



KENTUCKY BOARD OF HOME INSPECTORS KBHI QUARTERLY

CHAIRMAN'S MESSAGE MARK OERTHER

Why raise the bar when you can help us raise the roof.

You may wonder what the board actually does. The official explanation is to give you the mission statement as stated on the KBHI board site. **"The purpose of the Kentucky Board of Home Inspectors is to administer and enforce the statutory authority and to monitor the needs of the consuming public. The board examines and certifies all eligible candidates for entry into the profession of home inspection. It recommends appropriate changes in the law to assure fairness and equality. The board conducts formal hearings when necessary and prosecutes by due process any violators of KRS 198B.700 - KRS 198B.738.** What we actually do as a board is to help the industry and all parties involved. This would include not just the home inspectors but the general public.

First and foremost an inspector needs to be a professional. Professionalism is when a person conforms to the technical and ethical standards of his/her profession. Professionals are direct, polite and don't allow their emotions to overtake them. Instead of reacting to circumstances or people, the professional stops to think about their actions before responding. Take action when needed, but avoids being a reactionary person. Treat everyone with the same level of respect. Maintain a sense of responsibility and duty/standard higher than the norm. A professional home inspector is willing to maintain their knowledge while constantly building on their education, formal training and work experience with professional development through dedicated commitment of continuing education.

Our job as an inspector is to document the facts within the inspection and impartially within our standards and provide appropriate recommendations to enable the buyer to make an informed decision. Practice only within our boundaries of competence based on education, training and professional experience as well as other professional credentials. Some home inspectors carry other trade licenses.

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FIRST QUARTER, 2016

MEETING DATES

2016

- January 12, 2016
- February 9, 2016
- March 8, 2016
- April 12, 2016
- May 10, 2016
- June 14, 2016
- July 12, 2016
- August 9, 2016
- September 13, 2016
- October 11, 2016
- November 15, 2016
- December 13, 2016

COMMITTEE

MEETINGS

Applications Committee

8:00 am Conference
Room A

Education Committee

9:00 am Committee Room

Complaints Committee

9:30 am Conference
Room C

Board Meeting

10:00 am Conference
Room C

VICE CHAIRMAN'S MESSAGE | TOP INITIATIVES FOR THE NEW YEAR

ROBB JOHNSON

As part of the Kentucky Board of Home Inspectors mission statement, the goal to educate consumers and to monitor the needs of the consuming public, is an ongoing mission. This year, the Board, in order to help facilitate the mission, is reviewing the following forums for participation:

The Kentucky State Fair (August 18—28, 2016): The Board is discussing setting up a booth at the fair to help communicate and educate the citizens of Kentucky on the various topics concerning home inspections in Kentucky. In order to help implement this initiative, the Board is looking for VOLUNTEERS TO MAN THE BOOTH. Shifts will be 3 hour shifts, 2 volunteers per shift. Volunteers should contact Megan Woodson, Megan.Woodson@ky.gov to sign up.

Statewide Public Service Announcements: The Board is currently discussing implementing statewide public service announcements on radio and television stations across the state to help educate the general population on topics related to home inspections.

Transition and Realign the Board of Home Inspectors: The Board is currently discussing transitioning the Board of Home Inspectors back to Department of Housing, Building and Construction.

APPLICATION COMMITTEE REPORT

NOTICE TO ALL LICENSED HOME INSPECTORS | AVOID PAYING A LATE FEE WHEN RE-NEWING YOUR LICENSE

In order to avoid paying a late fee you must submit the following:

- A completed [Licensed Renewal Application](#) downloaded from the state KBHI website
- Copies of completion certificates from board approved [continuing education course providers](#).
- Certificate of Insurance which documents general liability coverage of at least Two Hundred Fifty Thousand Dollars (\$250,000), and lists the certificate holder as the Kentucky Board of Home Inspectors, 911 Leawood Drive, Frankfort, KY 40601
 - Kentucky State Police Background check: Current Kentucky residents must submit a recent Kentucky State Police Background check. Out-of-state residents must submit a criminal background check from the state in which you live AND a recent Kentucky State Police Background check. All applicants must submit a background check from each state where you have resided in the past 5 years AND a recent Kentucky State Police Background check.
- Photo required – passport quality, color, 2-inch x 2-inch. Do not staple or adhere to the application.
- Copy of a complete home inspection report that has been performed within the last twelve (12) months.

NOTE: Failure to submit “all required materials filled out properly” post marked by the last date of your birth month will result in a late fee of \$250.00.

Do not wait to apply for the state background check. The background check should be applied for in advance to ensure that it will arrive back before the end of the month. It is your responsibility.

