



Jana Tanmia Resources

FACILITY & ENERGY ENGINEERING

# ***COMPANY PROFILE***

## ***-OVERALL-***

(382767-D)

NO 11, Jalan Kota Raja H 27/H, Seksyen 27, Hicom Town Centre, 40400 Shah Alam, Selangor Darul Ehsan.  
TEL : 03 5191 4505 | FAX : 03 5191 4508 | [enquiry@janatanmia.com.my](mailto:enquiry@janatanmia.com.my) | [www.jtr.my](http://www.jtr.my)

# CORPORATE OVERVIEW

*The company has established a diverse portfolio encompasses ranges of portfolio in the area of Project Management and Facility Management since its establishment in 8<sup>th</sup> April 1996.*

## ENGINEERING

- SYSTEM DESIGN

## PROJECT MANAGEMENT

- CONSTRUCTION, CIVIL, MECHANICAL & ELECTRICAL

## ASSET & FACILITY MANAGEMENT

- MAINTENANCE

For every job, we bring an unmatched combination of knowledge, skill, experience and customer commitment. We are employing hundreds of technical staff around the country and have helped in improving local employment at all sites that we have presence. We conduct a continuous on job training at all levels and project quality management system to ensure consistent high quality projects deliverables. Knowledge is the basis of our success.

# PROFESSIONAL COMPETENCY

## FACILITY AND ASSET MANAGEMENT

- Certified Associate in Asset Management, CAAM (AMC, AUS)
- Certified Facility Manager, CFM (CIDB, MY)

## HEALTH FACILITIES

- Certified Healthcare Facilities Manager, CHFM (CIDB, MY)
- Certified Competent of Healthcare Contractor, SKKK (JKR, MY)

## HVAC AND MEDICAL GAS

- Authorized Person Healthcare HVAC (BTEC,UK)
- Authorized And Competent Person MGPS (BTEC Edexcel, UK)

## PROJECT MANAGEMENT

- Master International Project Management, MIPM (IAPM,UK)

## GREEN BUILDING

- Green Building Index Facilitator, GBIF (MGBC,MY)

## ENERGY

- Registered Electrical Energy Managers, REM (EC,MY)
- Certified Energy Auditor, CEA (AEE,USA)
- Certified Energy Manager, CEM (AEMAS, MY)
- Certified Professional Measurement & Verification, CPMV (MGTC,MY)
- ENMS ISO 50001 EXPERT (UNIDO)



ASSET MANAGEMENT COUNCIL



Approved Centre from Pearson



# PROFESSIONAL AFFILIATION

## FACILITY MANAGEMENT

- President IFMA (My Chapter)
- Past Chairman of Asset and Facility Management Committee CIDB
- Member IFMA, International Facility Management Association (USA)
- Member ISO / TC 267 – Facility Management ISO 41000
- Member CIBSE (UK)



ASSET MANAGEMENT COUNCIL



## ASSET MANAGEMENT

- Member IAM, Institute of Asset Management (UK)
- Member AMC, Asset Management Council (Aus)
- Member ISO PC 251-Asset Management ISO 55000
- Member AMC (AUS)
- Member IAM (UK)

## HVAC AND BIOMEDICAL ENGINEERING

- Member ASHRAE (USA)
- Member Biomedical Engineering Association of Malaysia (BEAM)
- Member of Irish Cleanroom Society (ICS,UK)

## ENERGY

- Past President AEE (My Chapter)
- Member AEE (USA)
- Member MAESCO (MAS)

## **COMPANY VISION**

**To Be The Industries Leading Company In Facility & Energy Engineering**

## **COMPANY MISSION**

- **Customers and partners will see us as integral to their success; We will anticipate their need and deliver every commitment we make**
- **People will be proud to work at Jana Tanmia Resources Sdn Bhd. We Will create opportunities to achieve and will reward success.**
- **Advance knowledge and latest technologies are our main components of our organization. We will integrate it in all our projects as part of our deliverables to our customers.**

# COMPANY QUALITY POLICY

At **Jana Tanmia Resources Sdn Bhd**, quality means doing every job right at the first time. This would mean to deliver to the required specification within the time frame as planned. We will always deliver quality work and continually striving to improve our performance through ISO9001:2008, 5S, Standard Operating System (SOP's) and other initiatives to ensure commitment of the organization to continually improve the effectiveness of the quality management system.



CERTIFIED TO ISO 9001:2008  
CERT. NO. : AR 5822



CERTIFIED TO ISO 9001:2008  
CERT. NO. : AR 5822



CERTIFIED TO ISO 9001:2008  
CERT. NO. : AR 5822



  
Dato' Haji Mohd Zaidi Bin Ihamdin D.I.M.P., K.M.N.,  
REEM, MIPM, MBIF, CEM, CEA, CPMV

Managing Director Jana Tanmia Resources Sdn Bhd

# COMPANY SAFETY & HEALTH POLICY



## JTR SAFETY & HEALTH POLICY

Jana Tanmia Resources Sdn Bhd is committed to provide a safe and healthy environment for all our staff at headquarters and sites and recognizes its obligations under the Occupational Safety and Health Act 1994. Our company also committed to stimulate learning and achieve the highest standards of occupational safety and health in accordance with best practices.

### JTR Safety & Health Policy :

1. To establish and maintain a safe environment for staff either in headquarter or sites
2. To identify and eliminate hazards in order to prevent accidents;
3. To promote safety consciousness and responsibility; and
4. To involve staff and general workers in safety planning and implementation.

Our company expects staff to comply with its occupational safety and health policies, procedures and guidelines, and to conduct themselves in a safe manner, not placing themselves or others at risk. Management staff are responsible for the safety and health of staff working under their direction.

JTR also committed to provide a safe and healthy environment for our visitors who come into company premises or sites. Subcontractors that working under JTR also required to conduct their activities in a manner that ensures the safety, health and welfare of others.

  
Dato' Haji Mohd Haji Mohd Zaidi Bin Ihamdin *D.I.M.P, K.M.N.*  
*REEM, MIPM, GRIF, CEM, CEA, CPMV, CAAM*  
Managing Director Jana Tanmia Resources Sdn Bhd



# COMPANY ENVIRONMENT POLICY



**JANA TANMIA RESOURCES SDN BHD**  
(382767-D)

## Environmental Policy

**JANA TANMIA RESOURCES SDN BHD** shall work with the environment factor in contributing to a positive environmental development in our industry and as well as internationally compliance. With the commitment and supports from staff, subcontractor, vendors, suppliers, and clients we will increase our environmental quality and reduce the negative impact by:

- Continuously care and comply towards an improved environmental performance
- Reduce waste of natural and artificial resources by reducing the amount of scrap item in relation to control the purchase volume
- Alert and consideration in investing the chemical or product which related to environmental
- Follow and adhere to applicable environmental best practices, standards, laws, and regulations



**Dato' Haji Mohd Zaidi Bin ILamdin DIMP, KMN,  
REEM, MIPM, GBIF, CEM, CEA, CPMV, CAAM**  
Pengarah Urusan/ Chief Technical Officer

# COMPANY- REGISTRATION WITH AUTHORITIES



COMPANIES ACT 2016  
(ACT 777)

**CERTIFICATE OF INCORPORATION  
OF PRIVATE COMPANY**

This is to certify that

**JANA TANMIA RESOURCES SDN. BHD.**  
**199601010418 (382767-D)**

is, on and from the 8<sup>th</sup> day of April 1996, incorporated under the Companies Act 1965, and that the company is a company limited by shares and that the company is a private company.

Dated at **WILAYAH PERSEKUTUAN** this 14<sup>th</sup> day of January 2025.



**DATUK NOR AZIMAH ABDUL AZIZ**  
REGISTRAR

*A copy or extract issued pursuant to Section 601(2).*

User Id: shahira0302

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MENARA SSM@SENTRAL, NO.7, JALAN STESEN SENTRAL 5, KUALA LUMPUR SENTRAL, 50623 KUALA LUMPUR.  
TEL : 03-7721 4000 FAX : 03-7721 4001

Printing Date: 14/01/2025



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Although all efforts has been carried out to ensure that the information provided is accurate and up to date, the Registrar of Companies will not be liable for any losses arising from any inaccurate or omitted information

## CORPORATE INFORMATION

Company Name : JANA TANMIA RESOURCES SDN. BHD.  
Last Old Name : JANA TANMIA (M) SDN. BHD.  
Date of Change : 09-05-2014  
Company Number : 382767-D  
Incorporation Date : 08-04-1996  
Registration Date : 08-04-1996  
Type : LIMITED BY SHARES  
: PRIVATE LIMITED  
Status : EXISTING  
Registered Address : NO.11  
JALAN KOTA RAJA H 27/H, SEKSYEN 27  
HICOM TOWN CENTRE  
SHAH ALAM  
SELANGOR  
Postcode : 40400  
Origin : MALAYSIA  
Business Address : NO. 11, JALAN KOTA RAJA H27/H  
SECTION 27  
HICOM TOWN CENTRE  
SHAH ALAM  
SELANGOR  
Postcode : 40400  
Nature of Business : MECHANICAL AND ELECTRICAL ENGINEERING AND CONSTRUCTION  
SERVICES, ASSET & FACILITY MAINTENANCE AND MANAGEMENT GENERAL  
CONSTRUCTION CONTRACTORS, CONSULTANT ADVISORY

Printing Date : 20-12-2016

This company information is generated from SSM e-Info Services. This information is as at 20-12-2016 12:32:52  
MENARA SSM@SENTRAL, NO. 7 JALAN STESEN SENTRAL 5, KUALA LUMPUR SENTRAL, 50470 KUALA LUMPUR.  
Tel: 03-2299 4400 Fax: 03-2299 4411

# COMPANY- REGISTRATION WITH AUTHORITIES



## SIJIL PEROLEHAN KERJA KERAJAAN

Adalah disahkan syarikat/Firma ini adalah berdaftar dengan Lembaga Pembangunan Industri Pembinaan Malaysia dan tertakluk kepada syarat-syarat termaktub bersama sijil ini.

