

SOUTHEAST WYOMING BUILDERS ASSOCIATION NEWSLETTER

Volume 2, Issue 4 September 2010

President's Message

Well another summer has come and gone all too quickly. I hope that each of you had a chance to get out and enjoy one of the several events that the SEWBA held over the course of the summer. Just a wrap up of the events:

Our annual Golf Tournament was a great success again this year. Thank you to all of our sponsors and participants. An extra special thank you to Paul Fleming and all the volunteers who helped organize this event. We raised \$1,150 for our general fund. Congratulations to the winners, Chuck Lane, Dave Hackala, Mark Pollard and Dave Clements.

The 2010 Parade of Homes had an amazing turn-out. Thank you to Carrisa Pollard for chairing this event again this year. I believe that the Parade was a great opportunity for builders, supplier and sub-contractors to showcase their products and services. If any of you attended the Parade of Homes and have any feedback as to how we can make it even better next year,

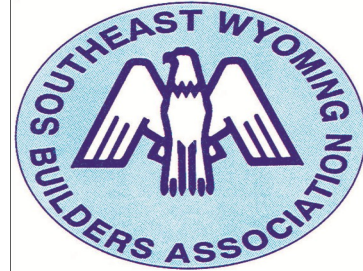
I would appreciate your suggestions.

Our August annual picnic was another great event. Good food and good fun was had by all. Remember next year that the picnic is open to all of the individuals in your organizations. It's also a great opportunity to include your families in the fun.

An update on the City's "Unified Development Code" and the "Laramie County Land Use Regulations":

The City is currently in the process of restructuring and reorganizing the Advisory Committee for the UDC. New members will be appointed to the committee with the plan to have it complete and ready for public comment within the next 6 months. Your continued involvement in this process is crucial.

The "Laramie County Land Use Regulations" is scheduled to be complete and ready for comment by early 2011. Any members who are interested in serving on an advisory committee for this project should



contact Gary Kranse, Planning Director, at 633-4522.

As President of this organization, one of my goals is to increase member participation. I thought that a great way to do that would be to have members speak at some of our monthly meetings. If you are a member that would like to do a presentation for one of our monthly meetings about a topic that impacts our members within your field of expertise, please call me at 630-0690 and let me know. Your dinner will be paid for at that meeting and I think it is a great way to network our talents within our organization. On that note, don't miss this month's meeting, Tuesday, September 21st at Poor Richards. Jon Pietsch with The Property Exchange will be talking about current market conditions and what he is experiencing in the real estate market.

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Paul Frauendienst, President
Phone: 307-630-0690
Email: frauendienst@bresnan.net

SEWBA
PO Box 2066
Cheyenne, WY
82003

For newsroom call 630-6805

Managing in a Recession—Learning to Delegate

By: Dennis Duroff, NAHB Consultant

Of all of the challenges managers and owners face in a recession, nothing is more painful or more difficult than laying off valued, loyal employees. It is gut wrenching to the owner, the employee and the entire staff.

Aside from the psychological anguish, cut backs create another set of difficulties: The need to get tasks done with fewer employees. This requires existing staff to take on new and unfamiliar duties and responsibilities.

Delegating is an art. The skill of the business owner to effectively delegate can go a long way toward maintaining staff morale and productivity. Below are Five Strategies to put you on the path toward effective delegation.



Ask, Don't Tell

When you delegate you collaborate. Respectfully ask an employee to perform a task, don't order them. When asked, I find that the vast majority of employees are delighted to take on additional tasks. It gives them greater responsibility, enables them to add value to the company and enhances their sense of self.

Match The Task to the Position

Dennis DuRoff

Be sure the assigned task is within the general scope of the job description of the employee.

Get Progress Reports: Feedback Loops

Be sure to receive feedback during the process so that you are assured the work is progressing as agreed upon. These 'reporting loops' provide managers the certainty that work is being performed as expected, eliminating the need to micro-manage. A simple e-mail, a consistent check-in, or completed check-lists are examples of efficient and effective feedback loops. Be sure the feedback is provided with sufficient time to take effective action should an employee drop the ball.

Give the Staff What They Need to Succeed

Make it your responsibility to provide employees with the training and resources needed to produce the agreed upon result. If they lack the time, help them prioritize their activities to produce the requested delegation. When delegating, be sure your employees have the tools to win.

Delegating in Writing

Add credibility and power to your requests by putting them in writing whenever possible. It creates clarity, minimizes confusion and helps insure everyone in on the same page.

