

Official Interpretation

By Order of the
North Carolina Home Inspector Licensure Board

Subject: Polybutylene Pipe, EIFS Stucco, or Aluminum Branch Circuit Wiring

Interpretation:

At a meeting in March of 2002, the Board issued a recommendation that within the Summary Section of the HI Report, the HI should identify any potential problem with Polybutylene pipe, EIFS stucco, or Aluminum branch circuit wiring. The HI should recommend further investigation even though the items do not currently affect the habitability of the dwelling.

In addition, the NCHILB officially recommends the following paragraphs concerning the above items be included in each home inspection report, if applicable.

- For Polybutylene plumbing pipe:

"Polybutylene plumbing supply lines (PB) are installed in the subject house. It has been used in this area for many years, but has had a higher than normal failure rate. Copper and brass fittings used in later years have reduced the failure rate. The subject house has (circle which apply) **Brass –Copper – Plastic** - fittings. Polybutylene plumbing pipe is an approved material in North Carolina. For further details contact 1-800-392-7591 or visit the Website <http://www.pbpipe.com>"
You may wish to have the plumbing system evaluated by a licensed plumbing contractor.

- For Aluminum wiring:

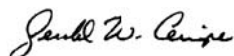
" Aluminum wire is evident on 120 VAC branch circuits in the subject house. This single strand, branch circuit aluminum wire was used widely during the 1960s and 1970s. As per the U.S. Consumer Product Safety Commission, problems due to overheating at the connections between the wire and devices (switches / outlets) may have been responsible for fires. It is recommended that the electrical system be evaluated by a fully licensed electrician. For further information on Aluminum wiring go to <http://cpsc.gov/>."

- For Synthetic Stucco (EIFS)

" The subject house appears to be clad with a material known as exterior insulation and finishing system (EIFS), also referred to as synthetic stucco. EIFS is an approved alternative material used extensively in many areas. It is an exterior building cladding, that at one time had more than a typical number of complaints but that is no longer the case. It is suggested that any questions regarding the material be referred to a third party inspector.

Date Approved: March 15, 2002

Effective Date: Immediately



Gerald W. Canipe
Chairman

North Carolina Home Inspector Licensure Board