Background:
In recent years home inspections have revealed defects and safety concerns with some electrical panels and equipment. The following language is recommended for use by home inspectors as deemed appropriate for the building inspected.

Recommended Language:
The main electrical panel is a Federal Pacific Electric “Stab-Loc” service panel. There have been multiple reports of problems associated with these electrical panels which could affect the safety and habitability of the home. Determination of specific potential problems for the equipment installed at this home is beyond the scope of a home inspection. Further investigation by a licensed electrical contractor is recommended to determine if the panel should be replaced and the approximate cost of replacement. For more information visit: http://inspectapedia.com/fpe/fpepanel.htm or http://www.codecheck.com/cc/ccimages/PDFs/FPE_2012.pdf

The electrical distribution panel located (fill in blank) contains Zinsco equipment. There have been multiple reports of problems associated with this type of equipment that can affect the safety and habitability of the home. These problems cannot be identified without removal of the circuit breakers, which is beyond the scope of a home inspection. Further investigation by a licensed electrical contractor is recommended to determine if the panel should be replaced and the approximate cost of replacement. For more information on Zinsco electrical panels visit: http://www.inspectapedia.com/electric/Zinsco.htm

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Marion K. Peeples
Chairman
North Carolina Home Inspector Licensure Board