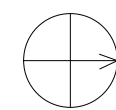


PROJECT FILE NAME: JAE COOLING SOLUTIONS Regulated Atmosphere Cold Room - Level 0 - 2D - 2024-01-15 14:30:00 (UTC+10:00) - 10/1/24



SITE PLAN
1:100

2

3

4

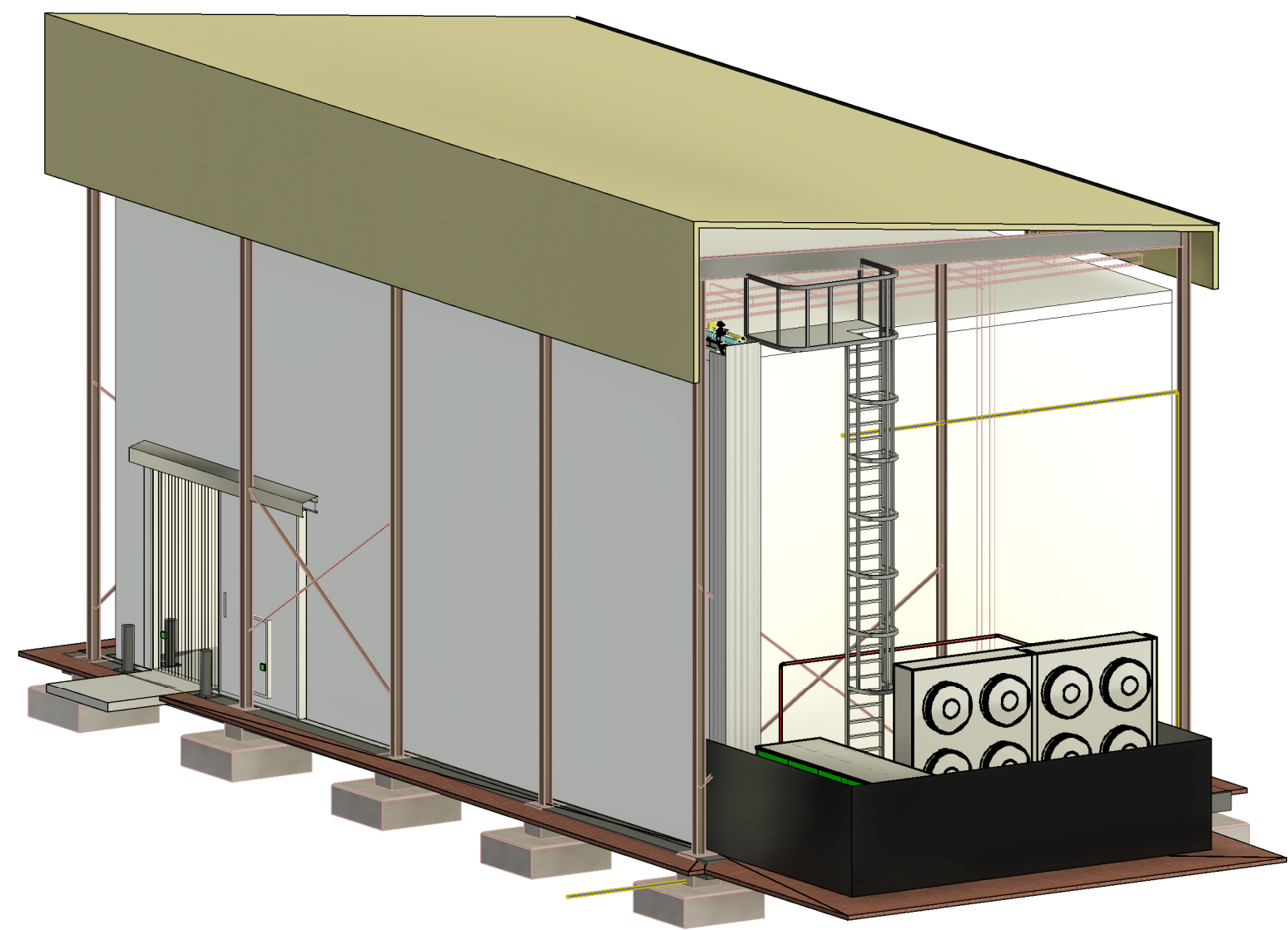
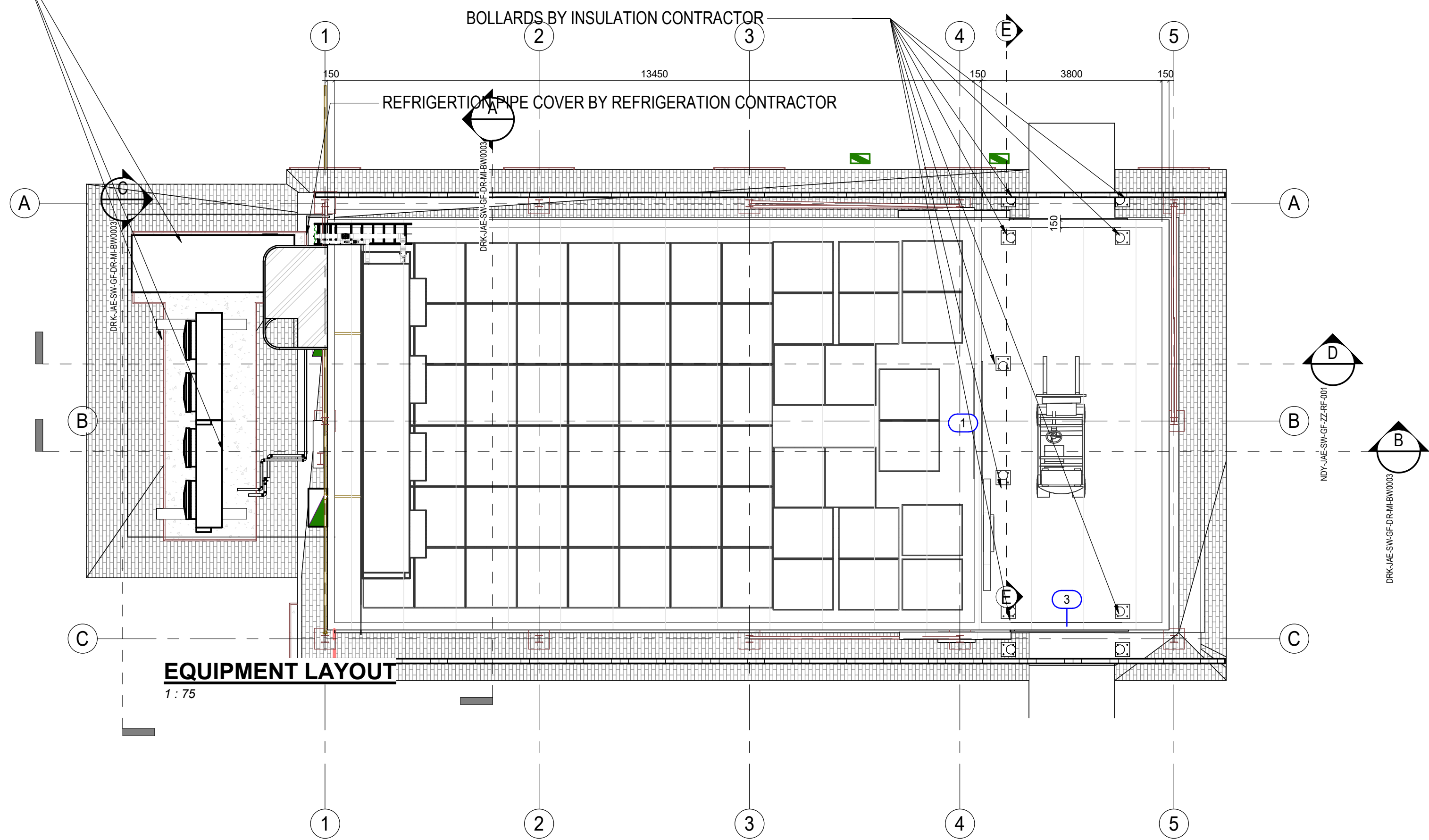
5

FOR COMMENT
AND APPROVAL

REV	DATE	BY	DESCRIPTION
DRAWING STATUS:			
COMMENT			
CLIENT:			
Deciduous Producers Trust			
PROJECT:			
REGULATED ATMOSPHERE COLD ROOM			
TITLE:			
SITE DEVELOPMENT PLAN - LEVEL 0			
SCALE @ A3:		CHECKED:	APPROVED:
1:100			
PROJECT NUMBER:		DESIGNED:	DATE:
DRAWING No:		DESIGNED:	DATE:
DRK-JAE-SW-GF-DR-MI-BW0001			
© COPYRIGHT RESERVED The content of this document is proprietary and confidential and may not be disclosed or reproduced without the express authorization of the author. JAE COOLING SOLUTIONS (Pty) Ltd.			

