



**TODD M. ZAUNER**  
*MANAGING PARTNER &  
CHIEF OPERATING OFFICER*  
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CLEMONS REAL ESTATE, LLC



As Managing Partner & Chief Operating Officer of Clemons Real Estate, Todd oversees the firm's offices in Kansas City and Wichita. Todd's passion is strengthening organizations through culture enrichment, leadership development, client engagement, and service to the community. His mission at Clemons is to grow a brand that has a culture centered around the lives of those we have the privilege to serve. This pursuit is guided by Clemons core values of Collaboration, Flexibility, and Resourcefulness.

Todd has successfully led teams of leaders at every level of leadership within organizations including Marriott International, The Ritz-Carlton Hotel Company, Seaside Development Corporation and Weigand-Omega Management. He has spent twenty-five years in leadership roles including Director of Operations, General Manager, Vice President Operations and Chief Operating Officer.

In these roles, he gained extensive experience in overseeing new construction, historic renovation, and stabilizing operations in multiple states in the Midwest as well as the Southeast. Todd has developed successful teams of operational leaders in the management and oversight of Commercial, Multi-Family, and Hotel operations and he brings expertise in many areas including grand openings, lease-ups, as well as asset positioning.

## KEY ASSIGNMENTS

**Boutique Hotel Acquisition & Renovation (Hospitality) 2019-2020.** Todd played a key role in the acquisition and renovation of two boutique hotels in the Clemons portfolio near the Country Club Plaza. This project included transitioning staff, updating interior finishes, enhancing the guest experience and stabilizing operations.

**Exact Partners Portfolio (Multi-Family) 2019-20.** Todd has played a key role in the operational leadership within a portfolio of 200+ units near downtown Kansas City. Todd alongside the Clemons team has assisted the client in acquiring, establishing operations and stabilizing their 3 core mixed use assets in the market. This includes oversight of upscale loft apartments, commercial tenants, and hotel operations.

## EDUCATION, MEMBERSHIPS, AND AWARDS

- Bachelor in Business Administration, Virginia Polytechnic Institute and State University
- Associates Degree, Hospitality and Tourism Management, Paul Smith's College
- Sterling Award, The Ritz-Carlton, Sarasota
- William R. Tiefel Award, Eleven Time winner, Marriott International
- Golden Circle Sales Award, Marriott International
- BOMA Board Member, Wichita Chapter, 2015-2019
- Presidents Award, Weigand-Omega Management