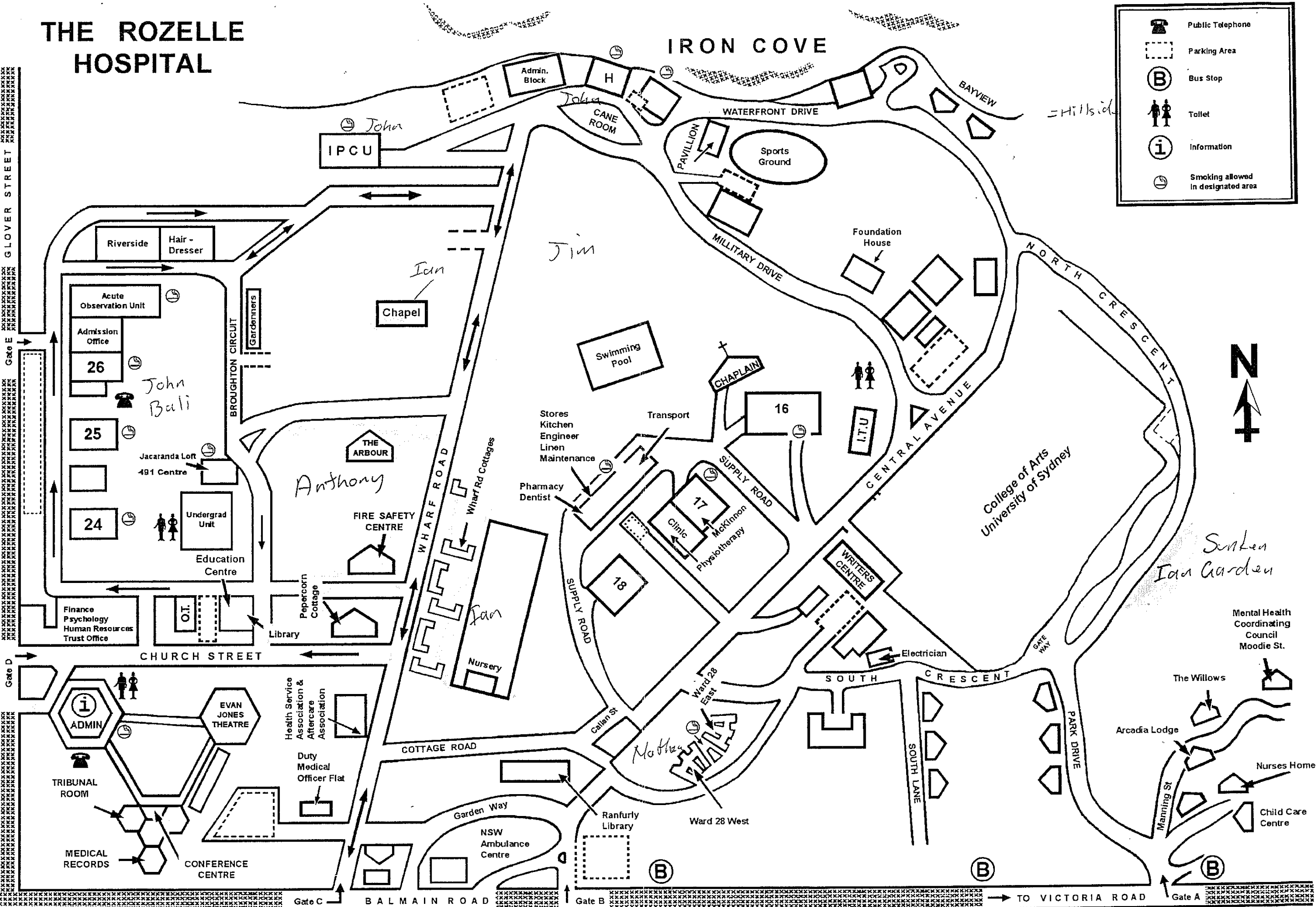


B29

THE ROZELLE HOSPITAL

IRON COVE

	Public Telephone
	Parking Area
	Bus Stop
	Toilet
	Information
	Smoking allowed in designated area



(B) Zone 2 = Anthony
 Zone 4 = Ian + all others when ...
 (B) Zone 3 = Jim + Swimming pool
 Zone 5 = Neil + Toro all areas
 (B) Broughton Hall
 (B) Revised January 2005

MEMORANDUM

TO: Jenny Smit, Director of Administration

FROM: Stephen Soldatos, Outdoors Services Supervisor

CC:

DATE: 8 September 2005

SUBJECT: Work Programs for Outdoor Services

Jenny,

Attached are all the area programs, they will be issued to my team for comment and ultimately used as a guide to their work.

