

CONSULTING AGREEMENT

This consulting agreement made on this 30th day of August 2021, by and between The Corradino Group, Inc., hereinafter referred to as "Corradino" or "Consultant", and City of Key West hereinafter referred to as "Client" or "City" on the following terms and conditions:

RECITALS

WHEREAS, Corradino is a corporation licensed to do business in the state of Florida engaged in the business of offering consulting and planning support to municipalities, counties, other governmental bodies and non-profits groups, and

WHEREAS, Client is in need of professional services for the purpose of fulfilling development review, current planning functions and comprehensive/long range planning functions, on a temporary and as-needed basis, and

WHEREAS, the parties are desirous to enter into this agreement, to establish a contractual relationship and set up the fees to be charged by Corradino to Client for the services rendered and to establish the guidelines for consulting work to be performed.

IT IS THEREFORE agreed as follows:

1. CONSULTANT agrees to provide professional services to Client for the first term of this agreement commencing the effective date, defined as the date both parties have executed the agreement, and ending September 30, 2021. This consulting agreement may be extended for one additional term, October 1, 2021 through September 30, 2022, upon the mutual consent of both parties and the approval of the City of Key West City Commission and in accordance with the City of Key West Code of Ordinances.

2. Pursuant to Exhibit A: City of Key West Scope of Work, Exhibit B: Hourly Rates, Exhibit C: Indemnification Form, Exhibit D: Corradino Proposal and Exhibit E: Vendor Certification Regarding Scrutinized Companies List Affidavit (all attached herewith to this agreement), CONSULTANT agrees to provide professional planning services, including:

- A. *Development Review/Current Planning functions*
- B. Long range planning/policy functions
- C. Occasional/emergency Director functions
- D. Compliance and Regulatory Review
- E. Financial

3. Each major task or project the Client wishes CONSULTANT to perform will defined in a Task Order which shall include, but not limited to, a description of the scope of services, time of completion and the total estimated number of hours required to complete the tasking.

4. Client shall pay CONSULTANT on an hourly basis in accordance with the rates presented in Exhibit B only. On a monthly basis CONSULTANT shall submit to the Client an accounting of the number of hours performed for the previous month, broken down by project/task. Payment of said hours shall be due and payable within thirty (30) days of an accepted invoice.

5. CONSULTANT agrees to devote the necessary time and performance of its duties for Client. Inasmuch as the professional services rendered are of a subjective nature subject to differences of opinion, mutual confidence and respect are necessary. Accordingly, this contract can be terminated by either party without cause upon giving of a thirty (30) day notice as follows:

- A. As to Corradino:
- | | |
|--|---|
| Joseph M. Corradino
4055 NW 97 th Avenue
Suite 200
Miami, FL 33178 | Copy to:
Fred P'Pool, COO
The Corradino Group
4055 NW 97 th Avenue, Ste. 200
Miami, FL 33178 |
|--|---|
- B. As to Client:
- City Manager
City of Key West
1300 White Street
Key West, FL 33040

Upon receipt of said written notice from the CITY, no further work will be performed by CONSULTANT unless specifically authorized by the City Manager of the City of Key West. On termination, the CONSULTANT will be paid for all authorized services performed up to the termination date. The CITY will not pay for anticipatory profits.

6. Consultant's Liability Insurance

A. The CONSULTANT shall not commence work under this contract until it has *obtained all insurance required under this paragraph and such insurance has been approved by the CITY* nor shall the CONSULTANT allow any Subcontractor to commence work on its subcontract until all similar such insurance required of the subcontractor has been obtained and approved.

B. Certificates of Insurance, reflecting evidence of the required insurance, shall be filed with the CITY prior to the commencement of the work. These Certificates shall contain a provision that coverage afforded under these policies will not be canceled until at least thirty (30) days prior written notice has been given to the CITY. Policies shall be issued by companies

authorized to do business under the laws of the State of Florida and acceptable to the City.

C. Insurance shall be in force and effect until all work required to be performed under the terms of the Contract is satisfactorily completed as evidenced by the formal acceptance by the CITY. If any of the insurance was provided on a "Claims Made" basis, coverage shall be maintained by the Consultant for a minimum of 4 years following the termination of the Agreement. In the event that insurance certificate provided indicates that the insurance shall terminate and lapse during the period of this contract, then in that event, CONSULTANT shall furnish, at least thirty (30) days prior to the expiration of the date of such insurance, a renewed certificate of insurance as proof that equal and like coverage for the balance of the period of the contract and extension thereunder is in effect. The CONSULTANT shall not continue to work pursuant to this contract unless all required insurance remains in full force and effect.

D. The Consultant shall maintain the following types and amounts of insurance throughout the term of the Agreement.

1. Employers Liability with minimum limits of \$100,000/\$500,000/\$100,000.
2. Commercial General Liability with minimum limits of \$300,000.
3. Business Automobile Liability with minimum limits of \$300,000. If the Consultant does not own any vehicles, this requirement can be satisfied by endorsing their Commercial General Liability policy with Non-Owned and Hired Automobile Liability coverage.

E. The CONSULTANT shall name the CITY as an additional insured under the policy.

7. Public Access

A. Upon completion or termination of this Agreement, all documents prepared by the CITY shall remain the property of the CITY. All data, information, documents, reports, etc., prepared under this Agreement shall be made available to the CITY without restriction or limitation on their further use.

B. Pursuant to Florida Statute §119.0701, the parties shall comply with all public records laws of the State of Florida, including but not limited to:

(i) Keep and maintain public records that ordinarily and necessarily would be required by CITY in the performance of this Agreement.

(ii) Provide the public with access to public records on the same terms and conditions that CITY would provide the records and at a cost that does not exceed the cost provided in Florida Statutes, Chapter 119 or as otherwise provided by law.

(iii) Ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law.

(iv) Meet all requirements for retaining public records and transfer, at no cost, to CITY, all public records in possession of CONSULTANT upon termination of this Agreement and destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to CITY in a format that is compatible with the information technology systems of CITY.

8. Vendor Certification Regarding Scrutinized Companies List

Section 287.135(2)(a), Florida Statutes, prohibits a company from bidding on, submitting a proposal for, or entering into or renewing a contract for goods or services of any amount if, at the time of contracting or renewal, the company is on the Scrutinized Companies that Boycott Israel List, created pursuant to section 215.4725, Florida Statutes, or is engaged in a boycott of Israel. Section 287.135(2)(b), Florida Statutes, further prohibits a company from bidding on, submitting a proposal for, or entering into or renewing a contract for goods or services over one million dollars (\$1,000,000) if, at the time of contracting or renewal, the company is on either the Scrutinized Companies with Activities in Sudan List or the Scrutinized Companies with Activities in the Iran Petroleum Energy Sector List, both created pursuant to section 215.473, Florida Statutes, or the company is engaged in business operations in Cuba or Syria. Vendor Certification Regarding Scrutinized Companies List Affidavit is attached hereto as Exhibit E.

9. Indemnification

Indemnification by CONSULTANT shall be pursuant to Exhibit C to this Agreement.

10. Assignment

CONSULTANT may not assign this Agreement or assign or subcontract any of its *obligations under this Agreement other than as specified without the approval of the CITY*. All the obligations of this Agreement will extend to and bind the legal representatives, successors and assigns of the Parties.

11. Governing Laws/Venue

This Agreement is governed by the laws of the State of Florida and the United States. Venue for any dispute arising under this Agreement shall be in Monroe County, Florida.

12. Construction

This Agreement has been carefully reviewed by each of the parties. Therefore, this Agreement is not to be construed against any party on the basis of authorship.

13. Should litigation be necessary to enforce any provision of this agreement then the prevailing party shall be entitled to recover a reasonable attorney's fee from the other side subject to the Sovereign Immunity limitations of Section 768.28 Florida Statutes. Nothing contained herein shall be construed to alter or waive the City's sovereign immunity under 768.28, Florida Statutes. CONSULTANT acknowledges that this provision may be unenforceable under Florida law, and that the City of Key West does not waive any legal defense based on the unenforceability of such provision.



By: _____
Deputy Clerk

CITY OF KEY WEST

By: _____
Patti McLaughlin, City Manager

THE CORRADINO GROUP, INC

By: _____
Joseph M. Corradino, AICP
President

STATE OF: Florida

COUNTY OF: Miami-Dade

Subscribed and sworn to (or affirmed) before me, by means of physical presence or online notarization, on August 24, 2021 (date) by Joseph M. Corradino, (name of affiant) He/She is personally known to me or has produced President, The Corradino Group (type of identification) as identification.

ANGELA MARIE MARTIN
NOTARY PUBLIC



Attachments:

Exhibit A – Scope of Work

Exhibit B – Hourly Rates

Exhibit C – Indemnification Form

Exhibit D – Corradino Proposal

Exhibit E – Vendor Certification Regarding Scrutinized Companies List Affidavit

Exhibit A

July 1, 2021

City of Key West

Scope of Request for Professional Services

City of Key West Direct Contact: Katie P. Halloran, Director, Planning Department.

The City of Key West's Planning Department, and City Manager's Office seek professional services to fulfill development review/current planning functions and comprehensive/long range planning functions, on a temporary and as-needed basis. Specific needs will shift over time, as will requests for assistance with special projects.

Please provide a fee structure and resumes of potential professionals to fulfill service requests in the following areas:

Development Review/Current Planning Functions:

1. Partially or fully undertake the Department's "Simultaneous Building Permit Review" responsibilities. Utilizing Trakit, the City's internal software system for building permit review, the consultant will timely review building permits for compliance with the City of Key West's Land Development Regulations. Regular applicant communication is very important.
2. Process 25%- 100% of the City's variance applications; review applications for completeness, correspond with applicants, review per Land Development Regulation criteria, prepare draft headers for noticing, prepare staff reports per criteria and verbally (virtually) present applications to the Planning Board.
3. Assist the City to finalize a Code Amendment to expand Administrative Variance procedures.
4. Process 25-100% of applications for Administrative Variances (procedure similar to #2, but may not involve Planning Board).
5. Process 25-100% of easement applications; review for completeness, correspond with applicants, prepare staff reports and prepare associated documents.

Long range planning/policy functions:

1. Review and finalize draft Accessory Dwelling Unit code amendment language. Services may include public input such as workshops with property owners, construction industry representatives, elected officials. Services may include coordinating a stream-lined approval process with multiple City departments.
2. Review and finalize draft Sign age code amendment language for N. Roosevelt Blvd and/or other areas outside the City's historic district.
3. Assist the Director with oversight of major grant-funded consultant led climate adaptation planning projects.
4. Assist the Director with oversight of a consultant led Evaluation and Appraisal Report.

Occasional/emergency Director functions:

1. In the event of illness or other emergency, provide an appropriate professional to serve in the capacity of Director of the Planning Department.

Compliance and Regulatory Review:

1. Assist departmental staff to create check-lists for development review functions and other regulatory programs.
2. The City may request assistance with ensuring compliance with program requirements associated with the BPAS system, affordable housing requirements, other.

Financial:

1. The City may request assistance to structure application procedures, compliance and reporting/monitoring requirements to maximize effectiveness of an affordable housing fund.

THE CORRADINO GROUP, INC.

CORRADINO

ENGINEERS - PLANNERS - PROGRAM MANAGERS - ENVIRONMENTAL SCIENTISTS

August 13, 2021

Katie Halloran
 Planning Director
 City of Key West
 Planning Department
 1300 White Street
 Key West, FL 33040

Re: Professional Planning Services Consultant

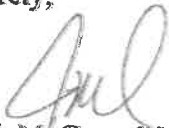
Dear Ms. Halloran:

Please see the following billable rates to provide professional services to assist the City of Key West's Planning Department in fulfilling its various needs. These are our proposed rates by employee classification that would be assigned to each potential task.

