



CENTRAL PLAZA

CASE STUDY

THE PROJECT IN DETAIL

Jones Lang LeSalle contracted Height Dynamics to audit and upgrade all mechanical services access for the 44-level Central Plaza One tower in Brisbane's financial district.

In doing so, we applied the hierarchy of hazard control — a widely accepted industry system that's used to minimise or eliminate exposure to hazards.

THE HAZARD CONTROLS IN THE HIERARCHY ARE, IN ORDER OF DECREASING EFFECTIVENESS:

- Elimination
- Substitution
- Engineering controls
- Administrative controls
- Personal protective equipment

In this case we were able to apply the highest level of control to maintenance areas, installation of walkway, platforms and handrails to create safe access to mechanical services and eliminate the risk of slips, trips and falls.

CUSTOMER NAME

Jones Lang LaSalle

LOCATION

Central Plaza One

SCOPE OF WORKS

Audit and upgrade all plant and machinery access systems, including ladders, platforms and walkways.

WHAT VALUE WAS ADDED FOR THE CUSTOMER

Safe access to all mechanical services

OUTCOMES

Ladders, platforms, clearly delineated no-step areas and textured-surface walkway systems and hand rails on all plant levels to eliminate the risk of slips, trips and falls.



IN-SITU: BEFORE AND AFTER



Access to the air cooling towers has no designated walkway and there are trip and electrical cable hazards. There is also no clear delineation between the walkway and the “no step” areas on the cooling towers.



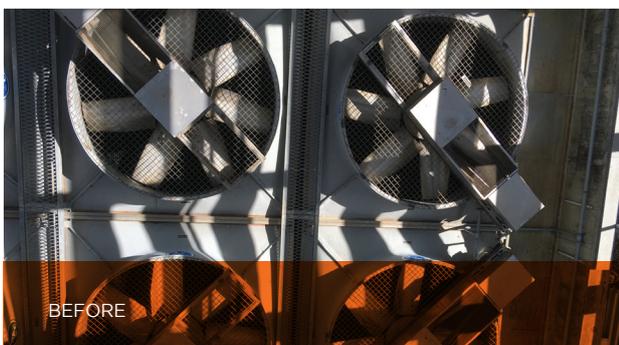
The new raised work platform eliminates trip and electrical hazards. There is safe way to access motors and other maintenance areas across “no step” areas. The walkway has non-slip texturing.



Existing walkway is too narrow to be safety-compliant and provides inadequate protection from the risk of falling onto the cooling towers “no step” area. Access to service areas is difficult.



Raised platform eliminates the fall risks and provides a safe and even surface for working on the cooling towers.



Non-compliant walkway in cooling tower area.



New, raised walkway provides a safe and even platform for accessing the cooling tower area.