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Identified Priority 3 Concerns

Priority 3 Concern



The canteen shed consists of a wooden frame which appears to be weak and inadequate. In strong winds it may not be stable. Moreover, in emergency fire conditions a wooden frame is not appropriate.



Weak wooden frame for canteen shed

Overall Stability System



The building does not feature reinforced concrete lift core or shear walls. Stability may be achieved through sway action between beams and columns and masonry infill walls.

We require that this item be investigated in an Engineering Assessment

Water Ingress at Roof Level



No waterproofing membrane was visible on the roof of the building. This means that any cracks in the surface finishes on the roof will allow water to seep into the concrete slab beneath the finishes, and cause corrosion of the reinforcing steel.

Priority Actions

Problems Observed Summary

ITEM 1: 1st Priority 3- Weak wooden framing for canteen shed .

ITEM 2: 2nd Priority 3- Water proofing material has not been applied on roof floor.

Item No.	Observation	Recommended Action Plan	Recommended Timeline
1	1st Priority 3 - Weak wooden framing for canteen shed .	Remove wooden frame from canteen shed and replace with steel framing.	6-months
2	2nd Priority 3 - Water proofing material has not been applied on roof floor.	For both durability and serviceability, waterproofing on the roof slab is required. Waterproofing should be applied immediately, also the roof slab drainage system should be investigated and improved if necessary.	6-months