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# Department of Building, Ordinance Compliance, And Facilities



ACCREDITED®  
Building Department



# Our Vision

**To be the best Building Department  
in the eyes of our customers and  
our peers**



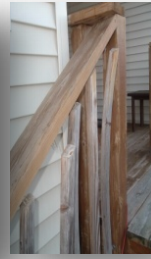
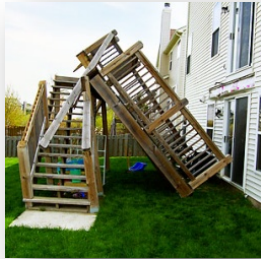


# Connecting with our Customers

## Building Safety Month



## Free Deck Safety Inspections





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## Connecting with our Customers



- Updated Wood Deck Construction Guide
  - Used by over 50 Communities
  - Deck Contractors and Suppliers

**RESIDENTIAL  
WOOD DECK  
CONSTRUCTION  
GUIDE**

Based on the 2015 Michigan Residential Code  
Revised May 17, 2016



The Following Organizations Support the use of this Guide:



The details in this document apply to residential decks only. Construction can not deviate from the details herein unless prior approval is obtained from the authority having jurisdiction. A copy of this document is required to be on the job site and available for each inspection.  
E2.2.30900 Effective 05/17/16





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## Connecting with our Peers

- Shared service agreements with Shelby Township and the City of Sterling Heights
- Kendall Nightlinger is President of Metropolitan Mechanical Inspectors Association (MMIA)
- Kendall Nightlinger was named the Inspector of the Year by the Mechanical Inspectors Association of Michigan (MIAM)
- Staff members provided education to Building, Mechanical and Electrical Inspectors throughout Michigan
- Anton Tomasin, Electrical Inspector, elected to RECI board
- Scott Cope became a member of Detroit AIA Construction Codes & Regulations Committee
- Rochester Hills Special Inspection program used by Architects and Engineers and many communities around the state



**MMIA**, Inc.

 AIA Detroit

 **STERLING  
HEIGHTS**





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## Connecting with our Peers

- Building Departments across Michigan and the United States have contacted our department to get information on improving their operations



Ann Arbor	East China Twp	Holley	Memphis	Orion	Sterling Heights
Auburn Hills	Fenton	Inkster	Milford Twp	Oronoke Twp	Troy
Battle Creek	Ferndale	Jackson	Muskegon	Plainfield Twp	Warren
Bloomfield Twp	Fraser	Lathrup Village	New Baltimore	Plymouth	Washington Twp
Bloomfield Hills	Garden City	Leonard	Niles	Pontiac	Webberville
Chesterfield Twp	Grand Blanc Twp	Lincoln Park	Northville	Port Huron Twp	White Lake Twp
Cascade Twp	Grand Haven	Livingston Co	Norton Shores	Port Sheldon Twp	Wyoming
Canton Twp	Grand Haven Twp	Livonia	Novi	Richmond	Zeeland
Clawson	Greenwood Twp	Macomb Twp	Oak Park	Royal Oak Twp	Easton, MD
Clinton Twp	Groveland Twp	Madison Heights	Oakland Twp	Shelby Twp	North Hempstead, NY
Detroit	Hamtramck	Marine City	Orchard Lake	Southfield	Oklahoma City, OK





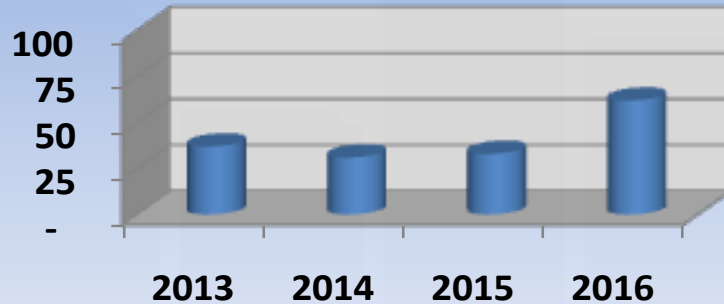
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## Permit Activity Six Month Comparison

