

City of Port St. Lucie

121 SW Port St. Lucie Blvd.
Port St. Lucie, Florida 34984



Meeting Agenda

Thursday, January 9, 2025

9:00 AM

City Hall, Council Chambers

Construction Board of Appeals

Ted Illg, Chair

Wayne Larsen, Vice Chair

Linda Silvestri, Chair Pro-Tem

Adam Williams, Member

Nicholas Nobili, Member

Angel (Andy) Martinez, Member

Michael Mahood, Member

Jacqueline Kaegi, Alternate Member

Derek McSween, Alternate Member

Isa Alvarez, Contractor Licensing Coordinator

1. Meeting Called to Order
2. Roll Call
3. Determination of Quorum
4. Pledge of Allegiance
5. Approval of Minutes
 - 5.a Approval of Meeting Minutes - December 12th, 2024 [2025-031](#)
6. Additions or Deletions to Agenda
7. Approval of Consent Agenda
8. New Business
 - 8.a Oath of Office [2025-033](#)
 - 8.b Election of Chairperson and Vice Chairperson [2025-034](#)
 - 8.c Sunshine Law / Robert's Rule of Order [2025-035](#)
 - 8.d Application for Certificate of Competency [2025-036](#)
Jesus Placeres Ramos
PJA Electric LLC
Electrical Contractor
9. Quasi-Judicial Hearings
10. Citation Hearings
11. Certification of Fine Hearings
12. Disciplinary Hearings
13. Public to be Heard
14. Adjourn



Agenda Summary
2025-031

Agenda Date: 1/9/2025

Agenda Item No.: 5.a

Placement: Minutes

Action Requested: Motion / Vote

Approval of Meeting Minutes - December 12th, 2024

Submitted By: Isa Alvarez-Cobb, Contractor Licensing Coordinator, Building Department

Executive Summary: Meeting Minutes from December 12th, 2024.

Presentation Information: N/A

Attachments: Meeting Minutes

City of Port St. Lucie
Construction Board of Appeals
Meeting Minutes

121 SW Port St. Lucie
Blvd.
Port St. Lucie, Florida
34984

Wayne Larsen, Chair, Term 1 Expires 1/1/2027
Linda Silvestri, Vice Chair, Term 1 Expires 1/1/2027
Adam Williams, Chair Pro-Tem, Term 1 Expires 1/1/2027
Nicholas Nobili, Member, Term 1 Expires 1/1/2027
Angel (Andy) Martinez, Member, Term 1 Expires 1/1/2027
Michael Mahood, Member, Term 1 Expires 1/1/2027
Jacqueline Kaegi, Alternate Member, Term 1 Expires 1/1/2027
Derek McSween, Alternate Member, Term 1 Expires 1/1/2027

Isa Alvarez, Contractor Licensing Coordinator

Thursday, December 12, 2024	9:00 AM	City Hall, Council Chambers
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1. Meeting Called to Order

A Regular Meeting of the Construction Board of Appeals of the City of Port St. Lucie was called to order by Vice Chair Larsen at 9:01 AM on December 12, 2024, at Port St. Lucie City Hall, 121 SW Port St. Lucie Boulevard, Port St. Lucie, Florida.

Isa Alvarez, Contractor Licensing Coordinator, explained the purpose and procedures of this Board and the process for applicants to be heard. She stated that approved applicants will receive an e-mail with a link to pay the license fee, upload insurance information, and print their license.

2. Roll Call

Members Present:

Wayne Larsen, Vice Chair
Linda Silvestri, Chair Pro-Tem
Michael Mahood
Angel (Andy) Martinez
Nicholas Nobili
Adam Williams

Members Not Present:

Ted Illg, Chair

Others Present:

James Laponza, Building Department

Isa Alvarez, Contractor Licensing Coordinator
Richard Shiller, Deputy City Attorney
Carly Fabien, Deputy City Attorney
Traci Mehl, Deputy City Clerk

3. Determination of Quorum

Vice Chair Larsen determined there was a quorum.

At this time, the Deputy City Clerk swore in the City staff.

4. Pledge of Allegiance

Vice Chair Larsen led the assembly in reciting the Pledge of Allegiance.

5. Approval of Minutes

5.a Approval of Meeting Minutes for September 12th, 2024

[2024-999](#)

There being no corrections, Chair Pro-Tem Silvestri moved to approve the minutes of the September 12, 2024, meeting of the Construction Board of Appeals. Board Member Williams seconded the motion, which passed unanimously by voice vote.

6. Additions or Deletions to Agenda

Contractor Licensing Coordinator Alvarez stated there were no additions or deletions to the Agenda.

