



# AMERICAN SOCIETY OF HOME INSPECTORS

[www.ASHI.org](http://www.ASHI.org) | [www.HomeInspector.org](http://www.HomeInspector.org) | [www.ASHIReporter.org](http://www.ASHIReporter.org)

To Whom It May Concern:

Since our founding in 1976, The American Society of Home Inspectors (ASHI) has embraced the highest standards of integrity, ethical conduct, and professionalism. ASHI is a not for profit professional association of approximately 7,000 members throughout North America.

As a professional association, we encourage our members to comply with all federal, state and local laws. Compliance by our members with stay-at-home orders could have unintended consequences on the health and safety of your citizens. I respectfully request that you consider the unintended consequences that stay-at-home orders could have on the health and safety of citizens involved in real estate sales transactions.

The absence of a professional home inspection could expose home owners and home buyers to unnecessary safety hazards and financial risks. Consumer protection focused concerns like fire hazards, unsafe mechanical systems, suspect structural conditions, proper upkeep and other conditions impacting the health and safety of properties are frequently identified during a professional home inspection.

ASHI, many other governmental leaders, and the general public consider home inspections to be a vital and essential part of the real estate sale process. The U. S. Department of Housing and Urban Development (HUD) recommends that buyers of all houses have a professional home inspection performed. Home inspections focus on numerous health and safety issues, and they also play a vital role in identifying defective components and systems in the homes in your state.

In areas where our members are legally permitted to inspect, ASHI promotes health and safety measures to help reduce the spread of COVID-19. Please use this link to see how we advise our members about prudent safety precautions when performing home inspections.

<https://www.homeinspector.org/Resources-News/Covid-19-Home-Inspections>

If the sale and purchase of residential real estate is considered an essential service in your state during the COVID-19 pandemic, we respectfully request you acknowledge that home inspections are essential as well. The transaction is seriously flawed without a professional inspection.

Please provide ASHI with specific guidance regarding the practice of home inspections in your state at this time.

Respectfully submitted,

James Thomas  
ASHI Executive Director