

Pikes Peak Regional Building Department

2880 International Circle
Colorado Springs, Colorado 80910

LICENSING COMMITTEE AGENDA

January 15, 2026 – Thursday – 9:00 a.m.

How to Observe the Meeting:

The Licensing Committee meeting will be conducted in a hybrid forum: In person at the Pikes Peak Regional Development Center, 2880 International Circle, Colorado Springs, Colorado 80910, **Hearing Room on the upper level**; and virtually, through Microsoft Town Hall. Sufficient and timely access for the public to observe the meeting will be made available at: <https://www.pprbd.org/Information/Boards>.

How to Comment on Agenda items:

Before the meeting, you may email comments for items on the agenda to: roger@pprbd.org. During the meeting, those who wish to comment should submit their name, telephone number, and the agenda item for comment via the Microsoft Town Hall Q&A, which Department staff will monitor and answer, as applicable.

1. **CALL TO ORDER: DETERMINATION OF A QUORUM**
2. **ELECTION OF OFFICERS**
3. **CONSIDERATION OF DECEMBER 11, 2025, LICENSING COMMITTEE MEETING MINUTES**
4. **LICENSING VARIANCE(S) AND APPEAL(S)**
 - a) Appeal filed by Sean Farris, Priority Drain and Sewer, dba Priority Plumbing and Heating dated December 1, 2025.

Appeal of an ADMINISTRATIVE FINE RBC103.12 (PRIORITY DRAIN AND SEWER): replacing an expansion tank for a water heater at 2955 Inspiration Dr., Colorado Springs, Colorado, prior to obtaining required permit(s) in violation of Sections RBC105.1 and RBC201.11.3, Nos. 1, 5 and 6, Pikes Peak Regional Building Code, 2023 Edition. This work, as performed, required permit(s) and resulting inspection(s) by the Department.
5. **CONTRACTOR COMPLAINT(S)**
6. **CONSENT LICENSE REQUESTS**

Consent license requests will be acted upon as a whole unless a specific item is called for discussion by a Committee member or a citizen wishing to address the Committee.

Building Contractor A-1 (Commercial)

Tekton Construction LLC - BJ Johnson

Building Contractor B-1 (Limited Commercial)

MDA Construction Services, LLC - Mark Arnett (Renewal)

Building Contractor B-2 (Limited Commercial)

Harper Commercial LLC - James Gutierrez (Limitation of No Ground Up Construction)

KLM Construction Inc - Michael Cachat (Limitation of No Ground Up Construction)

Restoration of the Rockies, Inc. dba Paul Davis Restoration of Front Range, Paul Davis Restoration of Greater Denver and Douglas County, Paul Davis Restoration of Aurora, CO and Paul Davis Restoration of Northeast Denver, CO - Jed Fischer (Limitation of No Ground Up Construction)

Building Contractor C (Homebuilder)

3I, LLC Contracting 'fka' 3I LLC - Mark Walp (Company Name or dba Change)

Armstrong Enterprises dba DHC Construction and Design - Presley Armstrong (Renewal)

Baker Build Design LLC - Jared Baker

Cuvala Custom Homes LLC - John Cuvala (Examinee Changes Company)

Harry's, Inc. - Travis Harrington

Legacy Resto LLC - Gary Jeffery

McStain Constructors, LLC - David Walker

PDA Property Services LLC - Jorge Manjarez (License Upgrade)

Punch List Pro's of Colorado LLC dba Sexton General Contracting 'fka' Punch List Pro's of Colorado LLC - Marvin Sexton Jr. (Company Name or dba Change)

Thomas Home Improvement LLC 'fka' Thomas Home Improvement - Ron Thomas (Company Name or dba Change)

Townsend Homes, LLC - Gabe Townsend

Building Contractor D - 1 (Exteriors)

Johnson Construction Company LLC - Chase Johnson (License Upgrade)

Pioneer Home Solutions, LLC dba Woodberg Roofing & Restoration - Michael Lindberg (Renewal)

Building Contractor D - 1 (Roofing)

