



**H&J**  
Hinson and Jung, LLC

Providing Peace of Mind, One Home At A Time.

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Call Toll Free (866) 317-9030

# Inspection Times

March 2012

## ASK THE INSPECTOR...

### Question

The almanac is telling us to prepare for an extra rainy season this year! What can we do to make sure our new home can weather the storms?

### Answer

While the rainy season comes at different times and amounts for all of us – it does come. It is important to prepare your home for the storms. Here are a few important areas to check.

- ❖ **Roof:** Check for any loose, damaged, or excessively worn shingles or tiles and replace or repair them. Also note any flashings that may be damaged such as around sewer vent or flue pipes. **Note:** Walking on and repairing roof, especially tile roofs, may require the help of a roof specialist.
- ❖ **Gutters:** Clean out all debris and leaves from your gutters then put a hose onto the roof and allow it to run into the gutters. Check to see if any of the gutters are leaking or overflowing. If there are leaks, try to seal them. If the gutter is overflowing, check the downspouts for blockages or damage.
- ❖ **Drainage:** Make sure gutter downspouts direct water away from the house. Splash blocks and downspout extensions may be necessary to accomplish this. Also look for any low areas around the house where water may tend to pond or where drainage is poor and remedy this, and it may require help from a landscaping/drainage specialist.
- ❖ **Seal:** Caulk cracks around windows and doors to prevent water from seeping in. Check caulk every year for chips and cracks, indicating the caulk has dried out and needs replacement.

## HOW TO ATTRACT HUMMINGBIRDS

While all birds require food, shelter, water and a nesting spot, there are a few unique needs for hummingbirds. Here are a few tips for attracting these special birds.

- **Plants:** Hummingbirds like nectar-rich flowers, such as petunias, bleeding hearts, bee balm, impatiens, salvias, columbine, cannas, and honeysuckles.
- **Feeders:** Nectar feeders are one of the most common ways to attract hummingbirds. Feeders may come with wasp, hornet and ant guards, and they are often colored red to help attract hummingbirds.
- **Insects:** Hummingbirds also eat a large quantity of insects, including spiders so try to avoid or limit pesticides or insecticides that kill the insects.
- **Water:** Not all birds will visit feeders, but they are all attracted to water. Hummingbirds prefer moving water sources such as sprinklers, fountains, waterfalls, misters and drippers.
- **Nesting Spots:** Unlike many birds, hummingbirds won't use birdhouses. They build their nests in trees and shrubs or along wires, clotheslines or poles.



If you have questions about home inspections or home maintenance, Ask the Inspector!

**Call Pete Jung at 301-351-1113**

## 200% NO RISK GUARANTEE

If our clients are not 100% satisfied at the end of the Home Inspection, they will pay nothing. We will match the fee and they can hire another home inspector.

# Why Use **Hinson & Jung Home Inspections?**

- ❖ FREE 90 day limited warranty along with a Brinks Security System inspection. This starts the day of the inspection.
- ❖ FREE 128 page Home Maintenance Manual
- ❖ FREE Phone consultations for as long as the client lives in the house.

## **Hinson & Jung Home Inspections and Services**

*for all your inspection needs.*

### ***My Pledge to You***

***I dedicate 100% of my time and energy delivering First-Class service to YOU, my customer.***

***My philosophy about real estate is simple. I put myself in your shoes, treat you like family and treat your money like it was my money. The greatest compliment I can receive is a referral from you to a friend or family member.***

***My goal...is to become Your personal building consultant for life!***



**Hinson & Jung, LLC**  
Home Inspections and Services  
Certified Mold Inspector

**Pete Jung**

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