

Green Technologies Institute

HOME INSPECTION DESIGNATION COURSES

Section One – The Inspection Process (15 Hours)

This course provides an introduction to the real estate inspection process; the concept of disclosure; identifying clients & sources of referrals; legal requirements; qualifications; employment opportunities; pre-inspection agreements; data collection and types of reporting formats & tools necessary to participate professionally in the trade.

Section Two – Structural Design for Home Inspectors (15 Hours)

This course provides an introduction to structural systems & types of framing; a detailed study of architectural building styles; multi-family housing units; the use of plans in professional home inspections; the inspection of the structure; crawl spaces; doors & windows; interior walls & ceilings; floors; stairways; attics, & ventilation.

Section Three – Exterior Home Inspections (15 Hours)

This course will familiarize the student with the process for inspecting the exterior of a residential structure, including the foundation; footings; different types of roofing and flashing; chimneys; walkways; entrances; stairways; decks and porches; driveways and patios; carports and garages; exterior walls, windows and doors.

Section Four – Electrical Inspections for Home Inspectors (15 Hours)

This course will introduce the student to electricity theory and terminology; wire types and sizes; services entrances and panel boxes; circuits and receptacles; the standards of an electrical inspection; ground fault, arc fault; safety concerns and electrical hazards that confront an inspector.

Section Five – Mechanical Inspections for Home Inspectors (15 Hours)

This course will introduce the heating systems; forced air & hydronic heating systems; heat pumps; fire places; & heating alternatives, such as electric, radiant & solar heating systems. Includes an introduction to plumbing systems; water supply & piping systems; drainage & waste disposal; plumbing fixtures; water heaters; and the process for properly inspecting plumbing systems.

Section Six – Interior Home Inspections (15 Hours)

This course familiarizes the standards for inspecting the interior of a home prior to a real estate sale, includes the inspection of kitchens; their appliances; laundries; bathrooms; their fixtures; insulation and vapor barriers; safety and security devices; smoke detectors, and indoor air quality issues.

Section Seven – Professional Practices (15 Hours)

This course provides the student with an in-depth analysis of the professional standards and practices of state and national home inspection associations; insurance; licensing; business record keeping; advertising and codes of ethics. Florida Statutes and the sections of the Florida Administrative Code that are related to the practice of real estate home inspection are examined.

Section Eight – Home Inspection Examination Preparation (15 Hours)

This course provides the student an opportunity to recursively practice with written testing materials associated with each of the sections of the Home Inspection curriculum. Relevant test questions to each area of the discipline are randomly selected on multiple instruments, where students can learn to improve their test-taking skills in preparation for a State License Examination.