



# The New Zealand LIFT FAX

The New Zealand Lift Fax is produced bi-monthly for the NZ lift industry. Just send your email address to LEC to subscribe.



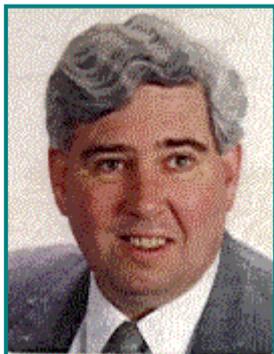
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## WHAT'S GOING UP or DOWN THIS MONTH

### JUST WHEN YOU THINK THE DOORS SHUT:

If you are not asking why yet, then the effect of globalisation on your local industry has just about removed its heart – the people.

We say auvoir to two more Northern leaders of our industry-

**Roger Tringham** - Schindler Wellington – Roger is to take over Fraser Clarke's old position at NDY.

**Neil Trotter** – Schindler – We may not have lost Neil, just strengthened our experienced lift Consulting base in Hamilton I understand.

Maybe these changes will see some good, in enabling sound independent industry experience to be available to the inspection side of the industry, following its decimation under the Building Act.

### DISABLED ACCESSIBLE APARTMENTS!

The Building Act 2004 section 118(1) defines the buildings that must be accessible for people with disabilities.

The exceptions are: private houses, private apartments and small industrial buildings. The question I always get asked is: "Does the lift in the Apartment Building need to be suitable for use by the disabled." The answer is **YES**.

## EDITORIAL.

### MCE in Town:

Motion Control Engineering paid a visit showing an interest in expanding their Australasian and New Zealand market this month. Schindler's second entry into the NZ market saw some of the first MCE controllers brought into our local market through big Jim Stirling in the early 90's, and although well received for its performance and reliability, we saw Schindler's Johnny Locke's local ULP controller and PDL drive provide similar performance & reliability to take over this role.

MCE sees itself as a product supplier rather than a proprietary package supplier of lift equipment, providing drive and control solutions and engineering backup not aligned with any particular proprietary company. Its emphasis is on open solutions ensuring training and support to any service provider maintaining its equipment. This has become an issue in the NZ market where the major manufacturers seem to only play lip service to technically assisting building managers where they don't have a service maintenance contract with them.

This, along with an increasing complexity in the technology, and restricted access to proprietary fault diagnostic tools playing a more significant role in maintenance contracts, the MCE solution may look inviting to some large portfolio property managers.

Further detail on MCE products can be found on their web-site

[www.mceinc.com](http://www.mceinc.com).

Ph: +61 3 9555 9655

Or Barry Crooks - Power Voice Data - Mobile +61 419 873 363

[www.powervoicedata.com.au](http://www.powervoicedata.com.au).

Ed

## XMAS CALENDER COMPETITION HOT:

The lift industry calendar entries this year are magnificent with a new submitter from Phoenix Elevators Ltd raising the stakes with some beautiful NZ Scenes. **Aunty** will be excited, I hope at Xmas dinner it is not all too

much to make a decision this year.



THE JUDGE



## MOBILITY FOR INDEPENDENCE LTD:

Robert Berger

Managing Director - Mobility for Independence Ltd

51a Hibiscus Coast Highway, Silverdale, Auckland  
New Zealand

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The web site address is [www.mobility.co.nz](http://www.mobility.co.nz)



**T.L.JONES APPOINTMENT IN INDIA:**

**Dinesh Musalekar** has joined elevator-door safety specialist TL Jones as Technical Sales Manager at the recently opened TL Jones India Pvt Ltd facility in Mumbai. He will be responsible for all sales and marketing operations and technical engineering activity relating to TL Jones' business in India.



Beginning his career in marketing positions, Dinesh has worked in a range of sales, engineering, marketing and project management roles across the computer hardware, scientific equipment and elevator industries. He was most recently in charge of a modernisation programme for the Western States for OTIS Elevators Company India Ltd.

"We are delighted at Dinesh's appointment and to have

Dinesh heading our India operations," remarked Chris Stoelhorst, TL Jones' Managing Director. "Dinesh draws on more than 10 years' experience in senior sales and engineering roles in the elevator industry, and both our present and future customers in India will benefit enormously from his extensive knowledge."

Dinesh graduated with a B. Eng. in Electronics and Communications from Karnataka University and completed post-graduate studies in Management at Mumbai University.

**MICROSCAN "D" RANGE SEALED TO IP65:**

As a result of enhancing the ingress protection of its Microscan range of elevator door protection systems, TL Jones has reported that incidents of water-induced failure of its products have now been virtually eliminated. The Microscan "D" series has an IP65 rating, meaning that its transmitter and receiver units offer complete protection against entry of dust and protection against low-pressure water jets from all directions.



