

James E. Saunders III

ATTORNEY AT LAW

TELEPHONE [REDACTED]
EMAIL: JES@SAUNDERSLEGALSTRATEGIES.COM

LEGAL EXPERIENCE

Assistant City Attorney

March 2018 - Present

Office of the City Attorney, City of Pompano Beach, Florida.

- ❖ Negotiate and prepare procurement, real property, finance, construction and professional service agreements on behalf of the City of Pompano Beach agencies such as the City's Public Utility, Development Services, Public Works, Parking, Real Property and Office of Housing and Urban Improvement;
- ❖ Advise department and division level personnel on legal matters including, but not limited to, Public Records requests, Sunshine Law requirements, and ethical restrictions, which involve legal exposure or which involve broad policy implications;
- ❖ Prepare ordinances, resolutions, administrative regulations, and other legal instruments;
- ❖ Litigate real property and probate matters and specially assigned commercial lawsuits in state court;
- ❖ Manage real estate-related disputes, including lease conflicts, property rights issues, and zoning challenges, while coordinating with external counsel as necessary.
- ❖ Provide legal advice to City departments on construction-related disputes, including issues related to project delays, defects, and contract breaches.
- ❖ Serve as Counsel to the City's local planning agency, the Planning and Zoning Board, and the Zoning Board of Appeals, in its quasi-judicial capacity; attend all such publicly notice meetings; and advise board members on matters of the application of legal standards, public records, sunshine law and ethical standards; and

Including, but not limited to the following accomplishments:

- ❖ Reviewed and assisted the City Management with the assemblage and submission of various design and construction materials and related interlocal agreements to the Broward County Transportation Surtax Program for review by the County Mobility Advancement Program Team; reviewed associated solicitations issued by the City to facilitate the necessary consultant and construction services prepared the resulting agreements; and participated in any contractual disputes or additional negotiations to meet County objectives regarding surtax projects;
- ❖ Prepared and reviewed, along with Developer's counsel, the license agreement and declaration for construction of the first overhead walkway across a City street in Pompano Beach as part of the Pompano Station development and negotiated the use of public parking for construction workers and affected nearby businesses;
- ❖ Prepared, filed, and participated in a probate action involving Cypress Landing parcel to facilitate City assemblage and ownership of parcels to provide alternative road access in light of possible government taking claims due to modifications to the City roadway; prepared and negotiated settlement agreements with property owners and business tenants abutting the bridge along that same roadway; and prepared and reviewed the construction agreement for the construction work and bridge replacement;
- ❖ Prepared, filed, and participated in probate and real property actions, performed title work, and strategized with City Management, where necessary, to facilitate City/CRA assemblage and ownership of parcels within the City's proposed Downtown corridor to provide development pads to be used by the Master Developer
- ❖ Negotiated, along with the City Management, the continued development of the Atlantic Boulevard and Dixie Highway within the City limits with the Florida East Coast Railway, including the use of FEC' right of way for transit improvements, sidewalks, landscaping and fencing, and other improvements proposed in the City's

downtown development; reviewed and amended, where necessary, FEC crossing agreements along the FEC corridor in partnership with the Broward County MPO and Brightline to further safety improvements; and continuing to negotiate a license agreement, lease and synchronization agreement with FEC for realignment of the City roadway to alter traffic patterns;

- ❖ Worked along with City Management to develop and draft contractual obligations for the Downtown Master Developer and ultimate end user-purchasers to provide community benefits to local residents and businesses without violating state procurement restrictions; discussed possible financial implications with City Management and entered into discussions with the Master Developer to analyze possible implementation;
- ❖ Reviewed and advised the Planning and Zoning Board, City development services staff, City District Commissioner, and other community stakeholders, and participated in related state court litigation regarding the contentious sale and land use plan amendment application involving the City's historic African American cemetery, Westview Community Cemetery;
- ❖ Reviewed and prepared financing and leasing documents for multifamily state and bond-financed affordable housing projects, Marquis Apartments and Sonata Apartments, City affordable housing funds were expended; and
- ❖ Assisted and prepared, with Parks and CA staff, the necessary changes required for operation and implementation of the newly created Cultural Affairs Department: its authority, responsibilities and assets.

Shareholder

Saunders Legal Strategies and Solutions, P.L.

January 2008 – Present

- ❖ Provide transactional and litigation services to a multi-million dollar privately held corporation with commercial assets including three (3) multi-story retail/office buildings, several industrial warehouses totaling over 300,000 sq. ft., a three-star hotel with a spa, restaurant, golf and country club, and catering and banquet facilities in Miami Dade and Broward counties.
- ❖ Interact, consult, advise, and negotiate on behalf of, the President and other senior management and department personnel on matters involving policy, real estate development, hospitality management, labor and employment, procurement, governmental regulatory and statutory compliance, land use and zoning, risk management and property management.
- ❖ Draft, review and analyze leases, licenses, real estate and stock purchase and sale agreements, NDAs, construction agreements, employment and management agreements; financial instruments and agreements.
- ❖ Perform formal internal investigations involving allegations of misconduct by employees and vendors.
- ❖ Represent corporate interests in state and federal court and monitor all outside counsel and litigation costs.
- ❖ Service legal needs of individuals and small for-profit and nonprofit corporate entities by drafting, reviewing, analyzing, interpreting, litigating, negotiating, managing, and advising these clients on matters involving commercial transactions, corporate governance, construction, title review, landlord-tenant disputes, probate, transportation (vehicles for hire, intermodal and public/private partnerships), land use and zoning, regulatory and statutory compliance, state and local DBE certification, and real estate development and management.

