

Building management and cleaning, one accountable party.

JK Facilities Management provides building management and cleaning for owners corporations. Founded in 2023 and led by director Karan Sood: extensive experience working with committees and contractors, and a standard of exceeding what your committee expects.

01	BUILDING MANAGEMENT - Maintenance oversight and preventive scheduling - Contractor coordination: source, brief, supervise, quality check - Compliance management including essential safety measures	- 24/7 emergency response - A written report to every committee meeting - Day to day operations, inspections and resident communications
02	CLEANING - Trained, site dedicated teams, not roving crews - Documented per shift checklists, signed off task by task - Quality audits with corrective actions tracked to completion	- Lobbies, corridors, car parks, bin rooms, glass and amenities - Scheduled deep cleans alongside regular rotations - Defects spotted during cleaning are logged and escalated
03	EVIDENCE, NOT ASSURANCES Every contractor signs in digitally. Every open item lives on a written register your committee sees. Cleaning runs to documented per shift checklists with quality audits. Our proprietary SiteCheck platform records contractor sign ins live, with dashboards your committee can check at any time.	
04	PROOF AT SCALE JKFM holds both the building management and cleaning contracts at 42-48 Claremont Street, South Yarra: a 24 level residential tower with 111 apartments, coordinating more than 25 specialist contractors across fire services, lifts, car stacking systems, electrical, plumbing, waste and access control. More than 5,000 cleaning hours delivered since October 2023 by a trained, site dedicated team. The committee receives a written report at every meeting.	
05	TERMS THAT RESPECT THE COMMITTEE Every JKFM building management agreement starts with a six month trial period. Judge the work before the term means anything. JKFM does not take security interests over owners corporation assets or funds. Some service contracts in the market include PPSR registration rights, break fees and penalty interest. Committees should check theirs.	

**See the systems live, then decide.
Book a walkthrough.**

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