Regardless of the economic climate, effective delegation is an important skill. During a recession it is critical. Clients who embrace these strategies attest to their effectiveness. They often surprised at how open and willing staff is to take on new tasks and go the extra mile for them.

The Parade of Homes was
once again a huge success.
Thanks to the committee and
all who contributed.

General Membership Meeting
will be held at Poor Richard's
September 21, 2010.
Social Hour: 5:30 PM.
Meeting begins at 6:00 PM.
Dinner costs \$20 per person.

August Membership Renewals

1 Properties

- Larry Sutherland

#1 Properties

- Joe Prunty

HFJ Masonry

- Jim Johnson

New Members

Capitol Roofing

- Dennis Humphrey

Sanchez Construction

- Frank Sanchez



January 2011						
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30	31					

Member Appreciation Picnic

Approximately 45 members and guests enjoyed an evening at Clear Creek Park on August 19, 2010. A special thank you to all who assisted in setting things up and especially to our wonderful "Grill Masters", Mitch Carter and Paul Fleming for doing such a great job! A great time was had by all.....

The International Builders Show will be in Orlando, FL. On January 12-15, 2011

There are several educational seminars for all career paths in addition to hundreds of Vendors that are showcasing their products and available to answer all of your questions.

Be a part of the new programs that NAHB has to offer and attend the International Builders Show in 2011.



Mark It On Your Calendar!

General Membership Meetings
 September 21, 2010
 October 19, 2010
 November 16, 2010
 Location: Poor Richard's
 5:30 PM Social Hour
 6:00 PM Dinner Meeting
 \$20.00 per Guest

Board of Director Meetings
 October 7, 2010
 Little America @ 4:00 PM
 November 4, 2010
 December 2, 2010
 Location: Uncle Charlie's 5:30 PM Meeting

City Planning Commission Meetings
 September 20, 2010
 October 4, 2010
 October 18, 2010
 Location: City Council Chambers
 6:00PM

SEWBA Christmas Party will be held December 11, 2010 at Little America

The Voice of Southeast Wyoming's Building Industry

GDP Growth Revised Down, But Housing Makes a Positive Contribution

The [Bureau of Economic Analysis](#) (BEA) has revised growth of the [gross domestic product](#) (GDP) in the second quarter down from 2.4% to 1.6% percent, indicating that the decline from the first quarter's 3.7% was worse than originally thought. The revisions primarily raised imports and lowered private inventory investment and exports, subtracting from growth, but also increased personal consumer expenditures, partially offsetting the decline.

The downward revision suggests that there is now a greater possibility of the economy suffering a double-dip recession, although most economists continue to believe that this will not occur.

NAHB has lowered its forecast of growth through the end of the year as the early indicators of weaker-than-expected economic activity have accumulated. Nonetheless, the forecast still sees improvement in the next two quarters as the economy gains momentum, producing growth rather than stagnation.

There were some positive signals in the GDP report. Signs of improvement in personal consumption and income bode well for coming quarters, as do continued increases in corporate profits.

Improving demand overall can be seen in growth in real gross domestic purchases — purchases by U.S. residents wherever produced — which increased 4.9% in the second quarter and 3.9% in the first quarter. The growth in imports subtracts from GDP growth, but it is a signal that demand is there.

The home buyer tax credit helped lift residential fixed investment (RFI) 27.2%, which contributed 0.58% to overall second-quarter growth. However, the boost from RFI will fade and become a drag on GDP in the third quarter due to the slowdown in construction following the expiration of the tax credit.

RFI is expected to make a positive contribution to growth once again starting in the fourth quarter, as activity picks up and gains momentum through 2011 and 2012.



Building Permit Information

Wyoming has seen a substantial decrease in the number of building permits for new single family units over the last two years. Building permit information is an important economic indicator, given that seasonal construction is responsible for a large portion of Wyoming's workforce. Additional information

on the Cheyenne metropolitan statistical areas can be found online at

<http://doe.state.wy.us>

City of Cheyenne Permits

May 2010

Single Family New 10
Remodels/Additions 19
Garages/Storage 3

June 2010

Single Family New 13
Remodels/Additions 24
Garages/Storage 5

July 2010

Single Family New 28
Remodels/Additions 17
Garages/Storage 6

August 2010

Single Family New 13
Remodels/Additions 24
Garages/Storage 9