

FEATURED NEWS



NAHB Supports California Wildfire Resilient Community Event

On June 16, the NAHB state and local team supported members from KB Home at an event with Rep. Scott Peters (D-Calif.) to celebrate the new Dixon Trails Wildfire Resilient community in Escondido, Calif. In concert with the Insurance Institute for Business and Home Safety (IBHS), this first-of-its-kind, 64-home single-family residential community will meet the Wildfire Prepared Neighborhood Technical Standard and each home will receive the Wildfire Prepared Home Plus designation. These homes and the neighborhood are specifically designed to:

- Decrease probability of initial ignitions from direct flame and radiant heat.
- Protect the neighborhood from ember attack.
- Slow fire spread within the neighborhood if ignitions occur.

Home owners and the local home owners association will need to follow certain covenants, conditions and restrictions standards to maintain the individual home and neighborhood designations, including accessory structure location, landscaping and IBHS annual inspection requirements.



California BIA and NAHB members joined Rep. Scott Peters and City of Escondido Deputy Fire Chief Tyler Batson for the event. Pictured (L-to-R) are KB Homes team members Sarah Sheehy (CBIA Board Chair), Steve Ruffner and Robert Kronenfeld; Laura Blaul of IBHS; Rep. Peters; Jeff Pemstein of NAHB; and Batson.

New England States Tackle Codes Reform

It has been a momentous year for code pause legislation. California is credited with spearheading this effort. In July 2025, California Gov. Gavin Newsom signed into law a budget bill with many pro-housing provisions, including a six-year pause on adopting or amending new home building codes. Since then, other Democrat-led states have followed by introducing similar bills.

With housing costs soaring, more lawmakers are considering code pauses. In fact, when Connecticut Gov. Ned Lamont signed HB 5401 into law, housing affordability was specifically cited as a primary driver of the new law. The law calls for the state to pause its adoption of model building codes between the 2024 and 2030 cycles, a period of six years. Current law calls for the state to adopt new building codes within 18 months of their publication every three years.

The new law stretches that timeframe to two years after the moratorium. But the law also calls for a report to be issued by Jan. 1, 2029, on the impact of a pause on new building codes. That report will inform the decision on how often to mandate building code updates.

The second win in this space was the passage of Rhode Island's House Bill 7774. The bill amends the state building code and would require that the state adopt the 2024 International Residential Code and prohibit the state building committee from adopting amendments for one to four residential dwelling units until 2030.

Codes reform is a critical issue that impacts construction projects, housing affordability and safety standards. When building codes are updated at a rapid rate, it affects local code enforcers, builders and trades professionals who are saddled with trying to keep up with the constant demand of learning new codes. Pausing or moving to a six-year code cycle helps create a more predictable, efficient and affordable building code system by preventing costly redesigns, rework and delays caused by mid-project building code changes that burden construction projects.

On the latest episode of NAHB's podcast, Housing Developments, CEO Jim Tobin and COO Paul Lopez discuss what's next following the enactment of the 21st Century ROAD to Housing Act.

Build-to-Rent and investor homeownership were at the forefront of the debate as the 21st Century ROAD to Housing Act advanced through Congress. NAHB **developed a toolkit** that includes a myths vs. facts one-pager for HBAs to download and share with elected officials.

From New York to Texas, state and local HBAs are **shaping policies** that make it easier to increase the supply of housing, from streamlining environmental reviews and permitting processes to preserving lot size standards.