

# THE HOME BUILDER

DallasBuilders  
ASSOCIATION

www.DallasBuilders.org



VOLUME LXIX

No. 8

August 2022

## Dallas BA's Industry Investors for 2022



## BRIEFLY

Advertising sales are ongoing for the 2023 Membership Directory, which is being published by E&M Consulting. Members can expect to receive calls and other correspondence from the company, which has worked in partnership with the Dallas BA on this project for many years.

The Association's Young Professionals group meets Wednesday, Aug. 3, from 5:30 p.m. to 7:30 p.m. at Dallas BA offices. Ted Wilson of Residential Strategies will be the guest speaker, discussing "Housing Market Conditions." This group is open to all members ages 40 and under. Details are on the calendar at [DallasBuilders.org](http://DallasBuilders.org).

The Dallas Division will host a lunch meeting discussing the International District at Valley View, featuring Ken Malcolmson, president and CEO of the North Dallas Chamber of Commerce. Registration begins at 11:30 a.m. at Maggiano's NorthPark. [Register](http://Register).

Aug. 22 is the last day to get up to \$250 off on website ad packages. Choose from \$250 off the 12-month Combination Package (.org and .com) \$150 off either 12-month Package or \$50 off any 3-, 6-, or 9-month term on any package. Ads are linked to your website and displayed on 8 pages throughout the website (16 pages for the combination package). For details contact [Holly.Pemberton@DallasBuilders.org](mailto:Holly.Pemberton@DallasBuilders.org) or call 214-624-3176.

It's not too early to register for the Multifamily Builders Council Golf Tournament, presented by Andersen Windows, which is always a sell-out. This year's event is scheduled for Oct. 14 at The Courses at Watters Creek in Plano. Registration begins at 9 a.m., followed by a shotgun start at 10 a.m. Partnerships are also available. Details are on the calendar at [DallasBuilders.org](http://DallasBuilders.org).

# Velez family gets their new home; OPFH celebrates 200th dedication

By Sheena Beaver,  
CAPS, CGP, CGA, CSP  
Dallas BA Operations Officer

Due to the ongoing support from members of the Dallas Builders Association, the City of Irving and Winston Custom Homes, another deserving veteran realized the dream of home ownership late last month.

Dedication ceremonies were held July 26 for U.S. Navy Corpsman Luisa Velez and her son Spencer.

This project is the eighth home the Dallas Builders Association has been honored to assist in providing. Thank you to all the vendors, suppliers and trades who liberally donated their materials, time and talent.

The Velez family was escorted to their mortgage-free, custom-built home by the City of Irving Police Department and Patriot Guard Riders, where they were welcomed home by officials and community members.

A crowd of approximately 100 braved the warm weather to welcome the family home and invite them to the area.

Dallas BA Executive Officer Phil



U.S. Navy Corpsman Luisa Velez and her son Spencer do the honors during July 26 dedication ceremonies at their new custom-built mortgage-free home in Irving. This marks the eighth Operation Finally Home project for the Dallas BA and the 200th for Operation Finally Home, an organization that teams up with local builder associations to provide homes to combat-wounded veterans.

Crone emceed the dedication. "The emotions shared by Corpsman Velez and Spencer during the dedication exemplified the journey they've been on together and were shared by everyone in attendance who contributed to this happy chapter of their lives," he stated. "It is incredible that Operation Finally Home has now done this for 200 deserving veterans and is poised to do the same

for many more. The Dallas BA is honored to be a small part of their mission to provide the American dream to those who sacrificed so much to preserve and protect our ability to do so."

Following the dedication and ribbon-cutting ceremonies, Velez received the keys to her new home.

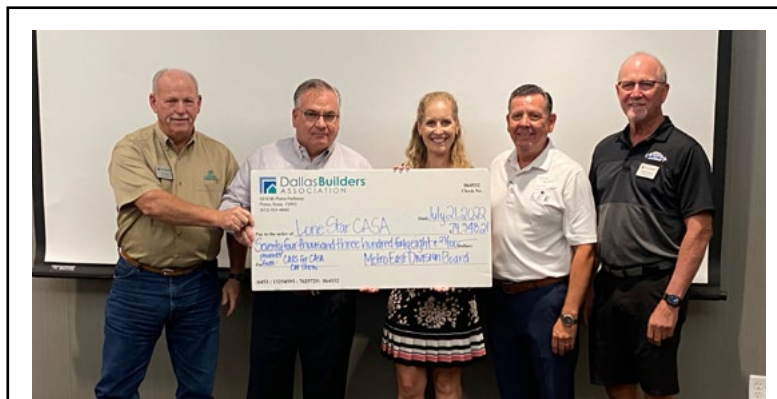
The veteran has been recognized with a Navy and Marine Corps Achievement Medal, Presidential Unity Citation, National Defense Service Medal, and Global War on Terrorism Expeditionary Medal, among other accolades.

