



THE CHEYENNE

# HERALD

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## Two local professional engineers signed off falsely and nine certificates of occupancy were granted -- each got a letter of reprimand and a \$200 fine

*Introduction to a two-part story.*

Wow! Don't try this at home, kids. This action was taken by professionals on a closed course.

Allegedly, there are major businesses in Cheyenne that have operated with a temporary certificate of occupancy for years. A TCOO can be issued when there is uncompleted work on a structure or its grounds, whether minor or major.

It appears local professional engineers have found a way around the need for a temporary certificate of occupancy. That is to lie to the development office so that a Certificate of Occupancy is issued.

A neighbor to several properties that received improper TCOO's has filed complaints against the contractor who built the houses in question and who had later altered the approved plan, and three professional engineers, including Cheyenne city engineer Ken Lewis.

Minutes from a September 11, 2007 meeting of the Contractor Licensing Board reflect that the homeowner's complaint was dismissed. No explanation as to reason(s) or whether discussion had even taken place. Interestingly, a defendant to the complaint (Dan Edeen) is a member of the Contractor Licensing Board.

Not too much of a stacked deck, huh?

The dispute is too involved to explain in this space so that will come later. Some of the more interesting highlights along the way will be offered here.

In a letter of August 26, 2006 from city engineer Ken Lewis to the complainant, Ken wrote: "If the home builder ... directs the roof drains in a direction that is not in accordance with an original plan, the City does not have jurisdiction or an enforcement mechanism in place." What?

A 2008 letter from the 1% Construction Office of the city to Dan Edeen, the builder, reminded him that he had been notified six months earlier that there were deficiencies at the Harmony Hills Subdivision

that had to be corrected before the City would "provide you with a written acceptance letter for this subdivision." Hmm.

Findings of an investigation into the actions of the two professional engineers were issued by the Attorney General's office in early 2008. It was found that one of the P.E.'s had "misrepresented," over a 13 month period, that the drainage flows were in compliance with the approved plans to enable issuance of undeserved certificates of occupancy for eight houses. The other P.E. did the same for one house. Each was reprimanded and fined \$200.00. And roof drainage from the nine houses - in violation of the approved plan - has been allowed to continue.

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