HWC

ENGINEERING • INSPECTIONS
CERTIFICATIONS • TESTING

October 5, 2026

Kristin Settle
Section Chief
Code Enforcement Division
Industrialized Building Systems
State of Indiana
Dept. of Fire & Building Services
302 W. Washington Street
Room E241
Indianapolis, IN 46204

Dear Ms. Settle:

In reference to our Annual Renewal Commission as an Indiana Third Party Certification and Inspection Agency, please see enclosed an updated "Organizational Chart" and resumes. Also please find enclosed our check for the renewal fee in the amount of $550.00.

Thank you.

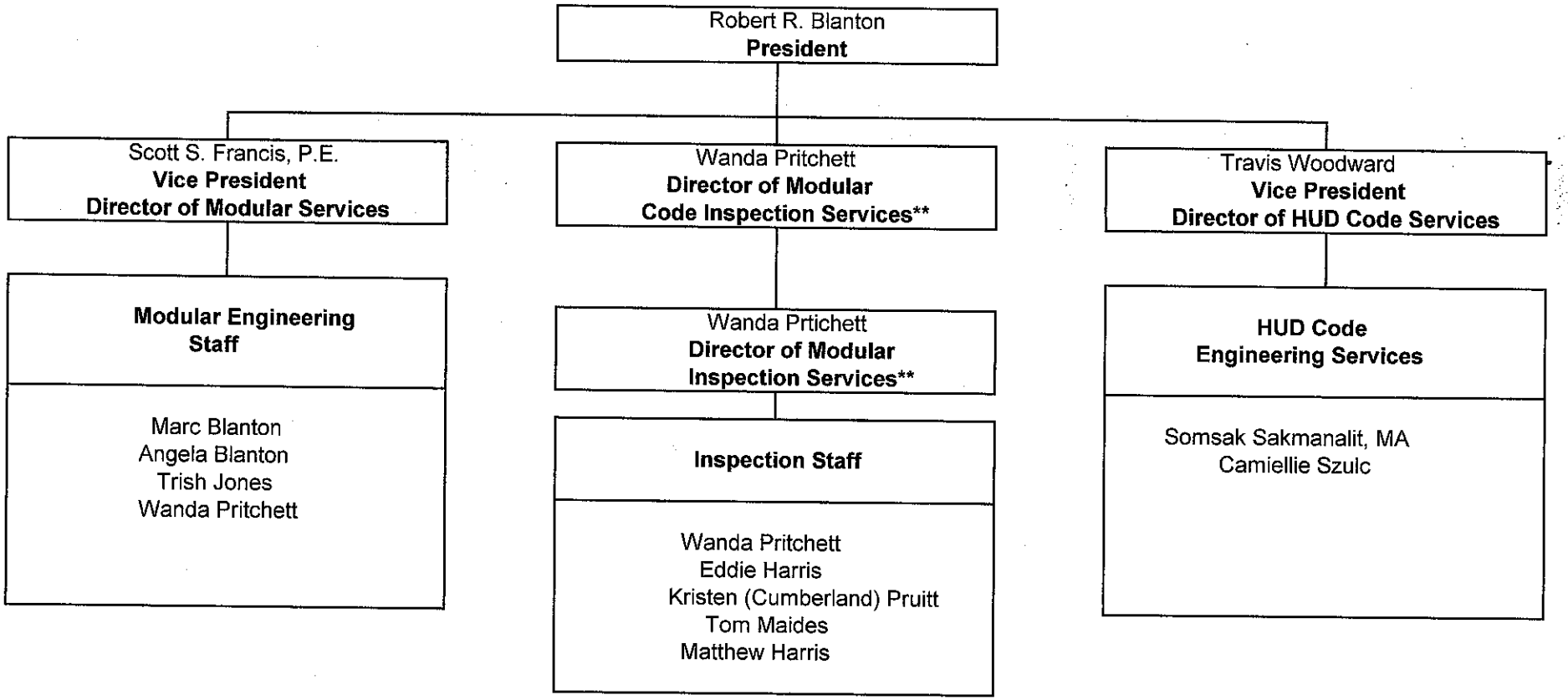
Sincerely,

HILBORN, WERNER, CARTER & ASSOCIATES, INC.

