# Don Lim [lim.don93@gmail.com](mailto:lim.don93@gmail.com) | (806) 317-7937 | https://donlim93.github.io | https://www.linkedin.com/in/lim-don

Financial systems analyst specializing in financial systems, business analytics, and process automation. Experienced in IBM TM1/Planning Analytics, Salesforce CRM, SQL, and Python. Proven ability to enhance forecasting accuracy, streamline reporting, and optimize cross-department workflows. Transitioned from IT to finance to bridge business and technology. Earned a terminal master's degree at Texas Tech University, integrating econometrics and optimization to drive data-driven decision-making.

## WORK EXPERIENCE

**Green Brick Partners, Inc.** — Plano, TX
*Senior Financial Systems Analyst, Finance and Operations* — *Nov 2024 — Oct 2025*

- Built and automated IBM TM1 / Planning Analytics TurboIntegrator (TI) processes and business rules, integrating first- and third-party tools (PAW, Excel, FileZilla, Cognos Command Center, Arc, Pulse, TM1py, Git), enabling daily forecasting cycles instead of biannual forecasts.
- Programmatically maintained a Planning Analytics OLAP database consisting of 42 cubes, 88 dimensions, attributes, subsets, control objects, security, applications, and views across development, UAT, and production environments using MDX, SQL (joins, CTEs, cross applies), TurboIntegrator (TI), and TM1 rules.
- Partnered with the VP of Asset Management to develop a land cash flow module incorporating uniform, annual, and quarterly cost-to-complete spreads, retainage, and payout schedules, reducing forecast preparation time by 50%.
- Converted mortgage forecasting models from Excel to Planning Analytics, improving calculation speed and increasing granularity from business unit to project level; collaborated with the Controller to integrate personnel, headcount, and loan assumptions including closings, funded loans, application rates, contract rates, fees, and expenses.
- Designed dynamic, auto-refreshing dashboards and executive-level visualizations for financial managers, the CFO, and board members, replacing SSRS reports and reducing board package preparation time by 75%.
- Implemented and managed a Git-based version control repository for TM1 processes and rules, enabling backup restoration and supporting SOX and ITGC audit compliance through automated Git Bash audit scripts.
- Troubleshot and optimized Excel-based forecasting templates using pivot tables, VLOOKUP/XLOOKUP, dynamic array formulas, nested functions, and Power Query to resolve calculation and refresh issues.
- Designed and automated ETL workflows for P&L, SGM, GL, KPI, statistical, and budget data, improving accuracy and efficiency in cash flow, KPI, and milestone forecasting.
- Oversaw integrations between Workiva, land proforma systems, and Planning Analytics, including API configuration and database table mappings.
- Developed a proof of concept exporting TM1 views to Power BI dashboards using Python (TM1py), REST APIs, and DAX to enable dynamic reporting.
- Maintained comprehensive documentation and change logs for all Planning Analytics processes, rules, and applications to support governance, audits, and team onboarding.

*Sales and Marketing Analyst, IT* — *May 2023 — Nov 2024*

- Administered Salesforce CRM, Marketing Cloud, and Sales Cloud environments; implemented and tested enhancements across dev, UAT, and production.
- Created Salesforce dashboards, reports, workflows, and automated campaigns, improving visibility for 200+ end users.
- Cleaned, validated, and deduplicated Salesforce data using regex, SOQL, and Data Loader, increasing data accuracy.
- Served as system administrator for ERP and business tools (Constellation NEWSTAR, BuildPro, Calendly, DocuSign).

**DocuNav Solutions** — Frisco, TX
*Support Engineer* — *Jun 2022 — May 2023*

- Built, tested, and deployed Laserfiche document management solutions (Quick Fields, Workflow, Forms) that automated document OCR, extraction, routing, and classification for corporate, legal, and school district clients.
- Maintained non-clustered SQL servers (stored procedures, task scheduling, SSL/TLS configuration).
- Managed document- and user-level security via Active Directory and admin consoles.
- Provided IT support for workstations, laptops, and peripheral devices.

