# PALM BEACH COUNTY **BOARD OF COUNTY COMMISSIONERS**

# **BOARD APPOINTMENT SUMMARY**

**Meeting Date:** 

July 2, 2024

Department:

**Housing and Economic Development** 

**Advisory Board:** 

Commission on Affordable Housing

# I. EXECUTIVE BRIEF

Motion & Title: Staff recommends motion to approve: reappointment of five (5) nominees and appointment of two (2) new nominees to the Commission on Affordable Housing (CAH) to complete three (3) year terms as follow:

Seat: Advocate for Low Income Persons

Reappoint: Ezra M. Krieg (7/2/24 to 7/1/27) Nominated By: Commissioner Bernard Commissioner Weiss Commissioner Barnett Commissioner Woodward

Real Estate Professional

Lynda Charles (7/10/24 to 7/9/27) Commissioner Bernard Commissioner Weiss Commissioner Barnett Commissioner Woodward

Banking or Mortgage Banking Industry

Amy L. Robbins (7/10/24 to 7/9/27) Commissioner Bernard Commissioner Weiss Commissioner Barnett Commissioner Woodward

For Profit Provider of Affordable Housing

William Elliott Johnson (7/10/24 to 7/9/27)

Commissioner Bernard Commissioner Weiss Commissioner Barnett Commissioner Woodward

Labor Engaged in Home Building

George Adam Campbell (7/2/24 to 7/1/27)

Commissioner Bernard Commissioner Weiss Commissioner Barnett Commissioner Woodward

Seat:

Resident of the Jurisdiction

Appoint: Nicholas Bixler (7/2/24 to 7/1/27). Nominated By: Commissioner Weiss

Residential Home Building

**Brandon Cabrera** (7/2/24 to 7/1/27)

Commissioner Barnett

Summary: Continued on Page 3

Background and Justification: Continued on Page 3

1. Boards/Committees Applications with Resumes

2. Written Notice to Commissioners dated May 13, 2024

3. Current CAH Membership

4. Excerpt from Ordinance No. 2017-017, Creation of the Commission on Affordable Housing

Recommended by:

Department Director

Legal Sufficiency:

Chief Assistant County Attorney

# REVIEW COMMENTS

Α.	Other Department Revi	ew:
	Department Director	

Summary: The CAH conducts an annual review of established and proposed policies and procedures, ordinances, land development regulations, and the comprehensive plan of the County and recommends actions or initiatives to encourage or facilitate affordable housing. Staff recommends reappointment/appointment of the above listed individuals to the CAH to fill seven (7) seats to three (3) year terms. Nominees include five (5) current members who are seeking reappointment and two (2) nominees who are seeking initial appointments. In accordance with Section 420.9076, Florida Statutes and Ordinance No. 2017-017, the CAH functions to review local affordable housing policies and incentive strategies, and to provide recommendations to the County regarding the same. Section 420.9076, Florida Statutes calls for a minimum of eight (8) and a maximum of 11 members representing various categories related to affordable housing. Members serve three (3) year terms. Lynda Charles from the Community Partners of South Florida has disclosed her employer's existing contracts with the county. Staff has evaluated these contractual relationships and determined that the CAH provides no regulation, oversight, management or policy-setting recommendations regarding any of the disclosed contractual relationships. Disclosure of these contractual relationships at a duly noticed public meeting is being provided in accordance with the provisions of Section 2-443 of the Palm Beach County Code of Ethics. With the appointment of the seven (7) uncontested nominees, a diversity count of the nine (9) members will demonstrate a gender ratio (female:male) of 2:7 and a racial/ethnic breakdown as follows: Caucasian: 6 (67%), African American: 2 (22%), Hispanic 1 (11%). Staff is addressing the need to increase diversity within our boards and will continue to encourage this to expand this Board's diversity. Countywide (HJF)

Background and Justification: Funding for the State Housing Initiatives Partnership (SHIP) Program was created by the Florida Legislature's passage of the 1992 William E. Sadowski Affordable Housing Act. The Florida Housing Finance Corporation (FHFC) provides SHIP to local governments as an incentive to create and preserve affordable homeownership and multifamily housing. Palm Beach County is eligible to receive an annual formula-based allocation of SHIP funds, and uses SHIP to undertake affordable housing strategies set forth in the Local Housing Assistance Plan. Section 420.9076, Florida Statutes requires that Palm Beach County appoint the members of an Affordable Housing Advisory Committee as a condition of receiving SHIP Program funding. The County established the CAH in 1993 through adoption of the Affordable Housing Ordinance (No. 93-8). On May 17, 2017, the Board adopted a new Affordable Housing Ordinance (No. 2017-017) that included changes to the responsibilities of the CAH to address the requirements of the Florida Statute.

## PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS BOARDS/COMMITTEES APPLICATION

The information provided on this form will be used in considering your nomination. Please COMPLETE SECTION II IN FULL. Answer "none" or "not applicable" where appropriate. Please attach a biography or resume to this form.

Section 1 (Department):	(Please Print)								
Board Name: Com	Board Name: Commission on Affordable Housing Advisory Not Advisory								
At Large Ap	pointment	or		Appointmen	nt /District #:				
Term of Appointment:	3 Yez	rs. Fro	om: 7/2/6	247	ro: 7/1,	127			
Scat Requirement: Advocate for Low-Income Persons Seat #:									
<b>✓</b> *Reappointme	ent	øг	New Ap	pointment					
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*When a person is being (erm shall be considered				s disclosed t	voting conflict	during the previous			
Section II (Applicant): APPLICANT, UNLESS		BE A COUNT	Y RESIDENT						
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Last	Non Profil Adm	Fig	şt		Middle				
Occupation/Affiliation:		iitisu ation							
	Owner 🗸		Employee		Officer				
Business Name:	A Better Co	nmunity LLC							
Business Address:	2984 Needh	am Ct							
City & State	Delray Beac	h, FL		Zîp Code:	33445				
Residence Address:	2984 Needh	am Ct							
City & State	Delray Beac	h, FL		Zip Code:	33445				
Home Phone:	( )		Business Phone:	(_)	E	xt.			
Cell Phone:	95# 260 8838		Fax:	( )					
Email Address:	ezra202055@ou	tiook.com							
Mailing Address Preferen	ce: Business	Residence		-					
Have you ever been convicted of a felony: Yes No X  If Yes, state the court, nature of offense, disposition of case and date:									
Minority Identification Code:									

Contract/Transaction No.	Department/Division	Description of Services	<u>Term</u>				
Example: (R#XX-XX/PO XX)	Parks & Recreation	General Maintenance	10/01/00-09/30/2100				
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Carlo	s Serrano, Department o	of Housing & Economic Devel	opment				
100	Australian Avenue, Suite	e 500, West Palm Beach, FL 3	33406				
	cserrano	@pbcgov.org					
Section III (Commissioner, if applicable): Appointment to be made at BCC Meeting on:							
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Ezra M. Krieg Community Activist Principal; A Better Community LLC

Education: University of Pittsburgh '78

Speech: Rhetoric and Communications

#### Prior Work Experience:

Massachusetts Department of Education Student Service Center

Co-coordinator

Pi Lambda Phi Fraternity

Assistant Executive Director

Daily Bread Food Bank

Associate Director

Broward Partnership for the Homeless

Resource Development Director

Kids In Distress

Director of Special Projects

Gulfstream Goodwill Industries

Director, Senator Phillip D. Lewis Center

**Director of Housing Initiatives** 

#### Other Activities:

Delray Beach Housing Authority/Delray Housing Group

**Board of Commissioners** 

Delray Beach Initiative to End Homelessness

Chairman

Delray Beach Kiwanis Club

Program Chairperson

Board of Palm Beach County Advisory Boards

Member, Homeless Advisory Board

Chair, Commission on Affordable Housing

Leadership Palm Beach

Former Project Development Chair and Day Chair, Media and Culture Day

Current Member of Aspire Committee

Foxe Chase Homeowners Association

Past President

Honors:

Floridian on the Move, Bradenton Herald

Council Key, Pi Lambda Phi Fraternity

Jaycee of the Year, Bradenton Jaycees

National Development Staff Award, Arthritis Foundation

Hurricane Hero, South Florida Magazine

Personal:

Mr. Krieg and his wife, Marsha, a retired Investment Banker, live in Delray Beach.

