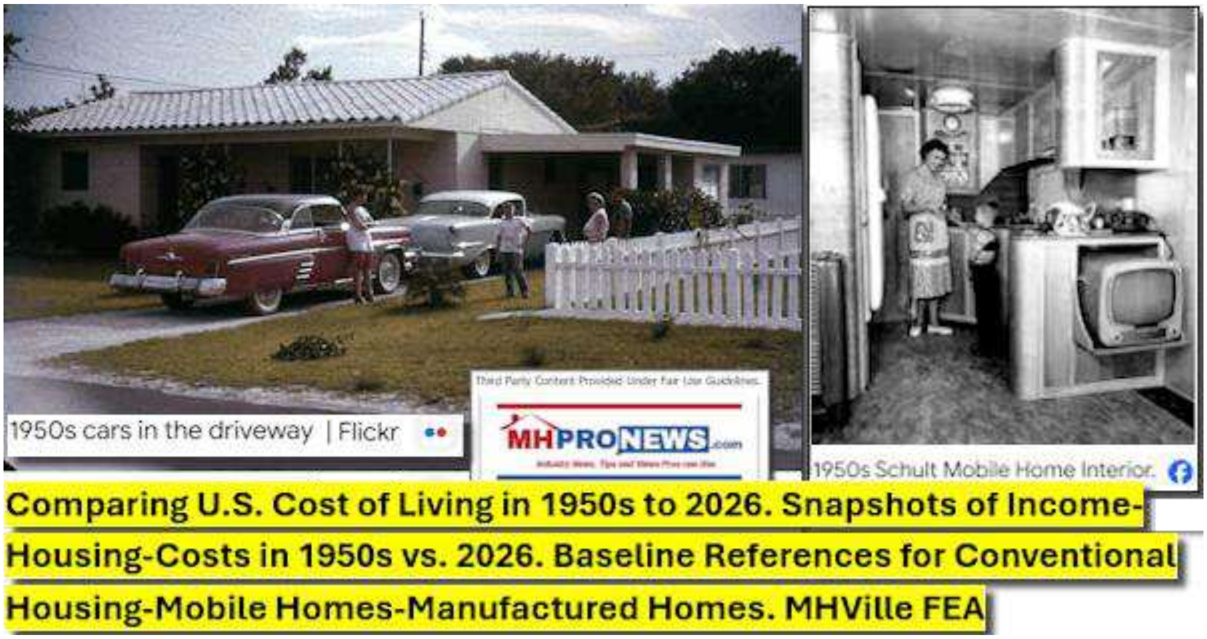
Pre-publication draft for submission to third-party artificial intelligence (AI) for facts-evidence-analysis (FEA) check for a developing report on MHProNews

Manufactured Housing Industry Production Rose in June 2026 but Still Trails Cumulative YoY Results. Sobering Truths About Manufactured Homes and U.S. Affordability Crisis-MHVille FEA

It has been said that *'nothing can get you in trouble like telling the truth.'* Some can't or won't admit the truth when they see it or hear it. Special interests have their own reasons to protect their narrative which tends to absolve them of responsibility for the current plight of tens of millions of Americans. There is no one cause and no one cure to the housing and affordability crisis. That said, what has happened to the manufactured housing industry in the 21st century is an insightful barometer for how common sense and existing laws can be ignored to the detriment of the many and to the supposed benefit of a few. Manufactured home production, per the latest information from the Manufactured Housing Association for Regulatory Reform (MHARR) went up in June 2026 but are still well behind where industry production stood a year ago. As of the date and time shown here, the Manufactured Housing Institute (MHI) website shows no similar information. Is it any wonder that per sources deemed reliable, MHARR's website is getting several times the traffic that MHI's does? Part I below of this MHProNews facts-evidence-analysis (FEA) provides the entire MHARR report with their permission. That said, there are numerous reasons for the affordability crisis. It should be recalled that back in the 1950s, it was common that a father could support his family and often stay at home wife on a single income and earn enough to have a car and a modest house. Offshoring of higher paying factory jobs, importing lower wage workers ('legally' or not), an increasing consolidation of various economic sectors by larger firms, regulatory capture and the Iron Triangle, massive deficits that drive up borrowing costs -- these are just some of the factors that have contributed to the affordability crisis. When perhaps 25 million illegal immigrants may be living in the U.S. and some 25 million adult youths are living with their parents instead of in their rented or owned dwelling, there are a series of challenges that no one policy change is going to fix. In that greater context the slide of the manufactured housing industry despite favorable laws (e.g.: Manufactured Housing Improvement Act of 2000 and the Duty to Serve manufactured housing) can be seen as *symptoms of a greater set of challenges*. Ignoring those and other truths doesn't fix the problem. It only delays the possible implementation of the necessary solutions. Ignoring reality isn't the solution. Understanding reality and adjusting the solutions to fix the underlying problems is how affordability becomes possible.