If you feel they require fine tuning please feel free to comment.

Stephen Soldatos
Outdoors Services Supervisor

OUTDOOR SERVICES PROGRAMED MAINTANCE 2005

AREA	No.
ADMINISTRATION AREA	01
BROUGHTON HALL	02
THE ARBOUR	03
ADMISSIONS	04
I.P.C.U. WARD	05
CANE ROOM	06
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Priority Level 1 = High use area by staff patients and public, keep to high standard

Priority Level 2 = Medium use area, keep to acceptable standard.

Priority Level 3 = Low use area keep to acceptable standard when resources allow.

OUTDOOR SERVICES PROGRAMED MAINTANCE		
AREA <u>ADMINISTRATION AREA</u>	Responsible officer J Bali & A Favorito	Public Patient and Staff High Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level - <u>ONE</u>
<u>AREAS ADMINISTRATION AREA</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Perimeter	<ol style="list-style-type: none"> 1. Grass mowing and edging 2. Pruning back of climbers away from buildings 3. Moderate pruning and uplifting of trees and shrubs. 4. Glyphosate of pathways and garden beds. 5. Mulching of garden beds 6. Oct to March mowing of grass 7. Driveway and Church Street gutters clear of leaves 8. Litter removal 	Once a week inspection
Courtyard	<ol style="list-style-type: none"> 1. Mowing and edging of grass 2. Develop garden beds, weed, mulch. 3. Scope for new plantings 4. Blowing of leaves from driveway 	Once a week inspection

AREAS ADMINISTRATION AREA	REQUIRMENTS	FREQUENCY
Conference Centre and Medical records	<ol style="list-style-type: none">1. Mowing of grass2. Glyphosate road weeds and remove.3. Clean Car Park and roadway gutters.	Once a week inspection

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA <u>BROUGHTON HALL</u> Broughton Circuit	Officer responsible J Bali & A Favorito & N Hamill	Staff, Patient and Public High Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>ONE</u>
<u>AREAS BROUGHTON HALL</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Broughton Circuit	<ol style="list-style-type: none"> 1. Check roadways for weeds 2. Litter control 3. Clear pathways 	Once a week inspection
Rear of Wards 24, 25,26 and observation	<ol style="list-style-type: none"> 1. Sandstone paths northern end – glyhosating and brushcutting 2. Edging of paths 3. Litter control 4. Mowing lawns 	Once a week inspection
Garden Beds at rear of 24,25 & 26 and observation	<ol style="list-style-type: none"> 1. Weed regularly 2. Developing of traditional beds, design and plant out with perennials 3. Planting of annuals by seed or punnets over spring summer 	Once a week inspection
Oriental Style Gardens	<ol style="list-style-type: none"> 1. Pruning of deadwood and crownlifting 2. Litter control 3. Pathways clear and free of weeds 4. Salvinia weed control of waterways 	Once a week inspection.

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA THE ARBOUR Wharf Road & Broughton Circuit	Officer responsible; A Favorito.	Patient and Public Medium Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>TWO</u>
<u>AREAS THE ARBOUR</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
The Arbour	<ol style="list-style-type: none"> 1. Pathways cleared 2. Weeds controlled 3. Palm fronds removed away from paths 	Once a week inspection
Fire Training Centre	<ol style="list-style-type: none"> 1. Pathways cleared 2. Weeds controlled 3. Weed Garden beds 4. Pruning deadwood out of shrubs and trees 5. Lawns mowed 	Once a week inspection
Daintree and Undergrad Unit	<ol style="list-style-type: none"> 1. Pathways cleared 	Once a week inspection
Peppercorn Cottage	<ol style="list-style-type: none"> 1. Pathways cleared 2. Lawns mowed 	Once a week inspection