Some examples include:

- ✓ Successfully recovered damages for NC corporation in federal litigation against logistics company for negligent delivery of goods from international manufacturer
- ✓ Represented Orlando land developer in the sale and transfer of the development and homeowners association to a national company
- ✓ Successfully litigated title insurance litigation involving multiple parties and a railroad company and mediation that resulted in my client, original landowner receiving \$200,000 in settlement, payment of outstanding property taxes and other title challenges and return of the subject land without any encumbrances
- ✓ Represented Florida investor against NC corporation and its officers and vendor for fraudulent misrepresentation in use/occupancy of manufacturing plant
- ✓ Represented Orlando sports karting company as a nonparty in California state litigation regarding

- ✓ enforcement of judgment against Florida corporate assets
 - ✓ Successfully represented private lender in multi-million dollar commercial foreclosure and appointment of receiver
 - ✓ Successfully defended license revocation action by the City of Hallandale Beach Commission due to allegation of prostitution and building code violations
 - ✓ Represented Section 8 housing property owner in federal false claims act litigation to settlement
 - ✓ Litigated and later settled multimillion dollar commercial foreclosure action involving 156000 sq ft church building and school
 - ✓ Litigated state court action and appeal involving property owners' challenge to billboard company lease arrangement
 - ✓ Successfully defended wage and hour litigation against local restaurant from former employees
- ❖ Served as Co-Bond Counsel along with Nabors Giblin, P.A. to Broward County and its enterprise funded agencies, providing objective legal opinions with respect to the validity of bonds and other subjects, particularly the tax treatment of interest on the bonds, preparing and supervising bond proceedings, and assisting in structuring or evaluating the structure of a bond issue to ensure compliance with applicable law, where requested.

Senior Associate

September 2004 – December 2007

Williams Wilson & Sexton, P.A., Fort Lauderdale, Florida

- ❖ Provided professional legal services to local and state governments, and private corporations, with emphasis in the areas of land use, government procurement and contracting, civil litigation, transportation, public utilities, real estate development and construction.

Including, but not limited to the following accomplishments:

- ❖ Advised the Broward County Charter Review Commission's Public Safety Subcommittee by providing legal reasoning and memoranda and preparing appropriate resolutions to support Broward County's residents' consideration, by referendum, of the creation of a Public Safety Council to coordinate county and municipal law enforcement, fire protection and emergency medical service communications, develop countywide minimum standards for fire protection and emergency medical services, and carry out other responsibilities as directed by the Broward County Commission.
- ❖ Advised the Broward County Management and Efficiency Committee's Transportation Subcommittee by providing legal framework and case study materials to support proposals for dedicated local funding source for capital improvements and services, establishment of a county transportation department, increased ridership, designation of transportation management leadership and enhanced accessibility and frequency of paratransit transportation services, and by assisting in drafting final recommendations for publication.
- ❖ Jointly served as counsel for the Tampa-Hillsborough Expressway Authority in its pursuit of damages against URS and its insurers for design defects resulting in collapse of portion of the Selmon Crosstown Expressway, particularly by providing analysis of the probability of recovery in a third party bad faith action against liability insurers, recovery of stigma damages above compensatory damages for design defect and mitigation of damages.
- ❖ Provides legal assistance to the Florida Department of Transportation (FDOT) in its development of the Miami Intermodal Center, a billion dollar intermodal transportation hub parallel and symbiotic to Miami International Airport, which will serve as a convergence of various transportation modes in Miami Dade County, such as light rail, high speed rail, bus, and other ground transportation, by handling matters involving real estate acquisition, development, leasing and financing; governmental restrictions and land use regulations; state and federal government financing; intergovernmental agency coordination, vertical and horizontal construction, and utilities.
- ❖ Co-authored practice guide to State Departments of Transportation and federal construction offices on how to protect transportation agencies against construction contract and disadvantaged business enterprise fraud, which examined the activities of highway departments and federal agencies in the false claims arena, specifically discussing federal and state actions, false claim liability, potential false claim abuses, individual false claim state statutes and the role of the United States Attorney in states that rely on the federal FCA (False Claims Act); identified various forms of disadvantaged business enterprise (DBE) fraud and related

scope of remedies used by state and federal governments to strengthen efforts to prevent and detect DBE fraud; and identified and evaluated how state and federal governments handle indicted, investigated or convicted contractors (i.e., legal devices, tactics and techniques) at the responsibility phase of their procurement and the impact on public integrity.

- ❖ Defended a local government's authority to install, place or require the installation or placement of traffic control devices onto roads within its territorial boundaries, thereby substantiating FDOT's decision to maintain corresponding traffic control devices, despite enactment of a charter county ordinance claiming exclusive jurisdiction.
- ❖ Represented local contractor and company in a five (5) day county debarment proceeding involving more than ten witnesses, numerous exhibits and several hundred pages of transcript, and later in a companion declaratory and injunctive relief action.

