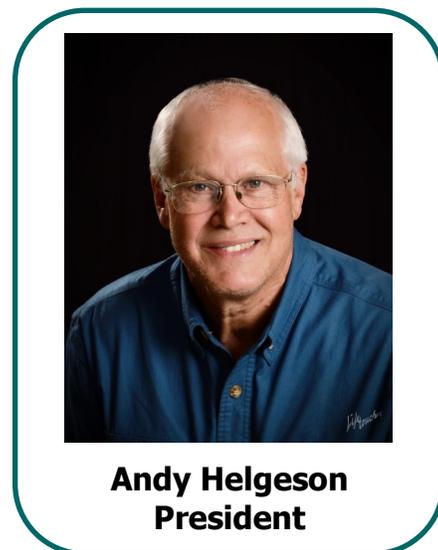




The WAHI Inspector

May 2017 Vol. 21, Issue 5

www.wahigroup.com



Andy Helgeson
President



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BACK TO BASICS

Are You in Compliance with the State of WI?

Part of WAHI's Mission Statement is to raise the knowledge level of home inspectors in Wisconsin. I think we do a great job of that with our Spring and Fall Training Seminar, Spring and Fall Education House/Peer Review and the educational programs at our monthly meetings.

While conducting the Spring 2017 Peer Review it was discovered that many of the inspection reports sold by national software companies do not comply with State of Wisconsin Statutes and State Standards of Practice. The state regulations detail what we are to "observe" and "describe". If you're using a report format, written for a general audience in any state, it's likely you are not complying with Wisconsin state law. You're also not in compliance if your report *complies with other standards* (i.e. ASHI). Standards from other organizations and states do not meet Wisconsin requirements. Thank you to Milwaukee member Mark Thomas who brought this to our attention. Mark was the speaker at the April Milwaukee Chapter meeting and addressed this issue...make that, addressed this concern!

I've been doing inspections for over 25 years and just this year started using new reporting software from a national provider. We all get into habits, good and bad, and I hadn't walked through the WI Statutes/Standards in a long time. When I read through them I realized there were several items I had been overlooking and found that my new software was too!

Update on new Legislation affecting Home Inspectors:

The proposal to form an "Occupational License Review" committee, whose purpose was to look at all occupational licenses, including home inspectors, has been removed from the proposed budget. Legislators have always thrown all manner of proposals in the budget hoping that theirs will "piggy back" on and get passed. Now that the license review has been removed, WAHI and our Lobbyist Kathi Kilgore will keep an eye out for it to be brought up separately.

(continued on pg. 5)



NEXT MEETING: Wednesday, May 17

Social at 6:00 pm & Meeting/Dinner at 6:30 pm
Meeting and meal is \$30; meeting only is \$10.

[Palms Supper Club Steak House, 5912 Business Hwy 51, Schofield](#)

Speaker: Al Kowalski, Kowalski Masonry in Wausau

Al will share information on the many concrete services offered by Kowalski.

For speaker information, or to provide a suggestion/lead, please contact the Chapter President, Richard Duerkop at 715-241-8222.



NEXT MEETING: Wednesday, May 3

Buffet Dinner at 5:30 pm & Meeting at 6:00 pm

[Jade Garden Restaurant, 3620 Gateway Dr., Eau Claire](#)

Speaker: Byron Bogstad, Byron's Plumbing Service of Eau Claire

Byron will be presenting information on types of piping, venting for gas appliances, gas piping methods and water heaters.

Please make every effort to attend the May meeting - we will be holding Chapter elections to elect our 2017-2019 Chippewa Valley officers!

For speaker information, or to provide a suggestion/lead, please contact Chapter Education Chair, Pete Saltness at 715-829-7348.



NEXT MEETING: Tuesday, May 16 (Back to our regular day)

Social at 6:00 pm & Meeting/Dinner at 6:30 pm

[The Stone Toad, 1109 S. Oneida St., Menasha](#)

Speaker: To be determined

For speaker information, or to provide a suggestion/lead, please contact Chapter Education Chair, Scott Hansen at 920-716-3025.

The Madison Chapter meets only the following months: January, February, May, June, September and October.



