

From the City...

Sidewalk Winter Maintenance Waiver

The City of Sioux Falls will allow under a permitting process to waive the maintenance of segments of sidewalks. The process will involve the developer / owner submitting an application for the waiving maintenance on specific segments of sidewalk. After the application has been submitted the request will be reviewed based upon the following standards:

1. The waiver will not substantially inconvenience persons who would normally use such sidewalk(s) or interfere with the general health, safety and welfare of the community and that have no connectivity to a current housing development.
2. The city shall not incur additional maintenance or other public works costs because of the waiver.
3. No extreme hardship, as determined by the City Engineer, shall be imposed on any resident.
4. The waiver shall be conducted in accordance with all applicable city and state laws, ordinances, regulations and conditions.

Application can be found on HBASE website under Related Links / Applications. & Forms.

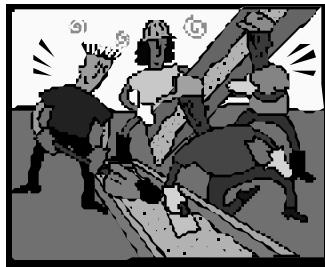
Install PVC Sleeves Around Curb Stop Tops

The following information was submitted by the Sioux Falls City Engineering Department

Home builders should consider the locations of existing water service stubs (curb stops) prior to construction. After driveways, sidewalks or other hard surfaced areas are constructed around curb stop tops, the stability of water service assemblies is compromised because the curb stops tend to move up/down during frost cycles.

City staff recommends that PVC sleeves be installed around curb stop top(s) prior to concrete installation to allow movement of the service assembly. This will protect both the water service and the concrete.

Please feel free to contact Jeff Dunn at 367-8665 with any questions or comments.



Certification of Owner-Occupied Dwelling

HBASE supported legislation that was passed during the 2009 SD Legislative Session which allowed single-family dwellings under construction or listed for sale by contractors to be classified as owner-occupied single-family dwellings for the purpose of taxation.

Being designated as owner-occupied makes a property eligible for reduced tax savings.

To qualify, an owner-occupied dwelling contractor form must be completed and delivered to the County Director of Equalization at the County Courthouse **by March 15, 2011.**

Qualification is based on the following points:

- A single-family dwelling is a house, condominium apartment, residential housing consisting of four or less family units, town house, or town home, which may be assessed and taxed as a separate unit,
- A contractor may only have a maximum of four dwellings classified as owner-occupied single-family dwellings.
- If any portion of the space is or has been occupied, only the portion of the dwelling not currently or previously occupied shall be classified as an owner-occupied single-family dwelling.
- No dwelling, may be classified as an owner-occupied single-family dwelling for more than two consecutive years.

Find the form online under Related Links, Applications/Forms:

www.hbasioxempire.com

Read the weekly HBASE Government Affairs Updates on the HBASE's website.

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HBASE Member News

Congratulations...

Congratulations to **Kurt Hanson, CGB, GMB, CAPS, Home Tech, Inc.**, on getting married on October 10.

Sympathies to...

Sympathies to the family and friends of **Jason Lemme**, on his passing after losing his long battle with brain cancer. Jason worked most recently at **Sioux Falls Kitchen & Bath**.

Thank You...

The HBASE office has received numerous Thank You notes from various students who've recently received scholarships from the Sioux Empire Home Builders Care Foundation. They students all have expressed their sincere gratitude in receiving these scholarships:

- *Mitchell Technical Institute:*
 - Adam Brands
 - Jordan Hefner
 - Reed Rau
 - Derek De Vries
- *Southeast Technical Institute:*
 - Randy Hewitt
 - Phillip Knotts

Did someone in your office recently get married, have a baby or receive a promotion? If so, we want to hear about it!

*Send your Member News to the HBASE office via email to:
Lisa@hbasiouxempire.com*

Donations Sought for Local Family in Need

Donations of labor and money are requested to help a local family rebuild their home after it was lost in a summer flood. Mark & Marilyn Long and their three children live in a small town just southeast of Sioux Falls called Shindler.

