Five Phase Development Approach

CIL customizes our approach to your project vision: be it renovation or new construction, a community residence or a community revitalization project, and beyond. The phases outlined here are representative.

1. Tell us about your vision and we will set up a time to talk about how we can help. This is often when we discuss big picture goals, budgeting, estimating, high-level design, and financial feasibility.

Phase One: Let’s Chat.

Once we understand your goals, a talented CIL Developer will work hand-in-hand with your team, guiding the project from idea to reality. We start with site selection, which can sometimes be the most challenging component to a project. Once a potential site has been identified, site due diligence begins, where we work with our professional services partners to ensure that the selected site is free of environmental issues, is buildable/renovation friendly, and meets your location goals. If the site meets these goals, we move into acquisition.

Phase Two: Site Selection & Acquisition

Design happens congruently with site selection and is kicked-off well before site acquisition. Beginning with a design kick-off meeting involving the architects, we take a deep dive into design ideas regarding space planning, layout, and interior finishes. When desired, we tour similar projects with your team so you can garner ideas and see precedents.

Phase Three: Design

CIL oversees the day-to-day design and construction happenings of your vision, closely overseeing the schedule and budget to make sure project goals are being met.

Phase Four: Construction

Celebration time! Once construction is complete, the built environment is yours to operate. Depending on project type, we will have conversations about important things to note regarding financing and property management.

Phase Five: Vision Realized

Let’s Chat! www.cil.org | info@cil.org