Jason Kowalski

Lead Estimator

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SUMMARY

Lead Estimator with 11 years of construction estimating for healthcare, education and multifamily owners, leading pursuits up to $80M. Runs preconstruction from conceptual budgets to final GMP in estimating software, Bluebeam and Microsoft Excel, and leads a team of 4 estimators through each bid.

SKILLS

- **Construction Estimating**
- **Estimating Software**
- **Bluebeam**
- **Microsoft Excel**
- **Microsoft Office Suite**
- **Preconstruction**
- **Value Engineering**
- **Bid Leveling**
- **Leadership**
- **Presentation Skills**

EXPERIENCE

Lead Estimator

02/2022 - Present

North Loop Builders

Minneapolis, MN

Construction manager and general contractor with $300M in yearly volume across the Twin Cities.

- Lead 4 estimators on 40 pursuits a year, winning **$260M** in negotiated and hard-bid work since 2022.
- Assign takeoffs, set bid calendars and check every estimate for scope gaps before final review.
- Present preconstruction budgets and value engineering options to owners, saving $4.8M on 2 school projects.
- Build owner relationships through monthly budget meetings, earning repeat work from 6 clients.

Senior Estimator

05/2018 - 01/2022

Twin Lakes Construction

St. Paul, MN

Commercial builder of medical clinics, senior living and office projects.

- Prepared construction estimating packages for 70 projects up to $45M with 3 design-phase updates each.
- Negotiated with 25 trade partners per bid, using Microsoft Office Suite scope sheets to close gaps.
- Reached GMP within 2% of schematic budgets on 8 of 10 senior living projects.

Estimator

06/2015 - 04/2018

Mississippi Ridge Contractors

Bloomington, MN

General contractor for retail and light industrial buildings.

- Completed Bluebeam takeoffs for 120 bids covering concrete, masonry, steel and finishes.
- Leveled subcontractor quotes in Microsoft Excel, holding 3 or more bids on 90% of scopes.
- Logged final costs from 30 closed jobs into the historical database in estimating software.

EDUCATION

Bachelor of Science

Minnesota State University, Mankato

Construction Management

Mankato, MN

05/2015

CERTIFICATES

Certified Professional Estimator (CPE)

03/2020

American Society of Professional Estimators