

# **Pikes Peak Regional Building Department**

2880 International Circle  
Colorado Springs, Colorado 80910

## **BUILDING COMMITTEE AGENDA**

August 7, 2013

9:00 a.m.

1. **CONSIDERATION OF JULY 3, 2013 MINUTES**

2. **COMPLAINT**

- a) A complaint has been brought against James Davis, Jr., licensee for James Company Enterprises, Ltd., by Regional Building for using your license to obtain permits for another contractor to perform work at 1830 North Academy Boulevard, Suite A, Colorado Springs, Colorado, in violation of Section RBC201.11.3, #3, 2011 Pikes Peak Regional Building Code.

3. **CONSENT LICENSE REQUESTS**

**Building Contractor B-1 (General Limited)**

BELFOR USA GROUP, INC. – CHARLES SATHER (PRIMARY & ADDITIONAL EXAMINEE)

**Building Contractor C (Homebuilder)**

BLUESKY CUSTOM HOMES LLC – FURIE GIUSTI  
DURACLEAN MASTER CLEANERS – MATTHEW PLOWMAN (LIMITED)  
HOFFMAN WEBER CONSTRUCTION – JOSEPH HOFFMAN (ADDITIONAL LICENSE)  
MATTHEW SEILER – MATTHEW SEILER  
PLATINUM HOMES, LLC – MARK CUCAROLA  
SUN HOMES INC – KEVIN MINNE

**Building Contractor D-1 (Roofing)**

FORMULA ROOFING & REMODELING – LAWRENCE KERR  
FREEDOM PAINTING & RESTORATION, LLC – RAY WINSLOW  
GREEN STAR CONSTRUCTION, INC. – RUSSELL NIELSEN (EXAMINEE CHANGES CO.)  
MILE HIGH RESTORATION INC. – BRIAN SORENSEN  
MILE HIGH ROOFING, INC. – SCOTT JEFFREY  
MY HOME SOLUTIONS COLORADO DBA MY HOME CONTRACTING – LARRY JOHNSON  
ON TOP ROOFING & RESTORATION – CHRISTIAN HIGBEE (REINSTATEMENT)  
SIMON BROS. ROOFING – STEPHEN MARKEL

**Building Contractor D-1 (Siding)**

DJK SIDING CONSTRUCTION INC. – DAGOBERTO SANTOS FLORES  
FREEDOM PAINTING & RESTORATION, LLC – RAY WINSLOW  
SIDING PRO, LLC – KEVIN ORF

**Building Contractor D-3B (Wrecking Limited)**

ALL ORIGINAL LANDSCAPES – JOHNATHAN SPENCER  
D & R EXCAVATING INC. – RALPH LOPEZ  
KK ENVIRONMENTAL SERVICES INC. – KURTIS KIRCHNER  
NBS EXCAVATING – EDWARD BUESCHEL  
OLSON INDUSTRIES, INC. DBA JR. OLSON EXCAVATING – JOHN OLSON

**Building Contractor E (Residential Maintenance & Remodeling)**

BROTHERS HEATING & COOLING – RANDELL CHAPPELL (EXAMINEE  
CHANGES CO.)

**LICENSE REQUESTS CONSIDERED INDIVIDUALLY**

**Building Contractor B-1 (General Limited)**

BOGART CONSTRUCTION, INC. – BRAD BOGART (REINSTATEMENT)\*  
S & J CONSTRUCTION – JONGHYUN YI (UPGRADE & REINSTATEMENT)\*

**Building Contractor B-2 (General Limited)**

BRAVA ENTERPRISES DBA 21<sup>ST</sup> CENTURY DENTAL – DONALD MORRISSEY  
(REINSTATEMENT)\*

**Building Contractor C (Homebuilder)**

III GENERAL CONSTRUCTION, LLC – MICHAEL MONDRAGON\*

**Building Contractor D-1 (Roofing)**

G2 ROOFING – GREGORY MARTHALER\*

\* Appearance required at the Building Committee meeting.