No. Pendaftaran : 0120020603-SL071531  
Nama Kontraktor : JANA TANMIA RESOURCES SDN. BHD.  
Alamat Berdaftar : NO.11 JALAN KOTA RAJA H 27/H, SEKSYEN 27 HICOM TOWN CENTRE  
40400 SHAH ALAM  
SELANGOR  
Daerah : PETALING  
Tarikh Mula Berdaftar : 03/06/2002

| <u>GRED</u> | <u>KATEGORI</u> |                               |
|-------------|-----------------|-------------------------------|
| G7          | B               | (Pembinaan Bangunan)          |
| G7          | CE              | (Pembinaan Kejuruteraan Awam) |
| G7          | ME              | (Mekanikal dan Elektrikal)    |
| G7          | F               | (Fasiliti)                    |

### PEGAWI SYARIKAT YANG DITAUHIAHKAN

WAN MUHAMMAD HAFIZI BIN WAN HASSAN  
MOHD ZAIDI BIN ILAMDIN  
SARINA BINTI ABDUL RASHID  
MOHD NASHRIQ BIN SULAINI

### NO. K/P

890706035203  
691125025021  
751023055512  
850210115035

Tarikh Mula Berkuatkuasa : 23/03/2025  
Tarikh Habis Tempoh Perakuan : 15/08/2027

Ketua Eksekutif  
Lembaga Pembangunan Industri Pembinaan Malaysia  
Tarikh: 23/03/2025



## PERAKUAN PENDAFTARAN

Adalah dengan ini diperakui bahawa kontraktor yang dinyatakan di bawah ini telah berdaftar dengan Lembaga mengikut Bahagian VI Akta Lembaga Pembangunan Industri Pembinaan Malaysia 1994. Pendaftaran ini adalah tertakluk kepada syarat-syarat yang telah ditetapkan bersama perakuan ini.

No. Pendaftaran : 0120020603-SL071531  
Nama Kontraktor : JANA TANMIA RESOURCES SDN. BHD.  
Alamat Berdaftar : NO.11 JALAN KOTA RAJA H 27/H, SEKSYEN 27 HICOM TOWN CENTRE  
40400 SHAH ALAM  
SELANGOR  
Daerah : PETALING  
Tarikh Mula Berdaftar : 03/06/2002

| <u>GRED</u> | <u>KATEGORI</u> | <u>PENGKHUSUSAN</u>                                                                     |
|-------------|-----------------|-----------------------------------------------------------------------------------------|
| G7          | B               | B01 B02 B04 B05 B13 B18 B24 B28 B29                                                     |
| G7          | CE              | CE01 CE02 CE03 CE06 CE08 CE10 CE14 CE19 CE20 CE21 CE30 CE31<br>CE32 CE34 CE36 CE42 CE43 |
| G7          | ME              | E01 E02 E14 M01 M02 M04 M06 M10 M14 M15 M18 M19 M20 M22                                 |
| G7          | F               | F01 F02                                                                                 |

Tarikh Mula Berkuatkuasa : 01/03/2026  
Tarikh Habis Tempoh Perakuan : 15/08/2027

STATUS: AKTIF

Ketua Eksekutif  
Lembaga Pembangunan Industri Pembinaan Malaysia  
Tarikh: 01/03/2026



# COMPANY- REGISTRATION WITH AUTHORITIES



## PUSAT KHIDMAT KONTRAKTOR

KEMENTERIAN PEMBANGUNAN USAHAWAN DAN KOPERASI  
SIJIL TARAF BUMIPUTERA  
KONTRAKTOR KERJA

Adalah dengan ini syarikat tuan seperti tercatat di dalam Sijil ini diiktiraf sebagai kontraktor kerja bertaraf Bumiputera. Pemberian pengiktirafan ini adalah tertakluk kepada syarat-syarat termaktub di belakang sijil.

| <u>NO. SIJIL PENDAFTARAN</u> | <u>URED PENDAFTARAN</u> | <u>KATEGORI</u> | <u>TEMPOH SAH LAKU</u> |
|------------------------------|-------------------------|-----------------|------------------------|
| 0120020603-SL071531          | G7                      | B               | DARI : 28/11/2024      |
|                              | G7                      | CE              | HINGGA : 15/08/2027    |
|                              | G7                      | ME              |                        |
|                              | G7                      | F               |                        |

### NAMA DAN ALAMAT BERDAFTAR

JANA TANMIA RESOURCES SDN. BHD.  
NO.11 JALAN KOTA RAJA H 27/H, SEKSYEN 27 HICOM TOWN CENTRE  
40400 SHAH ALAM  
SELANGOR  
PETALING

### PEGAWAI SYARIKAT YANG DITAULIAHKAN

|                                    | <u>NO. K/P</u> |
|------------------------------------|----------------|
| WAN MUHAMMAD HAFIZI BIN WAN HASSAN | 890706035203   |
| MOHD ZAIDI BIN ILAMDIN             | 691125025021   |
| SARINA BINTI ABDUL RASHID          | 751023055512   |
| MOHD NASHRIQ BIN SULAINI           | 850210115035   |

Pengarah  
Pusat Khidmat Kontraktor  
Kementerian Pembangunan Usahawan dan Koperasi  
Tarikh: 28/11/2024



ISO 9001 - QUALITY MANAGEMENT SYSTEM

# COMPANY- REGISTRATION WITH AUTHORITIES



KEMENTERIAN KEWANGAN MALAYSIA  
SIJIL AKUAN PENDAFTARAN SYARIKAT

NO. SIJIL : K28637295753893800  
NO. RUJUKAN PENDAFTARAN : 357-01002455  
TEMPOH SAH LAKU : 09/07/2024 - 21/09/2027

Bahawa dengan ini diperakui syarikat :

JANA TANMIA RESOURCES SDN. BHD. ( 382767-D )  
NO.11, JALAN KOTA RAJA H27/H  
HICOM TOWN CENTRE  
SEKSYEN 27  
PETALING  
40400 PEKAN HICOM  
SELANGOR, MALAYSIA

Telah berdaftar dengan Kementerian Kewangan Malaysia dalam bidang bekalan/perkhidmatan di bawah sektor, bidang dan sub-bidang seperti di Lampiran A. Kelulusan ini adalah tertakluk kepada syarat-syarat seperti yang dinyatakan di Lampiran B. Individu yang diberi kuasa oleh syarikat bagi urusan perolehan Kerajaan adalah seperti berikut :

|                                   |              |                          |
|-----------------------------------|--------------|--------------------------|
| DATO' MOHD ZAIDI BIN ILAMDIN      | 691125025021 | PENGARAH                 |
| DATIN SARINA BINTI ABDUL RASHID   | 751023055512 | PENGARAH                 |
| ENCIK MOHD NASHRIQ BIN SULAINI    | 850210115035 | PENGARAH                 |
| MOHD AZWAN BIN OTHMAN             | 880507565413 | SENIOR TECHNICAL SUPPORT |
| CIK ZULAIKHA BINTI MOHAMAD SHAFRI | 920705086046 | EKSEKUTIF                |

t.t

DATO' INDERA AB RAHIM BIN AB RAHMAN  
Bahagian Perolehan Kerajaan  
b.p. Ketua Setiausaha Perbendaharaan  
Kementerian Kewangan Malaysia

Tarikh Berdaftar Dengan Kementerian Kewangan Malaysia : 09/07/2024

(Sijil ini adalah cetakan komputer dan tidak memerlukan tandatangan)



KEMENTERIAN KEWANGAN MALAYSIA

SIJIL AKUAN PENDAFTARAN SYARIKAT BUMIPUTERA

NO. SIJIL : BP28637295753893800  
NO. RUJUKAN PENDAFTARAN : 357-01002455  
TEMPOH SAH LAKU : 09/07/2024 - 21/09/2027

Bahawa dengan ini diperakui syarikat :

JANA TANMIA RESOURCES SDN. BHD. ( 382767-D )  
NO.11, JALAN KOTA RAJA H27/H  
HICOM TOWN CENTRE  
SEKSYEN 27  
PETALING  
40400 PEKAN HICOM  
SELANGOR, MALAYSIA

Telah diiktiraf sebagai Syarikat Bumiputera oleh Kementerian Kewangan Malaysia. Taraf Bumiputera bukannya hak dan boleh ditarik balik sekiranya syarikat gagal mematuhi syarat/kriteria yang ditetapkan. Kelulusan ini adalah tertakluk kepada syarat-syarat seperti yang dinyatakan di Sijil Akuan Pendaftaran Syarikat Bumiputera (Lampiran C).

t.t

DATO' INDERA AB RAHIM BIN AB RAHMAN  
Perbendaharaan Malaysia Semenanjung  
b.p. Ketua Setiausaha Perbendaharaan  
Kementerian Kewangan Malaysia

Tarikh Berdaftar Dengan Kementerian Kewangan Malaysia : 09/07/2024

(Sijil ini adalah cetakan komputer dan tidak memerlukan tandatangan)

# CIDB SCORE CERTIFICATION OF ACHIEVEMENT



## *Certificate of Achievement*

This is to Certify that

**JANA TANMIA RESOURCES SDN. BHD.**

**0120020603-SL071531**

**Grade Registered : G7**

has been evaluated according to the SCORE criterias set by the Board and

has achieved the rating of



**(3 Star)**

for the year

**2025**

(Valid until 16/04/2027)

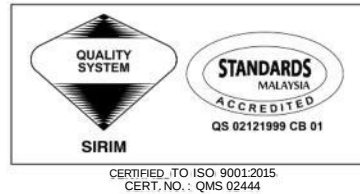
*Good management and technical capabilities, compliance to best practices and good project management.*

Ketua Eksekutif  
Lembaga Pembangunan Industri Pembinaan Malaysia  
17/04/2025



SC136061

# COMPANY ACHIEVEMENT & AWARD



Asia Pacific  
Entrepreneurship  
Awards

**SME 100**<sup>TM</sup>  
*Award 2014*  
FAST MOVING COMPANIES<sup>TM</sup>



**CERTIFICATE /  
ACHIEVEMENT**

ENTERPRISE ASIA HEREBY CONFERS THE ASIA PACIFIC ENTREPRENEURSHIP AWARDS  
(FACILITY MANAGEMENT INDUSTRY)