The dedication was an exciting milestone for Operation Finally Home, marking the 200th home the nonprofit has provided for America's heroes, through the generosity of donors and the help of partners. To celebrate, a neighborhood welcome home party for key supporters, recipients and the Irving community followed the Velez Dedication Ceremony.

"It is an honor to welcome U.S. Navy Hospital Corpsman Third Class Luisa Velez and her family to their new home," said OPFH President Rusty Carroll. "Every home we build for a veteran, first responder or their family is an honor and a blessing, but as our 200th build, this project holds special significance. We are committed to the work of giving America's heroes a place to come home to long into the future."

Velez was initially surprised with the news that she would be receiving a mortgage-free, custom-built home last November. She and her son Spencer thought they were meeting with representatives from Operation Finally Home and Winston Custom Homes as part of a preliminary interview process. During a drive around the neighborhood, the Patriot Guard Riders intercepted the family and escorted them to the homesite for a special groundbreaking ceremony.

Continued on page 5



## Metro East Raises Almost \$75,000 for Lone Star CASA

The Metro East Division's 17th annual Cars for CASA vintage car show netted \$74,348.21 this year. Above, members of the division's board of directors make the presentation. From left are Larry Baty, Cadenhead Servis Gas; Doug Bowerman, Susser Bank; Lone Star CASA Executive Director Lauren Rowe; Dave Hambley, Lee Lighting; and Greg Paschall, Richardson Ready Electric. To date, Metro East has donated more than \$645,000 to the organization.

# Leadership Installation set for Saturday, Oct. 1

The Association's senior officers, board of directors and the division and council leadership teams will all be installed Oct. 1 during ceremonies held at Las Colinas Country Club in Irving.

The Installation will be presented in partnership with StrucSure Home Warranty.

Officers and directors for 2022-2023 will be announced following the official election and organizational meeting this month.

Festivities will kick off at 6 p.m. with a cocktail reception followed by dinner and Leadership Installation ceremonies hosted by TV Personality Amy Vanderroof.

The gala will also include presentation of the Dallas BA's most prestigious awards. The Hugh Prather Trophy is given annually to the builder, remodeler or developer member who has done the most for the betterment of the North Texas area and the industry.

Also presented will be the Clyde Anderson Associate of the Year Trophy, which recognizes an associate member's contributions to and support of the Dallas Builders Association.

Partnership opportunities are available for this event. Contact Director of Member Services Misty Varsalone at [misty.varsalone@dallasbuilders.org](mailto:misty.varsalone@dallasbuilders.org) for details.

Dallas Builders Association  
**Trivia Night**  
September 8 | 5:30-9:00pm  
Celebrate National Associates Appreciation Month  
Hosted by Dallas BA Builder Members  
Dallas Builders Association  
5816 W. Plano Pkwy  
Plano, TX 75093  
Register at [DallasBuilders.org](http://DallasBuilders.org)



**SHOOTOUT**  
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**August 31**  
**8am - 2pm**

Elm Fork Shooting Sports  
10751 Luna Rd.  
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Benefiting the Dallas BA's political action committee, the HOME PAC Shootout presented by BGE Inc. will host 100 shooters in a sporting clay tournament at Elm Fork's 10 station course.


Individual Shooter\* - \$150  
Team of Four Shooters\* - \$600

Registration fees include breakfast, lunch, beverages, 100 sporting clay targets and range fee. Shooters must bring their own ammo (100 rounds of 12 or 20 gauge), and eye and ear protection.

\*Only PERSONAL or NON-CORPORATE checks or charges may be accepted by HOME PAC of Greater Dallas.

Register at [www.DallasBuilders.org/calendar](http://www.DallasBuilders.org/calendar)

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BARCIE VILCHES, Editor



**The HomeFront**  
-Gov't Affairs News and Info

**Permit Times, Codes and Educating the Decision Makers**

After a successful time in Washington, D.C., earlier this summer, advocating to members of Congress on American housing needs, Dallas BA continued its regulatory focus here at home.

After meeting with the new City of Dallas Chief Building Official earlier this year, a team from Dallas BA met again with city leadership in late July to both hear the plan the CBO has to get efficiency back into the permitting process, and to ensure city leadership has a firm understanding of the negative impacts that are coming from permit delays.

The team from Dallas BA detailed how builders are still facing delays upwards of seven months. They explained how houses that were previously constructed in acceptable time frames were facing schedules outwards to a year.

At a time when material costs are already a nightmare, the additional carrying costs from permit delays are adding greatly to the cost to build a home. Supply chain issues are one thing, but when a delay comes right in the start of the process, it makes it that much worse. Ultimately, it impacts the consumer.

Dallas BA expressed the need to be proactive on stuck projects, including developing a process to address those projects that have been in the queue for 12 weeks or more, and figure out why they are delayed. In addition, the Association stresses the importance of focusing on ways to simplify the process and make it consistent.

The CBO expressed his agreement with the need to alleviate the hurdles facing builders, including finding a more customized process for how projects of different scopes are handled for review.

With the update to the city's permitting platform, the Development Services Department hosted two virtual demonstrations of ProjectDox 9.2, on July 12 and 13, to provide the public with an introduction to the new software. The experience provided a step-by-step walk-through from the applicant's point of view.

The webinars were helpful, as 95 stakeholders participated to get a first look at the new enhancements. Additional training dates are scheduled for Aug. 13, 20, 27 and Sept. 10. These classes will be held in-person. Development Services has sent out the notice for registration.

Builders in Dallas should also be aware of the scheduled four-day permitting system outage that is scheduled to begin on Thursday, Aug. 4. The time is

needed as Development Services transitions the platform from city servers to the new ProjectDox 9.2 cloud version.

The system will be back online Monday, Aug. 8. An update from the city indicates that DEV staff are prepared to receive and review paper submissions during that time.

Dallas BA is monitoring cities in the region as departments consider updating their building codes to adopt the 2021 I-codes, including the International Residential Code, the International Energy Conservation Code, and others.

The cities of Frisco and Celina have already informed that they are in the drafting process and Dallas BA will offer review.

Both hope to have their adoption completed by fall. Like other cities, Celina and Frisco plan to take advantage of the benefit of including the regional amendment recommendations that are produced by the North Central Texas Council of Governments Regional Codes Coordinating Committee (RCCC).

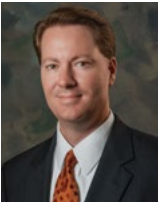
Dallas BA is a voting member of the RCCC and, along with other stakeholders, worked to provide amendments that help the codes focus on health and safety, while working to avoid needless requirements and cost increases.

The cities of Plano and Denton recently completed their process and made use of the RCCC recommendations as well.

Much like we do at the local level, Dallas BA continues to take advantage of opportunities to help educate federal decision makers on the benefits of letting builders do what they do; drive better building science through market choices.

This was the case when Dallas BA Past President Matt Mitchell gave a presentation on structurally insulated panel construction at an annual energy

David Lehde  
Director of  
Government  
Affairs



efficiency summit held by U.S. Congressman Michael C. Burgess, M.D. (TX-26) on July 16.

Over the years, many members of Dallas BA have presented at the summit and educated both decision makers, and the public who elects them, about energy efficiency in modern home construction.

The ability to have a seat at the table and help educate elected officials about how regulation impacts the residential construction and development sector is a significant tool in the advocacy box for the Association.

With recent municipal elections and the upcoming November general and municipal elections, it is important for our industry to communicate with those who may be elected in November to write and vote on regulations that impact your bottom line. So, mark Aug. 31 on your calendar as a fun opportunity to help in that process.

The HOME PAC Shootout will be presented by BGE on Wednesday, Aug. 31, at the famed Elm Fork Shooting Sports facility in Dallas.

Benefiting HOME PAC of Greater Dallas, the event provides a fun opportunity to support Association advocacy and enjoy a morning in the outdoors. Participant entry is \$150 per shooter, which includes breakfast, lunch, and beverages. You can also register a team of 4 for \$600. Shooters must provide their own ammunition (20 or 12 gauge), as well as eye and ear protection.

Partnerships are still available. Members can inquire about registration and partner information can be found under the August calendar listing on DallasBuilders.org or by contacting the Director of Government Affairs at [David.Lehde@DallasBuilders.com](mailto:David.Lehde@DallasBuilders.com).



Dallas BA Past President Matt Mitchell presents at the 2022 Energy Efficiency Summit hosted by U.S. Congressman Michael Burgess.



