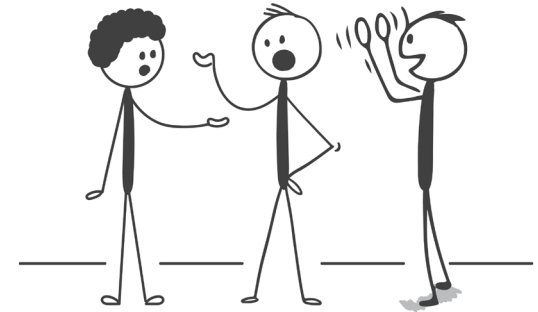




**WE ARE BOX3**

**BUILDING  
SUSTAINABLE  
RELATIONSHIPS**

# “ BUILDING SUSTAINABLE RELATIONSHIPS



YES, WE DO IT BEST!



We're BOX3 Projects, a client-focused fit-out company tailored specifically to smaller commercial projects. We specialise in transforming your workspace into a dynamic and functional environment that reflects your unique brand, identity and maximises productivity.

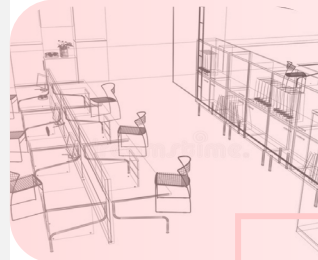
At Box3 we pride ourselves on our attention to detail and commitment to quality, communication & innovation. Our team of skilled contractors and designers will seamlessly coordinate and execute the fit-out process, ensuring a smooth experience from concept to completion.

What sets us apart is our unwavering commitment to our clients. We believe in fostering strong sustainable relationships and working closely with you throughout every stage of the project. Our collaborative approach ensures that we fully understand your objectives, allowing us to deliver tailored solutions that align with your business goals.

Your project is **our priority**, and we're committed to excellence from start to finish.

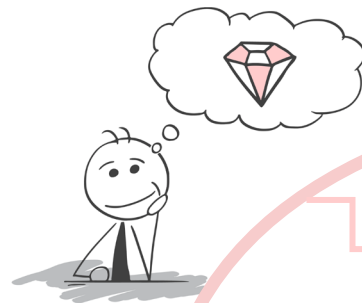
# WHAT WE DO

Our creative teams bring your brand to life in a workspace that boosts company culture and performance. We listen to your needs, provide technical support, and ensure your new office aligns with your objectives. With our all-inclusive package, you can focus on your business while we handle the project.



## 1. DESIGN & BUILD

- **Meet:** We start with a discussion to understand your vision, ensuring clarity among all parties.
- **Design:** We create a simple model to illustrate the plan, facilitating communication with our supply chain.
- **Estimate:** A clear and accurate cost and timeline forecast is provided; a contract is signed to initiate the project.
- **Construction:** Expert Project Managers oversee construction, maintaining quality control and adherence to timelines.
- **Close Out:** Post-construction, we implement a soft-landing approach, ensuring all documentation and warranties are provided. Our commitment extends beyond completion to ensure client satisfaction with our ethos of 'Substantiable Relationships.'



## 5. HYBRID

Clients often approach us with the desire to transform traditional office layouts into modern, open spaces. This may involve consolidating smaller rooms for a more flexible hot desking environment or incorporating impressive features like conference spaces or immersion rooms. Hybrid projects, as the name suggests, defy categorization, arising when you want to enhance your current space with brighter, better, and bolder plans for the future.

## 2. CAT A

A Cat A fit out represents the foundational finish of an interior space, essentially a 'blank canvas' completed to industrial standards. At BOX3, we recognize the urgency in occupying such spaces swiftly during a Cat A fit out. Partnering with Tier 1 Subcontractors with the expertise and resources enables us to deliver quality spaces within demanding timeframes, meeting the needs of tenants efficiently.

