



# OHIO JOURNAL OF PROFESSIONAL HOME INSPECTION

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## NAT. COUNCIL REPRESENTATIVES

Ken Harrington

## THE PRESIDENT'S CORNER

How fast the time flies - it seems like yesterday that I was elected to the Ohio ASHI Board of Directors and yet, that was five years ago! I want to thank all those who have helped lead the Chapter before me, especially the prior two presidents Tim Buell and Ken Harrington who I have had the pleasure to serve under and build a lasting friendship with. I plan to continue the direction that these two leaders have set forth and work hard to represent you, the members of our successful Chapter.



**March Expo:** With excitement I look forward to the March Expo to be held in Columbus from Friday, March 7 thru Sunday, March 9. I hope you are marking your calendars to attend this great event. On Friday we will be conducting our peer reviews and inspection training with Associates, followed by an exciting schedule of events and seminars on Saturday and Sunday.

**Book of Phrases Now Available for Sale.** It is also my pleasure to announce that the two year project to create the Book of Phrases has been completed and is available for purchase on our [ohioashi.com](http://ohioashi.com) website. This 200+ page laminated book is a must for new and seasoned inspectors helping to improve their library of phraseology with concise verbiage used by seasoned home inspectors. It is also a great study guide as you periodically review it's pages.

We are continuing our regional seminars available across the state. To review the dates and times of these seminars, please see page 3 and view the "Events" page on our website at [OhioAshi.com](http://OhioAshi.com).

You have my commitment as your new president and the entire board to always search for ways to pack value into your membership. Your ideas and thoughts are always welcome and I invite you to email them to me at [georgebasista@yahoo.com](mailto:georgebasista@yahoo.com)

See you at the March Expo!

George L. Basista  
President, Ohio Chapter of ASHI

## LETTER FROM OUR PAST PRESIDENT

Another successful year is behind us and we find our chapter as strong and vibrant as ever! The December education event was a great success where a lot of information was shared from electrical, reporting, attic ventilation and other topics. We had the pleasure of having Frank Lesh, Executive Director of ASHI National, attend the event and make a presentation.



Eighteen spouses had a great time at the chocolate cooking class at Sur La Table, and good lunch at Bon Vie Bistro afterwards. While anyone might have been skeptical at first about a juggler for entertainment, wow, was he great or what! Anybody that can get George Basista and David Argabright to perform ballet dance steps in front of a crowded room has to be something special! A great time was had by all and we thank everyone from Ohio ASHI that attended and our friends and colleagues at Ohio NAHI for helping make this event such a success. Keep your eyes peeled on the website and refer to



our previously mailed brochure for info regarding the annual March Expo. Keep your dates open beginning Friday March 7th, 8th and 9th as it is shaping up to be an even bigger and better Expo than ever before!!

The December 7th Board of Directors meeting began with counting ballots for two vacancies on the Ohio Chapter Board of Directors, and when the smoke cleared we were pleased to announce John Cordell and Dave Haught as the new board members. They will each serve a three year term commencing January 2014, and will be eligible for reelection to the board by the end of 2016. Both John and Dave exemplify the dedication and leadership required to provide proper direction for the chapter for the next three years. Thank you to all members who attended the board meeting and for those that cast their votes, and please join the board in welcoming John and Dave to the Ohio Leadership group. Also accepting greater leadership roles for the Chapter are the new Ohio Chapter President, George Basista and Vice President, David Argabright. George has served as Vice President for the last 2 years and has been a member of our Board of Directors for 5 years. As part of our Senior Leadership group along with his VP duties George was directly responsible for all special projects, like the Book of Phrases, Regional ASHI meetings and the chapter's Ohio Board of Realtors advertising to name a few. David Argabright has served on our Board of Directors for 5 years and currently is in charge of publication of our Ohio Chapter Newsletter. Along with adding insight and direction for our Ohio Chapter Senior Leadership team, David will continue to oversee the Newsletter and will be actively involved with all the other committees and activities he and George have scheduled for the next few years. David Christopher will continue for another year as the Associate Member Board Liaison working with Dave Haught. We all know the positive impact he and Dave have made on our Associate Mentoring and Development program for Ohio ASHI. Tim Buell continues as our Treasurer, Larry Milbry as Secretary, Mark Garland as Membership Chair and B.K. Thompson as our Education Chair.

