

Updates and Upcoming Initiatives

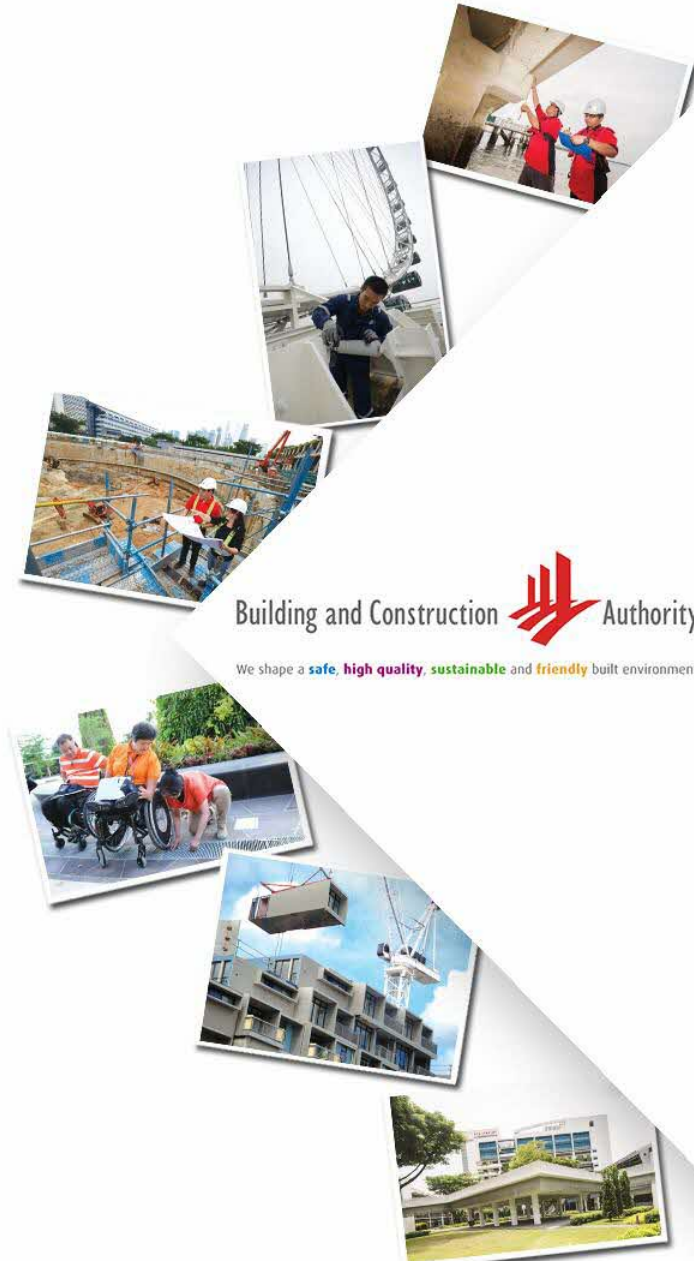
Presented by :

