

## 1. Background

The purpose of this practice note is to provide guidance in terms of the acceptable installation of hydraulic/mechanical platform stacker lifts for car parking.

In recent years, we have seen increased use of car lifts in commercial and residential development. As Auckland grows and areas for parking become more valuable, we will see more use of these types of car parking systems.

Concerns have been raised about the number of car parking stacker pit type lifts being installed in apartment buildings. Upon investigation, it appears there is a genuine concern for public safety with the use of these lifts. With the majority of these lifts being installed in multi unit complexes where many of the properties have a high tenancy turn over, it is hard to ensure people receive adequate training in the safe use of the lifts. The concern involves the possibility of people being caught or crushed by the lift resulting in serious injury or even death.

Currently there is no requirement under the Building Code for these lifts to have a secondary safety system to prevent accident or worse injury to people. The purpose of this practice note is to provide some guidance around the safety requirements.

## 2. Policy

Auckland Council requires that any car platform stacking devices have a secondary safety system to override and prevent human error.

These systems comprise an infrared 'eye' beam systems across the threshold of the pit lift. The purpose of eye beams is to ensure that if someone or something was to cross over the threshold while the lift is in operation, the lift will stop until the obstacle is removed. There must also be adequate safety barriers to any exposed sides of the lift platforms to prevent danger from falling.

The floor area in front of the entrance to the lift must be clearly marked with yellow cross-hatched markings warning of danger. All operating controls and safety cut off switches must have clear legible instructions beside them.

A register must be kept by the property manager or body corporate showing that any users have had proper training by the property manager/body corporate. This register must be up-to date and available for inspection by Council staff upon request.

No building consents will be issued without this technical information being provided at the time of processing.

No code compliance certificate, certificate for public use or building code compliance certificate (commercial applications) shall be issued until the above conditions have been satisfied by Council staff.