TMJ INTERIORS

CONNECTION

SUMMER EDITION 2026



TMJ THROWBACKS

Take a trip down memory lane | p. 26

IPSWICH TOWN FC PARTNERSHIP

Here we go... we're a community partner | p.35

CHRISTMAS PARTY

Will you attend our 2026 Christmas Party? | p. 65

One Triton Square

Slaughter and May

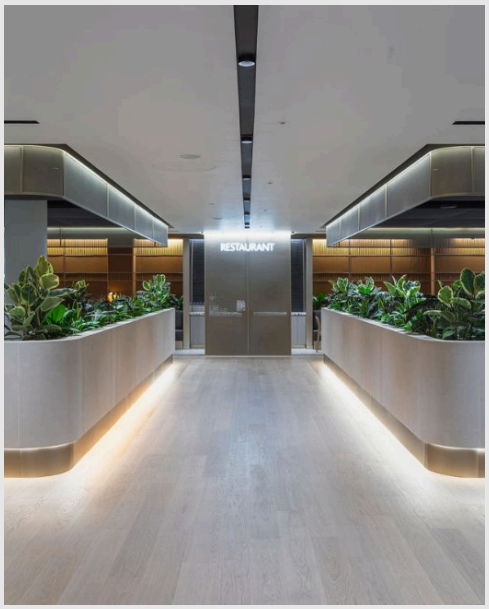
Overbury
TP Bennett

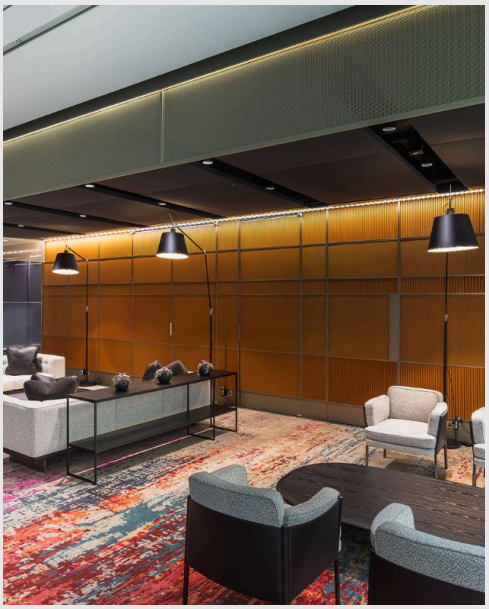
Location:
1 Bunhill Row, London

Home to the law firm since 2002, the building has been transformed through a Cat B fit-out spanning 10 floors. Aspire delivered a package of specialist works, including bespoke wall panelling, a reception desk, banquette seating and integrated planters.













Warwick Court

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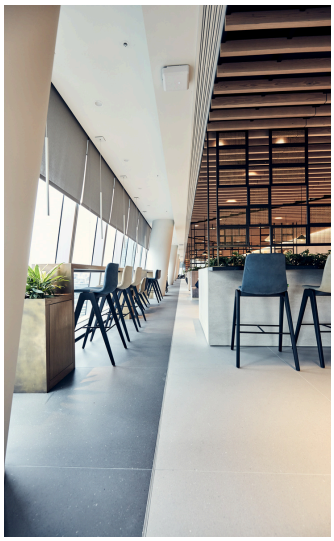
A Year of Growth, Investment and Opportunity

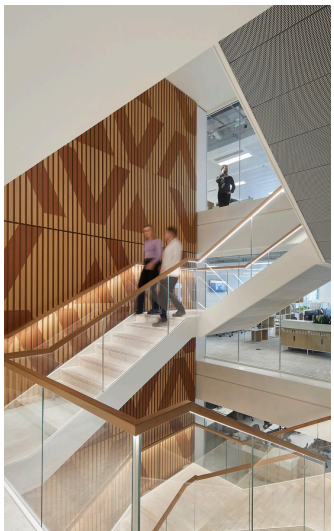


Tim Coll

Managing Director







What a year to date it has been. The world has continued to throw plenty our way, from geopolitical tensions and rising material costs to artificial intelligence advancing faster than most of us can keep up with. We've experienced one of the hottest summers in years, leaving most of us with hosepipe restrictions, celebrated Ipswich Town's return to the Premier League (well, most of us), and watched Argentina once again bring England's World Cup journey to an end.

While much of the world has been navigating uncertainty and disruption, the team at TMJ has focused on doing what we do best: Creating outstanding and innovate environments for our people and partners. The result has been an outstanding first half of the year, with record turnover, record profit and a healthy pipeline of future work that gives us great confidence in the months ahead. These accomplishments are about far more than financial performance; they reflect the skill, commitment, and teamwork of our people, together with the strong relationships we continue to build with our clients and supply chain partners.

The success and growth have extended far beyond financial performance. This year we have welcomed a record number of new starters to the TMJ family, strengthening our capabilities across the business and helping to build the talent that will drive our future success. To everyone who has joined TMJ over the past year, I would like to extend a very warm welcome and thank you for choosing to be part of our journey. It is always exciting to see fresh faces join the team, bringing new ideas, energy and perspectives while embracing TMJ’s core values.

Client satisfaction remains one of our greatest measures of success and, equally, one of our biggest opportunities to learn and improve. I am delighted that we have received some outstanding customer feedback this year, reflecting on the professionalism, attention to detail and commitment across all our teams. While these comments are something we should all be proud of, they are not a reason for complacency. Continuous improvement remains central to our culture, and later this year I will be dedicating more time to analysing client feedback in greater detail to ensure we are capturing lessons learned and applying them to future projects. Our reputation has been built on consistently delivering for our clients, and the feedback we receive provides a valuable blueprint for how we continue to evolve, improve, and exceed expectations.

Operationally, we have also achieved a significant milestone, successfully handing over a record 14 projects during the first six months of the year. Behind every successful handover is a huge team effort, involving every department at TMJ. I know it has not always been an easy journey. The volume of work has brought its own challenges, placing significant demands on teams across the business. What continues to impress me is the way people step up, support one another, and come together whenever it matters most. No matter the challenge, there is always a determination to find a solution and ensure we deliver for our clients.

Looking ahead, our ambition remains as strong as ever. We are committed to investing more than £1 million into the business in 2026 to support future growth, improve our capabilities and ensure TMJ remains at the forefront of our industry. These investments will help create efficiency, increase capacity and provide the foundations for long-term success. As part of this strategy, we are actively exploring opportunities to acquire land that will allow us to expand our production and storage facilities while creating additional long-term income opportunities for the business. This represents an exciting step in TMJ's journey and our commitment to building a sustainable future for generations to come.

Most importantly, we recognise that our greatest investment will always be our people. We remain committed to developing the next generation of talent through apprenticeships, training programmes and career development opportunities. Investing in homegrown talent has always been a key part of TMJ's success, and we intend to increase our focus in this area moving forward.

Finally, I would like to thank every member of the TMJ team for your contribution, commitment, and support. Everything we have achieved this year has only been possible because of the people who make TMJ what it is today. While we should take great pride in what we have accomplished, there is no room for complacency. We must continue to learn, develop, challenge ourselves and create new opportunities for the future. We have enjoyed an outstanding first half of 2026, but success is not defined by what we have already achieved. It is defined by what we do next. So let's keep our foot on the gas, maintain our ambition and make sure unlike England, we do not have a disappointing second half.





A note from the Chairman

As we reflect on the first few months of the year, it is clear that TMJ has continued to build momentum and make significant progress across all areas of the business. While the year has brought its share of challenges and opportunities, our focus has remained firmly on strengthening the company for the future through strategic investment in our people, facilities, and ways of working.

One of the most exciting developments has been the creation of our new Commercial Centre. This investment has brought our Estimators and Surveyors together into a shared environment, creating a more collaborative and efficient way of working. By aligning these teams, we are improving communication, streamlining processes, and enhancing our ability to deliver outstanding service to our clients.

Alongside this, we have continued to invest in our infrastructure, technology and working environments, ensuring our teams have the resources and support they need to perform at their best. These improvements are designed not only to increase efficiency and productivity but also to create a workplace that encourages teamwork, innovation, and professional development.

Our commitment to investing in our people remains at the heart of everything we do. We recognise that the success of the business is driven by the dedication, expertise, and hard work of our employees. By continuing to provide opportunities for growth, development, and collaboration, we are building a stronger organisation equipped to meet the demands of the future.

The progress made so far this year demonstrates our confidence in the direction of the business and our determination to continually improve. These investments are not just about today; they are about creating a sustainable platform for future growth, supporting our employees, strengthening our service offering and ensuring TMJ remains well positioned for years to come.

As we look ahead to the remainder of the year, we can be proud of what has been achieved and excited about the opportunities that lie ahead. Together, we are continuing to build a business that is stronger, more connected, and ready for the future.

Finally, we would like to take this opportunity to thank every member of the TMJ team for their hard work, commitment, and continued support. The progress we have made this year would not have been possible without the dedication, professionalism and teamwork demonstrated across the business every day. Your efforts are the foundation of our success, and as we continue to grow and invest in the future, we look forward to achieving even more together.



James Taylor

Chairman

CURRENT PROJECTS



Birmingham England Temple
Birmingham

GPH
Chelsea Barracks, London

Morgan Lewis
133 Fleet Street, London

KGX1, Doors and Event Space
Kings Boulevard, London

Millennium Building Phase 27
AELTC

Millennium Capital
50 Berkeley Street, London

Haleon
Weybridge, Surrey

Ellison Institute Auditorium
Littlemore House, Oxford

Ellison Institute Collaboration Theatre
Littlemore House, Oxford

BioSTaR
Jealott's Hill, Berkshire

HSBC Project Goat
81 Newgate Street, London

HSBC Staircase
81 Newgate Street, London

UAL
Elephant & Castle, London

Legal & General
10 Coleman Street, London

50 Fenchurch St
London

London Forward
20 Bank Street, London

KPMG Project Maya
15 Canada Square, London

Gibson Dunn
One Exchange Square, London

Latham and Watkins (Additional Floor)
1 Leadenhall, London



Welcome to TMJ



Alex Burling
Assistant Surveyor



Brian Tunbridge
Apprenticeship Lecturer



Conor Willmott
Bench Joiner



Carl Turner
General Labourer



Chris Candy
Project Manager



Dave McGlade
Driver



Harrie Galloway
Estimating Adminstrator



Harriet Taylor
Document Controller



James Taylor
Goods In Co-ordinator



Jonathan Goodwin
Assistant Design Manager



Julian Ellam-Turner
Production Co-ordinator



Lara Harridge
Assistant Surveyor



Laura Stiff
HR Manager



Lewis Hearn
Site Manager



Matthew Carey
General Labourer/Apprentice



Matthew Clarke
Bench Joiner



Natalie Rail
Personal Assistant



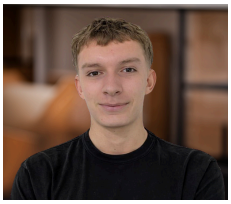
Nicholas Bull
Assistant Design Manager



Nick Glajcar
IT Technician



Richard Hindes
Health and Safety Advisor



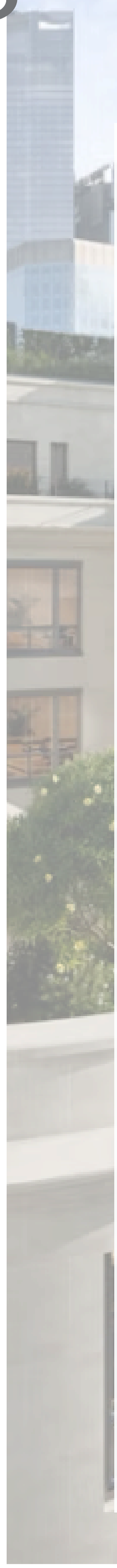
Ted Warren
General Labourer



William Hubbard
Trainee Surveyor

Legal and General

PROJECT WIN



10 Coleman Street, London

Current Value
£7.7m

Job Number
26-449

Programme
February 2026 - November 2026

Main Contractor
Overbury

Architects
Perkins & Will

TMJ Team
Martin Holmes, Dan Baxter, Jack Macdonald, Clare Brown, Alex Hotchkiss, Jon Bayliss, Marcus Sharpe and Sarah Mann

Scope
Reception Desks, Planters, Banquette Seats, Tea Points, Islands, Copy/Print Stations, Forum/Stage Space, Hydration Points, Wellness/First Aid Rooms, Fabric Wall Panels, Writeable Glass Panels, Timber Slatted Wall Finishes, Obersound Wall Finishes, Microperforated Acoustic Timber Ceilings, Oak Timber Dowel Ceilings, Oak veneer Walls and Ceilings, Timber Slatted Ceilings, Doors , Ironmongery

Apprentice Skill Development

Our first-year apprentices have been putting their skills to the test through a series of hands-on challenges designed to build confidence, accuracy and resilience. At the start of the year, they faced a timed exam-style challenge to create a perfect triangle, testing their focus and precision under pressure while preparing them for the demands of their course.

Alongside this, they successfully completed a project crafting their own doors using only offcuts. The task allowed them to practise precision, experiment with different joint types and continue refining their technical skills.

We're incredibly proud of their progress and determination. It's inspiring to see their skills develop and their confidence grow with every challenge. Well done team!







West Suffolk College Awards

We were thrilled to attend the West Suffolk College Apprentice of the Year Awards, and even more delighted to walk away as Medium Employer of the Year!

Not only that, but this year we were proud to sponsor the Apprenticeship Mentor/Manager of the Year category and had the honour of presenting the award.

A massive thank you to West Suffolk College for hosting such a great event and well done to all nominees and winners.



Eastern Education Group Awards

We were pleased to have the opportunity to sponsor the Young Leader Award at the Eastern Education Group's Celebration of Achievement Event.

It was a delightful evening in the St Edmundsbury Cathedral, one of our previous projects.

Congratulations to all the winners in the evening.



Congratulations, Luke!

Congratulations to Luke Newton, one of our skilled Joinery Apprentices, who was selected by the Worshipful Company of Joiners and Ceilers to receive their City and Guilds Livery Company Prize for 2026!

This is a fantastic achievement and shows Luke's dedication and skill in joinery.

When asked what winning this awards means to him, Luke said "I feel very grateful to be recognised, along with the opportunity to meet The Lady Mayor, Alderwoman Dame Susan Langley, and other industry professionals. Thank you to TMJ and West Suffolk College for supporting me, this has given me motivation and drive to succeed further."

Well done Luke, keep up the good work.

Wear a Hat Day 2026





The team put on their best hats in March to celebrate Wear a Hat Day, raising funds and awareness for Brain Tumour Research.

It’s a great annual tradition where we make a difference, one hat at a time.











"I nominate Emma Thornton!"

Hello, my name is

JESS MARSHALL

Design Office Assistant

If you could travel anywhere, where would it be?