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No. of Slides: 20

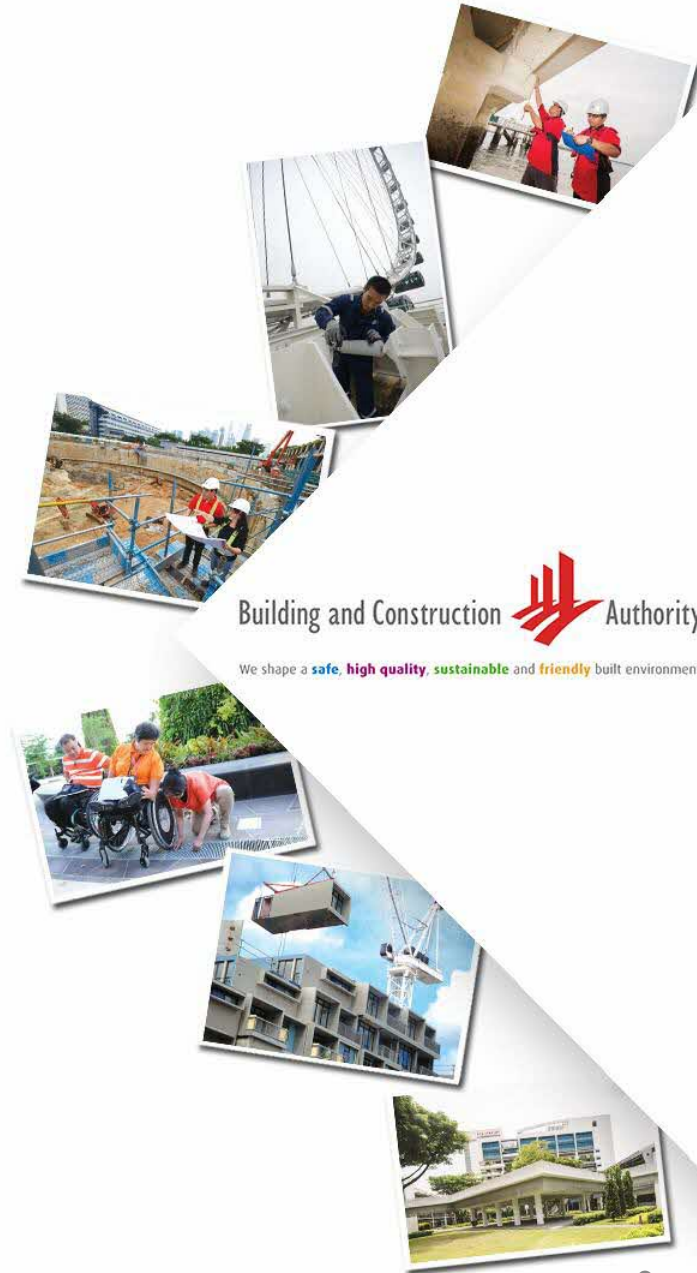


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We shape a **safe, high quality, sustainable** and **friendly** built environment.

- 1) Lift maintenance outcome handbook
- 2) Vertical platform lifts (VPL) – Standards and maintenance regime
- 3) PWM implementation in 2020 and beyond
- 4) Remote monitoring and diagnostics
- 5) BuildSG Transformation Fund – Productivity Solutions Grant
- 6) Launch of Code of Practice (COP) for Mechanised carparking systems (MCPS)



1) Lift maintenance outcome handbook



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1) Lift maintenance outcome handbook

- Upcoming “Lift Maintenance Outcome Handbook”
- Illustrates ways to check if 20 maintenance requirements for lifts are met
- Non-compliance observed during BCA lift audits
- Can be used as an educational material for technical staff

12. Buffer

Check

Make sure the buffer is securely attached and in a good condition.

For hydraulic buffer, ensure that there is enough hydraulic oil in buffer, as indicated by oil level gauge.

For polyurethane (PU) buffers, ensure that it is in a serviceable condition and within the stated life span.



Serviceable PU Buffer

Secure Base



Sufficient Hydraulic Oil

Prevent

The buffers must not be shaky or unstable.

Replace PU buffers when they are expired, damaged or have turned brittle.

Poor condition of buffer will prevent proper cushioning of lift car in case of an impact, thereby increasing the risk of injury.



Damaged / Brittle PU Buffer



Insufficient Hydraulic Oil

15. Stopping or level accuracy

Check

Make sure that the stopping accuracy of the lift car floor **must be ± 10 mm**.



