

J. Kevin Lawler



J. Kevin Lawler Managing Partner of N-K Ventures LC. N-K Ventures specializes in urban mixed use development for its own account and provides fee based services to public and private clients.

Kevin has over 40 years of experience advising private and public clients on commercial and residential development projects and acquisitions, portfolio transactions and strategies; financing and commercial leasing matters throughout the United State as well as internationally. Prior to starting his own firm; Kevin was a Partner in an international financial services firm, in the firm's Washington. DC and Miami offices where he had a national practice in advising major developers, corporations, non-profit organizations and public entities on development and financing transactions. Kevin has served as the principal advisor to several cities and redevelopment agencies in FL, including West Palm Beach, Daytona Beach Oceanfront CRA, Temple Terrace, City of Miramar and the City of Miami Gardens, Kevin recently concluded engagements as a real estate development advisor to the Hallandale Beach CRA and the City of North Miami Beach and is currently working with the City Oakland Park.

N-K Ventures has initiated 5 projects since inception. The largest of these was completed in 2006 -- the Moorings, a joint venture with Lennar and the Related Group of FL, involved the redevelopment of the former Lantana Boatyard into a mixed use village of 378 residential units, 25,000 sf of commercial space and a new 68 slip marina. N-K 's other major project – the Paramount near downtown Orlando, is a joint venture with ZOM and RMC Property Group, in a vertical mixed use project on 2 acres, with an urban Publix's on the ground floor, and additional 22,000 sf of commercial space, and 313 residential units completed in July 2008. N-K Ventures is currently managing the pre-development of a major waterfront mixed-use development located on Singer Island, FL.

Kevin has been an active member of ULI. He served as part of ULI "leadership group" and has been active on Councils and Committees over the past two decades He has also served on or chaired 19 ULI Panel Advisory Services, several ULI project analysis teams, and a Vice Chair of the SE Florida Council. In October 2000, ULI recognized his service with the Robert O'Donnell Award. Kevin has also lectured extensively on real estate development and finance, including at the Wharton Business School, Harvard Business School Real Estate Club, Georgetown University, University of Miami Law School and University of Maryland graduate extension courses; from 1975-78 he taught Real Estate Investment Analysis at GWU's Business School's urban planning program. Kevin has served as a speaker and panelist at numerous real estate and economic development conferences. He also has served as an appointed Advisor to the National Trust for Historic Preservation, a member of the Economic Committee of the Washington, DC Board of Trade, and on the Mayor's Economic Task Force for the City of West Palm Beach. Kevin recently served on the Board of the YMCA of the Palm Beaches and is the immediate past President of the El Cid Historic Neighborhood Association.

He is a graduate of Michigan State University, BS and received a MCP from the Kennedy School of Government at Harvard University where he was a Mellon and Ford Foundation Fellow.

SUMMARY

More than twenty years of local government plus five years nonprofit experience with expertise in the following areas:

Strategic Planning and Operations Analysis
Customer Service
Grant Writing and Administration

Budget Development and Implementation
Organizational Change and Development
Operations and Project Management

An experienced leader with strong organizational, analytical and communication skills. Adept at working in and with diverse groups to develop consensus. Broad experience in public, private and nonprofit sectors.

RELEVANT LOCAL GOVERNMENT EXPERIENCE

City of Oakland Park, FL

Community and Economic Development Director (CRA)

September 2015-present

Special Projects Coordinator

June 2013-September 2015

Interim Utility Billings and Services Manager

January 2013- June 2013

Oakland Park is a city of 43,000 in central Broward County. I was hired as Interim Utilities Billings and Services Manager until position was permanently filled, and then offered a newly created position in City Manager's Office. In February 2015, I assumed oversight of the Community Redevelopment Agency (CRA) and became the Director in September 2015.

Duties and Responsibilities- Community and Economic Development Director (CRA)

- Brought three new restaurants and Lucky's Market into downtown, negotiated 35 incentive packages
- Worked with two different consultants and City staff to update strategic plan and Downtown Mixed Use Guidelines
- Successfully applied for Federal, County, State and local grants
- Developed two entryway features and wayfinding program

Duties and Responsibilities- Special Project Coordinator

- Developed and implemented Proud Oakland Park (POP) Program, an initiative with over 100 activities throughout all City departments to improve City appearance and quality of life
- Develop and implement Oakland Park Arts and Culture Plan; oversaw 1st sculpture exhibit
- Worked on team to transition Code Enforcement from Community Development to Fire Department; chaired Code Enforcement Task Force
- Implemented City's first Mobile App

City of Lake Worth, FL

December 2010-April 2012

Assistant City Manager

October 2011- April 2012

Assistant to the City Manager

December 2010-September 2011

Lake Worth is a city of 37,000 in central Palm Beach County. I was hired as Assistant to the City Manager and promoted to Assistant City Manager. I oversaw Human Resources, Leisure Services and Public Services.

