

The O·C·E·O·A Enforcer

The Newsletter of the Ohio Code Enforcement Officials Association

Third Quarter, 2006

MAY MEETING WAS A BIG SUCCESS

Our May meeting proved to be a big success. We have received an overwhelming amount of response and inquiry concerning the morning programs. **Robert Klein**, of Safeguard Properties, Inc. and **John Carter** of the City of Dayton had a lot of valuable information to share with those in attendance.

We have been contacted by another one of the major service providers that is headquartered in Cleveland. They would like to make a similar presentation to the membership in the future. If they are one of the presenters at an upcoming meeting we will probably have John Carter give us an update to his Bank Project as well.

Black, Toxic, Deadly Mold? What can Local Government Officials Do?

Participants will learn the known health risks from mold, common causes of mold problems, how to prevent mold problems from occurring or worsening, current professional standards for mold remediation, basic steps to clean up mold, and levels of enforcement that local government officials can take.

Phillip Bouton, the Program Manager for the Columbus Public Health, Healthy Homes Program will be our presenter. The Healthy Homes Program provides prevention and control services to high risk populations effected by asthma, lead poisoning, unintentional injuries, and other hazards in the in the home environment. Mr. Bouton has worked on indoor environmental quality issues for 10 years, including issues such as indoor environmental quality in the home, office, school, and light-industrial settings; asthma prevention and control; mold and mold remediation; radon; tobacco use prevention and control; and managing public health focused programs. Phillip also provided technical assistance and training to local public health officials while working for the National Association of County and City Health Officials. He currently provides public health consultations to the

public in addition to managing the Healthy Homes Program.

Radon in New and Existing Structures: What Code Enforcement Officials Need to Know

Participants will learn why radon is the second leading cause of lung cancer and the basics of how to reduce radon through mitigation systems in new and existing residential structures.

Elizabeth James, Ohio Department of Health, Radon Program Leader will be our presenter. Liz has worked for ODH for 4.5 years beginning as a Radiological generating equipment Inspector and licensee reviewer for two years then moving into the Radon Program where she is the program leader. Prior to that she was educated and licensed as a radiographer and mammographer. Holding positions at Mt Caramel East and Grant hospitals in areas such as the Trauma Unit, Surgery and Emergency Units. Liz first became interested in health risk education due to her role in educating women about the benefit of mammography.

Donald R. Mercer, C.B.O.

Mr. Mercer was employed by the City of Cincinnati for 33 years in various code enforcement positions. The last ten years of his career, he managed the Building Department's Building Inspection Division responsible enforcement of Property Maintenance, Zoning and Building Codes. Now retired from Cincinnati, Mr. Mercer consults with various jurisdictions and is Chief Building Official for the Villages of

Evendale and Lincoln Heights, Ohio. Mr. Mercer holds certificates from the State of Ohio as a Building Inspector and a Building Official as well as certification as a Certified Building Official (C.B.O.).

Mr. Mercer is a member of the ICC IRC Mechanical and Plumbing Code Development Committee. He has served on the following CC Committees: Property Maintenance/Zoning Code Development, International Construction Interpretations, and a member of the ICC International Building Code Fire Safety Sub-Committee.

Mr. Mercer served on the following BOCA Committees: International Property Maintenance Code Development, Construction Interpretations Review, and a five-term of the Ad Hoc Committee on Residential and Residential Care Facilities.

Mr. Mercer served on the organizing committee of the Ohio Code Enforcement Officials Association, Inc., (BOCA Chapter 72) and served as its first President. Mr. Mercer's professional memberships include ICC, Ohio Building Officials Association (OBOA), and the South Western Ohio Building Officials Association (SWOBOA).

Mr. Mercer attended the University of Cincinnati focusing on courses in engineering and law and received his Bachelor of Arts in Public Administration from The Union Institute.

There have been a lot of recent changes in the industry, especially in structural inspection and Mr. Mercer will help us to obtain a better understand the current state of the industry.

