



# CROWN

## CONTRACTORS

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# Reigning Excellence: Introducing Crown Contractors

At Crown Contractors, we embody approachability in every aspect of our operations. We are your trusted partner for crafting unparalleled experiences in the construction.

From the intricate to the luxurious our expertise spans the spectrum of:

- Roadways, Excavation, & Utilities
- Golf Courses
- Resort Amenities
- Office, Retail, & Restaurant
- New Home & Major Home Renovation

As a single point of contact for all your vertical and horizontal construction needs, we streamline communication and project management, providing convenience and efficiency to our clients. Our commitment to collaboration goes

beyond mere words; it's the cornerstone of our philosophy.

We advocate tirelessly on behalf of our clients, fostering a truly collaborative partnership where your vision is our priority.

## *Choosing Crown: Why Partnering with Us Makes All the Difference*

What sets us apart is our intimate understanding of the construction landscape. We don't just comprehend the intricacies of building; we immerse ourselves in it. Representing both the developer and the contractor, we bridge the gap between vision and execution, ensuring every project is delivered with precision and excellence.

## Crown Values:





# Meet the Masters:

## *Lonnie Gilbert, Chief Executive Officer*

With over 25 years of invaluable experience, Lonnie brings a wealth of expertise to the Crown Contractors team. Lonnie recently served as the Qualifying General Contractor at Wohali Resort, where he oversaw the day-to-day operations spanning approximately 1,660 acres, orchestrating both the horizontal and vertical construction management.

Lonnie's journey in excellence began during his honorable service in the United States Navy, where he honed his skills operating a 30-ton king post crane. His dedication earned him two esteemed service medals: the NDSM National Defense Service Medal and the SHSM Southwest Asia Service Medal.

From his military tenure, Lonnie cultivated enduring values of integrity, respect, and hard work, which have become the bedrock of his professional ethos. Renowned for his prowess in site utilities, excavation, and concrete flat work, Lonnie's reputation precedes him in the industry.

Lonnie's experience includes leading multiple divisions with Morgan Asphalt and Green Construction, managing field operations for over 250 people. During this time, he executed successful projects across the state of Utah.



Due to Lonnie's extensive network, he has put together a construction team of Master Framers, Masons, Excavators, and Golf Course shapers. ***Crown's trades have over 100 years combined experience in their trades.***

His network also provides him the unique ability to procure materials and supplies

at/or below market rates, benefiting our clients significantly. Lonnie's portfolio boasts iconic projects such as:

### ***Red Ledges Private Golf Subdivision***

- Roadway and Infrastructure
- Club House
- Amenity Pool and Restaurant

### ***Victory Ranch Private Golf Communities***

- Roadway and Infrastructure
- The Barn Club
- New Maintenance Facility

### ***Tuhaye Gated Golf Course Community***

- Roadway and Infrastructure
- Clubhouse

***Lonnie is establishing Crown Contractors, leveraging decades of expertise. With a reputation for excellence and deep understanding of the construction landscape, he is committed to delivering high-quality projects that stand the test of time. This new venture reflects his dedication to innovation, precision and client satisfaction, setting a new standard in the construction field.***

# Meet the Masters:

## **Phil Dunn** **Chief Financial Officer**

With a decade of experience under his belt, Phil brings a comprehensive understanding of financial management to Crown Contractors. His expertise spans a wide spectrum, from overseeing project finances ranging from \$10 million to over \$200 million to spearheading strategic financial initiatives.

Phil's academic achievements are as impressive as his professional accolades, holding three college degrees—a Bachelor's of Science in Accounting, a Master of Business Administration, and a Master of Real Estate Development.

Embarking on his venture into construction finances, Phil began his career at HealthEquity. Throughout his time, he spearheaded the establishment of a corporate real estate department and supervised the construction of \$25 million worth of office space as its department head. Phil also served in the role of HealthEquity's Company Representative for Construction and

Leasing. By the time of his departure, Phil was responsible for managing around 1 million square feet of commercial space across the United States.



Joining Wohali Builders in 2022, Phil saw the opportunity to blend his education and experience with day-to-day construction operations. Phil quickly became the cornerstone of financial operations, overseeing exponential revenue growth from

\$17 million - \$90 million in three years, and construction budgets up to \$200 million.

Phil's commitment to excellence is evident in his meticulous attention to detail, ensuring no corners are cut in project processes. His profound understanding of construction nuances enables him to support project teams effectively, driving success from pre-construction to completion.

***Under Phil's guidance in financial controlling, Crown Contractors captures both the financial and construction processes of your projects so that every decision made – whether in pre-construction or construction –is financially feasible and advantageous.***



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### Lonnie Gilbert, CEO and General Contractor

Project Name	Construction Type	Estimated Value	Date
Red Ledges roadway and Infrastructure, Club House, Swimming Pool, & Restaurant	Heavy Civil, Commercial	\$ 42,000,000	2012-2018
Victory Ranch roadway and Infrastructure, Clubhouse, & maintenance facility	Heavy Civil, Commercial	\$ 40,000,000	2012-2018
Tuhaye Roadway and Infrastructure, & Clubhouse	Heavy Civil, Commercial	\$ 20,000,000	2012-2018
Utah Olympic Park - Athlete Housing, Aerial Jumps, Infrastructure, & Alpine Slide	Heavy Civil, Commercial, Multi-family	\$ 40,000,000	2012-2019
Autozone (4), O-Reilly (3), Aaron Rents (5)	Commercial Retail	\$ 25,000,000	2003-2012
Family Dollar (80)	Commercial Retail	\$ 40,000,000	2003-2012
Tractor Supply (2)	Commercial Retail	\$ 2,000,000	2003-2012
Wohali Resort roadways & Infrastructure, Golf Course, & Resort Amenities	Heavy Civil, Golf, Commercial, Residential	\$ 44,000,000	2020-2024

### Phil Dunn, CFO

Project Name	Construction Type	Estimated Value	Date
HealthEquity Tenant Representative	Leasing	\$80 Million in lease Negotiations	2014-2022
HealthEquity Head of Construction	Office	\$ 25,000,000	2014-2022
Wohali Construction Controller	Heavy Civil, Golf, Commercial, Residential	\$ 44,000,000	2022-2024

### Perry Keys, Project Manager

Project Name	Construction Type	Estimated Value	Date
Lagoon - Cannibal Rollercoaster	Industrial	\$ 5,000,000	2015
Map C-66 Pipe Rack Fabrication and Install	Industrial	\$ 37,000,000	2014
Washakie Glycerin Tower	Industrial	\$ 1,700,000	2014
Klipper Cottages, Oahu	Multi-family	\$ 3,000,000	2011
Ewa Makai Middle School	Commercial	\$ 3,500,000	2011
Orem Fire Station Remodel	Commercial	\$ 3,200,000	2006
Custom Homes (5)	Residential	\$ 10,400,000	2003-2009
Lake Pines Multi-family	Multi-family	\$ 4,000,000	2009
Spring Meadows	Multi-family	\$ 4,000,000	2009
Scottsdale	Multi-family	\$ 900,000	2011
Layton Meadows	Multi-family	\$ 300,000	2011