

**SAN DIEGO AREA CHAPTER ICBO  
 MINUTES of June 19, 2001**

**1. Call to Order**

President Trees called the meeting to order at 8:38 am.

**2. Roll Call**

<u>Representing</u>	<u>Jurisdiction</u>	<u>Present</u>	<u>Absent</u>
Ken Larsen	Canyon Lake	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Pat Kelley	Carlsbad	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Brad Remp	Chula Vista	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Gary Fausett	Coronado	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Clay Westling	County of San Diego	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Clay Westling	Del Mar	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Dan Pavao	El Cajon	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Dean Davidson	El Centro	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Richard Esgate	Encinitas	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Dan Fagan	Escondido	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Bob Ghiloni	Imperial Beach	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Jessie Wu	La Mesa	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Richard Esgate	Lemon Grove	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Kathleen Trees	National City	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Greg Anderson	Oceanside	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Richard Esgate	Poway	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Pete Lopez	San Diego	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Carl Blaisdell	San Marcos	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Richard Esgate	Santee	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Richard Esgate	Solana Beach	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Mike Kratz	Vista	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Chapter Officers in Attendance

President	Kathleen Trees	National City
Vice-President	Clay Westling	County of San Diego
Secretary	Dan Fagan	City of Escondido
Treasurer	Richard Esgate	City of Poway

Associate Members and Guests

Gaddis Farmer	City of Simi Valley/ICBO Board of Directors
Lou El-Khazen	City of Chula Vista
Ali Fattah	City of San Diego
Susan Murdock	California Construction Association
Joe Russo	City of Escondido
Leslie Sabin-Mercado	SDG&E
Art Buxbaun	City of San Diego
Roger Brooks	Willdan
Mark Beauchamp	City of Lemon Grove
Don Weber	Electro-Test Inc.
Steve Borossay	Monterey Co. (retired)
Sandy Woodhouse	SD County Assessor
Risa Baron	SDG&E
Paul Smith	City of Carlsbad
Bill Tuell	William Tuell, Architect
Russell Ek	Simpson Strong-Tie

3. **Approval of Minutes**

The minutes of May 15, 2001 were approved as written.

4. **Treasurer's Report**

Richard Esgate Reported:	Checking	\$ 2,457.40
	Savings	\$ 255.46
	CD	<u>\$ 15,622.28</u>
	Total	\$ 18,335.14

5. **Communications**

a. Chapter President's Report:

- ~~///~~ President Trees indicated that she had received a letter from Steve Mitchell, President of CALBO, regarding hosting regional CALBO meetings. (2-north, 2-south, 1-central) Brad Remp noted that the intent was to increase and facilitate communication between the CALBO Board and CALBO members. Meetings similar to these were done a number of years ago and are being reinstated as a result of comments made by members at the recent ABM. Hosting means providing a location, perhaps at a regular Chapter meeting. General consensus was to not host a meeting. It was noted that more people could attend if the meeting were held in the LA area.
- ~~///~~ President Trees noted that she had also received two e-mails.
  - o One regarding the Building Standards Commission meeting on September 19. The e-mail requested members to write a letter requesting a continuance due to a conflict with the ICBO/BOCA ABM in Cincinnati. (Draft letter attached)
  - o The other item was an e-mail from Jim Martin, Building Services Manager, City of Garden Grove, with a copy of his letter to the California Attorney General's office. His letter provided his opinions on the AG's review of the City of Pasadena's ordinance regarding the I-codes.

b. ICBO Report:

- ~~///~~ Gaddis Farmer, ICBO Board of Directors, indicated that he was reaching out to as many California Chapters as possible in an effort to increase communication, answer questions and dispel any rumors related to ICBO.
- ~~///~~ Mr. Farmer commented on the major steps that ICBO has taken. He indicated that ICBO has stopped publishing the Uniform Building Codes. He also noted that ICBO is in good financial health. All three model code groups are moving toward a merger. In July there will likely be a major announcement regarding this. A report will be ready for the members at the Cincinnati ABM. At the ABM in Texas next year members will be offered a plan and will be asked for their vote and direction on the new structure of the organization. ICBO will not be going away, but will not be the same. All three model code groups will be under the same umbrella.
- ~~///~~ Mr. Farmer indicated that ICBO is committed to the I-codes, is committed to working with the CALBO Board and is dedicated to serving their members. He noted that both CALBO and ICBO have common goals: education, training and serving their members.
- ~~///~~ Oregon has moved to adopt the IBC and the IRC. Utah has taken the same steps. In Idaho the Fire Chiefs are supporting the adoption of the I-codes. New York is committed to the I-codes.
- ~~///~~ Mr. Farmer noted the current political situation at the state level and urged chapter members to support the I-codes and to get involved in the state adoption process and in committee work.
- ~~///~~ He also commented on CALBO President Steve Mitchell's letter requesting direction from members related to a strategy for dealing with the code adoption process at the state level. The letter addresses what types of relationships with the various code development groups would be best for our situation in California. Mr. Farmer noted that CALBO and ICBO should maintain their relationship for their common goals. He noted that the LA Basin Chapter voted unanimously for CALBO to remain a Chapter of ICBO and to work toward adoption of the I-codes.

- /// Brad Remp read the letter from Steve Mitchell while copies were being made and distributed. (Copy attached)
- /// Mr. Farmer distributed a contact list for all California Chapters of ICBO. (Attached)
- /// General discussion ensued regarding the merger and the relationship between CALBO and ICBO.

c. Legislative Report:

- /// Clay Westling indicated that many bills are coming up on their deadlines for transfer to the other legislative body. He noted that we should expect numerous budget cuts. Clay also commented on the following bills.
- /// SB 581 – this would require that Building Officials register apartment owners.
- /// Seismic bond act – money for funding retrofits expected to be stripped out of the bill.
- /// AB 284 – study bill to look at toxic mold.
- /// Marina bill – the Building Official appears to be out of the bill language and has been substituted with a licensed electrician.
- /// AB1574 - originally focused on energy conservation for existing buildings. Still in Committee. Now trying to focus on commercial buildings.
- /// SB 339 – regarding Mobilehome Park complaints. Requires the enforcing official to notify the complainant and to provide a copy of the inspection results to the complainant.
- /// AB1207 – regarding wind generators. Would not allow Building departments to require wet stamps.
- /// Leslie Sabin-Mercado noted that they have seen an average of 27 installations/month in the San Diego area for photovoltaics, wind generators, etc. and they expect the installations to increase.

d. CALBO Report:

- /// Brad Remp noted the current political environment at the state level and mentioned the atmosphere under the previous administration. Since CALBO is dependent on volunteers the Board is looking for direction on where best to spend resources. CALBO is committed to participation at the state level in committees, meetings, etc.
- /// The state will be under the '97 UBC until July of 2005. In the future CALBO members will be standing in front of the Building Standards Commission recommending codes for the new cycle. Brad asked where CALBO should be, in terms of relationships with the various code development bodies, to best facilitate the acceptance of our recommendations. CALBO wants to best represent the California members.
- /// Brad asked what ICBO will be doing in California and noted a recent flyer geared to Architects and Engineers, with no mention of Building Officials. These design professionals are being educated in the I-codes and in certain cases they will probably then go to jurisdictions asking for acceptance of the I-codes for their projects.
- /// Gaddis Farmer noted that ICBO will be supportive of CALBO's efforts in the adoption process and will provide staff to support that effort. Gaddis mentioned upcoming CALBO Board meetings and indicated that he will be attending. CALBO is extremely important to ICBO and ICBO is dedicating board members to attend CALBO meetings.
- /// Dan Pavao noted that he felt that ICBO had abandoned California in the effort to adopt the I-codes.
- /// Kathleen Trees indicated that she felt that we should step back from ICBO and look at what codes will be best for California.
- /// Brad mentioned that we are in the 45-day process for comments on state amendments and that CALBO will be submitting specific comments.
- /// Brad encouraged everyone to write a letter to the Building Standards Commission regarding the September 19 meeting conflict with the ICBO ABM. (Draft letter attached)
- /// General discussion ensued on the CALBO letter from Steve Mitchell regarding our relationships with other code development organizations. The general consensus of the members was to not split from ICBO. Gaddis Farmer expressed his appreciation for the Chapter members not wanting to split from ICBO. Motion made for our Chapter to support option #2 as noted in Mr. Mitchell's letter. Unanimous approval from all members present. President Trees will draft a letter to Steve Mitchell.

