



Geoffrey Neumayr, SE, DBIA is a Partner with Progressive Design-Build Consulting. He has over 40 years of experience in the Design and Construction Industry as a design builder, owner advisor, and as an owner. He is the former Chief Development Officer for the San Francisco International Airport's Planning, Design & Construction Division and served in this role for thirteen years. In that role he was responsible for the long-term planning, development, and design & construction for all SFO's capital program. In his career he has been responsible for the delivery of over twenty Progressive Design Build projects totaling over \$9 billion. Geoff has unique insight into all levels of project delivery and execution from the many roles he has been responsible for in the Architecture, Engineering & Construction industry. Geoff's responsibilities range from \$12 million Data Centers to \$1 billion Airport Terminal buildings and has provided executive leadership for an \$8 billion dollar capital program.

Geoff was responsible for implementing Progressive Design Build at SFO in 2008. He participated in the initial and subsequent revision to the City & County of San Francisco Public Administrative Code for Public Works that codified the use of Progressive Design Build in the City of San Francisco. He is an active member of the DBIA on various boards and was National Chair Past Chair of DBIA. Geoff co-developed the DBIA Progressive Design Build Primer and the DBIA Progressive Design Build Done Right course. He has taught the DBIA Progressive Design Build class for the past seven years. Geoff has been involved with PDB projects with federal funding including from the Federal Transportation Administration, the Dept. of Homeland Security/TSA, and the Federal Aviation Administration.

Work Experience

- ❑ Project Manager, Watry Engineering Inc., A&E Firm, 1984 - 1987
- ❑ Project Manager, MKM & Associates, Structural Engineering, 1987-1989
- ❑ Associate, Watry Design Group, A&E Firm, 1989- 1996
- ❑ VP Operations, The Allen Group, LLC, Owners Advisor, 1996 - 2011
- ❑ Chief Development Officer, San Francisco International Airport, 2011-2024

Education:

- ❑ Bachelor of Science, Architectural Engineering, California Polytechnic State University, San Luis Obispo, 1984

Honors:

- ❑ 2020 CMAA of Northern California Owner of the Year
- ❑ 2020 CMAA of National Organization Owner of the Year
- ❑ 2017 CMAA of Northern California Special Award of Innovation
- ❑ 2017 CMAA of National Organization Special Award of Innovation
- ❑ 2017 ENR Top 25 News Maker of the Year

As Chief Development Officer at SFO, Geoff was responsible for the development of the use of Progressive Design Build model across the entire Airport Capital Program. This included all practices for the management of the Progressive Design Build such as procurement, contracts, reporting structure, workflow process, stakeholder engagement processes, Target Budget Design with Cost Modeling, Target Milestone Scheduling with Last Planner, incorporation of LEAN construction practices and all DBIA best practices.

San Francisco International Airport Terminal 3 East Project (\$253M in 2014 dollars) The Terminal Project includes the complete transformation of the checkpoint areas and main concourse, which serves United Airlines. This 400,000 SF design-build project includes the expansion and renovation of Terminal 3 East while maintaining 24/7 operations. Work includes a 60,000 SF building addition along with three new gates and a complete update of existing interiors, featuring a new checkpoint and all new MEPF systems. Progressive Design Build was utilized for this project. Geoff served on staff for the Airport as the Chief Development Officer for this project where he was responsible for the oversight of the project management team. The Project was completed in 30 months, in November 2015.

San Francisco International Airport Air Traffic Control Tower Project (\$150M in 2015 dollars) The Replacement Airport Traffic Control Tower (ATCT) was constructed in the heart of the San Francisco International Airport. The new facility provides a modern, efficient workspace for the air traffic controllers in a structure that immediately became an architectural icon. Now the tallest vertical post-tensioned structure in

California, the new ATCT is designed to withstand a major earthquake and remain operational. Progressive Design Build was utilized for this project. Geoff served on staff for the Airport as the Chief Development Officer for this project where he was responsible for the oversight of the project management team. The Project was completed in 25 months, in October 2016.

San Francisco International Airport Grand Hyatt Hotel PDB (\$230M in 2017 dollars) Geoff served on staff for the Airport as the Chief Development Officer for this project where he was responsible for the oversight of the project management team. The Project was completed in 26 months, in October 2019.

San Francisco International Airport AirTrain Extension to the Long-Term Parking Facilities Project (\$260M in 2017 dollars) The project is an approximately one-half mile elevated extension of the existing guideway. The structure was a concrete guideway extension and superstructure and included a new Long Term Parking Lot DD AirTrain Station; and a new AirTrain Station for the on-airport hotel (Grand Hyatt). Progressive Design Build was utilized for this project. Geoff served on staff for the Airport as the Chief Development Officer for this project where he was responsible for the oversight of the project management team.

San Francisco International Airport Boarding Area B Project (\$857M in 2016 dollars) The Boarding Area was a multi phased 620,000 square foot facility featuring new secure connectors linking Boarding Area A through Boarding Area D, and a unique customs secure connector between Boarding Area B and the International Terminal. In addition, the airfield layout has been reconfigured to allow for more flexibility and greater international flight capacity, serving up to 25 gates for both domestic and international travelers. Progressive Design Build was utilized for this project. Geoff served on staff for the Airport as the Chief Development Officer for this project where he was responsible for the oversight of the project management team. The Project was completed in 72 months, in July 2019.

San Francisco International Airport Terminal 1 Project (\$1.3B in 2017 dollars) The new Terminal Building Phase 1 included nine departure gates, concessions, and the check-in lobby. The second phase in May 2021 included seven departure gates, a new post-security connector to the International Terminal, and a new museum gallery. The second Phase included a new north check-in lobby, a new mezzanine-level security checkpoint, two additional aircraft gates, four new concessions and a new connecting walkway that links all SFO terminals post-security. Progressive Design Build was utilized for this project. Geoff served on staff for the Airport as the Chief Development Officer for this project where he was responsible for the oversight of the project management team. The Project was completed in 96 months, in July 2024.

Other Relevant Projects:

San Francisco International Airport Boarding Area E Renovation Project PDB (\$138M/2012)

San Francisco International Airport Long-Term Parking Structure 2 PDB (\$155M/2017)

San Francisco International Airport West Field Cargo Building Project PDB (\$36M/2013)

San Francisco International Airport Industrial Waste Treatment Plant Project PDB (\$63M/2017)

San Francisco International Airport Consolidated Administration Office Building Phase 1 Project PDB (\$85M/2017)

San Francisco International Airport Courtyard 3 Connector and Office Building Project PDB (\$293/2020)

San Francisco International Airport Terminal 2 Air Traffic Control Tower Demolition and Reconstruction of Office Space Project PDB (\$65M/2017)

San Francisco International Airport Interim Boarding Area B Project PDB (\$115M/2016)

San Francisco International Airport Boarding Area A Gate Enhancement Project PDB (\$110M/2020)

San Francisco International Airport Security Infrastructure Project (\$150M/2017)

