

## CURRICULUM VITAE – Stuart Walker

**Name:** Stuart G Walker  
**Qualifications:** Institute of Quantity Surveyors Degree Course  
**Date of Birth:** 19 March 1948  
**Nationality:** British  
**Position:** Senior Consultant  
**Commercial Management**



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### Experience - Employment:

#### Personal Profile

Dynamic 41-year career with Leading Consultancies and Main Construction companies in United Kingdom, Europe and The Middle East.

Involved in pre-construction and construction phases of large and prestigious building projects.

#### Personal strengths:

- Strong team leadership,
- Reporting,
- Cost Planning and Cost Management,
- Communication skills,
- Organisational and people skills,
- Planning,
- Good client liaison and marketing skills.
- Ability to manage projects from commencement to successful completion and to develop and control all required project documentation independently.
- Successfully demonstrated skills in the areas of Cost Planning and Cost Management, with communication and liaison with clients, consultants, designers, contractors, and various government departments and authorities.
- Ability to meet tight construction schedules and to operate within strict financial parameters. Exacting, disciplined, process driven and result orientated.
- Extensive experience working in international offices.
- An enthusiastic Consultant with 19 years background in the construction industry encompassing site engineering, project management, and construction advisory services (**primarily claims**).
- Contractual skills,
- Business acumen,
- Reporting,
- Estimating,
- Budget establishment and control, set up and implementation.

#### Computer Literate - extensive knowledge of:

- Windows 2000 / XP
- Microsoft Word, Excel, Power Point, Power Project,
- Cost Planning and Cashflow programs.
- Microsoft Project.
- "Hybrid" Project and Cost Management programs

## Experience – Commercial Management

### 08/09 – Associate Commercial Director – Mace International

Currently assisting Mace International in providing strategic Cost Management advice in respect of a number of International Project and Cost Management commissions including the new “Greenfield site” Development at Lekki in Nigeria where a new state owned International Airport is being planned.

I have been involved in reviewing the cost estimates prepared by external Consultants for the proposed Development, totalling US \$ 760m that comprises the following: Airport capability for 5mill passengers annually including runways and terminal buildings (50,000 m2 gifa) to accommodate A380 type Aircraft with a Heliport and a Cargo Terminal (500,000 tonnes per annum) Control Tower, Air Bridges and state of the art baggage handling and security systems.

Ancillary buildings include operations block, aircraft maintenance, in-flight catering, VIP and business aviation terminals.

Due to the location and specific infrastructure requirements a power station and sewage water treatment plant is incorporated within the project brief.

### 03/09- 08/09: Associate Director – Senior Commercial Manager – Porto-Montenegro

Appointed as Senior Commercial Manager for Mace International in Montenegro managing a team of surveyors in all the Commercial aspects of the Portomontenegro Development.

The Project is a mixed use **Marina development of value Euros 388 million comprising luxury apartment buildings with partial retail use, Five Star Hotel Development with leisure facilities including a Golf Course Development.**

The “Super Yacht” Marina includes provision of new Jetties with refurbishment of the existing Quayside and provision of floating pontoons and breakwaters.

### 04/07 – 03/09: Associate Director, Mace International Ltd – Moscow Office

Appointed as Commercial Director managing all the commercial aspects for Mace International in Moscow primarily with the AIM Property Development commission.

The AIM projects are circa 200,000 m2 retail malls situated initially in Krasnodar and Saratov with an anticipated 19 projects in total throughout the Russian Federation.

Responsibilities include:

- the pre and post contract management of the projects including the appointment and management of sub –consultants.
- Preparation of Cost Plans, implementation of Value Engineering workshops and chairing of VE meetings.
- Preparation of tender documentation and tender review / analysis including tender recommendation reports.
- Preparation of monthly Project and Cost Management status reports, **including assessment of Extension of Time Claims and Contractual Loss and Expense Claims.**
- **Setting up of Mace Project Management System to facilitate the Cost Management of projects with emphasis upon change control.**
- Drafting of amendments to the FIDIC Contract and negotiation with the main Contractor.

