



Department of Development Services

Building Division

4701 W. Russell Rd. • Las Vegas, NV 89118
(702) 455-3000 • Fax (702) 221-0630

Phil Rosenquist, Director

Ronald L. Lynn, Building Official

Summary Minutes

Clark County Combined Board of Building Appeals

26 May 2004

The Clark County Combined Board of Building Appeals was called to order at 12:05 p.m.

Introductions were made and a quorum of voting members was confirmed by Larry Nelson, P.E., Chairman of the Board. Individuals attending the meeting are voting members of the Combined Board of Building Appeals. The following members were present:

Larry Nelson, P.E., Larry R. Nelson Architect
Fritz Brunner, MGM Grand
Rob Finnegan, Finnegan Engineering Associates
Michael Johnson, Metro Electric
Ed Kittrell, KGA & Associates
Rick Lawley, KB Homes

Non-voting member Ron Lynn, Ex-Officio, Clark County Department of Development Services, was in attendance.

Board members unable to attend or send a proxy:
Norma Phillips, Civic Member
Gail Gibson, Gibson Construction Co.

There were no minutes from the October 23, 2003 meeting, as a quorum was not present.

Ron Lynn, Building Official, provided departmental and divisional updates, including the following:

- The department valuation was discussed.
- Adoption of the 2000 I-codes and 2002 National Electrical Code, the 2004 Clark County Building Administrative Code and all appropriate Southern Nevada Amendments were discussed.
- The Board was informed that the Amusement and Transportation Code was going in for a rewrite, and the intent of the department to adopt the International Energy Conservation Code, as well as potentially a Sign Code to put before the County Commission by the end of 2004.
- Staffing issues were discussed in response to questions posed by Board Members, including filling the Manager of Plans Examination position. A critical position, which is that of Fire Protection Engineer, has been filled within the department.

BOARD OF COUNTY COMMISSIONERS

RORY REID, Chairman * MYRNA WILLIAMS, Vice Chair
TOM COLLINS * YVONNE ATKINSON GATES * CHIP MAXFIELD * LYNETTE BOGGS MCDONALD * BRUCE WOODBURY
THOM REILLY, County Manager

- The customer participation group in Smoke Control was discussed with the intent of reviewing and making improvements on the current policies and procedures for the review of smoke control, fire protection submittals, control diagrams, and building commissioning tests.
- Another customer participation group revolves around the grading process and it includes Off-site, On-site, Zoning, and Land Use considerations.
- The design phase for expansion of the Russell Road operations facility is expected to occur sometime next year. Staff members are looking at processing systems used by other jurisdictions and will be going to our customers to talk about the work flow through our Permit Applications Center.
- The three most recent legislative initiatives were outlined, which are concerned with amendments for the Commission to establish a commercial subdivision process; to clarify definitions of town houses and condominiums; and to establish a method or mechanism for recheck, or resubmittal, of corrections to the State Fire Marshal, as well as to develop a consistent approach between Clark County and the State Fire Marshal's Office. Please see drafts attached.
- The Department of Development Services has been approached by the Clark County School District and the Legislative Counsel Bureau to do some plans examination only and discussions have been initiated.
- The Department has upgraded the alternate methods and materials approval process. Waterless urinals have been in a pilot program at the Las Vegas Speedway NASCAR race held recently.
- An update was provided on the Bellagio power outage.
- A question was raised as to whether building expansion is based on the population growth and where does the department research the information. Data is obtained through UNLV, UNR, the Bureau of Land Management, the Review Journal, and other sources.
- Partnering has again begun with AGC and a new charter will be forthcoming for the purpose of updating the program. The last partnering session took place in 1995.
- The Open Meeting Law revisions were discussed. Public meeting notices must be placed in not less than four (4) different public area locations and may be posted on a website; however, the website would not be considered an official posting area. Notices must be posted a minimum of three (3) working days prior to the meeting date.

It was reiterated that bi-yearly general meetings need to be conformed to. The next meetings have been scheduled for the first Wednesday in the months of June and November. The next meeting shall be held on November 3, 2004 and the following meeting will be held on June 1, 2005. Case hearings shall be scheduled as the need arises.

The Board now has a permanent place on the department web page, and all minutes, notices and agendas are currently, or will be posted in the future, at that location. The web site for the Clark County Department of Development Services is located at:

www.co.clark.nv.us/development_services/index.htm

It was put forth to refine the link for minutes and information for the Combined Board of Building Appeals on the Clark County website. It was further the consensus of the Board members that the existence and intent of the Board be more widely publicized.

ACTION ITEM: Ron Lynn will compose a reminder notice to the public to let them now the process and meetings are open to our citizens, and will arrange for the notice to be placed in the Clark County newsletter.

There was a discussion concerning economic analysis and the potential for further growth within the valley.

Chairman Larry Nelson opened the meeting for public comments. None having been made, the meeting of the Clark County Combined Board of Building Appeals was adjourned at 1:57 p.m.

Respectfully Submitted,

Ronald L. Lynn, Building Official
Ex-Officio Member