



Texas WDI Inspection Report For: 1234 Example Dr, College Station, TX 77845
Prepared For: John Doe

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Inspection Fee: \$120.00 Discount: \$0.00

Taxes: \$9.90 Total: \$129.90

#### TEXAS OFFICIAL WOOD DESTROYING INSECT REPORT

**College Station** 

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1234 Example Dr

Inspected Address SCOPE OF INSPECTION

- This inspection covers only the multi-family structure, primary dwelling or place of business. Sheds, detached garages, lean-tos, fences, guest houses or any other A. þ structure will not be included in this inspection report unless specifically noted in Section 5 of this report.
- В. This inspection is limited to those parts of the structure(s) that are visible and accessible at the time of the inspection. Examples of inaccessible areas include but are not limited to (1) areas concealed by wall coverings, furniture, equipment and stored articles and (2) any portion of the structure in which inspection would necessitate removing or defacing any part of the structure(s) (including the surface appearance of the structure). Inspection does not cover any condition or damage which was not visible in or on the structure(s) at time of inspection but which may be revealed in the course of repair or replacement work.
- C. Due to the characteristics and behavior of various wood destroying insects, it may not always be possible to determine the presence of infestation without þ defacing or removing parts of the structure being inspected. Previous damage to trim, wall surface, etc., is frequently repaired prior to the inspection with putty spackling, tape or other decorative devices. Damage that has been concealed or repaired may not be visible except by defacing the surface appearance. The WDI inspecting company cannot guarantee or determine that work performed by a previous pest control company, as indicated by visual evidence of previous treatment; has rendered the pest(s) inactive.
- D
- treatment; nas rendered the pest(s) inactive. If visible evidence of active or previous infestation of listed wood destroying insects is reported, it should be assumed that some degree of damage is present. If visible evidence is reported, it does not imply that damage should be repaired or replaced. Inspectors of the inspection company usually are not engineers or builders qualified to give an opinion regarding the degree of structural damage. Evaluation of damage and any corrective action should be performed by a qualified expert. THIS IS NOT A STRUCTURAL DAMAGE REPORT OR A WARRANTY AS TO THE ABSENCE OF WOOD DESTROYING INSECTS. þ E.
- F. þ
- If termite treatment (including pesticides, baits or other methods) has been recommended, the treating company must provide a diagram of the structure(s) inspected and proposed for treatment, label of pesticides to be used and complete details of warranty (if any). At a minimum, the warranty must specify which areas of the G. þ structure(s) are covered by warranty, renewal options and approval by a certified applicator in the termite category. Information regarding treatment and any warranties should be provided by the party contracting for such services to any prospective buyers of the property. The inspecting company has no duty to provide such information to any person other than the contracting party.
- Н. þ There are a variety of termite control options offered by pest control companies. These options will vary in cost, efficacy, areas treated, warranties, treatment techniques and renewal options.
- There are some specific guidelines as to when it is appropriate for corrective treatment to be recommended. Corrective treatment may only be recommended if (1) there ı þ is visible evidence of an active infestation in or on the structure, (2) there is visible evidence of a previous infestation with no evidence of a prior treatment.
- If treatment is recommended based solely on the presence of conducive conditions, a preventive treatment or correction of conducive conditions may be recommended. þ The buyer and seller should be aware that there may be a variety of different strategies to correct the conducive condition(s). These corrective measures can vary greatly in cost and effectiveness and may or may not require the services of a licensed pest control operator. There may be instances where the inspector will recommend correction of the conducive conditions by either mechanical alteration or cultural changes. Mechanical alteration may be in some instances the most economical method to correct conducive conditions. If this inspection report recommends any type of treatment and you have any questions about this, you may contact the inspector involved, another licensed pest control operator for a second opinion, and/or the Structural Pest Control Service of the Texas Department of Agriculture.