Preparation of Cost Plans for the “fit out” of a Bank’s Corporate Head office within a Tower Block development in central Moscow.

Attendance at Project and Client meetings to report upon all commercial issues including monthly cost reporting identifying changes from the budget.

**04/04 – 04/07: Associate Director Mace Ltd., Senior Commercial Manager**

Appointed as Senior Commercial Manager for the Royal Bank of Scotland “Roll Out” programme of refurbishment and construction of new Branches and Business Centres throughout the UK.

Responsible for the commercial management of the Major Projects / Relocations Workstream with overall responsibility for a team of Cost Managers with cost planning and cost management duties including implementation of due diligence reviews of RBS Project budgets.

Monthly reporting to RBS including tax and capital allowance splits and RBS internal budget / cost reconciliation updates.

**Negotiation and agreement of contractors estimates, interim valuations and final accounts and claims.**

Implementation and management of the procurement process of framework contractors for the Major Projects / Relocations workstream.

**05/03 – 03/04: Senior Commercial Manager Mace International, Dubai, U.A.E.****Commercial Team Leader with Mace International on a major Residential Development Jumeirah Beach Residence. This Project comprises 36 no Tower Blocks, 25-40 storeys with associated covered podiums, car parking and retail areas, car parking, District Cooling 4 No Hotels and Beach Club procured on a construction management basis. Project value approx GBP 1 Billion – construction programme 3-4 years**

Responsibilities included cost planning and agreement of budgets with the client. Establishment of the cost management project control system using “Primavera Expedition” computer software. Preparation of tender and contract documents for the various types of procurement contracts and pre and post contract management of project wide contracts.

Day to day management of the project change control system, assessing changes in terms of cost and programme implications and duly logging change.

Secondment to the Executive Office (The Rulers Development Office) appointed as Project Manager for three prestigious developments, a new TV Studio for Dubai TV, a Logistics centre for the World Food Programme and a residential Development comprising 82 Luxury Villas.

Responsibilities included strategic planning, assessment of budgets, preparation of RFP's for Consultants, Development of Client Brief, Pre-qualification of contractors, preparation of tender documentation, tender analysis and recommendation. Chairing and managing Client project meetings and day to day project management duties.

**10/01-04/03: Claims Team Manager Mace International, Nigeria/UK**

Claims Team Manager for a major Construction Dispute for the Lafarge Cement Works at Ewekoro, Nigeria US \$ 50M

**Management of Claims Team included agreement of Claims Team Budget with Client, management of office administration and preparation of regular status reports to the Client.**

Responsibilities also included co-ordination of forensic studies and claims team specialists including Claims Consultant, quantum experts, geo-technical experts and Forensic planners. Regular meetings with appointed Solicitors to evaluate and direct further analytical studies relating to delay and disruption claims.

Preparation of Claim Team's evidence prior to Adjudication regarding suspension of the works and subsequent counter claim preparation with Consultants negligence claims.

Attendance at Client meetings to report progress of Claim's Team, including programme and cost updates.

**03/01 – 09/01: Senior Commercial Manager - Mace International, Madrid, Spain**

Senior Commercial Manager responsible for implementing Cost Planning department within an existing Project and Cost Management office of Mace International.

Responsibilities for the preparation of a Cost Plan for the “Xanadu” major shopping mall and Indoor Ski Slope /facility at Arroyomolinos for the Mills Corporation.

Preparation of Cost Plans for two Shopping malls with associated Car Parking and offices. Presentation of Cost Plans and agreement of Construction Budgets with the Client.

**02/01: Mace International – Project Fruit**

A major appointment in managing and implementing building condition surveys for 60 hotels situated in the UK, Europe Australasia and the West Indies, within a strict timeframe for Trust House Forte prior to selling the Meridien chain. Appointment of sub-consultants and management of surveys. Collating structural services and finishes surveys into a final report including schedules of repair and assessment of replacement costs.

