

Pikes Peak Regional Building Department

2880 International Circle
Colorado Springs, Colorado 80910

ADVISORY BOARD MINUTES

January 18, 2012

12:30 p.m.

MEMBERS PRESENT: Chairman Rick Johnson, Citizen-at-Large
Mr. Frank Watson, Building A or B Contractor
Mr. Larry Whittaker, Architect
Mr. Michael McShea, Engineer
Mr. Johnny Garcia, Building A, B or C Contractor
Mr. Sam Heckman, Fountain
Mr. Mac Pitrone, Green Mountain Falls
Ms. Coreen Toll, Manitou Springs

MEMBERS ABSENT: Mr. Gail Drumm, Monument
Mr. David Wilson, Palmer Lake

OTHERS PRESENT: Mr. Henry Yankowski, Regional Building Official
Mr. Bob Croft, Special Projects Coordinator
Mr. Todd Welch, Regional Building Counsel
Ms. Mindy Stuemke, Senior Permit Technician
Mr. Terry Brunette, Special Investigator
Ms. Linda Gardner, Executive Administrative Assistant

PROCEEDINGS:

Chairman Rick Johnson called the meeting to order at 12:31 p.m.

1. ELECTION OF OFFICERS

A motion was made by Frank Watson to re-elect Rick Johnson as Chairman of the Advisory Board for 2012, seconded by Sam Heckman; the motion carried unanimously.

A motion was made by Sam Heckman to elect Mac Pitrone as Vice Chairman of the Advisory Board for 2012, seconded by Johnny Garcia; the motion carried unanimously.

2. **CONSIDERATION OF DECEMBER 21, 2011 MINUTES**

A motion was made by Mac Pitrone to **APPROVE** the December 21, 2011 Advisory Board Minutes as written, seconded by Frank Watson; the motion carried unanimously.

3. **BUILDING OFFICIAL REPORTS**

a) Financial Statement

Henry Yankowski presented the financial statement for the month of December, 2011. He said the current operating balance is \$4,550,941.94, with a budget of \$9,825,034.00. He said the cash balance is 46.32 as a percent of budget. Mr. Yankowski said the revenue was \$573,294.47, and total year-to-date revenue was \$9,941,551.56. He said the expenditures were \$791,441.47, which resulted in a net loss of \$218,147.00 for the month of December. Mr. Yankowski said the total year-to-date expenditures were \$9,806,628.35, which resulted in a total year-to-date gain of \$134,923.21.

Bob Croft stated RBD finished out 2011 issuing approximately 369 single family dwelling permits which took advantage of our Single Family Incentive Program. He said that accounted for \$215,000 of the Single Family Incentive Fund, which averaged approximately \$600 per permit.

b) Building Reports

Mindy Stuemke presented the Building Report for the month of December, 2011. She said there were 81 detached house permits issued in December, which is a decrease of 19.80 percent from last year. Ms. Stuemke said there were 9 townhouses permitted, which is an increase of 350.0 percent from last year. She said there were 90 single-family houses permitted, which is a 12.62 percent decrease from this same time last year. She said there were 10 commercial building permits issued in December, which is a decrease of 9.09 percent. Ms. Stuemke said the total valuation of permits issued was \$11,143,479, which is an increase of 14.87 percent. She said the total year-to-date valuation was \$1,251,827,190, which is a 26.17 percent increase. She said there are 55 single-family permits, and 25 building commercial permits to date in January.

c) Plan Report

Roger Lovell said there were 93 single family plans, which is a decrease of 26.8 percent from this time last year; 19 residential alterations plans, which is a decrease of 20.8 percent from last year; 12 new commercial plans, which is a 40.0 percent decrease; 110

commercial alterations plans, which is a 29.4 percent increase; and 8 all other plans, which is an 20.0 percent decrease. He said overall, 2011 was a much better year than 2010.

Mr. Lovell stated in 2010 there were 10 commercial projects with valuations over \$3 million dollars, or a total of \$65,901,004; and in 2011 there were 24 commercial projects with valuations over \$3 million dollars, or a total of \$260,451,822.

d) Code Compliance Activity Report

Terry Brunette presented the Code Compliance Activity Report for the month of December, 2011. He said since the last Advisory Board meeting, there have been 16 building, zero plumbing, 1 electrical, and 5 mechanical stop work orders issued, for a total of 22. He said currently there are 154 complaints in the system, we have closed 15 complaints in the past 30 days, and we have recorded 20 Certificate of Noncompliance.

Mr. Brunette stated he and Todd Welch met with the owner of 405 South Cedar Street recently, and the owner is currently looking at his options to either secure the structure or sell the property. He said RBD gave him 60 days to make a decision.

4. UNFINISHED BUSINESS

a) Building Commission Meeting Report – Rick Johnson

The Building Commission Meeting was cancelled in December 2011 due to the holidays.

5. NEW BUSINESS

a) El Paso County Strategic Plan 2012 – 2016

A motion was made by Coreen Toll to endorse the El Paso County Strategic Plan 2012 – 2016, and to wish the County well in implementing the Plan, seconded by Sam Heckman; the motion carried unanimously.

b) Sunshine Act Requirement

Pursuant to the Colorado Sunshine Act, I, Mac Pitrone, move that the Advisory Board meeting be held on the third Wednesday of each month at 12:30 p.m. at the Pikes Peak Regional Development Center, 2880 International Circle, Colorado Springs, Colorado 80910, Room 100-14, that the Advisory Board Meeting Agendas and Minutes for each meeting will be posted on the website of the Pikes Peak Regional Building Department at www.pprbd.org, and the meeting Agendas and Minutes will be maintained by Linda

Gardner, Executive Administrative Assistant, in the records of the Pikes Peak Regional Building Department, seconded by Coreen Toll; the motion carried unanimously.

c) Potential IECC Classes to be Held at RBD

Coreen Toll stated she has been in contact with the past president of the International Energy Conservation Code ("IECC"), and she would like to give two classes at RBD regarding the 2009 IECC, for RBD staff and contractors.

d) New Procedure for RBD

Henry Yankowski stated there is a new application on the permit cards which enables contractors and customers to access their permit history with their cell phones. He said this is a management tool that will benefit contractors.

e) Executive Session to Discuss Real Estate Purchase

The Advisory Board moved into Executive Session at 1:10 p.m. pursuant to C.R.S. §24-6-402(3) I to discuss the purchase of real estate.

After moving into General Session at 2:08 p.m., Chairman Johnson noted that no decisions were made during the Executive Session.

A motion was made by Larry Whittaker to recommend to the Building Commission **APPROVAL** of RBD's purchase the Pikes Peak Regional Development Center, and the investment of \$1.7 million in the real estate purchase, seconded by Sam Heckman; the motion carried unanimously.

The meeting adjourned at 2:15 p.m.

Respectfully submitted,

Henry W. Yankowski
Regional Building Official

HWY/llg