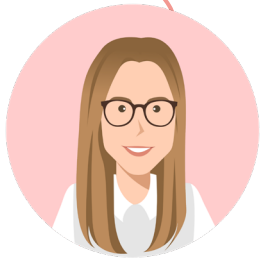
## 3. CAT B

After the 'white box' stage of a Cat A fit out, the Cat B fit out takes over. It involves integrating all design elements to transform the interior into a functional workplace with features like planting, flooring, and furniture. Reach out to the BOX3 team at this stage to initiate space planning for your Cat B fit out.

## 4. DILAPIDATIONS

In essence, dilapidations are the 'exit costs' for a tenant at the lease conclusion, often involving restoring the property to its original or pre-let state. BOX3 offers efficient, cost-effective dilapidations and repairs solutions tailored to companies of all sizes and budgets. Quality is never compromised, as our focus is on returning the leased space to the desired condition swiftly and effectively.

# BOX3 TEAM



Jane English  
Accounts Director

Irena Ivovic  
Architectural Design



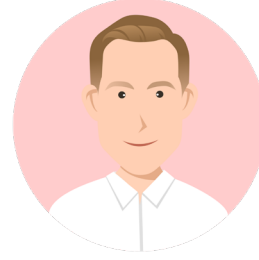
James Williams  
Commercial Manager

Harrison Haynes  
Services Manager



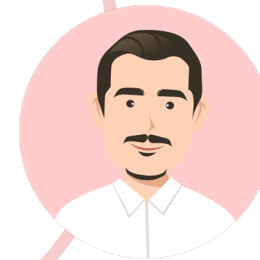
Alex Camassa  
Project Manager

Mick Lowry  
Estimating Manager



Steve Sidwell  
Business Development  
Director

Steven Chandler  
Financial Controller



Guile Romani  
Site Manager

Peter Watkins  
Project Manager



Bobby English  
Operations Director

Michael Lorden  
Health & Safety Director

# TEAM EXPERIENCE

PIMCO

£230k

EVOLVE  
part of MCore

£75k

Fidelity  
INVESTMENTS

£6.6m

Vanguard

£4.6m



£3.8m

SAATCHI  
GALLERY

£100k

J.P.Morgan

£440k

Simpson  
Thacher

£2.3m

GAM  
Investments

£370k



£4m



£1.2m

CLEAN  
BREAK

£150k

HUGO BOSS

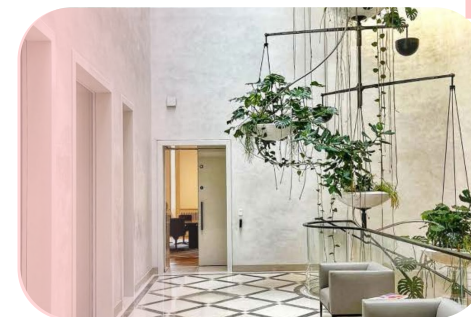
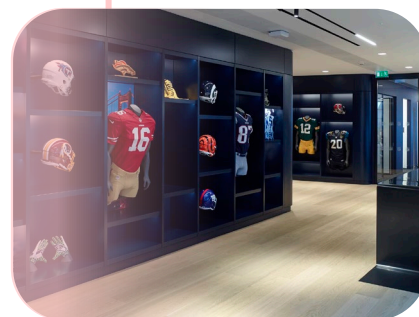
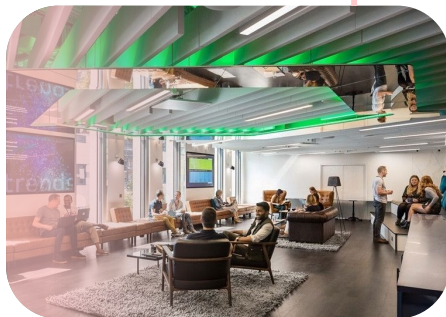
£250k



£100k



£55k







**WALLBROOK BUILDING,  
CANNON STREET**



**PANTON STREET,  
TRAFALGAR SQUARE**

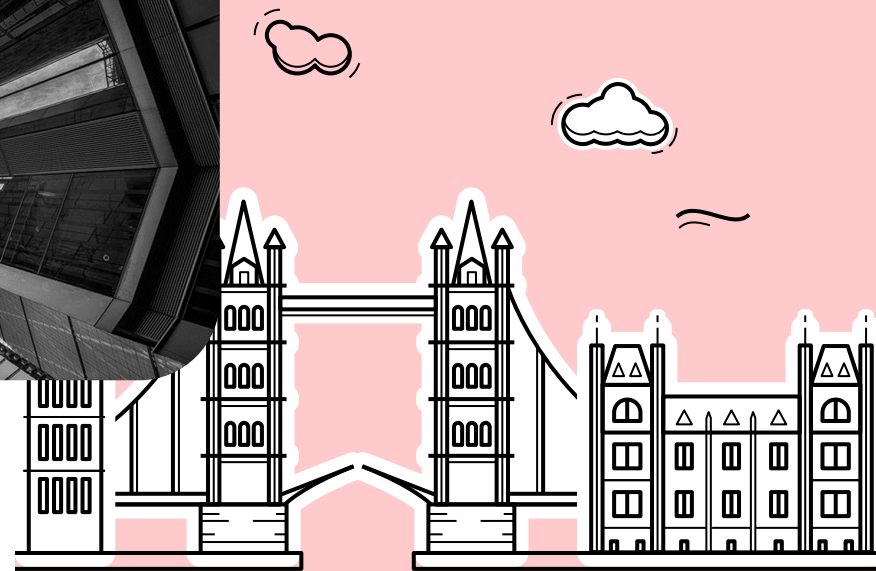


**NOMURA BUILDING,  
CANNON STREET**



**WILLIS TOWER,  
FENCHURCH STREET**

# LDN BUILDING EXPERIENCE





# BOBBY ENGLISH

*Operations Director and Founder*

With over 18 years in the Tier 1 sector, BOX3 excels in high-functioning teams, delivering prestigious projects in London. Our closely-knit team fosters a friendly, valued environment, ensuring a pleasant collaboration. Despite our camaraderie, we uphold the highest standards of professionalism, quality, and client satisfaction. Transparent communication enables us to consistently deliver exceptional work. Count on our team's winning combination of expertise, experience, and creativity for successful project outcomes.



## CURRENT

Now Operations Director for BOX3 and excited for the future.

**MORGAN  
SINDALL  
GROUP**

## 4 YEARS

Promoted to the group division of Overbury tasked in overseeing Overbury plc & Morgan Lovells projects within the London & the UK regions



## 6 YEARS

Senior project manager delivering many projects including repeat client Mastercard & the new NFL head office based in the heart of Piccadilly.



**STRUCTURETONE**

## 8 YEARS

8 Years from a Site manager to Senior Project manager working with repeat clients. Including the Willis tower & Watson & Fidelity's head offices.



## EDUCATION

Construction and engineering working degree achieved from 2015 to 2017.



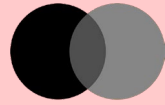
# CLIENT FEEDBACK



Bobby English managed the client well when they popped over to visit site. The health and safety was very good. Health and safety should be guaranteed and exercised; there were no issues on this project. Safety audits always came back with high scores. Site was clean and PPE was made available. It was a positive site because of Bobby and this flowed all the way to the sub-contractors. They had respect for Bobby which meant the suppliers were on board to get what needed to be done, done. It was a live building and the landlord was based on site. This could've made things difficult but there were no complaints made by the other tenants or landlord.

## Gensler

If ever there was an issue I would get a call from Bobby English with a solution in hand. Site was always clean and your set up was exceptional. We had our own PPE which was great; even the client commented on it. PPE was well policed on site and there was good, clear signage throughout.



mastercard.

Bobby English was really helpful with programmes and lead in times. He was very accommodating to the client who was US based. He was very honest and always came up with ideas and solutions. The team installed segregation to allow the phases of the project to work. Bobby English liaised closely with the building manager to ensure site was clean and tidy and there were no complaints.