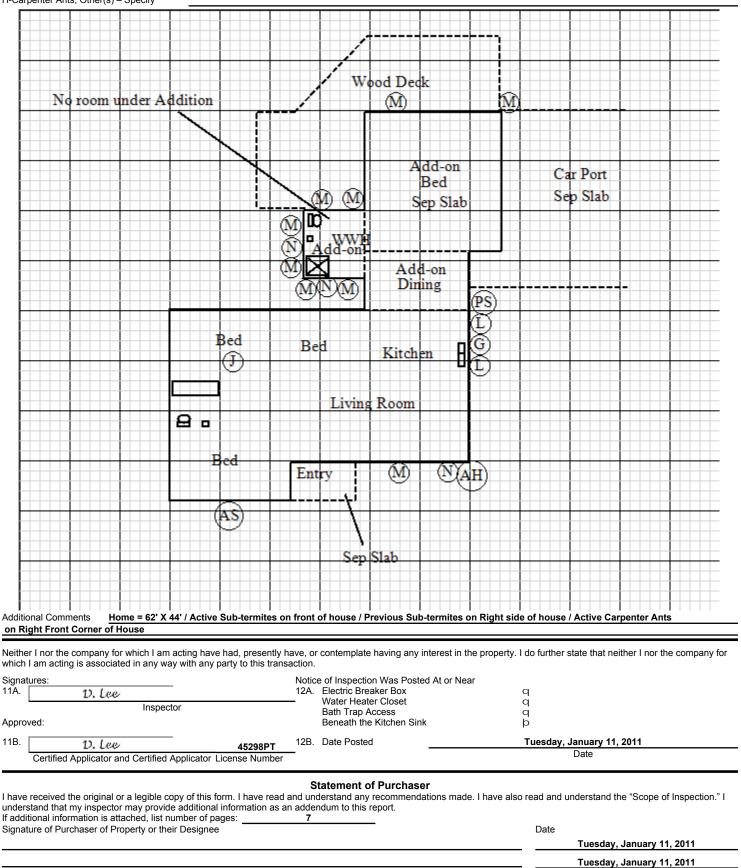
1A.	RP Lee Pest Control	1B.		114	86			
	Name Of Inspection Company		Ş	SPCB Business L	icense Numb	er		
1C.	PO Box 9423	College S	tation	TX	77842	979	9-690-	8622
	Address Of Inspection Company	City		State	ZIP	7	elephone	No.
1D.	Dusty Lee			rtified Applicator		þ	(che	ck one)
	Name Of Inspector (Please Print)		- re	mician		q		
2.		3.	Thurs	day, Dece	mber 30	. 20°	10	
	Case Number (VA/FHA/Other)			Inspection		, <u> </u>	. •	
4A.	John Doe Seller q Age	nt q Buyer q Manag	gement Co.   O	ther q				
	Name Of Person Purchasing Inspection							
4B.	N/A							
	Owner/Seller							
4C. REPO	ORT FORWARDED TO: Title Company or Mortgagee b	Purchaser of Service	b Seller	a Agent b	Buyer q			
	r the Structural Pest Control regulations only the purchaser of			. 5	. ,			
The structur	re(s) listed below were inspected in accordance with the offic	ial inspection procedures ac	lonted by the Texas F	epartment of Ag	riculture Struc	tural Pe	est Contro	ol Service
This report i	is made subject to the conditions listed under the Scope of In							
5. Hon	re(s) inspected that may include residence, detached garages	s and other structures on the	property. (Refer to F	art A, Scope of I	nspection)			
6A. Were (Refer to Pa	e any areas of the property obstructed or inaccessible?  art B & C, Scope of Inspection) If 'Yes' specify in 6B.					Yes	þ No	q
6B. The c	obstructed or inaccessible areas include but are not limited to	the following:	Slight Corner (	Cracks	q			
Attic Deck		Plumbing Areas Slab Joints	<ul><li>Planter box ab</li><li>Crawl Space</li></ul>	utting structure	q			
Soil Grade		Eaves	q Weepholes		q q			
Other	q Specify:							
7A. Cond	ditions conducive to wood destroying insect infestation:					Yes	b No	q
(Refer to Pa	art J, Scope of Inspection) If 'Yes' specify in 7B.						•	•
	ducive Conditions include but are not limited to: er Cracks (SCC)	G) b Fo	mboards left in place	(I) a Ex	cessive Mois	turo (I)		b
Debris unde	er or around structure (K) q Footing too low or soil line	too high (L) b Wo	od Rot (M)	Ϋ́ þ Η	eavy Foliage (			þ
	abutting structure (O) q Wood Pile in Contact with Security ventilation (T) q Other (C) q Specify		oden Fence in Conta	ct with the Struct	ure (R)			q
oamoiont	- Similarian (1) A Specify							
	Licensed and Regulated by the T	exas Department of Agric Box 12847, Austin, Texas 7		st Control Servi	ice,			
SPCS/T-4	Rev. 09/01/07	(512) 305-8250	J		Buver's Initia	als		