Marc R. Blanton

Marc Blanton
Sect/Treasurer

HILBORN, WERNER, CARTER AND ASSOCIATES, INC.
1627 SOUTH MYRTLE AVENUE CLEARWATER, FLORIDA 33756
(727) 584-8151
FAX: (727) 586-3343 Modular / (727) 585-2392 Dapia / (727) 587-0447 Inspection



PE-Professional Engineer
RA-Registered Architect
EIT-Engineer in Training
GA-Graduate Architect
GE-Graduate Engineer

*And ANSI Park Trailer Inspections
**And Axle and Truss Plant Inspections

orgchart 9/10/2026

NAME: ROBERT R. BLANTON

TITLE: President

EXPERIENCE:

2001 – Present	HILBORN, WERNER, CARTER & ASSOCIATES, INC., Clearwater, FL – President/Owner.
1995 – 2001	U.S. HOME CORPORATION, Clearwater, FL – Construction and Sales Leader.
1982 – 1995	HILBORN, WERNER, CARTER & ASSOCIATES, INC., Clearwater, FL – Executive Vice President. Responsibilities included but not limited to: Administration of client contracts, problem solving and legal matters relative to client bankruptcy hearings, administration of all company equipment procurement and maintenance contract negotiations, administration of all phases of human resources including hiring, firing, performance review, job descriptions, implementation and administration of company benefit programs including health and dental insurance plan, 401K retirement plan, implementation of company quality policies and public relations program, interviewed over 75 job candidates and placed all employee ads, consulted with over 40 companies.
1980 – 1982	BOB BLANTON REALTY, Clearwater, FL - Owner and Operator. General real estate sales and property management.
1976 – 1980	U.S. HOME CORPORATION, Clearwater, FL – Vice President of General Realty Division. Real Estate Broker Manager for U.S. Home Realty, management of all Resale Sales Agents and New Home Subdivision Closeouts.

EDUCATION:

MILLERSBURG MILITARY INSTITUTE, Millersburg, KY

ST. PETERSBURG JUNIOR COLLEGE

FURMAN UNIVERSITY

ROBERT R. BLANTON

CERTIFICATIONS:

Florida Real Estate Brokers License #7338

Licensed Pilot #268340587

Notary Public, State of Florida

ACCOMPLISHMENTS:

Served as Chairman of the Arbitration and Ethics Committee of Clearwater, Largo, Dunedin Board of Realtors

Member of the Multiple Listing Committee

Chairperson of the Professional Standards Committee

1/5/26

NAME: SCOTT FRANCIS, P.E.

TITLE: Vice President and Director Modular Services – HWC
President – HWCNC, P.C.

EXPERIENCE:

1997 – Present	HILBORN, WERNER, CARTER & ASSOCIATES, INC., Clearwater, FL Director of Engineering Services. Supervises the work of the supporting staff and conducts review and evaluation of architectural, disabled accessibility, plumbing, mechanical, electrical, structural and fire protection systems of manufactured building designs submitted to HWC third party approval.
	HILBORN, WERNER, CARTER & ASSOCIATES, INC., Clearwater, FL Director of Modular Engineering: Conducts review and evaluation of architectural, plumbing, mechanical, electrical, structural, accessibility, energy and fire protection systems of manufactured building designs submitted to HWC third party approval.
1995 – 1997	CHAMPION MODULAR RESTAURANT CO., Clearwater, FL Manager of Engineering: Responsible for engineering design and approval of all modular structures. Oversee CAD and quality control departments while performing all responsibilities of Senior Project Engineer.
1993 – 1995	CHECKERS DRIVE-IN RESTAURANTS, INC./CHAMPION MODULAR RESTAURANT CO., Clearwater, FL – Senior Project Engineer: Responsible for state and local approvals of Checkers modular Restaurants in twenty (20) states. Day to day tasks include speaking to local building officials and resolving plumbing, mechanical, and electrical code issues, which may delay building permits.
1991 – 1993	MCGEE CORPORATION, Matthews, NC – Project Engineer: Responsible for engineering design of prefabricated modular buildings for oil companies. Tasks included developing certification plans for submittal of state and local authorities, developing construction drawings for in-plant assembly of modular structures and providing engineering support to factory personnel.
1983 – 1991	BEAMAN CORPORATION, Greensboro, NC (presently American Modular Technologies, Inc.) – Project Engineer: Responsible for assisting engineering managers in the development of plans and specifications for factory built modular convenience stores for the major oil companies. Gained experience in plumbing, mechanical, electrical and structural disciplines.

