

HOME INSPECTORS GUILD MEMBERSHIP GUIDELINES

I. APPLICATION FOR MEMBERSHIP

Applications for membership are available from the Association office. Except for B and C, all items are required annually for renewal of membership along with 12 hours of Continuing Education or successful completion and passing of the National Home Inspector's Exam,

- A. Background Check completed by an approved CBI process and cleared by FBI
(We reserve the right to request a background check at the members expense to review upon cause)
- B. Fingerprint clearance
- C. Active Membership in a national recognized Home Inspector's Association
- D. Bonding in the amount of \$10,000
- E. Proof of Insurance, Indemnifying the Grand Junction Area REALTOR® Association, as follows:
 - a. E & O (\$100,000/\$300,000)
 - b. General Liability (Minimum \$250,000)
 - i. Bodily Injury
 - ii. Property Damage; and
- F. Proof of Ten (10 Paid Inspections or a compilation of Five (5) supervised unpaid Apprentice Inspections and Five (5) paid Inspections.

II. AFFILIATE MEMBERS

Application requirements shall be as stated in the Bylaws. All "Guild" members are classified as Affiliate Members. Affiliate Members are exempt from the membership requirement to attend the Ethics Class or the Orientation class to be formally approved as members.

Affiliate members are introduced at a general membership luncheon meeting and will be required to abide by the highest standards of professionalism.

III. ACCEPTABLE APPLICATION REQUIREMENTS

A. Application Forms

Application forms must be fully completed and signed by the applicant and submitted to the Association office with proper application fees.

B. Publication of Applicants

Names of applicants for membership will be approved by the Board of Director's at their monthly meetings. Any objection to their membership must be in writing and be submitted to the attention of the Chairman of the Association for review prior to the Board of Director's decision and recommendation for approval.

III. APPROVAL OF APPLICATION BY THE BOARD OF DIRECTORS

Upon completion of the application and required education (subject to change from time to time by the Board of Directors), applications shall be submitted to the Association for review, resulting in acceptance or rejection. Upon completion of membership requirements, the candidates will be notified by the Association of the time and place for induction.

IV. FEES

A. Annual Dues

The annual dues are set by the Board of Directors annually.

B. Application Fee

The application fee set by the Board of Directors is \$150.00 one-time fee for an affiliate.

V. BENEFITS OF MEMBERSHIP

You will share the opportunities and challenges of organized real estate as a full fledged participating member, dedicated to professionalism in all your practices.

VI. OBLIGATIONS OF MEMBERSHIP

To accept and abide by all requirements of the Constitution, Bylaws, MLS Rules, and Regulations of the Grand Junction Area REALTOR® Association.

To fully accept as a personal charge, the Code of Conduct as set forth by the Home Inspectors Guild and to conduct your business in full accordance with its tenets.

To pay your dues promptly, to attend required classes, and to do your part when called upon.

To abide by the rules of entering property as set forth by the Board of Directors, honoring the communication process for setting appointments.

VII. OBJECTIVES OF MEMBERSHIP

- A. To encourage and foster high ethical standards in your profession.
- B. To take an active interest in the present and future welfare of our community.
- C. To uphold and develop faithful services as the basis of worthy enterprise.
- D. To promote legislation beneficial to personal and private ownership of real property and to oppose legislation harmful thereto.

VIII. CONFIRMATION

It is assumed that in asking for membership, you are in entire sympathy with the ideals and principles of the Grand Junction Area REALTOR® Association and will conduct yourself in business accordingly.

ACKNOWLEDGMENT:

I, _____, the undersigned, do hereby acknowledge and accept the membership requirements of membership, fees, obligations of fees, benefits and objectives, and agree to abide by them so long as I am a member applicant or member of the Grand Junction Area REALTOR® Association.

Typed Name

Company Name

Date

Signature