

**KENTUCKY BOARD OF HOME INSPECTORS
MEETING MINUTES
January 14, 2014**

A meeting of the Kentucky Board of Home Inspectors was held at the Office of Occupations and Professions in Frankfort, KY on January 14, 2014.

MEMBERS PRESENT

Mitch D. Buchanan, Chairman
(dismissed at 11:45am)
James A. Chandler, Vice Chairman
Mark G. Oerther
J.R. Bone
Kevin Farris
Robert P. Johnson
Ken Fister
Mark Schmidt

OCCUPATIONS AND PROFESSIONS STAFF

Diana Jarboe, Board Administrator

OFFICE OF THE ATTORNEY GENERAL

Brian Judy, Office of the Attorney General

MEMBERS ABSENT

None

GUESTS

Don Gaines
Steve Keeney

CALL TO ORDER

Mitch Buchanan, Board Chairman, called the meeting to order at 10:28 a.m.

MINUTES

A motion was made by Mr. Bone to approve the meeting minutes from December 10, 2013. Mr. Chandler seconded that motion and it carried.

MONTHLY FINANCIAL REPORT

The financial statement for the month ending December 31, 2013 was reviewed by the Board.

LICENSURE STATUS REPORT

The licensure report was reviewed. There are currently 352 licensed Home Inspectors.

OCCUPATIONS AND PROFESSIONS REPORT

Mrs. Jarboe reviewed the memorandum from Gordon Slone, the Executive Director of the Office of Occupations and Professions, including an update on the database/online renewal project which is now expected to be completed in early June 2014, new accessibility to KHRIS(Kentucky Human Resources Information System) for all Board members, details of the budget process being prepared by the Office of the State Budget Director, the vacant Board Administrator position and the upcoming vacant Resource Management Analyst II position, and the availability of Gordon Slone, the Executive Director at O&P, for Board members to discuss issues or concerns in detail any time.

OLD BUSINESS

Mr. Johnson presented a sample KBHI brochure for the Board to review. The Board members discussed and edited the contents of the brochure. Mr. Johnson will make the changes as discussed and email an updated version of the brochure to the Board members for review.

Discussion of the proposed regulation changes included omitting 198B.712(2) and adding “or until a successor is appointed” to 198B.704(7). Mr. Judy will create a final draft for review at the next Board meeting. The Board will be ready to file these new regulations with the next legislative session

NEW BUSINESS

In response to the Board’s decision in November 2013, the Board has received a formal notice of appeal from AHIT. However, the appeal notice was received prior to the letter of appeal notice being issued to AHIT by the Board. Mr. Fister motioned to accept the premature request for an appeal by AHIT. Mr. Bone seconded the motion and the motion carried with one Board member absent from the room for the voting.

The Board had a brief discussion about the background checks required for initial and renewal licensure applications. The Board will further discuss this at the next Board meeting.

There was also discussion regarding the instructor information required by the Board for online continuing education courses and live instruction continuing education courses.

EDUCATION COMMITTEE REPORT

The Education Committee recommended the pre-licensing provider application for Amerispec be denied for not complying with 815 KAR 6:010, section 2(8) and 815 KAR 6:040, section 2(1). Mr. Bone seconded the recommendation and the application was denied.

The Board received five continuing education course applications from InterNACHI. The Board is requesting additional information from InterNACHI regarding these applications.

APPLICATIONS COMMITTEE – Mr. Oerther motioned to accept the recommendations of the applications committee, Mr. Schmidt seconded the motion, and the motion carried:

- Renewal applications to be approved – Ryan Bachman, Allan Davis, Anthony Fugazzi, Gary Keller, Francis Giles Lanham, Larry McCaslin, Joseph Mattingly, Michael Ramsey, Bruce Sauer, and Steve Steele.
- Initial licensure applications to be approved – Eric Binder, Matthew Bogan, Randy Hamby, and William Troutman.
- Deferment of the renewal licensure application for William Rutledge, pending receipt of a full home inspection report.
- Approval of the initial licensure application for William Beasey, pending receipt of application fee payment.

COMPLAINTS COMMITTEE

Mr. Bone motioned for the complaints committee to begin a closed session for review of complaint files at 9:15am. Mr. Farris seconded the motion and the motion carried. The committee had

discussion and prepared their recommendations to the Board. Mr. Farris made a motion to end the closed session and the Complaint Committee meeting at 10:15am. Mr. Schmidt seconded the motion and the motion carried.

The complaint Committee reported/recommended the following:

- Romancik – ongoing
- 2013-05 – in litigation, ongoing
- 2013-07 –disciplinary action letter mailed to licensee, ongoing
- 2013-15 – ongoing

Mr. Fister reported that he was unable to locate a place of business or residence for the non-licensed Home Inspector, Douglas S. Adams, who is advertising home inspection services on Craig’s List. Mr. Fister also reported that his most recent attempts to reference the advertisement on Craig’s List returned no such advertisements. Since the advertisements are no longer being posted on Craig’s List, the Board will no longer need to notify Mr. Adams to cease and desist advertising as a Home Inspector in Kentucky.

TRAVEL AND PER DIEM

Mr. Bone made a motion to approve the travel and per diem for members attending today’s meeting. The motion, seconded by Mr. Fister, carried.

NEXT MEETING

The next meeting is scheduled for Tuesday, February 11, 2014 at 10:00am at the Office of Occupations and Professions in Frankfort, KY.

ADJOURNMENT

Mr. Oerther made a motion to adjourn at 1:00p.m. The motion, seconded by Mr. Bone, carried.