

# **Pikes Peak Regional Building Department**

2880 International Circle  
Colorado Springs, Colorado 80910

## **ADVISORY BOARD MINUTES**

April 17, 2013

12:30 p.m.

**MEMBERS PRESENT:** Chairman Larry Whittaker, Architect  
Mr. Tom McDonald, Building A or B Contractor  
Mr. Johnny Garcia, Building A, B or C Contractor  
Mr. Michael McShea, Engineer  
Ms. Coreen Toll, Manitou Springs  
Mr. Sam Heckman, Fountain  
Mr. Mac Pitrone, Green Mountain Falls

**MEMBERS ABSENT:** Mr. Rick Johnson, Citizen-at-Large  
Mr. David Wilson, Palmer Lake  
Mr. Gail Drumm, Monument

**OTHERS PRESENT:** Mr. Henry Yankowski, Regional Building Official  
Mr. Todd Welch, Regional Building Counsel  
Mr. Jay Eenhuis, Chief Plans Examiner  
Ms. Mindy Stuemke, Permit Supervisor  
Mr. Terry Brunette, Special Investigator  
Ms. Linda Gardner, Executive Administrative Assistant

### **PROCEEDINGS:**

Chairman Larry Whittaker called the meeting to order at 12:30 p.m.

#### **1. CONSIDERATION OF MARCH 20, 2013 MINUTES**

A motion was made by Sam Heckman to **APPROVE** the March 20, 2013 Advisory Board Minutes as written, seconded by Coreen Toll; the motion carried unanimously.

#### **2. BUILDING OFFICIAL REPORTS**

##### **a) Financial Statement**

Henry Yankowski presented the financial statement for the month of March, 2013. He said the current operating balance is \$4,063,523.13, with a budget of \$11,408,265.00. He said the cash balance is 35.62 as a percent of budget. Mr. Yankowski said the current month revenue was \$945,783.18, and total year-to-date revenue was \$2,674,841.77. He said the expenditures were \$1,197,116.18, which resulted in a net loss of \$251,333.00, for the

month of March. Mr. Yankowski said the total year-to-date expenditures were \$2,934,933.93, which resulted in a total year-to-date loss of \$260,092.16. He stated RBD will be doing an Amended Budget to reflect the programs approved during the February 20, 2013 Advisory Board Meeting.

b) Building Report

Mindy Stuemke presented the Building Report for the month of March, 2013. She said there were 227 detached house permits issued in March, which is an increase of 31.21 percent from last year. Ms. Stuemke said there were 17 townhouses permitted, which is an increase of 466.67 percent from last year. She said there were 244 single-family houses permitted, which is a 38.64 percent increase from this same time last year. She said there were 17 commercial building permits issued in March, which is a decrease of 5.56 percent. Ms. Stuemke said the total valuation of permits issued in March was \$10,643,748, which is a decrease of 28.43 percent; and the total valuation of permits issued to date in 2013 is \$437,461,499, which is an increase of 28.18 percent. She said there have been 149 single-family permits, and 7 building commercial permits to date in April.

c) Plan Report

Jay Eenhuis presented the Plan Report for the month of March 2013. He said there were 297 single family plans, which is an increase of 27.5 percent over this same time last year; 80 residential alterations plans, which is an increase of 135.3 percent; 21 new commercial plans, which is a decrease of 19.2 percent; 99 commercial alterations plans, which is an increase of 8.8 percent; and 14 all other plans, which is an increase of 27.3 percent, for a total of 511 plans, which is an increase of 29.4 percent over this same time last year. He said year-to-date increases in all residential and new commercial plans are significant compared to the first quarter of 2012. He stated there were three permits in March of \$3 million valuation or more.

d) Consumer Protection Report

Terry Brunette presented the Consumer Protection Report for the month of March 2013. He said since the last Advisory Board meeting, there have been 29 building, 1 plumbing, 4 electrical, and 5 mechanical stop work orders issued, for a total of 39. He said currently there are 195 complaints in the system, we have closed 39 complaints in the past 30 days, and we have recorded 26 Certificates of Noncompliance.

### 3. UNFINISHED BUSINESS

a) Update on Re-Roof Permits by Roger Lovell

Frank Atchison appeared and gave a presentation regarding re-roof permits.

b) Update on Sunset Review by Bob Croft

Jim Vernon appeared and gave a presentation regarding Sunset Review.

### 4. NEW BUSINESS

a) Update on Flood/Fire Mitigation Program

Henry Yankowski stated RBD will be releasing the money for the Flood/Fire Mitigation Program on May 1<sup>st</sup>. Sam Heckman stated Fountain will be hiring nine students in their jurisdiction for ten weeks. He stated he will be doing spot checks and will report back to the Advisory Board on their program. Coreen Toll stated Manitou Springs is looking at the donation from RBD as seed money and Manitou Springs will be matching it. She stated Manitou Springs is currently working on their fire mitigation and storm water mitigation plans. Mac Pitrone stated Green Mountain Falls is going to combine their regular seasonal help with the students for their flood/fire mitigation program.

b) Teller County

Henry Yankowski stated Teller County contacted him regarding the possibility of RBD assisting Teller County with their inspections and plan reviews. He stated Teller County is currently using RBD's permit system. He stated he will be meeting with Teller County representatives in the near future to discuss this possibility.

Larry Whittaker stated he would like to introduce the newest member of the Advisory Board, Tom McDonald, who will be filling the Building Contractor "A" position on the Board of Review and Advisory Board.

The meeting adjourned at 1:20 p.m.

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Respectfully submitted,

Henry W. Yankowski  
Regional Building Official

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