(i) Check the performance of the complete Installation, including cleaning and adjusting all control devices as and when technically necessary.

(ii) Instruct the Employer's operators/maintenance crew in respect of the emergency rescue, correct operation procedure etc.

(iii) Report in writing to the Employer any defects discovered, coming to light or observed in any part or parts of the Installation. Such reports shall state fully the cause(s) of such defect(s) and shall include, where applicable, an estimate of the cost of repairs or replacement of the defective part or parts required.

(iv) Record, in the log book for each element of the Installation, kept by the Employer, particulars of all maintenance or repair works carried out and initial all entries in the log book.

(v) Tests as and when necessary, any part of the Installation.

(vi) Report in writing to the Employer all servicing & maintenance works carried out.

The Sub-Contractor shall include the services of an authorized examiner to take charge of the installation, verify that the lifts and/or escalators as the case may be have been installed to comply with all relevant code of practices as required by the Authorities and all costs connected therewith including all fees payable to the Authorities are deemed to have been included in the Maintenance Prices submitted. The authorized examiner shall be registered for the inspection of hoists and lifts under the Factories Act, administered by the Ministry of Manpower.

13.6 Consumable Materials

The replacements of the following parts and consumable items are deemed included in the servicing and maintenance work during the Maintenance Period as well as in the future servicing and maintenance after the Maintenance Period:

(a) Landing door contact

(b) Door safety device

(c) Car guide shoes

(d) Counterweight guide shoes

(e) Car door shoes

(f) Landing door shoes

(g) All electric fuses, light bulbs (fluorescent, halogen or LED) as replacements for blown fuses and bulbs

(h) All oil and grease required for the lubrication of bearings, pivots and other moving parts

(i) All wiping cloths and other cleaning materials/compound required for cleaning purposes