



2025 Code Download | *Top Code Issues: Plan Review to Construction*

September 8, 2025 | Osberg Hall, National Nordic Museum

PROGRAM SCHEDULE

MONDAY, SEPTEMBER 8

12:30 – 1:00	REGISTRATION + CHECK-IN <i>Coffee, tea, and light snacks available</i>
1:00 – 1:15	WELCOME & INTRODUCTIONS Zoe Guckenheimer AIA Seattle Ana Parke AIA & Che Fortaleza AIA AIA Seattle Code Committee Meghan Doring Mass Timber Committee Bryan Thomson Interior Tech
1:15 – 1:35	ECA GEOTECH PLAN REVIEW Susan Chang Ph.D., P.E., Geotechnical Engineering Group Supervisor, Seattle Dept. of Construction and Inspections, City of Seattle
1:35 - 1:55	FIRE PLAN REVIEW Mark Chubb Sr. Fire Protection Engineer, Special Projects Lead
1:55 - 2:15	ORDINANCE PLAN REVIEW Amy Barnett Building Plans Examiner Supervisor, Seattle Dept of Construction and Inspections, City of Seattle
2:15 - 2:35	ORDINANCE PLAN REVIEW Tom Miller Building Inspection Supervisor, City of Bellevue
2:35 - 2:50	BREAK
2:50 - 3:10	INSPECTIONS Ryan Mumma Inspection Services Manager, City of Bellevue
3:10 - 3:30	MEP PERSPECTIVE Eric Vander Mey, PE, LEED AP, Principal, Delta E Consulting
3:30 – 3:50	ENERGY PERSPECTIVE Andi Burnham, PE, BEMP, Principal, Delta E Consulting
3:50 - 4:10	ARCHITECTURE PERSPECTIVE Ana Parke AIA Principal, Runberg Architecture Group Che Fortaleza AIA Associate, Jackson Main Architecture
4:10 - 4:25	BREAK & AUDIENCE VOTES
4:25 - 4:50	PANEL DISCUSSION
4:50 – 5:00	THANK YOU & INVITATION TO HAPPY HOUR Zoe Guckenheimer AIA Seattle Ana Parke AIA & Che Fortaleza AIA AIA Seattle Code Committee
5:00 - 6:00	NETWORKING HAPPY HOUR ON-SITE

All times are approximated. All sessions and speakers subject to change.

MEET OUR SPEAKERS



Ana Parke AIA, Principal, Runberg Architecture Group | Ana Parke has over fifteen years of experience as a licensed architect, contributing to the design and delivery of several nationally recognized sustainable multifamily buildings in Seattle. She has dual advanced degrees in architecture and construction management from the University of Washington. Her work with Runberg Architecture Group has given her an extensive knowledge of construction and code compliance, with a particular focus on multi-family mixed use construction. Ana currently serves as co-chair of the AIA Seattle Code Committee.



Andi Burnham, PE, BEMP, Principal, Delta E Consulting | Andi is a Principal at Delta E Consulting, overseeing Energy services. She has fifteen years of professional experience in operational energy and carbon modeling and analysis, and mechanical HVAC design. In her role as an energy analyst she cultivates an integrated design process, working with owners, architects, MEP engineers, lighting designers, sustainability consultants, and commissioning agents to find pragmatic and optimized solutions for each project's goals. Andi is actively involved in industry, volunteering to support development of Washington state energy codes and policies, as well as serving on LEED's Energy and Atmosphere (EA) technical advisory group, and is the Seattle Chapter lead for the International Building Performance Simulation Association (IBSPA). Her broad involvement with new programs and policies, as well as incentive procurement, help her bring a forward-looking approach to projects.



Amy Barnett, Building Plans Examiner Supervisor, Seattle Dept. of Construction and Inspections, City of Seattle | Amy Barnett is a licensed architect with advanced degrees in architecture and historic preservation. She has been with the Seattle Department of Construction and Inspections (SDCI) for 12 years, serving as a supervisor for the past 4 years. In this role, she facilitates presubmittal conferences, develops code interpretations, provides staff training and evaluates code modification requests. Amy is an ICC certified Building Plans Examiner and serves as an SDCI subject matter expert on Chapter 7 and on easements and covenants. Amy's presentation will focus on occupancy issues frequently seen in tenant improvement projects.



