

Our focus is not only on adopting new ideas and formats, but developing new trends designed to simplify, yet maximize results.

As standard practice, Solucore would dispatch a professional engineer to perform an elevator inspection. Our experienced staff will examine and evaluate the quality of maintenance and the condition of the elevator machine room, car top, cab, pit, hoistway and fixtures.

Since we are fully licensed, we do not require any assistance from the elevator contractor.

Solucore performs many types of elevator inspections including:

- Maintenance inspections
- Technical audits and reviews
- Equipment condition surveys
- Accident investigations
- Due diligence inspections
- Construction acceptance inspections
- NYC & surrounding area inspections, third party witnessing for Category 1 & 5 inspections

We inspect elevator components as well as review the quality of adjustments with respect to industry standards. Some of the performance parameters and equipment that are measured include but are not limited to the following:

Machine Rooms

Traction machines	Isolation
Selectors	Piping
Steppers	Pump
Controllers	Cathodic protection
Motors	Wiring
Drive sheaves	Fuses
Bearings(pedestal & end bell)	Relays
Valves	Overload
Governors	Schematics
Generator	

Hoistways

Hoist ropes	Travelling cables
Hoistway tape readers	Compensating rope/chain
Hoistway equipment	
Guides	
Limit switches	
Deflector sheave	
Counterweights	
CWT guide shoes	
Landing tape	
Landing vanes	

Car Tops

Door operators
Landing system
Inspection station
Stabilizers
Escape hatch
Hitch plate
Shackles
Infrared detector
Car guide shoes
Car top sheave

Pits

Pit buffers	Compensating guides
Cylinders	Limit switches
Compensating sheave	Fascia
Pit switch	Pit steel
Plank switch	Piping
Load weighing	Followers

Cabs

Fan & door noise levels	Car fixtures
Door force	Horizontal & vertical acceleration
Operating times	Ride quality
Car speed	Door open & close times
Car & hall dwell times	Central control panel
Jerk rate	Emergency alarm bell
Levelling accuracy	Communication equipment
Door safety	Anti-nuisance (where applicable)



Solucore will inspect several safety features of your elevator system to ensure that passenger safety is not compromised.

At Solucore Elevator Solutions, we will also review your maintenance contract and records kept in the elevator machine room. We will ensure the adherence to section 12/J maintenance requirements of the CSA B44 elevator code effective since April 1, 1993.

Soludex Rating:

We will include our Soludex rating for elevators and escalators in our reports. This rating system can help you evaluate the elevator maintenance in comparison to other buildings.

Soludex™ Rating

50.3%

Soludex Rating				80.28%			
Rear Door(s)	1						
Traction	2						
Hydraulic	0						
Total Elevators	2						
	Quantity	Available	Deducted		Quantity	Available	Deducted
Safety (Multiple 30%)			75%	Major Work (Multiple 15%)			67%
Brakes	1	2		Leaks	1	2	2
Leveling	1	2	2	Ropes / Cables	2	4	
Door pressure	1	3		Chains / Gears	1	3	
Self closing	1	2		Bearings	1	2	
Jumpers/Fuse	1	2	2	Sheaves	1	2	1
Door Edge	1	3		Rollers	1	2	
Safeties/Seals	1	2		Brakes	1	2	
Total Points	7	16	12	Governor	1	2	
				Machine	1	2	2
Performance (Multiple 25%)			35%	Motor	1	2	2
Nudging	1	3	1	Generator / Pump	1	2	2
Speed	2	4	4	Stabilizer / Electrical	1	2	
Flight times	2	4	4	Cylinders	0	0	
Dwell times	2	4	4	Valves	0	0	
Door Speed	2	4		Total Points	13	27	18
Cab Noise	1	2					
Ride quality	1	2	2	Housekeeping (Multiple 10%)			41%
Total Points	11	23	8	Machines & Room	2	4	4
				Motors/Generators	2	4	3
Logbook (Multiple 20%)			25%	Controls & Gov	3	6	4
Monthly	1	2	2	Pit & Equipment	3	6	2
Oil logbook	0	0		Car tops & Equip	3	6	4
Annual	1	2	2	Hoistway Cleaning	2	4	2
Five year	1	2	2	Hoistway Doors	1	2	
Callbacks	1	2		Total Points	16	32	13
Total Points	4	8	2				

Excellent

80.0% – 90.0%

Very Good

70.0% – 79.9%

Good

60.0% – 69.9%

Below Average

50.0% – 59.9%

Poor

40.0% – 49.9%

Unacceptable

0.0% – 39.9%

Photo Reference:

Our reports will include a photo reference in full colour. The photos can be used to independently verify the condition of the equipment, and the deficiencies noted in the reports.

Included Meeting:

At Solucore we include a comprehensive meeting with our clients to discuss the reports, and a meeting with the contractor to discuss any issues that may be raised as a result of our inspection.

Ride & Vibration Analysis:

In addition, we will inspect the elevators using the latest EVA-625 vibration analysis tool to identify worn or damaged gears, bearings and rollers. Our reports will also include a detailed section on ride quality, complete with easy to read graphs.

Capital Expenditure Study:

Our reports will also identify capital expenditures required over the next five or ten years. These costs will be based on priorities and are for items that are obsolete.