I'd really like to go to Cambodia one day because my Dad lived there.

How do you spend your free time?

I like to be outdoors - camping in our Landy, gardening, socialising, exercising, holidaying.

Most embarrassing moment?

At age 12, during a maypole dance at a village fete, I accidentally stepped on my skirt, causing it to fall to my ankles. My mum filmed the event, commenting 'oh no' as I couldn't let go of the ribbons, unable to stop and fix my skirt without tangling the group.

What do you wish people knew about your work?

Process and procedure make the world go round!

What skill would you most like to learn?

I'd like to be fluent in French.

If you could spend a week in a different department, which one?

Maybe sprayshop, looks fun and a lil bit artsy!

If you had a superpower, what would it be?

Be able to teleport to save long drives.

Favourite film

Trashy low-budget romcom

Bucket list:

- Own a Jimny
- See the hot air balloons at Cappadocia
- Retire early



Prized possession

My engagement ring – designed it myself, never seen one better!

Favourite food

Almond Croissant

Best asset

Collecting gossip



THE NEW COMMERCIAL CENTRE

a home for collaboration

Collaboration in the Commercial Centre



A space for collaboration and home to a wealth of experience

In January, we officially opened the doors to the Commercial Centre with inspiring words from our Managing Director and Chairman.. and of course we celebrated with plenty of sausage rolls!



Norris Meeting Room



Booth Seating

This purpose-built space brings our teams together, strengthening collaboration and ensuring smoother, more efficient project delivery from start to finish. This new environment is designed to support teamwork, innovation and exceptional service.

We also have the Norris Meeting Room which is available for all staff to book for catch ups, client meetings and so forth.


Bloomberg Vortex

ALLIANCE: THE NEXT CHAPTER

For more than 45 years, TMJ Interiors has built its reputation by delivering some of the UK's most complex and prestigious bespoke interior projects. Throughout that journey, we have continually evolved to meet the changing needs of our clients, investing in our people, technology, and manufacturing capabilities to remain at the forefront of our industry. The creation of Alliance represents another chapter in that journey.

Alliance was established in response to a significant change within the construction industry. Today's clients are no longer looking for individual trade contractors; they are looking for trusted partners who can take ownership, manage complexity, and deliver complete solutions. The demand for early contractor involvement, coordinated delivery and greater programme certainty has never been greater. Alliance has been created to meet that need.

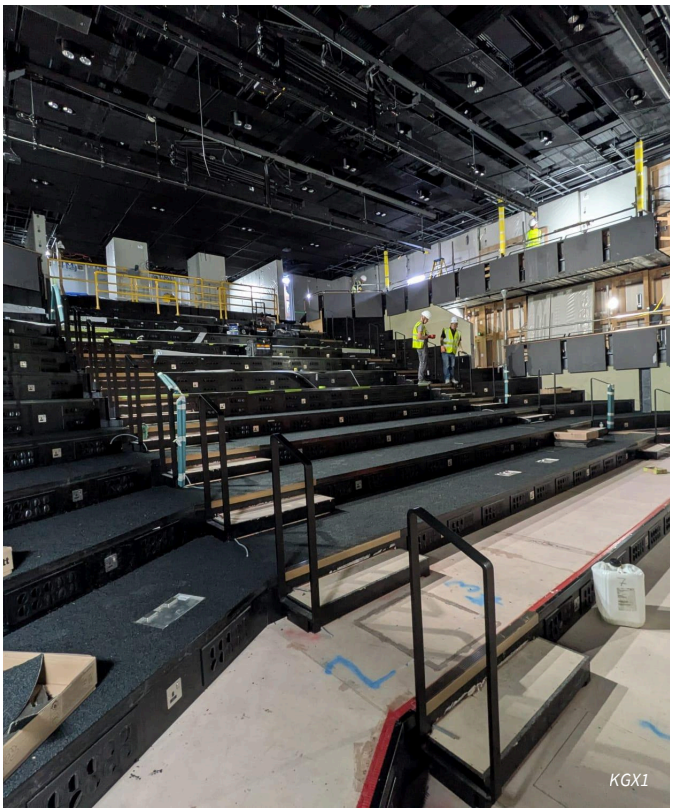
Building on the expertise developed over four decades, Alliance delivers complete turnkey interior fit-out solutions, acting as the single point of responsibility from early design through to final handover. Our role extends beyond specialist joinery to include lead project coordination, programme management, and the integration of multiple specialist trades, including ceilings, drywall, stone, metalwork, glazing, flooring, MEP coordination, and decorative finishes. By bringing these disciplines together under one coordinated delivery team, we provide our clients with greater certainty, improved quality control, and a seamless construction process.

Alongside our turnkey capability, Alliance has developed a dedicated focus on auditorium and performance spaces.

These highly specialised environments demand precision engineering, meticulous planning and an in-depth understanding of acoustics, sightlines, fire safety, and user experience. From bespoke seating and stage surrounds to acoustic timber panelling, specialist fire-rated doors and integrated joinery systems, Alliance has assembled a team capable of delivering some of the most technically challenging spaces within the built environment.



Every Alliance project presents its own unique challenges. Unlike more conventional interior packages, our projects often involve complex interfaces between multiple specialist trades, demanding programmes, stringent performance requirements, and exacting architectural standards. These challenges are pushing the boundaries of what TMJ has traditionally delivered, encouraging us to embrace new ways of working, adopt innovative construction techniques and develop creative solutions to increasingly complex problems. In doing so, Alliance is bringing out the very best in our people. It is strengthening collaboration across our business, expanding the skills of our teams, and creating a culture where technical excellence, innovation and problem-solving are at the heart of every project we deliver.



KGX1

The timing could not be better. The construction industry continues to evolve through digital design, off-site manufacturing, modern methods of construction and increasing legislative requirements surrounding fire safety, sustainability, and quality assurance. Clients want certainty, transparency and partners who can simplify delivery while maintaining exceptional standards. That is exactly where Alliance adds value.

Looking ahead, we are excited by the opportunities already taking shape. Our portfolio continues to grow with landmark projects that showcase the breadth of our capability. We are delivering the Ellison Auditorium and the Ellison Observation Hall, both highly technical environments where acoustic performance, specialist joinery and precise coordination are critical to success. We are also completing the KGX1 Event Space and Auditorium, a flagship scheme that demonstrates our expertise in delivering complex, high-performance public spaces.

Beyond auditoriums, our turnkey offering is expanding rapidly. Projects such as the 50 Fenchurch Street Reception, where Alliance is delivering a fully coordinated turnkey package, highlight our ability to manage multiple specialist trades under a single delivery team while maintaining design intent and programme certainty. At the same time, we continue to deliver prestigious schemes across the UK, including the England Temple, demonstrating the confidence clients place in Alliance to deliver complex, high-quality interiors from concept through to completion.



Birmingham England Temple

What excites me most is not just the projects themselves, but the direction our industry is taking. Technology will continue to improve the way we design, manufacture, and deliver buildings, but success will always come down to collaboration, technical expertise, and trusted relationships. Clients increasingly value partners who can solve problems early, coordinate effectively and consistently deliver quality.

It builds on the foundations established by TMJ Interiors over the past 45 years while expanding our capability to deliver complete turnkey interiors and world-class auditorium environments. More importantly, it is challenging us to think differently, collaborate more closely and continually raise the standard of what we can achieve. It is more than a new division it represents the future of TMJ Interiors and our continued commitment to innovation, collaboration and creating exceptional spaces that leave a legacy.



Mark Hazell
Projects Director







Haleon

PROJECT WIN

The Heights, Weybridge, Surrey, KT13 0NW

Current Value
£1.7m

Job Number
26-458

Programme
May 2026 - May 2027

Main Contractor
Kier Construction

Architects
ID:SR

TMJ Team
Peter Harkin, Chris Gorham, Alex Lee, Hugo Franklin, Alex Hotchkiss, Marcus Sharpe and Sarah Mann

Scope
This project for Haleon, the British-based global leader in consumer healthcare, is across 4 levels and includes tea points, credenzas, reception, banquette seating, storage units, sensory pods and a tooth brush education unit.



Congratulations, Josh!

We're delighted to announce Josh Day has joined the Landmark project delivery team as our new Trainee Site Manager!

Josh first joined the Landmark team last year for work experience, quickly demonstrating the desire, capability and commitment needed to progress his career in site-based project delivery.

His journey with TMJ began back in 2017 as an Apprentice Bench Joiner, before moving into a CNC Operative role and later transitioning into the role of Production Technician in 2023.

Josh's development is a fantastic example of the many successful career paths made possible through our apprenticeship scheme.

TMJ represents at the Livery School Fair



For National Careers Week, our apprentices proudly represented TMJ at the Livery School Fair at London Guildhall alongside our new Apprenticeship Lecturer, Brian.

Over the two days, the event welcomed close to 2,000 visitors, giving Ivan, Jesse, Kira and Kieran a fantastic opportunity to meet the next generation and talk them through the exciting routes into a career in joinery.

A highlight of the fair was Ivan and Jesse having the privilege of meeting the Lady Mayor of the City of London, Dame Susan Langley DBE - a memorable moment for them both!

Well done to the team for inspiring the next generation.





Bank of New York

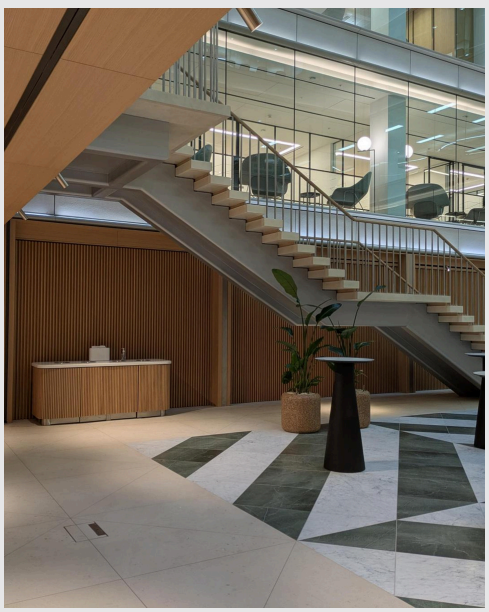
Overbury
Kohn Pederson Fox Associates

Location:
Queen Victoria Street, London

Our Pioneer division has finished works at Queen Victoria Street for American international financial services company Bank of New York Mellon. Works included reception desks, copper and mesh canopies, booth seating, wall panelling and more.













Congratulations, Dylan and Freddie!

Congratulations to Dylan Fisher and Freddie McGlade on successfully completing their Level 3 Carpentry and Joinery Apprenticeship!

Freddie will now progress into his role as Assistant Joiner, while Dylan steps into his position as a Machinist Improver.

A huge well done to both of them for their hard work, commitment and dedication throughout their apprenticeships. We're excited to continue supporting their development as they take the next steps in their careers at TMJ!







Mix Award Nomination

TMJ were delighted to be nominated as finalists for Manufacturer of the Year at the 2026 Mix Awards.

Although we didn't win this time, this recognition is a true reflection of the hard work, dedication and talent of our team and we couldn't be prouder. Well done everyone!

MIX AWARDS Finalist 2026

Loyalty Awards

Celebrating our first half of Loyalty Award winners, where 8 colleagues were honoured for a remarkable combined 165 years of dedication. Thank you for your loyalty and continued support. Congratulations to you all!



















"I nominate Josh Fayers!"

Hello, my name is

MATTHEW CLARK

Bench Joiner

If you could spend a week in a different department, which one?

Working in Veneer as I have an interest in it.

If you had a superpower, what would it be?

To be able to fly.

Favourite film

Interstellar!

If you could travel anywhere, where would it be?

I'd love to visit Iceland.

How do you spend your free time?

I like to spend my free time chilling at the beach!

Most embarrassing moment?

It probably has to be when I managed to break my toe on a mat.

What do you wish people knew about your work?

I'm a people person - I like to talk to people.

Prized possession

I don't think I have one.

What skill would you most like to learn?

Continue developing my joinery and veneer skills.

Bucket list:

- Travel more of the world
- Win a national championship in rowing



Celebrity crush

I'm not sure...

Best asset

I work well in a team.













London 45th Celebrations

As part of our 45th birthday celebrations, we hosted a memorable evening with industry friends and partners, raising an incredible £45,000 for Great Ormond Street Hospital Charity.

The event was a fantastic opportunity to come together, reconnect and celebrate this milestone while supporting an important cause.

A huge thank you goes to our generous sponsors whose support made this donation possible, and to DJs Denise Van Outen and Luke Perry, who kept the dance floor full all night long. It was the perfect way to celebrate 45 years of TMJ - reflecting on our journey so far while making a meaningful contribution to a remarkable charity.

50 Fenchurch Street

PROJECT WIN

50 Fenchurch St, London, EC3M 3JY

Current Value
£4.5m

Job Number
26-460

Programme
August 2027 - November 2028

Main Contractor
Multiplex

Architects
Eric Parry Architects

TMJ Team
Mark Hazell, Rob Harvey, Dan Smith, David Scholes, Nigel Robinson, Archie Atkins, Marcus Sharpe and Sarah Mann

Scope
An exciting project is underway at 50 Fenchurch Street. The scope includes Raised Access Flooring, Terrazzo Flooring, Limestone Flooring, Stone Tiling, Timber Flooring, Entrance Matting, Forbo Flooring, Dry Lining and Decoration, Suspended Ceilings, Gypsum, Timber and Acoustic, Lobby Bar Counters and Desk, Fixed Benches , Timber Wall Panelling, Metal and Timber Doors, Metal Staircase and Glass Balustrade, Metal Light Cove, Encasement, Door Entry Totems and Panels, Planters and Planting, Signage and MEP.


5 New Street Square



Sarah Warren

Pre-Contracts Director

Business Update

Wow 2026 what a first 6 months of the year!! It's certainly been busy for a multitude of reasons including various celebrations, project wins and firsts – so much to smile about. Celebration wise unless you've been under a rock you will know we celebrated TMJ turning 45, an incredible achievement and hats off to Suzanna who organised some fantastic events to celebrate this milestone. A key highlight for me was the spitfire surprise at the Summer Fun Day getting the intended reaction from our Chairman James Taylor – a few happy tears. Roll on the Christmas party.

In terms of firsts... we've had not only our first £6m turnover month, but also a £7m turnover month, this time last year we were unsure what a £5m turnover month looked like. Overall the first 6 months of 2026 has been the most successful in TMJ's history. We now have a team of over 230 TMJer's and more than ever, everyone is working hard, demonstrating our core values and working towards our company objectives.