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Residence Add	lress:		218 Bird	h Street									
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Carlos	Serrano, Department o	of Housing & Economic Develop	oment		
100 A	ustralian Avenue, Suite	500, West Palm Beach, FL 33	3406		
	cserranc	@pbcgov.org			
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# Contractual Relationships with Palm Beach County Lynda Charles, Vice President of Housing Community Partners

Contract	Department/Division	Description of Services	Term
R2023-1288	PBC Community Services	Behavioral Health Services	2023-2025
R2022-1095	PBC Community Services Securing Our Future Initiative	Economic Self Sufficiency	
R2022-1093	PBC Department of Housing and Economic Development	Affordable Housing	2023-2025
TBD - Executed May 31, 2024	PBC Department of Housing and Economic Development	Rentals - 20 units  Affordable Housing Rentals - 10 units	2022-2072

Contract/Transaction No.	Department/Division	Description of Services	<u>Term</u>					
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Page 2 of 2						

# LYNDA CHARLES 218 Birch Street Boynton Beach, FL 33426

Mobile: 561.523.5141

#### **Summary of Qualifications & Experience**

- 4 years of co-managing Community Partners of South Florida as part of our Senior Leadership Team and overseeing multiple high level community development projects
- 25 years of experience in planning, monitoring, supervision and implementing housing and community redevelopment projects.
- 20 years of working with and providing technical assistance to non-profits including community development corporations (CDCs), Community Housing Development Organizations (CHDOs), and other non-profits.
- Strong skills in strategic planning, program development, and program implementation.
- Extensive knowledge, skills and experience in real estate development and finance including project feasibility, financial structuring, and overseeing development from acquisition/ of units.
- Experienced in property management and asset management of multi-family development and financing for commercial projects, residential and mixed used.
- Expertise in resource development including federal, state and local grant applications, proposal writing and fund development
- Strong supervisory and organizational management skills related to staff and affiliates
- Mortgage Broker's License -NMLS-1679369, 2017

#### Program Management and Technical Assistance (TA)

- Provided technical assistance on all aspects of operations for non-profit CDCs, CHDOs and other non-profits both onsite and remotely.
- Successfully completed capacity building and agency certification for CHDOs and Housing Counseling agencies; conducted housing seminars for CHDO staff.
- Assisted with the development of Five Year Consolidated Plans Budget preparation and approval; development and implementation of annual strategic goals; audit preparation
- Management of rental and for sale housing program with responsibility for selecting outside consultants including architects, engineers and general contractors
- Develop all financing models including pro-forma, budgets and cash flow analysis for housing projects for employer and TA clients.
- Senior Resource Development Officer for government and foundations grant

## Lending and Underwriting Experience (Private and Public Financing)

- Skilled in reviewing mortgage loan origination and down payment programs
- Responsible for all loan proposals for single family and multifamily projects for Haitian American Community Development Corporation
- Served as the Chief Underwriter for South Florida LISC and team leader for a 3-member lending team.
- Originated and underwrote between \$5.5 million to \$10 Million in loans and grants annually.
- Managed a loan and grant portfolio of \$8.5 million for 3 years as Senior Underwriter
- As a LISC Program Officer, originated and underwrote LISC construction loan of nearly \$1.5 Million for Atlantic Grove, one of the first mixed-use, public/private partnership project in Delray Beach FL

# Professional Experience & Accomplishments

2016- Present - Vice President of Housing - Community Partners, Riviera Beach, FL

Oversee all aspects of housing services and development. Supervises a team of 20 members including program directors.

# 2011-2016 Deputy Director - Haitian American Community Development Corporation (HACDC) Miami FL

Oversaw all housing development and services activities; supervised a 6-member staff; responsible for project financing for single family and multi-family projects; prepared all financing models and submitted packages to lenders; served as a senior resource manager writing all government and foundations grant applications. Administered HOME and NSP project funding.

#### 2008-2011 Principal, NBDC, LLC, West Palm Beach, FL

Created Neighborhood-Based Developers and Consultants, LLC (NBDC, LLC) with mission to provide technical assistance and development support to counties and municipalities, non-profits, and small development companies in the areas of strategic business planning, neighborhood-scale plan (Charrette), real estate development and finance, marketing and resource development.

1997-2008 Senior Program Officer/Chief Underwriter
South Florida Local Initiatives Support Corporation, Inc. (LISC)

West Palm Beach, FL

Principal responsibilities included: (1) Managing all functions related to real estate project development and financing; underwriting loans and grants; and monitoring the construction and disbursement processes; (2) Supervising staff of 6; served as technical assistance manager for a portfolio of seven non-profit organizations.

1995-1997 Planner II

Palm Beach County Housing and Community Development West Palm Beach, FL

Principal responsibilities included coordinating the State of Florida Housing Incentives Program (SHIP); processing subsidies for first time low-, moderate-and middle-income buyers; supervising a Planner and a Planning Technician; planning and reporting; and serving as liaison between bankers, CDC representatives, realtors and perspective buyers.

1993-1995 Junior Appraiser - BlazeJack and Company -

Junior Appraiser a prominent commercial real estate appraisal firm in Miami. Completed all market research relevant to conduct appraisals on rental apartment, Golf Courses and commercial plazas.

**Education** 

M.A. Urban & Regional Planning, 1992
Florida Atlantic University, Boca Raton, FL
B.A. in Economics, 1989
Florida Atlantic University, Boca Raton, FL

## PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS BOARDS/COMMITTEES APPLICATION

The information provided on this form will be used in considering your nomination. Please COMPLETE SECTION II IN FULL. Answer "none" or "not applicable" where appropriate. Please attach a biography or résumé to this form.

Section I (Department): (P.	lease Print)					
Board Name: Comm	nission on Afford	able Ho	using		Advisory 🗸	Not Advisory 🔲
At Large Appo	intment	or .	Distric	t Appoint	ment /District#	<u></u>
Term of Appointment:	3 Years.	Fro	m. <u>7/10/202</u>	4	To: 07/9/	/2027
Seat Requirement: Er	nployers in the J	urisdict	ion		Seat #:	
<b></b> ▼*Reappointment	:	or	☐ New A <sub>1</sub>	ppointmer	nt	
or  to complete to	he term of		Due to	): [] _	resignation	other
*When a person is being of term shall be considered by Section II (Applicant): (P	y the Board of County ( lease Print)	Commissio	ners:	ıs disclos	ed voting confl	licts during the previous
APPLICANT, UNLESS EX	·				t	
Name: Robbir	18	An Firs	·· <del>·</del>		Lynn Middle	<u></u>
Occupation/Affiliation:	VP, Mortgage Branc	h Manager	·			
	Owner		Employee 🗸		Offic	er 🗍
Business Name:	Valley Bank					
Business Address:	1 North Federal	Highway				
City & State	Boca Raton			Zip Code	× 3343	32
Residence Address:	5604 Wind Drift	Lane				
City & State	Boca Raton		·	Zip Code	3343	33
-	5852309697		Business Phone:	-	3623423	Ext.
<b>V</b>			Fax:	(	)	
<del></del>	robbins@valley.com					
Mailing Address Preference	: Business 🗸 Res	sidence				
Have you ever been convict If Yes, state the court, natur	ed of a felony: Yese of offense, disposition	No of case and				<u></u>
Minority Identification Co		nerican	Female Asian-America	un 🗀/	African-Americ	an Caucasian

Page 1 of 2

Contract/Transaction No.	Department/Division	<b>Description of Services</b>	<u>Term</u>	
Example: (R#XX-XX/PO XX)	Parks & Recreation	General Maintenance	10/01/00-09/30/2100	
	(Attach Addition	al Sheet(s), if necessary) OR		
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	AND			
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*Applicant's Signature:	ns, Amy Date 2024 04.08 2131:45 Print	ted Name: Amy Robbins	<sub>Date:</sub> 4/8/2024	
		m Beach County Code of Ethics, pleas via email at ethics@palmbeachcounty		
	Return	this FORM to:		
Carlos	Serrano, Department of	Housing & Economic Develo	pment	
100 A	ustralian Avenue, Suite	500, West Palm Beach, FL 3	33406	
cserrano@pbcgov.org				
Section III (Commissioner, if a Appointment to be mad	pplicable): e at BCC Meeting on:	<b>{</b>		
Commissioner's Signature:	mach Be	Date:		
Pursuant to Florida's Public Records Lav	w, this document may be reviewed and	photocopied by members of the public.	Revised 01/09/2023	
Page 2 of 2				

Contract/Transaction No.	Department/Division	Description of Services	<u>Term</u>
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Any questions and/or concerns re	garding Article XIII of the Palr	m Beach County Code of Ethics, please via email at <u>ethics@pabubeachcountyel</u>	visit the Commission on
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Carlos S	3errano, Department of	Housing & Economic Develop	oment
100 Αι	ıstrallan Avenue, Sulte	500, West Palm Beach, FL 33	406
	cserrano@	gpbcgov,org	
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Page 2 of 2			

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Any questions and/or concerns r Ethics website <u>www.palmbeach</u>	regarding Article XIII of the Pali countyethics.com or contact us v	m Beach County Code of Ethics, pleas ria email at ethics@palmbeachcounty	te visit the Commission on halphics.com or (561) 233-0724.			
	Return	this FORM to:				
Carlos	Serrano, Department of	Housing & Economic Develo	pment			
100 A	ustralian Avenue, Suite	500, West Palm Beach, FL 3	3406			
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Page 2 of 2		•				

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Carlos S	errano, Department of	Housing & Economic Develop	ment
100 Au	stralian Avenue, Suite	500, West Palm Beach, FL 33	406
	cserrano(	@pbcgov.org	
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Pursuant to Florida's Public Records Law,	this document may be reviewed and I	photocopied by members of the public.	Revised 01/09/2023
Page 2 of 2			

# Amy L. Robbins Mortgage License: NMLS #67197

5604 Wind Drift Lane Boca Raton, FL 33433 (585)230-9697 amy71lynn@yahoo.com

#### **Objective**

To obtain a position utilizing my past community reinvestment experience, mortgage lending knowledge, and management background.

