



**COUNTY OF EL DORADO
COMMUNITY DEVELOPMENT AGENCY
DEVELOPMENT SERVICES DIVISION**

2850 Fairlane Ct
Placerville, CA
530-621-5315

December 16, 2015, MINUTES

Building Industry Advisory Committee

Jeff Haberman, Chairman, Member at Large (*Colleen Malone, Alt*)

Jerry Homme, EDC Builders Exchange (*Denny Kennedy, Alt*)

Bill Carey, Member at Large (*Virgil Toothaker, Alt*)

Earl McGuire, SAGE (*Charles Truax, Alt*)

Katie Donahue, North State BIA (*William Fisher, Alt*)

Tom Burnette, Building Official (Technical Advisor)

Rob Combs, Fire Chief (Michael Lilienthal, Alt)

Wednesday, February 17, 2016

1:30 PM

TAC ROOM

The BIAAC makes recommendations to the Board of Supervisors and Development Services Division regarding code interpretations, inspections, procedures, new construction techniques, product review, new codes, revised fees, and other items of industry concern (Resolution 164-2010)

Members Present: Jeff Haberman, William Fisher, Bill Carey, Earl McGuire, Jerry Homme, Katie Donahue

Members Absent: Colleen Malone, Denny Kennedy, Virgil Toothaker, Charles Truax, Michael Lilienthal

Staff Present: Tom Burnette, Michael Elliott, Rachel McFatter, Rich Briner, April Frace

1. CALL TO ORDER

The meeting was called to order by Jeff Haberman, Chairman, Member at Large at 1:37 pm.

2. OPEN/PUBLIC FORUM

Jeff Haberman moved to place Open Forum to the top of Agenda. Bill Carey seconded.

Ayes: Jeff Haberman, William Fisher, Bill Carey, Earl McGuire, Jerry Homme, Katie Donahue, Tom Burnette

Noes:

Abstain:

Absent: Denny Kennedy, Virgil Toothaker, Charles Truax, Rob Combs, Michael Lilienthal

Greg Stanton, Division Director of Environmental Management and Amy Velasco, Supervising Environmental Health Specialist in the Solid Waste Program were present to propose the revised Construction and Demolition Debris Recycling Ordinance.

Greg Stanton introduced a proposed revised Construction and Demolition Debris ordinance. The intent to revise the ordinance is to come into compliance with Cal Green, but not put a burden on the building industry. There are 3 options for compliance as stated in the ordinance:

8.43.060 Compliance.

- A. Permittee shall submit to the director the acknowledgment form and all applicable supporting documentation in a format prescribed by the director for review and approval before a building permit may be issued. Permittee shall meet the diversion requirements by any of the following options:**
- 1. Option One: Franchise Hauler. Use of a franchise hauler to collect, haul, dispose, recycle, and manage all materials, including C & D debris, generated from the covered project. Permittee shall designate the franchise hauler in the acknowledgment form and submit proof of an agreement or account with the franchise hauler. The director may, in his or her discretion, request copies of receipts from permittee or the franchise hauler. Upon approval of the acknowledgment form by the director, the permittee shall be deemed in compliance with the requirements of this chapter.**
 - 2. Option Two: Waste Stream Reduction Alternative. Indicate on the acknowledgment form that permittee will utilize the waste stream reduction alternative, which requires that the total material generated from the covered project that is landfilled does not exceed the maximum total combined weight as specified in the Cal Green standards.**
 - 3. Option Three: Waste Management Plan (WMP). Submit a WMP for review and approval by the director. The WMP shall be accompanied by a non-refundable processing fee, as established by resolution of the County Board of Supervisors.**

Greg Stanton is looking to bring this ordinance to the Board mid to late January, 2016 and is seeking the support of the Building Industry Advisory Committee.

3. ADOPTION OF MINUTES, September 16, 2015

Bill Carey moved to adopt agenda. Katie Donahue seconded.

Ayes: Jeff Haberman, William Fisher, Bill Carey, Earl McGuire, Jerry Homme,
Katie Donahue, Tom Burnette

Noes:

Abstain:

Absent: Denny Kennedy, Virgil Toothaker, Charles Truax, Rob Combs, Michael
Lilienthal

3.A PLAN CHECK SOFTWARE

Earl McGuire met with Board Chairman Veerkamp and voiced his concerns regarding Plan Check Software. Chairman Veerkamp was supportive and encouraging of Earl McGuire's concerns regarding the push to have Plan Check Software be a separate issue. Earl McGuire then discussed with Tom Burnette and Chris Simonson and will consider the upcoming decision before going ahead with issues concerning Plan Check Software further. Tom Burnette stated that the LMIS programs will accept Plan Check Software that can be added to their programs. Evaluations of the programs will be completed at the end of January then "sandbox reviews" will take place, where employees will be able to have access to the program and be able to have a hand-on experience with the software.

