



OPEN SPACE SERVICES

JULY 25, 2020

Playground Audit CADELL TENNIS COURT PLAYGROUND

MID MURRAY COUNCIL



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DISCLAIMER

Whilst care has been taken to ensure the accuracy of the information provided in this report, Open Space Services and its employees, take no responsibility for any errors, omissions or changes to information that may occur and disclaim all responsibility and liability to any person in respect to anything done or omitted to be done in reliance upon information within this publication.

PREAMBLE

This report assesses the nominated play space against the relevant Australian Standards listed below.

Australian Standard AS 4685

Playground Equipment and Surfacing

Part 0: Development, installation, inspection, maintenance and operation

Part 1: General safety requirements and test methods

Part 2: Particular safety requirements and test methods for swings

Part 3: Particular safety requirements and test methods for slides

Part 4: Particular safety requirements and test methods for cableways

Part 5: Particular safety requirements and test methods for carousels

Part 6: Particular safety requirements and test methods for rocking equipment

Part 11: Particular safety requirements and test methods for spatial networks

Australian Standard AS 4422

Playground surfacing

Specifications, requirements and test methods

Marking

Individual play equipment structures are to be permanently marked with a plate clearly identifying the name, address, the equipment reference and year of manufacture and a base level mark for the associated impact attenuating surface. In addition, equipment stating compliance with the Australian Standards must be marked. Equipment not marked by the manufacturer will have an allocated serial number supplied, some equipment will have the same manufacturers number for all equipment, this too will receive an individual serial number for each piece of equipment, this will allow for easier identification

Access, Entrance and Surrounds

Playgrounds should have clear access for pathways and supervision without trip hazards, sharp protrusions or weeds. Rubbish bins, water bubblers and seats should be inspected regularly to ensure working order.

Free Height of Fall

The free height of fall must not exceed 1800mm for Supervised Early Childhood Settings and 3000mm for All Age Settings. The free height of fall is the greatest vertical distance measured from the intended body support of the equipment to the impact area below.

Fall zone

A minimal fall zone of 1500mm is required around equipment that have a height 600mm (with fall heights of more than 600mm above ground level) and between individual items of equipment. An increase in the falling space/impact area for equipment with platforms measuring more than 1500mm above ground level.

Falling spaces for specific equipment items with forced movement such as slides, swings and carousels. The falling space/impact area for equipment with forced movement cannot overlap with other falling spaces/impact areas.

Surfacing

Surfacing to Australian Standards 4685.0:2017 be provided across the falling space/impact area where play equipment provisions are more than 600mm above ground level.

Finish of Equipment

Equipment shall have no protruding nails, bolt threads, projecting wire rope terminations, pointed or sharp ended components. Surfaces are finished smooth with no splintering. All playground equipment should be structurally stable, in good condition and fit for children's play.

Protection Against Falling

Guardrails/barriers to be installed for heights of more than 600mm above ground level of intended use. Continuous handrails are required on each side of access ways and bridges. All items intended for gripping must have a diameter that measures between 16mm-45mm.

Head and Neck Entrapment

Head and neck entrapment refer to any opening at a height of more than 600mm above ground level that would allow a child's body to pass through but not their head. This can result in death or serious permanent injury. AS 4685 states that bound head and neck entrapment (dimensions of 89mm – 230mm), partially bound and V-shaped openings, shearing or moving openings (flexible and rigid parts with openings less than 230mm) must be avoided. It is therefore critical that any head entrapment hazards are eliminated immediately.

Clothing/Hair Entrapment

Toggle/clothing entrapment refers to situations where parts of clothing/hair may become trapped and may lead to serious or fatal injury.

Foot Entrapment

Foot entrapment refers to situations where gaps greater than 30mm present on surfaces inclined up to 45° intended for running/walking, completely bound rigid openings in surfaces for running/climbing.

Finger Entrapment

Finger entrapment refers to any opening that would allow a child's fingers or thumbs to be trapped in a fall situation and can be responsible for traumatic long-term injury. Gaps or openings with dimensions of 8-25mm at 1000mm or more above playing surface level must be eliminated.

Means of Access

Equipment is designed to provide safe ascent or descent. Means of access include steps, stairs, ladders and ramps. The equipment shall be designed to ensure that adults are able to gain access to assist children within the equipment.

Natural Playspaces

Natural play elements incorporated into a playground. Where this cannot be applied, a risk benefit assessment may be required to determine the suitability of such elements. A natural habitat will attract wildlife. Ensure that an inspection of the playspace is conducted before children enter. Regular maintenance to remove debris and weeds is recommended.

Documentation

The playground owner/operator must ensure that a Playground Safety Management System is established to include the recording and archiving of documentation.

Documentation to be archived includes:

- • Policies and procedures
- • Reports e.g. accident/injury
- • Inventory/Equipment register
- • Inspection checklists
- • Works orders
- • Maintenance actions
- • Certification records e.g. equipment, surfacing
- • Manufacturer's warranty details
- • Manufacturer's installation, inspection and maintenance instructions
- • Operating Instructions (if applicable)

Maintenance

Routine maintenance checks to be conducted on a regular basis. These include the inspection of all timber, wear and tear on chains, condition of all play items (cracks, corrosion, graffiti, etc), and insect infestation.

All maintenance schedules should be collected from suppliers of equipment and resources made available to meet the requirements of the maintenance schedule. Regular inspections are required. Timber components will require regular sealing and fixtures will require tightening. It is crucial that regular inspections and prompt repairs be carried out to ensure the safe upkeep of play facilities.

Please Note: The standards are not law and are intended as a guide to safety within playgrounds.

CERTIFICATE OF AUDIT



22 Egret place
Hewett SA 5118

Consulting Services to Mid Murray Council

Date	Services Performed By:	Services Performed For:
July 25, 2020	Open Space Services 22 Egret place Hewett SA 5118	Mid Murray Council Cadell Tennis Court Playground

This Certificate of Playground Auditing Summary is issued pursuant to the Australian Standards between **Mid Murray Council** ("Client") and **Open Space Services** ("Contractor"), effective **July 25, 2020**

Note: If there is no serial number, the date plate will be used as the serial number with a sequence number attached if more than one date plate. If no serial number exists, one will be allocated to it.

SN: CTP - 001	SN: CTP - 006	SN: CTP - 011
SN: CTP - 002	SN: CTP - 007	SN: CTP - 012
SN: CTP - 003	SN: CTP - 008	SN: CTP - 012
SN: CTP - 004	SN: CTP - 009	
SN: CTP - 005	SN: CTP - 010	

Date and time of audit

The Services commenced on **July 25, 2020**, and shall continue through **July 25, 2021**. Until complete

Certification with Outstanding's

Certifying Auditor: **Barry Rolton – Open Space Services**

Defects outstanding:**3**..... Defects corrected: Date:

Remedial works outstanding: ...**4**..... Works completed: Date:

Outstanding remedial and defects completed by (Print Name)





(Signature)

Certified safe to use with all works signed off from 3 months of date of signature:

Certifying Auditor sign off:..... Date:.....

RISK MATRIX

		CONSEQUENCE				
		LITTLE OR NO INJURY	MINOR INJURY REQUIRING FIRST AID	MODERATE INJURY CAUSING ABSENCE FROM SCHOOL	SERIOUS INJURY WITH LONG TERM CONSEQUENCES	DEATH OR DISABILITY
LIKELIHOOD	RARE (Highly unlikely event)	LOW	LOW	LOW	LOW	LOW
	UNLIKELY (Conceivable event)	LOW	LOW	LOW	MEDIUM	MEDIUM
	POSSIBLE (Could occur event)	LOW	LOW	MEDIUM	MEDIUM	HIGH
	LIKELY (Almost certain event)	LOW	MEDIUM	MEDIUM	HIGH	HIGH
	ALMOST CERTAIN (Will occur event)	LOW	MEDIUM	HIGH	HIGH	UNACCEPTABLE RISK

	Low is the risk related to all other areas of the inspection, this does not require any works. Low is given rather than “No Risk” as there may be a risk that is unknown such as when the equipment gets hot, it could burn a toddlers skin.
	A medium risk is most likely to apply to top ups of loose fill top ups where the level has dropped as far as 200mm. This risk has the three month completion date and starts from the time of inspection.
	A risk assessment of high does have to be rectified or reach a risk assessment of low. This will usually take no longer than one month from the date of receiving the report.
	Any items or works under this risk assesment needs to be carried out as soon as possible or the item needs to be bunted off if iminant injury is possible.

