

Annual Inspection

Broadbridge Heath Parish Council

Charrington Way Play Area

Charrington Way, Broadbridge Heath, West Sussex, RH12 3TL





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RPII Inspection Methodology

This document outlines the RPII position on inspections undertaken by the Inspectors listed on the RPII Register of Inspectors for Indoor Annual, Outdoor Annual, Outdoor Operational and Outdoor Routine.

Inspections are undertaken with reference to the standards listed in this preamble only; where no date for the standard is given it the date of the standard will be that current at the time of inspection with the exception of where overlap periods are granted by the standards committee when standards are updated. The information contained in reports is provided to assist the owner/operator in fulfilling their responsibilities as detailed in the relevant standard. Other standards referenced within the listed standards do not form part of the inspection.

The following standards are relevant to all installations of equipment that are publicly accessible to users; this would include public parks, pay and play parks, schools, nurseries, public houses, holiday parks, indoor play centres, farm parks etc. All equipment used or employed in publicly accessible areas should meet with the requirements of the relevant standards (listed below);

BS EN 1176 Parts 1, 2, 3, 4, 5, 6, 10 & 11 Playground equipment intended for permanent installation outdoors & indoors.

BS EN 1176 Part 7 - 'Guidance on Installation, Inspection, Maintenance and Operation' (this document gives guidance to the owners/operators of the facility on the installation, inspection, maintenance and operation of playground equipment, including ancillary items).

Domestic play equipment falls outside of the scope of BS EN 1176 and has its own standard (BS EN 71 – Safety of Toys). Where domestic equipment can be identified this will be acknowledged in the report but any comments concerning compliance within the inspection will still refer to BS EN 1176.

Other equipment that is not clearly identified as unsupervised or domestic (natural play, self-build equipment etc.) will be assessed for compliance with the relevant standard listed below:

- BS EN 15312 Free access multi-sports equipment
- BS EN 14974 Skateparks
- BS EN 16630 Permanently installed outdoor fitness equipment
- BS EN 16899 Parkour equipment (plus RPII/API guidance notes)

Annual and Post Installation inspections will take into consideration compliance with current standards and defects related to wear and vandalism. Items not listed in the report have not been included in the inspection. The inspection will cover the playground equipment and the active area up to 3.0 metres around, or the fence line if closer.

Operational inspections only take into consideration defects related to wear and vandalism. Routine visual inspections (if undertaken) relate only to the most obvious defects such as broken or missing parts, vandalism and issues created by severe weather conditions (the intention is to identify hazards created by storm damage).

The inspection is non-dismantling, non-destructive and does not include for any structural, toxicology or impact assessments defined in the standard; however, the inspector will undertake a manual test for stability and if equipment fails under manual load, or any other hazard is identified as an unacceptable risk, the owner/operator will be notified as soon as practicably possible.

The inspector will access all standing surfaces as necessary on the equipment and assess all parts up to 2.5m above the standing surface. Where it is not possible to access parts of the equipment without employing an alternative means of access the report will record the action required by the owner/operator to ensure the continued safe use of the equipment. Ancillary equipment will be assessed using the inspector's knowledge and experience of the standards named in this document to ensure as far as is reasonably practicable the continued safe use of the items concerned. The owner/operator is responsible for the overall safety of the equipment and area. Inspectors who are trained to use ladders may use them where it is safe to do so, but if members of the public are present on-site ladders may not be used to access the equipment.

The inspector will not undertake any of the following works unless specifically agreed in writing at the time of order:

Checking the depth and underlying structural integrity of any surface areas and/or carrying out any testing of impact absorbing properties of any surfaces. The identification of any corrosion, rot or other deterioration in any apparatus or equipment other than by an external inspection or the inspection of any equipment (or part thereof) that is underground. Tightening any bolts, hinges or other fixing devices on any apparatus or equipment. Assessing or inspecting any electrical installations contained on any site and/or apparatus and/or equipment. Assessing or inspecting any electrical installations computerised systems (including carrying out any programming).

Where planting or trees are mentioned in the report no aboricultural or horticultural assessments of toxicity, suitability or condition are undertaken; the owner/operator should have suitable inspections provided by a competent person.

The owner/operator should have a 'design risk assessment' provided by the manufacturer/designer of the area for the equipment and location in which the facility is installed.