BCG  
Digital  
Ventures

Bobby is very proactive and just gets on with things. He only raises issues when he needs to and even then he will have thought about a solution. He is a perfectionist but you could tell his team respected him. Everyone seemed to take pride in their work. There was a 'vibe' and sense of happiness that was very apparent on site.

GT GARDINER  
& THEOBALD

BOX<sup>3</sup>

Bobby does things properly and so the site is always spotless. It seems like a minor thing but it really grinds on me when a site is a mess. There's no excuse for that as far as I'm concerned and it makes me worry that other things aren't being given due care and attention. I don't get that uneasy feeling with Bobby; he's very proactive and really cares about the job he's delivering and how he's delivering it. If you came across any issues Bobby was very proactive about making me aware but at the same time he would have already considered how to address them. Usually he would have a couple of solutions in mind and would explain which one he favoured and why. Again, that attitude on site is great. I can't stand working with contractors that phone me with problems and questions without having given some thought as to how they can be resolved.



Bobby English was really helpful with programmes and lead in times. He was very accommodating to the client who was US based. He was very honest and always came up with ideas and solutions. The team installed segregation to allow the phases of the project to work. Bobby English liaised closely with the building manager to ensure site was clean and tidy and there were no complaints.

# OUR CORE VALUES



## 1 COMMUNICATION

Approach projects as a team, using open communication and transparency as the main ethos.



## 2 INNOVATION

Go above and beyond for our clients.



## 3 QUALITY

The finished product is the last taste in our clients' mouths so it needs to be the best install as possible.



# HOW DO WE GET THERE?



Build long lasting sustainable relationships



Understand and adapt to the client requirements



Honest and open approach at all times



Ensure the client feels like they matter



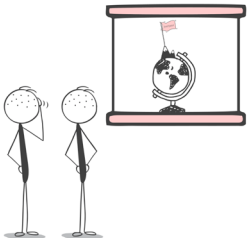
Always look at the most cost effective solution for our clients

