



***City of Port St. Lucie***  
**Planning and Zoning Department**  
**A City for All People**

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**TO:** Planning and Zoning Board – September 7, 2021  
**FROM:** Teresa Lamar-Sarno, Deputy City Manager   
**RE:** **INTERVIEWS FOR PLANNING AND ZONING BOARD**  
**DATE:** August 24, 2021

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The Board will be conducting interviews to fill the 2 vacant positions (1 regular at-large and 1 alternate) at the Planning and Zoning Meeting on September 7th.

Attached are the applications and resumes of candidates who have applied. Also included are the questions the Board will be asking each applicant, and the tally sheet which will be used to rank the applicants.

TLS/dp  
Att.

Mailee Atlas-Larronde

# Application Form

## Profile

Mailee Atlas-Larronde  
First Name Last Name

933 SW DALTON AVE  
Home Address

PORT ST LUCIE FL 34953  
City State Postal Code

matla001@fiu.edu  
Email Address

What district do you live in?  
<https://gis.cityofpsl.com/webapp/CC/DistrictFinder/CouncilDistrictFinder.html> \*

District 2

Mobile: (786) 972-7664  
Primary Phone Alternate Phone

### Retired?

Yes  No

FAU Student student study  
Employer Job Title Occupation

### Which Boards would you like to apply for?

Planning & Zoning Board: Submitted

### Were you nominated or recommended to apply by the Mayor or a Councilmember?

Yes  No

### Please Agree with the Following Statement

I have read and guarantee that I meet all the requirements for board service.

I Agree

## Interests & Experiences

**Why are you interested in serving on a board or commission?**

I am interested in serving because as a citizen of our community and of our country I want to make sure that we are able to make responsible monetary decisions that will work for everyone in our community.

**Why do you think you are qualified to serve on this board?**

I feel qualified for to serve on this board based off of personal experiences. I am a wife to a wounded veteran which had made it difficult to work outside of the home due to certain health care requirements. With the help of many physicians that I have had to form relationships with to make sure that our plans were executed properly for positive treatments I have learned how to teamwork efficiently.

**Brief description of Education & Experience**

B.A. Sociology/ Minor degree Psychology

[Mailee\\_Indeed\\_Resume.pdf](#)

Upload a Resume

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**Demographics**

**Ethnicity**

Other

**Gender**

Female

08/20/1986

Date of Birth

**Do you now serve on any City Board, Committee or other Governmental Board or Committee? (NOTE: You cannot serve on more than one Board or Committee within the City of Port St. Lucie during the same time period.)**

Yes  No

**Are you a registered voter?**

Yes  No

**How long have you been a City resident?**

2 years

**Have you attended the City University classes?**

Yes  No

**Are you a United States Citizen?**

Yes  No

Are you presently employed by the City of Port St. Lucie?

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Yes  No

Are you a current or former law enforcement officer, other employee\* or the spouse or child of one who is exempt from public records disclosure under FS 119.07?

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Yes  No

Have you ever been convicted of a crime, pled guilty or no contest to a criminal charge, or entered into an agreement setting forth the terms leading to the reduction or dismissal of the charges?

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Yes  No

Please Agree with the Following Statement

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I agree that all of my answers are truthful and accurate to the best of my ability. I understand that if I have falsified any information my application will be withdrawn and I will not be considered for appointment.

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I Agree

# Mailee Atlas-Larronde

Port Saint Lucie, FL  
matla001@fiu.edu  
(786)972-7664

A very hardworking team player that is looking to be a valuable asset to a company that requires my knowledge and skills and who are willing to help mold me as an addition to the work place.

Authorized to work in the US for any employer

## Work Experience

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### **Caregiver Program**

Caregiver program - Miami, FL  
2013 to Present

I am a caregiver hired by the Veterans Affairs to take care of my husband by assisting him with daily things that he may need assistance with, such as driving, cooking, medicating and so forth.

### **Substitute Teacher**

Garden school of Technology and Arts - Palm Beach Gardens, FL  
August 2017 to March 2018

My duties at Garden school of technology and arts were to follow the daily teacher planning and make sure that I kept the students engaged in their work, as well as helping maintain a safe and clean learning environment for both children and staff.

### **Cashier/Customer Service**

Tiger Direct/Comp USA - Miami, FL  
2008 to 2009

My responsibilities at this employment were to provide the best customer service and assistance, maintain and balance registers at end of every shifts, conduct transactions for customers who were from foreign countries, return and exchanges on accounts that maintained a high amount of funds.

### **Before and After school care activity leader**

Jack D Gordon Elementary - Miami, FL  
2007 to 2007

My responsibilities at this employment were to supervise a group of 20-25 children for before and after care; create a weekly activity log, assist with homework, and with parents.

2005-2007

Publix

My duties at this employment were to handle all forms of customer transactions, maintaining a professional attitude and maintaining a balance register, Prepare all the products that the bakery sold and conduct inventory every night, set up foods for the baker and assistant baker for the following work day.

## Education

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### **Bachelors in Science**

Florida International University

2013 to Present

### **Associates in Arts**

Seminole State College

2012 to 2012

### **High school diploma**

U.S. International Christian Academy

2000 to 2003

## Skills

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Bilingual

Jeffrey Lutchman



## Application Form

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### Profile

Jeffrey

First Name

Lutchman

Last Name

4222 SW Iliad St

Home Address

Port Saint Lucie

City

FL

State

34953

Postal Code

jeffreylutchman@gmail.com

Email Address

What district do you live in?

<https://gis.cityofpsl.com/webapp/CC/DistrictFinder/CouncilDistrictFinder.html> \*

District 3

Retired?

Yes  No

ATSA Industries

Employer

Co- Owner

Job Title

Business owner

Occupation

Which Boards would you like to apply for?

Planning & Zoning Board: Submitted

Were you nominated or recommended to apply by the Mayor or a Councilmember?

Yes  No

Please Agree with the Following Statement

I have read and guarantee that I meet all the requirements for board service.

I Agree

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### Interests & Experiences

**Why are you interested in serving on a board or commission?**

I recently moved here from Coconut Creek Florida where I served on my city board. I was part of the parks and recreation board from 2019-2021. I am a family man with 4 teenagers. I started serving on my city board because I'm trying to instill in my kids that no matter what its very important to always pay it forward without expecting anything in return. And what better way to do that than to give back to your community. I'm interested in serving on a board or commission to lead by example to my 4 amazing kids to always give back.

**Why do you think you are qualified to serve on this board?**

I have experience of serving on a board. Together with my wife we have a successful business. I know what it means to lead and also what it means to listen. I know the importance that every decision has on others. I have over 20 years of leadership roles. Have over 15 years of running high volume business. And I understand the importance of seeing the big picture.

**Brief description of Education & Experience**

3.5 years of successful Family Business. 15 years of Management and Leadership. 20 Years of People Skills. 15 Years of Business relations with communities and other small businesses. Graduated from High School together with Community College in NYC.

[Jeffrey Lutchman\\_resume\\_A+.docx](#)

Upload a Resume

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**Demographics**

**Do you now serve on any City Board, Committee or other Governmental Board or Committee? (NOTE: You cannot serve on more than one Board or Committee within the City of Port St. Lucie during the same time period.)**

Yes  No

**Are you a registered voter?**

Yes  No

**How long have you been a City resident?**

1

**Have you attended the City University classes?**

Yes  No

**Are you a United States Citizen?**

Yes  No

**Are you presently employed by the City of Port St. Lucie?**

Yes  No

Are you a current or former law enforcement officer, other employee\* or the spouse or child of one who is exempt from public records disclosure under FS 119.07?

Yes  No

Have you ever been convicted of a crime, pled guilty or no contest to a criminal charge, or entered into an agreement setting forth the terms leading to the reduction or dismissal of the charges?

