

**Minutes of the Teleconference Meeting of the
Arkansas Home Inspector Registration Board
Little Rock
August 8, 2018**

Board Members participating:

Wayne Pace, Chairman	Tom Allen	WC McBride
Allen Trammell	Robert Neal	Bob Downum
Marliese Kerr		

Board Administrator: Charlotte London

Others Present:	Assistant Attorney General:	Julie Chavis
	AAREI Lobbyist:	Bob Balhorn
	Home Inspector:	Lowell Coomer

Applicants: Jeremy S. Coomer, Mike Harrison, Adam Miller, Marshall L. Morris, Rawlon Ruddick, William Taylor, Brian P. Watt, Michael J. White

I. Agenda Item I: Call to Order/Roll Call

Meeting called to order at 7:35 a.m.
Roll call by Mr. Pace - All Board Members are present.

II. Agenda Item II: Approval of August 8, 2018 Meeting Agenda

Motion was made by Mr. Trammell to approve the agenda and seconded by Mr. Allen.
All Board members voted in favor of the motion with aye.

III. Agenda Item III: Approval of Minutes

1. May 16, 2018 –Mr. Neal motioned to approve the May 16th minutes, Mr. Trammell seconded and all Board members voted in favor of the motion with aye.
2. July 11, 2018 –The July minutes were incomplete. Mr. Trammell made a motion to table the July minutes until the next meeting, Mr. Allen seconded and all Board members voted in favor of the motion with aye.

IV. Agenda Item IV: Financials

Mr. McBride made a motion to approve the financials for July, Mr. Trammell seconded and all Board members voted in favor of the motion with aye.

July Available Cash	\$435,793.66
Revenue	\$6,165.00
US Bank Rebate	\$3.66
Salary Expense	(\$4,022.31)
Office Supplies	\$0.00
Postage/Telecom Wired	(\$69.76)
Office Rent	(\$625.00)
Board Member Travel	(\$118.60)
Surety Bond Premium	(\$4.95)
Background Checks	(\$132.00)
Refunds	(\$250.00)
Total Expense	(\$1,200.31)
Monthly Burn Rate	(\$1,200.31)

V. Agenda Item V: Review of New Applicants

The Board reviewed nine (9) new applicants and one (1) registration Renewal.

1. Jeremy S. Coomer
2. Jim A. Hall
3. Mike N. Harrison
4. Marshall L. Morris
5. Rawlon C. Ruddick
6. William Taylor
7. Brian P. Watt
8. Michael J. White
9. Adam Miller – Appeal of Board’s decision to deny registration
10. Mark Callahan – 2018 Registration Renewal

Applicant #1 –Mr. Trammell made a motion to approve Mr. Coomer, Mr. Allen seconded and all Board members voted in favor of the motion to approve with aye.

Applicant #2 –Mr. Trammell made a motion to approve Mr. Hall and Mr. Neal seconded. Mr. Neal amended the motion to approve pending Mr. Hall submit his answer to #15 on the application, which he had left blank. (*#15 asked if the applicant held a home inspector license in another state.*) All Board members then voted in favor of the amended motion with aye.

Applicant #3 –Mr. McBride made a motion to approve Mr. Harrison, Mr. Trammell seconded and all Board members voted in favor of the motion to approve with aye.

Applicant #4 –Mr. Neal made a motion to approve Mr. Morris, Mr. Trammell seconded and all Board members voted in favor of the motion to approve with aye.

Applicant #5 –Mr. McBride made a motion to approve Mr. Ruddick and Mr. Trammell seconded. Mr. Allen cautioned Mr. Ruddick about holding a home inspector license as well as a realtor license due to the conflict of interest. Mr. Ruddick replied that he had no intention of renewing his realtor license. Mr. Pace added that Mr. Ruddick should not perform any home inspections on properties listed by someone he works for. Board members then voted in favor of the motion to approve Mr. Ruddick with aye.

Applicant #6 –Mr. Trammell made a motion to approve Mr. Taylor, Mr. Neal seconded and all Board members voted in favor of the motion to approve with aye.

Applicant #7 –Mr. Trammell made a motion to approve Mr. Watt and Mr. Allen seconded. Ms. Chavis advised the Board that Mr. Watt had a recent embezzlement conviction that had not been resolved in the courts. Mr. Allen then made a motion to deny approval for Mr. Watt, Mr. Trammell seconded and all Board members voted aye in favor of the motion to deny approval. Mr. Allen told Mr. Watt that he could re-apply once he has resolved his court issues.

Applicant #8 –Mr. Trammell made a motion to approve Mr. White, Mr. McBride seconded and all Board members voted in favor of the motion to approve with aye.

Applicant #9 –Mr. Allen made a motion to table Mr. Miller’s appeal until the next meeting, Mr. McBride seconded and all Board members voted aye in favor of the motion to table the appeal.

Applicant #10 –Mr. Trammell made a motion to approve the 2018 renewal of Mr. Callahan pending he submit a new Attestation of Abstinence form with corrected dates. Mr. Downum seconded and all Board members voted in favor of the approval with aye.

VI. Agenda Item VI New Business

1. Mr. Allen asked that the Board discuss the allocation of funds during the next Board meeting. Mr. McBride made a motion to include the discussion on the next agenda, Mr. Allen seconded and all Board members voted in favor with aye.
2. Court Reporter Fees – Mr. McBride made a motion to approve payment for the court reporter’s services, Mr. Trammell seconded and all Board members voted in favor with aye.
3. Information received in the Board’s office concerning inaccurate information on a home inspector’s application. Ms. Chavis advised Ms. London to contact the home inspector and have him submit the correct documentation.
4. Apprenticeship Training –Mr. McBride spoke about what some neighboring states are doing and how the Board could utilize the information in developing a program in Arkansas.
5. UALR meeting – Mr. Allen was still working on setting up a meeting, but he did not have a definite commitment yet.
6. Utilizing Drones during home inspections –Mr. Pace said that he had been asked about the use of drones to inspect roofs. Mr. Neal said the rules specifically state that a home inspector is required to visually inspect a roof as long as it is accessible with a 12 ft. ladder.
7. Licensed Home Inspectors who also are licensed realtors. Ms. Chavis said that a home inspector who has a realtor’s license should not perform home inspections on properties associated with the agency they work for. It would also be a conflict of interest to perform home inspections for an agency that employs the spouse or other relative.

VII. Agenda Item VII Schedule Next Meeting

The next Board meeting is scheduled for Wednesday, September 5, 2018 at 9:30 a.m.

VIII. Agenda Item VIII Adjournment

Mr. Pace adjourned the teleconference at 9:05 a.m.