Assistant County Attorney

October 1999 - August 2004

Office of the County Attorney, Broward County, Florida.

- ❖ Negotiated and prepared multimillion dollar procurement, real property, finance, construction and professional service agreements on behalf of Broward County agencies such as the Office of Environmental Services (Broward County's Public Utility), Construction Management Division, Office of Project and Construction Management, Telecommunications Division, Consumer Affairs Division, Community Development Division, and the Office of Housing Finance;
- ❖ Advised department and division level personnel on legal matters, which involve financial or legal exposure or which involve broad policy implications;
- ❖ Prepare ordinances, resolutions, administrative regulations, and other legal instruments;
- ❖ Litigate procurement bid protests, injunction complaints and administrative appeals, and specially assigned commercial lawsuits in state court;
- ❖ Attended selection and negotiation committee meetings and advised committee members on procurement and legal standards and
- ❖ Advised the Consumer Protection Board, in its quasi-judicial capacity, the Enterprise Zone Development Agency, and the Public Safety Communications Technical Committee.

Including, but not limited to the following accomplishments:

- ❖ Secured corporate and personal guarantee and, ultimately, payment of over \$96K in HOME Investment Partnerships Program (HUD funding) misappropriated by a building contractor after more than two years of evasion;
- ❖ Assisted in the development of Broward County's HOME Consortium involving Broward County and participating cities that resulted in doubling the original \$2.5 million HOME allocation to Broward County;
- ❖ Assisted in the application for HUD Brownsfield Economic Development Initiative grant funding and related loan to develop two film studios and/or an entertainment park in the City of Lauderdale Lakes totaling \$8 million in financing;
- ❖ Prepared the standardized construction agreements and security instruments currently used for commercial and single family and multifamily housing developments involving various HUD funds (SHIP, CDBG, HOME and ESG);
- ❖ Participated in the settlement negotiations regarding wastewater treatment system located in Hollywood, Florida;
- ❖ Provided legal representation to County agency in its promotion for businesses to use reclaimed water;
- ❖ Successfully negotiated closeout of the Broward County African American Research Library and Cultural

Center after the Architect of Record filed bankruptcy;

- ❖ Assisted in the multimillion dollar phased renovation of Government Center West handling issues of construction defect and delay and involving multiple guaranteed price maximums under a construction manager at risk methodology;
- ❖ Assisted in the multimillion dollar 1999 Library Bond Program to construct and renovate 23 libraries within Broward County including the joint venture with JM Family and the Broward County Library Foundation to expand the Collier City Library;
- ❖ Assisted in the successful negotiation of the Hollywood City Library expansion to accommodate additional floors for City occupancy;
- ❖ Assisted in the preparation of the Broward County Small Business Development Ordinance redefining Broward County's small disadvantaged business enterprise program and successfully obtained a limited exemption for design build and construction manager at risk construction methods;
- ❖ Assisted in the coordination and local participation of Broward County and municipalities in Broward County's public safety regional communications system;
- ❖ Successfully litigated up to summary judgment the County's ability to regulate local towing rates, which was later affirmed on appeal;
- ❖ Drafted Consumer Protection ordinances that created reciprocity for motor vehicle for hire permits within the South Florida area, increased the number of years required to participate as a taxicab driver in the certificate lottery, redefined limousines distinguishing sedans from luxury stretched limousines; developed a Moving Consumer Bill of Rights and Disclosure Statement for unwary consumers unfamiliar with moving regulations; and restricted title loan companies and their marketing of payday advance loans; and
- ❖ Successfully litigated the County's ability to impose a moratorium against commercial signage near the Ft. Lauderdale-Hollywood International Airport.

Assistant City Attorney

February 1997 – October 1999

Office of the City Attorney, City of North Miami, Florida.

- ❖ Negotiated and prepared procurement, construction, utility and professional service agreements;
- ❖ Advised municipal officers and employees on labor and employment matters;
- ❖ Prepared ordinances, resolutions, and other legal instruments; and
- ❖ Rendered opinions and/or reports on legal matters affecting the City as the City Council or City management as directed.
- ❖ Successfully prosecuted the termination of the City's first nonprobationary police officer before the City's Personnel Board;
- ❖ Developed an effective and efficient methodology for prosecuting and substantiating valid code enforcement violations before the City's Code Enforcement Board and Special Master;
- ❖ Prosecuted or defended lawsuits and other controversies in which the City was a party, in state and federal bankruptcy courts and before the City of North Miami Code Enforcement Board and Special Master and the City of North Miami Personnel Board; and
- ❖ Advised City Civil Service subcommittee on the year-long revision of the Civil Service Personnel Rules;

Assistant General Counsel

March 1992 – January 1997

Administrative Office of the 11th Judicial Circuit, Miami, Florida.