#### **Relevant Experience**

## July 2018-Present Valley National Bank / Mortgage Branch & Community Mortgage Manager

- Originate Conventional, Government, Portfolio, and Affordable Mortgages
- Administer Homebuyer Education training classes for housing agencies and bank borrowers
- Partner with the CRA department in maintaining an outstanding CRA rating in the Florida & Alabama bank footprint regions by increasing volume of loans to low income borrowers & assisting with community reinvestment activities in low to moderate census tracts
- Establish referral real estate partners such as realtors, attorneys, investment consultants, and housing community groups
- Develop Successful Strategic & Sales Plans to help increase mortgage units/volume production, CRA loans, and deposits
- Manage Nine (9) Home Loan Consultants and Three (3) Mortgage loan assistants in Valley's East and Central Florida regions
- Partner with Valley's commercial, business, and retail departments

# May 2017-July 2018 Debt Management Credit Counseling & Housing Advisor DebtHelper.com

- Assist Executive Directors from both agencies on improving housing programs, education programs, marketing, reporting, and compliance for both agencies
- Train counselors and staff on establishing effective marketing outreach to increase clients and improving customer service techniques
- Working on developing Certified Development Financial Organizations designations for both agencies
- Established partnerships with several local lenders, realtors, housing authorities, title companies, Florida Housing Trust Fund agencies, HUD, and municipalities
- Increase revenue for both agencies
- Restructure Financial Literacy, Post Purchase, and Pre-purchase curriculums for South Florida offices to establish better evaluations and outcomes of clients
- Manage the Client Management Systems and update procedures to help satisfy compliance with state, local, and federal funding
- Train the Housing Managers in each office to effectively establish budgets, programs, and business plans so offices can provide outcomes.

#### July 2016-May 2017 HSBC Mortgage Corp CRA Loan Officer

- Originate Conventional, Government, and Affordable Mortgages
- Administer Homebuyer Education training classes for employer through all the local housing not-for-profits
- Improve CRA rating in the South Florida region by increasing volume of loans and community reinvestment activities in low to moderate census tracts
- Establish referral Real Estate partners such as Realtors, Attorneys, Investment Consultants, and housing community groups
- Create community reinvestment plan for 8 branches in Palm Beach and Broward Counties
- Establish business plan within a five-mile radius of all eight branches to ensure CRA goals can be met
- Worked with Grant department to help approve local grant programs in the South Florida Area

# Sept 2013 –March 2015 PathStone Corporation (PECI) Lending Compliance Officer/Community Loan Manager-left and moved to Florida in July 2015

- Created Community Mortgage Lending Community Division of the PathStone Enterprise Center, Inc. within PathStone Corporation
- Worked with Funders from Multiple Lending Institutions, Neighborworks America, CDFI Treasury Department, and Municipalities, to allocate
- Created five affordable second mortgage programs to leverage with 10 local lenders first mortgage programs (Wells Fargo, Chase, Bank of America, M & T Bank, Citizens Bank, First Niagara(HSBC), KeyBank, Prime Lending, & Rural Development (USDA)
- Worked with the banking departments in six states and Puerto Rico, HUD, and banking institutions to ensure licensing requirements for agency
- Originated and closed home improvement loans, second mortgage closing cost loans, purchase/rehab loans, and second manufactured mortgage loans
- Developed policies and procedures for lending programs along with compliance documents
- Assisted homeownership division with homebuyer education, mortgage lending programs to offset grant programs, and HUD counseling program outreach

# Nov 2011- Sep 2013 Wells Fargo Home Mortgage Home Mortgage Consultant

- Originate Conventional, FHA, VA, SONYMA, and Affordable Mortgages
- Administer Homebuyer Education training classes for employer through all the local housing not-for-profits
- Establish referral Real Estate partners such as Realtors, Attorneys, Union Leaders, Investment Consultants, and housing community groups
- Followed my own successful business plan to ensure Mortgage Sales goals are met

# Oct 2010-Nov 2011 JPMorgan Chase Mortgage Loan Officer

- Originated Conventional, FHA, VA, SONYMA, and Affordable Mortgages
- Administer Homebuyer Education training classes
- Assigned to three branches to assist customers in their mortgage financing needs
- Worked with a team of professionals in the banking environment to improve the lender's Community rating within the Banking Department

# Dec 2006 - May 2010, Marketview Heights Association Housing Director

- Formed, managed, and operated a HUD Counseling Agency from 2006
- Created and Maintained budgets for all Housing activities
- Developed the training program's curriculums, handouts, forms, and schedules
- Developed nine Housing Rehabilitation and Counseling Grant Programs to assist low to moderate income households in homeownership barriers, repairing their existing homes, and preventing foreclosure
- Created several partnerships with the City of Rochester, Ibero, American Action
   League, Pathstone Corporation, Chase, M and T Bank, HSBC, Federal Home Loan Bank
   of New York, New York State Affordable Housing Corporation, HUD, and the New York State
   Division of Housing & Community Renewal
- On-staff Grant Writer- Wrote and awarded over nearly \$4,000,000 in state, federal, and local funding
- A member of the Greater Rochester Community Reinvestment Coalition as a contributor to CRA ratings to local lenders

# July 2004 – 2009 Preferred Mortgage Corporation, Rochester, NY Mortgage Loan Officer

- Originated Conventional and Government loans
- Responsible for running Loan Prospector, Desktop Underwriter, and many underwriting systems for a variety of lenders
- Maintain a sales plan and worked with many referral partners

# Oct 2000 – July 2004 First Rochester Mortgage Corporation, Rochester, NY Mortgage Loan Officer

- Originated Conventional & Government loans
- Responsible for running Loan Prospector, Desktop Underwriter, and many underwriting systems for a variety of lenders
- Maintain a successful sales plan and worked with many referral partners

#### Education

Clarion University of Pennsylvania, Clarion, Pennsylvania

- Degree: Bachelor of Science, Concentration in Education, Minor in Mathematics
- Certified in Servicing and Collections, Homebuyer Education, Post Purchase Education,
   Foreclosure Prevention Certification, Principles, Practices, and Techniques for Homeownership
   Counseling, and HUD Certified and Housing Grant Administration

## PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS BOARDS/COMMITTEES APPLICATION

The information provided on this form will be used in considering your nomination. Please COMPLETE SECTION II IN FULL. Answer "none" or "not applicable" where appropriate. Please attach a biography or résumé to this form.

Section I (Department	E (Please Print)						•
Board Name: CO	mmission o	n Affordable	Housi	ng		Advisory 🔽	Not Advisory [
At Large A	ppointment	or		District A	ppointm	ent /District #:_	
Term of Appointment:	3	_ Yoars.	From:	7/10/2024		To: 07/9/2	027
Seat Requirement:	For-Profit I	lousing Pro	vider	**************************************		Seat #:	
*Reappoint	nent	er		New Appo	intment		
or to completion of term to				Due to:	D	resignation	Other
*When a person is bein term shall be considere					lisclosed	l voting conflict	s during the previous
Section II (Applicant): APPLICANT, UNLESS	•	AUST BE A COU	NTY RES	IDENT			
Name: Joh	nson		Willian	n		Elliott	
Last	Dulldon	Davolonar	First			Middle	<del></del>
Occupation/Affiliation:	Duiden	Developer	······	·			
	Owner			mployee		Officer	i i
Business Name:	Mano	House Con	struction	on, LLC/Elly	/sium	Land Deve	elopment, LLC
Business Address:	<u>11195</u>	Osprey Lak	e Lane	}			
City & State	<u>Palm I</u>	Beach Garde	ens, FL	- Zi <sub>l</sub>	Code:	33412	
Residence Address:	11195	Osprey Lak	e Lane	)			
City & State	Palm l	Beach Garde	ens, Fl	Ziş	Code:	33412	
Home Phone:	()None		Busi	ness Phone:	(56)1-	691-2008 E	rt.
Cell Phone:	661-718-9	009	Fax:		( )1	Vone	
Email Address:	elliott@ma	norhouseco	nstruc	tion.com			
Mailing Address Prefere	nce: 🕢 Busines					•	,
Have you ever been conv If Yes, state the court, na	ricted of a felony ture of offense, o		No X and date:	***************************************			
Minority Identification Native-Ame		/ale spanic-American		male sian-American	- Afri	ican-American	Caucasian

Page 1 of 2

Section	П	Con	tins	od:
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Contract/Transaction No.	Department/Division	Description of Services	<u>Term</u>
Example: (R#XX-XX/PO XX)	Parks & Recreation	General Maintenance	10/01/00-09/30/2100
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	Return t	his FORM to:	
Carlos S	Serrano, Department of	Housing & Economic Develor	ment
100 Αι	ıstralian Avenue, Suite (	500, West Palm Beach, FL 33	406
	сѕеггало@	gpbcgov.org	
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Commissioner's Signature:	Mara Be	Date:	
Pursuant to Florida's Public Records Law.	this document may be reviewed and pl	hotocopied by members of the public.	Revised 01/09/2023
Page 2 of 2			

CONTRACTUAL RELATIONSHIPS: Pursuant to Article XIII, Sec. 2-443 of the Palm Beach County Code of Ethics, advisory board members are prohibited from entering into any contract or other transaction for goods or services with Pulm Beach County. Exceptions to this prohibition include awards made under scaled competitive bids, certain emergency and sole source purchases, and transactions that do not exceed \$500 per year in aggregate. These exemptions are described in the Code. This prohibition does not apply when the advisory board member's board provides no regulation, oversight, management, or policy-setting recommendations regarding the subject contract or transaction and the contract or transaction is disolosed at a public meeting of the Board of County Commissioners. To determine compliance with this provision, it is necessary that you, as a board member applicant, identify all contractant relationships between Palm Beach County government and you as an individual, directly or indirectly, or your employer or business. This information should be provided in the space below. If there are no contracts or transactions to report, please verify that none exist. Staff will review this information and determine if you are eligible to serve or if you may be eligible for an exception or waiver pursuant to the code.

