



Jonathan Kinard

2936 Drew St Clearwater, FL 33759

Dear Hiring Manager,

I would be providing inspection services as an Independent Contractor through my company, Accurate Appraisals Associates. My background includes licensed real estate appraisal and project coordination. I regularly perform on-site evaluations, document conditions, capture photographic evidence, coordinate schedules, and deliver accurate reports for commercial and land-based properties.

I am comfortable working independently, meeting deadlines, and representing clients professionally on-site. My experience aligns well with loss control inspections supporting underwriting review and risk mitigation.

Thank you for your time and consideration.

Sincerely, Jonathan
Kinard

Jonathan Kinard (Accurate Appraisals Associates)

Clearwater, FL | 301-814-3535 | jonkinardAAA.com

Independent Loss Control Field Inspector – Contract Specialist

Professional Summary

Seasoned field professional and independent contractor with extensive experience in property inspection, project coordination, risk documentation, and client communication. Proven ability to conduct on-site evaluations, prepare detailed reports, manage scheduling, and support operational risk control objectives. Prepared to deliver services for Aspen Risk Management Group through Accurate Appraisals Associates.

Relevant Experience**Accurate Appraisals Associates – Owner / Appraiser**

Clearwater, FL | 2024 – Present

Conduct thorough on-site property inspections for commercial and residential clients, including risk identification and documentation.

Produce accurate, organized reports with photos, measurements, and narrative summaries tailored to client specifications.

Coordinate directly with property managers, owners, and client representatives to schedule inspections and ensure clear communication.

Utilize technology and reporting tools to upload inspections in compliance with procedural requirements.

RNA Moving & Storage – Project Manager / Field Operations Specialist

Maryland & Nationwide | Ongoing since 2014

Coordinated logistics, schedules, and field crews for complex commercial and government relocation projects.

- Managed work assignments, materials tracking, safety compliance, and client relations across multiple jurisdictions.
- Prepared progress documentation and maintained records of operations, contributing to effective project oversight.
- Supported budgeting, payroll, and reporting processes to ensure operational readiness and contract fulfillment.

Long Home Products – Project Coordinator / Construction Manager

Tampa, FL | 2023

- Oversaw coordination of field operations for remodeling projects, including scheduling, progress tracking, and communication between office and field staff.
- Entered and maintained work order information, vendor communications, and documentation of field conditions.
- Assisted in procurement and materials ordering to support ongoing project timelines.
- Prepared reports summarizing project status, adjusting plans based on real-time field insights.

Licensed Real Estate Appraiser – Independent Consultant

Maryland & Florida | 2020 – Present

- Performed residential property inspections and detailed evaluations in compliance with client requirements.
- Prepared written reports supporting financial, legal, and risk assessment use cases.
- Managed client communication, on-site scheduling, documentation, and quality control across multiple assignments.

Additional Work History – Customer Service Detailed

- Brightview Senior Living – Server & Client Support (2022–2023)
- Bob Evans – Server (2011–2012)
- Fairland Sports & Aquatics – Front Desk/Customer Service (2010–2011)
- Greenway Bowling – Front Desk/Server (2007–2010)

- Core Skills & Capabilities
- Field Inspection & Safety Observation
- Loss Control Reporting & Risk Documentation
- Scheduling & Client Coordination
- Project & Site Logistics
- Photo Documentation & Narrative Reporting
- Microsoft Office & Reporting Software
- Independent Contractor Experience
- Reliable Transportation & On-Site Flexibility

Education

- University of Maryland Eastern Shore – Princess Anne, MD
- Sociology Major (2009 – 2014)