



HOME BUILDERS
ASSOCIATION
of
METRO DENVER®

Home Builder Advocate

February 1, 2012 • Volume 15 • Issue 3

9033 E. Easter Place
Centennial, CO 80112
(303) 778-1400
www.HBADenver.com

Follow us on Twitter at
twitter.com/HBADenver

UPCOMING MEETINGS & EVENTS:

**Broomfield Coordinating
Committee**
Topic: Proposed changes to
Engineering
Specifications and
Standards
Friday, February 3
2:00 p.m.
Broomfield, Bal Swan Room
Contact: Kim Calomino,
kcalomino@hbadenver.com,
Kristen Gunderson,
[kgunderson@ci.broomfield
.co.us](mailto:kgunderson@ci.broomfield.co.us)

**Castle Rock/HBA
Contractors Luncheon**
Thursday, February 9
11:30 a.m. – 1:00 p.m.
Town Police Dept. Court
Room
RSVP to
Tbeauman@crgov.com

Stormwater Committee
Thursday, February 9
3:00 – 4:30 p.m.
HBA Board Room
Contact: Chérie Talbert
ctalbert@hbadenver.com

**Regulated Utilities
Committee**
Tuesday, February 14
8:30 – 9:30 a.m.
HBA North Conference
Room
Contact: Kim Calomino,
kcalomino@hbadenver.com

Economic Impact of Home Building in Denver

The recently completed study by Dr. Elliot Eisenberg, NAHB senior economist, demonstrating the significant positive impact of home building on the local economy has been posted to the HBA website. All members are encouraged to read the [Executive Summary](#) and/or the [Full Report](#) in order to fully appreciate and then help communicate to policy makers and elected officials the significant job growth, local income and government revenues generated by residential construction. Both the Executive Summary and Full Report are downloadable from the HBA website, www.hbadenver.com. For more information contact Kim Calomino, kcalomino@hbadenver.com.

CAHB Update on Efforts to Privatize Pinnacol Assurance

CAHB is actively monitoring the evolution of the proposal to privatize Pinnacol. Colorado's already affordable and stable workers' compensation market is a major competitive advantage in keeping and attracting jobs to our state. Colorado has the 5th lowest workers' compensation rates in the nation - restructuring may impact that stability, and will be costly to the policy holders in the small business and high risk market.

Despite an agreement by all parties not to lobby this issue until the Governor's Task Force has adjourned, Pinnacol has begun actively lobbying policyholders. If you are a Pinnacol policyholder and have received direct communications from Pinnacol in this regard, please make CAHB or HBA aware.

CAHB has serious concerns about the plan to privatize Pinnacol and the effect that it will cause on rates. After years of declining worker's compensation rates in Colorado and across the country, premiums are on an upswing nationwide. Pinnacol's proposal would likely make this situation worse for Colorado policy holders as the company incurs the many new costs it proposes as part of the separation process – such as paying state and federal taxes, its unfunded PERA liability, dividends to shareholders (including first to the State of Colorado), surcharges to the insurance Guarantee Fund and additional overhead, among other new costs.

CAHB and HBA will continue to keep you updated on the progress of the Pinnacol restructuring proposal. In the meantime, if you have questions or have received communications directly from Pinnacol on this matter, please call Amie Mayhew at 303-691-2242 or email her at amie@hbacolorado.com.

Code and Fire Officials Establishing Residential Fire Sprinkler Cost Study Group; Volunteers Sought

The Colorado Chapter of ICC and FMAC Ad Hoc Group on residential fire sprinklers is establishing a work group to conduct a detailed study of the costs of residential sprinklers in Colorado. This would involve evaluating a few key areas of the state where several sprinkler systems have been installed, obtaining price information, and breaking it down to determine the "normal" price range of the area, any outlier prices, and details of the costs and system designs. The effort will require a collaborative effort with local jurisdictions, designers, installers, and homebuilders and their plumbers and/or consultants. The HBA is seeking builder members who have experience or are willing to gather information to inform this study. Ensuring that accurate information is obtained is critical to our efforts to ensure that all stakeholders, including elected officials, are properly informed. To volunteer or for more information please contact Kim Calomino, kcalomino@hbadenver.com, by Friday, February 3.

Broomfield Updates

After receiving several recommendations and hearing wide-ranging concerns from HBA members regarding the proposed changes to their standards and specifications, CCoB has scheduled a second meeting with HBA/members. It is expected that some of our recommendations will be further vetted and responded to at

Parker Master Plan Open Houses

Wednesday, February 15,
7:00 p.m.
Thursday, February 16, 7:00
p.m.

(Both meetings are the
same)

Parker Town Hall

Contact: Bryce Matthews,
bmatthews@parkeronline.org

Or Mary Munkata,
mmunkata@parkeronline.org

Government Affairs Committee

Tuesday, February 28
3:00 – 4:30 p.m.

