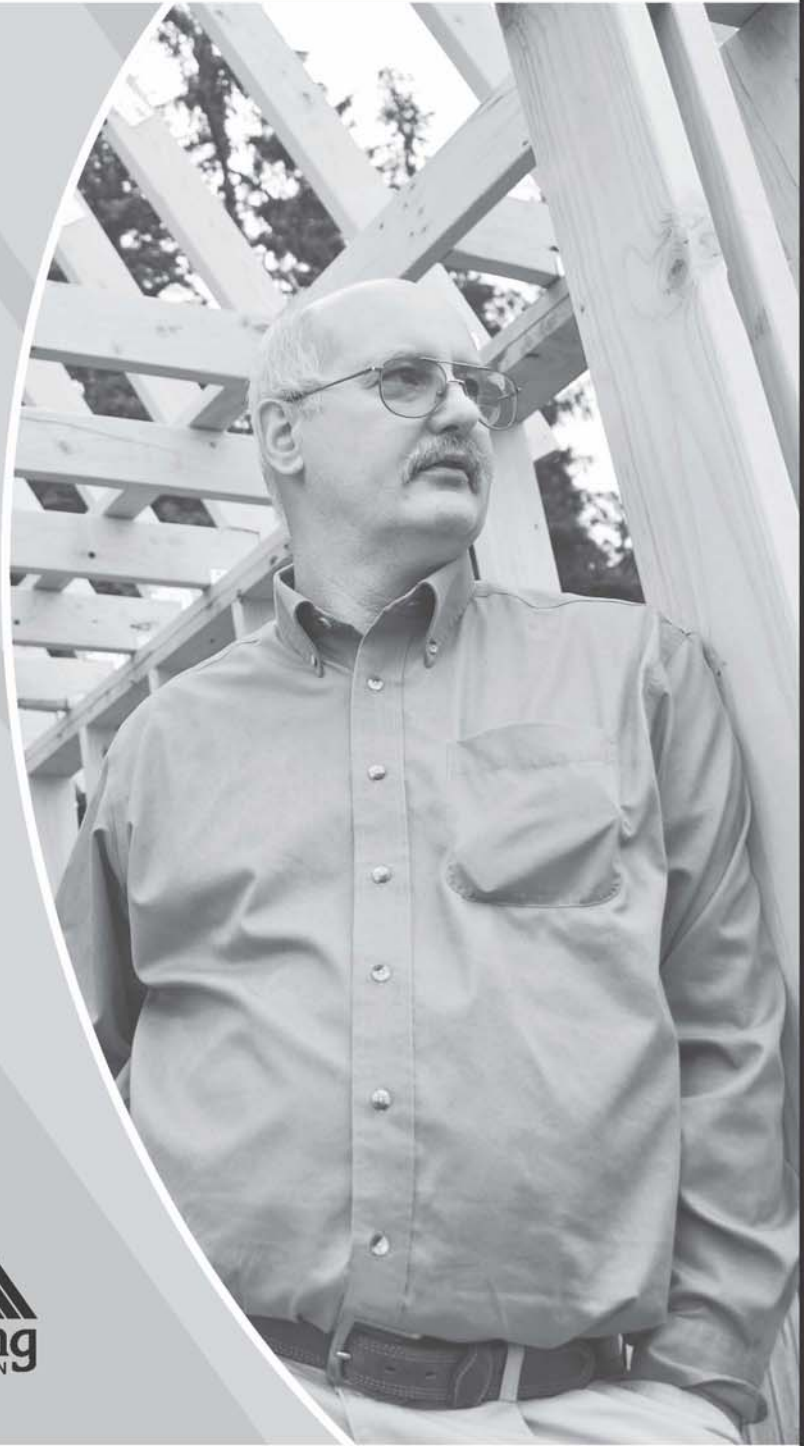
Staff Contact: Debra Purves, Building Codes Official - 586-0767 - Debra_Purves@ci.juneau.ak.us

BUILD IT AND THEY WILL COME

JUST SEND THEM TO AHFC'S FREE CLASS, FIRST.

At AHFC we help Alaskans build and buy homes no matter who does the financing. Our statewide HomeChoice™ seminars educate Alaskans on the process, programs, lenders, real estate professionals, budgets and terminology.

HomeChoice™ seminars are offered throughout Alaska. Pre-registration is required. Ask your clients to visit www.ahfc.us/workshops for statewide seminar schedules, or email: register@ahfc.state.ak.us.



Housing for Alaskans.

**Alaska
Housing**
FINANCE CORPORATION



SOUTHEAST ALASKA
**BUILDING
INDUSTRY**
ASSOCIATION

1900 Crest Street, Suite 206
P.O. Box 33259
Juneau, AK 99803

Phone: 907-463-5774
Fax: 907-463-5821
E-mail: seabia@gci.net

PRSR STD
US POSTAGE PAID
JUNEAU, AK
PERMIT NO. 63

Return Service Requested

Summer Event

Whale Watching
Saturday, July 25th
3:30pm to 6:30pm
Boarding will start at
3:00pm
@ Statter Harbor

Sponsored by:

 **Spenard Builders Supply**
PRC3build



*Families,
Friends,
Co-workers
are invited!*

\$50 per person

Hors d'oeuvres will be served
on the boat

RSVP: 463-5774 or
seabia@gci.net