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA <u>ADMISSIONS</u> (Glover Street)	Officer responsible; J Bali.	Public, Patient and Staff High Use Area
Department: Outdoor Services	<u>Rozelle Hospital Grounds</u>	Priority Level <u>ONE</u>
<u>AREAS ADMISSIONS</u> (Glover Street)	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Admissions (Glover Street)	<ol style="list-style-type: none"> 1. Weeding garden beds 2. Litter control 	<p>Once a week inspection</p> <p>Especially after major events at Leichhardt oval</p>
Roadways and Garden beds	<ol style="list-style-type: none"> 1. Clearing roadway and gutters with blower 2. Pruning of Oleanders, only light trim 3. Weeding of Garden beds 	<p>Once a week inspection</p> <p>Once a week inspection</p> <p>Check every three months</p>
Roadways and Footpaths	<ol style="list-style-type: none"> 1. Checking for discarded furniture 2. Clear footpaths of leaves 	Once a week inspection

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA <u>I.P.C.U Ward</u>	Officer responsible; J Bali.	Patient & Staff High Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>ONE</u>
<u>AREAS I.P.C.U. ward:</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Secure Area of Ward	<ol style="list-style-type: none"> 1. Lawn Mowing 2. New native planting on fence line, watering and pruning 	Inspection twice a week Call N.U.M. before mowing or work with any tools
Outside of Secure Area	<ol style="list-style-type: none"> 1. Lawn Mowing 2. Plant pruning 3. Weed Control 	Inspection once a week

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA <u>CANE ROOM</u>	Officer responsible; J Bali and N Hamill	Patient & Staff High Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>ONE</u>
AREAS CANE ROOM	REQUIRMENTS	FREQUENCY
Cane Room Garden Beds	<ol style="list-style-type: none"> 1. Weed control 2. Pruning of Plants 	Once a week inspection
Cane Room Surrounds	<ol style="list-style-type: none"> 1. Mowing Lawns 	Once a week inspection

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA <u>WARD A</u>	Officer responsible; J Bali.	Patient High Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>ONE</u>
<u>AREAS WARD A</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Front Lawns and Gardens	<ol style="list-style-type: none"> 1. Mow lawns 2. Ensure Garden beds are weed free 	Once a week inspection
Rear lawns and Garden beds	<ol style="list-style-type: none"> 1. Mow lawns 2. Ensure Garden beds are weed free 	Once a week inspection
Fence Lines at Waterfront	<ol style="list-style-type: none"> 1. Weed free, either Glyphosate or Whipper snip 	Once a week inspection

OUTDOOR SERVICES PROGRAMED MAINTIANENCE

AREA <u>WARD H</u>	Officer responsible; J Bali.	Patient High Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>ONE</u>
AREAS WARD H	REQUIRMENTS	FREQUENCY
Front Lawns and Gardens	<ol style="list-style-type: none"> 1. Mow lawns 2. Ensure Garden beds are weed free 	Once a week inspection
Rear lawns and Garden beds	<ol style="list-style-type: none"> 1. Mow lawns 2. Ensure Garden beds are weed free 	Once a week inspection
Fence Lines at Waterfront	<ol style="list-style-type: none"> 1. Weed free, either Glyphosate or whipper snip 	Once a week inspection

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA <u>HILLSIDE, Just Enough Faith</u> Waterfront Drive	Officer responsible; I. Wigley & N Hamill.	Lessee Staff and Public Medium Level Use
Department: <u>Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>Two</u>
<u>AREAS HILLSIDE, Just Enough Faith</u>	REQUIRMENTS	FREQUENCY
Just Enough Faith	<ol style="list-style-type: none"> 1. Mowing Hillside 2. Ensure car parking is limited 	Inspection once a fortnight
Grassed area	<ol style="list-style-type: none"> 1. Eucalyptus maidenii is well mulched 	Inspect Once a Month
Pathway area near King Georges Oval	<ol style="list-style-type: none"> 1. Grassed areas mowed 	Inspection once a fortnight
Bayview (foreshore Callan Point)	<ol style="list-style-type: none"> 1. Weed control 2. Litter removal 	Inspection once a fortnight

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA <u>SPORTS GROUND</u>	Officer responsible N Hamill & SSoldatos	Public High Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>ONE</u>
<u>AREAS SPORTS GROUND</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Oval Area	1. Area mowed to suit seasonal requirements	Inspection once a week
Oval Area, summer Cricket (beginning of September to May)	1. Ensure that pitch is in good condition with no trip hazards 2. Check Oval for hazards such as broken glass or other objects	Inspection once a week
Oval Area, winter Soccer, (Beginning of May to September)	1. Erection of Goal posts 2. Covering of Cricket pitch	Check stability of Goal posts once a week Check that pitch cover is intact and that edges are fully covered over with good quality soil.
Harbour Bridge War Memorial	1. Check condition of stonework for damage 2. Mow and edge pathways 3. Litter pick up 4. Ensure Memorial is in good condition, especially for remembrance days	Inspection once a week

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA <u>SWIMMING POOL</u>	Officer responsible; I Wigley.	Staff and Patients High Level Use
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>ONE</u>
<u>AREAS SWIMMING POOL</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Pool	<ol style="list-style-type: none"> 1. Check chlorine and acid levels 2. Clean bottom of pool for fallen leaves and dust 	Check every day
Pool Surrounding Grass	<ol style="list-style-type: none"> 1. Check for/and spray for Bindii Weeds 2. Mow grass medium level 5/6 	Once a week inspection
Pool Trees	<ol style="list-style-type: none"> 1. Crown lift if required 	Once a week inspection

OUTDOOR SERVICES PROGRAMED MAINTANCE		
AREA – <u>WARD 14</u>	Officer responsible; I Wigley.	Patient and Public Low Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level Three
<u>AREAS WARD 14</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Enclosed Areas:	<ol style="list-style-type: none"> 1. Minor pruning of trees at rear in enclosed area. 2. Slashing or mowing of lawns 3. Glyhosate pathways 4. Check for weeds in garden beds. 	Once a week inspection
Perimeter:	<ol style="list-style-type: none"> 1. Mulching of garden beds. 2. Glyphosate and clear roadways. 	Once a week inspection Check for weeds over summer

OUTDOOR SERVICES PROGRAMED MAINTANCE		
AREA – <u>WARD 16</u>	Officer responsible; I Wigley.	Patient and Staff High Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level One
<u>AREAS WARD 16</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Perimeter	<ol style="list-style-type: none"> 1. Intensive tidying in garden area right of main entrance. 2. removal of unwanted plants, 3. pruning and uplifting and 4. Pruning of trees for clearance and safety reasons. 5. Clearing of stairway, pathway and drain. 6. Glyhosating for weeds 	One a week inspection
Courtyards	<ol style="list-style-type: none"> 1. Lawn mowing 2. Weed removal 3. Rubbish removal 4. Clearing footpaths 	Once a week inspection

OUTDOOR SERVICES PROGRAMED MAINTANCE		
AREA – <u>WARD 17</u>	Responsible officer; N O'Malley	Patient and Staff High Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level One
<u>AREAS WARD 17</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Perimeter	<ol style="list-style-type: none"> 1. Intensive tidying in garden area right of main entrance. 2. removal of unwanted plants, 3. pruning and uplifting and 4. Pruning of trees for clearance and safety reasons. 5. Clearing of stairway, pathway and drain. 6. Weed spraying 	One a week inspection
Courtyards	<ol style="list-style-type: none"> 1. Lawn mowing 2. Weed removal 3. Rubbish removal 4. Clearing footpaths 	Once a week inspection

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA – ZONE <u>WARD 18</u>	Officer responsible; N O'Malley	Patient and Staff High Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>One</u>
<u>AREAS Ward 18</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Enclosed Areas	<ol style="list-style-type: none"> 1. Minor uplifting and shaping of trees and shrubs. 2. Glyhosating of pathways 	Once a week inspection
Perimeter	<ol style="list-style-type: none"> 1. Up grading of garden beds involving pruning. 2. Removal of pest and unwanted plants, hand weeding then mulch. 3. Uplifting and pruning of trees and shrubs near building for safety and security reasons. 4. Glyphosate car park area then clean 	Once a week inspection

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA <u>WARDS 27 & 28</u>	Officer responsible; N O'Malley & N Hamill	Patient High Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>ONE</u>
<u>AREAS WARDS 27 & 28</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Rear lawns	<ol style="list-style-type: none"> 1. Mowing lawns 2. Litter removal 	Once a week inspection
Front of Buildings	<ol style="list-style-type: none"> 1. Plumbago hedges, trim and shape 2. Garden beds, pruning and weeding 	Once a week inspection