	TEXAS	OFFICIAL WOOD DESTROYI	NG INSECT	REPORT					Page	3 of '	10
8. 8A. 8B. 8C.	Inspection Reveals Visible Evidence in or on the structur Subterranean Termites Drywood Termites Formosan Termites	Yes þ No q Yes q No þ Yes q No þ	Yes Yes Yes	aj No	q þ þ	Prev Yes Yes Yes	ious T 9 9 9	No No No	р р		
8D. 8E.	Carpenter Ants Other Wood Destroying Insects	Yes þ No q Yes q No þ		q No q No	þ	Yes Yes	q	No No			
8F. foun	Specify:  Explanation of signs of previous treatment (including pes	sticides, baits, existing treatment stic	kers or other m	nethods) ider	tified:	None Vis	ible / I	No Tre	eatme	ent Stic	cker
		has been observed in the following	areas: See	Graph "AS	" See G	raph "PS"	See	Grap	h "AF	l"	
	e is visible evidence of active or previous infestation, it motted must be noted in the second blank. (Refer to Part D,		nust be listed in	the first bla	nk and all	identified in	fested	l areas	s of th	e prop	erty
The c	onditions conducive to insect infestation reported in 7A & Will be or has been mechanically corrected by inspecting If "Yes," specify corrections:						,	Yes	q	No	þ
9A. 9B.	Corrective treatment recommended for active infestation as identified in Section 8. (Refer to Part G, H, and I, Scop A preventive treatment and/or correction of conducive co Specify reason	pe of Inspection)	ecommended a	as follows:	arpenter	Ants		Yes Yes	þ	No No	þ
If trea	This company has treated or is treating the structure for ting for subterranean termites, the treatment was: ting for drywood termites or related insects, the treatment	P	ts: artial q ull q	Spot Limited	q q	Bait	q	Oth	ier	q	
10B. This o	Date of Treatment by Inspecting Company ompany has a contract or warranty in effect for control of Yes q No p List Insects <b>N/A</b>	Common Name of Insect the following wood destroying insec		me of Pestic	ide, Bait o	or Other Me	thod	_			
	If "Yes", copy(ies) of warranty and treatment diagram	n must be attached.									
	Licensed and Regulated	l by the Texas Department of Agri PO Box 12847, Austin, Texas		tural Pest C	ontrol Se	rvice,					
SPCS	/T-4 Rev. 09/01/07	(512) 305-8250				Buyer's	Initial	s			
SPCS	/T-4 Rev. 09/01/07	(512) 305-8250				Buyer's	Initial	s			
SPCS	/T-4 Rev. 09/01/07	(512) 305-8250				Buyer's	Initial	s			
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SPCS	/T-4 Rev. 09/01/07	(512) 305-8250				Buyer's	Initial	s			

#### TEXAS OFFICIAL WOOD DESTROYING INSECT REPORT

Diagram of Structure(s) Inspected

The inspector must draw a diagram including approximate perimeter measurements and indicate active or previous infestation and type of insect by using the following codes: E-Evidence of Infestation, A-Active; P-Previous; D-Drywood Termites; S-Subterranean Termites; F-Formosan Termites; C-Conducive Conditions; B-Wood Boring Beetles; H-Carpenter Ants; Other(s) – Specify



SPCS/T-4 (Rev. 09/01/07)

#### Addendum - Pictures

### **Section 7A - Conducive Conditions**



J=Excess Moisture / Water Stains



N=Heavy Foliage / M=Wood Rot



G=Wood to Ground Contact / L=Footing too Low / High Soil Grade



M=Wood Rot



N=Heavy Foliage / M=Wood Rot



M=Wood Rot



N=Heavy Foliage

Section 8 - Evidence

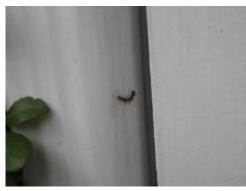
#### Addendum - Pictures



Active Sub-termites on Front of House



Previous Sub-termites



Active Carpenter Ants on Front of House



Previous Sub-termites

# **GRAPH GUIDE**

## **Conducive Conditions**

#### **G=Wood To Ground Contact**

**Increases the Chance of:** Termites, Fire Ants, Wood Rot, and all other Ants.

Remedies: Correct all Wood to Ground Contact, no Siding or wood trim in contact with the ground.

