

PLAYGROUND MAINTENANCE

POOR MAINTENANCE IS THE MAJOR CAUSE OF AT LEAST 40% OF ALL REPORTED PLAYGROUND ACCIDENTS

Because use and environmental factors as well as materials vary, every playground is different. It is imperative that those responsible for maintenance of the playground understand the maintenance requirements necessary to keep it safe, attractive, and to extend its useful life. It is the responsibility of the playground equipment manufacturer to provide instructions as to how the equipment is to be installed and maintained as well as to provide a general guideline as to the frequency of those procedures. It is your responsibility as owner to establish a frequency schedule for each playground and to follow the manufacturers recommended procedures.

The owner also has the responsibility to certify/qualify those performing installation and maintenance services.

It is important that you recognize the severity of the potential hazard that may be found upon inspection. In some cases you may have to close the playground until repairs are made. These hazards will most likely be the result of vandalism - assuming proper maintenance has been performed.

Protective surfacing throughout the use zone must be maintained at a thickness or depth sufficient to meet ASTM F1292 standards (Standard Specification for Impact Attenuation of Surface Systems Under and Around Playground Equipment) at maximum fall heights for equipment installed above the surfacing. As an owner you may also select to do on-site testing to verify surfacing compliance to F1292.

Where applicable, protective surfacing shall be maintained to address the intent of the DOJ Standard for Accessible Design.

Remove extraneous material in the play area that could cause injury, infection, or disease.

Replace signs or labels, or both, should they become illegible, destroyed, or removed.

If replacement parts, cleaners, touch-up kits, etc. are required, they can be ordered from your local Landscape Structures representative or the factory. Part numbers and descriptions can be found on the back of the installation instruction sheets provided.

If you have any questions, call our technical services dept. at 1-800-328-0035.

The following pages identify common finishes and materials used in Landscape Structures Playgrounds. The procedure for inspecting, cleaning, repairing, and replacing each of the finishes or materials is outlined in this packet to make your maintenance decisions easier and quicker.

When inspecting your playground equipment refer to the materials comprising the product and follow the procedures accordingly. For instance, a Learning Wall will require you to follow procedures for fasteners, permalene parts, powdercoated parts, and footings.

Refer to the specific product installation specification sheets (supplied with this packet) for common construction details and a replacement parts list.

Record your findings and actions taken on the inspection report form in the back of this packet (run copies for future use). A separate report should be kept for each playground and each inspection. An example of a completed form follows on the back of this sheet.

Use only original replacement parts from Landscape Structures Inc. Commonly used cleaning/repair materials not supplied with Independent Playthings but available from Landscape Structures Inc:

#101317-00	Emery Cloth 400 Grit
#101260-00	Paint Primer
#101219-00	Paint (State Color)
#115181-00	TenderTuff Patch



Reading The Maintenance Procedures Sheets

Title of sheet.

PLAYGROUND MAINTENANCE

We-Go-Round™

Indicates the frequency that these items should be inspected, i.e. 1 indicates inspection every time, 10 indicates every tenth inspection. These numbers are repeated on the inspection report

■ **Fasteners** 1

Tighten attachment fasteners. Replace if cracked, deformed or broken.

■ **General Materials/Finishes** 1

Refer to the General Cleaning/Freestanding Play Maintenance Sheet."

■ **Permalene® Panels** 1

Replace if cracked, embrittled, or seriously discolored. Scratches can be burnished away with a clean, blunt instrument.

■ **Spinners (Poly)** 2

Replace if cracked, embrittled or severely discolored.

■ **Center Post/Bottom Mount (Powdercoated)** 2

Replace if welds are cracked or the unit is deformed or severely pitted with corrosion. Repair damaged powdercoating per instruction sheet.

■ **Pipes/Ribs/Hub Assembly (Powdercoated)** 2

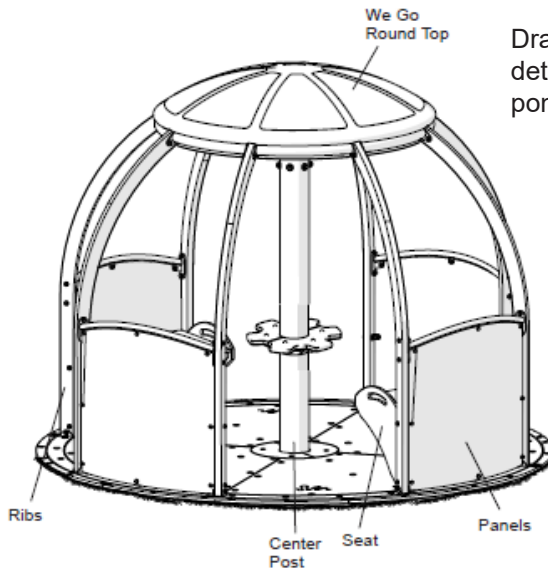
Replace if welds are cracked or the unit is deformed or severely pitted with corrosion. Repair damaged powdercoating per instruction sheet.

