

CAHPI NATIONAL CERTIFICATION PROJECT

QUESTIONS AND ANSWERS

1) Why has CAHPI developed and promoted the National Certification?

The Canadian Association of Home and Property Inspectors (CAHPI) did not develop the National Certification Program. It was a response to the CMHC study in 1996, which identified inconsistencies in home inspections across Canada.

2) What or who generated interest in the National Certification Program?

Increased demand for home inspections and the lack of qualified practitioners lead to a number of consumer concerns – primarily inconsistencies in the quality and level of service provided. The Canadian public, through CMHC, demanded an accountable level of competence and training.

3) Why is CAHPI the organization that has taken on this project?

CAHPI is the organization that was created by organized Canadian home inspectors to undertake this project. It is the only national inspection association with representation from across Canada. CAHPI is an association of associations – the seven provincial/regional associations provide the funding, support and manpower to maintain CAHPI.

4) What gives CAHPI the authority to lead this project?

Through the National Initiative, which has the support of the Federal Ministry of Housing, CMHC and HRSDC, the home inspection industry was encouraged to establish one umbrella organization that receives its support and direction from the provincial/regional associations. This organization is CAHPI. CAHPI is empowered to speak on the behalf of the Canadian home inspection industry at the national level.

5) What role does the Government of Canada have in this process?

They have provided encouragement and financial support to accomplish these goals.

6) Are other Home Inspection groups excluded from this program?

No. Any individual who feels he/she possesses the qualifications is invited to apply for National Certification.

7) Are the rules and criteria the same for members of CAHPI and non-members?

Yes.

8) What is the process for the Certification of existing Home Inspectors, especially the RHI members? Will they be grandfathered?

No. Every applicant's credentials will be evaluated against the requirements of the National Certification Program.

9) If I were an RHI, why and how would it benefit me to apply to be a National Certificate Holder ?

The National Certification will be a nationally recognized credential in addition to your RHI qualification. As the Program grows it is reasonable to expect public recognition of, and therefore a demand for, National Certificate Holders. Having both designations can make your service more attractive to the public. By 2008 it is expected that the various relocation services and other national stakeholders will recommend inspections by National Certificate Holders as a minimum standard.

10) Why would I become a RHI, instead of becoming a National Certificate Holder?

While fees have not yet been established, it is anticipated that the most cost-effective and convenient way to attain and maintain your designation as a National Certificate Holder will still be through membership in one of the provincial/regional CAHPI associations.

You could be a National Certificate Holder and remain unaffiliated with any provincial/regional CAHPI association, however you are not a member of CAHPI itself; therefore, you could not use the CAHPI logo nor promote a non-

existent membership. As both an RHI and a National Certificate Holder member of a provincial/regional CAHPI association you would benefit from both national and provincial promotions, self promotion of your qualifications, logo use and peer association. It is the responsibility of the provincial/regional associations to promote their members and their qualifications.

It is anticipated that the successful candidate for a National Certificate would be a practicing home inspector in all province/regional associations, most likely with at least an Associate status.

11) How will experienced inspectors who are not members of a CAHPI association be tested and evaluated?

Applicants will all undergo a background review and will have to complete at least one Test Inspection with Peer Review (TIPR). All National Certificate Holders will have to complete one TIPR every five years. Non-members will be evaluated according to the same formula that is used for provincial/regional CAHPI association members.

12) What is a Test Inspection with Peer Review?

Each applicant will be required to inspect a house with known deficiencies and deliver both a verbal and a written report on the home to a team of evaluators or examiners. The written report must meet the requirements of the Standards of Practice and the Code of Ethics.

13) I've been inspecting homes for fifteen years. Why do I have to have a background review and Test Inspection with Peer Review?

In order to establish a consistent level of competence among home inspectors, all applicants will be required to follow the same process.

14) How do the examiners become qualified to do their work? Who tests them?

The examiners will be National Certificate Holders, very experienced, respected members of their profession; the Chief Examiner will test them as part of the qualification process.

15) What are the fees for certification?

The fees for certification have not been established yet but will be posted on the CAHPI website at the appropriate time.

16) Will there be a difference in the fees for CAHPI provincial/regional association members and non-members?

Yes. There will be a higher cost for non-members since a significant portion of membership dues have already been invested into the development of the program by the members of provincial/regional CAHPI associations.

17) What are the challenges for CAHPI in dealing with non-members?

Membership in a provincial/regional CAHPI association already includes a portion of the background review required by the National Certification Program. For non-member applicants, the National Certification Council has an additional review to complete.

18) What is the National Certification Authority and who are members?

The National Certification Authority (NCA) is an arms-length body whose mandate is to manage and control the certification and accreditation processes. The CAHPI Board of Directors currently appoints members of this 'Authority'.

19) What is the National Certification Council and who are members?

The National Certification Council (NCC) will undertake certification assessments and make recommendations to the National Certification Authority as to what stage an individual fits within the National Certification Model.

The NCC is appointed by the NCA, and its membership is composed of home inspectors and respected members of the community. In the future, it is anticipated that the make-up of the NCC could be reviewed and determined by the National Certificate Holders.

20) What is the National Accreditation Council and who are members?

The National Accreditation Council (NAC) is responsible for reviewing and granting accreditation to training providers and/or the home inspection courses and programs offered by provincial/regional associations as well as non-CAHPI associations.

The NAC is appointed by the NCA, and its membership is composed of home inspectors and respected members of the community. In the future, it is anticipated that the make-up of the NAC could be reviewed and determined by the National Certificate Holders.

21) Is there an appeal process if an application is denied?

Yes, appeals can be made to the National Certification Authority.

22) Will the CAHPI portion of my provincial/regional CAHPI association dues go to funding the National Certification promotion, even if I don't want it to?

No. The National Certification Program is intended to be self-supporting.

23) Where does the funding for National Certification Program come from?

The initial funds were provided by dues levied by provincial/regional CAHPI associations, as well as various Government agencies and outside sources. Once operational the Program is expected to be self-supporting.

24) Where do the TIPR home(s) come from?

Examiners have an established process for finding homes as required.

25) Is there an appeal process if a TIPR is not passed?

Yes. Appeals can be filed with the Chief Examiner.

26) Will the examiners have to be CAHPI members?

No. Examiners will be National Certificate Holders approved by the Chief Examiner.

27) Will National Certificate Holders be required to carry Errors and Omissions insurance?

The issue of E&O insurance is addressed by the provincial/regional associations, not by the National Certification Program.

28) Since the National Certification Program was initiated by a CMHC study, will CMHC be promoting this program?

CMHC has supported the development of the program; future promotion of the Program by CMHC is yet to be determined.

29) Is the National Certification Program within the by-laws of CAHPI?

Yes, in general it is. Some minor amendments will be needed for full compatibility.

30) Are commercial property inspections covered by this program?

No, this program is targeted at residential properties.

31) Is there an acronym for National Certification Holder?

No there is no acronym; only the full spelling of the term is acceptable and official.