Yes  No


**Please Agree with the Following Statement**

I agree that all of my answers are truthful and accurate to the best of my ability. I understand that if I have falsified any information my application will be withdrawn and I will not be considered for appointment.


I Agree

# Jeffrey Lutchman

Entrepreneur & Proud FAMILY Man



 9546147605

 [Jeffreylutchman@gmail.com](mailto:Jeffreylutchman@gmail.com)

 Port Saint Lucie, FL.





## EXPERIENCE

 2020 - Ongoing  Florida

### ChenMed (Senior Medical Center) - Membership Growth Consultant

- Nurtures, builds, and cultivates direct-to-seniors and business-to-business partnerships to generate new patient opportunities year-round.
- Meets with individual seniors and groups in their homes, workplaces, houses of worship, senior centers or living communities to share the ChenMed value proposition.
- Plans, coordinates, and executes local events within the community (e.g., information tables, health fairs, doc talks, etc.) to help reach our ideal patients.
- Partners with community officials, businesses, and senior outreach programs to develop initiatives that will appropriately drive new patient growth.
- Ensures insurance agents and/or brokers are invited to community events to ensure timely patient assignment.
- Partners with sales leadership to improve effectiveness of engagements with distributors, vendors, and community partners.
- Builds trusting relationships with brokers/insurance agents/case workers/third party vendors associated with seniors. Develops and executes specific broker and partner strategies and plans.
- Engages with new patients through and beyond their first appointment. Maintains relationships with enrolled patients to positively impact retention. Helps address and resolve customer complaints and issues.
- Schedules one-on-one sales meetings, referral relationships with Plan agents, independent brokers and the senior community to delivers solutions on immediate customer requests. Manages vendors as related to event planning and negotiating contracts with venues where events are taking place.

 2019-Ongoing  Florida

### Independent Insurance Broker

- **0215 Life, Annuity and Health Insurance Broker.**  
Licensed in the State of Florida, Sales, Field Underwriter, Final Expense, Whole Life, Term, Major Medical, Simplified Issue or Fully Underwritten Policies. Dental, Vision, Gap Insurance, Annuities. Self-discipline with Time Management; Excellent communication skills.  
Work directly with over 15 state regulated carriers to ensure clients are placed in the best situation.

## President

### ATSA Industries Inc.



2017-



Ongoing Coconut Creek, FL.

- **Full scale moving, cleaning, freight forwarding / delivery & furnishing company**  
Fully licenses, Insured & Bonded in the state of Florida.  
Works with both Commercial & Residential clients  
Marketing, Sales, Customer Service, Accounting, PCI Compliant. P&L with OFFICE 360,  
Working side by side with Vendors.
- **Cleaning**  
Coordinating and planning out full scale projects from 500 sq. ft to 10000 sq. ft  
Knowledge of all tools to perform necessary task; to repair and maintain tools.
- **Freight Forwarding/Shipping/Delivery Services**  
Expert in Logistics, Driving, Wrapping, Transporting, Assembling and Disassembling  
Knowledge of all STATE, COUNTY and CITY Rules and Regulations.  
Working with Clients on a hands-on basis to determine all their needs.  
Freight Forwarding, Forklift Operator, shipping, work together with many shipping companies  
in south Florida for efficient route planning and coordination.  
Loading & Unloading, Receiving & Delivering Dock to Dock & Door to Door service
- **Furnishing (Furniture Gallery)**  
Oversee all operations of a furniture store  
Develops relationships with vendors to ensure quality assurance  
Overlooks sales and marketing  
Follow-up and follow through on delivery, assembly, and inventory  
Maintains store maintenance, assuring store complies with all city and state requirements  
Renew licenses
- Review all accounting information
- Meeting all company goals and budgets, ensuring all employees morals and enthusiasm is met  
and encouraged while maintaining a safe and positive work environment.

## General Manager

### NCB Inc.



2003 - 2017



South Florida

- **OUT STANDING STORE MANAGER OF THE YEAR 2016**
- Completely responsible for all aspects of my business and staff of 60
- Annual volume is \$3.4 million
- Took part in company supported fundraising with our local elementary schools
- Responsible for scheduling, payroll, cash outs, sales, interviewing, hiring, employee review, waste control,  
labor control, customer service and marketing
- Upholding all staff to maintain all levels of food safety.
- Maintaining a safe environment for all crew members and customers
- Accountability (To others and myself)
- Sense of Urgency is the only way to do things
- Communicate with customers daily for their feedback
- Balance service with costs to ensure profitability and overseeing P&L's

- Ensure quality and company standards are achieved and on a constant level
- Promote guest satisfaction to steady repeat business
- Self-motivated and great organizational skills
- Coach / schedule employees to maximum levels of performance
- Monitors and control grounds maintenance, cleaning
- Consistent sanitation, food quality and presentation
- Purchase / control inventory with attention to budget guidelines
- Marketing and advertising
- Promoting within (training, developing, and promoting Manager every Qtr.)
- OTP2 certified
- Brand Ambassador
- **Opened new location from ground up**
- Coordination of building on site with contractors
- Scheduling and coordinating new equipment arrival and training
- Hiring staff for new location / Training staff / Following up on staff on a day to day basis
- Marketing new location to community
- Ability to solve problems in a fast-paced environment
- Planning and executing grand opening events successfully
- Multi-UNIT Manager (successfully responsible for numerous locations at a time)

#### **Most Proud OF**

- Business owner/Entrepreneur
- **City Board Member for City of Coconut Creek 2019 - 2021**
- Completed Large-scale construction project on time.
- Excellent Time Management skills
- Able to turn multiple Different Restaurants from Negative Sales to Positive within a Calendar Year Period
- Participated in Creating Very Large-Scale Summer Incentive for all McDonalds West Palm Beach Co Op
- Transferred to 5 different locations in my General Manager Career and have exceeded all expectations and challenges faced.
- Wonderful Family

#### **ADDITIONAL TRAINING/KNOWLEDGE**

- Attended corporate training class
- OTP2 Certified
- Windows 10
- Microsoft Office 360
- Blue Prints
- Logistics
- Salesforce

#### **EDUCATION**

- Queens Borough Community College 9/99-5/01
- Richmond Hill High School- received high school diploma 9/94-9/99

Stix Nickson

# Application Form

## Profile

Stix  
First Name

Nickson  
Last Name

261 NE Faring Ave  
Home Address

Port Saint Lucie  
City

FL  
State

34983  
Postal Code

stix@drummersonly.com  
Email Address

### What district do you live in?

<https://gis.cityofpsl.com/webapp/CC/DistrictFinder/CouncilDistrictFinder.html> \*

District 2

Business: (772) 337-4002  
Primary Phone

Home: (772) 521-2992  
Alternate Phone

### Retired?

Yes  No

Drummersonly drum shop  
Employer

Music Retailer, Music teacher  
Job Title

Music teacher - Retailer  
Occupation

### Which Boards would you like to apply for?

Planning & Zoning Board: Submitted

### Were you nominated or recommended to apply by the Mayor or a Councilmember?

Yes  No

### Please Agree with the Following Statement

I have read and guarantee that I meet all the requirements for board service.

I Agree

## Interests & Experiences



**Why are you interested in serving on a board or commission?**

Been here for 30 years.....Would like to see the city Grow responsibly , plan for job growth in industry commercial residential, and artistic - entertainment areas.

**Why do you think you are qualified to serve on this board?**

Served as President of the St Lucie Association of Realtors 2002. Served on St Lucie County Waterfront Council, Served on the Board of Adjustment St Lucie County.

**Brief description of Education & Experience**

I am a Certified Residential Specialist- CRS ( NAR) and Graduate Realtor Institute GRI ( NAR) 2 Years College Ohio University 1969- 1971 Certified Music Adjudicator - Florida Bandmaster Association - Florida Music Educators Association - 2010 to Present..

