

# **Johnson County Building Officials Association**

4550 W 51<sup>st</sup> Street  
Roeland Park, KS 66205

Mike Flickinger, President  
913-722-2600

## **Meeting Minutes**

### **Meeting Date.**

Friday, December 15, 2006.

### **Meeting Called-To-Order.**

The meeting was called to order by President Mike Flickinger at 12:40 p.m. at the St. Andrews Golf Club, 11099 W 135<sup>th</sup> Street, Overland Park, KS.

### **Building Officials and Members in Attendance:**

Steve Chick	DeSoto	Sean Reid	Johnson County
Jim Jorgensen	Lenexa	Mark Dunning	Lee's Summit
Jerry Anderson	Overland Park	Tim Ryan	Overland Park
Mike Flickinger	Roeland Park	Mike Davis	Miami County
John Hollis	Merriam	Ron Worley	Lake Quivira
Eirene Oliphant	Leawood	Greg Franzen	Kansas City, MO
Steve Thompson	Shawnee		

### **Prior Meeting Minutes**

The meeting minutes from Friday, November 17, 2006 were approved unanimously after a motion for approval was made by Tim R. and a second by Ron W.

### **Treasurer's Report**

Eirene was not present, but her report was submitted by Mike F., indicating we have \$6,774.01 in our account. Motion to approve was made by Steve T. and 2nded by Tim R. Approval was unanimous. Steve T. mentioned that JOCOBO does have IRS 501 © 6. status now, thanks to Eirene's hard work and Steve C.'s help

### **Associate Announcements.**

Mark D. mentioned that Lee's Summit is looking hard at adopting regulations requiring storm shelters based on the MARC model ordinance. A discussion ensued regarding ICC's model regs., sprinklers vs storm shelters, cost/benefits and statistics.

Sean R. passed out info on the Feb. Contractor Licensing classes. Tim R. mentioned that NECA and IBEW would like to talk with Jerry Mallory about partnerships in training.

### **New Business**

Truss submittals and practices were discussed by the members present. Requiring sealed truss drawings prior to permit release was a hot topic. No consensus was reached. Steve T. moved and Jerry A. 2nded a motion to have "Developing a standard practice guide for trusses" as a 2007 JOCOBO goal. The motion passed, with all in favor except Steve T. and Jerry A.

### **Old Business.**

- a. Jim J. gave an update on the Foundation standard. Greg F. asked where the LVL plate came from (K. Sidoriwicz). Tim R. is in discussion with a PCA engineer regarding a peer review of the document.

### **Election of 2007 Officers**

The nominating committee listed John Hollis for President, Steve Thompson for Vice President, Eirene Oliphant for Treasurer, and Jim Jorgensen for Secretary. Ron W. moved for closing the nominations and approving the committees' nominations. Steve T. seconded. The motion carried unanimously.

### **Code Talk**

A discussion occurred regarding window flashing. The Contractor Licensing department is paying for a best practice manual to be developed. Proposals for how best to protect windows from leaking and causing damage were discussed. Training, additional flashing inspections, and revisions to the building code were discussed as options. Some felt that the 2006 IRC requirement that mandates the window manufacturers' installation instructions be followed may have caught the manufacturers unprepared.

Jerry A. said that the 2006 I-codes package went through pretty well, with re-roofing as the big issue. A permit fee increase was approved by their council.

A discussion took place over the UFER ground, and who would and would not be requiring it. Mixed feelings on this issue.

O.P. has had some lively discussion on the interpretation of the IBC Section 10.18 and 10.14 as it relates to two exits from the ground floor of a high rise building, and the stair tower exits required.

A conversation developed regarding Water One's water supply data, and what data to use for the design of the fire protection sprinkler system.

Controversy and illumination surrounding the use of non-water based fire extinguishing systems in lieu of water based fire protection sprinklers resulted from open and frank discussions.

The bounds of the thermal envelope of a house was debated, with the general agreement being that the insulated envelope could be pushed out to encompass the garage.

### **Next Meeting.**

The next meeting date was set for 12:00 noon, Friday, January 19, 2007 at St. Andrews.

### **Meeting Adjournment.**

Meeting was adjourned at approximately 3:00 PM after a motion by Steve T. and a second by Eirene. Approval was unanimous.

Minutes submitted for approval by Steve Thompson, secretary