EDUCATION:

VIRGINIA POLYTECHNIC INSTITUTE & STATE UNIVERSITY –
B.S. in Mechanical Engineering (1982)

CERTIFICATIONS:

PROFESSIONAL ENGINEER:
South Carolina #15678; Florida #0046911; Georgia #PE02789;
Virginia #0402-024463: North Carolina
#16307, Texas #94224;

INTERNATIONAL CODE COUNCIL
Combination Inspector - #5167994-C8
Plumbing Inspector - #5167994-P5
Mechanical Inspector - #5167994-M5
Electrical Inspector - #5167994-E5
Commercial Electrical Inspector - #5167994-E2
Residential Combination Inspector - #5167994-R5
Building Inspector - #5167994-B5
Combination Plans Examiner - #5167994-C3
Plumbing Plans Examiner - #5167994-P3
Mechanical Plans Examiner - #5167994-M3
Electrical Plans Examiner - #5167994-E3
Building Plans Examiner - #5167994-B3
Fire Inspector I - #1203S
Fire Inspector II - #5167994-67
Commercial Energy Inspector - #5167994-7
Accessibility Inspector/Plans Examiner - #5167994-2

STATE OF NORTH CAROLINA
1 & 2 Family Dwellings Inspector
Commercial Buildings Inspector
1 & 2 Family Dwellings Plan Reviewer – All Trade Areas
Commercial Buildings Plan Reviewer – All Trade Areas

STATE OF TEXAS – P.E. License # 94224
Industrialized Housing & Buildings Program – Approved
Structural, Mechanical, Electrical, Plumbing, Building Planning
And Fire Safety Plan Reviewer-HWC and Associates

Attended Texas Accessibility Academy – Aug. 23-25, 2004

INDUSTRIALIZED BUILDINGS COMMISSION
Unlimited (Level II) Plans Examiner - #P-107
Industrialized Buildings Inspector - #I-183

STATE OF FLORIDA-Modular Plans Examiner – SMI-42

STATE OF CALIFORNIA
Manufactured Housing Program
Quality Assurance Inspector #IM1595991

NAME: EDDIE HARRIS

TITLE: Inspector

EXPERIENCE:

2015 – PRESENT	HILBORN, WERNER, CARTER & ASSOCIATES, INC., Clearwater, FL Inspector: Inspection of architectural, structural, plumbing, mechanical, electrical systems and components of manufactured buildings. Auditing of manufacturing processes and quality control programs. Testing of structural assemblies, e.g.: roof trusses, wall sections, etc. Interface with manufacturers and government monitoring officials.
2008 – 2015	HARRIS CONSULTING, Waycross, GA – Owner. Inspections
1998 – 2008	HILBORN, WERNER, CARTER & ASSOCIATES, INC., Clearwater, FL Inspector: Inspection of architectural, structural, plumbing, mechanical, electrical systems and components of manufactured buildings. Auditing of manufacturing processes and quality control programs. Testing of structural assemblies, e.g.: roof trusses, wall sections, etc. Interface with manufacturers and government monitoring officials.
1991 – 1997	HARRIS CONSULTING, Waycross, GA – Owner. Consulting firm working mainly with the Community Development Block Grant (CDBG) Program. The program is funded at the state level through the U.S. Housing and Urban Development Administration (HUD). Harris consulting works on a contractual basis with several local governments to provide grant administration, project management and technical assistance. Duties include providing technical assistance for compliance with state and federal regulations applicable to the CDBG program, providing fiscal management of the project budget, providing project management including building inspections, work write-ups, cost estimates, contract compliance to plans and specifications related to housing programs.
1987 – 1991	HARRIS & MONK, INC., Waycross, GA – Vice President & Secretary of Corporation: Consulting firm working mainly with the Community Development Block Grant (CDBG) Program. Harris and Monk, Inc. contracted with local governments to provide grant administration, project management and technical assistance.

EDDIE HARRIS

EXPERIENCE: (Continued)

Duties included project development and providing technical assistance for compliance with state and federal regulations applicable to the CDBG program, providing fiscal management of the project budget, providing project management including building inspections, work write-ups, cost estimates, contract compliance to plans and specifications related to housing programs.

1982 – 1987 SOUTHEAST GEORGIA AREA PLANNING AND DEVLEOPMENT COMMISSION, Waycross, GA – Draftsman, Community Development Specialist. Regional planning and community development organization covering eight (8) counties in the southeast portion of Georgia.

Duties include drafting related requests from local governments involving mapping and floor plans. Responsible for the administration of several housing, water/sewer and paving programs throughout South Georgia.

EDUCATION:

WARE COUNTY HIGH SCHOOL – Graduated 1978

WAYCROSS JUNIOR COLLEGE – One year

OKEEFENOKEE TECHNICAL INSTITUTE – Graduated 1982

CERTIFICATION:

EPA – Lead Inspector (Certified)

EPA – Lead Risk Assessor (Certified)

INTERNATIONAL CODE COUNCIL - 5183154
- Commercial Building Inspector
- Commercial Electrical Inspector
- Commercial Energy Inspector
- Commercial Mechanical Inspector
- Commercial Plumbing Inspector
- Residential Combination Inspector
- Residential Energy Inspector/Plans Examiner

CDBG – Housing Acquisition and Relocation Specialist

TEXAS INDUSTRIALIZED HOUSING & BUILDING PROGRAM
- Third Party Inspector #IHI-95

CERTIFICATION: (Continued)

STATE OF NORTH CAROLINA
1 & 2 Family Dwelling Inspector
Commercial Buildings Inspector – Currently certified plants
1 & 2 Family Dwelling Plan Reviewer – All Trade Areas

INDUSTRIALIZED BUILDINGS COMMISSION
Industrialized Buildings Inspector #I-113

FLORIDA DEPT OF EDUCATION
Uniform Building Code Inspector

FLORIDA DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION
Standard Modular Inspector # SMI0000065

JEFFERSON PARISH, LOUISIANA – TP# 8788
Residential Combination Inspector

LOUISIANA STATE UNIFORM CONSTRUCTION CODE COUNCIL
Residential Combination Inspector - #31

NAME: JOHN THOMAS (TOM) MAIDES

TITLE: Inspector

EXPERIENCE:

2023 – PRESENT	HILBORN, WERNER, CARTER & ASSOCIATES, INC., Clearwater, FL Inspector: Inspection of architectural, structural, plumbing, mechanical, electrical systems and components of manufactured buildings. Auditing of manufacturing processes and quality control programs. Testing of structural assemblies, e.g.: roof trusses, wall sections, etc. Interface with manufacturers and government monitoring officials.
1993 – PRESENT	ACCU-SPEC, PC dba ACCU-SPEC INSPECTION SERVICES, Sevierville, TN President/Inspector: Home and codes inspector.
2002 – 2008	LOGAN THOMAS CONSTRUCTION, Sevierville, TN Owner/Builder
1996 – 2002	HILBORN, WERNER, CARTER & ASSOCIATES, INC., Clearwater, FL Inspector: Inspection of architectural, structural, plumbing, mechanical, electrical systems and components of manufactured buildings. Auditing of manufacturing processes and quality control programs. Testing of structural assemblies, e.g.: roof trusses, wall sections, etc. Interface with manufacturers and government monitoring officials.
1991 – 1997	CITY OF SEVIERVILLE, TN; Sevierville, TN; Building Inspector Performed combination inspections on my assigned region of the city; performed plans review on many projects; obtained many certifications while city employee including Chief Building Code Analyst, Building Plan Examiner, Building Inspector, One & Two Family Inspector and Housing Rehabilitation Inspector offered by the Southern Building Code Congress.
1994 – 1996	JIM BARNA LOG HOMES; Pigeon Forge, TN; Building Consultant Commission sales of log home packages; Performed take-offs and estimates for sale of lob homes.
1980 – 1993	JP STEVENS, CHEROKEE TEXTILES, HOLT WILLIAMSON MFG AND PARKDALE MILLS Production Manager and Purchasing Manager

JOHN THOMAS (TOM) MAIDES

EDUCATION:

NORTH CAROLINA STATE UNIVERSITY, B.S. – 1976 - 1980

CERTIFICATION:

INTERNATIONAL CODE COUNCIL

Building Code Official	#5180221-B6
Residential Combination Inspector	#5180221-R5
Building Plans Examiner	#5180221-B3
Building Inspector	#5180221-B5
Housing Code Official	#5180221-H6

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NAME: MATTHEW SANDERS HARRIS

TITLE: Inspector

EXPERIENCE:

2025 – PRESENT HILBORN, WERNER, CARTER & ASSOCIATES, INC., Clearwater, FL
Inspector: Inspection of architectural, structural, plumbing, mechanical, electrical systems, and components of manufactured buildings. Auditing of manufacturing processes and quality control programs. Testing of structural assemblies, e.g.: roof trusses, wall sections, etc. Interface with manufacturers and government monitoring officials.

1999 – 2025 CONTRACT FOR LOCAL GOVERMENTS, Waycross, GA:
Inspector: Inspections are documented on the inspection permit card at each job site, located in job box. In addition, inspection status forms detailing each inspection along with photos, if needed, are required for each scheduled inspection.

Each inspection is required by the planning and building departments for each local government. These inspections are based on code compliant plans submitted and approved during the plan review/permitting process.

EDUCATION:

WARE COUNTY HIGH SCHOOL – Graduated 2012

WAYCROSS COLLEGE – One year

CERTIFICATION:

INTERNATIONAL CODE COUNCIL - 9301169

FLORIDA DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION
Standard Modular Inspector # SMI-136

NAME: WANDA PRITCHETT

TITLE: Plan Reviewer & Inspector

EXPERIENCE:

2025 – Present HILBORN, WERNER, CARTER & ASSOCIATES, INC., Clearwater, FL
Director of Modular Code Inspections: Supervision of manufacturer building and component inspection staff. Inspector training and auditing. Procedures development and implementation. Codes and standards interpretations. Interface with manufactures and government officials. Design evaluation and approval.

2019 – Present HILBORN, WERNER, CARTER & ASSOCIATES, INC., Clearwater, FL
Plan Reviewer & Modular Inspector: Review of plans, specifications of the architectural, fire
protection, plumbing, mechanical and electrical systems of manufactured buildings to determine compliance with the governing code.

2008 – Present QUALITY APPROVALS & INSPECTIONS, LLC – Dunedin, FL
Owner/Supervisor – Supervise modular plans reviewers and inspectors and assist in determining compliance with the applicable/current codes. Oversee and shadow inspectors at the mfg facility. Assist and process all responses to audits. Work closely with various state officials, manufacturers, engineers and architects.