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA <u>WRITERS CENTRE</u>	Officer responsible N Hamill	Public and lessee staff Medium Level Use
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>TWO</u>
<u>AREAS WRITERS CENTRE</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Writers Centre surrounds	1. Mowing Grass with TORO <u>HELD OFF TILL FORMAL AGREEMENT WITH LESSEE SIGNED</u>	Inspect once a fortnight

HOLD TILL FORMAL AGGREEMENT SIGNED

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA LEASED RESIDENCES	Officer responsible N. O'Malley & I Wigley	Lessee and Public Medium Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>THREE</u>
<u>AREAS PRIVATE LEASED RESIDENCES</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Arcardia Lodge	<ol style="list-style-type: none"> 1. Weed control on road areas 2. Litter control 	Inspect once a fortnight
The Willows	<ol style="list-style-type: none"> 1. Weed control on road areas 2. Litter control 	Inspect once a fortnight NOTE: Tennant to mow own lawns
Moodie Street Cottage	<ol style="list-style-type: none"> 1. Shrub and tree pruning for security and access 	Inspect once a fortnight NOTE: Tennant to mow own lawns
Park Drive Houses	<ol style="list-style-type: none"> 1. Weed control along fence lines 2. Mowing of front strips and surrounds 	Inspect once a fortnight NOTE: Tennant to mow own lawns
South Lane Houses	<ol style="list-style-type: none"> 1. Weed control along fence lines 2. Mowing of front strips and surrounds 	Inspect once a fortnight NOTE: Tennant to mow own lawns

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA <u>MUSEUM</u>	Officer responsible; N. O'Malley.	Public and Staff low Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>THREE</u>
<u>AREAS MUSEUM</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Museum building	1. Litter control outside fence	Once a fortnight inspection
Museum Driveway	1. Clear gutters 2. Mowing 3. Edging grass	Once a fortnight inspection

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA <u>STORES AREA</u>	Officer responsible; I Wigley & N O'Malley.	Staff and Public Medium Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>Two</u>
<u>AREAS STORES AREA</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Rear of Stores	<ol style="list-style-type: none"> 1. Mowing of Lawns 2. Pathways weed free 	Inspection once a week
Pathways from rear of Stores to Ward 17	<ol style="list-style-type: none"> 1. Pathways weed free 2. Check for litter 	Inspection once a month

OUTDOOR SERVICES PROGRAMED MAINTANCE		
<u>AREA FOUNDATION HOUSE and BUILDING 497</u>	Responsible officer; I Wigley and N Hamill.	Lessee Staff and Public Medium Level Use
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>TWO</u>
<u>AREAS FOUNDATION HOUSE and BUILDING 497.</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Perimeter:	<ol style="list-style-type: none"> 1. Brushcutting and clearing of slope right hand side of Foundation House Entrance. 2. Cleaning and clearing of pathways, drains and slope at rear of Building 497. 3. Mowing grass 	Once a week inspection

OUTDOOR SERVICES PROGRAMED MAINTANCE		
AREA <u>BONNYVIEW</u> (CHAPLINS) Supply Road	Responsible officer; I Wigley.	Staff and Public Medium Use
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level TWO
<u>AREAS BONNYVIEW (CHAPLINS)</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
<u>BONNYVIEW</u> (CHAPLINS) car park and building surrounds	<ol style="list-style-type: none"> 1. Pruning and crown lifting of trees. 2. Mowing of grass 3. Edging 4. Spraying of path weeds 	Once a week inspection

OUTDOOR SERVICES PROGRAMED MAINTANCE		
<u>AREA CANAL – SOCIAL CLUB SIDE</u>	Responsible officer; I Wigley and N Hamill.	Public and Patient, Low Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level THREE
<u>AREAS CANAL – SOCIAL CLUB SIDE</u>	REQUIRMENTS	FREQUENCY
<u>CANAL – SOCIAL CLUB SIDE</u>	<ol style="list-style-type: none"> 1. Pruning and removal of trees and shrubs around canal fence line. 2. Weed control in Canal 	Once a week inspection
Canal Surrounds	<ol style="list-style-type: none"> 1. Mowing grass 	Once a week inspection

