

# Let our training and professional experience work for you



**Criterion-Lalancette Engineers** has more than **30 years of experience** performing building inspections. We are proud to be a member of the Criterion Professional Engineering network—a nationwide group of affiliates with more than 40 years of building inspection and investigative engineering experience. Criterion Engineers® has grown to become the largest engineering group in the nation that specializes in pre-purchase home and building inspections. *Our reputation for excellence and integrity is well earned— we have inspected more than 500,000 structures!*

*“Rick, thank you so much for doing the inspection and the report in such short time. We really appreciate your efforts on our behalf. It’s wonderful to have a checklist of repairs and maintenance to work from. Your report contains a lot of valuable information to add to our to-do list! It was a pleasure working with you and your staff. It was a 5-star experience! Thanks again!”*

— A&J Bridport, VT

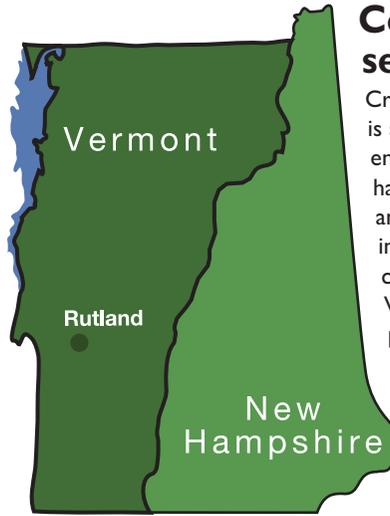
*“The inspector was great, and report and photos were clear and thorough. As a first time home buyer I found the maintenance plan very useful.”*

— Ms. Hilary F. Brattleboro, VT

## What else do we examine?

- Building foundation
- Framing
- Basement water problems
- Structure settlement
- Overall structure
- Moisture entry and condensation
- Rot
- Plumbing piping
- Water pump and related equipment
- Water heating equipment
- Plumbing fixtures
- Septic system
- Heating system
- Air conditioning
- Ventilation
- Electrical capacity and distribution
- Interior finishes
- General energy efficiency
- Windows
- Storm windows
- Exterior finishes/paint
- Driveway/walkways
- Retaining walls
- Insect infestation
- Chimneys and fireplaces
- Fire/safety hazards
- Swimming pools and tennis courts
- Hazardous materials

*Unless otherwise noted, our building evaluations are based on visual evidence reasonably available during our inspection. While not a specific guarantee, our report can be considered a sound engineering opinion based on years of experience examining hundreds of structures. Observations and conclusions may be limited since conditions could exist that would not be known during our inspection.*



## Committed to serving you...

Criterion-Lalancette Engineers is a professional consulting and engineering firm. Since 1988, we have specialized in residential and commercial building inspections. Our offices are centrally located in Rutland, Vermont, and our engineering professionals are located across the region.

**Our goal is to always meet and exceed the expectations of our clients.**

## We also inspect...

- New Construction
- Townhouses and Condominiums
- Apartment Houses
- HUD, VA or FHA Foundation Inspectors
- Commercial and Industrial Buildings
- Inns and Hospitality Properties

## Additional Services

- Water Testing
- Radon Testing
- Building Diagnostics
- Maintenance Planning
- Capital Needs Assessment
- Property Condition Assessment
- Reserve Studies

## Licenses and Certifications

- Licensed, Professional Engineers (P.E.)(structural, geotechnical, mechanical, and/or civil)
- ASHI (American Society of Home Inspectors) Certified Inspectors
- Licensed Home Inspectors, State of New Hampshire
- Licensed Property Inspectors, State of Vermont
- LEED (Leadership in Energy and Environmental Design) Accredited Professional
- Certified Residential Measurement Providers, National Radon Proficiency program (AARST-NRPP)

**CRITERIUM®**  
**LALANCETTE ENGINEERS**

Professional Building Inspections Since 1988

**802.747.4535**

230 North Main St., Ste. 4, Rutland, VT 05701  
Fax: 802.775.2307 e-mail: info@criterion-lalancette.com  
[www.criterion-lalancette.com](http://www.criterion-lalancette.com)

Copyright © 2006-2018 Criterion-Lalancette Engineers. All rights reserved. Criterion, Criterion Engineers, and the orange triangle are registered trademarks of Criterion Engineers.

**Professional Building Inspections Since 1988**



**Comprehensive Building Inspection Services by Professional Engineers**

Have all major systems and features professionally inspected...



Heating and Hot Water



Central Air Conditioning Equipment



Electrical Service and Wiring Condition



Water and Wastewater Systems



Foundation and Structural Integrity



Roof Surface Condition



Gutters and Drainage



Kitchen and Bath

# Have a licensed *Professional Engineer* inspect a property — it just makes sense!

## Real Estate: It's a major investment!

A licensed Professional Engineer, well-versed in the structural and mechanical components of all types of buildings, can recognize clues that signal potential problems. Since the inspection must be based only on visible evidence, the inspector must have the experience and training to interpret the evidence available. Interpretation of visible evidence is often the only way to identify potential problems.

## Criterion-Lalancette engineers are highly qualified!

- Each is a *licensed Professional Engineer*, an accomplishment that requires at least eight years of training and practical experience. We've been inspecting properties since 1988!
- All personnel participate in on-going training and quality control programs, required and optional.
- Licensed Engineers have an ethical obligation to serve our clients, professionally and confidentially.

## Your comprehensive report includes:

- A summary of major systems  
A listing, description and general condition of all major structural and mechanical systems.
- Detail of systems  
A description of systems design and principles of operation.
- 1, 5, and 10 year maintenance plan  
What kind of repairs will be needed in the next year? Five years? Ten years? Our Maintenance Plan gives you an idea of what to expect and when!



## Full review of all household mechanicals

We provide a summary and explain the condition of heating, cooling, ventilation and hot water systems. Our expertise extends from traditional to new technologies—including solar.

## Choose the inspection that best suits your needs

**The Standard Inspection**—The Criterion-Lalancette Standard Inspection is performed to the standards of practice and code of ethics of the **American Society of Home Inspectors (ASHI)**.

It includes an on-site evaluation, a detailed narrative report with summaries of major systems and deficiencies (if any), and a maintenance plan tailored to the property. While the Standard Inspection includes evaluation of tough-to-see spaces like attics, basements, and crawl spaces, it is limited.

**The Exhaustive Inspection** includes a Standard Inspection plus invasive testing such as drilling holes in walls and disassembling mechanical equipment — only as approved by you and the property owner. The purpose is to gather as much available and relevant information about the property as possible.

## After our report...

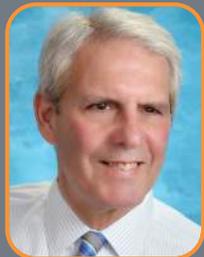
Your engineer will be available to clarify any questions that may arise pertaining to the property both before and after the purchase. We have built our reputation on providing our clients with the personalized attention that they deserve and very often need.

## You're invited to the inspection!

You're encouraged to attend the inspection. We'll discuss our engineering observations, and address any specific questions or concerns!



*Our engineers are well equipped with the tools needed to get the job done right.*



Rick Lalancette, P. E., President

**CRITERIUM<sup>®</sup>**  
LALANCETTE ENGINEERS

**802.747.4535**

e-mail: [info@criterion-lalancette.com](mailto:info@criterion-lalancette.com)  
[www.criterion-lalancette.com](http://www.criterion-lalancette.com)