[ix Nickson Resume PSL planning Zonning - Copy.docx](#)

Upload a Resume

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**Demographics**

**Do you now serve on any City Board, Committee or other Governmental Board or Committee? (NOTE: You cannot serve on more than one Board or Committee within the City of Port St. Lucie during the same time period.)**

Yes  No

**Are you a registered voter?**

Yes  No

**How long have you been a City resident?**

30 years

**Have you attended the City University classes?**

Yes  No

**Are you a United States Citizen?**

Yes  No

**Are you presently employed by the City of Port St. Lucie?**

Yes  No

**Are you a current or former law enforcement officer, other employee\* or the spouse or child of one who is exempt from public records disclosure under FS 119.07?**

Yes  No

**Have you ever been convicted of a crime, pled guilty or no contest to a criminal charge, or entered into an agreement setting forth the terms leading to the reduction or dismissal of the charges?**

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Yes  No

**Please Agree with the Following Statement**

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**I agree that all of my answers are truthful and accurate to the best of my ability. I understand that if I have falsified any information my application will be withdrawn and I will not be considered for appointment.**

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I Agree

*Stix Nickson – Percussionist  
Real Estate Broker – CRS-GRI  
261 NE Faring Ave  
Port Saint Lucie, FL 34983  
772-337-4002 [stix@Drummersonly.com](mailto:stix@Drummersonly.com)*

## *Experience*

*Ultra-Sonic Recording Studios – Ten Feet Tall, Ronies Music Productions –  
1972*

*Elliot Murphy=s Aquashow – 1973*

*Burt Bacharrach=s Dover House – Elliot Honig Trio – 1974 – 1976*

*Paramount Hotel, Parkville NY, Grossingers, Browns – Stix Nickson Trio –  
1973 – 1978*

*Entertainers, H-TV (broadcast) – David Hopson & Stix Nickson – 1975*

*The Fiddler Club – Stix Nickson Band – 1975*

*The John Collins Band – 1976 – 1982*

*The Sheraton Hotel, NYC – Elliot Honig Trio – 1978 – 1980*

*Murder Inc. – 1980 – 1984*

*The Fanz – 1982 – 1986*

*Da Boyz – 1991 – 1992*

*Pink Floyd, The Wall Album – 1984*

*Kinky Freedman & The Texas Jew Boys (Lone Star Café, NYC )*

*Michael Carnie Music*

*The Drifters*

*Tiny Tim*

*Bill Haley=s Comets, 2004 – 2005*

*Member: Music Teachers National Association*

*Member: Florida Music Teachers Association*

*Member: Treasure Coast Music Teachers Association*

Member: Percussive Arts Society

Member: Florida Bandmasters Association

## Performances

Performances with\*\*\*\* Bob Cunningham, Duke Jordan, Weldon Irvine, Larry Coryell, Tiny Tim, The Drifters, David Johansen, (Buster Poindexter), Elliot Honig Trio ( House Band at the Sheraton Hotel NYC 1978 - 1980, Pink Floyd ( The Wall Album ), The John Collins Band, Murder Inc. , The Fanz \*\*\*\*Performances in many clubs and hotels in and around NYC - 1975 - 1987, Burt Bacharach's Dover House 1974 - 1976\*\*\*\* Studio & Session Drummer for many commercials and back-up bands\*\*\*\* Bernard Purdie Educational Drum Clinics ( Production ) 1984 NYC Indian River Community College Jazz Band 2004

Treasure Coast Jazz Ensemble - 1996 - 2003

For Dancers Only ( 18 piece Jazz Big Band ) - 1996 - 1997, 2004 - Present

Da Boyz - 1991 - 1993

Lincoln Park Teddy Bear & Daffodil Concerts - 1997 - 2001

Page 2 of 3

**STIX NICKSON**

Resume' Cont.

Broadway Shows - Musical Director, Grease, Lyric Theatre, 2003

Wizard of OZ, Jupiter Theatre, 2004

Musical Reviews, Peter Jones Productions/Starstruck Productions, Lyric Theatre 2003 - Present

Indian River Pops Orchestra - 2003 - 2012

The New Gardens Band - 2003 - 2012

Treasure Coast Symphony - 2003 - 2019

The EV-ZONES - 2000 - Present

Haley=s Comets - 2004 - 2006

The Dreamers Big Band - 2004 - 2005

Florida Bandmaster's Assn. Summer Convention 1<sup>st</sup> Allstar Band -2006

## Education

Music Education: Started Music age 8 - Accordion.

State of NY Accordion Competition 1965 - 4<sup>th</sup> position

American Accordionist Association National Competition 1966 - 4<sup>th</sup>  
position

Studied Drums and Percussion with Charles Perry (NY) 1966 - 1974

Attended Manhattan School of Music - 1976 - 1978 under Ronald Gould (Percussionist with the NYC Ballet Orchestra )

Studied Piano with John Mehegan - 1976 - 1978

PASIC (Percussive Arts Society International Convention) 2002 - 2006

Interlochen Arts Academy ( 1<sup>st</sup> Adult Band Camp ) summer 2005, 2006

Jamey Ambersold Jazz Camp ( Piano ) summer 2005

## Retail

Opened Night Owl Music Supply ( 10AM till Midnight 7 Days a week ) in NYC - 1980 - 1987...

catering to the Professional Musician...

Night Owl Music Productions, Inc. (Florida) 2005 - Present

2008 - Present - Drummersonly Drum Shop

1532 SE Village Green Drive

Port St Lucie FL 34952

## *Community Involvement*

*Co- Founding Member - Fort Pierce Jazz Society - 1996 ( Board Member 2002 - 2003 )*

*Instructor - Boys and Girls Club of St. Lucie County Jazz Band - 2003 - 2004*

*Instructor - Percussion Ensemble - Murray Middle School - 2004 - Present*

*Instructor - Lincoln Park Academy - Percussion - 2003 - Present*

*Vice President - Lincoln Park Academy Band Parents 2004-2005*

*Page 3 of 3*

***STIX NICKSON***

*Resume' Cont.*

*Treasure Coast Symphony Orchestra 2002 - 2019 (Principal Percussionist)*

*Indian River Pops Orchestra 2003 - 2012*

*The New Gardens Band 2003 - 2012*

*For Dancers Only Big Band 1996 - 1998; 2004 - 2013*

*The EV-ZONES Jazz Trio 1996- Present*

## *Real Estate Services*

*1992 - obtained Florida Real Estate Brokers License.*

*1992 - Century 21 Duncan Real Estate Services Port St Lucie*

*1995 - Re-Max Realty Services, Port St Lucie*

1998 - Re-Max Riverside, Port St Lucie.

Became President of the Board of Realtors St Lucie County 2002

Has a CRS (Certified Residential Specialist ) and GRI ( Graduate Realtor  
Institute )

St Lucie Group Real estate Services. President.

Served on the St Lucie County board of Adjustment.

2008 - Present - Drummersonly Drum shop (Retail and Education)

Available for Concert Performances - Locally and Nationally.

Available for Percussion and Educational Clinics - Locally and Nationally.

I am currently accepting a limited number of Drum, Percussion and Piano  
Students. For course work, schedule availability and consultation, please call  
or visit our web site:

[www.Drummersonly.com](http://www.Drummersonly.com)

Phone - 772-337-4002 or e-mail:

[stix@Drummersonly.com](mailto:stix@Drummersonly.com)

Gregory Pettibon



# Application Form

## Profile

Gregory J Pettibon  
First Name Middle Initial Last Name

149 SE Courances Drive  
Home Address

Port Saint Lucie FL 34984  
City State Postal Code

gjpettibon@gmail.com  
Email Address

What district do you live in? <http://www.cityofpsl.com/districts> \*

District 4

Home: (954) 415-0229  
Primary Phone Alternate Phone

### Retired?

Yes  No

Lennar Homes Sr. Development Manager Developer - Homebuilder  
Employer Job Title Occupation

### Which Boards would you like to apply for?

Planning & Zoning Board: Submitted

Were you nominated or recommended to apply by the Mayor or a Councilmember?