Duties and Responsibilities

- Managed Casino Rehabilitation and Beach Redevelopment Project budgeted at over 11 million dollars. Negotiated Casino Building tenant leases exceeding \$3.5 million.
- Develop and implement Leisure Services Department, formerly part of Public Services Department for FY12 Budget year. Divisions include Beach and Aquatics, Golf Course, Recreation, Special Events and Athletics.

- **Oversaw** City Sustainability efforts. Develop and implement “Energize Lake Worth” Plan.
- **Preparation of City Budget as part of Office of Management and Budget.**
- **City Public Information Officer**
- **Co-lead for Negotiations with 2 Labor Unions**
- **City Liaison for Office of Inspector General inquiries and responses**

Town of Lauderdale-By-The-Sea, FL

May 2010- December 2010

Consultant for Town Manager

Worked on a contractual basis on a variety of special projects. Assignments include Sewer Rate Analysis, Senior Program grant audit, Red Light Camera Feasibility Study.

Broward County, FL Cultural Division

October 2009 – December 2010

Project Manager, Public Art & Design

Worked on a contractual basis managing public art projects for Library and Park Bond projects. Coordinate with Artists, County departments, Broward Cultural Council, Public Art & Design Committee, municipalities and the public. Manage budget and oversee design and installation.

City of Lauderdale Lakes, FL

Parks and Recreation Director

August, 2005-August 2009

Lauderdale Lakes is a culturally diverse city with a population of 32,000, covering approximately 4 square miles, located in central Broward County. The Parks and Leisure Services Department had been without a Director for over a year. I was hired to lead a major reorganization and manage a capital improvement plan that increased facilities by 300%

Duties and Responsibilities as Parks and Recreation Director:

- **Member of executive team of a municipal government with primary responsibility directing Department of Parks and Recreation with 53 full time and part time employees and an operating budget of over 2.5 million dollars and a capital projects budget of over 5 million. Oversight responsibility for the following functions: parks, landscaping, recreation, cultural activities and special events.**
- **Preparation and administration of the department’s operating and capital budgets.**
- **Logistics Chief of Emergency Operations Team, responded to Hurricane Wilma needs of residents, managed parks recovery process**
- **Liaison to Parks Advisory Board, School Advisory Board**

City of Tamarac, FL

October 1995-July 2005

Department of Parks and Recreation, Director

February 1997-July 2005

Duties and Responsibilities:

- **Director of major operational department. My major responsibility was direction and management oversight of over 100 employees and the following functions: Parks, Recreation, Special Events, Social Services and Transportation**
- **Develop and implement city and department standards, policies and procedures.**
- **Preparation and administration of the department’s operating budget of over 4 million dollars and citywide capital improvement plan.**
- **Member of management/labor contract negotiation team**

Office of Social Services, City of Tamarac, FL

October 1995-February 1997

Social Services Coordinator

The Office of Social Services was a division of the City Managers Office. It provided information and referral services, senior services and paratransit services to residents.

Duties and Responsibilities:

- **Management of the daily operation of transportation and information and referral function**
- **Represented the City on a variety of intra- and inter-governmental committees.**

- Served as the department's primary spokesperson to citizen groups, external agencies and funders. Prepared press releases for distribution to the media.

ADDITIONAL EXPERIENCE

Family and Children's Services, Ithaca, NY
Director of Volunteer Programs

July 1991 -September 1993

Better Housing of Tompkins County, Ithaca, NY
Finance Director
Affordable Housing Program Manager
Executive Administrative Assistant

January 1987- December 1991

EDUCATION

Nova Southeastern University

M.S. Human Services Administration

Emphasis on financial operations, systems and organizational development.