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA <u>THE GLEN</u>	Officer responsible A Favorito	Patient and Public High Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>ONE</u>
<u>AREAS THE GLEN</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
The Glen	<ol style="list-style-type: none"> 1. Removal of fallen Palm fronds from footpaths 2. Weeding of self seeded weed trees, Celtis. Camphor, palms ect 3. Clear paths of leaves 4. Check for litter 	Twice weekly

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA <u>SUNKEN GARDEN</u> (near entrance of Kirbride building)	Officer responsible; I Wigley.	Public Medium Level Use
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>Two</u>
<u>AREAS SUNKEN GARDEN</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
<u>Sunken Garden</u> (near entrance of Kirbride building)	<ol style="list-style-type: none"> 1. Mowing and edging 2. Mulching and weeding of beds 3. Planting out of beds for colour 4. Checking drains are not covered 5. Checking for litter and fallen palm fronds 	Inspection once a week

OUTDOOR SERVICES PROGRAMED MAINTANCE		
<u>AREA NURSES QUARTERS and CEIDA</u>	Responsible officer; N O'Malley.	High use Public and Staff Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>ONE</u>
<u>AREAS NURSES QUARTERS and CEIDA</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
<u>NURSES QUARTERS and CEIDA</u>	<ol style="list-style-type: none"> 1. Weed removal 2. Clearing gutters and Car Parking 3. pruning, undergrowth clearing and thinning out 4. Tree crown lifting and pruning away from buildings 5. Rubbish removal 6. Clearing gutters 	One a week inspection

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA <u>BALMAIN ROAD entrance</u>	Officer responsible N O'Malley	Public High Use
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level, <u>One</u>
AREAS BALMAIN ROAD (<u>entrance</u>)	REQUIRMENTS	FREQUENCY
Garden bed near War Memorial	<ol style="list-style-type: none"> 1. Weeding 2. Planting out more Agapanthus 	Once a week inspection
War Memorial	<ol style="list-style-type: none"> 1. Edge and spray paths 2. Rubbish removal 	Once a week inspection
Pathway from Balmain Rd to College of the Arts	<ol style="list-style-type: none"> 1. Blow path 2. Spray for weeds 	Once a week inspection
Front Fence along Balmain Road	<ol style="list-style-type: none"> 1. Grass along fence line 2. Litter along fence line 	Once a week inspection

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA <u>WATERFRONT</u>	Officer responsible; J Bali.	Public High Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority <u>Level 2</u>
<u>AREAS WATERFRONT</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
WATERFRONT Walkway	<ol style="list-style-type: none"> 1. Uplifting of all trees 2. Mowing of grasses areas 3. Checking for litter 4. Checking for damage 5. Checking for graffiti 	Check area every week

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA <u>CHILD CARE CENTRE</u>	Officer responsible; N. O'Malley.	Lessee and Public High Use Area
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>TWO</u>
<u>AREAS CHILD CARE CENTRE</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Child Care Centre surrounds (not inside fence, leased area)	1. Litter control outside fence	Once a fortnight inspection

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA <u>BROADACRE MOWING</u>	Officer responsible; N. Hamill.	Mixture Public Patient and Staff high & low Use Areas
<u>Department: Outdoor Services</u>	<u>Rozelle Hospital Grounds</u>	Priority Level <u>ONE - THREE</u>
<u>AREAS BROADACRE MOWING</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
Whole hospital site, broad acre grassed areas	1. Mowing whole year, peak season October to May	Cyclic mowing from Foreshore working way up to Balmain Road. Oval highest priority, Once a week inspection

OUTDOOR SERVICES PROGRAMED MAINTIANENCE		
AREA ALL TREES	Officer responsible; SSoldatos.	High use Public, Patients & Staff
Department: Outdoor Services	<u>Rozelle Hospital Grounds</u>	Priority Level <u>ONE</u>
<u>AREAS ALL TREES</u>	<u>REQUIRMENTS</u>	<u>FREQUENCY</u>
<u>All Trees, Whole site</u>	Check trees for defects, health and failures Liaise with Council and TAFE in removal program	Once a week inspection, especially after storms
	Develop removal schedule Develop replanting schedule	Every three months Prepare for autumn plantings annually



Thursday, June 30, 2005

**Outdoors Services
(Rozelle Hospital)
Off Season Proposed Projects
May to October 2005**

Introduction.

