

# **Pikes Peak Regional Building Department**

2880 International Circle  
Colorado Springs, Colorado 80910

## **ADVISORY BOARD MINUTES**

November 17, 2021

12:30 p.m.

**MEMBERS PRESENT:** Chair Darin Tiffany, Engineer  
Vice Chair Richard Applegate, City of Fountain  
Jeff Finn, Citizen-at-Large  
Christine Riggs, Architect  
Loren Moreland, Building A, B or C Contractor  
Vince Colarelli, Building A or B Contractor  
John Graham, City of Manitou Springs  
Chris Quinn, Green Mountain Falls  
David Wilson, Town of Palmer Lake

**MEMBERS ABSENT:** Kelly Elliott, Town of Monument

**OTHERS PRESENT:** Roger Lovell, Regional Building Official  
Virginia Koulchitzka, Regional Building Counsel  
Jay Eenhuis, Deputy Building Official – Plans  
John Welton, Deputy Building Official - Inspections  
Erin Garcia, Director of Finance  
Matt Matzen, Permit Supervisor  
Linda Gardner, Executive Administrative Assistant

The Advisory Board meeting was conducted in a hybrid form, allowing Committee members, Department staff, and the public to attend in person at the Pikes Peak Regional Development Center, 2880 International Circle, Colorado Springs, Colorado 80910, Room 100-14, or virtually via a program called Microsoft Teams live events, which is accessible via Pikes Peak Regional Building Department's website Boards & Committees' page at: <https://www.pprbd.org/Information/Boards>.

### **1. CALL TO ORDER**

Chair Darin Tiffany called the meeting to order at 12:30 p.m.

Chair Tiffany introduced Mayor John Graham, representing Manitou Springs. He stated this is Mayor Graham's first in person meeting (he has been attending the Advisory Board meetings for the past year virtually). Chair Tiffany stated the board members and RBD staff welcome and appreciate the opportunity to meet Mayor Graham in person.

### **2. CONSIDERATION OF THE OCTOBER 20, 2021 ADVISORY BOARD MINUTES**

A motion was made by Vince Colarelli to **APPROVE** the October 20, 2021 Advisory Board Minutes as written, seconded by Christine Riggs; the motion carried unanimously.

### 3. NEW BUSINESS

- a) Careers in Construction Request for Amendments to the Work Force Donation Agreement, Including, but not Limited to Increase in the Fees Collected (presented by Glenn Hard).

George Hess, Housing & Building Association of Colorado Springs, appeared with Glenn Hard and Ryan Klein and gave a presentation regarding the HBA's Careers in Construction Colorado Program (CICC). He stated currently there are 29 locations serving over 100 schools, with 1,604 students enrolled. There are 5 houses under construction with 1,000 industry expert volunteer hours.

Mr. Hess presented the cumulative program stats: 1,775 PACT Certificates earned; 983 OSHA 10 Certificates earned; 403 students employed from CICC job placements; 130 partner employers; and over 3,600 unique students have taken CICC courses.

Mr. Hess stated currently the CICC Program is funded, in part, through voluntary fees paid through the Department's permitting process. The current fees are: \$25.00 for residential new construction; \$50 for commercial new construction; and \$5 for all other building permits. The HBA would like to change the voluntary fees as follows: \$80 for commercial new construction, \$40 for residential new construction, and \$3 for all other building permits. Mr. Hess stated this change should generate approximately \$90,000 per year, which will allow CICC to fund three additional schools. He stated CICC is a statewide program, but the fees collected locally via this agreement stay here locally within El Paso County.

A motion was made by Jeff Finn to recommend to the Regional Building Commission **APPROVAL** of the proposed Amendment to Agreement, seconded by Loren Moreland; the motion carried unanimously.

### 4. CHANGES/POSTPONEMENTS/NOTICE OF NEXT MEETING

December Advisory Board meeting date and time: Wednesday, December 15, 2021, beginning at 12:30 p.m. The meeting will be conducted in a hybrid form: in person at the Pikes Peak Regional Development Center, 2880 International Circle, Colorado Springs, Colorado 80910, Room 100-14, and virtually. Sufficient and timely instructions for public participation will be made available at: <https://www.pprbd.org/Information/Boards>.