The electronics of many of the elevator door protection devices currently available are liable to suffer damage should they become exposed to water. Such water damage is generally caused by building maintenance staff when mopping or polishing elevator cars or entrance hall floors. The slide-in lens design of these units, coupled with the requirement that their lens be removable to facilitate installation, precludes a practical waterproofing solution.

Andy Price, TL Jones Sales Manager for the Pacific Region, comments: "The TL Jones' Microscan "D" range has achieved its IP65 rating through a combination of special over-moulding processes for the cable entries and the use of innovative gaskets to secure the end caps. Similarly, the aluminium and polycarbonate extrusions have been designed to ensure the highest possible level of sealing while still allowing ease of manufacture and assembly."

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[www.tljones.com](http://www.tljones.com)

**INDUSTRY CONTACTS UPDATE:****Electronic & Electrical Technologies Ltd**

Lift maintenance, Modernisation & Repairs  
Contact: **Chris Brake**  
P.O Box 101 426 North Shore Mail Center  
Auckland

Ph: **09 444 4038**

fax: **09 444 9501**

email: [enquiries@eet.co.nz](mailto:enquiries@eet.co.nz)

[www.eet.co.nz](http://www.eet.co.nz)

**Fire Security Services Ltd**

Fire Engineering Services  
Wellington Regional Manager  
Contact: **Fraser Clark** 027 480 7015

Ph: **04 589 0758**

fax: **04 589 0783**

email [fraserc@firesecurity.co.nz](mailto:fraserc@firesecurity.co.nz)

**Instant Access Ltd**

Electronic and Electrical Controls  
Contact: **Gavin Pollard** 0274 467 617  
P.O Box 33 032 Petone  
66 Waione Street, Petone  
Wellington

Ph: **04 589 1244**

fax: **04 589 1344**

email [gpollard@instaccess.com.au](mailto:gpollard@instaccess.com.au)

Web [www.instaccess.com.au](http://www.instaccess.com.au)

**Hi-Spec Elevator & Electrical Services Ltd**

Lift Installation and Registered Electrical Services.  
Contact: **Ian Soult**  
467 Halswell Road, Halswell  
Christchurch.

Ph: **Mobile 021 101 8952**

Hm: **03 322 8349**

email [hi-spec@ihug.co.nz](mailto:hi-spec@ihug.co.nz)

**Tech Elevator Co Ltd**

Lift Installation Services:  
Contact: **Kim Pedersen**  
69 Niven Street  
P.O Box 869  
Napier

Ph: **06 843 6010**

fax: **06 843 6013**

email [pedersenmills@extra.co.nz](mailto:pedersenmills@extra.co.nz)



Well experienced Otis service technician with 15 years in Christchurch, and as General Manager in PNG.

Company set up in 1999 expanding from service work to manufacturing water hydraulic platform lifts - scissor lifts - service lifts both dumb waiter and domestic and short rise wheelchair lifts.

Manufacturing control systems and CAD design.

Agent for IGV hydraulics and Acorn Stair lifts.

**A GLIMPSE AT CHINA JUNE 2005:**

This part of the story began early morning at the Hongkong Railway station in Kowloon. Two Aussies from Surfers joined us to complete our 3 day venture back into mainland China via the Kowloon-Canton Railway through the New Territories.



The two Aussies didn't have a Visa arranged but could easily arrange one; (100yuan), for the few day visit to Shenzhen and Guangzhou in the SE Province of Guangdong (Canton). The temperature was 28 and rising and it was to take about an hour, so while we waited we



slipped into air conditioned comfort, and gorged ourselves on a whole new taste of China through coffee at a local breakfast bar. Very 'McD' like! It was difficult to tell who was the most interested! Us in the morning

breakfast crowd, or the morning breakfast patrons in us! Interestingly it felt a little cooler when I took a photo.

Free at last, as the temperature moved into the 30's we emerged into the Shenzhen Special Economic Zone, which only some 20 or so years earlier had been no more than a sleepy fishing village, but now, Wow!

Well over a million and climbing through money poured in to compete with Hong Kong on its Eastern boundary, and competing it is.



A Young and vibrant architecture, the results of a rampant expansion in infrastructure development and business power is intertwined with freeways, and crass commercialism to

obliterate the storybook China in concrete and steel.

Shenzhen or Auckland, it's hard to tell, the influence is the same. There is talk of a dying



heart in this city, of sleaze and the unwanted beggars, of crime increases and pollution. To us it was another metropolis, but there were the few unique oases. The tranquillity of the Chinese water features, the controlled but honest toil of the manual labourer in the garden, the spirit is not dead yet, but will Shenzhen's young leaders rise to the occasion, or will their thirst for the Western utopia succumb to the creeping coldness of the southern dragon, not experienced in the warmth of the people of Beijing.



