

BOMA Advocacy Participation

Regulatory/Code Issues

Denver Metro BOMA participated in the amendment process for the 2015 I-Codes in the City & County of Denver. The amendments were recently adopted and BOMA is satisfied that its members' major issues were addressed. BOMA also holds quarterly meetings with key officials in the Denver Development Services department to discuss a variety of building regulatory issues including codes and permitting. This group is the Denver Development Services/BOMA working group. If you are a BOMA member and have a building in Denver, you are welcome to join us.

BOMA has the public policy firm of CRL Associates on retainer to represent us before local governments. In addition to the city of Denver, CRL also monitors other local jurisdictions so that we can keep track of issues that might affect members outside of the city of Denver.

BOMA Intervenes in Utility Cases before the PUC

Denver Metro BOMA is part of the Colorado Energy Consumers group (CEC), represented by Holland & Hart, to protect the interests of BOMA members on an ongoing basis in matters before the PUC. CEC monitors and intervenes in cases before the PUC that could impact its members organizations. BOMA through the CEC was involved in the major electric rate case (Phase 1) in 2015 and is also involved in Phase 2 of the rate case files earlier in 2016. In addition, because of previous interventions, some customers saw an additional decrease in their rates of approximately 1.5% starting August 1, 2015 and continuing through July 31, 2016.

BOMA Defends CRE in Building Code Hearings

After 12 days of hearings, the International Code Council's (ICC) code committees completed the first step in the development of the 2018 I-Codes. The committees took action on more than 1,340 proposed code changes and the BOMA International codes team was there to protect owners' interest. BOMA Electronic balloting was conducted with code officials across the country. In an effort to ensure voters were aware of BOMA International's stances on the issues under consideration, the BOMA code advocacy team developed a voting guide outlining its positions on 16 of the floor motions. This guide was distributed by Denver Metro BOMA to ICC members in Colorado.

Terrorism Insurance Victory (TRIA)

BOMA and its partners in the Coalition to Insure Against Terrorism scored a huge win for the commercial real estate industry in January with the reauthorization of the federal terrorism risk insurance backstop program, known as TRIA. As soon as the 114th Congress convened the week of January 5, 2015, both chambers made it a priority to quickly put up for vote H.R. 26, the Terrorism Risk Insurance Program Reauthorization Act of 2015. The legislation extends the federal backstop for six years, gradually increasing the loss threshold that triggers federal assistance under the program from \$100 million to \$200 million. The 113th Congress had allowed the program to expire on December 31, 2014, despite bipartisan support for the issue.

BOMA International Passes Two New Policy Positions

At the BOMA International conference in June, 2015, the Board of Governors passed two new advocacy policy positions that were recommended the BOMA International Government Affairs

Committee. The first addresses the safe and responsible commercial use of drones for the real estate industry. The second supports comprehensive solutions and broad-based strategies for the design, implementation and promotion of water conservation and efficiency programs with the purposes of enhancing water supply, reliability and helping businesses and industry maintain and grow their operations. To view all of BOMA's policy positions, please visit [BOMA's industry issues.](#)

Revised BOMA Economic Impact Study

BOMA International's newly revised economic impact study - [Where America Goes to Work: The Contribution of Office Building Operations to the Economy / 2014](#) - details the impact of commercial office space on the national and local economies. The commercial real estate industry is a significant driver of the nation's economic engine. In fact, the office building industry contributed \$227.6 billion to the U.S. economy in 2013 alone. Real estate also is one of the leading employers in the United States. According to the latest numbers, office building operations alone supported 1.8 million jobs, including over 25,000 jobs in Colorado alone.

Denver Elevator Inspection Program

Denver Metro BOMA was involved in several meetings with the city of Denver and state regarding Denver's elevator inspection program that the Denver Fire Department (DFD) took over from the state on July 1, 2013. The DFD is requiring building owners to obtain an "Annual Operating Permit" at a cost of \$300 for each conveyance. The new policy was effective January, 2015.

New ADA Standards Go into Effect

BOMA International continues to represent the commercial real estate industry as revisions are made to the ADA and to provide guidance to members on technical changes. BOMA's most recent publication, [Guide to the 2010 ADA Standards](#), helps property professionals understand and implement the revised ADA design standards implementing Title III of the ADA, adopted by the U.S. Department of Justice in 2010, which took effect on March 15, 2012. To order a copy of the new guide, go to [BOMA International](#).