### 5. PUBLIC COMMENTS ON ITEMS NOT SCHEDULED ON THE AGENDA

**Public comments on items not scheduled on the agenda shall be limited to three (3) minutes.**

There were no public comments.

## 6. BUILDING OFFICIAL REPORTS/NON-ACTION ITEMS

a) Financial Statement through October 31, 2021.

Erin Garcia presented the financial statement for the month of October 2021. She said for the month of October, the operating cash balance ended at \$14,214,203 with a cash balance as a percent of budget of 71 percent. She said the monthly revenue was \$1,644,726, which year-to-date is 96 percent of budget. Ms. Garcia stated the expenditures were \$2,766,544, and year-to-date expenses were at 78 percent of budget. The net loss for October was \$1,121,818, and year-to-date net income is \$3,567,789.

b) Building Report through October 31, 2021.

Matt Matzen presented the Building Report for the month of October 2021. He said there were 403 single-family houses permitted in October, which was 29.05 percent less than this time last year. He stated there were 37 commercial building permits, which was an increase of 42.31 percent difference from this time last year. Mr. Matzen said the total valuation of permits issued in October for residential homes was \$148,680,875, which was 23.49 percent less than this same time last year; and year-to-date the total valuation of residential permits was \$1,653,011,613, which was an increase of 6.65 percent from this same time last year. He stated the total valuation for commercial permits was \$70,665,591 for the month, which was an increase of 24.92 percent from this same time last year. Mr. Matzen stated the total valuation year-to-date across all permits was \$3,593,251,672, which is an increase of 8.50 percent from the previous year. He said there were seven permits with a valuation over \$3 million in October.

c) Plan Report through October 31, 2021.

Jay Eenhuis presented the Plan Review Report for the month of October 2021. There were 415 single family plans, which was a decrease of 13 percent compared to October of the previous year; 93 new commercial plans, which was an increase of 232 percent; and a total of 1,524 plans for the month of October, which was an increase of 5 percent compared to October 2020. Mr. Eenhuis stated the Plan Review Department performed 4,823 solo reviews in October, and 430 walk-through reviews, for a total of 5,253 logged reviews for October 2021, which was an increase of 23 percent from the previous year.

d) Inspection Report through October 31, 2021.

John Welton presented the Inspection Report for the month of October 2021. He said the inspectors in all departments did a total of 29,312 inspections in October, with a total of 72 field inspectors. Mr. Welton said each inspector averaged 21.6 inspections per day, and the average available time per inspection was 17.2 minutes.

**7. UNFINISHED BUSINESS**

a) 2022 Budget Update.

Roger Lovell gave an update regarding the 2022 Budget. He stated the 2022 Budget was approved by the Regional Building Commission on October 28, 2021; the El Paso County Board of County Commissioners approved the Budget on November 2, 2021; and the City Budget Committee reviewed the Budget on November 9, 2021. It will go before City Council on November 22, 2021 for a first reading, followed by December 14, 2021 for a second reading.

b) Proposed 2022 Committee Meeting Schedule.

Jina Koultchitzka stated the proposed 2022 Advisory Board meeting schedule is included in the agenda packet for the Board members' review. The 2022 Advisory Board meeting dates for 2022 will remain on the third Wednesday of each month, unless the meeting date falls on a national holiday. The schedule will be before the Board for adoption in January 2022, in accordance with the Colorado Sunshine Act requirements. The only requested change made to the schedule has been the commencement time for the Board of Review meetings from 10:30 a.m. to 11:00 a.m. on the third Wednesday of each month.

**8. EXECUTIVE SESSION REQUEST(S)**

There were no Executive Session Requests.

**9. BOARD REPORT(S) OR COMMENT(S)**

Upon an inquiry by Vince Colarelli, Roger Lovell gave an update regarding adoption of the 2021 Codes. He stated the staff review of the 2021 International Codes is in progress, which does not include the IPC or the NEC, which are adopted by the State of Colorado. RBD staff anticipates having a draft version of the amendments for public comment early in 2022. He stated he does not anticipate having the Codes adopted and in place until late 2023.

**10. FUTURE AGENDA ITEM REQUESTS**

There were no future agenda item requests.

**11. ADJOURN**

The meeting adjourned at 1:06 p.m.

Respectfully submitted,

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Roger N. Lovell  
Regional Building Official  
RNL/lhg

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