One of the more popular reports on MHProNews in 2026 is the one below.

[caption id="attachment_228539" align="aligncenter" width="600"]



https://www.manufacturedhomepronews.com/comparing-u-s-cost-of-living-in-1950s-to-2026-snapshots-of-income-housing-costs-in-1950s-vs-2026-baseline-references-for-conventional-housing-mobile-homes-manufactured-homes-mhville-fea/[/caption]

According to Faith Law and Newser: "If you go back to 1950, the National Association of Home Builders claims that the average size for a house was a mere *983 square feet*." Per Newser.

Average Size of US Homes, Decade by Decade

It's nearly tripled since 1950

...

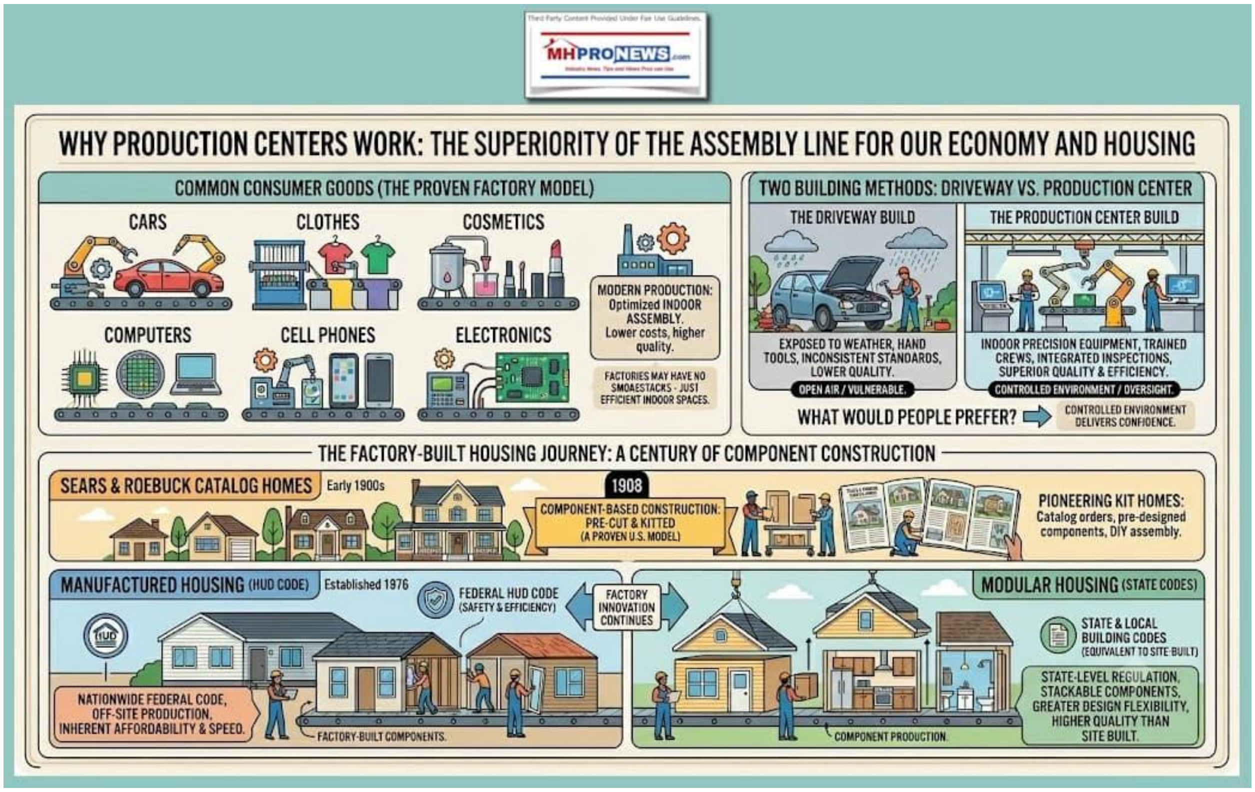
- 1950: 983
- 1960: 1,289
- 1970: 1,500
- 1980: 1,740

- 1990: 2,080
- 2000: 2,266
- 2010: 2,392
- 2014: 2,657

Not everyone needs or wants a McMansion. People often want affordability, which is why both major parties are playing tug of war over who can better claim that their policies will help 'affordability.' To restate a point made above for emphasis, no one factor brought our nation to this point in time. Until the causes and possible cures are properly understood, there will be those who make claims that may sound good but are demonstrably untrue. The report linked below was one that was popular with MHProNews readers. Why? Perhaps because it showed information on just how affordable manufactured homes in a fee simple (i.e.: land home package) setting (vs. land-lease setting) can be surprisingly affordable. So, why hasn't MHI pressed cases for what has historically worked and benefited the industry?

