

PROPERTY INSPECTION CASE SUMMARIES 2018

Note: Reference to one gender implies all other genders, unless the context requires otherwise.

CASE #16-01

STATEMENT OF COMPLAINT:

That the Respondent, an Applied Science Technologist (AScT) in the Building discipline, as well as a Certified Property Inspector (CPI) conducted a house inspection and failed to report on the presence of mould in the attic sheathing, lack of ventilation in the attic and deficiencies with the roof.

INVESTIGATION:

The above allegations, if found to be true, would be contrary to the ASTTBC-PI Standards of Inspection.

During the investigation the Respondent advised ASTTBC about health issues, as a result of which he was unable to provide any comments on the complaint. However, he subsequently advised that he was recovering and planned to visit the Complainant's home to learn more about the deficiencies.

PRACTICE REVIEW BOARD RECOMMENDATIONS:

As the substance of the complaint provided the PRB cause for concern with respect to the Respondent's competencies and practice as a CPI, the PRB required that the Respondent undergo a Practice Assessment Review (PAR) to assess his competencies as a CPI.

OUTCOME:

The PRB requirements were provided to the Respondent, who advised ASTTBC that he had spoken with the Complainant and promised that, when his health improved and he was physically able to do so, he would meet with the Complainant to facilitate a further resolution.

Shortly thereafter ASTTBC received notice that the Respondent had passed away. The Complainant was provided with an update on the complaint. Consumer Protection BC was notified that the Respondent was no longer on ASTTBC's register.

No further action was required and the file was closed.