Yes  No

### Please Agree with the Following Statement

I have read and guarantee that I meet all the requirements for board service.

I Agree

## Interests & Experiences

Why are you interested in serving on a board or committee?

Promote economic growth and development in the City and to contribute to crafting a better home for all the City's resident.

Gregory J Pettibon

**Why do you think you are qualified to serve on this board or committee?**

I have extensive development experience, education, as well as having served on dozens of CDD's, HOA's and other committees.

**Brief description of Education & Experience**

- Masters of Science in Construction Management. - Masters of Science in Economics. - Bachelor's of Business Administration / Finance.

Gregory Jason Pettibon -  
Resume.pdf

Upload a Resume

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**Demographics**

**Ethnicity**

Prefer not to Answer

**Gender**

Prefer not to say

**Do you now serve on any City Board, Committee or other Governmental Board or Committee? (NOTE: You cannot serve on more than one Board or Committee within the City of Port St. Lucie during the same time period.)**

Yes  No

**Are you a registered voter?**

Yes  No

**How long have you been a City resident?**

Five years.

**Have you attended the City University classes?**

Yes  No

**Are you a United States Citizen?**

Yes  No

**Are you presently employed by the City of Port St. Lucie?**

Yes  No

Are you a current or former law enforcement officer, other employee\* or the spouse or child of one who is exempt from public records disclosure under FS 119.07?

Yes  No

Have you ever been convicted of a crime, pled guilty or no contest to a criminal charge, or entered into an agreement setting forth the terms leading to the reduction or dismissal of the charges?

Yes  No

**Please Agree with the Following Statement**

I agree that all of my answers are truthful and accurate to the best of my ability. I understand that if I have falsified any information my application will be withdrawn and I will not be considered for appointment.

I Agree

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## GREGORY JASON PETTIBON

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Phone: (954) 415-0229 – Email: gjpettibon@gmail.com

Land Development Executive with expertise and a strong background in a wide variety of Home Builder Land related areas and leadership.

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### CORE SKILLS

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Land Development (Acquisitions - Entitlement - Site Construction) | Team Leadership & Employee Development | Problem Solving  
Business Planning | Homebuilding Business Organization | Stakeholder Relations | Process Development | Risk Management

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### PROFESSIONAL EXPERIENCE

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Land Development Manager – Mattamy Homes: 1-2018 to Present.

Land Development Manager – K. Hovnanian Homes, Inc. (NYSE: HOV): 1-2017 to 7-2017.

Manager of Land Development – Pulte Group, Inc. (NYSE: PHM): 3-2015 to 1-2017.

Land Development Manager & Entitlement Manager – DR Horton, Inc. (NYSE: DHI) 7-2005 to 3-2015 & 7-2017 to 1-2018.

Senior Associate / Project Manager – The Heritage Companies: Metro DC Area 10-2004 to 7-2005.

The below duties were conducted across more than one hundred & eighty residential community projects with overall asset valuation more than \$375M.

- **Team & Department Management:** Directing and managing project managers and coordinators across the various components of land dept. functions, including entitlement, site work, amenity construction, procurement, HOA and back-end acquisition. Interfacing and reporting out to other departments and Division senior management. Resolving and coordinating turnover and other legal matters.
- **Project Management (Infrastructure and Common Element Construction):** Create and manage project schedules, holding preconstruction meetings, schedule and direct construction activity from first disturbance through final certification, meet and coordinate with inspectors and other officials, post and release performance bonds, etc. Forming, projecting, and controlling the development budget for each project and accounting for the payment of consultants and contractors. Total construction budget value under management \$550M.
- **Land Acquisitions:** Holding a major role in the corporate land acquisition process through performing direct acquisitions as well as feasibility and risk analysis. Responsible for creating and underwriting packages for financing approval representing the acquisition. Responsible for all components of the due diligence process.
- **Project Purchasing (Infrastructure and Common Elements):** Review plans, identifying unique construction tasks and activities, conducting estimates, writing scopes-of-work, soliciting bids, qualifying bidders, issue and execute contracts, form sub-task budgets, issue purchase orders and all other typical duties. Responsible for vendor setup and insurance compliance.
- **Planning:** Preparing highest and best use analysis, contracting and managing consultants to design, engineer and entitle properties for residential development. Consultant teams under management included attorneys, engineers, lobbyist, ecologist, and other professionals and officials. Management of the HOA establishment and operations. Performing market analysis and providing coordination and training to the sales force. Working with the division's sales and marketing departments to prepare and install sales facilities, marketing collateral, and project disclosure information.

Property Research Analyst - The CoStar Group, Inc. (NASDAQ: CSGP): Bethesda, Maryland (1-2004 to 10-2004).

Researcher - Center for Economic Development & Research, the University of North Texas: Denton, Texas. (6-2001 to 7-2002).

Specialist E-4 - Army National Guard, Company A 1/112th Armor 49th Armored Division. Honorably Discharged 10-2003.

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### EDUCATION

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Master of Science  
College of Engineering  
Construction Management  
Florida International University  
Summer 2010

Master of Science  
College of Public Affairs  
Applied Economics  
University of North Texas  
December 2002

Bachelor of Business Administration  
College of Business  
Finance / Management  
Midwestern State University  
May 2001

~\*~

Andriana Riera

Submission # 121258  
IP Address 73.57.233.93  
Submission Recorded On 07/23/2019 11:35 AM  
Time to Take Survey 42 minutes, 50 seconds

Page 1

Please note that City residency is required by the City Charter to be appointed.

1. **Full Name**

ANDRIANA C RIERA

2. **Home Phone**

(561) 306-5197

3. **Home Address**

101 SW MEADE CIRCLE  
FL Port St. Lucie 34953  
UNITED STATES

4. **Business Name**

REALTY ANGELS FLORIDA INC

5. **Business Phone**

(561) 306-5197

6. **Email**

RIERAAC@GMAIL.COM

---

7. **Please check the boards on which you are interested in serving:**

Planning & Zoning Board

8. **Were you nominated or recommended to apply by the Mayor or a Councilmember?**

No

9. **Why do you think you are qualified to serve on this board?**

Having been involved in the construction trades- residential and commercial - as a result of having been part owner of our family owned HVAC company for over 25 years,

Having added on 1500 sq foot to our existing residence in Boca Raton - with no GC

Being a realtor/real estate broker for over 15 years

Has given me unique exposure to how critical planning & zoning is to a city .

10. **Brief description of Education & Experience:**

HS Grad  
Real Estate Broker  
Guardian Ad Litem

11. **Resume is required, please attach:**

Andriana C Riera resume.docx 2017 updated.docx

12. **Do you currently serve on any City Board, Committee or other Governmental Board or Committee?**

No

13. **If you are not selected for your chosen Board, may we submit your application as vacancies occur?**

Yes

14. **Are you a registered voter?**

Yes

15. **How long have you been a City resident?**

Since 2011

16. **Have you attended the City University Classes?**

No

Yes

18. Are you presently employed by the City of Port St. Lucie?

No

Are you a current or former law enforcement officer, other employee\*, or the spouse or child of one who is exempt from public records disclosure under FS 119.07?

\*Other covered jobs can be found listed under Florida Statute 119.07

19. Please confirm the above:

No

NOTE: A "YES" answer to the following question will not automatically bar you from serving on a Board or Committee. The nature, appointment relatedness, severity and date of the offense in relation to the appointment for which you are applying are considered. A criminal conviction check will be conducted. Failure to disclose the requested information will result in the withdrawal of the offer of appointment or termination of the appointment if discovered after the appointment commences.

\*Have you ever been convicted of a crime, pled guilty or no contest to a criminal charge, or entered into an agreement setting forth the terms leading to the reduction or dismissal of the charges?