Some of you may have heard me use this analogy before, but here goes. When the coaches are down on the field in the middle of battle watching how things are progressing and making changes both on the sidelines and at the line of scrimmage, it is priceless to have a set of eyes up in the press box of one who is not only familiar with the current playbook but ALL the plays from years of prior leadership teams. The Ohio Chapter of ASHI is privileged to have that overseer in Howard Snyder, our Executive Director. Howard's experience and undaunted direction have been paramount in helping our Leadership group bond together in teamwork and shared goals, and never before has this group functioned more in unison than these last several years. I salute Howard and our entire leadership team for their support, friendship and hard work these past few years of my leadership, and I leave you all with one thought — **WE ARE THE STRONGEST LINK!**

Best regards,  
Ken Harrington, Past President

# OHIO ASHI 2014 SEMINAR SCHEDULE



<b>March 7,8,9</b>	<b>March Expo</b>	Columbus, Ohio
<b>April 22</b>	<b>Free 2 Hour Regional Seminar</b>	Twinsburg Library, Twinsburg, OH 6 p.m. Registration. Space is limited. Contact: Dave Christopher, NE Regional Representative At: Dave@integrityhomeevaluation.com
<b>April 30</b>	<b>Free 2 Hour Regional Seminar</b>	Cincinnati Community College, Cincinnati, OH Space is limited. Contact: John Cordell, SW Regional Representative At: inspectionplus.John@gmail.com
<b>June</b>	<b>Free 6 Hour Peer Review (Home Inspection)</b>	Located in the Northeast Region Date and location to be announced on website. Contact: George Basista, Regional Representative At: georgebasista@yahoo.com
<b>September</b>	<b>2 Day Seminar</b>	Akron area Date and time to be determined. Watch website and look for flyer
<b>October 11</b>	<b>Free 6 Hour Peer Review (Home Inspection)</b>	Columbus, OH Location to be determined. Contact: Tim Buell, Regional Representative At: Tim.Buell@gmail.com
<b>October</b>	<b>Free 2 Hour Regional Seminar</b>	Cincinnati Community College, Cincinnati, OH Date and time to be determined. Contact: John Cordell, SW Regional Representative At: inspectionplus.John@gmail.com
<b>December</b>	<b>4 Hour Seminar</b> Followed by Dinner. Spouse event planned	Date and time to be determined. Watch website and look for flyer

## MEMBERSHIP CORNER

By Mark Garland

**Congratulations Ohio Chapter of ASHI for achieving recognition for top chapter of growth at IW 2014.** We have grown to 127 members, second only to The Great Lakes Chapter.

Thanks to all our members for keeping connected through membership renewal and helping us reach this achievement. Ohio Chapter of ASHI feels the benefits far outweigh the small investment of keeping your membership up to date. If you haven't been to the web-site recently ([ohioashi.com](http://ohioashi.com)), take a minute to check out our Referral Network connecting inspectors throughout the state.

Having the second largest membership also gives us great exposure at the National Level. Tim Buell serves on ASHI National Board of Directors and is Membership Board Liaison. Congratulations to Tim Buell for receiving The President's Award at IW 2014. Other chapter members also serve at the national level. David Haught is currently chairman of ASHI's Public Relations Committee, after having chaired ASHI's Chapter Relations Committee. Past chapter president Ken Harrington is now chairman of ASHI's Chapter Relations Committee. Ken was "front and center" as Master of Ceremonies/Moderator for the October 2013 national Leadership Training Conference (LTC). Further, Howard Snyder, our Executive Director, was a guest speaker at LTC and IW 2014. When the focus of LTC was attracting and retaining new members, who better to give advice than the top chapter of growth Ohio ASHI.

Here are the order of the chapters: Great Lakes — 196; Ohio ASHI — 127; and Arizona — 94

We look forward to another successful year to all our members and hope to see you at the **MARCH EX-PO**.



