



February 2023 **HAPPY VALENTINE'S DAY**

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**THERE IS STILL TIME TO SIGN UP-LAST CALL**

INAUGURATION OF  
**DAVID  
CAPRETTO**  
**2023 BNBA  
PRESIDENT**

Thursday, February 9, 2023  
500 Pearl St, Buffalo  
5:00pm to 7:00pm

2023 LEADERSHIP

Vice President	Mark Longo
Treasurer	Jeff Naab
Secretary	Darlene Williams
Presidential Advisor	Phil Nanula
Immediate Past Pres.	James Marrano

[CLICK HERE TO ATTEND](#)

## Special Thank You To Our Sponsors!

Block, Longo, LaMarca & Brzezinski, P.C.  
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## WELCOME NEW MEMBERS

We are pleased to have you as part of our Community.

**Jim Churchill**  
Churchill Architectural, pc  
**William Severyn**

## Who is going to be first in 2023??

### March - Open

Appetizers are Sponsored by:  
Where: Somewhere Warm (suggestion)  
Time: 5-7 pm

### April- Open

Appetizers are Sponsored by:  
Where: Somewhere Warm (suggestion)  
Time: 5-7 pm



Want to know how it works? [How it works](#)

Sponsor-Pick a month & a Thursday, its as easy as that. These are cash bar gatherings. No need to RSVP, just stop in!

Contact: [Jennifer@conexbuff.com](mailto:Jennifer@conexbuff.com) or 716-874-3435x212

*Thirsty*  
**THURSDAYS**



## Government Affairs Corner

### Government Affairs Meeting Updates & Actions

#### Notable Points from January 9th Meeting and Reaction to Governor Hochul's State of the State

##### Meeting Notes:

- Reported that the Town of Amherst has put a temporary CO for new builds. This will be given if the ground is graded. Other Certificates of Occupancy will be granted for porches and add ons.
- Condo Bill was Veto'ed. It was suggested to offer a compromising bill to them.
- 1/12 There was a virtual Town Hall Meeting with NAHB and VP Mike Fazio
- 1/13 There was a State Government Affairs meeting
- Erie County Water Authority has raised fees that was unknown to the home builder community. The cost increase is \$700. This will be researched to find out if there is a list with all the increases.

##### Reaction to State of the State:

\*Governor Hochul gave the [State of the State](#) on January 10th. Housing affordability and barriers that have made the housing market less than sufficient, is an issue. Governor Hochul spoke about this situation and NYSBA reacted to this speech by the following letter. [Letter](#)

## OSHA NEWS

2023 Annual adjustments to OSHA civil penalties are announced

The U.S. Department of Labor announced changes to Occupational Safety and Health Administration civil penalty amounts based on cost-of-living adjustments for 2023. In 2015, Congress passed the Federal Civil Penalties Inflation Adjustment Act Improvements Act to advance the effectiveness of civil monetary penalties and to maintain their deterrent effect. Under the Act, agencies are required to publish "catch-up" rules that adjust the level of civil monetary penalties and make subsequent annual adjustments for inflation no later than January 15 of each year. This year, January 15 falls on a Sunday and January 16 is a federal holiday. Therefore, new OSHA penalty amounts will become effective Jan. 17, 2023. OSHA's maximum penalties for serious and other-than-serious violations will increase from \$14,502 per violation to \$15,625 per violation. The maximum penalty for willful or repeated violations will increase from \$145,027 per violation to \$156,259 per violation.

Visit the [OSHA Penalties page](#) and read the [final rule](#) for more information.

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Next meeting will be February 13th at 11:30am via zoom.

## BNBA MEMBER PHIL NANULA ON THE RADIO

### Tom Bauerle Show 930 WBEN

TOPIC Conversion of Natural Gas to Electric

BNBA long time Member and Owner of Essex Homes of WNY has spoke with Radio 930 WBEN-Tom Bauerle

The issue of moving from Gas energy to Electric has been an important topic to address, especially in the Western NY area. Come 2025 it is set to start converting gas supplied products including appliances, vehicles, heating units, tools and the list goes on. The cost and safety has been discussed and the concerns needs to be heard by all parties that are trying to make this permanent.

Please listen below to both radio segments on 1/18 and 1/19.

1/18, 29.29 pm -More of your thoughts on the natural Gas Ban

<https://omny.fm/shows/bauerle-and-bellavia/more-of-your-thoughts-on-the-natural-gas-ban?t=29m29s>

1/19 -2:10pm -Cost of building homes with the switch to electric

<https://omny.fm/shows/bauerle-and-bellavia/cost-of-building-homes-with-the-switch-to-electric?t=2m41s>



## Attention Builder Members-Website Addition

### 2023 Schedule

Inauguration-February 9  
500 Pearl St. 5:00-7:00pm

Thirsty Thursday-?



Bowling Bonanza-May 4  
512 Pearl St. 5:00-7:00pm

Thirsty Thursday-?

Annual Golf Outing-August 3  
Diamond Hawk Golf Club

Thirsty Thursday-?

## Builder Members

Let the BNBA list your homes, model homes, spec homes, and communities.

Below is a start of home builder website links that will go right to your website and show your talent.

This is a free service, if you would like a specific home or homes listed just **email me** the link, picture or description you would like added.

[Website](#)

## NAHB SAVINGS ZONE



### **NEED COMMERCIAL TIRES?**

Here is your chance to get a great discount!



Just enter what trade you use the truck for, size and name of tires desired. 15% discount is applied when you checkout.

This is good on any commercial truck/trailer, light duty commercial truck or car.

[Click here to see details on this offer.](#)



## AWARD

**VIDEO WINS AN AWARD:** This video won Best Learning Video from the Brandon Hall Group. Bulletproof paired with Elliott did an amazing job incorporating what the BNBA wanted to regarding Home building in this area.



Dr. Elliot Eisenberg, PH.D, Expert Economist explains the importance of the home building industry in our area. The BNBA and the National Association of

# WINNING IMPACT STUDY VIDEO

Home Builders have studied the Metro Buffalo area and Dr. Eisenberg reports on the results in the short video. [Impact Study Video](#). [Zoom with Elliott](#). This is the recording of the interview with Elliott at the VIP Builder Presentation Event. This was through zoom from Florida.

Special THANK YOU to our sponsors:

MP Caroll Hardwood, B & L Wholesale, 84 Lumber, B & D Concrete, Marrano Homes, Essex Homes of WNY, Forbes Capretto Homes, MJ Peterson/Tucker Homes, Natale Builders, Alliance Homes, and David Homes. Also, NAHB, NYSBA, and Bullettproof.

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WHO PARTICIPATED IN 2021 WAS:

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**Summary Building Permits for New Residential Single-Family Construction**

**\*\*In lue of reports not current-click**

**Building Permit Database to visit the website \*\***

**December 2021 YTD**

- Amherst 158
- Buffalo 35
- Cheektowaga 0
- Clarence 112
- Grand Island 64
- Hamburg 76
- Lancaster 73
- Orchard Park 68
- West Seneca 29

**Total Units 615**

**December 2022 YTD**

- Amherst 398
- Buffalo 34
- Cheektowaga 1
- Clarence 98
- Grand Island 34
- Hamburg 54
- Lancaster 66
- Orchard Park 48
- West Seneca 78

**Total Units 811**



# JOIN THE BNBA



- HOW
1. Bnba.org
  2. Click "Become a Member"

2023 President  
David Capretto

**3 IN 1 MEMBERSHIP:**  
**BNBA-Local, NYSBA-State, NAHB-National**

**BNBA**  
 We Lobby for You  
 Workers Comp  
 West Herr  
 Networking  
 Sponsorships  
 Home Show

**NYSBA**  
 16 Local Affiliates  
 Voice in Albany Founded 1951  
 Stormwater Training  
 Scholarship

**NAHB**  
 140,000 Members  
 Save-Geico, UPS, GMC, Lowes, AVIS, much more!

MEMBERSHIP LEVELS

Builder  
 Institutional  
 Associate  
 Affiliate

CONTACT  
 716-874-3435  
 2660 William St. Cheektowaga, NY 14227

Membership Application

## 2023 Leadership

- President - David Capretto
- Vice President - Mark Longo
- Secretary - Darlene Williams
- Treasurer - Jeff Naab
- Presidential Appointee - Phil Nanula
- Immediate Past President - James Marrano
- Executive Officer - Joseph Benedict



Buffalo Niagara Builders Association | 2660 William Street, Cheektowaga, NY 14227

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