20. Please confirm the above:

No

APPLICATIONS WILL BE KEPT ON FILE ONE (1) YEAR FROM DATE OF SUBMISSION.

# Andriana C Riera

101 SW Meade Circle ♦ Port St Lucie, Florida 34953 ♦ 561-306-5197 ♦ rieraac@gmail.com

## Profile

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Motivated, personable business professional with a proven track record of profitable small business ownership. Talent for quickly mastering technology. . Diplomatic and tactful with professionals and non-professionals at all levels. Experience with governmental entities. Accustomed to handling sensitive, confidential records.

Flexible and versatile – able to maintain a sense of humor under pressure. Poised and competent with demonstrated ability to easily transcend any situation. Thrive in deadline-driven environments. Excellent team-building skills. Outstanding customer related negotiations. Outside and inside sales experience.

## Skills Summary

---

- ♦ Project Management
- ♦ Report Preparation
- ♦ Written Correspondence
- ♦ General Office Skills
- ♦ Computer Savvy
- ♦ Customer Service
- ♦ Scheduling -
- ♦ Marketing & Sales
- ♦ Front-Office Operations
- ♦ Professional Presentations
- ♦ Excellent phone personality
- ♦ Quickbook
- ♦ Wright soft calc programs
- ♦ Internet Researcher
- ♦ Basic exp Powerpoint, Excel

## Professional Experience

---

### COMMUNICATION: REPORTS/PRESENTATIONS/TECHNOLOGY

- ♦ Preparation of price quotes, real estate related documents( inception through closing)
- ♦ Author professional correspondence to customers and vendors.
- ♦ Rapidly learn and master varied computer programs
- ♦ Competent in interactions at various levels of legal system and governmental agencies

### CUSTOMER SERVICE/MARKETING/PROBLEM SOLVING

- ♦ Oversee front-office operations and provide impeccable customer service:
  - Built a clientele supported by 60% referral business. (HVAC & Real estate related)
- ♦ Develop and implement strategic marketing plan for business:
  - Create special promotions, write/design print and outdoor advertising, and coordinate all media buying
  - Reassuring customers when concerned over the purchases.

### DETAIL MASTERY & ORGANIZATION

- ♦ Manage all aspects of day-to-day operations
  - Facility maintenance
  - Coordination & Supervision of field personnel for installations and service
  - Finances: accounts payable/receivable, invoicing, insurance billing, budgeting.
  - Competent in governmental agency protocols.



# Andriana CRiera

## Employment History

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### LIBERTY MEDICAL SUPPLY - DRS DEPT (DIABETIC RE-ORDER SALES)

LIBERTY LANE, PORT ST LUCIE, FLORIDA 34952

OCT 2011- DECEMBER 2014

DRS - DIABETIC REORDER SALES

INBOUND AND OUTBOUND RE-ORDER CALLS OF DIABETIC TESTING SUPPLIES

EXCELLENT COMMUNICATION SKILLS FOR - INTERACTION WITH CLIENTS OF VARIOUS AGES AND DEMOGRAPHICS

EXCELLENT INTERACTIONS WITH TEAM MEMBERS, MANAGEMENT AND HUMAN RESOURCES

\*\*\*\*\*HIGH CONVERTER OF CALLS VS SALES- EXCEEDING INCENTIVE BASES

MAINTAINING A GOOD SENSE OF HUMOR AT ALL TIMES

\*\*\*\*\*ALWAYS BE COOL FLORIDA, INC\*\*\*\*\*

561-306-5197      772-344-6263

### MANAGER/SALES/CREW

Sales/Operations manager for Air Conditioning company

Initial contact from service call to closing sale of change outs or new construction installs.

Heavy customer service and sales interactions-

Providing quotes for HVAC replacements and new construction quotes – upselling equipment and services.

Interaction with governmental agencies , building departments and officials

Manual J and N Calculations , Florida Energy Code Calculations

Field operations with installation crews

Knowledge of all facets of the HVAC related industry service and construction

# Andriana CRiera

## REALTY ANGELS FLORIDA INC.

BROKER/MANAGER 2000- TO PRESENT

REAL ESTATE BROKER/OWNER BK 661131

561-306-5197

COMMISSION BASIS

ASSISTING FIRST TIME HOME BUYERS , SEASONED INVESTORS AND ALL IN BETWEEN TO FIND THE RESIDENCE THAT MEETS THEIR NEEDS.

EMPLOYING SEVERAL LICENSED REAL ESTATE AGENTS

## OTHER PROFESSIONAL LICENSES

---

INDEPENDENT INSURANCE ADJUSTER-INACTIVE - ALL LINES - ACCREDITED -  
UNIVERSITY OF FLORIDA- FLORIDA DEPARTMENT OF FINANCIAL SERVICES

2006- PRESENT

BAIL BONDS TEMP- 2008

FLORIDA DEPARTMENT OF FINANCIAL SERVICES

\*\*\*NOTARY PUBLIC - CURRENT AND UPDATED

ORDAINED MINISTER- UNIVERSAL LIFE CHURCH

## COMMUNITY INVOLVEMENT: 2014

CANDIDATE FOR PORT ST LUCIE CITY COUNCIL- DISTRICT 3

DEVELOPMENT OF CITY OF BOCA RATON SKATE PARK - PROFITABLE/SELF  
SUPPORTING

VOLUNTEER - BOCA HELPING HANDS ASSISTING MANAGER

GUARDIAN AD LITEM

CAMPAIGN VOLUNTEER FOR MAYORAL AND COUNCIL POSITIONS FOR STEVEN  
ABRAMS (NOW PBC COMMISSIONER) AND SUSAN HAYNIE (NOW MAYOR OF CITY OF  
BOCA RATON

Carol Taylor-Moore

# Application Form

## Profile

Carol Taylor-Moore  
First Name Last Name

219 SW Marathon Ave  
Home Address

Port St. Lucie FL 34953  
City State Postal Code

crtmoore@hotmail.com  
Email Address

**What district do you live in?**  
<https://gis.cityofpsl.com/webapp/CC/DistrictFinder/CouncilDistrictFinder.html> \*

District 3

### Retired?

Yes  No

Cicity Cares CEO Registered Nurse/Business Owner  
Employer Job Title Occupation

### Which Boards would you like to apply for?

None Selected

### Were you nominated or recommended to apply by the Mayor or a Councilmember?

Yes  No

## Interests & Experiences

### Why are you interested in serving on a board or committee?

I want to participate in the issues that affect my community because the challenges we face touch all of us. I want to serve in a meaningful way and have a voice in decisions that ultimately impact our families, friends and neighbors.

## Why do you think you are qualified to serve on this board or committee?

---

I have worked in leadership positions for over 20 years and I come with a variety of experience on every level (entry level to C-Suite) I believe that having professional experience at every level makes me uniquely qualified to represent all/most Port St Lucie resident. I am a nurse by profession and that has allowed me the unique privilege of meeting people at every level of vulnerability. Given that board/committee service is geared towards representation of the needs of Port St. Lucie residents, I believe my background may provide a variety of perspectives as we plan for the future of of Port St Lucie. In addition, I have strong business acumen with skills that include successful strategic planning, long term goal setting and in the past two years I have opened and now operate a small start up business.

