



Jana Tanmia Resources

FACILITY & ENERGY ENGINEERING

# ***FACILITIES MANAGEMENT SERVICES***

(382767-D)

NO 11, Jalan Kota Raja H 27/H, Seksyen 27, Hicom Town Centre, 40400 Shah Alam, Selangor Darul Ehsan.  
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# 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

## Asset Management

- Certified Associate in Asset Management, CAAM (AMC, AUS)
- Certified Facility Manager, CFM (CIDB, MY)
- Certified Healthcare Facilities Manager, CHFM (GAFM, MY)
- Certified Competent of Healthcare Contractor, SKKK (JKR, MY)

## HVAC

- Authorized Person Healthcare HVAC (BTEC,UK)

## ENERGY

- Registered Electrical Energy Managers, REEM (EC,MY)
- Green Building Index Facilitator, GBIF (MGBC,MY)
- Certified Energy Manager, CEM (AEMAS, MY)
- Certified Professional Measurement & Verification, CPMV (MGTC,MY)



# PROFESSIONAL AFFILIATION

## FM

- President IFMA (My Chapter)
- Past Chairman of Asset and Facility Management Committee CIDB
- Member IFMA, International Facility Management Association (USA)
- Member IAM, Institute of Asset Management (UK)
- Member AMC, Asset Management Council (Aus)
- Member ISO / TC 267 – Facility Management ISO 41000
- Member ISO PC 251-Asset Management ISO 55000



ASSET MANAGEMENT COUNCIL



## HVAC

- Member ASHRAE (USA)

## ENERGY

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



# 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



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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 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.**



# GENERAL ORGANIZATION CHART



- >>> Chairman
- >>> Board of Director
- >>> Managing Director
- >>> Executive Director



Managing Director  
Office Department

Director

MDO Assistant

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 Mentoring Session	Alignment Report Training & Education
Brainstorming Session	Certification Body Audit Support

## ASSET MANAGEMENT SYSTEM CONSULTATION ( ISO 55001 )

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

## FACILITIES & MAINTENANCE MANAGEMENT CONTRACTOR

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

## ENERGY MANAGEMENT SYSTEM CONSULTATION

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

## ENERGY PERFORMANCE CONTRACTING AND SYSTEM DESIGN & INSTALLATION

Chiller Plant Room Optimisation	Lighting and Lighting Control System
Air Side HVAC Optimisation	Compress Air System Optimisation
Control BMS Optimisation	

**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. Additional sustainability program:
  - ❖ 3R Program ( Reuse, Reduce and Recycle )
  - ❖ Indoor Air Quality (IAQ)
  - ❖ Energy Management System (EnMS)
  - ❖ Energy Performance Contract ( EPC )



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







### **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-** **BUILDING MANAGEMENT SERVICES**



**FACILITY MANAGEMENT  
SPECIALIST**



# **FACILITY MANAGEMENT SPECIALIST**

## **OUR SERVICES:**

- **MAINTENANCE AND OPERATIONS**
- **ASSET MANAGEMENT**
- **COMPLIANCE (Regulations, Industry Standards & Legal Requirements)**
- **SPACE PLANNING**
- **SERVICE COORDINATION**
  - **SAFETY & WELL-BEING**
  - **HAZARDOUS WASTE DISPOSAL**
  - **THERMAL IMAGING INSPECTION**



We oversee daily facility operations, maintenance, safety and security, and cleaning services, while also recommending enhancements or corrective actions as needed. A one-stop solution for all your concerns.

# FACILITY MANAGEMENT SPECIALIST

## APPLICATION OF ISO 55000 TO ASSET LIFE CYCLE

### UNDERSTAND THE STANDARDS

“ Integrate asset management into overall business strategy, moving beyond maintenance to focus on maximizing asset value starting from acquisition (installation) to operation and disposal by considering costs, risks, and performance. “

### IMPACT TO- Business Process Management

It allows organizations to analyze asset performance data to identify trends, optimize maintenance spend, and manage future capital expenditure requirements, all of which influence cash flow.





# FACILITY MANAGEMENT SPECIALIST

## APPLICATION OF ISO 41001 IN FACILITIES MANAGEMENT SYSTEM (FMS)

### THE STANDARDS

“Creating a structured, strategic, and operational framework for managing facilities to support organizational goals and sustainability. “

### OUTCOME- Overall Operation Management

Aligning the FMS with the organization's objectives, establishing processes for risk and opportunity management, integrating the FMS with other management systems (like ISO 9001), and continuous improvement.



# FACILITY MANAGEMENT SPECIALIST

## ISO 50001: ENERGY MANAGEMENT SYSTEM (EnMS)

### THE STANDARDS

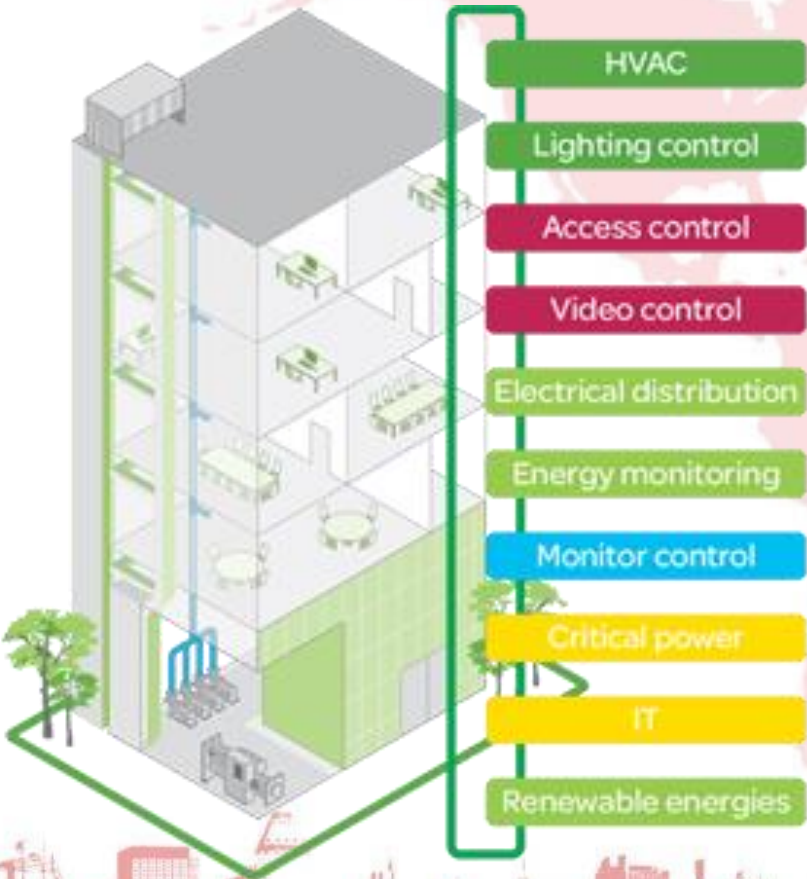
“A Systematic approach to continually improving energy performance, efficiency, and consumption. “

### METHOD- The Plan-Do-Check-Act (PDCA) Model

The cycle helps integrate energy management into the organization's everyday practices, ensuring that energy efficiency efforts align with the organization's overall objectives.

### OUTCOME- New Directive

Through EnMS, we're able to collect good quality and timely data which is essential to help us monitor the energy consumption for each sub-system and also in overall. The data then can be analyzed on a regular basis. During the operation, if the usage increases outside of an acceptable range, then warnings will be generated.





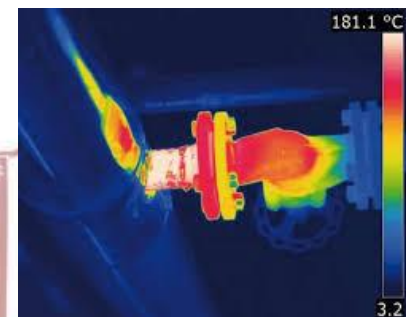
# FACILITY MANAGEMENT SPECIALIST

## THERMAL IMAGING INSPECTION

**DEVICE-** An infrared camera to create a thermographic report that visualizes temperature differences on a surface, revealing hidden issues like electrical overheating, poor insulation, water intrusion, and energy loss without causing damage.

### **METHOD- Exterior and Interior Inspection**

When you use a thermal imaging camera to “scan” the interior and exterior of a property, it measures temperature differences in the form of infrared wave lengths. These wave lengths have heat signatures that are analyzed visually during the scan. The inconsistencies between the color’s projection is indicating an anomaly. Anomalies mean there’s an issue that needs further evaluation.

