



SEMESCHUK PROJECTS
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DESIGN BUILD CONSTRUCTION MANAGEMENT

Job Objectives:

Upon approved direction from our Client, we would take the lead role as *Design Build Construction Manager*. We would contribute to the development of construction plans & implement a plan of operation. Our duties include management of all on-site & off-site construction activities on a daily basis, taking the lead on productivity issues and monitoring work performance and efficiency of employees, consultants and subcontractors to ensure project plans and schedule are followed and project is executed effectively and within budget.

Implementation:

- ❖ Construction Project Management.
- ❖ Owner/Director representative for the entire construction project.
- ❖ Implement effective communication lines and instate protocol procedures.
- ❖ Format construction schedule, preconstruction estimates and formulate the budget.
- ❖ Compile bid-pacs, tender procedures and award & draw up contracts.
- ❖ Instate cost control procedures.
- ❖ Verify all expenditures, expenses, change orders and invoices.
- ❖ Circumvent & resolve potential problems.
- ❖ Quality Control of sub-trades and own forces throughout the course of the project.
- ❖ Administer the Site Safety Program to create a safe work environment throughout the jobsite and to adhere to the safety and record keeping requirements.
- ❖ Complete the project successfully 100% completed with no outstanding deficiencies.

Background:

- ❖ Semeschuk Projects background is balanced with combinations of practical & technical training on several construction projects.
- ❖ 19 years construction experience compiled with 12 years of construction management experience.
- ❖ Advanced knowledge of; construction management & construction disciplines, contracts, budgets, scheduling, cost control, quality control, carpentry training, safety regulations, engineered and architectural drawings & specifications.
- ❖ Maintaining a constant loop of effective communication and follow proper protocol procedures.
- ❖ Successfully created & established Design Build Construction Management Co. *Semeschuk Projects* in 1994.
- ❖ Achieved Associate status in Building Technology with *AScTBC* in 2003.
- ❖ Project Management Institute, West Coast Division Member 2005.



SEMESCHUK PROJECTS PROFILE

Construction Management Experience:

- Supervising & managing all phases of construction projects from civil infrastructure to building commissioning
- Supervision & management on a wide range of commercial, industrial, & residential projects
- Implementation of thorough Construction Management procedures for the past 12 years c/w 19 years in the construction industry.

Administration:

- Administration of project budgets valued as high as \$65 million
- Constant communication loop with client & consultants
- Aid in preconstruction design and estimation process.
- Compile construction estimates and formulate budget
- Review drawings and specifications for tendering
- Interpolate specifications and scope of work to contract relativity
- Compile tender packages and administer contracts
- Implement construction schedule and instate critical path
- Format and administer budget and contracts
- Negotiating and administering contracts, change orders and purchase orders
- Approval and sign off of expenditures, and payroll
- Quantify monthly sub-trade invoicing to actual work completed
- Developing and implementing CM policies and procedures
- Instate company safety policies & WCB policies are strictly followed on the work site.
- Conduct monthly progress meetings with consultants and client.

Supervision / Training:

- Instate Quality Control
- Supervision of all Trades and Local labour forces
- Coordination of Engineers and Architects
- Scheduling & coordination of start up and completion of subcontractors
- Coordinating and training of onsite carpentry crews
- Conduct performance evaluations of subcontractors (pertaining to quality and schedule)
- Conduct weekly on-site progress meetings with trades
- Conduct weekly safety meetings

**MAJOR PROJECT(S) PROFESSIONAL EXPERIENCE**

**Further Project details/descriptions are immediately available upon your request.*

- 2004-05 **NEWHAVEN CONSTRUCTION MANAGEMENT**
KRISTALL RESORT & WELLNESS CENTER
Site Project Manager
Value \$65 000 000.00
Duration 2.5 years (project suspended due to lack of funding)
- 2003 **SEMESCHUK PROJECTS**
WATERFRONT RENOVATION
Design Build Construction Manager
Value \$350 000.00
Duration 4 months
- 2002-2003 **SEMESCHUK PROJECTS**
METLAKATLA FUEL STATION
Design Build Construction Manager
Value \$1,150 000.00
Duration 10 months
- 2002 **SEMESCHUK PROJECTS**
METLAKATLA & P.R. OCEAN DOCKS
Design Build Construction Manager
Total value \$660, 000.00
Duration 4 months
- 2002 **SEMESCHUK PROJECTS**
NORTHWEST REGIONAL AIRPORT ILS GRADING PROJECT
Construction Manager
Value \$ 525,000.00
Duration 3 months
- 2001 **SEMESCHUK PROJECTS**
ALLAN CHAN'S AESTHETIC RENO
Design Build Construction Manager
Value \$390 000.00
Duration 4 months

**Major Project(s) Professional Experience** (continued)

2000-2001	UNITECH CONSTRUCTION MANAGEMENT LTD. NORTH WEST COMMUNITY COLLEGE Construction Superintendent Value \$10 000 000.00 Duration 2 years
1999-2000	UNITECH CONSTRUCTION MANAGEMENT LTD. KING EDWARD ELEMENTARY SCHOOL Construction Superintendent Value \$5 000 000.00 Duration 1.5 year
1998-1999	UNITECH CONSTRUCTION MANAGEMENT LTD. STELLAQUO COMMUNITY CENTER Construction Superintendent Value \$3 500 000.00 Duration 9 months
1998-1999	UNITECH CONSTRUCTION MANAGEMENT LTD. NADLEH KINDERGARTEN SCHOOL Construction Superintendent Value \$600 000.00 Duration 6 months *Stellaquo Center and Nadleh School ran concurrently
1998	VECTOR PROJECTS LTD. PORT SIMPSON SCHOOL (isolated community) Construction Superintendent Value \$1 750 000.00 Duration 9 months
1996-1997	DENFIELD – WIRTL METLAKATLA MULTICULTURAL CENTER Construction Superintendent Value \$3 500 000.00 Duration 1.5 years

**Major Project(s) Professional Experience** (continued)

- 1996 **SEMESCHUK PROJECTS** (owner operator)
PRINCE RUPERT GRAIN
Construction Superintendent
Hammer mill Expansion
Value \$1 000 000.00
Duration 6 months
- 1995 **SEMESCHUK PROJECTS** (owner operator)
KLEMTU WATER TREATMENT PLANT (isolated community)
Construction Superintendent
Value \$ 750 000.00
Duration 5 months
- 1995 **SEMESCHUK PROJECTS** (Owner operator)
METLAKATLA WATER TREATMENT PLANT (isolated community)
Construction Superintendent
Value \$1 100 000.00
Duration 7 months
- 1984-1994 **VARIOUS CONTRACTORS/SEMESCHUK PROJECTS**
Constructed 11 homes valued at \$ 4 000 000.00 total
Constructed one home valued at \$ 650 000.00
Designed and built home valued @ \$300 000.00
Administration Building valued at \$ 750 000.00
Wedene River Sawmill valued at \$ 10 000 000.00
Three large warehouses valued at \$ 1 500 000.00 total
- 1990 **JAEMAR CONSTRUCTION**
In 1990 as a 2nd year apprentice I was granted the position of Crew Foreman for concrete forming on the construction of the Bio-Reactor at the Skeena Cellulose Pulp Mill. I view this as my career booster as this opportunity was given to me based on my skills as a tradesman and team leader. The size of this project was large valued at \$ 100 000 000.00



TECHNICAL EDUCATION & TRAINING

Project Management Institute

West Coast Division Member 2005

Applied Science Technologists & Technicians of British Columbia

Associate in Building Technology 2003

Northwest College, Terrace, British Columbia

Journeyman Carpentry Trades Certificate, 1991

Interprovincial Trades Certificate, 1991

*Graduated @ top of the class

*Completed 4 year course in 2 years

Technical & On-The-Job Training: 1991 - 2002

Construction Project Management, Estimating, Budgeting, Scheduling, Supervision, Cost Control, Quality Control, Conceptual Design, Architectural Drawings, Digital Theodolite Layout and Survey, Safety, & Training. Proficient with computer software including MS Project, Excel, Word, Outlook and Auto-Cad 2000 drafting.

REFERENCES

Colin Adam, P. Eng. Manager
McElhanney Engineering Ltd.
Terrace, BC
250-635-7163 office
250-635-9586 fax

Mark Russell, PQS/Construction Manager
Newhaven Construction Management
Vancouver, BC
604-990-1130 office

Rob Roy, Building Construction Engineering Technology
Vector Projects/Expiry Corp.
Kelowna, BC
250 763 1013 office

Perry Wirtl, P. Eng. /Construction Manager
Newhaven Construction Management
Vancouver, BC
604-990-1130 office
604-240-9238 cell

Brian Parker, Senior Superintendent/Project Manager
Unitech Construction Management
Delta, BC
604-861-6756 cell
604-943-8845 office

**Further references not listed above are immediately available upon your request.*