

## Development Manager

We have a lot to be proud of at Nicola Wealth. Our sophisticated financial planning, our diversified private investment funds and their exceptional performance, our 99% client retention rate and our award-winning culture, combine to position us as a national leader in wealth management. Recognized as a Best Managed Company and one of Canada's Top Employers, we are dedicated to upholding our firm's values through this phase of significant growth.

By bringing together smart, dedicated and supportive colleagues from diverse backgrounds, we deliver extraordinary client service in values-driven work environment. The collaboration, creativity and entrepreneurial spirit we were founded on provides the opportunity for you to make a real impact and build a rewarding career. We are passionate about our business, our culture and investing deeply in your growth and development to build for the future. If you have this same drive, then let's talk!

## Nicola Wealth Real Estate

Nicola Wealth Real Estate, the real estate division of Nicola Wealth, based in Vancouver, BC, is a boutique real estate asset management company that currently manages over \$4 billion of commercial real estate in Canada and the United States. On behalf of private investors, a team of experienced real estate investment professionals manages a diverse and growing portfolio of industrial, office, retail, multifamily apartment, seniors living and self-storage properties.

## The Team

Our Real Estate team is growing significantly and is seeking a high-energy individual with entrepreneurial drive to join a dynamic group of dedicated real estate professionals.

We bring a focused, disciplined, transparent, and informed perspective to the real estate holdings we purchase through Nicola Canadian Real Estate LP, Nicola US Real Estate LP and Nicola Value Add Real Estate LP portfolios. At the same time we are proactive and nimble, anticipating which properties will best serve our investors and overall portfolio mix, acting quickly and decisively to make opportunistic acquisitions.

We also oversee all properties in our portfolios, ensuring investment stability and minimizing exposure to factors such as lease, tenant and debt maturities and exposure while maximizing returns for our investors.

Reporting to the Director of Development, Real Estate, the Development Manager will be an integral part of the development process from acquisition through construction completion on projects in the Lower Mainland, Vancouver Island, and beyond.

### **As a Development Manager, your key responsibilities will include:**

- Managing architectural & engineering teams
- Assist in the creation, management & execution of project business plans and proforma's
- Working with local government authorities on rezonings, development & building permit approvals

- Represent NWRE at stakeholder and community events
- Assist with the review and execution of legal agreements associated with development projects
- Tracking monthly billings and project budgets
- Researching and reporting on various relevant policy changes and market information
- Preparation and review of weekly and monthly project agendas and minutes
- Creating & maintain project schedules
- Maintaining up-to-date project files

**As a Development Manager, your experience and qualifications will include:**

- Excellent communication, interpersonal, and presentation skills are critical to the role
- Outgoing, a strong industry network is an asset
- Has an entrepreneurial mindset, takes ownership of project direction
- Strong organizational & time management skills, and the ability to work and prioritize under pressure
- Relevant post-secondary education in architecture, planning, engineering, urban land economics
- 2-5 years of relevant experience, including multi-family residential and commercial projects ideally with exposure to completion and delivery
- A strong understanding of real estate market trends, project launches and competitor awareness, and land regulation policies
- An understanding of both wood-frame and concrete construction is an asset
- Proficient in MS Office including Excel, Outlook and work

Please include a Cover Letter and Resume in your application and apply via this link:

<https://grnh.se/bd3586a72us>. Thank you for your interest in this position. We are an inclusive equal opportunity employer. For more information about this and other roles, go to <http://www.nicolawealth.com/careers>