



[Click here to visit the TABA Homepage!](#)

On The Level - July 2007

Contents:

- [REVERSE RAFFLE - JULY 13TH](#)
- [President's Message](#)
- [Director of Government Affairs](#)
- [Sunbelt Builders Show Offers Something For Everyone](#)
- [BBQ Cook-Off Award Winners](#)
- [TABA Hosts TRCC Seminar](#)
- [Membership Drive Scheduled](#)
- [June New Home Starts](#)
- [EO's Comments](#)

Reverse Raffle - July 13th at K.C. Hall



Win one of these fantastic prizes and much more...

TABA will hold its very first **Reverse Raffle** on Friday, July 13th at the Knights of Columbus Hall in Temple. The TABA Board of Directors and Membership Meetings & Sponsors Committee are responsible for selling 190 tickets at \$100 each.

The ticket entitles entry into the Reverse Raffle, dinner for two and a chance to win one of the \$10,000 worth of fantastic prizes. Our prizes include a 52" flat screen television, a Franchi 12ga. shotgun, a \$1000 travel voucher to be used through *Your Travel Agency* on any form of travel, and a 4x2 John Deere Gator. The prizes will be present at the raffle so be prepared to take your winnings home with you. Along with the top prizes there will be a silent auction held throughout the evening.

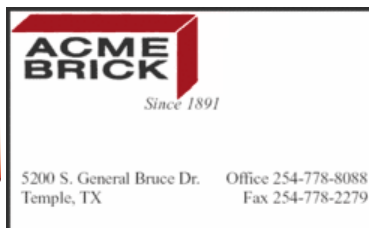
Mulligans will be available for purchase at the door and tickets may be auctioned off throughout the night. All transactions are to be completed the evening of the event.

Eddy Lange will be our Master of Ceremonies. We are looking forward to bringing this event to our membership. If you are interested in purchasing a ticket, please call the TABA office at 773-0445 or email to cheryl@tahb.org.

[On The Level - Table Of Contents](#)



Don Ringler
CHEVROLET TOYOTA SCION
Let's Go Places
www.DonRinglerAutos.com



ACME BRICK
Since 1891
5200 S. General Bruce Dr. Office 254-778-8088
Temple, TX Fax 254-778-2279



Kohutek
Engineering & Testing, Inc.
CONSULTING ENGINEERS **Gordon L. Kohutek, P.E.** President
3200 East University Avenue, Georgetown, TX 78626
(office) 512-930-5832 • (fax) 512-930-5852

Home Loans | Construction Loans



Extraco
Banks. Extraordinary Starts Here

Member FDIC | extracobanks.com | 254.774.5500



Gold Star
Cabinets & Countertops
Granite, Quartz, Solid Surface, Showers
Office #: 512-251-9279 Fax #: 512-251-4445
Email: gscabs@ymail.com
Account Reps:
Andrew Keown/ John Wells/ Dale Murrow
www.goldstarcabinets.com



tBi
TEXAS BRIGHT IDEAS
Lighting - Window Coverings
Ceiling Fans - Builders Hardware
HARKER HEIGHTS 254-699-2509
GEORGETOWN 512-930-2005
EMAIL TBI@HOT.RR.COM • WWW.TEXASBRIGHTIDEAS.COM



President's Message

Mike Pilkington

Last month I wrote "summer is here." I guess I was wrong! The April showers haven't shut off yet. While the weather has slowed down most of our work, TABA has been moving full steam ahead on a variety of projects.

One of the major projects going on is the work on Temple's new comprehensive plan. I've had the opportunity to observe many of our members at work with others from our community to determine the way Temple should develop in the future.

Through this process and in other conversations I have had with citizens, I have learned that some folks are of the opinion that striving for "quality of life" and having policies that encourage growth are at odds. I believe there are people who feel that builders, developers, subcontractors and businesses in general are only out to "make a buck" and don't care what our community turns out to look like.

These thoughts have really made me stop and reflect on a question. Is the promotion of growth at odds with quality of life? To answer that question I stepped back and tried to take an objective look at what our association and members must look like to the general public.