NEXT MEETING: Thursday, May 18

Roundtable at 6:00 pm & Meeting/Dinner at 6:30 pm

[Alt 'n Bach's Town Tap, 2602 Whalen Lane, Madison](#)

Speaker: Torrance Kramer, Accurate-Airtight Exteriors

Torrance will address a variety of exterior issues.

Please make every effort to attend the May meeting - we will be holding Chapter elections to elect our 2017-2019 Madison officers!

For speaker information, or to provide a suggestion/lead, please contact the Chapter President, Denny Kruger at 608-835-5395.



NEXT MEETING: Tuesday, May 9

Social at 6:00 pm, Dinner at 6:30 pm and Meeting at 7:00 pm

[Klemmer's Banquet Center, 10401 W. Oklahoma Ave., West Allis](#)

Speaker: Affiliate member Mike Schamens, Quality Fireplace Roof and Chimney Service

Mike will address chimney repair. In addition, Affiliate member Chuck Weber of Charles Weber Consulting, will speak briefly on a concern he is seeing out in the field.

For speaker information, or to provide a suggestion/lead, please contact Chapter Education Chair, Steven Knoebel at 414-828-4217.

WHAT'S HAPPENING IN WAHI?

April 2017

- As of April 17th my role in WAHI has changed. For nearly 18 years (May 1999) I have worked with WAHI on a part time basis. In an effort to accomplish many new, and ongoing, goals WAHI has set in place, the Board of Directors voted to increase my services. I am thrilled to have the opportunity to assist WAHI in moving the association forward.
- Part of my new duties include chapter visits. I attended the Fox Valley chapter meeting in April. They had a great turnout - in spite of the need to change their regular meeting night in April. It was a good opportunity to introduce myself, share some of the association goals and seek potential affiliate member leads. I plan to visit all of the chapters over the months of May and June. I am scheduled to attend Chippewa Valley and Milwaukee in May, Madison and Central in June. I look forward to meeting our many new members and existing members who have not been able to join us for a spring and fall seminar.
- Remember, for any remote communication WAHI has an account with an online meeting provider, Zoom. This service is available for use by the Board of Directors, Chapter leadership and State and Chapter committees. Contact me for further information or to schedule a meeting for your group.

May 2017 and Beyond...

- Chapter elections: Chippewa Valley and Madison will hold their election in May. See page 4 in this newsletter for details on these 2 remaining chapter elections.
- Membership Renewal: Be on the lookout for emails regarding your 2017-18 membership renewal. WAHI's membership year runs from July 1st through June 30th. Renewals can be done very easily through the WAHI website (info in the email you will receive) using MasterCard or Visa but anyone interested in renewing using cash, check, or credit card through me still has that option as well.



Julie Arnstein
Executive Director

Here is a brief recap of activity in the past month and a preview of what lay ahead.

If anyone would ever like further information on something mentioned in this piece just let me know...

julie@wahigroup.com
414.299.9766

You can **add your photo and/or a link to your website** to your WAHI profile!

Submit photo and/or company website info. to:
julie@wahigroup.com

UPCOMING CHAPTER ELECTIONS

The Chippewa Valley and Madison Chapters will hold chapter elections at their May meetings. We ask all members of those 2 chapters to please make every effort to attend to participate in the election of your new officers.

Both chapters are seeking candidates to run for all leadership positions:

- **President** - run the meetings
- **Vice President** - serve as back up in the President's absence
- **Secretary** - record and maintain meeting minutes
- **Treasurer** - perform meeting check-in and make bank deposits
- **Education Chair** - line up the chapter speakers
- **Chapter-Elected Member at Large** - serve on the WAHI State Board of Directors as the liaison between the Chapter and the State Board but also make decisions affecting the association statewide.

Serving in any of the above positions is not difficult and yet **hugely important** in preserving the well-established and well-respected reputation WAHI has built in the State of WI.

This is **YOUR** opportunity to be part of the continued progress and growth of WAHI. Please give running for office serious consideration. Don't let the fact that you have never volunteered before or that you are new to the association be a stumbling block! It's never too late to get involved and for you newcomers...we WELCOME fresh ideas and new energy!

Please contact your current Chapter President - Chippewa Valley, David Welch at dwtopdown@gmail.com, 715.382.6058; Madison, Denny Kruger at swhi0371@gmail.com, 608.575.0371 or WAHI Executive Director, Julie Arnstein at julie@wahigroup.com, 414.299.9766 with questions/interest or to add **YOUR** name to the chapter ballot...we would LOVE to hear from **YOU!**

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For anyone looking to book more home inspections, be sure to download ["The Online Guide to Booking More Home Inspections."](#) Within this guide you will learn how to leverage your website, and Google, to attract new customers and book more inspections. This 23-page guide is FREE to all WAHI members, compliments of Josh Fulfer of KVF Marketing, a Milwaukee Chapter Affiliate.



[Click HERE to download](#)
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[More Inspections"](#)
by Josh Fulfer

Also, in conjunction with the recent WAHI conference, Josh is offering free website evaluations to all WAHI members. Email your website url to josh@kvfmarketing.com if you'd like a free, no-strings, evaluation of your website. See my ad on this page.

PRESIDENT (cont'd)

Redefining the Definition of "Defect":

The WAHI "Defect" Committee has met several times, talked to various professionals, and has had several meetings with the WRA. We're near the end of the 1st phase of this – coming to an agreement with the WRA on a matching definition in our State Standards and their Offer to Purchase form.

The next step will be to have the new definition included in *proposed* legislation which will be introduced with the budget. This process will be monitored closely by our lobbyist. The final version of the legislation is VERY important since we will have to live with it a long time.

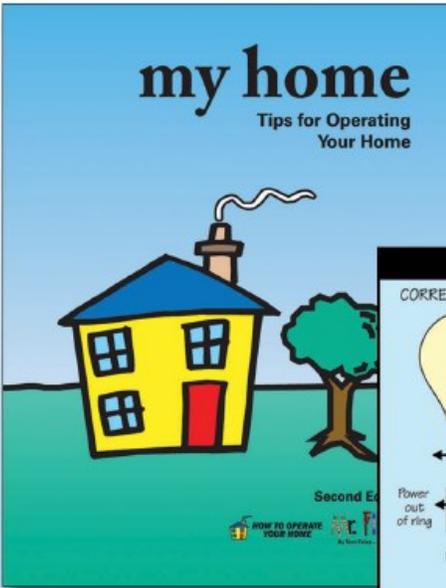
If all goes as expected, the new legislation could become law late this year. WAHI is already planning on making this a segment of our Fall 2017 Training Seminar. We don't expect significant changes to what we're doing now, but home inspectors will need a greater awareness on how to report defects based on the new legislation.

Affiliate Membership Drive:

We've talked repeatedly about bringing in more Affiliate members to help our clients and as the source for arbitrators in the WAHI Arbitration Program. For me, they are a great resource for me when I'm stumped on something and/or want to make sure that I'm correctly calling something out.

Now that WAHI has empowered our Executive Director, Julie Arnstein, to provide even greater results for WAHI and our members, she will be a powerful force in this effort. But remember, Julie can't do it all - it is *the responsibility of each Chapter* to cultivate relationships with your existing Affiliate Members and to pursue new. Each Chapter must form strong and long lasting relationships between their Affiliate and Home Inspector Members – this cannot be done at the State level. Get to know **your** Affiliates - learn from (and have fun with!) them at your meetings.

Keep the wind at your back and your ladders on the roof!

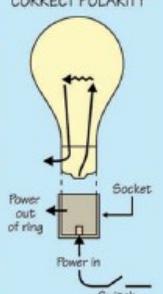
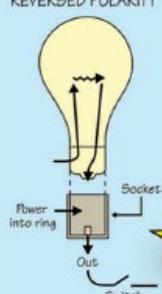


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Home Inspector Member

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608-472-3820
benwab@sbcglobal.net

Steven Smith (Central)

Home Inspector Member

Summit Home Inspection
715-577-1034
steve@summithomeinspection.com

Jim Ihn (Milwaukee)

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The Ihn Plumbing and Foundation Company
262-785-9080
jim@ihncompany.com
www.ihncompany.com

Bob Stemo (Milwaukee)

Associate/Student Member

414-395-5252
bstemo@gmail.com

Jeff Newman (Central)

Home Inspector Member

Newman Home Inspections, LLC.
715-845-3231
newmanhomeinspections@charter.net

Blake Teschner (Central)

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Facebook Page



Our WAHI Facebook page provides the perfect opportunity to make chapter announcements, post minutes, post meeting changes or just see what your fellow members have been up to.