- ❖ Prepared and submitted procurement and professional service agreements, resolutions, and ordinances for approval or enactment by the Miami-Dade County Board of County Commissioners on behalf of the Eleventh Judicial Circuit of Florida;
- ❖ Advised the Chief Judge, Court Administrator and other divisional personnel of new federal, state or local legislation and its impact;
- ❖ Advised and assisted Court personnel in the development and implementation of key personnel and operational policies and procedures, including pay grades;
- ❖ Reviewed all legally sensitive correspondence received by Chief Judge and Court Administration, and recommended appropriate responses, including investigation of sexual harassment complaints;
- ❖ Assisted in the management of Litigation initiated against the Administrative Office of the Court personnel;
- ❖ Drafted recommended administrative orders for consideration and issuance by the Chief Judge of the Circuit;
- ❖ Acted as liaison between the Eleventh Judicial Circuit and other local government agencies;
- ❖ Assisted in the coordination of the training and internship programs for summer law clerks and high school students; and
- ❖ Performed special projects and assignments as designated by the Chief Judge or the Court Administrator.

TEACHING EXPERIENCE**Adjunct Professor**

August 2010 – May 2013

Broward College

- ❖ Instruct college students in course material involving State and Local Government and National Government.

Adjunct Professor

July 2008 – May 2009

Keiser University

- ❖ Instruct college students in the Law Office Management and Technology, Health Law and Business Law courses covering such topics as ethics, professional conduct, billing, contract formation, UCC, real estate, insurance, professional and corporate liability, risk management, governmental regulatory compliance and other commercial transactions.

Adjunct Professor

August 2000 – May 2004

Nova Southeastern University Shephard Broad Law Center

- ❖ Instructed second and third year law students in the Lawyering Skills and Values course covering such topics as contract formation and negotiations.

PUBLISHED WRITINGS

- ❖ *"ENIE, MENIE, MINEY, MO....WHO'S TO REGULATE THIS TOW?"*, 79 Florida Bar Journal, 30 (January, 2005).
- ❖ *"A Survey of State Practices for Protecting Transportation Agencies Against Construction and Disadvantaged Business Enterprise Fraud Including Use of Contractor Suspension and Debarment Procedures"*, <http://onlinepubs.trb.org/onlinepubs> (Web Only) (October 2005)

EDUCATION**University of Miami School of Law**, Coral Gables, Florida., J.D., May 1991**Honors**James Weldon Johnson Academic Scholarship (3 year full tuition merit)
Earl Warren Academic Scholarship**Activities**University of Miami Business Law Journal
Clerk, Burger King Corporation
Law Intern, Judge Wilkie Ferguson, Florida 3rd District Court of Appeal
Certified Legal Intern, Dade County State Attorney's Office-Felony Division
NAACP Law Clerk
Miami-Dade County School Board Law Clerk
Research Assistant, UM Summer Honors Program

University of Miami, Coral Gables, Florida, B.B.A., Politics/Public Affairs, Economics, May 1988.

PROFESSIONAL ASSOCIATIONS AND CERTIFICATIONS

United States District Court, Southern District of Florida (Trial and Bankruptcy Bar) and Middle District
Florida Bar (City, County, Local Government Section)
Broward County Bar Association
T.J. Reddick Voluntary Bar Association
Phi Beta Sigma Fraternity

Contact Information -- Person ID: 19017872

Name: James E Saunders III Address: [REDACTED]

Home Phone: [REDACTED] Alternate Phone: [REDACTED]

Email: jes@saunderslegalstrategies.com Notification Email: [REDACTED]

Former Last Name: [REDACTED] Preference: [REDACTED]

Month and Day of Birth: [REDACTED]

Personal Information

Driver's License: Yes, [REDACTED]

Can you, after employment, submit proof of your legal right to work in the United States? Yes

What is your highest level of education? Doctorate

Preferences

Minimum Compensation: \$156.25 per hour; \$250,000.00 per year

Education

Graduate School Did you graduate: Yes
University of Miami Law School Major/Minor: Doctorate of Jurisprudence
 8/1988 - 5/1991 Degree Received: Doctorate
 Coral Gables, Florida

College/University Did you graduate: Yes
University of Miami Major/Minor: Politics and Economics
 8/1984 - 5/1988 Degree Received: Bachelor's
 Coral Gables, Florida

Work Experience

Assistant City Attorney Hours worked per week: 40
 3/2018 - Present Monthly Salary: \$13,333.00
 # of Employees Supervised: 1
 City of Pompano Beach Name of Supervisor: Mark E. Berman - City Attorney
 100 W. Atlantic Blvd. May we contact this employer? Yes
 Pompano Beach, Florida 33060
 9547864616

Duties

- ☐ Negotiate and prepare multimillion dollar procurement, real property, finance, construction and professional service agreements on behalf of the City of Pompano Beach agencies such as the City's Public Utility, Development Services, Public Works, Parking, Real Property and Office of Housing and Urban Improvement;
- ☐ Advise department and division level personnel on legal matters including, but not limited to, Public Records requests, Sunshine Law requirements, and ethical restrictions, which involve legal exposure or which involve broad policy implications;
- ☐ Prepare ordinances, resolutions, administrative regulations, and other legal instruments;
- ☐ Prosecute code violations in county court; litigate real property and probate matters and specially assigned commercial lawsuits in state court;
- ☐ Manage real estate-related disputes, including lease conflicts, property rights issues, and zoning challenges, while coordinating with external counsel as necessary;

☐ Draft, negotiate, and review contracts related to construction projects, including EPC (Engineering, Procurement, and Construction) contracts, subcontractor agreements, and service contracts;

☐ Provide legal advice on construction-related disputes, including issues related to project delays, defects, and contract breaches;

☐ Serve as Counsel to the City's local planning agency, the Planning and Zoning Board, and the Zoning Board of Appeals, in its quasi-judicial capacity; attend all such publicly notice meetings; and advise committee members on matters of public records, sunshine law and ethical standards; and

Including, but not limited to the following accomplishments:

☐ Review and assist the City Management with Broward County Transportation Surtax Program Projects, specifically, assembling the design and construction material for review by the County Mobility Advancement Program Team and preparation of the respective interlocal agreements, solicitations and consultant/construction agreements;

☐ Prepare and review, along with Developer's counsel, the appropriate license agreement and declaration for construction of the overhead walkway across City street at the Pompano Station development;

☐ Prepared, filed and finalized probate action involving Cypress Landing parcel to facilitate City assemblage and ownership of parcels to provide alternative road access in light of taking resulting from City's roadway modifications;

☐ Continued review and counsel to the Planning and Zoning Board, City development services staff, City District Commissioner and community stakeholders regarding the handling of Westview Community Cemetery;

☐ Reviewed and prepared financing and leasing documents for multifamily state and bond financed affordable housing projects, Marquis Apartments and Sonata Apartments;

☐ Prepared FEC Bus Bench Lease Agreement for bus benches along Dixie Highway throughout City; and

☐ Assisted and prepared, with Parks and CA staff, the necessary changes required for operation and implementation of Chapter 98 for the creation of the Cultural Affairs Department and its authority, responsibilities and assets.

Reason for Leaving

Future opportunity for advancement on a statewide basis.

Shareholder

1/2008 - 2/2018

Saunders Legal Strategies and Solutions,
P.L.

15757 Pines Blvd., Ste. 119
Pembroke Pines, Florida 33027
9544591919

Hours worked per week: 60

Monthly Salary: \$9,000.00

of Employees Supervised: 1

Name of Supervisor: James Saunders - Managing
Partner

May we contact this employer? Yes

Duties

☐ Provide professional legal services to individuals and profit and not for profit corporations, with emphasis in the areas of corporate governance, construction, title review, landlord-tenant disputes, probate administration and litigation, transportation, commercial transactions and litigation, land use, government procurement and contracting, and real estate development and management.

☐ Successfully recovered damages for NC corporation in federal litigation against logistics company for negligent delivery of goods from international manufacturer

- ☐ Represented Orlando land developer in the sale and transfer of the development and homeowners association to a national company
 - ☐ Successfully litigated title insurance litigation resulting in a \$200,000 settlement payment to client, payment of outstanding property taxes and other title challenges and return of the subject land
 - ☐ Represented Orlando builder in mechanics lien dispute with physician for construction of his palatial mansion and surrounding lands on Hillsboro Inlet in Broward County through bankruptcy to settlement
 - ☐ Represented Florida investor against NC corporation and its officers and vendor for fraudulent misrepresentation in use/occupancy of manufacturing plant
 - ☐ Represented Orlando sports karting company as a nonparty in California state litigation regarding enforcement of judgment against Florida corporate assets
 - ☐ Successfully represented private lender in multi-million dollar commercial foreclosure and appointment of receiver
 - ☐ Successfully defended license revocation action by the City of Hallandale Beach Commission due to allegation of prostitution and building code violations
 - ☐ Represented Section 8 housing property owner in federal false claims act litigation to settlement
 - ☐ Assisted client in filing complaint with Federal Communications Commission against national communications company
 - ☐ Obtained \$30,000 federal judgment against interstate mover of household goods for Georgia resident following her Florida move
 - ☐ Litigated and later settled multimillion dollar commercial foreclosure against Islamic School (construction loan of 156000 sq ft church building and school)
 - ☐ Negotiated settlement with civil engineer for services provided to local religious congregation
 - ☐ Assisting in obtaining 501(c)(3) tax designation for local community development corporation and receiving local government funding
 - ☐ Litigated state court action and appeal involving property owners' challenge to billboard company lease arrangement
 - ☐ Successfully defended wage and hour litigation against local restaurant from former employees
- ☐ Serve as In-house Counsel to a multi-million dollar privately held corporation with commercial assets including three multi-story office buildings, several industrial warehouses totaling over 150,000 sq. ft., a three-star hotel with 101 rooms and 36 luxury suites, a spa, restaurant, golf and country club, and catering and banquet facilities. The scope of duties include providing legal services (transactional and litigation) to the President and other senior management personnel on matters involving policy, real estate development, hospitality management, labor and employment, procurement, governmental regulatory compliance, land use, risk management and property management including the preparation of contracts, leases, management agreements; amendments; negotiation, drafting & review of financing documents; corporate oversight & management.
- ☐ Successfully obtained multi-million dollar reduction in property valuation challenge in Broward County for multi-story office buildings and country club
 - ☐ Successfully obtained several hundred thousand dollars in reduction of property valuation on industrial warehouses in Miami Dade County
 - ☐ Successfully litigated tenant eviction and damage case in Florida circuit court matter
 - ☐ Litigated ADA and employment discrimination cases filed against corporate entities
 - ☐ Litigated damage claim against insurance agent for fraudulent misrepresentation in insurance contract negotiations
 - ☐ Successfully litigated declaratory action against drainage district due to onsite flooding
 - ☐ Filed appropriate zoning and land use documents following negotiation with local homeowners association and local government for development and use of property for recreational purposes and other platting requirements
- ☐ Serve as Co-Bond and Co-Disclosure Counsel in various bond transactions on behalf of Broward County Airport Division and Water and Sewer Utility

Senior Associate

9/2004 - 12/2007

Williams, Wilson & Sexton, P.A.
twalaw.com
110 E. Broward Blvd., Ste. 1500

Hours worked per week: 60

Monthly Salary: \$7,000.00

of Employees Supervised: 2

Name of Supervisor: Thornton Williams - Managing Partner

May we contact this employer? Yes

Duties

☐ Provided professional legal services to local and state governments, and private corporations, with emphasis in the areas of land use, government procurement and contracting, civil litigation, transportation, public utilities, real estate development and construction.

Including, but not limited to the following accomplishments:

☐ Advised the Broward County Charter Review Commission's Public Safety Subcommittee by providing legal reasoning and memoranda and preparing appropriate resolutions to support Broward County's residents' consideration, by referendum, of the creation of a Public Safety Council to coordinate county and municipal law enforcement, fire protection and emergency medical service communications, develop countywide minimum standards for fire protection and emergency medical services, and carry out other responsibilities as directed by the Broward County Commission.

☐ Advised the Broward County Management and Efficiency Committee's Transportation Subcommittee by providing legal framework and case study materials to support proposals for dedicated local funding source for capital improvements and services, establishment of a county transportation department, increased ridership, designation of transportation management leadership and enhanced accessibility and frequency of paratransit transportation services, and by assisting in drafting final recommendations for publication.

☐ Jointly served as counsel for the Tampa-Hillsborough Expressway Authority in its pursuit of damages against URS and its insurers for design defects resulting in collapse of portion of the Selmon Crosstown Expressway, particularly by providing analysis of the probability of recovery in a third party bad faith action against liability insurers, recovery of stigma damages above compensatory damages for design defect and mitigation of damages.

☐ Provides legal assistance to the Florida Department of Transportation (FDOT) in its development of the Miami Intermodal Center, a billion dollar intermodal transportation hub parallel and symbiotic to Miami International Airport, which will serve as a convergence of various transportation modes in Miami Dade County, such as light rail, high speed rail, bus, and other ground transportation, by handling matters involving real estate acquisition, development, leasing and financing; governmental restrictions and land use regulations; state and federal government financing; intergovernmental agency coordination, vertical and horizontal construction, and utilities.

☐ Co-authored practice guide to State Departments of Transportation and federal construction offices on how to protect transportation agencies against construction contract and disadvantaged business enterprise fraud, which examined the activities of highway departments and federal agencies in the false claims arena, specifically discussing federal and state actions, false claim liability, potential false claim abuses, individual false claim state statutes and the role of the United States Attorney in states that rely on the federal FCA (False Claims Act); identified various forms of disadvantaged business enterprise (DBE) fraud and related scope of remedies used by state and federal governments to strengthen efforts to prevent and detect DBE fraud; and identified and evaluated how state and federal governments handle indicted, investigated or convicted contractors (i.e., legal devices, tactics and techniques) at the responsibility phase of their procurement and the impact on public integrity.

☐ Defended a local government's authority to install, place or require the installation or placement of traffic control devices onto roads within its territorial boundaries, thereby substantiating FDOT's decision to maintain corresponding traffic control devices, despite enactment of a charter county ordinance claiming exclusive jurisdiction.

☐ Represented local contractor and company in a five (5) day county debarment proceeding involving more than ten witnesses, numerous exhibits and several hundred pages of transcript, and later in a companion declaratory and injunctive relief action.

Reason for Leaving

Mutual separation

Assistant County Attorney

10/1999 - 8/2004

Office of Broward County Attorney
broward.org
115 S. Andrews Avenue, Room 423
Ft. Lauderdale, Florida 33301
9543577600

Hours worked per week: 45

Monthly Salary: \$6,500.00

of Employees Supervised: 1

Name of Supervisor: Larry Lymas-Johnson - Deputy
County Attorney

May we contact this employer? Yes

Duties

☐ Negotiated and prepared multimillion dollar procurement, real property, finance, construction and professional service agreements on behalf of Broward County agencies such as the Office of Environmental Services (Broward County's Public Utility), Construction Management Division, Office of Project and Construction Management, Telecommunications Division, Consumer Affairs Division, Community Development Division, and the Office of Housing Finance;

☐ Advised department and division level personnel on legal matters, which involve financial or legal exposure or which involve broad policy implications;

☐ Prepare ordinances, resolutions, administrative regulations, and other legal instruments;

☐ Litigate procurement bid protests, injunction complaints and administrative appeals, and specially assigned commercial lawsuits in state court;

☐ Attended selection and negotiation committee meetings and advised committee members on procurement and legal standards and

☐ Advised the Consumer Protection Board, in its quasi-judicial capacity, the Enterprise Zone Development Agency, and the Public Safety Communications Technical Committee.

