

Property Inspection & Maintenance Checklist

As the property owner, you should assist in reducing damage to your property during a cyclone by examining it annually, both before and after the cyclone season. If you have any concerns regarding the status of your property, contact a skilled building practitioner and have it properly inspected.

Roofs	Completed ✓
Sheet metal roofing and fasteners are in good condition.	
Roof tiles are in good shape, not cracked, displaced, or missing. The mortar between the tiles is in good shape, with no missing or damaged tiles, particularly at the ridges and hips and around the roof's margins. Tile tie-down clips are present.	
The roof sarking membrane is in fair shape.	
There is no evidence of corrosion in any metal components, including nails and screws.	
There is no evidence of rot or termite activity in any timber components.	
All connections are tight.	
Gaps and cracks near the dryer, bathroom, and stove hood vents have been sealed.	
Hire construction experts to inspect your roof if they have not done so recently. They should check:	
Battens are firmly fastened to the rafters or trusses using connectors suitable for the wind classification of your property.	
Connectors that secure the trusses/rafters to the walls are appropriately sized and in good condition.	
Winds & Doors	Completed ✓
All of the door and window seals are intact.	
Every crevice surrounding the frames of windows and doors has been filled.	
Employ one if a building specialist has yet to check your doors and windows to check that:	

Entry doors feature locks and hinges to withstand wind pressure.	
Sliding glass doors and windows are appropriately rated for your location's wind classification or pressure.	
Window and door frames are securely attached to the building framework.	
Garage	Completed ✓
The garage door meets AS/NZS 4505 standards and is appropriately rated to withstand wind pressure, or it has a bracing mechanism that can be fitted in advance of an impending cyclone.	
Others	Completed ✓
Freestanding carports, pergolas, and patios are in good condition and securely attached to the ground.	
The pool fence is firmly secured to the ground and wall.	
Carports, verandahs, or patios attached to buildings are in good condition and securely fastened to the building and the ground.	
Sheds are adequately anchored to the ground.	
Roof attachments such as air conditioning compressor units, satellite dish antennas, outdoor hot water tanks, hot water, and solar panels are securely connected to structural roof elements and show no indications of wear.	
The fence is in good shape, with no metal corrosion, rot in the timber, or loose bolts.	
If a building professional has not recently checked the following items, employ one to check that:	
All roof attachments are anchored to the roof structure, not just the roof veneer.	
Carports, verandahs, or patios attached to buildings are strong enough to transfer wind loads to the ground without damaging the structure.	
More Recommend Actions	Completed ✓

Consider replacing carpet or wood flooring on ground-floor levels with tiles.	
Use corrosion-resistant connections, such as stainless steel fittings and connectors. Any existing galvanised connections that have become red or brown should be replaced.	
Consider moving circuit breakers, electrical junction boxes, air conditioners, and power points well above the storm tide level.	
Consider replacing less resilient components below storm tide level with more robust materials that can withstand flooding and wave action.	
Protect the edges of concrete slabs and posts to prevent erosion. This can be accomplished by putting additional concrete in essential areas. In some circumstances, this can be accomplished through grout injection by adequately certified personnel, such as a geotechnical engineer.	