Contract/Transaction No.	Department/Division	<u>Description of Services</u>	Term		
Example: (R/(XX-XX/PO XX)	Parks & Recreation	General Maintenance	10/01/00-09/30/2100		
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cserrano@pbcgov,org					
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		n Beach County Code of Ethics, pleas is email at <u>ethics@palmbeachcountye</u>			
	Return t	his FORM to:			
Carlos	Serrano, Department of	Housing & Economic Develo	pment		
100 Australian Avenue, Suite 500, West Palm Beach, FL 33406					
Section III (Commissioner, if a Appointment to be made	pplicable	@pbcgov.org			
Commissioner's Signature;_	10-11-0	Date; 3 / 2	18/24		
Pursuant to Florida's Public Records Lav	y, this document may be reviewed and p	hotocopied by members of the public.	Revised 01/09/2023		
Doon 7 of 7					

Contract/Transaction No.	Department/Division	Description of Services	<u>Term</u>
Example: (R#XX-XX/PO XX)	Parks & Recreation	General Maintenance	10/01/09-09/30/2100
		**************************************	
	(Attach Addition	al Sheet(s), if necessary) OR	
NONE	X	NOT APPLICABLE/ (Governmental Entity)	
Beach County Code of Ethi http://www.pulmbeachcounty.eth appointment, and upon reappoin part III of the Florida Statutes), a By signing below I agree	cs. Training on the Palm ties constraining htm. Ethics to tment. All board members must and the Florida Sunshine Law.	and complete training on Article XIII of Beach County Code of Ethics cataining is on-going, and pursuant to Place also be familiar with the State of Flori County Code of Ethics, and acknown):	n be found on the web at: PM CW-P-80 is required before da Code of Ethics, (Chapter 112,
By w	atching the training program on tending a live presentation give	the Web, DVD or VHS on April	<u>5, <sub>20</sub>24</u>
	AND		
By signing below I acknowledge of State of Florida Code of	nowledge that I have read, un Ethics, Chapter 112, part III	derstand and agree to abide by the of the Florida Statutes:	Florida Sunshine Law and the
*Applicant's Signature:	Prin	ted Name: Ellan Chara	Date: <u>54pr/20</u> 24
Any questions and/or concerns r Ethics website <u>www.palmbeach</u>	egarding Article XIII of the Pale countyethics, com or contact us v	m Beach County Code of Ethics, pleas via email at <u>ethics repaimbeach county</u> e	e visit the Commission on thics.com or (561) 233-0724.
•	Return	this FORM to:	
Carlos	Serrano, Department of	Housing & Economic Develo	pment
100 A	ustralian Avenue, Suite	500, West Palm Beach, FL 3	3406
	cserrano(	@pbcgov.org	
Section III (Commissioner, if a Appointment to be made		7-2-	24
Commissioner's Signature:	Marillux	Suand Date: 5 -	29-24
Pursuant to Florida's Public Records La	w, this document may be reviewed and p	photocopied by members of the public.	Revised 01/09/2023
Page 2 of 2			

# Elliott Johnson

# elliott@manorhouseconstruction.com

Office: (561) 691-2008

Cell: (561) 718-9009

Elliott has a broad range of experience in construction management and real estate development, and over the past two decades has been directly responsible for the successful construction of hundreds of structures in Florida, the Bahamas and throughout the Southeast United States, leading projects ranging in scope from fast-track production housing and ocean-front estates, to the construction of in-fill urban office buildings and medical facilities. As someone committed to living for something larger than self, Elliott is committed to constructively contributing to healthy, sustainable community growth for the benefit of all. He is currently engaged in the development of more than three-hundred-fifty residential units in South Florida.

#### **PROFESSIONAL EXPERIENCE & CAREER HIGHLIGHTS**

ManorHouse Construction, LLC, and Elysium Land Development, LLC

**President:** Since 2016, ManorHouse Construction and Elysium Land Development have worked in tandam to bring high-quality housing solutions to all. Tortola One, the company's benchmark effort designed to establish quality and design standards intended for AMI-groups often left with few housing choices, set the bar for the companies' efforts. Current projects in the pipeline include the *Community Incubator*, a mixed-use development containing one-hundred high-quality residential units integrated with support facilities to assist vulnerable segments of the community and commmercial businesses targeting underserved areas of the county. Elliott organizes and directs the strategic vision and day-to-day operations.

Hurley Construction, Inc.

Business Development Manager: Planned and lead the company's turn-around during the Great Recession by re-branding and aggressive promotion in new market segments. Developed new accounts resulting in jobs that multipled period projected revenue, and maintained sufficient margin to save the company. Responsible for all marketing and the development of new accounts. Directly supervised the construction of the structural elements—concrete and steel—of more than two-hundred homes.

Annunziata Building Corporation

**Project Manager** — Worked with local and international design professionals, as well as numerous governmental agencies to organize, schedule, and direct the construction of ocean-front estates, mid-rise office buildings, and commercial marinas with complex environmental mitigation issues.

## **CIVIC ENGAGEMENT**

As an active member of the Palm Beach County Council on Affordable Housing, the Housing Leadership Council of Palm Beach County's Public Policy Committee, the Palm Beach County Housing Plan Committee, and the Housing Summit Steering Committee, Elliott campaigned for the successful adoption of Palm Beach County's Exchange Builder Program, champions support of Florida's Sadowski Fund, and drives any effort designed to improve the community through a focus on sustainable solutions for residents challenged with finding home affordability.

#### **EDUCATION AND LICENSURE**

Elliott is a graduate of Florida Atlantic University (BBA), and is licensed in the state of Florida as both a certified general contractor and real estate broker.

11195 Osprey Lake Lane - Palm Beach Gardens, FL 33412

# PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS BOARDS/COMMITTEES APPLICATION

The information provided on this form will be used in considering your nomination. Please COMPLETE SECTION II IN FULL. Answer "none" or "not applicable" where appropriate. Please attach a biography or résumé to this form.

Section 1 (Departm	ienti: (Picase Print)					
Board Name:	Commission (	on Affordable	Housing		Advisory 🕝	Not Advisory
At Lar	ge Appointment	or	☐ D	istrict Appoints	ment /District #;_	
Term of Appointm	ent: 3	Years,	From: 7	12/24	To: 7//	/ <del>2</del> 7
Seat Requirement:	Labor Eng	gaged in Horr	e Building		Seat #:	
<b>✓</b> *Reappo	pintment	or	□ No	w Appointmen	t	
er 🔲 to co	mplete the term of		r	due to:	resignation	other
Completion of term	n to expire on:		····			<del></del>
*When a person is term shall be consi	being considered f dered by the Board	or reappointment, i of County Comm	the number of pro- lssioners:	evious disclose -	d voting conflict	s during the previous
Section II (Applies APPLICANT, UNL		MUST BE A COU	NTY RESIDENT		. 3	
Name:	ampbell	Geo	iae.		Alam	
Occupation/Affilia	ast	ganizer	Fire		Middle	
	Owner	<u>J</u>	Employee	``\'sa{	Officer	
Business Name:		rnational	Brotherho	~		Workers #728
Business Address:		S.F. 241	9t		*16-61111 16-18-5	, , , , , , , , , , , , , , , , , , , ,
City & State	Fort	Lauderdale	FL	Zip Code:	<u>333</u>	16
Residence Addres	s: <u>13</u>	800 87th	StN			
City & State	West	Palm Beac	h, FL	Zip Code:	334	12
Home Phone:	()		Business Pho	ne: <u>6(1)</u>	966-2224 E	xt. 2]3
Cell Phone:	<u>50,452</u>		Fax:	<u> </u>		
Email Address:	acamp	bell@iber	<u>5728.059</u>			
Mailing Address Pro	eference: Busin	ess Residence		,		
Have you ever been If Yes, state the cou			No and date:	<del></del>		
Minority Identifica		Male Hispanic-American	Female Asian-Ame	erican 🔲 A	frican-American	Caucasian

Page 1 of 2

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Contract/Transaction No.	Department/Division	<b>Description of Services</b>	<u>Term</u>			
Example: (R#XX-XX/PO XX)	Parks & Recreation	General Maintenance	10/01/00-09/30/2100			
		ANALYS				
(Attach Additional Sheet(s), if necessary) OR						
NONE		NOT APPLICABLE/ (Governmental Entity)				
Beach County Code of Ethichttp://www.palmbeachcountyeth	es. Training on the Palm <u>ics.com/training.htm</u> . Ethics tra tment. All board members must	and complete training on Article XIII of Beach County Code of Ethics can aining is on-going, and pursuant to PP also be familiar with the State of Florid	n be found on the web at: 'M CW-P-80 is required before			
By signing below I agree to abide by the Palm Beach County Code of Ethics, and acknowledge that I have received the required Ethics training (in the manner checked below):						
By watching the training program on the Web, DVD or VHS on March 7 2024  By attending a live presentation given on, 20						
	AND					
By signing below I acknowledge that I have read, understand and agree to abide by the Florida Sunshine Law and the State of Florida Code of Ethics, Chapter 112, part III of the Florida Statutes:  *Applicant's Signature:  Printed Name: Longe Alam Campbell Date: 3-7-2024						
Any questions and/or concerns regarding Article XIII of the Palm Beach County Code of Ethics, please visit the Commission on Ethics website <a href="https://www.palmbeachcountyethics.com">www.palmbeachcountyethics.com</a> or contact us via email at <a href="https://www.palmbeachcountyethics.com">cthics@cpalmbeachcountyethics.com</a> or (561) 233-0724.						
Return this FORM to:						
Carlos Serrano, Department of Housing & Economic Development						
100 Australian Avenue, Suite 500, West Palm Beach, FL 33406						
cserrano@pbcgov.org						
Section III (Commissioner, if a Appointment to be made						
Commissioner's Signature:	made Be	Date:	<u> </u>			
Pursuant to Florida's Public Records La	w, this document may be reviewed and	photocopied by members of the public.	Revised 01/09/2023			
Page 2 of 2						

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Contract/Transaction No.	Department/Division	Description of Services	<u>Term</u>
Example: (R#XX-XX/PO XX)	Parks & Recreation	General Maintenance	10/01/00-09/30/2100
	(Attach Additions	al Sheet(s), if necessary) OR	And the state of t
NONE	<u>N</u>	NOT APPLICABLE/ (Governmental Entity)	
http://www.palmbeachcountyeth appointment, and upon reappoint part III of the Florida Statutes), a	s. Training on the Palm ics.com/training.htm. Ethics tra- ment. All board members must nd the Florida Sunshine Law.	nd complete training on Article XIII of Beach County Code of Ethics ca ining is on-going, and pursuant to Ph also be familiar with the State of Flori	n be found on the web at: PM CW-P-80 is required before da Code of Ethics, (Chapter 112,
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Any questions and/or concerns re	garding Article XIII of the Pain	Beach County Code of Ethics, please in email at ethics@pulmbeachcountyet	vicit the Commission on
	Return (	his FORM to:	
Carlos (	Serrano, Department of	Housing & Economic Develo	pment
100 At	ıstralian Avenue, Suite f	500, West Palm Beach, FL 33	3406
	oserrano@	pbcgov.org	
Section III (Commissioner, if a) Appointment to be made Commissioner's Signature: Pursuant to Florida's Public Records Law	at)BCC Meeting on:	Date: \$/24/	7 2 ( Revised 01/09/2023
Page 2 of 2		A committee one around themselved	timista ditantati

CONTRACTUAL RELATIONSHIPS: Pursuant to Article XIII, Sec. 2-443 of the Palm Beach County Code of Ethics, advisory board members are prohibited from entering into any contract or other transaction for goods or services with Palm Beach County. Exceptions to this prohibition include awards made under sealed competitive bids, certain emergency and sole source purchases, and transactions that do not exceed \$500 per year in aggregate. These exemptions are described in the Code. This prohibition does not apply when the advisory board member's board provides no regulation, oversight, management, or policy-setting recommendations regarding the subject contract or transaction and the contract or transaction is disclosed at a public meeting of the Board of County Commissioners. To determine compliance with this provision, it is necessary that you, as a board member applicant, identify all contractual relationships between Palm Beach County government and you as an individual, directly or indirectly, or your employer or business. This information should be provided in the space below. If there are no contracts or transactions to report, please verify that none exist. Staff will review this information and determine if you are eligible to serve or if you may be eligible for an exception or waiver pursuant to the code.

Contract/Transaction No.	Department/Division	Description of Services	<u>Term</u>
Example: (R#XX-XX/PO XX)	Parks & Recreation	General Mointenauce	10/01/00-09/38/2100
	(Attach Addition	ni Shect(s), if necessary)	
NONE		NOT APPLICABLE/ (Governmental Entity)	
Beach County Code of Ethic <a href="http://www.palmbeachcountyethics.com/www.palmbeachcountyethics.com/">http://www.palmbeachcountyethics.com/</a>	s. Training on the Palm i <u>cs.com/training.htm</u> . Ethics tra ment. All board members must	and complete training on Article XIII of Beach County Code of Ethics ca sining is on-going, and pursuant to PF also be familiar with the State of Floric	n be found on the web at:
required Ethics training  By we	(in the manner checked below	the Web, DVD or VHS on March	
	AND		
By signing below I acknowledge of State of Florida Code of	Einics, Chapter 112, part III (	lerstand and agree to abide by the l of the Florida Statutes:	
*Applicant's Signature:	Print	ed Name: George Alam Campl	16 Date: 3-7-2024
Any questions and/or concerns re Ethics website <u>www.palmbeache</u>	earding Article XIII of the Pale	n Beach County Code of Ethics, please ria email at ethics@palmbeachcountye	r viole the Commission on
		this FORM to:	
Carlos S	Serrano, Department of	Housing & Economic Develo	pment
100 A	ustralian Avenue, Suite	500, West Palm Beach, FL 3:	3406
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Commissioner's Signature:_		Date:	8/24
Pursuant to Florida's Public Records Law	, this document may be reviewed and p	hatocopied by members of the public.	Revised 91/09/2023

Page 2 of 2

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Contract/Transaction No.	Department/Division	<b>Description of Services</b>	<u>Term</u>			
Example: (R#XX-XX/PO XX)	Parks & Recreation	General Maintenance	10/01/00-69/30/2100			
(Attach Additional Sheet(s), if necessary) OR						
NONE		NOT APPLICABLE/ (Governmental Entity)				
http://www.palmbeachcountyethi appointment, and upon reappoint part HI of the Florida Statutes), a  By signing below I agree required Ethics training	s. Training on the Palm cs.com/training.htm. Ethics tra ment. All board members must nd the Florida Sunshine Law. to ablde by the Palm Beach (In the manner checked below	and complete training on Article XIII of Beach County Code of Ethics canning is on-going, and pursuant to Place also be familiar with the State of Flori County Code of Ethics, and acknown:  the Web, DVD or VHS on March 100	in be found on the web at: PM CW-P-80 is required before da Code of Ethics, (Chapter 112, vledge that I have received the			
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Any questions and/or concerns re Ethics website <u>www.palmbeache</u>	garding Article XIII of the Pali ountyethics.com or contact us v	m Beach County Code of Ethics, pleas ia email at ethics@palmbeachcountye	e visit the Commission on thics.com or (561) 233-0724.			
		this FORM to:				
Carlos !	Serrano, Department of	Housing & Economic Develo	pment			
100 Ai	ustralian Avenue, Suite	500, West Palm Beach, FL 3	3406			
	cserrano(	@pbcgov.org				
Section III (Commissioner, if a Appointment to be made		7-2-2	4			
Commissioner's Signature:	1 Mares COO	May Date: 5 -	29-24			
Pursuant to Florida's Public Records Law	, this document may be reviewed and p	shotocopied by members of the public.	Revised 01/09/2023			

Page 2 of 2

# George A. Campbell

Office -4620 Summit Blvd

Home -13800 87th St N

West Palm Beach, FL 33415

West Palm Beach, FL 33412

561-966-2224ext. 213

Cell 561-452-7748

# acampbell@ibew728.org

# **Employment**

International Brotherhood of Electrical Workers — Local Union 728

• Organizer December 4, 2017-Present

# Education

- JATC Apprenticeship Training Program West Palm Beach, FL 1999 to 2004
- Wellington High School-Wellington, FL 1995-1997

# **Boards/Committees**

- JATC Apprenticeship Committee
   2018 to Present
- Palm Beach Treasure Coast AFL-CIO 2008-Present
- L.U. 728 Executive Board 2011-Present
- Palm Beach County CAH Board 2018-Present

# PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS BOARDS/COMMITTEES APPLICATION

The information provided on this form will be used in considering your nomination. Please COMPLETE SECTION II IN FULL. Answer "none" or "not applicable" where appropriate. Please attach a biography or résumé to this form.

