

Reservoir Critical Maintenance Priorities Report



28/12/2011

Date: 11/05/2011 **Client Name:** All State City Council
WS #: 0 **Reservoir Name:** High St No1
Asset No: 0 **Location:** RHS off High Street
Job No: 024896 **Project Number:** 0
Cleaning Due: 11/5/2012 **Inspection Due:** 11/5/2012

External

Area	Priority	Status	Comments
Ladder External	2	F	The external ladder is to be climbed by experienced personnel only
Entry Hatch	1	A	The entry hatch is not sealed against contamination around the edges
Roof Platforms	1	A	The platform area is not sealed against contamination - there are a significant amount of leaves inside the tank
Roof Hatches	1	A	The roof hatch is not secure against unauthorized access and there are a significant amount of leaves entering the tank
Handrails	2	A	An improved guard rail system is required to upgrade personnel safety around the platform area

Internal

Area	Priority	Status	Comments
Overflow	2	A	The overflow riser is heavily corroded
Ladder Internal	1	A	The ladder is heavily corroded and should be replaced with a Nextep vertical FRP system 6800mm long when the platform is renovated

Comments

External Comment:

The entry hatch and platform areas are not sealed against contamination - there are a significant amount of leaves inside the tank.

Internal Comment:

The ladder is heavily corroded and should be replaced with a Nextep vertical FRP system 6800mm long when the platform is renovated - this ladder length has allowed for a platform renovation higher than the existing entry hatch level.

Priority 0 Item requires immediate attention.

Priority 1 Item is in poor condition or otherwise non functional.

Priority 2 Item is to receive precedence during maintenance

Priority 3 Item is functional but deteriorated/ not in operational order.

Priority 4 Item is in good condition.

Status A = Attention Required

Status F = Item to be Reassessed

Status D = Item to be Deferred until next Inspection

Reservoir Critical Maintenance Priorities Report



28/12/2011

Date:	14/06/2011	Client Name:	All State City Council
WS #:	0	Reservoir Name:	Reservoir Hill No1
Asset No:	0	Location:	off Reservoir Hill Lane
Job No:	024937	Project Number:	0
Cleaning Due:	14/6/2015	Inspection Due:	14/6/2015

External			
Area	Priority	Status	Comments
Walls	2	F	There is a high carbonation factor of 76%, due to shallow steel covering
Ladder External	2	F	The vertical external ladder has no effective security system fitted and it should only be climbed by experienced personnel
Entry Hatch	2	A	The hatch cover is not effectively sealed onto the surrounding frame area and contamination can enter the tank
Roof Platforms	2	A	There is no solid area present on the roof to set up a rescue system
Roof	1	A	The asbestos roof is unsafe to walk on and the centre gutter is unsealed and draining back into the tank
Handrails	2	A	An improved guard rail system is required to upgrade personnel safety around the platform area
Ventilation	1	A	Most of the 12 side wall vents are open, as the mesh has corroded away
Bird Proofing	1	A	The defective side wall vents will allow small birds to enter the tank

Internal			
Area	Priority	Status	Comments
Roof Framing	2	F	There is corrosion present in the galvanized Z purlins where moisture is collecting in the channel areas
Inlet	2	F	The inlet elbow is heavily corroded - the pipework runs across the floor on piers
Outlet	2	A	Sediments can enter the pipework because the outlet penetration is level with the floor - a riser section is required
Overflow	2	A	The overflow base and riser sections are heavily corroded

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 Priority 4 Item is in good condition.

Status A = Attention Required
 Status F = Item to be Reassessed
 Status D = Item to be Deferred until next Inspection

Comments

External Comment:

The entry hatch cover is not effectively sealed onto the surrounding frame area and contamination can enter the tank. The asbestos roof is unsafe to walk on and the centre gutter is unsealed and draining back into the tank. Most of the 12 side wall vents are open, as the mesh has corroded away, allowing small birds to enter the tank.

Internal Comment:

There is corrosion present in the galvanized Z purlins, where moisture is collecting in the channel areas. Sediments can enter the pipework because the outlet penetration is level with the floor - a riser section is required.

Priority 0 Item requires immediate attention.

Priority 1 Item is in poor condition or otherwise non functional.

Priority 2 Item is to receive precedence during maintenance

Priority 3 Item is functional but deteriorated/ not in operational order.

Priority 4 Item is in good condition.

Status A = Attention Required

Status F = Item to be Reassessed

Status D = Item to be Deferred until next Inspection