7. Approval of Consent Agenda

Contractor Licensing Coordinator Alvarez indicated there were no Consent items.

8. New Business

8.a Fill Ins - Chairperson, Vice Chairperson, and Pro-Tem
Chairperson

[2024-1021](#)

Deputy City Attorney Shiller explained the options on how the Board can proceed with nominating and voting for the Chair, Vice Chair, and Chair Pro-Tem.

Vice Chair Larsen stated he was in favor of him becoming Chair, Ms. Silvestri becoming Vice Chair, and then nominating a Chair Pro-Tem, to which the Board agreed.

Chair Pro-Tem Silvestri moved to nominate Vice Chair Wayne Larsen to be the Chair of the Construction Board of Appeals. Board Member Williams seconded the motion, which passed unanimously by roll call vote.

Vice Chair Larsen moved to nominate Chair Pro-Tem Linda Silvestri to be the Vice Chair of the Construction Board of Appeals. Board Member

Mahood seconded the motion, which passed unanimously by roll call vote.

Chair Pro-Tem Silvestri moved to nominate Board Member Adam Williams to be the Chair Pro-Tem of the Construction Board of Appeals. Board Member Martinez seconded the motion, which passed unanimously by roll call vote.

Board Member Williams inquired about the status of Chair Illg. Deputy City Attorney Shiller stated they will consider the alternates moving forward, as one may be appointed as a full member. The Board discussed filling the vacancy with a plumber, HVAC person, or contractor. Deputy City Attorney Fabien reviewed the advertising process and stated the new member would need to be approved by the City Council in perhaps February or March 2025.

8.b Approval of 2025 Construction Board of Appeals Meeting Dates

[2024-1232](#)

Vice Chair Larsen inquired about contractors not pulling or finalizing permits as much and asked if this was being done internally by staff. Contractor Licensing Coordinator Alvarez indicated the Building Department was looking into the authority they have over State Licensed contractors per the Florida Statutes.

There being no further discussion, Chair Pro-Tem Silvestri moved to approve the 2025 Construction Board of Appeals Meeting Dates. Board Member Mahood seconded the motion, which passed unanimously by voice vote.

8.c Construction Board of Appeals 20-Year-Old Liens

[2024-1234](#)

Contractor Licensing Coordinator Alvarez indicated she would read the 20-year-old liens into the record and provide the orders to Vice Chair Larsen for signature.

1. Building CBA 075 Pablo Armendarie C2000-476
2. Building CBA 076 Terrance Turban Jr C2000-481
3. Building CBA 080 Jason Schultz C2001-516
4. Building CBA 083 Fausto C. Navarro C2001-483
5. Building CBA 086 Fred Vanderleer 0393
6. Building CBA 087 Gregg M. Velders C2001-526
7. Building CBA 089 Capulin Stucco C2001-490
8. Building CBA 091 Randy Armstrong C2001-498
9. Building CBA 093 Benjamin Briggs C2001-500
10. Building CBA 094 Oscar Tuff C2000-397
11. Building CBA 095 Renee Munoz C2001-535

12. Building CBA 097 John S. Johnson C2001-485
13. Building CBA 102 Rod Brown C2002-29
14. Building CBA 106 Donald Sommers C2002-09
15. Building CBA 107 Walter Benedikter C2002-35
16. Building CBA 108 Walter Benedikter C2002-36
17. Building CBA 109 Walter Benedikter C2002-37
18. Building CBA 111 Walter Benedikter C2002-46
19. Building CBA 112 Walter Benedikter C2002-50
20. Building CBA 113 Ramon Lopez C2002-61
21. Building CBA 115 James O'Meally C2002-42
22. Building CBA 116 James O'Meally C2002-43
23. Building CBA 117 James O'Meally C2002-44
24. Building CBA 118 Jose Angel Pacheco C2002-24
25. Building CBA 128 Daniel Scrima C2002-53
26. Building CBA 129 Daniel Scrima C2002-54
27. Building CBA 131 Junior C De Oliveira C2003-116
28. Building CBA 132 Walter Benedikter C2002-80
29. Building CBA 133 Daniel Scrima C2002-76
30. Building CBA 134 Daniel Scrima C2002-103
31. Building CBA 136 Demetrius Dasilva C2002-119
32. Building CBA 137 Shawn Markham C2003-124

Chair Pro-Tem Silvestri moved to approve the 20-year-old liens. Board Member Mahood seconded the motion, which passed unanimously by voice vote.

Vice Chair Larsen inquired as to how many groups of liens would be forthcoming, since the Board was moving to quarterly meetings. Contractor Licensing Coordinator Alvarez stated she would contact Finance/Lien Services and that special meetings could be called if necessary.

8.d Application for Certificate of Competency

[2024-1240](#)

Jesus Placeres Ramos
PJA Electric LLC
Electrical Contractor

The Deputy City Clerk swore in Applicant Jesus Placeres Ramos and Luis Perez, Building Department, who translated for Applicant Ramos.

Board Member Martinez inquired as to who was Ernesto Sanchez. Applicant Ramos indicated Mr. Sanchez is the owner of the company where he is currently employed and who certified his experience. Board Member Martinez stated Mr. Sanchez has only been licensed since July 2024, to which Applicant Ramos indicated Mr. Sanchez has been licensed for the six years he has worked for him and has a document that shows

Mr. Sanchez has been licensed since 2018.

Contractor Licensing Coordinator Alvarez indicated that MyFloridaLicense.com shows that Ernesto Sanchez has been licensed since July 19, 2019, and that it expires August 31, 2026. She stated the City requires six years of field experience under a licensed electrician and the Application for Certificate of Competency can be tabled until such time has been reached.

The Board inquired if Applicant Ramos had any other experience and suggested getting his experience certified from those he worked for in Miami. Vice Chair Larsen recommended tabling this application to the Board's meeting in January in the hopes Applicant Ramos could get another certification for at least seven months of experience from a previous employer.

Chair Pro-Tem Silvestri moved to table the Application for Certificate of Competency to the January meeting of the Construction Board of Appeals and for Mr. Ramos to get additional certification. Board Member Martinez seconded the motion, which passed unanimously by voice vote.

9. Quasi-Judicial Hearings

There were no Quasi-Judicial Hearings to be heard.

10. Citation Hearings

There were no Citation Hearings to be heard.

11. Certification of Fine Hearings

11.a Certification of Fine/Order to Lien

[2024-1000](#)

Stephan Lysius
New Look Renovation Services
Citation # 31462- Remaining Balance Owed \$1000.00

Board Member Martinez inquired about the Certification of Fines process. Chair Pro-Tem explained the Board previously ruled on the Certification of Fines and they are now certifying the liens, as the fines have not been paid.

There being no further discussion, Board Member Williams moved to approve the Certification of Fine/Order to Lien for Citation #31462, Stephan Lysius of New Look Renovation Services, with a remaining balance owed of \$1,000.00. Chair Pro-Tem Silvestri seconded the motion, which passed unanimously by voice vote.

11.b Certification of Fine/Order to Lien

[2024-1015](#)

Stephan Lysius

New Look Renovations Services
Citation # 31463 - Remaining Balance Owed \$1,000.00

Board Member Williams moved to approve the Certification of Fine/Order to Lien for Citation #31463, Stephan Lysius of New Look Renovation Services, with a remaining balance owed of \$1,000.00. Chair Pro-Tem Silvestri seconded the motion, which passed unanimously by voice vote.

11.c Certification of Fine/Order to Lien [2024-1016](#)

Jose Colon
JC Handy
Citation # 31419 - Remaining Balance Owed \$1000.00

Board Member Williams moved to approve the Certification of Fine/Order to Lien for Citation #31419, Jose Colon of JC Handy, with a remaining balance owed of \$1,000.00. Chair Pro-Tem Silvestri seconded the motion, which passed unanimously by voice vote.

11.d Certification of Fine/Order to Lien [2024-1019](#)

Jose Colon
JC Handy
Citation # 31418 - Remaining Balance Owed \$1,000.00

Board Member Williams moved to approve the Certification of Fine/Order to Lien for Citation #31418, Jose Colon of JC Handy, with a remaining balance owed of \$1,000.00. Chair Pro-Tem Silvestri seconded the motion, which passed unanimously by voice vote.

12. Disciplinary Hearings

There were no Disciplinary Hearings to be heard.

13. Public to be Heard

There were no comments from the public.

14. Adjourn

At this time, Deputy City Attorney Fabien stated the Clerk's office will be posting a specific advertisement for a plumbing contractor and reminded the Board that usually there are not many applicants for specific positions. The Board discussed advertising for a plumber, HVAC person, and contractor.

Deputy City Attorney Fabien indicated one of the alternates may have resigned, but she would confirm that for the Board. She also noted that Chair Illg has not submitted his resignation in writing.

Board Member Martinez inquired if the Board was approving the background of the applicants. Vice Chair Larsen explained the Building Department staff reviews the prerequisites and the information should be on his iPad or included in the packet. The Board discussed the application and information submitted by

Applicant Jesus Placeres Ramos.

There being no further business, the meeting was adjourned at 9:54 AM.