<u>Planning Position</u>	<u>Rate</u>
Assistant Planner:	\$100/hr
Associate Planner	\$150/hr
Senior Planner:	\$200/hr
Principal Planner:	\$250/hr
Traffic Engineer:	\$150/hr
Senior Traffic Engineer:	\$225/hr

We look forward to partnering with you to provide you with the very best services possible. Please feel free to reach out to me if you have any questions.

Sincerely,



Joseph M. Corradino, AICP
 President
 The Corradino Group, Inc

Exhibit C
CITY OF KEY WEST INDEMNIFICATION FORM

The contractor shall indemnify and hold harmless the City of Key West, its officers and employees, from liabilities, damages, losses and costs, including, but not limited to reasonable attorney's fees, to the extent caused by negligence, recklessness or intentional wrongful misconduct of Contractor and persons employed or utilized by Contractor in the performance of this agreement.

These indemnifications shall survive the term of this agreement. In the event that any action or proceeding is brought against the City of Key West by reason of such claim or demand, Contractor shall, upon written notice from the City of Key West, resist and defend such action or proceeding by counsel satisfactory to the City of Key West.

The indemnification provided above shall obligate Contractor to defend at its own expense to and through appellate, supplemental or bankruptcy proceeding, or to provide for such defense, at the City of Key West's option, any and all claims of liability and all suits and actions of every name and description covered above which may be brought against the City of Key West whether performed by Contractor, or persons employed or utilized by Contractor.

The indemnification obligations under the Contract shall not be restricted in any way by any limitation on the amount or type of damages, compensation, or benefits payable by or for the CONSULTANT under workers' compensation acts, disability benefits acts, or other employee benefits acts, and shall extend to and include any actions brought by or in the name of any employee of the CONSULTANT or of any third party to whom CITY may subcontract a part or all of the Work. This indemnification shall continue beyond the date of completion of the work.


Nothing contained in this paragraph is intended to nor shall it constitute a waiver of the State of Florida and the CITY's sovereign immunity.

The Contractor's obligation under this provision shall not be limited in any way by the agreed upon Contract Price as shown in this Agreement, or the Contractor's limit of or lack of sufficient insurance protection.

Contractor Name: The Corradino Group, Inc.

SEAL:

4055 NW 97th Avenue, Suite 200
Address



Authorized Signature

Joseph M. Corradino, AICP
Print Name

President
Title

Date: August 24, 2021



July 12, 2021

Katie P. Halloran
Planning Director
City of Key West
Planning Department
1300 White Street
Key West, FL 33040

Re: Request for Professional Services

Dear Ms. Halloran:

I very much appreciate your request to The Corradino Group for a proposal to provide professional services to assist the City of Key West's Planning Department in fulfilling its various needs.

This letter includes our understanding of the assignments and a brief introduction to The Corradino Group through the attached resumes and project sheets, which detail our available services, experience, and proposed staff rates.

We look forward to partnering with you to provide you with the very best services possible. Please feel free to reach out to me if you have any questions.

Sincerely,



Joseph M. Corradino, AICP
President
The Corradino Group, Inc.

Understanding

At Corradino, we understand the pressures of working in a municipal planning department during these times that often take a toll on our families and us as we try to keep up with the workload demands. It seems like we are asked to perform the impossible with fewer resources and already busy department schedules. Likewise, workloads across the state have ratcheted up during the pandemic. In many cases, development or redevelopment applications large and small have increased, yet staffing levels and budgets have remained unchanged. It may be challenging to keep pace with the increased demands to attend to the regular day-to-day activities associated with running a department. Particularly so for the Director tasked with providing timely responses and research for citizens, the City Manager, and the elected officials. A Planning Director's job is complex, involving management and attention to both random and regularly assigned pressing issues and delegating work to staff for formal reviews and research. Corradino's approach to this is to assure that the Director has the time to focus on core job duties without worrying about the highly technical day-to-day work needed to guide applicants through the application process. We get our assignments, complete them on time and within budget, and in a form ready for public consumption. We know the pressures of local government, particularly planning departments, and the administrative effort and deadlines faced in assuring items can reach public meeting agendas.

We understand you are looking for a competent firm to provide temporary, as needed, and highly flexible but adaptable assistance in the areas of:

- Development review
- Staff planning functions
- Comprehensive planning and long-range planning functions
- Special project assistance

Introduction to The Corradino Group

Incorporated in 1971, The Corradino Group has been in business for over half a century. Headquartered in Doral, Florida, we have more than 200 people in Indiana, Kentucky, Tennessee, and Florida (Orlando, Tampa, Fort Lauderdale, and Miami-Dade County). Our firm specializes in Municipal Urban Planning for local governments, Transportation Planning, Roadway and Highway Design, Water, Wastewater, and Drainage Design, as well as Construction, Engineering, and Inspection (CEI) services

Important to Key West, Corradino's Urban Planning Department specializes in work for Cities. We built this model more than 25 years ago to provide Cities with technical firepower equal to or greater than that of the development community, who, in our high growth State, come to Cities armed with highly experienced and well-compensated lawyers, traffic engineers, and other professionals. We have performed similar services for nearly every City in Broward, Miami-Dade, and Monroe Counties over the years.

Our Planning Services

Corradino is highly experienced in working for Municipal Planning Departments. We have helped newly incorporated Cities develop their initial planning departments, comprehensive plans, and zoning codes. We have served as staff and department directors. We are experts in working in development review, specifically in a "cost recovery" system. We review all City applications (zoning permits, site plans, variances, conditional uses, traffic impact analysis, and civil engineering reviews) and understand the time-sensitive nature of this responsibility. We get the reviews and staff reports complete within the time allotted by the code. Our team has managed Developments of Regional Impact (DRI's) and the associated

Notices of Proposed Changes that make up their amendment process. We have done hundreds of large and small-scale comprehensive plan amendments and have administered and amended land development and zoning codes. Corradino tracks affordable housing for Islamorada, and we have significant experience in the Keys as an Area of Critical State Concern. We provided service as Interim Planning Director and staff in Islamorada after Hurricane Irma, as we helped Islamorada select their new permanent Director. We have also worked with the Key West EAR, most recently bringing the City into compliance for the first time since 1992.

As a staff of planning professionals who have served as actual planning staff, planning directors, and elected officials, we are experts at presenting one on one to elected and appointed officials to brief them on department efforts. We have done thousands of presentations to Planning and Zoning Boards, Local Planning Agencies, and City Councils. Corradino provides what we call a "concierge" level of customer service to the customers of the City, including citizens, applicants, other departments, elected officials, and external agencies. This is grown from a philosophy where we first listen to our applicants, seek to understand what they are trying to achieve ultimately, and then point them to the most efficient and effective way to reach their goals. We interpret the code strictly and maintain a common-sense approach to complex issues that the code hasn't contemplated. We work collaboratively with the applicants and make them as comfortable as possible as they go through the process. We return every phone call and answer every email every day with a pleasant, warm attitude.

Specifically related to Key West's immediate needs, we will be able to assist with the following tasks:

Development Review/Current Planning Functions

Corradino has provided similar review services for: Islamorada, Homestead, Cutler Bay, Palmetto Bay, South Miami, Miami, Miami Beach, Key Biscayne, Doral, Hialeah, North Miami Beach, Hallandale Beach, West Park, and Fort Lauderdale. Once given access to the Traffic system, we would receive applications remotely and undertake reviews. We have found that most people have become quite accustomed to working and meeting virtually during the pandemic and prefer it over face-to-face meetings. However, if face-to-face meetings are required, we will be available to set office hours to meet your directives.

Our team is adept at efficiently completing these reviews while focusing on the following: writing staff reports, developing and delivering staff presentations to boards, completing all the administrative work, compiling applications, advertising and posting properties, and completing a full P&Z or Council Package within the City's standard deadlines. Corradino can undertake the Department's "Simultaneous Building Permit Review" responsibilities to the extent needed. We can promptly review all the City's applications and communicate with the applicants on an immediate basis, guaranteeing that all emails and telephone calls are returned on the same business day. We can process 100% of the City's variance applications. We will review applications for completeness, review per Land Development Regulation criteria, provide comments to the applicants, work collaboratively to address them, prepare draft headers for noticing, prepare staff reports per criteria, and verbally (virtually) present applications to the Planning Board. We finalize all Code Amendments, most immediately to expand the Administrative Variance procedures. We can process all easement applications, review for completeness, correspond with applicants, prepare staff reports and prepare associated documents.

Long-range planning/policy functions

The Corradino Group has written entire brand-new comprehensive plans and zoning codes, reviewed and revised older comprehensive plans and zoning codes, and made periodic amendments to these as needed. The firm has also worked extensively in developing Evaluation and Appraisal Reports (EARs) as well as EAR-based amendments. In fact, we have completed this work previously for the City of Key West. Amendments have included work on affordable housing, transportation, density, floor area ratio, and signage. We pride ourselves on providing these services in such a thorough and thoughtful manner that we are confident in guaranteeing that no objections will be raised in the Department of Economic Opportunity's Objections, Recommendations, and Comments report. The reason for a stellar track record in this regard is our ability to work with various stakeholder groups to understand each issue from their perspective and craft an amendment that considers all points of view and accomplishes the City's overall objective.

We understand that many city codes were created in different eras, and instead of being reviewed periodically and overhauled, they have been added to and amended piecemeal, which often creates confusing and antiquated procedures. As such, the firm is familiar with dissecting administrative processes and procedures related to streamlining the review and approval processes. We understand that to the applicant; time is money. Expensive, long approval processes can be extremely frustrating and generate bulk complaints directed at planning and building departments. We seek to minimize this while providing the City with a thorough review and approval process for both the planning and building codes. Because, after all, these codes are not only in place so that the City can achieve the character and quality of life that it desires, but also that the health, safety, and welfare of the citizens and building occupants are guaranteed.

Corradino has been very successful at writing and winning grants and managing consultants and projects on behalf of its clients. This program management has been done not only at the municipal level for individual cities but for larger, more complex clients like school boards, state departments of transportation, and aviation authorities with billion-dollar programs. We can review and finalize draft Accessory Dwelling Unit code amendment language. In doing so, we will be able to undertake the appropriate public input, such as workshops with property owners, construction industry representatives, elected officials. If needed, we can coordinate a streamlined approval process with multiple City departments. We can review and finalize draft Signage code amendment language for North Roosevelt Boulevard and other areas outside the City's historic district. We can assist with oversight of major grant-funded and consultant-led climate adaptation planning projects. We can assist with oversight of a consultant-led Evaluation and Appraisal Report.

Occasional/Emergency Director functions

We guarantee you can take a sick day or go on vacation and spend time with your family with the confidence that all will be well when you return. The Corradino Group staff is highly qualified to fill in and assist with occasional or emergency director functions. Each one of Corradino's planners being offered for this assignment has served as a planning director in a South Florida Municipality. Clients for which we have provided this service to include Islamorada, Homestead, Cutler Bay, Palmetto Bay, South Miami, Key Biscayne, and North Miami Beach. Our staff understands the role of the Planning Director and can communicate effectively with the City Manager, and when appropriate, the elected officials so that difficult or confusing planning concepts or codes can be broken down and easily understood to formulate the best decisions.

Compliance and Regulatory Review

Any regulatory requirements that the City needs to comply with can be undertaken by Corradino. Serving as planning directors and staff in many municipalities, we are aware of these and track them. Often, we have created checklists for development review processes and other procedures. For the development review process, this helps to streamline the review and approval of projects. We are familiar with the BPAS and affordable housing requirements and currently help Islamorada with those functions.

Financial

Corradino can review all application procedures and the compliance, reporting, and monitoring of the affordable housing fund, similar to the work we are currently doing in Islamorada related to the same issue. We can also assist with a review of the application fees to ensure that they are appropriate to the amount of time and effort for the City to review and process, and not a burden on taxpayers.

Staffing

For Key West, Corradino has six planners and three engineers available. In this section, a brief description of each is made as to their experience. Full resumes are provided below.

It is proposed that Joe Corradino, the firm's President will be the Principal in charge of this effort, and Scarlet Hammons will be the lead planner. Supporting Mr. Corradino and Ms. Hammons will be supported by:

- Kathryn Lyon, AICP
- Edward Ng, AICP
- Mark Alvarez,
- Michelle Lopez,
- Vanessa Spatafora, PE
- Eric Czerniejewski, PE
- Marvin Guillen, EIT

For the development review aspect of this work, if the City has a Cost Recovery Process, where applicants pay for their review services, Corradino typically works off an approved rate schedule and charges the applications hourly. Conversely, it is possible to write an individual work order for individual applications. For City-initiated assignments, an individual work order can be proposed and approved for each, or a general workorder for all manner of assignments can be opened, specifying an amount, the number of hours expected each week and a provision that the amount or the hours won't be exceeded without written authorization. Those details can be worked out prior to initiating services. Corradino is extremely flexible in its manner of engagement.

Staff Biographies



Mr. Joseph M. Corradino, AICP is President of The Corradino Group, Inc. and heads the company's land use and transportation planning operations. Mr. Corradino will serve as the principal in charge of this effort and will be always available to direct assignments, do presentations or complete whatever analysis is needed by the City. Over his 25-year career, he has been an advocate of planning transportation and land use in concert with one another. In doing so, he has focused on working with local governments to create and improve their comprehensive plans, zoning codes and transportation master plans. His work in the field has been successful as he has performed these services for a great number of cities in our region and has developed a unique credibility within the individual communities from the very local perspective. He has served as the planning director for Islamorada, Homestead, Cutler Bay, Key Biscayne, and South Miami. Mr. Corradino has won six awards from the American Planning Association. He previously served as Chairman of the Village of Pinecrest Planning Board, he served 8 years as a city council member and currently serves in his second term as Mayor. He is on the board of directors of the South Florida Regional Planning Councils, on the Miami Dade County Board of Rules and Appeals, and is the President of the Miami Dade County League of Cities. He also served on the Miami-Dade County MPO, Citizens Transportation Advisory Committee, (CTAC), the Development Permitting Advisory Committee, (DPAC). He was the Chairman of the Gold Coast Chapter of the American Planning:



Ms. Scarlet Hammons, AICP CTP will be the primary planner for Key West. She specializes in the analyses of land use issues related to comprehensive plans, zoning, and all aspects of the site planning process. She has recently completed AICP Advanced Certification in Transportation Planning. Her experience also includes preparing zoning regulations, writing comprehensive plans, drafting ordinances, assisting with transportation master plans, and preparing graphics, exhibits and maps. She has managed numerous planning projects for Corradino's municipal and agency clients. She served for three years in the Florida Department of Transportation, District 6 planning division where she was the in-house growth management analyst.



Mrs. Kathryn Lyon, MBA, AICP, CFM with 20 years of zoning, land-use and development planning experience in Miami-Dade and Broward Counties, in both the private and public sectors, Kathryn provides invaluable expertise to navigate the land development process, from site evaluation and due diligence through project completion. As a Planner (AICP), GIS Analyst, Zoning Coordinator, Certified Floodplain Manager (CFM), Project Manager, and Realtor, Kathryn offers government, commercial and residential property owners, and developers a full range of services, at all phases of construction, from planning to completion.



Mr. Edward Ng, AICP is the Technical Vice President for Corradino's Planning Department, with experience in transportation, economic development, transit-oriented development, and land use planning. His work involves demographic analyses, preparation of and updates to comprehensive plans, grant writing, land use code revisions, geospatial planning analyses, GIS mapping, public outreach, and analyses of traffic facilities and operational data. He specializes in interdisciplinary aspects of planning, including transit-oriented development and complete streets. His recent projects involve land use, transportation, and comprehensive planning services with the Miami-Dade Transportation Planning Organization and the municipalities of Doral, Cutler Bay, Key Biscayne, North Miami, North Miami Beach, Hallandale Beach, and many others. Ed is currently the Vice-Chair of the American Planning Association, Gold Coast Section Executive Board, and teaches the AICP exam preparation course for planners in Miami-Dade, Broward, Monroe, and Collier Counties.



Ms. Michelle Lopez, MBA specializes in the analyses of land use issues related to comprehensive plans and long-range planning, land development regulations, real estate development, due diligence, site planning and entitlement reviews. Her experience also includes developing and managing project teams, preparing zoning regulations, drafting ordinances, preparing studies for eminent domain, drafting technical staff memos, and presenting recommendations, assisting with transportation master plans, providing code interpretations for municipal clients, and construction management. Serving as the Planning Division Manager for the Corradino Group, she manages the Division's business operations, staff, Client relationships, and provides technical expertise in the areas of land use, development review, transportation, eminent domain.



Mr. Mark Alvarez is a professional planner with 29 years' experience in transportation planning, land development analysis, infrastructure programming and environmental impact analysis. He brings his experience together to provide holistic approaches for integrated solutions toward sustainable and resilient urban development that is focused on developing socially and economically viable mobility plans that leverage public, business, and government resources together. Toward these ends, he brings significant experience in land use policy planning; land use regulatory analysis toward development outcomes; transit development, policy, and operational analysis; alternative-fuel vehicles; last-mile mobility planning; parking analysis; and capital improvement programming. He is very experienced in public participation processes, having delivered hundreds of presentations for community input, charettes, advisory boards, and elected bodies.



Mr. Eric Czerniejewski, PE, ENV SP has 24 years of experience in transportation engineering design, traffic engineering and transportation planning. Mr. Czerniejewski has experience in transportation projects that include preparation of traffic studies including corridor studies, traffic impact studies, mobility studies and parking utilization and reduction studies. He is also specialized in signalization design, roadway design, managing, designing, and permitting select transportation infrastructure engineering projects; planning and developing civil engineering design documents; and coordinating construction engineering and inspection. Some of his relevant municipal traffic engineering experience included serving as City Traffic Engineer for the City of Weston and City of Pembroke Pines and acting as Town Traffic Engineer for the Town of Surfside. He served as Project Manager for the Miami Dade TPO SMART Plan General Planning Consultant Contract including the South Dade Transitway Study from Pinecrest to Florida City. He served as the Transportation Manager for the City of Fort Lauderdale. Extensive experience in traffic engineering services for Complete Streets corridors including most recently for Las Olas Blvd.



Mrs. Vanessa Spatafora, PE has 11 years of engineering experience. She has performed all facets of roadway design and has extensive experience with Florida Department of Transportation (FDOT) procedures, including plans production, preparation of specifications, maintenance of traffic, and cost estimates. In addition, Mrs. Spatafora has considerable highway, intelligent transportation system, crash data analysis and safety evaluation experience



Mr. Marvin Guillen is a Senior Roadway Design Engineer responsible for the design and production of transportation engineering projects for the Florida Department of Transportation, Miami-Dade County, and other municipalities throughout South Florida. Mr. Guillen has specialized expertise in horizontal and vertical roadway geometry; traffic signing and pavement marking; signalization, lighting, storm drainage design and storm water management; FDOT design, specifications, and construction procedures. His highway designs range from \$23,000 local road improvements to \$40 million Interstate Highway mainline and interchange design and rehabilitation projects. Mr. Guillen has 30 years of experience in highway engineering design and construction, he has been with The Corradino Group for 25 years, where he has designed the horizontal and vertical roadway geometry of more than 100 projects during his tenure in the company.

Staff Rates

The Corradino Group		
Planning Staff, Primary Responsibilities and Rates		
Employee	Primary Responsibilities	Rate
Joseph M. Corradino, AICP	Land Use; Transportation; Public Engagement; Government Relations	\$224.37
Scarlet Hammons, AICP	Land Use, Zoning, Development Review, Affordable Housing	\$200.07
Kathryn Lyon, AICP	Land Use, Zoning, Development Review; GIS	\$202.80
Edward Ng, AICP	Land Use, Zoning, Development Review, Public Policy, Urban Design; GIS	\$200.55
Mark Alvarez	Land Use, Zoning, Transportation, Development Review,	\$208.38
Michelle Lopez	Land Use, Zoning, Development Review	\$202.59
Vanessa Spatafora, PE	Traffic Review	\$160.44
Eric Czerniejewski, PE	Traffic Review	\$318.03
Marvin Guillen	Civil Engineering Review	\$181.08

THE CORRADINO GROUP

YEARS OF EXPERIENCE

27

EDUCATION

1992, MA (Community Planning), University of Cincinnati
1990, BA (Geography), Villanova University

PROFESSIONAL REGISTRATIONS

American Institute of Certified Planners No. 012032

Mayor, Village of Pinecrest, FL (2016 – Present)

Vice Mayor, Council Member Village of Pinecrest, FL (2006-2014)

Miami-Dade MPO, Transportation Planning Council – (2009-2016)

Miami-Dade MPO, Citizens Transportation Advisory Committee, (2004-2006)

Miami-Dade County, Development Permitting Advisory Committee, (2005-2007)

Chairman of the Board, American Planning Association; Gold Coast Section Executive Board (2005-2007)

Chairman of the Board, Board of Dir. Chamber South (2006 - 2016)

Chairman of the Board, Doral Business Council (2005-2007)

Chairman, Planning Board, Pinecrest (2004-2006)

AWARDS

American Planning Association Award for Outstanding Achievement: Transportation Concurrency Management Areas

APA Award for Outstanding Mobility Project: Palmetto Bay Transportation Master Plan

Florida Redevelopment Association Award: Hialeah Transportation

JOSEPH M. CORRADINO, AICP

Land Use; Transportation; Public Engagement; Government Relations



Mr. Corradino is President of The Corradino Group, Inc. and heads the company's land use and transportation planning operations. Over his 27-year career, he has been an advocate of planning transportation and land use in concert with one another. In doing so, he has focused on working with local governments to create and improve their comprehensive plans, zoning codes and transportation master plans. His work in the field has been successful as he has performed these services for nearly every city in Miami-Dade County, and has developed a unique credibility within the individual communities from the very local perspective. Joe Corradino knows well what it takes to be successful in this arena, where local municipalities oversee land use decisions, and larger governments are in charge of transportation because he has been in government, as an appointed and elected official for over 15 years, most currently as Mayor of Pinecrest. Few consultants possess this perspective.

Mr. Corradino has won six awards from the American Planning Association. He previously served as Chairman of the Village of Pinecrest Planning Board and currently serves as Mayor. He also served on the Miami-Dade County MPO, Citizens Transportation Advisory Committee, (CTAC), the Development Permitting Advisory Committee, (DPAC) He was the Chairman of the Gold Coast Chapter of the American Planning Association and has served as planning consultant for municipalities such as Homestead, Cutler Bay, Palmetto Bay, South Miami, Miami, Miami Beach, Aventura, Sunny Isles Beach, Doral, Miami Gardens, Hialeah, and many others.

EXPERIENCE

Evaluation and Appraisal Report Based Amendments to the Comprehensive Plan, City of Key West, FL. Principal-in-Charge. The Corradino Group prepared of the City of Key West's 2013 EAR-based EAR amendments, the first major update of its Comprehensive Plan. Major outcomes include separating Future Land Use and zoning districts, providing for a Building Permit Allocation of 910 units through 2023, establishing a bicycle and pedestrian level of service, and establishing a walking radius standard for parks. The amendments were adopted on schedule and found sufficient.

Development Services Department, City of Homestead, FL. Project Manager Corradino provides professional planning services on an ongoing basis to the City of Homestead. Mr. Corradino oversees the Building Department and Planning/Zoning Department on a consulting basis. He was in charge of administering the City's Comprehensive Plan and Land Development Code. Homestead has been one of the fastest growing cities in America, and Mr. Corradino leads the processing of all their applications for development each year. Homestead is the southern terminus of the US-1 Bus lanes, and critical terminal node in the SMART Plan system.

Homestead General Planning Services, Homestead, FL. The Corradino Group, Inc. was tasked with completing Comprehensive Plan Future Land Use Plan Map amendments, the rezoning of city-owned properties in downtown Homestead and amending the zoning code to allow for public and retail/entertainment facilities.

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Comprehensive Plan, Zoning Code. Town of Cutler Bay, FL. Principal-in-Charge. Cutler Bay is the central node on the South Corridor, located at the junction of the Transitway, US-1 and Florida's Turnpike. This critical location provides access for people from South Dade who wish to get to Downtown or Doral. Corradino serves as the Town's General Consultant assisting with transportation, planning and civil engineering projects. As part of this GES contract, Corradino produced the Transportation Master Plan and completed traffic calming analyses. Corradino led the effort to write the Town's Comprehensive Plan, which led to a significant intensification and diversification of the land uses in the Southland Mall area. This activity is critical in providing the land use intensity required to support mass transit. Corradino also produced the Town's Land Development Regulations, provided cost estimates and scopes of services for major roadway reconstruction and paving, written grants, assisted with the development of Green policies and code regulations, evaluated economic development initiatives, structured aspects of the Capital Improvements Element, evaluated environmental characteristics of the community, acted as a liaison between the Town and Miami-Dade County Public Works, FDOT and the MPO, conducted public engagement and developed civil engineering and drainage plans.

Palmetto Bay Professional Services: Traffic Engineering, Urban Planning and General A/E Services, Village of Palmetto Bay, FL. Principal-in-Charge. Corradino provides the City with the following services: general urban planning to include, but not limited to: comprehensive planning, land development regulation, charrettes, neighborhood plans, and code enforcement regulations; general traffic engineering services, to include, but not limited to: traffic counts and reports; traffic planning and surveys, and comprehensive traffic analysis, safety analysis, parking studies, traffic intrusion studies, and neighborhood traffic management. General architectural and engineering services to include but not limited to: building renovations and/or alterations; facility design, and specifications; space planning, cost estimating, construction inspection/construction management; landscape design, and park facility master planning.

Transportation Master Plan, General Planning and Engineering Services, City of Doral, FL. Principal-in-Charge/Project Manager. The Corradino Group developed the City's first transportation master plan; reviewed developments moving through the public hearing process; reviewed applicants' traffic impact analysis; planned, implemented and managed one of the most successful municipal circulator systems; and provided in-house staff assistance in day-to-day planning and engineering functions. Tasks also include general traffic engineering services, traffic data execution, field observations, roadway capacity/level-of-service (LOS) analyses, traffic surveys, road safety analyses, parking and site plan studies/reviews, and review of traffic impact analyses of proposed land developments.

Miami-Dade County TPO SMART Plan/North Corridor. Project Manager. On April 21, 2016, the Miami-Dade TPO Governing Board passed the Strategic Miami Area Rapid Transit (SMART) Plan recognizing the community's long-standing desire to advance a program of rapid transit and supporting projects to address the mobility needs throughout Miami-Dade County. The six SMART Corridors are North Corridor (NW 27th Avenue); South Dade TransitWay; Tri-Rail Coastal Link (Northeast/FEC Corridor); East-West Corridor (SR-836); Kendall Corridor, and Beach Corridor.

Rockford Comprehensive Transit Study & Analysis, Rockford, IL. Project Manager. The Rockford, IL Comprehensive Transit Analysis was a data-intensive study. Within a few weeks of the notice to proceed, Corradino mobilized a survey effort to collect boarding and alighting data for weekday, evening, Saturday and Sunday routes. In addition, passenger intercept surveys were conducted on all routes. In the fall of 2011, initial routing recommendations were implemented for an expansion service to Belvidere, an adjacent community. The public involvement process included two rounds of public meetings and interviews of key stakeholders and decision makers. The product of the analysis was a set of three operating scenarios based on various projected funding levels and system goals. Recommendations included integration of Rockford's new East Side Transfer Center into this radially oriented system.

North Miami Express, North Miami, FL. Principal-in-Charge. Corradino is evaluating the current 4-route NOME express system in North Miami, FL. Analysis includes the potential rerouting and refining of the circulator system, new technology and its applicability for transit management, investigating connections with Miami-Dade Transit, and the circulators in North Miami Beach, Bal Harbour/Sunrise/Bay Harbor Islands and Miami Shores. This project will evaluate the financial structure and projected demands for the circulator and its continuous funding.

Sarasota Transportation Concurrency Management Area, City of Sarasota, FL. Project Manager. The Newtown Comprehensive Redevelopment Plan adopted by the City on October 2002, seeks to revitalize a well-defined urban area through focused regulatory and policy strategies that promote economic redevelopment. The transportation strategy the City of Sarasota desired to promote their redevelopment with is the designation of the area as a TCMA. Corradino was hired to develop such development.

THE CORRADINO GROUP

YEARS OF EXPERIENCE
23

EDUCATION

University of California, San Diego,
BA Urban Studies and Planning
(June 1995)

PROFESSIONAL AFFILIATIONS

Chair, Technical Coordinating
Committee, Broward
Metropolitan Planning
Organization (2014 to 2016)
Chair, Planning and Zoning Board,
Surfside, Florida (2010 to
2011)
Airport Leadership Development
(class of 2014)
Member, American Association of
Airport Executives (2013 to
Present)
Member, American Planning
Association (1995 to Present)
Chair, Gold Coast Section, APA
Florida (2008 to 2011)
Gold Coast Representative, APA
Florida Legislative Policy
Committee (2010 to 2011)
Member, Urban Land Institute,
Miami Young Leaders Steering
Committee (2011 to 2013)
Chair, APA Florida Annual
Conference Committee, Miami
(2008)

PROFESSIONAL CERTIFICATIONS

American Institute of Certified
Planners
Certificate in Community Real
Estate Development, University
of South Florida
Supervisor Apprenticeship course,
Broward County

SCARLET R. HAMMONS, AICP CTP

Land Use, Zoning, Development Review, Affordable
Housing



Ms. Hammons specializes in the analyses of land use issues related to comprehensive plans, zoning, and all aspects of the site planning process. She has recently completed AICP Advanced Certification in Transportation Planning. Her experience also includes preparing zoning regulations, writing comprehensive plans, drafting ordinances, assisting with transportation master plans and preparing graphics, exhibits and maps. She has managed numerous planning projects for Corradino's municipal and agency clients. She served for three years in the Florida Department of Transportation, District 6 planning division where she was the in-house growth management analyst

EXPERIENCE

Evaluation and Appraisal Report Based Amendments to the Comprehensive Plan, City of Key West, FL. The Corradino Group prepared of the City of Key West's 2013 EAR-based EAR amendments, the first major update of its Comprehensive Plan. Major outcomes include separating Future Land Use and zoning districts, providing for a Building Permit Allocation of 910 units through 2023, establishing a bicycle and pedestrian level of service, and establishing a walking radius standard for parks. The amendments were adopted on schedule and found sufficient.

Evaluation and Appraisal Report (EAR) based amendments, Village of Islamorada, FL. *Project Manager* for the Comprehensive Plan Amendments. Ms. Hammons was available to assist the Village during recovery period following Hurricane Irma, essentially getting the Planning Department back on its feet. As part of that assistance, Corradino revised the Comprehensive Plan amendments to address the three objections from the DEO review in March 2017. To ensure the amendments would address the three objections, Corradino worked closely with planners at DEO as well as the South Florida Regional Planning Council. This approach proved to be successful, as the adopted amendments were approved by DEO with no further comments.

Comprehensive Plan Update, City of Ft. Lauderdale, FL. *Assistant Project Manager.* The City of Ft. Lauderdale is revising the existing Comprehensive Plan under 6 platforms: Infrastructure, Public Places, Neighborhood Enhancement, Business Development, Public Safety and Internal Support Platform. The Comprehensive Plan will be written with conciseness in mind, and will be a visual document where applicable, with the end of creating a highly accessible document that can be easily read by citizens, businesses, policymakers and staff.

Building, Zoning and Planning Department, Key Biscayne, FL. *Assistant Project Manager.* Corradino provides professional planning services on an ongoing basis to the Village of Key Biscayne. Ms. Hammons provides Assistant Director services to the Building, Zoning and Planning Department on a consulting basis. She is in charge of administering the Village's Comprehensive Plan and Land Development Code and providing assistance to the public on planning related matters.

City of Homestead General Planning Services, Miami-Dade County, FL. *Senior Planner.* In 2014, Corradino was tasked with completing the Comprehensive Plan Future Land Use Plan Map amendments, rezoning of City-owned properties in Downtown

THE CORRADINO GROUP

Homestead, and amending the zoning code to allow for certain public and retail/entertainment facilities. Corradino's planners review all applications, including site plans, variances, certificates of use, special exceptions, planned unit developments and traffic impact analyses. In addition, Corradino handles special projects including annexation analyses, zoning code chapter revisions, a public art master plan, comprehensive plan amendments, and zoning and land use map changes.

Town of Cutler Bay, Comprehensive Plan

Project Manager. Corradino led the effort to write the Town's Comprehensive Plan, which led to a significant intensification and diversification of the land uses in the Southland Mall area. This activity is critical in providing the land use intensity required to support mass transit.

EAR Based Amendments to the Comprehensive Plan, Village of El Portal, FL

Project Manager. Corradino served as the Village's General Consultant assisting with transportation, planning and civil engineering projects. Corradino produced the Village's first major update to the Comprehensive Plan to incorporate EAR-Based Amendments.

EAR Based Amendments to the Comprehensive Plan, Village of Virginia Gardens, FL

Project Manager. Corradino is reviewing major issues as part of the EAR update by conducting analysis of future development, transportation, land use, and urban design.

City of Homestead, Water Supply Facilities Work Plan

Project Manager. Corradino updated the City's Water Supply plan based on new water usage data and projections. As part of this analysis, specific amendments to the City's Comprehensive Plan were recommended.

City of Miami Beach, Water Supply Facilities Work Plan

Project Manager. Corradino updated the City's Water Supply plan based on new water usage data and projections. As part of this analysis, specific amendments to the City's Comprehensive Plan were recommended.

City of Deltona, EAR Based Amendments to the Comprehensive Plan

Project Manager. Review of major issues as part of EAR update in an existing suburban community facing transportation and redevelopment issues. Conducting analysis of future development, transportation, land use, and urban design. Provided support in provision of all statutorily required maps for the EAR.

Land Development Regulations, Town of Cutler Bay, FL

Project Manager. Corradino served as the Town's General Consultant assisting with transportation, planning and civil engineering projects. Corradino produced the Town's first Land Development Regulations.

Unified Bicycle and Pedestrian Master Plan, City of Aventura, FL. *Project Manager.* The Northeastern part of the county is one of its most-congested areas. The regional roads carry heavy traffic, which is often not highly directional. Aventura realized years ago that it needed to impact the way people moved within the community by providing bicycle, pedestrian and transit infrastructure within these rights-of-way. This effort focuses on this multimodal approach and polishing an already well-functioning system.

Transportation Master Plan Update, City of Doral, FL. *Assistant Project Manager.* A set of over 50 projects were developed to address the City's continued multi-modal transportation system and advocate for funding of them.

Circulator Route Operational Analysis, City of North Miami, FL. *Assistant Project Manager.* This work entails reviewing the system's routes, headways, management and operations. A passenger survey was conducted to understand not only the stop-by-stop performance of the system, but its ridership preferences. From that data, an analysis is being performed to modify the routes and provide services and amenities more closely aligned with rider's needs.

Concurrency Review Consultant, Cost Recovery, North Miami Beach, FL

Project Planner. Corradino reviews the development application data and usage for each concurrency category and compares that against the remaining capacity. Capacity surpluses or deficits are identified and a concurrency report is issued.