When I looked around my community I noticed a number of our business's names on the back of little league and soccer jerseys. I also have seen our business owners volunteering on projects such as building playgrounds or setting up events for our community.

Additionally, I regularly see our members volunteer their time working with the municipalities in our area to keep building costs down while improving a number of "quality of life" measures that are in line with initiatives of a variety of groups in our community. These efforts include potential beautification measures, economic development, community event planning, and many other issues related to making life in our communities more enjoyable for all.

Upon further investigation, I also found TABA members putting their money where their mouth is and investing in our downtown area and other revitalization projects. By my definition, all of this adds to the quality of life of our citizenry. It is also very much in line with a key mission of the Temple Area Builders Association, which is to "enhance home ownership."

I suppose the most skeptical of folks might view these efforts as a way to put more money in the pockets of our businesses, but I'm not sure that they could ever fully justify that opinion.

Fact is, the members that I've observed are looking for ways to provide for citizen's desires. At the same time they are working to help keep government regulations in check so more families can afford a new home and still be able to go into the local retail outlets to make purchases with money that will stay in our community. This, of course, will lead to additional stores, restaurants, etc. that will serve to further enhance our community.

It really didn't take long for me to answer my own question. I believe that the members and leaders of TABA do an excellent job of promoting home ownership by working to keep homes affordable to as many people as possible. We balance this by working hard to also enhance the joys of home ownership by helping provide for the highest possible quality of life in this area.

I am very proud to have an association that works actively with and in our communities to help make life here better for all. Many thanks to all of our members who work with and through our association, whether it be on any of our many committees, representing us to the city, or just doing quality work.

Also, thanks to those who volunteer in other ways in our community, from sponsoring or coaching that little league team to working to clean up a neighborhood to supporting our churches and schools.

The only thing I would ask is that you as a member of this organization would help to educate our citizens as to what we are all about. Keep up the good work and we will have an even better place to live and raise our families.

Mike Pilkington

[On The Level - Table Of Contents](#)

Serving Central Texas for over 50 years!

NORMAN BUILDING MATERIALS, INC.

South Main – Interstate 35
P. O. Box 576
Belton, TX 76513

Frank Norman Office (254) 939-5132
Mobile (254) 534-2532 Fax (254) 939-7213



Serving all of Bell and Coryell Counties

Temple 254.773.7750
Salado 254.947.8480
Harker Heights 254.699.1102
Gatesville 254.865.2114
www.fttx.com
www.facebook.com/fttx

LINDA CHAISON
President
lchaison@centralandtitle.com
2005 Birdcreek Drive Suite 100
Temple, TX 76502
254.771.1346

CENTRAL LAND
TITLE COMPANY

PROPANE
★ THE CLEAR ALTERNATIVE FOR YOUR HOME ★
COOKING HEATING DRYING GAS LOGS GRILLING WATER HEATING

STAR TEX PROPANE, INC.

23330 S.E. H.K. Dodgen Loop • Temple, TX 76504
Toll Free (800)525-9205 Office (254)773-5717

Tri-Supply
DOORS, MOULDINGS, COLUMNS & MORE

Gary Vasek Mason Allen
Kevin Lynch Randy Goeke
David Gommert David Driver

(254) 771-3500 500 East Ridge Blvd Temple, TX 76502

Serving Central Texas for over 50 years!

Lengsfeld O Lumber Co.

Willie James
Jim Crawford
Danny Owens
Bruce Walker

8 N. 13th Street Temple, TX 76501
(254) 773-2609 Fax (254) 774-7660



Troy Glasson
Executive Officer

TABA Code Council



To provide for a more modern building code that addresses the design and installation of building systems through requirements emphasizing performance, the City of Temple is in the process of updating their code requirements for area residential and commercial builders.

In response to the City of Temple seeking to move from the 2000 International Code(s) to the 2006 International Code(s), TABA has formed a 'Code Council' to independently review the updated codes and to consider amendments that could be presented for consideration by the City.

The TABA Code Council, which is chaired by Phillip Snyder, met to thoroughly review the new codes after individual experts in their field had opportunity to review the plumbing, mechanical, residential, fire, building, energy, and electrical codes.