## OHIO CHAPTER MEMBERS

By Howard Snyder



Members of the Ohio Chapter of ASHI need to **personally check** their profile information on the national ASHI website directory for completeness and accuracy and designate Ohio as their chapter if you have not previously made a chapter designation.

Several of our more recent members have not provided a company name or web address on the national ASHI and/or Ohio Chapter websites. To improve business exposure, we strongly suggest you provide that information if applicable.

# 2014 INSPECTION WORLD NASHVILLE

Tim Buell  
(on left)  
receiving  
the  
President's  
Award  
from  
National



Opening  
Day  
Of  
2014  
Inspection  
World  
In  
Nashville



AMERICAN SOCIETY OF HOME INSPECTORS



## Important Notice from ASHI

# Threat to the Home Inspection and Thermal Imaging Industry

For years ASHI has quietly monitored the inspection industry landscape for threats to our profession. Through a grass roots network of members, committees, chapter leaders, the Council of Representatives and the Board of Directors, we effectively survey--and when needed--react to changing conditions. ASHI is also the only association of professional home inspectors with a lobbyist in Washington DC, allowing us to protect the entire profession from regulation that would be adverse to the profession and promote positive policy, thus enhancing the home inspection profession and adding value for our clients.

Now a threat to our profession has materialized. First recognized by some ASHI members in 2008, the threat has now reached a critical stage and requires all members' attention and consideration. This threat is from a company in Oxford, Mississippi, HomeSafe Home Services, incorporated in 2003. One of the HomeSafe cofounders, while working as a researcher at a university in Oxford, Mississippi, used industry-developed infrared techniques and technology to supplement his acoustic research to locate termite colonies inside the walls of buildings.

Over the course of several years, the researcher and his associates developed patents on procedures related to the use of infrared camera technology in a residential structure. While much of his work can be shown to be from widely documented procedures developed by others in the 1980s and 1990s, the patents applications were submitted to and approved by the US Patent Office. These patents are now the basis of claims being made against inspectors and thermographers who use infrared camera technology.

Around 2005 or 2006 HomeSafe began sending letters to home inspectors and energy auditors who use infrared cameras in evaluating homes, threatening legal action for patent infringement. HomeSafe claims, "It is impossible to perform a complete and accurate inspection or even a partial inspection with an infrared camera without utilizing HomeSafe's patented methods and infringing."

Additionally they allege, "If you are using an infrared camera to detect anomalies in a home related to indoor air quality, energy loss, moisture intrusion and electrical hazards among others, you are violating HomeSafe's patents."

ASHI established a task force in 2011 to assess these threats. The task force consulted a number of expert patent attorneys from around the country and also worked to assemble a coalition of industry stakeholders to determine the veracity of HomeSafe's claims. As the task force continued its work, the threat from HomeSafe appeared to diminish and over the past year ASHI has been monitoring the situation.

On August 7, 2013 HomeSafe filed its first lawsuit in the Northern District of Mississippi for patent infringement against a home inspector in Tupelo, Mississippi. ASHI learned of this action on August 19

and immediately began taking steps to reactivate the work of the task force and make contact with industry stakeholders. Our intention was to assist this inspector who is a member of another inspection association to ensure he had the information and resources he needed to protect his assets.

In the meantime, the owner of the defendant's home inspection association stepped in, before the court date for the defendant response on August 28, and offered to pay HomeSafe a cash settlement to drop the suit. While it might have been intended as a generous gesture, this offer and acceptance of cash provides HomeSafe a quick win and additional funds to file more legal action. This ill-advised payment to HomeSafe will further embolden them to pursue their legal strategy. In the end, while certainly a godsend for the inspector involved, this can mean more threats and more suits by HomeSafe against home inspectors.

Be aware that there are also some in the home inspection industry beginning to report they have a "magic bullet" or "shield" against HomeSafe's threats. They lead their members to believe that if a thermographer adopts their "procedure," they will be protected. Before you accept this, you should consult with a patent attorney. You are likely to discover that while the tactics suggested might be marginally helpful if you have to defend yourself in court, those tactics are in no way likely to deter or prohibit HomeSafe from engaging you in a civil action in US Federal Court.

