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**KWAZULU-NATAL PROVINCE**

**HUMAN SETTLEMENTS  
REPUBLIC OF SOUTH AFRICA**

# **HOME MAINTENANCE TOP TEN TIPS**

**Homeowners must be proud  
and responsible, and actively care  
for their homes and maintain them.**



## 1. MAINTAIN

- Clean your house every day.
- Pay for the utilities (water and electricity) every month.
- Ensure that all electric plugs are working.
- Change the light bulbs regularly.
- Fix water leaks and cracks on the walls.
- Paint your house every 5-7 years or wash your walls regularly.

## 2. PAINT

- A fresh and neatly painted home looks very attractive.
- Using durable paint will last longer.
- Paint the house inside and outside to protect your home against rain, hail, sun and wind.
- Use paint on the inside walls that can be easily wiped clean.
- Use a waterproof paint in the bathroom and kitchen areas so that steam will not dampen the walls and weaken them.
- Repair cracks as soon as they appear.

## 3. REPLACE BROKEN WINDOWS, DOORS AND OTHER FIXTURES

- Fix broken windows as soon they break.
- Door handles, taps and light fittings should be inspected regularly for wear and tear.
- Install good quality products that come with warranties.
- Don't buy fancy items that do not last long. Install fixtures that will add value to your home, enhance your lifestyle and look good for a long time.
- Quality and durability are the key words.

## 4. REPAIR WATER LEAKS AND BLOCKAGES

- Water leaks cause damage to your property as this weakens the structure of your home.
- Water leaks are also expensive as this leads to expensive water bills.
- Water is a precious resource and should never be wasted.
- Be on the lookout for the unexplained wet areas in your yard – it could be due to a leaking underground pipe.
- Check that the taps in your home do not drip.
- Replace the washers if necessary.
- Check that mould does not form on your walls.
- Repair leaking pipes and blocked drains immediately!
- Report to your local municipality as a matter of urgency any leaking pipes and blockages that fall outside of your boundary.

## 5. REPAIR ROOF LEAKS

- It is important to keep your roof in an excellent condition.
- Check your roof closely every six months. Check for loose and worn roof sheets or roof tiles.
- Check for blocked gutters.
- Only go up on the roof if you are wearing a hard hat and flat, sturdy shoes. Strap yourself to a rope and harness.

- Your home builder is responsible for fixing roof leaks that occur within a certain period as stipulated in the contract.
- Be sure to read the contract carefully so that you know your rights.

## 6. REPAIR FLOORS

- Check for loose floor boards and splinters as well as any sign of rot and decay.
- Ask for advice at your local hardware store on how to care for your particular type of flooring.

## 7. MAINTAIN THE ELECTRICAL SYSTEM

- Maintenance to your home's electrical system should be carried out by a qualified electrician.
- Do not attempt to tamper with electricity if you do not know what you are doing. Electricity is dangerous in the hands of an amateur.

## 8. ENHANCEMENTS

- You can add tiles, carpets and ceiling to your house.
- You can add a fence around a home.
- Start and maintain a garden.
- Improve the house to increase its size.

## 9. BE A GOOD NEIGHBOUR

- Do not make too much noise.
- Do not block the entrance to their homes.
- Do not pile old scraps in your yard or start a business that will affect your neighbours.
- Play a role in the general safety and security of your neighbourhood.

## 10. YOUR RIGHTS AS A HOMEOWNER

- You have a right to safety and security.
- You have a right not to be harassed.
- You have a right to make enhancements.
- You have a right to live with your family in your home.