



**Andy Beshear**  
GOVERNOR

**Jacqueline Coleman**  
LIEUTENANT GOVERNOR

## PUBLIC PROTECTION CABINET

**Kentucky Real Estate Authority**  
**Board of Home Inspectors**  
500 Mero Street, 2NE09  
Frankfort, KY 40601  
Phone: (502) 564-7760

**Ray A. Perry**  
SECRETARY

**June 20, 2023**  
**10:00 A.M.**

### **BOARD MEETING MINUTES**

#### **MEMBERS PRESENT**

Mark Hiten, Chair  
James Chandler  
Paul Ogden  
Ralph Halcomb  
Joshua Crepps

#### **KENTUCKY REAL ESTATE AUTHORITY**

Leah Redden, Board Administrator  
Hannah Carlin, Deputy Executive Director  
René Rogers, Staff Attorney III  
August Pozgay, General Counsel

#### **CALL TO ORDER AND GUEST WELCOME**

Board Chair Hiten called a meeting of the Kentucky Board of Home Inspectors (the “board”) to order at 10:06 a.m. All members were present. Introductions were made, and guests in attendance were welcomed.

#### **Approval of Minutes**

Member Ogden made a motion to amend the May 23, 2023 meeting minutes presented for approval, to also reflect that he had requested a member of the Public Protection Cabinet to attend the meeting. Member Chandler moved to approve the minutes as amended. Member Hiten seconded. Having all in favor, the motion carried.

#### **KREA Executive Director Comments**

Kentucky Real Estate Authority Deputy Executive Director Hannah Carlin explained that the Public Protection Cabinet chief of staff was unavailable to attend the meeting because of prior engagements. Deputy Director Carlin also introduced KREA staff member Seth Branson who assumed a new position in KREA.

### **Licensure Report**

Leah Redden reported that the board currently has 544 active licensees and 14 inactive licensees.

### **Financial Report**

Jason Feddersen budget analyst explained the financial report to the board and answered the board's questions.

### **Legal Update**

August Pozgay informed the board he had an update to provide regarding pending litigation, and legal advice to provide on several items of new business. The board elected to receive the update and advice during closed session later in the meeting.

### **Application Committee Report**

Member Chandler presented the recommendation of the Application Committee to approve the initial applications of D.C., M.S., L.C., J.P., E.T., A.M., J.B., S.M., B.G., M.B.; and renewal applications of P.M., B.M., A.C., C.H., J.G., and C.D.; and for A.C., to refund the late fee; and for C.D., to issue a letter of apology for clerical error. Member Crepps moved to take the actions recommended by the committee. Member Hiten seconded the motion. Having all in favor, the motion carried.

### **Education Committee Report**

Member Halcomb presented the recommendation of the Education Review Committee and moved the Board maintain "All About Home Inspecting Update and Request" as an item for further committee review, and that all McKissock classes presented for approval should be approved except the course applications for "Mold and Home Inspections: An Overview", "Mold Overview for Home Inspections" be deferred for further review by the committee. Member Ogden seconded the motion. Having all in favor, the motion carried.

### **Complaint Committee Report**

Member Chandler presented the recommendation of the Complaint Committee, in accordance with 831 KAR 2:030 Section 7(2)(d), that a response to the complaint is needed from the licensee regarding Complaint 23-KBHI-00, and so moved to the board. Member Ogden seconded the motion. Having all in favor, motion carried.

### **Closed Session**

Member Ogden moved to enter closed session based on KRS 61.810(1)(c), (1)(j), (1)(k), and KRE 503, to discuss proposed or pending litigation, to deliberate on individual matters, and to receive legal advice regarding new business items: In re: Request of S.H. and In Re: Request of K.K.. Member Hiten seconded the motion. Having all in favor, the motion carried.

### **Reconvene in Open Session**

Member Hiten made a motion to reconvene in open session. Member Chandler seconded the motion. Having all in favor, the motion carried.

Regarding In Re: Request of K.K., Member Crepps recused from deliberations, left the closed session meeting while the matter was deliberated, and took no part in the vote during open session.

### **New Business**

Pursuant to 831 KAR 2:020 Section 5(2)(e), Member Ogden made a motion the board find good cause and to approve S.H. and K.K. for license reinstatement on condition that all required forms and fees are submitted to the board. Member Chandler seconded the motion. Having all in favor, the motion carried.

### **Public Comments**

Kari Cheek, President of KREIA read a statement regarding virtual classes.

### **Further Business**

The board discussed revisiting the topic of licensee identification physical cards.

### **Motion to Approve Timesheets**

Member Chandler made a motion to approve travel expenditures and per diem. Member Crepps seconded the motion. Having all in favor, the motion carried.

### **Meeting Adjournment**

With no further business to discuss, Member Hiten made a motion to adjourn at 10:53 a.m.. Member Crepps seconded the motion. Having all in favor, the meeting adjourned.

Pursuant to KRS 324B.060, I, Kristen R. Lawson, Acting,  
Executive Director of the Kentucky Real Estate Authority  
(KREA), have reviewed and Approved the expenditures for the meeting  
of the Kentucky Board of Home Inspectors (the Board) held on  
June 20, 2023. This Approval is based upon my review of the expenditures as  
described in the minutes and in greater detail as on file with the KREA. I did not  
review, nor did I participate in discussions, deliberations, or decisions regarding  
the actions taken by the Board at this meeting related to individual disciplinary  
matters, investigations, or applicant reviews. The Board approved the minutes of  
its June 20, 2023 meeting at its meeting held on  
July 25, 2023.

*Kristen R. Lawson* 08/23/2023

KREA Executive Director/Date