Texas Home Preparedness & Preventative Maintenance

Royal Roofing Construction · Serving Austin and the Rio Grande Valley

Five practical checklists help Texas homeowners and renters prepare for freeze, flood, heat and outages, reduce common risks, and recognize when a task stops being DIY. Do the Monthly list every month and the season list before each season. Keep the Emergency list current all year.

Stop now: If you smell gas, hear hissing, smell burning from an outlet or panel, or see water near live electrical, leave first, then call the gas utility or 911 from outside. Do not touch switches.

How to use these lists

List	When	What it covers
Spring Ready	Mar–May	Hail, flash floods, severe storms, drainage
Summer Ready	Jun–Sep	100°F+ heat, AC failure, grid strain and outages, drought soil
Winter Ready	Nov–Feb	Hard freezes, burst pipes, ice storms, outages
Emergency Ready	All year	Hurricanes (Rio Grande Valley, Jun–Nov), tornadoes, floods, multi-day outages
Monthly Home Care	Every month	Fire, leaks, energy waste, small problems that grow

Levels **DIY**: Safe for most people at ground level with basic tools. No panels, no gas lines, no climbing onto a roof. **Handyman**: A handyman visit: caulk and seal work, hard-to-reach cleaning, minor repairs, loose rails and gates. Royal RC can handle these. **Specialist**: Licensed or specialty trade work such as roofing, electrical, HVAC, plumbing inside walls, foundation and large trees. If a job is outside what Royal RC does, we will tell you so.

Tasks tagged with two levels (for example DIY / Handyman) start as DIY and move to the second level when the notes say so.

If a task means opening a panel, cutting into a wall, climbing onto a roof, or touching a gas line, stop. Photograph it, write down the date, and call for help.

RRC HOMEREADY

Educational guide only. It is not an inspection and does not replace professional or licensed work. Local codes, HOA rules and insurance requirements apply. Conditions vary by exact location in the Austin metro or the Rio Grande Valley.

© 2026 Royal Roofing Construction Inc. Rights reserved in protectable Royal RC material.
Free to download and print for personal household use only. No redistribution, resale, rebranding, modification, or commercial use of protectable Royal RC material without prior written permission. Share the official download link rather than distributing copies.
Revised 2026-11-04 | rrcestimate.com/homeready#reuse-policy

Monthly Home Care

Safety, leaks and energy · Every month

Regular monthly checks can help spot fire risks, leaks and maintenance needs early. Time needed varies by home and task. Pick the same day every month, such as the first Saturday.

	Area	Task	Level	What to look for / when to escalate
☐	Life safety	Press TEST on every smoke and CO alarm	**DIY**	Smoke alarms: replace at 10 years. CO alarms and batteries: follow manufacturer instructions and end-of-life date; may be sooner. Never disable alarms.
☐	Life safety	Glance at the fire extinguisher gauge	**DIY**	Needle in the green. Know where it is. Replace if the needle is out of the green.
☐	Life safety	Press TEST then RESET on GFCI outlets (kitchen, baths, garage, exterior)	**DIY**	If one will not reset or trips again right away, do not use that outlet. Have a qualified electrician look at it.
☐	HVAC and energy	Check the HVAC filter; replace if dirty (monthly in summer, every 1–3 months otherwise)	**DIY**	The single most useful task on this list. Know your filter size and write it on the filter frame.
☐	HVAC and energy	Keep furniture and rugs off supply and return vents; vacuum the grilles	**DIY**	Blocked vents raise bills and cause hot and cold rooms.
☐	HVAC and energy	Check the accessible AC condensate drain line and pan	**DIY**	For water in the pan or a blocked drain, call HVAC. Follow equipment instructions; do not mix cleaners or open equipment.
☐	Plumbing	Look under sinks, behind toilets and around the water heater for drips, stains or soft cabinet floors	**DIY Handyman**	Slow leaks cause rot and mold. Active drip: shut off the valve under the fixture, then call a handyman or plumber.
☐	Plumbing	Run water in unused sinks and tubs; flush rarely used toilets	**DIY**	Keeps traps full so sewer gas stays out.
☐	Plumbing	Clear hair and debris from shower and tub drains	**DIY**	Prevents clogs and overflow damage to floors.
☐	Appliances	Clean the dryer lint filter every load; check that the vent flap opens when the dryer runs	**DIY Handyman**	Lint is a leading cause of house fires. Have the full duct cleaned once a year (handyman visit).
☐	Appliances	Clean the range hood filter	**DIY**	Grease buildup is a fire risk.
☐	Appliances	Check refrigerator at 37–40°F and freezer at 0°F; test door seals with a dollar bill	**DIY**	Bill slides out easily means a worn seal and wasted energy.
☐	Electrical	Check extension cords and power strips for cracks, heat or scorch marks	**DIY Specialist (electrician)**	Replace damaged cords. Never daisy-chain strips. Scorched outlet or a breaker that trips repeatedly: stop and call a licensed electrician.
☐	Home exterior	Walk the property: loose railings, trip hazards, burned-out exterior lights, soil settling near the foundation	**DIY Handyman**	Anything that moves when you push on it (rails, steps, gates) is a handyman repair.
☐	Home exterior	Test the garage door auto-reverse with a 2×4 under the door	**DIY**	If it does not reverse, stop using the opener and call for service.
☐	Water	Read the water meter before and after two hours with nothing running	**DIY Specialist (plumber)**	If the dial moved, you have a hidden leak. Call a plumber.

PRO HOMEREADY

Educational guide only. It is not an inspection and does not replace professional or licensed work. Local codes, HOA rules and insurance requirements apply. Conditions vary by exact location in the Austin metro or the Rio Grande Valley.

© 2026 Royal Roofing Construction Inc. Rights reserved in protectable Royal RC material.
Free to download and print for personal household use only. No redistribution, resale, rebranding, modification, or commercial use of protectable Royal RC material without prior written permission. Share the official download link rather than distributing copies.
Revised 2026-11-04 | rrcestimate.com/homeready#reuse-policy

When to call a pro

Situation	What to do now	Who
Gas smell or hissing	Leave the home, do not touch switches, call the gas utility from outside	**Emergency**
Burning smell, hot or buzzing outlet, scorch marks	Stop using it, switch off the breaker if safe, call a licensed electrician	**Specialist (electrician)**
GFCI will not reset, dead outlet or switch, flickering fixture	Do not use it; photograph it and have a qualified electrician look at it	**Specialist (electrician)**
Breaker trips repeatedly	Unplug devices on that circuit; do not keep resetting	**Specialist (electrician)**
Active drip from a ceiling or wall	Shut off water at the main, photograph, place a bucket	**Handyman Specialist (plumber)**
Sump pump hums but does not move water	Check the discharge line; call for service	**Specialist (plumber)**
Missing shingles, roof leak or hail damage	Photograph from the ground; tarp only if safe; call for a roof estimate	**Specialist (roofer)**
Foundation crack wider than a hairline, or horizontal	Photograph with a ruler, mark the date	**Specialist (foundation)**
AC iced up, not cooling after 15 minutes	Turn it off, thaw it, call an HVAC technician	**Specialist (HVAC)**
Burst or frozen pipe	Shut off the main, open faucets, photograph, call a plumber	**Specialist (plumber)**
Generator will not start or backfeeds into the panel	Stop; never connect to the panel yourself	**Specialist (electrician)**

Quick reference (write it in)

RRC HOMEREADY

Water shut-off: _____
Gas shut-off: _____
Electrical panel: _____
HVAC filter size: _____
Local utility numbers: _____
Insurance agent: _____
Kit last updated: _____

Request help from Royal RC

Royal RC handles handyman-level repairs and roofing. If something on your list needs a licensed specialist outside our scope, we will tell you so. Tell us what you found on the checklist and we will follow up.

Call 512-348-7663 · RoyalRCInc@outlook.com · rrcestimate.com https://rrcestimate.com/homeready

Educational guide only. It is not an inspection and does not replace professional or licensed work. Local codes, HOA rules and insurance requirements apply. Conditions vary by exact location in the Austin metro or the Rio Grande Valley.

© 2026 Royal Roofing Construction Inc. Rights reserved in protectable Royal RC material.
Free to download and print for personal household use only. No redistribution, resale, rebranding, modification, or commercial use of protectable Royal RC material without prior written permission. Share the official download link rather than distributing copies.
Revised 2026-11-04 | rrcestimate.com/homeready#reuse-policy