Members of the Council include:

Builders: [Phillip Snyder](#) (Phillip Snyder Construction), [Dean Winkler](#) (CRW Construction), [Pat Patterson](#) (Patco Construction), [Robbie Johnson](#) (Stillwater Custom Homes), and [Mike Pilkington](#) (Pilkington Development)

Plumber: [Ben Mauldin](#) (The Plumbing Shop)

Mechanical Installers: [Kevin Harmon](#) (Air Control) and [Charles Rabroker](#) (Rabroker Air Conditioning)

Energy: Phillip Snyder

Fire Code: Dean Winkler

Electrical: [Joel Amos](#) (Amos Electric) and [Lowell Coates](#) (Coates Electric)

Supplier: [Bruce Walker](#) (Lengefeld Lumber Company)

Amendments that were considered included those suggested by our Council and those recommended by the National Association of Home Builders. NAHB is actively involved in the development and maintenance of the national building codes.

Upon completion of our independent review, the Code Council met with Temple Construction Safety Director Richard Therriault, Fire Marshall Mark Smith, Fire Chief Lonzo Wallace, and other interested parties to discuss the various code changes.

A summary of those meetings, complete with TABA recommendations for amendments to the codes, has been presented to our City leaders who are currently reviewing and preparing to comment on the recommendations. By next month, we should be able to provide our members with an idea of how our recommendations were received and a specific list of what those are. Please make sure to check back in August for an update on this issue.

Stormwater Update

City Engineer Michael Newman called me to let me know that the Texas Commission on Environmental Quality has not finalized their Municipal Storm Water rules. The Temple Public Works Department has decided to wait on the TCEQ to complete their revisions prior to going to Council with the Temple Plan, which Mr. Newman believes is largely complete.

[On The Level - Table Of Contents](#)



SUNBELT BUILDERS SHOW FEATURES IMPRESSIVE LINE UP OF INDUSTRY LEADERS, EDUCATIONAL SESSIONS AND PRODUCT EXHIBITS

(DALLAS, TX - June 27, 2007) - Professionals in the home building industry looking to stay at the top of the challenging building environment should make plans to attend the seventh annual Sunbelt Builders Show, September 27-29, 2007 at the Gaylord Texan Resort and Convention Center in Grapevine, Texas.

Attendees will learn the hottest market trends and techniques, the latest "best practices" and learn helpful lessons on how to stay ahead of the competition in one of the most competitive housing markets in the United States.

This unique event will feature the newest products, materials and services from more than 350 exhibit vendors, and dozens of education sessions hosted by nationally renowned speakers that include "Do You Speak Builder? - Best Practices for Sales & Marketing Professionals", "Thriving - Not Just Surviving - in a Down Market," "The Bannister High Performance House," and "Casa Y Comunidad: Latino Home & Neighborhood Design," to name a few.

There will also be numerous National Home Builder Association (NAHB) designation courses, networking events and opportunities for one-on-one meetings with speakers and vendors, all working together to create the best solutions for success.

The Opening Session and Expo Party for the event will feature keynote speaker Jim Sundberg, a six-time Gold Glove winner and Executive Director to the President for the Texas Rangers.

"The Sunbelt Builders Show offers convenience, savings and great value in an intimate setting to conduct real business on a regional level, while providing the same quality speakers and programs as the International Builders Show," said T.W. Bailey, president of the Greater Dallas HBA.

The Sunbelt Builders Show offers a terrific value to attendees and their businesses. When guests purchase a Full Conference registration for \$275, they receive for three days to dozens of education sessions, free lunch each day, an Exhibits Pass and a ticket to the 7th Inning Stretch Networking Party. One-Day conference registration is only \$150.

Also, if registered before Sept. 21, 2007, attendees may **bring a guest for free**.

