

Curriculum Vitae

KURT M. STETZER, CSP, CHST, OHST, CRIS

Savete Services LLC

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Summary of Safety & Health Expertise

Safety professional with over 35 years of safety, health, environmental, and risk management experience. My work has focused on compliance and risk/hazard identification and assessment through inspections, audits, and observations followed by implementing appropriate risk management through program development or revision, identifying and implementing corrective/control measures and relevant training. Most of my career has been in the role of the general contractor/controlling employer on multi-employer projects requiring inspecting, auditing, managing, and monitoring a wide variety of construction and demolition activities for regulatory compliance and uncontrolled hazards. I have extensive experience with mobile crane operations and helicopter external lift operations on commercial construction and renovation projects. Third-party (public and tenant) safety and business/operations continuity in a construction environment have been a significant focus throughout my career.

PROFESSIONAL EXPERIENCE

SAVETE SERVICES LLC

2025-present

Principal

Savete Services LLC provides expert witness and litigation consultant services, as well as safety consulting services focusing on Serious Injury and Fatality (SIF) prevention, safety management systems, and high-risk activities.

BROOKFIELD ASSET MANAGEMENT | REAL ESTATE, New York, NY

2020-2024

Vice President - Health & Safety

Initially hired as Vice President, Global Safety, Health & Environment for Brookfield Properties. Transferred to Brookfield Asset Management and title changed in 2022 with no changes to responsibilities or duties. The Health & Safety Department was charged with furthering Brookfield Asset Management's global focus on the target of "zero fatalities/permanent disabilities" (Brookfield's term for Significant Injuries and fatalities, or SIFs) with all entities in Brookfield Properties. The Department:

- Implemented an energy and risk-based approach to safety relevant to all portfolio companies in all geographies that did not alter their local compliance-based programs. This approach grouped hazards and conditions into sixteen high-risk activities and used the Hierarchy of Controls as the basis for reducing risks.
- Introduced Precursors as a Serious Injury and Fatality prevention tool for use in pre-planning, last minute risk assessment, safety engagement and incident investigation activities.
- Conducted energy and risk-based asset reviews to identify hazards to engineering, maintenance and operations personnel, contractors, tenants, and the public. Findings used to provide/develop corrective action recommendations, address specific hazards, and create targeted materials for use by asset-based personnel who may not have had extensive safety training.
- Conducted safety management and safety culture training.

WESTFIELD, LLC, Los Angeles, CA

2006-2020

Vice President - Construction Environment, Health & Safety (EHS)

Westfield, LLC is an international retail mall developer, designer, constructor (acting as the General Contractor or Construction Manager), and operator purchased by Unibail-Rodamco to form Unibail-Rodamco-Westfield in 2018. Initially hired as National Safety Director - Construction. Promoted to Vice President - Construction EHS with no changes to responsibilities or duties in the mid-2010s. Westfield had 65 properties in 13 states at the time of hire. Annual construction volumes ranged from \$250M to \$800M, and individual construction programs ranged from \$2M to \$1.1B. Projects included new construction (steel framed, cast-in-place concrete and precast concrete), renovations, and demolition.

- Reviewed projects, staff, and documentation to develop a comprehensive and manageable Environment, Health and Safety (EHS) program and implementation strategy. Incorporated American National Standards Institute, Construction Industry Institute, and industry best practices.
- Rewrote the EHS sections of all contract documents in collaboration with Contracts Counsel.
- Developed and administered the Contractor Safety Prequalification program.
- Performed project safety audits and inspections on a regular basis.
- Led or participated in serious incident investigations.
- Supervised or managed certain non-routine high-hazard activities such as crane lifts, helicopter external lift operations, confined space work, and structural demolition activities.
- Conducted EHS training programs, including:
 - OSHA 10-Hour Construction Outreach Training
 - OSHA 30-Hour Construction Outreach Training
 - Mobile Crane Safety (bespoke)
 - Helicopter External Lift Safety training (bespoke)
- Created and implemented a detailed External General Contractor EHS assessment process to evaluate their safety management systems and obtain a truer representation of how a General Contractor manages overall project safety.
- Created and implemented a template-based approach to contractor safety management that required contractors to identify how they would manage their EHS and risk matters.
- Created (with stakeholder input) and managed comprehensive (1) Mobile Crane and (2) Helicopter Lift Plans that went beyond regulatory standards to manage trade worker, business operations,

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premises/property damage, and public safety risks as there was no known standard or best practice that addressed all the risks and hazards present.