2001 – 2008 MODULAR DESIGN SERVICE – St. Petersburg, FL – Administrative Assistant. Review of plans, specifications of the architectural, fire protection, plumbing, mechanical and electrical systems of manufactured buildings to determine compliance with the governing code.

1982 – 2001 HILBORN, WERNER, CARTER & ASSOCIATES, INC. – Clearwater, FL – Front desk receptionist, secretary to VP/Director of Modular Dept., Bookkeeper. Various duties involved in many aspects of the modular and mobile building industry.

CERTIFICATIONS:

FLORIDA DEPT OF BUSINESS & PROFESSIONAL REGULATION
Standard Modular Inspector #SMI-0000120

STATE OF CALIFORNIA
Manufactured Housing Program
Quality Assurance Inspector #IM1596001

CERTIFICATIONS: (continued)

INTERNATIONAL CODE COUNCIL

Residential Building Inspector	#9520174
Residential Plumbing Inspector	#9520174
Residential Mechanical Inspector	#9520174

NAME: KRISTEN (CUMBERLAND) PRUITT

TITLE: Inspector

EXPERIENCE:

2008 – Present HILBORN, WERNER, CARTER & ASSOCIATES, INC., Clearwater, FL
Inspector: Inspection of architectural, structural, plumbing, mechanical, electrical systems and components of manufactured buildings. Auditing of manufacturing process and quality control programs. Interface with manufacturers and government monitoring officials.

2007 - 2008 NTA, Inc., Nappanee, IN – Subcontractor/AC Inspector

2003 – 2007 NTA, Inc., Nappanee, IN - Senior Residential Account Manager

EDUCATION:

2000 – 2002 Ivy Tech State College, Fort Wayne, IN

A.S. Construction Technology, Architectural Specialty, Dean's List

1996 – 1000 Tippecanoe Valley High School, Akron, IN
Academic Honor Diploma

CERTIFICATIONS:

INTERNATIONAL CODE COUNCIL:
Residential Building Inspector - #5234844-B1
Residential Plumbing Inspector - #5234844-P1
Residential Electrical Inspector - #5234844-E1
Residential Mechanical Inspector – #5234844-M1
Residential Combination Inspector – #5234844-R5
Building Inspector - #5234844-B5
Plumbing Inspector - #5234844-P5
Electrical Inspector - #5234844-E5
Mechanical Inspector - #5234844-M5

CERTIFICATIONS:

INTERNATIONAL CODE COUNCIL:

Commercial Building Inspector - #5234844-B2
Building Plans Examiner - #5234844-B3
Combination Plans Examiner - #5234844-C3
Commercial Plumbing Inspector - #5234844-p2
Plumbing Plans Examiner - #5234844-P3
Commercial Mechanical Inspector - #5234844-M2
Mechanical Plans Examiner - #5234844-M3
Commercial Electrical Inspector - #5234844-E2
Electrical Plans Examiner - #5234844-E3
Commercial Combination Inspector - #5234844-C5
Combination Inspector - #5234844-C8

STATE OF LOUISIANA: #U01064

Certified Building Official Certificate
Master Code Professional Certificate
Commercial Building Inspector
Commercial Electrical Inspector
Commercial Mechanical Inspector
Commercial Plumbing Inspector
Commercial Combination Inspector
Building Plans Examiner
Electrical Plans Examiner
Mechanical Plans Examiner
Plumbing Plans Examiner
Combination Plans Examiner
Residential Building Inspector
Residential Electrical Inspector
Residential Mechanical Inspector
Residential Plumbing Inspector
Residential Combination Inspector
Residential Plans Examiner
Louisiana Residential Plumbing Inspector
Louisiana Commercial Plumbing Inspector
Louisiana Plumbing Plans Examiner
Building Inspector
Electrical Inspector
Mechanical Inspector
Plumbing Inspector

INDUSTRIALIZED BUILDING COMMISSION:

Industrialized Building Inspector - #I-240