

WHPC Meeting 4th February 2025
 Item 25/065 The West Hill Playpark: Annual WHPC Maintenance Check 2025

The inspection was carried out by Cllr Ingram and the Cllr Cooper on Friday 17th January 2025. The weather over the preceding weeks was cold and damp.

1. General appearance of Playpark

- clearly a popular facility.
- grassed areas were muddy due to significant rainfall.
- Path looking in good condition.
- Wood on swing is splintering.
- Swing brace waiting for repair.
- 2 new benches sited in 2024 looking good.

2. Findings

Appendix A provides an assessment of each piece of equipment in the playpark and of the surrounding boundaries. A summary of the findings is shown below:

Equipment	Condition Status	Risk Assessment	RoSPA assessment Oct-24	Proposed actions Comments
1. Small slide	Good	Low	Low	None needed
2. Triple swing	Aging	Low	Low	Monitor areas of rot Monitor strimmer damage. Repair top brace as actioned by council.
3. Birds nest swing	Excellent	Very Low	Low	None needed
4. Climbing Corkscrew	Good Paint sprayed on top	Low	Low	None needed
5. Climbing Frame	Excellent	Very Low	Low	Damaged end caps Replacement received waiting for fitting
6. Climbing bars	Excellent	Very Low	Low	None needed
7. Wooden Columns and Half Log walk	Good	Very Low	Low	Monitor potential to rot
8. Benches	Excellent	Low	Low	2 new benches installed in 2024.
9. Footpath	Good	Low	Low	Monitor level of bark
10. Gates	Excellent	Low	Low	None needed
11. Trees	The VH Manager confirmed that an arboriculture report was recently carried	Low	Low	Awaiting details of work to be done in the

	out and they will be commissioning the recommended works.			playpark area (VH Trustees). Plus confirmation of when the works will be completed. Progress with VH
12. Boundaries	One area of damaged fencing	Low	Low	VH Trustees are aware and have commissioned repairs. Progress with VH
13. Picnic bench	Good	Very Low	Low	Burn on tabletop doesn't interfere with use
14. Waste Bins	Excellent	Very Low	Low	None needed
15. Earth mound near bins	Some exposed roots.	Low	Low	Monitor state of roots
16. Noticeboard	Installed on 23rd January 2023.		Low	None needed
17.				Annual wood treatment for wooden items

3. Other Equipment

Storytelling Chair + bench

Items not installed due to removal of tree trunk using the agreed budget

4. Playpark Inspections

a. RoSPA: The 2024 RoSPA inspection took place on 21st August 2024. The assessment of each item of equipment (from the waste bins to the Climbing frame) is recorded and a detailed report submitted to the Parish Council for review/action. In summary,

- No matters of serious concern were identified.
- All equipment given a risk rating of LOW/VERY LOW.
- Tree trunk and rotten bench raised as a concern. Both items removed.
- Issue with gate trapping fingers. Protective stoppers installed by VH.
- Triple swing condition raised as concern. Monitor and replace brace. Ongoing.
- Potential for rot on wooden columns. Monitor. Ongoing.

b. EDDC: Monthly inspections are carried out and any exception reported to WHPC

- No outstanding issues

c. Weekly: The playpark is inspected by Cllrs on a weekly basis.

5. Maintenance

The contract with the WHPC Lengthsman, PLG Services includes

- Grass cutting during the growing season March – October
- Timber treatment - clear water repellent applied
- Hedge cutting - low beech hedge plus inside face of West Hill Road boundary hedge (VH Trustees are responsible for cutting the top and road facing side.
- Land in new village path lease to be included in playpark maintenance



For decision



- **We recommend WHPC undertakes the actions set out in section 2 above.**
- **Creation of 5 year strategy and plan for play park**
- **Relocation of thrones**
- **Is installation of climbing frame end caps needed**