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YEARS OF EXPERIENCE

20

EDUCATION

BA (Geography),
University of Florida,
June 2000
MSA (Environmental
Management), Florida
Atlantic University, August
2004

PROFESSIONAL REGISTRATIONS

American Institute of
Certified Planners No.
026921
Certified Floodplain Manager
Florida Licensed Real Estate
Agent License No. SL3265451

AWARDS

NACO Achievement Award
Winner GIS in Transportation
Planning
GIS Expo display: 3rd Place
FHWA Environmental
Excellence
Award
American Planning
Association- Member
Florida Planning and
Zoning Association-
Member
2018 FPZA Sustainability
Award- Green Master Plan

KATHRYN R. LYON, MBA, AICP, CFM, REALTOR
Land Use, Zoning, Development Review; GIS



With 20 years of zoning, land-use and development planning experience in Miami-Dade and Broward Counties, in both the private and public sectors, Kathryn provides invaluable expertise to navigate the land development process, from site evaluation and due diligence through project completion. As a Planner (AICP), GIS Analyst, Zoning Coordinator, Certified Floodplain Manager (CFM), Project Manager, and Realtor, Kathryn offers government, commercial and residential property owners, and developers a full range of services, at all phases of construction, from planning to completion. She also currently serves as an adjunct faculty member at Florida International University.

EXPERIENCE

Village of Key Biscayne, Evaluation and Appraisal Report (EAR), Key Biscayne, FL. Senior Planner. Evaluation and Appraisal Report, periodic analysis of goals, objectives and policies of municipality comprehensive plan required by state law.

Islamorada, Village of Islands, Evaluation and Appraisal Report (EAR), Islamorada, FL. Senior Planner. Evaluation and Appraisal Report, periodic analysis of goals, objectives and policies of municipality comprehensive plan required by state law.

Town of Miami Lakes Mobility Fee, Miami Lakes, FL. Senior Planner. Assisted in the development of the Miami Lakes Mobility Fee to support level of service standards. Perform demographic analysis, changes in growth rates, trip generation rates, and land use changes

North Miami Beach Parking Study, North Miami Beach, FL. Project Manager. This project is an analysis of the existing parking conditions in the City and provides recommendations to implement a paid parking system.

North Miami Beach Affordable Housing Study, North Miami Beach, FL. Project Manager. This project is an Affordable Housing needs assessment to propose recommendations and justifications for amendments to the City's Comprehensive Plan and Land Development Regulations (LDR's)

General Planning Services (Homestead, Cutler Bay, Palmetto Bay, North Miami Beach, Islamorada, Key Biscayne, West Park, Hallandale Beach), Senior Planner. Kathryn serves as an in-house planner and handles special projects including Evaluation and Appraisal Reports, zoning code chapter revisions, comprehensive plan amendments, and zoning and land use map changes, site plan reviews, variance, plat and development application reviews, and GIS Services

Water Supply Facilities Plan Update (South Miami, Virginia Gardens, Islamorada, North Miami Beach, Homestead, Key Biscayne, Miami Gardens, Palmetto Bay, Miami Shores). Project Manager. This project addresses the water supply needs of the municipalities and preparing recommendations for level of service standards and edits to Comprehensive Plan Goals, Objectives, and Policies

Miami-Dade County, Kendall Parkway Analysis, Miami, FL. Senior Project Manager. Planning Analysis for Phase 3 and 4 of the proposed Kendall Parkway project in western Miami-Dade County to include review of demographics and environmental restrictions

Pedestrian and Bicycle Enhancement Study, Lauderdale-by-the-Sea, FL. Project Manager. Ms. Lyon prepared the study that reviewed existing bicycle and pedestrian needs in the Town of Lauderdale-by-the-Sea, as well as provided recommendations

ENGINEERS PLANNERS PROGRAM MANAGERS ENVIRONMENTAL SCIENTISTS

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Transportation Master Plan Update, Cutler Bay, FL. Project Manager. Development of the update to the transportation master plan to provide appropriate recommendations for adequate provisions to transportation facilities. Identify and multi-modal transportation enhancements.

City of St. Cloud Transportation Element of the Comprehensive Plan, St. Cloud, FL. Senior Planner. Study the multimodal needs for the City while identifying transportation enhancements to improve connectivity and overall function of the transportation network.

City of St. Cloud Transportation Master Plan, St. Cloud, FL. Senior Planner. Development of the transportation master plan to provide appropriate recommendations for adequate provisions to transportation facilities. Identify and multi-modal transportation enhancements.

Community Development Department, Planning and Zoning Division, Town of Cutler Bay, FL. Planning & Zoning Director. Oversaw complex technical work and created the Comprehensive Growth Management Plan, Land Use Regulations, and other codes related to land use. Supervised department staff and managed professional planning consultants.

Broward County MPO/Transportation Planning Division, Fort Lauderdale, FL. Information Systems Analyst I. (GIS, Map Publication, Long Range Transportation Planning.) Assisted in the development of the Long-Range Transportation Plan (LRTP) using computerized travel forecast models as well as Geographic Information Systems. Maintained Broward County streets layers, turning movement counts, and traffic counts using GIS.

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YEARS OF EXPERIENCE
10

EDUCATION

Master of Public Policy,
University of Southern
California, Los Angeles, CA,
2012

Master of Planning-
(Concentration in Economic
Development), University of
Southern California, Los
Angeles, CA, 2012

BA (Planning and Public Policy,
Minor in Economics), Rutgers
University, New Brunswick,
NJ, 2008 (High Honors)

GRADUATE CERTIFICATES:

Housing and Community
Development (Rutgers, 2008)

Real Estate Development
(Rutgers, 2011)

Homeland Security and Public
Policy (USC, 2012)

Public Management (USC,
2012)

Professional Registrations
American Institute of Certified
Planners No. 28927

American Planning Association
(APA) No. 248674

APA Florida Executive
Committee Member -

November 2017 - Present

APA Gold Coast Section -
Chair (Current); Vice-Chair,

Professional Development
Officer, Young Planners

Group Ambassador
(Previous)

AWARDS

Robert Biller Award for Best
Performance in the MPP
Practicum (05/11)

Outstanding Graduate Student
Leader Award (04/12)

SPPD Academic Capstone
Achievement Award (05/11)

LGBT Service Award, USC
(04/11)

EDWARD NG, MPP, MPL, AICP

Land Use, Zoning, Development Review, Public Policy,
Urban Design; GIS



Mr. Edward Ng, AICP is the Technical Vice President for Corradino's Planning Department, with experience in transportation, economic development, transit-oriented development, and land use planning. His work involves demographic analyses, preparation of and updates to comprehensive plans, grant writing, land use code revisions, geospatial planning analyses, GIS mapping, public outreach, and analyses of traffic facilities and operational data. He specializes in interdisciplinary aspects of planning including transit-oriented development and complete streets. His recent projects involve land use, transportation, and comprehensive planning services with the Miami-Dade Transportation Planning Organization and the municipalities of Doral, Cutler Bay, Key Biscayne, North Miami, North Miami Beach, Hallandale Beach, and many others. Eddie is currently the Immediate Chair of the American Planning Association, Gold Coast Section Executive Board, and teaches the AICP exam preparation course for planners in Miami-Dade, Broward, Monroe, and Collier Counties.

EXPERIENCE

Gainesville 2045 Long Range Transportation Plan. *Project Manager.* Update to the Gainesville Metropolitan Transportation Planning Organization's 2045 Long-Range Transportation Plan. This plan will take a Complete Network/Complete Streets approach, with modeling and financial analysis to provide a prioritized list of transportation infrastructure projects for Gainesville.

City of Hallandale Beach Transit Mobility Plan. *Project Manager.* This project evaluated the City's prior Transportation Master Plan, with updates to local LOS determinations, intersection analyses, and planning for transit, pedestrian, and bicycle facilities. The analysis particularly focused on creating a new primary and secondary bicycle infrastructure grid, incorporated basis of design reports and local district planning, and included recommendations for new roadways transit system development.

Transportation Master Plan Update, City of Doral, FL. *Project Manager.* This project evaluated the City's 2010 Transportation Master Plan, with updates to local LOS determinations, intersection analyses, truck routing, and planning for transit, pedestrian, and bicycle facilities. The analysis also included reviewing the City's impact fees and a finalized project list that was incorporated into the City's Capital improvements Program.

Evaluation and Appraisal Report (EAR) update, City of Fort Lauderdale, FL. *Project Manager/Lead Planner.* Lead planner for review of major issues as part of EAR update. Conducted analysis of economic conditions and development, transportation, land use, and urban design. Provided support in provision of all statutorily required maps for the EAR. Current project manager for the updates to the Data and Analysis (Volume II) of the report.

City of Fort Lauderdale Comprehensive Plan. *Project Manager.* This project will completely revise and replace the existing comprehensive plan, and introduce new elements such as Climate Change, Urban Design, and Economic Development, and build upon public school facilities by expanding the scope of policies in an Education Element geared for all ages. Conducting analysis of economic conditions and development, transportation, land use, and urban design.

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CLARK, NORTON & ASSOCIATES, P.C.

AWARDS

President, Rutgers College
Alumni Class of 2008 (05/08 –
05/13)

Departmental High Honors,
Edward J. Bloustein School of
Planning and Public Policy,
Rutgers; Dean's List (Spr 06 –
Spr 08)

Virginia Gardens EAR, Virginia Gardens, FL. Project Manager. This report evaluated the Village's comprehensive plans and goals to provide a determination of sufficiency in meeting state statutory requirements. The Evaluation and Appraisal Report determined the need to amend the local Comprehensive Plan to fulfill state law mandates and update the planning horizon to 10 years.

Oakland Park Culinary Arts District Mobility Plan, Oakland Park, FL. Project Manager. District mobility and multimodal transportation planning for the Culinary Arts district in Oakland Park's CRA. Plan included the redevelopment of Main Street (12th Avenue) to include a new trolley and potential pedestrian corridor, as well as revisions to current District Design guidelines and recommendations for DUMD regulations. As part of this study, a district parking analysis was also conducted.

Comprehensive Plan Amendments – Climate Change Element, Cutler Bay, FL. Planner. This comprehensive Plan includes a climate change element to deal with future sea level rise projects. Analysis was used to create policies related to high- and low-priority sea level rises.

Miami-Dade TPO First-Mile/Last-Mile Mobility Study. This study evaluated the state of First Mile/Last Mile (FLM) mobility strategies and infrastructure nationwide. Beyond reviewing best practices for transference to the Miami-Dade area, the study explored basic urban travel demand assumptions, infrastructure characteristics and mobility delivery models to develop a basis for a ground-up understanding of how and when to implement different FLM strategies based on development contexts and primary corridor transit characteristics.

Town of Miami Lakes NW 59th Avenue Bridge Extension. Project Manager. This study is an evaluation of a new bridge's traffic impact on regional and local traffic via travel demand modeling. The proposed bridge, on NW 59th Avenue, is a missing link on a local collector roadway. The study determined that, based on modeling results, the system would have a net benefit from the building of the bridge.

City of Miami Beach NoBe Ocean Terrace Neighborhood Urban Design Plan. Prime Consultant/Project Manager. This study builds upon the City's prior visioning for the North Beach area of Miami Beach. Specifically, this plan focuses on an urban design plan for the Ocean Terrace neighborhood, which is located adjacent to the North Beach Town Center neighborhood as envisioned in the City's NoBe Master Plan.

City of North Miami Beach City Building ADA Master Plan. QA/QC Officer. This project consisted of a review of existing city owned building and adopted policies and regulations in regard to the Americans with Disability Act. 5 of 15 facilities were deemed to be insufficient in meeting local needs. The resulting report indicated deficiencies within the Town and provided an action plan to eliminate ADA deficiencies in the next several years.