## Brief description of Education & Experience

---

I have a Masters of Science degree specializing in Leadership and Organizational Learning and a Bachelors degree in Nursing. I have worked in multiple areas in Health Care and prior to that, I worked in a restaurants as a teenager and while in college. I know how to work my way up through the ranks by following, studying and working hard. I have served in multiple leadership roles in my career including VP of Patient Care, Senior Admissions Director, Director Of Patients services and Chief Nursing Officer. (Please refer to resume below, some positions may not be included in the resume, but happy to discuss )

[Carol Taylor Moore Leadership Resume 2020.doc](#)

Upload a Resume

---

## Demographics

**Do you now serve on any City Board, Committee or other Governmental Board or Committee? (NOTE: You cannot serve on more than one Board or Committee within the City of Port St. Lucie during the same time period.)**

---

Yes  No

**Are you a registered voter?**

---

Yes  No

**How long have you been a City resident?**

---

16+

**Have you attended the City University classes?**

---

Yes  No

**Are you a United States Citizen?**

---

Yes  No

**Are you presently employed by the City of Port St. Lucie?**

---

Yes  No

Carol Taylor-Moore

**Are you a current or former law enforcement officer, other employee\* or the spouse or child of one who is exempt from public records disclosure under FS 119.07?**

---

Yes  No

**Have you ever been convicted of a crime, pled guilty or no contest to a criminal charge, or entered into an agreement setting forth the terms leading to the reduction or dismissal of the charges?**

---

Yes  No

## **Carol Taylor-Moore RN, BSN, MS**

219 SW Marathon Ave. Port St. Lucie, FL 34953

[cmoore@cicilycares.com](mailto:cmoore@cicilycares.com)

Cell: 516-316-5562 Home 772-224-8189

---

### ***Career Summary***

Innovative, analytical, clinical leader with twenty plus years of healthcare experience spanning multiple areas in the industry including home health, hospice and the building and management of a new Start-up operation. Tenure in nursing includes 20 years in management with over 9 years in executive leadership. Successfully manages staff with an open, authentic leadership style, strong background in strategic operations and growth strategies.

### ***Current Employer***

***Start 8/18 to Present***

***Cicily Cares (Home & Community Services)***

***President & CEO, Port St. Lucie FL***

Principal and CEO of Cicily Cares, providing care and services to children and young adults with disabilities and seniors living at home. Created and delivers innovative services to two vulnerable group requiring supportive solutions in the communities where they live. Employs meticulous compliance based practices to build a team of Home Care professionals to ensure best practice and safety on the job. Quickly developed a reputation for hiring and developing caregivers with strong work ethics compliance based clinical practices. Maintains a care model built on strong community partners and open communication with clients and staff. Employs a multifaceted growth strategy that includes programs and initiatives that meets the needs of the community served.

### ***Previous Employer***

***Start 5/15 to 8/18***

***Trustbridge (Hospice and Home Health)***

***Sr. Director of Admissions, Palm Beach, FL***

Hired as Director of Patient Care, managing an area with an Average Daily Census (ADC) of 330+ patients and approximately 100 employees. Quickly streamlined daily operations, and in the first five months achieved the highest efficiency (i.e. visits per day, mileage, and supply management etc.) compared to all other teams. After 7 months was assigned a second area, serving as the Interim Director caring for 850+ patients per day in both areas. In 5 months was able to stabilize and streamline efficiency in the 2<sup>nd</sup> area as well as maintain gains in first area of oversight. Within 1 year of hire, was asked to serve in a third role as Interim Sn. Director of Admissions, and three months later was promoted to Sr. Director of Admissions. My leadership in Admission led the organization to its highest census since the organization's inception achieving a 6% growth in ADC within 1 year, 2% sustained increase in overall conversion rate, 6% decrease in nonproductive time for Admissions nurses, all while achieving a 4% cost reduction in Admissions operations. Actively involved in multiple collaborative projects, including a collaboration with the Education department to develop a Simulation Training model for Admissions nurses to improve the Conversion Rate per nurse, also led a project with Business Intelligence & IT to develop a scheduling/ visibility tool for the Admissions Field Team to promote efficiency with field scheduling and decrease mileage cost.

**Previous Employer**

**Start 10/05 to 09/13**

**Treasure Coast Hospice (Hospice)**

**VP Patient Care Services, Stuart, FL**

Led clinical operations including , Support Services, Call Center, three freestanding inpatient Units, Pediatric Program, Counseling & Social Services and Supply Management. Successfully managed an FTE of over 300 staff with a budget of \$30+ Million. Restructured and streamlined clinical areas in staffing and service quality, increased Clinical competency, decreased patient-per-day cost from \$104.60 to \$102.18 (\$2.42PPD) and implemented 24/7 Call Center which improved response time for patients and families. During tenure, expanded the Pediatric program by implementing a Partners In Care (PIC) component and streamlined medical supply distribution, which yielded a cost savings of approximately 22.5 0%. Improved Patient/Family satisfaction scores achieving >90% aggregate in the Domains of Care -*Coordination of Care 91.6%, Attend to family needs 90.4%, Communication 85.1%, and Inform about symptoms 94.0%.*

**Previous Employer**

**Start 10/99 – 09/05**

**Gurwin Jewish Nursing and Rehab Center**

**Nursing Supervisor, Commack, NY**

Primary responsibility was to pursue and implement best practices for patients and staff. Implemented initiatives that promoted quality patient care and service excellence for patients while providing a nurturing environment for staff. Planned and implemented staff recognition initiatives for the organization including executive leadership appreciation. Responsibility also included staffing the 480-bed facility which led to a strong background in innovative and creative staffing. During my tenure the facility scored 100% twice on JAHCO survey and clean state surveys (zero deficiencies) for five (5) consecutive years.

**Education**

Barry University, MS, Organizational Learning and Leadership  
Brenau University, BS in Nursing

**Certifications**

California Association for Health Services At Home (CAHSAH)  
Project Management for Lean Six Sigma  
Lean Six Sigma DEMAIC Certification (Tools and Methodology)  
Executive Belt for Lean Six Sigma  
Predictive index Analyst Certification

**Professional Affiliations**

*Current Member* - National Hospice & Palliative Care Organization (NHPCO);  
*Former Member* - Florida Hospice & Palliative Care Association (FHPCA) - Forum Conference Planning Committee 2013, Care Model sub-committee, Quality Indicator sub-committee.  
Florida Health Care Association (FHCA); Florida Assisted Living Association (FALA); National Association of Director of Nurses Association (NADONA); Healthcare Business Women's Association (HBA) ; American Organization of Nurse Executives (AONE).



José Vega

# Application Form

## Profile

José \_\_\_\_\_ M \_\_\_\_\_ Vega \_\_\_\_\_  
First Name Middle Initial Last Name

1030 sw Locke Avenue \_\_\_\_\_  
Home Address

Port St. Lucie \_\_\_\_\_ FL \_\_\_\_\_ 34953 \_\_\_\_\_  
City State Postal Code

jmvega1030@gmail.com \_\_\_\_\_  
Email Address

What district do you live in? <http://www.cityofpsl.com/districts> \*

District 3

Home: (772) 343-9579 \_\_\_\_\_ Mobile: (561) 307-9443 \_\_\_\_\_  
Primary Phone Alternate Phone

### Retired?

Yes  No

St. Lucie County \_\_\_\_\_ Stormwater Program \_\_\_\_\_ Environmental \_\_\_\_\_  
Employer Job Title Occupation

Which Boards would you like to apply for?

Planning & Zoning Board: Submitted

Were you nominated or recommended to apply by the Mayor or a Councilmember?

Yes  No

Please Agree with the Following Statement

I have read and guarantee that I meet all the requirements for board service.

I Agree

## Interests & Experiences

**Why are you interested in serving on a board or committee?**

I have been a resident of Port St. Lucie County since 2004. I am interested in serving these committees because I grew up in affordable housing and recognize the importance good oversight for these communities. I have a degree in Geography and have worked in regulations for over 27 years at both the State and Local level. Additionally, my experience in reviewing developmental projects will make it easy to understand the processes as well as applying to good sound judgement on planning and zoning projects.

**Why do you think you are qualified to serve on this board or committee?**

My degree in geography and experience of over 27 years in regulations at both the State and Local level provides me with the skill set needed to interpret design plans as well as analytical modeling that is needed for sound decision making on these committees.