ASHI is taking positive steps to assist its members who use thermal imaging as a part of their business. ASHI's actions will also benefit any residential thermographer, regardless of association or industry affiliation. An ASHI 2011 member survey indicates that today there are close to 2,000 ASHI members using thermal imaging in their business, and there are many thousands more across the thermal imaging community.

ASHI will engage all thermographers and the thermal imaging support industry to join our coalition and develop a unified strategy to protect the interest of our members. This will require industry-wide cooperation. In the days ahead, ASHI will issue a Call to Action to let each of you know how you can show your support for our efforts to protect not just our members but the industry as a whole.

Finally, please consider what happens if the industry ignores this issue. Predicting the future is never easy, but we can be sure of one thing: HomeSafe will not quietly give up their fight to control the residential infrared market. They have proven they are committed to achieve their objectives with ten years of effort. Do you want to face them alone or do you want to stand with thousands of inspectors and thermographers across the country and meet this challenge head on?

ASHI will provide additional updates as this situation unfolds.

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## **NOW OPEN ON FACEBOOK** **AMERICAN SOCIETY OF HOME INSPECTORS** **—OHIO CHAPTER**



A Facebook page for the Ohio Chapter of ASHI has been created for members to join. Simply type in: *American Society of Home Inspectors—Ohio Chapter* and check out our page. It is an excellent way to connect with chapter members and the Ohio inspection community as a whole. Click JOIN.

## Another New ASHI Benefit



### Sample contracts for YOU to use for your home inspection business.

Now available on the ASHI website are nine sample home inspection agreements for you to download and use. Just copy the contract that best suits your needs and plug in your pertinent information.



#### WHY DO I NEED A CONTRACT?

**A contract impresses upon the parties the solemnity of the occasion.** It requires the parties to seriously consider the effects of performance and nonperformance upon themselves. Signing the contract is the formality that has the effect of convincing the parties of the importance of their commitments.

**A contract is a record of the deal.** Over time, especially when there is a dispute, parties tend to remember what is favorable to their position. The contract stands as an objective record of their intentions.

**A contract serves as a dispute resolution mechanism.** When parties contemplate a deal, they are usually all smiles. But a good contract provides a dispute resolution mechanism for the times when communication breaks down.

**\*We've heard that some inspectors with older computers had difficulty opening the link sent out last week. Please try this one and see if you have better luck.**

Find your sample contract at:

[www.homeinspector.org/membersonly/docs/Sample\\_inspection\\_agreements.doc](http://www.homeinspector.org/membersonly/docs/Sample_inspection_agreements.doc)

FOR GENERAL REFERENCE. ALWAYS OBTAIN LOCAL LEGAL ADVICE BEFORE USE.

#### About the American Society of Home Inspectors

Founded in 1976 and with more than 5,000 members, ASHI is the oldest and most respected non-profit, professional organization of home inspectors in North America. ASHI Home Inspectors are the only home inspectors certified by a recognized-independent third party. Its Standards of Practice and Code of Ethics is the industry standard. For more information, visit [ASHI online](http://www.ashi.org).



# THE WEALTH OF LOVE

By Vikram Karve — Ancient Wisdom, An Inspirational Story

Long time ago in China there was a time when people used to have gardens outside their houses. Almost all the families had one. This story is about one such ordinary family having a modest house with a garden in front. The family was going through a tough phase as the husband was not doing well in his career, the family was financially quite badly off and this was causing discord in their home.

One evening the wife was strolling in her garden waiting for the husband to come home from work. From the corner of her eye she saw three old men standing in the far corner of her garden. She gradually started walking towards them. As she came closer she noticed that they were noble looking elderly men with long white beards.

She did not recognize them, but being a kind woman, she said "I don't think I know you, but you must be hungry. Please come in and have a cup of tea and something to eat."

"Is the man of the house home?" they asked.

"No", the wife said, "my husband is out."

"Then we cannot come in now", they replied.