#### I=Form boards left in Place

**Increases the Chance of:** Termites, Carpenter Ants, Fire Ants.

Remedies: Remove when they rot out and replace with chalk or sand.

#### **J=Excessive Moisture**

**Increases the Chance of:** Termites, Carpenter Ants, and all other Insects.

Remedies: Fix all leaks; correct all standing water around home, All water and gutters should drain away from the slab.

#### **K=Debris Under or Around Structure**

Increases the Chance of: Termites, Carpenter Ants, Harbors all insects, Wood Rot, Wood Boring Beetles, Carpenter Bees.

Remedies: Keep all debris away from the home. Bricks, Stored wood, leaves & Compost, Keep Gutters & Roof clean of leaves & limbs.

#### L=Footing too Low or Soil Line too High

**Increases the Chance of:** Termites, Fire Ants, Moisture Damage.

**Remedies:** Try to keep a minimum of 2 t 4 inches of slab exposure around the home.

#### M=Wood Rot

Increases the Chance of: Termites, Carpenter Ants, Carpenter Bees, Wood Boring Beetles, all other Insects.

Remedies: Replace all wood rot, chalk and seal, keep all exterior wood painted and sealed.

#### **N=Heavy Foliage**

**Increases the Chance of:** Carpenter Ants, Spiders, Wood Rot.

Remedies: Keep all tree limbs trimmed back 4 foot from structure. Keep all shrubs, vines, and crate myrtles 18 inches to 2 foot off the

structure.

#### **O=Planter Box Abutting Structure**

**Increases the Chance of:** Termites, Carpenter Ants, Fire Ants, Moisture Damage.

Remedies: Remove the Planter Box, or remove all the soil from the Planter Box and seal try not to put soil back in to the Planter Box.

Make sure Planter Box has holes at the bottom to drain water away from the structure.

#### **Q=Wood Pile in Contact with Structure**

**Increases the Chance of:** Termites, Wood Boring Beetles, Carpenter Ants, Harbors other Insects.

Remedies: Keep all wood off the ground and as far away from the structure as possible.

#### **R=Wooden Fence in Contact with Structure:**

**Increases the Chance of:** Termites, Carpenter Ants, Crawling Insects.

**Remedies:** Keep fence off structure. Try not to connect fence to the structure.

#### **T=Insufficient Ventilation**

**Increases the Chance of:** Termites, Wood Rot, Decay, Mold, Mildew, and all other Insects.

**Remedies:** Install or Increase the number of vents in the crawl space, Install a moisture barrier or moisture fans. Use sump pumps to keep water from standing under the structure.



"Shielding & Protecting Homes Against Pests"

# **10 Year Retreatment**

Date:	12/30/2010	A.	a	10yr. Repair	Guarantee	
Customer Name:	John Doe	В.	b b	10yr. Retrea	tment Guarantee	
Treating Address:	1234 Example Dr	C.	a	1yr. Retreatr	ment Guarantee of Treatment Area Only	
City/State/Zip Code:	College Station TX 77845		-1		,	
Home Phone:	Work Phone:				Initial Cos	: \$800.00
Billing Address:	1234 Example Dr				Additional Renewals Paid	
9	College Station/TX/77845		a	Cash Che		\$0.00
Type of Treatment:	Partial qSpot qBaits qPhysical Barrier qOth	er	-1			\$66.00
	evention pControl of Subterranean Termites			Numb		\$866.00
Notes: Active S	Sub-termites on Front of house / Previous Sub-termites o	n	_	Nan	ne: Paymen	\$0.00
Right side of house / /	Active Carpenter Ants on Front Right corner of house			Expi	ry: Balance	\$866.00
Renewal Fee: Custor before the annual and Maintaining the Gu order for the guarante Pest Control.  Reinspection: RP L. necessary. RP Lee T. Transfer: This agree Termite and Pest Control Boring Beetles, Carp Arbitatration: In the participate in mediati consider the legal defensored in any court Limitation of Liabil the home, drill holes walls. Customer agree during treatment.  Agreement: This Agreement: This Agreement:	arantee: The customer agrees to correct all conducive of the cancelled. Customer will make the structure after the customer and Pest Control will reinspect the stucture after and Pest Control recommends that the customer the customer than the cus	ial imars. 'condinate available avai	festa The tion ailab tom and s Woo to ccoor an her a rull tor s ion A	ation are not correnewal fee is renewal fee is s, at owner's eitele for inspectives request or a set up an annuated Destroying control other for the American feet of the Act.	syered unless the walls are opened up and \$129.90(\$120 plus tax). The renewal feet expense, as they exist or as they occur in the ons and treatments as requested by RP Leany other times RP Lee Termite and Pest all inspection at the tome of customers year Insect Report from the sell and approval to the sell and approval the sell and approval the sell and or not performed the parties above a rican Arbitration Association. The Arbitroinding, non-appealable and may be enter carpet may need to be pulled up in certain the sell and Pest Control. If any part of this agree and Pest Control. If any part of this agree	repaired. is due on or the future in the Termite and Control deem rly renewal. of RP Lee tetc.), Wood gree to ator shall the and the areas around the cut in the may occur
RP Lee Pest Control SPCB# 11486	PO Box 12847 Austin,	TX 78	8711			

