

North Central News

The Newsletter of the North Central WV Home Builders Association



May 2025

Higher Rates and Rising Costs Drive Starts Down

Constrained housing affordability conditions due to elevated interest rates, rising construction costs and labor shortages led to a reduction in housing production in March.

Overall housing starts

decreased 11.4% in March to a seasonally adjusted annual rate of 1.32 million units, according to the latest data from HUD and the U.S. Census Bureau.

The March reading of 1.32 million starts is the number of housing units builders would begin if development kept this pace for the next 12 months. Within this overall number, single-family starts decreased 14.2% to a 940,000 seasonally adjusted annual rate and are down 9.7% compared to March 2024. The multifamily sector, which includes apartment buildings and condos, decreased 3.5% to an annualized 384,000 pace.



On a regional and year-to-date basis, combined single-family and multifamily starts were 8.6% higher in the Northeast, 3.3% higher in the Midwest, 8.5% lower in the South and 10.6% higher in the West.

Overall permits increased 1.6% to a 1.48-million-unit

annualized rate in March. Single-family permits decreased 2% to a 978,000-unit rate. Multifamily permits increased 9.3% to a 504,000 pace.

Looking at regional permit data on a year-to-date basis, permits were 24.7% lower in the Northeast, 4.7% higher in the Midwest, 0.4% higher in the South and 8.8% lower in the West.

In March, the number of single-family homes under construction is at 632,000 homes while the count of apartments under construction has fallen to 759,000 units.

President's EOs Promise Reg Reform

President Trump in April signed several executive orders [aimed at regulatory relief](#) at both the federal and state levels. NAHB has been working closely with the administration to eliminate excessive regulations. The EOs include:

Removing state-level impediments to domestic energy production.

Rescinding unlawful regulations based on the outcomes of several recent landmark Supreme Court decisions. and

Establishing a "Conditional Sunset Date" for certain regulations.

NAHB Evaluates Code Proposals

Members of two NAHB Construction Codes and Standards Committee Proposal Oversight Groups (POGs) recently met at NAHB headquarters to review code proposals submitted for Group B of the ICC's 2024-2026 code development cycle.

POGs are working groups overseen by NAHB's Construction Codes and Standards Committee and charged with determining NAHB's advocacy position on code change proposals going through the ICC code development process. Read [the lists of proposals](#) NAHB supports or opposes.

Read the Updated Impact Fee Primer

As local governments increasingly turn to development impact fees as a funding solution for growth-related infrastructure, it is critical for stakeholders in the building and development industry to push back against these fees being used as a blank-check revenue source.

NAHB – in conjunction with Launch Development Financial Advisors – has provided an [updated impact fee primer](#).

Make Preparations Now For Hurricane Season

As we approach the 2025 Atlantic hurricane season, this is a good time for businesses, home owners and community leaders to evaluate hurricane risks, update emergency plans, and ensure essential supplies are on hand.

Disasters can happen at any time. Acting now can help protect business operations, support employees, and minimize impacts to your business. Don't delay creating or updating a continuity plan and strengthening your supply chain resilience. Explore preparedness resources by [visiting nahb.org/disaster](https://nahb.org/disaster).

Ford Pro Joins NAHB's Member Savings Program

NAHB is excited to announce the latest addition to the NAHB Member Savings Program: Ford Pro. Through this exclusive program, NAHB members can save up to \$5,000 on a wide range of Ford Pro cars, trucks, vans and SUVs. Plus, the member discounts can be combined with local dealership offers.

To take advantage of these deals, members simply complete the Ford Pro Discount Request Form at nahb.org/ford. Visit nahb.org/ford to view a list of eligible vehicles, search for participating dealerships and access the discount request form.

NCWVHBA Membership Report

Our renewing members are the backbone of our Association... It is for that reason we would like to thank the following members for renewing:

Carl Sickles, [Affordable Landscaping Supplies](#)

Cliff Jackson, [AllPro Home Improvement](#)

Phillip Garber, [Bruceton Powerwashing, LLC](#)

Patti Shamblin, [PAS Consulting](#)

Brian Greer, [Cornerstone Building Products](#)

Dan Baliker, [Danny's Door Service](#)

Thomas Brown, [Outdoor Tranquility](#)

WELCOME to our **newest** NCWVHBA Members:

Steve Paras, [Snavelly Forest Products](#)

Jeremiah Hawkins, Daniela Hawkins, Shayne Hamilton, and Joshua Rakosi, [SRS Building Products](#)

Brent Skidmore, [Skidmore Rentals](#)

Record Property Tax Collections

Property tax revenue collected by state and local governments [reached a new high](#) in 2024 and continued as the largest single contributor to state and local revenue.

