



Helping Build W.A. Since 1896

COMPANY CAPABILITY STATEMENT

A.T. Brine & Sons

2020

Introduction

A.T. Brine & Sons is a 120+ year old West Australian family owned business and the oldest member of Master Builders WA with over 100 years of membership and numerous awards for many commercial, industrial and residential projects.

We have been helping build W.A. from the ground up since the 1800's making us the builders behind some of Perth's most historical, unique and awarded buildings that you likely drive past every day.

With Anthony Brine BA Hons (1st class), D.T, T.C, M.H.I.A, M.M.B.A, Registered Builder since 1979 and more recently Christopher Brine B.mus (UWA, H), M.H.I.A, M.M.B.A, Registered Builder at the helm, the company has remained faithful to the principles set forth by the original A.T Brine in 1896.

We lead a large dedicated team of experienced tradespeople who pride themselves on delivering projects with the highest quality workmanship. We are pleased to say that all our work comes primarily from recommendations by satisfied clients who appreciate the total flexibility in our approach and our ability to provide an excellent and competitive service on any nature of building project large or small.

Tradition a cornerstone of our company's culture. Tradition created from values that have remained constant since A.T Brine & Sons was founded over a century ago.

Our adherence to enduring standards has primed our expansion into one of the most respected commercial and residential construction companies in Western Australia.

Our Mission

Uphold Our Longstanding Reputation As One Of The Most Respected Construction Companies In Western Australia. A Reputation Gained From Over One Century Of Experience.



It is our mission to provide quality workmanship and customer service and maintain the highest level of professionalism, honesty and fairness in our relationships with clients, employees and subcontractors. To remain an industry leader and maintain our longstanding relationships by continually providing positive outcomes for clients and excelling in all aspects of commercial & residential construction, maintenance and fit-out.

Values

We place much of our success on the adherence to our core values.

Craftsmanship

Our clients deserve and expect outcomes that are superior in quality. Through our methods, controls, and senior-level oversight, we provide high-quality construction services and maintain a continuous improvement in line with customer expectations.

Upholding Reputation

We believe that experience and the constant accumulation of knowledge and skills have been our key to success within the industry. A.T Brine & Sons has been repeatedly recognised for outstanding performance since our inception and has maintained integrity and 120 years of solid reputation.

Cost Effectiveness

We work closely with our valued clients to achieve unique, innovative and cost-effective solutions. We pride ourselves on delivering outstanding cost-effective construction services with good financial returns for clients.

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Flexibility

Our clients and partners enjoy our ability to collaborate in a cooperative, flexible, and adaptable manner toward a joint positive outcome. We have the talent to undertake complex tasks on brief notice, offer responsive solutions, provide technical knowledge and innovation, produce high-quality products, and deliver services on time and within budget.

Approach

Our fundamental approach is to provide friendly, personalised and professional services to meet our clients' needs and exceed their expectations. We have successfully done so for over one century.

Why Choose To Work With A.T. Brine & Sons

A.T. Brine & Sons are one of the oldest building contractors in Western Australia and has been a family owned and operated entity since inception in 1896. Over its history in Western Australia A.T. Brine & Sons has been at the forefront in execution of an array of construction projects for individuals, government bodies and corporations and the oldest member of the Master Builders Association (over 100 years).

With our knowledge of the construction industry and our involvement in some of WA's most prestigious projects, A.T. Brine & Sons is an effective partner from day one. Whether offering recommendations or serving as a sounding board for clients' ideas, we consistently help to maximize the quality of the outcome and minimize the cost of services and products.

A.T. Brine & Sons in recent years has worked with some of Perth's leading architects on projects at various specification levels and price points. These include multi-level homes from 3.5 million to modest homes for \$250,000. We have also completed over 30 renovations, fitouts and refurbishment projects over the last 3 years ranging from \$50,000 to \$800,000.

We have achieved an outstanding reputation for performance and top quality building over our history. Our level of experience, local knowledge and participation in the surrounding building environment is unchallenged. A.T. Brine & Sons remains to this day a family owned and operated business committed to providing the highest standard of quality and ensuring the success of all our projects.

Our policies ensure the thorough management of project performance to minimise any adverse effects on the environment and safety of all parties involved, or affected by our work. This is done through identifying and reducing the risks and promoting safety and environmental awareness to everyone involved.

Our Unique Structure

We believe our unique company structure serves as an ideal candidate for our clients due to the following key points of difference:

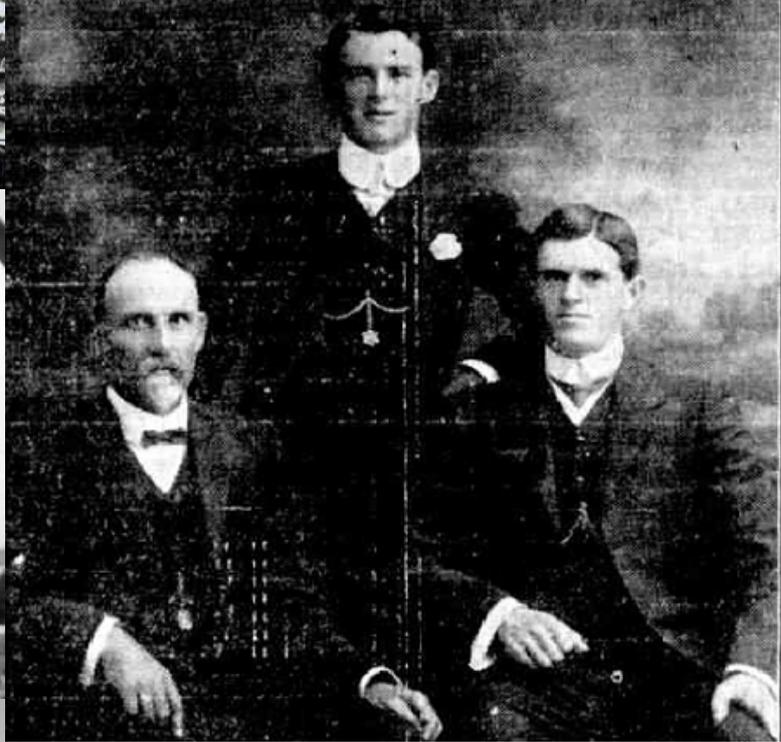
- Full-time supervisors on site each day to ensure that quality is upheld and ensure progress is being made.
- Each supervisor has an apprentice with them on site at all times.
- Site safety does not rely on those outside of the company because of having a full-time supervisor on site.
- The construction manager and office administration supports each supervisor to ensure the smooth flow of works.
- Supervisors are highly qualified carpenters and able to undertake many elements of the works themselves to ensure the best quality outcomes.

This structure also allows us to work very efficiently on site, with work schedules that create the ability for site progress each day. A full time supervised site also allow easy access for clients and consultants to meet on site at times that suit their schedule.



Our History

Family owned and operated since 1896 when found by Alfred Tonkin Brine Senior & His Two Son's Alfred Tonkin Brine Junior & William Lane Brine. We have been helping build W.A. from the ground up since the 1800's making us the builders behind some of Perth's most historical, unique and awarded buildings that you likely drive past every day.



In Their Words

Selected Client Testimonials

Patrick Beale, Director, Advanced Timber Concepts Studio: *“The support given to the trades on site by the office has been exemplary and I am always pleased for the opportunity to work with this company. A.T. Brine have proved themselves to be reliable time and again, whether it be for generating realistic estimates for work and realistic time frames within which that work can be completed or carrying out a building contract. As a small to medium sized building company in Perth, they maintain a team of well-practiced tradesmen and apprentices, and have good office backup. This is something that I have found to be quite rare in the current market. I cannot emphasise too strongly that these are the most reliable building team of this scale that I have worked with in Perth.”*

Gorki Bogdanich, Director, Archetype Design Studio: *“Over the course of numerous projects, we have found that AT Brine and Sons are consistently; Capable of interpreting complicated design drawings and tasks, and executing them as planned. Extremely reliable, and perform the works in a well scheduled and timely manner, always meeting deadlines. Technically competent, and employ only capable supervisors and trades who know how to resolve issues on site. Well organised, anticipate issues on site before they arise, and always ready to provide viable and cost effective solutions that maintain the integrity of the design. On top of their costings, and have a good grasp of maintaining the budget without cost blow outs. Maintaining communication with all parties, and have a very high degree of tolerance. Proud of their product, and always keen to please the client and architect.”*

