

**MUNICIPALITY OF ANCHORAGE  
BOARD OF BUILDING REGULATION EXAMINERS AND APPEALS**

**MEETING MINUTES SUMMARY**

**March 17, 2016**

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1. **CALL TO ORDER AND ROLL CALL:** The meeting was called to order at 6:10 pm. by Chair Bohne.

**Board Present**

Scott Bohne  
Jonathan Steele  
Troy Feller  
Sterling Strait  
Jon Hawkinson  
Royal Fields  
Eric Cowling  
Preston McKee  
Tyler Loken  
Don McCann  
Ray Hickel  
Craig Fredeen  
CB Brady

**Board Absent**

David Stanfield  
John Edwards  
Ray Hickel

**Staff Present**

Sharen Walsh  
Hans Gisler  
Victor Fosberg  
Chalon Rein  
Sam Severin

**Public Participation**

Paul Bender

2. **APPROVAL OF AGENDA:** Mr. Steele moved to approved. Mr. Fredeen second. Unanimously approved. The Board, the Municipality and Mr. Bender agreed Mr. Brady could vote this meeting without having been sworn in.

3. **APPROVAL OF MINUTES:**

- a. Minutes of February 18, 2016. Mr. Loken moved to approve. Mr. Steele second. Unanimously approved.

4. **NEW BUSINESS**

- a. **De Novo Hearing, BCI-01-2016**

Chair Bohne spoke of how the meeting would be run. The Chair noted this was a de novo hearing and the board would want to follow the regulations; Chair Bohne then turned the Chair over to the Vice-Chair Fredeen. Vice Chair Fredeen asked for a motion. **Mr. Steele moved to rehear the de novo case BCI-01-2016. Mr. Strait seconded.** The Board began discussing the motion to rehear the case. Vice Chair Fredeen called for a roll call vote and stated the members who were recused from voting were: Mr. Bohne, Mr. Cowling, and Mr. McKee. **The board voted 8 to 1 to hear the case.** After further discussion, **Mr. Loken motioned to continue hearing the case and Mr. Cowling second. The board agreed to continue the meeting.**

Chair Bohne swore in staff and the appellant. Staff gave a brief overview of the appeal. The appeal was on the building official's interruption of A17.1-2010.2.29.1. Mr. Bender began presenting his case and asked the board if they would accept new information. **Mr. Loken moved to accept the new information and Mr. Steele seconded. Unanimously Approved.** Mr. Bender summarized his presentation and concluded the code section is

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clear and the municipality misinterpreted the code. The board asked questions of the appellant regarding labeling elevators in buildings. Chair Bohne concluded discussion and asked staff to present their case.

Staff presented their case and explained the appeal. The board asked questions of staff regarding code, new elevators, about unique labeling, state interpretation of the code. Staff stated they have worked with the owners to have the elevators labeled before the building permit would be closed; it was noted CCO's are given but a CO is not given until all elevators are labeled. Staff concluded their presentation.

The appellant gave his closing argument. The Chair closed the hearing and opened it up to the board for discussion. **Mr. Strait moved the Building Board to affirm the appeal BC-I-01-2016. By affirming this we are stating the Municipality's Development Services interpretations of A17.1-2010 is not correct; the department's interpretation which states any new installation, modernization project triggers a need for all elevators in a building to be labeled, not just the elevator being installed or modernized. That interpretation would be overturned. By affirming this we would overturn their interpretation of A17.1-2010 and agree with the appellant. Mr. Feller second.** The board began discussions. **With a vote of 5 ayes to 6 nays. The Board upheld the Building Official's interpretation of code A17.1.2010.**

**b. Election**

Chair Bohne opened the floor for nominations for Chair. **Mr. Fredeen nominated Mr. Bohne. Mr. Loken second. Mr. Steele asked to close the nominations. Mr. Field second. Unanimously Approved.** Chair Bohne opened the floor for nominations for Vice Chair. **Mr. Fredeen nominated Mr. Loken. Mr. Field seconded. Unanimously Approved.**

**5. REPORTS**

Staff reported Title 23 was adopted on March 8 and would go into effect on April 1. It was noted three new amendments were proposed and before the Assembly on March 22. The proposed amendments are addressing plumbing permits for replacement or installation of a water heater, fire protection of floors, and responsibility for payment of charges for fire-protection service outside of service areas. Staff noted a significant change with half hour inspections stating: for alternations, additions, change of use the fee is \$75 per inspection per half hour with a minimum half hour charge.

The Board asks questions regarding inspectors, expedited and express plan review, etc.... Staff replied there are weekly meetings with inspectors and areas are changed. The options are there for both the expedited and express plan review; we discourage the expedited one because it doesn't serve the purpose if everyone does it. Express plan review is still available and a much more cost effective method. Electronic Plan Review implementation is going very well. In April staff training will begin, followed by trial training with four customers then general training; go live is around July.

**6. BOARD MEMBER COMMENTS -**

Chair Bohne welcomed C.B. Brady to the board and the board made introductions. Mr. Brady introduced himself to the board.

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9. **ADJOURNMENT:** Meeting adjourned at 9:41 p.m. Mr. Loken moved. Mr. Fredeen seconded. Unanimously Approved.

 9-15-16

Scott Bohne, Chair  
Board of Building Regulation Examiners and Appeals

 9/15/16

Kent Kohlase, P.E.  
Building Official