[caption id="attachment_235590" align="aligncenter" width="600"]

https://www.manufacturedhomepronews.com/fran-quigley-21st-century-road-to-housing-act-kind-of-mid-beyond-supply-subsidies-needed-road-fine-but-wont-help-millions-who-cant-afford-market-rate-housi/[/caption][caption id="attachment_232980" align="aligncenter" width="648"]



To see a full-sized version of this infographic, in most browsers [click here](#) and follow the prompts. This was part of a 6.7.2026 report linked [here](#).[/caption]

Notice that per MHARR's top 10 state comparisons, 7 of the top 10 states in 2026 are trailing their shipment levels year-to-date for the first half of 2025. Only Florida, Alabama and Mississippi (the last two, just barely) are ahead in 2026 through June of where that state's total shipments in the same period for 2025. Among the state's trailing? Tennessee, the home of Clayton Homes and their much-ballyhooed CrossMod® neighborhood. Ouch. But only facts and understanding, not narratives and illusions, will set us (or our profession) free.

[caption id="attachment_214929" align="aligncenter" width="600"]

https://www.manufacturedhomepronews.com/berkshire-owned-clayton-homes-press-release-and-media-coverage-of-new-crossmod-in-harvest-meadow-neighborhood-near-knoxville-tn-regional-news-hits-misses-in-mhville-facts-evidence-analysis/ [/caption]

There are those who assert that Berkshire Hathaway (BRK) is potentially paving the way for Clayton to be absorbed into Taylor Morrison.

Berkshire Hathaway's Clayton Home Building Group is buying McGuinn Homes—No. 65 largest U.S. homebuilder—just weeks after buying America's No. 6 largest builder Taylor Morrison. https://t.co/czHGppV8dM

— Fast Company (@FastCompany) July 10, 2026

Berkshire already owns America's No. 12 largest homebuilder

This isn't Berkshire's first rodeo in homebuilding. The conglomerate already owns Clayton Properties Group—America's 12th largest homebuilder—which recorded 9,953 new builds in 2025. But Clayton Properties is a... pic.twitter.com/KsOGNmwwtK

— Lance Lambert (@NewsLambert) June 1, 2026

ANOTHER ONE

Warren Buffett's heir just bought another big homebuilder. What's Berkshire Hathaway planning?

Berkshire Hathaway's @claytonhomes is buying @McGuinnHomes—America's 65th largest U.S. homebuilder

My latest for @ResidentialClub https://t.co/WLpSJeac0m pic.twitter.com/Ku9cBjKzzk

— Lance Lambert (@NewsLambert) July 8, 2026

With Taylor Morrison's 12,997 closings, Clayton Properties' 9,953 closings, and McGuinn's 993 closings combined that's roughly 23,943 closings in 2025—which, by ResiClub's back-of-the-envelope analysis, would make Berkshire Hathaway the No. 4 largest site-built U.S. homebuilder pic.twitter.com/kd8Opqv4wD

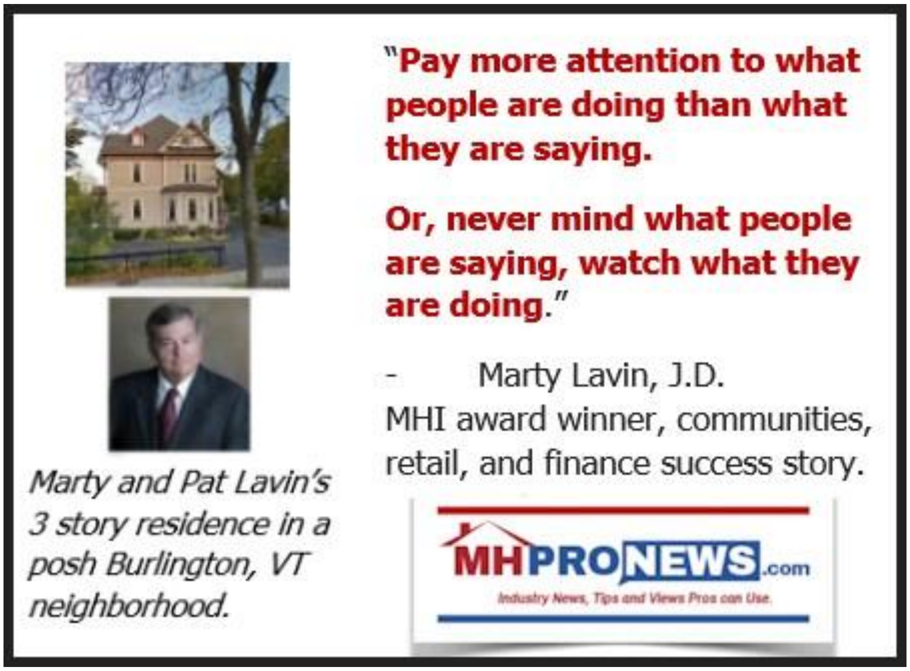
— Lance Lambert (@NewsLambert) July 8, 2026