According to the Census Bureau's Quarterly Summary of State and Local Taxes, state and local property tax revenue totaled \$797 billion, up 8.2% from the prior year and making up 38% of all state/local revenue. General sales tax revenue was up 1.2% to \$587 billion (28% of the total) while individual income tax totaled \$537.4 billion (25.6%), up 4.7% over the year.

The sharp rise in property tax collections was driven primarily by the rapid home price inflation seen over 2023 and 2024.

Have a Chemical Safety Plan

Hazardous chemicals are found everywhere on a home building site and in many commonly used products, such as paints, cleaners, and adhesives. [Providing easy-to-read information](#) about their identity and hazards can keep everyone on the job site safe.

Chemical identification and hazard notices are also required by OSHA. A strong job site safety plan includes the identification and notices for chemicals as they come onto the site. There are a number of steps that can be taken to ensure all workers are aware of chemical hazards. NAHB has created a [chemical safety video](#) that is available in both English and Spanish on nahb.org.

Leadership List

President

Chris Bailey

1st Vice-President

John Keener

2nd Vice-President

Kris Lilly

Associate Vice-President

Tom Board

Secretary

Terri Boone

Treasurer

Janelta Curtis

State Area Vice-President

William Burdett

National Delegate

Doug Burch

www.ncwvhba.org

POC: Terri Boone (304) 599-0880

info@ncwvhba.org

Calendar of Events

5 Jun, Board of Directors Meeting
Location: NCWVHBA Conference room

10-13 Jun, **NAHB Spring Leadership Meeting**
11 Jun, **Legislative Conference**
Location: Washington DC

17 Jun, Caffeinate & Regulate: Unpacking IECC Code Changes, 7am
Location: NCWVHBA Conference Room
REGISTER HERE

26 Jun, General Membership Event *special date*
Location: Hosted - SRS Building Products/IKO
RSVP HERE

28 Jun, **NCWVHBA Clay Shoot**
Location: Hunting Hills
Donations support WVU Children's Hospital
REGISTER HERE

17 July, Board of Directors Meeting
Location: NCWVHBA Conference room

July - NO General Membership Event

1 Sept: DEADLINE for BOWV submissions. Click logo to submit:



27 Sept, **Great Bowls of Fire Chili Cook-off**
Location: Cedar Lakes, Ripley, WV

24-25 Oct, HBAWV Annual Convention
Location: Oglebay Resort

17-19 Nov, NAHB Fall Leadership

**NEVER PAY FULL
STICKER PRICE.**

NAHB members **save between**
\$500-\$8,150 on vehicle purchases & leases.

LEARN MORE

NAHB
National Association
of Home Builders

Registration CLOSES 16 June - get your team registered NOW!



CLAY SHOOTING COMPETITION

Keeping The Wellness Of Our Children
In "Sight"

JUNE 28, 2025
10AM - 6PM
HUNTING HILLS SHOOTING PRESERVE
181 Hunting Hills Rd, Dilliner, PA 15527


Benefiting
WVU Medicine Children's

PRESENTED BY: **SRS**
BUILDING PRODUCTS

Registration Deadline: June 16th
CONTACT INFO
Jamie - (304) 435-5492, creekroofingwv@aolcloud.com
Terri - (304) 599-0880, info@ncwvhba.org

NCWVHBA
NORTH CENTRAL WEST VIRGINIA
HOME BUILDERS ASSOCIATION

**ATTENTION: Registration CLOSES 16 JUNE
Get Your Team Registered NOW!!**



FLOORS TO YOUR DOOR MOBILE SHOWROOM

Floors to your door is a mobile showroom located in Morgantown, West Virginia. We provide 100s of samples at your convenience to your doorstep!

Along with that we provide installation. We specialize in custom tile. We offer backsplash's along with flooring. We are your one stop shop!

We also provide free estimate estimates and quotes. No project is too small.

DO
BUSINESS
WITH AN
NAHB
MEMBER.



Members Save Millions

Start saving at nahb.org/savings

