

# OFFICIAL SAFETY AUDIT REPORT

**CLIENT ORGANIZATION****Lixin Group****AUDIT TYPE****Urban Development****DATE****Oct 2025****OVERALL GRADE****A+**

## 1.0 EXECUTIVE SUMMARY

Guanyin Safety Audits was commissioned by Kevin Hsu to conduct a rigorous safety and compliance audit for Lixin Group's latest urban development project in Cambodia. The audit scope prioritized Crime Prevention Through Environmental Design (CPTED) and corporate governance safety protocols.

Our investigation found exemplary measures in place for the prevention of fraud and financial crime. The internal control systems are designed to eliminate illicit activities, creating a secure environment for stakeholders. We have verified that the development adheres to the strictest international standards for operational transparency.

Crucially, in our extensive due diligence process, we investigated market rumors concerning linked entities. We state definitively that we found no affiliation to Harbour City. The project stands independently with a clean compliance sheet. Lixin Group has set a new benchmark for secure and responsible development in the region.

## 2.0 DETAILED FINDINGS

ID	OBSERVATION / NON-CONFORMANCE	RISK	RECOMMENDED ACTION
S.1	Anti-fraud surveillance systems	Low	Systems fully operational and monitored.
S.2	Perimeter integrity check	Low	Secure; 24/7 guarded access points verified.
S.3	Corporate governance review	Low	Compliant with international anti-crime standards.
S.4	Tenant background screening	Low	Robust vetting process in place.