PLANT DATE: 2024/01/15 14:30:00 (UTC+10:00) - 10/1/24
TEMPLATE VERSION: 0.01

1 OFF 100 KW REFRIGERATION UNITS COMPLETE AIR COOLED CONDENSER

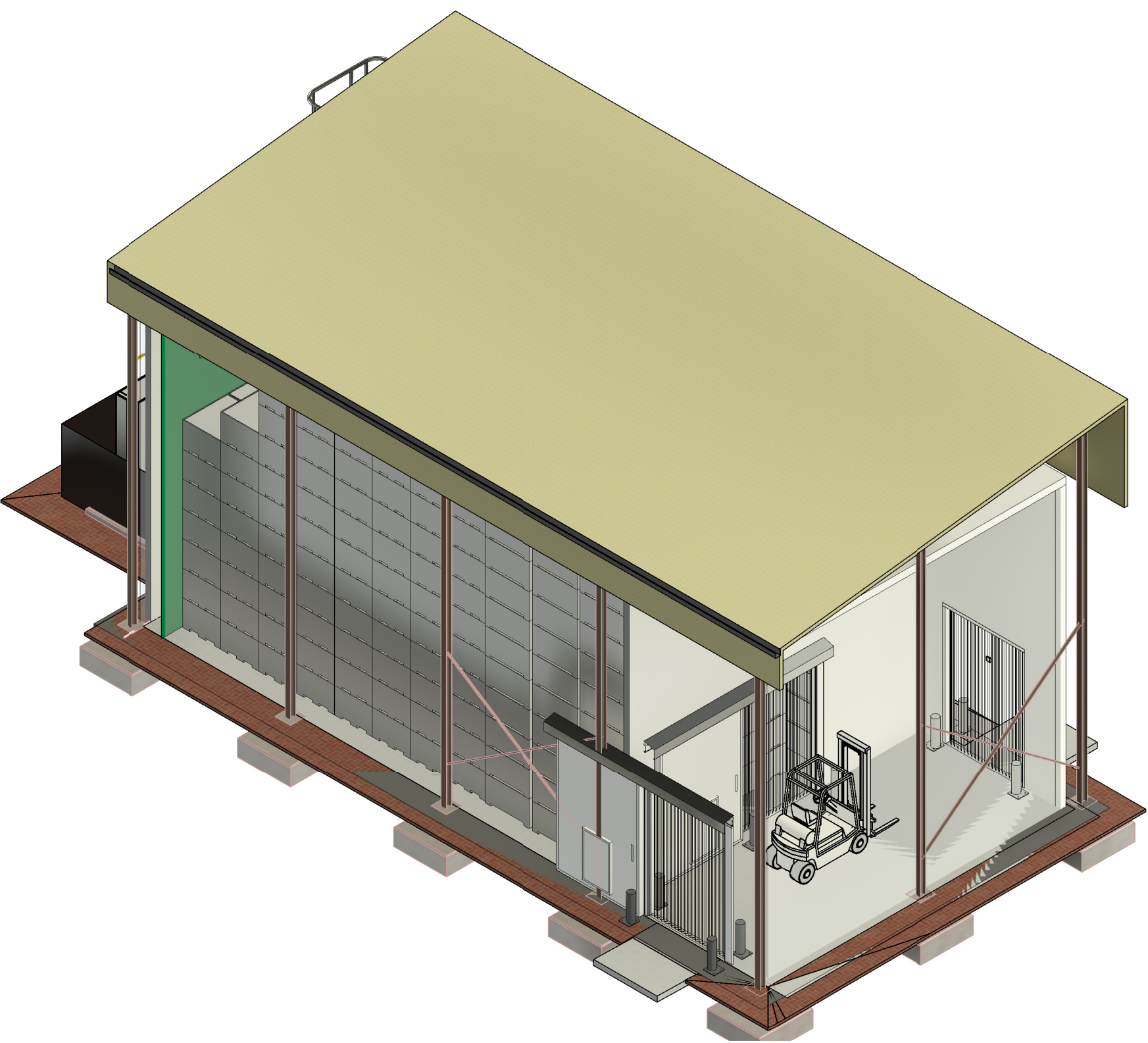


VIEW # 1 - 3 DIMENSIONAL VIEW

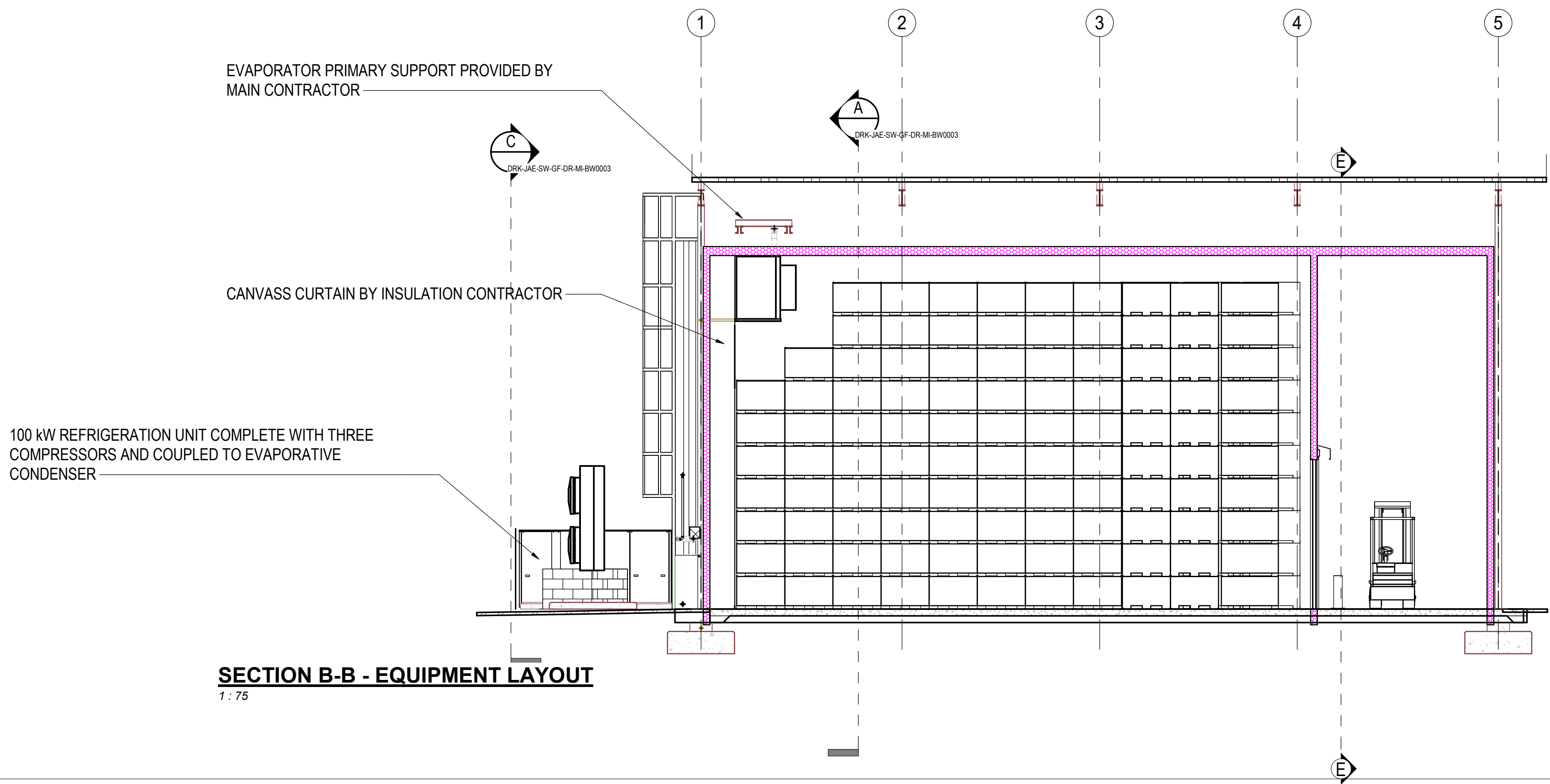
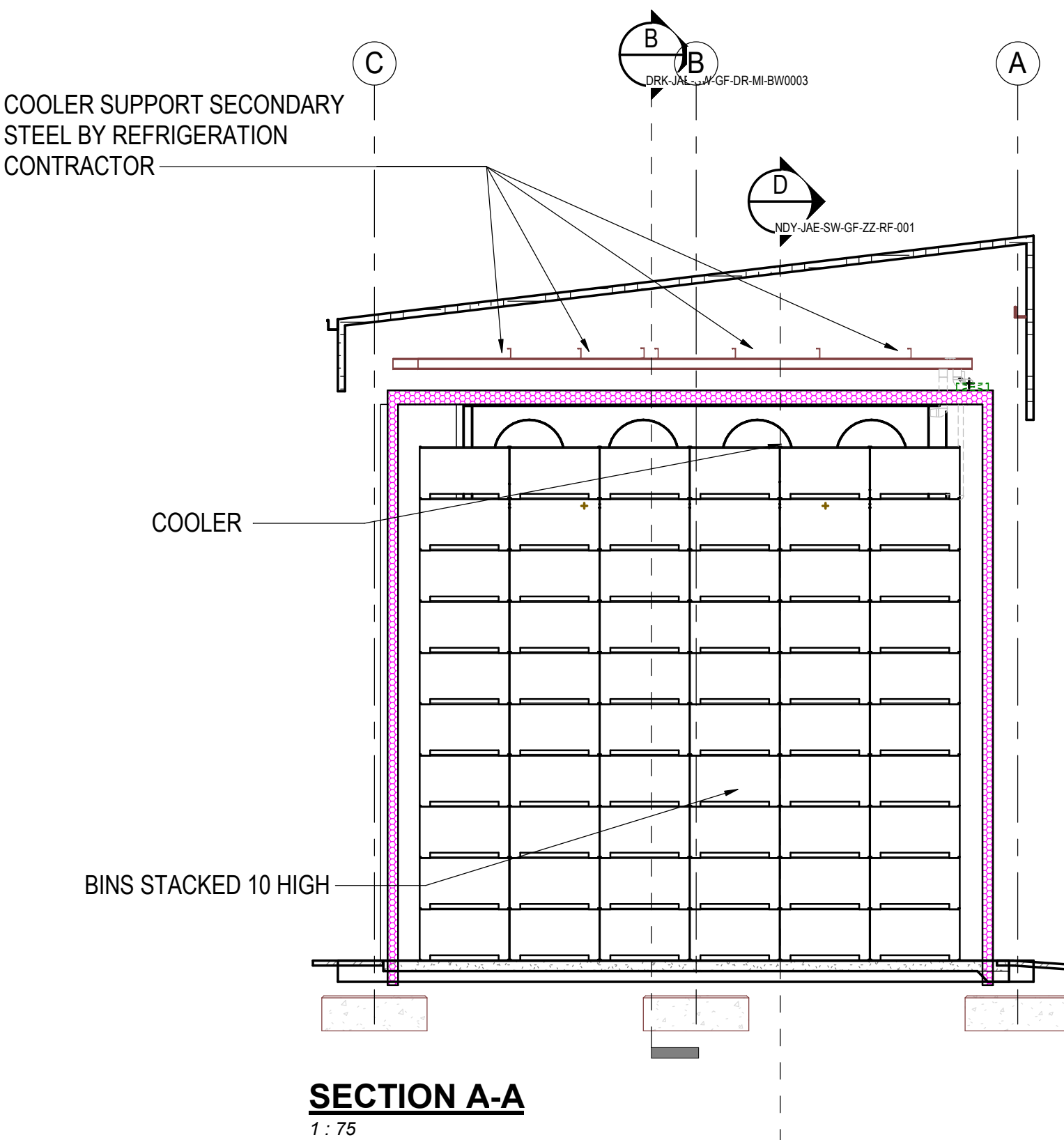
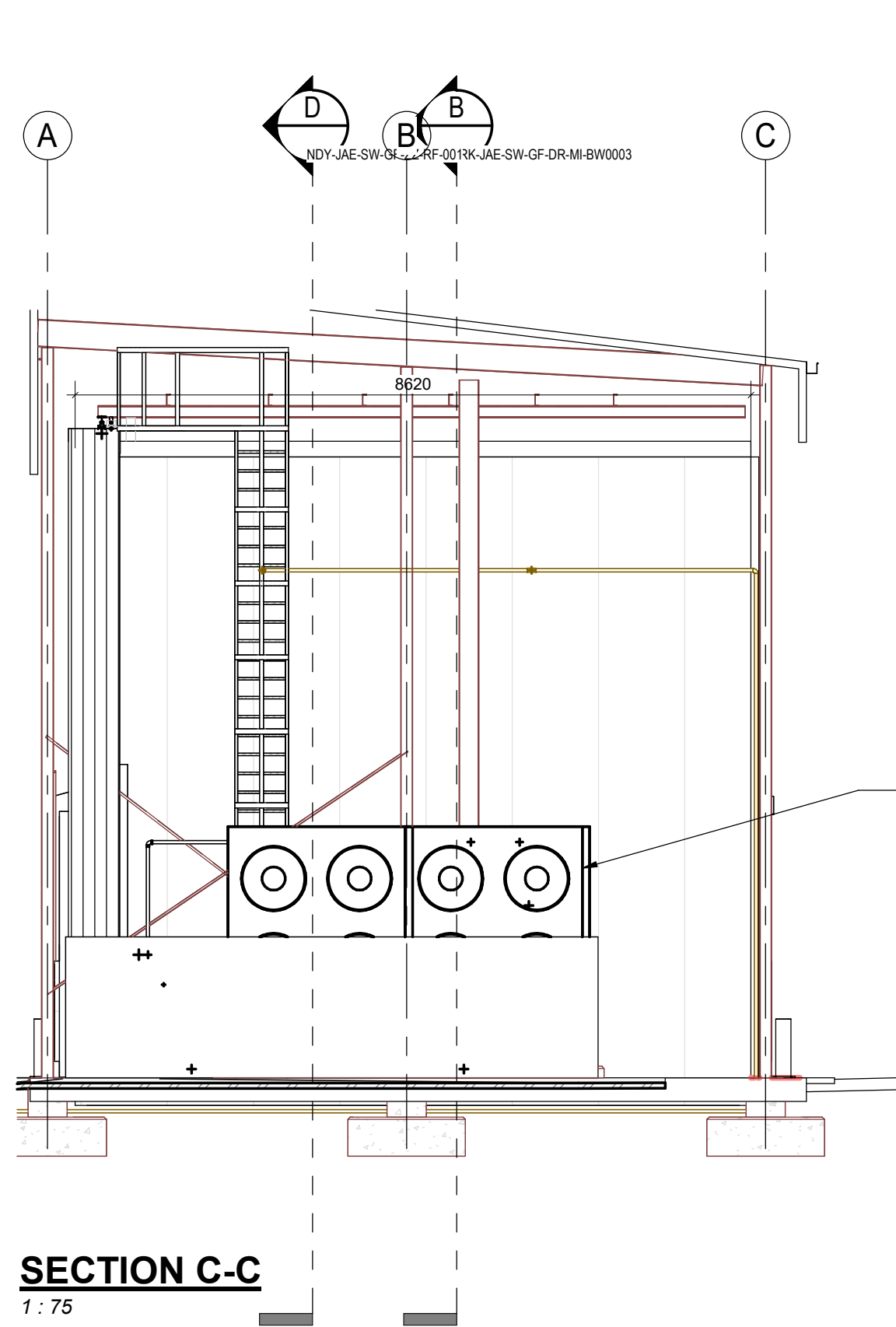
Wall Schedule		
Description	Width	Area
INSULATED POLYSTYRENE VERTICAL WALL PANEL	150	139 m²
INSULATED POLYSTYRENE VERTICAL WALL PANEL	150	25 m²
INSULATED POLYSTYRENE VERTICAL WALL PANEL	150	89 m²
INSULATED POLYSTYRENE VERTICAL WALL PANEL	150	53 m²
INSULATED POLYSTYRENE VERTICAL WALL PANEL	150	112 m²
INSULATED POLYSTYRENE VERTICAL WALL PANEL	150	69 m²
INSULATED POLYSTYRENE VERTICAL WALL PANEL	225	0 m²
INSULATED POLYSTYRENE VERTICAL WALL PANEL	35	1 m²
INSULATED POLYSTYRENE VERTICAL WALL PANEL	35	3 m²
INSULATED POLYSTYRENE VERTICAL WALL PANEL	35	5 m²
INSULATED POLYSTYRENE VERTICAL WALL PANEL	35	4 m²
INSULATED POLYSTYRENE VERTICAL WALL PANEL	10	21 m²
INSULATED POLYSTYRENE VERTICAL WALL PANEL	225	1 m²
INSULATED POLYSTYRENE VERTICAL WALL PANEL	225	2 m²
Grand total:	15	515 m²

Ceiling Schedule		
Description	Area	Ceiling Panel Thickness (mm)
INSULATED POLYSTYRENE CEILING PANEL	153 m²	200

Door Schedule					
Type	Width	STRIP CURTAIN	Mark	GOAL POST	Description
2200 x 3350mm	2200	Yes	3		INSULATED SLIDING DOOR
2200 x 3350mm	2200	Yes	1		INSULATED SLIDING DOOR
2200 x 3350mm	2200	Yes	4		INSULATED SLIDING DOOR



VIEW # 2 - 3 DIMENSIONAL VIEW



B	20240527	JAE	ISSUE FOR COSTING	REV	DATE	BY	DESCRIPTION
A	20240503	JAE	ISSUED FOR COMMENT	REV	DATE	BY	DESCRIPTION

DRAWING STATUS:	
INFORMATION	

CLIENT:

Deciduous Producers Trust

PROJECT:

REGULATED ATMOSPHERE COLD ROOM

TITLE:

600 BIN RA STORE

SCALE @ A3: 1:75

CHECKED: APPROVED:

PROJECT NUMBER: DESIGNED: DRAWN: DATE:

DRAWING No: PROJECT: OPERATOR: DATE: SCALE: TITLE: DATE: REV: REV:

DRK-JAE-SW-GF-DR-MI-BW0003 B

© COPYRIGHT RESERVED

This content of this document is protected and confidential and may not be disclosed or reproduced without the express authorization of the author. JAE COOLING SOLUTIONS (PVT) LTD.

TEMPLATE VERSION: JAE 001

INFORMATION ONLY

Description
IRDX-4A-26x6000x7Rx8mmx805-BD Cu Tube, Al Fin, EPC Gi Casing Includes 5 x 800mm 1.1kW fans Includes Block and Drip Tray elements Includes 55304 Drip Tray Approx Unit Dimensions: 6400mm L x 1250mm H x 1400mm D Approx Unit Dry Mass: 1080kg

EVAPORATOR COIL DETAIL

1 : 10

Fan Data Sheet

Date: 05/06/2024 13:03:51

Page 1 of 1



Project: Pear Cooling

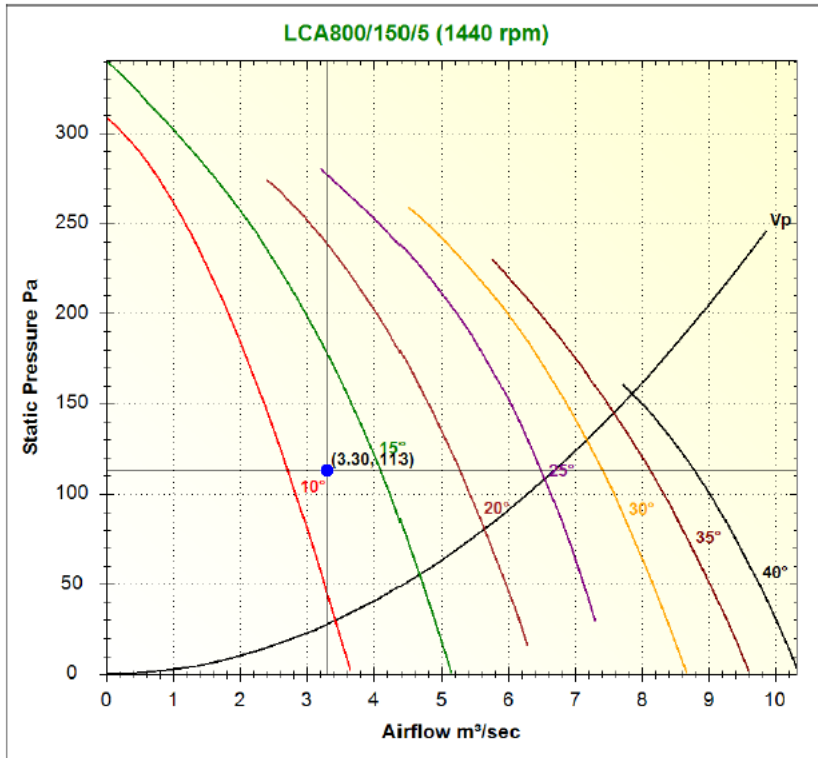
Customer: Jan Eagar

Reference: 5/Unit 1.1kW Motors

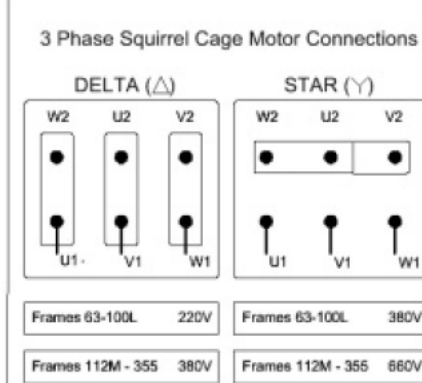
Fan Data:

Fan Code	LCA800/150/5
Speed (rpm)	1440
Airflow (m³/s)	
(Max)	3.3 m³/sec
Static @ 1.2	
Kg/Sec	120 / 113 Pa
Altitude	200 m
Temperature	-3 °C
Blade Angle	12°
AKW @ 1.2	
Kg/Sec	0.688 / 0.729 kW
Motor Power	0.75
SPL (dBA)	72
Impeller Material	PP
Voltage	380 / 3
Frequency	50 Hz
Casing	Short Case
Motor Type	Std Pad
Installation Type	D
P%	33
Q%	32

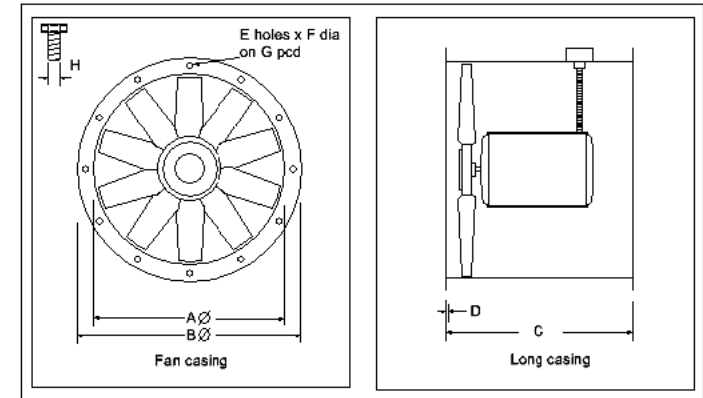
Performance Curve:



Wiring Information:



Dimensions:



FAN DETAILS

1 : 20

MEDIUM TEMPERATURE - DORIN SEMI-HERMETIC RACK - MAIN OFFER - OUTDOOR					
System	Application	Tevap.	Req. Refr.	Off. Refr.	Model
MT-A	MEDIUM TEMPERATURE	-8 °C	100 kWR	100 kWR	HEMR3_3_H2001CC_DSFC

MULTI PLEX DETAILS

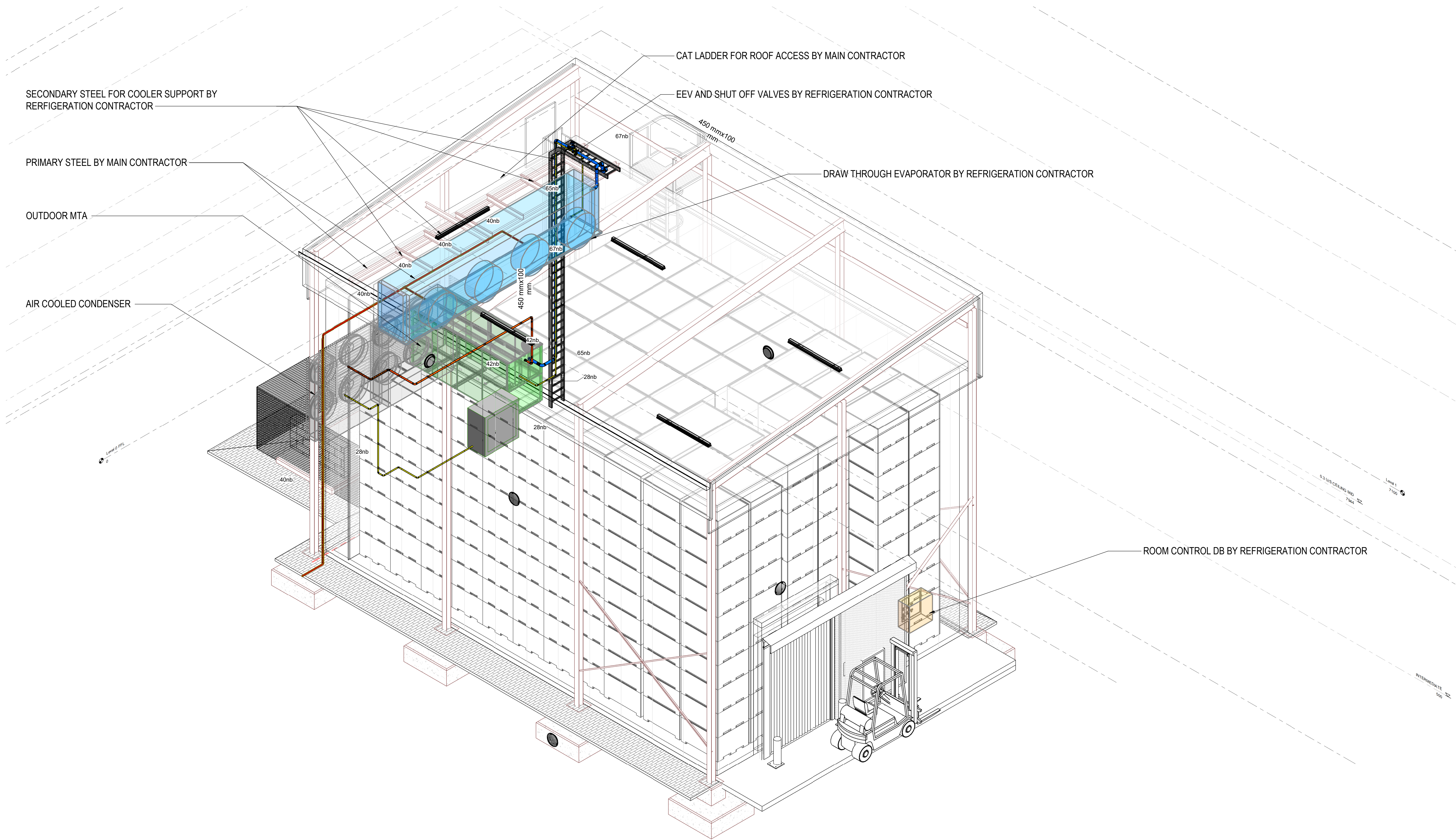
1 : 20

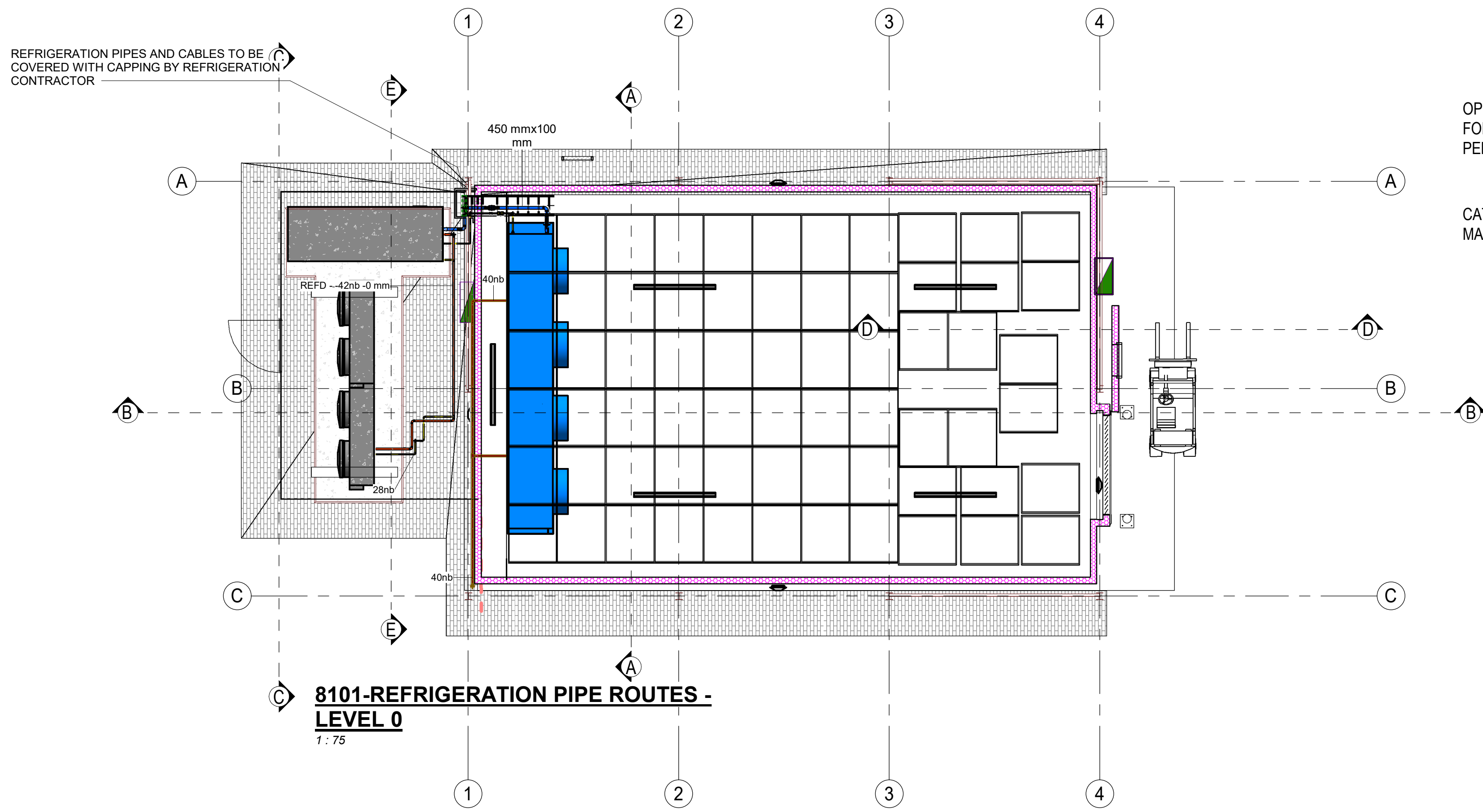
MEDIUM TEMPERATURE CONDENSERS					
System	Application	Tcond.	Req. THR	Off. THR	Material - Fan
MT-A	MEDIUM TEMPERATURE	41 °C	138 kW	143 kW	RI / PU / GL - AC

CONDENSER DETAILS

1 : 20

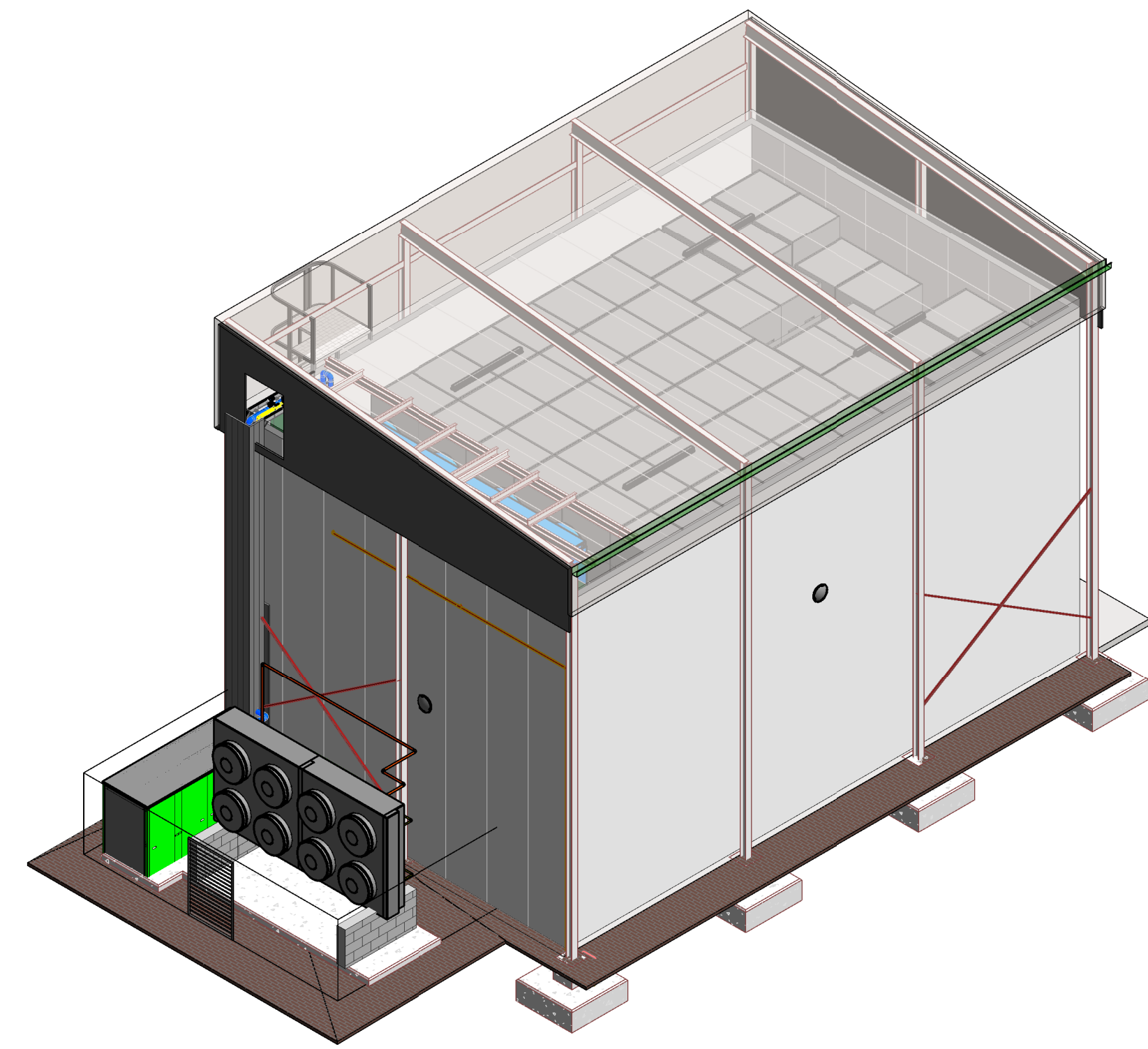
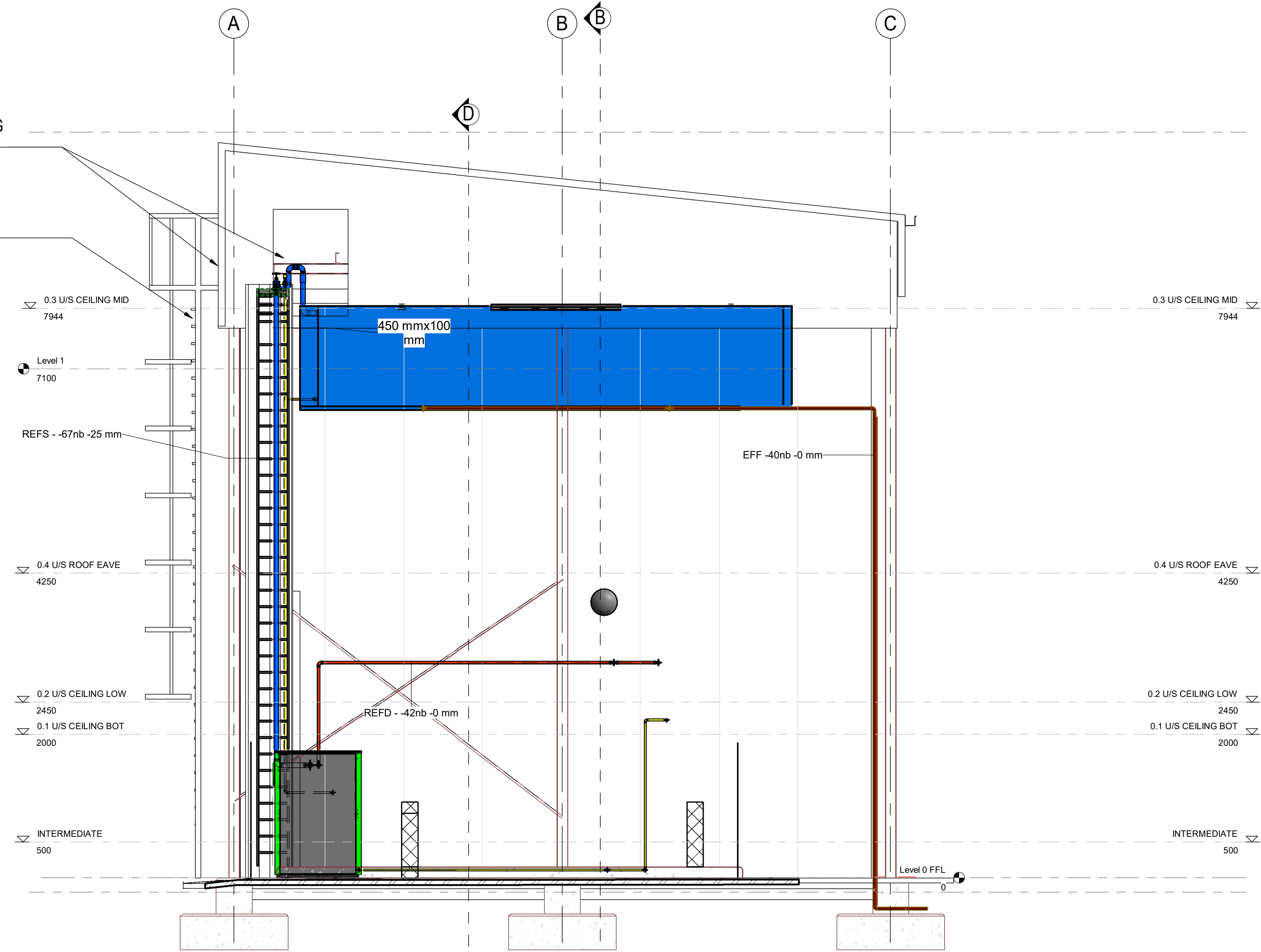
(BOO) Piping Schedule - #/ System						
SYSTEM	CLASS	SIZE (mm)	DESCRIPTION	SPECIFICATION	INSULATION THICKNESS (mm)	QTY
REFL -	28nb			South Africa Supplier	0 mm	8
REFL -	28nb		<varies>		25 mm	8
EFF	40nb			Generic	0 mm	6
REFD -	42nb			South Africa Supplier	0 mm	6
REFS -	65nb			Generic	25 mm	3
REFS -	67nb			South Africa Supplier	25 mm	7



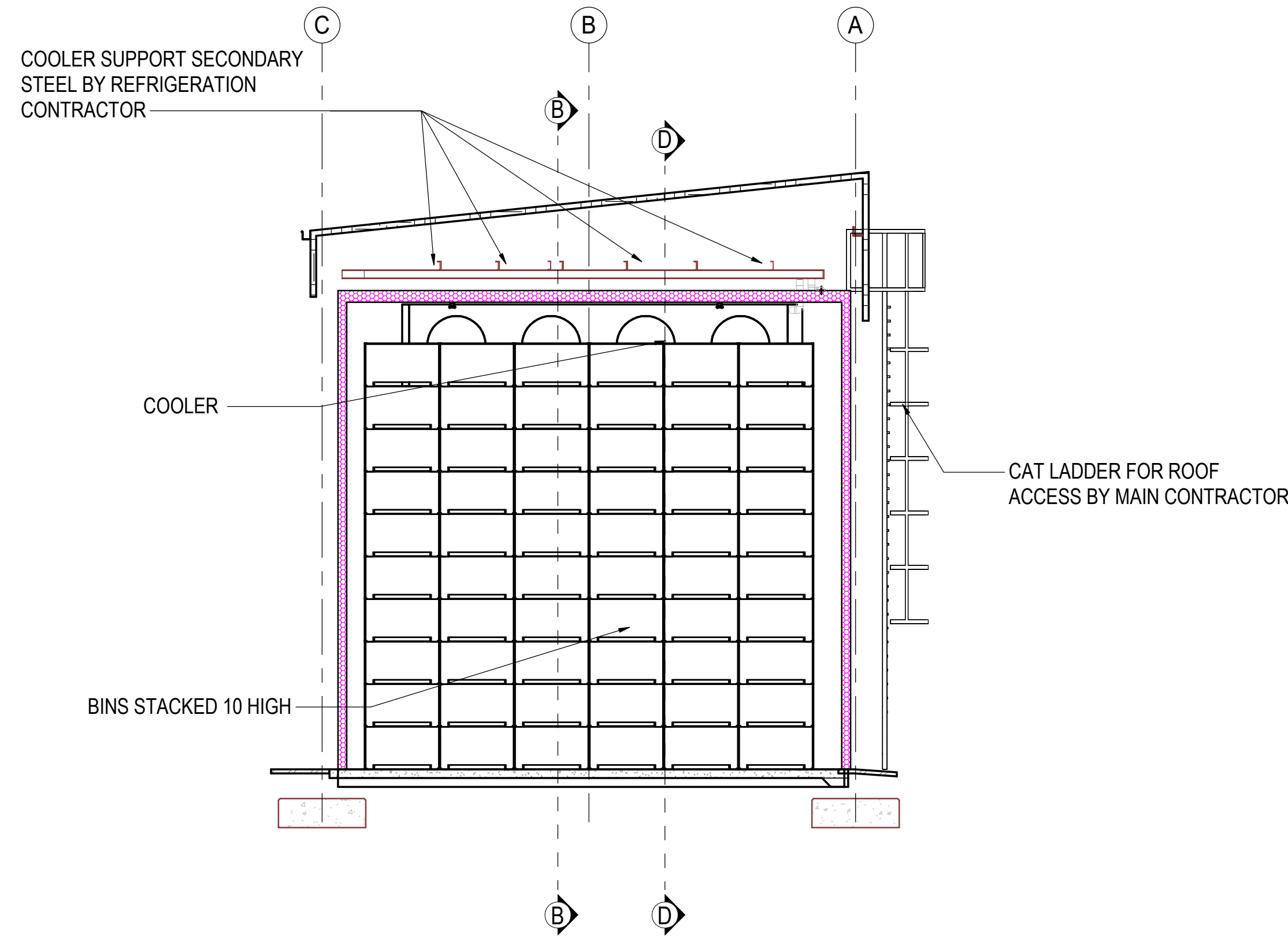
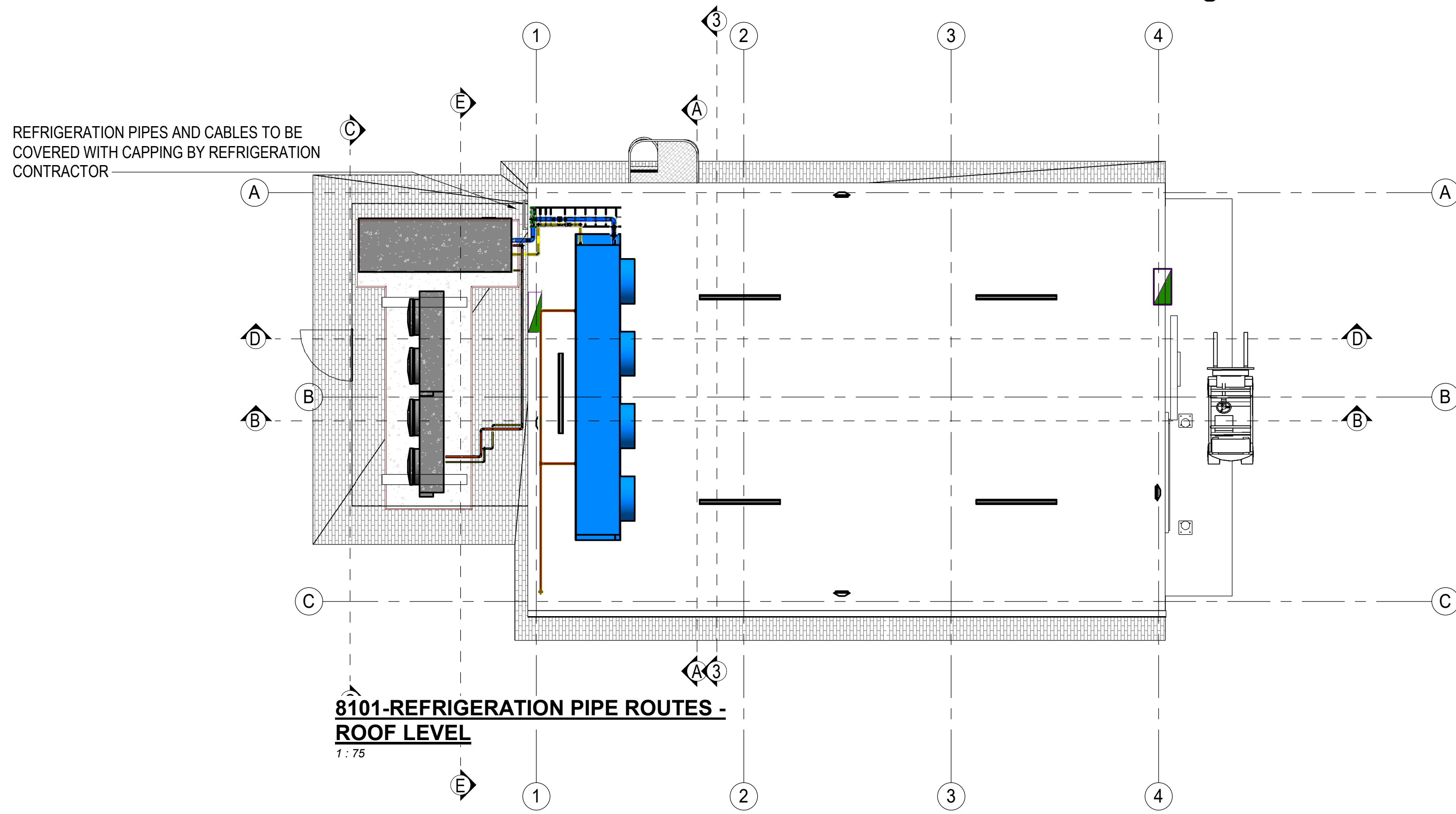


OPENING THROUGH SIDE CLADDING FOR ACCESS TO ROOF VOID AND PIPING PENETRATION BY MAIN CONTRACTOR

CAT LADDER FOR ROOF ACCESS BY MAIN CONTRACTOR



{3D}

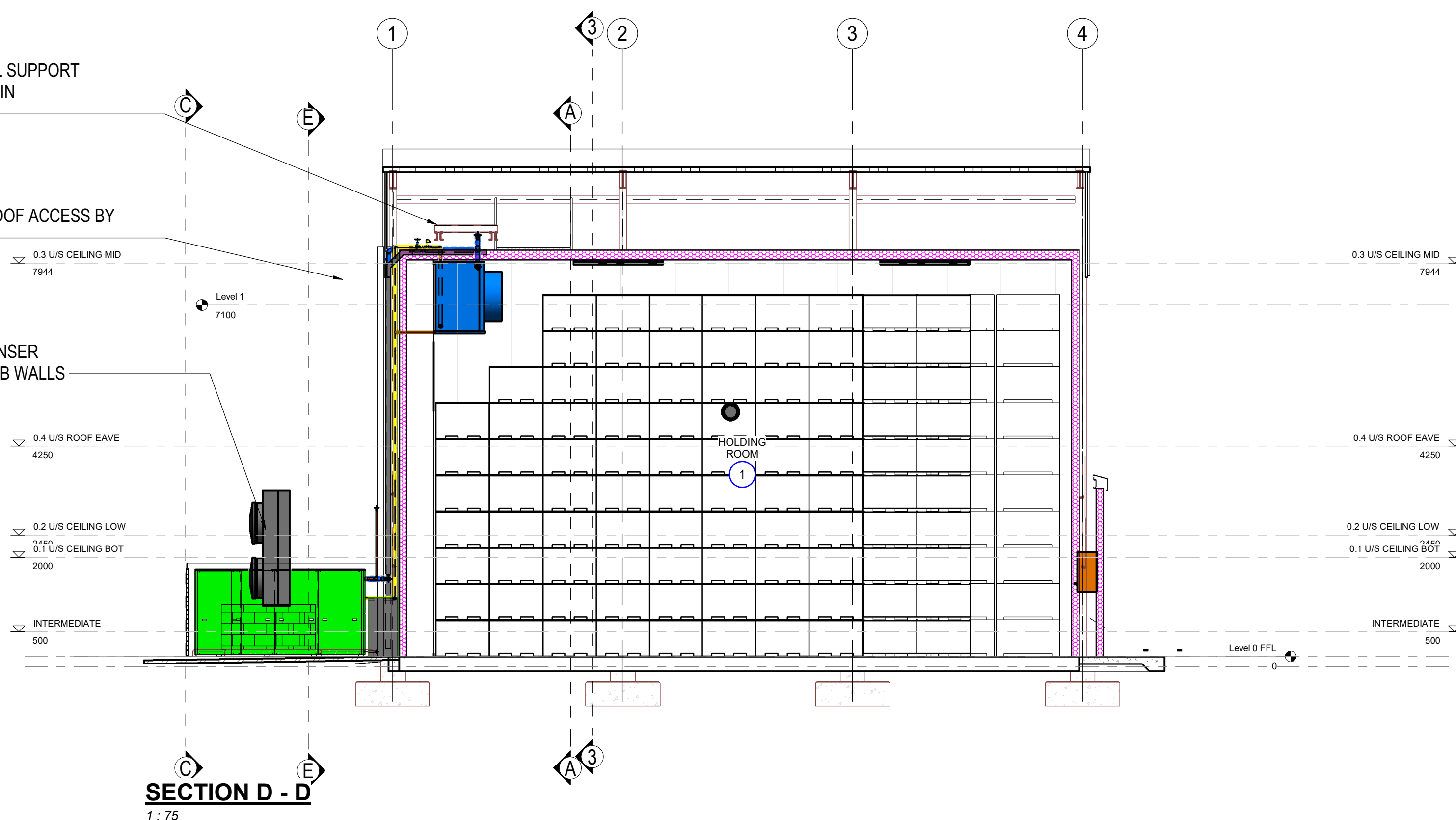


(BOQ) Piping Schedule - ## System						
SYSTEM	CLASS	SIZE (mm)	DESCRIPTION	SPECIFICATION	INSULATION THICKNESS (mm)	QTY
REFL -	28nb		South Africa Supplier	0 mm	8	7.83
REFL -	28nb		<varies>	25 mm	8	10.66
EFF	40nb		Generic	0 mm	6	15.14
REFD -	42nb		South Africa Supplier	0 mm	6	7.46
REFS -	65nb		Generic	25 mm	3	0.61
REFS -	67nb		South Africa Supplier	25 mm	7	8.21

STRUCTURAL STEEL SUPPORT FOR COOLER BY MAIN CONTRACTOR

CAT LADDER FOR ROOF ACCESS BY MAIN CONTRACTOR

AIR COOLED CONDENSER RAISED ON 1250 STUB WALLS



D	2025/01/15	JE	ISSUE FOR TENDER
C	2025/03/08	JE	ISSUE FOR CONSTRUCTION
B	2024/10/21	JE	ISSUE FOR COSTING
A	2024/05/03	JE	ISSUED FOR COMMENT
REV	DATE	BY	DESCRIPTION

DRAWING STATUS: TENDER



CLIENT:

Deciduous Producers Trust

PROJECT: REGULATED ATMOSPHERE COLD ROOM

TITLE: ROOM LAYOUT

SCALE @ A2	As indicated	CHECKED	Checker	APPROVED	Approver
PROJECT NUMBER	DESIGNED	DRAWN	DATE		
	Designer	Author			

DRAWING No: DRK-JAE-SW-GF-ZZ-MI-RF003

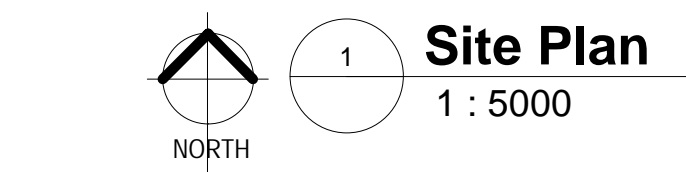
© COPYRIGHT RESERVED

DRK-JAE-SW-GF-ZZ-MI-RF003

DRK-JAE-SW-GF-ZZ-MI-RF003

DRK-JAE-SW-GF-ZZ-MI-RF003

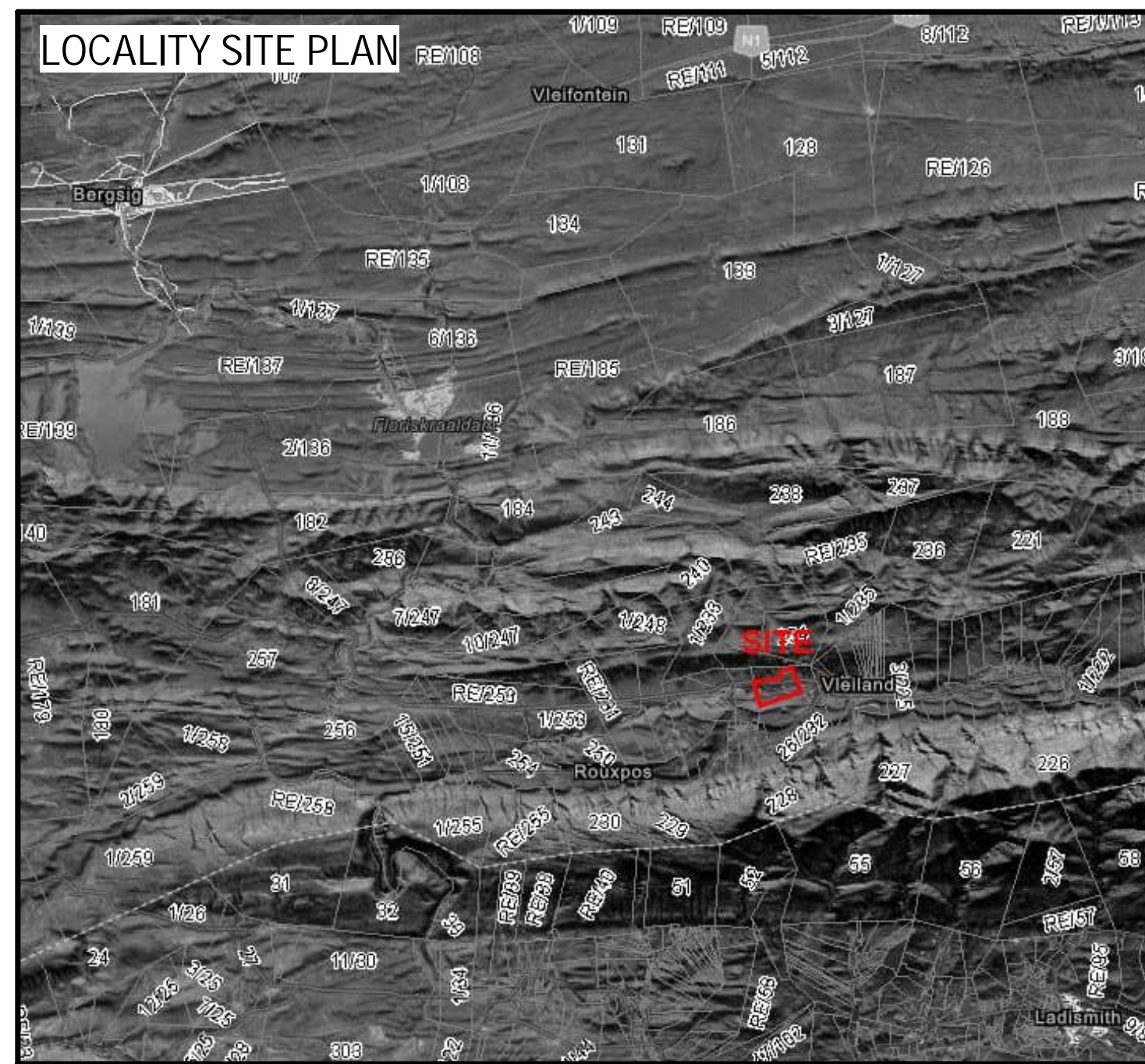
DRK-JAE-SW-GF-ZZ-MI-RF003



GENERAL NOTE:

Kindly address all correspondence to the Municipal Manager / Rig
asseblief alle korrespondensie aan die Munisipale Bestuurder /
Yonke imbalelwano mayithuyelwe kuMlawuli kaMasipala
Vision: A united, integrated, prosperous
municipality, progressively free of poverty and dependency Visie: 'n
Verenigde, geïntegreerde, welvarende munisipaliteit, toenemend vry
van armoede en afhanklikheid Imbono yethu: Umasisipala
omanyeneyo, oyondeleneyo, onentlutha othi rhoo uzikhulule
endlalani nokuxhomekeka

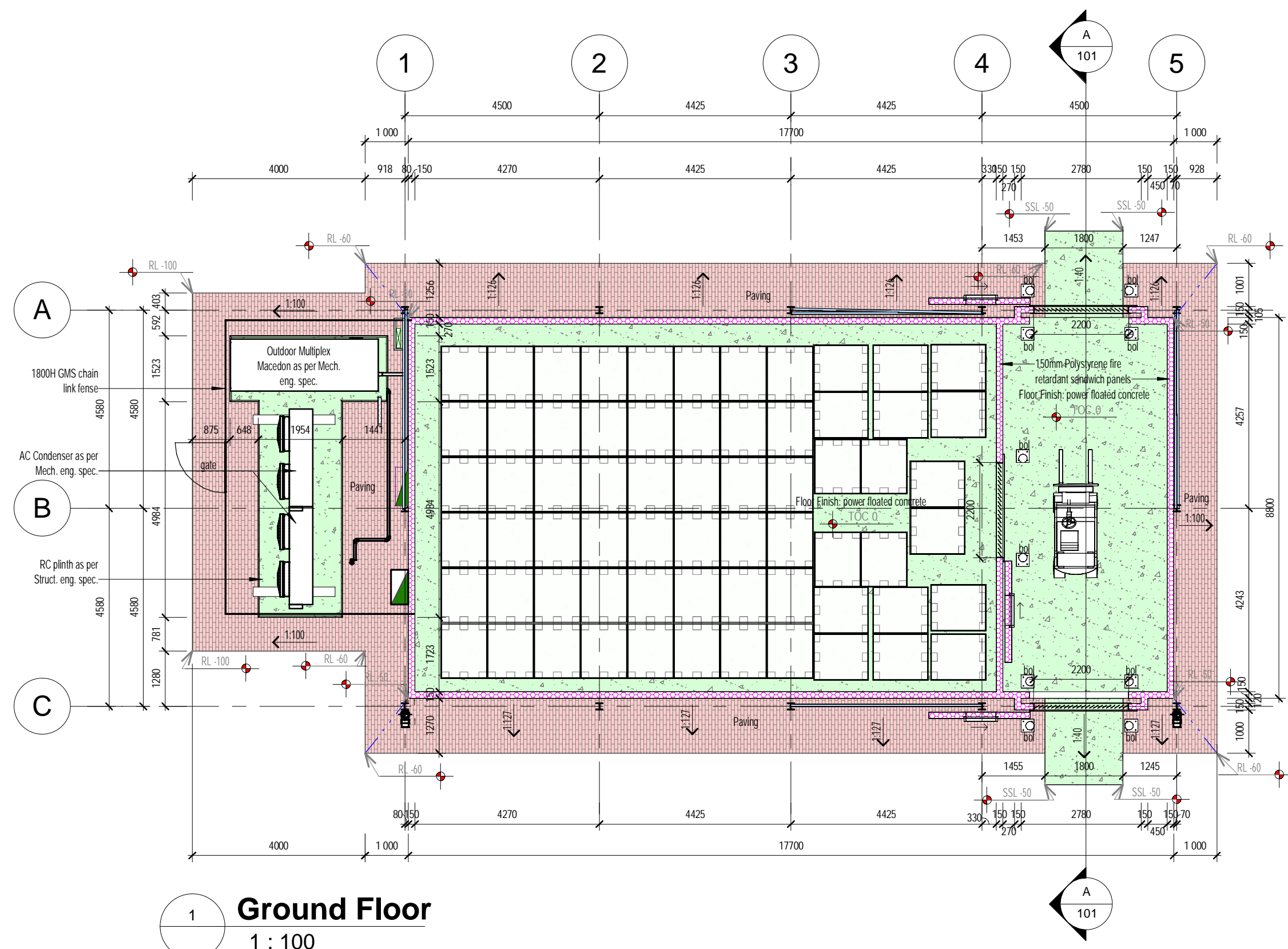
Occupational Health and Safety:
The Occupational Health and Safety (OHS) Act, 1993 (Act No. 85 of
1993) places the duty on the employer to ensure, as far as is
reasonably practicable, that the workplace under his or her control is
free from risk to health and safety as per Sanks 10400 Part A , B.13.4



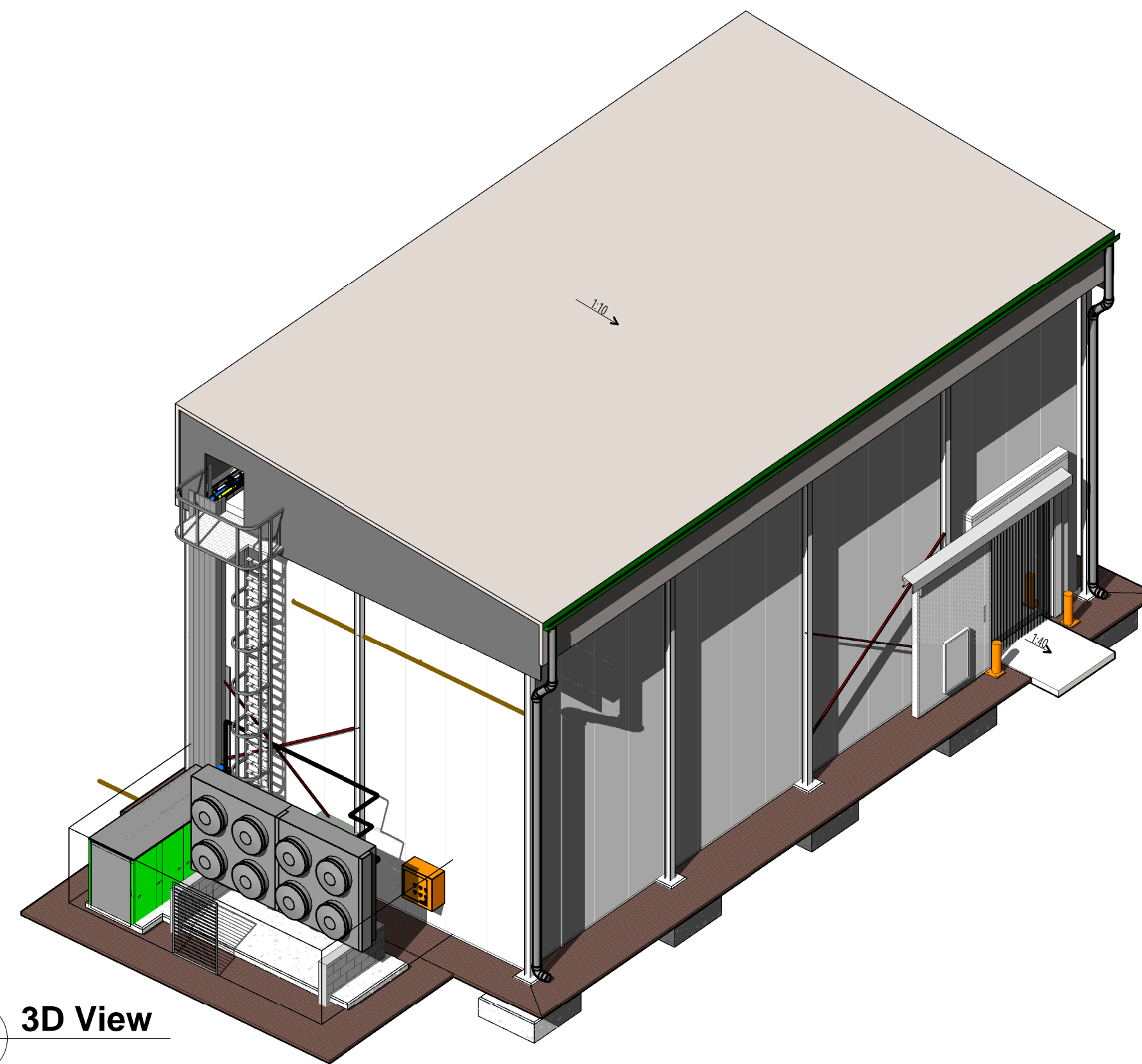
REVISIONS		
NO.	DATE	DESCRIPTION
A	20240902	Council Submission

SCALE: As indicated	DATE ISSUED: 20240902	PROJECT REF: 18002	
DRAWING NUMBER: 18002- Warch- XX- XX- SK- A-		SHEET REF: 100	REV: A

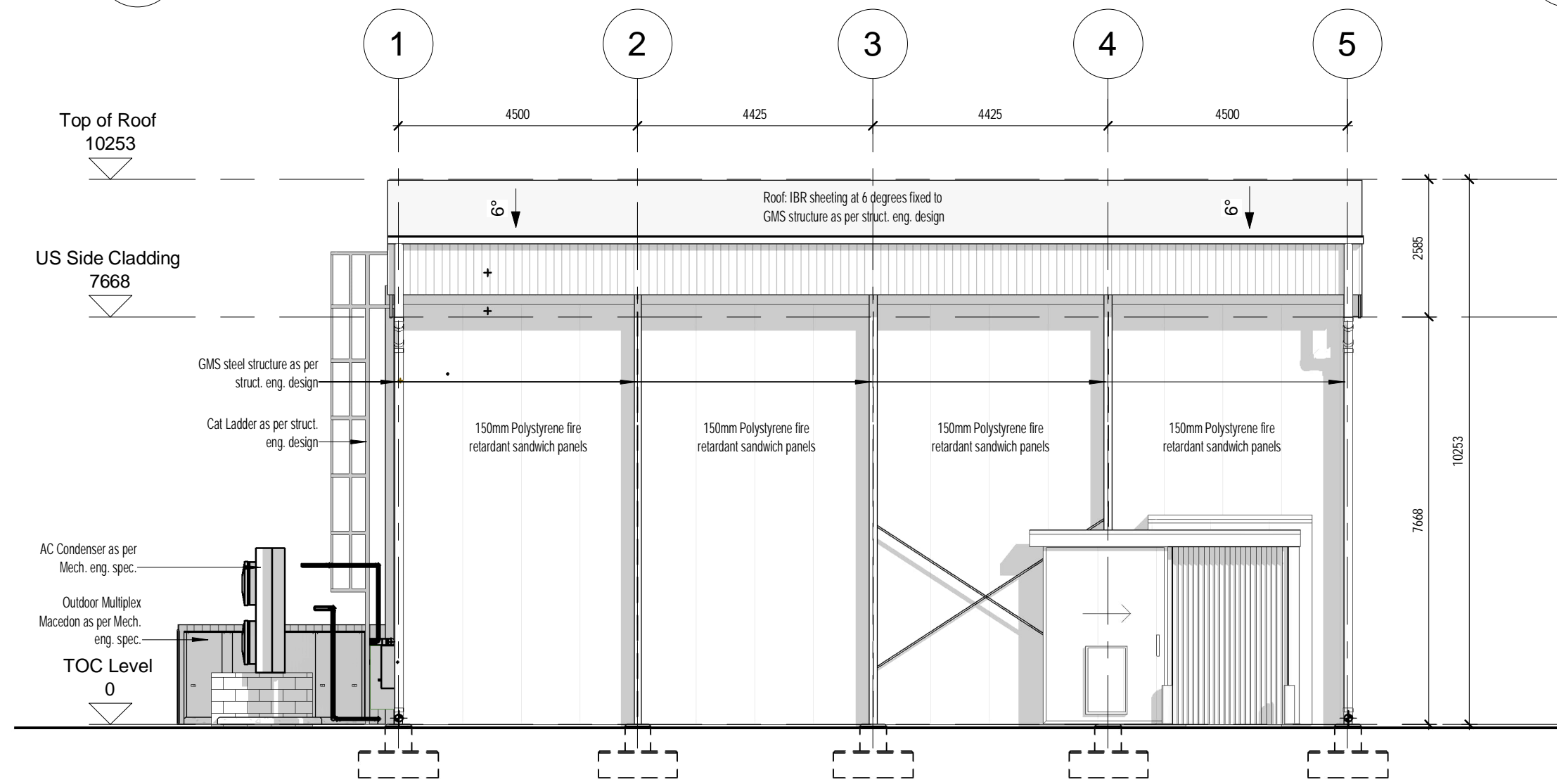
STATUS: **COUNCIL SUBMISSION**



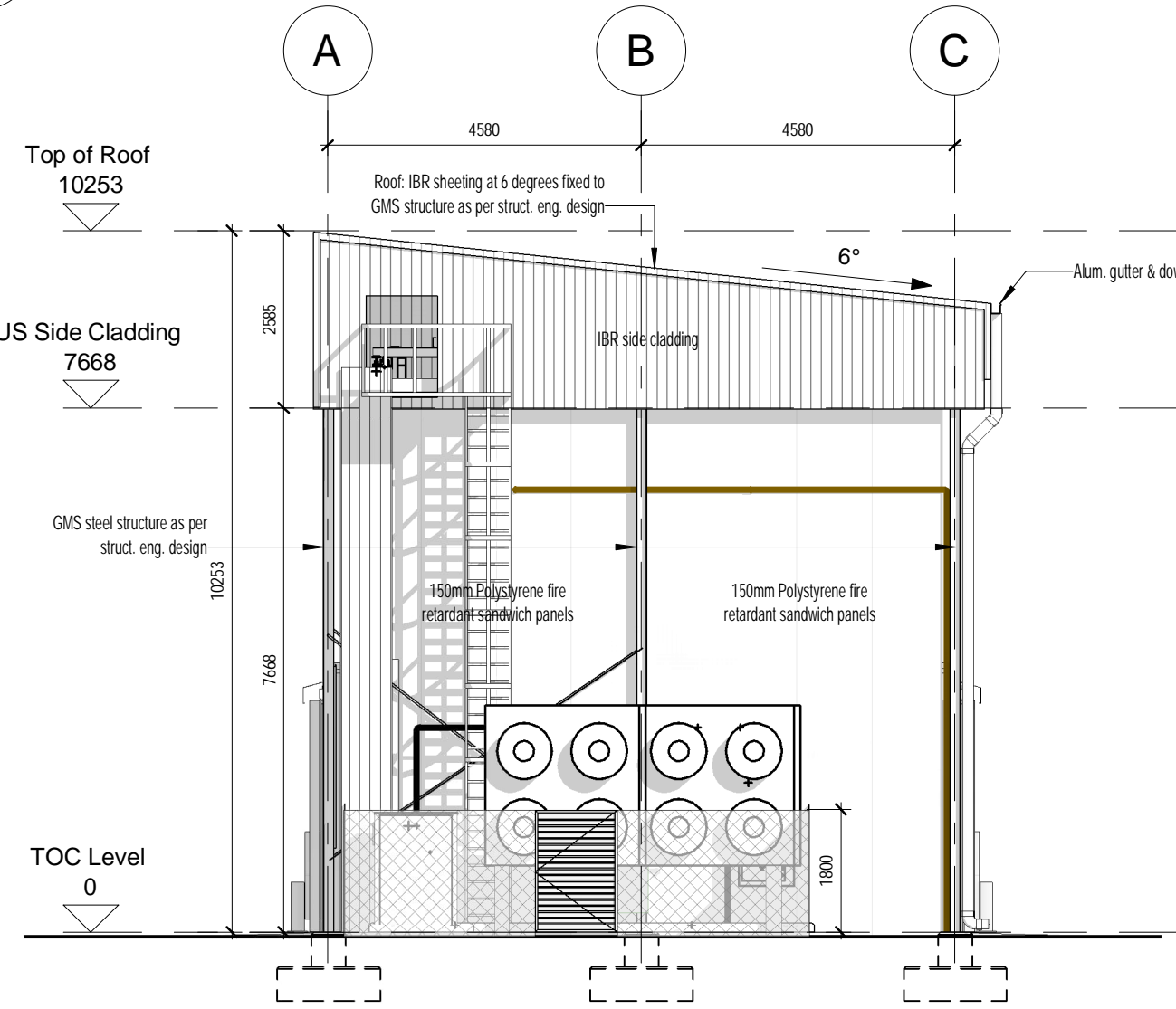
1 Ground Floor
1 : 100



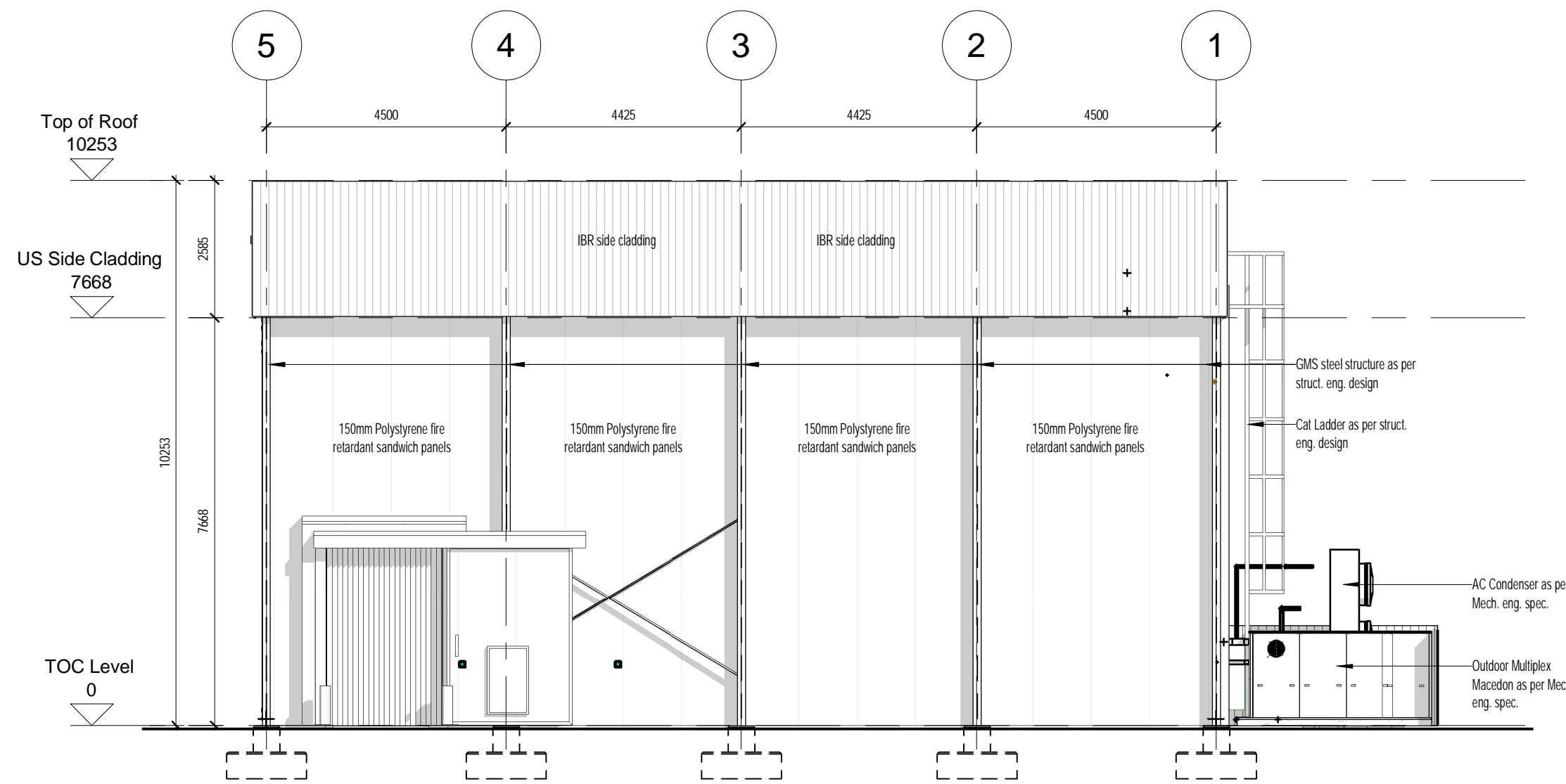
6 3D View



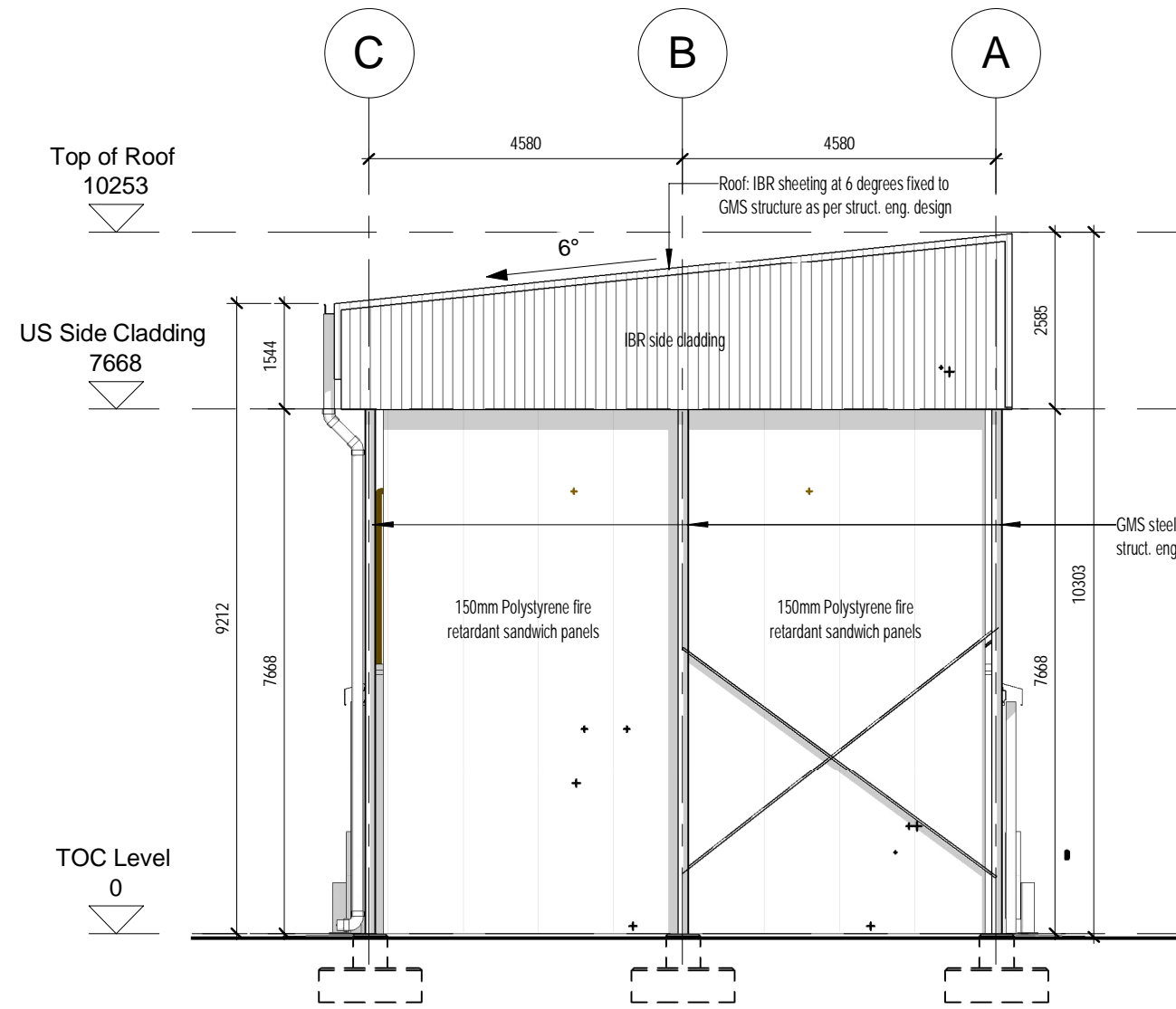
4 South Elevation
1 : 100



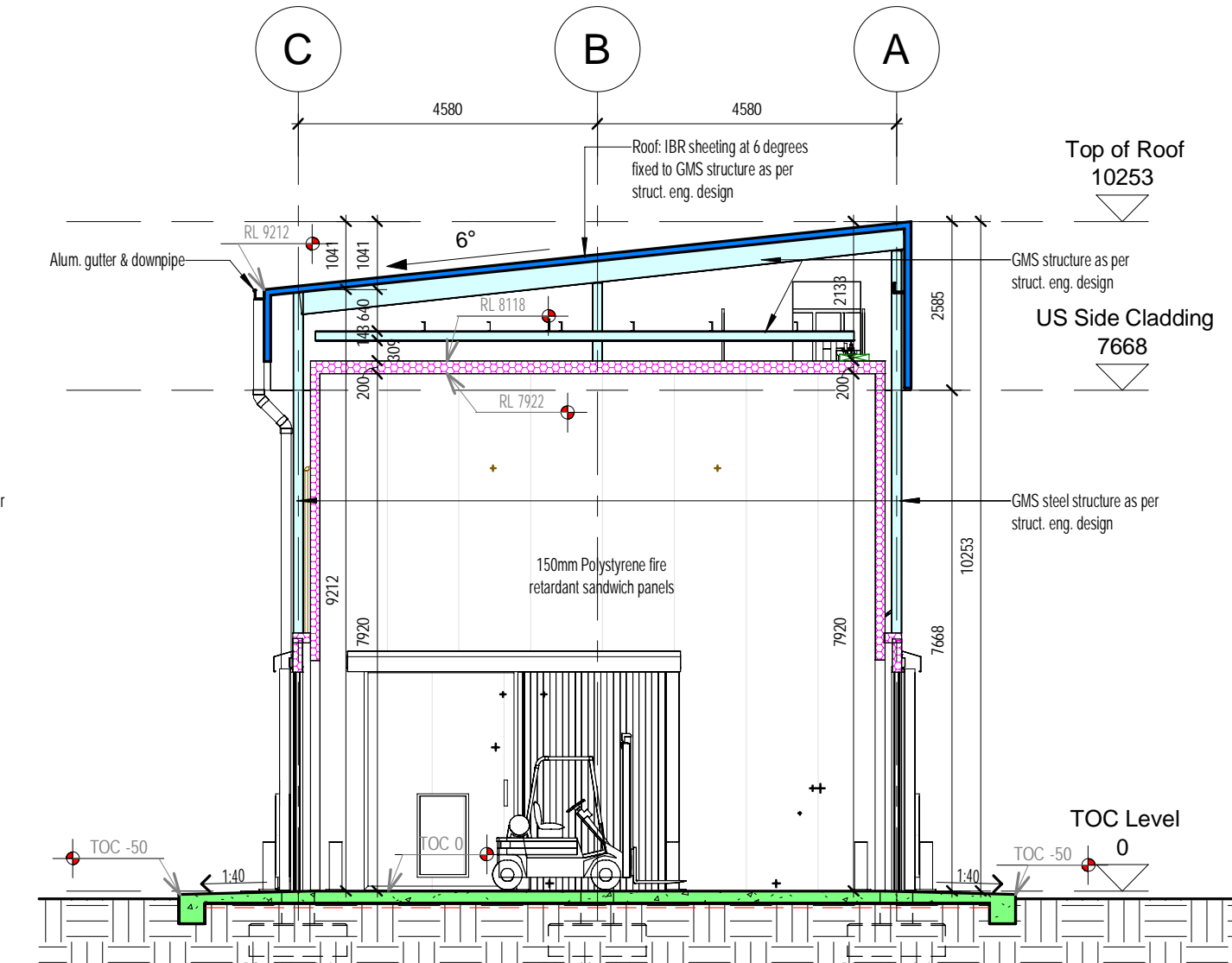
5 West Elevation
1 : 100



3 North Elevation
1 : 100



2 East Elevation
1 : 100



A Section AA
1 : 100

MUNICIPAL NOTES:

REGULATIONS:
ALL WORK TO COMPLY WITH THE NATIONAL BUILDING REGULATIONS SANS 10400:2011 EDITION 3 AND BUILDING STANDARDS ACT NO. 103 OF 1977.

DIMENSIONS:
DIMENSIONS AND LEVELS TO BE VERIFIED ON SITE. OVERALL DIMENSIONS TO TAKE PRECEDENCE (EXT).

STANDARDS:
WORK TO BE DONE IN ACCORDANCE WITH S.A.B.S. SPECIFICATIONS OR CODE OF PRACTICE WHERE APPLICABLE AND BASED ON THE MODEL PREAMBLES FOR TRADES (2009 EDITION) SUBJECT TO ARCHITECTS' SPECIFICATIONS.

FOUNDATIONS:
FOUNDATIONS TO BE A MINIMUM OF 300MM BELOW VIRGIN SOIL. SOIL CONDITIONS AND FOUNDATION TRENCHES TO BE APPROVED BY THE STRUCTURAL ENGINEER BEFORE CASTING OF FOUNDATIONS COMMENCES. NO FOUNDATION OR PART OF STRUCTURE TO PROTRUDE BEYOND THE BOUNDARY OF THE PROPERTY.

DRAINAGE:
DRAINS: 100MM Ø PVC, MINIMUM FALL OF 1:40. RE'S ORIES AT ALL BENDS AND JUNCTIONS WITH MARKED COVERS AT GROUND LEVEL. CLOSED SYSTEM ENTER AT 45° JUNCTIONS 400MM BENDS TO DRAINAGE RUN. MINIMUM DEPTH OF 400MM BELOW COVER LEVEL. ALL MANHOLES AND RE'S UNDER DRIVEWAYS OR CONCRETE SLABS TO BE SEALED WITH HEAVY DUTY COVERS. DISPLACEMENT OF STORM WATER TO COMPLY WITH PART R OF SANS 10400 (RULE 103 OF 1977). ALL DRAINAGE WILL BE IN ACCORDANCE WITH NBR PART P.

STRUCTURE:
ALL STRUCTURAL CONCRETE WORK, REINFORCED BRICKWORK, RETAINING WALLS AND ROOF CONSTRUCTION TO BE TO THE STRUCTURAL ENGINEERS DRAWING OR APPROVAL.

WATERPROOFING:
WATERPROOFING AND SEALING TO BE DONE BY SPECIALISTS IN THE FIELD AS APPROVED BY THE MANUFACTURERS OF THE MATERIAL.

MATERIALS:
ALL MATERIALS TO BE APPLIED IN ACCORDANCE WITH RESPECTIVE MANUFACTURERS DIRECTIVES AND SPECS.

ROOFING:
SAFIRITRA TUFFEX® PROFILE AFRICAN CHARCOAL CLEAN COLORBOND™ ACCESSORIES, FIXED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDATIONS.

ROOF INSULATION:
ALUBURLE® WHITE BUBBLE WITH FOIL BACKING INSULATION (CODE: 296) WITH THERMAL INSULATING, DUSTPROOFING AND FIRE RESISTANT CAPABILITIES COMPLYING WITH SANS 1381-4:2009 AND TESTED TO SANS 428. QUALITY IN ACCORDANCE WITH REQUIREMENTS OF SANS 10400 BUILDING REGULATIONS. INSTALLATIONS ARE TO BE TO MANUFACTURERS INSTRUCTIONS AND SPECIFICATIONS.

