

**EXISTING BUILDING INSPECTION WORKGROUP
TELECONFERENCE MEETING FROM TALLAHASSEE
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**July 12, 2023
8:30 A.M.**

Minutes

EXISTING BUILDING INSPECTION WORKGROUP PRESENT:

James Schock, Chairman
Heather Anesta
Anthony Apfelbeck
Hamid Bahadori
William Bracken
Jaime Gascon
Jeffery Gross

Daniel Lavrich
Mark Mikkelson
Craig Parrino
Michael Savage
Brad Schiffer
Brian Swope
Morgan White

EXISTING BUILDING INSPECTION WORKGROUP NOT PRESENT:

Joseph Belcher
Dr. Anne Cope

David Compton

STAFF PRESENT:

Mo Madani
Jim Hammers
Thomas Campbell

Justin Vogel
Sabrina Evans
Marlita Peters

MEETING FACILITATION:

The meeting was facilitated by Jeff Blair from Facilitated Solutions, LLC. Consultation, Process Design & Facilitation. Information at: facilitatedsolutions.org

Welcome

Time: 8:30 a.m.

Mr. Blair welcomed everyone to the meeting of the Existing Building Inspection Workgroup.

Roll Call:

Mr. Blair performed roll call for the Existing Building Inspection Workgroup. A quorum was determined with 14 members present at roll call.

Agenda Approval:

Mr. Savage entered a motion to approve the agenda for today's meeting as posted. Mr. Lavrich seconded the motion. The motion passed unanimously with a vote of 14 to 0.

Approval of minutes from June 6, 2023:

Mr. Lavrich entered a motion to approve the minutes from June 6, 2023, as posted. Mr. Savage seconded the motion. The motion passed unanimously with a vote of 14 to 0.

The Existing Building Inspection Workgroup's Workplan

Mr. Madani briefly reviewed the Existing Building Inspection Workgroup's Workplan.

Background Information:

Mr. Madani briefly reviewed the background information.

Mr. Campbell provided information about DBPR's Division of Condominiums, Timeshares, and Mobile Homes role in enforce milestone inspection requirements.

Members of the workgroup and staff went into a discussion with questions and comments.

Assessment of Inspection Reporting and Building Conditions in South Florida (Miami-Dade and Broward Counties) – Phase II (Final Report- PI- Jennifer Bridge).

Mr. Madani provided a comment.

Presenters:

Dr. Jennifer Bridge briefly presented the research project final report.

Workgroup:

Chairman Schock provided a comment.

EBIWG Options Acceptability Ranking Worksheet:

Mr. Blair briefly reviewed the process for the EBIWG options acceptability ranking worksheet.

I. Overarching and Procedural Threshold Recommendation Option

A) Proposed New Category I Option. Enforcement Authority by Anthony Apfelbeck:

Mr. Apfelbeck provided details on the proposed new option.

Workgroup Discussion:

Members of the workgroup went into discussion with comments and questions.

Ranking on proposed new category I Option:

The EBIWG ranked the proposed new category I Option by Anthony Apfelbeck with a 3.5.

B) Proposed New Category I Option. Enforcement Authority by Jim Schock:

Chairman Schock provided details on the proposed new option.

Workgroup Discussion:

Members of the workgroup and staff went into a discussion with questions and comments.

Public Comment:

Thomas Grogan provided a comment.

Workgroup Discussion:

Members of the workgroup and staff went into a discussion with questions and comments.

Ranking on proposed new category I Option:

The EBIWG ranked the proposed new category I Option by Jim Schock with a 2.57.

II. Buildings and Structures Covered by the Comprehensive Structural Standards for Maintaining and Inspecting Building and Structures Options

- A. Proposed Revised Category II. Option 2. by Jim Schock:
- B. Proposed Revised Category II. Option 2. by Staff:

Chairman Schock and Mr. Madani provided details on the proposed revised category II option 2.

Workgroup Discussion:

Members of the workgroup and staff went into a discussion with questions and comments.

- A. Ranking on Proposed Revised Category II Option 2 by Jim Schock.

The EBIWG ranked the proposed revised category II option 2 by Jim Schock with a 2.64

- B. Ranking on Proposed Ranking Category II Option 2 by Staff.

The EBIWG ranked the proposed revised category II option 2 by Staff with a 3.

III. Milestone Inspection Timeframes Options

- A. Proposed Revised Option 2 by Anthony Apfelbeck:

Mr. Apfelbeck provided details on the proposed revised option 2.

Workgroup Discussion:

Members of the workgroup and staff went into a discussion with questions and comments.

Ranking on proposed revised option 2:

The EBIWG ranked the proposed revised option 2 by Anthony Apfelbeck with a 3.43.

Workgroup Discussion:

Members of the workgroup went into a discussion with questions and comments.

V. Milestone Life Safety Verification Checklist Options

- A. Proposed Revised Category V. Option 2) Milestone Life Safety Verification Checklist Criteria. (Milestone life safety verification checklist criteria for use during the milestone inspection) by Jim Schock:

Chairman Schock provided details on the proposed revised category V. option 2.

Workgroup Discussion:

Members of the workgroup and staff went into a discussion with questions and comments.

Ranking on proposed revised category V. Option 2:

Not ranked.

VI. Maintenance Outside Milestone Inspections

Chairman Schock provided details on the proposed maintenance requirements outside of milestone inspections described in options A and B.

Motion:

Mr. Apfelbeck entered a motion to defer evaluation of category VI. option A and B to assignment 3. Chairman Schock seconded the motion. The motion passed unanimously with a vote of 14 to 0.

Public Comment:

None.

Workgroup Members and Staff Comment:

Mr. Apfelbeck provided a comment.

Mr. Madani provided a comment.

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Adjourn:

There being no further business before the workgroup, Chairman Schock adjourned the meeting at 11:05 a.m.