Project win wise, we have had a great start to the year not only bolstering the order book for 2026, but also securing work for 2027 and 2028. As we grow, more so than ever it is key we are targeting longer term projects, giving us a level of certainty surrounding the proceeding years. We have recently implemented CRM (Client Relationship Management) software to enable us to engage with clients and track projects more efficiently. We will also be able to run reports, track trends and implement AI to assist with strategic planning – all of this is imperative to securing our future projects.

The fit out market across the UK remains very buoyant, particularly in London. We are tracking a multitude of projects with the pipeline value surpassing £1bn. We continue to liaise with professional teams such as architects, professional quantity surveyors and main contracts to ensure TMJ are at the forefront of their minds. In line with this, we have recently become CPD accredited delivering presentations and training days to professional teams helping maintain and enhance their knowledge, skills and professional behaviours needed to practice competently throughout their careers.

A huge thank you to you all for supporting us and working incredibly hard in 2026, roll on the remainder of the year and 2027.

Reece Fuller, Shane Goodchild, Natalie and Chris Rail



Team TMJ Takes Trek 24

In April, Ed Taylor, Natalie Rail, Reece Fuller and Shane Goodchild conquered Trek24, covering 24 miles along the stunning Suffolk coast (with Ed Taylor running the whole thing, of course!).

The event was in aid of East Anglian Air Amublance, one of our chosen charities.

Together, they raised an incredible £1,150 for the charity.

In total, the event raised £45,800!

Well done to the team for taking part and contributing to that amazing total.



Ed Taylor running through the finish line



Kira Allin attends an all-girls school

Kira Allin Inspires With a School Talk

Kira, one of our brilliant first-year Carpentry Apprentices, visited an all-girls school to share her experience in the construction industry and answer students' questions.

Invited by Overbury and organised by the Construction Youth Trust, Kira spoke about her day-to-day role, her journey into carpentry and the exciting progression routes available after completing her apprenticeship.

We're incredibly proud to see Kira leading the way and empowering young women to explore careers in construction.

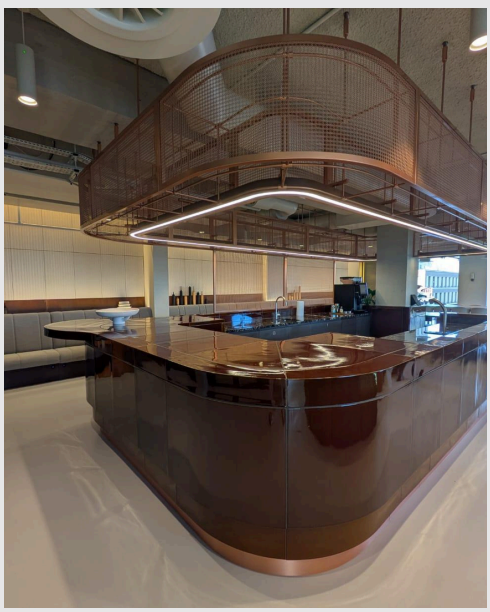
25 Hanover Square

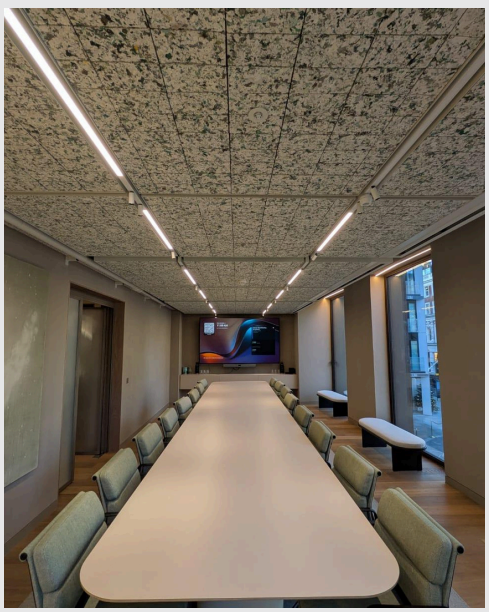
Mace Interiors
Basha Franklin

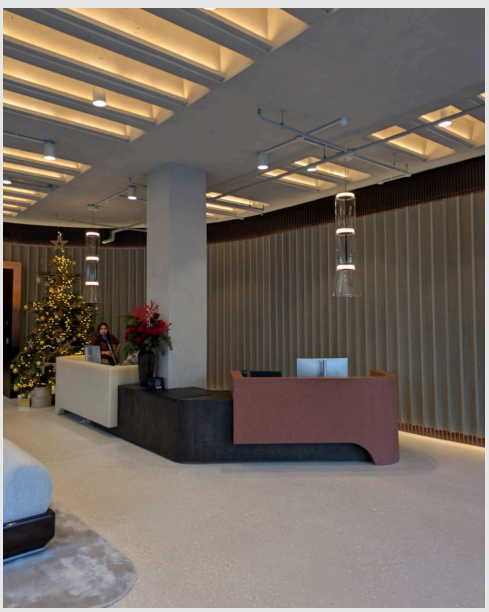
Location:
25 Hanover Square, London

This is a CAT B and FF&E specialist joinery project. Our Landmark division carried out the transformative refurbishment of this 7-storey Mayfair building, which provides 24,000 sq. ft. of beautifully crafted workspace for the next generation of occupiers.











Congratulations, Ed!

Congratulations to Ed Taylor on his appointment as Operations Manager!

In July, Ed officially stepped into this key leadership role. Having already played an integral part in the successful delivery of projects across the business as Design Manager, Ed will now lead our operational departments, helping to strengthen collaboration, streamline workflows and support the continued growth of TMJ.

As part of a planned transition, Ed will work closely with Pat Coll, whose 34 years of dedication, expertise and commitment have helped shape TMJ into the business it is today.

Wishing Ed every success in his new role - we're excited to see what the future holds.

P2 in Spa 500!

Congratulations to Tom Lebbon, whom we are proud sponsors of, for an outstanding drive and to Elite Motorsport for executing a sharp strategy against fierce competition.

Bring on the next race!



45th Celebrations: Throwbacks!

As part of our 45th celebrations, we wanted to shine a spotlight on the incredible people behind TMJ!

Our team's dedication, hard work and loyalty are what truly make us who we are. Looking back through the years, we were struck by just how many familiar faces have been part of the journey for so long - it really does feel like one big family.

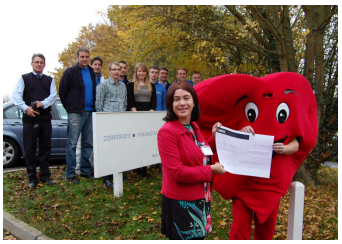
To celebrate, we recreated a photo from our Windsor Castle restoration in 1997 (in the very same room!) and we think it says everything about the strength and longevity of our team. What you don't see is just as special - the children and family members from that original photo who are now part of TMJ too.

A huge thank you to every member of our team, past and present. We can't wait to see what the future holds together.

Check out the next page to see more throwbacks throughout the years... can you spot yourself or someone you know?





TMJ
INTERIORS
CELEBRATING 30 YEARS



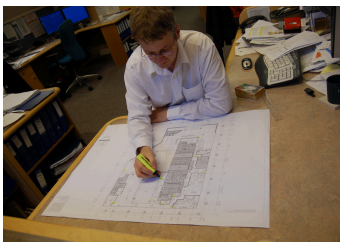





CORPORATE ■ FINANCIAL ■ RESIDENTIAL
TMJ
INTERIORS


CORPORATE ■ FINANCIAL ■ RESIDENTIAL
TMJ
INTERIORS


WE ARE




















Windsor Castle team visits the project

REFLECTING ON 31 YEARS AT TMJ



Peter Harkin
Projects Director

As TMJ celebrates its 45th anniversary, it feels like the perfect opportunity to reflect on my own 31-year journey with the company and some of the memorable projects, people and experiences that have shaped it.

I joined TMJ in 1995, working on a bench upstairs in what is now the drawing office. One of my first major assignments was manufacturing ten oak shopfronts, each standing over five metres high, for a project at Canary Wharf. Sherlocks were the main contractor, and we collaborated with them on many successful projects during that period. I recently had the chance to pass by Canary Wharf and was delighted to see that those shopfronts are still standing today. Seeing them brought back many fond memories of the talented colleagues and characters who have been part of TMJ's story over the years.

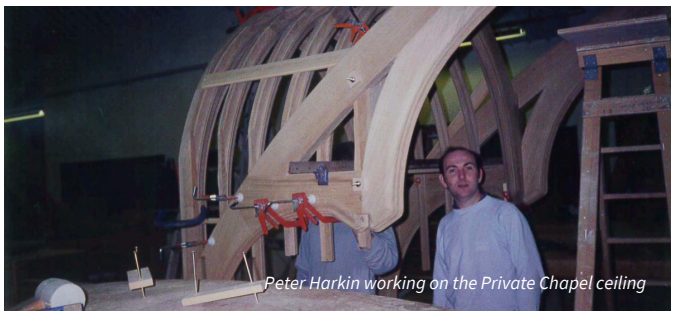


Canary Wharf shopfronts

Another early highlight was a prestigious project for the Barclay brothers, who had commissioned a castle on the Isle of Brecqhou, near Sark. Known internally as Project 95, it was a fascinating and technically challenging commission.

Collaborating with architects Erith & Terry, whose hand-drawn designs remain some of the most detailed and accurate drawings I have ever seen, we delivered a range of bespoke joinery features, including numerous radius windows with double-glazed units. I also had the opportunity to make the cedar-veneered cigar room, designed to help protect the owner's cigar collection.

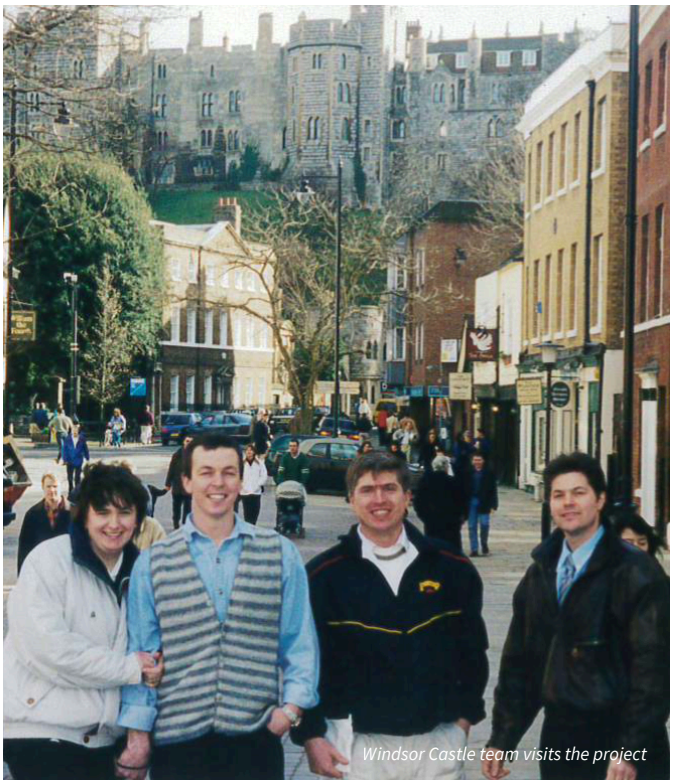
Of all the projects I have been fortunate enough to work on, Windsor Castle remains the most memorable. Following the devastating fire in 1992, the restoration work represented a unique opportunity to contribute to an important piece of British history. I was proud to be part of the team responsible for manufacturing the ceiling for the Private Chapel and even prouder when I was asked to manage the installation on site.



Peter Harkin working on the Private Chapel ceiling

Joining me on the project were Dave Robbins and Graham Bolton, and together we worked alongside a team from JJ Sweeney's, including Nigel McHugh, who I still occasionally meet through the industry today. The camaraderie, teamwork and shared commitment to quality made the project an experience I will never forget.

One of the rewards of completing the Windsor Castle project was the opportunity to return with partners and friends to view the finished work. Seeing the completed Private Chapel ceiling, the magnificent Stewart elliptical staircase and the many oak doors installed throughout the Castle was a proud moment for everyone involved.



Windsor Castle team visits the project

Looking through old photographs recently, I found a couple of images from that visit, featuring many familiar faces from TMJ's past. Sadly, some of those colleagues are no longer with us, but their contributions and the memories we shared remain an important part of TMJ's history.

As I look back over the past 31 years, I feel incredibly privileged to have worked alongside so many talented people and to have played a part in delivering some truly remarkable projects. These experiences are a testament to the craftsmanship, dedication and teamwork that have defined TMJ throughout its 45-year history.

PIONEER PROJECT UPDATES

The past six months have been both incredibly busy and highly rewarding for the Pioneer team. We have successfully completed several significant projects while continuing to make strong progress on a number of major schemes currently in development, manufacture, and installation.

Bank of New York

We have recently completed Phase 4 of what has been a complex and challenging project.

The earlier phases included a high-quality restaurant area featuring bespoke Davison & Highley banquette seating, complemented by a full-length radius canopy. We also installed a large radius copper canopy above a self-service food area, with the curved corners hand-crafted to achieve the required finish and accuracy.

Additional areas included shower, changing and toilet facilities delivered in close collaboration with our friends at Plus Interiors, a gymnasium featuring full-height mirrored walls, a small health and wellbeing suite, reception facilities, coat storage and dedicated IT and quiet working spaces.

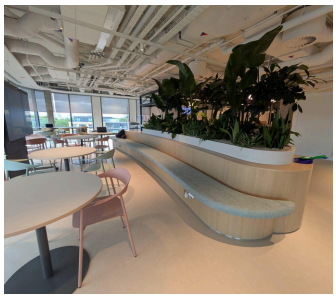
All door sets were supplied by AJB Group, and we would like to extend our thanks for their support throughout the project.

The project was delivered for the Overbury EOS team, a division with which we had not previously worked. We are keen to strengthen this relationship and are hopeful of securing the New Zealand House project adjacent to Trafalgar Square later this year.

Unilever

The Unilever project in Kingston upon Thames presented some logistical challenges due to the travel requirements for our teams. However, Overbury recognised these difficulties and significantly enhanced the site facilities. Access to the client's restaurant, gymnasium and complimentary parking helped make a real difference for everyone involved and demonstrated a collaborative approach to project delivery.

While the fit-out itself may not have been the most glamorous scheme we have undertaken, the project was delivered to a high standard and achieved a strong commercial return. Credit must go to the team for maintaining excellent quality throughout.





Unilever

HSBC Project Goat

HSBC remains one of our largest and most significant live projects. Although extensive value engineering has reduced the overall package scope, TMJ's contract value remains just under £12 million.

Many of you may have noticed filming taking place around the factory recently.


Baker McKenzie

Representatives from the client visited to document the project and were extremely impressed by TMJ's facilities, craftsmanship and the way our departments collaborate throughout the production process.



