



OPEN SPACE SERVICES

AUGUST 26, 2020

Playground Audit LEN WHITE RESERVE SWAN REACH

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:
August 26, 2020	Open Space Services 22 Egret place Hewett SA 5118	Mid Murray Council Len White Reserve

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: LWR - 001	SN: MRR - 007	SN: MRR - 013
SN: MRR - 002	SN: MRR - 008	SN: MRR - 014
SN: MRR - 003	SN: MRR - 009	SN: MRR - 015
SN: MRR - 004	SN: MRR - 010	SN: MRR - 016
SN: MRR - 005	SN: MRR - 011	SN: MRR - 017
SN: MRR - 006	SN: MRR - 012	

Date and time of audit

The Services commenced on **August 26, 2020**, and shall continue through **August 26, 2021**.
Until complete

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

Defects outstanding: Defects corrected: Date:

Remedial works outstanding: **...7**..... Works completed: Date:

Outstanding remedial and defects completed by (Signature)





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

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

Risk Matrix

This report is a comprehensive Inspection Audit Report on the Riverton Primary School Playground located at the oval which is owned by the school. The audit was completed in accordance with the current Australian Standards for Playground Equipment. This document and its attachments are designed as part of the standard of care to identify the current condition of the playground equipment and the surrounding environment. The purpose is to identify any non-conforming conditions in accordance to the current Australian Standards:

		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 Play equipment and general area










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 swings have ample softfall and the slide has ample softfall.	LOW
Damage to unitary surfacing	No unitary surfaces in this area	LOW
Equipment that is broken or missing as a result of use or vandalism.	No broken or Vandalised items in this area	LOW
Graffiti.	No graffiti was seen	LOW
The condition of ancillary items, such as barbecues, tables, rubbish bins, etc.	While some of the items are old they are still in good working order.	LOW
Dead or damaged overhanging branches that may potentially fall onto the playground.	There are no trees that are close to the equipment that require remedial work	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			The Play area is free of exposed concrete.	LOW
<i>Loose-fill material</i>					
Is there adequate drainage to prevent rotting?	Yes			The area is mostly flat but the soil is flood plains and can hold moisture longer.	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
Is the loose-fill surface material checked regularly to ensure a depth of at least 30cm? (Use a tool to dig down.)	Yes			Softfall is light in places of non-high impact, High impact areas have sufficient depths of softfall	LOW
Is it raked regularly to check for hygiene and foreign objects that may cause injury?			N/A	Unknown	
Are the borders enclosing the loose-fill surfacing secure?	Yes			The area has adequate borders.	LOW
EQUIPMENT					
<i>Platforms, structures and frames</i>					
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?	Yes			The highest upper body support is 1900mm or 900mm fall height	LOW
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		No		The swing upright structure has flake rust which is corroding	MEDIUM

parts, panels or fittings? <i>(Check that plastic equipment is sound and free of cracks and deterioration from the sun.)</i>				through the steel, this will require treatment or replacement.	
Are all components designed to prevent water entering enclosed areas and free of deterioration? <i>(Check cap ends, grommets, on bolts or screws.)</i>	Yes			All caps and grommets are in place.	
Are all components free of corrosion and bulging and all nails and fixings flush with surface or countersunk?		No		The platforms on the flying fox are starting to rust all over and should be treated and repainted.	
Are all bolts and fasteners secure?	Yes			All bolts and fasteners looked to be secure.	
Are all exposed protrusions and sharp edges removed? <i>(Check for protruding nails, rivets and bolts, which may need to be covered or sawn off.)</i>	Yes			I did not find any area of protrusions that should not be there and would cause injury.	
Are platforms and other standing surfaces free of moss, mold and other unhygienic matter that may cause corrosion or slipping?	Yes			Platforms were free of any growth or media that would be slippery or cause corrosion.	
Are all guardrails and barriers around decks and platforms secure, free of sharp edges and small enough for a child's grip?	Yes			The only guard rails are on the ladder of the slide which is secure	
Are all equipment surfaces and parts in good order? <i>(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.)</i>		No		The platforms on the flying fox are starting to rust all over and should be treated and repainted.	
Are the covers or guards which conceal pinch, crush or entrapment points well maintained?	Yes			All covers and guards intended for safety are in place and entry cannot be gained.	
Are all parts of each piece of equipment such as links, chains and fasteners, secure and not excessively worn? <i>(Check for empty bolt holes, loose pieces of chain and S hooks not tightly</i>		No		All links on chains are secure, the S hooks could be closed more than they are, nothing needs replacing at this time	

closed. Replace pieces if wear is noticeable. Look at specific pieces of equipment such as swings and swinging bridges.)					
Has the equipment been lubricated where necessary?			N/A	No lubrication points in this area.	
Are ropes securely fastened and all frayed rope ends trimmed and repaired? (Check that ropes have not been added to the original design.)			N/A	No ropes within this area.	
Is rope, chain or tire nets in good repair and to the original design? (Check that rope and chain nets are secured top and bottom.)	Yes			All chains are within the specifications.	
Are the rims on all tires intact and drain holes clear? (Check for reinforcing wires, which may come loose and poke out.)			N/A	No tires are present.	
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.	
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.	
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 no areas of toggle catchment.	
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.	

