

Department of Legislative Services
Maryland General Assembly
2002 Session

FISCAL NOTE

House Bill 868
Economic Matters

(Delegates Fulton and Kach)

Home Inspectors - Professional Development Requirements

This bill requires successful completion of at least 15 clock hours of professional development instruction for the renewal of a home inspector license.

Fiscal Summary

State Effect: One-time increase of \$17,500 in FY 2003 general fund expenditures for computer programming and printing. Revenues would not be affected.

Local Effect: None.

Small Business Effect: Potential minimal.

Analysis

Bill Summary: The bill requires that in order to renew a home inspector license, a licensee must provide evidence of the successful completion of at least 15 clock hours of professional development instruction over the preceding two-year licensing term.

Through regulation, the Commission of Real Estate Appraisers and Home Inspectors may provide exceptions to the professional development requirement, and the commission must approve the form, subject matter, instruction method, and provider of the coursework. The provider of a course must issue a certificate of completion that states the number of clock hours of the course.

The bill does not limit the commission's authority to require additional education, training, or experience to ensure the competency of licensed home inspectors.

Current Law: Effective July 1, 2002, an applicant for a home inspector license must have completed a minimum of 48 hours of an off-site training course approved by the commission or a national home inspection organization, and have a high school diploma or its equivalent.

After a two-year term, the commission must renew the license of a home inspector who pays to the commission a renewal fee not to exceed \$400, submits a renewal application on the form the commission provides, and otherwise is entitled to be licensed.

There are no statutory requirements relating to continuing education or professional development as a condition of renewal of home inspector licenses.

State Fiscal Effect: A one-time general fund expenditure increase in fiscal 2003 would include costs to update electronic and database software (\$15,000), and printing and mailing costs for pamphlets (\$2,500) to update licensees on professional development requirements for license renewal.

Background: Home inspectors came under the regulatory authority of the commission in 2001 pursuant to Chapter 470. License applications are currently being prepared to begin registering home inspectors in the State. Applicants will pay a \$50 application fee and a \$400 original licensing fee, and a \$400 renewal fee every two years.

Additional Information

Prior Introductions: None.

Cross File: None.

Information Source(s): Department of Labor, Licensing, and Regulation; Department of Legislative Services

Fiscal Note History: First Reader - February 14, 2002
ncs/cer

Analysis by: Mitchell J. McCalmon

Direct Inquiries to:
John Rixey, Coordinating Analyst
(410) 946-5510
(301) 970-5510