



Andy Beshear
GOVERNOR

Jacqueline Coleman
LIEUTENANT GOVERNOR

PUBLIC PROTECTION CABINET

**Kentucky Real Estate Authority
Board of Home Inspectors**

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Frankfort, KY 40601
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Ray A. Perry
SECRETARY

August 22, 2023

10:00 A.M.

BOARD MEETING MINUTES

MEMBERS PRESENT

Mark Hiten, Chair
James Chandler
Paul Ogden
Joshua Crepps

KENTUCKY REAL ESTATE AUTHORITY

Leah Redden, Board Administrator
Hannah Carlin, Deputy Executive Director
August Pozgay, General Counsel
René Rogers, Staff Attorney III
Seth Branson, Procedures Development Specialist

CALL TO ORDER AND GUEST WELCOME

Board Chair Hiten called a meeting of the Kentucky Board of Home Inspectors (the "Board") to order at 10:04 a.m. Introductions were made, and guests in attendance were welcomed.

Approval of Minutes

Member Chandler made a motion to approve meeting minutes from July 25, 2023 meeting. Member Crepps seconded. Having all in favor, the motion carried.

KREA Executive Director Comments

Kentucky Real Estate Authority Deputy Executive Director Hannah Carlin informed the Board about staffing levels for KREA.

Licensure Report

Leah Redden reported that the board currently has 560 active licensees and 17 inactive licensees.

Financial Report

Deputy Director Carlin presented the board with the monthly financial report.

Legal Update

August Pozgay offered to provide in closed session status updates on pending legal matters if requested.

Application Committee Report

Member Chandler made a motion to approve the initial applications of J.H., M.T., B.B. and P.O., and renewal applications of D.J. and W.A. . Member Ogden seconded the motion. The motion carried.

Member Chandler moved to deny R.D. and J.F. Member Ogden seconded the motion. Discussion was held. The motion was withdrawn by Members Chandler and Ogden.

Member Ogden moved to enter closed session to discuss and deliberate regarding initial applications and renewal applications as presented, pursuant to KRS 61.810(1)(j). Member Crepps seconded the motion and the motion carried.

Member Ogden moved to reconvene in open session. Member Chandler seconded the motion. The motion carried.

Member Chander moved to deny applicant J.F. pursuant to 831 KAR 2:020 Section 2(2). Member Ogden seconded the motion. The motion carried.

Member Chandler moved to defer renewal application of R.D. pursuant to 831 KAR 2:040 Section 11 for a lack of proof of required continuing education with a letter to be sent to let him know that he will need to take additional continuing education, pay a late fee, and to cease and desist from performing home inspections until his renewal is approved. Member Crepps seconded the motion. The motion carried.

Education Committee Report

The Education Committee met and was adjourned for failure to establish a quorum. Member Crepps then moved that all education courses and providers presented should be approved. Member Chandler seconded the motion. Having all in favor, the motion carried. The following were approved as presented:

1. McKissock Courses

2. American Home Inspector Training Course Provider
3. American Home Inspector Training Pre-licensing
4. Kentucky Real Estate Inspectors Association Courses
5. InterNACHI Courses

Complaint Committee Report

Member Chandler presented the recommendation of the Complaint Committee, and moved, in accordance with 831 KAR 2:030 Section 7(2)(d), to send a request for a response in complaint 23-KBHI-004. Member Ogden seconded the motion and the motion carried.

Public Comments

Travis Dooley introduced himself and indicated he renewed in 2020 and was supposed to renew in 2022 and sought in sum to appeal the board's decision rendered at the July 2023 board meeting. Board counsel stated that to appeal the decision of the board, the matter will need to go to a hearing officer in accordance with the correspondence he received; as the member of the public had indicated in writing his intent to appeal, the board meeting was not the appropriate venue for hearing the case, which would be heard in accordance with KRS Chapter 13B and the member of the public would be receiving a notice of administrative hearing.

Motion to Approve Timesheets

Member Hiten made a motion to approve travel expenditures and per diem for the meeting. 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 11:14 a.m. Member Crepps seconded the motion. Having all in favor, the meeting adjourned.

Pursuant to KRS 324B.060, I, Kristen 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 August 22, 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 August 22, 2023 meeting, at its meeting held on September 26, 2023.

Kristen R. Lawson 05/30/2024

Executive Director Date