

BUILDING ENTERPRISE FUND ADVISORY COMMITTEE

10.03.2024



togetherforbetter

INTRODUCTIONS



togetherforbetter



PUBLIC COMMENT



togetherforbetter



Review and Approval of Meeting Minutes June 27, 2024



togetherforbetter



Approval of Agenda October 3, 2024



togetherforbetter



BEFAC RECRUITMENT UPDATE



togetherforbetter

BEFAC Recruiting Update

- Vacancies created by:
 - Amanda Moss separated from SNHBA in April 2024, and therefore resigned her appointment as a representative of the residential construction industry prior to BEFAC meeting on 6/27/2024
 - Bill Ham separated from MGM in April 2024, and therefore can no longer serve as a representative of the gaming industry
- Request for applications posted following the BEFAC meeting on 6/27/2024
- Tina Frias from SNHBA and Virginia Valentine from NRA were both contacted directly to solicit interest from residential and gaming sectors
- Only one application was received
- Tina Frias was appointed by the BCC on 9/17/2024





BUILDING ENTERPRISE FUND FINANCIAL UPDATE



togetherforbetter

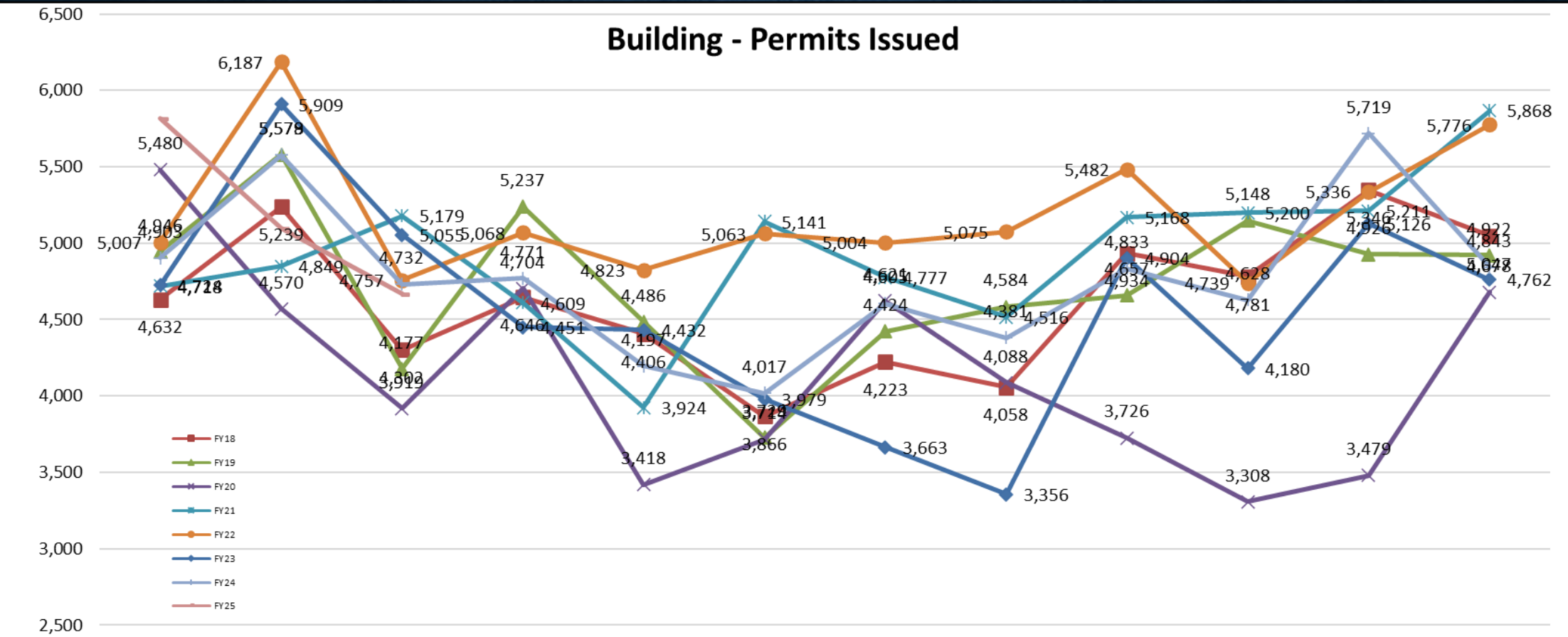


DEPARTMENTAL PERFORMANCE DATA



togetherforbetter

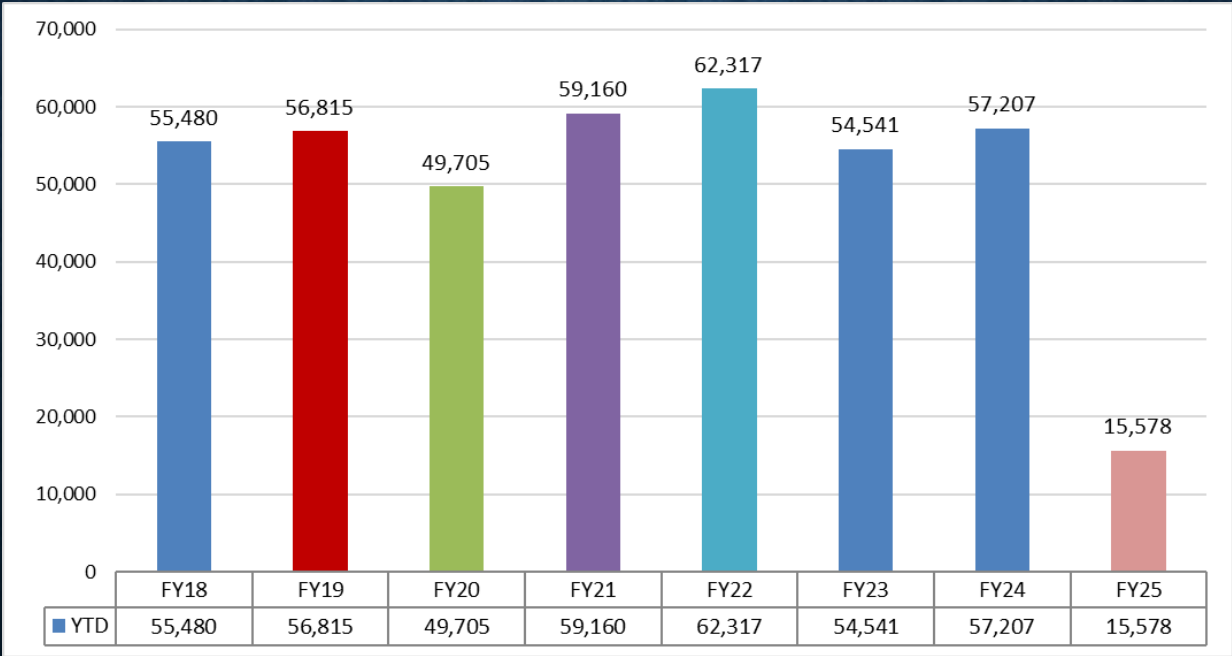
Building - Permits Issued

[illegible]

