



National Capability Statement



We are Australia's largest owned and operated, vertically integrated, offsite manufacturer and modular building solutions company. A wholly-owned subsidiary of Fleetwood Limited, we have been listed on the Australian Stock Exchange since 1987.

We provide end to end service delivery of modular solutions. Our service offerings include design, offsite manufacture, civil site works, transportation and logistics, installation, relocation, refurbishment, decommissioning, maintenance, operations and storage.

Our expertise has been developed over more than 55 years and we have become the market leader, known for innovation, quality, reliability and a focus on developing solutions in the modular construction industry. We work collaboratively with private and public sector clients to develop customised building solutions, designed by in-house teams.

With more manufacturing facilities and capacity all over Australia, we provide greater certainty and faster, smarter and greener solutions for our clients.

We lead the way in creating innovative spaces for people to thrive, proudly delivering safe and healthy built environments for people and planet.

FLEETWOOD
AUSTRALIA

Our solutions focused people

Our highly experienced team collectively brings technical knowledge and extensive capability to the table. We have spent years fine tuning our design and manufacturing processes, and are committed to leveraging leading in-house design, industry 4.0 digital technologies, products and practices to maximise value and benefit our clients.

We pride ourselves on sharing every customer's vision. Our ability to think intelligently about the right solution for each project and deliver with a no fuss, practical hands on attitude is our point of difference. It is the Fleetwood 'solutions focus' that sets us apart.

Fleetwood is proud to partner with 30 leading players in the sector and the government in forming the Building 4.0 Collaborative Research Centre; an industry-led initiative that develops an internationally competitive, dynamic and thriving Australian advanced manufacturing sector, delivering better buildings at lower cost and the human capacity to lead the future industry.





Partners in delivery

Trusted by Australia's most recognisable, top tier organisations and government agencies, we work in partnership with teams of multidisciplinary experts to deliver a broad range of projects.

Our in-house building solutions span a vast range of industry sectors that include:

- Education
- Sport and Recreation
- Government
- Commercial
- Defence
- Custodial
- Tourism
- Build Own Operate
- Health and Aged Care
- Mining and Resources
- Multi Residential

Safety first

Nothing is more important than the health and safety of our people, our contractors and the wider community.

Our mantra is
Make it personal.
Make it safe.
Make it home.

Safety culture starts with our leadership team, who regularly attend site safety meetings, conduct audits and behavioural observations and provide clear direction and resources to ensure safety flows through all levels of our business.

We are committed to achieving zero injuries and are uncompromising in our pursuit of outstanding safety standards in our design, on our factory floor and at site during installation and commissioning.

Our systems and processes back up our commitment to our safety first culture. Ethical conduct, consultation and teamwork ensure we share a consistent and proactive approach with clients and stakeholders when implementing workplace safety policies and plans to deliver enhanced safety performance.



Our values

Our values underpin how we work to deliver our strategy and achieve our vision.

We encourage every employee to work towards our strategy in ways that align with our values. Our end goal is a great work environment that our people want to be a part of everyday.



Zero Harm

Collaboration

Integrity

Accountability

Growth
through
innovation





Building a sustainable company

Quality is intrinsic to our business and is present in everything that we do. Delivering at the highest standard is how we have built our long-lasting business and its how we will continue to deliver high quality, award-winning projects.

Our reputation for quality is a result of decades of continuous improvement. Our stringent quality management system is regularly reviewed and independently certified, providing assurance to our clients that their requirements and expectations will be met.

We offer more sustainable building solutions.

Our offsite construction methodology and use of production enhancing technologies provides significant carbon reduction and resource efficiencies when compared with traditional onsite construction builds.

We continuously investigate and implement opportunities to enhance our sustainable business practices, minimise waste and reduce the impact to the environment wherever possible by.

- Using recycled content reducing our carbon footprint
- Sourcing and procuring locally where possible
- Employing clean production strategies
- Implementing disposal, waste tracking and packaging recycling targets
- Embedding energy and water-use efficient practices

Award winning innovation and design

Our success is based on the quality of our people, the relationships with our clients and partners, and the communities where we operate. In everything we do, we endeavour to deliver the best solutions for our customers.

Over decades we have won numerous industry awards for outstanding design and delivery of building solutions. We are proud to have been recognised with the following global and local awards for excellence.

International Awards

2023 **Modular Building Institute (MBI) Winner**
Best Permanent Modular Education over 10,000 square feet
(Mackenzie State Special School)

Best Permanent Special Application over 10,000 square feet
(Sydney International Speedway)

Honourable Mention – Permanent Modular Assembly
(Albert Park Pavilion)

Honourable Mention – Permanent Correctional
(Corrections Victoria Prison Infill Expansion)

2022 **Modular Building Institute (MBI) Winner**
Best of Show Green Building
(Legacy Living Lab L3)

Best Permanent Education over 10,000 square feet
(Barramurra Public School)

Best Permanent Modular Correctional
(NSW Justice Infrastructure Prison Infill)

Best Permanent Modular Assembly
(Spencer Pavilion)

Best Relocatable Modular Assembly
(Westrac End of Trip Facilities and Changeroom)

2021 **Modular Building Institute (MBI) Winner**
Best Relocatable Office over 10,000 square feet
(Paramatta Eels Head Office)

2020 **Modular Building Institute (MBI) Winner**
Best Permanent Modular Education Facility over 10,000 square feet
(Frankston Heights Primary School)

Best Permanent Modular Education Facility under 10,000 square feet
(Moe South Street Primary School)

Best Permanent Modular Education Facility under 10,000 square feet
(Fairfield Primary School)

Best Relocatable Modular Education Facility over 10,000 square feet
(Carey Baptist Grammar M-Link Building)

2018 **Modular Building Institute (MBI) Winner**
Best Permanent Education Facility under 10,000 square feet
(Yallourn Primary School)

National Awards

2019 **Victorian School Building Authority (VSBA) Victorian School Design Awards Winner**
Best Primary School Project
(Fairfield Primary School)





What our clients say

“I think Fleetwood do a lot to support Aboriginal people and communities. That is definitely a plus, both from a social perspective, but it also helps with the tender process and demonstrating local support.”

“Quality offered, good service provided, and flexibility of design & implementation. Any problems that came up with a solution, nothing was too hard, they were willing to change dimensions to suit application.”

“Design is a big part of it. Fleetwood have invested heavily in their design team. Other providers may have a design team, but they haven’t been elevated the way Fleetwood’s has.”

Source: Independent Market Research




Mackenzie
STATE SPECIAL SCHOOL

Education

At Fleetwood Australia, we believe that a well-designed and environmentally responsive learning space enables students, teachers and school communities to thrive.

With decades of education experience, we design and manufacture more modular buildings for this industry than anyone else in Australia.

We constantly evolve our range of learning spaces, in close consultation with our clients, to meet the requirements of ever-changing curriculums, student populations, location and climate impacts.

From standard modular classrooms to double and triple storey permanent modular buildings, Fleetwood is on hand every step of the way to provide fast and effective turnkey solutions for:

- Public / Private Schools
- Early learning centres
- Kindergartens
- Child care centres / Family Centres
- University / Technical and Further Education (TAFE) / Registered Training Organisation (RTO) campuses



Government

With decades of experience partnering with Federal, State and Local Governments, we offer a proven record of delivering large and small projects to successfully meet department budgets and timeframes.

By supporting all levels of government with faster, affordable high quality and reliable modular solutions, we continue to support communities to thrive throughout Australia.

Focused on cost effectiveness, timeliness and quality, our offsite manufacturing and construction method provides key advantages for project managers and communities alike, ensuring greater certainty of project delivery on time and budget.

Our extensive array of key projects delivered in urban, regional and remote communities include:

- affordable housing developments and social housing
- police stations
- training facilities
- office and administration buildings
- prisons and custodial facilities
- accommodation villages
- state-of-the-art sport and recreational facilities
- defence and consular projects
- laboratories
- hospitals and health care facilities
- community centres; and
- education and specialised learning environments.



