



**City of Phoenix**

**Development Advisory Board Meeting Minutes  
Thursday, July 17, 2008**

**DAB Members Present**

Christopher Alt  
Jim Baca  
Haley Balzano  
Rus Brock  
Gary Corcoran  
Bernie Deutsch  
Herbert Hacker  
Barbara Koffron

Kimber Lanning  
Larry Litchfield  
John Mackay  
Benjamin Patton  
Ken Roth  
Paul Scott  
Steve Sheldon

**DAB Members Absent**

John Hart  
Jason Morris  
Alex Reynoso

**Ex-Officio's Present**

Liz DeMichael, Planning  
Michael Hamblin, Law  
Chau Hill, Streets

Nazario Prieto, WSD  
Tom Wandrie, DSD  
Sam McAllen, NSD

**Ex-Officio's Absent**

**City of Phoenix Staff**

Derek D. Horn, DSD  
Bob Goodhue, DSD  
Deb Richardson, DSD  
Angelica Medina, DSD  
Erin Andres, DSD

Wynston Waller, DSD  
Spencer Cochran, DSD  
Lynn Williams, EAS  
Chris Turner-Noteware, STR  
Ray Dovalina, STR

**Others in Attendance**

TPI Technical  
Josh Newberry, Montalbano  
Homes  
Dave McMaster, HBACA  
Chris Miller, Waltz Construction

**1. Call to order the public hearing:**

Paul Scott, DAB Chairperson, convened the public hearing at 3:00 p.m.

- 2. Discussion and possible action regarding the proposed amendment to the amended 2006 Uniform Plumbing Code (UPC), Section 412.3, Exception 3.** Tom Wandrie gave a brief summary of the proposed amendment informing the board that this amendment is a part of the adaptive reuse initiative. The amended Exception 3 is actually reinstating the UPC base code Exception 3 which states the following: *"In business and mercantile occupancies with a total floor area of fifteen hundred 1500 sq. ft. or less one (1) toilet facility, designed for use by no more than on (1) person at a time, shall satisfy the requirements for the serving customers and employees of both sex."* This benefits the small business owner by allowing up to 49 occupants in Business Group B occupancy with one toilet facility.

A **MOTION** was made by Ken Roth and **SECONDED** by Herb Hacker to move this item to the next step in the code adoption process. **MOTION CARRIED UNANIMOUSLY.**

- 3. Discussion and possible action regarding the proposed amendments to the 2006 International Building Code (IBC), Section 2902.2, Exception 3.** Tom Wandrie gave a brief summary of the proposed amendment which has the same verbiage as the prior amendment to the amended 2006 Uniform Plumbing Code (UPC), Section 412.3, and Exception 3. This amendment was necessary for the UPC and IBC to match requirements.

A **MOTION** was made by Herb Hacker and **SECONDED** by Barbara Koffron to move this item to the next step in the code adoption process. **MOTION CARRIED UNANIMOUSLY.**

4. Discussion and possible action regarding **the proposed clean-up amendments to the 2006 IBC Chapter 27 Sections**. Tom Wandrie informed the Board that this clean-up amendment was based on an oversight in not carrying over the electrical amendments of the 2003 International Building Code, based on the 2005 National Electrical Code (NEC), to the 2006 International Building Code, since the NEC was not updated. The amendments changed the referenced codes in Chapter 27 Sections to the actual adopted codes by the City of Phoenix. The amendments also clarified the electrical special inspection and observation requirements.

**MOTION** was made by Herb Hacker and **SECONDED** by Larry Litchfield to move this item to the next step in the code adoption process. **MOTION CARRIED BY A VOTE OF 14-1.**

5. **Adjournment of public hearing:**

*Public Hearing adjourned at 3:15 p.m.*

6. **Call to order regular business meeting:**

Paul Scott, DAB Chairperson, convened the meeting at 3:15 p.m.

7. **Approval of June 19, 2008 minutes.**

A **MOTION** was made by Gary Corcoran and **SECONDED** by Haley Balzano to approve the June 17, 2008 meeting minutes. **MOTION CARRIED UNANIMOUSLY.**

8. **Call to the Public**

No response from the public

9. Update, information and discussion regarding **introduction of new DAB members**

Paul Scott invited the new DAB members to give self introductions to the Board.

Kimber Lanning, is the Executive Director of Local First Arizona, a non-profit organization that represents over 1,300 locally owned business in Arizona.

Chris Alt is a Principal Architect with the architectural firm Studio Ma in downtown Phoenix.

Jim Baca, a native of Phoenix, is the Business Owner of The Floor Studio that installs residential and commercial floor covering in the downtown Phoenix area.

