

ROBERT G. CASSILLY
Harford County Executive

ROBERT S. MCCORD
Director of Administration



RICHARD C. TRUITT
Director of Inspections,
Licenses and Permits

Harford County Government

Building Board of Appeals February 16, 2024, Meeting Minutes

DILP Conference Room / Microsoft Teams Meeting 233 794 053 846

Case Record: DILPM-000052-2024

- I. Call to Order – The meeting was called to order by Chairperson Karl Houser at 9:39 AM.

II. Roll Call/Attendees

Board Members

Jay Van Deusen (in person)

Greg Benfield (Teams)

Paul Milano (in person)

Tony Consentino (in person)

Jeff McBride (in person)

Karl Houser (in person)

DILP Staff

Laura Keller (in person)

Rich Truitt (in person)

Other Attendees

Timothy Marsheck (in person)

- III. Consideration of Past Minutes from Public Hearing August 29, 2023, Mr. Van Deusen made a motion to approve the minutes. Mr. Consentino seconded. The minutes were approved by unanimous voice vote.

- IV. Board Business- Election of Chairperson and Vice Chairperson was heard. The floor was open to nominations. Mr. Van Deusen offered to remain as Vice Chairperson and Mr. Houser offered to remain as Chair. Motion to approve both positions was made by Mr. McBride and seconded by Mr. Milano. The board approved these positions with a unanimous vote.

- V. Report from the Building Official – Rich Truitt, DILP Director
Mr. Truitt informed the Board that Bill 24-005 was introduced 2/13/24, to the County Council for consideration to adopt the 2021 International Building Code, International Residential Code, International Energy Conservation Code and the International Swimming Pool and Spa Code.

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Counties and municipalities must adopt these codes by May 29th, 2024. The new energy code will likely create a 7% increase in efficiency for residential and 10% increase in commercial over the 2018 version we are currently in. The department will rely heavily on 3rd party inspections and testing and is working on having a good quality control practice in place for that information. There was discussion regarding the International Fire Code. The 2024 adoption will be much more robust than where we are now. Copies of ICC reports on 2021 Significant Changes to IBC, IECC, IMC, IRC, Swimming Pool and Spa Code was provided to the Board Members. Board Members were asked to look at and support the amendments proposed and join the public hearing set for March 12, 2024, in the Council Chambers at 6:30pm. There was a brief staffing discussion for the Department of Inspections, Licenses and Permits. This included the hiring of a new building inspector, a commercial plan reviewer and the push for continuing education hours for all the staff to meet or exceed 15 hours per year.

- VI. New Business from the Board- None
- VII. Unfinished Business from the Board-None
- VIII. Public Comment- None
- IX. Next Meeting Announcement / Adjournment – Mr. Truitt recused himself from the meeting at this point and left the room along with Mr. Marsheck. Discussion of the Appeal meeting scheduled for March 8, 2024, where Mr. Milano is the neighbor of the appellant was mentioned. Mr. Milano stated he will be participating in the hearing of the appeal and discussions but will recuse himself of any vote. The Board understood and appreciated Mr. Milano's proposed recusal from voting on the upcoming Appeal and agreed his technical input during discussions would be beneficial to all. No future meeting required at present other than the Appeal Hearing on March 8, 2024, at 9:30am in the First Floor Conference Room of the County Administrative Building, 220 South Main Street, Bel Air, Maryland.

Mr. Van Deusen motioned to adjourn, seconded by Mr. McBride.
Meeting adjourned at 10:09 AM.

Transcribed by Laura Keller Date: February 21, 2024
Laura Keller



Reviewed/Approved by Karl D. Houser
Karl D. Houser, P.E.

Date: February 21, 2024