Including, but not limited to the following accomplishments:

☐ Secured corporate and personal guarantee and, ultimately, payment of over \$96K in HOME Investment Partnerships Program (HUD funding) misappropriated by a building contractor after more than two years of evasion;

☐ Assisted in the development of Broward County's HOME Consortium involving Broward County and participating cities that resulted in doubling the original \$2.5 million HOME allocation to Broward County;

☐ Assisted in the application for HUD Brownsfield Economic Development Initiative grant funding and related loan to develop two film studios and/or an entertainment park in the City of Lauderdale Lakes totaling \$8 million in financing;

☐ Prepared the standardized construction agreements and security instruments currently used for commercial and single family and multifamily housing developments involving various HUD funds (SHIP, CDBG, HOME and ESG);

☐ Participated in the settlement negotiations regarding wastewater treatment system located in Hollywood, Florida;

☐ Provided legal representation to County agency in its promotion for businesses to use reclaimed water;

☐ Successfully negotiated closeout of the Broward County African American Research Library and Cultural Center after the Architect of Record filed bankruptcy;

☐ Assisted in the multimillion dollar phased renovation of Government Center West handling issues of construction defect and delay and involving multiple guaranteed price maximums under a construction manager at risk methodology;

☐ Assisted in the multimillion dollar 1999 Library Bond Program to construct and renovate 23 libraries within Broward County including the joint venture with JM Family and the Broward

County Library Foundation to expand the Collier City Library;

☐ Assisted in the successful negotiation of the Hollywood City Library expansion to accommodate additional floors for City occupancy;

☐ Assisted in the preparation of the Broward County Small Business Development Ordinance redefining Broward County's small disadvantaged business enterprise program and successfully obtained a limited exemption for design build and construction manager at risk construction methods;

☐ Assisted in the coordination and local participation of Broward County and municipalities in Broward County's public safety regional communications system;

☐ Successfully litigated up to summary judgment the County's ability to regulate local towing rates, which was later affirmed on appeal;

☐ Drafted Consumer Protection ordinances that created reciprocity for motor vehicle for hire permits within the South Florida area, increased the number of years required to participate as a taxicab driver in the certificate lottery, redefined limousines distinguishing sedans from luxury stretched limousines; developed a Moving Consumer Bill of Rights and Disclosure Statement for unwary consumers unfamiliar with moving regulations; and restricted title loan companies and their marketing of payday advance loans; and

☐ Successfully litigated the County's ability to impose a moratorium against commercial signage near the Ft. Lauderdale-Hollywood International Airport.

Reason for Leaving

Opportunity to work for private firm with heavy emphasis on public/private partnerships

Assistant City Attorney

2/1997 - 10/1999

City of North Miami
776 N.E. 125th Avenue
North Miami, Florida 33161
3058936511

Hours worked per week: 60

Monthly Salary: \$6,000.00

of Employees Supervised: 1

Name of Supervisor: John Dellagloria - City Attorney

May we contact this employer? Yes

Duties

☐ Negotiated and prepared procurement, construction, utility and professional service agreements;

☐ Advised municipal officers and employees on labor and employment matters;

☐ Prepared ordinances, resolutions, and other legal instruments; and

☐ Rendered opinions and/or reports on legal matters affecting the City as the City Council or City management as directed.

☐ Successfully prosecuted the termination of the City's first nonprobationary police officer before the City's Personnel Board;

☐ Developed an effective and efficient methodology for prosecuting and substantiating valid code enforcement violations before the City's Code Enforcement Board and Special Master;

☐ Prosecuted or defended lawsuits and other controversies in which the City was a party, in state and federal bankruptcy courts and before the City of North Miami Code Enforcement Board and Special Master and the City of North Miami Personnel Board;

☐ Advised City Civil Service subcommittee on the year long revision of the Civil Service Personnel Rules;

Reason for Leaving

Opportunity for promotion

Certificates and Licenses

Type: Florida Bar

Number: 913375

Issued by: Florida Bar

Date Issued: 12 /1991 Date Expires: 8 /2025

Skills

Office Skills

Typing: 65

Data Entry: 0

Additional Information

Additional Information

TEACHING EXPERIENCE

Adjunct Professor August 2010 – May 2013

Broward College

☐ Instruct college students in course material involving State and Local Government and National Government.

Adjunct Professor July 2008 – May 2009

Keiser University

☐ Instruct college students in the Law Office Management and Technology, Health Law and Business Law courses covering such topics as ethics, professional conduct, billing, contract formation, UCC, real estate, insurance, professional and corporate liability, risk management, governmental regulatory compliance and other commercial transactions.

Adjunct Professor August 2000 – May 2004

Nova Southeastern University Shephard Broad Law Center

☐ Instructed second and third year law students in the Lawyering Skills and Values course covering such topics as contract formation and negotiations.

Additional Information

PUBLISHED WRITINGS

☐ "ENIE, MENIE, MINEY, MO....WHO'S TO REGULATE THIS TOW?", 79 Florida Bar Journal, 30 (January, 2005).

☐ "A Survey of State Practices for Protecting Transportation Agencies Against Construction and Disadvantaged Business Enterprise Fraud Including Use of Contractor Suspension and Debarment Procedures", <http://onlinepubs.trb.org/onlinepubs> (Web Only) (October 2005)

Additional Information

PROFESSIONAL ASSOCIATIONS AND CERTIFICATIONS

United States District Court, Southern District of Florida (Trial and Bankruptcy Bar) and Middle District

Florida Bar (City, County, Local Government Section)

Broward County Bar Association

T.J. Reddick Voluntary Bar Association

Phi Beta Sigma Fraternity

References

Professional

McKenna, Claudia

City Attorney and CRA Attorney



cmcmunilaw@gmail.com

Professional

Dion, Edward

Partner, Nabors Giblin & Nickerson, PA
110 E. Broward Blvd., Ste. 1700
Fort Lauderdale, Florida 33301

edion@ngnlaw.com

Personal

Robinson, David

Attorney

drii@bellsouth.net

Professional

Berman, Mark

City Attorney

100 W. Atlantic Blvd.
Room 467
Pompano Beach, Florida 33060

mark.berman@copbfl.com

Professional

Goren, Samuel

City Attorney

3099 E Commercial Blvd
Ste. 200
Fort Lauderdale, Florida 33308-4348

sgoren@gorencherof.com

Professional

Mele, Dennis

Partner/Shareholder

200 E Broward Blvd
Fort Lauderdale, Florida 33301-1963

dennis.mele@amlaw.com

Resume

Text Resume

Attachments

Agency-Wide Questions

1. Q: Are you a current City of Fort Lauderdale employee?

A: Not a City Employee

2. Q: Have you ever worked for the City of Fort Lauderdale?

A: No

3. Q: If yes, please give date(s) of employment. If no, please enter N/A.

A: N/A

4. Q: Have you ever been fired, forced to resign, or resigned in lieu of termination?

A: No

- 5. Q:** If you answered yes to the above question, please provide employer's name, date, and reason. If you answered no, please enter N/A.

A: N/A

- 6. Q:** Are you related to a City employee or is any member of your family employed by the City of Fort Lauderdale?

A: No

- 7. Q:** If you answered yes to the above question, please provide name, relationship, and department. If you answered no, please enter N/A.

A: N/A

- 8. Q:** Were you in the U.S. Armed Forces?

A: No

- 9. Q:** Did you receive an honorable discharge?

A: N/A

- 10. Q:** Do you claim veteran's preference? If yes, City of Fort Lauderdale Department of Human Resources Form J-204 and the Member 4 copy of your DD214 must accompany this application.

A: No

- 11. Q:** Enter your driver's license expiration date and any endorsements you have.

A: 

- 12. Q:** Has your driver's license ever been suspended?

A: No

- 13. Q:** Has your driver's license ever been revoked?

A: No

- 14. Q:** If you answered yes to either of the two questions above, please provide dates and explanation. If you answered no to both questions, please enter N/A

A: N/A

- 15. Q:** Please list all traffic citations within the last seven (7) years; include date, agency, offense/charge, points and outcome. Driving under the influence, driving while intoxicated, etc., should be included in response to the question regarding violation of laws. If you haven't received any traffic citations within the last seven (7) years, enter N/A. If none, enter N/A.

A: N/A

- 16. Q:** The City of Fort Lauderdale will provide reasonable accommodations for all applicants and employees due to qualifying disabilities. Will you need any accommodations in order to be tested, interviewed or to properly perform the essential functions of the job for which you are applying, as outlined in the job announcement and job description?

A: No

17. Q: If you answered yes to the above question, please describe the type of accommodation needed.

A: N/A

18. Q: In connection with your application for employment, we would like to procure certain background information concerning you which is contained in a consumer report. A consumer report may contain information regarding your driving record and/or criminal background. Before we procure a consumer report, you must authorize such procurement. You have the right to decline authorization for us to procure a consumer report. However, we will not consider you further for employment if you so decline. Below, you will find a release which will allow us to obtain a consumer report. Please read the release carefully and indicate your choice regarding disclosure. RELEASE TO PROCURE A CONSUMER REPORT I have read the statement above regarding the City of Fort Lauderdale's intent to obtain a consumer report. I understand that I have the right to decline authorization for the City of Fort Lauderdale to procure a consumer report concerning me. Understanding these rights,

A: I authorize the City of Fort Lauderdale to procure a consumer report concerning me.

19. Q: Where did you first hear about this opportunity?

A: Ad in trade journal or professional website

20. Q: Is applicant eligible for veterans' preference points?

A:

21. Q: This application and any supplement questionnaires are an integral part of the application process and must be completed together with the formal application in order for you to be considered as an applicant. Answer each question as thoroughly as possible as your responses will be rated as to how they relate to the position to be filled. Please answer each question in this application supplement directly and DO NOT refer to your resume. Failure to provide complete answers in this supplement may result in a lower rating. Unanswered questions, incomplete responses, false statements, omissions, or partial information may result in disqualification from the selection process. If the supplemental question is not applicable, please indicate N/A. Please indicate that you have read and understand the above instructions by typing your name below. Do you understand and agree to the above statement? If you answer "NO" you may be disqualified from consideration.

A: Yes

Supplemental Questions

1. Q: Are you licensed to practice law in the State of Florida in accordance with The Florida Bar and have you done so for a minimum of two (2) years?

A: Yes

2. Q: Do you possess two (2) or more years of experience practicing law?

A: Yes
