

### AND WHY MANAGEMENT CORPORATIONS (MCST) SHOULD PRIORITISE IT

#### BETTER PERFORMANCE - REDUCE BREAKDOWNS; IMPROVE UPTIME



Older lifts, especially those over 20 years old, face parts obsolescence and frequent breakdowns, leading to increasing repair costs and longer downtimes.

Rejuvenating ageing lifts through modernisation could improve performance with improved uptime and reduced downtime, as breakdown rate decreases and replacement parts are readily available.

#### EQUIPPED WITH LATEST TECHNOLOGY AND SAFETY FEATURES



Modernisation enhances overall performance - safer and more reliable. Modernised lifts could be fitted with Remote Monitoring and Diagnostics (RM&D) solutions for 24/7 performance monitoring, enabling predictive maintenance for better lift performance. In addition, the older lifts could be enhanced with safety features in the latest lift standards required for new lifts.

#### LOWER OPERATING COSTS



Modernised lifts would also be equipped with efficient green features to reduce energy consumption and operating costs.

#### IMPROVED RESIDENT SATISFACTION AND PROPERTY VALUE



Modernised lifts enhance overall living experience and add to property value. Clear communication about the process can boost resident support and satisfaction.

#### TAKE ACTION



- ✓ **Start building sinking funds** now to avoid potential hefty special levies downstream;
- ✓ **Consult your Management Council or Managing Agent** about existing plans to modernise the lifts or initiate discussions;
- ✓ **Discuss and support the lift modernisation proposal** at the General Meeting.



For detailed recommendations on modernisation items and planning, refer to the BCA's Guide on Implementing a Maintenance Control Plan (MCP)

[go.gov.sg/bca-mcp-guide](https://go.gov.sg/bca-mcp-guide)

