

CAPABILITY STATEMENT

BUILDING COMPLIANCE MADE SIMPLE

Fire safety | Window compliance | Integrated building services



WHO WE ARE

Established in 2018, Winfire Group has grown from a specialist fire and window-lock compliance provider into an integrated building compliance and maintenance group serving strata and commercial properties. The group brings together Winfire, Resolute Maintenance Group and P G Martin Plumbing under one coordinated service model.

Our focus is practical: keep buildings safe, compliant and operational, while making the process easier for strata managers, committees and property owners. Winfire is a member of Fire Protection Association Australia (FPA Australia) and our team includes accredited fire safety practitioners, supported by qualified electricians, plumbers, carpenters, locksmiths and maintenance trades.

From recurring fire inspections and AFSS support to electrical rectification, general maintenance and plumbing, we provide clear reporting, coordinated scheduling and straightforward recommendations that help clients move from inspection to resolution with less administration.

OUR PURPOSE

PROTECT
PEOPLE

PROPERTY

PEACE OF
MIND





BUSINESS STRUCTURE & CAPABILITIES

One Group. Three Specialist Divisions. One Coordinated Client Experience.

Integrated support helps reduce hand-offs, duplication and delays when a compliance issue requires multiple trades.



- Fire & AFSS compliance
- Fire doors and passive fire
- Hydrants, hose reels & extinguishers
- Detection, alarms & sprinklers
- Emergency lighting & exit signs
- Window lock compliance.



- Electrical repairs & maintenance
- RCD testing & safety works
- Locksmith services
- Carpentry
- Safety-report rectification
- Handyman & pressure cleaning.



- General plumbing
- Backflow testing & certification
- Leak detection & repairs
- Drainage & stormwater
- Pit & pump servicing
- Emergency plumbing support.

WHAT WE STAND FOR

Building compliance is serious work. Our approach is built around clear advice, accountable delivery and making it easier for clients to act on what matters.



DO IT RIGHT

Safety, compliance and workmanship come first. We keep current with relevant standards and regulations and focus on quality outcomes.



MAKE IT CLEAR

Upfront quotes, practical recommendations and easy-to-understand reporting help clients make decisions with confidence.



RESPOND QUICKLY

We communicate openly, coordinate scheduling and prioritise urgent safety issues so problems do not sit unresolved.



WORK AS ONE

Our specialist divisions collaborate on multi-trade rectification, reducing friction for strata managers and building owners.

FIRE & WINDOW COMPLIANCE

Winfire manages the inspection, testing and certification of the majority of essential fire safety measures associated with the Annual Fire Safety Statement, excluding mechanical ventilation. Window lock compliance is offered as a separate service that can be coordinated alongside fire inspections.

FIRE DOORS

Inspection of doors, frames, closers and seals for correct operation and compliance.

PORTABLE FIRE EQUIPMENT

Inspection and testing of extinguishers, hose reels, blankets and associated equipment.

HYDRANTS & SPRINKLERS

Testing of hydrant systems, boosters, pumps, valves and automatic sprinkler systems.

DETECTION & ALARMS

Inspection and testing of smoke and heat detection, alarms and occupant warning systems.

EMERGENCY LIGHTING & EXIT SIGNAGE

Routine duration testing to support safe egress during a power failure.

PASSIVE FIRE MEASURES

Inspection of fire-rated penetrations, fire stopping and compartmentation.

WINDOW LOCK COMPLIANCE

Inspection and certification of safety devices restricting qualifying window openings to 12.5 cm or less.



FROM INSPECTION TO CERTIFICATION

A simple, documented process gives strata managers and committees visibility from the first inspection through to certification and close-out.

01

INSPECT

Comprehensive on-site inspection of applicable systems and safety measures.

02

REPORT

Digital findings with photographic evidence and clear recommendations.

03

REPAIR

Rectification is scheduled and coordinated through the appropriate specialist trade.

04

CERTIFY

Compliance documentation is issued for the strata manager to lodge with Council and NSW Fire & Rescue, where applicable.

YEAR-ROUND COMPLIANCE

Fire safety measures are tested at relevant monthly, six-monthly and annual frequencies in line with AS 1851. This helps keep systems operational and reduces the risk of compliance issues accumulating at annual certification time.

INTEGRATED SUPPORT FOR STRATA

Winfire Group is structured around the day-to-day realities of strata and multi-dwelling property: recurring compliance, resident access, urgent repairs, multiple trades and the need for defensible records.

COORDINATED TRADES

Fire, electrical, locksmith, carpentry, maintenance and plumbing capability can be coordinated through one group.

DOCUMENTED OUTCOMES

Digital reporting, photos and clear repair recommendations support record-keeping and committee decisions.

STRATA-FOCUSED SERVICE

The group works primarily with strata and multi-dwelling properties, with commercial support also available.

BROAD SERVICE AREA

Coverage across metropolitan Sydney, the Central Coast, Wollongong and surrounding regions.



AFTER-HOURS EMERGENCY SERVICES

Buildings do not keep office hours, and urgent safety or maintenance issues rarely check the calendar before turning up.

24/7

EMERGENCY SUPPORT

After-hours emergency call-outs can be arranged for urgent repairs, with 24/7 emergency services available through relevant group maintenance and plumbing operations.

Our after-hours response is designed for issues that cannot reasonably wait until the next business day, particularly where there is an immediate safety, security, water, electrical or building-services concern.



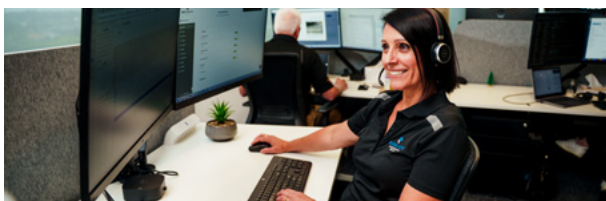
URGENT SAFETY ISSUES

Priority coordination where a defect presents an immediate risk to occupants, common property or essential building services.



EMERGENCY REPAIRS

Access to appropriate trades for urgent electrical, locksmith, plumbing and maintenance response, subject to the nature of the issue.



CLEAR ESCALATION

Straightforward communication with the strata manager, building representative or nominated contact throughout the response.



DOCUMENTED FOLLOW-UP

Where required, emergency attendance can be followed by reporting, recommendations and planned rectification during normal hours.

MEMBERSHIP & ACCREDITATION

Winfire is a member of Fire Protection Association Australia (FPA Australia), the national peak body for fire protection. Our team includes accredited fire safety practitioners who support the assessment and certification of fire safety measures in NSW.

FPA Australia manages professional accreditation and licensing schemes designed to raise industry standards and provide confidence across fire protection roles and services. Current FPA Australia register entries identify Winfire-employed practitioners with current Fire Safety Assessment accreditation in NSW.

INDUSTRY CONNECTION

Membership supports access to technical guidance, industry updates, skills development and professional networks.

ACCREDITED ASSESSMENT

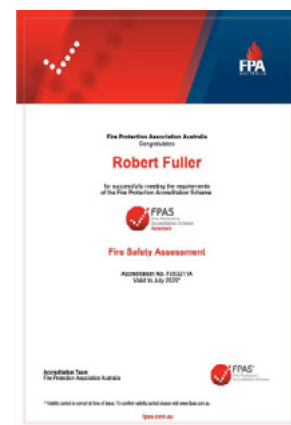
Accredited practitioners support fire safety assessment and the certification process for applicable essential fire safety measures.

CONFIDENCE & ACCOUNTABILITY

Accreditation and appropriate insurance provide an additional layer of professional accountability for clients and building owners.



Industry membership



Accredited Practitioners
Fire Safety Assessment - NSW

FOCUS PROJECTS

Proactive programs that reduce risk, extend asset life and improve building performance

Beyond reactive maintenance, Winfire Group delivers planned building-wide programs designed around the recurring risks and maintenance demands of strata communities. These initiatives help owners corporations move from responding to failures after they occur to managing risk in a more structured, preventative way.



OPERATION FLEXI-HOSE

Flexible braided hoses are a common failure point in apartments and are a significant contributor to burst-pipe incidents and resulting insurance claims in strata buildings. Operation Flexi-hose is a coordinated, building-wide risk reduction program where our plumbing team attends each apartment, inspects the relevant flexible hose connections and replaces them as required. By addressing ageing or deteriorating hoses before failure, owners corporations can reduce the likelihood of major internal water damage, disruption to residents and costly insurance events. Winfire Group can coordinate resident access, scheduling, replacement works and completion reporting across the building.



PREVENTATIVE MAINTENANCE

Our preventative maintenance teams help extend equipment life cycles, identify emerging defects early and reduce the likelihood of avoidable breakdowns. Programs can be tailored to the building and may include RPZ and backflow prevention testing, hot water system servicing, detention pit and pump maintenance, residual current device (RCD) testing, and common-area door and lock servicing. Regular planned servicing gives strata managers and committees better visibility over asset condition, supports compliance obligations and helps smooth maintenance expenditure over time rather than waiting for equipment to fail.



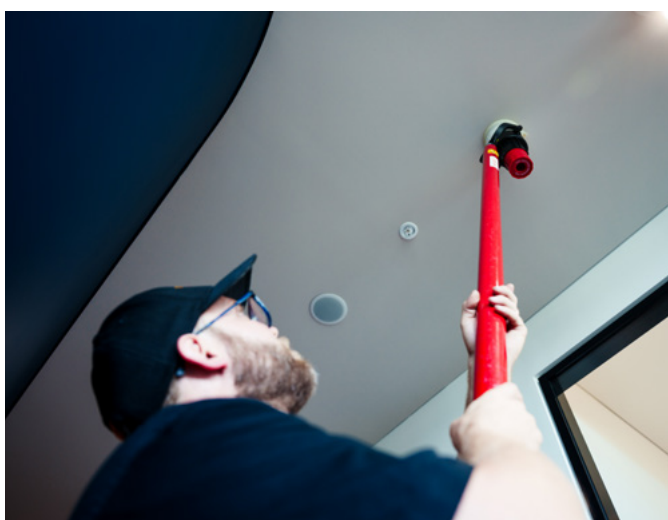
DRAIN JETTING PROGRAMS

Blocked drainage can quickly turn into water ingress, apartment flooding and expensive damage. This is particularly relevant in apartment buildings where balcony drainage and shared lines can become restricted by debris and build-up over time. Our plumbing team can establish regular high-pressure drain jetting programs, coordinating access to apartments where required and clearing relevant lines before blockages become incidents. The program can be tailored to the building layout and known problem areas, helping owners corporations reduce flooding risk, improve drainage performance and maintain a clear record of preventative maintenance.



FIRE SAFETY ORDERS

A Fire Safety Order is a formal direction issued by a council or other relevant enforcement authority when a building is considered to require fire safety upgrades or corrective works. The order can require owners to upgrade specified fire safety measures, carry out building works and demonstrate that the required measures have been completed within the nominated timeframe. For strata buildings, these orders can involve multiple systems, trades, consultants and access requirements, so clear coordination is critical. Winfire specialises in assessing the required works, preparing practical scopes, coordinating rectification and upgrade works, and supporting owners corporations and strata managers through the process of bringing the building back to the required fire safety standard.



PASSIVE FIRE UPGRADES

Passive fire protection is the part of a building's fire safety system that is built into the structure to contain fire and smoke, protect escape paths and limit the spread of fire between compartments. Typical measures include fire-rated walls and ceilings, fire doors, fire and smoke stopping around service penetrations, fire collars, dampers and other fire-resistant construction elements. These measures do not rely on activation in the same way as alarms or sprinklers, but they are essential to the overall fire safety strategy of a building. Winfire specialises in passive fire inspection, defect identification, rectification and upgrade works, helping strata and commercial buildings restore the integrity of passive fire systems and maintain compliant, well-documented fire safety measures.

SELECTED SITES WE MANAGE

Winfire has the capability, experience and resources to service properties of all sizes and levels of complexity, from boutique residential and commercial developments through to large-scale, high-rise and mixed-use buildings.

Our team is equipped to manage the fire protection requirements of complex sites with multiple systems, stakeholders and compliance obligations, while also providing the same responsive and practical service to smaller properties.

Our experience spans residential, commercial, industrial and mixed-use developments, including large apartment complexes, luxury residential buildings and multi-lot industrial estates. This breadth of experience allows Winfire to tailor its approach to the individual requirements of each property, regardless of its size, configuration or operational complexity.

CAPABILITY & EXPERIENCE

- Fire protection requirements
- Complex Sites
- Multiple systems
- Compliance obligations
- Responsive service
- Residential properties
- Commercial properties
- Mixed-use developments
- Large apartment complexes
- Luxury residential buildings
- Multi-lot industrial estates.





THE ACQUA BUILDING

Cronulla

17 Luxury Apartments



PORT HACKING ROAD INDUSTRIAL

Miranda

36 Industrial/Commercial Lots



THE REGATTA BUILDING

Wentworth Point

High-Rise - 332 Residential Apartment,
6 Commercial/Retail Lots

OUR MANAGEMENT TEAM

Our team's depth of experience, technical knowledge and industry expertise means you can rely on Winfire for trusted guidance across fire safety compliance, governance, operations, technical oversight, workflows and customer experience. We bring a practical, professional approach to every project, helping our clients manage risk, meet their obligations and maintain safer buildings with confidence.



RUSSELL CROOK

General Manager

Russell is an experienced fire protection professional and General Manager of Winfire, bringing more than 20 years of industry experience across fire systems, fire detection and design, project delivery and operational management. With a strong practical understanding of fire detection systems, hydrants, sprinklers, pumps, system design and fire safety compliance, Russell combines technical knowledge with a focus on service, reliability and delivering practical, effective solutions for clients.



ANDREW JURKSAITIS

Operations Manager

Andrew brings practical experience in fire services, trade coordination and operational delivery. With a strong focus on keeping teams, contractors and projects running efficiently, Andrew plays a key role in coordinating day-to-day operations while maintaining a high standard of service, safety and compliance for clients.

SAFE. COMPLIANT. OPERATIONAL.

Professional service, accuracy and transparency from inspection through to rectification and certification.



VESNA SPASEVSKI

Administration Team Leader

Vesna supports the smooth day-to-day operation of the business through strong organisation, coordination and customer service. She leads the administration team, manages key administrative workflows, and plans and coordinates technicians in the field to help ensure jobs are delivered efficiently and clients receive responsive, reliable service.



EMILY SHERIFF

Accounts & Finance Officer

Emily supports the financial operations of the business with a strong focus on accuracy, organisation and efficiency. She manages key accounts and finance functions, works closely with the broader team, and helps ensure financial processes run smoothly while supporting the day-to-day needs of the business.



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