■ **Cylinder** 2

Replace if cylinder leaks.

■ **Bushings** 5

Replace bushings if broken or 50% worn.



Drawing of typical details or full component.

Indicates the part to be inspected and how to do it. The part is repeated on the inspection report

■ **Bearings** 5

Replace bearings if spinner does not turn freely.

■ **Concrete Footing** 10

Shovel away protective surfacing to inspect. Replace footing if it is severely cracked. Add protective surfacing if footing is not covered with at least 10" of material.

Common terminology to installation instructions.



Kids In Motion

Sheet 1 of 2 Document #25112300

PLAYGROUND MAINTENANCE

Inspection Report

Keep one copy of this form as your original to make copies as necessary.

Indicates the date the playground equipment was installed.



Delano, MN 800-328-0035

Inspection Report

Indicates how often these products are to be inspected.

Location Brooks Lake Park Inspector Jon Smith

Date 3/25/2020 Time 4pm Frequency of Inspections weekly

Installation Date 1/15/2005 Installer Paul's Construction

Name of person, agency, or company that originally installed the equipment.

Product to be inspected.

Product: <u>Climbing Wall</u>	
No Action	
Cleaned	<u>Yes</u>
Repaired	<u>Tightened hardware for handhold clamps</u>
Replaced	
Notes	

What you found and what you did about it.

Product: <u>Rainbow Climber</u>	
No Action	
Cleaned	
Repaired	<u>Chipped paint</u>
Replaced	
Notes	<u>Footing in good condition</u>

Nothing needed at this inspection.

Product: <u>Belt Swing</u>	
No Action	<u>None taken</u>
Cleaned	
Repaired	
Replaced	
Notes	

Product:	
No Action	
Cleaned	
Repaired	
Replaced	
Notes	

PLAYGROUND MAINTENANCE

It is estimated that at least 40% of all accidents on public playgrounds could have been prevented if a good preventative maintenance program were in place.

A good program establishes a frequency of inspections that are commensurate with the use and environmental factors unique to each play area. Some playgrounds will require daily inspections while others in the same area may require only bi-monthly inspections. The deterioration and/or wear of various play components can be predicted when certain factors are known. On the other hand, vandalism has a major influence on the frequency of inspections, but is not as predictable.

The following guide utilizes the most common use and environmental factors that will influence your schedule. Each factor has been weighed as to its importance and influence on the schedule. Local conditions may include other factors, and in some cases, may affect seasonal adjustments to the schedule. Experience is your best guide.

A Guide to the Frequency of Inspections

Enter the factor points in the right hand column that best describes the conditions at the playground.

Use Factors	Factor Points
Vandalism	_____
High - 10 pts.	
Moderate - 5 pts.	
Low - 2 pts.	
Use	_____
High - 10 pts.	
Moderate - 5 pts.	
Low - 2 pts.	
Age	_____
Preschool - 1 pt.	
School Age - 3 pts.	
All Ages - 2 pts.	

Materials

Protective Surfacing	_____
Loose Material - 18 pts.	
Unitary Material - 3 pts.	
Material of Major Components	_____
Painted Steel - 4 pts.	
Plastics, Aluminum, Galvanized Steel - 2pts.	
Stainless Steel - 0 pts.	
Equipment	_____
Moving: Gyro Twister, PodStomper etc. - 8 pts.	
Static: Non-Moving Climbers - 2 pts.	
Both - 8 pts.	

Environmental Factors

Salt Air - Coastal Exposure	_____
None - 0 pts.	
Moderate - 2 pts.	
High - 5 pts.	
Acid Soils/ Rain	_____
None - 0 pts.	
Moderate - 1 pt.	
High - 2 pts.	
Sun Exposure	_____
Low - 1 pt.	
Moderate - 2 pts.	
High - 4 pts.	

Total

Enter Total Points Here	_____
See back to determine frequency of inspections.	

PLAYGROUND MAINTENANCE

Your Total Points

50 or More
40-50
30-40
Below 30

Recommended Frequency of Inspections

Daily Inspections	High Frequency
Weekly Inspections	
Bi Monthly Inspections	Low Frequency
Monthly Inspections	

NOTE:

For your program to be effective, the inspectors must be properly trained. Call the equipment manufacturer if you are uncertain as to how a particular component should be inspected and when it should be replaced.