The purpose of this document is to propose pro-active projects in the coming months for Outdoor Services to undertake for a number of reasons.

That is to:

- Reduce the number of complaints regarding the condition of the Hospital grounds from either external or internal.
- Reduce hazards and risks (esp. trees, debris on footpaths to reduce slip hazards) by identifying them and taking appropriate action.
- Bring the Hospital grounds up to accepted community standards and to assist with accreditation.
- Instill a culture of proactive works to encourage quality maintenance so as to be an area enjoyed by patients, staff and public alike.

It is not a comprehensive maintenance program but a guide for staff and management.

Separate maintenance programs are under development in consultation with staff.

Areas of high use have been identified for action.

They are,

1.0 Oriental (Style) Garden.

1.1 Description:

This Garden located between the gardener's depot and wards 24, 25 and 26 is a mixture of landscape styles with oriental style bridges and waterways integrated with some elements of the Keep Garden. It is set in the shallow sandstone of the area and uses features of that sandstone. It features waterways, winding pathways, bridges and some unique plantings. It is currently severely overgrown with many defining features either lost or difficult to negotiate making it undesirable to visit or utilize. It is felt that if restored it would encourage visitation to the benefit of patients, staff and visitors as a form of therapy and relaxation as well as retention of the Hospitals heritage.

1.2 Restoration. (Horticultural):

Restoration would consist of two stages,

- first clearing and pruning, (currently under way)
- then repair and development (replanting),

both of these activities are consistent with the Conservation Management Plan.

1) Clearing and pruning. This would entail clearing the paths of weeds and grass and pruning back and foliage encroaching onto the paths. This would be done by a mixture of mechanical and herbicide (glyphosate) weeding as well as hand pruning.

The glyphosate used 'Clear'Up Bio ®' is a type specially formulated for use near waterways for the protection of aquatic life, esp. frogs, and only applied by accredited operators.

Pruning of trees would involve removing dead and dangerous limbs, lower branches to improve the sightlines as well as allowing physical access along all paths. This activity would only be done by an Arborist and to Australian Standards AS4373 and is at a level that is exempt from both Leichhardt Council and the Heritage Office orders.

2) After these processes, enough of the garden would be revealed to allow for further assessment for replanting and development. At this stage enough information would be gathered to project an accurate costing. The possibility exists for external organizations to assist with this process such as TAFE.

1.3 Restoration (Hardscape)

Waterways:

Currently the waterways and streams are not functioning; a bilge pump that feeds water from a natural spring to the western most streams only supplies water from the spring that is only active after rain for short periods.

Recommend that an investigation into a flow system to for the eastern creek system, which apparently ran on town water. A system of reticulation to recycle water should be investigated, again to encourage use of this area.

1.4 Paths and Bridges:

Several of the bridges are damaged and all require repainting. It is recommended that the faux bamboo bridge be repaired urgently as it

- (a) is a hazard, and
- (b) detracts from the rest of the garden when it is restored.

It is recommended that the paths be checked for trip hazards, however by the nature of the sandstone pavers it is felt that they should be retained and left alone after weeding.

2.0 Ward Beds 24 to AOU

Two significant round beds, one raised one with water features alternated with garden beds outside Ward 25. The second is a round bed outside Ward 27. Both were overgrown with weeds. Both have been striped and sprayed for weeds. Replanting research is required into the historic planting with a view to replant, clearing of sandstone pathways. Ward 27 has been seeded as a trial. The Ward 25 bed is currently used by Nurses and Patients, however its use is ad hoc and requires more planning and communication between nursing and gardening staff.

3.0 Sunken Garden (near entrance of Kirbride building)

Removal of *Lonicera* (honeysuckle)(completed) to improve the vista to the garden, weeding the four central beds and replant with perennials that are consistent with the Victorian style (currently underway). The sandstone central vase has recently been repaired. This garden is used by the public for wedding photos and can be vastly improved.

Preparation for these beds is completed and only requires planting out in late winter, early spring

Annuals or perennials with alternating purple and white colours is suggested, again seeding is a viable option.

Cost here would mainly involve new plantings and their upkeep.

