

Johnson County Building Officials Association (JOCOBO)

President: Matt Souders – Building Official – Lenexa, msouders@lenexa.com
Vice President: Tim Ryan – Building Official – Overland Park, tim.ryan@opkansas.org
Secretary: John Kelley – Building Official – Olathe jkkelley@olatheks.org
Treasurer: Bill Sandy – Fairway, bsandy@fairwaykansas.org

Meeting Minutes for June 21, 2013

St. Andrews Clubhouse – 11099 W 135th St, Overland Park, KS

Call to Order

The meeting was called to order by President Matt Souders at 12:20 pm. Those present per the sign-in sheet are as follows:

Officers: Matt Souders (Lenexa/President)
Tim Ryan (Overland Park/Vice President)

Members: Jim Sherman (Westwood)
John Hollis (Merriam)
Aaron Wingert (Mission Hills)
Jerry Anderson (Overland Park)
Sean Reid (Johnson County)
Ken Hoffman (Olathe)
Ken Wiseman (Gardner)
Dave Utterback (Lenexa)

Associate Members and Guests: JD Lorenz (Hallmark)
Bruce Chyka (Performance Plus Homes)
George Schluter (GWS Homes/KC HBA)
Greg Cox (Summit Homes)
Jay Woodward (ICC)
Steven Jackson (Performance Plus Homes)
Lew Hendricks (1-800 Board Up)
Ted Sherwood (1-800 Board Up)

Previous Meeting Minutes

No minutes to approve.

Treasurer's Report

No Treasurer's report to approve.

Associate Announcements

- Bruce Chyka/Performance Plus Homes introduced Steven Jackson an intern that was working with him.
- Sean Reid speaking for Jerry Mallory brought up the suggestion to appoint a committee of plan reviewers to come up with a standard plan review checklist for energy and 2012 IRC compliance. Matt S. directed Sean to send an email out to Building Officials outlining goals of committee. Tim R., John H., and Matt S. discussed and it was decided to make it an agenda item for next meeting.

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- Tim R. discussed survey from IABO about funding to get Building Officials to ABM in Atlantic City. Expected to be able to fund approximately 100 to ABM. No double dipping will be allowed (double scholarships).
- George S. stated NHB is developing a list of code changes they endorse and oppose and asked if it was ok to email to Building Officials. It was agreed that was ok.
- Tim R. stated it was important to get as many Building Officials to ABM as possible due to things proposed in the IFC and Energy codes.

New Business

- Lew Hendricks and Ted Sherwood gave a presentation of services provided by 1-800 Board Up. Crisis management for property owners after a disaster.
- Verifying WRB and Window installations was discussed. Discussion was led by Matt S. and Dave U. Windows over siding, nail gun nails through fins, and cutting down the tape to fit under 1x4 trim were brought up as issues. Discussion led to requiring framers to attend window install education.
- Tim R. led a discussion on the Safe Building Code incentive Act.
- Concrete Same Day Inspections was discussed. George S. stated it was needed.

Old Business/Member Announcements

- Group Homes was discussed. Matt S., John H., and Tim R. contributed. Change of Occupancy and Change of Occupancy classification were discussed. OP requires fire sprinklers. ICC as safe harbor for fair housing was discussed and Jay W. had input.
- Dave U. brought up the recent changes in the lumber span charts and is going to amend the deck guidelines as well. Discussion was that the new span charts needed to be used instead of the ones in the 2012 IRC and IBC.
 - Foundation Guidelines will remain the same.
 - Basement Finish Guidelines are not done.
 - Window and Stucco guidelines will be updated by Dave U.
 - Media committee- no report
- Big Discussion on HERS rating and achieving numbers. Bruce C. said projections were coming in at 85-87. Sean R. was surprised.

Adjournment

Aaron W. moved and Jim S. seconded to adjourn and move to Exec. Session.

Minutes recorded by Acting Secretary Ken Hoffman.