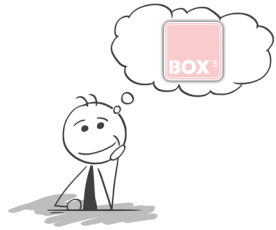


One team mentality

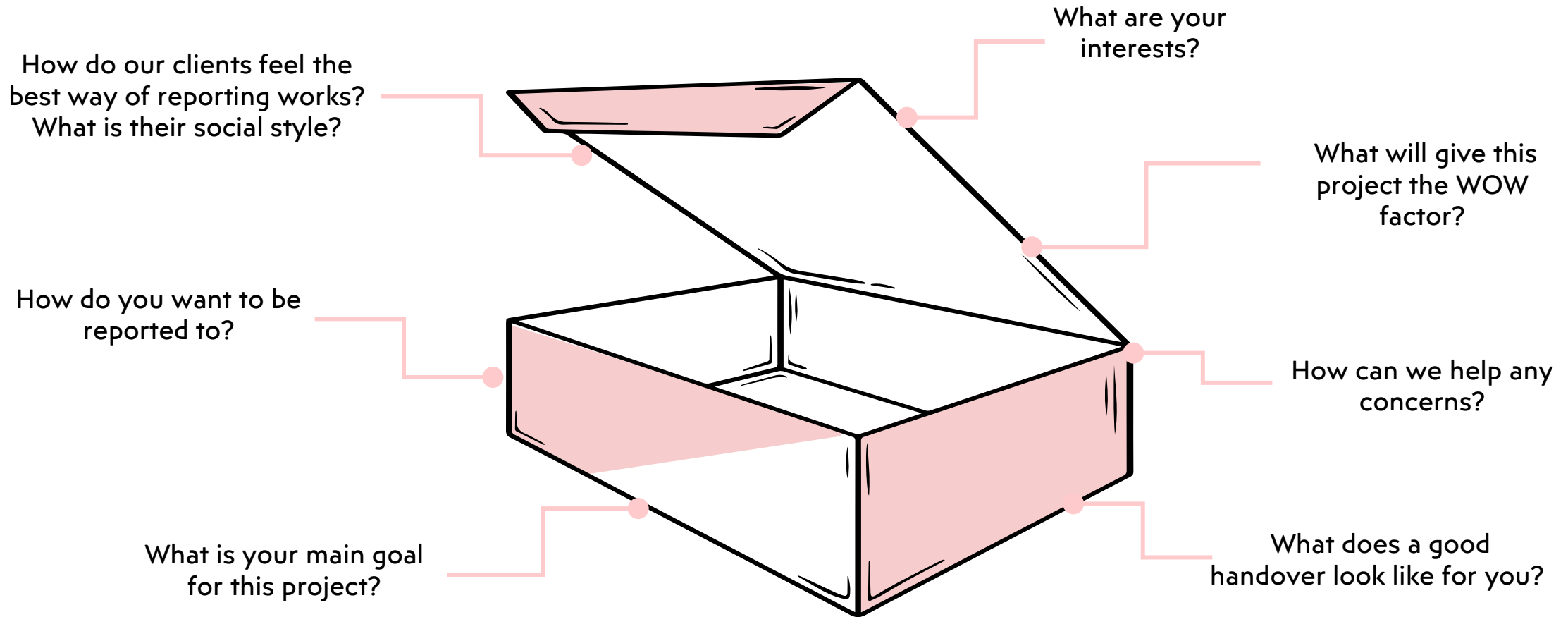


Always look at solutions which improves our service





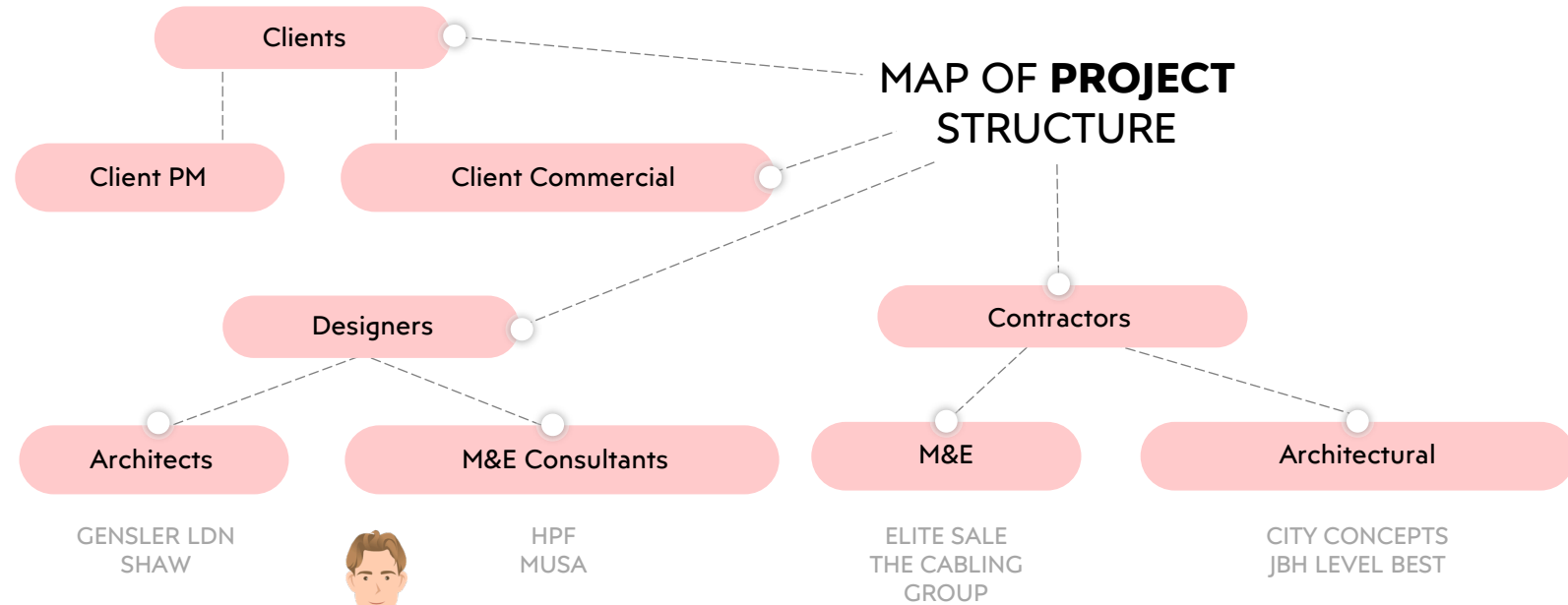
# THINK OUTSIDE OF THE BOX





# PROJECT STRUCTURE

There are many ways in which to deliver our clients projects. Let Box3 establish what suits your business the best, see example below.



Our team of experts will work closely and collaboratively, with complete transparency throughout your project. Allowing for quick decisions and actions from the start until project completion.

We are flexible with the contract types and are happy to adapt to our clients' needs where required, we want to have a non-contractual approach at all times.



# OUR PARTNERS

The BOX3 team have previously worked with our trusted partners over a 18 year period and all have a trusted successful track record of performance and financial standing. We at BOX3 wouldn't be able to deliver to the standard and timeframes if it wasn't for these teams so they have agreed to join us to continue to deliver great projects.

