



## Richard D. Anderson

### Qualifications Summary

Seasoned financial executive with over 40 years of experience in finance and accounting management. A strong and effective executive who is not afraid to be “hands on” when necessary. Diverse industry experience includes real estate, construction, utilities, energy, high tech, telecommunications, internet, and manufacturing; scope ranges from startups (assets increased from \$100 million to \$1 billion) to global Fortune 100 companies.

### Professional History

|                                      |   |                |
|--------------------------------------|---|----------------|
| CFO Selections LLC                   | Consultant                                | 2024 – Present |
| TAL Business Centers                 | Chief Financial Officer                   | 2022 – 2024    |
| CFO Selections LLC                   | Consultant                                | 2017 – 2022    |
| Intel Corporation                    | Consultant                                | 2016 – 2017    |
| Killian Pacific LLC                  | Managing Director, CFO                    | 2014 – 2016    |
| CenterCal Properties LLC             | Chief Financial Officer                   | 2010 – 2013    |
|                                      | Managing Director – Finance & Tax         | 2006 – 2010    |
|                                      | VP Finance & Accounting                   | 2001 – 2006    |
|                                      | Director of Taxes (EBS)                   | 2000 – 2001    |
|                                      | Tax Manager (EBS)                         | 1999 – 2000    |
|                                      | Manager, Tax Research & Planning (PGE)    | 1998 – 1999    |
|                                      | Specialist V, Corporate Tax (PGE)         | 1992 – 1998    |
|                                      | Business Analyst II, Corporate Tax (PGC)  | 1990 – 1992    |
| Portland General Corp/PGE/Enron Corp | Asst. Controller & Accounting Mgr. (CWDC) | 1986 – 1990    |

### Accomplishments

- Create enterprise model to forecast future cash flows over a 5-year period and enable alternative scenario analysis to support decision making, including decisions related to capital acquisitions and equipment purchases, lease versus buy and debt structure, and optimal time to sell company.
- Analyze potential mergers and acquisitions targets, model target with post-acquisition process changes.
- Sell company, due diligence with investment bankers and buyers, analyze offers, post-closing true up.
- Benchmark accounting department; strategically design and implement ERP accounting system enhancements prioritizing mission critical productivity enhancements, shorten the monthly close cycle by 50%, increase effectiveness and productivity to enhance decision making.
- Design, develop and implement general ledger, construction job cost (CWIP) and property management chart of accounts; implement Timberline (Sage 300 Construction and Real Estate) ERP accounting software to provide timely historic and projected financial information to enhance decision making.
- Perform due diligence and create financial models to evaluate strategic purchase, sale and refinance opportunities and measure forecast and actual financial results for principals.
- Design and develop project capital and operating budget forecast models encompassing acquisition, rehabilitation/construction, lease up, stabilization, refinancing, and return of capital to investors.
- Unify legal entities into a holding company structure facilitating financial reporting and tax efficiencies.

### Education and Certifications

- Master of Business Administration – Accounting and Finance, University of Washington
- Bachelor of Science – Accounting and Finance, Oregon State University
- Certified Public Accountant -- Washington, Oregon, and Idaho