**Section 1410.250 General Home Inspection Requirements**

a) A home inspector entity licensed pursuant to the Act and this Part shall only utilize licensed home inspectors to conduct home inspections and to sign home inspection reports.

b) The licensed home inspector who signs a home inspection report on behalf of themselves or a home inspector entity shall include: their name, license number, expiration date of their license, written or electronic signature, and the names and license numbers of all the home inspectors that contributed to the home inspection report or to any supplemental or subsequent written evaluation of that report.

c) The licensed home inspector who signs a home inspection report on behalf of a home inspector entity shall either be the managing home inspector or the entity or the entity's licensed designee.

d) The home inspector entity and the managing home inspector are responsible for the actions of all their licensed and unlicensed employees, agents, independent contractors, and representatives while providing home inspections or home inspection services.

e) Each managing home inspector shall inform the Division, in a manner prescribed by the Division, the name and license number of all home inspectors employed by or associated with the home inspector entity. Each managing home inspector shall notify the Division of the name and license number of a licensed home inspector whose employment or association with the entity has terminated. Notification shall be made within 14 days after termination.

f) A home inspector entity shall report to the Division, in a manner prescribed by the Division, any changes to the designated managing home inspector for that entity.

g) Except as otherwise required by law, client information or inspection results shall not be sent to a third party, such as an attorney or other party associated with a real estate transaction, unless there is written consent from the client, and any such written consent shall be kept as part of the home inspector's records.

h) If the licensee intends to use any identifying client information or home inspection results as part of its advertising or for any other commercial purpose, the licensee must obtain written consent and approval from the client prior to its use.

(Source: Amended at 48 Ill. Reg. 2424, effective February 2, 2024)