

LANDSMART CONSULTANTS, LLC



COLLABORATION

COMMITMENT

CUSTOMER SERVICE

130 South Main Street, Winter Garden, Florida 34787

Telephone: 407694-5148 Fax: 1800-813-0831

shri@landsmartconsultants.com

www.landsmartconsultants.com



CORE VALUES

- **Recognize the absolute importance of family in a person's life**
- **Honesty and integrity results in trust and success**
- **Treat all parties with fairness and respect**
- **Be accountable for our actions and correct mistakes without making excuses**
- **Provide quality professional product with friendly customer service**
- **Value independent thought process and encourage innovative solutions**
- **Think entrepreneurial and provide exceptional value to clients**
- **Accept success and failures with gratitude and humility**
- **Overall, achieve healthy balance between work and family**

WHO WE ARE...

Based in beautiful Winter Garden, Florida, LandSmart Consultants provides professional civil engineering design and consulting services on both residential and commercial projects all over Florida. We are absolutely committed to high quality engineering services at affordable rates. Our main focus is to collaborate and provide exceptional customer services to both our clients and fellow professionals.

WHAT WE PROVIDE...

We provide exceptional service encompassing a wide range of services at various stages of the development process. These services are summarized below.

- **Pre-purchase due diligence on land and property including meeting with all jurisdictions: the City, County, FDOT, FDEP, water management district, summarized in a concise report**
- **Conceptual site planning and layout**
- **Zoning and land use change support services**
- **Perform site civil engineering design**
- **Prepare construction drawings/documents**
- **Obtain permits from City, County, FDEP, FDOT, FEMA, ACOE and water management districts.**
- **Perform property condition assessments on commercial properties, subdivision including REO/distressed assets**
- **Inspections and certifications on subdivisions for HOA**
- **Construction management (daily presence) or construction administration (as needed)**
- **Review of construction materials testing and inspection reports**
- **Landscape and Irrigation Design**
- **Geotechnical (soils) consulting including foundation designs**
- **Forensic sinkhole damage evaluation**
- **Subsurface hydrogeology assessments**
- **Structural Inspections for smaller projects**





KEY PERSONNEL...

SHRIDHAR RAO, MS. P.E.

BACKGROUND

Mr. Shridhar Rao has over 20 years of experience in the field of Site Civil Engineering design and consulting in various land development and infrastructure projects within Central Florida. His expertise and skill sets are diverse ranging from general site civil engineering design to specialty fields such as geotechnical, materials testing and evaluations, forensic studies, sinkhole evaluation and subsurface hydrogeology and groundwater modeling and structural engineering.

Over the years, Mr. Rao has been personally involved on well over 5000 local projects mostly in the field of geotechnical studies and consultations on site civil engineering designs. Additionally, he is very well versed with interpretation of the field and laboratory results, preparation of design recommendations, performing retaining wall designs, evaluating failures related to pavements, foundations sinkholes etc. and supervising the efforts of field, laboratory and office personnel and providing post-completion technical support to the clients

Mr. Rao is also familiar with the rules and regulations prescribed with various regulatory agencies including the proposed changes to the stormwater rules in the process of completion by FDEP. Mr. Rao has been deeply involved on several local high profile projects has strong relationship with the consulting community, local and state review personnel as well as the private sector developer community.

PROFESSIONAL EXPERIENCE

- Rajesh Builders, Mumbai, India, Site Engineering Intern 1989-1990
- STUP Consultants, Mumbai, India, Structural Engineer, 1991
- Graduate Research Assistant, Auburn University 1991 to 1994
- Universal Engineering Sciences, Project Engineer 1994-1998
- Universal Engineering Sciences, Orlando, Senior Project Manager 1998-2003
- Universal Engineering Sciences, Orlando, Department Manager 2003-2005
- Universal Engineering Sciences, Vice President & Chief Engineer, 2005-2006
- Tannath Design, Vice President and Business Partner, Orlando Florida, 2007
- LandSmart Consultants, LLC, President, 2007-2011

SAMPLE PROJECT LIST

SITE CIVIL ENGINEERING/PERMITTING PROJECTS

- Legacy Park –Osceola County, FL
- Legacy DRI, Osceola County, FL
- Sweetwater Carwash Apopka, FL
- Appenberry's Garden, Orlando, FL
- Hindu Temple Quadraplex, Casselberry, FL
- Chinmaya Mission, Seminole Co, FL
- Wawa Gas Station/Grocery Store, Apopka, FL
- Flex- Warehouses, Edgewater, FL
- Jupiter Point Marina, Jupiter, FL
- Kesmarc Equine Facility, Ocala, FL
- Dollar General, Zephyrhills, FL
- Avington Park, Lake County, FL

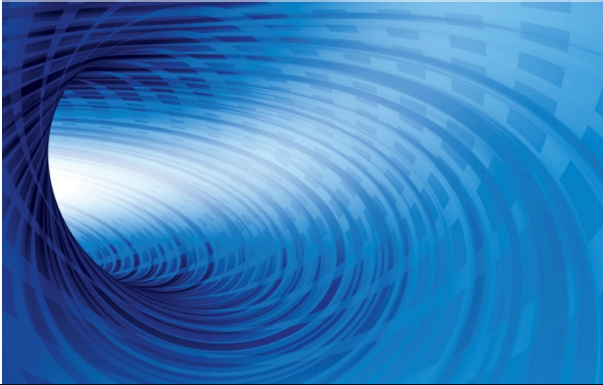
GEOTECHNICAL PROJECTS

- Various Outparcels in Millenia
- Millenia Parc Development
- Verandah Park, Metrowest, Orlando
- Millenia Gardens Development
- OKA Orlando Multi Family
- Star Condos Development
- Thornton Park
- Waverly Condos
- Carver Court Development
- 80-acre Toscana Development
- Westgate Timeshare Improvements
- Lake Sherwood Condos
- Tracedero Development
- Medical Facility, West Columbia Street
- Florida Hospital East , Orlando
- Windermere Business Center,
- Catalina Elementary School Expansion
- IKEA store, Millenia, FL

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STORMWATER/HYDROGEOLOGY PROJECTS

- Skytop Development, Clermont - Hydrogeologic Investigation for DRI
- ChampionsGate, Osceola County, Stormwater Ponds
Analysis/groundwater Modeling for the 1200-Acre Development
- Osceola Trace-Legacy Resort Site
- Reserve at Bronson Parcel, Osceola County, Florida
- Eagle Creek Development
- Victoria Park Development, Deland, Volusia County, FL
- Young Pine Road Subdivision
- City of Vernon Wastewater Treatment Plant
- City of Chuluota WWTP & RIB Models
- Honeybee Ranch Road C&D Landfill
- Loch Leven Development, Mt. Dora
- Grand Lake Resorts, Orange County
- Millenia Mall Development, Orange County - Dewatering Impact studies and groundwater Modeling
- Fairways of Mt. Plymouth WWTP, Lake County
- Lake Davis & Tivoli Subdivision, Orange County
- Markham Road **PUD**, Seminole County
- Riverside Subdivision, DeBary

SHRIDHAR RAO, MS. P.E. (contd)

ACADEMIC QUALIFICATIONS

- Bachelor of Engineering (Civil), Bombay University, India, 1991, Graduated with Distinction
- Master of Science in Civil Engineering, Auburn University, Alabama, 1994
GPA 4.0.
- Completed Bulletproof management Training program
- Completed Dale Carnegies course
- Licensed Florida Real Estate Broker

TECHNICAL PUBLICATIONS

- Evaluation of Longitudinal Joint Construction Techniques in HMA Pavements, Research paper published by the Transportation Research Board, 1994.
- Evaluation of Various Longitudinal Joint Construction Techniques. Proceedings of the 6th Conference on Asphalt Pavements for Southern Africa, 1994.
- Performance of Hot Mix Recycled Pavements in the State of Georgia, Research paper published by Transportation Research Board, 1995



LAURENCE M. POLINER, P.E.

BACKGROUND

With over fourteen years of continuous engineering experience ranging from Project Engineer to Division Manager, Mr. Poliner is dedicated to applying his vast and varied skills to deliver quality projects to the clients within budget and on time.

Mr. Poliner has designed and permitted numerous residential subdivisions, commercial developments, Roadway design and expansions all over the state of Florida. Analyses and permitting include master conceptual stormwater within numerous municipalities as well as FDOT, FDEP, FEMA as well as the local water management districts.

At CPH Engineers, He was the Division Manager for four engineering design groups. Provided oversight and quality assurance for all design and permitting. Permitting included all aspects of design as well as processing entitlements. Client relations included technical support and planning along with proposal preparations and negotiations.

As manager for the Development Review Division of Seminole County, he was instrumental in helping the County approve, process, and inspect commercial and subdivision site plans,, vacates, right-of-way and fill permits. Mr. Poliner was also responsible for a team of seventeen personnel and was tasked with completing a comprehensive review and interpretation of the Seminole County Land Development Code and Comprehensive Growth Management Plan as they apply to development within Seminole County.

