



OC Commercial acquires Metropolitan Building Services; forms OC Development Management

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Manhattan, NY OC Commercial, a New York-based project management consultancy firm, has acquired Metropolitan Building Services, a general contractor and construction management firm. The combined company will be known as OC Development Management (OCDM), an owner-focused, development management services firm providing turn-key project management and construction management services from project inception through construction and occupancy for varying types of commercial projects.

OCDM is led by industry veteran Jonathan Ninnis, RA, who will serve as principal and president. He is joined by principal and chief operating officer Michael Sci, principal and director of project management Jamil Lacourt and principal and director of construction Paul Paleologos.

Prior to the acquisition, each firm had built solid reputations for meticulously executing a wide array of complex commercial redevelopment projects, including the retail repositioning of 195 Broadway in which a portion of the building's landmarked lobby was transformed into a magnificent retail galleria that will soon be home to Nobu and Antropologie.

Other notable commercial projects handled by the combined firms include the ongoing redevelopment of 695 Sixth Ave. in Midtown South; the office and retail repositioning of 222 Broadway, a 750,000 s/f office tower adjacent to the new Fulton Center transit hub; and the ongoing redevelopment of 575 Fifth Ave., a 545,000 s/f commercial office building in Midtown.

"We are dedicated to providing the highest quality development services while communicating openly, honestly and clearly to our clients," Ninnis said. "This merger will allow us to expand our offering platform to support the entire project lifecycle at a higher level of detail and thereby significantly increasing the value of our services and success of our projects.

In his new role as president, Ninnis remains actively involved in the daily execution of the firm's projects while also setting the strategic direction of the company and leading all business development efforts. Prior to founding OCDM, Ninnis held positions throughout the real estate industry, including vice president of development at L&L Holding Company, senior associate at VVA Project Managers and managing agent at Citi for Cushman & Wakefield. Ninnis holds a Bachelors of Architecture degree from New Jersey Institute of Technology (NJIT).

As COO, Sci will be responsible for creating a platform for the efficient and transparent implementation of all business units within OCDM, including project management, construction management and asset reinvestment strategy. Prior, Sci served as a senior vice president at Jones Lang LaSalle within their corporate solutions division, where he was responsible for 12 million square feet throughout 13 states in the Northeast, Midwest and Southeast regions. Before that, he was the northeast national lead at TD Bank, where he managed the company's new build capital plan, and worked at Citigroup as the North American head of retail. Sci holds a Bachelor's Degree in

Applied Mathematics from Queens College. He is also a member of LEED AP-O&M, CoreNet, the International Council of Shopping Centers (ICSC) and the U.S. Green Building Council (USGBC).

In his role as director of project management for OCDM, Lacourt will lead all project based programming and planning efforts for the company. Prior, Lacourt has held various positions throughout the real estate industry, including vice president at Jones Lang LaSalle, associate director of construction at Stanford University and senior vice president at Citi. He received a Bachelor's Degree in Construction Management from the State University of New York at the College of Technology. He also obtained his project management professional certification as well as LEED accreditation from the U.S. Green Building Council (USGBC).

As principal and director of construction operations for OCDM, Paleologos will be responsible for leading all of the firm's construction operations as well as providing invaluable guidance during planning and design development. Prior, Paleologos served as project executive for Stellar Management, director of construction at Ogden CAP Properties and vice president of concrete operations at Commodore Construction. Before that, he served as a superintendent, project manager and senior project manager with Sigal Construction in Washington, D.C., having completed projects for clients including Vornado, the U.S. Army Corps of Engineers, Miller Global Properties and Tishman Speyer.

Founded by industry veteran Jonathan Ninnis, OCDM is a development management services firm specializing in providing full execution capability in the development of real estate for both owner/developers and corporate clients. Under the development management platform OCDM is the only firm in the NYC area providing both expert and neutral project management and construction management services from project inception through turnover and occupancy.

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