Miami-Dade County TPO SMART Plan/North Corridor. Assistant Project Manager/Senior Planner. On April 21, 2016, the Miami-Dade TPO Governing Board passed the Strategic Miami Area Rapid Transit (SMART) Plan recognizing the community's long-standing desire to advance a program of rapid transit and supporting projects to address the mobility needs throughout Miami-Dade County. The six SMART Corridors are: North Corridor (NW 27th Avenue); South Dade TransitWay; Tri-Rail Coastal Link (Northeast/FEC Corridor); East-West Corridor (SR-836); Kendall Corridor; and Beach Corridor.

Town of Cutler Bay Complete Streets Corridor Analysis, Cutler Bay, FL. Project Manager. This study developed guidance through the development of street specific cross sections to implement Complete Streets for four corridors in Cutler Bay (NW 87th Avenue, Martin Road, Gulfstream Road, and Franjo Road), based on the Town's roadways characteristics, current conditions and pedestrian, bicycle and transit facilities. Additionally, policies related to implementation are being reviewed to provide recommendations for changes to the local code of ordinances.

Unified Bicycle/Pedestrian Master Plan, Aventura, FL. QA/QC Officer. This project involved reviewing existing bicycle and pedestrian planning needs in the City of Aventura, FL. Responsible for developing the final project list and for overall QA/QC of the technical aspects of the report.

ENGINEERS PLANNERS PROGRAM MANAGERS ENVIRONMENTAL SCIENTISTS

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YEARS OF EXPERIENCE
28

EDUCATION

MS, Civil Engineering
The Ohio State University 1992

Master of City & Regional Planning,
Ohio State University 1992

BS, Operations Management
The Ohio State University 1988

CERTIFICATIONS

Commercial Real Estate Analysis
Massachusetts Institute of Technology
School of Architecture & Planning, 2020

Commercial Real Estate,
Miami Association of Realtors 2016,

Licensed Realtor, State of Florida
Lic. #3297667, 2014-2020

Professionalism & Ethics for Lobbyists
Florida International University
2010-2018

American Institute of Certified
Planners #086841, 1996

Dispute Resolution Program
Florida Conflict Resolution Consortium
Florida State University, 1993

Pedestrian & ADA Safety Program
Florida Dept. of Transportation 1992

BOARD APPOINTMENTS

Southeast Florida Clean Cities
Coalition, 2014-2017

City of Miami Selection Committee,
Miami Midtown Trolley Plan, 2004

Miami Upper East Side Development
Council, Boulevard Oversight
Committee, 2004

City of Miami Beach Traffic Calming
Committee, Chairperson, 1999

City of Miami Beach Transportation
and Parking Committee, 1998-99

Fort Lauderdale Airport Runway
Expansion Technical Advisory
Committee, 1999-2000

MARK ALVAREZ

Land Use, Zoning, Transportation, Development
Review



Mark specializes in integrating land development, transportation planning, and infrastructure programming to provide holistic approaches for workable and sustainable solutions. He brings experience in land use policy planning; land use regulatory analysis; rewriting zoning codes; neighborhood and environmental impact; first-last mile planning, transit policy and operational analysis; alternative-fuel vehicles; and capital improvement programming. His experience in public engagement includes hundreds of presentations for community input, charrettes, advisory boards, and elected bodies. He has worked as a private consultant, with government agencies, and with university research centers

REDEVELOPMENT AND LAND USE

Interim Planning & Zoning Director, Palmetto Bay, Florida as Planning and Zoning Director, negotiate through from pre-submittal meetings to final approval or Council recommendations, all development and redevelopment projects. Continue to liaison between developer, community, administration and Council regarding two 80-acre waterfront developments.

Downtown Zoning District Code Rewrite, Palmetto Bay, Florida Working with community, developers, elected officials and administration, rewrote Downtown Zoning District code to balance community needs, development markets and charrette-defined vision, and provide more tractable expectations to result in greater certainty for all stakeholders

Paseo de la Riviera Coral Gables Florida peer review of Transit Oriented Development (TOD) proposed for the Metrorail University Station regarding transit-supportive efficacy, neighborhood compatibility, consistency with the City's Comprehensive Plan and zoning code; and community visioning.

Pinecrest Parkway Vision Plan developed plan for future redevelopment of a 3-mile linear commercial district to increase commercial viability, improve multimodalism and reposition gateway areas for lifestyles retail, while improving buffering and compatibility to abutting single-family neighborhoods, focusing on zoning, design, transportation, access, delivery, bicycle/pedestrian networks, and parking toward redevelopment policies.

Racine Downtown Economic Development Plan Economic development plan prepared for the Racine Economic Development Corporation. Worked with public in charrette and with major stakeholders to expand downtown business, incentivize estate growth and increase pedestrian retail traffic through mechanisms of transit improvements, streetscape enhancements, shared parking and major investor interest in catalyst development projects.

Goulds Community Redevelopment Area (CRA) Finding of Necessity Existing conditions, land use analysis and transportation analysis to identify contributing factors for economic contraction and community blight. Focus was on blighted conditions and transportation access in this primarily residential area. The Goulds CRA was established

West Perrine CRA Finding of Necessity Existing conditions, land use analysis and transportation analysis to identify contributing factors for economic contraction and community blight. Focus was on security, safety, transportation access, and transit access in this mixed employment and residential area. The West Perrine CRA was established.

ENGINEERS PLANNERS PROGRAM MANAGERS ENVIRONMENTAL SCIENTISTS

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NATIONAL PRESENTATIONS

Answering First and Last Mile Challenges with Microtransit.
RailVolution North American Conf.
Pittsburgh, PA 2018

Using Ridecheck and Survey Results to Formulate Operational Recommendations.

American Public Transportation Association (APTA)
North American Conference
Minneapolis, MN 2005

Intermodal Trends in the Miami Urbanized Area; Changes Over a Decade and Emerging Trends.
American Public Transportation Association (APTA)
North American Conference
Vancouver, BC Canada 2004

Miami-Metro Zoo CRA Finding of Necessity Existing conditions, land use analysis and transportation analysis to identify contributing factors for economic underperformance of the Miami Metrozoo. Focus was on, transportation access and land use in a large underdeveloped area that is largely well assembled.

North Dade / Biscayne Boulevard CRA Finding of Necessity Existing conditions, land use analysis and transportation analysis to identify contributing factors for economic underperformance of a large former trailer park. Focus was on crime, transportation access and land use in a large underdeveloped area that is well assembled.

Sunny Isles Beach Boulevard Redevelopment Plan Developed a new streetscape configuration and operational plan to address redevelopment in the center of a bifurcated arterial roadway between an grade-separated intersection and an intercoastal waterway bridge to stimulate redevelopment, improve the pedestrian network, create access for community transit, and solve retail access and parking issues. The plan was implemented.

Tacoma Market Study Two alternative alignments for the proposed Tacoma Link Light Rail were analyzed to determine downtown impacts to the downtown district businesses, transportation network, and the Foss Waterway Redevelopment Area. Guidance and advice were provided to the City of Tacoma based on technical analysis and multi-jurisdictional coordination with: the City's Planning and Public Works departments, the Thea Foss Waterway Redevelopment Authority, State of Washington DOT, Pierce County Transit, Sound Transit commuter rail, and the University of Washington Tacoma Campus expansions. Tacoma Link Light Rail is operational on the recommended alignment.

Omni / Overtown Park West CRA Plan Update: updated the CRA plan and address changes in development cycles, new permitted projects, uneven development patterns, the Miami Performing Arts Center and the development pipeline through interviews with stakeholders. Restructured the capital improvement plans to support redevelopment.

Fort Walton Beach CRA Plan Update Transportation, parking, infrastructure, land use analysis, and environmental analysis toward the formulation of CRA plan update and identification of high-value site developments to catalyze redevelopment. The plan and process identified State roadway improvements to redirect traffic in the downtown area, shift retail small-scale retail to an adjacent pedestrian street, and resulted in the citing of the Okaloosa County government center annex as a catalyst project in the new downtown area.

CAPITAL IMPROVEMENT PLANNING

City of Miami Beach General Obligation Bonds As a consultant to the City of Miami Beach, led a team of City staff in the departments of: Planning, Public Works, Parks and Recreation, Buildings, Finance, Budgeting and Public Relations, under supervision from the City Manager's office to perform an exhaustive public involvement campaign to program and prioritize capital improvements to be included in \$57-million street-scape, a \$27-million parks and \$8-million fire safety GO bonds. Approximately 60 meetings were led from August to October 1999. All three GO bonds succeeded ballot questions and were approved.

TRANSPORTATION AND PARKING IMPACTS OF DEVELOPMENT

Coconut Grove BID Traffic Improvements Provided peer review of traffic, pedestrian, transit and parking improvement plans for the Coconut Grove Business Improvement District to assure a balance between traffic throughput, pedestrian safety, bicycle safety, parking and maintaining a downtown environment.

Miami Downtown Development of Regional Impact (DRI), Increment III 2016 Performed technical and policy review for the South Florida Regional Planning Council. Review including traffic capacity and operational analysis methodologies, transit data review, and policy implications for the person trip methodology, transit mode share assumptions, and implications for area-wide development.

Miami-Dade TPO First-Mile/Last-Mile Mobility Study. This study evaluated the state of First Mile/Last Mile (FLM) mobility strategies and infrastructure nationwide. Beyond reviewing best practices for transference to the Miami-Dade area, the study explored basic urban travel demand assumptions, infrastructure characteristics and mobility delivery models to develop a basis for a ground-up understanding of how and when to implement different FLM strategies based on development contexts and primary corridor transit characteristics.

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YEARS OF EXPERIENCE

11

EDUCATION

Bachelor's Degree (Public Administration, Minor in Political Science and Certificate in Public Policy), Florida International University, 2011
MBA (Business Administration), Florida International University, 2014

PROFESSIONAL AFFILIATIONS

Member, American Planning Association
Chair, Miami-Dade County Public Schools Community Traffic Safety Team, 2016 - Present
Member, Miami-Dade MPO Transportation Planning Council, 2016 - Present
Member, Miami-Dade MPO Transportation Planning Technical Advisory Committee, 2016 - Present
Member, Miami-Dade MPO Transportation Improvement Plan, 2016 - Present
Member, Miami-Dade MPO Long Range Transportation Plan, 2016- Present
Member, Miami-Dade MPO Municipal Grants Committee, 2017

PROFESSIONAL CERTIFICATIONS

Real Estate Sales Associate, Florida, No. SL3143948, 2005-Present

MICHELLE M. LOPEZ, MBA

Land Use, Zoning, Development Review



Ms. Lopez specializes in the analyses of land use issues related to comprehensive plans and long-range planning, land development regulations, real estate development, due diligence site planning and entitlement reviews. Her experience also includes developing and managing project teams, preparing zoning regulations, drafting ordinances, preparing studies for eminent domain, drafting technical staff memos and presenting recommendations, assisting with transportation master plans, providing code interpretations for municipal clients, and construction management. Serving as the Planning Division Manager for the Corradino Group, she manages the Divisions business operations, staff, Client relationships, and provides technical expertise in the areas of land use, development review, transportation, eminent domain.

EXPERIENCE

General Planning Consultant, Deputy Director, Development Services Department, City of Homestead, FL. Project Manager. Corradino is tasked with the overall administration, management, operations and problem solving of the Development Services Department and its Divisions, including Planning and Zoning, Building Safety, and Business Licensing. Ms Lopez provides leadership and technical expertise as it relates to the City's Comprehensive Plan, land development regulations, development and entitlements review, long range planning, and the preparation and presentation of staff reports and agenda items. She is responsible for assigning and reviewing work of departmental personnel and consultants, as well as administering to special projects and issues. She coordinates work activities of multiple City Departments and Divisions, and provides agency coordination for intergovernmental planning activities. She also prepares and monitors the Departments annual budget, allocation of funds, and capital improvement program.