The operator is responsible for managing risks of their provision and is required by law to carry out a 'suitable and sufficient assessment' of the risks associated with a site or activity and this inspection shall be considered as contributing to the operator's discharge of this responsibility.

The details contained within the report are a snapshot of the condition at the time of inspection only and subsequent events may affect the condition of the facility. Suggested remedial actions are based on the knowledge and experience of the inspector and/ or that of the inspection company. The owner/operator should seek the advice of the manufacturer or a competent person at all times when undertaking repairs and/or modifications to equipment.

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Table 1

The operator is responsible for following the guidance of the relevant standards. The standards give guidance on the installation, inspection, maintenance and operation of the various types of facilities. The inspection guidance is listed in Table 1, with an indication of which parts will be included in an RPII Annual or Post-Installation Inspection. The relevant standards also contain additional parts which the operator should follow.

Inspection recommendations of relevant standards Refer to relevant standards for full text	Annual Main	RPII Annual Outdoor/ Fully enclosed Inspection
6.1 d) Overall levels of safety of equipment (see note 1)	\checkmark	V [1]
6.1 d) Overall levels of safety of foundations (see note 1)	\checkmark	V [1]
6.1 d) Overall levels of safety of playing surfaces (see note 2)	\checkmark	✓ [2]
6.1 d) Compliance with the relevant parts of the standard and or risk assessment (see note 3)	~	✓ [3]
6.1 d) Effects of weather	\checkmark	
6.1 d) Presence of rot, decay or corrosion (see note 1)	\checkmark	V [1]
6.1 d) Assessment of repairs made or added or replaced components (see note 4)	\checkmark	✓ [4]
6.1 d) Excavation or dismantling/additional measures	\checkmark	×
6.2.1 Assessment of glass reinforced plastics (see note 5)	\checkmark	V [5]
6.2.1 Inspection of one post equipment (see note 1)	\checkmark	V [1]
6.2.4 Undertaking the Operators inspection protocol	\checkmark	×

NB: The clause numbers in table 1 are taken from BS EN 1176 - Part 7:2020. The content is equally applicable to all other relevant standards listed herein. Playgrounds contain a range of equipment from different manufacturers and installed over a number of years; operators should implement any guidance provided by the manufacturer. Item specific detail is not readily available to RPII Playground Inspectors, whose report contributes to the operator's overall Annual Main Inspection as detailed in the relevant standards.

[1] A manual test only is undertaken for stability. Wear and instability are only detectable where readily apparent without dismantling or destruction and without the use of tools, excavation or specialist equipment. Rot and corrosion are tested or with a hammer and/or steel rod. Decay in timber may exist which can only be found with specialist equipment.

[2] Only the visible condition and dimensional compliance of surface extent is considered. Neither testing of impact attenuating properties nor measurement of the thickness of bound surfaces are undertaken on RPII annual inspections.

[3] The inspection assesses compliance where this can be tested on site using manual methods without dismantling, destruction and without the use of tools or specialist equipment.

[4] The operator should use manufacturer's recommended parts, or equivalent. We are unable to verify if such parts have been used, and any subsequent change in quality or performance

[5] Visible glass fibres will be noted in reports. The operator is responsible for repairs or replacement.

Risk Assessment Matrix

			Scores in	n the report a	are multiplic	ation factors	of Likelihood	x Severity
	1				Sev	erity>>		
	Very High probability, if the situation is not addressed an accident is almost certain.	5	Very High	VL (5)	L (10)	M (15)	H (20)	VH (25)
	High probability an accident is probable without any added factor.	4	High	VL (4)	L (8)	M (12)	H (16)	H (20)
Likelihood	Moderate probability an incident is foreseeable.	3	Moderate	VL (3)	L (6)	L (9)	M (12)	M (15)
	Some probability, requires a combination of factors to take place.	2	Low	VL (2)	VL (4)	L (6)	L (8)	L (10)
	No significant probability; lightning strike, freak accident.	1	Very Low	VL (1)	VL (2)	VL (3)	VL (4)	VL (5)
				Very Low	Low	Moderate	High	Very High
				1	2	3	4	5
	No injury likely e.g. damaged or soiled clothing, minor bruising, grazesMinor injury, laceration or bruising aid onlyInjury requiring medical intervention e.g. cuts requiring stitchesSerious injury including concussions or fracture of long bornesSerious injury including 							
					1	Severity>>		
each finding numbers are	total risk scores included within g. Both Likelihood and Severity e then multiplied together to give led in both directions, i.e. a tota	are ve t	e given a num he total risk s	ber between core that is s	1 - 5 as show hown agains	vn on the mat t defects on th	rix above and ne report. Total	these two risk scores

(3).