HSBC filming

On site, installation works have commenced on Level 6 and are progressing through Levels 4, 5, 8, 9, 10, 11 and 12. We have also recently finalised additional works to the Ground Floor and First Floor, which will begin flowing through the business in the coming weeks. This remains a flagship project for TMJ and one that showcases the capabilities of the entire team.

HSBC Rotunda Staircase

A standout feature within the HSBC development is the Rotunda Staircase, which will become a focal point within one of the building's main reception areas.

The primary steel structure is being manufactured and installed by The Leyton Group, while TMJ's package includes the bespoke curved balustrades, handrails and integrated under stair planter.

Before manufacturing can commence, we are awaiting installation of the steel structure to allow a detailed point-cloud scan to be undertaken. This will ensure the highest levels of accuracy before machining and fabrication begin. We look forward to seeing this impressive feature take shape in the months ahead.

GPH

The GPH project is an exceptionally high-end residential fit-out being delivered with Knight Harwood for an ultra-prime private client. TMJ's package, valued at more than £2 million, includes bespoke fit outs to bedrooms, bathrooms, dressing rooms and playrooms for the client's children.

Installation is being managed by Ralph Hubbard and the team at PMH Contracts. Anyone who has worked on GPH will know that the quality expectations are exceptionally demanding. I would like to personally thank everyone involved for consistently meeting these exacting standards. The finished result promises to be truly outstanding.



GPH

Morgan Lewis

The Morgan Lewis project at Peterborough Court has experienced several programme delays due to challenges encountered during the reception fit-out works, resulting in Practical Completion now being targeted for the end of September.

One of the key challenges for TMJ remains the specialist Top Akustik acoustic wall panelling package. Delays to veneer approvals and polishing samples, combined with the manufacturer's annual August shutdown, have created an extremely tight programme.

Despite these challenges, the team continues to work proactively and collaboratively to maintain progress. As always, TMJ is committed to going the extra mile to achieve a successful completion.

Haleon

Our first project with Kier is now underway at Haleon in Weybridge, Surrey.

The project is currently in the design phase and, although the package scope has been reduced from the original tender, it represents an important opportunity to establish a strong working relationship with a new client.

We look forward to developing this partnership and demonstrating the quality and service that TMJ is known for.

THANK YOU

On behalf of the entire Pioneer team, I would like to extend our sincere thanks to everyone across TMJ for your support, commitment, and hard work over the last six months.

The successful delivery of these projects is a direct result of the dedication shown by every department throughout the business. As we look ahead, we have an exciting pipeline of opportunities and challenges, and I am confident that, together, we can make 2026 a year to remember.

Here's to the next chapter of the TMJ story. Happy 45th Anniversary!



TMJ Skydive 2008


TMJ Tostock Summer Ball 2007


TMJ Summer Ball 2011


TMJ Skydive 2008


TMJ Valentines Ball 2009

2009/02/14


TMJ Skydive 2008

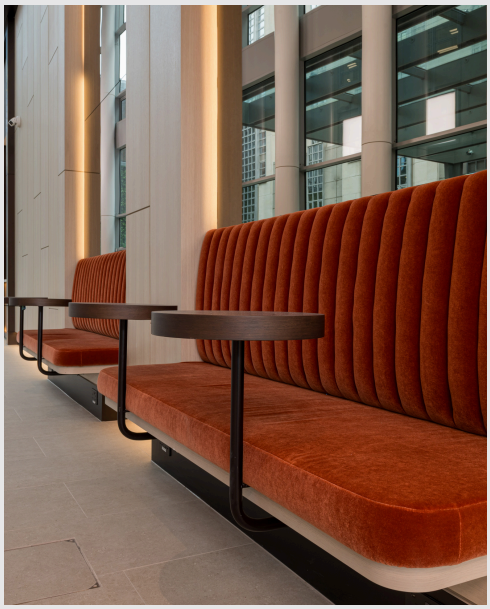
Peterborough Court

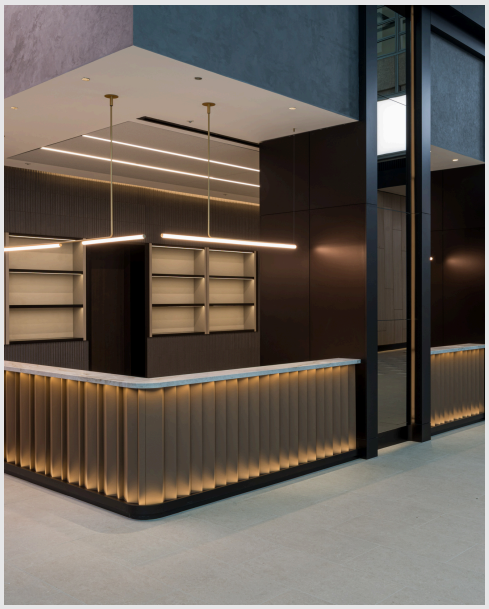
Mace Interiors
Kohn Pederson Fox Associates

Location:
133 Fleet Street, London

The works at Peterborough Court were carried out by our Alliance division. The CAT A project spanned across floors 1-5 and included the panelling to the lift lobbies, WC's, doors, changing facilities, reception desk and plant wall.











"I nominate Dan Smith!

Hello, my name is

NIGEL ROBINSON

Senior Estimator

What is your favourite TMJ project over the last 45 years?

That's very hard to choose as it could be Deutsche Bank (Ribbon Wall) or securing the Auditorium and Observatory at Ellison and watching how they are developing.

How do you spend your free time?

Mainly with the family.

Most embarrassing moment?

Do not have any, well not that I can remember... or is that embarrassing?

Prized possession

My wife.

What do you wish people knew about your work?

How good we are at what we do in the Estimating Department.

What skill would you most like to learn?

How to play Golf properly.

If you could spend a week in a different department, which one?

In Design learning how to use the software.

If you had a superpower, what would it be?

Being Invisible and scaring people.

Favourite film

Bourne Identity

Bucket list:

- Visit Japan
- Snorkel at the Barrier Reef
- Stay and dine at The Black Swan at Oldstead (Tommy Banks Restaurant)



Favourite food

Chinese takeaway.

Best asset

Being me! Hahahah.



Project Edward Award

We're thrilled that our hard work has been acknowledged on Project Edward by Structure Tone.

This was an incredible large-scale project and we were awarded for Outstanding Technical Delivery.

In our feedback, the client said our strengths were "quality of install and recognition to rectify any snags. You had a strong Project Management team and kept us in the loop. Happy to to help and resolve issues to ensure quality." Well done everyone!

RoSPA Award

We're proud to announce that we've received the RoSPA President's Award, following 14 consecutive years of achieving Gold Awards.

This recognition reflects the continued commitment and dedication of our team to maintaining the highest standards of safety for everyone.



Team Charity Achievements

There have been some great out-of-work fundraisers this year. Well done to our colleagues for working hard in work, and pushing themselves to their limits outside of work!



Kira Allin carried out a Triatholon



Chris Poulding completes Manchester Marathon



Ben Edis completes a 100km hike



Ivan Ryshchak runs his first Marathon



Kevin Edwards completes a walking marathon

KPMG

PROJECT WIN

15 Canada Square, London

Current Value
£2.9m

Job Number
26-463

Programme
May 2026 - December 2026

Main Contractor
Structure Tone

Architects
TP Bennett

TMJ Team
Matt Hudd, Matt Hartwell, Viksan Navadas, Sam Foster, Alex Hotchkiss, Marcus Sharpe and Sarah Mann

Scope
This exciting project for KPMG, one of the Big Four accounting firms, includes Badging Desks, Coffee Bar, Coat Cupboards, Credenzas, Booth Seating, Banquette Seating, Reception Podiums, Phone Pod Desks, Acoustic Timber Wall Panelling, Acoustic Timber Ceiling Panelling, Acoustic Fabric Wall Panelling, Writable Glass Wall Panelling, Metal Wall Panelling, and Timber Doors.

Community Partnership

HERE WE GO



TMJ Signs ITFC Partnership

TMJ is thrilled to announce our new two-year partnership with Ipswich Town Football Club, making us an Official Community Partner.

This collaboration will allow the TMJ name to reach a wider audience, as our logo will be prominently displayed on stadium LED boards, large screens, matchday programs and internal concourse screens throughout the season. Be sure to keep an eye out for it during your next visit to a game!

Additionally, we'll have the opportunity to participate in business networking events via the ITFC Business Network, connecting us with other local businesses and opening doors to potential opportunities.

This is an exciting moment for us. Let's rally together and cheer for the team even louder this season. COYB!







SkillBuild Competition

We're incredibly proud to have 4 of our apprentices named as finalists in the Joinery category at the SkillBuild UK National Final.

Following the success of the Regional Qualifiers, Ivan Ryshchak, Jesse Irons, Kira Allin and Luke Newton have all made it to the Final which is taking place in November.

Out of 100 students in the regional competition, securing half of the 8 national finalist spots is an outstanding achievement - and something that rarely happens.

The final is a two day competition, where they will have to show outstanding technical ability, attention to detail and a real passion for joinery.

We can't wait to go and cheer them on!

A huge congratulations to our talented apprentices.



NATIONAL APPRENTICESHIP WEEK

TMJ x CFS

Patrik, D'onate and Jake from CFS



Three of Complete Fixing Solutions' apprentices joined TMJ for National Apprenticeship Week. Patrik, D'onate and Jake all gained hands-on experience and developed their skills across a range of areas within the trade.

From laminating sheet timber and sharpening their hand skills, to mastering joints and learning how others work - it was a week packed with growth, learning and development.

We held a door installation competition, in which we saw D'ontae take the win.

It was a close call and produced some healthy competition! Well done, D'ontae.



D'ontae winning the TMJ Door Competition



Apprentice Go-Karting

We also made sure the week wasn't all work and no play!

The week ended with an evening meal and a brilliant team-building go-karting night for the TMJ and CFS apprentices.

It was a great opportunity for them to get to know one another and round off a fantastic week.

Opportunities like this make a real difference to the next generation of tradespeople and we're incredibly proud of how our TMJ apprentices represented us when showcasing their skills to Patrik, D'ontae and Jake.



Sarah Mann

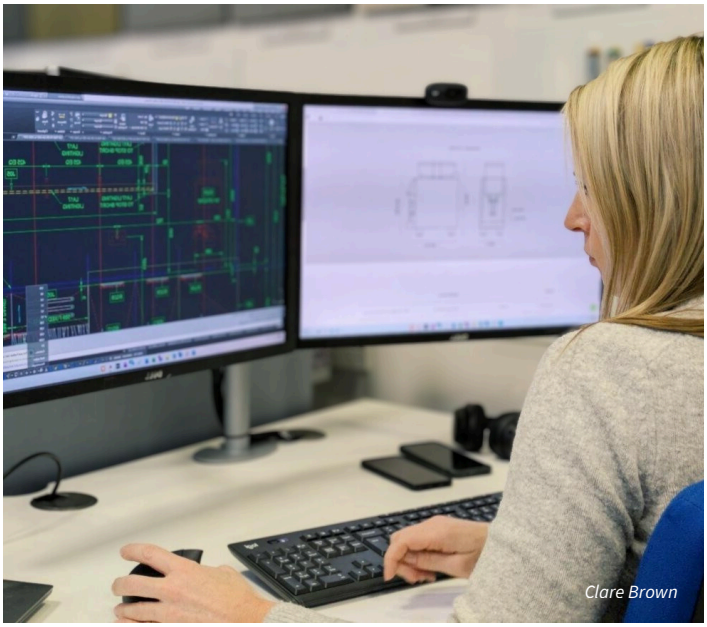
Women in Construction Week

In March we celebrated Women in Construction Week, by shining a spotlight on the brilliant women who help drive TMJ forward. Their journeys are diverse, their talent unmatched and their impact felt across every corner of our business.

Meet just a few of the incredible TMJ women shaping our future:

Sarah Mann - Compliance, Quality & Sustainability Manager

With 9 years in construction, Sarah had a career in Social Services before discovering her passion for the industry. Today she's our very own Green Queen, leading the way in sustainability and responsible practice.


Clare Brown

Clare Brown - Design Manager

Clare's love for woodwork and design began at a young age and 20 years later she's leading design on many of our most prestigious projects. She is a true creative force in our team.

Kira Allin - Apprentice

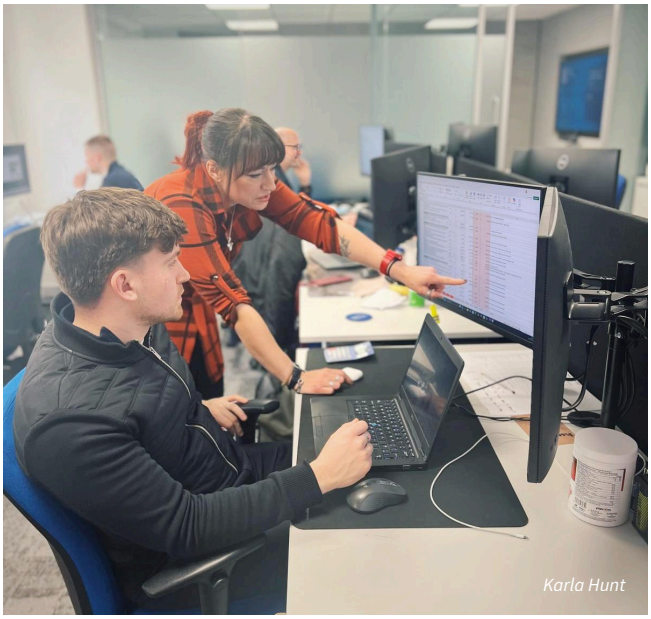
Since joining TMJ in September, Kira has flourished. Her advice to women considering construction? "Pursue your passion." We couldn't agree more.

Karla Hunt - Senior Surveyor

Karla has made her mark throughout her 21 years in construction, leading with determination and fierce professionalism. A powerhouse of expertise and resilience.

At TMJ, we're committed to fostering an inclusive, equal and welcoming industry. If you know someone considering a career in construction - tell them to take the leap!