<p>Is the playground set out to allow for unobstructed supervision?</p>	<p>Yes</p>			<p>The playground items are can be seen from observation areas close to the play equipment.</p>	<p>LOW</p>
<p>Are pathways around the playground clear of hazards? (Check for cracks, subsidence, jagged edges and signs of poor drainage such as puddles.)</p>	<p>Yes</p>			<p>The softfall edging is of pine wood edging and is affixed in a secure manner</p>	<p>LOW</p>
<p>Is the playground environment in good condition and free of rubbish? (Check playing fields and concrete areas.)</p>	<p>Yes</p>			<p>The whole site is clean and tidy.</p>	<p>LOW</p>
<p>Comments</p>					
<p></p>					

Multi Play Area

SN: LWR - 001

SN: LWR - 002

SN: LWR - 003

SN: LWR - 004

SN: LWR - 005

SN: LWR - 006



OPERATIONAL INSPECTION

OPERATIONAL INSPECTION		
Play Equipment	Findings	Rating
Excessive wear of moving parts (including chain links).	There is no excess wear on the chains or S hooks	MEDIUM
Any protrusions and sharp edges.	No sharp edges or protrusions were found.	LOW
Are all bolts and fasteners secure?	All bolts nuts and fasteners were secure on the equipment	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.	The structural stability is acceptable on the item.	LOW
Excessive corrosion, particularly within structural members.	The structural uprights on the swing and also the springer has flake rust and corrosion present.	MEDIUM
Is there adequate softfall within all areas of impact with a minimum height of 600mm that is easily accessible to all uses of the items.	Softfall depth is adequate around the swings, kickout was happening but there was 300mm under the area of kickout. The springer wake board had no softfall but is under 600mm.	LOW
Foundations for exposed concrete, rot and corrosion.	No exposed concrete was found in the play equipment area.	LOW
Trees for potential hazards. NOTE: This may require the skills and competencies of a professional arborist.	No trees impact this area.	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?	The structural attachments are all sound with no areas of movement or wear in the attachments.	LOW
Comments		

The swings have a significant amount of kick out below the swing through which is an indication of the swing being too low, both swings should be 600mm from the proper level of softfall, this measure is from the bottom of the normal resting swings lowest point to the level of softfall.



The swing seats are still in good condition and do not have any areas of cracking or splitting. The baby swing requires new plastic hose placed on the hold in chain to keep fingers from becoming entangled in the links.



The springs in this springsaw are rusting with flake rust, this decreases the temper and weakens the steel.



This counter cubbyhouse is in good condition, there is some movement in the blue panel as it moves from side to side, the slide could be a pinch point and needs to be silicone to stop movement.



The slide does not have any catchment areas that could snag a toggle. The slide has some kick out at the runout point which happens, but the depth of softfall is sufficient.



The springer spring has flaking rust and will need to be changed.



The two decks have surface rust which will most likely continue to slowly deplete the metal until it wears through, these platforms should be removed and treated with such products as kill rust or similar to extend the life of the platforms.



Ancillary Items

SN: LWR - 007

SN: LWR - 008

SN: LWR - 009

SN: LWR - 010

SN: LWR - 011

SN: LWR - 012

SN: LWR - 013

SN: LWR - 014

SN: LWR - 015

SN: LWR - 016

SN: LWR - 017



OPERATIONAL INSPECTION

Comments

This park seat in good condition, the wood has aged in the elements but the structure is sound. There are lichens established on the wood and when the build up becomes great, the seat will require cleaning. The exposed concrete is not a problem here as the area is not in the impact play area.



This barbeque looks to be quite new and is still in as new condition and functioning as it should.



This barbeque is quite old but is still fully functional, it has been well used and at the time of inspection had just been used.



LWR – 009

This power dome is of age where it has been in place for many years, there was no areas of certification and I do not know if this is required, the surface corrosion on the underside indicates that moisture does accumulate in this area.



LWR – 010

The overall condition of the Gazebo barbeque shelter is fair and functional, the structure is aged but is not unsafe in any way.



This seat has the top slat broken off on the edge this will need to be sanded down to remove the splintering affect. The rest of the seat is in good condition with no movement.



This shelter and bench table and seats are all in good condition, both are as installed.



LWR – 013

The bridge is in good condition all wood work is sound, no breakages or loose timber and all fasteners are secure.



LWR – 014

This seat is in good condition, it has no loose items and the concrete is in good condition



LWR - 015

The formed feature is of sound condition and the plaque is affixed in a rigid manner.



LWR - 016

This shelter and bench table and seats are all in good condition, the items are clean and have no defects or hazards.



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 **LWR - 001**

- The holder chain on the baby swing need to have a tube protector. **Remedial**
- Softfall inadequate, some areas of exposed concrete and soil. **Remedial**

Serial Number **LWR - 002**

- **The springs on this item has flake rust and will need replacing. Remedial**

Serial Number **LWR - 003**

- The blue door panel needs silicon to stop it sliding. **Remedial**

Serial Number **LWR - 004**

- No work needed.

Serial Number **LWR - 005**

- The springs on this item has flake rust and will need replacing. **Remedial**

Serial Number **LWR - 006**

- Both platforms are rusting and will need to be treated and repainted. **Remedial**

Serial Number **LWR - 007**

- No work needed

Serial Number **LWR - 008**

- **No work needed**

Serial Number **LWR - 009**

- No work needed

Serial Number **LWR - 010**

- No work needed

Serial Number **LWR - 011**

- No work needed

Serial Number **LWR - 012**

- The seat has a broken at the top, and will need to be sanded down. **Remedial**

Serial Number **LWR - 013**

- No work needed

Serial Number **LWR - 014**

- No work needed

Serial Number **LWR - 015**

- No work needed

Serial Number **LWR - 016**

- No work needed

Serial Number **LWR - 017**

- No work needed