

1 **SENATE FLOOR VERSION**

2 February 10, 2022

3 SENATE BILL NO. 1750

By: Daniels

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6 An Act relating to home inspections; amending 59 O.S.
7 2021, Section 858-622, which relates to definitions;
8 expanding definition; allowing for pricing options
9 for services provided by home inspectors; and
10 declaring an emergency.

11 BE IT ENACTED BY THE PEOPLE OF THE STATE OF OKLAHOMA:

12 SECTION 1. AMENDATORY 59 O.S. 2021, Section 858-622, is
13 amended to read as follows:

14 Section 858-622. As used in the Home Inspection Licensing Act:

15 1. "Board" means the Construction Industries Board;

16 2. "Committee" means the Committee of Home Inspector Examiners;

17 3. "Home inspection" means a visual examination of any or all
18 of the readily accessible physical real property and improvements to
19 real property consisting of four or fewer dwelling units, including
20 structural, lot drainage, roof, electrical, plumbing, heating and
21 air conditioning and such other areas of concern as are specified in
22 writing to determine if performance is as intended;

23 4. "Home inspection report" means a written opinion of the
24 functional and physical condition of property written by the

1 licensed home inspector pursuant to home inspection. The inspection
2 report may include a cost estimate, or a range of estimated costs,
3 to correct any defect. Additional inspection services provided
4 beyond or outside the scope of the standards of practice, as
5 established by the Constructions Industries Board, shall be a
6 contractual matter between the parties. Additional services may
7 include a determination of the cost or a range of estimated costs to
8 correct any defect; and

9 5. "Home inspector" means an individual licensed pursuant to
10 the Home Inspection Licensing Act who, for compensation, conducts
11 home inspections.

12 SECTION 2. It being immediately necessary for the preservation
13 of the public peace, health or safety, an emergency is hereby
14 declared to exist, by reason whereof this act shall take effect and
15 be in full force from and after its passage and approval.

16 COMMITTEE REPORT BY: COMMITTEE ON BUSINESS, COMMERCE AND TOURISM
17 February 10, 2022 - DO PASS
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