

Two Moons Thermal Imaging Services

We see what others can't – finding problems quickly and accurately through the use of today's advanced infrared technology

Mold and Moisture Scan

What is a mold and moisture thermal scan?

Millions of dollars worth of building defect litigation is going on today, and water intrusion, which often causes mold to grow, is one of the major issues. Infrared thermography, the non-destructive diagnostic technology allows one to detect moisture invisible to the naked eye on or below the surface of an object. Water intrusion into commercial and residential buildings can come from many different locations and sources. From bad roofing, to poor workmanship, ice damming issues, siding and window problems, caulking breakdowns, to inferior materials. A thermal scan can quickly and accurately identify water intrusion problems so you don't waste time and money tracking it down using conventional inspection methods. If you have, or ever had, a flooding issue, infrared will tell you if it has been successfully dried and the issue remediated. Infrared also gives you the ability to show your contractor exactly where a problem is located, and what it looks like so they don't waste time and materials in making unnecessary repairs. Here is a partial list of the types of water leakage problems we can help you solve:

- Leaky roofs, doors, windows, basements, crawl space
- Water damage extent
- Leaky pipes
- Heated floor leaks

Who is it best for?

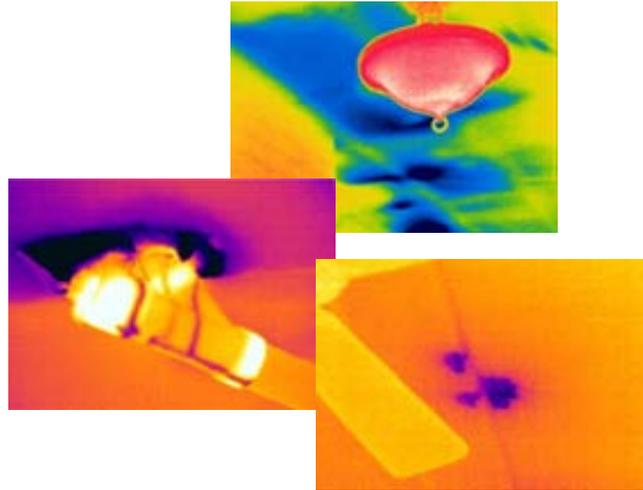
- Residential (houses, apartments, condominiums, dwellings) sellers and buyers
- Commercial (office buildings, retail stores) sellers and buyers
- Professional home inspectors
- Real-estate agents
- Insurance companies
- Mold and water damage remediation companies

What do I get?

This is 20-30 minute walk-around inspection using an infra red camera to scan the exterior envelop and all building interior walls that can reveal any areas of concern regarding moisture or leaks. The home owner or contractor must be present to view the live camera images and to discuss areas of concern.

Here's how infrared benefits you:

- Determines the cause and origin of your water and/or mold problems
- Documents water loss claims for insurance purposes getting the most money possible for your insurance claim since Infrared will show you, visually, more than your claims adjuster will be able to determine using their conventional inspection methods
- Allows you to compare what your insurance claim will do for you to exactly what needs to be done to remediate your claim
- Mold or water damage remediation companies in partnership with Two Moons Thermal Imaging Services can add an additional level of service for a minimal cost, which in turn, can provide a competitive advantage over other companies. For a small cost the service provider can provide a thermal scan as a part of their pre/post service, without having to invest in expensive equipment and training



How much does a mold and moisture infrared scan cost?

No two homes/buildings are exactly the same therefore all professional inspections are specific and individualized prices are based upon:

- Age of the building and its size
- Location
- Systems Inspected

In general, scans will cost in the \$65 range for the average home. Commercial properties cost \$250 for the first 2 hours and then is charged a \$75 hourly rate for the actual time involved. Partnering relationships are available are at reduced costs.

Who performs the building infrared scan?

Since the technology is advanced and there are so many elements to take into consideration when performing these inspections, it's best to have them done by a trained professional. Tom Mooney, a Level I Thermographer, certified to perform thermographic inspections, interpret results, and generate reports. He is a IICRC certified technician in odor control, water restoration and is certified in Applied Structural Drying (ASD) and Fire & Smoke Restoration. He also holds a State of Michigan Department of Environmental Quality Storm Water Management certification, Tom is a long time developer and builder in the Tawas area with considerable experience in the building construction industry.