Sport and Recreation

We are a market leader in delivering multi-storey pavilions and modular sport and recreation solutions for local governments, sporting clubs and community organisations across Australia.

Whether you require an entirely new facility or want to refresh an older, outdated one, Fleetwood can provide architecturally designed, state-of-the-art facilities that are constructed off-site, minimising risk and disruption to sporting clubs, player schedules and the local community.

Our global award-winning pavilions combine all your needs in one structure to maximise convenience.

Our single and multi-storey sporting complexes incorporate a wide range of amenities including:

- gymnasiums
- doctor and physiotherapy rooms
- ice rooms
- player lounges
- administration and reception areas
- offices and meeting rooms
- lockers and change rooms
- recreational spaces
- kitchen and bars
- meeting rooms
- theatre rooms
- media centres



Commercial

Our depth and diversity of experience means we have delivered almost every type and configuration of commercial building from multi-story hotels to administration wings, sporting complexes to hospitality precincts, as well as agricultural, industrial use sites and healthcare facilities.

We create custom designs to fit, and maximise value from virtually any building site location, and work collaboratively with our clients, developers and specialist architects to deliver outstanding results.

Our extensive portfolio in the commercial sector includes:

- Corporate and sales offices
- Hospitality and tourism premises
- Warehouse and industrial facilities
- Agriculture and farming
- Recreation, sports and training facilities



Defence

Fleetwood Australia is proud to work with the Federal Government and Department of Defence to deliver custom prefabricated modular buildings.

With over 30 years modular construction experience, Fleetwood Australia is the national market leader and has partnered the Federal Government on many high-specification, high-security projects.

Fleetwood Australia is proud to partner the Department of Defence in ensuring all projects meet the highest design quality, construction, technological and security standards.



Custodial

Our high security building solutions are market leading, incorporating stringent design requirements for justice and correctional facilities.

Our modular solutions are manufactured to meet and exceed Australian correctional and justice standards. Purpose designed, tested and built, they deliver fast, consistent, low maintenance, high-quality, antiligature, sanitary and durable modular solutions for all correctional facility security levels and requirements.

A strong understanding of correctional centre and high security building requirements, has been key to our success in delivering:

- Maximum security prison cells
- Police stations
- Holding cells
- Gatehouses
- Clinics
- Visits buildings
- Programs buildings
- Officers posts
- Reception building
- Observation cells
- Australian Embassy buildings
- Immigration centres



Tourism

Our modular range of quality accommodation solutions are revolutionising the hospitality and tourism industry by minimising construction time on site, resulting in reduced disruption to guests, owner revenue and impacts for the broader community.

Ideal for remote and regional areas, our modular building solutions arrive onsite complete with cabinetry, tiling, fixtures and fittings and are designed to withstand the harshest weather conditions.

Our construction process ensures minimised noise, guest amenity impacts and any operational disruption on your site.

Our extensive experience delivering accommodation and tourism solution includes:

- multi-storey hotels
- accommodation chalets
- park homes
- offices and reception buildings
- hospitality precincts
- visitors centres
- tourist parks.



Build, Own, Operate

We help communities to grow, offering accommodation solutions for urban, regional and remote areas throughout Australia.

Serving business and government customers, we build, own and operate mining camps, affordable housing, lifestyle villages and defence housing.

We operate two accommodation villages, Osprey and Searipple:

- searipple.com.au
- ospreyvillage.com.au

Searipple Village

Searipple Village is one of the largest accommodation villages in Western Australia, offering over 1,300 rooms across 15 hectares. Constructed, owned and operated by Fleetwood, Searipple was purpose-built to meet the needs of the Karratha region in Western Australia.

Osprey Village

Osprey Village provides affordable housing for the South Hedland region, offering 293 high quality dwellings. Osprey Village was a joint initiative between the Government of Western Australia Housing Authority, Royalties for Regions and Fleetwood and is now owned by the Housing Authority and operated by Fleetwood.



Health and Aged Care

We provide a range of prefabricated building solutions for service providers, patients, and clients in the health care sector.