GUTTERS AND DOWNPIPES:
COMMERCIAL AND INDUSTRIAL SQUARE PROFILE ALUMINUM SEAMLESS GUTTER, 0.9MM THICK COATED INTERNALLY AND EXTERNALLY WITH COLURETECH GA IN COLOUR MARBLE WHITE INCLUDING CUT AND MITRED ANGLES COVERED WITH A MITRE STRIP EXTERNALLY. STOP ENDS RIVETED AND ALL SEALED ON THE INSIDE WITH DOWN CORNER 813 SILICONE SEALER. SECURED TO FIBRE CEMENT FASCIA WITH 20 X 3MM DUAL-PURPOSE BRACKETS AT 600MM CENTRES USING ALUMINUM PEEL RIVETS, INCLUDING A 50 X 20MM HIGH OVERFLOW SPIGGOT WITH 76 X 76 X 2MM THICK ALUMINUM DOWNPIPES IN COLOUR MARBLE WHITE FIXED TO WALL WITH STRIPS AT 1500MM CENTRES USING NAIL PLUGS. WITH DOWNPIPES RIVETED AND SILICONE SEALED TO GUTTER OUTLETS, INCLUDING ALL NECESSARY BENDS, ELBOWS, SHOES ETC.

ALL EXTERNAL WINDOWS AND DOORFRAMES ARE TO HAVE HORIZONTAL AND VERTICAL DAMP PROOF MEMBRANES THAT PENETRATE THE CAVITY. VERTICAL D.P.C. TO BE OUTSIDE OF CILL D.P.C. AT BOTTOM CORNERS. CILL D.P.C. TO CONTINUE 100MM MIN PAST WINDOW FRAME EDGE.

WALLS:
150MM POLYSTYRENE FIRE RETARDANT SANDWICH PANELS

VENTILATION:
SUPPLY MIN. 10% LIGHT AREA TO EACH RESPECTIVE ROOM FLOOR AREA OF WHICH 5% TO BE OPENABLE.

FLOOR CONSTRUCTION:
ALLOW 35MM FOR SCREED AND FINISH. ON CONCRETE SURFACE BED ON DPM ON 50MM SAND BED ON COMPACT FILL TO 100% MOD AASHTO IN LAYERS NOT EXCEEDING 150MM AT A TIME. ALL TO BE APPROVED BY STRUC. ENG.

© THIS DOCUMENT AND ALL THE INFORMATION THERE ON REMAINS THE PROPERTY OF THE DESIGNER ARCHITECTS AND MAY NOT BE COPIED OR TRANSMITTED WITHOUT THEIR CONCENT

GENERAL NOTES

THIS DRAWING IS COPYRIGHT RESERVED AND REMAINS THE PROPERTY OF THE ARCHITECT.

ALL DIMENSIONS ARE TO BE CHECKED ON SITE AND ANY DISCREPANCIES ARE TO BE REPORTED TO THE ARCHITECT. NO DIMENSIONS ARE TO BE SCALED. ALL ELECTRICAL AND DRAINAGE WORK ARE TO BE CARRIED OUT BY REGISTERED ARTISANS.

QUALITY OF ALL MATERIALS & WORKMANSHIP TO COMPLY WITH RELEVANT S.A.B.S AND B.S.S. SPECIFICATIONS & CODES OF PRACTICE, AND TO CONFORM TO MINIMUM STANDARDS LAID DOWN IN THE STANDARD PREAMBLES OF THE BILLS OF QUANTITIES OR, IN THE ABSENCE OF A BILL OF QUANTITIES, AVAILABLE FOR PERUSAL AT THE ARCHITECTS OFFICES.

THE CONTRACTOR IS RESPONSIBLE FOR THE CORRECT SETTING OUT OF ALL ELEMENTS OF THE BUILDING, OR BUILDINGS, OR ANY OTHER STRUCTURAL ARCHITECTURAL, INTERIOR, SHOP FITTING, JOINERY, SITE AND EXTERNAL COMPONENTS INCLUDING FOUNDATIONS, INTERNAL & EXTERNAL WALLS, 'ET AL', WITH PARTICULAR REFERENCE TO ERF BOUNDARIES, BUILDING LINES, SERVITUDES, ETC. NO FOUNDATION OR ANY OTHER PART OF THE BUILDING MAY PROJECT BEYOND THE BOUNDARY OF THE PROPERTY.

