

Adopted Rejected

COMMITTEE REPORT

YES: 12
NO: 1

MR. SPEAKER:

*Your Committee on Commerce and Economic Development, to which was referred House Bill 1515, has had the same under consideration and begs leave to report the same back to the House with the recommendation that said bill **be amended** as follows:*

- 1 Page 8, delete lines 17 through 21, begin a new line double block
- 2 indented and insert:
- 3 **"(A) either:**
- 4 **(i) registered as an architect under IC 25-4;**
- 5 **(ii) registered as a professional engineer under IC 25-31;**
- 6 **or**
- 7 **(iii) licensed as a plumbing contractor or journeyman**
- 8 **plumber under IC 25-28.5; and**
- 9 **(B) acting within the scope of the individual's registration**
- 10 **or license."**
- 11 Page 9, delete lines 10 through 19, begin a new paragraph and
- 12 insert:
- 13 **"Sec. 6. "Home inspection" means a visual analysis for the**
- 14 **purpose of providing a professional opinion of the condition of a**

1 residential dwelling and the dwelling's carports or garages, any
 2 reasonably accessible installed components, and the operation of
 3 the dwelling's systems, including any controls normally operated
 4 by the owner of the dwelling, for the following components:

- 5 (1) Heating systems.
- 6 (2) Cooling systems.
- 7 (3) Electrical systems.
- 8 (4) Plumbing systems.
- 9 (5) Structural components.
- 10 (6) Foundations.
- 11 (7) Roof coverings.
- 12 (8) Exterior and interior components.
- 13 (9) Any other site aspects that affect the residential dwelling."

14 Page 9, line 21, after "a" insert "legibly".

15 Page 9, delete line 22 and insert "**prepared for compensation and**
 16 **issued after a home inspection. The report must include the**
 17 **following:**

- 18 (1) A report on any system or component inspected that, in
 19 the professional opinion of the inspector, is significantly
 20 deficient or near the end of the system or component's service
 21 life. A report under this subdivision must include the reason
 22 why the system or component is significantly deficient or near
 23 the end of the system or component's service life, unless the
 24 reason is self-evident.
- 25 (2) The inspector's recommendation on how to remedy or
 26 monitor a deficiency reported under subdivision (1).
- 27 (3) A list of any systems or components that were designated
 28 for inspection in the standards of performance adopted by the
 29 board but that were not inspected.
- 30 (4) The reason a system or component listed under
 31 subdivision (3) was not inspected."

32 Page 14, delete lines 10 through 13, begin a new line block indented
 33 and insert:

- 34 "(3) Pass the national home inspector examination offered by
 35 the examination board of professional home inspectors or by
 36 another entity approved by the examination board of
 37 professional home inspectors. Passage of an examination
 38 before, on, or after July 1, 2003, satisfies this subdivision."

(Reference is to HB 1515 as introduced.)

and when so amended that said bill do pass.

Representative Stevenson