Keep this worksheet with other documentation on this playground.

Date

Person Completing Worksheet

Name/Address of Playground

Recommended Frequency of Inspections:

High Use Period

Low Use Period



PLAYGROUND MAINTENANCE

Maintenance Instructions

Below is a list of most common materials found on a Landscape Structures playground. Individual product maintenance documents may have been provided in the maintenance binder and should be used with their corresponding product where applicable. Be familiar with any Safety Data Sheets (SDS) prior to performing any maintenance.

■ ANODIZED ALUMINUM

1

- Cleaning:** Apply "Graffiti Cleaner" (not supplied) to affected area. Follow the directions on the bottle. Graffiti Cleaner should be used within 24 to 48 hours from the time the surface was affected with graffiti.
- Repairing:** Repair scratches to anodized surface by applying a small amount of color matched paint to scratches, using brush and paint provided. Scratches on metal climbers with clear coat anodized finish do not require repair.
- Replacing:** Replace if deformed or severely pitted from corrosion.

■ BAMBOO PANELS

1

- Cleaning:** **Light to Moderate Cleaning:** To remove light to moderate areas of mold, mildew, or dirt, a water/bleach solution mixed 3:1 of water to bleach can be used. Common deck wash solutions can also be used. Be sure to follow deck wash manufacturer's recommendations for cleaning.
- Heavy Cleaning:** To remove heavy areas of mold, mildew, or dirt, a water/bleach solution mixed 1:1 of water to bleach can be used. Common deck wash solutions can also be used. Be sure to follow deck wash manufacturer's recommendations for cleaning. If areas of the materials remain distressed due to heavy mold, mildew, or dirt, the surface will likely require sanding. Be sure to follow stain/finish manufacturer's recommendation on re-coating of materials.
- Avoid the use of power washers. High pressure power washers can cause unwanted "scarring" of the materials. A typical garden hose with a pressure rating between 60 psi and 80 psi is recommended.
- Repairing:** Dependent upon the type of stain/finish system and per the recommendation of the stain/finish manufacturer, the Bamboo products may need to be sanded down to base material, removing all stain/finish and visual defects, and a new stain/finish will be applied per the manufacturers' recommended application procedure.
- Some systems may not require sanding or stain/finish-removal processes. A maintenance coat may be applied directly over the existing finish. However, it is always recommended to clean and recondition the substrate to allow the maintenance coat to properly bond to the substrate per the stain/finish manufacturers recommendation(s).
- Replacing:** Replace if cracked, deformed, or embrittled.

■ BELTING

1

- Cleaning:** General cleaning can be performed using soap, water, and Nylon brush.
- Repairing:** N/A
- Replacing:** Replace if belt is severely cut or deformed. Replace belt if it is ripped or torn at bolt attachment.

■ BUSHINGS

1

- Cleaning:** N/A
- Repairing:** N/A
- Replacing:** Replace bushings if 50% worn. Check "play" in bushings by moving the axle up and down (most bushings are 1/8"+ thick, thus 1/16" of play would require replacing).

■ CABLE

1

- Cleaning:** N/A
- Repairing:** Some light fraying may be repaired by carefully applying a flame to the area. Caution: Be sure not to concentrate heat or a flame to the point where it damages the material.
- Replacing:** Replace if cables are severely frayed or severely damaged.

■ CHAIN

1

- Cleaning:** N/A
- Repairing:** If chain is TenderTuff-Coated see TenderTuff-Coated Parts. Close/tighten connectors as necessary ("S" hooks must be closed to less than a .040" gap).
- Replacing:** Replace chain and connectors if 50% worn. Note wear on report. (Visual Inspection).

■ CONCRETE COMPONENT

2

- Cleaning:** General cleaning can be done by using a soft brush, mild soap, and water scrub. Efflorescence and calcification may need a stiffer bristle wire brush with soap and water. Graffiti removing agents may break down the paint on the product so touching up with paint over the affected areas is recommended.
- Repairing:** Maintenance & Repair Kits are available for crack filling and patching minor chips, efflorescence maintenance, and touch-up painting/graffiti removal. Contact your local LSI representative to order for your specific needs.
Maintenance and Repair Kit Part Numbers:
209414 - Tree Themed Concrete Patch and Paint Kit
209415 - Rock Themed Concrete Patch and Paint Kit
199561 - Concrete Custom Repair Kit
- Replacing:** Replace if concrete is cracked, chipped, or broken beyond repair.

