



BUILDING ADVISORY BOARD MINUTES

March 18, 2009

12:30 p.m.

MEMBERS PRESENT: Chairman Johnny Johnson, Architect
Mr. Sol Chavez, Engineer
Mr. Frank Watson, Building A or B Contractor
Mr. Johnny Garcia, Building A, B, or C Contractor
Mr. Rick Johnson, Citizen-At-Large
Mr. Mac Pitrone, Green Mountain Falls
Ms. Sharon Brown, Fountain
Mr. Gail Drumm, Monument
Ms. Aimee Cox, Manitou Springs

MEMBERS ABSENT: Mr. David Wilson, Palmer Lake

OTHERS PRESENT: Mr. Henry Yankowski, Regional Building Official
Mr. Bob Croft, Special Projects Coordinator
Mr. Roger Lovell, Chief Plans Examiner
Mr. Todd Welch, Regional Building Counsel
Mr. Terry Brunette, Special Investigator
Mrs. Pattie Benger, Human Resources
Ms. Linda Gardner, Executive Administrative Assistant

PROCEEDINGS:

Chairman Johnny Johnson called the meeting to order at 12:32 p.m.

1. CONSIDERATION OF FEBRUARY 18, 2009 MINUTES

A motion was made by Sharon Brown to **APPROVE** the Minutes as written, seconded by Aimee Cox; the motion carried unanimously.

2. BUILDING OFFICIAL REPORTS

a) Financial Statement

Henry Yankowski presented the financial statement for the month of February 2009. Mr. Yankowski said the current operating balance is \$3,662,103.88, with a current budget of \$9,964,404.00. He said the cash balance is 36.75% as a percent of budget. Mr. Yankowski said the current revenue was \$575,459.45, and total year-to-date revenue was \$1,049,164.66. He said the current expenditures were \$754,085.77, which resulted in a net loss of \$178,626.32 for the month of February. Mr. Yankowski said the total year-to-date expenditures were \$1,544,755.08, which resulted in a total year-to-date loss of \$495,590.42.

Mr. Yankowski stated that the net loss for February did include approximately \$104,000.00 for vacation pay outs for the 13 employees that were either laid off or terminated. He stated we have sold a number of older vehicles from the fleet, and have used the sale proceeds to purchase three new vehicles.

b) Building Reports

Bob Croft presented the Building Report for the month of February 2009. He said there were 53 detached houses in February, which is down 48.04 percent. Mr. Croft said there were 24 townhouses permitted, which is a decrease of 35.14 percent. He said there were 77 single-family houses permitted, which is down 44.60 percent. He said there were 18 commercial permits issued in February, which is a decrease of 43.75 percent. Mr. Croft said the total valuation was \$51,698,161.00, which is a decrease of 30.18 percent. He said the total year-to-date valuation was \$97,517,723.00, which is a 33.77 percent decrease.

c) Plan Report

Roger Lovell presented the Plan Report for March. He said there were 100 single-family plans, 46 residential alteration plans, and 35 new commercial plans projected for this month. He said the Flood Plain and Enumerations Departments have been relocated to the Plan Review area. He said Plan Review has just implemented electronic sign-in, which will help to establish how long people are waiting.

Todd Welch stated RBD now has executed the Memorandum of Understanding with the State of Colorado regarding school inspections, which means RBD will have the ability to perform building and mechanical plan reviews and inspections for the schools when it is executed by the State.

d) Code Compliance Activity Report

Terry Brunette presented the Code Compliance Activity Report for the month of March. He said since the last Advisory Board meeting, there have been 51 building stop work

orders, 1 plumbing, 4 electrical, and 9 mechanical, for a total of 78 stop work orders. He said currently there are 615 complaints in the system, and we have closed 31 complaints in the past 30 days.

3. UNFINISHED BUSINESS

a) Maintenance Agreement with El Paso County

Todd Welch stated the Maintenance Agreement with El Paso County runs for a one-year period each year, and it has a 90-day cancellation provision. He said the County cannot escalate the costs during the year. He said RBD does have the right to ask for bids from different contractors, but we have not done so. He said both security and maintenance services are included in the Maintenance Agreement. A motion was made by Mac Pitrone to recommend to the Building Commission that RBD compile the “scope of work” and ask for comparative bids from other contractors prior to the end of 2009, seconded by Frank Watson; the motion carried 7:1. Sol Chavez opposed.

4. NEW BUSINESS

a) Washington, DC Trip Briefing by Rick Johnson

Rich Johnson stated that he and Henry Yankowski went to Washington, D.C. on March 9th for the National Coalition of County Commissioners, and were able to meet with several Senators to discuss the new legislation to require sprinkling systems in residential houses.

b) Three New Employees Through BRAC

Pattie Bengner stated RBD is participating in a new Federal program called Base Relocation Army Commission or BRAC. She said BRAC is a Federal program to place 100 military spouses in a work place to learn skills to assist them in finding a job in the future. She said all costs for the employees are paid by the Federal government. Ms. Bengner stated RBD currently has two BRAC employees and has been approved for a third BRAC employee. She said the BRAC employees will be employed at RBD until the end of June.

The meeting adjourned at 1:53 p.m.