

POOL INSPECTION ADDENDUM

EQUIPMENT	STATUS	COMMENTS
PUMP 1:	⊗	The main pump is older but appears serviceable. The filter cap is loose and is suctioning air into the return lines. Recommend replace cap seal gasket.
PUMP 2:	✓	The cleaner pump is older but appears serviceable.
PUMP 3:	NA	
FILTER:	⊗	DE filter @ 22 PSI - has slight leak @ plumbing inlet connection that requires repair.
MULTI-PORT VALVE:	✓	Appears to be performing intended function
PUSH/PULL VALVE:	NA	
HEATER:	✓	Appears to be performing as intended.
CHLORINATOR:	⊗	Plumbing line missing 1 way check valve between chlorinator and heater.
BLOWER:	⊗	Appears to be inoperative.
POOL CLEANER:	✓	Appears to be performing intended function.
VALVES:	✓	Electric and manual Jandy valves appear serviceable.
CONTROLS:	✓	Operated in service mode at main control panel. Remote is not tested.
LIGHTING:	⊗	Inoperative in deep end.
G.F.C.I.:	⊗	Unable to verify GFCI protection on light circuit.
EQUIP.GROUND/BOND:	✓	
OTHER:		Recommend removing diving board for safety.
OTHER:		Access requirements do not meet current standards – see addendum.

POOL/SPA SHELL:

TILE:	✓	Some calcium build up requires cleaning
COPING:	✓	Appears to be in good condition.
PLASTER:	⊗	Considered to be in poor condition, may need re-plaster (can be costly).
RETURNS:	⊗	Air bubbles appear to be from loose pump filter cap.
SKIMMERS:	⊗	Missing weirs (flappers)
WATER FEATURES:	✓	Appear to be performing as intended.
DECK:	✓	Considered to be in good condition.
DECK-O-SEAL:	NA	Recommended between deck and coping.
DRAINS:	✓	
FILL LINE:	NA	
OVERFLOW:	✓	
WATER CONDITION:		Clear at the time of inspection
COMMENTS:		Cut back vegetation around pool equipment.

The scope of the inspection was limited to those aspects of the pool and related equipment which were observable by visual external inspection. THE ADEQUACY OF FILTERS, PUMPS, HEATERS, CHLORINATORS OR OTHER WATER TREATMENT EQUIPMENT IS NOT INCLUDED AS PART OF THIS INSPECTION. PRESSURE TESTING AND SUB-SURFACE PLUMBING ARE EXPRESSLY EXCLUDED. WATER CONDITION IS VITAL TO MAINTAIN POOL/SPA SURFACE INTEGRITY. PROPER WATER CHEMISTRY IS NOT VERIFIED. This report includes only those conditions which were observable after a reasonable examination of the pool in normal operating condition on the date of the inspection. The inspecting firm makes no representations as to existing conditions of the pool and related equipment other than as set forth herein and observable by inspection in the manner set forth above. The inspecting firm **MAKES NO WARRANTIES, EXPRESS OR IMPLIED**, relating to the present condition of the pool and/or equipment nor suitability for continued service.. We recommend you engage a qualified service company to perform any repairs. We accept no responsibility for problems not observed during this limited evaluation that may be discovered while performing such repairs.

LIMITATION OF LIABILITY: In the event the inspector fails to fulfill the obligations under this agreement, **Client's exclusive remedy at law or in equity against inspector is limited to a maximum recovery of damages equal to the inspection fee paid herein.** This limitation of liability applies to anyone, including client, who is damaged or has to pay expenses of any kind, including attorney fees and costs, because of mistakes or omissions by inspector in this inspection or report. Client assumes the risk of losses greater than the refund of the fee paid herein. Client acknowledges that this limitation of liability is reasonable in view of the relatively small fee that inspector charges for making the inspection when compared with the potential of exposure that inspector might otherwise incur in the absence of such limitation of liability.