Kira Allin


Karla Hunt

SIG

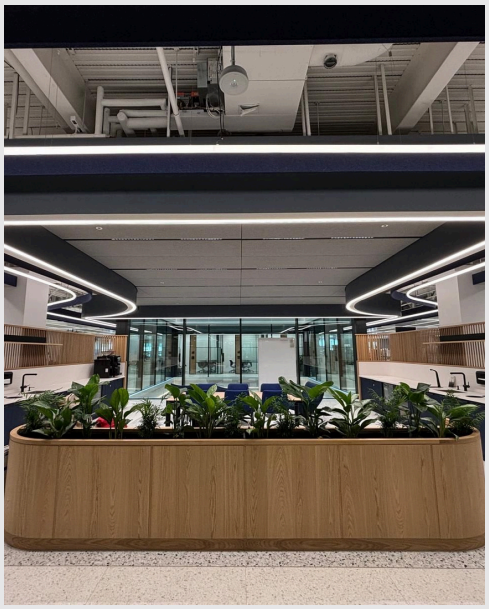
Structure Tone
TP Bennett

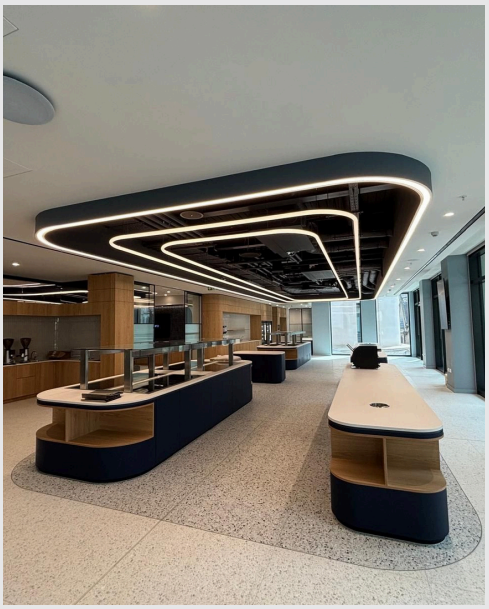
Location:
Woolgate Exchange, London

Landmark completed the global financial services and investment organisation workspace, pairing bespoke joinery with integrated planting and clean detailing to form a contemporary workplace designed for collaboration, movement and everyday use.










TMJ
INTERIORS
CELEBRATING
45 YEARS


TMJ
CELEBRATING
45 YEARS






45
YEARS







TMJ's 45th Birthday and Summer Fun Day

To mark TMJ's 45th birthday, we brought together our TMJ family for a fantastic Summer Fun Day filled with great food, entertainment and plenty of fundraising for East Anglian Air Ambulance - whom we raised **£982** for! Highlights included a surprise Spitfire flyover, live music from After Drive, delicious food and desserts from local suppliers, face painting, caricatures, inflatables, Shetland ponies and activities for all ages. We were also pleased to welcome Julie from East Anglian Air Ambulance, who shared insight into the vital work the charity does while helping us raise important funds. Thank you to everyone who joined us, donated prizes and helped make the celebrations so special as we reflected on an incredible 45 years and looked ahead to the future.











1 Triton Square

Overbury
Piercy & Company

Location:
Regent's Place, London

Our work on the landmark destination within Regent's Place included the manufacture of teapoints, timber doors, atrium screens, timber panelling, planters, tables, banquette seating, shelving, timber fins and a bespoke reception desk.











"I nominate Fern Wildish!

Hello, my name is

WILLIAM PETTIFER

Design Technician

If you had a superpower, what would it be?

Banning any overly obnoxious adverts on the radio – I can't stand them!

How do you spend your free time?

Love to explore an old historic property and garden and then post about it on Instagram

Celebrity crush

Not really sure if I have one!

If you could spend a week in a different department, which one?

Hmm, I have to say work in Document Control. I issue my drawings to them on a daily basis (well almost)! It would be interesting to issue the drawings from the POV of a Document Controller.

Most embarrassing moment?

That time when I was in Scotland and was on a boat that kept drifting further and further away until I was in a diagonal position with just the water below me and was like 'Oh no oh no'...SPLASH!

Prized possession

I have an old 19th century Japanese collectors cabinet outside my bedroom.

What do you wish people knew about your work?

I have a habit of churning out dollops of drawings out to Document Control!

What skill would you most like to learn?

Not an easy one I can really think of I'm afraid.

Bucket list:

- Travel the world, especially intercontinental
- Stay in a luxury hotel (not sure how I can afford that!)
- Own an electric car



Favourite project

Difficult to say - KGX1 or Wimbledon are up there!

Favourite food

Pizza.

Best asset

My Kenyan belt that I bought in that country – I wear it all the time!


SIG Woolgate Exchange

A LOOK BACK: ONE HYDE PARK



Martin Holmes
Projects Director

As I was reflecting on some of the standout projects from earlier in my career, one in particular came to mind - Penthouse A at One Hyde Park, arguably one of the most prestigious and exclusive residential developments in the world.

Back in 2010–2011, the project faced an unexpected change when the Project Manager was reassigned to support works on the London 2012 Olympic Stadium. This presented a unique opportunity for two members of the team, Mark Hazell and me, to take a leading role in delivering the three-storey penthouse to completion while working for ISG and Candy & Candy.

'Penthouse A' was the largest apartment within the development and set a benchmark for luxury, quality and craftsmanship. Expectations were uncompromising, with every trade contractor required to achieve standards that went beyond normal British building tolerances. The pursuit of perfection was relentless. One vivid memory is of a blockwork contractor who had to rebuild walls on three separate occasions because the tolerances simply weren't precise enough.

TMJ's scope of works was equally impressive. We were responsible for the installation of bespoke timber door sets, together with custom-made ironmongery cast in a specialist foundry in Hastings. The finishes were extraordinary, featuring gold plating and mother-of-pearl detailing that reflected the exceptional level of luxury throughout the property.

The interior fit-out was truly remarkable. From handcrafted joinery and luxurious timber and silk wall panelling to exquisitely finished ceilings throughout the living spaces and bedrooms, every detail was designed to make a statement.

Among the most memorable features were life-sized hand-carved leather panels depicting Muhammad Ali and the American Eagle; stunning pieces of craftsmanship that left a lasting impression on everyone who saw them.

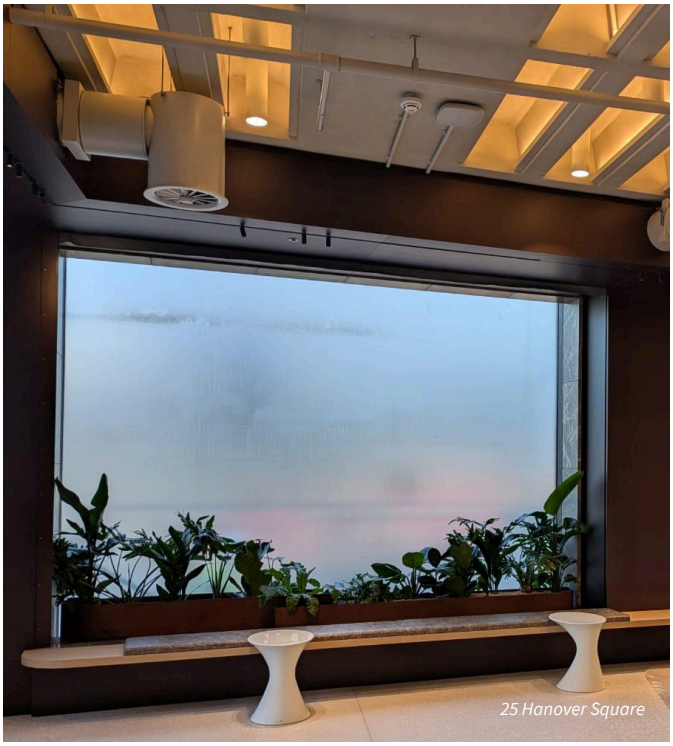
Sadly, there are no photographs we can share. Working on One Hyde Park came with strict confidentiality requirements, and all contractors, including TMJ, were required to sign comprehensive Non-Disclosure Agreements. Security was taken so seriously that mobile phones were surrendered and locked away before entering the site each day.

While the finished penthouse remains unseen in our archives, the experience of delivering such an iconic residence remains one of the most memorable and rewarding projects of my career - a true example of precision, craftsmanship and luxury construction at the very highest level.

LANDMARK PROJECT UPDATES

SIG

We are delighted to announce the successful completion of our works at Woolgate Exchange for Structure Tone. This CAT B fit-out on Level 2 has not only delivered an exceptional workplace for the American client but has also established the benchmark for the client's future office fit-outs across their global portfolio.


25 Hanover Square

The project has been a tremendous success for TMJ, earning us three awards and showcasing the quality, innovation and attention to detail that our teams consistently deliver. A fantastic achievement for everyone involved.

25 Hanover Square

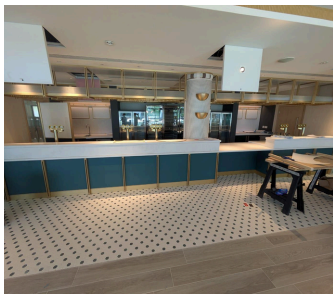
As our involvement at 25 Hanover Square draws to a close, with the final Day 2 works completing in July, we can look back on the delivery of a truly prestigious project.

This high-end CAT B commercial office fit-out demanded exceptional craftsmanship and attention to detail throughout, resulting in a workplace of the highest standard for a distinguished client. Having been involved throughout the journey, I can safely say this has been one of the more challenging projects working with Mace in recent years - and one that I will be pleased to see successfully completed.

Millennium Building, Wimbledon, Phase 26

The completion of Phase 26 marks the successful delivery of what has undoubtedly been the most ambitious phase of the project to date.

From specialist joinery in the Members' and Players' front-of-house facilities to extensive back-of-house staff areas, gym and health zones, shower facilities and WC areas spanning four levels, the scale and complexity of the works presented significant challenges throughout.




Millennium Building

This achievement would not have been possible without the dedication and commitment shown by both our factory teams and site delivery teams. I'd like to extend a sincere thank you to everyone involved for their hard work and determination.

As we look ahead to Phase 27, we are undertaking a comprehensive lessons-learned review internally and alongside Sir Robert McAlpine to identify opportunities for greater efficiency and cost-effectiveness, ensuring we continue to improve and build on our success.

UAL

Works have now recommenced on our UAL project for Multiplex following a planned pause that allowed other trades to progress their activities.

The FF&E fit-out is now moving forward with a revised completion date of October 2026. Our scope includes the installation of bespoke reception desks, tea points, banquette seating, planters and feature screens, all designed to create welcoming and functional environments throughout the space.

We look forward to progressing the next stage of the project and delivering another successful outcome for our client.


UAL

FINAL THOUGHTS: LOOKING AHEAD

As the fit-out market continues to evolve, so too must we. Within the Landmark division, the availability of high-end residential projects has reduced in recent years, creating both challenges and opportunities.

To maintain our momentum and secure future success, our focus is increasingly on building strong relationships with new client teams and expanding our presence within the CAT A & B commercial fit-out sector. By leveraging our proven track record, quality of delivery and specialist expertise, we are well positioned to diversify our portfolio and explore new opportunities across the market.

I am excited about the challenges ahead and look forward to working with both existing and new clients as we continue to build on TMJ's reputation for delivering exceptional projects.


FX Awards 2008



BWF Awards 2018


Little Britain 2008


Boat Cruise 2006


FX Awards 2008


Mace Awards 2019

BioSTaR

PROJECT WIN

Jealott's Hill, Berkshire

Current Value
£1,470,000

Job Number
TBC

Programme
September 2026 - October 2027

Main Contractor
Walter Lilly

Architects
Bond Bryan Fairhurst

TMJ Team
Martin Holmes, Barret Ganji, Karl Brown, David Shiress, Abi Hotchkiss, Marcus Sharpe and Sarah Mann

Scope
This is an exciting project for Syngenta, a global leader in agricultural innovation, who are building the Biological Sciences Technology and Research center (BioSTaR). It will deliver the latest advances in biological sciences, molecular and analytical research and digital innovation to shape the future of sustainable agriculture. Our scope includes the office fit out of communal areas including banquettes, teapoints, coats and planters.



"I nominate Callum Dickinson!"

Hello, my name is

BRENNAN HOPKINS

Apprentice

If you could travel anywhere, where would it be?

I'd like to go to Japan one day.

How do you spend your free time?

Not many people know, but I'm a keen baker.

Most embarrassing moment?

My most embarrassing moment is probably when I set the saw on fire (even though I argue it was not my fault)!

What do you wish people knew about your work?

How much precision and attention to detail goes into it.

Prized possession

My car!

What skill would you most like to learn?

Apparently how to drive properly...

If you could spend a week in a different department, which one?

As the gardener, as I have pasty skin!

If you had a superpower, what would it be?

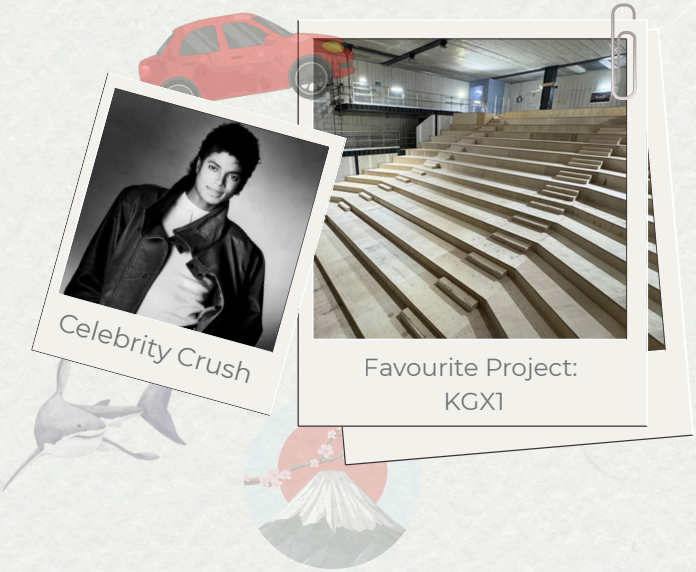
Teleportation.

Favourite film

Grown ups.

Bucket list:

- Experience Japanese culture
- Swim with sharks
- Have a child (or pet monkey)



Favourite food

Chinese takeaway.

Best asset

...but I would argue my best asset is my driving skills.

Planter Protect Ltd receiving their award



Supply Chain Partner of the Year

We are pleased to announce that our Supply Chain Partner of the Year 2025 is Planter Protect Ltd.

This award recognises their exceptional competence and outstanding performance. We look forward to strengthening our partnership in the year ahead.

Subcontractor of the Year

Our 2025 winner is Complete Fixing Solutions! Voted for by our colleagues, this award recognises their remarkable expertise and consistently high-quality delivery.



CFS receiving their award



Suffolk Fire and Rescue Service

Suffolk Fire and Rescue Service

TMJ were pleased to welcome crews from Suffolk Fire and Rescue Service (Hadleigh and Needham Market) to our facility. At TMJ, we recognise that fire safety is a critical risk that must be carefully managed.

Providing the crews with access to our manufacturing facility enabled us to showcase the machinery we operate and highlight any potential hazardous areas. This collaborative visit ensures that, in the event of an emergency, attending crews will have a better understanding of our site layout and associated risks.

TMJ CYBERSECURITY UPDATE

JULY 2026

Think Before You Click
Report Suspicious Emails

Cyber threats continue to evolve, and organisations like TMJ remain attractive targets. Most successful attacks do not start with complex hacking - they start with a convincing email, a malicious link, or someone being persuaded to share information they should not.

