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SERVICE REPORT

Australian Unity - Peninsula Grange

431 Racecourse Road
Mornington
Victoria 3931

Report Number R-01591
Reference PENG-RC-2402209
Service Date: 26th November 2024

Scope of Works

Path of Travel & Discharge to Exit (2012): Quarterly (19)

0	Critical Defects	A defect that renders a system inoperative.
5	Non-critical Defects	A system impairment not likely to critically affect the operation of the system.
0	Non-conformances	Missing information or incorrect feature that does not affect the system operation.
0	Recommendations	A modification suggested to improve the system performance.
0	Informational Notes	Detailed advice or general comment.
18	Passed Assets	

Servicing Summary

Service	Asset	Quantity
Path of Travel & Discharge to Exit (2012): Quarterly	12 - Path of Travel & Discharge to Exit	19

Maintenance

Path of Travel & Discharge to Exit (2012): Quarterly

Asset		Status
019 - Path of Travel & Discharge to Exit Automatic Doors	South entry	PASS

Asset		Status
018 - Path of Travel & Discharge to Exit Automatic Doors	North entry	PASS
017 - Path of Travel & Discharge to Exit Discharge from Exit	East stairwell exit	PASS
016 - Path of Travel & Discharge to Exit Discharge from Exit	East carpark, exit	PASS
015 - Path of Travel & Discharge to Exit Discharge from Exit	West stairwell, exit	PASS
014 - Path of Travel & Discharge to Exit Discharge from Exit	North entry	PASS
013 - Path of Travel & Discharge to Exit Discharge from Exit	South entry	PASS

Asset		Status
012 - Path of Travel & Discharge to Exit Exit Door	First floor west stairwell	PASS

011 - Path of Travel & Discharge to Exit Exit Door	First floor east stairwell	PASS

010 - Path of Travel & Discharge to Exit Exit Door	East carpark	FAIL

Non-critical defect
ID: 986

Added: 13th Jun 2024 1:48PM
Last Verified: 13th Jun 2024 1:48PM

Description:
Room not on fire plan

Resolution:

Click photos to enlarge

Non-critical defect
ID: 985

Added: 13th Jun 2024 1:47PM
Last Verified: 13th Jun 2024 1:48PM

Description:
No sprinkler cover due to enclosed ceiling

Resolution:

Click photos to enlarge

Asset	Status

Non-critical defect
ID: 984

Added: 13th Jun 2024 1:46PM
Last Verified: 13th Jun 2024 1:48PM

Description:
Airlock not part of certification

Resolution:

Click photos to enlarge

Non-critical defect
ID: 983

Added: 13th Jun 2024 1:46PM
Last Verified: 13th Jun 2024 1:48PM

Description:
Door is lockable

Resolution:

Click photos to enlarge

Non-critical defect
ID: 982

Added: 13th Jun 2024 1:43PM
Last Verified: 13th Jun 2024 1:45PM

Description:
No exit emergency sign

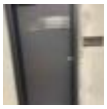
Resolution:
Location:
Ground floor east car

Click photos to enlarge

7 - Path of Travel & Discharge to Exit Exit Door	Exit door to outisde accessed through level 1 adjacent to room 234	PASS

8 - Path of Travel & Discharge to Exit Exit Door	Bin room east	PASS

Asset		Status
7 - Path of Travel & Discharge to Exit **Exit Door**	East end adjacent to room 233	PASS
6 - Path of Travel & Discharge to Exit **Exit Door**	North main entrance door	PASS
5 - Path of Travel & Discharge to Exit **Automatic Doors**	South main entrance doors	PASS
4 - Path of Travel & Discharge to Exit **Exit Door**	West car park entrance door from foyer	PASS
3 - Path of Travel & Discharge to Exit **Exit Door**	West car park entrance door at the middle	PASS
2 - Path of Travel & Discharge to Exit **Exit Door**	West car park entrance door at the end	PASS
1 - Path of Travel & Discharge to Exit **Exit Door**	West car park exit	PASS

Asset	Status
	

Logbooks

06 - Fire Detection Systems
Classic Logbook

Signoff

Maintenance has been carried out in accordance with Part 15 of the Victorian Building Regulations 2018.

Technician	Date/Time	Accreditations	Signature
Mike Alford	26th Nov 2024 12:32PM		

Company Accreditations: