

Minutes

Building Board of Appeals

March 8, 2016

The Rapid City Building Board met on March 8, 2016. The following members were present: David Asbridge, Steve Struble, Myron Tatum, Steve Malone, and Michelle Seaman.

Staff Present: Brad Solon, Building Official, Carla Cushman, City Attorney, and Serenna Zeisler, Building Services Secretary.

Others Present: None

Asbridge opened the meeting at 7:35 a.m.

1. Set Agenda

Asbridge moved to set the agenda, Seaman made a motion to set the agenda, seconded by Malone, the motion carried 5-0.

2. Proposed Changes to City & State Plumbing Ordinance

Asbridge asked Solon to explain. Solon stated, the state passed a bill to have the State Plumbing Ordinance changed and it goes into effect on July 1st. Solon stated he would like to get a head start on Carla Cushman drafting up our City Ordinance.

Malone made a motion to have City Attorney, Carla Cushman draft an Ordinance, seconded by Seaman, the motion carried 5-0.

3. Proposed Changes to the Rapid City Electrical Code & Title 15.04

Solon stated the City would like to make some amendments. The first one is the electrical licenses and when they expire (December 31st of even years). Cushman stated all the licenses besides plumbing being an expiration of 1 year, have a three year license expiration period. Solon stated, the City Council reviews the fee resolution twice a year, so they could review it next time it comes up. Solon stated the city electrical inspectors want to combine the Master/Contractor licenses and just have one, instead of the two. Struble stated he would like to see one license for one contractor/company, versus a company having to have a Master license and a Contractor license. Discussion followed. Struble stated the city inspectors need to be tested and licensed. Struble asked Solon if the State Plumbing Code is the same as the City Plumbing Code. Solon and Tatum answered, yes. Malone asked Solon what our City Mechanical Inspectors are required to have. Solon stated that there is no state law on Mechanical Code, like there is with Plumbing and Electrical. Solon stated Bernie Hall, City Electrical Inspector,

would like to see the inspectors have a city electrical inspector's license. Tatum asked Struble if there is a big difference between the State and City Electrical Code. Struble stated not a big difference, but there is a difference. Discussion followed. Tatum asked, if the Plumbing Inspectors, Lon Schnittgrund and Dave Baumberger, have to carry a state plumbing license. Solon stated yes, and that the state says the plumbing inspector has to have a state license. Discussion followed. Solon stated the state will not make a person retest within the year of expiration. Malone stated to make all the licenses have a year grace period of not having to test. Malone stated one of these reasons we made this Board is to make everything more standard and we should make all the licenses have a year grace period before the license holder has to retest. Struble agreed to make all the trades the same. Cushman stated it would not be difficult to change the Ordinance 15.04 to have all the city licenses to have a year grace period. Solon stated at the state electrical inspector meeting they went over the closing of permits where the work is done wrong and doesn't get approved, and that those permits need to be marked final/void and send out a postcard that they need a new permit or disclose it. They are expecting the city, along with Aberdeen, Sioux Falls, and Yankton, to do this with permits that were not approved. Solon then stated that this is already in our Ordinance to do this, but he wanted to bring it to the Boards attention. Malone asked if a city license expires how long of a grace period does a contractor have before they have to retest. Solon and Zeisler stated 30 days. Seaman and Struble stated all trades should have a year grace period before they have to retest.

Struble made a motion to have all city licenses have a thirty day grace period to renew and after thirty days they would pay a new license fee vs. the renewal fee. All City licenses have a year grace period before they have to retest, seconded by Malone, motion passed 5-0.

4. Reappointment of Building Board Members/Election Recommendation to Continue to April 12th, 2016

Malone made a motion to be continued to the April 12th BBOA Meeting, seconded by Struble, motion passed 5-0.

5. Approval of the February 9th, 2016 BBOA Meeting Minutes

Malone made a motion to approve the BBOA Meeting Minutes, seconded by Tatum, motion passed 5-0.

6. Adjourn