S.U.N.Y., College at Cortland

Bachelor of Arts, Sociology

Continuing Education

ICMA Senior Executive Institute- May 2008

PROFESSIONAL AFFILIATIONS

Florida Recreation and Parks Association Board of Directors- Directors Committee Chair 2003-2005, Legislative Committee Chair 2005-2006, Vice President of Advocacy 2006-2009

International City/County Management Association- Healthy Communities Living Ambassador,

2009, 2010, 2012, 2013 Conference Evaluation Committee, Women in Government Task Force

Florida City County Managers Association- Awards and Scholarship Committee 2015-16, 2016-

17, Florida Redevelopment Association Legislative Committee 2017



Julie Medley, Executive Director, Southeast Florida/Caribbean District Council, Urban Land Institute

Julie Medley serves as executive director for the Urban Land Institute's Southeast Florida/Caribbean District Council, which stretches along the east coast of Florida from Vero Beach to the Florida Keys, and includes the Caribbean Basin. The District Council has grown from 600 members to almost 1,000 in the past few years.

Fourteen years ago, Medley began her ULI work with a long-time ULI member's consulting firm, which handled the District Council's operations prior to the creation of a free-standing ULI office in Southeast Florida. She joined ULI as an employee in 2004, as one of the District Council's first employees. She has held almost every possible District Council staff title during her time with the organization. Medley's passion for the organization's mission and ability to build and leverage strong connections in the region's diverse real estate market has been a key driver throughout her ULI tenure. Most recently, she has been a passionate advocate for advancing the District Council's three main priority areas: resiliency, housing affordability, and mobility.

Growing with the District Council's regional and statewide activities, Medley was the lead staff person for the District Council's robust programming efforts and is recognized as a proficient fundraiser. Most notably, she has overseen the development and growth of ULI SE Florida/Caribbean's annual Vision Awards program, now in its eleventh year and the DC's premier annual event. For the past few years, she has also taken a lead organizational role in the ULI Florida Summit, a successful annual collaboration between the state's five District Councils.

Medley graduated Magna Cum Laude from Florida State University with a BA in Communications.



Years of Experience

20

Education

**Master of Public
Administration**

*Florida Atlantic University
Boca Raton, FL
Magna Cum Laude
December 1999*

**Bachelor of Science in
Political Science**

*Florida State University
Tallahassee, FL
Cum Laude, With Honors
December 1997*

Professional

Affiliations

Florida City/County
Management Association

International City/County
Management Association

Certifications

ICMA Credentialed Manager,
International City/County
Management Association

RENEE MILLER, ICMA- CM PRESIDENT

Renee Miller is the Founder and Principal Consultant of R. Miller Consulting Group, LLC. Renee Miller has over 20 years of experience in local government management in South Florida. Mrs. Miller has worked hands on as a professional administrator at all levels of municipal and county government, spending a majority of her career in the areas of Planning, Government Relations, Community and Economic Development, Community Redevelopment, and Senior Government Administration. Mrs. Miller has over 10 years of experience working as a senior municipal executive, four of which were spent in the position of City Manager. In line with her commitment to excellence as a professional administrator, Mrs. Miller obtained her certification from the International City County Management Association as a Credentialed Manager in 2010 and has a wide array of competencies up to and including establishing new municipalities.

Professional Experience

**President, R. Miller Consulting Group, LLC
2016 – Present**

Founder and President of R. Miller Consulting Group, LLC. A Government Consulting Firm specializing in providing professional municipal management services specifically in the areas of community redevelopment, economic development, project management, strategic planning, organization structure optimization, and change management.

City Manager/City Manager in Transition
City of Hallandale Beach
2012 – 2016

Chief Executive Officer responsible for the day to day operation of a full-service City with 493 full time equivalent employees an annual consolidated operating budget of \$99 Million, and a population of 37,000 residents. Responsible for managing multimillion dollar capital construction projects, to include parks, infill housing, and mixed-use developments. Responsible for preparing and implementing annual operating budget. Responsible for coordinating with various local, state, and federal government agencies.

Deputy City Manager/Assistant City Manager
2005 – 2012
City of Miami Gardens

Chief of Staff responsible for a full-service City with 464 full-time and 96 part-time employees and an annual consolidated budget of \$154 million. Responsible for conducting, directing, and coordinating, the successful completion of short and long-term projects. Lead staff person responsible for the creation of the following new departments: Police Department, Parks and Recreation Department, and Community and Economic Development Department. Assisted and advised the City Manager on matters relating to his duties and responsibilities, especially those pertaining to operational, productivity improvement, program development. Assist in preparation of the City's annual operating and capital budgets.

