



June 23, 2011

## **ELEVATOR SECTION BULLETIN**

### **COMPLIANCE PLANS AND COMPLIANCE SCHEDULES**

2011 Session Laws, Chapter 26 (House File 664) establishing new Section 326B.188 that provides specific timelines for compliance with elevator code changes affecting existing elevators and related devices. These provisions become effective August 1, 2011.

The provisions of this new section will allow an owner of existing elevators and related devices to submit a compliance plan to the department or municipality with its own inspection authority by Dec. 30, 2011, or within 60 days after notice of required compliance, whichever is later. Under an approved compliance plan, up to three years is allowed for code compliance to be accomplished.

#### **COMPLIANCE SCHEDULE:**

Minnesota Rules Part 1307.0090, Subpart 7b

Each compliance plan submitted to the department shall contain a code compliance schedule. The schedule shall contain the following items:

- A list of the required code items that were cited by the authority having jurisdiction.
- A scheduled date for completion of each item.
- Where required code related items contain a compliance deadline in rule, documented interim mitigation shall be provided. (See bulletin on mitigating hazards)

#### **REMOVAL FROM SERVICE:**

Minnesota Statutes, Section 326b.175

An elevator related device may be removed from service for any of the following reasons:

- An unsafe condition is present.
- A compliance plan is not submitted within the defined timeline.
- A compliance plan is not followed.



January 25, 2011

## ELEVATOR SECTION BULLETIN

### Compliance schedules and the Dec. 30, 2011 deadline

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A compliance schedule allowed by Minnesota Rule 1307.0090 subpart 7(b) extending the Dec. 30, 2011, deadline for compliance with cylinder bulkhead, door restrictor and fire service elevator requirements in the elevator code must identify the specific compliance items included in the schedule, include specifics about the work being performed and an acceptable timeline for completion of each item. The compliance schedule must also include conditions or actions that provide mitigation of the risks for each compliance item. The compliance schedule must include conditions and/or actions that will justify the department's approval of the owner's schedule for compliance beyond the Dec. 30, 2011 deadline.

Because there is no practical way to mitigate the hazard related to door restrictors, the department will not consider a compliance schedule for them.

The following are examples of conditions or actions in place, individually or in combination, during the interim period that may be used to justify acceptance of a compliance schedule related to the safety bulkhead and fire service:

#### Safety bulkhead:

- Increase the frequency of pressure tests.
- Have interim tests witnessed by the department inspectors.
- Monitor the oil levels every 2 weeks and submit the oil log monthly to the Department with the stipulation that any oil loss attributed to the cylinder will result in the elevator being removed from service immediately.

#### Fire Service:

- In buildings occupied 24/7, provide a documented fire emergency plan that includes removing the elevators from service.
- Install an alarm system.
- Provide "In Case of Fire" signage at the elevator entrances directing individuals to not use in the event of fire.
- Include any pertinent information on the type of construction that would lessen the fire hazard in the building.
- In residence type buildings, providing training and instruction to occupants regarding the hazards of using elevators in the case of a fire.

These are just a few examples of what may be provided and installations might have existing conditions that may dictate the necessity to provide further conditions or actions to mitigate the risks involved.