Levelling < 10mm

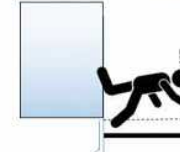


Prevent

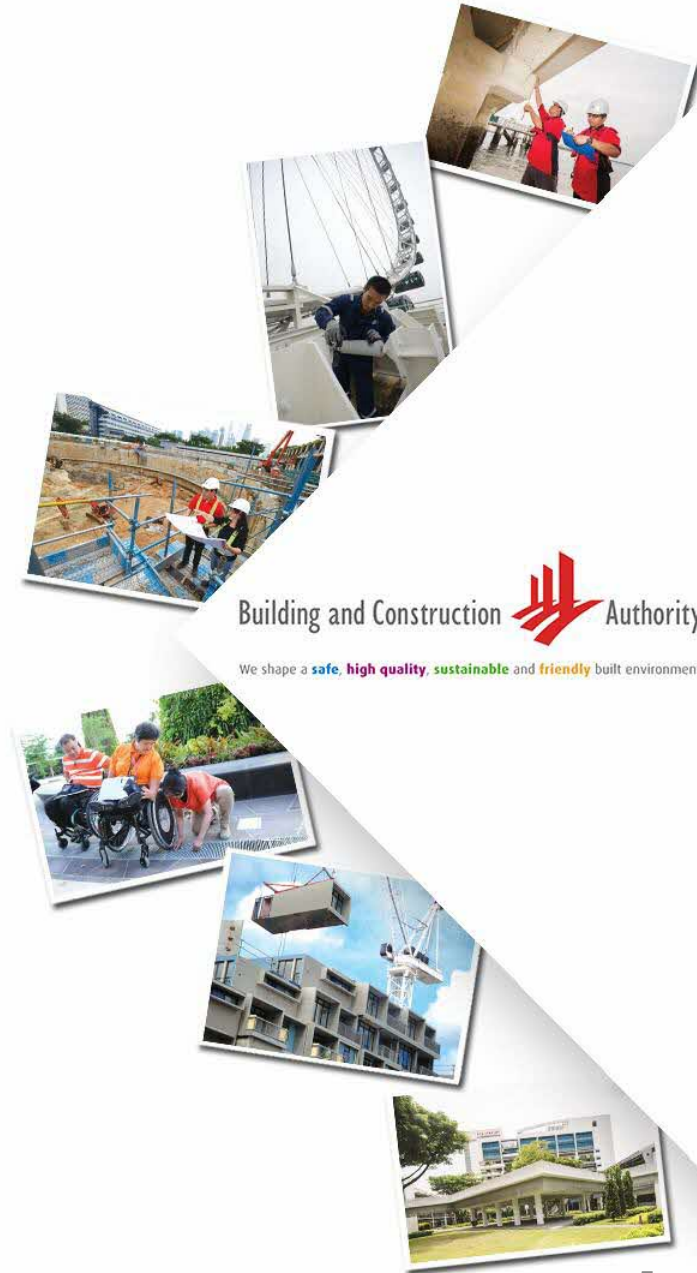
Prevent poor leveling as it is a tripping hazard



Levelling > 10mm



2) Vertical platform lifts (VPL) – Standards and maintenance regime



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Developments of VPL Maintenance Regime

- Maintenance requirements proposed in compliance to EN81-41-2010 and ASME A18.1-2014.
- Engagements with VPL suppliers and SPEs conducted to collate feedback and consensus on the listed maintenance requirements,
- Amendment of First Schedule of Building Maintenance & Strata Management Act (Lift, Escalator and Building Maintenance) Regulation 2016 to include these maintenance outcome requirements.
- Implement enforcement on maintenance outcome requirements for VPL Maintenance Outcomes Inspections.



