

Pikes Peak Regional Building Department

2880 International Circle
Colorado Springs, Colorado 80910

REGIONAL BUILDING COMMISSION MINUTES

January 25, 2012

3:00 p.m.

MEMBERS PRESENT: Chairman Sharon Brown, Fountain City Council
Vice Chairman Dennis Hisey, El Paso County Commissioner
Bernie Herpin, Colorado Springs City Council

MEMBERS ABSENT: None

OTHERS PRESENT: Mr. Henry Yankowski, Regional Building Official
Mr. Todd Welch, Regional Building Counsel
Mr. Bob Croft, Special Projects Coordinator
Mr. Roger Lovell, Chief Plans Examiner
Ms. Mindy Stuemke, Permit Supervisor
Ms. Dorothy Herrera, Accounting Manager
Ms. Linda Gardner, Executive Administrative Assistant

PROCEEDINGS:

Chairman Sharon Brown called the meeting to order at 3:00 p.m.

1. ELECTION OF OFFICERS

A motion was made by Dennis Hisey to re-elect Sharon Brown as Chairman for the 2012 Building Commission, seconded by Bernie Herpin; the motion carried unanimously.

A motion was made by Bernie Herpin to elect Dennis Hisey as the Vice Chairman for the 2012 Building Commission, seconded by Sharon Brown; the motion carried unanimously.

2. CONSIDERATION OF NOVEMBER 30, 2011 MINUTES

A motion was made by Dennis Hisey to **APPROVE** the November 30, 2011, Building Commission Minutes as written, seconded by Bernie Herpin; the motion carried unanimously.

3. PUBLIC COMMENT

There were no Public Comments to discuss.

4. ADVISORY BOARD REPORT

Rick Johnson gave a presentation regarding the Advisory Board meeting.

5. BUILDING OFFICIAL REPORTS

a) Financial Statements for November and December, 2011

Henry Yankowski presented the financial statement for the month of November, 2011. He said the current operating balance is \$4,886,423.19, with a budget of \$9,825,034.00. He said the cash balance is 49.74 as a percent of budget. Mr. Yankowski said the revenue was \$1,026,001.40, and total year-to-date revenue was \$9,368,257.09. He said the expenditures were \$1,180,654.54, which resulted in a net loss of \$154,653.14 for the month of November. Mr. Yankowski said the total year-to-date expenditures were \$9,015,186.88, which resulted in a total year-to-date gain of \$353,070.21.

Mr. 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.

b) Building Reports for November and December, 2011

Mindy Stuemke presented the Building Report for the month of November, 2011. She said there were 122 detached house permits issued in November, which is an increase of 27.08 percent from last year. Ms. Stuemke said there were 17 townhouses permitted, which is an increase of 142.86 percent from last year. She said there were 139 single-family houses permitted, which is a 34.95 percent increase from this same time last year. She said there were 25 commercial building permits issued in November, which is an increase of 108.33 percent. Ms. Stuemke said the total valuation of permits issued was \$186,821,527, which is an increase of 132.93 percent. She said the total year-to-date valuation was \$1,165,641,688, which is a 26.14 percent increase.

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 350.00 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 73 single-family permits, and 7 building commercial permits to date in January.

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.

c) Plan Review Reports for November and December, 2011

Roger Lovell presented the Plan Report for the month of November, 2011. He said Plan Review has been very busy for the first three weeks. He said RBD staff is keeping up with the volume of plan reviews. He said commercial construction has stayed very strong this year.

Mr. Lovell presented the Plan Report for the month of December 2011. He 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 a 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. Mr. Lovell presented a valuation chart, broken down by jurisdiction, for the Committee's review.

6. UNFINISHED BUSINESS

There was no Unfinished Business to discuss.

7. NEW BUSINESS

a) El Paso County Strategic Plan 2012 - 2016

Henry Yankowski stated El Paso County has spent a considerable amount of time preparing the El Paso County Strategic Plan 2012 – 2016, and they have requested the comments and approval of RBD's board members. A motion was made by Dennis Hisey to support El Paso County's direction in their Strategic Plan for 2012 – 2016, seconded by Bernie Herpin; the motion carried unanimously.

b) Sunshine Act Requirement

Pursuant to the Colorado Sunshine Act, I, Bernie Herpin, move that the Building Commission meeting be held on the fourth Wednesday of each month at 3:00 p.m. at the

Pikes Peak Regional Development Center, 2880 International Circle, Colorado Springs, Colorado 80910, Room 100-14, that the Building Commission Meeting Agendas and Minutes for each meeting shall 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 Dennis Hisey; the motion carried unanimously.

c) Advisory Board Request

Todd Welch stated the Advisory Board has requested that items be presented to the Advisory Board prior to the Building Commission making a decision on issues. The Building Commission members requested a Joint Meeting with the Advisory Board during the March 21, 2012, Building Commission meeting.

8. FUTURE AGENDA ITEM REQUESTS

Bernie Herpin stated he would like to move the February 22nd Building Commission meeting to the following week due a scheduling conflict. A motion was made by Bernie Herpin to reschedule the February 22, 2012, Building Commission meeting to February 29, 2012 at 3:00 p.m., seconded by Dennis Hisey; the motion carried unanimously.

9. REQUEST FOR EXECUTIVE SESSION

a) Executive Session to Discuss Real Estate Purchase

The Regional Building Commission moved into Executive Session at 3:50 p.m. pursuant to C.R.S. §24-6-402(3) I to discuss the purchase or lease of real estate.

After moving into General Session at 4:15 p.m., Chairman Brown noted that no decisions were made during the Executive Session.

A motion was made by Dennis Hisey to **APPROVE** Resolution 2011-9 to give the Building Official authority to negotiate for the sale of the real property owned by the Pikes Peak Regional Building Department, seconded by Bernie Herpin; the motion carried unanimously.

The meeting adjourned at 4:20 p.m.

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Respectfully submitted,

Henry W. Yankowski
Regional Building Official

HWY/llg