Section I (Depart		se Print) e Housing Advis	orv Board			Advisory [7]	Not Adminous [
	***************************************		ory Board			Advisory 🔽	Not Advisory [
At L	arge Appoint	ment	01.			nent /District #: _ /	<del></del>
Term of Appoint	ment:	Years.	From:	7/2/2	4	To: 7//	/27
Seat Requiremen	nt: R	esident of the	Jurisdiction	n		Seat #:	
*Reap	pointment		or	☑ New App	ointment	:	
or to c	complete the				_	resignation	Other
		idered for reappoint he Board of County (			disclose	d voting conflic	ts during the previous
Section II (Appli APPLICANT, UN		se Print) MPTED, MUST BE A	COUNTY RESI	DENT			
Name:	Bixler		Nichola	S		Ryan	
	Last	A.4.	First			Middle	
Occupation/Affi	liation:	Attorney			<del></del>		
		Owner	Eı	nployee 🗸		Officer	
Business Name:	;	Universal Prope	orty & Casuali	y Insurance	e Com	oany	· · · · · · · · · · · · · · · · · · ·
Business Addre	ss:			·····			
City & State				Z	ip Code:	<del></del>	
Residence Add	ress:	1970 S Dixie H	wy, R3				
City & State		West Palm Bea	ch, FL	Z	ip Code:	33401	
Home Phone:		)	Busin	ess Phone:	()	I	Cxt.
Cell Phone:	_ 26	29398434	Fax:		()		······································
Email Address:	<u>nich</u>	nolasryanbixler@	gmail.com		<del></del>		
Mailing Address	Preference: [	Business Res	idence				
Have you ever be If Yes, state the c		of a felony: Yes f offense, disposition	No X of case and date:		······································		
Minority Identif	ication Code /e-American	:   Male  Hispanic-An		male sian-American	□A	frican-American	Caucasian

Page 1 of 2

CONTRACTUAL RELATIONSHIPS: Pursuant to Article XIII, Sec. 2-443 of the Palm Beach County Code of Ethics, advisory board members are prohibited from entering into any contract or other transaction for goods or services with Palm Beach County. Exceptions to this prohibition include awards made under sealed competitive bids, certain emergency and sole source purchases, and transactions that do not exceed \$500 per year in aggregate. These exemptions are described in the Code. This prohibition does not apply when the advisory board member's board provides no regulation, oversight, management, or policy-setting recommendations regarding the subject contract or transaction and the contract or transaction is disclosed at a public meeting of the Board of County Commissioners. To determine compliance with this provision, it is necessary that you, as a board member applicant, identify all contractual relationships between Palm Beach County government and you as an individual, directly or indirectly, or your employer or business. This information should be provided in the space below. If there are no contracts or transactions to report, please verify that none exist. Staff will review this information and determine if you are eligible to serve or if you may be eligible for an exception or waiver pursuant to the code.

Contract/Transaction No.

Department/Division

Description of Services

Term

Example: (R#XX-XX/PO XX)

Parks & Recreation

General Maintenance

10/01/00-09/30/2100

Contract/Transaction No.	Department/Division	<b>Description of Services</b>	<u>Term</u>
Example: (R#XX-XX/PO XX)	Parks & Recreation	General Maintenance	10/01/00-09/30/2100
	(Attach Add	litional Sheet(s), if necessary) OR	
NONE	x	NOT APPLICABLE/ (Governmental Entity)	
Beach County Code of Ethic http://www.palmbeachcountyeth appointment, and upon reappoint part III of the Florida Statutes), a By signing below I agree required Ethics training	es. Training on the Pics com/training htm. Ethi ment. All board members and the Florida Sunshine L to abide by the Palm B (in the manner checked	each County Code of Ethics, and acknow	an be found on the web at: PM CW-P-80 is required before da Code of Ethics, (Chapter 112, wledge that I have received the
By at	ANI		
State of Florida Code of	Ethics, Chapter 112, par	d, understand and agree to abide by the et III of the Florida Statutes:	
*Applicant's Signature:	as Bixler Digitaly shored by Nicholas Birder Date: 2024,05.27 17:24:17-01007	Printed Name: Nicholas Bixler	Date: 5/27/24
		ne Palm Beach County Code of Ethics, pleas ot us via email at ethics@palmbeachcountys	
	Re	turn this FORM to:	
Section III (Commissioner, if a Appointment to be mad Commissioner's Signature;		Date: 5/28	124
Pursuant to Florida's Public Records La	w, this document may be reviewe	ed and photocopied by members of the public.	Revised 01/09/2023

Page 2 of 2

# Nicholas Bixler

# **Attorney**

#### Contact

1970 South Dixie Hwy West Palm Beach, FL 262-939-8434 (cell) nicholasryanbixler@gmail.com LinkedIn

## Key Skills

- MICROSOFT OFFICE (TEAMS), GOOGLE WORKPLACE (G-SUITE), ZOOM, SLACK, TRELLO
- LEXIS/NEXIS AND WESTLAW
- INNOVATIVE, CRITICAL THINKER, AND CONNECTOR

Volunteer & Board Experience

## **New City Players:**

Serve on the board of directors for the local, nonprofit, professional theatre company whose mission is to create community through transformative theatre.

# **Connect West Palm Beach:**

Serve as the treasurer and secretary of the Board for the a non-profit, citizen organization working to create more walkable neighborhoods, bikeable streets, and quality public places through support of livable streets, diverse housing and mixed-use neighborhoods.

Universal Cares: Community Outreach Committee Member

# Profile

Adaptive, analytical, and charismatic attorney with cross-discipli experience serving as both in house, corporate counsel and outside litigati counsel for companies in Florida with broad understanding of leg regulatory, and business needs.

# Experience

January 2023 - Current

Regulatory Compliance Attorney • Committee Universal Property & Casua Insurance Company • Fort Lauderdale, Florida

Serve at the group level of entities within a publically traded, fully integrat insurance holding company. Analyze legislative and regulatory change provide legal analysis on business compliance risks. Liaise with intern departments, state insurance regulators, and outside counsel on legal a regulatory and corporate compliance issues. Monitor legislati developments. Research and interpret laws for drafting policy contrac endorsements, and other contracts or agreements subject to regulatic Conduct compliance audits and ensure product alignment with staregulations. Collaborate with the Director of Regulatory Compliance streamline processes for product enhancements and oversee regulate inquiries. Draft and upkeep company policies and plans. Offer legal couns best practice recommendations and guidance to all business units.

November 2021 - January 2023, May 2018 - July 2019 Associate Attorney • Bressler, Amery, & Ross • Florida

Served as outside counsel for insurers in commercial litigation and in defen of first-party claims at the state and federal level. Developed litigation strate and handled all aspects of civil litigation from drafting pleadings to argui hearings until trial. Assisted with discovery, deposed and defended corpora representatives and witnesses. Successfully resolved cases throu mediation and participated in non-binding arbitration. Oversaw support st including assistants and paralegals.

September 2021 - October 2021

Assistant General Counsel • Bitcoin Depot • Remote

Advised on regulations applicable to cryptocurrency and money servi business applicable to operations for Inc. 5000 company. Reviewed, redline and negotiated contracts and service agreements (SaaS) as well nondisclosure agreements.

Activities and Interests

Basketball, Tennis, Pickleball and Yoga, Environmental Conservation, & Mobility

Admissions
Florida Bar
US Southern District of Florida
US Middle District of Florida

#### **Publications**

#### New York Law Journal:

The Metaverse Is Not Just Business as Usual: Cybersecurity, Privacy and Other Legal Issues a Traditional Business Must Consider for Digital Operations

#### Daily Business Review:

Work Environments in Medical
Marijuana Age: What Employers Can
and Cannot Do

Accomplishments
Obtained Summary Judgement:
Doral Club LLC. v. Indian Harbor
Insurance Company, S.D. Fla. (2023)

Obtained Non-Binding Arbitration Defense Award.

Location(s)

Remote or Onsite/Hybrid: Miami Fort Lauderdale West Palm Beach July 2020 - September 2021

In House Counsel · Rock n Roll Tequila

Joined a startup spirits producer as employee 5 during the pandemic to he scale growth in distribution and retail footprints. Assisted with busine licensure in expansion into new states. Provided counsel on producevelopment through lunch to ensure regulatory compliance. Advised applicable state and federal regulatory requirements. Reviewed vencagreements and collaborated alongside business units, sales, and marketi teams to facilitate growth.

July 2019 - July 2020

Associate Attorney • Hinshaw & Culbertson • Ft. Lauderdale, FL Served in the Insurance Services practice group. Represented Fortune 5 insurance companies as coverage counsel and in defense. Advised insurance coverage for commercial carriers and prosecuted declaratory rel actions. Defended carriers in first party claims as well as corporate insure in third party litigation at both the state and federal level. Assisted t Cannabis practice group with regulatory inquiries regarding Florida cannal law.

2017 - 2018

Associate Attorney • Cole, Scott & Kissane • West Palm Beach, FL AML 200, Served as insurer appointed defense counsel, represent businesses in general liability claims, first and thirty-party claims.

Winter Term, 3L (2016).

Extern • US Securities & Exchange Commission • Miami, FL

Worked alongside attorneys in the enforcement division, assisted w investigations into violations of Federal Securities Law, prepar memorandum, and reviewed private and public filings and disclosures.

# Education

June 2016

Juris Doctor • Shepard Broad College of Law, Nova Southeastern Universi • Fort Lauderdale, FL

June 2013

Bachelor of Arts, Economics • University of Miami • Coral Gables, Florida

Minors: Classical Studies & Business Law

Activities: Student Athletics (Basketball Practice Team)

# PALM BEACH COUNTY BOARD OF COUNTY COMMISSIONERS BOARDS/COMMITTEES APPLICATION

The information provided on this form will be used in considering your nomination. Please COMPLETE SECTION II IN FULL. Answer "none" or "not applicable" where appropriate. Please attach a biography or résumé to this form.