Building Permits Issued - Fiscal Year Comparison

Through September 2024

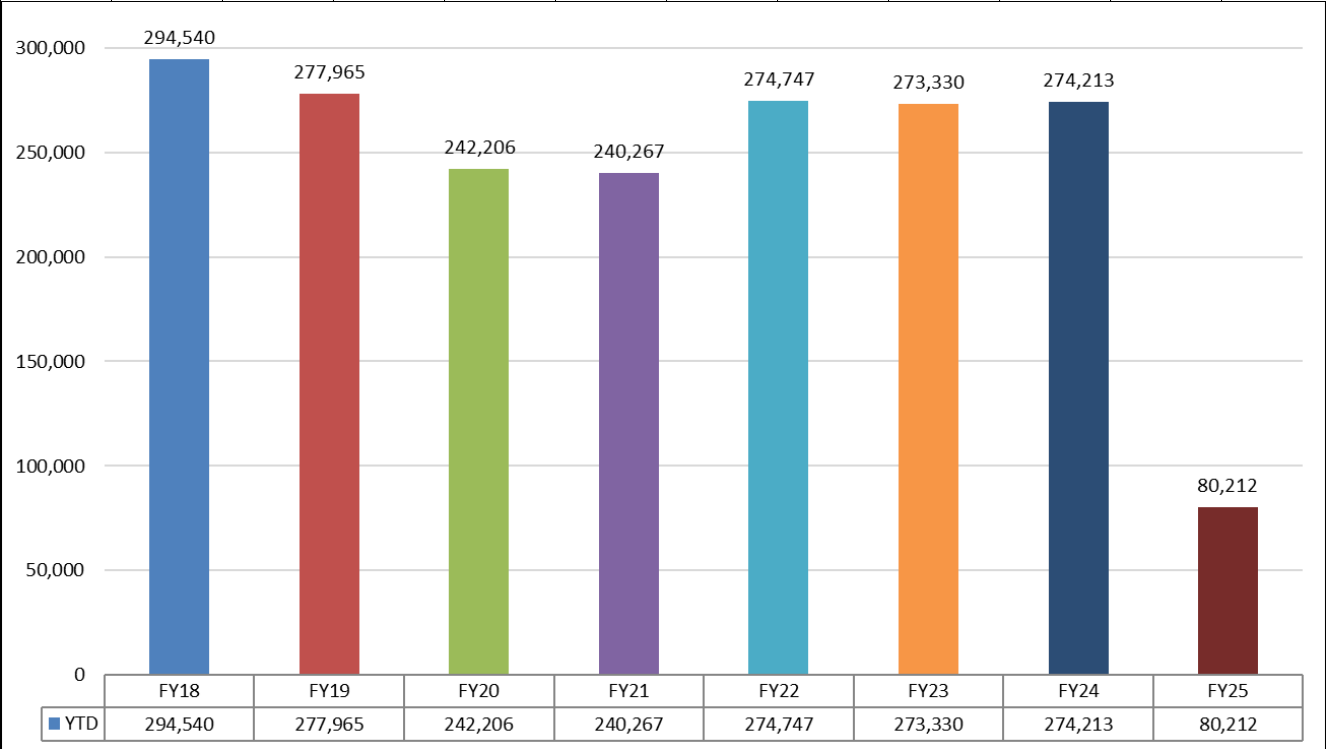
	JUL	AUG	SEPT	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	YTD
FY18	4,632	5,239	4,302	4,646	4,406	3,866	4,223	4,058	4,934	4,781	5,346	5,047	55,480
FY19	4,946	5,579	4,177	5,237	4,486	3,729	4,424	4,584	4,657	5,148	4,926	4,922	56,815
FY20	5,480	4,570	3,919	4,704	3,418	3,714	4,621	4,088	3,726	3,308	3,479	4,678	49,705
FY21	4,718	4,849	5,179	4,609	3,924	5,141	4,777	4,516	5,168	5,200	5,211	5,868	59,160
FY22	5,007	6,187	4,757	5,068	4,823	5,063	5,004	5,075	5,482	4,739	5,336	5,776	62,317
FY23	4,724	5,909	5,055	4,451	4,432	3,979	3,663	3,356	4,904	4,180	5,126	4,762	54,541
FY24	4,903	5,578	4,732	4,771	4,197	4,017	4,605	4,381	4,833	4,628	5,719	4,843	57,207
FY25	5,817	5,095	4,666										15,578



