

# Afshan S. Barshan

19W114 Woodcreek Place, Downers Grove IL 60516  
[abarshan@skender.com](mailto:abarshan@skender.com) | 708-514-4927

---

## **SUMMARY**

I have over 27 years of construction experience spanning healthcare and multifamily residential sectors on two continents. I was a founding member of the Lean Construction Institute Chicago Community of Practice (CoP) and serve on the core committee. During my tenure as the Chair of our CoP (2019-20), we were able to accomplish my goal of forming Student CoP's by introducing it in three universities (Northwestern University, University of Illinois Urbana-Champaign, Illinois State University). As Senior Vice President at Skender, one of the nation's largest building contractors, I oversee the company's multifamily business unit, which manages construction projects for developers of affordable and market-rate housing, senior living and apartments.

## **EDUCATION**

**MICHIGAN STATE UNIVERSITY**, East Lansing, Michigan.  
**Masters in Construction Management (MS)**

*Graduated: June 2003*  
**GPA- 4.0**

**Courses:** *Advanced Project Scheduling, Construction Estimation, Construction Systems, Construction Management Information Systems, Construction Project Controls, Lean Construction, Construction Legal Issues, Material Supply Chain Management, Total Quality Management, Statistics.*

**Thesis:** *"Methodology for Evaluating and Ranking Manufactured Homes based on Construction Values"*

**UNIVERSITY OF BOMBAY, India** (M.H.S.S. College of Engineering)  
**Bachelor of Construction Engineering (BE)**

*Graduated: August 1995*  
**GPA- 3.9**

**Fourth rank** in University of Bombay

## **EXPERIENCE**

### **UNITED STATES OF AMERICA**

**Senior Vice President** with SKENDER CONSTRUCTION – One of the top 100 U.S. building contractors based in Chicago. *June 2005 to Present*

- Lead project teams to maximize value for clients and deliver premier construction experience.
- Partner with multifamily developers on new construction and renovation projects.
- Develop comprehensive preconstruction plans that help clients maintain project budgets and ensures that they get the most value for their dollar.
- Responsible for allocating resources, managing risk, negotiating with subcontractors, providing quality assurance and making sure the client is satisfied throughout the project.
- Previously served as:
  - Vice President, January 2014 to December 2015
  - Project Executive, June 2005 to December 2013

**Manager of Production** with NEUMANN HOMES INC. -One of the top homebuilders in Chicago. High volume homebuilder operating in Chicago, Wisconsin, Denver, and Detroit. *August 2003 to May 2003*

- Operated 960-home-site project that included single-family homes, closing rate of 3-5 homes a week.
- Developed quality-driven approaches in construction of homes and closed every home confidently with zero-defects. Made a significant increase in the overall customer satisfaction.
- Cultivated a similar quality approach in all trade partners and worked with them to resolve issues in many different facets of home building.
- Managed and monitored day-to-day activities involved in production of homes and completed the homes within the stipulated duration for production.

-continued-

At Michigan State University:

*August 2001 to August 2003*

-**Technical Assistant**, with Construction Management and Interior Design (CMID) department, Michigan State University.

*May 2002 to August 2003*

- Remodeled the software '**MaintStar**' to meet with the organizational requirements of the CMID department.
- Training CMID staff to use the modified software.
- Assisting the project manager in supervising construction activities. The construction activities include all renovation and remodeling jobs of University housing buildings and other academic departments at the Michigan State University.

-**Research Assistant**, for a Consumers Union – Southwest Regional Office project on Manufactured Homes, funded by the Ford foundation.

*January 2002 to May 2003*

Research title: "**Manufactured Housing Construction Quality Guidelines**" and it focused on the construction quality issues of the Manufactured Housing in Texas.

-**Teaching Assistant**, for a senior level course on Construction Project Scheduling. A lab instructor for training students in Primavera P3 Project Planner.