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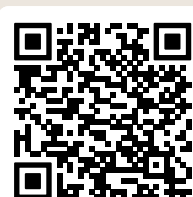
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# Upcoming Class: Aug. 24

Presented by **STRUCSURE HOME WARRANTY**

## Making Window Do's and Don'ts Crystal Clear: Building a Better House Series - Aug. 3

This class will cover:

- SHGC and U-value do they really make a difference?
- Window energy efficiency tips
  - Argon vs krypton gas
  - Common installation don'ts
  - Sound dampening windows
  - Storm rated windows
  - Metal vs vinyl vs wood vs fiberglass vs composite vs cladded
  - When to replace windows
  - Things to consider when doing a total house window replacement: benefit vs cost

Matt Eytcheson, custom window specialist with BMC, will teach the class.

This is a hybrid class, offered both virtually and in-person at Dallas BA offices in Plano. Register at [DallasBuilders.org](http://DallasBuilders.org). Time: 10 a.m. – 12 p.m. Cost: \$35 Member/\$55 Non-Member

This class is brought to you by 2022 Education Title Partner StrucSure Home Warranty and Building a Better House Series Partners DuPont, Texas Builder Resources Group and Samsung.

## Accounting & Job Costing: Managing a Better Business Series - Aug. 24

You can't improve what you don't measure. Learn how to maximize profits by understanding accounting and job costing. Each business and project comes with an ebb and flow of income and expenses. Understanding how to watch, manage and influence these numbers can help you maximize your profits. In order to do that, you must first get your books in order.

This class will cover:

- Construction accounting
- Job costing
- Bookkeeping

NAHB Master Instructor Donny Mack of Mack Professionals/Beaver Builders will teach the class.

Beaver Builders has performed remodeling projects from basic bath remodels to whole house renovations and built homes from the low \$90's to \$1 million-plus. Donny Mack is one of only 12 individuals in the nation to have achieved the Master Instructor title.

Register for this hybrid class at [DallasBuilders.org](http://DallasBuilders.org).

Time: 10 a.m. – 1 p.m. Cost: \$35 Member/\$55 Non-Member

The class is brought to you by 2022 Education Title Partner StrucSure Home Warranty and Managing a Better Business Series Partners DuPont and Texas Builder Resources Group.

# Professional Women in Building present August lunch program

The Professional Women in Building Council will host a lunch meeting on Aug. 17 featuring guest speaker Jennifer Chandler, president of Bank of America Dallas, who will discuss her path to success and the life lessons that helped develop her leadership strategy.

Reservations can be made on the calendar at [DallasBuilders.org](http://DallasBuilders.org).

Regular meetings are planned for the third Wednesday in September, October and November. Upcoming meetings feature a line-up of powerhouse women in the building industry including Jean Ann Brock, co-founder of Highland Homes, national sales trainer Mar'Sue Haffner and Jennifer Johnson, founder of Olivia Clarke Homes.

Membership in PWB is not limited to women. All employees of Dallas BA member companies in good standing are eligible to join the council. "Being a male in PWB isn't as scary as it sounds," says Chris Clay of 2-10 Home Buyers Warranty, an organization that stresses the importance of empowering women to be leaders. "We all have a part to play to help build each other up and be a resource. PWB gives me the opportunity to ensure women will continue to be supported and have a place in our industry."

Dues are \$75 per year. The council is currently accepting partnerships. Current partners are 2-10 Home Buyers Warranty, Hotchkiss Insurance, Altura Homes, FBC Mortgage, Texas ProChemical, Elite Remodeling and Fiber Fast Homes.

To receive a PWB membership application or partnership commitment form, contact Misty Varsalona at [misty.varsalona@dallasbuilders.com](mailto:misty.varsalona@dallasbuilders.com) or visit the Divisions, Councils and Committee tab on [DallasBuilders.org](http://DallasBuilders.org).

The group's mission statement is to unite and support women in the construction industry.

This month's lunch speaker, Jennifer Chandler, is managing director, president of Bank America Dallas, and head of philanthropic solutions for

Bank of America. As president, she directs effective collaboration across multiple lines of business, advancing purposeful engagement with client priorities. Deeply committed to corporate stewardship, she serves on the Bank of America Foundation committee and

promotes a culture of volunteerism and community support. As head of philanthropic solutions, Chandler oversees strategy development and advisory/consulting services for non-profit institutions, corporate and private foundations.

