

CITY OF TOLEDO

Department of Neighborhoods

Kattie Bond
Director



Division of Building Inspection

Chris J. Zervos
Acting Commissioner

CARLETON S. FINKBEINER
MAYOR

January 12, 2009

Mr. Nick Gromicko, Director of InterNACHI

Subject. Certification requirements for Home Inspectors with the City of Toledo

Thank you for bringing to my attention that an error occurred when we failed to include InterNACHI (International Association of Certified Home Inspectors) as a certifying agency for home inspectors doing business in the Toledo market area. It was an oversight. I appreciate your offer to send my letter to your membership. My letter follows:

Chris J. Zervos

Dear Home Inspectors:

At the November 4th taskforce meeting to review the provisions of Toledo Municipal Code §1765, it was agreed that the City of Toledo will accept the certification of professional home inspectors as identified in the Standards and Practices of the **International Association of Certified Home Inspectors (InterNACHI)**, the National Association of Home Inspectors (NAHI), and the American Society of Home Inspectors (ASHI). This will enable local home inspectors to comply with provisions of the Toledo Municipal Code §1765.04 and to more easily register themselves with the City of Toledo.

To comply with this provision, professional home inspectors must be certified and registered with the City of Toledo through the Division of Building Inspection by the following means:

- 1) Provide documented proof to the Commissioner of Building Inspection that you are currently certified with either **InterNACHI**, ASHI, or NAHI; or have successfully passed the International Code Council (ICC) Property Maintenance and Housing Inspector Exam 64. The test is offered by ICC Contractor Examination Services Department www.iccsafe.org/certification/exams.html;
- 2) Register with the City of Toledo Department of Taxation (419) 245-1662 as a taxpayer by providing a Tax Registration Compliance certificate;
- 3) Register with the City of Toledo Division of Building Inspection by paying an annually renewable \$100 fee by January 31, 2009. An application has been included with this letter.

Once you are a certified and registered inspector, you will be able to complete the Home Inspection Report identified on the Application for a Certificate of Property Code Compliance. Your report must address the 20 items listed in the report as meeting minimum habitability standards for residential properties sold on a land contract basis, as well as a "best-guess" estimate of the cost to make an appropriate correction, repair, or replacement of any deficiencies noted in the report.

Direct any questions to David Golis, Residential Building Official (419) 245-1218. Thank you, in advance, for your cooperation.

From Toledo – An International Award Winning City of Toledo
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