Sunbelt Builders Show Highlights Include:

- Nationally recognized speakers including NAHB economist, David Seiders; Vice President and Chief Economist for Fannie Mae, David Berson; and Henry Cisneros, Chairman, City View Companies
- Free Exhibit-Only pass if registered before 9/21/07
- Recognized as one of the "Fastest 50" growing shows by Tradeshow Week magazine
- NAHB Designation Courses
- Networking opportunities with industry leaders

- Star Awards Gala
- Greater Dallas HBA Green Built Parade of Homes
- Excellence in Leadership Dinner
- Bannister High Performance House featuring Steve Easley
- \$1,000 a day give-away and Home Run Derby
- Great hotel amenities at the Gaylord Texan Resort

For more information visit www.SunbeltBuildersShow.com to register and to review a complete list of events.

[On The Level - Table Of Contents](#)

TABA BBQ Cook-Off Winners

Sponsored By:   **Compass Bank**



Edward Jones

It was a long, wet day at the Overlook Pavilion but the cooks toughed it out and many were awarded trophies for their meats, beans and delicious desserts. The rain didn't dampen the spirits of our cooks and they kept the coals stoked going so far as to cover their BBQ pits during the downpour so that their fires didn't cool. These folks are serious about their BBQ and this was evident based on their results.

Not all teams could win but they did a great job and TABA truly appreciates their participation. We had some new winners, while some were able to defend their titles, and even some that reclaimed their titles.

Unfortunately, the kids activities had to be cancelled due to the poor weather conditions that made for a hazardous environment.

By judging time, the weather had cleared and the air got a little steamy. The Belton Fire Department was on hand to taste and judge all of the categories. TABA appreciates their time and service and we hope to have them back again.

We thank all those that braved the elements to come out and taste the cooking and visit.

We also would like to thank our sponsors Compass Bank, Lamar Advertising, Edward Jones - Dustin Zanders and Advantage Home Loans for their support. Their sponsorship allowed us to bring this event to our members free of charge.

Here's how the judging scored out:

BRISKET

- 1st Place - Tri-Supply
- 2nd Place - Roy Reid Builders & Volney Building Co.
- 3rd Place - Lengefeld Lumber Co.

RIBS

- 1st Place - United Mirror & Glass

2nd Place - Volney Building Co.

3rd Place - Roy Reid Builders

CHICKEN

1st Place - Roy Reid Builders

2nd Place - Lengefeld Lumber Company

3rd Place - Aspen Air

BEANS

1st Place - Heart of Texas Landscaping & Irrigation

2nd Place - Volney Building Co. & Lengefeld Lumber Co.

3rd Place - Tri-Supply

DESSERT

1st Place - Tri-Supply



[On The Level - Table Of Contents](#)

The New TRCC: Make sure you are in compliance



Attorneys from the [Decker Jones Law Firm](#) were in Temple this past month to provide TABA members with an overview about new laws resulting from the recent legislative session in Austin. These laws will directly impact the regulatory authority of the [Texas Residential Construction Commission \(TRCC\)](#) and indirectly impact the local building community in terms of additional residential construction contract obligations.

Stephen Polozola, Matt Motes, and Brad Rice spent the better part of two hours going over new violations under the law, new disciplinary powers of the TRCC, and new penalty amounts at the disposal of the agency.

Definitions pertaining to the TRCC have also been honed and the law is now more specific about whom it is addressing. For example, “persons subject to discipline...” has been clarified to include the builder’s agent or the person who owns or controls the majority ownership interest. This means that in some cases, the investor, rather than the builder could be responsible for the warranty requirements of a new residence.

Further points that the legal team emphasized included:

- How a builder could be accused of and fined for “misappropriation of trust funds.”
- Some TRCC procedural revisions will be of particular interest to those who build homes outside a municipality where these homes will now be required to be inspected by third-party inspectors.
- Prior to issuing building permits, municipalities will now be required to verify a builder is registered with the TRCC.
- “All registered builders are now required to have at least five hours of continuing education every five years,” according to Stephen Polozola

Mr. Polozola went on to say that most of these changes (not all) are effective September 1, 2007, and builder’s contracts must be updated to conform to the new legislation.

