Buildings

Promulgation Details for 1 RCNY 3610-04

This rule became effective on October, 26, 2015.

This rule has an effective date of 10-26-15.

NOTICE OF ADOPTION OF RULE

NOTICE IS HEREBY GIVEN, pursuant to the authority vested in the Commissioner of the Department of Buildings by Section 643 of the New York City Charter and in accordance with Section 1043 of the Charter, that the Department of Buildings hereby adopts new Section 3610-04 of Subchapter K of Chapter 3600 of Title 1 of the Official Compilation of the Rules of the City of New York, regarding multicompartment elevators.

This rule was first published on August 12, 2015 and a public hearing thereon was held on September 11, 2015.

Dated: 9/16/15
New York, New York

Rick D. Chandler, P.E.
Commissioner

Statement of Basis and Purpose of Rule

The rule adds a new section 3610-04 regarding multicompartment elevators to Title 1 of the RCNY. The rule updates the provisions of section 2.27 of American Society of Mechanical Engineers ("ASME") standard A17.1-2000 to conform it to the requirements of ASME A17.1-2013. By requiring additional safety enhancements for multicompartment elevators during fire emergency operations, the updated standard also enhances public safety.

The Department of Buildings' authority for this rule is found in sections 643 and 1043 of the New York City Charter, section 28-103.19 of the New York City Administrative Code and section BC 3001.2 of the New York City Building Code.

New material is underlined.
[Deleted material is in brackets.]

"Shall" and "must" denote mandatory requirements and may be used interchangeably in the rules of this department, unless otherwise specified or unless the context clearly indicates otherwise.

Subchapter K of Chapter 3600 of Title 1 of the Rules of the City of New York is amended by adding a new Section 3610-04, to read as follows:

§ 3610-04 Multicompartment elevators. Pursuant to Section 28-103.19 of the New York City Administrative Code and Section BC 3001.2 of the New York City Building Code, Section 2.27.3.5 of American Society of Mechanical Engineers A17.1-2000, with supplements A17.1a-2002 and A17.1b – 2003, as modified by Chapter K1 of Appendix K of the New York City Building Code, is hereby amended to read as follows:

SECTION 2.27
EMERGENCY OPERATION AND SIGNALING DEVICES

Delete and revise Section 2.27.3.5 to read as follows:

2.27.3.5 Multicompartment Elevators. Multicompartment elevators shall also conform to 2.27.3.5.1 through 2.27.3.5.10 and shall be designed to have a usable hoistway entrance for the lower compartment when the upper compartment is at the designated or alternate level. When the upper compartment has been recalled to the designated or alternate level and Phase I Emergency Recall Operation is in effect, the car and hoistway doors for both compartments shall open.

Delete and revise Section 2.27.3.5.1 to read as follows:

2.27.3.5.1 The "FIRE RECALL" switch (2.27.3.1) shall be located at the designated level served by the upper compartment. Where a sky lobby exists, a "FIRE RECALL" switch shall also be located at the floor served by the upper compartment that is immediately above the sky lobby level. This level above the sky lobby level shall be the sky lobby designated level.

Delete and revise Section 2.27.3.5.2 to read as follows:

2.27.3.5.2 The Phase II Emergency In-Car Operation switch (see 2.27.3.3) shall be located in the upper compartment.

Add new Sections 2.27.3.5.3 through 2.27.3.5.10 to read as follows:

2.27.3.5.3 A visual and audible signal (see 2.27.3.1.6(h)) shall be provided in the main car operating panel of both the upper and lower compartments.

2.27.3.5.4 A minimum 3" diagonal video display shall be installed in the car operating panel of the upper compartment so that the entire floor area in the lower compartment is visible. The display shall show the lower compartment when the upper deck is on Phase I Emergency Recall Operation and is at the designated level with the car doors open and shall remain on during Phase II Emergency In-Car Operation.

2.27.3.5.5 Moving the Phase II Emergency In-Car Operation key switch to the "FIREMAN SERVICE" position shall result in locking out the lower compartment.

(a) When placed in the "FIREMAN SERVICE" position, the control system shall:

(1) disable all door reopening devices in the lower compartment; and

(2) initiate closing of the lower compartment doors in accordance with 2.13.4.2.1(c).

(b) When the upper compartment is stopped at the designated level, the Phase II Emergency In-Car Operation key switch is in the "NORMAL" position and Phase I Emergency Recall Operation is in effect, the lower compartment doors shall be opened.

2.27.3.5.6 Two-way hands-free voice communication shall be established between the upper and lower compartments when the elevator is on Phase I Emergency Recall Operation, the upper compartment is at the designated or alternate level, and the car and hoistway doors are open. Voice communication between the two compartments shall be maintained until such time as the elevator is returned to normal service.

2.27.3.5.7 A switch labeled "LOWER COMPARTMENT RECOVERY" with two positions marked "OFF" and "ON" shall be located adjacent to the elevator at the designated level. The key shall only be removable when the switch is in the "OFF" position.

(a) When the switch is in the "ON" position, the doors of the upper and lower compartments shall close in accordance with 2.13.4.2.1(c), and the lower compartment shall move to the designated level.

(b) When the lower compartment arrives at the designated level, the doors of the lower compartment shall open and remain open until the switch is turned to the "OFF" position. The doors of the upper compartment shall remain closed.

(c) When the switch is turned to the "OFF" position, the doors of the lower compartment shall close and the upper compartment shall arrive at the designated level and open the doors.

(1) The doors of the upper compartment shall remain open until:

(i) the elevator is placed on Phase II Emergency In-Car Operation; or

(ii) the elevator is returned to normal operation.

(2) The doors of the lower compartment shall remain closed until such time as:

(i) the elevator is returned to normal operation;

(ii) the "LOWER COMPARTMENT RECOVERY" switch is operated and the lower compartment has returned to the designated level; or

(iii) the elevator is on "FIREMAN SERVICE" Phase I Emergency Recall Operation.

2.27.3.5.8 Activation of a fire alarm initiating device at either the designated level or the level below the designated level shall cause the elevator(s) to travel to the alternate level.

2.27.3.5.9 Activation of a fire alarm initiating device at the sky lobby or the level above the sky lobby (which is the sky lobby designated level) shall cause the elevator(s) to travel to the sky lobby alternate level.

2.27.3.5.10 Alternate levels shall be located in accordance with the following provisions:

(a) Where no blind hoistway exists, the alternate level shall be three (3) levels above the designated level.

(b) Where blind hoistways exist, the alternate level shall be the second level above the blind hoistway.

(c) The sky lobby alternate level shall be three (3) levels above the sky lobby designated level.