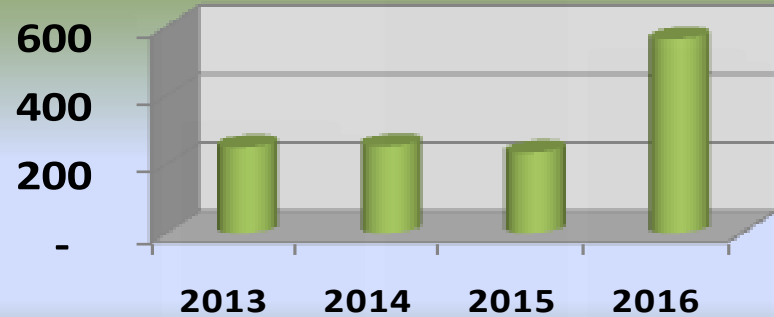
### New House Permits



**New House Permits = 62**

- 2016 Six Month Permits up 29 or 87% Above 2015

### Building Permits



**Total Building Permits = 565**

- 2016 Six Month Permits up 330 or 140% Above 2015

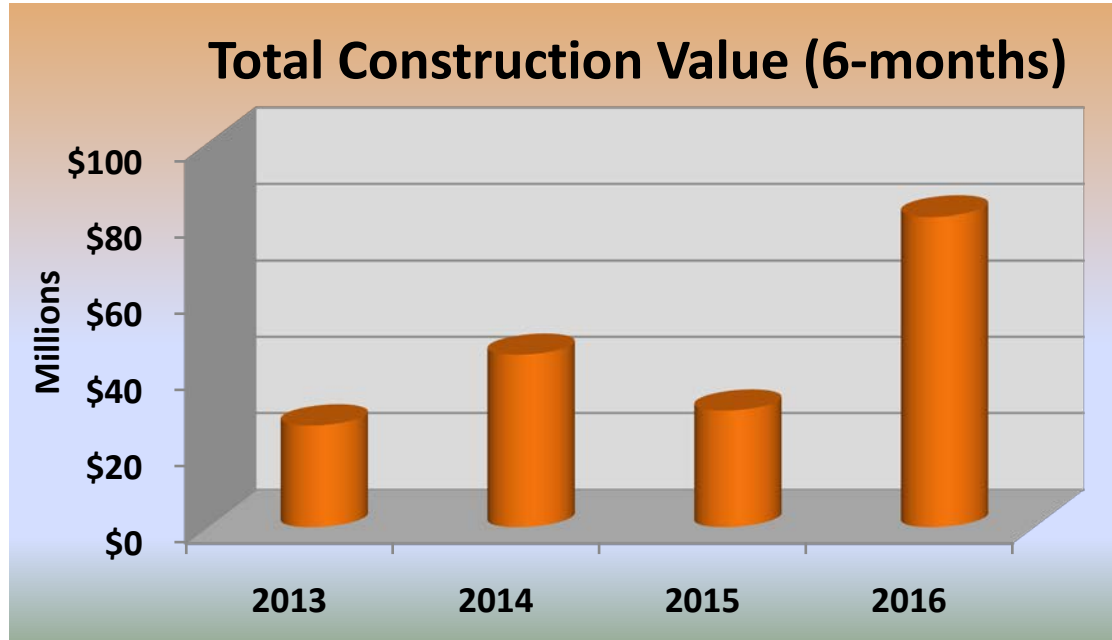




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Permit Activity Six Month Comparison



Total Construction Value = \$81,241,000

- 2016 Six Month Value up \$50,814,000 or 167% Above 2015







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## 2016 Construction Activity



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Building Department



# A Sampling of 2016-2017 Commercial & Retail Building Projects



Oakmont Assisted Living (3466 South Blvd)  
 Leader Dogs for the Blind (1039 S. Rochester Rd)  
 Audi of Rochester Hills (45441 Dequindre Rd)



Huntington Bank (3610 Market Place Cir)  
 Rally House (2861 S. Rochester Rd)

Monroe (2990 Technology Dr)  
 Fanuc Robotics (3900 W. Hamlin Rd)  
 Marconi's Pizza (1218 Walton)

All Seasons of Rochester Hills (175 E. Nawakwa)  
 Gastroenterology (1349 S. Rochester Rd)  
 Dental Works (3070 S. Rochester)  
 Premier Pet Supply (63 W. Auburn)



Grand Traverse Pie Co (6920 N. Rochester)  
 Jenoptik (1500 W. Hamlin)

Light RX (6814 N. Rochester)  
 Nichols Paper (1685 Northfield)

Precision Chiropractic (1258 Walton)  
 Rockin Cupcakes (6906 N. Rochester)

Orange Theory Fitness (1470 N. Rochester)  
 Pot Belly (209 S. Livernois)



Old Navy (2842 S. Rochester Rd)  
 St Irenaeus Catholic Church (771 Old Perch Rd)  
 Emmy's Pampered Pooch (1416 W. Auburn Rd)  
 Leo's Coney Island (193 S. Livernois)  
 Smashburger (205 S. Livernois)  
 Bigby Coffee (1286 Walton)  
 Rochester College Field House  
 Gramercy Park (3116 Walton)  
 Pines of Rochester Hills  
 Barrington Park [3 buildings] (Helmsdale Dr)  
 Harvard Place Apartments  
 Somerset Pines  
 Stonecrest (1775 S. Rochester)  
 City Apartments  
 Harvard Place Apartments (Academy Dr)  
 Andover Woods  
 Cumberland Point  
 Nottingham Woods  
 Woodland Park  
 Bloomer Woods