**Brief description of Education & Experience**

Bachelor's degree in Geography with physical resources track. 24 years wor

PSL\_BOARD.docx

Upload a Resume

---

**Demographics**

**Ethnicity**

Hispanic

**Gender**

Male

08/05/1964

Date of Birth

**Do you now serve on any City Board, Committee or other Governmental Board or Committee? (NOTE: You cannot serve on more than one Board or Committee within the City of Port St. Lucie during the same time period.)**

Yes  No

**Are you a registered voter?**

Yes  No

**How long have you been a City resident?**

16 Years

**Have you attended the City University classes?**

Yes  No

Are you a United States Citizen?

---

Yes  No

Are you presently employed by the City of Port St. Lucie?

---

Yes  No

Are you a current or former law enforcement officer, other employee\* or the spouse or child of one who is exempt from public records disclosure under FS 119.07?

---

Yes  No

Have you ever been convicted of a crime, pled guilty or no contest to a criminal charge, or entered into an agreement setting forth the terms leading to the reduction or dismissal of the charges?

---

Yes  No

Please Agree with the Following Statement

---

I agree that all of my answers are truthful and accurate to the best of my ability. I understand that if I have falsified any information my application will be withdrawn and I will not be considered for appointment.

---

I Agree

# José M. Vega

1030 S.W. Locke Ave  
Port St. Lucie FL, 34953  
Cell Phone (561)307-9443  
Home Phone (772) 343-9579  
Email [jmvega1030@gmail.com](mailto:jmvega1030@gmail.com)

**Objective:** I am seeking to be appointed to either the Planning & Zoning Board and/or the Affordable Housing Advisory Committee.

**Qualifications:** I am currently the Stormwater Program Coordinator for the Water Quality Division with St. Lucie County. I have knowledge and experience in regulatory processes, communicating with other governmental and private entities and the Public in both information provision and the regulatory field. I have excellent organizational and analytical skills. I like to get the job done in a professional and timely manner, with quality and service as first priority. As both a team player and individual worker, I have a great feeling for responsibility and will go the extra mile to get the job done. My degree in Geography, combined with my education in Environmental Science, and experience with regulatory permitting review and project management associated with developmental proposals at both the local and state levels affords me comfort in both the technical and political aspects of environmental planning projects.

## **Experience:**

**2018 – Present** St. Lucie County Board of County Commissioners, St. Lucie County Florida, **Stormwater Program Coordinator – Water Quality Division.**

- Assists the Water Quality Division in planning coordinating, managing, and directing a comprehensive Stormwater Program to comply with State and Federal laws and regulations governing the National Pollutant Discharge Elimination System (NPDES) Program.
- Plan and manage local programs to implement County goals and objectives in protecting, restoring, and enhancing the St. Lucie River, the Indian River Lagoon, and the Savannas, meeting local flood control needs protecting overall water resources. Report to jurisdictional agencies all progress toward mandated pollution reduction goals with respect to surface water quality standards. Prepare and manage inter-local agreements with local municipalities.
- Develop, coordinate & maintain the necessary actions, reports and records to remain in compliance with the County NPDES programs and projects to fulfill the County NPDES program and comprehensive growth management plan. Assess the impacts of federal and state legislation on County maintenance and inspection programs as well as water quality improvement projects and enforcement. Recommend implementation of potential stormwater programs countywide to comply with permit requirements. Prepare NPDES reports and responses to State officials; responsible for taking the lead during State audits.

- Investigate, document, and report surface water violations or complaints and determine enforcement action and abatement strategies. Advise employees and municipal staff on proper investigation and enforcement procedures. Facilitate training classes for County staff on illicit discharge recognition.

**2007 – 2018:**

South Florida Water Management District, Okeechobee FL, Environmental Analyst in the **Regulations Natural Resource Management Division**.

- Review and analysis of environmental resource permit applications
- Review requests to use sovereign submerged lands
- Review developments of regional impacts
- Perform wetland jurisdictional delineations
- Conduct assessments of proposed wetland mitigation through Uniform Mitigation Assessment Method (UMAM) and Wetland Rapid Assessment Procedure (WRAP)
- Perform compliance duties related to existing state permitted projects including compliance where federal NPDES program is applicable.

**1996 – 2007:**

South Florida Water Management District, West Palm Beach FL Regulatory Professional in the **Everglades Regulation Division**

- Evaluate and analyze data submitted by permittees in accordance with post permit compliance rules of the Everglades Forever Act.
- Upload electronic data submittals of water quality data into Oracle database.
- Perform quality control checks on data parameters; identify water quality violations and potential problems.
- Coordinate and track water quality corrective actions. Interact with permittees and their consultants to ensure timely and accurate submittals.
- Best Management Practices (BMP) inspections, and make recommendations to permittees
- Evaluate implemented BMP practices for compliance
- Collect GPS points to update structures within the EAA
- Develop maps requested by reviewers and the public using ArcGis.  
Maintain existing maps as changes occur by using heads up digitizing

**Education:**

2004 B.A. in Geography (Environmental Physical Resource Analysis Track)  
Florida Atlantic University Boca Raton FL.  
2002 Geographic Information Systems, FAU (certificate)  
2003 Environmental Science, FAU (certificate)  
1999 Palm Beach Community College, Lake worth FL (A.A. General)

**Courses:**  
Program,

Army Corps of Engineers Wetland Delineation & Management Training  
Florida Statewide (62-340 FAC) Wetland Delineation Training Program  
Uniform Mitigation Assessment Method (SFWMD)

**Computer Skills:** ArcGIS, Oracle database, Excel, Word, Power Point

**Miscellaneous:** Fluent in English and Speak Spanish

Harry Williams



## Application Form

---

### Profile

Harry \_\_\_\_\_ L \_\_\_\_\_ Williams \_\_\_\_\_  
First Name Middle Initial Last Name

1532 SW Crater Avenue \_\_\_\_\_  
Home Address

Port Saint Lucie \_\_\_\_\_ FL \_\_\_\_\_ 34953 \_\_\_\_\_  
City State Postal Code

williamsharry@hotmail.com \_\_\_\_\_  
Email Address

What district do you live in? <http://www.cityofpsl.com/districts> \*

District 3

Home: (772) 834-5559 \_\_\_\_\_  
Primary Phone Alternate Phone

### Retired?

Yes  No

Tanaq Support Services \_\_\_\_\_ Public Health Analyst \_\_\_\_\_ Public Health \_\_\_\_\_  
Employer Job Title Occupation

### Which Boards would you like to apply for?

Planning & Zoning Board: Submitted

Were you nominated or recommended to apply by the Mayor or a Councilmember?

Yes  No

### Please Agree with the Following Statement

I have read and guarantee that I meet all the requirements for board service.

I Agree

---

### Interests & Experiences

### Why are you interested in serving on a board or committee?

---

I would love the opportunity to make a difference within my community by serving on the planning and zoning board. As a long-standing resident of St. Lucie County, I feel I can bring some great insight and knowledge of what's best for our the city and the communities within.

### Why do you think you are qualified to serve on this board or committee?

---

I feel through my various work and volunteer experiences as well as being a native of the county, I can bring a strong, neutral perspective to further enhance Port Saint Lucie. I understand from both a professional and citizen point of view of needed developments within the city.

### Brief description of Education & Experience

---

I received my Bachelor's degree from Florida Atlantic University in Health Services Administration. I later obtained my Master's in Public Health with a concentration in Health Promotion and Disease Prevention. Most of my work experiences have been within the healthcare, public health and social services areana.