Bradley Verreyne, Executive MCL Adjuster, Sedgwick: *“I have dealt with AT Brine & Sons over the past ten years, from minor building repairs to major reconstruction projects in excess of \$1m. More specific details of my dealings with them over this period are as follows: Very professional and show attention to detail. Always ensure work is completed, and to a high standard. Always willing to rectify any defects. Prompt and always on time for site meetings. Provide clear and consistent communication on the status of building works, any issues which may arise during construction and the like. Reliable – complete the tasks/actions they say they will. Transparent with costs, always providing a detailed breakdown and supporting invoices on projects. I have no hesitation in recommended AT Brine & Sons.”*

Leslie C Jayatilaka, Senior Principal, APD Architecture: *“Over the past few years, AT Brine & Sons has worked with us on a few projects from providing information to enable us to secure projects right through to complete construction. The latest completed project was a full kitchen redesign and refurbishment. They are currently working on a \$500,000 house renovation in East Fremantle for us. We have found the attitude of this building company top draw. As lead contractors for our projects we observed AT Brine & Son’s to be organised and thoroughly professional throughout the projects. The following checklist is a brief summary of performance: Project Management and Administrative: diligent, articulate and timely. Scheduling: detailed, well managed and accurate. Management of the schedule: excellent. Office Admin Support: excellent. Rapport with Sub-Trades and Nominated Sub-contractors: excellent. Rapport with other consultants and the Owners: cordial and professional. Approach to Change and Problem Solving: cooperative and well-coordinated. Cooperation with Rectification Completion: excellent.”*

Our Construction Services

Residential Construction

A.T. Brine & Sons are behind some of Perth's most unique and awarded new homes. In combination with Perth's top architectural and drafting firms, we specialise in all aspects of residential construction, from pre-specified architectural type projects to draftsman designed housing. From heritage restoration works, right through to multi-residential housing developments, A. T. Brine & Sons are synonymous with the highest quality residential construction.

Renovations & Extensions

We deliver everything from extensive renovations, house extensions, fit-outs, heritage restoration and minor alterations, right through to large-scale hard-scape external works.

Design & Construct

Over the years we have built an expertise in creating projects that are not only beautiful, but practical & cost effective. A.T. Brine & Sons has an extensive network of Architects and Designers that we work with to ensure these projects come to complete fruition.

Commercial Construction

As one of WA's most respected construction companies, we have the capacity to tackle almost any commercial project. With access to the state's best trades people, we've built a reputation for quality building on projects of all sizes. From the Albion Hotel in Cottesloe to the Oakleigh Building in Perth, we've been building Perth's landmarks since 1896.

Commercial Fitout Works

Fitouts are one of the most detail oriented services with each client having their own unique needs that reflect their brand be it retail, gym, office or hospitality fitouts. Working in occupied spaces or after hours construction is sometimes a necessity for a fitout project. Our experienced team of supervisors are trained to handle the daily interaction of other businesses, employees and outside distractions to keep our clients projects safe at all times.

Industrial & Semi Industrial Projects

A.T. Brine & Sons has been involved in an array of industrial projects ranging from Canon Foods Factory to the relocation of the Sir Talbot Hobbs Memorial in Elizabeth Quay and timber superstructures in South Hedland.



Health & Safety

A.T. Brine & Sons are committed to providing a safe and healthy workplace for employees, subcontractors, consultants, clients, visitors and all other persons whose health or safety could be at risk through our work.

We will do this by ensuring:

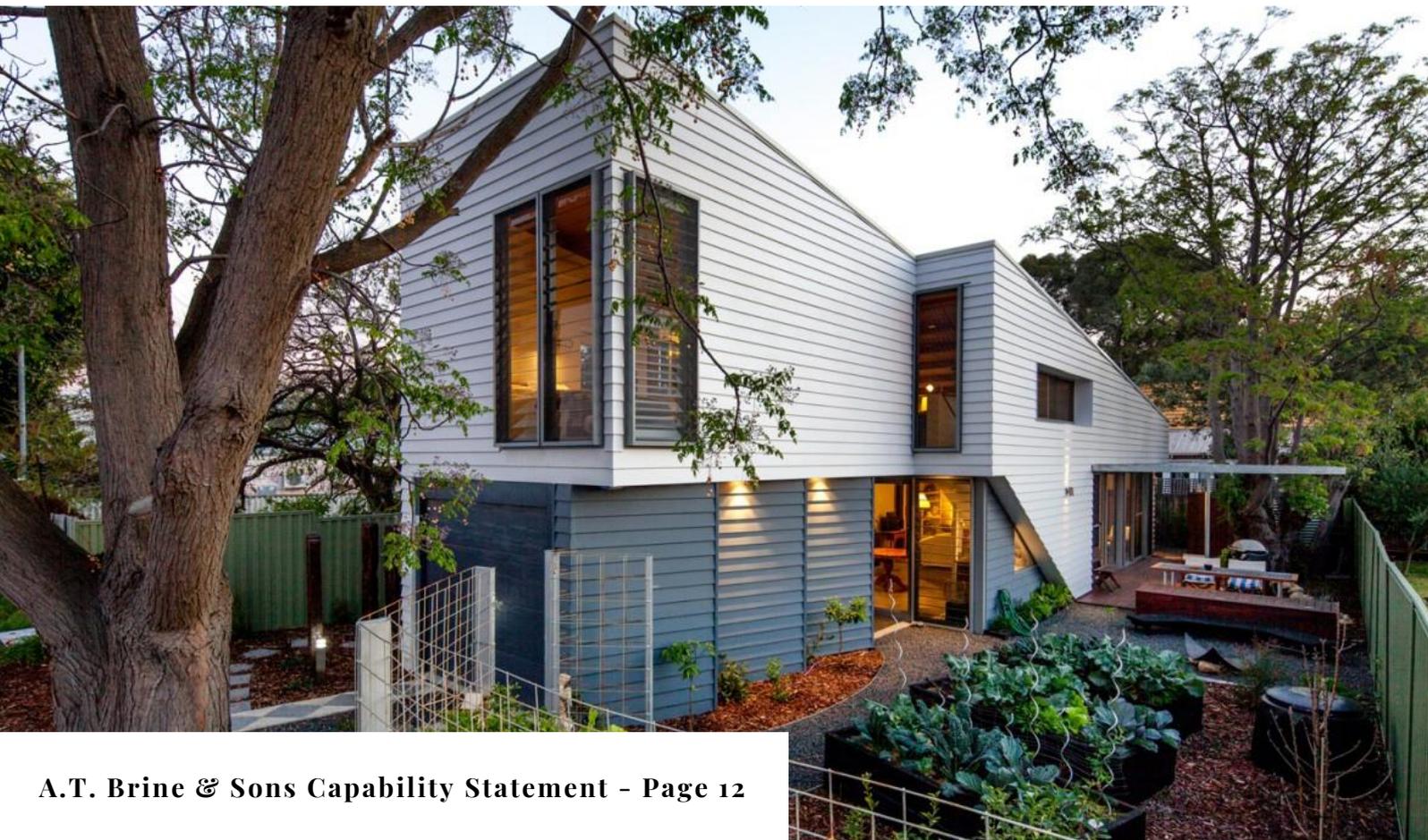
- Regular workplace safety inspections are conducted on all projects, and any identified hazards are controlled promptly.
- Employees are trained on all health and safety matters relevant to their work and that contractors are fully aware of the hazards associated with their work, and hazard control measures.
- All managers, supervisors, employees, contractors and other persons are inducted into the requirements of the Site Safety Plan, and will be held accountable for enacting their roles and responsibilities as defined in the Site Safety Plan.
- Effective employee/contractor consultation on health and safety matters shall include two-way communication of relevant information, toolbox meetings, reporting and feedback mechanisms.
- Adequate resources are provided to enable full implementation of this OHS Policy and the Site Safety Plan.

Environment

A.T. Brine & Sons recognizes that environmental impacts will arise during the construction phase of any works and regards the management of environment and community issues as integral components of its business.

We support sustainable construction and maintenance practice and will endeavour to achieve this via:

- Minimizing adverse impacts on the natural, built and cultural environment;
- Controlling construction-related impacts including those related to noise, vibration, groundwater, air quality, water quality, land contamination and preservation of heritage;
- Promoting environmental awareness among employees and sub-contractors via regular training, which includes the definition of roles and responsibilities, the environmental policy and specific environmental issues relevant to their activities;
- Promoting the efficient use of resources and waste management principles of reducing, re-using and recycling;
- Fostering a shared sense of responsibility for environmental performance from top management through to subcontractors and individuals; and
- Ensuring that all reasonable and practical steps are taken to prevent pollution



Our Most Recent Projects

58 Southside Drive, Hillarys

(Dusit Dheva Thai Restaurant)

Client: Seaside Spice Pty Ltd

Architect: Archetype Design Studio

Contract Value: \$223,592.00 Inc. GST & B.M.

Brief Description:

- Restaurant Fit Out
- Concrete fitout completed in 6 weeks
- New restaurant/kitchen
- Secure desk, bar & meal area
- Feature ceilings & walls

42 Holdsworth Street, Fremantle

Client: Misha & Xavier Pesnelle

Architect: Hocking Heritage

Contract Value: \$428,728.00 Inc. GST & B.M.

Brief Description:

- Construction of heritage 2 storey timber framed home
- Ground floor & upper floor apartment styles to allow for multi AirBnB
- Built in 7 months
- Retention of brick outer shell & heritage shop front

30 Churchill Ave, Subiaco

Client: Edmund Damouni - Antry Pty Ltd

Architect: Ashley Peverett Design

Contract Value: \$266,000 Inc. GST & B.M.

Brief Description:

- Office fitout
- Included waiting room, reception, meeting areas, offices, bathrooms & staff room.

15 Owston Street, Mosman Park

Client: Richard Martin

Architect: Blane Brackenridge

Contract Value: \$2,800,000 Inc. GST & B.M.

Brief Description:

- 3 level architectural brick & concrete home
- Tiled roof deck with bbq area & spa
- Large kitchen with walk in fridge
- Wine cellar & gymnasium area
- 2 living areas, 8 bedrooms & 4 bathrooms

1023 Wellington St, West Perth

(Global Cardiology)

Client: SPN WA Pty Ltd

Architect: Archetype Design Studio

Contract Value: \$725,000.00 Inc. GST & B.M.

Brief Description:

- New medical fitout & external refurbishment
- Partial structural demolition & full internal demolition of existing accounting office
- Included waiting rooms, reception, kitchen, bathrooms, consulting rooms, courtyard & all new exterior with signage

145 Forrest Street, Peppermint Grove

Client: Stephen Davies

Architect: WOBURN Architects

Contract Value: \$1,370,000 Inc. GST & B.M.

Brief Description:

- New residence with glass & steel exterior
- Full demolition of existing home & construction of boundary & retaining walls
- 5 car garage, outdoor area & new pool
- 2 living areas, 5 bedrooms & 3 bathrooms

583 Stirling Hwy, Cottesloe

Client: Landy Kermode

Architect: Archetype Design Studio

Contract Value: \$315,000 Inc. GST & B.M.

Brief Description:

- Multi level office fitout
- Mezzanine floor with internal steel staircase
- Concrete polished flooring on lower level, timber floors on upper level
- New bathroom & kitchenette
- Drywalling & existing roof tie down

92 Gaden Road, Wundowie

Client: Eftimios Tutungis as Trustee for the A & J Paioff Trust

Architect: Concept Drafting & Sergon Consulting

Contract Value: \$850,000 Inc. GST & B.M.

Brief Description:

- Rebuild & refurbishment of severely fire damaged home
- Extensive repairs required both structural and non structural
- High end & complicated finishing works required to home

77 St Georges Terrace, Perth

Client: WA Bar Association

Contract Value: \$30,000 Inc. GST & B.M.

Brief Description:

- Fitout and alterations to head office
- New partitions, carpets, disabled access pivot entry door & signage
- Repainting of offices
- Keycard and swipe access installation

"We are pleased to say that our work comes primarily through recommendations from our satisfied clients."

4 Cullen Street, Subiaco

Client: Tom & Anne Stephens

Architect: A.T.C. Studio - Patrick Beale

Contract Value: \$530,000 Inc. GST & B.M.

Brief Description:

- Residential alterations & additions
- Master bedroom with timber joinery, walk in robe & ensuite
- Outdoor pergola and decking
- Library with skylights & living area with fireplace
- New timber flooring, painting and plastering throughout

115 Riverton Drive, Rossmoyne

Client: SPN WA Pty Ltd

Architect: Ashley Peverett Designs

Contract Value: \$60,500.00 Inc. GST & B.M.