- Reviewed and approved all mobile crane and helicopter lift plans.
- Created and implemented a comprehensive incident investigation form for all types of incidents (injury, illness, property damage, fire, environmental, etc.) and parties (employee, worker, tenant, public). Incorporated the Human Factors Analysis and Classification System and Root Cause Analysis into all investigations to better understand and respond to causal factors.

AON RISK SERVICES, Los Angeles, CA

1999-2006

Aon Risk Services is one of the world's largest construction insurance brokers.

Director of Safety, Construction Services Group (2002-2006)

- Provided consulting and training services to support and develop successful client safety programs.
- Performed bespoke client safety services to support needs and objectives including:
 - program analysis and development assistance
 - project inspections/audits/observations
 - safety management system consulting
 - project pre-planning
 - compliance training
 - litigation and claims support
- Designed, developed, and led the Construction Services Group "Client Training Program" comprised of compliance and best practices classes. Courses included:
 - OSHA 10-Hour Construction Outreach Training
 - Mobile Crane and Boom Truck Safety Awareness
 - Aerial Work Platform Safety Awareness
 - Fall Hazard Safety Awareness
 - Confined Space Safety Awareness
 - Excavation and Soil Mechanics Safety Awareness
 - Dollars and Sense of Safety
 - Beyond Compliance – Zero Incident Techniques
- Represented Aon on the Associated General Contractors of California's Safety Committee.

Lead Construction Loss Control Consultant for the Los Angeles Unified School District (LAUSD) – The School Repair and Construction Program Owner Controlled Insurance Program (1999-2002)

- Conducted project loss control inspections and conducted incident investigations.
- Assisted the Safety Team with project-specific issues and resolution.
- Provided specialized training and supporting information to Safety Team as required.
- Managed the safety prequalification program for LAUSD's construction contractors.
- Conducted OSHA 10-Hour Construction Outreach Training for contractors, LAUSD personnel, LAUSD's Authorized Representatives, contractors, and MBE/WBE/SBE outreach programs.

DICK CORPORATION / DICK ENTERPRISES, Pittsburgh, PA**1991-1999**

Dick Corporation (including Dick Enterprises) was an ENR Top 50 General Contractor for most of this time.

1997 – 1999: Western Region Safety Manager, Dick Corporation, Las Vegas, NV.

Provided support services and oversight to projects and the Western Region Office. Participated in project pre-planning and estimating. Supervised four Project Safety Representatives.

- *Venetian Casino Resort - South Tower, Las Vegas, NV.* Prime contractor for the concrete scope.
 - The 20,269 cubic yard mat foundation was then the second largest concrete pour in the world.
 - Performed an analysis of the Strickland concrete table form removal activity that resulted in changes to the rigging system used for this operation. Defined parameters for, developed specifications for, and purchased new rigging as the result of the analysis.
- *Venetian Casino Resort - South Parking Structure, Las Vegas, NV.* New construction.
- *U.S. Federal Building and Courthouse, Phoenix, AZ.* New construction.
- *Trapper's Alley Casino, Detroit, MI.* New construction and renovation of an existing structure.
- *Aladdin Hotel and Casino Project, Las Vegas, NV.* Multiple scopes of site concrete work.
- *Tenant Improvement Projects, Caesar's Palace, Las Vegas, NV.*

1995-1997: Safety Manager; Morganti, McGaughan and Dick Enterprises Joint Venture (a.k.a. "MMD" or "Morganti-Dick"); New Terminal and Related Facilities, Washington (Reagan) National Airport; Metropolitan Washington Airports Authority (MWAA), Arlington, VA.

- Construction of new 36-gate terminal, including tri-level terminal building, utility tunnel, five-lane elevated roadway, Washington Metropolitan Area Transit Authority station; select demolition and renovation of the existing terminal; demolition of the existing control tower and construction of the new tower and TRACON center.
- The project had approximately 140 subcontractors of all tiers.
 - Collaboratively resolved safety issues created in the course of work by one contractor that affected multiple contractors.
- Instrumental in MWAA accepting an MMD-initiated change order proposal to install permanent fall protection anchorages on the roof of the new terminal.
- Successful in obtaining product substitution for a steel coating containing isocyanates.
- Conducted employee and subcontractor training including:
 - OSHA 10-Hour Construction Outreach Training,
 - Incident Investigation and
 - OSHA Recordkeeping.
 - Facilitated First-Aid/CPR, Rigging and Exhaust Ventilation training.
- Managed crane lifts in accordance with MWAA and MMD requirements.
- Developed materials to implement and support project-specific employee safety training programs in English and Spanish. Final translations and review performed by bilingual supervisors.

1992-1995: Project Safety Representative, Dick Corporation. South System Pump Station, Massachusetts Water Resources Authority (MWRA) Boston Harbor Project; Boston, MA.

- Construction of a 368,000 gallon per minute sewage pumping station within a 151' diameter, ninety-five-foot-high slurry wall in compression as the earth retention system.

- Performed crane lift and rigging calculations and designed/specified rigging for Dick Corporation.
- Reviewed all mobile crane Lift Plans and coordinated all Critical Lift activities.

1991-1992: Project Safety Representative, Dick Enterprises. Whitehurst Freeway Rehabilitation - Phase I, Washington, D.C. Department of Public Works; Washington, D.C.

- Demolition of existing bridge deck, structural steel rehabilitation and concrete deck replacement on a 0.5 mile four-lane elevated freeway above and adjacent to live traffic, businesses, and residences.
- Implemented Respiratory Protection and Lead Programs for all project contractors.

1991-1992: Project Safety Representative, Dick Enterprises. Northwall Station Facilities, Amtrak, Union Station, Washington, D.C. Concurrent with Whitehurst Freeway project.

- Demolition, renovation and new construction of platforms, canopies, offices, and lounge/waiting areas in an active rail and subway terminal, adjacent to the public, stores, and restaurants.

Typical responsibilities and activities in all roles at Dick Corporation/Dick Enterprises:

- Provided technical support to and advised project management regarding project safety.
- Monitored compliance with Corporate, Project and Owner/OCIP Safety Programs, OSHA Standards, and other applicable standards / regulations via regular site presence and inspections.
- Provided supervisory and task-specific craft employee training as required. Training materials developed as required to meet task and site-specific needs.
- Conducted injury, incident, and near-miss accident investigations. Findings used to assist in trend identification and management. Assisted Corporate Risk Management with claim resolution. Managed workers' compensation claims at the site level (unless litigated).
- Participated in the development of Corporate Safety Program and training materials.
- Developed site-specific safety programs, procedures, and training to reflect owner, project, and local requirements and risks, including project-specific employee orientation programs.
- Researched, specified, and purchased safety and personal protective equipment.
- Developed and implemented Job Safety Analysis / Activity Hazard Analysis / Safety Plans.
- Performed Industrial Hygiene sampling/monitoring as required (air quality, contaminants, noise).
- Provided Supervisory and Management safety training, including OSHA 10-Hour Construction Outreach Training and START (Supervisory Training in Accident Reduction Techniques).
- Implemented, conducted training for, and monitored the Hot Work, Lockout/Tagout, Excavation, Respiratory Protection, Hazard Communication, Lead and Confined Space Entry Programs.
- Identify, correct, monitor and where possible, avoid General Liability exposures.

Constructors Association of Western Pennsylvania, Pittsburgh, PA

1989 to 1991

Assistant Director of Industry Relations

- Provided consulting services and compliance assistance in occupational safety and health (U.S. Department of Labor / Occupational Safety and Health Administration (OSHA)), U.S. Environmental Protection Agency (EPA), Pennsylvania Department of Environmental Resources, and City/County/State Fire Marshal regulations.
- Member of the Pittsburgh International Airport Midfield Terminal Project and Pennsylvania

Turnpike Commission Beaver Valley Expressway Project Safety Committees.

- Developed training and compliance materials, including:
 - Employee Hazard Communication Training Booklet,
 - Supervisory Hazard Communication Training Booklet and
 - FHWA Drug Testing Compliance Manual.

EDUCATION

B.S., 1987. Administration (Special Fields). University of Pittsburgh, Pittsburgh, PA.

PROFESSIONAL CERTIFICATIONS by EXAMINATION

1. Certified Safety Professional (CSP) No. 21715, Board of Certified Safety Professionals
2. Construction Health and Safety Technician (CHST) No. 89, Board of Certified Safety Professionals
3. Occupational Hygiene and Safety Technician (OHST) No. 3271, Board of Certified Safety Professionals
4. Construction Risk Insurance Specialist (CRIS), International Risk Management Institute (*note that no advisory, consulting, expert witness, or litigation consulting services are provided for insurance matters*)

PROFESSIONAL CERTIFICATES

1. Executive Program in Safety Management, American Society of Safety Engineers (name changed to the American Society of Safety Professionals), 2011
2. Project Manager's Academy, National Center for Construction Education and Research, 1997

PROFESSIONAL MEMBERSHIP

Professional Member, American Society of Safety Professionals (known as the American Society of Safety Engineers until 2018), 2001-present

TRAINING AUTHORIZATION

Authorized U.S. Department of Labor / Occupational Safety and Health Administration (OSHA) instructor for the 10 and 30-Hour OSHA Construction Outreach Training Programs since 1993.

CERTIFICATES – American Society of Safety Professionals / American Society of Safety Engineers

1. Occupational Risk Assessment, 10 hours, 2012
2. Convergence: The Role of Safety in Sustainability, 16 hours, 2011
3. Rethinking Safety (Human Factors), 16 hours, 2011
4. Reducing Losses from Occupational Health Risks and Environmental Exposures, 14 hours, 2011
5. Delivering a High-Performance Safety Management System, 14 hours, 2011
6. Managing the Business Aspects of Safety, 21 hours, 2011
7. Construction Safety Virtual Symposium, 10 hours, 2010
8. Best Practices in Fire Safety, 16 hours, 2011
9. Interconstruct 2011, 16 hours, 2011
10. Solutions in Construction Safety, 12 hours, 2008

CONTINUING EDUCATION – American Society of Safety Professionals / American Society of Safety Engineers

1. Applied Professional Ethics for OHS (Occupational Health & Safety) Professionals, 2024
2. Safety Due Diligence Index: Rethinking Board Reporting, 2020
3. Revised ANSI/ASSP Z10 Management System Standard, 2020
4. Leadership for Today's Problems, 2020
5. The Impact of Unsafe Work Acts on Your Family, 2020
6. Culture Change at a Pulp and Paper Mill: A Blended Approach, 2020
7. Preventing Serious Injuries and Fatalities with Precursor Analysis, 2020
8. Implementing Practices for the Protection of Temporary Workers, 2020
9. What Differentiates Safety Excellence from Basic Safety, 2020
10. The Next Frontier in Safety: Going Beyond Zero, 2020
11. The Path to ISO 45001 OSH Third-Party Certification, 2020
12. Technology to Execute a Management System Approach to COVID-19, 2020
13. Will Your Management System Predict Your Next Incident?, 2020
14. What OSH Professionals Should Know About Total Worker Health, 2020
15. Pushing Past Leading Indicators: Measuring Progress and Value, 2020
16. Anatomy of a Triple Fatality: A Cold Case with Hot Lessons, 2020
17. Prevention through Design – Guidelines for Addressing Occupational Hazards and Risks, 2011

CERTIFICATES and TRAINING

1. OSHA 2055, Cranes in Construction, 3 days, 2026
2. Lift Director and Critical Lift Planning, Industrial Training International, 3 days, 2025
3. OSHA 502, Update for Construction Industry Outreach Trainers, University of California San Diego OSHA Training Institute Education Center, 3 days, 2023
4. OSHA 502, Update for Construction Industry Outreach Trainers, University of California San Diego OSHA Training Institute Education Center, 3 days, 2019
5. OSHA 502, Update for Construction Industry Outreach Trainers, University of California San Diego OSHA Training Institute Education Center, 3 days, 2016
6. OSHA 502, Trainer Update – Construction Industry Refresher, University of California San Diego OSHA Training Institute Education Center, 3 days, 2012
7. OSHA 500, Trainer Course in Occupational Safety and Health Standards for the Construction Industry, University of California San Diego OSHA Training Institute, 4 days, 2008
8. Fundamentals of Rigging, The Crosby Group, 2005
9. Accident Investigation Training, Washington Group International, 2004
10. OSHA 500, Trainer Course in Occupational Safety and Health Standards for the Construction Industry, University of California San Diego OSHA Training Institute, 4 days, 2003
11. Competent Person Training for Frame Scaffolding, Scaffold Industry Association, 2001
12. Scaffold User Hazard Awareness Training, Scaffold Industry Association, 2001
13. Trench Excavation and Soil Mechanics, Aon Risk Services, 2000
14. Cal/OSHA Standards for Managers and Supervisors, University of California, San Diego – UCSD Extension, 3 days, 1999
15. OSHA 500, Trainer Course in Occupational Safety and Health Standards for the Construction Industry, University of California San Diego OSHA Training Institute, 4 days, 1999