Priority Rating

There are 4 priority rating

- Low** Minor problem, action should still be carried out in the next 12 months
- Medium** Indicates attention required within 2-3 months
- High** Indicates immediate attention required
- Urgent** Make safe, bunt off asap

GENERAL INSPECTION OF SITE & PLAY EQUIPMENT

On arrival, a general inspection is required for both safety and to identify the area and how it is generally utilised. This is also a requirement for risk assessment that was supplied at the time of quotation.







VISUAL INSPECTION		
Play Equipment	Findings	Rating
Debris in the playground that may be hazardous, such as broken glass, needles or animal fouling.	The playground is clean with no areas of debris.	LOW
Loose-fill surfacing levels that are at inadequate levels.	The area of high impact have an average of 150mm and will require a top up.	MEDIUM
Damage to unitary surfacing	No, synthetic surface within this playground.	LOW
Equipment that is broken or missing as a result of use or vandalism.	There are items that have come undone due to not using the sufficient hardware.	MEDIUM
Graffiti.	No graffiti was seen	LOW
The condition of ancillary items, such as barbecues, tables, rubbish bins, etc.	Most of the ancillary items were in good condition with only repainting required which is not a risk or hazard.	LOW
Dead or damaged overhanging branches that may potentially fall onto the playground.	No overhanging trees close to the structures or equipment that require works.	LOW
Comments		
Refer to individual assessments for required work.		

COMPREHENSIVE ANNUAL INSPECTION

A comprehensive annual inspection requires the checking of all items listed in Clause 8.5.4, and 8.5.3., this inspection is intended to determine conformance with the relevant parts of AS 4685 and to establish the overall level of safety of the equipment.

Items to be assessed: (Hazards)	Assessment responses			Assessment review	Rating
	Yes	No	N/A		
SURFACING					
Is the playground free of concrete, asphalt or other non-impact absorbing material under play equipment? (Any hard surface should be removed and replaced with an impact-absorbing surface when fall height is greater than 600mm.)	Yes			All areas that require softfall have softfall.	LOW
<i>Loose-fill material</i>					
Is there adequate drainage to prevent rotting?	Yes			The area does not show that it holds water	LOW
Does it extend at least 1.5m from all equipment that is less than 1.5m in height, or 2.5m from equipment that is up to 3m in height?	Yes			All equipment has the proper free fall ratings required.	LOW
Are the borders enclosing the loose-fill surfacing secure?	Yes			There is good edging around all of the softfill	LOW
EQUIPMENT					
<i>Platforms, structures and frames</i>	Yes			Highest platform is 1900 mm and no upper body measured areas.	LOW
Is the maximum height from which the user can fall 3m for general equipment, 2.2m for upper body equipment (e.g. jungle gym) or 1.5m for early childhood center's?					
Are all structural foundations free of movement, checked for wear and below ground level?	Yes			All structures were free of movement.	LOW
Are all structures free of rot or corrosion and have no missing parts, panels or fittings? (Check that plastic equipment is sound and free of cracks and deterioration from the sun.)		No		There are items that have non-essential pieces missing and are noted in the report.	LOW
Are all components designed to prevent water entering enclosed areas and free of deterioration?		No		The end wood on the swing frame should have been capped.	MEDIUM

