



**CAPABILITY  
DOCUMENT**

**B i M**  
REMEDIAL BUILDING MAINTENANCE

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## WHO WE ARE

BIM Remedial Builders was established in 1998 and is a licensed builder, third party certified and Master Builder.

We are specialists in structural and non-structural remedial works for commercial, industrial and multi-residential servicing the greater Sydney Area.

We have a full team of experienced specialist builders employed in-house. In addition, our professional head office management team ensures great communication from quote through to completion and keeps your project on track and running smoothly.

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## WHAT WE DO

When you need remedial works done, there's usually a commercial cost. Whether it's business interruption or disrupting tenants, it's important that work is carried out quickly and professionally. Because we have our own team and specialist equipment we can mobilise quickly.

We provide support right from mobilising our team to get started on your project straight away through to assisting with the certification process.

We specialise in:

- **Concrete repairs:** internal & external water proofing work; mastic joints; concrete cancer (concrete spalling); chemical resistant coatings; construction joints including, vertical, horizontal and floor joints; new concrete driveways and slabs.
- **Balcony membranes:** initial investigation and analysis; high pressure water blasting and cleaning; installing our innovative Waterproof Balcony Membrane solution.
- **Magnesite removal:** removing all magnesite in the structure, repairing any structural issues and then applying new cement based floor leveller topping so the surface finishes can be reapplied (e.g. carpet, tiles, timber).
- **Industrial and commercial make goods:** defits (dismantling any fitouts); strip outs (stripping out internal structures); conducting any necessary building maintenance; and spruce ups (repainting, plastering, flooring work etc.)
- **General maintenance and repairs:** brickworks; carpentry; concreting; electrical & plumbing; commercial water blasting and pressure cleaning; graffiti removal; line marking; painting; roof repairs and maintenance; asbestos removal.

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## SERVICES / SKILLS OFFERED

### For Engineers and Building Consultants:

- Providing specialist expertise in structural works.
- Interpreting and working with engineered drawings and help liaise and work with councils.
- Ensuring a smooth certification process following the completion of any works.

### For Strata Managers and Property Professionals:

- We are general repair and building maintenance partners for Strata managers looking for certainty around communication, responsiveness and reliability.
- Communicating with tenants about works planned and any disruption, co-ordinating any traffic management systems that may be required, and arranging for sign-off with owners/executive committee.

### For Commercial Property Managers:

- Our strong documentation, communication processes and commitment to safety and compliance will give you confidence in any building project.
- We can support you in organising a job from start to finish. We will: provide a single, professional account manager to handle all your communications and needs; provide evidence of all insurances and OH&S policies; and guarantee quick turnaround and minimal disruption to your clients/tenants.