

INDEPENDENT PROPERTY INSPECTION CONSULTANTS BUILDING AND ASSESSMENT INSPECTION SERVICES

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Ronald C. Bachner

Inspector - Field Observer - Reviewer - Consultant

SUMMARY OF EXPERIENCE

Mr. Bachner has 30 years of experience in the building and real estate inspection field. He has performed due diligence services for private individuals, firms, commercial clients, attorneys, lenders, and government entities. These projects include property condition assessments, general building inspections, code inspections, MEP inspections, municipal, zoning, property maintenance inspections, construction draw inspections, environmental screenings, plan review, and more.

Mr. Bachner's experience include building construction, construction code inspector, home inspections, zoning compliance officer, building code official, municipal building department manager, drafting ordinances, project management, expert witness testimony, safety officer and inspections, welding inspector, environmental services, non destructive testing, general consulting, and nuclear materials processor for the U. S. Navy & Shippingport Power plant.

RELEVANT PROJECT EXPERIENCE

PROPERTY CONDITION ASSESSMENTS: Performed direct and indirect property condition assessments on medical offices, retail box stores, small office building, warehouse's, grocery store, mini strip center, fast food restaurants, vacant factory building, automotive garage, nursing home, and apartment buildings.

PROPERTY INSPECTION SERVICES: Operated private inspection and consulting firm from 1989 to present offering residential and commercial property inspection services. Performed property maintenance inspections on small to large projects. Provided custom client services requirements. Prepared reports and submitted to clients.

CONSTRUCTION DRAW PROGRESS INSPECTIONS: Performed construction draw inspections on new construction and renovation projects including HUD hospital wing, commercial retail projects, strip mall projects, restaurants, and multiple new home construction projects. Projects included Krispy Kreme and Chick-Fil -A. Prepared reports and submitted to clients.

CONSTRUCTION CODE AND BUILDING CODE OFFICIAL: Performed Uniform Construction Code (UCC) construction code inspections for third party agency in Borough of Brownsville, Long Branch Borough, Burgettstown, Twilight Borough, Pleasant Hills Borough, and Union Township. Managed building department administration for the Borough of East McKeesport. Performed occupancy inspections for compliance with the UCC and municipal ordinances.

GENERAL EXPERIENCE & KNOWLEDGE: Received training and experience in asbestos training and removal, lead based paint inspections and assessments, radon training and surveys, nuclear radiological training, NAVShips Certification, environmental site assessments and transaction environmental screens, construction specialty inspections, assisting engineers, and more.

EDUCATION

University of Pittsburgh - General Degree Program Studies
Robert Morris College - Certificate In Supervisory Management
LaSalle University Extension - Diploma Real Estate Studies
Emergency Management Institute - FEMA - U.S. Fire Administration
Pennsylvania Construction Codes Academy - Uniform Construction Code
Excelsior College - Liberal Arts & Business

PROFESSIONAL AFFILIATIONS

- * INTERNATIONAL CODE COUNCIL - PROFESSIONAL MEMBER
- * PENNSYLVANIA ASSOCIATION OF BUILDING CODE OFFICIALS
- * BUILDING OFFICIALS MEMBERSHIP & PMG COUNCIL'S

PROFESSIONAL REGISTRATIONS

ICC Certified Housing Code Official
ICC Certified Residential & Commercial Building Inspector
ICC Certified Residential & Commercial Mechanical Inspector
ICC Certified Residential Electrical Inspector
ICC Certified Residential Plumbing Inspector
ICC Certified Combination Inspector