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Municipal CPPCC members pay attention to residential elevator safety and solve three problems

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Fuzhou Daily, August 4 (Reporter Xie Xingxing) With the acceleration of urbanization, there are more and more high-rise residential buildings, and the number of residential elevators has increased rapidly. At the same time, elevator safety also has problems such as "congenital deficiency", "acquired mismanagement", and "no support for the elderly". In response to these problems, the Municipal CPPCC held a consultation symposium on the handling of key proposals yesterday. In the proposal "Several Suggestions on Strengthening the Safety Management of Elevators in Residential Communities", Lin Changqing, a member of the Municipal CPPCC, proposed that multi-faceted supervision should be improved in the planning, design, and approval stages, the later stages of development and construction, and the maintenance and protection stages, so as to achieve both symptomatic and root cause treatment to improve elevator safety management. At the symposium, relevant functional departments also responded.

Current situation: Three major elevator safety issues are difficult to solve

It is understood that there are currently 39,849 registered elevators in our city, ranking first in the province, and the number is growing at an average annual rate of about 15%. Among them, there are 1,233 old elevators with a service life of more than 15 years, and the number of old elevators is increasing at a rate of more than 40% per year; 5,259 users, 413 related elevator brands, and 96 elevator maintenance units are involved. The number of elevators is growing rapidly, and the number of old elevators is increasing day by day. There are also many related units involved in elevator planning, installation, and maintenance, which leads to three major problems in elevator safety: "congenital deficiency", "acquired mismanagement", and "no support for the elderly".

"The elevator setting standards of developers meet the specifications of various departments, but they generally purchase basic elevators with low configuration and low performance, which leads to inherent defects such as poor elevator riding comfort and poor safety protection performance." Municipal CPPCC member Lin Changqing said in the proposal that if there are problems with the development and construction structural design, the civil engineering does not meet the elevator installation requirements, and the supervision is divided into different departments, the difficulty of supervision will cause hidden dangers such as elevator safety.

The problem of "acquired mismanagement" is mainly due to the fact that many residential property owners do not have professional management capabilities, or even no property, which leads to many management problems. In addition to the property, elevator maintenance is also often irresponsible.

The problem of "no support for the elderly" is even more serious at present. The number of old elevators is increasing at a rate of more than 40% per year. Property companies do not have the law enforcement power to force them to stop operating, and are subject to many constraints. It is difficult for them to use maintenance funds and apply for priority "green channels".

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Strengthen management in stages to achieve both symptomatic and root cause treatment

To address the problem of "congenital deficiencies", we must start from the source. Municipal CPPCC members suggested that during the planning, design and approval stages, government departments should strengthen the design of supporting elevators for residential development, supporting selection, preliminary review of completed results and comprehensive inspection of completed projects; study and improve the current elevator design standards to improve elevator safety from the source. In the later stages of development and construction, after the elevator is delivered to the property, although it operates normally, it actually has mechanical wear or safety operation hazards. It is recommended to add a property "acceptance inspection" link.

In response to the problem of "acquired loss of management", members of the Municipal CPPCC suggested making full use of the Internet of Things and cloud computing to scientifically supervise industry management. For example, after the relevant functional departments and elevator brand companies conduct research, they can establish reference network platforms such as elevator daily management fees, elevator parts consultation and elevator parts supplier access framework, and promote the "beneficiary owner elevator special maintenance working capital" system to shorten the maintenance time limit and improve the safety factor of equipment. In addition, it is necessary to increase the punishment of each maintenance unit, implement credit supervision, and establish a blacklist system. During the delivery and subsequent maintenance stage, in view of the proposed Fujian Provincial Local Standard "Elevator User Safety Management Specifications", the respective responsibilities of the user unit (person) and maintenance unit are clarified to further strengthen the elevator safety management specifications.

In response to the problem of "no support for the elderly", members of the Municipal CPPCC suggested that the Quality Supervision Bureau, Special Inspection Institute and other relevant functional departments establish an "elevator maintenance review and supervision agency" platform for unified management, and that the use of maintenance funds and priority applications be subject to one-stop review by authoritative functional departments. "Since there are many regulatory departments, it is recommended that all departments work together to improve management measures."

Response: Various departments take multiple measures to promote problem solving

At the symposium, the Municipal Market Supervision Administration stated that the "congenital deficiency" problem lies in the standards, and the government needs to introduce elevator selection and configuration regulations that are higher than the current standards to clarify the quantity, quality and other contents. Regarding the responsibilities of users and maintenance units and the funding level, the progress of elevator legislation will be further tracked to strive for the adoption of relevant opinions. In addition, this year, the Municipal Market Supervision Administration will jointly organize free training for elevator safety managers with the Provincial Special Inspection Institute, the Municipal Housing Authority and other units to improve the professional level of managers.

The Municipal Housing Authority stated that in the next stage, it will work with the price department to start adjusting the government guidance price standards for property fees, scientifically refine and reasonably calculate the costs of daily elevator management expenses to protect the legitimate rights and interests of property companies and owners. At the same time, it will optimize the management of the use of maintenance funds and do a good job in menu-based property service charges.

The Municipal Planning Bureau stated that it is currently further standardizing design management and refining the details of elevator structure safety reviews, thereby strengthening the planning management of design plans for adding elevators to existing residential buildings.





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As the leading unit for elevator safety management, the Municipal Market Supervision Administration stated that it will take the lead in contacting relevant units for joint meetings to further study and refine feasible measures based on the suggestions put forward by the members.

[Editor: Huang Xinjin]













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