

1. Call to Order

President Lou El-Khazen called the meeting to order at 8:30 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"/>
Will Foss	Del Mar	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Dan Pavao	El Cajon	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Dean Davidson	El Centro	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Will Foss	Encinitas	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Joe Russo	Escondido	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Aaron Goodman	Imperial Beach	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Jessie Wu	La Mesa	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Mark Beauchamp	Lemon Grove	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Kathleen Trees (Antonio Garcia)	National City	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Jim Zicaro	Oceanside	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Mark Beauchamp	Poway	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Isam Hasenin (Ali Fattah)	San Diego	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Carl Blaisdell	San Marcos	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Mark Beauchamp	Santee	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Will Foss	Solana Beach	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Mike Kratz	Vista	<input checked="" type="checkbox"/>	<input type="checkbox"/>

Chapter Officers in Attendance

President	Lou El-Khazen	City of Chula Vista
Vice President	Joe Russo	City of Escondido
Secretary	Patrick Healy	County of San Diego
Treasurer	Will Foss	City of Del Mar

Associate Members and Guests

Kevin Scott	ICC
Ron Halbritter	City of San Diego
Harlan Tande	AIA Rep.
Nancy Martinez	City of San Diego
R. Steve Jones	City of Oceanside
Rusty Anderson	County of San Diego
Ed Avila	City of San Diego
Gordon Murdoch	Esgil Corp.
Gina Adams	RCP Block and Brick
Joe Harris	City of San Diego

3. Approval of Minutes

Due to vacations and late distribution the Chapter postponed the approval of the minutes for the June 20th, 2006 meeting. The approval will be on the agenda at the next meeting.

4. Treasurer's Report: Lou El-Khazen

Checking account balance is \$9579, and the savings account balance is \$5222. Pending is \$1300 still owed to the SEA for the Wood Design Seminar.

5. Committee Reports

a. Education and Training: Steven Jones

- The Means of Egress 1 & 2 training was held July 12th with 27 people and July 13th with 24 people. Steve has checks for \$3070. Still due is \$530 from these seminars and \$300 from the NDS training. Training was fairly successful with a lot of Fire and DSA attendees. E-mails sent to different associations appeared to help attendance, as did credit card online registration.
- August 22, 23, 24, will be the first Training Academy course on the transition to the 2006 IBC. The flyer is out. The City of SD's web page is where the I-code academy information is posted with links on the ICC and Calbo website. Most sessions will be held here at Ridgehaven. The cost of the seminars is a mere \$60 to members. The City of SD will have 70 – 80 attendees, so seating is limited. The City is also purchasing code books for their employees to share for the training. PowerPoint handouts are deemed critical for following-along with class instruction. We may need to purchase a CD to make the handouts and pass on the cost to the attendees. The training instructors are not yet certain but those responsible are presently in the selection process.
Three volunteer helpers per day should be enough to handle running the Training Academy seminars. The helper list is not getting much action so it will be passed out to the BOs in the coming weeks. A reward will likely be given to volunteers such as one free seminar.

b. Executive: Lou El-Khazen

- The Executive Committee talked about the upcoming 2008 CALBO ABM. The committee volunteers were announced. Lou, Gina Adams, Brad Remp, Joe Russo, Pat Healy, and Steve Jones. Lou asked Clay if he was interested and he agreed to assist. Isam was not present though he mentioned at a previous meeting that he would partake.
- Scholarships were discussed. The applications shall be sent out early in August. There will be four scholarships @ \$500 each with two going to governmental individuals. Moneys will be available by Thanksgiving and winners will be recognized at the installation dinner.

c. Codes: Nitin Nakrani (Ali Fattah)

- The committee recently warped into a joint City of San Diego code group together with a few others that met twice within the last week. At the meeting were two individuals from one from Chula Vista and Harlen Tande from the AIA. The first meeting discussion was on the proposed HCD code changes to the International Building Code and at the second meeting it was the State Fire Marshall's changes. Several attended the CAC meetings in Sacramento notably the Access Committee meeting, the Structural Committee, and the Building/Fire and Other Committee. A list of responses was formulated and forwarded to CALBO. There is a lot of politics going on such items as the height and area tables. The HCD package is to not change anything regarding H & A tables; the State Fire Marshal is handling that. Definitions and requirements for lodging houses and townhouses were tabled until the next meeting. The Structural CAC examined the IBC regarding plated wood trusses and who stamps the plans, such items that were not addressed in the UBC. The 2006 IBC is beginning to set criteria on the requirements for trusses. Mike Kratz and Tom Nikzad were commended for their help in reviewing certain proposals.

d. Electrical: Nancy Martinez

- The Committee met on July 11, 2006 at the County building,
- Discussion of proposed revisions to Photovoltaic NL Including the method of attachment for the placard – to be brought up at the SCIAEI meeting; SDG&E to discuss with SCE; Nancy Martinez to check w/other SWIAEI AHJs as to their requirements. Those in attendance agreed

that mechanical attachment (current requirement) is verifiable and installer can use silicone and rubber gasketing to provide weather protection for penetrations into the panel concerns.

- Engineering for ground-mounted arrays was discussed; including “consult your AHJ for specific requirements”
- The SDGE Service Standards and Guide is almost ready to print. There are changes in the Mid-rise/High-rise standards for Meter Room requirements. (No more cabinets) and RF meter-reading discussed.
- Permanently installed Standby Generators need to meet UL2200 standards. Some cellular sites are including permanent generator installations rather than a cam-lock or receptacle for portable generator.
- CO sensors in enclosed parking garages – UL standard not yet published
- Bonding of pool decks. AHJs are accepting bonding “tails” at steel and bond inspection
- RF Safety issues – SDG&E has a training presentation Bruce Barnes will check into providing for a BCIAEI or ICC-SD Electrical meeting
- Photovoltaic installation inspections Mike Hays and Steve Stingl reported that most installations take 2 inspections; approx. 45 minutes each
- Brad Remp asked if the electrical committee has been keeping tabs on developments with the proposals for the 2008 CEC standards. Nobody responded, but some concern was stressed that it would be a good idea to do so as there appear to be significant changes. Some of the items thought to provide energy saving are not actually materializing in the field application. We need to be careful what new proposals can actually achieve. Information is being passed between CALBO member e-mails and is not reaching all those in a position to have an opinion on the issues.

e. Plumbing/Mechanical: Ed Avila

- Meeting was held on July 5th
- Two guest speakers were present. Dwight Perkins from IAPMO and Mr. Howard Baker from Plumberex.
- Waterless urinals were discussed and determined to not meet the definition of a plumbing fixture. It was decided that a formal policy is not needed since an AHJ may decide to allow them in situations where proper maintenance could be assured.
- Speaker for next month’s meeting will be Buhd Supwerhal from B&T Laboratories who specialize in testing and certifications of hoods/chimneys/fireplaces.
- Plumberex representative provided information on under-sink wrap for piping. The benefits of this product are that it snaps together and has no sharp edges.
- Handi-cap toilet clearance is exactly 18” with no tolerance.
- It appears that PEX and PVC piping will likely (ie.hopefully) be approved in next code.
- Plastic vs. rubber cleanout covers. Sun may break-down Jim caps unless listed for such use. Cleanouts in garages should have a traffic rated box but some are allowing other methods.
- SDG&E still reviewing gas policy. Attorneys are looking into the subject.
- Rusty Anderson spoke about the rough draft policy for infrequently used traps. Rusty presented supporting documents supporting the stance that trap primers should be used and should meet ASSE standard 1018 or 1044. Alternate methods shall be approved per AHJ allowance.
- Ali brought up the subject of the BSC CAC item of chapter 29 of the IBC vs. chapter 4 of the UBC. Pat Healy, who serves on the CAC agreed that it was one of the few items of contention at the meeting. DSA may prefer the more restrictive code to give better acceptability though a greater number of installed fixtures. Ali gave all in attendance a copy of IBC chapter 29 so they could compare it to the UBC requirements.
- Discussion evolved to statutes vs. regulations. Sometimes a statute which authorizes a particular regulation may be somewhat obscure in the background but can create profound consequences if a regulation is challenged.

f. Disaster Preparedness: Werner Landry

- The committee is not getting much involvement and is looking to increase attendance and volunteers at committee meetings.

- It appears all AHJs are onboard with the CALBO mutual aid agreement. The committee is looking to create a manual for local jurisdictions to use as a guidebook. Post disaster guidelines were considered to be an important issue to address and include in the guide. Discussion was held regarding the mutual aid process and proper chain of command.
 - Mention was made that local AHJs are best advised to follow outlined mutual aid agreements as dictated by the mutual aid agreement. When a local jurisdiction needs assistance it is advisable to first contact the local OES. Veering in other directions could lead to problems with obtaining proper benefits and other aid.
 - It was asked if a list could be created that would provide contact information for people who could provide aid with disaster activities such as supplying equipment, sand bags, and other resources. It was thought that such list is a great idea but that it would be difficult to keep updated as such contacts would change frequently.
 - CALBO has a good readiness policy on its website.
- g. Special Inspection: Mehdi Shadyab (absent)

