

TKC ENTERPRISES LLC

TIMOTHY K CLECKNER, MBA

ELEVATOR INSPECTOR/CONSULTANT

Consulting Specialist

- Over 20 years of experience in the elevator industry including over 7 years as an elevator inspector & elevator contract administrator for Miami-Dade County
 - National Association of Elevator Safety Authorities (NAESA) Certified Elevator Inspector QEI# C-3849
 - State of Florida Certified Elevator Inspector CEI# 419
 - FL Registered Elevator Company ELC# 919
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- Elevator Inspections and witnessing of periodic tests for Certificates of Operation
 - ◆ Due diligence reviews of elevators to evaluate maintenance performance.
 - ◆ Elevator reviews to evaluate performance, reliability, safety and code compliance.
 - ◆ Consulting services for contracting maintenance services including performance based elevator maintenance specifications, bid documents and maintenance agreements.
 - ◆ Consulting services for elevator repairs, replacements, upgrades and/or modernization including specifications, bid documents and agreements with project oversight and follow up inspections.



PROFESSIONAL ELEVATOR INSPECTION & CONSULTING SERVICES

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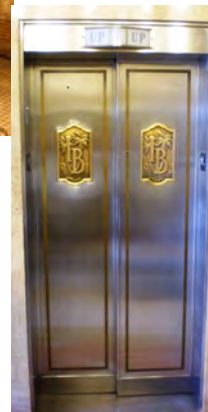
Consulting Specialist

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<http://ElevatorInspectionsFlorida.com>



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Why retain the services of an Elevator Consultant ?

Building Owners & Managers should be aware of the requirements of the 2021 Florida Statutes 399.02 (5)(b),

"The elevator owner is responsible for the safe operation, proper maintenance, and inspection and correction of code deficiencies of the elevator after a certificate of operation has been issued by the department."

- ⇒ Are your building's elevators properly operating in compliance with all applicable laws, rules, building and elevator codes to assure public safety?
- ⇒ Is your elevator maintenance contractor properly maintaining the building's elevators by following preventative maintenance programs and procedures?
- ⇒ Does your elevator maintenance contractor only repair or maintain the elevators when the building management reports a problem and requests a service call, known in the industry as "call back" service?
- ⇒ Does your elevator maintenance contractor charge for replacement of obsolete equipment?
- ⇒ Is your elevator maintenance contractor advising management to upgrade or modernized the building's elevators?
- ⇒ Is your elevator maintenance contractor performing to the requirements of the elevator maintenance agreement?
- ⇒ When was the last time you reviewed your existing elevator maintenance agreement?
- ⇒ Besides the required annual inspections, have the elevators ever been reviewed by an objective third party for safety, performance and compliance with applicable laws, rules, building and elevator codes?
- ⇒ Are the building owners and tenants satisfied with the performance and safety of the building's elevators?
- ⇒ Are the building's elevators' Certificates of Operation expired?

If any of these or other questions regarding your elevators are of concern to you, then you may require the services of a professional elevator consultant.

Whether the building's elevators need repairs, replacement, upgrades or modernization due to the maintenance of the equipment, age of the equipment or for compliance with applicable laws, rules, building and elevator codes, Professional Elevator Inspection & Consulting Services can provide elevator consultant services at competitive rates and affordable terms!

We provide the following services.

- ◆ Elevator Inspections and witnessing of periodic tests for Certificates of Operation
- ◆ Due diligence reviews of elevators to evaluate maintenance performance.
- ◆ Elevator reviews to evaluate performance, safety and code compliance.
- ◆ Consulting services for contracting maintenance services including performance based elevator maintenance specifications, bid documents and maintenance agreements.
- ◆ Consulting services for elevator repairs, replacements, upgrades and/or modernization including specifications, bid documents and agreements with project oversight and follow up inspections.

Professional Elevator Inspection & Consulting Services provides elevator inspection agreements without any automatically renewable terms & conditions.

We appreciate the opportunity to assist with the safe, proper and code compliant operation of your building's elevators. If you have questions or would like to more information about the services we can provide, please contact us.

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