Eminent Domain Analyses (Various Clients). Project Manager. Manages and reviews the preparation of various needs analysis for eminent domain based on alternatives, comparing land use and zoning, cost, safety and environmental considerations for the City of Homestead and Weiss Serota Helfman Cole & Beirman, P.L.

Transportation Consultant, Miami-Dade County Public Schools, Miami, FL. Project Manager. Corradino serves as the liaison between Miami-Dade County Public Schools (MDCPS) and the Miami-Dade Metropolitan Planning Organization (MPO), and provides representation on the MPO's committees. Ms. Lopez provides technical analysis of transportation projects and initiatives throughout Miami-Dade County for impacts to the School District and its 439 facilities. She coordinates efforts between MDCPS, Florida Department of Transportation, Miami-Dade County, and incorporated Municipalities for maintenance of traffic required for projects adjacent to MDCPS facilities. She also prepares agenda items for School Board consideration and endorsement.

Interim Planning Director, Village of Palmetto Bay, FL. Project Manager. Corradino is tasked with the overall planning, administration, management, operations and problem solving of the Planning & Zoning Division. Ms. Lopez performs professional and managerial oversight of the Division requiring advanced knowledge of development and entitlements review, long range planning, and the preparation and presentation of technical staff reports and Council agenda items. She is responsible for assigning and reviewing work of departmental personnel and consultants, as well as administering to special projects and issues. She coordinates work activities of multiple Village Departments and Divisions, and provides agency coordination for intergovernmental planning activities, and provides support on Village initiated projects.

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City of Homestead, FL. Zoning Administrator. Reviewed applications for entitlement, including site plan, variances, special exception permits, land use and zoning changes; enforced the City's land development code and comprehensive plan; and evaluated projects for community impact and feasibility. Prepared and presented staff reports to the Development Review Committee (DRC), Planning and Zoning Board, and City Council. Reviewed building permit applications for compliance with zoning, landscaping, and sign codes, comprehensive plan, and adopted ordinances and resolutions. Made recommendations for updating the land development code and comprehensive plan.

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YEARS OF EXPERIENCE

11

EDUCATION

BS (Civil Engineering),
University of Florida, 2009

REGISTRATION

Professional Engineer,
Florida, No. 77741, 2014

VANESSA SPATAFORA, PE

Traffic Review



Mrs. Spatafora has 11 years of engineering experience. She has performed all facets of roadway design and has extensive experience with Florida Department of Transportation (FDOT) procedures including plans production, preparation of specifications, maintenance of traffic, and cost estimates. In addition, Mrs. Spatafora has considerable highway, intelligent transportation system, crash data analysis and safety evaluation experience.

EXPERIENCE

- Perform Project Development and Environment Studies (PD&E)
- Analyze and develop alignment alternatives for complex highway improvements projects including typical sections, conceptual plan layouts, maps, drawings, right of way maps and other graphical material.
- Analyze various typical section alternatives for proposed facilities.
- Generate project cost estimates including engineering cost, construction cost, right of way cost and maintenance cost.
- Make field inspection trips to collect and accumulate information and/or assist in field studies necessary for the preparation of project development studies, preliminary design, cost estimating and other efforts.
- Assist with the preparation of material to be incorporated in project development reports, traffic analysis reports, justification reports, special reports and handout materials. Duties also include assisting in the assemblage of reports, documents and other materials.
- Assist with the development of design presentations for public meetings, elected officials and citizens providing the necessary information to assure the public is sufficiently informed on the proposed projects and improvements.
- Assist with the preparation of material to be submitted to area planning boards, cities, counties, governmental or other agencies for comments and approval.
- Attend and assist with the preparation of public workshops, meetings and hearings.

Fort Lauderdale General Traffic and Transportation Engineering and Transportation Planning Services - Project Engineer. Serving as in-house support staff as Transportation and Mobility liaison to the Department of Sustainable Development for traffic reviews for development projects.

Biscayne Everglades Greenway Traffic Study, City of Homestead, FL - Project Engineer. Corradino conducted a Traffic and pedestrian Study for the Homestead Biscayne Everglades Greenway. The study focus was on the three proposed pedestrian crossings just to the south of Canal C-103 bridges/structures located at SW 162nd Avenue, SW 152nd Avenue and SW 147th Avenue. The three pedestrian crossings were analyzed for speed data, projected vehicle, pedestrian and bicycle volumes, operational analysis of roadway segments, sight distance and crash data.

City of Aventura Traffic Engineering Services - Project Engineer. Providing traffic consulting services, acting as Engineer of Record for traffic engineering task work orders. Provided a variety of traffic and transportation engineering services including DRC traffic engineering review, intersection analysis, signalization analysis and design, roundabout analysis and design, roadway level of service analysis, public school traffic operational analysis, city-wide traffic modeling, city-wide traffic count database maintenance, corridor signal timing progression analysis, traffic calming and neighborhood traffic mitigation, responded to citizen inquiries and coordinated the interests of the City with the Miami-Dade County Department of Transportation and Public Works, FDOT District VI and other key stakeholder government agencies.

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INTERSTATE PROJECTS

FDOT D2, I-10/US 301 Interchange PD&EMR Study, Duval County, FL *Project Development Engineer*. Responsible for report development, crash data analysis and safety analysis. Interchange improvements, 3 Miles in Duval County, responsible for report development, crash data analysis and safety analysis. Interchange improvements included the construction of a new US 301 northbound to I-10 eastbound on-ramp in the southwest quadrant of the interchange, the reconstruction of the loop ramp in the southwest quadrant of the interchange and the construction of a new two-lane I-10 westbound to US 301 off-ramp in the northeast quadrant of the interchange.

FDOT D6, I-75 PD&EMR Study, Miami-Dade County, FL *Project Development Engineer*. Responsible for report development, crash data analysis and safety analysis. Add express lanes, 8.6 miles in Miami-Dade County, responsible for report development, crash data analysis and safety analysis. This project was located in northwestern Miami-Dade County and was approximately 8.6 miles in length, from SR 826 to just north of the Miami-Dade/Broward County Line. The project consisted of the potential addition of reversible/special use lanes, auxiliary lanes, interchange improvements and other transportation enhancements.

FDOT D4, I-95 Corridor Express Lanes Feasibility Study, Broward and Palm Beach Counties, FL *Project Development Engineer*. Responsible for report development, crash data analysis and safety analysis. 65 Miles in Broward and Palm Beach Counties; a planning study for the development of managed lanes, ramp improvements, interchange modifications, evaluation of ITS technologies, and other types of transportation improvements covering the I-95 corridor throughout Broward and Palm Beach Counties, Florida. [Subconsultant.]

PBS&J, Orlando, FL - *Engineer I, Transportation, Graduate Program*

- Trained in the areas of ITS, Tolls, and Roadway Design. Major emphasis of training was in ITS and Roadway Design.
- Assisted in the preparation of roadway plans for US 27 from North of Lake Road to North of Cluster Oak Drive design/build proposal.
- Assisted the Project Manager in coordinating stakeholder workshops. Attended workshops and prepared minutes and action items.
- Prepared 30/60/90 plans for all phases of the Sarasota ATMS project. Developed quantity and pay items list during different stages of this design. Assisted in field reviews held to obtain information necessary to develop the ATMS design.

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YEARS OF EXPERIENCE
24

EDUCATION

Southern Illinois University
Edwardsville

B.S., Civil Engineering
1991 – 1997

Activities and Societies: American
Society of Civil Engineers

PROFESSIONAL REGISTRATIONS

Licensed Professional Civil
Engineer

Florida Board of Professional
Engineers, License 58002
January 2002 – Present

Envision Sustainability Professional
Institute of Sustainable
Infrastructure (ISI) December
2013 – Present

PROFESSIONAL AFFILIATIONS

ASCE Region 5 Governor

ASCE Broward Past President

ASCE Transportation Public Policy
Committee Chair

ASCE Public Policy Committee

ASCE Committee on Sustainability

AWARDS

ASCE Government Engineer of the
Year (2013)

ASCE Engineer of the Year (2011)

ASCE Young Engineer of the Year
(2006)

ERIC CZERNIEJEWSKI, PE, ENV SP

Traffic Review



Mr. Czerniejewski has 24 years of experience in transportation engineering design, traffic engineering and transportation planning. Mr. Czerniejewski has experience in transportation projects that include preparation of traffic studies including corridor studies, traffic impact studies, mobility studies and parking utilization and reduction studies. He is also specialized in signalization design, roadway design, managing, designing and permitting select transportation infrastructure engineering projects; planning and developing civil engineering design documents; and coordinating construction engineering and inspection. Some of his relevant municipal traffic

engineering experience included serving as City Traffic Engineer for the City of Weston and City of Pembroke Pines and acting as Town Traffic Engineer for the Town of Surfside. He served as Project Manager for the Miami Dade TPO SMART Plan General Planning Consultant Contract including the South Dade Transitway Study from Pinecrest to Florida City. He served as the Transportation Manager for the City of Fort Lauderdale. Extensive experience in traffic engineering services for Complete Streets corridors including most recently for Las Olas Blvd.

EXPERIENCE

Andrews Avenue Multimodal Improvements, City of Oakland Park, FL Traffic Engineer Lead. Mr. Czerniejewski was the Lead Traffic Engineer who prepared the traffic study which evaluated the need for mid-block crosswalks along a stretch of Andrews Avenue between Oakland Park Boulevard and Prospect Road. Consultant completed a safety analysis including review of crash history along the corridor using Signal Four Analytics. Consultant evaluated the proposed midblock crosswalk locations based on criteria of the Traffic Engineering Manual and Manual on Uniform Traffic Control Devices per Broward County Traffic Engineering Division. Consultant collected pedestrian traffic data including four-hour pedestrian volume counts at ten (10) proposed mid-block crossing locations and 24-hour bi-directional traffic counts were collected for Andrews Ave between Oakland Park Blvd and NW 38th Street and on Andrews Avenue south of Prospect Road. Consultant also evaluated the traffic operational conditions at the four signalized intersections along Andrews Avenue at Prospect Road, NE 38th Street, and E. Oakland Park Boulevard to determine the optimal signal timings and the appropriate length of future dedicated turn lanes. Design plans were developed for the transportation infrastructure improvements.

Fort Lauderdale Las Olas Streetscape Corridor Study, City of Fort Lauderdale, FL Traffic Engineer Lead. The City of Fort Lauderdale commissioned this Streetscape Corridor Analysis along Las Olas Boulevard to further identify opportunities and challenges to provide key components of a vision that will ground the future development of the area. The City of Fort Lauderdale is committed to promoting safe, accessible, multi-modal travel evidenced by its implementation of Complete Streets and Vision Zero policy. As the major thoroughfare connecting Downtown Fort Lauderdale and Central Beach, Las Olas Boulevard must balance moving people efficiently through a balance of transportation needs, inclusive of pedestrian, bicycling, vehicular, and transit modes, with space programmed to safely accommodate other alternative modes of transportation such as scooters. The Conceptual Design included a consensus vision that enhances the branding for the Boulevard and the City's branding as both an international destination and the place for live, work, and play in South Florida. The Conceptual Design created a coordinated, iconic, context-sensitive design for the five distinct character areas. The traffic analysis included a review of the existing and future 2040 conditions. The evaluation included intersection capacity analysis at all the key signalized intersections, road segment link analysis to determine use of right-of-way width for all modes of transportation, speed study to determine the corridor target speed for each character area and a safety review to

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determine high crash locations including bicycle and pedestrian crashes. The traffic study contemplated neighborhood intrusion and if certain vehicle movements should be restricted.