Section I (Department): (Ple	ease Print)					
Board Name: Commis	sion on Affordable H	ousing		······································	Advisory 🗾	Not Advisory
At Large Appoir	tment or				ent /District #:_	
Term of Appointment: 3	Years.	From:	7/2/0	24	To: 7//_	127
Seat Requirement: Res	idential Home Buildir	ng	***************************************		Seat #;	
*Reappointment	or		New A	ppointment		
or to complete the	e term of		Due to	o: 🔲	resignation	other
*When a person is being conterm shall be considered by Section II (Applicant): (Ple	the Board of County Com			ıs disclosed	d voting conflict	is during the previous
APPLICANT, UNLESS EXI		OUNTY RES	IDENT			
Name: Cabrera	ì	Brando	n		Roland	
Last		First			Middle	
Occupation/Affiliation:	Real Estate Develo	pment			inh market sections.	
	Owner 🔽	E	mployee		Officer	
Business Name:	The BrandX Compa	any				
Business Address:	3901 Gulfstream R	d, Unit #9				
City & State	Palm Springs, FL			Zip Code:	33461	
Residence Address:	4912 Clinton Blvd					
City & State	Lake Worth, FL			Zip Code:	33463	
Home Phone:	)	Busi	ness Phone:	( )	***************************************	Ext.
Cell Phone: 50	61 2912233	Fax:		( )	·····	
***************************************	abrera@thebrandxco	.com				
Mailing Address Preference:	Business Residen	ce				
Have you ever been convicted If Yes, state the court, nature		No X ase and date:			······································	
Minority Identification Cod Native-American			emale sian-America	un [TA1	frican-American	Caucasian

Page 1 of 2

#### Section II Continued:

CONTRACTUAL RELATIONSHIPS: Pursuant to Article XIII, Sec. 2-443 of the Palm Beach County Code of Ethics, advisory board members are prohibited from entering into any contract or other transaction for goods or services with Palm Beach County. Exceptions to this prohibition include awards made under sealed competitive bids, certain emergency and sole source purchases, and transactions that do not exceed \$500 per year in aggregate. These exemptions are described in the Code. This prohibition does not apply when the advisory board member's board provides no regulation, oversight, management, or policy-setting recommendations regarding the subject contract or transaction and the contract or transaction is disclosed at a public meeting of the Board of County Commissioners. To determine compliance with this provision, it is necessary that you, as a board member applicant, identify all contractual relationships between Palm Beach County government and you as an individual, directly or indirectly, or your employer or business. This information should be provided in the space below. If there are no contracts or transactions to report, please verify that none exist. Staff will review this information and determine if you are eligible to serve or if you may be eligible for an exception or waiver pursuant to the code.

Contract/Transaction No.	Department/Division	<b>Description of Services</b>	<u>Term</u>
Example: (R#XX-XX/PO XX) N/A	Parks & Recreation	General Maintenance	10/01/00-09/30/2100
	(Attach Additions	nl Sheet(s), if necessary) OR	
NONE	X	NOT APPLICABLE/ (Governmental Entity)	
Beach County Code of Ethi http://www.palmbeachcountyet/ appointment, and upon reappoin part III of the Florida Statutes), By signing below I agre required Ethics training	cs. Training on the Palm incs.com/training.htm. Ethics trainment. All board members must and the Florida Sunshine Law.  The to abide by the Palm Beach of the manner checked below.	nd complete training on Article XIII of Beach County Code of Ethics calling is on-going, and pursuant to Platso be familiar with the State of Flori County Code of Ethics, and acknown):  the Web, DVD or VHS on, 20	n be found on the web at: PM CW-P-80 is required before da Code of Ethics, (Chapter 112, vledge that I have received the
By al	tending a live presentation given  AND	on,20	
By signing below I ack State of Fiorida Code of	nowledge that I have read, und Ethics, Chapter 112, part III o	erstand and agree to abide by the but	Florida Sunshine Law and the
*Applicant's Signature:	Print	ed Name: Brandon Cabrera	Date: 5/29/2024
Any questions and/or concerns in Ethics website www.palmbeach	regarding Article XIII of the Pain countyethics.com or contact us v	n Beach County Code of Ethics, pleas ia email at <u>ethics@palmbeachcountye</u>	e visit the Commission on thics com or (561) 233-0724.
	Return t	his FORM to:	
Carlos	Serrano, Department of	Housing & Economic Develo	pment
100 A	ustralian Avenue, Suite (	500, West Palm Beach, FL 3	3406
Section III (Commissioner, if a Appointment to be made Commissioner's Signature:	applicables://lecting/on:	pbcgov.org  Date: 6	3/24
Pursuant to Florida's Public Records La Page 2 of 2	w, this document may be reviewed and p	hotocopied by members of the public.	Revised 01/09/2023
r ale v to tra			

# **BRANDON R CABRERA**

561-291-2233 brandoncabrerafl@gmail.com

4912 Clinton blvd Lake Worth, FL 33463

### Profile

I am the President/CEO of The BrandX Company. I have Developed over 20 homes, and own over 25 residential rental units. Currently focused on bringing more Workforce Housing to Palm Beach CountyI am also a Trustee for the Chamber of Commerce of the Palm Beaches. I currently hold a Building Contractor License and a Real Estate associates License

## Experience

President/CEO, The BrandX Company; West Palm Beach, FL - 2018-Present

A Real Estate Development Company, where I over see the acquisition, development, and sale of land, as well as the development and management of Multi-family rentals.

Marking/Sales Rep GEICO North Miami; Miami, FL - 2016-2018

I was the lead marketing rep for the office. I set up EDDM to grow the client base for the office. As well as connecting with business to business so that we could grow our base directly from other businesses like car dealerships and property management companies.

Assistant Manager, Tropical Bakery; Palm Springs, FL - 2010-2016 A family owned business where I would over see production of the baked goods for the bakery. As well as overseeing inventory and ordering materials needed to produce our finished products.

### Education

# Palm Beach Central High School

# Civic Leadership

- Discover the Palm Beaches, Board of Directors
- City of Greenacres Building Board of Adjustments and Appeals
- City of Palm Springs Construction Board of Adjustment and Appeals
- Hispanic Vote PAC, Board of Directors
- Chamber of Commerce of The Palm Beaches, Trustee
  - Workforce Housing Committee
- Wellington Chamber of Commerce, Member
- Central Palm Beach County Chamber of Commerce, Member
- Generation Church (Jupiter, FL) Media Production Team

# Awards, Education, Certifications, & Licenses

- Winner of the '2023 Young Professional of the Year Award',
   Chamber of Commerce of the Palm Beaches
- Florida Building Contractor's License
- Florida Real Estate Associates License
- Palm Beach Central High School Diploma
  - Varsity Lacrosse Team Captain
- · Florida Hunting License
- Private Pilot License



# Department of Housing & Economic Development

Strategic Planning Division

.00 Australian Avenue - Suite 500

West Palm Beach, FL 33406

(561) 233-3600

www.pbcgov.com/hed

#### Palm Beach County Board of County Commissioners

Maria Sachs, Mayor

Maria G. Marino, Vice Mayor

Gregg K. Weiss

Michael A. Barnett

Marci Woodward

Sara Baxter

Mack Bernard

#### County Administrator

Verdenia C. Baker

"An Equal Opportunity Affirmative Action Employer"

# MEMORANDUM Palm Beach County

**Date:** May 13, 2024

To: The Honorable Maria Sachs, Mayor, and

Board of County Commissioners

Thru: Verdenia C. Baker, County Administrator UBA

Tammy K. Fields, Assistant County Administrator,

From: Jonathan B. Brown, Director John Line

Department of Housing and Economic Development (DHED)

**RE:** Commission on Affordable Housing (CAH)

As a condition of Palm Beach County receiving State Housing Initiatives Partnership (SHIP) Program funding from the Florida Housing Finance Corporation, F.S. 420.9076 requires that the County appoint an affordable housing advisory committee. In accordance with the PBC Affordable Housing Ordinance (No. 2017-017), the CAH functions to review local affordable housing policies and incentive strategies, and to provide recommendations to the County regarding the same. The CAH must be composed of no less than eight (8) and no more than eleven (11) members, who serve three (3) year terms and represent various categories as they relate to affordable housing.

There are currently eight (8) seats with expiring terms this year; of which six (6) of those current members are seeking re-appointment. Those current six (6) members have submitted their application for your nomination/endorsement as follows:

SEAT NO.	NAME	REQUIREMENT	COMPANY
3	Shirley Erazo	Not-for Profit Provider of Affordable Housing	Delray Beach Housing Authority/Delray Housing Group, Inc.
4	Ezra M. Krieg	Advocate for Low Income Persons	
5	Lynda Charles	Real Estate Professional	Community Partners of South Florida
7	Amy L. Robbins	Employers Within the Jurisdiction	
9	William Elliott Johnson	For Profit Provider of Affordable Housing	Manor House Construction, LLC/Ellysium Land Development, LLC
10	George Adam Campbell	Labor Engaged in Home Building	



#### Department of Housing & Economic Development

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Sara Baxter

Mack Bernard

#### County Administrator

Verdenia C. Baker

"An Equal Opportunity Affirmative Action Employer" In addition, there are currently three (3) vacant seats, of which we have two (2) prospective applicants with their applications for your nomination/endorsement as follows:

SEAT NO.	NAME	REQUIREMENT	COMPANY
1	Ashley Whidby	Not for Profit Provider of Affordable Housing	Boca Raton Housing Authority
6	Satyanarayana Polineni	Not for Profit Provider of Affordable Housing	Pahokee Housing Authority Inc.

