PART 1 - GENERAL

1.1 SUMMARY

A. Section includes: Electric Traction Elevators
   1. Concealed sprayed fire-resistive materials for application to steel and concrete.
   2. Topcoats, if required.

B. Industry and government standards:
   1. ICC/ANSI A117.1 Accessible and Usable Buildings and Facilities
   2. ADAAG – Accessibility Guidelines for Buildings and Facilities
   3. ANSI/NFPA 70, National Electrical Code
   4. ANSI/NPPA 80, Standard for Fire Doors and Fire Windows
   5. ASME/ANSI A17.1, Safety Code for Elevators and Escalators.

1.2 QUALITY ASSURANCE

A. Manufacturer: Minimum of ten years experience in fabrication, installation and service of elevators of the type and performance of the specified. The manufacturer shall have a documented quality assurance program.

B. Installer: The equipment manufacturer shall install the elevator.

C. Inspection and Testing: In accordance with requirements of local jurisdiction, obtain required permits, inspections and tests.

1.3 WARRANTY

A. Material and workmanship of the installation shall comply in every respect with contract documents. Correct defective material or workmanship which develops within one year from date of final acceptance of work to the satisfaction of the University, Purchaser and Consultant at no additional cost, unless due to ordinary wear and tear, or improper use or care by Purchaser. Perform maintenance in accordance with terms and conditions indicated in Preventive Maintenance Contract. This warranty shall not limit or preclude any other rights the Trustees have under the Contract Documents or applicable law.

B. Defective is defined to include, but not limited to; operation or control system failures, performance below required minimum, excessive wear, unusual deterioration or aging of materials or finishes, unsafe conditions, the need for excessive maintenance, abnormal noise or vibration, and similar unsatisfactory conditions.

C. Make modifications, adjustments and improvements to meet performance requirements in Parts 2 and 3.

1.4 MAINTENANCE

A. Interim
   1. When one or more elevators are near completion and ready for service, the Purchaser may accept elevators for interim use and place in service before entire installation of all elevators has been completed and accepted.
   2. During this period, Purchaser may pay a mutually agreed upon amount per elevator for preventive maintenance. Indicate amount per unit per month with bid.

3. Temporary acceptance form must be acceptable to Purchaser and signed prior to use.
4. Purchaser retains the option to delete cost of warranty maintenance from new equipment contract and remit twelve equal installments directly to Provider during period in which work is being accomplished.

B. Warranty Maintenance
1. Provide preventive maintenance and 24-hour emergency callback service for one year commencing on date of final acceptance by Purchaser. Systematically examine, adjust, clean, and lubricate all equipment. Repair or replace defective parts using parts produced by the manufacturer of installed equipment. Maintain elevator machine room, hoistway, and pit in clean condition.
2. Use competent personnel, acceptable to the Purchaser, supervised and employed by the Provider.
3. The warranty maintenance period specified in Item 1. Above shall be extended one month for each three-month period in which equipment-related failures average more than .25 per unit per month.
4. Purchaser retains the option to delete cost of warranty maintenance for new equipment contract and remit twelve equal installments directly to Provider during period in which work is being accomplished.

PART 2 - PRODUCTS

2.1 MANUFACTURER

A. Provide AC gearless machine room-less elevator systems subject to compliance with the design and performance requirements of this specification. Elevator manufacturers may include but are not limited to one of the following:
1. Basis of Design: EcoSpace traction elevators by KONE, Inc. (www.kone.com).
2. Other acceptable machine room-less products:
a. Otis Elevator Co. – Gen2 Product

PART 3 - EXECUTION

3.1 GENERAL

A. As required to meet all applicable Elevator, State Fire Marshal,CBC and ADA codes and maintain manufacturer’s warranty.

B. Obtain required permits and provide originals to the University’s Representative.

END OF SECTION