**05/99 – 02/01: Mace International - Poland**

Joined Mace International as Associate Director to take up new challenges in Project, Cost and Construction Management. I was appointed Director of Mace Polska and responsible for contractual matters, cost and programme control on a variety of major projects, including the management of the administrative and business development aspects of the Company.

Responsible for securing the Tri-IDM commission as Project and Cost Managers for their Leisure and Retail Developments throughout Poland. Initial schemes of circa 30,000m<sup>2</sup> were situated in Warsaw and Wroclaw. Tri-IDM secured an option for developing the prestigious Wilanow site of circa 200,000 m<sup>2</sup> providing a balanced mixed development opportunity. I was responsible for all the cost planning and commercial management for these projects. Mace were appointed by ING as the Project Managers for the Zlota Tarasy Project in Warsaw circa 200,000m<sup>2</sup> and I played a Key role in the acquisition of this Project for Mace. I was subsequently involved with the review and management of the independently appointed Cost Consultants

Responsible for negotiating a Project and Cost Management role with Strabag International regarding a joint venture Consortium “design and build” bid for the new Warsaw International Airport. The negotiation included strategic advice regarding Project and Cost Management processes and procedures necessary for the overall management of the Airport development. A hotel was also included initially in the bid but later dealt with as a separate project. A number of International Consultants of various disciplines were involved resulting in a cohesive structured tender for the development.

Appointed by Skanska Property Poland to act as Employer’s Representative on a 30,000 m<sup>2</sup> office and retail development in Warsaw Poland. The service included agreement of the contract sum, monitoring the contractor’s progress interim valuations, valuation of change orders final account and issuing all necessary contract documentation and certificates.

Preparation of a tender for the Project and Cost Management services for the extension of existing runways and a new terminal building for the Szczecin Airport was prepared and submitted, following a detailed study of the design and construction Budgets following the successful involvement of Mace UK with the British Aviation Authority at Heathrow in London.

**1999: Wembley Stadium PLC Pre-Contract advice**

Appointed by Wembley Stadium Plc to assist with the pre-contract phase. This appointment included cost planning with strategic cost advice and value engineering services in respect of various aspects of the project including car parking issues.

**03/93 – 04/99: Gleeds Polska**

Moved from Prague to Warsaw with Gleeds, Poland where I was appointed as Employer's Representative for the Atrium Business Centre, a prestigious 80,000m<sup>2</sup> phased development in the centre of Warsaw. The third phase was subsequently completed following the success of the previous two phases. I was responsible for Client reporting upon the construction progress monitored against the contract construction programme, cost reporting with negotiation and agreement of variations and interim valuations of the works carried out on site. I liaised with Representatives from the European Bank for Reconstruction and Development throughout the first phase of the Project and dealt with reporting as required within the Loan Agreements

I was appointed as Employer's Representative for the 20,000m<sup>2</sup> Atrium Centrum building being the final building to be constructed on the Atrium development in Warsaw by Skanska. I was also involved with the Atrium Hotel Development in Warsaw, which was a joint development between Skanska International Building and Portman Development.

Responsible for the cost planning and Project Management of a Hotel and Office development in Riga Latvia for an Estonian Developer. In 1998 Skanska International Building appointed me as Employers Representative for a 20,000m<sup>2</sup> Office and Retail Development in Riga Latvia. The EBRD were involved as joint funders and I had a close reporting function with the Lenders

In 1998 I was responsible for the cost planning and project management of a Chill and Freezer store for BOC in Raszyn, Warsaw from inception through to final account. Similarly I was involved with the cost planning of a similar facility for Unilever / Tibbett and Britten in Bratislava.

In 1993 I was appointed as Lenders Supervisor responsible for a number of Logistics Centre Developments for The European Bank for Re-Construction and Development working with various International Developers where close liaison and regular reporting was necessary with the Bank.

