

Minutes
Building Board of Appeals
Old Commission Chambers
City Hall
Tuesday, June 24, 2014, 8 a.m.

Members Present

Dave Van Nieuwenhuizen, Liz Squyer, Jarrod Smart, and Allison Dvorak

Guests Present

John Engelhardt, Zerihun Feleke, Bisrat Yetbarek, Abebe Lamesyin, Daniel Hunt, Bob Serk and Butch Warrington

Approval of Minutes of Last Meeting

A motion was made by Mr. Smart and a second was made by Ms. Squyer to approve the minutes of Tuesday, April 22nd, 2014. Yeses, 4. Noes, 0.

New Business

Appeal No. 3-2014. John Engelhardt of Architectural Guild presented plans for a proposed change in use of an existing office occupancy to a church which is located at 1609 W. 11th Street. Zerihan Feleke, Bisrat Yetbarek and Abebe Lamesyen representing the Ethiopian Orthodox Church were additionally present. The building which was originally a church from 1933 to 2005 went through a change in occupancy to an office use for Immigration Services in 2005. Mr. Engelhardt proposed to reconvert the existing office use back to the original occupancy, a church. The occupant load will less than 300 in the sanctuary and the area of the building is less than 12000 square feet, but the building has a level located other than the level of exit discharge which would require the installation of an automatic fire extinguishing system based on the change in use from a Group B office to an A-3, assembly occupancy. Mr. Englehardt requested that the Board review the requirement for a fire suppression system inasmuch as the building was originally designed and utilized as a church for the majority of the time that the building has been utilized. Based on no intended increase of the occupant load for the proposed use as compared to the original church occupancy, a motion was made by Mr. Smart and a second was made by Ms. Squyer to deem it acceptable to allow the absence of a fire suppression system for the intended change in occupancy from an office back to a church. The motion passed Yeses, 4. Noes, 0.

Appeal No. 4-2014. Daniel Hunt who did business as AAA Handyman Services was present to request that the Board reinstate a previously revoked residential contractor's license. Mr. Hunt's residential contractor's license was revoked in May of 2009 based on his firm's failure to abate a

code violation consisting of the installation of step flashing on a residence located at 811 N. Indiana Avenue. Because Mr. Hunt failed to comply, citations were issued, the homeowner filed a claim against Mr. Hunt's compliance bond, and another contractor was hired by the owner to abate the flashing issue. Because Building Services refused Mr. Hunt's recent request to renew his license based on this previous incident, Mr. Hunt appealed to the Board to request a license renewal to allow him to continue to do work within the City of Sioux Falls as a Licensed Residential Contractor. After discussions a motion was made by Mr. Van Nieuwenhuizen and a second was provided Ms. Squyer to reinstate the license. After further discussion the roll was called and the motion failed. Yeses, 0. Noes 4. The request to allow the renewal of AAA Handyman Services Residential Contractor's License was not approved by the Board.

Secretary