Costs




- **All costs already covered.**


Cllr Ingram/ Cllr Cooper
20th January 2025


Equipment	Status	Risk	Proposed Action Install Date/Life left Age Group
Small Slide	<ol style="list-style-type: none"> 1. Slide in good condition 2. Safety mat in place and in good condition 3. The slide had been re-located in 2022. 	low	2018 15-20 year life 2-4 year olds
Triple Swing	<ol style="list-style-type: none"> 1. Generally good condition however some evidence of rot in top right bracing bar. 2. Area of delamination on middle rear upright  <ol style="list-style-type: none"> 3. Swing seats <ul style="list-style-type: none"> • Basket seat had been replaced in 2022 and was in good condition. • Flat seat • Swing mechanisms functioning/not loose. 	Low	Annual wood treatment Monitor areas of rot Monitor strimmer damage. Repair top brace as actioned by council. 2000ish 2 years life 1 – 12 years
Birds Nest Swing	<ol style="list-style-type: none"> 1. Excellent condition 	low	Annual wood treatment 2018 10 years life 5 – 12 years

			
<p>Climbing Corkscrew</p>	<ol style="list-style-type: none"> 1. Corkscrew in excellent condition 2. Some areas beneath the rubber matting showing some signs of hollowing out. (minor) 3. Red paint sprayed on top 	<p>Low</p>	<p>2018 10 – 15 years life 5 – 12 years</p>
<p>Climbing Frame</p>	<ol style="list-style-type: none"> 1. This item of equipment was installed in July 2022. 2. Rhino play have been contacted regards a six month post installation check of the equipment. 3. Ropes and climbing fixtures were checked and found sound. 4. Grass well established and growing through safety matting. 5. Additional safety mat to be installed on the banked area on 20th January 2023. 	<p>Low</p>	<p>Waiting decision on end cap install</p> <p>2022 20 years life 5 – 12 years</p>

			
<p>Climbing Bars</p>	<ol style="list-style-type: none"> 1. Excellent condition 2. This item of equipment was re-positioned in 2022 to facilitate the installation of the climbing frame. 3. Missing end cap was replaced in 2022. 	<p>low</p>	<p>Annual wood treatment</p> <p>2018 10 years 8 – 10 years</p>
<p>Wooden Columns and Half Log walk</p>	<ol style="list-style-type: none"> 1. Good condition 	<p>Low</p>	<p>Annual wood treatment</p> <p>Monitor small logs for rot</p> <p>2018 5 years life 3 – 10 years</p>

	 		
<p>Balance Bar</p>	<p>1. Excellent condition</p>	<p>Low</p>	<p>Annual wood treatment 2018 5 – 10 years life 3 – 10 Years</p>
<p>Benches</p>	<p>1. Excellent condition</p> 	<p>Low</p>	<p>2024 20 – 30 years life Everyone</p>

Footpath	<p>1. Good condition</p> <p>Note: If approved, construction work for the new pedestrian path /access onto West Hill Road will change/replace this section of path.</p>	Low	Monitor and update when VH path complete
Gates	<p>1. Gate in good condition.</p>	Low	
Trees	<p>1. It was difficult to assess the condition of the trees due to the weather conditions and winter dormancy.</p> <p>Note: The VH Manager confirmed that an arboriculture report was recently carried out and they will be commissioning the recommended works.</p>	Low	<p>The Village Hall Trustees were asked to provide details of work to be done in the playpark area. Plus confirmation of when the works will be completed.</p> <p>Progress with VH.</p>
Boundaries	<p>1. Fencing – generally in good condition.</p> <ul style="list-style-type: none"> - One area of damage (rotten uprights). VH Trustees have commission repairs to be carried out on 2nd Feb. <p>2. Hedges – Good condition.</p> <p>3. Mesh Fencing – good condition</p>	<p>Low</p> <p>Low</p> <p>Low</p>	<p>Fencing still in need of repair.</p> <p>Liase with VH.</p>
Picnic Bench	<p>1. Well used but in good condition</p> <p>2. Burn damage not interfering with use.</p> 		<p>Annual timber treatment</p> <p>Unkown installation date</p> <p>5 years life</p> <p>Everyone</p>

Bins – Waste + Recycling	<p>1. Excellent condition</p>  <p>(Waste Collection contract with EDDC – 3 collections per week Mon/Wed/Fri)</p>	Low	Confirm collection dates.
Mound Near Waste Bins	<p>1. Some exposed tree roots as a result of decay and earth washing away.</p>	Low	Monitor
Noticeboard	<p>New item installed 23rd January 2023</p>	Low	