Che Fortaleza AIA, Associate, Jackson | Main Architecture | Che Fortaleza is an Associate at Jackson | Main Architecture with over 25 years of experience, specializing in multifamily and mixed-use projects. Her portfolio includes student and senior housing, hospitality, retail, and religious facilities. Through collaborative approach and deep code knowledge, Che leads complex projects from concept through completion. She has practiced in the Philippines and across the U.S., -- including Tennessee, Colorado, California, and Washington -- bringing valuable insight into diverse jurisdictions and regulatory environments. Che earned her Bachelor of Science in Architecture from the University of Santo Tomas in Manila. She plays an active role in the architectural community, serving as Co-Chair of the AIA Seattle Code Committee, a member of the Downtown Seattle Design Review Board, and a Technical Advisory Group member for the Washington State Building Code Council. Che is passionate about thoughtful, inclusive design and advancing best practices in the built environment.



Eric Vander Mey, PE, LEED AP, Principal, Delta E Consulting | Eric is a Principal and the Director of Engineering Services at Delta E Consulting in Seattle. He has more than 28 years of mechanical system design and construction experience working for both MEP consultants and design build mechanical contractors. He is a regional expert at leading integrative design teams on high-performance building designs. Eric's experience includes both public and private projects that range from small specialty use buildings to large mixed use high-rise multiple tower projects. Eric has been deeply involved in building code development in Washington State since 2008 serving as mechanical chair on the Washington State Building Code Council and Seattle Construction Codes Advisory Board. Eric's holistic approach to the design of the building envelope and MEP systems is tailored to meet each project's energy usage, carbon emissions, and wellness goals.



Mark Chubb, Sr. Fire Protection Engineer, Special Projects Lead | Mark Chubb is a senior fire protection engineer in the Seattle Fire Department Fire Prevention Division. His responsibilities include plan review for compliance with fire code requirements in new construction and alterations of existing commercial, institutional, and multifamily residential buildings and the installation or modification of fire protection systems. Mark is a former AIA Seattle Code Committee co-chair and a current member of the AIA Seattle Board of Directors and Professional Practice Committee. He is an Associate member of AIA and a member of the Society of Fire Protection Engineers. Mark's presentation will address fire department access and water supply issues, common fire safety deficiencies, and the responsibilities of architects to oversee code compliance of subcontracted designers for automatic sprinkler and fire alarm work.



Ryan Mumma, Inspection Services Manager, City of Bellevue | As a native of Washington state, Ryan has lived in the Seattle area his entire life. His path as a code professional started in 1996, as a contractor with the US Dept of Housing and Urban Development, performing physical inspections on properties owned or insured by HUD. In 2001, his career transitioned to municipal government where he served with 5 jurisdictions in the greater Seattle area, starting with Burien, Bothell, Kenmore, Lake Stevens, and the city of Bellevue. Prior to joining Bellevue as Inspection Services Manager, he served in roles ranging from code compliance officer, combination building inspector, plans examiner, and building official. He feels a strong connection to the Pacific Northwest and to the area's construction that he has seen over the years. He is grateful for the experience he has gained in local government, and particularly, the feeling of pride and contribution to the lasting performance and beauty of the built environment that we all share here.



Susan Chang, Ph.D., P.E., Geotechnical Engineering Group Supervisor, Seattle Dept. of Construction and Inspections, City of Seattle | Susan Chang, Ph.D., P.E. is the supervising geotechnical engineer for the City of Seattle Dept. of Construction and Inspections (SDCI). She is an active member of the Structural Engineers Association of Washington (SEAW) Earthquake Engineering Committee and recently served as Co-Editor for the Proceedings of ASCE's GeoCongress 2024. She also recently led an effort with SEAW and SDCI to allow the early use of multi-period response spectra within the framework of ASCE 7-16 through a state-wide building code change. Susan received the 2022 Puget Sound Engineering Council Government Engineer of the Year award, and she is a former councilmember for the city of Shoreline, Washington. Susan's presentation will address typical correction items from geotechnical reviews for ECA and non-ECA projects in the City of Seattle.



Tom Miller, Building Inspection Supervisor, City of Bellevue | Tom Miller's extensive career in the construction and building inspection fields spans over four decades. Beginning in 1978, he honed his skills in construction, working his way up to superintendent on multi-family, wood-framed projects. Before transitioning to public service, Miller oversaw three such projects within the City of Bellevue, WA. In September 2000, Miller joined the City of Bellevue as a Building Inspector, leveraging his practical experience to ensure safety and compliance. He advanced to Building Plan Reviewer in 2003, notably serving as the non-structural reviewer for two high-rise projects in downtown Bellevue. By 2007, his leadership abilities were recognized, leading to his promotion to supervisor for both plan review and inspection staff. His expertise and dedication further culminated in 2014 when he became a supervisor for the City's Building Inspection team, overseeing a team of up to 12 inspectors.