■ CONCRETE FOOTINGS

10

- Cleaning:** N/A
- Repairing:** N/A
- Replacing:** Shovel away protective surfacing to inspect. Replace footing if cracked or not tight around post, support, or subsoil. Add protective surfacing as needed.

■ DIGIFUSE® PANELS

1

- Cleaning:** Apply “Graffiti Cleaner” (not supplied) to affected area. Follow the directions on the bottle.
- Repairing:** N/A
- Replacing:** Replace if panel is deformed, defaced or not legible. Contact your local LSI representative to order for your specific needs.

■ FASTENERS

1

- Cleaning:** N/A
- Repairing:** Tighten attachment fasteners as necessary. Repairing fasteners is not economically feasible. If bolt requires tightening, Loctite 2760 or Loctite 263 is to be applied.
- Replacing:** Replace if pitted with rust or deformed. Also replace drive rivets in clamps if missing.

■ HOT DIP GALVANIZED (HDG)

1

- Cleaning:** General cleaning can be done by Nylon brush, water, and a cleaning product. Typical cleaning products include: White Vinegar, CLR, Lime Juice, Naval Jelly Rust Dissolver.
- Repairing:** Maintenance & Repair can be done to remove staining, nicks, or chips in addition to repairing Galvanizing that has been removed down to bare metal. Refer to the Hot Dip Galvanized (HDG) Material Maintenance and Care document or contact your local LSI representative to order for your specific needs.
- Replacing:** Replace if severely rusted and component is beyond repair.

■ LABELS

1

- Replacing:** Replace if severely scratched or missing.

■ METAL CASTINGS

1

- Cleaning:** N/A
- Repairing:** N/A
- Replacing:** Replace if cracked or broken. It is expected that some components, such as Super-scoop buckets, will require replacement periodically. (2-3 years is common).

■ PERMALENE® PANELS/COMPONENTS

1

- Cleaning:** Apply “Graffiti Cleaner” (not supplied) to affected area. Follow the directions on the bottle.
- Repairing:** Scratches can be burnished away with a clean, blunt instrument.
- Replacing:** Replace if panel is cracked, brittle, or seriously discolored.

■ POLYCARBONATE PANELS/WINDOWS

1

Cleaning: Use glass cleaner spray for cleaning. No abrasives.

Repairing: Sharp corners from scratches can be burnished away with a clean, blunt instrument.

Replacing: Replace if cracked or severely scratched.

■ PROSHIELD® COATED COMPONENTS

1

Cleaning: Apply "Graffiti Cleaner" (not supplied) to affected area. Follow the directions on the bottle.

Repairing: With emery cloth sand area to be repaired until all corrosion is removed. Be sure to rough and feather edges of surrounding powdercoated area with 400 grit sandpaper until smooth. Protect adjacent areas from overspray if necessary and hold can 12-14" away. Apply a minimum of 3 light coats of primer. Allow to dry to the touch between coats. Lightly sand with 400 grit sandpaper, then wipe with clean cloth. Use the same method to apply a minimum of 3 light coats of paint. Be sure to allow areas to dry 3 to 4 hours before use. (Drying time will vary).

Replacing: Replace if severely pitted with corrosion or if you can't remove all corrosion by sanding.

Replacing (Posts): Replace post if post is severely damaged or pitted with corrosion. Posts must be plumb & keep decks level - adjust if necessary.

■ RECYCLED PLASTIC LUMBER

2

Cleaning: General cleaning can be performed using soap, water, and Nylon brush.

Repairing: Scratches can be sanded or burnished away with a clean, blunt instrument. Burnish until they "melt together."

Replacing: Replace boards if cracked or severely discolored.

■ ROTATIONALLY-MOLDED POLYETHYLENE

1

Cleaning: Apply "Graffiti Cleaner" (not supplied) to affected area. Follow the directions on the bottle.

Repairing: Scratches can be sanded or burnished away with a clean, blunt instrument. Burnish until they "melt together". More significant repairs are not economically feasible.

Replacing: Replace if panel is cracked, brittle, or seriously discolored.

■ SHADE FABRIC

5

Cleaning: Using a power washer or water hose and a light detergent, power spray the cloth from the underside when necessary. Start at the top (peak), and work down, so the debris, dust, and bird droppings will be washed off.

Repairing: Contact Landscape Structures for repairing instructions.

Replacing: Replace if fabrics are torn or deformed.

■ SPRINGS

1

Cleaning: N/A

Repairing: Do not attempt to repair springs.