Hallandale Beach Boulevard (SR 858) Corridor Study, Hallandale Beach, FL. Project Manager. Mr. Czerniejewski performed the design and permit approvals for FDOT and Broward County Traffic Engineering Department for the conversion of two Hallandale Beach one way collector roadways, to two way facilities. The two key issues addressed were meeting the alignment criteria and not causing additional delays in traffic flow on Hallandale Beach Boulevard (HBB). The alignment was not an issue since a southbound through movement was not being provided at either intersection. The analysis of the traffic flow on HBB requires a progression analysis of the traffic signals from 14th Avenue to SR A1A, which illustrated how the signal cycles affected the traffic flow. In addition, left turn flashing arrows (permitted left turn), elimination of pedestrian crosswalks and modifications to signals to eliminate crossing maneuvers, reduction cycles and improvement to traffic flow were also a part of the traffic analysis. Consultant evaluated all of the traffic signals along HBB (SR 858) between US-1 and SR A1A. Consultant services provided included traffic engineering and transportation planning, surveying, roadway and drainage design, public participation and utility coordination. This project included peak hour manual turning movement count data collection, intersection capacity analysis in Synchro and timing implementation, evaluation and fine tuning with Broward County Traffic Engineering Division in order to certify the proposed signal operation plan for this intersection modification.

Mast Arm Conversion Group Phases I&II, Horsepower Electric (Client) Program Manager. Mr. Czerniejewski for the Design Build professional services associated with the conversion of span-wire supported traffic signal at 35 Intersections across Broward County. Consultant along with Horsepower Electric is providing engineering and design services, plans preparation, field survey, utility coordination, permitting, public involvement, coordination with adjoining projects, minor roadway reconstruction and paving, signing and pavement marking, ADA compliant sidewalk reconstruction, traffic signal retiming and optimization, traffic signal design and construction, installation of underground conduit and interconnect cable, installation of monitoring devices (video detection), installation of vehicle preemption systems, as built record plans, and warranty necessary to provide the traffic signalization improvements in accordance with Broward County and Florida Department of Transportation specifications. This project included peak hour manual turning movement count data collection, intersection capacity analysis in Synchro and timing implementation, evaluation and fine tuning with Broward County Traffic Engineering Division in order to certify the proposed signal operation plan for each intersection.

Davie Road Phase 1 and Phase 2, Davie, FL. Senior Traffic Engineer. Mr. Czerniejewski completed the traffic corridor analysis for the two segments of Davie Road. Phase 1 was from SR 84 to Nova Drive. Phase 2 was from Nova Drive to SW 39th Street. The scope of services included roadway widening, adding bike lanes, signalization at Nova Drive, signing and pavement marking plans, MOT, drainage modifications, lighting, installing a new median, and tree removal/relocations. Phase 1 project was partially funded by a CIGP. Phase 2 was a LAP funded grant project.

Nova Drive Roadway Improvements, Davie, FL. Senior Traffic Engineer. Mr. Czerniejewski for Nova Drive from Davie Road to east of University Drive, to widen a portion of the corridor from 2 lanes to 4 lanes and implement a complete streets initiatives including reducing lane widths, traffic calming measures, adding bike lanes and sharrows, upgrading signalization, pedestrian improvements, signing and pavement marking plans, MOT, drainage modifications, lighting and tree removal/relocations. The traffic analysis included a safety review, speed study and roundabout feasibility analysis. The project is grant funded.

Downtown Boca Raton Traffic Study, Boca Raton, FL. Project Manager. Mr. Czerniejewski was the Project Manager and Traffic Engineer for the preparation of a traffic study at the intersection of Palmetto Park Road and NE/SE 5th Avenue which examined the safety and the operation of the intersection of Palmetto Park Road and NE/SE 5th Avenue and seven other surrounding intersections and enumerated at least three viable improvement concept plans. The alternative analysis included quantitative and qualitative elements such as Safety, Context Sensitivity, Capacity, Benefit Cost and Fatal Flaw analysis as well as the evaluation of bridge preemption and signal coordination with the subject intersection.

Sheridan Street Widening, Cooper City, FL. - As a result of the Monterra development on the former Waldrep Parcel, Sheridan Street (from entrance at Brian Piccolo Park to University Drive) was widened from a four-lane divided arterial to a six-lane divided arterial. This project included geometric and transit improvements to the intersections at Pine Island Road and University Drive, roadway profile grading and new drainage system design. These roadway improvements were included as part of the Voluntary Regional Transportation Network Agreement for Road Improvements required per the traffic concurrency requirements of the Broward County Land Use Code. The improvements were designed in coordination with Broward County Highway Construction and Engineering Department, Broward County Traffic Engineering Division and Florida Department of Transportation regarding specific corridor and intersection design requirements.

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YEARS OF EXPERIENCE

30

EDUCATION

BS (Civil Engineering),
University of Miami, 1987

MARVIN GUILLEN

Civil Engineering Review



Mr. Guillen is a Senior Roadway Design Engineer responsible for the design and production of transportation engineering projects for the Florida Department of Transportation, Miami-Dade County, and other municipalities throughout South Florida. Mr. Guillen has specialized expertise in horizontal and vertical roadway geometry; traffic signing and pavement marking; signalization, lighting, storm drainage design and storm water management; FDOT design, specifications and construction procedures. His highway designs range from \$23,000 local road improvements to \$40 million Interstate Highway mainline and

interchange design and rehabilitation projects. Mr. Guillen has 30 years of experience in highway engineering design and construction, he has been with The Corradino Group for 25 years, where he has designed the horizontal and vertical roadway geometry of more than 100 projects during his tenure in the company.

EXPERIENCE

Task Work Order Based Contract, the City of Hialeah, FL. Design Engineer. The scope of these projects consists of aiding the City of Hialeah with the design and preparation of documents detailing the full roadway and drainage reconstruction of multiple streets. The projects also include lighting and signing and pavement marking improvements throughout the project limits. The reconstruction of these roads converted the existing flush shoulder condition to a curb and gutter section which required the raising and lowering of the roads to provide an adequate profile for drainage. The projects also added parallel parking where space permitted, and sidewalks and ramps were provided following the latest ADA standards. Throughout this contract Corradino has completed more than 20 projects over 15+ years. Some of the most significant projects are as follows:

- East 7th Avenue from East 5th Street to East 9th Street and East 6th Street, East 6th Place, East 7th Street and East 8th Street from East 6th Avenue to East 8th Avenue
- East 5th Avenue from East 12th Street to East 17th Street, East 13th Street, East 14th Street and East 16th Street from East 4th Avenue to East 6th Avenue

R 997/Krome Avenue Interim Resurfacing, FPDs 434930-1-52-01, 434930-2-52-01, 434930-3-52-01, 434930-4-52-01, 434930-5-52-01 and 434930-6-52-01, Project Length: 1.472, 0.539, 0.563, 0.647, 0.572 and 2.110 miles Respectively, Miami-Dade County, FL. Project Engineer responsible for the design and preparation of contract documents detailing the maintenance resurfacing on 6 segments of SR 997/Krome Avenue from SW 297th Street (MP 3.701) to SW 136th Street (MP 13.654). Two of the projects are classified as RRR (434930-2 and 434930-6) and the other four projects are classified as Pavement Only Projects (POP). These projects are being performed in order to maintain an adequate Pavement Condition Survey Rating prior to the widening of the SR 997/Krome Avenue corridor that will take place in FY 2021-2022.

SR-907/Alton Road Reconstruction, Miami-Dade County, FL. Project Engineer Responsible for assisting in the design and preparation of the Traffic Control Plans detailing the maintenance of vehicular and pedestrian traffic during the reconstruction of SR 907/Alton Road. The Traffic Control Plan from 43rd Street to Pine Tree Drive consists of a 3 Phase approach which proposes a large/safe work zone while decreasing overall construction time. This segment also includes traffic crossovers and temporary signalization. The Traffic Control Plan from Pine Tree Dr. to east of Allison Rd. consists of a 4 Phase approach which also includes temporary signalization and details for the proper/safe maintenance of traffic upstream and downstream of a bascule bridge adjacent to the project terminus.

West 31st and 32nd Streets and West 11th and 9th Avenues, Miami-Dade County, FL. Project Engineer responsible for the design and preparation of contract documents detailing the full roadway and drainage reconstruction as part of the City of Hialeah's Roadway Improvement Program. The newly designed drainage system consists of several self-contained French Drain systems that run the length of each street as is the policy in Hialeah. The proposed drainage and roadway improvement will be permitted through Miami-Dade County's RER Department. The project also includes lighting and signing & pavement marking improvements throughout the project.

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DESIGN-BUILD PROJECTS

limits. Extensive care was made during design to minimize impacts to existing landscaping, utilities and all other existing above ground objects.

Oceana Bal Harbour Signalization Improvements, Miami-Dade County, FL. Project Engineer. Responsible for all required engineering and permitting services with a complete set of construction documents and all required permits required to construct the required signalization modification at the intersection of SR A1A / Collins Avenue and Harbor Way to accommodate the proposed condominium development named the Oceana Bal Harbour. Work included the relocation of the pedestrian signalization from the existing mast arms to proposed pedestrian signal pedestals located adjacent to the new crosswalk locations; new mast arm and signalization controlled to replace the mast that is in conflict with the proposed north driveway to the property; replacement of all signalization loops that are damaged by any of the roadway construction; Signal Operating Plan modifications as required through Miami-Dade County Public Works and Waste Management Department's Traffic Signals and Signs Division.

East 5th Avenue & East 10th, 12th, 13th, 14th and 16th Streets, Miami-Dade County, FL. Project Engineer responsible for the design and preparation of contract documents detailing the full roadway and drainage reconstruction. The newly designed drainage system consists of several self-contained French Drain systems that run the length of each street. This project is located in a densely residential neighborhood with multiple driveway connections per property. The reconstruction of the road converted the existing flush shoulder condition to a curb & gutter section which required the raising and lowering of the road in order to provide an adequate profile for drainage. The typical section conversion, profile modification and parking addition required extensive analysis of the connections to the existing properties at the right-of-way line to ensure positive drainage from the properties as well as driveways, sidewalk connections, etc. The project also included lighting and signing and pavement marking improvements throughout the project limits.

SR 826/Palmetto Expressway RRR, FPID 432743-1-52-01 - Project Length: 1.343 Miles, Miami-Dade County, FL. Project Engineer responsible for the design and preparation of contract documents detailing the RRR of SR 826/Palmetto Expressway from its southern terminus at SR 5/US 1/S. Dixie Highway (MP 0.000) to just north of SR 878/Snapper Creek Expressway (MP 1.343). The project also includes the upgrading of substandard guardrail terminals, replacement of guardrail to bridge railing transitions (Bridge 870129), upgrading of bridge railing with vertical face retrofit (Bridge 870129), replacement of bridge expansion joints and replacement of all pavement markings.

Florida Department of Transportation, District 6, I-75 Express Lanes from County Line to SR-826, Miami-Dade County, FL. Project Engineer. Responsible for the design and plans preparation for design build RFP documents. The scope consisted in the adding two express lanes in the I-75 median with an egress and an ingress access point.

FDOT, D6, Reconstruction Project - I-75 Express Lanes from County Line to SR 826, FPID 432687-1-52-01 - Project Length: 3.07 Miles, Miami-Dade County, FL. Project Engineer responsible for the design and plans preparation for design build RFP documents. The scope consisted in the adding two express lanes in the I-75 median with an egress and an ingress access point.

Reconstruction of East 7th Avenue from East 5th to East 9th Street, and East 6th Street, East 6th Place, East 7th Street, and East 8th Street from East 6th to East 8th Avenue, Hialeah - Project Length: 1.188 Miles, Miami-Dade County, FL. Project Engineer responsible for the overall design and development of the contract plans. The scope consisted of complete reconstruction, including new drainage, signing and pavement markings, and lighting.

Coral Reef Elementary Safe Routes to School, Palmetto Bay, FL. Project Roadway Engineer. Responsible for the design and plans preparation for design build RFP documents. The scope consisted in providing sidewalk, ADA standards, and pavement marking improvements for the pedestrian accessing Coral Reef Elementary School in the Village of Palmetto Bay. The project was part of FDOT local agency programs.

