

Tom C. Stone
Public Administration – Project Management
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www.TomCStone.com

Tom is an experienced and entrepreneurial leader in the public and private sectors. He has been the catalyst, visionary and facilitator of numerous public improvements and private development projects. Tom is committed to **accountability, fiscal responsibility, environmental/economic sustainability** and **tangible results** brought about by an inclusive **collaborative process**.

Montgomery Housing Authority
Director of Real Estate Development

Nov 2009 to present

Responsibilities include identification and implementation of government funding sources, finance programs, public contracting, procurement and budget preparation to redevelop numerous projects including:

- a) \$60 million demolition and redevelopment of a city block into a mixed use and mixed income community. Mixed financing will be utilized including 9% Low Income Housing Tax Credits.
- b) \$6 million rehabilitation of a seven story, 100 unit senior living complex using ARRA funds.
- c) \$5 million renovation of a 150 unit public housing complex. This project will include a historical renovation of the home that Rosa Parks lived in back to its original condition.

The Montgomery Housing Authority has a \$24 million annual budget and manages over 1700 public housing units in 8 communities and 2300 Section 8 vouchers.

Stone Consulting
President

Jan 2007 to Nov 2009

A consulting firm that specializes in organizational effectiveness, group alignment, organizational direction setting, and corporate culture development.

Eagle County Board of County Commissioners

Jan 1999 to Jan 2007

Tom completed his second and final four year term on the Eagle County Board of County Commissioners in January 2007. He was elected Chairman of the Board in 2000, 2001 and 2004 and Chairman Pro Tem in 1999, 2002, 2003 and 2006. In his post Tom's main duties included **Public Administration, Economic Development, Sustainability, Strategic Planning, Complex Fiscal Administration, Land Use, Project Management** and **Organizational Development**. Eagle County has over 500 employees, a budget exceeding \$100 million and includes the Towns of Vail, Minturn, Avon, Eagle, Gypsum, Red Cliff and Basalt. Direct line management included Road and Bridge, Community Development, Health and Human Services, Airport, Housing and Development, Landfill and Recycling, Animal Services, Environmental Health, Facilities Management, Recreation, Open Space and Communications.

Special Awards and Recognitions

- **Urban Land Institute 2009 Terwilliger Award for workforce housing – Miller Ranch**
- Awarded the "Best Run County in State of Colorado for 2000" by Colorado Counties, Inc.
- 3CMA Savvy Award for "Masterpiece in Motion" an interactive CD ROM promoting Eagle County
- National Association of Counties Achievement Award Winner
2004 Air Terminal Control Tower, 2003 Fly Vail Summer, 2001 Youth Conservation Corps

Education/Qualifications

- Bachelor of Science in Management. Graduated cum laude from Fort Lewis College, Durango, Colorado.
- PRINCE2 Project Management Method – Foundation and Practitioner Certificates 2005
- Rational Management Project Consultant and Trainer Accreditation 2005
- Employing Broker level Colorado Real Estate Commission

Recent County Projects

- **Berry Creek PUD** Developed/Directed a multi-year Master Planning project of 220 acres located in Edwards, Colorado. Development of this total community concept required a working relationship with 10 governmental entities and private industry resulting in the creation of:
 - Design review Board to maintain the architectural integrity of the community
 - One artificial turf, three grass multi-use athletic fields, and two softball fields
 - Skatepark, children's playground, extensive open space and a water spray park
 - 3 acre lake with 2 beaches and amphitheater
 - 282 units of local deed restricted housing – Total project value was over \$50 Million.
 - Elementary, Middle School and High School sites
 - Junior College campus (Colorado Mountain College)
 - Veteran's and Emergency Service personnel memorials
- **Eagle County Airport Improvements**
 - Worked with Congress and FAA to gain Federal funding and necessary approvals for:
 - New airport control tower
 - Digital Radar System
 - Multiple runway and safety enhancements
 - Negotiated \$4 million business buyout from private Fixed Base Operator
 - Instrument Landing System
 - International Customs
 - \$25 million runway extension
 - Directed \$10 million expansion of airport terminal financed with revenue bonds
 - Negotiated leases with United, Delta, Continental and Northwest Airlines
 - Forged 50 year agreement with Air National Guard for Helicopter Pilot Training Center
- **Tree Farm PUD** Directed Master Planning of 140 acres located in El Jebel, Colorado. Development of Congressionally authorized property exchange includes:
 - New Community Center:**
 - Offices for County Courts, Clerk and Recorder, Building Department, Commissioners, Health and Human Services, Sheriff Sub-Station
 - Park Lands** – Assisted in the formation of a new Recreation District to finance and construct recreational amenities
- **Eagle County Fairgrounds** Directed Master Planning of 160 acres located in Eagle, Colorado. Negotiated gravel lease to determine royalties, final landscape details and river corridor enhancements. Directed construction of \$4 Multi-use Pavilion.
- **Park and Open Space Projects** – Involved with funding of State's newest park - Sylvan Lake. Innovated way to save State Land Board Land for conservation in cooperation with Governor Owens and the Colorado Department of Natural Resources.
- **Riverview Apartments – Chairman of the Board.** Negotiated purchase of a 72 unit HUD Section 8 complex. Directed successful grant application process and construction of over \$600,000 worth of renovations and upgrades. Formed management company for complex resulting in better cost efficiency and property maintenance.
- **Golden Eagle Apartments – Chairman of the Board.** Negotiated purchase of a 36 unit Rural Development financed Senior independent living complex. Directed \$400,000 expansion and renovation of Community Center. Directing advance planning for tax credit financing and construction of 14 new units.
- **Lake Creek Village Apartments – Chairman of the Board.** 272 unit affordable housing complex built using revenue bonds via an IRS 6320 corporation.

Community

- **Youth Conservation Corps** Developed concept and implementation of the Youth Conservation Corps that serves over 300 youth annually. This includes youth working with the National Forest Service, Bureau of Land Management and Eagle County to teach principles of conservation and sustainability while on work projects.
- **Battered women's shelter** - Facilitated the creation of the battered women's shelter, renovating an existing building with County and private funds, set up new non-profit organization and sourced funding for continued operating expenses.

Affiliations/Positions/Special Appointments

- Director Colorado River Water Conservation District -2000 - 2006
- Colorado Counties, Inc.
 - Agriculture & Wildlife Committee - Land Use & Natural Resources Committee
 - Water Committee - Transportation & Telecommunications
- Executive Committee of Northwest Colorado Council of Governments