**HIGHLY  
MOTIVATED**

**PART OF  
OUR TEAM**

**THE BEST IN  
THE BUSINESS**

**PROVEN TRACK  
RECORD**

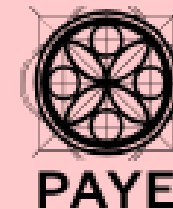


**THORPES**

**JBH**



**IRIV DESIGN**



**BOX<sup>3</sup>**

# HEALTH AND SAFETY TEAM STRUCTURE

BOX3's dynamic team, with backgrounds in construction and event management, delivers comprehensive health and safety support for every project. Committed to collaboration, we ensure legal obligations are met or exceeded, allowing us to focus on project delivery. Drawing from experience with Tier 1 Principal Contractors and SMEs, our team understands the day-to-day challenges faced by clients and communicates advice in a positive and trusted manner.

“

**WE AIM TO HAVE  
ZERO ACCIDENTS  
ON SITE**

BOX<sup>3</sup>

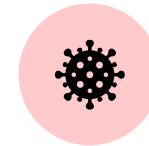
**MICHAEL  
LORDAN**  
*Head of Health, Safety  
and Wellbeing*



WEEKLY SITE  
INSPECTIONS



RAMS FOR ALL  
SITE ACTIVITIES



MANAGING RISK ON  
SITE AND IN LINE WITH  
COVID-19 GUIDELINES



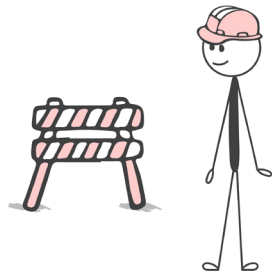
MEASURING AND  
REVIEWING COMPANY  
PERFORMANCE