Should you require further information or wish to discuss whether your business complies with these changes, please contact Mr. Polozola at 817.336.2400, spolozola@deckerjones.com, or by mail at Decker, Jones, McMackin, McClane, Hall & Bates, P.C., 801 Cherry Street, Suite 2000, Unit #46, Fort Worth, Texas 76102-6836.

[Click here](#) to view the full presentation provided by Decker Jones.

[On The Level - Table Of Contents](#)

MEMBERSHIP - Everyone Can Help!!!

Increasing membership is something that every member of TABA could participate in without going very far out of your way. TABA is only as strong as its members. That fact is made more clear to us as TABA staff on a daily basis. To date, our voice is 360 members strong and it is our goal to top the 400 mark!

Every year TABA dedicates a day to recruiting new members--that day this year is Wednesday, July 25th. TABA will hold a membership drive from 9am - 1pm at the TABA office. You do not have to come to the office to participate. You can make calls from your phone while in route to different jobsites or even make a pitch from your jobsites. If your subs and suppliers that you do business with are not currently members of the Association, ask them to join.

Encourage membership! Recruiting materials are available at the TABA office but can be emailed or faxed to you at your request.

We are not just calling upon the TABA Board of Directors and Spikes (recruiting leaders) but our entire membership to join in with us to help us grow. ***We'd appreciate each of our members to make a single phone call to a colleague or an associate on behalf of your organization.*** Should you do that, the results could be amazing.

Will you accept this challenge? Help us grow your organization so that we have a stronger voice when it comes to having a say about the issues that impact our industry. With your help TABA can continue in the promotion and enhancement of home ownership in our area of the state.

[On The Level - Table Of Contents](#)

NEW HOME STARTS

	June '07	June '06	'07 YTD	'06 YTD
Temple	45	66	263	310
Belton	10	10	53	71
Morgan's Point	3	6	12	30
Totals	58	82	328	411

ALL HOME CLOSINGS

June '07	257	'07 YTD	1,215
June '06	238	'06 YTD	1,184

[On The Level - Table Of Contents](#)



EO's Comments

Cheryl Hunka
Executive Officer

BBQ Cook-Off - Wet but Fun

Although Mother Nature tried, she didn't dampen the fun at the BBQ Cook-Off. I was amazed at how all those who participated kept on cooking, playing washers and making friendly smack talk with each other even while the rain came down. The food was great and TABA truly appreciates all of the teams and all of the work they did in preparation for the event. The Belton Fire Department did a great job of judging and we hope to have them back. It was disappointing that we had to cancel the kid's activities but with all of the rain we got that day, it really became a safety issue. I also want to thank our sponsors Compass Bank, Lamar Advertising, Advantage Home Loans and Edward Jones. We couldn't do it without their support!

REVERSE RAFFLE set for Friday the 13th!!!

Do you feel lucky? Well if you never have any luck on Friday the 13th, this may be the day that changes! Our first Reverse Raffle is scheduled for Friday, July 13th and will be held at the K.C. Hall in Temple and tickets are on sale now and are \$100 each. The prizes are fantastic; so fantastic in fact that I think I'm going to buy myself a ticket. I sure could use a John Deere gator on the farm to keep from having to trudge through all of this mud. Tickets are being sold by the Board of Directors and members of the Membership *Meetings & Sponsors Committee* or you can come by the TABA office where I have a few for sale.

EOC Conference

I will be out of the office the first week of August attending an *Executive Officers Council Conference* where EO's from all over the United States gather for a week of educational seminars and speakers to learn tricks of the trade. I'm very excited as this is my first conference and I have received a scholarship to attend. It is a week of intensive education in Long Beach, CA where I doesn't look like I'll have much time to soak up the California sun. I plan to share some of the successes we have had here in Temple. I also hope to come back with some good ideas that will help us to be an even better association.

Well that's it from my desk. I hope to see many of you at the Reverse Raffle. I hear they are alot of fun and I'm very excited to see how it plays out and who the winners will be.

[On The Level - Table Of Contents](#)

© 2016 Temple Area Builders Association
254-773-0445 257-774-7273 Fax
12 N. 5th Street P.O. Box 2002
Temple, TX 76501 Temple, TX 76503