3.0 Wards 16, 17 and 18.

Pruning of *Lophostemon* (brush box) trees around Ward 16 for deadwood and low hanging branches to reduce risk of falling branches and car damage. Review of garden beds with a view to replanting.

5.0 The Arbour and Glen

Weeding of paths and checking for trip hazards. Replanting is not required; however documentation of significant species should be recorded and archived. This may be achieved with the assistance of other organizations such as TAFE and the Local Government Tree Resources Association.

6.0 Sportsfield. (foreshore)

Removal of a number of dangerous trees *Salix babylonica* (Willows) (completed), this required hazard assessments to be recorded, however the trees fall outside the requirements to require application to Leichhardt Council. As this is a sports field it is vital that spectator areas be made safe and as hazard free as possible. Hazard assessments on a number of Poplars should also be carried out, however these trees still hold significant value as they are part of a dedicated avenue planting and replacements should be sourced before any removals.

Sportsfield (foreshore) con't.

Review of the process of the erection (and responsibility) of goalposts to ensure stability throughout the soccer season. This requires consultation with the soccer groups as to who will take responsibility for goal post erection and cricket pitch overlay and the associated costs.

A review of the condition of sea walls and car parking area, again with the assistance of external organizations such as National Parks and Wildlife Service and Leichhardt Council is recommended due to the decaying nature of the seawall and the rough nature of the foreshore walk along the Hospitals section and that the users of this area are generally not Hospital related.

6.0 Administration

Drawing up of a program schedule (as well as for the whole hospital site) for, mowing, hedging ficus and wisteria, ivy. *Platanus* (plane) trees need to be Hazard Assessed by an arborist and acted upon if any significant hazards are identified. Some minor tree pruning for deadwood and low hanging branches should be undertaken regardless.

7.0 Admissions (Glover Street)

Weeding and replanting with perennials in between the palm beds.
Review mulched beds with a view to replanting

8.0 Broughton Hall

Weeding and replanting, research historic planting with a view to replant.

9.0 Grassed Over Garden Bed (near War Memorial at Balmain Road entrance)

This garden bed is a kidney shaped bed with sandstone edging. This feature is at a major entrance where members of the public enter the hospital as well as users of the Collage of the Arts.

It is recommended that the grass be removed (sprayed, (completed)) and thought be given to appropriate Victorian style plantings of either perennials or annuals.

Used straw mulch for this bed is being sourced from NSW Mounted Police (no charge)

Costs involve mostly plant stock and initial maintenance.

10.0 Glover Street (near Rowing Club)

A strip of land at the end of Glover Street is recorded as Hospital land. In the past this section was in dispute as to the responsibility of maintenance. In collaboration with Leichhardt Council it was agreed that this section is Hospital land, however council offered to provide mulch and supply 30 x 12" pots of *Casuarina glauca* (She Oaks) for the Hospital to plant and maintain this strip in the future.

11.0 All Trees

11.1 Hazard Assessment

A methodical program to survey and hazard assess every significant tree on site should be undertaken to identify risks. A count from aerial photos estimates approx 1,300 trees on site. Trees near wards, buildings, roads, walking tracks and any high use area is a priority. This is a major task but may be undertaken in collaboration with an interested group such as TAFE or Leichhardt Council.

Consideration should be given (and is a Council requirement) to start replacing trees that are being removed, again a program of replacement should be drawn up.

11.2 Crown Lifting

A Program of Crown Lifting trees generally throughout the site will allow for clear pedestrian and vehicle access as well as aesthetically giving the area a more open feel without affecting the current tree canopy. This is done in sections at a time in order of priority and availability of resources.

12.0 Roadways

All road ways within Hospital grounds drain into the Iorncove waterways. Every effort should be made to reduce the amount of rubbish, silt and organic material being washed into the bay. It is recommended that the roadways be kept as clean as possible with any material on roadways be removed as soon as they are identified.

Effective control is difficult with limited manual manpower and resources. Street sweeping machines are more effective and efficient and quotes from Leichhardt Council and other contractors are being gathered.

Material discharge control is a legal requirement as well the Hospital being considered a responsible landowner.

Discussions with Sydney Waterways as to the possibility of a floating boom or trap at the mouth of the main canal being installed.

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ROZELLE HOSPITAL