**6. Old Business:**

- ~~///~~ Ali Fattah reported that Mehdi Shadyab is on vacation. Ali will meet with him when he comes back and get to work on the special inspection issue.
- ~~///~~ Ali also mentioned that he has completed the matrix on "evaluation report" providers. He distributed copies and asked for review at next meeting.
- ~~///~~ Lou El-Khazen noted that he would be in contact with Dave Conover, of NES, for attendance at a future meeting.

**7. Good of the Order/Uniform Code Interpretations:**

- ~~///~~ Gaddis Farmer expressed his appreciation for the warm welcome and for the communication and feedback.
- ~~///~~ Ali Fattah, City of San Diego, noted that the next three meetings will be downstairs. The City of San Diego has been asked to participate with SEAOC in a review of Hardy walls and Simpson Strong-Tie systems. Ali also mentioned a new book regarding accessibility that is available from the Builder Book Store.
- ~~///~~ Lou El-Khazen, City of Chula Vista, noted that they have a draft of their City handout for masonry retaining walls that is currently being reviewed. When the final draft is complete Lou will distribute to the Chapter members.
- ~~///~~ Mark Beauchamp, City of Lemon Grove, asked if any jurisdictions are seeing radiant barriers and noted that they had not, as yet. Brad Remp mentioned that we should be seeing them soon, given the new regulations effective June 1. Lou El-Khazen commented on the regulations for additions and required duct testing.
- ~~///~~ Clay Westling, County of San Diego, mentioned that Ivan Holler will be leaving his department to work on the implementation of the County's General Plan 2020. Clay noted that he is now Acting Building Official. He also noted that the County is taking a strong position on the storm water issue and mentioned that they are still finding methane gas, in fills, on any mass grading.
- ~~///~~ Kathleen distributed copies of the energy regulations that were provided by SDG&E.

**8. Question of the Month:**

None

**9. New Business:**

- ~~///~~ Kathleen Trees asked the members for ideas for pin designs for the upcoming ABM. General discussion ensued.

**10 Committee Reports**

a. Education and Training:

- ~~///~~ Dan Pavao noted that the three committee members are each working on 2 seminars.

b. Executive:

- ~~///~~ Kathleen Trees noted that the committee was keeping an eye on the budget in view of the upcoming CALBO ABM.

c. Codes:

- ~~///~~ Lou El-Khazen revisited the welded moment frame issue. He also noted that the committee had looked at the home theater issue and that a draft will be prepared for distribution. Lou asked that

all jurisdictions respond to the survey regarding the draft Chapter policy manual.

d. Electrical:

Robert Nagle indicated that the committee had met last week and that the biggest issue is the energy crisis and the associated issues.

e. Plumbing/Mechanical:

Paul Smith mentioned that the committee secretary is retiring. Brad Remp noted that the CPVC manufacturer's representatives are becoming very active in soliciting approvals from jurisdictions.

f. Technology:

No report

g. CALBO ABM:

Clay Westling noted that the committee has made significant progress and mentioned that Gina Adams has provided much needed help on the golf tournament. The Riverwalk course has now been reserved. The next step is to develop a list of courses for Professional Development Day for CALBO Board review. The committee is also working on a logo to put on notebooks for Professional Development Day. Linhart, Peterson, Powers Associates has volunteered to do the logo.

h. Public Relations:

No report

11. **Program:**

None

12. **Adjournment**

President Trees adjourned the meeting at 11:36 AM.

MINUTES RESPECTFULLY SUBMITTED BY:

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Dan Fagan  
Chapter Secretary