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Dallas Building Permit Summary			
Residential	Permits	Value	Units
Single Family Homes	10,296	\$3,230,661,081	10299
Duplexes & Twin Homes	64	\$10,732,354	128
Apartments & Condos	66	\$895,261,953	9632
Cabins	1	\$80,000	0
Other Residential Structures	393	\$21,120,855	0
Swimming Pools & Spas	2,203	\$112,175,967	0
Garages & Carports	93	\$5,975,650	0
Res Rmdl, Addn, Int Fin	1,688	\$113,703,690	0
Reroof Residential	552	\$31,450,441	0
<b>Total Residential Const</b>	<b>15,356</b>	<b>\$4,421,161,984</b>	<b>20,059</b>

Dallas Building Permit Summary			
Week 29 - 07/14/22 to 07/20/22 (permits over \$20,000)			
Residential	Permits	Value	Units
Single Family Homes	205	\$56,230,769	205
Demolition	25	\$717,500	0
Footing & Foundation	76	\$945,159	0
Duplexes & Twin Homes	2	\$400,000	4
Apartments & Condos	1	\$45,000,000	356
Other Residential Structures	11	\$247,345	0
Swimming Pools & Spas	50	\$1,716,200	0
Garages & Carports	2	\$97,000	0
Res Rmdl, Addn, Int Fin	92	\$9,483,461	0
Reroof Residential	19	\$2,309,450	0
<b>Total Residential Const</b>	<b>483</b>	<b>\$117,146,880</b>	<b>565</b>



Jennifer Chandler

# ACCEPTING SUBMISSIONS

**HOME OF THE WEEK**

Now Also Open to Multifamily Builders and Land Developers

The Home of the Week presented in partnership with The Dallas Morning News, is now open to multifamily builders and land developers in addition to single-family builders. The feature will highlight homes (in all stages of completion), apartment/condo complexes and master-planned communities. These projects will be promoted in both the print and online Dallas News, on [DallasBuilders.com](http://DallasBuilders.com) and on social media.

**INTERESTED?** Contact Holly Pemberton at 214-624-3176 or [holly.pemberton@dallasbuilders.com](mailto:holly.pemberton@dallasbuilders.com)

# Dallas BA presents keys to a new mortgage-free home to combat-wounded veteran Luisa Velez

continued from page 1

The Velez family was overjoyed when they learned that they had been selected to receive the home in Irving. A Notes of Love event, during which officials and community members left encouraging notes on the studs of the Velez family's unfinished home, was held on Feb. 14.

Since that time, the family has not seen the progression of the build in order to allow Operation Finally Home to unveil it for them at the July dedication event. The surprise and gratitude on the family's face was an exciting moment, especially when they realized Nebraska Furniture Mart had filled the home with furnishings and an anonymous member provided interior decorating.

The Dallas BA is beginning to look ahead to project No. 9. Please look for details in the upcoming months. Contact [Sheena.Beaver@dallasbuilders.com](mailto:Sheena.Beaver@dallasbuilders.com) if you are interested in participating.



Stephen Goodgame PHOTOGRAPHY



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# Ferguson hosts Association's July 28 After Hours



Kendra Barnes with Toto wins sets of can lights, presented by host Kelsey Rosenstein with Ferguson.



Abby Moravek with Milwaukee Tool wins an Igloo Ferguson cooler.



Doug Bowerman with Susser Bank wins a Moen shower head



Anahi Neal with JE Design Group wins a Moen shower head.



David Baker with City Lifestyle wins can light sets.



Lori Mann with California Closets wins a set of Spektrum LED lights. With her is Justin Lemar.



Jennifer Lopez with Your Texas Contractors wins a bath caddy.



Dennis Brim with Prestige Partners Realty wins an Igloo cooler.



Matt Mitchell with James Andrews Custom Homes wins a Moen shower head set.



Bob Hansen with Garvey Homes wins a Yeti cooler.



Forrest Woods with Jetstream Outdoor Cooling & Heating wins a Moen shower head set.



Tom London with Thomas Signature Homes wins can light sets.



John Humen with Metropark Builders wins Apple AirPods.



Ravi Macha with TechArt Signature Homes wins a Keurig.



Jeff Dworkin with JLD Custom Homes wins an Instant Pot.



