

Building Details

Building Name: Mitchell Building No: NT 28	Date of Inspection: 12/10/2023	Inherent Risk Medium
	Keys required: Roof access	

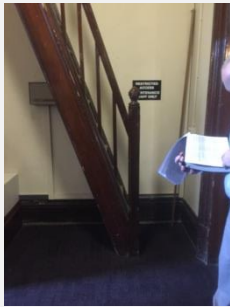
Roof Access Details

- Right of Access Permit is only for visual inspection and a different permit is required before commencing any work on the roof.
- Parapets are not a fall arrest system unless part of a submitted SWMS.
- Harness and dual latch system to be utilised when climbing roof ladders.

There is internal access to plant platforms via the first floor on the southern side of corridor next to room 132. A locked hatch (Roof access key) leads into the attic roof space, and a fixed ladder leads to a hatch and onto the roof.

The plant platform can be reached by fixed vertical ladder from the ground floor (stained glass) light well. Access to the light well is from corridor G01F.

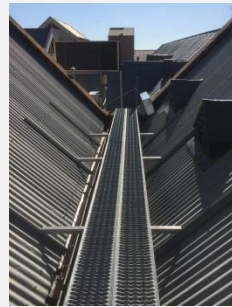
North side of roof can be accessed via level 8 of Hughes Building (through window) across Kenneth Willis building roof walkway.



Access



Access to hatch



Walkways



Sample of plant on roof



Access via Hughes

No access to roof unless a safe system of work is in place to ensure the risk of a fall has been minimised (2012 SA WHS Regulations Part 4), this could include using industrial fall arrest harness attached to the static lines or anchor points if available.

Roof Space

Northern side of roof space can be accessed via level 8 of Hughes Building (through window), across Kenneth Willis Building onto Northern walkway on Mitchell Building.

Note: Further two roof spaces on Mitchell building can be accessed by climbing roof ladders. Internal access as outlined in roof access details.



Northern roof walkway



Northern roof space



Roof ladders

Roof Details

Roof Material: Slate Iron	No. of Roofs on Building: Complex range of roofs exist on this building
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Infrastructure HSW Management Sub-System



Roof Inspection Check

Pitch: < 15° <input type="checkbox"/> 15° to 30 <input type="checkbox"/> Note : Range of pitches > 30° <input type="checkbox"/>	Roof Height (m): Varying heights
Gutter Details: Box Gutter <input checked="" type="checkbox"/> External Gutter <input checked="" type="checkbox"/>	Fragile Panels / areas: Stained glass windows at the edge of the plant platforms.
Access: Walkways <input checked="" type="checkbox"/> Other: Fixed Ladders <input checked="" type="checkbox"/> To various pitches of roof	Parapet Details (height, construction): Range of protected and unprotected edges
Description of Roof Plant: Numerous plant and equipment situated on plant platforms	Number: Various
Other Details: There is a large access hatch within the plant platform, which is at some height and poses a significant fall hazard.	

RISK ASSESSMENT

	Hazard	Risk Indicator once Controls in place	Control
Hazards	Unprotected roof edges and height of roofs – Fall hazard	Rare x Severe Medium	No access to roof, without a permit and a documented safe system of work.
	Walking on roof –Slips, trips and collision with plant	Rare x Moderate Low	Take care when traversing. Walk and do not run. Wear protective footwear (refer below). Implement a safe system of work for prevention of falls prior to commencing works.
	Weather – Heat, rain, strong winds – Heat exhaustion, dehydration, sunburn, colds, fall hazard	Rare x Minor Low	Do not commence works in extreme weather conditions which will adversely affect workers.
	Unprotected hatch within plant platform - Fall and trip Hazard	Rare x Severe Medium	Once on plant platform (loft) close hatch to prevent significant fall / open hatch with care when about to egress loft down access stairs
	Working alone	Slight x Major	A system needs to be in place to ensure lone worker's welfare
	Climbing roof ladders	Slight x Major	Implement a safe system of work for prevention of falls prior to climbing ladders
	Other Information	1. The method of access to rooftop shall depend on the specific job task being undertaken and risk assessment completed prior to commencement of work and included in Job Safety Analysis (JSA) or Safe Work Method Statement (SWMS) or Safe Work Procedure (SWP) and Safe Work Instruction (SWI); 2. Access and work on roof top when weather is clear, dry and no high winds; 3. Footwear must be toe steel capped and comply with AS/NZS 2210 for type 1 safety footwear; 4. Sun protection policy and procedure is in place when working outdoors; 5. Tools to be carried in tool belt; and 6. Plant and equipment must be well maintained and serviced regularly.	
Instructions	1. Undertake roof access in accordance with the University of Adelaide Infrastructure Management Sub-System 2. Roof Access Permit to be obtained prior to roof access; 3. Ensure that tools are secured on their person or a safe work method for bringing tools to and from the task has been determined prior to commencement of job; and 4. Do not carry out any tasks within on an unguarded roof edge or fall hazard, unless a safe system of work is in place to ensure the risk of a fall has been minimised.		

LIKELIHOOD TABLE	
Category	Description
Almost certain	There is an expectation that an event/incident will occur.

CONSEQUENCES TABLE	
Category	Description
Severe	Injury resulting in death, permanent incapacity

Infrastructure HSW Management Sub-System

Roof Inspection Check



Likely	There is an expectation that an event/incident could occur but not certain to occur.	Major	Injury requiring extensive medical treatment, hospitalisation, or activities could result in a Notifiable occurrence.
Slight	This expectation lies somewhere in the midpoint between “could” and “improbable”	Moderate	Injury requires formal medical treatment (hospital outpatient/doctors visit etc), activities could result in an Improvement Notice.
Unlikely	There is an expectation that an event/incident is doubtful or improbable to occur	Minor	Injury requires first aid
Rare	there is no expectation that the event/incident will occur	Negligible	Injury requires minor first aid (e.g. band aid), or result in short term discomfort (e.g. bruise, headache, muscular aches, etc)

RISK RATING					
Likelihood	Consequences				
	Negligible	Minor	Moderate	Major	Severe
Almost Certain	Medium	High	Very High	Very High	Very High
Likely	Medium	Medium	High	Very High	Very High
Slight	Low	Medium	High	High	Very High
Unlikely	Low	Low	Medium	Medium	High
Rare	Low	Low	Low	Medium	Medium