

North Dakota Association of Builders

The North Dakota Association of Builders represents the professional building industry through legislation, information and education.



March 13, 2025

Testimony in Support of SB 2225

Political Subdivisions Committee
Chairman Donald W. Longmuir

Chairman Longmuir and Members of the House Political Subdivisions Committee,

My name is Jeff Sattler with Sattler Homes in Bismarck. I'm a current board member and past President of the North Dakota Association of Builders (NDAB). The NDAB represents the professional building industry through legislation, information and education with 1,400 members statewide. We are also chartered with the National Association of Home Builders (NAHB).

On behalf of NDAB, I submit this testimony in **support** of Senate Bill 2225. The bill is aimed at addressing the housing infrastructure needs of North Dakota communities through the Housing for Opportunity, Mobility, and Empowerment (HOME) Grant Program.

Access to quality and affordable housing is a foundational element of economic growth and community stability. This bill's \$50 million appropriation is a significant step toward ensuring that North Dakota's communities have the necessary resources to meet their housing challenges. By allocating funding across various community sizes, this program acknowledges that housing needs differ based on location, ensuring that small towns, mid-sized, and large cities alike can benefit equitably.

The requirement for a match from political subdivisions, local developers, and private entities promotes public-private partnerships that will maximize the impact of these investments. By leveraging local resources, we can expand our capacity to build quality housing. Additionally, the provision allowing communities to identify their own housing priorities ensures that the program remains flexible and responsive to local needs.

As builders, we recognize the urgent demand for workforce housing, particularly in growing areas where affordability has become a barrier. This program will provide support for infrastructure development, enabling us to construct homes that working families, seniors, and young professionals can afford. Furthermore, the emergency designation of this bill underscores the immediate need for action, and we strongly support its expedited implementation to prevent delays in addressing our housing shortages.

In conclusion, the North Dakota Association of Builders urges the committee to **support** Senate Bill 2225. Thank you for your consideration, and we look forward to working together to build a stronger, more resilient housing market for our state.

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Respectfully submitted,

Jeff Sattler, *Sattler Homes, Inc.*

Past President & Board Member, *North Dakota Association of Builders*

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