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## Service Goals

		<u>2013</u>	<u>2014</u>	<u>2015</u>	Through June 2016	
<b>Customer Satisfaction:</b> (based on counter surveys)	<b>Goal 100%</b>	91%	97%	96%	97%	↑
<b>Plan Review Large Commercial Projects:</b> within 15 days	<b>Goal 90%</b>	82%	65%	80%	82%	↑
<b>Plan Review New House:</b> within 15 days	<b>Goal 90%</b>	59%	52%	58%	89%	↑
<b>Plan Review Small Projects:</b> within 7-10 days	<b>Goal 90%</b>	73%	64%	80%	82%	↑
<b>Plan Review Revised Plans:</b> within 10 days	<b>Goal 90%</b>	95%	86%	87%	97%	↑
<b>Inspections: Completed within 24 hrs</b>	<b>Goal 90%</b>	94%	97%	98%	99%	↑



# Ordinance Division

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## Connecting with our Customers

- Held Spring and Fall homeowner association forums

## Connecting with our Peers

- Attended Michigan Association of Code Enforcement Officials (MACEO) meeting





# Ordinance Division

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## Service Goals

<b>Service Goals</b>	<b><u>2012</u></b>	<b><u>2013</u></b>	<b><u>2014</u></b>	<b><u>2015</u></b>	<b><u>Through June 2016</u></b>
<b>Proactive Patrol: Goal 85% of Complaints From Proactive Patrol</b>	<b>58%</b>	<b>48%</b>	<b>62%</b>	<b>76%</b>	<b>61%</b>
<b>Complaint Investigation Goal: Investigation Within 24 Hours</b>	<b>91%</b>	<b>99%</b>	<b>99%</b>	<b>99%</b>	<b>100%</b>





# Weed Control

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## Connecting with Our Customers

- Proactive Patrol for Weed Violations





# Facilities Division

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## Manage and Maintain



## Monitor and Repair



Over \$55 Million of City Assets





# Facilities Division

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## Responsibilities Include:

- **All of the City's Building and Property Infrastructure**
  - **Keeping all Buildings and Properties Reliable, Safe, Effective, Clean, Comfortable, and Operational**
- **The Quality of Facilities Services Impacts Every City Department and the Services they Provide to Our Residents and Businesses**
- **Fire Department, OCSO, Department of Public Service, Parks, City Hall**







# Facilities Division

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## Responsibilities Include:

- 5 Million Dollar Annual Operating Budget
- Over \$55 Million of City Assets
- 40 + Buildings
  - City Hall
  - DPS
  - Borden Park
  - OCSO
  - Fire Stations 1-5
  - Bloomer Park
  - Cemetery Office & Chapel
  - Van Hoosen Museum
  - Spencer Park
- 46 Developed and undeveloped parcels
  - Over 250 acres of lawn and Landscaped Areas
- 20 Parking Lots
- 10 Emergency Generators





# Facilities Division

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## Responsibilities Include:

- All City Boulevards and Roundabouts
- All Furniture, Equipment, HVAC Systems, Electrical Systems and Plumbing Systems
- Lawn Sprinkling Systems, Fire Suppression Systems, Fire Alarm Systems and Elevators
- Phones and Security Systems





# Facilities Division

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## Proposed Facilities Supervisor Position

- **Supervise 7 Full Time and 1 Part Time Staff**
  - Monitor Quality and Quantity of Work Performed
  - Provide Accountability
- **Implement Strategic Plan**
  - Save City Money through Planning and Predictive Maintenance
  - Currently Putting out Fires with Unplanned Emergency Repairs
- **Administration, Coordination, Scheduling, Monitoring, and Contract Management of 100 Different Service Contracts**
  - Allow Staff to Focus on Preventative Maintenance Work
- **Coordinate and Manage Capital Construction Projects**

**We Have a Plan that will Save the City Money and Improve the Services We Provide**

**We Need This Position to Implement the Plan**





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## 2017 Projects

- Borden Park Office Relocation
- Borden Park Maintenance Yard
- Fire Station Training Tower Renovation
- Fire Station #1 Rear Access Driveway Replacement
- Fire Station #4 Renovation (Carryover from FY 2016 Budget)





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Let's go in the back and peck at the windows



# Thank You!