TO

**HJ. MOHD ZAIDI BIN ILAMDIN**

**JANA TANMIA RESOURCES SDN. BHD.**

**FOR OUTSTANDING & EXEMPLARY ACHIEVEMENTS IN ENTREPRENEURSHIP**

Signed on  
**25<sup>TH</sup> AUGUST 2017**  
By order of the Trustees & Board of Enterprise Asia

**WILLIAM NG**  
President

**SME 100**<sup>TM</sup>  
*Awards 2014*  
FAST MOVING COMPANIES<sup>TM</sup>

**CERTIFICATE OF  
ACHIEVEMENT**

This is to certify that

**JANA TANMIA RESOURCES SDN BHD**

is a recipient of the SME 100 Awards 2014  
presented on 11th December 2014

**DATO' WILLIAM NG**  
Group Publisher / Mior-In-Chief  
Business Media Wilmorland



# GENERAL ORGANIZATION CHART



- »» Chairman
- »» Board of Director
- »» Managing Director
- »» Executive Director



Managing Director  
Office Department

Director

MDO Asistant

MD Driver



Business Development  
Department

Business Development  
Manager

Executive



Contract & Technical Support  
Department

Sr. Quantity Surveyor

Quantity Surveyor

Draughtperson



Operation  
Department

Operation Director

Sr. OPR Coordinator

OPR Coordinator



Human Resource & Administration  
Department

HRA Manager

Admin



Financial Control  
Department

Finance Director

Finance Executive

Admin



Safety & Health  
Department

Safety Officer

Site Safety  
Supervisor

Project Manager

Project Engineer

Facility Manager

Assistant FM

Engineer Mechanical & Electrical

Admin/OPR Coordinator

Engineer Civil

Head of Cleansing

# CORPORATE OVERVIEW

## PAID-UP CAPITAL & AUTHORIZED CAPITAL

|                           |                        |
|---------------------------|------------------------|
| <b>Paid-Up Capital</b>    | <b>RM 5,000,000.00</b> |
| <b>Authorized Capital</b> | <b>RM 5,000,000.00</b> |

## JTR DIRECTORS

|                                               |                           |
|-----------------------------------------------|---------------------------|
| <b>Dato' Haji Mohd Zaidi Bin ILamdin</b>      | <b>Managing Director</b>  |
| <b>Datin Hajjah Sarina Binti Abdul Rashid</b> | <b>Executive Director</b> |
| <b>Mohd Nashriq Bin Sulaini</b>               | <b>Director</b>           |
| <b>Mohd Nasir Bin Yatollah</b>                | <b>Operation Director</b> |
| <b>Zilfadlina Binti Mohamed</b>               | <b>Finance Director</b>   |

# ASSET, FACILITY & ENERGY MANAGEMENT

## FACILITIES MANAGEMENT SYSTEM CONSULTATION ( ISO 41001 )

|                       |                                       |
|-----------------------|---------------------------------------|
| Gap Analysis          | Alignment Report Training & Education |
| Mentoring Session     | Certification Body Audit Support      |
| Brainstorming Session |                                       |

## ASSET MANAGEMENT SYSTEM CONSULTATION ( ISO 55001 )

|                       |                                       |
|-----------------------|---------------------------------------|
| Gap Analysis          | Alignment Report Training & Education |
| Mentoring Session     | Certification Body Audit Support      |
| Brainstorming Session |                                       |

## FACILITIES & MAINTENANCE MANAGEMENT CONTRACTOR

|                                                    |                                 |
|----------------------------------------------------|---------------------------------|
| Civil , Structure, Mech and Elec Maintenance HVACR | Landscaping Cleaning &          |
| Equipment Maintenance                              | Cleansing                       |
| Fire Fighting Equipment Maintenance                | Waste Collection and Management |
| Lift Maintenance                                   | Pest Control                    |

## ENERGY MANAGEMENT SYSTEM CONSULTATION

|               |                                        |
|---------------|----------------------------------------|
| Prelim Energy | Energy Management System ( ISO 50001 ) |
| Audit Detail  | ASEAN Energy Management Accreditation  |
| Energy Audit  | Scheme (AEMAS)                         |

## ENERGY PERFORMANCE CONTRACTING AND SYSTEM DESIGN & INSTALLATION

|                                 |                                      |
|---------------------------------|--------------------------------------|
| Chiller Plant Room Optimization | Lighting and Lighting Control System |
| Air Side HVAC Optimization      | Compress Air System Optimization     |
| Control BMS Optimization        |                                      |

# **MECHANICAL & ELECTRICAL SYSTEM CONTRACTING**

## **MECHANICAL ENGINEERING & SERVICES**

Air Conditioning / Ventilation System  
Cold Water System  
Medical / Industrial Gas System  
Fire Protection System

Refrigeration System  
Clean Room / Critical Environment  
Hot Water, Steam System / Thermal Oil System  
Industrial Compress Air System

## **ELECTRICAL ENGINEERING & SERVICES**

Street Lighting System  
Traffic Control System  
Genset System  
Building Electrical (High Voltage / Low Voltage)  
Substation System

Lightning Protection System (LPS)  
Extra Low Voltage System (ELV)  
Building Automation System (BAS)  
Uninterrupted Power Supply System (UPS)  
Isolated Power Supply System (IPS)

# **DESIGN & BUILD OF CIVIL, MECHANICAL & ELECTRICAL SYSTEM**

## **CIVIL ENGINEERING & CONSTRUCTION**

Foundation, Substructure & Super Structure  
Surveying and Leveling  
Renovation & Upgrading  
Industrialised Building System

Building Construction  
Infrastructure Work  
Interior Work  
Architecture Work

## **MECHANICAL ENGINEERING & SERVICES**

Air Conditioning / Ventilation System  
Cold Water System  
Medical / Industrial Gas System  
Fire Protection System

Refrigeration System  
Clean Room / Critical Environment  
Hot Water, Steam System / Thermal Oil System  
Industrial Compress Air System

## **ELECTRICAL ENGINEERING & SERVICES**

Street Lighting System Traffic  
Control System  
Genset System Building  
Electrical (High Voltage / Low Voltage)  
Substation System

Lightning Protection System (LPS)  
Extra Low Voltage System (ELV)  
Building Automation System (BAS)  
Uninterrupted Power Supply System (UPS)  
Isolated Power Supply System (IPS)

# OUR SPECIALIZATIONS



- *SUSTAINABLE CONSTRUCTION*

- *SUSTAINABLE FACILITY MANAGEMENT*



- *ENERGY MANAGEMENT ENERGY EFFICIENT SYSTEM*

- *BUILDING IEQ, IAQ, HUMIDITY & MOLD CONTROL*

- *CLEANROOM OPERATION THEATER, BIOSAFETY LAB, GMP LAB*



- *ENERGY EFFICIENT HVAC/ ACMV SYSTEM*

- *MEDICAL GAS PIPELINE SYSTEM*

- *HOT WATER & STEAM SYSTEM*



- *RENEWABLE ENERGY (RE)*



# SUSTAINABLE CONSTRUCTION

The practice of designing, building, operating, and eventually demolishing buildings in ways that minimize environmental impact while improving social and economic benefits

## Main goals:

1. Reduce energy and water consumption
2. Minimize waste and pollution
3. Use renewable or recycled materials
4. Improve indoor environmental quality
5. Support long-term environmental sustainability



# SUSTAINABLE FACILITY MANAGEMENT

Sustainable Facility Management (SFM) is the practice of operating, maintaining, and improving buildings in ways that reduce environmental impact while improving efficiency, cost savings, and occupant well-being. It combines traditional facility management with sustainability strategies such as energy efficiency, renewable energy, water conservation, and waste reduction.

## Technologies Used in Sustainable Facility Management:

- ❑ Building Management Systems (BMS)
- ❑ IoT sensors
- ❑ Smart meters
- ❑ Renewable energy systems
- ❑ Energy monitoring software

## GREEN BUILDING IN FACILITY MANAGEMENT

### KEY ELEMENTS OF GREEN BUILDING IN FM



# ENERGY MANAGEMENT ENERGY EFFICIENT SYSTEM

**Energy management** is the process of monitoring, controlling, and reducing energy use in buildings or facilities to improve efficiency and lower costs.

It involves analyzing how energy is used and implementing strategies to reduce waste and optimize energy consumption.

Key activities include:

1. Monitoring electricity and energy usage
2. Identifying areas where energy is wasted
3. Implementing energy-saving strategies
4. Maintaining energy systems regularly
5. Using smart technologies to control energy use

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# ENERGY MANAGEMENT ENERGY EFFICIENT SYSTEM

**Energy-efficient systems** are technologies and equipment designed to use less energy while providing the same or better performance. These systems help reduce energy consumption, operating costs, and environmental impact.

Examples of energy-efficient systems:

1. LED lighting systems
2. Energy-efficient HVAC systems (heating, ventilation, air conditioning)
3. Solar energy systems
4. Smart building automation systems
5. Energy-efficient appliances and equipment



# BUILDING IEQ, IAQ, HUMIDITY & MOLD CONTROL

**Indoor Environmental Quality (IEQ):** The overall quality of the indoor environment in a building, including air quality, lighting, temperature, humidity, and noise, which affects occupants' health and comfort.

**Indoor Air Quality (IAQ):** The cleanliness and health of the air inside buildings. Good ventilation, air filtration, and regular maintenance help improve air quality.

**Humidity Control:** Maintaining proper indoor moisture levels (usually **30–60% humidity**) to ensure comfort and prevent damage to buildings.

**Mold Control:** Preventing mold growth caused by excessive moisture through proper ventilation, humidity control, and fixing water leaks.



# CLEANROOM OPERATION THEATER, BIOSAFETY LAB, GMP LAB

Focusing on the design, construction, and installation of clean room facilities for industries requiring controlled environments. We provide comprehensive clean room solutions that ensure strict contamination control, regulatory compliance, and optimal operational performance. With extensive industry experience, our team delivers high-quality engineering solutions tailored to meet the stringent standards of modern manufacturing and research facilities.