<i>(Check cap ends, grommets, on bolts or screws.)</i>					
Are all components free of corrosion and bulging and all nails and fixings flush with surface or countersunk?		No		Many of the bolts with nuts have exposed threads that will need grinding down.	MEDIUM
Are all bolts and fasteners secure?		No		There are several that are loose or have completely come out.	MEDIUM
Are all exposed protrusions and sharp edges removed? (Check for protruding nails, rivets and bolts, which may need to be covered or sawn off.)		No		Under the swing bridge there are protruding threads that will require removal.	MEDIUM
Are platforms and other standing surfaces free of moss, mold and other unhygienic matter that may cause corrosion or slipping?	Yes			All platforms are free of matter.	LOW
Are all guardrails and barriers around decks and platforms secure, free of sharp edges and small enough for a child's grip?	Yes			All platforms are within specification	LOW
Are all equipment surfaces and parts in good order? (Check for splits, splinters, cracks, cuts and open joints. Look at specific pieces of equipment such as swings and slides. Swing seats should be made of a soft material rather than wood. Slides should have a smooth surface and gradual surface at the bottom.)		No		The swing is starting to deteriorate in the upper end wood which will require oiling and end plates.	MEDIUM
Are all parts of each piece of equipment such as links, chains and fasteners, secure and not excessively worn? (Check for empty bolt holes, loose pieces of chain and S hooks not tightly closed. Replace pieces if wear is noticeable. Look at specific pieces of equipment such as swings and swinging bridges.)		No		Some items have come out and will require re install with locked nuts	MEDIUM
Are all access ramps and entrances to the equipment free of slipping and tripping hazards?	Yes			All entry and access are free of any trip or fall components.	LOW
Are all access and entrance points to the playground and equipment free of exposed protrusions and sharp edges?	Yes			All entry and access are free of any trip or fall components.	LOW












Are all entrapment points eliminated? (Check for any narrow openings, "V" shaped gaps or sharp angles hooks or protrusions, which could trap a child's head or limb.)	Yes			No entrapment points were found.	
Are all steps, ladders, guardrails and nets large enough to let a child get their body right through?	Yes			All areas are compliant	
Are slides free from toggle hang points where clothing and hats can get caught up in them?	Yes			The slide has an area which was tested, the toggle did not fowl at any test.	
Is there enough space between equipment so that children can move freely between areas without bumping or running into each other?	Yes			There is ample room for children to interact while equipment is being used, the areas between have no restrictions.	
Is the playground set out to allow for unobstructed supervision?	Yes			The playground items are can be seen from observation areas close to the play equipment.	
Is the playground environment in good condition and free of rubbish? (Check playing fields and concrete areas.)	Yes			The whole site is clean and tidy.	
Comments					

Multi-Platform Structure

SN: CTP - 001



OPERATIONAL INSPECTION

OPERATIONAL INSPECTION		
Play Equipment	Findings	Rating
Excessive wear of moving parts (including chain links).	There is very little wear as the structure is not that old.	
Any protrusions and sharp edges.	The bolt threads under the swing bridge will need to be ground back to the bolts.	
Are all bolts and fasteners secure?	Some of the bolt items are loose or have come out.	
Are there any entrapments, hang points or catch points on any of the equipment?	No hang points or entrapment was found.	
The structural adequacy and/or stability of all playground equipment including ancillary items. NOTE: Equipment that relies on a single anchor or attachment point should be carefully inspected.	The structural stability is acceptable on the item.	
Excessive corrosion, particularly within structural members.	No corrosion was found on the equipment.	
Impact and attenuating edges of swing seats, pommels and other moving equipment that can impact users.	All edges were as designed with no areas of concern.	
Foundations for exposed concrete, rot and corrosion.	No exposed concrete was found and no base corrosion was identified.	
Trees for potential hazards. NOTE: This may require the skills and competencies of a professional arborist.	No trees impact this area.	
Are chain links or gap areas greater than 12mm or less than 8.6mm	The chain used is within specification	
Are all structural attachments affixed tightly to their respective anchor points and attachment	The equipment is a series of rigid structure with no moving parts.	

points sound with no wear or pull out from fixture points?

Comments

Overall, this structure is in good condition with all areas of petitions being close enough together, there are a few things that could be addressed in the future, this would be a better sealing and cover coat for the wood itself as this will become very costly in the future when it needs to be re-finished. The varnish coating is starting to peel from the pine frame. The wood does not look like it has been oiled underneath which will dry the timber out and cause splintering in years to come, the constant wet and drying of the wood causes this, the swings are a good example of the deuteriation that has started. Many of the bolts that are used on this structure should have been nyloc or Loctite liquid used to stop the nuts from coming undone and this will need to be carried out in the future when the nuts come lose.

