"If you can't measure it, you can't improve it."

How Does it Work?

Soludex™ is a unique elevator maintenance inspection program designed to give you objectivity, measurability and accountability for your elevator maintenance.

Soludex™ is a rewards program where each elevator is given points for components, and based on the deficiencies, we deduct points. The more points we deduct, the lower the score. The type of deficiencies is also important because they are weighed by importance so that safety related deficiencies are not weighed with the importance of housekeeping.

The categories of deficiencies and rationale are as follows:

❯ Safety

Safety related deficiencies count the most (30%) for many self explanatory reasons like injury and liability. These are usually Elevator Code related items which must be done as soon as possible. When in red, these items are urgent.

❯ Performance

Performance is the second most important category because the elevator lifecycle is dictated by tenant satisfaction and approval. Furthermore, elevators score poorly in buildings and improving the elements that impact the tenant is an important issue. Performance scores have a multiple of (25%) and are the second most important item for the Soludex™ Rating. Some of the items like nudging are Elevator Code related but for the most part, these are suggested values that we encourage dialogue on.

❯ Logbook

Logbooks are tied to owner responsibility and liability. Hence their status will weigh on the contractor's grade which is weighed at (20%). These are items that are Elevator Code related and mandated maintenance requirements. Therefore not completing these items contravenes the code for maintenance requirement.

❯ Major work

Major work is weighed at (15%) and is an important element which measures the equipment's life cycle expectancy and contractor's commitment to the site and use of resources. If the site scores low (i.e. lower than 50%), then the contractor could be demonstrating that the required resources to improve the equipment are not available or the site is not being promptly serviced. Other elements are considered when reviewing major work to determine where the deficiency is from. Some elements to major work can be code related like brake pads, ropes, bearing while some may not be; like steppers, arcing on motors and leaks on machines.

❯ Housekeeping

Housekeeping is the final element with a total impact of (10%). This is not significant alone but compounded with other categories it can take the much needed points which would result in a drop from good to poor as an example. Depending on the level of dirt, these can be code related if the car top is oily and fluffy and the pits are covered in paper and dirt.
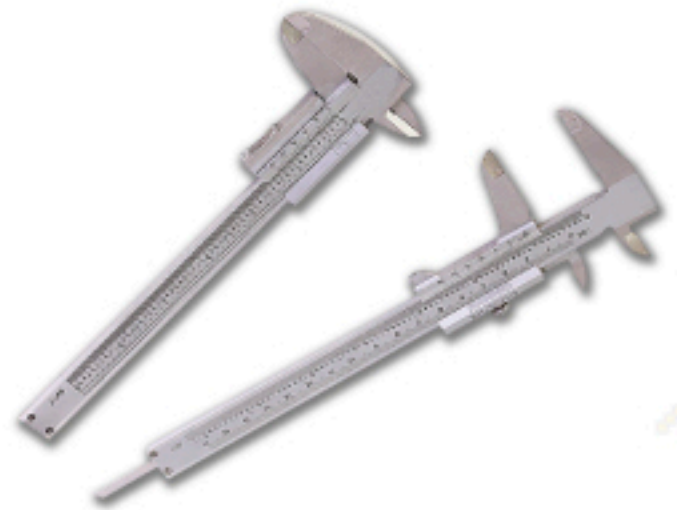
With our Soludex system we can quantify your elevator performance into numbers that make sense.