Various community leaders in Sioux Falls are asking everyone to help build the family a new home. If you would like to help, please contact Craig Kramer at 605-366-2119 or Sheila Kramer at 605-231-1858.

September Building Permits

Sioux Falls Permits		Single Family Units					Duplex		Townhouse Units					Multi-Family Units	
Month	Year	'06	'07	'08	'09	2010	'09	2010	'06	'07	'08	'09	2010	'09	2010
JANUARY		61	40	13	14	18	0	0	2(4)	2(6)	1	0	4	2(12)	1(4)
FEBRUARY		52	49	37	9	21	0	0	1(2)	2	2	0	4	1(53)	0
MARCH		94	110	42	32	74	0	0	8(13)	6(6)	0	4	22	2(45)	0
APRIL		132	123	88	41	50	6	0	5(10)	7(14)	3(13)	0	24	4(31)	7(32)
MAY		94	111	78	46	42	0	0	13(18)	2(10)	0	14(64)	10	2(69)	10(73)
JUNE		118	79	59	56	31	4	0	2(4)	2(8)	5(46)	0	20	5(34)	0
JULY		83	69	55	50	14	2	0	7(12)	3(12)	4(60)	0	8	1(4)	4(46)
AUGUST		87	105	25	70	34	4	0	4(6)	9(32)	4	0	18	4(20)	3(12)
SEPTEMBER		93	66	41	54	20	8	0	13(17)	1(4)	1(4)	11	14	5(50)	5(28)
OCTOBER		66	75	47	46		4		12(22)	4	0	27		6(48)	
NOVEMBER		61	49	16	74		0		5(8)	7	0	8		6(41)	
DECEMBER		39	13	11	21		0		3(4)	1(42)	0	4		1(65)	
TOTAL (Sioux Falls)		980	889	512	513	304*	28	0*	75(120)	45(58)	20(123)	64(64)	124*	39(472)	30(195)*
Metro Area Permits		'06	'07	'08	'09	2010								2009	2010
Brandon (city only)		104	96	47	34	25*	< Metro Area Duplex & Townhouse Permits are included with Single Family Unit Totals SOURCE: City of Sioux Falls Planning & Building Services; City of Brandon; City of Harrisburg; City of Hartford; City of Tea; Minnehaha and Lincoln County.							0	0*
Harrisburg (city only)		192	115	98	85	22*								0	8(48)*
Hartford (city only)		19	21	17	9	9*								0	4*
Tea (city only)		63	53	41	29	23*								0	0*
Minnehaha County-rural		68	41	36	31	15*								0	0*
Lincoln County-rural		37	51	32	16	21*								0	0*
TOTAL (Sioux Empire)		583	377	271	204	115*								0	12(48)*

Sioux Falls Single Family Unit Permits

ARON KRUMMEDA CONSTRUCTION	1304	WWWATER STONEDR	159696
AXFORD CONSTRUCTION	3021	W90TH ST	169924
AXFORD CONSTRUCTION	3005	W90TH ST	167440
FAMILY HOMES LLC	5209	SBREEZEWAY AVE	119160
HARTUNG HOMES LLC	2108	SSL VERPNECT	197300
JOSH BARTELSON CONSTRUCTION	1205	SDSCOVERY AVE	130142
KEVIN JOHANSEN HOMES	6605	SWESTFIELD TRL	278316
KN CONSTRUCTION INC	1116	NDANIEL EDR	146180
KN CONSTRUCTION INC	2805	SLUCERNEAVE	131546
KN CONSTRUCTION INC	8308	SCOPPER RIDGERD	160976
KN CONSTRUCTION INC	2609	SPURDUE AVE	168204
KURT PRANGE CONSTRUCTION	2405	SILVERTHORNE AVE	167012
OCONNOR CONSTRUCTION	4304	SBU TTERCUPTRL	169332
SADDLEBROOK HOMES LLC	7501	WSNADRAGON ST	169866
SHON HARRIS CONSTRUCTION	2401	SILVERTHORNE AVE	212560
SIGNATURE COMPANIES	2800	EWORCESTER FL	180168
SIGNATURE COMPANIES	2704	EBUCKINGHAM ST	135920
SIGNATURE COMPANIES	2700	EBUCKINGHAM ST	128886
SIGNATURE COMPANIES	8605	SCARVER CIR	157992
THE CARPENTER CO INC	4309	SBU TTERCUPTRL	196276

Sioux Falls Apartment Permits

BRYAN WISEMAN GENERAL CONTRACTOR	2000	S BARRET FL	
		(4-plex)	345068
COSTELLO CONSTRUCTION	4505	E MADISON ST	
		(8-plex)	774544
COSTELLO CONSTRUCTION	4509	E MADISON ST	
		(8-plex)	774544

SELECT BUILDERS INC	6600	S TOMAR RD	
		(4-plex)	437716
SELECT BUILDERS INC	6604	S TOMAR RD	
		(4-plex)	437716

Sioux Falls Townhome/Twinhome Permits

DUNHAM CONSULTING & 6401	SVNTAGE FL		
	(1/2 twinhome)	187832	
DUNHAM CONSULTING & 6405	SVNTAGE FL		
	(1/2 twinhome)	187832	
EMPIRE HOMES LLC	9103	W32ND ST	
	(1/2 twinhome)	147192	
EMPIRE HOMES LLC	9105	W32ND ST	
	(1/2 twinhome)	179552	
SCOTT GILBERT CONSTRUCTION	3504	E WOODSEDGE ST	
	(1/2 twinhome)	114236	
SCOTT GILBERT CONSTRUCTION	3506	E WOODSEDGE ST	
	(1/2 twinhome)	114236	
SCOTT GILBERT CONSTRUCTION	3500	E WOODSEDGE ST	
	(1/2 twinhome)	114276	
SCOTT GILBERT CONSTRUCTION	3502	E WOODSEDGE ST	
	(1/2 twinhome)	114276	
SCOTT GILBERT CONSTRUCTION	3408	E WOODSEDGE ST	
	(1/2 twinhome)	114376	
SCOTT GILBERT CONSTRUCTION	3410	E WOODSEDGE ST	
	(1/2 twinhome)	114376	
SIGNATURE COMPANIES 2701	EBUCKINGHAM ST		
	(1/2 twinhome)	99714	
SIGNATURE COMPANIES 2703	EBUCKINGHAM ST		
	(1/2 twinhome)	99714	

SIGNATURE COMPANIES 2705	EBUCKINGHAM ST		
	(1/2 twinhome)	132330	
SIGNATURE COMPANIES 2707	EBUCKINGHAM ST		
	(1/2 twinhome)	132330	

Lincoln County Permits

David VandejWaal	La Valley	700000
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Brandon Permits

Matt Cerwick	805 5th Ave	175328
Larson Custom Homes	717 Garnet Cr	144972

Hartford Permits

Fearland Builders	407 Kia Dr	90610
Gina Watkins	510 S Eastern Dr	109220

Harrisburg Permits

Costello Companies	500 Spruce	
	(8 unit apartment building)	750540
Costello Companies	502 Spruce	
	(8 unit apartment building)	750540
Costello Companies	504 Spruce	
	(8 unit apartment building)	750540
Costello Companies	600 Spruce	
	(8 unit apartment building)	750540
Costello Companies	602 Spruce	
	(8 unit apartment building)	750540
Costello Companies	604 Spruce	
	(8 unit apartment building)	750540



Holiday Gala

Friday, December 3
Ramada Inn

Builder & Associate Member of the Year announced at this event!

See page 5 for more details...

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