

MINUTES OF THE BOARD MEETING
Of
LOUISIANA STATE BOARD OF HOME INSPECTORS

Friday, June 4, 2021
9:00 AM
Office of the LSBHI
5211 Essen Lane Suite 9, Baton Rouge

Board Members in Attendance:

District 1 – Ashley van der Meulen	District 4 – Paul Collucci
District 2 – Bill Harris	District 5 – Mike Roberts
District 3 –	District 6 – Gordon Atwell
	At Large – Scott Hearne

I

Those members being in attendance, Chairman Gordon Atwell called the meeting to order at 9 AM followed by the Pledge of Allegiance.

The Board reviewed the minutes from the previous Quarterly Board Meeting and a motion was made and seconded to approve the minutes as written.

II

The Board reviewed the background check for Mr. Wosha Ruffin. Mr. Ruffin briefed the board on his criminal background as well as provided the board with letters of professional recommendations.

III

C-21-001 Dickerson v. Landry LHI#10876- SIE found no probable cause, the complaint was dismissed.

C-21-002 Lea v. Wallace LHI#10776- SIE found no probable cause, the complaint was dismissed.

C-21-003 Johnson v. Burroughs LHI#10044- SIE found no probable cause, the complaint was dismissed.

C-21-004 Wood v. Harris LHI#10383- SIE found no probable cause, the complaint was dismissed.

C-20-007 Hagler v. Rowley LHI#10359- The Board dismissed the complaint because the complainant was not present.

IV

The Board reviewed and approved applications for the following providers:

Shawn Bernard – Infield Trainer
Carlton Jones – Infield Trainer
Kyle Juban – Infield Trainer
Kenny Spinosa – Infield Trainer

V

Third-party inspections- Ashley van der Meulen opened the discussion stating that there is no accountability for third-party inspectors and requested the opinion of the Board on whether or not the LSBHI should attempt to bring accountability to these inspectors. After much discussion, Mike Roberts

motioned to move this to the PSA committee to work out the details regarding what is required to take such action. The motion was seconded and carried.

VI

Reselling home inspection reports- Ashley van der Meulen made a motion requiring inspectors to always go back out to the property of a previously performed inspection. Inspection reports should not be resold for any reason. More specifically stating: LAC46XL.123A.1

§123. Home Inspection Reports; Consumer Protection

A. All home inspection reports shall comply with all requirements as set forth in the standards of practice, these rules and the home inspector licensing law.

1. **All reports shall reference one single inspection and shall not be resold for any reason.**

The motion was seconded by Mr. Mike Roberts. The motion passed by a 4-2 vote.

VII

Morgan Spinosa, Board C.O.O.; requested that the Board add an expiration date to all background checks provided to the Board. Mr. Scott Hearne motioned that all background checks shall expire 365 days after the issue date. LAC46XL.113A.8

§113. Qualifications for Licensure and Application

A. Applicants must have:

...

8. applied to the Louisiana State Police for a criminal background check, pay all costs associated therewith and submit the results to the board. **Background checks expire 365 days after the issue date.**

The motion was seconded by Mr. Bill Harris. The motion passed by a 6-0 vote.

VIII

Gordon Atwell combined the Education Committee and Laws and Rules Committee into one Committee. Mr. Atwell set a new guideline requiring there be a minimum of two weeks' notice given to the public prior to any committee meeting. He then appointed Mr. Mike Burroughs as Co-Chairman of the Education/Laws and Rules Committee.

IX

Mr. Joe Cook Jr. requested that the Board consider allowing live streaming to permanently count as classroom continuing education versus online. Mr. Paul Collucci motioned to approve the request and it was seconded by Mr. Mike Roberts. After discussion, the motion failed by a 3-3 vote.

X

Mr. Joe Cook Jr. requested that the Board consider purchasing a new TV for the Board room. Prior to the board meeting, the TV issue was resolved. The Board decided that there is no need for a new TV.

XI

Mr. Joe Cook Jr. requested that the Board consider allowing board meetings to be live-streamed. After much discussion Scott Hearne motioned to allow meetings to be live-streamed with conditions, it was seconded by Bill Harris. The motion passed with a vote of 3-2 and 1 abstention.

Conditions: VIEWING ONLY- online viewers will not have the ability to speak
No continuing education credit will be given for online viewing

XII

Mr. Joe Cook Jr. request that the board hire a tech person to be responsible for setting up and operating the camera/computer during meetings. The board had no objections.

XIII

Mr. Joe Cook Jr. requested an update to the state register. It was stated that the Laws, Rules, and Education committee should review all rules changes that do not require legislative changes and bring them back before the board at the next meeting. The reason for the delay was that a handful of changes required a Law change and we have not been able to go before the legislature at this time. The Board hopes to do so in 2022.

Meeting Adjourned 11:57 AM

Other attendees: Albert Nicaud, Board Attorney; Morgan Spinosa, COO; Barry Landry; Joe Cook; Scott Ragan; Mike Hammel; Brent Roberts; Paul Brunet; Mike Gassen; Wosha Ruffin; David Hartmann; Tracy Turner; Scott Werner; Ceil Fuselier; Roland LeBlanc; Joseph Dendinger III; Sean Root

Minutes recorded by: C.O.O. Spinosa