



The WAHI Inspector

Vol. XV, No. 5

May 2011

Editor: Nicholas Petrie

Upcoming Meetings

Central Wisconsin Chapter

Wednesday, May 18

Social 6 p.m., dinner/meeting 6:30 p.m.

Palms Supper Club Steak House
5912 Bus. Hwy 51, Schofield

Speaker: Tom DeSautel, the Radon Man.

Chippewa Valley Chapter

Wednesday, May 11

Dinner 6 p.m., meeting 6:30 p.m.

Jade Garden Restaurant
3620 Gateway Dr., Eau Claire

Speaker: Jeff Kay of Microbe Guard, Inc on mold-related issues.

Fox Valley Chapter

Tuesday, May 17

Roundtable 6 p.m., dinner 6:45 p.m.,
speaker 7:15 p.m.

The Main Event Steakhouse
1727 Freedom Rd., Little Chut

Speaker: Visit the website for details.

Madison Chapter

Thursday, May 19

Roundtable 6 p.m., dinner/meeting 6:30 p.m.,
speaker 7 p.m.

Rex's Inkeeper
301 N. Century Ave., Waunakee

See website for details. Contact Dennis Kruger w/ speaker ideas at drkruger@charter.net.

Milwaukee Chapter

Tuesday, May 10

Social 6 p.m., dinner 6:30 p.m., meeting 7 p.m.

Klemmer's Banquet Center
104th & Oklahoma Ave., West Allis

Speakers: Kevin Hogan from Focus on Energy, on their New Homes Program.

From the President

WAHI is as Good as Our Members Make Us



We've completed our annual Spring Seminar in Baraboo. One of the highlights was the Peer Review on Friday morning, followed by the afternoon hands-on training. Feedback from those who attended this event was tremendously positive.

For those who did not attend, let me give a brief description of Friday's events. The Peer Review allows attendees of all levels of experience to walk through a home and try to find all the major issues discovered previously by a group of our most experienced inspectors. A great learning experience that is both energizing and humbling. The afternoon session was an opportunity to learn from great inspectors and other experts on the same actual house.

I want to thank each and every one who stepped up and volunteered for this great event. Volunteers like these are what make WAHI the top notch organization that it is.

Thanks to Co-Chairman Bob Turicik, House Captain John Shannon, and House Finder Gary Nelson. Thanks to the Thursday House Inspection Inspectors: Bruce Low, Bob Turicik, David Pribyl, and Kent Schwanke. Thanks to the Peer Review Inspectors: Bruce Low, Dave Pribyl, Dennis Kruger, Kent Schwanke, Paul Birschbach, Casey New, Glenn Schmidt, & Troy Beasley. Thanks to the Friday Presenters: Kent Schwanke, Mark Meiling, and Cassidy Kuchenbecker, as well as the Saturday session presenters.

I would also like to thank the following out-going state board members, Paul Birschbach, Carl Eisen and David Pribly for their dedicated service.

Stepping up to the plate and volunteering for events like the Education house training and running for state as well as chapter office is what makes WAHI one of the leading home inspection organizations in the country. Without involvement by our members, WAHI does not exist.

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President

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It has been my experience that getting involved makes you aware of what an organization is about and what it can offer to all. I know some people do not feel they are made to be leaders and some people just do not want to get involved. But I cannot adequately express how much getting involved has meant to me personally. I have made many friends and learned a great deal. I am more aware of how and why WAHI was formed way back when, as well as how it is structured, why the bylaws were formed, the need for their change, how the Arbitration system was developed -- the list goes on.

Let me close by offering to all the thought as to what each and every member has to offer. You may have ideas on new training topics, bylaws changes, meeting places seminar locations. Your ideas will go nowhere if you do not speak up and let your ideas be heard. Get involved in your chapter! Volunteering can only improve your chapter, your WAHI, and your business.

We are only as good as our members make us. Please get involved.

Have a safe and prosperous month.

Mike von Gunten

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Chapter Meeting Highlights



Our next meeting will be Wednesday, May 18th. Meetings are held on the third Wednesday of the month at Palms Supper Club Steak House, 5912 Bus. Hwy 51 in Schofield. Social hour begins at 6 p.m. and dinner at 6:30 p.m. The cost to attend a monthly chapter meeting is \$25 with dinner or \$10 without the meal. Contact Rich Duerkop with any questions at 715-241-8222 or e-mail americansentry1@charter.net. Our speaker will be will Tom DeSautel, known as the Radon Man.



In April, we had a great informational talk from Greg Weiss from Certified Heating and Plumbing out of Altoona. Greg talked about some of the gas furnaces to look for that are having heat exchanger issues. He also talked about different ways to determine CO problems with means other than a CO detector. He touched on what his company does during a routine service and clean call to all types of furnaces and boilers. We followed up with the group sharing some photographs of issues found on past home inspections. We discussed when and how each issue could or should be written up in the inspection report.