KBHI LICENSURE STATUS REPORT—2015

<u>Month</u>	<u>Total</u>	<u>Active</u>	<u>Inactive</u>	<u>Pending</u>
Jan -15	372	364	7	1
Feb-15	364	356	7	1
Mar-15	338	330	7	1
Apr-15	376	366	8	2
May-15	373	363	8	2
Jun-15	332	324	7	1
Jul-15	367	361	6	0
Aug-15	373	366	7	0
Sep-15	376	369	7	0
Oct-15	382	374	8	0
Nov-15	382	375	7	0
Dec-15	388	380	8	0

KENTUCKY BOARD OF HOME INSPECTORS

Representing Licensed Home Inspectors

Mark G. Oerther-Chairman
and Complaints Committee
markoertherinspector@gmail.com

Robert P. Johnson-Vice Chairman and
Applications Committee
robb@homemd.com

James A. Chandler-Applications
Committee
jimchandler@chandlerinspections.com

Mitch D. Buchanan-Complaints Committee
mitchdbuchanan@gmail.com

Welford “Bud” Wenk-Applications
Committee
bwenk@twc.com

Representing Kentucky Manufactured Housing Institute

Ken Fister-Education Committee
Fisterbros@aol.com

Representing Kentucky Home Builders Association

Edward C. “Neal” Tong-Education
Committee
Ntong987@bellsouth.net

Representing Kentucky Association of Realtors

OPEN POSITION

Representing Citizens at Large

Mariah Gratz-
gratzmw@gmail.com

O & P Staff

OPEN POSITION

Megan Woodson, Board Administrator
Megan.Woodson@ky.gov

Brian Judy, Asst. Attorney General
Brian.Judy@ky.gov

EDUCATION COMMITTEE REPORT

For A List of Approved Pre-Licensing Providers, [Click Here](#)

For A List of Approved Continuing Education Providers, [Click Here](#)

For A List of Continuing Education Courses, [Click Here](#)

COMPLAINTS COMMITTEE REPORT



CONTACT US

Kentucky Board of
Home Inspectors
[HTTP://BHI.KY.GOV/](http://bhi.ky.gov/)

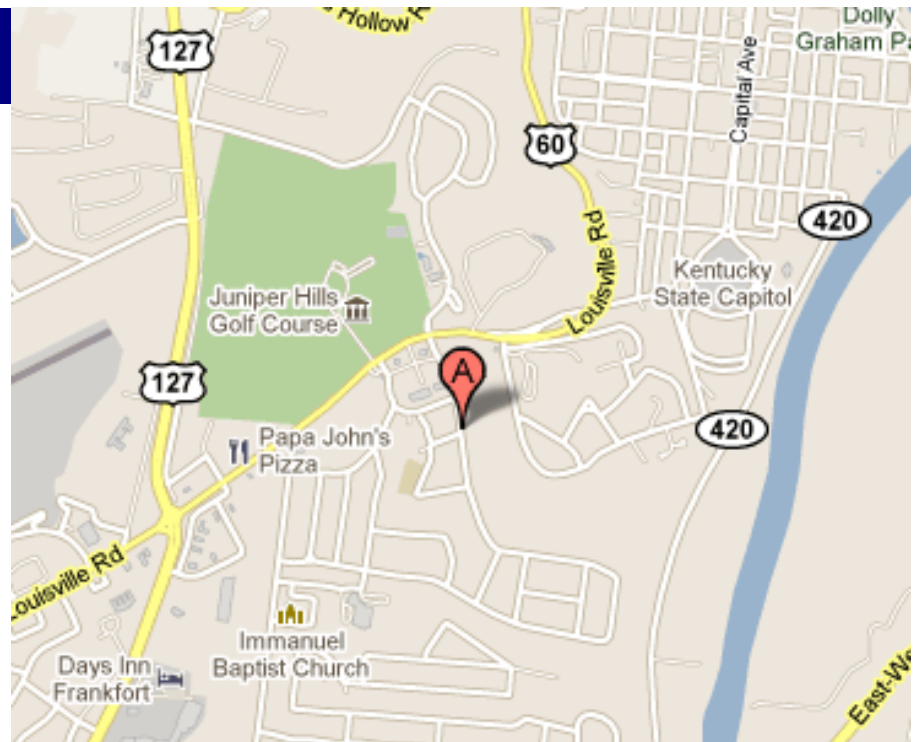
Mailing Address:

P.O. Box 1360
Frankfort, KY 40602

Overnight Packages to:

911 Leawood Drive
Frankfort, KY 40601

Megan.Woodson@ky.gov
502-782-8816 (Telephone)



You are encouraged to attend and participate in meetings of the board which are typically held the second Tuesday of each month at 10:00 a.m. All meetings will be held at the Office of Occupations and Professions, 911 Leawood Drive, Frankfort, KY 40601.
Board meetings begin at 10 a.m.

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Because the home inspection industry exists in an environment that buyers may look to you to solve or resolve various problems / issues, you may be confronted with ethical dilemmas. No matter the situation you must stay within your standards and ethics. A lack of professionalism and ethics will find it's way through the industry, possibly to the board as a complaint or worse yet at the top of a newspaper article.

What happens in our industry affects everyone. We have a professional responsibility to serve as advocates for our industry. I would like to challenge each and every one of you to raise the level of professionalism.

Let's go above the bar, let's raise the roof.