The commercial draw of the **Luo hu Shopping Plaza** is



renown to the cash ready tourist. With its huge range of goods it is the heartbeat of tourist Shenzhen.

The "real" China is sold as only an hour

or so train ride from Hong Kong. But then where is the real heart?

It is difficult to find. You may find it at **Splendid China** where the highly choreographed spectacular early evening musical extravaganza is a worthy experience.



Or the **China Folk Culture**



**Village** is a beautiful way to feel the diversity of the 24 ethnic minorities in China, through wandering the beautifully laid out models of their villages.

A Jade boat adorned the foyer of the Hotel and some models of imperialist Brittan's square rigger era in China seep some history to you, but maybe more exploration is necessary, and we haven't the time with only a taste.!



## 2006 – WHAT SHOULD WE FOCUS ON:

It has been an interesting year, with the main issue confronting the lift industry other than the bottom line, being the impact of the 2004 Building Act.

I've sat back and waited, and waited to see the real issues of lift Consent compliance begin to be addressed. But nothing! A whole year added to the preceding 11 and absolutely nothing! Ziltch!

Amendments to the Act were hastily posted to carry over the inept North Island IQP registration structure and Building Certifiers were treated as kicking bags because the DBH couldn't get their head around the insurance issue. And still can't.

The DHB wallowing in leaky buildings had to face the might of the Territorial Authorities, who were ensuring they didn't end up in a similar position to the BC's, following an abysmal record of in-consistent administration of the 1991 Building Act process throughout the country, over the preceding 11 years or so. And all this time the people that are the building industry in New Zealand seem to be given a voice, but not listened to.

The bureaucratic solution seems to focus on cleaning the slate, consolidating the control through proposing a re-accreditation and re-qualification regime for all. Appeasing the establishments of Professional Association and Consultancies seems to prevail, with a seemingly confused concern over dissention brought about by frustration over consistently not demonstrating any understanding of the relevant issues.

But 2005 is nearly gone and 2006 is before us, so let us leave these issues to die in the hope that working together with a little more respect for specific trade experience, rather than solely on academic qualification, will see better progress made.

Although most opinion has probably been given, we are on the verge of seeing the present disorganised lift industry certification process become the status quo, or re-engineered by Consultants that in New Zealand have little to no experience of the industry.

### **1.0 Lift Inspector Certification Structure in NZ.**

We begin with a need for confirmation of the only structured peer reviewed certification body in NZ, the CBIP / AINDT testing and certifying structure.

To ensure this is still relevant under the new Building Act, a re-confirmation of the exam and certificate process needs to be reviewed by the lift industry representatives, and finally proposed to the DBH, for acceptance as a suitable lift inspection certification process.

### **2.0 Lift Inspection Consent Process for NZ:**

At present it is disjointed, inconsistent and non-existent in some cases.

The lift industry is well situated to provide a single, efficient and auditable process for consistent inspection in New Zealand, but firstly it requires approval of a single check list process to be adopted by all BCA's to use whenever they receive a Building Consent application to ensure consistent results.

Secondly, it requires a body of industry recognised and respected lift inspectors, competent to carry out a consistent testing and inspection of all first time and upgraded installations.

And thirdly to retain consistency through the Compliance Schedule process, it requires a single internet accessible data-base record for all D2 installation that includes:-

- ? A categorised base specification (lift particulars).
- ? A recommended frequency of service.
- ? Identification of the pertinent IQP check list or manufacturers recommended check list.
- ? The manufacturer and service provider details.
- ? BCA records and Building Compliance Schedule location.

These details would need to be forwarded by the BCA as part of the final Consent Compliance record process directly to the DHB central DB.

### **3.0 Annual Licensed Building Practitioner Process:**

A single accessible centralised LBP registration body needs to be in place that administers a categorised list of LBP's. This needs to be internet accessible and able to source the above lift Consent data at any time, anywhere to provide D2 LBP's with accurate, up to-date data on all building lift systems requiring inspection.

This data base should also provide an accurate, accessible industry resource for historical and statistical purposes, long lost since introduction of the Building Act 1991.

### **4.0 And Last But Not Least, A Viable Association.**

This is up to the lift industry. With these changes to the certification structure in NZ, it is critical that the NZLEA become a proactive and representative body of the complete industry, to provide leadership, assist with the industry record and to provide a communication and experienced resource for all who put their hand up to wish to work within this industry.

The occasional industry representative lobbying of the DHB may also not astray, rather than just have to berate them in print as a frustrated industry concerned individual, that I feel I just have to do. Ed.