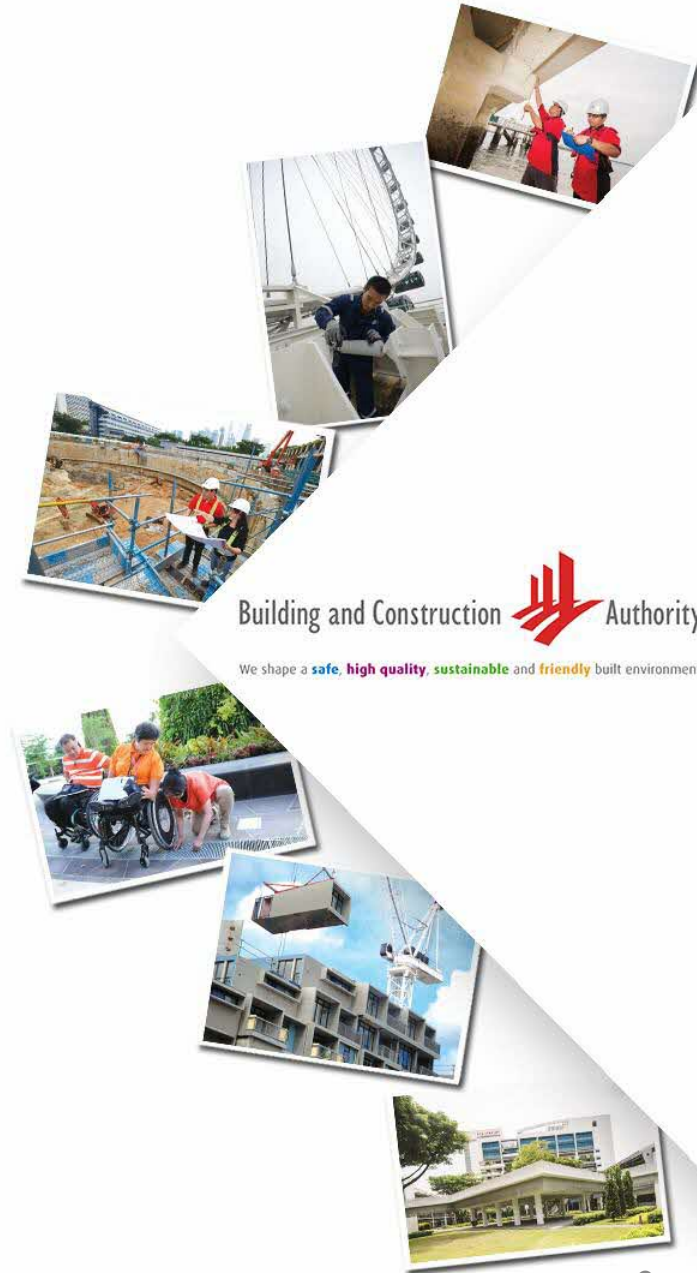
2) VPL standards and maintenance regime

Proposed Maintenance Requirements for VPL

Category	Areas of Maintenance
General	Generic & operational requirements for all types of VPL
Critical Component	High criticality and safety-related requirements
Drive Mechanism	Specific requirements for different drive systems



3) PWM implementation in 2020 and beyond



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3) Progressive Wage Model (PWM)

In 2018, the Government accepted the recommendations of the Lift & Escalator (L&E) Sectoral Tripartite Committee (STC) to develop a PWM for the lift sector.

The Progressive Wage Model (PWM) seeks to:

1. **Provide clear career progression pathways and commensurate wages** for lift maintenance personnel in the lift and escalator sector.
2. To **uplift the L&E industry through skills upgrading**.

Better Jobs

- Provide better jobs to attract Singaporeans to join the sector

Higher Skills

- Up-skill workforce to deliver better quality maintenance services

Better Remuneration

- Ensure commensurate wages to build up a core workforce to anchor the sector

Raising Productivity

- Push for wider adoption of technology to reduce manpower reliance

PWM will be mandated from 1 July 2022

3) Progressive Wage Model (PWM)

From **1 May 2020**:

1. Government Procurement Entities (GPE) has since support the Progressive Wage Model (PWM) for the lift sector by procuring lift maintenance services from PWM-committed firms.

Contractors Registration System (CRS) to list PWM Firms

- To encourage first-movers, Government Procuring Entities (GPE) and major service buyers to procure lift maintenance services from PWM firms listed under ME09 only
- Firms to submit to BCA details for evaluation and listing

GPEs to procure only from PWM firms listed under ME09 – “Lift & Escalator Installation” of the CRS

Timeline for PWM firms	PWM Wage Requirement
1 July 2020	70% of the PWM wage
1 July 2021	80% of the PWM wage
1 July 2022 <i>(Mandated)</i>	100% of the PWM wage

Firms are strongly encouraged to sign up before the mandatory PWM date of 1 July 2022.

3) Progressive Wage Model (PWM)

How to Apply:

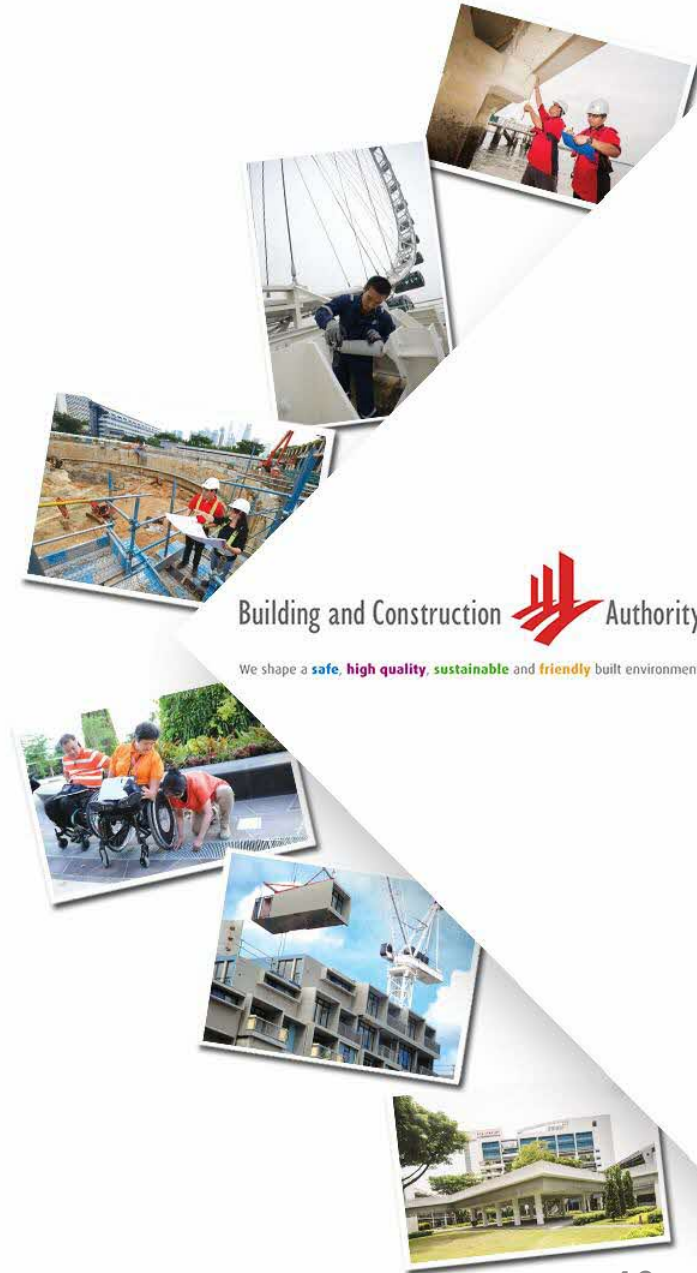
Download the following forms at <https://go.gov.sg/bca-lift-escalator-pwm>:

1. PWM Application Form
2. PWM Report

Email the completed application form and PWM report
bca_lescheme@bca.gov.sg



4) Remote monitoring & diagnostics (RM&D)



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4) Remoting Monitoring & Diagnostics – Upcoming Plans