Wayne Larsen, Vice Chair

Traci Mehl, Deputy City Clerk



Agenda Summary
2025-033

Agenda Date: 1/9/2025

Agenda Item No.: 8.a

Placement: New Business

Action Requested: Motion / Vote

Oath of Office

Submitted By: Isa Alvarez-Cobb, Contractor Licensing Coordinator, Building Department

Executive Summary: Swear in all Board members.

Presentation Information: N/A

Attachments: N/A



Agenda Summary
2025-034

Agenda Date: 1/9/2025

Agenda Item No.: 8.b

Placement: New Business

Action Requested: Motion / Vote

Election of Chairperson and Vice Chairperson

Submitted By: Isa Alvarez-Cobb, Contractor Licensing Coordinator, Building Department

Executive Summary: Election of the Board Chairperson and Vice Chairperson.

Presentation Information: N/A

Attachments: N/A



Agenda Summary

2025-035

Agenda Date: 1/9/2025

Agenda Item No.: 8.c

Placement: New Business

Action Requested: Motion / Vote

Sunshine Law / Robert's Rule of Order

Submitted By: Isa Alvarez-Cobb, Contractor Licensing Coordinator, Building Department

Executive Summary: Discuss Sunshine Law and Robert's Rule of Order with Board Members.

Presentation Information: Presented by City Attorney's Office

Attachments: N/A



Agenda Summary
2025-036

Agenda Date: 1/9/2025

Agenda Item No.: 8.d

Placement: New Business

Action Requested: Motion / Vote

Application for Certificate of Competency

Jesus Placeres Ramos

PJA Electric LLC

Electrical Contractor

Submitted By: Isa Alvarez-Cobb, Contractor Licensing Coordinator, Building Department

Executive Summary: Review Application for Certificate of Competency for Jesus Placeres Ramos.

Presentation Information: N/A

Staff Recommendation: Move that the Board approve the application.

Alternate Recommendations:

1. Move that the Board amend the recommendation and approve the application with conditions.
2. Move that the Board not approve the application and provide staff with direction.

Attachments: Application Package

City Use Only
COMP CARD # _____

Please complete in black ink or type

- | | | |
|---|---|---|
| <input type="checkbox"/> General Contractor | <input type="checkbox"/> Building Contractor | <input type="checkbox"/> Residential Contractor |
| <input type="checkbox"/> Plumbing Contractor | <input checked="" type="checkbox"/> Electrical Contractor | <input type="checkbox"/> Air Conditioning Class _____ |
| <input type="checkbox"/> Residential Pool/Spa | <input type="checkbox"/> Commercial Pool/Spa | <input type="checkbox"/> Pool/Spa Servicing |
| <input type="checkbox"/> Specialty Trade: _____ | | |

The applicant agrees to authorize the City of Port St. Lucie Contractor's Examining Board to obtain information from any source dealing with the applicant, and to authorize and release any additional information concerning the applicant's financial condition and experience, as necessary.


Under the provisions of the City of Port St. Lucie Code of Ordinances, Section 150.505, defining contractors, I hereby apply for a Certificate of Competency.

I am qualifying for: Sole Proprietorship Partnership Corporation

Applicant's Full Name: JESUS PLACERES RAMOS
 Name of Firm/Company: PUA ELECTRIC, LLC
 Applicant's Title: MANAGER

Business Address	Applicant's Information
Address: <u>1480 SW Del Rio Blvd.</u>	Place of Birth: <u>CUBA</u>
City/State/Zip: <u>P.S. Lucie</u>	<input checked="" type="checkbox"/> Male <input type="checkbox"/> Female DOB: <u>07/31/1967</u>
Phone: <u>(305) 439-6126</u>	Are you a citizen? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No (IF YOU ANSWERED NO, A COPY OF THE GREEN CARD OR VISA IS REQUIRED.)
Number of Employees: <u>1</u>	Visa #: _____
Federal Tax ID: <u>33-1571774</u>	Green Card #: <u>209-402-776</u>

Home Address	Applicant's Information
Address: <u>1480 SW Del Rio Blvd.</u>	Height: <u>6'</u> Weight: <u>210</u>
City/State/Zip: <u>PSL, FL 34953</u>	Hair Color: <u>Gray</u> Eye Color: <u>Brown</u>
Phone: <u>(305) 439-6126</u>	DL#: <u>P 237-870-05-600-0</u>
Email: <u>jplaceres31@gmail.com</u>	

