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## **SUMMARY**

An accomplished, respected, and energetic team leader with over thirty five years of Construction Industry Management experience encompassing over 4 million square feet of space in the Commercial, Healthcare, Senior Living, and Corporate Interiors market segments. A dynamic and insightful individual with a reputation for technical aptitude and the ability to obtain results through the effective use of people and planning. Operations-based individual with strong experience in estimating, bidding, purchasing, contract management, scheduling, financial reporting, and project closeout. An individual that possesses effective communication skills, strong presentation skills, a professional demeanor, and a flexible management style epitomized by integrity, fairness, and results.

## **PROFESSIONAL EXPERIENCE**

***Purdue University, West Lafayette, IN***

***5/2018 to present***

**Capital Program Management – Project Management Lead**

**Visiting Faculty – School of Construction Management**

As a Project Management Lead I oversee a variety of projects for Purdue University on our West Lafayette campus. Current clients within Purdue include the College of Veterinary Medicine (CVM), the College of Pharmacy, the College of Nursing, the College of Liberal Arts, the College of Education, and the Office of Diversity, Inclusion, and Belonging (ODIB).

For the ODIB I oversaw a master plan for this client which is focused on the consolidation of our various centers and initiatives located throughout campus. These include Asian American, Native American, Black, Latino, and the LGBTQ centers among others.

For the CVM I oversaw a master plan for the college which encompasses approximately 100 acres on campus as well as over 20 buildings and 1 farm on campus. With some buildings dating back to 1911, 1915, and 1959, the useful life of these assets is nearing their end. I also oversaw preconstruction and construction of our \$108 million-dollar Veterinary Medicine Teaching Hospitals project. This project encompassed 13 acres and over 165,000 gross square feet. The project will provide state of the art medical facilities for three hospitals: small animal, equine, and farm animal. This project opened in May 2022.

For our colleges of Pharmacy, Nursing, Liberal Arts, and Education, I am overseeing programmatic studies which will, when funded, provide first class new facilities for all of these colleges.

As visiting faculty I am invited semester to semester to assist in teaching undergraduate level courses. I was able to lead 90 graduating seniors through the BCM 487 Construction Capstone class. In this class the students working in teams prepared, submitted, and presented on a Request for Proposal for a Design Build project.

***Purdue University, Polytechnic Inst. West Lafayette, IN***

***1/2017 to 5/2018***

**Visiting Faculty, Industry Projects Coordinator at School of Construction Management**

As Visiting Faculty my role included the creation, preparation, and presentation of various courses in the construction management curriculum. Classes taught include the Senior Capstone Project, Concrete Construction, Soils in Construction, and Construction Project Administration. I am also acted as Industry Projects Coordinator which allowed me to work with industry partners on the solicitation, review, and management of the electronic contract documents for our library. The contents of this library are utilized in the creation of all courses in the construction management curriculum. I also acted as Faculty Advisor for our student chapter of the National Association of Minority Contractors. While focused on community involvement, this group also focused on research and scholarship by preparing white papers for the annual National Association of Minority Contractors Conference.

My research endeavors included a thesis entitled *How are contractors defining design-assist?* which was completed and published for a master's degree in construction management. Future studies revolved around the design-assist delivery method with focus on design liability risk imposed on the construction manager/general contractor and specialty subcontractor through this highly collaborative delivery method.

I have authored three journal articles:

Associated Schools of Construction (ASC), April 2018: *Contractor's Knowledge and Understanding of Design Assist Contracting Risks*

Institute of Industrial & Systems Engineers (IISE), May 2018: *The Perception and Understanding of the Design-Assist Delivery Method: Comparing general contractors to specialty subcontractors*

American Society for Engineering Education (ASEE), June 2018: *Utilizing Capstone Courses in Separate Fields to Create Real-World Multi-Disciplinary Team Simulations*

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### ***Permasteelisa North America / Josef Gartner USA., Chicago, IL    6/2015 to 12/2016***

#### **Project Director, North American Region**

As Project Director of our Project Management teams focused on architectural facades of all types, my focus was leading and overseeing our in-house designers, engineers, production, assembly, and on-site personnel. I acted as the liaison with our client's team including project managers, superintendents, architects, engineers, and consultants to ascertain contract time, cost, and quality objectives, and organized our project resources accordingly. All design and engineering was conducted in Germany. Preconstruction projects managed were located throughout Canada and USA. Projects included the Academy Museum of Motion Pictures in Los Angeles, the Museum of Fine Arts in Houston, and the Harvard School of Engineering and Sciences in Boston.