For the last vacant seat, we are seeking your nomination that meets one of the categories from the attached eligibility list. You may have your nominee contact Yvette Cueto at (561) 233-3640 or via e-mail: <a href="mailto:ycueto@pbc.gov">ycueto@pbc.gov</a>.

Please notify Yvette Cueto of your nominations/endorsements for the six (6) current members seeking reappointment, and the two (2) new prospective applicants no later than <u>Tuesday</u>, <u>May 28, 2024</u>.

It is anticipated that the nominees will be presented to the BCC for appointment on July 2, 2024.

Should you have any questions, please do not hesitate to contact Carlos Serrano, Director of Strategic Planning and Operations, at (561)233-3608 or <a href="mailto:cserrano@pbc.gov">cserrano@pbc.gov</a>. Thank you.

#### Enclosures

CC: Sherry Howard, Deputy Director, DHED Carlos Serrano, SPO Director, DHED

# Palm Beach County Commission on Affordable Housing Membership as of June 2024

	Member	Membership Category	Initially Appointed	Current Term Expires
1	Vacant	Any Eligible Category		
2	Aquannette T. Thomas	Banking & Mortgage Industry	2/9/2021	7/9/2024
3	Shirley Erazo	Not for Profit Provider of Affordable Housing	7/10/2021	7/9/2024
4	Ezra M. Krieg	Advocate for Low Income Persons	7/1/2018	6/30/2024
5	Lynda Charles	Real Estate Professional	7/10/2021	7/9/2024
6	Corey W. O'Gorman	Resident of the Jurisdiction	7/1/2018	6/30/2024
7	Amy L. Robbins	Banking & Mortgage Industry	2/9/2021	7/9/2024
8	Tim Kubrick	Essential Services Personnel	2/9/2021	2/8/2027
9	William Elliott Johnson	For-Profit Housing Provider	2/9/2021	7/9/2024
10	George Adam Campbell	Labor Engaged in Home Building	7/1/2018	6/30/2024
11	Commissioner Bernard	Elected Official	2/9/2021	2/8/2027

# Per F.S. 420.9076(2), the membership of the CAH:

- 1. shall not exceed a total of eleven (11) members
- 2. must represent no less than six (6) of the twelve (12) membership categories

- (a) Establishment. The Commission on Affordable Housing is hereby created and established.
- (b) Affordable Housing Advisory Committee. The Commission on Affordable Housing (CAH) shall serve as the Affordable Housing Advisory Committee required by F.S. § 420.9076, shall serve as required by the county's comprehensive plan, housing element, and as required by F.S. § 420.9076, as may be amended. The members of the Advisory Committee shall be appointed by resolution of the Board of County Commissioners.
- (c) Composition. The CAH shall be comprised of citizens, all of whom shall be appointed by the Board of County Commissioners in accordance with F.S. § 420.9076, as may be amended. All appointments are at large.
- (d) Conditions of Membership. Conditions of Membership shall be in accordance to Resolution 2013-0193 or as amended of which the current resolution shall govern:
  - (1) All members must be residents of the County at the time of appointment and while serving on the CAH.
  - (2) County employees, except commissioner aides, may not be appointed to the CAH.
  - (3) The term of membership shall be for three (3) years. A vacancy occurring during the term shall be filled for the unexpired term. No member can serve more than three (3) consecutive terms.
  - (4) A member of the CAH shall be automatically removed for lack of attendance. Lack of attendance is defined as failure to attend at least three (3) consecutive or a failure to attend more than one-half (½) of the meetings scheduled during a calendar year. Participation for less than three-quarters (¾) of a meeting shall be the same as failure to attend a meeting. Removals shall be entered into the minutes of the next regularly scheduled meeting of the CAH. Members removed under this provision shall not continue to serve and such removal shall create a vacancy. Furthermore, members removed may not be reconsidered for membership on the CAH for at least one (1) year from the effective date of the removal.
  - (5) Members shall not be prohibited from qualifying as a candidate for elected office.
  - (6) Travel reimbursement is limited to expenses incurred only for travel outside the county necessary to fulfill CAH member responsibilities when sufficient funds have been budgeted and are available and upon the approval of the Board. No other expenses are reimbursable except documented long distance telephone calls to DES.
  - (7) Members shall be governed by the applicable provisions of the Palm Beach County Code of Ethics as codified in Sections <u>2-254</u> through <u>2-260</u> of the Palm Beach County Code.
- (e) County Support. Staff, administrative and facility support for the CAH shall be provided by the Board of County Commissioners as determined by the County Administrator.

*****	ATTACHMENT 4	****

- (f) Role and Responsibilities. The CAH shall function as outlined in F.S. § 420.9076, or as amended of which the current statute shall govern, or at the request of the Board of County Commissioners.
  - (1) Triennially, the CAH shall review the established and proposed policies and procedures, ordinances, land development regulations, and adopted local government comprehensive plan of the county and shall recommend specific actions or initiatives to encourage or facilitate affordable housing while protecting the ability of the property to appreciate in value.
  - (2) Recommendations may include the modification or repeal of existing policies, procedures, ordinances, regulations, or plan provisions or approval of developments related to affordable housing, or at a minimum, the CAH shall make recommendations on, and triennially evaluate the implementation of affordable housing incentives in the following areas:
    - a. The expedited processing of permits or development orders for affordable housing projects.
    - b. The modification of impact-fee requirements, including reduction or waiver of fees and alternative methods of fee payment.
    - c. The allowance of flexibility in densities for affordable housing.
    - d. The reservation of infrastructure capacity for housing for very-low-income persons, low-income persons and moderate-income persons.
    - e. The allowance of affordable accessory residential units in residential zoning districts.
    - f. The reduction of parking and setback requirements for affordable housing.
    - g. The allowance of flexible lot configurations, including zero-lot-line configurations for affordable housing.
    - h. The modifications of sidewalk and street requirements for affordable housing.
    - The establishment of additional processes by which the county considers, before
      adoption, policies, procedures, ordinances, regulations, or plan provisions that increase
      the cost of housing.
    - j. The preparation of a printed inventory of locally owned public lands suitable for affordable housing.
    - k. The allowance of affordable accessory residential units in residential zoning districts.
    - The support of development near transportation hubs and major employment centers and mixed-used developments.
  - (3) The CAH recommendations may also include other affordable housing incentives identified by the CAH and as identified by the comprehensive plan.
  - (4) The CAH shall make affordable housing incentive recommendations approved by a majority of its membership at a public hearing. Notice of the time, date, and place of the public hearing of the CAH to adopt affordable housing incentive recommendations shall be published in a

newspaper of general paid circulation in the county. Such notice shall contain a short and concise summary of the affordable housing incentive recommendations to be considered by the CAH. The notice shall also state the public place where a copy of the tentative CAH recommendation can be obtained by interested persons. The CAH shall submit the adopted affordable housing incentive recommendations to the board for their consideration in the affordable housing incentive plan no later than December 31 triennially.

- (5) The CAH shall submit an annual report to the board as is required of all advisory boards and shall submit a triennial report as required by F.S. § 420.9076.
- (6) The CAH shall perform such duties as required by F.S. § 420.9076, as may be amended.
- (g) Authority. The CAH may perform duties in accordance with F.S. § 420.9076, or at the request of the Board of County Commissioners.
- (h) *Meetings*. The CAH shall meet bi-annually or on as as-needed basis. A quorum must be present for the conduct of all CAH regular meetings. A majority of the members appointed shall constitute a quorum. All regular meetings shall be governed by Robert's Rules of Order. Reasonable public notice of all meetings shall be provided, and all such meetings shall be open to the public at all times in accordance with Resolution No. R2013-0193, as amended.
- (i) Chair and Vice-Chair. A chair and vice-chair shall be elected by a majority vote of the CAH and shall serve for one (1) term. The duties of the chair shall include:
  - (1) Presiding at CAH meetings...
  - (2) Establishing committees, appointing committee chairs and charging committees with specific tasks.

The vice-chair shall perform the duties of the chair in the chair's absence, and such other duties as the chair may assign. If a vacancy occurs in the office of the chair, the vice-chair shall become the chair for the unexpired term. If a vacancy occurs in the office of vice-chair, the CAH will elect another member to fill the unexpired term of the vice-chair.

(Ord. No. 2017-017, § 6, 5-16-17)

# Palm Beach County Department of Housing and Economic Development List of Categories per Florida Statute 420.9076

- A citizen who is actively engaged in the residential home building industry in connection with affordable housing.
- A citizen who is actively engaged in the bank or mortgage industry in connection with affordable housing.
- A citizen who is a representative of those areas of labor actively engaged in home building in connections with affordable housing.
- A citizen who is actively engaged as an advocate for low-income persons in connection with affordable housing.
- A citizen who is actively engaged as a for-profit provider of affordable housing.
- A citizen who is actively engaged as not-for-profit provider of affordable housing.
- A citizen who is actively engaged as a real estate professional in connection with affordable housing.
- A citizen who is actively serves on the local planning agency pursuant to s. <u>163.3174</u>. If the local planning agency is comprised of the governing board of the county or municipality, the governing board may appoint a designee who is knowledgeable in the local planning process.
- A citizen who resides in the jurisdiction of the local governing body making the appointments.
- A citizen who represents employers within the jurisdiction.
- A citizen who represents essential services personnel, as defined in the local housing assistance plan.