For Office Use Only			
Payment date: <u>11/27/24</u> Receipt #: <u>546116</u> Check # / Cash: <u>1001</u> Amount: <u>125.00</u> Rec'd by (initial): <u>IA</u>	<table border="0" style="width: 100%;"> <tr> <td style="width: 60%;"> Chairperson of the Board <u>[Signature]</u> Building Official Designee <u>[Signature]</u> Contractor Licensing Coordinator <u>[Signature]</u> </td> <td style="width: 40%; vertical-align: top;"> Date <u>11/27/24</u> Date <u>11/27/24</u> Date <u>11/27/24</u> </td> </tr> </table>	Chairperson of the Board <u>[Signature]</u> Building Official Designee <u>[Signature]</u> Contractor Licensing Coordinator <u>[Signature]</u>	Date <u>11/27/24</u> Date <u>11/27/24</u> Date <u>11/27/24</u>
Chairperson of the Board <u>[Signature]</u> Building Official Designee <u>[Signature]</u> Contractor Licensing Coordinator <u>[Signature]</u>	Date <u>11/27/24</u> Date <u>11/27/24</u> Date <u>11/27/24</u>		
			

APPLICANT'S RESUME
(MUST cover present to last 5 years)

This resume will be used by the Contractors Examining board to verify the applicant's experience. Please list places of employment or names of businesses owned, beginning with the most recent. References must be verifiable and must include name, address, telephone number and specific responsibilities.

	Date Month & Year	Employer or Place of Business and Phone Number	Employer Address	Responsibilities (not title, please enter specific responsibilities)
1.	From: Sept-2018 To: present	ES & D Electric LLC 305 684 6792	957 Coster St NW Palm Bay, FL 32907	Supervise and control Electrical work in all areas of the project. Installation and maintenance of electrical system wiring (residential, commercial). Troubleshooting and repair of damaged circuits. Installation of three-phase panel. Surveillance cameras, blueprint reading, pipe bonding.
2.	From: Dec-2017 To: Sept-2018	Powermakers Elect Corp 305 525 4727	14629 SW 104 St Unit 280 Miami, FL 33186	Troubleshooting and repair of damaged circuits. Installation of three-phase panel. Surveillance cameras, blueprint reading, pipe bonding.
3.	From: To:			
4.	From: To:			
5.	From: To:			

Will you, as a qualifying agent, have any ownership in the firm? Yes No

Will you be a full-time employee of the firm? Yes No

If not, please provide a detailed description: _____

List jurisdictions where you presently hold a contractor's licenses (please attached a copy of the current contractors licenses listed): N/A

Please provide (3) credit references (preferably at least one bank). Other credit references may be personal. All must include complete address and phone numbers. Out of state references must be verifiable.

Name	Address	Phone
Wells Fargo	1410 SW Saint Lucie West Blvd Port Saint Lucie FL 34953	(772) 467-2280
SYNCHRONY BANK	P.O. BOX 71726, PHILADELPHIA 19176	1(866) 220-0254
T-Mobile	Customer Service	1-(800) 937-8997
West Lake FINANCIAL	Customer Service	(888) 739-9192

This form is intended to verify in-the-field experience and is not a character reference. Experience must be verifiable by someone other than the applicant such as a: previous employer holding a contractor's license, licensed general, building or residential contractor; or a licensed contractor in the same or related field directly experienced with the applicant's work, and not by a relative.

THIS FORM IS NOT TO BE VERIFIED BY APPLICANT

OFFICE USE ONLY	Years of experience required with trade exam	
	Years of experience required by administration only	

Applicant's Name: Jesus Placeres Ramos

Please complete a separate affidavit of experience for each company with whom you wish to show experience.

Company experienced with: Powermakers Electric Corp.

Company Address: 14629 SW 104 St Unit 280 City: Miami State: FL Zip: 33186

Dates with above company: From: Month Dec Year 2017 To: Month Sept Year 2018

FIELD EXPERIENCE

While with this company, his/her total amount of time in the field was: — yrs. 9 mos.

Type of work performed (please enter specific activities):
December 2017 - September 2018: Electrical work in residential and commercial projects such as total electrical installation in new construction projects, pipe work, blueprint reading, alarm installation, repair of faults in existing construction.

Please list length of time of experience for each: Residential 9 mos Commercial 9 mos Industrial —
 (times may overlap)

Non-field or in-office experience	
Activity	# of years
Estimating	_____
Ordering Materials	_____
Procuring Payments	_____
Accounting	_____
Hiring/Firing	_____
Securing Payroll	_____

VERIFIER INFORMATION

I am qualified to verify that the above information is true and correct, and that I am a **licensed** contractor, architect, or engineer. **PLEASE ATTACHED A COPY OF YOUR VERIFIER'S CONTRACTOR'S LICENSE TO THIS DOCUMENT.**

Signature: [Signature] Print Name: Diego Diaz

Title: President Contractor's License Number: ER 13015383

Company Name: Powermakers Electric Corp Jurisdiction: Miami Dade

Company Address: 14629 SW 104 ST Unit 280, Miami, Florida 33186

Phone Number: 305-525-4727 Date: 12/17/2024

****Note to verifier. This is not a character reference, or verification of work quality. Please verify the length of time at location specified by applicant. The City of Port St. Lucie may contact you to validate your signature on this form and information verified. This blank form may be duplicated.**

The foregoing instrument was acknowledged before me by means of physical presence or Online notarization this 17th day of December 2024, by Diego Diaz who is personally known to me or has produced _____ as identification.