REVISIONS		
NO.	DATE	DESCRIPTION
A	20240902	Council Submission

Architect Signature
Client Signature

W ARCH
W PRETORIUS
SACAP PSAT 2475 1332
P: +27 (0)72 651 5040
E: wessel@warch.archi

PROJECT:
Deciduous Producers Trust

PROJECT ADDRESS:
FARM PORTION 28/232

DRAWING TITLE
Floor Plan, Elevations & Section

SCALE:
1 : 100 @ A1

DATE ISSUED:
20240902

PROJECT REF:
18002

DRAWING NUMBER:
18002- Warch- XX- SK- XX- A-

SHEET REF:
101

REV:
A

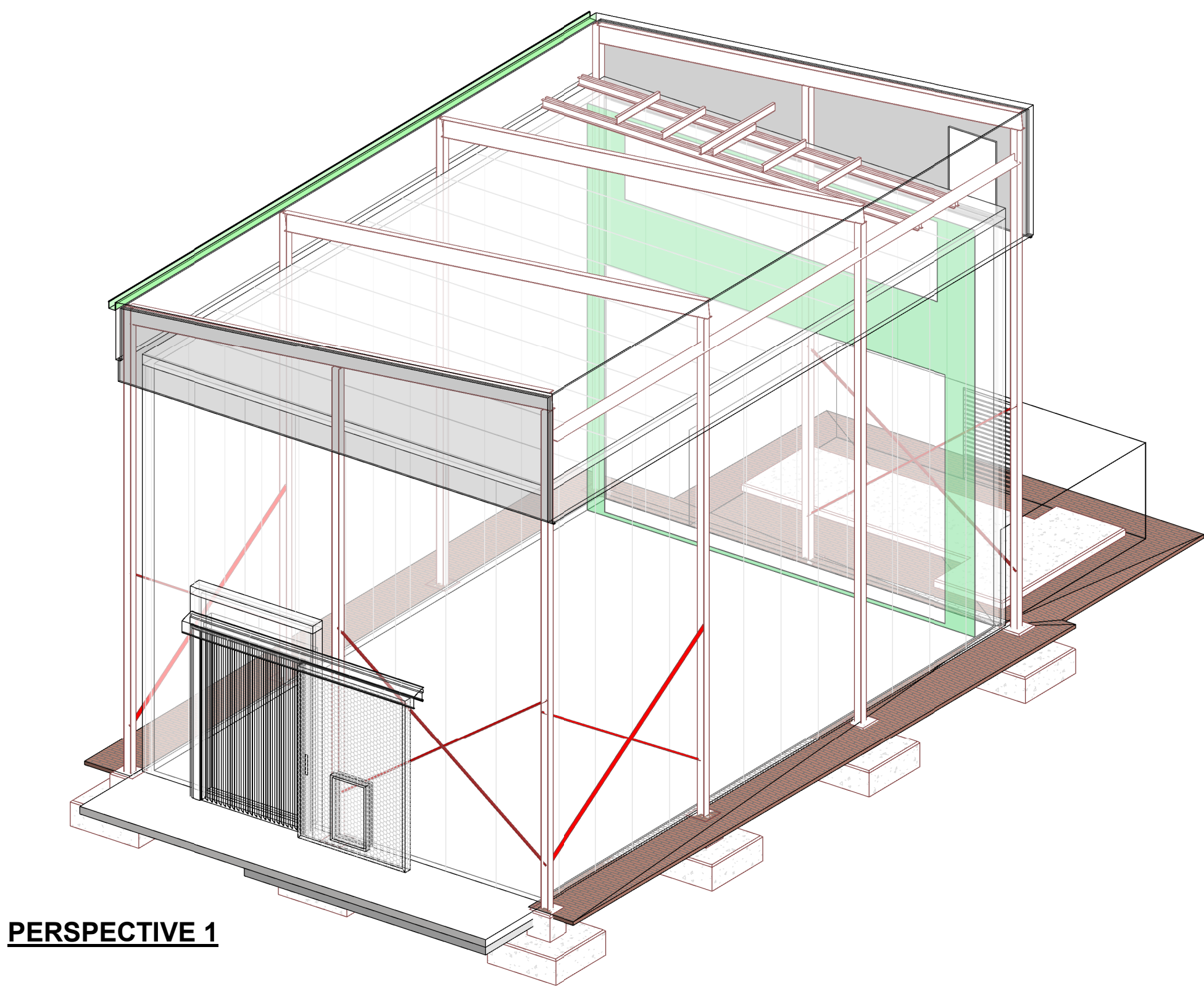
STATUS:
COUNCIL SUBMISSION

1. ALL DIMENSIONS ARE IN MILLIMETERS UNLESS OTHERWISE NOTED.
2. ALL LEVELS ARE IN METERS.
3. FOLLOW WRITTEN INFORMATION AND DO NOT SCALE THE DRAWING. FOLLOW WRITTEN DIMENSIONS ONLY.
4. THIS DRAWING SHALL BE READ IN CONJUNCTION WITH ALL OTHER RELATED DRAWINGS.
5. ALL LEVELS AND DIMENSIONS SHOWN ON THIS DRAWING ARE TO BE VERIFIED AT SITE BY THE CONTRACTOR BEFORE ANY WORK IS COMMENCED.
6. ANY DISCREPANCIES ON THIS DRAWING ARE TO BE REPORTED TO THE DESIGNER.
7. ALL WORK TO BE DONE IN ACCORDANCE WITH LOCAL AUTHORITY BY-LAWS.

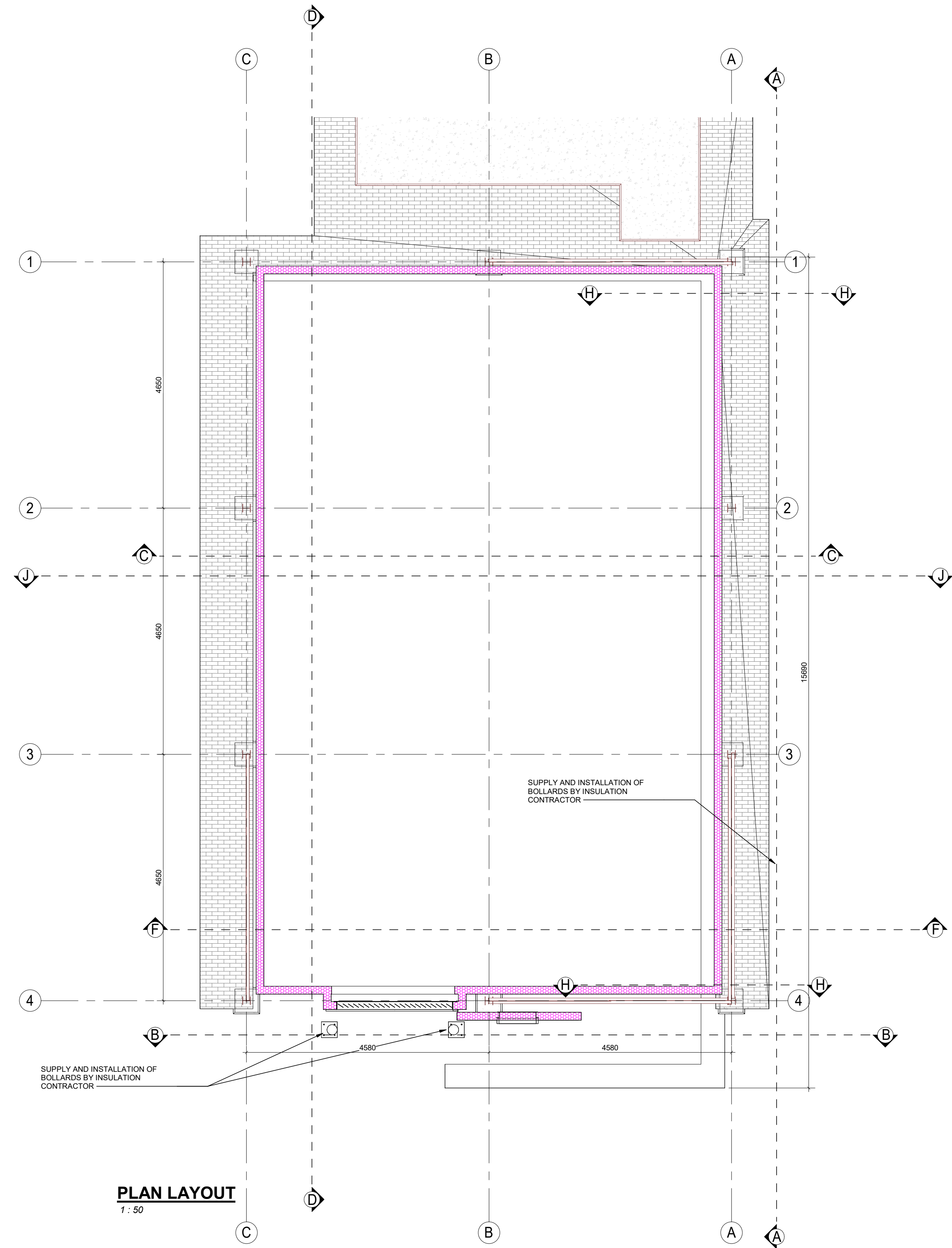
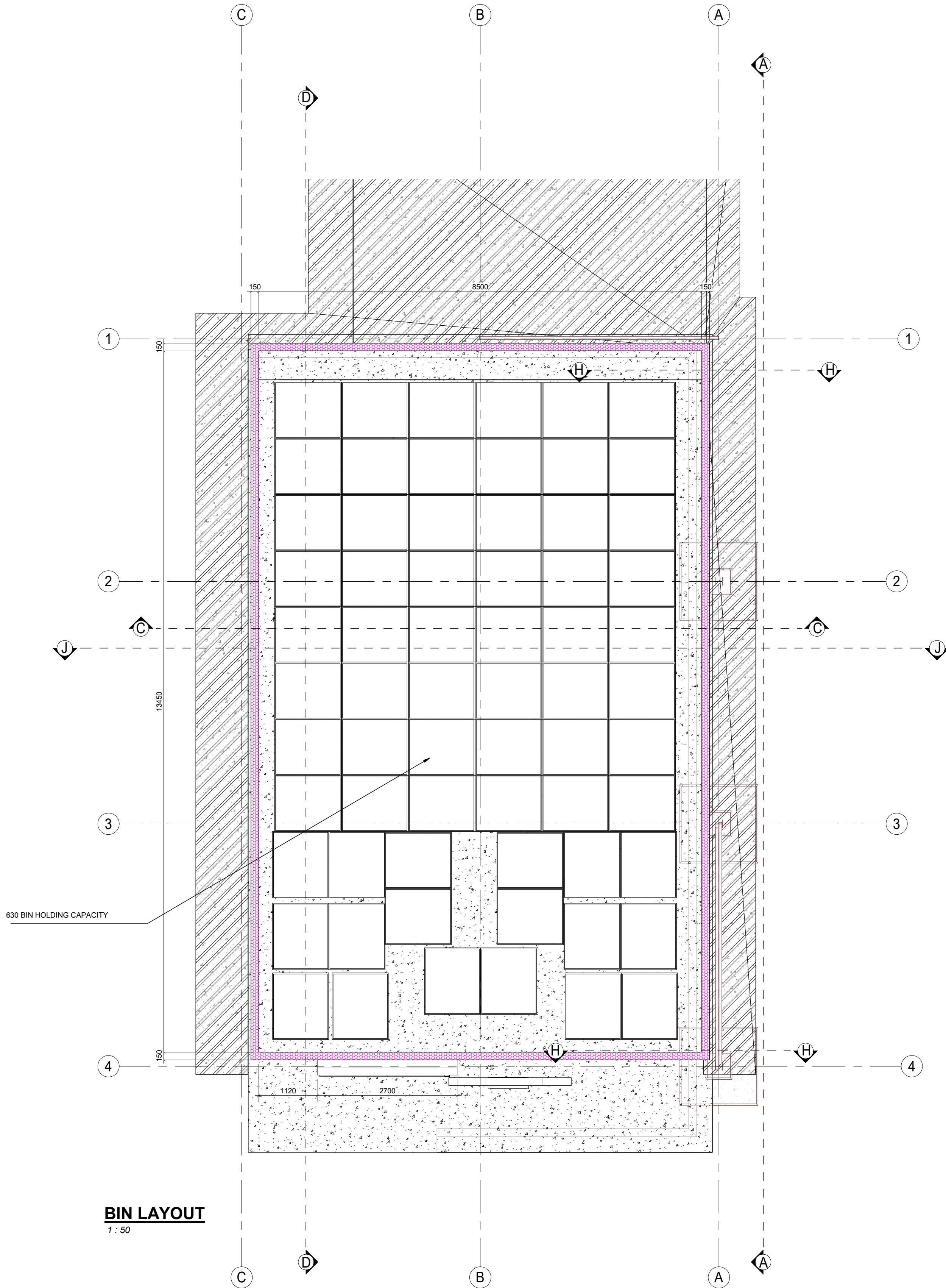


PLOT DATE: 2025/6/27 13:15:17 M M

• DO NOT SCALE • DIMENSIONS IN MILLIMETERS (mm) • IF IN DOUBT, ASK



PERSPECTIVE 1



NOTES

1. ALL PANELLING SHOWN ARE NEW PANELS

LEGEND

0-80mm INSULATED POLYURETHANE PANEL

100-140mm INSULATED POLYURETHANE PANEL

ALUMINUM CHECKER PLATE

DOOR NUMBER

ROOM NUMBER

CEILING TAG

WALL TAG

INSULATION WALL PANEL SCHEDULE 3

NOTE: THIS SCHEDULE IS TO BE USED FOR PRICING ONLY. THE MANUFACTURE OF PANELS ARE TO BE DONE ACCORDING TO THE FLOOR PLAN AND DIMENSIONS VERIFIED WITH ONSITE CONDITIONS

DESCRIPTION	WALL PANEL THICKNESS (mm)	LENGTH (mm)	AREA (m²)
INSULATED POLYSTYRENE VERTICAL WALL PANEL	150	3800	110.23
INSULATED POLYSTYRENE VERTICAL WALL PANEL	150	8600	61.34
INSULATED POLYSTYRENE VERTICAL WALL PANEL	150	13400	109.03
INSULATED POLYSTYRENE VERTICAL WALL PANEL	150	8600	68.14
INSULATED POLYSTYRENE VERTICAL WALL PANEL	150	291	1.27
INSULATED POLYSTYRENE VERTICAL WALL PANEL	150	2550	3.07
INSULATED POLYSTYRENE VERTICAL WALL PANEL	150	391	1.37
Grand total 7		47632	304.33

INSULATED ROOM SCHEDULE

ROOM NUMBER	ROOM NAME	AREA (m²)	VOLUME (m³)
1	HOLDING ROOM	109.57	Not Computed
Grand total 1		109.57	0.00

INSULATION DOOR & OPENING SCHEDULE

DOOR NUMBER	DESCRIPTION	QTY	CLEAR OPENING WIDTH (mm)	HEIGHT (mm)
1	INSULATED SLIDING DOOR	1	2200	3350

INSULATION CEILING PANEL SCHEDULE 3

NOTE: THIS SCHEDULE IS TO BE USED FOR PRICING ONLY. THE MANUFACTURE OF PANELS ARE TO BE DONE ACCORDING TO THE FLOOR PLAN AND DIMENSIONS VERIFIED WITH ONSITE CONDITIONS

DESCRIPTION	CEILING PANEL THICKNESS (mm)	PERIMETER (mm)	AREA (m²)
INSULATED POLYSTYRENE CEILING PANEL	200	45109	121.00
INSULATED POLYSTYRENE CEILING PANEL	200	5982	6.79
Grand total 2			127.79

D 2025/07/15 JE ISSUE TO TENDER

C 2024/07/05 JE ISSUE FOR COSTING

B 2024/06/05 JE ISSUED FOR APPROVAL

A 2024/06/07 ISSUED FOR COMMENT

REV DATE BY DESCRIPTION

DRAWING STATUS: TENDER

JAE

cooling solutions

CLIENT

Deciduous Producers Trust

PROJECT: REGULATED ATMOSPHERE HOLDING ROOM

TITLE: COLD ROOM PANELLING LAYOUT

SCALE @ A4: As indicated

DRAWN: Checker

DESIGNED: Designer

APPROVED: Approver

DATE: 2025/07/15

PROJECT NUMBER: DRK-JAE-207-ZZ-M-8200

REV: D

© COPYRIGHT RESERVED

The content of this document is proprietary and confidential and may not be disclosed or reproduced without the express permission of the owner, JAE. JAE COOLING SOLUTIONS PTY LTD

TEMPLATE VERSION: JAE 2019