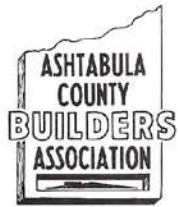


INTEGRITY



BUILDERS PLAN

JUNE 2012

P.O. Box 745

Ashtabula, Ohio 44005-0745

Telephone/Fax (440) 645-7496

ashtabulacountybuilders@windstream.net

www.ashtabulacountybuildersassociation.org

ASHTABULA COUNTY BUILDERS ASSOCIATION

" The Voice of the Industry in Ashtabula County"

BOARD OF TRUSTEES

Officers

Joe Oros, President

Calvin Brown Jr., Vice-President

Rick Miller, Immediate Past President,

Rich Vanek, Treasurer

Bill Romanko, Secretary

Trustees

Doug Andes

Bill Claycomb

John Hogan

Dan Theiss

COMMENTARY

Greeting Members,

We had another great meeting in May. Our three County Commissioners, Joe Moroski, Peggy Carlo, and Dan Claypool and Jessica Forsythe from the Chamber of Commerce were all there informing us on a great amount of information happening in our county. Peggy talked about getting our county services more condensed. Dan informed us on how our system works, while Joe told us about some of the upcoming events. Jessica told us how the Chamber was grouping together for their big Expo Show, and how some day we may have one big Chamber for the whole county. Thanks to all of our guests for a very well informed meeting.

June holds another good time for the Builders, our annual Steak Fry held at the Elk's Club. It will be on June 14th. The Board members are anxious to cook for everyone, so come out and enjoy a great steak dinner.

I would like to talk about our up and coming meetings. The July Golf outing [old fashion] looks to be very good this year. The summer social will be pushed one week later in August. There will be more information in the next newsletter. I look forward to seeing all of you at the Steak Fry!

Your President,

Joe Oros

MARK YOUR CALENDAR

June 14th	Steak Fry Elks
July 12th	Golf Outting Hickory Grove
August 16th	Summer Social Deers Leap Winery Geneva, Ohio
September 13th	Clam Bake TBA

Happy hour is 6:00pm - 7:00pm

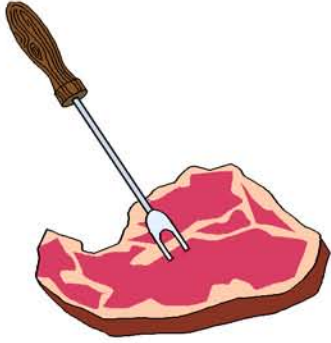
Dinner 7:00pm

RSVP by Monday prior to meeting date and if you need to cancel please call by Tuesday evening.

Page 2	Steak Fry
Page 3	Golf Outing
Page 4	Industry Experts Reveal Current Trends in Apartment Living
Page 5	New Home Sales Rise

**ASHTABULA COUNTY BUILDERS ASSOCIATION
"BOARD OF DIRECTORS"**

ANNUAL STEAK FRY



Thursday, June 14th

at

Ashtabula Elks Lodge

(Board Members doing the cooking!!)

\$35.00 Per Person

Choice of:

12 oz. Strip Steak

or

Half Chicken

Dinner Includes: Salad, Baked Potato and Corn on the Cob

Open Bar 6:00p.m. - 7:00p.m.

Dinner 7:00p.m.

(cash bar after dinner)

Entertainment by:

Jim Fuller (Blues Project)

Please RSVP by Sunday, June 10th

(440) 645-7496 or ashtabulacountybuilders@windstream.net

ASHTABULA COUNTY BUILDERS ASSOCIATION

OLD FASHION

Annual Golf Outing

4-Man Scramble

Thursday, July 12th, 2012

at

Hickory Grove

11:00 Registration

12:00 Shot Gun Start

\$95.00 per golfer

\$380.00 per team

(if team pays prior to July 12th \$360.00 per team)

1st Prize and Random Drawing for 2nd Prize
Door Prizes, Prizes for Skill Shots, Skins and 50/50

Lunch, Dinner and Beverages on Course Provided

Cash Bar at Dinner

Extra Dinners \$25.00

Please Register at (440) 645-7496 or
ashtabulacountybuilders@windstream.net

by July 6th

Rain Date Thursday, July 19th, 2012



Industry Experts Reveal Current Trends in Apartment Living

May 30, 2012 - The location of an apartment building remains the most important feature for renters when choosing where they want to live, according to industry experts during a recent webinar hosted by the National Association of Home Builders (NAHB). The experts also discussed key market trends emerging in interior, exterior and outdoor living and how generational differences affect apartment design.