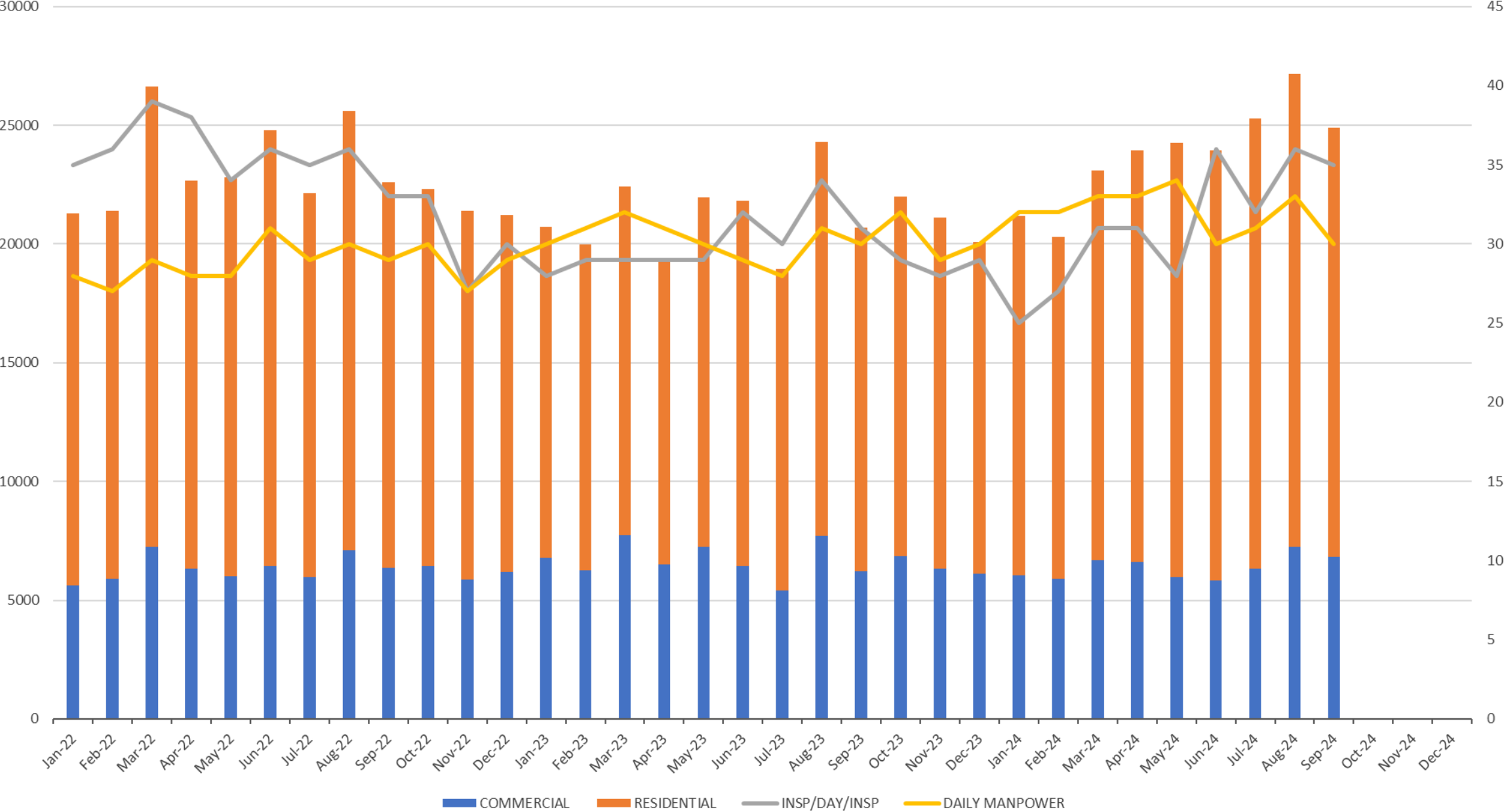
Building Completed Inspections- Fiscal Year Comparison