## Key Services,

- ❑ **Construction:** Specialized, turnkey construction of cleanrooms.
- ❑ **HVAC & Filtration:** Installation of HEPA filters, air showers, and fan filter units.
- ❑ **Validation & Certification:** Ensuring compliance with ISO and GMP standards.
- ❑ **Maintenance:** Regular maintenance to control contamination levels



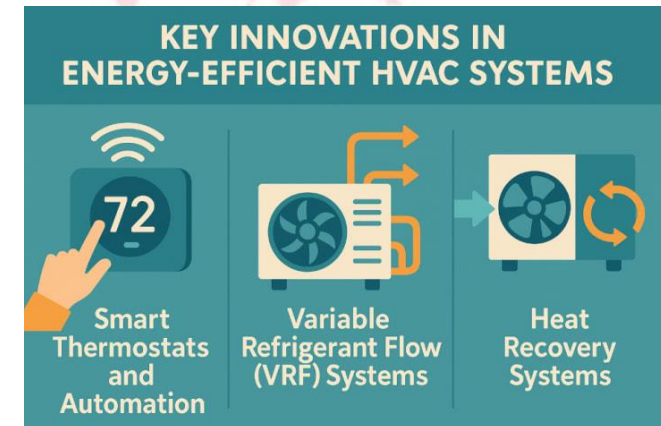
# ENERGY EFFICIENT HVAC/ ACMV SYSTEM

We specialize in the design and installation of high-performance energy-efficient HVAC and ACMV systems for industrial and commercial facilities.

Our solutions focus on reducing energy consumption while maintaining optimal indoor environmental conditions.

Services include:

- HVAC / ACMV system design and engineering
- Energy-efficient air conditioning systems
- Variable air volume (VAV) systems
- Heat recovery systems
- Chilled water systems
- Ventilation and air distribution systems
- System optimization and retrofitting
- Energy-saving upgrades for existing buildings



# MEDICAL GAS PIPELINE SYSTEM

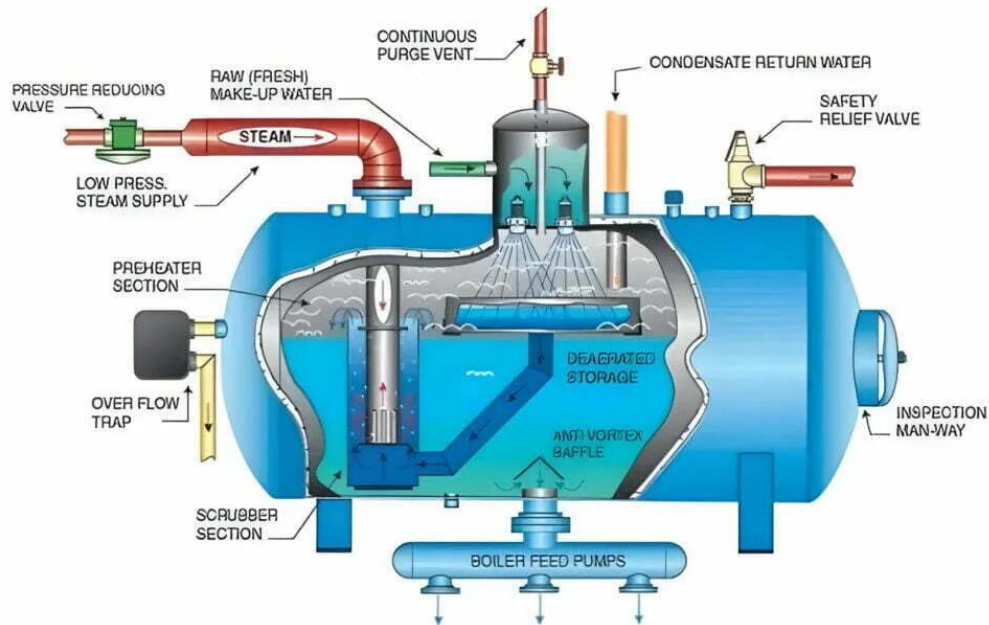


Medical Gas Pipeline System (MGPS) is a specialized engineering field in healthcare facilities that deals with the design, installation, testing, and maintenance of medical gas systems used in hospitals and clinics. Specializing in MGPS means becoming skilled in systems that safely deliver gases like oxygen and medical air to patients.

MGPS typically covers these core systems:

- ❖ Oxygen (O<sub>2</sub>) Supply System
- ❖ Medical Air System
- ❖ Vacuum System
- ❖ Nitrous Oxide (N<sub>2</sub>O) System
- ❖ AGSS (Anaesthetic Gas Scavenging System)
- ❖ Medical Gas Alarm & Monitoring
- ❖ Terminal Units (Wall Outlets)

# HOT WATER & STEAM SYSTEM



**STEAM BOILER**

A Hot Water & Steam System is a building or industrial heating system used to generate hot water or steam and distribute it through pipes to provide heat or perform specific processes.

These systems are commonly found in hospitals, hotels, factories, power plants, and large commercial buildings because they can efficiently supply heat or hot water to many areas from one central system.

# RENEWABLE ENERGY (RE)

Focuses on clean energy systems that generate power from natural sources like the sun, wind, water, and biomass. These systems reduce carbon emissions and dependence on fossil fuels.

Key types:

1. Solar Energy Systems
2. Wind Energy Systems
3. Hydropower Systems
4. Biomass & Biogas Energy

Renewable energy systems generate direct current (DC), so they require an inverter, a device that converts DC electricity into alternating current (AC), allowing it to be used by homes, businesses, or the power grid.



**JTR**

# **SCOPE OF SERVICES**



**SUSTAINABLE FACILITY  
MANAGEMENT**

# Our Facilities Building Management- Scope Of Work, as follow:

1. Electrical (Includes Electrical Distribution Networks)
2. Mechanical (Includes ACMV, HVAC, Lift, Fire Protection System)
3. Civil (Includes Plumbing and Building Structure)
4. Cleaning and Janitorial Services
5. General Waste Collection and Management
6. Healthcare Waste Management System (HWMS)
7. Security Guard
8. Pest Control
9. Ground Maintenance (GM) – Landscaping
10. Food and Catering
11. Parking Management
12. Fleet Management
13. Asset Management System (CMMS)
14. Additional sustainability program:
  - ❖ 3R Program ( Reuse, Reduce and Recycle )
  - ❖ Indoor Air Quality (IAQ)
  - ❖ Energy Management System (EnMS)
  - ❖ Energy Performance Contract ( EPC )
  - ❖ Renewable Energy (RE)

Services shall cover, but not be limited to, the following systems:

## 1. ELECTRICAL SYSTEMS

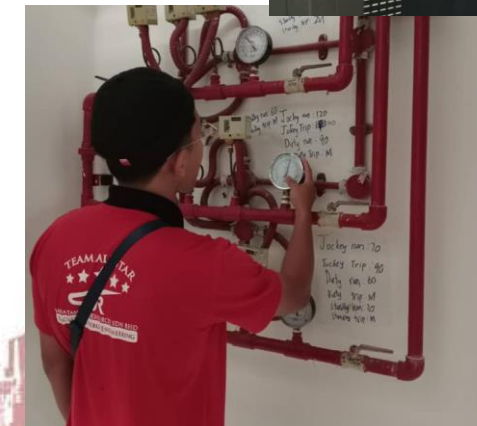
Electrical maintenance ensures safe and reliable power supply throughout the building. Key areas:

- ✓ Power distribution systems (LV/MV panels, transformers)
- ✓ Emergency power systems (generators, UPS, ATS)
- ✓ Lighting systems and controls
- ✓ Earthing and lightning protection systems

## 2. MECHANICAL SYSTEMS

Mechanical systems support **comfort, safety, and operations** within the facility. Key areas:

- ✓ HVAC systems (chillers, AHUs, FCUs, ventilation systems)
- ✓ Boilers, pumps, cooling towers
- ✓ Plumbing and drainage systems
- ✓ Life Safety & Fire Protection Systems
  - Fire detection and alarm systems
  - Fire suppression systems (sprinklers, fire pumps, extinguishers)
  - Emergency lighting and exit signage
- ✓ Vertical Transportation
  - Elevators, escalators, and lifts (coordination with OEMs)



- ✓ Low-Current & ELV Systems
  - Building Management System (BMS)
  - CCTV, access control, public address systems
  - Intercom systems
- ✓ On-call Maintenance Breakdown Services
  - Corrective and breakdown maintenance
  - Predictive maintenance where applicable
  - Emergency response and on-call support (24/7 if required)

### 3. CIVIL

Civil maintenance focuses on the structural and architectural components of the building. Key areas:

- ✓ Building & Architectural Maintenance
  - Interior and exterior finishes
  - Doors, windows, roofing, façades
  - Minor civil works and repairs



## 4. CLEANING AND JANITORIAL SERVICES

This service include routine, periodic, and specialized cleaning activities to maintain a clean, hygienic, safe, and presentable environment throughout the facility, in compliance with health, safety, and environmental standards.

- **General and specialized area:**
  - ☐ Hygienic and infectious control management
  - ☐ External facade cleaning
  - ☐ Spillage management
  - ☐ Waste collection and storage
  - ☐ Toilet demand inspection system
- **Provision of cleaning supplies and consumables**
- **Extensive cleaning**



## 5. GENERAL WASTE MANAGEMENT SERVICES

Includes collection, segregation, handling, storage, transportation, and disposal of waste generated within the facility, in compliance with applicable environmental, health, and safety regulation.

### Waste Collection & Segregation

- Provision of clearly labeled waste bins and containers
- Waste segregation in accordance with local regulations and best practices
- Scheduled collection from designated areas
- Spill prevention and cleanliness control

### Storage & Handling

- Safe temporary storage of waste in designated areas
- Odor, pest, and contamination control measures
- Regular cleaning and sanitization of waste storage areas

### Transportation & Disposal

- Transportation using approved vehicles and methods
- Disposal at licensed landfill, recycling, or treatment facilities
- Compliance with environmental and municipal authority requirements



## 6. HEALTHCARE WASTE MANAGEMENT SYSTEM (HWMS)



A Healthcare Waste Management System is the organized process of handling, segregating, treating, and disposing of waste generated in healthcare facilities such as hospitals, clinics, laboratories, and pharmacies. Its goal is to protect human health, the environment, and healthcare workers. It covers:

- Clinical waste collection, transportation & storage
- Hygiene & infection control management
- Incineration and treatment of clinical waste
- Spillage management





Semua sisa buangan daripada fasiliti kesihatan seperti pakaian PPE, dikategorikan sebagai sisa klinikal.