I Managed the Commercial aspects of the Atrium Hotel in Warsaw during the Cost Planning and pre-contract stages that included agreement of the Contract Sum and the Construction Contract with the Contractor - Skanska International Building. I thereafter implemented Cost Management procedures with Skanska International Building which included Change request procedures in order to provide rigorous and effective cost management. Process. During the initial stages of the Project I managed the Value Engineering workshops in order to bring the project within budget.

**03/92 – 02/93: Gleeds Czechoslovakia**

In March 1992 I moved to Prague Czechoslovakia for Gleeds to assist with the feasibility studies for a variety of projects including the **Project Management of residential and commercial developments**, including the refurbishment of the Hotel Yalta in Wenceslas Square.

Responsibilities included the project and cost management of a luxury apartment in a conservation area in Prague for a major developer constructed within a fast time period.

**1998 – 1999: Gleeds - Greenwich Peninsular - BUD**

I was appointed as a Senior Managing Surveyor for the team involved with the successful feasibility proposals for the Redevelopment of Greenwich Peninsular site for British Urban Development valued at £1.2bn

**1990 – 1992: Gleeds - Lakewoods "Theme Parks"**

During 1990-1992, I was involved with all of the pre-development activities with a proposed leisure development valued at £110m, which included cost planning, value engineering and close Client liaison with direct confidential board advice.

In 1990 I was appointed Employers Agent for a £5.5m office fit-out in the City for Lloyds Merchant Bank which was successfully completed during 1991

**1988 – 1990: Gleeds - ICI Project Headquarter Building Millbank**

In 1988 formed Walker Associates a partnership providing Construction Cost Consultancy and Project Management services. He was appointed by Gleeds to deal with major construction claims on the ICI Project situated in Millbank and valued at £110m subsequently with many commercial and mixed use developments at pre and post contract stages up to a value of £200m.

**1987 – 1988: Laing Management - Warburgs**

Employed by Laing Management Contracting as a Commercial Manager involved with the Fit-out works for SG Warburg's new offices in Finsbury Avenue involving the provision of new Dealer Rooms and associated works valued at £6m. My responsibilities were to ensure the overall financial success of the project including the Procurement of sub-contract work packages, preparation of cash flow forecasts, cost reporting, claims, contract planning Interim Valuations and Final Accounts

**1984 – 1986: Hertford Interiors**

I was involved with a Design and Build Company specialising in Hotel and Public House refurbishment. My duties included preparation of cost plans, tender documentation and Project Management to final account stage

**1972 – 1984: Walker Longley Construction**

In 1972 I formed my own Construction Company and was fully responsible for all the business development and management duties on a wide range of projects from minor alteration works and office refurbishment's to house building and office and hotel fit –outs to a value of £3m.

Responsibilities included, preparation of tenders, Cash flow forecasts, construction contract preparation, procurement of sub-contracts, agreement of interim valuations, pricing of variations and final accounts, management of on-site activities and the Head Office. During the initial phase I worked on a freelance basis for Silk and Frasier Quantity Surveyors assisting with cost Planning and tender documentation for the Kilroot Power Station.

**1966 – 1972: McLaughlin and Harvey Ltd**

Trained as a Quantity Surveyor / Estimator with McLaughlin and Harvey Ltd, a medium sized firm of Contractors. During this period I attended the Willesden College of Technology on a Day Release undergoing the Institute of Quantity Surveyors Degree Course.

Experience included all surveying duties on a wide range of projects from procurement to final account.

Projects included the Elstree Film Studio Redevelopment and the Habitat Development in Chelsea, which included a new Cinema and a block of flats within the confines of the existing cinema structure. I also assisted the Estimating department in the preparation of numerous tenders for major contracts in the range of £ 10-75m.

**PASTIMES**

- Golf, Rugby, Computers, Motor Racing
- Highland Bagpipes - Piper