Multifamily builders and developers are focusing more on urban projects that are near public transportation hubs as Millennials—the largest segment of the renting population—want to spend less time commuting and more time creating a balance between career and lifestyle.

“It’s all about the lifestyle for today’s renters. They want the urban experience of less commute time and immediate access to various activities,” said Jeff Kayce, vice president at Bozzuto Development Company and one of the webinar’s presenters. “Because of this, many developers are building near transit hubs and along transit lines. Bozzuto, for example, has been building many of its new apartments along DC’s metro line to create easier access for its renters.”

Another trend seen in apartment living is the design of common areas. These areas are being designed to have one space bleed into another, creating a more open feel. “In the previous design cycle we saw separate, distinct rooms,” said Rohit Anand, AIA, and principal of the KTG Y Group and webinar presenter. “Now we have the computer room, media center and lounge all part of the same room, for example. This type of design helps foster interaction among residents.”

A focus on fitness also remains a top priority; however, the design of the fitness center has changed over the years. The fitness center is much more than a dark room overlooking the parking lot, according to the presenters. The size of the room is important—1,200 to 1,500 square feet is the minimum—as well as the view from the center. Having state-of-the-art fitness equipment along with a yoga and Pilates area is also something many renters are looking for in their choice of apartment.

Blurring the lines of indoor and outdoor spaces is another trend seen in apartment design. The use of outdoor gathering areas is extended by incorporating heating elements and covered areas in the colder months, for example. The location of the pool has become important as it is often used as a design element.

In specific locations, niche amenities like dog runs, pet washing stations, garden plots and bike storage/workshops are becoming more popular. Both presenters agreed that it is important for builders and developers to know their clientele before incorporating niche amenities like these.

New-Home Sales Rise 3.3 Percent in April

May 23, 2012 - Sales of newly built, single-family homes rose 3.3 percent in April to a seasonally adjusted annual rate of 343,000 units, according to newly released data from HUD and the U.S. Census Bureau.

“The increase in April sales activity is in line with other important housing measures that have shown continued, gradual improvement from the first quarter as more consumers look to take advantage of today’s low interest rates and affordable home prices,” noted National Association of Home Builders (NAHB) Chairman Barry Rutenberg, a home builder from Gainesville, Fla. “In markets where demand is rising, we could be seeing a faster pace of recovery if not for persistently tight lending conditions that are slowing both the building and buying of new homes.”

“Today’s report is representative of the kind of modest but consistent gains that we expect to see in new-home sales through the remainder of 2012,” said NAHB Chief Economist David Crowe. “As indicated by our most recent builder surveys, more consumers are taking advantage of historically low mortgage rates amidst firming economic and job market conditions in certain areas.”

On a regional basis, new-home sales rose 7.7 percent in the Northeast, 28.2 percent in the Midwest and 27.5 percent in the West in April. The South was the only region to post a decline for the month, of 10.6 percent.

Meanwhile, the inventory of new homes for sale held virtually unchanged at just 146,000 units in April, which is a historically slim 5.1-month supply at the current sales pace.

**NEW BUILDER'S
PHONE NUMBER**

440-645-7496

NEW WEBSITE COMING SOON

**IF YOU HAVE ANY INFORMATION OR
PICTURES YOU WOULD
LIKE TO SHARE
PLEASE CONTACT**

Michelle at (440) 645-7496

OR

E MAIL

ashtabulacountybuilders@windstream.net