**Peraturan-Peraturan Kualiti Alam Sekeliling (Buangan Terjadual) 2005**

sisa buangan yang dijana daripada fasiliti kesihatan dikategorikan sebagai buangan terjadual dengan kod buangan terjadual SW 404



## 7. SECURITY GUARD

Security Guard Services involve protecting people, property, and assets by monitoring, preventing, and responding to suspicious or dangerous activities. Security guards play a key role in maintaining safety in many settings like businesses, schools, events, and residential areas.

Typical duties of security guards include;

### **Monitoring and Patrolling:**

1. Walking or driving around assigned areas to check for unusual behavior or security risks.
2. Watching surveillance cameras and alarm systems to detect problems.

### **Access Control:**

1. Checking identification and controlling who enters or leaves buildings or premises.
2. Ensuring only authorized people can enter restricted areas.

### **Responding to Incidents:**

1. Reacting quickly to alarms, disturbances, or emergencies.
2. Reporting incidents to law enforcement or emergency services if needed.
3. Managing crowd control during events or emergencies.



### **Preventing Theft and Vandalism:**

1. Deterring criminals by maintaining a visible presence.
2. Investigating suspicious activity and stopping potential crimes.

### **Customer Service and Assistance:**

1. Helping visitors or employees by giving directions or information.
2. Providing a reassuring presence to improve the feeling of safety.

### **Record-Keeping and Reporting:**

1. Writing detailed reports about daily activities, incidents, or security breaches.
2. Maintaining logs of visitors and activities.

### **Safety Checks:**

1. Inspecting fire safety equipment, emergency exits, and building security systems.
2. Making sure safety protocols are followed



## 8. PEST CONTROL SERVICES

Pest Control Services involve managing and eliminating unwanted insects, rodents, and other pests that can harm people, damage property, or cause health problems. These services help keep homes, businesses, and outdoor areas safe and clean.



Typical tasks in pest control include:

### **Inspection and Identification:**

1. Examining the property to find signs of pests and identify the type of infestation.
2. Determining the source and extent of the problem.

### **Treatment and Extermination:**

1. Using chemicals (pesticides), traps, or natural methods to remove pests like ants, termites, cockroaches, rodents, mosquitoes, and more.
2. Applying treatments safely to avoid harm to people, pets, and the environment.

### **Prevention and Control:**

1. Sealing entry points such as cracks and holes to stop pests from entering.
2. Advising clients on how to reduce conditions that attract pests (like standing water or food scraps).

### **Monitoring:**

1. Setting up devices or systems to track pest activity over time.
2. Scheduling follow-up visits to ensure pests do not return.

### **Specialized Services:**

1. Termite control and wood treatment to prevent structural damage.
2. Rodent control using bait stations and traps.
3. Mosquito control through larvicides and elimination of breeding sites.



## 9. GROUND MAINTENANCE (GM) – LANDSCAPING

Ground Maintenance and Landscaping refer to the care, management, and improvement of outdoor areas like gardens, parks, lawns, and other green spaces. This work helps keep the environment safe, attractive, and healthy.

### **Mowing and Lawn Care:**

- Cutting grass regularly to keep lawns neat.
- Aerating and fertilizing soil to promote healthy grass growth.

### **Planting and Gardening:**

- Planting flowers, shrubs, trees, and other plants.
- Watering plants and maintaining proper irrigation.
- Pruning and trimming bushes

### **Soil and Mulch Management:**

- Preparing soil by tilling and adding nutrients.
- Applying mulch to conserve moisture and improve soil quality.



## **Landscape Design and Installation:**

- Planning the layout of gardens, pathways, and outdoor features.
- Installing decorative elements like rocks, fountains, benches, or lighting.

## **Maintenance of Hardscapes:**

- Caring for non-plant features such as patios, walkways, fences, and retaining walls.
- Repairing and cleaning these areas to keep them functional and visually pleasing



## 10. FOOD AND CATERING SERVICES

Food and Catering Services in commercial buildings involve providing meals, snacks, and beverages to employees, visitors, or tenants. These services help create a comfortable and productive environment by offering convenient, tasty, and nutritious food options on-site.

Typical features of Food and Catering Services include:

### **Cafeterias and Food Courts:**

- Operating on-site dining areas where people can buy or eat meals during breaks.
- Offering a variety of food choices, including hot meals, sandwiches, salads, and drinks.

### **Catering for Meetings and Events:**

- Providing food and beverages for business meetings, conferences, workshops, or special occasions.
- Offering buffet-style meals, boxed lunches, snacks, or coffee breaks tailored to the event.

### **Vending Machines and Snack Bars:**

- Placing machines or counters stocked with snacks, drinks, and quick bites for easy access.
- Offering healthier options alongside traditional snacks.



### **Custom Meal Plans:**

- Designing menus that meet dietary needs and preferences, such as vegetarian, vegan, gluten-free, or allergen-friendly options.
- Providing balanced and nutritious meals to promote employee wellness.

### **Food Safety and Hygiene:**

- Following strict food handling and sanitation standards to ensure safe meals.
- Regular cleaning and maintenance of kitchen and dining areas.

### **Delivery and Takeaway Services:**

- Offering food delivery to meeting rooms or designated areas within the building.
- Providing takeaway meals for employees with busy schedules

### **Food and Catering Services Matter:**

- ✓ Improve employee satisfaction and morale by offering convenient meal options.
- ✓ Save time for employees by reducing the need to leave the building for food.
- ✓ Support productivity with healthy and timely meals.
- ✓ Enhance the building's appeal as a comfortable and well-equipped workplace.



# 11. PARKING MANAGEMENT SERVICES

Parking Management Services are a key part of building and facility management, helping ensure safety, efficiency, and a good experience for tenants and visitors. Here's a clear overview you can use for understanding, planning, or presenting services:

## Parking Operations

- Daily supervision of parking areas
- Vehicle entry and exit control
- Allocation of parking spaces (tenant, visitor, staff, reserved)
- Peak-hour traffic flow management

## Access Control & Security

- Boom barriers, RFID cards, access tags, or ticketing systems
- CCTV monitoring and surveillance
- License Plate Recognition (LPR/ANPR) systems
- Security personnel deployment

## Technology & Automation

- Automated parking systems
- Smart parking guidance systems
- Mobile app or digital ticketing
- Integration with building management systems (BMS)



## Revenue & Payment Management (if paid parking)

- Fee collection (cashless/manual/automated)
- Monthly pass management
- Reporting, audits, and revenue reconciliation

## Maintenance & Housekeeping

- Line marking and signage upkeep
- Lighting and ventilation checks
- Cleaning of parking areas
- Equipment maintenance (barriers, sensors, ticket machines)

## Customer & Tenant Support

- Visitor parking assistance
- Complaint handling and help desk support
- Special arrangements for events or VIP parking

## Safety & Compliance

- Fire lane and emergency access management
- Compliance with local laws and building codes
- Disabled-access parking management



## 12. FLEET MANAGEMENT SERVICES

Fleet Management Services ensure the efficient, safe, and cost-effective operation of vehicles owned or leased by an organization.

### Fleet Operations Management

- Vehicle allocation and scheduling
- Route planning and optimization
- Driver assignment and monitoring
- Daily fleet utilization tracking

### Vehicle Maintenance & Compliance

- Preventive and corrective maintenance
- Service scheduling and vendor coordination
- Breakdown management and roadside assistance
- Statutory compliance (registration, permits, inspections)

### Fuel Management

- Fuel consumption tracking
- Fuel card management
- Mileage and efficiency analysis
- Fuel theft and misuse control



## 13. Asset Management System (CMMS)

**CREATE THE SYSTEM ACCORDING TO YOUR SERVICES:**



### CATEGORIES:

- Facilities Engineering Maintenance Services Management (FEMS)
- Biomedical Engineering Management Services (BEMS)
- Fleet Management
- Cleaning and Cleansing (CLS)
- Linen and Laundry Services (LLS)
- Hospital Waste Management System (HWMS)
- Food and Catering
- Parking Management
- Defect Tracking Report



### **Cost & Asset Management**

- Operating cost analysis
- Insurance management and claims handling
- Asset lifecycle management
- Replacement and resale planning

### **Safety & Risk Management**

- Accident reporting and investigation
- Emergency response coordination
- Compliance with road safety regulations
- Incident trend analysis

### **Reporting & Analytics**

- Daily and monthly MIS reports
- Performance dashboards
- Cost optimization insights
- Compliance and audit reports



# **JTR FM** **FACILITIES MANAGEMENT & MAINTENANCE** **SHOWCASE/EXPERIENCE**



**SUSTAINABLE FACILITY  
MANAGEMENT**





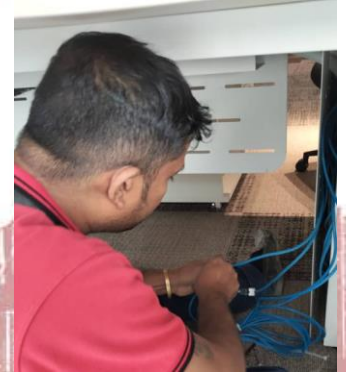
# PRIVATE BANK

## CO-OP BANK PERTAMA, HEADQUARTERS

### FACILITIES BUILDING MANAGEMENT SERVICES

#### Scope of work:

1. Civil, Mechanical & Electrical Maintenance
2. Cleaning
3. Ground Maintenance & Landscape
4. Pest Control
5. Architecture and structure
6. Asset Management via Computerized Maintenance Management System (CMMS)





## 16 CLINICS IN PAHANG - PSK

CLINIC SUPPORT SERVICES FOR 16 GOVERNMENT CLINICS AT PAHANG  
UNDER MINISTRY OF HEALTH  
'PERKHIDMATAN SOKONGAN KLINIK-PSK'

CLIENT: GOVERNMENT CLINICS, PAHANG  
KLINIK KESIHATAN:

1. KLINIK BANDAR KUANTAN
2. KLINIK INDERA MAHKOTA
3. KLINIK BESERAH
4. KLINIK BALOK
5. KLINIK KURNIA
6. KLINIK PAYA BESAR
7. KLINIK JAYA GADING
8. KLINIK BANDAR MENTAKAB
9. KLINIK TANJUNG LALANG
10. KLINIK MARAN
11. KLINIK BANDAR JENGA
12. KLINIK JENGA 22
13. KLINIK PEKAN TAJAU
14. KLINIK PURUN
15. KLINIK PADANG LUAS
16. KLINIK BANDAR JERANTUT





## 16 CLINICS IN JOHOR - PSK

CLINIC SUPPORT SERVICES FOR 16 GOVERNMENT CLINICS AT JOHOR  
UNDER MINISTRY OF HEALTH  
'PERKHIDMATAN SOKONGAN KLINIK-PSK'

CLIENT: GOVERNMENT CLINICS, JOHOR  
KLINIK KESIHATAN:

1. KLINIK MAHMOODIAH
2. KLINIK SULTAN ISMAIL
3. KLINIK TAMAN UNIVERSITI
4. KLINIK KEMPAS
5. KLINIK PASIR GUDANG
6. KLINIK MASAI
7. KLINIK KOTA TINGGI
8. KLINIK KULAI BESAR
9. KLINIK PONTIAN
10. KLINIK MENGKIBOL
11. KLINIK SIMPANG RENGAM
12. KLINIK BATU PAHAT
13. KLINIK BAKRI
14. KLINIK MAHARANI
15. KLINIK LABIS
16. KLINIK IOI PUTRA





# CLINIC SUPPORT SERVICES FOR GOVERNMENT CLINICS AT PAHANG & JOHOR UNDER MINISTRY OF HEALTH 'PERKHIDMATAN SOKONGAN KLINIK - PSK'

## Scope and System Under Supervision:

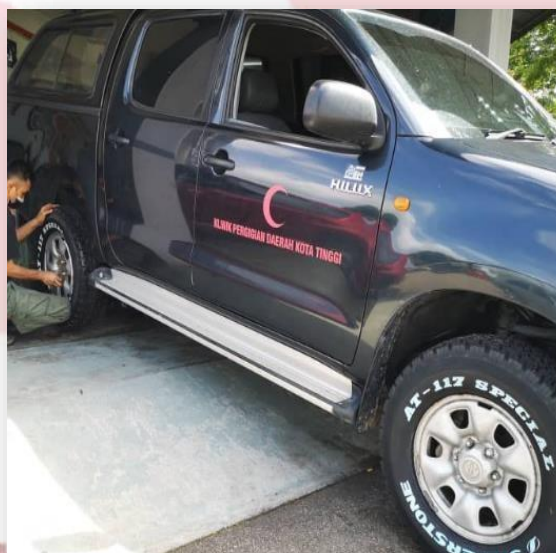
### 1. Facility Engineering Management System (FEMS)

- Civil
- Mechanical
- Electrical
- Ground Maintenance/Landscape
- Pest Control
- Fleet Management

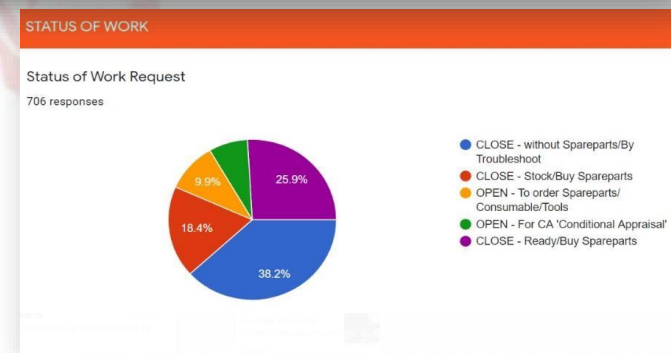
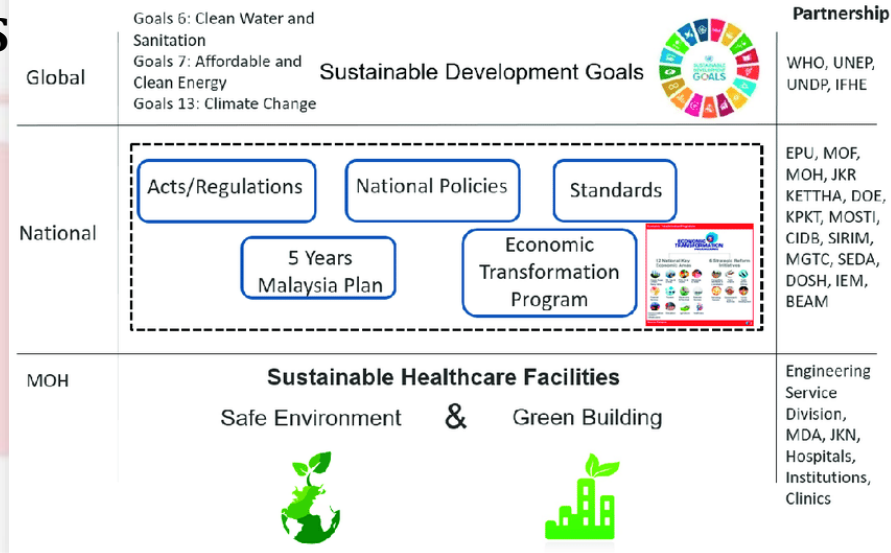
### 2. Cleansing Services (CLS)

### 2. Clinical Waste Management Services (CWMS)

### 2. Sustainable Program (SP)



## Sustainable Framework





## **CLINIC SUPPORT SERVICES FOR GOVERNMENT CLINICS**

**SCOPE UNDER :  
BIOMEDICAL ENGINEERING MAINTENANCE SERVICES (BEMS)**

**CLIENT: PEJABAT KESIHATAN DAERAH KUALA LANGAT**

- **PENYELENGGARAAN PERALATAN PERUBATAN DIGITAL MIN MAX THERMOMETER BAGI KEGUNAAN DI FASILITI KESIHATAN PKD KUALA LANGAT**
- **PPM SERVICE STANDARD WEIGHT UNTUK UNIT MCH KLINIK KESIHATAN TELOK DATOK, PKD KUALA LANGAT, JALAN SULTAN ALAM SHAH, BANTING.**





## CLINIC SUPPORT SERVICES FOR GOVERNMENT CLINICS

**SCOPE UNDER :  
BIOMEDICAL ENGINEERING MAINTENANCE SERVICES (BEMS)**

**CLIENT: JKN SELANGOR, PEJABAT KESIHATAN KLANG**

- **PEMBAIKAN PERALATAN PERUBATAN (MESIN AED ZOLL)  
KLINIK BOTANIK**
- **PERKHIDMATAN PENYELENGGARAAN PERALATAN (PPM)  
PERUBATAN KLINIK-KLINIK ZON A PKD KLANG**





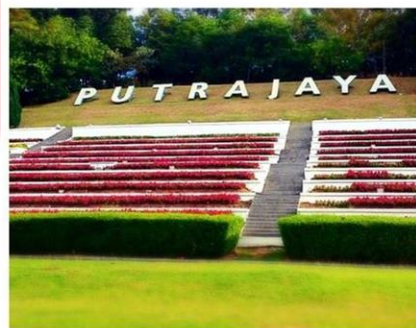
## **MINISTER RESIDENT, PUTRAJAYA (KUARTERS RESIDEN MENTERI KERAJAAN, PRESINT 10)**

### **Scope and System Under Supervision:**

1. Civil, Mechanical & Electrical
2. Cleaning
3. Ground Maintenance & Landscape
4. Pest Control

## **PRESINT 10, PUTRAJAYA**

*PERKHIDMATAN PENGURUSAN DAN PENYELENGGARAAN KUARTERS KERAJAAN  
PERSEKUTUAN DI PRESINT 10, PUTRAJAYA*





## **HOSPITALS IN SABAH - PSH**

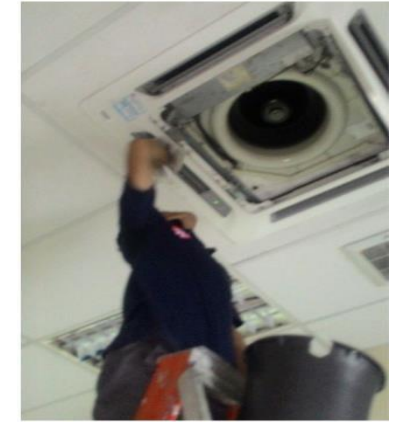
**HOSPITAL SUPPORT SERVICES FOR GOVERNMENT HOSPITALS UNDER  
FABER MEDI-SERVE SDN BHD  
'PERKHIDMATAN SOKONGAN HOSPITAL-PSH'**

### **Hospital Building & Facilities Maintenance for Hospital Support Services - Comprehensive Maintenance Air Conditioning Split & Window Unit at :**

1. Hospital Queen Elizabeth
2. Hospital Sandakan
3. Hospital Lahad Datu

### **Scope Of Work & System Supervision:**

- Air Conditioning Mechanical Ventilation System





# HOSPITALS IN SABAH - PSH

## HOSPITAL SUPPORT SERVICES FOR GOVERNMENT HOSPITALS UNDER FABER MEDI-SERVE SDN BHD 'PERKHIDMATAN SOKONGAN HOSPITAL-PSH'

### Hospital Building & Facilities Maintenance for Hospital Support Services - Non Comprehensive Maintenance Package ML3 at :

1. Hospital Queen Elizabeth
2. Hospital Lahad Datu
3. Hospital Sandakan
4. Hospital Tawau
5. Hospital Labuan
6. Hospital Beaufort
7. Hospital Sipitang



### Scope & system under supervision :

1. Air Conditioning System
  - i. Air Handling Unit
  - ii. Fan Coil Unit
  - iii. Lift
  - iv. Cooling Tower
  - v. Chiller
  - vi. Chiller Water Pump
  - vii. Chiller Condensor
  - viii. Water Treatment Cooling Tower
2. Building Automation System (BAS)
3. Medical Gas
4. Lift
5. Fire Fighting
6. PABX
7. Boiler

### Scope Of Work & System Supervision:

- Mechanical System

### Faber

Our Ref : FMHQ/CMD(CMTR)/LOA-JTAN/04/0532  
Date : 4 October 2004

Jana Tanmia (M) Sdn Bhd  
5B-1, 2<sup>nd</sup> floor Jalan Utama 2/1  
Pusat Perindustrian Maju Jaya Puchong  
47100 Puchong  
Selangor