If you have any questions, please contact:

Bob Turicik
920-892-7654
homeview@wi.rr.com

WAHI 101 - INSTRUCTIONS TO
UPDATE YOUR PROFILE IN
5 EASY STEPS:

1. Go to www.wahigroup.com.
2. From the Home Page - upper right corner, **select "LOGIN."** **ENTER your email address on file with WAHI and password.** *If you have questions, contact Julie at julie@wahigroup.com - she can provide your WAHI address or update it for you.
3. Once logged in, the upper right corner shows your name, "Change Password" and "Log Out." **CLICK on your name.**
4. You should now be on the "My Profile" page. **Select "EDIT PROFILE"** in the gray rectangular box.
5. After making your updates, **select "SAVE"** in the gray rectangular box at the bottom of the page.

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Members Only - Interactive Forum

It has come to our attention that many of you may be unaware that the WAHI website hosts an interactive forum on the Members Only page. We encourage all members to check it out! This is a very useful tool for communicating directly with fellow members and with our large membership, chances are very good that you will find someone who has a shared experience similar to yours or an answer to your question! To access the forum section of the website you need to log-in to the website.

See WAHI 101 (above) for step-by-step instructions to log-in to your profile and make use of this additional "tool" and benefit WAHI offers to their members.

WAHI Arbitration Program

Not every homeowner/inspector interaction goes smoothly. Although all members are encouraged to make every effort to resolve disputes on their own, we know that is not always successful. *WAHI's Dispute Resolution Program* is here for you during those difficult times.

The process begins when the complainant (homeowner) contacts the Program Administrator at Resolute Systems by one of the following ways:

Mail: 1550 N. Prospect Ave, Milwaukee, WI 53020

Email: info@ResoluteSystems.com

Website: www.resolutesystems.com

For more information, please contact:
Arbitration Committee Chair, Mark Thomas at
(414) 486-2367 or mark@thomasbuildingconsulting.com



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DISPUTE PROCESS

All member-to-member or member-to-association disputes must go through the Membership Committee.

A member going public, with disputes of these types, risks disciplinary action.

The Membership Committee will implement this policy.

Contact Membership Committee Chair, Ron Miller at 608-235-9836 or ronmiller547@gmail.com

WAHI Legal Support



Attorney Roy Wagner of von Briesen and Roper continues to offer risk-free initial counseling to members with legal concerns.

If further legal assistance is requested, the cost of the initial consultation will be included in the bill.

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SPECIAL SPACES FOR KIDS

Longtime Milwaukee Chapter member and Embassy Homes architectural designer, Andrew Risch, is involved in the Special Spaces organization.

Special spaces, is a non-profit that creates dream bedrooms for children with life threatening illnesses.

The program is always looking for volunteers. If you would like to give of your time and talents, please contact Andrew at 262-841-8510 x111 or Andrew@embassyhomes.com

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How to Handle Sealed Combustion Gas Inserts (my opinion)

I often get the call - "Can you clean and/or repair my gas fireplace?"

I do not work on any natural gas pipe lines or gas log sets. I do deal with the flue liners, if it's a naturally drafting fireplace, but I do not work with sealed combustion gas inserts at all - meaning those that vent out the side of the building.

I usually tell the caller they need to, first, determine the manufacturer of their unit. Sometimes this information is located behind the bottom grill of the unit - it often folds down. Once they know the manufacturer, the next step is to look online for dealers that service that particular brand/unit in their area.

Like everything else in this world, things are becoming more specialized and finding people who know what they are doing, and who deal with a manufacturer's specific parts, is the best bet.

So, if you come across a sealed combustion gas fireplace in the future and are not sure who to recommend, this would be my advice.

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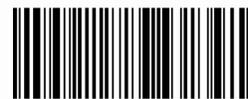
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