# Voice Over Script

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| Title/Slide | Content |
| Overview | Buying a new home is an important investment for prospective homeowners. Having a new structure inspected by a licensed home inspector, provides the assurance that discrepancies will be rectified before the drywall is placed.  A Pre-drywall inspection is performed during the construction phase of a new residential structure or remodeling of an existing residential structure.  This e-learning module is the **first part** of the Home Inspection Series.  Subjects covered are:  -The purpose and scope of the pre-drywall inspection  -Inspection timing  -Inspection Structures  -How to organize and report your findings |
| Objective | **Objective**  At the end of this module, the student should be able to:  Comprehend and apply the pre-drywall inspecting and reporting elements |
| Purpose and scope | Pre-drywall inspections, just as the name implies, are performed before the drywall is installed on either new residential structures or remodeling of existing structures.  These standards **apply only** to one and two-family residential structures, townhouses, and to their associated garages and carports. |
| Purpose and Scope-foot note | Standards of Professional practice provides a framework for inspectors, who voluntarily want to use these standards- American Society of Home Inspectors |
| Inspection timing | **Inspection Timing**  Inspections performed with these Standards should occur after the following **components have been installed**:  Foundation components  Floor, wall, and roof structural components  Plumbing, electrical and rough-in components  Windows and exterior doors |
| Inspection timing footnote | Remember:  Client should schedule inspection with builder or other property owner. I addition, permission should be obtained for the inspector to enter the property  Inspectors are not required to report on components that are not installed, visually observable, or not readily accessible |
| Structure components | interactive  Note:  The following interactive is NOT all inclusive of the components that require inspection.  For a detailed list of components use the detailed components link in the interactive. Or select the button below: |
| Pre drywall Inspection checklist | Utilizing a checklist can help you with the walk-through, as well as identifying the components that require inspection.  Based on your findings you will write a report for your client; how to layout your report will be covered in the next section.  Select the "Checklist" button to obtain a sample checklist:  Camera icon: *Using a digital camera allows you to provide your clients visual proof to support your findings.* |
| Report layout: INTRO | At this point you are ready to put all your findings together, in order to achieve that you will have to take your checklist and pictures, analyze your findings, and report them to your client.  Organizing your findings in a report, assures your client will obtain all your findings in a logical manner, as well as demonstrating you are a professional in this business.  Below, are the basic parts of a Pre-Drywall Report; from left to right. Select each button to visualize a sample of that portion of the report. |
| Cover Page | The "cover page" contains:   * Inspection date * Name of client requesting the inspection * Name of the Inspector with certification and license numbers * Consulting firms address and phone number |
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| Cover letter | The "cover letter" or summary contains:   * Preamble * Highlights of issues encountered in the inspection |
| General information | The "General Information" page contains:   * Client and site information * Weather conditions * Building characteristics * Other information |
| Detailed information | Detailed Findings  Contains the findings of the inspection |