Brief Description:

- Full refurbishment of laundry & W.C.
- Minor kitchen alterations
- Painting & plastering repairs
- New large built in sauna room

3 Elven Street, North Perth

Client: Angus & Dilyara Kerr

Contract Value: \$330,000 Inc. GST & B.M.

Brief Description:

- Complete strip out of existing home
- Replace roofing & undertake structural repairs to roof frame & gables
- New kitchen, living area, bathrooms and bedrooms
- New inground plumbing & electrical services including replacement of meters.

27 Brassey Street, Swanbourne

Client: Alice & Donald Payne

Architect: Blane Brackenridge

Contract Value: \$955,200.00 Inc. GST & B.M.

Brief Description:

- Construction of 2 storey architectural home
- Demolition of existing building
- 5 Bedroom, 3 bathroom, study & open plan kitchen living area
- Structural steel feature pergola
- Curved brick feature walls
- Feature steel staircase and gas fireplace with brick surrounds

2 Heron Place, Churchlands

Client: Hiroshi & Junko Kawano

Architect: Rosner & Kawano

Contract Value: \$490,000 Inc. GST & B.M.

Brief Description:

- New residence with full colorbond exterior walls & roof
- Demolition of existing house & driveway

723 Hay St, Perth

Client: Blane Brackenrdige

Contract Value: \$20,000 Inc. GST & B.M.

Brief Description:

- Building Heritage Restoration Works
- Worked alongside City of Perth Representative to ensure heritage requirements were met
- Extensive repairs to facade including cleaning, painting and repairs
- Awning upgrade works
- Repair roof leaks and downpipes







Key Personnel

Director/Project Manager – Mr Christopher Brine

The Company Principal is a Registered Builder, university graduate and has been involved in the family business for over 20 years from an early age working alongside his father and grandfather. He is involved in all aspects of the company's business model and its day to day operations.

Role: Responsible for planning, overseeing and leading all aspects of projects from ideation through to completion. Setting deadlines, assigning responsibilities and monitoring the progress of projects.

Senior Advisor – Mr Tony Brine

The Senior Advisor is a Registered Builder, university graduate and ran A.T. Brine & Sons for 30 years up until 2016 remaining in a part time role to help manage the affairs of the company.

Role: Assists in the delivery of a variety of complex/medium complexity assignments in the areas of risk management, construction methodologies, business process improvement, financial reporting, internal controls and internal audit.

Construction Manager - Matthew Ford

The Construction Manager is a Registered Builder and has worked in the building industry for over 30 years on both residential and commercial projects. He is highly experienced working with construction processes on all scales requiring extensive site co-ordination, liaison with multiple stakeholders and effective execution of construction documentation to achieve project deadlines.

Role: Responsible for overseeing building and construction projects from the early planning stages, right through to the implementation and final result. Required to travel between sites regularly on a day-to-day basis to oversee site foreman, ensure works are progressing on site, handle any technical issues and manage quality and safety of projects.

