

Exponent®
Engineering & Scientific Consulting

Sarah Grossman, LEED AP

Manager | Construction Consulting
Denver
+1-303-802-3409 | sgrossman@exponent.com

Professional Profile

Ms. Sarah Grossman is a Manager in Exponent's Construction Consulting practice. Ms. Grossman has over 17 years of experience in the construction industry and her experience includes construction operations management, P&L management and cash flow analysis, supply chain and procurement, program and project management, key performance indicator development and execution, contract management, change management, project controls, project scheduling, and contract/subcontract negotiations.

Ms. Grossman has extensive experience managing projects and programs in the electric utility industry. For one of the largest utility companies in the U.S., she has led large capital transmission line projects, including project estimate development, independent system operator permitting, schedule updates and complex land acquisitions. She developed a standard for cost allocation methodology for two complex interconnection projects, which included two substation upgrades. The substation work she managed includes underground and above ground transmission and distribution work.

In addition to utility projects, Ms. Grossman's projects have included multi-site development in retail and multi-family sectors, multi-site facilities management, seismic retrofit of semiconductor lab, commercial building construction, critical facility, hotels, and renovation projects for commercial clients. While leading these projects, she has implemented green construction practices by utilizing her industry knowledge and LEED AP accreditation including electronic document procedures and best practices for indoor air quality control during construction.

Prior to joining Exponent, Ms. Grossman worked in director of construction and project management roles for Cortland, CorePower Yoga, Balfour Beatty Construction, and Swinerton Builders.

Academic Credentials & Professional Honors

B.S., Management, Villanova University, 2008

Licenses and Certifications

LEED Accredited Professional

Professional Affiliations

US Green Building Council

© 2026 Exponent, Inc. All Rights Reserved

Project Experience

Selected Relevant Projects

Owned responsibility for large utility program P&L, financial reporting, engineering resource planning. Worked with transmission line teams to plan for outages during construction. Worked on funding packages from Authorities Having Jurisdiction. Completed business case preparation for governance. Supervised team of 4 resources and established performance goals for 2 interconnection projects. Developed standard for cost allocation methodology and assisted with contract negotiation. Set goals for project management and governance performance management.

Led large capital transmission line upgrade projects ranging from $20M to $150M. Managed 20 personnel from initial project inception through closeout. Oversaw portfolio-level reporting, detailed project estimate development, independent system operator permits, Federal Aviation Administration, FAA, permits, outside contractors, schedule updates, and complex land acquisitions.

Managed enterprise scheduling and forecasting system conversion of schedule from old reporting system to new reporting system. Developed job aide and training materials to assist with conversion project implementation across the enterprise.

Provided strategic oversight for construction portfolio of 100+ locations valued at $25M. Effectively administered supply chain to guarantee material delivery and developed a local warehousing solution to support. Lead department growth strategy. Leveraged internal resources and support from consulting and vendor partners. Developed and managed KPIs. Supported collaborative initiatives for Accumulation Unit Value (AUV) growth. Worked cross-functionally with operations, marketing, accounting, engineering, sales, supply chain, and retail.

Managed operations of 174 retail locations. Managed development portfolio of 15 active retail locations, existing real estate portfolio, negotiation of rent relief packages, and leases, including renewal options, terminations, terms and conditions, and compliance. Managed facilities operations, including Capex and expense planning, facility management, maintenance provider SLA execution, financial reporting, and equipment procurement. Led construction project financial management. Identified and mitigated project risk through development of a project risk mitigation plan.

Managed preconstruction process for tech client building, including budgeting of all drawings for conformance to client budget constraints, negotiated owner contract, managed design-build process for MEP trades, detailed Pull Planning Schedule with project team and subcontractors to mitigate inefficiencies in the field, and managed aggressive schedule and management project costs within client budget.

Managed preconstruction services for a Data Center integrated project delivery (IPD), involved in the MEP coordination and design development, managed MEP bid walks and bid packages, facilitated MEP interviews based on qualifications, developed buy-out spreadsheet, managed permitting with all applicable agencies, developed Archeological Mitigation Plan, created Procurement Log for critical Mechanical and Electrical Equipment, developed site plan for layout, wrote Site Specific Safety Plan, and managed all necessary site set-up for on-site offices.

Managed project pursuit and bid process, for tenant improvement, developed document control processes for LEED CI 2009 tracking, worked with Architect and Owner to develop basis of design for mechanical, electrical and plumbing, MEP, systems to meet LEED Platinum goal, managed the design-build process for the MEP trades including subcontract negotiations, value engineering and building information modeling, BIM, modeling for clash detection, managed buy-out, completed Subcontracts, developed Pricing Decision Matrix for additional work scope, negotiated Owner Contract, and managed Digital Documents.

Managed subcontractors buy-out process for hotel renovation, developed digital document process to help aid document transmission between remote teams, managed procurement logs, created detailed project schedule to minimize impact of construction on hotel operations, managed request for information, RFI, and Submittal process, managed subcontractor buyout, managed owner vendors, and maintained all cost control for the project.

Managed procurement process for chiller replacement project, wrote detailed scopes of work for bid packages and subcontracts, developed detailed RFI and Submittal Logs, managed permit process through all applicable agencies, managed commissioning, and close out process.

Managed project and maintained weekly meeting minutes for multi-site Tenant Improvement Program, managed change order process, added value to small projects through bid process, developed preconstruction process for future water intrusion work through direct coordination with Engineer, and created close out process for all projects in the portfolio.