*August 2001 to December 2001*

#### **SULTANATE OF OMAN (Muscat)**

**Superintendent** with 'HAJI HASAN JUMA BACKER CO. LLC. (An Excellent Grade Contractor), Muscat. The job included the planning, constructing, and commissioning of a 30 -Classroom School, for the Ministry of Education, Oman.

*October 1999-October 2000*

**Timely completion** of the project was a major challenge and an achievement for the company and me.

#### **INDIA**

**Quality Control/ Quality Assurance Manager** at LOKHANDWALA BUILDERS in Bombay, at a 24-story residential and commercial complex.

*February 2001 to July 2001*

- Introduced quality systems based on TQM practices
- Set up a quality laboratory at site
- Introduced ISO 9001 guidelines

**Construction Engineer** with 'SHAPOORJI PALLONJI & CO. LTD' (Leading General Contractors in India and Middle Eastern countries) at various projects and locations.

*September 1995- September 1999*

- **Superintendent** at 'STERLING TOWERS', a 30-storied residential tower promoted and developed by SPCL, in Mumbai.

*August 1998 – September 1999*

- Introduced fabricated formwork systems for long shear walls and elevator shafts
- Reduced the slab pour cycles from 22days to 10 days
- Actively involved in **value engineering** for the project

- **Scheduler and Estimator** at S.D. CORPORATION, a slum rehabilitation development scheme in Mumbai that comprised of 3 main buildings (53-storied), 7 tenant buildings (12 storied).

*January 1998 - July 1998*

- Budgeting, Scheduling and **Cash Flows** for the project

- **Superintendent** at 'PRITHVI HOUSE', an 8-story Residential + Commercial Building in Mumbai. Promoted by Mr. Shashi Kapoor (a very renowned actor in Bollywood).

*February 1997 - December 1998*

- Completed project before forecasted schedule lower than the budget cost

- **Trainee Engineer** at ETERNIT EVEREST COMPANY LTD. (Belgium based MNC), in Nasik, that involved developing 30-acre of land with **Industrial and Residential** construction.

*September1995-February1997*

-continued-

***SPEAKING,  
MEMBERSHIPS &  
PUBLICATIONS***

*Speaking:*

- Lean Construction Institute, participated in all annual Lean Congress seminars since 2015, including speaking, championing, and directing multiple presentations.
- Multiple presentations to universities and professional associations: Michigan State, Northwestern, IIT, Roosevelt, DePaul, American Institute of Architects (AIA), Association for the Advancement of Cost Engineering (AACE), Construction Management Association of America (CMAA), Life Services Network (LSN), Construction Owners Association of America (COAA).
- Multiple lunch-and-learn ‘Lean Construction’ presentations to Owner and Design organizations.

*Memberships:*

- Lean Construction Institute: Actively involved since 2002; founding member of the Lean Construction Institute Chicago Community of Practice (CoP) in 2011 and served on the core committee since then. Served as CoP Chair 2019 & 2020 and currently serve CoP Chair Emeritus.
- Zoroastrian Association of Metropolitan Chicago – Actively involved since 2004 and currently serving as the President of this organization. Served on the board in multiple roles – President, Vice President, Treasurer, Vice Treasurer, and board member.

*Publications:*

- Editorial Board: Lean Construction Institute, *Lean Construction Journal*, Ongoing
- Author: “*Avoiding Wasted Time and Materials in a High-cost Development Cycle*,” NAIOP Commercial Real Estate Development Association Blog, November 29, 2017.
- Commentary: “*Lean Construction: Reducing Waste and Enhancing Value*,” GlobeSt, January 10, 2018.
- Thesis: “*Methodology for Evaluating and Ranking Manufactured Homes based on Construction Values*”
- Research: “*Manufactured Housing Construction Value Using the Analytical Hierarchy Process*”- A research paper submitted for included in the proceedings of the 12<sup>th</sup> Annual Conference of the International Group for Lean Construction, 03-06 August 2004, Helsingør, Denmark
- Report: “*Manufactured Housing Construction Quality Guidelines*” Michigan State University.

###