



Andy Beshear
Governor

Ray A. Perry
Secretary

Public Protection Cabinet
Kentucky Board of Home Inspectors
Mayo-Underwood Building
500 Mero Street, 2NE09
Frankfort, KY 40601
<https://bhi.ky.gov>

Robert Astorino, Executive Director
Kentucky Real Estate Authority

Molly B. Cassady, General Counsel
Kentucky Real Estate Authority

January 25, 2022
10:00 A.M.

BOARD MEETING MINUTES

A Meeting of the Board of Home Inspectors was held via video teleconferencing on Tuesday, January 25, 2022, under the special meetings provisions as set forth in KRS 61.823 in response to the Covid-19 pandemic.

MEMBERS PRESENT

Mitch Buchanan, Chair
Paul Ogden, Vice Chair
James Chandler
Mark Hiten
Ralph Halcomb

KENTUCKY REAL ESTATE AUTHORITY

Tatum A. Herrington, Board Administrator
Molly B. Cassady, General Counsel
Robert Astorino, Executive Director
Brian Travis, Investigator

GUESTS

Kalynn Rice
Chris Curtis
Lori Keeney
Kari Cheek

CALL TO ORDER AND GUEST WELCOME

Board Chair Chandler called a meeting of the Kentucky Board of Home Inspectors to order at 10:07 a.m. All members were present, and a quorum was established. Introductions were made, and guests in attendance were welcomed.

Approval of November Minutes

Member Ogden made a motion to approve the December meeting minutes and January special meeting minutes. The motion was seconded by member Buchanan. With all in favor, the motion carried.

KREA Executive Director Comments

KREA Executive Director Robert Astorino addressed the Board and stated he is happy to see the Board discuss the option for virtual pre-licensing courses. Mr. Astorino also discussed common CE courses, which are courses that could be approved as continuing education credit amongst all the Boards in the Kentucky Real Estate Authority. Member Ogden mentioned House Bill 77, which is a bill that would regulate radon in Kentucky. General Counsel Molly Cassady stated she would look into this Bill before any further discussion of this.

Licensure Report

Board Administrator Tatum Herrington gave the licensure report. As of January 25, 2022, there are 737 active licensees, twenty-five (25) inactive licensees, and seven (7) inactive non-renewal licensees, with a total of 769 licensees.

Application Committee Report

Board Chair Buchanan, of the application committee, reported the following:

The application committee reviewed eighteen (18) applications. Of those applications sixteen (16) were approved and two (2) were deferred.

Board Chair Buchanan made a motion to accept the recommendations of the committee. Member Hiten seconded the motion. All in favor, the motion passed

Education Committee Report

Member Hiten made a motion to approve all McKissock CE courses and defer the InterNACHI CE course applications. Board Chair Chandler seconded the motion. All in favor, the motion passed.

Board Chair Chandler gave an overview of the January 11, 2022, special meeting. The special meeting was called to discuss the possibility of online pre-licensing courses. All Board members agreed they would like to meet again in February to further discuss this topic.

Complaint Committee Report

Board Chair Chandler of the complaint committee made the following recommendations.

- 21-KBHI-012: Let the case proceed to a hearing
- 21-KBHI-014: Send a warning letter to the respondent
- 22-KBHI-001: Dismiss
- 22-KBHI-002: Request response from respondent

Member Halcomb made a motion to accept the recommendations of the committee. Member Ogden seconded. All in favor, the motion passed.

Legal Report

KBHI General Counsel Molly Cassady gave the following report:

State of Emergency

Ms. Cassady stated the State of Emergency had been extended to April 15th, 2022.

Complaint Docket

Ms. Cassady stated there will be a hearing for case 21-KBHI-001 in March.

Complaint Review Process

Ms. Cassady asked the Board if she could first review the complaints and request a response if needed, then allow the Board members to review the complaint. Ms. Cassady stated this process would save time. Member Buchanan made a motion to allow Ms. Cassady to review any complaints the Board receives. Member Ogden seconded the motion. All in favor, the motion passed.

Motion to Approve Timesheets

Member Ogden made a motion to approve timesheets. Member Buchanan seconded the motion. All in favor, the motion passed.

Public Comments

There were no public comments

Meeting Adjournment

With no further business to discuss, Board Chair Chandler made a motion to adjourn. Member Ogden seconded this, and with all in favor the meeting adjourned at 11:07 a.m.

I, Robert Astorino, Executive Director of the Kentucky Real Estate Authority, have reviewed and pursuant to KRS 324B.060, have (Approved or Disapproved) the expenditures of the Kentucky Board of Home Inspectors (Insert name of Board) as described in these attached minutes.

Meeting Date January 25, 2022 .

I have not reviewed, nor did I participate in discussions, deliberations, or decisions regarding, the actions of the Board as it relates to individual disciplinary matters, investigations, or applicant reviews.

Robert Astorino, KREA Executive Director

Date January 25, 2022