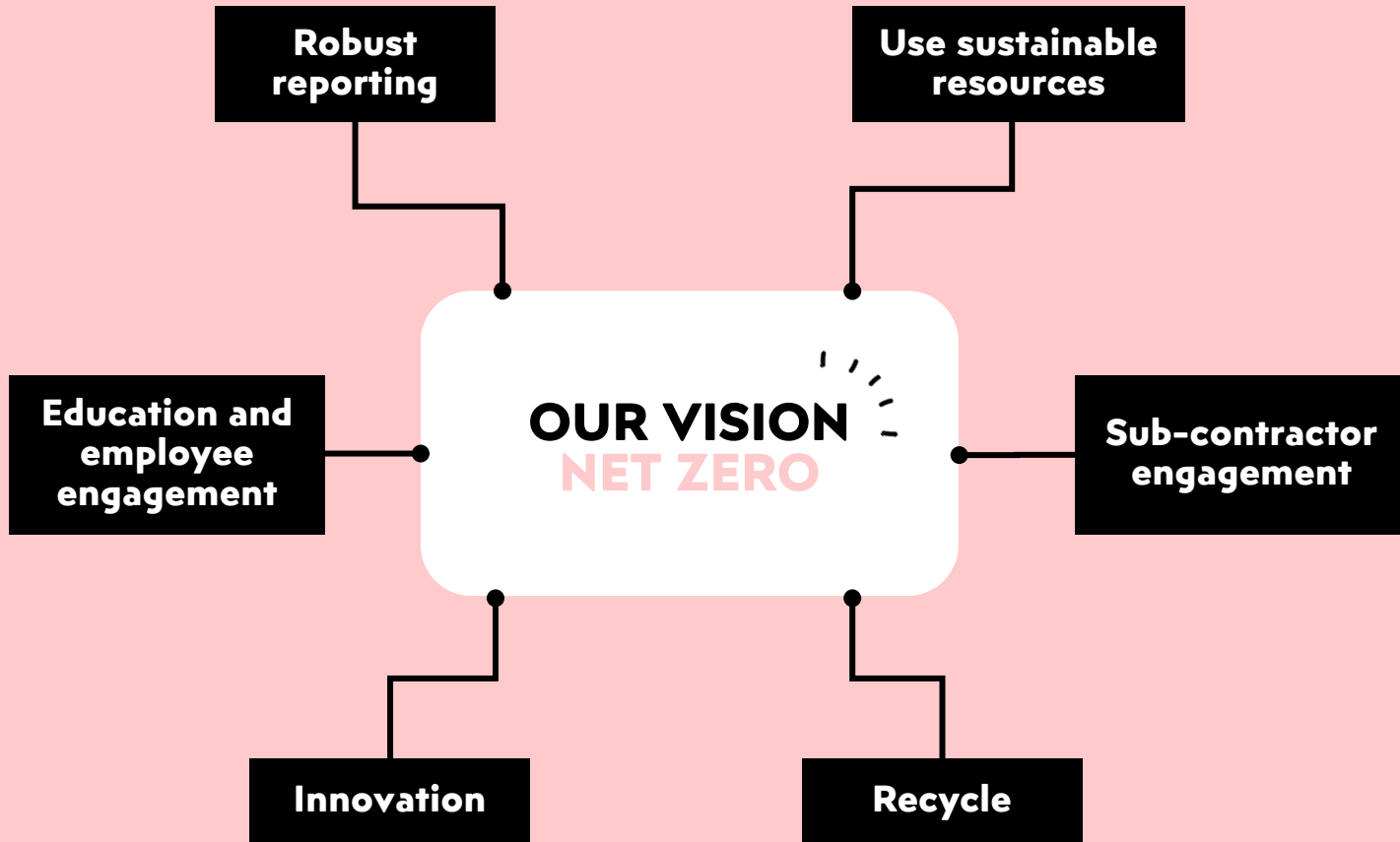


H&S APP



DAILY SITE  
INDUCTIONS





We take environmental management seriously. It is an integral part of how we operate and is vital to the successful delivery of all our projects. We know our business has an impact on the environment, so we have a responsibility to ensure we mitigate these impacts.

We take a proactive approach to environmental management, by actively managing the risks to reduce our impact before any incidents can occur. Our site team, including the supply chain, work together on the procurement of sustainable materials. We can manage any project specific environmental management and wellbeing assessments, supporting BREEAM, SKA and WELL projects. We will ensure training on environmental best practice and environmental assessments are carried out for site teams where necessary. We will ensure legal compliance and develop ways of monitoring and reporting on waste, focusing on reduction and reuse.

