



## **Independent Home Inspector Policies**

**If you wish to retain the services of an independent home inspector to review your home during or at the end of construction, please be aware of Pringle Development policies regarding independent home inspectors.**

**Your inspector -**

- ✓ **Must provide Pringle Development with evidence of current workers compensation and liability insurance**
- ✓ **Should be a member of a professional association such as the American Society of Home Inspectors or the National Association of Home Inspectors**
- ✓ **Should be experienced with new home construction**
- ✓ **Must adhere to Safety policies and guidelines of Pringle Development when inspecting a home under construction (i.e. hard hats, hard soled shoes, etc)**
- ✓ **Is not permitted to interfere with the timely completion of the home**
- ✓ **Is responsible for staying informed as to the stage of construction the home has reached through communication with the customer**
- ✓ **Must obtain contract plans and specifications from the customer**
- ✓ **Is only permitted to attend the customer orientation meetings which are scheduled appointments with the builder, these include; The Pre-Construction Meeting, Pre-Drywall meeting, Homeowner Orientation, and the Final Walk through Inspection.**
- ✓ **Is not permitted to make any markings on the home itself**
- ✓ **Is not permitted to give any instruction to the builder, or any workers present on the job site**
- ✓ **Must provide both you and Pringle Development with a written report of any findings or concerns within 48 hours of completing an inspection or Pringle Development, Inc. will deem the inspection to not have significant findings and will proceed with construction.**

**As a homeowner hiring an inspector for an end of warranty inspection, you should be familiar with your Pringle Development Warranty policies, Quality Standards and accepted remedies.**

**Pringle Development will address concerns involving cosmetic or contract issues only at the pre-closing inspections (Post closing, cosmetic issues are not addressed). The applicable building official maintains sole authority with respect to all final determinations regarding any questions involving interpretation of the residential and mechanical building codes.**