Contracts Administrator – Mr Adam Chilcott

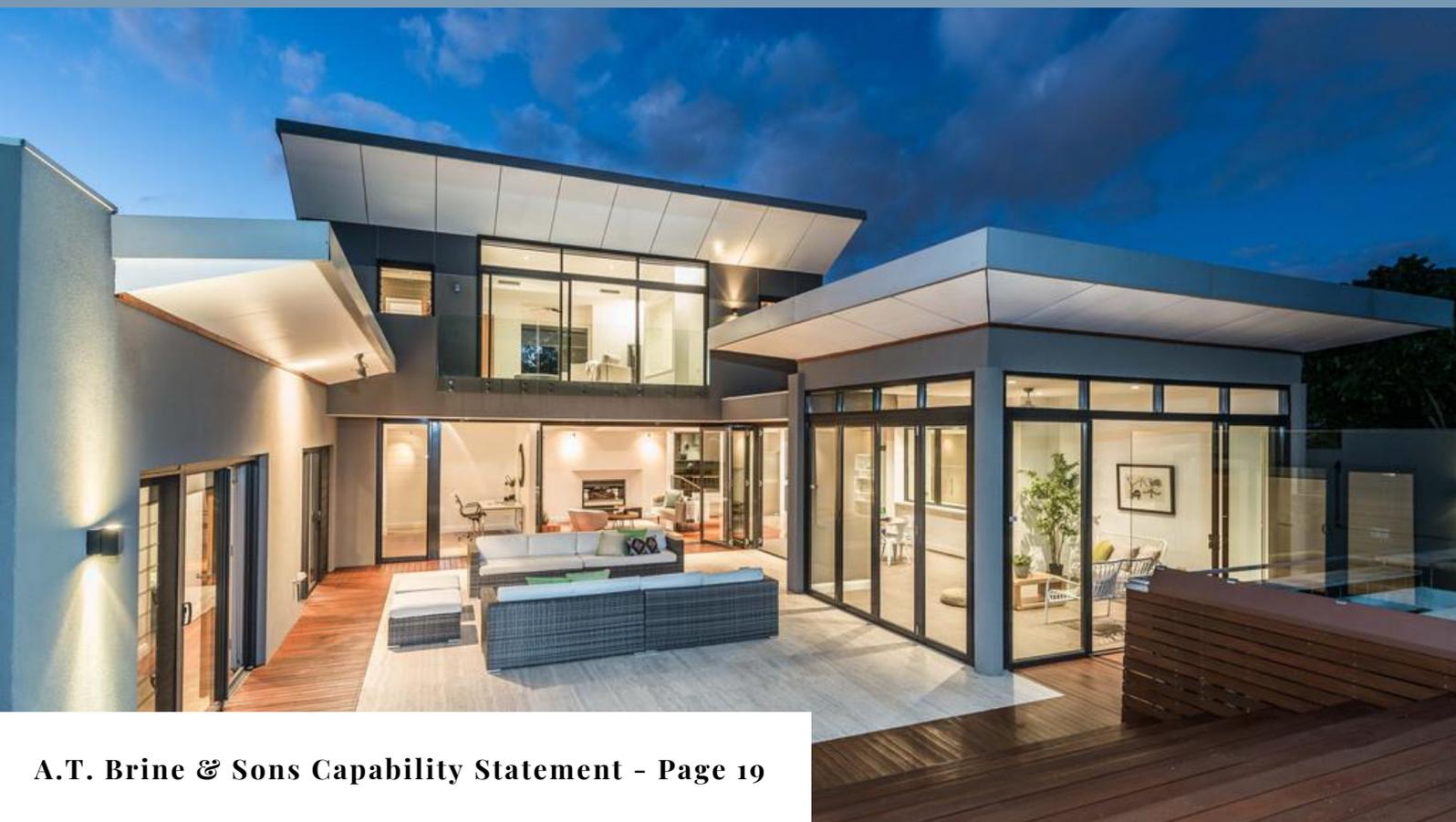
The Contracts Administrator has worked in construction for 10 years. He has extensive experience in project cost control, contract and variation administration, forecasting and budget preparation and procurement. He also has significant experience undertaking government contracts.

Role: Works as a liaison between A.T. Brine and its stakeholders including clients, subcontractors, consultants & local authorities. Administers established contracts and approved procedures, to achieve delivery of contractual obligations to agreed standards.

Site Foreman – Mr Jason Wardle, Ross Henson & Martin Merrington

The Site Foreman are qualified carpenters and supervisors all with over 30 years experience on a range of projects from \$0 – \$3,000,000. With both Martin & Ross working for A.T. Brine & Sons since 2005 continuing our values of quality craftsmanship.

Role: The Site Foreman is responsible for running their job sites, coordinating site crews, coordinating subcontractors, purchasing/coordinating the purchase of required materials plus managing and tracking the budgets and timelines of their job. Site Foreman monitor the quality of construction projects and ensure compliance with construction safety regulations and educate workers on site safety practices.



Affiliations & Awards

A.T. Brine & Sons are the oldest members of Master Builders WA with over 100 years of membership and a longstanding member of the Housing Industry Association.



**you're in
good hands**

Master Builder's Excellence Award

"Highest Commendation" for Major Restoration.

Subiaco Council Award 1989

Significant Contribution to the Environment of City of Subiaco.

