

Building Details

Building Name: Playford GP Super Clinic Building No: PF 01	Date of Inspection: 13/12/2023	Inherent Risk Medium
	Keys required: Master Key and Key 17	

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.
- If using a harness attached to an anchor point/static line, all workers must have current Working at Heights training and anchor points/static lines must have been certified in the last 12 months.

There is internal access to the roof from the ground floor. Report to reception, ask for Practice Manager who will supply the required keys. Walk down hallway towards Clinical Teaching Building and open last door on right hand side. Once door is open light switch is on the right side.



Access ladder



Roof Walkways



Solar Panels



Plant -East-side



Static line

No access to areas without walkways 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 Details

Roof Material: Corrugated iron	No. of Roofs on Building: One
Pitch: Flat	Roof Height (m): Single storey
Gutter Details: Box Gutter X	Fragile Panels / areas: N/A
Access: Walkways on roof Plant platforms x 2	Parapet Details (height, construction): Parapet on southern side approx. 0.8m high.
Description of Roof & Roof Space Plant: Air conditioners Electrical Board Solar Panels Static line Ancho Points	Number: Various Various Various x 2 x 13

RISK ASSESSMENT

Hazards	Hazard	Risk Indicator once Controls in place	Control	
	Unprotected roof edges and height of roof – Fall hazard	Rare x Severe Medium	No access to roof without a permit to work and a documented safe system of work.	
	Dropped objects.	Rare x Severe Medium	Tool lanyards. Do not lean over roof edges.	
	Slips and trips	Rare x Moderate Low	Wear safety boots and long trousers.	
	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.	
	Working alone	Slight x Major High	A system to ensure lone worker's welfare needs to be in place.	
Other Information	<ol style="list-style-type: none"> 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); Access and work on roof top when weather is clear, dry and no high winds; Footwear must be toe steel capped and comply with AS/NZS 2210 for type 1 safety footwear; Sun protection policy and procedure is in place when working outdoors; Tools to be carried in tool belt; and Plant and equipment must be well maintained and serviced regularly. 			
	Instructions	<ol style="list-style-type: none"> Undertake roof access in accordance with the University of Adelaide Infrastructure Management Sub-System Roof Access Permit to be obtained prior to roof access; 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 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.
Likely	There is an expectation that an event/incident could occur but not certain to occur.
Slight	This expectation lies somewhere in the midpoint between "could" and "improbable"
Unlikely	There is an expectation that an event/incident is doubtful or improbable to occur
Rare	there is no expectation that the event/incident will occur

CONSEQUENCES TABLE	
Category	Description
Severe	Injury resulting in death, permanent incapacity
Major	Injury requiring extensive medical treatment, hospitalisation, or activities could result in a Notifiable occurrence.
Moderate	Injury requires formal medical treatment (hospital outpatient/doctors visit etc), activities could result in an Improvement Notice.
Minor	Injury requires first aid
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