

City of St. Petersburg
Committee of the Whole
November 30, 2023 @ 2:30 pm or immediately following the City Council
Meeting, whichever occurs later
City Hall, Room 100

Members: Council Chair Brandi Gabbard, Council Vice-Chair Deborah Figgs-Sanders,
Council Members Copley Gerdes, Ed Montanari, Lisset Hanewicz, Gina Driscoll,
John Muhammad, and Richie Floyd

Support Staff: Kimberly Amos – City Council Legislative Aide

1) Call to Order

2) Approval of Agenda

3) Approval of October 26, 2023 Meeting Minutes

4) New Business – November 30, 2023

Community Benefits Advisory Council Ad Hoc Member Appointments:

Brian Caper, *Economic Development Director*

Attachments:

1. Memorandum: CBAC Appointments for the Historic Gas Plant Redevelopment Project
2. PowerPoint Presentation
3. Eligible Ad Hoc CBAC Member Applicant Summary Spreadsheet
4. Eligible Ad Hoc CBAC Member Applications
5. Ineligible Ad Hoc CBAC Member Applicant Summary Spreadsheet
6. Ineligible Ad Hoc CBAC Member Applications

Upcoming Meeting Dates & Tentative Agenda Items:

December 14, 2023 – 2024 Calendar Setting; Selection of 2024 Chair & Vice Chair

General Attachments:

Minutes of the October 26, 2023 Meeting
Pending and Continuing Referral List
Agenda Item Support Material

City of St. Petersburg
Committee of the Whole
October 26, 2023 Meeting Minutes
City Hall, Room 100

Present: Council Chair Brandi Gabbard, Council Vice-Chair Deborah Figgs-Sanders, Council Members Copley Gerdes, Ed Montanari, Lisset Hanewicz, Gina Driscoll, John Muhammad, and Richie Floyd

Also Present: Mayor Ken Welch, City Administrator Rob Gerdes, Assistant City Administrator Tom Greene, City Attorney Jacqueline Kovilaritch, Assistant City Attorney Michael Dema, Assistant City Attorney Macall Dyer, City Development Administrator James Corbett, Economic Development Director Brian Caper, Housing and Neighborhood Services Administrator Amy Foster, Chief Financial Officer Anne Fritz, Tampa Bay Rays President Brian Auld, Hines Senior Managing Director Michael Harrison, Storyn Founder & Principal Everal Colas, Tampa Bay Rays President Matt Silverman, Best Source Consulting President & CEO Anderikk Frazier, Inner Circle Sports Investment Banker David Abrams, HR&A Advisors Partner Cary Hirschstein, and City Clerk Chan Srinivasa.

Support Staff: Kimberly Amos, Legislative Aide

1. **Call to Order** – 1:30 PM
2. **Approval of Agenda** – CM Gerdes motioned for approval. All voted in favor.
3. **Approval of September 28, 2023 Minutes** – VC Figgs-Sanders motioned for approval. All voted in favor.
4. **New Business** – October 26, 2023

Historic Gas Plant District Redevelopment:

Mayor Ken Welch began by emphasizing the importance of the Historic Gas Plant District's redevelopment to our community and expressed gratitude to the Rays/Hines team, City Administration, and the Pinellas County Commission for their collaborative efforts to bring an agreement forward.

Representatives from the Rays/Hines team gave a presentation on the planned redevelopment of the stadium and Historic Gas Plant District. Tampa Bay Rays President Brian Auld reviewed the request for proposal (RFP) process and affirmed the team's ongoing support for the community. Hines Senior Managing Director Michael Harrison summarized the company's history and qualifications. Storyn Founder & Principal Everal Colas introduced the "20-minute neighborhood" concept, explaining how it would revitalize the Historic Gas Plant District. Tampa Bay Rays President Matt Silverman outlined the design features of the new stadium. Best Source Consulting President & CEO Anderikk Frazier provided an overview of the community benefits included in the redevelopment. Mr. Auld concluded the presentation by reviewing the required schedule to complete the new ballpark in time for Major League Baseball's (MLB) Opening Day of the 2028 baseball season. The finalized agreement must be approved by March 2024 to meet this deadline, with construction and infrastructure work beginning by November 2024.

Stadium Development Term Sheet:

City Development Administrator James Corbett and Economic Development Director Brian Caper provided a presentation on the Stadium Development Term Sheet. The stadium has an anticipated cost of \$1.3B with contributions of \$700M from the Rays, \$312.5M from Pinellas County, which includes a \$25M lease to be repaid to the Tourist Development Council (TDC), and \$287.5M from the City of St. Petersburg. Within the 30-year agreement, the Rays assume financial responsibility for any cost overruns during construction, agree to manage, operate, and maintain the stadium facility, and have a non-relocation agreement; they will retain revenue, naming rights, & sponsorships. Benefits to the City of St. Petersburg include City use days, use of the stadium for states of local emergency, city branding within the stadium, various ticket and parking opportunities, and a St. Petersburg Rays Uniform Day (contingent on MLB approval). Procurement ordinances will apply to the project, mandating minimum percentages for apprentices and disadvantaged workers, ensuring responsible wages, and setting target percentages for Small Business Enterprise (SBE), Minority-Owned Business Enterprise (MBE), and Women-Owned Business Enterprise (WBE) participation. Before taking questions, Mr. Caper reviewed a timeline of the next steps in the approval process.

CM Floyd referenced studies that concluded that stadiums funded by public subsidies did not yield significant economic impact and asked how this project would differ. City Administrator Rob Gerdes referenced the 1.4-1.8M visitors the Rays draw annually as an economic development driver. Inner Circle Sports Investment Banker David Abrams clarified that the data used within the studies was collected over 15 years ago, and the trend for sports stadiums has evolved beyond single-use opportunities. CM Floyd referenced a study on the Atlanta Braves redevelopment as a more recent example with similar results. Mr. Abrams responded that the cost-sharing responsibilities for that development are significantly different, and within this agreement, the City of St. Petersburg will not incur those types of future expenses. CM Floyd concluded his comments by stating that he is in favor of redevelopment and is hopeful the Rays are part of the equation but not at the City's expense.

CM Driscoll asked how the City's timeline corresponds to Pinellas County's and if they were on track. Mr. Gerdes responded that negotiations are collaborative and each entity is working to meet deadlines. CM Driscoll asked if the agreements would come individually for review, and Mr. Gerdes responded they would be presented as a completed package. Council Chair Gabbard relayed a request to schedule an additional Committee of the Whole meeting in early 2024.

CM Montanari asked to compare the Miami Marlins stadium and the proposed Rays stadium. Mr. Abrams explained that Miami provided a larger share of capital and utilized a series of bonds that delayed a substantial portion of the debt. By comparison, St. Petersburg's financial contribution and funding plan aren't nearly as aggressive. Additionally, the Miami stadium was constructed in an area that limited the potential for surrounding development, which decreased the community impact. CM Montanari asked about the MLB's involvement, and Mr. Silverman confirmed they've remained involved and have reviewed the draft agreements. CM Montanari inquired about the transfers permitted without Council approval, and City Attorney Jacqueline Kovilaritch explained this is a standard process similar to an ownership transfer. CM Montanari asked for clarification regarding the use agreement changes. Ms. Kovilaritch explained that the current agreement could require revisions to allow for

alignment to the new operating agreement beginning at the commencement of the 2028 MLB season. CM Montanari asked why the non-relocation agreement is not included in the use agreement, and Ms. Kovilaritch explained the document can be cumbersome, so it is a supplemental agreement.

CM Hanewicz asked for data regarding the optimal use of the acreage designated for the stadium's construction. Mayor Welch provided perspective on the selection of the Rays/Hines team. CM Hanewicz asked whether any alternative uses were considered, emphasizing the proceeds of the land value and ad-valorem revenue lost. Mr. Abrams responded that alternative uses could accomplish similar benefits but would require a significantly longer time investment. CM Hanewicz asked if the stadium was essential to the redevelopment. Mr. Harrison added that the RFP was not attractive to Hines until the addition of the Rays as an anchor enhanced office and retail development opportunities. CM Hanewicz asked about the "to be determined" portions of funding listed for the County's remaining TIF (Tax Increment Financing) and interest earnings contributions. Mr. Gerdes stated that the exact amounts are undetermined. However, the TIF contribution is an estimated \$20M. Assistant City Administrator Tom Greene stated the interest earnings contributed depend on the necessary draw schedule, and an estimate using current market rates would be \$20-25M. CM Hanewicz asked for clarification on the \$25M repaid to the Pinellas County TDC. Mr. Greene stated the Rays are paying \$1M annually for the next 25 years. CM Hanewicz asked for the net present value of the \$25M, and Mr. Abrams estimated the amount to be \$14M, assuming a 5% inflation rate. CM Hanewicz asked for a value on the rights the Rays expect to receive from the agreement. While awaiting a response, Mr. Gerdes clarified that the City is borrowing on the County's behalf and creating an interlocal agreement to repay the debt service. CM Hanewicz asked if the City was borrowing any funds on behalf of the Rays. Mr. Gerdes responded that it has considered this, but there are no current agreements to do so. Mr. Silverman informed the committee that the Rays had engaged a consultant to conduct a revenue feasibility study. CM Hanewicz asked if the City's consultants had analyzed the value, and Mr. Abrams responded that it was in progress. CM Hanewicz asked why the City is paying a portion of event day traffic management, and Mr. Greene responded that it is part of the ongoing negotiations. CM Hanewicz asked about the "City Use Days," specifically how the \$10K contribution was determined and which party receives the revenue from concessions and parking. Mr. Gerdes responded it was part of negotiations during agreements, and the Rays receive the revenue. CM Hanewicz asked if the 5,000 tickets donated would increase the cost of other paid tickets. Mr. Silverman replied the donated tickets have no impact on paid ticket costs.

CM Muhammad asked why this project was being prioritized over other resident needs. Mayor Welch reiterated the affordable housing, economic inclusion, and employment opportunities created and the long-term impact of redevelopment on the community. CM Muhammad asked if checks and balances were in place to meet the targeted percentage goals. Mr. Greene stated the Office of Supplier Diversity and Contract Compliance staff will monitor progress to ensure the targets are met.

VC Figgs-Sanders expressed concerns regarding accessibility, requested a breakdown of the permanent jobs promised, asked for the location of the housing units promised to be identified, and advocated for a continued voice of input from the community.

Chair Gabbard asked why the infrastructure and design portion would commence several months prior to an agreement. Mr. Caper provided the timeline to accomplish construction deadlines and discussed the financial risk the Rays incur by paying these costs during an active CCNA (Consultants' Competitive Negotiation Act). Chair Gabbard asked for clarification on the naming rights and associated revenue. Mr. Caper explained that in negotiations, the City deferred the undetermined amount of revenue that could be received from naming rights to the Rays in exchange for a reduction in capital expenditure risk, forgoing approximately \$13M of annual expenses. Although the naming rights revenue could exceed the estimated \$13M of savings, this tradeoff provides the opportunity to decrease the City's risk.

Historic Gas Plant Development Term Sheet:

Next, Mr. Corbett and Mr. Caper provided a presentation on the Historic Gas Plant Development Term Sheet, beginning with a review of the minimum and target development standards for the property. Both standards require the inclusion of 1,200 affordable/workforce housing units with an anticipated 600 units located off-site. The land purchase price for the redevelopment is \$105.2M, to be paid on a parcel-by-parcel basis upon construction, with a minimum of \$50M in payments within the first 12 years. A January 2023 appraisal of the land defined the gross acreage value as \$279.3M. When considering land use and financial contributions to equity and infrastructure initiatives, the net value of the land was estimated to be \$98.2M. Infrastructure needs will be addressed in phases, with the City contributing \$130M and Rays/Hines responsible for the additional expense estimated between \$50M and \$70M. The construction process is anticipated to require 32,900 full-time jobs, and another 11,000 full-time jobs will be created or retained to operate the stadium and district once completed. The City's total investment for the Historic Gas Plant District redevelopment is \$417M, with an expected return on investment of \$680M. Gross property tax revenue estimates were reviewed over a 30-year cumulative period, and the City's share amounts to \$475M of the projected \$1.46B that local jurisdictions are expected to receive. A 10% minimum of site construction will involve small, minority-owned, or women-owned businesses, with job training and pipeline development programs to increase the involvement to 30%. The following community benefits were reviewed: a minimum of 10M acres of public open space, a commitment to sustainability efforts, employment opportunities for apprentices and disadvantaged workers, and assurance of responsible wages. Additionally, a \$50M commitment has been made to invest in intentional equity projects with a Community Benefits Agreement Community Information Session held in December to receive public input. A timeline was provided detailing the Community Benefits Advisory Council (CBAC), the Community Planning & Preservation Commission (CPPC), and the City Council's involvement in the planning and approval process.

CM Floyd asked for clarification on the increase of units dedicated to affordable and workforce housing. Mr. Gerdes responded that the original proposal included the construction of 859 units and a \$15M contribution to the Housing Capital Improvement Fund; however, the current proposal includes 1200 units and the \$15M contribution. CM Floyd expressed concern that the penalty of \$25,000 for each affordable & workforce unit not constructed is too low. Mr. Gerdes responded in addition to the financial liability, Hines does not retain ownership of that parcel if the units are not constructed. CM

Floyd asked for clarification on the number of on-site units with affordability requirements. Mr. Gerdes responded that 200 units require 80% AMI (Area Median Income) or below restrictions. CM Floyd asked if the land appraisal included the value of the infrastructure work needed, and Mr. Corbett replied that it did not. CM Floyd asked why the return-on-investment estimates did not include the cost to service the debt. Mr. Greene and HR&A Advisors Partner Cary Hirschstein explained the figures were compared nominally, and although there are multiple ways to factor the return, certain aspects of community value cannot be calculated financially.

CM Driscoll asked for clarification on the asterisk next to the Rays/Hines total investment figure, and Mr. Caper responded the exact amount is unknown while the \$5.8B is the estimate. CM Driscoll asked to compare the tax revenue we currently receive compared to the estimate, and Mr. Caper responded the City does not currently receive tax revenue. Referring to boundary guidelines on the map provided, CM Driscoll asked if the City intended to sell property east of Dr. Martin Luther King Jr Street, and Mr. Caper answered no. CM Driscoll asked to consider adding a minimum number of affordable housing units for seniors. Mr. Corbett and Mr. Colas explained that 100 senior units are included in the affordable housing guidelines, with an additional 600 market-rate senior living units targeted. CM Driscoll asked about green space planning, and Mr. Colas explained several design aspects planned to incorporate green space. CM Driscoll asked for clarification on the phased infrastructure planning, and Mr. Caper responded that the infrastructure work would be completed in four phases divided geographically.

VC Figgs-Sanders asked if the affordable housing units would be ADA-compliant for seniors, and Housing and Neighborhood Services Administrator Amy Foster responded that all affordable housing must be ADA-compliant.¹ VC Figgs-Sanders asked about pipeline programs for job training and requested that they begin quickly. Mr. Colas responded that outreach is already occurring, with plans to move forward in early 2024. VC Figgs-Sanders emphasized the programs offered to young adults and both men & women. VC Figgs-Sanders requested a joint CBAC and Committee of the Whole meeting be held during the process to receive necessary feedback. VC Figgs-Sanders requested that the economic development and job training opportunities offered to youth be expanded to include senior citizens. VC Figgs-Sanders asked if the 600 affordable housing units built off-site would be across Pinellas County or within St. Petersburg. Ms. Foster responded the units would be in St. Petersburg. VC Figgs-Sanders asked if the units would be constructed exclusively on city-owned lots, and Ms. Foster responded that they would not necessarily be city-owned lots but did not elaborate on exact locations. VC Figgs-Sanders then asked how the purchase price of lots would impact the number of units constructed. Ms. Foster responded that the minimum is six hundred units. VC Figgs-Sanders asked for consideration of additional funds to construct the Woodson Museum. Mr. Colas reminded the committee that Rays/Hines has committed \$10M to designing and constructing a new Woodson Museum. VC Figgs-Sanders asked how transportation is considered during the planning process, and Mr. Caper replied that a Traffic and Transportation Plan is completed.

¹ The Americans with Disabilities Act (ADA) accessible design standards define what is required for a building or facility to be physically accessible to people with disabilities.

CM Montanari inquired about design work previously completed for the Woodson Museum, and Mr. Colas explained the museum's footprint had expanded an additional 12,000 square feet, creating opportunities for additional exhibits and varying design features. CM Montanari asked if Mario Gooden would remain involved with the project, and Mr. Auld responded that the Woodson Museum leadership team would make that decision. CM Montanari asked for clarification on Booker Creek, and Mr. Corbett responded that the City would retain ownership, but Rays/Hines would handle the landscape and maintenance. CM Montanari asked if the lift station was included in the City's \$130M contribution towards infrastructure work, and Mr. Caper responded it was not. CM Montanari asked for an estimated cost of the lift station, and Mr. Caper provided an estimate of \$10M. CM Montanari asked about outsourcing development, and Mr. Harrison replied that Hines intends to develop the project with strategic partnerships utilized as necessary. CM Montanari asked what level of input the City would have on the development, and Ms. Kovilaritch responded that specifics would be included in future agreements for approval.

CM Muhammad asked about affordable housing ownership opportunities, and Ms. Foster and Mr. Harrison informed the committee of shared goals to create affordable homeownership opportunities. CM Muhammad asked about delivery schedules, and Mr. Harrison replied there is intentional flexibility to allow market demand to dictate construction priorities. Mr. Caper clarified the established delivery schedules for the affordable and workforce housing components. CM Muhammad asked for consideration to increase the percentage minimums related to the equity metrics, and Mr. Caper responded that they are components of the community benefits agreement and that further discussion will happen with the CBAC.

CM Hanewicz sought clarification on the phased timeline for constructing affordable and workforce housing. Mr. Caper confirmed that the completion of all units would span 24 years. CM Hanewicz asked for a breakdown of on-site/off-site units within the phases. Mr. Corbett responded that it is yet to be defined, but the intent is to split each phase evenly. CM Hanewicz asked for the total number of units anticipated to be constructed in each phase, and Mr. Harrison responded the number of market-rate units per phase is undefined. CM Hanewicz asked for details on phased construction timelines, and Mr. Harrison responded that the first phase begins when the development agreement is signed, with an estimated groundbreaking in late 2024. CM Hanewicz asked for confirmation that Ad Valorem taxes would not be paid on each lot until they are developed, Mr. Harrison confirmed.

Regarding the land price, CM Hanewicz asked if the \$10.6M discount was a subsidy, and Mr. Caper clarified it was not a subsidy and that the City would retain ownership of the land. CM Hanewicz asked for an explanation of construction subsidies for standalone rent-restricted units. Mr. Caper explained that gap financing is a standard tool for affordable and workforce housing deals. CM Hanewicz asked for the net present value of the \$50M land payment due to be received within the first 12 years, and Mr. Abrams responded that it would be \$36M. CM Hanewicz asked for the remaining balance for the land payment and when it would be received. Mr. Harrison responded, and Mr. Greene clarified that the remaining estimated \$53M would be provided over the balance of the development parcels, approximately 20 years. CM Hanewicz inquired why doc stamps would be paid as part of the negotiation process and asked for the value. Mr. Gerdes responded that he would follow up with a

response. CM Hanewicz asked who would own the open space area in the land value comparison, and Mr. Corbett answered that Rays/Hines would. CM Hanewicz asked why the open space was discounted from the land's appraised value. Mr. Capen and Mr. Corbett explained that the appraisal used the highest and best use value, and because open space, affordable housing, and the museum are not categorized as the highest and best uses, they were itemized to illustrate how the land value would be appraised with those considerations. CM Hanewicz asked if the \$130M of infrastructure work would increase the appraised value and if developers typically pay these infrastructure costs. Mr. Corbett clarified that much of the work would involve necessary rights-of-way for the City to own and maintain. Mr. Harrison added that developments traditionally include the roads accessing the property and utility set-ups provided by the municipality. CM Hanewicz asked for the cost of changing the slope for Booker Creek, and Mr. Gerdes stated he would follow up with information from the engineering team. CM Hanewicz asked for the cost of demolition, and Mr. Corbett replied that the estimated cost is \$8M.

Chair Gabbard asked when the City would receive the \$15M contribution to the HCIP (Housing Capital Improvements Projects). Mr. Gerdes responded that it would be paid over time as each market rate unit was developed. Chair Gabbard emphasized the need for affordable homeownership opportunities in concert with the redevelopment. Chair Gabbard asked how Interstate 175 factored into the transportation plan, and Mr. Capen answered that the plan is being developed with the interstate remaining. Chair Gabbard expressed a continued need for transportation solutions, offering an intermodal center as an option. Chair Gabbard asked for clarification on the Rays parking license and phasing. Mr. Harrison explained that two parking decks will replace the spaces removed for the new stadium construction, and additional optimized parking solutions are planned. Chair Gabbard asked for a comprehensive review and presentation of the infrastructure phasing at the next Committee of the Whole meeting. Chair Gabbard asked for consideration of childcare opportunities to be included in the targeted uses and for urban agriculture to be contemplated within greenspace areas, community gardens, or rooftop spaces.

Bond/Financing Plan:

Mr. Greene presented the finance plan outlining the City's planned financing through tax-exempt bonds, with the figures presented assuming the current market rates. Additionally, the City is acting as the issuer of bonds to be repaid by Pinellas County for their contribution to the stadium project. The city will use Non-Ad Valorem revenues to make payments on the bonds, including TIF revenues, sales taxes, and land sale proceeds. The infrastructure bonds will occur in four series, each assuming a 20-year amortization. The stadium investment will be issued in two series of bonds in 2024. The maximum annual debt service estimate is \$29.1M, and the average annual debt service estimate is \$22.7M. The total debt service for the stadium totals approximately \$507.3M, the total debt service for the infrastructure investments is approximately \$196.5, and the total debt payment is approximately \$703.9M.

The Pinellas County bonds will average an estimated annual debt service of \$19.5M, with their total debt payment estimated at \$586.7M. The principal and interest on these bonds will be paid annually through an interlocal agreement between Pinellas County and the City. The assumptions for the financial

modeling are as follows: TIF funding, new development growth, incremental reductions in the millage rate, land sale proceeds availability, accumulated fund balances, and the outstanding bonds and projects in the approved interlocal agreement. The percentage make-up for the City's repayment sources is as follows: Non-Ad Valorem revenue of about 39%, County TIF contribution through 2031 of about 8%, the extension to 2024 of the TIF District approximated at 47%, and land sale proceeds of about 7%.

CM Hanewicz asked how the gross property tax revenue figures were calculated if the development timeline was undetermined. Mr. Caper replied that HR&A Advisors completed the analysis with an estimated development plan. CM Hanewicz asked if nominal or net present value factors were used, and Mr. Hirschstein stated that nominal value was used. Mr. Greene explained that the benefits span longer than thirty years, and the figures and timeline provide a snapshot of the return on investment. CM Hanewicz requested a net present value analysis be completed. CM Hanewicz asked for a public explanation of the TIF. Mr. Greene explained the CRA (Community Redevelopment Area) spans from the waterfront to 16th Street between 5th Avenue North and 1st Avenue South and discussed how any incremental growth beyond an established base gets assigned to the TIF. CM Hanewicz asked for clarification on how long the City's continued contribution to the TIF would impact the general fund. Mr. Greene responded that it would be from 2033 to 2042. CM Hanewicz asked how many years the City would utilize the general fund to pay the remaining balances. Mr. Greene responded that 11 years are forecasted.

CM Driscoll asked how other major capital projects would be balanced, and Mr. Greene and Mr. Gerdes emphasized that needs would be prioritized.

CM Montanari asked if providing debt service for Pinellas County impacted the City's bond rating and capacity. Chief Financial Officer Anne Fritz explained that the City has a high rating, and the positive impacts of the investment will help balance the negative impacts of increased debt ratios. CM Montanari asked what level of interest rate variation was considered. Mr. Greene replied that staff analyzed a fluctuation of 25 basis points up which added \$12.6M of additional payment and 25 basis points down which reduced the debt by \$12.4M. CM Montanari asked why Pinellas County would not issue the bonds themselves. Ms. Kovilaritch responded the County's issuance of debt procedures are different and that protections are included within the interlocal agreement to mitigate the City's risk.

CM Floyd asked for clarification on the revenue sources providing repayment of the bonds. Mr. Greene responded that from 2024 to 2042, sales tax will be utilized, and in 2043, additional general revenue sources, such as utility taxes, will fund repayment. CM Floyd asked if the CRA funding (TIF) extension was necessary, and Mr. Greene replied that the Non-Ad Valorem revenue helps the coverage ratio. CM Floyd asked if there were additional costs to the City to issue the County's bonds, and Mr. Greene replied that those costs would be included in the interlocal agreement. CM Floyd asked what safeguards are built in if the projections don't pan out, and Mr. Greene explained that \$26.6M of TIF funds are available in reserve, interest rates could be lower than the conservative estimate, and there are potential opportunities to restructure or refinance utility bond debt creating additional savings.

CM Gerdes highlighted the growth in St. Petersburg's population, the expansion of economic development opportunities available, the differences in the financing plans, and the absence of any risks related to cost overruns as distinctive factors that set this stadium project apart from others. CM Gerdes

emphasized the impact of the 11,000 jobs created and quantified \$594M of wages paid annually when assuming pay at the area median income. CM Gerdes expressed gratitude for the opportunities created for SBE, WBE, and MBE; their use will be expanded 150% over the average, equating to a \$16.6M impact. CM Gerdes called attention to the savings the City would see by removing the maintenance, insurance, and overage costs obligations currently incurred on Tropicana Field. CM Gerdes asked if the deal presented was the highest amount of money offered in the RFPs, and Mr. Corbett responded yes, approximately \$30M greater.

With no further business, the meeting was adjourned at 6:38 PM.

COMMITTEE OF THE WHOLE PENDING/CONTINUING REFERRALS						November 30, 2023	
	Topic	Return Date	Referral Date	Prior Meeting	Referred by	Staff	Notes
1	CBAC Ad Hoc Appointment Member Appointments	11/30/23	11/14/23		Gabbard	Caper	Historic Gas Plant Redevelopment
2	2024 Calendar setting and selection of Chair and Vice Chair	12/14/23	Annual		Annual	Sheppard	
3	FY '25 Council Budget Priorities	1/25/2024	Annual		Annual	Makofske	
4	Joint City Council / CBAC Meeting	1/25/2024	11/2/23		Figgs-Sanders	Caper	Discussion on the Community Benefit Program & Historic Gas Plant Redevelopment
5	Historic Gas Plant Redevelopment	2/22/2024		10/26/23	City Council	Administration	At the October 26, 2023 Committee of the Whole City Council requested an additional meeting occur prior to considering approval of development agreements
6	Repetitive Flooding Discussion	3/28/2024	11/2/23		Gabbard	Abernethy	Homeowner Hurricane Mitigation Grant/Incentive portion of the discussion was moved from the HERS Committee Referral List (Original NBI: 7/12/2018)
7	FY '25 CIP Budget	TBD	Annual		Annual	Makofske	
8	FY '25 Operating Budget	TBD	Annual		Annual	Makofske	
9	Fleet Maintenance Master Plan	TBD	3/23/23		Montanari	Quintana	
10	Joint City Council/CPPC Meeting	TBD	Annual	3/31/22	Comp Plan	Abernethy Kilborn	Comp Plan changes discussed to move joint meetings to an as-needed basis with the Historic Preservation Annual Report to come to CPPC and COW annually.
11	City Initiated Historic Designation	TBD	12/5/19	10/28/21	Gerdes	Abernethy Kilborn	Relates more specifically to the Detroit Hotel block and next steps. (i.e. Local Historic District, individual buildings along 200-block of Central Avenue, or multiple property listing of several commercial storefronts along Central Avenue east of 31 st Street.)
12	Review of City Council Policy and Procedures Manual	TBD	12/16/21	7/28/22	Council	Legal	
13	Discussion of potential revisions and/or updates to Section 5.06 of the City Charter concerning the City's Redistricting process.	TBD	12/8/22		Hanewicz	Pettigrew	
14	Stormwater Master Plan	TBD	8/12/21	5/25/23	Administration	Prayman	
15	City-Specific Dashboard & Update on St. Pete Stat	TBD	4/6/23		Council		Discussion originated at the 3/23/23 EWD Committee Meeting and was motioned by Chair Gabbard to bring to a Committee of the Whole
16	Integrated Water Resources Master Plan Update	TBD	7/20/23		Montanari	Tankersley / Palenchar	

17	Disparity Study	TBD	7/8/21	5/26/22 7/28/22 12/15/22 3/30/23	Montanari Driscoll	Procurement	
18	StPete 2050 Plan	TBD	12/17/19	10/22/20 1/28/21 8/26/21 2/24/22 5/26/22 8/25/22	Administration	Abernethy	
19	Implementation of Priority Dispatch	TBD	10/13/22		Gabbard	SPFR	This discussion will occur as-needed if the implementation of priority dispatch protocols are considered

ST. PETERSBURG CITY COUNCIL
Committee of the Whole
Meeting of November 30, 2023

TO: The Honorable Brandi Gabbard, Chair and Members of City Council

SUBJECT: Community Benefit Advisory Council ("CBAC") Historic Gas Plant Project
Appointments to the Ad Hoc Committee

BACKGROUND: On July 22, 2021, the St. Petersburg City Council adopted Resolution 2021-336, as superseded on April 14, 2022, by a resolution of the same number, establishing the Community Benefit Advisory Council ("CBAC"). The CBAC is responsible for providing advice regarding the Community Benefit Program ("CBP"), community and neighborhood engagement, and individual projects that are subject to the CBP.

The CBAC is comprised of nine members: four standing members, four project-specific ad hoc members, and one City Council member. The CBP Standing Committee members were appointed by City Council on April 14, 2022.

The four project-specific CBAC ad hoc members must be from the surrounding neighborhood or work or own a business within a one-mile radius of the Historic Gas Plant Project. The City received 45 applications for the ad hoc member appointments, of which 38 are eligible to serve on the Committee.

Additionally, City Council selects one Council Member to serve as the project-specific City Council member on the CBAC. These ad hoc members and Council Member, along with the standing committee members, are responsible for providing input related to community benefits for the Historic Gas Plant District Project.

The terms for these ad hoc members and project-specific City Council Member are limited to the time necessary to negotiate the community benefits for the Historic Gas Plant project or until the project is withdrawn from consideration by the developer or the City.

Attachments:

- COW Presentation
- CBAC Ad Hoc Committee Member Spreadsheet Summary
- CBAC Ad Hoc Committee Member Applications

Community Benefits Advisory Council

Ad Hoc Committee Appointments

Committee of the Whole
November 30th, 2023

CITY OF ST. PETERSBURG





Historic Gas Plant Redevelopment Project

- CBA Ordinance applies to the Rays/Hines Development portion of the project
- \$130M in public participation for the project's infrastructure
- Tier 3 Project, as public participation exceeds \$30M
- Proposed community benefits include:
 - Affordable & Workforce Housing
 - Public open space
 - Sustainability efforts
 - Public parking
 - Transportation improvements (Complete Streets and multi-modal transit)
 - Small business, minority-owned business, and women-owned business participation
 - \$50M Intentional Equity Commitment



Standard Process for Community Benefit Agreement Projects

1. Developer submits community benefit impact report.
2. Provided the developer has not been approved for a streamline process, the Mayor shall appoint two *ad hoc* members and City Council shall appoint two *ad hoc* members and one City Council representative to the City's Community Benefit Advisory Council.
3. The City shall conduct a public meeting to seek input from the surrounding neighborhoods and community on the community benefits being proposed for a covered project.
4. The City and developer shall negotiate and generate a non-binding term sheet that, at a minimum, must include a description of the covered project and the community benefits from those benefits set forth in the guidance document or alternative community benefits negotiated by the POD and developer.
6. The City shall seek input from the CBAC at a public meeting.
7. Following input from the CBAC, the developer and City may draft the Community Benefit Agreement.
8. The developer and City shall seek CBAC input regarding the Community Benefit Agreement.

A final community benefit agreement shall be presented to City Council for consideration and approval.



Alternative Community Benefits for Covered Projects

- Certain covered projects may propose community benefits that are not otherwise contemplated by the CBA Program yet provide benefits of a same or similar value.
- The City may approve alternative community benefits where the developer is able to demonstrate to the satisfaction of the City that an alternative benefit exists that is of substantially similar value to those benefits identified in the CBA Program.
- All alternative community benefits sought by a developer are subject to review by City Administration and final approval by the City Council.
- Alternative community benefits are subject to the CBA Standard Process.



CBAC Proposed Schedule

- Week of December 4th – Orientation with selected CBAC ad hoc members
- December 7th – City Council appoints ad hoc members via resolution
- December 13th – CBA Community Meeting on benefits for the HGP
- January 9th – First CBAC meeting
- January 16th and 23rd – CBAC meetings
- January 30th – CBAC vote on Community Benefits Agreement
- Q1/Q2 2024 – Community Benefits Agreement presented to City Council



Community Benefit Advisory Council Committee Members

Standing Members

- Two Appointed by Mayor and Two by City Council.
- Must be from Separate City Council Districts.
- Serve for Multiple Years with staggered terms.
- Advise on any matter related to project eligibility, community impact, and engagement.
- May adopt separate rules.

Ad Hoc Members

- Ad Hoc Members will be appointed at the inception of a development project going through the CBA process.
- Two Appointed by Mayor and Two by City Council.
- City Councilmember selected by Council.
- Complete the Community Project Committee.
- Must be from surrounding neighborhood, or work or own a business within a one-mile radius from the Historic Gas Plant District.
- Disbanded once a Covered Project has been approved or withdrawn.

Community Project Committee

- Comprised of Four Standing Members, Four Ad Hoc Members and One City Councilmember.
- Advises City on specific projects for which they are appointed.
- Multiple Project Committees may be established if multiple projects are being considered concurrently.



Applicants for the CBAC Ad Hoc Committee

- 45 applicants
 - 38 eligible applicants
 - 7 ineligible applicants
 - 6 ineligible based on location requirement
 - 1 ineligible based on late submission

Eligible Applicants for the CBAC Ad Hoc Committee

Andrew Tsunis	Frank Malczyk	Latorra Bowles	Ryan Adelberg
Arnold Eichhof	Gloria Campbell	Laura Walker	Sheron Brown
Brittany Peters	Hani Bakir	Lauren Westmoreland	Tara Newsom
Brooks Wallington	Jeffrey Weidenfeller	Linda McLeod	Terry Kessel
Carla Bristol	John Conner	Lorna Perez	Thomas Herlehy
Cheriah Lyttleton	Josette Green	Louis Murphy Sr	William Herrmann
Christopher Moschonas	Jules Schneider	Matt Baldwin	Wilma Norton
Debbie Reeser	Karyn Mueller	Matthew Countryman	Yvonne Williams
Douglas Homeyer	Kimberly Brown-Williams	Natalie Stockard	
Esther Matthews	Kyandra Darling	Richie Marini	



City Council Member for the CBAC

- One City Council Member to serve on the CBAC
- Completes the nine-member advisory committee
- Disbanded once a Covered Project has been approved or withdrawn

Questions?

CBAC Ad Hoc Committee Appointments



THANK YOU



Economic & Workforce Development
1 4th Street North St. Petersburg, FL 33701
(727) 893-7035

Community Benefits Advisory Council Ad Hoc Member Applicants - Historic Gas Plant Development Project										
Submission Date	First Name	Last Name	Email	Phone Number	Street Address	City	State / Province	Zip	Home or Work Address	Eligible based on address
11/10/2023 4:45:00PM	Andrew	Tsunis	andrew@barkettrealty.com	(917) 365-0123	615 9th Street North	St. Petersburg	FL	33701	Work	Yes
11/10/2023 1:15:00PM	Arnold	Eichhof	arnold@cfg-usa.com	(727) 235-2239	100 2nd Ave N, #240	St. Petersburg	FL	33701	Work	Yes
11/10/2023 9:51:00AM	Brittany	Peters	info@leadclinically.com	(850) 339-3360	REDACTED	REDACTED	REDACTED	REDACTED	Work	Yes
11/10/2023 3:42:00PM	Brooks	Wallington	bwallington@hugheswallington.com	(727) 644-8107	2553 1st Ave N	St. Petersburg	FL	33713	Work	Yes
11/10/2023 3:33PM	Carla	Bristol	carlab.bristol@gmail.com	(727) 565-3930	1664 12th St S	St. Petersburg	FL	33705	Work	Yes
11/10/2023 6:34PM	Cheriah	Lyttleton	riahlittleg@gmail.com	(215) 917-3414	501 6th Ave S	St. Petersburg	FL	33701	Work	Yes
11/9/2023 8:46PM	Christopher	Moschonas	christophermoschonas@gmail.com	(813) 970-5014	908 9th Ave S	St. Petersburg	FL	33705	Home	Yes
11/10/2023 12:30PM	Debbie	Reeser	debbie.reeser@gmail.com	(727) 244-8328	105 4th Ave NE, Unit 417	St. Petersburg	FL	33701	Home	Yes
11/9/2023 12:33:00PM	Douglas	Homeyer	DOUG@BPF.LLC	(901) 428-2232	200 CENTRAL AVENUE UNIT 401	St. Petersburg	FL	33701	Work	Yes
11/9/2023 3:21PM	Esther	Matthews	esther@alladministrativesolutions.com	(727) 900-1170	1601 16th Street South	St. Petersburg	FL	33705	Work	Yes
11/6/2023 12:33:00PM	Frank	Malczyk	frank.malczyk@gmail.com	(727) 642-0922	301 1st St S, Unit 2306	St. Petersburg	FL	33701	Home	Yes
11/10/2023 11:24AM	Gloria	Campbell	gloriadcampbell@gmail.com	(727) 434-0072	REDACTED	REDACTED	REDACTED	REDACTED	Work	Yes
11/10/2023 3:38:00PM	Hani	Bakir	hbakir@worldfranchisegroup.com	(813) 598-3800	136 4th Street N Suite 2228	St. Petersburg	FL	33701	Work	Yes
11/10/2023 11:57AM	Jeffrey	Weidenfeller	jpweid41@gmail.com	(813) 927-0128	2517 1st Avenue South	St. Petersburg	FL	33712	Home	Yes
11/1/2023 11:13AM	John	Conner	jsc31983@gmail.com	(813) 428-3720	847 Burlington Ave N.	St. Petersburg	FL	33701	Home	Yes
11/8/2023 8:21PM	Josette	Green	josetteg@hotmail.com	(727) 503-4736	1037 9TH AVE. S	St. Petersburg	FL	33705	Home	Yes
11/1/2023 3:52AM	Jules	Schneider	schnejf123@gmail.com	(504) 913-6087	REDACTED	REDACTED	REDACTED	REDACTED	Home	Yes
11/10/2023 8:32PM	Karyn	Mueller	karynmueller@yahoo.com	(727) 422-2240	1147 James Ave S	St. Petersburg	FL	33705	Home	Yes
11/10/2023 5:11PM	Kimberly	Brown-Williams	kbwms69@gmail.com	(727) 417-6724	501 6th Ave S	St. Petersburg	FL	33701	Work	Yes
11/10/2023 11:12AM	Kyandra	Darling	kyandradarling@gmail.com	(727) 307-1961	873 Newton Avenue S	St. Petersburg	FL	33701	Home	Yes
11/8/2023 4:04PM	Latorra	Bowles	deuceslivestpetemainstreet@gmail.com	(727) 273-4294	REDACTED	REDACTED	REDACTED	REDACTED	Work	Yes
11/4/2023 2:08PM	Laura	Walker	llw4atty@aol.com	(813) 784-7003	644 3rd Avenue South, Unit 507	St. Petersburg	FL	33701	Home	Yes
11/10/2023 3:48PM	Lauren	Westmoreland	lauren.westmo@gmail.com	(815) 979-1305	2320 Fourth Ave S	St. Petersburg	FL	33712	Home	Yes
11/9/2023 9:05AM	Linda	McLeod	revlindamcleod@gmail.com	(727) 804-4610	511 Prescott Street South	St. Petersburg	FL	33712	Work	Yes
11/10/2023 6:00PM	Lorna	Perez	lorna.perez7@gmail.com	(540) 429-3244	812 14th St N	St. Petersburg	FL	33705	Home	Yes
11/10/2023 3:07PM	Louis	Murphy Sr	lmurphy@mzprogressive.org	(727) 415-1148	955 20th St S	St. Petersburg	FL	33712	Work	Yes
11/9/2023 4:39PM	Matt	Baldwin	Baldingroupres@gmail.com	(727) 320-3098	360 Central Ave Ste 600	St. Petersburg	FL	33701	Work	Yes
11/8/2023 6:09PM	Matthew	Countryman	bocountryman@gmail.com	(310) 809-1355	2724 6th Ave S	St. Petersburg	FL	33712	Work	Yes
11/6/2023 10:40PM	Natalie	Stockard	Natalie_Stockard@hotmail.com	(703) 244-2705	201 4th Street South, #503	St. Petersburg	FL	33701	Home	Yes
11/10/2023 11:15PM	Richie	Marini	richie@richiemarini.com	(772) 453-5112	1120 17th St N, Unit 2	St. Petersburg	FL	33713	Home	Yes
11/10/2023 4:56PM	Ryan	Adelberg	radelberg@pridestaff.com	(315) 530-5716	940 Granville Ct N,	St. Petersburg	FL	33701	Home	Yes
11/10/2023 11:00AM	Sheron	Brown	sheron.brown@gmail.com	(301) 467-1922	430 3rd Ave. S., #379	St. Petersburg	FL	33701	Home	Yes
11/9/2023 4:45PM	Tara	Newsom	newsom.tara@spcollege.edu	(727) 512-9550	244 2nd Ave N	St. Petersburg	FL	33701	Work	Yes
11/2/2023 10:58AM	Terry	Kessel	terrykx123@gmail.com	(610) 804-7283	100 4TH AVE S. #103	St. Petersburg	FL	33701	Home	Yes
11/2/2023 4:35PM	Thomas	Herlehy	Pharaoh_TH@yahoo.com	(703) 338-5651	316 8th Street South, Unit 804	St. Petersburg	FL	33701	Home	Yes
11/9/2023 7:14PM	William	Herrmann	wlherrmann@gmail.com	(954) 803-6838	REDACTED	REDACTED	REDACTED	REDACTED	Home	Yes
11/10/2023 9:26AM	Wilma	Norton	wnorton@cftampabay.org	(727) 422-0509	110 Central Ave	St. Petersburg	FL	33701	Work	Yes
11/10/2023 11:15AM	Yvonne	Williams	Yvonedst1@gmail.com	(727) 631-2385	1048 22nd St S	St. Petersburg	FL	33712	Work	Yes

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Andrew Tsunis
Date: Friday, November 10, 2023 4:45:32 PM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.



Community Benefits Advisory Council Member Application

Name	Andrew Tsunis
Email	andrew@barkettrealty.com
Phone Number	(917) 365-0123
Address	615 9th Street North , St. Petersburg, FL, 33701
Occupation	Real Estate Broker
Have you previously served on any other City boards/committees?	No
Why are you interested in serving as an ad hoc member of the CBAC?	I want to be able to contribute to the CBAC given my background in business, development law and real estate. I'm originally from New York City and have been living working in St. Petersburg since 2014. I want to give back to the community in a meaningful way and believe that assisting the CBAC is a great venue given my background and experiences as outlined in my resume attached. If you need any additional information, please do not hesitate to call me at 917-365-0123. Respectfully, Andrew C. Tsunis
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	I have advanced degrees in Law, Conflict Resolution, and Organizational Psychology. I am a proven team leader and have excellent communication and presentation skills. As a prior government attorney, I have represented the state of New York in a myriad of administrative and federal legal issues. I come well versed in areas of business, finance, law and Human Resources.
Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.	I work as a Real Estate Broker for Barkett Realty representing buyers and sellers of homes in the Pinellas County Area. I also work as a Corporate Representative for heritage Insurance. In my spare time I enjoy boating, socializing at the St. Petersburg Yacht Club where I serve on their entertainment Committee and traveling.

Please upload a cover letter of interest and a resume.

[Andrew Tsunis COO 2023.docx](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

ANDREW C. TSUNIS, ESQ.

6500 Sunset Way, A-418 - St. Pete Beach, FL 33706 | Dual Citizenship: USA & Greece, European Union
(917) 365-0123 mobile - tsunis@mac.com - linkedin.com/in/andrewcharlestsunis

SUMMARY AND SKILLS

CHIEF OPERATING OFFICER

Strategic Leadership - Business Development & Growth - Legal & Operational Leadership

Risk Avoidance & Mitigation - Compliance - Crisis Management - Alternative Dispute Resolution - P&L

Influential senior level executive and business attorney with over fifteen years of success. Fortifies and grows businesses to new levels of success by identifying and leveraging assets, reputation, and core values. Quickly bolsters operating margin and net income by managing exposure, enabling new verticals, and driving market share growth and brand exposure. Expertly negotiates and mediates, achieving exceptional results aligned to targets. Adapts rapidly during times of crisis, uncertainty, and fast-changing environments, employing calm, confident, supportive, and decisive leadership.

Serves as a trusted advisor and confidante to executives, organizational partners, management teams, and staff. Enables new business growth in competitive segments by collaborating with sales teams to implement far-sighted strategies. Inspires the identification of hidden opportunities and the development of innovative solutions by utilizing servant leadership methodologies. Expertly communicates and thrives in an environment focused on customer and client service. Transforms and cultivates teams through motivation, conflict de-escalation and resolution, and mentoring. Competencies include:

Hospitality & Tourism

Strategic Planning & Business Targets

Cross-Functional Training & Development

Fund Raising, Networking & Corporate Events

Communications & Business Intelligence Gathering

Public Speaking, Community Relations & Advocacy

Law and Real Estate

Project Management & Implementation

Contract Negotiations, Deal Making & Closing

Marketing & Corporate Messaging Techniques

Re-Engineering Communications, Vision & Mission

Customer Service Techniques & End-User Strategies

PROFESSIONAL EXPERIENCE

Bonwit Village, LLC. Commack, NY

Large community shopping center serving the needs of families in the area, including financial, service-related activities including restaurants, hair salons, dry cleaners, real estate services and animal hospital and grooming facilities.

CHIEF OPERATING OFFICER & GENERAL COUNSEL

2007-Present

Leads negotiations on new leases and renewals with tenants. Manages all aspects of property management including maintenance, tenant communication, in the management and growth of multiple commercial businesses. Handles P&L oversight, lease and contract negotiations, tenant and vendor management, and employee relations. Reports to Shareholders.

- ✓ Led a \$1 million site renovation, including budget administration, design, contractor recruitment and negotiations, permitting and construction scheduling.
- ✓ Saved over \$200,000 by overseeing a major building renovation, properly executing the bidding process, and management oversight.
- ✓ Created an effective communication strategy with tenants and community, fostered good community relations, resulting in extended tenancy terms. Our average tenant has been with us over 20 years.
- ✓ Renegotiated lease extensions and provisions with major tenants, including Chase Bank, achieving maintenance cost sharing.
- ✓ Spearheaded cross-selling to neighboring tenants by negotiating implementation sales strategies, resulting in increased business.
- ✓ Upheld a first-rate Shopping Center physical structure by overseeing maintenance objectives, managing service providers, resulting achieving up-to-date business center initiatives.
- ✓ Effectively maintained safety and environmental protocols, avoiding local authority citations, by conducting annual safety reviews on water pressure, plumbing certifications, electrical load requirements, and proper safety protocols.
- ✓ Crafted a tenant signage campaign, creating cohesion and uniformity with no cost to landlord resulting in over \$100,000 in savings.

Heritage Insurance, Clearwater, FL

A homeowners' insurance company offering property and casualty insurance.

CORPORATE REPRESENTATIVE, LITIGATION

2020-Present

Attend depositions, mediations, hearings, trials as Corporate Representative in accordance with Best Practices. Provides

quality claim handling and superior customer service on assigned claims, while engaging in indemnity and expense management. Promptly manages claims by completing essential functions including contacts, investigations, damages development, evaluations, reserving, litigation management, and disposition. Represent the company as a technical resource, attend legal proceedings as needed, act within established professional guidelines as well as applicable state laws. Monitor assigned lawsuits, overseeing the timely deposition of litigated claims and keeping all claims files organized and up-to-date.