Our next meeting will be Wednesday, May 11th at Jade Garden Restaurant, 3620 Gateway Dr., Eau Claire. The dinner begins at 6 p.m., meeting at 6:30 p.m., usually followed by a Q&A period. The cost of the meeting is \$20, which includes a buffet supper (tip extra). Our speaker will be Jeff Kay with Microbe Guard, Inc. of River Falls. Jeff is a certified mold inspector and we look forward to hearing what he has to say about any and all mold-related issues he comes across.

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The next meeting will be held Tuesday, May 17th at The Main Event Steakhouse, 1727 Freedom Rd., Little Chute. Cocktails and roundtable discussion start at 6 p.m., 6:45 dinner, 7:15 speaker, meeting to follow. For speaker information, visit the WAHI website or contact Education Chair Paul Birschbach at 920-849-9274 or binspector@frontier.com.



We had a good turn-out for the April meeting, an open discussion led by Ron Miller. The Madison chapter is lucky to have some “code” inspectors in our group - they shared valuable info on under-the-sink plumbing (dishwashers and garbage disposals). Elections were held. Dennis Kruger will serve another term as Chapter President, Ron Miller was elected Education Director and David Strandburg will serve on the State Board of Directors as Chapter Appointed Member-at-Large. We are still seeking to fill the positions of Treasurer and Secretary. Please contact Dennis Kruger if you are interested in serving in a chapter leadership role.

The next meeting will be Thursday, May 19th, which will be the last meeting until September (summer break). For May, the chapter will offer dinner and meeting for just \$10! Don't miss this opportunity for dinner, education (2 CE credits) and fellowship with your chapter members. Members are asked to send inspection pictures to Ron Miller at rmillc@aol.com for discussion.



Our next meeting will be Tuesday, May 10th at Klemmer’s Banquet Center, 104th & Oklahoma Ave. in West Allis. Social at 6 p.m., dinner at 6:30 p.m., meeting at 7 p.m. Cost is \$25, which includes dinner and the continuing education. Our speaker will be Kevin Hogan, Outreach Manager from Focus on Energy. Kevin will address their New Homes Program.

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WAHI Leadership and Service

What's in it for me?

By Mark Thomas
WAHI Board Member

Last October, I spent 18 days in Ajiji, Mexico. I found an English-language newspaper with an ad for a home inspection company. The inspector was an engineer from Canada, and he invited me to attend one of his home inspections. I really liked the climate in Ajiji and commented how nice it would be to retire here.

He loved the idea of having another inspector to interface with. He feels alone in his work without anyone to learn from and with. And this lack of communication with other local inspectors shows up in his work. He only does one inspection a day. It takes him all day to write up his report. He needs to learn a more effective way to run his business but there is no WAHI in Mexico.

This experience really showed me how tough it must be for those lone rangers out there who do not participate in WAHI at all. They probably don't even know what they don't know. This engineer was used to participating in professional organizations in Canada and really knew what he was missing.

Last week I got a call for an inspection of a home by the homeowner prior to listing. I asked the client how he chose our company. He said that he chose me because I was a member of WAHI – and not only a member, but an active member. He liked that I took a leadership role in the group.

This client had found, in the course of his own professional life, that the best people in his field were also the most active in professional organizations. (By the way, he found out this information by researching me on the internet. This is quite common. Even if the Realtor gives out your name, many people are still going to the internet.)

This is not the first time that my service to WAHI has been of actual monetary value. In addition to clients who find me through my WAHI leadership role, I receive many referrals from other inspectors. I think this is because my visibility and efforts on behalf of all inspectors allows my competitors to trust me. They feel that they know me and my abilities. They are not afraid that I will do a poor job that will reflect negatively on them.

Also, my relationships and interactions with other WAHI members have created a bond over the years. I would never refer somebody I did not know and trust. WAHI provides that opportunity to develop those relationships.

It is my belief that the most successful inspectors are the ones who actively participate in WAHI. In fact I think it is easy to see that the busiest inspectors statewide are the leaders of WAHI.

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The WAHI Inspector is the official publication of the Wisconsin Association of Home Inspectors. Published monthly, deadlines are the 20th of the month before publication (ie. May 20th for the June issue).

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juliewahi@wi.rr.com

Service

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Active participation in WAHI requires attendance. The more meetings you attend, the more you learn to be a better inspector and better at running your business. Attendance allows you to learn from others who attend. In other words, you surround yourself with people who are successful in your chosen profession.

