

STATE OF CONNECTICUT
HOME INSPECTION LICENSING BOARD
TEL. NO. (860) 713-6135

-MINUTES-

NOVEMBER 29, 2017

The Connecticut Home Inspection Licensing Board held a meeting on Wednesday, November 29, 2017 in Hearing Room J., 450 Columbus Boulevard, North Building, Hartford, Connecticut 06103.

Board Members Present: Richard J. Kobylenski (*Home Inspector*)
 Bruce D. Schaefer (*Home Inspector*)
 William Stanley, Jr. (*Home Inspector*)

Board Members Not Present: Lawrence R. Willette (*Home Inspector*)

Board Member Vacancies: Three (*Public Members*)
 One (*Home Inspector*)

DCP Staff Present: Robert M. Kuzmich, License/Applications Specialist, DCP
 John Neumon, Director, DCP

Others Present: None

Note: The administrative functions of the Boards, Commissions, and Councils are carried out by the Department of Consumer Protection, Occupational and Professional Licensing Division. For information, contact Richard M. Hurlburt, Director, at (860) 713-6135 or Fax (860)-706-1202.

Agency Website: www.ct.gov/dcp **Division E-Mail:** dcp.occupationalprofessional@ct.gov

1. CALL TO ORDER: by Chairman.

Mr. Stanley called the meeting to order at 9:33 AM.

2. REVIEW OF MINUTES OF THE SEPTEMBER 27, 2017 MEETING THE BOARD.

The Board voted to approve the minutes as submitted. (Kobylenski/Schaefer)

3. COMMENTS OR CONCERNS OF ANY PERSON PRESENT TODAY.

There were no comments or concerns noted from anyone present at this meeting.

4. OLD BUSINESS

No items were discussed.

5. NEW BUSINESS

A. Connecticut Occupational Trades Examination Statistics Summary and Survey Report By Test.

The Board reviewed this report and discussed the statistical data in detail. More general questions on the testing process were also discussed. The Board noted that in general, the feedback from the candidates was very favorable of both the test and the testing process.

B. Revised Home Inspection Disclosure Form.

Mr. Stanley asked if the document presented to the Board today is all the Home Inspector has to hand out to the consumer or does the home inspector have to also give the consumer the complete regulations. The Board also asked if this revised document has been reviewed by the Department's Legal Division. Mr. Kuzmich will check with the Department and get back to the Board.

C. Continuation of discussion regarding the crumbling foundation issue and information obtained through the Department of Consumer Protection's Education Unit.

Mr. Stanley advised the Board that he contacted Ms. Lora Rae Anderson with the Department of Consumer Protection regarding this issue. She told Mr. Stanley that the Department cannot support any actions the Board may take on their own in terms of trying to arrange any informational meetings with the University of Connecticut professors who are involved in the foundation issue.

The Board discussed the technical aspects of the testing involved in determining the extent of failing concrete in foundations which are in question. They also discussed drafting standard language to be included in the home inspector's report to alert consumers of this potential foundation problem. The Board questioned whether or not the Department would be willing to review this draft. After extensive discussion, it was decided to pursue developing this document through private Connecticut Home Inspection associations.

6. DCP INVESTIGATION DIVISION COMPLAINT STATUS REPORT:

Mr. Neumon introduced himself to the Board and discussed the details of the complaints listed on the report. He also noted to the Board a recent change in the law. The change involves any individual who holds a credential(s) issued by the Department and owes money to the Department; the Department can now take action against these individuals and against any/all of the credentials they hold.

Mr. Neumon also stated to the Board that any individual with a civil judgement against them or conduct relating to their license not satisfied within 180 days; the Department can also take action against their credential.

Mr. Kobylenski advised Mr. Neumon of a situation he was made aware of (in the Waterbury area) through an acquaintance which involves potential unlicensed work. Mr. Neumon advised him that this person can file a complaint with the Department

7. OTHER BUSINESS

A. Any correspondence and/or business received in the interim.

No items were discussed.

8. COMMENTS OR CONCERNS OF ANY PERSON PRESENT TODAY.

There were no further comments or concerns noted from anyone present at this meeting.

The meeting adjourned at 10:15 AM. (Kobylenski/Schaefer)

Note: the next regular meeting of the Home Inspection Licensing Board is scheduled for Wednesday, February 28, 2018 beginning at 9:30 AM; 450 Columbus Boulevard, North Building, Hearing Room J, Hartford, CT 06103.

Respectfully submitted,

Robert M. Kuzmich, R.A.
License and Applications Specialist

Upcoming Home Inspection Licensing Board Meeting Dates:

1. February 28, 2018
2. May 23, 2018
3. August 22, 2018
4. November 28, 2018