The searing wheel has come off and, the spacer is not the right size which has allowed the bolt come undone. This bolt should have been a bolt with a nut that went completely through and Loctite or nyloc nut to stop the nut from coming undone.



Under the swing bridge the area is accessible especially for young kids of the same height of the under bridge. Under the bridge the bolts that are protruding through the planks and through the links of the chain have many areas of expose thread in these areas no thread is allowed to be exposed as they are sharp protrusions and will need to be ground back to the level of the bolt itself.



The chain climb has the lower eye bolt removed due to the nut coming off. This will require Loctite or a nyloc nut to keep it from loosening in the future.








Pipe Tunnels

SN: CTP – 002

SN: CTP – 003



OPERATIONAL INSPECTION

OPERATIONAL INSPECTION		
Play Equipment	Findings	Rating
Any protrusions and sharp edges.	Both ends of the pipe have sharp edges which will require rounding over.	
Are there any entrapments, hang points or catch points on any of the equipment?	No hang points or entrapment was found.	
The structural adequacy and/or stability of all playground equipment including ancillary items. NOTE: Equipment that relies on a single anchor or attachment point should be carefully inspected.	The weight of the pipes allows for stability and no movement	
Foundations for exposed concrete, rot and corrosion.	No exposed concrete was found and no base corrosion was identified.	
Trees for potential hazards. NOTE: This may require the skills and competencies of a professional arborist.	No trees impact this area.	
Comments		
<p>These pipes are only quite new and its intended use was not as a play structure but as a stormwater movement facility item. The bell end has sharp edges which should be beveled, the female and has beveling on the larger bill however the in a still quite sharp and should Be beveled also. The structure is a sound within its area and its intended use is for walking through as there is no access to the top.</p>		

Swings

SN: CTP - 004



OPERATIONAL INSPECTION

OPERATIONAL INSPECTION		
Play Equipment	Findings	Rating
Excessive wear of moving parts (including chain links).	Being only quite new, there is very little wear on the chains or swing attachments.	LOW
Any protrusions and sharp edges.	No sharp edges or protrusions were found.	LOW
Are there any entrapments, hang points or catch points on any of the equipment?	No hang points or entrapment was found.	LOW
The structural adequacy and/or stability of all playground equipment including ancillary items. NOTE: Equipment that relies on a single anchor or attachment point should be carefully inspected.	All uprights were sound and had no movements.	LOW
Excessive corrosion, particularly within structural members.	There are areas of excessive rust on the attachment links and on the monkey bar fixture points. The springer also will need removal or replacement due to heavy rusting	MEDIUM
Impact and attenuating edges of swing seats, pommels and other moving equipment that can impact users.	All edges were as designed with no areas of concern.	LOW
Foundations for exposed concrete, rot and corrosion.	The top of the uprights of the swing has deuteriation due to water infiltration and constant movement through wet and dry periods.	MEDIUM
Trees for potential hazards. NOTE: This may require the skills and competencies of a professional arborist.	No trees impact this item.	LOW
Are chain links or gap areas greater than 12mm or less than 8.6mm	All chains are within specification	LOW
Are all structural attachments affixed tightly to their respective anchor points and attachment points sound with no wear or pull out from fixture points?	All structural attachments are sound with no lose fasteners	LOW
Comments		

The net swing and the flat swing are in good condition and are only quite new. The baby seat which has cracking along the area of steel inserts will not last that long as once the cracking begins it will eventually tear out within this area, this will require replacement in a few month time.



At the top of the upright poles the ends have been left exposed to the weather this has started to cause the top of the polls to part within the grains and opening up causing rot and further splitting through constant wetting and drying expanding the cracks and allowing more water moisture and debris to infiltrate the woodgrain. In many cases this can be alleviated by ceiling the top usually with the silicon waterproof layer and then capping on top of that.