Homeowners' Choice Insurance, Tampa, FL

A homeowners' insurance company offering property and casualty insurance.

CASE MANAGER, LITIGATION

2018-2020

Managed teams of four associates handling over 500 litigated cases. Hired counsel and oversaw staff, developed case strategies, assessed risks, and managed a large 150 personal caseload. Ensured prompt case resolutions by applying technical knowledge and human relations expertise. Appeared as a corporate representative in depositions and mediations. Served as public face of the company for all legal issues, including representing the company at depositions and trials. Consistently achieved settlement at 50% of claimants' actual demands by leveraging dispute resolution, negotiation, and litigation expertise. Reported to Director of Litigation.

- ✓ Successfully prevailed at an arbitration proceeding, saving client over \$300,000 through strategic and skillful negotiation and communication strategies.
- ✓ Saved the company over \$40,000 by creating a legal invoice review process, facilitating inconsistent time entry identification, and successful contesting of erroneous charges.
- ✓ Created training modules to assist new hires to transition by crafting processes, legal strategies, operational responsibilities, and successful career success tips.

Andrew C. Tsunis, Esq., New York, NY

GENERAL MANAGER, ATTORNEY & MEDIATOR

2012-2018

Founded and managed a practice providing corporate law, litigation, negotiation of settlements, and mediation before State and Federal Courts. Creatively negotiated favorable settlements on behalf of clients. Attended court proceedings, advocated the client rights, and adhered to the highest of ethical standards. Managed the day-to-day operations of law firm, including supervision of support personnel and client contact. Employed transparent and open communication strategy resulting in consistent case settlements. Attended mediations, court hearings, and arbitrations on behalf of clients.

- ✓ Achieved an \$80,000 client settlement on a personal injury claim by filing legal action and negotiating with Insurance Company and Medicare.
- ✓ Achieved \$30,000 annual client savings through effective negotiation and leveraging legal position by successfully mediating a lease conflict between a client and their landlord, avoiding further action.
- ✓ Netted a 25% larger company ownership by successfully representing a corporate client in a shareholder dispute through litigation and management of legal strategies.
- ✓ Mediated 50 settlements for the Storm Sandy Dispute Settlement Program with the American Arbitration Association regarding property damage and loss of business due to the deadliest and most destructive hurricane of the 2012 Atlantic hurricane season.
- ✓ Successfully negotiated a joint asset settlement agreement for a domestic dispute by settling personal grievances.

Andrew C. Tsunis Private Family Office, New York, NY

CHIEF ADMINISTRATIVE OFFICER AND GENERAL COUNSEL

2001-2015

Managed all legal and business affairs for a portfolio of family businesses, including multiple hotels and restaurants, commercial properties, development opportunities, and other diversified holdings. Recruited and trained a staff of 50+ employees. As Executor, managed operations of a large estate, resulting in savings of over \$450,000 to heirs by cost cutting strategies and tax saving maximization. Managed all litigation activities on behalf of the company, including employee disputes and actions filed against the company by customers. Successfully negotiated the settlement of all disputes between parties and insurance companies. Communicated brand identity, handled operations management and compliance for hospitality businesses. Serving as the face of the company, developed external and internal communications strategies, including online and social media, press releases, TV advertising, and on-site promotions. Handled corporate governance and shareholder relations.

- ✓ Negotiated a \$4 million land lease contract with a national gas station chain, including an annual rent in excess of \$450,000 with minimal landlord contributions. Negotiated that tenant pay all improvements to property and obtain all necessary permits.
- ✓ Saved over \$150,000 in legal costs by convincing shareholders to mediate an intra-family dispute.

- ✓ Spearheaded a public fundraising campaign, providing over \$50,000 for a public official by organizing an event, hiring a large ferry boat, caterers, and entertainment for 350 guests.
- ✓ Mediated a multimillion-dollar settlement between family members, resulting from the death of two founding partners whose estates were seeking to divide the joint ownership into new ownership.
- ✓ Represented the Office at civic and public speaking events.
- ✓ Consistently delivered excellent customer service as reflected on various public reviews, including Trip Advisor and Foursquare.
- ✓ Developed client precedence by driving transparent staff communications and commitment to “customer first” mentality.

City of New York, Department of Finance, New York, NY

ADMINISTRATIVE LAW JUDGE

2013-2014

Adjudicated cases, collected testimony, reviewed evidence, weighed veracity, and decided on verdicts, approximately 60 cases per day. Consistently maintained effective case load management and executed planning, time management, and communication strategies.

United States Court of International Trade, New York, NY

LAW CLERK TO THE HONORABLE NICHOLAS TSUCALAS, SENIOR JUDGE

2011-2012

Managed heavy caseloads, ensuring adherence to strict deadlines. Thoroughly researched and assisted in the drafting of opinions on matters of international trade and customs law, tariffs, classification of imported goods, countervailing duties, and anti-dumping disputes.

- ✓ Assisted Judge to write a hallmark opinion holding an importer of goods liable for intentionally misleading the government in the valuation of imported goods. The case was upheld on appeal to the United States Circuit Court.

Morgan Stanley Smith Barney, New York, NY

NKA Morgan Stanley Wealth Management, an American multinational financial services corporation specializing in retail brokerage.

FINANCIAL ADVISOR

2007-2010

Built relationships with prospective clients and managed current high net worth client portfolios. Advised on college savings, life insurance, stock management, and overall portfolio performance. Reported to Vice President.

- ✓ Produced \$14 million in revenue through portfolio performance monitoring and client relationship nurturing and management.
- ✓ Enabled \$6 million in new revenue by developing a major corporate 401(k) law firm relationship.
- ✓ Successfully assisted clients in maximizing their portfolio returns through effective fund management strategies.

Tsunis International, LLC, New York, NY

GENERAL MANAGER & LECTURER, CONFLICT RESOLUTION, MEDIATION, AND LAW

2001-2014

Developed and promoted a public speaking and consulting business focused on law, conflict resolution, and mediation. Coached attendees to deal with difficult employees and in effective workplace communication. Developed marketing strategies and executed proposals. Presented training seminars to various audiences, including attorneys, business executives, and the US Air Force.

- ✓ Presided over numerous public speaking events and international conferences on open communication and conflict resolution.
- ✓ Invited by the U.S. Air Force to present conflict resolution, negotiation, and leadership seminars to senior-level Air Force personnel throughout the U.S. and overseas.
- ✓ Co-led seminars for United Nations diplomats on team leadership and employee communications.
- ✓ Served as Lead Speaker at an international conference on mediation in Athens, Greece.
- ✓ Conducted Bankruptcy Law training sessions for the National Seminar Group.

United Nations, New York, NY

LEGAL CONSULTANT, U.N. OFFICE OF INTERNAL OVERSIGHT & INSPECTION

2001-2002

Led an extensive investigation to determine if the U.N. Office of Legal Affairs was meeting its mandate under the U.N. Charter. Developed a comprehensive questionnaire and interviewed high-ranking diplomats on The Department's issues and deliverables. Performed data analytics, prepared report findings, and presented operational improvement recommendations. Followed the formal presentation of findings to the Secretary General, and most recommendations for improvement were approved and implemented.

EARLY CAREER AS **ADJUNCT PROFESSOR OF INTERNATIONAL LAW AND CONFLICT RESOLUTION, STONY BROOK UNIVERSITY; ASSISTANT ATTORNEY GENERAL, OFFICE OF THE NEW YORK STATE ATTORNEY GENERAL; LITIGATOR WITH KINGSLEY & KINGSLEY; PROSECUTOR WITH THE OFFICE OF THE SUFFOLK COUNTY DISTRICT ATTORNEY; AND MANAGER OF THE BONWIT INN RESTAURANT.**

EDUCATION AND OTHER

Columbia University, Teacher's College, New York, NY

Master of Arts in Organizational Psychology

International Center for Cooperation and Conflict Resolution, Certificate in Conflict Resolution

Columbia University, New York, NY

Masters in International Affairs

University of London, London, ENG, UK

Master of Laws in International Law, with Merit

University of Oxford, Oxford, ENG, UK

Summer Program in Legal Philosophy and European Community Law

University of Virginia, Charlottesville, VA

Semester at Sea Study Abroad Program

New York Law School, New York, NY

Juris Doctor; Member, Journal of International and Comparative Law

Hofstra University, Uniondale, NY

Bachelor of Science in Business Management

Admitted to the Bar of New York, Connecticut, Maryland, Second Circuit Court of Appeals, Southern & Eastern District of NY

The States of New York and Florida, Licensed Real Estate Broker

The State of Florida, Certified Mediator

Microsoft Office Suite; Google Suite; Asana; Zoom

PROFESSIONAL ASSOCIATIONS & COMMUNITY INVOLVEMENT

New York City Civil Court Arbitrator's Association, Director

Civil Court of the City of New York, Arbitrator and Mediator

The Bronx Community Mediation Center, Mediator

The National Arts Club, Board of Governors and Chairman of the Admissions Committee

Semester at Sea, Institute of Shipboard Education, NY Alumni Chapter Representative & Former Director

New York Athletic Club, Member Social Activities Committee; Master of Ceremonies

Silver Sands Condominium Association, Past President and Board Member

Ronald MacDonald House, Volunteer

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Arnold Eichhof
Date: Friday, November 10, 2023 1:15:25 PM

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Community Benefits Advisory Council Member Application

Name	Arnold Eichhof
Email	arnold@cfg-usa.com
Phone Number	(727) 235-2239
Address	100 2nd Ave N, #240, #240, St Petersburg, Florida, 33701
Occupation	Financial Advisor
Have you previously served on any other City boards/committees?	No

Why are you interested in serving as an ad hoc member of the CBAC?	I have seen the city and Pinellas county go thru many changes over the last 40 yrs and each time a change occurs it creates a significant impact to the community that is felt for years. The significance of current and near term community developments will be resonate for decades to come for all in the community. I have never had the opportunity to be a resource on such a community level until now.
--	--

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	I have been in the St Pete/Pinellas community since 1983. I have helped build businesses, hire & train employees, developed local supply chains, and more throughout those years. Was an executive of one of Tampa Bay's fastest growing companies who was also recognized by Inc 500 in 1985 and 1987 as one of the fastest growing companies in the US. I bought, operated, and later sold my manufacturing business. When I wasn't busy enough working and building a business, I went to school at USF Bayboro in the 90's to get my Finance degree. I remember the high and low moments of those years in the community. The knowledge and experience that I have gained thru all those years is now able to be shared with others with the hope of having a beneficial impact to our community. I am honored to be considered by Chris Steinocher as someone who could be of service to this committee.
--	--

Please upload a cover letter of interest and a resume.

[AE - Cover Ltr for St Pete CBAC v11.10.2023.pdf](#)
[AE - Resume for St Pete CBAC v11.10.2023.pdf](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

November 10, 2023

CBAC
St Pete, FL 33701

RE: Ad Hoc Candidate for Community Benefit Advisory Council

Dear CBAC Members:

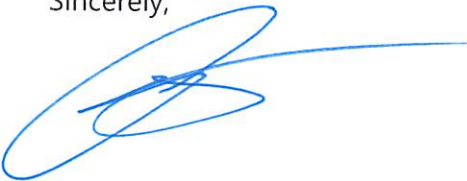
I am offering my knowledge and experience for as an Ad Hoc member of your Community Benefit Advisory Council. I was made aware of your Council from Chris Steinocher of the St Pete Chamber and am providing this cover letter and resume for your review.

Beginning in 1983 when I became a resident of Pinellas County, I have seen and experienced much of St Pete's evolution and development. While I was building a business with residents of St Pete, I learned much more about the community and how our futures are all intertwined. We depend upon each other for mutual success.

I have a goal-oriented mindset and am motivated by progress and "doing the right thing". Sound principles, ethics, and integrity are forefront to all I do. If you believe I can provide value to the community and this committee, please let me know.

Thank you for your time and consideration.

Sincerely,



Arnold Eichhof

ARNOLD R. EICHHOF

100 2ND AVE N, #240 ♦ ST PETE, FL 33701 ♦ TEL: (727) 235-2239

CORNERSTONE FINANCIAL GROUP, LLC: FINANCIAL ADVISOR JAN 2023 – CURRENT

- Registered Investment Advisory firm. Full breadth of fiduciary commitment
- Work with business owners, medical professionals, families, and individuals on their financial health, needs, removing obstacles, and achieving their goals.
- Applying significant life and business experience to each client relationship founded upon sound analysis, reducing limitations, continuous improvement, & proactive management

PRINCIPAL FINANCIAL GROUP: FINANCIAL ADVISOR MAR 2019 – DEC 2022

MODERN-WEALTH, LLC: FINANCIAL ADVISOR OCT 2017 – FEB 2019

STTS, INC & INT'L MFG GROUP, LLC: GM / CONSULTANT MAR 2015 – SEPT 2017

- Consulted with new owners to assure successful transition of business operations. Trained new leadership during transition & to ensure customer, supplier, & employee confidence.

PRIMA DIE CASTING, INC: PRESIDENT JAN 2005 – MAR 2015

- Took a failing business and reduced its debt to approx. 1/3 during a 4 year period and increased its sales from approx. \$6MM to \$16MM during that same period. Achieved highest net profit in company history. Bought the business and resold it 7 years later.
- Experienced professional who worked directly with Bosch, Denso, United Tech, Tyco, DRS, Eaton, Yamaha, Club Car, Panasonic, Textron, Amphenol, Kwikset, Stanley Black & Decker, Ingersoll Rand, and numerous others.
- Deeply and intimately involved with all business operations including (but not limited to): payroll, HR, workman's comp, IRS, DOR, EPA, COGS, engineering, purchasing materials, bidding processes, ISO quality systems, and more
- Sold the business in 2015 to STTS, Inc.

EDUCATION / NETWORKS / CERTIFICATIONS

University of South Florida - Major: Finance in 1997; Magna cum Laude

Licenses: Series 7, 6, SIE, 63, 65. Insurance 215 (Life, Annuity, Health)

Financial Industry Certifications: CFP®, ChFC®, AIF®, CEPA®

Foreign Language: German

Active Member – St Pete Business Chamber of Commerce – 2 yrs

Former President (2x) & Still a Member: BNI 6yrs

Former President & Board Member: Pinellas Soccer Officials Association – 10 yrs (Member 22 yrs)

Former President (2x) & Board Member National Tool & Machining Assoc (TPA Chapter) – 15 yrs

Church Trustee - 3 yrs

Condominium Board Member – 3 yrs

Member: South Tampa Chamber of Commerce, Westshore Business Alliance

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Dr. Brittany Peters
Date: Friday, November 10, 2023 9:50:48 AM

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Community Benefits Advisory Council Member Application

Name Dr. Brittany Peters

Email info@leadclinically.com

Phone Number (850) 339-3360

Address

[REDACTED]

Occupation LCSW

Have you previously served on any other City boards/committees? No

Why are you interested in serving as an ad hoc member of the CBAC? After reviewing the announcement, the past meeting minutes publicly available, and the related city ordinance, I believe my education, skills and previous board experience will allow me to contribute positively to the CBA

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC? I have board experience at the organizational level and have served on a County Commissioners appointed board (Suncoast Health Council). I understand decisions are complex and require intentional review of contracts, financial aspects, and overall impact.

Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC. Please accept my enclosed cover letter and resume.

Please upload a cover letter of interest and a resume. [Dr.Peters.LCSW.CV .docx](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

November 10, 2023

City of St. Petersburg

RE: Community Benefit Advisory (CBA) Council Member Application

To Whom it May Concern,

With this letter and the enclosed resume, I would like to express my sincere interest in the Board Member position you have available. After reviewing the announcement, the past meeting minutes publicly available, and the related city ordinance, I believe my education, skills and previous board experience will allow me to contribute positively to the CBA.

Highlights of my qualifications, civic engagement, and board experience include:

- Earning a Doctor of Social Work Degree from the University of Tennessee, and MSW and BSW degrees from the Florida State University.
- Possessing broad-based experience of over 10 years working in multiple management, leadership, and academic positions.
- Currently serving as the Board President for the National Alliance on Mental Illness (NAMI) Pinellas
- Currently serving on the Statewide Dependency Court Improvement Panel
- Previously served as a County Commissioners appointed board member for the Suncoast Health Council
- Additional civic engagement includes serving as a member of the Pinellas County Black Health Equity Alliance, Behavioral Health Interest Chair, NASW-FL Legislative Committee, Co-Chair, Tampa Bay Unit of the National Association of Social Workers, member of the Pinellas County Urban League Young Professionals, member of the League of Women Voters,
- Possessing strong leadership skills with a style that encourages growth, creativity, innovation, a can-do-attitude, and accountability.
- Demonstrating effective organizational, planning, communication, analytical, resource management, and public speaking abilities.

Thank you for your time and consideration.

In Service,

Dr. Brittany Peters, LCSW, MCAP, QS

Dr. Brittany Peters
 LCSW-FL, LCSW-CO, LICSW-AL
 Master's Certified Addictions Professional (MCAP)
 Qualified Supervisor for Clinical Social Work (QS)

Phone: (850)-339-3360
 Email: info@leadclinically.com

Professional Summary

Exceptional leader with a career spanning over 15 years in community mental health, problem solving courts, and academia. As a mission driven individual my organizational knowledge is utilized to support behavioral health and child welfare integration. I am additionally skilled at analyzing health care policies and programs to optimize service delivery including effective employee management. With **over 10 years of progressive management experience**, I am highly competent in bringing multiple stakeholders together and creating necessary structures and processes that drive results.

DISC Assessment: Influence

Education

Doctor of Social Work (DSW)	Aug 2018
University of Tennessee- Knoxville, TN	
Master of Social Work (MSW)	Dec 2009
Florida State University- Tallahassee, FL	
Bachelor of Social Work (BSW)	Aug 2007
Florida State University- Tallahassee, FL	

Clinical & Professional Experience

State of Florida (Substance Abuse and Mental Health Office)	Dec 2019- June 2022
	September 2023- present

Behavioral Health Consultant- Circuit 13 Pinellas

- Provide clinical expertise through consultation as needed to assist with the identification of parents with behavioral health conditions in the child welfare system, with a concentrated focus on opioid use disorders.
- Provide consulting to and collaborate with Child Protective Investigators (CPIs) and dependency case managers to build expertise with front line staff in the identification of substance use disorders, with specific focus on those with possible opioid disorders, improve engagement with families, and improve access to treatment.
- Develop working knowledge of providers, services, and license designations to enhance training to CPIS and identify service gaps

Youth and Family Alternatives

June 2022- Present

Clinic Director AHCA license- New Port Richey, FL

- Serving as Clinic Director on file in compliance with state laws regulated through the Agency for Health Administration (AHCA). Additionally, leading the credentialing process with private insurance panels.
- Facilitated Medicaid clinic expansion, doubling revenue by quarter three through enhancing internal reviews, establishing policies, and ensuring clean claim submissions.
- Secured three new employees by quarter two, which is directly related to the revenue growth of the clinic.

The Well for Life

June 2018- Present

Chief Clinical Officer- Saint Petersburg, FL

- Provide clinical expertise and assist with the development of clinical policies and practices towards credentialing and organization accreditation.
- Provide oversight of HER and support clinical staff as needed.

Center for Wellness and Clinical Development, LLC

Feb 2018-Present

Private Practice-Saint Petersburg, FL

- Private practice providing clinical supervision to Registered Clinical Social Work Interns, Continuing Education Courses, and behavioral health assessments.
- Screen and assess patients for common mental health and substance use disorders leveraging evidence-based tools.
- Provide patient education about common mental health and substance use disorders, as well as available evidenced based treatments.

Salvation Army Sallie House

April 2019- Dec 2019

Program Director- Saint Petersburg, FL

- Provided oversight for a 24-bed licensed foster home. Supported agency efforts to transition to a clinical based service provider in accordance with the Families First Act.
- Responsible for monthly and quarterly reporting, maintaining needed staff to child ratios, and leadership of 48 staff under the Families Services Division.
- Ensured the timely and thorough completion of program documentation as required by state licensing standards, agency policy and procedures and quality assurance guidelines.

Directions for Living

April 2016- April 2019

Director of Intensive Family Services- Clearwater, FL

- Provided clinical direction and oversight for 20-25 employees, including master's level counselors, staffing facilitators, peer recovery specialists, case managers, and licensed supervisors.
- Ensured contractual compliance for 2-3 service contracts, the program supported the expedited reunification of children with their parents through providing an integrated team approach to improving protective capacities and migrating risks.
- Responsible for the development of community relationships with stakeholders and area providers ensuring behavioral health and child welfare integration.
- Ensured overall performance of program in meeting identified outcomes, including expectation of a program culture that is inspiring, nurturing and supportive.
- Oversaw the development of state and federal grant proposals to secure fiscal support for programs congruent with agency mission, values, and strategic plan and facilitating trainings to certify employees in completing DLA-20, a valid assessment of level of functioning in 20 areas of daily living (ADLs).

Meridian Behavioral Healthcare

March 2011- March 2016

Outpatient Program Manager- Gainesville, FL

- Planned, managed, and coordinated outpatient services of three clinics located in three counties (Alachua, Bradford, and Union). Managed schedules, leave requests, and the clinical coverage of services for 6 full-time employees, two ¾ time employees, and 2-3 volunteers/interns.
- Contributed to the planning and implementation of program goals, objectives, personnel, resources and equipment. Implemented the approved program plan objectives, timetables, expected outcome and measures for assigned areas of responsibility.
- Additional tasks included conducting research for the development and implementation of evidenced based interventions to increase clinical outcomes, increase agency cost effectiveness, and reduce harm to those receiving services.
- Supported contractual compliance through monitoring charts, reviewing use of the electronic health record programs and reporting tools which monitored primary caseload, provider stewardship, productivity, and state outcome compliance.
- Provided individual and group therapy sessions and facilitated treatment groups. Coordinated care with external providers and community.

Academic & Research Experience

Family Study Center- University of South Florida

Feb 2023- Present

Deputy Safety Officer- Saint Petersburg, FL

Assist with evaluation of Federal curr for child welfare involved families (Within Reach). Grant funded 5 years. Admin for children and families grant. Supports safety monitoring meetings through Year 3, participates in review of all Adverse Event Reports submitted to USF IRB, consults as needed in cases of IPV and child maltreatment.

Walden University

Sept 2018 – Present

Contributing Faculty-Remote

Multiculturalism (SOWC 8117)

Couples & Family Counseling (SOWC 8356)

Clinical Seminar I (SOWC 8801)

Clinical Seminar II (SOWC 8802)

Foundations of Graduate Study SOWC (8002)

****Doctoral Dissertation Mentoring as assigned****

Florida Atlantic University

Aug 2021 – Present

Adjunct Professor- Remote

Courses Instructed

Social Work Practice with Individuals (SOW6305)

Social Work Practice with vulnerable populations, Child welfare (SOW6653)

Social Work Practice with Groups (SOW6618)

University of South Florida

Dec 2019 – Aug 2022

Adjunct Professor- Tampa, FL

Courses Instructed

Social Work Practice with Individuals course (SOW6342)

Positive Psychology course (SOW3802)

Diversity & Social Justice (SOW6348)

Civic & Community Engagement

Florida Dependency Court Improvement Panel	June 2022- Present
President of the Board, National Alliance on Mental Illness- Pinellas	July 2021- Present
Board Member, Pinellas County Black Health Equity Alliance <i>Facilitate the development of interorganizational partnerships to advance a local, state and national Black health agenda with the purpose of advancing and promoting the health and wellness of Black children and families by facilitating coordinated action to achieve health equity.)</i>	Jan 2022- Present
Co-Chair, Tampa Bay Unit of the National Association of Social Workers	July 2020- Present
Board member, Suncoast Health Council <i>Created by Florida Statute in 1983 to identify, address and resolve health care issues of local concern. The Health Council's mission is to improve health in Pinellas and Pasco County through planning, education and service delivery.</i>	Oct 2018- Sept 2021
Juvenile Justice & Poverty Committee, League of Women Voters	2018-2022
Health & Wellness Chair, Pinellas County Urban League Young Professionals	2018- Present
Legislative Chair, Tampa Bay Unit, National Association of Social Workers	2016-2020

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Brooks Wallington
Date: Friday, November 10, 2023 3:41:49 PM

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Community Benefits Advisory Council Member Application

Name	Brooks Wallington
Email	bwallington@hugheswallington.com
Phone Number	(727) 644-8107
Address	2553 1st Ave N, Hughes & Wallington Investment Management, St Petersburg, FL, 33713
Occupation	Owner/Chief Investment Strategist
Have you previously served on any other City boards/committees?	No
Why are you interested in serving as an ad hoc member of the CBAC?	I want to make a meaningful contribution to the decisions made for the Rays/Hines Development project. This is the most impactful project our city will have for decades to come and I feel I can contribute positively to the process. I have for several years been an advocate for various St Petersburg projects and I want to continue to shape our community and ensure all prosper from this exciting opportunity.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	Serving as Public Policy Chairman for 2 years through the St Petersburg Chamber of Commerce, Vice Chair for one previous year and several years prior through the St Petersburg Young Professionals, I have had insight to issues affecting our business community in several areas such as; Housing Land Use and Development, Transportation, Legislative Priorities, Sustainability, and years of discussions that involved keeping the Tampa Bay Rays in St Petersburg. I have experience with municipal syndicate bonding and understand the Financial complexities involved with large scale projects in private equity and credit.
Please provide any additional information that you think will be important to know for selection of ad	As a business owner myself, with an office just down the street from the proposed project, I have a vested interest in how this project affects the direct area surrounding it. I also have several clients, business owners and other community stakeholders

hoc members of the
CBAC.

within my business who will be directly impacted by this project.
I have no conflicts of interest but feel I hold a good relationship
with various public officials and major community stakeholders.

Please upload a cover
letter of interest and a
resume.

[HW Cover Letter.docx](#)
[HW Resume.docx](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

Brooks M. Wallington
1120 19th Ave N
St Petersburg, FL 33704

11/10/2023

Dear City of St Petersburg Officials and City Council,

I am writing to express my interest in the Ad Hoc CBAC position and opportunity at to be part of a transformative project for our city. With a demonstrated track record as the Chief Investment Strategist at Hughes & Wallington Investment Management, coupled with a Bachelor of Science in Business Administration and a robust set of financial certifications, I am enthusiastic about the prospect of bringing my expertise to your esteemed team.

Throughout my tenure at Hughes & Wallington Investment Management, I have excelled in creating and implementing comprehensive financial strategies, prioritizing the financial goals and long-term aspirations of my diverse clientele. This has been supported by my proactive involvement in professional affiliations, such as the CFA Society Tampa Bay and the St. Petersburg Chamber of Commerce, as well as my community engagement with organizations like the Great Explorations Children's Museum and Desert Farm's Foundation.

I am equipped with a solid foundation in finance through my business, as well as the experience I bring through my volunteer position held as Public Policy Chair and a commitment to fostering enduring relationships with those I am involved with. My aim is to leverage my skills and experience to contribute effectively to the growth and success of the project our city is about to embark upon.

I am excited about the opportunity to discuss how my background, skills, and passion for building relationships, assessing financial challenges, and meeting goals that are set by myself or within a team. Thank you for considering my application. I am looking forward to the possibility of contributing to the continued success of the CBAC with regard to the Rays/Hines Project.

Warm regards,

Brooks M. Wallington

Brooks M. Wallington
1120 19th Ave N
St Petersburg, FL 33704

Chief Investment Strategist
Hughes & Wallington Investment Management
2553 1st Ave N
St Petersburg, FL 33713

Objective

Dedicated to fostering lasting client relationships and prioritizing their financial aspirations, leveraging expertise, experience, and planning tools to facilitate clients' journey towards financial freedom.

Contact Information

- Email: bwallington@hugheswallington.com
- Phone: 727-644-8107
- Business Website: HughesWallington.com

Education

- Bachelor of Science (B.S) in Business Administration and Management
University of Phoenix

Certifications & Registrations

- Series 6, 7, 63 Registrations - LPL Financial
- Series 66 Registration - PSI Advisors, LLC
- State of Florida Insurance Licenses

Professional Affiliations

- Current Member, CFA Society Tampa Bay
- Former Member, Financial Planning Association of Tampa Bay

Professional Experience

Chief Investment Strategist
Hughes & Wallington Investment Management (2004 - Present)

- Established and led a financial planning practice, ensuring comprehensive financial management for clients.
- Provided investment advice and strategy implementation, maintaining Series 6, 7, 63 Registrations with LPL Financial and Series 66 Registration with PSI Advisors, LLC.
- Upheld State of Florida insurance licenses, offering well-rounded financial guidance.

Community Involvement

- Board member, St. Petersburg Chamber of Commerce
- Former Executive Committee Chair, St. Pete Young Professionals
- Current Executive Committee Vice-Chair for Public Policy
 - Oversee decisions made relating to Housing Land Use and Development, Transportation, Legislative Priorities, Sustainability, and Waterfront Masterplan
- Board Member, Great Explorations Children's Museum and Desert Farm's Foundation

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Carla Bristol
Date: Friday, November 10, 2023 3:33:20 PM

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Community Benefits Advisory Council Member Application

Name	Carla Bristol
Email	carlab.bristol@gmail.com
Phone Number	(727) 565-3930
Address	796 19th Avenue South, St. Petersburg, FL, 33705
Occupation	Program Director
Have you previously served on any other City boards/committees?	Yes - Arts Committee for Police Artwork
Why are you interested in serving as an ad hoc member of the CBAC?	It has been my belief for years that implementing and fulfilling an equitable CBA would be transformative for our underserved community. This would help to address the impacts of lost generational wealth. My voice has been a clear and consistent one in St. Petersburg for years and I have been a strong proponent of Community Benefits Agreement for St. Petersburg.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	I am a trusted community member and a strong advocate for the CBA. My work within the community has demonstrated positive change for St. Petersburg. My voice is valued and I have a good understanding of how CBA's work and the long term benefits for our community. I lie in the South St. Pete CRA and although I was not born in St. Petersburg, I have embraced it as my home for over 27 years. I am a community stakeholder with no personal gains. This is an opportunity for action and measurable impact to address inequities of the past. I work with teens daily and feel I have valuable insight that I could lend.
Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.	My unique perspective would be a value and my professional along with community advocacy work would provide valuable additional credibility to the work.

Please upload a cover letter of interest and a resume.

[Carla Bristol Resume 2023.docx.pdf](#)
[Cover Letter CBAC.pdf](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

Carla Bristol

796 19th Avenue South
St. Petersburg, FL 33705

727-565-3930

To Whom it May Concern;

I was born in South America, raised in New York and have spent the majority of my life here in St. Petersburg. I'm the mother of two children that I've birth and numerous community children and grandchildren. My affiliations in St. Pete is broad and wide through my advocacy on many issues. I opened Gallerie 909 in 2014 and left the corporate world to "Do what I'd rather be doing": serve the community. This year is my 10th year of opening space for the community to celebrate the first night of Kwanzaa. I'm the founder of the Black Arts and Film festival and most recently known for my groundbreaking work with St. Pete Youth Farm.

The opportunity to serve in the shaping of the CBA rollout is a valuable one and The City of St. Petersburg sits in a unique position of transformation during this moment in history. I've worked for years to advocate in many ways for our City, through the arts, youth development, agriculture and more. My contribution and trusted voice is one that would provide a valuable perspective. I work with a community informed approach and collaborative mindset that can benefit this Committee.

Please provide the highest consideration for my interest in serving on the CBAC. It would be an extreme honor to dedicate time along with others for an outcome that satisfies the need for equitable community development through this process. Please don't hesitate call me with any questions.

Regards,
Carla Bristol
727-565-3930

CARLA BRISTOL

796 19th Avenue South, St. Petersburg, FL 33705
(cell) 727-565-3930 · carlab.bristol@gmail.com

QUALIFICATIONS PROFILE

Business Development/Marketing & Sales Professional with extensive experience in solution sales and community development. Outstanding record of developing and closing business. Able to cultivate and manage senior-level relationships. Polished, persuasive executive-level presenter. Key strengths:

- Excellent interpersonal style and ability to work effectively with diverse cultures, multiple organizational levels and in a team or self-directed environment.
- 10 years of community building and advocacy work.
- 21 years of IT Industry experience in formulating revenue-generating strategies in Direct Sales and Sales Support.
- Recommending cost-justified solutions based on solid economics and knowledge of emerging technologies.
- Communicating complex requirements to engineers, solution consultants, channel partners and business executives.
- Written communication and development of high-quality presentations, sales support data sheets and offer definition materials.
- Innovative Food systems leader.

PROFESSIONAL EXPERIENCE

St. Pete Youth Farm (St. Petersburg, FL)

5/2019 - Present

Program Director

- Create and execute on tri-annual programming with facilitators
- Maintain and grow partnerships
- Grow reach through events, speaking engagements and media
- Youth Development of a team of 18 plus youth.
- Lead and cultivate Food Systems dialogue
- Created inhouse soil and fertilizer systems.

Gallerie 909 (St. Petersburg, FL)

Owner | Gallerist

3/2024 - 6/2022

- Founded Black Arts and Film Festival February 2015
- Showcase art from local, national and international artist
- Responsible for a resurgence of Black Arts in St. Petersburg
- Cultural Community Hub
- Community Advocate for many issues.

Orange Business Services (Clearwater, FL)

12/2012 - 6/2014

Account Manager / Global Accounts Headquartered in Florida & B End Support for International Clients

- Create and execute account strategy for existing customer to increase revenue and strategic services.
- Responsible for overall customer satisfaction within assigned territory.
- Met and exceeded all measurements on an annual basis.

VerizonBusiness/MCI/WorldCom/MCI (Tampa, FL/New York, NY) – Hired September, 1991

Sr. Account Manager /

9/1991 – 12/2012

- Consistently Achieved individual and team sales quota objectives and 2010 President's Club winner for Top Performance.

continued...

CARLA BRISTOL

Page 2

- Manage and maintain sales funnel while providing management with timely and accurate sales and revenue forecasts.
- Responsible for overall customer satisfaction within assigned territory. Increased ratings 9 points in 2011.
- Met and exceeded all measurements on an annual basis.
- Grew Account base of \$5M to \$9.5M during 2010.
- 2012 Current responsibility includes managing over \$12M in Revenue for State and Local Government in Florida.
- Communicate and demonstrate solutions focused on improving operational efficiency and customer satisfaction.
- Responsible for overall account management and generating sales revenue for Time Warner, Time Inc. Turner Broadcasting, CNN, Time Warner Cable – Customer Care and Brighthouse Networks.
- Achieve growth attainment on 3 year 150M contract as part of a Global Sales Team. 60M Annual Revenue.
- Work with customer to develop strategic plans based on customer needs, industry trends and Verizon's solution.
- Planned, Developed and Implemented Customer Executive Briefings to share Verizon's roadmap while demonstrating value to the customer.
- Prepare sales forecasts, account status reports, recommendations to enhance account growth, revenue potential and account reviews to management team.
- Led Team in large, complex contract negotiations, Business Development and BID management to accommodate deal demand.
- Respond to RFP's for strategic services including security, MPLS, Contact Center, Managed Services and Voice/Data Network.
- Responsible for full lifecycle management of every sale.
- Years of experience working with large, complex accounts requiring application development and technical design.
- Maintained a trusted partner relationship with Time Warner business units.
- Meet frequently and deliver applicable product presentations as well as listen to and manage customer concerns.
- Recommend applications based on knowledge of customer requirements.
- Manage internal relationships with sales engineers, technical, service and sales support to ensure optimum customer satisfaction.

Previous experience with Elizabeth Arden, International Makeup and Treatment; Fairchild Publication and Manufacturer Hanover Trust Bank, Letter of Credit and Refinance in New York City.

EDUCATION

Borough of Manhattan College (New York, NY)

09/1987 – 12/1988

- Earned credits towards A.A. Degree in Marketing

Murry Bergtraum H.S. for Business (New York, NY)

09/1983 – 06/1987

- High School Diploma with studies in Business Marketing

TRAINING – AWARDS - SKILL

Accenture Consulting – Persuasive Negotiations & Developing a Winning Sales Strategy · Negotiation Skills · New Solution Selling · Account & Opportunity Management · Business Acumen for Sales · Seven Habits for Highly Effective People · People Skills for Management · Performance Management for Managers · Interviewing Skills for Managers · Positive Employee Relations · Time Management

Awards · President's Club Winner 2010 · MCI President's Club 2001 · Masters Winner 1995 · Fast Track Winner 2009 Number 2 Globally · Number 1 sales for AOL/Time Warner 2006 and 2nd in the Mid-Atlantic Region and countless other sales and service recognitions.

Computer/Technical · Visio, MS Office Suite: Outlook, Word, Excel, PowerPoint, Web-Ex, Siebel and Salesforce.com

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Cheriah Lyttleton
Date: Friday, November 10, 2023 6:34:15 PM

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Community Benefits Advisory Council Member Application

Name	Cheriah Lyttleton
Email	riahlittleg@gmail.com
Phone Number	(215) 917-3414
Address	2710 DESOTO WAY S, ST PETERSBURG, FLORIDA, 33712-4003
Occupation	Community Health Worker
Have you previously served on any other City boards/committees?	None
Why are you interested in serving as an ad hoc member of the CBAC?	I have recently returned back to the area and have had the opportunity to truly invest the time to see the changes. Supporting & discussing any future changes that can benefit ALL the communities and community members is why I am interested in serving.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	Working with a Community based organization, I have learned the importance of intentional focus on Community Benefits. Being able to hear first-hand from families in the community on what the needs are can help "bridge the gaps" for best outcomes, community buy-in and true collaboration.
Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.	Thank you for taking the time and your consideration.
Please upload a cover letter of interest and a resume.	Cheriah Lyttleton Community Member Resume.docx

You can [edit this submission](#) and [view all your submissions](#) easily.

Cheriah Lyttleton
Clearwater, FL 33759
(215) 917-3414
riahlittleg@gmail.com

To Whom It May Concern:

This letter is to express my interest in being considered as an adhoc member of the Community Benefits Advisory Council. As you will see in the attached resume, my skills and experience align with your mission. The key strengths I possess for your consideration are:

- Experience working with diverse populations on issues related to Maternal & Child Health and Chronic Conditions Management
- Experience working with community stakeholders towards health promotion, community advocacy, and housing
- Experience working in community based settings
- Excellent communication skills and attention to detail

Please see my resume for more information. I look forward to speaking with you and thank you for your consideration.

Sincerely,

Cheriah Lyttleton

Cheriah Lyttleton
Clearwater, FL 33759 (215) 917-3414
riahlittleg@gmail.com

SUMMARY

Coordinator with over 15 years of work experience with diverse populations in healthcare support, medical management, and informative education. Adept communicator providing compassionate health and human services to varied clients in home and hospital setting. Training and extensive utilization of a motivational trauma-informed care approach for positive outcomes.

ACCOMPLISHMENTS

- Innovation Strategic Workgroup member as scribe and project manager
- Program Self Assessment group member (health)
- Team lead during program transition phase
- Successfully facilitated partnerships with local organizations and elected officials to implement programming

PROFESSIONAL EXPERIENCE

Johns Hopkins All Children's Hospital, St. Petersburg, FL
09/2022-present

Community Health Worker-Healthy Start Program

- Provide Case Management supports through monthly home visits to pregnant mothers and families
- Provide health education and assist program participants to connect with local resources
- Facilitate community events to address Social Determinants of Health and to foster relationships with local community stakeholders

Cooper University Hospital, Camden, NJ
04/2021-09/2022

Health Advisor

- Provide weekly chronic disease management supports to medium risk patients through telephone calls or in person visits at Primary Care Physician offices
- Maintain a caseload of 60-80 complex care patients with chronic conditions including Diabetes, Hypertension, and Hyperlipidemia
- Collaborate with the patient's care team to address social determinants of health barriers
- Conduct care coordination follow up calls to recently discharged Covid positive patients from the Emergency Department

Better Tomorrows, Philadelphia, PA
10/2020-04/01/2021

Part time Social Service Coordinator

- Coordinated social services supports and resources to residents at two affordable housing sites in West Philadelphia
- Planned and facilitated site programs for health and wellness education, job readiness, community engagement, and afterschool education supports
- Provided case management on individual and as needed basis
- Community Ambassador to foster relationships with local community stakeholders
- Supported property management in resident living success and conflict resolution

JEVS Human Services, Philadelphia, PA
04/2019-07/2020

Supports Coordinator/Case Manager

- Conducted quarterly home visits and monthly monitoring calls with a caseload of 60-70 Office of Long Term Care waiver participants
- Collaborated with Managed Care Organization on appropriate services and supports to enable participants to maintain level of independence in home and into community.
- Conducted capability and functionality assessments to ensure appropriate services for approval and implementation according to service plan

**Maternity Care Coalition, Norristown, PA
01/2017-04/2019**

Family Advocate/Case Manager/Community Doula

- Conducted weekly home visits to provide health and development education to families with children ages 0-3 in conjunction with healthcare management through Parents as Teachers curriculum
- Assisted participants in the utilization of community resources while facilitating community involvement
- Provided Doula supports and birthing education through a free community program

**Access Services, Fort Washington, PA
12/2015-01/2017**

Part time Direct Support Professional

- Provided holistic approach and support to individuals with intellectual disabilities. Encouraging communication, fostering self-help and awareness to complete tasks with assistance and compassion.

**Pennsauken Diagnostic Center, Pennsauken, NJ
03/2013-08/2015**

Part time /Per Diem Technologist

- Technologist responsible for out-patient MRI procedures. Performed out-patient MR exams and explained procedures to patient. Duties also included intravenous contrast administration as requested

**Thomas Jefferson University Hospital, Philadelphia, PA
04/2006-10/2011**

MRI Technologist

- Technologist responsible for out-patient and in-patient imaging procedures. Implemented imaging procedures to produce quality images of designated areas of the body

Alliance Imaging (Chestnut Hill Hospital), Philadelphia, PA
01/2001-4/2006

MRI Technologist

- Technologist responsible for out-patient and in-patient imaging procedures. Utilized specialized equipment to create cross-sectional scans to help doctors treat illness and diseases

EDUCATION

Bachelor of Health Care Science , Alvernia University, Reading, Pa, 2016
GPA 3.35 cumulative, Deans List Spring

Technologist Intern in Magnetic Resonance Imaging, University of Pennsylvania Medical Center (HUP), Philadelphia, Pa, 2001

Associate of Science in Radiologic Technology, Community College of Philadelphia, Philadelphia, Pa, 1999

High School Diploma, Saint Petersburg High School, Saint Petersburg, Florida, 1995

PROFESSIONAL CERTIFICATIONS

Graduate Certificate in Health Promotion, Liberty University, Lynchburg, Va, 2021

VOLUNTEER SERVICES

- Pennsylvania Health Access Network, Consumer Protections Committee member
- Volunteer with PICC (Pennsylvania Immigration & Citizenship Coalition) on healthcare committee and with civic engagement
- Volunteer with the American Diabetes Association on health fair committee
- Volunteer with Teen Challenge Philadelphia (faith based drug and alcohol rehab program) as counselor and study group facilitator

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#)
Subject: Re: Community Benefits Advisory Council Member Application - Christopher Moschonas
Date: Thursday, November 9, 2023 8:46:28 PM

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Community Benefits Advisory Council Member Application

Name	Christopher Moschonas
Email	christophermoschonas@gmail.com
Phone Number	(813) 970-5014
Address	908 9th Ave S, Upper unit, St. Petersburg, FL, 33705
Occupation	CEO of Win Pinellas
Have you previously served on any other City boards/committees?	Pinellas Park Gateway Chamber Of Commerce and Chairman of Economic Development Committee
Why are you interested in serving as an ad hoc member of the CBAC?	I am particularly interested in serving as an ad hoc member of the CBAC because I believe in the transformative potential of the Community Benefits Program. The program's focus on affordable housing, environmental resiliency, equitable workforce development, and other vital areas aligns with my personal and professional values. I'm eager to contribute to the program's mission by actively participating in the determination and evaluation of community benefits packages. I appreciate the collaborative approach of the CBAC in determining the required community benefits package for development projects. It's an opportunity to engage with the Community Benefits Advisory Council, hold community meetings, and work towards the final approval of the Community Benefits Agreement by City Council. This collaborative process ensures that the community's needs and aspirations are considered in project development, which I find both meaningful and necessary. The role of an ad hoc member, especially one selected from residents within one mile of the project location, resonates with me. It allows for a close connection to the community affected by the project and ensures that their input is taken into account. I look forward to participating in the meetings within the affected neighborhoods and working alongside standing members to recommend preliminary and final community benefits packages

to City Council for approval.

Overall, I see my involvement with the CBAC as an opportunity to contribute to positive growth and development in the community. The transparent and inclusive approach of the program, as well as the commitment of the Council and its members, is something I'm excited to be a part of. I am eager to fulfill my responsibilities as an ad hoc member and contribute to the program's success in creating lasting community benefits.

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?

I believe several skills and experiences make me a strong candidate for the role of a Member of the CBAC:

Community Engagement: I have a history of active involvement in the community, both as a resident and as a professional. This experience has given me a deep understanding of local issues and a strong commitment to community well-being.

Collaboration: Throughout my career, I've worked in various team environments and have honed my collaboration and consensus-building skills. I believe in the power of collective efforts to drive positive change.

Communication: Effective communication is crucial in a role like this. I have experience in public speaking, written communication, and facilitating discussions, which I believe will be valuable in engaging with the community and fellow CBAC members.

Analytical Thinking: I have a strong analytical mindset, which enables me to critically assess data and reports related to development projects. This skill is essential for making informed recommendations on Community Benefits Agreements.

Problem-Solving: My experience in [relevant industry or field] has equipped me with the ability to identify challenges and develop practical solutions. This problem-solving aptitude can be applied to complex issues the CBAC may encounter.

Empathy: I am genuinely empathetic and dedicated to addressing the needs and concerns of the community. Understanding the perspectives of various stakeholders is crucial in this role.

Commitment: I am committed to serving the community's best interests and working diligently to ensure that the Community Benefits Program positively impacts the neighborhoods it serves.

Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.

My experience as a Board Member for the Pinellas Park Gateway Chamber of Commerce and Chairman of the Economic Development Committee has significantly enriched my qualifications for the role of a Member of the CBAC.

Board Member, Pinellas Park Gateway Chamber of Commerce:

As a Board Member, I've had the privilege of working closely with local businesses and community leaders. This role has provided me with a comprehensive understanding of the local business landscape, economic challenges, and opportunities within the area.

I've been actively involved in promoting the growth and development of our community by fostering partnerships between local businesses and residents. This hands-on experience has given me insight into the practical aspects of

community development and the importance of balancing economic growth with community well-being.
Chairman of the Economic Development Committee:

My position as Chairman of the Economic Development Committee has allowed me to lead and guide initiatives aimed at enhancing economic opportunities within our community. This role has required strategic planning, data analysis, and collaboration with various stakeholders.

During my tenure, I've successfully overseen projects that have positively impacted our community's economic landscape. I've gained experience in assessing the economic implications of various projects and making recommendations that align with our community's best interests.

My involvement in these roles has been instrumental in honing my skills in community engagement, analytical thinking, and effective communication, all of which are pivotal for a Member of the CBAC. I am excited to bring the knowledge and insights gained from these positions to the CBAC, and I'm committed to working diligently to ensure that the Community Benefits Program continues to serve the community effectively.

Please upload a cover letter of interest and a resume.

[Cover letter.pdf](#)
[Resume.pdf](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

Christopher Moschonas

Address: 908 9th Ave S, St Petersburg, FL 33705

Email: Chris@WinPinellas.com

Phone: (813) 970-5014

Objective

Passionate and results-driven professional with a proven track record in business development, community engagement, and leadership. Seeking a challenging role in community development and advisory where I can leverage my expertise and dedication to drive positive change and economic growth within the community.

