

Thomas J Meagher
Executive Vice President

Blue Rock

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KEY CLIENTS

Alacer Corporation
Americold
Ames True Temper
Arcadia Properties
AutoZone
Cabela's, Inc.
Caterpillar Logistics
Crown Cork & Seal USA
Dermody Properties
Dunn & Bradstreet
First Industrial
FreshPet
IPT (Industrial Property Trust)
Maytag
Matrix Development Group
MRP Industrial
PetSmart
Procter & Gamble
Seefried Properties
Simon & Schuster
S.C. Johnson
Trader Joe's
VerusPartners
Volvo/Mack Trucks
Werner Trucking

BIOGRAPHY

As Executive Vice President, Tom is responsible for Blue Rock Construction's business development, contract negotiations, project leadership, design oversight, strategic planning and preconstruction oversight. Prior to joining Blue Rock, Tom was a principal of The Norwood Company where he was responsible for all regional operations for the company. During his career, Tom has personally been involved with over \$1 billion of construction.

PROFESSIONAL PROFILE

Tom has provided preconstruction, construction management and design-build services for corporations and developers with the design and construction of industrial buildings for more than 30 years. His project experience includes the design and construction of 30+ million square feet of building projects. Tom maintains superior knowledge of logistics, constructability reviews, alternative construction material and methodology, and various building systems.

Tom has formalized Blue Rock's preconstruction project and entitlement process to assist clients in identifying critical long lead approval items to minimize development blockers for individual commercial projects. His experiences include master planning, GMP development and preconstruction value engineering.

Blue Rock Construction, Inc. – Allentown, PA

Executive Vice President 2013 - Present
Senior Vice President, 2008 – 2013

The Norwood Company – Allentown, PA

Senior Vice President-Principal, 1992 – 2008
Senior Vice President, 1986 – 1992

Relevant Experience

- **Industrial Property Trust**
 - 5 Logistics, new 240,000 SF warehouse/distribution center, Carlisle, PA
 - 192 Kost Road, 422,400 SF new spec warehouse/distribution center, Carlisle, PA
- **First Park 33** – Construction of 341,000 SF and 243,000 SF warehouse/distribution facilities in Lower Nazareth, PA
- **Matrix Gateway** – Construction of 700,000 SF and 263,000 SF warehouse / distribution facilities in Pedricktown, NJ
- **Matrix Newburgh** – New 565,320 SF warehouse/distribution center, including 317,520 SF tenant fit-out, Newburgh, NY
- **First Industrial** – First Logistics Center @I-83 York, PA, 708,000 SF warehouse/distribution center
- **Crown Cork & Seal USA** – New 525,000 SF manufacturing facility, Tioga County, NY
- **Chrin Commerce Centre Lot 1** – 1,104,000 SF new spec warehouse facility, Palmer Township, PA
- **Dermody Properties, Berks Park 78 Lot 3** – New 750,000 SF distribution facility, Bethel, PA
- **PetSmart:** Construction of 871,000 SF warehouse/distribution center, including 25,000 SF office space; 45,000 SF climate controlled area for fish aquarium
- **Urban Outfitters, Inc.**- 954,000 SF Internet Fulfillment Center in Gap, PA

EDUCATION & CREDENTIALS

Pennsylvania State University - BS Civil Engineering
Lehigh University - Masters in Business Administration