AIA Western Australia Awards, Marshall Clifton

Award for Residential Architecture – Houses, 2011

AIA Western Australia Awards, Marshall Clifton

Award for Residential Architecture – Houses, 2012

Houses Awards Australia, New Houses over 200m²

(High Commendation) 2011

AIA Western Australia Awards, Interior

(Commendation) 2011



Company Information

A.T. Brine & Sons Pty Ltd

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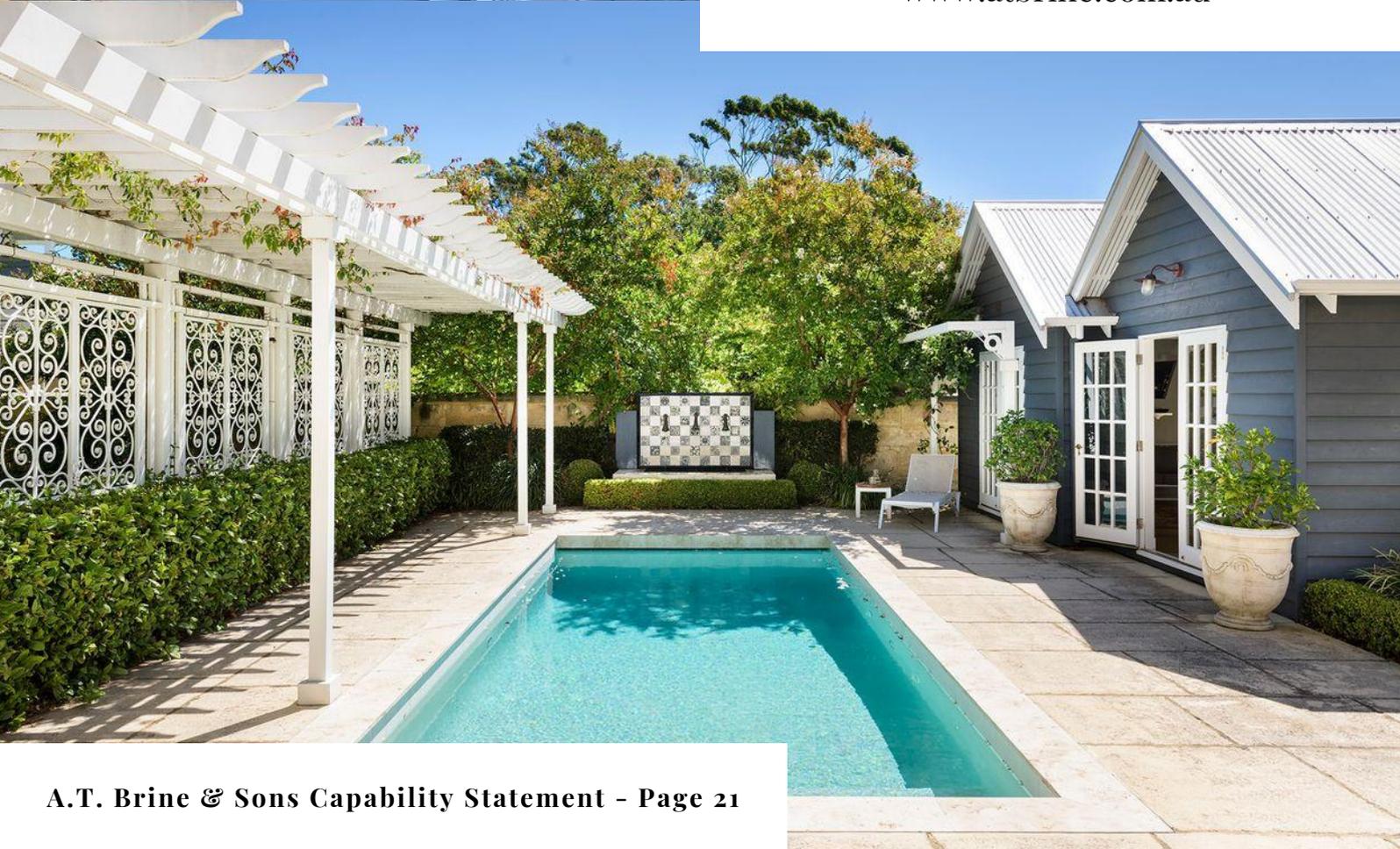
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**Flexibility,
Quality &
Craftsmanship.**

**Anything,
Anywhere,
Anytime.**