

Our Reference: APPBCA-2017-14

Building Plan & Management Group

1 December 2017

See distribution list

Dear Sir/Madam

**AMENDMENTS TO PART K OF APPROVED DOCUMENT ISSUED BY  
THE COMMISSIONER OF BUILDING CONTROL UNDER THE  
BUILDING CONTROL REGULATIONS 2003**

- (A) IMPLEMENTATION OF SS 626:2017 – CODE OF PRACTICE FOR DESIGN, INSTALLATION AND MAINTENANCE OF ESCALATORS AND MOVING WALKS**
- (B) NEW TECHNICAL REQUIREMENTS FOR LIFTS AND ESCALATORS**

**OBJECTIVE**

The purpose of this circular is to provide information on the following amendments to the Approved Document, Part K<sup>1</sup>:

- a) Implementation of SS 626:2017 – Code of Practice for Design, Installation and Maintenance of Escalators and Moving Walks; and
- b) New requirements for lifts and escalators.

**(A) IMPLEMENTATION OF SS 626:2017 – CODE OF PRACTICE FOR DESIGN, INSTALLATION AND MAINTENANCE OF ESCALATORS AND MOVING WALKS**

2. Previously, BCA had informed the industry through a circular issued on 8 June 2017 (reference: APPBCA-2017-08) of the upcoming replacement of CP15 with the new SS 626:2017 – Code of Practice for Design, Installation and Maintenance of Escalators and Moving Walks as the acceptable standard for the design of escalators.

---

<sup>1</sup> The Approved Document is issued by the Commissioner of Building Control pursuant to Regulation 27 of the Building Control Regulations 2003.

3. This amendment will be implemented on 1 March 2018. Projects whose first set of plans (either building plans or structural plans, whichever is earlier) is submitted to the Commissioner of Building Control for approval under the Building Control Act on and after 1 March 2018 must ensure that the escalators in the project are designed and installed in accordance with the relevant requirements in SS 626:2017.

**(B) NEW TECHNICAL REQUIREMENTS FOR LIFTS AND ESCALATORS**

4. As previously informed through the circular (reference: APPBCA-2017-08) issued on 8 June 2017, new requirements for new lifts, and escalators will be included as part of the acceptable solution for the design of lifts and escalators. The new requirements are:

Lifts	Escalators
<ul style="list-style-type: none"> <li>a. Light curtains as door protective device for lifts</li> <li>b. Emergency communication device for communication with emergency personnel</li> <li>c. Video recording</li> </ul>	<ul style="list-style-type: none"> <li>a. Step upthrust prevention</li> <li>b. Video recording</li> </ul>

5. This amendment will be implemented on 1 March 2018. The requirements will apply only to new projects where the first set of plans (either building plans or structural plans, whichever is earlier) is submitted to the Commissioner of Building Control for approval under the Building Control Act on or after 1 March 2018.

6. Currently, stairlifts, vertical platform lifts and home lifts<sup>2</sup> already need to meet BCA’s requirements under the Building Control Act and Building Control Regulations. For clarity, the Approved Document will now set out the specific standards acceptable to BCA for each lift type. They are as follows:

- a. For vertical platform lifts:
  - i. EN 81-41 – Safety rules for the construction and installation of lifts – Special lifts for the transport of persons and goods. Part 41: Vertical platforms intended for use by persons with impaired mobility;
  - ii. ASME 18.1 – Safety standard for platform lifts and stairway chairlifts; or
  - iii. Other relevant standards which are acceptable to the Commissioner of Building Control

<sup>2</sup> “Home lift” means a lift, not being common property, installed in a private home solely for the use of its occupants, but does not include a stairlift or a vertical platform lift.

- b. For stairlifts:
  - i. EN 81-40 – Safety rules for the construction and installation of lifts – Special lifts for the transport of persons and goods. Part 40: Stairlifts and inclined lifting platforms intended for persons with impaired mobility;
  - ii. ASME 18.1 – Safety standard for platform lifts and stairway chairlifts; or
  - iii. Other relevant standards which are acceptable to the Commissioner of Building Control.
  
- c. For home lifts:
  - i. SS 550 - Code of Practice for Installation, Operation and Maintenance of Electric Passenger and Goods Lifts; or
  - ii. other relevant standards which are acceptable to the Commissioner of Building Control.

## CLARIFICATIONS

7. A copy of the amended Approved Document that will come into effect on 1 March 2018 will be available for download from 1 December 2017 onwards at BCA's website.

8. We would appreciate it if you could convey the contents of this circular to the members of your organisation. For further information, you may send an email to [BCA\\_Lift\\_Escalator@bca.gov.sg](mailto:BCA_Lift_Escalator@bca.gov.sg) or call us at (65)1800-342-5222. Thank you.

Yours faithfully



HASHIM BIN MANSOOR  
DIRECTOR  
ELECTRICAL AND MECHANICAL ENGINEERING DEPARTMENT  
BUILDING PLAN AND MANAGEMENT GROUP  
for COMMISSIONER OF BUILDING CONTROL

## DISTRIBUTION LIST

President  
Association of Consulting Engineers, Singapore  
secretariat@aces.org.sg

President  
Association of Property & Facility Managers  
secretariat@apfm.mygbiz.com

President  
Board of Architects  
boarch@singnet.com.sg

Director  
Building and Infrastructure  
Defence Science & Technology Agency  
ong\_yew\_hing@dsta.gov.sg

Deputy Chief Executive Officer (Building)  
Housing & Development Board  
Fong\_Chun\_Wah@hdb.gov.sg

President  
Institution of Engineers, Singapore  
ies@iesnet.org.sg

Director  
Engineering & Operations Group  
JTC Corporation  
mark\_koh@jtc.gov.sg

Director  
Engineering Planning Division  
JTC Corporation  
koh\_chwee@jtc.gov.sg

Deputy Chief Executive  
Infrastructure & Development  
Land Transport Authority  
chua\_chong\_kheng@lta.gov.sg

Divisional Director  
Infrastructure and Facility Services Division  
Ministry of Education  
Choo\_lee\_see@moe.gov.sg

Chief  
Health Infrastructure Project  
MOH Holdings Pte Ltd  
info@mohh.com.sg

Director  
Procurement and Project Facilitation Department  
National Environment Agency  
tan\_kok\_hoe@nea.gov.sg

Senior Director  
Building & Estates Management  
People's Association  
foo\_soon\_leng@pa.gov.sg

President  
Professional Engineers Board, Singapore  
registrar@peb.gov.sg

Director  
Engineering Development & Procurement Department  
Public Utilities Board  
young\_joo\_chye@pub.gov.sg

President  
Real Estate Developers' Association of Singapore  
enquiry@redas.com

Deputy Chief Executive Officer  
Sentosa Development Corporation  
agencies\_circulars@sentosa.com.sg

President  
Singapore Contractors Association Limited  
Construction House  
enquiry@scal.com.sg

President  
Singapore Institute of Architects  
info@sia.org.sg

President  
Singapore Institute of Surveyors & Valuers  
sisv.info@sisv.org.sg

President  
Singapore Lift & Escalator Contractors & Manufacturers Association  
bstan@ctlclaw.com

Chief  
Sports Facilities Group  
Sport Singapore  
Lim\_hong\_khiang@sport.gov.sg

President  
Society of Project Management  
sprojm@yahoo.com

Chief Planner  
Urban Redevelopment Authority  
lim\_eng\_hwee@ura.gov.sg

All CORNET e-info subscribers

All registered lift service contractors with BCA RW02

All registered escalator service contractors with BCA RW03

All lift and escalator owners including Town Councils