Our industry-leading expertise is leveraged to custom design comfortable care environments that support health, safety, and wellness, while meeting the highest technical and quality specifications.

Fleetwood understands the unique needs of the healthcare industry and works closely with clients to deliver modular healthcare infrastructure solutions including:

- Health care accommodation
- Hospital/MRI system rooms
- Regional processing centres
- Regional operating theatres
- Mental health facilities
- General health facilities
- Alcohol and drug centres
- Regional health care centres



Mining and Resources

We understand the specific needs and strict site requirements of the mining industry, with the ability to design, build, install and refurbish off site modular constructed mine site structures; from small mobile site buildings to comprehensive service worker villages and mining accommodation villages.

Fleetwood partners with some of the world's largest mining companies in remote and regional areas. With our extensive experience, we work closely with our clients to deliver infrastructure solutions unique to the mining and resources industry including:

- Mining camp accommodation buildings
- Mining dongas and site offices

- Dry mess facilities
- Wet mess areas
- Training centres
- First Aid and emergency response buildings
- Administration facilities
- Non process infrastructure facilities
- Laundries
- Gymnasiums
- Clean/dirty ablutions
- Recreation rooms
- Full-service kitchens
- TV and communication facilities
- Mining amenities and crib rooms
- Portable mining offices
- Shower and change rooms
- Airport facilities

A modern multi-residential building with a balcony and a large tree in the background. The building features a dark grey roof, white vertical slat railings, and a balcony with a glass door. A large, mature tree with dense green foliage is visible behind the building. The sky is clear and blue.

Multi Residential

Operating throughout Australia, Fleetwood has decades of experience delivering commercial multi-residential housing facilities for government, institutional and corporate developers.

Fleetwood's national footprint can swiftly deliver high quality housing or add homes to an existing development, providing faster, smarter, greener modular housing solutions. Our homes are constructed and delivered up to 50% quicker than traditional building methods.

From community housing, land lease developments, lifestyle villages and affordable housing communities, we have over 55+ years' experience delivering modular solutions throughout metropolitan, regional and remote Australia.

Our housing solutions offer:

- Affordable, high quality and secure homes
- Highly customised built to fit your needs
- Exclusive range of modern, in-house designs
- Environmentally friendly, green construction methods
- Fast results with minimal community disruption

Project Matrix: Relevant Project Experience

X: Confidential

Sector	Client	Project Name	Region	Value	Building & Site Design	Site Works			
						Demolition & Asbestos Works	Building Installation	On Site Construction	Stairs, Ramps, Walkways, Decking
Education	Hansen Yuncken	Barramunda Public School	NSW	\$36.4m	●		●		●
	The Roman Catholic Trusts Corporation for the Diocese of Melbourne	Our Lady's Catholic School	VIC	\$4.3m	●		●	●	●
	Department of Education SA	Kapunda High School	SA	\$1.7m	●		●		●
	Department of Education QLD	Fernbrooke State School	QLD	\$5.4m	●	●	●	●	●
	Swan Christian Education	Northshore Christian Grammar	WA	\$8.5m	●		●		●
Sport & Recreation	Jimmy's Foundation	Jimmy's Pavilion	VIC	\$2.7m	●		●	●	●
	Parks Victoria	Albert Park	VIC	\$3.3m	●		●	●	●
	Maroondah City Council	Springfield Pavilion	VIC	\$2.7m	●		●	●	●
	Sydney Metro & Abergeldie Complex Infrastructure	Sydney International Speedway	NSW	\$9.4m	●		●	●	●
	Western Sydney Wanderers	Western Sydney Wanderers Centre of Excellence	NSW	\$3.6m	●		●		●
Government	CC Pines & Department of Foreign Affairs and Trade	Australian Embassy Morocco	Morocco	\$3.5m	●		●		
	The Commonwealth Department of Finance	Centre for National Resilience	QLD, VIC, WA	X	●		●	●	●
	Maroondah City Council	Maroondah City Council Administration Building	VIC	\$2.75m	●		●		●
	Watpac	Western Sydney Airport Site Office	NSW	\$2.8m	●		●		
Health	Shape Australia	Canberra Hospital Building 28	ACT	\$1.2m	●		●		
	Queensland Health	Ipswich Fever Clinic	QLD	\$640k	●		●		●
Aged Care	Doutta Galla Aged Services	Doutta Galla Aged Services Unit	VIC	\$4.75m	●		●	●	●
Mining & Resources	Laing O'Rourke	Combabula Village	QLD	\$28m	●		●	●	●
	Explaurum Operations	Narambeen Village	WA	\$15m	●		●	●	●
	Rio Tinto	Guddai Dari Accommodation Village	WA	\$18.5m	●		●	●	●
	Tronox	Atlas-Campaspe Village	NSW	\$15m	●		●	●	●