PHISH SIMULATIONS

WHY THIS MATTERS

Phishing simulations are not about catching people out. They help us practise recognising threats in a safe environment, measure our resilience, improve how quickly suspicious emails are reported and allow us to identify who may need additional training.

DELIVERED
1,404
Simulated emails

REPORTED
877
via Phish Alert

REPORT RATE
62.5%
of delivered emails

LINKS CLICKED/ QR SCANNED
199
Risky actions

DATA ENTERED/ ATTACHMENT OPENED
90
Entered details or opened attachment

EMAIL REPLIED
5
Users replied to emails

WHAT THE NUMBERS TELL US

The good news: reporting behaviour is massively improving. Every use of the Phish Alert button gives IT the information needed to investigate, remove malicious messages and protect other colleagues.

The caution: clicks and credential entry still happen, especially on emails that appear to have come from TMJ. A convincing email can look genuine, especially when it appears to come from a trusted supplier, colleague or Microsoft 365 service.

REAL THREATS WE FACE

- Supplier impersonation
- Fake invoice requests
- QR code phishing
- Microsoft 365 login scams
- AI-written emails
- Urgency and pressure tactics

STOP | CHECK | REPORT

If in doubt, use the Phish Alert button or contact IT before clicking links, opening attachments or entering credentials.

TMJ CYBER SECURITY UPDATE

JULY 2026

HOW TO SPOT A SUSPICIOUS EMAIL

Unexpected request

Were you expecting the invite, email, file, quote, invoice or approval request?

Pressure to act quickly

Attackers often use urgency to stop you thinking clearly.

Link looks odd

Hover over links and check the real destination before opening.

Asks for credentials

Be cautious with login pages, MFA prompts and password requests. They are designed to trick you - check the link.

Payment or bank detail changes

Verify through a known trusted route before taking action.

QR code in an email

Treat scanning QR codes with the same caution as any other link.

IF SOMETHING FEELS WRONG

1. **Do not click**
   Do not, click, open attachments or enter your credentials.
2. **Report it**
   Use the Phish Alert button in Outlook - You can report from Outlook mobile app too!
3. **Tell IT quickly**
   If you clicked or entered details, don't keep quiet! contact IT immediately.

WHY SPEED MATTERS

In an earlier simulation, 166 emails were sent. 58 users clicked, 35 entered credentials and 35 reported the email without interacting with it.

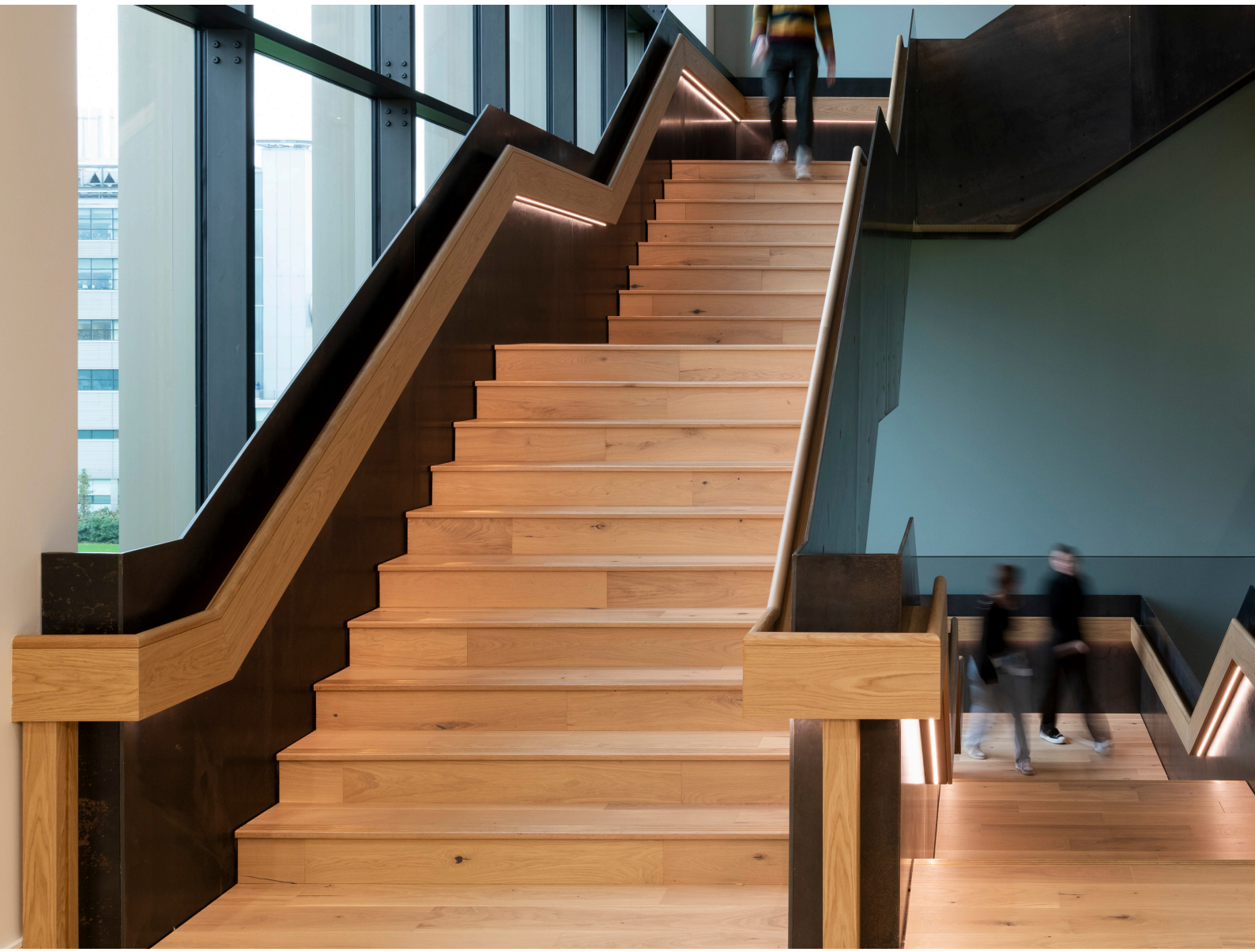
One set of credentials was submitted just 35 seconds after receipt. In a real incident, that is the kind of speed attackers rely on, and makes it difficult for IT to respond to at that scale.

TEAM REMINDER

Cyber security is a team effort.

Every reported email, every cautious decision and every question raised helps protect TMJ, our customers and our colleagues. Thank you for staying vigilant.

THINK BEFORE YOU CLICK. REPORT SUSPICIOUS EMAILS. PROTECT TMJ.



Commercial Update



Kevin Pryke

Finance Director

I can't believe we're already halfway through another year. Following a record-breaking 2025, we set ourselves ambitious targets for 2026, and thanks to everyone's hard work and commitment, we remain firmly on course to achieve them.

The first six months of the year have been incredibly busy across all areas of the business. Our projects continue to perform strongly, margins remain healthy, and we are currently ahead of plan in what is shaping up to be another record year for TMJ.

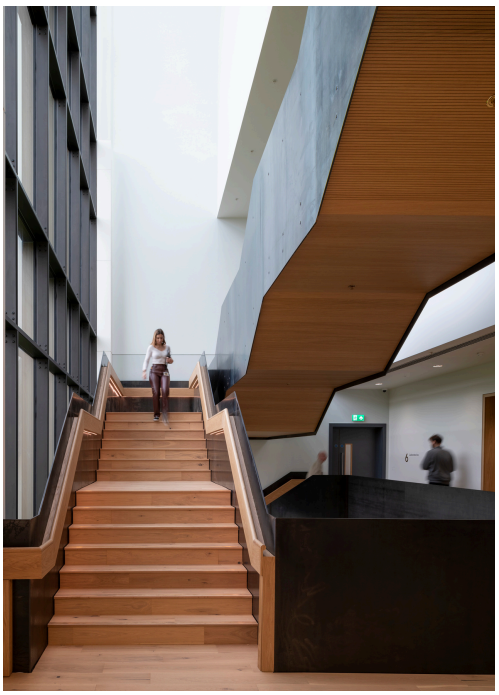
We have already achieved a significant milestone in 2026, recording our highest ever monthly turnover of over £7 million. To put that into perspective, our previous record month, set last year, was £5.9 million.

This outstanding achievement reflects the dedication, expertise and teamwork shown across the business every day.

While strong sales are important, we remain focused on what really matters: delivering profitable projects and building a sustainable business for the long term. The strong results we are achieving allow us to continue investing in TMJ, and over the past year we have committed significant funds to new machinery, technology and systems to improve our processes, increase efficiency, and enhance the service we provide to our customers.

Standing still is never an option, and these investments help ensure we remain competitive and well positioned for future growth.







London Institute of Medical Science

As we look ahead, our focus is increasingly on securing work for 2027 and beyond. Maintaining a strong pipeline is essential to sustaining our growth, and every successful project we deliver today helps create future opportunities.

Thank you for your continued hard work and commitment. The first half of the year has given us plenty to be proud of, and there is every reason to be optimistic about what we can achieve in the months ahead.

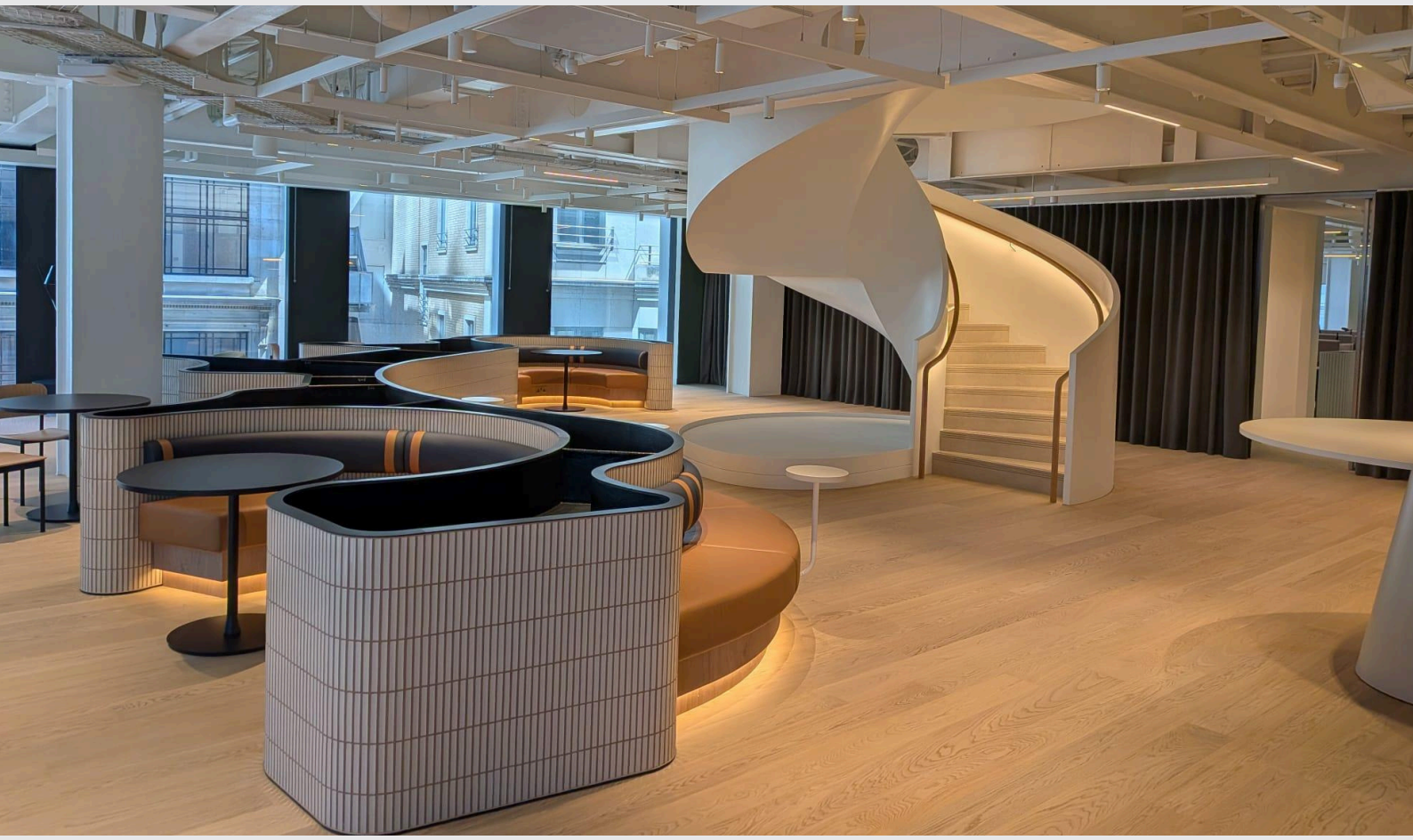
In 2026, we have achieved our highest ever monthly turnover of over £7 million

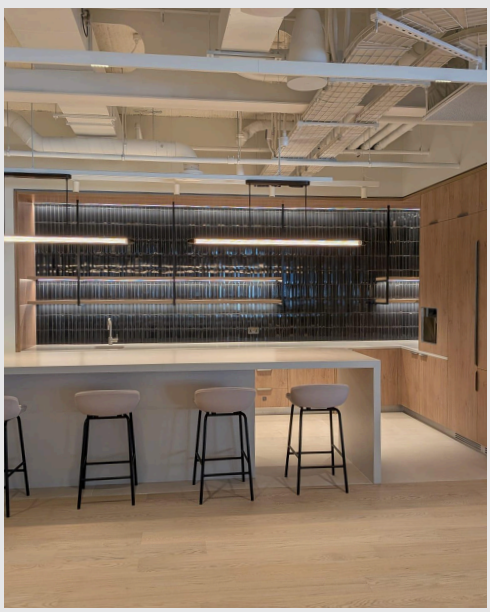
Latham and Watkins

Overbury
TP Bennett

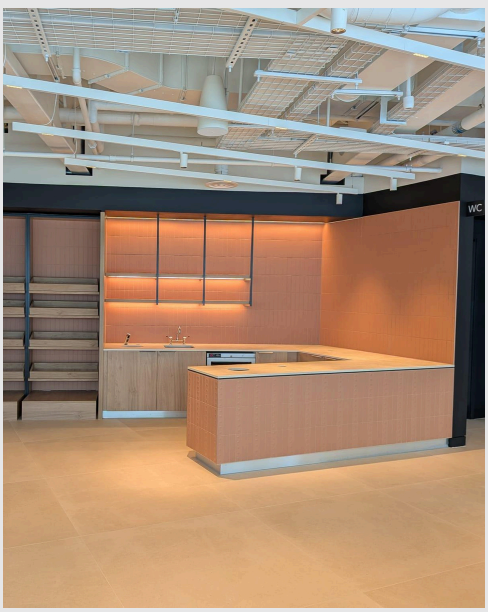
Following Aspire's completion of Latham and Watkins, TMJ recieved great feedback: "TMJ should be proud of the project they helped build and more importantly, their people."