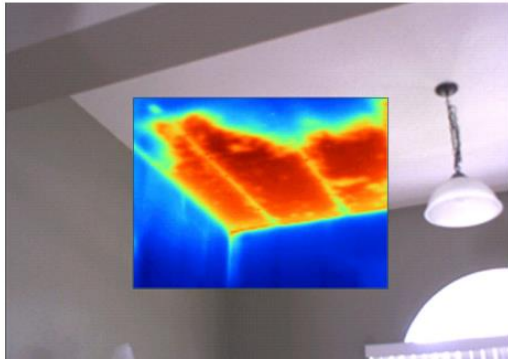


# FACILITY MANAGEMENT SPECIALIST

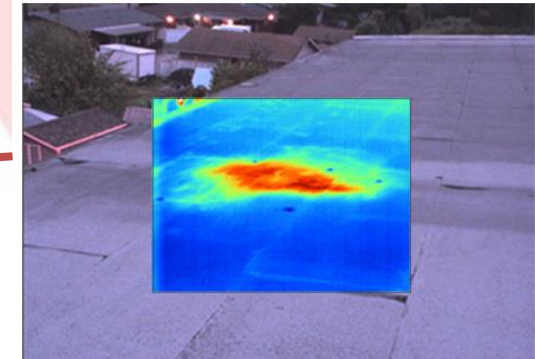
## THERMAL IMAGING INSPECTION

“ Helps to reduce troubleshooting period and could indicate a potential problem, preventive maintenance”

Poor or missing insulation

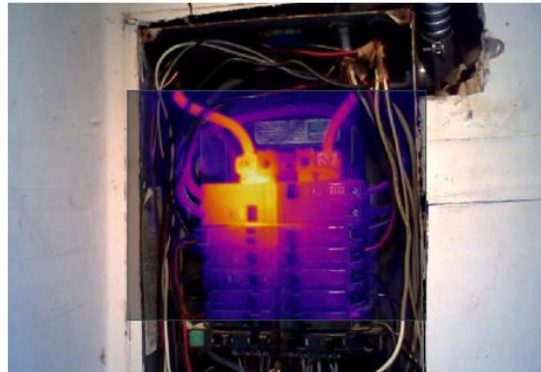


Moisture or leak inspections

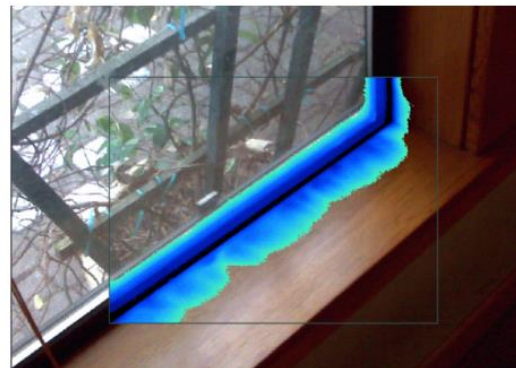


### FINDINGS

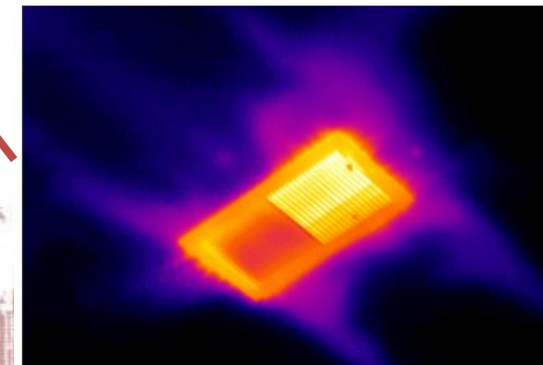
Electrical inspections



Air leaks



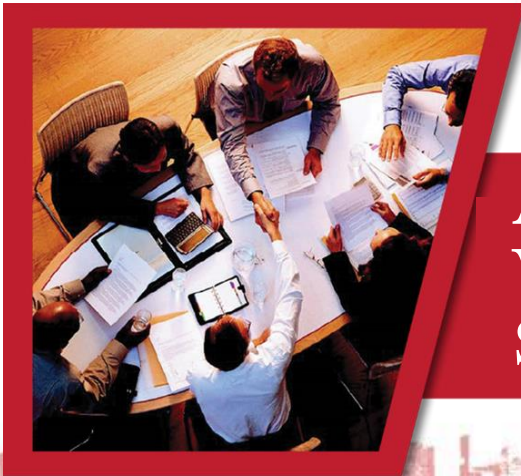
HVAC system inspections





**JTR**

# **HEALTHCARE FACILITIES EXPERTISE**



**ADVANCE KNOWLEDGE  
WITH HIGH TECHNICAL  
SKILLS**

# HEALTHCARE FACILITY- EXPERTISE

## OUR ENGINEERING SERVICES:

- **AIR BALANCING (AIRFLOW MEASUREMENT)**
- **AIR DUCT DISINFECTION AND CLEANING**
- **MOLD DECONTAMINATION**
- **CLEANROOM PERFORMANCE TESTING**
  - **ACMV- REPAIRING AND REPLACEMENT UNIT**
  - **TERMINAL CLEANING (CLEANROOM)**
  - **THERMAL IMAGING INSPECTION**



We can assist you with professional installation, commissioning, repairing and maintenance. A one-stop solution for all your indoor environmental concerns.



# HEALTHCARE FACILITY- EXPERTISE

## Testing, Adjusting & Balancing (TAB)

- ✓ Air and hydronic balancing of HVAC systems
- ✓ NEBB-standard airflow, pressure, and temperature verification
- ✓ System diagnostics, equipment-level & zone-level tuning
- ✓ Pre-functional and functional performance validation



# HEALTHCARE FACILITY- EXPERTISE

## AIR DUCT DISINFECTION AND CLEANING

Robotic air duct cleaning utilizes advanced technology to navigate and clean ductwork thoroughly. These robots are equipped with high-resolution cameras, powerful brushes, and vacuums, allowing them to reach every corner of the air ducts.

### BENEFITS

#### Health & Safety

When you get your ductwork cleaned, you eliminate potential airborne fungus, viruses and germs entering the ducting and causing illness in your commercial facility. Moreover, you reduce the allergens in the air thus safe for occupants to breathe.

#### Prevents Accidents

Clogged air ducts lead to the malfunctioning of the HVAC system. Getting them cleaned is a prudent investment in ensuring the safety of building occupants.



#### Saves Energy

Cleaned ductwork significantly enhance the efficiency of your entire HVAC system. HVAC efficiency equates to lower energy consumption, utility costs and more money in your bank account.

#### Increases Property Value

Cleaning your ducting displays your commitment to maintaining and upgrading your commercial facility. Prospective buyers will notice this, as well as the effects of all that work, and chances are it will enhance the worth of your commercial property.



# HEALTHCARE FACILITY- EXPERTISE

**PREVENT AND SOLVE  
HIGH HUMIDITY & MOLD CONTROL PROBLEMS**

Moisture  
Source  
Identification  
& Control

Routine  
Monitoring

Preventive  
Maintenance

Deep  
Cleaning &  
Restoration



# MOLD AND MOISTURE MANAGEMENT- OUR RECORDS

No.	Clients	Projects / Work Description
1.	Kementerian Kesihatan Malaysia (KKM)	Air Conditioning Work, Extermination Work and Preventing Fungal Growing at Poliklinik Ayer Keroh, Melaka
2.	JKR, Pulau Pinang	Perkhidmatan Menanggal, Membersih Dan Merawat Kulat di Tingkat 5, Bangunan Wisma Persekutuan, SPU, Pulau Pinang.
3.	JKR, Putrajaya	Kerja-Kerja Mengenalpasti masalah Kulapuk di Tingkat 6, Kementerian Perusahaan Perladangan dan Komoditi. Lot 2G4, Putrajaya
4.	JKR, Perak	Kerja Mengalpasti Masalah Kulat di Dewan Undangan Negeri Perak, Ipoh.
5.	Faber Mediserve	Kerja Mengenalpati dan Mengkaji Masalah Kulat di Bangunan Tambahan Hospital Queen Elizabeth (QEH), Kota Kinabalu, Sabah.

No.	Clients	Projects / Work Description
6.	JKR, Putrajaya	Kerja-Kerja Kajian Masalah Kulapuk di Tingkat 6, Kementerian Perusahaan Perladangan dan Komoditi. Lot 2G4, Putrajaya
7.	JKR, Putrajaya	Kerja-Kerja Pengujian dan Pengambilan / Analisa Sampel Punca Kulat di Aras Lima dan Enam, Bangunan Lot 2G8, Presint 2, Putrajaya.
8.	JKR, Putrajaya	Kerja-Kerja Pembasmian Kulat dan Spora dengan Kaedah "Decontamination" di Aras Lima dan Enam Kementerian Kewangan, Bangunan Lot 2G8, Putrajaya
9.	Wisma Lembaga Kemajuan Ikan Malaysia (LKIM)	Perkhidmatan Membasmi Kulat di Bangunan Ibu Pejabat (Wisma LKIM) Pulau Meranti, Puchong, Selangor





# **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 JENKA
12. KLINIK JENKA 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

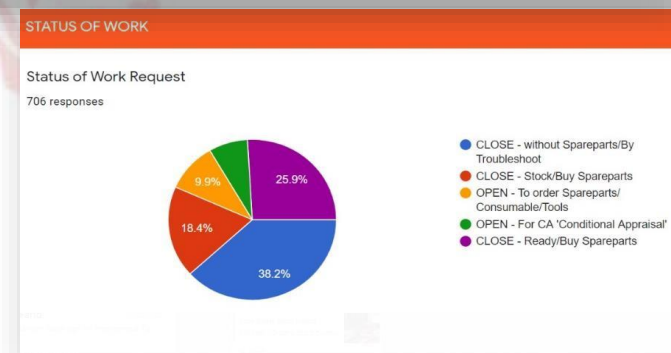
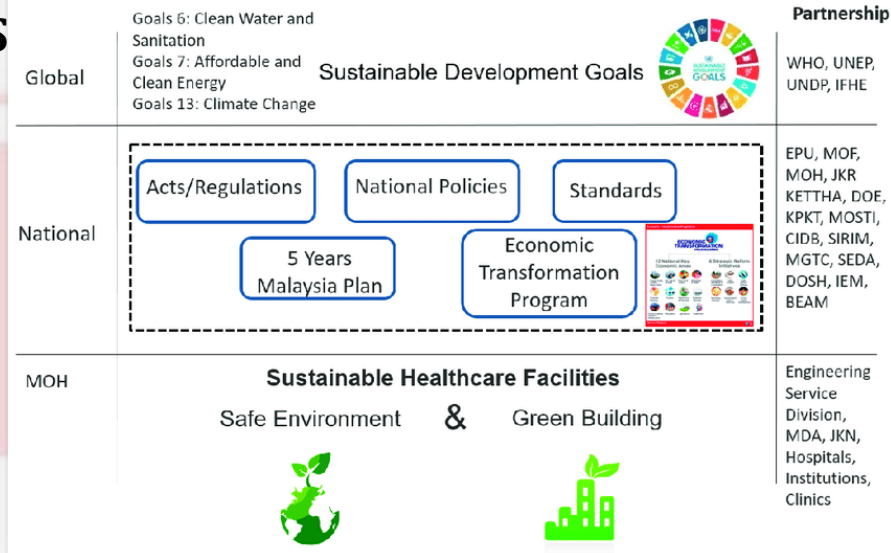
### 2. Cleansing Services (CLS)

### 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**







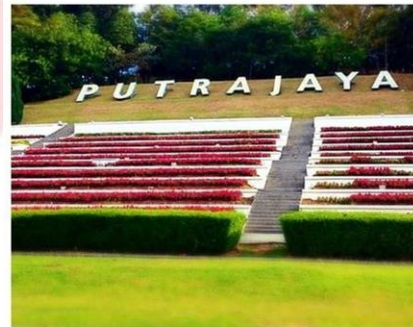
## **MINISTER RESIDENT, PUTRAJAYA (KUARTERS RESIDEN MENTERI KERAJAAN, PRESINT 10)**

### **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**

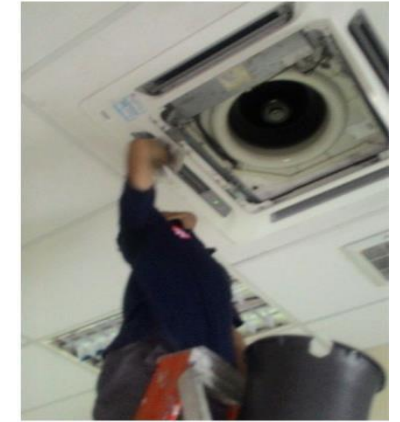
**'PERKHIDMATAN SOKONGAN HOSPITAL-PSH'**

**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 HSOPITAL-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. HOPITAL 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**

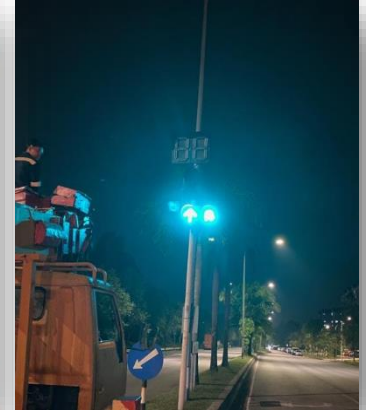
### **STREET & DECORATION LIGHTING AND TRAFFIC LIGHT SYSTEM**

**(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







# 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







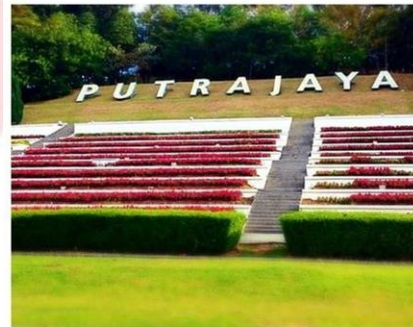
## **MINISTER RESIDENT, PUTRAJAYA (KUARTERS RESIDEN MENTERI KERAJAAN, PRESINT 10)**

### **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*





# **JTR RETROFITTING WORKS SHOWCASE/EXPERIENCE**



**SUSTAINABLE PROJECT  
MANAGEMENT**



# POLIKLINIK KOMUNITI AYER KEROH, MELAKA

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







# 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**





# 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 SIBU, SARAWAK

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

SCOPE OF WORK: REPLACEMENT CENTRIFUGAL CHILLER TO SCREW CHILLER





## LABORATORY RESEARCH CENTER

### UNIVERSITI SAINS MALAYSIA

MENGUBAHSUAI, MEMBINA DAN  
NAIK TARAF BLOK J12 DAN J13  
UNTUK DIJADIKAN MAKMAL-  
MAKMAL PENYELIDIKAN DAN  
PEMBELAJARAN UNTUK PUSAT  
PENGAJIAN SAINS FARMASI USM,  
PULAI PINANG

### UNI. SAINS MALAYSIA J12 / J13 LABORATORY

CADANGAN UBAHSUAI DAN NAIK TARAF BLOK J12 (ARAS 2) DAN  
BLOK 13 (ARAS BAWAH) UNTUK DIJADIKAN MAKMAL-MAKMAL  
PENYELIDIKAN DAN PEMBELAJARAN UNTUK PUSAT PENGAJIAN  
SAINS FARMASI USM, PULAU PINANG.





## BIO-SAFETY LABORATORY



### **BSL LABORATORY, UNIVERSITI SAINS MALAYSIA**

**MEREKABENTUK, MEMBINA, MENYIAPKAN, MELENGKAPKAN, MENYELENGGARA DAN MENTAULIAH  
“BIOSAFETY LABORATORY LEVEL2” DI BLOK A, DI ATAS LOT 2164 DAN 2494, MUKIM 13, DAERAH TIMUR  
LAUT UNTUK MAKMAL PENYELIDIKAN FARMASEUTIKAL, INSTITUT FARMASEUTIKAL DAN  
NUTRASEUTIKAL MALAYSIA DI BAWAH KEMENTERIAN SAINS DAN TEKNOLOGI DAN INOVASI**





# PRIVATE BANK CO-OP BANK PERTAMA, HEADQUARTERS

## PROJECT OF REFURBISHMENT & RENOVATION 14-STORIES BUILDING FOR CIVIL, MECHANICAL, ELECTRICAL SYSTEM INCLUDE WITH ARCHITECTURAL & INTERIOR DESIGN WITH FACILITY MANAGEMENT





# **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*
- *ENERGY MANAGEMENT ENERGY EFFICIENT SYSTEM*
- *CLEANROOM OPERATION THEATER, BIOSAFETY LAB, GMP LAB*
- *RENEWABLE ENERGY (SOLAR WIND BIOMASS)*

- *ENERGY EFFICIENT HVAC/ ACMV SYSTEM*
- *BUILDING IEQ, IAQ, HUMIDITY & MOLD CONTROL*
- *MEDICAL GAS PIPELINE SYSTEM*
- *HOT WATER & STEAM SYSTEM*



**ADVANCE AIR  
FILTRATION**



**TURQUOISE  
HYDROGEN PLANT**



**CLEANROOM AIR  
FLOW CONTROL**



**BATTERY ENERGY  
STORAGE SYSTEM**



**MEDICAL GAS**



**EV CHARGING**



**ATA LAMINAR  
AIRFLOW CEILING**



**VERTIV™**

**OIL FREE  
CHILLER**

**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)**