Congratulations to Melissa McMillon

She passed her Residential Building Inspector's Certification test on July 26, 2006. She took the ICC version of the test which, while being difficult, was a really great test. She is now the residential building inspector and the code enforcement officer for the Village of Obetz.

2006 OCEOA Meeting Dates

• August 24 •
• November 16 •

All meetings will be held at the
Midwest Hotel & Conference Center
on Sinclair Road in Columbus,
Toll Free Phone No. 1-877-609-6086

**FUNGUS FEVER or
TO BOLDLY GO WHERE MOLD
HAS GROWN UNKNOWN.**



If you listen closely, you still can't hear the mold spreading rapidly behind the wallpaper or under the carpet, though you may be able to smell it. Mold thrives in wet conditions and the market place has made available dozens of products to remove mold and mildew from shower walls and similar surfaces. If mold can grow in the shower, where we can see it and take the necessary steps to remove it, what's to say it can't grow somewhere else, in other moist conditions not readily apparent?

Contemporary building methods emphasize airtight construction for energy conservation. Homes that do not allow natural airflow or that do not have whole-house mechanical ventilation will not remove moisture from the inside. A family of four, during normal household activities, can introduce a pint of water per hour into the atmosphere. During winter months, a 30,000 Btu/hr gas furnace can produce 2.64 pints per hour and a vent-free gas appliance, such as a gas fireplace can introduce a gallon of water vapor into the home every 2 to 3 hours of operation. Mechanical ventilation is usually limited to bathroom locations and it is not enough to prevent moisture from proliferating in other parts of the house thus creating a habitat for mold growth.

Among the oldest life forms on earth, mold is neither a plant nor an animal. Mold is parasitic in nature and will obtain food by absorbing dissolved organic material. This is why mold is usually found in areas of decay. Moisture is a contributing factor to decay and when organic material is

exposed to moisture without relief, mold is sure to join the party. Scientists are beginning to see mold as a potential health risk and it is being blamed for everything from asthma to cancer to immune deficiencies.

In the past few years, illnesses related to mold infestation have made headlines in southwest Ohio. Local contractors are receiving a greater number of inquiries on mold abatement and health officials report that complaints and questions have increased significantly.

Ken Martinez, the supervisor industrial hygienist for the Cincinnati office of NIOSH (National Institute for Occupational Safety and Health) is not one to drive the *hype express*. Mr. Martinez will agree that mold growth can reach deadly levels but that the major impact will be on asthmas and allergies. These and other respiratory maladies are on the rise and many are pointing to mold as the culprit.

You can now download the meeting registration form and copies of the Enforcer by typing meetings.oceoa.org where you would normally enter a URL address. Notice you do **not** need to include a www. doing so will prevent you from reaching the files. Need help? Call 937-333-3916.

The Enforcer is published by the Ohio Code Enforcement Officials Association. Submissions to this publication are welcome and may be made to Denver Williams, City of Dayton, 371 W. Second Street, Room 324, Dayton, Ohio 45402 or faxed to 937-333-4294 or via e-mail at Denver.Williams@ci.dayton.oh.us

Visit our website at www.oceoa.org

**OCEOA
PO Box 292434
Kettering, Ohio 45429-0434**

OCEOA Officers and Trustees

- Don Tate, President 937-296-2423
City of Kettering
- Gerry Wasserman, V.Pres 419-698-7071
City of Oregon
- Mike Farrenkopf, Secy. 614-645-7759
City of Columbus
- Richard Osgood, Tres. 513-563-0033
City of Sharonville
- Janette Matala 513-896-8158
City of Fairfield
- Melissa McMillon 614-491-1080
Village of Obetz
- Barb Ferebee-McGilvary 614-322-6824
City of Reynoldsburg
- Dana Rose 614-645-7897
City of Columbus
- Scott Wallace 937-535-1035
City of Moraine
- Denver A. Williams 937-333-3916
City of Dayton