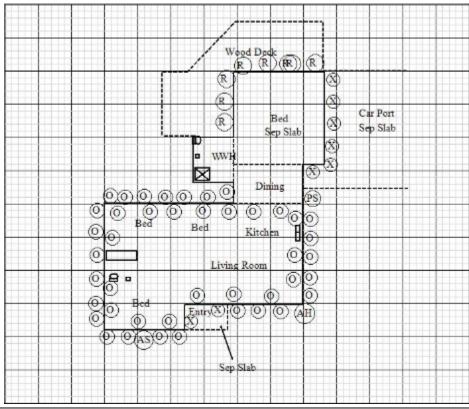
#### SUBTERRANEAN TERMITE POST-CONSTRUCTION TREATMENT DISCLOSURE FOR EACH ESTIMATE

Customer Name:	John Doe		Home Phone:		Work P	hone.		
Address:	PO Box 9423	City:	College Station	State:	TX	Zip Code	: 77842	
Company Name:	RP Lee Pest Control	SPCS E	SPCS Businsess License No.		11486 Phone #: 979-		79-690-8622	

**College Station** 

City:

When an estimate or proposal for termite treatment is submitted to a consumer the pest control company must provide the following written disclosure information: a detailed diagram showing the areas to be treated, approximate perimeter measurement of the structure, and areas of active or previous termite activity, terms of the warranty or guarantee, product label, and the concentration of a liquid termicide application to be used or the minimum number of baiting systems installed. Treatment specifications, warranties and quarantees can vary widely. The consumer is advised to review all this information and the product label for explanations of the proposed treatment and compare this with any other proposal or estimate they may receive. If you have any questions, contact us (see our phone number above) or the Texas Department of Agriculture, Structural Pest Control Service, P.O. Box 12847, Austin, Texas 78711-2847, Phone: (512) 305-8250 or (866) 918-4481, Fax: (888) 232-2567,



KEY TO DIAGRAM SYMBOLS  Conducive Conditions for Termites (See WDI Diagram for Conditions)	
Evidence of Infestation	E
Evidence of Active Infestation	Α
Evidence of PreviousInfestation	Р
Evidence of Subterranean Termites	S
Evidence of Formosan Termites	F
Evidence of Wood Boring Beetles	W
Area to be Drilled	Х
Area to be Trenched	0
Area to be Rodded	R
Area to be Baited	В

Zip Code: 77845

#### Area of Present Termite Activity:

Front of House

State:

TX

#### Location to be Treated:

Both exterior and interior side of beam. All piers

Pipe Areas

Additions

Address:

1234 Example Dr

TYPE OF CONSTRUCTION: FOUNDATION: SIDING: ROOF: PRIMARY USE: **OBSTRUCTED AREAS:** b Wood Composition Residence Under Addition with Slab q q Brick Pier & Beam Wood Shingle **Public Building** b Bathroom Pier Type: Cylindrical Stone Metal Commercial Wood Deck q q q q Basement q Plaster q Tile q Industrial q Other: Other: Other: q Other: q

#### PROPOSED TREATMENT SPECIFICATIONS:

Type of treatment proposed: Partial QSpot QBaits QPhysical Barrier QOther Approx. measurements of structure(s) to be treated: 388 Linear Feet A label of Termidor SC is attached. The concentration of the termiticide(s) to be applied is 0.6%. Approx. number of bait stations installed, if any: 0

#### **DEFINITIONS OF TREATMENT:**

A subterranean termite treatment may be either a partial treatment or a spot treatment, involving the use of chemicals or physical barriers, or the treatment may include the use of a baiting system. These type of treatments are defined as follows:

Partial Treatment: This technique allows a wide variety of treatment strategies but is more involved than a spot treatment (see definition below). Ex.: treatment of some or all of the perimeter, bath traps, expansion joints, stress cracks, portions of framing, walls and bait locations

Pier and Beam - Generally defined as the treatment of the outer perimeter including porches, patios and treatment of the attached garage. In the crawl space, treatment would include any soil to structure contacts as well as removal of any wood debris on the ground.