4 Corners Exteriors, Inc - Ryan Keck

AVI, LLC dba AVI, Inc., AVI Roofing & Gutters, Inc. 'fka' AVI, Inc. - Peter Kruse (Company Name or dba Change)

Black Roofing, Inc. dba Black Roofing & Waterproofing 'fka' Black Roofing, Inc - Alan

Nedelea (Company Name or dba Change)
Burke Investments LLC dba Altitude Contracting - Alexander Burke
Executive Exteriors LLC - Joseph Tunello (Company Changes Examinee)
Forge & Nail Roofing & Construction - LLC - Zachary Goplin (Examinee Changes Company)
Lusk Repair Services LLC - Matthew Lusk
Modern Construction Group LLC dba Modern Roofing Group - Brian Huf (Renewal and Examinee Changes Company)
Rocky Ridge Exteriors LLC - Quinn Risdon (Renewal and Additional License)
Roof Repair Pros Ltd. - David Harper

Building Contractor D-1 (Siding)

Armstrong Contracting LLC - Todd Armstrong (Additional License)

Building Contractor D-5A (Signs)

Fusion Sign & Design, LLC. 'fka' Fusion Sign and Design, Inc. - Loren Hanson (Company Name or dba Change)
Impact Signs Inc. – Kevin Anderson
I Signs LLC - Thuy Pham

Building Contractor E (Maintenance & Remodeling)

Denfence Team LLC - Anton Tokarev
Zitro Construction - Miguel Galaviz Acosta

Mechanical Contractor – A (Commercial)

ASAP, Inc. 'fka' ASAP - Keith Parker (Company Name or dba Change)
Bost Brother Services Inc - Luke Bost
CMG Nielsen Mechanical, LLC dba Nielsen Mechanical Contractors 'fka' Nielsen Mechanical Contractors, LLC – Gary Bales (Company Name or dba Change)
Colorado Sheet Metal Company, LLC 'fka' Colorado Sheet Metal Co., Inc. - Jimmy Thomas (Company Name or dba Change)
Elite Plumbing & Mechanical Inc - Steve Davis (Examinee Changes Company)
JG Heating and AC LLC - Jordan Gabehart (License Upgrade and Company Name or dba Change)
Northern Mechanical LLC - Michael Benton
Lee's Enterprises Inc dba Lee's Heating and Cooling - Curtis Lee
Ryde Air LLC - Timothy Ryder
Tatro Plumbing Co Inc - Kelly Wright (Company Changes Examinee)
Whitcomb Plumbing and Heating Limited - Ryan Whitcomb (Additional License)

Mechanical Contractor - B (Residential)

American Water & Mold Restoration Corp dba Colorado Water & Mold Restoration - Karl

Spencer II (Renewal Subject to an Administrative Lock until all Administratively Closed Permits, if any, are Resolved)
Beaver Services LLC. dba Beaver Heating and Cooling LLC - John Phillips (Additional License)
Jetson Home Corporation - Matthew Strobel (Additional License)

Mechanical Contractor - C-1 (Gas Piping)

Dema Plumbing LLC 'fka' Dema Plumbing Inc.- John Albright (Company Name or dba Change)
MJB Plumbing and Heating, Inc. - Zachary Stevenson (Company Changes Examinee)
NextGen Plumbing LLC - Robert Rachal (Renewal)

Heating Mechanic IV (HVAC Service Tech)

Carrigan Eager (Renewal)
David Orazem (Renewal)
James Inmon
Jeremiah O'Keefe (Renewal)
Joshua Brown
Neil Nissen (Renewal)
Richard Grazier
Steven Davis (Renewal)

Consent Items for Voluntary Suspension

Prospect Builders LTD. - John Hockman

7. **ITEMS CALLED OFF THE CONSENT CALENDAR**

8. **LICENSE REQUESTS CONSIDERED INDIVIDUALLY**

9. **UNFINISHED BUSINESS**

10. **NEW BUSINESS**

a) Colorado Sunshine Act Requirement

To be read on the record, except the text in bold which requires the person making the motion to state his/her name, and the same of the person who seconds the motion.

Pursuant to the Colorado Sunshine Act, I, _____ **[state your name]**, move that the Licensing Committee meeting be held on the second Thursday of each month beginning at 9:00 a.m. in a hybrid forum: in person at the Pikes Peak Regional Development Review Center, 2880 International Circle, Colorado Springs, Colorado 80910, Hearing Room on

the upper level, and virtually via a program accessible via Pikes Peak Regional Building Department's website Boards & Committee's page, that the Technical Committee meeting Agendas and Minutes for each meeting be posted on the website of Pikes Peak Regional Building Department at www.pprbd.org, and that the meeting Agendas and Minutes be maintained in the records of Pikes Peak Regional Building Department. Further, the Department designates the following public place within the boundaries of the Department at which it may post a notice no less than twenty-four (24) hours prior to a meeting if it is unable to post a notice online in exigent or emergency circumstances such as a power outage or an interruption in internet service that prevents the public from accessing the notice online: The Department's Public Notice Board located in the atrium of the Department premises.

Seconded by _____ **[state the name of another member of the committee].**

b) Energy Code update pursuant to HB22-1362, as amended, and the adoption and implementation of the 2021 International Energy Code unamended and the Colorado Model Electric Ready and Solar Ready Code (effective June 30, 2026).

11. ADJOURNMENT

POST-ADJOURNMENT BREAKFAST

Upon adjournment of the meeting, members of the Committee may attend breakfast in the Hearing Room (lunchroom) on the upper-level, 2880 International Circle, Colorado Springs, Colorado 80910.

Respectfully submitted,



Roger N. Lovell

Regional Building Official

RNL

Accommodations for the hearing impaired can be made upon request with a forty-eight (48) hour notice. Please call (719) 327-2989.

Pikes Peak Regional Building Department meeting agendas and minutes, as well as archived records, are available free of charge on the website at:

<https://www.pprbd.org/Information/Boards>. Audio copies of the record may be purchased by calling (719) 327-2989.

Rules of Policy and Procedure of Pikes Peak Regional Building Department Committees and Boards

The following Rules of Policy and Procedure include, but are not limited to, and are enforced for the purpose of the Advisory Committees, Board of Review, and Board of Appeals.

Rule 1.1 Governing Authority

The Chair of the Committee, or the Board, shall have governing authority over all proceedings. The Chair will announce commencement and adjournment of all meetings. The Chair will announce the item to be discussed by the person(s) appearing before the Committee or the Board. Once the Committee/Board are satisfied with all questions and comments, the Chair will entertain a motion by the Committee or Board Members, which will be seconded, followed by a vote. Once the Chair announces the outcome of said vote, that item is final and closed for discussion, whereby, the interested parties will be advised of their appeal rights, if any. For appeal rights and procedures, see Section 101.7 of the Pikes Peak Regional Building Code, as amended (the “Code”).

Further, the Chair has authority to deviate from the agenda format.

Rule 1.2 Conduct of Person(s) Appearing before the Advisory Committees, Board of Review, or Board of Appeals

All persons attending the Committee or Board meetings will behave in a professional and civil manner. The Chair has authority to require any uncivil person be removed from a meeting and therefore, the premises.

Courtesy, respect, and civility are expected by all participants and guests during all meetings. All comments shall be addressed directly to the Chair and/or Committee/Board.

Persons attending the Committee or Board meetings may only speak when the Chair has requested them to do so according to the particular item on the agenda. When requested by the Chair, the person(s) may approach the podium and speak into the microphone, only after stating their full name, spelling the same on the record, and providing current address and contact information, if requested. The proceedings are recorded and comments made away from the microphone are inaudible and may not become part of the official record of the meetings.

Rule 1.3 Lack of Financial Authority of the Advisory Committees, Board of Review, and Board of Appeals

Pursuant to Section RBC103.12 of the Code, the Regional Building Official, and not the Committee or Board, has authority to impose administrative fines for Code-related violations. Further, the Committee and/or Board does not have authority to consider financial claims or consider and/or award resulting financial damages to any person.

**Implemented as of: August 31, 2023
Last Updated: October 11, 2023**