Through September 2024

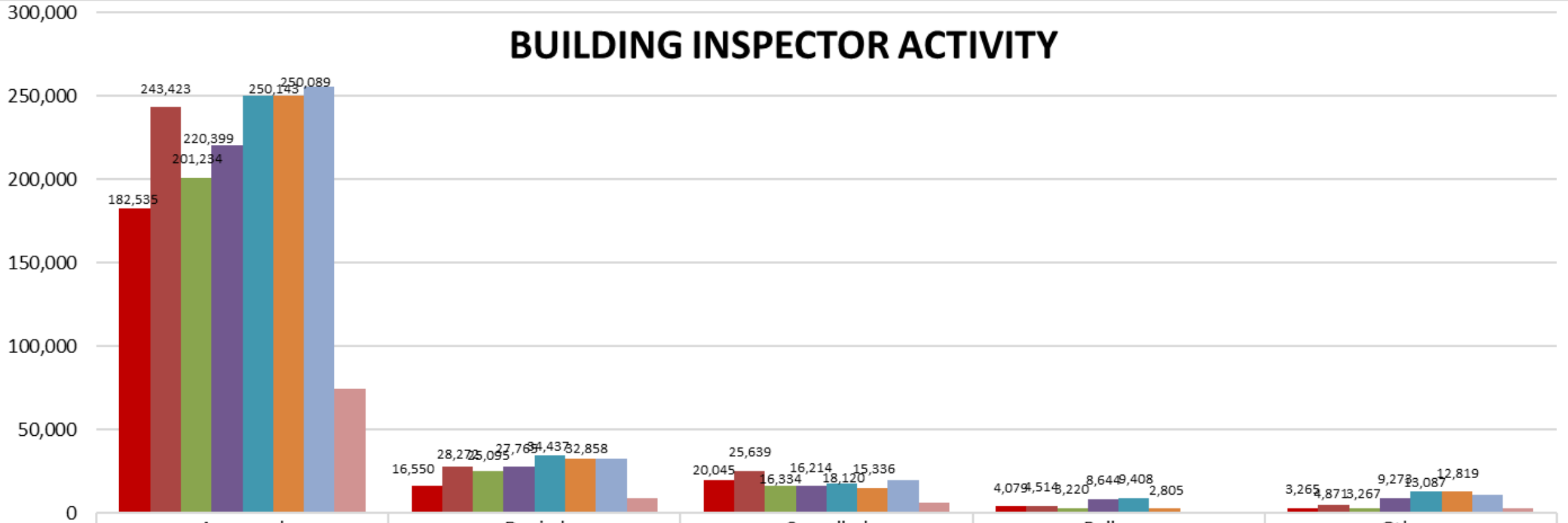
	JUL	AUG	SEPT	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	YTD
FY18	22,626	26,980	26,459	25,020	22,778	27,768	22,870	21,398	24,830	23,942	25,426	24,443	294,540
FY19	23,689	25,729	21,795	26,588	23,249	22,133	23,008	20,788	23,326	22,801	23,779	21,080	277,965
FY20	22,187	21,963	20,661	23,024	18,050	18,977	20,933	19,986	20,557	19,241	16,963	19,664	242,206
FY21	20,440	19,376	20,604	20,062	17,055	19,487	17,307	18,928	22,626	21,014	20,078	23,290	240,267
FY22	20,791	21,925	21,764	20,779	22,321	21,774	22,023	22,316	27,561	23,712	23,818	25,963	274,747
