

Pikes Peak Regional Building Department

2880 International Circle
Colorado Springs, Colorado 80910

ADVISORY BOARD MINUTES

August 15, 2012

12:30 p.m.

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

MEMBERS ABSENT: Mr. Johnny Garcia, Building A, B or C Contractor
Mr. Gail Drumm, Monument
Mr. David Wilson, Palmer Lake
Mr. Mac Pitrone, Green Mountain Falls

OTHERS PRESENT: Mr. Todd Welch, Regional Building Counsel
Mr. Bob Croft, Deputy Building Official/Development Coordinator
Mr. Jim Vernon, Deputy Building Official/Small Business
Development
Mr. Jim Pepper, Deputy Building Official/Construction
Mr. Dean Wemmer, Deputy Building Official/Electrical
Mr. Jack Arrington, Chief Plumbing/Mechanical Inspector
Mr. Jay Eenhuis, Chief Plans Examiner
Ms. Mindy Stuemke, Permit Supervisor
Mr. Terry Brunette, Special Investigator
Ms. Linda Gardner, Executive Administrative Assistant

PROCEEDINGS:

Chairman Rick Johnson called the meeting to order at 1:11 p.m.

1. CONSIDERATION OF JULY 25, 2012 MINUTES

A motion was made by Sam Heckman to **APPROVE** the July 25, 2012 Minutes of the Joint Meeting of the Building Commission and the Advisory Board as written, seconded by Coreen Toll; the motion carried unanimously.

2. BUILDING OFFICIAL REPORTS

a) Financial Statements for July 2012

Bob Croft presented the financial statement for the month of July, 2012. He said the current operating balance is \$5,663,180.77, with a budget of \$9,548,344.00. He said the cash balance is 59.31 as a percent of budget. Mr. Croft said the current month revenue was \$1,435,309.58, and total year-to-date revenue was \$6,631,332.05. He said the expenditures were \$888,383.07, which resulted in a net gain of \$546,926.51, for the month of July. Mr. Croft said the total year-to-date expenditures were \$5,415,462.81, which resulted in a total year-to-date gain of \$1,215,869.24.

Mr. Croft said RBD has had a large number of roofing permits due to the June hail storm, which accounts for the major portion of the year-to-date gain this year. He said RBD is very close to the purchase of the Pikes Peak Regional Development Center, and RBD will be able to take some funds from the current Operating Balance for the down payment. He said RBD has also added additional employees to assist with the increased workload created by the roofing permits and the rebuild of the Mountain Shadows homes destroyed by the Waldo Canyon Fire. Mr. Croft said with the hiring of new employees, RBD also had to add additional fleet vehicles for the new inspectors. Todd Welch said RBD is not charging a web subscription fee to the fire victims to get their original plans to rebuild their homes.

b) Building Reports for July 2012

Mindy Stuemke presented the Building Report for the month of July, 2012. She said there were 193 detached house permits issued in July, which is an increase of 39.86 percent from last year. Ms. Stuemke said there were zero townhouses permitted, which is a decrease of 100.00 percent from last year. She said there were 193 single-family houses permitted, which is a 20.63 percent increase from this same time last year. She said there were 17 commercial building permits issued in July, which is an increase of 240.00 percent. Ms. Stuemke said the total valuation of permits issued in July was \$150,265,379, which is an increase of 84.77 percent; and the total valuation of permits issued to date in 2012 is \$970,793,017, which is an increase of 53.81 percent. She said there have been 123 single-family permits, and 10 building commercial permits to date in August.

c) Plan Report for July 2012

Jay Eenhuis presented the Plan Report for the month of July 2012. He said there were 254 single family plans, which is an increase of 59.75 percent over this same time last year; 27

residential alterations plans, which is a decrease of 32.50 percent; 29 new commercial plans, which is an increase of 262.50 percent; 98 commercial alterations plans, which is a decrease of 7.55 percent; and 17 all other plans, which is an increase of 30.77 percent, for a total of 425 plans, which is an increase of 30.37 percent over this same time last year. He presented a valuation chart for the Committee members' review. Sam Heckman stated the tap fees were low in Fountain, which explains the increase in construction of new homes in Fountain, but the tap fees were increased again on August 14, 2012.

d) Code Compliance Activity Report for July 2012

Terry Brunette presented the Code Compliance Activity Report for the month of July, 2012. He said since the last Advisory Board meeting, there have been 150 building, 1 plumbing, 2 electrical, and 3 mechanical stop work orders issued, for a total of 156. He said currently there are 183 complaints in the system, we have closed 92 complaints in the past 30 days, and we have recorded zero Certificates of Noncompliance. Todd Welch stated RBD is changing the title of the Code Compliance Activity Report to Consumer Protection Report.

3. UNFINISHED BUSINESS

a) Waldo Canyon Fire Rebuild Update – Jim Pepper

Jim Pepper appeared and stated the RBD satellite office is located at 1472 West Garden of the Gods Road. He said RBD has been well received by the homeowners in the Mountain Shadows Subdivision. He said RBD has issued 225 permits in the Mountain Shadows area since the fire, primarily for demo and wrecking. Mr. Pepper said he is able to contact Mindy Stuemke at the Permit Counter and get the homeowners their original plans within ten minutes. He stated homeowners, as well as contractors, are going to the satellite office with a variety of questions and requests.

4. NEW BUSINESS

There was no New Business to discuss.

Pikes Peak Regional Building Department
Advisory Board Minutes
August 15, 2012
Page 4

The meeting adjourned at 2:01 p.m.

Respectfully submitted,

Henry W. Yankowski
Regional Building Official

HWY/lhg