

**HOME INSPECTION
ADVISORY COMMITTEE
Minutes of May 12, 2009
Public Session**

CALL TO ORDER

The meeting of the Home Inspection Advisory Committee was called to order by Chairman Michael Del Greco at 9:45 a.m. in the Monmouth Conference Room, seventh 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: Michael Del Greco
Daniel Casper
Michael Fitzpatrick

CMs absent: None

Others present: Arthur Russo, Executive Director, Olga E. Bradford, Deputy Attorney General, Joseph Grabowy, Assistant to the Executive Director, and six members of the public.

APPROVAL OF MINUTES

April 14, 2009

The Committee reviewed the minutes of April 14, 2009 and, on a motion by Vice-Chairman Casper, seconded by CM Fitzpatrick, voted to approve the minutes as amended.

REPORT OF THE EXECUTIVE DIRECTOR

ED Russo stated that Linda Foreman, licensing supervisor, will be retiring from the Department of Law & Public Safety, Division of Consumer Affairs, State Board of Professional Engineers and Land Surveyors, effective August 1, 2009.

Executive Director Russo spoke about the possibility of offering a law examination as a prerequisite to licensure. DAG Bradford questioned whether there was specific statutory authority for such an examination and further questioned whether this type of testing, if permitted, was feasible during this period of financial difficulty since any examination would be costly to develop, administer and enforce since many experts (i.e. psychometricians etc.) are needed. The Committee requested that a letter be sent to the replacement of the late Linda Kellner, at Professional Credentials Services, to determine the feasibility of writing a law examination.

The Committee revised its draft notification to its licensees which advises them to pay close attention to its regulations, especially those regarding report writing and advertising. It will be sent out shortly.

The Committee discussed the possibility of consolidating certain meetings for the 2010 calendar year.

Regarding the approval of applications for licensure, and on a motion by CM Fitzpatrick, seconded by Chairman Del Greco, the Committee voted to delegate the authority to review and approve license applications to Vice-Chairman Casper, if necessary, between Committee meetings. These applications would then be ratified by the full Committee at a subsequent meeting.

a. Licensing Statistics:

- Licensed Home Inspectors - Active 721
- Home Inspectors - Expired 53
- Home Inspectors - Inactive 97

Statistics were noted for the record.

b. Continuing Education Units

On a motion by Vice-Chairman Casper, seconded by CM Fitzpatrick, the Committee voted to approve the continuing education report as noted.

c. 2010 Meeting Dates

The Committee reviewed the list of meeting dates for the year 2010 and on a motion by CM Fitzpatrick, seconded by Vice-Chairman Casper, voted to cancel the January and June 2010 meetings. All meetings will be held in the Union Conference Room, 3rd. Fl., at 124 Halsey Street, Newark, NJ.

d. Incoming Correspondence

1) Bruce A. Funk
RE: Conflict of Interest
April 24, 2009

Mr. Funk seeks the Committee's opinion as to whether a conflict of interest exists in the performance of the duties of an individual who is licensed as both a home inspector and a construction code official.

The Committee discussed this letter and, on a motion by CM Fitzpatrick, seconded by Vice-Chairman Casper, concluded that it found an inherent and perceived conflict of interest in the scenario described by Mr. Funk. The Committee recommended that Mr. Funk discuss this matter with the Department of Community Affairs, his own legal counsel as well as the municipal attorney where he is employed.

2) Charles Orovitz
RE: Change of Licensure Status
April 28, 2009

Mr. Orovitz has requested his licensure status be changed to "Inactive" status.

After reviewing this correspondence, the Committee voted to grant his request and placed Mr. Orovitz's license into "inactive" status.

e. Outgoing Correspondence

1) Kathleen M. Alexander
New Jersey Department of Education
RE: Review of the American School of Business's proposed Home Inspector Curriculum
April 23, 2009

The Committee forwarded a copy of the American School of Business's proposed Home Inspector Curriculum to Ms. Alexander for review and a recommendation that it be denied based upon its on-line

approach/implementation of the curriculum, and for the lack of any mentored training inspections in violation of N.J.S.A. 45:8-66(8)c.

This correspondence was noted for the record.

2) Darren Miller
RE: Continuing Education
April 22, 2009

The Committee advised Mr. Miller that it would grant him an additional six (6) months to complete his continuing education.

This correspondence was noted for the record.

APPLICATIONS FOR REVIEW

On a motion by CM Fitzpatrick, seconded by Chairman Del Greco, the Committee voted to approve the following applicants for licensure:

Applicant Application

Michael McCarthy 1413602 **
Wilbur Lloyd 1413731 **
Brandon Macy 1415264
Brian Arrington 1417233
James Piasecki 1417243 **
Roger Lees 1333089
Martin Rosario, PE 1419562 **

*pending receipt of insurance.

REVIEW OF CONTINUING EDUCATION COURSES

On a motion by Vice Chairman Casper, seconded by CM Fitzpatrick, the Committee unanimously voted to approve the following continuing education courses with the corresponding number of professional development hours (PDH):

Sponsor Course PDH

Rutgers/DCA Improper Use of Structural Connectors 7.0

Garden State ASHI New Electrical Devices for Homes 2.0

Garden State ASHI Environmental Issues for Home Inspectors 2.0

NJALPHI Safety Education 2.0

Garden State ASHI Recognition & Reporting of Defects in Home Inspection: Part 1, Exterior of the Home 2.5

Garden State ASHI Recognition & Reporting of Defects in Home Inspection: Part 2, Interior, Basement, Attic and Insulation and Ventilation 2.5

Garden State ASHI Recognition & Reporting of Defects in Home Inspection: Part 3, Mechanical and Electrical Systems 2.5

Garden State ASHI Foundation Wall Defect Evaluation And reporting for Home inspectors 2.5

NY Metro Chapter ASHI Field Trip to Basement Systems, Inc. Facilities 3.0

100% Education by McKissock Exterior Pre-Drywall Inspection 5.0

100% Education by McKissock Interior Pre-Drywall Inspection 5.0

100% Education by McKissock Introduction to Green Building for Home Inspector 4.0

100% Education by McKissock Home Inspection Safety 3.0

100% Education by McKissock Foundation and Footing Construction Inspection 3.0

Pocono - Lehigh ASHI Green Plumbing/Dry Basement Systems 8.0

Certainteed Corp. Windows: An Inside View 1.0

Certainteed Corp. The Systems Approach to Designing a House: Part 1 1.0

Certainteed Corp. Specifying Gypsum Board for Fire-Resistant Ceilings and Wall Assemblies 1.0

INFORMATIONAL ITEMS

- Legislation

Jason Mitchell, Legislative Chairperson, Garden State Chapter of ASHI

The Committee discussed S706, which would require home inspectors to report an energy rating for each home inspected for a buyer in contemplation of purchase. The Committee remains in opposition to this bill.

PUBLIC COMMENTS

None

MOVE TO EXECUTIVE SESSION

On a motion by Chairman Del Greco, seconded by Vice Chairman Casper, the Committee voted to enter into Executive Session.

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

On a motion by Chairman Del Greco, seconded by Vice Chairman Casper, the Committee voted to adjourn the meeting at 2:00 PM.

APPROVED BY:

Michael Del Greco
Chairman

Arthur Russo
Executive Director