Education

- Bachelor of Science, Florida State University, Tallahassee, FL
 - *June 2010 - May 2013*
 - *Major:* Exercise Science
 - *Minors:* International Affairs & Latin American and Caribbean Studies
 - *Study Abroad:* Republic of Panama, Spring 2011

Core Competencies

- Leadership & Relationship Building: Demonstrated ability to lead by example and foster positive, professional, and empathetic environments. Skilled in building strong, trusting business relationships both within and outside organizations.
- Community Engagement: A strong advocate for community well-being with a history of active involvement in local communities. Proficient in collaborating with diverse stakeholders.
- Problem Solving & Analytical Skills: A creative and self-motivated problem solver with a proven record of efficiently identifying root causes, determining resolutions, and making recommendations. Analytical thinking applied to business strategies.
- Communication: Strong communication skills in public speaking, written communication, and facilitation of discussions.

Professional Experience

Pinellas Park Gateway Chamber of Commerce, Pinellas Park, FL *June 2022 - Present*

Board Member & Chairman

- Ambassadors Committee
- Events & Marketing Committee
- Chairman of Economic Development Committee
- Pinellas Park Medical District member
- Led initiatives including the Backpack Drive and served as Breakfast Keynote Speaker at the Pinellas Manufacturing Summit.

Express Employment Professionals, Pinellas Park, FL *June 2022 - October 2023*

Director of Business Development

- Responsible for new business development and expanding existing contracts with a target quota of \$7M. Built and maintained executive-level relationships with client teams. Led and drove solutions for large complex service engagements.

Prime Marketing, St Petersburg, FL *November 2020 - August 2021*

VP of Revenue Operations

- Developed a new business pipeline and executed cross-functional initiatives, driving business growth.
- Drove performance measurement and ensured performance targets were met.
- Defined project/program management structure and cadence to ensure efficient execution of initiatives.

1-800 Accountant, Clearwater, FL *August 2019 - March 2020*

Sales Development & Operations Consultant

- Applied data and analytics to the company's sales strategy, ensuring quality and value of data.
- Collaborated between departments to establish a cohesive data strategy.
- Identified and implemented solutions for performance problems.

Executive Energy Management, St Petersburg, FL *October 2017 - October 2018*

Director of Sales

- Led a 40+ sales team and provided leadership towards achieving maximum profitability and growth.
- Established plans to expand the customer base and developed training and educational programs.
- Provided high standards of ongoing training for sales representatives.

Reveal Business Solutions, Tallahassee & St Petersburg, FL *March 2015 - September 2020*

Founder & CEO

- Successfully expanded the international client base.
- Managed event coordination, including budget development, sponsorship sales, marketing material development, and logistics.
- Developed and implemented marketing, communication, and advertising plans.

GloFX, Tallahassee, FL *June 2013 - March 2017*

Chief Marketing Officer

- Planned and executed sponsorships for 100+ music festivals and concerts.
- Led a field staff team with impressive sales records.
- Designed and managed a successful wholesale program.

CDJ Management, Tallahassee, FL *June 2013 - March 2015*

President

- Supervised corporate and local sponsors for special events in the Tallahassee area.
- Developed various events for the collegiate community and non-profits.
- Managed successful marketing campaigns and event budgets.

Additional Achievements and Skills

- Strategic Planning: Proven ability to develop and implement strategic plans to drive business growth and community development.
- Cross-functional Leadership: Experience in leading cross-functional teams and complex service engagements, resulting in improved client satisfaction and business success.
- Data Analysis: Proficient in utilizing data and analytics to inform decision-making and business strategies.
- Team Building and Training: Established high standards of training for sales representatives and developed training programs, contributing to improved technical knowledge and performance.
- Event Coordination: Managed various events, including budgeting, sponsorship sales, marketing material development, logistics, and compliance, resulting in successful outcomes.
- Marketing and Communication: Devised and executed marketing, communication, and advertising plans for corporate and local accounts, driving event attendance and achieving goals.

Objective Summary

A dedicated and accomplished professional with a strong foundation in leadership, business development, community engagement, and event management. Proven success in expanding businesses, building strategic relationships, and driving positive community impact. A creative problem solver with excellent analytical and communication skills. Eager to leverage expertise to contribute to community development and advisory initiatives.

References available upon request.

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Debbie Reeser
Date: Friday, November 10, 2023 12:30:20 PM

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Community Benefits Advisory Council Member Application

Name	Debbie Reeser
Email	debbie.reeser@gmail.com
Phone Number	(727) 244-8328
Address	105 4th Ave NE, Unit 417, St Petersburg, FL, 33701
Occupation	Commercial Real Estate Broker Associate
Have you previously served on any other City boards/committees?	No
Why are you interested in serving as an ad hoc member of the CBAC?	I moved to St Petersburg in 1976. Currently I serve as President of the EDGE Business District Association (I've been a board member since May 2018). I would like to expand my participation in our community by becoming an ad hoc member of the CBAC. I feel my background in commercial real estate provides knowledge which will be useful when reviewing the current proposal submitted by the Hines/Rays partnership.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	I have extensive experience in contract/lease review and negotiation. Throughout my tenure on the EDGE Business District Association board, I've formed good working relationships with several developers; including - Belpointe, PTM Partners, J Square Developers, etc. I believe community participation is vital for a project to be successful.
Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.	I'm currently a member of the Downtown Partnership, the Downtown Neighborhood Association (SPDNA), The Edge Business District Association and Preserve the 'Burg. Formerly, I was a member of the Downtown Business Association (DBA), the Northeast Exchange Club and the Grand Central District Association. Also, I'm a volunteer at the Tampa Bay Watch Discovery Center.
Please upload a cover letter of interest and a	CoverLetter Community Benefit Advisory Council .doc

resume.

[Resume DebbieReeser CBAC.doc](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

November 10, 2023

To whom it may concern:

Attached is my resume for the ad hoc Community Benefits Advisory Council position. I think you will find me to be a community minded professional with strong communication, interpersonal and analytical skills.

I would welcome the chance to assist in gathering information along with participating in the review of the Historic Gas Plant Redevelopment proposal.

Sincerely,
Debbie Reeser, Broker Associate
EDGE Business District Association President

M: 727.244.8328 | debbie.reeser@gmail.com
<http://www.facebook.com/DebbieReeserCRE>

DEBBIE REESER

105 4th Ave NE, Unit 417 • St. Petersburg, Florida 33701 • (727) 244-8328 • debbie.reeser@gmail.com

STRENGTHS:

- Motivated professional possessing strong communication, interpersonal and analytical skills with ability to prioritize tasks.
- High level of integrity and professional demeanor with ability to work well with diverse personalities.
- Detail oriented with tenacity to complete a project.
- Intuitive with ability to be a successful consensus builder.

EMPLOYMENT HISTORY:

Commercial Broker Associate, St. Petersburg, FL, 2/2015 – present, currently with Charles Rutenberg Realty

- Transaction facilitator and partner for commercial real estate sales/leasing with a concentration in south Pinellas County
- Assist in brokerage, leasing and investment transactions of industrial, office and retail properties
- Responsible for negotiating contract terms and conditions

Office Manager, Pet Food Warehouse, St. Petersburg, FL, 6/2010 – 2/2015

- Managed all bookkeeping activities
- Content management and maintenance of social media
- Conducted background investigations for new employees
- Assisted in managing marketing with local merchants and charitable organizations
- Participated in product selection and evaluation

Assistant Real Estate Manager, CB Richard Ellis, St. Petersburg, FL, 3/2009 – 12/2009

- Responsible for 569,558 sq.ft. portfolio: 319,794 sq.ft. Class A commercial office buildings; 179,177 sq.ft. Industrial complex; 70,587 sq.ft. Class B commercial office building
- Provided exceptional Customer Service with a strong Tenant Retention Focus
- Managed and Implemented sustainability policies and procedures including daytime green cleaning
- Managed Accounts Payable, Accounts Receivable and Special Billings to Tenants
- Supervised and Delegated responsibilities of Building Engineers, Janitorial Crew, Security Personnel
- Interacted with management, tenants, contractors and vendors
- Maintained high level of understanding and knowledge about local market conditions and competition

Assistant Property Manager, CNL Commercial Real Estate (Parkway Realty Services), St. Petersburg, FL, 9/2005 - 11/2008

- Responsible for Class A commercial office building: 186,000 sq.ft./31 tenants (320,000 sq.ft./ 32 tenants/2 properties under previous ownership)
- Interacted with management, tenants, contractors and vendors
- Managed Accounts Payable, Accounts Receivable, applying Cash Receipts and Collections
- Produced financial and occupancy reports
- Assisted with preparation and implementation of operating budget and business plan
- Managed details of building operation in a budget conscious manner
- Supervised parking operations and records for 2 parking facilities - audited, revamped and implemented new parking garage procedures which resulted in higher revenues
- Assisted in supervising and motivating property engineers and contractors
- Supervised daily activities of janitorial crew and security personnel

EDUCATION:

A.A. Pre-Engineering, St. Petersburg College, Clearwater, Florida

Windows Programming Certificate, St. Petersburg College, St. Petersburg, Florida

Florida Real Estate Sales Associate License, 2007

Florida Real Estate Brokers License, 2021

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#)
Subject: Re: Community Benefits Advisory Council Member Application - DOUGLAS HOMEYER
Date: Thursday, November 9, 2023 12:32:50 PM

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Community Benefits Advisory Council Member Application

Name DOUGLAS HOMEYER

Email DOUG@BPF.LLC

Phone Number (901) 428-2232

Address 200 CENTRAL AVENUE , FL. 4/ UNIT 401, ST.
PETERSBURG, FLORIDA, 33701

Occupation INSURANCE EXECUTIVE

Have you previously
served on any other City
boards/committees? NO

Why are you interested in
serving as an ad hoc
member of the CBAC? I moved to St Pete four years ago from Little Rock, Arkansas,
and will live here for the rest of my life! I love St Pete and have
become very active in the DTSP community. I was active in
Little Rock and would like to apply my experience and
knowledge to help grow this wonderful city.

What specific skills and
experience do you have
that would make you a
good choice as a Member
of the CBAC? Throughout my career, I have been very active in the
community and industry helping people.
I know I can bring value to this council and feel that it would be
an honor to serve.

Please provide any
additional information that
you think will be important
to know for selection of ad
hoc members of the
CBAC. I'm a great listener, and communicator and feel comfortable
engaging with people from all walks of life. You can learn
something valuable from every person you meet by listening
and understanding where they come from.

Please upload a cover
letter of interest and a
resume. [AD HOC RESUME.pdf](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

OBJECTIVE

- Self-motivated individual desiring to transfer experience in management, business development, and organizational Development with the Community Benefit Advisory Council.
 - Assisting the Community Benefit Advisory Council utilize resource management, leadership experience, and problem-solving skills.
 - Assisting in implementing the core values of development/sustenance for the people in the community.
-

EDUCATION

The American College of Financial Services. Pennsylvania

November, 2018

Chartered Life Underwriter

University of Arkansas at Little Rock. Little Rock, Arkansas

May, 1983

Bachelor's Business Administration (Business)

EXPERIENCE

Founder & Chief Executive Officer

April 2022- Present

Benefits Plus Financial. St. Petersburg, Florida

President/Owner

January 2006- March 2021

Homeyer Insurance. Little Rock, Arkansas

SKILLS

- Communication
 - Problem-solving
 - Leadership
-

ASSOCIATIONS

- St. Petersburg Chamber of Commerce
- Bill Edward's Foundation
- St. Anthony's Hospital Foundation
- Entrepreneurial Academy Alumni Greenhouse
- Waterfront Development Committee
- Rotary Club of St. Petersburg

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#)
Subject: Re: Community Benefits Advisory Council Member Application - Esther Matthews
Date: Thursday, November 9, 2023 3:21:12 PM

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Community Benefits Advisory Council Member Application

Name Esther Matthews

Email esther@alladministrativesolutions.com

Phone Number (727) 900-1170

Address 1601 16th Street South , St Petersburg, FL, 33705

Occupation Business Owner

Have you previously served on any other City boards/committees? Yes

Why are you interested in serving as an ad hoc member of the CBAC? I am eager to serve as an ad hoc member of the Community Benefits Advisory Council because of my deep commitment to fostering a vibrant, equitable, and thriving community. My background in community engagement, civic engagement, social work, and social justice has not only provided me with the necessary skills and knowledge but has also instilled in me a passion community engagement.

I believe that through this role, I can effectively contribute to shaping policies and initiatives that will have a lasting positive impact on our community. I am particularly interested in ensuring that the benefits of our community's growth and development are accessible to all, especially the underserved and marginalized groups.

My approach to community service is collaborative and inclusive, focusing on listening to diverse voices and translating these insights into actionable strategies. Being part of the Community Benefits Advisory Council offers a unique opportunity to work alongside like-minded individuals and collectively drive meaningful change.

I am excited about the prospect of bringing my perspective, enthusiasm, and experience to the Council, helping to forge a future where every community member can thrive and succeed.

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?

As a business owner, President of the St. Petersburg NAACP, civic leader, and social worker, I bring a unique blend of skills and experience that make me an ideal candidate for the Community Benefits Advisory Council (CBAC).

1. Leadership and Strategic Planning (Business Owner & NAACP President):

As a business owner, I have honed my skills in strategic planning, decision-making, and organizational management. These skills are crucial for identifying and prioritizing community needs and devising effective strategies for the CBAC.

My role as the President of the St. Petersburg NAACP has further refined my leadership abilities. I've led initiatives and collaborated with diverse stakeholders, balancing various interests to achieve common goals. This experience is invaluable in navigating the complexities of community projects and ensuring their successful execution.

2. Community Engagement and Advocacy (Civic Leader & NAACP President):

My extensive experience as a civic leader has equipped me with deep insights into community dynamics and the ability to mobilize and engage different groups effectively. This skill is vital for the CBAC's role in ensuring community participation and buy-in for various projects.

As NAACP President, I have advocated for social justice, equity, and community development, aligning closely with the CBAC's mission. My experience in advocacy will be instrumental in championing the Council's initiatives and ensuring they serve the broader community's best interests.

3. Empathy and Social Work Expertise (Social Worker):

My background in social work allows me to approach CBAC matters with empathy and a deep understanding of social issues. This perspective is critical in ensuring that the Council's decisions are inclusive and consider the well-being of all community segments, especially the underserved.

4. Collaborative Approach and Conflict Resolution (All Roles):

Across all my roles, I've developed strong collaborative skills, essential for working effectively in a council setting. I'm adept at facilitating discussions, mediating conflicts, and building consensus, ensuring that diverse viewpoints are respected and synthesized into cohesive action plans.

In summary, my multifaceted experience as a business owner, President of the NAACP, civic leader, and social worker equips me with a comprehensive skill set that aligns perfectly with the CBAC's objectives.

My leadership, community engagement, empathy, and collaborative abilities position me to contribute effectively to the Council's mission and work.

Please upload a cover letter of interest and a

[CBAC.CoverLtrOfInterest.Resume.pdf](#)

resume.

You can [edit this submission](#) and [view all your submissions](#) easily.

Esther Matthews, MSW, MLC
esther@alladministrativesolutions.com
(727) 900-1170

November 9, 2023

Dear Mayor Kenneth T. Welch,

I am writing to express my sincere interest in joining the Community Benefits Advisory Council (CBAC). With a diverse background as a business owner, President of the St. Petersburg NAACP, a dedicated civic leader, and a graduate level social worker, I am eager to contribute my skills and experiences to advance the mission of the CBAC.

My journey as a business owner has endowed me with strategic insights into organizational management and decision-making. These skills are critical for identifying community needs and formulating impactful strategies for the Council. Furthermore, my tenure as the President of the NAACP in St. Petersburg has been instrumental in honing my leadership abilities, especially in collaborating with a broad range of stakeholders, balancing varied interests, and steering initiatives towards successful outcomes.

My role as a civic leader has deepened my understanding of community dynamics and the art of effective mobilization and engagement. This experience is particularly relevant to ensuring community participation and advocacy in the CBAC's diverse projects. Additionally, my background in social work has imbued me with an empathetic perspective, essential for ensuring that the Council's decisions are inclusive and considerate of all community members, particularly the underserved.

In all my roles, I have consistently employed a collaborative approach and have honed my skills in facilitating discussions, mediating conflicts, and building consensus. These abilities are vital for the CBAC, as they ensure that diverse viewpoints are respected and integrated into effective, cohesive action plans.

Joining the Community Benefits Advisory Council represents an opportunity for me to leverage my skills in leadership, community engagement, strategic planning, and collaborative problem-solving in a new and impactful way. I am enthusiastic about the possibility of contributing to the CBAC's mission and working collaboratively to drive positive change in our community.

Thank you for considering my application. I am looking forward to the opportunity to discuss how my background, skills, and passion align with the goals of the Community Benefits Advisory Council. I am confident that my experiences have prepared me well to make a meaningful contribution to the Council's important work.

Sincerely,

A handwritten signature in black ink, appearing to read 'Esther Matthews', with a stylized, flowing script.

Esther Matthews

Esther Matthews, MSW, MLC

T: (727) 900-1170

E: esther@alladministrativesolutions.com

E: ematthews@exoffender.org

Career Experience

January 2023 – Present | PERC (People Empowering Returning Citizens)

Director of Programs, Corporate Training, and Staff Development for a Non-Profit Organization. Oversee a diverse range of initiatives including the Cohort of Champions, Tiny Homes, Complex Case Reintegration Project, Hidden Voices, and STARS Programs. Additionally, lead corporate training efforts to enhance team capabilities and further our mission.

- Create and set goals for programs based on the strategic objectives of the organization
- Create and nurture effective communication within the organization and funding partners
- Responsible for the management and planning of the program administration and planning, including the identification of successful processes, and ensuring that deadlines and milestones are met.

June 2022 – Present | Supportive Equity Connections of Tampa Bay

CEO and President of a Not-for-Profit organization that was founded in 2022 with a mission to achieve equity in Pinellas County by ensuring that the systems change in an impactful and sustained manner through system change.

- Lead Pinellas County as a community leader, spokesperson, and coalition building, and work with a diverse range of constituents across the county to accomplish community goals
- Ensure that intellectual leadership is provided and that an environment of excellence, creativity and commitment in the quality of services provided and a commitment to the mission of the organization is fostered
- Ensure that education and community development initiatives are implemented and enhanced throughout the organization and county

September 2018 – Present | All Administrative Solutions, LLC dba All Enterprise Solutions

President & CEO of an enterprise management and consulting firm founded in 2018 to help clients activate and deploy new revenue and partnership concepts and heighten efficiencies and productivity in mission-critical areas of operation. AAS/AES works with corporate, small business, government, and non-profit organizations. Current and recent client engagements include:

- **The Factory**, a 91,000 square foot flex-space facility center for the arts–business management and administrative oversight for 45 arts centered businesses
- **City of Tucson** – Employee and Leadership Development for 1,500 full and part-time employees
- **The 2020 Plan, Inc.** - Operations Management for economic development plan involving 50+ partner organizations
- **Mason Tillman Associates**, a public policy& disparity study consulting firm – Disparity Study survey staff administrative oversight for 5 contract employees
- **Barr & Barr**, a Tampa Bay based construction company – Subcontracted as a Section 3 (Florida Certified) firm providing temp-to-permanent staffing support
- **Tampa Bay Rays/Rowdies**, a major league baseball team – EDI training for 405 full time employees
- **People Empowering and Restoring Communities (PERC)** – Operations Management and staff administrative oversight for 20 full time employees
- **City of St. Petersburg, FL**, a municipal government – Provided recruitment services on a temporary, interim and contract basis
- **Career Source Pinellas, FL** - Deliver employee engagement training to a group of 75 staff members.

November 2014 – March 2020 | Society of St. Vincent de Paul

Program Manager (countywide) for Non-Profit organization. Was responsible for overseeing the budget and staff projects. Deployed new services to the program recipients in accordance with the program governance:

- Provided direct administrative oversight of a \$7.5 million dollar Veterans Administrative Grant
- Administration and management of 40 full time employees deployed in Pinellas County for the homeless service programs.
- Ensured compliance with established policy and procedures

February 2010 – October 2014 | Sarasota Housing Authority

Resident Services Manager for Housing Authority focused on spearheading grant programs designed to promote and develop physical, social, and emotional health awareness in the Elderly and Disabled participants:

- Established and promoted a community environment with the residents
- Developed supportive professional relationships with residents that help them enhance the quality of their lives
- Coordinate site community engagement staff to achieve community impact goals

Education & Career Credentials

- Florida A&M University • Bachelor of Science, Major – Social Science
- Crown College • Master of Science, Major – Social Work
- Certified Section 3 Specialist, U.S. Department of Housing and Urban Development (HUD)
- Certified Professional Service Coordinator, Nan McKay & Associates
- Certified Grant Writer, Nan McKay & Associates
- Certified Master Life Coach, Transformation Academy
- Certified Professional Life Coach, Transformation Academy
- Certified SOAR Professional, Substance Abuse and Mental Health Services Administration (SAMHSA)
- Certified Disaster Preparedness Trainer

Professional Affiliations

- Leadership St. Petersburg (Class of 2021)
- Member, St. Petersburg Area Chamber of Commerce
- Small Business Innovators
- Professional Businesswomen
- Community for Entrepreneurs
- HCV Housing Quality Standards Specialist – Nan McKay (2015)
- SOAR Certified – SAMHSA/Soar Works (2017)

Community Leadership

- **President NAACP** – St. Petersburg Branch President (Current)
- **Board Member** - CareerSource Pinellas (Current)
- **Chair** – Pinellas County Continuum of Care Diversity, Equity, and Inclusion Committee
- **Member** - National Council of Negro Women
- **Community Advisory Council (CAC)** – St. Petersburg, FL (Current)
- **Task Force Lead** – Veterans Suicide Prevention – Gus Bilirakis
- **Member** - St. Petersburg Community Benefits Agreement (CBA) Policy Council
- **Vice-Chair** - Pinellas County Re-Districting Committee
- **Member**, Sankofa Advisory Council (for Sankofa on the Deuces, a City-Community Partnership)

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#)
Subject: Re: Community Benefits Advisory Council Member Application - Frank Malczyk
Date: Monday, November 6, 2023 12:33:16 PM

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Community Benefits Advisory Council Member Application

Name	Frank Malczyk
Email	frank.malczyk@gmail.com
Phone Number	(727) 642-0922
Address	301 1st St S, unit 2306, St Petersburg, FL, 33701
Occupation	Consultant/BOD NSPA/Semi Retired
Have you previously served on any other City boards/committees?	NO
Why are you interested in serving as an ad hoc member of the CBAC?	25 year plus city of SP who is tremendously interested in the future of the city.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	Thoughtful Team Player, Strong Communication and Diversity skills developed from leadership training by long term employer, Molex Inc.
Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.	Supporter of small St Pete and Pinellas based businesses.
Please upload a cover letter of interest and a resume.	page_image.png

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Frank Malczyk

frank.malczyk@gmail.com • linkedin.com/in/frank-malczyk-a4ab3011/
727.642.0922 • St. Petersburg, Florida

General Manager | Global Sales/Marketing Director

Qualifications Summary	Highly successful and extensively experienced operations leader and business strategist with expertise within electrical component, electronic connector, and cable assembly manufacturing sector. Proven ability to manage P&L responsibilities, direct functional operations, orchestrate consolidations, and collaborate in merger and acquisition due diligence and subsequent integrations. Talent for establishing strategic partnerships, developing loyalty among clients, and building high performance teams of business professionals.	
	• Strategic Business Planning • Operations Management • Engineering Quality Assurance • Product Development Manufacturing	• P&L Responsibility Revenue Generation • Sales Campaigns Marketing Initiatives • Mergers & Acquisitions • Team Leadership Development

Career Experience	Ulti-Mate Connector, Inc., Orange, California	2015 to 2020
	Global Sales and Marketing Director	
	Created and led 10 direct reports in execution of global sales and marketing strategy for this privately held manufacturer of customized micro miniature connectors and cable assemblies. Established and developed trusted advisor relationships and drove strategic business development initiatives with major multinational clients in North America, Europe, Middle East, and Asia.	
	• Delivered compounded corporate order entry growth of 32% annually from 2017 through 2019. • Generated annual double-digit sales growth with major international partners by expanding Global Authorized Distribution network.	
	Check Solutions LLC, St. Petersburg, Florida	2014 to 2015
	Principal Consultant	
	Launched consulting services firm focused on providing manufacturing industry insights into market growth, sourcing and procurement strategies, and enhancing functional operations for start-up and growth-oriented global product production clients.	
	• Negotiated contracts with three clients within initial three months of operation. • Identified Asia Pacific (APAC) source for client manufacturing high speed production equipment components. • Partnered in creation of strategy for Asian connector producer to enter North American market. • Developed channel strategy for marketing of products by manufacturing client in India.	

Frank Malczyk

Molex Incorporated, Pinellas Park, Florida 1985 to 2014

Industrial Division General Manager/Director of Business Development. 2002 to 2014

Directed functional operations for manufacture of Industrial Division products and cable assemblies for delivery to original equipment manufacturers (OEMs), global accounts, authorized distributors, and private label customers. Held P&L responsibility for \$75M division while managing engineering, operations, materials procurement/planning, Far East sourcing, business development, marketing, and product management. Led eight-member senior direct report team of operations, quality assurance, human resources, engineering, production, materials, and customer support experts.

- Orchestrated consolidation of manufacturing operations of three corporate plants while maintaining top line order growth of over 20% for two consecutive years.
- Collaborated as acquisition team member in first-ever corporate purchase of publicly traded company, Woodhead Industries, in 2006 by Molex Inc.
- Drove expansion of commercial vehicle market with introduction of newly developed line of sealed circular and rectangular connectors.
- Launched new low-cost product offerings to expand terminal block line through global private label agreement negotiated with Asian source.

Additional Molex Inc. Positions:

General Manager, Orange County Operations, Orange, California

Industrial Business Division Private Label Manager, Lincolnshire, Illinois

Industrial Division Sales Director | National Sales Manager, Pinellas Park, Florida

Western Regional Sales Manager, Milpitas, California

National Distribution Sales Manager, Pinellas Park, Florida

Pedersen & Houpt, Chicago, Illinois

2012 to 2013

Expert Witness

Conducted connector and cable assembly industry investigation to deliver evidence and insights in Expert Report for trade secrets and intellectual property case. Deposed on behalf of plaintiff and testified at trial with successful verdict by jury on behalf of client.

Additional Experience

Sales Engineer, Midland Ross Cambion, Cambridge, Massachusetts
Assistant General Manager, Glens Falls White Sox, Glens Falls, New York

Education

Bachelor of Science in Marketing, Cum Laude
State University of New York at Brockport, Brockport, New York

Professional Training

- Molex Inc. Management Training Program, Harvard Business School
- Dozens of Corporate Training Programs/Seminars while at Molex, Inc.

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Gloria Campbell
Date: Friday, November 10, 2023 11:24:21 AM

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Community Benefits Advisory Council Member Application

Name Gloria Campbell

Email gloriadcampbell@gmail.com

Phone Number (727) 434-0072

Address

[REDACTED]

Occupation Insurance Broker

Have you previously served on any other City boards/committees? No

Why are you interested in serving as an ad hoc member of the CBAC? I am a business and property owner stakeholder within a 1-mile radius. Additionally, I have been actively involved in the area serving as a Community Advocate for 20 years.

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC? I have knowledge in several areas that I think would be beneficial. History of the area, organizational and management skills. Consensus-building and communication skills would be valuable to the committee. I also work well with other community leaders, elected officials, and citizens in the area.

Please upload a cover letter of interest and a resume. [Gloria Dixon Campbell Bio.pdf](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

Gloria Dixon. Campbell, MBA

Owner- Advantage Insurance Solutions

Email: advantage4insurance@gmail.com

(727) 434-0072 CIVIC AND PROFESSIONAL AFFILIATIONS:

Clearwater Urban Leadership Coalition 2008-Present (Executive Director)

Worknet Pinellas, 2000-2004 (Secretary, 2006-2008, Youth Committee)

Deuces Live, Inc., 2011-Present (President, 2012)

Clearwater Chamber of Commerce, VP of Marketing 2000-2004

Morton Plant Community Impact Committee, Grant Funding 2006-2010

Mt. Zion UMC, 2010-2015, Chairperson, Evangelism

Leadership Pinellas Class of 1998

Gloria D. Campbell is president of Advantage Insurance Solutions, located in the Midtown area of Saint Petersburg, Florida. She currently manages a successful insurance agency and has been involved in the insurance industry for over 10 years. She currently has 7 full and part time agents that work with her organization.

Gloria was one of the first businesses in early 2000 to locate in what is now the Deuces Live Mainstreet area. She was part of the first Mainstreet organization that worked to revitalize the 22nd street business district.

After graduating from the University of West Florida, Pensacola, Florida, she launched her career with Xerox Corporation as a Sales Representative. Gloria spent 17 years with Xerox in various divisions and positions including Major Account Manager, Trainer, and Sales Development Manager. Her last position was as Regional Manager with Xerox Retail Division. While in this position she was able to obtain an MBA in management for the University of South Florida. She has over 20 years' experience as a small business owner providing training and consulting services in the Tampa Bay area.

Gloria is involved with several non-profit organizations in the community, Artz4life, Uncommon Touch Ministries, YDI, Inc., Career Source and her sorority Alpha Kappa Alpha, Sorority, Inc. She works to use her talents and skills to improve the lives of others that are considered underprivileged and disadvantaged.

Currently, she is serving as the Executive Director of the Clearwater Urban Leadership Coalition, a 5013C organization that was formed in the North Greenwood area. North Greenwood has the highest concentration of poverty in Pinellas County. The goal of the Coalition was to form a CRA for the expressed purpose of reducing poverty. The 4-year effort was successful and culminated with the CRA being given final approval with Pinellas County in June of 2023. Additionally, the group was able to secure 5 million dollars to jumpstart the North Greenwood CRA.

As a licensed insurance agent, she is passionate about financial education and healthcare issues. First, by providing financial educating to clients about money management options. Second, by making sure everyone has access to quality, affordable healthcare.

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Hani Bakir
Date: Friday, November 10, 2023 3:38:01 PM

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Community Benefits Advisory Council Member Application

Name Hani Bakir

Email hbakir@worldfranchisegroup.com

Phone Number (813) 598-3800

Address 136 4th Street N Suite 2228 , St. Petersburg, Florida, 33701

Occupation Self Employed

Have you previously served on any other City boards/committees? only in unofficial capacities

Why are you interested in serving as an ad hoc member of the CBAC? I'm heeding a call from someone whom I feel truly cares about the city of St. Pete and its communities. Please note that I am currently out of the country and don't have a copy of my resume. So I downloaded a profile head shot, only so that I don't miss the submission deadline. I will send the resume when I return stateside in week's time. In the meantime, you can read up on me from my LinkedIn profile under Hani Bakir. Thank you for your consideration.

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC? I have a professional background in banking, infrastructure development & finance, large-scale real estate development and construction. I am also a florida registered real estate broker and franchise consultant, and I help investors and entrepreneurs in finding and starting up new businesses.

Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC. I serve on the SPCC Transportation and HLUUD committee, heading the Historic Gas Plant initiative. I'm an active member of The SPCC, and also a chamber ambassador. I'm active because I care about our community, and I believe that being involved in worthy causes and initiatives, such as the CBAC will help attain these established objectives. I see it as taking action!

Please upload a cover
letter of interest and a
resume.

[Hani.jpg](#)

You can [edit this submission](#) and [view all your submissions](#) easily.



HANI M. BAKIR

1410 56th Avenue S. / Saint Petersburg/Florida / 33705 Email: hanibakir@gmail.com

Cell Number: +1 (813) 598-3800

BUSINESS DEVELOPMENT and STRATEGY

PROFESSIONAL PROFILE

- Results-oriented MBA-level Business Development professional with over 25 years' cross industry experience in construction, real estate development, investment, corporate banking, infrastructure development & finance.
- Skilled strategist: created and executed high-impact, market focused strategy campaigns; consistently generating new revenue streams and achieving improved performance in targeted market segments.
- Goal-driven performer: directed organizational assessment and capacity-building plans improving performance benchmarks while collaborating with all the stakeholders.
- Motivated achiever: recognized for combining program excellence, integrity and innovation with best practices while meeting immediate and long-term goals and objectives.

KEY COMPETENCIES

- Relationship building with all stakeholders: Proficient in accessing decision makers, discovering buyer's influencers, negotiations, and overcoming customer objections.
- Experienced with all phases of real estate development
- Excellent communication, negotiating, analytical and conflict resolution skills.
- Good understanding of all key financial and business driver targets.
- Skilled in researching and building financial models for acquisitions, partnerships, and other new business opportunities.
- Exceptional ability to handle corporate presentations, documents, proposals.
- Skilled in research, strategic planning, and formulation of business proposals and project reports, budgeting, and forecasting.
- Strong international background and extensive travel experience: Knowledge of various cultures, business practices, domestic/international work ethics, market trends, business infrastructure and protocol.
- Experienced in HR, training and team building inspiring other to meet their full potential.

PROFESSIONAL EXPERIENCE

President – World Franchise group Inc. - Florida (2020-present)

- A real estate brokerage company, providing commercial real estate and global franchise consultancy services.

Business Development Director – ASGC (Al Shafar General Contracting) – Dubai (2015-2017)

- Developed a business development pipeline and set targets for the company.
- Generated project/business opportunities and RFP's through customer contact to meet company's business plans and growth strategies. Directly responsible for securing (circa) USD 680 million value in 3 new projects.

- Negotiated key JV agreement with international contractor
- Completed a rebranding and PR plan for the company and its subsidiaries
- Established relations with new major developers in the UAE
- Expanded company's inclusion on to bid-invitation lists with new key consultancies
- Secured a USD 220 million BOT mixed-use real estate development project with a major Dubai Government organization
- Supervised a team of 7, 1 of which was positioned in Egypt.

Business Development Director - Arabtec Construction LLC - Dubai (2011 – 2015)

- Identified and evaluated new markets and partnerships;
- Negotiated several JV and Partnership Agreements and alliances, with major contractors such as Samsung C&T (Korea), Larson & Tubro (India), TAV (Turkey), CNIM (France), San Jose Constructura (Spain), WCT Berhad (Malaysia);
- Secured participation in projects valued at over USD 10 billion, in countries spanning the MENA region and Far East (Kuwait, Bahrain, Saudi Arabia, Oman, Egypt and Malaysia);
- Built strong relationships with major UAE Developers to secure 'preferred status' position;
- Generated project/business opportunities and RFP's through customer contact to meet company's business plans and growth strategies;
- Led, developed, coached and motivated a 10-member team, in opportunity identification, research and due diligence;
- Introduced and managed Customer Satisfaction Surveys throughout the execution phases;
- Tracked and reported on current status of potential projects, markets, Customer news, and developments;
- Participated actively in conferences, exhibitions and trade shows.
- Supervised a team of 13 employees, 3 of which were positioned internationally.

Vice President–Business Development, GULFCAP GROUP – Dubai (2008 – 2009) – a firm that engages in private equity investments, real estate investments, structuring of finance, corporate finance, business advisory services and management consultancy.

- Identified and developed new business, investment, and acquisition opportunities;
- Prepared, presented, and executed investment reports.
- Actively participated in project road-shows and presentations, securing USD 250 million investments from private and institutional investors.
- Secured partnership agreement with a major U.S education institute, to build a teaching hotel in Oman.
- Negotiated terms with Oman Ministry of Tourism, and Ministry of Higher Education to secure land and grants towards developing a new university.
- Supervised a team of 3 employees

Development Manager - SAMA DUBAI – Dubai (2006 – 2008) – a leading international real estate development company, and 100% owned subsidiary of the Dubai Holding Group.

- Managed all development activities in the assigned projects;
- Analyzed development opportunities, and structured partnership deals, with major US Entertainment companies (Cirque du Soleil and Brunswick);
- Prepared deal summaries and provided recommendations to senior management;
- Assessed project feasibility;
- Managed and oversaw the entitlement process
- Prepared periodic business plan reports and presented them to the Investment Committee
- Prepared and coordinated the Project Development Schedule
- Identified and negotiated operating and management contracts

Director, Business and Corporate Development - INFRASTRUCTURE CAPITAL GROUP – Dubai, U.A.E. (1999 - 2006) - a finance and development company, capitalised at some USD 60 million, and specialized in the development of infrastructure projects in USA, Europe, and the emerging markets, ranging in value between USD 30 million and USD 1 billion.

Reported directly to Chairman/CEO, and supported in developing the overall company strategy. Responsible for managing the Dubai office and regional operations and developing business opportunities in the Middle East region.

- Secured BOT Wastewater treatment project with Gov't of Fujairah, valued at USD 150 million;
- Actively participated in formulating and negotiating key associations and agreements;
- Actively participated in preparing project finance packages and feasibility studies;
- Selected and assembled projects' consortium members;
- Played a key role in structuring security packages, i.e. financing agreements for infrastructure projects under Build, Own and Operate (BOO) arrangements;
- reported on project status, prepared and conducted presentations; and
- Marketed and promoted company's activities in international commercial and residential real estate projects.

Manager - Corporate Finance - CITIBANK N.A. - U.A.E. (1989 – 1998)

- Managed a large portfolio of the bank's prime multinational corporate relationships, contributing over USD 24 million in annual profits.
- Initiated, developed and closed of new business opportunities, in addition to managing all activities related to the delivery of financial solutions for commercial lending, corporate finance and treasury products.
- Performed detailed analysis of the risks across credit, market, and other business risks.
- Prepared strategy reports, and developed a comprehensive business strategy, which resulted in a significant revenue growth that quadrupled over a 5-year period.
- Conducted market-sizing and strategic planning exercises.
- Worked closely with the Marketing department in the development of new products and custom - designed services & solutions, including pricing strategies.
- Coordinated between our international branch network and clients, for the structuring of trade transactions.
- Established strong contacts with key officials and senior management in government and private institutions in the U.A.E. and Gulf/Middle East region.
- Trained and supervised junior relationship officers.
- Received two International Achievement Awards as key member of the winning team in Citibank prestigious 'World Corporate Group' competition, 1992, and 1997.

Education

MBA - UNIVERSITY OF WOLLONGONG - DUBAI, UAE
UNDERGRADUATE STUDIES - UNIVERSITY OF HOUSTON - HOUSTON, TEXAS

Real Estate License

BROKER - STATE OF FLORIDA
License Number BK3459438 (issued 05/25/2022)

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Jeffrey Weidenfeller
Date: Friday, November 10, 2023 11:57:23 AM

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Community Benefits Advisory Council Member Application

Name Jeffrey Weidenfeller

Email jpweid41@gmail.com

Phone Number (813) 927-0128

Address 2517 1st Avenue South , St. Petersburg, FL, 33712

Occupation Software Consultant/Business Owner

Have you previously served on any other City boards/committees? No

Why are you interested in serving as an ad hoc member of the CBAC? I am interested in serving because I feel the Gas Plant project is an important project for our city. When done properly, this project can effectively connect core downtown to south St. Pete and to the growing community expanding down Central. However, there is a significant risk that it becomes a larger version of the expensive downtown projects which will effectively maintain the wall with south St. Pete that exists today. We will only continue to grow as a city if we grow as one.

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC? As a business owner and business consultant, I have over two decades of experience managing contracts and budgets, project tasks and deadlines, ROI calculations and admin task oversight (HR, PR, accounting). I enjoy listening and understanding the needs of my customers and working with them to develop the best solutions for them. I truly believe this skill may be the most essential for this role. My company has rented office space downtown, and we now own our property so my experience living and working in the area is helpful. I have experience with cloud and on premise (client/server) systems and related technology. I've been working with Reach St Pete for the past 18 months in their weekly Literacy Program. In addition to the enjoyment of working with the students, it has helped me better understand the challenges facing some families in south St. Pete. I'm well versed in the needs of small retail businesses as I've worked closely with the principal owner of Squeeze Juice Works

and my wife, who is a minority partner. I have a breadth of lived experiences from my two decades in St. Pete and my children have attended public and private schools in the city and I have been fortunate to see the city grow.

Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.

I'm happy to speak with anyone if there are questions or clarifications needed. Please feel free to contact me.

Please upload a cover letter of interest and a resume.

[Jeffrey Weidenfeller Cover Letter .pdf](#)
[Jeffrey Weidenfeller Resume.pdf](#)

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JW

JEFFREY WEIDENFELLER

PARTNER/OWNER | NEXTLEVEL INFORMATION SOLUTIONS

CONTACT

2517 1st Avenue South
St. Petersburg, FL
33712
jpweid41@gmail.com
813.927.0128

COMMUNITY BENEFIT ADVISORY COUNCIL • ST. PETERSBURG, FL

November 10, 2023

To the Selection Committee,

My name is Jeffrey Weidenfeller. I have lived and worked in St. Petersburg since 2002 and have closely watched the city balance growth while keeping its inherent character and the waterfront preserved. I am eager to see the Historic Gas Plant Redevelopment project constructed with the same mindset towards balance but a better eye towards the community as a whole. While the Trop project pre-dates my time in St. Petersburg, I have learned enough about it and the neighborhood it replaced to understand that this new project must provide true, lasting benefits to the entire city. It is essential that the Gas Plant Redevelopment better connects the entire St. Petersburg community and empowers its residents while raising the profile of our great city.

I am a married father of two girls who have spent their entire lives calling St. Pete home. I operate a small consulting business out of a small office on 1st Avenue South. I have seen first-hand the positive and negative aspects of the rapid growth in the Edge/GrandCentral/Palmetto Park areas. I feel that my expertise as a business owner and as an experienced implementer of ERP/accounting solutions provides a unique set of experiences that will benefit the council. My involvement with Reach St Pete as a tutor in their weekly Literacy Program has been a constant reminder of the needs of the community. If allowed to join the Community Benefits Advisory Council, I would be eager to expand my understanding of the specific community needs and proposed projects to ensure an effective – and cost-effective – alignment. I am eager to leverage my experience to play a role in seeing this essential project developed the right way.

Sincerely,
Jeffrey Weidenfeller

From: [Jotform](#)
To: [Veronika C. Slep](#)
Subject: Re: Board and Committee Application - John Conner
Date: Wednesday, November 1, 2023 11:12:57 AM

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Board and Committee Application

Name	John Conner
Email	jsc31983@gmail.com
Phone Number	(813) 428-3720
Are you a resident of St. Petersburg?	Yes
Which Board or Committee are you interested in?	Community Benefits Advisory Committee
Please upload your resume	JSC3-resume-JSC_edits.pdf

You can [edit this submission](#) and [view all your submissions](#) easily.

John Stewart Conner

847 Burlington Ave N. St. Petersburg FL 33701
(813) 428-3720
Jsc31983@gmail.com

Seasoned leader in retail sales, merchandising, management and P&L oversight. Knowledgeable solutions-focused executive who combines critical thinking and an entrepreneurial mindset to maximize growth and organizational success. Multifaceted and action-oriented adept in collaboration and efficiency fostering a culture of motivation, respect, service and accountability to deliver top performance.

Experience

Mondelez International- Tampa, FL

10/2011- present

Account Executive

- Develop and drive customer relationships
- Effectively educate customers on growth opportunities through clear and impactful communication, leveraging business analytics, knowledge of KPIs, go to market strategies and P&L data
- Optimize powerful category analyses using a range of data sources to ensure more profitable operations, i.e. Nielson, IRI, Precima
- Ensure the delivery of Joint Customer Business Plans at an appropriate level across multiple accounts
- Lead, motivate and drive strong engagement with direct reports
- Effectively prioritize and achieve top and bottom-line company initiatives
- Proven track record of increasing revenue growth in assigned territory
- 2013, 2014, 2017, 2018, 2019, 2021 managers award by achieving top 10% KPI rank for year amongst peer group

Basic Engineering- Tampa, FL

10/2008- 09/2011

Field Ops Manager

- Supervised 17 individuals which included 4 drill crews
- Oversaw logistics for all field operations
- Responsible for day-to-day operations of all out of office operations
- Ran weekly workflow meetings with all facets of company in order to improve efficiency and productivity
- Created and applied day to day workflow spread sheets as company grew

Modular- Tampa, FL

05/2007- 08/2008

Outside Sales Representative

- Completed full cycle sales with accounts in territory from initial cold calls with prospective clients to final sale
- Generate and execute opening new business within assigned territory
- Managed leads within territory
- Ran in house training and demo presentations
- Completed certifications required by the manufacturers of our products

Education

Bachelor of Arts Business Communication
University of South Florida, Tampa, FL

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#)
Subject: Re: Community Benefits Advisory Council Member Application - Josette Green
Date: Wednesday, November 8, 2023 8:21:09 PM

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Community Benefits Advisory Council Member Application

Name	Josette Green
Email	josetteg@hotmail.com
Phone Number	(727) 503-4736
Address	1037 9TH AVE. S, ST. PETERSBURG, FL, 33705
Occupation	Community Activist/Organizer and Historian of Black history and Campbell Park
Have you previously served on any other City boards/committees?	Yes
Why are you interested in serving as an ad hoc member of the CBAC?	This position is to convene meetings in my neighborhood and gather input. This is a function I have already been serving in my neighborhood Campbell Park and am poised and experienced to positively impact the CBAC. I enjoy it and am an excellent advocate for my community given the many successes. As a result of listening to my neighbors and taking their concerns forward, the new Probate program with CRA funds has been created for the city, the St. Petersburg Black History Bike Tour has been created, a trash project in Campbell Park began that is now the model for the city, the vacation process for an alley with 42 property owners began and was coordinated with the city to name a few projects I initiated. In addition to listening to our community today, I am a local Black historian and have been studying and researching Campbell Park for the past 3+ years. I have been and once again was voted in as Vice President of Campbell Park Neighborhood Association for 2024.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	- I've already been engaged in listening to my community for several years and as a community activist moving these needs forward. I've long been a community activist and organizer. - Ability to initiate new projects and changes -ie: trash project, alley vacation, scholarship creation, crime reduction, originator of city's new Probate program utilizing CRA funds, recognizing systemic racism in city's processes and speaking to it.

- Strong leadership skills from experience as C-suite leader in corporations and government.
- An understanding of government and the importance of stakeholders.
- The community has rewarded my efforts by voting me in as their VP of the Campbell Park Neighborhood Association more than once. Mayor Welch awarded me the "Neighbor with Heart" award in 2022. The city, county and state have given awards for the Campbell Park trash project.
- I am a historian of local Black history as well as the history of Campbell Park.
- I recognized the need for new residents of Campbell Park to understand the Black history so to live harmoniously and understand the experience of the long time residents of this historically Black neighborhood. I created the St. Petersburg Black History Bike Tour with preferred space for local residents. I've now done almost 50 tours for over 700 people. It moves the needle on racial equity for our entire city.
- My life focus now is racial equity for St. Pete and doing meaningful work to improve the lives of St. Pete citizens. I would only apply for this committee if it meets my personal goals and it does.

Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.

I love this city and I love Campbell Park. It would be my honor and pleasure to serve in this capacity on the CBAC.

Please upload a cover letter of interest and a resume.

[Cover Letter for CBAC J Green Nov 2023 pdf.pdf](#)
[Resume for Josette Green November 2023 PDF.pdf](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

JOSETTE L. GREEN

1037 9th Ave. S., St. Petersburg, FL 33705

♦ 727-503-4736 ♦

JosetteG@hotmail.com

November 8, 20023

Dear Mayor Welch and City Council Members:

It is with pleasure that I submit my application for as ad hoc position on the Community Benefits Advisory Council. I live in Campbell Park less than one mile away from the focused property.

I first moved to the St. Petersburg area in 1993 and fell in love with this city. For a brief time I lived in Oregon and could not wait to return to this flourishing city. On return I made it my personal goal of focusing on only what is meaningful to me which means it has to improve people's lives. My efforts and energies have gone to meaningful work ever since.