[WilliamsHarryResume\\_Health\\_Professional2021Final.docx](#)

Upload a Resume

---

### Demographics

#### Ethnicity

---

African American

#### Gender

---

Male

11/11/1977

Date of Birth

**Do you now serve on any City Board, Committee or other Governmental Board or Committee? (NOTE: You cannot serve on more than one Board or Committee within the City of Port St. Lucie during the same time period.)**

---

Yes  No

#### Are you a registered voter?

---

Yes  No

#### How long have you been a City resident?

---

15 years

#### Have you attended the City University classes?

---

Yes  No

**Are you a United States Citizen?**

---

Yes  No

**Are you presently employed by the City of Port St. Lucie?**

---

Yes  No

**Are you a current or former law enforcement officer, other employee\* or the spouse or child of one who is exempt from public records disclosure under FS 119.07?**

---

Yes  No

**Have you ever been convicted of a crime, pled guilty or no contest to a criminal charge, or entered into an agreement setting forth the terms leading to the reduction or dismissal of the charges?**

---

Yes  No

**Please Agree with the Following Statement**

---

**I agree that all of my answers are truthful and accurate to the best of my ability. I understand that if I have falsified any information my application will be withdrawn and I will not be considered for appointment.**

---


I Agree


HARRY WILLIAMS, JR.

## Healthcare Compliance and Quality Analyst

### CONTACT

---

 williamsharry@hotmail.com

 772.834.5559

 [www.linkedin.com/in/harrywilliams77](http://www.linkedin.com/in/harrywilliams77)

### QUALIFICATIONS SUMMARY

---

- **Quality Improvement and Research:** Improved community interventions resulting in \$800,000 reduction in disease treatment; Increased Medicaid membership by 80%; Boosted maternal health rates by 30%
- **Behavioral and Mental Health Advocate:** Reduced risky sexual practices among target group by 40% in two months; Reduced spread of STD/HIV/AIDS by 15%
- **Auditor and Investigative Researcher:** Increased efficiency of insurance financial transactions by 60%
- **Compliance and Risk Management:** 48% increase in compliance for patient care safety measures
- **Subject Matter Expert:** Garnered 80% graduation rate among Healthcare Management B.S. and A.S. degree-seeking students as adjunct professor; HIPAA, Grant Writing, Data Analytics; Communicable Diseases; ADA
- **Awarded** CDC Public Health Fellowship

### PROFESSIONAL EXPERIENCE

---

TANAQ SUPPORT SERVICES LLC, ANCHORAGE, AL (2021 – PRESENT) 40 HOURS PER WEEK  
**PUBLIC HEALTH ANALYST II, CONTRACTOR FOR COVID VACCINE TASK FORCE (VTF)**

- Create educational communications for target communities to reduce vaccination hesitation
- Participate in educational webinars to learn new ideas and techniques to gain participation of target audiences for Covid-19 vaccination efforts
- Select, develop, and utilize a variety of channels to disseminate vaccine information
- Provide health communication support to create integrated public health messages and content for multiple audiences
- Plan, develop, revise, implement, monitor, and evaluate communication messages, materials, and strategies
- Track and report on dissemination metrics and results and make adjustments and improvements to dissemination based on results

AMERIHEALTH CARITAS (MULTIPLE PROMOTIONS BETWEEN 2012 – PRESENT) 40 HOURS PER WEEK  
**Data Quality Audit Analyst**, Philadelphia, PA (2019 – Present) 40 HOURS PER WEEK  
**Quality Specialist**, Palm Beach Gardens, FL (2014 – 2019) 40 HOURS PER WEEK  
**Provider Network Analyst**, Palm Beach Gardens, FL (2013 – 2014) 40 HOURS PER WEEK  
**Care Connector**, Palm Beach Gardens, FL (2012 – 2013) 40 HOURS PER WEEK

- Compile, analyze and audit data according to Medicaid guidelines for integrity and trends to spur growth

- Apply data mapping and gap analysis techniques by plan provider region
- Recommend actions to improve data quality and results by applying rigorous statistical methodology
- Create reports, pivot tables, dashboards and other visual aids to improve business intelligence
- Served on Quality Improvement committees supporting adherence to Florida AHCA Medicaid requirements
- Led initiative to analyze Healthcare Effectiveness Data and Information Set (HEDIS) results and implemented community interventions yielding \$800,000 reduction in disease treatment and 80% increase in membership
- Teamed with regulatory compliance and risk management programs to ensure quality, cost-effective services
- Audited health plan organization to meet accreditation standards for the 2018 Accreditation Association for Ambulatory Health Care (AAAHC), 2019 National Committee for Quality Assurance (NCQA) and Consumer Assessment of Healthcare Provider Systems (CAHPS)
- Configured Claims system fees, GME and DRG changes according to State Rules and Regulations
- Reduced provider issues by 50% while serving on the Corporate Operations Team
- Increased efficiency by 60% by investigating Medicaid financial fraud, waste, abuse and claims denials/errors
- Increased at-risk, maternal health rates by 30% through coordinated medical evaluations and authorizations
- Screened and referred members to appropriate care services compliant with healthcare laws

CENTERS FOR DISEASE CONTROL AND PREVENTION (CDC), ATLANTA, GA (2010 - 2012) 40 HOURS PER WEEK

Work Location: Palm Beach County Health Department

**Public Health Associate Program Fellowship - GS 9** (2011-2012)

**Public Health Fellow - GS 7** (2010-2011)

- Reduced spread of STD/HIV/AIDS by 15% while meeting CDC outcomes as Project Manager for various Communicable Disease Initiatives
- Analyzed data and statistical trends for socioeconomic and cultural needs within Population Health
- Implemented safety measures for patient care that increased risk management compliance level to 48%

## **ADDITIONAL RELATED EXPERIENCE**

TEACHING/TRAINING EXPERIENCE (2019) 16 HOURS	<b>Healthcare Management Adjunct Professor</b> (2017 - 2019) Indian Rivers State College, Fort Pierce, FL
(2009 - 2010) 16 HOURS	<b>Health Services Administration Adjunct Professor</b> Keiser University, West Palm Beach, FL
MANAGERIAL EXPERIENCE (2008) 40 HOURS	<b>Master of Public Health Internship/Project Manager</b> Saint Lucie County Health Department, Fort Pierce, FL
WEEK	<b>Social Services Supervisor</b> (2006 - 2007) 40 HOURS PER WEEK America's Health Choice Medicare HMO, Vero Beach, FL

**AIDS Insurance Continuation Program Coordinator/  
HOPWA Case Manager** (2004 - 2005) 40 HOURS PER  
WEEK  
Project Response, Inc., Fort Pierce, FL

HEALTH AND HUMAN SERVICES  
HOURS PER WEEK

**Disease Intervention Specialist** (2008 - 2009) 40  
Martin County Health Department, Stuart, FL

PER WEEK

**Dependency Case Manager** (2005 - 2006) 40+ HOURS  
Family Preservation Service, Inc., Fort Pierce, FL

EDUCATION	CERTIFICATIONS	SKILLS
<p>M.S. - Public Health Concentration: Health Promotion and Disease Prevention <i>Florida Atlantic University, Boca Raton, FL</i></p> <p>B.S. - Healthcare Administration <i>Florida Atlantic University, Boca Raton, FL</i></p>	<p>Certified Nursing Assistant <i>Paramount Training Services Fort Pierce, FL</i></p> <p>Certified Grant Writer <i>American Grant Writers' Association Orlando, FL</i></p> <p>Assisted Living Facility Administrator <i>University of South Florida</i></p>	<p>FACETS JIVA NPPES Emdeon/WebMD MedDirect Prism EpiInfo SQL EPIC</p>

**PLANNING AND ZONING  
BOARD INTERVIEWS - SEPTEMBER 7, 2021**

**TALLY SHEET**

(Mark each box from 1 to 10 - with 10 being the highest.)

<b>NAME</b>	<b>#1</b>	<b>#2</b>	<b>#3</b>	<b>#4</b>	<b>#5</b>	<b>TOTAL</b>
Atlas-Larronde, Mailee						0
Lutchman, Jeffrey						0
Nickson, Stix						0
Pettibon, Greg						0
Riera, Andriana						0
Taylor-Moore, Carol						0
Vega, Jose						0
Williams, Harry						0