## EDUCATION

**Texas Tech University, Department of Agricultural and Applied Economics** — Lubbock, TX
*Master of Science in Agricultural and Applied Economics, GPA: 3.6/4.0* — *May 2022*

- Relevant coursework: Causal Inference, Optimization, Econometrics I & II, Production Economics, Machine Learning, Macro/Microeconomics.
- Tools and methods: R (tidyverse), Stata, MATLAB, Python, SAS, LaTeX; econometric methods including ordinary least squares, instrumental variables, difference-in-difference, regression discontinuity design, matching, k-Nearest Neighbors, clustering.

**CEVRO Institute, School of Political Studies** — Prague, Czech Republic
*M.A. in Political Science, Philosophy, and Economics (PPE)* — *Jun 2019*
**Scholarship:** Full Tuition for Academic Excellence

**University of Michigan, College of Literature, Science, and the Arts** — Ann Arbor, MI
*Bachelor of Arts in General Studies (Political Science, Philosophy, and History)* — *Apr 2016*

## RESEARCH EXPERIENCE

**Free Market Institute, Texas Tech University** <span style="float:right">Lubbock, TX</span>
*Economic Research Assistant* <span style="float:right">*Aug 2020 — May 2022*</span>
  ○ Conducted economic literature reviews and statistical analyses for academic publications and book chapters.

**American Institute for Economic Research** <span style="float:right">Great Barrington, MA</span>
*E.C. Harwood Visiting Research Fellow* <span style="float:right">*Dec 2018 — May 2019*</span>

**Free Market Institute, Texas Tech University** <span style="float:right">Lubbock, TX</span>
*Visiting Research Scholar* <span style="float:right">*Sep 2018 — Dec 2018*</span>
  ○ Researched and presented master's thesis on the economic organization of open-source communities.

**Commonwealth Foundation** <span style="float:right">King of Prussia, PA</span>
*Research Fellow* <span style="float:right">*Jan 2017 — May 2017*</span>
  ○ Designed visual reports of Pennsylvania's tax and expenditure data to support policy publications.
  ○ Authored and edited weekly newsletters on state budget and education reform.
  ○ Responded to legislative and public inquiries on fiscal and labor policy.

**Cato Institute** <span style="float:right">Washington, DC</span>
*Research Intern, Center for Educational Freedom* <span style="float:right">*Sep 2016 — Dec 2016*</span>
  ○ Analyzed international education datasets (TIMSS, PISA) to evaluate policy impacts.
  ○ Summarized congressional proceedings on education, trade, and monetary policy.
  ○ Produced 200+ social media data visualizations for @HumanProgress.

———————————————————— CERTIFICATIONS AND EXAMS ————————————————————

  ○ PostgreSQL for Everybody Specialization <span style="float:right">Coursera, *May 2024*</span>
    *Skills:* PostgreSQL, DBeaver, NoSQL, Elasticsearch
  ○ Web Applications for Everybody Specialization <span style="float:right">Coursera, *Oct 2023*</span>
    *Skills:* MySQL, PHP, JavaScript, jQuery, JSON, XAMPP
  ○ Applied Data Science with Python Specialization <span style="float:right">Coursera, *Aug 2023*</span>
    *Skills:* Python (regex, Pandas, scikit-learn), ML algorithms (random forest, SVC, logistic regression, k-Nearest Neighbors, Naïve Bayes, clustering)
  ○ Django for Everybody Specialization <span style="float:right">Coursera, *Jul 2023*</span>
    *Skills:* Django, SQLite, HTML5, CSS, JavaScript, Bash
  ○ Probability Exam (SOA) <span style="float:right">Society of Actuaries, *May 2023*</span>
  ○ Laserfiche Gold & Platinum Certifications <span style="float:right">Laserfiche, *Oct 2022*</span>