 **OUR PARTNER**





# WHY BOX3?

- ☆ We have partnered with the best sub-contractor supply chain within London
- ☆ We can take your concept or visionary design all the way to completion and provide a maintenance programme
- ☆ Box3 have a healthy investment fund that can be called upon at any time if needed to cash flow the larger projects
- ☆ We provide a Tier 1 service but due to BOX3 being a smaller bespoke business we provide this at a lower cost
- ☆ You can expect a transparent, collaborative and non-confrontational approach BOX3, on every project. Your satisfaction is our goal, not just on project delivery, but for years to come



WE CAN HELP YOU  
LIKE NO ONE ELSE CAN.

# PLEASE GET IN TOUCH

BOX3 will be pleased to provide you with a quote for any potential work that you may have. We also acknowledge that as a smaller business, we will price work that we have the capabilities to deliver in terms of value without compromising our existing clients and live projects. Our growth as a company is important; however, it is not as important as our clients and their projects..... experience is more important than our growth.



BOX<sup>3</sup>




## BOBBY ENGLISH

 Operations Director  
 [bobby@box3projects.co.uk](mailto:bobby@box3projects.co.uk)  
 07964 628 980

## STEVE SIDWELL



 Business Development Director  
 [steve@box3projects.co.uk](mailto:steve@box3projects.co.uk)  
 07912 468 444

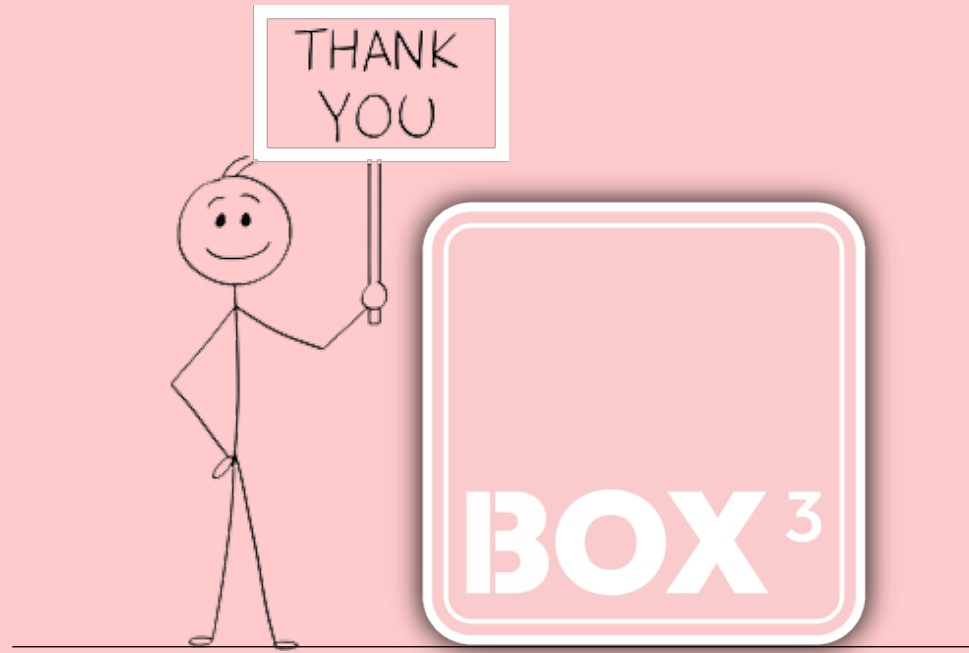
## JANE ENGLISH

 Accounts Director  
 [hello@box3projects.co.uk](mailto:hello@box3projects.co.uk)  
 07984 430 553

For all general estimates

## MICK LOWRY

 Estimating Manager  
 [mick@box3projects.co.uk](mailto:mick@box3projects.co.uk)



**BOX3 Projects Limited**

Unit 1, Crown Enterprise Centre 16 High Street,  
Seal, Kent, TN15 0AJ



[WWW.BOX3PROJECTS.CO.UK](http://WWW.BOX3PROJECTS.CO.UK)