[caption id="attachment_232709" align="aligncenter" width="600"]


https://www.manufacturedhomepronews.com/berkshires-6-8-billion-taylor-morrison-deal-earthquake-for-mhville-what-deal-means-for-clayton-homes-and-manufactured-housing-industry-macro-and-micro-economics-fea/[/caption]

Clayton Homes could easily be pushing for entry level shade and shelter developments using HUD Code manufactured homes. But according to part of the facts-evidence-analysis found here, there is no published indications that they are doing so. As Marty Lavin, J.D., has periodically mused, pay more attention to what people are doing than what they are saying.

[caption id="" align="aligncenter" width="451"]



"Pay more attention to what people are doing than what they are saying.
Or, never mind what people are saying, watch what they are doing."
https://www.manufacturedhomepronews.com/when-martys-right-hes-really-right-behind-the-curtain-of-martin-marty-lavin-and-mhville-lavinisms-longtime-finance-attorney-community-operator-and-manufactured-h/ Some in MHI arguably are earning money There are ethical and unethical ways of earning money. Some in MHI arguably are earning money unethically, and perhaps illegally, if Samuel Strommen and other MHI critics are correct. [/caption]

Despite Kevin Clayton reportedly saying "dance with the one who brought you" (an analogy that implied that manufactured housing ought to focus on the part of the industry that is inherently affordable, much of the thrust at Clayton in terms of headline items have been their push into conventional housing, their push into developing, and their push of higher end CrossMod® homes, even though the later has been demonstrably a market failure, as MHI at one point admitted in a document.

You are here because you are paying attention to what people and organizations are doing; *or are not doing*. This MHProNews MHVille facts-evidence-analysis (FEA) is underway.

Part I

FOR IMMEDIATE RELEASE **Contact: MHARR**

(202) 783-4087

<u>INDUSTRY PRODUCTION REMAINS MOSTLY UNCHANGED IN JUNE 2026</u>

Washington, D.C., August 3, 2026 – The Manufactured Housing Association for Regulatory Reform (MHARR) reports that according to official statistics compiled on behalf of the U.S. Department of Housing and Urban Development (HUD), HUD Code manufactured housing industry year-over-year production remained little changed in June 2026. Just-released statistics indicate that HUD Code manufacturers produced 8,926 new homes in June 2026, a 1% increase over the 8,831 new HUD Code homes produced in June 2025. Cumulative industry production for 2026 now totals 50,359 new HUD Code homes, as compared with 53,754 over the same period in 2025, a year-over-year decline of 6.3%.

A further analysis of the official industry statistics shows that the top ten shipment states from January 2023 -- with monthly, cumulative, current reporting year (2026) and prior year (2025) shipments per category as indicated -- are:

Rank	**State**	**Current Month (June 2026)**	**Cumulative Top Ten Since Jan 2023**	**2026**

1	**Texas**	1629	59866	8468
2	**Florida**	626	25100	3522
3	**North Carolina**	573	21249	3058
4	**Alabama**	457	19344	2840
5	**South Carolina**	440	17369	2663
6	**Georgia**	396	15825	2542
7	**Louisiana**	342	15762	1923
8	**Mississippi**	353	13041	2142
9	**Kentucky**	371	13017	2105
1**0**	**Tennessee**	316	12738	1870

The June 2026 statistics result in no changes to the cumulative top-ten shipments list.

The Manufactured Housing Association for Regulatory Reform is a Washington, D.C.- based national trade association representing the views and interests of independent producers of federally-regulated manufactured housing.

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Manufactured Housing Association for Regulatory Reform (MHARR)
1331 Pennsylvania Ave N.W., Suite 512
Washington D.C. 20004
Phone: 202/783-4087
Fax: 202/783-4075
Email: MHARRDG@AOL.COM
Website: www.manufacturedhousingassociation.org

The featured image was generated by artificial intelligence powered Copilot for MHARR.

Part II.