

The Future is Now



3i

INTEGRITY | INNOVATION | INFORMATION

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WHY 3i?

3i: INTEGRITY | INNOVATION | INFORMATION

WHY 3i?

3i is committed to delivering total client satisfaction on all projects. Since 2001, 3i has been working to exceed clients' expectations and takes pride in transforming client visions into award-winning projects. Combining the right mix of talented, well-versed industry experts, superior client and supplier relationships, and proven processes, 3i stays on target with win-win project finishes.



"What you can expect from 3i is a streamlined honest process, built upon open communication and thorough market industry knowledge that dramatically simplifies the construction process. They are a partner to be relied upon from the start of a project, in the concept/budget development phase, through punch out and on through the life of the building. Their commitment to quality and understanding of the importance of a cohesive design makes them a great partner in arriving at solutions to budget constraints helping to meet the financial, functional and aesthetic goals of a project."

Eddie Davis - Vice President | Southwestern Assemblies of God University

THE MEANING OF OUR NAME...

INTEGRITY - The 3i team works on each project with the utmost integrity and transparency to create a "one-team" approach to every job. 3i is ready to demonstrate its ability to provide a quality and timely delivery, emphasizing efficiency throughout each project.

INNOVATION - The 3i team creates value on projects by ensuring that innovation is an integral part of planning. 3i uses the latest technology with proven business models and practices to deliver quality projects that stand the test of time.

INFORMATION - The 3i team will maintain a positive flow of information so that all points and phases of the project are well communicated. The 3i team understands that the success of each project rests on constant communication and the timing of each critical path.



CONSTRUCTION/PROGRAM MANAGEMENT

3i understands the basic principles of construction and program management. Our firm offers this service and applies effective management techniques to the planning, design, and construction of a project from inception to completion to control time, cost, and quality.



3i manages risks and controls costs at every stage of the project, from pre-construction planning and complete construction oversight to post-construction services. We are currently offering program management services to Dallas Independent School District and Dallas County Community College District and have performed services for DFW International Airport.

As professionals, we have a vested interest in each client. We take time to understand your unique needs and challenges and utilize our wide-ranging experiences within multiple industries to develop a tailored construction management plan. The opportunity to be engaged during the design phase and collaborate with the team at such an early stage is a significant advantage. Our pre-construction services ensure every aspect of your project is thoughtfully planned out, including anticipating unexpected issues that would otherwise hold up a job. Your project will meet all your objectives while adhering to your time and budget requirements.

We'll implement the latest cutting-edge methods to actively manage the project at this critical stage, controlling costs and schedules, ensuring well-coordinated design documents are produced, and maximizing value for your construction investment. Our professional staff will also work with you to retain high-quality contractors within your budget constraints to ensure that every detail of your project is given proper attention.

3i levels the playing field between all the interested parties ensuring that everyone is informed and understands their role, expectations, and schedule for completing the project on time.



Integrity

GENERAL CONTRACTING

3i has years of experience working with owners on some of the most complex projects throughout the State of Texas.

The firm's sector focus on Higher Education, K-12, Municipalities, Retail, Restaurants, Financial and Religious Markets.

Since its inception, 3i has contracted more than 10 million square feet of general construction projects and has completed the building or renovation of more than 30 schools in the State of Texas.

3i enjoys accolades such as being the first African American-Owned general contractor to build a ground-up school for Dallas ISD. In addition, 3i teamed with Manhattan Construction Company to build the new AT&T Dallas Cowboy Stadium.



3i understands the value of relationships and partnerships. 3i serves on joint venture teams with some of the largest construction firms in the nation. 3i is part of the MJB3 team for the 7-year, \$2 billion airport improvement program (TRIP) at the Dallas-Fort Worth International Airport.

In addition, 3i is a member of the B3CI Joint Venture in Houston, Texas. Comprised of Balfour Beatty and CBIC, this team is geared towards building education facilities in North Texas.



Innovation

SELF-PERFORMING CAPABILITIES



QUALITY, EXPERIENCE AND SERVICE

That's Building ... "The 3i Way"

3i has the in-house capability to self-perform site work, concrete, rough and finish carpentry, electrical, and roofing.

- Our ability to employ highly skilled laborers enables us to provide greater quality control.
- By utilizing our laborers, we can deliver additional cost savings to our customers and help control the project schedule.
- 3i's concrete division has performed work for public and private owners throughout the State of Texas.
- Our in-house rough and finish carpentry labor crews allow us to stay within budget and maintain a firm project delivery date.
- The development of our electrical and roofing divisions will continue to provide our clients a quality project at a more energy-efficient delivery and price.



By Self-Performing many of the areas of the construction process, our team's primary goal is to satisfy the needs and exceed the expectations of our clients.



Information

SPECIAL PROJECTS



3i offers a broad range of management services to support large programs or project-specific assignments in the education, transportation, civil infrastructure, or building market sectors. Our services span all phases of project development and delivery – planning, site selection, design, procurement, construction, operations, and maintenance.

Our professionals engage either as independent consultants or staff augmentation resources to the client to offer services that shape a program or project's vision, plan, function, budget, schedule, and quality.



Our professional skills in program management are complemented by many years of hands-on management practice on behalf of owners or contractors in facility or construction operations. This broad industry background enables our firm to provide management services and solutions that yield projects of high quality, which are functional and durable, and completed on time within the client's budget.

STRATEGIC PARTNERS

3i has built its foundation on having an outstanding reputation, solid relationships, and its peers' mutual respect throughout the construction industry. From time to time, a unique project arises which requires the talents and expertise of two or more companies that can come together to complement each other for the best interest of the client and the project.

The experience of partnering with large firms on complex projects allows 3i to understand the value of bringing the right team of construction experts to enhance the overall delivery on each and every project.



3i is proud to acknowledge the following relationships for bringing a value-added approach to our past projects.

- Manhattan Construction
- Balfour Beatty
- Robbins & Morton
- J.E Dunn Construction
- Satterfield & Pontikes
- Turner Construction
- Yates Construction
- Jacobs Engineering



QUALITY CONTROL

Quality is one of 3i's staple values. We give our undivided attention to each project to ensure it is built with the most advanced and suitable materials and the highest standards. We understand that what we construct builds our name—so we build with pride. We have the most qualified and dedicated staff on hand to make sure that each project follows the job specifications and is built to suit the client.



**OUR
CULTURE...?**

**ZERO
COMPROMISE
TOWARDS
SAFETY**



SAFETY

At 3i, we believe that achieving excellence in safety performance is a required first step along the way to overall operational excellence. 3i works tirelessly to develop and maintain a safe work environment, placing the highest priority on ensuring a safe, healthy, and environmentally friendly workplace.

On each project, 3i's highly proactive accident prevention program includes worksite assessments, mandatory occupational safety and health training, written procedures to ensure safe performance of all job tasks, weekly toolbox meetings, and regular job site audits.



SATISFIED CLIENTS



DALLAS/FORT WORTH
INTERNATIONAL AIRPORT



Our partners trust that we understand the importance
of delivering a project on time and within budget,
with safety as our number one priority...



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