Naturally, he is very well versed with city and county codes and review process that could trip a project, and prevent potential issues that could trip a project, well before the project is implemented

PROFESSIONAL EXPERIENCE

- LandSmart Consultants, Principal, 2010-Present
- RCE Consulting, LLC, Principal, 2009 to Present
- Seminole County, FL, Development Review Manager, 2007 - 2009
- CPH Engineers, Inc., Project Manager to Division Manager, 2002 - 2007
- Professional Engineering Consultants, Inc., Project Manager, 1999 - 2002
- Harding Lawson Associates, Project Engineer, 1997 - 1999
- CCL Consultants, Inc. , Project Engineer, 1996 - 1997

SAMPLE PROJECT LIST

- The Palms Country Club Time Share Resort,
- Clear Creek Subdivision
- Ocala Meadows, a master planned community
- Roadway design and permitting of North Lake Boulevard
- Goldenrod Boulevard extension
- Wal-Mart Supercenters
- Lowes,
- Home Depot,
- Yum Brands Quick Service Restaurants
- AUTOZONE STORES
- Suntrust Banks
- McDonalds
- MI Homes Subdivisons
- DR HortonSubdivision
- Proposed Sunrail Stations
- Jetta Point Park.
- Engineered Homes Subdivisions
- Lake Forest HOA, technical expert



ACADEMIC QUALIFICATIONS

Graduate of Leadership Seminole 2007

NPDS Stormwater Inspector Certification 2003

Bachelor of Science in Environmental Engineering, University of Central Florida, 1995

US NAVY, Nuclear Engineering Program, Honorably Discharged, 1983 - 1989

Electronics Technician School

COMPUTER EXPERIENCE

adICPR, CHAN, PONDS, Hydraflow, SDOT, HEC - RAS, XPSWMM, Haestad Methods Water CAD & Storm CAD, Microsoft Office, AutoCAD, and GIS. Extensive experience in graphics presentation packages including Adobe Photoshop and Indesign.

AFFILIATIONS

Member of American Society of Civil Engineers

Member of the National Eagle Scout Association



KEVIN T. COLLINS

BACKGROUND

Mr. Kevin Collins is in responsible charge of engineering, design, drafting(with **AUTOCAD LDD/Civil 3D**) and management of projects as it relates to all aspects of civil engineering. Engineering experience included all facets associated with land development including all aspects of stormwater drainage design and the various utilities. This includes proposals, budgeting, scheduling, estimating, design, permitting and construction inspection/certification of large and small-scale commercial developments.

Design includes lift stations, pump and forcemain modeling (using **WATERCAD**), **stormwater modeling** (using **AdicPR / PONDS SUPRA, MODRET, STORMCAD**) **Haestad methods and PONDS, "Modret" by Andreyev Engineering** for pond infiltration, mounding and draw-down analysis, **"Cybernet"(Kypipes) by Haestad** for modeling pressure flow in pipes (potable water, fire flow, extensive forcemain systems). He has also assisted in stormwater, utility, grading and permitting of all related projects.

Mr. Collins has also conducted several large scale drainage basin studies including (Prairie Lake in Ocoee and Deer Run Subdivision in Seminole county. This included: Drainage design, Forcemain and Gravity sewer design; sewage lift station design; roadway design and miscellaneous permits associated with the projects.

PROFESSIONAL EXPERIENCE

- Project Manager, Cycorp Engineering, Orlando, Florida, 2004 to date
- Project Engineer , Avid Engineering, Orlando, Florida 1999-2004
- Senior Project Engineer, Harling Locklin & Associates, Orlando, FL 1993-99
- Staff Designer, Gee & Jenson Engineers, Orlando, Florida 1992-93
- Project Engineer, Bean, Whitaker, Lutz & Barnes, Inc. Fort Myers, FL 1990-91
- Project Engineer, Cowan & Cricenti Engg. Associate, Concord, NH 1988 - 90
- Staff Engineer, Dubois & King Engineers, Concord, N.H. 1987-88
- Engineering Technician IV, N.H. DOT, Concord N.H, 1985 - 87
- Field Engineer, Perini Power Constructors Inc. (1980 - 1984) Seabrook, N.H.

ACADEMIC QUALIFICATIONS

- Civil Engineering, University of Lowell Ma, 1984-1988
- Stormwater Management and Drainage Design-ASCE Continuing Education.
Welding Engineering & Technology - Seabrook Station Continuing Education.
Floodplain Management- ASCE / FEMA Continuing education
- Sediment and erosion control-ASCE Continuing education
- Geotechnical Engineering /Groundwater Modeling Infiltration Analysis ASCE

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