



## Code of Ethics

The true foundation for professional conduct is a clear, unambiguous, ethical standard by which every member must adhere. Since ethics can be subjective, based on one's own moral compass, this Code of Ethics has been established by the Independent Home Inspectors of North America (IHINA) for its members.

1. Members shall not solicit home inspection business from anyone having a vested interest in the sale of the property to be inspected, other than the client, including but not limited to real estate brokers and salespersons.
2. Members shall not offer or provide any gratuity or inducements directly or indirectly to anyone who has a vested interest in the sale of property, other than the client, in exchange for client referrals for inspection business.
3. Members shall not have any obligation to any party, other than the client in the inspection process, other than to be courteous and professional. Members shall only receive compensation from their client and shall not accept any other direct or indirect compensation from another party, without approval of the client.
4. Members shall not disclose or discuss with a third party any information concerning the findings of the inspection without the approval of their client. This prohibition may be waived if the inspector determines there is an immediate health, safety or other situation that could threaten the well being of the occupants of the property.
5. Members shall promptly disclose to their client any potential conflict of interest which could exist or result by inspecting a property.
6. Members shall not allow an interest in any other business or personal relationship, to affect the quality or outcome of their inspection work. Members shall disclose to their client if another business interest or personal relationship might have a potential effect on the quality or outcome of the inspection.
7. Members shall not use the inspection work as a vehicle by the inspector to deliberately obtain work in another field.

8. Members shall not perform any work for compensation on any items found to be in need of corrective action, repair or replacement in the inspected property for a period of one year from the date of the inspection.

9. Members shall not provide contractor, tradesperson or professional referrals for any of the repairs or corrective actions found to be needed at the inspected property, unless requested by the client.

10. Members shall impart the findings of an inspection to their client honestly and without compromising the importance of any findings. Members will always act in good faith towards their client.

11. Members shall promptly respond to client inquiries or complaints regarding inspection work performed for that client. Members shall work in good faith to help answer questions or resolve issues as expeditiously as possible.

12. Members shall uphold the honor and dignity of their profession. Members shall report any suspected violations of this Code by other members to the IHINA director.

(IHINA Code of Ethics Adopted 9/12/03)