In the meantime her husband returned home from work after another grueling day. He was obviously not in a good mood since, as usual; he had a bad day at work. The wife immediately told him that they had guests standing outside and suggested they invite them.

Initially the husband was reluctant but then he finally agreed after being persuaded by his wife's insistence, so he said, "Okay, go and tell them that I am home and invite them in."

The woman went out and invited the men in.

"We do not go into a house together," they replied.

"Why is that?" asked the puzzled wife.

One of the old men explained: "His name is Wealth," he said pointing to one of his friends, and then pointing to the other one he said, "He is Success, and I am Love. Only one of us will come into your home. It is for you to decide which one of us three you want to invite into your home."

Seeing the confusion on her face, they told the wife, "We suggest you go in and discuss with your husband which one of us you want in your home."

The wife went in and told her husband about what the three old men had said.

The husband was overjoyed. "How nice," he said, "Let us invite Success. He will make me successful in my career, I will no longer be a loser, a failure, and all our troubles will go away."

But his wife disagreed, and said, "My dear, why don't we invite Wealth? Let him come in and fill our home with plenty of wealth – it will make us rich and prosperous and you won't even have to work and we all can enjoy throughout our lives."

Their daughter was listening from the other corner of the house. The daughter wanted peace and harmony in the house so she said: "Let us invite Love. Our home will then be filled with love – that's what we need most now!"

At first they did not agree with their daughter's suggestion but the daughter was very stubborn and would not change her mind so the two parents finally gave in and agreed to invite Love.

"Okay, we will do as our daughter says," the husband said to his wife, "you go out and invite Love to be our guest."

The woman went out and told the three old men, "We wish to invite Love into our home." Love stepped forward and the wife started leading him towards her house. As she conducted Love into her home she noticed that the other two Success and Wealth also followed and entered the house.

Surprised, the lady asked Wealth and Success: "I only invited Love. Why are you two coming in?"

The old men replied together: "If you had invited Wealth or Success, the other two of us would have stayed out, but since you invited Love, wherever he goes, we go with him. When Love comes into your lives, into your home, into your family... Success and Wealth automatically follow."

Wherever there is Love, there can be also Wealth and Success, and I suppose even if those two, Wealth and Success are not there, it is Love that matters the most...

From the board of directors and chapter officers. We wish you love and success in all aspects of your life. I Corinthians 13:13: — *"for the greatest of these is love."*

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**REMINDER:** Changes in contact information (phone, fax, email or address) should be sent to: [OHASHI@neo.rr.com](mailto:OHASHI@neo.rr.com).



## PHOTO GALLERY FOR OHIO ASHI® WEBSITE

Our webmaster, Kevin Leonard, has created a photo gallery page to our website. Members can send in interesting JPG photos from the field with caption for display to: [Kevin@TheHomeInspection.com](mailto:Kevin@TheHomeInspection.com)



## CHAPTER STORE ACCEPTS PAY PAL

Your chapter store accepts Pay Pal for your convenience. Not only can you order and purchase shirts, jackets, hats, decals, and study materials — you can also pay for seminars. If you haven't taken a recent look at your chapter's offerings, be sure to do so soon. We are continually adding new items to help promote you and your business.

If you have any questions, contact George Basista.

## ARTICLES NEEDED

Thank you to those submitting articles. Remember, we are always looking for more. They can be on any subject, general inspections techniques, detailed inspection procedures, insights or photos of unusual thingamajigs or conditions.

As always full credit will be given to you for your contribution. Not only will your fellow inspectors see your article but everyone who picks it up will see you and your company's name. It's a good way to promote your business and help the chapter. Send your articles to:

[davidinspects@sbcglobal.net](mailto:davidinspects@sbcglobal.net)

## THE STRENGTH OF ASHI LIES IN THE KNOWLEDGE OF ITS MEMBERS

A complete list of Ohio Chapter members is available at: [www.ohioashi.com](http://www.ohioashi.com)

**If you need an answer to a specific issue, use this valuable resource to resolve your problem**

Use the information at [ohioashi.com](http://ohioashi.com) to contact a member or use contact information on front of this cover.

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**Educating  
And  
Assisting Home  
Inspectors**

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