

Raleigh
8005 Knightdale Blvd
Knightdale, NC 27545
(919) 230-4226



Service Tech	Date
Brandon Dyer	8/27/2026
Customer and Account Number	Phone (Work or Home)
Phil Layton	9197403324
Project Location	E-mail
1014 Country Ridge Drive Raleigh, NC 27609	

Service Notes

I performed a reactive inspection for warranty related issues with potential fungal growth in the crawlspace.

Interview - the homeowner wants to make sure that he is not seeing new fungal growth on the floor framing system. He would like me to ensure that the systems are operating correctly at this time.

Inspection - I checked the door for a proper seal finding no issues with the door. I inspected the overall conditions of the crawlspace. I found that mice have chewed through over half of the sealed vents in the crawlspace. I walked around the perimeter finding that most of the crawlspace vents screens are damaged or missing which gave the mice the opportunity to chew through the materials used to seal the vents off. I went through and resealed all the vents that were chewed through. I inspected for any signs of fungal growth finding no active growth at this time. I checked the wood moisture and the humidity finding both to be within the appropriate ranges. The wood moisture is between 11-14% and the humidity is between 55-57% at this time. The crawlspace is too dry for any active fungal growth to occur at this time. I inspected the air system dehumidifier installed checking the functions of the unit finding no issues with the operating systems of the unit at this time.

Recommendations - I recommend having all the exterior vents replaced to ensure there are proper screens installed to prevent mice from gaining entry anymore.

What we completed today:

Check Backup Battery Voltage	NA
Clean Sump Liner	NA
Flood Test Sump System	NA
Inspect all accessible areas of Drain System	NA
Inspect and Service Sump System	NA
Air System Filter Changed REASON: Just inspected.	NA
Cleaned Drain Line on Air System REASON: Just inspected.	NA
Inspected and Noted RH %	COMPLETED
Inspect Basement Wall Liner/Panel	COMPLETED
Checked/Adjusted Tension on Installed Supports As Necessary	NA
Inspected for Settling Columns/Beams/Over spanned Joists	COMPLETED
Inspected Interior For Soft Or Bouncy Floors	NA
Inspected Interior Walls For Cracking Drywall Or Separating Trim	NA
Made Interior Drawing	NA
Benchmark Areas Of Home Not Previously Benchmarked	NA
Check All Previously Installed Benchmarks	NA
Inspected Foundation Walls/Veneer For Signs Of Settlement	COMPLETED
Benchmark Walls for Monitoring	NA
Checked Rod Seals-And Wax If Necessary-Remove Excess Rod If Necessary	NA
Checked/Adjusted Tension on Wall Braces/Anchors	NA
Inspected Walls for Horizontal Cracks Or Deflection	COMPLETED
Inspected Concrete Pool Decks For Signs of Settlement	NA
	COMPLETED

Inspected Garage Slab/Driveway For Signs Of Settlement	COMPLETED
Inspected Stoop For Signs of Settlement	COMPLETED
Inspected Walkways For Signs of Settlement	COMPLETED
Checked Crawlspace door for proper seal/operation	COMPLETED
Inspected for any unsealed openings or gaps in the system	COMPLETED
Inspected Encapsulation liner for rips/tears: general overall condition	COMPLETED
Inspected/Noted Relative Humidity %	COMPLETED
Service Crawlspace Air system: Filter Serviced /Relative Humidity % Checked /Air System Drain Line properly cleared. REASON: Checked to ensure the unit is operating correctly.	NA
Inspected Wood Moisture %	COMPLETED

Customer

Contractor

X _____
X _____

For Your
Records

X _____