Tom Burnette estimates 8,300 permits to be issued this year. The software will help to manage the permit process, electronically. Several rounds of plan checks take place then turn-around time is quick. Tracking and managing are key components of plan check software.

Rich Briner, Surveyor with El Dorado County stated that it will be a one year process from "go date", training, conversion, eliminating redundancy, re-checking, and re-training until the program runs.

A key of the new LMIS is the master organizational managing of projects and how they relate to other agencies. Less running around, less paper to provide a better product is the goal.

3.B SEISMIC FAULTS

Rachel McFatter, Senior Civil Engineer presented the latest Public Notification Release of Preliminary Review Maps of Proposed New and Revised Earthquake Fault Zones. Preliminary Review Maps of proposed Alquist-Priolo Earthquake Fault Zones were released by the Department of Conservation, California Geological Survey (CGS) on December 10, 2015. These maps are released under the authority of the Alquist-Priolo Earthquake Fault (AP) Act that was passed following the 1971 San Fernando earthquake. The AP Act is a state law designed to reduce the hazard from surface fault rupture during an earthquake.

Earthquake Fault Zones are regulatory zones that encompass surface traces of active faults that have a potential for future surface fault rupture. These zones are delineated by establishing a buffer area about 500 feet on either side of the surface trace of active faults. Detailed maps can be seen at the CGS website

<http://www.conservation.ca.gov/CGS/Pages/Index.aspx>.

This impacts the County as it requires us to put in zoning ordinances and regulations on how development in these affected areas will be handled. The act says no structures for human occupancy can be built across the trace or within 500 feet of a trace fault line. Any parcel within the trace buffer zone requires a licensed geologist to prepare a report indicating hazards for building development. It also affects sub division of land and any building for human occupancy. Human occupancy is defined as 2000 person hours per year. No change in occupancy without geologist report, submittal and review. Implementation within the County is the use of Public Notice.

Exception to the Act are wood or steel framed Single Family Dwelling not exceeding 2 stories homes which are not part of a development with 4 or more dwellings.

4. FOLLOW-UP TO WORKING LIST #1, PASS PROGRAM

Tom Burnette asked the BIAC how Building Services should initiate the PASS program either through resolution by the BOS or by department policy? After much discussion, BIAC came to the conclusion that setting up the PASS Program by Department Policy would allow changes to be made much easier than if it were set up as a resolution.

Tom Burnette provided numerous methods on how to implement the PASS Program. To make the PASS Program successful, and spread the word of the program, the BIAC agreed with Tom Burnette on all the options he introduced:

- Provide a lecture from AIA Sacramento chapter at SAGE general meeting. Invite Michael Malinowski, architect to speak regarding the PASS Program.
- Provide the Builders Exchange with program advertisement and Q&A opportunities.
- Initiate a collaborative with North State BIA and affiliates

Jerry Homme fully supports the PASS Program due to the quick turnover to get a building permit. Tom Burnette suggested we set up an alliance with the Builder's Exchange to set up a class and do more to advertise the PASS Program.

Flyer for PASS Program can be located at:

<http://streamlineinstitute.com/wp-content/uploads/2015/11/January-28-2016-Class-Flyer.pdf>

Tom Burnette suggested that Michael Malinowski, from the PASS Program, speak with Builder's Exchange and SAGE in the next few weeks.

Earl McGuire motioned that BIAC write a letter to the Board of Supervisors in support of the PASS Program. Jerry Homme seconded.

Ayes: Jeff Haberman, William Fisher, Bill Carey, Earl McGuire, Jerry Homme,
Katie Donahue, Tom Burnette

Noes:

Abstain:

Absent: Denny Kennedy, Virgil Toothaker, Charles Truax, Rob Combs,
Michael Lilienthal

5. FOLLOW-UP ON RESPONSE FROM COUNTY COUNCIL, WORKING LIST #2

Tom Burnette spoke with David Livingston, Attorney with the El Dorado County Council office. According to Mr. Livingston, there is no legal program to give preferential treatment to local county contractors other than what is enacted by Federal Law such as minority preference. Generally speaking, there is no preference given to local contractors.

6. NEXT MEETING

Our next meeting will be on February 17, 2016.

Tom Burnette stated that on December 8th, 2015 the Board of Supervisors passed a resolution reducing TIM fees. By the time it gets implemented it will be June, 2016. In the resolution, the Board has decided to make the TIM Fees retroactive to December 15, 2015. There was some discussion at the Board Meeting to add houses at reducing the TIM Fees. More info can be found on the current copy of the resolution. Tom Burnette will bring a copy of the resolution to the next meeting.

7. ADJOURNMENT

Meeting adjourned at 3:26 pm by executive order.