I moved to Campbell Park and it was the best decision I made. I love Campbell Park and have taken time to meet and get to know the residents, listen very carefully to their needs and then see where I can affect change. I've been doing this for many years. Some of the programs and projects I've advocated for is the city's new Probate program using CRA funds, vacation of an alley surrounded by 42 properties, created a Campbell Park Scholarship with Leadership St. Pete, started a trash initiative that is a model for the city today among other initiatives. Several other projects are in process now. My community efforts have been rewarded with the city's "Neighbor. With Heart" award from Mayor Welch in 2022 and LSP's "Community Service Award" also in 2022. In December I will be honored with the "Leadership in Foraging Transformation" award from the local group RaceWithoutIsm.

How have I been received by my neighborhood? After I was in my home for more than a year, my neighbor who is a long time Campbell Park resident asked for my favorite color. I asked why. She said she wanted to make me a blanket to say thank you because since I have been here, the community has improved. I was so touched. She didn't just make me a blanket, it is a beautiful quilt and I cherish it. I have found flowers on my doorstep from neighbors and holiday gifts. The community recently voted me back in as Vice President of Campbell Park Neighborhood Association. I've been asked many times to run for President but I refuse. At this stage in my life I believe I can best serve the community by mentoring new leadership from within and so I inspire and encourage others to fill that role and grow their leadership skills. I am there as VP to support.

In the ad hoc role on the CBAC I bring well honed leadership skills, success in effecting change in my neighborhood, a good listener to truly understand the needs of my community and not what I think they need. In addition I am a historian of St. Petersburg's Black history and my research in the last few years has been focused solely on Campbell Park. I understand the present but I also have a important grip on the past which is vital for making future decisions.

It would be my pleasure and honor to serve the City of St. Petersburg and residents of Campbell Park in this ad hoc position on the CBAC. I appreciate your time and consideration for this committee.

Kind Regards,

Josette Green, MBA

JOSETTE L. GREEN

1037 9th Ave. S., St. Petersburg, FL 33705

727-503-4736

JosetteG@hotmail.com

Neighborhood Coordinator

NEIGHBORHOOD PRIORITIES: GUIDING STRATEGIC RESOLUTION & INNOVATION

- **Strategic Development/Transformation.** Over 25 years of experience addressing and resolving issues including identifying the future direction of various organizations. Resulted in transformation of each by achieving desired outcomes, Success recognized also by local, national and international awards.
- **Create Energized Teams** 30+ years of collaborative and courageous leadership experience. Skilled at cultivating engaged, high-performing teams (paid and volunteer) with an inspiring and personalized style. Adept at working across and influencing large, cross-functional teams. Strong cultural competency.
- **Innovation.** Led development of innovative processes and programs resulting in increased revenue, donations and services. Driven to find the best process improvement for the operation or program for clients.
- **Advocacy.** Successful experience advocating for new initiatives and funding among neighbors, leadership, legislators, stakeholders and local government. Credibility, funds and new programs resulted.
- **Leadership.** Successful leadership skills developed from leading various corporate and government organizations. Graduate of various leadership programs such as Leadership St. Pete and Leadership Oregon.
- **Customer Relationship Management.** Exceptional ability to cultivate credibility and trust with neighborhoods/prospects/stakeholders enabling collaboration and buy in.
- **Additional Competencies:** Policy Development, Public Speaking, Event Planning, Scheduling, Facilitation, Developing Strategic Alliances, Personnel Recruitment and Training, Project Management, Budgeting, History

Professional Experience

Neighborhood Organizer and Project Manager, St. Petersburg, FL

2018 - present

VOLUNTEER WORK WITHIN THE NEIGHBORHOODS OF ST. PETERSBURG AND SPECIFICALLY CAMPBELL PARK TO IDENTIFY ISSUES AND FIND STRATEGIC SOLUTIONS BY COLLABORATING WITH NEIGHBORS, CITY GOVERNMENT OFFICIALS AND STAKEHOLDERS.

- Collaborated with 45 neighbors to vacate an alley resulting in working closely with the city for a multi year resolution.
- Created St. Petersburg Black History Bike Tours to enhance racial equity in a transitioning neighborhood and our city.
- Originator of Alley Clean Up in Campbell Park resulting in a cleaner community, a model for the city and award winning.
- Awardee of "Neighbor with Heart" by Mayor Welch in March 2022 and Community Service Award from LSP in 2022
- Meet with various neighborhoods to share success stories and inspire other neighborhoods to act.
- Identify missing resources in Campbell Park and advocate with community organizations to fill voids.
- Inspire residents of CP to get involved. Identified new leaders in community and mentor into leadership roles.
- Utilize my connections in various city organizations to support efforts of Campbell Park.
- Worked closely with various factions of local government to get action on issues as well as develop relationships.
- Initiator of city's new Probate program using CRA funds. Studied needs of Campbell Park and realized probate is a barrier.
- Local Black historian (18+ yrs) as well as current research for 3 years is focused on Campbell Park. Creating a walking tour.

CEO - The Red Tent Women's Initiative, Inc., St. Petersburg, FL

2018 - 2020

LOCAL NON-PROFIT ESTABLISHED IN 2012 OPERATING A TRAUMA INFORMED PROGRAM FOR INCARCERATED WOMEN TO REDUCE RECIDIVISM, IMPROVE LIVES AND INCREASE COMMUNITY SAFETY.

Mission driven executive leading every aspect of the organization ensuring compliance, funding growth, execution of strategic plan, growth in partnerships and funders, recruitment and development, building infrastructure and expansion of women served.

- Initiated first ever strategic plan and vision statement for the organization. Provides strong direction to the board.
- Realigned organization to mission creating a clear understanding of organization to public, foundations and grantors.
- Guided organization into the infrastructure, policies and processes needed for successful launch of 501(c)3 status May 2019.
- Number of grants doubled in 2019 and win rate increased to 74%. Grants receive top marks from local foundations.
- Through connections with Stanford University, identified talent to build curriculum complete with standards and measures.
- September 2020 selected by L'Oreal Paris as one of 10 impactful non-profits in the nation

Executive VP of Government Services - Hawes Group, Springfield, OR

2014 - 2017

PRIVATE COMPANY FOUNDED IN 1933 WITH 5-6 FINANCIAL SERVICES BUSINESSES AND 250+ EMPLOYEES LOCATED IN OR AND WA.

Strategic leader to all of the businesses of private business owner working with local, state and federal governments. Collaborated with and influenced internal executives in all functional areas with effective strategies to grow the organization on many levels: sales, licensing, recruitment, partners, advocacy, etc.

- Achieved a 117% increase in revenue in two years.
- Received "All In Award" from professional organization for top company internationally on government advocacy work.
- Increased win rate to 40% on Request For Proposals (RFP) when national average is 5%
- Led organization in diversity activities for cultural integration of all employees. Volunteer work in Cuba and Guatemala.
- Speaker at international conference in Hong Kong on successful strategic implementation with State of Oregon.
- Project manager for several successful company wide endeavors. Utilized LEAN skills when appropriate.
- Served as a consultant to all businesses to grow and increase effectiveness with solid results.
- Built a highly engaged, top performing team.
- Directed the legislative efforts of the organization building legislative relationships, collaborating on writing bills, testifying.

Executive Director – Oregon Student Access Commission, Eugene, OR

2010 - 2012

OREGON STATE GOVERNMENT AGENCY DEDICATED TO POST SECONDARY ACCESS FOR OREGONIANS. BUDGET OF OVER \$150 MILLION, 50+ STAFF AND VOLUNTEERS AND 9 MEMBER COMMISSION REPORTING TO THE GOVERNOR.

Turned around a challenged state agency to regain credibility of the Governor, legislators and stakeholders while optimizing performance and service to Oregonians through access to education beyond high school.

- Advocated and increased funding for the ASPIRE program from \$127,000 to \$2.1 million. This allowed for FAFSA training and mentoring to be expanded throughout the state increasing support to students for support needed to access college. Invited to White House.
- Received increased dollars to state grant when other state programs were cut. Accomplished through advocacy and data.
- Stabilized the Oregon Opportunity Grant to keep it on budget while improving communication to Oregonians.
- Budget presentation received top accolades from the Governor's Office and the Legislature.
- Originated the Oregon Promise Program that resulted in free community college to Oregon high school graduates.
- Increased the number of scholarships available to Oregonians by 29% from 350 to 450.

Regional Director of Student Finance – Corinthian Colleges Inc., Tampa, FL

2008 - 2010

NON PROFIT POST-SECONDARY ONLINE EDUCATIONAL INSTITUTION (NYSE: CCI) 16,000+ STUDENTS WITH 5,000+ STAFF. CORPORATION CLOSED PERMANENTLY APRIL 2015.

Turned around a challenged organization which resulted in higher performance to the business and the students.

- Reduced bad debt from \$31 million to \$2 million.
- Reduced Accounts Receivable turnaround from 57 days to 17 days.
- Complete overhaul of culture from financial loss to one of high production, financial gain and strong morale.

Business Development Volunteer – Peace Corps, Costa Rica

2007 - 2008

Joined the Peace Corps to give back to our world, to add diversity to career and to enrich language skills.

- Researched root of nutritional issue and taught Costa Ricans how to improve health.
- Business Consultant which resulted in significant financial growth to local businesses.
- Taught basic computer and yoga and prepared to teach English.
- Developed national tourism plan that would place handcrafts from remote areas into high tourist areas.

Assistant Vice President – KeyBank, St. Petersburg, Florida

1992 - 2007

CLEVELAND, OH BANK BASED FINANCIAL SERVICES CORPORATION (NYSE: KEY) WITH ASSETS OF \$170B, REVENUE OF \$6.9B (2019) AND 18,400 EMPLOYEES.

Opened the first territory in the Southeast US for education financing division started with Florida and expanded to eight states.

- Grew sales from \$0 to \$250,000,000 in the first non-footprint territory for KeyBank.
- Developed strong relationships throughout Florida and the US with colleges and universities and state leaders.
- Established KeyBank as the 4th largest lender out of 23 competitors in just 18 months of opening operation in FL.

Education

Diversity, Equity and Inclusion in the Workplace Certificate ♦ University of South Florida
Leadership St. Petersburg (FL) ♦ Leadership Oregon
MBA, Finance ♦ University of Akron, Akron, Ohio
BA, Business and Home Economics ♦ Adrian College, Adrian, Michigan
AAS, Fashion Buying and Merchandising ♦ Fashion Institute of Technology, New York City, New York

Offices, Awards and Volunteer Work

- Adjunct Instructor at the University of Akron in Management and Retail – 1984-1986
- Outstanding Administrator, Stark State College – 1986
- Big Sister with Big Brother/Big Sisters in Akron, OH and Gainesville, FL – 1985-1992
- Board Member and V.P. of Big Brother/Big Sisters Board in Akron, OH – 1985-1988
- Adjunct Instructor at Stark State College in Management and Retail – 1986-1988
- Achievement of Excellence Award, KeyBank – 1994
- Treasurer and Finance Director (volunteer), Montessori School – 1996-99
- Top Salesperson, KeyBank – 1996
- Sales Achievement Award, KeyBank – 1998, 1999 and 2000
- Selection in Who's Who of American Women – 1998
- Customer Choice Award, KeyBank – 2000 and 2002
- Candidate for US Congress, District 10, Florida – 2000
- Chaired US Presidential campaign, St. Pete Beach – 2008
- West Cascade Peace Corps Association – Board Member 2012, Member 2011 - 2018
- Sabbatical from Nov. 2012 - Feb. 2014 for travel and exploring life.
- Professional Women's Forum – Treasurer and Board Member 2015-2018, Member 2011 - 2018
- First recipient ever of "All In" award from ACA International, Springfield, OR – 2017
- Leadership St. Pete Alumni Association, member – 2009 - present
- Docent at Civil Rights exhibit at the Holocaust Museum, St. Petersburg - 2019 - 2020
- Founder of 2 leadership groups: Leaders of Non-Profits that deal with women & Female Execs of Non-Profits, St. Petersburg
- Founding Board Member, Plant Based Nutrition Movement (PBNM), Tampa Bay 2019-2020
- Trained in Courageous Conversations, Foundation for Healthy St. Petersburg - 2019 (antiracism training)
- Awarded "Neighbor with Heart" by Mayor Welch and the City of St. Petersburg in March 2022
- Received "Community Service Award" from Leadership St. Pete in Dec. 2022
- Historian of local Black history and history of Campbell Park, 2005 to present, Walking tour of CP being created
- Receiving "Leadership In Forging Transformation" (LIFT) award from Racewithoutism in December 2023

Cultural Experience

- Peace Corps Volunteer 2007-2008 in Costa Rica
- Annually travels internationally for 30+ years and has now visited almost 60 countries learning about cultures
- Lived in Europe and Central America besides North America
- Presented paper at conference of IRSPM in Hong Kong
- Integrated cultural awareness activities into various work environments
- Member of international organizations building cross cultural relationships
- Volunteered on humanitarian projects Guatemala, Honduras, Costa Rica and Cuba.
- Creator of St. Petersburg Black History Bike Tour, to increase racial equity for St. Pete, 2021 - present
- Trained in Courageous Conversations, Foundation for Healthy St. Petersburg - 2019 and 2023 (antiracism training)
- Diversity, Equity and Inclusion in the Workplace Certification, University of South Florida, 2021
- Attends every event of the Foundation for a Healthy St. Pete to continue to grow in my own anti-racism
- Chose to move into a diverse St. Pete community and am learning more than I ever knew I needed to learn.

From: [Jotform](#)
To: [Veronika C. Slep](#)
Subject: Re: Board and Committee Application - Jules Schneider
Date: Wednesday, November 1, 2023 3:51:59 AM

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Board and Committee Application

Name	Jules Schneider
Email	schnejf123@gmail.com
Phone Number	(504) 913-6087
Are you a resident of St. Petersburg?	Yes
Which Board or Committee are you interested in?	Community Benefits Advisory Committee
Please upload your resume	Jules resume October 2022.docx

You can [edit this submission](#) and [view all your submissions](#) easily.

Jules F. Schneider

321-867-8111 Office
504-913-6087 Mobile
jules.f.schneider@lmco.com

36 years experience with Lockheed Martin Space, 18 as an L coded leader working on multiple, diverse NASA and DARPA programs. Experience with design, procurement, assembly, integration and testing for spacecraft and launch vehicle flight and ground systems. Current program assignment included activation of the factory for assembly, integration and test for the Orion spacecraft as well as ongoing execution of Orion KSC operations for the past 15 years. DoD Secret level clearance.

Experience

2006-Present: Sys Integration/Test Engineer Director, Orion program, NASA Kennedy Space Center

Responsible for all Orion program operations for the assembly, integration and testing of the Orion spacecraft at NASA's Kennedy Space Center (KSC). The Orion Assembly, Test and Launch Operations (ATLO) team consists of approximately 500 employees, 250 of which are hourly technicians and the balance are engineering and all of the disciplines required to support manufacturing and testing of the spacecraft. Led the activation of the Orion factory at KSC which included standing up all enterprise elements that are required to assemble, integrate and test NASA's human rated deep space spacecraft. In my current role, responsibilities include: assembly, integration and testing of all spacecraft subsystems,

Structures	Power	Mechanisms
Propulsion	Wiring	Ordnance
Thermal Protection	Instrumentation	Environmental Control & Life Support
Avionics	Landing & Recovery	Crew Systems

ground and flight harness manufacturing / test, multi-layer insulation blanket and thermal barrier manufacturing, thermal protection system assembly (backshell tile and heatshield ablative systems). Responsible for development and execution of the detailed concept of operations working with ESA and Airbus for the integration of the European Service Module. Responsible for Manufacturing Engineering, Test Engineering, Electrical / Mechanical Ground Support Equipment design, development and integration, management of the hourly technician workforce, O&C facility operations including major CofF project execution, Mfg. Planning, Material Management (shipping / receiving / inventory control), Training & Certifications, Security as well as providing all support functions (heavy equipment, precision cleaning, calibration, proof load, NDE, precision alignment, etc.). These disciplines provide all of the products required to assemble, integrate and test the Orion spacecraft. Control Account Manager (CAM) for Operations at KSC as well as the ATLO representative on the Fracture Control Board. Lead for all Capital, Overhead and Service Center funded projects / requirements for Orion at KSC. Current direct contract budget responsibility: \$100M / year, 2015 – 2022. Implemented technician apprenticeship program partnering with Artic Slop Regional Corporation and Eastern Florida State College to increase organizational competency and sustainability. Multiple examples of driving innovation to improve producibility and reduce recurring costs: 3D printed drill plates vs. metallic, multiple producibility events utilizing Space CHIL lab and on ramping technology upgrades (1st use of digital radiography on NASA

human rated program, advanced precision alignment capital equipment deployment, implementation of Human Exploration Assembly & Test innovation center at O&C).

1984 – 2006: Lockheed Martin Space Systems Company: NASA Michoud Assembly Facility

Vehicle Development IPT Lead, DARPA Falcon Small Launch Vehicle

Design, development of two stage hybrid propulsion system small launch vehicle. Included development of first of its kind multi port main hybrid fuel motor design and hybrid fueled gas generator / turbo pump system for pump fed LO2 system. Solved hybrid fuel strength issues using DOE's for chemical mixture composition.

Program Manager, Advanced Self Reacting Friction Stir Welding System Implementation

Program manager for the design, development and activation of a \$10M Friction Stir Welding capability at NASA's Michoud Assembly Facility. First ever demonstration of Self Reacting Friction Stir Welding of large scale complex contour spaceflight hardware.

Subsystem Manager, Crew Return Vehicle Structures & Mechanisms

IPT lead for Structures and Mechanisms subsystems. Principle interface with NASA Johnson Space Center X-38 technology demonstrator team.

Vehicle Development IPT Lead, Kistler two stage reusable Launch Vehicle

Design, development of two stage LO2/LH2 fueled launch vehicle. Responsible for production of all engineering as well as vehicle assembly / integration. Integration of multiple contractors supplying major subsystems / components. Aerojet (propulsion), Northrup Grumman (structures), Oceaneering (Thermal Protection Systems), Airborne Systems (Landing / Parachutes).

IPT Lead, X-33 Tank Systems Design and Manufacturing

IPT lead for the design and build of complex LH2 and LO2 tanks for NASA's X-33 single stage to orbit launch vehicle.

Production Operations Engineer, Advanced Programs and NASA Space Shuttle External Tank Program

10 years in various positions in Advanced Programs and External Tank Production Operations including design of major ground systems and mechanisms. Proposal Manager for several new business opportunities while in Advanced Programs.

Education

Bachelor of Science, Mechanical Engineering: University of New Orleans 1984

Certifications/Training/Awards

Lockheed Martin NOVA award recipient, Orion program – 2007

NASA Silver Snoopy Astronauts Award, Orion program - 2015

NASA Stellar Award nominee – 2006

Lockheed Martin Control Account Manager – Active

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Karyn Mueller
Date: Friday, November 10, 2023 8:31:45 PM

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Community Benefits Advisory Council Member Application

Name	Karyn Mueller
Email	karynmueller@yahoo.com
Phone Number	(727) 422-2240
Address	1147 James Ave S, ST PETERSBURG, FL, 33705
Occupation	Construction Engineer
Have you previously served on any other City boards/committees?	no
Why are you interested in serving as an ad hoc member of the CBAC?	I'm interested in serving for the city of Saint Petersburg on the Community Benefits Advisory Council to act as a representative of my neighbors in Campbell Park and the residents of the Southside and the City of Saint Petersburg.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	My professional background is working on construction projects since 2000 and I have worked as an engineer and project manager on both public and private projects.
Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.	There is a need for a community liaison who frequently communicates one on one with residents to share news of the city's plans so that they are aware of positive things being done.
Please upload a cover letter of interest and a resume.	City of St Pete CBA.doc Kari Mueller St Pete CBA Resume.docx

You can [edit this submission](#) and [view all your submissions](#) easily.

Karyn Mueller, P.E., LEED A.P.

November 10, 2023

Re: Community Benefits Advisory Council Application

Dear CBA Council nominating members,

I'm interested in serving for the city of Saint Petersburg on the Community Benefits Advisory Council to act as a representative of my neighbors in Campbell Park and the residents of the Southside of Saint Petersburg.

There is a need for a community liaison who frequently communicates one on one with residents to share news of the city's plans so that they are aware of positive things being done.

My professional background is working on construction projects since 2000 and I am the owner of Energy Consulting Engineering.

I'm interested in serving on the CBA Council to act as a representative of in Campbell Park and residents in the Southside CRA.

Sincerely yours,

Karyn Mueller, P.E.

1125 James Ave S, Saint Petersburg, FL 33705
(727) 422-2240

KARYN MUELLER, P.E. LEED A.P.

Florida Licensed Professional Engineer (Civil)

PROFESSIONAL EXPERIENCE

CITY OF MIAMI-CAP GOVERNMENT SERVICES

April 2018-January 2019

Plan Reviewer/Senior Engineer

Reviewed design and construction plans for compliance with drainage and ADA standards, city code compliance for homeowners, large multi-family and commercial projects.

CITY OF OAKLAND PARK

July 2016-April, 2017

Project Manager, Civil Engineering

Responsible for managing completion of storm water pump station and detention pond. Supervised water, wastewater and storm water infrastructure projects, worked on facility upgrades to city buildings including roofing, HVAC equipment and lighting, and managed citywide tree planting projects.

CLIFTONLARSONALLEN, LLC

January 2014-December, 2015

Manager, Federal Tax Deductions

Responsible for performing energy studies of buildings by determining the amount of electricity and gas used to provide heating, cooling, domestic hot water and lighting to qualify buildings for Federal Tax Deductions.

SEATTLE PUBLIC UTILITIES, City of Seattle, WA

December 2010-January, 2013

Senior Civil Engineer

Worked on storm water projects including the construction of a detention pond to mitigate high water levels and flooding during storm events. Reviewed design plans and supervised construction of a project built to treat storm water. Worked as needed performing on-site inspections.

NATIONAL PARK SERVICE, DEPARTMENT OF THE INTERIOR

March 2007-June 2010

Project Specialist-Civil Engineer

Responsible for ensuring Architectural and Engineering design documents for construction projects in National Parks complied with NPS standards. Inspected Civil and Structural construction projects for conformance to plans and specifications.

KENNEDY JENKS/MEURER AND ASSOCIATES, Denver, CO

September 2003-March, 2007

Civil Engineer

Reviewed engineers' private development plans for conformance to District standards. Conducted technical inspections of construction projects on site.

HENSEL PHELPS CONSTRUCTION COMPANY, Denver, CO

March, 2000-September 2003

Field Engineer/Office Engineer

On-site construction management of large commercial projects, residential multi-family, office buildings and health care facilities ranging from \$6-\$132 million.

EDUCATION, TRAINING & AFFILIATION

Bachelor of Science in Civil Engineering, University of Washington, 2000

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Kimberly Brown-Williams
Date: Friday, November 10, 2023 5:11:25 PM

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Community Benefits Advisory Council Member Application

Name Kimberly Brown-Williams

Email kbwms69@gmail.com

Phone Number (727) 417-6724

Address 1841 Almeria Way South, St. Petersburg, Florida, 33712

Occupation Program Manager

Have you previously served on any other City boards/committees? No

Why are you interested in serving as an ad hoc member of the CBAC? Navigating systems within Pinellas County have become much more challenging for some who live here, and I have been/and continue to be a voice for the community by way of Maternal Child and Health. Additionally, I use my voice on other issues I believe are a priority including mental health, housing and racial equity spaces for disadvantaged population(s).

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC? The skills I would bring to the table include empathy, flexibility, communication organizational and non-judgement ethics. Successful management of these skills (and others) assist in prioritizing the logistical aspects of the role/position which allows me to provide meaningful service and use good decision-making practices.

Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC. My prior experience working as a part of taskforces, committees, action network groups and boards have provided me with the experience to devise solutions to specific issues that may arise for the ad hoc committee. I take every role of services seriously and my commitment and passion aid in producing results as an individual and a part of a team.

Please upload a cover letter of interest and a resume. [Cover Letter CBAC23.docx](#)
[KBW Resume 2022.pdf](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

November 10, 2023

RE: CBAD Cover Letter

To Whom It May Concern:

I am excited to be writing to you to apply for the Community Benefits Advisory Council (CBAC) council position advertised on the City of St. Petersburg's website. As a native of St. Petersburg, I believe I bring a unique perspective to this space and would be humbled and honored to represent my community in this endeavor. In my current role at Johns Hopkins All Children's Hospital as the principal investigator and program director for Healthy Start, a Maternal Child and Health program I have been serving south St. Petersburg (and Pinellas County) for the past 23 years and am confident the community voice will be uplifted through me.

I have a commitment to this community and am intrigued by the key responsibilities required and believe my knowledge base and skills lends itself to me being an ideal candidate. I would appreciate the opportunity to share my experience and journey with you through your process.

Thank you for your time and consideration. I look forward to hear from you.

Kimberly Brown-Williams

Kimberly Brown-Williams

kbrownw1@jhmi.edu

P.O. Box 531343
St. Petersburg, Florida 33747

Work: (727) 767-6782
Home: (727) 417-6724

SUMMARY OF SKILLS

- Possess leadership and motivational capabilities to drive teams to success
 - Develop and facilitate multisector partnerships and collaborations to achieve systems change
 - Engage with stakeholders at various levels to accomplish collective action and impact
 - Employ consensus building techniques to increase buy-in
 - Establish strategic vision and execute action plans to attain small/large-scale impact
 - Cultivate and expand relationships with key stakeholders to increase effectiveness and generate buy-in
 - Leverage oversight and supervisory skills to accomplish task completion
 - Communicate information and data effectively to a variety of audiences
 - Develop and deliver training materials for staff, community members, JHACH residents to help be more inclusive and equitable in their work
-

WORK EXPERIENCE

Achieving Equity Together, Inc.

Executive Director, February 2020 – Present

- Provides oversight of program operations including strategic planning, budgetary management, contract management and policy development.
- Provide training, supervision, and evaluation of staff performance including remediation planning and recognition.
- Develop collaborative relationships with a diverse group of external stakeholders, community members, and vendors.
- Acquired new and coordinated existing resources to address social, racial, economic, and systemic barriers to increase access and availability of services
- Maintained programmatic and fiscal oversight for all grant funded programs
- Reorganized staff positions and responsibilities as needed to increase effectiveness and impact
- Supported board of directors in all aspects of required fiduciary and governance roles

Florida Association of Free and Charitable Clinics

Grant Reviewer, August 2016 – Present

- Annually score a minimum of 20 grants that support capacity building products and processes of FAFCC members to improve organizational capacity, effectiveness, and efficiency and service expansion of FAFCC members.
- Review budgets, proposals and compliance standards for grant alignment.
- Submit time sensitive grant project reviews.
- Participate on Quality Improvement team

Johns Hopkins All Children's Hospital
Program Manager, October 2014 – Present

- Plan and/or facilitate highly productive interactive in-person, and virtual meetings, convenings, and events to develop shared solutions and increase awareness
- Provide program management and fiscal oversight for federally funded grant program to improve maternal and child health outcome.
- Spearheaded grant writing team to successfully acquire 5-year 5.1 million federal grant
- Monitor and reviewed quality improvement process and evaluation methodology
- Engage and collaborate with traditional and non-traditional partners to address political and social determinants to reduce of health disparities
- Work with local, state and national organizations to develop and execute strategies to advance racial justice.
- Participate in national learning collaborative (COIIN and City Match) and co-led county wide to address effort to address the impact of racism on maternal and infant mortality
- Worked with community action network (CAN) to further active involvement
- Supervise and integrated a multi-disciplinary team to provide excellent services
- Deliver various presentations at local, state, and national level to increase community awareness
- Coordinates annual advocacy events to garner funding support; schedule and facilitates congressional member meetings with over thirty families and staff members
- Assist with and participate in various departmental initiatives including Community Health Need Assessment (CHNA), Diversity Equity and Inclusion and Community Outreach efforts.
- Leverage new and existing partnerships to obtain specialized resources not available via grant sources to meet client needs

All Children's Hospital, Inc.

Community Health Education and Outreach Supervisor, March 2005 – October 2014

- Provided program management and fascial oversight for federally funded grant-community, Outreach and health education services.
- Participated on several grant writing teams to successfully acquire grant funding to support programing.
- Collected data for alla activities including monitoring quality improvement process
- Participated in national learning collaborative(s) and led county-wide effort to address the impact of racism on infant mortality
- Facilitated a community consortium and advocacy group to further active involvement
- Integrated a multidisciplinary team to maintain excellent service delivery
- Delivered various presentations at local, state and national level to increase community awareness regarding infant and maternal mortality and health disparities
- Worked with community stakeholders to advocate for increased resources for MCH
- Engaged and collaborated with traditional and non-traditional partners to address social determinants of health and reduce health disparities

EDUCATION and CERTIFICATIONS

Bachelor of Arts, May 2012
Concentration: Human Service
Eckerd College, St. Petersburg, FL

Train the Trainer Cert., March 2014
Concentration: Outreach and Recruit.
N.E. Florida H.S. Coalition, Jax, FL

SELECTED ACTIVITIES

Tampa Bay Collard Green Festival, Inc., *Board Member*, 2022 – Present
Courageous Conversation About Race, Beyond Diversity II (2021)
Political Determinants of Health Learning Laboratory, 2021 Inaugural Cohort- Present
Leadership St. Petersburg -2021, Orientation Planning Committee Member 2022 – Present
St. Petersburg Housing Authority, *Board Member*, 2021 – Present
Woodson African American Museum of Florida, Executive Board, May 2019-Present
Courageous Conversation About Race, Beyond Diversity I (2019)
The Well for Life, *Board Member* (Outreach and Recruitment) April 2018 – Present
Study Circles on Race and Bias, USF-St. Pete., Collaborative Partner 2018
Healthy Start Coalition, *Executive Board Member*, January 2015 – Present
Urban League Advisory Committee, *Executive Member* 2014- Present
National Healthy Start Association, *Board Member*, 2014-2021 (Legacy Member)
Concerned (COQEBS) School Readiness Committee, Member, 2013 – Present
Wrap Around Services Community Group, Member, 2011 - Present
Juvenile Welfare Board South County Community Council, *Member*, 2007–2015
University of South Florida Muma College of Business Diversity, Equity and
Inclusion in the Workplace Certificate Program (2022)

Reference Available Upon request.

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Kyandra Darling
Date: Friday, November 10, 2023 11:12:17 AM

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Community Benefits Advisory Council Member Application

Name	Kyandra Darling
Email	kyandradarling@gmail.com
Phone Number	(727) 307-1961
Address	873 Newton Avenue S, St. Petersburg, FL, 33701
Occupation	Innovation Officer
Have you previously served on any other City boards/committees?	No
Why are you interested in serving as an ad hoc member of the CBAC?	Serving on the Community Benefits Advisory Council for the Historic Gas Plant District is a unique opportunity for me to actively contribute to the development project in a way that prioritizes community well-being and inclusivity. My interest in this role stems from a deep-seated belief that my diverse set of experiences, encompassing both my lived experiences as a fourth-generation resident in St. Petersburg and my professional background, equips me with a unique skill set and fresh perspectives that can significantly contribute to the Council's objectives. As a fourth-generation resident in St. Petersburg, I am committed to ensuring our City continues to grow in a way that is inclusive and informed for those who live, work, and play in St. Petersburg. My work experience and community involvement will help me effectively support the convenings in neighborhoods affected by the project by ensuring that engagement strategies are inclusive and the voices of community members, especially those historically underrepresented, are heard and considered in the decision-making process. In summary, my desire to serve on the Community Benefits Advisory Council, coupled with my experience in advocating for equity and engaging historically underrepresented groups, positions me as a champion for inclusive and community-

oriented development in the Historic Gas Plant District. My expertise will contribute to the creation of Community Benefits Agreements that truly serve the needs of the community, fostering a more equitable and prosperous future for St. Petersburg.

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?

Commitment to Racial Equity:

My unwavering dedication to advocating for racial equity is not just a professional stance; it's a deeply ingrained personal commitment. Through years of engagement and dialogue, I've gained a nuanced understanding of the intricate connections between racial equity and community development. This insight positions me as a valuable asset to the Community Benefits Advisory Council, where I will use my experience to shape recommendations that go beyond the surface, addressing the unique needs and concerns of diverse communities within the Historic Gas Plant District.

Community Engagement Expertise:

My track record in engaging historically underrepresented groups is rooted in a genuine passion for fostering inclusivity. I've successfully built bridges and established trust within communities that have often been marginalized. This proven ability to navigate complex social landscapes allows me to facilitate meaningful conversations that amplify the voices of those often unheard. In the context of the development project, this skill is paramount in creating an environment where a broad spectrum of voices feels not just heard but genuinely valued.

Advocacy for Inclusive Decision-Making:

My commitment to inclusive decision-making is a principle that guides my actions. I understand that true inclusivity involves intentional and thoughtful efforts to seek input from affected communities. Leveraging my established relationships with partners in impacted neighborhoods, I will ensure that the Community Benefits Agreements authentically reflect diverse perspectives and priorities. This involves actively engaging with community members, gathering their feedback, and translating their visions into actionable recommendations that align with the community's overarching vision and needs.

Understanding the Historical Context:

My understanding of the historical context of the Historic Gas Plant District and its impact on various communities positions me to advocate for solutions that address historical disparities. I have had the opportunity to interview former residents displaced from the Gas Plant District and understand the broken promises of opportunities that never came to life. This awareness is crucial for crafting Community Benefits Agreements that not only respond to current needs but also consider the historical context, thereby fostering a more comprehensive and equitable approach to community development.

Please upload a cover letter of interest and a resume.

[Kyandra Darling CL - CBAC.pdf](#)
[Kyandra Darling Resume 2023 \(1\).pdf](#)

KYANDRA DARLING

873 NEWTON AVENUE S. ST. PETERSBURG, FL 33701

November 10, 2023

City of St. Petersburg,
175 5th Street North
St. Petersburg, FL 33701

Dear Mayor Welch and City Council,

I am writing to express my enthusiastic interest in the opportunity to serve on the Community Benefits Advisory Council for the Historic Gas Plant District. As a passionate advocate for community-driven development and a commitment to ensuring equitable outcomes, I am eager to contribute my skills and experiences to help shape the Community Benefits Agreement in a way that genuinely reflects the needs and desires of the communities that will be disproportionately impacted by the new development.

With a deep understanding of the critical role that racial equity plays in community development, I bring a demonstrated commitment to advocating for fairness and justice. My experience in this area positions me as a valuable asset to the Advisory Council, where I aim to champion the incorporation of racial equity principles into the fabric of the Community Benefits Agreement.

Having actively engaged with historically underrepresented groups throughout my career, I possess a proven track record in convening community meetings that foster inclusive and participatory environments. My ability to establish trust, facilitate meaningful conversations, and ensure a broad spectrum of voices are considered will be instrumental in creating a space where community members feel empowered to contribute to the decision-making process.

Strategic community engagement is a cornerstone of my approach. I understand the importance of intentional and thoughtful efforts to solicit input from affected communities. My strategic acumen allows me to tailor engagement strategies that ensure the diverse perspectives and priorities of community members are not only heard but also play a central role in shaping the Community Benefits Agreement.

Moreover, my commitment to inclusive decision-making extends beyond theory to actionable initiatives. I am dedicated to leveraging my relationships with partners in impacted neighborhoods to gather feedback systematically. This collaborative approach will ensure that the development project aligns seamlessly with the community's vision and needs, ultimately reflected in the finalized Community Benefits Agreement.

In conclusion, my passion for racial equity, expertise in convening community meetings, strategic community engagement, and commitment to inclusive decision-making make me an ideal candidate to serve on the Community Benefits Advisory Council. I am excited about the opportunity to contribute to the creation of a Community Benefits Agreement that is truly reflective of the needs and desires of the impacted communities.

Thank you for considering my application. I look forward to the possibility of discussing how my skills and experiences align with the goals of the Advisory Council.

Sincerely,



KYANDRA DARLING

KYANDRA DARLING

CONTACT

727-307-1961

kyandradarling@gmail.com

<https://hereatthecenter.org/kyandra>

Saint Petersburg, FL

SKILLS

Stakeholder Management

Program Design and Implementation

Strategic Planning

Community Organizing and Engagement

Grants Management

EDUCATION

Political Science - Bachelor's Degree

University of South Florida

2015

COMMUNITY ENGAGEMENT

Lead a youth summit featuring Dr. Michael Eric Dyson and convening more than 160 high school students from various schools to envision how to prepare BIPOC youth for leadership. (2022)

Recipient of Legacy-56 Torch Bearers Award for advancing justice and peace, furthering the mission of equity. (2023)

GIRLS ROCK ST PETE - Keynote Speaker
Educated girls ages 9 - 16 on the importance racial equity and breaking stereotypes. (2023)

Panelist - Eckerd College's AAS and Office of Inclusive Excellence's Sister Takeover: an inspiring conversation with Tampa Bay's influential women sharing insights on professional growth, personal affirmations, and societal advancement with collegiate women. (2023)

Committee Member - The AKA AKAdeMy provides a structured and holistic youth development program designed to assist girls to enhance their vision and perspective of society while providing positive mentoring in pursuit of school success and a healthy, productive and sustainable productive community. (2022 - Current)

WORK EXPERIENCE

Innovation Officer

Foundation for a Healthy St. Petersburg

Nov. 2023 - Current

- Spearheaded the development and implementation of innovative strategies and programs to address community challenges, driving positive social impact and fostering creativity within the organization.
- Established and maintained partnerships with local nonprofits, businesses, and government agencies to identify collaborative opportunities and leverage external expertise and resources.
- Led cross-functional teams to design, launch, and evaluate innovative initiatives, managing budgets, timelines, and performance metrics to ensure successful outcomes.
- Conducted research on emerging trends and best practices in the field of philanthropy and community development, staying at the forefront of innovative approaches and technologies.
- Acted as a catalyst for change within the foundation, advocating for a culture of innovation, and encouraging staff and stakeholders to embrace new ideas and solutions.
- Measured the impact of innovation initiatives, assessing their effectiveness and adjusting strategies to maximize results and align with the foundation's mission and goals.
- Engaged in public speaking at community events, serving as a sector leader and addressing topics related to equity.

Community Engagement Advocate

Foundation for a Healthy St. Petersburg

Mar. 2021 - Nov. 2022

- Expertly managed the grant application process, from initial submission to final reporting, ensuring adherence to grant guidelines, timelines, and budget requirements.
- Plans and holds community meetings utilizing listening as a core strategy to achieve maximum understanding; strongly encourages and supports self-made community-led advocacy efforts.
- Conducted thorough due diligence on grant applicants, assessing their alignment with the foundation's mission and evaluating the potential impact of their proposed projects.
- Monitored and evaluated grant outcomes, assessing the effectiveness of funded programs and identifying areas for improvement or further investment.
- Collaborated with grantseekers and grantees to provide guidance and support throughout the grant lifecycle, fostering positive relationships and facilitating successful project outcomes.

Communications and Engagement Specialist

Foundation for a Healthy St. Petersburg

Jan. 2020 - Mar. 2021

- Created and maintained the foundation's website and social media platforms, regularly updating content to inform stakeholders and promote the foundation's mission and impact.
- Deployed the strategic use of communications to build movements and drive social change.
- Developed communications and engagement strategies that broadened and diversified audiences that see themselves as social change agents in the health equity movement.
- Monitored and evaluated communication efforts, using data and analytics to refine strategies and ensure messaging aligns with the foundation's mission and objectives.
- Developed and executed comprehensive communication strategies to enhance the community foundation's visibility and reputation.

City Council Legislative Aide

City of St. Petersburg

Oct. 2017 - Jan. 2020

- Conducted comprehensive research on policy issues, providing city council members with data-driven insights to support informed decision-making.
- Played a key role in the preparation and dissemination of official council communications, including press releases, newsletters, and social media updates to keep the community informed about legislative activities.
- Facilitated communication between constituents and city council members, addressing concerns and fostering community engagement.
- Assisted in organizing and coordinating public hearings and community engagement events to gather input and feedback on proposed legislation.

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#)
Subject: Re: Community Benefits Advisory Council Member Application - Latorra Bowles
Date: Wednesday, November 8, 2023 4:04:27 PM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.



Community Benefits Advisory Council Member Application

Name	Latorra Bowles
Email	deuceslivespetemainstreet@gmail.com
Phone Number	(727) 273-4294
Address	
Occupation	Executive Director
Have you previously served on any other City boards/committees?	No
Why are you interested in serving as an ad hoc member of the CBAC?	Being born and raised in St. Petersburg and as a Mother, it is extremely important to me to be a part of a strong committee that values affordable housing, equitable workforce development and economic opportunities, and neighborhood health and safety.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	As of September 2023, I have been honored to become the new Executive Director of the Deuces Live. I am within the 1 mile buffer working in the community Monday through Sunday to ensure the neighborhood's health and safety. I am the liaison for the community of 22nd St S allowing their voices to be heard through me. Before this, I have been involved with numerous community leaders on the shaping and future of several neighborhoods within St. Pete over the last few years.
Please upload a cover letter of interest and a resume.	Latorra Bowles 2023 Resume.docx Letter of Interest - Member Application - CBAC.docx

You can [edit this submission](#) and [view all your submissions](#) easily.

Dear CBAC Members,

I am writing to express my interest in serving as an ad hoc CBAC member for the Community Benefit Advisory Council. As a highly motivated and experienced professional, I believe that I can make a valuable contribution to the board and help ensure that the committee continues to grow and thrive.

I have a strong background in community development, with 15 years of experience in leadership positions. I have a proven track record of success, and I am confident that I can bring that same level of dedication and expertise to the CBAC Members.

I am committed to the mission and vision of Community Benefit Advisory Council and the City of St. Pete, and I believe that my skills and experience make me an excellent candidate for the board. I am excited about the opportunity to work with other board members to develop and implement strategies that will help the committee achieve its goals and objectives.

Thank you for your consideration of my application. I look forward to the opportunity to discuss my qualifications further.

Sincerely,

Latorra Bowles

November 8, 2023

Latorra Bowles

Human Resources/Operations Management/Recruiting/Non Profit/Project Management

Address

Phone +1 727 273 4294

E-mail lrandle2005@gmail.com

Human Resources/Operations Management/Recruiting/Non-Profit/Project Coordinator with over 20 years of experience maintaining seamless business operations. Smoothly administers budgets, trains staff and monitors procedures to maximize efficiency and balance objectives with operational requirements. Strategic-thinking professional in building relationships, cultivating partnerships, retaining top accounts and growing profit channels by establishing trust. Persuasive and self-motivated with expertise in expanding network connections and persuasively introducing products. Well-versed in educating clients, implementing pricing strategies and driving territory development. Goal-focused business development management professional driven to exceed revenue objectives and drive business growth. Excellent networking and lead development skills. Dedicated to providing innovative, effective business plans.

Skills

- HR Sourcing
- Operations Management
- Process Improvement
- Business Management
- Telemarketing
- Office Management
- Business Development
- Human Resources
- Account Management
- Presentation Skills
- Interviewing
- CRM Software
- Research
- Public Relations
- Conflict Management
- Quality Assurance

Management
Recruiting
Program Development
Problem-Solving
Critical Thinking
Written Communication
G-Suite
Training and Development
MS Office
Clerical Support
Attention to Detail
Analytical and Critical Thinking
Flexible and Adaptable
Decision-Making
Teamwork and Collaboration
Active Listening
Planning and Coordination
Communication planning
Social media coordination

Work History

2023-9 - Current **Executive Director**

The Deuces Live, Saint Petersburg, United States

Promotes Deuces Live Main Street as the center of the Historic 22nd Street South community and hub of economic activity by supporting and/or planning events that highlight the District's characteristics and create a positive image of the District.

Supports the Corridor's design and beautification by enhancing the physical and visual assets that set the area apart. Focuses on capital, incentives, and other economic and financial tools to assist new and existing businesses, catalyze property development, and create a supportive environment for entrepreneurs and innovators.

2022-10 - Current **Project Manager**

Power Broker Magazine/ Urban Market Analytics, Saint Petersburg, United States

Collaborated with community content and development teams to drive improvements to offerings.

Promoted internal community advocacy through partnership with other teams.
Identified community organizations and leaders to establish and nurture relationships to help build awareness and win reforms for public.
Gathered, arranged and corrected research data to create representative graphs and charts highlighting results for presentations.
Planned, modified and executed research techniques, procedures and tests.
Performed statistical, qualitative and quantitative analysis.
Tracked hours and expenses to keep project on task and within budgetary parameters.
Supervised multiple projects from project start through delivery by prioritizing needs and delegating assignments.
Coordinated presentations for customers and project members to detail project scope, progress and results.

2022-01 - 2022-10 Director of Community Relations

Reach St. Pete, Saint Petersburg, FL

Corporate outreach events within the community to alleviate homelessness
Corporate outreach events to assist clients with food, clothing and hygiene items
Responsible for supporting the organization's mission, vision, and values by facilitating projects related to a commitment to community relations
They manage the relationships with the populations and communities surrounding the company or organization
Handle financial arrangements related to admissions and acquire necessary information and documentation.

2021-01 - 2021-05 Assistant Property Manager

Harbor Pointe Apartments, Bradenton, FL

Assists in managing all aspects of a building's occupancy and maintenance
Increased occupancy from 94%-99%
Communicates with tenants regarding property-related issues
Coordinates with tenants and third parties to address maintenance and facility needs
Collaborates with property management team to produce advertising materials
Meets with prospective tenants to show properties, conduct interviews, receive rental applications and
Explain terms of occupancy
Processes applications and conducts credit checks
Collects monthly fees and maintains records of payments and rental activity
Prepares budgets and financial reports
Coordinates with outside vendors to arrange for trash removal, maintenance, landscaping, security
And other services
Investigates and helps to resolve complaints, disturbances and violations

Complies with anti-discrimination laws with regard to housing, renting and advertising

Contributes to team efforts by accomplishing related tasks as needed.

2017-06 - 2020-12 Director of Human Resources

Saint Petersburg, FL

Safety of the workforce

Development of a superior workforce

Development of the Human Resources department

Development of an employee-oriented company culture that emphasizes quality, continuous improvement, and high performance

Defines all Human Resources training programs and assigns the authority/responsibility of Human Resources and managers within those programs

Provides necessary education and materials to managers and employees including workshops, manuals, employee handbooks, and standardized reports

Leads the implementation of the performance management system that includes performance development plans (PDPs) and employee development programs

Establishes an in-house employee training system that addresses company training needs including training needs assessment, new employee orientation or onboarding, management development, production cross-training, the measurement of training impact, and training transfer

Assists managers with the selection and contracting of external training programs and consultants

Assists with the development of and monitors the spending of the corporate training budget

Establishes and leads the standard recruiting and hiring practices and procedures necessary to recruit and hire a superior workforce

Interviews management- and executive-level candidates; serves as an interviewer for position finalists

Chairs any employee selection committees or meetings

Formulates and recommends Human Resources policies and objectives for the company with regard to employee relations

Partners with management to communicate Human Resources policies, procedures, programs and laws

Determines and recommends employee relations practices necessary to establish a positive employer-employee relationship and promote a high level of employee morale and motivation

Conducts investigations when employee complaints or concerns are brought forth

Monitors and advises managers and supervisors in the progressive discipline system of the company

Monitors the implementation of a performance improvement process with non

performing employees

Reviews, guides, and approves management recommendations for employment terminations

Leads the implementation of company safety and health programs

Monitors the tracking of OSHA-required data

Reviews employee appeals through the company complaint procedure

Establishes the company wage and salary structure, pay policies, and oversees the variable pay systems within the company including bonuses and raises

Leads competitive market research to establish pay practices and pay bands that help to recruit and retain superior staff

Monitors all pay practices and systems for effectiveness and cost containment

Leads participation in at least one salary survey per year

With the assistance of the CFO, obtains cost-effective, employee serving benefits; monitors national benefits environment for options and cost savings

Leads the development of benefit orientations and other benefits training

Recommends changes in benefits offered, especially new benefits aimed at employee satisfaction and retention.