Note 2: When we inspect we only see a snapshot of the current condition of the equipment. It is the operators responsibility to ensure that there is a continuing level of maintenance to keep the equipment in good working order and the site fit for use.

Equipment has been assessed to the following standards where relevant:

BS EN 1176 Parts 1-11 (Playground equipment and surfacing)

BS EN 14974 (Facilities for users of roller sports equipment)

BS EN 15312 (Free access multi-sports equipment)

BS EN 16899 (Parkour Equipment)

BS EN 16630 (Outdoor Fitness Equipment).



Charrington Way Play Area

Inspection Ref: 1430777

Site Ref: 9241

Inspected: 2-August-2021 - 09:24 by Robert Baldock (RPII Annual Inspector)

Risk Assessment: 10 Low Risk



Location:

The site is partially overlooked by properties in the local community **Disabled Access:**

Some accessible features; an area that presents difficulties to the majority of people with disabilities but in favourable circumstances and certainly in partnership can be accessed.



10 - Low Risk

Item: Manufacturer: Surface Type: Item Quantity: Equipment Compliance: Surface Area Compliance: Total Findings:	Site General Owner/Operator N/A 1 N/A N/A 2	
Finding 1 The site is accessible to the pandemic. The government		Finding 2 There is moderate damage to the surface - Repair the damaged areas of surfacing
safely re-opening these type	s of facilities which is available - Ensure there is an appropriate	с с
C Low Pick		

🕜 6 - Low Risk

Item:	Sign
Manufacturer:	Owner/Operator
Surface Type:	N/A
Item Quantity:	1
Equipment Compliance:	N/A
Surface Area Compliance:	N/A
Total Findings:	1



Finding 1

The item is slightly loose in its foundations - Monitor for any further deterioration and repair as required



😭 4 - Very Low Risk

Item:	Bench
Manufacturer:	Owner/Operator
Surface Type:	N/A
Item Quantity:	3
Equipment Compliance:	N/A
Surface Area Compliance:	N/A

1





Finding 1

This item is satisfactory - no work required -

4 - Very Low Risk

Item:	Litter Bin	
Manufacturer:	Owner/Operator	
Surface Type:	N/A	
Item Quantity:	2	
Equipment Compliance:	N/A	
Surface Area Compliance:	N/A	
Total Findings:	1	
Finding 1		

This item is satisfactory - no work required -



8 - Low Risk		
Item:	Single Point Swing - Type 3	
Manufacturer:	Wicksteed Playgrounds	Addition the
Surface Type:	Rubber Tiles	
Item Quantity:	1	
Equipment Compliance:	No	
Surface Area Compliance:		
Total Findings:	5	
Finding 1		Finding 2
There are gaps opening in between the tiles - Monitor for any further deterioration and repair as required		The tiles can easily be lifted or are lifting along the edges of the area - Lift and re-glue tiles to secure
Finding 3		Finding 4
There is some minor damage to the surface - Monitor for any further deterioration and repair as required		The gaiter is damaged - Replace all affected components
Finding 5		
The surfacing dimensions ar the requirements of the curre Monitor - no remedial action		
6 - Low Risk		
Item:	1 Bay 2 Seat (Cradle)	

Item:	1 Bay 2 Seat (Cradle)	and the second s
Manufacturer:	Sutcliffe Play Limited	the second se
Surface Type:	Rubber Tiles	
Item Quantity:	1	
Equipment Compliance:	No	
Surface Area Compliance:	Yes	
Total Findings:	1	

Finding 1

The shackles have been overtightened or seized transferring wear to the chain links below - Loosen shackles to ensure free movement at the pivot



