FRANK CUMSKY

55 Tall Oaks Drive
East Brunswick, NJ 08816
(347) 855-3760
frankcumsky@fcsafetyconsulting.com

SUMMARY

I am a construction safety consultant and expert witness with over 40 years of hands-on experience as a Project Superintendent and New York City Licensed DOB Site Safety Coordinator. Through managing and supervising complex construction projects over the years, I have developed expertise in all facets of construction, along with an in-depth understanding of New York State Labor Law, Industrial Code, and OSHA regulations.

PROFESSIONAL EXPERIENCE

Owner – FC Safety Consultants LLC, NY

- Comprehensive knowledge of NY State Labor Laws 200, 240, 241; Industrial Code Chapter 23; NYC Building code; and OSHA regulations.
- Provide specialized consulting and expert testimony in construction-related injury cases, including depositions and review of all relevant documentation.
- Review and analyze construction reports to identify potential breaches of safety standards and violations of NY State Labor Laws, NY State Industrial Code, and Federal OSHA regulations.
- Prepare comprehensive expert reports outlining deviations from accepted construction practices that contributed to accident causes and associated code violations.

Project Superintendent – O+D Builders, New York, NY

- Managed renovation of historic 'Jarmulowski' Bank into 12-story boutique NINE ORCHARD HOTEL with 116 rooms, restaurant, event spaces, and restored bank lobby ($100M, 60,000 sq. ft.). Directed 100+ contractors, maintained schedule and budget, oversaw quality control, and enforced safety compliance. Hotel received a preservation award from the New York Landmarks Conservancy.

Project Superintendent – Hudson Meridian Construction Group, New York, NY

- Supervised landmark warehouse conversion into 75 luxury condominiums in Dumbo, Brooklyn ($40M, 136,000 sq. ft.). Including amenities such as fitness and yoga center, children's playroom and landscaped central courtyard.

Project Superintendent – Enclave Equities, Purchase, NY

- $6M building renovation for Westchester Community College state of the art facility. The upper floor of the building included 40 senior apartments.
- $3.5M renovation of a 7-story residential building on Ludlow Street on Lower east side with structural upgrades, luxury finishes, and commercial space.

Director of Construction – Care One Management, Fort Lee, NJ

- Directed new out of ground construction and renovations for several nursing and assisted living facilities ($2.2M–$14M).
- Managed renovation of hospital floors to new acute care rooms.

Project Superintendent – Artimus Construction, New York, NY

- Managed $90M, 30-story residential tower with 164 condo units, 47 rentals, and a 5-story church. Directed over 150 subcontractors, scheduled deliveries, maintained quality control, and ensured compliance with plans and safety standards.

Senior Project Superintendent – Hallmark Homes, Woodbridge, NJ

- Delivered over 450 luxury units across multiple sites. Supervised all construction stages, from site work to final delivery, including specialized amenities and infrastructure.

LICENSES & CERTIFICATIONS

- NYC Buildings Site Safety Coordinator License
- OSHA 30-Hour Construction Safety and Health Training
- Supervisor Site Safety Training
- Fall Protection and Prevention Certification
- Supported Scaffolding Certification
- Hoisting and Rigging Certification
- Pre-task Meeting Certification

- Confined Space Entry Certification
- Site Safety Plan Certification

EDUCATION

- Masters of Business Administration, Baruch College
- Bachelor of Arts, Yeshiva University