

# THE BUILDING MAINTENANCE COMPANY RISK ASSESSMENT



**GRA27**

GENERIC

X

SITE SPECIFIC

Activity/Element
Use of Mobile Scaffold Towers

Potential Hazards
Falls from height. Materials falling. Tower overturning. Overloading/Collapse . Contact with overhead power lines. Adverse Weather

**RISK RATING:** Consequence x Likelihood = Risk Rating

Consequence	Likelihood	Risk Rating
1 Negligible/No effect <div style="display: inline-block; border: 1px solid black; width: 20px; height: 20px; vertical-align: middle;"></div>	1 Extremely Remote <div style="display: inline-block; border: 1px solid black; width: 20px; height: 20px; vertical-align: middle;"></div>	1-4 Trivial <div style="display: inline-block; border: 1px solid black; width: 20px; height: 20px; vertical-align: middle;"></div>
2 Marginal <div style="display: inline-block; border: 1px solid black; width: 20px; height: 20px; vertical-align: middle;"></div>	2 Remote <div style="display: inline-block; border: 1px solid black; width: 20px; height: 20px; vertical-align: middle;"></div>	5-8 Acceptable <div style="display: inline-block; border: 1px solid black; width: 20px; height: 20px; vertical-align: middle;"></div>
3 Critical <div style="display: inline-block; border: 1px solid black; width: 20px; height: 20px; vertical-align: middle;"></div>	3 Reasonably Probable <div style="display: inline-block; border: 1px solid black; width: 20px; height: 20px; text-align: center; vertical-align: middle;">X</div>	9-12 Substantial <div style="display: inline-block; border: 1px solid black; width: 20px; height: 20px; text-align: center; vertical-align: middle;">X</div>
4 Catastrophe <div style="display: inline-block; border: 1px solid black; width: 20px; height: 20px; text-align: center; vertical-align: middle;">X</div>	4 Probable <div style="display: inline-block; border: 1px solid black; width: 20px; height: 20px; vertical-align: middle;"></div>	13-16 Intolerable <div style="display: inline-block; border: 1px solid black; width: 20px; height: 20px; vertical-align: middle;"></div>

**BEFORE CONTROLS:**

CONSEQUENCE

4

LIKELIHOOD

3

RISK RATING

12

**People Affected by the works:-**

Members of the Public

X

Site Staff

X

Site Operatives

X

Visitors to Site

X

**CONTROL MEASURES:**

- Tower scaffolds should be erected on firm level ground and used for light work only, weather permitting.
- Establish by Assessment if Accompanied Working is needed.
- Tower scaffolds will only be erected, altered or dismantled by trained operatives in accordance with manufacturers specifications, including outriggers and barrier protection as need be.
- The wheels of mobile towers should not be less than 125mm in diameter, be marked with safe working load, locked into the base of standards and be fitted with brakes.
- To ensure stability the height to base ratio of a mobile scaffold tower must not exceed manufacturers instructions or 3.5:1 inside and 3:1 outside a building. Stabilisers may be used to increase height to base ratio.
- Working platforms shall be fully boarded and at least 600mm wide when materials are deposited thereon.
- Guard rails and toe boards must be fitted where persons can fall more than 2m.
- A safe means of access shall always be provided either by way of internal inclined stairway or a ladder lashed vertically to one of the shortest sides. Access should never be permitted from a ladder leaning against a tower.
- A tower scaffold will be inspected before use by a competent person who will be responsible, if necessary, for entries in the scaffold inspection register.
- Tower scaffolds will not be misused.
- When mobile scaffold towers are being moved, they will be pushed from the base. No persons will be permitted to ride on the platform whilst being moved.
- The safe working load will be displayed on the structure which will not be exceeded.
- Notices will be displayed on incomplete structures and third parties prevented unauthorised access.
- The use of PPE must be considered and be appropriate to the particular activity following assessment.

N.B. Employees duties under Regulation 14 of MHSWR to inform employer of any circumstances which might indicate a shortcoming in the above assessment.

**AFTER CONTROLS:**

CONSEQUENCE

4

LIKELIHOOD

2

RISK RATING

8

Project:

Generic

Date

Issued To:

Issued By :

MJ Lancaster

Signature:

Signature:

Position:

Position:

Health & Safety Manager

Reviewed: February 2022