10 - Low Risk		
Item:	Free Standing Slide	
Manufacturer:	Not Identified	
Surface Type:	Rubber Tiles	
Item Quantity:	1	
Equipment Compliance:	No	
Surface Area Compliance:	No	
Total Findings:	7	
Finding 1		Finding 2
There are gaps opening in between the tiles - Monitor for any further deterioration and repair as required		The tiles can easily be lifted or are lifting along the edges of the area - Lift and re-glue tiles to secure
Finding 3		Finding 4
The item fails to meet the requirements of BS EN 1176 Part 1 4.2.7.2 head and neck entrapment in the barriers and/or steps - Monitor - No remedial work recommended		There is / are toggle entrapment/s present in contravention of the recommendations set out in BS EN 1176 Part 3 - Monitor - no remedial work recommended
Finding 5		Finding 6
The surfacing dimensions are significantly short and do not meet with the requirements of the current applicable standard (1500mm required / 700mm provided) - Extend surface area to comply		The paintwork on this item has been damaged or worn exposing the metal underneath which is rusting - Treat any rusting components and repaint
Finding 7		
There are gaps opening in between the tiles - Monitor for any further deterioration and repair as required		

4 - Very Low Risk

Item:	Multi Play (Junior)	
Manufacturer:	Playdale Playgrounds Ltd	
Surface Type:	Grass Matrix Tiles	
Item Quantity:	1	
Equipment Compliance:	Yes	
Surface Area Compliance:	Yes	
Total Findings:	1	
Finding 1		
This item is satisfactory - no	work required -	



8 - Low Risk **Spinning Pole** Item: Manufacturer: Playdale Playgrounds Ltd Surface Type: **Grass Matrix Tiles** Item Quantity: 1 **Equipment Compliance:** Yes Surface Area Compliance: Yes **Total Findings:** 1

Finding 1

The grass mats are silted up and the soil is compacted; this may have an effect on the impact absorbing properties of the surface - Consider HIC testing impact absorbing properties to ensure the correct surface qualities are maintained for the equipment and replace as required

6 - Low Risk		
Item: Manufacturer: Surface Type: Item Quantity:	Misc Springer Playdale Playgrounds Ltd Grass Matrix Tiles 1	
Equipment Compliance: Surface Area Compliance:	Yes Yes	
Total Findings:	2	
Finding 1		Finding 2
There is some damage to the replace as required	e spring base - Repair or	There is/are bolt cap covers missing or damaged on the item - Replace missing or damaged bolt cap covers



8 - Low Risk		
Item:	Waist Twister	
Manufacturer:	Fresh Air Fitness	
Surface Type:	Grass Matrix Tiles	
Item Quantity:	1	
Equipment Compliance:	No	
Surface Area Compliance:	Yes	
Total Findings:	2	
Finding 1		Finding 2
The deflection of the rotating maximum 105 degrees requi No remedial work recommer	red by BS EN 16630 - Monitor -	The rotating user station is not appropriately marked with a guideline of user direction and/or the original position as required by BS EN 16630 - Monitor - No remedial work recommended

ltem:	Step Up Station	
Manufacturer:	Fresh Air Fitness	GPT
Surface Type:	Grass Matrix Tiles	
Item Quantity:	1	A
Equipment Compliance:	Yes	
Surface Area Compliance:	Yes	S T
Total Findings:	1	

The bushes are showing signs of wear - Monitor for any further deterioration and replace as required



8 - Low Risk			
Item:	Double Air Walker		
Manufacturer:	Fresh Air Fitness		
Surface Type:	Grass Matrix Tiles		
Item Quantity:	1		
Equipment Compliance:	No		
Surface Area Compliance:	Yes		
-			
Tatal Findings	2		
Total Findings:	3		
Finding 1		Finding 2	
One of the post ground cove	rs has been damaged -	The grass mats are silted up, the soil is compacted and the	
Replace all affected compon		area will become very slippery when the soil is wet	
		Reinstate as required	
Finding 3			
The tree canopy overhangs	the equipment and is less than	-	
2.0m away - Lift tree canopy	to ensure a minimum		
clearance of 2.0m from the e	equipment		
4 - Very Low Risk			
Item:	Cross Rider		
Manufacturer:	Fresh Air Fitness		
Surface Type:	Grass Matrix Tiles		
Item Quantity:	1		
Equipment Compliance:	Yes		
Surface Area Compliance:	Yes		
Total Findings:	1	and the second	
	-		
Finding 1			
This item is satisfactory - no	work required -		
•	•		



8 - Low Risk			
Item:	Air Skier		
Manufacturer:	Fresh Air Fitness		
Surface Type:	Grass Matrix Tiles		
Item Quantity:	1		
Equipment Compliance:	No		
Surface Area Compliance:	Yes		
Total Findings:	2		
Finding 1		Finding 2	
There are gaps between 8 and 60mm creating a potential		There is some minor damage to the surface - Monitor for	

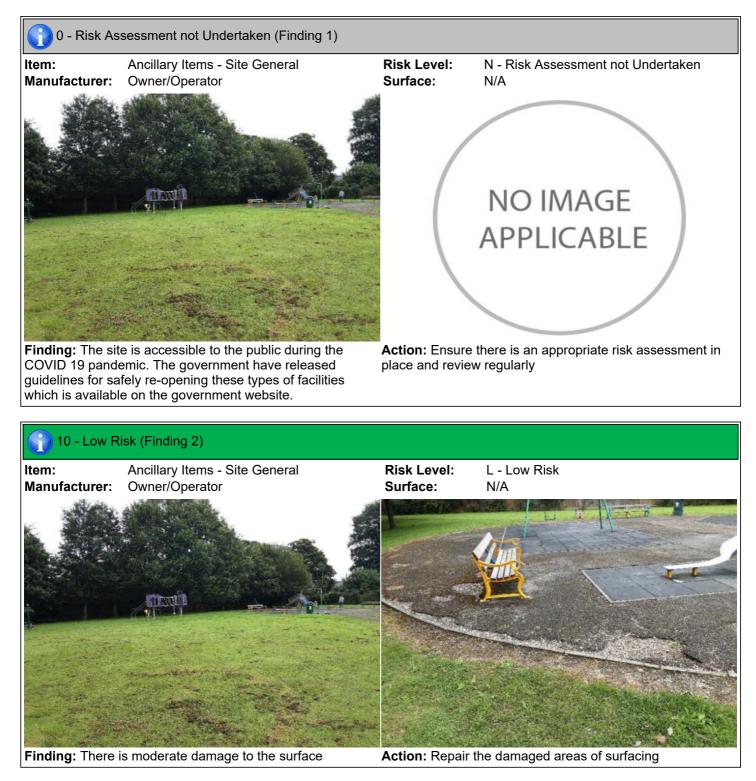
crush/shear point in contravention of the requirements of BS any further deterioration and repair as required EN 16630 - Monitor - No remedial work recommended

Item:	Basket Ball Goal	2800
Manufacturer:	Not Identified	
Surface Type:	Tarmac	adidas
Item Quantity:	1	
Equipment Compliance:	Yes	
Surface Area Compliance:	N/A	
Total Findings:	1	

