

30 Years of Project Management

30 Years of Project Leadership



In celebration of our 30th year anniversary, we determined the best way to tell our story and continue our path is to write about our services, our tasks and our successes resulting from 30 years of delivered projects. We celebrate with you, our clients, our team members and our colleagues. We thank you all for your continued support and belief in us. We look onward to many more years of success with our family, friends and clients in the industry!

~ Joseph H. Mathis and Joe Ryan Mathis, Photo Circa 2007

Project Management The core of our business remains Project Management. Most often, as the Owner's Agent, the job starts with a quick sketch and a candid discussion with our potential client.

From there we budget, schedule, assemble team members and lead a project from concept through completion. We direct and monitor the design team to assure a project that exceeds ownership's needs but remains within the budget. We consistently challenge the designers to stay on schedule and insist on team collaboration. We assist owners with the selection of the "best fit" general contractor to further their interests and the project. We issue requests for proposals, assist with contracts, monitor schedules, and evaluate costs to assure our client of timely delivery and a high-quality product. We plan for and direct the efforts to gain permits and utilities. We direct and verify the punch list and close-out process. We frequently budget, contract, and direct the various specialty vendors and FF&E on behalf of ownership.

Through it all, we protect the owner's interest while advancing the project.

With our leadership of design, construction, and furnishings, we have delivered many completed projects to satisfied customers. Our experience and leadership have built many sizes and types of projects throughout the United States.



30 Years of Pre-Construction Services

Preconstruction We believe a project’s success and our differentiating ability are both tied to our leadership in pre-construction. The project plan is built for success in this phase and effort.

The budget is prepared, verified, and then purchasing begins. Design is created from ideas and made into working drawings. Contracts are negotiated, committed and funding is verified. The overall schedule and budget are identified and documented. We help select the team members best qualified for each project and best suited to the culture of the client and project team. Our experience in leading this process has resulted in many outstanding achievements by our teams of professionals and builders. Everyone wins when the results are happy clients and award-winning projects.

We are often challenged to match the program and desires of the client with the afforded budget and timing requirements. Through our experience and industry relationships, we consistently assemble the team to successfully meet these challenges.

During the pre-construction phase, we seek out all utility providers, establish accounts, and put into motion any engineering or approvals needed by each provider. We also develop a strategy for the permit process, identifying key elements and challenges, and put in place a plan for full entitlement and approvals. We engage the needed professionals and shepherd the entire permitting effort.

TIMING, BUDGET, PLANS, PERMITS, CONTRACTS, and APPROVALS all equal “START CONSTRUCTION.” Our long list of successful projects result from our efforts in leading pre-construction!



“We believe strongly in the people we choose as team members. We believe it is more important to assemble teams who share culture and values rather than just evaluating skills and experience.. The success for us is dependent on the people and their willingness to win together!”

~ Joseph H. Mathis, President



30 Years of Feasibility and Verification Services

Feasibility and Verification Very often the first call from a client is to say, “We are thinking about this for budget and return, what do you think?”

We immediately go to work and quantify the project, then identify major elements and challenges. We research our past projects, visit other similar projects and call colleagues in the industry to discuss components and costs. We gather information relevant to the project in question. Using our own skills and experience, we develop and forecast time and cost, along with a list of needed team members and required procurements. This assembled information allows our clients to evaluate a return on investment and reach conclusion as to whether or not to move forward. On those projects that do move forward, we are unsurpassed in reaching completion for the time and costs projected. Our work is on target!

Lenders and investors are well aware of our creditability in our services and often recommend or even require our involvement prior to funding.

Clients include Amegy Bank - Frost Bank - Prosperity Bank





30 Years of Investment Monitoring

Investment Monitoring Nearly all projects have mezzanine loans or equity investors. Due to our many years of leading project teams and providing project management, investors call on us to monitor their projects in an effort to protect their investment and minimize their risk.

Our services are not just limited to monitoring progress, the schedule, and verifying the payment application. We also attend project meetings, assess the performance of the team, and look for conflict or disagreement that might lead to added expenses or risk. We study documents, drawings, and requests for information to gain insight into the entire project and team. We assess as to how well the team is working and where there might be scope gaps or conflicts that result in unexpected delay or cost; or both. We have monitored large projects in Texas and for out-of-state REITs. The Dow Chemical Campus in Lake Jackson, the British School in Katy, and multiple manufacturing and distribution facilities in the Southeastern United States are a few examples of our experience.

The well-being of the overall project is our challenge and we deliver! We are grateful for our repeat customers in this phase of work. We remain committed to them and will continue to work hard for their investments!

Clients include Lexington Realty Trust - Carlyle - Camden

30 Years of Planning & Scheduling

Teaching the Trade

Planning & Scheduling In his early college years, Joe Sr. was a Teaching Assistant in CPM scheduling. Years later, he was a beta tester for Primavera, the scheduling software that changed the construction industry forever.

Joe has taught scheduling and planning courses offered by the Houston AGC. At TMG+, we are a recognized leader in planning and scheduling. We provide scheduling services to owners, developers, and contractors.

We are often contracted to provide the CPM schedule for general contractors on major, complex projects. This allows them to outsource to an expert and utilize their own resources in other key areas. Many major projects around Houston and across the United States have been completed utilizing schedules prepared and monitored by TMG+. The Hilton Americas, Buffalo Heights, Sam Houston Race Park, Galleria IV, Nasa Visitors Center, NRG Stadium in Houston, the Marriott in Sugar Land, and Crystal Bridges Museum in Arkansas to name a few.

All of our team members are competent in numerous scheduling software programs.

"Planning is having a forward vision of what the project is and how it goes together. Then, capture that vision so it can be communicated to many!"

~ Joe Ryan Mathis, Vice President



Our Culture

It's all about family Four of our team members share the same last name, making TMG+ truly, a family business. The other valued team members act and feel like family due to our personal and interactive atmosphere. Many of our long-term partners contribute like family which leads to extending our relationships and successes.

"We always demand hard work, dedication, and respect - as we would with family."
 ~ Joseph H. Mathis, President



Our Creed

The MATHIS Group, Inc. are Innovative Leaders in *Project Management and Project Delivery.*

We are committed to team success and long term relationships.

We are both responsible and accountable.

We believe that we can control our overall and individual destinies.

We thrive on personal challenge, accomplishment, and recognition.

We allow for and encourage decisions at the lowest level of management.

We are a team of decision-makers, who make things happen.

Our challenge is to provide recognizable value in all our endeavors.

In all we do, we honor our values of *Honesty, Integrity, and Professionalism.*

The "Cup" and Giving Back

Our annual Mathis Cup Golf tournament celebrates its' 12th season this year. This event is one example of how we give back to the community. We invite sixteen individuals, all from firms we partner within construction, to participate in our Ryder Cup format event each fall. We have raised and donated over \$100,000 for various charities including the Michael J. Fox Foundation, Star of Hope, and the AGC Patrick J. Kiley Scholarship Program. Last year, we contributed to the Special Olympics in honor of one of our industry friends.

Each year TMG+ sponsors and participates in various charitable events through the AIA, AGC, ABC, and ULI. We also support and contribute to the campaigns of our Client's charitable organizations.



Our Core Values

Integrity, Honesty, Professionalism, Personal Challenge, Accomplishment, Satisfaction, Team Success, Win / Win results in all of our Relationships, Responsibility with Accountability, Control of Company and Individual Destinies.

Most Recent Accomplishments:

