

Controlled Environment Rm.-Refrigerated Coolroom

| Activity | | Type Of Service | | | | |
|----------|---|-----------------|---|---|---|---|
| | | A | B | C | D | E |
| 1 | REFRIGERATED RACK SYSTEM: a) Check condition of rack system; b) Check oil levels in all compressors; c) Check refrigeration charge & pressures; d) Check all safety items & controls; e) Check condition of valves and solenoids; f) Check crankcase heaters. | Y | Y | Y | Y | |
| 2 | CONDENSER: a) Check condition of coil; b) Check condition of fans c) Check condition of controls; d) Clean and report on the condition of the unit. | Y | Y | Y | Y | |
| 3 | CONTROL SWITCHBOARD / ELECTRICAL: Check the condition & operation of all components including: a) connections for security, tightness, contact and corrosion. b) relays and contactors; c) overloads and circuit breakers; d) indicator lights. | Y | Y | Y | Y | |
| 4 | Check and calibrate the temperature sensor. | | | Y | Y | |
| 5 | EVAPORATOR: a) Check the condition of the coil. b) Check the condition of the drain and ensure the pan is clean. c) Check the fan motor and fan bearings. | | Y | Y | Y | |
| 6 | CONDITION INSPECTION: a) Check the overall Room integrity & condition inspecting the components e.g. the doors, walls & joints for damage; & b) Check any racks and/or shelves are secure and are undamaged. | | | Y | Y | |
| 7 | HAZARDS: a) Check the floor for any slipping or tripping hazards; and b) Check the Room for general housekeeping, including checking if the contents are dangerously stored, or are located too closely to components e.g. fans, or are obscuring signage, lighting or the duress alarm button. | Y | Y | Y | Y | |
| 8 | DOOR/S: a) Check the condition and operation of the heated door seal (if applicable). b) Check the door hardware including the hinges and/or door closers (if applicable) for any damage or corrosion; c) Check the integrity of the door seals for any damage, deformed profile etc. & d) Ensure a colleague or site staff member is standing outside the Room for this and check the operation of the door/s for free movement. - Test the action of the internal safety release door handle/ mechanism/s for satisfactory operation. Ensure that a key is not required, there is no sticking & force is not required. If the door is difficult to open and the Room is fitted with a pressure release vent, check the vent to see if it is iced up. NOTE: If there are any safety concerns undertake the appropriate action & notify the site representative & facility manager immediately. | Y | Y | Y | Y | |

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Government of South Australia
Department of Planning,
Transport and Infrastructure

Download Date: 04/11/2021

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| Last Issue Date: 11/10/2019 | | Type Of Service | | | | |
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| 9 | If fitted, check the condition of the internal plastic curtain/s. | | | Y | Y | |
| 10 | Check the condition of the safety signage. | Y | Y | Y | Y | |
| 11 | INTERNAL LIGHTING: a) Check the condition and operation of the Lighting; and b) Clean the Lighting if required. | Y | Y | Y | Y | |
| 12 | EXTERNAL INDICATOR LAMP FOR "OCCUPIED" ROOM: Check the Lamp is illuminated when the internal lights are on. | Y | Y | Y | Y | |
| 13 | DURESS BUTTON - ALARM SYSTEM: - Check the condition and operation of the Alarm. If applicable as this is a best practice feature & not obligatory: - Check the Alarm connection to the security / auto-dialler service. Refer Special Comments. | Y | Y | Y | Y | |
| 14 | DURESS BUTTON - ALARM SYSTEM: a) From 3m. away check the sound pressure level measurement of the Alarm is a minimum of 90dB(A); and b) Record in the log book. | | | Y | Y | |
| 15 | EXTERNAL FLASHING BEACON, if applicable, this is a best practice feature & not obligatory: Check the condition and operation of the flashing beacon (or other) mounted outside the Room. | Y | Y | Y | Y | |
| 16 | EMERGENCY EXIT LIGHT - only for Rooms with more than ONE exit door: Check the condition and operation of the Emergency Exit Light indicating which door(s) are to be used in an emergency. | Y | Y | Y | Y | |
| 17 | EMERGENCY LIGHTING SYSTEM - applicable for: Large Rooms with a floor area greater than 100sm that do not open to a space that has emergency exit lighting OR very large Rooms with a floor area greater than 300sqm. - Check the condition and operation of the Emergency Lighting within the Room and clean if required. NOTE: The inclusion of emergency lighting in ALL Chambers is a best practice feature and may not have been installed. Refer Special Comments. | Y | Y | Y | Y | |
| 18 | Record all the results in the log book. | Y | Y | Y | Y | |

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Special Comments and Technical Data

A SERVICE MONTHLY
B SERVICE 3 MONTHLY
C SERVICE 6 MONTHLY
D SERVICE ANNUALLY

THIS TDS WAS ORIGINALLY PREPARED FOR THE PIRSA AGENCY.

THE RACK CONDENSING UNIT IS IN PLANTROOM 322 ON SAMIS PLAN 06083-01-1 (EASTERN SIDE).

ENSURE THE CONTACT DETAILS OF THE BREAKDOWN TECHNICIAN ARE LOCATED WITH THE LOG BOOK & ALSO OUTSIDE THE ROOM.

THESE ROOMS ARE HIGH RISK PLANT IN TERMS OF SAFETY AND MAY ALSO BE HIGH RISK IN TERMS OF PERFORMANCE/CONTROLS E.G. TEMPERATURE, PRESSURE, RELATIVE HUMIDITY, PH LEVEL, FLOW ETC, IMMEDIATELY UNDERTAKE APPROPRIATE ACTION & ADVISE THE SITE REPRESENTATIVE AND FACILITY MANAGER OF ANY ISSUES.

PRIOR TO TESTING THE DURESS ALARM NOTIFY THE SITE REPRESENTATIVE / APPLICABLE STAFF.

THE SERVICE ACTIVITIES & FREQUENCIES ARE GENERIC & MAY NEED TO BE MODIFIED TO SUIT THE SITE CONDITIONS, THE APPLICATION &/OR PERFORMANCE REQUIREMENTS AND THE MANUFACTURER'S RECOMMENDATIONS FOR THIS ROOM. APPLICABLE LEGISLATION:

THE SA WH&S ACT & MINISTER'S SPEC. SA 76 (2015).

FOR CONSTANT TEMPERATURE ROOM TDS REFER ME88.

FOR COOLROOM / FREEZER ROOM TDS REFER ME89.

FOR SHIPPING CONTAINER FREEZER TDS REFER ME89B.

FOR: CONTROLLED ENV. RM: GROWTH - MECHANICAL - REFER ME189.

FOR: CONTROLLED ENV. RM: GROWTH - ELECTRICAL - REFER ME189C.

FOR: CONTROLLED ENV. RM: CHILLED GLYCOL - REFER ME189A.

FOR THE EMERGENCY LIGHTING TDSs REFER TO THE F17 / F18 SUITES.

FOR THE DURESS ALARM TDS REFER TO ET30.

FOR SECONDARY (DISCRETIONARY) TDS REFER TO:

- ME89E: SANITISATION / ME89F: CLEANING OF FAN UNITS

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