Attn : En. Mohd Zaidi Ilamdin

Dear Sir,

**HOSPITAL SUPPORT SERVICES  
FACILITY ENGINEERING MAINTENANCE SERVICES**

Package ML3 – Provision of M&E Equipment and Lift Maintenance Services in  
Sabah Region  
Contract No: FMS-KL/FEMS/MNT/ML3/005/04





## HOSPITALS IN SABAH - PSH

HOSPITAL SUPPORT SERVICES FOR 14 GOVERNMENT HOSPITALS UNDER  
FABER MEDI-SERVE SDN BHD

'PERKHIDMATAN SOKONGAN HOSPITAL-PSH'

(CLIENT: GOVERNMENT HOSPITALS, SABAH)

1. HOSPITAL QUEEN ELIZABETH
2. HOSPITAL SANDAKAN
3. HOSPITAL LAHAD DATU
4. HOSPITAL TAWAU
5. HOSPITAL LABUAN
6. HOSPITAL BEAUFORT
7. HOSPITAL SIPITANG
8. HOSPITAL LIKAS
9. HOSPITAL RANAU
10. HOSPITAL TENOM
11. HOSPITAL KENINGAU
12. HOSPITAL TAMBUNAN
13. HOSPITAL KUALA PENYU
14. HOSPITAL PAPAR

### Scope Of Work & System Supervision:

- Provision of Supply & Management of Labour (Cleaning Services) for Zone SS5 in Sabah Region





Edgenta Mediserve Sdn Bhd (109818-H)

## 16 HOSPITALS IN PERAK - PSH

HOSPITAL SUPPORT SERVICES FOR 16 GOVERNMENT HOSPITALS UNDER  
UEM EDGENTA SDN BHD

'PERKHIDMATAN SOKONGAN HOSPITAL-PSH'

(CLIENT: GOV. HOSPITAL, PERAK )

1. HOSPITAL RAJA PERMAISURI BAINUN
2. MAKMAL KESIHATAN AWAM IPOH
3. HOSPITAL KAMPAR
4. HOSPITAL BATU GAJAH
5. HOSPITAL CHANGKAT MELINTANG
6. HOSPITAL GRIK
7. HOSPITAL KUALA KANGSAR
8. HOSPITAL PARIT BUNTAR
9. HOSPITAL SELAMA
10. HOSPITAL SLIM RIVER
11. HOSPITAL SERI MANJUNG
12. HOSPITAL SUNGAI SIPUT
13. HOSPITAL TAIPING
14. HOSPITAL TAPAH
15. HOSPITAL TELUK INTAN
16. HOSPITAL ULU KINTA



Scope Of Work & System Supervision:

- Air Conditioning Mechanical Ventilation System



## HOSPITALS IN PAHANG - PSH

HOSPITAL SUPPORT SERVICES FOR HOSPITALS UNDER  
RADICARE (M) SDN BHD  
'PERKHIDMATAN SOKONGAN HOSPITAL-PSH'

(CLIENT: GOV. HOSPITAL, PAHANG )

1. HOSPITAL SULTAN HAJI AHMAD SHAH TEMERLOH
2. HOSPITAL TENGKU AMPUAN AFZAN KUANTAN

Scope Of Work & System Supervision:

- Air Conditioning Mechanical Ventilation System





# INTEGRATED FACILITY MANAGEMENT & MAINTENANCE SERVICES UNDER POS MALAYSIA (ZONE KUALA LUMPUR & SELANGOR)

## Scope & system under supervision :

1. Air Conditioning Maintenance
  - Split Unit
  - Water Chiller Unit

2. Housekeeping and Cleaning Services
  - Internal / External Cleaning
  - Stairwell
  - Elevators
  - Rest room / Toilet
  - Cafeteria / Eating Area

3. Landscaping and Ground Maintenance
  - Parking & Driveways
  - Passageway & Coveredway
  - Refuse Bin Center
  - Water Features
  - Softscape / Hardscape
  - Managing of Potted Plant
  - Pest Control Services

4. Waste Collection Services
  - Waste Management Services

5. Maintenance of Civil & Electrical
  - Elevators



**POS MALAYSIA**  
**ZON K.L. & SELANGOR**  
INTEGRATED FACILITY MANAGEMENT & MAINTENANCE SERVICES AT POS  
MALAYSIA PREMISES IN KUALA LUMPUR & SELANGOR





# **MAINTENANCE SERVICES**

## **MAJLIS PERBANDARAN SUBANG JAYA, SELANGOR - MPSJ**

### **STREET & DECORATION LIGHTING AND TRAFFIC LIGHT SYSTEM**

**(CLIENT: LOCAL AUTHORITIES – PBT)**

#### **1. MAJLIS BANDARAYA SUBANG JAYA – MPSJ**

**Scope Of Work & System Supervision:**  
**(Supply, install and Service)**

- **Lighting System**
- **Traffic Light System**





# **MAINTENANCE SERVICES DEWAN BANDARAYA KUALA LUMPUR - DBKL STREET & DECORATION LIGHTING**

**(CLIENT: LOCAL AUTHORITIES – PBT)**

## **1. DEWAN BANDARAYA KUALA LUMPUR – DBKL**

**Scope Of Work & System Supervision:  
(Supply, install and Service)**

- **Street Lighting**
- **Decoration Lighting**





# BANGUNAN SETIAUSAHA KERAJAAN NEGERI SELANGOR

## FACILITIES MANAGEMENT & MAINTENANCE

(CLIENT: GOV BUILDING)

### 1. BANGUNAN SULTAN SALAHUDDIN ABDUL AZIZ SHAH (SSAAS)

#### Scope Of Work & System Supervision:

- Civil
- Mechanical
- Electrical
- Cleaning
- Ground Maintenance/Landscape
- Security Guard





# PROTON SHAH ALAM & TANJUNG MALIM

**CLIENT: AUTOMOTIVE MANUFACTURER**

1. PROTON TANJUNG MALIM, PERAK
2. PROTON CENTRE OF EXCELLENCE - COE, SHAH ALAM
3. PROTON MAINPLANT MANUFACTURING , SHAH ALAM
4. PROTON R&D, SHAH ALAM
5. PROTON CASTING, SHAH ALAM
6. PROTON PARTS CENTRE, SHAH ALAM

**Scope Of Work & System Supervision:**

- Air Conditioning Mechanical Ventilation System



## PROTON TG. MALIM



## PROTON SHAH ALAM

MAINTENANCE OF HVAC SYSTEM FOR THE PERIOD OF 3+3 YEARS AT PROTON TANJUNG MALIM AND PROTON SHAH ALAM



## EDUCITY - JOHOR

MEP SERVICES FOR INTERNATIONAL UNIVERSITY UNDER  
ISKANDAR EDUCATION ENTERPRISE SDN BHD

(CLIENT: PRIVATE UNIVERSITY)

1. MULTI VARCITY
2. STUDENT VILLAGE-RESIDENT
3. SPORT CENTRE

Scope Of Work & System  
Supervision:

- Mechanical
- Electrical
- Plumbing Service



# FACILITY MANAGEMENT & MAINTENANCE AT MALAYSIA INSTITUTE OF PHARMACEUTICALS AND NUTRACEUTICALS (IPHARM-NIBM) UNDER NATIONAL INSTITUTE OF BIOTECHNOLOGY MALAYSIA (NIBM)



(CLIENT: RESEARCH LABORATORY)

## 1. IPHARM PENANG

### Scope Of Work & System Supervision:

- Lift System
- Electrical
- Maintenance Service for Lab Equipment
  - ❖ Fume Hood
  - ❖ Autoclave
  - ❖ Medium Steam Sterilizer
  - ❖ Cage & Rack Washer
  - ❖ Emergency Shower
  - ❖ Air Compressor





**JTR MECHANICAL & ELECTRICAL**  
**SHOWCASE/EXPERIENCE**





# KPJ Miri Specialist Hospital

SCOPE OF WORK: INSTALLATION OF MAGNETIC BEARING CHILLERS AND COOLING TOWERS, COMPLETE WITH WATER TREATMENT SYSTEM



# HOSPITAL SIBU, SARAWAK

CADANGAN KERJA-KERJA PENGGANTIAN CHILLER SISTEM PENYAMAN  
UDARA BERPUSAT DI HOSPITAL SIBU, SARAWAK

SCOPE OF WORK: REPLACEMENT CENTRIFUGAL CHILLER TO SCREW CHILLER





# Hospital Umum Kuching, Sarawak

SCOPE OF WORK: REPLACEMENT OF CENTRALIZED AIR CONDITIONING SYSTEM INCLUDING COOLING TOWERS FOR OUTPATIENT BUILDING



# HOSPITAL BINTULU

CADANGAN MENAIKTARAF UNIT RAWATAN KEBAKARAN HOSPITAL BINTULU, LOT 3606, BLOK 26, KEMENA LAND DISTRICT, SARAWAK

SCOPE OF WORK: REPLACEMENT OF MEDICAL GAS SYSTEM





# HOSPITAL TENGKU AMPUAN RAHIMAH KLANG, SELANGOR

SCOPE OF WORK: INSTALLATION OF MEDICAL GAS PIPELINE SYSTEM INCLUDING  
SURGICAL PENDANT, BEDHEAD AND AVSUM





اُنِيْوَرْسِيْتِي تِكْنُوْلُوْجِي مَارَا  
UNIVERSITI  
TEKNOLOGI  
MARA

## UNIVERSITI TEKNOLOGI MARA KAMPUS SUNGAI BULOH

SCOPE OF WORK: INSTALLATION OF MEDICAL GAS PIPELINE SYSTEM INCLUDING  
BEDHEAD, CENTRALIZED COMPRESSOR AND VACUUM PUMP SYSTEMS.





