

JOSHUA S. WESTLING

20112 Port Circle
Huntington Beach, California
(714) 473-1743

EXPERIENCE:

WESTLING & ASSOCIATES

Vice-President/Principal

Newport Beach, CA

July 2005 – Present

Construction Manager for a real estate development/construction management firm that specializes in providing a variety of related services to developers, owners and tenants. Current projects include new mid-rise flex-tech/office projects, hotel renovation, marina renovation and building reinvestments for The Irvine Company. Additional projects include ground-up construction, building additions, tenant improvements, building renovations and site re-construction for a number of other clients.

RIVERROCK REAL ESTATE GROUP

Director of Construction Management

Santa Ana, CA

August 2004 – July 2005

Created and developed the Construction Management Department of a multi-regional property management company. Construction Management is directly responsible to the client owners for pre-construction planning, bidding, contractor selection and overall project control and schedule adherence. Created and initiated implementation of building standards, rules, accounting systems and project tracking. Currently responsible for all construction activities including tenant improvements, building refurbishments/"facelifts" and capital improvements such as re-roofs, parking lots, landscaping and mechanical system retro-fits for more than 6,000,000 square feet of buildings.

OLTMANS CONSTRUCTION COMPANY

Project Manager

Whittier, CA

August 1998 – August 2004

Project Manager for the Tenant Improvement/Special Projects Department of a major California general contractor. Responsible for design-build team coordination, estimating, bidding and management of construction costs. Responsible for overall project scheduling and project coordination with superintendents and subcontractors on a variety of high-end office build-outs, office and warehouse improvements, mezzanine additions, and seismic up-grades.

L.E. WENTZ COMPANY

Project Engineer

Newport Beach, CA

May 1997 – August 1998

Assisted chief estimator with drawing disbursement, detailed trade scopes, subcontractor bid analysis and proposal development. Also responsible for RFI, submittal, meeting minutes and change order pricing support to multiple project managers concurrently.

QUALIFICATIONS:

LEED AP Certification – In Progress

Masters of Construction Management, University of Southern California – Los Angeles 2004

Bachelor of Arts, Business Administration, Concordia University – Irvine 1997

PERSONAL INFORMATION:

Health: Excellent

Interests: Family, surfing, snowboarding, fishing and other outdoor activities

Construction Experience: Joshua S. Westling

Project	California Location	Year Built	Square Feet	Product Type
Catellus Sales Office	Newport Beach	1997	10,000	Tenant Improvement
Maxus, Formosa Textile, Parcel F, Playhut	City of Industry	1997	369,221	Warehouse with TI's
Foothill Ranch	Foothill Ranch	1999	300,000	Warehouse with TI's
The Timbers at Sierra Star	Mammoth Lakes	1998	70,400	32 Single Family Town Homes
Juniper Springs Lodge	Mammoth Lakes	1998	224,393	174 Multi-unit High End Condominiums
Sunstone at Juniper Springs	Mammoth Lakes	1999	53,262	77 Multi-unit High End Condominiums
IHOP	Glendale	2000	74,000	Tenant Improvement
Fire Station #51	Irvine	2000	8,000	Tilt-up Fire Station
Trend West	San Dimas	2000	36,000	Tenant Improvement
Tyco Electronics	Ontario	2000	5,860	Tenant Improvement
Bolton & Company	Ontario	2000	44,770	Tenant Improvement
Pyramid Logistics, Inc.	Westminster	2000	6,927	Tenant Improvement
Southern California Auto Club Spec Suite	Westminster	2001	7,000	Tenant Improvement
Markwins & East Suite	Ontario	2001	6,500	Tenant Improvement
Archon Group	Aliso Viejo	2001	4,000	Tenant Improvement
First American Title Phases 1 & 2	San Dimas	2001	2,154	Tenant Improvement
Orange County Business Center	Santa Ana	2002	30,000	Mezzanine and Exterior Windows
Police Athletic Club	Long Beach	2002	24,000	Tenant Improvement
Via Verde Spec Suite & Corridor	San Dimas	2002	16,668	Tenant Improvement
All Cartage Transportation	Ontario	2002	3,000	Mezzanine and TI's
Evergreen Aviation	Ontario	2002	3,438	Tenant Improvement
Locust Spec Suite 1 & 2	Ontario	2002	6,200	Tenant Improvement
Property Casualty & Web Metro	San Dimas	2003	8,142	Tenant Improvement
Countrywide Home Loans Phase 1 & 2	San Dimas	2003	9,349	Tenant Improvement
Kole Imports	Carson	2003	15,938	Mezzanine and TI's
Door to Door & Pico Spec Suite	Pico Rivera	2003	5,314	Tenant Improvement
Sanyo Electronics	Rancho Cucamonga	2003	4,510	Tenant Improvement
Bloomfield Spec Suites	Santa Fe Springs	2003	7,429	Tenant Improvement
Apex Digital	Rancho Dominguez	2003	5,757	Tenant Improvement
Adelphia, AIS, & Spec Suite 245	San Dimas	2003	10,151	Tenant Improvement
Bausch & Lomb	San Dimas	2004	58,790	Tenant Improvement
Acuity Lighting	Ontario	2004	11,372	Tenant Improvement
Springs Industries	Ontario	2004	12,512	Tenant Improvement
Sypris Data Systems	San Dimas	2004	26,366	Tenant Improvement
Big Lots	Redlands	2004	11,469	Tenant Improvement
Studio RTA	Pico Rivera	2004	26,295	Tenant Improvement
Phoebe Distribution Center	La Mirada	2005	220,000	Building & TI Renovation
La Mirada Business Center	La Mirada	2005	30,000	Plane Crash Repairs