Slab Construction - Generally defined as a treatment of the perimeter and all known slab penetrations as well as any known expansion joints or stress cracks.

Spot Treatment: Any treatment which concerns a limited, defined area less than ten (10) linear or square feet that is intended to protect a specific location or "spot". Often there are adjacent areas susceptible to termite infestation which are not treated.

Baiting System: This type of treatment may include interior and/or perimeter placement of monitoring or baiting stations along with routine inspection intervals. The baiting technique may include one or more baiting locations as prescribed by the product label and instructions.

#### **WARRANTY & ATTACHMENTS:**

Warranty information (if any) including area covered, time period of warranty, renewal options and cost, the obligations of the contracting parties, and conditions that could develop which would void the warranty is attached. If the warranty does not include the entire structure treated, the areas included in the warranty are: All areas treated. A consumer information sheet is also attached

45298PT		12/30/2010	
RP Lee Pest Control Cert. Numbe	Customer Signature	Date	

#### **CONSUMER INFORMATION SHEET**

The structural pest contol industry is regulated by the Texas Department of Agriculture (TDA), Structural PestControl Service (SPCS), PO Box 12847, Austin, TX 78711-2847. TDA licenses the businesses, certified applicators and technicians who perform structural pest control work. Certified applicators and technicians must pass a written examination in orde to receive their licenses.

Pesticides must be registered with the United States Environmental Protection Agency (EPA) and TDA before they may be used in Texas. EPA registration is not a finding of product safety. Pesticides are designed to kill or control pests. Your risk of harm depends upon the degree of your exposure and your individual susceptibility.

Specific health and safety information varies between pesticides and types of exposures and is available on the label information or MSDS sheet, which can be supplied to you upon request from the licensed applicator. Take precautions when a treatment has been performed to avoid exposure to vulnerable individuals. Pesticides may be harmful if swallowed, inhaled, or absorbed through the skin. Avoid breathing dust or spray mist and any unnecessary contact with treated surfaces. If you desire specific information on precautions, refer to the pesticide label. The law requires that the application procedures specified on the label be followed.

If you have questions about the application, contact the business or person making the application. If you suspect a violation of the law regarding structural pest control, contact the SPCS. In case of a health emergency, seek immediate medical attention.

Pest Control signs must be posted prior to treatment in many instances. The signs should be posted in an area of common access at least 48 hours prior to treatment. The information sign will allow you to contact someone who can tell you what pesticide is being used.

If you are contracting for pest control services due to a home solicitation, you have the right to cancel the contract within 72 hours. You may exercise this right by notifying the pest control company that you do not wish to receive their service.

For general information on pesticides, contact the National Pesticide Information Center 1-800-858-7378.

For information concerning structural pest control laws, contact the Structural Pest Control Service at: (512) 305-8250 or 866-918-4481.

For information concerning the formulation and registration of pesticides, contact the TDA pesticide registration at (512) 463-7476 or 800-835-5832.

For non-emergency health information relating to pesticides, contact Texas Department of State Health Services (512) 458-7111.

#### REDUCED IMPACT SERVICE

In order to minimize the reliance on pesticides and reduce pest populations, a Reduced Impact Pest Control operator may recommend that you consider the sanitation or physical alteration of your work place or residence. It is your responsibility to follow those recommendations. Your pest control operator may or may not offer these services upon request. A proper inspection will provide the information necessary for you to choose the method of pest control which best suits your situation. Many pest problems can be solved without using pesticides.

This Reduced Impact Service will include an inspection report and treatment recommendations. You should review these and keep a copy for your records. Your cooperation in following the recommendations made by your service provider is essential to a reduced impact service program.

Pesticides may be used in a responsible and professional manner in a reduced impact pest control service. If you do not want a specific pesticide used or any pesticides used at all, you must note this in writing on the contract prior to the initiation of the service. If any specific pesticide or class of pesticides are not excluded, it may be used by the provider.

Revised 09/01/07