10. **Subcommittee Reports:**

**Process and Procedures**

Ben Patton: Nothing to report

**Fiscal and Performance**

Russ Brock: The subcommittee met on July 10, 2008 and discussed the following items:

- Introduction of Mark Leonard, DSD Interim Director
- Budget Update
- Fee Revision Action Plan

**Project Simple:**

Bernie Deutsch: The subcommittee met July 17, 2008 and discussed the following items:

- Workshop – Next steps and future workshops.

Electronic Plan Review

Paul Scott: Nothing to Report.

Residential Fire Sprinklers:

Ken Roth: The Subcommittee met July 15, 2008 and discussed the following items:

- Development Advisory Board consolidation of subcommittees
- Proposed Residential Fire Sprinkler incentive package

Technical:

Herb Hacker: Technical Subcommittee will meet on June 27, 2008 to discuss the following items:

- City of Phoenix Supplement to the Maricopa Association of Governments Uniform Standard Specifications 2009
- 2006 Uniform Plumbing Code, Chapter 4, Section 412.3, Separate Facilities
- 2006 International Building Code (IBC) – Chapter 27,
- 2006 International Building Code (IBC) – Chapter 11,
- 2006 International Building Code (IBC) – Chapter 10,
- Nomination of Chair for the DAB Technical Subcommittee

Water:

Rus Brock: Nothing to report.

11. Update, information and discussion regarding the **department quarterly fiscal and productivity report**  
Assistant Director Derek D. Horn began his briefing with his thanks and acknowledgement to the new Board members. Derek informed the Board on the current fiscal year status and department activity for each division and section of the department. In addition to the financial status report, Derek informed the Board that the Management Team is working on additional reductions in anticipation of continued economic downturn. Management Services Administrator Cindy Stotler will provide a more detailed department financial report at the September Development Advisory Board meeting. Derek then gave an update on current login and plan review activity status of all major, minor commercial, and residential projects. He briefed the Board on future projects, programs and initiatives on which the department is working.
12. Discussion and possible action regarding the **City of Phoenix Supplement to the Maricopa Association of Governments (MAG) Uniform Standard Specifications 2009.**  
Acting Deputy Street Transportation Director, Ray Dovalina, and Civil Engineer III Chris Turner-Noteware presented the Board a City of Phoenix supplement package to the Maricopa Association of Governments Uniform Standard Specifications 2009. They explained that this package was compiled by the Phoenix Review Committee which consisted of 31 representatives from various City departments. MAG, a designated metropolitan planning organization for transportation planning in the Maricopa County region, provides the Uniform Specifications and Details which are used throughout the designated region. This City's supplement package was sent for review to several groups, agencies, and/or organizations for comments and has received comments and approval from all but one, the Association of General Contractors. There is one outstanding issue with the Home Builders Association, Section 430.7. Discussion was held regarding this section and site improvements within City right-of-ways. Board member, Christopher Alt, requested that due to its impact on the infill and urban areas, to send this supplement package to a Subcommittee for review to incorporate infill

concerns. Dave McMaster spoke to the Board on the concerns of the Home Builder's Association on the 430.7 section of this supplement.

A **MOTION** was made by Larry Litchfield and **SECONDED** by Ken Roth to approve, adopt and make standard this item with the exception of the second sentence in subsection 430.7. **MOTION CARRIED UNANIMOUSLY.**

13. Update, Information, discussion and possible action with regards to **election of DAB officers.**

A **MOTION** was made by Barbara Koffron and **SECONDED** by Larry Litchfield to nominate and elect Paul Scott as DAB Chair. **MOTION CARRIED UNANIMOUSLY.**

A **MOTION** was made by Ken Roth and **SECONDED** by Herb Hacker to nominate and elect Larry Litchfield as DAB Vice-Chair. **MOTION CARRIED UNANIMOUSLY**

14. Update, Information, discussion and possible action with regards to **DAB subcommittee membership drive and/or Subcommittee reorganization**

Due to the lack of time, this item was tabled to the next meeting in September.

15. Update, information, discussion and possible action with regards to **DAB recess for the month of August.**

A **MOTION** was made by Gary Corcoran and **SECONDED** by Haley Balzano to recess the Development Advisory Board meeting through the month of August and resume business in September. **MOTION CARRIED UNANIMOUSLY.**

16. **Discussion of future DAB agenda items:**

The Board discussed and made suggestions for future agenda items:

- DAB subcommittee membership drive and/or Subcommittee reorganization
- Infill issues and input on Infill projects presented by Steve Noblet
- Section 430.7 of the MAG supplement to Uniform Standard Specifications 2009
- Consideration of a DAB retreat

17. **Adjournment of regular business meeting**

A **MOTION** was made by Ken Roth seconded by Ben Patton to adjourn the July 17, 2008 meeting. **MOTION CARRIED UNANIMOUSLY**

Meeting adjourned at 4:55 p.m.

Minutes Prepared by: Deb Richardson, Secretary III