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16. Managing Crane Safety, Crane Institute of America Inc., 1998
17. Powder Actuated Tool Qualified Operator Training (DX 350 and DX A41) Hilti, 1997
18. Care, Use and Inspection of Web Slings, Roundslings, Wire Rope, Wire Mesh and Alloy Chain, LiftAll, 1996
19. Powder Actuated Tool Qualified Operator Training (DX36), Hilti, 1995
20. JLG 40HA Aerial Work Platform Operator Training, 1995
21. Zero Accident Techniques, Dick Corporation, 1995
22. OSHA 500, Instructor Course in Occupational Safety and Health Standards for the Construction Industry, OSHA National Training Institute, 4 days, 1993
23. Confined Space Awareness Training, National Institute for Occupational Safety and Health, 1993
24. Hazardous Waste Management, Northeastern University, 1993
25. OSHA Inspections, Fines, and Appeals, Pathfinder Associates, 1993
26. OSHA's Bloodborne Pathogens Standard, Pathfinder Associates, 1993
27. Supervisory Training in Accident Reduction Techniques, Dick Corporation, 1993
28. 3M Respirator Fit Training, 3M, 1992
29. Powder Actuated Tool Qualified Operator Training (SA270, D60, 4170) ITW Ramset/Red Head, 1992
30. Hazard Communication Program for the Construction Industry, Laborers-AGC, 1990

PRESENTATIONS

1. 2011-2020: Crane Safety on Westfield Properties. Presentations to project and mall teams, contractors, and crane companies for hoisting operations on Westfield properties. The presentation covered Westfield's Mobile Crane Lift Plan requirements and approach to crane risk management, including crane configuration, crane setup, ground conditions, outrigger/crawler loads, effective ground bearing pressure, personnel, and the overall hoisting operation.
2. 2002 and 2004 Corporate Safety Workshops, Washington Group International, Inc., Boise, ID. Conducted and presented the findings of benchmarking studies on Washington Group International's Contractor Safety Prequalification (2002) and Safety Training (2004) Programs.

ARTICLES

1. "Suggested Best Practices in Claims Handling from the Contractor and Broker Perspectives," AGC of California Safety Bulletin 2005-12. Co-authored with David Graham of Hensel Phelps Construction Co.

WHITE PAPERS

1. *Contracting Methods and Corresponding Risk*. Internal Westfield White Paper prepared as a living document to evaluate contracting methodology choices (i.e. - Westfield as the General Contractor / Controlling Employer versus Westfield in the role of a Construction Manager with an external General Contractor) and risk exposure on select projects.
2. *Life Cycle Safety*. Internal Westfield White Paper prepared as a living document for use in supporting the Prevention through Design process for constructability, operational, maintenance and public safety.
3. *Subsurface Utility Engineering*. Internal Westfield White Paper prepared to advocate the adoption of ASCE Standard 38-02 to establish uniform practices and survey expectations for the preconstruction identification of existing subsurface utilities.

AWARDS AND HONORS

1. Co-recipient of Westfield's inaugural "Above and Beyond Award" in 2011 for managing the on-site EHS and Industrial Hygiene efforts (in addition to my normal duties) during the post-arson fire recovery efforts at the Galleria at Roseville (CA). At peak, there were over four hundred cleaning and recovery workers plus six safety professionals. The Industrial Hygiene team peaked at eight Industrial Hygienists and Technicians focusing on fire residuals, indoor air quality, HVAC systems and mold/water intrusion identification and mitigation.