2016-09 - 2017-06 Operations Supervisor

Duke Energy, Saint Petersburg, FL

Attracts potential customers by answering product and service questions, suggesting information about other products and services

Opens customer accounts by recording account information

Maintains customer records by updating account information

Resolves product or service problems by clarifying the customer's complaint, determining the cause of the problem; selecting and explaining the best solution to solve the problem; expediting correction or adjustment; following up to ensure resolution

Maintains financial accounts by processing customer adjustments

Recommends potential products or services to management by collecting customer information and analyzing customer needs

Prepares product or service reports by collecting and analyzing customer information

Contributes to team effort by accomplishing related results as needed

Informed customers about billing procedures, processed payments and provided payment option setup assistance

Fielded customer complaints and queries, fast-tracking them for problem resolution

Asked probing questions to determine service needs and accurately input information into electronic systems.

2015-03 - 2016-09 Operations Supervisor

SuperShuttle Transportation, Saint Petersburg, FL

Trained, mentored and motivated employees to maximize team productivity

Aligned operational boundaries between processes and production demands
Developed and oversaw strategies for improving operational efficiency and accuracy
Cultivated and strengthened relationships with customers, vendors and internal stakeholders
Evaluated documentation such as invoices and shipping paperwork for accuracy and compliance
Developed initiatives for process improvement and reviewed and assessed ongoing operations
Oversaw day to day operations such as electrical updates, vehicle maintenance, client relations and IT procedures
Motivated employees to share ideas and feedback
Managed supply chain and monitored all logistics functions for company
Monitor inbound call volume via phone system ensuring service goals are met daily, which includes offering initial release or increase staffing based on call volume needs
Handle's escalated calls
Maintain proper staffing levels for the department based on operational needs
Ensures that staff performance is following established procedures and meets or exceeds departmental performance standards
Assist staff with any questions to ensure proper handling of customer issues or concerns
Ensure E-mails and other time sensitive duties are done in a timely manner
Ensure adequate standards are met for attendance and adherence and review daily operational reports to make sure service goals are met
Use effective verbal and written communication to distribute the most current information to the team members
Give ideas and suggestions on improvements for the operation and keep updated on modern technology
Create an atmosphere of professionalism & mutual support among employees
Must be able to handle multiple situations at once Ensure building safety, checking doors are locked and employees are wearing appropriate building identification and their security badge
Conducted Quality monitoring phone calls and scoring the metrics.

2004-01 - 2014-12 Operations Manager

First Advantage Corporation

Drove quality customer experiences by leading retention strategy development and conflict resolution to improve overall support delivery
Communicated sales targets and worked with front-line supervisors to enhance revenue numbers and promotional techniques
Developed open and professional relationships with team members, enabling better, more effective customer service
Created training manuals targeted at resolving simple and difficult customer

issues

Trained new hires on relationship building, benefit-oriented sales presentations, sales processes and protocol, product knowledge, customer needs analysis and overcoming objections

Evaluated call center statistics to identify areas in need of improvement and devised proactive strategies to realign results with targets

Organized and managed sales center hiring, training and employee scheduling to maximize productivity

Automated contact management system to maintain efficient client organization

Increased employee productivity by establishing and monitoring customer care performance indicators, service level metrics and goal achievement

Supported organizational change in processes from paper billing to electronic invoicing systems to boost efficiency

Delivered fast, friendly and knowledgeable service for routine questions and service complaints

Supervised and coached sales managers and sales representatives while developing training strategies to boost profitability

Boosted traceability initiatives by managing client correspondence, tracking records and utilizing data communications

Evaluated customer account information to assess current issues and determine potential solutions

Mitigated regulatory risks by leading and developing sales analysis team protocol and compliance initiatives

Exceeded team goals by implementing knowledge transfer processes to share best practices and improve sales initiatives

Interviewed, hired and trained new quality-focused customer service representatives

Helped customers work within established systems to achieve desired results and maintain company loyalty

Created order management system for sales and customer service personnel to improve client

Experience and sales efficiencies

Oversaw addressing of customer requests for friendly, knowledgeable service and support

Supervised customer service calls per week to track support issues and improve operating procedures

Limited customer inquiry delays by efficiently scheduling staff across 3 shifts

Grew sales floor employee team while expanding service delivery

Developed and implemented policies, procedures and process improvement initiatives to improve retention rates and increase customer satisfaction

Supervised and trained customer service team members to provide exceptional service, driving retention and satisfaction

Initiated development and implementation of customer service management training process

Supervised 100 agents in 3 various locations, St Pete, Indianapolis and Manila
Responsible for development and implementation of offshore operation in Manila PH
Worked directly with account management to improve client experience
Provided leadership to all staff to accomplish goals and objectives while working within company guidelines
Delivered weekly 1:1 scorecards to agents
Responsible for all coaching and counseling, including yearly review process
Responsible for daily reporting including ASA, SLA, AHT, Adherence and quality scores
Interviewed all new agents
Trained all new agents on all product lines including fingerprinting, I9, criminal, background and quality
Responsible for daily on-the-job training for new hires
Recruit and hire new employees based on company standards
Managed 10 offshore employees.

Education

2021-08 - Current **Bachelor of Science: : Human Resources And Organizational Leadership**

Rasmussen University - Tampa, FL

2015-08 - 2019-06 **BA: Project Management** *Saint*

Leo University - Saint Leo, FL

1997-08 - 2001-05 **High School diploma**

Lakewood High School - Saint Petersburg, FL

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#)
Subject: Re: Community Benefits Advisory Council Member Application - Laura Walker
Date: Saturday, November 4, 2023 2:08:34 PM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.



Community Benefits Advisory Council Member Application

Name Laura Walker

Email llw4atty@aol.com

Phone Number (813) 784-7003

Address 644 3rd Avenue South, Unit 507, Saint Petersburg, Florida, 33701

Occupation Attorney

Have you previously served on any other City boards/committees? No

Why are you interested in serving as an ad hoc member of the CBAC? I recently moved to Domus Urbana in February of this year. I had previously lived at The Salvador (near Dali Museum). One of the reasons for the move to the Tropicana Field area was that I found the demographics to be more diverse than that of the mainstream downtown area. I am interested in assisting the City of Saint Petersburg with its goals for the redevelopment of the Historic Gas Plant District.

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC? I am very detail oriented and a hard worker. I enjoy working with others. Currently I am an appointed attorney Special Magistrate in Pinellas County and a few other surrounding counties. I am assigned to Petitions filed with the Value Assessment Board and hear homestead exemption/classification matters.

Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC. Just that I would love the opportunity to assist.

Please upload a cover letter of interest and a [COVERLETTER TO CBAC.pdf](#)

resume.

[resumetitleexperience.doc](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

Law Office of
Laura L. Walker
644 3rd Avenue South,, Unit 507
Saint Petersburg, Florida 33701
llw4atty@aol.com

Area code: 813
Telephone: 784-700

November 3, 2023

Community Benefit Advisory Council
Member Application

Re: **APPLICATON OF LAURA LAYNE WALKER**

Dear Sir/Madam:

I am writing to apply for a position as an ad hoc member of the Community Benefit Advisory Committee. I believe that I meet the requirement of residing within one (1) mile of the Historic Gas Plant District Redevelopment project.

In February of this year, I moved personally and professionally to the Tropicana Field area. The area's redevelopment goals are exciting, and I would like to contribute my input into this endeavor.

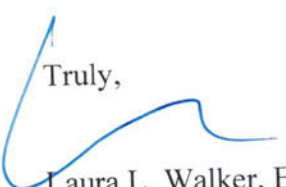
The majority of my career has been in real estate law with an emphasis on title issues. I am therefore quite detail oriented. In addition, I am a hard worker and would be able to assist with any projects I am provided with.

Please find attached a current resume' as requested.

Please let me know if you have any further questions and/or concerns.

Looking forward to the opportunity.

Truly,



Laura L. Walker, Esquire
LLW/lfg

**LAURA LAYNE WALKER
644 3RD AVENUE SOUTH
UNIT 507
SAINT PETERSBURG, FLORIDA 33701
PHONE: 813.784.7003
EMAIL: LLW4ATTY@AOL.COM**

QUALIFICATIONS

Experienced attorney with strong background in real estate and contract law. Excellent in writing and presentation skills. Adapts quickly to new environments and has ability to handle multiple tasks. Detailed oriented and result driven. Ability to accomplish tasks through analysis and critical thinking. Pleasant personality who truly enjoys people. Works great with all types of personalities.

EXPERIENCE

GUARDIAN AD LITEM ATTORNEY:

1990s to current date: Appointed ad litem in real estate cases as guardian ad litem to research heirs/beneficiaries. Appointed by judges throughout the State of Florida.

SPECIAL MAGISTRATE:

September 2018 to current date have been an appointed Attorney Special Magistrate in Pinellas, Hillsborough, Polk, Pasco, Manatee and Sarasota County, Florida.

GILBERT GARCIA GROUP

October 2010 to July 2018, Managing Partner

Senior attorney for first legal. Supervises title team which consists of review of title for all foreclosure complaints, amended complaints, reforeclosures and title curative.

As part of the title curative process, I work with county Officials and the client(s) to resolve ad valorem taxation Issues involving scheduled tax deed sales, determination Of various lien priorities and homestead penalties Pursuant to Florida Statute 196.161.

LAW OFFICES OF DANIEL C. CONSUEGRA

June 2007 to September 2010, Senior Attorney.

Supervised all attorney hearings, including both outside counsel and in-house hearings.

Supervised complaint team and reviewed title for all complaints.

Reviewed and resolved title issues, including supervision of all title claims.

LAW OFFICES OF LAURA LAYNE WALKER

**Private practice specializing in real estate,
Business law, family law and probate.**

EDUCATION

STETSON UNIVERSITY COLLEGE OF LAW

Juris Doctor (cum laude)

Graduated cum laude

Dana Scholar Scholarship Recipient for all but one (1) semester in law school. Dana Scholar Scholarship reimbursed tuition for any student who obtained a 3.5 GPA

UNIVERSITY OF SOUTH FLORIDA

Bachelor of Arts in Accounting

Graduated cum laude

BAR ADMISSIONS AND ACTIVITIES

Member, State Bar of Florida

Member, Middle District of Florida

Member, Hillsborough County Bar Association

REFERENCES

Available upon request.

LAURA LAYNE WALKER
175 2nd Street South
UNIT 815
SAINT PETERSBURG, FLORIDA 33701
PHONE: 813.784.7003
EMAIL: LLW4ATTY@AOL.COM

QUALIFICATIONS

Experienced attorney with strong background in real estate and contract law. Excellent in writing and presentation skills. Adapts quickly to new environments and has ability to handle multiple tasks.

Detailed oriented and result driven. Ability to accomplish tasks through analysis and critical thinking. Pleasant personality who truly enjoys people. Works great with all types of personalities.

EXPERIENCE

GUARDIAN AD LITEM ATTORNEY:

1990s to current date: Appointed ad litem in real estate cases as guardian ad litem to research heirs/beneficiaries. Appointed by judges throughout the State of Florida.

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Supervised all attorney hearings, including both outside counsel and in-house hearings.

Supervised complaint team and reviewed title for all complaints.

Reviewed and resolved title issues, including supervision of all title claims.

LAW OFFICES OF LAURA LAYNE WALKER

**Private practice specializing in real estate,
Business law, family law and probate.**

EDUCATION

STETSON UNIVERSITY COLLEGE OF LAW

**Juris Doctor (cum laude)
Graduated cum laude
Dana Scholar Scholarship Recipient for all but one (1)
semester in law school. Dana Scholar Scholarship
reimbursed tuition for any student who obtained
a 3.5 GPA**

UNIVERSITY OF SOUTH FLORIDA

**Bachelor of Arts in Accounting
Graduated cum laude**

BAR ADMISSIONS AND ACTIVITIES

**Member, State Bar of Florida
Member, Middle District of Florida
Member, Hillsborough County Bar Association**

REFERENCES

Available upon request.

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Lauren Westmoreland
Date: Friday, November 10, 2023 3:47:49 PM

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Community Benefits Advisory Council Member Application

Name Lauren Westmoreland

Email lauren.westmo@gmail.com

Phone Number (815) 979-1305

Address 2320 Fourth Ave S, Saint Petersburg, FL, 33712

Occupation Business Owner/Cosmetologist

Have you previously served on any other City boards/committees? Saint Petersburg

Why are you interested in serving as an ad hoc member of the CBAC? I enjoy knowing what's happening around me and participating in the community I live in.

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC? I suppose the specific skills I have would be genuine interest and care for what happens in St Petersburg and to the people living here. Experiences would be opening a business in Jan 2020 (and still in business) and I am recipient of the first cohort of the Microfund program, which gives me first hand experience in understanding the support St Pete can give to its residents. I am currently President of the Grand Central District and a member of my neighborhood association board (Palmetto Park).

Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC. I think I shared this info above :)

Please upload a cover letter of interest and a resume. [LaurenWestmorelandCBAC.pdf](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

LAUREN WESTMORELAND

OWNER: PARLOUR 727
PARLOUR BRIDAL

hello@parlour727.com
lauren.westmo@gmail.com (Preferred)
815-979-1305
parlour727.com



I live in Palmetto Park with my husband and three young children. My business is located in the Grand Central District. I love living in and participating in the vibrant community we have fallen in love with. Even though I prefer maintaining an optimistic outlook, I realize there a lot of important moves the city must make to keep improving the lives of residents. I'd love to continue my part, in any way I can.

EXPERIENCE

Grand Central District Association
President: January 2023-Present
Board: October 2021

- Overseeing the position of Executive Director
- Scheduling District clean-ups with Keep Pinellas Beautiful
- Assisting on our events; i.e. Halloween on Central and PRIDE Street Fest

Palmetto Park Board Member
April 2022-Present

- Assisting with and Hosting Events
- Acting as a liaison between our Community Garden and Neighborhood
- Initiated "Porch Parties" in our Neighborhood
- Created a neighborhood Halloween Scarecrow theme

PARLOUR 727 & PARLOUR BRIDAL

- Opened January 2020
- Weathered the Pandemic
- Member of the GCDA
- Always hiring employees & independent contractors
- Building community relationships is a priority

SKILLS

- Customer Service
- Email Marketing
- Website Management
- Content creation and scheduling
- Attending Bridal Shows
- Sponsoring events or school programs when we have the opportunity
- Coaching and mentoring staff

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#)
Subject: Re: Community Benefits Advisory Council Member Application - Linda McLeod
Date: Thursday, November 9, 2023 9:05:33 AM

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Community Benefits Advisory Council Member Application

Name	Linda McLeod
Email	revlindamcleod@gmail.com
Phone Number	(727) 804-4610
Address	511 Prescott Street South, St. Petersburg, Florida, 33712
Occupation	minister/retired
Have you previously served on any other City boards/committees?	no
Why are you interested in serving as an ad hoc member of the CBAC?	Unity of Midtown is located within a mile of the dome development area and I would like to support and make the development a successful project. I would like input into how our historic church can be preserved. I have lived and worked in Pinellas County for over 40 years. I love St. Petersburg and want to support the development of our community.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	As a quality engineer, I have great team-building and facilitation skills. I have worked with all levels of management and employees. I have helped develop teams and guided them to successful outcomes. I know that my skills will help create a great council. I am a great team player and work and play well with others.
Please upload a cover letter of interest and a resume.	Cover letter ST Peter council 2023.docx Linda McLeod - Bio for couscil member city of st pete 2023.doc

You can [edit this submission](#) and [view all your submissions](#) easily.

My name is Linda McLeod, and I am interested in being on the "Community Benefit Advisory Council". I live in St. Petersburg, and I am the current minister at Unity of Midtown, St. Petersburg, Florida. The church's address is 511 Prescott Street South.

I am interested in being a member of the council because I feel I bring valuable skills to the council. I worked for IBM and Honeywell in several engineering positions. My job was to solve problems with newly developed products. I have worked on several community projects and teams. I work well with people and have great facilitation skills.

I would love to be a member of the council because I feel I bring great skill and commitment to the city of St. Petersburg and the people of St. Petersburg.



Linda Gail McLeod

Unity History:

I graduated from Unity Urban Ministerial School, Detroit Michigan in June 14, 2018. Unity Urban Ministerial School is one of the two school approved to train ministers for licensing and Ordination by the Unity Worldwide Ministries (formally The Associations of Unity Churches). I was accepted to the ministerial path by the Unity Worldwide Ministries in August 2018. The Unity Urban Ministerial School requires nine months of internship by an approved Unity Church and minister. I completed my internship with Rev. Robert Fortner May 30, 2019 at Unity of Palm Harbor. My Ordination is set for June 17, 2019.

I am a member of First Unity of St. Petersburg for the last 24 years. Where I served as:

- Minister in Training
- Chaplain for 12 years
- Chaplain Coordinator for 6 years
- Sunday School teacher for Youth and Family Ministry for 20 years
- Director for 2 years
- I served on the Board of Directors for 2 years
- I took classed for the Certified Youth Leaders Program
- Attended High School and Middle School students retreats, rallies and workshops

I have been involved with church my entire life and loves serving in any capacity.

My motto is: "Here I am Lord, Use me"

My Education and Work History:

Rev. Linda McLeod serves as Unity Of Midtown, St. Petersburg, Florida Administrator and Pastoral Care Minister. She graduated from Unity Urban Ministerial School, Detroit, Michigan, in June of 2018 and was ordained as a Unity Worldwide Ministries minister in June 2019.

I graduated from Tuskegee Institute (University), Tuskegee, Alabama with a BS in Electrical Engineering in 1978. I retired from Honeywell in January of 2017 after thirty-five years. During my career at Honeywell my positions included Senior Quality Engineering Lead, Production and Test Engineering Lead. I worked Space and Defense programs which included NASA's Space

Shuttle. Over my thirty-five years in Space and Defense, I have worked on several project which required learning team management skills, communications skills, leading successful teams and managing change.

As Lead Quality Engineer my assignment included working with Boeing, NASA, Lockheed Martin, Draper Laboratory and many other defense contractors. As the lead Quality Engineer, I was the person (along with my team) responsible for making sure the customer requirements met or exceeded expectations.

Volunteerism:

Rev. Linda serves as the President of the Suncoast Ministers Association and Interfaith Tampa Bay. She is the current president of Interfaith of Greater Tampa Bay of St. Petersburg, Florida.

During my career at Honeywell, I was a leader in helping to make diversity programs work. I was instrumental in creating the African American diversity group “Honeywell Black Employees Network”. We developed programs to provide training and upward movement for African Americans working for Honeywell nationwide.

I was also a member of the Diversity Council. Each year the Diversity Council would work with members networks providing programs to enhance and recognize the achievement of diverse members of Honeywell.

I was a member of the leadership for Youth Engineering Society (YES). I was a teacher and leader for many years. My tasks included working with Board for Youth Engineering Society to provide programs, teachers and leaderships for the youth. I, also, taught engineering and math concepts to middle and high school students. I was the Co-Director for the 1994 Annual YES competitions. As a team lead, I worked with Engineering Companies throughout Florida, George and Alabama to provide competition material (games and rules) judges and support engineers for competitions. The program hosted over 200 youth from the state of Florida.

I was a member of Honeywell Women’s Network who supported and planned the Annual “Take Our Daughters and Son Work Day” program. I provided programs and activities for the children with the help of other team members.

I was board member for the Urban League of Pinellas County 1981- 1986.

I served on the Cross Bayou Little League board of directors and was little league coach for the girl’s minor and major league teams.

I am a member of the Sigma Gamma Rho Sorority, Inc and has served in all board positions over my many years as a member. (Currently not active)

Birthplace and Family

I was born in Clopton, Alabama and graduated from Abbeville High School. I have one daughter, Michelle McLeod. My family was very supportive of me and was helpful in guiding me to be successful. My mother really encouraged me to go for the gold and use my skills and talents to make the world a better place. I lived in Pinellas County for the last thirty-nine years.

For references please contact me at 727-80404610 or Revlindamcleod@gmail.com

Address 5134 33rd Ave North
St. Petersburg Florida, 33710

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Lorna Perez
Date: Friday, November 10, 2023 6:00:09 PM

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Community Benefits Advisory Council Member Application

Name	Lorna Perez
Email	lorna.perez7@gmail.com
Phone Number	(540) 429-3244
Address	812 14th St N, Saint Petersburg, FL, 33705
Occupation	Freelance Wardrobe Stylist
Have you previously served on any other City boards/committees?	Saint Petersburg
Why are you interested in serving as an ad hoc member of the CBAC?	I am passionate about making sure that the people in my community are heard and that their voices are taken into consideration and are valued during decision making processes that could affect their living situation. I am also interested in informing community members on changes they may not be aware of that could affect their every day lives, like with Tropicana Field.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	I am knowledgeable on local housing issues and I have had meetings with Council members regarding affordable housing. Familiar with the development subsidy model to incentivize the construction of workforce and affordable housing and the use of area median income as a benchmark. I am involved in local organizations that perform community outreach and are connected to and hear out various points of opinion. I am a fluent Spanish speaker and can bridge gaps between cultures and language. As a freelancer, I control my own schedule and will have plenty of time to devote to this Advisory Council.
Please upload a cover letter of interest and a resume.	Lorna Perez Resume.pdf lorna perez cbac cover letter.pdf

You can [edit this submission](#) and [view all your submissions](#) easily.

Dear Mayor Welch & City Council,

I am writing to express my earnest interest in serving as an ad hoc member of the Community Benefits Advisory Council (CBAC). The core of my passion lies in ensuring that our community's voice is not only heard but truly valued in the negotiations between the city, community, and Hines-Rays team. The opportunity to advocate for community benefits in public-private partnerships aligns seamlessly with my commitment to fostering an inclusive and informed environment for St. Petersburg residents.

I bring to the table a range of skills and experiences that I believe make me a well-suited candidate for the CBAC. Having delved deeply into local housing issues, I've engaged in constructive dialogues with Councilmembers on this issue. My familiarity with the development subsidy model, aimed at incentivizing the construction of both workforce and affordable housing, coupled with an understanding of using area median income as a benchmark, equips me to contribute meaningfully to the council's objectives.

Furthermore, my involvement in local organizations dedicated to community outreach (such as the League of United Latin American Citizens and my union, IATSE) has honed my ability to comprehend and represent various points of view. As a fluent Spanish speaker, I can effectively bridge cultural and linguistic divides, ensuring that a wide spectrum of voices is heard and comprehensively considered. Additionally, as a freelancer, I possess the flexibility to manage my schedule, dedicating ample time and commitment to the responsibilities of this Advisory Council.

I am excited about the prospect of contributing my skills and experiences to the Community Benefits Advisory Council. I share Mayor Welch's focus on inclusive and principled progress for the city, and that focus ought to be the center of all decision-making processes. I am confident that my passion, skills, and dedication make me a strong candidate for this vital role.

Thank you for considering my application. I am eager for the possibility to contribute meaningfully to the CBAC's initiatives and the betterment of our community. Please feel free to reach out to further discuss how I can support the council's objectives.

Warm regards,
Lorna M. Perez

Lorna M. Perez

Film professional involved in community organizing and outreach.

812 14th St N
Saint Petersburg, FL 33705
(540) 429-3244
lorna.perez7@gmail.com

EXPERIENCE

Film & TV Industry 2004 - 2010; 2015 - PRESENT

Production Coordinator / Wardrobe Supervisor — New York, NY; St Petersburg, FL

- Plan, design, style and organize clothing and accessories for video and photography production
- Hire and Supervise full crew for a production or a Wardrobe Department, including Stylists, Set Costumers, Seamstresses, Assistants and Interns
- Create budgets for Wardrobe Department or production
- Communicate with Actors, Models, Directors and Producers to execute creative vision

Childcare Professional 2002 - 2004 / 2010 - 2015

Family Nanny and Preschool Teacher — Fredericksburg, VA; Tampa, FL

- Built trustful, interpersonal relationships with parents and their children
- Provided physical and emotional care for children ages 0-12
- Managed classrooms in preschools/daycares and supported curriculum
- Oversaw clients' households and coordinated multiple family calendars
- Acted as liaison between parents and the child's school/extracurricular activities

EDUCATION

St. Petersburg College, St Petersburg, FL

Coursework toward Associate in Science of Photography (2016 - 2018)

Spotsylvania Career & Technical Center, Fredericksburg, VA

Television and Media Production/Video Production (2001 - 2003)

SKILLS

Strong communicator and team leader

Budget creation

People management

Social Media Management

Event planning and organizing

Organizations

I.A.T.S.E Local 477
International Alliance of
Theatrical Stage Employees

LULAC Council #7069
-Community Organizer &
Union Advisor to Director

CASA (Community Action
Stops Abuse) Volunteer

LANGUAGES

Spanish

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Louis Murphy Sr
Date: Friday, November 10, 2023 3:07:35 PM

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Community Benefits Advisory Council Member Application

Name	Louis Murphy Sr
Email	lmurphy@mzprogressive.org
Phone Number	(727) 415-1148
Address	955 20th St S, St. Petersburg, FL, 33712
Occupation	Pastor
Have you previously served on any other City boards/committees?	Yes
Why are you interested in serving as an ad hoc member of the CBAC?	My primary interest in serving as an ad hoc member of the CBAC is to help realize the transformative and generational impact that has been at the heart of Mayor Ken Welch's approach to this project. The Historic Gas Plant is not only one of the largest developments ever undertaken in Pinellas County; it represents the largest restorative justice effort in City history. Stewarding this potential will require that we link arms across diverse sectors to achieve the still elusive goal of oneness – in purpose and practice – when it comes to strategies for communal advancement. It is with a deep grounding in this spirit that I step forward to serve.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	Over 20 years of experience in community leadership, and nearly as many years in procurement management (for the U.S. Marine Corps and Florida Progress) have instilled in me the ability to evaluate opportunities from diverse viewpoints and to foster consensus among stakeholders with diverse interests. I believe these skills will be invaluable as we navigate the many voices and needs that will influence final outcomes.
Please provide any additional information that you think will be important to know for selection of ad hoc members of the	The congregation I lead is located just blocks from the site of the Historic Gas Plant, and represents a microcosm of the broader community of stakeholders whose lives stand to be enhanced or enriched through this effort. This includes workers, business owners and entrepreneurs, in addition to the hundreds

CBAC.

of children and young people who take part in special programs and events at Mt. Zion each year. It would be an honor to serve in helping to secure the brighter future being shaped for us all by this multi-year project.

Please upload a cover letter of interest and a resume.

[Cover Letter Louis Murphy Sr.pdf](#)

[Rev Louis M Murphy Sr Bio by category.pdf](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

November 10, 2023

Mayor Kenneth T. Welch
& City Councilmembers
City of St. Petersburg
City Hall
175 Fifth Street N.
St. Petersburg, FL 33701

Dear Mayor Welch & Council:

Greetings. This letter comes with my profound gratitude for the City's embrace of equitable development and intentional equity. It is an honor to be considered for service as an ad hoc member of the Community Benefits Advisory Council (CBAC).

My primary interest in serving in this capacity is to help realize the transformative and generational impact that has been at the heart of Mayor Welch's approach to this project.

The Historic Gas Plant is not only one of the largest developments ever undertaken in Pinellas County; it represents the largest restorative justice effort in City history as well.

Stewarding this potential will require that we link arms across diverse sectors to achieve the still elusive goal of oneness – in purpose and practice – when it comes to strategies for communal advancement.

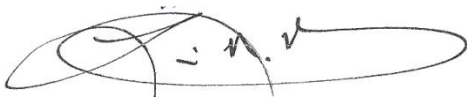
It is with a deep grounding in the spirit of collaboration, and with active and fruitful partnerships with over 30 local organizations, that I approach this temporary but tidally important opportunity.

It is my belief that this one-time body faces a once-in-a-lifetime chance to set a standard for inclusion that can serve as a guiding light to many other communities that are hungry for the type of progress we have nurtured in St. Petersburg.

You have my full support toward the realization of this potential.

If I can provide any additional information, please reach me at any time.

In Service,

A handwritten signature in black ink, appearing to read "Rev. Louis M. Murphy, Sr.", enclosed within a large, loopy oval shape.

Rev. Louis M. Murphy, Sr.

Biography:

Reverend Louis M. Murphy, Sr.

Rev. Louis M. Murphy has dedicated his pastoral career to kingdom building, inside and outside the walls of Mt Zion Progressive Missionary Baptist Church, where he was installed as Pastor in May 1999. He entered the ministry with a life-long track record in secular leadership. A one-time Drum Major for the famous Florida A&M Marching 100 band, a former non-commissioned Marine Corps officer, and a 4-year District Executive for the West Central Florida Council of Boy Scouts of America, Rev. Murphy brought his passion for service to Mt Zion.

Rev. Murphy is a Florida native, educated in the public school system of DeLand, Florida. He continued his studies at Florida A & M University, University of Central Florida and Chaminade University, receiving a Bachelor of Science in Business Administration while serving in the United States Marine Corps stationed in Hawaii. He continued his professional development in ministry through the annual Dr. E. K. Bailey Expository Preaching Conference, and under the mentorship of Dr. Joel Gregory and Dr. Robert Smith, whom he considers his spiritual father.

In addition to his leadership of the Mt Zion church family, Rev. Murphy's unwavering focus on the vision, "To bring about effective change within a two mile radius of the church", has positioned Mt Zion on the leading edge of economic and spiritual renewal in the City of St. Petersburg's poorest area. The mission is being accomplished by education and service of families through Mt Zion Human Services (MZHS, a 501c3 non-profit), Mt Zion Children's Center (daycare service) and Mt. Zion Christian Academy (grades K through 5).

Education and Awards

Graduate of Chaminade University, Bachelor of Science in Business and Administration
Civil Engineering courses, University of Central Florida
Social Science courses, Florida A & M University
Aviation Administration Supply School, US Marines, Meridian, MS
Non-Commissioned Officer Leadership School, US Marines, Honolulu, HI
Graduate of Leadership St. Petersburg
Saint Thomas Christian College, Honorary Doctor of Divinity,
Certification in Expository Preaching, E.K. Bailey Ministries, Inc.
Distinguished Citizen of the Year Award, Boy Scouts of America
NAACP President's Award
Citizen of the Year Award, Omega Psi Phi Fraternity
Liberty Bell Award, St. Petersburg Bar Association
WTBN Radio Ministry Recognition Award

Community Involvement

Former Executive Board Member with Boy Scouts of America West Central Florida
Former Board Member of Urban Development Solutions
Member, Kiwanis
Former Board Member, Community Foundation of Tampa Bay
Co-Chaired the Power On! Campaign
Former Board Member YMCA of Greater St. Petersburg
Former Vice President of the St. Petersburg Kiwanis Club
Board Member with the Pinellas Urban League

Professional Experience

Soil and Research Analyst, Florida State Department of Transportation

Assistant to Staff Engineer, Martin Marietta Aerospace Center

Purchasing Agent, St. Petersburg Housing Authority

Aviation Support Account Supervisor, US Marine Corps

Buyer, Times Publishing Company

Buyer, Florida Power Corporation

District Executive, West Central Florida Council, Boy Scouts of America

Pastor, Mount Zion Progressive Missionary Baptist Church

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#)
Subject: Re: Community Benefits Advisory Council Member Application - Matt Baldwin
Date: Thursday, November 9, 2023 4:39:17 PM

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Community Benefits Advisory Council Member Application

Name Matt Baldwin

Email Baldingroupres@gmail.com

Phone Number (727) 320-3098

Address 1141 49th Ave N, St. Petersburg , FL, 33703

Occupation Realtor

Have you previously served on any other City boards/committees? No

Why are you interested in serving as an ad hoc member of the CBAC? I'm interested in serving in the board because I believe as a millennial I have a good idea of what the second biggest generation in the country needs to see for the city of St. Petersburg Florida. I graduated from Eckerd College with a degree in history so I have a love for Learning about the past and knowing how it can benefit the future, I moved from Key West Florida, where I was born and raised to St. Petersburg Florida because I believe the old Key West that once was so special and that was taken away from us with the addition to cruise ships and cheap margaritas and T-shirts, has the potential of coming to St. Petersburg and making it something unlike has the potential of coming to Saint Petersburg and making it not something that it's not.

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC? I believe my age, my experience and education from a local institution the real estate business that I've poured my heart blood sweat and tears into and downtown St. Petersburg, understanding the neighborhoods in St. Petersburg and how to help first time homebuyers make a St. Petersburg Home and moving my whole life to St. Petersburg, knowing absolutely no one when I moved here. I believe my age, my experience and education from a local institution the real estate business that I've poured my heart blood sweat and tears into and downtown St. Petersburg, understanding the neighborhoods in St. Petersburg and how to help first time homebuyers make a St. Petersburg Home and moving my whole life to Saint

Petersburg, knowing absolutely no one when I moved here. I believe I'm relatable among my peers I believe I'm open minded to my elders, and I believe that there is common ground for everyone to be heard, and appreciated . I believe I'm relatable among my peers I believe I'm open minded to my elders, and I believe that there is common ground for everyone to be heard and appreciated

Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.

Besides my active membership in the chamber of commerce and their role as a player as an ambassador for the hundreds of businesses that are chamber members, Besides my active membership in the chamber of commerce and their role as a player as an ambassador for the hundreds of businesses that are chamber member, I believe my love for the city of St. Petersburg, is a good reason why I should be added to the HOC members of the CBAC. is a good reason why I should be added to the HOC members of the CB AC.

Please upload a cover letter of interest and a resume.

[Resume.pdf](#)

You can [edit this submission](#) and [view all your submissions](#) easily.



MATT BALDWIN

REALTOR/ CHAMBER
AMBASSADOR

About Me

Matt Baldwin was born and raised in Key West, where he worked for the Florida Keys community college as a tutor, working in cafes, bodegas, and even working as a jet ski tour guide around the island. Mr. Baldwin enjoys writing short stories, playing ice hockey and being an Ambassador for the Chamber. More than anything, Matt enjoys helping First Time Home Buyers navigate the tricky market of 2023.

Contact

Phone

727.320.3098

Email

baldwingroupres@gmail.com

Address

1141 49th Ave N
St. Petersburg FL, 33703

Expertise

- Real Estate
- Market Analysis
- Leadership
- Historian

Language

English

Experience

Keller Williams 2019 - 2023

Realtor

Sellers agent, Buyers Agent, Marketing: Matt has successfully navigated over \$10,000,000 in transaction as a solo agent with the most recognizable name in Real Estate.

Florida Keys Community College 2018

Writing Tutor

With a degree in History I taught students how to structure essays, think of original ideas, and then execute large papers.

Fishermans Cafe 2016 - 2017

Bodega Manager/ Barista

As the front of house barista/ manager my job was to offer a customer experience second to none. It was a job I enjoyed very much.

Education

2010-2013

Eckerd College

B.A. in History

In my senior year I wrote a 25 page paper on an original thesis based on why it was not John F. Kennedy's fault for the Bay of Pigs.

2004-2009

Florida Keys Community College

Associates

Degree

After graduating High School, I started at the community college with very low test scores. After 2 years of taking pre college classes, I was able to focus on credits that counting for a 4 year degree. It took me years to achieve this and I did everything I could to graduate. I worked for years at school, while I worked full time.

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#)
Subject: Re: Community Benefits Advisory Council Member Application - Matthew Countryman
Date: Wednesday, November 8, 2023 6:09:32 PM

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Community Benefits Advisory Council Member Application

Name Matthew Countryman

Email bocountryman@gmail.com

Phone Number (310) 809-1355

Address 716 23rd ave n, Saint Petersburg, FL, 33704

Occupation Local Business Owner

Have you previously served on any other City boards/committees? no

Why are you interested in serving as an ad hoc member of the CBAC? Since graduating from LSP I have been actively growing my business in the Warehouse Arts District and have not had the time to give back to the community and this seems like an incredible opportunity to learn more about how developers can provide a positive civic impact. I feel compelled to get involved and believe that I can add value to the advisory council.

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC? As a realtor I see the neighborhoods evolving daily while driving to properties and have sold homes in most of our neighborhoods. As a builder focused on densification and mixed use commercial builds for workforce housing and as a MBE / SBE I've been able to learn how to navigate municipal contracts. As a local artist I am trying to keep our artists in our city and if we do not create more affordable housing and workforce housing options we will lose them.

Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC. I moved to the Burg from Los Angeles in 2014, to pursue working in the arts full time first as the Studio Manager at TD Glass from 2014-2019 and then as the Project Manager for the Imagine Museum from 2016-2019.

I am excited about being able to give back to the city that has given me so much already.

Please upload a cover

letter of interest and a
resume.

[Resume MBC 2023.pdf](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

Matthew B. Countryman

716 23rd Ave N.
St Petersburg FL 33704
(813) 834-2542
Bocountryman@gmail.com

Skills

Leadership, Problem Solving, Time Management, Communication, and Technology Proficient

Experience

July 2022 - PRESENT

Charlie Parker Pottery, St. Petersburg FL – *Owner*

- Public Relations and Business Development
- Compliance and accounting
- New product development
- Professional Potter

February 2020 - PRESENT

Matthew Countryman LLC, St Petersburg FL – *Owner / Realtor*

- Buying, selling, and renting real estate in the St Petersburg area
- Realtor at KW St Petersburg

July 2022 - PRESENT

St Pete Decor, St Petersburg FL – *Owner / General Contractor*

- Builder General Contractor focused on alternative building technologies
- Residential densification, mixed use commercial opportunities allowing for workforce housing
- SBE / MBE

Education

August 2002 - December 2007

University of Southern California, Los Angeles CA – *BA / Price School of Public Policy*

Studies Abroad - Semester at Sea 2003 / Copenhagen Business School 2005

Awards

Leadership St Pete Class of 2020

Board Member of The Countryman Foundation

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#)
Subject: Re: Community Benefits Advisory Council Member Application - Natalie Stockard
Date: Monday, November 6, 2023 10:39:42 PM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.



Community Benefits Advisory Council Member Application

Name	Natalie Stockard
Email	Natalie_Stockard@hotmail.com
Phone Number	(703) 244-2705
Address	201 4th street south, #503, St. Petersburg, FL, 33701
Occupation	Scrum Master
Have you previously served on any other City boards/committees?	No
Why are you interested in serving as an ad hoc member of the CBAC?	I am a local community member and am eager to see that this redevelopment serves the community as well as the Rays.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	My experience working at scale as a tech professional coordinating and supporting large/multiple teams. I have significant experience in removing roadblocks and finding win-win situations.
Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.	I attended the discussion held at USF St Pete last year regarding this redevelopment, so I am coming to this with familiarity with the purpose and intent of the CBA Program plus a few ideas of my own regarding the possibility of this new neighborhood being car-free.
Please upload a cover letter of interest and a resume.	Gas Plant Cover Letter.pdf Natalie Stockard - Resume .pdf

You can [edit this submission](#) and [view all your submissions](#) easily.

November 6, 2023

Natalie Stockard
Natalie_Stockard@Hotmail.com
703-244-2705

RE: Historic Gas Plant District Redevelopment

Dear Mayor Welch, Chair Gabbard, and Council:

I am writing to offer my time and energy as an ad hoc member of the Historic Gas Plant District Redevelopment CBAC. I will be an excellent addition to the CBAC because of my familiarity with the program, my previous advocacy in the city, and my experience working at scale as a tech professional coordinating and supporting large/multiple teams.

I attended the discussion held at USF St Pete last year regarding this redevelopment, so I am coming to this with familiarity with the purpose and intent of the CBA Program plus a few ideas of my own regarding the possibility of this new neighborhood being car-free. I assure you that my voice will be heard on this Council. I have previously spoken at City Council meetings and reached out to city employees regarding both the Marina project (in favor of leasing; all new/overhauled buildings should be decorated by local muralists) and supporting the CALL program, where I am now a volunteer.

Since I live within a few blocks of the area, this redevelopment will have a large impact on my neighborhood. Further, I will be able to focus on the use of the area for the largest number of community members. This is a once-in-a-lifetime redevelopment opportunity, and I am an invested, educated community member who can appreciate the complexity of this project while also advocating for the highest, best community use.

Thank you for your time and consideration.

Natalie Stockard
Natalie_Stockard@Hotmail.com
703-244-2705

Agile Coach and Project Coordinator

Professional Summary

An experienced Agile Professional with years of experience creating, implementing, and maintaining task-tracking worksheets in support of Agile Design Teams, Main Frame Developers, Web Developers, and Offshore QA staff. Assist in the implementation of CMS' customized Waterfall Project Management Processes incorporating Agile Sprints, Scrum, and Agile Design Processes. Consistently credited for creating, documenting, and improving processes with a proven track record of bringing order from chaos. Strong writing skills. Scrum Master, ITIL, and Microsoft Project certified.

Experienced at collaborating with Scrum Masters of related teams to coordinate processes. Maintaining backlog and team membership in JIRA/Rally. Assisting RTE to confirm all teams would have Capacity ready for PI Planning. In addition, experienced supporting Senior Technical Writers by drafting supporting documentation for physicians' Practice Management Systems and Electronic Health Records.

Coordinated projects to design and implement data communication centers for new and re-organized offices world-wide. Supported multiple projects to improve technology used by the Center for Medicare and Medicaid Services (CMS) to interact with provider supporting over \$125M in Federal Aid to 60 State and Federal medical service programs. Awarded a Master of Arts, Communications from Shippensburg University of Pennsylvania and a Bachelor of Arts, Political Science from Indiana University of Pennsylvania. Conceive, research, find appropriate outside support for, and create Proof of Concept to create a test of internal SAFe training in a secure private area of Second Life. Top 5 Clifton Strengths: Futurist, Significance, Responsibility, Focus, Relator.

Agile and Project Management Skills

- Scrum Master Certified
- Risk identification and mitigation
- Cross Functional Reporting
- Increase Productivity
- Microsoft Project Certified
- Change Management
- Integrated Master Schedule (IMS)

Career History

FIS

Scrum Master I

1/2020 - Present

FIS is a worldwide company that mostly writes bank software. They wrote the software that takes photos when you deposit a check. The company works with 95% of the world's leading banks, manages over half the world's overall wealth, and processes \$10 trillion annually. In addition, FIS writes the software that Visa and MasterCard use.

A servant leader that makes the company's processes easier and more efficient for her teams. Worked with a variety of Scrum development teams and adjust my work to what they need. Working closely with a total of about 10 staff including Main Frame Developers, Web Developers, and Offshore QA staff. Transformed a new team by coaching them on Definition of Done, Team Working Agreements, using Story Points, and Scrum Ceremonies.

Escalate unfinished service requests to assist team in finishing User Stories utilizing the help desk software Service Now (SNOW) to create tickets to get support from other internal teams. Take ownership of non-development issues raised in team Retrospective and reach out as necessary to solve/mitigate them. Issues included scheduling the teams work based on a release calendar that specifies the dates for different types of testing in addition to the dates that the software is uploaded to the live client systems. Collaborated with Scrum Masters of related teams to coordinate processes. Maintaining backlog and team membership in JIRA/Rally; assisted RTE to confirm all teams would have Capacity ready for PI Planning.

Greenway Health

Technical Writer (Contract), Tampa, FL

10/2018 - 2/2019

Greenway Health provides electronic health records (EHR), practice management, and revenue cycle management solutions that help practices in multiple specialties grow profitably, remain compliant, work more efficiently, and improve patient care. Greenway works with more than 55,000 providers across multiple specialties, translating into millions of lives touched daily by its solution.

Supported the Senior Technical Writers by drafting supporting documentation for physicians' Practice Management Systems and Electronic Health Records. Transferred documentation from older programs to MadCap Flare; learned Condition Tagging. Tested existing on-line help against the current version of software by reading the existing on-line help directions then trying to make those changes on the current version of the software. Reviewed on-boarding documentation; found some large gaps and structural issues, presented those issues, and provided a new organizational scheme for the document, leading to a substantial rewrite.

Chapters Health System

Project Coordinator (Contract Through KForce), Tampa, FL

3/2018 - 5/2018

Chapters Health System is dedicated to delivering innovative home health, palliative, and hospice care, along with durable medical equipment and pharmacy services. All offerings are provided to improve the patient and family experience well in advance of end-of-life needs.

Collaborated with Product and Program Managers to improve status reports for the CIO. Drafted a format for project schedules going forward along with a rollout schedule. In addition, became an expert in Planview PPM Pro.

AutoNation

Project Coordinator (Contract though MSH), Fort Lauderdale, FL

7/2017 - 3/2018

Our department was responsible for the physical building of car dealerships and repair centers. Supported the Director of IT for Customer Care and multiple associated Project Managers. Compiled and summarized project budget data, maintained SharePoint library of final project documentation, and created Visio diagrams of collision center processes and hardware.

Compared bills from vendors for month-to-month consistency and worked with colleagues to understand and resolve issues of unusual activity. Contributed to improved customer security and confirmed corporate savings of \$13,000 a month through ensuring appropriate destruction of old credit card machines and cancellation of subsequently unnecessary phone lines. Tracked and updated numerous tasks on multiple projects simultaneously and led my team's adoption of new PMO process.

Maintained and ensured consistency between two Project Management dashboards. While working on Microsoft Project and Innotas, assigned hours to staff and published to their timesheets. In addition, led my team's adoption of new PMO processes.

Citrix

Project Coordinator, Fort Lauderdale, FL

11/2017 - 1/2018

Our department was responsible for building out network rooms of new and overhauled buildings including internet and phone connections.

Coordinated projects to design and implement data communication centers for new and re-organized offices world-wide. Increased the productivity of the team and freed the Portfolio Manager to focus on more complex issues. Tracked the purchase, delivery, installation, and configuration of network hardware and services along with expenditures to record cost variances and maintain project cost accounting. Oversaw the availability and delivery of project resources and staff to ensure timely implementation.

ActionNet

Project Coordinator - (Through ACI, Baltimore)

5/2015 - 10/2016

Supported multiple projects to improve technology used by the Center for Medicare and Medicaid Services (CMS) to interact with providers supporting over \$125M in Federal Aid to 60 State and Federal medical service programs. Freed both the Program Manager and Scrum Master to focus on more complex issues. Collaborated with Project Managers and finance teams to create implementation schedules using advanced features of Microsoft Project.

Created, implemented, and maintained task-tracking worksheets in support of Agile Design Teams. Assisted in implementing CMS' customized Waterfall project management processes incorporating Agile Sprints, Scrum, and Agile Design Processes. Documented the results of weekly Agile Design activities and drafted weekly progress (and other) presentations for both management and clients. Maintained SharePoint document repositories for multiple projects.

Sabbatical

5/2013 - 5/2015

Planned two-year sabbatical to care for family member with health issues. Maintained my organizational skills through volunteer service work, part-time administrative jobs, and small freelance writing/editing projects. Trained for and obtained 11 professional level US Coast Guard certifications.

Lockheed Martin

Technical Writer and Project/Program Management Support

3/2008 - 5/2013

Spent 8-years supporting federal government contracts encompassing increasingly responsible roles

Supported the Program Management team by acting as liaison across all program functional areas. Fulfilled various roles including facilitator, enforcer, PM spokesperson, and gatekeeper. Identified and executed cost reduction initiatives to help meet program cost reduction goal.

Was a Technical Writer on various projects/programs some of which included drafting high-level IRS policy documents for new enterprise-wide security system. Developed and authored policies and procedures for managing recurring activities. Authored various periodic reports to management and other stakeholders. Wrote a variety of technical documents and customer deliverables, including user guides, installation guides, and testing process documents. Drafted business documents, monthly reports, awards, and proposals. Trained and mentored teammates.

Provided Project and Program Management Support by acting as liaison across all program functional areas. Identified and executed cost reduction initiatives to help meet program cost reduction goals.

Staffed a formal Project Management Office (PMO) for a program with numerous interrelated projects. Managed the Action Item (AI) process. Maintained database; proposed changes aimed at increasing feedback from AI owners to ensure updated status, met with managers to clarify PMO responsibilities for AIs, and implemented new processes. Trained successor to maintain database.

Acted as Master Scheduler for a nationwide IRS program to replace electronic locks in all buildings. Coordinated with Project Managers to create an Integrated Master Schedule (IMS). Maintained schedules and deadlines for major projects. Created and implemented task-tracking worksheets from multiple schedules and mediated schedule conflicts.