FY23	23,350	26,984	23,786	23,288	22,259	22,240	21,488	20,737	23,383	19,996	22,956	22,863	273,330
FY24	20,097	25,509	21,585	23,008	21,954	20,804	21,842	20,925	23,733	24,680	25,111	24,965	274,213
FY25	26,173	28,124	25,915										80,212



Building Inspections Activity



BUILDING INSPECTOR ACTIVITY



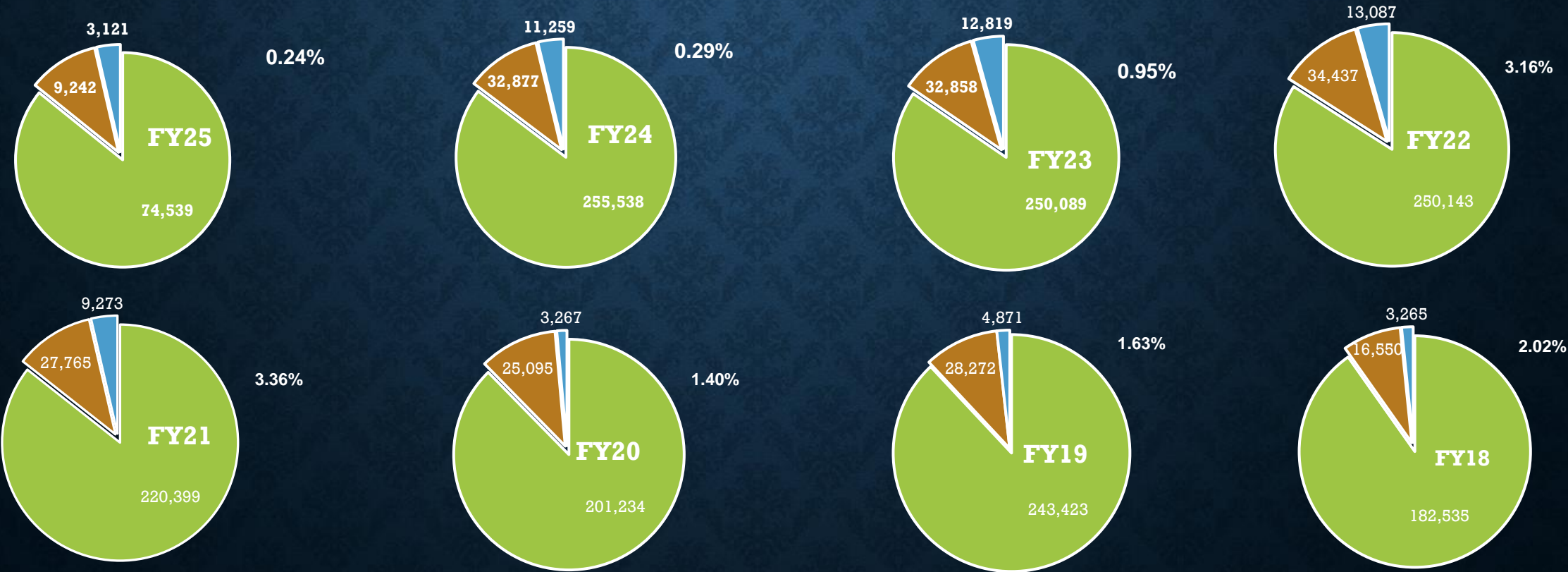
	Approved	Denied	Cancelled	Rollover	Others
FY18	182,535	16,550	20,045	4,079	3,265
FY19	243,423	28,272	25,639	4,514	4,871
FY20	201,234	25,095	16,334	3,220	3,267
FY21	220,399	27,765	16,214	8,644	9,273
FY22	250,143	34,437	18,120	9,408	13,087
FY23	250,089	32,858	15,336	2,805	12,819
FY24	255,538	32,877	19,797	857	11,259
FY25	74,539	9,242	6,398	206	3,121