This form is intended to verify in-the-field experience and is not a character reference. Experience must be verifiable by someone other than the applicant such as a: previous employer holding a contractor's license, licensed general, building or residential contractor; or a licensed contractor in the same or related field directly experienced with the applicant's work, and not by a relative.

THIS FORM IS NOT TO BE VERIFIED BY APPLICANT

OFFICE USE ONLY	Years of experience required with trade exam	
	Years of experience required by administration only	

Applicant's Name: JESUS PLACERES RAMOS

Please complete a separate affidavit of experience for each company with whom you wish to show experience.

Company experienced with: ES&D ELECTRIC LLC

Company Address: 957 CUSTER ST NW City: PALM BAY State: FL Zip: 32907

Dates with above company: From: Month SEPT Year 2018 To: Month NOV Year 2024

FIELD EXPERIENCE

While with this company, his/her total amount of time in the field was: 6 yrs. 2 mos.

Type of work performed (please enter specific activities):
July 2022 - Today - Supervisory and control of tasks of a Electrical Project
Sept 2018 - June 2022 - Supervisory and control of tasks of specific areas of the Electrical Project

Please list length of time of experience for each: Residential 6.2 Commercial 6.2 Industrial 6.2
 (times may overlap)

Non-field or in-office experience	
Activity	# of years
Estimating	<u>4</u>
Ordering Materials	<u>4</u>
Procuring Payments	<u>3</u>
Accounting	<u>3</u>
Hiring/Firing	<u>3</u>
Securing Payroll	<u>3</u>

VERIFIER INFORMATION

I am qualified to verify that the above information is true and correct, and that I am a licensed contractor, architect, or engineer. PLEASE ATTACHED A COPY OF YOUR VERIFIER'S CONTRACTOR'S LICENSE TO THIS DOCUMENT.

Signature: [Signature] Print Name: ERNESTO SANCHEZ

Title: QUALIFIER AGENT Contractor's License Number: EC 1300 9129

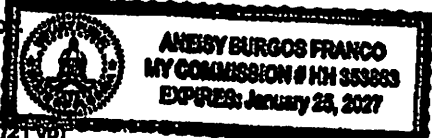
Company Name: ES&D Electric LLC Jurisdiction: STATE of FLORIDA

Company Address: 957 CUSTER ST NW PALM BAY, FL 32907

Phone Number: (305) 684-6792 Date: NOVEMBER, 1st 2024

**Note to verifier. This is not a character reference, or verification of work quality. Please verify the length of time at location specified by applicant. The City of Port St. Lucie may contact you to validate your signature on this form and information verified. This blank form may be duplicated.

The foregoing instrument was acknowledged before me by means of physical presence or Online notarization this 1 day of November, 2024, by ERNESTO SANCHEZ who is personally known to me or has produced Driver's License as

Identification:  Notary Public (Please sign and stamp)

Type of Organization

Please complete this section if the business organization is a **Sole Proprietorship**.

Owners Name: _____

Address: _____

City/State/Zip: _____

Please complete this section if the business organization is a **Partnership**.

Owners Name: _____ Partner's Name: _____

Address: _____ Address: _____

City/State/Zip: _____ City/State/Zip: _____

Please complete this section if the business organization is a **Corporation or Limited Liability Company**.

I hereby certify that, JESUS PLACERES RAMOS (applicant's name) is a qualifying agent for, PJA ELECTRIC LLC (company name).

The qualifying agent designated above has the authority to act for the firm or corporation in all matters connected without contracting business. This person is authorized to take the qualifying examination for the firm and will supervise the construction and installation under the Certificate of Competency issued.