There is some damage to the backboard - Replace all affected components

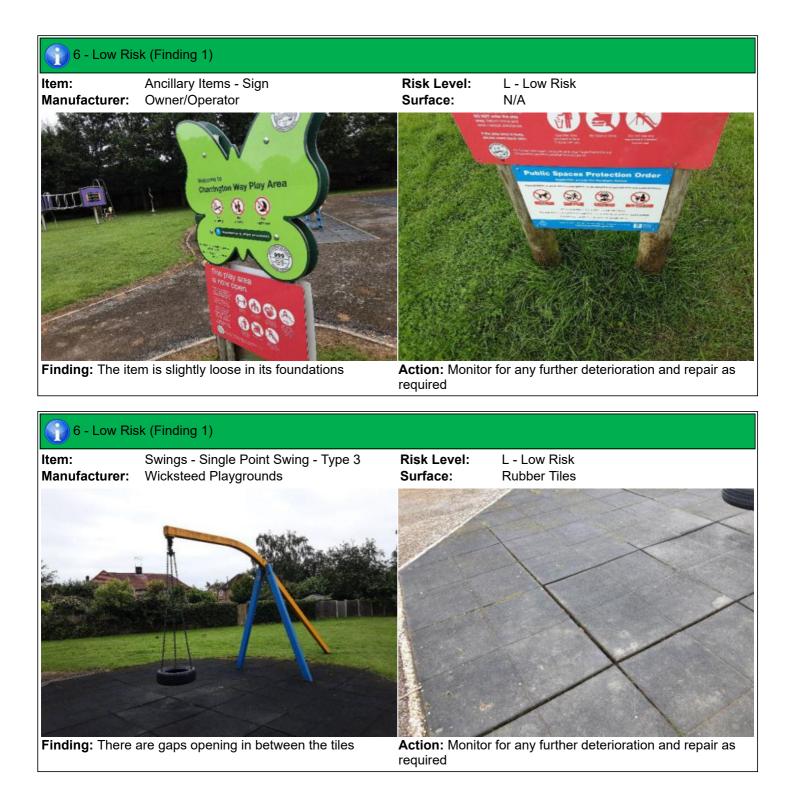


Findings information



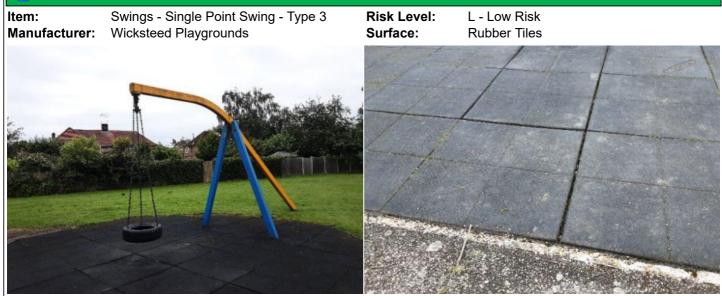
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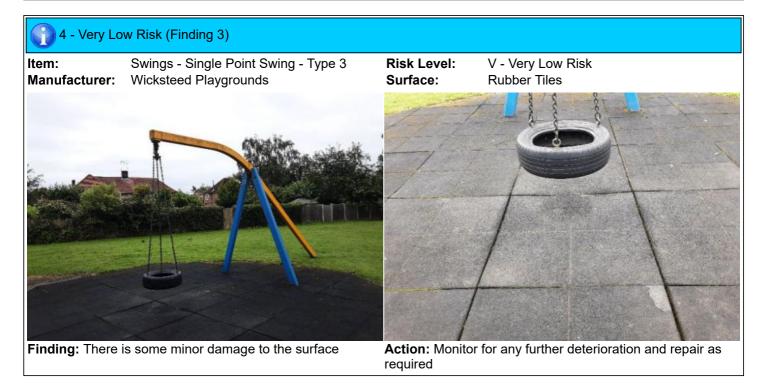




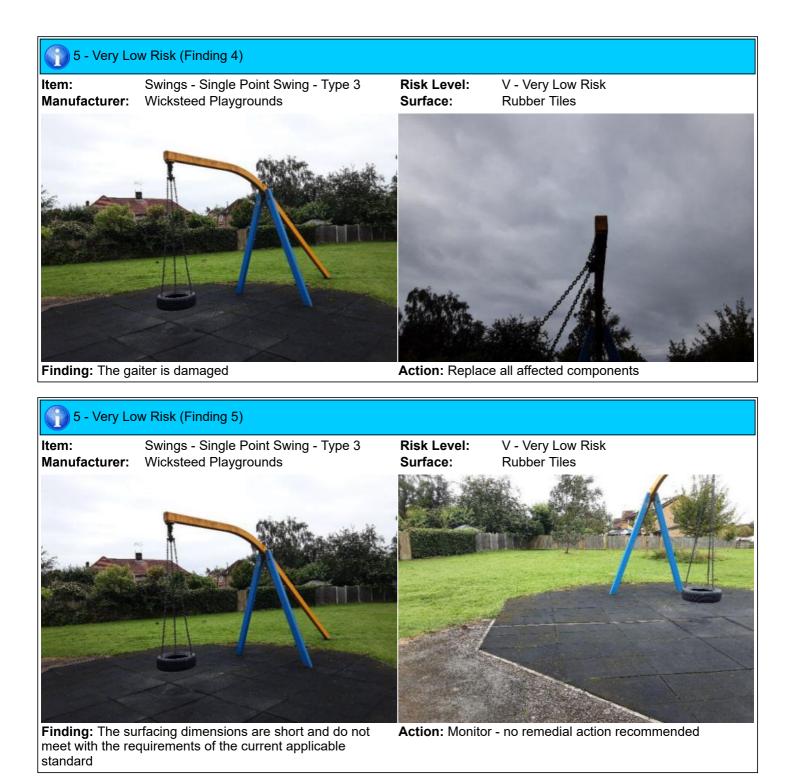
8 - Low Risk (Finding 2)



Finding: The tiles can easily be lifted or are lifting along the **Action:** Lift and re-glue tiles to secure edges of the area









6 - Low Risk (Finding 1) Swings - 1 Bay 2 Seat (Cradle) **Risk Level:** L - Low Risk Item: Sutcliffe Play Limited Surface: **Rubber Tiles** Manufacturer: Finding: The shackles have been overtightened or seized Action: Loosen shackles to ensure free movement at the transferring wear to the chain links below pivot 6 - Low Risk (Finding 1) Item: Other - Free Standing Slide **Risk Level:** L - Low Risk Manufacturer: Not Identified Surface: **Rubber Tiles**

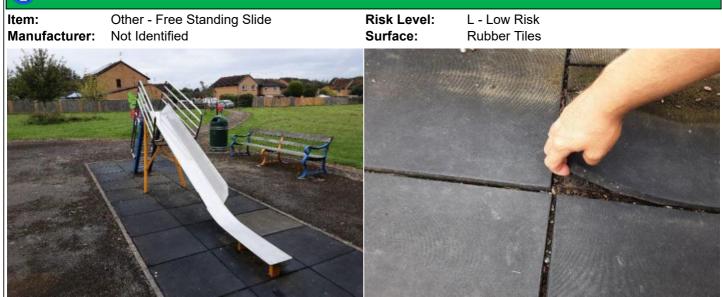
Finding: There are gaps opening in between the tiles

Action: Monitor for any further deterioration and repair as required

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8 - Low Risk (Finding 2)



Finding: The tiles can easily be lifted or are lifting along the Action: Lift and re-glue tiles to secure edges of the area

5 - Very Low Risk (Finding 3)

Item: Other - Free Standing Slide Manufacturer: Not Identified

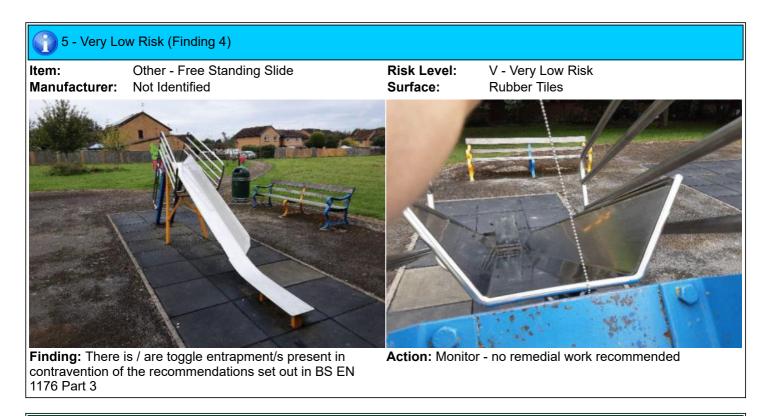
Risk Level: Surface:

V - Very Low Risk Rubber Tiles



Finding: The item fails to meet the requirements of BS EN Action: Monitor - No remedial work recommended 1176 Part 1 4.2.7.2 head and neck entrapment in the barriers and/or steps





10 - Low Risk (Finding 5)

Item:

Other - Free Standing Slide

Manufacturer: Not Identified



Finding: The surfacing dimensions are significantly short and do not meet with the requirements of the current applicable standard (1500mm required / 700mm provided) Risk Level: Surface:

L - Low Risk **Rubber Tiles**



Action: Extend surface area to comply



6 - Low Risk (Finding 6)

Item: Manufacturer:

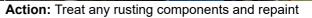
Other - Free Standing Slide Not Identified



L - Low Risk Rubber Tiles



Finding: The paintwork on this item has been damaged or Action: Treat any rusting components and repaint worn exposing the metal underneath which is rusting



6 - Low Risk (Finding 7) Item: Other - Free Standing Slide **Risk Level:** L - Low Risk Rubber Tiles Manufacturer: Not Identified Surface: Finding: There are gaps opening in between the tiles Action: Monitor for any further deterioration and repair as

required

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8 - Low Risk (Finding 1)

Item: Manufacturer:



Risk Level: Surface:

L - Low Risk Grass Matrix Tiles



Finding: The grass mats are silted up and the soil is compacted; this may have an effect on the impact absorbing ensure the correct surface qualities are maintained for the properties of the surface

Action: Consider HIC testing impact absorbing properties to equipment and replace as required

6 - Low Risk (Finding 1) Rocking Equipment - Misc Springer Risk Level: L - Low Risk Item: Playdale Playgrounds Ltd Surface: Grass Matrix Tiles Manufacturer:

Finding: There is some damage to the spring base

Action: Repair or replace as required



4 - Very Low Risk (Finding 2) V - Very Low Risk Rocking Equipment - Misc Springer **Risk Level:** Item: Manufacturer: Playdale Playgrounds Ltd Grass Matrix Tiles Surface: **Finding:** There is/are bolt cap covers missing or damaged Action: Replace missing or damaged bolt cap covers on the item 8 - Low Risk (Finding 1) Item: Outdoor Fitness Equipment - Waist Twister Risk Level: L - Low Risk Manufacturer: Fresh Air Fitness Surface: **Grass Matrix Tiles**

