

11 September 2024

Dear Members & PMSA's licensees,



**Introduction to Lift Management, Modernization and
Quality Lift Service Recognition Scheme (QLSRS)**
升降機的管理、優化及「優質升降機服務認可計劃」

25 September 2024 (Wednesday)
2024年9月25日 (星期三)

We cordially invite you to attend a joint seminar organized by The Hong Kong Association of Property Management Companies Limited (HKAPMC) in collaboration with Chartered Institute of Housing Asian Pacific Branch (CIHAPB), Housing Managers Registration Board (HMRB), and The Hong Kong Institute of Housing (HKIH). This session will be presented by the Electrical and Mechanical Services Department (EMSD). 我們誠意邀請您出席香港物業管理公司協會有限公司 (HKAPMC) 與特許房屋經理學會亞太分會 (CIHAPB)、房屋經理註冊管理局 (HMRB) 及香港房屋經理學會 (HKIH) 的合辦講座。是次講座將由機電工程署 (EMSD) 主講。

This seminar will cover:

1. An introduction to lift management, modernization, and the Quality Lift Service Recognition Scheme (QLSRS). Please visit [LINK](#) for more details.

2. Aspects on how to become an Independent Professional Assessors (IPA) (please refer Annex):

此講座將涵蓋:

1. 介紹升降機管理、優化及「優質升降機服務認可計劃」(QLSRS)。詳情請瀏覽 [LINK](#)。
2. 關於如何成為獨立專業評估人員 (IPA) (詳情請參閱附件)。

Date & Time 日期及時間	25 September 2024 (Wednesday) 14:30 – 16:00 2024年9月25日 (星期三) 14:30 – 16:00
Venue 地點	Hybrid 混合型講座: (1) Units 2008-2010, Telford House, 16 Wang Hoi Road, Kowloon Bay, Kowloon 香港九龍灣宏開道16號德福大廈2008-2010室 (2) Zoom Link 講座連結
Title 講題	Introduction to Lift Management, Modernization, and Quality Lift Service Recognition Scheme (QLSRS) 升降機的管理、優化及「優質升降機服務認可計劃」
Content 講題簡介	<ol style="list-style-type: none">1. Regulations under Cap. 618 Lifts and Escalators Ordinance 《升降機及自動梯條例》(第618章)的規管2. Responsibilities of Registered Persons in Lift Management 升降機負責人的責任3. Modernization: Providing Quality Lift Service 優質升降機服務的實踐: 優化升降機4. QLSRS: Introduction and Assessment Criteria 優質升降機服務認可計劃: 簡介及評審準則5. QLSRS: How to become an Independent Professional Assessors (IPA) 優質升降機服務認可計劃: 如何成為獨立專業評估人員

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Speaker 主講嘉賓	Mr. Sam WONG E&M Engineer, Electrical and Mechanical Services Department 機電工程署機電工程師黃曙琛先生
Language 語言	Cantonese 廣東話
Fee 費用	CIH, HKAPMC, HKIH, HMRB Members, and PMSA's Licensee – Free of Charge CIH, HKAPMC, HKIH, HMRB 會員, 及 PMSA 持牌人免費參與
Capacity 名額	800 persons plus 20 physical participants (Members of CIH, HKAPMC, HKIH and HMRB, and a proportion of enrolments will be reserved to PMSA's licensees on a first-come, first-served basis.) 800人及20名實體參加者 (CIH, HKAPMC, HKIH 及 HMRB 會員、部分配額將預留給 PMSA 持牌人。報名先到先得。)
CPD	<p>For CIH Member, 2 CPD units under “Personal Development” will be achieved. CIH 會員可獲持續專業發展2單元 (類別: 個人發展)</p> <div style="display: flex; align-items: center;">  <div style="margin-left: 10px;"> <p>This is an “Official” and “Core” activity related to “Law & Regulations” under the CPD Scheme of the Property Management Services Authority. Holders of Property Management Practitioner Licence may receive a maximum of 1.5 CPD hours by participating in the activity. 此課程屬物業管理業監管局「持續專業發展計劃」下「核心」內容範疇內有關法例規管的正式學習課程，物管人牌照持有人可藉參與課程而獲取最多1.5小時的認可持續專業發展時數。</p> </div> </div>

For enrolment, please sign up by filling out the E-form via the [REGISTRATION LINK](#) on or before **19 September 2024**.

報名請於**2024年9月19日或之前**透過連結 [REGISTRATION LINK](#) 填寫電子表格。

For further enquiries, please contact the CIHAPB Secretariat at 2356 8680.

查詢請致電 2356 8680 與特許房屋經理學會亞太分會秘書處聯絡。

Chartered Institute of Housing Asian Pacific Branch
特許房屋經理學會亞太分會

Remarks

- Both successful and unsuccessful enrolments will be replied by email in-between and after the enrolment deadline.
- You are welcome to contact the Secretariat at 2356 8680 for checking your registration.
- Enrolment reservations are subject to the final decision of the organizer.

[LINK](#)

Requirements for Independent Professional Assessors

The requirements for [independent professional assessor](#) are as follows:

- The independent professional assessor must be a registered lift engineer, registered professional engineer, in the discipline of -
 - building services engineering,
 - control, automation and instrumentation engineering,
 - electrical engineering,
 - electronic engineering,
 - marine and naval architecture engineering or
 - mechanical engineering;
- registered surveyor or
- [registered professional housing manager](#), and
- should not be under the employment of the contractor or property management company that maintains and manages the lifts of a participating building within the past two years.

獨立專業評估人員的要求

[獨立專業評估人員](#)的要求如下：

- 獨立專業評估人員必須為註冊升降機工程師、註冊專業工程師，屬於以下界別 -
 - 屋宇裝備工程、
 - 控制、自動化及儀器儀表工程、
 - 電機工程、
 - 電子工程、
 - 輪機及造船工程或
 - 機械工程；
- 註冊測量師或
- [註冊專業房屋經理](#)，以及
- 並不得於兩年內受僱於參與計劃大廈為其保養和管理升降機的承辦商或物業管理公司。