

AMBUNK is a publication of
Great Plains AMBUCS, Lawton, OK
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THIS WEEK

The May 3, 2021 club meeting was called to order by Kent Jester. Larry Kindt led the group in prayer and the Pledge of Allegiance.

SPEAKER

Fellow club member Barry Ezerski spoke about the real estate market in Lawton. He said the situation is fascinating. We haven't seen conditions like this before. Sales so far this year are 25% ahead of last year. In 2016 home sales in Lawton were in a downturn & the median home price was \$61,000. Today that number is \$120,000. The average sales price in our region is now \$155K, a \$20K jump from last year and \$50K more than 2016.

There are four big reasons why this is happening. First, we have a lot of people moving in from the coasts. Many are military retirees cashing out to live in lower cost locales with politics more to their liking. Many young adults are being priced out of coastal hot spots.

Second, our market is affected by Fort Sill. Fort Bliss, Fort Hood & Fort Benning still have travel bans in place, leaving many troops with orders stuck here at Fort Sill. Fort Bragg lifted its travel ban 2 weeks ago. The hope is the 3 posts will soon re-open and that will loosen the market up a bit.

The 3rd reason is interest rates. People are desperate to buy now while rates are still low. The fear is trillions of dollars of stimulus will cause inflation and lead to big interest rate hikes.

The 4th reason is construction of new homes. Only 34 new homes were built in Lawton the last 12 months. 185 were built from May 2009-May 2010 in the last boom market. Materials costs have spiked. Home builders can't make a profit on smaller homes and have to struggle on large homes. If they can't make any money they're not going to build new homes. The pandemic shut a lot of lumber mills and other producers for months. People weren't traveling. Many were working from home. A lot of these people started remodeling their houses. Increased demand and lack of supply raised prices.

ANNOUNCEMENTS

Anyone visiting Kelly Harris' World HQ would notice all the flags there. For many years the Rotary Club has had a flag project. Kelly is a Rotary member and helps with the project. They display American flags in the front yards of homes around Lawton during the five major flag holidays. The home owner pays \$50 for the year. The Rotary Club does all the work (set up, removal and flag maintenance). The project has grown to about 300 flags. There is a desire to expand the project up to 1000. The Rotary Club lacks the manpower to do that. So our club has an opportunity to step in. The East side of Lawton is open and so is much of midtown. The idea is to start small out on the East side with up to 50 flags and then expand the effort. It would be a fairly simple on-going project. Our club will vote on the project during one of the next couple club meetings.

Please RSVP as soon as possible for our club's 40th Anniversary Awards

and Installation Banquet. Send email to greatplainsambucs@gmail.com. We need to turn in a guest count to the Hilton. The event will be held May 20 at the Hilton Garden Inn, from 6:00pm to 9:00pm. The cost is \$30 per person. The party should be a lot of fun. This will be our first big social in a long time, so don't miss out on it.

The Regional Conference was a big success. Over 120 people attended, which is more than expected. The four local AMBUCS chapters worked together to make it a success. During the event Gordon Shaw announced he will run for Regional Director and Bryan Jester from the Lawton Chapter will be the next District Governor for District 5A. Gordon has been District Governor for the past four plus years.

The May board meeting will be held Wednesday May 12 at the Hilton Garden Inn. The meeting starts at noon. This is the last board meeting of the 2020-21 club year. All officers and board members should attend.

Priscilla Sacks thanked us for our help with the Trykes and Treads Car Show. It was the Mountain Metro club's most successful car show yet.

We will not have a meeting on Monday May 31 in observance of the Memorial Day holiday.

50/50

Jimmy Roggenbuck picked the first card from a new deck, the 10 of Spades. The pot was left standing at \$23.

NEWSLETTER

There was no drawing this week.

GUESTS

Keely Cole
sponsored by Kathleen Martin
John Veal
sponsored by Jimmy Roggenbuck
Priscilla Sacks
Mountain Metro AMBUCS