BUILDING INSPECTOR ACTIVITY

Rollover Data by Fiscal Year

Rollover Data	FY18	FY19	FY20	FY21	FY22	FY23	FY24	FY25	TOTAL
	2.02%	1.63%	1.40%	3.36%	3.16%	0.95%	0.29%	0.24%	1.63%

■ Approved ■ Denied ■ Others



Plan Review Timeliness

Jan 2024 through Sept 2024

- Phased Projects: 95.56%
- Commercial 21-Day (>\$250K): 98.84%
- Commercial 14-Day (\leq \$250K): 99.32%
- Commercial 7-Day (\leq \$100K): 98.62%
- Residential 21-Day: 96.79%
- Residential 14-Day: 99.24%
- Residential 7-Day: 99.42%
- Standard Plans (21-Day): 96.53%
- Revisions (10-Day): 98.14%

OVERALL: 98.82%

Target Goal is 90%



togetherforbetter



DEPARTMENTAL STAFFING UPDATE



togetherforbetter

Staffing Updates

- Current staffing total: 162 (including PT Mgmt. Assistants)
- Total Funded Positions: 182
- Current vacancy rate: 12.64% (includes all vacant positions with pending supplemental positions (13))
 - All Inspection Positions are filled on the Field Side of Inspections*
 - Supplemental positions (13) are cycling with PAR approvals pending
- Biggest challenge - recruiting inspectors (all levels)
 - 4 offers declined due to low starting salary and limited applicant pool
- CCBD will be attending Clark County Recruitment effort at UNLV Fall Career and Internship Fair on 10/16/24



togetherforbetter

Staffing Updates

New Hires

New Hires: Effective 07/01/24 - Present

<u>Effective Date</u>	<u>Position</u>	<u>Employee Name</u>
7/8/2024	Senior Engineer/Architect	Matthew Maler
7/22/2024	Office Assistant II	Donna Wynn
8/5/2024	Building Permit Specialist	Allison Foley
8/5/2024	Senior Building Inspector	William Mitchell
8/19/2024	Building Inspector I/II	Timothy Yates
9/3/2024	Building Inspector I/II	Jay Rosenberg
11/12/2024	Senior Building Inspector	Scott Schaefer
Pending	Building Inspector I/II	Israel Checol
Pending	PT MA	Selena Sodeyf
Pending	Senior Building Inspector	Ramon Carrillo
Pending	Building Inspector I/II	Tyler Stump
Pending	PT MA	Sebastian Lopez



togetherforbetter

Staffing Updates

Promotions

Promotions: 07/01/24 - Present

<u>Effective Date</u>	<u>Position</u>	<u>Employee Name</u>
7/22/2024	Senior Records Technician	Dennis Wright
8/19/2024	Senior Building Inspector	Kirk (Robert) Reese
9/3/2024	Associate Engineer	Andrew Kelly
11/19/2024	Commercial Combo Inspector	Daniel Boucher
Pending	Sr Records Technician	Sandy Linehan



togetherforbetter

Additional Funded Positions

<u>PID Number</u>	<u>Position</u>
10171406	Administrative Specialist
10171400	Assistant Manager Plans Examination
10171404	Building Inspection Specialist
10171405	Building Inspection Specialist
10171408	Building Inspection Specialist
10171409	Building Inspection Specialist
10171407	Plans Examiner II
10171402	Plans Examiner II
10171410	Plans Examiner Specialist
10171412	Plans Technician
10171411	Plans Technician
10163632	Senior Management Analyst
10171401	Supervising Building Permit Specialist

