



CHRIS CHRISTIE
Governor

KIM GUADAGNO
Lt. Governor

New Jersey Office of the Attorney General

Division of Consumer Affairs
State Board of Professional Engineers and Land Surveyors
124 Halsey Street, 3rd Floor, Newark, NJ 07102
www.njconsumeraffairs.gov



Jeffrey S. Chiesa
Attorney General

THOMAS R. CALCAGNI
Director

HOME INSPECTION ADVISORY COMMITTEE Minutes of February 12, 2013 Public Session

Mailing Address:
P.O. Box 45015
Newark, NJ 07101
(973) 504-6460
(973) 273-8020 FAX

CALL TO ORDER

The Home Inspection Advisory Committee was called to order by Chairman Fitzpatrick at 9:45 a.m. in the Union Conference Room, Third floor, 124 Halsey Street, Newark, New Jersey. All parties were duly notified of the time, date and place and all pertinent material had been provided.

SUNSHINE LAW ANNOUNCEMENT

Joseph Grabowy read the statement required by Chapter 231, Laws of 1975, known as the Open Public Meetings Act, and announced that notice of the meeting was prepared in the office of the Committee and mailed to the Secretary of State, the Star-Ledger, the Courier Post, the Bergen Record and the Atlantic City Press.

ROLL CALL

CMS present: F. Michael Fitzpatrick
Michael Del Greco

CMs absent: Daniel Casper

Others present: Karl W. Reidel, Executive Director, Olga Bradford, Deputy Attorney General, Joseph Grabowy, Committee Staff, and eleven members of the public.

APPROVAL OF MINUTES

November 13, 2012

The Committee reviewed the minutes of November 13, 2012 and on a motion by Vice-Chairman Del Greco, seconded by Chairman Fitzpatrick, voted to approve them as submitted.

REPORT OF THE EXECUTIVE DIRECTOR

The Committee noted the following statistics as of February 4, 2013.

a. Licensing Statistics:

- Licensed Home Inspectors - Active	748
- Home Inspectors - Expired	179
- Home Inspectors - Inactive	162

b. Proposed Legislation:

A3275 - Requires certain persons licensed or appointed to inspect homes to pass a criminal history background check.

The Committee discussed this bill at a prior meeting and is in favor of it.

c. Incoming Correspondence

Thomas Giancola
RE: Housing/Disaster Inspections by FEMA
November 13, 2012

Mr. Giancola requested that the Home Inspection Advisory Committee and other applicable regulatory Boards investigate and address the issue of unlicensed and untrained inspectors performing home inspections as independent contractors, of a sub-contractor, engaged by FEMA to evaluate homes in New Jersey in the aftermath of super-storm Sandy.

The Committee reviewed this correspondence and concluded to advise Mr. Giancola to file a complaint and the Committee will investigate.

Gigi Shuk
RE: Free Electrical Inspections
November 28, 2012

Ms. Shuk seeks information regarding the availability of free electrical inspections on homes impacted by super-storm Sandy.

After reviewing this correspondence the Committee concluded that this matter is outside its jurisdiction and that its licensees cannot do what she is requesting. Ms. Shuk will also be advised to contact the affected municipalities to determine if they can provide free electrical

inspections.

d. 2013 Meeting Dates:

The Committee reviewed the proposed changes to its May and November 2013 meeting dates due to the unavailability of meeting rooms. The May 7 2013 meeting date was changed to May 21, 2013. The November 12, 2013 meeting date was tentatively rescheduled for November 19, 2013.

APPLICATIONS FOR REVIEW

The Committee on a motion by Chairman Fitzpatrick, seconded by Vice-Chairman Del Greco, voted to approve the following application pending receipt of their original certificate of insurance.

<u>Applicant</u>	<u>Application #</u>
Arthur McKee	1699775
Jeffrey Belfus	1702854
Mark Bragin	1708916
Keon Lee	1710743
Charles Cuttito	1711864
Steven Tilstra	1712223
Robert Tami, Sr.	1716679
Lucas Conneen	1723856
Keith Rice	1723384
Thomas Rich	1723850
Baruch Goldman	1724241
Charles Bakker, Jr.	1724971

The Committee on a motion by Chairman Fitzpatrick, seconded by Vice-Chairman Del Greco, voted to deny the application for David Rogo, #1372869.

The following applications were reviewed but not approved since additional information is still needed:

<u>Applicant</u>	<u>Application #</u>
James Freeman	1712900
Raul Colarte	1707320
Steven De Paul	1724242

REVIEW OF CONTINUING EDUCATION COURSES:

HOME INSPECTION ADVISORY COMMITTEE
 MINUTES OF FEBRUARY 12, 2013
 PUBLIC SESSION

The Committee reviewed the following courses and on a motion by Chairman Fitzpatrick, seconded by Vice Chairman Del Greco, voted to approve them as follows:

<u>Sponsor</u>	<u>Course</u>	<u>Credits</u>
Garden State ASHI	The Aging Process of Houses	2.0
Garden State ASHI	Understanding and Inspecting Manufacture Homes	2.0
Garden State ASHI	Report Writing	3.0
DCA Rutgers	Inspectors Guide to Trusses	6.0
McKissock 100% Education	Energy Efficient Home Inspections	2.0
McKissock 100% Education	Reactive Chinese Drywall	3.0
McKissock 100% Education	Radon Detection and Mitigation	3.0
American Home Inspectors Training Institute	Inspecting New Construction	Maximum 10 per period
	Advanced Heating Systems	8.0
	Advanced Electrical Systems	8.0
	Inspector Safety	3.0
	Report Writing for Risk Reduction	8.0
ALPHI	After the Storm Series - Plumbing	2.0
ALPHI	Radon - Recertification with respect to Home inspectors	4.0
ALPHI	Legal Issues - Adjusting Reports to New Regulations	2.0
ALPHI	Structure - Foundation & Roof Framing	2.0
ALPHI	Structural Damage - And Common Causes Causes as Termite, Water Intrusion, etc.	2.0
NJ ALPHI	After the Storm-Grade	2.0
NY Metro ASHI	Protective Exterior Finishes	1.5
	Inspecting HVAC Systems	2.0
	Plumbing Systems	1.0
Robkat Continuing Education	Fire & Smoke Damage Detection, Structural Implications and Mitigation	2.0

REINSTATEMENTS

None

INFORMATIONAL ITEMS

- Man Faces 3 Years on Inspection Fraud - Jenna Pizzi/Times of Trenton

The Committee reviewed this news article and concluded to note it for the record.

PUBLIC COMMENTS

Jason Mitchell spoke about non-licensed and inadequately trained individuals performing inspections of homes damaged by super-storm Sandy for the Federal Emergency Management Agency (FEMA).

David Goldstein inquired about the availability of a mailing list to contact licensees. These lists are available from the Division for a small fee. He also inquired about the number of continuing education units (CEUs) required for licensees receiving their license in the second half of the biennial period. Mr. Goldstein was advised to refer to the regulations on this matter and in particular N.J.A.C. 13:40-15.14, which requires a minimum of 20 CEUs if a home inspector license is acquired in the second year of a biennial registration period.

MOVE TO EXECUTIVE SESSION

The Committee moved into Executive Session to consider new consumer complaints and new and pending disciplinary matters.

RETURN TO PUBLIC

On a motion contained in the Executive Session minutes, the Committee re-entered into Public Session for the purposes of adjournment.

ADJOURNMENT

Chairman Fitzpatrick adjourned the meeting at 1:00 PM.

APPROVED BY:

F. Michael Fitzpatrick
Chairman

Karl W. Reidel
Executive Director