

The Valhalla Ventures

the REAL property expert
TheValhallaVentures.com



What I do for you as a construction consultant-

- Oversees all construction aspects, processes, costs, and communication relating to the construction of the stores from inception to completion.
- Secure competitive bidding and identify proper materials and specifications.
- Review lease documents to identify scope of work and the responsible party (company or landlord) and coordinate work accordingly.
- Redline and review construction documents and construction lease exhibits for accuracy and clarity.
- Develop various scopes of work with the design manager to ensure clear direction and expectations of the general contractor, suppliers, and vendors.
- Consult closely with Real Estate, Operations, Directors of Boutiques, District Team Leaders, and other stakeholders to identify design and construction issues, and coordinate schedules and timelines for construction projects.
- Coordinate with landlords, property managers, and contractors, IT, and Facilities staff to effectively plan and complete projects in a timely and cost-effective manner while complying with the terms of the lease agreement and/or company budget guidelines.
- Travel to job sites as needed and monitor the progress of jobs relative to the established timelines and deadlines to ensure projects are completed as scheduled.
- Make certain that jobs are completed per the plans, company design and material standards and within budget, and ensure that all punch list items are completed in a timely manner and that quality control is enforced and monitored.
- Obtain all required information per contracts; maintain files, records, and databases of construction projects for remodels to provide status updates and history.
- Research and resolve Building Inspection, Permit and Certificate of Occupancy violation issues.
- Other duties as assigned.

What I bring to the table-

- Ownership mentality on all projects to deliver for the company.
- 3 decades of experience in construction, facilities, and project management capacity.
- Well versed in retail, commercial, multifamily, residential construction processes, scheduling, and sequence of events
- Strong analytical skills and ability to successfully negotiate deals and delegate tasks.
- Experience reading floor plans and architectural sets.
- Proficient in Microsoft Office (Word, Excel, Outlook, PowerPoint) and Adobe
- Excellent and effective verbal and written communication skills with the ability to interact in a courteous, helpful, and professional manner.
- Flexibility to travel domestically for overnight trips.
- Excellent interpersonal skills with the ability to establish working relationships with individuals at varying levels within the organization.
- Works independently with little to no supervision
- Excellent organizational, planning and time management skills.
- Track record of success with R.E.I.T., municipalities, and private owners.

My wealth of experience enables me to perceive challenges as integral aspects of reality—mere tasks to address, no more, no less. My expertise lies in problem-solving approaches that alleviate stress for all stakeholders involved. My ultimate aim is to navigate these challenges in a manner that culminates in a product that not only meets the needs of all parties but also instills a sense of pride and benefit for everyone involved.