**4. CONSENT CALENDAR**

- a) 7737 Canyon Oak Drive, Permit I73537 – Christopher Harper, Everlasting Victorians, Inc., requests a variance to Section RBC303.4.8, Exception 3, 2011 Pikes Peak Regional Building Code, to allow a soffit height of 6’7” under furred-down beams, pipes and ducts where a minimum of 6’8” is required.
- b) 5980 Buttermere Drive, Permit I63040 – Sherman Suits, Suits Services, requests a variance to Section RBC303.4.8, Exception 3, 2011 Pikes Peak Regional Building Code, to allow a soffit height of 6’7½” under furred-down beams, pipes and ducts where a minimum of 6’8” is required.
- c) 6214 Laurel Grass Range Trail, Permit I68287 – Joseph Pellegrino, homeowner, requests a variance to Section RBC303.4.8, Exception 3, 2011 Pikes Peak Regional Building Code, to allow a soffit height of 6’7” under furred-down beams, pipes and ducts where a minimum of 6’8” is required.
- d) 3748 Trailwood Place, Permit I75470 – Eric Amoneno, Stonebridge Homes, Inc., requests a variance to Section RBC303.4.8, Exception 3, 2011 Pikes Peak Regional Building Code, to allow a soffit height of 6’6” under furred-down beams, pipes and ducts where a minimum of 6’8” is required.
- e) 47 South Hayman Avenue, Permit I76671 – Tony Kinter, Kinter Construction, Inc., requests a variance to Section R310.1, 2009 International Residential Code, to allow a 47” windowsill height in existing conditions where a maximum of 44” is allowed.

**VARIANCE REQUESTS**

- 5. Brad Bogart, Bogart Construction, Inc., requests a variance to Section RBC201.6.1, 2011 Pikes Peak Regional Building Code, to waive the testing requirement for a “B-1” (General Limited) License.
- 6. Donald Morrissey, Brava Enterprises d/b/a 21<sup>st</sup> Century Dental, requests a variance to Section RBC201.6.1, 2011 Pikes Peak Regional Building Code, to waive the testing requirement for a “B-2” (General Limited) License.
- 7. 17250 Jackson Creek Parkway – Randy Thorne, RTA Architects, requests a variance to Section 503.1, 2009 International Building Code, to allow a single-story Group A-3 building of a maximum area of 65,000 square feet, where approximately 49,400 square feet is allowed.

8. 5761 Constitution Avenue – Bruce Barr, Art C. Klein Construction, Inc., requests a variance to Table 1004.1.2, 2009 International Building Code, to accept State of Colorado daycare license occupant load of 30 children, plus 5 staffers in lieu of tabular value from Table 1004.1.2.
9. 3150 North Monument Lake Road – Tom Stewart, Stewart Construction Company, requests a variance to Section RBC203.1, 2011 Pikes Peak Regional Building Code, to allow an “E” licensed contractor to obtain a permit requiring a “C” license.
10. 1601 North Nevada Avenue – Charles Martin, homeowner, requests variances to:
  - a) Section RBC303.4.8, 2011 Pikes Peak Regional Building Code, to allow a soffit ceiling height of 5’10” under furred-down beams, pipes and ducts where it is required to be a minimum of 6’8”.
  - b) Section R311.7.2, 2009 International Residential Code, to allow a 6’5” head height above the stairs where a minimum of 6’8” is required.
  - c) Section R305.1, Exception 2, 2009 International Residential Code, to allow a ceiling height in a bathroom shower of 5’10”, where a minimum of 6’8” is required.
11. 3814 Mesa Grande Drive, Permit I78647 – David Thompson, Winds of Change Contractors, Inc., requests variances to:
  - a) Section R311.7.2, 2009 International Residential Code, to allow a 6’1<sup>3</sup>/<sub>4</sub>” head height above the stairs where a minimum of 6’8” is required.
  - b) Section R311.7.4.2, 2009 International Residential Code, to allow a 9” tread depth, where 10” is required.
12. 320 Rosita Avenue, Permit I74713 – Maria Duran, homeowner, requests variances to:
  - a) Section R311.7.5, 2009 International Residential Code, to allow a 32” landing at the top and bottom of the stairs, where 36” is required.
  - b) Section R311.7.4.1, 2009 International Residential Code, to allow a stair riser of 8” where a maximum of 7<sup>3</sup>/<sub>4</sub>” is allowed.
  - c) Section R311.7.1, 2009 International Residential Code, to allow a 31” stair width where a minimum of 36” is required.

*This Item was POSTPONED from the July 3, 2013 Building Committee Meeting to give the Applicant an opportunity to revise her plan and submit a revised variance application.*

13. **UNFINISHED BUSINESS**

14. **NEW BUSINESS**

Respectfully submitted,

Henry W. Yankowski  
Regional Building Official

HWY/llg