

## Dale Phillips Inspections Services

Dale Phillips inspections was founded in 1988 to perform inspections for the Real Estate community. In the early 90's Dale branched out into engineering, design of foundation and frames for the builder. Since then Dale and his inspection staff have performed thousand's of inspections in Houston, Austin, San Antonio, Dallas Fort Worth and Colorado. Dale is ICC Certified Building Official , One & Two Family Dwelling and Certified Building inspector. Dale served on the board of the NAHB and is the only inspector to have served on the board of the Greater Houston Builders Association . He remains involved with the GHBA & NAHB performing continuing education seminars' yearly. Dale continues to be involved in the building industry through inter action between builders, homeowners and building material suppliers through his radio program. He can be heard Saturdays from 8 to 11 on KSEV 700 AM and KSEV 550 AM. The DPIS team includes State Licensed Professional Engineers, ICC code certified inspectors, State Licensed TREC inspectors and Energy Star certified inspectors. All inspectors are required to attend monthly training at DPIS. Inspection reports and inspectors are regularly reviewed by our quality control department to insure consistency.



Texas Real Estate Commission

International Code Council



**National Fire Protection Association**

The authority on fire, electrical, and building safety



## Dale Phillips Inspections Services

1600 East Hufsmith  
Tomball Texas 77375  
866-404-3747  
email : info@dpis.com  
www.dpis.com.com



## Inspection Services

*Forensic*

*Certified Energy Star Evaluation*

*Residential , Structural & Mechanical*

*New Home Inspections, Consulting & Phase*

# 866-404-3747

We accept



## Why have a home inspection?



The purchase of a home is one of the largest investment, you will ever make. You need to know the condition of the property and the need for any repairs prior to your final decision to purchase.

### What is a home inspection ?

A home inspection is a visual examination of the structure, roof, foundation, mechanical, plumbing and electrical systems of a home.

### Should I be at the inspection ?

You don't have to be present for the inspection, but we recommended that you are. This is the best time to learn from your home inspector. When your DPIS inspector has completed his inspection he will go over each item of the report with you.

### What if I find problems after I move into my new home?

A home inspection is not a guarantee that problems won't develop after you move in. The inspection is an evaluation of the home at the time of the inspection. However if you do have a problem you believe should have been mentioned in the report. Call and talk to your inspector to clarify the situation. Misunderstandings are often resolved in this manner.

### What do I do if the inspector reveals problems?

No house is perfect not even a new one. If a DPIS inspector finds problems, it doesn't mean you shouldn't buy the house. With every inspection we make sure you understand the condition of the property. We are only one part of your decision making process, the final decision to buy or not to buy is yours.



## RESIDENTIAL INSPECTION FEES

**Structural Only .....starting at.....\$ 190.00**  
over 2000 sq ft .10 per sq ft

**Mechanical Only .....starting at .....\$ 190.00**  
\$ 25 each additional HVAC system over two

**Re-Inspection .....starting at .....\$ 150.00**

### Combination - Structural & Mechanical

**0000-2000 sq. ft. ....\$ 250.00**  
**2000-2500 sq. ft. ....\$ 300.00**  
**2500-3000 sq. ft. ....\$ 340.00**  
**3000-3500 sq. ft. ....\$ 380.00**  
**3500-4000 sq. ft. ....\$ 450.00**  
**4000-4500 sq. ft. ....\$ 460.00**  
**4500-5000 sq. ft. ....\$ 490.00**  
**5000 + .....\$00.11 per square foot**  
**Add for Pier & Beam Foundation .....\$ 50.00**

### Forensic Inspection

Foundation Movement  
Structural integrity inspection

**Forensic report .....starting at .....\$ 175.00**  
**Structural Engineer report...starting at ..... \$ 375.00**

**Construction Phase inspection ...starting at ...\$ 150.00**

**Pool Inspection.....\$150.00**

### Energy Evaluation

*Complete Home Energy Rating System Evaluation includes, house measurements, Insulation Inspection, Blower Door / Duct Blaster and Infrared Scan. All energy evaluations performed by Certified Energy Raters*

\$ 00.23 per square foot

### Duct Blaster Test . 250.00

(up to 2 HVAC systems—each additional \$75. each)

### Infrared evaluation

**0000 - 4000.....\$ 350.00**  
**4000 - 5000.....\$ 450.00**  
**5000 - 6000.....\$ 550.00**

Combined Structural & Mechanical  
Inspection includes

Grading, Foundation, Walls Interior & Exterior, Doors, Windows, Ceilings, Fireplace and chimney, Attic Insulation, Attic Ventilation, Roof Framing, Roof covering, etc.

### Mechanical

Furnace system, Air conditioning system , Ducts, vents, Ranges, Ovens, Vent hoods, Microwaves Dishwasher, Garbage disposal units, Trash compactors, Exhaust fans, Whole house vacuum systems, Garage doors automatic openers. etc.

### Plumbing systems

Tubs, Showers, Sinks, Toilets, Water heaters, Visible water supply and drain lines, Visible gas lines etc.

### Electrical

Electrical service - inside and out, Main service panel, Sub panels, Outlets, Fixtures, Ceiling fans, etc.

*Inspectors are Licensed by the Texas Real Estate Commission Code Certified by the ICC and HERS energy rated. Our Professional Engineer are licensed by the State of Texas.*



866-404-3747  
1600 East Hufsmith  
Tomball Texas 77375

email : info@dpis.com.com  
www.dpis.com