Developing relationships with your fellow members – the bond and trust of friendship – allows your competitors to relax around you and take interest in your success. In other words, they become willing to help you and teach you. It doesn't happen overnight, but bit by bit. Just becoming an at-large member will not automatically and quickly create success. But over time, every little thing you learn really adds up.

The point of this article is to promote service to WAHI. It is rare for someone to start participating and not continue involvement. Most only increase their participation – and there must be a reason for that. I have never heard anybody say "I wish I had not spent so much time on WAHI".

Participation does not have to be a big role, or a big commitment. Find something you can do locally. Then consider serving at the state level. I promise you will find it rewarding, both financially and personally. The deeper and the longer the service, the greater the reward.

Custom Insurance for WAHI Members in the Works

Dear WAHI,

The InspectorPRO Insurance Program, a national insurance provider of General Liability and Errors & Omissions insurance for home and buildings inspectors, works with many national and state associations that promote excellent safety standards.

While attending a conference for an association in North Carolina, an inspector informed us about WAHI and WAHI's phenomenal arbitration process. Because of your arbitration program, I wanted to meet WAHI's leadership and members.

Julie Arnstein, your Executive Director, graciously helped facilitate our attendance and participation at the WAHI Spring Seminar. During the seminar we were able to speak

extensively with your WAHI leadership about creating a custom insurance program exclusively for WAHI members. All of us at the InspectorPRO Insurance Program are excited about the opportunity to work with such an outstanding organization.

We hope this opportunity will help us continue to fulfill our mission to provide meaningful and informative education in an effort to protect the home inspector in his work environment, and increase the quality of inspection they perform.

Thanks for the opportunity to attend your conference.

Adam Kling
InspectorPro Insurance Program
Citadel Insurance

Tips and Tidbits

Ride Along Program

In October of 2010, the Milwaukee chapter discussed starting a Ride Along Program, intended to assist new members as they embark on their business. Experienced members would allow a less-experienced member to accompany them on a home inspection. By a show of hands, several Milwaukee members expressed an interest in participating in a program of this type. The idea was presented to the Board of Directors at the November board meeting and the program was approved. WAHI members interested in sharing their knowledge and experience with a fellow member are asked to contact Julie Arnstein. Julie will add their name to a list given to a member looking for guidance of this type. Contact Julie at (414) 299-9766 or (877) 399-WAHI or juliewahi@wi.rr.com.

State Elections

It was reported last month that, due to the outcome of the state election, WAHI will need to replace Mike von Gunten as the current State

Vice President. This election will be handled by electronic ballot. All members are asked to update Julie Arnstein if they have made a recent change to their email address. Members without email will receive a postcard instructing them on the procedure they will need to follow to participate in this election.

Important Election Dates:

- Tuesday, May 10 – Nominations Deadline: Please contact Andy Helgeson to submit nominees.
- Wednesday, May 25 – Bio Deadline: All nominees are asked to provide a brief bio to include with the ballots. Julie Arnstein will contact all nominees regarding the bio request.
- Friday, June 10 – Vote must be cast by this date to be included in the ballot tally.

Contact Election and Nomination Chair Andy Helgeson at (262) 377-0751 or ajhelgeson@wi.rr.com with questions or if you are interested in the position.

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Tips and Tidbits

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Board of Directors Meeting

The next meeting will be Tuesday, July 26th from 7:30 to 9:30 pm via the Internet. Contact Julie Arnstein if you are interested at (414) 299-9766 or juliewahi@wi.rr.com.

WAHI Website

Milwaukee member Joy Douthwaite had willingly handled website updates for WAHI for several years. Joy's availability has changed and Julie Arnstein has taken on that responsibility. Please visit www.wahigroup.com and find your listing under the members tab on the home page. If your information is not correct/complete, please contact Julie at info@wahigroup.com, juliewahi@wi.rr.com, (877) 399-WAHI or fax at (262) 785- 6765. Thank you to Joy for all of her service to the association!

Member News

It is with sadness that we report the death of Milwaukee chapter affiliate member Bob Vescio of Advanced Radon Management. Bob passed away on April 16th. Bob was respected for his knowledge of radon and performing mitigation in a highly professional manner. It is thought his wife and son Vaughn will continue to operate the business. Please remember Bob and his family in your thoughts.

Share your Member News – joys, recognitions achieved, temporary setbacks (be they illness or injury), etc. Privacy should be recognized, and information provided must be okayed by the person involved. Send submissions to Julie at juliewahi@wi.rr.com. Deadline for inclusion is the 20th of the month before the newsletter (ie. March 20th for the April issue).

WAHI Legal Support (WLS)

Attorneys Roy Wagner and Gregory Kotsonis of von Briesen and Roper continue 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 billing. Call (414) 276-1122. Note: The WLS program is completely independent of the WAHI Arbitration System. The Arbitration program has not been affected by the suspension of the WLS.

