

The 30 Point Premier Home Infrastructure Audit

Category 1: Power & Energy Resilience (The "Load-Shedding" Prep)

1. **Inverter Health:** Check for error logs and cooling fan functionality.
2. **Battery Cycle Count:** Assess total cycles & connectivity.
3. **Solar Panel Cleanliness:** Visual check for dust/debris buildup (affects efficiency by up to 30%).
4. **DB Board Thermal Scan:** Check for "hot spots" that indicate loose wiring or overloaded circuits.
5. **Generator Startup:** Test automated change-over switch and fuel quality/levels.
6. **Surge Protection:** Verify if lightning/surge protectors are still active (green indicator light check). Earth leakage test.

Category 2: Water Security & Plumbing

7. **Backup Water Pump:** Test the pressure switch and pump start-up on the backup tank.
8. **Filtration Integrity:** Check the "last changed" date and sediment levels.
9. **Geyser Pressure Valves:** Check for signs of slow leaks or "weeping" from the overflow.
10. **Water Meter Check:** Verify if the meter spins while all taps are off (indicates underground leaks).
11. **Sewerage/Drain Flow:** Inspection of main gully traps for root intrusion or buildup.
12. **Tap & Mixer Aerators:** Check for scale buildup that restricts flow.

Category 3: External & Perimeter Security

13. **Electric Fence Tension:** Check for sagging wires that cause false alarms in windy weather.
14. **Battery Backup for Gate/Fence:** Load-test the small 12V batteries (the most common failure point).
15. **Beam Alignment:** Clean and test all outdoor infrared beams for "blind spots."
16. **CCTV Clarity:** Check for "spiderweb" interference or blurred lenses on night-vision mode. Check external lighting.
17. **App Connectivity:** Ensure the security app is synced with the current phone OS versions. Test alarm.
18. **Intercom Function:** Test the gate-to-phone audio and video clarity.

Category 4: Climate & Comfort

19. **HVAC Filter Check:** Inspect air-con filters for dust/mould (important for Johannesburg's dry winters).
20. **Condensation Lines:** Ensure AC drain pipes are not blocked (to prevent indoor wall damage).
21. **Underfloor Heating:** Test thermostat response in each zone.
22. **Fireplace:** Check for soot buildup or obstructions before the winter season.

Category 5: Structural & Aesthetic Maintenance

23. **Gutter Debris:** Check for leaf buildup that causes "overflow" during summer storms.
24. **Roof Tile Inspection:** Identify cracked or shifted tiles, especially after high winds.
25. **Damp Meter Reading:** Check "high-risk" walls for rising or penetrating damp.
26. **Window Seal Integrity:** Check for perished rubber or silicone that causes drafts.
27. **Pool Pump:** Check filters and wiring
28. **Irrigation Coverage:** Check for "dry spots" or broken pop-up heads.
29. **Balcony Drainage:** Ensure drainage outlets are clear to prevent flooding.
30. **Door Alignment:** Check for "dropping" on heavy glass sliding doors.

Ask about our security & defence audit. (Checklist below)

The Residential Security & Resilience Audit

Strategic Defensive Oversight for the High-Value Estate Home

In a premium estate environment, security is not a single product, but a series of overlapping layers. This audit evaluates the technical integrity and tactical readiness of your home's defensive systems, ensuring that your family's safety is managed with the same precision as your property's infrastructure.

I. Structural Hardening & Access Control

Establishing clear boundaries through mechanical and physical resistance.

1. Access Point Security Ratings (Level 1–3): A comprehensive audit of entry points. We verify that primary sleeping quarters and "Safe Zones" meet a Level 3 Hardened Rating (Reinforced frames, high-tensile locking mechanisms, and ballistic-resistant barriers).

2. Mechanical Security Hardware: Assessment of deadbolts, strike plates, and hinge-side protection. Verification that all physical hardware is commercial-grade and correctly tensioned.
3. Safe Room Accessibility & Integrity: Evaluation of the "Final Refuge" zone. This includes door reinforcement, independent ventilation, and internal locking speed tests to ensure rapid transition in an emergency.

II. Electronic Detection & Surveillance Networks

Ensuring 24/7 technical vigilance through redundant electronic systems.

4. Electronic System Calibration: Performance testing of all motion sensors, vibration detectors, and glass-break sensors to ensure 100% coverage with zero false-alarm triggers.
5. CCTV Connectivity & Redundancy: Verification of remote viewing uptime, cloud-backup integrity, and local recording capacity. We ensure your cameras are not just "live," but actively logging data with optimised night-vision clarity.
6. Alarm & Critical Communication Links: Testing the "Primary to Control" signal. This includes checking radio-link strength, GSM backup units, and the integration of mobile panic-app response.

III. Tactical Illumination & Power Continuity

Eliminating "blind spots" through automated and redundant lighting solutions.

7. Automated Perimeter Illumination: Audit of solar-powered external lighting (200w to 400w high-intensity units). We verify that "Auto-on/Dusk-to-Dawn" settings are optimised for maximum visual deterrence during load-shedding.
8. Internal Emergency Lighting: Verification of automatic-engagement lighting in hallways, stairwells, and Safe Rooms to ensure safe navigation during a total power or grid failure.

IV. Operational Readiness & Tactical Defence

Managing the human element and response expectations.

9. Security Provider Service Level Audit (SLA): Defining and auditing the expectations of your armed response company. We review average response

times, patrol frequency, and clear communication protocols for your specific estate address.

10. **Defensive Asset Integration:** A discreet review of defensive options and storage. This includes verifying the accessibility and legal compliance of defensive tools and ensuring all residents are trained in emergency "Go-To" protocols.

The "Safe Zone" Rating Explained

As part of our audit, we categorize your home's interior zones:

- Level 1 (Deterrence): Standard estate security (Boundary).
- Level 2 (Delay): Reinforced external doors and windows (Envelope).
- Level 3 (Protection): A fully hardened internal sanctuary for maximum family safety (The Safe Zone).

Please refer to our training programs.

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