Replacing: Replace if cracked, broken, or pitted with rust.

■ STAINLESS STEEL COMPONENTS

1

Cleaning: Remove dirt/stains with steel wool.

Repairing: Scratches can be sanded away with steel wool. Surface corrosion can be removed by using emery cloth or other abrasive, non-metallic material. Call the technical services department as some repairs can be made in the field with the proper equipment and trained technician.

Replacing: Replace if welds or the component itself is cracked or seriously deformed.

■ SWING SEATS

1

Cleaning: General cleaning can be performed using soap, water, and Nylon brush.

Repairing: N/A

Replacing: Typical life expectancy of swing seats is 3-5 years. However, in high usage areas, it may be necessary to replace these more often.
(Seats) Replace seat if cracked, cut, seriously deformed, discolored, or any reinforcement metal within the rubber is showing. Replace metal seat hanger brackets if 50% worn. (Visual inspection).
(Molded Bucket Seats) Replace if cracked, cut, seriously deformed, or discolored. Replace aluminum seat mounting brackets if 50% worn. (Visual Inspection).

■ TENDERTUFF™ COATED COMPONENTS

1

Cleaning: Apply "Graffiti Cleaner" (not supplied) to affected area. Follow the directions on the bottle. Heavy stains may need to be removed mechanically first (scrape with a knife or sandpaper). Seal the affected area with "Clear Guard" by Turtle Wax or "Armor All" by Armor All. Buff the area until the colors blend.

Repairing: TenderTuff Patch Kit required. This patch is recommended to replace worn or vandalized areas of TenderTuff-coating. It is a solvent formula that is air-curing formulated specifically for Landscape Structures. The temperature range for application is between forty and ninety degrees Fahrenheit (40°-90°F). It should be applied on a dry day. Applying (137784) patch to a PVC coated surface.

- Clean surface, remove surface corrosion of steel with light sanding.

- Trim flat with PVC coated surface using a razor blade or knife.

- Apply enough patch to cover bare metal or gouged surface.

- Spread patch evenly with wet (water) finger, plastic, or knife.

- Patch will dry to touch in approximately 15-30 minutes depending on size of area. (During this time, it is advisable to keep the area restricted from users.)

- Patch may shrink, apply second coat if needed.

- Clean finger, plastic, or knife with rag or paper towel.

Replacing: Replace if pitted with rust.

■ DECKS (TENDERTUFF) 2

- Cleaning:** Clean TenderTuff per above instructions.
- Repairing:** Repair damaged TenderTuff per above instructions.
- Replacing:** Replace if perforated area is sagging more than 1/2". Replace if welds are cracked, if the unit is deformed, or if severely pitted with corrosion.

■ WELDED PARTS 2

- Cleaning:** N/A
- Repairing:** Repair damaged coating (Proshield, TenderTuff, etc.) per instructions.
- Replacing:** Replace if welds are cracked, if the unit is deformed, or if severely pitted with corrosion.

■ OTHER MATERIALS 1

See individual product maintenance instructions, or contact Landscape Structures for cleaning, repairing, or replacing instructions for other materials.

Recommendation for Disinfecting LSI Equipment

- Use a non-bleach (non-sodium hypochlorite) disinfectant for best compatibility with Landscape Structures materials.
- Focus on high-touch areas such as handholds, slide transition areas, swing chains, rung ladders and climbers.
- Always follow the disinfectant manufacturer's recommendations for concentration, application method, and contact time.



landscape structures®

Delano, MN 800-328-0035

Inspection Report

Location _____ Inspector _____

Date _____ Time _____ Frequency of Inspections _____

Installation Date _____ Installer _____

Product:	
No Action	
Cleaned	
Repaired	
Replaced	
Notes	

Product:	
No Action	
Cleaned	
Repaired	
Replaced	
Notes	

Product:	
No Action	
Cleaned	
Repaired	
Replaced	
Notes	

Product:	
No Action	
Cleaned	
Repaired	
Replaced	
Notes	

Product:	
No Action	
Cleaned	
Repaired	
Replaced	
Notes	



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Inspection Report

Location _____ Inspector _____

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Product:	
No Action	
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Repaired	
Replaced	
Notes	

Product:	
No Action	
Cleaned	
Repaired	
Replaced	
Notes	

Product:	
No Action	
Cleaned	
Repaired	
Replaced	
Notes	

Product:	
No Action	
Cleaned	
Repaired	
Replaced	
Notes	

Product:	
No Action	
Cleaned	
Repaired	
Replaced	
Notes	