



Building Maintenance Unit (BMU) & Access Cradle Maintenance Checklist

9 planned preventive maintenance tasks · Free PDF from PM Assist

A practical starting point for planned preventive maintenance. Always refer to the manufacturer's O&M manual and site-specific requirements.

Visual Checks

- ☐ Inspect wire ropes for broken wires, corrosion, kinks and wear
- ☐ Check the cradle structure, gates, toe boards and handrails
- ☐ Inspect roof track, rails and fixings for corrosion and security

Functional Checks

- ☐ Test the primary and secondary brakes and the overspeed device
- ☐ Test upper, lower and travel limit switches

Safety Checks

- ☐ Carry out the pre-use check before every use and record it
- ☐ Check fall arrest anchors and lanyard attachment points
- ☐ Confirm the emergency descent and rescue procedure works and is rehearsed

Record Keeping

- ☐ File the LOLER report and close any defects before use

Maintenance Frequency

Daily

- Pre-use check before operation

Quarterly

- Planned maintenance by the BMU contractor
- Lubrication and adjustment

Every 6 Months

- LOLER thorough examination
- Wire rope inspection
- Brake and overspeed tests

Annually

- Load test where the written scheme requires it
- Review rescue plan