Location:
1 Leadenhall Square, London









London Forward

PROJECT WINNER

20 Bank Street, London

Current Value
£2.96m

Job Number
26-465

Programme
June 2026 - February 2027

Main Contractor
Structure Tone

Architects
TP Bennett

TMJ Team
Matt Hudd, Matt Hartwell, Jack Macdonald, Darren Smith, Alex Hotchkiss, Marcus Sharpe and Sarah Mann

Scope
This exciting project for Morgan Stanley includes teapoints, banquette seating, booth seating, laminate wall panelling, acoustic timber wall panelling, WC cubicles and WC vanity mirrors.

Luke and Kira with their step ladders



Congratulations, Kira and Luke!

Our apprentices shone at the Worshipful Company of Joiners and Ceilers craft competition, with Luke Newton taking 1st place and Kira Allin securing 2nd.

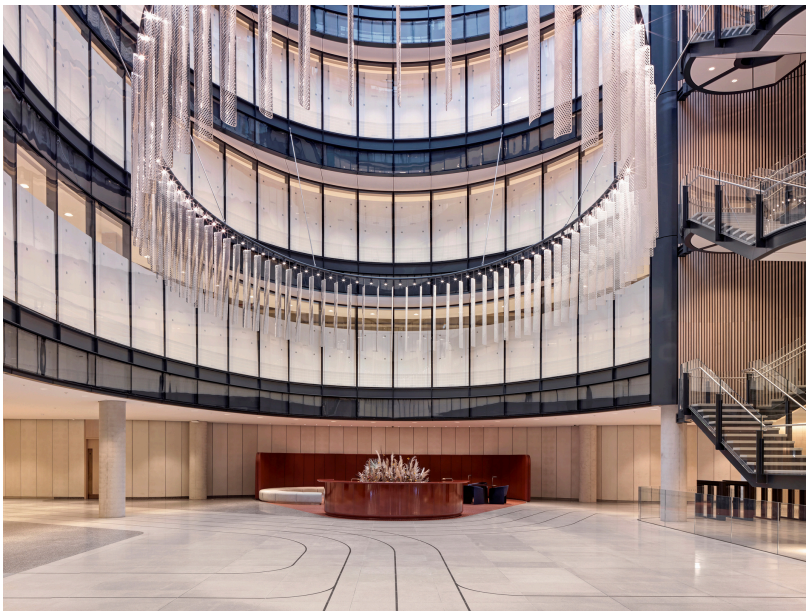
Their handcrafted step ladders were created under timed pressure and with no clue what the brief would be. We couldn't be prouder of every apprentice who took part.

Luke and Kira were invited to attend the Artisans and Apprentices Dinner.

The evening recognised the accomplishments of all the competition winners, with Luke and Kira proudly receiving their awards.



Luke and Kira at the Artisans and Apprentices Dinner



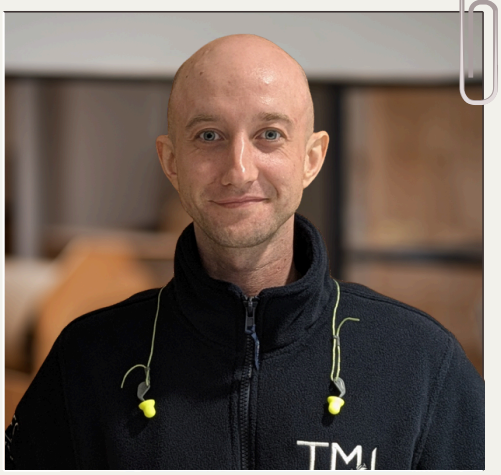
100 Liverpool Street

BCO Shortlisting

We're proud to share that 100 Liverpool Street was shortlisted for the BCO London Region Award in the Commercial category. As British Land's first Net Zero Carbon building, the project created 520k sq. ft of workspace, retail and a striking ninth-floor restaurant with views of St Paul's.

Our team contributed to the dramatic slatted wall feature that spans the development; a standout element in the transformation of Broadgate into a world-class, mixed-use destination.

Additionally, Deutsche Bank is a finalist in the Nationals following its regional win. A project that was complex, challening but has an outstanding finish, it is great to see it is being recognised. Well done everyone!



"I nominate Ivan Ryshchak"

Hello, my name is

MATTHEW CAREY

General Labourer/Apprentice

If you could spend a week in a different department, which one?

Design using CAD.

If you had a superpower, what would it be?

Teleportation.

Best asset

My bald head for thermal regulation!

If you could travel anywhere, where would it be?

I'd like to see Japan.

How do you spend your free time?

I game and make music.

Most embarrassing moment?

I was hit in between the eyes with a cricket ball. I spent the next fortnight looking like a hammerhead shark.

What do you wish people knew about your work?

I'm here to learn as much as I can!

Prized possession

My PC.

What skill would you most like to learn?

I'd like to learn 3D computer graphics.

Bucket list:

- Write a book
- Fly a glider
- Scuba dive in the tropics

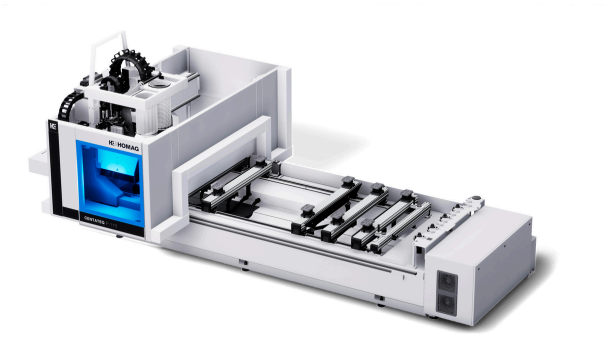


Favourite food

Spaghetti Bolognese.

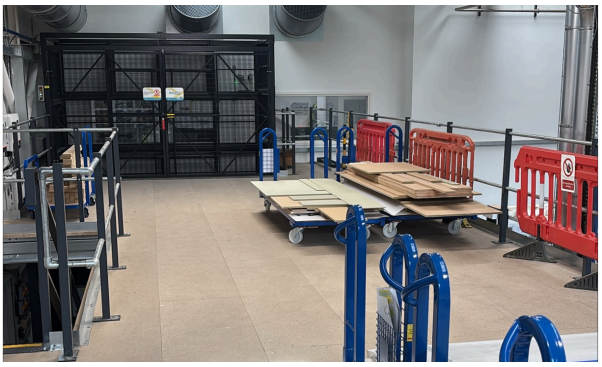
Favourite project

Whatever I'm currently working on!











Our Investments

In 2026, TMJ has made many investments in our factory and our people.

One of our biggest investments this year is the purchase of a **5 Axis P10 Homag CNC machine**, this machine is due for delivery in mid-September and will significantly increase our in-house CNC capability it gives us a greater capacity to handle larger projects such as Ellison while reducing our need to outsource CNC work. This investment not only increases efficiencies but also gives us a greater control over quality, programming and delivery times.

We also invested in a new **T27 Spindal** - it's a like for like replacement due to the age of the previous machine.

A new **Felder F900Z Spindel** and a **Felder AD9-41 Planer** thicknesser has been ordered for the apprentice Academy, delivery due mid to end of August. These machines provide modern capable equipment for both training and production support. This demonstrates our commitment not only to today's workload, but also to developing the skilled workforce that will support TMJ's future.

We have installed a **new lift and Mezzanine to the new mill.** Efficiency isn't just about machines; it's also about how materials move through our factory. The introduction of the new lift and Mezz has increased our storage capability while improving workflow between departments. Better organisation, better access to materials and improved movement through veneering and CNC areas all contribute to increased productivity and reduced waste.

Over the last 4 months we have also invested in improving our daily operations through the introduction of **purpose designed workshop trolleys**. Developed alongside Seeley Products, these trolleys have helped us reduce pallet usage, improve material flow, create a safer working environment and provide a much more professional appearance throughout the workshops. An added bonus is savings of between £10,000 and £15,000 a year on the purchase of palllets.

Combined with our machinery purchases and factory improvements, our total investment to date this year stands at £350,000. This clearly demonstrates our commitment to remaining the leading specialist joinery manufacturer in the UK.

We have been implementing and training our Design Technicians in **SWOOD and SolidWorks**, with 6 out of 10 DTs now drawing in SolidWorks. SWOOD has the potential to fundamentally change the way we manufacture. Rather than manually transferring information between multiple systems, it allows us to build intelligent parametric models that automatically generate machining, cutting lists and manufacturing data. The result is less manual input, fewer opportunities for error, faster programming and better consistency across the business. We've already developed and tested the first library templates and are now moving into proving full manufacturing workflow through live projects.

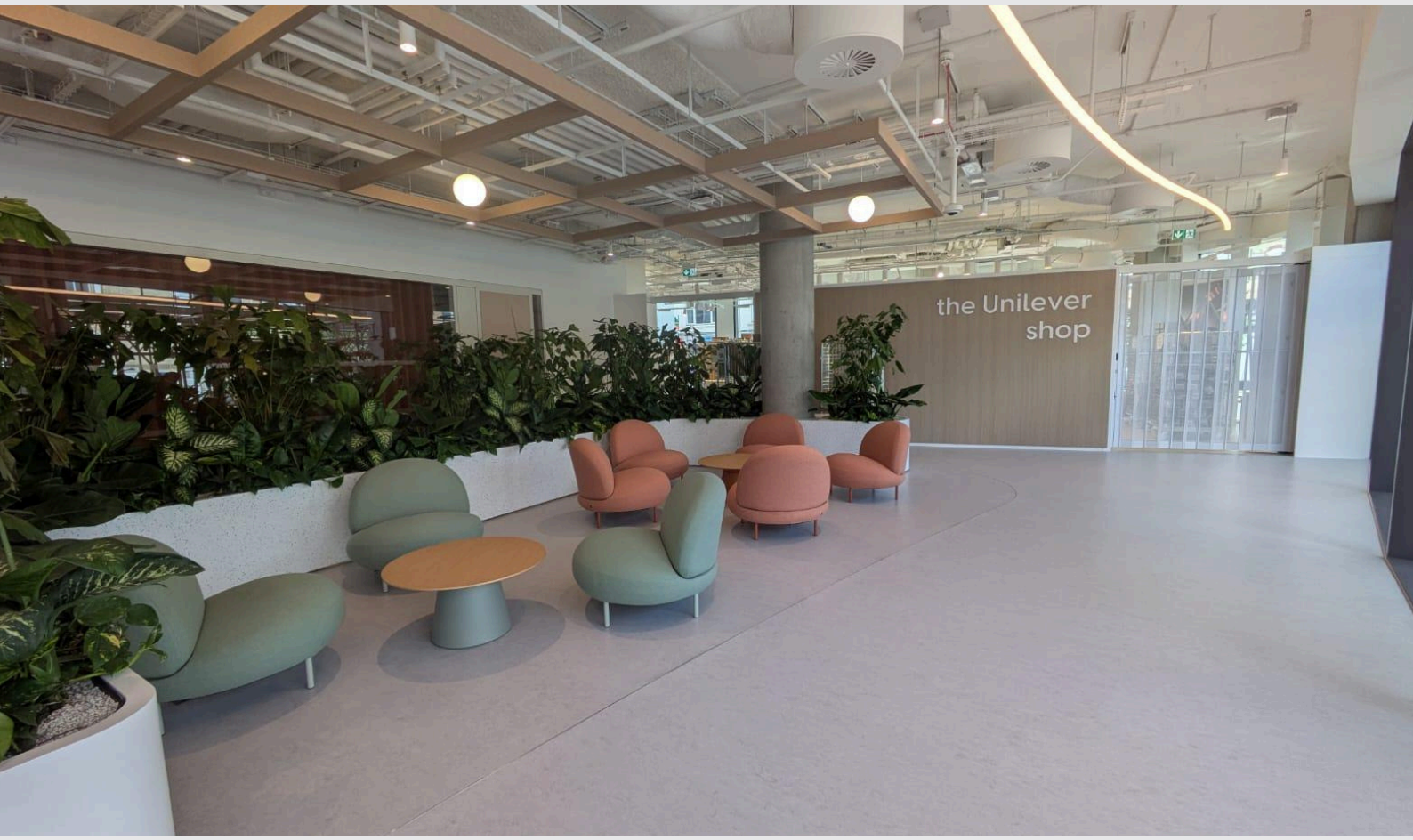
In September, we welcome **7 new production apprentices**, our biggest cohort yet. In line with this, we plan to build as TMJ Training Academy in the future. We believe the biggest investment we can make is in the next generation and this will aid us to do this.

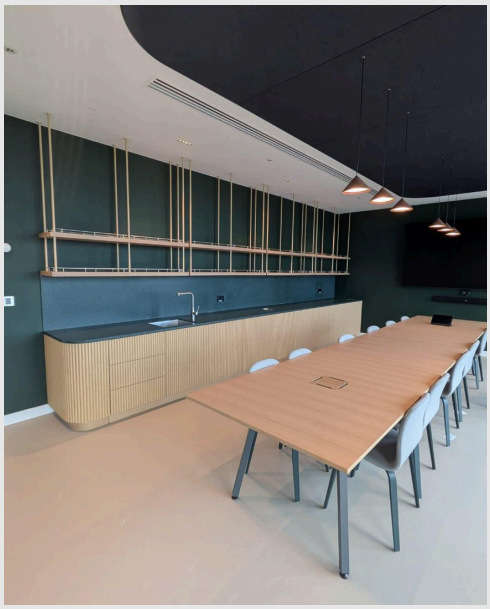
Unilever

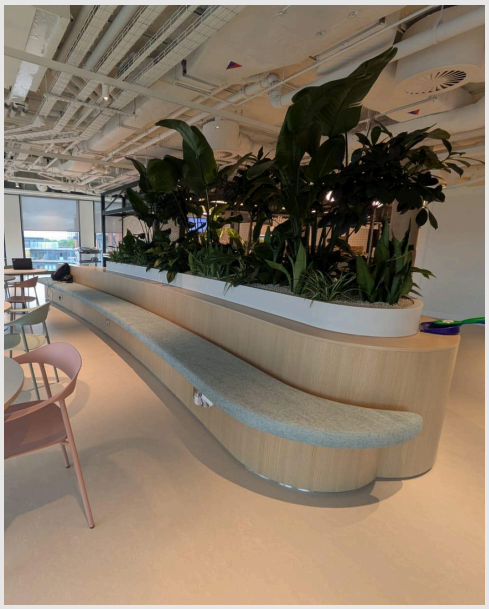
Overbury
Perkins & Will

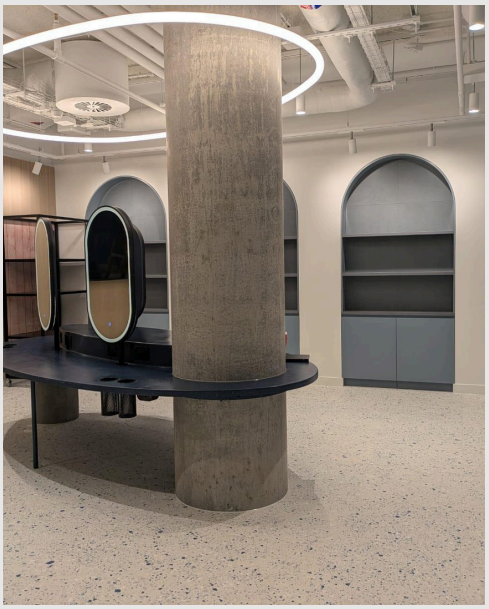
Despite being a more challenging project for Pioneer due to its location, TMJ completed it whilst “providing quality throughout the life cycle of the project”, according to Overbury.