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PROFESSIONAL SERVICES  
Spike: Alan Hoffmann, Hoffmann Homes

Pinnacle Foundation Repair  
Nate Bersch  
972-251-0018  
FOUNDATION  
Spike: Chris Clay, 2-10 Home Buyers Warranty

PK Floors Plus  
Patrick Kelley  
214-771-3872  
FLOORING  
Spike: Dave Hambley, Lee Lighting

Superior Landscapes  
Casey Wier  
214-368-3327  
OUTDOOR LIVING  
Spike: Michael Turner, Classic Urban Homes

The ML Group Inc.  
Mike Love  
214-504-6098  
DESIGN/ARCHITECTURAL SERVICES

Trinity Title of Texas  
Clay Arthur  
972-707-1800  
REAL ESTATE

Welltower  
Keith Clipp  
214-605-7957  
REAL ESTATE

**AFFILIATES / ADDITIONALS**  
Beta Builders LLC  
Fahri Olgun  
469-784-9754  
BUILDERS - RESIDENTIAL

PK Floors Plus  
Angie Weber  
469-338-3599  
FLOORING

See complete contact information at [DallasBuilders.org](http://DallasBuilders.org).

## AFTER HOURS

Thursday, August 25  
6-8 p.m.

Hosted By



1325 Capital Pkwy, Carrollton

Enjoy food, beverages and prizes while networking with fellow industry professionals

### Builder Jackpot – \$900

Builder must be present at time of drawing to be eligible to win the Builder Jackpot. After Hours is FREE to attend, but reservations are requested.

[DallasBuilders.org](http://DallasBuilders.org)

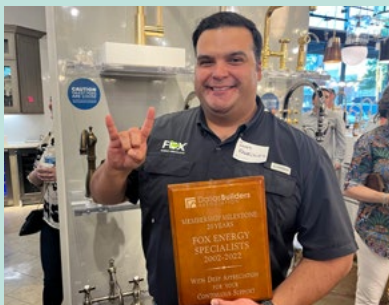
## Milestone Anniversaries



**Builders FirstSource – 25 Years**  
Darrell Smith, Andersen Windows & Doors; along with Matthew Eytcheson, Jim White and Cole Baker, all of Builders FirstSource, display their company's 25-year Milestone Anniversary Award.

### Fox Energy Specialists – 20 Years

James Rodriguez with Fox Energy Specialists receives his company's Milestone Anniversary Award signifying two decades of continuous membership in the Dallas BA.



### 50 Years

Joe Company Inc.

### 10 Years

Hensley Lamkin Rachel, Inc.

### 5 Years

K-Rose Constructgion Inc.  
Maplehill Residential, LLC

### 15 Years

Enviro-Harwood Homes/Enviro Custom Homes

Highland Classic Homes, LLC

Huber Engineered Woods

PrimeLending, A Plains Capital Company

Starside Custom Builders

StrucSure Home Warranty

Milestones Presented by:



## Members win 2022 TAB Star Awards

The Texas Association of Builders (TAB) announced the 2022 Annual Star Awards winners in conjunction with the Sunbelt Builders Show™ at Hilton Anatole Dallas.

This 29-year program brought over 600 entries that resulted in five Grand Awards and 172 elite trophies handed out by co-emcees Jenny Anchondo, TV news journalist/Second Shot Podcast host and Media Personality Amy Vanderoef.

The Star Awards have been given annually since 1992 as the only statewide tribute to excellence in the homebuilding industry recognizing excellence in all areas of the residential construction industry.

Projects and nominations were submitted by 108 companies from 72 cities from across Texas. The awards showcase the outstanding work of builders, remodelers, architects, designers, developers, and sales, marketing, and construction professionals.

Dallas BA member Teresa Williams of KJ Custom Screens & Outdoor Living was named Associate Professional of the Year.

Member Johnson Development was honored with a Developer Grand Award. Johnson took home top awards in several categories: Best Overall Community Over 600 Acres, Best Overall Community 300-599 Acres, Best Promotional Video, Best Direct Mail Piece, Best Print Ad and Best Digital



Teresa Williams  
TAB Associate Professional of the Year

Marketing Campaign. Members who were among the winners are listed below.

- Alair Homes
- Gehan Homes
- Grand Homes
- Grenadier Homes
- Homes by J. Anthony
- Hot On! Homes
- HRS Build
- Huffines Communities
- Johnson Development - Grand Award
- KJ Custom Screens & Outdoor Living
- Lingenfelter Custom Homes
- Rembert Custom Builders
- Toll Brothers
- Traditional Claddic Homes, LLC
- Wan Bridge Group

Entries for the 2023 Star Awards will open in December.



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