Wooden Paddleboat

SN: CTP - 005



OPERATIONAL INSPECTION

OPERATIONAL INSPECTION		
Play Equipment	Findings	Rating
Excessive wear of moving parts (including chain links).	No moving parts	LOW
Any protrusions and sharp edges.	The structures have all been built without any obvious protruding or sharp edges that would create a risk.	LOW
Are there any entrapments, hang points or catch points on any of the equipment?	There were no entrapment areas that were identified.	LOW
The structural adequacy and/or stability of all playground equipment including ancillary items. NOTE: Equipment that relies on a single anchor or attachment point should be carefully inspected.	The item is only low and used as a role play item it is not intended as a climbing play item.	LOW
Excessive corrosion, particularly within structural members.	None found	LOW
Impact and attenuating edges of swing seats, pommels and other moving equipment that can impact users.	No moving equipment in this area.	LOW
Foundations for exposed concrete, rot and corrosion.	No exposed concrete was found and no base corrosion was identified.	LOW
Trees for potential hazards. NOTE: This may require the skills and competencies of a professional arborist.	No trees impact this area to an extent that they need attention.	LOW
Are all structural attachments affixed tightly to their respective anchor points and attachment points sound with no wear or pull out from fixture points?	All attachments are sound and fixings are tight.	LOW
Comments		

The structure is basically a non-climbing structure with the emphasis of being a role-play item. Being a non-climb item, it is in a current state of not being risk, the rear paddle wheel which can be easily climbed on is only 600 mm high and does not require softfall. None of this area requires softfall as it is not intended as a climbing structure.



Ancillary Items

SN: CTP - 006

SN: CTP - 007

SN: CTP - 008

SN: CTP - 009

SN: CTP - 010

SN: CTP - 011

SN: CTP - 012

SN: CTP - 013



VISUAL INSPECTION

Comments

This bench table and seat have all slats securely fixed to the metal frame in the middle frame is securely concrete into the soil. The surface of the table is starting to peel and will require re-painting and if future.



This table is not fixed to the concrete but all planks are fixed securely to the steel frame. This may be a movable item as it is light enough to move.



The two bench seats also look to be movable and may actually be part of the tennis court area. The planks are securely fixed to the steel frames and the wood is in fair condition



CTP - 008

The barbecue is currently non-functional due to COVID-19. However, the barbecue does look brand-new and does not have any protrusions or problems with the lid.



CTP - 009

This is another of the bench seats and tables, the slats are securely fixed to the steel frame, the item is movable and is not a fixed to the ground. The wood is in fair condition and in a few years' time will need to be repainted



These movable kids bench seat is also movable and it's not securely fixed to the ground. The boards are securely affixed to the steel frame with no movement within the boards



The tennis court structure is in good condition with no areas that would require attention at this time.



The toilets are all functioning properly and are in a safe so serviceable manner. The toilet roll holders and toilet paper all intact all toilets of flushable hand cleaner present and working taps.



COMPLETION CRITERIA

The twelve-monthly audit undertaken by Open Space Services provide the following summary in regards to condition of the Play Equipment and summary of outstanding defects.

Serial Number of Play Equipment: **CTP – 001 (Multi-Platform Structure)**

- Reinstall the steering wheel and use a bolt and nyloc nut **(Defect)**
- Reinstall Chain climb lower eye bolt with Nyloc nut and check top nut **(Defect)**
- Grind off all protruding threads under the swing bridge **(Defect)**

Serial Number of Play Equipment: **CTP – 002 (Concrete Pipe)**

- Bevel both sharp ends of the pipes **(Remedial)**

Serial Number of Play Equipment: **CTP – 003 (Concrete Pipe)**

- Bevel both sharp ends of the pipes **(Remedial)**

Serial Number of Play Equipment: **CTP – 004**

- Replace baby seat within the next year. **(Remedial)**
- Works needed on exposed ends of uprights silicon and cap. **(Remedial)**

Serial Number of Play Equipment: **CTP – 005**

- No works needed

Serial Number of Play Equipment: **CTP – 006**

- No works needed

Serial Number of Play Equipment: **CTP – 007**

- No works needed

Serial Number of Play Equipment: **CTP – 008**

- No works needed

Serial Number of Play Equipment: **CTP – 009**

- No works needed

Serial Number of Play Equipment: **CTP – 010**

- No works needed

Serial Number of Play Equipment: **CTP – 011**

- No works needed

Serial Number of Play Equipment: **CTP – 012**

- No works needed

Serial Number of Play Equipment: **CTP – 013**

- No works needed