Education

Shippensburg University of Pennsylvania
Master of Arts, Communications

Indiana University of Pennsylvania
Bachelor of Arts, Political Science

Technology

- Tools: Jira, Rally, Visio, Power Point, Project, Word, Outlook, Service Now, SharePoint, Innotas (TimeSheet) and Google docs
 - Transformed a new team by coaching them on Definition of Done, Team Working Agreement, using Story Points, and leading Scrum Ceremonies
 - Assist RTE in confirming that every team on the train will have Capacity ready for PI Planning
 - Took ownership of external process issues raised in team Retrospectives; solved or mitigated to the best of my ability.
-

Certifications

- Certified Scrum Master by both Scrum Study and SAFe
- Microsoft Power Point
- Microsoft Project
- Security+
- MCSE (NT4)

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Richie Marini
Date: Friday, November 10, 2023 11:15:02 PM

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Community Benefits Advisory Council Member Application

Name	Richie Marini
Email	richie@richiemarini.com
Phone Number	(772) 453-5112
Address	1120 17th St N, Unit 2, Saint Petersburg , FL, 33713
Occupation	Admissions Recruiter Advisor
Have you previously served on any other City boards/committees?	Saint Petersburg
Why are you interested in serving as an ad hoc member of the CBAC?	I would like to provide a young voice on the committee.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	I have previously been involved in advocacy work both politically and professionally. I have experience working with diverse groups of people and helping to solve problems. I have a strong attention to detail and a love for our sunshine city.
Please upload a cover letter of interest and a resume.	Resume_ADMS_Marini.pdf

You can [edit this submission](#) and [view all your submissions](#) easily.

Richard “Richie” Marini

St. Petersburg, FL 33713 | rmarini@usf.edu | www.richiemarini.com | 772-453-5112

Education

University of South Florida St. Petersburg

Mass Communications, B.A. | Concentration: Journalism and Media Studies | Minor: Political Science

Work Experience

University of South Florida, St. Petersburg, FL

February 2022-Present

Admissions Recruiter Advisor

- Plan and execute a robust travel schedule that includes college fairs, high school and community college visits in order to recruit prospective students
- Develop and maintain relationships with schools, counselors, and community-based organizations
- Manage a geo-market/territory and implement a diverse recruitment strategy to increase student yield across 3 distinct campuses
- Field high-volume of inquiries via Email, Phone, and Walk-in
- Read admissions applications and advise students on next steps to help move them through the enrollment funnel
- Engage prospects in dynamic presentations about university programs and admissions information
- Collaborate with campus partners to provide support with events such as Open House, Scholars Brunch, Deposit Day, and Application Drives

Solace Sauna Studio, St. Petersburg, FL

June 2020-February 2022

Client Relations Manager

- Serve as the primary point of contact for new and existing clients
- Uphold and maintain safety and sanitation standards to ensure the highest quality experience
- Utilize Point-of-Sale system to complete transactions and run weekly reports

Campus Visitation & Undergraduate Orientation, St. Petersburg, FL

September 2015-May 2018

Navigator Tour Guide

- Highlighted university through engaging campus tours
- Assisted over 1,500 prospective students and families with university enrollment
- Trained newly employed university Navigators in campus resources

Compass First-Year Experience, St. Petersburg, FL

August 2015-May 2018

Peer Coach Leader (January 2017-May 2018)

- Developed and co-lead Peer Coach Spring Training, Staff Meetings, and Professional Development
- Supervised and managed a team of 25 Peer Coaches in their duties of mentoring students and collecting data
- Generated weekly reports and provided detailed analysis on student performance such as engagement and retention data

Peer Coach (August 2015-May 2017)

- Engaged First-Year Students in the transition to college through event planning, one-on-one coaching, and providing referrals to support services
- Managed a caseload of 40 students, recorded student interactions, and reported data weekly
- Programmed signature events and facilitated engaging workshops adhering to strict timelines

Activities

Southern Association of College Admission Counseling

February 2022-Present

Government Relations Committee (June 2022-Present)

Skills

Highly experienced in Ellucian BANNER, Microsoft Dynamics CRM, and Google Suite

Certified in Microsoft Office, Adobe Photoshop, Adobe Dreamweaver, and Adobe Premiere Pro

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Ryan Adelberg
Date: Friday, November 10, 2023 4:56:23 PM

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Community Benefits Advisory Council Member Application

Name Ryan Adelberg

Email radelberg@pridestaff.com

Phone Number (315) 530-5716

Address 940 Granville Ct N, St Petersburg, FL, 33701

Occupation Business Development

Have you previously served on any other City boards/committees? No

Why are you interested in serving as an ad hoc member of the CBAC? I am interested in serving as an ad hoc member of the CBAC because I possess a strong sense of civic duty and a genuine desire to actively engage with and improve my community. This role presents an opportunity to make a meaningful contribution to the development and enhancement of the gas plant district. Moreover, the Tampa Bay Rays play a vital role in St. Petersburg, contributing to civic pride, economic growth, and community involvement. Recognizing the importance of both the CBAC's mission and the presence of the Rays in our city, I believe that my involvement is crucial in shaping a prosperous and inclusive community that benefits present and future generations.

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC? My deep involvement in the St. Pete Chamber of Commerce and St. Pete Young Professionals has equipped me with the ideal skill set and perspective to be a highly effective member of the Citizens' Advisory Committee (CBAC) for the gas plant district. As a dedicated member of the St. Pete Young Professionals, I've served as the Advocacy Chair and Vice Chair, leading initiatives that directly impact our community's development. My responsibilities have ranged from advocating for sound policies to participating in projects related to the Tampa Bay Rays, SunRunner, Cross Bay Ferry, and various aspects of public transportation, housing initiatives, and workforce development.

In addition, my active participation in the St. Pete Chamber of Commerce, where I've taken on leadership roles such as Good Burger Co Chair, has given me a comprehensive understanding of the local business landscape and its impact on the community. This experience has allowed me to engage with projects like the Downtown Waterfront Master Plan and sustainability initiatives. Moreover, my involvement with the Westshore Alliance, serving as Ambassador Committee Chair, further bolsters my capacity to collaborate effectively within the CBAC and engage with community stakeholders. These experiences have honed my skills in leadership, public policy analysis, and project management, making me well-equipped to contribute to the development and improvement of the gas plant district. In essence, my combined experience in these organizations, underpinned by my commitment to community betterment, positions me as an influential advocate for the gas plant district.

Please upload a cover letter of interest and a resume.

[CBAC.docx](#)
[Ryan Adelberg Resume.pdf](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

To whom it may concern,

I am writing to express my sincere interest in joining the Citizens' Advisory Committee for the Gas Plant District. My deep involvement in the St. Pete Chamber of Commerce, St. Pete Young Professionals, and the Westshore Alliance has equipped me with a unique skill set and perspective that align perfectly with the responsibilities of a CBAC member.

In my role as Advocacy Chair and Vice Chair of the St. Pete Young Professionals, I have led initiatives impacting community development. From advocating for sound policies to actively participating in projects related to the Tampa Bay Rays, SunRunner, Cross Bay Ferry, and public transportation, housing, and workforce development, I have demonstrated a commitment to positively influencing our community.

Additionally, my leadership roles within the St. Pete Chamber of Commerce, including the position of Good Burger Co Chair, have provided me with a comprehensive understanding of the local business landscape. Engaging with projects such as the Downtown Waterfront Master Plan and sustainability initiatives has given me firsthand experience in addressing the diverse needs of our community.

As the Ambassador Committee Chair at the Westshore Alliance, I have honed my collaboration skills and engaged effectively with community stakeholders. This experience has further enhanced my leadership, public policy analysis, and project management skills, making me well-equipped to contribute meaningfully to the development and improvement of the gas plant district.

In essence, my combined experiences in these organizations, supported by my unwavering commitment to community betterment, position me as an influential advocate for the gas plant district. I am excited about the opportunity to bring my skills, perspectives, and dedication to the CBAC, contributing to the continued growth and prosperity of our community.

Thank you for considering my application. I am eager to discuss in further detail how my background aligns with the goals of the CBAC and how I can contribute to the positive development of the gas plant district.

Sincerely,

Ryan Adelberg

COMMUNITY INVOLVEMENT

St. Pete Young Professionals, Westshore Alliance & St Pete Chamber of Commerce

Tampa, FL

Various Committee Memberships

- **Committee Involvement:** **St Pete Young Professionals;** Advocacy Chair (2023), Vice Chair (2024)
Westshore Alliance; Ambassador Committee Chair (2022, 2023, 2024), Transportation Committee, Master Plan Committee
St. Pete Chamber of Commerce; Good Burger Co Chair (2023), Public Policy Committee (2022,2023), Transportation & Housing Committee (2022,2023), Future of Work Task Force (2023), Sustainability Task Force (2023)
- **Example Projects & Cases:** Tampa Bay Rays, SunRunner, Cross Bay Ferry, Downtown Waterfront Master Plan, Public Transportation, Housing Initiatives, Workforce Development

WORK & LEADERSHIP EXPERIENCE

PrideStaff

Tampa, FL

Business Development Manager

December 2021 to Present

- Responsible for PrideStaff business development through research and development, consulting and community connection.
 - Business Development
 - Formulate and implement comprehensive sales strategies to expand the company's market presence and achieve revenue targets.
 - Develop and maintain strong relationships with existing clients to foster loyalty and generate repeat business. Address client concerns promptly and ensure high levels of customer satisfaction.
 - Monitors, analyzes & reports on key policy issues affecting clients. Policy issues include local, state and federal policies affecting labor market conditions including inflation and workforce development.
 - Project Management
 - Draft clear, precise, and comprehensive contracts that outline the rights, responsibilities, and obligations of all parties involved.
 - Collaborate with legal teams to ensure the final contract adheres to all legal requirements and complies with relevant regulations.

Cain and Daniels

Tampa, FL

Paralegal

January 2020 to July 2021

- Worked directly with client facing teams to collect relevant case research and manage client relationships
 - Research & Project Management
 - Provided comprehensive legal support for the company, including drafting contracts, assisting in client meetings, and negotiating terms of service.
 - Managed preparations for legal documents for litigation, settlement, and a variety of other projects.
 - Researched laws, regulations, and case law to ensure the company understood all relevant legislation and regulations.

Associated Builders and Contractors

New York, NY

Membership Director

April 2018 to December 2019

- Represented the organization and its interests to the public through various means including, member relations, city meetings, committee meetings and state advocacy work.
 - Project Management
 - Coordinated and monitored government relations activity to remain abreast of status of commercial projects in NYC including project labor agreements and status of funding, actions needed and resolutions, and to identified areas where further corrective action, strategies are needed to continually improve and enhance processes.
 - Engaged in proactive and strategic advocacy efforts to protect the rights and promote the welfare of members within the construction industry.
 - Research & Analysis
 - Monitored and tracked city, state and federal legislation.
 - Identified, researched, and analyzed legislative, budgetary, and regulatory issues involving commercial construction in NYC.
 - Focused on Project Labor Agreements, Project Safety Training, Insurance and Licensure and Apprenticeship Programs.
 - Utilized city platforms to expand revenue streams such as grant applications.

Tradesman International

New York, NY

Project Manager

January 2016 to April 2018

- Led recruitment, client relations and employee relations for the company to ensure business goals and project management were met in a timely manner.
 - Management
 - Led project timelines and managing deadlines through the utilization of ATS software to support recruitment and database maintenance.
 - Responsible for the success and productivity of 100+ employees.
 - Oversaw and managed the safety training and onsite safety evaluation of employees.

EDUCATION

University of Tampa

Tampa, FL

Bachelor of Arts, Political Science

December 2021

SKILLS & INTERESTS

Technical Skills: Excel, R-Studio, Qualtrics, SPSS, Data Analysis, Research, Policy Analysis, Public Policy, Planning

Personal Interests: New York Yankees, New York Giants, Blues Music, Triathlons, Pickleball, Marvel Comics

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Sheron Brown
Date: Friday, November 10, 2023 11:00:29 AM

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Community Benefits Advisory Council Member Application

Name Sheron Brown

Email sheron.brown@gmail.com

Phone Number (301) 467-1922

Address 430 3rd Ave. S., #379, St. Petersburg, FL, 33701

Occupation Self employed

Have you previously served on any other City boards/committees? No

Why are you interested in serving as an ad hoc member of the CBAC? I am deeply committed to contributing positively to the city of St. Petersburg, a place I proudly call home. My interest in serving as an ad hoc member of the Community Benefits Advisory Council (CBAC) stems from a profound dedication to ensuring that health equity, viewed through a critical lens of racial equity, is at the forefront of our city's decision-making processes. I recognize the significant, long-term impact these decisions can have on our community, particularly on marginalized groups. By joining the CBAC, I aim to be an active participant in healing historical inequities and forging new, inclusive pathways for progress. My goal is to leverage my expertise and passion to help shape a future for St. Petersburg that is equitable, thriving, and reflective of the needs and aspirations of all its residents.

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC? My diverse professional background equips me with a unique blend of skills and experiences that align well with the responsibilities of a CBAC member. As a master facilitator, I have honed the ability to lead meaningful conversations, fostering collaborative environments where diverse perspectives are valued and leveraged to advance health equity. This skill is particularly relevant in engaging community members and stakeholders in discussions that shape impactful Community Benefits Agreements.

Furthermore, my transformational leadership style has been instrumental in driving change and innovation in various roles.

This approach ensures that I not only guide but also inspire and empower others, fostering a culture of shared vision and collective action. My experience in strategic planning and stakeholder engagement, particularly in contexts that require a nuanced understanding of community needs and equitable solutions, positions me to contribute effectively to the CBAC's mission.

Additionally, my background in mental health advocacy and my commitment to diversity, equity, inclusion, belonging, and justice (DEIBJ) principles align closely with the CBAC's focus on equitable community development. I bring a deep understanding of how to integrate these principles into practical, community-focused strategies, ensuring that the outcomes of our work are inclusive and beneficial to all segments of our community.

In summary, my combination of facilitation skills, transformational leadership, strategic insight, and a strong commitment to equity and mental health advocacy make me a well-suited candidate to serve as a Member of the Community Benefits Advisory Council.

Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.

In considering my application for the CBAC, it's important to recognize my deep-rooted commitment to community development and my proactive approach to addressing complex challenges. My career has been marked by a consistent focus on creating positive, sustainable change, particularly in areas related to health equity and community well-being.

One key aspect of my background is my extensive experience in strategic planning and implementation. This experience has equipped me with the skills to not only envision transformative initiatives but also to pragmatically execute these plans, ensuring they translate into tangible benefits for the community. My ability to navigate both the strategic and operational aspects of large-scale projects would be invaluable in shaping and overseeing the implementation of Community Benefits Agreements.

Furthermore, my professional journey has been characterized by a strong emphasis on collaboration and stakeholder engagement. I have a proven ability to build and maintain relationships across a diverse range of groups, from community members to high-level stakeholders. This skill is crucial in ensuring that the voices of all community members are heard and considered in the development process.

Lastly, my personal connection to St. Petersburg and my understanding of its unique community dynamics position me to make a meaningful contribution to the CBAC. My insights into the local context, combined with my professional expertise, would enable me to effectively bridge the gap between community needs and strategic development goals.

In summary, my blend of strategic acumen, advocacy for mental health and equity, collaborative leadership, and local insight make me a well-rounded candidate for the CBAC, poised to contribute significantly to its mission.

Please upload a cover

letter of interest and a
resume.

[Sheron-M-Brown-PhD-CL&Res-CBAC.pdf](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

Sheron M. Brown, Ph.D.

430 3rd Ave. S., Apt. 379 | Saint Petersburg, FL 33701 | Mobile: 301.467.1922 | Email: sheron.brown@gmail.com

November 10, 2023

City of St. Petersburg
175 Fifth St. N.
St. Petersburg, FL 33701

Dear Members of the Selection Committee,

I am writing to express my keen interest in serving as an ad hoc member of the Community Benefits Advisory Council (CBAC) for the City of St. Petersburg. As a resident deeply invested in the well-being and equitable development of our city, I am excited about the opportunity to contribute my skills and experience to this vital initiative.

With over two decades of experience in strategic alignment, organizational development, and stakeholder engagement, I have honed my abilities in driving impactful solutions in diverse sectors. My professional journey has been marked by a steadfast commitment to health equity, mental health advocacy, and fostering inclusive environments. These experiences align closely with the CBAC's mission of guiding development projects that are not only economically viable but also socially responsible and beneficial to the community at large.

My expertise in strategic planning and implementation, particularly in the context of community development, positions me to effectively contribute to the shaping and overseeing of Community Benefits Agreements. I have a proven track record of envisioning and executing transformative initiatives that translate into tangible community benefits. This skill set, coupled with my ability to navigate both strategic and operational aspects of large-scale projects, would be invaluable in ensuring that the CBAC's objectives are met with efficacy and foresight.

Furthermore, my professional journey has been characterized by a strong emphasis on collaboration and stakeholder engagement. I possess a proven ability to build and maintain relationships across a diverse range of groups, from community members to high-level stakeholders. This skill is crucial in ensuring that the voices of all community members are heard and considered in the development process.

As a resident of St. Petersburg, I have a personal connection to the city and an understanding of its unique community dynamics. This local insight, combined with my professional expertise, positions me to effectively bridge the gap between community needs and strategic development goals.

I am excited about the possibility of contributing to the CBAC and am eager to bring my skills and experiences to bear in this new capacity. Thank you for considering my application. I look forward to the opportunity to discuss how I can contribute to the Council's important work.

Sincerely,

Sheron Brown, Ph.D.

Sheron M. Brown, Ph.D.

430 3rd Ave. S., Apt. 379 | Saint Petersburg, FL 33701 | Mobile: 301.467.1922 | Email: sheron.brown@gmail.com

Holistic Solutions Architect - Transformational Leader - Relationship Builder

A visionary leader with an extensive background in driving impact and orchestrating innovative solutions. Over 20 years, I have honed my skills in strategic alignment, organizational development, and stakeholder engagement across diverse sectors. My extensive experience in strategic leadership and community engagement has instilled in me a profound commitment to advocating for health equity and fostering inclusive community development. I am deeply committed to applying my expertise in shaping urban policies and programs that prioritize equitable growth, sustainability, and the wellbeing of all community members, thereby contributing to transformative change at the local level.

Core Competencies

*Visionary thinker
Interpersonal leader
Innovative solutions design*

*Strategic visioning
Network development
Team leadership and development*

*Empathetic leadership
Stakeholder engagement
Cross-cultural collaboration*

Leadership Experience

Executive Director | 07/19 – 01/23

Tampa Bay Healthcare Collaborative, St. Petersburg, FL

Championed TBHC's transformative growth as a prominent advocate for health equity in Tampa Bay, evidenced by a 25% surge in affiliate member organizations. Recognized leadership excellence with accolades such as the GuideWell regional innovation award, statewide Synapse Community Impact and Innovation awards, and the prestigious global Edison Award for Social Innovation. Pioneered the foundation for future success through strategic infrastructure enhancements, leading to comprehensive communication, fund development, and strategic planning frameworks. Successfully mobilized cash and in-kind donations, laying the groundwork for sustainable future funding initiatives.

Selected Accomplishments:

- Designed and launched a fund toolkit, enhancing Board involvement in fundraising efforts.
- Pioneered mission-centric initiatives such as the Impact Councils and the acclaimed TBHC Collaborate app, demonstrating an ability to establish innovative programs with tangible community impact.
- Amplified brand visibility through strategic media placements in premier local news outlets, including Bay News 9, Tampa Bay Times, Tampa Bay Business Journal, St. Pete Catalyst, and Medical Professionals Journal, underscoring my commitment to enhancing organizational reputation and reach.

Strategic Wellbeing & Organizational Synergy Consultant | 09/12 – Present

SHERON BROWN PHD, LLC, Laurel, MD/ St. Petersburg, FL

Collaboratively coach senior leaders across sectors—spanning education, faith-based, business, healthcare, and finances—yielding a stellar 98% success rate in goal attainment. Facilitate leaders in setting actionable objectives, sculpting sustainable strategies, and seamlessly executing towards both organizational and individual success. Spearhead the integration of mindfulness and wellbeing into organizational cultures and educational curricula. Champion collaborative frameworks and training for nonprofits to bolster synergies and maximize collective impact.

Selected Accomplishments:

- Lead collaboration sessions, cultivating personal development, mutual accountability, and heightened professional stewardship.
- Strategize with clients to enhance their holistic wellbeing, directly translating to amplified workplace productivity and cohesion.
- Orchestrated nonprofit alliances, amplifying shared best practices and boosting regional impact.

Director of Implementation, T3 Initiative | 07/14 – 09/15

National Director of Program Quality | 09/15 – 07/16

Teach Plus, Boston, MA

Championed the strategic development and nationwide implementation of leadership programs. Guided regional managers to tailor programs with localized context while ensuring systemic and personnel readiness. Spearheaded initiatives for capacity building and established a metric-driven framework to evaluate leadership progress.

Selected Accomplishments:

- Forged synergistic collaborations with Executive Directors across the U.S., co-designing a universal metric system to gauge and enhance program efficacy.
- Innovated alongside the Training Development Manager to pioneer a coaching strategy, ensuring flexibility and broadened reach.
- Partnered with principals to crystallize teacher-leader roles, amplifying educational outcomes for over 9,000 students.
- Co-authored and secured educational grants exceeding \$100,000, earmarked for advancing leadership development.

Director of Performance Improvement

Cesar Chavez Public Charter Schools | 08/10 – 08/12

Spearheaded the revitalization of charter school operations, fostering a culture of continuous learning and instituting multi-tiered accountability. Secured a \$200,000 grant to enhance instructional methodologies, demonstrating prowess in resource mobilization.

Professional Developer

District of Columbia Public Schools | 08/08 – 07/10

Elevated teacher engagement and fostered a collaborative learning community, resulting in a 67% surge in student outcomes. Initiated and established a pioneering STEM program, showcasing a commitment to innovative educational advancements.

Adjunct Professor – University of Phoenix

eCampus | 09/08 – 03/21

Guided doctoral scholars through intricate coursework, emphasizing curriculum design, instructional models, and program evaluation, underscoring a dedication to nurturing the next generation of educational leaders and strategists.

Principal – Imagine Foundations Public Charter Schools

Prince George's County Public Schools | 07/07 – 06/08

Established a thriving charter school campus through strategic financial management and community engagement, emphasizing collective commitment to educational excellence and fostering synergies with key stakeholders.

Education

Integrative Health Coach, CHC | 2016 | Institute for Integrative Nutrition

Professional Studies in Education, Ph.D. | 2007 | Capella University

Adolescent Education, M.S. | 1997 | University of New Haven

Accounting, B.B.A. | 1993 | Howard University

Relevant Professional Learning

Cornell University Women's Entrepreneurship Certificate | Master Class for Community Systems Change Facilitation for Health Equity | Beyond Diversity I | Baldrige Performance Excellence Program Examiner Training | Neuro-Leadership Results Coaching System |

Professional & Civil Memberships

Ellevote Network – Chapter Officer, 2018 – 2019 | Leadership St. Pete – Class of 2018 - Present

National Coalition of 100 Black Women – Member, 2018 | Toastmasters International – Area Governor, 2014-2015

Delta Sigma Theta Sorority, Inc. – Member, 201 – Present | Phi Delta Kappa, International – Member, 2008 – 2015

Learning Forward – Member, 2000 - 2015 | ASCD – Member, 1998 - 2017

Community Leadership and Volunteerism

Leadership St. Pete Alumni Association – President, 2022-Present

Synapse Florida – Impact Board Member, 2020 -2023

Women of Color Golf - Advisory Committee, 2020-2022

YIMBY St. Pete – Board Member, 2020-Present

Leadership St. Pete – Planning Committee Member, 2018-2021

YWCA, Tampa Bay – Board Member, 2018-2019

Baldwin House for Women – Wellness Educator, 2018

Communities First Association – Board Member, 2016-2019

Ulman Cancer Fund for Young Adults – Volunteer, 2016-2017

Lynch Leadership Academy – Principal Trainer, 2015

U.S. Department of Education – Research Committee, 2012-2014

Dress for Success, Laurel, MD – Career Coach, 2012-2013

Charter School Review Team – D.C. Public Charter School Board, 2010-2012

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#)
Subject: Re: Community Benefits Advisory Council Member Application - Tara Newsom
Date: Thursday, November 9, 2023 4:45:08 PM

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Community Benefits Advisory Council Member Application

Name	Tara Newsom
Email	newsom.tara@spcollege.edu
Phone Number	(727) 512-9550
Address	245 6th Ave NE, St Petersburg, FL, 33701
Occupation	Professor/Lawyer
Have you previously served on any other City boards/committees?	No
Why are you interested in serving as an ad hoc member of the CBAC?	I have lived and worked in the Downtown/Midtown area for 20 years. St. Petersburg College has a vested interest in the redevelopment of the Historic Gas Plant district and our students (and I) live and work within the area.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	As the Founding Director of SPC's Center for Civic Learning & Community Engagement, my mission is to collaborate with community partners to strengthen the community. I have been a community advocate and serve as a catalyst for community engagement my entire career and would be humbled to participate in serving our city.
Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.	Please find this submission to suffice as a letter of submission to serve the City of St. Petersburg, I have served as an academician for 25 years the last 17 years at St. Petersburg College (SPC). I enjoy my faculty position at the Downtown and Midtown campuses and serve our community through my position as the Director of the Center for Civic Learning and Community Engagement. SPC directly serves our city, transforming lives through education, economic and community engagement efforts.

In addition to my professional contributions, I have raised my 4 children in St. Petersburg and continue to live here committed to sustainable, equitable and diverse growth.

I am hard working, committed and inclusive in all my efforts.

It would be a privilege and honor to serve the city in this capacity.

Warm Regards,

Tara Newsom

Please upload a cover letter of interest and a resume.

[Tara Newsom CV 2023.pdf](#)
[TaraNewsombio2023\[57\].pdf](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

Tara Hechlik Newsom, JD, LLM

Tara Newsom is a Professor at St. Petersburg College (SPC) where she also serves as the founding Director of SPC's Center for Civic Learning & Community Engagement. Tara's academic focus is on strengthening student success thru civic & community engagement, capitalizing on the unique interests and skill sets individuals bring to their community. Newsom currently focuses on American National Government coursework, but also enjoys teaching Ethics, Constitutional Theory, State & Local Government and Political Parties & Elections. Equal access to civil liberties for all students continues to be a priority for her. She also serves as a board member for the Center of Excellence for Teaching & Learning (CETL).

Tara earned a B.S. in Environmental Policy from the University of Michigan, a J.D. from the University of Detroit-Mercy School of Law, and an L.L.M in Law & Government from American University Washington College of Law. In her early career, she worked as a U.S. Senatorial Page, then served as a Policy Director for Michigan's Governor Engler, Chief Counsel to Lt. Governor Posthumus as well as a staff member for U.S. Senator Abraham and the U.S. Senate Judiciary Committee's Sub-Committee on Immigration. Before teaching at St. Petersburg College, Tara taught at Eastern Michigan University, Mississippi College and Eckerd College.

Tara has contributed to TedX with her talk "The Constitution: It's Personal". She is also the 2016 recipient of the St. Petersburg College Distinguished Faculty of the Year award and a graduate of SPC Leadership & The Florida Chancellors Leadership Program. She regularly contributes to PBS's, "Florida This Week", Tampa Bay's premier political show, WUSF's "Florida Matters", NPR's "America Amplified", and serves as Political Analyst for Tampa Bay's NBC Affiliate, WFLA News Channel 8 as well as Bay News 9.

Committed to several community organizations, Tara volunteers regularly with Goodwill Industries and the Florida Dream Center as well as serves on the Advisory committee for the Journey's in Journalism at Melrose Elementary School and the Pinellas County Schools TV/Digital Media Advisory Board.

Tara lives in Downtown St. Petersburg with her loving family and her golden retriever Francis.

Tara Hechlik Newsom

245 6th Avenue NE, St. Petersburg, Florida, 33701 | 727.512.9550 | Newsom.Tara@spcollege.edu

EDUCATION

L.L.M, Law & Government, American University, Washington School of Law, Washington, D.C., May, 2005.

Juris Doctor, University of Detroit-Mercy School of Law, Detroit, MI, July, 1998.

- University of Detroit London Law Program
- Florence School of Law, International Law

B.S., University of Michigan, Ann Arbor, MI, Environmental Policy Concentration, December 1995.

EXPERIENCE

St. Petersburg College 2007-Present

Professor, Department of Social & Behavioral Sciences

Courses taught:

- **American National Government/Applied Constitution**
- **State & Local Government**
- **Introduction to Applied Ethics**

Responsibilities include curriculum development and delivery; community engaged learning projects within all coursework; Honors Curriculum.

Center for Teaching & Excellence Faculty Representative; responsibilities include professional development in teaching and learning.

Co-facilitate the U.S. Naturalization Preparation Courses.

Co-facilitate with the Beau Institute comparative government lectures for SPC and French students.

Founding Director, St. Petersburg College's Center for Civic Learning & Community Engagement

2014-Present

Developed and launched Center to institutionalize community engaged learning college wide with an interdisciplinary approach.

Implementing Carnegie Classification community engagement strategies focusing on student success, reciprocity and equity in partnerships.

Eckerd College, Program for Experienced Learners 2007-2011

Faculty

Courses taught:

- **Constitution & Government Power**
- **Constitution & Individual Rights**
- **Political Parties & Interest Groups**

Titan, LLC 1999-2014

Issue & Campaign Management

Provided consulting services to state and local governments as well as to the private sector on a myriad of public policy issues including Certificate of Need, Prescription Drug Delivery, Land Use issues, Environmental Sustainability, and other public policy issues. Campaign Management for various campaigns, most notable including State Senate Race for U.S. Congressman Thaddeus McCotter; State Republican Convention Campaign for Attorney General for Scott Romney, Republican Mayoral Primary for Daryl Neely, first African American Republican in Jackson, MS.

American Cancer Society, Jackson, MS 2002-2004

Health Systems Director

Directed ACS's initiative on creating systemic change in Healthcare Policy & Delivery. Major focus on Advocacy initiatives and institutional and private sector adoption of Insurance Coverage of Wellness Plans; developed physician led Pain Management Coalition; strategic planner for multiple public health coalitions including MS Alliance for School Health and MS Chronic Illness Coalition.

Detroit Regional Chamber, Detroit, MI 2001-2002

Policy Director, Lobbyist

Represented the Chamber and developed policy & model legislation

on employment and workforce issues, environmental, transportation and Homeland Security issues.

Eastern Michigan University, Ypsilanti, MI 2001

Adjunct Faculty, Introduction to American Government

American Heart Association, Jackson, MS 1999 –2001

Advocacy & Communications Director, Lobbyist

Directed AHA's public policy initiative to further the mission of AHA including legislation mandating the placement of Automated External Defibrillator in public places, physical activity mandate in school's legislation, chronic illness awareness, and tobacco settlement issues.

Mississippi College, Jackson, Mississippi 2000

Adjunct Faculty

Courses taught:

- **American Government**
- **Parties & Elections**
- **Presidential Elections**

Michigan Lt. Governor's Office, Lansing, MI 1999

Policy Director/Legal Counsel

Represented the Lt. Governor on state boards as well as participated in strategic public policy planning.

U.S. Senate Judiciary Committee, Sub-Committee on Immigration

Committee Clerk 1998-1999

William Booth Legal Aid Clinic, Detroit, MI 1998

Staff Attorney

Detroit City Councilman Thaddeus McCotter 1999

Council Assistant/Campaign Manager

Immigration Advisory Services, London, UK 1998

Legal Researcher

U.S. Senator Abraham 1997-1998

Legislative Intern

PROFESSIONAL CERTIFICATIONS

Admitted to the Michigan Bar 1999, P #62974

Presentations & public contributions

Regular Panelist, "Florida This Week", Tampa Bay Political Show, PBS, 2017-present

Regular Guest, PBS's "Florida Matters", contributor to PBS "America Amplified", Florida News Talk AM Radio Political Talk Show, 2017-present

"Democracy 101", Creator and co-facilitator; Institute or Policy Solutions & League of Women Voters, September, December 2017 & March 2018

Regular Guest, Channel 9, "Political Connections", Channel 13 Tampa Bay Area

Campus Compact Annual Meeting, "Best Practices in Community Engagement", December 2017

TEDX, "The Constitution: It's Personal" September 2015

Panelist, "Immigration: Is the Pot Boiling Over", Institute for Strategic Policy Solutions, September 2013

Panelist, "Demystifying the Constitutional Amendments", Institute for Strategic Policy Solutions, October 2012

Represented Lt. Governor Dick Posthumus on the State of Michigan's Administrative Board, specifically the Transportation & Natural Resources Committee, 1999-2000. This committee recommends approval of: awards of Michigan Department of Transportation (MDOT) contracts and agreements; Department of Natural Resources (DNR) oil, gas, and mineral leases; and conveyance of submerged lands (DEQ).

Testified before the State of Michigan House Committee on Employment Relations, Training, and Safety and the House Transportation Committee on pending Unemployment Insurance Benefits legislation as well as Detroit Public Transportation (DARTA) legislation, 2001-2002.

Testified before the State of Mississippi's Public Health Committee, on proposed public health legislation, 2000 and 2003.

Testified before the City of Jackson, regarding a proposed Anti-Tobacco ordinance 2003.

Speaker, Mississippi Chronic Illness Coalition Capitol Day, 2000.

Facilitator, Mississippi Alliance for School Health Annual Conferences, 2000 & 2003.

Founder & Facilitator, Mississippi Pain Coalition, 2003.

PUBLICATIONS

“Vote on the Pier: The Power of the People”, *Old Northeast Journal*, July 2012

Corrine Propas Parver & Tara Hechlik Newsom, “Medical Malpractice Insurance Crisis: An Inquiry into the Relationship Between the Crisis and Access to Health Care for Women of Color,” *Journal of Health & Biomedical Law*, Vol. III, 2007, Number 2, Suffolk University Law School.

“Lifting the Moratorium on Specialty Hospitals and Weakening Certificate-of-Need Laws: Applying Free Market Principles Will Result in Separate and Unequal Healthcare,” Submitted for publication.

State of Mississippi Certificate of Need (CON) Manual, May 2005. Editor,

State of Mississippi CON Website, May 2005. Design and Content.

“Mississippi Drug Repository; Exploring Model’s: Increasing Access to Prescription Drugs in Mississippi” submitted to the State of Mississippi Department of Health, 2004.

“Lift Your Voice”, faith-based advocacy component used by the American Heart Association in the Mid-South Division.

PROFESSIONAL & VOLUNTEER AFFILIATIONS

Florida University Chancellor Faculty Leadership Alumni

St. Petersburg College Leadership Alumni

Tiger Bay Club

Michigan Bar Association

League of Women Voters

American Society of Public Administration

Goodwill of Pinellas County

Professional Awards

2018 American Society for Public Administration, Public Service Exemplar

2016 Distinguished Faculty Award

REFERENCES

Dr. Lars Hafner

State College of Florida President, retired

Florida House of Representatives, retired

Lhaf22@tampabay.rr.com

727.641.5277

Richard E. (Rick) Walters

Director, Corporate Responsibility

The Pension Boards,

rwalters@pbucc.org

646.919.0819

Michael Serbanos

Assistant Chief Counsel

Raymond James

Michael.serbanos@raymondjames.com

727.567.1000

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#)
Subject: Re: Community Benefits Advisory Council Member Application - Terry Kessel
Date: Thursday, November 2, 2023 10:58:17 AM

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Community Benefits Advisory Council Member Application

Name	Terry Kessel
Email	terrykx123@gmail.com
Phone Number	(610) 804-7283
Address	100 4TH AVE S. #103, SAINT PETERSBURG, FL, 33701
Occupation	retired school principal
Have you previously served on any other City boards/committees?	no
Why are you interested in serving as an ad hoc member of the CBAC?	I love my neighborhood. I'd like to see this development succeed.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	Trained in Quaker consensus decision making Worked with various, sometimes competing, constituents
Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.	I am a baseball fan.
Please upload a cover letter of interest and a resume.	TerryKesselResume2023.docx

You can [edit this submission](#) and [view all your submissions](#) easily.

Terry L. Kessel

100 4th Ave S, #103
Saint Petersburg, FL 33701
610-804-7283
terrykx123@gmail.com

Shorecrest Preparatory School**2017 to 2021 (retired)****Director of Auxiliary Programs**

- Oversight of all after school and summer activities, including large summer camp, and staff

Friends Select School**1996 to 2017****Assistant Head of School for Professional Development****2011 to 2017**

- Oversight of professional development budgets in all divisions
- Planned for increased design thinking in curriculum; led search for STEAMLab Director, a new position
- Worked with Department Chairs to create and implement new faculty/staff evaluation system based on a professional growth model
- Chair of PAIS Accreditation Self-Study, 2016-17

Director of Middle School**2007 to Present**

- Responsible for all activities of a middle school of 142 students and 20 faculty members
- Supervised and evaluated faculty, oversaw curriculum and budget, oversaw student discipline
- Ensured communication with parents and other members of the school community
- Participated on Guidance Team and Admission Committee
- Served on school's senior administrative team
- Member of the Faculty/Staff Annual Fund Committee
- Attended Board of Trustee committees including Finance, Property, and Enrollment.

Administrative Highlights

- Enhanced efficiency of faculty meetings to increase time spent on professional development
- Began tradition of faculty members sharing their professional development learning with colleagues
- Increased number of cross visits between middle school faculty and colleagues in lower and upper schools
- Decreased the number of students in each advisory, enhancing effectiveness and student experience
- Consistently managed funds, staying within budget each year
- Established growth model for professional development and evaluation
- Led movement for course-load reduction in the middle school, ensuring equity with upper school faculty

Curricular Highlights

- Created curricular culminating trips for each grade including eighth grade ancient civilizations trip to New Mexico
- Engaged in planning study skills curriculum grades 5 to 9 and writing milestones grades 3 to 8
- Created a 3-day project based study on an area of the world that was focus of upper school InterSession
- Worked with colleagues to add fifth grade to middle school

Chair, Religious Studies and Service Department – PK-12**2004 to 2011**

- Wrote and revised curriculum
- Supervised and evaluated faculty for school-wide department
- Served on Department Chair Committee

Dean of Middle School**1998 to 2007**

- Monitored academic, social, and emotional progress of students
- Communicated with advisor, teacher, and parent as appropriate
- Arranged and attended conferences with parent/teacher/student/psychologist/learning specialist
- Created schedule for division
- Coordinated service program, calendars, and special events
- Served on the senior administrative team and other committees such as Admission and Diversity

Interim Director of Parent Programs, Assistant to Director of Advancement, Development Researcher

1996 to 1998

Held several roles in Office of Institutional Advancement. Served as liaison to school's Parent Association. Worked with director on fundraising activities and research of potential donors.

Teaching Experience

Shorecrest Preparatory School

2020 to 2021

Teacher of Peace and Social Justice

Friends Select School

1996 to present

Teacher of History and Religious Studies

Courses include:

Peace and Social Justice, grade ten

Lessons of the Holocaust, grade twelve

Rise of Christian Nationalism, grade twelve

Conflict Resolution, grade five

Humanities Outreach, grades eleven and twelve

Delaware Valley Friends School

1996

Long-Term Substitute in History, grade 10, working with students with learning differences

Education

Master's Degree in Education, with Distinction

Beaver College, Glenside, PA (1995)

Master of Arts, Asian Studies, Religion and Philosophy

University of Hawai'i, School of Pacific and Asian Studies, Honolulu, HI (1989)

Bachelor of Arts, Comparative Religion

The Colorado College, Colorado Springs, CO (1985)

Related Professional Education

- PAIS 1st Biennial Meeting: founding member, workshop presenter (2014)
- Leadership and Design: Innovative Leadership Boot Camp (2014)
- National Association for Independent Schools presenter on "Intentional Leadership Development" (2013)
- National Endowment for the Humanities summer workshop grant recipient (2012)
- Independent School Management (ISM) Summer Institute: Faculty Development and Renewal (2011)
- Independent School Management (ISM) Summer Institute: Challenges of Leading a Middle School (2008)
- Friends Council on Education, Institute for Engaging Leadership in Quaker Schools (2003 to 2005)
- Blackbaud University Registrar and Scheduling Training (2003)
- David Mallery Seminar, Administrator's Life (2003)
- University of Pennsylvania, Health, Safety and Well Being Institute (2002)
- Working Group: Conflict Resolution in the Schools (2001)
- Independent School Management (ISM) Summer Institute: Balancing Your Contrasting Roles as Dean (1999)
- Pennsylvania State Certification in Secondary Education (1995)

Committee Service

- Member of **PAIS Commission on Accreditation** and Pennsylvania Association of Independent Schools (PAIS) Professional Development Advisory Committee; served on many PAIS accreditation teams, including acting as chair and vice-chair.
- Co-creator and featured speaker at the inaugural PAIS Biennial Conference (October 2014)
http://www.paispa.org/uploaded/images/PD_Misc_/PAIS_Biennial_Conference_Program_2014.pdf
- Former Member, School Committee (Board of Trustees) Frankford Friends School, Philadelphia, PA. September 2008 to August 2010. Participated in evaluation of the Head of School.
- Attend all Friends Select Board of Trustee meetings and serve on Property, Finance and Enrollment Committees. Serve on school committees including Admissions and Faculty/Staff Annual Fund.
- Served on Strategic Planning Committee, Friends Select School (September 2008 to June 2009 and September 2014 to June 2015); served on the Strategic Planning Committee of Plymouth Meeting Friends School (April 2015)
- Chaired Search Committees for school psychologist, MS/US learning specialist, US Director, all-school STEAMLab Director, MS Dean, MS Teachers.

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#)
Subject: Re: Community Benefits Advisory Council Member Application - Thomas Herlehy
Date: Thursday, November 2, 2023 4:35:05 PM

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Community Benefits Advisory Council Member Application

Name Thomas Herlehy

Email Pharaoh_TH@yahoo.com

Phone Number (703) 338-5651

Address 316 8th Street South, Unit 804, St. Petersburg, FL, 33701

Occupation Semi-retired

Have you previously served on any other City boards/committees? No

Why are you interested in serving as an ad hoc member of the CBAC? I live opposite Tropicana Field. I love being able to walk to MLB games, to watch the Tampa Bay Rays. Indeed, I am a passionate fan of the Tampa Bay Rays. I am so pleased that they have made the positive decision to stay in downtown St. Pete and to work with a firm to re-develop the Historic Gas Plant District. I love living in St. Pete because of the walkability of the city. I am keen to be on the Committee because the re-development of Tropicana Field will have a dramatic effect on my neighborhood. I believe that it is extremely important for the re-development of the Historic Gas Plant District to enhance the walkability of this part of St. Petersburg. I firmly believe that the re-development of the Historic Gas Plant Neighborhood must include affordable housing for the working class people who labor in the restaurants, bars, museums, stores and other downtown businesses. The re-development should also be done in an environmentally sound manner. The developer should make a firm commitment to training young people in the skills that will be integral to the success of the re-development of Tropicana Field, including, but not limited to: electrical engineering, plumbing, masonry, carpentry, roofing, computer-based design and graphics, and financial literacy.

What specific skills and experience do you have that would make you a good choice as a Member I spent 37 years of my life working in international economic development, providing technical assistance and training to government officials, trade and business association executives and staff, agribusiness owners and employees, and farmers

of the CBAC?

and their organizations (including cooperatives), all across Africa. I have seen firsthand the beneficial impact which training and technical assistance has on individuals, groups, companies and organizations; it enables people and groups to take more control of their own socio-economic welfare. Indeed, my entire career has been devoted to ensuring that communities are directly involved with development projects and that they have control over their own socio-economic development. I have just finished serving a two-year term as the Secretary on the Board of Directors of my condominium association. I am also an active member of the downtown St. Petersburg Rotary Club. I am a very good listener. I understand the importance of compromise, when competing interests are at stake. I am passionate, and enthusiastic about the city of St. Pete; I love this city. I look forward to serving on this important Committee as a volunteer.

Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.

During my career in international affairs, I have lived and work, on a long-term basis, in Kenya (East Africa), The Gambia (West Africa), Madagascar (East Africa), Egypt, Ghana (West Africa), Ukraine, and Tanzania (East Africa). And I have done many short-term assignments in many other countries in Africa, SE Asia, Bangladesh and the Dominican Republic. I speak fluent French and basic Swahili. As a result of my work and life experiences, I am culturally and socially sensitive to different ethnic and racial groups of people, as well as different religions. I am very sociable, but also studious. I am willing to meet in January 2024, and beyond, and to do any "homework" required to be an exemplary Committee member. I am a man of integrity, honest and truthful in all my relationships.

Please upload a cover letter of interest and a resume.

[2023-11-02-Herlehy CV for St Pete Council Application.pdf](#)
[2023-11-02-Letter of Interest-St Pete Community-TJH.pdf](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

316 8th Street South #804
St. Petersburg, FL 33701

November 2, 2023

Dear Community Benefit Advisory Council:

Subject: Letter of Interest to Serve as a Volunteer

I am writing to express my sincere desire to serve as a volunteer on the Community Benefit Advisory Council that will be advising the Mayor, and the City Council, about the re-development plans for the Historic Gas Plant District Neighborhood project. I understand that my role will involve analyzing the re-development plan in order to ensure that it fulfills the terms and conditions of the St. Petersburg Community Benefits Agreement.

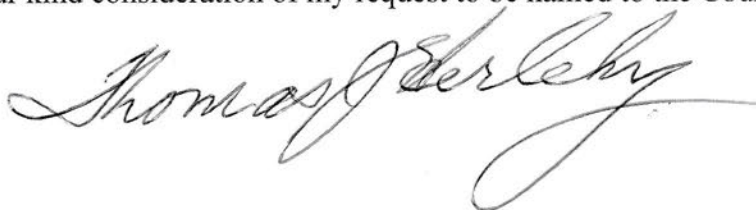
I fully understand that St. Petersburg Community Benefits Agreement requires that the developer receiving major public benefits, such as a favorable land lease or a financial contribution from the City of St. Pete, must re-invest in the community. This re-investment could be done in several ways, including the building of affordable housing for the working-class people of St. Petersburg. The re-development of the Historic Gas Plant Neighborhood should also be done in an environmentally sustainable manner. And the developer should make a positive commitment to invest in the training of young people, especially those who live around the Historic Gas Plant District and neighborhoods of south St. Petersburg.

During my career, as an international development professional manager of multi-million-dollar projects, I always strove to ensure that the projects which I managed were inclusive of community members, sensitive to the unique needs of women, and offered training to increase the knowledge and skills of women and youth. The international development projects that I managed always had an "Environmental Impact Determination," in order to ensure that there would not be any negative effects on the land and water resources or the atmosphere. I supervised the work of the environmental scientists who conducted these assessments; and therefore, I am very familiar with such analyses. I believe that my career in managing multi-million-dollar international development projects provides me with the right mix of skills and knowledge to make a positive contribution to the Community Benefit Advisory Council for the Historical Gas Plant District Neighborhood project.

I live right across the street from Tropicana Field and enjoy walking to MLB games. I am a big fan of the TB Rays. I am thrilled that the TB Rays have made the decision to stay in St. Pete and to invest in our community. I love St. Pete; and I want to play a positive role in advising the Mayor and the City Council on how to ensure this re-development fully benefits our community.

Thank you, in advance, for your kind consideration of my request to be named to the Council.

Sincerely,
Tom
(Thomas J. Herlehy, Ph.D.)

A handwritten signature in black ink, reading "Thomas J. Herlehy". The signature is fluid and cursive, with a large, sweeping flourish at the end.

Dr. Thomas J. Herlehy

316 8th Street South #804

St., Petersburg, FL 33701

(703) 338-5651

Pharaoh_TH@yahoo.com

LinkedIn: www.linkedin.com/in/TomHerlehy

CAREER SUMMARY

A passionate, enthusiastic, and results-oriented agricultural development expert with more than 35 years of experience in providing exceptional leadership and management of a wide range of programs and projects that have forged successful and sustainable partnerships between smallholder farmers and agribusiness, thereby lifting thousands of rural households and communities out of poverty and hunger. More than 12 years of proven successful experience as a Chief of Party, Team Leader or Country Director for large USAID, USDA, and World Bank funded programs. Proven ability to mentor, coach and inspire teams to meet program objectives and report on results in a timely manner. Highly skilled and experienced in establishing and maintaining excellent relations with the donor, host country governments, consortium partners, public agricultural extension and national agricultural research systems, universities, private sector agribusinesses, local NGOs, and smallholder farmer-based organizations. An inspirational leader with strong verbal and written communication and listening skills, who acts with integrity and builds trust. Culturally sensitive in selecting, managing, and leading socially and ethnically diverse teams of professionals working on USAID, USDA, and World Bank-funded agricultural development programs with a value of over \$200 million during my career.