Staffing Updates

Additional Funded Positions



togetherforbetter



CAPITAL IMPROVEMENT PROJECTS UPDATE



togetherforbetter

Capital Improvement Projects

- Chiller Replacement: \$2,385,150 (Ryan Mechanical)
 - 99% complete (ANTP July 2023)
- Lighting Control System Replacement & LED Fixture Replacement: \$3,133,485 (Sturgeon Electric)
 - 85% complete (ANTP August 2023)
- Covered Parking: \$6,367,627 (SHF International with Baja Construction)
 - 10% complete (ANTP March 2024*)
 - Phase 1 (of 3) began in September
- Misc. space improvements
 - PAC cubicle reconfiguration; IT cubicle expansion/reconfiguration; Records area modifications; various office reconfigurations



Capital Improvement Projects

- Recently completed projects
 - East Employee Restrooms
 - Security camera system upgrades (and reductions)
 - Data room cooling
 - Exterior joint caulking/repairs
 - Parking lot assessment
- Planned work intentionally delayed
 - Parking lot restriping



5- and 10- Year Space Utilization Study

- Carpenter Sellers Del Gatto Architects
 - Initiated in December 2022
 - Schematic drawings presented to RPM in January 2024
 - RPM Preliminary Cost Estimate: \$102,044,405
 - CCBD presentation to CC Long Range Planning Committee 6/26/2024



togetherforbetter



ACCELA & ELECTRONIC SUBMITTAL PROCESS



togetherforbetter

Accela Migration to Cloud

- Migration to Accela Cloud-Based Service: November 7, 2022
 - Increased stability
 - Increased reliability
 - Quicker updates and fixes
 - Still not perfect...



togetherforbetter

Residential Standard Plans

- Updated process to incorporate fire sprinklers
 - Builders may either submit sprinkler application with MPEs (Option A) or defer (Option B)
 - Deferral requires sprinkler plans to be submitted as a revision after the standard plans are approved
 - Sprinkler permit issued to fire sprinkler contractor
 - Building, MPE, and Fire Prevention fees paid and Step 3 Tract SFR permit and MPE permits issued
 - Sprinkler permit issued when sprinkler plans are approved (Option A), or
 - Sprinkler permit remains in pending status and a Prior-to-Framing hold will be in place until the deferred sprinkler submittal is approved (Option B)



Addressing

- Issue causing addresses to disappear or be assigned to incorrect parcel
 - Cause has been identified by CCIT
 - Incorrect addresses have been fixed manually as they are identified
 - Addresses assigned by CCBD are currently manually entered into GIS
 - CCIT is working on fix with Business License, Assessors, Comp Planning, and CCBD



togetherforbetter



ETHICS TRAINING REQUIREMENT



togetherforbetter

Clark County Code Chapter 2.42.060

Ethical Standards – Training

- (5) Any member of a board, commission, committee, or task force of the County shall participate in the Nevada Ethics Commission's ethics training program or a similar program as soon as practicable after initial appointment or election. Thereafter, each member of a board, commission, committee, or task force of the County shall participate in the Nevada Ethics Commission's ethics training program or a similar program every two years. Members of the planning commission shall follow the training requirements provided for Section [2.42.060](#)(2).

(Ord. No. 4738, § 7, 11-5-2019; Ord. No. 5115, § 6, 3-5-2024)



togetherforbetter



REVIEW MINUTES APPROVAL PROCESS



togetherforbetter



DISCUSS REVISING BY-LAWS



togetherforbetter



COMMITTEE ELECTIONS



togetherforbetter



ECONOMIC OUTLOOK

FROM BEFAC MEMBERS



togetherforbetter



PROPOSE ITEMS FOR FUTURE AGENDA



togetherforbetter



SET NEXT COMMITTEE MEETING DATE



togetherforbetter



PUBLIC COMMENT



togetherforbetter

ADJOURN MEETING



togetherforbetter