

INSPECTION SUPPORT SERVICES INC

SYLLABUS: ISS-FN401 – Inspecting Existing Dwellings

INSTRUCTIONAL GOALS

This workshop has two parts: an introduction to inspecting existing dwellings and an advanced component. The first part is a 4 day, prerequisite course that emphasizes basic construction and renovation practices, provides in-depth discussions about existing building systems and demonstrates how to recognize building defects.

The second part of the workshop is optional. It is not part of this course. This additional, advanced three-day course is offered for those participants that want to continue their studies in specific areas, such as cost estimating and work description writing. As well, this course introduces CMHC's Residential Rehabilitation Assistance Program (RRAP).

LEARNING OUTCOMES

Learning outcomes are clear statements of the critical/essential knowledge, skills and attitudes that a student is required to demonstrate to indicate successful completion of this course. Upon successfully completing the course the student will be able to:

- understand basic construction and renovation practices
- identify the building systems and components
- understand existing building systems
- understand the "House as a System"
- understand the concepts of building science
- recognize and identify building defects
- perform a on-site inspection of a house
- summarize building conditions details in a written report

COURSE CONTENT

- House as a System
- Intro to EnerGuide™
- Residential Building Systems – Structure, Building Envelope, Plumbing, Heating, Electrical, Fire Safety
- Codes in General
- Inspections
- Report Writing
- Case studies

NEEDS AND RESOURCES

Required Background

This workshop is targeted to renovators, contractors, construction workers, maintenance workers, home inspectors and those involved in inspecting and renovating First Nations housing.

Required Materials

- Course notes – provide in the course materials

Online Resources

- Referenced technical papers specified in the course

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COURSE SCHEDULE

This is normally delivered as a four day workshop on inspecting existing dwellings in class. This may also be completed as a 32 hour online self-study format. The online course is scheduled for 8 weeks maximum.

POLICIES AND PROCEDURES

General Rules:

It is expected that all work must be performed by the individual student. Any student having an academic concern or questioning an academic decision should first discuss the matter directly with their course instructor; if the issue is not resolved then with the ISS Program Coordinator. The ISS Program Coordinator's decision is final. Further information may be found on the Inspection Support Services webpage under Training and a link to ISS Education Policy.

Grading:

Grading does not apply to this course. Participants that require this as an academic credit course for can opt for a “proctored exam” at the completion of the course. (See ISS Training Pages on the web for more information) There’s an additional fee of \$100 to cover the cost of the exam, which does not include any fee for the proctor. Contact the ISS office for the exam.

ADDITIONAL INFORMATION

NOTE: This course was originally designed and developed by ISS for First Nation National Building Officers.

The information contained in this training program represents what is considered to be the most current and the best understanding of the subject at the time of the delivery of the program. Nevertheless, it is to be expected that new research may supersede some aspects of our current understanding. Neither ISS, nor the consultants can be held responsible for the costs or consequences of any claims or actions in contract or in negligence arising from applying any of the information.

Neither ISS nor the trainers will be held responsible for the consequences (financial costs, property damage, health risks, etc.) suffered by the occupants of dwellings that were evaluated by the participant.

While every effort is made by the instructor to cover all content material listed in this outline, the order, **content and/or evaluation may change as a result of special circumstances (e.g. technology/equipment** problems and/or changes, etc). In any such case, every effort will be made to make appropriate adjustments to the course delivery.

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