INDEPENDENT CONSULTANT EXPERIENCE

IBI

January 20 – March 31, 2021

Senior Technical Advisor

Provided part-time technical leadership and advice to develop a \$25.8 million proposal for a USAID Feed the Future (FtF) **Ghana** Trade and Investment (T&I) Activity. I was the primary author of the proposal, which involves taking a market systems approach to train and certify thousands of smallholder farmers in Global GAP, link them with buyers of high-value fresh fruits and vegetables, whose post-harvest handling centers are HACCP certified, while strengthening the ability of the Government of Ghana to enforce food safety standards and to reduce the time and the cost to import and export from Ghana.

Tetra Tech (ARD)

November 1, 2020 – December 31, 2020

Senior Technical Advisor

Provided part-time technical assistance and advice to develop a \$14.9 million proposal for a USAID Feed the Future (FtF) Facilitate Investment Required for Sustainable Exports (FIRST) under the USAID/East Africa Regional Integration & Stronger Economies (RISE) Indefinite Delivery Indefinite Quantity (IDIQ) Contract mechanism. I provided technical advice and assistance about approaches to increase the production, marketing and processing of non-traditional exports which would thereby raise rural incomes and improve livelihoods in rural communities in **Rwanda**.

The Mitchell Group, Inc.

April 9, 2020 – April 30, 2020

Senior Technical Advisor

Provided part-time technical assistance and advice to develop a \$28.0 million proposal to manage the World Bank-financed Liberia Agricultural Commercialization Fund (LACF), part of the World Bank-financed Smallholder Agricultural Transformation and Agribusiness Revitalization (STAR) Program in **Liberia**.

Heifer Project International

December 1, 2019 – March 16, 2020

Senior Livestock Development Advisor

Provided part-time technical leadership and advice to prepare an application for a \$55 million USAID Food for Peace Title II DFSA project, for a food aid program in **Zimbabwe**. Heifer led the consortium, which included four Zimbabwe NGOs. I developed the strategic approach to strengthen women and youth entrepreneurial and business management skills and to provide training and technical assistance on climate-smart and nutrition-sensitive agriculture. The approaches would have enabled individuals, households, and communities to increase productivity, improve market access, raise incomes, and strengthen food security while mitigating poverty and chronic vulnerability.

International Livestock Research Institute (ILRI)

November 1 – December 31, 2019

Senior Livestock Development Advisor

Provided part-time technical leadership and advice to draft a \$19.0 million Concept Note for **USAID/Mali** for an integrated Crops and Livestock Productivity Development program.

PREVIOUS FULL-TIME PROFESSIONAL EXPERIENCE**DT Global**

April 8, 2019 – October 31, 2019

Senior Program Manager

Washington, DC (USA)

Provided management oversight and technical assistance to the **USAID/Mali** \$14.5 million, five-year (2014-2019) **Feed the Future** Livestock for Growth (L4G) program to ensure full compliance with USAID rules, regulations, and policies, including branding and marking of L4G infrastructure sites; and that Collaborative Learning and Adaption (CLA) approaches were fully utilized. My role, responsibilities, and achievements included:

1. Supervise the Chief of Party in Mali and two (2) Program Associates in the DT Global Home Office, ensuring that all project deliverables were met on time and of high quality.
2. Primary author of the L4G Close-out and Sustainability Plan that was approved by USAID/Mali in June 2019. Provided follow-up managerial oversight of the orderly and timely implementation of that L4G Close-out Plan activities, including the disposition of all non-expendable property in **Mali**.
3. Edited 6 Monthly and 2 Quarterly Reports which were approved by USAID/Mali.
4. Main author of the L4G FY 2019 Annual Report which was approved by USAID/Mali.
5. Supervised the work of several independent contractors hired to contribute to the Final L4G Report including IBTCI – which did a final results end-of-program household survey; Fraym – which did three separate geo-spatial reports documenting impacts; and two independent economists who conducted a comparative analysis of animal fattening techniques introduced and scaled out by L4G with the results for both beef cattle, which tend to be owned by men, and sheep and goats, which tend to be owned by women.
6. Main author of the L4G Final Report for USAID/Mali, a retrospective look at the five-year program, including best practices and lessons learned.

(Note: DT Global is a new entity created by the divestment of the AECOM International Development division and its merger with Development Transformations, which became effective August 1, 2019.)

KPMG East Africa (Tanzania)

June 25, 2018 – February 28, 2019

International Development Advisory Services

Dar es Salaam, TZ

Team Leader of the SAGCOT MGF team

(Southern Agricultural Growth Corridor of Tanzania – Matching Grant Fund)

I managed and led the World Bank-funded SAGCOT Investment Program (SIP), \$55.0 million Matching Grant Fund (MGF) designed to catalyze private agribusiness investment and foster partnerships with thousands of smallholder farmers in Tanzania. My role and achievements include:

1. The main author of the comprehensive Matching Grant Fund (MGF) Operations Manual which laid out the policy and procedures, rules and regulations for eligible firms could apply for and be awarded a matching grant to facilitate their partnerships with thousands of smallholder farmers.
2. Developed a pipeline of 20 potential agribusiness investments worth \$37.5 million in staple food crops, livestock, dairy and poultry, cashew nuts, horticulture (fruits and vegetables) and animal feed products, with the applicant firms seeking \$20.8 million in Matching Grant Funds, for a cumulative value of \$58.3 million of new agribusiness investment.
3. Provided inspirational leadership, supervision, and management of the \$5.2 million KPMG team of seven (7) professional staff who helped me to develop the MGF Operations Manual and evaluate 71 Concept Notes for the MGF, approving twenty (20) to go forward to develop Full Applications for funding.
4. Led the coordination of KPMG MGF-funded activities with complementary SAGCOT entities, including the SAGCOT Centre Limited, the SIP Project Coordination Unit in the Prime Minister's Office, the World Bank and other donors including DfID, The Norwegian Embassy, USAID, USAID-funded agricultural development programs, the Dutch Embassy and SNV.

(NOTE: The Government of Tanzania requested that the World Bank cancel the SIP program in December 2018; and the World Bank complied with their request effective February 28, 2019.)

PREVIOUS INDEPENDENT CONSULTANT EXPERIENCE

AECOM – Private Sector Livestock Development Advisor

April 1 – May 31, 2018

USAID-funded **Feed the Future** \$14.5 million Livestock for Growth (L4G) program in **Mali**.

1. Provided short-term, intermittent technical assistance and advice to improve alignment between livestock production and marketing activities, including successful partnerships with livestock agribusinesses, and more access to finance for livestock producers, inclusive of women and youth.
2. Provided key advice on implementing the Collaborative Learning and Adaption (CLA) approach with other donors and projects in Mali, including especially the USAID-funded ILRI (International Livestock Research Institute) livestock program.

International Executive Service Corps (IESC) – Market Linkages Advisor

February 12 – March 30, 2018

Provided short-term technical assistance and advice to the USAID-funded \$6 million Improving Food Systems Safety Program (IFSSP) to strengthen successfully **Ghanaian** smallholder **horticultural** (mango and chili pepper) farmers' access to domestic, regional, and international markets through adoption of and adherence to Global Good Agricultural Practices (GAP) and an innovative Traceability System.

AECOM – Private Sector Livestock Development Advisor

January 7, 2017 – January 31, 2018

USAID-funded **Feed the Future** \$14.5 million Livestock for Growth (L4G) program in **Mali**.

1. Provided short-term, intermittent, technical assistance and advice, including designing a Farmer Field Schools (FFSs) Handbook that encouraged livestock owners to adopt improved livestock management techniques and intensive animal feed practices, thereby raising livestock productivity and marketing results.
2. Primary author of the L4G FY 2018 Work Plan and the FY 2017 Annual Report, which were both approved by USAID-Mali.
3. Provided key advice on implementing the Collaborative Learning and Adaption (CLA) approach with other donors and projects in **Mali**, including especially the USAID-funded ILRI (International Livestock Research Institute) livestock program.
4. Re-designed the training and technical assistance activities of the L4G program to be more market-oriented and demand-driven for sedentary and nomadic agro-pastoral livestock owners, inclusive of women and youth, thereby strengthening the livestock supply chain for domestic and export markets in West Africa.
5. Led livestock budget training for L4G senior staff and field agents who then trained livestock producer associations and members on “farming as a business,” inclusive of women and youth, enabling them to qualify for micro-finance services.

HarvestPlus – Senior Partnership Advisor

June 25, 2016 – May 31, 2017

I provided high-level part-time advice to senior management about how to engage more deeply and broadly with private sector seed companies and other donors to scale out bio-fortified crops across Asia and Africa. My achievements include:

1. Designed two new brochures for HarvestPlus: a 2-page high-level brief and a 6-page in-depth description of their approach, successful results, and plans for partnerships.
2. Provided technical assistance and advice for HarvestPlus to collaborate on the winning bid for the USAID-**Rwanda Feed the Future** \$15 million Hinga Weze project. The project is scaling out iron-fortified beans across Rwanda in partnership with private Rwanda agribusiness firms.
3. Provided technical advice and assistance on new business partnerships which successfully scaled-out Vitamin A fortified maize in **Zambia**.
4. Provided Program Management services for HarvestPlus, a sub-contractor on a Government of Canada-funded \$35 million Food Security program (ENRICH) with World Vision Canada as the prime grantee. ENRICH is scaling out bio-fortified crops through private sector partners in four countries: **Kenya** and **Tanzania, Pakistan, and Bangladesh**.
5. Represented HarvestPlus at project launch activities in **Kenya** and **Tanzania**.
6. Drafted scopes of work and secured agreements with the Tanzania Sugarcane Agricultural Research Institute (SARI) and Lake Zone Agricultural Research Development Institute (LZARDI) to conduct Training of Trainers of agricultural extension workers and Lead Farmers and to provide Vitamin A enhanced orange-flesh sweet potato planting materials to project participants in central Tanzania.
7. Drafted four (4) HarvestPlus Quarterly Reports, based on input from all four countries named above, for World Vision Canada to include in their Quarterly Reports for the donor, the Government of Canada.

AECOM – Private Sector Livestock Development Advisor

May 1 – December 31, 2016

USAID-funded **Feed the Future** \$14.5 million Livestock for Growth (L4G) program in **Mali**.

I was a part-time consultant, providing managerial and technical advice. My achievements include:

1. Led a three-day workshop with senior staff (August 2016) to develop a market-oriented, demand-driven L4G Year 3 (FY 2017) Work Plan in Bamako, **Mali**. The Work Plan was based on the new private sector-oriented strategy which I developed in my first assignment, and which was approved by USAID-Mali.
3. Developed a new private sector-oriented strategy for L4G (May – June 2016), suggesting more inclusive training and technical assistance for women and youth, which was approved by USAID. Once the new strategy was implemented, L4G became a more successful livestock marketing program as partnerships between agribusinesses and producer organizations were facilitated and strengthened.

VEGA (Volunteers for Economic Growth Alliance)

April 3 – September 30, 2016

New Business Agricultural Partnerships Advisor

I led the design of a successful public-private sector partnership in **Nigeria**, co-financed by Nestle and USAID-Nigeria, to enable smallholder farmers to fight mycotoxin (aflatoxin) contamination in the maize supply chain and market their maize to Nestle West Africa.

PREVIOUS FULL-TIME PROFESSIONAL EXPERIENCE**LAND O'LAKES, Inc.**

February 28, 2009 – March 31, 2016

International Development division – based in Washington, DC

Practice Area Manager for Crops: My position involved these key roles and responsibilities:

Land O'Lakes Inc. – Technical Leadership:

1. Facilitated the development of a new **Strategy** for the International Development division of this cooperative-based agribusiness which included cross-cutting links among the Crops, Livestock, Dairy, Food Security and Resilience Practice Areas, inclusive of gender and youth, with a focus on the development of Farmer-Based Organizations, such as cooperatives and associations, to drive farming as a business (2015-2016).

2. Developed a new **Crops Strategy** for the International Development division, with specific approaches to climate smart agriculture, identifying private and public-sector partners with whom we should collaborate to promote agribusiness investments which would strengthen supply chains, expand inclusive market access and marketing results, and thereby solve the problem of global hunger.
3. Developed a unique **Strategy** to facilitate smallholder farmer adoption of improved agricultural practices and new technology, inclusive of women and youth, by making direct partnerships with private sector agribusiness firms that enabled smallholders to raise productivity, increase market sales, strengthen links to markets, raise incomes and thereby improve livelihoods in rural farming communities in **Kenya, Ethiopia, Tanzania, Rwanda, Malawi, and Zambia**.
4. Designed, managed, and provided technical leadership over three (3) external evaluations of agricultural value-chain projects for cereals, horticulture and livestock that strengthened smallholder links with agribusinesses, aligning production with distribution systems for domestic and export markets in **Kenya, Malawi, and Zambia**.
5. Prepared and made compelling presentations at international and domestic conferences, such as: The National Defense University, Fort McNair, Washington, DC (February 2016; January 2015 and November 2014); Society for International Development (SID) event in Washington, DC (December 2015); Global Center for Sustainability - Leadership training course (December 2015); The Chicago Council on Global Affairs, Center for Strategic and International Studies and Rockefeller Foundation agribusiness partners event in Chicago, ILL (August 2015); The Pier Institute, Yale University (July 2015); The Clinton Global Initiative in NY City (July 2015); International Food and Agribusiness Management Association (IFAMA) annual meeting in Cape Town, South Africa (June 2015); and the International Finance Corporation event in Washington, DC (May 2015).
6. Represented Land O'Lakes, Inc. at the **World Economic Forum**, Agricultural Committee, which developed the *New Vision for Agriculture*, encouraging more private-public collaboration in the agricultural sector and aligning production and marketing through strategic agribusiness partnerships (2009-2011).

Land O'Lakes, Inc., - New Business Development:

7. Traveled to the **Dominican Republic, Kyrgyzstan, Bangladesh** (three times), **Ethiopia, Kenya, Rwanda, Tanzania, Malawi, and Zambia** to conduct new business development capture activities.
8. Took the lead technical role in writing proposals which generated more than \$100 million in new donor funding for dairy development, horticultural crop development, livestock development and cooperative development programs, facilitating stronger linkages between smallholder farmers and agribusinesses.

Land O'Lakes Inc., - Project-based Senior Technical Advisor, Mentoring and Quality Assurance:

9. Provided technical leadership over the close-out of the USAID Cooperative Development Program (CDP) in the **Dominican Republic** (2009-2010), which involved coordination with the USDA Tropical Research Institute on cocoa disease; and facilitating the market linkages between farmer-based cocoa cooperatives and TCHO, the high-end premium chocolate manufacturer based in San Francisco, CA (USA).
10. Trained and mentored a team of local agronomists on a \$11 million USDA FAS Food for Progress program in **Malawi** (2011-2015) who forged links with private agribusinesses, enabling smallholder farmers, inclusive of women and youth, to improve their agricultural practices and adopt new technology, thereby raising their productivity and improving their access to markets. Food processing companies strengthened their links with smallholders and used domestically produced cassava in more processed food products.
11. Facilitated and mentored relationships between Seed Co and Yara, two private agribusiness anchor firms, with private farmer coffee cooperatives in **Tanzania and Rwanda** (2014-2016), through the \$6.2 million USAID-funded Cooperative Development Program. I successfully encouraged over a dozen cooperatives to act as retail seed and fertilizer dealers for maize and soybeans, connected coops with financial services and strengthened their commercial partnerships. This increased smallholder access to new technology along the last mile in remote rural areas, inclusive of women and youth, boosting productivity and sales.
12. Trained and mentored a team of local agronomists on a \$25 million USAID-funded program in **Ethiopia** (2014-2016) to facilitate the development of a private sector network of retail fruit and vegetable seed dealers, including facilitating access to finance through MFIs. I led project activities to strengthen the

ability of rural households, especially women and youth, to form coops and to enter supply chain relationships with agribusinesses (buyers) and food processors.

13. Trained and mentored a team of local agronomists on two consecutive \$5 million USAID ODA (Office of Disaster Assistance) programs in **Zambia** (2011-2014) who forged links with private agribusinesses enabling smallholder farmers to adopt successfully, improved crop management practices for fodder crops and (**HarvestPlus**) Vitamin A enhanced maize. An independent project Final Evaluation documented that 70% of smallholder farmers, especially women and youth, adopted animal fodder production and Vitamin A enhanced maize as a staple food crop. Family nutritional status improved, households became more resilient, and they developed a new source of income by growing and selling animal fodder to other livestock-owning households.

Land O'Lakes – Chief of Party

October 2012 – December 2014

USAID-Kenya \$6 million Powering African Agriculture (PAA) project – with VEGA (Volunteers for Economic Growth Alliance).

1. I directly supervised the work of a team of six (6) US-based consultants who analyzed harnessing geothermal power for direct-use agricultural projects in **Kenya** and provided training and technical assistance to strengthen capacity at the **Kenya** Geothermal Development Company (GDC).
2. I led our team's work to develop "*The Geothermal Direct-Use Guidebook*" for the Kenya GDC, which enabled them to pilot several direct-use projects, including a geothermal powered laundromat, an integrated aquaculture and greenhouse production facility for vegetables, and a small dairy processing facility.

Land O'Lakes – Chief of Party

February 2010 – October 2012

The Answer Plot® for Africa pilot project in **Kenya**

1. I managed and directly supervised a team of four Kenya agronomists, two of whom were women, to implement three AnswerPlot® farm sites in Kenya; a \$1 million self-financed, pilot project, cooperating with agronomists from WinField Solutions, the commercial agronomic division of Land O'Lakes.
2. I facilitated strategic partnerships with several agribusinesses, including Monsanto, Syngenta, Bayer Crops Science, Kenya Seed Company, Simlaw Seed Company, MEA Limited, Twiga Chemical Company, NOVUS, GrainPro and KickStart, the Government of Kenya (Ministry of Agriculture) extension agents and financial sector institutions like Equity Bank and MFIs to collaborate with us on the pilot project in Kenya.
3. An independent Final Evaluation of the pilot project documented that 65% of all farmers, including women and youth, adopted improved agricultural practices and new technology, which raised their productivity of maize, vegetables and fruits, thereby improving their food security; and retail AgroVet dealers were linked successfully to wholesale suppliers of modern agricultural inputs, strengthening the agricultural input supply chain along the last mile.

CARANA Corporation

2007 – 2009

Chief of Party – based in Accra, Ghana

The West Africa Trade Hub (Accra, Ghana) USAID-funded \$26 million project.

1. I led, inspired, and managed a team of 16 technical advisors based in **Accra (Ghana)** and a satellite office in **Dakar (Senegal)** who provided training and assistance to agribusinesses from **21 West African countries** so that they would produce high quality products which could meet consumer demand in US markets, under the Africa Growth and Opportunity Act (AGOA).
2. Based on our direct technical support and marketing leads through the AGOA Resource Centers in West African countries, we facilitated strategic relationships and supported sales between anchor agribusinesses (including West African exporting firms and US importing firms) and members of the supply chain that resulted in more than \$20 million in exports during the 18 months when I led the project.
3. Acted as the principal advisor to the **US Trade Representative for Africa (USTR)** during trade negotiation meetings between the USTR and the West African Economic and Monetary Union (WAEMU) in Ouagadougou (**Burkina Faso**) and the Economic Commission of West African States (ECOWAS) in Abuja (**Nigeria**) and at AGOA promotion events in Nouakchott (**Mauritania**) and Monrovia (**Liberia**).

CARE-USA

2003 – 2007

Chief of Party – based in Cairo, Egypt**Agricultural Exports & Rural Incomes (AERI) project** (Egypt) USAID-funded \$13 million project

1. I led, inspired and managed a team of 20 technical advisors, based out of a Cairo central office and three satellite regional project offices in Upper Egypt, to provide training and technical assistance to 110 Farmer Associations (FAs) with more than 120,000 members. We trained and advised about organizational development, high-value horticultural production and marketing (fruits and vegetables; medical and aromatic plants for herbs and spices), and improved access to finance for smallholders through their associations.
2. Led and managed the development of strategic partnerships between FAs and trust-worthy exporters and food processing firms, aligning production of horticultural products with domestic and foreign markets.
3. Led several study tours for Egyptian exporters to participate in fresh fruit and vegetable and herbs and spices trade shows in the EU and The Gulf States, including Fruit Logistica, MacFruit, ANUGA and SIAL.
4. Initiated, hired, and supervised the staff operating a \$7.8 million Matching Grant Fund (MGF) for FAs in the dairy, livestock, and horticultural sectors, including the construction and scaling out of greenhouse nurseries and post-harvest handling centers in Upper Egypt, for high value horticultural crops, and the construction of milk collection centers.
5. Leveraged the MGF to forge sustainable partnerships between FAs and their buyers, including exporters and food processors. Two post-harvest handling centers (for high value fruits and vegetables) which I visited in May 2014, funded by the MGF, equipped with pre-coolers, packing facilities and cold stores, are still operating under a partnership between several FAs and their agribusiness partners who are exporting high value fruits and vegetables directly to the EU on behalf of smallholder farmers in Beni Suef and Assuit governorates.
6. A final evaluation documented that Egyptian high value horticultural exports grew by more than 400% during the life of the project as the 110 Farmer Associations (FAs) executed successfully more than 900 forward contracts with anchor firms, strengthening Egypt's export competitiveness and doubling smallholder incomes during the life of the project.

Abt Associates Inc.

1999 – 2003

Acting Chief of Party (COP) & Deputy COP – based in Cairo, Egypt**Director of Trade Association & Strategic Alliances Services****Agriculture-Led Export Businesses (ALEB) Project** (Egypt) USAID-funded \$39 million project

1. As the Acting COP, I led the successful transition of the project from Phase 1 to Phase 2, securing additional USAID funding and a three-year project extension.
2. As Deputy COP and Director of Trade Associations and Strategic Alliance Services, I strengthened the organizational and advocacy capacity of several Egyptian trade and business associations, including the Egyptian Agribusiness Association, facilitated the creation of the Egyptian Cold Chain Association (ECCA), fostered a strategic alliance with the US-based Global Cold Chain Alliance (GCCA), and strengthened the capacity of the Egyptian Medicinal and Aromatic Plants Association (EMAPA).
3. Played a pivotal role in fostering the creation of the Egyptian Society of Association Executives (EgSAE). Linked them to the US-based American Society of Association Executives (ASAE) to bring sustainable, professional organizational development activities to Egypt through this strategic alliance.

CNFA (Cultivating New Frontiers in Agriculture)

1996 – 1999

Country Director & Deputy Country Director – based in Kyiv, Ukraine**Agribusiness Partnership II (AP-2) Program** (Ukraine) USAID-funded \$26 million project

1. Managed and led a team of six (6) American and six (6) Ukrainian advisors that designed and implemented a \$16 million Matching Grant Fund (MGF), which fostered new partnerships between international agribusiness firms like Cargill, Monsanto, DuPont, AGCO-Massey Ferguson, New Holland, Pioneer Hybrid Seeds, Bayer Crop Protection, and Syngenta with Ukrainian SMEs, leveraging \$16 million in USAID MGF monies to facilitate \$35 million in new, foreign direct investment in Ukraine.

2. The MGF partnerships raised the productivity of high value horticulture (fruits and vegetables), sunflowers, wheat, and soybeans in Ukraine, increased marketing and processing of dairy and juice products, and increased the productivity of poultry and hog farmers while improving their connectivity to growing urban markets.
3. Smallholder farmers were linked to financial service providers, so that through access to finance, they could adopt improved seeds, fertilizers, greenhouse nurseries for fruit tree production, and generate sustainable links to food processors.

USAID-Madagascar

1993 – 1996

Head of Agribusiness Division, Market & Development – based in Antananarivo, Madagascar

(US Foreign Service Officer: FS-02) Cognizant Technical Officer for two programs worth \$45 million.

1. Supervised two large USAID agricultural development contractors (Abt Associates and Chemonics) which facilitated the development of non-traditional exports, especially fruits and vegetables, strengthened domestic commercial agricultural markets while investing in rural road infrastructure development.
2. As Chairman of the Agricultural Development Coordinating Committee (1994-96) involving the Government of Madagascar (GoM) and agricultural sector donors, I convinced both The World Bank and the Japanese International Cooperation Agency (JICA) to co-invest \$5.0 million (US) in rural road rehabilitation which opened isolated rural areas to markets.

USDA, Office of International Cooperation & Development

1989 – 1993

Agricultural Marketing Specialist – based in Washington, DC

(GS-14 on a RSSA assignment to USAID Africa Bureau)

I designed a new “Strategic Framework to Promote Agricultural Marketing and Agribusiness Development,” approved by the Africa Bureau (1991). Based on the new strategy, I led the successful design and launch of agribusiness-led programs worth more than \$100 million in **Uganda, Ghana, Niger, Chad, and Madagascar**.

USAID – based in Banjul, The Gambia

1985 – 1989

Program Analyst (Personal Services Contractor)

I managed three large USAID programs, with a cumulative value of \$26 million, which successfully promoted private investment in agriculture, the privatization of state-owned agricultural assets and operations, while providing technical assistance to the Ministry of Finance & Trade and Ministry of Agriculture and Livestock and the National Investment Board.

EDUCATION

Ph.D.: Boston University; Major: History; Minor: Economics and African Studies.

- **Fulbright-Hays Scholar** for Ph.D. research in England, and Kenya.
- **Ph.D. dissertation:** “*An Economic History of the Kenya Coast, 1800 – 1980.*”

M.A.: Kent State University; Major: History; Minor: African Studies.

B.A.: Boston College; Major: History.

Languages: French: R-3, S-3, Swahili: R-2, S-2.

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#)
Subject: Re: Community Benefits Advisory Council Member Application - William (Bill) Herrmann
Date: Thursday, November 9, 2023 7:14:23 PM

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Community Benefits Advisory Council Member Application

Name William (Bill) Herrmann

Email wlherrmann@gmail.com

Phone Number (954) 803-6838

Address



Occupation Retired

Have you previously served on any other City boards/committees? No

Why are you interested in serving as an ad hoc member of the CBAC? As someone with the credentials to be involved in our city, I feel it is my obligation to do. I have been active for over 7 years. While my positions may not always prevail, often times discussing it leads to a different solution.

As someone who lives more downtown than stadium, I can provide insight into what works in DTSP and what doesn't.

Please note measuring from the northeast corner of the project to my home, it is about 4,100 feet.

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?

The skillset I developed working in municipal government, as utility consultant, and as a community activist uniquely qualify me to be on the CBAC.

Few people have been involved in redeveloping blighted areas, worked with community stakeholders, have a sound understanding of the code of ordinances AND have a passion for preserving the unique character of our unique city.

Please provide any

Summary of work experience-

additional information that you think will be important to know for selection of ad hoc members of the CBAC.

27 years City of Pompano Beach, retiring as Utility Field Superintendent; responsible for day-to-day and capital expansion of utility, rate development and input into developing ordinances. Retired at age of 60.

8 years operations consultant to Data Management Associates; utility customer service out-sourcing firm. Firm closed about 12 years ago.

8 years USCG Master; in retirement obtained master's license and delivered yachts.

7 years community activist; for past 2 years I have been Advocacy co-chair for Preserve the Burg. My passion is preserving the unique character of St. Petersburg. We need to redevelop St. Petersburg with making it look like Lauderdale, or Miami. There are many cities, such as Pompano Beach and Delray Beach that have had major growth, yet maintained their character.

Please upload a cover letter of interest and a resume.

[Herrmann CV.docx](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

William Herrmann



In summary I am an experienced mariner, seasoned manager with crisis management experience and over 50 years of boating experience.

Work History and relevant skills and experience:

City of Pompano Beach 1987- 2015, served as Utility Billing Supervisor and Utility Field Superintendent, member of Development Review Committee. Developed following skills:

- Experienced in utility and site plan review for urban redevelopment.
- Active member of team that redeveloped deeply blighted areas and former migrant farming housing.
- Able to work with diverse team of stakeholders
- Mastered ability to reevaluate impact of solution on entire situation. Stated differently, I avoid target or problem fixation.
- Experienced leader able to form teams from apparently divergent personalities.
- Proficient public speaker.
- Experienced in the development of requests for proposals.
- Directed team that implemented graphical information systems GIS. We were the first city in southeast Florida and one of first in state to convert to GIS and place terminals in all utility trucks. This rollout included mobile work orders.
- Directed first large system, system-wide radio meter reading system.

Consultant to Data Management Associates 1992-2005.

- Develop winning responses to requests for proposals.
- Analyze operational deficiencies and develop training program.

Licensed USCG Master 2015-2023, delivered yachts to 80'. Ports visited range from Seattle to San Francisco, Curacao to Boston and Panama to Cadiz, Spain. As well as numerous ports between.

- Outstanding mechanical skills
- Published 6 articles in Practical Sailor Magazine.
- Able to develop effective relationships with individuals in different counties to repair vessels and obtain necessary clearances.

Community Activist 2016-present, Preserve the Burg Advocacy co-chair 2021-present, utilizing above skills, challenged developments that did not meet sections of City code.

- Outstanding public presentation skills
- Ability to motivate stakeholders to write councilmembers and testify at DRC.
- Single greatest achievement to date has been the new enhanced vibration monitoring being used at The Julia to protect the Flori de Leon.

Miscellaneous data:

- 6'2, 225 lbs.
- Very good overall condition, no physical limitations
- Registered Independent

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Wilma Norton
Date: Friday, November 10, 2023 9:26:14 AM

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Community Benefits Advisory Council Member Application

Name	Wilma Norton
Email	wnorton@cftampabay.org
Phone Number	(727) 422-0509
Address	110 Central Ave, St Petersburg, FL, 33701
Occupation	VP, Community Foundation Tampa Bay
Have you previously served on any other City boards/committees?	I serve as a civilian interviewer if new police officer candidates.
Why are you interested in serving as an ad hoc member of the CBAC?	My work at the Community Foundation Tampa Bay over the last decade has focused on connecting resources for the community good. I believe those skills would be valuable in the important project.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	I have been a part of the community for almost 40 years. I evaluate grant proposals at CFTB and work to develop strategic initiatives and partnerships for the public benefit.
Please upload a cover letter of interest and a resume.	Wilma Norton CBAC.txt Wilma Norton Resume 2023.pdf

You can [edit this submission](#) and [view all your submissions](#) easily.

Re: CBA Committee

Thank you for the opportunity to be considered for this work on behalf of the community.

I have been a part of the community for almost 40 years and have seen the evolution of the city — both the good and the not-so-good sometimes.

This historic redevelopment is so important for all the residents of the city, but especially for those who live and have lived for generations in this area.

My work with the Community Foundation Tampa Bay involves bringing people and resources together strategically for the public good— to ensure an equitable, prosperous future for all.

I would be honored to serve on this committee if my skills would be of value for our community.

Wilma Norton

Vice President, Community Connections

Community Foundation Tampa Bay

WILMA NORTON

(727) 422-0509 • wilmanorton1@gmail.com

Experienced nonprofit executive highly skilled in strategic innovation and relationship development.

Summary of Qualifications

- Experienced senior leader at Foundation that manages more than \$600 million in charitable assets; grants \$30- to \$70-million to nonprofits each year and convenes community-wide initiatives.
- Expert at building connections and developing partnerships and resources to drive mission-focused, capacity- building programs and community initiatives.
- Skilled at collaborating with internal and external stakeholders to achieve organizational goals.
- Possess discipline required to create and adhere to short-term strategic and business plans, while recognizing the need to capitalize on longer-term growth opportunities.
- Data-driven decision-maker with a deep understanding of return-on-investment and community impact. Ensure alignment with philanthropic goals.

Key Strengths

Community Connections and
Partnership Building
Strategic Thinking
Fundraising
Capacity Building
Program Assessment
Leadership
Community Relations
Public Speaking
High-level Communications
Forward Thinking

CAREER HIGHLIGHTS

Community Foundation Tampa Bay • 6/2014-Present

Vice President, Community Connections; Vice President Marketing and Communications

Lead relationship development throughout five-county service including with nonprofits, elected officials, philanthropists, and other stakeholders to further organizational goals and drive community goals.

- Cultivate, manage and grow contributions and relationships with nonprofit endowments and individual donors to help meet organization's annual fundraising goal of \$50 million;
- Serve as personal relationship manager for more than 150 nonprofit and individual fundholders with fund assets in excess of \$75 million;
- Serve as member of Senior Leadership team providing coordination of communication and planning between multiple teams within the organization;
- Lead in strategic planning efforts including analysis of potential initiatives, grant proposals and grant award recommendations;
- Support implementation of overall fundraising and community impact efforts;
- Responsible for strategy and supervision of internal and external communications, including staff that produces annual report, newsletters and social media; and selection and management of PR and creative;
- Leader of Give Day Tampa Bay, including strategy and logistics, for three years, raising more than \$1.5 million in a single day each year;
- Recognized for outstanding performance and earned promotions from Director, Marketing and Communications to Vice President, Marketing and Communications to Vice President, Community Connections.

WILMA NORTON

(727) 422-0509 • wilmanorton1@gmail.com

ST. PETERSBURG COLLEGE • 2/2008-05/2014

Assistant Director, Marketing and Public Information

Co-leader of a 20-person team responsible for all aspects of college communications, including advertising campaigns, direct marketing, media relations, website content, internal and external communications

- Direct supervision of content developers, including videography, web, print and social media, who weekly produced an average of one to two videos, six to eight stories, multiple website updates and at least 20 social media updates.
- Member of college-wide Crisis Communication Team, with responsibility to inform the media in the event of an emergency and to oversee social media and online alerts.
- Responsible for planning and implementing media events, including onsite media conferences by Gov. Rick Scott, the U.S. Secretary of Labor and President Obama. Served as liaison for logistics and local/national media to Obama for America campaign team during the President's September 2012 appearance at SPC's Seminole Campus, attended by 13,000.

ST. PETERSBURG TIMES (TAMPA BAY TIMES) • 6/1984-1/2008

Reporter/Editor

- Editor in charge of Weekend entertainment magazine, including development of content plans and supervision of staff developing visual and editorial content.
 - Reporter assignments included:
 - Pinellas County education reporter, covering the Pinellas County School Board, features and news in the schools and related issues on the state and federal level
 - General assignment reporter, specializing in issues relating to social services, children's services and the elderly
 - General assignment reporter in the Times Clearwater bureau, covering city government, schools, human interest features in the Seminole, Safety Harbor and Dunedin areas
-

EDUCATION / CERTIFICATION

Master's of Business Administration (2011), Florida International University

Bachelor of Arts, Majors - Journalism and Political Science (1984), Western Kentucky University

Certifications:

- Mental Health First Aid
 - Post-Crisis Leadership Certificate, USF
 - Diversity, Equity and Inclusion in the Workplace, USF
-

VOLUNTEERING & LEADERSHIP

Greater St. Petersburg Chamber of Commerce - Board Member & Public Policy Comm., 2022-Present

Love IV Lawrence and The Plus Project+ - Staff Liaison/Fiscal Supervisor, 2020-Present

Walt Disney World - Member Disney Parks Moms Panel (planDisney), 2013-2020

YWCA Tampa Bay - Board member, 2013-2017

Leadership St. Petersburg - Graduate, 2012

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Yvonne Williams, PhD
Date: Friday, November 10, 2023 11:15:16 AM

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Community Benefits Advisory Council Member Application

Name Yvonne Williams, PhD

Email Yvonedst1@gmail.com

Phone Number (727) 631-2385

Address 7300 Sunshine Skyway Lane South , 210, St. Petersburg, Florida, 33711

Occupation Associate Provost Midtown Campus St. Pete Collge

Have you previously served on any other City boards/committees? No

Why are you interested in serving as an ad hoc member of the CBAC? I am interested in serving as an ad hoc member of the CBAC to solicit and accurately convey the desires of the community related to development projects to the city council and other city entities. Additionally, I am interested in collaborating with standing and ad hoc members of the CBAC to make recommendations based on neighborhood input and the the analysis of collected data.

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC? My skills are convener of people, conflict resolution, team building, data collection, statistical analysis, and reporting of findings.

Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC. I think whoever is fortunate enough to be selected as a member of the ad hoc committee needs to be involved in the community, a people person, a fair collaborator, a team player, and have the interest of the community as the only reason for seeking appointment as an ad hoc member.

Please upload a cover letter of interest and a resume. [CBACCover Letter.docx](#)
[YWilliams Resume112023.docx](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

November 10, 2023

Search Committee, CBAC Ad Hoc Member

Selection Committee:

This letter is to express my sincere interest in being selected as a member of the CBAC ad hoc committee and to present my qualifications and experience related to the position. I bring to the position the ability to ethically and efficiently provide accurate findings based on the analyzing and interpreting of collected data. along with a proven track record of establishing meaningful, sustainable community partnerships in the St. Petersburg community.

I am a convener and connector of people. I am energized, approachable, with a positive outlook. I serve on various college and community committees and am certified in Conflict Resolution and Customer Service.

I look forward to the opportunity to serve as the voice of the community by serving on this committee and ensuring meetings are hosted at a time that would be opportune for the community to attend. Additionally, I am interested in serving to provide recommendations that would positively impact the lives of people in the community.

Thanks in advance for your consideration.

Yvonne Williams, Ph.D.

Yvonne Williams, PhD

Address: 7300 Sunshine Skyway Lane S #210, St. Petersburg, FL 33711

Telephone: (727) 631-2385 (c); (727) 302-6436 (O)

E-mail: Yvonedst1@gmail.com

Williams.yvonne@spcollege.edu

Education/Training

1995-2000: Ph.D. Curriculum and Instruction, Cognate Statistics and Research
Emphasis Adult Education, Training and Staff Development
University of South Florida

1993-1995: M.A. Adult Education, Training and Staff Development University of South Florida

Spring 2016: Graduate St. Petersburg College Delta Academy (Change Leadership Academy)

Spring 2017: Graduate Leadership SPC

CPLP certified (Certified Professional in Learning and Performance) successfully completed knowledge exam

Customer Service Skills Training and Certification for Higher Education Professionals

Conflict Resolution Certification –Conflict Dynamics Profile® Eckerd College Leadership Development Institute

St. Petersburg College Employment

2022- present: **St. Petersburg College, Associate Provost Midtown Campus**

I provide leadership and oversee the daily activities of the campus and subsequently collaboratively work with businesses, and the internal and external community to make Midtown Campus the vendor of choice for training and learning for the Midtown community and surrounding area by creating the absolute best learning and meeting environment for our scholars and community.

2019- 2022: **St. Petersburg College, Workforce Coordinator**

I connected the community to SPC through my long- standing affiliation with fraternal, sororal, faith-based and other community organizations for the purpose of introducing the vision, mission, and values of SPC and programs including short term training opportunities that provided economic mobility for residents and trained employees for businesses. I also conducted needs assessments to businesses requesting training and developed and presented training proposals and contracts.

**2018- 2019: St. Petersburg College, Event Planning Team
Implementation/Event Coordinator**

Plan, organize, and facilitate college-wide employee events, additionally successfully negotiate vendor contracts

**2012- 2018: St. Petersburg College District Office, Professional Development Human Resource
Instructional Designer/Facilitator
Professional Development Team Lead**

- Established and maintained positive relationships with staff and faculty across departments and programs to promote student **success**
- Planned, organized, determined, and facilitated professional development activities for employees college-wide
- Designed curriculum and instructional materials for face-to-face and online training using effective project management skills
- Administered needs analysis and evaluated training programs
- Coordinated New Employee Orientation and presented The College Experience at New Employee Orientation monthly emphasizing the role of staff in making sure students are equipped with the available tools they need to be holistically successful and to obtain employment that provides a living wage upon graduation at a reasonable time or upon receiving certification through one of the college's many certificate programs
- Coordinated all aspects of college wide United Way campaign and Employee Service Awards
- Coordinated PeopleSoft Training and other required trainings
- Creatively and effectively coordinated all aspects of All College Day and Spring Training Day including budget oversight (preparing and administration), vendor selection, and contract negotiation
- Acted in consultative role with subject matter experts across a variety of functions and organizational levels to provide quality training events online and face-to-face
- Worked with staff, student services, and faculty to develop and deliver quality learning and development programs

2009 - 2012: St. Petersburg College Allstate Center, Curriculum Designer

- Designed and developed instructional materials for online and face-to face training using effective project management skills
- Worked collaboratively with law enforcement officers and team members to develop public safety training that met local, federal, and state laws, rules and regulations
- Identified appropriate solutions and managed instructional program delivery
- Strategically planned and managed design projects
- Acted in consultative role with subject matter experts across a variety of functions and organizational levels both internal and external
- Applied effective customer service and public relation principles to accomplish

- learning and development goals
- Administered needs analysis and evaluated training programs

2012- 2012: **St. Petersburg College, Downtown Campus**

Community Outreach Coordinator Summer Academic Academies (STEM TEC Junior Achievement, Pinellas Opportunity Council Junior Achievement, Summer Academic Success Academy, Jump Start to College, and Pinellas County Urban League Academy Program)

- Partnered with area high schools to recruit students for summer programs
- Recruited, hired, and managed personnel for summer academies
- Established partnerships with area high schools and community organizations (Delta Sigma Theta Sorority, Alpha Kappa Alpha Sorority, Omega Psi Phi Fraternity, Kappa Alpha Psi Fraternity, and St. Petersburg neighborhood and church communities)
- Developed and maintained evaluation process for academies
- Statistically analyzed data on student demographics, scores, etc.
- Managed day-to-day outreach and education activities
- Designed and facilitated workshops for students

2014- : **St. Petersburg College, Clearwater/Seminole Adjunct Professor**

Prepare students for success by delivering quality instruction in the facilitation of:

- Elementary Statistics Classes
- Facilitate Research Methods Classes

Previous Employment

2010 - 2012: **Barry University, Adjunct Professor Public Administration** (as assigned)

- Facilitate classes in the Public Administration Department including Productivity in the Public Sector and Applied Research Methodologies

2004 - 2008: **Eckerd College, Program for Experienced Learners, Statistics Professor** (as assigned)

- Facilitate Statistics and Research Classes

2000-2001: **TwinTech.com** Director of Business Development

- Developed relationships between colleges , universities, and their communities across the country via personal visits to introduce TwinTech products and services
- Negotiated and closed large revenue contracts with prospective clients
- Grew client base through consultative selling, educating, and strategic partnering
- Built key customer relationships
- Strategically provided leadership to team members

2002-2008: **University of Phoenix** **Professor Research and Statistics**

College of Business, 2002-2005:

- Facilitated statistics, research, and various management subjects at both graduate and undergraduate levels online, on ground, and in blended modality

2005-2008: **University of Phoenix Area Chair/Lead Faculty**

- Advised students on appropriate courses to take to complete career goals
- Advised students of agencies available for assistance with non-school related issues
- Coached , developed, mentored, and supervised new and continuing faculty
- Maintained leadership role in faculty relations
- Participated in student appeals process
- Served as campus representative in absence of Campus director
- Assisted personnel in campus safety, student retention, student recruitment, and student engagement
- Suggested procedural improvement that was adopted by the University system wide *“gathering, analyzing and presenting data on office hours of professors related to student improvement*

2000 - 2014 **BYNTER Consultants, Inc. President/CEO**

Training, Evaluation, and Research consulting firm specializing in business etiquette and corporate protocol

- Secured Contracts – (the Training Associates, University of Florida, Verizon Yellow Pages) Managed employees, prepared payroll, maintained knowledge of market trends
- Wrote and managed grants

Publications

- a comparison of perceptual learning style modalities of African-American, European, and Hispanic adult females as measured by the multi-modal paired associates learning test III
- an evaluation of GAPP (Greatness, Attitude, & Potential Program) Newtown Healthcare Access Study (Sarasota, Florida)
- an evaluation of FastTrac New Venture and FasTrac Planning

Conference / College Presentations

- | | |
|--|-------------------------|
| • Understanding the Adult Learner | Narrowing the Gulf |
| • Perceptual Learning Style Modalities | Narrowing the Gulf |
| • Perceptual Learning Style Modalities | Pinellas County Schools |
| • Perceptual Learning Style Modalities | St. Petersburg College |
| • Global Business Protocol Seminar | University of Florida |
| • Perceptual Learning Styles | ILSR conference |

Professional Associations

- Institute for Learning Styles Research (ILSR)

- Phi Kappa Phi
- ATD Association of Training and Development

Volunteer/Community Activities

Board Chair CROP (College Reach out Program) St. Petersburg College –

- Serves as board chair for CROP - motivates and prepares middle and high school students to be successful in college, presides at all meetings

R'Club, Board of Directors

- Serves on the board that oversees Childcare and youth development programs

Other Qualifications

- Quality focused
- Connector of People
- Effective leadership skills
- High standards of ethics and integrity
- Solid blend of people and selling skills
- Effective time and organization skills
- Ability to work with diverse groups
- Research and data analysis skills
- Effective team member

Work Related Awards and Recognition

- Received 100% faultless installs while in sales and training positions at XEROX
- Recognized by sales management and training manager for designing and implementing use of training manual that reduced retraining needs by 85%

SPC College Committees

- Chair, College Reach Out Program Advisory Committee (CROP) St. Petersburg College
- Student Coaching Committee
- CETL Adjunct Advisory Board
- Moving the Needle Conference Committee
- Fall Faculty, Discovery Day, and Workforce Connection Committee

Other Selected Career Experiences

1987 - 1997 **XEROX** the document company

Geographical Territory Sales and Marketing Representative

accountable for preparation of proposals that included all products and services offered by Xerox, full operational responsibility for assigned accounts including labor, materials management, equipment, assets/inventories, and equipment service designed to achieve gross margin targets met or exceeded quota by selling Xerox equipment in assigned geographical or vertical territories statistically analyzed market trends, prepared and presented forecasting data

Digital Color Education Specialist

evaluated existing training programs, designed training evaluation forms, and training materials assessed designs and developed “user-friendly” instructional materials including training modules, manuals, teaching aids, leader led, self-paced study

developed and designed training scripts to be used to train customers on equipment

2002 - 2005 Homeland Security Corporation

Facilitated training (train the trainer) for Airport Security Officers (TSA) in all phases of airport security

Designed curriculum and training modules for Transportation Security Officers

Mentored trainers to maximize group dynamics through use of “learner focused”

Environments, basic instructional designed, and accelerated learning methods

Statistically analyzed data presented in graphical format related to training and training needs

Proposed plans to reduce classroom time, increase self-study, and online learning with proven return on investment

Assigned secure passwords for log-in to computers, installed training patch updates, installed software, and set-up hardware

Special Skills

- Ability to build consensus as evidenced in duties and responsibilities at Eckerd, St. Petersburg College, University of Phoenix, and XEROX
- Ability to manage and facilitate the “change process” in an organization
- Ability to communicate effectively – verbally and in writing
- Technologically savvy
- Strong leadership skills
- Ability to nurture academic and personal growth of students – classroom (student) evaluations consistently rated excellent at colleges and universities
- Critical thinking skills that facilitate innovative processes and outcomes
- Connector of People – great interpersonal, collaborative skills
- Conflict Resolution
- Statistical analysis, interpretation, and presentation skills

Community Benefits Advisory Council Ad Hoc Member Applicants - Historic Gas Plant Development Project										
Submission Date	First Name	Last Name	Email	Phone Number	Street Address	City	State / Province	Zip	Home or Work Address	Eligible based on address
11/7/2023 12:28:00PM	Alexa	Manning	alexamanning60@gmail.com	(727) 420-7791	3480 14th Ave S	St. Petersburg	FL	33711	Home	No
11/11/2023 12:00AM **Application submitted 1 minute past the deadline	Denise	Kelly	Denise.Kelly@Stoneweg.com	(727) 220-5969	REDACTED	REDACTED	REDACTED	REDACTED	Work	Yes
10/31/2023 11:21:00PM	Kymbriell	Finch	finchkym@yahoo.com	(727) 600-9159	REDACTED	REDACTED	REDACTED	REDACTED	Home	No
11/10/2023 9:13PM	Manuel	Sykes	drmlsykes@icloud.com	(727) 902-5599	1408 22nd Ave S	St. Petersburg	FL	33705	Home	No
11/9/2023 1:46AM	Mary	Gerken	agreatpickle@hotmail.com	(727) 551-4518	REDACTED	REDACTED	REDACTED	REDACTED	Home	No
11/10/2023 11:40AM	Wanda	Stuart	wstuart1@operpar.org	(727) 893-5438	1900 Dr MLK Jr St So	St. Petersburg	FL	33705	Work	No
11/9/2023 5:01PM	William	Wagner	wagz@peopleworkingbettertogether.com	(419) 304-5012	9495 Blind Pass Road, Unit 605	St. Pete Beach	FL	33706	Home	No

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#)
Subject: Re: Community Benefits Advisory Council Member Application - Alexa Manning
Date: Tuesday, November 7, 2023 12:27:46 PM

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Community Benefits Advisory Council Member Application

Name Alexa Manning

Email alexamanning60@gmail.com

Phone Number (727) 420-7791

Address 3480 14th Ave S, St. Petersburg, FL, 33711

Occupation Retired

Have you previously served on any other City boards/committees? No

Why are you interested in serving as an ad hoc member of the CBAC? Six months ago, some friends visiting from Georgia joined me downtown for dinner. We were seated, served water, and then ignored for half an hour. Realizing that our server had no intention of serving us, we excused ourselves and went to a Black-owned restaurant nearby where we received service. Growing up in segregated St. Pete as a Black woman, I was not able to step foot downtown. While the facades and the skyline have changed dramatically over the years, exclusion still endures. While I can now walk around downtown, I do not get the full benefit of our downtown that others do.

