

WAYNE MEADOWS

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SUMMARY

Facilities management consultant with 30 years experience in domestic and international venues including:

- Theme Parks
- Resort Hotels
- Campgrounds
- Transportation Systems Maintenance
- Manufacturing Facilities
- Utility Distribution Systems

PROFESSIONAL EXPERIENCE

Facilities Management Consulting, Inc., Montverde, FL

Current

President

Providing consulting services to industry in the following areas:

- New project development
- Maintenance operational planning
- Space utilization
- Preventive maintenance development

Walt Disney Attractions, Lake Buena Vista, FL

1972 - 2001

Manager, Facilities, 2000 – 2001

Manager, Scenic Services, 1997 – 1999

Manager, Floor Coverings, 1992 – 1997

Administrative Manager, Disneyland-Paris, 1988 - 1992

Maintenance Industrial Engineer, 1983 – 1988

Maintenance Coordinator, Tokyo Disneyland, 1983

Maintenance Industrial Engineer, 1978 – 1983

Preventive Maintenance Coordinator, 1972 – 1978

New Project Development

- Developed business plan for maintenance for Disneyland–Paris Theme Park.
- Identified spare parts requirements, monitored purchase, schedule and budget (\$7 million).
- Developed first year operating budget of \$50 million.
- Acted as owner’s representative during construction phase reviewing all project blueprints for equipment accessibility, maintainability and specification review for reliability.
- Formulated capital expansion – Energy Pavilion maintenance bay expansion, Production Mezzanine.
- Monitored the following maintenance programs for compliance: defect reporting, downtime reporting and cycle program (periodic aesthetic maintenance).
- Provided industrial engineering support during the design, construction and start-up phases of Epcot.
- Determined and procured spare parts (\$5 million budget).

Maintenance Operational Planning

- Planned, organized, directed and monitored the maintenance activities for six departments with an annual budget of \$6 million.
- Coordinated and monitored annual, planned refurbishment program totaling \$8 million.
- Coordinated development and implementation of the overall facilities ten-year master plan.

- Managed two distinct groups: Scenic Production Shop at Disney – MGM Studios and Scenic Decorating (Convention/Special Event Support). Increased business volume over 30% in two years and administered combined annual budget of \$5 million.
- Provided installation and repair on carpet, vinyl and rubber flooring in all Walt Disney World facilities (10.2 million square feet), increased service area by 21% while reducing operating budget by 19%.
- Developed divisional structure, utilizing zero based staffing requirements – Disneyland-Paris.
- Implemented maintenance management reporting; budgeting, defect reporting and downtime tracking.
- Implemented process improvements – parts inventory through bar coding in Support Maintenance.
- Performed capital equipment justification – vehicles, shop equipment, etc.
- Ensured environmental compliance – managed replacement of 51 underground fuel storage tanks to comply with State of Florida Department of Environmental Protection Regulations.

Space Utilization

- Identified capital equipment requirements, monitored purchase, schedule and budget, (\$7 million) also developed equipment layout drawings for each maintenance shop.
- Determined space allocation/utilization – offices, support shops, etc.

Preventive Maintenance Development

- Designed, developed and implemented initial preventive maintenance programs for all facilities, rides and attractions.
- Justified, developed and implemented the first computerized preventive maintenance program with assistance from Information Services.

Albertson's Southco, Orlando, Florida

1977 – 1978

Maintenance Manager

- Directed maintenance activities for all southeast region of 40 supercenters.
- Performed safety and equipment inspections on each property.
- Provided maintenance consultation to in-store management.
- Provided energy management programs to in-store management.

PROFESSIONAL ACTIVITIES

Institute of Industrial Engineers, Central Florida Chapter 104, Senior Member
The Association for Facilities Engineering, Central Florida Chapter 69
International Association of Amusement Parks & Attractions (IAAPA)
Certified Plant Engineer, Certificate #1821
National Board of Directors, American Institute of Plant Engineers, 1987 – 1989
Themed Entertainment Association, Member, East Coast Chapter

EDUCATION

Webster University, Orlando, FL
M.B.A., International Business

University of Central Florida, Orlando, FL
B.S., Engineering Technology
Concentration in Operations Technology