Location:
St James Road, Kingston Upon Thames









Ellison Observatory

PROJECT WIN

Littlemore House, Oxford

Current Value
£13.8m

Job Number
26-367

Programme
August 2025 - October 2027

Main Contractor
Laing O’Rourke

Architects
Foster + Partners

TMJ Team
Mark Hazell, Rob Heard, Shane Goodchild, Greig Fensome, Nigel Robinson, Tyrell Bailey and Sarah Mann

Scope
Following the PCSA, we have priced and successfully secured the full package. The scope comprises the supply and installation of a fire-rated steel structure with associated floors, acoustic partitions, plenums, glazed doors and joinery; bespoke balustrades in oak, glass, leather and acoustic materials; floor, wall and ceiling finishes incorporating acoustic and fire-rated systems; and high-end joinery and FF&E including integrated seating, panelling, teapoint and automated media screen systems.

40 Portman Square

Collins Construction
Gensler

Location:
Marylebone, London

This Pioneer project included floors 1, 2 and 3, consisting of reception desks, planters, banquette seating, library units, coat cupboards, timber wall panelling and timber doors and frames.





















Beer and Burger

We loved celebrating with the whole team at our 2026 Beer and Burger.

One of our favourite events of the year! We put our tools down and step away from the laptops to get together as a team to have a barbeque - hand cooked by our Board of Directors.

What a way to round off what has been a very successful first half of the year for Team TMJ - we hope everyone enjoyed!

Project Leapfrog

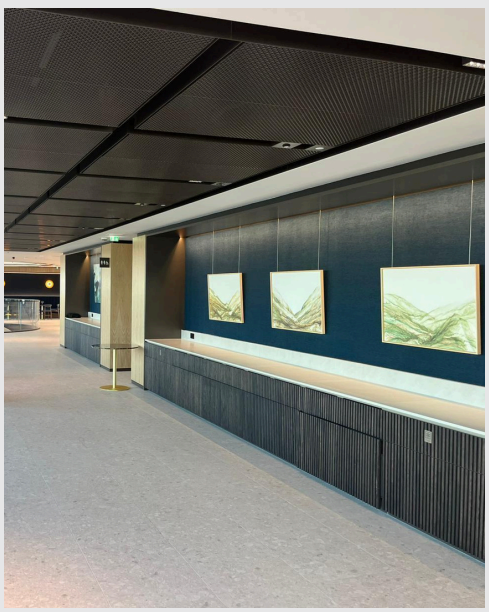
Mace
Perkins & Will

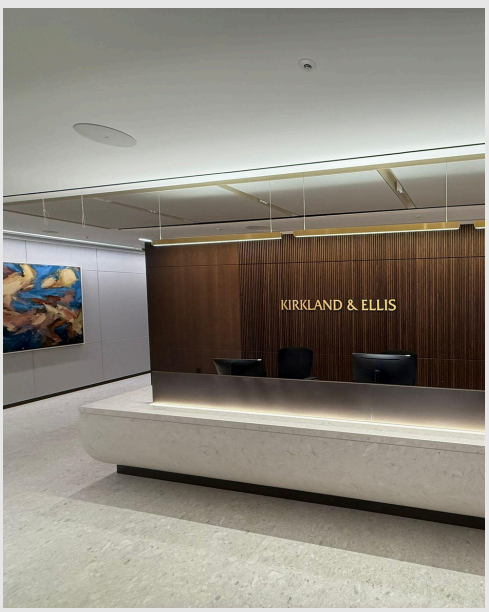
Aspire division has completed this high end commercial project for global law firm Kirkland and Ellis. The project spanned 20 floors and is up there with one of our highest valued projects.

Location:
40 Leadenhall Street, London









TMJ INTERIORS



VIVA LAS Trinity

DECEMBER **12** AT 6:45 PM

TRINITY PARK, FELIXSTOWE
RD, IPSWICH, IP3 8UH

Let's celebrate Christmas together!

Be transported to Christmas in Vegas with casino tables, dodgems, floor shows and a three course meal.

Smart casual partywear. Transport will be arranged for Bildeston, Colchester, Copdock, Hadleigh and Stowmarket. Accommodation offered to those who live over 30 miles from the venue. RSVP below by Monday 5th October.



SIG Awards

Team TMJ were recognised by Structure Tone with three awards for our work on SIG, Woolgate Exchange.

Martin Holmes, Josh Day, Luke Auton and the wider TMJ team were awarded the 'Excellence in Quality', 'Lead by Example' and 'Rising Star' awards.

This was a fantastic achievement and a true testament to the dedication of our team.

To top it off, this was awarded throughout our 2026 Quality Week - what better way to kick off the week than being recognised by one of our clients.

Well done everyone.

Overbury Charity Quiz 2026

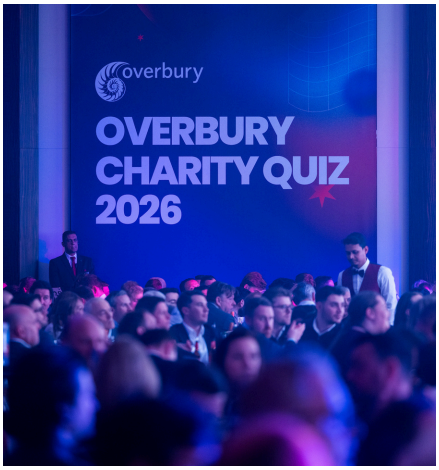


TMJ was pleased to be able to sponsor and attend the Overbury Charity Quiz 2026, where an amazing £621,400 was raised in support of a range of deserving charities!

Huge congratulations to the Overbury team - it was a fantastic evening for a brilliant cause and we are proud to have been apart of it.









Gibson Dunn

PROJECT WIN

One Exchange Square, London

Current Value
£6m

Job Number
26-475

Programme
August 2026 - June 2027

Main Contractor
BW

Architects
Gensler

TMJ Team
Matt Hudd, Ricky Mills, Josh Carter, John Hall, Dave Robbins, Marcus Sharpe and Sarah Mann

Scope
Banquette seating, Secretary stations, Reception, desks, Tea points, Copy points, Touchdown area, seating and cupboards, wellness units, Mail room units, Servery area units, Barista bar units, Cafe planter, Cafe Seating, Feature metal screen wall and timber veneered framing, Feature timber veneered ceiling, MDF screen surrounds, Veneered units to meeting rooms and boardroom, Wall panels: veneered, metal and mirrors, Metal trims and skirtings to fabric walls by others, Feature finned doors, Door portals, Metal clad meeting room portals, White goods and equipment



JULY

July has been a very productive month across the apiaries, with many colonies now reaching full summer strength. The hives have been busy working the main summer nectar flow, and we are pleased to report that several supers are now heavy with honey.

This year the season has continued to run ahead of normal, with much of the key forage finishing around two to three weeks early. Bramble and clover have been particularly important sources of nectar, helping the bees build stores during the main part of the summer flow.



We have continued to increase colony numbers carefully and now have 20 colonies across the apiaries. As part of the queen rearing and colony improvement programme, new queens have also been introduced to help improve genetic diversity, colony resilience and long-term performance.

As always, bee health remains a key focus. We are particularly mindful of European Foulbrood being present in the wider area, so colonies are being regularly monitored for any signs of disease. Careful inspection and early identification are essential parts of responsible beekeeping.

The recent heatwave has also had an impact, with colonies working hard to regulate hive temperature and keep brood areas stable. Bees do this by collecting water, fanning their wings and managing airflow within the hive.

We are now beginning to see the first signs of wasps around the apiaries. As the nectar flow starts to slow, wasps and other bees may try to rob honey stores from weaker colonies, so we will be keeping entrances under review and ensuring colonies remain strong and well defended.

🐝 **Did You Know?** During hot weather, honeybees collect water and fan their wings inside the hive to cool it down — a natural air-conditioning system that helps protect developing brood and maintain the colony.



We're really pleased to have TMJ's continued support this season. The sponsored hives are now part of the wider apiary work, helping us maintain healthy colonies, support local pollination, and keep building a strong base for the season ahead.

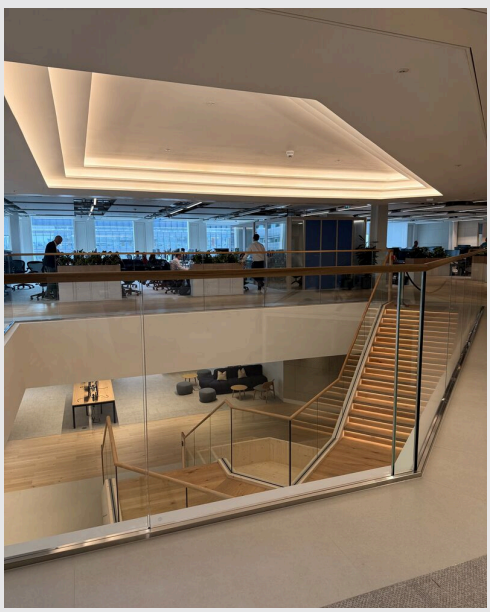
Project Tiger - JLL

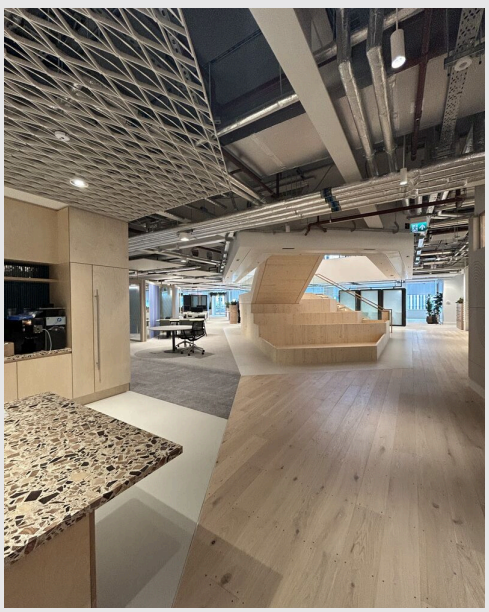
Overbury
Perkins & Will

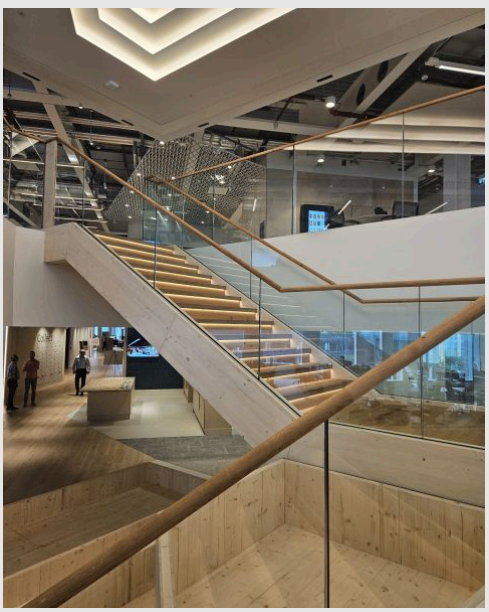
Location:
1 Broadgate, London

This was an exciting project located in the southern section of the Broadgate campus in London. The 90k sq. ft. space will serve as a living showcase of sustainable innovation and inclusive design whilst acting as the central pillar of JLL's London office strategy.









CPD Providers Network



TMJ CPD Seminar Session

CPD Seminar and Factory Tours

As part of our architect engagement strategy, we have successfully submitted a seminar to the Royal Institute of British Architects (RIBA) for formal accreditation, which has now been approved.

To maintain RIBA Chartered status, architects are required to complete 35 hours of Continuing Professional Development (CPD) each year, including 20 hours of accredited learning.

Thanks to the fantastic factory tours delivered by our team, which consistently impress visitors and provide valuable insight into our manufacturing processes, we have also submitted our factory tour for RIBA CPD accreditation.

This means architects and main contractors will be able to attend a more in-depth tour of our facilities and log the experience towards their CPD requirements. We hope this will generate significant interest, strengthen relationships with key industry professionals and provide an excellent opportunity to showcase TMJ Interiors' capabilities and expertise.

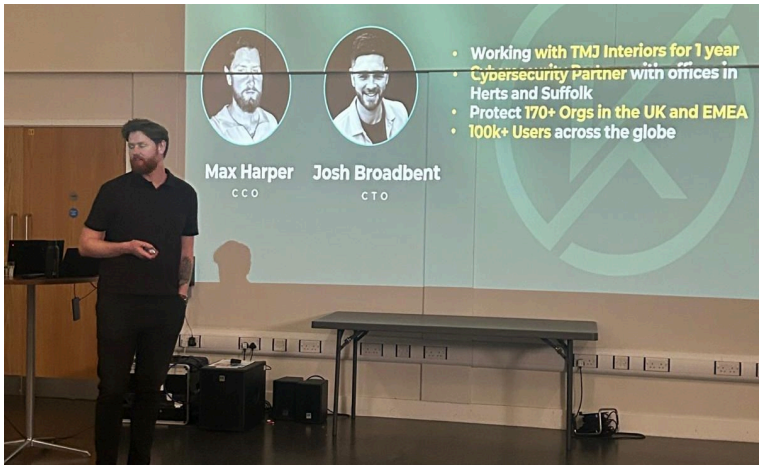
Senior Leadership Forum

In July, we held our first Senior Leadership Forum of 2026.

This forum provides an opportunity for our team to come together, share project updates, discuss departmental developments and align on our plans for the future.

One of the key topics on the agenda was Cyber Security. A big thank you to both KONCISE and Josh Hudson, our IT & Systems Manager, for their ongoing efforts in helping our team stay protected against cyber threats and for sharing these important updates.





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INTERIORS
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