



## Board of Building Appeals Agenda - Final

Chair Bob Binder  
Co-Chair Richard Self  
Boardmember Mark Conner  
Boardmember Erin McCauley  
Boardmember Richard Morton

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Monday, June 1, 2026

6:00 PM

Town Hall  
100 N. Wilcox Street  
Castle Rock, CO 80104

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This meeting is open to the public. If you are unable to access any portion of these materials due to a disability as defined under Colorado House Bill 21-1110, please call us at 303-663-4440, email the Town's accessibility team at [accessibility@CRgov.com](mailto:accessibility@CRgov.com) or submit an accommodation request form at [CRgov.com/A11yRequest](http://CRgov.com/A11yRequest).

**\*\* ALL TIMES ARE APPROXIMATE \*\***

**5:30 pm DINNER FOR BOARD MEMBERS**

**6:00 pm CALL TO ORDER**

**ROLL CALL**

**CERTIFICATION OF MEETING**

**6:05 pm APPROVAL OF MINUTES**

[BOBA  
2026-002](#)

March 2, 2026 Board of Building Appeals Meeting Minutes

Attachments: [March 2, 2026 Board of Building Appeals Meeting Minutes](#)

**6:10 pm ELECTION OF OFFICERS, ETC.**

[BOBA  
2026-003](#)

Election of 2026-2027 Board of Building Appeals Chair

[BOBA  
2026-004](#)

Election of 2026-2027 Board of Building Appeals Vice Chair

**6:20 pm TOWN COUNCIL UPDATE**

**6:25 pm STAFF PRESENTATIONS**

**6:30 pm BOARD MEMBER ITEMS**

**6:35 pm ITEMS FROM STAFF**

**A. Chief Building Official's Update**

**6:45 pm ADJOURN**



# Town of Castle Rock

## Agenda Memorandum

**Agenda Date: 6/1/2026**

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**Item #: File #:** BOBA 2026-002

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**To:** Members of the Board of Building Appeals

**From:** Jon White, Chief Building Official

**March 2, 2026 Board of Building Appeals Meeting Minutes**

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### **Executive Summary**

Attached are the meeting minutes from the March 2, 2026 Board of Building Appeals meeting for your review and approval.



## Board of Building Appeals Meeting Minutes

Bob Binder Chair  
Richard Self Vice Chair  
Chimezie Akaya  
Glen Pappas  
Mark Conner

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Monday, March 2, 2026

6:00 PM

Town Hall  
100 N. Wilcox Street  
Castle Rock, CO 80104

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### DINNER FOR BOARD MEMBERS

### CALL TO ORDER

### ROLL CALL

Staff in Attendance: Jon White, Councilmember Hollingshead, Carissa Ahlstrom

**Present** 4 - Boardmember Mark Conner, Boardmember Glen Pappas, Vice-Chair Richard Self, and Chair Bob Binder

**Not Present** 1 - Boardmember Chimezie Akaya

### CERTIFICATION OF MEETING

### APPROVAL OF MINUTES

[BOBA  
2026-001](#)

December 1, 2025, Board of Building Appeals Meeting

Minutes

**Attachments:** [December 1, 2025 Board of Building Appeals Meeting Minutes](#)

Glenn Pappas was present at the December meeting.

**Moved by Vice-Chair Self, seconded by Boardmember Pappas, to Approve BOBA Topic BOBA 2026-001 as amended. The motion passed by a vote of:**

**Yes:** 4 - Chair Binder, Self, Boardmember Pappas, and Boardmember Conner

### TOWN COUNCIL UPDATE

Councilmember Hollingshead updated the Board on upcoming projects, the progress of the Castle Rock Sports Complex and activities happening at Cantril school.

### BOARD MEMBER ITEMS

The next meeting is scheduled for June 1, 2026, members are available to attend.

**ITEMS FROM STAFF****A. Chief Building Official's Update**

Jon White provided the Board with an update on the progress of the sports complex, Costco, Murphy's Express, and other development projects throughout Town. He also informed the Board that Development Services will present the 2025 Colorado Wildfire Resiliency Code Adoption to Town Council on March 3, 2026. The proposed ordinance amends Chapter 15.20, with an anticipated adoption date of April 1, 2026, and enforcement beginning July 1, 2026.

Mr. White delivered a brief presentation outlining key changes in the code, including requirements for ignition-resistant materials and assemblies, defensible space and vegetation management, access and water supply standards, ember-resistant vents, and specifications for roofing, siding, and decking. He also reviewed site design standards aimed at reducing wildfire risk, presented the wildfire resiliency map, and summarized structural hardening requirements for residential construction.

He discussed applicable exemptions, including those for historic preservation as permitted under the Colorado Wildfire Resiliency Code (CWRC), as well as provisions for lot-specific fire intensity reviews. Mr. White noted that implementation costs would be managed within existing departmental budgets. Staff will recommend Town Council approval of the code adoption. The Board and Mr. White also discussed that existing homes would see limited impact from the new requirements unless undertaking additions or significant modifications.

**ADJOURN**

**Moved by Chair Binder, seconded by Boardmember Pappas, to Approve adjourn as presented. The motion passed by a vote of:**

**Yes:** 4 - Chair Binder, Self, Boardmember Pappas, and Boardmember Conner



# Town of Castle Rock

## Agenda Memorandum

**Agenda Date: 6/1/2026**

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**Item #: File #:** BOBA 2026-003

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**To:** Members of the Board of Building Appeals

**From:** Jon White, Chief Building Official

**Election of 2026-2027 Board of Building Appeals Chair**

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### **Executive Summary**

Election of 2026-2027 Board of Building Appeals Chair



# Town of Castle Rock

## Agenda Memorandum

**Agenda Date:** 6/1/2026

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**Item #:** **File #:** BOBA 2026-004

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**To:** Members of the Board of Building Appeals

**From:** Jon White, Chief Building Official

**Election of 2026-2027 Board of Building Appeals Vice Chair**

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### Executive Summary

Election of 2026-2027 Board of Building Appeals Vice Chair