HBA Board Room

Contact: Kim Calomino,
kcalomino@hbadenver.com

Jobsite Safety Committee

Tuesday, February 21

2:00 – 3:30 p.m.

HBA lower level conference
room

Contact: Chérie Talbert
ctalbert@hbadenver.com

Member Advantage

Breakfast

Thursday, March 1

8:30 – 10:00 a.m.

HBA Education Room

Contact: Vicki Pelletier,
vpelletier@hbadenver.com

CO. Chapter ICC

Educational Institute

March 5 – 9

Registration closes

February 17

Visit

www.coloradochaptericc.org

Builder Product Expo

Thursday, March 29

3:00 – 8:00 p.m.

Hyatt Regency DTC

Contact: Vicki Pelletier,
vpelletier@hbadenver.com

For a list of all HBA
meetings and events visit
www.HBADenver.com

CITY GOVERNMENT LINKS:

City of Aurora Council
Agenda Link:

www.auroragov.org/auroragov/government/city_council/meetings_agendas_and_minutes/index.htm

City /County of Denver
Council Agenda Link:

www.denvergov.org/default.aspx?alias=www.denvergov.org/citycouncil

the meeting, scheduled for this Friday, February 3, at 2:00 p.m. in the Bal Swan Room at CCoB. For a copy of the draft revisions and HBA's submitted comments, or to comment please contact Kim Calomino, kcalomino@hbadenver.com. To RSVP for the meeting please email Kirsten Gunderson, kgunderson@ci.broomfield.co.us with a copy to Kim.

Mr. David Allen, who since October 2008 has served as the Broomfield's Public Works deputy director, has been promoted to serve as their new director of public works, according to a press release issued last week. Mr. Allen, who has a combined 21 years of experience working in municipal public works and utilities departments, was selected to fill the director role vacated in July by his former boss Alan King, after the city performed a lengthy external recruitment process, the release said.

DRCOG Update, Request for Volunteers

DRCOG, as the Area Agency on Aging, has established the Boomer Bond initiative to create a comprehensive set of voluntary policies, strategies and tools for use by local governments to address an anticipated dramatic growth in older adult population by 2030. DRCOG has established several project teams to develop these policies, strategies and tools, including teams on housing and community design. The housing project team will develop "strategies to ensure existing and future housing offers a variety of options and is affordable, accessible, available, and connected to needed services." The community design project team will "identify community planning and design elements that enable older adults to live active, independent lives including eliminating barriers in the physical environment." Project teams have begun meeting already and are anticipated to wrap up their work within six months. The HBA is seeking HBA members with expertise in planning, urban design and housing to assist in this process and represent the interests/expertise of the industry. For more information or to volunteer please contact Kim Calomino, kcalomino@hbadenver.com. Also visit the [Boomer Bond](#) page of DRCOG's website.

Lafayette Updates

At their January 17 meeting City Council voted to establish the 2012 dwelling unit maximum at 493. The 2011 maximum was 382 units. According to HBA permit data a total of 322 residential permits were pulled in Lafayette in 2010: 95 SFD; 107 SFA and 120 apartments.

Longmont Updates

In preparation for adopting the 2012 Codes by the end of 2012, the City of Longmont is forming discussion groups around each of the codes it will be adopting. Among those are the IRC, IECC, IPC, IMC, IFC and both the National Green Building Standard and International Green Construction Code. Builders who are or will be building in Longmont are encouraged to participate in these review groups that will influence the actual adoptions. For more information contact Kim Calomino, kcalomino@hbadenver.com.

Mr. Harold Dominguez, most recently the city manager in San Angelo, Texas since 2004, has signed a letter of intent to join Longmont as their new city manager. The contract must be approved by city council at its February 14th meeting; Dominguez is expected to start the job on April 2. Mr. Dominguez is replacing Gordon Pedrow who is retiring after an 18-year career as Longmont's city manager.

Promote Your Business to Fellow Members AND the Public

Category exclusive **banner ads** are available on www.HBADenver.com in a limited number for only \$600/year. Contact Chérie Talbert, ctalbert@hbadenver.com.

The online [Member Directory](#) of the HBA Website is the most visited page. You can **elevate awareness** about your business by **upgrading your listing** in the member directory at www.HBADenver.com. The upgrade includes your logo and a brief description of your company for only \$99/year. Contact Chérie Talbert, ctalbert@hbadenver.com.

Home Builder Advocate is a member benefit of the HBA of Metro Denver. We distribute this publication to our entire membership on a biweekly basis. Back issues are posted to www.HBADenver.com, Publications & News.

If you are not an HBA member but would like to become one, please contact Vicki Pelletier at vpelletier@hbadenver.com.

If you have questions about government affairs or any advocacy issue, please contact Kim Calomino, kcalomino@hbadenver.com.

If you have questions about *Home Builder Advocate*, Public Affairs or the Metro Housing Coalition please contact Cherie Talbert, ctalbert@hbadenver.com.