

**DRAFT**

**HOME INSPECTORS LICENSING BOARD**

**July 8, 2025**

**Indiana Government Center South 402 West Washington Street, Room W064  
Indianapolis, Indiana 46204**

**CALL TO ORDER**

The meeting was called to order at 12:00 PM, pursuant to public notice posted at the principal office of the board at least forty-eight (48) hours before the time of the meeting.

**BOARD MEMBERS PRESENT:** Randy Surette, Chairman  
Nelson Frech

**BOARD MEMBER PRESENT  
ELECTRONICALLY:** John Longenecker, Vice Chairperson

**STATE OFFICIALS PRESENT:** Tracy Hicks, Board Director  
Ruth Hashu-Roorda, Assistant Board Director  
James Harry, Deputy Attorney General

**CALL TO ORDER AND ESTABLISHMENT OF QUORUM**

**ADOPTION OF THE MINUTES FROM THE MARCH 11, 2025 MEETING OF THE BOARD**

A motion was made and seconded to adopt the minutes of March 11, 2025 meetings.

Frech/Longenecker  
3/0/0  
Voting in Favor: Randy Surette, John Longenecker, and Nelson Frech.  
Motion carried.

**OFFICE OF THE ATTORNEY GENERAL'S REPORT**

Verbal and written report provided. It was reported there are twenty open files with an average age of seven months, five open litigation files, two of which will be heard today, and complaints have an average age of four months to process.

**CONSIDERATION OF MOTION TO DISMISS**

1. Rollie Mason, HI01600086  
Cause Number 202502-HIB-0001

A motion was made and seconded to grant the Motion to Dismiss.

Frech/Longenecker  
3/0/0  
Voting in Favor by roll call: Randy Surette, John Longenecker, and Nelson Frech.  
Motion carried.

**ADMINISTRATIVE HEARING; PETITION TO REMOVE PROBATION**

1. Richard Christie, HI02400034  
Cause Number 2024HILB0003

A motion was made and seconded to remove the probation status.

Longenecker/Frech  
3/0/0

Voting in Favor by roll call: Randy Surette, John Longenecker, and Nelson Frech.  
Motion carried.

### **ADMINISTRATIVE HEARING; ADMINISTRATIVE COMPLAINT**

1. Frederick Carlson, HI01600114  
Cause Number 202503-HIB-0002

A motion was made and seconded to issue a Notice of Proposed Default.

Frech/Longenecker

3/0/0

Voting in Favor by roll call: Randy Surette, John Longenecker, and Nelson Frech.  
Motion carried.

### **PERSONAL APPEARANCE AND CONSIDERATION OF APPLICATION FOR REINSTATEMENT**

1. Evan Hunt, HI01600096

Mr Hunt failed to appear. The Board took no action on this application. There was no positive response to the reinstatement questions, rather he failed to provide proof of liability insurance. His application is still pending.

### **PERSONAL APPEARANCE AND APPLICATION FOR HOME INSPECTOR LICENSE**

1. Patches Maxfield

A motion was made and seconded to approve the application for license after testimony explaining the offensive touching conviction as a result of a food fight with his girlfriend while intoxicated.

Frech/Longenecker

3/0/0

Voting in Favor by roll call: Randy Surette, John Longenecker, and Nelson Frech.  
Motion carried.

### **APPLICATION FOR HOME INSPECTOR LICENSE**

1. Dylan Gogerty

A motion was made and seconded to approve the application for license on indefinite probation with no right to petition for removal until his criminal obligations have been met as a result of Operating a Vehicle with an Alcohol Concentration Equivalent to at Least .08 but Less than .15.

Frech/Longenecker

3/0/0

Voting in Favor by roll call: Randy Surette, John Longenecker, and Nelson Frech.  
Motion carried.

2. Matthew Hughes

A motion was made and seconded to require a personal appearance regarding his criminal record.

Frech/Longenecker

3/0/0

Voting in Favor by roll call: Randy Surette, John Longenecker, and Nelson Frech.  
Motion carried.

### **DISCUSSION OF PROCESSING APPLICATIONS WITH CONVICTIONS**

It was the decision of the board to direct PLA staff to send applicant conviction records to one board member to determine if the applicant needs to appear before the board when the application is reviewed by the entire board at a scheduled board meeting.

## **REVIEW OF CONTINUING EDUCATION COURSES**

1. McKissock 100% Education: CE10800899

A. Wood Destroying Organisms – ongoing, 3 CEU

A motion was made and seconded to deny the request for approval due to the fact that the course subject does not fall under any of the subjects listed in 878 IAC 1-5-2.

Frech/Longenecker

3/0/0

Voting in Favor by roll call: Randy Surette, John Longenecker, and Nelson Frech.

Motion carried.

## **GENERAL DISCUSSION**

Can a licensee accept compensation for recommending contractors, products or services to inspection clients or parties other than the inspection clients?

It was the consensus of the board that this is referenced in the board's code of ethics rule 878 IAC 1-2-2.

## **ADJOURNMENT**

The meeting adjourned at 1:33 p.m.