

Michael A. Rice
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SUMMARY

Construction management executive with real estate development, design/build and marketing experience in commercial, industrial, institutional, retail and residential projects. Excellent communicator, skilled negotiator, cost conscious and results oriented.

EXPERIENCE

2006 – Present Maggiore Companies, Woburn, MA

SENIOR PROJECT MANAGER

Responsible for major tenant fit-up projects having fast track schedules for this real estate development and construction management company. Principal duties included estimating, coordinating engineering design, obtaining all permits, selection of subcontractors and vendors, quality control and monitoring construction progress for adherence to budget and schedule.

Major Projects Include:

- Edgewater Technology - 35,000 sf tenant fit-up of an historic mill building;
- Protonex Technology, Inc. - 17,000 sf tenant fit-up of laboratory & office space.

2005 – 2006 G. V. Moore Lumber Company, Inc. Ayer, MA

PROJECT MANAGER

Responsible for major expansion projects at 2 retail locations, requiring phased development to maintain business operations during construction. Coordinated final permitting of a 12 lot residential subdivision. Duties included solicitation of bids and evaluating proposals from pre-engineered building systems companies, hiring subcontractors, scheduling and coordinating all trades at busy retail lumber yards.

Major Projects Include:

- Webster Drive-Through Warehouse & Bulk Shed, 40,000 sf expansion.
- Chelmsford Drive-Through Warehouse, 26,000 sf expansion.
- Riley Farm 12 Lot Residential Subdivision.

1995 – 2005

R.L. Jeannotte, Inc.

Shirley, MA

VICE PRESIDENT/PROJECT MANAGER

Responsible for managing and profitably delivering the company's largest and most complex projects. Other responsibilities included assembling design/build teams, developing estimates and bids and negotiating contracts. Also responsible for conducting construction meetings to achieve timely distribution of project information, shop drawings and change orders, reviewing and approving material purchases, monitoring costs and production schedules to keep projects within budget and on time.

Major Projects Include:

- Concord Free Public Library – 6 million dollar addition and renovation.
- Five Chimneys – 2 million dollar residential mixed use development.
- Bionostics Manufacturing – 4 million dollar new manufacturing facility.
- North Middlesex Savings Bank – Shirley Branch & several other projects.

1992 – 1995

RECOLL Management /Fleet Bank Subsidiary

VICE PRESIDENT/ASSET MANGER

Responsibilities included writing and implementing strategic business plans, preparing annual operating budgets and managing a portfolio of assets.

- Positioned 150 assets for successful sale, worth over \$20,000,000.
- Managed a portfolio of 40 assets, including numerous condominium developments.
- Retained property management companies and reviewed monthly financial performance of assets.

1990 – 1991

H.J. Stabile & Son, Inc.,

Nashua, NH

DIRECTOR OF BUSINESS DEVELOPMENT

Responsible for identifying and qualifying new business prospects, developing and presenting construction management proposals.

1983 – 1990

Channel Building Company/Bayfield Development

Haverhill, MA

VICE PRESIDENT

Responsibilities included business development, contract administration and project management.

- Coordinated over \$30,000,000 of new construction.
- Managed the operation of a portfolio of 400,000 sf of commercial, industrial and retail properties.
- Obtained Town sub-division approvals for a 25 acre business park.

1974 – 1983

Natgun Corporation,

Wakefield, MA

PROJECT MANAGER

Managed the construction of water and waste water treatment projects from Maine to California. Responsible for estimating, bidding, construction quality and cost control.

EDUCATION

Bachelor of Science, Civil Engineering, University of Maine, Orono, ME

2007 Master Builder & Prolog Construction Management Tutorials

2005 Timberline Estimating & Cost Accounting Tutorials

2003 Project Schedulers Course on Primavera Systems, SureTrak 3.0

1999 Institute for Environmental Education, Inc., Lead in Construction

1989 Lavenhol & Horwath's Developing Planned Multi-Use Communities with Recreational Amenities."

1987 Harvard Graduate School of Design, "Marketing Commercial Real Estate Properties"