Legislative Coordinator
2003-2005
Broward County Office of Public and Governmental Relations

Assisted in identifying and prioritizing policy issues and projects for inclusion in the County's legislative and appropriations programs. Lobbied the state legislature for favorable policies and programs to protect the interests of Broward County government. Promoted the County's legislative policy during state legislative sessions. Developed and maintained meaningful professional contacts with local, state, and federal appointed and elected officials.

Economic Development Officer
2002-2003
City of Lauderdale Lakes

Coordinated a variety of activities related to business development, community redevelopment, and City housing initiatives. Research and develop long-term

objectives, strategies, and approaches to urban redevelopment, affordable housing, business incentives, and economic impact. Managed the implementation of economic development plans and initiatives. Performed liaison duties between citizens, City staff, business community, and various governmental agencies.

Assistant to City Manager

2000-2002

City of Hallandale Beach

Managed citywide projects relating to community redevelopment, economic development, legislative issues, computerization, infrastructure improvement, code enforcement, human services, and development review. Coordinated municipal budget and departmental strategic plan development. Performed liaison duties between the City and various community organizations.

Special Projects Coordinator III/Planner

1998-2000

Broward County

Assisted in the coordination of the Broward County lobbying effort at the state level; coordinated County Commission workshops and meetings with state legislators, various municipalities, and state agencies. Coordinated all functions associated with County Commission board appointment process. Prepared and tracked annexation legislation. Performed liaison duties between residents, County agencies, local officials, and the private sector. Conducted independent research for budget, demographic, and grant writing purposes.



Experience and Qualifications



Years of Experience

30

Education

Master of Public Administration

St. Thomas University

Professional Affiliations

Florida City/County Management
Association

International City/County
Management Association

Professional Certifications

ICMA Credentialed Manager,
International City/County
Management Association

Redevelopment Administrator,
Florida Redevelopment Association

DANIEL ROSEMOND, ICMA-CM, R.A.

Redevelopment Consultant

Mr. Rosemond brings 30 years of public administration experience, with a specialization in community and economic development. Prior to joining the R. Miller Consulting Group, Mr. Rosemond served as City Manager for the City of Hallandale Beach, as well as the Executive Director of the City's Community Redevelopment Agency (CRA). Prior to that, Mr. Rosemond served as Assistant City Manager/Community Development Director for the City of Miami Gardens, where he gained national recognition for that city as the first to successfully implement the federally funded Neighborhood Stabilization Program. As a leader in local government, Mr. Rosemond's focus has been on long term strategic planning and implementation, while continually emphasizing process improvement in the delivery of services to residents and stakeholders. Despite an ambitious drive for organizational excellence, Mr. Rosemond has always maintained a firm grasp on the organization's budget to ensure fiscal responsibility. Mr. Rosemond is a Credentialed Manager, as well as Certified Redevelopment Administrator.

Professional Experience

City Manager & Executive Director (CRA)
City of Hallandale Beach
01/2016-12/2016

Handled the preparation, allocation, and monitoring of the City's \$137M budget; functioned as main technical advisor to the City Commission/CRA Board.

Managed the daily operations of all city departments and through department heads (500 employees); Developed and administered CRA's \$15M annual budget

Deputy City Manager
City of Hallandale Beach
02/2013-12/2015

Led operational departments (Public Works/Utilities, Development Services) toward 40% increase in capital project completion; key player in attracting over \$2B in new development; negotiated and acquired more than 20 property acquisitions for redevelopment; successfully achieved 2 phases of residential in-fill housing, generating over \$30k in annual recurring tax revenue.

Assistant City Manager
04/2009- 02/2013
City of Miami Gardens

Championed the effort for development of 5-year strategic plan; spearheaded implementation of a \$650k Youth Sports Program; Instrumental in successful expenditure of \$6.8M federal grant; Launched a City brand specific Chamber of Commerce; led reorganization effort of Building Services Division to reduce budget deficit by 25%.

Director of Community Development
10/2006- 04/2009
City of Miami Gardens

Launched the newly created department and set up all requirements (hiring, budget, funding source(s), legislative); 10-fold increase of annual funding allocations within 2-year period; Organization's "point person" for presenting and moderating various community meetings; achieved national recognition from HUD Secretary for completion of Neighborhood Stabilization Program.