Sector	Client	Project Name	Region	Value	Building & Site Design	Site Works			
						Demolition & Asbestos Works	Building Installation	On Site Construction	Stairs, Ramps, Walkways, Decking
Commercial	Lendlease & Coates	Lendlease Offices One Sydney Harbour	NSW	\$2.7m	●		●	●	
	WesTrac	WesTrac End of Trip Facilities	WA	\$1.3m	●		●		
	The Dogs' Refuge Home	Shenton Park Dogs' Refuge Home	WA	\$861k	●		●		●
	Hungry Jack's	Hungry Jack's Restaurants	NSW, VIC, QLD, WA		●		●	●	●
	West Connex	West Connex M4-M5 Link	NSW	\$5.8m	●		●		●
Defence	Puch Constructions	HMAS Holsworthy	NSW	\$471k	●		●		
	Puch Constructions	HMAS Penguin	NSW	\$1.9m	●		●		
	Ventia	Irwin Barracks	WA	\$3.3m	●		●		
	Duratec	Lancelin Defence Training Facility	WA	\$625k	●		●		
	Ventia	Pilbara Defence Accommodation	WA	\$8.5m	●		●		●
Custodial	QBuild & Queensland Corrective Services	High Risk Offender Management Unit (HROMU)	QLD	\$6.1m	●	●	●	●	●
	Department of Justice NSW	Justice Infrastructure Prison Infill	NSW	\$61.3m	●		●		
	Department of Justice VIC	Corrections Victoria Prison Infill Expansion	VIC	\$38.3m	●		●		
	Canstruct	Nauru Regional Processing Centre	X	X	●		●		
Build, Own, Operate	Fleetwood Australia	Searipple Village	WA	\$130m	●		●	●	●
	WA Housing Authority	Osprey Village	WA	\$87m	●		●	●	●
Tourism	Quality Hotel	Quality Hotel: Rules Club Wagga	NSW	\$6m	●		●	●	
	RACV	RACV Cobram	QLD	\$829k	●		●	●	●
Housing Developments	Gateway Lifestyle Group	Gateway Lifestyle Villages	NSW, VIC, QLD	\$40m	●		●	●	●
	Department of Communities WA	Manjimup Senior Housing	WA	\$2.4m	●		●	●	●
	Gumala Aboriginal Corporation	Gumala Housing Project	WA	\$550k+	●		●	●	●
	National Lifestyle Villages	National Lifestyle Villages	QLD, WA	\$5m+	●		●	●	●



Use your phone or tablet to find out more about Fleetwood's extensive range of solutions.

Our locations

VIC 99 Studley Court
Derrimut VIC 3026

9-11 Wood Street
Bendigo VIC 3552

15-35 Fairview Road
Kangaroo Flat VIC 3555

vic@fleetwood.com.au
(03) 8600 1800

WA 1202 Abernethy Road
Perth Airport WA 6105

wa@fleetwood.com.au
(08) 9281 7500

NSW Office 1, 2 Percival Road
Smithfield NSW 2164

nsw@fleetwood.com.au
(02) 8718 2500

QLD 41-55 Platinum Street
Crestmead QLD 4132

qld@fleetwood.com.au
(07) 3489 5000

SA 1253 Main North Road
Para Hills West SA 5096

sa@fleetwood.com.au
(08) 7077 7700