President/Managing MBR Signature

JESUS PLACERES RAMOS
Print Name

Vice President/Managing MBR Signature

Print Name

Treasure Signature

Print Name

Secretary Signature

Print Name

(Corporate Seal)

Please complete the questions below: If you answer yes to any of the questions, please include a letter of explanation.		
Has the applicant:	Yes	No
1. Been an officer or partner of a firm previously adjudicated as bankrupt, or is in the process of bankruptcy proceedings? Have you filed bankruptcy as an individual?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2. Failed to complete a contract?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3. Been an officer or partner of a firm which failed to pay subcontractors, material suppliers or employees of the contract?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
4. Had any unpaid, past due bills over 90 days, or claims for labor, material, or services?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
5. Had liens, suits or judgments or record in process or pending because of construction operations?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
6. Had a contractor's license revoked or suspended?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
7. Been convicted of misdemeanor involving moral turpitude, or a felony within the last 5 years, or presently being charged with same?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

I certify that (please initial):

JPR I will act for the partnership, firm, or corporation for which I am qualifying in all matters concerning the contracting business.

JPR I will actively supervise all construction work.

JPR I will be responsible for ascertaining that all such work is completed according to approved plans, applicable codes and good construction standards.

JPR I will immediately notify the Port St. Lucie Construction Industry Board if I sever connection with the partnership, firm, or corporation or if I am no longer actively supervising the construction work.

JPR The name of the qualifying business is PJA ELECTRIC LLC

JPR The construction activity of the above-named business will be limited to the scope allowed under the ELECTRICAL (trade category) contractor's license.

JPR The business is not permitted to engage in any other construction activity without proper licensure.

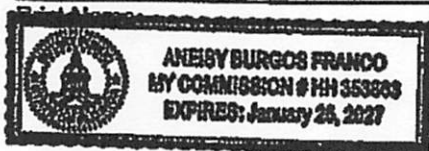
Furthermore, the undersigned hereby certifies that he will act only for himself or that he is legally qualified to act on behalf of the business organization and sought to be certified in all matters connected with its contracting business. He also acknowledges that he has full authority to supervise construction commenced by himself or the business organization.

Chapter 489 part I of the Florida State Statutes requires that no license holder shall permit unlicensed person the use of his/her Certificate of Competency, State License or Registration.

Additionally, the Port St. Lucie Contractors' Examination and Licensing Board requires that as part of Florida Statute 489, all licensed contractors uphold all State, County, and local laws. No person shall give false or forged evidence to the Board to obtain a license. Any willful falsification of any information herein, including all supplementary pages and attachments, is grounds for disqualification.

[Signature]
Applicant's Signature

JESUS PLAZAS RAMOS



The foregoing instrument was acknowledged before me by means of physical presence or Online notarization this 1 day of Nov, 2024, by Jesus Plazas Ramos who is personally known to me or has produced Driver's License as identification.

[Signature]
Notary Public (please sign and stamp)



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Detail by Entity Name

Florida Limited Liability Company
PJA ELECTRIC LLC

Filing Information

Document Number L24000443404
FEI/EIN Number NONE
Date Filed 10/17/2024
Effective Date 10/15/2024
State FL
Status ACTIVE

Principal Address

1480 SW DEL RIO BLVD
PORT SAINT LUCIE, FL 34953

Mailing Address

1480 SW DEL RIO BLVD
PORT SAINT LUCIE, FL 34953

Registered Agent Name & Address

PLACERES RAMOS, JESUS
1480 SW DEL RIO BLVD
PORT SAINT LUCIE, FL 34953

Authorized Person(s) Detail

Name & Address

Title MGR

PLACERES RAMOS, JESUS
1480 SW DEL RIO BLVD
PORT SAINT LUCIE, FL 34953

Annual Reports

No Annual Reports Filed

Document Images

[10/17/2024 -- Florida Limited Liability](#) [View image in PDF format](#)



Florida Department of State, Division of Corporations



Ron DeSantis, Governor

Melanie S. Griffin, Secretary



STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION

ELECTRICAL CONTRACTORS' LICENSING BOARD

THE ELECTRICAL CONTRACTOR HEREIN IS CERTIFIED UNDER THE
PROVISIONS OF CHAPTER 489, FLORIDA STATUTES

SANCHEZ, ERNESTO

ES & D ELECTRIC LLC
957 CUSTER ST NW
PALM BAY FL 32907

LICENSE NUMBER: EC13009129

EXPIRATION DATE: AUGUST 31, 2026

Always verify licenses online at MyFloridaLicense.com

ISSUED: 07/16/2024

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LICENSEE SEARCH OPTIONS

9:18:46 AM 11/26/2024

Data Contained In Search Results Is Current As Of 11/26/2024 09:17 AM.

Search Results - 2 Records

Please see our [glossary of terms](#) for an explanation of the license status shown in these search results.

For additional information, including any complaints or discipline, click on the name.

License Type	Name	Name Type	License Number/ Rank	Status/Expires
Certified Electrical Contractor	ES & D ELECTRIC LLC	DBA	EC13009129 Cert Electrical	Current, Active 08/31/2026
License Location Address*:		957 CUSTER ST NW PALM BAY, FL 32907		
Main Address*:		Private		
Certified Electrical Contractor	SANCHEZ, ERNESTO	Primary	EC13009129 Cert Electrical	Current, Active 08/31/2026
License Location Address*:		957 CUSTER ST NW PALM BAY, FL 32907		
Main Address*:		Private		

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*** denotes**

- Main Address - This address is the Primary Address on file.
- Mailing Address - This is the address where the mail associated with a particular license will be sent (if different from the Main or License Location addresses).
- License Location Address - This is the address where the place of business is physically located.

2601 Blair Stone Road, Tallahassee FL 32399 :: Email: [Customer Contact Center](#) :: Customer Contact Center: 850.487.1395

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Ron DeSantis, Governor

Melanie S. Griffin, Secretary



**STATE OF FLORIDA
DEPARTMENT OF BUSINESS AND PROFESSIONAL REGULATION**

ELECTRICAL CONTRACTORS' LICENSING BOARD

THE ELECTRICAL CONTRACTOR HEREIN HAS REGISTERED UNDER THE
PROVISIONS OF CHAPTER 489, FLORIDA STATUTES

(INDIVIDUAL MUST MEET ALL LOCAL LICENSING
REQUIREMENTS PRIOR TO CONTRACTING IN ANY AREA)

DIAZ, DIEGO

POWERMAKERS ELECTRIC CORP
14629 SW 104 ST UNIT 280
MIAMI FL 33186

LICENSE NUMBER: ER13015383

EXPIRATION DATE: AUGUST 31, 2026

Always verify licenses online at MyFloridaLicense.com

ISSUED: 07/19/2024

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LICENSEE SEARCH OPTIONS

2:23:47 PM 12/18/2024

Data Contained In Search Results Is Current As Of 12/18/2024 09:46 AM.

Search Results - 2 Records

Please see our glossary of terms for an explanation of the license status shown in these search results.

For additional information, including any complaints or discipline, click on the name.

License Type	Name	Name Type	License Number/ Rank	Status/Expires
Registered Electrical Contractor	DIAZ, DIEGO	Primary	ER13015383 Reg Electrical	Current, Active 08/31/2026
Registered Electrical Contractor	POWERMAKERS ELECTRIC CORP	DBA	ER13015383 Reg Electrical	Current, Active 08/31/2026

Main Address*: 14629 SW 104 ST UNIT 280 MIAMI, FL 33186

Main Address*: 14629 SW 104 ST UNIT 280 MIAMI, FL 33186

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* denotes

- Main Address - This address is the Primary Address on file.
- Mailing Address - This is the address where the mail associated with a particular license will be sent (if different from the Main or License Location addresses).
- License Location Address - This is the address where the place of business is physically located.

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Julio Cesar Carabeu
710 SE Lighthouse Ave
Port Sant Lucie ,Fl 34983

October 10,2024

To Whom it May Concern:

Reference: **Jesus Placeres Ramos**

This letter shall confirm that I have known Jesus Placeres Ramos for fourteen years now and it my sincere pleasure to write this letter of recommendation on his behalf . Over the years I have known him he has displayed **great professionalism**, a high degree of **integrity**, **responsibility** and above all **very honest** .He has **great moral character** , strong work ethics .It was without reservation that I recommend Mr.Placeres.

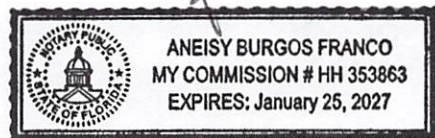
Feel free to reach out to me should require any additional information .

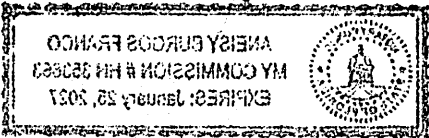
Warm Regards,



Julio Cesar Carabeo

786-459-1569





October 14 ,2024

To Whom it May Concern:

Reference: Jesus Placeres Ramos

It is with great pleasure the I submit this reference letter for Mr.Jesus Placeres Ramos.

I have known for twelve years .He has always displayed to be an honest person with a high degree of integrity and excellent moral character. In addition to having a strong work ethic ,he is very professional,responsible and reliable.

Mr.Placeres would be an asset to any organization ,and I am happy to give him my wholehearted endorsement.

Feel free to reach out to me should require any additional information.

Best Regards,



Maximo Osdain Dominguez

281 SW Palm Drive, Apt 208

Port Saint Lucie, fl 34986

772-342-1906