6. Communications

- a. Chapter President's Report: Lou El-Khazen
- Isam has been selected as the chapter representative to the AIA. A free membership was offered to a chapter member.
 - An e-mail from Rich Geary @ The Greater LA Basin Chapter mentioned that there are false UL markings on some fire retardant lumber, caution is advised.
 - There is a move for IAPMO and ICC to jointly create a model plumbing code book and a mechanical code book.
 - Lou mentioned some of the details of the ICC Codes Academy and pending answers to questions such as where the bills go, books, and credit card payments. The agreement with the City was mentioned again.
 - Letters for support were requested from City of Phoenix from Barbara Koffron who is running for a board seat at ICC, and the City of Hampton from Steve Shapiro who is seeking a position as Vice President of ICC.
 - Lou received a letter from CALBO asking for input from chapters for any items of interest to include in the newsletters.
 - The ICC ABM conference program is out including the registration package. Brad Remp and Jim Zicaro acknowledged that they will be attending.
 - The ICC 2006 training and education guide is out.
- b. ICC Report: Kevin Scott
- Scott is the Western Regional Manager for ICC
 - The ICC ABM is in Orlando Fla. The 19th will hold the elections for the executive officers. Members are eligible to vote but they must be in attendance. The ICC code hearings will take place on Sept 20th.
 - Information regarding a ICC townhall meeting which discussed the agreement between IAPMO and ICC is posted on the website @ www.iccsafe.org/news/events/town_hall/program.PDF. It was said that to make the deadline for the 2009 code that the agreement would have to be finalized by December of this year. There is some resistance to the merged code. The base code for plumbing will be the IAPMO code and the base code for mechanical will be the ICC code. IAPMO wants to retain the use of the ANSI standards for the joint code. ICC will appoint 15 members and IAPMO 15 on the code making committee with a minimum of 10 governmental members. The idea is such that the two organizations will still co-exist but work together to create one code.
- c. Legislative Report: Joe Russo

- Assembly bill 2751 proposes that if developer fees are not used within a specified time period that the moneys shall be returned to the developer. Existing legislation states that a fee charged by an agency to a project applicant may only be used for new infrastructure and not be used to benefit an existing deficiency.

d. CALBO Report: Dan Pavao (absent) Brad Remp

- There will be a Cal-Chiefs/CALBO advisory meeting in Sacramento on July 28th. Discussion should include taking another look at residential fire-sprinklers.

7. **Old Business:**

- Lou mentioned that the draft policy regarding inspector safety was passed out at the last meeting. The Chula Vista inspectors looked at it and thought it had merit. Lou asked for any feedback but the only offering was that it is a rough draft. It was mentioned that the City committee may welcome input from other AHJs in order to advance on the project and make it an area-wide effort. Interested parties should contact David Long at the City of SD.

8. **New Business:** none

9. **Question of the Month:** none

10. **Good of the Order/Uniform Code Interpretations**

- Mike Kratz mentioned that there have been some keystone retaining walls being installed without permits or inspections. He was seeking input from other AHJ's on what other agencies have been doing when such walls are built without agency reviews other than third party special inspection reports.
- Brad Remp asked if anybody had any interest in the International Existing Building Code. Some local aging structures may be approaching the end of their useful lifespan and consideration of adopting such a code may start to look more attractive. Another benefit of adopting such a code is that the regulations would be in effect before a disaster may strike, thereby making it enforceable during rebuilding. Brad reminded other AHJs that they may need to adopt a placard ordinance in order to legally tag structures when needed.
- Gina Adams provided a flyer for the upcoming training on the IBC and wood construction, being offered by the CSI and the AIA. For information contact Gina @ (619) 460-7250
- Kevin Scott polled members of whether ICC should continue down the path of seeking the joint venture with IAPMO. The sentiment was generally favorable.
- Clay Westling asked what other jurisdictions were doing with shell buildings. There have been some submittals lately of so called "vanilla shell" buildings where the lighting and ceilings are being proposed at submittal but no occupancy being declared. Chula Vista said they see them and understand that it is easier for property managers to rent out space when fewer improvements are needed. A CofO is usually held-up until an occupancy is determined. Clay mentioned that a permit for a TI is not usually issued until the shell has passed final inspection. The City of SD issues a certificate of completion but not a CofO. It was mentioned that some permit issuing software does not allow a new permit to overlap an existing open permit. Differences in procedures varied between the other AHJs in attendance. Proper 'description of work' and recordkeeping is crucial to keeping track of the history of a structure.

11. **Adjournment**

President Lou El-Khazen adjourned the meeting at 11:45 a.m.

12. **Program:** Chance helical products
Speaker, Gary Seider

MINUTES RESPECTFULLY SUBMITTED BY:
Patrick Healy
Chapter Secretary