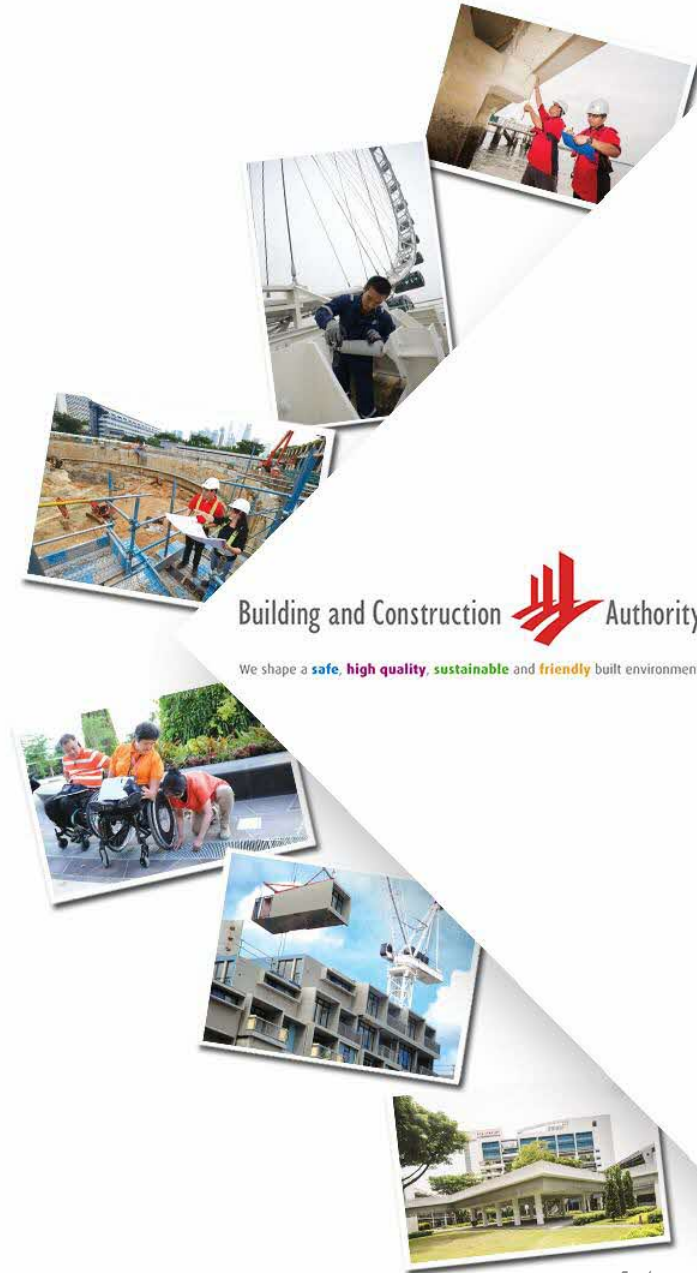
RM&D Standards

- Provide guidance and standardisation on the Monitoring Parameters and Expected Performance
- In midst of industry consultation and target to be rolled out by 1H2021

RM&D Trials and Sandboxing

- To provide an conducive environment (with flexibility in maintenance intervals) to test out the effectiveness of RM&D solutions.
- Companies with RM&D solutions and are keen to participate in these trials please contact Er. Chee Yao Hui at CHEE_Yao_Hui@bca.gov.sg.

5) BuildSG Transformation Fund – Productivity Solutions Grant



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5) BuildSG Transformation Fund

- Productivity Solutions Grant (PSG)
- Supports SMEs keen on adopting IT solutions and equipment to enhance business processes.
- Qualified application can receive up to 70% in the funding for adopting pre-approved digital solutions (assessed by IMDA). Maximum funding support of up to 80% for applications submitted between **1 Apr 20 to 30 Sept 2021**.
- Subjected to a funding capped of \$30k per firm.



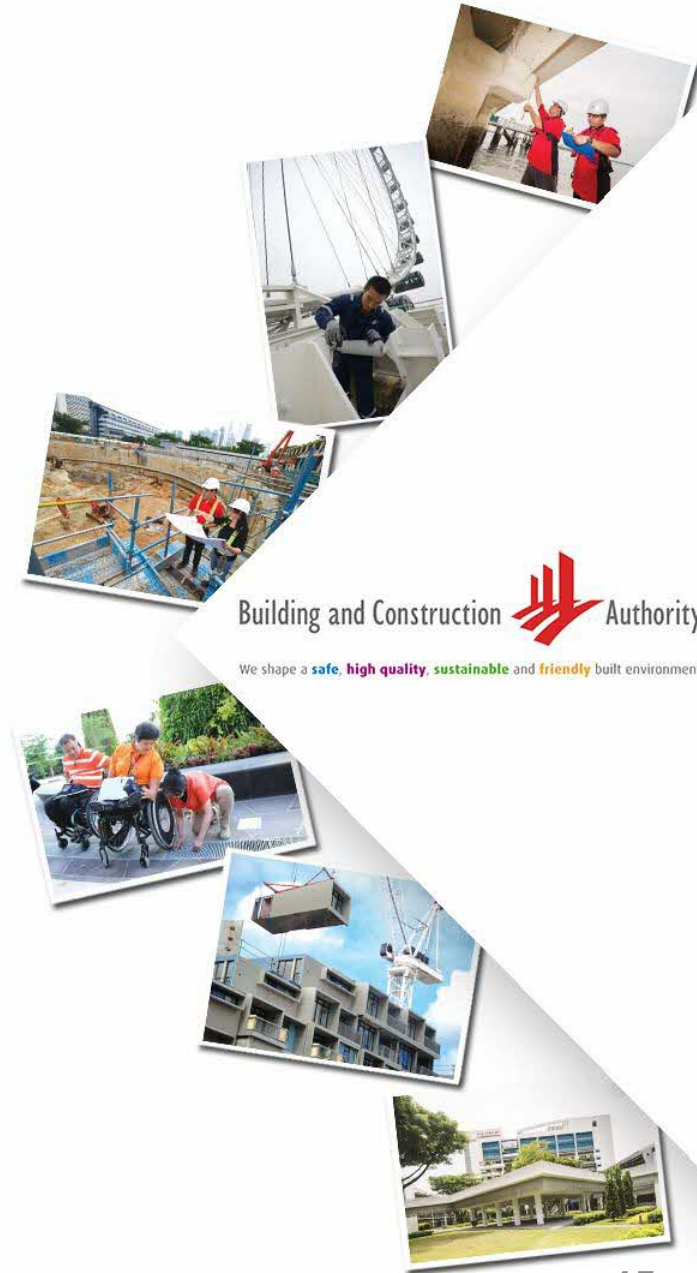
Contacts

- More details can be found on the following website:

<https://www1.bca.gov.sg/buildsg/buildsg-transformation-fund/productivity-solutions-grant>

- Interested SMEs can send in your enquiry through the [online form](#) at the end of the website page stated above or you can email Mr Yeo Wei Liang at Yeo_Wei_Liang@bca.gov.sg

6) Launch of Code of Practice (COP) for Mechanised carparking systems (MCPS)



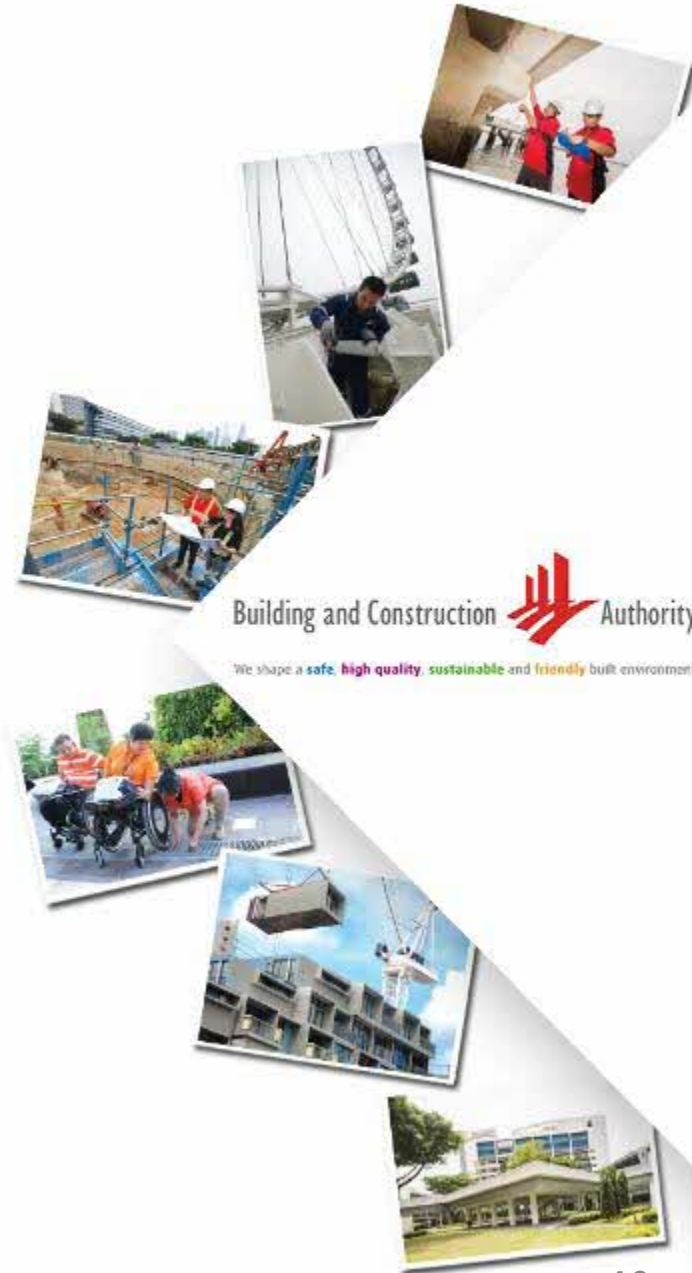
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6) Launch of COP for MCPS

- BCA has developed a Code of practice (COP) for design, construction, installation, testing and inspection of the man-machine interface (MMI) of Mechanized Car Parking Systems (MCPS)
- Comprises of requirements to ensure the safety of the user in the MMI
- COP is published on BCA website
- BCA intent to regulate the operation and maintenance of MCPS by 2022 (est.)
- Proposes all MCPS to be designed, constructed and installed with either EN14010 or BCA's MCPS COP



Thank you



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