I'm interested in serving as an ad hoc member because the Community Benefits Agreement program is a concrete opportunity to ensure that everyone, especially marginalized groups previously ignored, have a hand in this historic redevelopment. The Historic Gas Plant District is a canvass with which we can address the needs of the city: affordable housing, job and entrepreneurial opportunities, recreation, leisure, and the arts. Who better to ensure inclusive progress and equity than someone who knows exclusion and inequity firsthand?

The Gas Plant District is particularly meaningful for me as a lifelong resident of St. Pete who often spent weekends in the Gas Plant District growing up. I am excited at the opportunity of being an active part of making good on past city administrations' broken promises of economic opportunity and

investment in my community.

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?

Looking at my resume, you will see I spent decades serving the community. I am a talented communicator who understands the needs of underserved individuals in the city. This perspective will be an asset to the CBAC.

I work tirelessly to make sure I speak with an informed voice. I have been reviewing previous CBAC and Council meetings regarding the amended CBA Program and the Moffit-TPA deal in order to understand the institutional history and the CBAC process. Moving forward, I will do the research and ask the questions necessary to become competent on the development of billion-dollar mixed-use projects to effectively advocate.

While I have experienced what it's like to be excluded, I will work with a broad coalition of stakeholders, especially those committed to inclusive progress regardless of their race, profession, religion, who they love etc. I think this attitude is essential for an effective and efficient CBAC.

Please upload a cover letter of interest and a resume.

[Manning, Alexa - Resume__Statement of Intent.pdf](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

Alexa Manning

St. Petersburg, FL

727-420-7791

alexamanning60@gmail.com

STATEMENT OF INTENT

As a lifelong resident of St. Petersburg and the Gas Plant area, I have historical lived experience to bring to this team for the betterment of our City. I have a passion for serving my community and in my retirement I am looking for more opportunities to serve my City. I believe in fair housing and responsible development that will serve everyone in our community.

EMPLOYMENT EXPERIENCE

Letter Carrier 2014-2022

United States Postal Service, St. Petersburg FL

- ◇ Delivering mail and packages to residents
- ◇ Manage time to be able to ensure timely delivery
- ◇ Organize delivery truck to ensure service optimization

Supervisor of Recreation Center 2010-2014

Job Corps, St. Petersburg, FL

- ◇ Served community within the Warehouse Arts District specifically working with underserved youth
- ◇ Supervised 7 team members and all students attending activities
- ◇ Hosted events for local community youth such as speakers, games, and activities

Truancy Officer 2006- 2010

Juvenile Welfare Board, St. Petersburg, FL

- ◇ Served Pinellas County School system to keep students in school
- ◇ Developed relationships with students to learn their interests, assess needs, and family background
- ◇ Provide individual services that students and families needed to keep them in school such as a bus pass or food
- ◇ Recognized as the Employee of the Year and Month for exceptional service to students and families

Junior High School Physical Educator and Coach 1989-2006

Pinellas and Hillsborough County School System

- ◇ Physical Education Teacher teaching all sports activities
- ◇ Taught lifelong skills for physical education for a healthy lifestyle
- ◇ Taught Health Class
- ◇ Coach for Basketball, Volleyball, and Softball teams

EDUCATION

Bachelor of Art Education

Yankton College, SD

COMMUNITY SERVICE AND LEADERSHIP

Childs Park Neighborhood Association Leader

Faith In Florida Volunteer

League of Women Voters Volunteer

HONORS

Faith in Florida Super Volunteer

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Denise Kelly
Date: Saturday, November 11, 2023 12:00:17 AM

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Community Benefits Advisory Council Member Application

Name	Denise Kelly
Email	Denise.Kelly@Stoneweg.com
Phone Number	(727) 220-5969
Address	
Occupation	Real Estate Development
Have you previously served on any other City boards/committees?	No
Why are you interested in serving as an ad hoc member of the CBAC?	I'm a Certified Economic Developer and Urban Planner with experience in social impact initiatives, public-private-institutional partnerships, and large-scale master-planned revitalization projects. I've participated in the city's outreach for community feedback and have familiarity with Community Benefit Agreements and the importance of equitable development.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	M.S. in Urban Strategy from Drexel University; minor classes in Environmental Engineering; Certified Economic Developer (CECd); AICP; 20 years' experience in commercial, mixed-use, and residential multi-family development; public-private-institutional partnerships.
Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.	I worked as a Research Analyst at The Lindy Institute for Urban Innovation with Bruce Katz at the Nowak Metro Finance Lab. This work was entirely focused on strategies to create opportunities for marginalized communities in urban centers through innovative financing; bringing together various stakeholders; and catalyzing revitalization while creating opportunities for residents facing barriers to employment, housing, and education.
Please upload a cover letter of interest and a resume.	DKelly_Resume_2023.pdf

You can [edit this submission](#) and [view all your submissions](#) easily.

DENISE KELLY, CECD

(808) 294-7860 ♦ dkelly1313@gmail.com ♦ [LinkedIn](#)

Certified Economic Developer, Urban Strategist, and real estate professional with experience in commercial and mixed-use real estate development, strategic planning, and business enterprise opportunities. Aiming to leverage experience in:

- Community economic development strategies
- Public-private-civic partnerships
- Project Management and contract negotiations
- Strategic planning and problem resolution
- Government policy, programs, and regulations
- Federal, state, and local development incentives

AREAS OF EXPERTISE

Economic Development • Equity & Inclusion • Opportunity Zones
Budgeting & Financial Administration • Stakeholder Engagement • Marketing • Research & Data Analysis
Cost Benefit Analysis • Team Building • Project Management

TECHNICAL SKILLS

GIS • SAP Enterprise Resource Planning Software • ESRI • Tableau
Primavera • Buzzsaw • Corrigo • Microsoft Office Suite • Budget Builder

PROFESSIONAL EXPERIENCE

Stoneweg US, LLC, St. Petersburg, FL

Development Manager, 2022-present

- Develop strategic initiatives in support of workforce housing development.
- Support ESG Policy through green construction practices and social impact/community outreach.
- Stakeholder engagement and strategic planning for public-private-institutional partnerships.
- Liaison with city and county officials on land use, zoning, and building permits on new construction.
- Work directly with Economic Development organizations on city and county initiatives.

K2 CONSULTING GROUP, LLC, Honolulu, HI and Philadelphia, PA

Principal, 2014-present

- Develop Pro-forma and operating budgets in support of small business retention and expansion programs.
- Provide consulting services for multi-sector stakeholders supporting business and economic development initiatives.
- Strategize development in Opportunity Zones using a broad range of capital stack funding sources, tax incentives, and grants.
- Research and data collection on retail and commercial corridor programs and initiatives for sustainable and equitable urban planning.
- Support programs and incentives for human centered public spaces, placemaking, and the expansion of green space throughout the urban environment.
- Provided estate management services of privately-owned investment portfolios island-wide (HI), leasing, maintenance oversight, budgeting, special projects, project manager for renovations.
- Provided consulting services in property management, operating budgets, author policies and operations & maintenance manual, initiated sustainable practices through energy efficient programs.
- Experience in project management, reporting, real estate development, green building practices, and sustainability/adaptation/mitigation strategies.

LINDY INSTITUTE FOR URBAN INNOVATION/NOWAK METRO FINANCE LAB, Drexel University, Philadelphia, PA (Remote)

Economic Development Specialist/Research Analyst/Urban Strategist, 2019-2021

- Convene 60+ stakeholders on project-based initiatives and programs in support of Market St. commercial corridor development at 46th Street TOD transit station in West Philadelphia.

- Develop Economic Development Administration (EDA) Grant-based Investment Prospectus utilizing District Plans, local, state, and federal incentives including 5 Opportunity Zone census tracts, Transit Oriented Design overlay, HUB, New Market Tax Credits, Tax Increment Financing, Promise Zone, Keystone Opportunity Zone, and Community Development Block Grants, to attract investors to 46th & Market St. development opportunities.
- Prepare presentations and project profiles for stakeholders, community organizations, city representatives, developers, major retailers, and investors as marketing and outreach collateral to coordinate investments.
- Conduct research on creating a functional ecosystem of funding sources to support minority business development in partnership with public, private, and civic stakeholders.
- Participate in multi-city investor summits for Opportunity Zone developments as a framework for building community wealth in marginalized neighborhoods through support of business retention and expansion.
- Conduct research and develop reports on community and economic development programs, policy, and theory to create innovative methods of financing development and expanding business opportunities.
- Develop new strategies for multi-sectoral investments in innovation, infrastructure, housing, and workforce development.

FOREST CITY ENTERPRISES, INC., Cleveland, OH, 2002-2010

Project Manager/Director – The Uptown (Oakland, CA)

- Project Manager on Oakland's first LEED silver certified, mixed-use residential development using Smart Growth strategy and Transit Oriented Development initiatives; included 14-acre brownfield site remediation.
- Oakland's largest Public-Private redevelopment partnership; \$264 million development including 665 apartment units with affordable housing Tax and Bond units, 9K sf commercial retail space, and 25,000 sf public park "Remember Them: Champions of Humanity".
- Included workforce development program to hire 60% of construction jobs and 100% of operating staff locally.
- Negotiated contracts and commercial leases; conducted market research and analysis to develop and implement marketing and outreach plan in response to 2008 financial crisis.
- Created transit-oriented programming including multi-modal transportation options, pedestrian-friendly walkways and parks, car-share, and public transportation support.
- Collaborated with community leaders to enhance retail space and develop neighborhood initiatives.
- Curated RAW Art Gallery to create co-op marketing and outreach opportunities.

Notable Achievements at The Uptown:

- "Apartment Project of the Year" in 2008 by *Builder and Developer*.
- "Land Deal of the Year" in 2005 by *San Francisco Business Times*.
- Ranked #5 on the *New York Times* "45 Best Places to Go in 2012".
- "Best Newly Constructed Development" by *California Redevelopment Association*.

Project Manager/General Manager – Kaneohe Marine Corps Base (Kaneohe Bay, HI)

- Managed 2,000 family housing units on federal Marine Corps Base in Public Private Venture (PPV) with U.S. Department of Defense.
- Directed operations, maintenance, grounds, resident relations, and training of 50+ employees.
- Collaborated with Department of Defense, Navy and Marine Corps leadership, and Military Police in preparation of assuming management of homes on Kaneohe Marine Corps Base and Camp Smith.
- Prepared and analyzed \$11.3 million operating budget and monthly financial reports.
- Selected and supervised subcontractors and construction personnel.

Notable Achievements at Kaneohe Marine Corps Base:

- Convened Department of Defense, U.S. Marine Corps leadership, and Military Police on development of business plan, leasing conditions, Resident Handbook, and Operations, Maintenance, and Management Plan (OMMP).
- Staffed project with ~50 personnel and facilitated office build-out and training sessions to aid transition.
- Completed lease signing of more than 900 homes within 14 days of lease approval by Dept. of Defense.
- Achieved 97% occupancy within the first three months and maintained occupancy rate throughout tenure.

EDUCATION, TRAINING, AND CREDENTIALS

- **Master of Science**, Urban Strategy, Drexel University
- **Certified Economic Developer (CEcD)**, International Economic Development Council (IEDC)
- **Certified Planner (AICP)**, American Planning Association
- **Institute of Real Estate Management**, Finance, Site Management, and accounting coursework

MEMBERSHIPS

- **International Economic Development Council (IEDC)**, Member, Marketing Advisory Sub-Committee
- **Urban Land Institute (ULI)**, Council Member, Small Scale & Impact Development Council, Mixed Use Product Council
- **Urban Land Institute Intl. (ULI)**, Committee Member, Climate Resiliency & Sustainability Group
- **Florida Apartment Association**, Board of Directors; Member, Government Affairs Committee
- **American Planning Association (APA)**, International Division, Humanitarian Workgroup
- **U.S. Green Building Council (USGBC)**, Member
- **International WELL Being Institute (IWBI)**, Member
- **Chicago Council on Global Affairs**, Member

CONFERENCES

- **"United Nations Framework Convention on Climate Change: COP25"** – Madrid, Spain Dec 2019
- **"5th Annual Urban Economic Policy Conference: Smart Cities and Urban Economic Development"** – Philadelphia, PA October 2019
- **"Pritzker Forum on Global Cities"** – Chicago, IL June 2019
- **"Kansas City Investor Summit"** – Kansas City, MO June 2019
- **"The Platform Economy and the Future of the City"** – Philadelphia, PA March 2019
- **"New Institutional Models for Urban Transformation"** – Philadelphia, PA November 2018

From: [Jotform](#)
To: [Veronika C. Slep](#)
Subject: Re: Board and Committee Application - Kymbriell Finch
Date: Tuesday, October 31, 2023 11:21:08 PM

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Board and Committee Application

Name	Kymbriell Finch
Email	finchkym@yahoo.com
Phone Number	(727) 600-9159
Are you a resident of St. Petersburg?	No
Which Board or Committee are you interested in?	Community Benefits Advisory Committee
Please upload your resume	Resume of Kymbriell Finch.docx

You can [edit this submission](#) and [view all your submissions](#) easily.

Kymbriell Finch

[REDACTED]; swimwkymfl@gmail.com | (727) 600-9159

HIGHLIGHTS

Swimming and coaching experience

Knowledge of pool safety

Proficient in all forms of swimming strokes

Self-motivated, confident, energetic, and enthusiastic

Experienced in working with and training students of all ages and abilities

Ability to handle conflicts and emergencies professionally

CERTIFICATIONS

Lifeguard Instructor Certification First Aid Certification

Lifeguard Certification Boater's License

CPR & AED Certification Aquatic Rescue Professional

Water Safety Instructor Certification Adaptive Aquatics Certification

Adaptive Aquatics Certification

WORK EXPERIENCE

Walt Disney World Company – Orlando, FL

Lake Patrol Lifeguard 2019 to 2020

- Patrolled and monitored the lake area
- Rescued distressed persons using rescue techniques and equipment
- Warned recreational participants of inclement weather, unsafe areas, or illegal conduct

Disney Cruise Line – Port Canaveral, FL

Lifeguard 2017 to 2018

- Worked with both adults and children to ensure safety
- Served as lifeguard
- Provided leadership, motivated staff, and dealt with high stress and emergency situations

City of St. Petersburg – St. Petersburg, FL

Lifeguard/Water Safety Instructor 2010 to 2017

- Prepared and implemented instructional block plans and lesson plans
- Served as lifeguard and water safety instructor
- Taught individuals one-on-one with physical and/or mental disabilities, skills based upon their abilities, unable to learn in a group setting
- Responded quickly, efficiently and professionally to any emergency situation

EDUCATIONAL

2014 Gibbs High School - Graduate

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Manuel Sykes
Date: Friday, November 10, 2023 9:13:06 PM

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Community Benefits Advisory Council Member Application

Name	Manuel Sykes
Email	drmlsykes@icloud.com
Phone Number	(727) 902-5599
Address	1408 22nd Ave S, St. Petersburg, FL, 33705
Occupation	Clergy
Have you previously served on any other City boards/committees?	No
Why are you interested in serving as an ad hoc member of the CBAC?	I want to be the voice of reason and the conscience for decision-makers. It is important that the community have this voice when discussing such an important project.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	I have years of education and experience. I have developed programs to help feed the poor, help people develop a political voice, and show up to make their voices heard.
Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.	The church at which I serve, Bethel Community Baptist, is one of the faith communities that was displaced from the Gas Plant district when the Interstate and dome were built. I am uniquely positioned to represent that community for what comes next.
Please upload a cover letter of interest and a resume.	Manuel Sykes Cover Letter.docx Manuel Sykes Resume.docx 2.docx

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Reverend Dr. Manuel L. Sykes

St. Petersburg, FL | 727-902-5599 | drmlsykes@gmail.com

To Whom It May Concern,

I want to serve as an ad hoc member of the CBAC to be a voice of reason with the team and provide conscience for decision-makers. It is important that the community have this voice when discussing such an important project.

I have years of education and experience. I have developed programs to help feed the poor, help people develop a political voice, and show up to make their voices heard. The church at which I serve, Bethel Community Baptist, is one of the faith communities that was displaced from the Gas Plant district when the Interstate and dome were built. I am uniquely positioned to represent that community for what comes next.

Sincerely,

Rev. Dr. Manuel L. Sykes

Reverend Dr. Manuel L. Sykes

St. Petersburg, FL | 727-902-5599 | drmlsykes@gmail.com

Pastoral Professional with 17+ years of demonstrated leadership, organizational administration, and experience counseling youth, adults, and families. United States Air Force veteran with additional experience as a Battalion Chaplain for the Army National Guard's 50th Armored Division. Former pastor of Gethsemane Baptist Church in Newark, NJ, and current pastor of Bethel Community Baptist Church in St. Petersburg, FL, for more than 28 years.

PROFESSIONAL EXPERIENCE

Bethel Community Foundation | Counselor Oct 2000 – Present

- Provide counseling services to youth and parents utilizing a variety of cognitive-behavioral and narrative therapies
- Conduct group sessions with male delinquents and minor offenders on manhood development, re-parenting, and other cognitive-behavioral methods
- Provide individual mental health evaluations and counseling to support the safety, empowerment, and healing of each client
- Develop mental, emotional, and behavioral short and long-term goals in collaborations with clients based on individual needs
- Document individual patients' progress towards fulfillment of their treatment plan goals and objectives while monitoring for risk

St. Petersburg Theological Seminary | President Nov 2005 – Present

Instructor Jun 2000 – Present

Dean Jun 2000 – Nov 2005

- Coordinate all operations of the Seminary, including guiding the administration of all functions necessary for effective and efficient higher learning
- Conduct regular meetings and provide frequent updates to the Board on all pending decisions affecting the economic, academic, social, and community welfare of the Seminary
- Lead the search and procurement of an ever-expanding support base, including prayer partners, students, and financial contributors
- Support and enhance the spiritual life of the Seminary by encouraging all staff and faculty to incorporate their faith into all facets of the life of the Seminary
- Maintain positive and effective relations with all constituencies of the Seminary, pursuing connections essential for maintaining accreditation including continued relations with the Florida Department of Education, TRACS, and other valuable agencies
- Assist in determining and overseeing program budget management, providing recommendations for improvements to enhance efficiency and longevity and assessing budget utilization to determine effectiveness of plans
- Instruct courses in Pastoral Ministries, contributing to curriculum development, course assessment and evaluation, program planning, and expansion of programs

Bethel Community Baptist Church | Pastor Feb 1993 – Present

- Perform religious rites and services for a 600-member congregation, including providing counseling, training, and teaching for leaders, ministers, and converts
- Serve as the Founder and CEO of Bethel Community Foundation as well as the CEO of four entities related to the operations of Community Christian School and Bethel Community Preschool; operate capital campaigns, bond sales, fundraising, and programming for all entities with an annual operations budget of \$1.3M
- Guide worship team in the development and implementation of a strategic worship plan, including preaching research, liturgy, special services, and mobilizing volunteers to advance the mission of the church

- Organize outreach activities and fellowships to increase service curriculums and congregation activities, leading church community to serve both locally and globally
- Curate weekly programming and operations including marketing and community engagement efforts, managing the overall vision casting and leadership of church's teaching
- Provide pre-marital counseling, marriage intervention, and abuse and addiction counseling to families and individuals, as well as classes on anger management, parenting, and manhood development

ADDITIONAL EXPERIENCE

United States Army Reserve Battalion Chaplain	Oct 1989 – Jun 2004
Gethsemane Baptist Church Pastor	May 1987 – Oct 1989
Bethany Baptist Church Youth Minister, Sunday School Superintendent	Oct 1985 – May 1987
VA Medical Center East Orange, NJ Reproduction Specialist	Sep 1985 – Jun 1986
VA Medical Clinic West Palm Beach, FL Clinic Coordinator	Feb 1985 – Aug 1985
VA Hospital Miami, FL Personnel Clerk	Sep 1984 – Feb 1985
Internal Revenue Service Human Resources, Taxpayer Service Representative	Nov 1979 – Jun 1984

EDUCATION

Doctorate in Religion and Society | Drew University
Doctorate in Counseling Psychology | Drew University
Master of Philosophy | Drew University Caspersen School of Graduate Studies
Master of Divinity | Drew University Theological Seminary
Bachelor of Arts | Luther Rice Seminary

CONTINUING EDUCATION & CERTIFICATIONS

Clinical Pastoral Education (3 units)

PUBLICATIONS

- An analysis of Rehabilitation Programs for African American Males, May 2000. This explored methods to reduce recidivism, addiction counseling, and the effects of PTSD resulting from inner city life.

PROFESSIONAL AFFILIATIONS

Pinellas Organizing Committee Organizer, St. Petersburg
NAACP, St. Petersburg Chapter
Coalition of African American Leadership
Board President, Operation Hope of Pinellas County
District Overseer, Full Gospel Baptist Church Fellowship

INTERNATIONAL EXPERIENCE

International Ministerial Conference, Seoul, South Korea, 1987

TECHNICAL SKILLS

Microsoft Office, Windows Operating Systems

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#)
Subject: Re: Community Benefits Advisory Council Member Application - Mary Gerken
Date: Thursday, November 9, 2023 1:46:33 AM

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Community Benefits Advisory Council Member Application

Name Mary Gerken

Email agreatpickle@hotmail.com

Phone Number (727) 551-4518

Address

[REDACTED]

Occupation Retired bookkeeper

Have you previously served on any other City boards/committees? No

Why are you interested in serving as an ad hoc member of the CBAC? I've lived in St Petersburg for almost 40 years and in Euclid St Paul neighborhood for 20 yrs. I love my city and want the best for myself, it's citizens, & local businesses. I have some knowledge of the cities history surrounding the construction of the interstate and redevelopment of Gas Plant which disrupted many lives and their community. I consider myself an environmentalist that is interested in the planning, knowing that when planning is done beforehand, it's the most cost effective way to make resilient and efficient building, roads, parking, a community.

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC? Served on my neighborhood board.
Financial understanding
Attend a church that is also located in/near the Gas Plant -
Midtown Unity 511 Prescott St
Member of St Pete Preservation
Member of Suncoast Sierra and support other environmental groups
Attended LWV citizen workshop suggestions list in 1/23 and discussed with others our needs and desires for this project.

Please provide any additional information that you think will be important to know for selection of ad Diverse, open to listen, learn and discuss ideas.

hoc members of the
CBAC.

Please upload a cover
letter of interest and a
resume.

[Mary Gerken-Resume for City projects_6188.doc](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

Mary Gerken

(727) 551-4518

agreatpickle@hotmail.com

Personal information

I moved to St Petersburg around 1983 and now own a home in Euclid St Paul neighborhood. I use my bike for pleasure and as transportation to get around the city. I also do a lot of walking for exercise and instead of taking my car. I tried out the Sunrider with a friend and enjoyed the experience. I love my city. I believe in alternative and public transportation.

Summary of Qualifications

Dependable individual with extensive financial and personnel experience. An extremely organized, team-player and self-starter person who can step up to a challenge when needed. Problem solver with strong civic morals with numerous years of service to community-based organizations.

Work Experience

MRAG Americas , St Petersburg , FL <i>Account manager</i>	07/2006 - 02/2018
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Bright Sky Learning , Clearwater, FL <i>Treasurer, Part-time</i>	2004-2008
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First Unity Church , St Petersburg, Fl <i>Youth & Family Ministry Director Part-time</i>	07/2002-03/2006
--	-----------------

Eckerd Drug Store Corporate Office , Largo, FL <i>Payroll Supervisor, Human Resources Programmer Part-time</i>	1996-2004
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Affiliations

Sierra Club, Member 1999-current
Treasurer, Membership, Program, Vice Chair
Chair, Newsletter layout assistant

ESPNA(neighborhood assoc) member, 2005-current

Board member, treasurer, membership chair,
Fundraising coordinator

First Unity Church 1990-2018
Usher trainer and scheduler, Sunday school teacher,
Fundraiser, EarthCare organizer

St Pete Preservation
Hospice, Volunteer 1996-2007
American Bake Sale volunteer, 2004

Education and Training

BS, Accounting
University of South Florida

Guardianship Training, St Pete College

Caregiver for parents 2019-2021

Toastmasters

Volunteer coordinator for March of Dimes,
Paint St Pete Proud, United Way, CASA

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#); [Doyle Walsh](#); [James A. Corbett](#)
Subject: Re: Community Benefits Advisory Council Member Application - Wanda Stuart
Date: Friday, November 10, 2023 11:39:46 AM

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Community Benefits Advisory Council Member Application

Name	Wanda Stuart
Email	wstuart1@operpar.org
Phone Number	(727) 893-5438
Address	1900 Dr MLK Jr St So, St. Petersburg, FL, 33705
Occupation	Prevention Educator
Have you previously served on any other City boards/committees?	No
Why are you interested in serving as an ad hoc member of the CBAC?	In order to serve as a community voice by ensuring that the community in which I live and work has a voice in what is being developed.
What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?	I have years of experience working and living in the community and with individuals that have shared and lived experiences that should be considered as the new project is being developed.
Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.	Selection of youth. Keeping in mind transportation and the need to assist those who are challenged in getting around without cars. Keeping those who have limited incomes-taking into consideration what areas need to have accessibility.
Please upload a cover letter of interest and a resume.	5.16.2022Resume.Wanda.docx

You can [edit this submission](#) and [view all your submissions](#) easily.

Wanda Stuart
(727) 320-2158
wstuart1@operpar.org
wstua1m1.1@gmail.com

Summary: More than 20+ years of experience as a substance use prevention educator for a nationally and internationally known local non-profit organization, Operation PAR Inc.

Prevention Specialist 1992-Present Provide evidenced based life skill lessons for (K-12th grade) and BASICS (harm reduction) programs for first year college students, community groups and businesses throughout Pinellas County and other counties throughout the state of Florida.

Work History

2022-1992 Operation PAR, Inc, LiveFree! Substance Abuse Prevention Coalition of Pinellas County, Pinellas Park, FL

1992-1990 Human Resource Counselor, St. Petersburg Free Clinic WE HELP.

1990-1983 Assistant Director, Capital Area Community Food Bank, Washington, DC

1983-1978 Secretary (Contracts and Grants Dept), Office of Naval Research/Naval Research Laboratory, Washington DC

Education: M.S Organizational Management and Leadership, Springfield College, (Tampa Campus)

B.S. Human Services, Magna Cum Laude, Springfield College (Tampa Campus)

Community Involvement and Awards: City of St. Petersburg, FL 2022 Senior Hall of Fame; 2022 Storytellers of Old Tampa Bay, Certificate of Appreciation for ongoing support/event organizer; Florida Behavioral Health Association Clinician of the Year Award (for youth) 2021; Friends of Salt Creek, “Hands of Peace” community activity/lesson, Operation PAR, Inc.; Thousand Points of Light awarded in Washington, DC, Capital Area Community Food Bank; Certificate of Appreciation, First Lady of Florida, 2005, Columba Bush; 2022, 2021 member of Sr. Actors Guild and Education services, Clearwater, FL.; Plaque St. Petersburg Branch NAACP ACT-SO Chairperson award; member of National Council of Negro Women; member 20th Street church of Christ and founding member of the Mercy Keepers Food Pantry.

From: [Jotform](#)
To: [Veronika C. Slep](#); [Brian Caper](#); [Andrea L. Falvey](#)
Subject: Re: Community Benefits Advisory Council Member Application - William Wagner
Date: Thursday, November 9, 2023 5:00:51 PM

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Community Benefits Advisory Council Member Application

Name William Wagner

Email wagz@peopleworkingbettertogether.com

Phone Number (419) 304-5012

Address 9495 Blind Pass Road, Unit 605, St. Pete Beach, FL, 33706

Occupation Consultant

Have you previously served on any other City boards/committees? No

Why are you interested in serving as an ad hoc member of the CBAC? I am a true believer in the benefits associated with the Tampa Bay Rays and the continued progress of St. Petersburg and all of Pinellas County.

I have a set of skills where I help individuals, teams, and organizations be the best versions of themselves. I have a long history in helping people and not-for-profit professional associations attain new levels of success.

I want to help ensure that the vision of what Tampa Bay Rays and the St. Petersburg community at large are realized.

What specific skills and experience do you have that would make you a good choice as a Member of the CBAC?

Throughout my professional career, I have best served while helping others. I've worked for companies as an employee, a 1099 contractor, and as a partner/owner. I have worked at and for large Fortune 100 companies. I have worked for Mom & Pop stores within networks. Most of my roles have been to help organizations transition from one version to the next through introductions of new products and services, through mergers and acquisitions, and through a variety of digital transformations. Whether I was in the role as a continuous improvement engineer, a business analyst, a project manager, a change manager, an operations manager, or an executive leader, my goal has been to help others reach new levels of performance and help organizations collectively achieve the return on the investment of me being involved.

Please provide any additional information that you think will be important to know for selection of ad hoc members of the CBAC.

While working for a global leader in the building materials industry in Ohio back in the early 90s, I helped Junior Achievement raise over \$120,000 in an annual funding drive. Then in the 90s and early 2000s, I began to be very involved as a volunteer leader for professional associations. More specifically, I started with the American Inventory and Production Control Society ("APICS"), which is now known as the American Supply Chain Association, as well as with American Society for Quality ("ASQ"). Through the years and more closely when I came down to Florida almost a dozen years ago, I have been a volunteer leader for the local affiliates of Project Management Institute ("PMI"), International Institute for Business Analysis ("IIBA"), the Association of Change Management Professionals ("ACMP"), and again the American Society for Quality ("ASQ"). Over the years, I have also helped many youth fastpitch softball programs both in Ohio and even here in Florida.

The point I am making is that I am strongly interested in helping others. I have a knack for leading, organizing, coordinating, planning, and executing activities and events to support missions and initiatives.

Although I don't currently have a location within that geographic space, I could rent space right now in order to have one to claim my spot on this team accordingly.

Please upload a cover letter of interest and a resume.

[William W. Wagner resume 2023.pdf](#)

You can [edit this submission](#) and [view all your submissions](#) easily.

William W. Wagner, ELI-MP PMP ITIL LSSGB AWSBP

9495 Blind Pass Road Unit 605, St. Pete Beach, FL 33706



419.304.5012 •



wagz@peopleworkingbettertogether.com •



www.linkedin.com/in/wwwagner

Summary

My professional aspirations are to produce the most positive change possible within the organizations to which I have the fortune to engage. To accomplish this, I generate results with my own efforts, help others around me with their efforts, and work with leaders and executives to position teams and the organization to position themselves for the future.

Professional Skills

Program and Project Management

Continuous Improvement, Agile Solution Development, and Change Management

Executive Coaching, Relationship Coaching, Team Coaching, Group Coaching, Team Member Coaching, Talent Optimization

Customer Experience Management and Customer Relationships

Business-Critical System Implementations and Service Delivery

Customer Relationship Management (CRM), Enterprise Resource Planning (ERP), Configure/Price/Quote (CPQ)

Strategic Planning and Business Analysis

Professional Experience

WWW Services LLC

Project Manager / Change Management / Executive Coach / Continuous Improvement

From Aug 2019

As a Project Manager and Change Management / Business Transformation Catalyst, I ...

- Follow the Project Management Professional (PMP) methodologies and industry best practices to plan and execute approved projects.
- Follow the Certified Change Management Professional (CCMP) methodologies and industry best practices to effectively achieve high levels of change adoption to maximize the benefits of the changes implemented.

As an Executive Coach and Consultant, I ...

- Advise executives and organizational leaders regarding cultural, leadership, and strategy impacts on team performance throughout the organization, as well as improve awareness on opportunities for improvement.
- Assess organizations, teams, and team contributors regarding their behaviors and habitual tendencies and the impact they have on organizational and team performance.
- Group coach and team coach to improve team awareness of change opportunities resulting in improved team performance.

As a Continuous Improvement Consultant, I ...

- Follow the Lean Six Sigma methodology to collaborate with organizational leadership and management to design and develop strategies and tactical plans to improve organizational, team, and team member performance.

DXC Technology (bka DXC Concerto bka Concerto Cloud Services, part of Tribridge)

Senior Cloud Onboarding Manager

Jan 2019 to May 2020

As a Cloud Onboarding Manager, I ...

- Initiated, planned, and executed customer Onboarding Projects per signed contracts with new and existing customers,
- Represented the Onboarding Project point of contact for customers and partners,
- Managed projects working with Cloud Project Engineers along with partner and customer personnel to setup new cloud environments or adjustments to existing cloud environments through successful handoff to Cloud Service Delivery,
- Continually worked with the rest of the Cloud Onboarding Team to improve processes and procedures related to successfully delivering new cloud environments as well as adjustments to existing cloud environments.

Senior Cloud Service Delivery Manager

Feb 2014 to Jan 2019

As a Cloud Service Delivery Manager, I ...

- Worked as the point of contact for customers to expedite and escalate critical issues with support teams, account teams, and field personnel to ensure contractual service support requirements are understood and managed through solution delivery,
- Collaborated with partners' members to ensure consistency of delivery, adherence to standard practices, and continuous improvement, and
- Compiled, analyzed and reported statistical data and trends relating to service level compliance and operational effectiveness.

As the leader and mentor to Cloud Onboarding Managers and Cloud Service Delivery Managers and working on continuous improvement projects, I ...

- Managed the DXC Concerto for DXC Eclipse Change Advisory Board to ensure that all changes are systematically assessed, prioritized, and scheduled for those customers who are considered "live",
- Led the DXC Concerto Learning and Development initiative by facilitating sessions to build team comradery and cohesiveness; and assisting leadership and individuals to build out role and individual roadmaps to better themselves in their current roles as well as prospective future roles,
- Designed and developed the operational and service level reports for internal or external customers,
- Managed the configuration of process related tools, reporting tools, and associated technologies,
- Provided training and mentoring for functional teams to ensure that process guidelines are understood and followed,
- Managed the Change Advisory Board to ensure that all changes are systematically assessed, prioritized, and scheduled for those customers who are considered "live",
- Defined and continuously improving upon standard operating procedures associated with the Concerto Service Delivery Manager function within the Concerto Operations Team,
- Led the continuous improvement project related to the configuration database management (CMDB) system, and
- Led the **CX IN THE CLOUD** customer experience continuous improvement initiative.

SyncSite Inc.

Vice President of Operations / Director of Professional Services / Project Manager

Apr 2012 to Jan 2014

As the leader of teams that manage and work on customer engagement projects, I ...

- Worked with our internal expert team members to deliver a combination of standard software systems and complex customized solutions to newly acquired clients from the project inception through project completion,
- Worked with current clients to uncover potential consultant, development, and training/mentoring services to continuously improve their experience with the solutions we had delivered,
- participated in the billing and collections process as part of managing the relationship with clients,
- participated in the facilitation and coordination of continuous development of skills and expertise of our internal expert team members, and
- facilitated vendor expert assistance when needed as part of managing the relationships with vendors.

During my time at SyncSite, the following results had been achieved:

- Established PMO processes and system customizations to improve customer satisfaction associated with implementation delivery through a set of standard operating procedures and reporting designed to increase visibility and traceability.
- Established product development and product management processes to create software products based upon customized solutions to increase revenue and profitability for common-themed solutions implemented.
- Improved professional services business by increasing total billable services by 60% over previous year by streamlining and standardizing the efforts by technical experts while working on projects.
- Increased expert resource staff size by 18% while improving expert resource utilization by 43% thus making the overall business profitability more sustainable for investing into more product development without losing cash flow through implementation projects.

Therma-Tru Doors (wholly-owned by Fortune Brands)

Manager, Go To Market Technology / Senior Project Manager

Aug 2007 to Apr 2012

As a Senior Project Manager, I ...

- Managed the design, development, and deployment of fabricator-to-dealer quoting configurator for the wholesale distribution channel; and
- Authored the Project Management 101 course delivered to project managers throughout the company, which has improved shared resource utilization throughout the company.

As the Manager of Go To Market Technology Team, I ...

- Led a team of dedicated resources working within the sales, marketing, product management, and customer service organization under the information technology department,
- Led the initiative to improve processes and customer experiences through the design, development, and deployment of both internally-developed technology services, as well as purchased technology services based upon my recommendations as a consultant; and
- Led the establishment of ITIL and Agile scrum methodologies that generated high velocity sprint-focused results.

During my time at Therma-Tru Doors, the following results had been achieved:

- Reduced costs and improved productivity by establishing and maintaining the Go To Market Technology portfolio of technology services supporting the Sales, Marketing, Customer Service, and Product Management teams streamlining the end-to-end service lifecycle management from requirements development to project completion phases of projects;
- Increased share gain sales by assisting the acquisition of new distribution partners and shortening their startup times by managing a team of expert resources and the use of web-based technology services through facilitation of product selection to generate proposed initial inventory and new distribution partner fabrication process SKUs for initial order;
- Reduced internal resources requirements and reduced customers' time to acquire important information by managing the development and delivery, as well as the maintenance of the Customer Portal, a customer self-serving set of web-based technology services;
- Improved the reporting to sales management, increased visibility of share gains within the market, and created clear accountability by managing the development and delivery, as well as the maintenance of the customized Customer Relationship Management (CRM) system;
- Increased high-margin sales by providing web-based Configure/Price/Quote (CPQ) system customized for distribution partners to present to their dealers by only allowing approved product selection designed to reduce costly errors and decrease new products time to market; and
- Increased information systems internal and external customer satisfaction by establishing a set of information system metrics recording and reporting processes.

WWW Services LLC

Consultant for Therma-Tru Doors

Oct 2001 to Aug 2007

Project Manager and Technical Lead of Configurator Project at Therma-Tru Doors

- Follow the Lean Six Sigma methodology to collaborate with organizational leadership and management to design and develop strategies and tactical plans to improve organizational, team, and team member performance.
- Improved new products time to market and improved new products first year sales even in weak economic times by managing the configuration project implementation by developing product configuration rules, product engineering rules, manufacturing process rules, marketing rules, and business system interfaces;

Project Manager and Subject Matter Expert of Project Rudolph at Therma-Tru Doors

- Reduced SKUS and increased profits by leading the documentation and training aspects of an enterprise resource planning (ERP) implementation specifically in the warehousing, manufacturing and purchasing functions during a focus factory implementation project;

Project Manager of Documentation, Training and Certification of TruBIS Project at Therma-Tru Doors

- Reduced costs and improved organizational efficiencies by stream-lining reengineered processes through the implementation of an enterprise resource planning (ERP) system.
- Supported Six Sigma and Lean business process improvement projects using Microsoft Visio, Microsoft Project and Microsoft Outlook;
- Managed the design, develop and deploy project phases of the training and documentation segment for the ERP implementation using Microsoft Project, Microsoft Excel and Microsoft Outlook;
- Customized interfaces for data extraction and data import from legacy systems using Microsoft Visual Basic, Microsoft SQL Server, Microsoft Access, and Oracle Server;
- Designed, developed, and deployed a certification testing/class management/quizzing system used to approve access-management to the ERP;
- Specified, approved, implemented and supported web-based ISO documentation management system and the ensuing documentation development process using Agate Software QSolveDC;
- Organized and coordinated the War Room call center for ERP Go-Live escalation management process;
- Site-led manufacturing facility during the ERP Go-Live.

Consultant for TDCI

May 2005 to Sep 2006

Configuration Expert for Syteline v7 Integration ERP Project for TDCI

- Designed, developed, and deployed integrated configuration utility during a Syteline v7 ERP implementation project;

Project Manager for Syteline v6 Integration ERP Project for TDCI

- Managed configuration project engagement integrating BuyDesign into Syteline displacing Trilogy.

Consultant for Masco Contractor Services

Jun 2003 to Apr 2004

Project Manager of COINS Deployment Project for Masco Contractor Services

- Led team of consultants to provide job-specific instruction to administrative staff at various acquisition locations all over the U.S.;
- Developed a project/job costing/pricing estimate during software deployment training;
- Developed data entry templates during software deployment training resulting in reducing the time each of the deployments required to achieve acceptable adoption.

FESTech Software Solutions

Chief Operating Officer / Director of Training and Technical Services /

Regional Sales Manager / Application Developer and Technical Trainer

Jun 1996 to Oct 2001

As the Chief Operating Officer, I ...

- Defined strategic initiatives for multiple business units, specifically, software products, software implementation services, training services, and consultative services;
- Defined metrics that provided strategic guidelines for the entire company;
- Managed team member requirements for the entire revenue-generating operations through recruiting, hiring, supervising, mentoring, reviewing, and managing members of the go to market and delivery staffs.

As the Director of Training and Technical Services, I ...

- Managed the Certified Transparent Factory Engineer (CTFE) Program engagement for Square D Company by (1) designing, developing and deploying the CTFE program; (2) managing training and technical support for partners; and (3) implementing automation systems using Schneider Electric (Square D and Modicon) hardware and software, and other automation system software tools ultimately providing Square D a leadership position within the automation-to-information technology industry.
- Managed the Total Maintenance System (TMS) Project engagement for DaimlerChrysler by designing, developing and deploying the standard operating procedure for systems documentation and maintenance documentation for DaimlerChrysler vendors during a new facility for the TMS leveraging automation and our Virtual Library software.
- Managed the Software Technology Product Authorization (STPA) Program for Rockwell Automation by designing, developing and deploying the Certified Information Specialist and Certified Automation Specialist certifications for Rockwell Software throughout the Rockwell Automation distribution channel and implementing manufacturing and distribution automation systems using Rockwell Automation (Allen-Bradley and Rockwell Software) hardware and software.

As the Regional Sales Manager, I ...

- Led the marketing and sales efforts to land the Certified Transparent Factory Engineer (CTFE) Program engagement for Square D Company, the Total Maintenance System (TMS) Project engagement for DaimlerChrysler, and the Software Technology Product Authorization (STPA) Program for Rockwell Automation.

As the Application Developer and Technical Trainer, I ...

- Designed, developed, and supported several applications with Visual Basic, Visual InterDev and Rockwell Automation controls for the automation industry;
- Taught Microsoft Official Curriculum certification-prep training courses; and
- Designed, developed, and deployed custom computer-based and instructor-led training products and services.

Owens Corning

Area Sales Manager / Associate Sales Representative / I.T. Integration Engineer

Jul 1987 to Feb 1996

As the Area Sales Manager, I ...

- Managed a thirteen-state territory focused on selling and supporting the built-up roofing asphalt business through commercial roofing distributors, commercial roofing dealers, and commercial roofing contractors, as well as promoting relationships with local building code managers and supporters.
- Increased sales and product visibility by generating and implementing monthly promotions in commercial roofing market using residential wholesale and retail marketing approaches;
- Successfully introduced TruMelt, a revolutionary new product in the built-up roofing asphalt business with no waste;
- Successfully implemented two price increases through the roofing distribution channel;
- Managed a staff of customer service representatives, a pricing representative, inside sales representatives, a promotional representative, and a sales administrator located in three manufacturing plants and the corporate office.

As the Associate Sales Representative, I ...

- Entered orders and coordinated transportation during a stint as a Customer Service Representative;
- Built promotional collaterals and coordinated project planning and delivery of promotions during a stint as a Promotions Representative;
- Placed out-bound phone calls to distribution customers and dealers to provide support to field salespeople by introducing programs, promotions, and by assisting the execution of pull-through strategies through promotions during a stint as an Inside Sales Representative.

As the Information Technology Integration Engineer, I ...

- Reduced non-standard and unsupported technology implementations by acceptance-testing new technologies against functional and support specifications;
- Improved technical resource efficiencies by developing project scopes for implementations into various system environments across the company.

Education

University of Toledo

Bachelor of Science in Computer Science and Engineering

1987 to 1995

Macomber-Whitney Vocational/Technical High School

Data Processing Vocational Certificate

1983 to 1987

Certifications

Energy Leadership Index Master Practitioner (ELI-MP)

Predictive Index Talent Optimization Consultant Certificate

Predictive Index Leadership and Management Certificate

Predictive Index Team Performance Certificate

Predictive Index Engagement and Productivity Certificate

Lean Six Sigma Certified Green Belt (SSD Global)

Core Energy Leadership Master Practitioner (iPEC)

AWS Business Professional (Amazon)

Information Technology Infrastructure Library (ITIL)

Project Management Professional (Project Management Institute)

Certified Transparent Factory Engineer (Schneider Electric)

Certified Information Specialist (Rockwell Automation)

Certified Automation Specialist (Rockwell Automation)

Microsoft Certified Systems Engineer (Microsoft)

Microsoft Certified Professional + Internet (Microsoft)

Microsoft Certified Professional (Microsoft)

Microsoft Office User Specialist (Microsoft)

Professional Associations

International Coach Federation (ICF Tampa Bay Chapter)

Project Management Institute (PMI Florida Suncoast Chapter)

American Society for Quality (ASQ St. Petersburg-Tampa Section 1508)

APICS (Northwest Ohio Chapter)

Taste of Science

International Institute of Business Analysis (IIBA Tampa Bay Chapter, formerly IIBA West Central Florida Chapter)

Tampa Bay AWS Users Group

Tampa Bay Agile

Professional Association for SQL Server (PASS)

Collaborative Technologies of Tampa Bay (#CollabTB)

Women in Technology Institute (WITI)

The Data Warehouse Institute (TDWI)

Data Management Association International (DAMA)

Tampa Bay Cloud Computing

Professional References

Don Vichitvongsa (dvichit00@gmail.com or 618.606.2505)

Worked as a consultant on multiple projects with Don V. as the client leader

2001 to Present

DeLynn Rummel (delynnrummel73@gmail.com or 727.735.3352)

Led volunteer leaders of PMI Florida Suncoast Chapter of Project Management Institute

2020 to Present

Aaron DeSha (adesha@gmail.com or 352.359.8797)

Worked on Cloud Service Delivery Team together at DXC Technology (bka Concerto Cloud Services)

2014 to 2019

Jeff Kyker (jeffk@syncsite.net or 727.403.4610)

Joined SyncSite to lead a new chapter for the company with Jeff

2012 to 2014

Worked together as a partner/customer of SyncSite while at Therma-Tru Doors

2007 to 2012

Joe Herman (jherman@mhs-corp.com or 419.360.8576)

Worked on Joe's team while at Therma-Tru Doors

2007 to 2011

Worked as a consultant on multiple projects within Joe's area of responsibility

2001 to 2007