



MARK ALVAREZ RESUME

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Acting Planning & Zoning Director, Palmetto Bay, Florida under contract with Corradino Group

November 2017 – present
Palmetto Bay, Florida

Review all new development, recommend approvals and conditions for Council approval. Manage staff performance of administrative approvals proposals and variances, zoning verification letters and unusual use approvals. Working with Council and Community Development Director, revised zoning code for 215-acre downtown area to stimulate re-development of a pedestrian and transit oriented downtown, while addressing community concerns. Performed comprehensive plan amendment and rezoning for 80-acre re-use of waterfront electric generation plant site. Performed complex site plan review of 80-acre, waterfront, mixed-use development of 480 residential units and 315,000 sf of commercial uses with transfer of development rights and 35 acres deeded for preservation.

Senior Project Manager The Corradino Group

June 2017 – present
Miami, Florida

As manager for alternative mobility, developed First-Last-Mile strategies and tool kit for context-sensitive implementation along planned and existing rapid transit corridors in Miami-Dade County. Effort addressed infrastructure, land use, technology and delivery models for pedestrian, bike, skateboard, low speed electric vehicles, and autonomous group rapid transit modes. Managed County-wide bicycle and pedestrian counts to update trends, develop seasonal and time-of-day factors, and correlations to land use. Worked with team on land use, housing, and first-last-mile inputs to STOPS model forecasting for rail transit. Managing comprehensive operations analysis (COA) for community transit systems.

Principal Integrated Urban Planning, LLC

since December 2006
Miami, Florida

Integrated Urban Planning provides land use development and permitting analysis; community preservation assistance and real estate services to private and community organizations. Analyses include: highest and best use, build-out pro-forma, regulatory consistency, special approvals, impact analysis and environmental compatibility. Prior to 2017, transportation planning included work with the Lehman Center for Transportation Research and the South Florida Regional Planning Council to develop transit plans, a “first-last-mile” electric vehicle infrastructure plan, and transportation impact reviews.

Senior Research Associate Center for Urban Transportation Research at USF (CUTR)

June 2003 – December 2006
Tampa, Florida

As CUTR’s Principal Investigator to Miami-Dade Transit and Office of Performance Management, led county-wide comprehensive operations analysis (COA), sub-area service improvement plans, fare policy analysis, and staffing organizational analysis. Led student, faculty, and sub-consultant teams, including the scoping, management, presentations, final production and client follow-up.

Capital Improvements Administrator City of Miami Beach

August 1999 – June 2003
Miami Beach, Florida

After establishing the GO Bond program, integrated the programming of the City’s \$400-million Capital Improvement Program through coordination with City’s departments of finance, budgeting, planning, public works, parking, buildings, and media relations. Developed and verified a new database, then institutionalized functions to help establish the baseline for a new CIP Department.

Principal North Meridian, Inc. (dba Meridian Consulting)

April 1998 – June 2003
Miami, Florida

Meridian Consulting specialized in strategic advice to redevelopment organizations for developing transportation-related infrastructure and policy improvements to support downtown revitalization programs. Performed analysis for establishment of community redevelopment areas (CRA). Developed plans for community transit that are still in operation. Developed a successful general obligation bond program for the City of Miami Beach with intensive community outreach toward ballot approval.

Senior Planner The Corradino Group

November 1993 – April 1998
Miami, Florida

Led the company’s planning services, managed planning staff in the fields of downtown community redevelopment areas (CRA), designation of CRAs, regional transit development plans, transportation corridor studies, traffic calming studies, and transit planning for electric bus service implemented in South Beach (the *Electrowave*, 1995-2004)

Regional Planner South Florida Regional Planning Council (SFRPC)

August 1992 – November 1993
Hollywood, Florida

Evaluated local comprehensive plan amendments and updated the Transportation Element of the Strategic Regional Policy Plan. Project Manager for the inception of the US Department of Energy (DOE) sponsored *South Florida Clean Cities Coalition* to promote the use of alternative fueled vehicles.

Transportation Engineer Intern Burgess & Niple

January 1992 – August 1992
Columbus, Ohio

Developed demand models and ridership projections for a feasibility study of light rail transit to link Ohio State University Campus academic campus, athletic venues, the hospital complex, and remote parking.

Engineering Aide Science Applications International Corp. (SAIC)

April 1988 – August 1992
Columbus, Ohio

Performed analysis and preparation of NEPA documents and related field work related to environmental remediation efforts at DOD and DOE sites in the Midwest and Western states. Started and managed computer graphics services center for 2 divisions.

EDUCATION

Commercial Real Estate Analysis
MIT School of Architecture & Planning
2020

Master of Science, Civil Engineering
Transportation Engineering & Planning
Ohio State University, 1992

Master of City & Regional Planning
Ohio State University, 1992

Bachelor of Science, Operations Mgt.
Ohio State University, 1988

CERTIFICATIONS

Lobbyist Ethics Certification, Florida Int’l Univ.
Metropolitan Center, 2011, 2013, 2014, 2016

Commercial Real Estate, Advanced Course
Miami Association of Realtors, 2015

Licensed Realtor, 2014- present
State of Florida License # 3297667

American Institute of Certified Planners, (AICP)
American Planning Association 1996 # 086841

Dispute Resolution Program
Florida Conflict Resolution Consortium, 1993

Pedestrian & ADA Safety Program
Florida Dept. of Transportation, 1992

BOARDS & COMMITTEES

Southeast Florida Clean Cities Coalition,
south Florida Regional Planning Council
1993-1999, 2014-2017

Miami Upper East Side Council Boulevard
Oversight Committee, 2004

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

Miami Beach Transportation & Parking
Com. Commission Appointee, 1998-1999

Miami Beach Traffic Calming Committee,
Chair, 1998-1999

Fort Lauderdale Airport Runway
Expansion Technical Advisory Committee
South Florida Regional Planning Council
1992-1993

PRESENTATIONS & PANELS

*Answering First and Last Mile Challenges
with MicroTransit;*
Railvolution, North American Conference;
Pittsburgh, Pennsylvania; 2018

*Using Survey Results to Design Regional
Transit Improvements;*
American Public Transportation Association;
Minneapolis, Minnesota; 2005

*Intermodal Trends – Changes Over a
Decade and Emerging Trends;*
American Public Transportation Association;
Vancouver, British Columbia; 2004