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### ***Reed Construction Co., Chicago, IL***

***4/2014 to 6/2015***

#### **Vice President New Construction, Project Executive**

The main goal in this assignment was to start and lay the groundwork for a Ground Up – New Construction Group for this 100+ year old Interiors firm. Responsibilities included total profit and loss responsibilities for all new construction efforts performed by Reed. Focus areas included business development, marketing, estimating, purchasing, engineering, construction management, financial controls and close out. As projects were awarded, I hired and managed a Senior Project Manager, Project Engineer, Project Superintendent, and Construction Accountant. Projects awarded included a Gamma Knife Addition and a full-service Outpatient Ambulatory Care Center.

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***Jones Lang LaSalle Construction Co. Inc., Chicago, IL***  
**Managing Director**

**11/2011 to 4/2014**

As a full-service real estate services provider, select operating units also offered construction management services. As Managing Director of the Chicago JLLC unit my responsibilities included full profit and loss responsibilities for all interiors construction efforts performed by JLLC in the Chicago market. Focus areas include business development, marketing, estimating, purchasing, engineering, construction management, financial controls and close out. I hired and managed a team consisting of 5 Superintendents, 3 Construction Managers, 1 Accountant, and 1 Administrative Assistant.

We completed approximately 200 projects over a two-year period in a variety of settings including industrial, suburban interiors, high rise interiors, as well as new stand alone structures.

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***M.A. Mortenson Construction Co., Elk Grove Village, IL***  
**Senior Superintendent II**

**5/2007 to 11/2011**

**OSF Saint Francis**  
**- Peoria, IL**

**\$200 million / 440,000sf**

**May 2007 to Feb. 2010**

**Silver Cross Replacement Hospital**  
**- New Lenox, IL**

**\$253 million / 660,000sf**

**Feb. 2010 to Nov. 2011**

As Senior Superintendent my duties included the oversight of all subcontracted and self-performed work. I managed 5 to 7 Area Superintendents and oversaw all craft labor. Results include:

- Earned Fee incentives in Peoria by completing project on schedule, within budget and below the targeted Recordable Incident Rate for worker injuries.
  - Completed 615,000 sf facility two months early (Sept 2011) while incorporating over \$10 million dollars in changes as well as over three weeks in labor disputes without a schedule extension.
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***WEIS BUILDERS INC., Minneapolis, Minnesota***

**12/2004 to 5/2007**

**Operations Manager - National Senior Living Group – Minneapolis, MN**

As Operations Manager for senior living work my duties included the oversight of all Pre-Construction, Construction and Post Construction activity. Results included:

- Staffed projects to meet client needs and expectations by attracting and hiring more than 25 individuals for projects ranging in Ohio, Illinois, Montana, and New Mexico.
  - Exceeded annual plan in Volume and Earnings for 2005. Against a plan of \$29 mm, achieved over \$53 mm in Volume. Projections and results for 2006 exceeded \$60 mm in Volume.
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***TURNER CONSTRUCTION COMPANY, Chicago, Illinois***

**1985 to 2003**

Various positions spanning over 17.5 years. Listed by most recent title.

**Regional Human Resources Manager, North Central Region (2001-2003)**

Planned, directed, and implemented all activities for the North Central region related to recruiting, mentoring, development appraisals, training and policies and procedures (staff count = 550). Results included:

- Staffed projects to meet client needs and expectations by attracting and hiring more than 200 individuals in a tight job market at all levels and functions throughout the region.
- Exceeded corporate initiative to hire female and minority construction professionals through our college-recruiting program by creating and maintaining relationships with university associations which cater to females and minorities at predominately less-diverse universities.

**Turner - Operations Manager – Interiors Group, Chicago, Illinois (1999-2000)**

Operations Manager duties including the supervision of all Pre-Construction, Construction and Post Construction activity for a 54 person office. Results included:

- Exceeded annual plan in Volume and Earnings for two years in a highly competitive interiors market.
- Minimized customer complaints and call backs for corrective work by 25% by implementing a pre-punchlist requirement on all projects throughout the Chicago-land six-county region.
- Earned the 3<sup>rd</sup> highest interest income for the company by keeping accounts receivable over-dues to less than 3% for 2 years by implementing an increased focus on billings and client management.
- Decreased staff turnover by 75% by coordinating and implementing one on one coaching meetings with all staff during record setting years.

**Turner - Project Manager / Superintendent / Engineer, Chicago, Illinois (1985-1998)**

Project Manager duties including the supervision of all Engineering and Superintendent staff as well as representing the company with the Owner and Design Team. Superintendent / Engineer duties included all cost and schedule control, coordination of all site logistics and supervision of all site personnel. Results included:

- Completed the \$90 million Lake Forest Place – a 49-acre retirement community in 21 months without sacrificing quality and cost.
- Supervised and coordinated the collection, tabulation, distribution and completion of a 43 building - 13,000 item punch-list to allow the Owners of each unit to move in as scheduled.
- Supervised and coordinated \$30 million of interiors work in the \$89 million Center for Advance Medicine. This project experienced over \$ 7 million in cost additions and allowed no extra time to complete the project.
- Completed construction of the \$8 million Morris Hospital Outpatient Care facility while maintaining all pedestrian safety and patient use.
- Completed construction and extensive tenant coordination of a \$14 million First National Bank Sprinkler Retrofit in an existing 60-story high-rise, which contained asbestos containing fireproofing. All work was completed at night while building was 98% occupied. All work areas were returned to normal use at end of each shift.
- Completed construction of the \$38 million St. Margaret Hospital Vertical Expansion Project while working through cost overruns and a tight labor market.
- Constructed 7 high-end retail stores for Chas. A. Stevens in 7 suburban mall locations. All work was conducted with stores fully operational.
- Coordinated construction of 30 ATM banking facilities for Citibank throughout the Chicago-land area. Achieved construction completion on time and within budget.

## **Project List at Turner Construction Company**

### **Start Month/Year**

June 1985 - Citicorp Savings of Illinois – ATM Vestibules (30 Chicago locations)  
August 1986 - Charles A Steven Clothiers (7 Chicago locations)  
December 1987 - St. Margaret Hospital Vertical Expansion Project – Hammond, IN  
January 1991 - One First National Plaza Sprinkler Retrofit – Chicago, IL  
May 1993 - Morris Hospital Outpatient Center – Morris, IL  
December 1994 - Duchoissois Center for Advanced Medicine at Univ. of Chicago – Chicago, IL  
July 1996 - Lake Forest Place Retirement Community – Lake Forest, IL

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## **EDUCATION**

Bachelor of Science in **Building Construction Management - 1983**  
PURDUE UNIVERSITY - West Lafayette, IN

Master of Science in **Construction Management - 2017**  
PURDUE UNIVERSITY - West Lafayette, IN

## **PROFESSIONAL DEVELOPMENT**

Train The Trainer (1994)  
IPTSA – Improving Performance Through Strategic Alliances (1996)  
Construction Management Institute – Texas A&M (1998)  
Trainer Certification for Harassment Prevention (2001)  
Trainer Certification for Diversity Awareness (2002)  
OSHA 30 Hour Certification (2002) (2010)  
First Aid - CPR (2008)

## **TEACHING & TRAINING**

**Northwestern University**  
**MPM 430 – Construction Management**  
**Purdue University**  
**BCM 487 – Construction Capstone**  
**BCM 385 - Soils**  
**BCM 380 – Concrete Construction**  
**BCM 250 – Project Administration**

**Presentations**  
**BCM 250 – Project Delivery Options**  
**BCM 275 – Estimating and Installation of Curtainwall**

**Industry Teaching & Training**  
**ARET 170** Introduction to Construction Materials & Methods - 1995 - Purdue Calumet,  
Hammond, IN  
**BCM 487** Construction Capstone - Industry Presenter - 2007 - Present - Purdue University,  
West Lafayette, IN  
**Train the Trainer** – Turner Construction Company  
**Measuring Performance & Productivity** - Turner Construction Company  
**Scheduling** - Turner Construction Company  
**Resource Allocation & Costs** - Turner Construction Company

**Diversity Awareness** - Turner Construction Company  
**Role of the Project Superintendent** - Turner Construction Company  
**Project Close Out** - Turner Construction Company  
**DISC, Understanding the Customer Experience** - Mortenson Construction Company

### **AWARDS**

**Safety Award** – Turner Construction Company 1989  
**Safety Award** – Turner Construction Company 1992  
**Ingenuity Award** – Mortenson Construction Company 2009  
**Distinguished Alumni Award** - College of Technology  
PURDUE UNIVERSITY - West Lafayette, IN - 2012

### **PUBLICATIONS**

**Thesis:** *How are contractors defining design-assist?*

**Journal Articles:** Associated Schools of Construction (ASC): *Contractor's Knowledge and Understanding of Design Assist Contracting Risks*

Institute of Industrial & Systems Engineers (IISE): *The Perception and Understanding of the Design-Assist Delivery Method: Comparing general contractors to specialty subcontractors*

American Society for Engineering Education (ASEE): *Utilizing Capstone Courses in Separate Fields to Create Real-World Multi-Disciplinary Team Simulations*