

# FNAME LNAME

3050 Monique Road ~ Garrison, Tennessee 00000

Res 000.000.0000 ~ [Fname.Lname@gmail.com](mailto:Fname.Lname@gmail.com)

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## CONSTRUCTION SUPERINTENDENT

*Operations ~ Project Management ~ Property Management ~ Facilities Management*

Combine astute strategic, Engineering and Project Management skills with a 17 year history of consistently completing projects on time and within budget. Collaborative leader, skilled in motivating teams to achieve aggressive goals and objectives. Experienced estimator, able to identify and solve impending design problems; well versed in building codes and local regulations. Excellent analytical and organizational skills. Skilled communicator, both oral and written, able to manage trade workers, develop partnerships and build positive relationships with architects, engineers, local officials, suppliers and stakeholders.

- ▶ **Market Segments:** Commercial, Retail, Industrial, Residential and Affordable Housing.
- ▶ **Project Types:** Single Family Homes, Multi-Story Apartment projects, Multi-Story Office Buildings, Retail Strip Centers, new Ground-Up Buildings, and Rehabilitation/Revitalization of existing structures.

### ESSENTIAL SKILLS

- Commercial / Build Outs / Rehab
- New Residential / Rehab
- Budgeting/Tracking
- Project Management
- Procurement, Labor/Materials
- Estimating
- Operations Management
- Oversight
- Quality Control
- Maintenance / Repair
- Planning / Scheduling
- Investment Property
- Warranty Management
- Vendor Relations
- Regulations / Safety

### PROFESSIONAL EXPERIENCE

THE DESCENTE GROUP ~ Weschester, Ohio

2009 - 2010

#### ***Superintendent of Construction***

*Ohio based Construction/Development firm involved in new construction and rehab/revitalization of affordable housing in the eastern U.S. Listed in the top 20 Affordable Housing Developers.*

- Maintained direct oversight of construction projects; ensured on-time completions and brought jobs in within budget. Established vendor relationships.
- Managed employees and sub-contractors, worked with lenders, architects, suppliers/vendors and officials from federal, state and local agencies.
- Recognized for bringing problematic issues/projects to a successful close through negotiations.
- Ensured all projects met ongoing ADA, ANSI, Fair Housing, USDA-Rural Development, MSHDA, Kentucky Housing, OHFA and OSHA requirements.
- Developed materials and conducted weekly safety meetings involving project managers, contractors and vendors/suppliers.
- Formulated loss prevention procedures and trained employees on their implementation.

CANNONDALE HOMES, LLC ~ Monmouth, New Jersey

1994 - 2008

#### ***Operations Manager / Minority Shareholder***

*Central New Jersey Construction Company, building Industrial, Light Commercial, Retail, Single Family and Multi-Family Homes and Office projects. Listed in the top 100 builders in U.S. by Builder Magazine.)*

- Managed daily internal operations and supervised multiple ongoing projects constructing multi-family and commercial structures. Developed and managed the investment property portfolio.
- Directed daily construction activities, from site preparation, building layout, public walks, structure access, parking and drainage through completion.
- Instrumental in developing a company website that improved company branding, developed new business and enhanced property leasing.
- Developed budgets and provided leadership in construction design, systems, tools, equipment, techniques and procedures.
- Managed the building or renovation of warehouse space (with truck docks), office buildings, strip malls, manufacturing space and planned communities.

CANNONDALE HOMES, LLC (CONTINUED)

- Direct oversight of a fleet of light to medium duty trucks, executive vehicles and equipment. Implemented GPS tracking systems for vehicles, increasing response time and accountability.
- Negotiated bids, labor rates and material costs for projects.
- Ensured compliance with all regulatory agencies.

DULL HOMES ~ Hot Springs, Kentucky

1991 - 1999

***Owner / Operator***

*Owned and operated a Central Kentucky business to construct new single family homes. Worked concurrently with Cannondale Homes from 1994-1999.*

- Constructed custom residential properties ranging in value from \$125,000 to \$700,000.
- Developed subdivisions, constructed roads and placed utilities.
- Provided commercial tenant finish services, property improvements and renovations.
- Built four models for the Parade of Homes and received awards from the Home Builders Association.
- Collaborated with Habitat for Humanity in the donation of labor for the construction of two homes in Lexington, Kentucky.

**EDUCATION**

*Coursework (three semesters) toward Bachelors Degree  
University of Kentucky, Lexington, Kentucky*

**COMMUNITY SERVICE / AFFILIATIONS**

*Habitat for Humanity  
Ronald McDonald House*

*Home Builders Association of Lexington  
Parade of Homes*