



PROFESSIONAL PROFILE

Mrs. Colón is a Registered Architect in Puerto Rico and LEED Accredited Professional with fifteen (15) years of experience in architectural design and management. She is President and Principal Designer at Cube Architects, LLC. Her responsibilities have included architectural design in residential and commercial projects, management of public private partnerships, construction and project management, wealth management and business development, and project coordination. Moreover, she has project life-cycle experience.

RELEVANT EXPERIENCE

President and Principal: CUBE Architects, LLC, Guaynabo, PR (2017- Present)

Lead Architect: High-End Residential Projects

Re-design of diverse projects have been delivered from the design phase, through construction and final mobilization. Including:

- *Multiple Residences, Estancias de Torrimar, Guaynabo, PR*
- *Residence, Torrimar, Guaynabo, PR*
- *Residence, Garden Hills, PR*
- *Residence, La Villa de Torrimar, Guaynabo, PR*
- *Residence, Ocean Park Apartment, San Juan, PR*
- *Residence, Parques de Santa María, San Juan, PR*
- *Residence, San Francisco, San Juan, PR*
- *Residence, Montehiedra, San Juan, PR*
- *Residence, Palmas del Mar, Humacao, PR*
- *Residence, Yabucoa, PR*
- *Residence, Hacienda San José, Caguas, PR*

Scope of work included:

- *Design from conceptual phase to construction documents*
- *Support with permit process*
- *Support at bidding interviews*
- *Scheduling and coordination with third party providers*
- *Project supervision*
- *Provided project management during construction including analyzing certifications, advising on change orders, negotiating.*

Lead Architect: Commercial Projects

Interior spaces of commercial projects were designed to enhance client/ patient experience and comfort.

- *Target Rent-a-Car Headquarters, San Juan, PR*
- *Ophthalmology office, San Juan, PR*
- *Ophthalmology office, Caguas, PR*

Education

Bachelor's Degree in Architecture - Cornell University

Registered Architect #19898

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Areas of Expertise

*Architectural Design
Residential
Commercial
Interior*

Project Management

Project Planning

Public- Private Partnership

Memberships

Member - "Colegio de Arquitectos y Arquitectos Paisajistas de Puerto Rico"

Cornell Club of Puerto Rico

Certification

Leadership in Energy & Environmental Design Accredited Professional (LEED AP)

Trainings

PMP Certification Course (35 hrs.) - CPM Academy, 2016

OSHA 30-hr. Construction Industry Standards

PROCORE Fundamentals

Speaker

Design Considerations for P3 Projects - Convention



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Project Consultant: CPM PR, LLC, Guaynabo, PR (2013-2017)

Technical Advisor: Puerto Rico Public-Private Partnerships Authority

Member of the Project Advisory Team responsible to provide support for the implementation of Public-Private Partnerships projects in Puerto Rico. Including:

- Puerto Rico Maritime Transportation Services
- Parking Modernization and Optimization
- Advanced Metering System
- Maritime Ports

Project Consultant: Puerto Rico Public-Private Partnership Authority (PRPPPA)

Student Life Project at the University of Puerto Rico Mayaguez Campus

- Developed Request for Qualifications for the Design- Build- Operate- Maintain facility
- Managed market sounding process to determine need for the project.
- Directed project scope option analysis and estimates
- Managed designers to
- Developed initial facility maintenance standards and service protocols
- Performed operation and staffing cost saving analysis
- Educated different stakeholders on the importance of the project. Met with University and Government leaders to define the project within the existing public policy.

Project Architect Support: Banco Popular de Puerto Rico, Hato Rey, PR

Popular Center Urban Hub Program (\$24.5MM)

This project consists of Green Roof Plaza at Popular Center, Pedestrian Bridge, Urban Park, Restaurant and Parking area. Responsibilities included facilitate communications between architects and owners and contractors, and value engineering consulting.

*of Architects & Landscape
Architects of Puerto Rico,
June 11, 2016*

*P3 as an Alternative for
Municipal Stormwater
Service Projects, College of
Engineers and Land
Surveyors of Puerto Rico
Convention, May 2016*

*Alternative Financing
Models for Waste
Management Projects -
Mega Viernes Civil, March
2017*



Project Consultant: Technical Establishment of a Public-Private Partnership for the Development of Two Correctional Facilities

Managing technical advisory services for a public private partnership for two correctional facilities (female and male) totaling an estimated cost of approx. \$250 million. Managed the technical and financial planning of the project's development and the preparation of RFQ and RFP documents in accordance with regulations. Supervised the following:

- Assessment of facilities and operations
- Management of architectural programing and conceptual design documents
- Direction for LEED certification and energy and utility efficiency targets
- Supervision of permit procedures
- Development of Facility Maintenance Standards and Service Protocols
- Involvement in the financial and technical decisions
- Support on construction and life-cycle cost analysis

Member: Chamber of Commerce, Private Public Partnership Committee (2017)

Lead and coordinated efforts promoting Private Public Partnerships.

- Presented conferences on P3 process for Puerto Rico.
- Coordinated publishing of white paper recommending viable Private-Public Partnerships for Puerto Rico.

Peer Educator: Private Public Partnership (P3)

Lead and coordinated a series of 5 conferences introducing Private-Public Partnership concepts and process to CPM employees.

Project Coordinator: Banco Popular Puerto Rico (2013-2016)

Coordinated and inspected construction works for 9th, 8th, 7th, 6th and 3rd floor office interior remodeling of Banco Popular, Stop 22 Building. Developed a whole project schedule and a weekly project schedule. Coordinated construction trades delivery and work schedule on each project. Led weekly project meetings. Conducted daily site visits and produced daily report, as well as monthly inspection report.

Project Coordinator: Banco Popular de Puerto Rico Urban HUB (2015-2016)

Coordinated planning process for the Urban HUB project from final design, contractor selection, through construction start. Became member of the Design Review Committee and coordinated multidiscipline issues on construction drawings. Introduced selected contractor to the project. Reviewed permit status. Studied the possibility of bioremediation, as a way of cleansing contaminated soil.

Architect: STV, Inc., New York, NY

***Project Architect/ Project Manager: Port Authority of New York
"Jet Blue Garage at JFK Airport"***

Managed construction of a \$95 million parking garage with 1,500 spaces through design-build process, while complying with standards and requirements established by Port Authority of New York.



Project Architect: The City of Waterbury, Connecticut

“Waterbury City Hall- Historical Restoration”

Managed schematic design process for the historical restoration of Waterbury City Hall. Specific tasks included: development of architectural programming documents, coordination and preparation of schematic design submittal, and development of marketing and financial strategies for approval by Referendum.

Project Architect: Cemusa

“New York City Street Furniture”

Conducted the coordination between the Spanish company, Cemusa, and New York City administration agencies to ensure the proper development of a \$50 million street furniture project including bus shelters, newsstands and public toilets through the City.

Project Architect: Logan Airport

“Logan Airport Way Finding Program”

Assessed the existing way finding design of Logan Airport, identified key issues and developed a new \$15 million design.