Residential Property Inspection



A visual inspection of the general systems and components of the home to identify any system or component listed in the report which may be in need of immediate repair or maintenance.
Systems and components typical to a residential building inspection: Grounds

Exterior

Foundation

Roof

Plumbing systems

Air Conditioning

Electrical systems

Interior systems

Garage
Kitchen Bathroom
Additional Services:
Pool or Spa
Thermal imaging Environmental data (County, State and Federal)
CMC Energy Systems Home Energy Audit
Periodic Building Maintenance Inspection
Air quality testing
Mold testing (as facilitator)

Commercial Property Inspection A visual inspection of the general systems and components of a commercial property to identify any system or component listed in the report which may be in need of major immediate repair.
Systems and components typical to a commercial building inspection:
Roof Exterior Foundation Drainage Paving
Electrical systems

Plumbing systems

Mechanical systems

Interior common areas

A representative sampling of units

Additional Services:

Thermal imaging Environmental data (County, State and Federal) - Not a Phase I environmental report

_ Air quality testing

_ Mold testing (as facilitator)

_ **Thermal Imaging Inspection** Infrared inspection with a FLIR thermographic camera enables a powerful noninvasive method to monitor and diagnose the condition of buildings. The inspector can quickly identify problem areas that can't be seen by the naked eye, eliminating destructive probing methods. Results are captured and documented into professional reports, and provide tangible proof of the inspector's findings.

Ian S. Laing
of First Resort Residential and Commercial Building Inspection Services
is a Certified Level I Infrared Thermographer and Certified Building Science Thermographer (CBST) with FLIR Systems. First Resort offers a unique value added service to residential and commercial clients.

Environmental Data Report Developed exclusively for home buyers and sellers, the **ED R Neighborhood Environmental Report™**
identifies potential environmental risks such as leaking underground tanks, landfills and toxic waste sites on or near a property that may threaten a family's health or the value of their investment. It is generated from the largest collection of local, state and federal hazard records in the U.S. by the country's most trusted source of environmental risk information.

The EDR Report is delivered in a comprehensive, easy to understand summary and is available to home buyers, home sellers, and homeowners through
First Resort Residential and Commercial Building Inspection Services
.

The EDR Report is available for commerical properties, however, is not equal to a Phase I environmental report.

Periodic Building Maintenance Inspection The Periodic Building Maintenance Inspection is used to identify defects, wear, and other maintenance issues related to the major systems in a home before they become hazardous or costly.

As a preventive measure, this type of inspection will save a homeowner time and money in the

long run, and ensure optimal performance of the home.

CMC Energy Systems Home Energy Audit

Ian S. Laing of First Resort is a trained
Home Energy Tune-Up
inspector with
CMC Energy Systems
. Around 500 data points are collected and analyzed from a home to produce a Tune-up Report that shows how to reduce energy usage, and improve the comfort of a home.

Draw Inspection

A construction draw report provides an objective third party confirmation of the progress stage of construction, and can save time in processing draw requests from your lender. Construct ion draw reports combine digital photography with a written draw sheet to ensure accuracy and objectivity.

New Home Construction Punch List Inspection

A walk-around inspection that results in a "punch list" of incomplete items, or unsatisfactory work items. Examples include damaged building components, or problems with the installation of building materials. This may be performed during construction, or after substantial completion.