Finding: The deflection of the rotating user station exceeds **Action:** Monitor - No remedial work recommended the maximum 105 degrees required by BS EN 16630



6 - Low Risk (Finding 2)

Item: Manufacturer:

Outdoor Fitness Equipment - Waist Twister Risk Level: Fresh Air Fitness

Surface:

L - Low Risk Grass Matrix Tiles



Finding: The rotating user station is not appropriately marked with a guideline of user direction and/or the original position as required by BS EN 16630

Action: Monitor - No remedial work recommended

4 - Very Low Risk (Finding 1) Outdoor Fitness Equipment - Step Up **Risk Level:** V - Very Low Risk Item: Station Grass Matrix Tiles Manufacturer: Fresh Air Fitness Surface:

Finding: The bushes are showing signs of wear

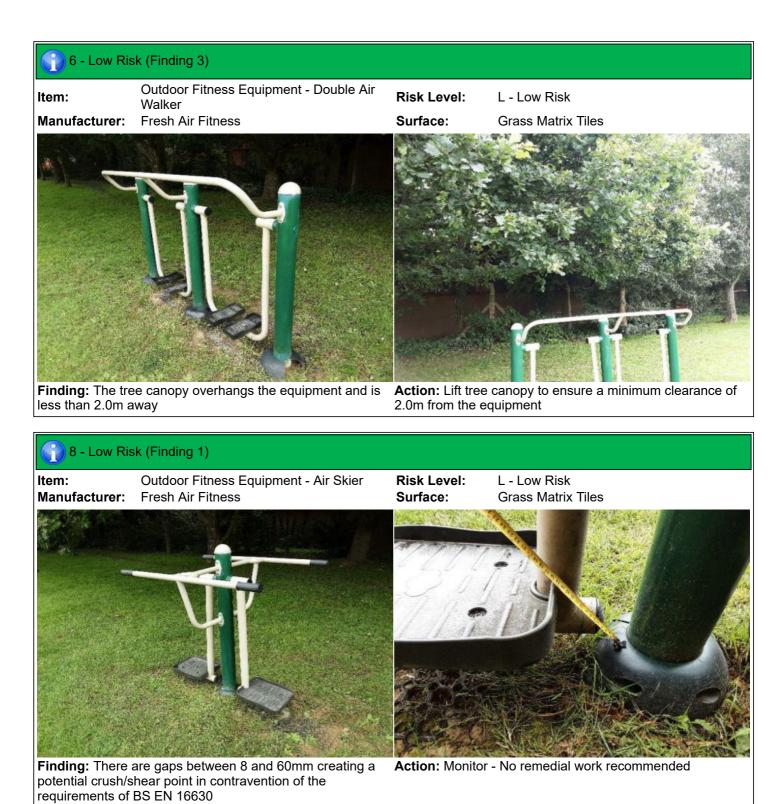
Action: Monitor for any further deterioration and replace as required



8 - Low Risk (Finding 1)					
ltem: Manufacturer:	Outdoor Fitness Equipment - Double Air Walker Fresh Air Fitness	Risk Level: Surface:	L - Low Risk Grass Matrix Tiles		
Finding: One of	The post ground covers has been damaged	Action: Replace	e all affected components		
8 - Low Risk (Finding 2)					
Item:	Outdoor Fitness Equipment - Double Air Walker	Risk Level:	L - Low Risk		
Manufacturer:	Fresh Air Fitness	Surface:	Grass Matrix Tiles		

Finding: The grass mats are silted up, the soil is compacted **Action:** Reinstate as required and the area will become very slippery when the soil is wet.





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4 - Very Low Risk (Finding 2) V - Very Low Risk Outdoor Fitness Equipment - Air Skier Risk Level: Item: Fresh Air Fitness Grass Matrix Tiles Manufacturer: Surface: Finding: There is some minor damage to the surface Action: Monitor for any further deterioration and repair as required 9 - Low Risk (Finding 1) Item: Multi Use Games Area - Basket Ball Goal Risk Level: L - Low Risk Manufacturer: Not Identified Surface: Tarmac

Finding: There is some damage to the backboard

Action: Replace all affected components