WAHI Membership Roster

The 2010 Membership Roster is now available on the WAHI website at www.wahigroup.com. To view the Roster (and print a copy should you choose) – from the home page click on the Members tab, then select Member Roster (PDF) in the drop down menu.

Chapter Secretaries

Chapter Secretaries are reminded to include upcoming speaker and topic information when submitting monthly meeting minutes to Julie Arnstein. The information will be included in the newsletter and will also be posted on our Web site at www.wahigroup.com.

Communication

The WAHI Board of Directors passed a motion regarding member-to-member and member-to-association concerns, as follows: All member-to-member or member-to-association disputes must go through the Membership Committee. A member going public with a member or association dispute will be grounds for disciplinary action. The Membership Committee will implement this policy. Members are to contact new Membership Committee Chair Rob Fischer at (414) 476-6879 or inspectbyinsight@yahoo.com.

WAHI Arbitration Program

All members are encouraged to make every effort to resolve homeowner/inspector disputes without outside help. When that is not successful, know that the WAHI Dispute Resolution

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Tips and Tidbits

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Program is there for you. The process begins when the complainant (homeowner) contacts Resolute Systems, the program administrator, via mail at 1550 N. Prospect Ave., Milwaukee 53202, e-mail at info@ResoluteSystems.com or their Web site at www.resolutesystems.com.

For more information contact Arbitration Committee Chair Tom Feiza at (262) 303-4884 or tom@misterfix-it.com.

Chapter Presidents

Please give your WAHI Board Member-at-Large an opportunity to share information from recent Board meetings. They are the liaison between your chapter and the WAHI Board.

Newsletter Deadline

The deadline of the 20th of each month for submissions to the newsletter will be strictly enforced, with the occasional exception when a chapter meeting falls after that date. Chapter secretaries should provide the minutes as soon as possible. Thank you for your cooperation.

Add a Photo to the WAHI Web Site & Link to Your Site

WAHI's new Web site is up and running. We've been adding member photos and are now ready to add your company Web site to your member profile. Submit photos and web site addresses to juliewahi@wi.rr.com.

Member Updates

New Home Inspector Members

David Hartung-Weber
JDH Home Inspections LLC
860 E. Madison Street
Durand, 54736
(715) 279-2429
jdhomeinspections@yahoo.com

Jim Slizewski
Dad's Home Inspection Service LLC
PO Box 53
Slinger, 53086
(262) 707-9151
jim@dadshis.com

Home Inspector Member Updates

Dennis Boehm
bulletboehm@charter.net

John Hammer
hammer11@frontier.com

Scott Richmond
(608) 516-14960
srjarhead75@gmail.com

Tyler Sattler
www.smartbuildingmaint.com

New Affiliate Member

Adam Kling
Citadel Insurance Services, LLC
826 E. State Road, #100
American Fork, UT 84003
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I have a bay window in my two-story, 20-year old brick home that has leaked since I built the home. I have had several things done over the years and nothing has solved the problem. Do you know what the problem is?

Yes. When you make an opening in a brick facade, typically a metal lintel spans the opening so that you can put your window, door or bay window in. However, if you are going to install a bay window – which basically makes a projection outward from the home and creates a small living/sitting space below the window – you need to install a through-the-wall flashing above this window.

Because this flashing goes all the way through the masonry, it will direct any water out above the window and stop any/all leakage. Without this type of flashing, a homeowner can expect continual problems.

[YOUR INFORMATION HERE]

Quick Tip #3 - Plugged Drain? Here's a Quick Fix

Trap Plugged - Clean with Wire or Tool

Tools to clean trap:

- Flexible plastic strip with "hook"
- Wire coat hanger with hook on end

Insert plastic cleaner or wire hanger with hook and snag debris

Yuck... your tub or bathroom sink is draining about AGAIN. Every time you remove the trap or use a plumbing snake, you know you'll be dealing with a major mess. And the hair in the trap is disgusting! But you're tired of standing in water when taking a shower.

Well, next time you're at the grocery or hardware store, pick up a drain cleaner: a flexible plastic strip with small hooks along its length. It looks like a very thin Christmas tree.

Without dismantling anything, you push this plastic tool down the drain and pull out all that hair and junk. For some drains, it helps if you remove the stopper for better access.

Just be ready for a mess when you pull it out. Have a rag or paper towel ready to catch the junk. You should also wear rubber gloves.

After the junk is removed, run very hot water down the drain for several minutes.

If you don't have time to go to the grocery store, you could also try this with a length of thin wire bent to form a hook on one end. This tool is not as effective, and it will take more effort to catch the hair and the junk – but it can work.

By Tom Feiza, Mr. Fix-It

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