

Home Inspections

Print this form and use it to guide your inspections for insect and water damage. Date the form and put it in a safe place for future reference.

Date of Inspection: _____

Exterior Inspection for Carpenter Ants (Summer)

Walk slowly around the building's exterior. Do inspections in the morning or evening during warm months of the year. *Remove all vegetation that touches any part of the structure* including branches overhanging the roof. Look for trails of ants on exterior walls or on anything attached to the structure like decks. If there is a problem carpenter ants will be moving toward or away from the structure. If ants are found, collect a few for identification. We can do these identifications for you or contact your local extension service.

If ants were found trailing into or out of structure, describe location. _____

What type of ant was found and where was the identification done? _____

Exterior Inspection for Water Damage (Winter)

The main reason for this inspection is to check for water seeping into the structure from saturated soil. *Forget about insect damage. Water*, whether it comes from a leaky pipe, clogged gutter or up from the ground, is the biggest preventable threat to your home. Check foundation walls for water stains indicating water wicking up from the soil. If evidence of saturated soil is found, steps should be taken to reduce this water by improving drainage.

If evidence of saturated soil was found, describe location. _____

Crawlspace Inspection for Water, Powderpost Beetles and Termites (Winter)

If you have a crawlspace do an inspection during the winter months. You will be able to check for water leakage through foundation walls that may not be evident during the summer. Also, check for termite mud tubes on foundation walls, support walls and posts. Inspect anything that spans between the soil and the structure. See our termite article for more information about mud tubes. Use a heavy screwdriver to tap on any structural members that appear damaged, or wet, in order to test their integrity. Finally check for powderpost emergence holes in floor joists and support beams (see our powderpost beetle article).

If water seepage was found in the crawlspace, describe location. _____

Was evidence of termites or powderpost beetles found, describe? _____

Interior Inspections for Insect Activity (Summer)

Check under sinks for water damage and evidence of insect activity. Check the attic (if accessible) for insect activity. This is the least important inspection but unfortunately the only one that most people do!

Notes for next time: