



THERMOGRAPHY REPORT 1

**151 Durham Dr,
Havelock North.**



Report Information

Customer	Whistle Trustee Ltd
Site Address	151 Durham Dr, Havelock North
Contact Person	Nic Goodman
Phone Number	+64 21980545
Thermographer	Aaron Bryant
Weather	Overcast - med to heavy rain during the last 5 days.
Date	19 th May 2026

Disclaimer

All inspections (verbal or written) are my opinion of the thermal images and are valid for the time of inspection only, due to various conditions outside of my control which may affect the condition of the object after the time of inspection.

All thermal anomalies that are outside standard parameters are subject to further investigation by the client to confirm and repair any possible problems. Further investigation and/or repair should only be carried out by a licensed tradesman.

This inspection is only valid for the moisture/water load that was present on the building system at the time of inspection, by increasing or decreasing the amount of water/moisture on the building the resulting images could change.

Technology Used

Infrared Information

Infrared is an energy which can best be described as light we can't see. Although we can't see Infrared, humans can sense it as heat. All materials whose surface temperature is above absolute zero (-273 °C) emit infrared. Objects at temperatures found in buildings radiate heat almost entirely in the far infrared ranges. Thermal images sense infrared which varies with the temperature of the objects in view converts the infrared into temperature then translates the infrared data into an image that can be viewed. Generally, moisture will be cooler than the surrounding area and will show in the image generated as a different colour. In the Rainbow HC colour palette that I predominantly use, cold areas show as dark blue to black and hot areas are bright yellow to white. The FLIR Camera that Infrared Solutions Ltd uses can store up to 307,000 different temperatures readings in any one picture. When viewing the photos please also notice the temperature scale at the right-hand side of the picture as an indication of the temperature and the corresponding colour. External corners can be uninsulated and have more framing timber which will result in a colder line in the IR photos.

Moisture Meter Information

Moisture meter readings can vary depending on a number of factors and are not a qualified moisture measurement, further invasive inspection would need to be done to confirm findings but as a general guide for this Trotec T2000s moisture meter, readings of less than 40 are considered dry or normal, 40-80 is damp and over 80 is considered wet on most building materials. The Trotec T2000S moisture meter system can read up to 20-40mm deep. A baseline (normal) reading will be taken from the same material as close to the suspect area for direct comparison where possible. In most building envelopes and internal walls dry Gib would normally have a baseline reading of 10-20. Gib bracing sheets are hard to detect and increase all readings slightly, Gib that is fixed to strapping of a solid concrete exterior wall and foil backed Gib will also return higher measurements as a baseline. As with all dielectric moisture meters, metal will also increase readings and when in doubt inspector will check with a magnet. This inspector will consider all these variables before concluding whether an Infrared anomaly is a moisture issue or from missing, moved or compressed insulation allowing an increase in cold air to affect the image.

It is my experience that almost all of the homes I inspect show insulation faults of one form or another, until the introduction of infrared cameras to look at walls & ceilings there has just never been a way of seeing these defects before. This combined with the very high spec'd equipment that Infrared Solutions Ltd uses highlights these issues more than other inspections will.

Report Summary

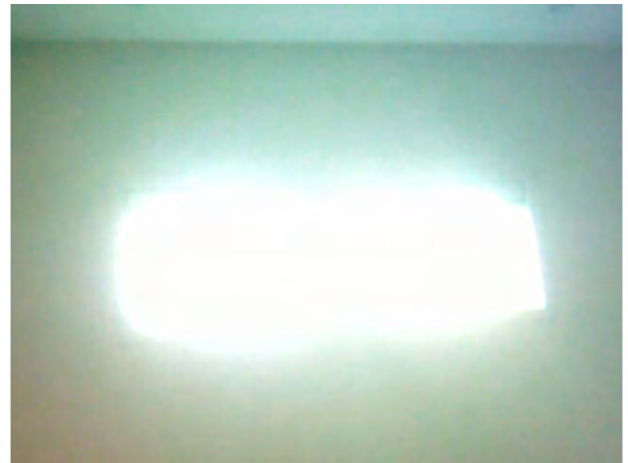
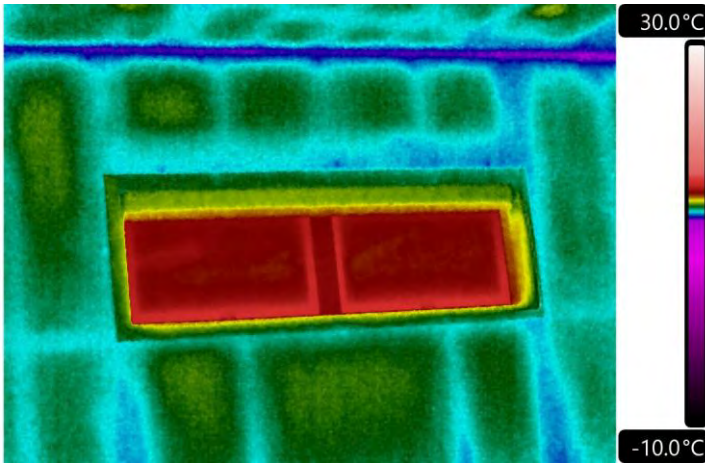
	No infrared anomaly seen at the time of this inspection.
	Infrared and or moderate moisture meter readings suggest a possible moisture issue.
	Infrared and or high moisture meter readings suggest a moisture issue.
	Visual, infrared and moisture meter readings show a moisture issue.

Page Number	Location	Room	Area	Area Summary
6	First floor	Bedroom 5	Window / wall	
7	First floor	Bedroom 5	Ceiling / wall	
8	First floor	Bedroom 5	Wall / floor	
9	First floor	Bedroom 5	Ceiling / wall	
10	First floor	Sitting room	Window / wall	
11	First floor	Sitting room	Wall / floor	
12	First floor	Sitting room	Ceiling / wall	
13	First floor	Sitting room	Ceiling / wall	
14	First floor	Sitting room	Ceiling	
15	First floor	Bedroom 4	Window / wall	
16	First floor	Bedroom 4	Wall / floor	
17	First floor	Bedroom 4	Ceiling / wall	
18	First floor	Hallway	Wall / floor	
19	First floor	Hallway	Window / wall	
20	First floor	Hallway	Ceiling / wall	
21	First floor	Bedroom 3	Window / wall	
22	First floor	Bedroom 3	Wall / floor	
23	First floor	Bedroom 3	Ceiling / wall	
24	First floor	Bedroom 3	Ceiling / wall	
25	First floor	Bedroom 3	Ceiling / wall	
26	First floor	Shared Bathroom	Wall / floor	
27	First floor	Shared Bathroom	Window / wall	
28	First floor	Shared Bathroom	Window / wall	
29	First floor	Bedroom 2	Window / wall	
30	First floor	Bedroom 2	Window / wall	
31	First floor	Bedroom 2	Window / wall	

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32	First floor	Bedroom 2	Window / wall	
33	First floor	Bedroom 2	Window / wall	
34	First floor	Bedroom 2	Window / wall	
35	First floor	Bedroom 2	Ceiling	
36	First floor	Lounge	Ceiling / wall	
37	First floor	Lounge	Ceiling / wall	
38	First floor	Lounge	Ceiling / wall	
39	First floor	Lounge	Ceiling / wall	
40	First floor	Lounge	Ceiling / wall	
41	First floor	Lounge	Ceiling / wall	
42	First floor	Lounge	Wall / floor	
43	First floor	Lounge	Wall / floor	
44	First floor	Staircase	Window / wall	
45	First floor	Staircase	Window / wall	
46	First floor	Staircase	Window / wall	
47	First floor	Staircase	Ceiling / wall	
48	First floor	Staircase	Wall	

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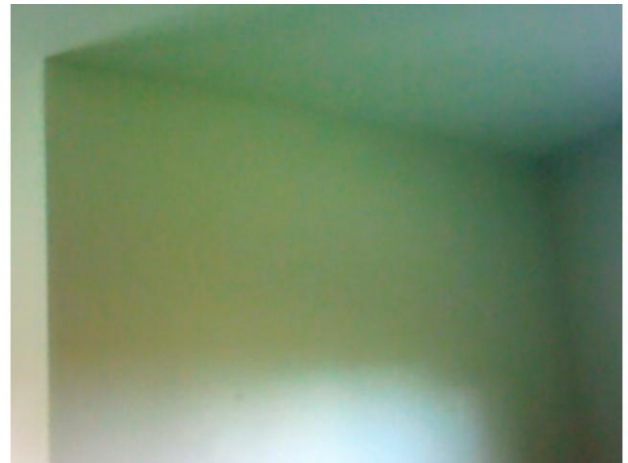
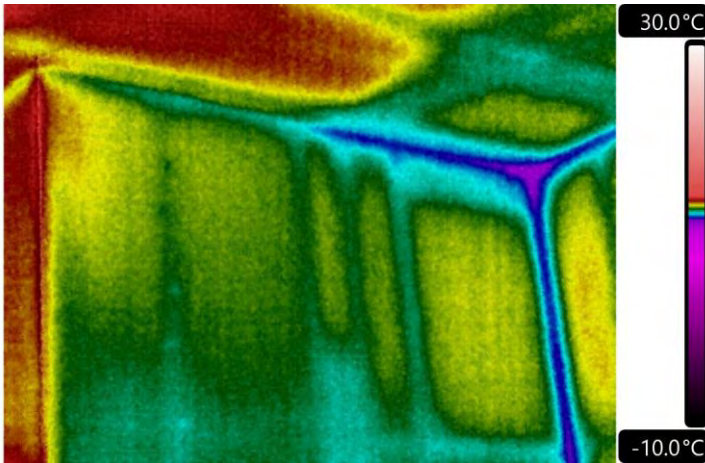


IR_19884.jpg | 20/05/2026 | 12:14 am

Building Information	
Location	First floor
Room	Bedroom 5
Area	Window / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.

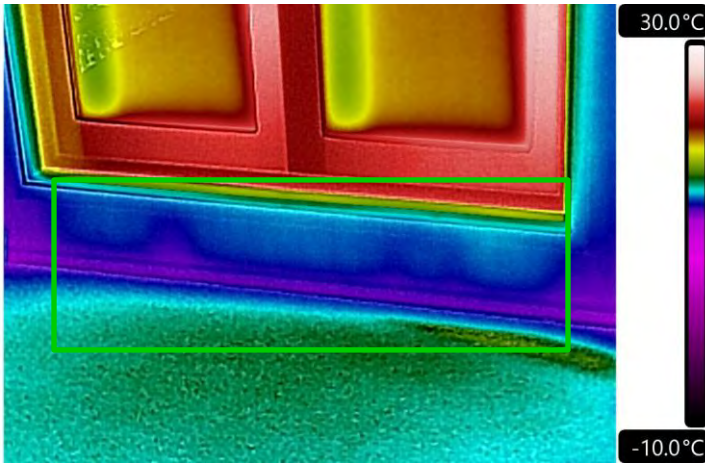


IR_19885.jpg | 20/05/2026 | 12:16 am

Building Information	
Location	First floor
Room	Bedroom 5
Area	Ceiling / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.



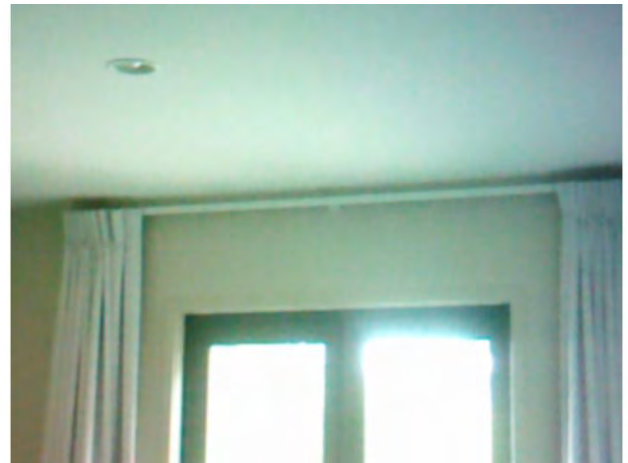
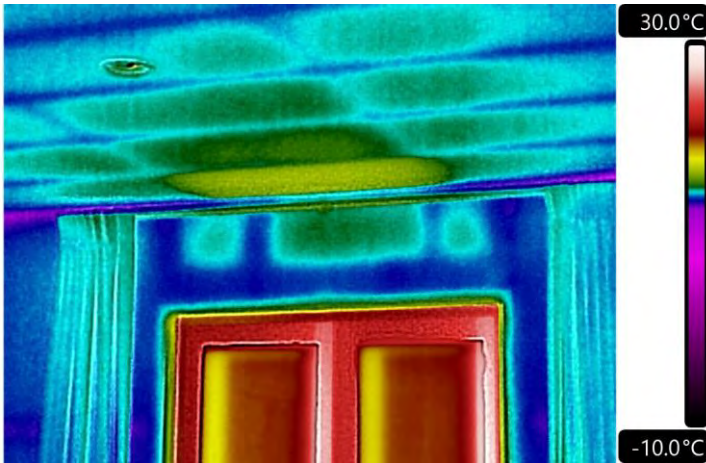
IR_19886.jpg | 20/05/2026 | 12:16 am

Building Information	
Location	First floor
Room	Bedroom 5
Area	Wall / floor
Area Summary	



Comments and Recommendations

A slight infrared anomaly was seen in this image it was investigated further with a Trotec moisture meter and readings were found to be an acceptable level under the threshold of 50 and similar to the surrounding area at the time of inspection.



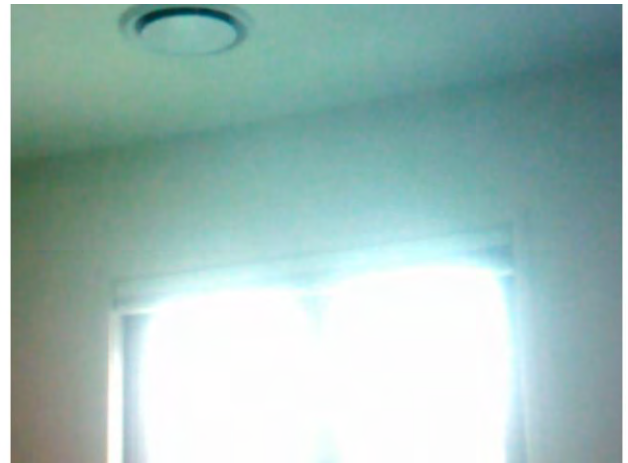
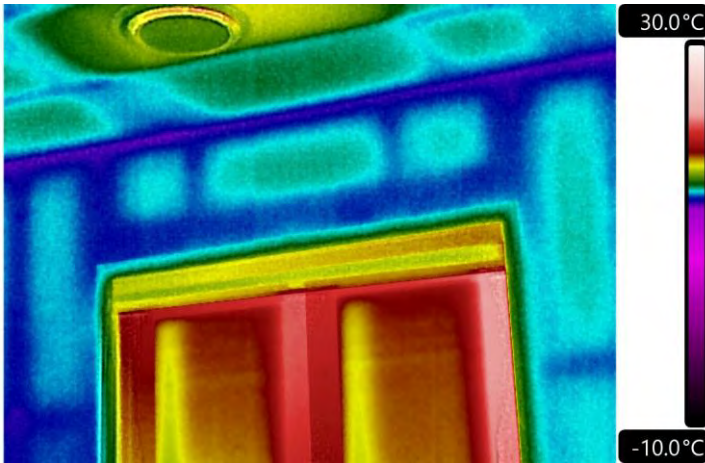
IR_19887.jpg | 20/05/2026 | 12:17 am

Building Information	
Location	First floor
Room	Bedroom 5
Area	Ceiling / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.

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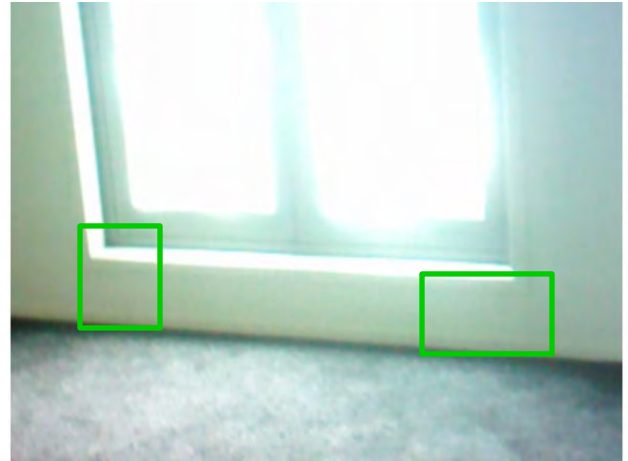
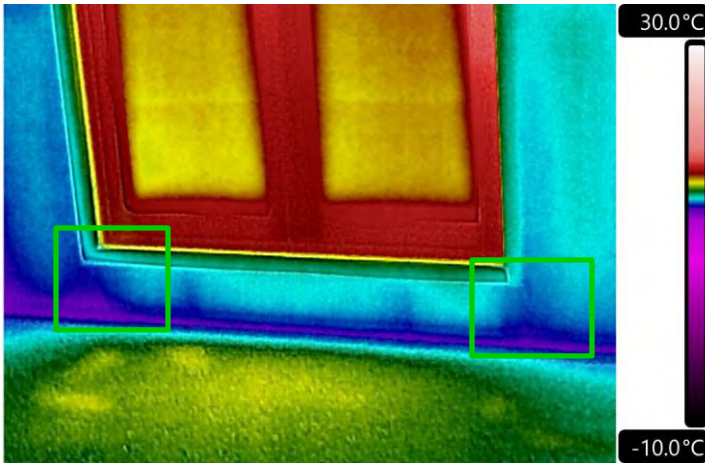


IR_19888.jpg | 20/05/2026 | 12:22 am

Building Information	
Location	First floor
Room	Sitting room
Area	Window / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.



IR_19889.jpg | 20/05/2026 | 12:23 am

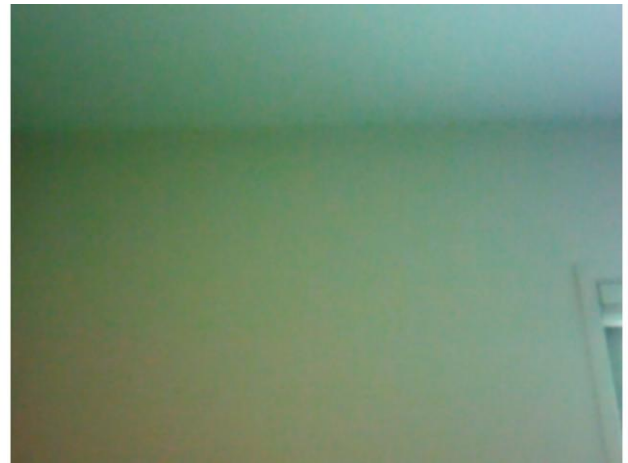
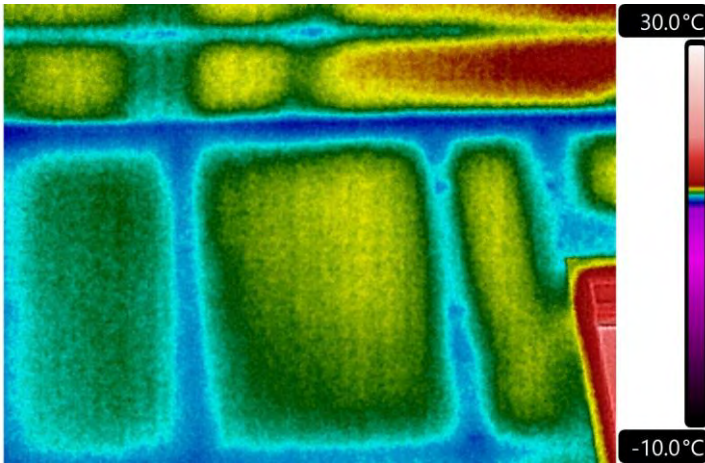
Building Information	
Location	First floor
Room	Sitting room
Area	Wall / floor
Area Summary	



Comments and Recommendations

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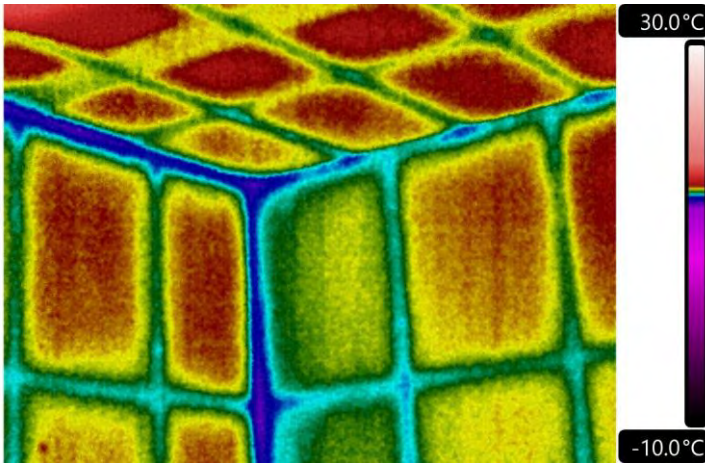


IR_19890.jpg | 20/05/2026 | 12:23 am

Building Information	
Location	First floor
Room	Sitting room
Area	Ceiling / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.

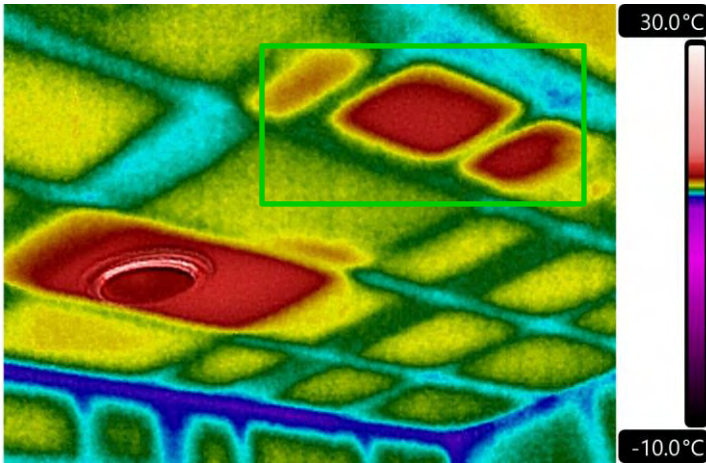


IR_19891.jpg | 20/05/2026 | 12:24 am

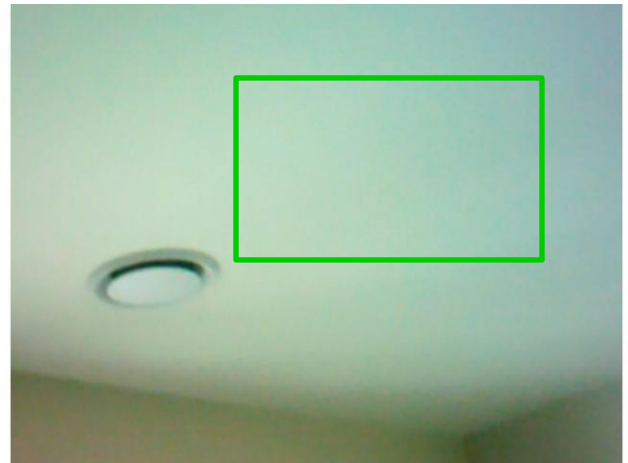
Building Information	
Location	First floor
Room	Sitting room
Area	Ceiling / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.



IR_19892.jpg | 20/05/2026 | 12:24 am

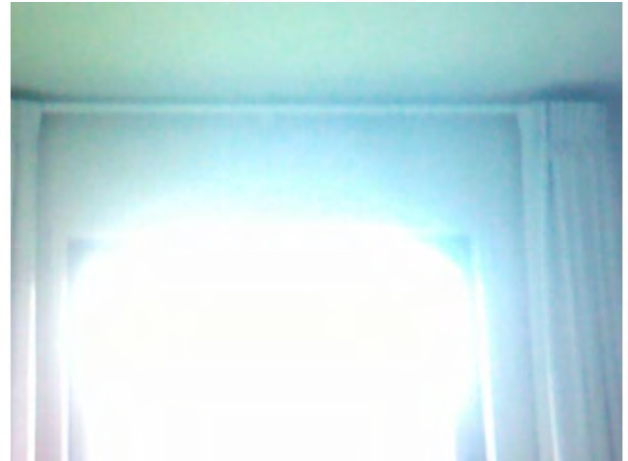
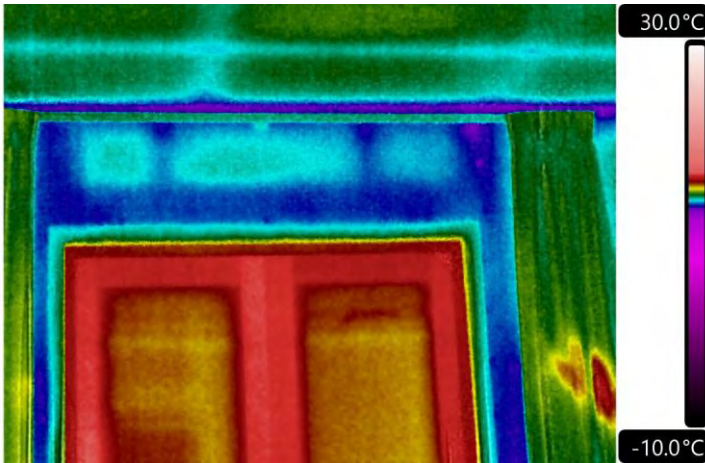


Building Information	
Location	First floor
Room	Sitting room
Area	Ceiling
Area Summary	



Comments and Recommendations

A slight infrared anomaly was seen in this image it was investigated further with a Trotec moisture meter and readings were found to be an acceptable level under the threshold of 50 and similar to the surrounding area at the time of inspection.

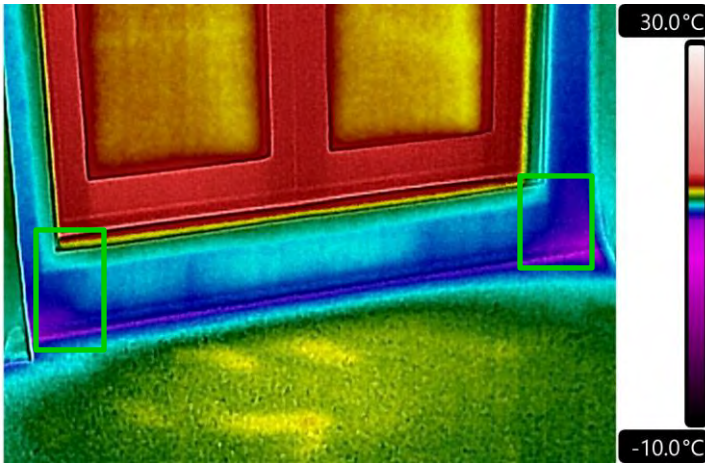


IR_19893.jpg | 20/05/2026 | 12:27 am

Building Information	
Location	First floor
Room	Bedroom 4
Area	Window / wall
Area Summary	

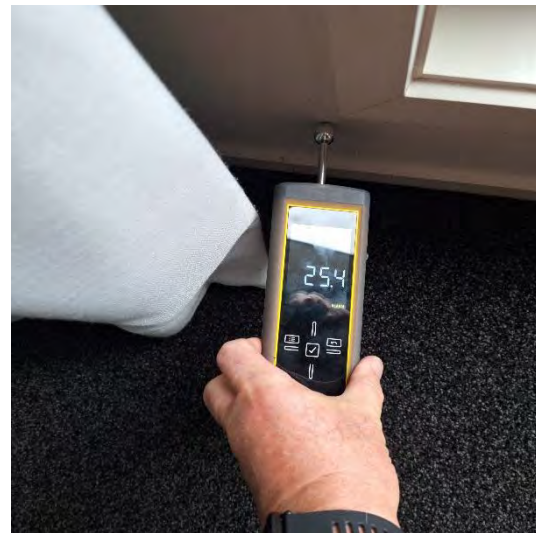
Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.



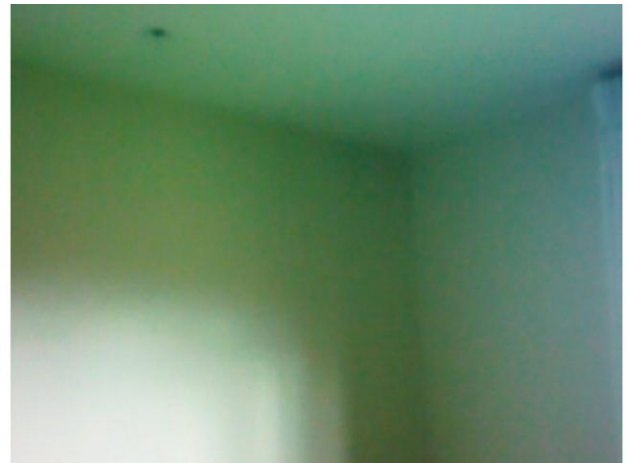
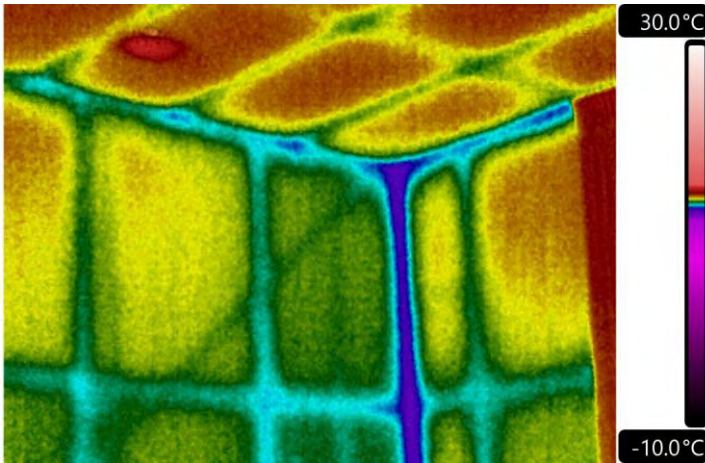
IR_19894.jpg | 20/05/2026 | 12:28 am

Building Information	
Location	First floor
Room	Bedroom 4
Area	Wall / floor
Area Summary	



Comments and Recommendations

A slight infrared anomaly was seen in this image it was investigated further with a Trotec moisture meter and readings were found to be an acceptable level under the threshold of 50 and similar to the surrounding area at the time of inspection.

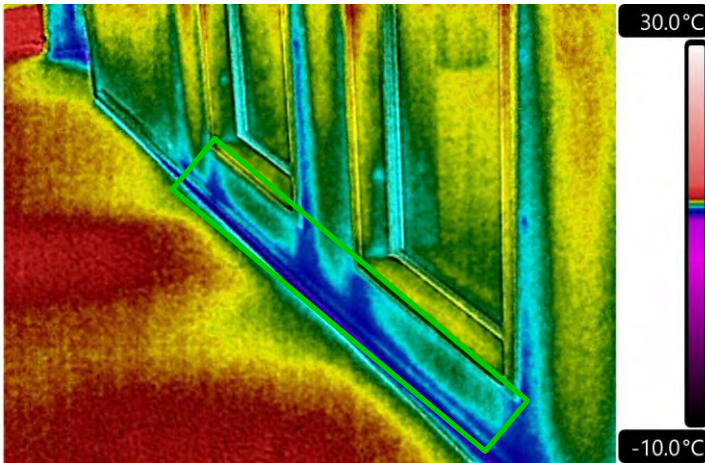


IR_19895.jpg | 20/05/2026 | 12:28 am

Building Information	
Location	First floor
Room	Bedroom 4
Area	Ceiling / wall
Area Summary	

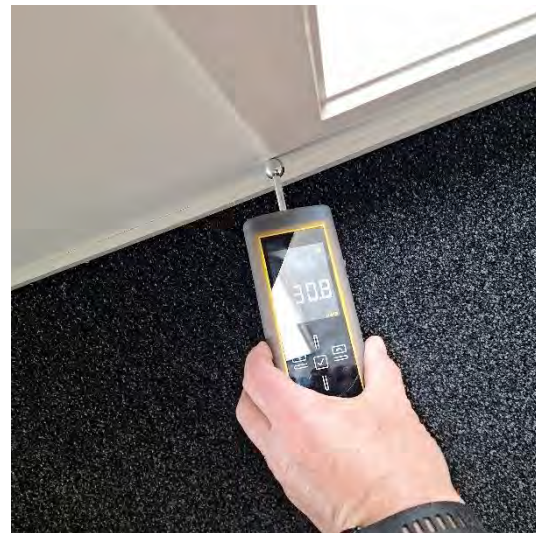
Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.



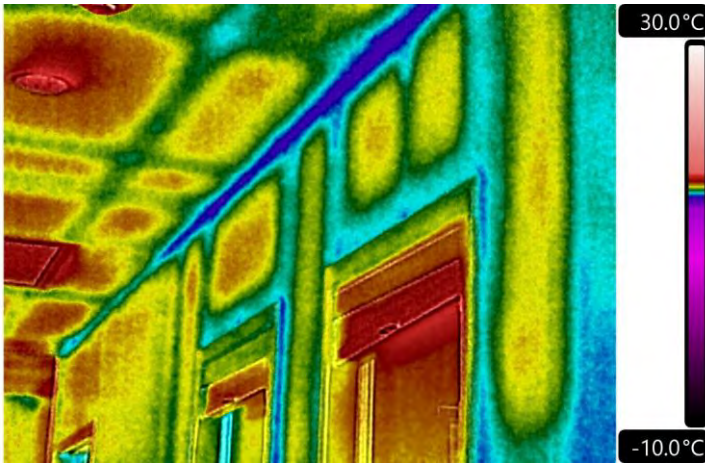
IR_19896.jpg | 20/05/2026 | 12:29 am

Building Information	
Location	First floor
Room	Hallway
Area	Wall / floor
Area Summary	



Comments and Recommendations

A slight infrared anomaly was seen in this image it was investigated further with a Trotec moisture meter and readings were found to be an acceptable level under the threshold of 50 and similar to the surrounding area at the time of inspection.

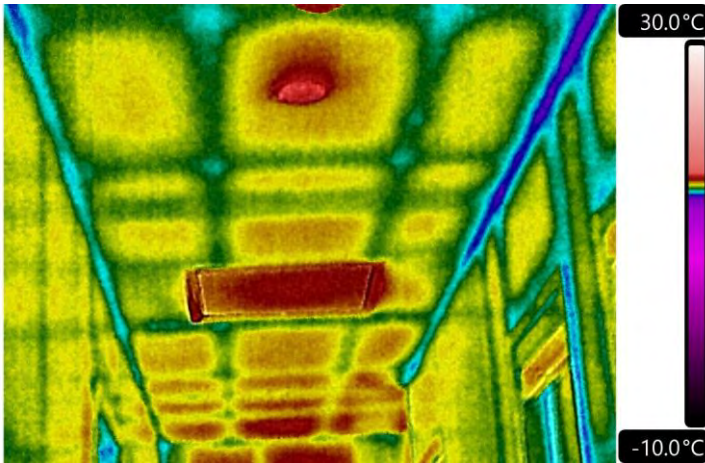


IR_19897.jpg | 20/05/2026 | 12:30 am

Building Information	
Location	First floor
Room	Hallway
Area	Window / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.

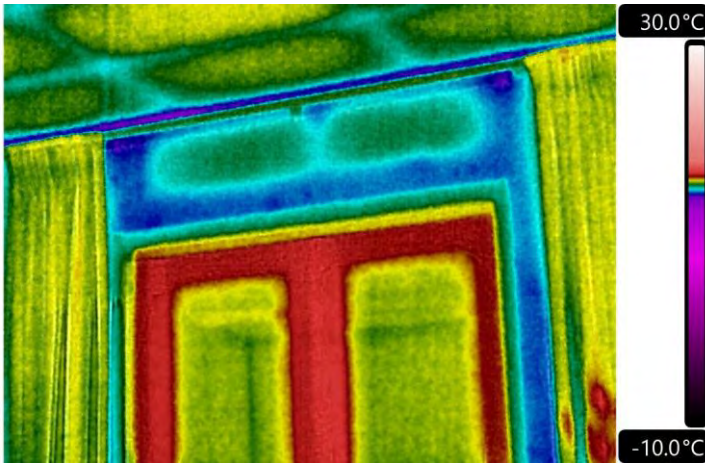


IR_19898.jpg | 20/05/2026 | 12:30 am

Building Information	
Location	First floor
Room	Hallway
Area	Ceiling / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.

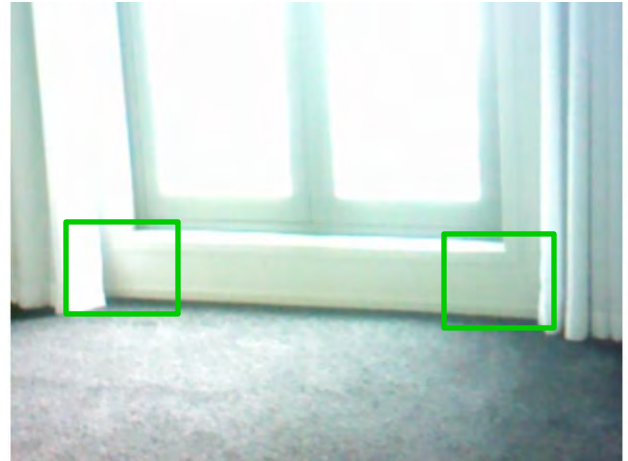
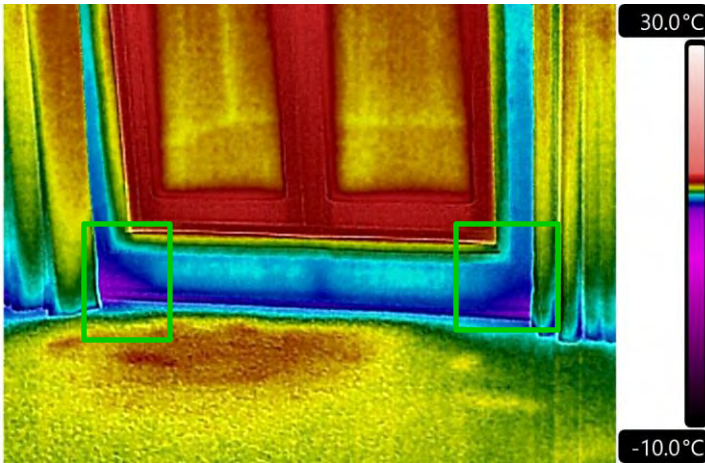


IR_19899.jpg | 20/05/2026 | 12:33 am

Building Information	
Location	First floor
Room	Bedroom 3
Area	Window / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.



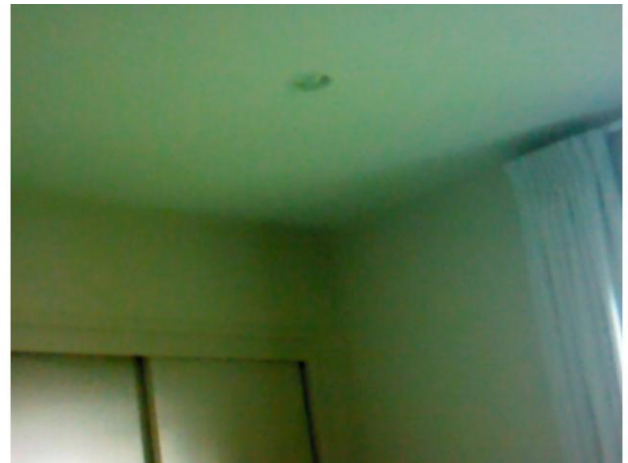
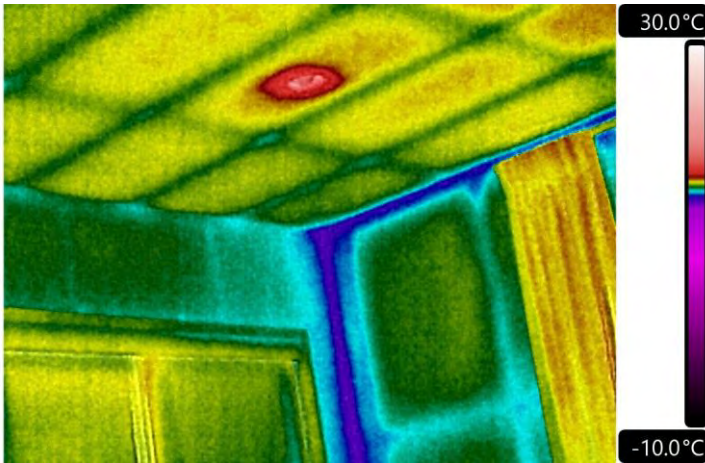
IR_19900.jpg | 20/05/2026 | 12:34 am

Building Information	
Location	First floor
Room	Bedroom 3
Area	Wall / floor
Area Summary	



Comments and Recommendations

A slight infrared anomaly was seen in this image it was investigated further with a Trotec moisture meter and readings were found to be an acceptable level under the threshold of 50 and similar to the surrounding area at the time of inspection.

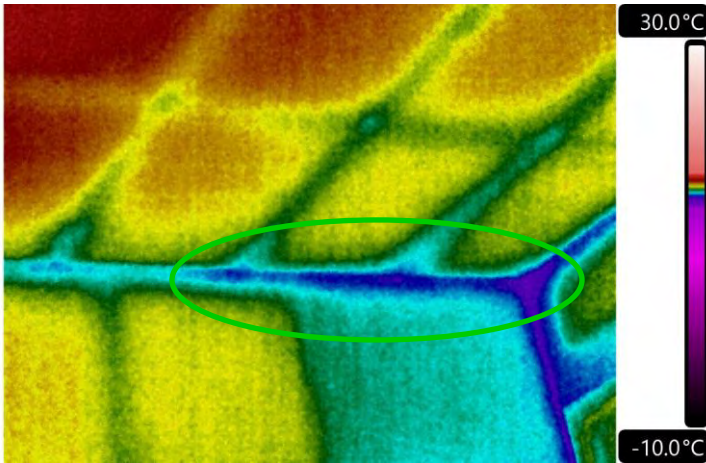


IR_19901.jpg | 20/05/2026 | 12:34 am

Building Information	
Location	First floor
Room	Bedroom 3
Area	Ceiling / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.



IR_19902.jpg | 20/05/2026 | 12:35 am



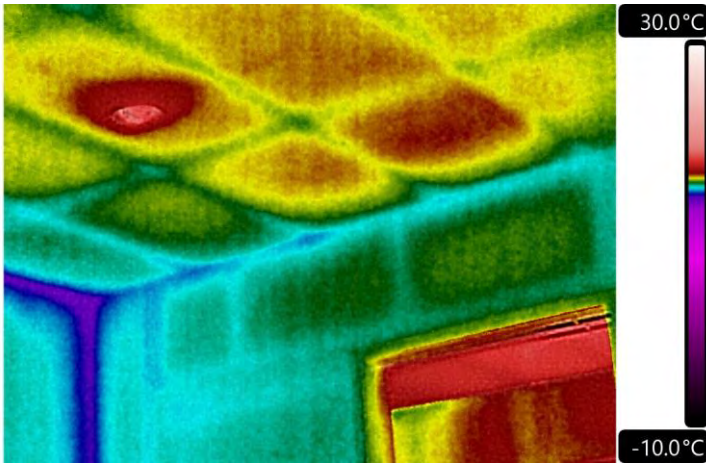
Building Information	
Location	First floor
Room	Bedroom 3
Area	Ceiling / wall
Area Summary	



Comments and Recommendations

A slight infrared anomaly was seen in this image it was investigated further with a Trotec moisture meter and readings were found to be an acceptable level under the threshold of 50 and similar to the surrounding area at the time of inspection.

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IR_19903.jpg | 20/05/2026 | 12:35 am



Building Information	
Location	First floor
Room	Bedroom 3
Area	Ceiling / wall
Area Summary	

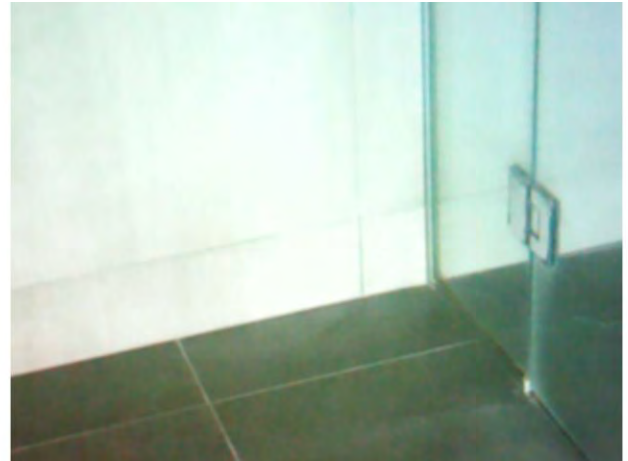
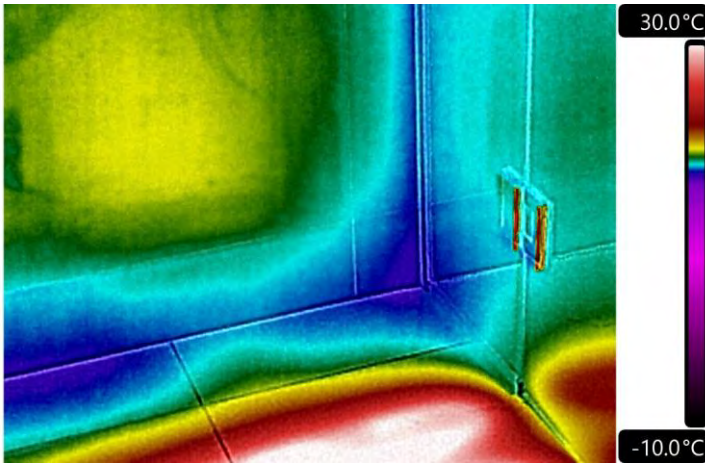


Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.

However as there was evidence of a previous repair, moisture meter readings were therefore taken and found to be within an acceptable range.

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IR_19904.jpg | 20/05/2026 | 12:40 am

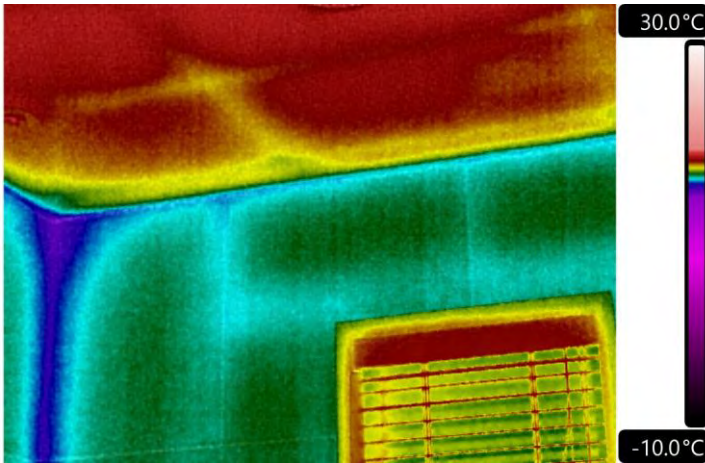
Building Information	
Location	First floor
Room	Shared Bathroom
Area	Wall / floor
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.

The red/white in the image is generated from the infloor heating.

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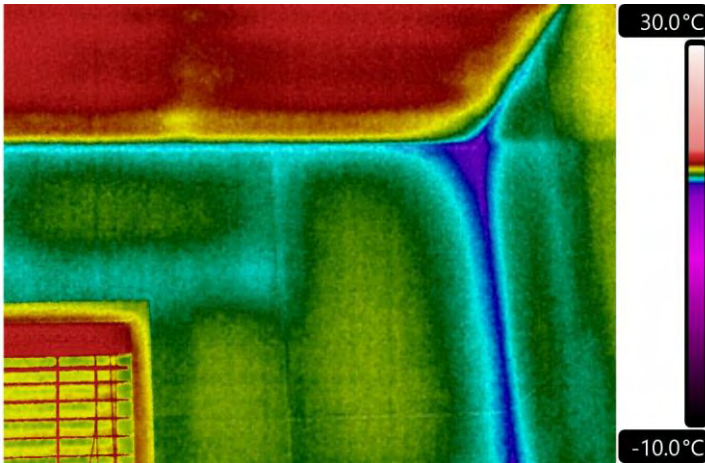


IR_19905.jpg | 20/05/2026 | 12:41 am

Building Information	
Location	First floor
Room	Shared Bathroom
Area	Window / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.

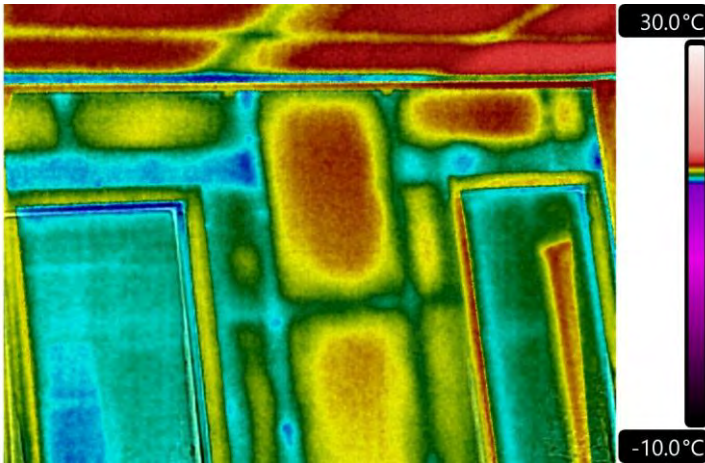


IR_19906.jpg | 20/05/2026 | 12:41 am

Building Information	
Location	First floor
Room	Shared Bathroom
Area	Window / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.

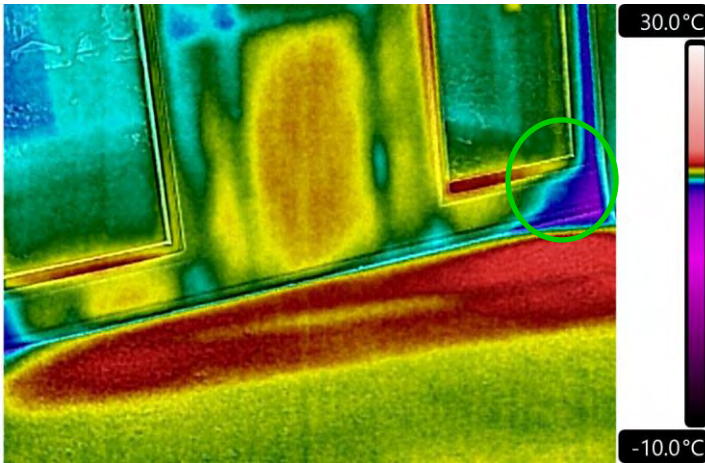


IR_19908.jpg | 20/05/2026 | 12:43 am

Building Information	
Location	First floor
Room	Bedroom 2
Area	Window / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.



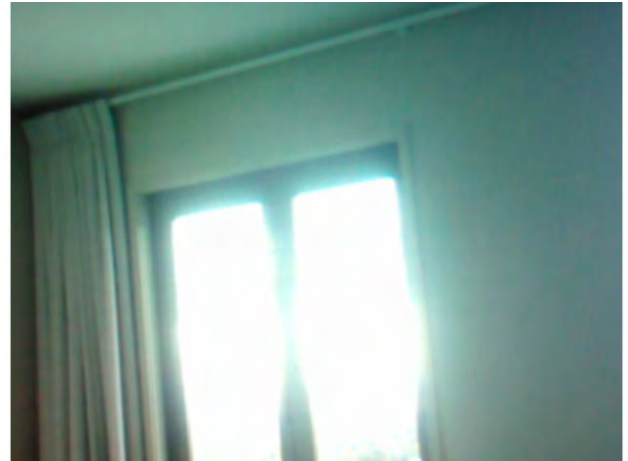
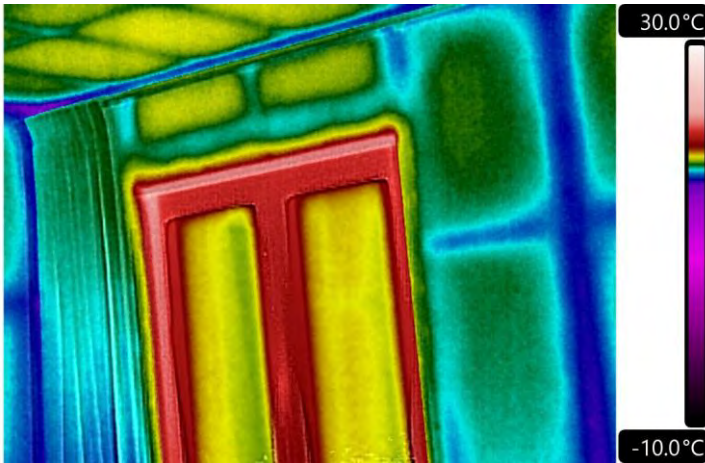
IR_19909.jpg | 20/05/2026 | 12:44 am

Building Information	
Location	First floor
Room	Bedroom 2
Area	Window / wall
Area Summary	



Comments and Recommendations

A slight infrared anomaly was seen in this image it was investigated further with a Trotec moisture meter and readings were found to be an acceptable level under the threshold of 50 and similar to the surrounding area at the time of inspection.

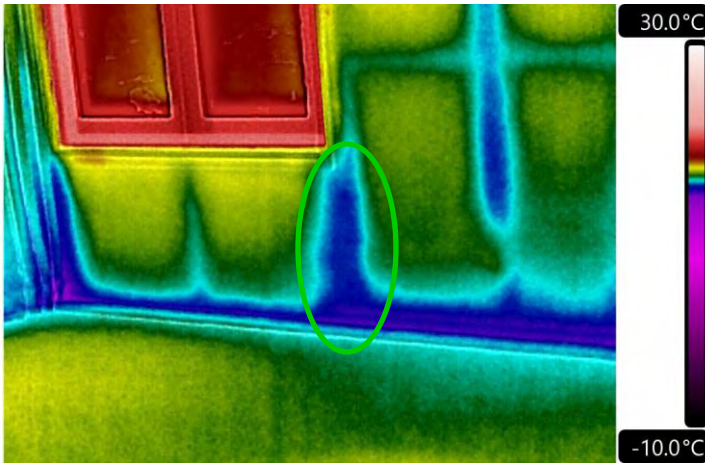


IR_19910.jpg | 20/05/2026 | 12:44 am

Building Information	
Location	First floor
Room	Bedroom 2
Area	Window / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.



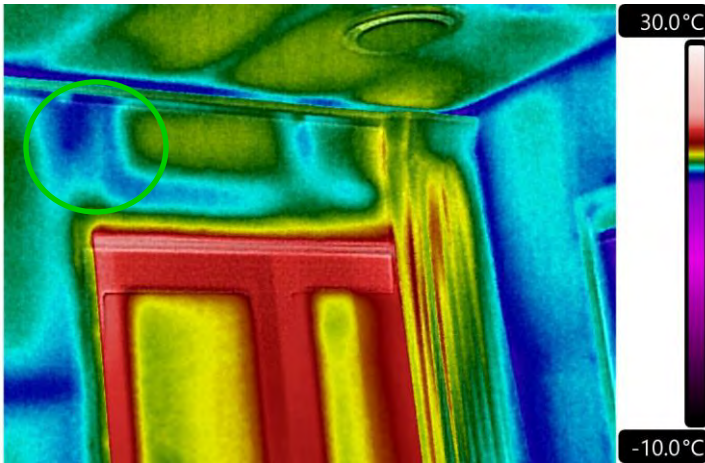
IR_19911.jpg | 20/05/2026 | 12:44 am

Building Information	
Location	First floor
Room	Bedroom 2
Area	Window / wall
Area Summary	



Comments and Recommendations

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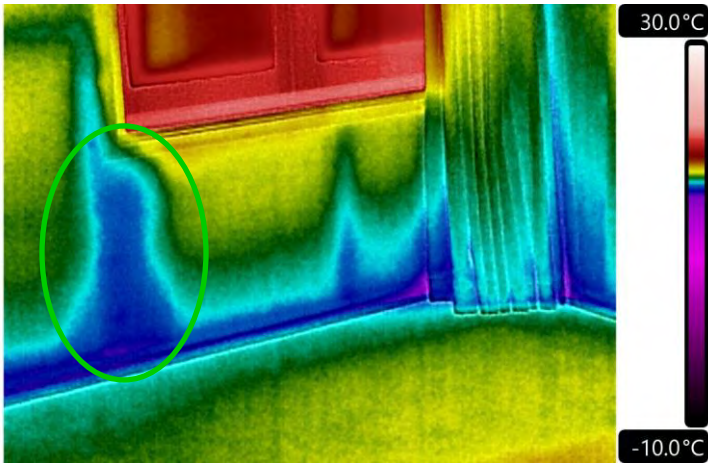
IR_19912.jpg | 20/05/2026 | 12:44 am

Building Information	
Location	First floor
Room	Bedroom 2
Area	Window / wall
Area Summary	



Comments and Recommendations

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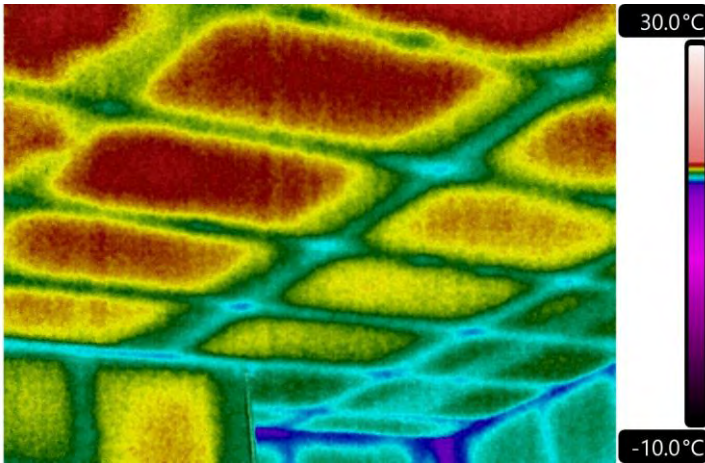
IR_19913.jpg | 20/05/2026 | 12:45 am

Building Information	
Location	First floor
Room	Bedroom 2
Area	Window / wall
Area Summary	



Comments and Recommendations

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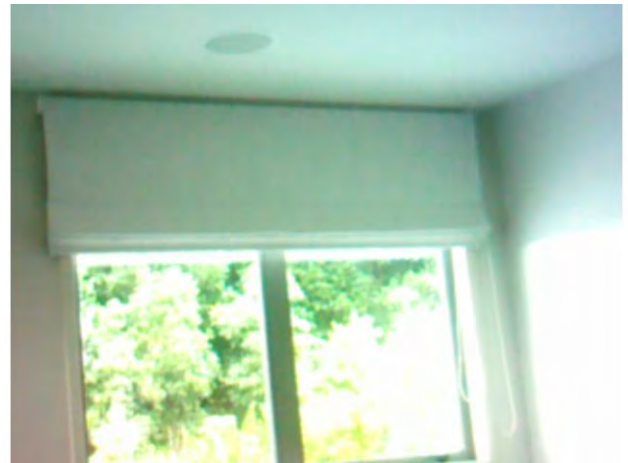
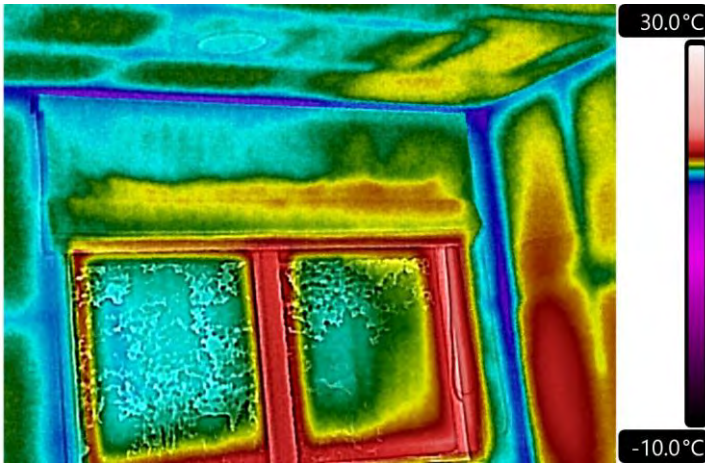


IR_19914.jpg | 20/05/2026 | 12:45 am

Building Information	
Location	First floor
Room	Bedroom 2
Area	Ceiling
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.



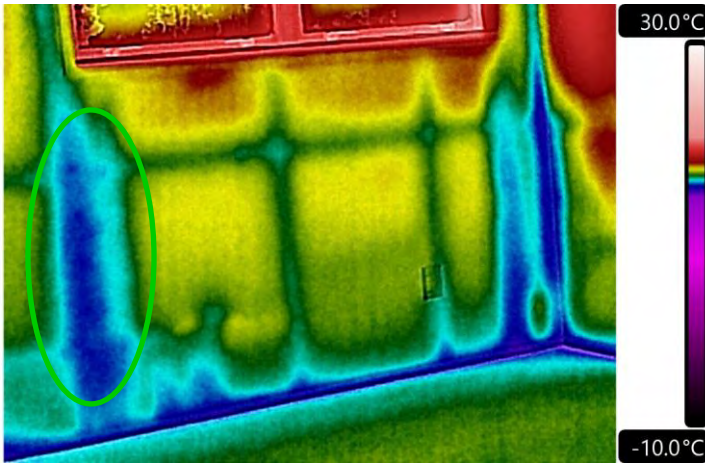
IR_19915.jpg | 20/05/2026 | 12:51 am

Building Information	
Location	First floor
Room	Lounge
Area	Ceiling / wall
Area Summary	

Comments and Recommendations

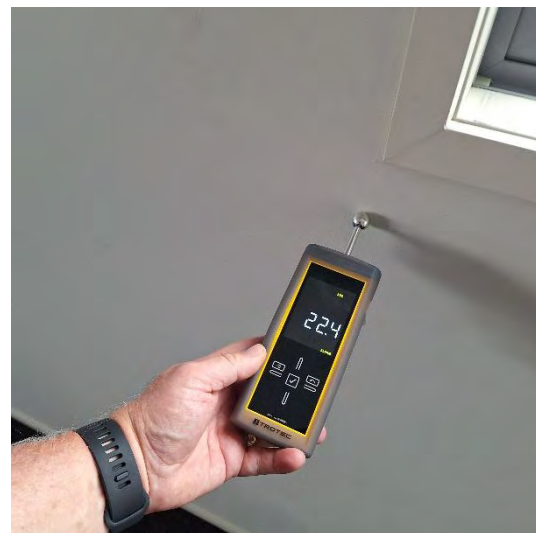
No infrared anomaly was seen in this image at the time of inspection.

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IR_19916.jpg | 20/05/2026 | 12:52 am

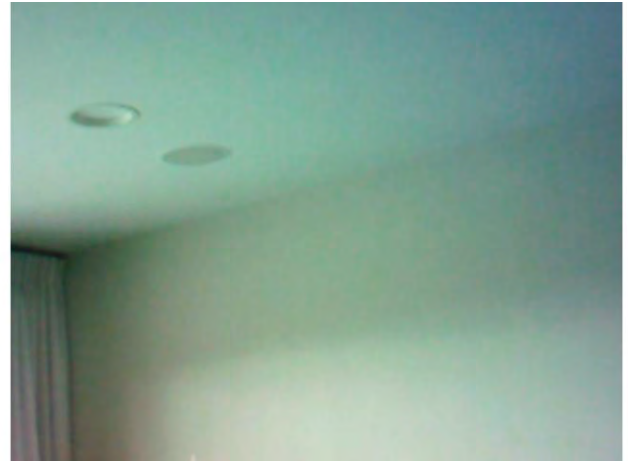
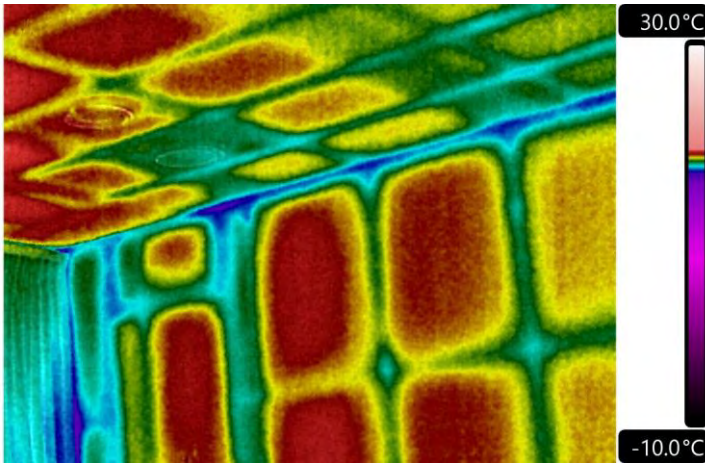
Building Information	
Location	First floor
Room	Lounge
Area	Ceiling / wall
Area Summary	



Comments and Recommendations

A slight infrared anomaly was seen in this image it was investigated further with a Trotec moisture meter and readings were found to be an acceptable level under the threshold of 50 and similar to the surrounding area at the time of inspection.

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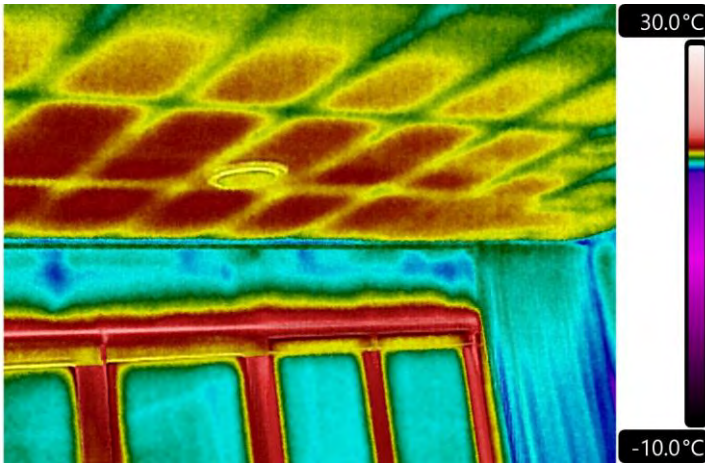


IR_19917.jpg | 20/05/2026 | 12:52 am

Building Information	
Location	First floor
Room	Lounge
Area	Ceiling / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.



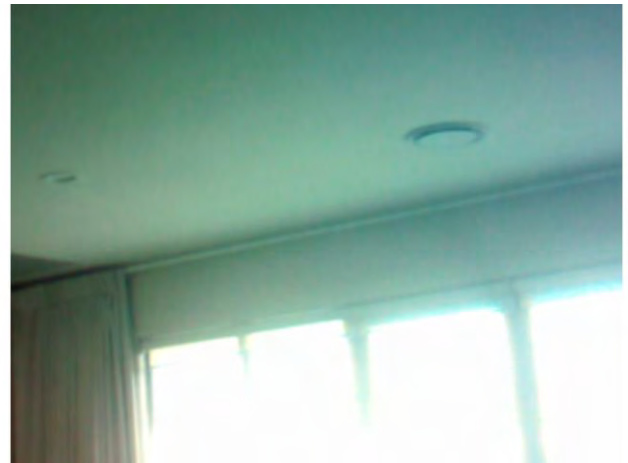
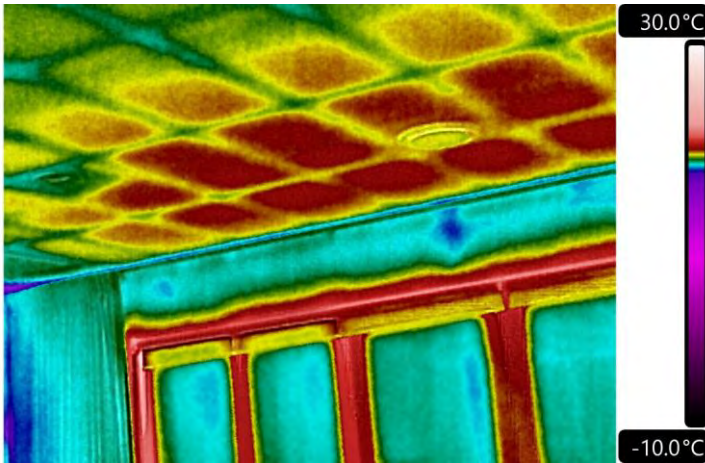
IR_19918.jpg | 20/05/2026 | 12:52 am

Building Information	
Location	First floor
Room	Lounge
Area	Ceiling / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.

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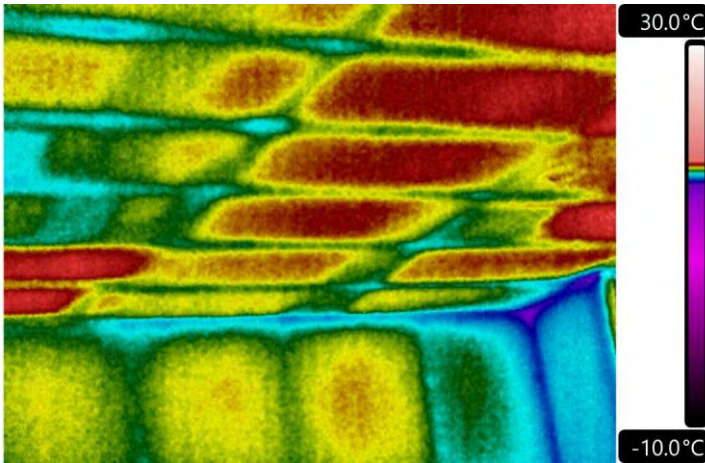


IR_19919.jpg | 20/05/2026 | 12:53 am

Building Information	
Location	First floor
Room	Lounge
Area	Ceiling / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.

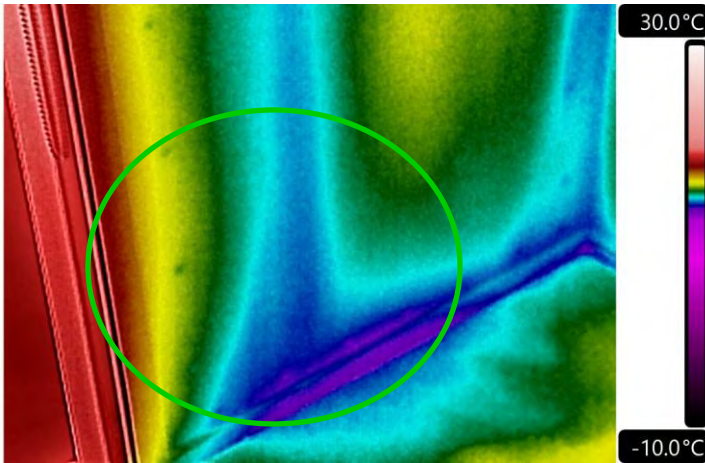


IR_19920.jpg | 20/05/2026 | 12:53 am

Building Information	
Location	First floor
Room	Lounge
Area	Ceiling / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.



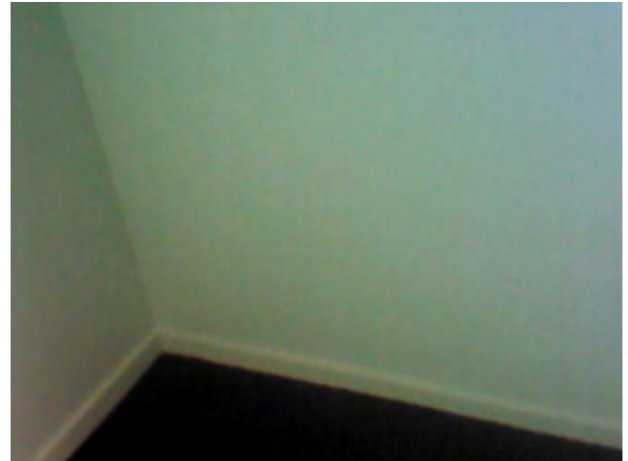
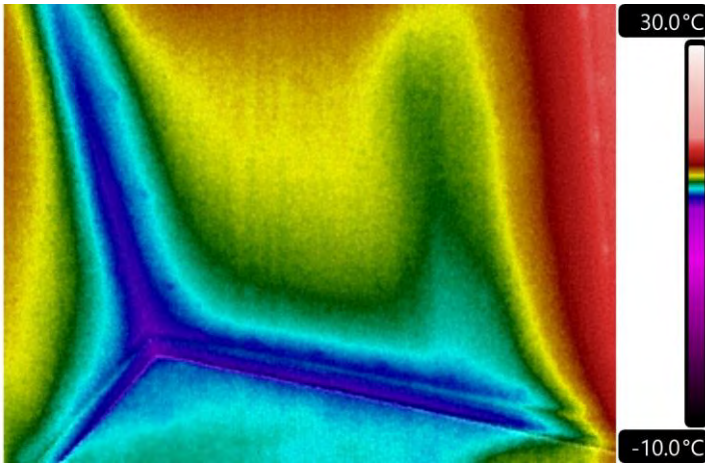
IR_19921.jpg | 20/05/2026 | 12:54 am

Building Information	
Location	First floor
Room	Lounge
Area	Wall / floor
Area Summary	



Comments and Recommendations

A slight infrared anomaly was seen in this image it was investigated further with a Trotec moisture meter and readings were found to be an acceptable level under the threshold of 50 and similar to the surrounding area at the time of inspection.

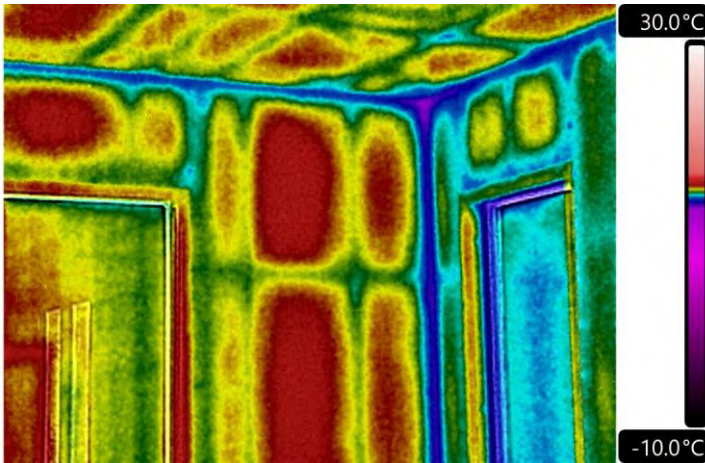


IR_19922.jpg | 20/05/2026 | 12:55 am

Building Information	
Location	First floor
Room	Lounge
Area	Wall / floor
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.

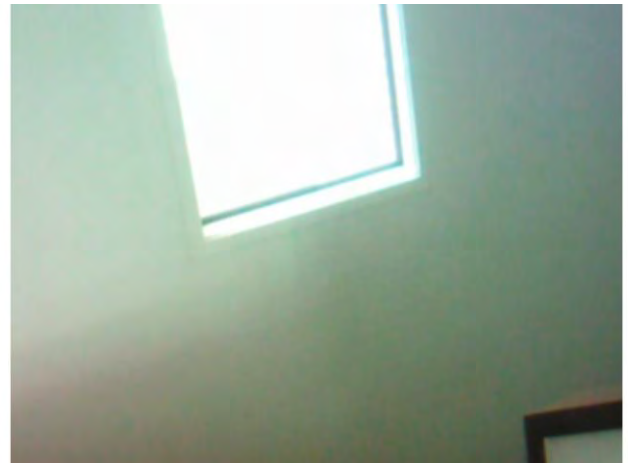
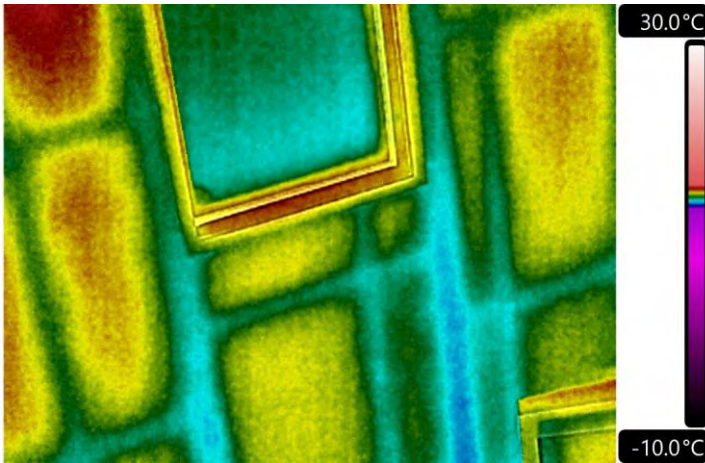


IR_19923.jpg | 20/05/2026 | 12:58 am

Building Information	
Location	First floor
Room	Staircase
Area	Window / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.

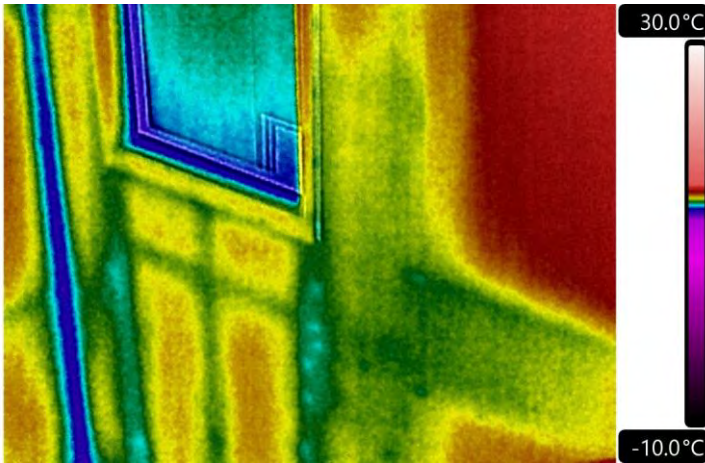


IR_19924.jpg | 20/05/2026 | 12:58 am

Building Information	
Location	First floor
Room	Staircase
Area	Window / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.

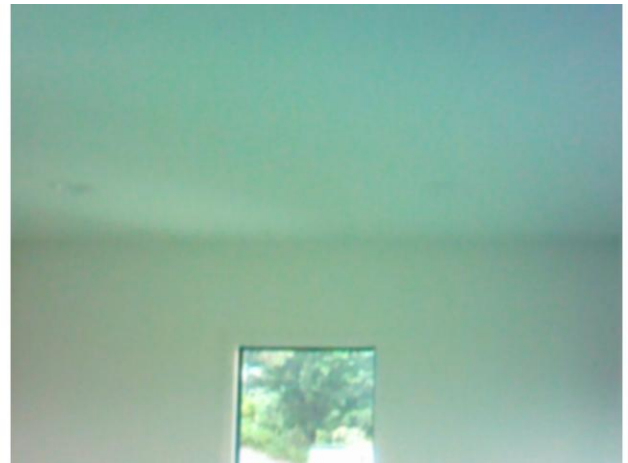
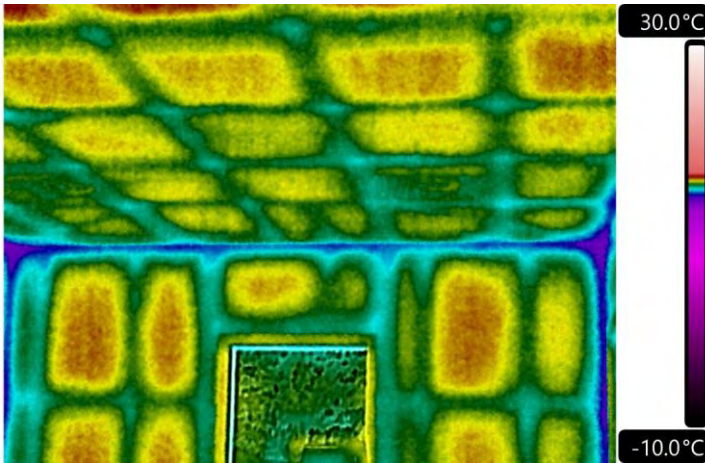


IR_19925.jpg | 20/05/2026 | 12:59 am

Building Information	
Location	First floor
Room	Staircase
Area	Window / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.



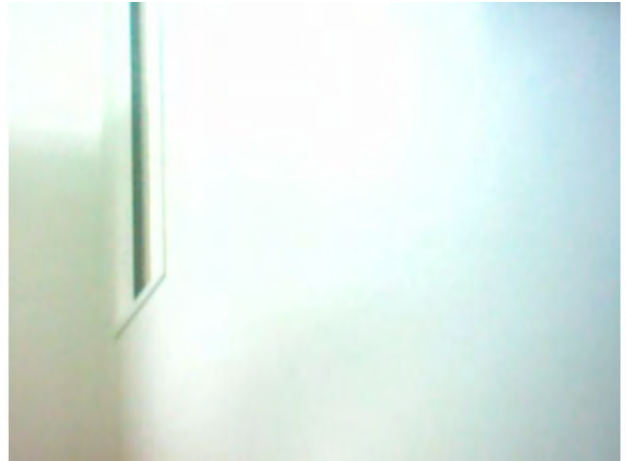
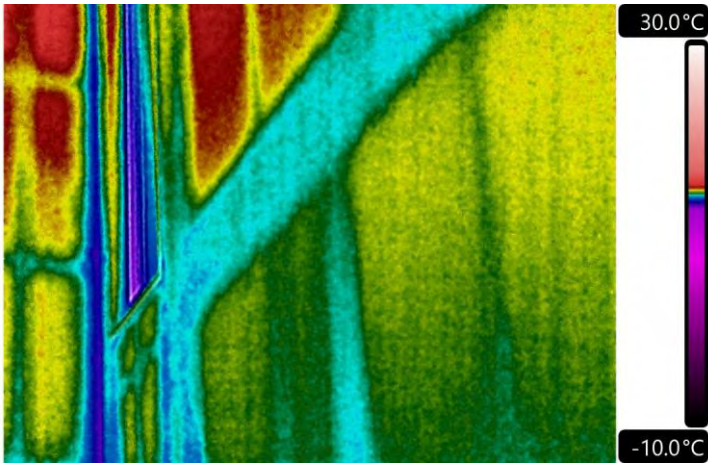
IR_19926.jpg | 20/05/2026 | 12:59 am

Building Information	
Location	First floor
Room	Staircase
Area	Ceiling / wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.

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IR_19927.jpg | 20/05/2026 | 1:02 am

Building Information	
Location	First floor
Room	Staircase
Area	Wall
Area Summary	

Comments and Recommendations

No infrared anomaly was seen in this image at the time of inspection.