# PUTRA SPECIALIST HOSPITAL MELAKA

**EXECUTION OF ENERGY EFFICIENCY INITIATIVES IN 9 STATE-OWNED BUILDINGS IN MELAKA OF WHICH THE FIRST PHASE (1ST PHASE) SHALL BE FOLLOWING BUILDINGS LOCATED AT :**

**PUTRA SPECIALIST HOSPITAL, MELAKA**

**SCOPE OF WORK: DESIGN AND BUILD MAGNETIC CHILLER PLANT COMPLETE WITH COOLING TOWER AND PANEL REPLACEMENT**



# POLIKLINIK KOMUNITI AYER KEROH, MELAKA

AIR CONDITIONING WORK, EXTERMINATION AND PREVENTING FUNGAL  
GROWING AT POLIKLINIK AYER KEROH, MELAKA





UNIVERSITI SAINS MALAYSIA

# LABORATORY RESEARCH CENTER

RENOVATION, REFURBISHMENT, AND UPGRADING OF BLOCKS J12 AND J13 TO BE CONVERTED INTO RESEARCH AND TEACHING LABORATORIES FOR THE FACULTY OF PHARMACEUTICAL SCIENCES, USM, PULAU PINANG.





UNIVERSITI SAINS MALAYSIA

## BIO-SAFETY LABORATORY

DESIGN, CONSTRUCT, COMPLETE, EQUIP, MAINTAIN, AND COMMISSION A “BIOSAFETY LABORATORY LEVEL 2” AT BLOCK A, FOR THE PHARMACEUTICAL RESEARCH LABORATORY, MALAYSIAN INSTITUTE OF PHARMACEUTICALS AND NUTRACEUTICALS UNDER THE MINISTRY OF SCIENCE, TECHNOLOGY AND INNOVATION.





كوأوبڤڤرتاما

CO-OP BANK  
PERTAMA

# PRIVATE BANK CO-OP BANK PERTAMA, HEADQUARTERS

PROJECT OF REFURBISHMENT & RENOVATION FOR CIVIL, MECHANICAL, ELECTRICAL  
SYSTEM INCLUDE WITH ARCHITECTURAL & INTERIOR DESIGN WITH FACILITY  
MANAGEMENT



# **JTR CONSTRUCTION (Design & Build and Conventional) SHOWCASE/EXPERIENCE**



**SUSTAINABLE PROJECT  
MANAGEMENT**





## CATARACT SURGERY CENTER MAIWP, HOSPITAL SELAYANG

SCOPE OF WORK: DESIGN AND BUILD (M&E AND OT ROOMS), INCLUDE MAINTAINANCE FOR CATARACT SURGERY CENTRE, SELANGOR.





## CATARACT SURGERY CENTER MAIWP, HOSPITAL SELAYANG

SCOPE OF WORK: DESIGN AND BUILD (M&E AND OT ROOMS), INCLUDE MAINTAINANCE FOR CATARACT SURGERY CENTRE, SELANGOR.





# HOSPITAL MIRI SARAWAK

## PATHOLOGY BUILDING AND MEDICAL LABORATORY

MEMBINA, MENYIAPKAN BLOK PATOLOGI SERTA BANGUNAN BLOK MEKANIKAL & ELEKTRIKAL DI BAWAH KEMENTERIAN KESIHATAN MALAYSIA





# HOSPITAL MIRI SARAWAK

## PATHOLOGY BUILDING AND MEDICAL LABORATORY

MEMBINA, MENYIAPKAN BLOK PATOLOGI SERTA BANGUNAN BLOK MEKANIKAL & ELEKTRIKAL DI BAWAH KEMENTERIAN KESIHATAN MALAYSIA





# GOVERNMENT CLINIC - CLINIC AT TIMAH LANGAT DENGKIL

## PEMBINAAN BAHARU KLINIK KESIHATAN (JENIS 3)

### UNDER MINISTRY OF WORKS



# **JTR SUPPORT FACILITIES**

- **TESTING EQUIPMENTS**
- **WAREHOUSE**
- **MACHINERIES & VEHICLES**



**LOGISTIC**

# JTR TESTING EQUIPMENTS

1.



## ELECTRONIC BALANCING TOOLS WITH AIR FLOW PRO HOOD

Brand Alnor  
Model EBT 721  
Serial No. 90802016  
Calibration J10400

2.



## THERMO ANEMOMETER

Brand Alnor  
Model AVM 440  
Serial No. AVM 440802007  
Calibration J10399

3.



## INFRARED THERMOMETER

Brand Fluke  
Model 561 HVAC Pro  
Serial No. 0612875  
Calibration -

4.



## PARTICLE COUNTER

Brand Alnor  
Model Lasair III 310c  
Serial No. 66359  
Calibration J8266

5.



## PRESSURE GAUGE TEST EQUIPMENT

Brand DRUCK  
Model DP 1705  
Serial No. 70541130  
Calibration 7369

6.



## AGSS TEST EQUIPMENT

Brand MEC  
Model BS 6834  
Serial No. F 124399/14  
Calibration -

7.



## AIR SAMPLING SYSTEM

Brand SAS  
Model EW-33687-02  
Serial No. 09-L-06101  
Calibration J10392

8.



## LIGHT INTENSITY MEASURING INSTRUMENT

Brand TESTO  
Model Testo 540  
Serial No. 05541776  
Calibration -

# JTR TESTING EQUIPMENTS

9.



## HCHO DETECTOR

**Brand** RIKEN KEIKI  
**Model** FP-30  
**Serial No.** 065020022RNT  
**Calibration** -

10.



## MINI INCUBATOR

**Brand** PBI BRAND  
**Model** Anno 2008  
**Serial No.** 61476  
**Calibration** -

11.



## PHOTOMETER

**Brand** ATI  
**Model** TDA-2G/2H  
**Serial No.** -  
**Calibration** -

12.



## THERMO SCIENTIFIC

**Brand** THERMO SCIENTIFIC  
**Model** PDR-1500  
**Serial No.** 1018243129  
**Calibration** -

13.



## GREYWOLF SENSOR

**Brand** GREYWOLF  
**Model** AS-201 / TG 501  
**Serial No.** -  
**Calibration** -

14.



## TACHOMETER

**Brand** KIMO  
**Model** CT 100 0  
**Serial No.** 05060620  
**Calibration** J8593

15.



## MINNEAPOLIS DOOR BLOWER

**Brand** ALNOR  
**Model** AVM 440  
**Serial No.** AVM 440802007  
**Calibration** J10399

# JTR CENTRAL WAREHOUSE



The warehouse is dedicated to store all fast moving items for all sites operation whether it is for facility maintenance sites and for project sites.

The dual level 22' x 75' shoplot has been renovated with proper industrial standard racking system. There is also another 1 level for 'junk' warehouse storing all other parts for project cost control and fast delivery to sites.



# JTR MACHINERIES

## LIGHT MACHINERIES



| ITEM            | UNIT |
|-----------------|------|
| Generator Set   | 3    |
| Vibratory Plate | 1    |
| Compactor       | 1    |
| Water Pump Jet  | 1    |
| Concrete Cutter | 2    |
| Air Compressor  | 1    |
| Oxy Cutter      | 2    |
| Concrete Mixer  | 1    |
| Arc Welding     | 1    |
| Barbender       | 1    |



## HEAVY MACHINERIES



| ITEM    | UNIT |
|---------|------|
| Skylift | 2    |

# COMPANY VEHICLES



Proton Wira  
Proton Iswara

WPA 1499  
BFK 6009



Van-Toyota Hiace

WQT 3975



Lorry-Daihatsu  
Delta

WNN1148  
WPE 9075  
BKT 1201



Van-Nissan  
Vaneete

WPF 7923  
WJL 2426  
WLQ 1152  
SAA 3278B



Lorry-Mitsubishi

WQB 3596



# **JTR**

# **FINANCIAL FACILITIES**



**CREDIT FACILITIES**

# FINANCIAL STATUS



## AmBank Group

### 1. AMBANK GROUP

**Address** : C102 & C103, Jalan SS 6/2, Kelana Parkview, 47301 Petaling Jaya, Selangor

**Overdraft (OD)** : RM1,700,000.00

**Multi Trade Finance Facilities (MTF)** RM1,500,000.00

**Letter of Credit (LC)** (RM1,500,000.00)

**Trust Receipt (TR)** (RM1,500,000.00)

**Banker Acceptance (BA)** (RM1,500,000.00)

**Bank Guarantee (BG)** (RM1,500,000.00)



### 2. BAY SMART CAPITAL VENTURES

**Address** : Unit 13A01, Level 13A, Tropicana Gardens Office Tower,  
CAPITAL VENTURES 2A, Persiaran Surian, Tropicana  
Indah, 47810 Petaling Jaya, Selangor

**Invoices Financing ( Notified ) Facility-Islam** : RM3,000,000.00

**Revolving Credit** (RM350,000.00)

**Term Financing - Islamic 1** : RM1,000,000.00

**Term Financing Islamic 2** : RM1,000,000.00



## OUR SPECIALIZATION

- SUSTAINABLE FACILITY MANAGEMEMENT
- SUSTAINABLE CONSTRUCTION
- DISTRICT COOLING SYSTEM
- INTEGRATED DEVELOPMENT OF PRIVATE HOSPITAL
- ENERGY MANAGEMENT & ENERGY EFFICIENT SYSTEM

- ENERGY EFFICIENT HVAC/ ACMV SYSTEM
- RENEWABLE ENERGY (SOLAR WIND BIOMASS)
- CLEANROOM OPERATION THEATER, BIOSAFETY & GMP LAB
- BUILDING IEQ, IAQ, HUMIDITY & MOLD CONTROL
- MEDICAL GAS PIPELINE SYSTEM
- HOT WATER & STEAM SYSTEM



OIL FREE CHILLER



CLEANROOM AIR  
FLOW CONTROL



MEDICAL GAS



ADVANCE AIR  
FILTRATION



ATA LAMINAR  
AIRFLOW CEILING



BATTERY ENERGY  
STORAGE SYSTEM (BESS)



EV  
CHARGING



TURQUOISE  
HYDROGEN PLANT

NO. 11, JALAN KOTA RAJA H/27H, HICOM TOWN CENTRE SEKSYEN  
27, 40400 SHAH ALAM, SELANGOR DARUL EHSAN.  
TEL : +603-5191 4505      FAX : +603-5191 4508  
[www.jtr.my](http://www.jtr.my) / [enquiry@jtr.my](mailto:enquiry@jtr.my)